

Attachment 1

Regional Context Statement – Table of Concordance

The District of Squamish Regional Context Statement Table of Concordance identifies the relationship between the District OCP and the RGS strategic directions. The Table of Concordance includes the RGS strategic directions for each of the RGS goals and generally identifies the OCP objectives and policies which are aligned with the strategic directions as either supporting or implementing policies.

District of Squamish Regional Context Statement Table of Concordance	
RGS Strategic Directions	OCP Objective and Policy Intent Aligned with RGS Strategic Directions
RGS Goal 1 - Focus Development into Compact, Complete, Sustainable Communities	
<p>(a) The Settlement Planning Maps will be used in conjunction with Official Community Plans to:</p> <ul style="list-style-type: none"> • Direct growth and settlement development towards Member Municipalities and existing SLRD Master Planned Communities; • maintain the rural, low density character of Serviced Residential and Rural Residential Areas; and • protect and maintain Non-Settlement Areas. <p>Official Community Plans should:</p> <ol style="list-style-type: none"> i. establish policies that are consistent with the Regional Settlement Planning Map; ii. direct major settlement growth to the Urban Areas and Master Planned Communities; 	<ul style="list-style-type: none"> • Promote compact infill development rather than sprawling greenfield development to make efficient use of the limited land base. • Identify a Growth Management Boundary as the primary area intended for residential development and associated commercial, industrial and institutional until substantial completion of infill development has occurred. • Direct the majority of residential growth to specifically identified infill development areas. • Require significant greenfield lands considered for residential development to complete sub area plans prior to development to ensure development of complete, sustainable neighbourhoods. In addition, sub area planning is also supported for existing neighbourhoods with opportunities for redevelopment and infill densification. • Encourage development of identifiable small-scale neighbourhood nodes to concentrate local commercial activities, institutional uses, recreational amenities and transit connections within existing and new residential developments.

<p>iii. prevent major settlement growth in Non-Settlement Areas; and iv. encourage Smart Growth strategies appropriate to the settlement types and local circumstances. [section abbreviated]</p>	
<p>(b) Land Use Designations will be used in conjunction with the Settlement Planning Maps, and include: Urban Areas, Master Planned Communities, Rural Communities, Serviced Residential Areas, Rural Residential Areas, and Non-Settlement Areas</p>	<ul style="list-style-type: none"> • Areas identified as Non-Settlement Areas in the RGS are generally identified with compatible land uses on Schedule B of the OCP such as Resource & Recreation; Parks, Greenway Corridor, and Recreation; or Conservation and Ecological Reserve. • Areas identified as Urban Land Use designation in the RGS are generally identified with compatible land uses on Schedule B of the OCP such as Residential Neighbourhoods, and various commercial and industrial land use designations.
<p>(c) Settlement Planning Map Amendments, including proposed changes to designation boundaries through RGS revision – must be based on clearly defined Smart Growth Principles and demonstrate a commitment to the concept of ‘Compact, Complete, Sustainable Communities’ as described in the RGS.</p>	<ul style="list-style-type: none"> • Promote compact infill development rather than sprawling greenfield development to make efficient use of the limited land base. • Identify a Growth Management Boundary as the primary area intended for residential development and associated commercial, industrial and institutional until substantial completion of infill development has occurred.
<p>(d) Growth and transportation will be addressed concurrently. This will be pursued by developing a regional multi-modal transportation plan that addresses current and proposed growth.</p>	<ul style="list-style-type: none"> • Prepare sub area plans that consider the multi-modal transportation network. • Advocate for implementation of effective regional transit services.
<p>RGS Goal 2 - Improve Transportation Linkages and Options</p>	
<p>(a) Strongly encourage compact, mixed use developments that allow for minimized use of vehicles and encourage walking, cycling and the use of public transit. This will be pursued by implementing Goal 1, whereby land uses are integrated.</p>	<ul style="list-style-type: none"> • Promote compact infill development rather than sprawling greenfield development.
<p>(b) Consider a model of provision of regional transit services that incorporates a range of travel modes. [section abbreviated]</p>	<ul style="list-style-type: none"> • Support and advocate for the implementation of effective regional transit services.

<p>(d) Support the development, implementation and integration of member municipality Active/Alternative/Preferred Modes of Transportation Plans. [section abbreviated]</p>	<ul style="list-style-type: none"> • Employ a hierarchy of transportation modes as a general approach to guide transportation decisions • Priority (in order): walking; cycling; transit; commercial vehicles; high-occupancy vehicles/taxi; then private automobile.
<p>(e) Encourage the continued development of trails and bicycle routes that provide for safe walking/hiking and biking in the region.</p>	<ul style="list-style-type: none"> • Maintain and enhance the District’s Trail Network identified as a means of providing transportation and recreation connections throughout Squamish.
<p>RGS Goal 3 - Generate a Range of Quality Affordable Housing</p>	
<p>(a) Establish collaborative and consistent affordable housing policies, targets and tools to generate an adequate supply of quality affordable housing and a diversity of housing types for employees, seniors and people in need in the region.</p> <p>This will be pursued by requiring a description of affordable housing policies, targets and tools within member municipality Regional Context Statements and SLRD Official Community Plans. Specifically, statements/descriptions should include the following:</p> <ul style="list-style-type: none"> • Inclusionary zoning requirements with aggressive targets, preferably at a minimum of 15 % affordable housing in perpetuity (e.g. purpose built rental, cooperative housing, etc.); • Tools to secure affordable housing in perpetuity through deed/title restrictions and price controls; • Strategies for the acquisition of community land banks for housing; • Incentives and/or targets for affordable rental housing. 	<ul style="list-style-type: none"> • Increase the supply, availability and access to affordable housing units across the local housing spectrum/continuum. • Manage and preserve affordable housing units in perpetuity. • Through the District’s Community Amenity Contribution Policy for new rezoning applications, set targets and negotiate inclusion of a percentage of affordable units to be constructed, or provided cash in lieu, subject to a housing agreement to ensure affordability in perpetuity. <ul style="list-style-type: none"> • As directed by this OCP policy, the District of Squamish CAC Policy (2018) seeks a minimum of 10% of units to be provided as affordable housing under a Housing Agreement. In future updates to the OCP, the District will consider working towards alignment between the OCP policy and the Regional Growth Strategy target. However, housing-specific operational policies may continue to reside outside the OCP. • Prioritize affordable housing as a top priority for community amenity contributions (CACs) in the short to medium term. • Maximize surplus or underutilized municipal assets and lands and give priority for affordable housing projects wherever appropriate. • Utilize density bonusing and other incentives to encourage provision of on-site affordable and rental housing (including secondary suites). • Monitor and target the construction of purpose-built rental housing to meet projected demand and maintain overall market supply. Focus rental projects in areas close to transit, employment and services, mixed density residential infill areas and neighbourhood nodes.

