

From: [REDACTED]

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Cc: Stefan Cermak <scermak@islandstrust.bc.ca>

Subject: RZ - 2013.7

Dear Trustees

I am responding to the Staff Report, dated October 5th which recommends closing my rezoning application.

As you are aware, this application has been held up since mid-2014 when NSSWD imposed a temporary moratorium, prior to making it permanent in 2015.

Last November NSSWD budgeted for two issues with respect to the possibility of lifting the moratorium:

1. NSSWD budgeted \$30,000 and commissioned an update on the 2015 Lake Maxwell Hydrology Study by the consultants – Kerr, Wood Leidel (KWL)
2. The board budgeted a further \$25,000 for a review of the moratorium after the updated hydrology study was completed.

In June of this year, KWL submitted their update study to the NSSWD Board. The Board resolved to send the study for peer review, and, commissioned a peer review report.

I have just this Tuesday (September 28th) received an update from the Chair of the NSSWD Board – *“Staff comments are going back to the peer reviewer, who will then respond and then the peer review will be sent to KWL for comment/revision. So it will be a couple of months, at least.”*

So, it is clear, the moratorium review process is alive and well, and is still proceeding.

Which raises the question as to Staff’s rationale as to why they are recommending closure of my application. Apparently they believe, and I quote, ***“.. it is unlikely the NSSWD moratorium will be lifted or modified, (so) staff recommend closure of this application.”***

Given the Chair of NSSWD, and the Board, have given no such indication whatsoever, and the moratorium review is budgeted for, and is still in process, I find Staff’s recommendation to be biased against the application for some unknown reason. Are they aware of something the NSSWD Board is not? I believe that is highly unlikely.

To date, the application has been the “victim” of the moratorium, however, after 6 years, the question will soon be before the public, and the Board, basing the potential lifting of the moratorium on the KWL update, the findings of which will have been peer-reviewed for certainty.

I have reviewed the KWL updated study and it clearly shows there are about 30 million gallons per year available ABOVE current annual usage, and BELOW a safety threshold of 52% of the available licensed amount. The 52% threshold, in the updated study, was set by KWL to account for a 1 in 100 year

scenario as a result of worse case climate change projections.

Thus, we are now a few months away from a firm decision, based on science.

It is with all of the above in mind, that I would once again request the application remain open until the moratorium issue is finalized.

Staff do not need to spend any more time on the file in the meantime.

I would also remind the LTC that the application includes the creation of a minimum of 8 (eight) affordable housing units, AND, there is still an opportunity for there to be as many as 48 community housing units (16 – 2 bedroom, and 32 – 1 bedroom)...all within Ganges, where it is clear the community wants more density.

Thank you again for your consideration in this matter.

Yours truly,

Eric Booth