



PEACE RIVER REGIONAL DISTRICT

OCTOBER BOARD MEETING MINUTES

DATE: October 25, 2012

TIME: 10:00 a.m.

PLACE: North Peace Cultural Centre Carpet Room, Fort St. John, BC

PRESENT:

Directors

Director Goodings, Chair
Director Hadland
Director Hiebert
Director Caisley
Director Schembri
Director Christensen
Director Fynn

Alternate Directors

Alternate Director Heiberg
Alternate Director Kenny
Alternate Director Ponto
Alternate Director Brownlee

Absent

Director Nichols
Director Bernier
Director Ackerman
Director Jarvis

Staff

Fred Banham, Chief Administrative Officer
Shannon Anderson, Deputy CAO / General Manager of Environmental Services
Faye Salisbury, Corporate Officer
Kim Frech, Chief Financial Officer
Ken Kalirai, Assistant Manager of Development Services
Sheila DeCosta, Secretary – Legislative Services, Recorder

D-1 Spectra Energy

Victor Standish, Project Director
Michaela Bjorseth, Community Coordinator
Steve Henderson
Paul Hartzheim

D-2 TELUS / Wireless Network BC

Doug Anastos, Real Estate and Government Affairs

Others

John Locher, Hudson's Hope
Allan Blair, Charlie Lake
Andre da Costa, CJDC TV
Jim Little, Charlie Lake
Henry Bergen, Prespatou
Teresta Bakkeskaug, Hudson's Hope

Rick Walters, Charlie Lake
John Locher, Hudson's Hope
Kyla Corpuz, NE News
Margaret Little, Charlie Lake
Terje Bakkeskaug, Hudson's Hope

Prior to the start of the meeting Faye Salisbury, Corporate Officer, administered the Oath of Office to Councillor Dave Heiberg, Alternate Director for the District of Hudson's Hope.

- 1) Call to Order The Chair called the meeting to order at 10:28 a.m.

DIRECTORS NOTICE OF NEW BUSINESS:

Chair Goodings Air Liquide Inauguration Event
Committee of the Whole Meeting – November 8, 2012

NB-1 RD/12/10/01 (25)
Air Liquide Inauguration MOVED by Director Christensen, SECONDED by Alternate Director Brownlee,
Event that Chair Goodings be authorized to attend the Air Liquide DC Air Separation Unit
Inauguration Event scheduled to be held on October 30, 2012 in Dawson Creek.

CARRIED

ADOPTION OF AGENDA:

2) Adoption of Agenda RD/12/10/02 (25)
MOVED by Director Christensen, SECONDED by Director Hiebert,
that the Peace River Regional District agenda for the October 25, 2012 meeting,
including Director's new business and additional handout items for the agenda, be
adopted as amended:

1. **Call to Order**
2. **Directors' Notice of New Business**
3. **Adoption of Agenda**
4. **Minutes**

M -1 Regional District Meeting Minutes of October 11, 2012.

M-2 Special Regional District Meeting Minutes of October 10, 2012.

5. **Business Arising from the Minutes**
6. **Delegations**

10:30 a.m. D-1 **Spectra Energy**
Re: Dawson Liquids Extraction Project See C-3
Victor Standish, Project Director

11 a.m. D-2 **TELUS/Wireless Network**
Re: Connecting BC Agreement and Wireless Coverage Expansion Plans
Doug Anastos, Real Estate and Government Affairs

7. **Petitions**

8. **Correspondence**

C-1 October 1, 2012 - Spectra Energy - Kobes Creek Booster Station Upgrade Project.

C-2 October 1, 2012 - Spectra Energy - South Peace Pipeline Extension.

C-3 October 10, 2012 - Spectra Energy - Dawson Liquids Extraction Project. See D-1

C-4 September 20, 2012 - Premier Clark - Site C Dam and Natural Gas Strategy.

C-5 October 10, 2012 - Greyhound Canada - Reduction of Bus Services.

Handouts:

October 17, 2012 – City of Quesnel - Greyhound service reduction;

October 23, 2012 – NCLGA - Greyhound service reduction;

C-6 October 5, 2012 - Minister of Natural Resources - pipeline abandonment liabilities.

