

Attachment 3
Report of the Community Engagement and Written Submissions

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Stephen Boogaards

From: Daniel Erickson <[REDACTED]>
Sent: Tuesday, April 18, 2023 4:26 PM
To: Planning Email; Stephen Boogaards
Subject: Concerns re: PL2023-023 (3805 Melrose) from 26-3704 Melrose

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Hi Stephen,

Thanks for hanging around long enough for me to get outside and have a brief chat with you.

The more I think about this proposal the less I approve of it.

1. I mentioned the noise factor to you. We already have ATV users cruising up and down Melrose regularly. They, along with the dirt bikes with their mufflers knocked out, make up a good portion of the noise pollution we already endure around here.

2. Then there's the air pollution factor. The exhaust from quads I've been around really stinks. I have sensitive lungs to pollution like that. When the air pressure conditions are just right, I can "TASTE" the less-smelly but still-harmful exhaust from Highway 4. When I rinse out my mouth and gargle with water, the taste goes away for a while. Repeat as necessary until the air pressure changes. Enough is enough, already!

So, if you add in a regular-to-constant supply of ATV noise and exhaust into this corridor area, on top of the wood stove and garbage-burning or slash-burning smoke--well, I think my neighbours would agree that our quality of life just went down another notch.

Further up Melrose, just past the Christmas tree farm is a large pit they have even used for a rifle range. Maybe that one could become available. There are ATV trails uphill from us. Why can't that area be the training area? It's already there and as realistic as the real thing, because it is the real thing, it would seem to me. Or else, up Cook Creek or somewhere besides a populated area like Melrose/Whisky Creek.

Please take me seriously. I think most of my fellow residents would agree with me.

Thank you,

Dan Erickson

Stephen Boogaards

From: Jim Moir <a [REDACTED]>
Sent: Friday, May 19, 2023 1:09 AM
To: Greg Keller; Stephen Boogaards
Subject: Development Application No. PL2023-023 - 3805 Melrose Road

Some people who received this message don't often get email from [REDACTED]. [Learn why this is important](#)

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Hello

My name is Jim Moir and I fully support this application and the opportunities that come with it. I recently moved to Vancouver Island (end of February 2023 to the Campbell River area - about halfway between Campbell River and Comox Valley). I am a Canada Safety Council Chief Instructor for ATV (since 2009), UTV (since 2010) and Snowmobile (since 2017) profiles. I have been instructing since 2004 when I was in the RCMP before later becoming a Chief Instructor. I can deliver instructor training as well as one day operator safety training courses to the general public, industry and various levels of government agencies.

I was in attendance at the Comox Valley ATV Club AGM Meeting where I met Oliver Sayah from the club who is trying to create an ATV/UTV training and practice area.

I believe this is an excellent opportunity for the ATV/UTV community and the various levels of government as well Mosaic Forest Management to work together to create a safe training and practice space such as this location. Currently to my knowledge there is no such designated location anywhere in BC that is designated for ATV/UTV training or practice. I have delivered training all over the Province of British Columbia to the general public, industry and various levels of government agencies. Many times it has been a challenge to locate such a training location to train and practice safe operating skills with the candidates wanting to learn safe riding practices.

I have had a lengthy phone conversation with Oliver regarding what he is trying to secure on behalf of Vancouver Island ATV/UTV users. At no time did Oliver note there was going to be a raceway. In your brief notes above it is noted "The proposed racetrack and accessory campground ..." From my understanding there is not going to be a raceway, rather a training area for instructors to train candidates and where people/families etc can attend to practice in a safe learning environment for their safe riding and skills. Especially for families with children.

I would welcome any further opportunity to discuss this issue with you.

If you wish further dialogue on this matter, I can be reached at:

Jim Moir
CSC Chief Instructor - ATV/UTV/Snowmobile
AJM Summit Safety Training & Consulting Inc
cell [REDACTED]
email [REDACTED]
Website: summitsafetytraining.ca

Stephen Boogaards

From: Planning Email
Sent: Friday, April 28, 2023 8:10 AM
To: Stephen Boogaards
Cc: Paul Thompson
Subject: FW:

PL2023-023 TUP submission. No subject line in original message.

