



VILLAGE OF SILVERTON

AGENDA

REGULAR MEETING OF COUNCIL TO BE HELD

July 14, 2021

ONLINE – GoToMeeting (as posted)

7:00 PM

A. CALL TO ORDER

B. THE VILLAGE OF SILVERTON ACKNOWLEDGES THE INDIGENOUS PEOPLES ON WHOSE TRADITIONAL TERRITORIES WE STAND

C. ADDITION OF LATE ITEMS IF ANY

D. ADOPTION OF THE AGENDA

E. ADOPTION OF THE MINUTES

1. Minutes of Regular Council Meeting June 9, 2021
2. Minutes of the Special Council Meeting June 10, 2021
3. Minutes of the Special Council Meeting June 23, 2021
4. Minutes of the Special Council Meeting July 7, 2021

F. DELEGATIONS AND PETITIONS

RDCK RE: RDCK Resource Recovery Plan Presentation

Recommendation:

That the Village of Silverton Council permit the Delegation a 15-20 minute presentation time for the RDCK Resource Recovery Plan Presentation.

[must be passed by Council unanimously]

G. UNFINISHED BUSINESS/BUSINESS ARISING

None at this time.

H. NEW BUSINESS

1. Signing Authority

Recommendation:

Be it resolved that Silverton Village Council provide authorization of Mayor Colin Ferguson and Councillor Clarence denBok, to have signing authority at KSCU for the Village of Silverton; AND

FURTHER that the names of Jason Clarke and Kerry Gordon be removed.

2. Gallery request to use lawn for outdoor events for the 2021 summer season

Recommendation:

That the Village of Silverton Council approves the request from Slocan Lake Arts Council to use the outdoor museum space, provided the society provides the Village with a safety plan that addresses the 5 items listed in the staff report that is approved by the Mayor and CAO.

3. Application for a Development Permit – File No. 01-2021, 811 Silver Cove Drive, Lot 6, PID 006-924-620, Plan NEP574, DL 434

Recommendation:

Pursuant to the report of the Chief Administrative Officer, the Village of Silverton Council approves the Development Permit Application No. 01 – 2021 as submitted for 811 Silver Cove Drive, Lot 6, PID 006-924-620, Plan NEP574, DL 434.

4. Regular Council meeting in August reschedule for August 25, 2021

Recommendation:

That the Village of Silverton Council reschedule the Regular Council meeting August 11, 2021 to August 25, 2021.

I. CORRESPONDENCE FOR INFORMATION

1. City of North Vancouver RE: Safe passing distance for all road users
2. District of Saanich RE: Climate Action Revenue Incentive Program (CARIP)
3. Township of Spallumcheen RE: BC Hydro Residential Rate Review consultation extension
4. City of Pit Meadows RE: Truth and Reconciliation Commission Call to Action No. 75
5. Civil Resolution Tribunal

J. COUNCIL REPORTS

1. **Mayor - Vacant position**
2. **Acting Mayor Leah Main**
 - RDCK Director for the Village of Silverton
 - West Kootenay Boundary Regional Hospital Board
 - Rosebery Parklands and Trails Commission
 - Winlaw Regional and Nature Park Commission
 - Slokan Valley Economic Development Commission

- FCM Board
- CBBC Liaison
- RDI Climate Adaptation project Team
- Health Committee Alternate – Slokan District Chamber of Commerce
- Ktunaxa Kinbasket Treaty Advisory Committee (TAC) Alternate

3. Councillor Tanya Gordon

- Ktunaxa Kinbasket Treaty Advisory Committee (TAC)
- Health Committee – Slokan District Chamber of Commerce
- RDI Climate Adaptation project Team
- Rat Control Liaison
- CBBC Liaison Alternate
- Recreation Commission No. 6, Alternate
- Municipal Emergency Management, Alternate

4. Councillor Arlene Yofonoff

- Recreation Commission No. 6
- Slokan District Chamber of Commerce
- Cultural Planning Group
- Composting Project Liaison (Healthy Community Society of the North S.V.)
- RDI Climate Adaptation project Team, Alternate

K. ADMINISTRATION REPORTS

None at this time.

L. BYLAWS AND POLICY

None at this time.

M. PUBLIC INPUT PERIOD

Terms of reference as per the Procedure Bylaw include;

- The maximum time allotted is two (2) minutes.
- The Public Input is for items on the Council Agenda only.
- The Public Input Period provides an opportunity for public input only, without expectation of response from Council.

N. **IN CAMERA MEETING:** there will be an In-Camera Meeting at this time. This meeting will be closed to the public in accordance with Sections 90 – 1 (c), employee relations, (i) legal.

The Regular Meeting recessed at _____pm in order to conduct the Closed Meeting.

The Regular Meeting reconvened at _____pm

O. **ITEMS BROUGHT FORWARD FROM IN CAMERA**

P. **ADJOURNMENT**

MINUTES OF THE REGULAR COUNCIL MEETING HELD ONLINE ON WEDNESDAY, JUNE 9, 2021 AT 7:00PM

PRESENT: Acting Mayor L. Main, Councillors T. Gordon, A. Yofonoff

ABSENT:

STAFF: H. Elliott, Chief Administrative Officer

A. CALL TO ORDER

Acting Mayor Leah Main Called the Meeting to Order at 7:00 pm.

B. THE VILLAGE OF SILVERTON ACKNOWLEDGES THE INDIGENOUS PEOPLES ON WHOSE TRADITIONAL TERRITORIES WE STAND

C. ADDITION OF LATE ITEMS IF ANY

None at this time.

D. ADOPTION OF THE AGENDA

073/2021 - **Moved, seconded** that the Agenda be adopted as presented.

CARRIED

E. ADOPTION OF THE MINUTES

074/2021 – **Moved, seconded** That the Regular Council Meeting Minutes of May 12, 2021 be accepted as presented.

CARRIED

F. DELEGATIONS AND PETITIONS

None at this time.

JUNE 9, 2021 MINUTES OF THE REGULAR COUNCIL MEETING

G. UNFINISHED BUSINESS/BUSINESS ARISING

G1. UBCM PREMIER AND MINISTERIAL APPOINTMENT BOOKINGS

Received for information.

G2. UBCM – BC HYDRO APPOINTMENT BOOKING

Direction to staff to book an appointment regarding future plans regarding power outage mitigation and street lighting repairs/modernization.

G3. ANNUAL REPORT MEETING

Direction to staff to set for June 23, 2021.

H. NEW BUSINESS

None at this time.

I. CORRESPONDENCE FOR INFORMATION

Received for information.

J. COUNCIL REPORTS

Received for information.

K. ADMINISTRATION REPORTS

Received for information.

JUNE 9, 2021 MINUTES OF THE REGULAR COUNCIL MEETING

L. BYLAWS AND POLICY

None at this time.

M. PUBLIC INPUT PERIOD

Press requests clarification from Councillor Yofonoff and from Councillor Gordon regarding speaking points they raised in the meeting. These were clarified at the meeting. Press also asked for the date of Voting Day. The answer was provided, June 19, 2021.

Colin Ferguson referring to item G2, regarding the ugly and old-fashioned street lighting, and wanting a modernization with “dark sky”. Mr. Ferguson also notes the Village flags are ratty and could they be replaced in reference to Acting Mayor Main’s report of putting flags at half mast until after Indigenous Awareness Day, June 21 due to the children’s remains found in Kamloops at a former Residential School site.

N. IN CAMERA MEETING:

The Regular Meeting recessed at 7:32 pm in order to conduct the Closed Meeting.

The Regular Meeting reconvened at 8:06 pm.

O. ITEMS BROUGHT FORWARD FROM IN CAMERA

Acting Mayor Main will receive the Mayoral remuneration for the months in 2021 that she is Acting Mayor for the Village of Silverton.

The Village of Silverton has partnered with other local governments in the region and the province to receive funding for a Rural Resident Attraction Pilot Project.

JUNE 9, 2021 MINUTES OF THE REGULAR COUNCIL MEETING

P. ADJOURNMENT

075/2020 – Moved that Council adjourn at 8:07pm.

CERTIFIED CORRECT:

Acting Mayor L. Main

Chief Administrative Officer

E2

MINUTES OF THE *SPECIAL COUNCIL MEETING HELD ONLINE ON WEDNESDAY, JUNE 10, 2021 AT 4:00PM*

PRESENT: Acting Mayor L. Main, Councillors T. Gordon, A. Yofonoff

ABSENT:

STAFF: H. Elliott, Chief Administrative Officer, John Southam, RDCK Building Inspection Manager

A. CALL TO ORDER

Acting Mayor Leah Main Called the Meeting to Order at 4:05 pm.

B. THE VILLAGE OF SILVERTON ACKNOWLEDGES THE INDIGENOUS PEOPLES ON WHOSE TRADITIONAL TERRITORIES WE STAND

C. ADDITION OF LATE ITEMS IF ANY

None at this time.

D. ADOPTION OF THE AGENDA

076/2021 - Moved, seconded that the Agenda be adopted as presented.

CARRIED

JUNE 10, 2021 MINUTES OF THE SPECIAL COUNCIL MEETING

E. NEW BUSINESS

E1. NOTICE ON TITLE

077/2021 - Moved, seconded Whereas the Building Inspector has provided a recommendation to the Village of Silverton Corporate Officer, according to Section 57(1)(b) of the Community Charter;

Therefore Be It Resolved That the Corporate Officer of the Village of Silverton be directed to file a Notice with the Land Title and Survey Authority of British Columbia, stating that a resolution has been made under Section 57 of the *Community Charter* by the Village of Silverton relating to land at PID 010-750-967, 010-750-991, 010-751-033, 010-751-084, 010-751-114, 010-751-203, Lots 1-6, Block 35, DL 434, LD 26, BC Jur. Code 572 AND PID 010-750-941, 010-750-916, 010-750-894, 010-750-860, Lots 9-12, Block 34, DL 434, LD 26, BC Jur. Code 572; AND

FURTHER, if an active Building permit or Building application is in place, that it be cancelled; AND

FINALLY, that information respecting the resolution may be inspected at the office of the Village of Silverton on normal working days during regular office hours.

F. ADJOURNMENT

078/2020 – Moved that Council adjourn at 4:20pm.

CERTIFIED CORRECT:

Acting Mayor L. Main

Chief Administrative Officer

MINUTES OF THE *SPECIAL COUNCIL MEETING HELD ONLINE ON WEDNESDAY, JUNE 23, 2021 AT 4:00PM*

PRESENT: Acting Mayor L. Main, Councillors T. Gordon, A. Yofonoff

ABSENT:

STAFF: H. Elliott, Chief Administrative Officer, Chris Jury, Chief Financial Officer

A. CALL TO ORDER

Acting Mayor Leah Main Called the Meeting to Order at 4:13 pm.

B. THE VILLAGE OF SILVERTON ACKNOWLEDGES THE INDIGENOUS PEOPLES ON WHOSE TRADITIONAL TERRITORIES WE STAND

C. ADDITION OF LATE ITEMS IF ANY

None at this time.

D. ADOPTION OF THE AGENDA

079/2021 - Moved, seconded that the Agenda be adopted as presented.

CARRIED

JUNE 23, 2021 MINUTES OF THE REGULAR COUNCIL MEETING

E. NEW BUSINESS

E1. 2020 ANNUAL REPORT AND FINANCIAL STATEMENTS

080/2021 - Moved, seconded Be it resolved the Silverton Village Council adopt the 2020 Annual Report and Financial Statements as presented

CARRIED

E2. 2020 SOFI REPORT

081/2021 - Moved, seconded Be it resolved the Silverton Village Council adopt the 2020 SOFI Report as presented.

CARRIED

F. ADJOURNMENT

082/2020 – Moved that Council adjourn at 4:19pm.

CERTIFIED CORRECT:

Acting Mayor L. Main

Chief Administrative Officer

E4

MINUTES OF THE *SPECIAL COUNCIL MEETING HELD ONLINE ON WEDNESDAY, JULY 7, 2021 AT 4:00PM*

PRESENT: Acting Mayor L. Main, Councillors T. Gordon, A. Yofonoff

ABSENT:

STAFF: H. Elliott, Chief Administrative Officer, Chris Jury, Chief Financial Officer

A. CALL TO ORDER

Acting Mayor Leah Main Called the Meeting to Order at 4:02 pm.

B. THE VILLAGE OF SILVERTON ACKNOWLEDGES THE INDIGENOUS PEOPLES ON WHOSE TRADITIONAL TERRITORIES WE STAND

C. ADOPTION OF THE AGENDA

083/2021 - Moved, seconded that the Agenda be adopted as presented.

CARRIE

D. NEW BUSINESS

D1. ELECTION RESULTS

084/2021 - Moved, seconded THAT the results, together with the ballot accounts for the 2021 Village of Silverton By-Election be received as submitted by the Chief Elections Officer.

CARRIED

E. OATH OF OFFICE

At 4:04 pm Chief Administrative Officer, H. Elliott administered the Oath of Council:

JULY 7, 2021 MINUTES OF THE REGULAR COUNCIL MEETING

Mayor Elect – Colin Ferguson

Councillor Elect – Clarence denBok

His Worship, Mayor Colin Ferguson resides in his position of Chair.

F. NEW BUSINESS

E1. NEWLY ELECTED WORKSHOP JULY 9, 2021

Received for information.

F. ADJOURNMENT

085/2020 – Moved that Council adjourn at 4:10pm.

CERTIFIED CORRECT:

Mayor C. Ferguson

Chief Administrative Officer



Administrative Report: Hillary Elliott, CAO

Village of Silverton Council

Regular Meeting of Silverton Village Council July 14, 2021

Executive Summary

The purpose of this report is to present information regarding the request of the Slocan Lake Arts Council (SLAC) to use the museum grounds for events and workshops in 2021.

Background

The Vice President wrote to the Village on July 7, 2021 with the following request:

Once we get approval ... we would like to proceed with using the building and the lawn. In our attempts to work with the Covid situation, we chose to have a few events scheduled this summer for outside, including workshops and live concerts. First one starting on July 16th.

The current lease with the Slocan Lake Arts Council for the Gallery building does not include the use of the outdoor space.

Therefore, staff have brought forward this request for council consideration. Through a resolution with an end date, reflecting the challenges that COVID 19 restrictions, changing orders and restrictions and the unknowns in the future, the SLAC's request for use of the outdoor space for 2021 would be possible without changing the lease agreement.

Financial Impact

SLAC would continue to pay the agreed upon rent of \$5,000/year for the building and outdoor space, and the utilities for the Gallery building.

Discussion

Some items for consideration that staff mentioned to SLAC:

1. No climbing or otherwise using the outdoor museum equipment and displays by audiences or user-groups
2. Event safety plan and fire safety plan for high fire hazards
3. Village limited capacity to maintain the outdoor space for organized events for SLAC
4. Impacts to neighbouring residents such as noise and parking
5. Limited parking for larger capacity of people with outside venue

Hillary Elliott
CAO, Village of Silverton



Administrative Report: Hillary Elliott, CAO

Village of Silverton Council

Regular Meeting of Silverton Village Council July 14, 2021

Executive Summary

The purpose of this report is to present information regarding the application for a Development Permit File No. 01 - 2021.

Background

Council has set out guidelines regarding construction within Silverton's development permit area as per the "Development Procedure Bylaw No. 242 - 1987" and is identified in "Zoning Bylaw No. 466 - 2011".

Anyone wishing to build within Silverton's Development Permit Area must apply to Council for their application to be reviewed and considered in an open meeting. All applicants must be granted authorization prior to construction.

As per the Village of Silverton Development Permit Area, a Development Permit (DP) application was completed by the property owner's Representative. The application has already provided information for a building permit, which contains the relevant information required for the DP application (attached). It is compliant with our OCP Bylaw No. 463 - 2010, Zoning Bylaw No. 466 - 2011, and all building requirements.

The proper permitting by other provincial and federal agencies will be completed as the proposed residential building is on the foreshore.

Financial Impact

The applicant has paid the \$100.00 for the permit application.

Discussion

Based on the information provided, it is recommended by staff to approve the Development Permit as presented.

Recommendation:

Pursuant to the report of the Chief Administrative Officer, the Village of Silverton Council approves the Development Permit Application No. 01 - 2021 as submitted for 811 Silver Cove Drive, Lot 6, PID 006-924-620, Plan NEP574, DL 434.

Sincerely,

Hillary Elliott
CAO, Village of Silverton

H3

Hillary Elliott

From: luce galenaenvironmental.ca <luce@galenaenvironmental.ca>
Sent: July 9, 2021 12:47 PM
To: Hillary Elliott
Cc: dustan volk; TRC Timberworks
Subject: Development Permit Application [REDACTED] _811 Silver Cove Drive, Silverton
Attachments: Galena ENV_Riparian Assessment for a New House Construction_Volk, Silverton, BC.pdf; VOLK_Development Permit Application & Construction Plan.pdf; 811 Silver Cove Drive 2021 07 08.pdf; 811 silverton title.pdf; Maintenance Plan - 201703-Strata N36.pdf; Permit Consent_Village of Silverton.pdf; 811 silvercove Development Permit Application (D. Volk).pdf; NES36 (2).pdf

Categories: Must Respond, Corporate Resource

Village of Silverton,

Please find attached the documents for a Development Permit Application for [REDACTED] Volk's property located at 811 Silver Cove Drive in Silverton.

The Construction Design document "811 Silver Cove Drive 2021 07 08" has been updated, please disregard the one previously received.

My attachments include 2 Development Permit Applications; the official one "Volk_Development Permit Application" and the one previously submitted by Mr. Volk "the "811 silvercove Development Permit Application (D. Volk) where you will find Mr. Volk's signature.

I would appreciate if you could add this Development Permit Application to your July 14th, 2021 Council meeting agenda.

Thank you very much for your time.

Regards.

Luce Paquin, BSc, MSc, RP Bio., P. Biol. | Environmental Manager/Professional Biologist

GALENA ENVIRONMENTAL Ltd

8075 Upper Galena Farm Road, Silverton, BC V0G 1S0

Cell: 250-265-8661



H3



**Riparian Assessment
For A New House Construction
811 Silver Cove Drive, Silvertown, British Columbia**



Rev. 0.0
July 6th, 2021

Prepared for:
Katrina Volk & Dustan Volk
PO Box 170, Kerrobert
Saskatchewan, S0L 1R0

Prepared by:
Galena Environmental Ltd
8075 Upper Galena Farm Road, Silvertown
BC, V0G 1S0

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APPENDICES

APPENDIX A CONSTRUCTION PLAN

APPENDIX B GALENA ENVIRONMENTAL INCIDENT REPORT FORM

APPENDIX C GALENA EQUIPMENT INSPECTION FORM



1 BACKGROUND

Galena Environmental Ltd (Galena) was retained by Dustan and Katrina Volk ("the Owners") to carry out a Riparian Assessment on their Slocan Lake waterfront property located in the Village of Silverton, British Columbia. The Owners intend to build a house on the vacant lot.

The lot is relatively small and the proposed Project will occur within the 30 m setback distance from the lake's natural boundary (high-water mark), also called the riparian area. Under provincial and federal government regulations, any type of construction activity proposed within the riparian area requires regulatory permitting and approvals.

A site meeting was held on June 17th, 2021, between Dace Volk, the owner's brother, and Luce Paquin, R.P. Bio. of Galena Environmental Ltd to identify the scope of the proposed Project, the environmental concerns and to determine the most effective construction options.

A riparian assessment was conducted on June 30th, 2021 by Luce Paquin to evaluate existing site conditions, identify habitat values, assess potential environmental issues and offer recommendations for the construction project.

In addition to a riparian assessment, the present report includes a description of Best Management Practices to prevent any environmental impacts on fish habitat and water quality. This report has been prepared for the Owners as a pre-condition for regulatory permitting and approvals.

