



**District of Lillooet**

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March 29, 2021

File #: 0360-20

*Via email: yoursilga@gmail.com*

Attention: Alison Slater, General Manager  
PO Box 27017 Cityview PO  
Kamloops BC V2E 0B2

**To: Alison Slater, General Manager, SILGA**

**RE: Memo re: District of Lillooet sponsored Resolutions**

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As requested, the District of Lillooet Council provides a memo to outline the rationale for putting forward the following resolutions to SILGA:

**1. TITLE: VACANT LAND PROPERTY TAX**

WHEREAS some municipal councils in jurisdictions have the authority to set tax rates on vacant land at a higher rate than non-vacant land (such as the authority provided for in the s. 616 vacancy tax provision of the Vancouver Charter);

AND WHEREAS some municipal councils with the requisite authority choose to set tax rates on vacant land at a higher rate to encourage owners of vacant property to either develop the property or sell the land which may result in the development of the property under new ownership;

THEREFORE BE IT RESOLVED that the Province of British Columbia be requested to conduct a review of the Community Charter to amend the legislation to grant municipal councils authority to add a 'vacant land' property tax.

**Rationale:**

The District of Lillooet is surrounded by the Squamish-Lillooet Regional District and six First Nations. Topography of the region makes useable land hard to come by. Having owners sitting on vacant lots (particularly serviced lots) does not serve the community well. The District is asking the province to provide municipalities with authority to impose a level of taxation to encourage active construction on vacant lots. Once provided the jurisdiction and authority, Councils of BC municipalities could choose which types of properties to impose a permissive tax upon (for example, commercial properties, subdivided properties, etc.). Council has concerns that many purchasers purchase useable lots purely for speculation and are holding lands for development without the intention of developing the property.

**2. TITLE: DILAPIDATED Z240 MOBILE HOMES DISPOSAL FEE TWO-YEAR REPRIEVE**

WHEREAS there is insufficient attainable housing availability for those who seek to live and work in rural BC Communities;

AND WHEREAS the Province of British Columbia has acknowledged the lack of attainable housing as a “Housing Crisis”;

AND WHEREAS there is an abundance of dilapidated Z240 mobile homes in rural BC Communities that if removed could benefit the property development, economic growth and visual aesthetics of various communities;

AND WHEREAS the cost of responsibly disposing of these dilapidated Z240 mobile homes is prohibitive;

THEREFORE BE IT RESOLVED that the Province of British Columbia be requested to grant a two-year reprieve on the cost of disposing dilapidated Z240 mobile homes in landfills to free up developable land for improved and additional housing.

**Rationale:**

Council’s observation is that the cost of removing dilapidated mobile homes is a barrier to development in municipalities in BC. The high tipping fees also result in unwanted behaviours, such as persons disposing of dilapidated mobile homes in rural area forests. Many of the mobile homes in the Lillooet area are from 1970s. Mobile homes over 40 years old have depreciated in value and cause an adverse affect on property assessments. An additional impact is that potential buyers are deterred from purchasing in the area. With very few major lenders willing to lend when the mobile home is over 40 years old, the presence of these mobile homes stymies the real estate market. As noted above, there is a lack of useable land in the area and some of the lots would be sold except for the presence of the dilapidated mobile homes on the land because either seller or purchaser must remove the mobile homes at significant cost. The proposed resolution aims to help BC municipalities grow, expand their taxpayer bases, and attract people to the communities. There is limited inventory of homes available for interested buyers contemplating a move to the Lillooet area. People attracted to living in older trailers foresee that they may expand and add trailers to the property. The Council seeks to maintain mobile homes within mobile home parks rather than encourage expansion of existing, legal, non-conforming parks.

**3. TITLE: PUBLIC SECTOR ESSENTIAL SERVICE PERSONNEL HOUSING IN SMALL, RURAL COMMUNITIES**

WHEREAS there is insufficient attainable housing availability for those who seek to live and work in rural BC Communities;

AND WHEREAS the Province of British Columbia has acknowledged the lack of attainable housing as a “Housing Crisis”;

AND WHEREAS there is both a great need for, and lack of, housing for various personnel such as Royal Canadian Mounted Police and medical staff in small, rural communities in BC;

AND WHEREAS the cost and availability of housing is prohibitive for needed personnel that would otherwise move to small, rural communities;

THEREFORE BE IT RESOLVED that the Province of British Columbia be requested to fund Public Sector Essential Service Personnel Housing in small, rural communities.

