



# ISLANDS TRUST CONSERVANCY

## FIVE-YEAR PLAN

2018-2022



ISLANDS TRUST CONSERVANCY

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The Islands Trust Conservancy Five-Year Plan was approved by the Honourable Selina Robinson, Minister of Municipal Affairs and Housing, on July 12, 2018.

# 1. INTRODUCTION

In 2017, the Islands Trust Conservancy<sup>1</sup> reached an important milestone of 100 protected places in the Trust Area, preserving over 1,200 hectares of diverse island ecosystems, in collaboration with private landholders, land trusts and other conservation partners. The Islands Trust Conservancy recognizes that the ability to protect these island ecosystems is possible because of the thousands of years of stewardship by the First Nations with interests in the lands and waters in the Trust Area, which has created a lasting natural legacy throughout the islands.

The Islands Trust Conservancy was created by the Province of British Columbia in 1990 as a regional land trust and conservation arm of the Islands Trust to protect in perpetuity some of the most ecologically and culturally significant places in the Islands Trust Area. To do so, the Islands Trust Conservancy works closely with partners to protect sites through land donation, conservation covenants, land purchases and public education.

The Islands Trust Conservancy plays an important role in preserving and protecting the unique and fragile ecosystems found in the Strait of Georgia and Howe Sound. The area is among the most biologically diverse regions in the Province of British Columbia and is globally significant with respect to the at-risk Coastal Douglas-fir biogeoclimatic zone. The Islands Trust Area holds 25% of British Columbia's Coastal Douglas-fir zone, the largest percentage of any local government jurisdiction in the province. Within regional districts and biogeoclimatic zones found within the Islands Trust Area, there are a total of 149 red-listed (extirpated, endangered, or threatened) species (18% of the provincial total) and 162 blue-listed (special concern) species (20% of the provincial total) (BC Conservation Data Centre, 2017). There are also a high proportion of the province's red and blue-listed ecological communities. The Islands Trust Area supports some of Canada's last remaining Garry Oak ecosystems and the associated rare plants, mosses, butterflies and reptiles. Island coastlines support eelgrass meadows, forage fish habitat, glass sponge reefs and other extraordinary marine environments. These numerous rare and endangered species and ecosystems will not survive unless sufficient habitat is protected and carefully managed for its ecological integrity. The Islands Trust Conservancy's work encouraging and assisting private landholders to protect ecologically valuable land in this region is vital to the provincial government's efforts to protect these important and imperiled ecosystems.

Reaching 100 protected places and embarking on both a new Five Year Plan and a 10-year Regional Conservation Plan provides an opportunity to reflect on the past and to look forward, to a future where caring for the most fragile of island ecosystems can be carried out in true collaboration with the other entities of the Islands Trust, First Nations, conservation partners and islanders.



<sup>1</sup> Previously known as the Islands Trust Fund Board. Name change effective May 31, 2018

## 2. THE ISLANDS TRUST CONSERVANCY MANDATE, MISSION AND VISION

### The Legislated Mandate of the Islands Trust Conservancy

In 1974, the Province of British Columbia recognized the islands between Vancouver Island and the mainland as a special place within the province where the unique beauty, rural character and rare ecosystems should be protected from overdevelopment. Through the *Islands Trust Act*, the province established the Islands Trust, with the following mandate (known as the Object of Islands Trust):

*To preserve and protect the trust area and its unique amenities and environment for the benefit of the residents of the trust area and of British Columbia generally, in cooperation with municipalities, regional districts, improvement districts, other persons and organizations and the government of British Columbia.<sup>2</sup>*

In 1990, through the enactment of a section of *Islands Trust Act*, the Islands Trust Fund (now Islands Trust Conservancy) was established as a conservation land trust to assist in carrying out the “preserve and protect” mandate. Part 6 of the *Islands Trust Act* establishes the corporate status, responsibilities, and governance structure of the Islands Trust Conservancy.

The Islands Trust Conservancy is one of 16 corporate entities<sup>3</sup> charged to uphold the Object of the Islands Trust. It carries out the preserve and protect mandate through the conservation of land as nature reserves, nature sanctuaries or conservation covenants, and public education.

