

Provincial Crown Parcel Block 6, Cape Roger Curtis Bowen Island

From: David Sheffield <David.Sheffield@metrovanancouver.org>
To: brett.r.hudson@gov.bc.ca, Hudson, Brett R ENV:EX <Brett.R.Hudson@gov.bc.ca>
Sent: June 21, 2022 9:37:23 AM PDT
Attachments: CRC Neighbouring Land Ownership.pdf

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CONFIDENTIAL

Hi Brett,

Brian Bawtinheimer has referred my inquiry to you respecting the potential availability of Crown parcel Block 6 at Cape Roger Curtis on Bowen Island for parks purposes. I had spoken with you back in 2017 and 2018 when Metro Vancouver was putting together its new regional park land acquisition strategy. You provided some very useful background and insights about the CRD program and process. Our Land Acquisition Strategy was adopted in 2018 and in conjunction with an expanded budget, we have been able to add significant areas to existing parks as well as explore some new initiatives. This is all very timely with the dramatic increase in visits to regional parks during COVID which has provided a glimpse into the future when many parks will face capacity issues.

Oceanfront park experiences have always been at the top of the public's desire list. Accordingly, over the past year we have investigated in detail the opportunity to create a significant new regional park at Cape Roger Curtis on Bowen Island through the purchase of private lands. In 2020, the Bowen Island Conservancy was able to purchase 32 acres of waterfront at the Cape. Cape Roger Curtis remains one of the largest significant areas of undeveloped Coastal bluff waterfront in our region, a landscape type very under-represented in the holdings of all park agencies in south western British Columbia.

When the Gulf Islands National Park Reserve was proposed around 2010, the 150 ha. Crown Block 6 just inland at Cape Roger Curtis (see attached map), was identified as one of the most compelling additions to such a reserve along with the adjacent private waterfront lands at Cape Roger Curtis. Around that time, the Island Trust Conservancy worked with the Bowen Island Conservancy to establish an 18 ha. Nature Reserve at Fairy Fen which is managed locally by the Bowen Island Conservancy.

The Conservancy also recommended the preservation of the entire Huszar Creek watershed around Fairy Fen. Huszar Creek terminates in a waterfall discharging into the Strait of Georgia on private land at Cape Roger Curtis. Much of the creek including the waterfall would be within the proposed park area. Maintenance of the existing hydrological system and watershed was felt to be critical to the forest and riparian values of this important natural corridor. With an opportunity to preserve a considerable amount of waterfront land at the Cape adjoining Crown Block 6, it would seem like a prime candidate as potential park land, subject to existing rights that have been granted. I believe that there is a Coast Guard communications site towards the eastern part of the block but it seems otherwise unencumbered.

On September 16, 2021 following five years of campaigning, Howe Sound was designated Canada's 19th United Nations Educational, Scientific and Cultural Organization (UNESCO) biosphere, allowing stakeholders in the region to collaborate more effectively on sustainable development. Waterfront and low coastal lands are an important part in the preservation of the area's natural values but are the most scarce and expensive to obtain. Our initial discussions with the Squamish Nation indicates support for park creation in this area.

Does the Province have any long-term plans for Block 6 and would it consider its inclusion in a broader potential park initiative involving Metro Vancouver's purchase of key private lands at the Cape? The Province has had a long history of supporting Metro Vancouver Regional Parks and during the past Provincial election, the Premier reiterated the desire to work with Metro Vancouver to expand the regional park system. It would seem that blocking up lands held by different

government agencies along with strategic private land purchases is the most effective way of creating some large preserved areas in South Western B.C. Thanks for your review and consideration of this proposal.

Best regards,

David Sheffield, RPF
Park System Planner, Regional Parks
Parks and Environment
c.604-220-1866

RE: Provincial Crown Parcel Block 6, Cape Roger Curtis Bowen Island

From: David Sheffield <David.Sheffield@metrovanancouver.org>
To: Hudson, Brett R ENV:EX <Brett.R.Hudson@gov.bc.ca>
Cc: Bawtinheimer, Brian FLNR:EX <Brian.Bawtinheimer@gov.bc.ca>, Bawtinheimer, Brian WLRS:EX <Brian.Bawtinheimer@gov.bc.ca>
Sent: June 24, 2022 2:43:55 PM PDT

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Hi Brett,

Thanks for the response. We are aware of the Community and Institutional Program administered by the Land Branch and in fact have an application in at the moment to expand Minnekhada Regional Park in Coquitlam under that program. The reason we retained Mel Turner as a consultant in 2020 was to facilitate a protocol with the Province to streamline a process under which Metro Vancouver and the Province could work together to increase the amount of regional park land in B.C.'s most populous region. The desired outcome was one similar to the Lower Mainland Nature Legacy Program that added a significant amount of Provincial Crown land to the Regional Park system in the 1990s.

When we apply through the regular program route through Front Counter B.C., we generally end up in a multi-year process that we have to push hard to move forward. We have been asked up front to conduct initial discussions with both the appropriate Provincial and First Nations contacts to indicate that they are in general agreement with the applied for acquisition. We have been in discussion with the Squamish Nation on the Cape Roger Curtis regional park initiative and I was hoping for a general pre-application review from the Province to indicate whether the subject lands or a portion thereof would be a good candidate as an addition to our proposed regional park. We have less than a year to complete our conditional contract to purchase the private lands at Cape Roger Curtis and this is a huge stretch for Metro Vancouver. One of the downsides of this initiative is that the park area is relatively small and we are looking to block up with adjacent lands that could potentially be added to the park initiative. We are also entering into a fundraising campaign and this will be one of the highest profile new parks established in Metro Vancouver in decades. We are hoping for some indication of both Provincial and Federal support within the fundraising window before May 2023.

