



CULTUS LAKE PARK BOARD REGULAR MEETING NOTICE

WEDNESDAY, July 15, 2026

7:00 PM

CULTUS LAKE PARK OFFICE BOARDROOM
4165 COLUMBIA VALLEY HIGHWAY, CULTUS LAKE, BC

The Cultus Lake Park Board Regular Meeting will be held on Wednesday, July 15, 2026, in the Cultus Lake Park Office Boardroom at 7:00 pm.

Please feel free to join the meeting in person or electronically via Zoom. Participants will be muted upon entry to the meeting but will be able to ask questions during the Public Question Period.

Please note you are required to have your cameras on when entering the meeting to confirm your identity.

Join the Zoom Meeting:

Cultus Lake Park Board Regular Meeting
July 15, 2026, at 7:00 pm

<https://us06web.zoom.us/j/89856281821?pwd=Y8Y7q7vB1b2VFRKqgnRQ3dMTacJlOP.1&jst=1>

Meeting ID: 898 5628 1821
Passcode: 777869

The Cultus Lake Park Board Regular Meeting video will be available to view on our website the following day at www.cultuslake.bc.ca/board-meeting-videos/.



CULTUS LAKE PARK BOARD REGULAR MEETING AGENDA

WEDNESDAY, JULY 15, 2026

7:00 PM

CULTUS LAKE PARK OFFICE BOARDROOM
4165 COLUMBIA VALLEY HIGHWAY, CULTUS LAKE, BC

(1) CALL TO ORDER

(2) RESOLUTION TO PROCEED TO CLOSED MEETING (6:00 PM)

***THAT** the meeting be closed to the public to consider matters pursuant to the following sections of the Community Charter:*

Section 90 (1), (d), security of the property of the municipality; and Section 90 (2), (a) a request under the Freedom of Information and Protection of Privacy Act , if the council is designated as head of the local public body for the purposes of that Act in relation to the matter.

(3) RECONVENE

(4) APPROVAL OF AGENDA

Page 1

- (a) ***THAT** the Cultus Lake Park Board approve the Agenda as amended for the Regular Meeting of July 15, 2026, by removing Item 8, (c), Email dated June 27, 2026 regarding noise levels from Ernie Vance, CLCA and replacing Item, 8 (c) with Letter dated July 2, 2026 regarding noise levels from Cultus Lake Community Association*

***THAT** the Cultus Lake Park Board approve the Agenda as amended; and*

***THAT** all delegations, reports, correspondence, and other information set to the Agenda be received.*

(5) DELEGATIONS

(6) ADOPTION OF MINUTES

Page 5

- (a) ***THAT** the Cultus Lake Park Board adopt the Minutes of the Regular Meeting held June 17, 2026.*

(7) ADOPTION OF COMMITTEE MINUTES

Page 13

- (a) ***THAT** the Cultus Lake Park Board approve the Community Events and Engagement Committee Meeting Minutes from May 19, 2026.*

(8) CORRESPONDENCE

(a) Village Centre Redevelopment Project, New Questions

Page 17

- Letter received June 5, 2026, from anonymous regarding the Village Centre Redevelopment

THAT the Cultus Lake Park Board receive the anonymous letter dated June 5, 2026 regarding the new questions on the Village Centre Redevelopment.

(b) Noise Bylaw Clarification

Page 29

- Email received, June 27, 2026, from anonymous regarding noise level in the residential area

THAT the Cultus Lake Park Board receive the anonymous email dated June 27, 2026 regarding noise level in the residential area.

(c) Noise Clarification

Page 31

- Letter dated July 2, 2026 regarding noise levels from Cultus Lake Community Association

THAT the Cultus Lake Park Board receive the letter dated July 2, 2026 regarding the Request for Revisions to Noise Regulation Bylaw No. 1147, 2019 to Address Daytime Disturbances; and

THAT that Cultus Lake Park Board refer the letter dated July 2, 2026 regarding the Request for Revisions to Noise Regulation Bylaw No. 1147, 2019 to Address Daytime Disturbances to staff for review of the bylaw.

(d) Watershed and Future Harvesting in Frost Creek

Page 33

Page 57

- Attachment 1; Approved harvesting Application FPA 2819957, Frost Creek area
- Attachment 2; Aerial Chemical Forest Practice Application

THAT the Cultus Lake Park Board receive the Watershed and Future Harvesting application and the Aerial Chemical Forest Practice application for information.