<p>(b) Adopt policies and regulations that support live-work studio space, mixed-use neighbourhoods, and a variety of residential intensification strategies such as allowing secondary suites, providing for ‘flexhousing’ (a multi-unit built form designed for adaptability of units to accommodate changing family size and needs over time), encouraging infill housing and small lot development, density bonusing and other tools that will support housing affordability. This will be pursued in the review and updating of Official Community Plans and the overall development of collaborative approaches on affordable housing within the region.</p>	<ul style="list-style-type: none"> • Incorporate genuine employment and ‘live-work’ options. • Encourage mixed use developments. • Expand the local housing mix by increasing the proportion and size range of attached multi-family units through development and sensitively integrating higher density residential uses within the District.
<p>(c) Encourage affordable housing self-help initiatives by community organizations and individuals to maintain and/or increase the supply of affordable housing (e.g., community housing land trusts, non-profit, locally controlled entities that acquire and hold land in perpetuity so that it can be used for affordable housing). This will be pursued in discussions with these organizations and in the review and updating of Official Community Plans to identify affordable housing land supply options, and by maximizing the use of existing provincial and federal government housing programs and advocating for increased funding for affordable housing.</p>	<ul style="list-style-type: none"> • Work with housing stakeholders to identify multi-year targets for affordable housing/unit creation across the housing continuum as part of a long-term affordable housing program. • Actively work with housing stakeholders and the non-profit community housing sector to: <ul style="list-style-type: none"> ○ plan and facilitate the construction of safe, secure, affordable, and core needs housing (shelter, transitional and supportive housing) subsidized by BC Housing and/or other provincial government ministries; and ○ secure potential buildings and sites for affordable and financially self-sustaining housing through partnerships, joint grant applications, allocation of municipal Affordable Housing Reserve funds, and long-term low-interest financing through BC Housing.
<p>(d) Adopt financial tools that will assist in the delivery of accessible family housing and seniors housing, such as cash-in-lieu of social housing contributions, waiving development cost charges, property tax exemptions, and lands grants. This will be pursued as part of decision making by the Regional Board and Member Municipality Councils in regard to social housing proposals.</p>	<ul style="list-style-type: none"> • Prioritize affordable housing as a top priority for community amenity contributions in the short to medium term. • Through the District’s CAC policy applied to new rezoning applications, set and maintain targets for a percentage of affordable units to be constructed, subject to a housing agreement to ensure affordability in perpetuity. • Expand the District’s Affordable Housing Reserve Fund and develop criteria for eligible affordable housing projects, such as needs, prioritization, collaborations, and gap analyses. Consider expanded uses of the reserve for rent banks, secondary suite incentives, and cooperative property management programs.

	<ul style="list-style-type: none"> • Extend additional incentive or fee reductions for affordable housing projects that exceed provincial building energy efficiency requirements, thereby increasing affordability through reduced building operating and maintenance costs to occupants. • Explore future property tax levies (per household/year) through general taxation for affordable housing as well as permissive tax exemptions on affordable housing.
<p>(e) Adopt, as appropriate, deed-restricted price, resale control, rent geared to income and other options to increase the supply of affordable housing and create housing that remains affordable in perpetuity. This will be pursued as a region through the implementation of Official Community Plans and the collaborative, consistent affordable housing approaches committed to therein, and through the sharing of best practices learned by the Whistler Housing Authority and the affordable housing experiences in Squamish and Pemberton.</p>	<ul style="list-style-type: none"> • Manage and preserve affordable housing units in perpetuity. • Secure long-term affordability of rental units through housing agreements for terms of 60 years or the life of the building. • Include legal provisions mandating no-stratification or separate sales covenants in housing agreements.
<p>(f) Encourage cooperation with community service groups and private developers to supply low-cost housing options for seniors with the aim of maximizing independence and self-reliance and promoting continued socialization and the ability to age in place. This will be pursued in the review of residential and commercial development proposals and in the review and updating of Official Community Plans in regard to congregate care and independent living developments for seniors.</p>	<ul style="list-style-type: none"> • Facilitate provision of a range of seniors’ and multigenerational and/or extended family housing forms supporting ‘aging in place’, and alternative care and innovative home share options in close proximity to services and amenities. • Develop guidelines for universal accessibility of all new and substantial housing re-development in consultation with seniors and disability groups as well as architectural and development professionals.
<p>(g) Encourage housing models that provide security of tenure and support infill priorities, such as cooperative housing, cohousing, pocket neighbourhoods, etc. This will be pursued in the review of residential and commercial development proposals, in the review and updating of Official Community Plans, and through sub-area/neighbourhood level planning.</p>	<ul style="list-style-type: none"> • OCP policy supports residential infill as key priority and within infill areas, assesses infill development applications for ability to provide range of housing types and tenures suitable to range of needs for equity and access for all. • Expand the District’s Affordable Housing Reserve Fund and utilize to facilitate constructing, producing or delivering perpetually affordable rental or price restricted units in Squamish. Adopt eligibility criteria (e.g. employment, residency, income) for occupancy and management of District-owned units through a housing corporation. Consider expanded uses of the reserve for rent banks, secondary suite incentives, and cooperative property management programs.

