

# GABRIOLA LAND AND TRAILS TRUST

## Board of Directors meeting Tuesday January 11, 2011, at WI Hall.

**Present:** Tom Cameron, Rufus Churcher, Dyan Dunsmoor-Farley, Jenni Gehlbach, Barb Hague, Colin Masson, John Peirce, Steve Struthers, Duane West, Bob Weenk, Randy Young.

**Regrets/Absent:** David Boehm, Peter Llewellyn, Kerry Marcus

1. Meeting called to order by Tom Cameron at 7.30pm
2. **AGENDA:**  
 New item 5.6 RDN parks and trails meeting re 707 management (Dunsmoor Farley);  
 Item 6.1 to be addressed by Dunsmoor-Farley  
 Item 6.2 to be addressed by Masson.  
 Item 6.5 deleted—information obtained already;  
 New item 6.5 Tunnel trail publicity (Dunsmoor-Farley);  
 New item 6.8 POSAC (Cameron)  
  
**MOTION: proposed by Jenni Gehlbach, seconded Bob Weenk to accept the agenda as amended. Carried.**
3. **MINUTES:** It was noted that at the November and December meetings Bob Smith was not absent—he resigned in October. **MOTION: proposed by Jenni Gehlbach, seconded Bob Weenk, to accept the minutes for the December 14 Board meeting as amended. Carried.**
4. **REPORTS:**
  - 4.1: President’s report**—Cameron reported:
    - he attended trail work bees for Cox Park and noted that the trails are very wet after rain. Maybe ditches are needed.
    - he helped with hazardous tree identification in the Fleet St to Bond St area. Vic Fafard has already cleared the major problem tree.
    - he has approached two individuals about joining GaLTT’s board: one declined and the other, Norm Harburn, who was Chief Exec. of Parks Foundation in Calgary, is willing.
    - he has had no response yet to his letter about including Elder Cedar trails on our maps.
  - 4.2: Treasurer’s report**—Peirce reported:
    - chequing a/c \$1561.07; savings a/c \$13,107.88; GIC a/c \$48,456.60
  - 4.3: Trails report**—See President’s report re Cox Park and re hazardous trees. Young has spoken with Derek Kilbourn of The Gabriola Sounder who is willing to publicize “danger trees”. Young wants volunteers to take pictures of them so that the public can be alerted to danger on the public trails and also so that owners can be encouraged to act.  
  
**ACTION: Young** will work with other board members to develop a protocol about dealing with dangerous trees, and produce an article for publication.  
**ACTION: Young** will work with Kilbourn about the current Petroglyph Park situation.  
**ACTION: Dunsmoor-Farley** will write to the Heritage Dept on this topic via the Minister with a copy to our MLA.  
**ACTION: Young and Gehlbach** will draft a letter alerting responsible parties to hazardous trees on their properties.
5. **OLD BUSINESS:**
  - 5.1: Replacing Welsh:** If we cannot find a volunteer we may need to advertise for one, or offer to pay someone such as Deb Ferens. Masson approached Dave Innell but he is too involved with

GHCS until 2012 to commit. May be interested down the road. **ACTION: Weenk** is in preliminary discussions with Ralph Hagen—will try to get a commitment next week.

**5.2: Galiano and NALT activities.** Nothing further to report.

**5.3: GaLTT WORKSHOPS 2011:** West distributed his calendar of events for discussion.

**ACTION: Dunsmoor-Farley** will continue pursuing a speaker for the March 29 AGM

**ACTION: Dunsmoor-Farley** will move forward the final broom-bashing session to coincide with the Garry Oak reforestation project in April. The November invasive plants removal will concentrate on Daphne Laurel instead.

**ACTION: Cameron** will work with Phyllis Fafard on the May Descanso/Cox trails walk identifying native plants; possibly involving NALT's wild flower nursery.

**ACTION: Weenk** will take responsibility for the orientation skills workshop in October.

**ACTION: Hague** will publicize the calendar in the upcoming newsletter.

**ACTION: Churcher** offered to organize a geology trail walk.

**5.4: INSURANCE** Cameron reported that the renewal is in place.

**ACTION: Cameron & Marcus** will check all details of our policy.

**ACTION: Peirce** will check about getting trails liability insurance.

**5.5 LTA:** Our Land Trust Alliance membership has been renewed.

## 6. NEW BUSINESS:

**6.1: AGM** March 29th. Speaker pending. Move discussion to February 8 meeting.

**6.2: DIRECTORS.** Masson has a list of candidates; Llewellyn is leaving; Struthers is still considering; Smith has already resigned. Cameron will put forward Norm Harburn.

**ACTION: Masson** will send bios to renewing board members who will forward their updated bios to Gehlbach.

**\*ACTION: Peirce,** please see Gehlbach's note at the end of these minutes.

**6.3: LAND ACQUISITIONS.** Cameron suggested GaLTT more actively pursues acquiring lands for public use or preservation. Example: the forested ¼ section with old gravel pit belonging to the Ministry of Highways. The Land Conservancy considers the acquisition of the crown land behind the #2 Fire Hall (roughly 240 acres) to be its highest priority for conservation value. However, no activity is currently taking place until they can see an opening to have discussions with the Snuneymuxw First Nations.

**MOTION: proposed by Dyan Dunsmoor-Farley, seconded by Rufus Churcher that GaLTT shall set up an informal meeting with the Gabriola Land Conservancy to discuss mutual interests concerning future land acquisitions, and to develop strategies. Carried.**

**ACTION: Peirce** will pursue setting up the meeting after our AGM.

**6.4: NEWSLETTER & MARKET:** Hague is drafting a newsletter. It is to be out on Feb. 15; final copy should be submitted by Feb. 7. **DISCUSSION:** 1. Ways to improve the appearance and content of the newsletter and of our trails brochure, which sells very well. 2. Possible new market-table sale items such as Gulf Islands hiking-trail books, NALT information pamphlets, and wildflower seeds.

**ACTION: Cameron & Weenk** will examine our trail brochure and work with Cameron Murray on its design and content.

**6.5: TUNNEL TRAIL & PUBLICITY. DISCUSSION:** Desirability of publicizing our "failure" to achieve this initiative; Kilbourn's enthusiasm and biking agenda; publicity in general—we should always let our membership know first.

**ACTION: Cameron** will notify our members about the tunnel trail situation.

**6.6: McKIM/COATS MARSH:** Young reported that McKim's previous contract with Coats has been brought to the attention of the RDN. **DECISION:** It is up to individuals to support McKim.

It is not a GaLTT affair. **DISCUSSION:** Desirability of a boardwalk/trail around the marsh's perimeter. A meeting will be scheduled for GaLTT to discuss our possible role in Coats Marsh management planning when the RDN's plan is published.

**6.7: NALT FUNDING & EXPERIENCE re RDN. DISCUSSION** of GaLTT getting funding from the RDN similar to their support of NALT, and also of our relationship with Rudischer and the likelihood of her continued representation of Gabriola.

**ACTION: Cameron** to approach Gail Adrienne, ED of NALT, to set up a special meeting of the Board with her to discuss how NALT has grown successfully and how we might draw from their experience.

**6.8: POSAC:** Cameron said he is stepping down from POSAC. **DISCUSSION:** the desirability of continued GaLTT representation at POSAC meetings. Young might be willing to do this.

**ACTION: Cameron & Young** to put out a request to our membership for someone to participate in POSAC.

7. Cameron decided to forego the *in camera* session because it was late and snowing heavily. Gehlbach reported that she has reorganized and retyped the confidential Priority Projects list as amended at the December meeting.

8. **MOTION to adjourn proposed by Bob Weenk, seconded Masson at 9.35pm. Carried.**

**Minutes recorded by Jenni Gehlbach.**

**\*NOTE re Item 6.2:** In the days following this board meeting board members exchanged emails regarding also putting forward Melanie Mamoser's name as a candidate for our board at the AGM.

**ACTION: Peirce** will contact Mamoser about joining GaLTT's board.

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday February 8, 2011, at WI Hall.

**Present:** David Boehm, Rufus Churcher, Dyan Dunsmoor-Farley, Jenni Gehlbach, Barb Hague, Colin Masson, John Peirce, Steve Struthers, Bob Weenk, Randy Young.

**Regrets/Absent:** Tom Cameron, Peter Llewellyn, Kerry Marcus, Duane West.

1. Meeting called to order by Colin Masson at 7.30pm
2. **AGENDA:** MOTION: proposed by Jenni Gehlbach, seconded Bob Weenk to accept the agenda as presented. Carried.
3. **MINUTES:** MOTION: proposed by Dyan Dunsmoor-Farley, seconded Steve Struthers, to accept the minutes for the January 11 Board meeting as presented. Carried.
4. **REPORTS:**

**4.1: President's report**—President's report was deferred to the next meeting.

**4.2: Treasurer's report**—Peirce reported:

Chequing a/c \$1711.08; savings a/c \$13,122.35; GIC a/c \$48,456.60.

Membership is down over last year and Peirce suggests a membership drive with targeted phone calls to past members, PR in newspapers, and a new-membership drive.

**4.3: Trails report**—Young reported:

Pictures have been taken of the “danger trees” around the Fleet St. area. Some of these are an RDN responsibility. Bob Smith has taken petroglyph trail pictures.

Logs, brush, and some drain rock have been placed on the soggy back entrance to Elder Cedar from Windecker Drive, filling a mud-hole. **ACTION: More drain rock is needed.**

Boehm noted that there was large mud-hole near the main entrance off North Road that needs similar work. **ACTION: Young to inspect to see what is needed.**

Dunsmoor-Farley reported (later in the meeting) that rather than writing a letter to the Minister responsible for the petroglyph site about danger trees at the entrance to Petroglyph Park as suggested in January, she spoke with officials at the Archeology Branch who connected her with the Minister of Forests. MoF is sending GaLTT a permit application package to cut danger trees on Crown land. **ACTION: On receipt of the MoF material, Dyan will forward the information to Randy to complete the documentation.**

5. **OLD BUSINESS:**

**5.1: Replacing Welsh:** Weenk reported that Ralph Hagen (a retired accountant) has indicated that he probably will take on the job of keeping GaLTT's accounts. Peirce reported that Cameron might be willing to take on the job of being Board Treasurer after he steps down from the Presidency at the AGM. **ACTION: Weenk will contact Hagen to get a firm commitment.**

**5.2: AGM planning:** The AGM will be on March 29. Dunsmoor-Farley reported that she has secured Dr. Warren Magnusson from the Dept. of Political Science at University of Victoria to discuss community processes and the evolving role in governance of non-profits like ours. He will require an honorarium and travel expenses, and accommodation for himself and his wife (already organized—they will stay with Fay Weller at no charge).

**Motion: proposed by David Boehm, seconded by Bob Weenk to approve payment of \$200 as an honorarium to Magnusson. Carried.**

**DISCUSSION:** of who the AGM is for and how many members and others might attend. Gehlbach reported she'd tentatively booked Phoenix auditorium, which will cost \$150 and GaLTT will be responsible for arranging and clearing away the chairs. She noted the pre-talk dinner could be at the Haven's restaurant if we book ahead. She also tentatively contacted The Roxy about that date because of uncertainty about numbers.

