

MA-2025-063

It was Moved and Seconded,

that Mayne Island Local Trust Committee requests staff schedule a Community Information Meeting to provide the public with an opportunity to receive information and ask questions regarding the BC Ferries foreshore rezoning.

CARRIED

11.7 Housing Agreement Release (CB735141) – Staff Memo to LTC

Planner Belcher reviewed the staff memo.

MA-2025-064

It was Moved and Seconded,

that Mayne Island Local Trust Committee designates the Chair to sign for the discharge of Covenant CB735141 from Lot 1 and Lot 2.

CARRIED

12. LOCAL TRUST COMMITTEE PROJECTS

12.1 Mayne Island Housing Project - First Reading – Staff Report

Island Planner Chadwick reviewed the staff report and noted there will be a change in the numbers regarding calculations of housing need based on population. A Trustee commented that this is wonderful work that provides flexibility in how future generations can develop their properties.

MA-2025-065

It was Moved and Seconded,

that Mayne Island Local Trust Committee Bylaws No.196 cited as “Mayne Island Official Community Plan Bylaw No. 144, 2007, Amendment No. 1, 2025” be read for the first time.

CARRIED

MA-2025-066

It was Moved and Seconded,

that Mayne Island Local Trust Committee Bylaws No. 197 cited as “Mayne Island Land Use Bylaw No. 146, 2008, Amendment No. 1, 2025” be read for the first time.

CARRIED

MA-2025-067

It was Moved and Seconded,

that Mayne Island Local Trust Committee has reviewed the Islands Trust Policy Statement Directives Only Checklist and determined that Bylaw Nos. 197 and 196, cited as “Mayne Island Land Use Bylaw No. 146, 2008, Amendment No. 2, 2021” and “Mayne Island Official Community Plan Bylaw No. 144, 2007, Amendment No. 1, 2022” are not contrary to or at variance with the Islands Trust Policy Statement.

CARRIED

MA-2025-068

It was Moved and Seconded,

that Mayne Island Local Trust Committee requests staff to schedule a community information meeting prior to the public hearing for Bylaws No. 196 and 197.

CARRIED

MA-2025-069

It was Moved and Seconded,

that Mayne Island Local Trust Committee requests staff schedule a public hearing for Bylaws No. 196 and 197.

CARRIED

It was noted that Mayne Island received favourable comments at the Union of British Columbia Municipalities for work related to tiny homes and planning.

MA-2025-070

It was Moved and Seconded,

that Mayne Island Local Trust Committee refer the Mayne Island Housing Project to the Advisory Planning Commission for response by October 17.

CARRIED

12.2 Mayne Island Housing Project - Introduction of Build Out Map – Discussion

Island Planner Chadwick commented that this is an opportunity for Trustees to raise questions and comments about the Build Out Map. The following comments were made:

- The Subdivision Potential heading is correct
- Data from BC Assessment was used
- While some properties could subdivide, they would not receive any additional density
- There are so many barriers to doing subdivisions on the island (e.g. financial, bureaucratic) that they are no longer practical
- The map is really good; using different colours really helps

13. REPORTS

13.1 Work Program Reports

13.1.1 Active Projects Report Dated Sept 2025

Received for information.

13.1.2 Future Project List Report Dated Sept 2025