

REGIONAL DISTRICT OF OKANAGAN-SIMILKAMEEN

BOARD of DIRECTORS MEETING

Thursday, April 17, 2025

RDOS Boardroom

101 Martin Street, Penticton, BC V2A 5J9



MEMBERS PRESENT: Chair M. Pendergraft, Electoral Area "A"
Vice-Chair C. Watt, City of Penticton
Director R. Barkwill, Summerland
Director J. Bloomfield, City of Penticton
Director G. Bush, Electoral Area "B"
Director I. Chahal, Electoral Area "C"
Director B. Coyne, Electoral Area "H"
Director S. Coyne, Town of Princeton
Director A. Fedrigo, Electoral Area "E"
Director R. Gettens, Electoral Area "F"

Director R. Graham, City of Penticton
Director I. Gilbert, City of Penticton
Director D. Holmes, District of Summerland
Director M. Johansen, Town of Oliver
Director S. McKortoff, Town of Osoyoos
Director S. Monteith, Electoral Area "I"
Director T. Roberts, Electoral Area "G"
Director M. Taylor, Electoral Area "D"
Director J. Wiebe, Village of Keremeos

MEMBERS ABSENT: Director H. Konanz, City of Penticton

STAFF PRESENT: J. Zaffino, CAO
N. Evans-MacEwan, CFO
M. Koch, Managing Director

G. Cramm, Deputy Corporate Officer
N. Sime, Legislative Services Clerk
A. Fillion, Managing Director

The meeting was called to order at 9:51 am.

A. APPROVAL OF AGENDA

(Unweighted Corporate Vote - Simple Majority)

MOVED and SECONDED

That the Agenda for the RDOS Board Meeting of April 17, 2025, be adopted as amended to remove item A.2.1 from the Consent Agenda Development Services to item C.2 Items removed from Consent agenda. **-CARRIED**

A.1 Consent Agenda - Corporate Issues

(Unweighted Corporate Vote - Simple Majority)

MOVED and SECONDED

THAT the Consent Agenda Corporate Services be adopted. **-CARRIED**

A.1.1 Parks and Recreation Commissions

A.1.1.1 Kaleden Parks and Recreation Commission

THAT the Minutes of the March 18, 2025, Kaleden Parks and Recreation meeting be received.

A.1.1.2 Okanagan Falls Parks and Recreation Commission

THAT the Minutes of the January 30, 2025, Okanagan Falls Parks and Recreation meeting be received.

A.1.2 Protective Services Committee

THAT the Minutes of the April 3, 2025, Protective Services Committee meeting be adopted.

A.1.3 RDOS Board of Directors

THAT the Minutes of the April 3, 2025, RDOS Board of Directors meeting be adopted.

A.2 Consent Agenda - Development Services

(Unweighted Rural Vote - Simple Majority)

MOVED and SECONDED

THAT the Consent Agenda Development Services be adopted.-**CARRIED**

A.2.1 Development Variance Permit Application — Electoral Area “D” (D2025.006-DVP)

This item was moved to item C.2 Items removed from Consent Agenda.

THAT Development Variance Permit No. D2025.006-DVP, to allow for the construction of two retaining walls at 162 Saliken Drive, be approved.

A.2.2 Development Variance Permit Application — Electoral Area “F” (F2025.003-DVP)

THAT Development Variance Permit No. F2025.003-DVP, to allow for the construction of an accessory building at 365 Callan Road, be approved.

B. CLOSED SESSION

(Unweighted Corporate Vote - Simple Majority)

MOVED and SECONDED

THAT in accordance with Section 90(1)(a)(c)(e), and (2)(b), of the *Community Charter*, the Board close the meeting to the public on the basis of personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the municipality or another position appointed by the municipality, labour relations or other employee relations, the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the

municipality, and the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party.-**CARRIED**

The meeting closed to the public at 9:52 am and reopened to the public at 10:35 am.

C. DEVELOPMENT SERVICES - Rural Land Use Matters

- C.1 Agricultural Land Commission Referral - Non-Farm Use – Electoral Area “C” (C2025.006-ALC)

(Unweighted Corporate Vote - Simple Majority)

MOVED and SECONDED

THAT the RDOS Board “authorize” the application to place fill within the ALR at 7910 Highway 97 (Lot 15, Plan KAP5631B, District Lot 2450S, SDYD) to proceed to the Agricultural Land Commission.-**CARRIED**

- C.2 Items Removed from Consent Agenda

A.2.1 Development Variance Permit Application — Electoral Area “D”
(D2025.006-DVP)

MOVED and SECONDED

THAT Development Variance Permit No. D2025.006-DVP, to allow for the construction of two retaining walls at 162 Saliken Drive, be approved.-**CARRIED**

D. COMMUNITY SERVICES

- D.1 Frank Venables Theatre – Lease, Sub-Lease & Operating Agreement

(Weighted Corporate Vote - Majority)

MOVED and SECONDED

THAT the Board of Directors authorize the Chair and Chief Administrative Officer to execute the Frank Venables Theatre Lease Renewal between the Regional District of Okanagan-Similkameen and School District 53,