2 PROJECT IDENTIFICATION

2.1 Project Location and Legal Description

The site is located in Silverton in southern British Columbia, on the east shore of Slocan Lake (Figure 1). The site is located at the north end of Silverton, within the Silver Cove Strata, a subdivision created in the 1980s (Figure 2). The Lot is classified as a Residential Land (R1) Use in the Village of Silverton Official Community Plan (2010).

The Site is bounded by Slocan Lake to the west and Strata residential properties to the east, south and north. The property was purchased by the Volks in 2019. The project site is located within the Central Kootenays Region. Sole access is via Highway 6N (Lake Avenue) and Silver Cove street in Silverton. The Site location and legal description are given in Table 1.

Table 1: Site legal description and georeferenced information

INFORMATION	LEGAL DESCRIPTION
Physical address	811 Silver Cove Drive
Lat/Long	Lat 49.956998° Lon:-117.358156°
Strata Lot #	6
Parcel Identifier (PID)	006-924-620
District Lot	434 Kootenay Land
Plan	NES36

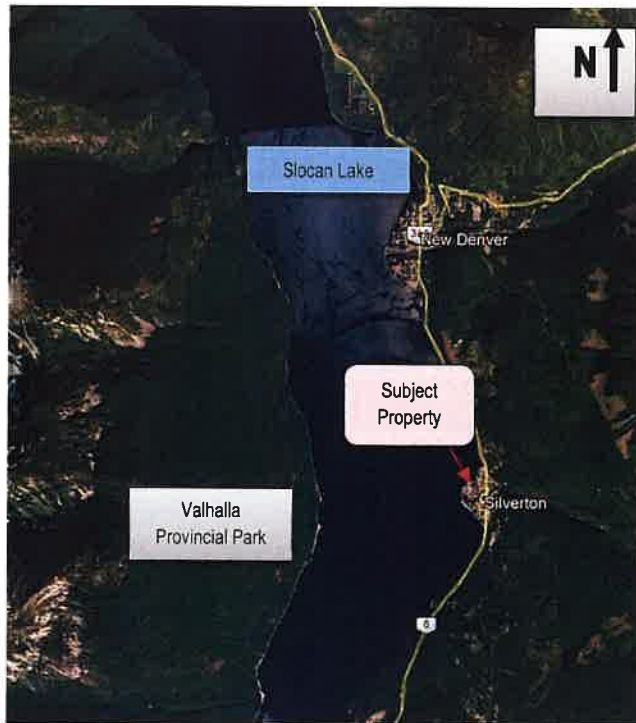


Figure 1: Project overview map

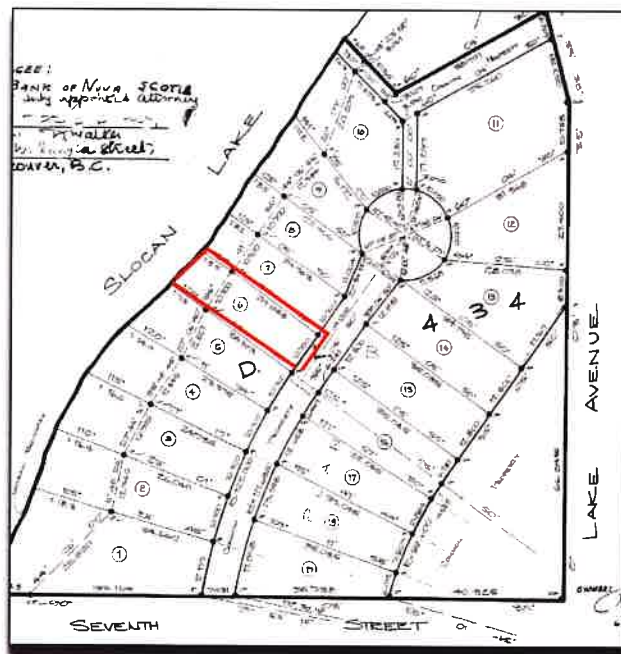


Figure 2: Dustin and Katrina Volk's Lot (Lot 6) in the Silver Cove Strata



2.2 Existing Conditions of the Property

The lot is 10.7m wide by 34m long with a northwest exposure. It is a vacant lot with minimal vegetation and signs of significant human disturbance. The surface of the lot consists of exposed soil such as gravel, sand and boulders, recently disturbed by earthwork activities. A pile of excavated material has been temporarily placed on the northeast corner of the lot.

The riparian area is very steep with the top of the bank located 9.4m from the lake's natural boundary. This portion of the riparian area has a mean gradient slope of 77%. The foreshore was heavily impacted and eroded by wave action during a storm in the 90s and riprap was consequently installed by previous owners at the toe of the bank within the entire Strata (Figure 3).

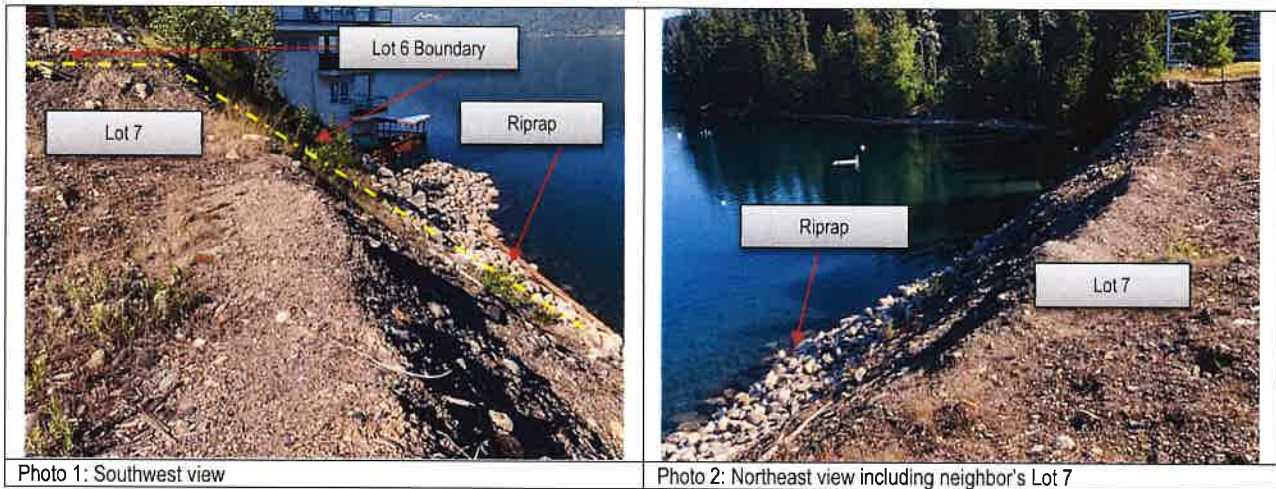


Photo 1: Southwest view
 Photo 2: Northeast view including neighbor's Lot 7
 Figure 3: Riprap at the toe of the slope as a bank erosion protection

An excavated area can be found on the property 10m from Silver Cove Street (Figure 4). The excavated area is approximately 6.5m x 6.5m with a rough unfinished perimeter. The excavation work was mistakenly carried out in May 2021 following misinterpretation of regulatory requirements and approvals by the construction contractor hired by the Owners. A stop-work on all earthwork activities was ordered by Luce Paquin as soon as Galena Environmental's services were retained by the Owners in June 2021.

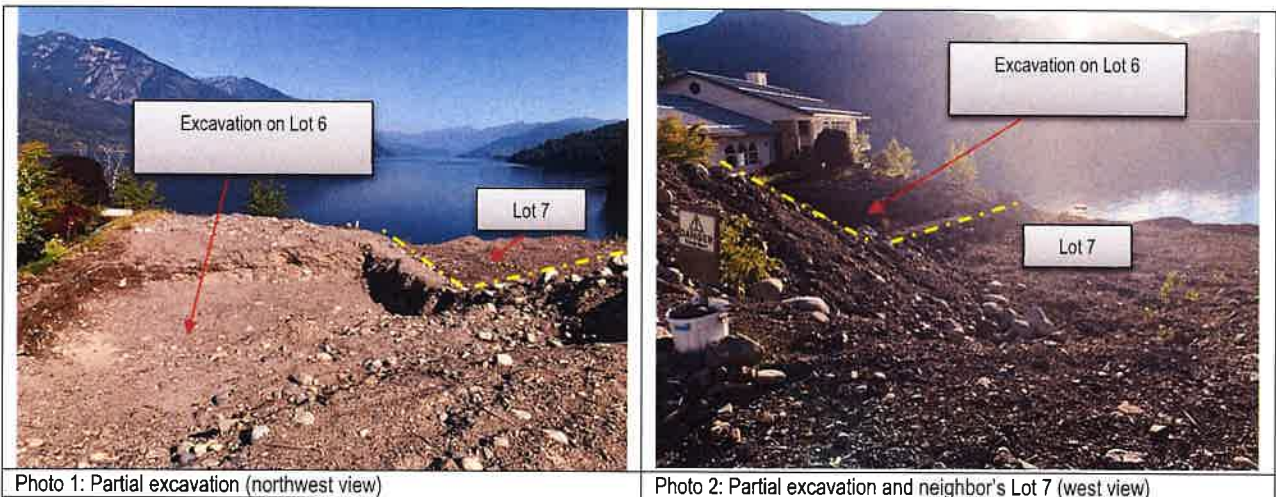


Photo 1: Partial excavation (northwest view)
 Photo 2: Partial excavation and neighbor's Lot 7 (west view)

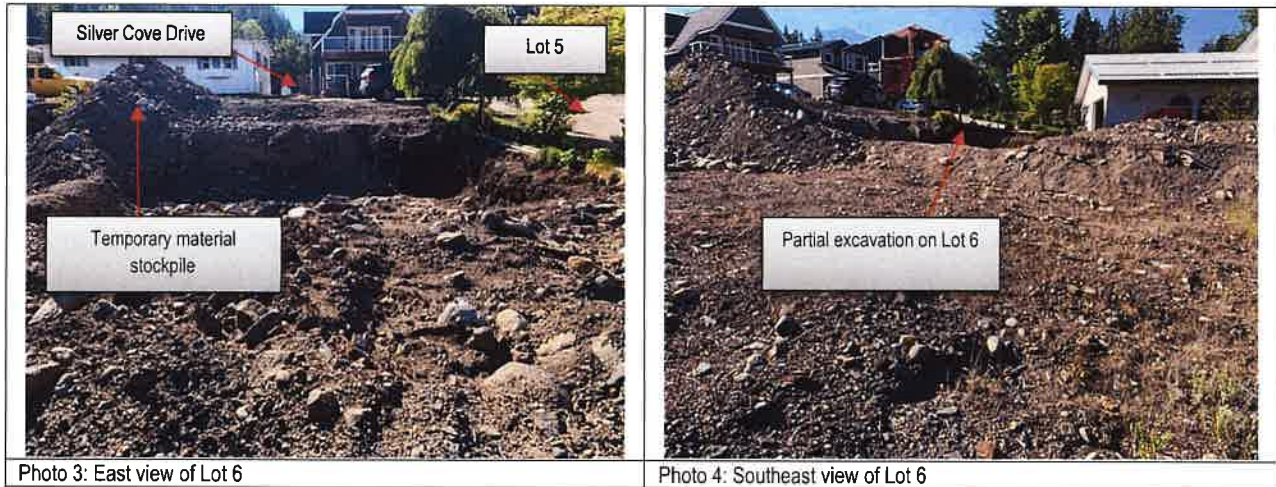


Photo 3: East view of Lot 6

Photo 4: Southeast view of Lot 6

Figure 4: Partial excavation conducted on Lot 6

2.3 Current Land Use, Utilities, Property Infrastructures

The site is a vacant lot with no building and no utility infrastructures. The property is currently not used for any camping or storage. Access to the beach is limited due to the steep gradient within the first 9m of the riparian area.

2.4 Proposed Development

Activities proposed on the property involve the construction of a 7.3m by 7.3m two-story house and a parking zone (Appendix A). There will be a single entrance to the property, via Silver Cove Drive. There is no proposed construction for beach access at this moment.

Equipment required for construction will consist of an excavator, a skid steer, a dump truck and a crane. Due to the small size of the lot, most excavated soil will be hauled away from the property and only a small amount will be spread out on the property.

Silver Cove Strata has its own water and sewage systems servicing 19 lots. A small excavator will dig two 7 m long trenches to connect both the waterline and the sewage lines directly with the Strata systems. Both system hookups are located less than 1m from the Volk's property boundary.

Geotechnical assessment prior to construction will be conducted by Ground Up Geotechnical Ltd and general construction by TRC Timberworks Ltd:

- TRC Timberworks Ltd:
 - Address : Suite 3, 622 Front Street, Nelson, BC V1L 4B7
 - Phone number : 250-551-6584
 - Contact person : Tim Reilly
- Ground Up Geotechnical Ltd :
 - Address : Box 151 Garibaldi Highlands, Squamish, VON 1T0
 - Phone number: 778-678-7654
 - Contact person: Patrick Sails



3 REGULATORY FRAMEWORK & RELEVANT STANDARDS

In British Columbia, any development within riparian areas requires regulatory permitting under the BC Ministry of Forests, Lands, Natural Resource Operations, and Rural Development and the Federal Fisheries and Oceans Canada. Since it is within the Village of Silverton, the Project must also comply with the Village's environmental bylaws, regulatory guidelines and Best Management Practices. The Project will require regulatory permits/approvals from three different jurisdictions:

- Federal:
 - A Request for Review under Fisheries & Oceans Canada (DFO).
- Provincial:
 - An Approval under the *Water Sustainability Act – Section 11, Change In and About a Stream*.
- Village of Silverton:
 - Development Permit (Section 9/6 of the Municipal Act); and
 - Building Permit.

3.1 Applicable Legislation

The Project will follow the applicable legislation related to riparian protection below:

- *British Columbia Riparian Areas Regulation*;
- *British Columbia Water Sustainability Act*;
- *Federal Fisheries Act*;
- *Federal Migratory Birds Convention Act*;
- *Federal Species at Risk Act*;
- *Provincial Wildlife Act*;
- *Provincial Heritage Conservation Act*;
- *Federal Species at Risk Act*;
- Provincial Spill Reporting Regulation;
- Village of Silverton Official Community Plan, 2010; and
- *Weed Control Act*.

3.2 Applicable Guidelines

The Project will follow the applicable guidelines for riparian protection contained in the following documents:

- General BMPs and Standard Project Considerations (Ministry of Environment);
- Develop with Care. Environmental Guidelines for Urban and Rural Land Development in British Columbia;
- Slocan Lake Foreshore Fish & Wildlife Habitat Assessment (Galena Environmental Ltd, 2011.);
- Shoreline Management Guidelines For Fish and Fish Habitat – Slocan Lake, Regional District of Central Kootenay and Ecoscape Environmental Consultants, 2014;
- Guidelines and Best Management Practices (BMP), BC Ministry of Environment;
- Riparian Restoration Guidelines, BC Ministry of Environment;
- Riparian Factsheet No. 6 – Riparian Plant Acquisition and Planting; and
- British Columbia Riparian Areas Regulation.



4 ROLES AND RESPONSIBILITIES DURING CONSTRUCTION

4.1 Owners Roles and Responsibilities

It will be the responsibility of the Owners and their contractors to be familiar with the contents of the Best Management Practices described in this report and to comply with the permits, approvals and environmental requirements.

4.2 Galena Environmental Roles and Responsibilities

Galena will provide a Qualified Environmental Practitioner (QEP) with appropriate experience to ensure that all construction activities are conducted in compliance with the government Best Management Practices and permit requirements and to ensure that construction activities do not adversely impact sensitive environmental resources.

It will be the responsibility of the Owners to notify the QEP prior to commencement of construction activities. A pre-work meeting with all contractors involved with construction will be held onsite prior to the start of construction. This meeting will review the Best Management Practices and work plan to ensure that all parties involved understand the objectives of the plans. A Closure Report will be completed to document environmental monitoring and mitigation activities and outcomes.

5 EXISTING RESOURCES

5.1 Aquatic Resources

Slocan Lake (watershed code 340-047200 and waterbody identifier 00115SLOC) is a 39 km long, cold and oligotrophic lake. The lake has a mean depth of 171 m and a maximum depth of 298 m. The lake drains southward into the Slocan River. Several tributaries flow into Slocan Lake. Silverton Creek enters the lake approximately 643m south from the project site.

The riparian area shows numerous signs of human disturbance such as site excavation, equipment footprints, ground leveling and riprap installed on the riparian area by previous landowners to prevent bank erosion. Some sections of the foreshore (below the natural boundary or the high water-mark) also show signs of disturbance where submerged riprap material can be found (Figure 5). Submerged boulders on the foreshore offer some potential rearing and cover habitat for fry and juvenile fish. Spawning substrate was not observed within the foreshore. One coarse woody debris (a long, narrow tree trunk) was observed at the toe of the riparian area but it provides negligible shelter for fish habitat.



Figure 5: Fish habitat and foreshore overview at the project location



This section of foreshore is situated within Segment 10 of the lake foreshore as identified in the Slocan Lake Foreshore Inventory and Mapping (FIM) Aquatic Habitat Index (Galena 2011). This is very large segment of shoreline and includes the Silverton Creek fan and surrounding areas and is considered on the whole to contain very good juvenile rearing habitat.

5.2 Surrounding Vegetation and Riparian Area

The project site has limited indigenous vegetation and numerous invasive species. Table 2 provides a detailed description of the vegetation at the property site.

Table 2: Riparian vegetation at the Project site

COMMON NAME	SCIENTIFIC NAME	STATUS
Trees / Shrubs		
Silver birch	<i>Betula pendula</i>	Imported
Mountain alder	<i>Alnus incana</i>	Native
Herbaceous		
White sweetclover	<i>Melilotus alba</i>	Invasive
Oxeye daisy	<i>Leucanthemum vulgare</i>	Noxious weed
Cow vetch	<i>Vicia cracca</i>	Noxious weed
Colonial bentgrass	<i>Agrostis capillaris</i>	Exotic
Cheatgrass	<i>Bromus tectorum</i>	Exotic
Blue wild rye	<i>Elymus glaucus</i>	Native
Weeping lovegrass	<i>Eragrostis curvula</i>	Unlisted/non-established
Bluebell bellflower	<i>Campanula rotundifolia L.</i>	Native

5.3 Wildlife

5.3.1 Fish

Slocan Lake supports a variety of fish species (Table 3), including several species of regional interest, such as rainbow trout (*Oncorhynchus mykiss*), kokanee (*O. nerka*), burbot (*Lota lota*), bull trout (*Salvelinus confluentus*), Westslope cutthroat trout (*O. clarki lewisi*) and the white sturgeon (*Acipenser transmontanus*).

Table 3: Fish species present in Slocan Lake

COMMON NAME	SCIENTIFIC NAME	BC STATUS
Bull Trout	<i>Salvelinus confluentus</i>	Blue-listed ¹
Burbot	<i>Lota lota</i>	Yellow-listed ²
Cyprinids	Sp.	
Dace spp.	<i>Rhinichthys sp.</i>	
Dolly Varden	<i>Salvelinus malma</i>	Yellow-listed
Eastern Brook Trout	<i>Salvelinus fontinalis</i>	Exotic species
Kokanee	<i>Oncorhynchus nerka</i>	Yellow-listed
Lake Chub	<i>Couesius plumbeus</i>	Yellow-listed
Largescale Sucker	<i>Catostomus macrocheilus</i>	Yellow-listed
Mountain Whitefish	<i>Prosopium williamsoni</i>	Yellow-listed
Northern Pikeminnow	<i>Ptychocheilus oregonensis</i>	Yellow-listed



Peamouth Chub	<i>Mylocheilus caurinus</i>	Yellow-listed
Prickly Sculpin	<i>Cottus asper</i>	Yellow-listed
Rainbow Trout	<i>Oncorhynchus mykiss</i>	Yellow-listed
Redside Shiner	<i>Richardsonius balteatus</i>	Yellow-listed
Sculpin spp.	<i>Cottus spp.</i>	
Slimy Sculpin	<i>Cottus cognatus</i>	Yellow-listed
Torrent Sculpin	<i>Cottus rhotheus</i>	Yellow-listed
Westslope Cutthroat Trout	<i>Oncorhynchus clarki lewis)</i>	Blue-listed
White Sturgeon	<i>Acipenser transmontanus</i>	Slocan Lake population is red-listed ³

1: Species with a special concern 2: Species at the least risk of being lost. 3: Species at risk of being lost (extirpated, endangered or threatened).
BC Government/HabitaWizard 2021

5.3.2 Birds

No nesting potential was observed on the property or in the ornamental shrubs located on the neighbor's property line. Several barn swallows (*Hirundo rustica*) were observed flying within the Strata and 3 mallard ducks (*Anas platyrhynchos*) were foraging along the foreshore during the site visit.