<p>(h) Work collaboratively to address impacts of short-term nightly rentals and home “sharing” on housing supply. This will be pursued through bylaw enforcement, business licences, exploring the use of property rental programs matching business owners with property owners for workforce housing and targeted communications and outreach efforts.</p>	<ul style="list-style-type: none"> • Develop policy and regulations addressing short term rentals that reduce the available inventory of rental housing. • Monitor and resource adequate enforcement of unauthorized rentals.
<p>(i) Work together as a region on initiatives with the Province to deliver affordable resident housing, such as: acquisition of community land banks for housing; authority to levy employee housing works and services charges; and project funding and financing.</p>	<ul style="list-style-type: none"> • Actively work with housing stakeholders and non-profit community housing sector to... plan and facilitate construction of core needs housing, and securing sites for affordable housing through partnerships, joint applications, use of AH reserve funds and financing through BC Housing; also opportunities with Squamish Nation for housing both on and off-reserve. • Provide adequate and affordable workforce housing in the community; and consider and address the need for affordable housing generated by new large-scale commercial or industrial development projects (e.g. model workforce housing demand to ensure that adequate business infrastructure meets the needs of employers and employees). • Explore creation of a workforce housing index and workforce housing fund (or update existing Affordable Housing Reserve Fund to include workforce housing) for collecting cash contributions for employees per square metre of commercial/industrial projects by industry type.
<p>RGS Goal 4 - Achieve a Sustainable Economy</p>	
<p>(a) Support diversified and sustainable economic growth and productivity. This will be pursued through collaboration between the SLRD, member municipalities, provincial ministries/agencies and local organizations.</p>	<ul style="list-style-type: none"> • Support diversified and sustainable economic growth and productivity. • Partner with other levels of government, private industry and organizations to support business retention and expansion, increased productivity and new businesses in priority sectors (to be defined through strategic community economic development planning).
<p>b) Strengthen the multi-modal transportation systems as a key component of economic diversification. This will be pursued as described under RGS Goal 2 – Improve Transportation Linkages and Options</p>	<ul style="list-style-type: none"> • Accommodate and enhance multi-modal transportation for safe, convenient and seamless travel to/from and within Downtown Squamish.

	<ul style="list-style-type: none"> • Develop a vision and secure an appropriate location for a Downtown multi-modal transportation hub, also with potential to incorporate rail service access in the long-term.
d) Support the downtown of each member municipality as the priority area for commercial uses. This will be pursued by encouraging revitalization and densification of the downtown of each member municipality (the member municipality’s commercial and social hub), directing new commercial development to the downtown of each member municipality, protecting commercial lands, and planning for the future commercial needs of communities by setting aside lands for future downtown growth and expansion	<ul style="list-style-type: none"> • Maintain Downtown as the vibrant heart and focal point of the community. • Support existing commercial areas in the District by directing new commercial activities to these areas. • Concentrate commercial development that serves the day-to-day needs of Squamish residents in the downtown area, secondary mixed-use commercial areas (Garibaldi Village), and in neighbourhood.
e) Provide for land development patterns that maintain an adequate supply of employment land, industrial land, transportation infrastructure and services to support a diverse regional economy. This will be pursued by ensuring plans and policies prioritize such land development patterns, by working with provincial and federal governments to ensure fiscal measures are in place to reinforce investment, and by undertaking economic development planning where necessary.	<ul style="list-style-type: none"> • Protect the employment function of existing employment lands. • Maximize existing employment land and industrial opportunities in the community for a flexible and adaptive inventory that can meet future needs. • The re-designation of employment lands to other designations such as residential and residential mixed-uses is not supported.
h) Support the preservation of waterfront facilities and port lands, including Site B (of the Squamish Estuary Management Plan), Watts Point, Squamish Terminals and Darrell Bay, which are strategic land resources for port functions and for the regional forestry industry. This will be pursued through collaboration between the regional district, member municipalities, provincial ministries/agencies and local organizations and by ensuring Official Community Plans and Zoning Bylaws work to preserve the identified and potential strategic land resources.	<ul style="list-style-type: none"> • Encourage and facilitate port facilities, marine employment and marine industrial activities. • Support ongoing industrial land use of the port facilities, including handling cargoes, storage, and transfer of goods and materials, and other port facilities-related uses and associated employment activity. • Encourage expansion and diversification of marine-based port facilities and activities at Squamish Terminals Ltd., Oceanfront Peninsula, Mamquam Blind Channel, Darrell Bay, Watts Point, the Woodfibre facility, and potential facilities at Site B.