Sunny Rosser
Administrative Associate, Development & Emergency Services Regional District of Nanaimo

-----Original Message-----

From: leon [REDACTED] >
Sent: Thursday, April 27, 2023 5:25 PM
To: Planning Email <planning@rdn.bc.ca>
Subject:

[You don't often get email from [REDACTED]. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

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The RDN is seeking input on Temporary Use Permit application PL2023-023

https://can01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.getinvolved.rdn.ca%2Fpl2023-023%2Fnews_feed%2Fwhat-s-new&data=05%7C01%7C%7CSBoogaards%40rdn.bc.ca%7Caefdb078a9db421b664808db47fa9e46%7Cddeb3d5e4c3646898b82eea50ada964e%7C0%7C0%7C638182913944613620%7CUnknown%7CTWFpbGZsb3d8eyJWljoiMC4wLjAwMDAiLCJQIjoiV2luMzliLCJBTiI6Ikk1haWwiLCJXVCi6Mn0%3D%7C3000%7C%7C%7C&sdata=B4YjHrmKyRffpoq2VCJVPbbROnXnTwwhF80qro7cDUQ%3D&reserved=0

I think the idea of having a riding park for atv's sounds like a great idea for family fun. And adding some camping would be great for weekends Sent from my iPhone

Stephen Boogaards

From: Planning Email
Sent: Thursday, May 18, 2023 8:11 AM
To: Stephen Boogaards
Cc: Paul Thompson
Subject: FW: Application 2023-023 - Whiskey Creek ATV practice and training facility- 3805 Melrose Road

TUP submission

Sunny Rosser

Administrative Associate
Development & Emergency Services

From: John Bradshaw [REDACTED]
Sent: Wednesday, May 17, 2023 6:27 PM
To: Planning Email <planning@rdn.bc.ca>
Subject: Application 2023-023 - Whiskey Creek ATV practice and training facility- 3805 Melrose Road

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To whom it may concern,

I am a long time resident and ratepayer of the Comox Valley, as well as being an active member of the Comox Valley Atv Club, I am whole-heartedly in favour of this application for a temporary land use permit.

This proposed practice and training facility should be embraced and supported by the greater community. With the geographical location, not only is it situated far away from any residences, it also sits adjacent to forest lands, which offer a plethora of riding terrain, with minimal noise pollution or impacts, to local residents.

This is an excellent opportunity to develop and provide a safe location where all ages of Motorsports enthusiasts can better hone their skills, through practice, training, and education.

Another point lost with the anti-offroading types that roam amongst us, is that we, as a fully legal recreational choice, generally have the financial means to create economic stimulus to the local region. The proposed camp sites would likely attract campers, who would also generate commerce for the local economy.

With the explosion of ebikes now on the scene, we, as ATV'ers, should be afforded the same opportunities, especially when one considers the hurdles (licensing, registration, insurance, safety course, etc.) we face when partaking in our hobby of this legal industry.

One would expect that this proposed facility to better improve proficiencies would be a positive thing, and ultimately, be considered a win-win situation!

In any event, this is to reconfirm my complete support of this application for the intended lands.

Thanks for your time.

Yours truly,

John Bradshaw

Stephen Boogaards

From: Planning Email
Sent: Wednesday, April 26, 2023 4:33 PM
To: Stephen Boogaards
Cc: Paul Thompson
Subject: FW: ATV motocross track

Sunny Rosser
Administrative Associate, Development & Emergency Services Regional District of Nanaimo

-----Original Message-----

From: Austin Holmquist <[REDACTED]>
Sent: Wednesday, April 26, 2023 3:19 PM
To: Planning Email <planning@rdn.bc.ca>
Subject: ATV motocross track

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Good afternoon,

I'm writing you today to express my support for the proposed ATV motocross track under permit application number PL2023-023. I believe it is a fun and healthy way for adults and kids to get outside and participate in a sport that provides and encourages physical strength, mental acuity, mechanical skills and sportsmanship. It is of such great value for us to support and promote recreational activities that get people of all ages outside and engaged in healthy physical/social activities. Thank you for hearing me and I look forward to visiting your area and riding the track with my new friends.

Austin

The RDN is seeking input on Temporary Use Permit application PL2023-023

https://can01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.getinvolved.rdn.ca%2Fpl2023-023%2Fnews_feed%2Fwhat-s-new&data=05%7C01%7CSBoogaards%40rdn.bc.ca%7C09844650024240276b2c08db46ae8542%7Cddeb3d5e4c3646898b82eea50ada964e%7C0%7C0%7C638181487587420884%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzliLCJBTiI6Ikk1haWwiLCJXVCi6Mn0%3D%7C3000%7C%7C%7C&sdata=kWLOALCv1K80ZYUUVY%2B52b94Fvh0wgW1Ew%2FDd476UP8%3D&reserved=0

Stephen Boogaards

From: Planning Email
Sent: Wednesday, May 17, 2023 10:29 AM
To: Stephen Boogaards
Cc: Paul Thompson
Subject: FW: ATV training Area

Submission for TUP

Sunny Rosser
Administrative Associate
Development & Emergency Services

From: Lloyd Muckle <[REDACTED]>
Sent: Wednesday, May 17, 2023 10:20 AM
To: Planning Email <planning@rdn.bc.ca>
Subject: ATV training Area

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I would like to voice my support for the proposed ATV Training Area

Development Application No. PL2023-023

There is a great need for a training area for ATVs

A growing number of Riders are elderly with limited experiance.

