

**Dear Friends of Savary Island,**

If you would rather not receive messages for the Friends of Savary Island, please let me know and I will take you off the list.

**The subdivision of DL 1375 as proposed by the Sahlin family is a developers' dream and a conservation nightmare.**

**The PRRD Planning Committee received 47 letters in opposition to the subdivision application and only 1 in support at the February 22 Planning Committee Meeting. Because of outstanding issues, the Directors deferred their decision until the next Planning Meeting on **Tuesday March 15 at 4:00PM.****

**Thanks to all of you who took the time to write. Keep writing and spread the word. Read the Peak article here: [Directors defer comment on Savary Powell River Peak March 9, 2011](#)**



Old Growth Douglas Fir Forest  
on Ancient Sand dunes

**It's NOT too late to participate.**

**Scroll down to the "What can I do?" part of the message below**

**Send a quick note NOW to save the Savary dunes. (email addresses below)**

**Visit our NEW website <http://www.silts.ca> for more information.**

**Read the SILT letter to the PRRD Planning**

**Committee [SILT letter to PRRD March 4, 2011](#)**

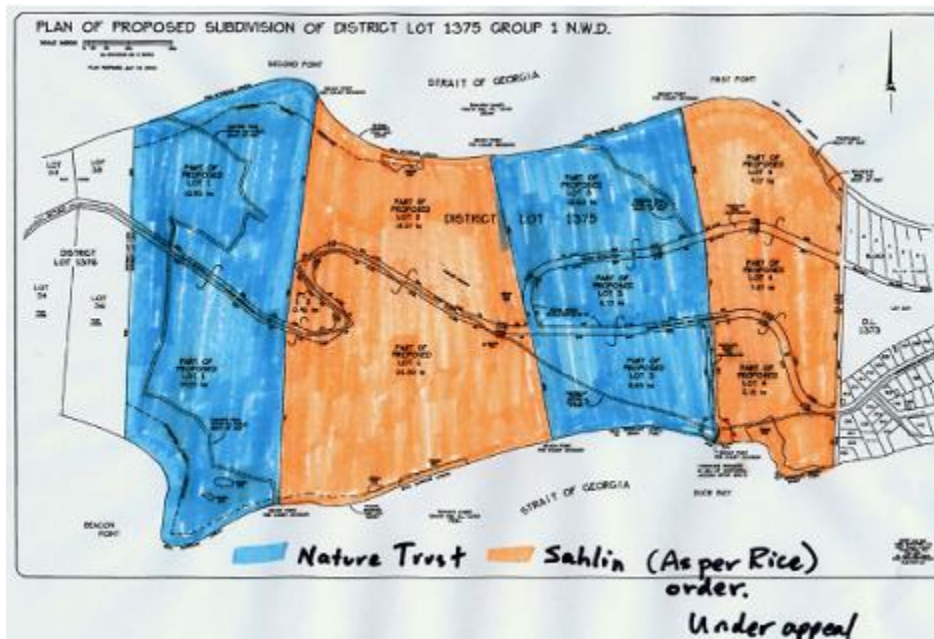
**Read the SILT letter to the Approving Officer [SILT letter to Provincial Approving Officer March 3, 2011](#)**

**Read on for more details.....**

**Proposed Subdivision DL 1375**

The application submitted by the Sahlin's follows the patchwork ordered by Judge Rice with The Nature Trust getting Lots 1&3 and the Sahlin's getting Lots 2& 4. See below. The subdivision as proposed is not in keeping with the principle aim of the Official Community Plan. **"TO MAINTAIN SAVARY ISLAND'S UNIQUE CHARACTER AND RUSTIC ISLAND LIFESTYLE WHILE PROTECTING THE ISLAND'S GROUNDWATER RESOURCES, ITS SENSITIVE ECOSYSTEMS AND ITS UNIQUE BIOPHYSICAL CHARACTERISTICS. "**

It was made quite clear by Judge Rice and subsequently by all parties in the Court of Appeal that the Provincial Approving Officer is required to follow the normal statutory purposes and is entirely unfettered by the plan accepted by Judge Rice for partition purposes. The decision remains under appeal. SILT reminded the Directors that the Approving Officer and the PRRD are not bound by the patchwork subdivision pattern ordered by Judge Rice.



Lots are numbered 1-4 West to East



**Judge Rice did not consider any environmental issues or make any environmental findings of fact, in his decision, instead leaving that to be considered by the Provincial Approving Officer in the subdivision application process.** The immense ecological significance of this parcel had no bearing on Judge Rice’s decision. The order states clearly that: “[6] However, environmental issues are not considered by the parties as determining factors on this application for partition or sale. This court has made no environmental findings of fact. The mechanisms in dealing with those issues are available within subdivision process and efficient community plan.” <http://www.courts.gov.bc.ca/jdb-txt/SC/10/03/2010BCSC0318.htm>

