



Salt Spring Island Parks System Master Plan

Salt Spring Island Parks and
Recreation Commission

Prepared by Landworks Consultants Inc., 2011

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SALT SPRING ISLAND PARKS SYSTEM MASTER PLAN

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Map: Salt Spring Island Parks System Master Plan

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EXECUTIVE SUMMARY

The creation of a Parks System Master Plan for Salt Spring Island was one of the recommendations of the 2009 Salt Spring Island Parks and Recreation Strategic Plan.

The purpose of this Salt Spring Island Parks System Master Plan is to consolidate information on existing parks, trails and water accesses for the Island and to provide direction for the foreseeable future. Specifically,

1. to ensure that, where possible, the community's recreation needs are met;
2. to continue to support conservation efforts for sensitive ecosystems preservation, habitat, riparian areas and wildlife corridors;
3. to facilitate collaboration between provincial agencies and local community groups with regards to implementation of the plan;
4. to identify gaps in the existing parks and trails system;
5. to propose methods and means of filling those gaps;
6. to categorize types of parks and their function; and
7. to provide a more comprehensive plan for Rainbow Road Park.

Information contained in the Strategic Plan, community surveys, previous studies and reports and the Salt Spring Island Official Community Plan (OCP) was augmented by a targeted questionnaire, discussions with local residents, students and agencies, an open house, and meetings with the PARC Trails Committee. Once all PARC parks had been categorized, gaps in the parks system were identified. Potential parks are shown on the accompanying map with a schematic "P" in the vicinity of the desired location.

The Rainbow Road site is considered ideal for a community park with activities for all ages of users. To complement the existing indoor pool, outdoor fitness circuit and off-leash dog-run, additional uses such as a community garden, sand volleyball, picnic tables and benches are shown in the Rainbow Road Community Park Master Plan.

PARC trails and – where mapping was available – publicly-accessible trails on other properties were identified. The locations of gaps in the trails network are shown schematically with a "G" on the map. When the map's cadastral layer is updated, it may be found that some of the gaps have also been identified by the

Islands Trust staff and are being filled as and when opportunities arise through the subdivision process.

Existing public accesses to water bodies, as well as desirable and feasible accesses, are identified by red stars on the map.

The following recommendations are made in this plan:

Parks

1. Use the PARC Leisure Guide, a newsletter, the local paper or other means to make residents in the vicinity of the potential pocket parks and neighbourhood parks listed in sections 5.1.1 and 5.1.2 aware of the opportunity to determine the function and use of these park areas – and to “adopt” a pocket or neighbourhood park.
2. Pursue improvements to the Rainbow Road property with the intent of developing it into a community park for the use of all age groups, as described in section 6.2.
3. Look for an opportunity to acquire and develop a community park or an athletic park in the Fulford Harbour area.
4. Look for an opportunity to acquire an open or natural park or a neighbourhood park in the north end of the island.
5. Work with the Islands Trust to reference the Parks System Master Plan in the Salt Spring Island Official Community Plan and acquire parks (including linear parks) in those areas where potential parks have been identified on the plan map when development or subdivision is proposed in these areas.
6. Make local residents aware of the shortage of playing fields and ask if anyone has cleared but unused level ground that they might be willing to let athletic teams use.

Trails

7. Ensure that, wherever possible, trails that are used as commuter trails and trails that enhance north–south and west–east connectivity are developed as multiple–use trails.
8. Work with the Islands Trust to acquire linear parks where gaps have been identified in the trails network. Particular attention should be paid to pathway connectivity within the three village areas.

9. Work with the CRD Regional Parks department with regards to multiple-use trails or roadside pathways connecting the three ferry terminals with Ganges.
10. Collaborate with BC Parks, Regional Parks, Islands Trust Fund, Salt Spring Island Conservancy and The Land Conservancy of BC, and other agencies, companies and individuals owning land on the island to add publicly accessible trails to the Master Plan map.
11. Approach land owners with a request for tenure for a trail in those areas where an off-road trail or pathway is most needed, such as getting from Vesuvius, Long Harbour and Fulford Harbour into Ganges, particularly routes from residential areas south of Ganges into the village that would avoid the Ganges Hill.
12. Develop an “adopt-a-trail” program so that local walkers and hikers may take “ownership” of some of their favourite trails and possibly help in the development of new trails.

Water Access Points

13. Continue to seek tenure from MOTI for road-end rights-of-way that provide safe public access to the waterfront.
14. Pursue the development of kayak and canoe launch sites in appropriate locations around the island shoreline, including one in Ganges.
15. Look for an opportunity to acquire or develop a significant, safe location on St. Mary Lake for family picnicking and swimming.

1.0 INTRODUCTION

1.1 Background

Salt Spring Island, with its population of approximately 10,000 people, is the only one of the Gulf Islands to have its own parks and recreation department. The Salt Spring Parks and Recreation Commission (PARC) is an arm of the Capital Regional District (CRD), much like the Regional Parks division.

PARC provides parks, recreation and leisure services to Salt Spring Island residents and visitors. In December 2009 the Salt Spring Island Parks and Recreation Strategic Plan was completed for PARC. This Parks System Master Plan represents the fulfillment of several recommendations in the Strategic Plan.

The PARC inventory of trails and potential water access points was assessed by Ron Chamney. This assessment provided invaluable guidance in understanding the feasibility of developing designated trails and water access points.

1.2 Purpose

The purpose of this Salt Spring Island Parks System Master Plan is to consolidate information on existing parks, trails and water accesses for the Island and to provide direction for the foreseeable future. Specifically,

1. to ensure that, as much as possible, the community's recreation needs are met;
2. to continue to support conservation efforts for sensitive ecosystems preservation, habitat, riparian areas and wildlife corridors;
3. to facilitate collaboration between provincial agencies, the Islands Trust and Islands Trust Fund, the CRD, conservation groups such as the Salt Spring Island Conservancy, The Land Conservancy, the Nature Conservancy of Canada and the Nature Trust of B.C., and local community groups with regards to implementation of the plan;
4. to identify gaps in the existing parks and trails system;
5. to propose methods and means of filling those gaps;
6. to categorize types of parks and their function; and
7. to provide a more comprehensive plan for Rainbow Road Park.

This Master Plan is developed to support PARC in the distribution of parkland on the Island, the acquisition and development of trails, the planning and development of parks, trails and water access points where appropriate, and the planning and programming of Rainbow Road Park. It is anticipated that the Islands Trust will also be able to utilize this Plan to help guide its decisions on land-use issues when applications are made under the Island's Official Community Plan and Land Use Bylaw.

It is also the intent of this Plan to provide Salt Spring Island residents with opportunities to develop a comprehensive and integrated parks and trails system. This system will fulfill a number of functions, including the following:

- provide opportunities for outdoor recreation activities for residents and visitors, taking into consideration age-specific and barrier-free needs;
- provide a framework to ensure that each neighbourhood or section of the Island is served by adequate and appropriate parks and trails, as well as access to water for recreational purposes;
- facilitate and promote sustainability and sustainable practices in the community;
- establish a legacy for future generations that will fulfill their long-term needs for parkland, connectivity, recreation and nature protection; and
- identify potential acquisition options for priority areas.

1.3 Approach

The completion of this Plan was undertaken in four phases:

- analysis of existing plans, maps and information,
- consultation and collaboration,
- plan development and review,
- plan refinement and finalization.

Mapping for this project attempts to be as comprehensive as possible in order to provide a complete picture of recreational opportunities and to facilitate connectivity. Therefore, public access to provincial, regional, Islands Trust and conservation group lands is shown wherever possible.

1.4 Acronyms

Throughout this plan, a number of acronyms are used in the interests of brevity and to avoid lengthy repetitions. These are consolidated here for ease of reference.

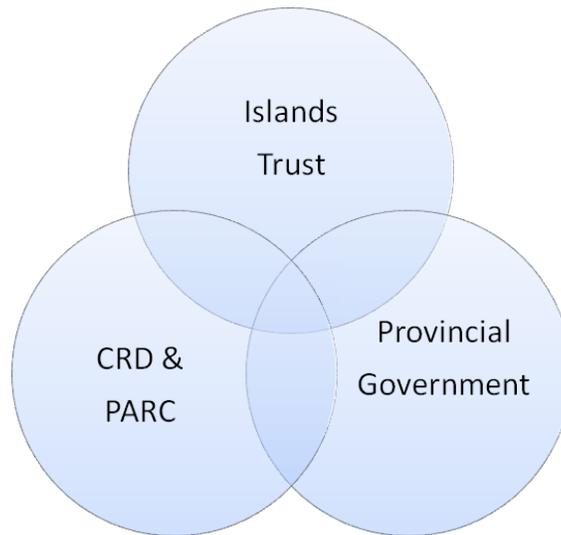
| | |
|------|---|
| ALC | Agricultural Land Commission |
| ALR | Agricultural Land Reserve |
| CRD | Capital Regional District |
| DPA | Development Permit Area |
| ITEM | Islands Trust Ecosystem Mapping |
| ITF | Islands Trust Fund |
| LGA | Local Government Act |
| LTC | Local Trust Committee |
| MOE | Ministry of Environment |
| MOTI | Ministry of Transportation and Infrastructure |
| NGO | Non-Government Organization |
| OCP | Official Community Plan |
| RAR | Riparian Areas Regulation |
| RCP | Regional Conservation Plan |
| ROW | Right-of-way |
| SEI | Sensitive Ecosystems Inventory |
| SEM | Sensitive Ecosystem Mapping |
| SPEA | Stream Protection and Enhancement Area |
| SSIC | Salt Spring Island Conservancy |
| SRW | Statutory right-of-way |
| TEM | Terrestrial Ecosystem Mapping |
| UREP | Use, Recreation and Enjoyment of the Public |

2.0 CONTEXT FOR A PARKS SYSTEM MASTER PLAN

2.1 Jurisdictional Authorities

Salt Spring Island – like all the Gulf Islands – lies within a number of political jurisdictions. As can be seen in the diagram below, governance lies predominantly with three governing bodies: local, regional and provincial.

Salt Spring is part of the Trust Area that is overseen by the **Islands Trust**. The Islands Trust has jurisdiction over land use within the Trust Area, overseen by an elected Local Trust Committee for each island. The Islands Trust develops and administers the Salt Spring Island Official Community Plan and the Salt Spring Island Land-Use Bylaw No. 355.



Jurisdictional authorities on Salt Spring Island

The **regional government**, through PARC, has authority for parks planning and management. The absence of a comprehensive parks plan for Salt Spring Island has made it difficult for the CRD and PARC to respond to development proposals and subdivision applications with regards to long-term parks and trails needs.

The **provincial government** also has a number of areas of jurisdiction on the Island. As an unincorporated area within the CRD, a Provincial Approving Officer is the subdivision approval authority. The Ministry of Transportation and Infrastructure (MOTI) has responsibility for roads in unincorporated areas. In addition, the Province of British Columbia, through various ministries, owns parks and other properties on the Island.

The parks and trails system identified through the master plan process will ultimately serve to:

- provide active living opportunities for all ages,
- protect significant natural, historical and cultural landscapes,
- promote sustainability in the community, and

- establish a legacy for future generations.

2.2 Islands Trust Regulations

The following documents and regulations have an impact on decisions with regards to planning and development on Salt Spring Island.

2.2.1 Islands Trust Policy Statement

The following Guiding Principles of the Policy Statement specifically influence local land-use planning policies:

- The primary responsibility of the Islands Trust Council is to provide leadership for the preservation, protection and stewardship of the amenities, environment and resources of the Trust Area.
- When making decisions and exercising judgment, Trust Council will place priority on preserving and protecting the integrity of the environment and amenities in the Trust Area.

Among the issues that local trust committees and island municipalities are directed to address in their official community plans and regulatory bylaws are:

- protection of unfragmented forest ecosystems,
- prevention of further loss or degradation of freshwater bodies or watercourses, wetlands and riparian zones,
- protection of views, scenic areas and distinctive features contributing to the overall visual quality and scenic value of the Trust Area,
- planning for bicycle, pedestrian and equestrian trail systems,
- location and type of recreational facilities so as not to degrade environmentally sensitive areas,
- location of buildings and structures so as to protect public access to, from and along the marine shoreline and to minimize impacts on sensitive coastal environments,
- identification and designation of areas for low-impact recreational activities,
- identification and designation of areas of recreational significance.

2.2.2 Salt Spring Island Official Community Plan Bylaw

Relevant sections of the Salt Spring Island Official Community Plan (OCP) have been included in the Strategic Plan, pages 19 to 22, and will not be duplicated here.

2.2.3 Salt Spring Island Land–Use Bylaw No. 355

The Land–Use Bylaw contains six zones for parks: Parks & Reserves 1 through 6 (PR1 through PR6). Park administration offices are permitted in PR1 and PR2 zones. Passive outdoor recreation is permitted in all park zones. Active outdoor recreation, excluding golfing, is permitted in PR1, PR2 and PR4 zones. Golf courses, including practice areas, and golf club houses are permitted only in PR3 zones.

2.3 PARC Mandate

2.3.1 Regional and Community Park Authority

The ability to establish a regional park service was initially created under the *Park (Regional) Act*. This Act was repealed when the *Local Government Act* (LGA) allowed regional districts to convert its regional park service to one exercised under the authority of a bylaw (Section 774.2). The community parks function for the CRD’s electoral areas is under the Parks and Community Services Department.

2.4 Interagency Cooperation

2.4.1 Parkland Dedication

The CRD is the local authority to accept parkland dedicated at the time of subdivision or money in lieu of land. Because the responsibility for planning rests with the Islands Trust and the responsibility for community parks with the CRD, close cooperation between the two authorities is essential when parks are created at the time of rezoning or subdivision.

The Islands Trust has indicated that this Parks System Master Plan will be referenced in the Salt Spring Island OCP. This will enable Trust staff to determine whether a proposed parkland dedication is considered desirable whenever a subdivision application is submitted to them and to comment to MOTI accordingly.

2.5 Community Input

2.5.1 Background Documents

Some of the work done in the past has been useful in acquiring a comprehensive picture of not just the land base and PARC's portfolio, but also of Salt Spring Islanders' sense of how that picture could be improved.

The Urban Trail Corridor Task Force completed a report to PARC in 2005, covering a number of recommendations. The report referenced an earlier report, Salt Spring Island Cycle Route Inventory, prepared for the Islands Trust in 1999, and the Salt Spring Island Bikeway Review, 2005. A report was also done on the Vesuvius – Ganges Trail Network.