With mobility challenges ATV' or SxS are a preferred way for many to continue to get out and enjoy our islands backcountry.

Having an area to safely train new riders will give our club the ability to teach new riders about safe habits and also environmental protection

Lloyd Muckle

President

COMOX Valley ATV Club

Stephen Boogaards

From: Planning Email
Sent: Thursday, April 20, 2023 8:08 AM
To: Stephen Boogaards
Cc: Paul Thompson
Subject: FW: Development Application No. PL2023-023

Submission for TUP at Melrose

Sunny Rosser
Administrative Associate, Development & Emergency Services Regional District of Nanaimo

-----Original Message-----

From: Jennah Stavroff [REDACTED] >
Sent: Wednesday, April 19, 2023 10:55 PM
To: Planning Email <planning@rdn.bc.ca>
Subject: Development Application No. PL2023-023

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Hello,

I prefer not to register to provide input but do live in the area of the permit application (770 Stevens road) and wanted to mention two areas of concern.

While I support the site area and proposed use, I have a significant concern around fire risk and wildfire mitigation. While the site may appear and feel fairly remote, the dense forest area surrounding it leads to my and others doorsteps. The adjacent area F neighbourhoods of Melrose and Meadowood are already considered high to extreme risk if a wildfire were to break out.

As the proposal proceeds I'd like to see the proponent provide to the RDN a wildfire risk/avoidance plan that could include; adding signage letting users/campers know the area is exceptionally high risk, proposing a threshold for closing the facility during high risk periods, providing official feedback or endorsement from the BC Wildfire office in Errington who would be the only department legally able to respond if a fire started due to the crown land location. Directly asking for comment from Coombs-hilliers fire department would also seem prudent.

The similar recreation area on the other side of the highway used by Dirtbikers has generally been a success as they shut down during dry summer months and their presence keeps out more bothersome homeless encampments. However the increased (often speeding) traffic has been an issue along the residential strip of Melrose. It would be appreciated if the proponent was directed to make all promotional material indicate that access be through the shorter route coming off Claymore.

Thanks for your time and consideration of this input.

Jennah Stavroff

770 Stevens road



Sent from my iPhone

Stephen Boogaards

From: Greg Keller
Sent: Monday, May 1, 2023 8:43 AM
To: Stephen Boogaards
Subject: FW: pl2023-023 3805 Melrose Rd

Hay ch q' a/Thank You/ Merci

Greg Keller, RPP, MCIP
Senior Planner, Current Planning
Regional District of Nanaimo
6300 Hammond Bay Road, Nanaimo, BC V9T 6N2
T: 250-390-6527 | Email: gkeller@rdn.bc.ca
[RDN](#) | [Get Involved RDN](#) | [Facebook](#) | [Twitter](#) | [Instagram](#)

We acknowledge with respect that for thousands of years the Coast Salish First Nations have been deeply connected to the territories where we now have the honour to work.

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From: Martin Phillips <[REDACTED]>
Sent: Saturday, April 29, 2023 8:48 AM
To: Greg Keller <gkeller@rdn.bc.ca>
Subject: pl2023-023 3805 Melrose Rd

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I agree with the Temporary Use Permit. The area is presently unused for any purpose. I believe what is being proposed would be great at getting people, families outdoors, away from distractions such as electronics. Great idea.

Mary and Martin Phillips

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Stephen Boogaards

From: Planning Email
Sent: Tuesday, April 25, 2023 8:13 AM
To: Stephen Boogaards
Cc: Paul Thompson
Subject: FW: Temporary Use Permit application PL2023-023

TUP submission

Sunny Rosser
Administrative Associate, Development & Emergency Services
Regional District of Nanaimo

From: Stirling S <[REDACTED]>
Sent: Monday, April 24, 2023 8:22 PM
To: Planning Email <planning@rdn.bc.ca>
Subject: Temporary Use Permit application PL2023-023

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I fully support this. I purchased ATVs for my family of 4. We really enjoyed it but found it difficult to find local LEGAL riding areas. After several years of wgat ince where quad trails being taken over, trail closures and hateful comments from mountain bikers and hikers alike we finally sold all 4 atvs. If we had a safe and dedicated area things may have turned out differently in this age of banning anything motorized.