(e) Request for Comprehensive Staff and Compensation Study

Page 79

- Letter received, July 3, 2026, from anonymous regarding a request for a Staff Compensation Study

THAT the Cultus Lake Park Board receive the letter from anonymous regarding a request for a Staff Compensation Study.

(9) FINANCE

(10) BYLAWS

(a) Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026

Page 81

- Attachment 1; Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026

- Page 85
- Attachment 2; Draft Notice of fees
- THAT the Cultus Lake Park Board give Final reading of the Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026.***
- (b) **Bylaw Notice Enforcement Bylaw Amendment No. 1140, 2019 Amendment Bylaw No. 1274, 2026**
- Page 89
- Attachment 1; Bylaw Notice Enforcement Bylaw No. 1140, 2019 Amendment Bylaw No. 1274, 2026
- THAT the Cultus Lake Park Board give Final reading of the Cultus Lake Park Bylaw Notice Enforcement Bylaw No. 1140, 2019, Amendment Bylaw No. 1274, 2026.***
- (11) **CONSENT AGENDA**
- (12) **REPORTS BY STAFF**
- (a) **2026-2027 Insurance Policy Renewal**
- Page 97
- Report dated July 15, 2026, from Erica Lee, Chief Financial Officer
- THAT the Cultus Lake Park Board receive the report from the Chief Financial Officer regarding the 2026-2027 Insurance Policy Renewal.***
- (b) **Exempt Staff Compensation Review**
- Page 101
- Page 105
- Report dated July 15, 2026, from Erica Lee, Chief Financial Officer
 - Attachment 1; Cultus Lake Park Compensation Review, dated June 19, 2026
- THAT the Cultus Lake Park Board receive the report titled Cultus Lake Park Compensation Review, dated June 19, 2026, prepared by Drive Organizational Developments Ltd., for information.***
- (c) **Amended Sunnyside Campground Administrative Policy**
- Page 119
- Page 121
- Report dated July 15, 2026, from Carly Volk, Manager of Sunnyside Campground & Accommodations
 - Attachment 1; Amended Sunnyside Campground Administrative Policy
- THAT the Cultus Lake Park Board approve the amended Sunnyside Campground Administrative Policy, including Schedule C – Seasonal Calendar and Schedule D – Waitlist Application for Seasonal Campsite.***
- (d) **Cultus Lake Triathlon Event Request**
- Page 131
- Page 135
- Page 137
- Page 141-154
- Page 155
- Report dated July 15, 2026, from Carmen Baker, Administrative Assistant, Communications & Events Coordinator
 - Attachment 1; Letter to the Board
 - Attachment 2; Event Application
 - Attachment 3; Route Maps
 - Attachment 4; Parking Fee Waiver Application
- THAT the Cultus Lake Park Board approve the Cultus Lake Triathlon event from September 18 to 20, 2026, subject to staff approval of the updated Traffic Management Plan;***

THAT the Cultus Lake Park Board permit one (1) operational vehicle with a trailer to park overnight for the duration of the event on Main Beach;

THAT the Cultus Lake Park Board approve the waiver of parking fees for up to twenty-eight event volunteers and security for the duration of the event in Parking Lot B; and

THAT the Cultus Lake Park Board authorize the use of two (2) generators from 7:30 am to 1:00 pm on Sunday, September 20, 2026, for event operations at the Main Beach docks and finish line.

(13) REPORTS BY COMMISSIONERS

(a) Cultus Lake Stewardship Society Update

- Report dated July 15, 2026, from Darcy Bauer, Cultus Lake Park Board Commissioner

THAT the Cultus Lake Park Board receive the Cultus Lake Stewardship Society Update report for information.

(14) COMMUNITY ASSOCIATION

(15) PUBLIC QUESTION PERIOD

(16) ADJOURNMENT

THAT the Regular Meeting of the Cultus Lake Park Board held on July 15, 2026, be adjourned.