**ACTION: Gehlbach to make a firm booking at the Phoenix and cancel The Roxy.**

**ACTION: Hague will prepare baskets for the door prize and organize refreshments.**

**5.3: Candidate slate:** Gehlbach reported that the candidates have supplied new or updated bios, which she has collated, and a few have also sent pictures for possible use on the website eventually. **ACTION: Gehlbach and Masson will prepare the slate and ballots for the AGM.**

**5.4: POSAC** Young reported that POSAC decides what goes on the project list. RDN does the contracting, possibly with GaLTT. Giselle Rudischer is now the Chair of POSAC and wants to get things done. Young reviewed the staffing and budget of the RDN Parks department. The department wishes to control operations, but in effect have assigned only about  $\frac{3}{4}$  person to Gabriola. He has questioned the assignment of \$19,000 to bank stabilization on the north side of 707 (Christine Close) and was told that it was non-negotiable. Young requested a copy of the engineering report. About \$24,000 of the budget is for items required by the legal department.

**ACTON: Young and trails group to examine the RDN plans for congruence with our monthly projects.**

**5.5 Trails map update:** Hague reported that she, Carol Boyce, and Cameron had met with Cameron Murray to discuss getting his ideas for improving our trail map. He will look at it for us and Hague has told him our goal is to get a new map in time for summer distribution.

**5.6 Elder Cedar trail mapping:** No report yet. Dunsmoor-Farley will contact Jeff Ralph to clarify the muddled message in their email.

**5.7 Newsletter:** Hague needs writing contributors and/or ideas for topics. Maybe we could feature one trail and also one of our invasive species in each issue. The newsletter should cross reference with our strategic plans. Gehlbach and Hague would also like to see something in the local papers at least once a month. See item 6.2.

**5.8 Covenants:** Peirce reported:

a) **Bachman** covenant draft is ready for signing, but Bachman's wife is away until mid-March. **ACTION: Peirce to check with the Bachmans about holding a covenant-signing ceremony with the press present.**

b) **Elder Cedar** covenant is working its way through the IT process.

c) **Commons'** covenant is still up in the air while they try to get alignment between their needs and the Land Conservancy's covenant template. Multiple covenants may be needed because it is not a simple land conservancy, but has social/cultural content too.

d) **707:** Peirce has offered the RDN that GaLTT be co-holder of the covenant on 707.

e) **Margaret Taylor** may wish to put a "no building" covenant on her land. It would then be her decision what happens to the density attached to the land—to be donated or extinguished?

**5.9 Trail licences:** Peirce told the RDN that GaLTT can now hold trail licences—they were surprised. He is trying to find an experienced advisor who knows about trail licences without success; e.g., Trails BC have never gone over private land. **ACTION: Peirce to approach a landowner who has granted such a licence to let us see a copy. Also to ask Kathleen Sheppard of Land Conservancy for guidance.**

## 6. NEW BUSINESS:

**6.1: March board meeting:** In the absence of Cameron and Masson, March 8th board meeting will be chaired by Dunsmoor-Farley, but she will be away until a few days before it.

**ACTION: Board to send Agenda items to Gehlbach.**

**ACTION: The Executive Committee shall meet before the AGM to decide how/when to elect the new Table Officers and plan the next six weeks.**

**6.2: Communications Committee.** Gehlbach reported that she and Hague had met January 27 to discuss their mutual roles in the newly reorganized and split committee. They were not sure of the intent of the reorganization, but suggested the following:

- Hague to continue with her current roles regarding the market, sales items, special events, trail maps, and the newsletter
- *only if necessary* (the current team is fine) Gehlbach will help with writing or editing articles for newsletters or local papers. See Item 5.7—board input required.
- the communications committee will have a regular monthly Board Agenda item seeking direction from the board about what they wish to publicize to members or the public.
- GaLTT to run a “Walk of the Month” in the local papers with a photo and map-clip suggesting exploration of the trail(s) in a particular area, including flora and fauna, and possibly asking for help with invasive species there.
- when Richard retires, Gehlbach will take over management of the membership list with contact information. (She will obtain the files from Richard.)
- Gehlbach will obtain the email distribution list from Cameron and ensure it is up to date.
- when new membership forms come in she will pass the fees to the treasurer, enter the new member’s data to the master list and email list, and pass any volunteer information to the appropriate committee.
- Gehlbach will co-ordinate with website designer and operator (currently Harvey Graham) in trying to achieve an attractive, useful, up-to-date and accurate site

**6.3-6.5: RDN meeting re 707.** Peirce reported he asked RDN representatives: Can we help? What can we do? Our roles will be trail clearing (brushwork, clipping; no machinery) and putting in approved signage at intersections. Their five-year park management plan is cumbersome but clear. Peirce finds Elaine McCulloch, Parks Planner, efficient and good to deal with.

The group also walked the trails (in the fog) to discuss closure of decommissioned trails, signage, and making new trails as needed. Closed trails will have brush piled at first. If that doesn’t work, fences may have to be built in the future.

RDN will deal with access to 707 from South Road via the Gaudry property as well as trail access issues at Commodore and at Barrett.

**6.6: Website:** Gehlbach reported that she had written to Llewellyn about following through with his commitment last year to update our website before he leaves the board in March. He has not responded. DISCUSSION of pertinent issues.

**ACTION: Board members to visit the GaLTT website and give their suggestions to Gehlbach about changes needed (corrections; deletions, additions, and design improvements).**

**ACTION: Gehlbach to contact Harvey Graham about his willingness to continue with his work on our website and whether he’d be willing to help in redesigning it.**

7. There were no pressing issues for an *in camera* session.

8. **MOTION to adjourn proposed by Bob Weenk, seconded by Barb Hague at 9.30pm. Carried.**

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday March 8, 2011, at WI Hall.

**Present:** David Boehm, Dyan Dunsmoor-Farley, Jenni Gehlbach, Barb Hague, Steve Struthers, Bob Weenk, Duane West, Randy Young.

**Regrets/Absent:** Tom Cameron, Rufus Churcher, Peter Llewellyn, Kerry Marcus, Colin Masson, John Peirce.

1. Meeting called to order by Dyan Dunsmoor-Farley at 7.30pm
2. **AGENDA:** two agenda items were added under New Business:  
**Item 6.3** Procedures for making applications to MoTI bypassing RDN (Randy Young)  
**Item 6.4** BC Environmental Networks (David Boehm)  
**MOTION: Proposed by Bob Weenk, seconded by David Boehm to accept the agenda as amended. Carried.**
3. **MINUTES:** Young noted that in Item 5.4 POSAC, The budget figure of \$24K quoted was the total, made up of \$19K for bank stabilization and \$5K for legal requirements. Boehm noted that in Item 5.9, the Bruce Trail (ON) people had been recommended as a good resource about trail licences.  
**MOTION: proposed by Duane West, seconded Steve Struthers, to accept the minutes for the February 8, 2011 board meeting as amended. Carried.**
4. **REPORTS:**

**4.1: President's report**—Dunsmoor Farley offered no President's report.

**4.2: Treasurer's report**—Peirce reported through Gehlbach:

Chequing a/c \$2092.32; savings a/c \$13,135.44; GIC a/c \$48,456.60.

Also, Richard Welsh informed us that an anonymous donation of \$216.23 has been received via the CHIMP Foundation—a donation clearing house that issues a single tax receipt per year to its donor accounts, distributing their donations as instructed. The donation was for \$225, less \$8.77 Chimp Foundation Fee.

**MOTION: proposed by David Boehm, seconded Barb Hague, to accept the treasurer's report. Carried.**

**4.3: Trails report**—Young reported:

**ELDER CEDAR:** A third session of work at the mucky Windecker entrance to Elder Cedar has placed corduroy and drain rock to improve the path. The field at the end of Windecker is on the road allowance. Churcher is dealing with that issue with his neighbour.

**707 PARK:** The area going into 707 from Tin Can Alley has been cleaned up by request from the RDN Parks Dept. There is now a well-defined trail, and the end of the road allowance at Tansy has been redefined, avoiding a private driveway. A sign is ready for installation in the Tin Can Alley road allowance, pointing to 707. The parks department wants the trail to have their standard width of 2m eventually.

Our application to get 6 danger trees up the fence line removed from Petroglyph trail was rejected. A more precise application was needed, which Young has prepared. Beth Weather at the Archeology Branch has to give permission to the Regional Manager of the Ministry of Forests. Boehm noted that GaLTT should guard against taking trees down unnecessarily since they are a small risk to people, and we must avoid disturbing nesting eagles.

**DECISION: GaLTT board to discuss more thoroughly our policy regarding removal of danger trees at the April Board meeting.**

**ACTION: Boehm to get information about other communities' and organizations' policies about protecting eagle-nesting trees.**

Dunsmoor Farley and Young have started the process for holding a community-wide broom bashing session on May 15 as per the board approved Invasive Plants Strategy.

**DECISION: Organization of broom-bashing session to be discussed in detail at the April board meeting.**

## 5. OLD BUSINESS:

**5.1: Replacing Welsh:** Weenk reported that after long consideration Ralph Hagen had decided NOT to take on the job of keeping GaLTT's accounts.

**ACTION: Boehm will contact Deb Ferens about her availability and fees.**

**ACTION: Peirce to follow up with at least two other book-keepers to get quotes.**

**5.2: AGM planning for March 29, 6.30 at the Phoenix Auditorium:** Gehlbach reported that advertisements have been placed for next Monday (14th March) in both local newspapers. She and Dunsmoor Farley have written a short article, which will also be published, as well as a listing in the Events Calendars. Posters have already been sent via email to PHC, the Commons, Islands Trust, the Sustainability Group, the Housing Task Force, Gabriola Healthcare Foundation, and the Museum & Archives, inviting them to attend. A notice is pinned up at the Rollo Centre.

**ACTION: All board members** to please forward the poster to other groups and individuals likely to be interested, inviting them to attend. Talk it up. Let Gehlbach know if you plan to have dinner at the Haven before the AGM.

**ACTION: Young** to electronically distribute the more detailed poster and description to the GaLTT membership list as soon as possible.

**ACTION: Young** to distribute the poster to the Ratepayers' Association.

**ACTION: Young & Dunsmoor-Farley** to ensure Magnusson will have the needed technical equipment.

**ACTION: Dunsmoor Farley** to contact Melanie Mamoser to make sure she's aware of date, time, place.

**ACTION: Dunsmoor-Farley** to contact NALT about the speaker.

**ACTION: Hague** to make small posters for John Proudfoot to distribute to the mailbox notice boards around the island as soon as possible.

**ACTION: Hague** to organize refreshments; gift basket door prize; donations receptacle; membership forms; float for change; registration materials.

**ACTION: Gehlbach** to send a public notice out via Ken Capon's list next week.

**ACTION: Gehlbach** to check with Louise Amuir what technical equipment (e.g., projector & screen; flipchart) is already available at the Phoenix.

**ACTION: Gehlbach to consult with Marcus** and prepare printed materials for the AGM business meeting, including 25 copies of the minutes from last year's AGM.

**ACTION: Boehm and Struthers** to coordinate putting out chairs by 6pm. (GaLTT members are invited for 6.30pm), and for clearing them away after the meeting.

**ACTION: West** to contact Norm Harburn about his bio for the candidate slate and remind him of the AGM date, time, place.

**ACTION: Cameron** to prepare President's Report.

**ACTION: Peirce** to write a cheque for the Speaker's honorarium (\$200).

**5.3: POSAC** No report. See Item 6.3.

**5.4 Newsletter:** Hague conveyed her thanks via Randy to Lynn Young, who has sent some excellent photographs to use in publicity. Hague wishes to shift the Newsletter from winter & summer editions to spring & fall. Unfortunately Judy Preston is away, so it is delayed. Hague can probably do the layout herself but needs copies of GaLTT's logos and letterhead. She feels the newsletter needs fewer copies printed and could be much improved with added colour.

**ACTION: Dunsmoor-Farley and Marcus** will check their electronic files for copies of the GaLTT logos etc. and ensure the Communications Committee has copies.