Sincerely,

Stirling Samuels

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Survey Responses

30 March 2023 - 19 May 2023

Application Input

Get Involved RDN

Project: Development Application No. PL2023-023



VISITORS					
59					
CONTRIBUTORS			RESPONSES		
33			33		
33	0	0	33	0	0
Registered	Unverified	Anonymous	Registered	Unverified	Anonymous



Respondent No: 1

Login: Todd Russell

Email: [REDACTED]

Responded At: Apr 19, 2023 10:49:18 am

Last Seen: Apr 19, 2023 17:46:45 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area H

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Qualicum Beach, BC, V9K2C8

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I think this project has great merit and benefit to the area. I sincerely hope is approved. I think that it's location will not impact the reasonable enjoyment of the area for anyone.



Respondent No: 2

Login: ggiroux44

Email: [REDACTED]

Responded At: Apr 20, 2023 10:05:03 am

Last Seen: Apr 20, 2023 16:57:03 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering. Electoral Area F

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code. Qualicum Beach, BC, V9K1B6

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

I support this application and would go on to say this should be a permanent fixture for the area. I do not engage in off roading activities with dirtbikes or use ATV's but recognize that I live in an area where there are multitudes of people who do. I think its very important we offer those individuals a safe space for them to practice their skill. I hope this goes on to further reduce harm by keeping beginner and stunt riders off of busy streets.



Respondent No: 3

Login: Jonathan

Email: [REDACTED]

Responded At: Apr 22, 2023 13:56:44 pm

Last Seen: Apr 22, 2023 20:52:41 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Electoral Area F

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Qualicum Beach, BC, V9K2M9

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

As I live on Melrose Rd, I do not want this "in my back yard". There is far more than enough traffic in our neighborhood as it's is.



Respondent No: 4

Login: katrina

Email: [REDACTED]

Responded At: Apr 23, 2023 13:33:12 pm

Last Seen: Apr 23, 2023 20:25:30 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area F

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Qualicum Beach, BC, V9K1V3

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

The road to this site is already very busy with ATV's and dirt bikes often with no regard to speeding. The road in this area is not built for the level of traffic this development entails. I am very opposed to this development.



Respondent No: 5

Login: Noah English

Email: [REDACTED]

Responded At: Apr 24, 2023 09:16:25 am

Last Seen: Apr 24, 2023 16:12:23 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)
Squamish, BC

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Squamish, BC, V8B0S9

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I fully support this proposal in allowing the ATV training facility to be allowed to go ahead with their plans. As an ATV rider myself it would allow me a place to safely ride my ATV and keep the environment around the facility safe by having a controlled practice area to ride. This would also bring more people to the area as it has a high possibility of becoming an attraction for all ATV riders in western Canada.



Respondent No: 6

Login: MRandall

Email: [REDACTED]

Responded At: Apr 24, 2023 10:17:45 am

Last Seen: Apr 24, 2023 16:59:22 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Comox Valley

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Comox, BC, V9M1K5

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I feel this type of venue is desperately needed. With more and more gates being erected and liability issues on the rise people need somewhere safe to play and bond with communities and like minded people. This would also increase revenue for the area with individuals and family spending their time and money in the community surrounding events sites. Everything from hotels, campgrounds and restaurants would benefit from the increase of people to the area.



Respondent No: 7

Login: jmarchand

Email: [REDACTED]

Responded At: Apr 24, 2023 13:32:01 pm

Last Seen: Apr 24, 2023 20:16:42 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Maple ridge

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Maple Ridge, BC, V2X8Y7

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I am in full support of this development; it would act as a great community venue to bring together lovers of the sport and spectators alike! In my experience, these athletes have always been respectful, trustworthy, honest, and always available to teach those around them. They create opportunities for families to try something new and fun together and have historically had a tough time finding a venue that will allow them simply due pre-existing notions of the sport or machines themselves. We would happily travel from the mainland to partake in practices, training sessions, or events being held here and I believe it would also act as a great source of revenue and community spirit for Nanaimo. I sincerely hope this project gets the green light and I look forward to hearing ways how I can further support its development.



