



**REGIONAL DISTRICT OF BULKLEY-NECHAKO**

**RURAL DIRECTORS COMMITTEE  
SUPPLEMENTARY AGENDA**

**Thursday, February 6, 2014**

<b><u>PAGE NO.</u></b>	<b><u>ADMINISTRATION REPORT</u></b>	<b><u>ACTION</u></b>
<b>2-4</b>	<b>Carolynn Lane, Sustainability Assistant - Request for Increase in NWIPC Funding for 2014</b>	<b>Direction</b>
	<b><u>DEVELOPMENT SERVICES</u></b>	
	<b><u>Memos</u></b>	
<b>5-9</b>	<b>Land Referral File 7405474 Robert and Vicki Ophus Electoral Area "F"</b>	<b>Recommendation (Page 5)</b>
<b>10-13</b>	<b>Land Referral File 0264947 Matthew and Jennifer Muller Electoral Area "E"</b>	<b>Recommendation (Page 10)</b>
	<b><u>NEW BUSINESS</u></b>	
	<b><u>ADJOURNMENT</u></b>	



**REGIONAL DISTRICT OF BULKLEY-NECHAKO  
MEMORANDUM**

To: Chairperson Petersen and Rural Directors Committee (February 6, 2014)  
 From:Carolynn Lane  
 Sustainability Assistant  
 Date: February 4, 2014  
 Subject: Request for increase in NWIPC Funding for 2014

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On February 4, 2014, staff received a letter from the Northwest Invasive Plant Council (NWIPC), requesting consideration for an increase in funding for the 2014 year.

The attached letter from Andrea Eastham, Program Manager for the NWIPC, outlines the need for additional funding amounting to \$6,000, with a total request of \$43,000 for the 2014 season.

At this time, staff are seeking direction on the request for additional funding.

**RECOMMENDATION**

(All/Directors/Majority)

1. That the RDBN Rural Directors Committee receive the memorandum titled, "Request for Increase in NWIPC Funding for 2014" and dated February 4, 2014.
2. Further, that the Rural Directors Committee provide direction as requested regarding funding levels for the NWIPC for the 2014 season.

Respectfully submitted,

Carolynn Lane  
Sustainability Assistant



## Northwest Invasive Plant Council

PO Box 2052  
Prince George, BC V2N 2J6

Phone: (250) 564-4115 loc 233  
Toll free: 1-866-44WEEDS  
Fax: (250) 563-9679  
Email: [info@nwipc.org](mailto:info@nwipc.org)  
Website: [www.nwipc.org](http://www.nwipc.org)

February 4, 2014

Regional District of Bulkley – Nechako  
Board of Directors  
PO Box 820  
Burns Lake, BC  
V0J 1E0

Dear Board Members:

RE: Thank You and Request for Increased Support in 2014 for the NWIPC

Thank you for your continued financial support to the Northwest Invasive Plant Council (NWIPC). Treatment and inventory reports have been sent along with invoices, to Carolyn Lane, during the season to keep you informed of the work done.

The 2013 field season was successful, but challenging. On rural private property and Regional District owned land, infestations of leafy spurge, common tansy, field scabious, burdock, black knapweed, mountain bluet, spotted knapweed, Dalmatian toadflax, and/or common comfrey were treated thanks to the funding the Regional District provided. Canada thistle, hawkweeds, oxeye daisy, and bull thistle were controlled through the NWIPC's landowner rebate program. Uptake of this program was mainly in the RDBN area, however, the number of applications and rebates were down compared to other years.

We continue to struggle with allocation of your committed budget among the three Invasive Plant Management Areas (IPMA) in the RDBN, and among the many private landowners who have infestations, often not of their creation. Private rural properties with invasive plants continue to be bought and sold without the buyer's knowledge of the cost to control that they have assumed. And, we continue to exceed the Regional District's commitment and go over-budget. The following table provides those figures for the last three calendar years.

YEAR	COMMITMENT	OVER BUDGET	COMMENT
2011	\$25,131	\$7,328	RDBN board increased commitment for '12
2012	\$32,174	\$10,683	Lacked budget cap per IPMA
2013	\$32,174	\$4,726	Did better at not going over budget; concern from contractors that not enough for even all of the critical species infestations.