2.5.2 Parks and Recreation Strategic Plan

As noted in the Introduction above, the Salt Spring Island Parks and Recreation Strategic Plan, completed in 2009, was the first step in the creation of a Parks System Master Plan. During the Strategic Plan process, public consultation was undertaken in a variety of forms:

- community leadership survey
- household survey
- focus groups
- individual meetings
- visioning workshop

2.5.3 Recreational Gaps Survey

PARC conducted a household survey to help determine what improvements and additional facilities were desired by Island residents.

2.5.4 Parks System Master Plan Process

As part of this process, a parks and trails use survey was distributed to targeted user and non-user groups. In addition, local expertise and knowledge was sought from a variety of individuals and groups, including walkers, hikers and horseback riders. An open house was held on 8 June 2011 at the Rainbow Road Indoor Pool. A binder containing all of the public input received in conjunction with the development of this plan has been provided to PARC. Both the compiled questionnaire responses and a summary of responses are contained in the binder.

3.0 SALT SPRING ISLAND CONTEXT

3.1 Land Base

3.1.1 Salt Spring Island Snapshot

Salt Spring Island, with an area of approximately 19,663 hectares, is the largest of the Southern Gulf Islands. It is linked by ferry to Crofton and Swartz Bay on Vancouver Island and to Tsawwassen in the Lower Mainland.

A total of 2,921 hectares – approximately 15% of the Island – falls within the Agricultural Land Reserve (ALR). About 55% of the ALR land is used for agricultural production.

As of November 2010, the ITF calculated the total protected area of Salt Spring to be 3,330 hectares or almost 17% of the Island. Protected areas consist of parks, park reserves, nature reserves, nature sanctuaries, ecological reserves and areas with conservation covenants. In addition, a number of properties are owned by the provincial government, and a considerable portion of the land base – including private lands – is forested.

There are also one major and several smaller lakes, streams and wetland areas of significance scattered over the Island.

3.1.2 Ecosystems Mapping

The joint federal/provincial Sensitive Ecosystems Inventory (SEI) mapping identifies a wide range of ecosystems that need protection. The more-recently developed provincial Terrestrial Ecosystem Mapping (TEM) was used to create the Sensitive Ecosystem Mapping (SEM) for Salt Spring Island. Both systems can be used to identify areas that are or should be protected and for the planning of new trails where they will have the least impact on sensitive ecosystems.

3.2 Privately-owned Lands and Nature Reserves

While the focus of this Plan is parkland and trails under PARC's jurisdiction, an Island-wide system must include lands that serve the same function – or a complementary one – as PARC's properties. Salt Spring Islanders – and visitors –

benefit to a great extent by the generosity of private landowners and conservation groups that allow public access onto their properties. These privately-owned trails become part of the trail network. It is important to distinguish between “park” and “trail” in such cases, as much of the privately-owned land is held for conservation purposes, and the owners ask those using them to stay on the designated trails and to respect the owners’ wishes for no access to the remainder of the lands.

3.2.1 Salt Spring Island Conservancy Lands

The Salt Spring Island Conservancy, founded in the 1990s, owns four nature reserves totaling approximately 99 hectares and holds 12 conservation covenants on a total of 307 hectares. Access is generally limited to nature reserves. Where access is permitted, acceptable uses include walking, bird-watching and the quiet appreciation of nature.

The SSIC owns the following properties:

- North View Nature Reserve is a 7.2-ha parcel in the northern part of the Island with no public access and no trails.
- Manzanita Ridge Nature Reserve, located to the immediate southeast of Mt Erskine Nature Reserve, is a 20-ha forested property with a short trail through its northeast corner.
- Andreas Vogt Nature Reserve is a 29.7-ha property on what was known as Bryant’s Mountain, to the east of vacant provincial Crown land and to the southeast of Bryant Hill (or Stewart Road) Park Reserve. There are 1.42 km of trails in this nature reserve.
- Alvin Indrison Nature Reserve is SSIC’s recent acquisition of two quarter-sections at Hope Hill, totalling 129.5 ha.

3.2.2 Ducks Unlimited Land

Ducks Unlimited’s Ford Lake property of over 70 ha contains important riparian areas and forested habitat. Part of the land is leased to tenant farmer for raising sheep. The property is used in cooperation with SSIC as part of the stewardship program for school children.

Ducks Unlimited will consider allowing publicly-accessible trails, particularly along the property boundary, provided its goals and current uses are not compromised.

3.2.3 The Land Conservancy of B.C. Lands

The Land Conservancy of B.C. (TLC) owns a number of properties on Salt Spring. Creekside Rainforest, through which Cusheon Creek flows, is in the Beddis Beach neighbourhood. The Goodall property is in the southeastern part of the Island, fronting on Satellite Channel. Both properties are ecological reserves. Two parcels on the northwest border of Ruckle Park are leased to the Province to augment Ruckle Park.

There is a trail between Cusheon Creek and Creekside Road, but the properties at both ends are privately owned. Goodall Road right-of-way extends across the northern boundary of the Goodall ecological reserve to connect with PARC's Lyonesse Linear Park.

TLC also holds conservation covenants on five additional properties totalling 145.72 ha. These include Ruby Alton Nature Reserve and Maxwell Lake.

3.2.4 Islands Trust Fund Lands

The ITF, a regional conservation land trust established in 1990, holds four nature reserves on Salt Spring Island. Nature reserves differ from nature parks in that the prime purpose of nature reserves is conservation and the protection of values and features of significance on those properties.

ITF's nature reserves are:

- Lower Mount Erskine Nature Reserve is a 22-ha parcel with a conservation covenant held by the Nature Conservancy and the Habitat Acquisition Trust registered on title. This Nature Reserve, which abuts vacant Crown land to the south, is accessed by Collins Road.
- Deep Ridge Nature Reserve, a 14.2-ha property, runs from the waterfront on Swanson Channel to Peter Arnell Park. The property is very steep and considered unsuitable for trail development.
- Ruby Alton Nature Reserve is a 1.6-ha farm on the west side of Fulford Harbour, on Isabella Point Road. The property includes forest, house, gardens and pasture, donated to ITF by its former owner and namesake.
- Cyril Cunningham Nature Reserve is a 4-ha linear parcel on the southern boundary of a Crown land portion of Mount Tuam and connecting two other Crown land parcels.

3.2.5 Private Landowners' Lands

In some instances, private landowners have generously granted easements through their property for public access. These privately-owned trails become part of the public trails network, providing connectivity where it would otherwise be impossible.

3.2.6 Salt Spring Island Water Preservation Society

This organization owns and manages 272 forested acres on the slopes west of St Mary Lake that have some footpaths limited to foot traffic only. The lands are under the protection of a conservation covenant which does not allow development of any new trails within those lands.

3.3 Public Parks, Reserves & Playing Fields

This section provides general descriptions of all publicly-owned non-PARC parks, ecological reserves and playing fields on Salt Spring Island. All of these parks and reserves have publicly-accessible trails in them. Wherever mapping is available, these are included in this Parks Master Plan.

3.3.1 Provincial Parks and Reserves

The Province of B.C. owns a substantial amount of land on Salt Spring Island, much of which is designated either park or ecological reserve. These are:

- Mount Erskine Provincial Park, consists of a 67.2-ha L-shaped parcel, also referred to as Parcel J in Section 3.4.2 below, and a 42.3-ha block acquired as an SSIC initiative. It abuts ITF's Lower Mount Erskine Nature Reserve to the north and SSIC's Manzanita Ridge Nature Reserve to the south.
- Mount Maxwell Ecological Reserve consists of a large parcel on the northeast shore of Sansum Narrows and a smaller land-locked parcel.
- Mount Maxwell Provincial Park's western boundary abuts Mount Maxwell Ecological Reserve and its southern boundary is Burgoyne Bay Provincial Park.
- Burgoyne Bay Provincial Park is a favourite of local residents. It surrounds popular swimming, kayaking and picnicking destination Burgoyne Bay.
- Ruckle Provincial Park and adjoining Beaver Point Provincial Park were recently augmented by a 99-year lease of two parcels owned by TLC on the northwest boundary, with water frontage on Captain Passage. This brings the total park area to 529 ha. Part of the park area, however, is an active farm without public access.

- Mount Maxwell Ecological Reserve, two parcels with a combined area of 390-ha on Sansum Narrows, has no designated public trails. Access is not encouraged due to the desire to protect the Garry oak community and other red- and blue-listed plant communities.
- Mount Tuam Ecological Reserve consists of three parcels with a total area of 362 ha in the southern part of the Island, overlooking Satellite Channel.

3.3.2 Regional Parks

The CRD has one regional park on Salt Spring Island: Mill Farm Regional Park Reserve. This park reserve consists of several parcels of land totalling 317.2 hectares. It contains one of the largest stands of old-growth forest on the Gulf Islands.

The CRD has made public its Draft Regional Parks Strategic Plan, as part of the regional sustainability strategy initiative. The new plan shows three areas of general interest on Salt Spring Island:

- a proposed regional trail from Vesuvius to Ganges and Fulford Harbour, from Fulford Harbour to Ruckle Provincial Park and from Fulford Harbour to Mount Maxwell Provincial Park and Burgoyne Bay, with a possible connection between Burgoyne Bay and Vesuvius;
- an area of general interest for a provincial park in southwestern Salt Spring Island, located approximately between Mill Farm Regional Park Reserve and Mt Tuam;
- an area of general interest for a provincial park located approximately between Burgoyne Bay and Fulford Harbour.¹

3.3.3 School District 64 Facilities

The six School District 64 schools on Salt Spring Island offer the following facilities:

- Fulford Community Elementary School, 203 South Ridge Drive: gymnasium covered outdoor play area, and playing field
- Fernwood Elementary School, 150 Fernwood Road: gymnasium, walking track and playing field
- Salt Spring Elementary School, 122 Rainbow Road: gymnasium and playing field
- Phoenix Elementary School, 163 Drake Road

¹ Draft Regional Parks Strategic Plan, April 2011, map 4.

- Salt Spring Island Middle School, 120 Rainbow Road: gymnasium, playing field, outdoor basketball court and skateboard park
- Gulf Islands Secondary School, 232 Rainbow Road: gymnasium, 2 playing fields and multicourt

3.4 Federal and Provincial Lands

3.4.1 Federal Land

There is one parcel of land – with a communication tower – in the southern portion of the Island that is owned by the federal government.

3.4.2 Provincial Lands

In addition to the provincial parks and ecological reserves, the province of B.C. owns a number of parcels of land on Salt Spring. These parcels were identified in 2006² and briefly described as follows:

- Parcel A – Cape Keppel and Mount Tuam, 64.56 ha in three lots on the southern end of the Island, is labelled a UREP (land for the use, recreation and enjoyment of the public). Although there is no public road to this land, it contains unofficial trails.
- Parcel B – Satellite Channel (South), three lots comprising 181.21 ha on the west side of Mount Tuam Ecological Reserve, has inland and coastal UREPs on it. Like Parcel A, there are unofficial trails but no dedicated road access.
- Parcel C – Satellite Channel (North) consists of three lots, 42.61 ha, with known heritage resources and an ocean-side UREP. The lots are surrounded by private land.
- Parcel D – Musgrave Crown Lands are two lots totalling 34.05 ha, to the southeast of the small Musgrave Point community. Musgrave Road runs the northern portion of these UREP lands. There is a known archaeological/historic feature on the lands.
- Parcel E – Hope Hill is two lots with a total area of 173.4 ha and a known archaeological/historical feature. Musgrave Road runs through the northeastern corner of the property, which is surrounded by private forestry lands.
- Parcel F – Mount Bruce is two large lots, 176.82 ha, located between the three parcels that comprise Mill Farm Regional Park Reserve. There are

² Salt Spring Island Vacant Crown Land Profiles, 4 October 2006

- unofficial trails and a known archaeological/historical feature on this property.
- Parcel G – Ford Lake, 35.73 ha, is bordered on the north by Bryant Hill Park Reserve and on the east by SSIC’s Andreas Vogt Nature Reserve. The CRD has submitted an application to transfer the land for community park purposes.
 - Parcel H – Cusheon Lake is a 17.84–ha lot on the western shore of Cusheon Lake. The Province has been holding the land in trust for the Island since 1958. In 2003, the CRD agreed in principle to hold title of the land, with covenants to be given for watershed protection. The single trail on the property – a former logging skid road – ends on private property to the east.
 - Parcel I – Isabella consists of two lots, a large one on the northern boundary of ITF’s Cyril Cunningham Nature Reserve and between two blocks of Mount Tuam Ecological Reserve and a smaller UREP lot between the eastern–most portion of the Ecological Reserve and Satellite Channel. Both ITF and the CRD have expressed an interest in this parcel.
 - Parcel J – Mount Erskine may have been transferred to BC Parks since the Crown land profiles were completed. See Section 3.3.1 above.
 - Parcel K – Musgrave Landing consists of two small lots in the Musgrave Landing subdivision, with a total area of .21 ha. Both portions are UREPs.
 - Parcel L – Mount Sullivan is located on the western boundary of the northern block of Mill Farm Regional Park Reserve. The CRD has expressed an interest in this 63.5–ha parcel, which contains trails and logging roads.

4.0 THE PARC PORTFOLIO

4.1 PARC Parks

PARC has 61 parks in its portfolio. These parks include park reserves, linear parks, trail corridor reserves, and recreational sites. The parks range from small natural areas within subdivision neighbourhoods to larger–scale parks. All are currently classified as “community parks”. One of the goals of this Parks Master Plan is to determine appropriate categories for the parks in PARC’s portfolio and to examine the distribution of each category.

PARC wishes to ensure that the number and location of its parks is equitable and reasonable to the island community. With this in mind, PARC parks are

categorized according to size, features and location. The Parks and Recreation Strategic Plan was used as a starting point in the classification of existing parks and in the determination of standards for future parks.

Notes: For the purpose of listing parks and trails in this Plan, the Island was reviewed from north to south and from west to east as much as possible. The parks and trails numbering system – i.e., P-24, T-2 – found in the PARC Inventory and CRD mapping resources were used. Where discrepancies were found in various documents regarding park or trail areas, the areas given on CRD maps were used.

