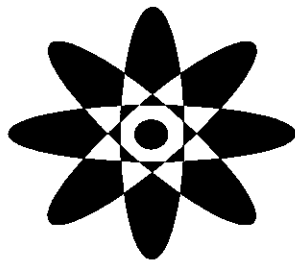


PEACE RIVER REGIONAL DISTRICT

ADDITIONS TO THE AGENDA

January 24, 2008



**PEACE RIVER REGIONAL DISTRICT
SCHEDULE OF THE DAY'S EVENTS**

January 24, 2008

10:00 a.m. Regional Hospital District Board Meeting

**Immediately
following Regional District Board Meeting**

12:00 to 1:00 p.m. Luncheon

**1:00 p.m. Closed Meeting
(if required)**

**Immediately
following Regional District Board Meeting**

*** D-1 Murphy Oil Company
Agent – John Hagen, Prospect Land Services
Re: B-6 Zoning Amendment By-law No. 1783, 2008**

5:00 p.m. Adjournment – no later than

☆ ☆ ☆ ☆ ☆ ☆ ☆ ☆

PEACE RIVER REGIONAL DISTRICT

ADDITIONS TO THE AGENDA

for the January 24, 2008 Board Meeting

DELEGATION:

- D-1 Murphy Oil Company
Agent – John Hagen, Prospect Land Services
Re: B-6 Zoning Amendment By-law No. 1783, 2008

CORRESPONDENCE:

- C-6 December 17, 2007 letter from Brian Johnston, Secretary, North Pine Farmers Institute regarding rural policing.
- C-7 January 14, 2008 letter from Yvette Wells Assistant Deputy Minister, Ministry of Energy, Mines and Petroleum Resources regarding representation to the Northeast Energy and Mines Advisory Committee.
- C-8 Invitation received January 22, 2008 to the BC Grain Producer's Annual General Meeting and Networking Seminar in Fort St. John on February 12, 2008.
- C-9 January 15, 2008 request from Bill Bouffieux to meet regarding incorporation of SW ¼ and SE ¼ Section 29-83-28-W6 lying south of Alaska Highway.

BY-LAWS:

- B-6 **Zoning Amendment By-law No. 1783, 2008 (Stevens/Prospect Land)**
a) January 18, 2008 report from Jodi MacLean, Land Use Planner;
b) "Peace River Regional District Zoning Amendment By-law No. 1783, 2008".
**CONSIDERATION OF FIRST TWO READINGS AND AUTHORIZATION FOR
PUBLIC NOTIFICATION**

NOTE: Director Hiebert has requested that this item be placed on the Additional Items List.

APPOINTMENTS:

- A-1 2008 list of Board Revised Appointments to Committees and Outside Agencies.
NOTE: Chair Goodings has requested that this item be placed on the Additional Items List.

JB
Jodi

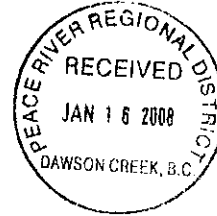
MURPHY
OIL COMPANY LTD.

P.O. Box 2721, Station M, Calgary, AB T2P 3Y3
1700, 555 - 4 Avenue SW, Calgary, AB T2P 3E7
PHONE: (403) 294-8000 FAX: (403) 233-2565

D-1

January 14, 2008

Peace River Regional District
Box 810
Dawson Creek, B.C. V1G 4H8



Attention: Jodi MacLean
Land Use Planner

RE: Request For Delegation Status- Rezoning
At January 24, 2008 Council Meeting
Murphy Proposed Plantsite at Units 11&12, Block B, Group 93-P-9
Within Section 20, Township 26, Private Land

Murphy Oil Company Ltd. has applied for the rezoning of the captioned lands for the purpose of a Plantsite for Natural Gas. Murphy has been advised that the Peace River Regional District meeting will be held on January 24, 2008, to address this rezoning application and are requesting Delegation Status to speak to any questions and concerns related to this proposed plantsite. Attached is a survey plan of the proposed plantsite location for your reference.

We look forward to this meeting and ask that you respond to our request for Delegation Status, so we can plan to have the necessary people in attendance.

Should you have any questions or concerns please contact me at 403-294-8904.

Yours truly,
Ross MacKenzie
Ross MacKenzie
Supervisor Surface Land

cc. Prospect Land Services - John Hagen

JAN 24 2008

D-1

D.1

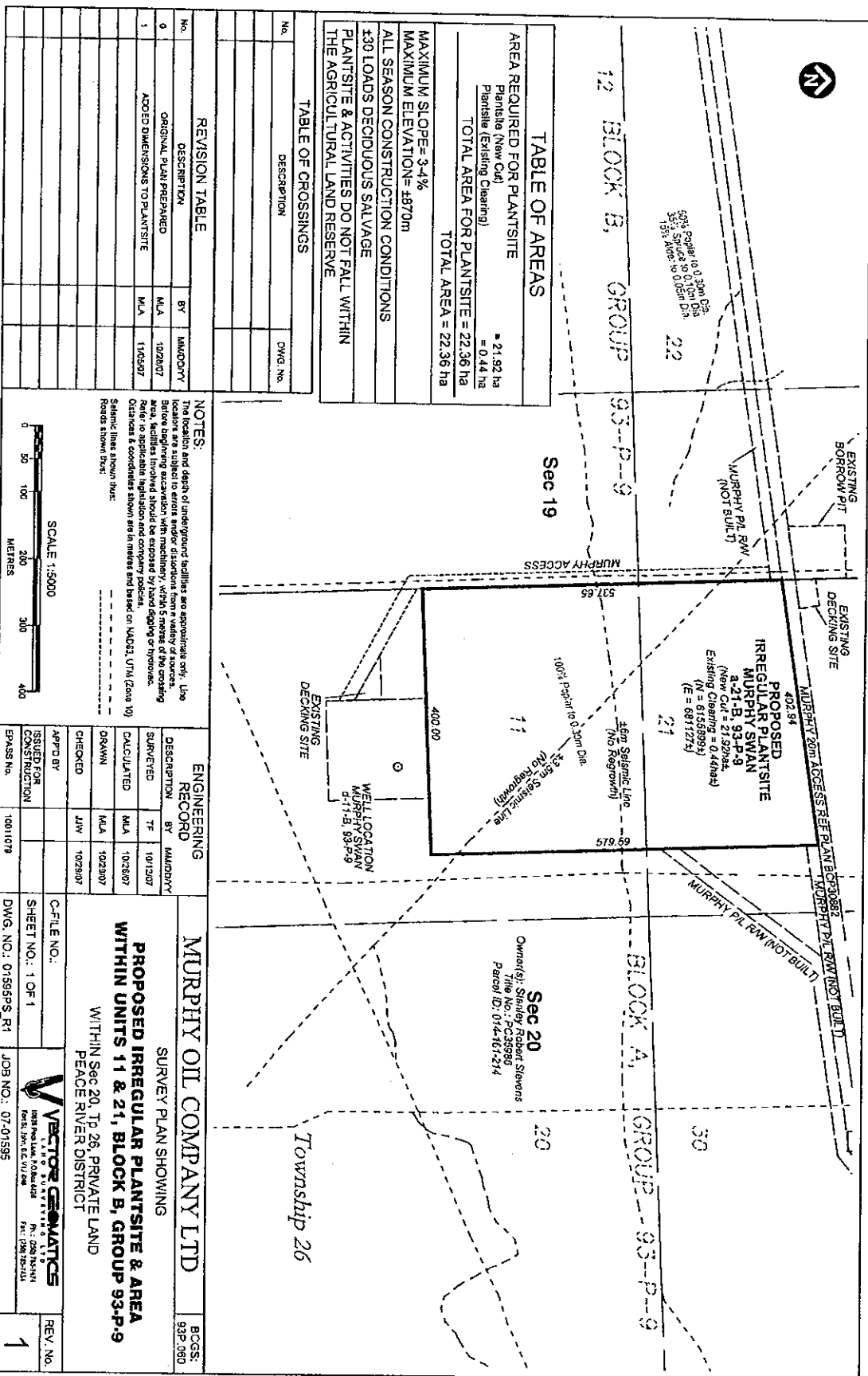


TABLE OF AREAS

AREA REQUIRED FOR PLANT SITE
 Plant Site (New Cut) = 21.92 ha
 Plant Site (Existing Clearing) = 0.44 ha
TOTAL AREA FOR PLANT SITE = 22.36 ha
 TOTAL AREA = 22.36 ha

MAXIMUM SLOPE = 3-4%
 MAXIMUM ELEVATION = 487.0m
 ALL SEASON CONSTRUCTION CONDITIONS
 ±30 LOADS DECIDUOUS SALVAGE
 PLANT SITE & ACTIVITIES DO NOT FALL WITHIN
 THE AGRICULTURAL LAND RESERVE

TABLE OF CROSSINGS

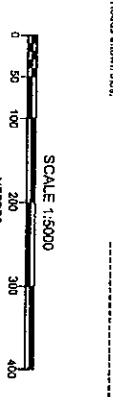
No.	DESCRIPTION	DWG. No.

REVISION TABLE

No.	DESCRIPTION	BY	DATE
0	ORIGINAL PLAN PREPARED	M.A.	10/23/07
1	ADDED DIMENSIONS TO PLANT SITE	M.A.	11/02/07

NOTES:

The fixtures and details of underground facilities are approximate only. The locations are subject to error. Before beginning excavation with machinery, within 5 metres of the existing area, utilities involving should be exposed by hand digging or electronic. Refer to applicable legislation and company policies. Distances & coordinates shown are in metres and based on NAD83 UTM Zone 10J. Schematic lines shown thus: Roads shown thus:



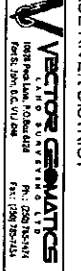
ENGINEERING RECORD

DESCRIPTION	BY	DATE
SURVEYED	M.A.	10/23/07
CALCULATED	M.A.	10/23/07
DRAWN	M.A.	10/23/07
CHECKED	J.W.	10/23/07
APPROVED BY		
ISSUED FOR CONSTRUCTION		
EMASS No.	10010179	

MURPHY OIL COMPANY LTD

SURVEY PLAN SHOWING
PROPOSED IRREGULAR PLANT SITE & AREA WITHIN UNITS 11 & 21, BLOCK B, GROUP 93-P-9
 WITHIN Sec 20, Tp 26, PRIVATE LAND
 PEACE RIVER DISTRICT

C-FILE NO.:
 SHEET NO.: 1 OF 1
 DWG. NO.: 015595-R1
 JOB NO.: 07-01595



REV. No. 1

D.1

*Additional
Items
FB*

C-6 *KG*
LH
DC
FSS

North Pine Farmers Institute
RR1, Site 16, Comp 102
Fort St John, BC V1J 4M6

December 17, 2007

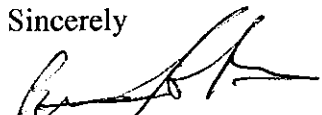
Karen Goodings, Chair
Peace River Regional District
9912 - 106 Ave
Fort St John, BC V1J 2N9

Dear Ms Goodings

The North Pine Farmers Institute is very concerned with the ongoing amount of crime against rural residents and property. The RCMP currently does not have the people or resources to adequately police rural areas of the North Peace.

