

REGIONAL DISTRICT OF NANAIMO
AGRICULTURAL ADVISORY COMMITTEE
FRIDAY, OCTOBER 17, 2014
2:00 PM

(Committee Room)

A G E N D A

PAGES

CALL TO ORDER

MINUTES

2-3 Minutes of the Agricultural Advisory Committee meeting held Friday July 11, 2014.

BUSINESS ARISING FROM THE MINUTES

REPORTS

4-5 ALC Consultation – Proposed Amendments to the Agricultural Land Reserve Use, Subdivision, and Procedure Regulation.

Food Security Workshop/Policy and Bylaw Update Project – Status Update.

Process for bringing forward items for the AAC Agenda (Verbal).

Role of AAC in the review of Applications to the ALC (Verbal).

NEW BUSINESS

ADJOURNMENT

Distribution: D. Johnstone (Chair), H. Houle, J. Fell, C. Springford, K. Reid, R. Thompson, C. Watson, M. Ryn, K. Wilson, J. McLeod, R. Wahlgren, W. Haddow, P. Thorkelsson, G. Garbutt, J. Holm, P. Thompson, L. Rowett, G. Keller, N. Hewitt

REGIONAL DISTRICT OF NANAIMO
MINUTES OF THE AGRICULTURAL ADVISORY COMMITTEE
MEETING HELD ON FRIDAY, JULY 11, 2014 AT 2:00 PM
IN THE RDN BOARD CHAMBERS

Present:

Director D. Johnstone	Chairperson
Director H. Houle	Electoral Area B
Director J. Fell	Electoral Area F
K. Wilson	Representative (South)
C. Watson	Representative (North)
R. Thompson	Representative (North)
C. Springford	Regional Agricultural Organization
K. Reid	Regional Aquaculture Organization

Also in Attendance:

W. Haddow	Regional Agrologist, Ministry of Agriculture
T. Armet	A/ Gen. Manager of Strategic and Community Development
P. Thompson	Manager of Long Range Planning
J. Holm	Manager of Current Planning
G. Keller	Senior Planner
A. Buick	Planner
N. Hewitt	Recording Secretary

Regrets:

J. McLeod	Regional Agricultural Organization
M. Ryn	Representative (South)

CALL TO ORDER

Chairperson Johnstone called the meeting to order at 2:00 p.m.

MINUTES

MOVED K. Wilson, SECONDED H. Houle, that the minutes of the Agricultural Advisory Committee meeting held May 23, 2014. be adopted.

CARRIED

CORRESPONDENCE

Minister of Community Sports and Cultural Development, re: Medical Marihuana Production in British Columbia.

MOVED J. Fell, SECONDED C. Springford, that the correspondence from the Minister of Community, Sports and Cultural Development regarding medical Marihuana Production in British Columbia be received.

CARRIED

ALC APPLICATIONS

ALR Application No. PL2014-051 – Kyler / J.E. Anderson – 2560 Grafton Ave & 2555 Tintern Road Parker Road, Electoral Area ‘F’.

MOVED J. Fell, SECONDED H. Houle, that Application No. PL2014-051 for subdivision in the ALR be forwarded to the Agricultural Land Commission with a recommendation to approve the application.

CARRIED

REPORTS

AAP Implementation Update.

Greg Keller provided a verbal and visual overview of the “Growing our Future” website.

NEW BUSINESS

Food Security Workshop.

Greg Keller provided a verbal update on a Food Security Workshop that the RDN is looking to host in Fall 2014.

Economic Development / Food Map.

Colin Springford provided samples of Agricultural Food Maps and self-guided brochures from the Abbotsford/Chilliwack area.

ADJOURNMENT

MOVED K. Reid, SECONDED H. Houle, that this meeting be adjourned.

CARRIED

Time: 2:43 pm

CHAIRPERSON

RDN Staff Comments
Potential Changes to the ALR Regulation

- Q1. Should the parameters for allowable on-farm food storage, packing, *processing and retail establishments be revised?***

RDN Staff Comment: It is anticipated that this proposed amendment could provide opportunities for value-added processing facilities and the ability to establish cooperative arrangements between adjacent farms. RDN staff support the proposed amendment provided a rationale limit is established that ensures that these uses remain legitimate farm uses.

