



**RURAL DIRECTORS COMMITTEE  
AGENDA  
Thursday, April 6, 2017**

<u>PAGE NO.</u>		<u>ACTION</u>
	<u>AGENDA- April 6, 2017</u>	Approve
	<u>Supplementary Agenda</u>	Receive
	<u>MINUTES</u>	
3-7	Rural Directors Committee Meeting Minutes - March 9, 2017	Receive
	<u>REPORT</u>	
8-15	Cheryl Anderson, Manager of Administrative Services – St. Luke's on the Lake Society - Request for Grant in Aid – Electoral Area "E" (Francois/Ootsa Lake Rural)	Recommendation (Page 8)
16-21	Cheryl Anderson, Manager of Administrative Services – Lakes District Folk Music Society - Request for Grant in Aid – Electoral Area "E" (Francois/Ootsa Lake Rural)	Recommendation (Page 16)
22-25	Cheryl Anderson, Manager of Administrative Services – Stuart Lake Outreach Group Society Request for Grant In Aid – Electoral Area "C" (Fort St. James Rural)	Recommendation (Page 22)
26-34	Cheryl Anderson, Manager of Administrative Services – Vanderhoof Community Foundation - Request for Grant in Aid – Electoral Area "F" (Vanderhoof Rural)	Recommendation (Page )
35-38	Cheryl Anderson, Manager of Administrative Services – Nechako Valley Rodeo Association - Request for Grant In Aid – Electoral Area "F" (Vanderhoof Rural)	Recommendation (Page 35)
	<u>DEVELOPMENT SERVICES</u> <i>(All Directors)</i>	
39-43	Land Referral File No. 7404971 Ministry of Transportation and Infrastructure Electoral Area "F"	Recommendation (Page 40)
44-46	Land Referral File No. 7409919 Tamara & Michael Park Electoral Area "F"	Recommendation (Page 45)

<u>PAGE NO.</u>	<u>DEVELOPMENT SERVICES</u> <i>(All Directors)</i>	<u>ACTION</u>
47-51	Land Referral File No. 6406353 Maxine St. Amand Electoral Area "C"	Recommendation (Page 47)
52-54	Burns Lake Community Forest Referral Electoral Area "B" & "E"	Recommendation (Page 52)
55-89	Village of Granisle OCP Referral Electoral Area "G"	Recommendation (Page 55)

DISCUSSION ITEM

90-127 Pipeline Referrals

SUPPLEMENTARY AGENDA

NEW BUSINESS

ADJOURNMENT

**REGIONAL DISTRICT OF BULKLEY-NECHAKO****RURAL DIRECTORS COMMITTEE MEETING****Thursday, March 9, 2017**

**PRESENT:** Chair Eileen Benedict

Directors Tom Greenaway – arrived at 12:53 p.m.  
Bill Miller  
Rob Newell  
Mark Parker  
Jerry Petersen

Director Absent Mark Fisher, Electoral Area "A" (Smithers Rural)

Alternate Director Stoney Stoltenberg, Electoral Area "A" (Smithers Rural)

Staff Melany de Weerd, Chief Administrative Officer  
Cheryl Anderson, Manager of Administrative Services  
Jason Llewellyn, Director of Planning – left at 12:57 p.m.  
Roxanne Shepherd, Chief Financial Officer  
Wendy Wainwright, Executive Assistant

**CALL TO ORDER**

Chair Benedict called the meeting to order at 12:40 p.m.

**AGENDA**Moved by Director Newell  
Seconded by Director Miller**RDC.2017-3-1**

"That the Rural Directors Committee Agenda for March 9, 2017 be approved."

(All/Directors/Majority)

**CARRIED UNANIMOUSLY****MINUTES****Rural Directors Committee  
Meeting Minutes  
-February 9, 2017**Moved by Director Parker  
Seconded by Alternate Director Stoltenberg**RDC.2017-3-2**

"That the minutes of the Rural Directors Committee meeting of February 9, 2017 be received."

(All/Directors/Majority)

**CARRIED UNANIMOUSLY**

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**REPORTS**

LDSS Ski and Snowboard  
Teams-Request for Grant  
in Aid – Electoral Areas "B"  
(Burns Lake Rural) "E"  
(Francois/Ootsa Lake Rural)

Moved by Director Miller  
Seconded by Alternate Director Stoltenberg

RDC.2017-3-3

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that School District No. 91 – LDSS Ski and Snowboard Teams be given \$250 grant in aid monies from each of Electoral Areas "B" (Burns Lake Rural) and "E" (Francois/Ootsa Lake Rural) for costs associated with LDSS Ski and Snowboard Teams attending Provincial Championships in Whistler, B.C."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Fort St. James Secondary  
School-Request for Grant in  
Aid – Electoral Area "C"  
(Fort St. James Rural)

Moved by Director Petersen  
Seconded by Alternate Director Stoltenberg

RDC.2017-3-4

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that Fort St. James Secondary School be given \$1,000 grant in aid monies from Electoral Area "C" (Fort St. James Rural) for a Grade 12 Scholarship."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Fort St. James Secondary  
School-Request for Grant in  
Aid – Electoral Area "C"  
(Fort St. James Rural)

Moved by Alternate Director Stoltenberg  
Seconded by Director Parker

RDC.2017-3-5

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that Fort St. James Secondary School Ski and Board Team be given \$1,500 grant in aid monies from Electoral Area "C" (Fort St. James Rural) for costs associated with Provincial Championships in Whistler, B.C."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

School District No. 91  
-Request for Grant in  
Aid – Electoral Area "D"  
(Fraser Lake Rural)

Moved by Director Parker  
Seconded by Director Miller

RDC.2017-3-6

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that School District No. 91 be given \$1,500 grant in aid monies from Electoral Area "D" (Fraser Lake Rural) for costs associated with BC A Boys Basketball Provincials in Langley, B.C."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

**REPORTS (CONT'D)**

Fraser Lake Minor Hockey Association (Midget Team) Request for Grant in Aid – Electoral Area "D" (Fraser Lake Rural)

Moved by Director Parker  
 Seconded by Director Petersen

RDC.2017-3-7

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that Fraser Lake Minor Hockey Association (Midget Team) be given \$1,500 grant in aid monies from Electoral Area "D" (Fraser Lake Rural) for costs associated with Midget Hockey Provincials in Clearwater, B.C."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Stellat'en First Nation Request for Grant in Aid – Electoral Area "D" (Fraser Lake Rural)

Moved by Director Parker  
 Seconded by Alternate Director Stoltenberg

RDC.2017-3-8

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that Stellat'en First Nation be given \$1,000 grant in aid monies from Electoral Area "D" (Fraser Lake Rural) for costs associated with an Aboriginal Youth Hockey Tournament in Prince George, B.C."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

School District No. 91 -Request for Grant in Aid – Electoral Area "D" (Fraser Lake Rural)

Moved by Director Parker  
 Seconded by Director Miller

RDC.2017-3-9

"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that School District No. 91 be given \$500 grant in aid monies from Electoral Area "D" (Fraser Lake Rural) for costs associated with Junior Curling Provincials in Smithers, B.C."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Electoral Area Allocations of Federal Gas Tax Funds -Fourth Quarter 2016 & Allocation of Federal Gas Tax Community Works Fund Money

Moved by Alternate Director Stoltenberg  
 Seconded by Director Petersen

RDC.2017-3-10

"That the Rural Directors Committee receive the Finance/Administration Coordinator's February 10, 2017 memos titled:  
 -"Electoral Area Allocations of Federal Gas Tax Funds – Fourth Quarter 2016;"  
 -"Allocation of Federal Gas Tax Community Works Fund Money."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

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**DEVELOPMENT SERVICES** (All Directors)

**REFERRALS**

Land Referral File No.6408936, Webb, Electoral Area "B" Moved by Director Miller  
Seconded by Director Newell

RDC.2017-3-11 "That the comment sheet titled "Regional District of Bulkley-Nechako Comment Sheet on Crown Land Referral No. 6408936 be provided to the Province as the Regional District's comments on Crown Land Referral 6408936."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Land Referral File No. 74098894, Reimer Electoral Area 'F' Moved by Director Petersen  
Seconded by Director Newell

RDC.2017-3-12 "That the comment sheet titled "Regional District of Bulkley-Nechako Comment Sheet on Crown Land Referral 74098894" be provided to the Province as the Regional District's comments on Crown Land Referral 74098894."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Land Referral File No. 7409876, Electoral Area 'F' Moved by Director Petersen  
Seconded by Director Miller

RDC.2017-3-13 "That the comment sheet titled "Regional District of Bulkley-Nechako Comment Sheet on Crown Land Referral 7409876" be provided to the Province as the Regional District's comments on Crown Land Referral 7409876."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

Land Referral File No. 6408963, Electoral Area 'E' Moved by Director Miller  
Seconded by Alternate Director Stoltenberg

RDC.2017-3-14 "That the comment sheet titled "Regional District of Bulkley-Nechako Comment Sheet on Crown Land Referral 6408963" be provided to the Province as the Regional District's comments on Crown Land Referral 6408963."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

**NEW BUSINESS**

Letter of Support to CityWest  
RE: Connect to Innovate  
Program

Discussion took place regarding the Rural Directors providing letters of support to CityWest in regard to its application to the Connect to Innovate Program. Director Miller spoke of having a combination of services that will provide the backbone for internet service throughout the region. Director Petersen mentioned that in Electoral Area "F" (Vanderhoof Rural) houses are spread out and currently provided service from Telus.

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**NEW BUSINESS (CONT'D)**

The challenges to provide service to homes that are a distance from Point of Presence (POP) locations was discussed. Concerns were brought forward regarding the various ISP's (Internet Service Providers) being able to provide complete coverage to all rural residents in the region.

Chair Benedict noted the need to have high speed internet to assist in attracting people to the region and that long term planning to build the best internet services in the region is required. She noted that there are areas within 3-20 km from the Village of Burns Lake that do not have adequate internet service along with the Village of Burns Lake and better service is required. Director Miller spoke to the importance of building backbone capacity and POP locations to expand the internet service. He noted that CityWest's use of fibre cable to build internet service is a benefit to services currently available and will also provide the ability for expansion of wireless services and other fibre POP locations. Director Miller stated that it is critical to build an internet base with a minimum of 50 Mbps upload speeds. Discussion took place in regard to the oversubscription of the current wireless and other available systems.

Director Newell noted that CityWest has its own backhaul service and does not have data limits in regard to its internet usage.

Discussion took place regarding the need to continue to lobby for better and adequate internet service throughout the region.

Letter of Support to CityWest  
RE: Connect to Innovate  
Program

Moved by Director Miller  
Seconded by Director Newell

RDC.2017-3-15

"That the Rural Directors Committee write a letter of support from all Rural Directors to CityWest for its application to the Connect to Innovate Program."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

**ADJOURNMENT**

Moved by Alternate Director Stoltenberg  
Seconded by Director Miller

RDC.2017-3-16

"That the meeting be adjourned 1:05 p.m."

(All/Directors/Majority)

CARRIED UNANIMOUSLY

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Eileen Benedict, Chair

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Wendy Wainwright, Executive Assistant

**REGIONAL DISTRICT OF BULKLEY-NECHAKO****MEMORANDUM**

**TO: Chair Benedict and Rural Directors Committee**

**FROM: Cheryl Anderson  
Manager of Administrative Services**

**DATE: March 29, 2017**

**SUBJECT: St. Luke's on the Lake Society – Request for Grant in Aid –  
Electoral Area "E" (Francois/Ootsa Lake Rural)**

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Attached is a request for Grant in Aid monies from the St. Luke's on the Lake Society.

The Society is seeking \$5,000 grant in aid monies from Electoral Area "E" (Francois/Ootsa Lake Rural) for costs associated with improvements to its building.

Director Benedict has indicated that she is supportive of the application.

**RECOMMENDATION: (All/Directors/Majority)**

**"That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that the St. Luke's on the Lake Society be given \$5,000 grant in aid monies from Electoral Area "E" (Francois/Ootsa Lake Rural) for costs associated with improvements to its building."**

REGIONAL DISTRICT OF BULKLEY-NECHAKO  
ELECTORAL AREA REQUEST FOR GRANT IN AID  
APPLICATION

RECEIVED

MAR 27 2017

REGIONAL DISTRICT OF  
BULKLEY NECHAKO

APPLICATION SUBMITTED BY:

Applicant Name: St. Luke's on the lake Society

Mailing Address: Box 602  
Francis lake BC. V0T1R0

E-mail Address: donna.fowler52@yahoo.ca

Contact(s): Donna Fowler 250-695-6385  
Name, Telephone/Fax Number

Kim Gillespie 250-695-6783.  
Name, Telephone/Fax Number

APPLICATION SUMMARY

Project or purpose for which you require assistance: restoration of  
our building. Exterior paint & refurbished windows

Amount of Grant Requested \$ 5000.00

To the best of my knowledge, all of the information that is provided in this application is true and correct. Furthermore, I hereby certify that this application for assistance is NOT being made on behalf of an individual, industry, commercial or business undertaking.

Donna Fowler

(signature of authorized signatory)

(title) Chairperson

Amount Approved: \_\_\_\_\_

Date: \_\_\_\_\_

Signature of Electoral Area Director

## APPLICANT PROFILE

1. Please describe the services/benefits that your organization provides to the community. Are these services/benefits available to the community from another organization or agency?

Our building is a small meeting place offered free of charge for meetings, monthly travel nights in the winter, art shows, picnics in the community, etc.

This heritage site is visited extensively by tourists who regularly visit the grounds for photo's and heritage history of our area.

2. Describe the geographic area that receives services or benefits from your organization.

The Lake District area.

3. Is your organization voluntary and non-profit?  YES  NO

Please detail any remuneration paid, or funds otherwise made available to members, officers, etc. of your organization.

We have received funding from NKDF, N.D.I, B.C. Comfort, RDBN, and Canada 150 grants.

To date we have replaced the foundation, the roof and the porch. A new stove has been installed.

Please comment on the number of members/volunteers in your organization and how long your organization has been in operation.

We have been meeting since 2011 and have 6-8 regular Society members. We have a registered Society and have our Charitable designation.

### PROJECT/PROPOSAL PROFILE

1. Assistance is being requested for:

- capital project and/or equipment
- special event
- other purpose ( \_\_\_\_\_ )

2. Please describe the proposal for which you are requesting assistance. If you are applying for an exemption from fees and/or charges or other consideration, please provide details or your request here. Attach additional information if required.

1) painting of the exterior of our building

2) refurbish the existing windows by a contractor.

\* The community/Society will provide volunteer hours for the painting project

3. Describe how this proposal will benefit the community.

We hope to continue our existing community services with the primary focus of providing a central venue for the community to gather on a regular basis.

### Funding and Financial Information

1. Attach supporting financial information, ie., budget/financial report. Ensure the following information is clearly itemized:
  - Total cost of project/proposal;
  - Grants/funding from other sources;
  - Funding contributed by applicant through funding raising activities or other sources of revenue;
  - Total expenses for the fiscal year, including any monies and/or benefits paid to members or officers.
2. Have you applied for a grant/funding from other source(s)?  
 YES  NO

If yes, complete the following chart. If not, please comment.

Name of Grant or Funding Agency	\$ Amount Applied for	Status of Grant Application		
		Approved (Y)	Denied (Y)	Pending (Y)
NKDF	\$ 8,242.00	✓		
N.D.I.	\$ 13,458.00	✓		
BL Comfau	\$ 5 000.00	✓		
RDBN	\$ 5 000.00	✓		
Canada 150	\$ 22,500.00	✓		

3. Have you received assistance (grant in aid/waiving of fees , etc.), from the Regional District of Bulkley-Nechako in previous years?

YES  NO If yes, complete the following chart.

Year.	\$ Amount	Purpose for which assistance was used
2015-2016	\$ 5000.00	To install a wood burning stove.

4. Does your organization:

- a) Offer direct financial assistance to individuals or families?  YES  NO
- b) Duplicate services that fall within the mandate of either a senior government or a local service agency?  YES  NO
- c) Provide an opportunity for individuals to make direct contributions?  YES  NO

OR, is your organization:

- d) Part of a provincial or national fund raising campaign?  YES  NO

**Don't forget to attach the required financial report.**

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J.D. Remodelling

John Plesko

Box 87 Southbank,

B.C. V0J 2P0

Re: St. Lukes Heritage Community Centre

07 October, 2014

~~Remove and replace all windows with vinyl twinseal, Low E, argon gas windows. Exterior and interior trims and casings to retain the heritage look of the building. Supply and instal new exterior entry door - heritage design.~~

Materials and supplies, trims, casing, insulating \$8550.00

labour 2950.00

total \$ 11500.00

Supply and instal attic insulation \$2500.00

Remove self supporting brick chimney. Fill in roof hole. Patch and finish interior wall and ceiling holes. Supply and Instal new high efficient wood burning stove, chimney and flashings.

\$7000.00

Electrical upgrade

\$ 2900.00

Remove existing front porch/ramp and replace with new porch and wheelchair ramp and stairs to current code regulations.

\$2500.00

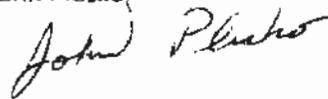
Outdoor biffy - wheelchair access

\$5000.00

Exterior painting

\$6000.00

John Plesko



**St. Luke's Church on the Lake**

**Heritage Restoration Project Budget**

Costs			Funding Agencies		
Budget Item	Cost Less GST	Quote / Source	List of Funding Agencies	Funding Applied For	Status of Applications
Foundation Repair	31,700	Yes	Northern Development Initiative Trust	13,458	Confirmed
Roof Replacement	10,500	J.D Remodelling	Nechako-Kitamaat Development Fund	8,242	Confirmed
Window & Door Replacement	11,500		Comfor Management Services	5,000	Confirmed
			Western Economic Diversification ~Canada 150 Community Infrastructure Program	22,551	Confirmed
Gov't of Canada C150	200		* St. Luke's Church on the Lake Society	1,702	Confirmed
Signage			Grant-in-Aid	5,642	Pending
Project Cost Subtotal	53,900				
5% GST	2,695				
Total Cost of Project	56,595		Total Confirmed and Pending Funding	\$56,595	

* Grant-in-Aid	5,642
* Grant-in-Aid ~ Canada 150 Advancement of Funds	22,551
<b>Total Grant-in-Aid</b>	<b>28,193</b>

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**REGIONAL DISTRICT OF BULKLEY-NECHAKO****MEMORANDUM**

**TO: Chair Benedict and Rural Directors Committee**

**FROM: Cheryl Anderson  
Manager of Administrative Services**

**DATE: March 29, 2017**

**SUBJECT: Lakes District Folk Music Society – Request for Grant in Aid –  
Electoral Area “E” (Francois/Ootsa Lake Rural)**

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Attached is a request for Grant in Aid monies from the Lakes District Folk Music Society.

The Society is seeking \$11,000 grant in aid monies from Electoral Area “E” (Francois/Ootsa Lake Rural) for costs associated with a summer music festival at the Grassy Plains fairgrounds.

Director Benedict has indicated that she is supportive of contributing \$10,000 grant in aid funds toward the application.

**RECOMMENDATION: (All/Directors/Majority)**

**“That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that the Lakes District Folk Music Society be given \$10,000 grant in aid monies from Electoral Area “E” (Francois/Ootsa Lake Rural) for costs associated with a summer music festival at the Grassy Plains fairgrounds.”**

**Cheryl Anderson**

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**From:** Regional District of Bulkley-Nechako <inquiries@rdbn.bc.ca>  
**Sent:** March-16-17 8:17 PM  
**To:** Cheryl Anderson  
**Subject:** New submission from "Grant in Aid Application"  
**Attachments:** 58cb5502a4e36-Festivalbudget2017.docx



**REGIONAL DISTRICT OF BULKLEY-NECHAKO  
ELECTORAL AREA GRANT IN AID APPLICATION**

APPLICATION SUBMITTED BY:

***Lakes District Folk Music Society***

**Mailing Address:**  
***11911 Palling Road East***

**Email:**  
**Contact Person:**

***jeremypahl7@gmail.com***  
***Jeremy Pahl, 778.349.7245***

**APPLICATION SUMMARY**

Project or purpose for which you require assistance:

***Arts & Culture - Music Festival***

Amount Requested:

***11000***

To the best of my knowledge, all of the information that is provided in this application is true and correct. Furthermore, I hereby certify that this application for assistance is NOT being made on behalf of an individual, industry, commercial or business undertaking.

***Yes***

\_\_\_\_\_  
(signature of authorized signatory) (title)  
\_\_\_\_\_  
Signature of Electoral Area Director  
Amount Approved: \_\_\_\_\_  
Date: \_\_\_\_\_

**APPLICATION PROFILE**

Is your organization voluntary and non-profit?:

***Yes***

Please describe the services/benefits that your organization provides to the community. Are these services/benefits available to the community from another organization or agency?

*Our mission is to provide top-quality musical concerts to the community; more specifically, an annual summer music festival.*

*There are currently no other agencies or organizations that seek to provide the community with this service.*

Describe the geographic area that receives services or benefits from your organization.

*The Lakes District*

Please detail any remuneration paid, or funds otherwise made available to members, officers, etc. of your organization.:

*All the work done by the Lakes District Folk Music Society and its members will be voluntary.*

Please comment on the number of members/volunteers in your organization and how long your organization has been in operation.:

*There are three members. We just started our society this year.*

**PROJECT PROPOSAL PROFILE**

RDBN Assistance Requested:

*special event*

Other Assistance Requested:

*Music festival*

Please describe the proposal for which you are requesting assistance. If you are applying for an exemption from fees and/or charges or other consideration, please provide details or your request here. Attach additional information if required:

*We are requesting assistance in funding the following:*

*Performers fees and accommodation*

*P.A. system rental*

*Sound Engineer fees*

*Food costs for the performers and volunteers.*

*Event insurance*

*Event advertising costs*

Describe how this proposal will benefit the community:

*The Lakes District Folk Music Society is determined to continue the tradition of having a summer music festival at the Grassy Plains fairgrounds. In previous years, the festival has brought in a long list of top-quality artists to perform at the festival.*

*The festival is open to everyone. The performers will be primarily of the folk music genre which appeals to people of all ages. In previous years, the festival has been attended by children, youth, adults and seniors. We will accommodate the needs of each of those demographics. We will make use of both the indoor and outdoor stages during the festival to ensure comfortable access to people of all physical abilities.*

*For this years festival, we will make connections with local First Nations Communities. To follow protocol, we would like to invite an Elder or Elders to do a traditional welcoming at the festival grounds to declare the festival officially open. We will also be seeking out a local First Nation drum group and/or a local First Nation artist to showcase their talents at the festival.*

*Artists who have performed at the festival have always stayed at a local campsite or resort. This supports the local economy in Rural Area E. Out of town artists have frequently mentioned the Grassy Plains festival as one of their favourite stops of the year, and have returned to the region on their own time because of the positive experience they had during the Grassy Plains festival.*

*The festival will feature a wide variety of artists - both local and regional. It will provide an opportunity for local musicians to perform in front of a crowd; some of them for the first time.*

*The festival will be a reoccurring event that seeks to enhance the arts & culture community in the Nechako Lakes District. Currently, there are no other community organizations or agencies that will be providing the community with a music festival at the Grassy Plains Community Hall & Fairgrounds.*

## **FUNDING AND FINANCIAL INFORMATION**

files Submitted:

58cb5502a4e36-  
Festivalbudget2017.docx

Have you applied for a grant/funding from other source(s)?:

Yes

If not, please comment.:

Name of Grant or Funding Agency1:

Community Gaming Grant

Amount Applied for 1:

BC

Status of Grant Application1:

Name of Grant or Funding Agency2:  
Amount Applied for2:  
Status of Grant Application2:

Name of Grant or Funding Agency3:  
Amount Applied for3:  
Status of Grant Application3:

Name of Grant or Funding Agency4:  
Amount Applied for4:  
Status of Grant Application4:

Have you received assistance before from us.

No

Year, Amount and Purpose for assistance  
Year, Amount and Purpose for assistance

Does your organization:

Offer direct financial assistance to individuals or families?:

Duplicate services that fall within the mandate of either:  
a senior government or a local service agency?:

Provide an opportunity for individuals to make direct contributions?:

OR, is your organization: Part of a provincial or national fund raising  
campaign? **Yes**

## Lakes District Folk Music Society: Festival Budget 2017

Item	Cost
Advertising	\$1500
Insurance (Friday night dance)	\$500
Sound rental	\$1200
Food costs (performers & volunteers)	\$900
Performer's fees & accommodation fees	\$10,000
<b>Total:</b>	<b>\$14,100</b>

**REGIONAL DISTRICT OF BULKLEY-NECHAKO****MEMORANDUM**

**TO: Chair Benedict and Rural Directors Committee**

**FROM: Cheryl Anderson  
Manager of Administrative Services**

**DATE: March 29, 2017**

**SUBJECT: Stuart Lake Outreach Group Society – Request for Grant in Aid  
– Electoral Area “C” (Fort St. James Rural)**

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Attached is a request for Grant in Aid monies from the Stuart Lake Outreach Group Society.

