

consideration

- Clarification of carbon tax that will be paid was requested
- Comment that a Staff Committee and expert advice should be considered before a decision is made
- **Comment that Council should have the option to use a mil rate until BC Assessment has completed an assessment on the property once the LNG facility is built**
- **Comment that negotiations need to take into account depreciation of capital improvements and assessed land value**

Councillor Blackman-Wulff left the meeting at 1:47 pm and returned at 1:52 pm

- C. Pettingill discussed impacts of heavy industry on the community and asked what is needed to finalizing the project ie. legislation required.

Meeting recessed at 1:50 pm and resumed at 1:55 pm

(iii) **Squamish Estuary Management Plan, Official Community Plan Policy and Downtown Neighbourhood Plan**

J. Velaniskis, Development Services Director and Rob Barrs, Modus presented on the Squamish Estuary Management Plan, Official Community Plan Policy and Downtown Neighbourhood Plan. Discussion included:

- Enshrining SEMP principles into the OCP and history of the process to date
- Governance of the SEMC committee needs to be determined
- Difference in purpose and content of the SEMP and OCP
- OCP policy changes required related to SEMP were reviewed
- SEMP/OCP land use designations – 9 areas where land uses don't align
- Land use recommendations and rationale were discussed

Questions and comments from the committee included:

- Site B (Area 7) - should it be considered for expansion?
  - More discussion with SEMC is needed
  - Carl Halvorson spoke to concerns with Area 7 site B
- Eric Andersen expressed Forestry concerns with OCP/SEMC land use designations
- Employment land strategy and industrial land strategy consideration is needed
- Rationale of land use designations is important
- Time to bring this discussion to the public
- Wildlife Management Area (WMA) discussion, activity in these areas and conflicting legislation; need for consistency
- OCP is silent on the WMA at this point and the possible disconnects.

**Downtown Neighbourhood Plan**

- Process for the Downtown Neighbourhood Plan (DNP) was reviewed
- Revised and proposed policies since initial presentation
- Revised land use plan was presented
- C-10 Artisan zone now has additional uses, brought from C4 zoning
- Revised zoning was reviewed
- DP areas are being revised for clarity
- Move forward with integrating revised policies into Draft OCP
- Updating C-10 zone, updating downtown zoning map, use density bonus for

residential above two storeys and height restriction downtown.

Questions and comments from the Committee included:

- Comment regarding revised wording in Active Transportation policy section
- Concerns about giving up employment lands

Councillor Kent left the meeting at 3:22 pm and returned at 3:26 pm

- Eric Andersen expressed concerns regarding logging businesses on Pemberton Ave
- Suggestion that the employment/industrial downtown land use designation be changed to Gateway
- John Jervis spoke to the benefit of mixed use developments in the DNP
- Suggestion to change wording from alcohol to craft services in the C-10 zone definition
- Protecting view-scapes downtown was discussed

Mayor Heintzman left the meeting at 3:47 pm and Councillor Elliott assumed the Chair

(iv) Designated Off Leash Area Report

R. Farina, Manager, Bylaw Enforcement and Animal Control and N. Gill, Real Estate Real Estate Coordinator presented on the designated off lease area report, including:

- 5 areas selected as off leash dog parks were reviewed for the Committee
- Start-up costs and annual maintenance cost were reviewed

Questions and comments from the Committee included:

- Suggestion to approach Squamish Nation to get access to Judd Slough dike
- Concerns expressed from the public about proximity of an off-leash park to Valleycliffe Elementary School
  - Staff advised no problems have been reported in that location
- Benefits of the Eaglewind site due to its proximity to density
- Was the 7<sup>th</sup> Avenue trail considered?
  - Owned by BC Rail
- Water access for dogs was suggested at the dike area behind the dog pound.

It was

moved by Councillor Prior,  
seconded by Councillor Race,

RECOMMENDATION: **THAT the District of Squamish**

**approve in principle the following six (6) off leash dog locations within the District of Squamish:**

1. **Dike area behind the Dog Pound**
2. **Valleycliffe Dike (Magnolia to Hemlock)**
3. **BC Hydro Right of Way - Ray Peters Trail**
4. **Judd Slough Dike**
5. **Eaglewind Park**
6. **7<sup>th</sup> Avenue**

**AND THAT Council direct staff to conduct a “Public Information Session” to determine the level of interest for locations 1, 2 & 3 and report back to Council with the results.**

CARRIED

Meeting terminated at 4:24 p.m.

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Patricia Heintzman, Mayor

CERTIFIED CORRECT:

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Robin Arthurs, GM Corporate Services