THAT the Board of Directors authorize the Chair and Chief Administrative Officer to execute the Frank Venables Theatre Sub-Lease Renewal between the Regional District of Okanagan-Similkameen and School District 53,

AND THAT the Board of Directors authorize the Chair and Chief Administrative Officer to execute the Frank Venables Theatre Operating Agreement Renewal between the Regional District of Okanagan Similkameen and the Oliver Community Theatre Society.-

CARRIED

D.2 Similkameen Recreation - BC Rehab Project Grant Application

(Unweighted Corporate Vote - Simple Majority)

MOVED and SECONDED

THAT the board of Directors approve the 100% funded grant application of up to \$5,000 from the BC Rehab Foundation.-**CARRIED**

E. LEGISLATIVE SERVICES

E.1 Assent Voting Official Results – Vote on Incorporation of Okanagan Falls

To satisfy the requirements of the *Local Government Act* for the Chief Election Officer to submit a report of the assent voting results to the local government.

E.2 Loan Authorization Bylaw No. 3106, 2025

Rise and Report

The Acting Corporate Officer reported out that at the Closed Session of the April 17, 2025 Board Meeting the Board discussed the potential purchase of a Corporate Building at 3547 Skaha Lake Road Penticton.

(Weighted Corporate Vote - Majority)

MOVED and SECONDED

THAT Loan Authorization Bylaw No. 3106, 2025, a bylaw of the Regional District of Okanagan-Similkameen to authorize the borrowing of up to ten million dollars (\$10,000,000.00) to purchase a Corporate Building within the City of Penticton be read a first, second and third time and be forwarded to the Inspector of Municipalities for approval; and

THAT the maximum term for which debentures may be issued to secure the debt created by this bylaw is thirty years (30); and

THAT upon approval of the Inspector, approval for Loan Authorization Bylaw No. 3106, 2025 be obtained from the electorate within the Regional District of Okanagan-Similkameen through an alternative approval process (AAP) in accordance with the *Local Government Act*; and

THAT the deadline for submitting elector response forms in relation to Loan Authorization Bylaw No. 3106, 2025 to the Corporate Officer is no later than 4:30 pm on Thursday, July 31, 2025; and

THAT the elector response form attached to the report dated April 17, 2025 be the approved form for the Loan Authorization Bylaw No. 3106, 2025 alternative approval process; and

THAT the total number of eligible electors to which the alternative approval process applies is 75,283; and

THAT the number of elector responses required to prevent the bylaw from proceeding without a referendum is 7,528.-**CARRIED**

F. CAO REPORTS

F.1 Verbal Update

F.2 Strategic Priorities Board Amendments

F.2.1 Proposal to add a new unplanned project to the strategic priority plan and adjust project timelines to review Electoral Area Boundaries.

(Unweighted Corporate Vote - Simple Majority)

THAT the Board of Directors direct staff to adjust the work schedule and include the Electoral Area Boundary Review in the 2025 plan, and;

THAT the projects recommended on page 2 of this report be move to the 2026 work plan.

MOVED and SECONDED

THAT the proposal to add a new unplanned project to the strategic priority plan and adjust project timelines to review Electoral Area Boundaries be postponed to allow the electoral area Directors a workshop.-**CARRIED**

Opposed: Directors Bush and Monteith

G. OTHER BUSINESS

G.1 Chair's Report

G.2 Directors Motions

G.2.1 Notice of Motion – Director S. Coyne

THAT the Regional District of Okanagan-Similkameen require the installation of an approved water meter on all new construction within any RDOS water service area;

AND THAT all commercial and accommodation properties, including those offering short-term rentals, within an RDOS water service area be required to install an approved water meter by December 31, 2026;

AND FURTHER THAT effective January 1, 2027, all commercial and accommodation properties within an RDOS water service area be subject to metered water billing.

G.3 Board Members Verbal Update

G.3.1 Board Representation

1. Municipal Finance Authority – *Pendergraft, Watt (Alternate)*
2. Municipal Insurance Association – *Pendergraft, Taylor (Alternate)*
3. Okanagan Basin Water Board - *McKortoff, Holmes, Monteith, Fedrigo (Alternate), Pendergraft (Alternate), Taylor (Alternate)*
4. Okanagan Film Commission – *S. Coyne, Fedrigo (Alternate)*
5. Okanagan Regional Library – *Fedrigo, Monteith (Alternate)*
6. Okanagan-Kootenay Sterile Insect Release Board – *Bush, Roberts (Alternate)*
7. Southern Interior Municipal Employers Association – *S. Coyne*
8. Starling Control – *Bush*
9. Economic Trust of the Southern Interior (ETSI-BC) - *Johansen, McKortoff, Bloomfield, Roberts (Alternate)*

H. ITEMS COMING OUT OF CLOSED SESSION

I. ADJOURNMENT

MOVED and SECONDED

THAT the meeting adjourn at 11:.-**CARRIED**

M. Pendergraft, Chair

G. Cramm, Deputy Corporate Officer