The Society is requesting \$2,000 grant in aid monies from Electoral Area “C” (Fort St. James Rural) for its Hot Lunch Program/Foodbank.

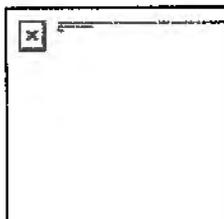
Director Greenaway has indicated that he is supportive of providing \$1,000 toward this application.

**RECOMMENDATION: (All/Directors/Majority)**

**“That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that the Stuart Lake Outreach Group Society be given \$1,000 grant in aid monies from Electoral Area “C” (Fort St. James Rural) for costs associated with its Hot Lunch Program/Foodbank.”**

**Cheryl Anderson**

**From:** Regional District of Bulkley-Nechako <inquiries@rdbn.bc.ca>  
**Sent:** March-13-17 5:17 PM  
**To:** Cheryl Anderson  
**Subject:** New submission from "Grant in Aid Application!"  
**Attachments:** 58c73664118e7-Budget 2017 and Finances 2016.docx



**REGIONAL DISTRICT OF BULKLEY-NECHAKO  
ELECTORAL AREA GRANT IN AID APPLICATION**

APPLICATION SUBMITTED BY:

***Stuart Lake Outreach Group Society***

Mailing Address:  
*PO Box 2049, Treasurer*

Email:  
Contact Person:

*revgern45@gmail.com*  
*2505676744*

**APPLICATION SUMMARY**

Project or purpose for which you require assistance:

*To access funds needed to provide monthly hampers and hot meals twice a week to the homeless, hungry, and needy of Fort St James and surrounding areas*

Amount Requested: *2,000.00*

To the best of my knowledge, all of the information that is provided in this application is true and correct. Furthermore, I hereby certify that this application for assistance is NOT being made on behalf of an individual, industry, commercial or business undertaking.

***Yes***

\_\_\_\_\_  
(signature of authorized signatory) (title)  
\_\_\_\_\_  
Signature of Electoral Area Director  
Amount Approved: \_\_\_\_\_  
Date: \_\_\_\_\_

**APPLICATION PROFILE**

Is your organization voluntary and non-profit?: *Yes*

Please describe the services/benefits that your organization provides to the community. Are these services/benefits available to the community from another organization or agency?

*Healthy Food Hampers and Hot Meals twice a week. This service is not provided by anyone else in the area*

Describe the geographic area that receives services or benefits from your organization.

*Fort St James, Nak'azdli, Tachie, Yekooche, Takla Landing Reserves and surrounding areas.*

Please detail any remuneration paid, or funds otherwise made available to members, officers, etc. of your organization.:

*Nil*

Please comment on the number of members/volunteers in your organization and how long your organization has been in operation.:

*There are approximately 30 volunteers involved in total. We have been in operation since 2010 but only incorporated since 2014*

## **PROJECT PROPOSAL PROFILE**

RDBN Assistance Requested:

*other purpose*

Other Assistance Requested:

*Cost of purchasing necessary food to provide a nutritional hamper/meal that cannot be sourced by other means.*

Please describe the proposal for which you are requesting assistance. If you are applying for an exemption from fees and/or charges or other consideration, please provide details of your request here. Attach additional information if required:

*We often do not get a sufficient amount of well-balanced diet materials donated. We always have to purchase fresh fruit, vegetables, and dairy.*

Describe how this proposal will benefit the community:

*Unfortunately there are still many people who are hungry and/or homeless or "couch-surfers." We provide a warm place to fellowship 2 days a week as well as a nutritious meal. Our hampers feed quite a number of children who otherwise would go hungry. This benefits the whole community as it enables children to learn and therefore be motivated to stay in*

*school to further their education. We affirm the value of each person who attends the meals and try to build their self-esteem, again to motivate them to make changes in their lives.*

## **FUNDING AND FINANCIAL INFORMATION**

files Submitted:

*58c73664118e7-Budget 2017 and Finances 2016.docx*

Have you applied for a grant/funding from other source(s)?:

*Yes*

If not, please comment.:

*Apart fro Community Gaming, I am just starting to apply for 2017 and will be completing grants for District of Fort St James, Mazon, Early Childhood Development, etc as they become available.*

Name of Grant or Funding Agency1:

*Community Gaming Grant*

Amount Applied for 1:

*14,400.00*

Status of Grant Application1:

*Pending*

Name of Grant or Funding Agency2:

Amount Applied for2:

Status of Grant Application2:

Name of Grant or Funding Agency3:

Amount Applied for3:

Status of Grant Application3:

Name of Grant or Funding Agency4:

Amount Applied for4:

Status of Grant Application4:

Have you received assistance before from us.

*Yes*

Year, Amount and Purpose for assistance

*2012-16 Same purpose*

Year, Amount and Purpose for assistance

**Does your organization:**

Offer direct financial assistance to individuals or families?:

Duplicate services that fall within the mandate of either:

a senior government or a local service agency?:

Provide an opportunity for individuals to make direct contributions?:

*Yes*

**REGIONAL DISTRICT OF BULKLEY-NECHAKO****MEMORANDUM**

**TO: Chair Benedict and Rural Directors Committee**

**FROM: Cheryl Anderson  
Manager of Administrative Services**

**DATE: March 29, 2017**

**SUBJECT: Vanderhoof Community Foundation– Request for Grant in Aid  
– Electoral Area “F” (Vanderhoof Rural)**

---

Attached is a request for Grant in Aid monies from the Vanderhoof Community Foundation.

The Foundation is requesting \$25,000 grant in aid monies from Electoral Area “F” (Vanderhoof Rural) to assist in building the Endowment Fund.

Director Petersen has indicated that he is supportive of this application.

**RECOMMENDATION: (All/Directors/Majority)**

**“That the Rural Directors Committee recommend to the Regional District of Bulkley-Nechako Board of Directors that the Vanderhoof Community Foundation be given \$25,000 grant in aid monies from Electoral Area “F” (Vanderhoof Rural) to assist in building the Endowment Fund.”**

REGIONAL DISTRICT OF BULKLEY-NECHAKO  
ELECTORAL AREA REQUEST FOR GRANT IN AID  
APPLICATION

**APPLICATION SUBMITTED BY:**

**Applicant Name:** VANDERHOOF COMMUNITY FOUNDATION

**Mailing Address:** PO Box 2028, Vanderhoof, BC V0J 3A0

**E-mail Address:** remoigne2002@yahoo.ca &/or k.laforge@hotmail.com

**Contact(s):** Kathie Laforge, 250 570-9320  
**Name, Telephone/Fax Number**

Ray LeMoigne, 250 567-7490 / Fax: c/o 250 567-4639  
**Name, Telephone/Fax Number**

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**APPLICATION SUMMARY**

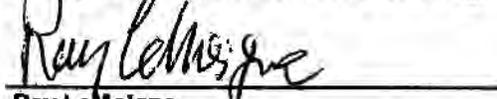
**Project or purpose for which you require assistance:**

The Vanderhoof Community Foundation (VCF) is a charitable, non-profit organization that supports the communities of Vanderhoof, Saik'uz and Area F, by partnering with donors to build a permanent endowment fund that will support community improvement / enhancement projects or initiatives. Our primary purpose is to build a base endowment fund through donations from individuals, corporations and annual VCF fund raising events. Our initial target over the first five years of operations is to establish a perpetual base fund of \$1 million. Returns from savings and investment of the base endowment fund will be made available to charitable organizations in the forms of grants on an annual basis. Organizations wishing to receive grants will be required to complete an application and match the criteria established by the Board of VCF. Applications will be considered by the board, provided they are focused on improvement, and / or bring a benefit to a community or communities within the scope of our Foundation, in one or more of the following categories: Healthy Living; the Arts; Sport and Recreation; Community Service; Youth; Seniors; the Environment; Culture; Diversity; and non-publicly funded local Educational Initiatives targeted at any or all ages.

---

**Amount of Grant Requested \$ 25,000.00**

To the best of my knowledge, all of the information that is provided in this application is true and correct. Furthermore, I hereby certify that this application for assistance is NOT being made on behalf of an individual, industry, commercial or business undertaking.



**Ray Lemoigne**  
\_\_\_\_\_  
(signature of authorized signatory)

(Vice President – Vanderhoof Community Foundation)

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Amount Approved: \_\_\_\_\_

Date: \_\_\_\_\_

\_\_\_\_\_  
Signature of Electoral Area Director

**APPLICANT PROFILE**

1. Please describe the services/benefits that your organization provides to the community. Are these services/benefits available to the community from another organization or agency?

The VCF upon building its base endowment fund sufficiently, will annually make grants available for charitable community organizations to apply to for initiatives that aim to improve or enhance life in our communities. Applicants will need to apply to the Board of VCF as outlined in the Statement of Purpose section of this application. The VCF through the establishment and administration of the endowment fund, provides a service to community members who wish to leave a permanent legacy that will continually support community improvement today and in the future. It is the intent of the Foundation not to duplicate other funding sources, but to offer funds to complement or partner with other potential funders.

2. Describe the geographic area that receives services or benefits from your organization.

Vanderhoof, Saik'uz and Area F are the communities within the geographic area of the Vanderhoof Community Foundation that are intended to receive services or benefits from our organization.

3. Is your organization voluntary and non-profit?  YES

Please detail any remuneration paid, or funds otherwise made available to members, officers, etc. of your organization.

All Directors and Officers are volunteer and no remuneration is paid, nor otherwise made available to members, officers or Directors of the VCF.

Please comment on the number of members/volunteers in your organization and how long your organization has been in operation.

The VCF was incorporated under the BC Society's Act on December 17, 2015

There are twelve volunteer Directors who form the Board of the VCF.

At the present, no additional member volunteers have been involved in the organization.

When the VCF begins approving grants, a committee of community members will independently review all applications and make recommendations regarding approval to the VCF Board where the final decision on disbursements will be made.

In the future, additional volunteer workers will be invited to participate as various needs arise. Eg. Students to be involved in website development related tasks; or volunteer ticket takers and ushers, meal preparation workers, servers, sound and lighting techs that will be needed to support our annual Guest Speaker forum, dinner, dance and auction fundraiser.

## PROJECT/PROPOSAL PROFILE

1. Assistance is being requested for:

capital project and/or equipment

special event

other purpose ( The building of the VCF (Base) Endowment Fund. )

2. Please describe the proposal for which you are requesting assistance. If you are applying for an exemption from fees and/or charges or other consideration, please provide details of your request here. Attach additional information if required.

The VCF is requesting a financial contribution of \$25,000.00 from the Regional District of Bulkley Nechako to help in our building of an Endowment Fund to be administered by the VCF Board in the form of Grants to applicant, volunteer groups for their community improvement / enhancement projects. Specific areas of focus are listed as categories in the Statement of Purpose within this application.

The Northern Development Initiatives Trust (NDIT) has a program, whereby, they will match contributions from either Regional Districts or Municipalities up to a maximum of \$50K each year.

To date, we have been fortunate to receive \$50K from the District of Vanderhoof and an additional \$25K from RDBN (Area F) as well as \$50K in matching funds from NDI. (An additional \$25K has been applied for from NDI). We are most appreciative of these funds as they have given us a great start toward our goal and we ask for your consideration in approving an additional \$25K which will allow us to access the maximum eligible from NDI this year.

Our initial target is to raise \$1 million as the base endowment fund over the first five years of operation. We encourage Philanthropy and Donors can contribute in a variety of ways including: payroll deduction, wills / estates, individual donations and corporate or association donations. The VCF does not rely solely on donations, however. The VCF is also organizing major fundraising events which will involve corporate and individual sponsorship. We intend to generate revenue from the sale of tickets to an annually held, special Guest Speaker forum, dinner, dance and auction event. The first of these will be held in the fall of 2017.

As a Charitable Foundation, incorporated under the Society Act the VCF Board is requesting an exemption from any fees and / or charges associated with this proposal. A copy of the Society's Incorporation Document, Annual Report, and Annual Financial Statement (attached), have been filed with the Legal Registry in compliance with the Society's Act.

3. Describe how this proposal will benefit the community.

The Vanderhoof Community Foundation has been established based upon successful models that have been established across Canada. In establishing our local Foundation, we have considered the best practices of the "Community Foundations of Canada" and utilized that organizations Start Up Manual to guide us. Community Foundations across Canada annually contribute significant grants to support Community Improvement and we feel we can do the same here.

The first Canadian Community Foundation was established in Winnipeg in 1921 with a private contribution of \$100,000. By 2001 that foundation's fund grew in value to 312 million dollars and today the Winnipeg Foundation is the second largest Community Foundation in Canada. The Victoria Foundation established in 1936, in the grip of the great depression, today has a value of greater than 190 million dollars. While these are obviously examples of extreme success, by following the principles that have made these Foundations so successful, we feel our communities can benefit greatly through our local Communities' Foundation.

We anticipate that grants supporting local initiatives in the following categories will greatly benefit the communities within Area F, Vanderhoof and Saik'uz over time. Categories for focus include: Healthy Living; the Arts; Sport and Recreation; Community Service; Youth; Seniors; the Environment; Culture; Diversity; and non-publicly funded local Education Initiatives.

**Funding and Financial Information**

1. Attach supporting financial information, ie., budget/financial report. Ensure the following information is clearly itemized:
  - Total cost of project/proposal;
  - Grants/funding from other sources;
  - Funding contributed by applicant through funding raising activities or other sources of revenue;
  - Total expenses for the fiscal year, including any monies and/or benefits paid to members or officers.
  
2. Have you applied for a grant/funding from othersource(s)?  
 YES  NO

If yes, complete the following chart. If not, please comment.

Name of Grant or Funding Agency	Amount	Status of Grant Application	Comments
District of Vanderhoof	50,000.00	(Y)	
RDBN	25,000.00	(Y)	
NDIT	25,000.00	(Y)	
NDIT	25,000.00	(Y)	
NDIT	25,000.00		(Y)

3. Have you received assistance (grant in aid/waiving of fees, etc.), from the Regional District of Bulkley-Nechako in previous years?

YES  NO If yes, complete the following chart.

2016	\$25,000	Building of Endowment Fund

4. Does your organization:

- a) Offer direct financial assistance to individuals or families?  YES  NO
- b) Duplicate services that fall within the mandate of either a senior government or a local service agency?  YES  NO
- c) Provide an opportunity for individuals to make direct contributions?  YES  NO

OR, is your organization:

- d) Part of a provincial or national fund raising campaign?  YES  NO

**Don't forget to attach the required financial report.**

Financial Statement as presented at the Annual General Meeting held December 17, 2016 is attached. Please note that we have since received a donation from the Northern Development Initiatives Trust in the amount of \$ 25,000. We have had no disbursements to date since the AGM.

Our current balance is **\$127,972.40**.  
(AGM ending balance: \$102,972.40 + \$25,000 (NDIT donation) = \$127,972.40.)

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**Vanderbilt University Fund, Inc.**


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**Total Fund Balance, Beginning of Period****A) Capital**

Balance, beginning of period	
Adjustments	
Balance, after adjustments	
Donations Received	100,000.00
Balance, end of period	<b>100,000.00</b>

**B) Stability Reserve**

Balance, beginning of period	
Transfer from / (to) Capital	
Transfer from / (to) Undistributed Income	2,972.40
Transfer from / (to) Available to Grant	
Balance, end of period	<b><u>2,972.40</u></b>

**C) Undistributed Income**

Balance, beginning of period	
Income: Interest, dividends and realized gains	1,403.95
Income: Change in Unrealized capital gains and losses	1,844.93
Deduct: Administration fees	<u>(276.48)</u>
Undistributed Income, net	2,972.40
Transfer from / (to) Capital	
Transfer from / (to) Stability Reserve	(2,972.40)
Transfer from / (to) Available to Grant	
Transfer from / (to) Other Funds	
Balance, end of period	<b><u><u>                    </u></u></b>

**D) Available to Grant**

Balance, beginning of period	
Transfer from / (to) Capital for granting	
Transfer from / (to) Stability Reserve for granting	
Transfer from / (to) Undistributed Income for granting	
Transfer from / (to) Other Funds	
Subtotal	<u>                    </u>
Grants Disbursed	<u>                    </u>
Balance, end of period	<b><u><u>                    </u></u></b>

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**TOTAL FUNDBALANCE, End of Period (A+B+C+D)** **102,972.40**

**REGIONAL DISTRICT OF BULKLEY-NECHAKO****MEMORANDUM**

**TO: Chair Benedict and Rural Directors Committee**

**FROM: Cheryl Anderson  
Manager of Administrative Services**

**DATE: March 29, 2017**

**SUBJECT: Nechako Valley Rodeo Association – Request for Grant in Aid  
– Electoral Area “F” (Vanderhoof Rural)**

---

Attached is a request for Grant in Aid monies from the Nechako Valley Rodeo Association.

The Association is requesting \$7,500 grant in aid monies from Electoral Area “F” (Vanderhoof Rural) for costs associated with the 2017 BCRA Finals Rodeo.

Director Petersen has indicated that he is supportive of this application.

**RECOMMENDATION: (All/Directors/Majority)**

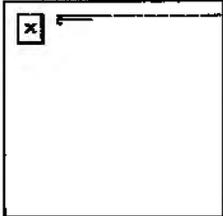
**“That the Nechako Valley Rodeo Association be given \$7,500 grant in aid monies from Electoral Area “F” (Vanderhoof Rural) for costs associated with the 2017 BCRA Finals Rodeo.”**

**Cheryl Anderson**

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**From:** Regional District of Bulkley-Nechako <inquiries@rdbn.bc.ca>  
**Sent:** March-14-17 5:09 PM  
**To:** Cheryl Anderson  
**Subject:** New submission from "Grant in Aid Application"

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**REGIONAL DISTRICT OF BULKLEY-NECHAKO  
ELECTORAL AREA GRANT IN AID APPLICATION**

APPLICATION SUBMITTED BY:

***Neechako Valley Rodeo Association***

Mailing Address:  
*PO Box 1635*

Email:  
Contact Person:

*sferggie@hotmail.com*  
*Sandy Ferguson 250-570-9917*

**APPLICATION SUMMARY**

Project or purpose for which you require assistance:

*Sponsorship for the 2017 BCRA Finals Rodeo*

Amount Requested:

*7500.00*

To the best of my knowledge, all of the information that is provided in this application is true and correct. Furthermore, I hereby certify that this application for assistance is NOT being made on behalf of an individual, industry, commercial or business undertaking.

***Yes***

\_\_\_\_\_  
(signature of authorized signatory) (title)

\_\_\_\_\_  
Signature of Electoral Area Director

Amount Approved: \_\_\_\_\_  
Date: \_\_\_\_\_

**APPLICATION PROFILE**

Is your organization voluntary and non-profit?:

*Yes*

Please describe the services/benefits that your organization provides to the community. Are these services/benefits available to the community from another organization or agency?

*The BCRA Rodeo Finals Rodeo is a once a year event and it is the final rodeo for the year and it will feature all the top competitors from all over BC. This is a huge event for our local area.*

Describe the geographic area that receives services or benefits from your organization.

*The surrounding areas of Vanderhoof, Fraser Lake. Fort St. James, Burns Lake*

Please detail any remuneration paid, or funds otherwise made available to members, officers, etc. of your organization.:

*None this is all a volunteer event*

Please comment on the number of members/volunteers in your organization and how long your organization has been in operation.:

*We have 10 members on the Board and we will be looking for up to 50 extra to help with this even. This is the first year for us holding the finals rodeo but our Nechako Valley Rodeo Association is going onto its 5th year*

**PROJECT PROPOSAL PROFILE**

RDBN Assistance Requested:

*special event*

Other Assistance Requested:

Please describe the proposal for which you are requesting assistance. If you are applying for an exemption from fees and/or charges or other consideration, please provide details or your request here. Attach additional information if required:

*We are looking for assistance in helping support this event*

Describe how this proposal will benefit the community:

*This event will bring into our community up to 5000 competitors and spectators. All of these will be looking for places to stay, eat and shop.*

**FUNDING AND FINANCIAL INFORMATION**

files Submitted:

Have you applied for a grant/funding from other source(s)?:

*No*

If not, please comment.:

Name of Grant or Funding Agency1:

Amount Applied for 1:

Status of Grant Application1:

Name of Grant or Funding Agency2:

Amount Applied for2:

Status of Grant Application2:

Name of Grant or Funding Agency3:

Amount Applied for3:

Status of Grant Application3:

Name of Grant or Funding Agency4:

Amount Applied for4:

Status of Grant Application4:

Have you received assistance before from us.

*Yes*

Year, Amount and Purpose for assistance

*2017 Nechako Valley Rodeo for  
2017 help with expenses for our  
rodeo*

Year, Amount and Purpose for assistance

Does your organization:

Offer direct financial assistance to individuals or families?:

Duplicate services that fall within the mandate of either:

a senior government or a local service agency?:

Provide an opportunity for individuals to make direct contributions?:

OR, is your organization: Part of a provincial or national fund raising campaign?:



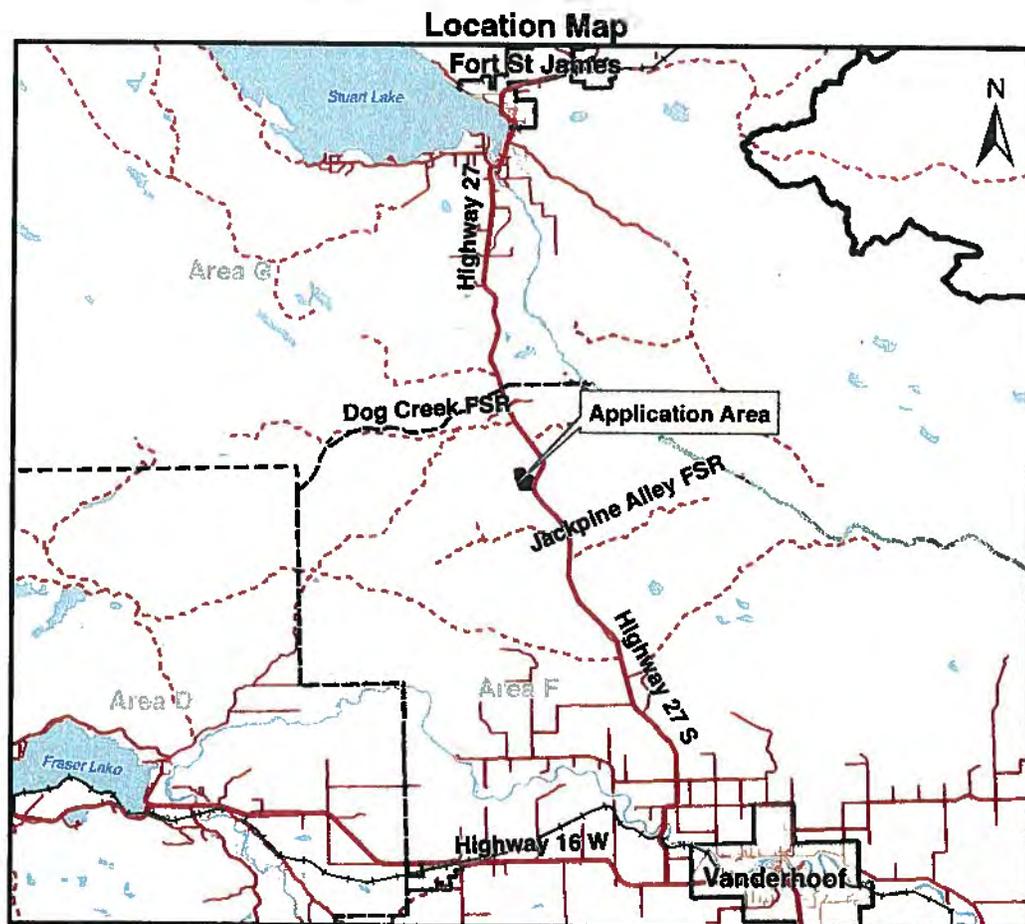
39

## MEMORANDUM

To: Board of Directors  
From: Jennifer MacIntyre, Planner I  
Date: March 28, 2017  
Re: Land Referral File No. 7404971 (Ministry of Transportation and Infrastructure)

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This application is regarding a Section 16 Map Reserve application to amend the area of the existing tenured 24 Mile Gravel Pit. The application area is located near Echo Lake on Highway 27, 22 kilometres from Fort St. James. The existing pit is 23 ha in size and the Ministry wishes to expand the area to 59 ha in size.



Quarry tenures on Crown Land are applied for in the form of a Map Reserve with the Ministry of Forests Lands and Natural Resources Operations, which take possession of or use gravel, sand and other materials on the land authorized under Section 16 of the *Land Act*.

