



PIID Buildings & Land Improvements Annual Report September 2021

TRUSTEE: JULIEN BAHAIN

Introduction

I would like to start with thanking all the volunteers who were involved in the past year to support our operations and projects. This past year has been an important year from an infrastructure perspective for Piers Islanders with a new water tank and upgrades to the Compound.

Chair Report

It has been a pleasure to serve as a PIID Chair. It takes a team to accomplish all the PIID duties and I'd like to take the opportunity to acknowledge the PIID Trustees and Officers who have made my job easier: Nancy, Velvet, Brent, Monique, and Doug. Thank you for your support and guidance.

We can be proud of our community that supported each other throughout the pandemic. We responded and adapted well.

Meetings held virtually as a result of the covid-19 restrictions have boosted our meeting attendance which is a positive outcome.

I would also like to add that over the past 3 years as a Trustee, I have witnessed a clear change in dynamic on Piers supported by data, such as water consumption, number of full-time residents, property ownership turnover. This has made our roles and responsibilities as Trustees even more relevant and critical to support our community now and in the future. I am a strong supporter of the "Piers" way through volunteering and contributing to the community and it has been great to see people adapting, stepping up, and contributing. We have all demonstrated that we can adapt throughout the pandemic, and I am sure that we will keep adapting to whatever comes next.

Buildings report

On the buildings front, the Old Fire Hall was successfully repainted. The Fire Hall is being maintained with great care by our Firefighting team. I would like to acknowledge all the volunteers who donated funds, time and helped along the way.

Reservoirs & Lands report

As part of the Water Project, the land lease agreement between PIA and PIID was amended to reflect the new position of the Water Tower along with the detailed description of the actual tank.

Dolphin Road Compound report

While we were at the brainstorming stage and beginning of implementation last year when we reported back during the AGM, the past 12 months have seen a lot of work done, including the following:

- An additional third survey was sent to landowners to help inform operational solutions;
- Electrical upgrades including a new electrical shed were completed; and



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- New vehicle and pedestrian gates were installed;
- A draft bylaw #133 was presented to Islanders at the August 10, 2021 PIID meeting.



The next steps include:

- Approval of Bylaw #133 at the 2021 AGM and repeal Bylaw #115; and
- Bylaw implementation including EV charging opportunities, fob distribution, trailer parking enforcement.

Discussions will need to be reopened regarding the ramp gate and how to best proceed. Recommendation from a past meeting was to fix the gate with volunteer time. This is yet to be done and the access remains unsecured. In addition, the change to “no key” on the two other gates may impact the solution and this will need to be carefully reviewed before proceeding with repairs.

Conclusion

In conclusion, a lot has been done over the past 12 months. Our infrastructure is in great shape overall. Nothing would be possible without the cooperation of Islanders and the support we get from volunteers making these projects affordable for all.

Thanks again to all our volunteers and to our PIID team.

Submitted by:
Julien Bahain
PIID Chair
PIID Buildings & Land Improvements Trustee