We would support the Peace River Regional District initiating a pilot project to hire an additional RCMP officer to work exclusively on rural policing in areas B and C subject to funding by Fair Share. We believe this may help to alleviate some of the problems experienced by rural residents.

Sincerely


Brian Johnston, secretary
North Pine Farmers Institute



JAN 24 2008

C-6

Additional
items agenda
Jan 24th / 08

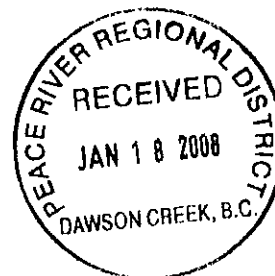
C.7



January 14, 2008

Email: NEEMAC Members

pc: Ellen.Frisch@gov.bc.ca



Dear NEEMAC Member:

As we move into 2008, the Ministry of Energy, Mines and Petroleum Resources (Ministry) is renewing the Northeast Energy and Mines Advisory Committee (NEEMAC). Much work has been accomplished in 2006 and 2007 from the dedicated participants nominated by a range of regional organizations and governments. Our vision is for a thriving, safe, environmentally responsible and competitive energy, mining and petroleum resource sectors, which contribute to the economic growth and development of communities in British Columbia. Through the cooperative work of NEEMAC, to date, significant progress has been made on a range of issues critical to the community.

In 2008, NEEMAC will continue to provide advice to the Ministry aimed at building good public policy around responsible resource development. Accordingly, please confirm with the Ministry that:

- a) your organization will continue to be represented on NEEMAC; and
- b) the name of the participant and the alternate.

The first meeting is planned for February 6, 2008 in Fort St. John. Please complete the attached form and submit it to the Ministry by mail, fax or email, as below, by January 30, 2008:

.../2

**Ministry of Energy, Mines
and Petroleum Resources**
Web-site Address:
<http://www.gov.bc.ca/empr/index.html>

Assistant Deputy Minister's Office
Marketing, Aboriginal and
Community Relations Division

PO Box 9396 Stn Prov Govt
4th Floor - 1810 Blanshard Street
Victoria, BC V8W 9M9

JAN 24 2008

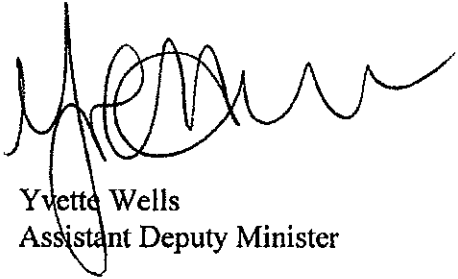
C.7

C.7

Ms. Ellen Frisch
Executive Director
Marketing and Community Relations Branch
Ministry of Energy, Mines and Petroleum Resources
PO Box 9332, Stn Prov Govt
Victoria, BC V8W9N3
Facsimile: 250-356-5092
Email: Ellen.Frisch@gov.bc.ca

I hope your organization will take this opportunity to provide the Ministry with the invaluable advice of those involved in or impacted by petroleum and mining development.

Sincerely,



Yvette Wells
Assistant Deputy Minister

Attachment

JAN 24 2008

C.7

C.7

To the Ministry of Energy, Mines and Petroleum Resources:

We, _____, nominate
Organization Title

_____ to represent our interests on the Northeast
Name of Nominee

Energy and Mines Advisory Committee (Committee). We will ensure that our nominee has the opportunity to liaise with us in order for him/her to share information from the Committee and speak on our behalf at Committee meetings.

We have contacted _____ to notify her/him of
Name of Nominee
her/his nomination. The Ministry of Energy, Mines and Petroleum Resources may contact this nominee at _____ to confirm his/her participation in the
Phone Number of Nominee
Committee.

Signature of regional head of organization

Title

Signature of another member of organization

Title

Signed _____, 200_
Date

FOR OFFICE USE ONLY – Ministry of Energy, Mines and Petroleum Resources

Date Received:

Confirmed receipt:

Phoned nominee:

Sent nominee letter:

JAN 24 2008

C.7

Ms. Karen Goodings, Chair
Peace River Regional District
Box 810
Dawson Creek, BC V1G 4H8

*additional
items*

C.8

*The director's of the
B.C. Grain Producer's Association*

Invite you to attend our

***Annual General Meeting
&
"Networking Seminar"***

at

Super 8 Motel

9500 Alaska Way, Fort St. John

February 12, 2008 @ 8:30AM

Hot lunch will be served!

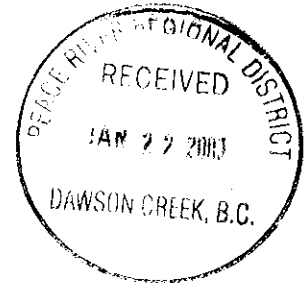
Detailed agenda attached

JAN 24 2008

C.8

C-8

A G E N D A
B.C. Grain Producer's Annual General Meeting &
"Networking Seminar"
Super 8 Motel
9500 Alaska Way, Fort St. John
February 12, 2008 @ 8:30AM



Morning Session: Chair, Irmi Critcher

- 8:30 Registration and Coffee
- 9:00 Welcome -- Annual General Meeting
- 9:10 Presentation of Agenda
Minutes of the 2007 Annual General Meeting
Financial Reports, Colleen Anderson
Adoption & Motion to retain accountant for annual review
- 9:30 President's Message, Irmi Critcher
Bio-Fuels Report, Garnet Berge
- 10:00 Coffee Break
- 10:15 Committee updates
- 10:30 Henry Vos, Director District 1 CWB & Shara Stolhandske,
Farm Business Representative, CWB
- 11:15 Research & Variety Trials Report, Clair Langlois
- 12:00 LUNCH

Afternoon Session: Chair, Ross Ravelli

- 1:00 Election of Directors
- 1:15 Resolutions & Member Business
- 1:30 Julie Robinson, Wildlife Damage Assessment Project
- 2:00 Richard Lussier, Agronomist with Viterra "Peace Agronomic
update"
- 2:45 Coffee Break
- 3:00 David Wong, Market and Consumer Analyst, Gov.of Alberta,
Grain Market Outlook
- 3:45 Closing Remarks
- 4:15 Coffee and informal Discussions

Adjourn

JAN 24 2008

C-8

Additional items



KG
LH
C.9
DC
F55
BS

Bill Bouffieux
RR#1-1-1
Fort St John BC
V1J 4M6
e-mail xybison@pris.ca
785-4183

January 15, 2008

Karen Goodings
Chairperson, Peace River Regional District
9912 - 106th Ave
Fort St John BC

Re: Incorporation of SW 1/4 and SE 1/4 Sec 29-83-18-W6 lying south of
Alaska Highway

Dear Karen

Following discussions with the City of Fort St John they requested to have a meeting with yourself, Mayor Eglinski, the City manager and myself regarding the above property. The city foresees a requirement to have adjacent highway frontage available for future development and expansion.

Please let me know what times you would be available for a meeting and I will try and schedule the time with the City.

Yours truly

Bill Bouffieux

cc Mayor Eglinski , City Fort St John

JAN 24 2008

C.9



Peace River Regional District
 Development Services
Zoning Amendment Report
1st & 2nd Reading
By-law No. 1783, 2008

Part 26 Participants.
 All, except Tumbler
 Ridge

B-6a

File No.: 235/2007 **Date:** January 18, 2008
Land Owner: Stanley Stevens
Agent: Prospect Land Services (BC) Ltd.
Electoral Area: D
Legal Description: Section 20, Township 26, PRD
Lot size: 250 ha (620 acres)
Area subject to bylaws: 22.4 ha (55.3 acres)
Location: Tupper/Tomslake

PROPOSAL

To rezone ~ 22.4 ha (55.3 acres) on the north end of the section from *A-2 (Large Agricultural Holdings)* to *I-4 (Oil/Gas Production Zone)* in Peace River Regional District Zoning Bylaw No. 1343, 2001, so that area can be used to build and operate a gas plant. This proposal would replace the area rezoned for a gas plant under Zoning Amendment Bylaw No. 1726, 2007 which would revert back to A-2 (Large Agricultural Holdings).

RECOMMENDATION

1. a) THAT the Regional Board approve Zoning Bylaw Amendment By-law No. 1783, 2007, for 1st and 2nd reading; and
- b) THAT the Regional Board waive holding of a public hearing pursuant to s. 890(4) of the Local Government Act, and authorize public notification pursuant to s. 893 of the Local Government Act.

LAND USE POLICIES AND REGULATIONS

Dawson Creek Rural Area OCP Bylaw No. 477, 1986	⇒	<i>Agriculture – Rural Resource</i>
Peace River Regional District Zoning Bylaw No. 1343, 2001	⇒	<i>A-2 (Large Agricultural Holdings)</i>
Agricultural Land Reserve	⇒	<i>Outside</i>
Mandatory Building Inspection Area	⇒	<i>Within</i>

SITE CONTEXT

The subject property is located about 3.5 km (2.2 miles) west of Highway 2. By road it is 8.8 km (5.5 mile) drive from the highway to the subject property, using Tate and Krauskoff Roads. It is about 7 km (4.4 miles) west of Swan Lake and the community of Tupper. On this west side of the highway, it is mostly forested, but with few fields used for agriculture. The area has constraints due to topography and excessive water. The closest residents are about 2 km to the west. To the east and south the area is dominated by section-sized parcels outside the Agricultural Land Reserve. To the north the community of Tomslake is surrounded by quarter- and half-section sized parcels within the ALR.

SITE FEATURES

- According to the application the only improvements on the subject property is a gas well.
- Much of the subject property is treed.
- The subject property has road access from industry lease roads.
- The subject property is within the Tomslake Rural Fire Protection Area.
- The CLI Soil Classification of the area subject to the bylaw amendments is mostly Class $5\frac{8}{7}$ -O7_w soils, which, in a 8:2 proportion, have Class 5 soils with very severe limitations, due to an adverse climate and topography, that restrict their capability in producing perennial forage crops. Class 7 soils have no capacity for arable culture or permanent pasture and Class O are organic soils. These have limitations due to excessive water.