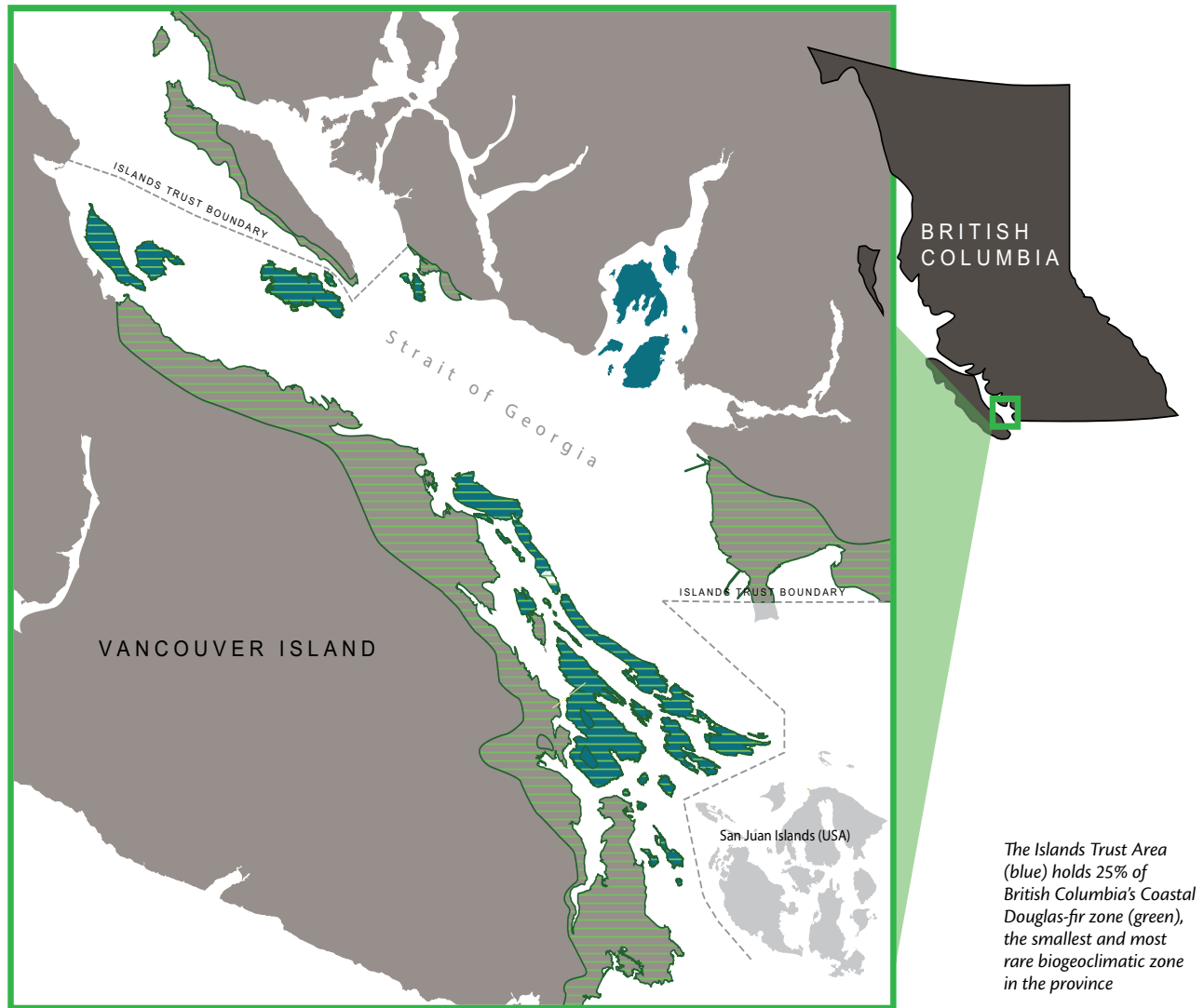


### Under the *Islands Trust Act* (Section 44)

1. The Islands Trust Conservancy must prepare and submit to the Minister, at least once every five years, a plan for the trust fund respecting
  - a) policies on acquisition, management and disposal of property of the trust fund,
  - b) policies on investment of money of the trust fund,
  - c) goals for major acquisitions of property by the trust fund, and
  - d) other matters as required by the Minister
2. The Islands Trust Conservancy must not, without the prior approval of the Minister, acquire, hold or dispose of land except in accordance with a trust fund plan under subsection (1) that has been approved by the Minister.

<sup>2</sup> The Islands Trust Council passed a resolution in 2015 supporting in principle amendment of the *Islands Trust Act* to add First Nations to the list of those with whom Islands Trust cooperates.

<sup>3</sup> The Corporate entities charged to uphold the Object of the Islands Trust include the Trust Council, the Executive Committee, thirteen local trust committees and the Islands Trust Conservancy.



## The Mission and Vision of the Islands Trust Conservancy

The **mission of the Islands Trust Conservancy** is to protect special places by encouraging, undertaking, and assisting in voluntary conservation initiatives within the Islands Trust Area.

The **vision of the Islands Trust Conservancy** is that the islands and waters of the Strait of Georgia and Howe Sound will be a vibrant tapestry of culture and ecology where humans live and work in harmony with the natural world. This special place will have a network of protected areas that preserve in perpetuity the native species and natural systems of the islands. Engaged community members and conservation partners will work together to protect large natural areas and key wildlife habitat. Viable ecosystems will flourish alongside healthy island communities.

The Islands Trust Conservancy has a strong desire and vision for developing improved relationships with First Nations, and recognizes there is much to learn from First Nations' about their knowledge of and connection to the land and waters of this region. The Islands Trust Conservancy shares the commitment of the Islands Trust to change its organizational approach to relations with the First Nations with interests in the lands and waters in the Trust Area. The goal is to move beyond formality and have interactions rooted in a sincere and genuine relationship of mutual respect and collaboration.

## 3. GOALS AND OBJECTIVES OF THE ISLANDS TRUST CONSERVANCY

### Building on Achievements

#### Protected Lands

Since its inception in 1990, the Islands Trust Conservancy has protected 1,254 hectares (3,098 acres) of ecologically-significant natural area on the islands. As of November 2017, the Islands Trust Conservancy has acquired 27 properties, and worked with island landholders to register 75 conservation covenants for a total of 102 protected areas. Twenty-two of these protected places are certified as Ecological Gifts by Environment and Climate Change Canada.

*In the next five years:* The Islands Trust Conservancy will continue to refine the scientific foundation for its decision making by developing a renewed 10-year Regional Conservation Plan to ensure that the organization's time and resources are directed towards high-priority land protection projects.

The Islands Trust Conservancy will continue to pursue new and innovative sources of funding to ensure that it can seize time-sensitive land securement opportunities and prevent further loss of the rare and fragile ecosystems of the Islands Trust Area. The Islands Trust Conservancy also intends to increase funding available for property management and restoration of its protected lands.

*See Appendix A for a list of properties protected by the Islands Trust Conservancy.*

#### Collaboration

The Islands Trust Conservancy works in partnership with land trusts, conservation groups, First Nations, parks agencies and others focused on conservation in the region. Islands Trust Fund staff participate in the Coastal Douglas-fir and Associated Ecosystems Conservation Partnership, the Land Trust Alliance of British Columbia, and the Species and Ecosystems at Risk Local Government Working Group to further the organization's conservation mandate.