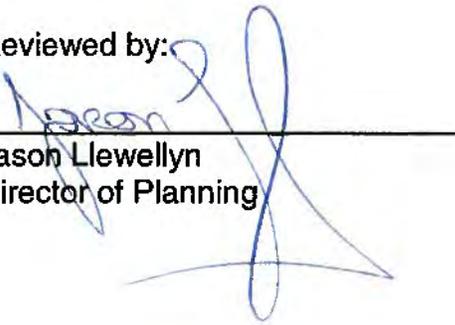
The application area is zoned Rural Resource (RR1). Aggregate exploration, extraction and processing uses are permitted within this zone. The nearest residence is 6 kilometres away on Dog Creek.

**Recommendation**

That the attached comment sheet be provided to the Province as the Regional District's comments on Crown land application 7404971.

*Rural Directors – All/Directors/Majority*

Reviewed by:

  
\_\_\_\_\_  
Jason Llewellyn  
Director of Planning

Written by:

  
\_\_\_\_\_  
Jennifer MacIntyre  
Planner I



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## REGIONAL DISTRICT OF BULKLEY-NECHAKO COMMENT SHEET ON CROWN LAND REFERRAL 7404971

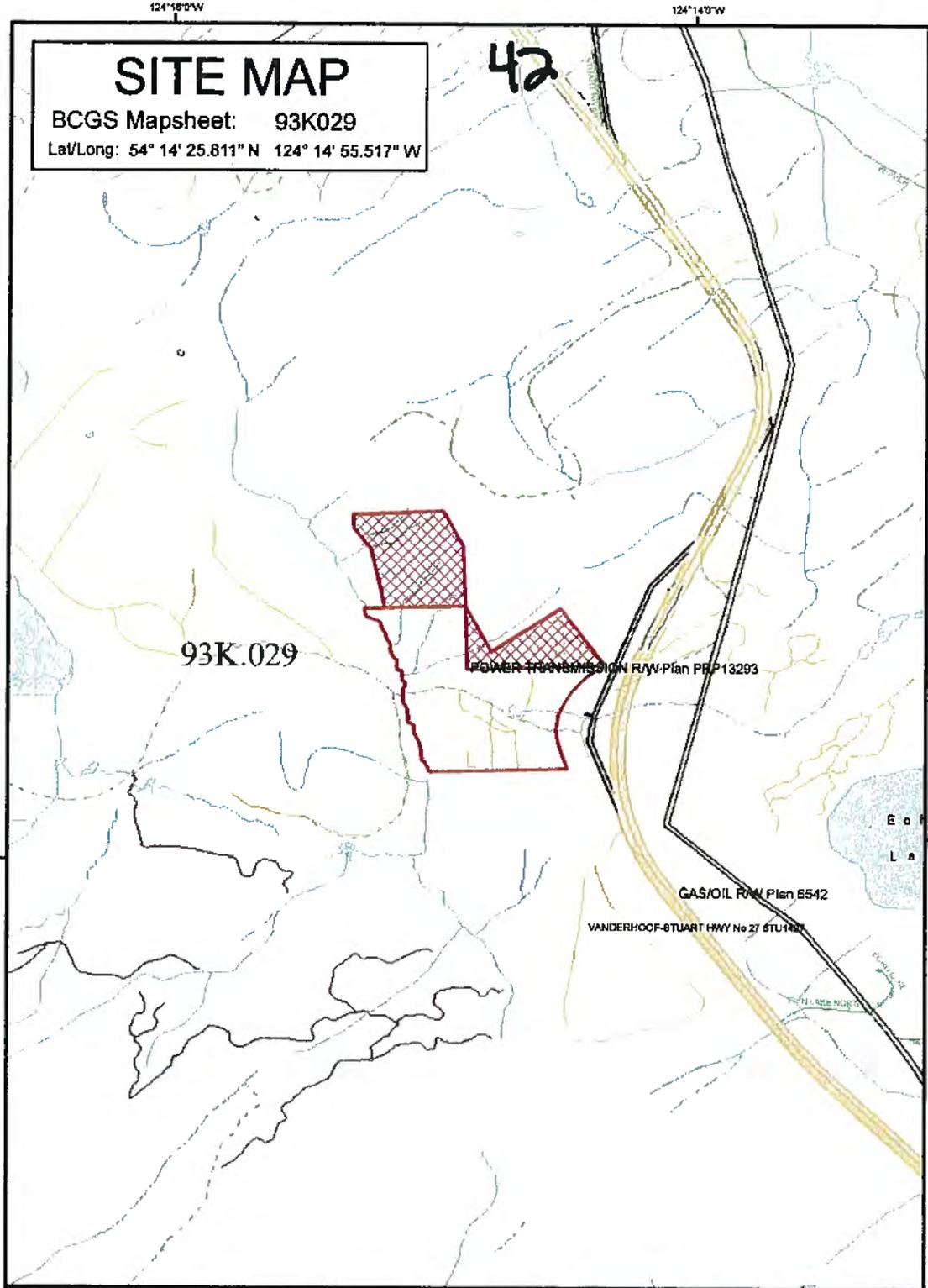
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<b>Electoral Area:</b>	F
<b>Applicant:</b>	Ministry of Transportation and Infrastructure
<b>Existing Land Use:</b>	Gravel Pit
<b>Zoning:</b>	Rural Resource (RR1) under Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993.
<b>Plan Designation</b>	Resource (RE) under Vanderhoof Rural Official Community Plan, Bylaw No. 1517, 2009
<b>Proposed Use Comply With Zoning:</b>	Yes
<b>If not, why?</b>	
<b>Agricultural Land Reserve:</b>	Not within the ALR
<b>Access Highway:</b>	Highway 27
<b>Archaeological Site:</b>	None according to provincial mapping
<b>Building Inspection:</b>	Within the Building Inspection Area
<b>Fire Protection:</b>	Outside the Rural Fire Protection Area
<b>Other comments:</b>	None.

# SITE MAP

BCGS Mapsheet: 93K029  
 Lat/Long: 54° 14' 25.811" N 124° 14' 55.517" W

42



## File Number: 7404971

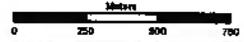
Site # 1 of 1 - TENURE Area =   Initial: 36 Ha.  
  Amendment: 23 Ha.  
 59 Ha.

TYPE: RESERVE/NOTATION PURPOSE: QUARRYING  
 SUBTYPE: SEC 16 MAP RESERVE SUBPURPOSE: SAND AND GRAVEL  
 LOCATION: ECHO LAKE ORTHOPHOTO YEAR: N/A

Produced by  
 Ministry of Forests, Lands &  
 Natural Resources Operations  
 Northern Services Centre  
 Forest Centre BC  
 Date: January 24, 2017

Scale: 1:20,000  
 \* if printed on 8.5x14 page

Projection: BC Albers  
 Datum: NAD 83



## Legend

- |   |  |
|---|--|
| <span style="border: 1px solid red; padding: 2px;"> </span> Crown Land Application                                | <span style="border: 1px solid black; padding: 2px;"> </span> Protected Area   |
| <span style="border: 1px solid black; padding: 2px;"> </span> Primary Survey Parcel                               | <span style="border: 1px solid black; border-style: dashed; padding: 2px;"> </span> Provincial Park                  |
| <span style="border: 1px solid black; border-style: dashed; padding: 2px;"> </span> Subdivision                   | <span style="border: 1px solid black; border-style: dotted; padding: 2px;"> </span> Protected Area                   |
| <span style="border: 1px solid black; border-style: dotted; padding: 2px;"> </span> Municipality                  | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> OIC Ecological Reserve      |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Surveyed Rights of Way   | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Recreation Area             |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Damaged Road R/W         | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Base Mapping Features (BMC) |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Gas/Oil R/W District Lot | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> River or Stream             |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Power Transmission R/W   | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> River or Stream - Dry       |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Gas/Oil R/W              | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Lake                        |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Reserve R/W District Lot | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Reserve - Cellular          |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Miscellaneous R/W        | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Glaciolacustrine            |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Transportation Corridor  | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Center - 30m Interval       |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Highway                  | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Transportation - Line (200) |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Railway                  | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> A/Road                      |
| <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Damaged Road R/W         | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Road                        |
|   | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Parcel Service Road         |
|   | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Road Permit                 |
|   | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Trail                       |
|   | <span style="border: 1px solid black; border-style: long-dashed; padding: 2px;"> </span> Full Use                    |

All measurements are approximate.



# Proposal 43: RESERVES NOTATIONS DESIGNATIONS T.A.'S TAC

The Best Place on Earth

- |              |   |   |
|--------------|---|---|
| PROPOSAL FOR | <input type="checkbox"/> ORDER-IN-COUNCIL RESERVE (SECTION 15)<br><input checked="" type="checkbox"/> MAP RESERVE (SECTION 16)<br><input type="checkbox"/> TRANSFER OF ADMINISTRATION (SECTION 106)<br><input type="checkbox"/> TRANSFER OF ADMINISTRATION AND CONTROL (SECTION 31) | <input type="checkbox"/> DESIGNATED USE AREA (SECTION 17)<br><input type="checkbox"/> DESIGNATED CLOSURE AREA (SECTION 66)<br><input type="checkbox"/> NOTATION OF INTEREST |
|--------------|---|---|

AGENCY NAME	Transportation and Infrastructure	AGENCY: MoTI FILE NO: 740971
RESPONSIBLE OFFICIAL FOR CONTACT: Todd Wikjord	AGENCY: Ministry of Transportation ADDRESS: 213 1011 4 <sup>th</sup> Ave, Prince George V2L 3H9	PHONE NO: (250) 565-4235

LAND PURPOSE: Sand and Gravel

LAND LOCATION: 24 Mile Pit Approx 24 km south of Fort St James	LAND DISTRICT: Fort George	AREA (ha): Currently 36.0 ha Expansion to 58.6 ha Total.
---	----------------------------	---

CROWN LAND IS

SURVEYED GIVE LEGAL DESCRIPTION

TERM REQUIRED

1 YEAR  
  2 YEARS  
  3 YEARS  
  4 YEARS  
  5 YEARS  
 X OTHER Indefinite

**RATIONALE FOR PROPOSAL**

This site is being sought to meet the long term objectives of the Ministry to identify and secure quality aggregate sources for the ongoing maintenance of Highway.

The Ministry anticipates conducting a test pitting program of the site to confirm the quality and quantity of the aggregate at the site. Prior to the test pitting program, the Ministry will consult with First Nations regarding the testing procedure. Should test result be positive, the Ministry will consult with First Nations prior to any further pit development. Any subsequent material extraction will be done in a manner consistent with all applicable legislation (including, but not limited to the Mines Act, Health Safety and Reclamation Code for Mines in BC, and Forest Act) and the best management practices established by the Ministry of Transportation and Infrastructure for this aggregate operations. Upon depletion of the pit, the site will be returned in a safe and clean manner.

Please follow your office's normal procedure for First Nation consultation for the establishment of the Section 16 Map Reserve.

AGENCY AUTHORIZATION	January 5th, 2017	SIGNATURE	Aggregate Resource Manager TITLE
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FOR OFFICIAL USE ONLY	DATE RECEIVED	FILE NO.	ADMINISTRATIVE REGION	LAND INSPECTION REQUIRED					
	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th>DAY</th> <th>MONTH</th> <th>YEAR</th> </tr> <tr> <td style="height: 20px;"></td> <td></td> <td></td> </tr> </table>	DAY	MONTH	YEAR					
DAY	MONTH	YEAR							
	PROPOSAL FOR	LAND IN		ESTIMATE OF LAND VALUE					
	<input type="checkbox"/> FORESHORE <input type="checkbox"/> OTHER	<input type="checkbox"/> PLANNED AREA <input type="checkbox"/> UNPLANNED AREA <input type="checkbox"/> PROV. FOREST		\$					



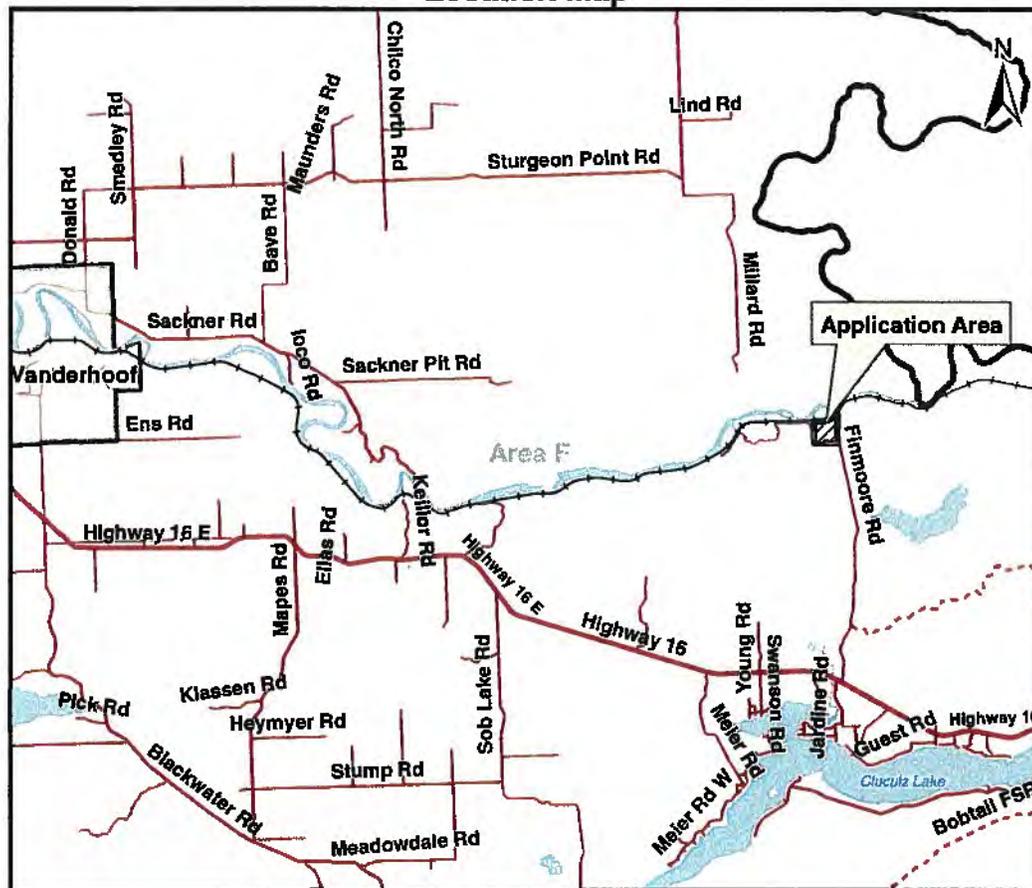
44  
MEMORANDUM

To: Board of Directors  
From: Jennifer MacIntyre, Planner I  
Date: March 27, 2017  
Re: Land Referral File No. 7409919 (Park)

---

This application is regarding a Crown Grant to obtain additional land for extensive agriculture purposes. The subject property is legally described as Part of District Lot 1187, Cariboo District and is located at the end of Finmoore Road, approximately 23 kilometres east of the District of Vanderhoof. The application area is approximately 59.53 ha. in size.

Location Map



The intent of this application is to provide additional arable land to their existing farm operation. This Licence of Occupation will allow the applicant to establish fencing, harvest merchantable timber, and clear land for forage production.

The application area is zoned Rural Resource (RR1) under Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993 and a portion of the application area is within the Agricultural Land Reserve. The application complies with zoning.

**Recommendation**

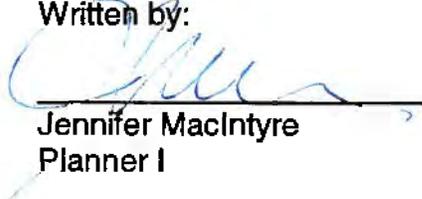
That the attached comment sheet be provided to the Province as the Regional District's comments on Crown land application 7409919.

*Rural Directors – All/Directors/Majority*

Reviewed by:

  
\_\_\_\_\_  
Jason Llewellyn  
Director of Planning

Written by:

  
\_\_\_\_\_  
Jennifer MacIntyre  
Planner I



## REGIONAL DISTRICT OF BULKLEY-NECHAKO COMMENT SHEET ON CROWN LAND REFERRAL 7409919

---

<b>Electoral Area:</b>	F
<b>Applicant:</b>	Tamara and Michael Park
<b>Existing Land Use:</b>	Vacant, Forested
<b>Zoning:</b>	Rural Resource under Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993.
<b>Plan Designation</b>	Resource (RE) and Agriculture (AG) under Vanderhoof Rural Official Community Plan, Bylaw No. 1517, 2009  Section 3.8.2 (1) of the area's OCP states that "Only uses directly associated with agriculture and grazing, mineral or aggregate extraction, fish and wildlife management, wilderness oriented recreation, and necessary institutional, public, utility or transportation services use will be permitted in the Resource (RE) designation. A very limited amount of low density residential use may be permitted within this designation, where appropriate."
<b>Proposed Use Comply With Zoning:</b>	Yes
<b>If not, why?</b>	
<b>Agricultural Land Reserve:</b>	PT FRAC NW ¼ is not within the ALR PT DL 1187 is within the ALR
<b>Access Highway:</b>	Finmoore Road
<b>Archaeological Site:</b>	None according to provincial mapping
<b>Building Inspection:</b>	Outside the Building Inspection Area
<b>Fire Protection:</b>	Outside the Rural Fire Protection Area
<b>Other comments:</b>	None

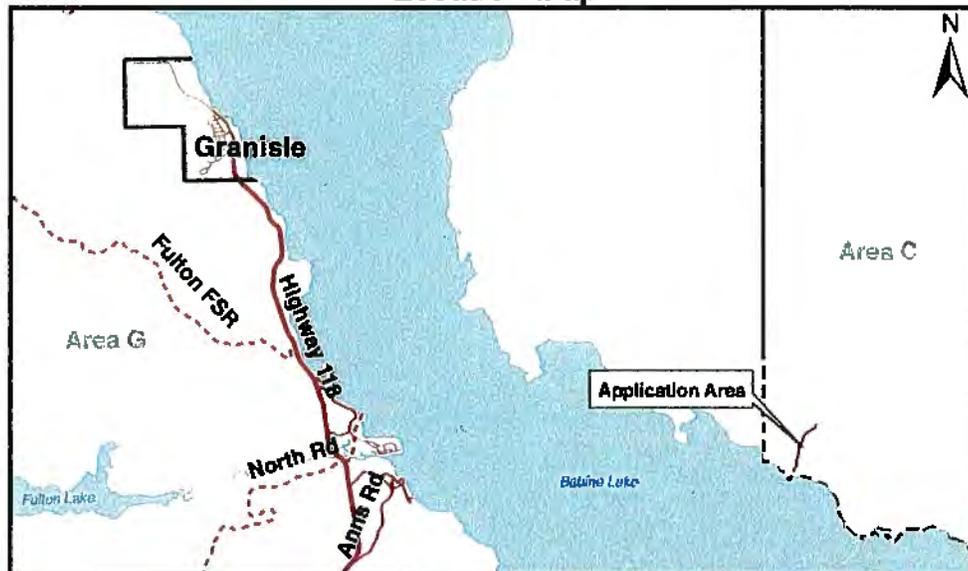


47  
MEMORANDUM

To: Board of Directors  
From: Jennifer MacIntyre, Planner I  
Date: March 29, 2017  
Re: Land Referral File No. 6406353 (St. Amand)

This application is regarding a Crown Grant for roadway purposes. The application area is located on unsurveyed crown land on District Lot 1518 and connects to the applicant's private property located on the Northshore of Babine Lake, 8 kilometres from the Nose Bay Barge Landing. The application area is approximately 2.3 ha. in size.

Location Map



The applicants recently purchased the private property from Swamis Resources Ltd. The roadway is existing and is still in the previous tenure holder's name. The applicants wish to have the road access in their name to insure long term access to their recreational cabin.

The application area is not zoned under Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993.

**Recommendation**

That the attached comment sheet be provided to the Province as the Regional District's comments on Crown land application 6406353.

*Rural Directors – All/Directors/Majority*

Reviewed by:

Jason Llewellyn  
Director of Planning

Written by:

Jennifer MacIntyre  
Planner I



**REGIONAL DISTRICT OF BULKLEY-NECHAKO COMMENT SHEET ON CROWN LAND REFERRAL 6406353**

---

**Electoral Area:** C

**Applicant:** Maxine St. Amand

**Existing Land Use:** Driveway

**Zoning:** Not zoned under Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993.

**Plan Designation** Resource (RE) under Fort St. James Rural Official Community Plan, Bylaw No. 1578, 2010.

**Proposed Use Comply With Zoning:** N/A

**If not, why?**

**Agricultural Land Reserve:** Not within the ALR

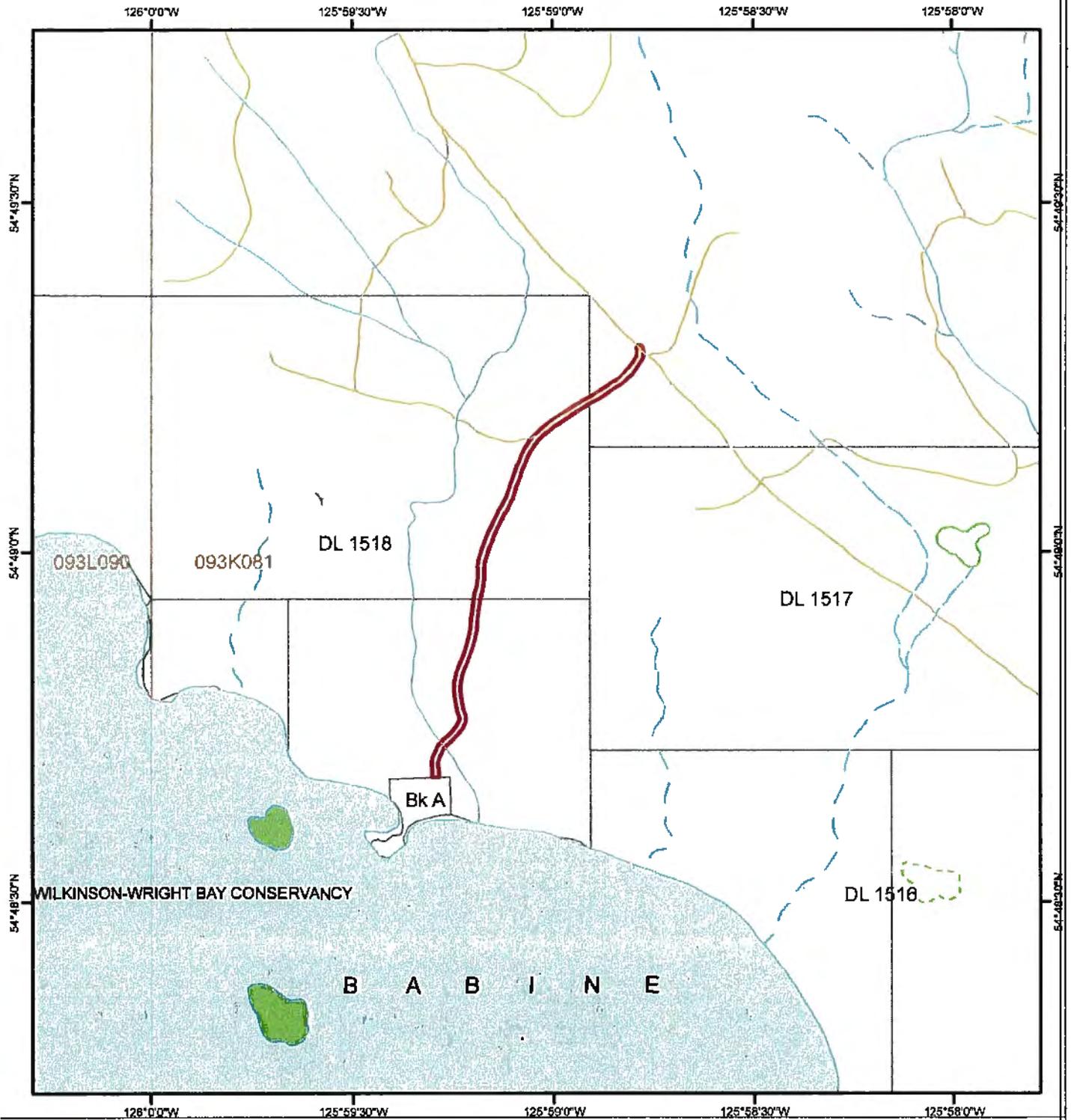
**Access Highway:** Unnamed FSR

**Archaeological Site:** None according to provincial mapping

**Building Inspection:** Outside the Building Inspection Area

**Fire Protection:** Outside the Rural Fire Protection Area

**Other comments:** None.



Scale: 1:15,000  
 Purpose: TRANSPORTATION  
 Subpurpose: ROADWAY  
 Type: LICENCE  
 Subtype: LICENCE OF OCCUPATION

	Application Area
	Indian Reserves
	Parks and Protected Areas



**Referral Map**

Date: 07 Mar 2017  
 Tantalus Area: 2.302 ha

50

**Road Permit # 635945**

**Babine Lake – File # 6406353**

# **Management Plan**

**Nadina Forest District**



**Applicants:  
David & Maxine St. Amand**

## **1.0 Overview**

- Road Permit# 635945, File Number 6406353 is an approximately 2.6 kilometer stretch of road on the North side of Babine Lake roughly 8 kilometers from the Nose Bay Barge Landing.
- This road was developed by the former owner of the property in order to access his recreational property.
- This road is in the Nadina Forest District, and within the Regional District of Bulkley Nechako.
- The road itself is well-maintained with a good gravel base and excellent drainage.