C-7 Letter received October 17, 2012 - Dawson Creek Athletic Association AGM Invitation.

C-8 October 15, 2012 - District of Taylor - invitation to Remembrance Day Service.

Handout:

C-9 BC Cancer Agency, Centre for the North - Invitation to October 29th Official Opening

continued on next page...

Adoption of Agenda -
continued

RD/12/10/02 (25) continued:

9. Reports

- R-1 Non-farm Use Application 172/2012 (Haagsman).
- R-2 ALR Exclusion Application 182/2012 (Bergen).
- R-3 Development Variance Permit Application 191/2012 (Hollow Point).

Handout:

Ministry of Transportation letter of concern received October 17, 2012.

- R-4 Development Variance Permit Application 193/2012 (Walters).

Handout:

Letter of opposition received October 23, 2012 - David Smith.
Letter of concern received October 24, 2012 - Dale and Wendy Basisty.
October 24, 2012 letter of concern from Patricia Smith.
Letter of opposition received October 24, 2012 from Michael T. Smith.

- R-5 Temporary Use Permit Application 207/2012 (Haagsman).
- R-6 ALR Subdivision Application 132/2012 (Franklin).
- R-7 October 15, 2012 - Fred Banham, CAO - Attendance at Northern Trades Workforce Roundtable.
- R-8 October 16, 2012 - Kim Frech, CFO - Financial Report to September 30, 2012.

10. By-laws

B-1 Zoning Amendment By-law No. 2023, 2012 (Bell)

- a) October 2, 2012 report from Ken Kalirai, Assistant Manager of Development Services; and
- b) "Peace River Regional District Zoning Amendment By-law No. 2023, 2012".

CONSIDERATION OF ADOPTION

11. Diary

- a) Regional Diary
- b) Strategic Plan
- c) Agenda Preparations Schedule
- d) Schedule of Events

12. New Business

- NB-1 Air Liquid Inauguration Event
- NB-2 Committee of the Whole Meeting – November 8, 2012

13. Appointments

14. Consent Calendar

- CA-1 Municipal Insurance Association of BC - September Quarterly Tidbits.
- CA-2 October 11, 2012 - Peace Liard Regional Arts Council - appreciation of 2012 grant.
- RA-1 September 2012 Building Permit Report

15. Notice of Motion (for the next meeting):

16. Media Questions (on agenda items and business discussed at the meeting)

17. Adjournment

CARRIED

MINUTES:

3) M-1
Regional Board
Meeting Minutes of
October 11, 2012

RD/12/10/03 (25)
MOVED by Director Hiebert, SECONDED by Alternate Director Brownlee,
that the Regional Board Meeting Minutes of October 11, 2012 be adopted.

CARRIED

4) M-2
Regional Board
Special Meeting
Minutes of
October 10, 2012

RD/12/10/04 (25)
MOVED by Director Schembri, SECONDED by Alternate Director Kenny,
that the Regional Board Special Meeting Minutes of October 10, 2012 be adopted.

CARRIED

- 5) Vary Agenda RD/12/10/05 (25)
MOVED by Director Hiebert, SECONDED by Director Fynn,
that the agenda be varied to deal with item D-1 at this time.

CARRIED

DELEGATIONS:

- 6) D-1
Spectra Energy
Re: Dawson Liquids
Extraction Project

Victor Standish, Project
Director

Victor Standish, Spectra Energy's Project Director for the Dawson Liquids Extraction Facility provided an update on the facility and residue gas pipeline which will extract liquids from the rich inlet gas from either the adjacent Dawson Processing Plant and/or from a new rich gas pipeline originating north of the facility from third party field production. The Spectra Energy Midstream owned and operated facility is situated on private land immediately adjacent to an existing industrial site and will require a Non-farm Use Application through the BC Agricultural Land Commission. It will process only sweet gas and will not involve the removal of H₂S, and there will be no emissions from incineration or venting. Consultations are underway with local residents, Aboriginal Communities and other potentially affected stakeholders. The facility is expected to be operational by the end of 2015.

Alternate Director Ponto took her seat at 10:45 a.m.