The Islands Trust Conservancy supports and enhances the capacity of the local island-based land trusts by providing grants from its Opportunity Fund, working collaboratively on projects, and facilitating education and networking opportunities. The Islands Trust Conservancy's Opportunity Fund is funded by private donations and has provided more than \$72,000 in grants to local land trusts, helping protect more than 400 additional hectares of land, since it was developed in 2005.

*In the next five years:* The Islands Trust Conservancy will seek to establish and deepen relationships with First Nations and will work towards building trust by finding opportunities to collaborate with First Nations to integrate Traditional Ecological Knowledge into management planning, reconnect youth with island ecosystems and other mutually beneficial initiatives.

## Financial Sustainability

The administration of the Islands Trust Conservancy is funded by the Islands Trust Council, through property taxes collected from the residents and landholders of the Islands Trust Area. Land securement and any other projects outside of core operations must be funded through external sources, including grants and private donations.

During development of a communications strategy in 2010, stakeholder research clearly identified that the name Islands Trust Fund created confusion about the purpose of the organization and was an impediment to effective fundraising and organizational development. This confirmed for the Trust Fund Board that an amendment to the *Islands Trust Act* to change the name and corporate structure of the agency would be necessary to fully realize the organization's potential. Several prospective names were reviewed by the Board, and after thoughtful consideration and focus group testing, the name **Islands Trust Conservancy** was selected. The name maintains the connection to the Islands Trust, but better reflects the land conservation function of the organization.

The Chair of the Islands Trust Council, on behalf of the Trust Fund Board, requested changes to the *Islands Trust Act* that would simplify the corporate structure of the organization under the name **Islands Trust Conservancy**. This legislative change was achieved May 31, 2018, with the passing of the *Miscellaneous Statutes Amendment Act (No.2), 2018*. The board is confident that this will greatly assist efforts to develop the organization's brand, communicate and fundraise more effectively, and improve operational efficiencies.

A new website (2012) helped to establish a new brand identify for the Islands Trust Conservancy and enabled online donations. In 2013, the Islands Trust Conservancy developed a legacy gift program (also known as planned giving) to provide potential donors with information on legacy gift options.

In 2009 the Islands Trust Conservancy established the Covenant Management and Defence Fund to help provide for the long-term stewardship needs of covenant lands. The fund currently holds over \$100,000.

The Islands Trust Conservancy holds three geographically-restricted funds dedicated to land acquisition, the Lasqueti Island Acquisition Fund, the Gambier Island Acquisition Fund, and the Thetis Island Acquisition Fund, and has guidelines to assist with the future development of other geographically restricted funds.

*In the next five years: The Islands Trust Conservancy plans to increase its effectiveness as a fundraising organization by collaborating with the Ministry of Municipal Affairs and Housing to achieve its name and corporate structure change. Achieved, May 31, 2018.*

The board will continue to promote legacy gifts as a way to fund the protection and stewardship of ecologically significant lands in the region.



Frog Haven  
NAPTEP covenant,  
Salt Spring Island

## Encouraging Private Land Stewardship

The Islands Trust Conservancy's innovative tax incentive program for private landholders to place conservation covenants on their properties, the Natural Area Protection Tax Exemption Program (NAPTEP), is now available throughout the Islands Trust Area, with Bowen Island Municipality signing on to the program in 2015. The program provides a permanent 65% reduction on property taxes on the portion of an eligible property protected by a conservation covenant. Islands Trust Conservancy staff have also been working with Ministry of Environment staff and the Land Trust Alliance of BC to explore the feasibility of an incentive program for the rest of BC to assist with the protection of species and ecosystems at risk.

*In the next five years:* The Islands Trust Conservancy will continue to promote its programs to island landholders, focusing its outreach efforts on the highest priority landscapes. The board of the Islands Trust Conservancy will welcome conversations with the provincial and federal governments about new or innovative tools that might motivate increased land stewardship in this region and will look to these governments to partner on such programs.

## Planning for Regional Conservation

The Regional Conservation Plan is the tool used by the Islands Trust Conservancy to focus its resources on areas with the highest biodiversity values and greatest need for conservation. It can also be used by Islands Trust decision makers to support ecologically responsible land use planning. The Islands Trust Conservancy has designed the Regional Conservation Plan as an information resource for citizens and organizations working towards conservation of biodiversity within the Islands Trust Area.

In December 2010, the Islands Trust Conservancy approved a five-year Regional Conservation Plan (2011-2015). In 2014, the Regional Conservation Plan was extended until the end of 2017. In January 2018, the Islands Trust Conservancy Board approved a new 10-Year Regional Conservation Plan.



Mount Artaban Nature Reserve,  
Gambier Island

Based on scientific information and local knowledge, the Regional Conservation Plan identifies areas of interest for conservation within the Islands Trust Area and strategies for achieving better levels of land conservation. Some of the strategies involve land acquisition and conservation covenants with willing landholders. Other strategies involve working with First Nations, partner agencies, local trust committees and Bowen Island Municipality to increase our knowledge base, encouraging protection of ecologically significant land within the Islands Trust Area and managing existing conservation lands effectively.



Volunteer clean up at  
Kwel Nature Reserve,  
Lasqueti island

## Goals of the 2018-2027 Regional Conservation Plan

The 2018-2027 Regional Conservation Plan sets out four high level long-term goals that reflect the enduring ambitions of the Islands Trust Conservancy to work with island land holders and conservation partners to protect the rich biodiversity of the Islands Trust Area:

### 1. Identify, investigate and communicate about important natural areas to generate action on conservation priorities

In order to contribute to effective conservation of biodiversity and ecological integrity in the Islands Trust Area the Islands Trust Conservancy needs an understanding of the status of ecosystems and species in the region. Additionally, the Islands Trust Conservancy manages over 1,200 hectares of land and can use data to improve and inform its land stewardship. The Islands Trust Conservancy will continue to invest in research and data acquisition that supports the conservation of island ecosystems.