B.6a

OBSERVATIONS AND COMMENTS

1. An area about 2 miles to the north was rezoned in the summer of 2007 for this plant. However, due to a change of ownership and complications with the Agricultural Land Commission the location of that proposed plant site is now being changed to this location and expanded.
2. The subject property is outside the Agricultural Land Reserve, and therefore does not require any ALC-related applications.
3. The subject property is currently designated "*Agriculture – Rural Resource*" according to the Dawson Creek Rural Area Official Community Plan Bylaw No. 477, 1986. Policy 2.4 of this designation states that " areas designated Agriculture – Rural Resource may be used for resource harvesting and extraction...". Therefore, no OCP amendment will be required.
4. The subject property is zoned A-2 (Large Agricultural Holdings) pursuant to Peace River Regional District Zoning Bylaw No. 1343, 2001. This zone specifically excludes "battery sites and compressor stations which cover an aggregate building and/or structure floor area of greater than 450 sq. metres (4850 sq. ft)." Since this proposed use covers an area over 450 sq. metres, a rezoning to the I-4 (Oil/Gas Production Zone), which permits this, is required. This I-4 zone, along with the definition of 'production facilities' is attached to this report.
5. The proposed plant would treat sour gas with a maximum H₂S content of 2% with a maximum H₂S release volume of 175 m³. According to OGC regulations this gives the facility a Level 1 rating which has the minimum required setback distance of 100 metres from permanent dwellings.
6. The closest permanent dwelling is located ~2 km from the area subject to this bylaw, located on the adjacent lot.
7. The proponents have initiated a consultation program with individual consultation/notification with land owners within a 3 km radius. An open house was held on September 13, 2007, at the Tomslake Community Hall.

IMPACT ANALYSIS

- Agriculture may be minimally impacted. The land is not well suited for agriculture but the proposal would include an increase in activity traffic through an agricultural area.
- Construction would involve a significant increase in traffic along the Highway 2.
- The project would involve a significant increase in noise, light, and air pollution. Noise is regulated by the OGC Noise Control Regulations.
- Construction and maintenance could increase employment in the area and commerce in Tomslake.

OPTIONS

1. a) THAT the Regional Board approve Zoning Bylaw Amendment By-law No. 1783, 2008, for 1st and 2nd reading; and,
 - b) THAT the Regional Board waive holding of a public hearing pursuant to s. 890(4) of the Local Government Act, and authorize public notification pursuant to s. 893 of the Local Government Act.

2. a) THAT the Regional Board approve Zoning Bylaw Amendment By-law No. 1783, 2008, for 1st and 2nd reading; and
b) THAT a Public Hearing be scheduled for Tuesday, February 27, 2008 at 7:00 pm at the Tupper Community Hall in Tupper, BC; and
c) THAT the holding of the public hearing be delegated to Director Hiebert.
3. THAT the Regional Board refuse the application as submitted.

B.6a

B.6a

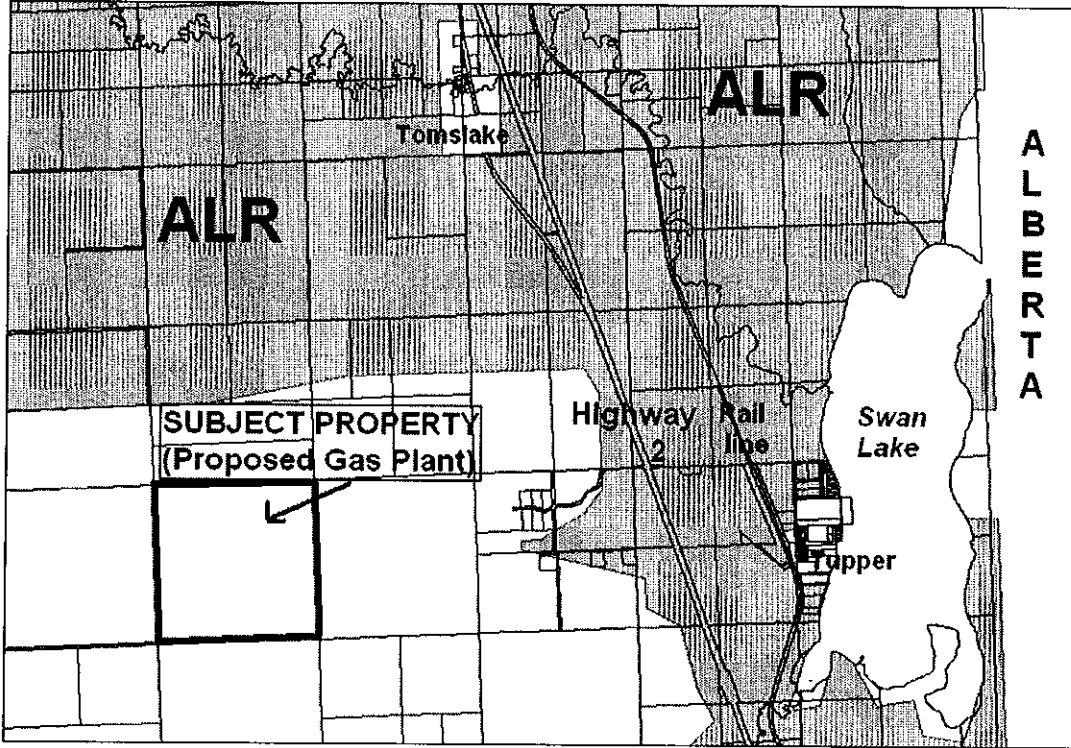


Peace River Regional District

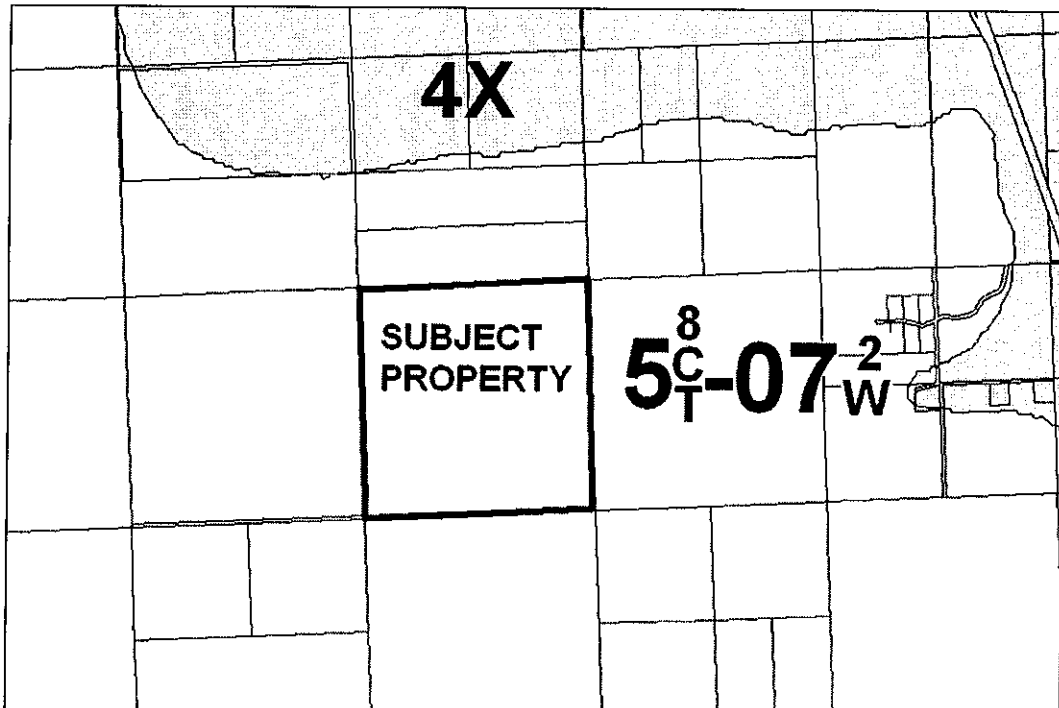
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Application # 235/2007

Agricultural Land Reserve (map# 93P/060)



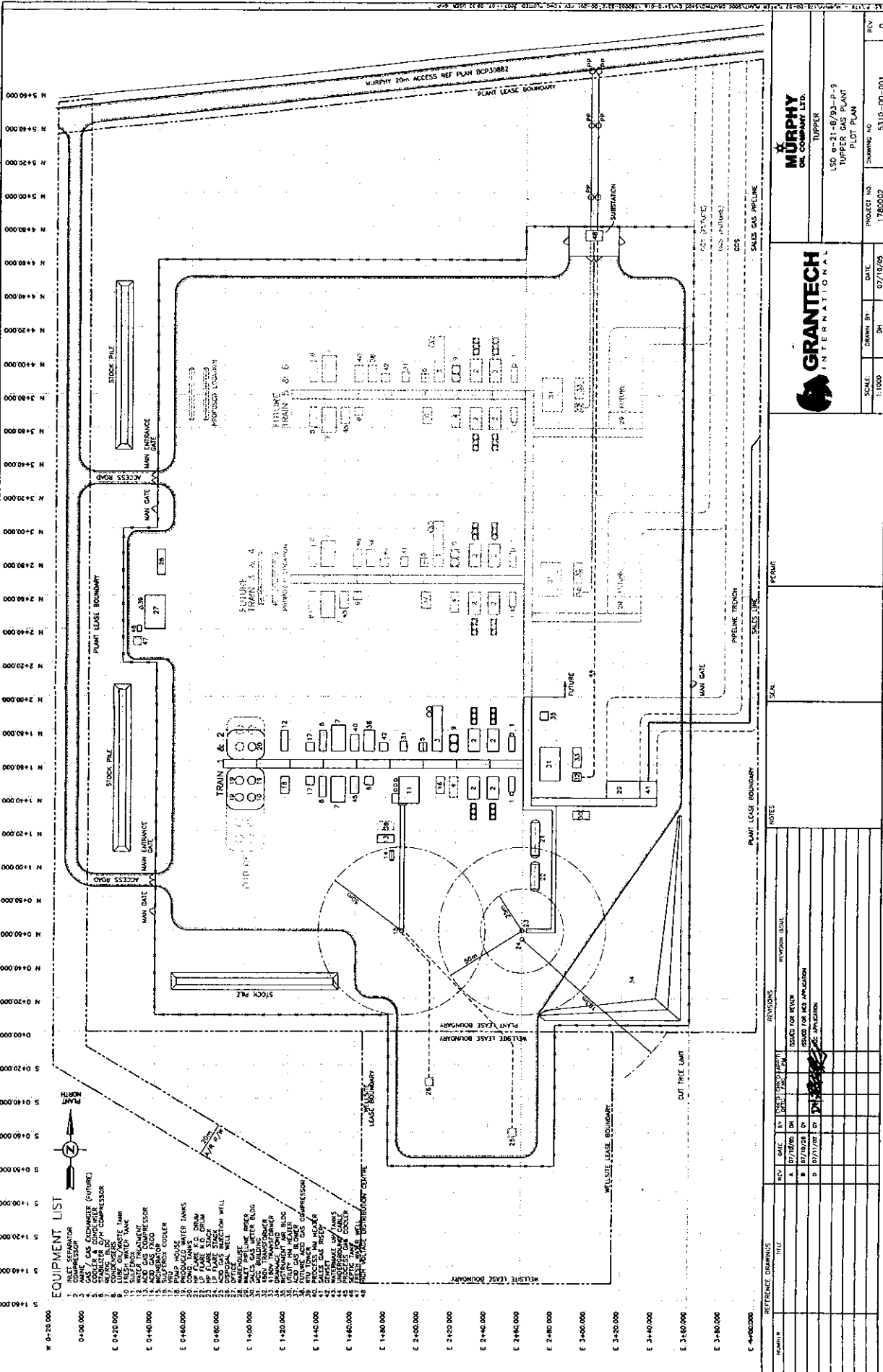
CLI-Soil Classification (map# 93-P-09)