## **2.0 Applicant's Goals**

- To insure long term access to our recreational cabin at Babine Lake
- To maintain this road as required in order to provide primarily seasonal access
- To meet all legislated requirements.

## **3.0 Applicant's Statement of Commitments**

- To plan and conduct any required road maintenance in accordance with relevant legislation and regulations.
- To respect the tenure rights of guides, trappers, water licensees, range holders and any nearby property owners.

## **6.0 Summary**

- The cabin and surrounding 5 acres was purchased from Swamis Resources Ltd. by David and Maxine St. Amand in February of 2016.
- They would like to obtain a new road permit in their names to replace the existing road permit that is currently held by Swamis Resources Ltd. (Dave Mayer).
- This road gets very minimal usage, and we do not foresee any problems keeping the road well maintained.
- Roadway was brushed out in the Fall of 2016.



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## MEMORANDUM

To: Rural Directors  
From: Jennifer MacIntyre, Planner I  
Date: March 28, 2017  
Re: Burns Lake Community Forest

---

The Burns Lake Community Forest has provided the Regional District with a referral regarding their proposed 5 year plan. Staff have reviewed the information submitted and there are no apparent land use issues. Therefore, it is recommended that a letter be sent to the Burns Lake Community Forest indicating that the RDBN has no comments regarding their 5 year plan.

It is noted that the proposed 5 year plan has not been reviewed in relation to any visual quality objectives.

### Recommendation

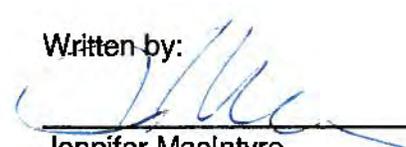
That staff be directed to send a letter to the Burns Lake Community Forest Ltd. indicating that the RDBN has no comments regarding their 5 year plan.

*Rural Directors – All Directors/Majority*

Reviewed by:

  
\_\_\_\_\_  
Jason Llewellyn  
Director of Planning

Written by:

  
\_\_\_\_\_  
Jennifer MacIntyre  
Planner I

53



# *Burns Lake Community Forest Ltd.*

153 FRANCOIS LAKE DRIVE P.O. BOX 788, BURNS LAKE, BC V0J 1E0  
TEL: (250) 692-7724 FAX: (250) 692-7767 E-MAIL: info@blcomfor.com

Date: March 06, 2017

Mr. Jason Llewellyn  
Regional District of Bulkley Nechako  
Box 820  
Burns Lake, B.C. V0J 1E0

RECEIVED  
MAR 08 2017  
REGIONAL DISTRICT OF  
BULKLEY NECHAKO

Dear Mr. Llewellyn,

The purpose of this letter is to initiate info-sharing on proposed developments within the Burns Lake Community Forest. We would like to obtain information from First Nations on cultural heritage resources and/or aboriginal interests, and how these may be impacted by our proposed developments.

Included with this letter is a copy of the latest referral map. The map displays the following information:

Previously referred areas in orange cross hatching (from 2016)

Proposed Areas / Potential Areas for harvesting in light green.

K1A laid out blocks in pink.

These 169 referral shapes have been generated using LIDAR technology, and are part and parcel of our 5 year planning process. We hope that this will fine-tune our activity development, and more accurately pinpoint where we will be in any given year/season.

The Burns Lake Community Forest will continue to abide by the Higher Level Plan Resource Use Objectives that have been set out for the Lakes North SRMP (2008) and





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**MEMORANDUM**

To: Regional District Board of Directors  
From: Jennifer MacIntyre  
Date: March 29, 2017  
Re: Referral from Village of Granisle

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The Village of Granisle is in the process of adopting a new Official Community Plan (OCP).

The Regional District has received a referral copy of the OCP and associated maps. Attached is the OCP document. Maps are available from Planning Department Staff upon request.

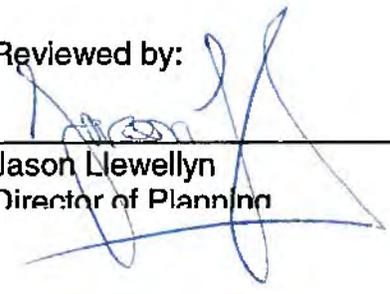
Planning Department staff have reviewed the document and the Draft Official Community Plan does not raise any land use planning interface issues or other concerns relating to the RDBN.

**Recommendation**

That staff be directed to send a letter to the Village of Granisle indicating that the RDBN has no land use concerns or comments regarding their Draft Official Community Plan.

*Development Services – All/Directors/Majority*

Reviewed by:

  
\_\_\_\_\_  
Jason Llewellyn  
Director of Planning

Written by:

  
\_\_\_\_\_  
Jennifer MacIntyre  
Planner I



# Village of Granisle

*Official Community Plan*

*Bylaw No. , 2017 Schedule A*

KERRY PATEMAN  
PLANNING SERVICES

**Village of Granisle  
Contact us:**

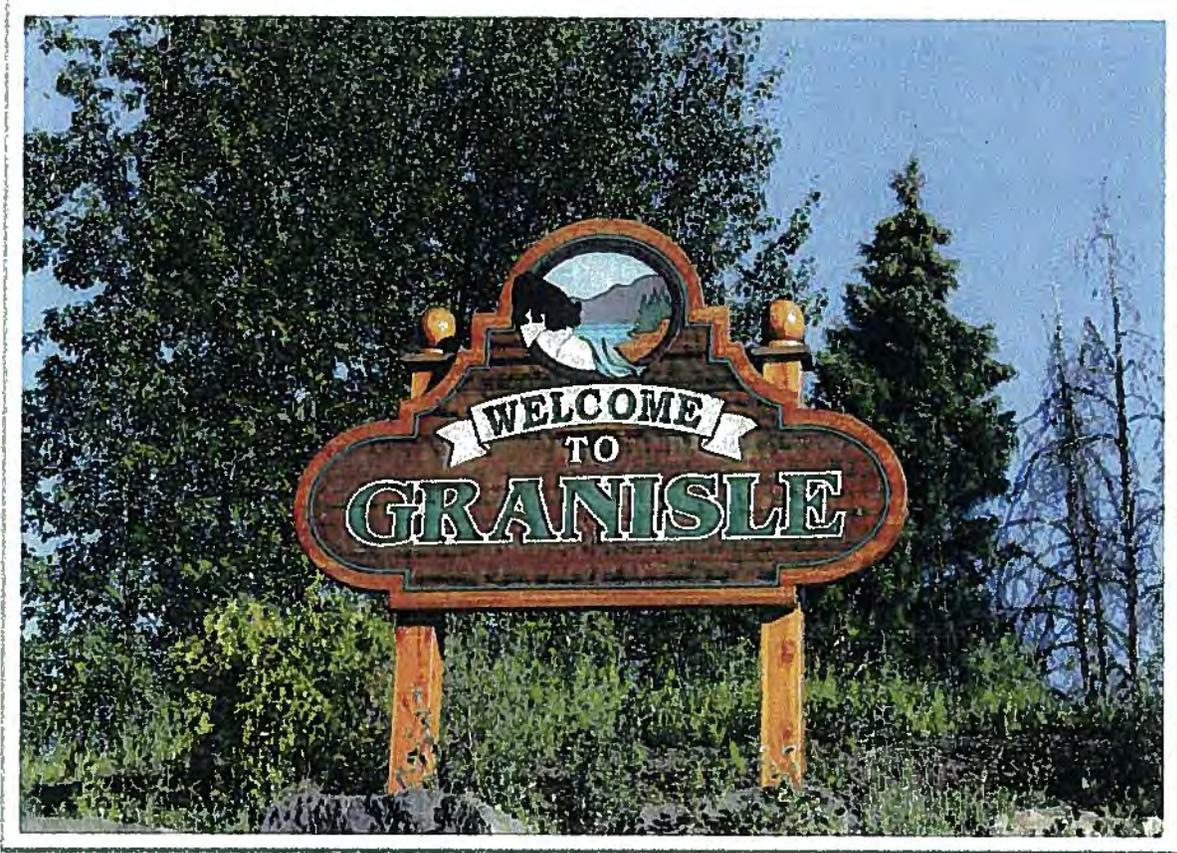
1 Village Square  
P.O. Box 128  
Granisle, BC V0J 1W0

Tel: (250) 697-2248  
Fax (250) 697-2306

[villageofgranisle.ca](http://villageofgranisle.ca)

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## **1.0 INTRODUCTION**

### **1.1 Official Community Plan**

The Local Government Act (Section 472) states that every local government may adopt, by Bylaw, one or more Official Community Plans (OCPs) for designated areas within the municipality. The purpose of an OCP is to provide a statement of objectives and polices to guide community planning and land use management decisions within the area covered by the plan, respecting the purposes of local government.

This OCP prepares the community of Granisle to adapt to changing conditions and challenges over time. A local government is not bound to proceed with any specific project or initiative within an OCP. However, all other bylaws enacted and works undertaken must be consistent with this plan.

An OCP is a comprehensive and living document and can be amended as required. During the lifespan of an adopted OCP many factors including changing community priorities and economic realities will influence when and what to extern the various community goals, objectives and polices are implemented.

This OCP serves to guide Council in decision-making and as a reference for the Village of Granisle staff. This document is not intended to act alone; it will support with other regulatory tools and other supporting plans and policies. It is intended that this OCP will be a usable document for community residents, regional partners and anyone wishing to understand the vision and direction of the community.

This *Plan* has been prepared, to replace the 2007 *Official Community Plan*, under the direction of Village Council. Many of the statements have their foundations in earlier versions, while others have been added or reworded to respond to changing circumstances and emerging issues.

## 1.2 Enabling Legislation

The *Local Government Act* governs the process whereby a community can prepare and adopt an OCP. According to Part 473 of the *Local Government Act*, an OCP must contain policy statements and map designations for the following:

- The approximate location, amount, type and density of residential development required to meet anticipated housing needs over a period of at least 5 years;
- The approximate location, amount and type of present and proposed commercial, industrial, institutional, agricultural, recreational and public utility land uses;
- The approximate location and area of sand and gravel deposits that are suitable for future sand and gravel extraction;
- Restrictions on the use of land subject to hazardous conditions or that is environmentally sensitive to development;
- The approximate location and phasing of any major road, sewer and water systems;
- The approximate location and type of present and proposed public facilities, including schools, parks and waste treatment and disposal sites;
- Policies on affordable housing, rental housing and special needs housing.
- Targets for the reduction of greenhouse gas emissions in the area covered by the plan, and policies and actions of the local government proposed with respect to achieving those targets.

The Official Community Plan may include the following:

- Policies of the Village relating to social needs, social well-being and social development;
- A regional context statement consistent with a regional growth strategy;
- Policies respecting the maintenance and enhancement of farming;
- The establishment of development permits to protect the natural environment; development from hazardous conditions; protect farming; and guidelines for commercial, industrial and multiple family residential development;
- Temporary commercial and industrial uses; and
- Heritage conservation areas.



## 2.0 COMMUNITY OF GRANISLE

### 2.1 Community Overview

The Village of Granisle is located on the shores of Babine Lake within the Regional District of Bulkley Nechako. The Village is approximately 47 km north of Topley and Highway 16 on Highway 118; see Location Map. Granisle has a total area of 8816 hectares or 21,784 acres. The village proper comprises 67.4 hectares or 166.62 acres. It serves as a local service and distribution centre for the communities of Topley Landing and Tachet Reserve. The communities of Smithers, Granisle and Houston are generally considered the service centres for higher order goods.

From the shore of Babine Lake at 716 m, the townsite rises rapidly inland in elevation to roughly 792 m in the west and 777 m in the north and south. Topography varies from gentle slopes to steep, rough terrain. A creek provides natural drainage in the south and the natural slope of the land provides drainage in the north. Babine Lake serves as the source of domestic water for the village.

Babine Lake is the village's dominant feature. It extends from the southeast to the northwest and the village is situated at the mid-point of this 177 km long lake. The

shoreline is comprised of various beaches, campgrounds, lodges and residences. Within the boundaries of the Village, development on the lake consists of a municipal park and a marina. The foreshore is an important tourist commercial draw.

Babine Lake has considerable ecological diversity and supports several species of fish and migratory and resident waterfowl. The lake flows into the Skeena River, one of B.C.'s finest habitats for sockeye salmon. In addition, the lake is important from a recreational perspective providing an excellent marina facility and swimming and picnicking spot at New Beach Park, along with good pleasure boating and recreational fishing opportunities.

Highway 118 separates the main portion of the community from the waterfront. Presently, access to the waterfront is provided via Highway 118 in the north and the New Beach access road in the south. Highway 118 is the major north-south road between Highway 16 and Granisle. It has, and will continue to influence development in Granisle. In the longer term it will directly affect some forms of development within the municipality.

Employment in Granisle has historically been high in the mining industry. There have been three mines on Babine Lake. The first, developed in the mid-1920's, was small and did not prosper. The other two mines were much larger, with the second developed in 1966 and the third in 1970. The Village was incorporated in 1971 and the population fluctuated with the subsequent openings and closures of the mines. With the final closure of the Bell Mine in June of 1992, the population dropped dramatically. The population is estimated to have been as high as 2000 at one time and as low as 175.

Today the community is home to a number of retirees and some young families, who enjoy a quality of life based in the sense of community and the beautiful natural environment. The local economy is mainly based on outdoor recreation and tourism, with some employment in public agencies and retail. Residents also travel to employment based elsewhere in the region, such as logging and mining.

## 2.2 Community Goals

The *OCP* is a statement of how the municipality will achieve its community planning goals. In completing the *OCP* review, meetings were held with staff and Council and the public was invited to respond to the draft plan. Council has sought input from the community to establish goals for Granisle.

The community recognizes Granisle as a desirable place to live and they wish to retain this by maintaining its diversity and small scale of development. Stability in terms of maintaining the character of the Village, employment and quality of life, are important goals for residents. The following represent general statements of community objectives.

### 1. Community Vitality

Residents value the strong sense of community, the friendliness and the small town character. Community health can be achieved through support of healthy living for all citizens and maximizing the amount of food that is grown, raised and produced in Granisle. The Village will strive to meet the needs of the community's aging

population through projects such as *Better at Home*. The Village will work to connect citizens through carefully planned public spaces and comfortable and safe civic buildings.

2. **Parks, Recreation and Community Services**  
Recognize the changing needs of the Village for community facilities, parks, trails and walkways and to provide improved waterfront and shoreline access where appropriate. The community also expressed the need for continued maintenance of existing public parks. Additional activities for youth are desired.
3. **Economic Development**  
Community residents want a more sustainable community where employment opportunities exist for all, particularly young people. The potential exists to infill and redevelop buildings in the core to better serve the community.  
Tourism will play a significant role in the Village's future economic development. The waterfront has the potential to develop into a mixed-use tourist-commercial/marine-commercial area with attendant parks and open space. New development on the waterfront should respect the natural environment.
4. **Granisle Waterfront**  
A good portion of the Waterfront in Granisle will become available for public use as a result of industrial relocation and acquisitions by the municipality. A mix of private and public uses could be encouraged. Maintaining public access to the waterfront and enhancing parks and open space should be a priority. To provide for diverse land uses and a balanced assessment base, a controlled level of mixed-use development could be permitted but as a secondary objective to public use. The waterfront provides a special focus for the village. Council may wish to consider the preparation of a Local Area Plan to provide direction for the form, character and scale of development, which may occur in the area. The community wants to be involved in any development decisions in this area.
5. **Natural Environment**  
Protect and enhance natural features, including the Granisle waterfront, shorelines, creeks, and protect steep slopes, view planes and air and water quality.
6. **Range of Housing Opportunities**  
The community supports a range of housing types, including single detached residences and limited forms of higher density residential development.
7. **Sustainable Development**  
The municipality shall endeavor to achieve a balance between its human, economic and natural resources that meets the needs of the present generation without compromising the needs of future generations.
8. **Municipal Servicing**  
Efficiently provide water and sewer services to meet the needs of Village residents and property owners.
9. **Transportation**  
Provision and upgrading of an efficient road system, provision of safe vehicular and pedestrian movements and the upgrading of a public trail system are important

community goals. In addition, residents are concerned about continued safe access to the community. It has been the vision of the community to have the connector road to Smithers upgraded, as it provides a convenient circle route for travelers, provides a shorter route to Smithers for residents and therefore better access to health care and airport. This route is essential to ensure an alternate route out of the region for emergency reasons.

#### 10. Development by other Governments

Where the development of federal or provincial facilities occurs in Granisle, the municipality shall endeavor to obtain the greatest benefit from these agencies for the community while at the same time offering support for the objectives of these governments.

#### 11. Climate Change Considerations

In 2007, the Province of British Columbia, the Union of BC Municipalities and local governments agreed, through the Climate Action Charter, to collectively take action on climate change by reducing greenhouse gases. The Greenhouse Gas Reduction Targets Act (2007) sets a province-wide reduction target of 33% from 2007 levels by 2020. The Village works towards assisting the Province in meeting its GHG reduction target and it is recognized that achieving this target will involve community effort. In order to assess the Villages progress in reaching GHG targets, the *Granisle Energy Emissions Plan* was completed in 2010. This plan set the baseline for existing GHG emissions of municipal infrastructure and facilities.

#### 12. Community Safety

The community of Granisle will endeavor to reduce the risk of life, property damage and economic impacts to the community from environmental events such as wildfire and flooding. The community will strive to develop and maintain plans such as the Community Wildfire Protection Plan and the Emergency Preparedness Plan to help achieve this goal.

### 2.3 Growth and Development in Granisle

The population has remained relatively stable over the past five years in Granisle and Village Council wants to build on this stable population base. The community clearly has an opportunity to expand and grow as it markets itself as an affordable community and a tourist destination. This is a community with the infrastructure in place for a significantly higher population and where one can experience the benefits of living in a beautiful setting, close to nature.

Granisle was once a community that relied on the mining industry. Following the closures of the mines the community has shifted its focus and has become more of a retirement community. With this shift in demographics come increased demands for commercial services, health services, recreation facilities and similar services required by this sector. The policies of the plan have to clearly establish the direction for future community development.

The Granisle waterfront from New Beach to the Marina has already been the subject of considerable discussion. Opinions on the form of development to be located on the

lands in question varies from do nothing to preserving it as public space to developing it as a mixed use area with commercial, marine commercial, tourist-commercial and parks and open space uses. Unrestricted public access to the water should be a priority notwithstanding the development of the site. It is anticipated the development of these lands, along with improved servicing and the development of lands for commercial, industrial and residential purposes will provide the focus for Granisle over the next several years.

In considering potential development, the Village will have to evaluate its requirements in terms of water supply and sewage treatment. This, and the accessibility of developable land in the Village, will affect future development in Granisle.

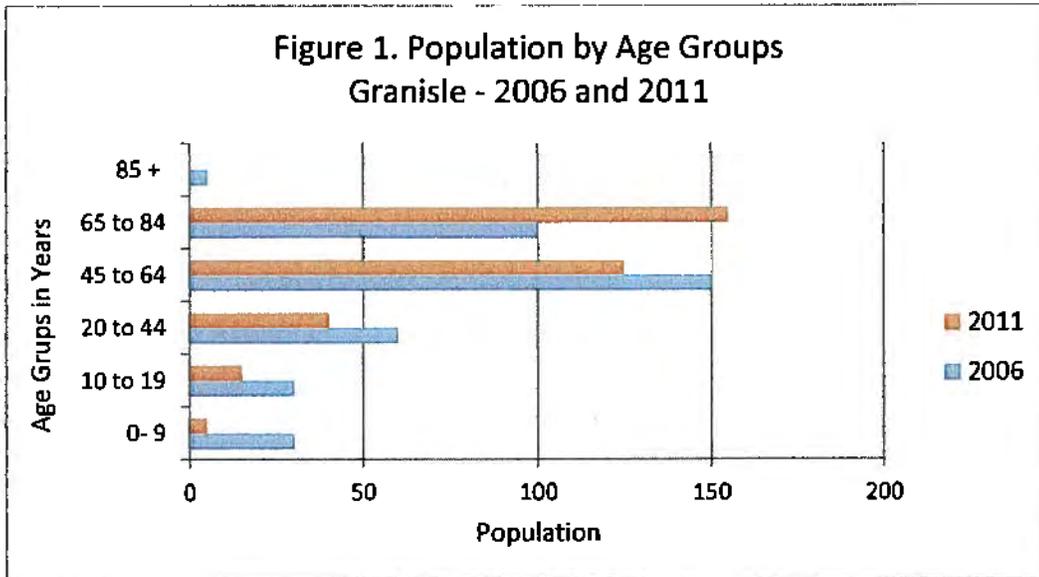
There is capacity for infill and growth, up to 10 times the existing population equivalents, and the infrastructure exists to accommodate that much growth. Some water and sewer lines are in need of maintenance and the sewage treatment plant will likely require upgrading to accommodate future development.

## **2.4 Population and Demographics**

In order to effectively plan for the future, a review of the population demographics is required. Several sources of population figures were considered with BC Stats population estimates quoted in this report.

In the 2011 BC Stats the population of the Village of Granisle was 303, with 91% 45 years of age or older and 41% 65 or older. There had been a substantive decline in population within the Village of Granisle immediately after the closure of the final mine in 1992 but since 1996 the population has remained relatively stable. The community has continued to see an increase in older, retired persons and a reduction in the number of younger persons. Granisle is a community that is within close commuting distance to Burns Lake, Houston and Smithers, making it attractive as a summer resort community. In addition, Granisle has seen continued increase in interest in residents that live there during the summer months only. The changing demographics have shifted the demand for services to those demanded by an adult retired population as well as a somewhat seasonal population.

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### **3.0 COMMUNITY POLICIES**

#### **3.1 Permits**

Council may, by resolution, issue temporary commercial and industrial use permits in any land use designation in accordance with the policies of this *Plan* and the provisions of the *Zoning Bylaw*.

#### **3.2 Provincially-Owned Crown Lands**

The Waterfront and its development will be an integral component of the municipality's future. In order to provide for unfettered public access to the Granisle waterfront and to provide better local control over development locating within the Waterfront designation, Council shall consider acquiring vacant crown lands and foreshore leases.

#### **3.3 Sustainability**

The Village of Granisle is committed to meeting the present needs of the community without compromising the vitality and health of future generations through the *Granisle Revival Sustainability Plan*. Planning decisions will be made within the context of living within the community's local and global carrying capacity. Sustainability in Granisle will be realized through finding the balance between immediate and longer term social,

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environmental and economic needs. Sustainability in Granisle will be realized through key strategic priorities such as:

- Improving, updating and maintaining municipal infrastructure
- Growing the local economy through economic development
- Increasing the availability of food locally, through purchasing and growing
- Practicing careful use, reuse and recycling of all resource materials
- Protecting, preserving and enhancing ecosystems through ecologically sensitive planning

### **3.4 Climate Change**

The Village of Granisle is committed to addressing climate change by adopting the province's GHG reduction target of 33% from 2010 levels by 2020. Key mechanisms to reduce GHG emissions include:

- Strong community visions and goals that embody principals of climate change mitigation and adaptation;
- Support for walkable, compact, communities;
- Focus infrastructure and green building plans on GHG emission reductions and energy efficiency;
- Implement innovative technologies and strategies such as district systems and carbon offset programs;
- Decrease dependence on fossil fuels and engage in the transition to local renewable energy sources



## **4.0 LAND USE DESIGNATIONS**

### **4.1 RESIDENTIAL OBJECTIVES AND POLICIES**

#### **4.1.1 Introduction**

The single-detached house remains the primary residential form in Granisle. A few, smaller-scaled higher density townhouse developments are located adjacent to the commercial area.

It is anticipated the trend to single-detached residential units will continue but that it will be supplemented by a need for small scale, attached residential or apartment-style residential development. This demand is anticipated as a result of the increasing cost of housing and the trend to purchase recreational get-away homes. The number of retired adults moving to Granisle is fairly significant and this part of the population will affect the form and density of residential development in Granisle.

Existing vacant serviced areas should continue to be developed and infilling of vacant properties should be encouraged. When these areas have been substantially developed (when plans of subdivision have been approved and development of these areas is proceeding) the Village should give consideration to extending its boundaries to accommodate additional residential and other forms of development.

#### 4.1.2 Objectives

- a) To provide for residential development which is a logical extension of the existing community, maintains the character of the Village and provides a range of housing types and densities.
- b) To encourage new residential development that maximizes the cost efficient delivery of municipal services.
- c) To provide for affordable lots and housing within the Village.
- d) To encourage the development of affordable, rental and special needs housing in Granisle.
- e) To mitigate negative impacts between varying densities of residential development while providing for an appropriate mix of residential forms where possible within neighbourhoods.