### 2. Strengthen relationships with First Nations to identify and collaborate on shared conservation goals

The Islands Trust Area is in the traditional territories of many First Nations. As part of its current practice, the Islands Trust Conservancy invites comment from First Nations in management planning processes and refers public conservation proposals to First Nations where archaeological sites are identified. The Islands Trust Conservancy seeks to establish and deepen relationships with First Nations and will work towards building trust and finding opportunities to collaborate with First Nations on projects where there are opportunities for shared benefits.

### 3. Continue to secure and manage Islands Trust Conservancy lands and conservation covenants to maximize ecological integrity

The core work of the Islands Trust Conservancy is to maintain and contribute to protected area networks which preserve ecological function and high levels of biodiversity in the Islands Trust Area. The Islands Trust Conservancy will continue to acquire new nature reserves and conservation covenants as well as use other tools for conserving nature while ensuring that it cares for the lands that it is trusted to manage. Securing adequate funding to pursue new acquisitions as well as manage all protected lands responsibly will be an area of considerable focus for the Islands Trust Conservancy.

#### 4. Continue to build internal and shared organizational strength and resilience to ensure long-term nature conservation in the Islands Trust Area

The Islands Trust Conservancy was established in 1990. It has been a consistent presence in conservation of species and ecosystems in the Islands Trust area for almost thirty years. As it moves into the fourth decade of its work, the Islands Trust Conservancy will ensure that it can responsibly care for its management responsibilities and participate effectively in partnership opportunities into the future. It will also work to be resilient enough to gracefully navigate change, both on the landscape and as an organization.

The 2018-2027 Regional Conservation Plan is posted on the Islands Trust Conservancy website: [www.islandstrustconservancy.bc.ca](http://www.islandstrustconservancy.bc.ca)



Wallace Point NAPTEP covenant,  
North Pender Island

## 4. ISLANDS TRUST CONSERVANCY POLICIES

Below is a summary of key Islands Trust Conservancy policies affecting the public interest. A full list of policies, hyperlinked to the Islands Trust Conservancy website, can be found in Appendix B.

### Section 1: Fundraising, Investment and Financial Accountability

#### General Accounting

The financial transactions of the Islands Trust Conservancy are managed using standard accounting procedures and are subject to an annual independent audit. The Audited Financial Statements of the Islands Trust Conservancy are available on its website.

To ensure financial accountability, the Islands Trust Conservancy will:

- follow the procurement policy established by the Islands Trust Council;
- require prior approval of the board for expenditures in excess of \$5,000 unless a prior resolution from the board approves a plan, project or policy authorizing such an expenditure;
- require all financial transactions related to approved projects to be authorized by the Islands Trust Conservancy Manager;
- direct the Islands Trust Conservancy Manager to act on behalf of the board to oversee the management of the bank accounts and investments of the board; and,
- review an updated financial report at each regular board meeting.

The Islands Trust Conservancy will not incur any liabilities without the prior approval of the Minister responsible for the Islands Trust.

#### Fundraising and Investment of Funds

The Islands Trust Council approves an annual budget for the administrative operations of the Islands Trust Conservancy. This funding covers operating expenses including, but not limited to, board meetings and training, staff salaries and benefits, conservation planning, land and covenant negotiations, communications, legal counsel and property management costs. However, the operating budget is not used for direct acquisition of properties (i.e. purchase costs). Accordingly, to purchase land or contribute to acquisitions by other agencies, the Islands Trust Conservancy must raise additional funds. The *Islands Trust Act* provides the Conservancy with the ability to raise funds in a variety of ways.

The board and staff will solicit funds for the purposes outlined in existing Fund Guidelines<sup>4</sup> and Fund Agreements<sup>5</sup>. The Islands Trust Conservancy will not solicit funds for purposes outside of those approved in Fund Guidelines or Fund Agreements unless it has first reviewed and approved the additional fundraising activity. The Islands Trust Conservancy currently manages nine funds.



Fairy Fen Nature Reserve,  
Bowen Island

<sup>4</sup> As of September 2017, the Islands Trust Conservancy has Fund Guidelines for the following funds: Opportunity Fund, Geographically Restricted Funds, and Covenant Management and Defence Fund.

<sup>5</sup> Fund Agreements are negotiated agreements with donors regarding the specific use of a restricted donation.

The Islands Trust Conservancy will not engage in commission-based fundraising, and will not employ contractors utilizing this method for fundraising activities.

The Islands Trust Conservancy routinely requests cash endowments with land conservation projects associated with development applications. The Islands Trust Conservancy invests these endowments only in accordance with the requirements of the *Trustee Act* for the investment of trust property by a trustee. The board ensures that it invests only in forms of property or security in which a prudent investor might invest, and which enable retrieval of the full investment if required.

The Islands Trust Conservancy is a corporation that is, for all purposes, an agent of the provincial government, and accordingly is a qualified donee and can issue receipts for income tax purposes for donations. The Islands Trust Conservancy is exempt from paying property taxes on its lands.

## Section 2: Acquisition, Management and Disposition of Property



Moore Hill Nature Reserve,  
Thetis Island

### General

Under the *Islands Trust Act*, the Islands Trust Conservancy can accept donations and grants of land, conservation covenants, cash, securities and other real property in support of the protection of the Islands Trust Area. The Islands Trust Conservancy is an approved recipient of gifts of land and interests in land through Environment and Climate Change Canada's Ecological Gifts Program.

When considering proposals, the board will give priority to those proposals that protect larger areas of land, and may defer or decline smaller proposals. The board will only consider accepting covenants and land acquisitions of less than two hectares (4.9 acres) if specific significant features are present.