4.1.1 Park Categories

The categories of park suggested by the Strategic Plan are community park, athletic (or special use) park, neighbourhood park, open (natural) space park and linear park. A sixth category already in the PARC portfolio is the pocket (mini-park, parkette or vest-pocket) park. These categories are described with defining criteria and examples below. A matrix of all parks, appropriately categorized, follows.

4.1.1.1 Pocket Parks

Pocket parks are generally created when land is donated according to subdivision approval requirements. Often these “parks” are located where they are difficult to access or unusable for some park purposes. Existing pocket parks, therefore, vary in size and utility. Once the Parks System Master Plan has been adopted and linked to the Salt Spring Island Official Community Plan, pocket parks should only be created where they are needed and with a purpose in mind.

Pocket Park Standards

Pocket parks are very small parks, usually 0.6 ha or less, often too small for physical activity, but providing green space or aesthetic appeal, sometimes with a place to sit or a children’s playground.

There is no “norm” or standard for development of pocket parks in predominantly rural areas. They are an excellent addition to high-density or small-lot neighbourhoods, particularly where they can serve 2,000 to 3,000 people. PARC can assume that the sole purpose of most pocket parks on Salt Spring is to provide green space in a neighbourhood and should not plan to

develop them. Occasionally a pocket park is “adopted” by a neighbourhood or group and developed or improved, perhaps as an interpretative park or picnic site.

Existing Pocket Parks

PARC has three small parks that can be classified as pocket parks. These existing pocket parks include the following:

- Vesuvius Beach (P-57, 0.0007 ha) on Vesuvius Bay at the end of Goodrich Road, is also used as a neighbourhood park.



Vesuvius Beach at high tide

- Peace Park (P-38, 0.2 ha), located on the northeast corner of Jackson Avenue and Seaview Avenue, has been developed with a Japanese garden.
- Musgrave Point Park (P-37, 0.18 ha) is located on the waterfront at the end of Musgrave Road.

4.1.1.2 Neighbourhood Parks

Neighbourhood parks are intended to serve local neighbourhoods and can be accessed on foot, generally within a five-minute walking radius of the neighbourhood they serve. They usually range in size from about 0.8 to 10 ha and are generally developed to serve some active or passive recreational purpose.

Neighbourhood Park Standards

A widely-accepted standard is one neighbourhood park within 1.6 km of every 1,000 people. At this ratio, Salt Spring Island could warrant ten neighbourhood parks. The best practice for PARC to follow for neighbourhood parks would be to establish one in each neighbourhood where the surrounding residents can reach the park within 20 minutes on foot or five minutes by car.

Elements of a neighbourhood park may include:

- parking
- toilets
- a children's playground or grassy play area
- picnic area
- sports facility
- passive area

Existing Neighbourhood Parks

There are four parks that can be considered as neighbourhood parks. These are:

- Duck Creek Park (P-15, 5.49 ha) surrounds the Broadwell Road School Site Reserve. It is also linear in nature. Duck Creek runs through the length of the park, and a trail follows the creek and loops around the west side of the school site, connecting with Sunset Drive and an unopened road right-of-way off Broadwell Road.



Entrance to Duck Creek Park with new signage on Sunset Drive

- Welbury Bay Park (P-61, 0.87 ha) is on the waterfront in the northeast corner of Welbury Bay, opposite the Long Harbour Ferry Terminal. A trail through the park can be accessed at three points along Scott Point Drive. Although it is small, the park's proximity to the Ferry Terminal could justify additional improvements and use. It is also the only park on the Long Harbour Road peninsula that could serve as a neighbourhood park.
- Beddis Beach Park (P-3, 0.56 ha) is another small park, but its waterfront location with beach access makes it a popular destination – not just for those living in the neighbourhood. Because it attracts residents from the broader community, parking may sometimes be an issue during the summer months. The park is partially developed and partially treed or natural.



Beddis Beach Park

- Drummond Park (P-14, 0.52 ha) is located on Isabella Point Road in the northwest corner of Fulford Harbour. It is another small park, but has been developed with beach access, a playground and picnic area. It is the only park that could be seen to serve the Fulford Harbour area as a neighbourhood park.



Drummond Park

4.1.1.3 Community Parks

A community park is larger than a neighbourhood park and is oriented toward providing active recreational facilities for all ages of the community. Community parks are conveniently accessible by vehicle, often located adjacent to a high school, and generally include off-street parking. Community parks can be anywhere from 1 to 40 ha in size.

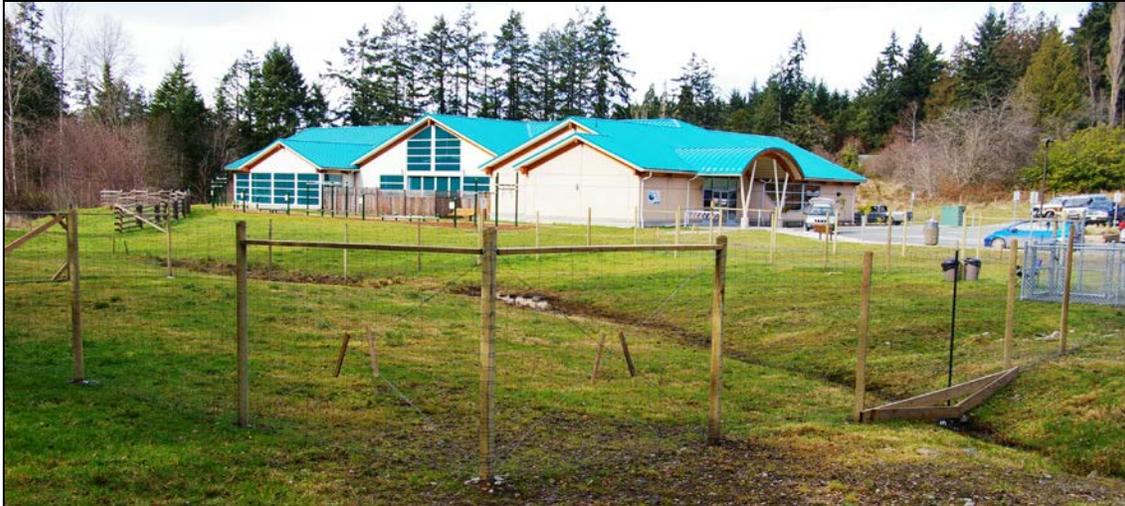
Community Park Standards

The distribution of community parkland varies widely from 0.25 ha to 2 ha per 1,000 residents. This range translates to a total of 2.5 to 20 ha of community parkland being needed for Salt Spring Island. The programming may vary, depending on the prime purpose of the park. This might include a golf course, country club, botanical garden, special athletic or community centre, civic centre, etc.

Existing Community Parks

The following four parks are categorized as community parks:

- Rainbow Road Community Park (P-46, 3.24 ha) is partially developed with an indoor swimming pool and an off-leash dog area. The park has space for additional uses that are being considered as part of the Parks System Master Plan.



Rainbow Road Indoor Pool and Dog Run

- Rotary Park (P-48, 0.18 ha), although very small for a community park, is ideally located on the boardwalk in Ganges, within a few steps of Centennial Park. Rotary Park is developed with a sculpture, pagoda and seating.



Rotary Park and Boardwalk

- Centennial Park (P-8, 0.72 ha) is very intensely used by the entire Salt Spring community, particularly on Saturday market days. This waterfront park is on the boardwalk and contains a pagoda and children's playground area.



Centennial Park Playground

- ArtSpring Community Arts Centre (P-1, 0.74 ha) is located in the heart of Ganges. The building is licensed to the Island Arts Centre Society, but is used for many purposes, such as local trust committee meetings.

4.1.1.4 Athletic and Special-Use Parks

An athletic park has a single prime function: intensive recreational activity. The activity may be one sport or a variety of sports. Athletic parks are often supplemented by school playing fields and other facilities.

Athletic Park Standards

As the nature of athletic parks varies widely, depending on the activity, there is no commonly-used standard. There are, however, some guidelines for facilities. Some of these are:

- | | |
|----------------------|-------------------------|
| - indoor pool | 1 per 10,000 population |
| - outdoor pool | 1 per 20,000 |
| - softball field | 1 per 2,500 |
| - baseball field | 1 per 5,000 |
| - soccer field | 1 per 3,000 |
| - football field | 1 per 6,000 |
| - multipurpose court | 1 per 3,000 |
| - tennis court | 1 per 2,000 |

- basketball court 1 per 2,000
- volleyball court 1 per 3,000

Existing Athletic Parks

Four of the properties in PARC’s portfolio are currently used as athletic parks.

- Portlock Park (P-41, 3.83 ha) is fully developed as a community athletic park with tennis courts, track-and-field facilities, both soft and hard playing surfaces and PARC’s administration offices. It is conveniently located about one-third of the way between the Vesuvius and Long Harbour ferry terminals, and is easily accessible – particularly for the northern half of the Island – by road, bicycle and foot. The Strategic Plan notes that Portlock Park is well used and, if expanded, would be an ideal location for a second disc golf course, a bowling green, additional tennis courts, an off-leash dog area or a community garden. The ALR land immediately to the south of the park might lend itself very well to the latter facility. Note: Portlock Park should probably be reclassified as a community park if it is expanded to accommodate additional non-athletic uses.
- Kanaka Road Skateboard Park (P-28, 0.2 ha) is fully developed for skateboarding and licensed from the school district.
- Fulford Ballpark (P-20, 1.74 ha) is on leased land. It has been developed with ball fields and support facilities.
- Fulford Tennis Court (P-21, 0.32 ha) is also on leased land. There is some off-street parking in addition to the tennis court.

Existing Special-Use Parks

- Kanaka Road Reserve No. 1 (P-26, 0.36 ha) is included in this category because it is the Parks Maintenance service yard.
- Kanaka Road Reserve No. 2 (P-27, 0.22 ha) is currently part of the Maintenance yard.

4.1.1.5 *Open/Natural Space Parks*

For a number of Salt Spring Islanders, this is the most popular type of park – provided they can walk or bicycle through it. That being said, residents also understand and appreciate the need for natural park areas as a form of protection for watersheds, ecologically-sensitive areas and important viewsheds.

Open/Natural Space Park Standards

Some of the parks categorized as open/natural space parks have potential to be developed as pocket parks or neighbourhood parks and should be reclassified if and when they are developed. For purposes of this category, however, the dominant characteristic is the absence of development. Natural spaces vary dramatically in size, generally from 1 to 40 ha in size, and function.

Existing Open/Natural Space Parks

The following parks or park reserves are predominantly in a natural state:

- Highbridge Village Park (P-24, 2.19 ha) is part of the Channel Ridge development area. The park is a habitat preservation area with a trail right-of-way through it.
- Monteith Drive Park Reserve (P-33, 0.14 ha) is located on the Stuart Channel waterfront adjacent to an unopened road right-of-way off Monteith Drive. It is categorized as a natural park, as it is undeveloped.
- Lawnhill Drive Park Reserve (P-29, 0.1 ha) on Lawnhill Drive in Trincomali Heights is an undeveloped road edge. It could serve as a lovely pocket park for the neighbourhood that surrounds it.
- Quarry Drive Park Reserve (P-43, 0.36 ha) has some water frontage on the north side of Booth Bay, adjacent to unopened Quarry Drive Corridor road right-of-way. It currently serves as a natural park, but, due to its great location and the adjacent unopened right-of-way, it could be developed into a pocket or neighbourhood park.
- Harrison Avenue Park Reserve (P-23, 0.28 ha) is undeveloped, but used by local residents, as evidenced by an informal trail leading to the waterfront. The trail is signed, and this may be adequate development for this site.



Harrison Avenue Park Reserve waterfront

- Wildwood Crescent Park Reserve (P-60, 0.12 ha), on the east side of Wildwood Crescent, is a natural (undeveloped) park with an informal trail leading into it. This park reserve could be used as a pocket park to serve the Wildwood Crescent neighbourhood.



Wildwood Crescent Park Reserve

- Long Harbour Road Park Reserve (P-30, 0.2 ha) is a small, linear undeveloped area along Long Harbour Road approximately midway between Ganges and the Long Harbour Ferry Terminal. The site may have good potential as a pocket park – possibly parking – as it is adjacent to

unopened Parson's Road, where PARC has applied for a licence from MOTI to permit public access to the waterfront.

- Eagle Ridge Drive Park Reserve (P-17, 0.21 ha) has frontage on Madrona Bay and is located adjacent to an unopened road right-of-way off Long Harbour Road. There appears to be an informal trail through the right-of-way to good water access, making it a candidate for development as a pocket park. However, it is quite close to Parson's Road water access.
- Mouat Park (P-34, 23.66 ha) in Ganges is one of the most-frequently-used parks on the Island. From this perspective, Mouat could also be considered a community park. Because of its largely undeveloped state, however, Mouat is best viewed as a valued natural park.
- Rainbow Grove Phase 1 and Phase 2 Park Reserves (P-44 and P-45, combined area of 3.61 ha) link the Juniper Road Corridor (from Rainbow Road), Juniper Place, Trustees Trail, Mt Erskine Upper Access Park Reserve and provincial Crown land that is bordered by Lower Mt Erskine Nature Reserve (ITF land), Mt Erskine Nature Reserve (SSIC land) and Manzanita Ridge Nature Reserve (SSIC land). The two park reserves are currently undeveloped, but if the neighbourhood develops as planned, they are ideally located to serve as a neighbourhood park. There is also a linear park component of these park reserves.
- Bader's Beach Ravine Park Reserve (P-2, 1.64 ha) is an undeveloped natural space running down the east side of the western end of Collins Road. This reserve should be left in its natural state.
- Cudmore Heights Park Reserve (P-11, 0.44 ha) is connected by a linear arm to an unopened portion of Charlesworth Road. Currently undeveloped, it is well situated to serve the surrounding residents as a pocket park with a trail connecting to Wilkie Way Park Reserve.
- Blackburn Road Park Reserve (P-4, 1.99 ha) is connected by linear portions to Blackburn Road on the north and the unopened end of Frazier Road on the south. Unless the area between Frazier Road and Wright Road develops, there does not seem to be much demand for a pocket or neighbourhood park in this area. Leaving this park reserve in its natural state is the best suggestion at the moment.
- Peter Arnell Park (P-40, 12.83 ha) lies on both sides of Stewart Road and is fully developed with trails. The park is predominantly a natural area that seems to be appreciated as such by park users.