- Q2. Should breweries, distilleries and meaderies be allowed on ALR land on the *same or similar terms as wineries and cideries are currently allowed?***

RDN Staff Comment: RDN staff considers breweries, distilleries, and meaderies similar in nature to wineries and cideries. Therefore, RDN staff are not opposed to the proposed amendment.

- Q3. Should the allowable footprint for consumption areas (or 'lounges') ancillary to *wineries and cideries (and potentially also breweries, distilleries and meaderies) be increased, and if so on what basis?***

RDN Staff Comment: RDN staff question the need (in this region) to consider increasing the allowable consumption footprint. A significant sized facility is currently permitted and increasing this size raises the question of whether expanded consumption areas would, from a practical perspective, continue to be accessory to a winery, brewery, distillery, or meadery. Increasing the allowable footprint for consumption areas also raises significant concerns with respect to fire protection in rural areas, building permit requirements, traffic impacts, off-street parking, and drainage. Therefore, RDN staff are opposed to increasing the allowable footprint for consumption areas.

RDN staff may be more supportive of an increase to the footprint for consumption areas if the use was considered a permitted use in the ALR. In that way, the RDN and other local governments, would have the ability to control the use through zoning. Alternatively, without more information, our view is that this should remain as a non-farm use.

- Q4. To what extent should wineries and cideries (and potentially breweries, *distilleries and meaderies) be allowed to sell alcohol that was produced elsewhere in BC, not at the winery or cidery?***

RDN Staff Comment: RDN staff support the proposed amendment in principle. However, more information on the specific parameters is required before comments on this potential amendment can be provided. Without more information, our view is that this should remain as a non-farm use.

- Q5. Should anaerobic digesters be permitted in the ALR if the inputs are *generated from farming activities?***

RDN Staff Comment: RDN staff generally support renewable energy options that may provide farmers with clean energy, reduce greenhouse gas emissions, and provide additional sources of farm income that contribute towards making farming more viable. However, it is imperative to ensure that groundwater, surface water, and air quality are protected. Alternatively, without further information, this use should remain a non-farm use.

- Q6. Should on-farm cogeneration facilities be permitted on farms where a portion of the energy created is used on-farm?**

RDN Staff Comment: RDN staff generally support renewable energy options that may provide farmers with clean energy, reduce greenhouse gas emissions, and provide additional sources of farm income that contribute towards making farming more viable. However, more information on the parameters (maximum power output, proportion of on-farm use, etc.) related to cogeneration is required in order to provide detailed comments. *Alternatively, in the absence of further information, this use should remain as a non-farm use.*

- Q7. Should the parameters be expanded for when non-agriculture related businesses are allowed to operate on ALR properties in Zone 2?**

RDN Staff Comment: As the RDN is not located in Zone 2, our interests are unaffected.

- Q8. Should the subdivision of ALR properties in Zone 2 to a minimum parcel size of a quarter section be allowed without an application to the ALC?**

RDN Staff Comment: As the RDN is not located in Zone 2, our interests are unaffected.

- Q9. Should the subdivision of ALR parcels in Zone 2 that are of a defined size, and that are divided by a major highway or waterway, be allowed without an application to the ALC?**

RDN Staff Comment: As the RDN is not located in Zone 2, our interests are unaffected.

- Q10. Should greater clarity be provided on what constitutes an agri-tourism activity that is allowable in the ALR without an application, and if so what parameters should be established?**

RDN Staff Comment: RDN staff supports the proposed amendment in principle. However, more information on the potential changes to when agri-tourism accommodations are permitted is required to provide comments.

- Q11. Should temporary leases of portions of a property in Zone 2 of the ALR be allowed without an application to the ALC for:**

- a. *intergenerational transfer of an active farm or ranch operation; and/or*
- b. *to encourage the use of otherwise unfarmed land by existing or new farmers?*

RDN Staff Comment: As the RDN is not located in Zone 2, our interests are unaffected.