CULTUS LAKE PARK BOARD REGULAR MEETING MINUTES

WEDNESDAY, JUNE 17, 2026

7:00 PM

CULTUS LAKE PARK OFFICE BOARDROOM
4165 COLUMBIA VALLEY HIGHWAY, CULTUS LAKE, BC

Present

Commissioner K. Dzaman - Chair
Commissioner J. Beesley – Vice Chair
Commissioner E. Jartved
Commissioner T. Moul
Commissioner D. Bauer

Staff

Chief Administrative Officer – J. Lamb
Manager of Corporate Services / Corporate Officer – R. Litchfield
Chief Financial Officer – E. Lee
Manager of Park Operations – T. McKay
Manager of Sunnyside Campground & Accommodations – C. Volk
Administrative Assistant, Communications & Events Coordinator – C. Baker

(1) CALL TO ORDER

The Chair called the meeting to order at 5:34 pm and acknowledged that we are gathered here today on the traditional, ancestral and unceded territory of the Th'ewa':li First Nations. We are grateful for the hospitality to live, work and play on these lands.

(2) RESOLUTION TO PROCEED TO CLOSED MEETING

5804-26

Moved by: Commissioner Bauer Seconded by: Commissioner Beesley

THAT the meeting be closed to the public to consider matters pursuant to the following sections of the Community Charter:

Section 90 (1), (d), security of the property of the municipality;

(j) information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the Freedom of Information and Protection of Privacy Act and

(k) negotiations and related discussions respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public.

CARRIED

(3) RECONVENE

(4) APPROVAL OF AGENDA

5805-26 Moved by Commissioner Moul Seconded by: Commissioner Jartved

- (a) ***THAT the Cultus Lake Park Board approve the Agenda for the Regular Meeting of June 17, 2026; and***

THAT all delegations, reports, correspondence, and other information set to the Agenda be received.

CARRIED

(5) DELEGATIONS

(6) ADOPTION OF MINUTES

5806-26 Moved by: Commissioner Jartved Seconded by: Commissioner Bauer

- (a) ***THAT the Cultus Lake Park Board adopt the Minutes of the Regular Meeting held May 20, 2026.***

CARRIED

(7) ADOPTION OF COMMITTEE MINUTES

5807-26 Moved by: Commissioner Jartved Seconded by: Commissioner Bauer

THAT the Cultus Lake Park Board approve the Village Centre Planning & Development Committee Meeting Minutes from April 10, 2026.

CARRIED

(8) CORRESPONDENCE

- (a) **Community Garden Request**

- Letter received May 13, 2026, from Gwyllyn Goddard, resident, regarding a request for a community garden

5808-26 Moved by Commissioner Bauer Seconded by: Commissioner Jartved

THAT the Cultus Lake Park Board refer the proposal to the Village Centre Planning & Development Committee for consideration of future design.

CARRIED

(9) FINANCE

2025 Statement of Financial Information

- Report dated June 17, 2026, from Erica Lee, Chief Financial Officer
- Attachment 1; Statement of Financial Information - 2025

5809-26 Moved by Commissioner Jartved Seconded by: Commissioner Moul

***THAT** the report dated June 17, 2026, from the Chief Financial Officer regarding the 2025 Statement of Financial Information be approved and that the 2025 Statement of Financial Information be placed on the Cultus Lake Park website.*

CARRIED

(10) BYLAWS

(a) Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026

- Report dated June 17, 2026, from Carly Volk, Manager of Sunnyside Campground and Accommodations
- Attachment 1; Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026
- Attachment 2; Draft Notice of Fees

5810-26

Moved by Commissioner Bauer Seconded by: Commissioner Moul

***THAT** the Cultus Lake Park Board give First, Second, and Third readings of the Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026.*

CARRIED

(b) Bylaw Notice Enforcement Bylaw Amendment No. 1140, 2019 Amendment Bylaw No. 1274, 2026

- Report dated June 17, 2026, from Rachel Litchfield, Manager of Corporate Services / Corporate Officer
- Attachment 1; Bylaw Notice Enforcement Bylaw No. 1140, 2019 Amendment Bylaw No. 1274, 2026

5811-26

Moved by: Commissioner Jartved Seconded by: Commissioner Bauer

***THAT** the Cultus Lake Park Board give First, Second, and Third Readings of the Cultus Lake Park Bylaw Notice Enforcement Bylaw No. 1140, 2019, Amendment Bylaw No. 1274, 2026.*