- Bryant Hill Park Reserve (P-53, 32.13 ha), sometimes known as Stewart Road Park, is undeveloped, but contains a developed trail. There is good connectivity to the north and to the east, with potential to west. This reserve should not be developed other than with trails.
- Bullman Road Park Reserve (P-5, 3.74 ha), bordered by Meyer Road and Bullman Road, consists of two pieces of land separated by an unopened road right-of-way. The former YMCA camp is undeveloped, but located in the middle of a large-lot neighbourhood that backs onto Ruckle Provincial Park. The park could be developed to serve this neighbourhood, which is a considerable distance from the next nearest neighbourhood park. A trail runs through the larger of the two parcels, connecting Bullman Road with Meyer Road and Meyer Road Linear Park.



Trail in right-of-way between the two parts of Bullman Road Park Reserve

- South Ridge Drive Park Reserve (P-50, 0.15 ha) is on the west side of South Ridge Drive. This small reserve could be developed as a pocket park or left in its present natural state with an informal trail leading into it.



South Ridge Drive Park Reserve

- Webster Drive Park Reserve (P-58, 0.59 ha) is an undeveloped reserve in a residential subdivision, connected to Webster Drive by a linear arm. It has potential as a pocket park for this neighbourhood.
- Forest Ridge Park Reserve (P-19, 2.4 ha) is ideally situated to serve the surrounding neighbourhood, which is located south and southwest of Ruckle Provincial Park. The park is currently undeveloped natural space on Forest Ridge Road at Stevens Road.
- Reginald Hill Park Reserve (P-47, 2.22 ha) is an open/natural area connected to Morningside Road by a long linear trail corridor. This reserve should be left in its natural state.
- Fern Creek Park Reserve (P-18, 1.73 ha) sits at the back (west) of a small neighbourhood and is linked with Isabella Point Road by a trail within a statutory right-of-way (SRW). This undeveloped parcel acts more as a pocket park or natural park, but is the only park – in addition to Drummond Park – that could serve as a neighbourhood park in the southwestern part of the island.

4.1.1.6 Linear Parks

Linear parks form a very important component of a parks system, providing the opportunity for connectivity by foot and in some cases by bicycle or on horseback. PARC's linear parks contain or are intended to contain trails. A few of the linear parks have areas with the potential for development as a pocket park or for parking. Many parks have substantial natural areas within them.

- Suneagle Trail Linear Park (P-54, 0.28 ha) links North View Place with Suneagle Drive. There is the potential for either a pocket park or vehicle parking at the North View Place end of the corridor.

- Sir Echo Linear Park (P-49, 0.14 ha) consists of two parts: a parking area at Sir Echo Road and Sunset Drive (0.06 ha) and a linear trail corridor connecting Sir Echo Road with Gladys Pringle Linear Park and the Channel Ridge trail system.
- Gladys Pringle Linear Park (P-22, 0.69 ha) and a short section of trail corridor create a loop connecting to Pringle Farm Road in two locations. This partially-developed linear park also connects with Sir Echo Linear Park and the Channel Ridge trail system.
- Cormorant Crescent (P-10, 0.5 ha) leads north from Cormorant Crescent towards Merganser Place and Canvasback Place.
- Teal Place Park Reserve (P-55, 0.35 ha) is a trail corridor connecting Cormorant Crescent and Teal Place.
- Trincomali Heights Linear Park (P-56, 1.07 ha) is a trail corridor around about three-fifths of a subdivision between Trincomali Heights Road and Stark Road.
- Dunbabin Park (P-16, 2.66 ha) could also be categorized as an open/natural park, as it is mainly undeveloped. But this park on Robinson Road is linear in nature with a trail along a creek (Dunbabin Creek) and a trail corridor providing access to Stark Road.
- Bullock Lake Linear Park No. 1 (P-6, 0.89 ha) is an undeveloped L-shaped trail corridor running from Highwood Place to an unopened road right-of-way on the north shore of Bullock Lake.
- Bullock Lake Linear Park No. 2 (P-7, 0.61 ha) connects Dover Place with the western shore of Bullock Lake.
- Quarry Drive-Baker Road Linear Park Reserve (P-42, 0.14 ha) connects the unopened eastern end of Quarry Road and Baker Road close to where it ends at an accessible beach on Booth Bay. This linear park has a trail through it.
- Churchill Road Linear Park (P-9, 0.42 ha) is a trail corridor connecting Long Harbour Road and Churchill Road. The corridor bulges where a creek bisects it. The developed trail includes a bridge across the creek.
- Peck's Cove Park (P-39, 0.08 ha) lies along Lower Ganges Road overlooking Ganges Harbour. It contains a boardwalk and viewing platform.
- Spring Gold Way Park Reserve (P-51, 0.58 ha) is an undeveloped trail corridor along a seasonal watercourse. The corridor runs from Spring Gold Way almost to Trustees Trail. As this area develops, a trail could be developed.

- Mount Erskine Upper Access Park Reserve (P-36, 0.03 ha) provides access from the western end of Trustees Trail to SSIC's Lower Mount Erskine Nature Reserve and to Mount Erskine Provincial Park.
- Mount Erskine Drive Linear Park Reserve (P-35, 0.75 ha) is a trail corridor with a trail from Desiree Drive, up the western boundary of Mount Erskine Provincial Park, to ITF's Lower Mount Erskine Nature Reserve.
- Wilkie Way Park Reserve (P-61, 0.65 ha) is an L-shaped trail corridor with a trail from Wilkie Way to Cudmore Heights Park Reserve.
- Meyer Road Trail Linear Park (P-32, 1.06 ha) is developed with a trail connecting two points on Meyer Road with Ruckle Provincial Park.
- Peter Arnell - Bryant Hill Connector (P-52, 3.25 ha) is a long trail corridor from Peter Arnell Park to the western end of Jasper Road, then to the southeast corner of Ducks Unlimited's property, and finally to Bryant Hill Park Reserve. There is a trail and a bridge in the corridor.



Peter Arnell - Bryant Hill Connector

- Lyonesse Linear Park (P-31, 0.89 ha) runs through a residential strata development from the unopened western end of Goodall Road to eastern end of Fraser Road.

- Isabella Point Road Park Reserve (P-25, 0.7 ha) is a linear corridor with no trail. The corridor runs southwest from Isabella Point Road to the northwestern corner of the inland portion of ITF's Ruby Alton Nature Reserve.

Table 1 on the following pages is a summary of the parks and park reserves in PARC's portfolio, categorized by their dominant feature or function. For example, Mouat Park is categorized as an open/natural park although it contains trails and serves the boarder community of Salt Spring Island.

Table 1: Salt Spring Island Parks and Recreation Commission Parkland Categories

| Park Name | Ref. No. | Area (ha) | Pocket | Neighbourhood | Community | Athletic/ Spec. Use | Open / Natural | Linear | Improvements / Comments |
|-----------------------|----------|-----------|--------|---------------|-----------|---------------------|----------------|--------|-----------------------------|
| Suneagle | P-54 | 0.28 | | | | | | ✓ | Trail T-36 |
| Sir Echo | P-49 | 0.14 | | | | | | ✓ | Trail T-31, parking |
| Gladys Pringle | P-22 | 0.69 | | | | | | ✓ | Trail T-16 |
| Highbridge Village | P-24 | 2.19 | | | | | ✓ | | Habitat preservation |
| Monteith Drive | P-33 | 0.14 | | | | | ✓ | | Waterfront |
| Vesuvius Beach | P-57 | .0007 | ✓ | | | | | | Public access to beach |
| Duck Creek | P-15 | 5.49 | | ✓ | | | | | Trail T-13 |
| Cormorant Crescent | P-10 | 0.5 | | | | | | ✓ | Trail T-101.2 |
| Teal Place | P-55 | 0.35 | | | | | | ✓ | Trail T-101.3 |
| Lawnhill Drive | P-29 | 0.1 | | | | | ✓ | | |
| Trincomali Heights | P-56 | 1.07 | | | | | | ✓ | Trail T-103.1 |
| Dunbabin | P-16 | 2.66 | | | | | | ✓ | Trail T-14 |
| Portlock | P-41 | 3.83 | | | | ✓ | | | |
| Bullock Lake No. 1 | P-6 | 0.89 | | | | | | ✓ | Trail T-5 |
| Bullock Lake No. 2 | P-7 | 0.61 | | | | | | ✓ | Trail T-6 |
| Quarry Drive | P-43 | 0.36 | | | | | ✓ | | Trail T-27, waterfront |
| Quarry Drive-Baker Rd | P-42 | 0.14 | | | | | | ✓ | Trail T-26 |
| Harrison Avenue | P-23 | 0.28 | | | | | ✓ | | Waterfront |
| Wildwood Crescent | P-60 | 0.12 | | | | | ✓ | | |
| Churchill Road | P-9 | 0.42 | | | | | | ✓ | Trail T-7 |
| Welbury Bay | P-61 | 0.87 | | ✓ | | | | | Trail T-37, waterfront |
| Long Harbour Road | P-30 | 0.2 | | | | | ✓ | | |
| Eagle Ridge Drive | P-17 | 0.21 | | | | | ✓ | | Waterfront |
| Peck's Cove | P-39 | 0.08 | | | | | | ✓ | Boardwalk, lookout platform |

| Park Name | Ref. No. | Size (ha) | Pocket | Neighbourhood | Community | Athletic | Open / Natural | Linear | Improvements / Comments |
|--------------------------------------|----------|-----------|--------|---------------|-----------|----------|----------------|--------|-----------------------------|
| Kanaka Rd Skateboard | P-28 | 0.2 | | | | ✓ | | | Skateboard park |
| Kanaka Road No. 1 | P-26 | 0.36 | | | | ✓ | | | Parks maint. service yard |
| Kanaka Road No. 2 | P-27 | 0.22 | | | | ✓ | | | Residential rental property |
| Rainbow Rd Com Park | P-46 | 3.24 | | | ✓ | | | | Indoor pool |
| Rotary | P-48 | 0.18 | | | ✓ | | | | Sculpture, pagoda, seating |
| Centennial | P-8 | 0.72 | | | ✓ | | | | Playground, boardwalk |
| Peace | P-38 | 0.2 | ✓ | | | | | | Japanese garden |
| ArtSpring | P-1 | 0.74 | | | ✓ | | | | Community Arts Centre |
| Mouat | P-34 | 23.66 | | | | | ✓ | | Trails T-102.10 |
| Rainbow Grove Phase 1 | P-44 | 1.66 | | | | | ✓ | | Trail T-28 |
| Rainbow Grove Phase 2 | P-45 | 1.95 | | | | | ✓ | | |
| Spring Gold Way | P-51 | 0.58 | | | | | | ✓ | Trail T-33 |
| Mt Erskine Upper Access | P-36 | 0.03 | | | | | | ✓ | Trail T-24 |
| Mt Erskine Drive | P-35 | 0.75 | | | | | | ✓ | Trail T-23 |
| Desiree Drive | P-13 | 0.1 | | | | | | | Parking |
| Bader's Beach Ravine | P-2 | 1.64 | | | | | ✓ | | |
| Wilkie Way | P-61 | 0.65 | | | | | | ✓ | Trail T-38 |
| Cudmore Heights | P-11 | 0.44 | | | | | ✓ | | Trail T-9 |
| Blackburn Road | P-4 | 1.99 | | | | | ✓ | | Trail T-3 |
| Beddis Beach | P-3 | 0.56 | | ✓ | | | | | Waterfront, beach access |
| Peter Arnell | P-40 | 12.83 | | | | | ✓ | | Trail T-25 |
| Peter Arnell - Bryant Hill Connector | P-52 | 3.25 | | | | | | ✓ | Trail T-34, bridge |
| Bryant Hill Reserve | P-53 | 32.13 | | | | | ✓ | | Trails T-35 |

| Park Name | Ref. No. | Size (ha) | Pocket | Neighbourhood | Community | Athletic | Open / Natural | Linear | Improvements / Comments |
|----------------------|----------|-----------|--------|---------------|-----------|----------|----------------|--------|---------------------------|
| Meyer Road | P-32 | 1.06 | | | | | | ✓ | Trail T-21 |
| Bullman Road | P-5 | 3.74 | | | | | ✓ | | Trail T-4 |
| Fulford Ballpark | P-20 | 1.74 | | | | ✓ | | | Ball field and supports |
| Fulford Tennis Court | P-21 | 0.32 | | | | ✓ | | | Tennis court |
| South Ridge Drive | P-50 | 0.15 | | | | | ✓ | | |
| Webster Drive | P-58 | 0.59 | | | | | ✓ | | |
| Forest Ridge | P-19 | 2.4 | | | | | ✓ | | |
| Lyonesse | P-31 | 0.89 | | | | | | ✓ | Trail T-20 |
| Reginald Hill | P-47 | 2.22 | | | | | ✓ | | Trail T-30 |
| Drummond Park | P-14 | 0.52 | | ✓ | | | | | Playground, picnic tables |
| Fern Creek | P-18 | 1.73 | | | | | ✓ | | ? Accessed by T-15 |
| Isabella Point Road | P-25 | 0.7 | | | | | | ✓ | |
| Musgrave Point | P-37 | 0.18 | ✓ | | | | | | Waterfront picnic area |

4.2 PARC Trails

There are numerous trails, trail corridors and connectors shown on the Parks and Trails Map and others that aren't shown, either because they haven't been mapped or because they're on private property. PARC has responsibility for over 70 trails in its portfolio. A brief description of each follows.

4.2.1 Trail Categories

Trails have been categorized simply as developed, informal, undeveloped, jurisdiction expired or community trail. Developed trails are those on which PARC has made some improvements. Informal trails are trails or pathways that are being used, but on which PARC has made no improvements.

In addition to PARC trails, there are also trails and pathways that fall under other jurisdictions. These are included wherever possible if they are accessible to the public, as they form part of the trails networks.

Note: As with the parks, trails are reviewed generally from north to south and west to east. All trail and corridor lengths are approximate.

4.2.1.1 *Developed Trails*

- Suneagle Linear Park Trail (T-36, 302 m) connects North View Place with Suneagle Drive.

The trailhead at Suneagle Drive is shown in the photo to the right.



- An unnamed trail, approximately 300 m in length, within an easement, offers a connection from West Eagle Drive to the Channel Ridge lands.
- Sir Echo Linear Park Trail (T-31, 115 m) provides access between Sir Echo Road and Gladys Pringle Linear Park and trails.
- Gladys Pringle Linear Park Trail (T-16, 1 km) connects two sections of Pringle Farm Road with Sir Echoes Linear Park Trail and the trail network in the Channel Ridge property.