**MOTION: proposed by Jenni Gehlbach, seconded by Bob Weenk that the twice-yearly**



**newsletter print run be reduced to 500 and that some colour be introduced to improve its appearance. Carried.**

**5.5 Elder Cedar trail map:** Dunsmoor-Farley has left a message for Jeff Ralph at the ITF but has not received a response.

**5.6 Trail licences:** Peirce reported via Gehlbach that he had received a boilerplate agreement about trail licences from the District of Squamish. He will check its contents with his neighbours in the context of their offer of trail access across their property. Struthers reported that the Squamish agreement needs amendment. For example it can be cancelled with 30 days notice on either side, but we would need an agreement that required specified, legitimate reasons for renegeing (such as new owners).

**ACTION: Struthers** will send his notes to the committee for review.

## 6. NEW BUSINESS:

**6.1: Bachman Covenant signing at 10am on Wednesday March 16 at the Islands Trust office.** The trustees and press will be present; Peirce has given the press the upcoming newsletter article about covenants as background information.

**ACTION: Board members** are urged to attend the signing.

**6.2: Membership.** Peirce reported via Gehlbach that our membership spreadsheet has people who once were members but have dropped off. He suggests each board member undertakes to contact 10 people they know off this list and invite them to rejoin and come to the AGM.

**ACTION: Peirce** to coordinate board members' efforts to re-enroll lapsed members.

**ACTION: Gehlbach** to put membership on the May agenda so that we can discuss our rationale for family vs. individual memberships; separate email addresses; fees, follow-up, etc.

**6.3: MOTI access.** Young reported that in the past the RDN has been the vehicle for putting applications into MoTI (highways dept.) and it was easy to do. Recently the process has ground to a halt. For example, Young met with MOTI's applications department about a project and completed all the required drawings etc., but was told the application has to come from a municipality or regional district. To get to RDN we have to go through POSAC who meet infrequently, and the RDN is at the limits of its staff's capacity, so are not accepting more applications—the head of RDN Parks department told staff not to look at anything that is not in a park. Given that GaLTT carries liability insurance it may be possible to approach MoTI directly for projects on MoTI property not involving the RDN. The Manager of MoTI in Nanaimo and the ENCOM rep will attend a Ratepayers' meeting soon and Young would like to discuss getting direct access to them.

**DECISION: Board told Young to go ahead** with trying to gain direct access to MOTI.

**6.4: BC Environmental Network:** Boehm wants GaLTT to consider joining the BC Environmental Network, which operates a listserv called "landwatch" and provides access to a large national network of resources and other organizations. Individual membership lists are not shared; just organizations.

**ACTION: Boehm** will get application forms and confirm the annual fee.

**ACTION: Struthers** will look at their website and check out its constitution for consistency with GaLTT's mandate.

**ACTION: Gehlbach** to include discussion on the next agenda.

7. There were no pressing issues for an *in camera* session.

8. **MOTION to adjourn proposed by Bob Weenk, seconded by Jenni Gehlbach at 9.25pm. Carried.**

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday April 12, 2011, at WI Hall.

**Present:** Tom Cameron, Jenni Gehlbach, Barb Hague, Norm Harburn, Kerry Marcus, Colin Masson, Steve Struthers, Bob Weenk, Duane West, Randy Young.

**Regrets/Absent:** David Boehm, Rufus Churcher, Dyan Dunsmoor-Farley, John Peirce.

1. Meeting called to order by Cameron at 7.30pm
2. **AGENDA:** two agenda items were added under New Business:  
**Item 7.8** Acquisition/storage of GaLTT's historical financial records (Marcus)  
**Item 7.9** Market sales items (Hague)  
**MOTION: Proposed by Jenni Gehlbach, seconded by Barb Hague to accept the agenda as amended. Carried.**
3. **MINUTES from March 8, 2011:**  
**MOTION: proposed by Jenni Gehlbach, seconded Bob Weenk, to accept the minutes for the March 8, 2011 board meeting as presented. Carried.**
4. **ELECTION OF OFFICERS:**  
**MOTION: proposed by Bob Weenk, seconded Barb Hague, to elect the following table officers for the coming year.**  
 — **President: John Peirce**  
 — **VP: Colin Masson**  
 — **Treasurer: Tom Cameron**  
 — **Secretary: Jenni Gehlbach**  
**Carried.**  
**ACTION: Executive Committee will look at and confirm Committee structure and chairs, and signing authority.**
5. **REPORTS:**
  - 5.1: President's report**—Nothing further to report following the recent AGM. Cameron welcomed Norm Harburn to the board and other Directors introduced themselves.
  - 5.2: Treasurer's report**—Cameron presented Anne Drozd's most recent statement of our finances (attached):
  - 5.3: Trails report**—Young reported:
 

ELDER CEDAR: Several trees are down; chipping has been done. The developing "pond" at the Windecker entrance has subsided and the trails team thinks it is not worth the expense of developing a more elaborate walkway.

The team has removed Daphne laurel near Whalebone, knocking at doors and handing out WorkSafe report sheets.

MOTI: Young, Cameron, Struthers and Weenk met with the District Development Technician Angie Allwood to discuss GaLTT building pedestrian structures (such as stairs, bridges, etc) on road allowances. She was helpful and straightforward. They can't allow GaLTT to be the exclusive holder of permits for this work in case the organization dissolves in the future. She suggested having a document approved by Islands Trust or RDN stating that they would take over the role if GaLTT dissolved. They would act as the "front municipality". Then we could get development permits. A major issue is insurance coverage, as with Trail Licences. Peirce has discussed this with our provider, but Struthers has not yet read the fine print. Our relationship with the RDN Parks Dept is good. Young will email them to "keep them in the loop" about this.

## 6. OLD BUSINESS:

**6.1: Book-keeping and cheque-signing authority:** Our new book-keeper Anne Drozd is happy to track our financial situation but has no interest in maintaining GaLTT's membership records. Signing authority for cheques was discussed.

**MOTION: proposed by Colin Masson, seconded by Jenni Gehlbach that Tom Cameron (Treasurer) be added as a cheque-signing authority for GaLTT, with John Peirce, Randy Young, and Dyan Dunsmoor-Farley. Colin Masson to be removed from the list. Carried.**

**6.2: POSAC.** No report

**6.3: Newsletter and trail maps:** Hague said the newsletter needs a small amendment to the Executive Officer listing and then will be ready to print. She will approach the Coop about selling our trail maps when the new ones are published.

**6.4 Elder Cedar trail map:** Dunsmoor-Farley previously circulated to the board the response from ITF about Elder Cedar trails, stating that we may mark and describe the park on our brochure, but not map the trails in detail.

**6.5. Covenants & trail licences:** Struthers reported that several board members had attended the signing of the covenant on the Bachmann property on South Road on March 19th. Also, that Peirce, Struthers and Gehlbach had met with the Commons covenant team. Although no problem is foreseen in attaching a conventional protective covenant to their land, they are pleased by our continued interest in helping to explore the possibility of attaching a covenant or other legal means to preserve their social and cultural values and processes.

Struthers finds that the Squamish Trail Licence agreement has some useful terminology but is not wholly usable as is. Under their agreement the landowner may opt out with very little notice. We would need to re-draft their agreement. The desired connector trail at the top of Barrett would be a good "starter" trail-licence agreement for GaLTT.

**ACTION: Trails and Acquisitions Committee to pursue the possibility of a trail licence agreement for the Barrett connector.**

## 7. NEW BUSINESS:

**7.1: Committees.** The committees are:

—**Executive Committee**, dealing with: Strategy; AGM; Slate of board candidates; Board relations; and Governance. Members: Chaired by Peirce (President); Marcus (Constitution expertise); Dunsmoor-Farley (Governance expertise); Gehlbach (Secretary)

**MOTION: proposed by Tom Cameron, seconded by Kerry Marcus to appoint the Executive Committee as described above. Carried.**

—**Acquisitions and Trail Routes Committee**, at present dealing principally with the Descanso to Drumbeg Trail initiative. Chaired by Masson, with members Marcus, Struthers, Young, and Cameron.

**MOTION: proposed by Jenni Gehlbach, seconded by Barb Hague to appoint the Acquisitions and Trail Routes Committee as described above. Carried.**

—**Communications and membership committee(s):** Hague and Gehlbach stated that they found the suggested separation of these committee functions impractical and agreed to continue in their current cooperative roles supported by volunteers. See Item 7.3 re membership records.

**7.2: Discussion of schedule and priorities deferred until next month's meeting.**

**7.3: Website and membership.** Gehlbach reported that the new website is now up and running and thanked those who had provided information and feedback on its contents. Its design is intended to provide some continuity by using a colour scheme based on our logo, and by including much of the old content in a new format. Several new pages have been added

describing GaLTT's aims and projects, our history, covenants and trail licences, and Gabriola's parks and trails. New information about Gabriola's flora was supplied by member Phyllis Fafard. Harvey Graham has handed over the role of webmaster to Gehlbach, but will continue to help where necessary.

**ACTION: Young to distribute the link <http://www.galitt.ca> to his email list informing them the website has been updated.**

**MEMBERSHIP:** Keeping track of our membership list is currently problematic because Richard Welsh used to do this and Anne Drozd has said she has no interest in doing so. The membership list is currently kept using Microsoft Excel. Barb Hague does not have this program on her computer; Gehlbach has the program, but is not very familiar with it yet.

**ACTION: Executive Committee to decide: (1) Who will maintain the master membership list. (2) Who will keep the up-to-date email list of members (including more than one email address for family members). (3) Who is authorized to send out group emails to our members. (4) Who will issue tax receipts for donations.**

**Item 7.4: Danger trees**—in the absence of Boehm, discussion was deferred until May.

**Item 7.5: Broom-bashing event May 15.**

**ACTION: Dunsmoor-Farley, West, and Young to email board members about this May 15 event. Also to provide publicity details to Hague in time for newspaper deadlines and to Gehlbach for mounting on the website.**

**Item 7.6: BC Environmental Network:** Struthers reported that he had visited the Home Page of BC Environmental Network and that important information details are missing. Further discussion deferred until May meeting, when Boehm may be able to provide more information.

**Item 7.7: Doggy-bag pickup.** Young reported that doggy-bag pickup is monthly in summer, every two months in winter as required. Local volunteers keep the dispensers supplied with small biodegradable bags. The dispensers and bins have significant impact on Gabriola dog owners, making it an obligation to pick up after their dogs.

**MOTION proposed by Randy Young, seconded by Colin Masson, to approve payment of \$210.00 to Gabriola Disposal (250-247-9592) for 30 pickups from three doggy-bag stands at Twin Beaches, Drumbeg Park, and Sandwell Park.**

Young also reported that the Ratepayers' Association will do their "Pick-up Canada" roadside garbage removal drive on Thursday 21st and Wednesday 27th April, with garbage bags to be distributed and picked up at the mailbox notice-boards.

**Item 7.8: Financial records.** Marcus reported that Welsh had transferred to her the historical financial records of the society, which are currently in her shed. Cameron volunteered to store them in a heated space indoors.

**ACTION: Marcus to transfer GaLTT's old financial records to Cameron for safekeeping.**

**Item 7.9: Market sales:** Discussion of selling a book that includes descriptions of Gabriola's trails at the Gabriola Saturday Market table in the summer.

**DECISION & ACTION: Hague to order 50 books for GaLTT to sell at the Gabriola Market table.**

8. There were no issues for an *in camera* session.
9. **MOTION to adjourn proposed by Jenni Gehlbach, seconded by Steve Struthers at 9.30pm. Carried.**

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday May 17, 2011, at WI Hall.