B.6a

JAN 24 2008

B.6a



- EQUIPMENT LIST**
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MURPHY OIL COMPANY LTD.
TUPPER

USD 0-21-0/93-p-9
TUPPER PLANT
FLUID PLAN

GRANTECH INTERNATIONAL

SCALE: 1:1000
DRAWN BY: [Name]
DATE: 07/10/05
PROJECT NO: 1780002
DRAWING NO: 5310-00-001
REV: G

NO.	DATE	BY	REVISIONS
A	07/10/05	DM	ISSUED FOR REVIEW
B	07/10/05	DM	ISSUED FOR A2 APPLICATION
C	07/10/05	DM	ISSUED FOR A3 APPLICATION
D	07/10/05	DM	ISSUED FOR A4 APPLICATION

JAN 24 2008

B.6a

January 14, 2008

B-6a

Peace River Regional District
Box 810
Dawson Creek, B.C. V1G 4H8

Attention: Jodi MacLean
Land Use Planner

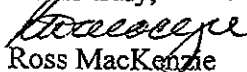
RE: Peace River Regional District Zoning By-Law No. 1343-2001
OCP/Zoning Amendment
E1/2 Section 32, Township 26, W6M, PRD
Cancellation of the Proposed Plantsite At Unit 60, Block A, 93-P-9

On June 11, 2007, Murphy Oil Company Ltd. purchased the interests of Bear Ridge Resources Ltd. in the Tupper area of B.C., which includes the captioned lands.

Murphy Oil Company Ltd. has changed their plans for a proposed plantsite at this location and are advising that Murphy does not propose a plantsite at Unit 60, Block A, 93-P-9. Murphy is therefore requesting that the Peace River Regional District Zoning Amendment By-Law No. 1726, 2007 be cancelled and the 2.25 ha (5.6 acre) portion of the E1/2 Section 32, Township 26, W6M, PRD, required for the proposed plantsite, be returned to A-2 Large Agricultural Holdings Zone. Attached is a survey plan for your reference. The location of the new proposed plantsite is within Units 11 & 21, Block B, Group 93-P-9. A separate letter is being forwarded to address Delegation Status at the January 24, 2007 meeting for the rezoning of this new plantsite location.

Thank you for your assistance in this matter and do not hesitate to contact me at 403-294-8904 should you have any questions or concerns about the above matter.

Yours truly,



Ross MacKenzie
Supervisor Surface Land

cc. Prospect Land -- John Hagen

JAN 24 2008

B-6a

B.6a

I/We hereby acknowledge I/We have no objection the proposed re-zoning of the above lands

Dated this 17 day of JANUARY, 2008.

Dennis Evens

Landowner: **Dennis Norman Evens**

Muriel Evens

Landowner: **Hilda Muriel Evens**

Comments:

JAN 24 2008

B.6a

**PEACE RIVER REGIONAL DISTRICT
By-Law No. 1783, 2008**

B-66

A by-law to amend the "Peace River Regional District Zoning By-Law No. 1343, 2001"

WHEREAS, the Regional Board of the Peace River Regional District did, pursuant to the Province of British Columbia Local Government Act, adopt the "Peace River Regional District Zoning By-Law No. 1343, 2001";

NOW THEREFORE the Regional Board of the Peace River Regional District, in open meeting assembled, enacts as follows:

1. This by-law may be cited for all purposes as "Peace River Regional District Zoning Amendment By-Law No. 1738, 2008."
2. The "Peace River Regional District Zoning By-Law No. 1343, 2001" is hereby amended in the following manner:
 - a) Index Map - Schedule 'B' is hereby amended by rezoning a 2.5 ha. (55.3 acre) portion of Section 20, Township 26, PRD from A-2 "Large Agricultural Holdings Zone" to I-4 "Oil / Gas Production Zone", as shown shaded grey on Schedule 'A' which is attached to and forms part of this by-law.
 - b) Index Map - Schedule 'B' is hereby amended by rezoning a 22.4 ha. (5.6 acre) portion of the East 1/2 of Section 32, Township 82, Range 17, W6M, PRD, from I-4 "Oil / Gas Production Zone" to A-2 "Large Agricultural Holdings Zone", as shown shaded grey on Schedule 'A' which is attached to and forms part of this by-law.

READ A FIRST TIME this ____ day of _____, 2008.

READ A SECOND TIME this ____ day of _____, 2008.

Public Notification held on the ____ day of _____, 2008.

READ FOR A THIRD TIME this ____ day of _____, 2008.

ADOPTED this _____ day of _____, 2008.

CERTIFIED a true and correct copy of "Peace River Regional District Zoning Amendment By-law No. 1783, 2008."

THE CORPORATE SEAL of the Peace River Regional District was hereto affixed in the presence of:

Fred Banham,
Chief Administrative Officer

Karen Goodings, Chair

Fred Banham,
Chief Administrative Officer

JAN 24 2008

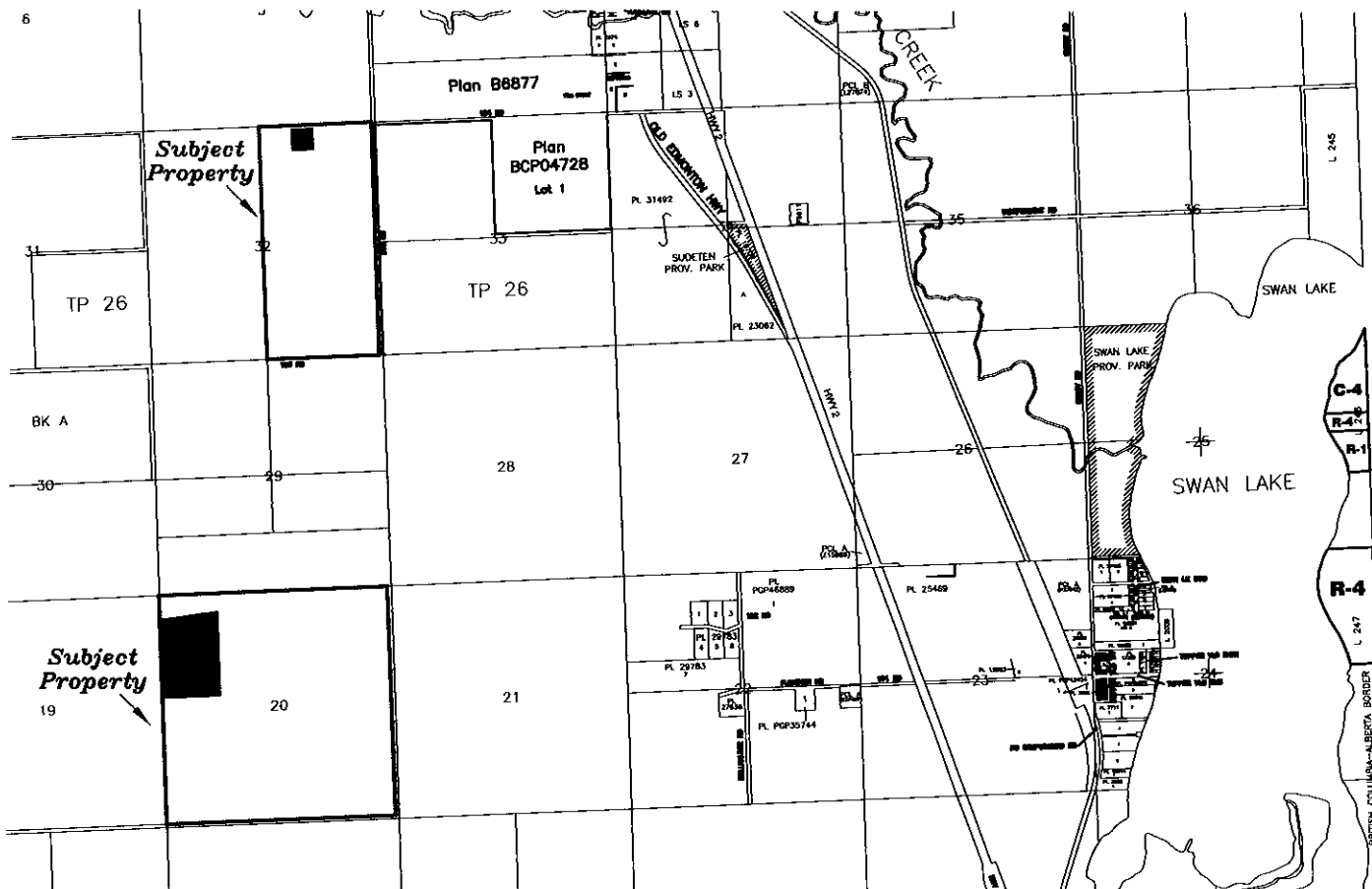
B-66

Peace River Regional District
 By-law No. 1783, 2008
SCHEDULE "A"

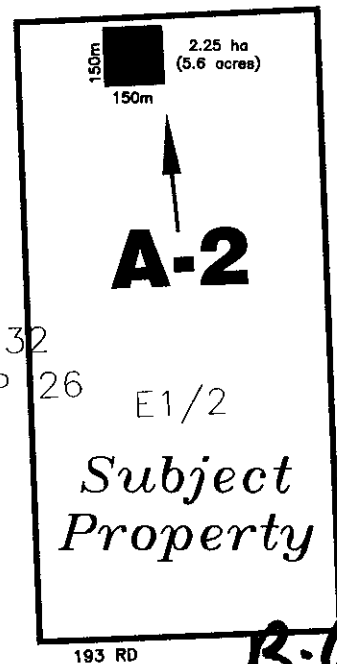
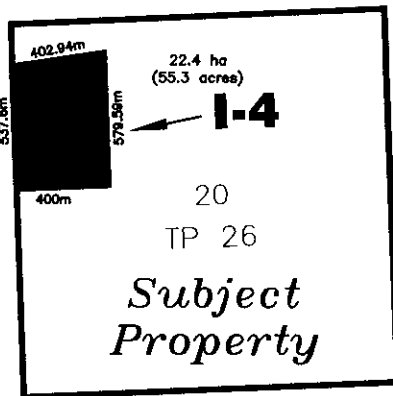


B.66

Index Map of Schedule B of "Peace River Regional District Zoning By-law No. 1343, 2001" is hereby amended by rezoning a 2.25 ha (5.6 acres) portion of East 1/2 Section 32, Township 26, W6M, PRD from I-4 "Oil/Gas Production Zone" to A-2 "Large Agricultural Holdings Zone" and a 22.4 ha (55.3 acres) portion of Section 20, Township 26, PRD from A-2 "Large Agricultural Holdings Zone" to I-4 "Oil/Gas Production Zone" as shown shaded on the drawing below:



Detail Maps



B.66

CERTIFIED a true and correct copy of
 Schedule "A" to "Peace River Regional
 District Zoning Amendment By-law
 No. 1783, 2008."

