

From: Peter Grove <pgrove@islandstrust.bc.ca>
Sent: Monday, April 12, 2021 4:45 PM
To: Elizabeth FitzZaland <elizabeth@greencitybuilders.ca>
Cc: directorssi <directorssi@crd.bc.ca>; [REDACTED]; Justine Starke <[REDACTED]>; Elizabeth White <[REDACTED]>; Kisae <[REDACTED]>; Rhonan <[REDACTED]>; [REDACTED]; Laura Patrick <lpatrick@islandstrust.bc.ca>; Stefan Cermak <scermak@islandstrust.bc.ca>
Subject: Re: Good News re Housing Options in ALR

Thanks Elizabeth. Received loud and clear!

P

Peter Grove
Tel: 250-537-1117
Cell:604-341-6710

Sent from my iPhone

On Apr 12, 2021, at 3:18 PM, Elizabeth FitzZaland <elizabeth@greencitybuilders.ca> wrote:

Yes, the Trust would need to change the LUB to be less restrictive/in-line with new ALC regulations. The Province allows local zoning to be more restrictive on residential uses and non farm uses in the ALR.

Up until the recent (2019) changes, our local LUB was indeed more restrictive than what the ALC allowed. At that time, you may recall there was an effort in the farming community to make local LUB changes to realize the maximum flexibility allowed in the ALR. I hope that effort is renewed and well received by the Trust. The real estate market is making it increasingly tough out there for farmers to justify farming. Hopefully this is a lifeline to our small farms and local agricultural owners.

EF

Elizabeth FitzZaland MCIP, RPP
Green City Builders
250.538.7027
www.greencitybuilders.ca

On Apr 12, 2021, at 3:04 PM, directorssi <directorssi@crd.bc.ca> wrote:

Unclear to me if Province makes these changes, isn't a cottage 'as of right' just like a suite? Does the Trust need to change its bylaw? Gary

Sent from my iPhone

On Apr 12, 2021, at 2:26 PM, [REDACTED] <[REDACTED]> wrote:

Thanks for this great news! I look forward to hearing from Trust staff and Trustees on the appetite to make the required changes to the LUB.

Regards,
Janis.

Janis Gauthier

From: Peter Grove <pgrove@islandstrust.bc.ca>
Sent: Saturday, April 10, 2021 10:03 AM
To: Justine Starke <[REDACTED]>
Cc: Elizabeth FitzZaland <elizabeth@greencitybuilders.ca>; Elizabeth White <[REDACTED]>;
Kisae <[REDACTED]>; Rhonan <[REDACTED]>; directorssi
<directorssi@crd.bc.ca>; [REDACTED]; [REDACTED]; Laura Patrick
<lpatrick@islandstrust.bc.ca>
Subject: Re: Good News re Housing Options in ALR

Thanks For the input Justine

P

Peter Grove
Tel: 250-537-1117
Cell:604-341-6710

Sent from my iPhone

On Apr 10, 2021, at 8:24 AM, Justine Starke <[REDACTED]> wrote:

I agree!

LUB 355 will need to be amended to reflect changes, specifically to allow a secondary suite as well as the other small unit(s) they discuss. Cottages and farm worker housing is already permitted in the A1 zone, but the restrictions on more than one accessory unit will need to be removed or addressed (s.3.11.2 and 9.1.1).

Thanks for sharing!

Justine

On Fri, Apr 9, 2021 at 8:21 PM Elizabeth FitzZaland <elizabeth@greencitybuilders.ca> wrote:
This does appear to be great news, restoring some of allowances they took away after the NDP was elected and potentially providing additional room for flexibility: Thank goodness!

Great timing with the Housing Task Force ramping up... this could relieve some of the pressure we all know many of the ALR parcel owners have been feeling over the past several years.

Thanks for sharing, Gary!

Warmly,
Elizabeth

Elizabeth FitzZaland MCIP, RPP
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On Apr 9, 2021, at 8:08 PM, directorssi <directorssi@crd.bc.ca> wrote:

<https://news.gov.bc.ca/factsheets/residential-flexibility-in-the-agricultural-land-reserve>