**Present:** Tom Cameron, Jenni Gehlbach, Barb Hague, Norm Harburn, John Peirce, Steve Struthers, Bob Weenk, Duane West, Randy Young.

**Regrets:** Rufus Churcher, Dyan Dunsmoor-Farley, Kerry Marcus, Colin Masson. **Absent:** David Boehm

1. Meeting called to order by Peirce at 7.30pm
2. **AGENDA:** Three items added:  
**Item 5.6:** Coats Marsh Management Plan (Cameron)  
**Item 6.8:** Oceans Day (Cameron)  
**Item 6.9:** Trail markers (Cameron/Young)  
**MOTION: Proposed by Bob Weenk, seconded by Jenni Gehlbach to accept the agenda as amended. Carried.**
3. **MINUTES from April 12, 2011:**  
**MOTION: proposed by Jenni Gehlbach, seconded Bob Weenk, to accept the minutes for the April 12, 2011 board meeting as presented. Carried.**
4. **REPORTS:**
  - 4.1: President's report**—Peirce has filled out the annual Society Report for the BC Finance Ministry and will file it shortly. Nothing further to report.
  - 4.2: Treasurer's report**—Dunsmoor-Farley currently has the chequebook but it will be transferred to Cameron. Invoices should now be directed to Cameron. Membership dues obtained since Richard Welsh retired have been deposited. After Cameron's further discussions with CCCU, the motion passed in Item 6.1 at the April 12 board meeting needs amendment.  
  
**MOTION: proposed by Tom Cameron, seconded by Jenni Gehlbach that Tom Cameron (Treasurer) and Randy Young be added as cheque-signing officers for GaLTT along with John Peirce and Dyan Dunsmoor-Farley. Also, that Colin Masson and Kerry Marcus be removed from the signing authority list. Also, that any two signatures of the four signing officers are required for a cheque payment to be made. Furthermore, Coastal Community Credit Union may provide any signing officer and/or Anne Drozd (our accountant) with access to account statements and banking information. Carried.**  
  
**ACTION:** Current signing officers are requested to visit Coastal Community Credit Union to supply signatures and information.
  - 4.3: Trails report**—Young reported that the broom-bash last Sunday (May 15) in and around Drumbeg Park was a success. About two dozen people came out and worked in three groups to remove broom from the main area of the park; from the trail connecting Stalker to the beach across from Breakwater Island (with enthusiastic help from neighbouring landowners); and from the entrance to the park at the ocean end of Stalker.  
**ACTION:** Gehlbach to work with GaLTT member Jinny Hayes to try to contact the owners of the land adjacent (east) to Drumbeg Park to obtain permission to remove broom from their land.
5. **OLD BUSINESS:**
  - 5.1 & 5.2: Committee functions and membership lists:** Peirce and Cameron distributed the current committee descriptions and invited the board to submit amendments. **DISCUSSION** of Communications Committee roles and name, and of the future management of the membership list (previously done by Richard Welsh). **DECISIONS & ACTIONS:**  
**-Hague & Gehlbach** to clarify their roles and amend the Communications Committee structure and functions as written. Hague to be chairperson of the Communications

- Committee; Gehlbach to manage website and co-manage newspaper publicity with Hague.
- Cameron** to manage the membership list.
  - Secretary (Gehlbach)** authorized to send out official emails to membership with concurrence of the Communications committee and/or Executive Committee.
  - Harburn** to discuss with Cameron his preferred committee membership.
  - Secretary (Gehlbach)** to send board meeting Agendas and Minutes to Anne Drozd.
  - Committees** to have an annual budget for routine expenses.

**5.3: Newsletter and trail maps:** Hague reported that the spring newsletter is ready for email and mail distribution. She prefers Spring and Fall issues so as to capture summer and winter activity.  
**ACTION: Gehlbach** to email a PDF of the newsletter to all GaLTT members requesting that those who cannot open the file contact us, so that we can mail them a copy.

The new trail map will not be ready in time for summer distribution and the old one will need reprinting before the end of summer.

**ACTION: Hague & Cameron** to continue discussion with Charles Kahn about using his base map of Gabriola for our trail-map brochure and website.

DISCUSSION of distributing brochures for the car-share initiative in Nanaimo and of selling Charles Kahn's book "HIKING the Gulf Islands of British Columbia" at the market.

**DECISION:** Not to distribute Nanaimo car-share brochures at GaLTT's market table.

**ACTION: Cameron** to clarify with Anne Drozd the situation regarding HST on book sales.

**MOTION: proposed by Barb Hague, seconded by Bob Weenk that Hague be authorized to reprint the 2010 trail-map brochure as required and to print 100 colour copies of a new broom management brochure, with further copies as required. Carried.**

**5.4 Ministry of Transport and insurance for structures:** After Angie Allwood (MOTI) said that GaLTT could have permission to build pedestrian structures on MOTI property (bypassing POSAC decision processes) provided an entity such as RDN would pick up responsibility if GaLTT disappeared, Young raised this issue at the POSAC meeting. Rudischer thought it might be possible provided such structures were built according to the building code. She awaits our formal request.

**ACTION: Peirce** to discuss the issue with our insurance provider. And to draft a letter to RDN.

**ACTION: Gehlbach** to include this on the June Agenda.

**5.5 Trail licence agreements and insurance:** DISCUSSION of issues relating to trail licence agreements, the sample Squamish agreement, and the insurance implications. Allowing horse-riders on trails increases the insurance premium by \$250.

**ACTION: Struthers** to re-write the Squamish trail-licence agreement to be more appropriate for GaLTT's needs. As he will be away in June, next meeting to consider the rewrite will be August (if we meet) or September.

**ACTION: Peirce** to get the reactions to such an agreement of our insurer and the landowners at the Barrett connector and near the Maples.

**ACTION: Gehlbach** to include this on the September agenda.

**5.6 Coats Marsh Management Plan:** The draft management plan is available on line and was presented to the Gabriola public at WI Hall in April. Deadline for comments was May 19. The Regional Park and Trails Advisory Committee will review the completed draft in June, and will then forward it to the RDN Board for review and approval.

## 6. NEW BUSINESS:

**6.1 Strategic priorities:** Cameron distributed copies of our Strategic Priorities 2010/2011.

**ACTION: Peirce to remind Committee chairs** to discuss their plans in the context of this document and be prepared to discuss it at the June meeting.

**6.2 POSAC:** Young reported that the signs for 707-acre Park have been approved: larger ones that will include maps, and smaller ones that will identify trails with directional arrows. Their

cost will be over the RDN's \$8000. budget and Young has volunteered a work-party to help with finishing the 48 signs by cutting and sanding the 12-foot 6x6 beams ready for their metal and wooden information plates to be attached.

RDN will take over maintenance of the dilapidated corduroy bridge on Tin Can Alley. POSAC also discussed beach accesses to False Narrows east of the El Verano boat-ramp. The stairs at the Maples have been deemed too expensive to replace and will probably be dismantled. Further work may be done on the currently informal beach access from South Road east of El Verano Drive adjacent to the split-rail fence. This will probably involve negotiating a trail licence with the adjacent non-resident landowners.

**ACTION: Peirce** is in contact with the RDN about their decision to dismantle the beach-access stairs near the Maples and will continue to work with them on this issue on a personal basis, not as GaLTT business directly.

**6.3 CCCU donation: ACTION: Peirce** will write to CCCU to thank them for their donation and inform them the money will be used for printing trail maps.

**6.4: Visibility & publicity** DISCUSSION of trying to increase GaLTT's community visibility. To begin this process, GaLTT's website is now updated regularly and there have been recent newspaper articles about our AGM speaker and about broom-bashing. A monthly news item would be good. The market is important.

**ACTION: Weenk** to write a letter to the local newspaper editor(s) in June.

**ACTION: All board members** are expected to volunteer to run the GaLTT table at the Saturday markets at least once during the season.

**6.5 Membership drive: ACTION: Peirce** will contact past GaLTT members to find out why they dropped away and urge them to renew.

**6.6 Danger trees:** Further to the Board discussion in March,  
**MOTION proposed by Jenni Gehlbach, seconded by Duane West, that Randy Young be authorized to hire Tom Dufferin (or similar skilled worker) to remove identified, particularly dangerous trees on Petroglyph Trail. Carried.**

**6.7 BC Environmental Network:** Further to the Board discussion in March, and in the absence of further information than is available on the BCEN website

**MOTION proposed by Tom Cameron, seconded by Norm Harburn that GaLTT shall not join BCEN. Carried.**

**6.8 Oceans Day:** Cameron reported that GaLTT has been invited to participate in the Oceans Day event on June 5. **DECISION:** the event is not appropriate for a GaLTT information table.

**ACTION: Cameron** will forward the information to board members asking individuals to participate with such things as informational beach-walks.

**6.9: Trail markers:** The Walking Group has complained that some trailheads are hard to locate. DISCUSSION: of trail markers and other means of improving trail visibility.

**ACTION: Young's group** to scythe the grass on the new trail from Clamshell to South Road to improve visibility of the trail at the Clamshell end.

7. Adjournment to *in camera* session. No motions arose from the *in camera* discussion.
8. **MOTION to adjourn proposed by Steve Struthers, seconded Duane West at 9.50pm. Carried.**

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday June 14, 2011, at WI Hall.

**Present:** David Boehm, Tom Cameron, Barb Hague, Norm Harburn, Kerry Marcus, Colin Masson, John Peirce, Bob Weenk, Randy Young.

**Regrets:** Jenni Gehlbach, Dyan Dunsmoor-Farley, Steve Struthers **Absent:** Rufus Churcher, Duane West.

1. Meeting called to order by Peirce at 7.30pm
2. **AGENDA:** Two items added:  
**Item 4.4:** Communications and Member Services Committee report (Hague)  
**Item 4.5:** Acquisition and Trails Access Committee report (Masson)  
**MOTION:** Proposed by Colin Masson, seconded Kerry Marcus to accept the agenda as amended. Carried.
3. **MINUTES** from May 10, 2011:  
**MOTION:** proposed by Bob Weenk, seconded Norm Harburn, to accept the minutes for the May 10, 2011 board meeting as presented. Carried.
4. **REPORTS:**
  - 4.1: President's report**—Peirce and others have been consumed by clinic work during the last month so nothing further to report.
  - 4.2: Treasurer's report**—Cameron reports the resolution of new business processes with our new book keeper, Anne Drozd. Richard Welsh completed the last tax return for signature and submission by Tom Cameron. Approx \$35 K in restricted funds and \$31 K in general funds to date.  
**MOTION:** proposed by Kerry Marcus, seconded by David Boehm that Tom Cameron sign the annual charitable tax return and submit it. Carried.
  - 4.3: Trails report**—Young reported a successful Cresta Roca to Timber Lane trail work party (where N Gabriola meets S Gabriola ☺). Discussed placing adds in the Sounder for some future work parties. That means planning and feedback to Randy 2 weeks ahead of work party dates. The Sounder mentioned recently the great work by Randy's trail work team.
  - 4.3: Membership and Communications report** — Hague reviewed web site updates, updating the membership list email distribution list, planning for the Farmers Market, books selling well, last years map version reprinted and distributed pending completion of our new map. Looking for Daphne Laurel information write-up for the newsletter, as well as monthly featured walks. Tom to do a Cox Park walk. John to look into personal reminders to lost members. Anne Drozd plans to email tax receipts to members as they are required rather than at the end of the year. Discussion of year-end notice to renew membership may be helpful.  
**ACTION:** Barb and Jenni to review committee structure and membership in the Strategic Plan and update.
  - 4.4: Acquisitions and Trails Access report** - ATR met to revise the Strategy table into 3 categories related to our Descanso to Drumbeq primary objective. Cameron had copies of an interesting and relevant Alberta publication (Minimizing Risk and Liability – Best Practices Guide for Trails Operators) for our reference. It is available on the website for Alberta Tourism, Parks and Recreation.  
**ACTION:** Masson to circulate updated table to the Board. Masson to draft a letter to the Snunéymux<sup>w</sup> First Nation proposing potential trail licence access with a fee to the Band. The Strategy Table requires also the addition of potential trail licence areas as well as a list of covenants



5. **OLD BUSINESS:**

**5.1 & 5.2:** Committee functions and membership lists:

**DECISIONS & ACTIONS:**

- **Harburn** joins the ATR committee

-**Cameron** manages membership list.