Fred Banham, CAO



Board Appointments

STANDING COMMITTEES

Electoral Area Directors' Committee

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton

Parks/Recreation

Director Lenore Harwood
Director Fred Jarvis

Pesticide Container Council

Director Karen Goodings
Director Wayne Hiebert

Personnel Committee

Director Karen Goodings
Director Tim Caton
Director Lenore Harwood
Director Mike Caisley
Director Lori Ackerman

Public Relations

Director Karen Goodings

Rural Budgets

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton

Solid Waste Committee

Director Larry Houley
Director Jim Eglinski
Director Tim Caton

Steering Committee - RSWMP

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton
Director Jim Eglinski
Director Calvin Kruk
Councillor Joanne Roberts

Wildlife Committee

Director Karen Goodings
Director Tim Caton

SIGNING AUTHORITIES

Director Calvin Kruk
Director Karen Goodings
Director Tim Caton

Mr. Fred Banham
Mrs. Faye Salisbury
Mrs. Kim Frech

JAN 24 2008

OPERATIONAL COMMITTEES

Agricultural Advisory Committee

Director Wayne Hiebert
Ruth Veiner
Director Larry Houley
Director Calvin Kruk
Glen Hogberg John Kendrew
Maurice Fines Judy Madden
Katharine Keuth Jill Copes
Frank Breault Richard Birley
Jim Collins
Margrit Leuenberger

Cemeteries

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton

Charlie Lake Fire Protection

Director Karen Goodings
Director Larry Houley

Charlie Lake Local Community Commission

Director Larry Houley

Charlie Lake Conservation Society

Director Larry Houley

Chetwynd & Area TV

Director Tim Caton

Chetwynd Library

Director Tim Caton

Chetwynd Civic Properties Commission

Director Tim Caton

Chetwynd Rural Fire Protection

Director Tim Caton

Clearview Arena

Director Karen Goodings

Community Parks

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton

DC / PC Rural Fire Protection

Director Wayne Hiebert

Electoral Area 'E' Industrial Development Committee/Commission

Director Tim Caton

Emergency Management Committee

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton

Fort St. John Rural Fire Protection

Director Larry Houley

Kelly Lake Sewer

Director Wayne Hiebert

Moberly Lake Fire Protection

Director Tim Caton

North Peace Airport Committee

Director Karen Goodings
Director Larry Houley
Director Jim Eglinski
Director Lenore Harwood
Director Fred Jarvis
Alt. Director Mike King, Area B
Councillor Larry Evans
Councillor Sam Kosolowsky
Councillor George Barber

NP Economic Development Commission

Director Karen Goodings
Director Larry Houley
Mayor Fred Jarvis
Councillor Dan Davies
Councillor Darryl Johnson

Northeast Invasive Plant Committee

Director Tim Caton
Director Karen Goodings

A-1

JAN 24 2008

A-1

Operational Committees

- continued -

A-1

North Peace Leisure Pool Cmsn/Cmte

Director Karen Goodings
Director Larry Houley
Councillor Karen Simpson
Alt. Director Mike King, Area B
Councillor Don Irwin

Sub-Regional Recreation

Director Wayne Hiebert
Director Tim Caton
Director Calvin Kruk
Director Barb Smith

North Pine Television

Director Karen Goodings

Taylor Rural Fire Protection

Director Larry Houley
Director Wayne Hiebert

Policing Committee

Director Karen Goodings
Director Larry Houley
Director Wayne Hiebert
Director Tim Caton
Director Fred Jarvis
Director Barb Smith

Tomslake Fire Protection

Director Wayne Hiebert

Wireless Communications Services

Working Committee

Director Karen Goodings
Director Wayne Hiebert
Director Tim Caton
Director Calvin Kruk
Director Lenore Harwood
Director Barb Smith

Public Utilities

Director Wayne Hiebert
Director Karen Goodings (Alternate)

Rolla Sewer

Director Wayne Hiebert

Rolla Creek Dyking

Director Wayne Hiebert

South Peace Comprehensive Development Plan (CDP)

Director Wayne Hiebert
Director Calvin Kruk
Director Barb Smith

South Peace Economic Development

Director Wayne Hiebert
Director Tim Caton
Director Calvin Kruk
Director Evan Saugstad
Director Barb Smith
Director Mike Caisley

South Peace Rescue Vehicle

Director Wayne Hiebert
Director Tim Caton

JAN 24 2008

A-1

**Directors appointed to
(reimbursed**

**Outside Agencies
by PRRD)**

A-1

AES Wapiti Power

Director Hiebert; Director Caton (Alternate)

BC Agriculture / Wildlife Advisory Cmte.

Director Goodings

Bear Mountain Wind Power Project

Director Hiebert
Director Caton (Alternate)
Bruce Simard, Technical Representative

Blackfoot Park Commission

Director Goodings; Director Hiebert

Chetwynd Communications Society

Director Caton

Dawson Creek Heritage Commission

Director Hiebert and Mr. Ron Storie

Fort St. John Hand-i-Dart Committee

Director Houley

Gething Coal Project

Director Caton and Director Harwood

Hackney Hills Wind Park Project

Director Wayne Hiebert

Invasive Plant Council of BC

Director Caton

North Peace Fall Fair Board

Director Goodings

North East Energy and Mines Advisory Committee

Director Kruk and Director Houley

Northeast Mining Review Committee

Director Caton

NP Land and Resource Management Plan

Director Goodings and Director Houley

NW Corridor Development Corporation

Director Eglinski - elected (expenses RD/05/01/36)

Northern Lights College

Director Harwood

Northern Rockies Alaska Highway Tourist Assoc.

Director Jarvis / Director Lori Ackerman (Alternate)

Northern Treaties Advisory Committee

Director Goodings / Director Harwood (Alt.)

Peace River Agricultural Development Fund

Director Caton

Peace Moberly Tract

Director Caton

Peace River Water Use Plan

Director Harwood

SP Coal Projects (Brule/Willow Creek)

Director Caton

SP Land and Resource Management Plan

Director Caton and Director Saugstad

Thunder Mountain Wind Park Project

Director Wayne Hiebert

UNBC NE Regional Advisory Committee

Director Lori Ackerman

**Directors appointed
to outside agencies
(reimbursed by other agencies)**

North Central Municipal Association

Director Goodings

**Northern Development Initiative Trust-
North East Regional Adv. Cmte. (Peace RAC)**

All Mayors; Director Goodings and Caton
Alt. - Directors Houley and Hiebert

Municipal Finance Authority

Director Calvin Kruk; Director Saugstad (Alt.)

Municipal Insurance Association of BC

Director Evan Saugstad
Director Fred Jarvis (Alternate)

Muskwa Kechika Advisory Board

Director Eglinski and Alt. Dir. Kosolowsky

Regional Transportation Advisory Cmte.

Directors Goodings, Houley, Caton, Kruk,
Alt. Director Simpson

JAN 24 2008

A-1

PEACE RIVER REGIONAL DISTRICT

CONSENT CALENDAR

Items to be received for information.

January 24, 2008

PEACE RIVER REGIONAL DISTRICT

CONSENT CALENDAR

for the January 24, 2008 Board Meeting

MINUTES:

- MA-1 Electoral Area Directors' Committee Meeting Minutes of November 15, 2007.
- MA-2 Electoral Area Directors' Committee Special Meeting Minutes of January 8, 2008.
- MA-3 Electoral Area Directors' Committee Meeting Minutes of January 17, 2008.

CORRESPONDENCE:

- CA-1 December 17, 2007 letter from Brian Johnston, Secretary North Pine Farmers Institute regarding concerns related to some farm lands losing agricultural status.
- CA-2 January 6, 2008 letter from Sally Emory, Executive Director, Northern Environmental Action Team, regarding the new edition of the newsletter - *pRRRdy Says*.
- CA-3 Copy of January 14, 2008 letter from Carla Eaton, Senior Planner, PRRD to Mr. Oran Hall regarding the closure of Enforcement File No. 203/2006.
- CA-4 Municipal Insurance Association's November 23, 2007 *Board Meeting Highlights*.



PEACE RIVER REGIONAL DISTRICT
ELECTORAL AREA DIRECTORS' COMMITTEE
MEETING MINUTES

MA-1

DATE: November 15, 2007
TIME: 11 a.m.
PLACE: Regional District Office Boardroom, Dawson Creek, BC
PRESENT: **Directors:**
Director Karen Goodings, Electoral Area 'B' and Meeting Chair – via telephone
Director Larry Houley, Electoral Area 'C'
Director Wayne Hiebert, Electoral Area 'D'
Director Tim Caton, Electoral Area 'E'
Staff
Fred Banham, Chief Administrative Officer
Faye Salisbury, Corporate Officer
Bruce Simard, General Manager of Development Services
Suzanne Garrett, Information Services
Guests – Ministry of Transportation
Renee Mounteney, District Operations Manager, Peace District
Richard Prill, District Operations Manager
Chris Charbonneau, District Operations Technician

1) Call to Order Chair Goodings called the meeting to order at 11:20 a.m.

ADOPTION OF AGENDA

2) November 18, 2007 Agenda
MOVED by Director Houley, SECONDED by Director Hiebert,
that the Electoral Area Directors' Committee agenda for the November 18, 2007
meeting including Directors' New Business and Additional Items for the agenda, be
adopted as amended:

Minutes:

M-1 Electoral Area Directors' Committee Meeting Minutes of September 20, 2007.

Delegations:

11 a.m. D-1 Ministry of Transportation - Renee Mounteney, Operations Manager North Peace
and Richard Prill, Operations Manager South Peace regarding an update concerning
roads in the Peace.

Reports:

R-1 October 9, 2007 Report from Bruce Simard, General Manager of Development
Services regarding Proposal By-law Enforcement Policy.
(referred from August 16, 2007 EADC Meeting)

R-2 October 9, 2007 Report from Bruce Simard, General Manager of Development
Services regarding Proposal for By-law Compliance Officer / Building Inspector.
(referred from August 16, 2007 EADC Meeting).

New Business:

NB-1 ALC Delegation Agreement.

NB-2 North Peace Fringe Area Official Community Plan review by the Agricultural
Advisory Committee.

NB-3 North Peace Fall Fair Grounds - fence.

CARRIED.