A question and answer period ensued with the following points discussed:

- the project is expected to run for at least 40 years;
- respect for surface owners is important;
- resolutions the PRRD has submitted to UBCM regarding long term strategies for local secondary and tertiary industrial development; and
- suggestions for re-use of the extracted water.

RD/12/10/06 (25)
MOVED by Director Hiebert, SECONDED by Director Hadland,
that the Regional Board receive the October 25, 2012 Powerpoint presentation from Spectra Energy on the Dawson Liquids Extraction Project.

CARRIED

The complete presentation is available for viewing on the cover of the October 25, 2012 agenda as item D-1.

<http://prrd.bc.ca/board/agendas/2012/2012-22-8531393700/AGENDA.html>

CORRESPONDENCE:

- 7) C-4
September 20, 2012
- Premier Clark
- Site C Dam and
Natural Gas Strategy

RD/12/10/07 (25)
MOVED by Director Hadland, SECONDED by Director Christensen,
that the Regional Board respond to Premier Clark's September 20, 2012 reply to the Regional District's letter regarding development of secondary industry by providing her with copies of the two resolutions passed at the 2012 Union of BC Municipalities Convention, and requesting a more definitive and supportive response.

CARRIED

CORRESPONDENCE: continued

C-4 - continued

RD/12/10/08 (25)

MOVED by Director Caisley, SECONDED by Alternate Director Brownlee, that the Regional Board forward an letter to Pat Pimm, MLA Peace River North and Blair Lekstrom, MLA Peace River South, to

- a) make them aware of the September 20th, 2012 response from Premier Clark; and
- b) invite them to a Regional Board meeting to discuss the Board's concerns over the vagueness of the responses and lack of timeframe for action from the Province.

CARRIED

DELEGATIONS: continued

8) D-2
TELUS/Wireless
Network

Re: Connecting BC
Agreement and
Wireless Coverage
Expansion Plans
- PowerPoint
Presentation

Doug Anastos, Real
Estate and
Government Affairs

TELUS / Wireless Network - Real Estate and Government Affairs representative Doug Anastos, provided an overview of the highway wireless expansion plans occurring under the Connecting BC agreement between TELUS and the province. The agreement is to increase connectivity in communities and expand cellular service along more than 1,700 kilometers of sections of primary and secondary highways throughout the Province. This is a vital step forward for emergency services and contributes to economic development and communication in rural areas. Five North-Central BC Regional Districts have already joined in the delegation of land use concurrence by adopting the Provincial Crown Land Operational Policy for Communication Sites in place of Industry Canada's Default Public Notice. This reduces the timeline to install a telecommunications tower by approximately 120 days. Given the short seasonal window of opportunity to build in BC, this can enable development a full year in advance.

A question and answer period ensued with the following points discussed:

- highway 97 between Prince George and Fort St. John is being worked on;
- Industry Canada is the regulating body;
- co-locating on existing structures is possible; and
- ten year partnership commitment timeline, with five year deadline on the wireless portion.

Mr. Anastos closed by suggesting that the next step be to have staff examine the policy and come back with a report to the board for a decision on whether or not the Peace River Regional District will join in the delegation decision making process by adopting the Provincial Crown Land Operational Policy.

CORRESPONDENCE: continued

9) C-5
October 10, 2012
Greyhound Canada
- Reduction of Bus
Services

and Handouts

RD/12/10/09 (25)

MOVED by Director Christensen, SECONDED by Alternate Director Ponto, that the Regional Board forward a letter to the BC Passenger Transportation Board, with a copy to Greyhound Canada and North Central Local Government Association, encouraging them to explore all avenues possible to maintain as high a level of passenger service as is possible.