Respondent No: 8

Login: Brandonpaxon

Email: [REDACTED]

Responded At: Apr 24, 2023 15:29:55 pm

Last Seen: Apr 24, 2023 21:16:06 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Maple ridge bc

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Maple Ridge, BC, V2X6R8

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I think this application is great. Atv riding and racing brings large groups of familys together and creates a safe place for people to ride and learn about racing



Respondent No: 9

Login: lan wood

Email: [REDACTED]

Responded At: Apr 24, 2023 15:59:56 pm

Last Seen: Apr 24, 2023 22:23:48 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Mid isle pacific rim

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Cumberland, BC, V0R1S0

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

With more and more people getting active and out into the wilderness we definitely lack a safe and secure are for people who enjoy the sport of atv motocross to ride and train safely with no danger to the general public. This location for a designated practice facility is perfect as it is situated far from any residential areas and is surrounded by crown land and the whiskey creek off road riding area.



Respondent No: 10

Login: Goodtimes

Email: [REDACTED]

Responded At: Apr 24, 2023 16:25:48 pm

Last Seen: Apr 24, 2023 22:44:18 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Electoral Area F

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Qualicum Beach, BC, V9K2R6

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

What a great idea to have a designated area for the Atv community. Looks like a good area to get something like this going , their is a lot of riders in the area however as the years go by the areas to ride are shrinking due to development I believe something like this would draw the atv community together and make a nice place to get involved with others. Thank you
Doug Harrison



Respondent No: 11

Login: Ken Parkes

Email: [REDACTED]

Responded At: Apr 24, 2023 16:36:13 pm

Last Seen: Apr 24, 2023 23:20:35 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** City of Nanaimo

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Nanaimo, BC, V9V1M3

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

The island has lots of outdoor recreational enthusiasts. Lots of quads side by sides and other recreational vehicles are purchased to enjoy these activities...families teach the kids how to ride and respect the environment. Having somewhere close to home such as this location is much safer and will be better controlled. I'm all behind this application and will vouch for this group as many are members on the Nanaimo MX Association that promotes these outdoor recreational activities which brings in a lot of \$ to our community and is also a reason why many people come from far and away to visit and move here....



Respondent No: 12

Login: Quinn Mattson

Email: [REDACTED]

Responded At: Apr 24, 2023 16:43:16 pm

Last Seen: Apr 24, 2023 23:39:43 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Electoral Area A (South Wellington, Cassidy, Cedar)

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Nanaimo, BC, V9X1P9

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

I believe an ATV track and associated campground would be a wonderful idea. I am a recreational ATV'er and would love the opportunity to make use of this venue should it come to fruition. I hope the application is approved.



Respondent No: 13

Login: luck

Email: [REDACTED]

Responded At: Apr 24, 2023 18:57:03 pm

Last Seen: Apr 25, 2023 01:49:41 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area E

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Courtenay, BC, V9N6A6

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

An ATV practice and training facility in Whiskey Creek would be a great asset to our island. It would add to tourism. With riders being trained, it would be much safer on the trails. Also it would be a place to ride without jumping through all Mosaic expensive loopholes. Cheers Barry



Respondent No: 14

Login: Edgar Liepins

Email: [REDACTED]

Responded At: Apr 24, 2023 20:02:06 pm

Last Seen: Apr 25, 2023 02:56:53 am

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

District of Lantzville

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Lantzville, BC, V0R2H0

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

Development Application No. PL2023-023 I think this is a great plan , Training for the operation of atv's is great for all riders and this proposal will provide just that !!!



Respondent No: 15

Login: Bill Robinson

Email: [REDACTED]

Responded At: Apr 24, 2023 20:33:52 pm

Last Seen: Apr 25, 2023 03:28:53 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area A (South Wellington, Cassidy, Cedar)

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Ladysmith, BC, V9G1C7

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I think this is an absolutely awesome idea that will be used by many many people! Sincerely hope this gets pushed through as it would be a great venue for people to get together and ride in a controlled and legal environment! Bill Robinson Xtend Rentals & Safety [REDACTED]



Respondent No: 16

Login: Amansanghera

Email: [REDACTED]

Responded At: Apr 24, 2023 23:09:45 pm

Last Seen: Apr 25, 2023 05:48:25 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** District of Lantzville

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Nanaimo, BC, V9R5Z5

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I support this project, I believe it will help the community and the youth by providing a safer motocross alternative than dirt bikes. There are other tracks however I was told they do not allow atvs. I believe this could also promote tourism for the area. I would love to see this site go through.



Respondent No: 17

Login: Bubbamom

Email: [REDACTED]

Responded At: Apr 25, 2023 08:17:45 am

Last Seen: Apr 25, 2023 15:05:49 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** City of Nanaimo

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Nanaimo, BC, V9T2K2

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

This site would be a great addition to Vancouver Island. This would provide a safe and secure environment for people of all ages to learn to ride atv's safely in a controlled environment. Keeping our kids entertained and out of trouble. We have places for dirt bikers to ride, dual sport bikes, off road trucks, race cars and even horses to ride but nowhere for atv's. This would be a great start to bringing like minded people together to enjoy the sport of atv riding on Vancouver Island.