-**Peirce** still to further research insurance on 3<sup>rd</sup> party trails structures.

6. **NEW BUSINESS:**

**6.1 and 6.2 Elder Cedar:** recent Elder Cedar inspection by the ITF indicated the private land adjacent fence had been moved and trees had been cut. There is no survey for the Elder Cedar. Concerns that as proposed covenant holder GaLTT's presence at the inspection would have been useful. A new baseline report may be required as GaLTT assumes a covenant, with NaLT and the back-up holder.

**ACTION: Peirce and Young** to review and provide comments on the covenant.

**6.3 POSAC:** Young reported that a trails naming meeting had proposed names and the RND was planning for more public input via the Farmers Market. GaLTT will participate in production and installation of trail signage.

**6.4: Committee Plans:** list committees and members as discussed in item 4.

**ACTION:** Cameron to draft a list and work with Hague and Gehlbach on Strategic Plan edits to circulate to the Board.

7. **ADJOURNMENT TO *IN CAMERA* SESSION.**

No motions arose from the *in camera* discussion.

8. **MOTION** to adjourn proposed by Masson, seconded Marcus at 9.50pm. Carried.

**Minutes recorded by Kerry Marcus.**

**Gabriola Land and Trails Trust**  
**Board of Directors Meeting**  
**Tuesday, July 19, 2011, at W.I. Hall**

PRESENT: John Peirce, Dyan Dunsmoor-Farley, Randy Young, Colin Masson, Bob Weenk

REGRETS: Tom Cameron, Barb Hague, Jenni Gelbach, Kerry Marcus, Steve Struthers, Norm Harburn

ABSENT: David Boehm, Duane West, Rufus Churcher

The meeting was called to order by President J Peirce at 7:35 P.M.

**There being no quorum, the meeting was for discussion only.**

There was a brief President's Report regarding insurance, updating of documents and scheduling of a meeting to discuss strategic priorities

There was no Treasurer's Report.

Randy Young presented a Trails Activity Report listing activity as follows:

- Broom Bashing on Stalker Road
- Trail maintenance on Petroglyph Trail
- **Trail maintenance on the accesses to beaches on the peninsula.**

The next activities will be maintenance on Evans Road and, on August 7, cutting and disposal of Tansy Ragwort.

There was a complaint regarding the use of chemical weed killer at Drumbeg Park. On Aug 21, there will be a meeting at Drumbeg with Lou Clarke of BC.Parks who is a Park Ranger to work on removal of invasive species and to discuss approaches to such work,

There was discussion re: the trail at the east end of the El Verano subdivision that was cut by someone in a manner such that it terminates on private property.

There was also discussion re: potential future covenants (discussions with a lawyer.)

The Acquisitions Committee held a sub committee meeting with Colin, Randy and Kerry, to be discussed in camera.

**OLD BUSINESS**

Discussion re: insurance for cedar walkway to be built on MOTI land (McDonald East.)

1. MOTI needs assurance of coverage from GaLTT
2. MOTI needs assurance that in the event of GaLTT's demise, RDN will assume responsibility for coverage.
3. Peirce to follow up with our insurance agent and draft appropriate letters.

There was discussion re: the necessity to upgrade the strategic plan in the immediate future. Can we delay a strategic planning upgrade, provided we include some strategic planning references and reporting at every board meeting? We seem to be in need of constant reminders of our strategic plan and references at every board meeting should suffice. Peirce to reformat meeting agenda to include summary strategic goals of each committee as a reminder of our strategic direction.

There was a suggestion that we poll the board by e mail regarding the payment of \$10.00 per issue to “The Sounder” to include our announcements every week. Peirce to follow up.

#### NEW BUSINESS

Do we have any stories to submit to “The Kingfisher” regarding our activities? Apparently not at this point.

#### POSAC REPORT

- Sign samples for the 707 park have been presented. We hope to get the nameplates on
- stream by the end of the summer.
- There was a reminder to the RDN to rebuild the bridge on the Tin Can Alley trail to the park.
- It was asked if there have been further discussions regarding a management contract for the park. In short, no.
- There was a discussion re: the promulgation of a list of questions for the candidates in the upcoming election and an all candidates meeting open to the membership for questions regarding the candidates positions on parks and trails. Perhaps this could be combined with a membership meeting to discuss strategic planning.

DATE OF NEXT MEETING: August 9. Same time; same place

Went into an in camera session at 8:45 P.M.

The in camera session was adjourned at 9:40 P.M. and the main meeting adjourned without further discussion.

**Minutes recorded by Bob Weenk**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday August 9, 2011, at WI Hall.

**Present:** Tom Cameron, Dyan Dunsmoor-Farley, Jenni Gehlbach, Barb Hague, Norm Harburn, Kerry Marcus, John Peirce, Steve Struthers Bob Weenk, Randy Young.

**Regrets:** Colin Masson, Duane West. **Absent:** David Boehm, Rufus Churcher.

1. Meeting called to order by Peirce at 7.30pm
2. **AGENDA:** Two items added to New Business section:
  - Item 6.6:** Letter from Gabriola Land Conservancy re a suggested trail name. (Peirce)
  - Item 6.7:** Meeting attendance protocol (Peirce)
  - DECISION: Agenda items adopted as amended by consensus.**
  - ACTION:** Gehlbach to include a summary of our mandate in each meeting's agenda to keep discussions and actions focussed.
3. **MINUTES** from June 14, 2011: The July meeting did not have a quorum, therefore June meeting's minutes were not formally approved.
  - MOTION:** proposed by Bob Weenk, seconded Barb Hague, to accept the minutes for the June 14, 2011 board meeting as presented. Carried.
  - ACTION:** Gehlbach to file Peirce's notes from the informal July meeting and subsequent email correspondence with the board.
4. **REPORTS:**
  - 4.1: President's report—**
    - Peirce is awaiting an updated membership list for July before further work on renewals.
    - He has talked with our insurance agent re insurance on structures that we may construct on road allowances (see item below)
    - He has talked successfully with Bill Cornish about a trail licence for the Barret Road-Horseshoe Way trail connector, and this is now in process with Struthers working on the trail licence agreement.
    - The Executive Committee met on August 6 and relevant items are on today's agenda.
  - 4.2: Treasurer's report—**Cameron tabled the May financial report and a list of expenditures since then (attached).
  - 4.3: Trails report—**Young reported that:
    - Work including cutting a fallen tree and removing some blackberries, has started on the Evans Road trail, but much more needs to be done.
    - Turnout for the Tansy ragwort removal was a little disappointing but various individuals worked around the island.
    - An organization in Nanaimo is giving out free doggy bags and roller dispensers in Nanaimo and some have been made available to us.
    - There will be a meeting between ITF and NALT on August 25 regarding the covenant on Elder Cedar. GaLTT's concerns are accurately defining the boundaries of the park, which are currently controversial and updating the baseline report from that in the Management Plan.
    - There will be BC Parks Ranger at the next trail work party in Drumbeg Park on Sunday, August 21 at 1.30pm to discuss the role of volunteers in BC's parks.

**DISCUSSION:** GaLTT needs to have a plan or goals for each park (Gabriola Sands, Sandwell, and Drumbeg) and to clarify the relative roles of the parks department and their invasive species group, who had helped in Drumbeg, and the private company that manages southern Vancouver Island parks. Communication between GaLTT and these agencies needs improvement. Regarding

danger trees on Petroglyph Trail, the forestry department now says they need permission from the owner of the land, which seems to be the Heritage Ministry.

**ACTION 1: Dunsmoor-Farley** to prepare email to BC Parks for President's signature seeking to discover BC Parks' long-term plans and our possible role, and the communications protocol. Young to be GaLTT's point of contact with these organizations.

**ACTION 2: Dunsmoor Farley** to transfer email file about tree-removal on Petroglyph Trail to Young.

**ACTION 3: Peirce** to email Dunsmoor Farley and Young about points to be covered at the Elder Cedar meeting.

**4.4: This item to be dealt with in camera.**

**4.5 Membership and Communications report —**

–Hague reported she has printed 30 copies of a new tansy ragwort brochure and some amendments were suggested regarding toxicity and flower-head removal for the next printing.

–Tom Cameron and Cameron Murray have produced a draft of a new trail map and Gallery Press will give us a rough estimate of its printing cost.

–Thanks were extended to Hague for organizing the market so well, and she noted there is a need for volunteers in September and October.

–Notifications about upcoming guided walks have been given to the newspapers and added to the website.

–Members were notified by email about the ragwort bash and the NALT picnic and will soon receive details of the upcoming walks.

**4.6: Acquisitions and Trails Access report** – The 707 trails map has an error: because of the subdivision development in that area, there is no longer a trail access at McCallum Rd.

## 5. OLD BUSINESS:

**5.1 Trails:** Peirce has been advised that our current liability insurance coverage regarding trail licences includes structures that we build on trails unless we build a bridge that carries a risk of drowning. If horses are to be carried on a structure, then we need an extra \$250 pa coverage.

–Some changes were suggested to the letter from GaLTT to Elaine McCulloch regarding RDN's willingness to accept responsibility for the trail linkage between McDonald and Peterson if GaLTT ceases to exist.

**ACTION: Peirce to amend the letter to McCulloch as suggested, and send it.**

**5.2 Strategic Plan:** Still needs editing re Communications Committee.

**ACTION: Peirce to send the most recent draft of the plan to Hague for revision.**

**5.3 Membership:** already dealt with in President's report.

## 6. NEW BUSINESS:

**6.1 Membership fee charitable receipts.** There has been confusion about issuing charitable tax receipts for our membership fees. **DISCUSSION:** Our members receive no benefits for their fees. Our current financial policy allows for the issue of charitable receipts for any amount donated \$20 or over, so no motion is needed to issue charitable receipts for membership fees.

**ACTION: Cameron** to check whether the wording of our policy documents needs clarification. Cameron to re-word the membership form to clarify this and ensure that Anne Drozd is aware of our policy. Gehlbach to amend the wording on the website.

**6.2 Strategic Planning Workshop:** Following their August 9 meeting, the Executive Committee suggest a Strategic Planning workshop to be held on October 22 or 23, probably at the Community Hall. Members will be invited to participate, and it will be advertized to the public with memberships to be sold at the door.

**ACTION 1 : Hague, Marcus, Weenk and Dunsmoor-Farley** volunteered to be the sub-committee to organize the workshop (Struthers will be away Sept 15-Oct 15).

**ACTION 2: Gehlbach** to investigate Hall availability and make a booking.

**ACTION 3: Dunsmoor-Farley** to prepare a draft program and convene the sub-committee.

**6.3 Questions for RDN and IT candidates:** Dunsmoor-Farley tabled questions for the candidates in the upcoming Fall elections. A subcommittee is not need.