The board will assess the need for the ongoing management and future legal defence of conservation properties and may, as part of an approval, request or require an endowment or restricted donation to cover management and defence costs associated with the land or covenant.

### Land Acquisition

The Islands Trust Conservancy will normally only consider the acquisition of lands that meet the Board's definition of Nature Reserve: *an area that has been set aside because it has regionally significant natural ecosystems (landscape units with little or no human development) and may contain nationally and provincially identified ecosystems and species that are considered endangered, threatened or of special concern. The primary purpose of a Nature Reserve is the preservation and protection of the natural ecosystem. The size of a Nature Reserve should be sufficient to ensure that these ecosystems remain viable over the long term. Activities permitted on a nature reserve will have minimal impact on the land and in general will only include hiking and only in areas that are considered not sensitive to this activity. The location and extent of hiking trails will be determined through the management plan process.*

With every land acquisition proposal, the Islands Trust Conservancy will evaluate any risks that may hamper the organization's ability to protect the land's natural values in perpetuity. The Islands Trust Conservancy will only consider accepting land that needs extensive ecological restoration or substantial management if:

- a) the Islands Trust Conservancy has adequate staff resources to manage the on-going requirements;
- b) a substantial cash donation that is adequate to cover on-going restoration and/or management costs is provided; or,
- c) the Islands Trust Conservancy has adequate funds available to undertake immediate restoration and/or management requirements.

The Islands Trust Conservancy will not accept or acquire any lands where there is an obligation to maintain buildings or structures. The Conservancy may accept and acquire lands that have buildings on-site that can be removed or maintained at the board's discretion.

As a further measure of protection, wherever possible, the Islands Trust Conservancy will develop and register a conservation covenant on each of its nature reserves if an appropriate conservation agency can be found to hold the covenant and if the values on the land warrant the investment of staff time and legal fees.

## Conservation Covenants

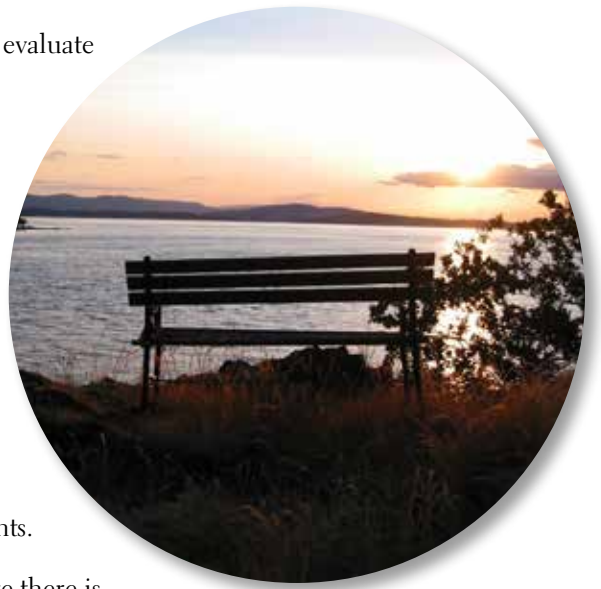
The Islands Trust Conservancy will encourage landholders within ecologically significant areas or with significant characteristics or values to protect their land using binding conservation covenants and will work with interested land holders to achieve protection of significant areas.

The Islands Trust Conservancy will continue to work with Trust Council to promote and administer the Natural Area Protection Tax Exemption Program (NAPTEP). The program provides a property tax incentive for land holders who register conservation covenants on their lands to protect the natural features and values of their properties.

The Islands Trust Conservancy may refuse to acquire properties with existing conservation covenants or other charges on title that include rent charges<sup>6</sup>. Rent charges will not be included in covenants to be registered on Islands Trust Conservancy owned properties as the Conservancy cannot incur liabilities without ministerial approval.

## Management of Property and Covenants

The acquisition of land or registration of conservation covenants does not by itself guarantee the long-term protection of significant features and values. Active management of protected areas is also necessary. The Islands Trust Conservancy's primary objectives in managing its properties are to protect public safety and ecological values. Lands held by the Islands Trust Conservancy are not parks but are nature reserves and nature sanctuaries, and this concept is considered in acquisition discussions, management planning, insurance and land use zoning.



Little D'Arcy Island  
NAPTEP covenant

<sup>6</sup> "Rent charge" is similar to a fine and is a charge registered against the land to enable enforcement of a breach of a covenant agreement.



Western tanager

In order to effectively manage ecologically significant areas, the Islands Trust Conservancy works cooperatively with landholders, contractors, partner conservation groups and various government agencies.

Qualified staff and contractors develop management plans for all lands held by the Islands Trust Conservancy. Management plans are used to provide long-term direction regarding allowable public use, the reduction of risk to public safety, and the reduction of risk to ecological values and other significant features.

When the Islands Trust Conservancy receives donations of land, it consults with the donor(s) regarding any specific wishes they might have for the property and considers these wishes in the management planning process.

Generally, management plans will address the following matters:

- purpose and objectives for the site;
- background information including the site history and First Nations context;
- environmental inventory;
- management issues such as the extent and nature of protection required, appropriate uses and level of use, research guidelines, risk management, special needs at the site;
- strategies and actions to achieve the purpose and objectives for the site and to address management issues and needs; and
- traditional use and protection of cultural/archaeological sites.

The Islands Trust Conservancy will seek assistance from local community groups to implement management plans and, where appropriate, will request such groups to enter into contracts with the Islands Trust Conservancy regarding management operations and responsibilities.

The Islands Trust Conservancy monitors all of its lands and covenanted areas regularly to assess the character and key features of the sites, evaluate the effectiveness of the management program, identify any new issues that need to be addressed by the Conservancy or the management group, and identify and respond to any breaches to the terms of a covenant.

