



WHISTLER

MINUTES

**PUBLIC HEARING OF MUNICIPAL COUNCIL
TUESDAY, FEBRUARY 20, 2018 STARTING AT 6:00 P.M.**

**In the Franz Wilhelmsen Theatre at Maury Young Arts Centre
4335 Blackcomb Way, Whistler, BC V0N 1B4**

PRESENT:

Acting Mayor: J. Grills

Councillors: S. Anderson, J. Crompton, J. Ford, and S. Maxwell

Chief Administrative Officer, M. Furey

General Manager of Infrastructure Services, J. Hallisey

General Manager of Corporate and Community Services, N. McPhail

General Manager of Resort Experience, J. Jansen

Director of Planning, M. Kirkegaard

Municipal Clerk, B. Browning

Manager of Communications, M. Comeau

Transportation Demand Coordinator, E. Dal Santo

Council Coordinator, S. Termuende

ABSENT: Mayor N. Wilhelm-Morden and Councillor C. Jewett

This Public Hearing is convened pursuant to section 464 of the *Local Government Act* to allow the public to make representations to Council respecting matters contained in “Land Use Contract Termination Bylaw (Alpine Meadows) No. 2166, 2017” (the “proposed Bylaw”).

Everyone present shall be given a reasonable opportunity to be heard or to present written submissions respecting matters contained in the proposed Bylaw. No one will be discouraged or prevented from making their views known. However, it is important that remarks be restricted to matters contained in the proposed Bylaw.

When speaking, please commence your remarks by clearly stating your name and address.

Members of Council may ask questions following presentations; however, the function of Council at a Public Hearing is to listen rather than to debate the merits of the proposed Bylaw.

As stated in the Notice of Public Hearing, the purpose of the “Land Use Contract Termination Bylaw (Alpine Meadows) No. 2166, 2017” is to terminate the Alpine Meadows Land Use Contract and to rezone the above-noted properties to RS1.

Submissions from
the Public

Acting Mayor John Grills called for submissions by the public.

MINUTES

Public Hearing: Land Use Contract Termination Bylaw (Alpine Meadows) No. 2166, 2017

February 20, 2018

Page 2

Paul Bragg
8388 Mountain
View Drive

Mr. Bragg stated that he believed the proposed Bylaw is premature and stated that he did not think the public has had time to fully understand and cooperate with the Resort Municipality of Whistler in this process.

Mr. Bragg stated that many of the lots in Alpine Meadows that are RS1 Zoned are 60 x 270 feet roughly. Mr. Bragg said that his lot is 3.7 acres and therefore felt his lot should have different zoning. Mr. Bragg said that he is not interested in building a palace and noted that he would like to get his four grandkids into the mountain culture with his house.

Mr. Bragg asked Council to postpone the rezoning and have a cooperative and transparent process that keeps everybody happy.

Craig Ross
Developer at 8388
and 8384
Mountain View
Drive

Mr. Ross stated that rezoning over properties has been done without taking in to concern the access and without working out variances with each owner.

Mr. Ross stated that his team and property owners have requested that staff work with them and stated that some of these requests have been ignored.

Mr. Ross asked Council to slow down the process. He stated that he would like to work with staff and Council to come up with solutions that work for everyone.

Mr. Ross stated that the owners are not looking to increase density nor asking for different zoning. He stated that the owners are requesting, given the size of the properties, to use more auxiliary buildings and potentially have more uses on their properties. Mr. Ross stated that these lots are 2.5 to 3 acre parcels and these were governed by Land Use Contracts which allowed them the same freedom as other lots in the area.

Mr. Ross stated that the proposed zoning of RS1 is a downgrade to those in the rest of the RMOW and to those previously allowed under the current Land Use Contract.

Mr. Ross requested that Council consider a different zoning that may reflect on what has happened in the rest of the Alpine Meadows neighbourhood.

Submissions from
the Public

Acting Mayor John Grills called three more times for submissions by the public.

Correspondence

The Municipal Clerk Brooke Browning indicated that one piece of correspondence in opposition had been received regarding the proposed Bylaw.

MOTION TO CLOSE THE PUBLIC HEARING

Moved by Councillor S. Anderson

Seconded by Councillor J. Ford

That hearing no further comments, the Public Hearing be closed at 6:10 p.m.

CARRIED

MOTION TO REOPEN THE PUBLIC HEARING

Moved by Councillor J. Crompton

Seconded by Councillor J. Ford

That the Public Hearing be reopened at 6:11 p.m.

CARRIED

Submissions from
the Public

Acting Mayor John Grills called for submissions by the public.

Eli Bordeau
8360 Mountain
View Drive

Mr. Bordeau expressed concern regarding the safety inspection done on the panhandle road on Mountainview Drive. Mr. Bordeau stated that rezoning to RS1, and terminating the Land use Contract, to allow for the building of a bigger home, the RMOW would be giving up control of the safety of the road. Mr. Bordeau stated that currently the RMOW can create a new zoning under the Land Use Contract to address the road safety. Mr. Bordeau reiterated that because the road of concern met the requirements under the Land Use Contract, it was not addressed before installation. Mr. Bordeau stated that in the process of terminating the current Land Use Contract, the RMOW can get leverage to address the developer's placement of a new road. Mr. Bordeau stated that this safety issue was brought up two years ago.

MOTION TO CLOSE THE PUBLIC HEARING

Moved by Councillor J. Crompton

Seconded by Councillor J. Ford

That the Public Hearing for be closed at 6:14 p.m.

CARRIED

Acting Mayor, John Grills

Municipal Clerk, B. Browning