The T-101 series of trails are part of the Channel Ridge property and the neighbourhood between the southern portion of the Channel Ridge lands and the Salt Spring Island Water Preservation Society lands on the western side of St. Mary Lake. Most of this network is undeveloped at the moment, except for a few trails.

- Canvasback Trail (T-101.1, 100 m) is within an SRW connecting Canvasback Place and the Water District lookout in the Water Preservation Society lands.
- Duck Creek Park Trails (T-13, 1.5 km) connect Sunset Drive to Duck Creek Park and to Broadwell Road, with a trail along Duck Creek and a loop along the north side of the Broadwell Road School Site Reserve.

The T-103 series consists of SRWs in the Trincomali Heights subdivision. Two sections of this network have been developed. There are a number of informal trails and one undeveloped section.

- Trincomali Heights Linear Park Trail (T-103.1, 2.2 km) loops around more than half of an unsubdivided parcel with two arms leading into the parcel. This trail can be accessed by Trincomali Heights Connector #1.
- Dunbabin Park Trail (T-14, 730 m) runs between Robinson Road and Stark Road.
- Quarry Drive Park Trail (T-27, 245 m) lies partly in an SRW off Quarry Drive and partly in Quarry Drive Park Reserve.
- Quarry Drive – Baker Road (T-26, 443m) connects the unopened eastern end of Quarry Drive with Baker Road close to the waterfront on Booth Bay.
- Baker Road – Harrison Road Corridor Trail (T-2, 560 m) is a recently-developed trail within an SRW from Baker Road to Harrison Road.



Baker Road end of the Baker - Harrison Trail

- Churchill Road Linear Park Trail (T-7, 365 m) provides a connection between Churchill Road and Long Harbour Road.

The T-102 series of trails are all part of the Ganges network. All are developed trails.

- ArtSpring Arts Centre Trail (T-102.1, 326 m) connects Peace Park on Jackson Avenue through the eastern end of Mouat Park, around three private residences on McPhillips Avenue back into Mouat Park.
- Bayside Trail (T-102.2, 90 m) is within an SRW over private property between Upper Ganges Road and the parking lot behind Harbour House Hotel.
- Centennial Park Boardwalk (T-102.3, 90 m) connects Gasoline Alley Seawalk and Marina Jetty Walk along the waterfront in Ganges.



Centennial Park Pavilion and Boardwalk

- Creekside Commercial Boardwalk Trail (T-102.4, 25 m) is within an SRW between Fulford–Ganges Road and the Lam Property Trail.
- Gasoline Alley Seawalk (T-102.5, 134 m) connects Fulford–Ganges Road with Centennial Park Boardwalk within an SRW.
- Grace Point Boardwalk (T-102.6, 145 m) is within an SRW between Marina Jetty Walk and Grace Point Trail.
- Grace Point Trail (T-102.7, 100 m) continues within an SRW from Grace Point Boardwalk to Grace Point.
- Gulf of Georgia Boardwalk (T-102.8, 32 m) is an isolated stretch of boardwalk within an SRW over privately–owned property.
- Meadowbrook Trail (T-102.9, 100 m) provides a connection between Atkins Road to private property to the south at the end of Valhalla Road. There is an informal trail connecting the east end of Meadowbrook Trail and the west end of Valhalla Road.

The Meadowbrook Trail section shown on the right is viewed from Atkins Road.



- Mouat Park Trails (T-102.10, 2 km) form a network of trails within Mouat Park. The trail system can be accessed from Drake Road, Bonnet Avenue, the ArtSpring Art Centre trail at the end of McPhillips Avenue, Rainbow Road, and the Murakami–Mouat Park Access Trail.
- Murakami–Mouat Park Access Trail (T-102.11, 198 m) lies within an SRW that connects Rainbow Road with the trail network in Mouat Park.
- Peace Park Trail, Sewer Plant Trail and the Lam Property Trail (in an SRW) (all T-102.12, 130 m) provide connectivity between the ArtSpring Art Centre Trail at Jackson Avenue and Creekside Commercial Centre Boardwalk.

- Peck's Anchorage Boardwalk (T-102.13, 76 m) runs along Lower Ganges Road in an SRW.
- Rainbow Road Community Park Trail (T-102.14, 270 m) runs along the Rainbow Road frontage and up the eastern side of the Community Park property to connect with Kanaka Road.



- Rotary Park Boardwalk (T-102.15, 100 m) consists of a boardwalk connected to the Mouat Boardwalk and a short trail loop in Rotary Park. The western end of the Rotary Park Boardwalk is the last contiguous stretch of the Ganges waterfront walkway.
- Village Terrace Walk (T-102.16, 113 m) is a trail within an SRW between Village Terrace off Lower Ganges Road and Park Drive.

- Mount Erskine Upper Access Park Reserve Trail (T-24, 234 m) connects the end of Trustees Trail (road) with trails with SSIC's Lower Mount Erskine Nature Reserve.



- Armand Way Trail (T-1, 350 m) is on property connecting the southern end of Armand Way with Mount Maxwell Provincial Park. The property has been dedicated for trail purposes, and PARC holds a permit from MOTI.
- Bryant Hill Park Reserve Trail (T-35, 2 km) consists of an internal trail

network in Bryant Hill Park Reserve and a trail within an SRW leading to Sarah Way.

- Peter Arnell – Bryant Hill Connector (T-34, 2.13 km) offers connections between Peter Arnell Park, Jasper Road, the Ducks Unlimited lands and Bryant Hill Park Reserve.



Trailhead at Jasper Road on Peter Arnell – Bryant Hill Connector

- Peter Arnell Park Trail (T-25, 1.05 km) is an internal trail with a loop to the south of ITF's Deep Ridge Nature Reserve. The trail can be accessed from Peter Arnell – Bryant Hill Connector and from Stewart Road.
- Bullman Road Park Reserve Trail (T-4, 200 m) links Meyer Road Linear Park Trail through Bullman Road Park Reserve to Bullman Road.
- Reginald Hill Park Reserve Trail (T-30, 1.13 km) connects Morningside Road with Reginald Hill Park Reserve.
- Fern Creek Park Reserve Trail (T-15, 400 m) lies within an SRW between Isabella Point Road and Fern Creek Park Reserve.

4.2.1.2 Informal Trails

- Spence Hill Drive (T-32, 400 m) trail lies within an SRW between Spence Hill Drive and North End Road.
- Channel Ridge (T-101.6, 5 km) is the network of trails within the Channel Ridge lands. The trails, some of which lie within SRWs, connect Murrelet Place, Broadwell Road, Gladys Pringle Trail and Sunset Road.
- Juniper Road Trail (T-19, 270 m) offers connectivity between Rainbow Road (with some parking by the road) and Rainbow Grove Phase 1 Park Reserve and Juniper Place.

- Mount Belcher Heights Trail Corridor (T-22, 789 m) is an undeveloped SRW from the Mount Belcher Heights road ROW to private property due west of the end of Liberty Hall Lane and north of Cranberry Road.
- Cranberry Road Trail (T-8, 550 m) connects Cranberry Road and Wright Road within a SRW.
- Mount Sullivan Trail (T-39, 330 m) is in an SRW connecting two parts of Mill Farm Regional Park Reserve.
- Lyonesse Linear Park Trail (T-20, 445 m) joins the eastern end of Fraser Road through a strata development to “Lyonesse Linear Park Future Trail”, which runs to the unopened western end of Goodall Road. (Note: Check to see if there is an SRW or easement here.)

4.2.1.3 *Undeveloped Trails*

- Southbridge Village Trail System (T-101.4) will consist of a series of trails within an SRW in the area designated as the Southbridge Village of the Channel Ridge property.
- Cormorant Crescent Park Reserve Trail (T-101.2, 300 m) represents most of the potential link between Cormorant Crescent and Merganser Place.
- Teal Place Park Reserve Trail (T-101.3, 150 m) would provide a connection between Cormorant Crescent and Teal Place.
- Sandpiper Place (T-101.5) will be a short SRW extension from Sandpiper Place to Broadwell Road.
- Trincomali Heights Connector #1 (T-103.5) will connect Trincomali Heights (road) and Trincomali Heights Linear Park Trail.
- Trincomali Heights Connector #2 (T-103.6) will provide a connection between Stark Road Connector #1, Trincomali Heights Linear Park Trail and Trincomali Heights (road).
- Bullock Lake Park Reserve No. 1 Trail (T-5) is intended to connect an unopened road end off Robinson Road with Highwood Place, but is virtually unusable.
- Bullock Lake Park Reserve No. 2 Trail (T-6) would make a difficult connection from the end of Dover Place to the Bullock Lake waterfront.
- Rainbow Grove Phase 1 Park Reserve Trail (T-28) will connect Juniper Place and Rainbow Grove Phase 2 Park Reserve Trail.
- Rainbow Grove Phase 2 Park Reserve Trail (T-29) will connect Rainbow Grove Phase 1 Park Reserve Trail and Trustees Trail (road).
- Spring Gold Way Park Reserve Trail (T-33) will link Spring Gold Way with private property close to the Trustees Trail road alignment.

- Mount Erskine Drive Linear Park Reserve Trail (T-230) will provide access from Desiree Drive along the western side of Mount Erskine Provincial Park to SSIC's Lower Mount Erskine Nature Reserve.
- Desiree Drive Park Reserve Trail Parking (T-11) provides parking on the south side of Desiree Road for hikers using the trail opposite.
- Wilkie Way Park Reserve Trail (T-38) will provide connectivity between Cudmore Heights Park Reserve Trail and Wilkie Way.
- Cudmore Heights Park Reserve Trail (T-90) will join the Wilkie Way Park Reserve Trail with Cudmore Heights Road.
- Blackburn Road Park Reserve Trail (T-3) will connect Blackburn Road with the northern end of Frazier Road within an SRW.
- Meyer Road Linear Park Trail (T-21) will link two points on Meyer Road with an unopened road right-of-way (ROW) off Meyer Road and Ruckle Provincial Park.
- Furness Road Corridor Trail (T-40) is a recently-acquired licence within an unopened road ROW providing a connection between Furness Road and Mill Farm Regional Park Reserve and on to Burgoyne Bay Provincial Park.
- Isabella Point Road Park Reserve Trail (T-17) is intended to be a creekside trail from Isabella Point Road, looping at the southwestern end, close to private property.
- Cyril Cunningham Nature Reserve Trail (T-10) would run through ITF's Cyril Cunningham Nature Reserve, linking two parcels of provincial Crown land (parcels A and I) and one part of Mount Tuam Ecological Reserve.

4.2.1.4 *Jurisdiction Expired*

- Jack Foster Trail (T-18) consists of two trails connecting North End Road with the Houston Passage waterfront. PARC's licence from MOTI for the western road ROW from North End at Southey Point Road (1.1 km) to good waterfront access has expired. There is an informal trail in the eastern ROW (Zalac Road).

4.2.1.5 *Community Pathways*

The following pathways, though not within PARC's jurisdiction, have been developed by the Transportation Commission and Partners Creating Pathways within road rights-of-way under licences obtained by the CRD from MOTI. These pathways are separated from the paved road surface and offer a great sense of safety to users.

- Roadside pathway on east side of North End Road, approximately 600 m, between Fernwood Road and Whims
- Roadside pathway along the north side of Lower Ganges Road, approximately 850 m, from Blain Road to Wildwood Road



- Roadside pathway along the east side of Atkins Road, approximately 370 m, between Lower Ganges Road and Swanson Road.



Table 2 on the following pages contains a summary of the trails and pathways.

Table 2: Salt Spring Island Parks and Recreation Commission – Other Trails and Pathways

| Trail Name | Ref. No. | Length (±m) | Connects | Tenure / Comments |
|---------------------------------|----------|-------------|--|---------------------------|
| Jack Foster | T-18 | 450 | Southey Point/North End roads junction and waterfront | Road ROW permit expired |
| Spence Hill Drive | T-32 | 305 | Spence Hill Drive and North End Road | SRW, informal trail |
| Suneagle Linear Park | T-36 | 302 | Suneagle Drive and North View Place | CRD/PARC, developed trail |
| Unnamed trail | | 300 | West Eagle Drive and Channel Ridge lands | Easement, developed |
| Sir Echo Linear Park | T-31 | 115 | Sir Echo Road, Gladys Pringle L.P., parking at Sunset Dr | CRD/PARC, developed |
| Gladys Pringle Linear Park | T-16 | 1 km | Pringle Farm Road loop, Sir Echo L.P., Channel Ridge trails | CRD/PARC, developed |
| Canvasback | T-101.1 | 100 | Canvasback Place and Water District lookout (Channel Ridge) | SRW, developed |
| Cormorant Crescent | T-101.2 | 283 | Cormorant Crescent almost to Merganser Place | CRD/PARC, undeveloped |
| Teal Place | T-101.3 | 260 | Teal Place and Cormorant Crescent | CRD/PARC, undeveloped |
| Southbridge Village | T-101.4 | N/A | Internal trail system | SRW, undeveloped |
| Sandpiper Place | T-101.5 | N/A | Sandpiper Place and Broadwell Road | SRW, undeveloped |
| Channel Ridge | T-101.6 | 5 km | Internal trail system, Murrelet Place, Broadwell Road, Gladys Pringle Trail and Sunset Road | SRW over some, informal |
| Duck Creek Park | T-13 | 1.5 km | Loop trail, accessed from Sunset Dr and Broadwell Rd | CRD/PARC, developed |
| North End Road roadside pathway | | 600 | Between Fernwood Road and Whims Maliview | MOTI ROW, community path |
| Trincomali Heights L.P. | T-103.1 | 2.2 km | Trail corridor, connecting Trincomali Heights Connector #1 and Trincomali Heights Connector #2 | SRW, developed |
| Trincomali Hts Connector #1 | T-103.5 | N/A | Trincomali Heights and Trincomali Heights Linear Park | SRW, undeveloped |