<p>i) Support the economic viability of the local agricultural sector. This will be pursued by developing regulations that strengthen the capacity of local farmers to produce and reach their markets and highlighting/recognizing the importance of agriculture to the region’s economy in decision-making.</p>	<ul style="list-style-type: none"> • Support initiatives that increase local food production and agricultural activities and provide opportunities for the sale of local food products throughout the community. • Explore and consider local property tax and other agricultural incentives to encourage food land preservation and production. • Expand community facilities and infrastructure for food processing, distribution and storage within Squamish to promote regional food production, local employment, and facilitating access to local and larger markets.
<p>k) Work together to encourage outdoor recreation tourism, recognizing its importance to the regional economy, while at the same time working to ensure growth in this sector is aligned with the regional carrying capacity.</p> <p>This will be pursued through collaboration between the regional district, member municipalities, provincial ministries/agencies and local organizations.</p>	<ul style="list-style-type: none"> • Protect and capitalize on the District’s recreation assets to build the Squamish brand and grow the local economy. • Support the sustainable development of activities and amenities that align with the Squamish brand vision. • Acknowledge and track the economic and social value of local outdoor recreation activities such as mountain biking, climbing, and wind and paddle sports. • Partner with recreation stakeholders to monitor recreation growth and increasing user demands, and responsibly manage recreation activities in local parks and natural areas.
<p>RGS Goal 5 – Protect Natural Ecosystem Functioning</p>	
<p>b) Promote Best Management Practices, including bylaws that encourage development design that limits environmental impact and promotes integrated storm water management, to manage surface water, drainage and groundwater to protect the supply and quality of water resources. This will be pursued by incorporating appropriate measures in OCPs, regulatory bylaws and public works programs.</p>	<ul style="list-style-type: none"> • Plan and design waterfront sites to minimize impacts on the marine environment, in accordance with best management practices. • Undertake necessary companion updates to the Wildlife Attractant Bylaw, zoning, building, solid waste, and other municipal bylaws to reflect best management practices for preventing human-wildlife conflicts. • Monitor land use activities and employ best management practices to protect surface and ground water supply zones in line with the Powerhouse Springs Well Protection Plan.
<p>d) Strive for continuous improvement of regional air quality. This will be pursued through implementation of the Sea to Sky Air Quality Management Plan and the region-wide use of good planning principles such as smart growth, the promotion of a</p>	<ul style="list-style-type: none"> • Maintain regional air quality within BC’s provincial standards to protect human health. • Reduce particulates and other emissions from transportation, industry, building heating and other human created sources.

<p>carbon-neutral region, support of new technologies, and the use of clean energy sources..</p>	
<p>e) Strive toward achieving the SLRD SWRMP goal of reducing waste to 350kgs per person per year and further progress towards Zero Waste. This will be pursued by implementation of the SLRD SWRMP.</p>	<ul style="list-style-type: none"> • Move toward zero waste in a cost-effective, efficient and environmentally sound manner.
<p>f) Take an active approach to responsible vegetation management, including, where appropriate, consideration of alternatives to herbicides in rights-of-way maintenance, and cost-effective measures to control the spread of noxious weeds and alien invasive species. This will be pursued by promoting alternatives to chemical treatments; enforcing SLRD and member municipality Soil Deposit and Removal bylaws; supporting the works of the Sea to Sky Invasive Species Council and Lillooet Regional Invasive Species Society; and investigating the introduction of a noxious weed bylaw and awareness program (e.g. restricting fill movements, etc.).</p>	<ul style="list-style-type: none"> • Progressively eliminate the use of cosmetic/non-essential pesticides on all lands except to treat high risk invasive plants, starting with municipal properties; and educate the public regarding environmentally friendly alternatives to conventional pesticides.
<p>g) Encourage community involvement and stewardship efforts, including the adoption of Bear Smart programs at the local level, and habitat conservation, restoration and enhancement. This will be pursued through discussions with federal and provincial agencies and local conservation organizations.</p>	<ul style="list-style-type: none"> • Work with First Nations, regional and senior governments, agencies, and community organizations in the protection, management and stewardship of natural areas, local parks, ecological reserves, and wildlife management areas in perpetuity. • Promote stewardship of local blueways and marine areas.
<p>i) Protect Drinking Water Supplies (quality and quantity).This will be pursued through proactive land use management and planning, in conjunction with provincial agencies, health authorities and First Nations, and including the identification of future potential sources and maintenance of existing sources.</p>	<ul style="list-style-type: none"> • Adopt a comprehensive multi-barrier approach for reliable production and delivery of safe drinking water in a source-to-tap approach and adhere to best practice in water supply system operations and future designs, in collaboration with VCH. • Engage in aquifer protection planning and groundwater quality monitoring in the Upper Mamquam watershed. • Establish an aquifer protection development permit area.