Respondent No: 18

Login: Wayne Robinson

Email: [REDACTED]

Responded At: Apr 25, 2023 20:43:50 pm

Last Seen: Apr 26, 2023 03:28:24 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)
South Vancouver Island -Sooke

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Sooke, BC, V9Z0N4

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

Hello, While I live outside of the Nanaimo area I happened to come across the development plan on an island based ATV club message board. I'm currently an executive of island based atv club & I'm a licensed (Canadian Safety Council) ATV & UTV safety trainer. This is something that the whole island would benefit from. Our sport lacks proper training facilities. Currently most training is done on private lands at such a rental cost that recreational riders usually forgo the training. These machines are gaining in popularity and aren't going anywhere soon. Best to teach & train as many responsible riders as possible. Most accidents are avoidable with basic training. Happy to help as a local club volunteer or as training professional. Best regards, Wayne



Respondent No: 19

Login: Bbalfé

Email: [REDACTED]

Responded At: Apr 27, 2023 17:50:48 pm

Last Seen: Apr 28, 2023 00:39:18 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Comox

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Comox, BC, V9M3Y6

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

I have been involved with this ATV Club for a long time and their board and members are very responsible and have provided our family with activities to enjoy the out doors and our ATVs in a safe and responsible manner. We spend a lot of money to enjoy our sport annually and like to know we can go somewhere where we can find other ATVers who value safe family fun. We are now going on three generations of family who participate in this sport. Please approve!



Respondent No: 20

Login: Cambo

Email: [REDACTED]

Responded At: Apr 28, 2023 09:05:51 am

Last Seen: Apr 28, 2023 15:58:25 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** City of Nanaimo

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Nanaimo, BC, V9T2K2

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

This is something we have needed for a long time.



Respondent No: 21

Login: TanyaB

Email: [REDACTED]

Responded At: Apr 30, 2023 19:01:41 pm

Last Seen: May 01, 2023 01:41:21 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Comox Valley

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Courtenay, BC, V9N9R5

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

Recently I heard about the possibility of an ATV practice area in the mid Island area. I was very happy to hear about the project and strongly feel that having a practice facility will be an excellent addition to the area for multiple reason. It will provide a location for new and experienced atv riders to learn and improve their riding skills in a safe and secure environment prior to going out into the local trails. It will provide an area for Island athletes (children and adults) to safety train and improve their atvmx skills without having to travel to the Okanagan, Alberta and the US.



Respondent No: 22

Login: M cedar

Email: [REDACTED]

Responded At: May 02, 2023 19:03:59 pm

Last Seen: May 03, 2023 01:47:00 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area E

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Nanoose Bay, BC, V9P9M4

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

This community group is family oriented involving young and senior, like minded people who care for the stewardship of the property. Organized to be contained within a controlled area and nurturing outdoor activity at the same time. We look forward to having a place to attend with the ATV club and enjoying our community.



Respondent No: 23

Login: peterB

Email: [REDACTED]

Responded At: May 05, 2023 14:14:25 pm

Last Seen: May 05, 2023 20:45:21 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area G

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Parksville, BC, V9P1W6

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

Hello, I made a phone call submission very recently to the RDN relating my history and personal usage of this parcel, and a submission of objection to the Ministry of Forests, on file with them. To keep this submission concise...I object to the application, there is a seasonal wetland at the far eastern end, and until the recent intrusions of ORVs/Trial Bikes from across the hwy. , some crossing illegally, this former gravel operation site WAS returning to nature. I have been using and finding some solace in this place for several decades , watching nature slowly return after the building of Highway #19. This writer had hoped that a Nature Trust would intervene and promote the establishment of a protected flat ground bird grassland, reptile and raptor and other species that migrate into here. I do believe that someone had entered a request on my behalf to M.O.F. This request now falls upon other authority. The intrusion of ORVs has ruined that. M.O.F. has stated that one half of the area would be fenced off to recognize the wetland, but I question how that will be enforced and monitored and repairs made? Safety issues? Current user groups [self propelled, hikers] have seen our quiet pristine forested and open areas being usurped and unusable due to the other increased trail network of motorized vehicles adjacent to this Lot. Now I fear that current retreats are no longer possible, parking may be an issue, and whereas sky viewing/dark sky was possible, and migratory birds visiting, this could be threatened by any "allowed overnight habitation, generator useage, artificial lighting and noise, music, etc" . The fossil fuel portion of this proposal is unacceptable. The applicant from Richmond wishes to organize convoys of Trucks/trailers/ATVs , increased ferry useage to come over here and burn fuel? No, that kind of 'recreational activity' that further violates our goals of atmospheric renewal and a lessening of carbon etc. pollution should not be encouraged. There are already complaints from the residents to the north of this area, combined with other unfavourable activity's and unpermitted uses. I understand that residents of Melrose south of here also have concerns and objections. I strongly suggest that the RDN deny this application and lean towards a protected status and renewal of wilderness and peaceful nonpolluting considerations of these rare plots of crown lands. Enough off-road activities are already existing outside this place, let us retain and find some peace and nature please. Rehabilitation is a worthy goal. Thankyou, peterB May 05th 2023