Costs in excess of the dollar commitment in 2011 resulted in your board increasing the level of funding for IP management. We are asking again for you to please consider increasing funding by \$6,000; that is, \$2,000/IPMA. Any increase will be focused on critical species like field scabious and common tansy that are outside the containment polygons we currently use for those species, and species that are extremely invasive, but present in small amounts in the northwest like leafy spurge and sulphur cinquefoil.

NWIPC also commits to increasing our marketing of the landowner rebate program as this program gives the maximum number of hectares treated per dollar. We suggest that the Regional District could also increase promotion of this valuable incentive program through your web site, and at your front counter, and any other ways open to you.

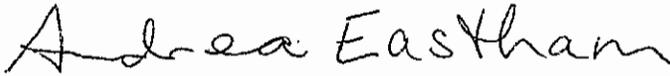
We welcome your ideas and any opportunities for increasing IP awareness with landowners, participation at community events, prevention strategies, and programs to encourage landowners to treat their IPs, and prevent the spread.

We ask that you thoughtfully consider increasing the Regional District's commitment for 2014 IP management by:

- increasing funding by \$6,000
- increased promotion of the landowner rebate program (50:50)
- providing opportunities to increase awareness and promote prevention

Please contact myself with any questions or concerns.

Sincerely,



Andrea Eastham, P.Ag.  
NWIPC Program Manager

cc: Erik Swanson, BHydro, NWIPC Director, Vice-Chair  
Carolynn Lane, Regional District Bulkley-Nechako, NWIPC Director



## MEMORANDUM

To: Rural Directors  
 From: Maria Sandberg, Planner  
 Date: January 30, 2014  
 Re: Land Referral File No. 7405474, Direct sale of Crown land for Extensive Agricultural purposes

### COMMENTS:

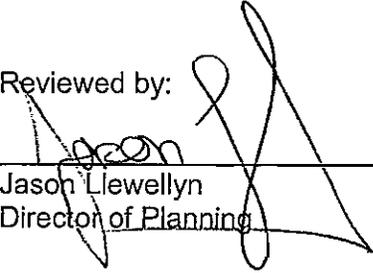
This application is regarding the direct sale of Crown Land for extensive agriculture purposes. The application area is located at the corner of Stump Rd and Meadowdale North Rd, approximately 15 kilometres southeast of the District of Vanderhoof, and is 32.4 ha in size. The applicants own several parcels adjacent to the application area and wish to purchase the Crown land to graze cattle and to utilize for hay production.

The application area is within the Agricultural Land Reserve (ALR), and is zoned Agriculture (Ag1). The proposed agricultural use of the application area complies with Regional District Zoning Bylaw No. 700, 1993.

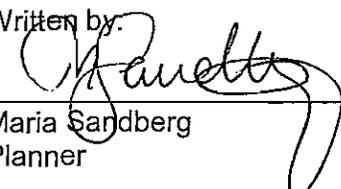
### Recommendation

That the attached comment sheet be provided to the Province as the Regional District's comments on Crown land application 7405474.

Reviewed by:

  
 Jason Llewellyn  
 Director of Planning

Written by:

  
 Maria Sandberg  
 Planner

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## REGIONAL DISTRICT OF BULKLEY-NECHAKO COMMENT SHEET ON CROWN LAND REFERRAL 7405474