5.3.3 Amphibians and Reptiles

The property is generally dry and denuded of amphibian preferential habitat such as decayed woody debris, moss or moist areas. Potential for reptile habitat such as root cavities and rocky outcrops were not observed on the flat bench or the steep bank.

5.3.4 Mammals

The proposed development site and its neighboring lots have no denning or foraging habitat for mammals. Bats may utilize surrounding buildings within the Strata.

5.3.5 Species at Risk

A 10 km buffer polygon around the site was used to query BC Conservation Data Center records for the potential for species at risk to inhabit or use the area (CDC IMap tool). Based on the query results, five occurrences of four species at risk are known within this 10km polygon; the white sturgeon, the pygmy slug, the Magnum mantleslug, and the Banded Tigersnail.

Of the four species at risk, the white sturgeon is the only species listed endangered in British Columbia. Construction activities will not affect water quality in the lake since construction will occur at the upland end of the riparian area where the ground is flat and dry. Therefore, the white sturgeon habitat is unlikely to be affected.

The pygmy slug and the Magnum Mantleslug are listed under the Special Concern status in British Columbia. The slugs's key habitat requirements include high substrate moisture with abundant woody debris and leaf litter for shelter. Both occurrences were found in high altitude and in forested mountainous habitats. All construction activities will occur on a disturbed area denuded of the species preferred habitat requirements and the project site has no habitat requirements for this species.

The Banded tigersnail was only observed in the Rosebery area, in deep-leaf litter with a high moisture content. This type of habitat is inexistent at the Project site and within the Project neighborhood and consequently the species is unlikely to be encountered during the construction.

None of these species are likely to occur on the property. The lack of vegetation and the dry gravelly soil do not fit the species life requirements. Table 4 below provides the key habitat and the occurrence locations for the four species at risk within a 10km radius from the Project.



Table 4: Species at Risk within a 10km polygon from the project site

SPECIES AT RISK	SCIENTIFIC NAME	BCCDC SHAPE ID	COMMENTS
White sturgeon	<i>Acipenser transmontanus</i> (Upper Columbia pop.)	#36644	The sturgeon is listed endangered in British Columbia. The fish is rarely observed in Slokan Lake since it inhabits deepwater areas.
Pygmy slug	<i>Kootenaia burkei</i>	#95944 & #112721	The snail was found twice, on the left (south) shore of Wilson Creek, approximately 10km from the project site and, 8.2km south of Silverton. The species is listed as Special Concern in British Columbia. The slug's key habitat requirements include high substrate moisture with abundant woody debris and leaf litter for shelter. During both occurrences, the species was found in mountainous forested habitats.
Magnum Mantleslug	<i>Magnipelta mycophaga</i>		The species is listed as Special Concern in British Columbia. The slug was found at 4.15km in a forested area uphill and northeast of the project site. The slug occupies coniferous forests at mid-to-high elevations. It inhabits very moist microsites, often with abundant herbaceous vegetation.
Banded Tigersnail	<i>Anguispira kochi</i>	#121782	Fourteen live and ten dead banded tigersnails were found in 2008 near a residential area north of Wilson Creek and approximately 10km from the Project. The species is listed as Special Concern in BC. The snails were found in a deep leaf litter mixed with coarse woody debris. The species's key habitat requirements are forested areas with a secondary canopy with rocks and coarse woody debris.

6 ENVIRONMENTAL CONSIDERATIONS

6.1 Aquatic Impacts from Equipment

Although construction will not occur near the water but solely upland, on a flat bench, equipment traffic and earthworks have the potential to impact the soil and create ruts and rills. If rainy events occur during the construction period, rill erosion will promote surface drainage flowing down the steep riparian slope into the lake. Protective measures will be implemented to prevent construction debris and sediment-laden waters from entering the lake (see Section 7.2). To prevent rilling, recent earthwork conducted on the property, equipment footprints and soil interstices will require immediate attention prior to the start of the Project.

6.2 Concrete Work

Concrete work will be required for the construction of the house foundations and the parking area. Due to the proximity of the lake, all precautions will be taken to prevent uncured concrete from entering the surrounding environment. Uncured concrete can leach into water and drastically change the pH, making conditions toxic for fish. All necessary mitigation measures associated with concrete work will be implemented prior to and during concrete pour (see to Section 7.7).



7 Environmental Protection & Best Management Practices (BMPs)

7.1 Scheduling of Construction Activities

Construction is scheduled to begin in late August 2021 and end by late early December. All phases of construction most likely to impact lake water quality will consequently be carried out during the dry season (late summer, early fall). Erosion Prevention & Sediment Control

Sediment control measures will be installed around work areas and on the top of the bank where erodible ground is exposed and has the potential to leach into the lake and adversely impact water quality.

A berm will be placed at the top of the bank to prevent construction debris and surface water from discharging into the lake. A polyethylene sheet layer will cover the side of the berm and act as a waterproof barrier. A trench will be built in front of the berm to act as a settling pond to capture running water. The trench will allow water to percolate and filter through the soil and will prevent runoff from directly entering the lake.

Sediment control measures will be installed as prescribed by the QEP prior to the start of construction. Additional sediment control measures may be added if required when potential erosion control issues arise. General measures for sediment and erosion control that may be employed during construction include:

- Temporary material stockpiles will be placed as far as is practical from drainage channels;
- Sediment control features may include silt fences, and straw bales;
- Sediment and erosion control features will be functional at all times and maintained and monitored regularly until a stable condition is achieved; and
- Inspection of sediment control structures will be conducted after any significant rainfall occurs and any damaged devices repaired immediately.

7.2 Equipment & Operation Movements

General equipment operation and movement mitigation measures will be incorporated into all activities, for the duration of the construction activities. Construction will adhere to the Best Management Practices (BMPs) as follows:

- The excavator will access the area from the Silver Cove Drive and equipment traffic and footprint will be limited near the top of the bank;
- The equipment will be regularly maintained and inspected. If problems are identified, the equipment will be shut down and repaired to prevent release of hydrocarbons into the environment;
- If repair is required, the equipment will be repaired outside the riparian area, within the 10m zone from Silver Cove Drive; and
- Any disturbance to the riparian area resulting from the operations of machinery will be restored prior to machinery leaving the site (i.e. rutting, soil compaction, etc.).

7.3 Earthworks

The principal concerns associated with earthworks are sediment-laden runoff issuing from the work area. Excavation, backfilling and grading in the riparian area will be done in a manner that prevents erosion and sedimentation transport into the lake. All earthwork activities will adhere to relevant regulatory requirements. Other specific measures to be undertaken to minimize potential effects on aquatic habitat and resources are as follows:

- Excavated materials will only be temporarily stored onsite and for a short duration;
- Temporarily exposed soils will be immediately covered with a polyethylene sheet to prevent erosion and soil transport into the lake during rainy events;



- Excess soil and material temporarily stored on site will be removed as soon as possible if not being used for the reclamation phase; and
- Excavation, backfilling and grading shall be done in a manner that minimizes potential for runoff.

7.4 Waste Management

All waste materials will be transported off-site by the construction contractor(s) for appropriate disposal. Anticipated waste includes plastic tarp, food waste, and debris from the construction materials such as wrappers, card boxes, etc. Construction workers will be aware of and will adhere to the waste Best Management Practices below:

- Food waste and domestic garbage from the construction site will be collected, stored and disposed of in a timely manner in order to reduce potential human/wildlife encounters; and
- In the event of a spill, contaminated soil will be temporarily disposed of onsite in plastic bins equipped with a lid.

7.5 Storage & Handling of Fuel & Hydrocarbon Products

A number of substances can be transported by sediments and runoff from construction sites. The following Best Management Practices associated with fuel and hydrocarbon products will apply:

- No large quantities of petroleum products, such as tidy tanks or refueling systems, will be allowed within the riparian area;
- Any chemicals and or petroleum products should be stored in a weather-resistant shelter with appropriate containment measures;
- Store any waste fuel or used sorbent materials securely in a spill-proof container and discard at an approved facility when removed from site;
- Fuel containers will be kept outside the riparian area sitting in a spill tray;
- No petroleum products, other than those contained within the machinery, will be allowed on the riparian area; and
- Where possible, all mechanical emergency repair activities should be undertaken in a predefined area. The area is to be located away from the riparian area. In the event that repairs have to be undertaken within the riparian area, spillage and drainage of materials into the foreshore must be prevented.

7.6 Concrete Work

Concrete work will primarily occur during foundation construction. Uncured concrete can leach into water and change the pH, making conditions toxic for fish. The unauthorized disposal or discharge of uncured concrete, concrete wash water can result in environmental damage and regulatory non-compliances. Prior to and throughout operations, the Environmental Monitor will:

- Ensure that any uncured/waste concrete is not at risk to be transported into the lake;
- Ensure that wash stations for cleaning concrete equipment will be located outside the riparian area;
- If necessary, implement measures to contain water that has come into contact with uncured concrete until water quality standards for pH and turbidity are reached before discharging to the environment (usually 48-72 hours) (i.e., lined sump, vac truck);
- Ensure that cured waste concrete is disposed of at a licensed landfill;
- Ensure that buckets placed under the concrete chute capture concrete drippings;
- In the event of a spill, immediately remove the material (if possible) and implement emergency clean-up procedures. All spills will be immediately reported to the Environmental Monitor who will notify the relevant agencies as required; and
- Ensure Environmental Monitor is onsite during concrete pouring activities.



7.7 Invasive Plant Prevention and Management

New construction activities can potentially introduce invasive plant species. The following mitigation measures will be implemented to prevent the spread of invasive plant species within the riparian area:

- Equipment will be cleaned prior to entering the site;
- After construction, the Owners should monitor the property for the establishment of invasive species. If invasive species are found, the Owners should remove the plants by hand and dispose of them; and
- Exposed soils will be reduced to a minimum during construction.

7.8 Spill Prevention & Emergency Response BMPs

7.8.1 Spill Prevention

The purpose of a Spill Prevention and Response Plan is to provide a course of action that will enable a prompt and orderly response to spills and incidents that may occur during construction. To prevent and control spills or unplanned releases of hazardous substances the BMPs below will be implemented:

- Spill trays or sorbent pads will be used for capturing drips when transferring liquids between containers;
- Project will ensure adequate and appropriate spill response materials and equipment available for use relative to the scope of work;
- Fueling of equipment should be conducted outside the riparian area at a pre-designated location;
- Any soil contaminated by small leaks of fuel, oil or grease from equipment (including hydraulic hose ruptures and loss of fluid) shall be disposed of as per policies and guidelines and at an approved contaminated soil disposal facility;
- Containment trays will be used for stationary fuel storage remaining onsite;
- A 55 gal. spill kit will be located on site during construction; and
- All workers will understand and follow the 6 Basic Steps of Spill Response (below).

6 Basic Steps of Spill Response	
1. Assess the risk:	<ul style="list-style-type: none"> ✓ Warn others in the area. ✓ Eliminate all sources of ignition.
2. Call for assistance:	<ul style="list-style-type: none"> ✓ Call anybody onsite for physical assistance. ✓ Call the QEP (Environmental Person).
3. Stop the flow:	<ul style="list-style-type: none"> ✓ Close valves, shut off pumps, plug leak. ✓ Place content of a leaking container into a secondary containment.
4. Contain the spill:	<ul style="list-style-type: none"> ✓ Block any escape points such as drainage ditches, sloppy beach. ✓ Contain spill with sorbents, earth, sand or other non-combustible materials.
5. Clean-up the spill:	<ul style="list-style-type: none"> ✓ Collect all used sorbent material using clean non-sparking tools. ✓ Place all waste materials in labeled, sealed containers or plastic bags. ✓ Use appropriate waste contractor for disposal.
6. Report:	<ul style="list-style-type: none"> ✓ Environmental Monitor must complete Incident Reporting. ✓ Spills in a waterbody (lake, river, wetland) must be reported to the Regulatory Agencies. ✓ Determine the requirement for external reporting based on the nature and details of the release, as per the Provincial and Federal Legislation and Guidelines.



7.8.2 Spill communication and reporting

If the spill is discharged to water or if the volume spilled is equal to or greater than the minimum quantity outlined in Table 5, the QEP will initiate the verbal notification to the Regulatory Agencies and will produce a written Environmental Incident Report (EIR) to the related governmental agencies. The EIR will be completed as soon as possible after the spill has been controlled, preferably within 24 hours. An investigation into the cause and remediation of the spill will be completed, as required, depending on the severity of the incident.

All spills meeting or exceeding the thresholds in the table below must be reported externally to the Provincial and/or the Federal Agencies listed in Table 6. All spills to water will also be reportable to the government (externally reportable). Under these levels, all other spills will be documented in the Closure Report.

Table 5: External reportable level requirements

EXTERNAL REPORTABLE LEVEL REQUIREMENTS (L)
Antifreeze 5 L
Diesel Fuel 100 L
Gasoline 100 L
Greases 100 L
Hydraulic Oil 100 L
Lubricating Oils 100 L
Paints and Paint Thinners 100 L
Solvents 100 L

Table 6: Contact information for externally reportable spills

REGULATORY AGENCY	REPORTING REQUIREMENTS	CONTACT INFORMATION
Provincial Emergency Program (PEP)	Spills that meet or exceed PEP thresholds	PEP 1-800-663-3456
Fisheries and Oceans Canada	Any spills into waters frequented by fish	1-800-268-6060
Fire, police and ambulance service	Emergency assistance	911

7.8.3 General Spill Containment and Clean-up Actions

Spill containment will depend on the physical and chemical properties of the substance:

- If solid, cover material with plastic;
- If liquid contain the spill using booms or other materials designed for this purpose;
- Clean up and recover material using protective gear. Material recovery may utilize pumps or sorbets as appropriate for type of spill; and
- Implement environmental monitoring of water quality, if applicable.

Plastic bags will be stored in the spill kit for temporary storage of soiled material. The bags will be placed in a pickup or a designated area for transport to an appropriate waste disposal facility. Contents of a spill kit must be replenished immediately following its use.



8 CONSTRUCTION ENVIRONMENTAL MONITORING

Environmental monitoring will be an integral component of this Project since the proposed development will occur entirely within the riparian area. The environmental monitor (EM) will be a Qualified Environmental Practitioner (QEP) with appropriate experience.

The monitoring schedule for the development will include a site visit by the QEP a day prior to the start of construction to ensure that all environmental protection measures are in place to prevent construction impacts to the riparian area and water quality. The QEP will inform workers of the implementation of the Best Management Practices listed in this report. The EM should be onsite on an as-required basis and specifically during construction works that may have the potential to create significant environmental impacts (i.e., concrete pour). The EM will ensure that all mitigative measures are adequately implemented, that they are working appropriately, and that impacts to nearby lake and the environment are kept to a minimum. The EM will have the authority to stop construction work if there is potential for harm to the environment. The EM will be responsible for monitoring and evaluating compliance of work practices and procedures and will also perform the following tasks throughout the duration of the construction of the Project:

- Liaise with the government agencies or the Village of Silverton, if needed;
- Provide environmental orientation instruction to crew personnel on an as-needed basis when the Project enters phases with increased environmental risks such as concrete work or during heavy rainy events;
- Monitor all waste management initiatives;
- Review and monitor emergency response supplies and equipment required to be onsite;
- Monitor site machinery for oil leaks prior to mobilization and follow-up repair prior to machinery entering work area;
- Be on call should an emergency arise requiring the Environmental Monitor's assistance;
- Maintain a detailed project record of all main phases of the construction, with photographs;
- Conduct regular environmental inspections, document work activities and ensure compliance with the Project requirements; and
- Complete Environmental/ Spill Incident Forms when a non-compliant, reportable incident or spill is observed or reported by the construction crew and/or Galena.

9 POST-CONSTRUCTION RECLAMATION

Reclamation will be minimal since the house footprint will occupy most of the property. Seeding is recommended for the steep riparian slope. A regional native grass mixture or native wildflower seeds should be used to revegetate the slope and to improve the riparian habitat. Kootenay Forestland Mix (Table 7) is recommended as the grass seed mixture. Native wildflower seeds can be used instead of native grass. The certified seeds can be found at Interior Seeds and Fertilizer in Cranbrook. Native wildflower can be found at Kinseed Nursery. Both mixtures can be purchased locally.

Table 7: Recommended native seed mixture

KOOTENAY FORESTLAND MIX
Intermediate Wheatgrass 32%
Alfalfa ("Rambler") 20%
Perennial Ryegrass 15%
Annual Ryegrass 15%
Hard Fescue 10%
White Dutch Clover 5%
Canada Bluegrass 2%
Redtop 1%



If there is room for revegetation, native plants listed in the table below are recommended:

Table 8: Recommended native shrubs

SPECIES NAME	LATIN NAME
Willow	<i>Salix spp</i>
Red elderberry	<i>Sambucus racemose</i>
Water birch	<i>Betula occidentalis</i>
Mountain alder	<i>Alnus incana</i>
Red-osier dogwood	<i>Cornus stolonifera</i>
Prickly wild rose	<i>Rosa acicularis</i>
Mock-orange	<i>Philadelphus lewisii</i>
Common snowberry	<i>Symphoricarpos albus</i>
Sumac	Sumac spp.
Chokeberry	<i>Prunus emarginata</i>

The Owners shall employ reclamation efforts to meet foreshore regulatory guidelines as follow:

- Ensure the objective of the restoration is to naturalize the riparian area and not create a landscaped garden;
- Planting should not occur during periods of hot dry weather unless they are irrigated daily;
- The revegetation will be conducted in late spring-early summer and will be according to the Department of Fisheries and Oceans Canada (DFO) guidance for riparian revegetation will be followed (DFO 2009);
- If the Owners prefer other native shrubs than the ones in the list above, additional shrub species could be substituted under direction of a QEP;
- Plantings that do not survive should be replaced to ensure that long term establishment of the target quantity of native trees and shrubs is achieved; and
- Regularly irrigate new plantings during the plant establishment period, a minimum of 3 years.

10 CONCLUSION

Although entirely located within the riparian area, construction activities to be conducted on the property will be entirely isolated from the riparian slope. To reduce the risk for environmental impacts on the water resources, construction activities will be conducted in the late summer and early fall, during the dry season and at low water levels, keeping the construction activities well away from the water.

The construction of the proposed Project will have negligible impacts on the surrounding environment providing that the mitigation strategies outlined in this report are followed. The Project will only occur on top of the bank, within the last 20m of the riparian area.

The habitat located within the footprint of the Project does not contain unique vegetation ecology and the area has not been found to contain unusually high or unique wildlife habitat. None of the species at risk listed for the area are likely to be adversely affected by this Project because key habitat elements and life history requirements were not found.