CARRIED

CORRESPONDENCE: continued

10) C-7 RD/12/10/10 (25)
Letter received MOVED by Director Christensen, SECONDED by Alternate Director Brownlee,
October 17, 2012 that Director Hiebert be authorized to attend the Dawson Creek Athletic Association
- Dawson Creek AGM which is scheduled to take place in Dawson Creek on November 21, 2012.
Athletic Association
AGM Invitation **CARRIED**

11) C-8 RD/12/10/11 (25)
October 15, 2012 MOVED by Director Hadland, SECONDED by Alternate Director Heiberg,
- District of Taylor that staff be requested to forward an RSVP to the District of Taylor advising that Chair
- Invitation to Goodings and Director Hadland will be attending the District of Taylor Remembrance
Remembrance Day Day Service on November 11, 2012.
Service **CARRIED**

12) C-9 RD/12/10/12 (25)
Handout: MOVED by Director Hadland, SECONDED by Alternate Director Heiberg,
Official Opening of the that the Regional Board forward congratulatory flowers to the BC Cancer Agency,
new BC Cancer Centre for the North, on the occasion of its October 29, 2012 official opening in Prince
Agency, Centre for the George, BC; with Directors regrets that they will be unable to attend.
North **CARRIED**

13) Vary Agenda RD/12/10/13 (25)
MOVED by Director Hadland, SECONDED by Director Hiebert,
that the agenda be varied to deal with item R-2 at this time
CARRIED

REPORTS:

14) R-2 RD/12/10/14 (25)
ALR Exclusion MOVED by Director Hadland, SECONDED by Director Christensen,
Application 182/2012 that the Regional Board support ALR Exclusion Application 182/2012 for 0934298 B.C.
0934298 B.C. (Bergen) Ltd. (Bergen) to facilitate future rezoning for residential lots on District Lot 2518, PRD
EXC.PL 18700, 22630, 31494, PGP41938, PGP 44763 and BCP 44091; and authorize
the application to proceed to the Agricultural Land Commission on the basis that the
proposal is consistent with the Peace River Regional District Rural Official Community
Plan. **CARRIED**

15) Vary Agenda RD/12/10/15 (25)
MOVED by Director Hadland, SECONDED by Alternate Director Ponto,
that the agenda be varied to deal with item R-4 at this time
CARRIED

REPORTS: continued

16) R-4 RD/12/10/16 (25)
Development Variance MOVED by Director Hadland, SECONDED by Director Christensen,
Permit Application that the Regional Board refuse issuance of Development Variance Permit 193-2012 to
193/2012 Rick and Tawny Walters which would have allowed for an increase in the maximum
(Walters) accessory building floor area on Lot 4, PGP 15555, Section 36, Township 84, Range
and Handouts (4) (2528 ft²) in order to build a new 104.05 m² (11200 ft²) garage for workspace and
storage; as it is an increase over the established limit and may adversely affect the rural
residential character of the area.

CARRIED

17) Recess for The meeting recessed for luncheon at 11:58 a.m.
luncheon

18) Reconvene The meeting reconvened at 1:00 p.m.

19) R-1 Prior to considering the application, some of the Directors expressed their concerns as
Non-farm Use they relate to the siting of work camps near residences and municipalities.
Application 172/2012

(Haagsman) RD/12/10/17 (25)

MOVED by Director Hadland, SECONDED by Alternate Director Brownlee,
that Mr. and Mrs. Bakkeskaug, who are impacted the most by the worker camp, be
granted permission to speak from the gallery.

CARRIED

RD/12/10/18 (25)

MOVED by Director Hadland, SECONDED by Alternate Director Brownlee,
that Jim Little, Agent for the proponent, be granted permission to speak from the
gallery.

CARRIED

RD/12/10/19 (25)

MOVED by Director Hadland, SECONDED by Director Fynn,
that the Regional Board hold a public information meeting in Hudson's Hope, BC to
obtain public and District of Hudson's Hope's input regarding ALR Non-farm Use
Application 172/2012 for James and Fred Haagsman for a temporary worker camp for
250 men to be utilized by petroleum industry employees for an anticipated period of
three years on District Lot 1254 PRD.

CARRIED

RD/12/10/20 (25)

MOVED by Director Hadland, SECONDED by Alternate Director Heiberg,
that representatives from the Oil and Gas Commission be invited to a Regional Board
meeting to discuss the worker camp issues.