**ACTION 1: Dunsmoor-Farley** to email the draft questions to the Board for input.

**ACTION 2: Dunsmoor-Farley** to add election questions to the agenda of Strategic Planning meeting in October.

**ACTION 3: Gehlbach** to email suggested questions to our members closer to campaign time.

**6.4 Proposed Lock Bay development using density transfers from land adjoining 707-acre Park and connecting to South Road.** Peirce distributed some information about the proposed development and noted that much more information about this detailed and complex proposal is available via the IT website and associated reports. Peirce has established cordial relations with the developers and expressed his own personal concerns, noting that GaLTT also has many concerns and will be closely involved with the process.

**DISCUSSION:** Marcus removed herself from the discussion because her husband’s work may put her in conflict of interest. GaLTT’s concerns include:

- existing development permit regulations and whether they have “teeth”;
- steep-slope development; protecting the fish-bearing stream in the area;
- riparian protection issues;
- OCP compliance;
- protection of the barrachois;
- park boundaries and access;
- ownership of storm-tide areas;
- planning of lot lines that conform logically with land profiles;
- the need for a foot trail from Phase Four down to Sandwell Park;
- the number of proposed development lots;
- visual impact on Sandwell Park;
- the ecological values of the proposed density-donor land.

Several noted the desirability of improved access to the park. Dunsmoor-Farley suggested that GaLTT’s response to this proposal be based on our mandate— specifically, the balance among our interests in acquisition, conservation, and ecological impacts on the donor and receiving parcels.

**ACTION 1: Sub-committee of Harburn, Weenk, and Young (and Peirce ex-officio)** will follow this Lock Bay development application closely. Young to call the first meeting. The committee’s first task is to articulate terms of reference to guide their work, these terms to be discussed at the next board meeting. The current intent is to invite some sub-committee participants from the general membership, subject to the final terms of reference.

**ACTION 2: Cameron** to investigate the donor parcel’s ecological values.

- 6.5 Helping financially with covenant-related fees:** Discussion deferred to next meeting.  
**ACTION:** Peirce to summarize for the next board meeting the fees and benefits accrued by owners applying for covenants in the context of NAPTEP and otherwise.
- 6.6 Letter from Gabriola Land Conservancy** seeking our support for a letter to POSAC for naming a trail in 707-acre Park after Glenna Borsuk. **DISCUSSION:** It was noted that density transfers are a business transaction, not a gift. **DECISION:** GaLTT will not support this initiative.  
**ACTION:** Peirce to communicate to GLC that the GaLTT Board could not reach a consensus and therefore cannot support the letter.
- 6.7 Board meeting attendance:** Last month's meeting did not have a quorum and several board members had not sent regrets. Some have been absent for several months. As a matter of courtesy, board members should call or email Peirce if they cannot attend regular meetings.  
**ACTION:** Peirce to call Boehm and Churcher to discover their intentions regarding Board participation.
5. **ADJOURNMENT TO *IN CAMERA* SESSION.**  
 No motions arose from the *in camera* discussion.  
**ACTION:** Masson and Peirce to send a letter to the Snunéymux<sup>w</sup> regarding trail access as discussed.
6. **MOTION** to adjourn proposed by Gehlbach, seconded by Hague at 10pm. Carried.

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday September 13, 2011, at WI Hall.

**Present:** David Boehm, Tom Cameron, Rufus Churcher, Dyan Dunsmoor-Farley, Jenni Gehlbach, Norm Harburn, Kerry Marcus, John Peirce, Randy Young.

**Regrets:** Barb Hague, Colin Masson, Steve Struthers, Bob Weenk, Duane West.

1. Meeting called to order by Peirce at 7.30pm
2. **AGENDA:** Two items added to New Business section:
  - Item 6.4:** Shared table with ITF re covenants at Commons Fall Fair (Dunsmoor-Farley)
  - Item 6.5:** Participation in Village core workshop October 5, re IT/OCP (Peirce)
  - DECISION: Agenda items adopted as amended by consensus.**
3. **MINUTES** from August 9, 2011:
  - MOTION:** proposed by Jenni Gehlbach, seconded Dyan Dunsmoor-Farley, to accept the minutes for the August 9, 2011 board meeting as presented. Carried.
  - ACTION: Gehlbach** to print copies of June to August agendas and minutes for Churcher and Boehm who are having problems receiving their emails and attachments.
4. **REPORTS:**
  - 4.1: President's report**—see notes distributed and attached.
  - 4.2: Treasurer's report**—Cameron reported we have 83 memberships: 60 family, 22 single, and 1 corporate—totalling around 150 individuals. August expenses were \$298.84 and income was \$869.13. Chequing account balance \$4177.66; savings \$13,220.91; term deposit \$48,456.60.  
**ACTION: Cameron** to transfer more money from the chequing a/c into interest-bearing a/c.
  - 4.3: Trails report**—Young reported that:
    - there have been successful attacks on tansy ragwort all around the island by individuals.
    - Upcoming beach clean-up initiative at Whalebone on September 18.
    - Don Butt is taking down a deck and has offered us the wood. A GaLTT work party will dismantle it and stack the wood at the Commons, to be used to extend/repair boardwalks there and in Elder Cedar.
    - Work will be done on signage in 707-acre Park in October.
  - 4.4: Acquisitions & trails:** No report.
  - 4.5 Membership and Communications report** —
    - Gehlbach said that GaLTT activities are regularly reported in the papers now. She has kept the website up-to-date throughout the summer, and Hague has continued to distribute information at the market. Members have received emails about our activities.
  - 4.6: POSAC:**
    - Tom Osborne has suggested not banking housing densities released through park acquisition.
    - Approval for road allowance is being sought on Mudge because there is no complete north-south road that doesn't pass through private property.
    - The request to name a 707 trail after Glenna Borsuk was declined.
    - The upcoming budget has funds for bank stabilisation at Christine Close; Joyce Lockwood Park stairway upgrade; South Road park stair removal; Tin Can Alley bridge; Spring Beach stairway.
    - The parcel consolidation resurvey sought for 707 will be very expensive.
    - The Lock Bay development proposal was not sent to POSAC.



## 5. OLD BUSINESS:

**5.1: Strategic plan edits** about Communications Committee roles are still incomplete.

**ACTION: Gehlbach to send Peirce these edits.**

**5.2 GaLTT's 5 to 10-year Strategic Plan workshop:** Dunsmoor-Farley presented a plan for the workshop to be held on October 22 at Community Hall from 9 to noon. The hall and kitchen have been rented from 8am to 1pm.

**DECISION:** The plan presented will be used as the basis for the workshop's agenda.

**ACTION: Board members** are asked to help set up between 8 and 9am, and to clear up afterwards from 12 to 1pm.

**Dunsmoor-Farley** to proceed with the planned agenda and gather the necessary equipment such as flipcharts and presentation hardware.

**Hague** to organize displays about GaLTT's achievements/activities to date. Also to organize refreshments. **Churcher** offered a coffee urn and **Boehm** offered to help make coffee.

**Gehlbach** to invite members (by email) to participate. Newspaper ads will invite the public to participate after joining at the door.

**5.3 & 5.4 Trail licence agreement:** Peirce reported that Struthers has modified the Squamish trail licence agreement to suit GaLTT's needs and a licence is currently being negotiated with regard to the Barrett Road connector trail.

**ACTION: Peirce** to contact Bill Cornish.

**5.5 Questions for IT & RDN candidates:** The dates of the election and candidates' meetings have not been fixed yet. When this is known we can publicize our questions.

**DECISION: Add another question**—"What role do you see for GaLTT and POSAC?"

**ACTION: Dunsmoor-Farley** to include discussion of these questions on the October workshop's agenda.

**ACTION: Gehlbach** to include the timing of presenting our questions to candidates on our October Board meeting agenda.

**5.6 Lock Bay development proposal:** Young's presented his committee's previously distributed reaction to the proposed development (attached). The board considers this to be the most important environmental issue on Gabriola for a long time. The Riparian Area Regulations are not implemented yet, so any decision in this regard will be very important. Cameron presented his assessment of the usefulness of the density-donor lands being offered.

**DISCUSSION:** Although it has no particularly notable ecological features, the donor parcel would be a good acquisition, enlarging 707, providing connection between 707 and Coats Marsh, and enhancing public access to 707 from South Road with a significant well-established trail. GaLTT's interests in Lock Bay are both in protecting ecological features, and also providing improved public access to Sandwell Park and its beach. RDN has stated it doesn't want more parks on Gabriola. Can a covenant be put on the salt-marsh area by IT? Establishing a nature conservancy area like Elder Cedar could provide limited public access as well as protected areas.

**ACTION 1: Since GaLTT has been invited by IT to submit our reactions to this proposal by October 7, Peirce and Young will rewrite** the distributed presentation as a letter to IT offering our preliminary thoughts on the issues involved and to express our continued interest in being involved in the process.

**ACTION 2: Peirce to contact Brian Henning** and set up a meeting with our committee to discuss his reactions to our recommendations.

**5.7 Elder Cedar covenant:** Masson has received a new version. Dunsmoor-Farley, Young and Masson will check it and pass comments to John, who will forward them to Nuala.

## 6. NEW BUSINESS:

**6.1 New AGM coordinator.** Dunsmoor-Farley is resigning from the board after this year and she does not wish to continue this job.

**ACTION: Gehlbach volunteered to take this on with Churcher's help.**

**6.2 Covering covenant costs:** Further discussion of covering partial costs of establishing covenants was deferred.

**ACTION: Gehlbach** to include this on October's agenda.

**6.3 Conservation Connection Forum in Victoria** No-one wished to attend.

**6.4 Commons Fall fair:** ITF has invited GaLTT to share a table on Saturday with regard to establishing covenants.

**ACTION: Dunsmoor Farley** to contact the people (Hague and Lisa) involved and set this up.

**6.5 Village core "World Café" forum on October 5:** Board members were urged to attend the forum with their "GaLTT hats" on. No official representation.

5. **ADJOURNMENT TO *IN CAMERA* SESSION.**

No motions arose from the *in camera* discussion about a proposed covenant and trail licence.

6. **MOTION** to adjourn proposed by Gehlbach, seconded by Churcher at 9.45pm. Carried.

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting Tuesday October 11, 2011, at WI Hall.

**Present:** David Boehm, Tom Cameron, Dyan Dunsmoor-Farley, Jenni Gehlbach, Barb Hague, Kerry Marcus, Colin Masson, John Peirce, Bob Weenk, Duane West, Randy Young.

**Regrets:** Rufus Churcher, Norm Harburn, Steve Struthers.

1. Meeting called to order by Peirce at 7.35pm
2. **AGENDA:** One item added to Old Business and three items added to New Business:
  - Item 5.4:** Strategic Planning Session October 22 (Dunsmoor-Farley)
  - Item 6.5:** Membership expiries (Peirce)
  - Item 6.6:** Park/acquisition opportunity (Boehm)
  - Item 6.7:** Village Core workshop (Peirce)

**DECISION: Agenda items adopted as amended by consensus.**
3. **MINUTES** from September 13, 2011:  
**MOTION: proposed by Tom Cameron, seconded by Jenni Gehlbach, to accept the minutes for the September 13, 2011 board meeting as presented. Carried.**
4. **REPORTS:**
  - 4.1: President's report**—see notes distributed and attached.
  - 4.2: Treasurer's report**—see notes distributed and attached. Money has been transferred from chequing to savings a/c. Current balances:
    - Chequing “Community Partner Package 00001” (0.01%) \$1156.64;
    - Savings “Business High Interest Savings 00002” (1.2%) \$16,733.95;
    - Term deposit “GIC 3-year rate Climber 00008” (2.35%) \$48,456.60.