JAN 24 2008

MA-1

DELEGATIONS:

MA-1

3) D-1
Ministry of
Transportation re:
Highway Maintenance,
the BC Model

Ms. Renee Mounteney, District Operations Manager, North Peace District, Mr. Richard Prill, District Operations Manager, South Peace District, and Mr. Chris Charbonneau, District Operations Technician attended the meeting to give an update on Peace country roads. A PowerPoint presentation regarding the BC Model for Highway Maintenance was given and the map indicating maintenance priorities that is provided to the RCMP and the School District for school bus drivers was distributed. The delegation stated that public safety is the number one priority. The protection of roads and bridge infrastructures is ongoing, depending on classification. The protection of the environment is also a priority, but the impact on the environment is expected to be reduced due to the effects of greenhouse practices. Ministry of Transportation is also looking at innovative practices used by others.

The south Peace has approximately 2,460 km to maintain; 665 km of highway and 1,815 km of secondary and side roads and the north Peace has approximately 2,580 km to maintain; 270 km of highway and 2,310 km of secondary and side roads.

The contractors employed by the Ministry of Transportation are responsible for quality control and quality assurance of routine activities, such as snowplowing, sand and salt on roads, bridge rail repairs, sign cleaning and right-of-way crossing maintenance. Summer and winter classifications are based on the volume and type of vehicles; routes and use, school buses, hospitals, fire and police. Higher road classifications warrant the highest level of service but most of the roads in the Peace are 'Class B'; highways 97 and 2 are 'Class A' and the South Taylor hill is beyond Class A.

Ms. Mounteney explained that current road condition information is posted to the Drive BC website at www.drivebc.ca in a timely manner as well as to the voice interactive information which is available to regular and cellular telephone users. The telephone numbers are [800] 550-4997 and *4997 for cell phone users.

The discussion continued regarding the quality of various roads and the maintenance of them as well as the lighting and reflectors that are used along the different sections of Peace country roads. The Directors were advised that it is not a requirement that the blades of a plow be lifted when passing by a private driveway during the snowplowing of roads; however, if time allows the operator will attempt to keep driveways clear.

The representatives will advise Mr. Banham when the lighting projects at intersections have been completed. The Directors thanked the representatives and invited them to attend a future meeting.

4) Recess

The meeting recessed at 12:20 p.m. for lunch.

5) Reconvene

The meeting reconvened at 1:05 p.m.

MINUTES

6) M-1
re: EADC Mtg.
Minutes of Sept 20/07

MOVED by Director Caton, SECONDED by Director Houley,
that the Electoral Area Directors' Committee Meeting Minutes of September 20, 2007 be adopted.

MA-1

CARRIED.

REPORTS:

MA-1

7) R-1
re: By-law Enforcement
Policy

The Directors discussed the proposed policy and the difference between this policy and the Building Inspection By-law. Mr. Simard explained that in the Building Inspection By-law, complaints are directed to the Regional Board whereas in the proposed policy complaints would be dealt with first by staff before involving the Board. The proposed policy also sets out the procedure staff is to follow and the requirements of the complainant, including the information that must be provided to staff in order for a complaint to be investigated.

MOVED by Director Caton, SECONDED by Director Houley,
that item number four in the policy be amended to read 'wherever possible, anonymity will be maintained between the complainant and the alleged violator.

Nays: (1) Director Houley

CARRIED.

MOVED by Director Hiebert, SECONDED by Director Caton,
that the Electoral Area Directors' Committee recommend to the Regional Board that the following By-law Enforcement Policy, as amended, be adopted:

PURPOSE

The purpose of the policy is to ensure economy and uniformity of administration and enforcement of the Regional District's by-laws and resolutions; to reduce the Regional District's potential liability; to ensure that staff provide consistent information to the public and to the Board about Regional District regulations; and to reinforce the need for cooperation among departmental staff in solving by-law enforcement problems.

APPLICATION

This policy will apply to the investigation of violations and enforcement of all Regional District by-laws as well as the self-help provisions of the *Local Government Act* and any other statutes which apply to the Regional District.

1. Staff is authorized to react only to infractions identified through the complaint process and shall not seek out infractions.
2. Staff will first attempt to resolve by-law infractions by providing information to all interested parties. A mutually agreeable timeframe for compliance will be established and confirmed by staff in writing. Failing a reasonable attempt by the interested parties to comply, the matter will proceed to the Board. Approval of the Board to proceed with enforcement is required. Self-help provisions of the *Local Government Act* may be invoked. Alternatively, the Board may be asked to approve legal assistance and court proceedings.
3. Complainants are required to provide their name and address to the Regional District. Individuals laying a complaint should be prepared to see the matter through to court at a later date if required.
4. Where ever possible, anonymity will be maintained between the complainant and the alleged violator.
5. Staff will apply standard enforcement procedures in all electoral areas unless specifically varied by a Board resolution. Area Directors will be advised in advance where difficult cases have arisen.
6. Where rezoning or other changes are brought to the Board for approval as the result of enforcement actions, the Board report must include comments concerning the enforcement problem so that the Regional Board is fully aware of all the reasons for the proposed rezoning or other changes under the by-laws and the public concern initiating the enforcement action.

MA-1

REPORTS continued:

MA-1

7) R-1 continued
re: By-law Enforcement
Policy

7. Enforcement shall be progressive and may include the following remedies:
- a) Direct enforcement without the involvement of a court generally includes:
 - i) various attempts at resolution with the interested parties;
 - ii) if compliance cannot be achieved, report to the Board outlining the contravention with recommendations;
 - iii) the interested parties are sent a copy of the Regional Board's Report and invited to make a presentation for public consideration at a Regional Board meeting; and
 - iv) after the public consideration, the Board considers appropriate action to be taken.
 - b) Injunction proceedings, both interlocutory and final, in Supreme Court.
 - c) Quasi criminal proceedings (prosecution) in the Provincial Court.
 - d) Municipal Ticketing Information (MTI)

Nays: (1) Director Houley

CARRIED.

MOVED by Director Caton, SECONDED by Director Houley,
that the Electoral Area Directors' Committee recommend to the Regional Board that staff be authorized to prepare a by-law that would delegate authority for by-law enforcement actions to the Electoral Area Directors.

CARRIED.

8) R-2
re: Compliance Officer /
Building Inspector

The Directors discussed the proposal of hiring another employee whose time is proposed to be divided between assisting with building inspections and responding to reported by-law infractions. The Directors were advised that there are still unresolved complaints dating back as far as 2004.

MOVED by Director Hiebert, SECONDED by Director Goodings,
that the Electoral Area Directors' Committee recommend to the Regional Board that the Board approve the hiring of a By-law Compliance Officer / Building Inspector.

Nays: (2) Directors Caton and Houley.

DEFEATED.

NEW BUSINESS:

9) NB-1
re: ALC Delegation
Agreement

MOVED by Director Hiebert, SECONDED by Director Caton,
that the Electoral Area Directors' Committee recommend to the Regional Board that staff be authorized to work with the Electoral Area Directors to investigate what a delegation agreement between the Agricultural Land Commission and the Regional District could look like and what the advantages / disadvantages may be to the region.

CARRIED.

10) NB-2
re: NPFA OCP review
by Agricultural
Advisory Committee

Direction was given that the draft North Peace Fringe Area Official Community Plan be reviewed by the Agriculture Advisory Committee. Their recommendations are to be reviewed by the Electoral Area Directors' Committee with possible inclusion into the Plan.

11) NB-3
re: North Peace Fall
Fair Grounds fencing

Director Goodings advised that the North Peace Fall Fair Board want to erect a new fence inside the property line in order to avoid the creek. It was noted that, as the property is owned by the Regional District, a letter requesting the Regional Board's permission to do so should be provided.

MA-1



PEACE RIVER REGIONAL DISTRICT
ELECTORAL AREA DIRECTORS' COMMITTEE
SPECIAL MEETING MINUTES

MA.2

DATE: January 8, 2008
TIME: 10 a.m.
PLACE: Regional District Office Boardroom, Dawson Creek, BC
PRESENT: **Directors:**
Director Karen Goodings, Electoral Area 'B' and Meeting Chair
Director Larry Houley, Electoral Area 'C'
Director Wayne Hiebert, Electoral Area 'D'
Director Tim Caton, Electoral Area 'E'
Staff
Fred Banham, Chief Administrative Officer
Bruce Simard, General Manager of Development Services
Debbie Kunz, Assistant Manager of Development Services
Barb Coburn, Recording Secretary
Guests
Paul Wade, Resident Electoral Area 'C' representing Larry Wade

1) Call to Order Chair Goodings called the meeting to order at 10:05 a.m.

DELEGATIONS:

2) Handout
January 8, 2008 letter from Larry Wade regarding a request to have land designated as MDR and not Agriculture.
Chair Goodings introduced Mr. Paul Wade, who is representing his father, Mr. Larry Wade, to the members. He briefly went over the January 8, 2008 letter regarding the issue of his property is not being included in the proposed exclusion from the Agricultural Land Reserve and that the property remains designated for future Medium Density Residential development. Mr. Wade emphasized that there were many reasons why they believe the subject property should be included in the block exclusion area. They believe that the subject land meets all the criteria for inclusion in the Official Community Plan for exclusion from the Agricultural Land Reserve. Mr. Wade advised that he was looking for the rationale of why the land will not be included for future development nor in the block exclusion area.

Mrs. Kunz advised that the property was discussed at both the North Peace Fringe Area Advisory Committee and the Agricultural Advisory Committee meetings, with varying opinions and that the Agricultural Land Commission identified concerns with that piece of property.

ADOPTION OF AGENDA

3) January 8, 2008
Agenda
MOVED by Director Caton, SECONDED by Director Houley, that the Electoral Area Directors' Committee agenda for the January 8, 2008 meeting including Additional Items for the agenda, be adopted as amended:
Call to Order: Director Goodings to Chair meeting
Adoption of Agenda:
Minutes:
Business Arising from the Minutes:

MA.2

JAN 24 2008

ADOPTION OF AGENDA (continued):

MA-2

4) January 8, 2008
Agenda continued

Delegations:

- D-1 Larry Wade regarding two presentations
- a) issue of his land being designated back to Agriculture; and
 - b) general comments regarding the North Peace Fringe Area Official Community Plan.

Correspondence:

Reports:

- R-1
- a) December 20, 2007 Report from Debbie Kunz, Assistant Manager of Development Services Regarding the Draft North Peace Fringe Area Official Community Plan with the OCP process timelines attached;
 - b) Draft North Peace Fringe Area Official Community Plan with maps; and
 - c) August 16, 2007 Letter from Erik Karlsen, Chair, Agricultural Land Commission Regarding the Draft North Peace Fringe Area Official Community Plan with a draft response from Electoral Area Directors' Committee attached.
 - d) Agricultural Advisory Committee Meeting minutes of December 12, 2007.
 - e) North Peace Fringe Area Official Community Plan Advisory Committee Workshop Minutes of November 3, 2007; and
 - f) North Peace Fringe Area Official Community Plan Advisory Committee Workshop Minutes of November 19, 2007.