CARRIED

REPORTS: continued

20) R-3 RD/12/10/21 (25)
Development Variance MOVED by Director Hiebert, SECONDED by Director Schembri,
Permit Application that the Regional Board authorize issuance of Development Variance Permit 191-2012
191/2012 to Hollow Point Contracting Ltd. to allow for an increase in the maximum accessory
(Hollow Point) building floor area on Lot 1, PGP 48152, Section 16, Township 77, Range 14, W6M
PRD by 101.36 m² (1091 ft²), **from** the permitted 300 m² (3229 ft²) **to** 401.34 m² (4320
ft²) in order to build a new 401.34 m² (4320 ft²) shop for workspace and storage.
and Handout

NAYS: 6

DEFEATED

21) R-5 RD/12/10/22 (25)
Temporary Use Permit MOVED by Director Christensen, SECONDED by Director Schembri,
Application 207/2012 that consideration of Temporary Use Permit 207/2012 (Haagsman) Application be
(Haagsman) postponed to a future meeting, pending a decision on the associated Non-farm Use
Application 172/2012 (Haagsman).

CARRIED

22) R-6 RD/12/10/23 (25)
ALR Subdivision MOVED by Director Schembri, SECONDED by Alternate Director Brownlee,
Application 132/2012 that the Regional Board refuse the amendment to ALR Subdivision Application
(Franklin) 132/2012 for Jeff Franklin to amend application (July 2012) to subdivide Lot 1, Plan
PGP38982, District Lot 1910 and 1911, PRD for an additional lot, since the creation of
two new lots is not consistent with the official community plan or zoning regulations.

CARRIED

23) R-7 RD/12/10/24 (25)
October 15, 2012 MOVED by Director Hiebert, SECONDED by Director Schembri,
- Fred Banham, CAO that the Regional Board continue to monitor the follow-up on the Trades Roundtable
- Attendance at Workshops and work with Northern Lights College to ensure trades training is identified
Northern Trades and accommodated equitably across the north.
Workforce Roundtable

CARRIED

24) R-8 RD/12/10/25 (25)
October 16, 2012 MOVED by Director Hiebert, SECONDED by Director Caisley,
- Kim Frech, CFO that the Regional Board accept the Peace River Regional District Financial Report as
- Financial Report to presented for the period ending September 30, 2012.
September 30, 2012

CARRIED

BY-LAWS:

25) B-1 RD/12/10/26 (25)
Zoning Amendment MOVED by Director Hadland, SECONDED by Director Hiebert,
By-law No. 2023, 2012 that "Peace River Regional District Zoning Amendment By-law No. 2023, 2012" be
(Bell) given third reading to rezone District Lots 137, District Lot 4226, Block A District Lot
133, and Block A District Lot 139, PRD **from** A-2 (Large Agricultural Holdings) **to** CF
(Communal Farm) in Peace River Regional District Zoning By-law No. 1000,1996.

CARRIED

DIARY

26) Regional Diary/ RD/12/10/27 (25)
Strategic Plan/Agenda MOVED by Director Hiebert, SECONDED by Director Fynn,
Preparation Schedule/ that Item #1 on the Regional Diary be revised with information from the R-7 report.
Schedule of Events

CARRIED

NEW BUSINESS: continued

27) NB-2 RD/12/10/28 (25)
Committee of the Whole MOVED by Director Schembri, SECONDED by Director Hiebert,
Meeting that a Committee of the Whole Meeting be scheduled following the November 8, 2012
Regional Board Meeting to discuss the following topics:
1. Agricultural Land Commission Delegation Agreement; and
2. Regional Medical Services Strategy

CARRIED

Background information packages were distributed to the Directors for their perusal prior to the November 8, 2012 Committee of the Whole meeting.

28) Adjournment RD/12/10/29 (25)
MOVED by Director Christensen, SECONDED by Director Hiebert,
that the meeting adjourn.

CARRIED

The meeting adjourned at 2:25 p.m.

Sheila DeCosta, Recording Secretary

Karen Goodings, Chair

CERTIFIED a true and correct copy of the Minutes of the Regional Board of the Peace River Regional District from a meeting held on October 25, 2012 in the North Peace Cultural Centre Carpet Room, Fort St. John, BC.

Faye Salisbury, Corporate Officer