The Islands Trust Conservancy will request, where necessary, that the Local Trust Committee or Island Municipality rezone Conservancy lands to the most appropriate designation and zone for nature protection when it is reviewing its Official Community Plan and/or Land Use Bylaw and will work with the Local Trust Committee to determine the most appropriate designation and zone.

## Disposition of Property

The Islands Trust Conservancy intends to maintain its protected areas in perpetuity. However, there are circumstances where the Islands Trust Conservancy will consider transferring property (or interests in a property, such as a conservation covenant) it has acquired to another agency.

If the Islands Trust Conservancy receives an unrestricted donation of land with little or no ecological value, and if no other barriers to disposition exist, the Islands Trust Conservancy may sell the land and place the proceeds in an acquisition fund of the Islands Trust Conservancy.

If the Islands Trust Conservancy receives a proposal to transfer an ecologically significant property (or an interest in land) to another conservation agency, and determines that there is no legal barrier to transfer and that the proposal is worthy of consideration, the Islands Trust Conservancy will direct staff to conduct and prepare a thorough assessment of the proposal for consideration by the board.

The Islands Trust Conservancy will only dispose of a fee simple title or an interest in ecologically significant land if it can be determined that the recipient agency has the expertise and long-term financial resources to manage the property or interest as well as, or better than, the board. If the land, or interest in land, was acquired as an Ecological Gift, prior written authorization from Environment Canada must be received before proceeding with a disposition.

When considering a transfer of ecologically significant land, the Islands Trust Conservancy may:

- a) transfer the land on condition that it be used for conservation purposes, or transfer the land as determinable fee simple providing that the land will revert to the Islands Trust Conservancy if the land is no longer being used for the specified purposes.
- b) register a conservation covenant on title to the land before the transfer, to ensure the protection of the land's ecological values, provided an appropriate agency can be found to hold the covenant, and the recipient agency has the legal authority to accept the encumbrance.

The board will consider the following tools to ensure that any transferred land and associated values will be protected in perpetuity for the residents of the Trust Area and the people of British Columbia:

- a) The Islands Trust Conservancy may transfer land on condition that it be used for conservation purposes, or transfer land as determinable fee simple providing that the land will revert to the Islands Trust Conservancy if the land is no longer being used for the specified purposes.
- b) The Islands Trust Conservancy may register a conservation covenant on title to land before a transfer, to ensure the protection of the land's ecological values, provided an appropriate agency can be found to hold the covenant, and the recipient agency has the legal authority to accept the encumbrance.



Fischer Covenant,  
Hornby Island



## Section 3: Communication, Cooperation and Liaison

### Communication

Islands Trust Conservancy board members and staff conduct activities in a manner that enhances the Islands Trust Conservancy's reputation as an organization that works proactively, constructively and collaboratively to advance the Islands Trust Conservancy Five-Year Plan.

The Islands Trust Conservancy's land conservation negotiations are confidential and will be treated as such by all board members and staff of the Islands Trust Conservancy. Generally, information about on-going covenant and land donation projects will not be discussed or announced publicly until the project is complete, unless the project is associated with a development application, or the applicant has specified that the project may be discussed publically.



### Collaboration

The Islands Trust Conservancy works collaboratively with other agencies, First Nations and individuals to promote conservation in the Islands Trust area. Staff and Board members participate regularly in partnerships with various levels of government, non-profit organizations, community groups and other agencies to further preservation of nature in the Islands Trust Area. The Islands Trust Conservancy wishes to maintain good communications with First Nations and other agencies working in the region. The approach to First Nations engagement will be consistent with Islands Trust First Nations Engagement Principles Policy 6.1.i.

Top: Strand-Dohan Covenant,  
Saturna Island

Below: Brooks Point Regional  
Park Covenant,  
South Pender Island

### Advocacy

The Islands Trust Conservancy will ensure that its advocacy positions are consistent with the Islands Trust Fund Conservancy Five-Year Plan and Islands Trust Policy 6.10.iii (Advocacy Policy) and are supported by a resolution of the board. Advocacy letters from the Islands Trust Conservancy to elected officials will be signed by a board member.

## 5. CONCLUSION

Guided by the Regional Conservation Plan, the Islands Trust Conservancy will continue to pursue its mandate in accordance with its policies and in partnership with individuals, island communities and First Nations, as well as local, regional, provincial and national conservation and government agencies.

The Islands Trust Conservancy will continue to strive for organizational excellence, and to eliminate barriers to its continued success. With excellent working relationships with the island-based and regional land trusts and strong connections to local and regional governments, the Islands Trust Conservancy is well positioned to take a lead role in the protection of the ecologically significant areas found in Canada's islands in the Salish Sea.

The Islands Trust Conservancy looks forward to the next five years of conservation successes, inspired by the generosity and perseverance of our partners, collaborators and supporters, and the endless beauty of fragile island ecosystems.