RGS Goal 6 – Encourage the Sustainable Use of Parks and Natural Areas

<p>a) Support the retention, continued operation and potential expansion of existing provincial parks as recreational and natural areas and support adventure tourism activities that are appropriate to the long-term goals of the park. This will be pursued by supporting the provincial government in their management of existing parks and recreational areas, by advocating for increased management in high-use parks and natural areas, and through input to Crown land referral applications.</p>	<ul style="list-style-type: none"> • Work with BC Parks to proactively address impacts of increased visitation on local and regional transportation, and parking infrastructure requirements.
<p>f) Continue to support local, voluntary organizations in stewardship of recreational areas and natural assets. This will be pursued in conjunction with federal, provincial and private sector environmental conservation and restoration programs.</p>	<ul style="list-style-type: none"> • Work with organizations representing all trail user groups to minimize conflict, designate and sign trails appropriately, and protect the environment.
<p>e) Support the management of access points to parks and natural areas within the SLRD to identify key access points, new opportunities, management strategies and important infrastructure enhancements, with an emphasis on addressing capacity issues in high-use areas. This will be pursued through lobby efforts with the provincial government, UBCM and partnerships with local organizations.</p>	<ul style="list-style-type: none"> • Complete a brand asset inventory identifying the specific recreational and connectivity value of all trails and key recreational assets within the District • Work with stakeholders to regularly update the District’s trails inventory. Establish and promote connections to regional and national trail systems, such as the Sea to Sky Marine Trail within Howe Sound, and the larger TransCanada trail network
<p>RGS Goal 7 - Create Healthy and Safe Communities</p>	
<p>b) Ensure land use planning encourages the development of healthy, compact and walkable communities that promote safety through environmental design and Smart Growth Principles, natural hazards and environmental contaminants protection and FireSmart principles, and provisions for seniors and universal, accessible design. This will be pursued in the review and updating of Official Community Plans and master planning processes.</p>	<ul style="list-style-type: none"> • Promote compact infill development rather than sprawling greenfield development to make efficient use of the limited land base. • Collaborate with internal and external partners to engage and involve residents in the safety of their homes, businesses and neighbourhoods, in all areas of safety using CPTED (Crime Prevention Through Environmental Design) and other strategies. • Establish and utilize an alternative transportation reserve funding sources to support walking, cycling, public transit, and other alternative transportation.

<p>d) Encourage a well-functioning system of volunteerism that recognizes and acknowledges the ongoing contributions of those who improve our communities’ well-being. This will be pursued by engaging community organizations and citizens in the planning and delivery of appropriate social and community support services.</p>	<ul style="list-style-type: none"> • Promote and support local volunteer networks and arts supporters who work on exhibitions, festivals, and community cultural development projects. • Work with organizations representing all trail user groups to minimize conflict, designate and sign trails appropriately, and protect the environment.
<p>(a) Work with regional and local organizations to promote healthy public policy.</p>	<ul style="list-style-type: none"> • Continue to support ongoing collaborations with Vancouver Coastal Health (VCH) that promote health in priority areas and aim to reduce health inequities and improve local health outcomes • Support the work of community-based service groups and organizations in bringing communities together through arts, culture, festivals, and events that enhance social connectedness and cross-cultural understanding. • Work with provincial agencies, School District 48, Vancouver Coastal Health, First Nations, non-governmental organizations, and local service providers to monitor and develop a strategy to reduce local child vulnerabilities both at the community-wide and neighbourhood levels. • Collaborate with Vancouver Coastal Health, School District 48, government agencies, First Nations, private and not-for-profit service providers and community organizations in providing a full continuum of support services as Squamish grows to address homelessness and housing, employment, issues related to mental health, addictions, settlement services, and food security.
<p>e) Work in conjunction with appropriate local agencies and vulnerable, at-risk populations to address short-term solutions and long-term strategies. This will be pursued through discussions with provincial and federal agencies.</p>	<ul style="list-style-type: none"> • Enhance recreation access, services and programming for children and families, youth, seniors, and vulnerable and at-risk populations, providing a range of affordable, age-appropriate and accessible play, recreation and nature exploration opportunities.
<p>f) Support the development of infrastructure / recreational trail and greenway systems that link communities with regional parks.</p>	<ul style="list-style-type: none"> • Establish and promote connections to regional and national trail systems, such as the Sea to Sky Marine Trail within Howe Sound, and the larger TransCanada trail network

RGS Goal 8 - Enhance Relations with Indigenous Communities and First Nations Aboriginal Communities

<p>a) Support processes that advocate the fair and timely resolution of Aboriginal Title and rights for all Indigenous communities and First Nations within whose traditional territory the SLRD is located. This will be pursued through ongoing engagement with Indigenous communities, First Nations and senior levels of government.</p>	<ul style="list-style-type: none"> • Respect ongoing processes and Aboriginal Title and Rights matters between First Nations and the Federal and Provincial governments.
<p>c) Engage with Indigenous communities and First Nations on the development and implementation of official community plans, zoning bylaws and the RGS shall be encouraged and proceed without prejudice to any Aboriginal Title and rights that may currently exist, or be further defined through treaty or other processes. This will be pursued through referrals to adjacent Indigenous communities and First Nations and by pursuing engagement that is meaningful and timely.</p>	<ul style="list-style-type: none"> • Jointly develop government to government protocols and processes based on principles for Reconciliation for: <ul style="list-style-type: none"> ○ addressing long-term land, water and resource planning and economic development opportunities within Squamish Nation’s traditional territory; and ○ referrals for land use and economic development matters, and policy initiatives and programs of mutual interest and importance.
<p>d) Encourage First Nations to engage with local governments on the development of their land use plans. This will be pursued through discussions with First Nations and referral processes to encourage coordinated land use planning and to jointly improve servicing efficiency and community liveability.</p>	<ul style="list-style-type: none"> • Work with the Nation in good faith in future joint planning respecting lands held by Squamish Nation both within and outside the District’s identified Growth Management Boundary.
<p>e) Continue using tools, such as Protocol / Implementation Agreements and Memorandums of Understanding, with all interested First Nations in the Region to assist with improving relationships.</p>	<ul style="list-style-type: none"> • Continue engagement with the Squamish Nation to formalize servicing agreements for the provision of municipal services to current Reserve and future ATR lands.
<p>f) Support an ongoing process of information sharing and mutual learning to increase understanding, build trust, and foster collaboration. This will be pursued by supporting community-to-community forums and other opportunities for mutual dialogue and discovery.</p>	<ul style="list-style-type: none"> • Strengthen relationships with First Nations through policies, processes and actions to advance and support Reconciliation in Squamish. • Strengthen government to government relationships with First Nations and build trust, respect, and resiliency within our shared communities.