#### 4.1.3 Policies

- a) Residential development shall be permitted in the RL - Low Density Residential, RH - High Density Residential, RM - Mobile Home, RR - Rural Residential designations as indicated on OCP Land Use Map.
- b) Residential densities in Granisle shall generally not exceed the following maximums, except where affordable or special needs housing is being provided.

Designations	Units/hectare	Units/acre
High Density Residential	60	25
Low Density Residential	15	6

- c) The provisions of the Village's *Zoning Bylaw* shall govern specific development densities.
- d) Residential development shall be permitted above or behind commercial uses.
- e) Future residential development shall generally proceed as a logical extension to existing neighbourhoods facilitated through an extension of existing services.
- f) Infilling shall be encouraged in existing residential areas to ensure efficient utilization of vacant serviced residential lands.
- g) The following residential uses shall be permitted in the corresponding designations.

Permitted Uses	Designation
Apartments, Townhouses	High Density Residential
Row houses, cluster housing, seniors housing, special needs housing, group homes,	High Density Residential

Single detached residences, duplexes, group homes and child care facilities	Low Density Residential
Mobile and Manufactured homes	Mobile Residential
Seasonal Residential	Mobile Residential

- h) Home occupations, such as pottery, weaving, sculpture, a professional practice or home craft use shall be permitted in any residential zone provided:
- i. the home occupation is secondary to the residential use;
  - ii. the use does not cause the lot coverage limitation for the zone in which it is located to be exceeded;
  - iii. the use does not create a nuisance in terms of traffic, parking, noise, visual intrusion or odor; and
  - iv. the use is not intrusive to the residential character.
- i) Bed and breakfast operations shall be permitted in residentially designated areas in accordance with the provisions of the Village's *Zoning Bylaw*. Such operations shall be licensed by the Village and shall contain not more than four (4) rooms, which are let out to the traveling public.
- j) Market and work with Federal and Provincial agencies and private developers in an effort to create more affordable, rental and special needs housing opportunities in the Village.

## 4.2 COMMERCIAL OBJECTIVES AND POLICIES

### 4.2.1 Introduction

Granisle has a small number of commercial uses accommodated in the downtown and along Babine Drive. There is room for infill development within these areas currently designated commercial and the Village does not anticipate the need to expand the commercial designation other than those anticipated in the Granisle Waterfront area. The location of commercial uses in the Granisle Waterfront designation will be regulated by the policies of Section 6 of this *Plan*.

A strong downtown core provides the focus for any community. A healthy, vibrant and visually attractive commercial district provides a sense of community and stimulates investment. The commercial core of Granisle is in need of renovation or redevelopment. Two mall-like structures built during the rapid growth time of the mine development have become run down and are primarily vacant. The state of these commercial structures is of significant concern to local residents and Village council.

### 4.2.2 Objectives

- a) To designate an adequate supply of commercial land to meet the needs of Granisle residents and visitors.
- b) To permit attractive, appropriately scaled commercial development to occur in appropriate locations.
- c) To stimulate growth and investment in Granisle by providing a flexible range of development options.
- d) To ensure residents have a vibrant and attractive place to shop, work or visit.
- e) To renovate or redevelop the largely vacant malls.

### 4.2.3 Policies

- a) Direct commercial areas to those areas designated Commercial on the Land Use Map.
- b) Council may, in the *Zoning Bylaw*, create different commercial zones for different uses or combinations of uses.
- c) Emphasis will be placed on encouraging commercial activities which would serve the needs of Granisle and area residents and which encourage the diversification of commercial development in the municipality.
- d) Permitted uses in the downtown core shall include general commercial uses including but not necessarily limited to: retail stores, local and service commercial uses, hotels, business, professional, medical and dental offices, personal service

uses, institutional and public use parks and open space. Specific uses shall be outlined in the *Zoning Bylaw*.

- e) Tourist oriented commercial uses shall be directed to the Babine Drive area. Specific uses shall be outlined in the *Zoning Bylaw*.
- f) Residential uses shall be permitted in the commercial designated areas.
- g) The mall areas of the downtown core should be renovated or redeveloped as the current buildings are not up to occupancy standards.
- h) Parking and loading areas in the core shall be provided in accordance with the provisions of the *Zoning Bylaw*.
- i) Parking and loading areas shall be screened in order to reduce negative impacts on adjacent uses.
- j) Commercial development shall have regard for the needs of pedestrians, the handicapped, vehicles, public safety, aesthetics and visual stimulation.
- k) Commercial uses shall be permitted in the Waterfront designation subject to the policies of Section 6.0 of this *Plan*.

## 4.3 GRANISLE WATERFRONT OBJECTIVES AND POLICY

### 4.3.1 Introduction

The Babine Lake waterfront has been recognized as an area for community enhancement and economic development. Much of the waterfront lands were formerly used as industrial and remnants of industrial activities are evident on the waterfront today. This land is in the initial stages of being turned into a park-like setting although further rehabilitation of areas formerly used for industrial purposes is necessary.

Development of the waterfront area will provide the Village with expanded capacity to offer full access and enjoyment of its number one asset, Babine Lake. Granisle has the opportunity to expand and grow as it markets itself as a tourist destination and summer residential community. Development of a waterfront walkway has already occurred and as redevelopment occurs, provisions will be made for public access to the developed portions of the waterfront.

### 4.3.2 Objectives

- a) To foster new development opportunities, taking advantage of the unique natural asset, Babine Lake.
- b) To encourage waterfront uses such as recreation, marina and other water-related tourist commercial uses.
- c) To ensure public access to the waterfront and the shoreline.
- d) To ensure Granisle waterfront's marine habitat is protected and enhanced.
- e) To provide for the orderly development of the waterfront lands generally in keeping with the character, scale and density of existing development in the Village.
- f) To ensure the continued diversity and stability of the Village.

### 4.3.3 Policies

- a) Direct uses such as recreation, marina and other water-related tourist commercial uses to those areas designated Waterfront on the Land Use Map.
- b) Uses permitted in the Waterfront designation may include: walkways and other means of public access to the shoreline, parks and open space, public swimming areas, marinas, wharves, fishing charters, day-cruises, tourist commercial uses, hotel/convention centre and ancillary facilities, including related retail uses, a market place/farmer's market and heritage displays.
- c) Public access to the waterfront and shoreline shall be maintained and upgraded as needed.

- d) Open space and parks shall comprise a major land use within the Granisle waterfront designation. Council shall endeavour to maintain in excess of 40% of the designation in parks and open space.
- e) New Beach Park shall be maintained and enhanced as the major community park on the waterfront. Any further development of New Beach Park shall be oriented to improving it while at the same time maintaining its integrity as a focal point on Granisle's waterfront. The shoreline of New Beach Park shall be an integral component of any waterfront trail system developed.
- f) Where possible the siting of structures and uses on the upland portion of the Waterfront designation shall not intrude into the offshore viewplane of adjacent uses.
- g) Lands in the central portion of the Granisle Waterfront have steep slopes that could pose hazards to development. Specific policies related to protecting steep slopes are found in Section 12, Environmental Objectives and Policies. The policies of this section shall apply to the steeply sloped area within the Granisle Waterfront.

## **4.4 INDUSTRIAL OBJECTIVES AND POLICIES**

### **4.4.1 Introduction**

The Village's industrial uses are concentrated at the north end of Granisle on the west side of Highway 118. Council recognizes the value of existing industrial development as significant contributors to local employment and tax assessment and supports their continued operation in their current location. Council wishes to attract new industries to Granisle in order to diversify its employment and assessment base. Consideration should be given to acquiring suitable lands for future industrial development. Former mine sites are within Village boundaries.

The following objectives and policies are provided in order to guide industrial development within the Village and to provide direction for future industrial growth.

### **4.4.2 Objectives**

- a) To provide support for the appropriate development of local industries in suitable locations.
- b) To encourage the development of clean, light industrial uses in Granisle.
- c) To support existing industrial uses in their present locations and to maintain them as valuable employers and sources of assessment to the Village.
- d) Direct industrial development to locations where they will not pose any negative impacts on non-industrial uses

### **4.4.3 Policies**

- a) Direct industrial uses such as processing, manufacturing, heavy equipment repair, fabrication and assembly-type uses and other similar uses to the Industrial designation on the Land Use Map. Future mine sites would fall within the Mineral Resource designation.
- b) When considering new industrial development Council shall encourage light industrial uses.
- c) Council may consider servicing vacant industrially designated lands within the municipality in order to attract new, industrial development and to diversify the economic and assessment base in the municipality.
- d) Council may consider the establishment of an industrial park on lands acquired from the Crown either within the Village or through boundary extension.
- e) New industrial development shall be encouraged to locate in an industrial park.

## 4.5 INSTITUTIONAL OBJECTIVES AND POLICIES

### 4.5.1 Introduction

Institutional uses are dispersed throughout Granisle. Institutional uses include churches, schools, halls, clubs, the health center and government facilities such as the Village office. The provision of institutional and community facilities are encouraged as they are essential to a thriving and healthy community.

### 4.5.2 Objectives

- a) To maintain the positive influence that institutional uses such as libraries, churches, schools, halls and similar uses have in Granisle.
- b) To locate future public and institutional facilities in appropriate areas that are suitable for the entire community and that minimize their impact on adjacent uses.
- c) To encourage additional college and trades training schooling in the community.

### 4.5.3 Policies

- a) Institutional uses include Village Office, the Info Center and Museum, fire hall, public works, school, health centre, churches, community hall, seniors centre, library, long term care facility and similar uses.
- b) Institutional uses shall be permitted in all designations of the *Plan*. Specific uses shall be subject to the *Zoning Bylaw*.
- c) The on-site location of Institutional uses shall be placed so as to minimize the impact on adjacent properties.
- d) Where possible Institutional uses shall be developed in keeping with the character of the area where they are located.
- e) Encourage all levels of government to maintain the provision of all public services such as health, education and police protection.

## 4.6 PARKS AND OPEN SPACE OBJECTIVES AND POLICIES

### 4.6.1 Introduction

Granisle has numerous parks serving residents at various levels however well over half of them are less than one acre (0.4 ha) and have seen limited development. Only four parks are of sufficient area to provide community-wide recreation: New Beach Park, Memorial Park, Copperview Park and Chapman Park. The existing ball diamond is on School District #91 property and is accessible to residents through a joint-use agreement between the Village of Granisle and School District #91.

### 4.6.2 Objectives

- a) To have regard for and provide active and passive recreational opportunities for residences and visitors to Granisle.
- b) To provide an aesthetically pleasing and interesting environment for residents and visitors.
- c) To orient vistas to provide views of the surrounding natural environment, and where possible of the Village.
- d) Wherever possible to preserve elements of the natural environment for parks and recreational uses.

### 4.6.3 Policies

- a) Parks and open space in Granisle shall be developed to serve residents at the community, neighbourhood and local levels as well as providing a draw for tourists. Major parks are designated Park on the Land Use Map.
- b) Community parks and open space include facilities such as greenbelts, sports fields and New Beach Park. Neighbourhood parks may include facilities for field sports and playgrounds. Local parks include a school playground, linear open space and similar facilities. Special Area Parks include unique or ecologically sensitive features, community features and historical or specialty areas and can include boat launches, watercourses, walkways and similar facilities.
- c) Additional parkland shall generally be acquired through land dedication, or cash-in-lieu of land payment, to be exercised at the municipality's discretion, at the subdivision approval stage based on the maximum 5% dedication provided for by the *Local Government Act*. The Village reserves the option to impose a development cost charge for parkland acquisition in-lieu of the 5% dedication.
- d) Based on the sequence of development, and corresponding population increase, the Village shall endeavour to establish community and neighbourhood parks as demand and finances permit.
- e) The Village shall endeavour to preserve views of Babine Lake from the upland areas of the Village.

- f) The development of a trail system within Granisle shall be given consideration by Council. Where possible the use of existing rights-of-way, parks and other community facilities shall be coordinated to provide for a community-wide trail system.
- g) All parks in the Village shall be maintained and enhanced.
- h) The Village shall require the maintenance and further construction of the public trail system along the Granisle waterfront as part of all development that is approved for the waterfront area. The trail shall be considered a special area park for the purposes of this *Plan* and shall be developed to provide public access to Granisle waterfront.
- i) Where possible the development of community facilities such as baseball or softball diamonds, soccer pitches and the like should be developed in conjunction with School District #91 at the school site in the Village. The development and the maintenance of playing fields shall remain a priority for the Village.
- j) The Info Centre and Museum shall be maintained as a community facility.
- k) Council shall give consideration to the development of recreational vehicle campground facilities for the Babine Drive area.

## **5.0 SERVICING OBJECTIVES AND POLICIES**

### **5.1 Introduction**

The Village is responsible for the provision and maintenance of water and sanitary sewer services. With the exception of lands west of Fulton Street and between Babine Drive and the foreshore, all developed lands within Granisle are provided with municipal services. Maintenance and upgrading of services is ongoing. The objective and policies presented here attempt to address servicing issues in Granisle.

### **5.2 Objectives**

- a) To ensure development in the Village occurs in an orderly and logical pattern based on adequate servicing.
- b) To maintain and upgrade water and sewer services, as municipal finances permit, in a cost-effective manner in accordance with demand.
- c) To provide for a logical extension for existing development and to open up new areas based on demand and the extent of development that has occurred in other areas of the Village.

### **5.3 Policies**

- a) Development in Granisle shall first be directed to vacant serviced properties and then to where sequential extensions to existing servicing can occur.
- b) The Village may consider the implementation of development cost charges to pay for the installation of new services or for improvements to existing services required as a result of new development.
- c) The Village shall be considering boundary extensions in the future in order to provide for orderly growth in the area. As development approaches existing Village boundaries, the installation of municipal services in these areas shall be sized in such a manner as to permit the servicing of the adjacent lands that may be included in the Village in the future.
- d) When considering areas for future boundary extensions Council shall consider the scale and density of development contemplated for the areas to be incorporated into the Village and shall estimate the impacts on existing services and the anticipated servicing requirements of the development which may be permitted in order to properly plan for extensions of services. When lands being developed within the Village abut lands for potential inclusion into the Village they shall be adequately serviced to accommodate the anticipated densities to be located on lands to be acquired.

- e) Work in association with the Bulkley-Nechako Regional District in the implementation of its *Solid Waste Management Plan*. The *Plan* lays out a strategy to reduce, reuse, recycle and compost the Region's waste.



## **6.0 TRANSPORTATION OBJECTIVES AND POLICIES**

### **6.1 Introduction**

Providing for efficient transportation of people and goods is a primary consideration in guiding growth in Granisle. Although the Village is served by an efficient grid road system, its effectiveness is somewhat limited by topography, particularly where the east-west movement of pedestrians and cyclists is concerned. In addition, Highway 118, an arterial road under provincial jurisdiction, separates the waterfront portion of the lands and New Beach Park from the remainder of the Village. Safe access between the waterfront and the remainder of Village is a priority.

One of Council's priorities is to ensure the community has a safe and convenient alternate route from Granisle to other communities. The connector road to Smithers should be upgraded from a forestry road to a highway governed by the Ministry of Transportation and Infrastructure. This would also provide a convenient circle route for travelers, provide a shorter route to Smithers for residents and therefore better access to health care and airport.

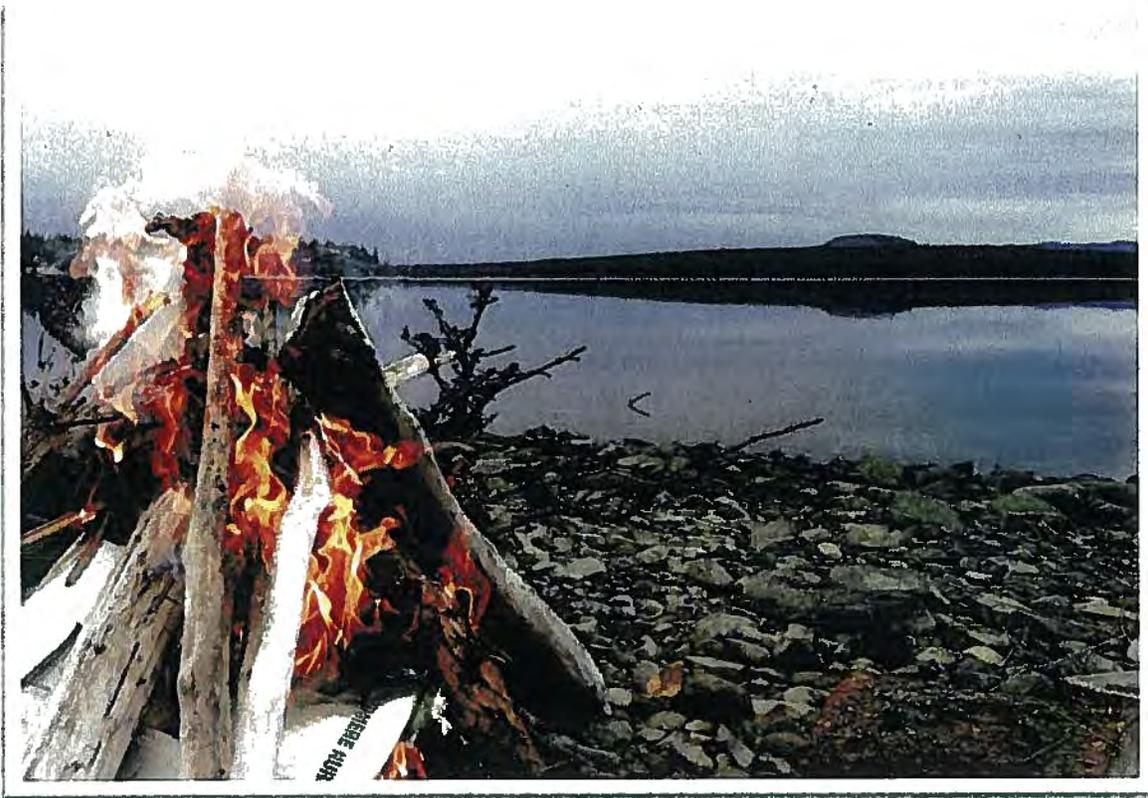
The policies of this section of the *OCP* are intended to maximize the efficiency of the Village's transportation services by addressing the matters noted above.

## 6.2 Objectives

- a) To cooperate with the Ministry of Transportation and Infrastructure on the planning and operational issues for Highway 118.
- b) To ensure safety and access of all residents both to and within the community.
- c) To provide an efficient ground transportation network incorporating vehicular, cycling and pedestrian movements and safety within Granisle.
- d) To encourage the development of pedestrian linkages between all areas of the Village.
- e) To regularly maintain municipal roadside ditches.

## 6.3 Policies

- a) The Village shall maintain a hierarchical roadway system to service users and to provide a high degree of safe mobility.
- b) Maintain and upgrade municipal transportation services, as municipal finances permit, in a cost-effective manner in accordance with demand.
- c) The Municipality supports the operation and maintenance of Highway 118 by the Ministry of Transportation and Infrastructure.
- d) The Village will work with the Ministry of Transportation and Infrastructure, the Ministry of Forests and other provincial agencies to pursue the upgrading of the Smithers connector road. It has long been the vision of the community to have the connector road to Smithers upgraded, providing a convenient circle route for travelers, provide a shorter route to Smithers for residents and therefore better access to health care and airport. This route is essential to ensure an alternate route out of the region for emergency reasons.
- e) Council will work with the Ministry of Transportation and Infrastructure on any developments within 800 metres of Highway 118, a Controlled Access Highway, as per the *Highway Act*.
- f) Council may, during the life of this *Plan*, consider the integration of a road system to serve the waterfront and the commercial core in an efficient manner integrating vehicular and pedestrian movements.
- g) Development of new local collector roads may be financed through the collection of development cost charges.
- h) Council may give consideration to establishing walking paths between the downtown core, residential neighbourhoods and other areas of the Village.



## **7.0 ENVIRONMENTAL OBJECTIVES AND POLICIES**

### **7.1 Introduction**

Within the Village of Granisle, Babine Lake is the most important biophysical features and requires environmental consideration and protection. Babine Lake is currently the source of the Village's drinking water as well as an important fish and waterfowl habitat.

Babine Lake has considerable ecological diversity and supports several species of fish and migratory and resident waterfowl. The lake flows into the Skeena River, one of B.C.'s finest habitats for sockeye salmon. From the Federal Government's Fulton River spawning channels (located approximately 10 km south of Granisle), over 100 million sockeye fry make their way into the lake each spring. They use the sheltered areas, shallow beaches and lake margins for several weeks before moving into deeper waters. The adult fish return to spawn along the foreshore beaches of the lake itself.

In addition, the lake is important from a recreational perspective providing an excellent marina facility and swimming and picnicking spot at New Beach Park, along with pleasure boating and recreational fishing opportunities.

## 7.2 Objectives

- a) To ensure the protection, restoration and management of aquatic and terrestrial habitats and maintenance of environmentally sensitive areas within or adjacent to Village boundaries.
- b) To develop and maintain a Community Wildfire Protection Plan and conduct fuel reduction treatments to endeavor to minimize and mitigate the risk of life, property damage and economic impacts from wildfire hazards.
- c) To adapt to climate change impacts that are already occurring or anticipated to occur, minimize the adverse impacts and take advantage of positive impacts and opportunities.
- d) Establish and maintain partnerships with local and regional governments, public agencies, and community organizations for efficient and effective coordination of emergency management within the Village of Granisle.

## 7.3 Policies

- a) Recognize Babine Lake as an environmentally sensitive area.
- b) Promote the conservation and protection of fish and wildlife habitat within Babine Lake and its drainage area. When development is proposed that would impact riparian habitat in the Village, the following guidelines should be referred to:
  - i. *Land Development Guidelines for the Protection of Aquatic Habitat* co-published by Fisheries and Oceans Canada and the Ministry of Environment.
  - ii. Provincial Ministry of Environment Best Management Practices documents such as the *Standards and Best Practices for Instream Works* and the *Environmental Best Management Practices for Urban and Rural Development*.
- c) Prevent development within areas designated hazardous slopes or unstable soils such as the central portion of the Granisle Waterfront. These areas include steep slopes with grades of 30 percent or greater, areas of soil subsidence, rock fall, landslip or erosion hazards, which are known or suspected. Council will, however, consider permitting development on steep slopes or areas subject to soil subsidence, rock fall, land slips or erosion hazards, if the development or subdivision proponent provides a report from a professional engineer experienced in geotechnical engineering setting out how the area can be developed safely.
- d) The Village will strive to create a 'FireSmart' community through consultation with wildfire management professionals, the local Volunteer Fire Department, developers, builders and landscape professionals.
  - i. Residential housing in or near wildfire interface areas should strive to comply with FireSmart guidelines.

- ii. A wildfire hazard mitigation strategy is required prior to any development of properties adjacent to forested land.
- e) The Village will comply with guidelines and policies in the *Community Energy & Emissions Plan* to reduce community greenhouse gas emissions, including the diversion of organics by encouraging backyard composting, the development of a community garden and through the bio-energy heating system in the following municipal buildings: Fire Hall, Public Works, Tourist Information Centre, Village Office, Library, Curling Rink, Arena and Babine Elementary Secondary School.
- f) The Village will coordinate emergency management through the maintenance and regular update of the Regional District of Bulkley Nechako Emergency Plan.

## 8.0 IMPLEMENTATION

The adoption of this *Official Community Plan* is one step in an ongoing process leading to the realization of the Village's planning objectives. The *Official Community Plan* contains statements of broad objectives, policies and directions for the Village of Granisle. It is a future-oriented document and does not provide all the tools for implementing the *Plan*. The purpose of this section is to outline steps that the Village can take to implement the *Plan*.

The Village has a number of resources, as described below, to ensure implementation of the *Official Community Plan*. The symbols used on *OCP Maps* only indicate approximate locations. The exact location of permitted development or alignment will be determined at the time of application for development or in the *Zoning Bylaw*.

The General Policies, Objectives and Policies and Implementation sections comprise the *Official Community Plan*. The Introduction and Community of Granisle sections are provided for information purposes only.

The Village of Granisle *Official Community Plan* shall be adopted by bylaw and shall be applied to the areas outlined on the *OCP Land Use Map*.

### 8.1 Land Use Bylaws

Land use policy is implemented by means of the provisions of the Village's fundamental instruments for land use control: the *Zoning* and other *Bylaws*.

#### **Zoning Bylaw**

The Village may amend its *Zoning Bylaw* to conform to the *Official Community Plan*.

#### **Development Approval Procedures**

The Village will amend its *Development Procedures* requirements to conform to this *Official Community Plan* as soon as possible after its adoption.

#### **Signage Bylaw**

The Village may adopt a *Signage Bylaw* in accordance with the policies of this *Plan*.

### 8.2 Financial

The Village has recognized the inseparability of the *Official Community Plan* and financial planning and is committed to the utilization of its financial planning tools to implement the *Plan*. The Village's annual budget will be prepared, to the maximum extent possible, consistent with the *Official Community Plan*.