Medicine Beach Nature Sanctuary  
North Pender Island

## APPENDIX A: List of Islands Trust Conservancy protected areas, by fiscal year

<b>FISCAL YEAR</b>	<b>PROPERTY NAME</b>	<b>HECTARES PROTECTED</b>	<b>ISLAND</b>	
<b>1992-1993</b>				
Nov. 1992	Scott Covenant Lands	1.00	Salt Spring	
Dec. 1992	Inner Island Nature Reserve	9.40	Denman	
Dec. 1992	Deep Ridge Nature Reserve	14.20	Salt Spring	
			Hectares Protected:	24.60
<b>1993-1994</b>				
Jun. 1993	Enchanted Forest Regional Park Covenant	4.20	South Pender	
Dec. 1993	Coats Millstone Nature Reserve	0.25	Gabriola	
Feb. 1994	Cunningham Covenant	12.17	Salt Spring	
Feb. 1994	Cyril Cunningham Nature Reserve	3.95	Salt Spring	
			Hectares Protected:	20.57
<b>1995-1996</b>				
Jun. 1995	Medicine Beach Nature Sanctuary	8.00	North Pender	
			Hectares Protected:	8.00
<b>1996-1997</b>				
Jun. 1996	Lower Mt. Erskine Nature Reserve	22.00	Salt Spring	
Mar. 1997	Tate Covenant	72.20	Salt Spring	
			Hectares Protected:	94.20
<b>1997-1998</b>				
Jan. 1998	Cable Bay Covenant	61.51	Galiano	
Jan. 1998	Kwel Nature Sanctuary	21.00	Lasqueti	
			Hectares Protected:	82.51
<b>1998-1999</b>				
Jun. 1998	South Winchelsea Island Covenant	10.28	South Winchelsea	
Mar. 1999	Reid Chapman Covenant	0.54	Gabriola	
Mar. 1999	Ledingham Covenant	1.10	North Pender	
			Hectares Protected:	11.92
<b>1999-2000</b>				
Jun. 1999	Retreat Island Covenant	1.60	Galiano	
Jul. 1999	McIntyre Covenant	1.20	Bowen	
Nov. 1999	Dennis Covenant	0.40	North Pender	
Dec. 1999	Singing Woods Nature Reserve	9.00	Bowen	
Dec. 1999	Terminal Creek Covenant North	0.30	Bowen	
Dec. 1999	Terminal Creek Covenant South	0.85	Bowen	
Jan. 2000	Brooks Point Regional Park Covenant	4.00	South Pender	
			Hectares Protected:	17.35

**2000-2001**

Dec. 2000	Floating Cattails Marsh Covenant	1.92	Saturna	
Dec. 2000	Strand-Dohan Covenant	0.52	Saturna	
Feb. 2001	Trincomali Nature Sanctuary	12.00	Galiano	
			Hectares Protected:	14.44

**2001-2002**

Jun. 2001	Lindsay Dickson Nature Reserve	52.40	Denman	
Jul. 2001	Green Frog Farm Covenant	24.30	Galiano	
Jul. 2001	Longini Covenant	8.00	Galiano	
Aug. 2001	Burnt Snag Covenant	6.60	Sidney	
Aug. 2001	Dragonfly Pond Covenant	4.40	Sidney	
Aug. 2001	Kingfisher Pond Covenant	1.40	Sidney	
Aug. 2001	Sandbanks Covenant	3.01	Sidney	
Aug. 2001	Sunrise Covenant	0.47	Sidney	
Aug. 2001	Windthrow Covenant	26.60	Sidney	
Aug. 2001	Woodpecker Pond Covenant	0.94	Sidney	
Oct. 2001	Lot 31 Covenant	67.43	Salt Spring	
Jan. 2002	Ruffed Grouse Covenant	11.5	Salt Spring	
Feb. 2002	Ruby Alton Nature Reserve	1.60	Salt Spring	
Feb. 2002	Horton Bayviary Nature Reserve	0.52	Mayne	
			Hectares Protected:	209.17

**2002-2003**

Aug. 2002	Keough Covenant	0.66	Salt Spring	
Sept. 2002	Where 'Ere You Walk Covenant	0.34	Salt Spring	
Dec. 2002	Winter Wren Wood Covenant	2.50	Denman	
Jan. 2003	Loretta's Wood Nature Reserve**	40.00	North Pender	-40.00
Mar. 2003	Manzanita Ridge Covenant	20.00	Salt Spring	
			Hectares Protected:	63.50

**2003-2004**

Dec. 2003	Cottonwood Creek Covenant	4.31	North Pender	
Dec. 2003	Treetop Covenant	10.22	Sidney	
Feb. 2004	Old Point Farm Covenant	8.89	Saturna	
			Hectares Protected:	23.42

**2004-2005**

May 2004	Laughlin Lake Covenant	11.00	Galiano	
May 2004	Sharp-tailed Snake Covenant	0.03	North Pender	
Jan. 2005	Brigade Bay Bluffs Nature Reserve	5.14	Gambier	
Jan. 2006	Long Bay Wetland Nature Reserve	38.00	Gambier	
			Hectares Protected:	54.17

\*\*transfer of Loretta's Wood to Parks Canada, March 2005

**2005-2006**

Mar. 2005	Meadow Valley Covenant	1.40	Thetis
Nov. 2005	Bachmann Covenant	2.07	Gabriola
Oct. 2005	Shacum Covenant	4.00	Salt Spring
Oct. 2005	Walter Bay NAPTEP Covenant	2.38	Salt Spring
Oct. 2005	Owls Call NAPTEP Covenant	3.31	Salt Spring
Oct. 2005	Leader NAPTEP Covenant	1.80	Salt Spring
Oct. 2005	Arthur Lineham NAPTEP Covenant	23.69	Salt Spring
Dec. 2005	Mount Trematon Nature Reserve	57.87	Lasqueti
Jan. 2006	Morrison Marsh Nature Reserve	51.73	Denman
			Hectares Protected: 148.25

**2006-2007**

May 2006	Vogt Covenant	29.74	Salt Spring
May 2006	Elder Cedar (S'ul-hween X'pey) Nature Reserve	64.67	Gabriola
Jul. 2006	Little D'Arcy NAPTEP Covenant	8.15	North Pender LTA
Oct. 2006	Barrineau NAPTEP Covenant	1.76	Galiano
Nov. 2006	David Otter Nature Reserve	3.04	Bowen
			Hectares Protected: 107.36

**2007-2008**

Aug. 2007	Oscar's Landing Covenant	0.69	North Pender
Aug. 2007	Richardson NAPTEP Covenant	1.75	Salt Spring
Oct. 2007	My Whim NAPTEP Covenant	2.20	Salt Spring
Oct. 2007	Polden NAPTEP Covenant	3.39	Salt Spring
			Hectares Protected: 8.03