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**Electoral Area:** F

**Applicant:** Robert and Vicki Ophus

**Existing Land Use:** Vacant

**Zoning:** Agricultural (Ag1) in Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993

**Plan Designation** Agricultural (AG) in the Vanderhoof Rural OCP Bylaw No. 1517, 2009

**Proposed Use Comply With Zoning:** Yes

**If not, why?**

**Agricultural Land Reserve:** In the ALR

**Access Highway:** Stump Rd and Meadowdale North Rd

**Archaeological Site:** Not according to our mapping

**Building Inspection:** Not within the building inspection area

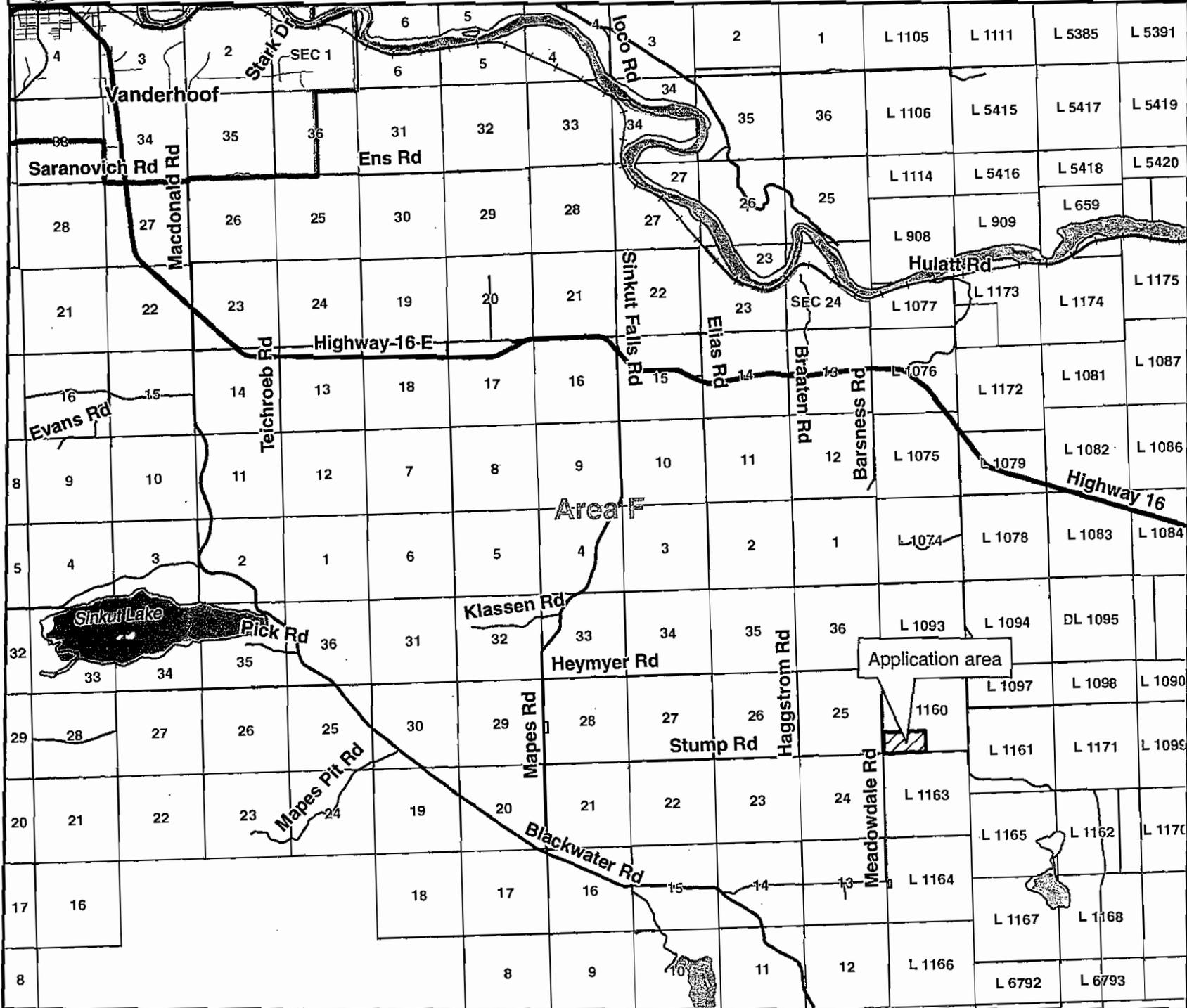
**Fire Protection:** Outside Rural Fire Protection Area

**Other comments:** None



# Land Referral File No. 7405474

## Legend



- Forest Service Road
- Ferry
- Highway
- Major Secondary Road
- Secondary Road
- City Street
- Trail
- Railways
- Municipal Boundary
- Electoral Area Boundary
- Parks

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Scale: 1 cm = 1,000 m  
 User: maria.sandberg  
 Date: 30/01/2014  
 Time: 3:39:17 PM