11 REFERENCES

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APPENDICES

- APPENDIX A** **Construction Plan**
- APPENDIX B** **Environmental Incident Report**
- APPENDIX C** **Equipment Inspection Report**



APPENDIX A CONSTRUCTION PLAN

811 Silver Cove Drive
Silverton, BC

STRATA LOT 6, PLAN NES36,
DISTRICT LOT 434, KOOTENAY LAND

R-2 Zoning Analysis

Single Family Dwelling

Main Floor - 576 Sq. Ft.
Second Floor - 576 Sq. Ft.
Total - 1,152 Sq. Ft.

Maximum Height - 33'
Actual Height - 24.5'

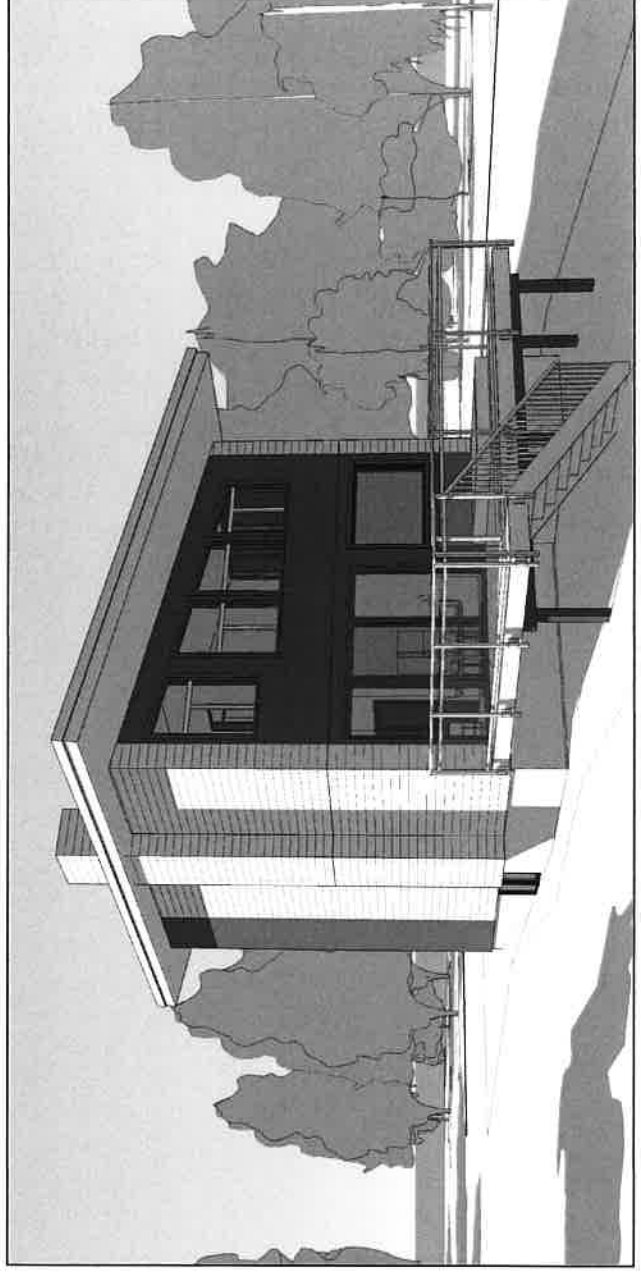
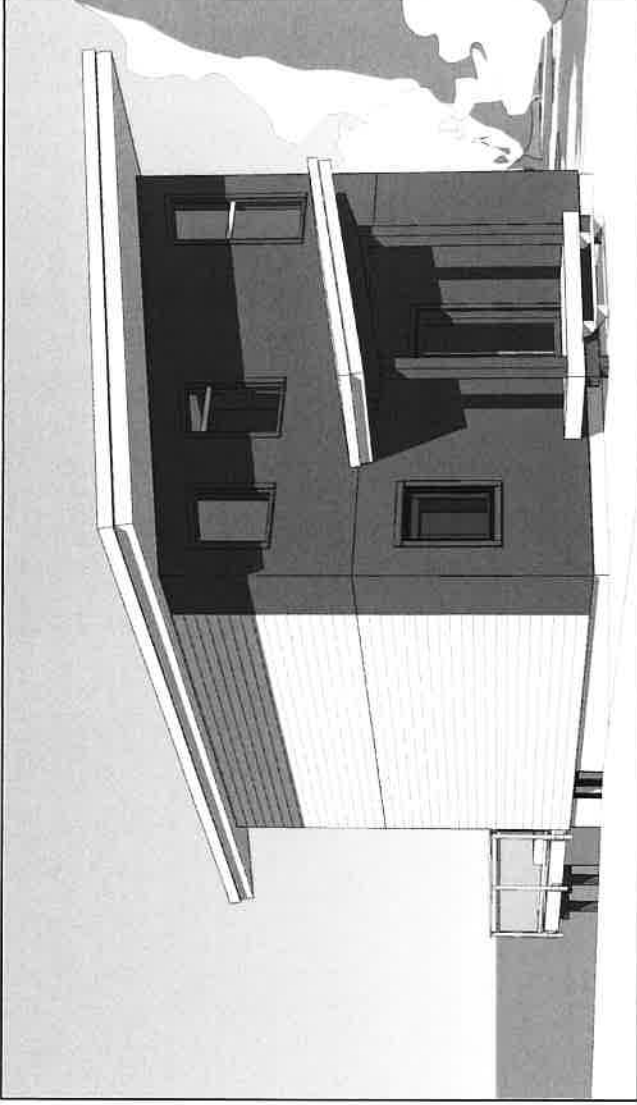
Minimum Home Width - 18'
Actual Home Width - 24'

Maximum Parcel Coverage - 40%
Actual Coverage - 20.1%
House Footprint - 576 Sq. Ft.
Lot - 2,863 Sq. Ft.

Setbacks
Front - 14.8'
Rear - 4.9'
Side (South West) - 4.9'
Side (North East) - 4.9'

South West Side
Distance to property line - 1.68 Meters
Limiting Distance - .84 Meters
Maximum Glazed Opening - 0%
Actual Glazed Openings - 0 Sq. Ft.
Wall Area - 432 Sq. Ft.
Glazed Openings - 0%

North East Side
Distance to property line - 1.66 Meters
Limiting Distance - .84 Meters
Maximum Glazed Opening - 0%
Actual Glazed Openings - 0 Sq. Ft.
Wall Area - 528 Sq. Ft.
Glazed Openings - 0%



Sheet #	Sheet Name	Issue Date
A0.1	Cover Sheet	08/15/20
A0.2	Overview	08/15/20
A1.1	Site Plan	08/15/20
A1.2	Basement Plan / Schedules	08/15/20
A1.3	Main Plan	08/15/20
A1.4	Second Floor	08/15/20
A3.1	Elevations	08/15/20
A3.2	Elevations	08/15/20
A4.1	Sections	08/18/20
A5.1	Details	05/27/21

Sheet List

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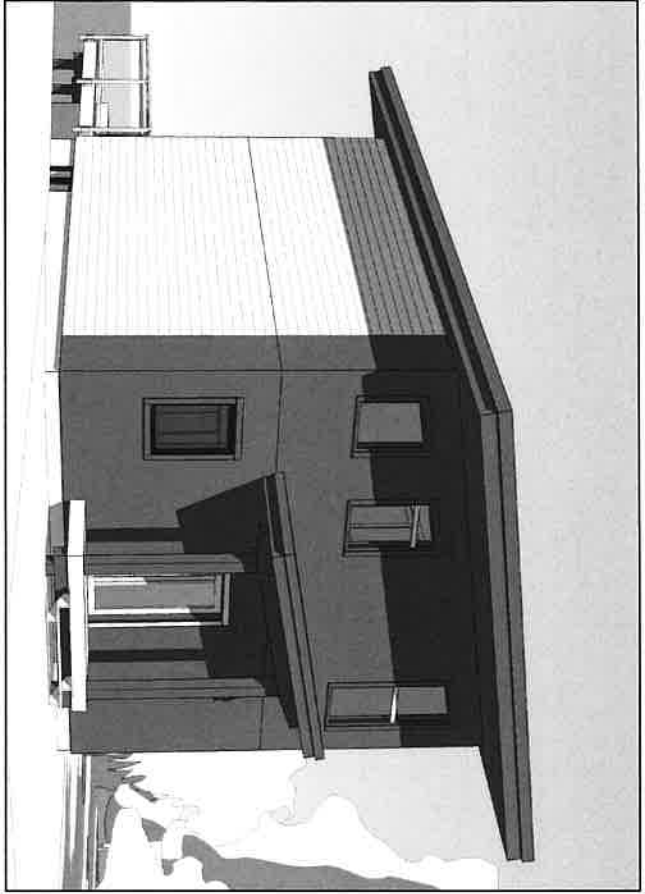
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Victoria, BC
V8R 2C1



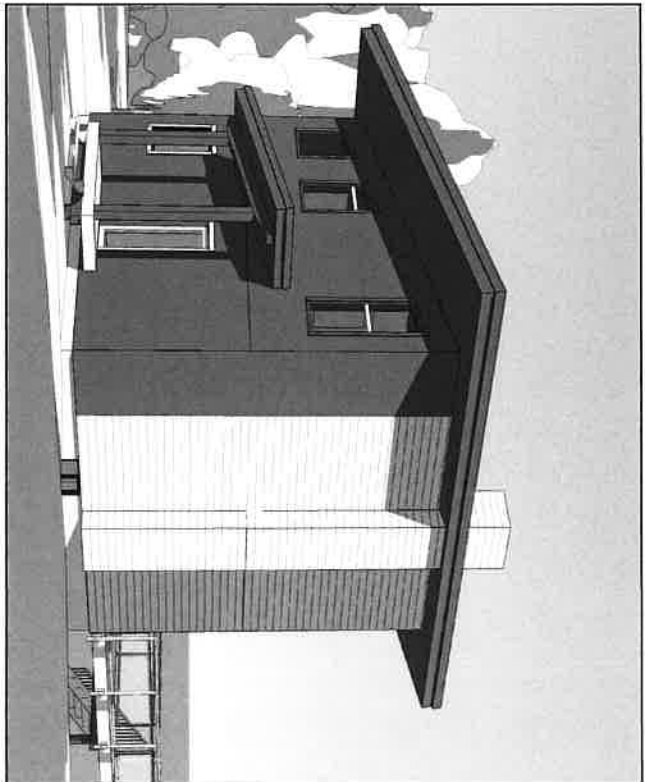
811 Silver Cove Drive
Silverton, BC
Cover Sheet

Date: July 8, 2021
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A0.1
Drawn #



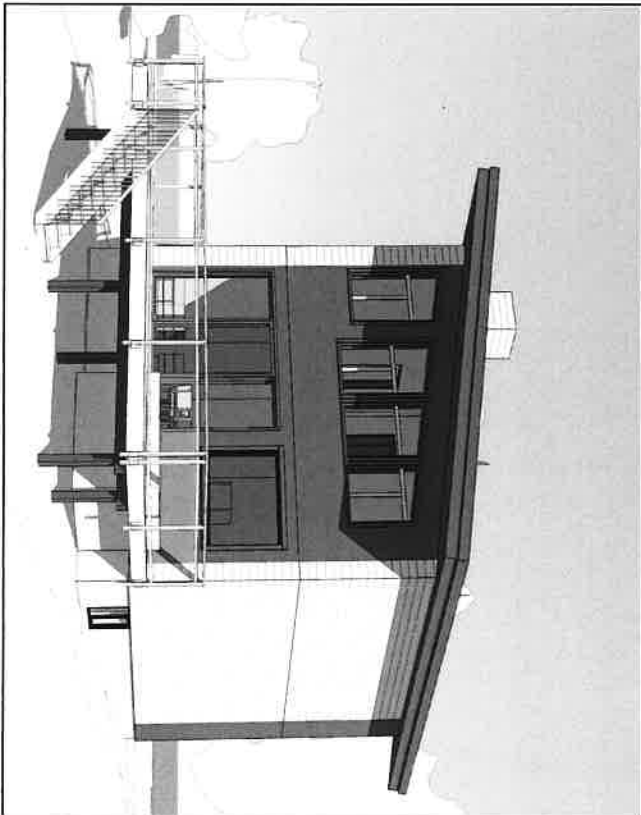
① 3D View 1



② 3D View 2



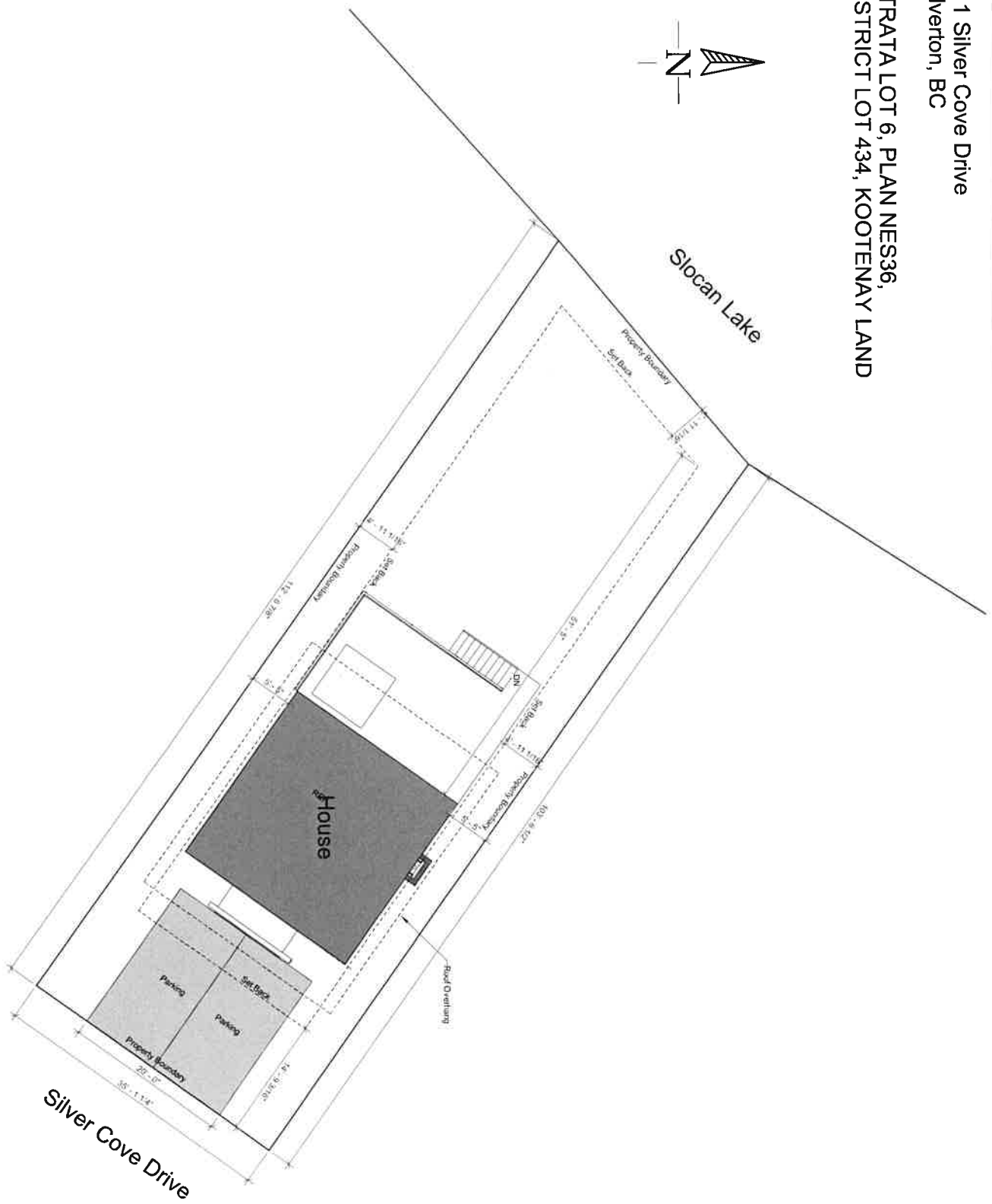
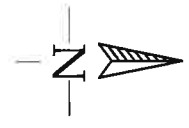
③ 3D View 3