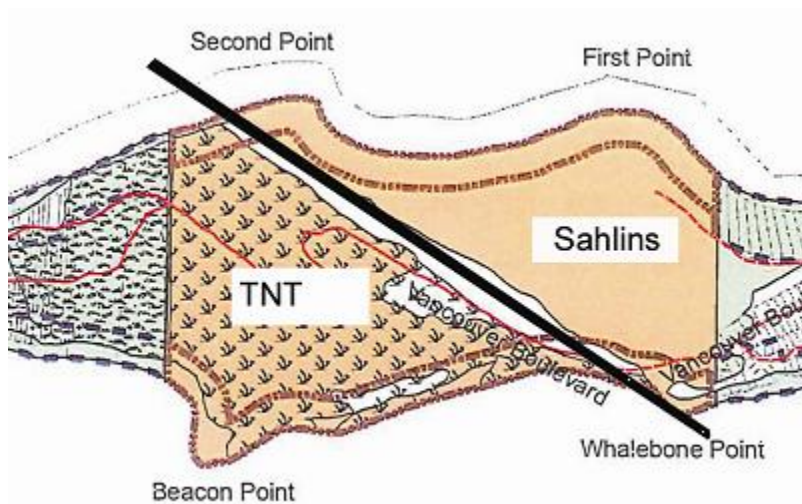
**While the subdivision and development of Lot 2 may provide a huge monetary value to the developer, it would at the same time destroy the ecological values of the land and the best example of a coastal dune ecosystem in Canada.** Lot 2 (as per Judge Rice) is home to the Old Growth Douglas Fir forest covering ancient relic sand dunes. The dunes and the biodiversity they support are seriously threatened by this subdivision application. The subdivision as proposed will not protect the groundwater, ecological services, heritage or recreational values of interest to the public. **We have reminded the PRRD that while private land owners have no obligation to preserve biodiversity or nature, The Nature Trust of BC does.**

**DL 1375 is under consideration in the PRRD Parks and Greenspace Plan, and it is on BC Parks Acquisition List. We remain hopeful that the government and**



**private donors can work together to acquire more or all of DL 1375.** If this is not possible then the most ecologically significant lands should be kept together in order to maintain large contiguous parcels, protect the unique biophysical features; the Ice Age sand dunes, the rare ecology and the intact archaeological sites. Towards this objective SILT proposed an alternate and equal 50/50 split of the land. **If the land is to be divided, the only 50/50 split that will honour the OCP and protect all of the dunes is a split on the diagonal, with all of the properties south of the airstrip going to The Nature Trust (TNT) and everything north going to the Sahlins.**

**We have asked the PRRD and the Approving Officer to reject the present application and, if necessary, indicate that they would be prepared to consider a subdivision plan modeled on this diagonal division. Please join us in this request.**



## Trails & Public Access

We have reviewed the subdivision application and determined that it does not provide adequate or appropriate public access to the shoreline. An extensive trail network exists on DL 1375. The current application proposes a new road which will create unnecessary disturbance. A new right of way proposed in the application threatens the Old Growth Cedar Forest. In addition, a huge access at Duck Bay, is on top of Red and Blue Listed species. The application provides no access to the shoreline in the middle of the Island on the Spirit Tree Trail, Hanging Tree Trail, Dune Ridge Trail or the Beacon Point Trail. Instead the proposal suggests that a Trail to Beacon Point exists on a 50+ year old skid Rd that is fully forested and would require cutting and uprooting of many trees on the relic dunes. The subdivision application also proposes rerouting an existing access to First Point. We recommend that no further roads be built and that trail access be kept to low impact narrow footpaths restricted to existing trails and protected by covenants. We objected to the building of new roads and the dedication of new roads in ecologically important areas, such as the Old Growth Coastal Douglas Fir and Cedar Forests.

**We have told the PRRD and the Approving Officer that the subdivision application as it stands serves the interest of the developers in every way. It does not serve the interests of the public in anyway. It is not for the Public Good.**

## What can you do?

- ❖ If you **have not signed** the petition to preserve DL 1375 yet, please sign now. [Click Here to sign or go to: http://www.silts.ca to sign.](http://www.silts.ca) *We will deliver the petition to the PRRD at the March 15 meeting.*
- ❖ **Pass this message on to your friends and neighbours.**
- ❖ **Add your voice in support of the protection of DL 1375 an irreplaceable treasure by:**

1. **Attending** the Planning Committee meeting at the PRRD Office 5776 Marine Ave, Powell River **Tuesday March 15 at 4PM**

2. **Emailing** the River Regional District **PRRD Area A Director Patrick Brabazon** [brabazon@shaw.ca](mailto:brabazon@shaw.ca) and <mailto:administration@powellriverrd.bc.ca> or [planning@powellriverrd.bc.ca](mailto:planning@powellriverrd.bc.ca)
3. **Emailing** the Subdivision Approving Officer, [Jeffrey.Moore@gov.bc.ca](mailto:Jeffrey.Moore@gov.bc.ca)
4. COPY SILT on your message [silts@telus.net](mailto:silts@telus.net) . SILT will be sending a delegation to the meeting and will hand deliver any messages we receive.
5. **Be sure to copy your political representatives listed below**  
Minister of Environment, The Honourable Murray Coell  
[env.minister@gov.bc.ca](mailto:env.minister@gov.bc.ca)  
Find your MLA: <http://www.leg.bc.ca/mla/3-1-1.htm>  
MLA Nicholas Simons: [nicholas.simons.mla@leg.bc.ca](mailto:nicholas.simons.mla@leg.bc.ca)  
MP John Weston: [westoj@parl.gc.ca](mailto:westoj@parl.gc.ca)
6. **Become a Friend of Savary Island**      Email SILT [silts@telus.net](mailto:silts@telus.net) to join our growing distribution list
7. **Visit us on Facebook** [Click Here](#)
8. **Join SILT and become part of the solution. Join or renew online at** <http://www.silts.ca> or by Mail [Membership Form](#)

**SILT is a non profit registered charity dedicated to the preservation of natural areas and biodiversity on Savary Island for present and future generations. SILT has acquired ten parcels of ecologically sensitive land on Savary and has a membership of 327.**

**We believe in: Clean water**

**Wilderness**

**Access to greenspaces**

Liz Webster M.A.  
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Savary Island Land Trust Society  
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