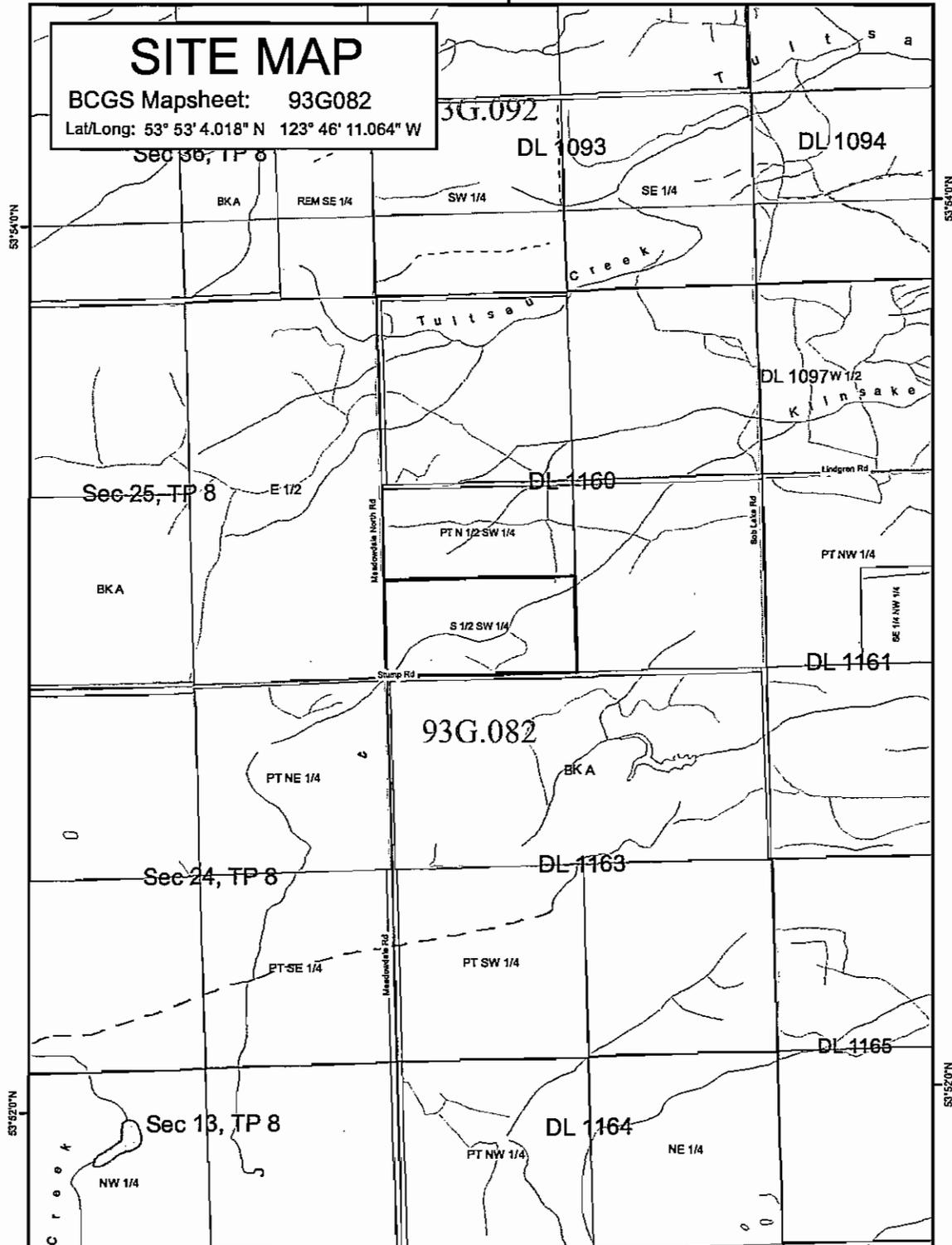
Intended Use For the Applications For  
Grazing cattle and Hay production

Extension of Holdings Applications is to complete land owned  
on both sides of this parcel.

*[Signature]*

# SITE MAP

BCGS Mapsheet: 93G082  
Lat/Long: 53° 53' 4.018" N 123° 46' 11.064" W



File Number: 7405474

Site # 1 of 1 - APPLICATION Area = 32.4 Ha.

TYPE: CROWN GRANT

PURPOSE: AGRICULTURE

SUBTYPE: DIRECT SALE

SUBPURPOSE: EXTENSIVE

LOCATION: SW of KORI PASTURE

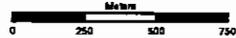
ORTHO PHOTO YEAR: N/A

Produced by  
Ministry of Natural Resource Operations  
Northern Service Centre  
FrontCounterBC  
Date: December 20, 2013