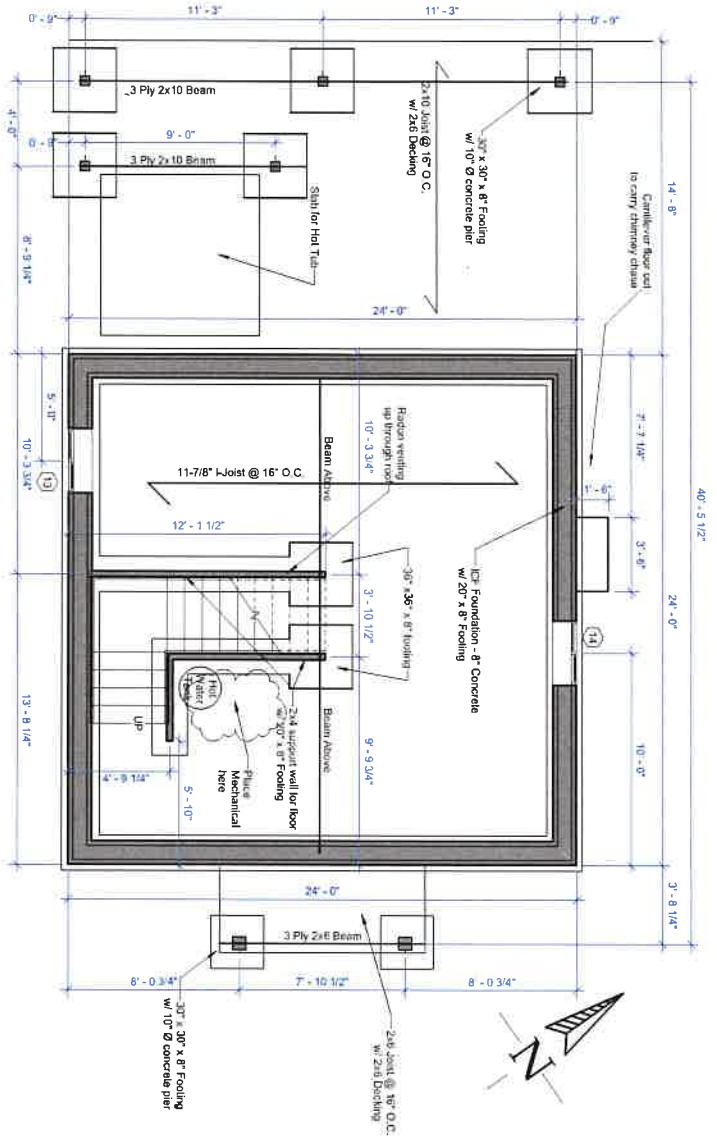
④ 3D View 4



811 Silver Cove Drive
 Silvertown, BC
 STRATA LOT 6, PLAN NES36,
 DISTRICT LOT 434, KOOTENAY LAND

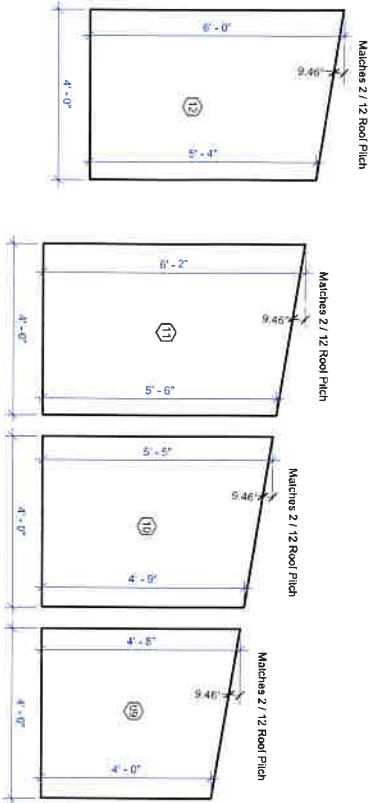


1 Site Plan
 1/8" = 1'-0"

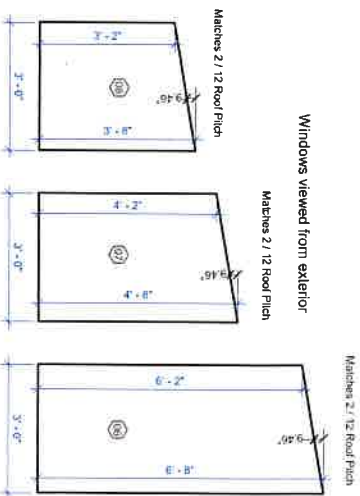


1 Basement
1/4" = 1'-0"

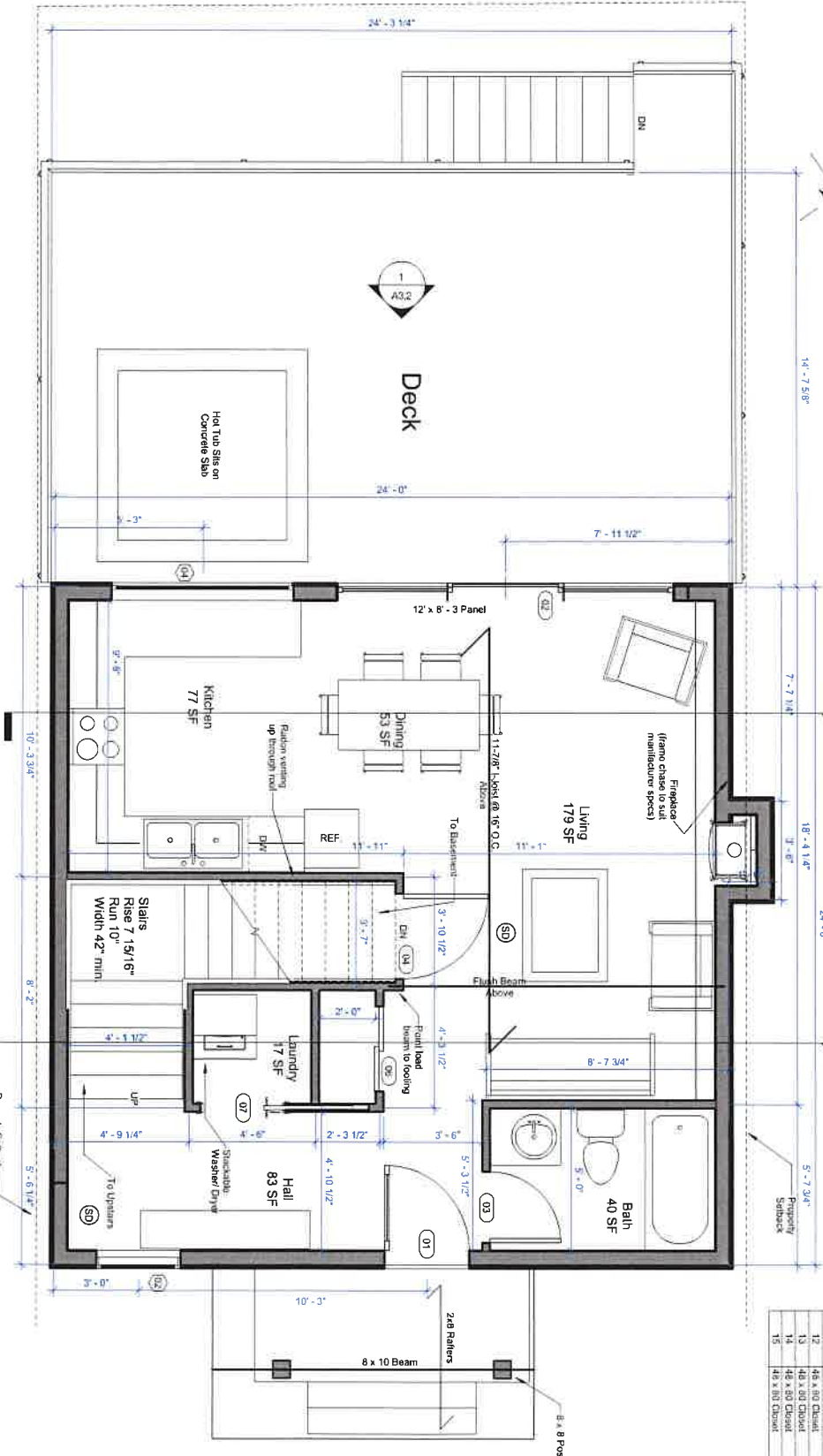
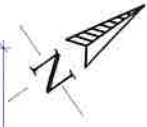
Windows viewed from exterior



2 Applied Windows - Rough Openings
1/2" = 1'-0"



Window Schedule			
Window #	Type	Head Height	Comments
U2	36" x 48"	6'-0"	Exterior
U6	72" x 54"	6'-0"	Exterior
U8	36" x 80"	6'-0"	Exterior
U7	36" x 54"	7'-0"	Exterior
U9	36" x 36"	6'-0"	Exterior
U10	48" x 66"	6'-0"	Exterior
U11	48" x 66"	7'-4"	Exterior
U12	48" x 74"	6'-0"	Exterior
U13	48" x 30"	8'-0 1/2"	Exterior - Slab
U14	36" x 30"	8'-0 1/2"	Exterior - Slab



1 Main Floor
3/16" = 1'-0"

SD Smoke/Carbon Monoxide Detector

Property Setback

Door #	Comments
01	30" x Full Full Core
02	144" x 96" - 0" Panel
03	30" x 60"
04	30" x 60"
05	30" x 60"
06	30" x 60" Cabinet
07	30" x 60" Pocket
08	30" x 60"
09	30" x 60" Pocket
10	30" x 60" Pocket
11	30" x 60" Pocket
12	48" x 80" Cabinet
13	48" x 80" Cabinet
14	48" x 80" Cabinet
15	48" x 80" Cabinet

Window #	Type	Head Height	Comments
02	36" x 48"	7'-0" Casement	
04	78" x 54"	8'-0" Fixed	
06	36" x 60"	7'-0" Casement	
07	30" x 60"	7'-0" Casement	
08	36" x 36"	6'-0" Fixed	
09	48" x 56"	6'-0" Double Casement	
10	48" x 56"	7'-3" Fixed	
11	48" x 74"	8'-0" Double Casement	
12	48" x 72"	9'-0" Double Casement	
13	36" x 30"	8'-0" 12" Fire Rated - Sidel	
14	30" x 30"	8'-0" 12" Fire Rated - Sidel	

811 Silver Cove Drive
Silverton, BC
Main Plan

mayoh design

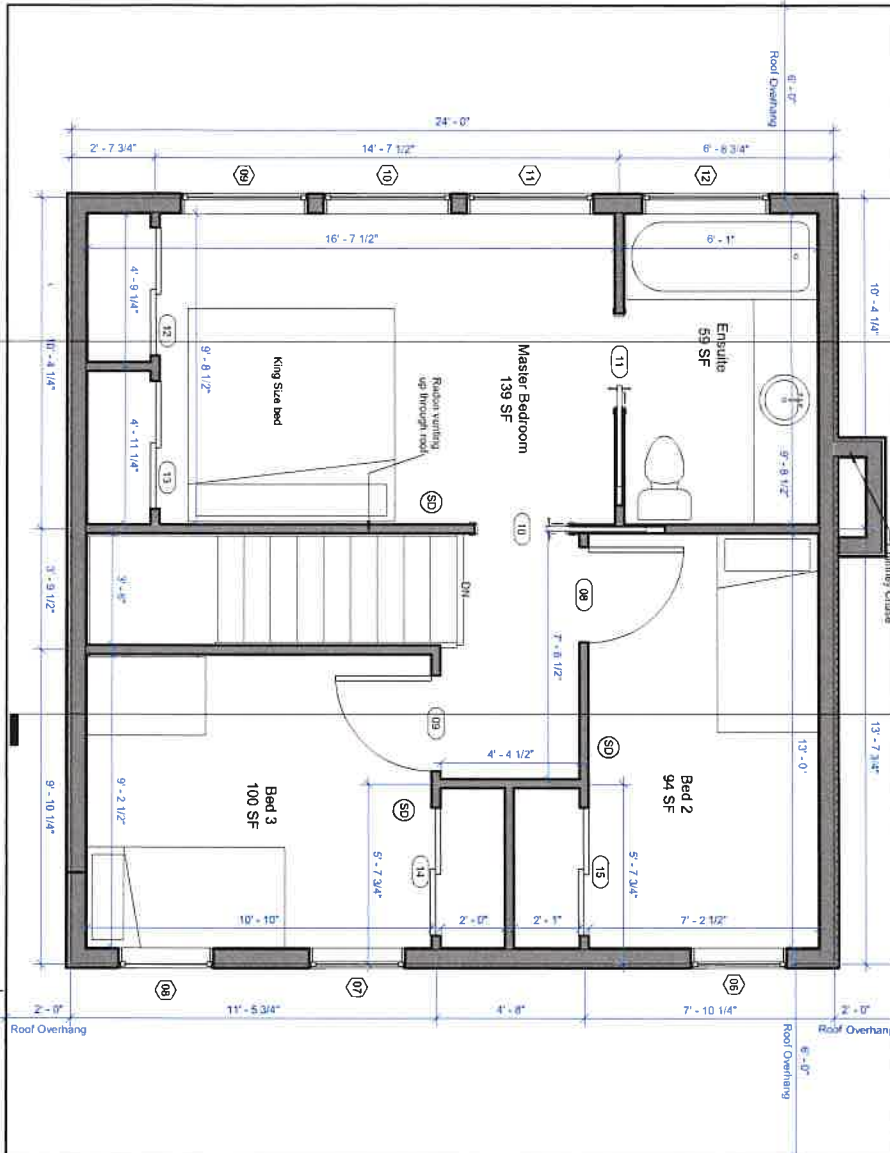
1770 Bay Street
Victoria, BC
V8R 2C1

250-505-3656
info@mountainHD.ca
www.mountainHD.ca



Drawn: July 8, 2021
Date: July 8, 2021
Time: 7:00/2021 1:24:42 PM
Drawn # A1.3

1 Second Floor
3/8" = 1'-0"



Window #	Type	Head Height	Comments
01	36" x 48"	7'-0"	Chambré
02	36" x 48"	6'-0"	Fixed
03	36" x 54"	9'-0"	Chambré
04	36" x 54"	9'-0"	Chambré
05	36" x 80"	7'-0"	Chambré
06	36" x 50"	6'-0"	Fixed
07	36" x 50"	6'-0"	Fixed
08	36" x 36"	6'-0"	Double Chambré
09	48" x 50"	7'-2 1/2"	Double Chambré
10	48" x 65"	6'-0"	Double Chambré
11	48" x 72"	6'-0"	Double Chambré
12	48" x 30"	6'-0 1/2"	Fire Ramo - Silver
13	36" x 30"	6'-0 1/2"	Fire Ramo - Silver
14	36" x 30"	6'-0 1/2"	Fire Ramo - Silver

Door #	Comments
01	36" x 80 Full Lin
02	144" x 56" - 9 Panel
03	36" x 80
04	36" x 80
05	36" x 80 Chambré
06	36" x 80 Chambré
07	36" x 80 Chambré
08	36" x 80
09	36" x 80
10	36" x 80 Pocket
11	36" x 80 Pocket
12	48" x 80 Chambré
13	48" x 80 Chambré
14	48" x 80 Chambré
15	48" x 80 Chambré

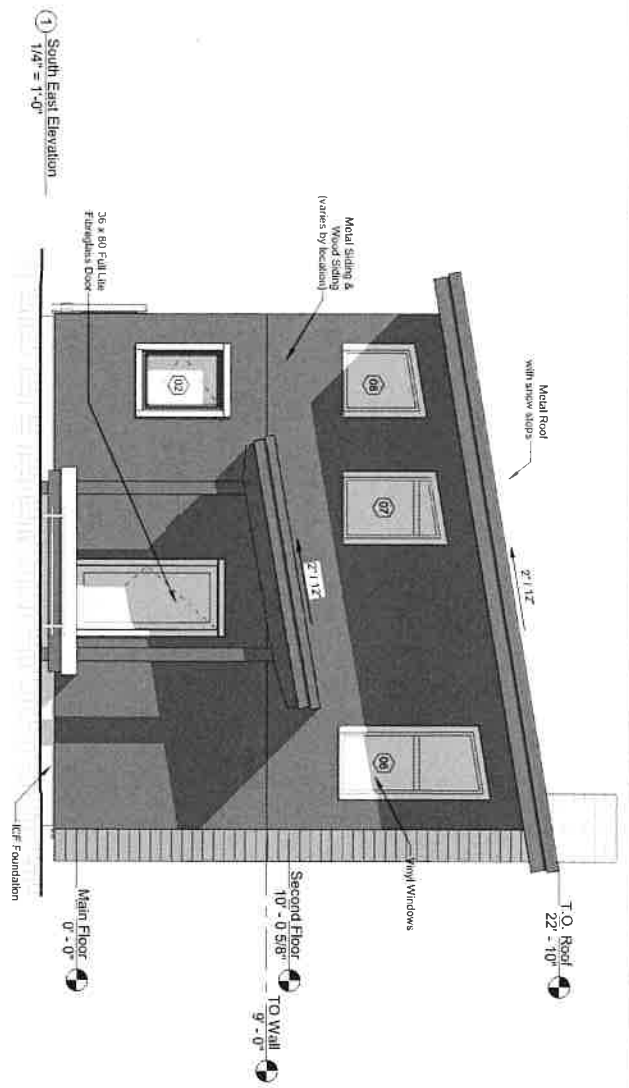
811 Silver Cove Drive
Silvertown, BC
Second Floor