(all items printed in red are highlighted to indicate where Directors' decisions are required)

New Business:

Diary:

Adjournment:

CARRIED.

REPORTS:

5) R-1
re: NPFA OCP

Director Houley asked if the timelines set out in the report were required to be adhered to and whether the budget need to be increased. He was informed that the Board directs the time table and that budgeting is dealt with as required.

Director Houley then advised that he would not be able to support the plan as it is today as he believes the goals do not reflect the resident's visions relating to their community, economy and environment. He had attended a meeting on December 20, 2007, with some of the members of the North Peace Fringe Area Advisory Committee and the Agriculture Advisory Committees as well as some concerned residents, where he was informed that they did not feel comfortable with the direction of the plan. He further advised that minutes of this meeting would be forthcoming in the near future.

There was some discussion regarding the rules and regulations set by the various ministries and the Official Community Plan that addresses policies as set forth by the *Local Government Act*. There are some activities, such as oil and gas exploration, that are regulated by outside agencies and the Regional District is unable to control or direct those activities. The plan does address these activities to some extent, but the regulations set out by legislation would supersede any attempt to restrict those activities.

There are some Agricultural Land Reserve non-farm use applications that are directed to the Oil and Gas Commission through the delegation agreement between the Oil and Gas Commission and the Agricultural Land Commission; however, the Regional District does get referrals for these applications. These applications are not forwarded to the Regional Board as Development Services staff approves them according to the current Official Community Plan and with authorization from the Electoral Area Directors that applications can proceed to the Agricultural Land Commission.

MA-2

REPORTS continued:

MA.2

7) R-1 continued

Director Houley suggested that a joint committee be arranged with some members from both advisory committees, Regional District staff and the Electoral Area Directors.

Director Caton advised that he had the following concerns regarding the plan:

Page 14 - Section 1 Introduction and Background, 1.7 Vision Statement, third point: does this mean there would be no further development on Crown lands?

Page 14 - Section 1 Introduction and Background, 1.7 Vision Statement, last bullet what about the private landowners and their rights?

Page 16 - Section 1 Introduction and Background, 1.8.2 Broad Policies, Number 7: we do not enforce that activity now; does the Regional District want to get involved with enforcing provincial legislation?

Page 16 - Section 1 Introduction and Background, 1.8.2 Broad Policies, Number 10: this statement refers to other ministries and Crown lands but this document should only refer to private lands.

Page 17 - Section 1 Introduction and Background, 1.8.2 Broad Policies, Number 12: again, this should be up to the private landowner to make these decisions.

Page 19 - Section 2 Agriculture, 2.2.1 Objectives - Agriculture, Number 11 and 12 these are both motherhood statements

Page 19 - Section 2 Agriculture, 2.2.1 Objectives - Agriculture, Number 13 another motherhood statement - how will this be achieved through the OCP? how will staff report on these types of issues, put more lines in the application report to address topography, streams, erosion etc.? Should these policies not reflect what the Regional District can do rather than speak about things we can not do? Mr. Simard advised that policies such as these are meant to be advocacy statements which require the attention of the provincial government and to indicate Regional District's concerns regarding the current legislation. The question remains, does the Regional District want the authority to manage all such legislation?

Page 19 - Section 2 Agriculture, 2.2.1 Objectives - Agriculture, Number 14 how do you control wildlife?

Page 20 - Section 2 Agriculture, 2.2.2 Policies - Agriculture, Policy Number 4 who would enforce?

Page 20 - Section 2 Agriculture, 2.2.2 Policies - Agriculture, Policy Number 5 do we want to get this authority?

Director Hiebert stated that the Regional District cannot please everybody. An Official Community Plan is a living document and as soon as it is adopted things can change. A proposal can be submitted that has not been addressed in the plan; therefore, amendments would have to be considered. These documents can not be written in stone.

Director Houley stated that this is why we have to take the time to get the Official Community Plan right, because it will be a guide for the Board.

Mr. Simard noted that the plan is a guide but reminds the directors that the plan is flexible, the Board is not compelled to do anything. The Board cannot support or approve a proposal that does not comply with the Official Community Plan.

MA.2

REPORTS continued:

MA-2

7) R-1 continued

Page 20 - Section 2 Agriculture, 2.2.2 Policies - Agriculture, Policy Number 5 (continued)

Director Houley stated that these documents are too flexible and that creates too many problems.

Director Hiebert reiterated that one single document cannot be written to answer every proposal for all time.

Page 28 - Section 4 Settlement Centres, 4.2 Policies, Policy Number 4
what are noxious uses?

Page 34 - Section 7 Industrial Areas, 7.3.2 Heavy Industrial (HI), Policy Number 7 b)
thought this was a good policy related to new heavy industrial use; where is this plan directing heavy industrial development? This is an outstanding issue yet to be resolved.

Discussion pursued in relation to light industrial development and where is it best located, on existing controlled access highways or on a dangerous good route, or on roads that do not support heavy traffic; or in areas that do not have any services?

Page 38 - Section 9 Park, Open Space and Natural Environment (P), 9.3 Policies - Park, Open Space, Natural Environment (P), Policy Number 3
why discuss sewage systems in parks and open spaces? Was there any provisions made for parks or green spaces in a subdivision? That idea was transferred to a future park management plan project.

Page 39 - Section 9 Park, Open Space and Natural Environment (P), 9.3 Policies - Park, Open Space, Natural Environment (P), Policy Number 8
add to this policy that the rights of private landowners are to be considered and there must be an agreement with the landowners.

Page 52 - Section 12 Development Permit Areas, 12.6 Charlie Lake Protection Development Permit Area No. 3, Exemption c)
why require an arborist for a hazard tree, this could be deleted.

Page 60 - Section 13 Implementation, 13.9 Agricultural Land Commission
do we want all Oil and Gas non-farm use applications submitted?

The Committee discussed the validity of the Delegation Agreement between the Oil and Gas Commission and Agricultural Land Commission. It was pointed out that oil and gas activities are a concern of the public in this draft plan and that many policies drafted are steps moving toward refusing certain oil and gas activities.

6) Recess

The meeting recessed at 12:10 p.m. for lunch.

Chair Goodings thanked Mr. Wade for his presentation and that his request will be considered in the content of the draft plan proposal. Mr. Wade thanked the Committee for receiving his submission. He briefly pointed out that he believes their land use proposals meet all the opportunities for development as expressed on page 16, under 1.8.2 Broad Policies, number 1.

7) Reconvene

The meeting reconvened at 12:35 p.m.

MA-2

REPORTS continued:

MA. 2

8) R-1 continued

Chair Goodings stated that there had been some good discussion before the lunch break and that staff now has some direction. The Committee discussed the various allowable uses and the inability to control some of them due to higher legislation which adds to the frustration of trying to address these concerns in the Official Community Plan.

A discussion pursued relating to oil and gas activities being an allowed use within the existing Official Community Plan and zoning by-laws and how this needs to be changed in the new plan, based on the economic changes in the communities of the region.

It was suggested that the Electoral Area Directors' Committee request a new agreement or request the province to do away with the Oil and Gas Delegation Agreement between the Agricultural Land Commission and the Oil and Gas Commission. No decision was concluded.

A lengthy discussion ensued regarding a joint meeting with members of both advisory committees and the Electoral Area Directors' Committee. Mr. Banham suggested that a facilitator be utilized to assist with the meeting; someone with the appropriate credentials who is familiar with farming, the *Agricultural Land Commission* and the *Local Government* acts and their regulations, the oil and gas industry and possess specific knowledge of the planning process.

Mrs. Kunz advised that the concerns brought up by the Directors at today's meeting and other concerns that may be raised by the public in the meantime would be addressed at the joint meeting.

Staff was requested to provide a list of names of suitably-credentialed consultants to the February 2008 Electoral Area Directors' Committee meeting.

9) Adjournment

MOVED by Director Houley, SECONDED by Director Caton,
that the meeting adjourn.

CARRIED

The meeting adjourned at 1:50 p.m.


Karen Goodings, Chair


Barb Coburn, Recording Secretary

MA. 2



PEACE RIVER REGIONAL DISTRICT
ELECTORAL AREA DIRECTORS' COMMITTEE
MEETING MINUTES

MA-3

DRAFT

DATE: January 17, 2008
TIME: 10 a.m.
PLACE: Regional District Office Boardroom, Dawson Creek, BC
PRESENT: **Directors:**
Director Karen Goodings, Electoral Area 'B and Meeting Chair
Director Larry Houley, Electoral Area 'C'
Director Wayne Hiebert, Electoral Area 'D'
Staff
Fred Banham, Chief Administrative Officer
Faye Salisbury, Corporate Officer
Bruce Simard, General Manager of Development Services
Barb Coburn, Recording Secretary

1) Call to Order Chair Goodings called the meeting to order at 10:05 a.m.

ADOPTION OF AGENDA

2) January 17, 2008
Agenda
MOVED by Director Houley, SECONDED by Director Hiebert,
that the Electoral Area Directors' Committee agenda for the January 17, 2008 meeting
including Additional Items for the agenda, be adopted as amended:
Call to Order: Director Goodings to Chair meeting
Adoption of Agenda:
Minutes:
M-1 Electoral Area Directors' Committee Meeting Minutes of November 15, 2007
M-2 Electoral Area Directors' Committee Special Meeting Minutes of January 8, 2008
Business Arising from the Minutes:
Delegations:
Correspondence:
Reports:
R-1 January 14, 2008 Report from Bruce Simard, General Manager of Development
Services regarding the Agricultural Land Commission Delegation Agreement to
Local Government Advantages and Disadvantages;
New Business:
NB-1 Public request for a Rural Safety Committee to deal with oil and gas concerns.
NB-2 Detour at Bissette Creek bridge
NB-3 January 14, 2008 letter from Arthur A. Hadland, Citizen of Area C, regarding the
Regional District's Closed meeting on January 10, 2008.
Diary:
Adjournment:

CARRIED

JAN 24 2008

MA-3
Page 1 of 3

DRAFT
MA-3

MINUTES

3) M-1
re: EADC Meeting
minutes of Nov 15/07

MOVED by Director Houley, SECONDED by Director Hiebert,
that the Electoral Area Directors' Committee Meeting Minutes of November 15, 2007 be
adopted with the following amendment:

Page 4, number 7) under R-1, second resolution, change the word 'responsibility' to
'authority' and add the word 'actions', to read:

- "... would delegate authority for by-law enforcement actions to the Electoral
Area Directors."

CARRIED.

4) M-2
re: EADC Special
Meeting minutes of
Jan 8/08

MOVED by Director Hiebert, SECONDED by Director Houley,
that the Electoral Area Directors' Committee Special Meeting Minutes of January 8,
2008 be adopted with the following amendment:

Page 1, number 2) under Delegations, in the fourth sentence add 'in the Official
Community Plan for exclusion from the Agricultural Land Reserve' to read:

- "... for inclusion in the Official Community Plan for exclusion from the
Agricultural Land Reserve."