**2008-2009**

May. 2008	Mount Artaban Nature Reserve	107.00	Gambier
Oct. 2008	Wennanec NAPTEP Covenant	1.64	Salt Spring
Oct. 2008	Frog Haven NAPTEP Covenant	3.60	Salt Spring
Oct. 2008	Woodwinds NAPTEP Covenant	0.76	North Pender
Oct. 2008	Lot 16 NAPTEP Covenant	0.31	North Pender
Oct. 2008	Lot A NAPTEP Covenant	0.95	North Pender
			Hectares Protected: 114.26

**2009-2010**

Oct. 2009	Steil's Woods NAPTEP Covenant	1.49	North Pender
Nov. 2009	Westbourne NAPTEP Covenant	1.69	Galiano
Mar. 2010	McRae NAPTEP Covenant	7.37	Gabriola
			Hectares Protected: 10.55

**2010-2011**

Jul. 2012	Fairy Fen Nature Reserve	18.10	Bowen
Oct. 2010	Frog Song Forest Covenant	1.78	North Pender
			Hectares Protected: 19.88

**2011-2012**

Nov. 2011	John Osland Nature Reserve	66.37	Lasqueti
Aug. 2011	Lot 44 (Ogden Road)	0.76	North Pender
Dec. 2011	Great Beaver Swamp Covenant	10.20	Galiano
Sep. 2011	Lot 45 (Ogden Road) Covenant	0.86	North Pender
Oct. 2011	Lot 16 addition NAPTEP Covenant	0.18	North Pender
Oct. 2011	Garry Oaks NAPTEP Covenant	0.50	North Pender
			Hectares Protected: 78.87

**2012-2013**

Oct. 2012	Nighthawk Hill NAPTEP Covenant	0.91	North Pender
Oct. 2012	Myra Powers NAPTEP Covenant	4.69	Hornby
Oct. 2012	Valens Brook Nature Reserve	3.74	Denman
Dec. 2012	Laughlin Lake Nature Reserve addition	0.50	Galiano
			Hectares Protected: 9.84

**2013-2014**

Apr. 2013	Mount Tuam Covenant	13.40	Salt Spring
Apr. 2013	Vanilla Leaf Land Nature Reserve	40.50	Galiano
May 2013	Burren's Acres Nature Reserve	2.03	Gabriola
Sep. 2013	Stanley Point Covenant (Lot 21)	1.31	North Pender
			Hectares Protected: 57.24

**2014-2015**

Sep. 2014	Old Divide NAPTEP Covenant	0.81	Salt Spring
Oct. 2014	McFadden Creek Nature Sanctuary	5.09	Salt Spring
Feb. 2015	Goldenback Fern Covenant	0.29	Salt Spring
			Hectares Protected: 6.19

**2015-2016**

May 2015	Finlay Lake Covenant	6.73	Galiano
Oct. 2015	Wallace Point NAPTEP Covenant	1.63	North Pender
Nov. 2015	Clam Bay Farm Covenant	8.26	North Pender
			Hectares Protected: 16.62

**2016-2017**

Aug. 2016	Fischer Covenant	6.12	Hornby
Feb. 2017	Moore Hill Nature Reserve	21.04	Thetis
Mar. 2017	Isabella Point Covenant	2.15	Salt Spring
			Hectares Protected: 29.31

**Total Hectares Protected: 1190.25**

Notes: Properties called Nature Reserves or Nature Sanctuaries are owned by the Islands Trust Conservancy.

NAPTEP - Natural Area Protection Tax Exemption Program

## APPENDIX B: Complete List of Islands Trust Conservancy Policies

### SECTION 1 ORGANIZATIONAL

- TFB Bylaw #1 [A Bylaw to Regulate the Meetings of the Trust Fund Board](#)
- 1.1 [Trust Fund Board Member Appointments, Reappointments and Elections Policy](#)
  - 1.2 [Election of Chair](#)
  - 1.3 [Trust Fund Board Roles and Responsibilities](#)
  - 1.4 [Board Standards of Conduct Policy](#)
  - 1.5 [Board Member Attendance and Participation and Member Removal](#)
  - 1.6 [Annual Budget Submissions Policy](#)
  - 1.7 [Fundraising and Donation Policy](#)
  - 1.9 [Funds For Partnership Acquisition Projects Policy](#)

### SECTION 2 LAND TRANSACTIONS AND PROPERTY MANAGEMENT

- 2.1 [Board Approval of Projects and Transactions Policy](#)
- 2.2 [Assessing Conservation Proposals](#)
- 2.3 [Acquisition and Management of Land](#)
- 2.4 [Conservation Covenants](#)
- 2.5 [Natural Area Protection Tax Exemption Covenants](#)
- 2.6 [Heritage Forest Land Acquisition and Protection Policy](#)
- 2.7 [Disposition of Land Policy](#)
- 2.8 [Covenant Enforcement Policy](#)
- 2.9 [Management Plan Costs Policy](#)

### SECTION 3 COMMUNICATIONS, COOPERATION AND LIAISON

- 3.1 [Islands Trust Fund and Local Planning Services Coordination](#)
- 3.2 [Communicating Information Regarding Covenant and Acquisition Projects Policy](#)
- 3.3 [Relationships with External Groups Policy](#)
- 3.4 [TFB Role in Partnership Acquisition Projects Policy](#)
- 3.5 [Policy on Consulting Trust Council, Local Trust Committees, Island Municipalities, and Local Trustees on Trust Fund Board Matters](#)
- 3.6 [Research Policy](#)
- 3.7 [Freedom of Information and Protection of Privacy – Routinely Released Information Policy](#)
- 3.8 [Freedom of Information and Protection of Privacy Policy](#)
- 3.9 [Freedom of Information and Protection of Privacy Policy – Designation of Head & Fees](#)





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