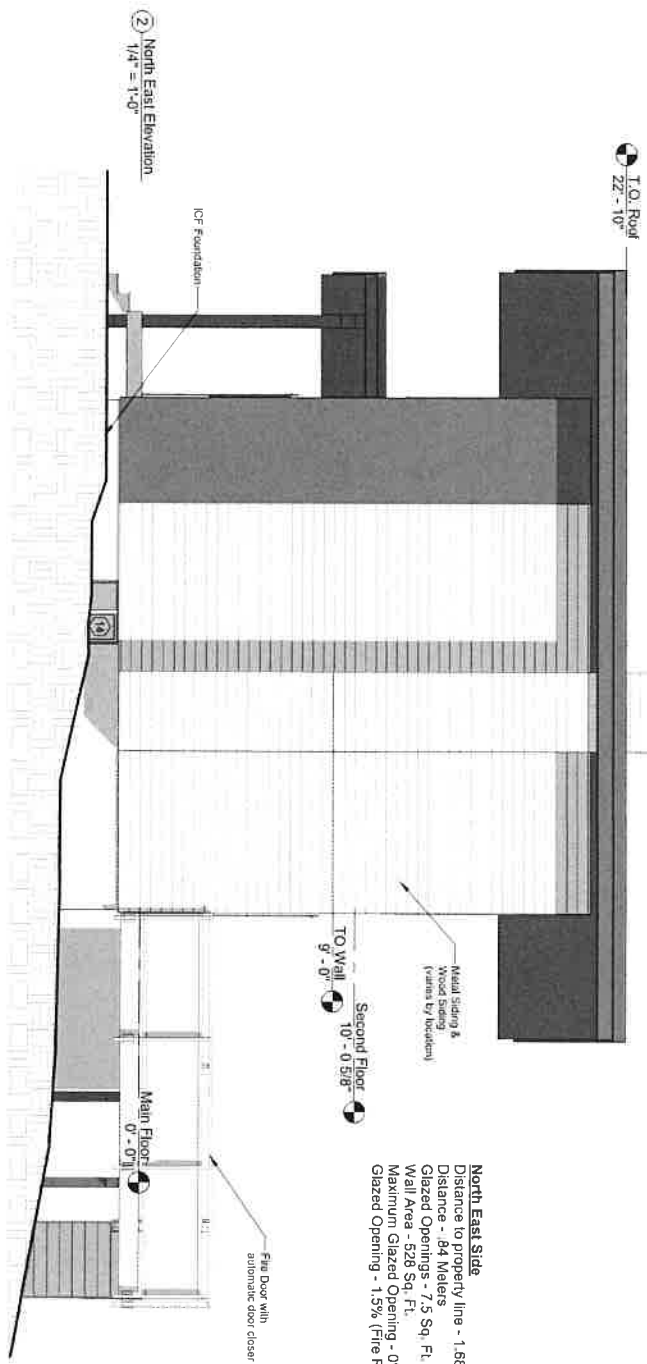
1770 Bay Street
Victoria, BC
V8R 2C1

250-505-3656
info@mountainHD.ca
www.mountainHD.ca

July 8, 2021
7/8/2021 1:24:43 PM
A1.4

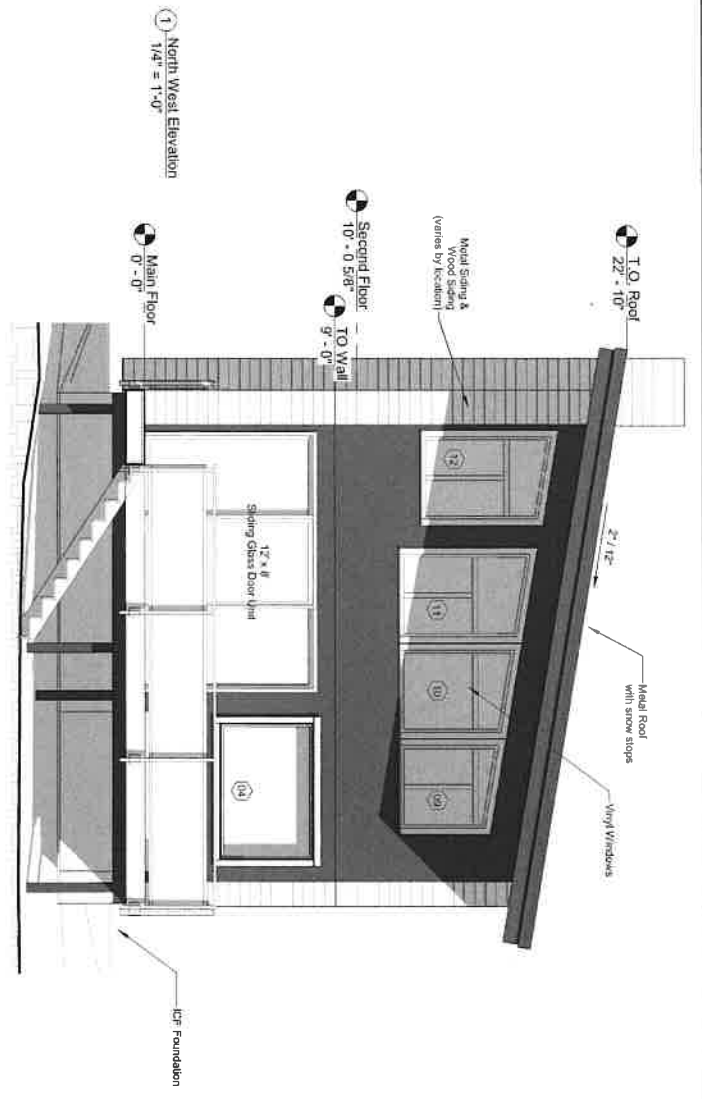


1 South East Elevation
1/4" = 1'-0"

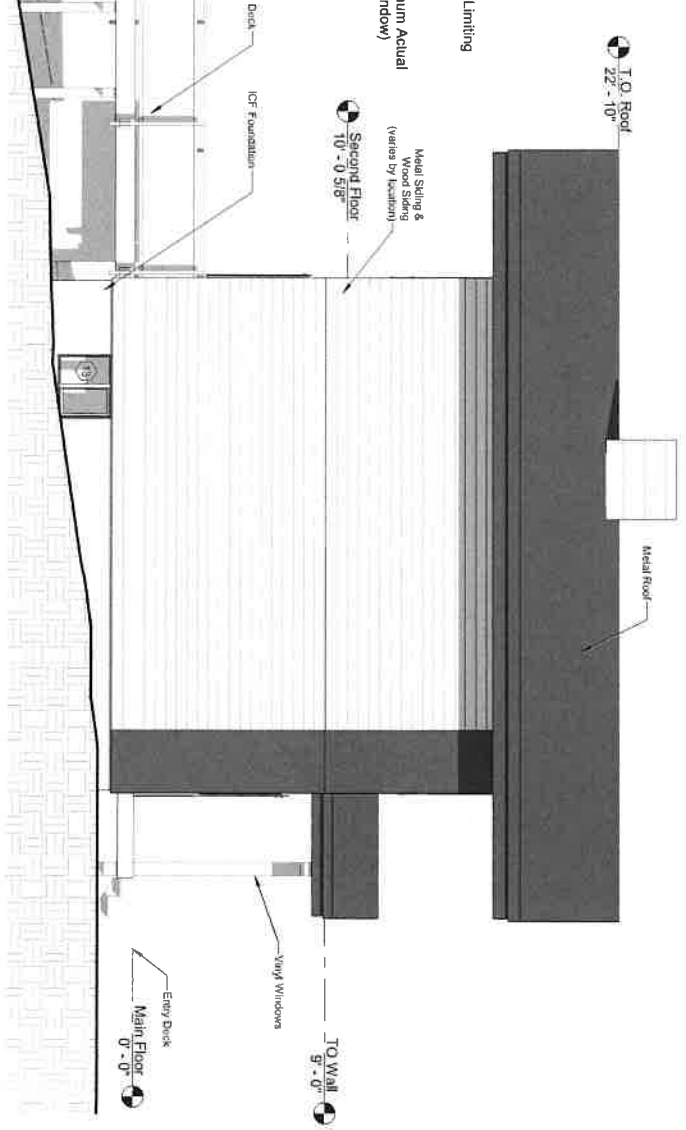


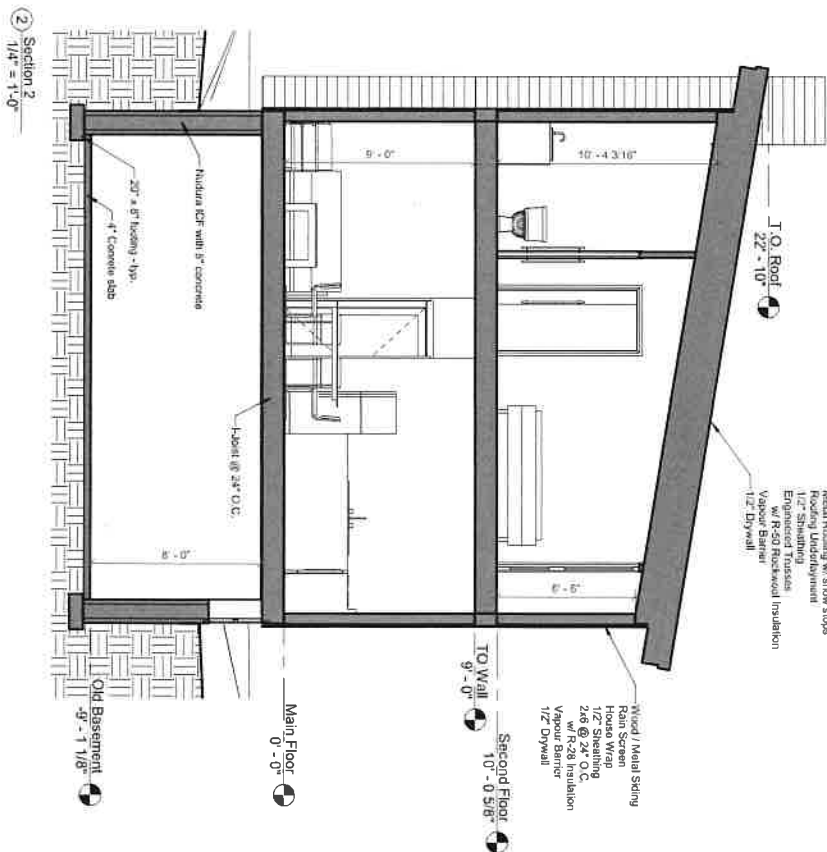
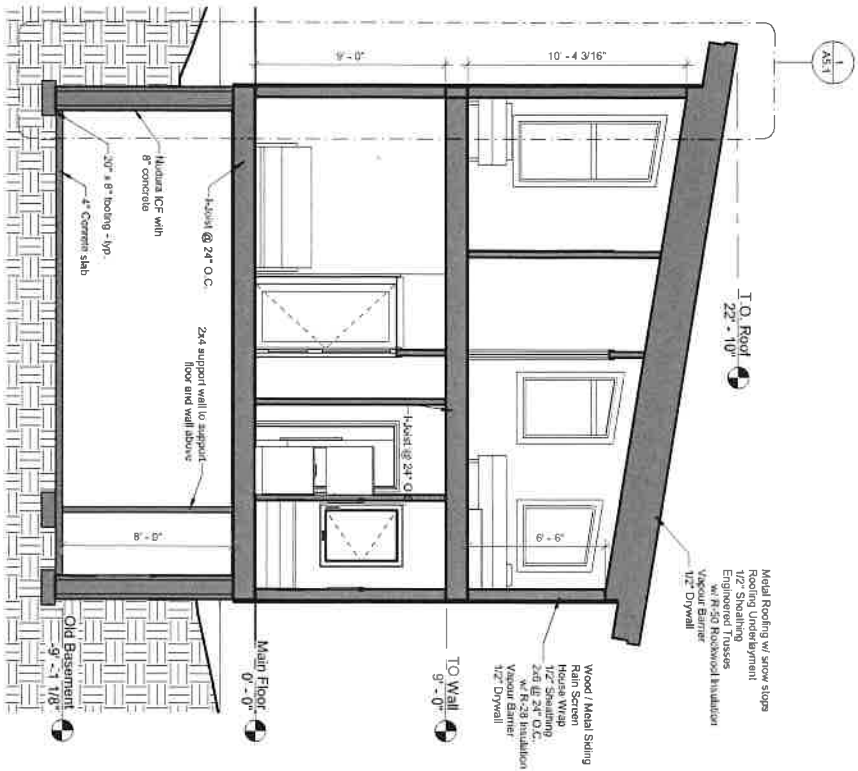
2 North East Elevation
1/4" = 1'-0"

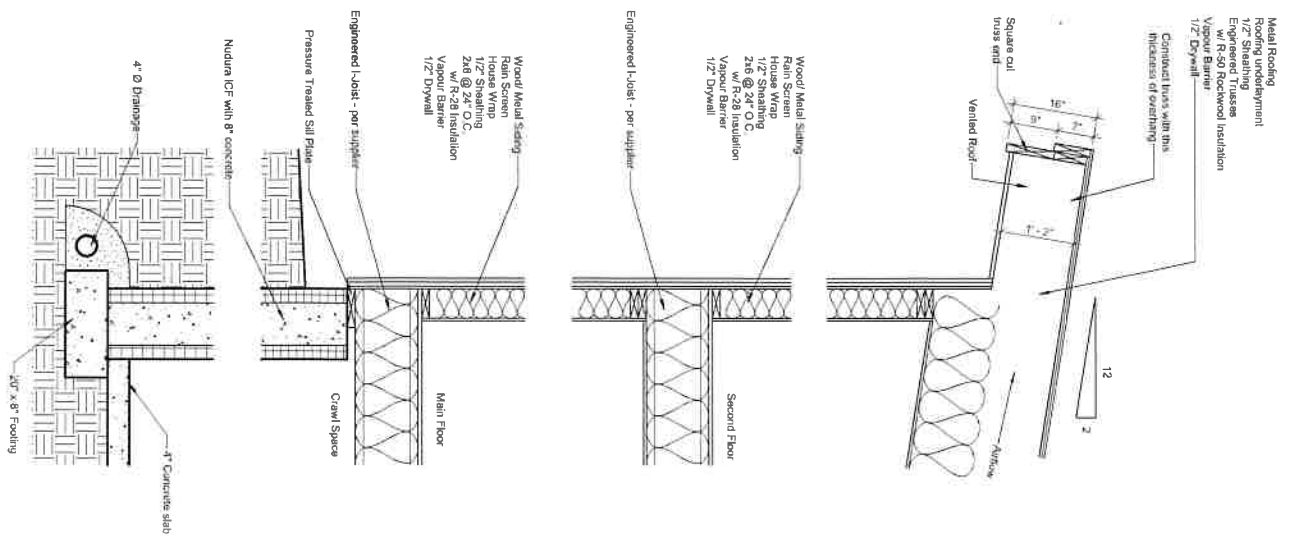
North East Side
 Distance to property line - 1.68 Meters Limiting
 Distance - 84 Meters
 Glazed Openings - 7.5 Sq Ft
 Wall Area - 528 Sq Ft
 Maximum Glazed Opening - 0% Maximum Actual
 Glazed Opening - 1.5% (Fire Rated Window)



South West Side
 Distance to property line - 1.88 Meters Limiting
 Distance - .84 Meters
 Glazed Openings - 7.5 Sq. Ft.
 Wall Area - 440 Sq. Ft.
 Maximum Glazed Opening - 0% Maximum Actual
 Glazed Opening - 1.8% (Fire Rated Window)







1 Wall Details
3/4" = 1'-0"



APPENDIX B Environmental Incident Report Form

ENVIRONMENTAL INCIDENT REPORT

Date YYYY-DD-MM



Spill and/or Incident Report

Project Name	
Project Code	
Incident Location Description	
Client	
Date of Incident	
Weather at Time of Incident	
Temperature	
Nearest Town	
"UTM"	
Time of incident	

Cause/Nature of Spill or Incident

Type of Incident	
Cause of Incident	
Duration of Incident	
Contributing Event Leading up to Incident	
Magnitude of Incident	
Volume Released Outside Containment	
Volume Released	

Affected Area

Resources Affected	
Description of Affected Resources	

Action Taken

Immediate Actions Taken	
Actions Taken to Manage to Incident	
Actions Taken to Clean Up Spill	
Details of Additional Remediation Required	
Recommended Corrective Actions	

ENVIRONMENTAL INCIDENT REPORT

Date YYYY-DD-MM



Lessons Learned / Additional Comments

Lessons Learned

Additional Comments

Communications

Name	Company	Position	Date	Time
------	---------	----------	------	------

Photo Documentation

Photo 1:	Photo 2:	Photo 3:



APPENDIX C

Equipment Inspection Form

CORPORATION OF THE VILLAGE OF SILVERTON

PROCEDURES BYLAW No. 242, 1987

SCHEDULE A5 - APPLICATION OF A DEVELOPMENT PERMIT

Application/File No. _____

I/We, hereby make application under the provisions of Part 29, Section 976 of the Municipal Act for a Development Permit to permit the proposed development as described in the attached form upon (legal description of property):

Lot 6, Parcel Identifier 006-924-620, District Lot 434 Kootenay Land, Plan NES36

and located at (street address or general location) _____

811 Silver Cove Drive, Silvertown, BC V0G 1S0

Required application fee of \$ ¹⁰⁰_____ and the completed Permit Information Forms are attached.

July 9, 2021

(Date)

John Kagan

(Applicant's Signature)

THIS APPLICATION IS MADE WITH MY FULL KNOWLEDGE AND CONSENT

(Date)

(Registered Owner's Signature)

Where the Applicant is NOT the REGISTERED OWNER the Application must be signed by the REGISTERED OWNER or his solicitor.

FOR OFFICE USE ONLY

APPLICATION FEE \$ _____ Received. Receipt No. _____

(Date)

(Signature of Officer)

(3) Present Zoning Residential Land (R1)

(4) Present Development Permit Area Designation in the Official Community Plan

Yes

(5) Description of the Existion Use/ Development

Existing Use: Vacant lot with no building and no utilities.

Proposed Development: Construction of a house, parking area and building of a sewage tank to be hook to the Strata sewerage system.

(6) Full Description of the Proposed Development (use seperate sheet if necessary)

Must build a house foundation. House will be a 2-story house (see plan attached).

(7) Description of Features of the Proposed Development to Satisfy Development Permit Area Guidelines and Conditions set out in the Official Community Plan (copy of relevant section (s) of the Official Community Plan to be provided by the Municipal Clerk).

The house will be built within the 30m setback distance from the lake natural boundary (high water-mark). This 30m setback is also called the "Riparian Area". Construction within the 30m setback also require permitting from the Provincial and Federal governments.

Galena Environmental Ltd from Silverton was retained to apply for the provincial and federal permits and approvals.

Please refer to Galena Environmental Riparian Assessment report for further information.

SCHEDULE A5 (iv)

(8) Proposed Variation and/or Supplimentation to Existing Regulation (if relevant) _____

N/A

Reasons in Support of Application

4. Comments in Support of the Application (use seperate sheet if necessary) _____

Residential construction for a permanent occupancy.

Attachments

5. At the time of providing Application and Information Forms to the applicant, the Clerk shall indicate which of the following attachments are required or not required for this Application. The Clerk may require additional information.

(1) A dimensional Sketch Plan drawn to a scale of _____ to _____ showing the location of existing buildings, structures and uses.

REQUIRED: Yes _____ No _____

(2) A dimensional Site Development Plan drawn to a scale of _____ to _____ showing the proposed use, buildings and structures, etc.

REQUIRED: Yes _____ No _____

SCHEDULE A5 (v)

- (3) A dimensioned Site Development Plan drawn to a scale of _____ to _____ showing the proposed approach to servicing the site including water, sanitary sewer, drainage, road access, streets adjacent to subject property, on-street parking , etc.

REQUIRED: Yes _____ No _____

- (4) A Contour Map (Plan) drawn to a scale of _____ to _____ with contour interval of _____, or the subject site.

REQUIRED: Yes _____ No _____

- (5) A dimensioned landscaping and screening plan drawn to a scale of _____ to _____ showing proposed landscaping and screening features.

REQUIRED: Yes _____ No _____

- (6) A dimensioned architectural cross-section drawing at a scale of _____ to _____ showing the relationship of the proposed structures to the site, including slope of the land, other structures and development on adjacent properties.

REQUIRED: Yes _____ No _____

- (7) A conceptual elevation or perspective drawing of a typical structure or group of structures to illustrate building form and character of proposed development.

REQUIRED: Yes _____ No _____

- (8) A dimensioned Sketch Plan drawn to a scale of _____ to _____ of the proposed subdivision, where subdivision if contemplated.

REQUIRED: Yes _____ No _____

- (9) Technical information or reports and other information required to assist in the preparation of the Permit, listed below.

Specific Reports: _____

General: _____

July 9, 2021
(Date)


(Applicant's Signature)

FOR OFFICE USE ONLY

Forms duly completed, received.

(Date)

(Signature of Officer)

SCHEDULE B

CORPORATION OF THE VILLAGE OF SILVERTON

PROCEDURES BYLAW No. 242, 1987

SCHEDULE B - Application Fees

An application for an amendment to an Official Community Plan or Zoning Bylaw or:

An application for a Development Variance Permit or a Development Permit, shall be accompanied by the following fee:

(1) An amendment to:

Official Community Plan a fee in the amount of \$100.00

Zoning Bylaw a fee in the amount of \$100.00

Official Community Plan and Zoning Bylaw (Joint) a fee in the amount of \$150.00

(2) Issuance of:

a Development Variance Permit a fee in the amount of \$50.00

a Development Permit. . . . \$100.00 to the first \$50,000. of the cost of the development and \$25.00 for every \$50,000 or portion thereof, of the cost of development.

REFERENCE PLAN FOR CONSOLIDATION OF STRATA LOTS 7 AND 8 DISTRICT LOT 434 KOOTENAY DISTRICT STRATA PLAN NES36 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1

Pursuant to Section 259 of the Strata Property Act.
Local taxation authority: Nelson Trail Assessment Area, Village of Silverton.

AMENDED SHEET 1 OF 1 SHEETS
STRATA PLAN NES36

BCGS 82F.094

The intended plot area of this plan is 560mm in width by 886mm in height. (D area) when plotted at a scale of 1:250.



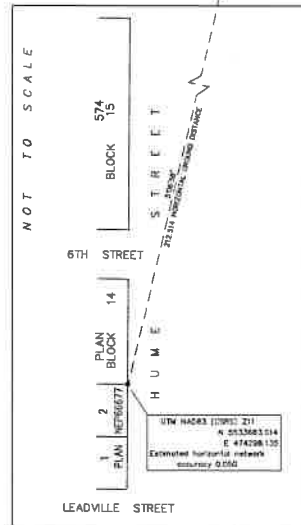
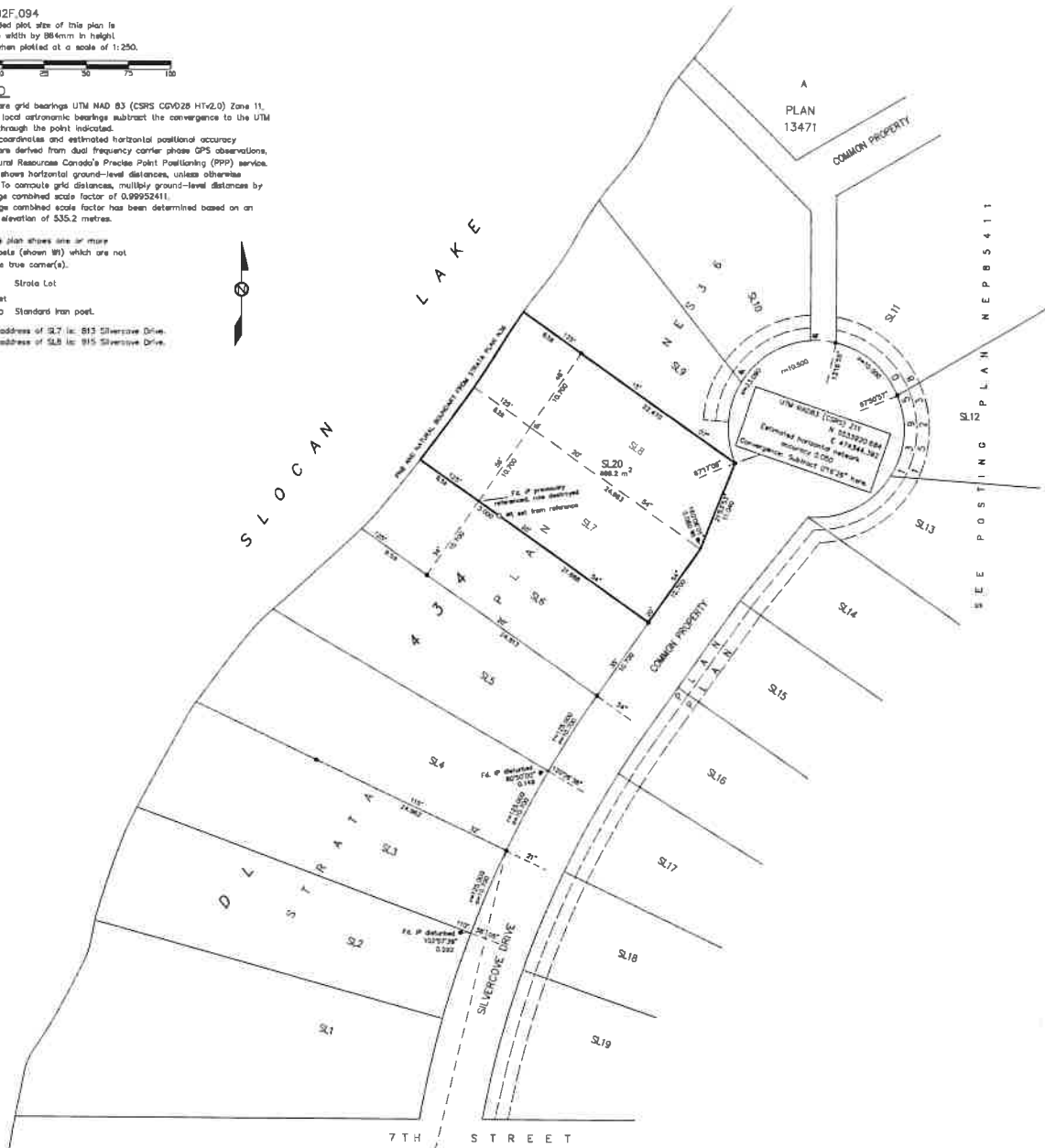
LEGEND

Bearings are grid bearings UTM NAD 83 (CSRS CGV028 HTv2.0) Zone 11. To obtain local astronomic bearings subtract the convergence to the UTM meridian through the point indicated.
The UTM coordinates and estimated horizontal positional accuracy achieved are derived from dual frequency carrier phase GPS observations, using Natural Resource Canada's Precise Point Positioning (PPP) service. This plan shows horizontal ground-level distances, unless otherwise specified. To compute grid distances, multiply ground-level distances by the average combined scale factor of 0.99952411.
The average combined scale factor has been determined based on an ellipsoidal elevation of 535.2 metres.