Respondent No: 24

Login: VictorR

Email: [REDACTED]

Responded At: May 16, 2023 10:04:28 am

Last Seen: May 16, 2023 16:57:31 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** **Other (please specify)**
Sooke

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Sooke, BC, V9Z1M4

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

We are a family of 4 who are members of the Westcoast ATV club. Right now there is no facility on the lower southern island to ride and practice. Our experience with being members of the club has shown that the leadership goes out of its way to ensure the entire group is respectful of the neighbours around the tracks and also courteous. Our kids can really benefit from having another facility close-by as it encourages them to be outside instead of inside watching TV. This temporary use permit could also bring added revenue to the RDN when there are events at the track.



Respondent No: 25

Login: nosweat

Email: [REDACTED]

Responded At: May 16, 2023 20:13:04 pm

Last Seen: May 17, 2023 02:58:02 am

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Town of Qualicum Beach

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Qualicum Beach, BC, V9K2J2

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

We are needing a area to safely teach new riders. We are also needing a controlled place to have safety courses taught. Riders can have insurance discounts if your able to attend and pass these types of courses. This proposed area is excellent for our region. It's next to HWY 19 and the noises are far enough away from homes. Being from the area there is a larger area across HWY 19 dedicated to motorcycles with zero exceptions to atvs. The ATV clubs have been growing for years and it's nice to see families out on group rides. Please give it a chance as it will put money into the community.



Respondent No: 26

Login: Ericlacey99

Email: [REDACTED]

Responded At: May 17, 2023 12:24:36 pm

Last Seen: May 17, 2023 19:21:19 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Electoral Area F

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Qualicum Beach, BC, V9K1W8

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

Great idea. Finally some place for families to enjoy atv riding in a safe controlled environment. We live in an area with very little crown land. It's very hard to find a decent place to ride quads



Respondent No: 27

Login: rmartell

Email: [REDACTED]

Responded At: May 17, 2023 12:55:38 pm

Last Seen: May 17, 2023 19:46:36 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Other (please specify)

courtenay

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Courtenay, BC, V9J1S8

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

i am a big ATV user and thing this is a great idea to hone your skills



Respondent No: 28

Login: spiritofmc

Email: [REDACTED]

Responded At: May 17, 2023 14:12:55 pm

Last Seen: May 17, 2023 20:56:22 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Other (please specify)

Comox

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Comox, BC, V9M3S7

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

As a member of the Comox Valley ATV club and ATV BC for the last 15 years, I believe that safety is an important issue. Having a training area would encourage new riders to take safety courses and provide other information that helps to keep our back country areas clean and pristine. Last year my husband and I put out a fire while quadding that could have potentially been disastrous. As club members we are an extra set of eyes and ears in the bush and we consider ourselves stewards of the land.



Respondent No: 29

Login: Mgmurphy69

Email: [REDACTED]

Responded At: May 17, 2023 16:47:43 pm

Last Seen: May 17, 2023 23:41:36 pm

IP Address: [REDACTED]

Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.**

Other (please specify)

Comox

Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.**

Comox, BC, V9M3S7

Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

As a member of the Comox Valley ATV club and ATV BC for 15 years I understand the importance of ATV safety. It would be of great benefit to have somewhere to teach safety to others and provide information to new riders. This would ensure responsible riding and help to protect our back country.



