

The Cordovan

Fall 2014

Issue 13

Cordova Bay Association for Community Affairs (CBA)
www.cbasn.com



Municipal & School Board Elections

General elections will be held across British Columbia on Saturday, November 15, 2014. Cordovans can vote from 8:00 am to 8:00 pm at Cordova Bay Elementary School.

Reader Feedback

- What do you enjoy about the Cordovan newsletter?
- Are there features you feel are better than others?
- How about the timing of editions throughout the year - March, July and November?
- Do you have suggestions for future articles?
- Are you interested in writing articles?
- We are always looking for people to contribute to each edition.
- If you are interested, email the coordinator, Ruth at klapauszak@gmail.com

Cordova Bay Association for Community Affairs

P.O. Box 41003
5166 Cordova Bay Road
Victoria V8Y 0A3

President: cba.president@cbasn.com

Membership: cbamail@shaw.ca

Advertisements: cba-advertising@cbasn.com

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<http://www.cbasn.com/>

Cordova Bay Golf Course is Magnetic! Expanding on Environmentally Sound Initiatives

By Ruth Klapauszak, Cordova Bay Resident

Dean Piller, Superintendent at the Cordova Bay Golf Course since its inception in

1990, says they are now using a new technology used in agriculture to save money on water and other resources.

This new technology includes the use of strong magnets installed into the mainline of each irrigation pump station that structures

the irrigation water as it is pumped out onto the Bay and Ridge Golf Courses. These systems, developed by Magnation in California create rain-like water by restructuring the water molecules, improving their solvency and reducing their surface tension allowing delivery of water more uniformly into the soil. These properties allow nutrients to be more accessible to cells, thus developing vigorous crops, greener turf, healthier soils, animals, and people (< <http://www.moreplant.com/blog/>> <http://www.moreplant.com/blog/>). Cordova Bay's irrigation staff rely on moisture sensors when determining irrigation run times each day and are noticing improved soil moisture levels resulting in substantial water savings.

Piller says that the summer of 2013 was a trial period for Cordova Bay to test the magnets influence on water savings and plant health. "Magnation claims a savings of up to 20% in water requirements for lawns and crops and crop yield increases of up to 20 percent so we ran a series of research projects using the smaller magnets during hand watering. The results were so impressive that we installed the larger systems this season to treat all of our water used for irrigation." With approximately 1 month remaining in the irrigation season Piller concludes that they are saving close to 20 percent in water and fertilizer requirements while enjoying better overall conditions during what has been a very hot and dry summer. Piller calls it a game changer not only for golf courses but for home owners. A small magnet costs around \$500 to treat your domestic household water that improves your water for domestic and irrigation purposes. For more information on Magnation systems inquiries can be made to rainwaterinfo@shaw.ca.



President's Corner

By Anthony Minniti, CBA President



After a long and splendid summer, autumn has crept up on us. Following our summer hiatus, the CBA was back to work in September. We have completed our assessment of Cordova Bay Day: it was a great success, the best-

attended event on record and a tribute to the diligent work of the working committee, the volunteers, the participants at all three venues, as well as the community sponsors. The success of this event will provide funds for our 2015 matching grant with Saanich, or a donation to a worthy local non-profit organization.

Concurrently, we have been preparing for the upcoming Municipal election on Saturday, November 15, 2014. The CBA, along with the Blenkinsop Valley and Broadmead Community Associations, is planning an All Candidates Meeting on October 30, 2014 at Lochside School. The audience will have the opportunity to hear from the mayoral and council candidates and I encourage everyone to attend the meeting and consider the many relevant issues affecting our community:

- sewage treatment and wastewater management
- amalgamation
- affordable housing in our community
- transportation: roads, transit, bike lanes, LRT
- budgeting and taxation.

Simultaneously, the CBA is also engrossed with many community development applications on Cordova Bay and on the ridge. The Trio property has been SOLD and we have started a subcommittee to assist the board. Presently we have 2 interested individuals and we are looking for at least 4 members at large to assist. Please email me if you are interested. This may be the largest development in Cordova Bay in last 25 years!

In summary, it's a very busy time in Cordova Bay. We're looking for assistance from the community on many worthy tasks: writers and editors for webpage, the Cordovan and potential new Board members. All are welcome!

