

Gambier Island OCP and LUB Targeted Review Project Charter

Gambier Island Local Trust Committee

Date: March 31, 2022

Purpose: To conduct a review of the Gambier Island Official Community Plan policies and Land Use regulations pertaining to forest protection, conservation of the Douglas-fir and associated ecosystems, protection of archaeological and cultural sites, shoreline protection and marine designations across the Plan area.

Background: The LTC identified this project as a Top Priority in February 2015. The project was put on hold in 2018 and recommenced in 2021.

Objectives

- Amend the Gambier OCP & LUB with regards to:
 - First Nations Perspectives;
 - Archaeological and cultural site protection;
 - Forest Ecosystem Protection;
 - Shoreline Protection;
 - Public docks;
 - Technical amendments.
- Develop the style and structure of the OCP document as an Islands Trust model.

In Scope

- Amendments to the OCP and LUB that include:
 - Language and policies that reflect First Nations perspectives;
 - Policy and schedule updates regarding land and marine use designations, including new or amended use designations;
 - Development Permit Areas to protect forests and shorelines;
 - Heritage Conservation Areas to protect archaeological and cultural sites;
 - Advocacy policies;
 - Technical amendments;
 - Developing a pilot model OCP bylaw in terms of style and structure.
- Include Cotton Bay lots that were excluded from OCP Bylaw No. 73.

Out of Scope

- OCP and LUB amendments regarding:
 - Economic development;
 - Services for island residents;
 - Private institutional policies;
 - Parks and trails.

Work Plan Overview

Phase 1: Project Initiation	Date
LTC endorses project charter	May 27 2021
Planning research & information gathering (early engagement with First Nations, discussion paper prep, community outreach)	Spring - Summer 2021
Formation of a project Working Group & development of Terms of Reference	June - July 2021
Analysis of data/mapping for priority setting & develop criteria to identify target areas (UBC team)	Summer - Fall 2021
Development of discussion paper templates	Fall 2021
Development of a community mapping tool	Winter 2022
Development of Engagement and Communications Framework	Winter 2022
Phase 2: Consultation and Bylaw Development	Date
Retain a consultant to provide limited support to help build the engagement plan and plan implementation	Spring 2022
Development of discussion papers	Spring - Summer 2022
Analysis of data/mapping for priority setting & develop criteria to identify target areas – cont.	Spring - Summer 2022
First Nation, key interested and affected parties, and public engagement as per Plan	Spring - Winter 2022/23
Develop draft bylaws	Winter 2022 - 2023
Phase 3: Legislative Process and Implementation	Date
First Nation, key interested and affected parties and public engagement as per Plan – cont.	2022 - 2023
Bylaw readings, public hearing, approvals, adoption	2022 - 2023

Project Team	
Island Planner	Project Manager
Regional Planning Manager	Project Sponsor
Island Planner/Planner 2	Planning & technical support (limited)
Senior Intergovernmental Policy Advisor	First Nation liaison support
GIS Technician	Mapping support
TAS Program Coordinator/Communications	TAS coordination/Communications support (limited availability)
ITC Ecosystem Specialist	Protection/conservation planning support (limited availability)
Senior Freshwater Specialist	Watershed ecology support (limited availability)
Consultant(s)	Public engagement support, potentially mapping/data development
OAA, PTA, LC	Admin support
RPM Approval: <i>Heather Kauer</i> Date: 2021-05-18; 2021-07-13; 2021-10-05; 2022-03-29	LTC Endorsement: Resolution #: GM-021-038 Date: 2021-05-27 Resolution #: GM-2021-058 Date: 2021-07-22 Resolution #: GM-2021-078 Date: 2021-10-14 Resolution #: GM-2022-018 Date: 2022-03-31

Budget		
Budget Sources: 2021-22: GM LTC OCP: \$4,000.00; RPC OCP: \$8,500.00; First Nations: \$2000.00 2022-23: GM LTC OCP: \$15,000*; First Nations: \$2000.00 2023-24: GM LTC OCP: \$10,000*; First Nations: \$2000.00* *pending		
Fiscal	Item	Cost
2021-2022	Phase 1: Project Initiation <ul style="list-style-type: none"> • First Nation engagement • Development of Engagement & Communications Framework • Analysis of data and mapping for priority setting & developing criteria to identify target areas 	2,000.00 6,000.00 3,000.00
2022-2023	Phase 2: Consultation and Bylaw Development <ul style="list-style-type: none"> • Undertake Engagement & Communications Plan • Analysis of data and mapping for priority setting & developing criteria to identify target areas • First Nation engagement 	12,000.00 2,000.00 2,000.00
2022-2023 2023-2024	Phase 3: Legislative Process <ul style="list-style-type: none"> • Engagement, referrals • Legal review • In-person public hearing • Bylaw amendment communications 	5,000.00 3,000.00 3,000.00 2,000.00
	Total	40,000.00