### 8.3 Other Resources for Implementing the Official Community Plan

Numerous additional resources are available to the Village to facilitate the implementation of the *Official Community Plan* and ensure that the contents are current and compatible with Provincial policy.

**8.3.1 Review of the Official Community Plan**

The Village shall endeavor to undertake a review of its *Official Community Plan* every five years.

**8.3.2 Board of Variance**

The Village may appoint a Board of Variance to deal with minor variances in accordance with the provisions of the *Local Government Act*.

**8.3.3 Development Variance Permits**

The Village may issue Development Variance Permits in accordance with the policies of this *Plan*.

**8.3.4 Works and Services**

The Village shall consider undertaking a review of the Village's *Subdivision Bylaw* to maintain consistency with the new *OCP* and to the *Local Government Act*, as well as to ensure that development and servicing standards contained in the *Bylaw* are appropriate for the community. The Village shall consider the adoption of a *Development Cost Charge Bylaw* for new areas affected by this *Plan*. *Development Cost Charge Bylaws* may be adopted on an area, service or area and service basis.

**8.3.5 Parkland Dedication**

The Village shall consider acquiring additional parkland through parkland or cash- in-lieu of parkland dedications.

**8.3.6 Amendments to this Official Community Plan**

The Village may consider amendments to this *Plan* in accordance with the provisions of the *Local Government Act*.

**8.3.7 Coordination**

Effective implementation of this *Plan* will require the meaningful cooperation between all affected governments and agencies on matters such as servicing, land use and transportation for the overall betterment of the area. The Village will maintain ongoing communication with the Regional District of Bulkley Nechako in order to ensure up-to-date information on planning and development is provided.

**8.3.8 Planning and Other Studies**

The Village will continue to utilize the resources of provincial ministries to supplement the land use planning function in the village.

**9.0 Application**

The *Granisle Official Community Plan* will apply to the entire area within the boundaries of the Corporation of the Village of Granisle.

**10.0 Severability**

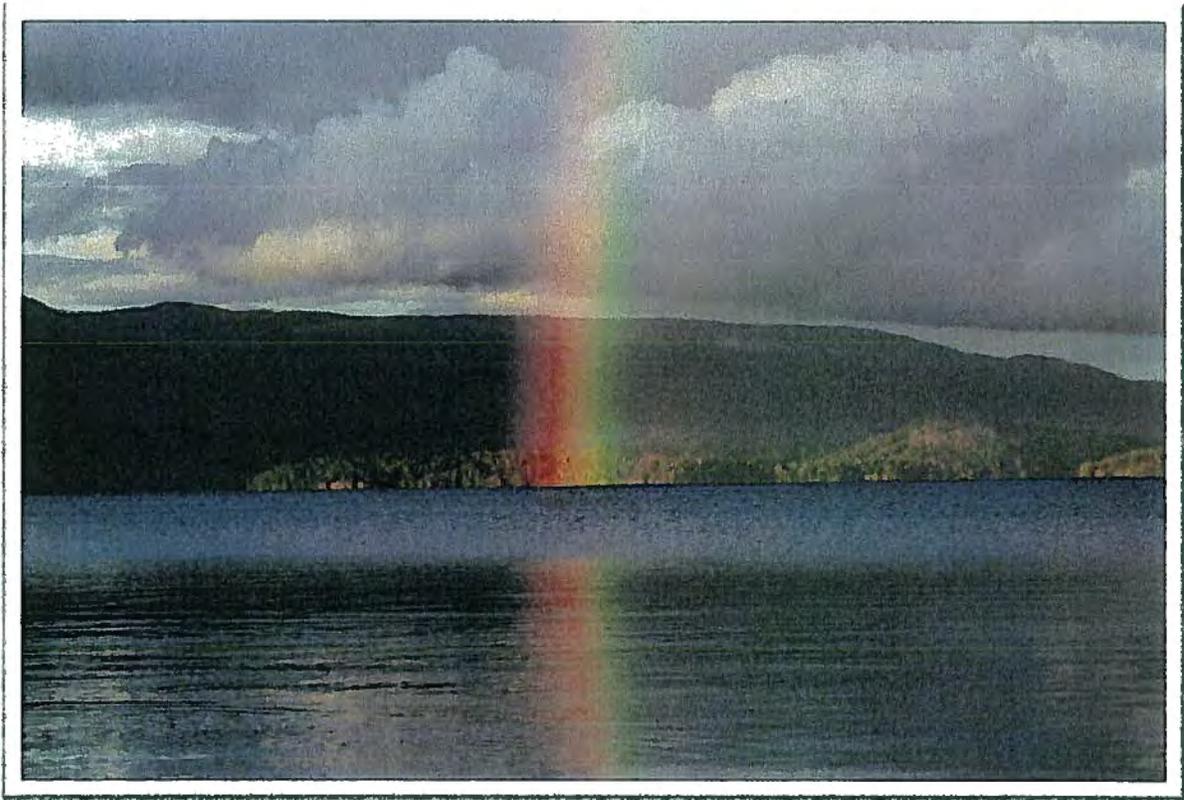
If any section, objective, policy, illustration, sentence, clause or phrase of this bylaw is for any reason held to be invalid by the decision of any court of competent jurisdiction, the invalid portion must be severed and the decision that it is invalid must not affect the validity of the remainder.

## 11.0 Methodology

The methodology for the preparation of the *OCP* is a collaborative process involving Council, staff, government agencies, local residents and property owners.

In completing the *OCP* review an attempt was made to recognize existing resources, as well as the prominence of Babine Lake. The preservation, management and future development of these elements require input from the public, as well as regional, local, provincial and federal agencies. Matters within the control of Federal or Provincial agencies require consideration in the preparation of an *OCP*. The Ministry of Transportation and Infrastructure, for example, has an interest in traffic management and road development, while the Ministry of Environment has an interest in protecting the natural resources and the environment.

Throughout this review, Granisle residents and property owners have had direct influence. Council has sought to provide opportunity for public participation. A circular was sent to all residents and a public meeting has been held to gather community input on the draft *Plan*. After this, changes were made before it was brought before Council for formal consideration. A Public Hearing was then held where the public was again invited to make representations before final refinements and adoption by Council.





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**MEMORANDUM**

\* **DISCUSSION**

To: Regional District Board  
From: Jason Llewellyn, Director of Planning  
Date: February 15, 2017  
Re: **Coastal Gaslink Pipeline and Prince Rupert Gas Transmission Pipeline  
Report on Referrals and Future Development Issues**

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## **PURPOSE**

The RDBN has received a large number of referrals regarding Oil and Gas Commission (OGC) permits for the Coastal Gaslink Pipeline project (CGL), and the Prince Rupert Gas Transmission Pipeline project (PRGT) over the last few months. The majority of the referrals are for very small activities in relatively remote areas. However, three of the referrals are regarding the renewal of permits, which were issued in 2015, that authorize the construction and operation of the CGL and the PRGT pipelines. Both of these pipelines are proposed by TransCanada Corporation.

The three referrals regarding the renewal of the pipeline approvals are attached. The associated maps are provided under separate cover

Given the increasing number of referrals being received, and the notable nature of three of the referrals, staff prepared this report to achieve the following.

- Review the Provincial pipeline approval processes, and the RDBN's past involvement.
- Update the Board on the OGC referral process.
- Receive Board direction regarding referrals for CGL and PRGT permit renewals.
- Discuss issues relating to future pipeline development in the RDBN.

## **THE PIPELINE APPROVAL PROCESS**

The approval process for pipelines has involved three stages. These stages are:

- the Environmental Assessment Application process;
- the Social and Economic Effects Management Plan (SEEMP) process; and
- the Oil and Gas Commission Permitting Process.

The RDBN must also provide land use approval to work camps and other facilities proposed on lands which are zoned.

These processes are discussed below.

## **The Environmental Assessment Review Process**

During the Environmental Assessment Review process the RDBN attempted to do the following:

- understand the potential social, economic, and infrastructure impacts;
- work with the Province and industry to ensure that the potential negative impacts are avoided or mitigated; and
- work with the Province and industry to take advantage of potential positive impacts and opportunities.

During the review process the RDBN raised concerns regarding potential impacts relating to work camp locations, waste management, roads and traffic, invasive plant control, emergency response, etc. Industry took the position that it was too early in the process to develop detailed plans or make specific commitments regarding mitigation. The industry position on most issues was that there would be minimal negative impacts because mitigation plans and adaptive management strategies will be developed prior to construction. The RDBN was not provided any commitment that we would be involved in the development and evaluation of the specific mitigation strategies.

The Province's position, during the Environmental Assessment Review Process, was that most of the RDBN's issues were issues to be dealt with by the Oil and Gas Commission during their approval processes. The Province appears to have accepted the industry position that potential negative impacts will be addressed through the development of future mitigation plans and adaptive management strategies prior to construction. The Environmental Assessment Certificate for CGL was issued in October 2014, and the Environmental Assessment Certificate for PRGT was issued in November 2014.

In staff's opinion the biggest issues revolve around the potential impact of work camps; however, there has been little discussion regarding the associated land use and operational issue. Industry has taken the position that the proposed locations are tentative and not confirmed, and these discussions can take place at some time in the future.

Correspondence relating to the Environmental Assessment Process, and the RDBN's communications with TransCanada, are provided under separate cover.

## **Social and Economic Effects Management Plans**

A condition of the Provincial approvals for the CGL and the PRGT pipelines is that a Social and Economic Effects Management Plan (SEEMP) be developed in consultation with infrastructure and service providers. The SEEMP is intended to clarify industry's role in identifying, and mitigating socio-economic effects on community-level services and infrastructure arising from construction of the project. The Ministry of Community, Sport and Cultural Development (MCSCD) and the EAO reviewed the SEEMPs prepared by CGL and PRGT and these plans were approved in mid 2016.

The SEEMP's approach to addressing the negative effects associated with pipeline construction focuses on outlining a schedule for future consultation with the RDBN, and other stakeholders, during the construction process. This monitoring schedule, along with other mitigation measures, are contained in the Effects Mitigation and Monitoring Table (Schedule D to the SEEMPs). The draft SEEMPs require TransCanada to communicate with the RDBN during pre-construction and construction at specified intervals and TransCanada will respond to issues raised by the RDBN as they consider appropriate.

As part of the SEEMP process the RDBN was provided with a number of management plans relating to the RDBN's areas of concern. The most notable of these were the:

- Environmental Management Plan
  - Chemical and Waste Management Plan
  - Contaminated Soil Management Plan
  - Fire Suppression Contingency Plan
  - Traffic Control Management Plan;
- Timber Salvage Strategy; and the
- Invasive Plant Management Plan.

Copies of these plans were reviewed by the Board, and comments were provided outlining the RDBN's concerns with the content of the plans.

Correspondence related to the SEEMP process are provided under separate cover. The SEEMP and management plan documents can be obtained from staff on request.

### **Oil and Gas Commission Permitting**

As noted, during the Environmental Assessment Review process, the Province took the position that most of the RDBN's issues were issues to be dealt with by the OGC during their approval processes. As a result of this position staff checked with the OGC to determine if the RDBN's issues would be dealt with during their permitting process. The OGC agreed to have referrals sent to the RDBN; however, it was made clear that the OGC has no mandate or responsibility to satisfy the RDBN's concerns through their permitting process.

Since 2014 the RDBN has received approximately 40 referrals per year regarding applications to the Oil and Gas Commission for permits to allow the use of Crown Land for activities associated with the construction of pipelines. These referrals are not coming from the Oil and Gas Commission. They are sent by the pipeline companies or their contractors. The referrals ask for the RDBN's comments to be sent to the author of the referral letter within a 2 week period, or to the Oil and Gas Commission prior to their consideration of the proposed activity.

The referrals typically relate to a relatively minor activity on Crown Land such as the digging of "borrow" pits to examine soil conditions, the establishment of helicopter pads, or the construction of an access road. However, the referrals sometimes relate to the location of work camps or other facilities, or the main pipeline.

## **THE OGC REFERRAL PROCESS**

The Regional District is not in a position to evaluate the majority of activities proposed in the referrals. The issues are largely environmental in nature, are often occurring in remote locations, and do not relate to the RDBN's key areas of responsibility. The RDBN must rely on the Province to review these issues appropriately.

In May 2014 the Regional District Board adopted a policy for responding to Oil and Gas Commission referrals. The policy process is as follows:

1. *Referrals will be provided by e-mail to the applicable Electoral Area Director for their information. The Electoral Area Director can direct staff to make comment to the Oil and Gas Commission as necessary.*
2. *The applicable Electoral Area Director, or staff, can forward any referral to the Rural Director's Committee or the Regional District Board for consideration at their discretion.*
3. *Referrals relating to the establishment of work camps or other significant activities associated with pipeline construction shall be referred to the Regional District Board for consideration.*
4. *Referral records will be held at the Planning Department and shall be available for review by Regional District Directors on request.*

In 2015 the process was amended by removing the provision for referrals regarding work camps or other significant activities to be taken to the Board for consideration. The response to these referrals was generally the same, with a letter outlining the Regional District's previously stated concerns. The following Board policy is now in place.

1. *Referrals, including referrals relating to the establishment of work camps or other significant activities associated with pipeline construction, will be provided by e-mail to the applicable Electoral Area Director for their information. The Electoral Area Director can direct staff to make comment to the Oil and Gas Commission as necessary.*
2. *The applicable Electoral Area Director, or staff, can forward any referral to the Rural Director's Committee or the Regional District Board for consideration at their discretion.*
3. *Referral records will be held at the Planning Department and shall be available for review by Regional District Directors on request.*

As far as staff are aware all applications for an OGC permit have been approved without a requirement that an RDBN issue be addressed.

In staff's opinion the Board's policy for responding to OGC referrals is working well. However, there is some concern that the OGC may interpret the RDBN's lack of response to referrals as an indication that the RDBN has no objections to the proposed activity. To address this concern it is recommended that the RDBN send a letter to the OGC confirming that a lack of response from the RDBN to referrals is not an indication that the RDBN has no objections to the proposed activity.

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It is noted that the Board sent a letter (attached) to the OGC on May 20<sup>th</sup>, 2014 requesting that the OGC require that residents in proximity to any proposed on site work associated with a pipeline be informed of the dates, times and location of the proposed work in advance of the works occurring; and that the OGC require that open communications be maintained with residents in proximity to any proposed on site work so that resident concerns can be identified and addressed. It is also recommended that the Board remind the OGC about these requests made in 2014.

## **REFERRALS FOR CGL AND PRGT PERMIT RENEWALS**

As noted the RDBN has received three referrals relating to the renewal of the primary permits providing approval for CGL and PRGT to construct and operate pipelines. The RDBN Board initially responded to the referrals for these permits in late 2014, and the permits were issued in 2015. These permits are available from staff on request. The RDBN subsequently responded to a number of other OGC referrals in 2015 relating to notable CGL and PRGTL activities. The Board's referral response letters dated July 21<sup>st</sup>, 2014 (CGL & PRGTL); October 14<sup>th</sup>, 2014 (PRGTL); October 26<sup>th</sup>, 2015 (CGL); and December 10<sup>th</sup>, 2015 (CGL) are attached.

Staff recommend that the Board direct staff to inform the OGC that the Board comments provided by letters dated July 21<sup>st</sup>, 2014; October 14<sup>th</sup>, 2014; October 26<sup>th</sup>, 2015; and December 10<sup>th</sup>, 2015 remain valid and are the Board's comment on the permit renewal referrals.

## **FUTURE PIPELINE DEVELOPMENT ISSUES**

### **Temporary Use Permits for Work Camp and other Facilities**

The RDBN has been made aware of the possible locations of work camps, and other pipeline facilities in the RDBN. The majority of pipeline facilities are remote; however, a number are on lands which are close to areas of development and are not permitted land uses pursuant to "Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993".

Attempts by the RDBN to address work camp location issues with TransCanada result in the response that the work camp locations are not yet finalized and the specific details relating to camp operations are not yet available. Once the work camp locations are finalized, and primary contractors are hired, TransCanada indicates that they will address specific location related issues with the RDBN, and apply for the necessary temporary use permits.

If TransCanada delays engaging with the RDBN on land use and zoning issues there is the risk that dealing with the associated issues to the RDBN's satisfaction may impact TransCanada's construction time lines. The time necessary to resolve potential issues, or the refusal to issue temporary use permits, will no doubt result in notable dissatisfaction being expressed by TransCanada and others. Staff have attempted to avoid this situation, and have repeatedly asked TransCanada to deal with work camp location and other facility related RDBN approvals in an up-front and proactive manner.

## What is the RDBN's Role During Construction?

The RDBN has expended much effort to ensure that the potential negative impacts associated with pipeline development are avoided or mitigated; and that potential positive impacts and opportunities are maximized. Now that the key Provincial approvals relating to pipelines proposed through the RDBN have been received it is worth considering the RDBN's role during the construction process.

It appears that industry, and the Province, may expect the RDBN to play a notable role in evaluating and addressing negative effects associated with their construction activities. For example, it is stated in the SEEMPs that industry will deal with local governments to help identify and address negative impacts associated with pipeline construction. No mention is made of industry having any responsibility to deal with the public directly. It is also noted that the OGC, the actual approval authority for pipeline construction, is not mentioned anywhere in the SEEMP document as playing any role in dealing with the public, or monitoring or evaluating the effectiveness of mitigation once construction begins.

Staff are concerned that the RDBN will be expected to play a key role in accepting and responding to public complaints and dissatisfaction associated with pipeline construction activities. Staff do not believe that the RDBN should take on this responsibility, as the public would be best served by direct involvement with the Province as the level of government responsible for the impacts associated with pipeline construction.

The Regional District Board should feel free to raise issues of public concern with TransCanada or the Province; however, this does not mean that public inquiries and concerns relating to pipeline construction should be dealt with through the RDBN, and the RDBN should not be responsible for speaking on behalf of residents to the Province on pipeline construction issues.

In staff's opinion there is no benefit to the RDBN acting as a buffer between the public, industry, and the Province. Public complaints relating to pipeline construction activities should be addressed directly to the Province or to industry. The Province and industry should prepare the necessary processes to accept, evaluate, and respond to complaints. This does not mean that staff would not monitor public concerns and issues and report to the Board as appropriate.

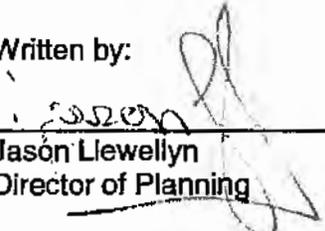
**Recommendation**

That staff send a letter to the OGC and TransCanada stating the following.

1. A lack of response from the RDBN to referrals is not an indication that the RDBN supports, or has no objection to, the proposed activity.
2. The Board reminds the OGC of its recommendations regarding public communication contained in its May 20<sup>th</sup>, 2014 letter to the OGC.
3. The Board's previous responses to referrals provided by letters dated July 21<sup>st</sup>, 2014; October 14<sup>th</sup>, 2014; October 26<sup>th</sup>, 2015; and December 10<sup>th</sup>, 2015 remain valid and are the Board's response to the 2017 permit renewal referrals for CGL and PRGTL.
4. The OGC should ensure that the Province and industry develop the procedures and processes necessary to directly accept, evaluate, and respond to public complaints associated with pipeline construction.

All Directors / Majority

Written by:

  
\_\_\_\_\_  
Jason Llewellyn  
Director of Planning

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January 25, 2017

**RECEIVED**

Sent Via Regular Mail

**JAN 30 2017**

**REGIONAL DISTRICT OF  
BULKLEY NECHAKO**

The Regional District of Bulkley Nechako  
37 - 3rd Avenue  
PO Box 820  
Burns Lake, BC V0J 1E0

TransCanada Corporation  
450 - 1<sup>st</sup> Street S.W.  
Calgary, AB, Canada T2P 5H1

Tel: 1-855-633-2011  
Email:  
[coastalgaslink@transcanada.com](mailto:coastalgaslink@transcanada.com)

Doc: CGW4703-HMA-LA-LTR-0545

**RE: NOTIFICATION LETTER  
Coastal GasLink Pipeline Project (Section 5)  
Permit Extension Application  
Location: 93-K-1/G TO 93-K-3/E  
File Number: 12-3313  
Disposition: Crown Disposition - Regional District  
Forest Map Notation - MN0167 (920-14-3-4005)**

This letter is to advise you that in compliance with Section 32 (3) of the *Oil and Gas Activities Act* (OGAA) Coastal GasLink Pipeline Ltd. (Coastal GasLink) intends to submit a permit extension application to the BC Oil and Gas Commission (the Commission). This permit was previously applied for in 2014, approved in 2015 and there are no changes to the pipeline project and its relationship to your land interest. This is only an application to extend the permit expiry date. Your interest in relation to the Project is shown on the enclosed map with the ID number noted above.

Coastal GasLink has approval to construct and operate a sweet natural gas pipeline and associated facilities, approximately 670 km in length, starting from the area near the community of Groundbirch, approximately 40 km west of Dawson Creek, BC. to the proposed LNG Canada Development Inc. liquefied natural gas export facility near Kitimat, BC. The current permit approval will expire on May 15, 2017, and will be renewed for a total of one year.

In July 2016, LNG Canada (our customer) announced that due to the challenges of the current global energy market, their joint venture participants need more time prior to making a final investment decision (FID) on their proposed liquefied natural gas export facility near Kitimat. As a result, construction of the Coastal GasLink project which will supply gas to their project, will also be delayed. For further information about the Coastal GasLink Pipeline Project please visit our project website at [www.coastalgaslink.com](http://www.coastalgaslink.com).

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**TransCanada**  
In business to deliver

Should you have any questions regarding this application, please do not hesitate to contact one of the following representatives.

**Sandra Dixon** – Associate Project Manager  
Email: [sandra.dixon@rpsgroup.com](mailto:sandra.dixon@rpsgroup.com)

**RPS**  
Phone: 403-385-4255

**Dave Kmet** – Sr. Land Representative  
Email: [dave\\_kmet@transcanada.com](mailto:dave_kmet@transcanada.com)

**Coastal GasLink Pipeline Project**  
Phone: 403-920-7061

Yours truly,

Coastal GasLink Pipeline Ltd.

Dave Kmet  
Sr. Land Representative  
Coastal GasLink Project

DK/sd  
Encl.  
CGW4703-MCSL-G-MP-1469-000  
CGW4703-MCSL-G-MP-1469-001  
CGW4703-MCSL-G-MP-1469-002  
CGW4703-MCSL-G-MP-1469-003  
CGW4703-MCSL-G-MP-1469-004  
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CGW4703-MCSL-G-MP-1469-006  
CGW4703-MCSL-G-MP-1469-007  
CGW4703-MCSL-G-MP-1469-008  
CGW4703-MCSL-G-MP-1469-009  
CGW4703-MCSL-G-MP-1469-010



January 27, 2017

Regional District of Bulkley-Nechako  
37 - 3RD Avenue, PO Box 820  
Burns Lake, BC V0J 1E0  
inquiries@rdbn.bc.ca

**RE: NOTIFICATION LETTER**

**Prince Rupert Gas Transmission Project ("the Project")  
Permit Extension Application**

**Location: Section 2 from c-27-l, 94-B-1 to b-89-C, 93-O-10**

**File Number: 130316**

**Disposition: Regional District (Map ID 10042, 11023, 12019, 13018, 14018, 15015,  
16023, 17044, 18025, 19030, 20015)**

This letter is to advise you that in compliance with Section 32 (3) of the *Oil and Gas Activities Act* (OGAA) Prince Rupert Gas Transmission Project (PRGT) intends to submit a permit extension application to the BC Oil and Gas Commission (the Commission). This permit was previously applied for in 2014, approved in 2015 and there are no changes to the pipeline project and its relationship to your land interest. This is only an application to extend the permit expiry date. Your interest in relation to the Project is shown on the enclosed map with the ID number noted above.

PRGT has approval to construct and operate a sweet natural gas pipeline and associated facilities, approximately 900 km in length, starting from the area near the community of Hudson's Hope, BC. to the proposed Pacific Northwest LNG liquefied natural gas export facility on Lelu Island, near Port Edward, BC. The current permit approval will expire on May 6, 2017, and will be renewed for a total of one year.

On September 27th, Pacific Northwest LNG received their Canadian Environmental Assessment Agency (CEAA) permit, along with 190 conditions. PRGT is pleased that a decision has been made to approve the PNW LNG facility and look forward to continuing to work with our Indigenous partners and stakeholders as our customer moves toward a Final Investment Decision. For further information on the Prince Rupert Gas Transmission Project please visit our website at <http://www.princerupertgas.com/>

Should you have any questions regarding this application, please do not hesitate to contact one of the following representatives.