Anthony Minniti

email: cba.president@cbasn.com

CBA membership

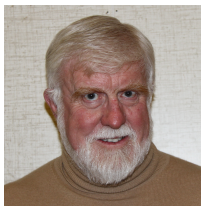
By Randy Otto, Membership Chair



Our membership continues to be strong with 644 members. At the end of 2013 we had an all time high of 670. We are quite certain that we will exceed that number by year end. Recently we sent out renewal reminders to 80 members who have not renewed since 2013 and 14 members who have not renewed since

2012. In January those who have not renewed from 2012 will unfortunately be removed from our mailing list. If you are not certain if you are on this list then please email us at cbamail@shaw.ca or phone me at 250-658-9331.

2014 Traffic Report



By Graham Shorthill, Traffic Chair

The vital statistics report for the capital region has just been delivered to every home and the good news is that the Sayward intersection is no longer on the list as one of seven most dangerous intersections in the region. Let's hope we

can have similar success some current problems.

The major worry at the moment is the complex traffic problems on the stretch of Haliburton to the highway where pedestrians, cyclists, motorist and buses mix as they move between the ridge and the highway. As a first step we would like to see the traffic signals change at the intersection so that the left turn to Victoria is on longer during peak periods. After that, it is a case of side walks and bike lanes; these come at a cost, which is always bad news. However, in this case there is physical room in the road allowance to make these changes, which is good news.

The other large issue is Sunnymeade where the residents are worried about speeding drivers cutting through their neighbourhood. The first step we want to see is a 40 k.p.h. speed limit in the area, which would bring it into line with the surrounding roads. After that, there should be formal stop signs at each junction with the Sunnymeade circular drive so that in-coming motorists know they are entering a residential neighbourhood.

The "For Sale" sign has been taken down and replaced with "Sold" on the old Trio site. The land will probably be used as some form of mixed use housing and that is going to present some major traffic issues, so stay tuned.

For all the traffic issues in Cordova Bay, check the website. The next update should be at the end of October.

Changes Coming at Trio Property

By Roger Stonebanks, Cordova Bay Resident

The identity of the new owner of the 26-acre Trio property at 773 Cordova Bay Road will be known when the unconditional sale closes on Dec. 15. Colliers International, representing Trio Ready Mix, won't identify the purchaser until then but the Victoria Times Colonist has reported that it is a Vancouver land developer.

The land, a former gravel pit, was listed for sale by the McLaren family last November with an asking price of \$11.5 million, later reduced to \$8.9 million. Its development, across Cordova Bay Road from Sayward Hill, will be significant for Cordova Bay.

There are three zonings from 1999 on the 10.6-hectare site which is inside the Urban Containment Boundary and the Sewer Service Area:

1. On the southeast side, 3.45 hectares, where Trio Gravel Mart was located, development of up to 110 housing units in condos and townhouses is contemplated. The zoning is RM-3TR. The condos will be limited to six storeys (18 metres or 59 feet).
2. To the north, on 3.96 hectares, the property is zoned M-2 for indoor and outdoor storage facilities. Colliers, however, has said that redevelopment of the property has "the potential to add additional residential units through rezoning the existing M-2 Industrial Zone portion of the site."
3. The southwest part of the site, 3.19 hectares, is characterized by Colliers as "unusable green space." It is zoned P-4 which permits a variety of uses including park, community centre, recreational facility, accessory residential, accessory buildings and structures, adult or child day care. Buildings must not be higher than 10 metres (32.8 feet).

Zoning details are set out in the Saanich Zoning Bylaw -- <http://www.saanich.ca/living/pdf/zone8200.pdf>. Any development at Trio will require a Development Permit from Saanich. The Development Permit Guidelines are set out on the Saanich website - <http://saanich.ca/living/community/dpa/index.html>. Any proposed change in zoning will require Saanich council approval and a public hearing. A Development Permit, on its own and not accompanied by a rezoning proposal, needs Saanich approval at committee of the whole/council.

Doctor's Corner

By Dr. Anahita Ariana, Cordova Bay Resident

If you happen to be one of thousands of individuals who use Ativan, Valium, Xanax, or another benzodiazepine, please take note of a recent study undertaken by researchers from France and Canada. This study found a striking association between benzodiazepine use and the risk of being diagnosed with Alzheimer's disease.

Specifically, people who had taken a benzodiazepine for three to six months increased their risk of developing Alzheimer's by 32%, while taking it for more than six months boosted their risk by 84%.

It is important to point out that this relationship is an *association*, and causation remains unestablished. Nevertheless, the findings suggest a powerful relationship, and given the fact that Alzheimer's disease has no cure, any potential avenue for prevention is compelling.

