



Date: 15/01/2025

To: Chair and Directors, Cariboo Regional District Board

And To: Murray Daly, Chief Administrative Officer

From: Nigel Whitehead, Manager of Planning Services

Date of Meeting: Cariboo Regional District Board_Jan24_2025

File: 3360-20/20240014

Short Summary:

Area J – BL5475

Bluff Lake Road

District Lot 1090, Range 2, Coast District, Said to Contain 80 Acres More or Less, Except Plan KAP54601; and District Lot 1091, Range 2, Coast District, Said to Contain 160 Acres More or Less, Except Plan KAP54601

From Rural 1 (RR 1) zone and Resource/Agricultural (R/A) zone to Special Exception C 2-5 zone (3360-20/20240014 – David King) (Agent: Don Vanderhorst Consulting Ltd.)

Director Pare

Voting:

Stakeholder Vote – Unweighted – All Electoral Areas

Memorandum:

This application is being brought back following deferral at the November 7, 2024 Board Meeting. Please see updated planning comments on attached information package.

Attachments:

Information Package

Additional Information – January 24, 2025

Additional Information – November 7, 2024

Public Comments since November 7, 2024

Public Comments up to November 7, 2024

Financial Implications:

N/A

Policy Implications:

N/A

Alignment with Strategic Plan:

- Infrastructure and Asset Management:** To establish a systematic, predictable approach to managing the regional district's assets and infrastructure that builds on current asset management data and condition assessments.
- Enhanced Communications and Engagement:** To build trust and credibility of the regional district by enhancing our communications and engagement with citizens, stakeholders, and volunteers.
- Effective and Responsive Land Use Planning and Development:** To ensure our land use planning and development is responsive to future growth and housing needs, anticipates risks and hazards associated with climate change and provides efficient and consistent processes for landowners and developers.
- Relationships with First Nations:** To foster a healthy and inclusive region by building and strengthening our relationships with First Nations and embracing the principles of reconciliation.

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CAO Comments:

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Options:

1. Endorse Recommendation;
2. Refer back to staff to amend Bylaw 5475 for future consideration of second reading;
3. Defer.

Recommendation:

That the proposed Rezoning application number 3360-20/20240014 be rejected because of the potential impact on wildlife values.