



PEACE RIVER REGIONAL DISTRICT
PUBLIC HEARING – MINUTES
Proposed OCP & Zoning Amendment Bylaw No. 2289 & 2290, 2017
March 21, 2019 @ 7:00 pm
Rolla Community Hall, 5173 407 Street, Rolla, BC

ATTENDANCE:

Peace River Regional District: Leonard Hiebert, Director of Electoral Area 'D' (Chair)
Kole Casey, South Peace Land Use Planner
Daniel Patterson, Planning Intern
Tyra Henderson, Corporate Officer

Applicant/Owner: Dawson Creek Sportsman's Club

Public: 16 members of the public

1. CALL TO ORDER

Director Leonard Hiebert called the meeting to order at 7:06 pm.

2. STATEMENT OF PUBLIC HEARING

Director Hiebert stated the procedural rules in place to govern the conduct of the public hearing.

3. INTRODUCTION TO PROPOSAL

Kole Casey provided those in attendance with a summary of the proposed OCP & Zoning Amendment Bylaw No. 2289 & 2290, 2017 for the property legally described as That part of the NW ¼ of Section 23, Township 78, Range 14, W6M, PRD, Lying to the West of the left bank of the Pouce Coupe River

Kole Casey summarized the proposal to extend the existing gun range that is adjacent to the proposed project by re-designating the subject property from 'Agriculture' to 'Parks, Recreation and Natural Environment', and rezoning from A-2 (Large Agricultural Holdings Zone) to P-2 (Civic, Assembly and Institutional Zone).

4. SUMMARY OF APPLICATION PROCEDURE

Kole Casey provided a summary of the application procedures and timeline for those in attendance at the hearing, as printed in the agenda.

5. COMMENTS FROM AGENCIES AND MUNICIPALITIES RECEIVED

Kole Casey read the comments from agencies and municipalities for the benefit of those in attendance at the hearing, as printed in the agenda.

6. WRITTEN COMMENTS RECEIVED FROM PUBLIC

Read at the First Public Hearing on September 6, 2017

Kole Casey stated that since the following letters were read at the September 6, 2017 Public Hearing that they will not be read at this Public Hearing (Agenda attachment C):

- Letter dated September 1, 2017 from Kevin & Barbara Knoblauch
- Letter dated September 6, 2017 from Kevin & Barbara Knoblauch

Read at the Public Hearing on March 21, 2019

Kole Casey and Danielle Patterson read out the written comments from the public which were received prior to 4:00 pm on March 21, 2019 (agenda attachment E):

- Letter dated March 6, 2018 from Kevin & Barbara Knoblauch.
- Letter received from Kevin & Barbara Knoblauch on March 11, 2018.
- Letter received from Mike Adams on March 12, 2018.
- Document received from Kevin & Barbara Knoblauch on March 12, 2018.
- Letter received from Kevin & Barbara Knoblauch on March 13, 2018.
- Letter received from Kevin & Barbara Knoblauch on March 14, 2018.
- Letter received from Kevin & Barbara Knoblauch on April 6, 2018.
- Letter received from Patrick C. Canning Barrister & Solicitor on July 16, 2018.
- Response from PRRD to Mr. Canning July 24, 2018.
- Email received from Kevin Knoblauch on August 9, 2018.
- Letter received from Kevin & Barbara Knoblauch on January 25, 2019.
- Letter received from Kevin & Barbara Knoblauch on March 11, 2019.

7. COMMENTS FROM APPLICANT(S)

The Chair asked the applicant if they had any comments to which Perry Mathias came forward to represent the Dawson Creek Sportsman's Club. The applicant had the following comments:

- The Club is hopeful that the property under application can be rezoned as it has been a long process that the Club wishes to move forward from.
- The meetings held throughout the process with the PRRD and the community have been enlightening.
- The issues with the application seem to come from the existing gun range that has been in operation for many years.
- The Club is willing to address the issues as presented wherever possible.

- Perry has been a member of the Club since 1977, acted as a Club Director in a variety of capacities, and is involved in many of the Club upgrades.
- The Club currently has approximately 1,500 members that includes members of the Dawson Creek and Fort St. John RCMP, Dawson Creek Sheriffs, and Dawson Creek Conservation Services.
- Club members donate thousands of hours of time so that residents of the Peace Country can have a great facility to use and be proud of.
- The Club has always been licensed to operate as a range under Federal regulations.
- The Club is inspected by RCMP Regional Inspectors regularly.
- The Club is continuously making improvements to the facility.
- The Club has considered the concerns of neighbouring properties and are in the process of making improvements to the facility accordingly.
- The Club uses bio-degradable clay pigeons.
- The Club has a local sign company working on signage that will identify the borders of the range, and suggested speed limits on and around the property.
- The Club is purchasing plastic targets that will allow bullets to travel straight through to the backstop.
- The Club is in the process of designing and building an indoor range for handguns and 22 caliber rifles.
- These changes are proposed for both safety and comfort reasons.
- The Club is a community based organization and without community support the Club could not survive.
- The Club is trying to promote shooting firearms in the range and not in gravel pits and other public areas.
- The Club stands behind the BC Wildlife Federation slogan, “children that learn to hunt, trap and fish, do not mug little old ladies”.

8. COMMENTS FROM PUBLIC

The Chair asked comment from the public.

The Chair asked comments from the public for a second time.

Barbara Knoblauch, operator of Valley Gardens at 240 Riley’s Crossing Road

- The issue of lead contamination at the gun club is a very severe and serious issue.
- Once the lead contamination is cleaned up we will feel safe.
- Our well water is contaminated, but we do not know how severely.

The Chair asked for comments from the public for a third time.

Ruth Veiner, 324 210 Rd.

- Stated that they are sympathetic of the soil contamination and safety issues discussed, and are also concerned about improving community infrastructure before expansion. Road 210 is currently flooding in two or three places and the

whole road needs to be redone if there is going to be more traffic on it to ensure it is safe.

The Chair asked any for more comments.

- No additional comments.

9. FINAL COMMENTS FROM APPLICANT(S)

The Chair asked the applicant represented by Perry Mathias if they had any final comments. The applicant stated the following:

- The Club is concerned with the comments from neighbours.
- The Club is moving forward with lead contamination testing.
- The road has been repaired within the last year with the help of the PRRD and Ministry of Transportation.
- The road is far from perfect but is a lot better than it has been in the last ten years

10. TERMINATION OF PUBLIC HEARING

The Chair stated that after this Public Hearing is closed, no new information or comments can be accepted. Following this Public Hearing, the report will go to the Board where a decision will be made.

Chair Hiebert terminated the Public Hearing at 8:20 pm.



Kole Casey, Recorder



Director Leonard Hiebert, Chair