Meanwhile, there are other important reasons for older individuals to avoid benzodiazepines, including the fact that common side effects, including confusion and clouded thinking, can have disastrous consequences such as falls, fractures and auto accidents.

Happy Champs

By Roger Stonebanks, Cordova Bay Resident

Cordova Bay Blackout players, with their medals and plaque, won the Western Canadian U-18 Softball Championship last August in Battleford, Sask. They finished the tournament with a perfect 8-0 record. Coaches Derek Brooker, Dan Murphy and Ivan Chow were happy for the local girls' victory. "They've been close over the years and to finally win it all in the last game together is fitting," said Brooker. The Western Championships are the furthest they can go, he said, because they played U-18B - BC sends its top three A teams to the Canadians and the top two B teams to the Westerns. (Mike Horne Photo)



Back Row L to R: Kaitlyn Tucker, Devon Ramwell, Emily Cox, Emi Horne, Mia Brooker, Hannah Batch, Sierra Spracklin, Ali Knight, Selena 'Phil' Spracklin (Bat Girl) Front Row L to R: Haley Chow, Brynn Irving, Sydney Murphy

Upcoming Cordova Bay Events

October 30 - ALL CANDIDATES MEETING

- 7:00 p.m.
- Lochside Elementary School
- Meet the candidates for the November Municipal elections
- All residents of Saanich are invited to attend

November 1 - "ON THE RIDGE" CRAFT FAIR

- 10:00 am - 4:00 pm
- Cordova Bay United Church Hall, 813 Claremont Avenue
- Juried craft fair
- Enjoy a hot Soup Lunch, or coffee and muffin.
- Classical guitarist, Brad Prevedoros
- \$2 admission for charity. Wheelchair accessible. Everyone welcome

November 1 - 55+ Christmas Craft Fair

- 10:00 am to 3:00 pm
- Cordova Bay 55+ Club

November 1 - "MESSY CHURCH"

- 10am-12:00 noon
- St.David's By the Sea
- FIRST Saturday of every month for all ages, hands-on craft activities, games, songs, prayer, a story and an early lunch.

November 15 - MUNICIPAL & SCHOOL BOARD ELECTIONS

- GENERAL ELECTION DAY IN BRITISH COLUMBIA
- 8:00 am to 8:00 pm
- Cordova Bay Elementary School

November 18 & 19 - FRIENDS OF OUR THEATRE AUCTION

- 7:00 p.m.
- Claremont High School Theatre
- Join Claremont High School Theatre for a night of dessert, music, and dance!
- Featuring Selections from the musical *Matilda*

November 20 - FLU SHOT CLINIC

- 9:30 a.m. to 11:30 a.m.
- Cordova Bay 55+ Club Studio
- Pre-Register on the sign-up sheet in the Lounge
- Bring your Care Card when you come
- Free for all Seniors

December 4, 5, 6 - "CONEY ISLAND CHRISTMAS"

- 7:30 p.m.
- Claremont High School Theatre

December 6 - ST. PETER'S CHRISTMAS CRAFT FAIR

- St.David's By the Sea

December 7 - LESSONS & CAROLS

- 10:00 a.m.
- St.David's By the Sea

December 14 - CHRISTMAS ADVENT READING & SONGS

- 10:00 a.m.
- Cordova Bay United Church

December 24 - CHRISTMAS EVE SERVICES

- 4:00 pm and 8:00 pm
- Cordova Bay United Church

December 24 - CHRISTMAS EVE FAMILY SERVICE

- 4:00 p.m.
- St.David's By the Sea

The Cordovan receives submissions from residents and members. The content is not officially endorsed by the CBA board prior to publication.

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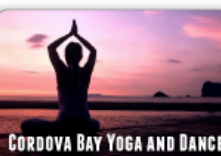
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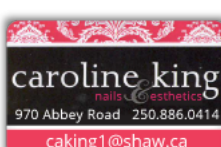
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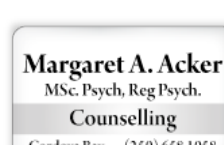
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Home Improvements



Legal



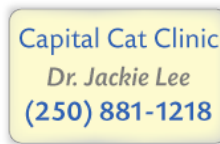
Local Representatives



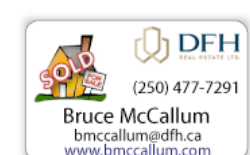
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