**Rationale:**

Rural BC communities (including Lillooet) do not have sufficient RCMP officers and Council strives to find ways to encourage RCMP officers to move to Lillooet and remain in the community. A similar shortage is also at issue with area doctors and other essential medical staff. Council is mindful that attracting and retaining RCMP officers is likely to have a trickle down affect and contribute to crime reduction. The District is pleased to report that the RCMP Human Resources personnel approve and support this initiative. With a lack of reasonable rental housing and a limited inventory of any rentals, prospective residents are presently deterred from moving to and remaining

in the Lillooet community. Council has concern that the deficit in housing will force rental prices ever higher and people who need affordable housing will not be able to secure affordable housing options.

#### **4. TITLE: FUNDING MAINTENANCE OF COMMUNITY HALLS AND RECREATION CENTRES**

WHEREAS there is insufficient tax base in small, rural communities to fund the adequate maintenance of community halls, recreation centres, and other major, aging municipal infrastructure;

AND WHEREAS Regional Districts may be well positioned to fund the maintenance of municipal infrastructure in small, rural BC communities;

AND WHEREAS the availability of municipal infrastructure such as community halls and recreational centres is integral to the health and wellbeing of residents in small, rural communities;

THEREFORE BE IT RESOLVED that the Province of British Columbia be requested to fund Regional Districts to enable them to maintain municipal infrastructure including community halls and recreational centres.

#### **Rationale:**

There are many small communities with older facilities (such as community halls and recreation centres) that cost more to maintain than small communities can afford. Communities would like to see regional districts contribute funding to support the maintenance of these important buildings and the valued services they provide. There is a universal need for these facilities, however, many of the facilities were built when the costs were significantly lower and the cost to replace them is now prohibitive. Municipalities are expected to keep up with energy efficiency standards and meet current health standards for equipment and supplies while provincial grant funding is limited in its capacity to help municipalities meet these requirements. Small communities need help. Regional Districts already have a funding model in place to contribute to municipal assets that serve Regional District residents in the surrounding area. Council takes the position that an efficient solution would be for the province to boost funding through an already existing mechanism rather than develop a new model to address the shortage of funding necessary to properly maintain important community facilities.

#### **5. TITLE: CRIMINAL JUSTICE REFORM FOR REPEAT, CONVICTED OFFENDERS**

WHEREAS the RCMP are overworked and understaffed in the Province of BC;

AND WHEREAS many BC residents are frustrated with the low sanction sentences imposed by the Provincial Court criminal justice system;

AND WHEREAS criminals may not choose the path to recovery as provided for by various Provincial, Federal, or First Nations government-created mental health programs, Indigenous court systems, reform programs, safe injection sites, methadone, or Opioid Agonist Treatment (OAT) clinics;

AND WHEREAS many thefts and drug-related crimes are perpetrated by criminals who are “well known to police” and have multiple or long criminal records;

THEREFORE BE IT RESOLVED THAT the Province of BC and the BC’s Attorney General be requested to immediately begin working with the Government of Canada to address issues with Canada’s and British Columbia’s justice system including the proposed imposition of weightier consequences and greater accountability for repeat offenders, thereby supporting the rights of all Canadians to live in safe communities.

#### **Rationale:**

Over the past years, crime has been increasing within our neighbourhoods on a steady basis. Overall, crimes are reported with little consequence, which, in turn, has citizens neglecting to report new crimes as they feel there is no point or they fear retribution. Residents feel that their sense of security and the right to live peacefully is

compromised due to the increase in property offences, which are, oftentimes, attributable to a handful of repeat offenders. The current 'catch and release' system for repeat offenders is clearly not working. The cost for the victim is huge, while the cost for the offender is minimal. The current judicial system is unacceptable and needs to change. With little to no accountability, there is no deterrent to stop. Citizens in our communities deserve to be able to sleep at night knowing we are safe.

If you have any questions or concerns, please contact the Deputy Corporate Officer, Kimberly Gee at [kgee@lillooet.ca](mailto:kgee@lillooet.ca) or 250-256-4289.

Sincerely,

A handwritten signature in cursive script, appearing to read "Kimberly Gee", is displayed within a light gray rectangular box.

Kimberly Gee  
Deputy Corporate Officer

Cc: District of Lillooet Council  
Jeremy Denegar, Chief Administrative Officer