CARRIED.

REPORTS

5) R-1
re: ALC Delegation
Agreement to Local
Government -
Advantages and
Disadvantages

The Committee discussed the advantages and disadvantages of entering into a delegation
agreement with the Agricultural Land Commission. It was pointed out that the concerns
of the various electoral areas are varied as are the concerns of the public throughout the
Regional District. A lengthy discussion ensued regarding the responsibility of adhering
to the mandate and principles of the Commission and how that would affect decisions in
the various electoral areas. It was noted that it would be difficult to decide on an
agreement and whether it would be feasible until such time as a draft agreement could be
reviewed. It was also suggested that the proposed delegation agreement be vetted
through the Agricultural Advisory Committee.

As Director Hiebert is interested in pursuing a delegation agreement with the
Agricultural Land Commission for his electoral area, it was suggested that perhaps an
agreement could be entered into as a pilot project, after which the remaining Electoral
Area Directors could determine if an agreement would work for their areas.

6) Recess

The meeting recessed at 12 p.m. for lunch.

7) Reconvene

The meeting reconvened at 12:40 p.m.

NEW BUSINESS:

8) NB-1
re: Proposed Safety
Committee

Director Hiebert advised that he had attended a meeting at Farmington where the subject
of an independent safety committee to monitor oil and gas activities in their area was
discussed. He was looking for direction and suggestions from the Directors on how to
advise his constituents. It was suggested that if residents of Farmington were interested
in forming a Safety Committee, it should be dealt with through their community
association.

9) NB-2
re: Detour around
Bissette Creek

Director Hiebert also advised that he had attended a public meeting where the Ministry
of Transportation had advised local residents that they would be replacing the bridges
that cross both Bissette and Tupper creeks within the next four years.

DRAFT
MA.3

NEW BUSINESS (CONTINUED):

- 9) NB-2 (continued) During the construction of the new bridges, temporary bridges would be installed. Ministry of Transportation is proposing to place a temporary bridge over Bissettee Creek at the location of the old route, which would go through two subdivisions on either side of the bridge. The concern of the residents is that this would require upgrading the roads in the subdivisions to widen and allow over-weight vehicles access to the road and temporary bridge. They believe it would be more feasible and less costly to place a temporary bridge beside the existing bridge rather than construct a detour through the subdivisions.

BUSINESS ARISING FROM THE MINUTES:

- 10) BA-1 Director Houley referred to Page 5, number 8) R-1, last paragraph and asked if staff had gathered any names of suitably-credentialed consultants to facilitate the joint meeting. It was suggested that Urban Systems be added to the list.
re: List of consultants
- 11) BA-2 Director Houley requested an explanation of the policy for delegations wishing to attend meetings. He was advised that the policy is the same for both the Regional Board and committee meetings as these meetings are all open to the public. The policy is that persons requesting delegation status must submit a written request that specifically explains the subject to be addressed.
re: A policy regarding delegations.

NEW BUSINESS (CONTINUED):

- 12) NB-3 Chair Goodings distributed a copy of the January 14, 2008 letter from Arthur A. Hadland, Citizen of Area C, regarding the Regional District's Closed Board Meeting on January 10, 2008. She requested direction on what the Directors felt was an appropriate manner to respond to the letter. It was suggested that, as it was addressed to the Chair, that it be placed on the next available Regional Board meeting agenda and respond according to the Board's recommendation. Therefore, the letter will be placed on the February 14, 2008 Regional Board meeting agenda.
re: Handout -
re: January 14, 2008
regarding the Regional
District's Closed
meeting on January 10,
2008
- 13) Adjournment MOVED by Director Houley, SECONDED by Director Hiebert that the meeting adjourn.

CARRIED

The meeting adjourned at 1:50 p.m.

Karen Goodings, Chair

Barb Coburn, Recording Secretary

JAN 24 2008

MA.3
Page 3 of 3

Comment
FB

CA-1 KG
LH
BC
[55]

North Pine Farmers Institute
RR1, Site 16, Comp 102
Fort St John, BC V1J 4M6

December 17, 2007

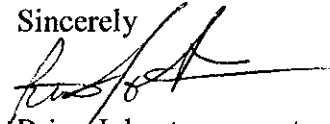
Karen Goodings, Chair
Peace River Regional District
9912 - 106 Ave
Fort St John, BC V1J 2N9

Dear Ms Goodings

Property Assessments have been a concern for several years in this area with attempts by BC Assessment to classify some agricultural land as residential. We do not believe that portions of farmland within a farm operation that cannot be cultivated should lose agricultural status. We also have concerns over the application of the minimum income policy as there are years with little or no income from certain parcels of land even though it is actively farmed.

The North Pine Farmers Institute supports the work being done by the Peace River Regional District during their review of this situation.

Sincerely



Brian Johnston, secretary
North Pine Farmers Institute



JAN 24 2008

CA-1

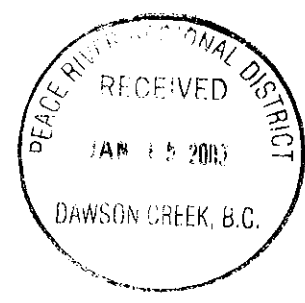
Put a copy
in District
boxes - letter to
forward

CA-2

Northern
Environmental
Action Team **NEAT.**

January 6, 2008

Board of Directors and staff
Peace River Regional District
Box 810, 1981 Alaska Avenue
Dawson Creek, BC
V1G 4H8



We at the Northern Environmental Action Team (NEAT) have kicked off the New Year with a new edition of our *prrrdy Says...* newsletter. As usual, the focus is on waste reduction efforts and opportunities in the Peace River Regional District; January's edition provides information on "green" shopping, a brief introduction to the "triple bottom line" and several other articles. On the second page, the recycling statistics for all municipalities are represented in a 2006-2007 comparison, boasting an overall growth for the District. NEAT has also included an updated Waste Reduction Directory insert providing current information for the responsible disposal of various types of waste.

These newsletters are now in circulation throughout the District, and though you may have already received your copies in the mail, we are sending a few extra courtesy copies. If you already have your own, please make these available to others in your office.

Thank you, and have a wonderful year in 2008.

Yours Truly,
NORTHERN ENVIRONMENTAL ACTION TEAM


Sally Emory
Executive Director

10027-100 Street, Fort St. John, BC V1J 3Y5
Ph. 250-785-6328 Fax 250-785-6378
www.neat.bc.ca info@neat.bc.ca

JAN 24 2008

CA-2



PEACE RIVER REGIONAL DISTRICT

CA-3

OFFICE OF: Development Services

PRRD File # 203/2006
January 14, 2008

Oran Hall
PO Box 6451
Fort St. John, BC V1J 4H9

Dear Mr. Hall:

Re: Zoning Concerns at #13496 – Golf Course Road
Lot 1, Plan PGP43078, Section 25, Township 84, Range 20, W6M PRD

Further to our letter dated December 13, 2007, and the subsequent site visit conducted on January 11, 2008, regarding the use of the above noted property, please note the following. It appears that a number of the identified 'industrial' items of concern have been removed from the site, which included at least two large tanks, pipe cones in and out of cages, and skid sloops and piles. Additionally, any remaining items on site have been effectively itemized and described as necessary for agricultural use, such as pipe for fencing, water line on reel, fuel tanks, etc.

As such, and after consultation with Bruce Simard, General Manager of Development Services, on January 11, 2008, regarding your clean up progress, please be advised that the Peace River Regional District will not be pursuing any further enforcement action at this time, and that this letter will effectively close Enforcement File No. 203/2006.

We appreciate your cooperation on this matter, as well as your timely responses throughout the investigation process. If you have any questions regarding this information, please feel free to contact the undersigned in our Fort St. John office.

Yours truly

Carla Eaton
Senior Planner

cc. Larry Houley, Director of Electoral Area "C"
Bruce Simard, General Manager of Development Services

[REDACTED]

JAN 24 2008

PLEASE REPLY TO:

BOX 810, DAWSON CREEK, BC V1G 4H8, TELEPHONE: (250) 784-3200 or 1-800-670-7773 FAX: (250) 784-3201
EMAIL: prrd_dc@peacerriverrrd.bc.ca

9912 - 106 AVENUE, FORT ST. JOHN, BC V1J 2N9, TELEPHONE: (250) 785-8084 FAX: (250) 785-1125
EMAIL: prrd_fsj@peacerriverrrd.bc.ca



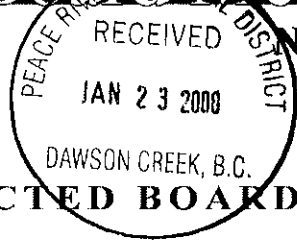
CA-3

CA-4



MUNICIPAL INSURANCE ASSOCIATION
of British Columbia

Board Meeting Highlights



November 23, 2007

DENNIS CLARK RE-ELECTED BOARD CHAIR



The Board commenced its final meeting of 2007 by re-electing Dennis Clark as Board Chair. This marks Mr. Clark's third year in the position. Chair Clark, who has been on the MIA's Board for ten years, is a longtime employee of the District of Mission, where he currently serves as Director of Corporate Administration and Deputy Chief Administrative Officer.

MEMBERSHIP CONTINUES TO GROW

The prospect of newly created local governments joining the MIA combined with applications from other local governments who have not been members of the Association, will increase the MIA's membership at the start of 2008. Membership could be pushing 170, representing 90% of B.C.'s local governments.

COUNCILLOR KEVIN FLYNN ELECTED BOARD VICE-CHAIR

Councillor Kevin Flynn, of Salmon Arm, was elected Board Vice-Chair. Councillor Flynn was appointed to the MIA Board as the Southern Interior Local Government Association representative in 2006. He has been serving as a member of the Board's Governance Committee.

2008 ASSESSMENTS LOWEST SINCE 2006

The final piece of the MIA's cost puzzle fell into place in early December with the successful conclusion of our 2008 reinsurance renewal negotiations. The market commitments came in with a total cost of \$4,320,000, a 13% reduction from last year and an overall reduction of 19% since 2005. The Board decided, once again, to only put 50% of the first reinsurance layer out to market, thereby saving members and additional \$384,000. This has resulted in the reduction of the Reinsurance Assessment to \$3,535,000 – the lowest unsubsidized reinsurance assessment since 2001.

Overall, gross members' assessments will be reduced to \$14.5 million (slightly more than a 10% reduction from last year's \$16.2 million. This could drop to \$11.5 million once dividends are taken into account, our lowest net assessment since 2002.

FINANCIAL RESULTS REMAIN ENCOURAGING

The MIA's investment portfolio now stands at \$76.9 million and generated a return of \$3.8 million (5.92% annualized) to the end of October. This has helped push the MIA's equity to \$56.9 million. Moreover, the Association is poised to post another successful year as its fourth quarter draws to a close. Claims costs have been down this year, with the trend buoyed by additional reserve releases.



JAN 24 2008

CA-4