We consider this an extraordinary opportunity that we need to realize within a relatively short time and we will be reaching out for support to different potential donors and partners. While we recognize the standard process for such Crown land applications, the success of this initiative will depend on some high level pre-application support. Back in 2010, I worked on establishing a new regional park on Sumas Mountain in Abbotsford and the pre-application support and actions of staff in the Crown Lands Branch really helped to facilitate a lease of a large block of Crown land. I think that a waterfront park at Cape Roger Curtis will be an achievement that all levels of government will want to support and it will be a major legacy for the Metro Vancouver area.

Best regards,

David Sheffield, RPF
Park System Planner, Regional Parks
Parks and Environment
c.604-220-1866

From: Hudson, Brett R ENV:EX [mailto:Brett.R.Hudson@gov.bc.ca]
Sent: Thursday, June 23, 2022 11:55 AM
To: David Sheffield <David.Sheffield@metrovanancouver.org>
Subject: RE: Provincial Crown Parcel Block 6, Cape Roger Curtis Bowen Island

WARNING: This email originated from outside of our organization. Do not click any links or open attachments unless you trust the sender and know the content is safe.

Hi David. Thank you for the information on the proposed park on Bowen Island. I am glad to hear of your successes with the implementation of the land acquisition strategy. We are all certainly feeling the pressures from increased visitation during the pandemic.

Decisions on the disposition of Crown land to local and regional governments for park purposes are made through the Community Institutional Program administered by the Lands Branch, which is now part of the Ministry of Forests, following the recent provincial government re-organization. An application for a sponsored crown grant should be made through the Frontcounter BC South Coast office. Their website is: [Surrey - Locations - Natural Resource Online Services \(gov.bc.ca\)](https://www2.gov.bc.ca/gov/content/southcoast/locations/naturalresourceonline/)

The link below will provide you with further information on the program and the application process.

[Land use - Community Institutional Program - Province of British Columbia \(gov.bc.ca\)](https://www2.gov.bc.ca/gov/content/southcoast/locations/naturalresourceonline/)

The process will require a “sponsoring” ministry to indicate support for the application. Either the Ministry of Environment or the Ministry of Municipal Affairs could act as sponsor for an application of this kind.

Good luck with the application, and if I can be of any further assistance, please don't hesitate to let me know.

Regards,

Brett Hudson

Director, Planning and Land Administration
BC Parks, Recreation Sites and Trails Division | Provincial Services Branch
Ministry of Environment and Climate Change Strategy
4th Floor - 525 Superior Street | Victoria, BC | V8V 1Y7
778-974-4823

From: David Sheffield <David.Sheffield@metrovancover.org>
Sent: June 21, 2022 9:37 AM
To: Hudson, Brett R ENV:EX <Brett.R.Hudson@gov.bc.ca>
Subject: Provincial Crown Parcel Block 6, Cape Roger Curtis Bowen Island

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Best regards,

David Sheffield, RPF
Park System Planner, Regional Parks
Parks and Environment
c.604-220-1866

FW: Agenda Items to Add, NSPCG Meeting

From: Ryan Bergen <Ryan.Bergen@metrovancover.org>
To: ryan.village@gov.bc.ca, Village, Ryan ENV:EX <Ryan.Village@gov.bc.ca>
Sent: February 1, 2023 8:48:17 AM PST
Attachments: 2023 February 2 North Shore Parks Coordination Group Agenda DRAFT.DOC

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

From: Ryan Bergen
Sent: Wednesday, February 1, 2023 8:05 AM
To: Mike Redpath <Mike.Redpath@metrovancover.org>; Paul Brar <Paul.Brar@metrovancover.org>; Mike Mayers <Mike.Mayers@metrovancover.org>; Tyler Langeloo <Tyler.Langeloo@metrovancover.org>; 'abanks@westvancover.ca' <abanks@westvancover.ca>; 'Daniel.Scott@gov.bc.ca' <Daniel.Scott@gov.bc.ca>; Derek Priestley <dpriestley@cnv.org>; Ian Haras <IHaras@westvancover.ca>; Sam Stickney <Sam.Stickney@gov.bc.ca>; 'WarrinerS@dnv.org' <WarrinerS@dnv.org>
Cc: Monica Glier <Monica.Glier@metrovancover.org>
Subject: Agenda Items to Add, NSPCG Meeting

Hello everyone!

If anyone has any items to add onto tomorrow's agenda, please reply to this message with additions.

All the best,
Ryan Bergen,
Acting Administrative Assistant

North Shore Parks Coordination Group Meeting

Thursday, December 2, 2023
2:00 - 3:30 PM

Zoom: [s.15](#)

AGENDA

Item #	Topic / Discussion Items	Speaker
1.0	Welcome	Paul
2.0	Review of December 1, 2022 Minutes	Paul
3.0		
4.0		
5.0		
6.0		
7.0	Updates / Emerging Issues Round Table	All
8.0	Other Business	All
9.0	Adjourn	

Distribution:

Mike Redpath, MVRD
Paul Brar, MVRD (Chair)
Mike Mayers, GVWD
Tyler Langeloo, MVRD
Sam Stickney, BC Parks
Daniel Scott, CMHC

Steffanie Warriner, District of North Vancouver
Adam Vasilevich, District of North Vancouver
Andrew Banks, District of West Vancouver
Ian Haras, District of West Vancouver
Derek Priestly, City of North Vancouver

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Regional Parks Land Acquisition Opportunity Cape Roger Curtis - Neighbouring Land Ownership