| Trail Name | Ref. No. | Length (±m) | Connects | Tenure / Comments |
|------------------------------------|----------|----------------|---|---------------------------|
| Trincomali Hts Connector #2 | T-103.6 | N/A | Trincomali Heights L.P. Trail and Trincomali Heights | SRW, undeveloped |
| Dunbabin | T-14 | 730 | Robinson Road and Stark Road | CRD/PARC, developed |
| Bullock Lake L.P. #1 | T-5 | N/A | Road end on Bullock Lake and Highwood Place | CRD/PARC, undeveloped |
| Bullock Lake L.P. #2 | T-6 | N/A | Bullock Lake and Dover Place | CRD/PARC, undeveloped |
| Quarry Drive Park | T-27 | 245 | Quarry Drive and Booth Bay waterfront | CRD/PARC & SRW, developed |
| Quarry Drive - Baker Road | T-26 | 443 | Quarry Drive ROW and Baker Road | CRD/PARC, developed |
| Baker Road - Harrison Road | T-2 | 560 | Baker Road and Harrison Road | SRW, developed |
| Lower Ganges Road roadside pathway | | 850 | Between Wildwood Road and Blain Road | MOTI ROW, community path |
| Atkins Road roadside pathway | | 370 | Between Lower Ganges Road and Swanson Road | MOTI ROW, community path |
| Churchill Road L.P. | T-7 | 365 | Churchill Road and Long Harbour Road | CRD/PARC, developed |
| ArtSpring Art Centre | T-102.1 | 326 | Mouat Park and Jackson Way | CRD/PARC, developed |
| Bayside | T-102.2 | 90 | Off Upper Ganges Road and private property | SRW, developed |
| Centennial Park Boardwalk | T-102.3 | 90 | Gasoline Alley Seawalk and Marina Jetty Walk | CRD, developed |
| Creekside Com'l Complex | T-102.4 | 25 | Fulford-Ganges Road and Sewer Plant Trail | SRW, developed |
| Gasoline Alley Seawalk | T-102.5 | 134 | Fulford-Ganges Road and Centennial Park Boardwalk | SRW, developed |
| Grace Point Boardwalk | T-102.6 | 145 | Marina Jetty Walk and Grace Point Trail | SRW, developed |
| Grace Point | T-102.7 | 100 | Grace Point Boardwalk and Grace Point | SRW, developed |
| Gulf of Georgia Boardwalk | T-102.8 | 32 | Orphan piece | SRW, developed |
| Meadowbrook | T-102.9 | 100 | Atkins Rod and Valhalla Drive | SRW, developed |
| Mouat Park | T-102.10 | 2 km | Internal trail system, Drake Road, Bonnet Ave, Rainbow Road | CRD/PARC, developed |
| Murakami-Mouat Park Access | T-102.11 | 198 | Mouat Park and Rainbow Road | SRW, developed |

| Trail Name | Ref. No. | Length (±m) | Connects | Tenure / Comments |
|---|----------|----------------|--|--|
| Peace Park Sewer Plant Lam Property | T-102.12 | 130 | Jackson Road and Sewer Plant Trail Peace Park Trail and Lam Property Trail Sewer Plant Trail and Fulford-Ganges Road | CRD/PARC, developed CRD/PARC, developed SRW, developed |
| Peck's Anchorage Boardwalk | T-102.13 | 76 | Along Lower Ganges Road | SRW, developed |
| Rainbow Road Community Park | T-102.14 | 270 | Kanaka Road and Rainbow Road | CRD/PARC, developed |
| Rotary Park Boardwalk | T-102.15 | 100 | Internal trail connections adjacent to boardwalk | CRD/PARC, developed |
| Village Terrace Walk | T-102.16 | 113 | Village Terrace and Park Drive | SRW, developed |
| Juniper Road Corridor | T-19 | 270 | Rainbow Road, Rainbow Grove Phase 1 Park Reserve and Juniper Place | SRW, informal |
| Rainbow Grove Phase 1 | T-28 | 366 | Juniper Place and Rainbow Grove Phase 2 Park Reserve | CRD/PARC, undeveloped |
| Rainbow Grove Phase 2 | T-29 | 219 | Rainbow Grove Phase 2 and Trustees Trail | CRD/PARC, undeveloped |
| Spring Gold Way | T-33 | N/A | Spring Gold Way and private property | CRD/PARC, undeveloped |
| Mt Erskine Upper Access | T-24 | 234 | Trustees Trail and Mt Erskine (SSI Conservancy) | CRD/PARC, developed |
| Mt Erskine Drive | T-23 | N/A | Lower Mt Erskine Nature Reserve (ITF) and Desiree Drive | CRD/PARC, undeveloped |
| Desiree Drive Trail Parking | T-11 | N/A | Parking on Desiree Drive for Mt Erskine Drive Corridor | CRD/PARC, undeveloped |
| Wilkie Way | T-38 | N/A | Wilkie Way and Cudmore Heights Park Reserve | CRD/PARC, undeveloped |
| Cudmore Heights Park Res. | T-9 | N/A | Wilkie Way Trail and Cudmore Heights Road | CRD/PARC, undeveloped |
| Mt Belcher Heights Corridor | T-22 | 750 | Mt Belcher Heights road ROW? and private land | SRW, informal |
| Cranberry Road | T-8 | 550 | Cranberry Road and Wright Road | SRW, informal |
| Blackburn Road | T-3 | 613 | Blackburn Road and Frazier Road | CRD/PARC, undeveloped |
| Armand Way | T-1 | 350 | Armand Way and Mt Maxwell Provincial Park | MOTI permit, informal |

| Trail Name | Ref. No. | Length (±m) | Connects | Tenure / Comments |
|--------------------------------------|----------|-------------|---|---------------------------------|
| Bryant Hill Park | T-35 | 2 km | Internal trail system, accessed by Peter Arnell - Bryant Hill Connector and Bryant Hill Park Reserve Corridor | CRD/PARC SRW, developed |
| Peter Arnell - Bryant Hill Connector | T-34 | 2.13 km | Peter Arnell Park, Jasper Road, Ducks Unlimited Lands and Bryant Hill Park Reserve | CRD/PARC or SRW, developed |
| Peter Arnell Park | T-25 | 1.05 km | Internal trail system, accessed by Stewart Road | CRD/PARC, developed |
| Meyer Road Linear Park | T-21 | N/A | Meyer Road, unopened road off Meyer and Ruckle Provincial Park | CRD/PARC, undeveloped |
| Bullman Road Park | T-4 | 200 | Bullman Road and Meyer Road | CRD, developed |
| Furness Road Corridor | T-40 | N/A | Unnamed road off Furness Road and Mill Farm Regional Park | CRD/PARC, undeveloped |
| Mt Sullivan | T-39 | 330 | Between two parts of Mill Farm Regional Park | SRW, informal |
| Reginald Hill Park Reserve | T-30 | 1.13 km | Reginald Hill Park Reserve and Morningside Road | CRD/PARC, developed |
| Lyonesse Linear Park | T-20 | 416 | Fraser Road and Goodall Road | CRD/PARC, informal |
| Fern Creek Park Right-of-way | T-15 | 400 | Fern Creek Park and Isabella Point Road | SRW, developed |
| Isabella Point Road Park Res. | T-17 | N/A | Isabella Point Road and private property, close to Ruby Alton Nature Reserve | CRD/PARC, undeveloped |
| Cyril Cunningham Corridor | T-10 | N/A | Unopened road ROW and private land close to Mt Tuam Ecological Reserve most southerly block | Islands Trust Fund, undeveloped |

4.3 Water Access Points

There are 160 road end rights-of-way ending at the foreshore or on a lake throughout Salt Spring Island. These road ends were acquired by MOTI when subdivision plans were approved. The Provincial Approving Officer regularly exercises his right, under Section 75 of the *Land Title Act*, to require road access to bodies of water that are owned by the Crown.

Access to waterfront and particularly to a beach is one of the most desirable amenities and a unique form of “public park”. Water access parks are typically accesses held by the regional district or another agency under licence from MOTI. The undeveloped road end can then be cleared to provide public access to the waterfront.

Where road ends are suitable for public access to the waterfront, MOTI has a specific policy, [Policy on Use of Rights-of-Way that Provide Access to Water](#), that accommodates public uses of these unique areas of right-of-way under certain conditions. Maintaining access to water, and limiting costs and liability to the province, are the policy’s primary considerations. Proposals for improvements are considered with these and other provincial interests affected in mind.

All Salt Spring Island water access points have been inspected and assessed by a contractor for PARC. Those access points currently improved for public use and those considered most usable for the community are listed in Table 3 on the following page and are identified with a red star on the map.

Note: Areas and distances shown in Table 3 are approximate.



Baker Road water access

Table 3: Salt Spring Island Water Access Points

| Road End Name / Access Location | Ref. No. | Area (ha) | Comments | Tenure / Status |
|---|----------|-----------|---|-----------------------------|
| Jack Foster Trail | W-52 | | Constructed trail in good condition, good beach access | Licence from MOTI expired |
| Zalac Road | W-133 | | Informal trail to beach in unopened road ROW | Licence approved |
| Hudson Point Boat Launch | W-47 | 0.2 | Partially improved, gravel boat launch | Lease in place |
| Zack Road | W-129 | | Trail to black sand beach, possible kayak launch, parking for 4 or 5 vehicles, no signage | Licence approved |
| Zadra Road | W-131 | | Trail to beach | Licence approved |
| North End Road lake access | W-305 | | Parking on gravel road shoulder, garbage can, portable toilet, float in St. Mary Lake | Float not covered by permit |
| Vesuvius Beach, Langley Road | W-110 | 0.01 | Stairs on road ROW to popular beach | Permit in place |
| Tantramar Road | W-107 | | Steep trail to Vesuvius Beach, seasonal portable toilet, platform with stairs | Permit in place |
| Quarry Drive | W-88 | 0.36 | Informal trail in road ROW to unimproved waterfront park reserve | Licence approved |
| Baker Road (West) | W-5 | 0.2 | Partially improved access, stairs and signage | Licence from MOTI in place |
| Harrison Avenue | W-44 | | Informal trail to waterfront in unimproved park reserve | No tenure required |
| Bullock Lake Beach No. 1 | W-11 | 0.9 | End of undeveloped trail end adjacent to unnamed road end off unnamed road from Robinson Road | No tenure held |
| Peck's Cove Anchorage Park | W-211 | 0.2 | Designated park, lookout platform and boardwalk | No tenure required |
| Gulf of Georgia Boardwalk | W-208 | 50 m | Boardwalk opposite The Fishery commercial development | No tenure required |
| Rotary Park | W-210 | 0.18 | Developed waterfront park, boardwalk | No tenure required |
| Grace Point Boardwalk | W-206 | 100 m | Boardwalk adjacent to commercial and residential development | No tenure required |
| Grace Point Trail | W-207 | 200 m | Shoreline trail from boardwalk to Grace Point | No tenure required |
| Ganges Harbour Authority dock and boat launch | W-204 | | Possible kayak/canoe launch site | Agreement required |
| Centennial Park | W-202 | 0.72 | Waterfront park and boardwalk | No tenure required |

| Road End Name / Access Location | Ref. No. | Area (ha) | Comments | Tenure / Status |
|---|----------|-----------|---|--|
| Gasoline Alley Foreshore Walk | W-205 | 100 m | Brick-paver walkway, adjacent to Centennial Park, used as kayak/canoe launch site | No tenure required, some improvements possibly |
| Churchill Road | W-19 | 0.2 | Partially improved, stairs to beach | Licence approved |
| Eagle Ridge Drive Park Reserve | W-37 | | Unimproved, adjacent to unopened road ROW | Licence in place as access to park reserve & beach |
| Beachside Drive | W-7 | | Informal trail to good beach, kayak launch, boat moorage | Licence approved |
| Welbury Bay Park | W-119 | 0.87 | Partially developed waterfront park, close to Long Harbour ferry | No tenure required |
| Singer Road | W-102 | | Trail to good beach | Licence approved |
| Blackburn Lake Beach | W-9 | 0.2 | Partially improved access, gravel parking area, garbage can, signage, float | Float not covered by licence |
| Cusheon Lake Beach | W-22 | 0.405 | Partially improved lakeside beach, gravel parking, trail, garbage can, signage, float | Float not covered by licence |
| Beddis Beach Park | W-8 | 0.56 | Partially developed waterfront park | Licence in place |
| Stowell Lake Beach | W-105 | | Parking on gravel road shoulder, signage, garbage can, portable toilet, float | Float not covered by licence |
| Weston Lake | W-124 | | Dirt boat ramp, easy access, poor parking, no signage | Tenure required if any improvements to be made |
| Drummond Park Extension / Fulford Foreshore Trail | W-32 | 0.8 | Future waterside trail corridor | Applications in progress |
| Drummond Park | W-31 | 0.52 | Developed waterfront park, gravel boat launch | No tenure required |
| Musgrave Point Park | W-74 | 0.18 | Partially developed waterfront picnic area | No tenure required |
| Menhinick Road | W-67 | | Partially improved, rock steps | Investigating Seabright |
| Kingfisher Cove | W-56 | 0.402 | Unimproved, mud shore, kayak and canoe launch/storage, adjacent to Lyonesse Trail | Licence approved |

5.0 THE GAPS

5.1 Parks

5.1.1 Pocket Parks

There are a number of open/natural space park reserves and portions of linear parks that could be used or improved to serve a purpose other than that of green space – if the surrounding neighbourhood so wishes. These include:

- Suneagle
- Gladys Pringle
- Monteith Drive
- Lawnhill Drive
- Quarry Drive
- Wildwood Crescent
- Churchill Drive
- Eagle Ridge Drive
- Cudmore Heights
- South Ridge Drive
- Webster Drive

5.1.2 Neighbourhood Parks

With a population of close to 10,000 people, Salt Spring Island could justify another six or seven additional neighbourhood parks. Suggested locations for these include the following:

- north end of the Island
- Fernwood/Whims/Maliview area
- Trincomali Heights area
- Collins/Rainbow Road area
- Rainbow Grove area
- Eagle Ridge/Quebec area
- Salt Spring Way area
- Garner/Seymour Heights/Armand Way area
- Bullman/Meyer area
- Forest Ridge area
- Fulford Village/Morningside/South Ridge area
- Isabella Point/Maxam area

Open/natural park reserves that could be used for neighbourhood parks include:

- Rainbow Grove Park Reserves
- Blackburn Road Park Reserve (although not centrally located)
- Fern Creek Park Reserve (although not centrally located)
- Forest Ridge Park Reserve
- Bullman Road Park Reserve

5.1.3 Community Parks

Salt Spring Island's community parkland – Rainbow Road, Rotary, Centennial and ArtSpring parks – is all located in Ganges. As Ganges serves as the main village on the Island, it is logical that the community park function should also be there. However, for a population of 10,000 people and the intensive use of these parks, expanded community park facilities are warranted. The following recommendations have been made:

- look at the possibility of developing additional uses at Portlock Park;
- acquire additional land adjacent to Portlock Park, such as some of the adjoining ALR land, for additional athletic fields and parking;
- investigate the possibility of acquiring additional land between the schools and Rainbow Road Community Park; and
- plan for additional uses at Rainbow Road Community Park (underway).