<p>g) Encourage opportunities to learn about the many First Nations and Indigenous communities within whose traditional territory the SLRD operates, including culture, history, laws, rights, governance, roles, and responsibilities. This will be pursued by exploring opportunities to implement cross cultural professional development training on relevant topics and skills, such as: the history of Indigenous peoples; including the history and legacy of residential schools; the United Nations Declaration on the Rights of Indigenous Peoples; Treaties and Aboriginal rights; and intercultural competency, conflict resolution, human rights and anti-racism.</p>	<ul style="list-style-type: none"> • Recognize and honour local Indigenous traditions, knowledge, wisdom and self-governance within First Nations’ traditional territories.
<p>Goal 9 – Improve Collaboration among Jurisdictions</p>	
<p>b) Encourage SLRD and member municipality staff departments (administration, planning, finance, engineering, etc.) to develop mechanisms by which they may share information, collaborate and co-operate with their respective peers across the jurisdictions including, but not limited to: regular staff meetings; referral systems; working committees; etc. This will be pursued through collaborative approaches to regional and trans-boundary issues.</p>	<ul style="list-style-type: none"> • Collaborate with SLRD member municipalities and unincorporated rural Electoral Areas for continued communication and coordination on regional issues through Elected Officials Forums, round tables, staff information sharing, referral systems, and working committees.
<p>c) Establish MOU’s, protocol agreements and working committees between various jurisdictions (i.e., local, regional, First Nation, provincial and federal, health authorities) to improve collaboration and coordination</p>	<ul style="list-style-type: none"> • Establish inter-jurisdictional MOU’s, protocol agreements and working committees to improve collaboration and coordination on regional issues.
<p>Goal 10 – Protect and Enhance Food Systems</p>	
<p>a) Implement Agricultural Plans in conjunction with Indigenous communities and First Nations, the Ministry of Agriculture and the Agricultural Land Commission. This will be pursued by ensuring that local and regional land use policies and bylaws</p>	<ul style="list-style-type: none"> • Work with the Squamish-Lillooet Regional District, local stakeholders and partner organizations on an Agriculture Area Plan, including, but not limited to, policies that support the industry with improving land-use compatibility and long-term agricultural sustainability.

<p>reflect and support the vision and priorities set forth in the Agricultural Plans, and by supporting local community groups, organizations and initiatives in their implementation efforts.</p>	
<p>b) Preserve the agricultural land base for sustainable agriculture through the recognition that the highest and best use of agricultural land is for agriculture. This will be pursued by supporting the management of the Agricultural Land Reserve (ALR) by the provincial government, encouraging the provincial government to protect the agricultural land base through the ALR, and utilizing appropriate Zoning Bylaw, OCP, and RGS policy tools to strictly regulate non-farm uses and the subdivision of farmland in accordance with the Agricultural Land Commission Act and Regulation.</p>	<ul style="list-style-type: none"> • Inventory, protect and enhance the agricultural land base within Squamish and the region. • The District does not generally encourage or support applications for exclusion of land from the ALR. • ALR lands outside of primary floodways and Squamish Nation reserve lands are designated Agriculture on OCP Schedule B and intended for agriculture and related uses in accordance with the ALCA and Regulation. • Update the Zoning Bylaw with agriculture-specific zoning for ALR lands to be better aligned with the ALCA and Regulation.
<p>c) Promote agricultural viability with an emphasis on food production and sustainable practices. This will be pursued by working with other levels of government to ensure all jurisdictional regulations are aligned and beneficial to producers and food production, including pursuing strategies and actions to increase actively farmed agricultural land, encourage sustainable land-based aquaculture, emphasize food production, support local food processing and distribution, and reduce barriers to the economic viability of agricultural activities. This will be pursued further by encouraging communities to set policies/targets for local and sustainable food procurement.</p>	<ul style="list-style-type: none"> • Support initiatives that increase local food production and agricultural activities and provide opportunities for the sale of local food products throughout the community.
<p>d) Strengthen regional connections with community-based food initiatives and organizations in support of an economically viable and ecologically sustainable food system. This will be pursued by recognizing and supporting the efforts and visions of community-based food system initiatives, strategies and organizations, including Indigenous communities and First Nations – and by ensuring that urban and rural planning</p>	<ul style="list-style-type: none"> • Participate in regional food systems collaborations to advance food strategies priorities and actions for enhanced food security both within the corridor and the southwest BC bioregion. • Support regional food production and distribution and set community targets for local and sustainable food procurement.