**Company Contact**

Any questions or objections regarding this project can be directed to the following personnel:

**Christina Burgess** – Project Coordinator (Land)  
Email: [christinaburgess@roynorthernbc.com](mailto:christinaburgess@roynorthernbc.com)

**Roy Northern Land & Environmental**  
Phone: 250-261-2316

**Keri Bruce** – Land Representative

**Prince Rupert Gas Transmission Limited**  
Partnership

Email: [Keri-lynn\\_bruce@transcanada.com](mailto:Keri-lynn_bruce@transcanada.com)

Phone: 403-920-6491

Yours truly,



**Keri Bruce**  
Land Representative  
Prince Rupert Gas Transmission Pipeline Project

RECEIVED

JAN 26 2017

REGIONAL DISTRICT OF  
BULKLEY NECHAKO

January 20, 2017

101

 **TransCanada**  
In business to deliver

TransCanada Corporation  
450 - 1<sup>st</sup> Street S.W.  
Calgary, AB, Canada T2P 5H1

Sent Via Regular Mail

Tel: 1-855-633-2011

Email:

[coastalgaslink@transcanada.com](mailto:coastalgaslink@transcanada.com)

The Regional District of Bulkley-Nechako  
37 - 3rd Avenue  
PO Box 820  
Burns Lake, BC V0J 1E0

Doc: CGW4703-HMA-LA-LTR-0544

**RE: NOTIFICATION LETTER**  
**Coastal GasLink Pipeline Project (Section 4)**  
**Permit Extension Application**  
**Location: 93-J-4/I to 93-K-1/G**  
**File Number: 12-3313**  
**Disposition: Crown Disposition - Regional District**

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This letter is to advise you that in compliance with Section 32 (3) of the *Oil and Gas Activities Act (OGAA)* Coastal GasLink Pipeline Ltd. (**Coastal GasLink**) intends to submit a permit extension application to the BC Oil and Gas Commission (**the Commission**). This permit was previously applied for in 2014, approved in 2015 and there no changes to the pipeline project and its relationship to your land interest. This is only an application to extend the permit expiry date. Your interest in relation to the Project is shown on the enclosed map with the ID number noted above.

Coastal GasLink has approval to construct and operate a sweet natural gas pipeline and associated facilities, approximately 670 km in length, starting from the area near the community of Groundbirch, approximately 40 km west of Dawson Creek, BC. to the proposed LNG Canada Development Inc. liquefied natural gas export facility near Kitimat, BC. The current permit approval will expire on May 15, 2017, and will be renewed for a total of one year.

In July 2016, LNG Canada (our customer) announced that due to the challenges of the current global energy market, their joint venture participants need more time prior to making a final investment decision (FID) on their proposed liquefied natural gas export facility near Kitimat. As a result, construction of the Coastal GasLink project which will supply gas to their project, will also be delayed. For further information about the Coast GasLink Pipeline Project please visit our project website at [www.coastalgaslink.com](http://www.coastalgaslink.com).

**Coastal GasLink**  
Pipeline Project

Should you have any questions regarding this application, please do not hesitate to contact one of the following representatives.

**Sandra Dixon** – Associate Project Manager  
Email: [sandra.dixon@rpsgroup.com](mailto:sandra.dixon@rpsgroup.com)

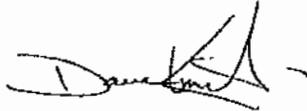
**RPS**  
Phone: 403-385-4255

**Dave Kmet** – Sr. Land Representative  
Email: [dave\\_kmet@transcanada.com](mailto:dave_kmet@transcanada.com)

**Coastal GasLink Pipeline Project**  
Phone: 403-920-7061

Yours truly,

Coastal GasLink Pipeline Ltd.



**Dave Kmet**  
Sr. Land Representative  
Coastal GasLink Project

DK/sd

Encl.

CGW4703-MCSL-G-MP-1468-004  
CGW4703-MCSL-G-MP-1468-005  
CGW4703-MCSL-G-MP-1468-006  
CGW4703-MCSL-G-MP-1468-007  
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CGW4703-MCSL-G-MP-1468-010  
CGW4703-MCSL-G-MP-1468-011



37, 3RD AVE, PO Box 820  
BURNS LAKE, BC  
VOJ 1E0

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REGIONAL DISTRICT  
OF BULKLEY-NECHAKO  
"A WORLD OF OPPORTUNITIES WITHIN OUR REGION"

May 20, 2014

James O'Hanley  
Deputy Director of Resource Development  
B.C Oil and Gas Commission  
Fort St John Office  
Bag 2,  
Fort St. John, B.C. V1J 2B0

Dear Mr. Hanley,

**RE: Oil and Gas Commission Referrals**

At its meeting of May 15<sup>th</sup>, 2014 the Board of the Regional District of Bulkley-Nechako asked that this letter be sent. This letter is in relation to the referrals that the Regional District is receiving regarding applications to the Oil and Gas Commission for permits to allow the use of land for activities associated with the construction of pipelines.

The Regional District of Bulkley-Nechako Board requests the following.

- a. *That the Oil and Gas Commission require that residents in proximity to any proposed on site work associated with a pipeline be informed of the dates, times and location of the proposed work in advance of the works occurring.*
- b. *That the Oil and Gas Commission require that open communications be maintained with residents in proximity to any proposed on site work so that resident concerns can be identified and addressed.*
- c. *That the Oil and Gas Commission require that all future referrals include overview maps showing the general location of the proposed activity, including the identification of landmarks necessary to locate the proposed activity, as well as detailed maps with coordinates.*
- d. *And, that the Oil and Gas Commission require that the time frame for the Regional District to respond to referrals relating to the establishment of work camps and other significant activities associated with pipeline construction be increased to a minimum of 45 days to allow the Regional District to provide meaningful comment.*

**MUNICIPALITIES:**

SMITHERS	FORT ST. JAMES
VANDERHOOF	FRASER LAKE
HOUSTON	TELKWA
BURNS LAKE	GRANISLE

**ELECTORAL AREAS:**

A - SMITHERS RURAL	E - OOTSA LAKE/FRANCOIS LAKE
B - BURNS LAKE RURAL	F - VANDERHOOF RURAL
C - FORT ST. JAMES RURAL	G - HOUSTON RURAL
D - FRASER LAKE RURAL	

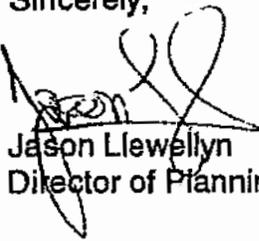
INQUIRIES@RDBN.BC.CA  
WWW.RDBN.BC.CA

PH: 250-692-3195  
FX: 250-692-3305  
TF: 800-320-3330

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Thank you for your time and consideration of the above requests. Please feel encouraged to contact me at your convenience should you have any comments or questions.

Sincerely,



Jason Llewellyn  
Director of Planning



37, 3RD AVE, PO Box 820  
BURNS LAKE, BC  
VOJ 1E0

105

REGIONAL DISTRICT  
OF BULKLEY-NECHAKO  
"A WORLD OF OPPORTUNITIES WITHIN OUR REGION"

July 21, 2014

David Hohm, Project Manager  
TransCanada Corporation  
450 - 1<sup>st</sup> Street SW  
Calgary, AB, Canada, T2P 5H1

Sent by e-mail to david.hohm@rpsgroup.com

**Re: Notification / Invitation to Consult Regarding the Coastal GasLink Pipeline Project**

This letter is provided on behalf of the Board of the Regional District of Bulkley-Nechako regarding your Notification / Invitation to Consult with the Regional District. The Regional District of Bulkley-Nechako would like to accept TransCanada's invitation to consult with respect to the pipeline project and associated facilities.

During the Environmental Assessment review process the Regional District was informed by the Environmental Assessment Office (EAO) and representatives of TransCanada that our issues relating to the proposed pipeline are primarily permitting issues; therefore, we are eager to address these issues with TransCanada and the Oil and Gas Commission (OGC).

As we have communicated to the EAO, the OGC, and TransCanada over the last number of months we have a number of issues that should be given immediate attention. We are concerned that further delay in addressing the issues, and waiting for the construction contractors and worker camp operators to address the issues with the Regional District, may have unnecessary negative implications to all parties. Therefore, we would like the issues to be addressed at this time.

The RDBN's issues relate to the following:

**The Location and Size of Worker Camps and other Pipeline Facilities**

The location and size of worker camps, and other facilities associated with construction have not been confirmed. Also issues associated with these facilities, such as emergency response, waste disposal, traffic management, local employment and local business opportunities, etc. have not been addressed beyond TransCanada indicating that plans will be developed in the future.

**MUNICIPALITIES:**

SMITHERS FORT ST. JAMES  
VANDERHOOF FRASER LAKE  
HOUSTON TELKWA  
BURNS LAKE GRANISLE

**ELECTORAL AREAS:**

A - SMITHERS RURAL E - OOTSA LAKE/FRANCOIS LAKE  
B - BURNS LAKE RURAL F - VANDERHOOF RURAL  
C - FORT ST. JAMES RURAL G - HOUSTON RURAL  
D - FRASER LAKE RURAL

INQUIRIES@RDBN.BC.CA

WWW.RDBN.BC.CA

PH: 250-692-3195

FX: 250-692-3305

TF: 800-320-3339

In a meeting with representative from Coastal GasLink on June 4th, 2014 the tentative locations of facilities were identified and discussed. However, these locations need to be confirmed and issues associated with their proposed establishment need to be addressed. For example, a number of worker camps and other facilities, as well as the Clear Creek compressor station, cannot legally occur where proposed.

Further information relating to the location of proposed pipeline facilities in the Regional District are discussed in the attached brochure.

### **Solid and Liquid Waste Disposal**

The RDBN has asked that information regarding the pipeline's solid waste disposal needs be provided to allow the RDBN to identify any potential impacts on our infrastructure, and determine our ability to accommodate the waste. For example the following information is required:

- How much solid waste (in tonnes) is proposed to be disposed of at each RDBN landfill?
- How much of that waste is industrial waste and hazardous waste?
- Over what time period is the waste proposed to be disposed?
- What waste reduction activities will be conducted to minimize waste generated (recycling, composting, etc.)

There is no certainty that the RDBN may be able to accommodate certain solid waste from pipeline construction and worker camps at our landfills. There needs to be discussions relating to the capacity of our facilities, our operational limitations, and our long term costs well in advance of any request to utilize RDBN facilities.

The RDBN's ability to accept liquid waste at our facilities is very limited. The most practical solution may be the disposal of liquid waste at municipal facilities; however, the capacity of municipal facilities to accommodate the waste from all of the potential pipeline projects is likely not known. It may be in the best interest of TransCanada Pipelines Ltd. to begin working with municipalities to identify their capacity to accept liquid waste, identify any facility upgrades that may be necessary, and discuss the fees that may be associated with utilizing municipal facilities. It may also be an option to develop a regional facility. This may be an opportunity for the region to obtain upgrades to infrastructure for the benefit of the region's residents. This same opportunity may be available for municipal water systems. The RDBN's Environmental Services Department is open to facilitating the necessary discussions between the municipalities and the pipelines.

TransCanada has indicated that their preference is to allow the construction contractors and worker camp operators to sort out the manner in which solid and liquid waste is disposed once the contracts have been awarded. The Regional District is concerned that this process will result in the inability of the

Regional District to plan for notable increases in landfill utilization, and missed opportunity for improvements to municipal infrastructure and revenue generation.

In a meeting with representative from TransCanada on June 4th, 2014 the RDBN again requested that waste management plans for construction sites and construction camps be developed and be preceded by an evaluation of the capacity of local facilities to accommodate waste, including an assessment of the opportunity for infrastructure upgrades to accommodate liquid waste. The RDBN also requested an evaluation of the capacity of local facilities to provide potable water to the work camps and an assessment of the opportunity for infrastructure upgrades necessary to provide potable water. TransCanada has not confirmed the action they will take in this regard.

#### **Invasive Plant Control**

The proposed Coastal Gaslink Pipeline right of way can be expected to facilitate the spread of invasive plants. The RDBN has asked that TransCanada develop and commit to implementing an invasive plant management plan within the right of way, and commit to provide annual funding to the NWIPC to support their weed control efforts in the RDBN.

TransCanada has indicated that they will have had discussions with the Northwest Invasive Plant Council (NWIPC) about programs and opportunities for participation, and will prepare an Invasive Plant Management Plan in advance of construction, and in accordance with the applicable legislation and in consultation with the appropriate regulatory authorities. However, TransCanada Pipelines Ltd. has not yet provided their invasive plant management plan, and have not agreed to contribute financially to NWIPC efforts. The Regional District is concerned that this process will result in the inability of the RDBN to ensure that the plans are adequate, and that TransCanada deals appropriately with their long term impact on invasive plant management in the region.

#### **Fire Protection and Emergency Response**

The RDBN has requested that TransCanada consult with the RDBN regarding fire protection and emergency response, and develop an emergency management plan that includes communications protocols and evacuation plans for camps and workers.

TransCanada has indicated that their preference is to allow the construction contractors and worker camp operators to develop the emergency management plans once the contractors are hired. The Regional District is concerned that this process will result in the inability of the RDBN to ensure that the plans are adequate and will result in inconsistent plans and protocols between camps, and pipeline contractors. Of particular concerns are the communications protocols and emergency evacuation components of the plan.

### **Log and Wood Fiber Utilization**

The cutting of trees and the long term loss of forested lands associated with the proposed pipeline represents a negative impact to the long term sustainability of the regions forest industries. To minimize this loss it is important that all useable logs cut from the pipeline right of way be utilized. It is expected that the logs that can be economically harvested and transported to an end user would be sold. The RDBN has expressed concern that where the cost of harvesting and transportation are too high the logs will not be utilized in support of the forest products industries. The RDBN would like TransCanada Pipelines Ltd. to ensure that wood fibre is utilized in support of the forest products industries even if it cannot be sold or otherwise economically transported to market.

### **Employee Training and Apprenticeships**

TransCanada Pipelines Ltd. has identified general strategies to facilitate the training of workers in the region; however, there are limited specific commitments regarding the steps that will be taken to ensure local employment is maximized, and that apprenticeship positions for local employees are provided. The specific actions that TransCanada is committing to undertake to maximize local training and employment needs to be further discussed and confirmed.

TransCanada has been involved in discussions with local training organizations, postsecondary institutions and Aboriginal communities and TransCanada has indicated they will provide further information about partnerships for local education and training initiatives in mid-2014. However, TransCanada has not agreed to include the RDBN in their process to plan for worker training and utilization.

### **Use of Local Business**

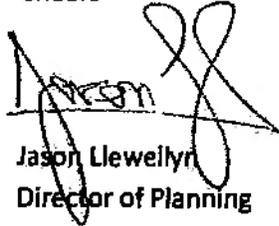
The RDBN has encouraged TransCanada to do all that is possible to scale the size of contracts related to pipeline construction and operation in a manner which allows local business to take advantage of the opportunity offered by the pipeline. Early communication with local business regarding the opportunities that will be available has also been identified as important to ensure that these opportunities are taken advantage of by local entrepreneurs. The specific actions that TransCanada is committing to undertake to maximize the involvement of local business in the pipeline construction, and maintenance, process needs to be further discussed and confirmed.

TransCanada has indicated that they have met with local Chambers of Commerce and have presented information to members of the local business communities. They also indicate that they will work with their prime contractors to help local businesses to pursue opportunities for work packages. However, the Regional District remains concerned that very few contracts associated with pipeline construction will go to local business given the scale of the contracts and a lack of knowledge of the procurement process.

There is opportunity for local businesses to expand or be created as a result of pipeline construction; however, the extent of the local opportunity is entirely dependent on the business practices of TransCanada Pipelines Ltd.

The Regional District of Bulkley-Nechako looks forward to addressing these issues with TransCanada and the OGC as part of the OGC permitting process.

Cheers



Jason Llewellyn  
Director of Planning

cc: Peter Wijkamp, Manager, Special Projects, OGC (Peter.Wijkamp@bcogc.ca)



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REGIONAL DISTRICT  
OF BULKLEY-NECHAKO  
"A WORLD OF OPPORTUNITIES WITHIN OUR REGION"

July 21, 2014

David Hohm, Project Manager  
TransCanada Corporation  
450 – 1<sup>st</sup> Street SW  
Calgary, AB, Canada, T2P 5H1

Sent by e-mail to david.hohm@rpsgroup.com

Re: Notification / Invitation to Consult Regarding the Prince Rupert Gas Transmission Project

This letter is provided on behalf of the Board of the Regional District of Bulkley-Nechako regarding your Notification / Invitation to Consult with the Regional District (your documents PRGT004776-HMA-LA-LT-2134, 2176, 2234, 2251, and 2242). The Regional District of Bulkley-Nechako would like to accept TransCanada's invitation to consult with respect to the pipeline project and associated facilities.

The Regional District has a number of issues relating to the proposed pipeline that we are eager to address with TransCanada and the Oil and Gas Commission (OGC). TransCanada is aware of the pipeline related issue through our dealings on the Coastal GasLine Pipeline project. And as you are aware we are concerned that further delay in addressing the issues, and waiting for the construction contractors and worker camp operators to address the issues with the Regional District may have unnecessary negative implications to all parties. Therefore, we would like the issues to be addressed at this time.

The RDBN's issues relate to the following:

**The Location and Size of Worker Camps and other Pipeline Facilities**

We appreciate the information regarding the location of worker camps, and other facilities associated with pipeline construction contained in your referrals. However, issues associated with these facilities, such as emergency response, waste disposal, traffic management, local employment and local business opportunities, etc. have not been adequately addressed. We note that the location of any other facilities should also be discussed with the Regional District so that any Regional District issues related to specific locations can be raised.

Further information relating to the location of proposed pipeline facilities in the Regional District are discussed in the attached brochure.

**MUNICIPALITIES:**

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VANDERHOOF FRASER LAKE  
HOUSTON TELKWA  
BURNS LAKE GRANISLE

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FX: 250-692-3305

TF: 800-320-3339

### **Solid and Liquid Waste Disposal**

The RDBN requires information regarding the pipeline's solid waste disposal needs to allow the RDBN to identify any potential impacts on our infrastructure, and determine our ability to accommodate the waste. For example the following information is required.

- How much solid waste (in tonnes) is proposed to be disposed of at each RDBN landfill?
- How much of that waste is industrial waste and hazardous waste?
- Over what time period is the waste proposed to be disposed?
- What waste reduction activities will be conducted to minimize waste generated (recycling, composting, etc.)

There is no certainty that the RDBN may be able to accommodate certain solid waste from pipeline construction and worker camps at our landfills. There needs to be discussions relating to the capacity of our facilities, our operational limitations, and our long term costs well in advance of any request to utilize RDBN facilities.

The RDBN's ability to accept liquid waste at our facilities is very limited. The most practical solution may be the disposal of liquid waste at municipal facilities; however, the capacity of municipal facilities to accommodate the waste from all of the potential pipeline projects is likely not known. It may be in the best interest of TransCanada Pipelines Ltd. to begin working with municipalities to identify their capacity to accept liquid waste, identify any facility upgrades that may be necessary, and discuss the fees that may be associated with utilizing municipal facilities. It may also be an option to develop a regional facility. This may be an opportunity for the region to obtain upgrades to infrastructure for the benefit of the region's residents. This same opportunity may be available for municipal water systems. The RDBN's Environmental Services Department is open to facilitating the necessary discussions between the municipalities and the pipelines.

TransCanada has indicated that their preference, with regard to the Coastal GasLink Pipeline, is to allow the construction contractors and worker camp operators to sort out the manner in which solid and liquid waste is disposed once the contracts have been awarded. The Regional District is concerned that this process will result in the inability of the Regional District to plan for notable increases in landfill utilization, and missed opportunity for improvements to municipal infrastructure and revenue generation.

In a meeting with representative from TransCanada on June 4th, 2014 the RDBN again requested that waste management plans for construction sites and construction camps be developed and be preceded by an evaluation of the capacity of local facilities to accommodate waste, including an assessment of the opportunity for infrastructure upgrades to accommodate liquid waste. The RDBN also requested an evaluation of the capacity of local facilities to provide potable water to the work camps and an

assessment of the opportunity for infrastructure upgrades necessary to provide potable water. This same request applies to the Prince Rupert Gas Transmission Project.

### **Invasive Plant Control**

The proposed Prince Rupert Gas Transmission Project right of way can be expected to facilitate the spread of invasive plants. The RDBN has asked that TransCanada develop and commit to implementing an invasive plant management plan within the right of way which is reviewed by the RDBN, and commit to provide annual funding to the NWIPC to support their weed control efforts in the RDBN.

### **Fire Protection and Emergency Response**

The RDBN requests that TransCanada consult with the RDBN regarding fire protection and emergency response, and develop an emergency management plan that includes communications protocols and evacuation plans for camps and workers.

TransCanada has indicated that their preference, with regard to the Coastal GasLink Pipeline, is to allow the construction contractors and worker camp operators to develop the emergency management plans once the contractors are hired. The Regional District is concerned that this process will result in the inability of the RDBN to ensure that the plans are adequate and will result in inconsistent plans and protocols between camps, and pipeline contractors. Of particular concerns are the communications protocols and emergency evacuation components of the plan.

### **Log and Wood Fibre Utilization**

The cutting of trees and the long term loss of forested lands associated with the proposed pipeline represents a negative impact to the long term sustainability of the regions forest industries. To minimize this loss it is important that all useable logs cut from the pipeline right of way be utilized. It is expected that the logs that can be economically harvested and transported to an end user would be sold. The RDBN has expressed concern that where the cost of harvesting and transportation are too high the logs will not be utilized in support of the forest products industries. The RDBN would like TransCanada Pipelines Ltd. to ensure that wood fibre is utilized in support of the forest products industries even if it cannot be sold or otherwise economically transported to market.

### **Employee Training and Apprenticeships**

The RDBN requests that TransCanada Pipelines Ltd. identify the specific actions that will be taken to ensure local employment is maximized, and that apprenticeship positions for local employees are provided. The RDBN would also like to be included in the process to plan for worker training and utilization.

**Use of Local Business**

The RDBN encourages TransCanada to do all that is possible to scale the size of contracts related to pipeline construction and operation in a manner which allows local business to take advantage of the opportunity offered by the pipeline. Early communication with local business regarding the opportunities that will be available has also been identified as important to ensure that these opportunities are taken advantage of by local entrepreneurs. The specific actions that TransCanada is committing to undertake to maximize the involvement of local business in the pipeline construction, and maintenance, process needs to be further discussed and confirmed with the RDBN.

The Regional District remains concerned that very few contracts associated with pipeline construction will go to local business given the scale of the contracts and a lack of knowledge of the procurement process. There is opportunity for local businesses to expand or be created as a result of pipeline construction; however, the extent of the local opportunity is entirely dependent on the business practices of TransCanada Pipelines Ltd. We would like to understand the specific steps that TransCanada Pipelines Ltd. is planning to take to take maximize local opportunity.

The Regional District of Bulkley-Nechako looks forward to addressing these issues with TransCanada and the OGC as part of the OGC permitting process.

Cheers



Jason Llewellyn  
Director of Planning

cc: Peter Wijtkamp, Manager, Special Projects, OGC (Peter.Wijtkamp@bcogc.ca)



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REGIONAL DISTRICT  
OF BULKLEY-NECHAKO  
"A WORLD OF OPPORTUNITIES WITHIN OUR REGION"

October 14, 2014

Sacha Plotnikow, Project Manager  
Roy Northern Land and Environmental  
[sacha@roynorthernbc.com](mailto:sacha@roynorthernbc.com)

Keri Bruce, Land Representative  
Prince Rupert Gas Transmission Limited Partnership  
[keri-lynn\\_bruce@transcanada.com](mailto:keri-lynn_bruce@transcanada.com)

Sent by e-mail

Re: Notification / Invitation to Consult Regarding the Prince Rupert Gas Transmission Project

This letter is provided by the Board of the Regional District of Bulkley-Nechako regarding your Notification / Invitation to Consult with the Regional District (your documents PRGT004776-TC-LA-CC-0424. The Regional District of Bulkley-Nechako would like to accept TransCanada's invitation to consult with respect to the pipeline project and associated facilities.

The Regional District has a number of issues relating to the proposed pipeline that we are eager to address further with TransCanada and the Oil and Gas Commission (OGC). TransCanada is aware of the pipeline related issue through our dealings on the Coastal GasLine Pipeline project. And we are concerned that further delay in addressing the issues, and waiting for the construction contractors and worker camp operators to address the issues with the Regional District may have unnecessary negative implications to all parties. Therefore, we would like the issues to be addressed at this time.

The RDBN's issues relate to the following:

**The Location and Size of Worker Camps and other Pipeline Facilities**

Issues associated with the location of worker camps and other facilities associated with pipeline construction such as emergency response, waste disposal, traffic management, local employment and local business opportunities, etc. have not been adequately addressed. We note that the location of all facilities should be discussed with the Regional District so that any Regional District issues related to specific locations can be raised.

**MUNICIPALITIES:**

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VANDERHOOF FRASER LAKE  
HOUSTON TELKWA  
BURNS LAKE GRANISLE

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TF: 800-320-3339

Further information relating to the location of proposed pipeline facilities in the Regional District are discussed in the attached brochure.