5.1.4 Athletic Parks

As noted in Section 5.1.3, a need for additional recreational facilities at both Portlock Park and Rainbow Road Community Park has been identified.

The sports facilities at the south end of the Island – Fulford Ballpark and Fulford Tennis Court – should be upgraded, due to their deteriorating condition.

5.1.5 Open/Natural Parks

This is by far the dominant category of parks on the Island, especially when viewed in conjunction with provincial and regional parkland and private nature reserves. In this respect, the southern half of the Island is particularly well served.

The northern half of Salt Spring, on the other hand, does not have a significant amount of “protected” land. Ideal locations for sizeable public open/natural space lands would be the north end of the Island and the eastern shore, in the Stark Road/Robinson Road/ Mansell Road area.

Mouat Park, although a natural park, has a disc golf course in it. Another activity that would appeal to younger athletes and one that has a relatively small footprint is woodland biking. An adventure bike park should be considered as a potential addition for Mouat Park.



Walker’s Hook would make an excellent beach/open space park for the community if public access can be obtained. This unique property carries a great deal of historical significance. Named by white settlers after schooner captain Edward Walker, the original Hul’qumi’num’ name is Syuhe’mun, "place to catch up." The "hook" part of the Anglican name refers to a tree-covered peninsula that is connected to the rest of Salt Spring Island by a sparsely vegetated spit, tidal marsh area and sandy beach.³

The CRD’s draft Regional Park Strategic Plan 2011–2020 identifies this area as one “of general interest for regional park”.

³ http://www.savewalkerhook.com/walker_hook/index.html



In the southern portion of the island, acquisition of the parcel immediately south of the two recently-acquired by SSIC in the Hope Hill area – either as park or nature reserve – would create a contiguous greenbelt from Lake Maxwell to the southern tip of the Island.

With regards to parks and trails in general, some local residents noted that they have concerns with accessibility. This applies to both children and adults who don't have the mobility of most park- and trail-users. This is something that PARC may want to consider in future parks and trails planning.

5.1.6 Linear Parks

The linear park and potential trail network on Salt Spring Island is enviable. There are a few areas where easements or SRWs could add to the connectivity. In many more locations, the use of unopened roads could serve this purpose. These will be covered under Trails, below.

5.2 Trails

There are two main types of trails on which efforts can be focused:

- multiple-use trails and pathways along roadsides and
- missing links or trail connections

5.2.1 Multiple-Use Trails and Pathways

Some examples of roadside pathways are described in Section 4.2.1.5 above. These are road-separated pedestrian/bikeway paths within existing road ROW allowances. These community pathways are constructed once a licence or permit has been obtained from MOTI. Ideally, similar community pathways will eventually connect the village centres of Vesuvius, Ganges and Fulford Harbour, as well as the ferry terminal at Long Harbour.

Sections of the main connecting roads that have been identified as requiring more immediate implementation of a roadside trail are:⁴

Fulford to Ganges:

- between Fulford Village and Isabella Point Road
- the Fulford-Ganges Road hill on the south side of Ganges

Ganges Village:

- designated bike lane on main road through village
- Lower Ganges Road between Robinson Road and Blain Road
- Atkins Road between Swanson Road and Rainbow Road⁵
- Rainbow Road between Atkins Road and Ganges Village

Ganges to Vesuvius:

- approach to ferry terminal

To the above stretches of road should be added the segment between Ganges Village and Long Harbour Road.

PARC should work with MOTI, CRD Parks and Partners Creating Pathways on this network.

⁴ Salt Spring Island Bikeway Review, John Luton, Capital Bike and Walk Society, October 2005

⁵ Urban Trail Corridor Task Force Final Report, November 2005

5.2.2 Gaps in Trail Linkages

The following connections would enhance the Island-wide trail network:

- 1) The Jack Foster trails would provide access from North End Road to the waterfront on Houston Passage.
- 2) A connection between the eastern end of West Eagle Drive and the western end of Byron Road or the southern end of Bliss Lane would aid in connecting the west and east sides of the Island.
- 3) A connection from the west end of Epron Road to the Salt Spring Island Water Preservation Society lands would bridge the gap between the Epron and Byron area residents and the trail network in the Channel Ridge lands.
- 4) Two properties separate Epron Road from the western end of Langs Road.
- 5) There appears to be a potential opportunity to connect Sunset Drive with the Channel Ridge lands just north of Parminter Road.
- 6) A trail in the unopened section of Hedger Road would provide pedestrian access for residents on LePage, Ensilwood and Primrose to the North Beach Road waterfront.
- 7) The eastern end of LePage Road is not far from the Head Street and Mala rights-of-way, making a possible connection to North Beach Road.
- 8) The north end of Cormorant Crescent Trail ends a short distance from Merganser Place. There may be a possibility of making a connection within an existing utility ROW.
- 9) It would be desirable to have a connection, parallel to and east of Sunset Drive, from Channel Ridge Road to the Duck Creek Park trails.
- 10) A “back-road” multiple-use trail between the villages of Vesuvius and Ganges⁶ is considered a very high priority by many residents. A gap identified for this partly on-road route is between the eastern end of Tantramar Road and the western end of Chu-An Drive. Options are identified in the report cited.
- 11) PARC has applied for a licence of occupation for the unopened eastern end of the Quarry Drive right-of-way, which will connect to the Quarry Drive-Baker Road trail. This connecting point is a very short distance from Elizabeth Drive.
- 12) One lot separates the southern end of Thomas Road and the northern (unopened) end of Eagle Ridge Drive.

⁶ Report on the Vesuvius-Ganges Trail Network

- 13) A number of hikers would like to see a link between Booth Canal Road and both Sharp Road and Rainbow Road.
- 14) A licence for the unopened portion of Sharp Road will provide contiguous access from the Wildwood Crescent neighbourhood and Lower Ganges Road to Mouat Park. This has been initiated.
- 15) The Ganges boardwalk has an obvious gap that may take some time to address.



Missing link in the Ganges Boardwalk

- 16) Suggested additions to the Ganges Linear Walkway System include:⁷
 - a. Kanaka Road to Park Drive
 - b. Kanaka Road to Atkins Road
 - c. Kanaka Road to Rainbow Road (addressed in the plan for Rainbow Road Community Park site)
 - d. Drake Road to Wilkie Way
 - e. Atkins to Sharp Road
- 17) Trustees Trail appears to connect with Wilkie Way now. It would be worth checking to see if this unpaved link is public.
- 18) It would be a great link to have a public trail from the southwestern corner of Mouat Park to Wilkie Way.
- 19) Another desirable connection would be from Drake Road to Charlesworth/Cudmore and to Cudmore Heights Park Reserve and Wilkie Way Park Reserve.
- 20) The western end of Toynbee Road is not far from the southern boundary of SSIC's Manzanita Ridge Nature Reserve. This and the feasibility of a westward connection to Desiree Drive could be investigated.

⁷ Urban Trail Corridor Task Force Final Report

- 21) The eastern end of Mount Belcher Heights Trail appears to end at private property. Could easements be obtained eastward to Liberty Hall Lane and south to Cranberry Road?
- 22) A quick connection should be possible via the unopened, unnamed ROW off Wright Road that connects to southern end of the Cranberry Road Corridor.
- 23) Wright Road ROW continues to a privately-owned large parcel whose eastern border is the Blackburn Road Park Reserve and trail that connects Blackburn Road and the end of Frazier Road. The eastern end of the Wright Road is also directly north of an unopened, unnamed ROW (possibly a continuation of Wright Road) that connects to Mount Maxwell Provincial Park and to the unopened end of Seymour Heights Road. Adding an easement or SRW between Wright Road and the unnamed road could create an extensive loop.
- 24) Trails in Provincial Ecological Reserves are not allowed, even though several do exist. However no trails should be developed to lead to these reserves and much less through these reserves. A north-south and east-west cross island trail should be developed that does not impact ecological reserves or protected watershed lands such as Lake Maxwell Reserve.

It should be noted that CRD Parks has applied for a transfer of this parcel from the Province and that the parcel falls within the Cusheon Lake watershed. The Cusheon Watershed Management Plan should be reviewed regarding this trail to ensure no negative impact on the water quality in Cusheon Lake.



Trail at the east end of West Horel Road

- 25) A trail connection between Kitchen Road and East Horel Road would add a great link in west-east connectivity.

26) Garner Road East ends at the northwest corner of the Ducks Unlimited land. The photo to the right shows the northern edge of this property, looking east.



There are road ROWs from the northeast corner of this property going north to East Horel Road and east to a point just north of the Peter Arnell – Bryant Hill Connector and the end of Jasper Road. The southeast corner of this property abuts another section of the Stewart Road Trail just north of Stewart Road Park Reserve.

Trails along the northern and eastern boundaries of this property would greatly enhance connectivity. Ducks Unlimited has indicated a willingness to discuss the possibility of allowing such trails; see Section 3.2.2 above.

27) A nice walking loop would be created if the western end of Creekside Road could be connected northward to Beddis Road.

28) There is an unnamed ROW running south of East Horel and Natalie Lane to the northeast corner of Ducks Unlimited's property and then due east from there. This gravel road appears to be very close to the Stewart Road Linear Park.

29) Lee Road, a short northward leg off Fulford–Ganges Road, is connected with an unopened half–road dedication westward, connecting to Mount Maxwell Provincial Park. If a trail into the park is feasible at this point, a licence would be required from MOTI for a trail in the unopened road ROW.

30) Mereside Road eastern end is directly above the northwest corner of Bryant Hill Park Reserve. If a trail in this location is feasible, an easement or SRW through the property on the south side of Ford Lake would provide connectivity from Fulford–Ganges Road to the park and connecting trails to Peter Arnell Park. This project is about to be initiated.

31) Both the northern end of Northeast Road and the western end of Meyer Road end at a large privately–owned parcel. If this property is ever developed, trails along the perimeter or through it would add to the west–

east network and, eventually perhaps, to the north–south alignment, if a link could be made to Peter Arnell Park. This is considered a long–term (and challenging) project.

- 32) There appears to be a road dedication from the eastern end of Meyer Road to TLC property being leased by the Province as part of Ruckle Park. The location of this road ROW – if it still exists – is difficult to locate. If a trail within the ROW or in an easement from the land owner is feasible, signage is recommended.



Eastern end of Meyer Road

- 33) The eastern end of Hillcrest Road and the western end of Amblerwood Road are separated by one parcel. A connection through or along the boundary would enhance west–east connectivity.
- 34) The eastern end of McLennan Road is separated by one property from the western boundary of Ruckle Provincial Park, not far from an internal trail leading to a hilltop in the park. If the Province and the private landowner are agreeable, this could provide an additional access point to the park.
- 35) There appears to be a utility corridor ROW from Jones Road to two portions of Mill Farm Regional Park Reserve and to Provincial Land Parcel F. If this corridor lends itself to a trail – and if it could connect to the trail network in the Park Reserve – the appropriate utility company may be amenable to sharing the corridor.
- 36) A good north–south connection, if feasible, would link Bryant Hill Park, Provincial Land Parcel G and Andreas Vogt Nature Reserve with Fulford Ballpark.
- 37) It might be worthwhile investigating the possibility of connecting the western end of Hamilton Road with Provincial Crown Land Parcel E and Musgrave Road.

- 38) Two looping networks would be created by securing a licence for the unopened, unnamed ROW off the junction of Meadow Drive and Isabella Point Road, and then connecting this ROW with Dubois Road and with Fern Creek Park Reserve.
- 39) There is a road dedication along the northern boundary of part of Provincial Land Parcel D (also shown as Musgrave Rock Park on CRD maps) from Musgrave Road to the waterfront. A licence from MOTI to use this unopened road would provide access to a good viewpoint and picnic site.
- 40) There is a desire for a kayak launch site on the southwest side of the Island, preferably in the Musgrave Point vicinity. As none of the unopened road ends investigated appears to be feasible for water access, the two small lots comprising Provincial Land Parcel K should be assessed for this purpose, as there appears to be the potential for ocean kayaking on a portion of the parcel.
- 41) An unopened road or access ROW runs southward from Musgrave Road to the east of SSIC's Hope Hill properties through the northeast corner of the westernmost portion of Mount Tuam Ecological Reserve to a parcel of federal Crown land (a communications tower). Use of this ROW and a further connection to Mount Tuam Road/Mountain Road would provide great west-east connectivity in the southern portion of the Island. On a road map of the Island, it appears that Mount Tuam Road, an extension of Mountain Road, is actually constructed, but is perhaps not dedicated. Alternatively, if the ROW has been dedicated, it may be that the cadastral map has not yet been updated. The status of Mount Tuam Road should be checked to ensure that it is a public road.
- 42) ITF's Cyril Cunningham Nature Reserve links three blocks of Crown land – Provincial Land Parcels A and I – and the southeastern portion of Mount Tuam Ecological Reserve. There is, however, no public road or trail access to any of these parcels.
- 43) The extension of Drummond Park northward and a waterfront walkway from Drummond Park to Fulford Village would be a wonderful amenity for the southern Island.⁸ PARC continues to pursue this challenging goal.

⁸ See also Urban Trail Corridor Task Force Final Report



Fulford Harbour shoreline from Drummond Park to Fulford–Ganges Road

- 44) One property separates South Ridge Road and the northern end of Sunnyside Road. There is a boardwalk in this area. A trail here has been recommended.⁹
- 45) The northern stretch of the Reginald Hill Trail where it turns south is a relatively short distance from the end of Webster Drive. A connection between these two would require access through at least one private lot.
- 46) The end of Morningside Road is a short distance from an ROW along the northern boundary of the Tsawout First Nation's property. The eastern end of this ROW is very close to the western end of Menhinick Drive. PARC should work with Tsawout First Nation to examine the viability of connecting Morningside Road with Menhinick Drive.
- 47) The eastern end of Lyonesse Linear Park ends at the northwestern boundary of TLC's Goodall property. The western end of Goodall Road ends at the northeastern boundary of the same property. There may be a trail connecting these two public ROWs, but there is no permit or easement for such a trail. PARC should work with TLC to legitimize this connection.
- 48) There appear to be one or two unopened road ROWs off the end of Stevens Road that could provide access to the waterfront. These should be investigated further.