Respondent No: 30

Login: Val Christie

Email: [REDACTED]

Responded At: May 18, 2023 06:50:11 am

Last Seen: May 18, 2023 13:25:07 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Electoral Area B (Gabriola & Surrounding Islands)

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Courtenay, BC, V9J1P4

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

I think that having this type of venue is instrumental in promoting healthy, safe outdoor activities. This is a great sport and its a great opportunity to get people and families outdoors to learn how to operate an atv safely so they can go into the wilds and enjoy, learn about and monitor our outdoor areas. As a family that changed from racing motocross bikes to owning atvs, it really is an all inclusive sport that gets children away from screens-tv, computers, phones and see what the real world is all about and embrace the natural world around Nanaimo and surrounding areas. It's a good sport to change the way kids grow up and stay away from the drug scene. Motocross/atv's sure did this for our family as well as all the other riders. 99% of the participants of this sport are stable, responsible people with good values and really care about the environment they live and recreate in. This practice, training and accessory campground facility would become a destination for like riders and In my option would be an asset to the community, promoting safe healthy outdoor activities for kids and families alike. Please, please give this a chance to go forward and turn this land into a positive destination! Thank you for considering this proposal!



Respondent No: 31

Login: Grant.hudson

Email: [REDACTED]

Responded At: May 18, 2023 14:47:37 pm

Last Seen: May 18, 2023 21:41:52 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Other (please specify)

Courtenay

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Courtenay, BC, V9N9J7

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

As a avid ATV rider this site will help train new riders. Wish an area like this was around when I started to ride. With a young grandson soon to becoming a rider if this plan proceeds this will be an asset to him becoming a safe rider



Respondent No: 32

Login: Summitrider

Email: [REDACTED]

Responded At: May 19, 2023 01:10:03 am

Last Seen: May 19, 2023 07:36:51 am

IP Address: [REDACTED]

- Q1. **Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.** Electoral Area E
- Q2. **We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.** Campbell River, BC, V9H1N3
- Q3. **Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.**

Hello My name is Jim Moir and I fully support this application and the opportunities that come with it. I recently moved to Vancouver Island (end of February 2023 to the Campbell River area - about halfway between Campbell River and Comox Valley). I am a Canada Safety Council Chief Instructor for ATV (since 2009), UTV (since 2010) and Snowmobile (since 2017) profiles. I have been instructing since 2004 when I was in the RCMP before later becoming a Chief Instructor. I can deliver instructor training as well as one day operator safety training courses to the general public, industry and various levels of government agencies. I was in attendance of the Comox Valley ATV Club AGM Meeting where I met Oliver Sayah from the club who is trying to create an ATV/UTV training and practice area. I believe this is an excellent opportunity for ATV/UTV community and the various levels of government as well Mosaic Forest Management to work together to create a safe training and practice space such as this location. Currently to my knowledge there is no such designated location anywhere in BC that is designated for ATV/UTV training or practice. I have delivered training all over the Province of British Columbia to the general public, industry and various levels of government agencies. Many times it has been a challenge to locate such a training location to train and practice safe operating skills with the candidates wanting to learn safe riding practices. I have had a lengthy phone conversation with Oliver regarding what he is trying to secure on behalf of Vancouver Island ATV/UTV users. At no time did Oliver note there was going to be a raceway. In your brief notes above it is noted "The proposed racetrack and accessory campground ..." From my understanding there is not going to be a raceway, rather a training area for instructors to train candidates and where people/families etc can attend to practice in a safe learning environment their safe riding and skills. Especially for families with children. I would welcome any further opportunity to discuss this issue with you. If you wish further dialogue on this matter, I can be reached at: Jim Moir cell [REDACTED] email [REDACTED] Website: summitsafetytraining.ca



Respondent No: 33

Login: discoverybird

Email: [REDACTED]

Responded At: May 19, 2023 15:35:02 pm

Last Seen: May 19, 2023 22:28:43 pm

IP Address: [REDACTED]

Q1. Where do you live? If you are not exactly sure first our 'Where do I live in the RDN' map before answering.

Electoral Area F

Q2. We want to ensure we are reaching our residents and we know where they are responding from. Please provide your postal code.

Qualicum Beach, BC, V9K1V3

Q3. Please use this space to provide your input on the proposed application. Note that all responses are public and will be submitted to the RDN Board of Directors for their consideration when reviewing the application for approval.

After reviewing the documentation, our household would prefer this temporary use permit be declined (Application No PL2023-023). We live on Melrose Road and already experience loud, disruptive, dangerous traffic due to the off-road trails. The speed limit on our street is 50km, yet people who use the off-road area often speed, in noisy vehicles that are not permitted for public road use (ATVs and dirt bikes). I have never seen traffic enforcement of any kind on our street. We feel that if the temporary use permit were approved, we would experience heavier, louder, more frequent disruptive and dangerous traffic. There are many families in this area and lots of children ride their bicycles and walk along the road and train tracks here, we want to protect our children and the core of rural living; the quiet life. Thank you for considering our feedback.