

# Council Member Motion

Notice given on: Wednesday, January 18, 2023

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Meeting Date      Wednesday, February 1, 2023  
From                Councillor Findlay  
Subject             Urban Containment Boundary – 24 month Amnesty

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## Background

With the introduction of the 2022 Official Community Plan, a new Urban Containment Boundary (“UCB”) map was included. While some residents believe this process was open and inclusive, many property owners were not included, consulted or contacted. This has removed over 350 properties from the UCB which previously were inside the 2011 UCB map. As those property owners were not directly consulted, and it affects their rights and property options directly, a short “amnesty” period should be permitted to allow them to recover the rights they had six months ago and no longer have.

During the OCP process, several advisors and ambassadors were frustrated that their views, and those of the residents they discussed, were not included in the OCP or the UCB discussions.

From a Strategic Plan perspective, the plan written in 2019 makes several comments that support this motion:

- Focusing development within urban containment boundary and greater collaboration with developers (*as this was written in 2019, that included the 2011 UCB map area*)
- Explore opportunities for additional housing that meets the needs of the Community (*we need housing – allowing these properties to develop, if the owners wish, meets that goal*)
- Incentivize or prioritize new growth in areas close to existing core development (*we have development and infrastructure in place already in those 2011 UCB areas*)

## Recommendation

That Council provide a 24-month “amnesty” period for all owners whose properties were excluded from the revised Urban Containment Boundary (UCB) included in the Official Community Plan, in order for those property owners to provide notice to North Cowichan staff of their intention to proceed with their property development options, which had been available to them prior to the UCB change.

Attachment:

2011 OCP Urban Containment Map  
2022 OCP Urban Containment Map