Note: This plan shows one or more wireless poles (shown WP) which are not set on the true corner(s).

SL Strata Lot
FS Found Set
• Standard iron post.

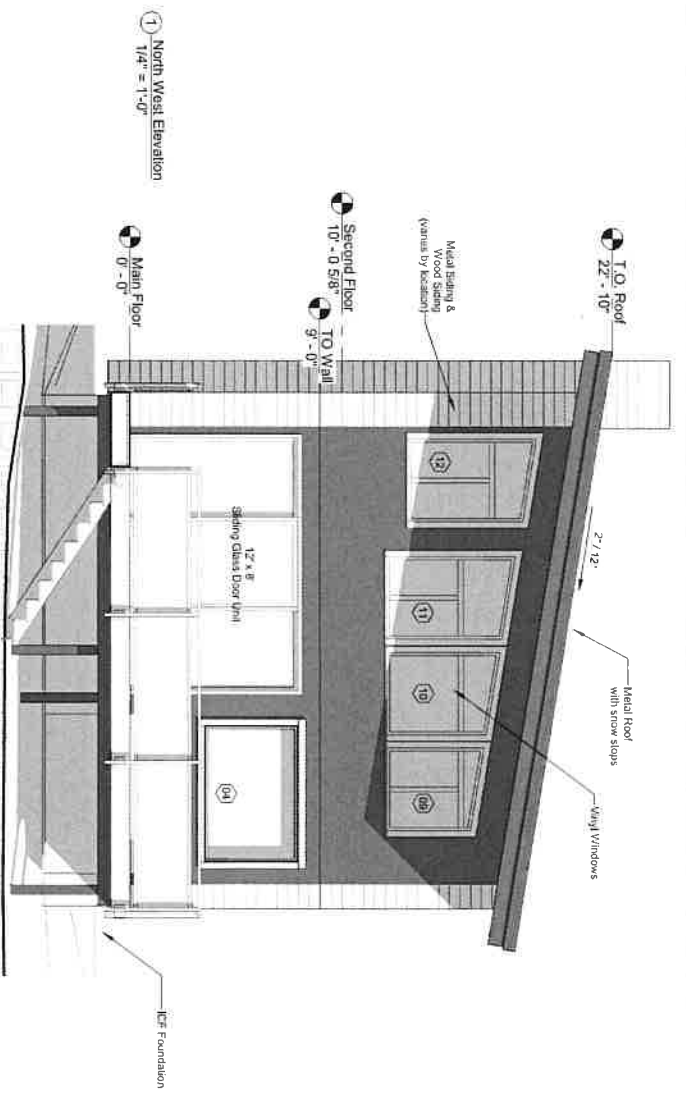
The site address of SL7 is: 813 Silvercove Drive.
The site address of SL8 is: 815 Silvercove Drive.



The field survey represented by this plan was completed on the 26th day of May, 2014
Jerome P. Henge, BCLS 740.

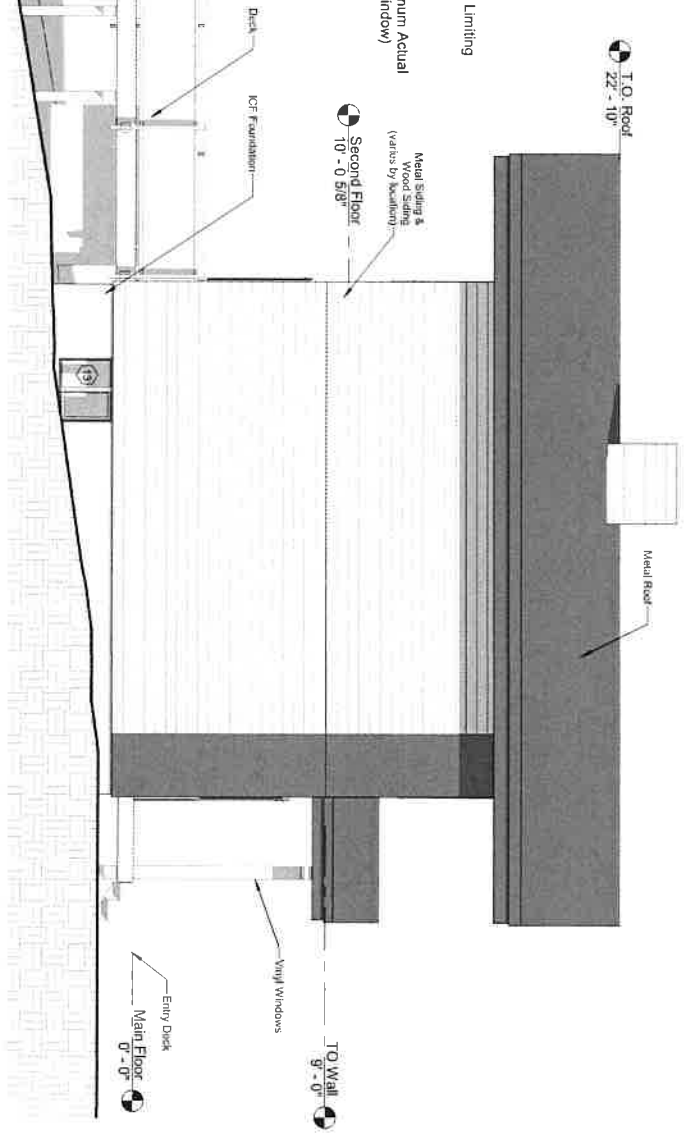
This plan lies within the Regional District of Central Kootenay and the Village of Silverton.



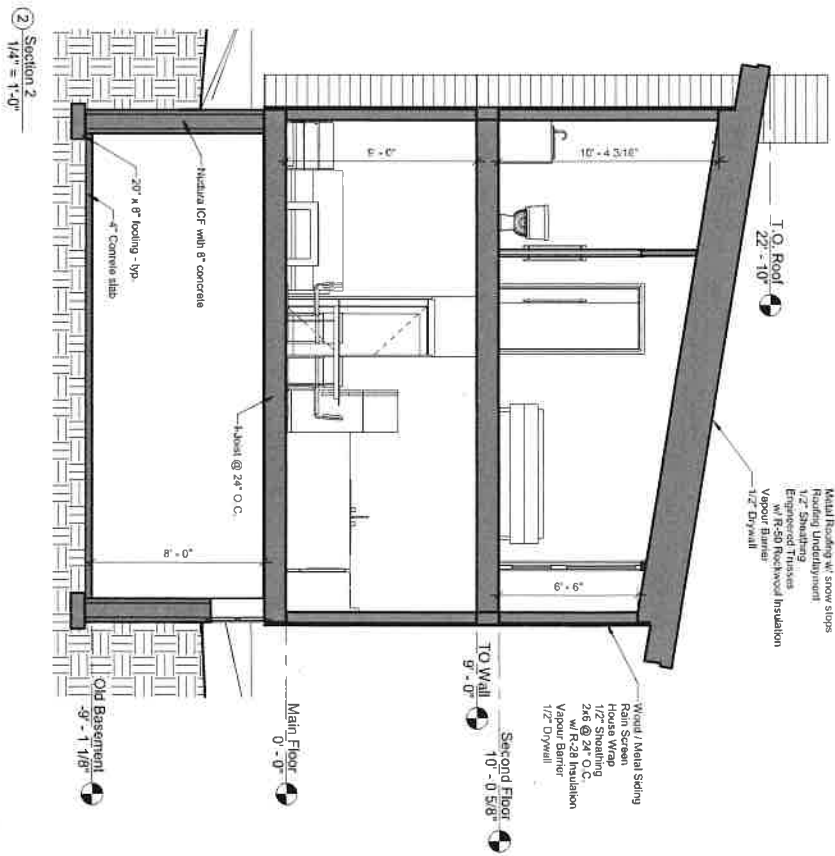
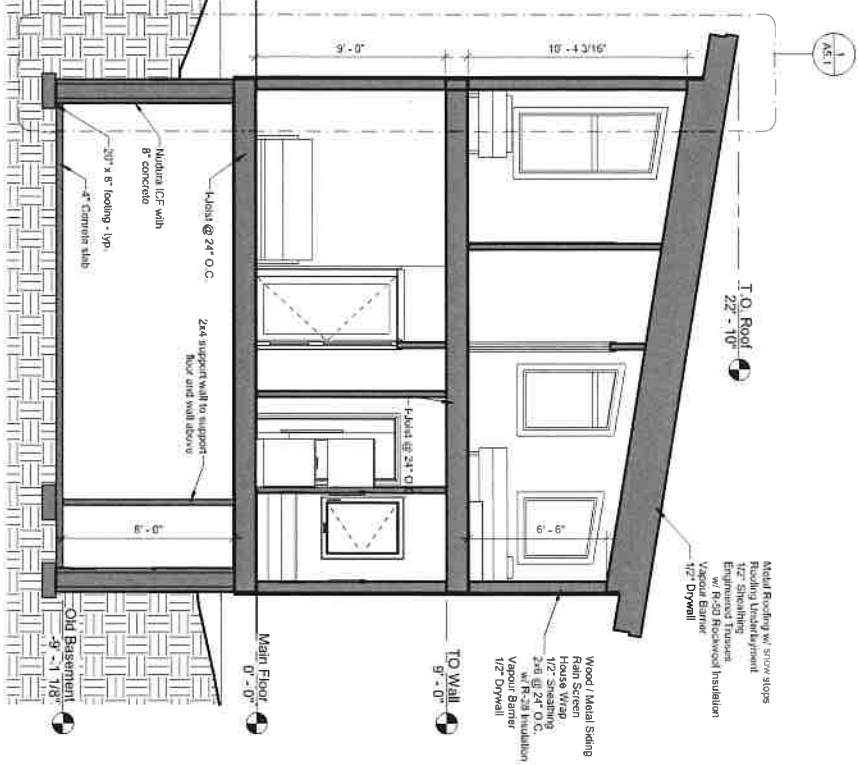


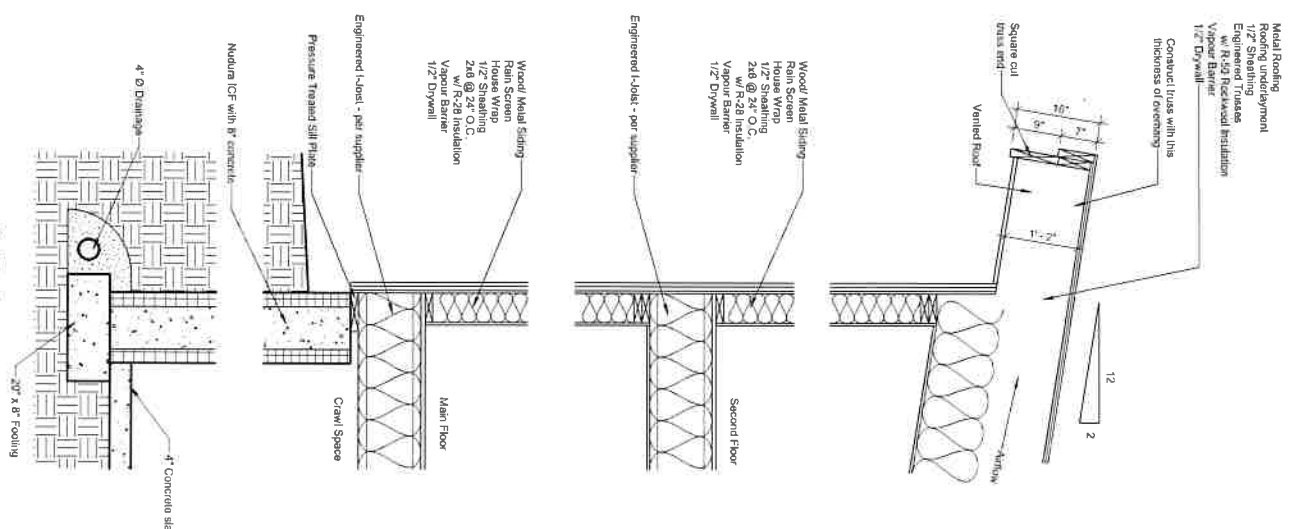
1 North West Elevation
1/4" = 1'-0"

South West Side
 Distance to property line - 1.68 Meters Limiting
 Distance - 64 Meters
 Glazed Openings - 7.5 Sq. Ft.
 Wall Area - 440 Sq. Ft.
 Maximum Glazed Opening - 0% Maximum Actual
 Glazed Opening - 1.8% (Fire Rated Window)

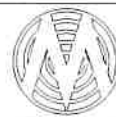
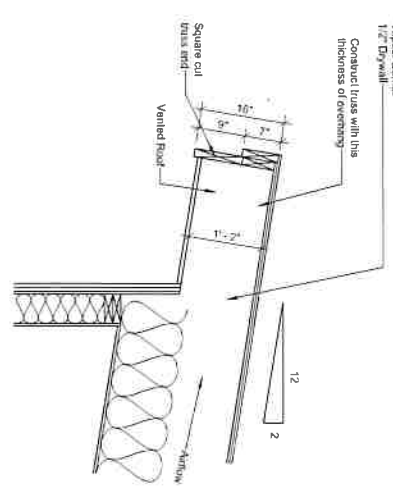
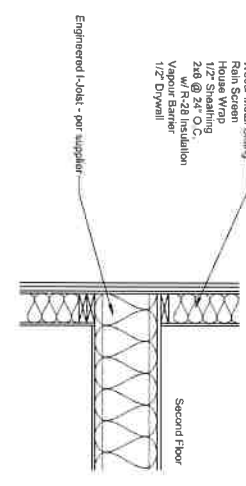
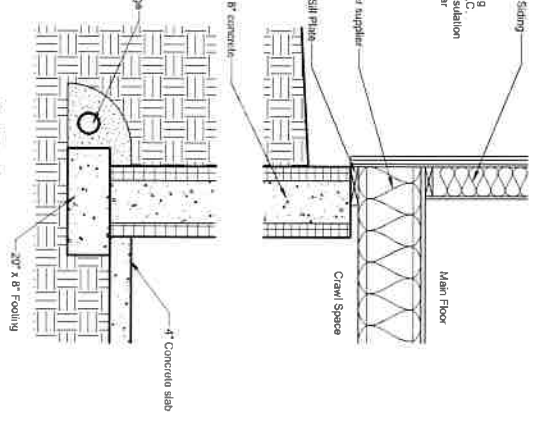


2 South West Elevation
1/4" = 1'-0"





1 Wall Details
3/4" = 1'-0"



mayoh
design

1770 Bay Street
Victoria, BC
V8R 2C1

250-505-3656
info@mountainHD.ca
www.mountainHD.ca

811 Silver Cove Drive
Silverton, BC
Details

Date: July 9, 2021
Rev. Date: /09/2021 1:24:48 PM
Author:
Dwg.# A5.1

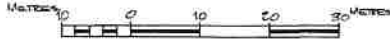
21-CK STRATA PLAN OF
 LOT B, PLAN 13471
 D.L. 434, KOOTENAY DISTRICT

STRATA PLAN N 36

DEPOSITED IN THE LAND TITLE
 OFFICE AT NELSON, B.C. THIS 11th
 DAY OF AUGUST 1980.

A.M. M. M.
 REGISTRAR

SCALE - 1:500



LEGEND

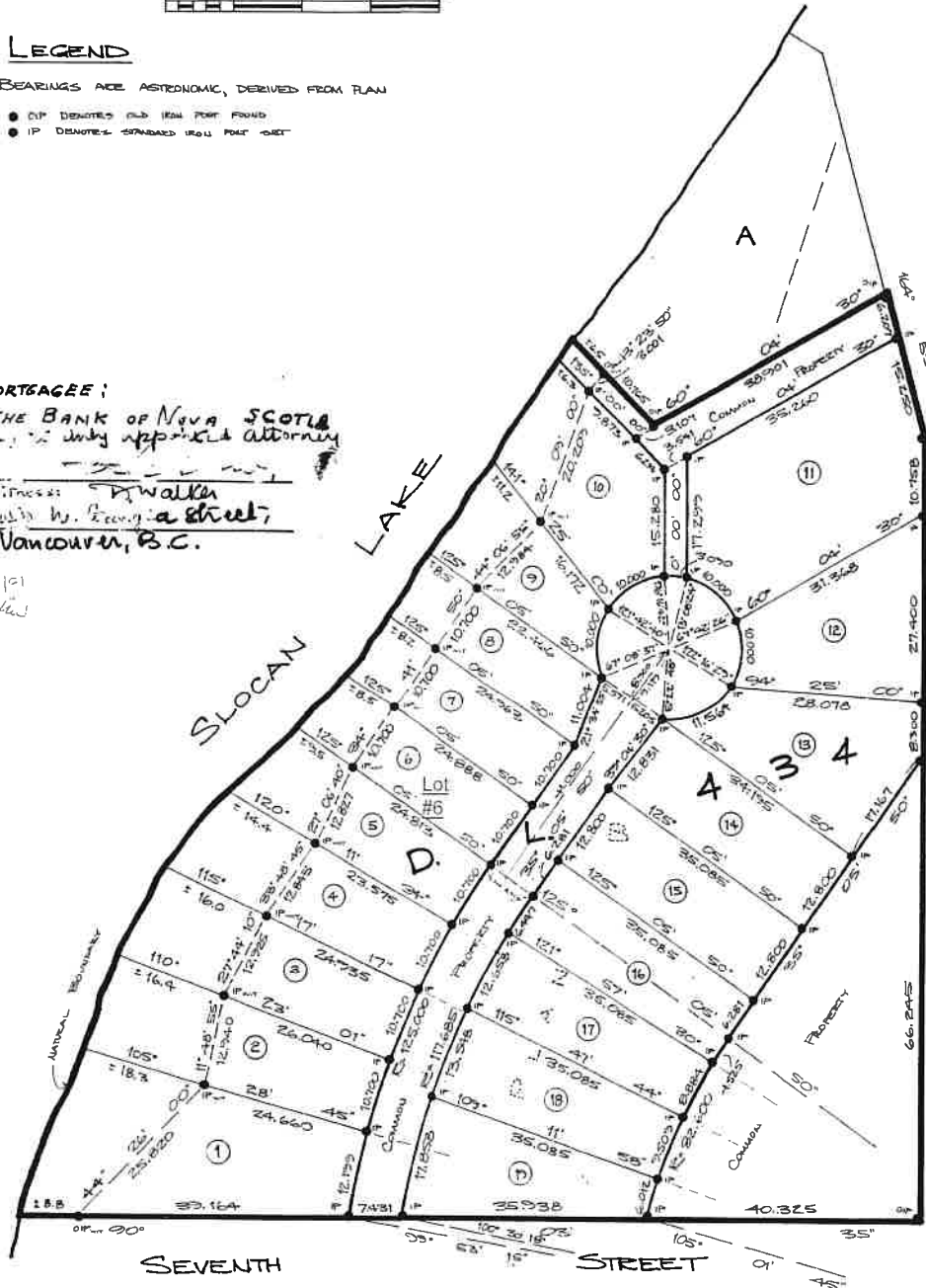
BEARINGS ARE ASTROLOGIC, DERIVED FROM PLAN

- CIP DENOTES OLD IRON PILE FOUND
- IP DENOTES STANDARD IRON PILE SET

MORTGAGEE:

THE BANK OF NEW SCOTIA
 by its duly appointed attorney

Witnesses:
[Signature]
 123 W. Georgia Street,
 Vancouver, B.C.