⁹ Ibid.

5.3 Water Access Points

PARC has obtained a number of licences of occupation for unopened road ends that provide good access to both ocean frontage and lake frontage. Several more have been identified as being suitable for public use.

In addition to the access points listed in Table 3, only a few appear to be appropriate additions.

- 1) Walker's Hook, listed in Section 5.1.5 as an ideal beach/open space park area, would provide excellent water access to the public.
- 2) One or both of the small parts of Provincial Parcel K at Musgrave Landing, mentioned in Section 3.4.2, or a location in or adjacent to Provincial Parcel D would be useful to kayakers as a launch site.

There are three possible kayak/canoe launch sites in the village of Ganges.

- 1) The foreshore and boat ramp at Moby's could be used if an agreement were made with the upland owner.
- 2) The Ganges Harbour Authority dock and boat launch would provide very good water access, if the Harbour Authority is amenable to this.
- 3) The Gasoline Alley Foreshore Walk and foreshore on the south side of the small creek that runs into the harbour are currently used by paddlers. Some improvements in this area are worth investigating.

6.0 RAINBOW ROAD COMMUNITY PARK SITE

6.1 Existing Uses

The Rainbow Road Community Park site is partially developed with an indoor pool and an off-leash dog run. The aerial photography used for the CRD's mapping was taken prior to the completion of the dog run. As the photo below shows, the pool, parking area and dog run are located within the lower one-third of the property.

There is also an outdoor fitness circuit on the south side of the indoor pool.

Much of the northern part of the site – approximately the upper one-third – is treed and accommodates at least 23 heron nests. This portion of the site must be

left in its natural state, with the exception of paths connecting with the surrounding neighbourhood.

There is also an informal trail through the wooded area to the residential area to the north.



Rainbow Road Community Park, prior to off-leash dog-run

6.2 Future Uses

This site has the potential for being developed into a comprehensive community park with elements that appeal to all ages of the community.

Among the possible future uses listed by respondents to the questionnaire and by visitors to the open house were expanded pool facilities, an ice rink, arena and community centre, all of which were seen as compatible with the existing indoor pool. With these possibilities in mind, the site plan has been designed so that new uses will not impact any future uses adjacent to the indoor pool.

Between the existing pool building and Rainbow Road there is enough space to install a couple of picnic tables and two or three benches. Low-water-requiring indigenous landscaping would make the area more attractive.

Roughly one-third – the middle portion – of the site is intended for the development of activities considered compatible with the existing and surrounding uses. As the land is in the Agricultural Land Reserve, there is some likelihood that the soils will be reasonably fertile. The suggested use for much of this area is for a community garden with various sized allotments. This should be managed by a community garden club or society rather than PARC.

This area could also accommodate a children's play structure and a sand volleyball court. These facilities could be located between the pool expansion area and the community garden.

The Rainbow Road Community Park is located on a bus route and within easy walking distance of the village of Ganges. It is not recommended that any additional parking be provided other than a limited number of spaces close to the community garden for members transporting gardening tools, plants, etc.

On the east side of the interior lane on the site, just before its connection to Kanaka Road, is a small area that could be used for the burial of the time capsule that some residents have suggested. This spot could be marked with a small monument or cairn.

The wooded area is a lovely spot for some nature–appreciation trails and some benches. Any development within this area must be planned and implemented in a manner that respects and does not disturb the heron nesting area.

During the planning and consultation process for this Plan, considerable interest was expressed in a BMX track or bike park. Such an activity would undoubtedly appeal to young people, particularly teenagers and young adults. It is recommended that other PARC parks (i.e., Mouat) and private lands be investigated as potential locations.

There is also a desire within the community for an outdoor stage or amphitheatre. If one is not developed at ArtSpring, PARC may wish to investigate opportunities and land availability at Rainbow Road Community Park or some other location.



RAINBOW ROAD COMMUNITY PARK



Rainbow Road Community Park, concept plan

7.0 IMPLEMENTATION

7.1 Park and Trail Acquisition Toolbox

Tools or potential opportunities that can be considered for park and trail acquisition, planning for connectivity and successful implementation of this plan are listed below. It may be possible for PARC to use a number of these tools, if PARC is considered “local government”. If not, the CRD may have to take the lead for those initiatives. In other cases, working collaboratively with the Islands Trust or with one of the conservation groups, it may be possible to combine resources to obtain properties that meet both parties’ needs. Similarly, working with community groups such as Partners creating Pathways can achieve mutually-gratifying results.

7.1.1 Partnering

Both the provincial and federal governments encourage and provide incentives for integrated land-use planning, reducing greenhouse gases and green infrastructure. Various related programs are administered by Green Municipal Fund that could possibly be linked to the provision of parks on Salt Spring Island. A coordinated approach to funding is required through the Islands Trust’s Regional Conservation Plan, an OCP or similar program to maximize the benefits of the programs. The Regional District and the Islands Trust should also take advantage of any funding available in terms of environmental stewardship and sustainable growth.

Provincial government agencies that could provide partnering opportunities include the Ministries of Transportation and Infrastructure, Environment, including BC Parks and the Ministry’s Stewardship Branches, Ministry of Community, Sport and Cultural Development, and the Integrated Land Management Bureau. Federal Agencies include Fisheries and Oceans Canada, Environment Canada, Natural Resources Canada and Western Economic Diversification, among others.

Non-government organizations (NGOs) possibly open to partnering opportunities include SSIC and ITF, both of which already hold land and conservation covenants on the Island. Ducks Unlimited, the Habitat Acquisition Trust Fund partners, The Land Conservancy, the Nature Trust, the Nature Conservancy of Canada, stream

stewardship groups and related groups and service clubs such as Rotary and Lions may also be possible partners. Lands owned by NGOs are private lands, not public park lands; however, the owner organization may allow public use – generally of a passive nature – of the lands.

7.1.2 Park Dedication upon Subdivision

Most local governments on Vancouver Island rely on Section 941 of the *Local Government Act* for parkland acquisition. Under this authority, if the OCP and the Parks System Master Plan contain policies and designations with regards to the location and type of future parks desired, the local government (in this case, the Islands Trust; see Section 2.2 above) may determine whether the owner of land proposed for subdivision must provide parkland or money in lieu of parkland. This option exists only if the proposed subdivision is for a minimum of three new lots and the smallest lot being created is two hectares or smaller.

This potential is limited to areas where there are large parcels that are currently zoned to allow subdivision into smaller parcels.

As the OCP is the Islands Trust's jurisdiction and the Parks System Master Plan is a PARC and hence CRD document, the need for collaboration at the inter-governmental level is very important.

7.1.3 Land Purchase

Some agencies and local government authorities are able to purchase parkland, which means that they maintain a parks acquisition fund within their budget. This is generally more successful in jurisdictions with larger population bases and, therefore, greater tax revenues than in more rural areas.

7.1.4 Crown Land Grants or Transfers

Occasionally a local government may apply for Crown land grants for parks acquisition. The Province of B.C. is reluctant to relinquish its holdings, but may be receptive to negotiating the transfer of land from one ministry to another – such as BC Parks in the Ministry of Environment – and to the transfer of density to development lands, as occurred recently on Denman Island, in return for the dedication by a third party of additional land for parks.

There is also a process whereby an agency, if the funds are in their budget, can transfer land to the local government – in this case, the CRD. Transfers are

usually achieved with the help of the Ministry of Community, Sport and Cultural Development if budget monies are available. A ministry needs to sponsor the transfer and account for the value of the land transferred in its budget.

7.1.5 Grants and Funding

Grant programs are many, varied and constantly changing. One of the most comprehensive and up-to-date sources of information on current grant programs is the Union of B.C. Municipalities' website: <http://www.civicinfo.bc.ca/18.asp>. This site includes programs offered by federal and provincial governments, as well as by foundations, trusts and other NGOs.

7.1.6 Donation

There are also opportunities for private initiatives or partnerships with private landowners. Landowners may choose to gift cash, land or a partial interest in the land through a conservation easement to a qualified Land Trust in return for a federal tax benefit under the *Income Tax Act*. If the conservation easement or land gifted can be certified as 'ecologically sensitive', additional tax benefits may accrue through the federal Ecological Gifts (Ecogifts) Program. In the 2006 Federal budget, the Government of Canada announced the removal of capital gains tax on donations of ecologically sensitive lands and publicly listed securities to Canadian charities, effective May 2, 2006. Donations of land that do not qualify as Ecogifts continue to benefit from a 50% exemption from capital gains tax.

In two local transactions, land owners have donated land – in one case, to the Province of B.C., and in another to The Land Conservancy – in return for a 'life estate' or life tenancy, which allows the donors to remain on the land as long as they live.

Cash donations can also be accepted by organizations such as The Land Conservancy and used for land acquisition.

7.1.7 Bequests

A charitable bequest is a gift to an agency, charity or NGO made in the donor's will. Bequests can be made in the form of money or land. This option might appeal particularly to individuals who have no heirs or who wish their land to be used for a specific purpose after their death.

7.1.8 Conservation Covenants

The Islands Trust has a Natural Area Protection Tax Exemption Program (NAPTEP) that offers a 65% reduction in property taxes for the area covenanted to landowners who register a conservation covenant on their property. This program is available for residents of Salt Spring Island. A conservation covenant, registered on title to property, does not place the property in the public domain, but it does provide permanent environmental protection for the area covenanted.

7.1.9 Licences with MOTI

It is becoming more common for MOTI to issue a licence to a local government or responsible, insurable organization to occupy land within a road dedication adjacent to the constructed travel surface or within an unopened right-of-way, such as those connecting roads with waterfront. Under the terms of the licence, the licensee may construct a path or trail to be used by the public. Well-used examples of this type of pathway are found along portions of Lower Ganges Road, Atkins Road and North End Road.

7.1.10 Easements and Rights-of-Way

Easements and rights-of-way or statutory rights-of-way have the same effect on the encumbered land owner and can be considered essentially the same thing. They are agreements that confer on an individual, company or jurisdiction the right to use the land owner's property in some way. Easements for more than three years must be registered as an encumbrance on title to the land and are, therefore, not generally the preferred option.

7.1.11 Leases

Occasionally an individual land owner or company may be willing to lease land to the local government or an agency for park or trail purposes. For example, a corporation in the Municipality of North Cowichan owns 14 kilometres of linear properties within which it maintains an underground waterline. The company has leased a number of the properties to the municipality for a public trail. The lessee would prefer a longer-term, more secure form of tenure, however, in order to justify the construction of a trail.

7.1.12 Two-Party Agreements

Two-party access or use agreements provide another alternative form of agreement between the land owner and a user-group or agency. As with leases,

this form of tenure does not offer much security for the user-group, as a change in land ownership may result in the termination of the agreement.

7.2 Recommendations

The following recommendations are intended to assist in the implementation of this plan.

Parks

1. Use the PARC Leisure Guide, a newsletter, the local paper and other means to make residents in the vicinity of the potential pocket parks and neighbourhood parks listed in sections 5.1.1 and 5.1.2 aware of the opportunity to determine the function and use of these park areas – and to “adopt” a pocket or neighbourhood park.
2. Pursue improvements to the Rainbow Road property with the intent of developing it into a community park for the use of all age groups, as described in section 6.2.
3. Look for an opportunity to acquire and develop a community park or an athletic park in the Fulford Harbour area.
4. Look for an opportunity to acquire an open or natural park or a neighbourhood park in the north end of the island.
5. Work with the Islands Trust to reference the Parks System Master Plan in the Salt Spring Island Official Community Plan and acquire parks (including linear parks) in those areas where potential parks have been identified on the plan map when development or subdivision is proposed in these areas.
6. Make local residents aware of the shortage of playing fields and ask if anyone has cleared but unused level ground that they might be willing to let athletic teams use.

Trails

7. Ensure that, wherever possible, trails that are used as commuter trails and trails that enhance north-south and west-east connectivity are developed as multiple-use trails.

8. Work with the Islands Trust to acquire linear parks where gaps have been identified in the trails network. Particular attention should be paid to pathway connectivity within the three village areas.
9. Work with the CRD Regional Parks department with regards to multiple-use trails or roadside pathways connecting the three ferry terminals with Ganges.
10. Collaborate with BC Parks, Regional Parks, Islands Trust Fund, Salt Spring Island Conservancy and The Land Conservancy of B.C. to add publicly-accessible trails to the Master Plan map.
11. Approach land owners with a request for tenure for a trail in those areas where an off-road trail or pathway is most needed, such as getting from Vesuvius, Long Harbour and Fulford Harbour into Ganges, particularly routes from residential areas south of Ganges into the village that would avoid the Ganges Hill.
12. Develop an “adopt-a-trail” program so that local walkers and hikers may take “ownership” of some of their favourite trails and possibly help in the development of new trails.

Water Access Points

13. Continue to seek tenure from MOTI for road-end rights-of-way that provide safe public access to the waterfront.
14. Pursue the development of kayak and canoe launch sites in appropriate locations around the island shoreline, including one in Ganges.
15. Look for an opportunity to acquire or develop a significant, safe location on St. Mary Lake for family picnicking and swimming. PARC will concentrate its efforts on increasing the number of water access point around the outside of the island, thereby lessening the pressure on the internal lake access points. Furthermore, in cooperation with the SSI Water Preservation Society, the existing lake water access points will be improved and efforts will be made to educate the public on the safe and appropriate use of the existing lake access points.

Salt Spring Island Parks & Trails Master Plan
Existing and Proposed Parks & Trails

Map 1

-  Cadastral Boundaries
-  Existing PARC Park
-  Proposed PARC Park (Conceptual)
-  Regional Park
-  Provincial Park
-  Provincial Crown Land
-  Provincial EcoReserve
-  Federal Crown Land
-  Islands Trust Fund Nature Reserve
-  Salt Spring Island Conservancy Nature Reserve
-  Ducks Unlimited Land
-  The Land Conservancy of BC Land
-  Agricultural Land Reserve

-  Gap in existing trail network (Conceptual)
-  PARC Trails
-  Proposed PARC Trails
-  Proposed Regional Trail
-  Other Trails
-  Potential Other Trails
-  Roads
-  Water Access Points

Scale 1:35000



December 9, 2011