<p>facilitates greater connectivity in the food systems, including decision-making. This may also involve the development of a Regional Food System Strategy.</p>	<ul style="list-style-type: none"> • Integrate food access, infrastructure, food rescue and redistribution services and programs within physical and virtual community food hubs in the community.
<p>e) Explore options for local governments to champion Agricultural Land Trusts, in which land is purchased for community food growing and protected in perpetuity as an investment in long-term food security. This will be pursued by investigating the establishment of an Agricultural Land Trust Fund that could be used to purchase and/or lease agricultural land.</p>	<ul style="list-style-type: none"> • Explore community farmland trusts and/or regional land matching programs with the SLRD, School District 48, corridor communities, and the Young Agrarians network to connect existing and new farmers to land.
<p>f) Encourage urban agriculture and ensure the ability to grow and access food is part of developing complete communities. This will be pursued by expanding land regulations that encourage urban agriculture throughout the community and integrate food growing (gardens, small plot farming) on regional district and municipal lands and parks. This will be further pursued by encouraging innovation with regard to land use and policies that support the food system, ensuring all new development is designed with the ability to grow and store food, including the provision of community gardens, greenhouses and community kitchens.</p>	<ul style="list-style-type: none"> • Support and partner in public food systems education on the value of urban agriculture, and the governing regulations and best practices for managing fruit and nut trees, composting, urban hens, and beekeeping to mitigate human-wildlife conflict. • Increase the number and diversity of community and neighbourhood based ‘food assets’. • Include sites and supports for food growing in all neighbourhoods and future sub area plan areas. Encourage integration of a range of food production possibilities from community gardens, commercial small-plot intensive or incubator farms, to integration of vertical or rooftop gardens in buildings where appropriate. • Promote creation of local ‘Ag Parks’, and/or the use of other parks and open spaces for food growing, foraging and community gardens.
<p>g) Support opportunities to educate, increase awareness and celebrate local food systems. This will be pursued by continuing to support: farmers markets; festivals/events; school, youth and community-based education programs; farm-to-school/institution programs; community gardens and kitchens; and traditional foods initiatives and teachings about food preservation, seed saving, eating seasonally, and eating locally.</p>	<ul style="list-style-type: none"> • Work with the Squamish Farmers Market Association to secure a permanent site and facility for its year-round operation in a suitable and accessible location, preferably Downtown. • Encourage and promote food systems education. Partner with community organizations on awareness and education campaigns to boost support for food production, such as ‘Buy Local’ campaigns. • Create social eating spaces in public places (e.g. recreation centres, public plazas, parks and gardens) to provide an opportunity for social connections and encourage friends, families and colleagues to eat together.

Goal 11 – Take Action on Climate Change	
<p>a) Adopt Provincial GHG reduction targets. This will be pursued by incorporating targets into SLRD and member municipality OCPs and establishing/maintaining corporate and community emissions inventories. Under the Greenhouse Gas Reduction Targets Act and reconfirmed through the Climate Leadership Plan (2016), the following targets are established for the purpose of reducing BC GHG emissions:</p> <p>(i) by 2020 and for each subsequent calendar year, BC greenhouse gas emissions will be at least 33% less than the level of those emissions in 2007;</p> <p>(ii) by 2050 and for each subsequent calendar year, BC greenhouse gas emissions will be at least 80% less than the level of those emissions in 2007.</p>	<ul style="list-style-type: none"> • Reduce GHG emissions within Squamish to 80% below 2007 levels by 2050.
<p>b) Maintain status as BC Climate Action Charter signatories.</p>	<ul style="list-style-type: none"> • As a signatory to the BC Climate Action Charter, the District of Squamish is working to reduce energy use and greenhouse gas emissions within its municipal operations. The District reports annually on its efforts to reduce emissions from the municipal fleet, facilities, buildings, and operations and on efforts to support reductions in community-wide energy use and emissions.
<p>c) Explore the development of climate change adaptation and mitigation plans and options to measure, monitor, evaluate and report on community GHG emissions.</p>	<ul style="list-style-type: none"> • Finalize and advance the District’s Corporate Carbon Neutrality Program to achieve and maintain corporate carbon neutrality. • Prioritize completion of a Community Energy and Emissions Plan (CEEP).
<p>e) Substantially reduce GHG emissions:</p> <p>i. from mobile sources: This will be pursued by limiting growth outside of established urban areas and prioritizing infrastructure development and policies that support preferred modes of transportation for inter and intra community travel.</p>	<ul style="list-style-type: none"> • Promote compact infill development rather than sprawling greenfield development to make efficient use of the limited land base. • Identify a Growth Management Boundary as the primary area intended for residential development and associated commercial, industrial and institutional until substantial completion of infill development has occurred. • Encourage compact land use patterns that support complete communities, infill development, a diversity of transportation options, and a greater mix of land uses.