POSTAL ADDRESS FOR STRATA LOTS

THE ADDRESS FOR SERVICE OF DOCUMENTS ON THE STRATA CORPORATION IS:

OWNER: THE OWNER OF STRATA PLAN
[Signature]
 witness: ROY B. Johnson

Re-approved July 31, 1981
[Signature]

Approving Officer of the
 Village of Swifton

APPROVED AS A BULK LAND STRATA
 PLAN UNDER THE CONDOMINIUM ACT
 THIS 24th DAY OF February 1981

[Signature]
 APPROVING OFFICER
 VILLAGE OF SWIFTON

I, GORDON STEIN, A BRITISH COLUMBIA LAND SURVEYOR,
 OF NELSON, IN BRITISH COLUMBIA, CERTIFY THAT I WAS
 PRESENT AT AND PERSONALLY SUPERINTENDED THE SURVEY
 REPRESENTED BY THIS PLAN, AND THAT THE SURVEY AND PLAN
 ARE CORRECT. THE SAID SURVEY WAS COMPLETED ON THE
 12th DAY OF DECEMBER, 1980.

G. Stein
 B.C.L.S.

THIS PLAN LIES WITHIN THE CENTRAL KOOTENAY REGIONAL DISTRICT



I 1

CITY CLERK'S DEPARTMENT
CITY OF NORTH VANCOUVER T 604 985 7761
141 WEST 14TH STREET F 604 990 4202
NORTH VANCOUVER INFO@CNV.ORG
BC / CANADA / V7M 1H9 CNV.ORG

June 23, 2021

File: 11-5460-06-0001/2021

Jamee Justason
Information and Resolutions Coordinator
Union of British Columbia Municipalities

By email: jjustason@ubcm.ca

Dear Ms. Justason:

Re: REVISED UBCM Resolution on Safe Passing Distance for All Road Users

This is to advise that the City of North Vancouver Council, at its Regular meeting of Monday, June 21, 2021, unanimously endorsed the following revised resolution:

“WHEREAS the Province of British Columbia encourages cycling and walking for transportation, yet relatively few roads in BC have bike lanes or shoulders, and many do not have sidewalks, directing cyclists and pedestrians to share roads with high-speed motor vehicle traffic, which can result in close passes, poses potentially fatal crash risks, and discourages active transportation;

WHEREAS over 40 jurisdictions across North America, including the provinces of Ontario, Quebec, Nova Scotia, New Brunswick, and Newfoundland and Labrador, have all enacted “safe passing distance” legislation designed to protect vulnerable road users by requiring motor vehicle operators to maintain a minimum distance when passing vulnerable road users, thus creating a better understanding of and expectation for road safety;

THEREFORE BE IT RESOLVED THAT the UBCM request the Province of British Columbia to amend the *Motor Vehicle Act* to better support safe active transportation by requiring drivers to provide 1 metre of space at speeds 50 km/h or less, and 1.5 metres of space at speeds in excess of 50 km/h, when passing people cycling or walking.”

Please find enclosed a certified copy of the Council resolution for your reference. We would ask that the resolution be included in the *Resolutions Book* for consideration at the UBCM convention.

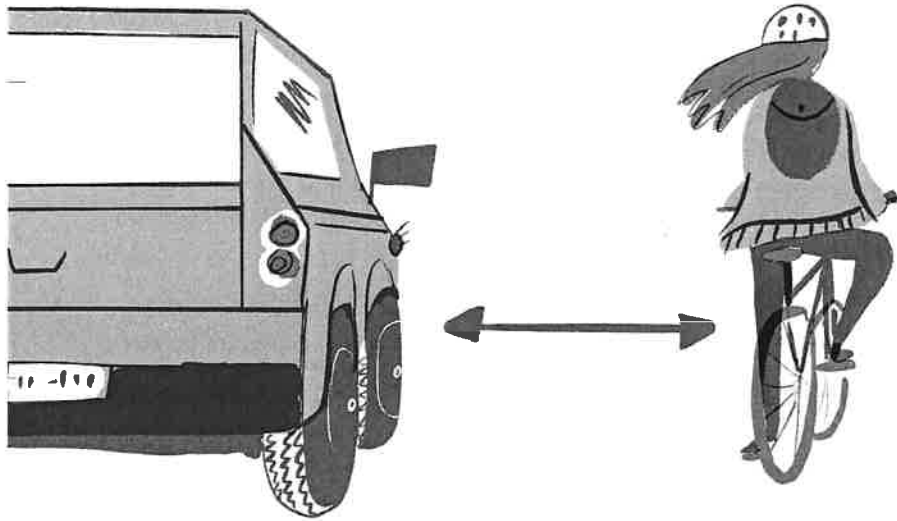
If you require any further information, please feel free to contact me at kgraham@cnv.org or 604-990-4234.

Yours truly,

Karla Graham, MMC
Corporate Officer

Encl.

cc UBCM Member municipalities



Make Space

A Minimum Passing Distance Law for B.C.

Why Minimum Passing Distance is Important

Minimum passing distance is a road safety law prohibiting 'close passing', which occurs when a motor vehicle overtakes a person on a bicycle without providing 1 metre of space.

Evidence from research conducted in the UK shows that new cyclists tend to cycle slower, and that the slower people cycle, the more likely they are to be close passed. Cyclists surveyed also felt that, based on the behaviour of other road users, most close passing incidents were preventable.

As such, close passing is a problem on a few important fronts:

- **Gender equity**—close passes affect more women than men.
- **Active transportation policy**—new cyclists are close passed more than experienced cyclists.
- **Social justice**—cyclists say they feel powerless to do much to prevent close passing, which is largely due to driver behaviour.

Research by Westminster University found that:

- Cycling 12 kph or less on average results in three times more near misses per km, compared to cycling 20 kph or faster.
- Women, who on average cycle more slowly, have higher near miss rates than men.

SOURCE: [Near Miss Project](#)

What Can Be Done About Close Passing

Protected infrastructure can reduce the discomfort, discouragement, and fear experienced by those who cycle and walk for transportation in close proximity to motor vehicle traffic.

Advocating for Safe Passing

- Advocacy organizations, including the British Columbia Cycling Coalition (BCCC), the Cross Canada Cycle Tour Society, Cycling BC, and GoByBike BC Society, are asking the Government of BC to amend the MVA to include a minimum passing distance.

This recommendation also reflects the work of the Road Safety Law Reform Group of BC, a coalition of member organizations including the BCCC, Capital Bike, HUB Cycling, Mobi Bike Share, Health Officers Council of BC, Fraser Health, Interior Health, Vancouver Coastal Health, BC Injury Research and Prevention Unit, City of New Westminster, City of Victoria, City of Vancouver Active Transportation Policy Council, MODO the Car Co-op, Hastings Crossing Business Improvement Association, and the Trial Lawyers Association of B.C.

In 2016, the Road Safety Law Reform Group of British Columbia issued a position paper entitled Modernizing the BC Motor Vehicle Act, which included the following recommendation:

"[That] the MVA be amended to specify that a motor vehicle must leave at least 1 m between all parts of the vehicle (and any projecting objects) when passing a cyclist or other vulnerable road user at speeds of 50 km/h or less and at least 1.5 m at speeds in excess of 50 km/h.

Section 157 of the MVA states that an overtaking vehicle "must cause the vehicle to pass to the left of the other vehicle at a safe distance." Bicycles, however, are not "vehicles" by definition under the Act, hence there is some confusion as to whether the language of the MVA even applies to passing cyclists.

At best, it can be argued that because a cyclist has the same rights as the operator of a vehicle (Sec. 183.1), a cyclist has the right to be passed "at a safe distance." In any event, even where courts have accepted that motorists have an obligation to pass cyclists safely, what constitutes as a safe passing distance remains unclear.³

The proposed amendment would provide clarification that a motorist has a duty to leave a safe passing distance when passing a cyclist as well as definitive guidance on the minimum such distance. This avoids subjective assessments by motorist as to what constitutes a safe distance, and provide an objective standard for enforcement.

Minimum Passing Distances in North America

Establishing safe passing legislation would help B.C. catch up to other jurisdictions with progressive road safety laws. Currently, 39 provinces and states have legislated minimum passing distances, as do a number of Canadian cities.

Many of these jurisdictions have instituted minimum distances for passing depending on facility type and/or posted speed limits:

- 3 ft / 1m for most roads.
- 5-6 ft / 1.5 m on roads with motor vehicle traffic travelling at speeds of 30 mph / 50 kph or more.

³ See Dupre v. Patterson, 2013 BCSC 1561. The Court did not consider the argument that a vehicle does not include a bicycle.

“The driver of a road vehicle may not pass a cyclist within the same traffic lane unless it can be done safely, after reducing the vehicle’s speed and ensuring that a reasonable distance can be kept between the vehicle and the cyclist during the manoeuvre.

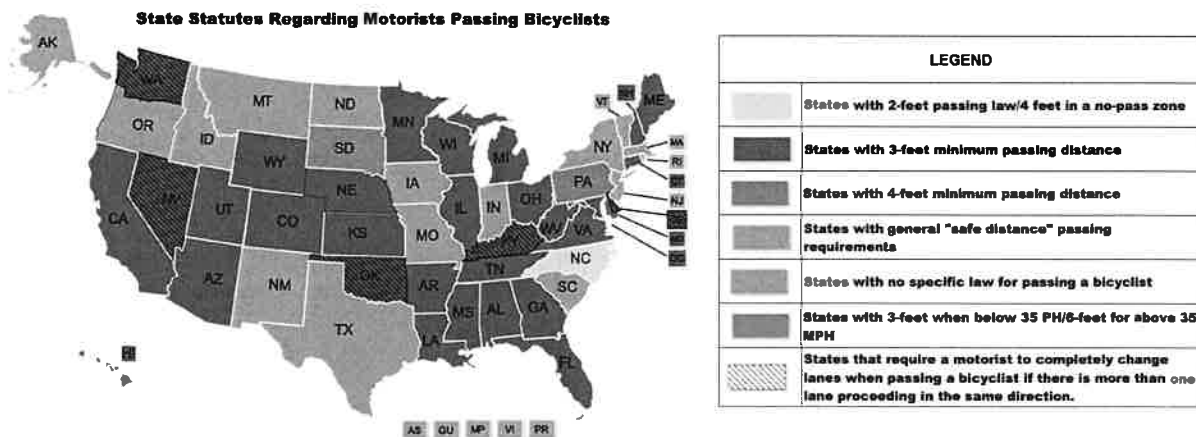
In no case may the driver of a road vehicle perform this manoeuvre if the part of the roadway on which the driver must encroach is not clear of traffic for a sufficient distance, in particular if another vehicle is oncoming or is coming up alongside the vehicle. In such a case, the driver must remain in the lane and reduce the vehicle’s speed, in particular by staying behind the cyclist. ...

A reasonable distance is 1.5 m on a road where the maximum authorized speed limit is more than 50 km/h or 1 m on a road where the maximum authorized speed limit is 50 km/h or less.

This section applies to the driver of a road vehicle when meeting or passing a pedestrian, with the necessary modifications. It also applies to such a driver if the cyclist or pedestrian is travelling on the shoulder or on a cycle lane that is not separated from the roadway by a median strip or any other raised physical device.”

Minimum Passing Distance Laws in the U.S.

According to the [National Conference of State Legislators](#), as of February 2021, 33 states (and the District of Columbia) have enacted minimum passing distance laws that require motor vehicle operators to leave at least 3 feet when passing a bicycle operator:



A Safe Passing Law for B.C.

With strong evidence that close passing contribute to crash risks and injury rates, is a gender equity and social justice issue that works against contemporary transportation policies, and that similar laws have been successfully passed into law and adopted in jurisdictions across North America, it's appears to be time for B.C. to enact minimum passing distance legislation.



The Corporation of the District of Saanich | Mayor's Office
770 Vernon Avenue Victoria BC V8X 2W7 | T 250-475-5510 | F 250-475-5440 | www.saanich.ca

June 29, 2021

Sent via email

To British Columbia Municipal Elected Officials:

Re: UBCM Resolution on a Replacement B.C. Climate Action Revenue Incentive Program

This letter will confirm that Council, at their meeting held June 21, 2021, considered a report on a Union of British Columbia Municipalities (UBCM) resolution on a replacement B.C. Climate Action Revenue Incentive Program and resolved as follows:

“That:

1. WHEREAS the Ministry of Municipal Affairs announced in May 2021, without consultation, the cancellation of the Climate Action Revenue Incentive Program (CARIP) without identifying any new consistent, non-competitive funding for the development, implementation or administration of local government climate action programs, undermining the ability of local governments to participate in climate action initiatives;

AND WHEREAS 187 local governments in British Columbia have voluntarily signed onto the Climate Action Charter and by doing so have been able to access CARIP funding;

AND WHEREAS under the CleanBC Plan, the Province of British Columbia recently amended the Climate Change Accountability Act to include a sectoral GHG emissions reduction target of 59 to 64% below 2007 levels by 2030 for buildings and communities, requiring the development and implementation of comprehensive climate action initiatives and regulatory programs by local governments; and

THEREFORE BE IT RESOLVED that UBCM ask the Ministry of Municipal Affairs and the Ministry of Environment and Climate Change Strategy to replace CARIP with a new, consistent, non-competitive funding program

commencing in the 2022 fiscal year, informed by engagement with local governments and that provides them with equivalent or better funding, enabling them to be effective and accountable partners with the Province in achieving Provincial and local government climate goals and targets.

- 2. Council direct staff to share this report and resolution with the Capital Regional District Board of Directors and other British Columbia municipal elected officials, seeking support for the resolution in advance of the UBCM conference in September 2021."*

The report dated June 3, 2021 can be found [here](#) and the June 21, 2021 meeting minutes will soon be available on our [website](#).

Sincerely,

A handwritten signature in black ink, appearing to read 'F. Haynes', written over a horizontal line.

Fred Haynes
Mayor

cc: Saanich Council
Sharon Hvozdzanski, Director of Planning

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THE CORPORATION OF THE TOWNSHIP OF SPALLUMCHEEN

4144 Spallumcheen Way, Spallumcheen, BC V0E 1B6
Phone: 250-546-3013 • Fax: 250-546-8878 • Toll Free: 1-866-546-3013
Email: mail@spallumcheentwp.bc.ca • Website: www.spallumcheentwp.bc.ca



June 11, 2021

File No. 5500-05

BC Hydro
PO Box 8910
Vancouver, BC
V6B 4X3

Dear BC Hydro

Re: Residential Rate Review

Please be advised that at the Monday, June 7, 2021 Township of Spallumcheen Committee of the Whole Meeting, the following resolution was passed:

"...THAT the Township of Spallumcheen Council direct staff to write a letter to BC Hydro and the Union of British Columbia Municipalities requesting that the consultation period for the Residential Rate Review be extended by reopening the survey to allow more residents an opportunity to submit comments due to the changes in the E-plus incentive that has been a program that has supported Township residents who have dual heat sources and no opportunity to natural gas as an additional heat source due to the rural nature of the Township."

Please consider reopening the survey to allow an extended period for consultation. Township residents, as well as residents of other similar rural municipalities, need an opportunity to participate in the Residential Rate Review. Many areas of Spallumcheen are unable to access natural gas services meaning the impacts of a rate change could negatively impact our residents and make heat unaffordable.

Thank you for your attention to this matter. If you have any questions in this regard, please contact the undersigned.

Respectfully,

Cindy Graves
Corporate Officer

cc. UBCM Member Municipalities

I4



City of Pitt Meadows
OFFICE OF THE MAYOR

June 14, 2021

File: 01-0400-60/21

Honourable Marc Dalton
Member of Parliament
Sent via email: marc.dalton@parl.gc.ca

Honourable Lisa Beare
Member of the Legislative Assembly
Sent via email: lisa.beare.MLA@leg.bc.ca

Dear MP Dalton and MLA Beare:

Re: Truth and Reconciliation Commission's Call to Action 75

We write this letter regarding the recent announcement from the Tk'emlúps te Secwépemc First Nation and the results of a survey at the former Residential school in Kamloops B.C., which uncovered the remains of 215 Indigenous children. These findings confirm and support the stories and histories as told by many residential school survivors.

The findings in Kamloops support the suggestion that there will likely be further tragic discoveries at other residential schools.

We share in the grief of all First Nation people as we collectively honour and mourn the loss of these 215 children.

... /2

We believe it is imperative that immediate action be taken to address Action 75 of the Commission's Calls to Action, which states:

75. We call upon the federal government to work with provincial, territorial, and municipal governments, churches, Aboriginal communities, former residential school students, and current landowners to develop and implement strategies and procedures for the ongoing identification, documentation, maintenance, commemoration, and protection of residential school cemeteries or other sites at which residential school children were buried. This is to include the provision of appropriate memorial ceremonies and commemorative markers to honour the deceased children.

In order for reconciliation to take place, the truth must be recognized and acknowledged. We feel that by identifying, honouring, and remembering these Indigenous children, it is an important step towards healing.

Along with our collective outrage, we fully support and call for further action to find, and hold accountable, those who were involved in this unspeakable tragedy.

Yours Truly,

A handwritten signature in black ink that reads "Bill Dingwall". The signature is written in a cursive style with a large, prominent "B" and "D".

Mayor Bill Dingwall

BGS, LL.B., CPHR

cc: Pitt Meadows City Council
UBCM



Civil Resolution Tribunal

May 28, 2021

Mayor & Council, Village of Silverton
PO Box 14
Silverton, BC V0G 2B0

Dear Mayor & Council,

Information for Motor Vehicle Accident Disputes

Thank you for helping us let your constituents know about the Civil Resolution Tribunal (CRT). We are writing to let you know we can now resolve claims with ICBC about entitlement to **enhanced accident benefits**. This coincides with the launch of BC's new "care-based" model of compensation for injuries from motor vehicle accidents.

These changes will make the CRT the dispute resolution body for most motor vehicle injury claims where the accident happens on or after May 1, 2021. For more information visit our website at civilresolutionbc.ca.

We have enclosed some of our new rack cards, FAQs, and posters with public information about the tribunal's jurisdiction over accident benefit disputes. I would be grateful if you could help us build awareness by posting this information for your constituents.

The CRT is an independent tribunal. In addition to motor vehicle injury disputes, the CRT's jurisdiction also includes small claims \$5,000 and under, strata property disputes, and societies and co-operative association disputes. The dispute resolution process is user-friendly, convenient, and affordable. A case manager will help the parties reach an agreement, if possible. If they can't reach an agreement, a tribunal member will make a binding decision. CRT decisions are made by legal experts, independently from ICBC and government.

If you need further information or more materials, please contact our Communications Specialist Wendy Wall (communications@crtbc.ca). The rack cards and FAQs are available in 9 languages in print and digital formats: English, Punjabi, Chinese Simplified, Chinese Traditional, Tagalog, Farsi, French, Spanish, and Vietnamese.

Sincerely,

Shannon Salter
Chair