Scale: 1:20,000

\* If printed on 8.5X14 page

Projection: BC Albers  
Datum: NAD 83



## Legend

- |                           |                              |
|---------------------------|------------------------------|
| Crown Land Application    | Protected Area               |
| Primary Survey Parcel     | Provincial Park              |
| Subdivision               | Ecological Reserve           |
| Municipality              | Recreation Area              |
| Surveyed Rights of Way    | Base Mapping Features (20K)  |
| Surveyed Road RW          | River or Stream              |
| Gas/Oil RW District Lot   | River or Stream - Dry        |
| Power Transmission RW     | Lake                         |
| Gas/Oil RW                | Reservoir - Debris           |
| Telephone RW District Lot | Glacier/icefield             |
| Miscellaneous RW          | Contour - 20m interval       |
| Transportation Corridors  | Transportation - Lines (20K) |
| Highway                   | Airfield                     |
| Railway                   | Road                         |
| Surveyed Road RW          | Forest Service Road          |
|                           | Road Permit                  |
|                           | Trail                        |
|                           | Rail Line                    |

All measurements are approximate.



## MEMORANDUM

To: Rural Directors  
 From: Maria Sandberg, Planner  
 Date: January 31, 2014  
 Re: Land Referral File No. 0264947

### COMMENTS:

This application is for the purchase of Crown land which the applicants currently lease. The subject property (Block D, District Lot 1711, Range 4, Coast District) is located at 18572 Uncha Lake Rd, on the northern shore of Uncha Lake in a subdivision of 17 small waterfront lots. This subdivision was created to provide Crown recreational lease lots however, the majority of these lots are now privately owned.

The subject property is 0.21 ha in size and is zoned Rural Resource (RR1). The property is smaller than the 28 ha minimum parcel size required for subdivision in the RR1 zone and is therefore considered non-conforming. However, the property was subdivided before the zoning bylaw came into effect in 1993.

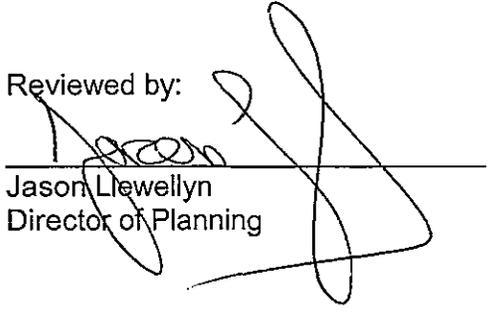
The property contains a dwelling which appears to be used by the property owner for recreational purposes. In situations such as this, where the parcel is relatively small, achieving appropriate on-site sewage disposal may be challenging, and a more expensive Type 2 or 3 system, or a pump and haul system, may be required. As there is an existing dwelling on the property, it is recommended that the Province ensure that any sewage disposal system on the property was installed, and is being operated, in accordance with provincial regulations, prior to the sale of the property.

### Recommendation

That the attached comment sheet be provided to the Province as the Regional District's comments on Crown land application No. 0264947.

*Rural Directors – A/W Directors/Majority*

Reviewed by:

  
 Jason Llewellyn  
 Director of Planning

Written by:

  
 Maria Sandberg  
 Planner



## REGIONAL DISTRICT OF BULKLEY-NECHAKO COMMENT SHEET ON CROWN LAND REFERRAL No. 0264947

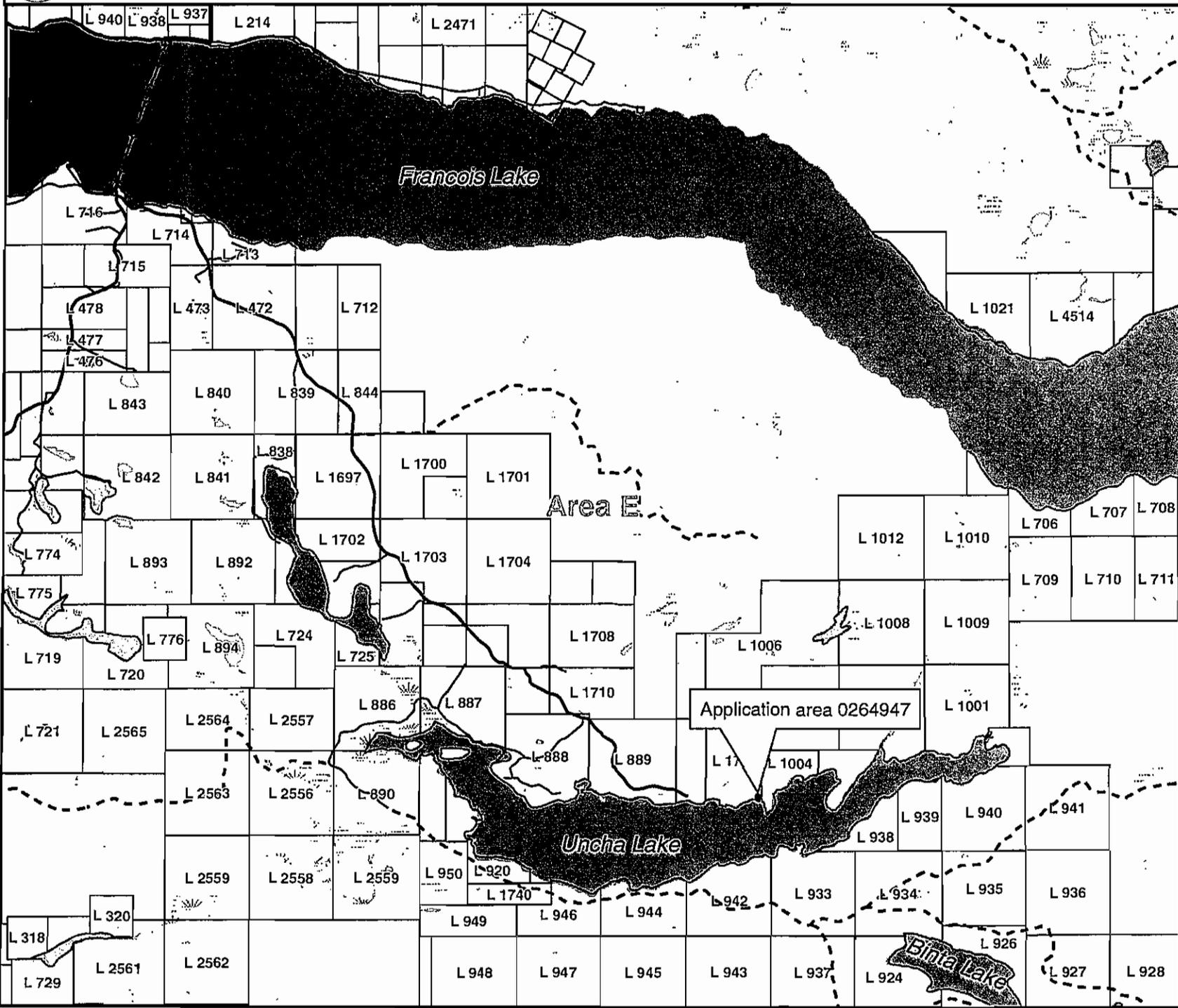
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<b>Electoral Area:</b>	E
<b>Applicant:</b>	Matthew and Jennifer Muller
<b>Existing Land Use:</b>	Recreational residential
<b>Zoning:</b>	Rural Resource (RR1) in Regional District of Bulkley-Nechako Zoning Bylaw No. 700, 1993
<b>Plan Designation</b>	No designation
<b>Proposed Use Comply With Zoning:</b>	
<b>If not, why?</b>	
<b>Agricultural Land Reserve:</b>	Not in the ALR
<b>Access Highway:</b>	Uncha Lake Rd
<b>Archaeological Site:</b>	Not according to our mapping
<b>Building Inspection:</b>	Not within the building inspection area
<b>Fire Protection:</b>	Outside Rural Fire Protection Area
<b>Other comments:</b>	<p>That the Ministry of Forests, Lands and Natural Resource Operations be requested to identify the capacity of the lot to accommodate onsite sewage disposal, and that the purchaser be made aware of the limitations of the property.</p> <p>That the Ministry of Forests, Lands and Natural Resource Operations be requested to ensure that any sewage disposal system on the property was installed, and is being operated, in accordance with provincial regulations, prior to the sale of the property.</p>