<p>ii. from stationary sources: This will be pursued through collective prioritization of energy efficient development and may include establishing Green Building Policies, creating incentive structures, encouraging retrofit programs, exploring development controls, exploring district energy systems, and lobbying the province for building code extensions. Additionally, the SLRD and member municipalities agree to explore the BC Energy Step Code.</p> <p>iii. associated with solid waste management: This will be pursued by continuing to develop and implement policies, practices and targets toward achieving Zero Waste Goals.</p>	<ul style="list-style-type: none"> • Encourage efficient, low-carbon, innovative development practices that conserve, recycle or generate energy, water, materials, and other resources. • Consider options for encouraging, incentivizing or mandating energy efficiency practices in the design, construction, retrofitting and renovation of building • Move toward zero waste in a cost-effective, efficient and environmentally sound manner
<p>f) Ensure regional/municipal decision-making is structured to achieve GHG reduction targets and energy goals.</p>	<ul style="list-style-type: none"> • Reduce GHG emissions within Squamish to 80% below 2007 levels by 2050.
<p>g) Utilize local third party accredited carbon offset programs and explore the creation of locally and/or regionally planned and managed third party accredited carbon credit/trading systems, with potential offsets going towards tangible local projects. This will be pursued by working with community organizations, local governments and provincial agencies/authorities.</p>	<ul style="list-style-type: none"> • Continue work on creating a locally planned and managed carbon credit/trading marketplace within the District which enables the purchase of offsets that support tangible local projects.
<p>h) Protect the carbon sequestration value of natural systems, including forested lands and wetlands, and explore opportunities to strategically acquire protected areas that contribute to climate change mitigation. This will be pursued by protecting forested lands and wetlands under local government jurisdiction, expanding protected areas where possible, and considering carbon sequestration values in provincial referral responses.</p>	<ul style="list-style-type: none"> • Develop a long-term Urban Forest Strategy for Squamish with goals to grow the local forest canopy, enhance watershed health and increase functioning green infrastructure and carbon sequestration, and link intact and fragmented ecosystems.
<p>i) Consider impacts to local community GHG emissions in decision-making around GHG-intensive industries and utilities, LNG, and commercial recreation and leisure operators. This will</p>	<ul style="list-style-type: none"> • Advocate for and work with the Province to annually measure and report on GHG emissions and airborne particulate matter from industrial facilities in Squamish.

<p>be pursued through development approval and environmental assessment processes and lobbying efforts with provincial and federal government.</p>	
<p>j) Prioritize developing strategies and taking action to reduce personal transport emissions.</p>	<ul style="list-style-type: none"> • The OCP directs the design of complete, compact and connected neighbourhoods to support walking, cycling and the use of public transit for improved health outcomes. Practical, safe and accessible alternative transportation options are prioritized to reduce reliance on single occupant vehicles (SOVs) and minimize GHG emissions.
<p>k) Encourage the development and use of renewable energy across the region. This will be pursued through partnerships and in consultation with communities, exploring options at both the building-level and grid or system level. It may include advancing opportunities to incent small-scale, renewable energy production and use, exploring new technologies through pilot projects, and supporting provincial building code extensions and other tools to facilitate renewable energy systems in local development and construction.</p>	<ul style="list-style-type: none"> • Encourage renewable energy sources in buildings, vehicles, and infrastructure. • Facilitate the development and coordinated management of low impact alternative and renewable energy sources such as solar, bioenergy, geothermal, wind power, micro hydro, small-scale hydro, or run-of-the-river hydroelectric projects.
<p>l) Build climate resilience. This will be pursued through efforts to address the vulnerability that communities have to the environmental consequences of climate change and expand the capacity of citizens, institutions and infrastructure to respond to and influence change. Special consideration must be made for those in our communities who are most vulnerable and least able to respond or influence.</p>	<ul style="list-style-type: none"> • Support long-term ecosystem integrity, human health and resilience. • Support community resilience and increase the capacity to prepare for, mitigate, respond to, and recover from emergencies and disasters. • Designate a network of neighbourhood support hubs within the community as locations to focus and coordinate assistance efforts and share resources. Potential neighbourhood support hub locations are identified on Schedule J. These are post disaster locations where District staff and trained volunteers will prioritize getting information and providing services to the public.
<p>m) Plan for climate change. This will be pursued by ensuring new land use, buildings and infrastructure are planned and designed with tomorrow’s climate in mind.</p>	<ul style="list-style-type: none"> • Plan for anticipated sea level rise in order to minimize adverse impacts, facilitate adaptation to impacts that are already occurring or anticipated to occur, and take advantage of new opportunities. • Upgrade existing sea dikes and construct new sea dikes to protect against coastal flooding caused by high tides, storm surge and sea level rise in accordance with the IFHMP Coastal Flood Hazard Mitigation Strategy including adopting the dike crest elevations and acceptable overtopping rates defined by the IFHMP.

	<ul style="list-style-type: none"> • Adopt Provincial guideline recommendations to plan for 1 metre of sea level rise by 2100 and 2 metres of sea level rise by 2200. • Employ a precautionary approach for planning in areas vulnerable to sea level rise by directing development that is not already contemplated in the Growth Management section of this plan away from areas vulnerable to sea level rise and storm surge inundation • Adopt a precautionary approach for new coastal development by adopting and enforcing coastal setbacks in accordance with relevant Provincial guidelines in order to reduce hazard exposure and preserve space for future sea dike construction beyond 1 metre of sea level rise.
n) Prepare for extreme weather events, natural hazards and other large-scale emergencies that may increase in frequency and intensity as a result of climate change.	<ul style="list-style-type: none"> • Improve knowledge of climate change and associated impacts in the region including investigation of historical trends and projected changes in extreme temperature and precipitation. • Design servicing infrastructure to accommodate projected climate change impacts including more intense precipitation and sea level rise.
o) Pursue community engagement and consultation opportunities around climate change – with a focus on mitigation and adaptation. This will be pursued by collaborating with local organizations, agencies, and stakeholders to build awareness, empowerment and commitment to take local action on climate change.	<ul style="list-style-type: none"> • Improve knowledge of climate change and associated impacts in the region including investigation of historical trends and projected changes in extreme temperature and precipitation. • Expand the District’s understanding of how climate change will impact the region.
p) Ensure Climate Action is evidence-based.	<ul style="list-style-type: none"> • Collaborate on an investigation of regional weather trends and intense precipitation events in Squamish to determine if there already has been an increase in extreme events over the past 50 years. • Collaborate on an investigation of future projected changes in extreme events, and determine whether Intensity-Duration-Frequency curves need to be updated in anticipation of future change.