

Minutes of Community Information Forum Meeting
Breakers Pub Loft
Wednesday, February 4th, 2015
5:00 p.m. – 6:35 p.m.

Members present

Brian Musgrave
Mike Slubowski
Don Scott
Luanne Roth
Harry Young
Ken Shaw
Bill Mounce
Richard Mellis
Michal Sluka
Nancy Wilson
Bob Payette
Henry Clifton

PRPA staff Present

Ken Veldman
Maynard Angus
Char Hamilton

Regrets

Dan Harris
Bob Blain
Peter Freeman
Sheila Gordon-Payne
Ken Lippett
Ken Minette

1. Call to Order

Ken Veldman called the meeting to order at 5:05 pm.

2. New Members

Bob Payette, Henry Clifton and Ken Minette have been added as new members to the Community Information Forum.

3. Last Meeting

- **Minutes**

The November 26th, 2014 minutes were circulated and accepted.

- **Business arising from the minutes**

- i. Public dissemination of minutes and Environmental Monitoring Results (EMR)
 - Ken Veldman reported that both the meeting minutes and the EMR will be included within PRPA’s new website, which is expected to be published within the next few weeks.

4. **Road Rail Utility Corridor (RRUC) tour follow-up**

One comment from a committee member who participated in the tour is to get the information out to the public sooner than later. Veldman informed the members in attendance that a formal announcement of the project could be later this spring; it will occur once the project partners are engaged, prepared and schedules align. Others enjoyed and appreciated the tour and the information shared related to the bigger picture surrounding the project.

It was noted that future expansion timelines of the RRUC will be driven by new terminal investments at Ridley Island--as new projects materialize, the RRUC will grow to meet their rail requirements.

A request was made to provide the committee members with PRPA’s Gateway 2020 Development Vision that includes a map of proposed projects for Ridley Island.

Action: A copy of the document will be shared with the committee members.

5. **Economic Impact Study (EIS)** – Ken Veldman provided the members with a presentation on the findings of the EIS. The following are highlights from the summary:

- The study highlights both the **Growth and Diversification** of the Port over the past decade. In this context, it was noted that RTI’s current exposure to low coal prices (and correspondingly lower volumes) is being balanced off by record years in 2014 at PRG, Fairview and Westview.
- **Employment numbers** associated with the gateway have doubled since 2009, with an estimated 3,060 direct full-time equivalent jobs. When including indirect the number climbs to 4,770; when including induced the number climbs to 5,840.
- 57% of the jobs are estimated to be in Prince Rupert and 43% along the northern corridor. Rail and trucking employment, especially in Prince George, absorbs a majority of the latter number, but it impacts almost every community along the highway.
- **Wages** related to port jobs has experienced significant growth, with an estimate \$100 million annually in direct wages.
- **Taxes** to all levels of government, via corporate, income and property taxes measure \$80 million collectively. Operations directly related to PRPA lands paid \$6.4 million in 2013 property taxes to local government.

The Economic Impact Study can also be found on PRPA’s web site – www.rupertport.com

Henry Clifton joined the meeting at 5:40 PM.

6. Ridley Island Project Cargo/Breakbulk Facility (RIPC) – Ken Veldman provide a high level overview of the facility. The overview included some of the following:

- The project is an investment by the Port Authority only
- Viewed as a pilot project for now to prove the concept of moving project cargo through the gateway.
- Anticipating that with future proposed projects the facility can accommodate project cargo like mining, windfarm and LNG equipment.
- There is potential of a first nation partnership that will act as the operator of the facility.

A question was asked – “What percentage of the investment for the project (RIPC) was local?”

Action: To find out the details and share that at the next meeting

7. Roundtable discussion

- A member of the committee heard the Canpotex project may be delayed another year due to the lack of due diligence conducted on the sediments issues.

Question: Will PRPA be involved with advancing a port-wide approach to dredging and sediment management issues?

Action: Ken Veldman will get an update from PRPA’s Project Development department and come back with an answer at the next meeting.

- Question: Is BC Hydro installing power line out on Ridley Island?

Action: Ken Veldman will find out more information on this.

- Question: Are we expecting a formal announcement on phase 2A by the end of this quarter?

Answer– Potentially, but an FID from Maher is not in place at the moment. Pre-construction site work is currently underway at Fairview.

- Question: What does PRPA think of the water-based terminal option that Exxon is considering?

Answer -- PRPA could not comment on pros and cons of the Exxon terminal design options. It was noted that the Exxon project is not located on PRPA’s lands, and is not directly within its jurisdiction.

- Question: Can you provide clarification on the status of the site on Ridley Island associated with future RTI expansion?

Answer: RTI has executed an option to exert future development rights on the site directly to the south of the current facility. RTI is not developing a project at this time. RTI’s current lease with PRPA specifies that RTI only has the legal right to

export coal, petcoke and wood pellets (from when it previously handled that cargo) through its facility, and specifically precludes them from any other projects.

- Question: Where is the Port's currently staffing levels at and where to you expect your staffing levels to be at over the next 12 – 14 months

Answer: The Port Authority is currently at 67 employees. Long term planning from an HR perspective is tied strongly to future volume increases and the advancement of proposed projects (e.g. LNG, Canpotex, etc.) to an FID.

- Question: Has there been any advancement on the proposed Cow Bay development on the land being purchased from the City by PRPA?

Answer: There has been a significant delay in the final execution of the sale, but final execution appears to be imminent. In the interim, PRPA has done some preliminary planning and design work, with a primary focus on the former Odin dock area for an office/commercial building with a significant public access area.

- Question: Any update on the status of the Atlin Marina Project?

Answer: While the relevant waterlot lease would be on PRPA land, the marine proposal is being led by the City. Some early site work has been done, with the understanding that the project could move to construction later this spring.

- Question: Is there any update on timing for a PNW LNG decision?

Answer: Timing is in the hands of PNW, but it was noted that the federal government's environmental assessment process is not due to conclude until late spring/early summer, so a final decision to proceed couldn't be made in advance of that.

Question: Stuffing and transloading - what are the long term plans given the land limitations at the Port?

Answer: Currently, Quickload and Tidal Transport are both involved with those kind of logistics services at sites outside of PRPA land, primarily involving Northern BC forest product exports. In the long term, PRPA planning sees the development of land along the Ridley Island Access Road as being the most seamless way to integrate that service. Currently, those lands are under provincial government jurisdiction, and PRPA and the City are working with the BC government to bring them to market.

8. Next Meeting

- a) **Agenda items – To be determined.**
- b) **Next meeting date - Wednesday, March 4th, 2015**

Meeting adjourned at 6:40 pm.