DISCUSSION: Methods of easing donations of publicly traded shares through a brokerage and of money by automatic bank transfers, and/or via the donation clearing-house organization “Canada Helps”. It was noted that donated shares would normally be immediately sold because our charitable status forbids GaLTT from speculating in stocks. Also noted that Canada Helps charges fees of 3.9% on donations it handles (charged to the receiver, not the donor), plus a 1% service fee for trading shares.

**MOTION 1: proposed by Tom Cameron, seconded by Jenni Gehlbach that GaLTT opens a brokerage account with Credential Services Direct to acquire (by donation), hold, and sell securities as part of the overall charitable fund-raising strategy for the Society. Carried.**

**MOTION 2: proposed by Tom Cameron (as amended by Dyan Dunsmoor-Farley), seconded by David Boehm that GaLTT upgrade our account at Coastal Community Credit Union to allow Automated Funds Transfers (AFTs) to facilitate cash donations as part of the overall charitable fund-raising strategy for the Society. This initiative to be revisited after six months to assess its effectiveness. Carried.**

**ACTIONS:**

    1. **Cameron** to set-up the accounts and paperwork required by these two initiatives.
    2. **Gehlbach & Hague** to publicize these additional ways to donate in our newsletter and on our website.
  - 4.3: Trails report**—Young reported that: Whalebone beach clean-up was pleasant and not onerous. He hopes that work will be done on signage in 707-acre Park this coming Sunday (16th).

He has prepared the posts but has no plaques yet. DISCUSSION whether machine was needed to dig the post-holes. Lots of people helped to dismantle Don Butt's deck, de-nail the wood and stack it in the Commons' barn. Paving stone supports for boardwalks will be needed at the Commons and in Elder Cedar.

**ACTION: Young** to estimate the cost of paving stone supports.

**4.4: Acquisitions & trails report:** Discussion of most trail projects was deferred to the *in camera* session. Peirce reported that work is progressing on the new covenant and trail licence. Masson reported that the 12 five-acre lots (originally subdivided in 1918) in the Chelwood area, which are designated park on the build-out map, are currently managed by the provincial Coordinated Land Management Bureau. They are being held in reserve for treaty negotiations.

Marcus provided background (description distributed and attached) on the desirability of a trail connecting Windecker and Jolly Brothers Roads, giving an alternate route to that hazardous stretch of North Road for walkers and horse-riders. The property was recently acquired by Thor Simrose, who plans to subdivide it into 5-acre lots. Probably no rezoning will be needed.

**ACTIONS: Acquisitions Committee** to consider contacting IT, MOT, and Simrose regarding designated road or trail access between Windecker and Jolley Brothers Roads. **Peirce** to initiate a friendly discussion with Simrose to explore possibility of a trail rather than a road.

**4.5 Communications:** Hague reported that the market is finished and we have sold all but 8 of the 50 books. The brochure needs updating and she hopes to have the Fall newsletter out in time for the Christmas markets.

**ACTION: Peirce** to give Hague copy by October 25.

**4.6 & 4.7 Lock Bay & POSAC:** [Marcus removed herself from this discussion due to possible conflict of interest.] Our "placeholder" response to the Islands Trust has been sent. Young said that the main POSAC business currently is the Lock Bay development proposal (POSAC meeting at WI, October 13). There are two current interpretations of the SPEA regulations on record, but there appears to be no legal way for the currently proposed new properties to get to the beach. Several new informal trails have been developed in sensitive areas over this summer. Cameron stressed that the proposed density-donor lands were very good quality and would be well-worth acquiring. The Gabriola Land Conservancy has sent a letter (distributed and attached) opposing the density transfer and proposed rezoning.

## 5. OLD BUSINESS:

**5.1: Covenant costs:** Peirce presented the costs associated with setting up covenants.

**ACTION: Acquisitions Committee** to make a proposal about what costs GaLTT would cover and the upper limit (e.g., NOT covering owners' legal or tax advice) in setting up any covenants (not just NAPTEP covenants).

**ACTION: Dunsmoor-Farley** to include this in discussions at the Strategic Planning workshop.

**ACTION: Gehlbach** to send Young the Strategic Planning Workshop announcement for distribution to the work-party list.

**5.2 Questions to local government candidates.**

**ACTION: Dunsmoor-Farley to send Gehlbach the suggested questions for distribution to membership lists after the Strategic Planning workshop & before all-candidates meetings.**

**5.3 Barrett Rd. trail connector.** Discussion of trail licence signing on October 14 at 1pm (press invited) at the trailhead. [NOTE: After the board meeting this was changed to October 18 to accommodate landowners' change in plans.] What signage is appropriate for trails across private land?

**Action: Cameron, Marcus, and Struthers** to consider wording and/or logos for GaLTT trail markers where we have a licence with private landowners.

**Motion proposed by Bob Weenk, seconded by Duane West that the Cornishes, owners of the land through which the Barrett connector trail will run, be offered a complimentary one-year membership in GaLTT. Carried.**

**5.4 Strategic Planning Workshop:** Gehlbach regrets she's unable to attend and passed the hall-rental agreement to Dunsmoor-Farley. Board members to arrive at 8am to help set up the room.

–**Cameron** will be on the door with membership forms.

–**Masson** will facilitate the Parks and Trails discussion.

–**Boehm** will facilitate the Ecosystem Preservation discussion.

–**Dunsmoor-Farley** will facilitate the Historical and Societal sites discussion.

–**Peirce** will facilitate the Information and Education discussion.

**ACTIONS:**

1. **Hague** to organize refreshments and bring the market “kit” for display.

2. **Dunsmoor-Farley** to prepare and bring paperwork and needed equipment.

3. **Weenk** to pick up keys on Friday 21 Oct from Mike Pelzer's house.

4. **Peirce** to prepare review of GaLTT's purpose/mandate.

5. **Marcus** to prepare review of accomplishments to date.

**6. NEW BUSINESS:**

**6.1 Management of provincial parks.** Discussion deferred until November meeting.

**ACTION: Dunsmoor-Farley** to re-send the relevant web links.

**6.2 November meeting will be on the 15th**

**ACTION: Gehlbach** to re-book the WI hall.

**6.3 GaLTT workshops:** Discussion deferred until November meeting.

**6.4 NALT Nanaimo River symposium:**

**ACTION: Cameron** to send email report to board members.

**6.5 Membership expiry:** Many members have dropped away in the last few years. About 150 are soon to be dropped for non-payment of dues. **DISCUSSION:** contact them again as a fund-raising initiative.

**ACTION: Cameron** to contact the expired members to seek donations, offering membership in return.

**6.6 Park acquisition opportunity:** Boehm said that a very desirable “large rural residential” (LRR) private lot at the south end has come on the market for about \$350,000. It is 8.7 acres of forested land off Murray Road, opposite Full Moon Farm, and it currently provides good trail access along a wetland and then via a road allowance to a beautiful beach. A dilapidated mobile home would need to be removed.

**ACTION: Trails & Acquisitions Committee** to investigate the property, contact the realtor, and discuss how best to express our interest in the property and start a process for acquiring it if it seems appropriate.

**6.7 Village core “World Café” forum on October 5:** Peirce reported it was a good experience and “the public” was interested in access issues and good walking trails through the village.

**7. ADJOURNMENT TO *IN CAMERA* SESSION.**

No motions arose from the *in camera* discussion about the current status of our trail projects and covenant negotiations. Discussed ways of estimating probable tax and land value changes after establishing covenants.

**8. MOTION** to adjourn proposed by Gehlbach at 10.15. Carried.

**Minutes recorded by Jenni Gehlbach.**

## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting

**Tuesday November 15, 2011, at WI Hall.**

**Present:** David Boehm, Tom Cameron, Rufus Churcher, Dyan Dunsmoor-Farley, Jenni Gehlbach, Norm Harburn, John Peirce, Steve Struthers, Bob Weenk, Randy Young.

**Regrets:** Barb Hague, Kerry Marcus, Colin Masson, Duane West.

1. Meeting called to order by Peirce at 7.30pm
2. **AGENDA: Agenda items adopted by consensus.**
3. **MINUTES** from October 11, 2011:  
**MOTION: proposed by Dyan Dunsmoor-Farley, seconded by Jenni Gehlbach, to accept the minutes for the October 11, 2011 board meeting as presented. Carried.**
4. **REPORTS:**

**4.1: President's report**—see notes distributed and attached (date amended to today's).

—Good press coverage for first trail licence signing October 18

—Amicable meeting with Henning October 18 re Lock Bay proposal. Need for further surveys and for contacts with BC Parks regarding the salt marsh.

—GaLTT's 2nd trail licence announced at Strategic Planning Workshop October 22

—President's semi-annual report delivered to Hague for newsletter October 25

—Continuing discussions with Sally Robinson regarding the covenant and trail licence on her land. Also trying to arrange a meeting with Margaret Taylor and Nuala regarding a covenant on Taylor's 5-acre property. (See Agenda Item 6.2 regarding assessments and taxes)

—Insurance certificate for their trail licence delivered to the Cornishes November 9.

—Received two full-size copies of Sensitive Ecosystem Mapping maps from Nuala. He will have them laminated and give one to the IT office. Boehm noted they were inaccurate and the scale inappropriate.

**4.2: Treasurer's report**—see notes distributed and attached. Current balances:

—Chequing "Community Partner Package 00001" (0.01%) \$1168.98;

—Savings "Business High Interest Savings 00002" (1.2%) \$16,750.31;

—Term deposit "GIC 3-year rate Climber 00008" (2.35%) \$49,596.59.

The paperwork for setting up the brokerage account and AFT account (as per board motions passed at the October board meeting) is underway.

**4.3: Trails report**—Young reported that:

—Rob Brockley, who is a research forester, owns a well-used trail connecting to Cox Park and wants a trail licence and insurance on it.

**ACTION: Peirce** to call Brockley (247-9467).

—The "Lock Bay Tour" (roughly 20 people) investigated possibilities for getting a trail down to the beach without disturbing the "yellow house". It is currently possible to cross where the big logs are strewn above the berm. They are disturbed every few years only when extremely high tides and heavy storms coincide. Group was fascinated by the beaver pond and interested in including it in the protected part of the area. A few there wanted no development to happen in the area.

—Sally Robinson's trail was well received and the neighbours are amenable and interested.

—The cost estimate for concrete blocks for boardwalk support at the Commons is \$200. A saw is needed to chop Butt's recycled deck planking into 3-ft lengths.

**ACTION: Weenk** to lend his chop-saw to GaLTT for this work.

—Invasive plant control on land adjacent to Drumbeg Park. Jinny Hayes talked recently with "Sue and Mike" two of the several co-owners of the land. Gehlbach had previously discussed this

by phone and email in September with Geoffrey Litherland, another of the co-owners, and had forwarded the correspondence to Peirce and Young, but the correspondence was apparently lost. The owners wish to keep the invasives near their property line until some other form of barrier (plants or fence) is erected for privacy and prevention of trespassing, which is chronic.

**ACTION: Gehlbach** to forward the correspondence with Litherland to Peirce and Young again. —Young is working on an Application to put Gabriola's trails on Google maps so that they can be downloaded to cell-phones. He needs accurate decimal GPS data for the trails.

**4.4: Acquisitions & trails report:** No report.

**4.5 Communications:** Gehlbach reported that Hague said that the Newsletter has been compiled but is not yet printed because of schedule conflicts. We will have a table at the Christmas Craft Fair next weekend at the Community Hall. The website is kept as current as possible with regular updates to the homepage (and to other pages where applicable). Critiques and additional content are welcome.