# Land Referral File No. 0264947

## Legend

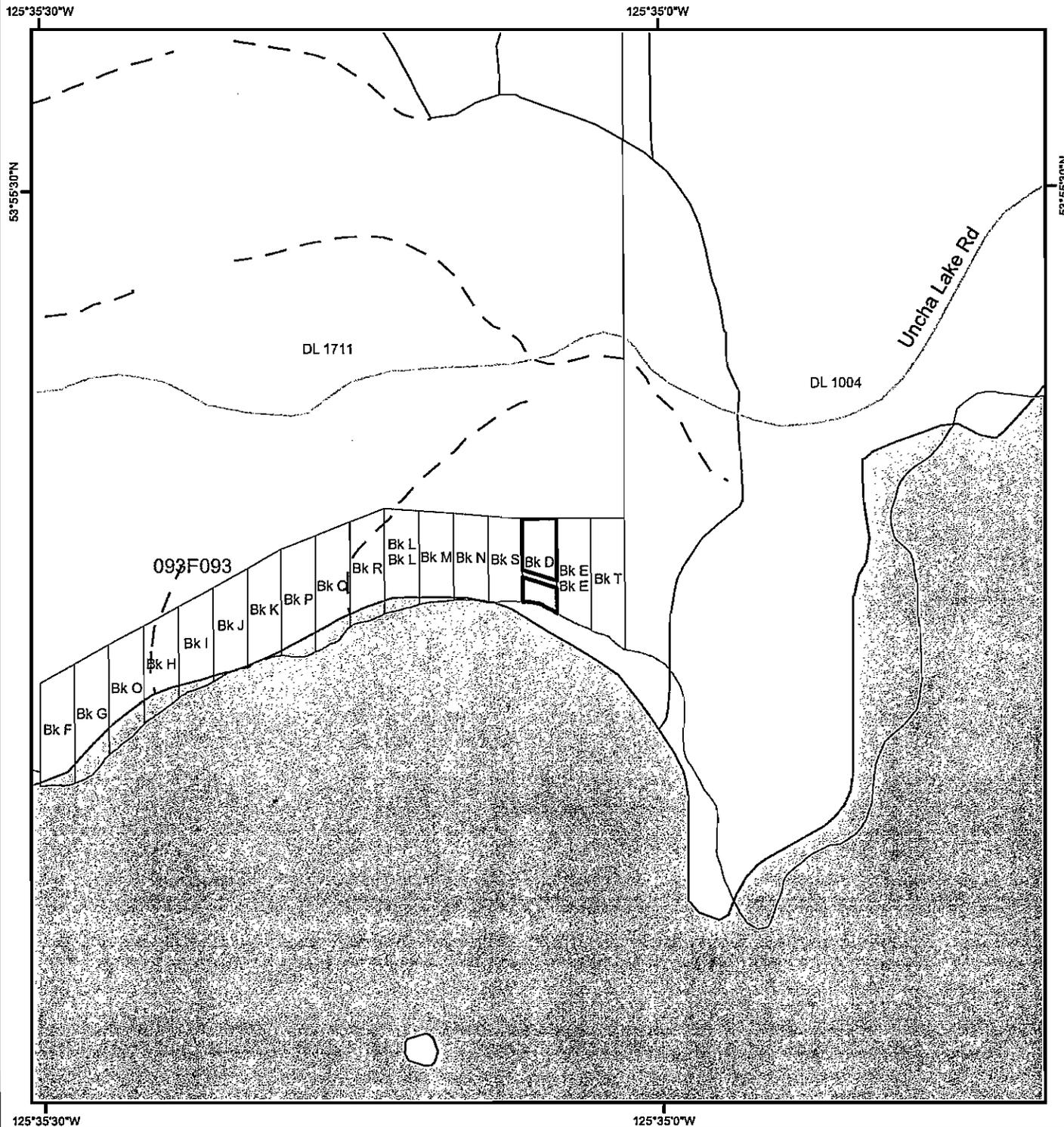


- - - Forest Service Road
- Ferry
- Highway
- Major Secondary Road
- Secondary Road
- City Street
- - - Trail
- + Railways
- ▨ Lake
- ▨ River
- ▨ Wetland
- ▨ Municipal Boundary
- ▨ Electoral Area Boundary
- ▨ Parks

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 User: maria.sandberg  
 Date: 31/01/2014  
 Time: 8:53:50 AM

12



Scale: 1:5,000  
 Purpose: RESIDENTIAL  
 Subpurpose: RECREATIONAL RESIDENTIAL  
 Type: CROWN GRANT  
 Subtype: DIRECT SALE

	Application Area
	Indian Reserves
	Parks and Protected Areas

**Referral Map**  
  
 BRITISH COLUMBIA  
 www.bccm.ca  
 Date: 16 Dec 2013  
 Tantalus Area: 0.21 ha