### **Solid and Liquid Waste Disposal**

The RDBN requires information regarding the pipeline's solid waste disposal needs to allow the RDBN to identify any potential impacts on our infrastructure, and determine our ability to accommodate the waste. For example the following information is required.

- How much solid waste (in tonnes) is proposed to be disposed of at each RDBN landfill?
- How much of that waste is industrial waste and hazardous waste?
- Over what time period is the waste proposed to be disposed?
- What waste reduction activities will be conducted to minimize waste generated (recycling, composting, etc.)

There is no certainty that the RDBN will be able to accommodate certain solid waste from pipeline construction and worker camps at our landfills. There needs to be discussions relating to the capacity of our facilities, our operational limitations, and our long term costs well in advance of any request to utilize RDBN facilities.

The RDBN's ability to accept liquid waste at our facilities is very limited. The most practical solution may be the disposal of liquid waste at municipal facilities; however, the capacity of municipal facilities to accommodate the waste from all of the potential pipeline projects is likely not known. It may be in the best interest of TransCanada Pipelines Ltd. to begin working with municipalities to identify their capacity to accept liquid waste, identify any facility upgrades that may be necessary, and discuss the fees that may be associated with utilizing municipal facilities. It may also be an option to develop a regional facility. This may be an opportunity for the region to obtain upgrades to infrastructure for the benefit of the region's residents. This same opportunity may be available for municipal water systems. The RDBN's Environmental Services Department is open to facilitating the necessary discussions between the municipalities and the pipelines.

TransCanada has indicated that their preference, with regard to the Coastal GasLink Pipeline, is to allow the construction contractors and worker camp operators to sort out the manner in which solid and liquid waste is disposed once the contracts have been awarded. The Regional District is concerned that this process will result in the inability of the Regional District to plan for notable increases in landfill utilization, and missed opportunity for improvements to municipal infrastructure and revenue generation.

The RDBN has requested that waste management plans for construction sites and construction camps be developed and be preceded by an evaluation of the capacity of local facilities to accommodate waste, including an assessment of the opportunity for infrastructure upgrades to accommodate liquid waste. The RDBN also requested an evaluation of the capacity of local facilities to provide potable water to the work camps and an assessment of the opportunity for infrastructure upgrades necessary to provide potable water. Representatives from TransCanada have indicated that this evaluation work will begin in the fall of 2014;

however, we are not aware that this work has begun. This same request applies to the Prince Rupert Gas Transmission Project.

### **Invasive Plant Control**

The proposed Prince Rupert Gas Transmission Project right of way can be expected to facilitate the spread of invasive plants. The RDBN requests that TransCanada develop and commit to implementing an invasive plant management plan within the right of way which is reviewed by the RDBN, and commit to provide annual funding to the NWIPC to support their weed control efforts in the RDBN.

### **Fire Protection and Emergency Response**

The RDBN requests that TransCanada consult with the RDBN regarding fire protection and emergency response, and develop an emergency management plan that includes communications protocols and evacuation plans for camps and workers.

TransCanada has indicated that their preference, with regard to the Coastal GasLink Pipeline, is to allow the construction contractors and worker camp operators to develop the emergency management plans once the contractors are hired. The Regional District is concerned that this process will result in the inability of the RDBN to ensure that the plans are adequate and will result in inconsistent plans and protocols between camps, and pipeline contractors. Of particular concerns are the communications protocols and emergency evacuation components of the plan.

### **Log and Wood Fibre Utilization**

The cutting of trees and the long term loss of forested lands associated with the proposed pipeline represents a negative impact to the long term sustainability of the regions forest industries. To minimize this loss it is important that all useable logs cut from the pipeline right of way be utilized. It is expected that the logs that can be economically harvested and transported to an end user would be sold. The RDBN has expressed concern that where the cost of harvesting and transportation are too high the logs will not be utilized in support of the forest products industries. The RDBN would like TransCanada Pipelines Ltd. to ensure that wood fibre is utilized in support of the forest products industries even if it cannot be sold or otherwise economically transported to market.

### **Employee Training and Apprenticeships**

The RDBN requests that TransCanada Pipelines Ltd. identify the specific actions that will be taken to ensure local employment is maximized, and that apprenticeship positions for local employees are provided. The RDBN would also like to be included in the process to plan for worker training and utilization.

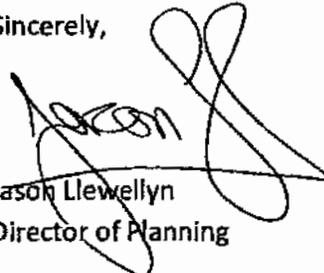
**Use of Local Business**

The RDBN encourages TransCanada to do all that is possible to scale the size of contracts related to pipeline construction and operation in a manner which allows local business to take advantage of the opportunity offered by the pipeline. Early communication with local business regarding the opportunities that will be available has also been identified as important to ensure that these opportunities are taken advantage of by local entrepreneurs. The specific actions that TransCanada is committing to undertake to maximize the involvement of local business in the pipeline construction, and maintenance, process needs to be further discussed and confirmed with the RDBN.

The Regional District remains concerned that very few contracts associated with pipeline construction will go to local business given the scale of the contracts and a lack of knowledge of the procurement process. There is opportunity for local businesses to expand or be created as a result of pipeline construction; however, the extent of the local opportunity is entirely dependent on the business practices of TransCanada Pipelines Ltd. We would like to understand the specific steps that TransCanada Pipelines Ltd. is planning to take to take maximize local opportunity.

The Regional District of Bulkley-Nechako looks forward to addressing these issues with TransCanada and the OGC as part of the OGC permitting process.

Sincerely,



Jason Llewellyn  
Director of Planning

cc: Peter Wijtkamp, Manager, Special Projects, OGC (Peter.Wijtkamp@bcogc.ca)

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**TransCanada**  
*In business to deliver*

**Sent Via Email**

May 1, 2015

Regional District of Bulkley-Nechako  
37 - 3rd Avenue,  
Burns Lake, BC V0J 1E3  
jason.llewellyn@rdbn.bc.ca

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P.O. Box 1000, Station M  
Calgary, Alberta, Canada T2P 4K5

tel 403.920.6491

email [keri-lynn\\_bruce@transcanada.com](mailto:keri-lynn_bruce@transcanada.com)  
web [www.transcanada.com](http://www.transcanada.com)  
PRGT004776-ROY-LA-LT-0966

Dear Mr. Llewellyn:

**Re: NOTIFICATION / INVITATION TO CONSULT**  
**Proposed Natural Gas Pipeline and Associated Access Roads**  
**Location: Section 2: b-89-C, 93-O-10 TO a-18-A, 93-N-1**  
**Official Community Plan**  
**File Number: 130316**

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Further to your letter dated October 14, 2014 in response to our Invitation to Consult, and with respect to our subsequent response sent December 19, 2014, we would like to advise you that your written submission and our previous response letter along with this letter will be submitted to the OGC as part of our written report documenting our consultation and notification process for OGC records.

Please also note that pursuant to Section 22(5) of the OGAA you also have the ability to file a written submission directly to the OGC at any point prior to permits being issued for the proposed Pipeline. Please consult the OGC's website and publications for more information as to how to file such a submission.

If you have any questions or further concerns regarding this project, you can direct them to the following personnel:

Sacha Plotnikow – Project Manager (Land)  
Email: [sacha@roynorthernbc.com](mailto:sacha@roynorthernbc.com)

Roy Northern Land & Environmental  
Phone: 250-261-2307

Keri-Lynn Bruce – Land Representative  
Email: [Keri-Lynn\\_Bruce@transcanada.com](mailto:Keri-Lynn_Bruce@transcanada.com)

TransCanada PipeLines Limited  
Phone: 403-920-6491

Respectfully,

Keri-Lynn Bruce  
Land Representative

**Prince Rupert**  
Gas Transmission Project



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BURNS LAKE, BC  
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REGIONAL DISTRICT  
OF BULKLEY-NECHAKO  
"A WORLD OF OPPORTUNITIES WITHIN OUR REGION"

October 26, 2015

Dave Kmet, Regional Manager Prince George & LNG Land  
TransCanada Corporation  
450 – 1<sup>st</sup> Street SW  
Calgary, AB, Canada, T2P 5H1

Sent by e-mail to Dave\_Kmet@transcanada.com

Re: Notification / Invitation to Consult Regarding the Coastal GasLink Pipeline Project

This letter is provided on behalf of the Board of the Regional District of Bulkley-Nechako regarding your Notification / Invitation to Consult with the Regional District. The Regional District of Bulkley-Nechako would like to accept TransCanada's invitation to consult with respect to the pipeline project and associated facilities.

During the Environmental Assessment review process the Regional District was informed by the Environmental Assessment Office (EAO) and representatives of TransCanada that our issues relating to the proposed pipeline are primarily permitting issues; therefore, we are eager to address these issues with TransCanada and the Oil and Gas Commission (OGC).

As we have communicated to the EAO, the OGC, and TransCanada over the last number of years, we have a number of issues that should be given immediate attention. We are concerned that further delay in addressing the issues may have unnecessary negative implications to all parties. Therefore, we would like the issues to be addressed at this time so that the RDBN can be in a position to consider supporting the project.

The RDBN's issues relate to the following:

**The Location and Size of Worker Camps and other Pipeline Facilities**

The location and size of worker camps, and other facilities associated with construction have not been confirmed. Also issues associated with these facilities, such as emergency response, waste disposal, and traffic management have not been adequately discussed. We note that a number of tentative locations, as well as the Clear Creek compressor station, cannot legally occur where proposed.

**MUNICIPALITIES:**

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Further information relating to the location of proposed pipeline facilities in the Regional District is provided in the attached brochure.

### **Solid Waste Disposal**

The RDBN is again asking that there be discussion regarding the pipeline's solid waste disposal needs as necessary to allow the RDBN to identify any potential impacts on our infrastructure, determine our ability to accommodate the waste, and allow for the necessary planning and budgeting. The following is an example of some of the information required:

- How much solid waste (in tonnes) is proposed to be disposed of at each RDBN landfill?
- How much of that waste is industrial waste and hazardous waste?
- Over what time period is the waste proposed to be disposed?
- What waste reduction activities will be conducted to minimize waste generated (recycling, composting, etc.)

There is no certainty that the RDBN may be able to accommodate certain solid waste from pipeline construction and worker camps at our landfills. There needs to be discussions relating to the capacity of our facilities, our operational limitations, and our long term costs well in advance of any request to utilize RDBN facilities.

### **Liquid Waste Disposal**

The RDBN's ability to accept liquid waste at our facilities is very limited. The most practical solution may be the disposal of liquid waste at municipal facilities; however, the capacity of municipal facilities to accommodate the waste from all of the potential pipeline projects is likely not known. It may be in the best interest of TransCanada Pipelines Ltd. to begin working with municipalities to identify their capacity to accept liquid waste, identify any facility upgrades that may be necessary, and discuss the fees that may be associated with utilizing municipal facilities. It may also be an option to develop a regional facility. This may be an opportunity for the region to obtain upgrades to infrastructure for the benefit of the region's residents. This same opportunity may be available for municipal water systems. The RDBN's Environmental Services Department is open to facilitating the necessary discussions between the municipalities and the pipelines.

### **Invasive Plant Control**

The proposed Coastal Gaslink Pipeline right of way can be expected to facilitate the spread of invasive plants. The RDBN has asked that TransCanada develop and commit to implementing an invasive plant management plan within the right of way, and commit to provide annual funding to the Northwest Invasive Plant Council (NWIPC) to support their weed control efforts in the RDBN.

TransCanada Pipelines Ltd. has not consulted with the RDBN regarding their Invasive Plant Management Plan and has not agreed to contribute financially to NWIPC efforts. The Regional District is concerned that this process will result in the inability of the RDBN to ensure that TransCanada deals appropriately with their long term impact on invasive plant management in the region.

#### **Fire Protection and Emergency Response**

TransCanada has not consulted with the RDBN regarding fire protection, emergency response, and an emergency management plan that includes communications protocols and evacuation plans for camps and workers.

The Regional District is concerned that there will be inadequate and inconsistent plans and protocols between camps, and pipeline contractors. Of particular concerns are the communications protocols and emergency evacuation components of the plan.

#### **Log and Wood Fiber Utilization**

The cutting of trees and the long term loss of forested lands associated with the proposed pipeline represents a negative impact to the long term sustainability of the region's forest industries. To minimize this loss it is important that all useable logs cut from the pipeline right of way be utilized. It is expected that the logs that can be economically harvested and transported to an end user would be sold. The RDBN has expressed concern that where the cost of harvesting and transportation are too high the logs will not be utilized in support of the forest products industries. The RDBN would like TransCanada Pipelines Ltd. to ensure that wood fibre is utilized in support of the forest products industries even if it cannot be sold or otherwise economically transported to market.

#### **Employee Training and Apprenticeships**

TransCanada Pipelines Ltd. has identified general strategies to facilitate the training of workers in the region; however, there are limited specific commitments regarding the steps that will be taken to ensure local employment is maximized, and that apprenticeship positions for local employees are provided. The specific actions that TransCanada is committing to undertake to maximize local training and employment needs to be further discussed and confirmed.

#### **Use of Local Business**

The RDBN has encouraged TransCanada to do all that is possible to scale the size of contracts related to pipeline construction and operation in a manner which allows local business to take advantage of the opportunity offered by the pipeline. Early communication with local business regarding the opportunities that will be available has also been identified as important to ensure that these opportunities are taken advantage of by local entrepreneurs. The specific actions that TransCanada is

committing to undertake to maximize the involvement of local business in the pipeline construction, and maintenance process, needs to be further discussed and confirmed.

The Regional District remains concerned that very few contracts associated with pipeline construction will go to local business given the scale of the contracts and a lack of knowledge of the procurement process. There is opportunity for local businesses to expand or be created as a result of pipeline construction; however, the extent of the local opportunity is entirely dependent on the business practices of TransCanada Pipelines Ltd.

The Regional District of Bulkley-Nechako looks forward to addressing these issues with TransCanada and the OGC as part of the OGC permitting process.

Cheers,



Jason Llewellyn  
Director of Planning

cc: Peter Wijtkamp, Manager, Special Projects, OGC ([Peter.Wijtkamp@bcogc.ca](mailto:Peter.Wijtkamp@bcogc.ca))  
Sandra Dixon, Associate Project Manager, TransCanada ([Sandra.dixon@rpsgroup.com](mailto:Sandra.dixon@rpsgroup.com))  
Scott Bailey, Executive Project Director LNG Facilities, EAO ([Scott.Bailey@gov.bc.ca](mailto:Scott.Bailey@gov.bc.ca))



37, 3RD AVE, PO Box 820  
BURNS LAKE, BC  
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REGIONAL DISTRICT  
OF BULKLEY-NECHAKO  
"A WORLD OF OPPORTUNITIES WITHIN OUR REGION"

December 10<sup>th</sup>, 2015

Dave Kmet, Sr. Land Representative  
TransCanada Corporation.  
450-1 Street SW  
Calgary, AB, Canada, T2P 5H1

Sent by e-mail to [Dave\\_Kmet@transcanada.com](mailto:Dave_Kmet@transcanada.com)

Re: Notification regarding Coastal GasLink Pipeline Ltd. (TransCanada) Multi-use and Stockpile Sites referral document CGW 4703-HMA-LA-LTR-0191, 0913, 0915, and 0917

The lands containing the proposed Multi-use and Stockpile Sites are not zoned and are not in the ALR according to our records. The locations are also outside of building inspection and fire protection areas. Our mapping indicates that there are no residences or private properties in the vicinity of the referral sites.

As TransCanada is aware the Regional District of Bulkley-Nechako has the following concerns regarding worker camps, and other facilities associated with the construction process.

**Solid Waste Disposal**

There is additional consultation required regarding the pipeline's solid waste disposal needs to allow the RDBN to identify any potential impacts on our Infrastructure, determine our ability to accommodate the waste, and allow for the necessary planning and budgeting. The following is an example of some of the information required:

- How much solid waste (in tonnes) is proposed to be disposed of at each RDBN landfill?
- How much of that waste is industrial waste and hazardous waste?
- Over what time period is the waste proposed to be disposed?
- What waste reduction activities will be conducted to minimize waste generated (recycling, composting, etc.)

There is no certainty that the RDBN may be able to accommodate certain solid waste from pipeline construction at our landfills. There needs to be discussions relating to the capacity of our facilities, our operational limitations, and our long term costs well in advance of any request to utilize RDBN facilities.

MUNICIPALITIES:  
SMITHERS FORT ST. JAMES  
VANDERHOOF FRASER LAKE  
HOUSTON TELKWA  
BURNS LAKE GRAMISLE

ELECTORAL AREAS:  
A - SMITHERS RURAL E - FRANCOIS/DOOTSA LAKE RURAL  
B - BURNS LAKE RURAL F - VANDERHOOF RURAL  
C - FORT ST. JAMES RURAL G - HOUSTON RURAL  
D - FRASER LAKE RURAL

INQUIRIES@RDBN.BC.CA  
WWW.RDBN.BC.CA  
PH: 250-692-3195  
FX: 250-692-3305  
TF: 800-320-3339

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## Liquid Waste Disposal

The RDBN's ability to accept liquid waste at our facilities is very limited. The most practical solution may be the disposal of liquid waste at municipal facilities; however, the capacity of municipal facilities to accommodate the waste from all of the potential pipeline projects is likely not known. It may be in the best interest of Coastal GasLink Pipeline Ltd. to begin working with municipalities to identify their capacity to accept liquid waste, identify any facility upgrades that may be necessary, and discuss the fees that may be associated with utilizing municipal facilities. It may also be an option to develop a regional facility. This may be an opportunity for the region to obtain upgrades to infrastructure for the benefit of the region's residents. This same opportunity may be available for municipal water systems. The RDBN's Environmental Services Department is open to facilitating the necessary discussions between the municipalities and the pipelines.

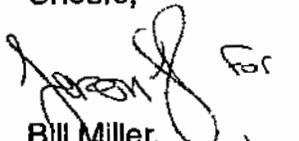
## Invasive Plant Control

The proposed Coastal Gaslink Pipeline right of way can be expected to facilitate the spread of invasive plants. The RDBN is asking that Coastal GasLink Pipeline Ltd. develop an invasive plant management plan (for the RDBN's review), and commit to provide annual funding to the Northwest Invasive Plant Council (NWIPC) to support their weed control efforts in the RDBN.

## Fire Protection and Emergency Response

Coastal GasLink Pipeline Ltd. should consult with the RDBN regarding fire protection, emergency response, and their emergency management plan. The Regional District is concerned that there will be inadequate and inconsistent plans and protocols between camps, and pipeline contractors. Of particular concerns are the communications protocols and emergency evacuation components of the plan.

Cheers,

  
Bill Miller,  
Chair, RDBN Board

cc: Peter Wijkamp, Manager, Special Projects, OGC (Peter.Wijkamp@bcogc.ca)  
Scott Bailey, Executive Project Director LNG Facilities, EAO (Scott.Bailey@gov.bc.ca)  
BC Oil and Gas Commission, Bag 2, Fort St. John, BC, V1J 2B0  
Sandra Dixon -- Project Manager, (Sandra.dixon@rpsgroup.com)

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**RECEIVED**

DEC 28 2015  
REGIONAL DISTRICT OF  
BULKLEY NECHAKO



December 18, 2015

Sent Via Registered Mail

Regional District of Bulkley-Nechako  
Attention: Bill Miller, Board Chair  
37 – 3<sup>rd</sup> Ave, PO Box 820  
Burns Lake, British Columbia V0J 1E0

TransCanada Corporation  
450 – 1<sup>st</sup> Street S.W.  
Calgary, AB, Canada T2P 5H1

Tel: 250-596-8060  
Email: [Dave\\_Kmet@transcanada.com](mailto:Dave_Kmet@transcanada.com)  
[www.transcanada.com/](http://www.transcanada.com/)

Doc: CGW4703-HMA-LA-LTR-0246

**RE: Coastal GasLink Pipeline Project  
Response to Regional District of Bulkley- Nechako  
File Number: 12-3313**

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I am writing in response to your letter of December 10, 2015 in relation to the Coastal GasLink Pipeline Project's proposed stockpile sites, quoting referral documents CGW 1403-HMA-LA-LTR-0191, 0913, 0915 and 0917.

In your letter on behalf of the Regional District of Bulkley-Nechako, you raise four areas of concern related to Coastal GasLink construction planning. These are, in order:

- solid waste disposal;
- liquid waste disposal;
- invasive plant control, and
- fire protection and emergency response.

On December 10, 2015, Coastal GasLink provided the RDBN Director of Environmental Services, Janine Dougall, with preliminary estimates on solid and liquid waste volumes associated with each of our proposed construction camps, along with preliminary month-by-month population estimates for each camp. We also provided a matrix showing the typical waste categories that are generated by pipeline projects in Western Canada listed by typical disposal methods.

This communication was followed up with a one-hour call between project representatives and RDBN staff on December 14. Ms. Dougall and Jason Llewellyn took part on behalf of the regional district, with construction planner Richard Fafara and community relations advisor Ian McLeod representing the project.

Coastal GasLink communicated that our current plan is to incinerate most waste that might otherwise be sent to a general purpose landfill. This should reduce the volume of solid waste associated with camps by 90 per cent or more. RDBN staff stated ash from industrial-scale incineration is not accepted at regionally-managed landfills. Options for ash disposal, therefore, may include the development of on-site ash disposal or the use of sites created for other major projects in the region in recent years. Discussions with other regional districts have also flagged the possibility of selective ash composting.



In addition to incineration and ash disposal, participants in the call discussed planning issues related to the proposed expansion of the RDBN's Knockholt landfill east of Houston; prohibitions on certain categories of waste at RDBN landfills, and possible opportunities for recycling or return through provincial stewardship programs; and the need for Ministry of Environment permitting related to the open burning of wood waste and other combustibles.

With regard to liquid waste disposal, it is Coastal GasLink's intention to treat sewage on site at construction camps where practical, generating a dewatered biosolid. RDBN staff indicated that some biosolids may be accepted at RDBN landfills depending on volumes. However, we understand that the regional district prefers the use of composting methods for biosolids. As it happens, we have learned from the Regional District of Kitimat-Stikine that RDKS will feature a large-scale composting system at their new waste treatment centre set to open next year. We have asked for more information from RDKS to help acquaint us with this technology.

Our conversation with RDBN staff was productive, and has pointed us toward further research and refinement of our waste management strategies.

With regard to invasive plant species, Coastal GasLink's Environmental Lead Kyle Sherwin and Community Relations Liaison Kiel Giddens met on November 10, 2015 with Penni Adams, Executive Director of the Northwest Invasive Plant Council. This was in direct response to RDBN's ongoing expressions of interest in this issue. Coastal GasLink and NWIPC discussed project scope and potential opportunities for partnership. Coastal GasLink plans further discussions with NWIPC on sharing database information and potential opportunities to contract with the organization during the construction phase. Further discussions may also include funding opportunities for some of NWIPC's priority initiatives.

Coastal GasLink's Invasive Plant Management Plan, a component of our Environmental Management Plan, describes our approach to control weed growth and invasive plant introduction on the construction right-of-way. The plan provides details on alternative methods of weed control, avoiding the use of herbicides and pesticides, in accordance with British Columbia's *Integrated Pest Management Act* and commitments documented during Coastal GasLink's Aboriginal consultation.

With regard to fire protection and emergency response, I will offer the following:

- TransCanada has extensive experience in emergency response, with an incident command structure that will include co-ordination from our Prince George office and the availability of subject matter experts at our Alberta headquarters.
- Coastal GasLink is currently in the process of finalizing commercial agreements with prospective prime contractors. Each prime contractor will be responsible for either two or three of the eight construction sections along our route. Each contractor will be required to submit safety plans for each section, including plans for emergency response.

12:1



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- Prime contractors and camp contractors will be required to meet the regulatory requirements and TransCanada standards that pertain to firefighting capacity.
- We have had discussions with FLNRO to identify their expectations and capacity with regard to wildfire response. We will work alongside our contractors to develop relationships with local fire protection and emergency service providers in order to better understand their expectations.

We appreciate the commitment to due diligence that RDBN has shown in raising issues related to construction planning. Given that TransCanada expects to be in operation across Bulkley-Nechako for many years into the future, it is our firm intention to act as a good neighbour now and through the construction phase.

Please also be advised that any written response received and subsequent reply will be included in the consultation summary which is submitted to the BC Oil & Gas Commission (OGC).

You may also make a Written Submission to the OGC at any time prior to the permit being issued at:

**BC Oil & Gas Commission**  
Bag 2  
Fort St. John, BC V1J 2B0

If you have any additional concerns in regards to these matters, please feel free to contact the undersigned.

Yours truly,

Coastal GasLink Pipeline Project

**Dave Kmet, RPF RPFT**  
Regional Manager Prince George & LNG Land  
*TransCanada*