**ACTION: Gehlbach** to check website wording re Robinson's trail licence because it is not signed yet.

**4.6 POSAC:** Young reported on the last meeting at which two motions were passed regarding the Lock Bay proposal. The overall effect of the motions was to reject the proposal, because the value of the donor parcels was insufficient to justify the disturbance of the receiving area. There was confusion over Rudischer's attempt to abstain from the second motion. Because of the odd rules of local government about tied votes, her abstention was taken as being in favour, which she had not intended. She would have needed to absent herself during the vote. Young received a letter from McCullough about the delayed signs for 707-Acre Park trail markers. He's ready to install whenever they arrive.

**4.7 Lock Bay:** DISCUSSION: Dunsmoor-Farley was dismayed by the Shingle editor's narrow take on GaLTT's response to Lock Bay.

**ACTION: Peirce** to follow this up with Chris Bowers.

## 5. OLD BUSINESS:

**5.1: Strategic Planning Workshop:** Dunsmoor-Farley reported a successful workshop with slightly more members than board members present. She had previously distributed a list (attached) of the resulting suggested additions to our strategic priorities. **DECISION: A two-hour board meeting is needed** to check this report and look at what we can feasibly accomplish. The December board meeting will be devoted to this: a 4pm to 6pm discussion to be followed by a pot-luck supper with spouses/dates. Date to be confirmed by email. Young generously offered to host this meeting and party.

**ACTION: Farley and Peirce** to confirm date and draw up an agenda. \*see below

## 6. NEW BUSINESS:

**6.1 Management of provincial parks.** DECISION: This item to be included as an activity in our Strategic Plan.

**6.2 Covenant assessment procedures:** Peirce reported that NAPTEP does not permit reductions in property tax assessments, only reductions on actual taxes levied. If all building on a lot is forbidden because of a covenant, a plain covenant may result in greater savings than a NAPTEP covenant. Assessed values under a plain covenant may drop by 80%, compared to tax cut of only 65% under NAPTEP.

**DECISION:** Further investigation and discussion of assessments of costs and benefits relating to covenants has been transferred to the Acquisitions Committee.

**6.3 GaLTT workshops:** No report

**6.4 Park bench purchase:** DISCUSSION/DECISION: It was decided not to pursue buying a park bench since the nearest eligible provincial park for Gabriola is Newcastle Island!

**ACTION:** Cameron to explore the process for buying/installing benches in RDN parks.

**6.5 Membership emails:** DECISION: It is OK for Gehlbach to continue distributing NALT mailouts to our members so long as it is clear they are able to “unsubscribe”.

**6.6 AGM and election of board members:** Discussion of desirable timing of the next AGM, finding a good speaker, and presenting a slate of candidates. It was suggested we aim for an AGM in late January. Suggestions for speaker were a NALT representative about acquisitions; an expert on invasive species; the new GaLTT member and tree expert Rob Brockley; someone from the Speakers Bureau at VIU; Bob MacDonald (who spoke at the NALT River Symposium recently).

**ACTION 1:** Gehlbach to email Churcher, Peirce and Boehm about a meeting next week re speakers.

**ACTION 2:** Gehlbach to contact Sheila Rogers about getting Bob MacDonald to speak.

**ACTION 3: Gehlbach to email:**

—All board members: about availability during the last week of January for an AGM.

— Board members whose terms will expire at the next AGM: Boehm, Cameron, Churcher, Hague, Dunsmoor-Farley, Peirce, Weenk, and Young, about whether they wish to stand again or not.

—Board members who were elected to a two-year term at the last AGM: Gehlbach, Marcus, Masson, Struthers, and West, about whether they wish to continue on the Board or to resign from the board midway through their term.

7. There was no call for an *in camera* session.

8. MOTION to adjourn proposed by Gehlbach, seconded Dunsmoor-Farley at 9.30. Carried.

Minutes recorded by Jenni Gehlbach.

\*NOTE re Item 5.1: In the days immediately following this meeting, after email discussion, the two-hour December meeting to discuss Strategic Planning Workshop outcomes (to be followed by a potluck supper) was moved to 4pm on MONDAY December 12 at Randy and Lynne Young’s house.



## GABRIOLA LAND AND TRAILS TRUST

### Board of Directors meeting

**Monday December 12, 2011, at Randy Young's home.**

**Present:** Tom Cameron, Rufus Churcher, Dyan Dunsmoor-Farley, Jenni Gehlbach, Barb Hague, Kerry Marcus, Colin Masson, John Peirce, Bob Weenk, Duane West, Randy Young.

**Regrets:** David Boehm, Norm Harburn, Steve Struthers.

1. Meeting called to order by Peirce at 4.05pm
2. **AGENDA: Motion to accept agenda proposed by Jenni Gehlbach, seconded Bob Weenk. Carried.**
3. **MINUTES: MOTION proposed by Jenni Gehlbach, seconded by Dyan Dunsmoor-Farley, to accept the minutes for the November 15, 2011 board meeting as presented. Carried.**
4. **CORRESPONDENCE filed:**
  - 4.1 Email correspondence with co-owner Geoffrey Litherland regarding invasive plants on the property adjacent to Drumbeg Park.
  - 4.2 Letter from BC Registry Service regarding our business number issued by Canadian Revenue Agency.
  - 4.3 Email correspondence with Bob MacDonald (of CBC's Quirks & Quarks) regarding a possible topic for a Spring fund-raising talk.
5. **REPORTS:**
  - 5.1: **President's report**—Peirce has been working with Sally Robinson on options for setting up covenants, particularly as it pertains to US citizens covenanting Canadian land and their ability to obtain maximum tax advantage from the procedure.
  - 5.2: **Treasurer's report**—see notes distributed and attached. Current balances:
    - Chequing “Community Partner Package 00001” (0.01%) \$1271.44;
    - Savings “Business High Interest Savings 00002” (1.2%) \$16,766.83;
    - Term deposit “GIC 3-year rate Climber 00008” (2.35%) \$49,596.59.
  - 5.3: **Trails report**—Young reported that:
    - Sally Robinson has slowly walked her new trail off Cooper Road and likes it.
    - His group has started cutting Butt's old deck lumber for walkways
    - Rob Brockley has offered a new licensed trail route through his property connecting Bruce Lynn Drive to the Yogi Trail in Cox Community Park. This was a well-established trail that is now interrupted by his house site. A portion of new trail about 100m long will go around his house site and restore the former access. As well there is a spur trail that goes off to the west and connects to the Yogi Trail several hundred metres to the west. This spur currently crossed two other properties where trail licences would not be welcome. However, it would be an easy matter (with RDN permission) to cut about 100m of new trail along the northern boundary of Cox Park to avoid these two parcels and realign the existing loop trail. There is no rush to implement this. We are planning on a January announcement once the new section of trail is cut and flagged.
    - Young is developing an interactive Gabriola trail-map website using GPS locations on Googlemaps. His test site (in process) is at <http://www.gabriolafuturevision.org>
  - 5.4: **Acquisitions & trails report**—Masson reported that his group has mostly worked on covenant issues recently.
  - 5.5 **Communications:** Hague reported that the Newsletter is at the printer. The Christmas markets went well and we made some money. Elli Hallam is waiting for more print material for

the Welcome Wagon package, but reprints are being held up waiting for Cameron Murray's promised new map. Hague and Cameron are still trying to meet with Murray about this.

## 6. OLD BUSINESS:

**6.1: Slate of candidates:** Gehlbach reported that all current board members except Hague and Dunsmoor-Farley are willing to continue on GaLTT's Board. **Peirce expressed the Board's appreciation of the excellent work done by Hague and Dunsmoor-Farley during their terms.**

—Gehlbach, Harburn, Marcus, Masson, Struthers, and West will continue for one more year.

—Boehm, Cameron, Churcher, Peirce, Weenk, and Young will stand for re-election to two-year terms.

We can nominate at least three more candidates (we can only have 5-15 elected directors).

Possible new candidates named so far are: Peter Barchyn, Rob Brockley, Kyle Clifford, Carol Heinrich, Melanie Mamoser, John Switzer. (Brockley has already indicated willingness and an interest in helping to organize a tree registry.)

**ACTION: Peirce** will approach them about their willingness to stand.

**6.2: The AGM** will be held on February 7, 2012 at The Haven's Phoenix Hall. Guest speaker is to be Peter Lamb who has written the history of the Islands Trust and is active in Salt Spring Island's Conservancy organization.

**ACTION: Cameron** to continue the contact with Lamb to arrange transportation, accommodation, and publicity information/photos.

**ACTION: Hague** to contact Louise Amuir at The Haven in the new year about arranging dinner bookings and refreshments for February 7.

## 7. NEW BUSINESS:

**7.1 Strategic Planning Outcomes from the September workshop.** Dunsmoor-Farley led a discussion during which the Acquisitions, Trail-work, and Communications teams each assessed which of the new activities suggested at the Strategic Planning Workshop fit within GaLTT's mandate and might be realistically incorporated into GaLTT's strategic plan for the next several years. We noted the desire to:

- continue and expand our covenant and trail licence work
- create partnerships with related NGOs and governing bodies
- further emphasize developing beach accesses as part of our trail system
- develop multi-use trails (e.g., wider & flatter for bike use)
- systematically develop and maintain our trail system
- install appropriate signage on all trails and important sites
- increase public visibility and communication using education (adult workshops and youth programs such as a big-tree registry and geo-caching)
- re-emphasize environmental protection of ecological systems (e.g., in Lock Bay discussions).

Issues such as signage (both of trails and of historically or ecologically important sites) were seen as integral to all of the sub-committees' work, as well as GaLTT's overall "branding".

The whole group discussed how the activities might be incorporated, and what changes might be needed to do so. Issues of available people, energy, money, and time were considered, as were the possible structural changes that might be needed to work more efficiently. There may be a need for additional dedicated board sub-committees to work on (1) covenants and licences; (2) special events, public education, youth programs, and workshops.

Follow-up will include a draft plan and new committee structures taking account of linkages among responsibilities and interests of board members.

**ACTION: Dunsmoor-Farley** will summarize and collate decisions that were made, and present a matrix to us in January for use in our future planning of board structure and activities.

**7.2 American Friends of Canadian Land Trusts:** Peirce reported AFCLT encourages US citizens who own land in Canada to covenant the land, offering them a way to register the covenant in America and get a US tax deduction. Eventually the covenant comes back to Canada via organizations such as GaLTT. To enable this we would need to become a member of AFCLT (which would cost \$800).

**ACTION: Peirce, Marcus, and Masson will put together an information package about AFCLT membership for the next board meeting**

**ACTION: Gehlbach** to include AFCLT in January's agenda.

GaLTT should also join Canada Land Trust Alliance (CLTA), which costs \$75. (CLTA includes organizations such as TLC, NALT and SSI Conservancy) and should apply to the Federal Ministry of the Environment to be able to accept Canadian Ecological Gifts.

**ACTION Peirce** to get the CLTA application forms.

**7.3 Using park land for public housing: DISCUSSION:** whether GaLTT should publicly respond to RDN representative Rudischer's recent statement that it might be possible to use RDN-financed parkland (such as part of Cox Community Park) for public housing.

**MOTION proposed by Jenni Gehlbach, seconded by Barb Hague that GaLTT opposes the use for housing of land from Cox Community Park. Carried. Dyan Dunsmoor-Farley abstained and wished to go on record that "preservation of sites of social importance" is part of our mandate.**

**DISCUSSION:** whether or not to publicize this motion. **DECISION:** We agreed that we would not publicize the motion, but we will have a clear position for GaLTT that we can communicate if asked.

**8. MOTION proposed by Jenni Gehlbach** to adjourn to our potluck supper 6.30. Carried.

**Minutes recorded by Jenni Gehlbach.**