CARRIED

(11) CONSENT AGENDA

(a) Current Event(s)

- Private Dinner Event
- Attachment 1; Event Application

5812-26

Moved by: Commissioner Moul Seconded by: Commissioner Jartved

***THAT** the Cultus Lake Park Board receive the Private Dinner Event report for information.*

CARRIED

(12) REPORTS BY STAFF

(a) Cultus Lake Park Board Remuneration

- Report dated June 17, 2026, from Erica Lee, Chief Financial Officer
- Attachment 1; Cultus Lake Park Board Commissioners Remuneration Bylaw No. 1163, 2019
- Attachment 2; Bylaw No. 1163, 2019 Amendment Bylaw No 1172, 2020
- Attachment 3; Cultus Lake Park Elected Officials Remuneration Research

5813-26

Moved by: Commissioner Moul Seconded by: Commissioner Jartved

***THAT** the Cultus Lake Park Board receive the report titled Cultus Lake Park Elected Officials Remuneration Research June 04 - 26, prepared by Drive Organizational Developments Ltd; and*

***THAT** the Cultus Lake Park Board make no changes to the Cultus Lake Park Board Commissioners Remuneration Bylaw No. 1163, 2019.*

CARRIED

(b) Internal Compliance Policy

- Report dated June 17, 2026, from Rachel Litchfield, Manager of Corporate Services / Corporate Officer
- Attachment 1; Internal Compliance Policy

5814-26

Moved by: Commissioner Moul Seconded by: Commissioner Jartved

***THAT** the Cultus Lake Park Board approve the Internal Compliance Policy.*

CARRIED

(c) 2024 - 2026 Cultus Lake Park Strategic Plan

- Report dated June 17, 2026, from Rachel Litchfield, Manager of Corporate Services / Corporate Officer
- Attachment 1; 2024 – 2026 Cultus Lake Park Strategic Plan

5815-26

Moved by: Commissioner Moul Seconded by: Commissioner Jartved

***THAT** the Cultus Lake Park Board approve the 2024 – 2026 Cultus Lake Park Strategic Plan.*

CARRIED

(d) Appointment of Bylaw Enforcement Officers

- Report dated June 17, 2026, from Rachel Litchfield, Manager of Corporate Services / Corporate Officer

5816-26

Moved by: Commissioner Moul Seconded by: Commissioner Bauer

***THAT** the Cultus Lake Park Board appoint Carly Volk, Lisa Bisschop, Katrina Craig, Tarun Dogra, Harman Singh, Indervir Singh, Rachel Litchfield, and contracted Frontline Integrated Security members as Bylaw Enforcement Officers for Cultus Lake Park.*

CARRIED

(e) **ILWU Local 502 Pensioners' Picnic Event Request**

- Report dated June 17, 2026, from Carmen Baker, Administrative Assistant, Communication & Events Coordinator
- Attachment 1; Event Application
- Attachment 2; Parking Waiver Application

5817-26

Moved by: Commissioner Bauer Seconded by: Commissioner Moul

***THAT** the Cultus Lake Park Board approve the ILWU Local 502 Pensioners' Picnic event to be held on Wednesday, August 12, 2026, from 10:00 am to 6:00 pm at Main Beach, including Gazebos B and C; and*

***THAT** the Cultus Lake Park Board authorize the waiver of parking fees for five (5) event staff vehicles to park at Main Beach on the sand for the duration of the event.*

CARRIED

(f) **British Motor Car Club Picnic Event Request**

- Report dated June 17, 2026, from Carmen Baker, Administrative Assistant, Communication & Events Coordinator
- Attachment 1; Event Application
- Attachment 2; Parking Waiver Application

5818-26

Moved by: Commissioner Bauer Seconded by: Commissioner Moul

***THAT** the Cultus Lake Park Board approve the British Motor Car Club Picnic event to be held on Sunday, September 13, 2026, from 9:00 am to 3:00 pm at Main Beach; and*

***THAT** the Cultus Lake Park Board approve parking fee waivers for up to thirty participant vehicles associated with the British Motor Car Club Picnic on September 13, 2026, in Parking Lot B from 9:00 am to 3:00 pm.*

CARRIED

(g) **Across The Lake Swim Event Request**

- Report dated June 17, 2026, from Carmen Baker, Administrative Assistant, Communication & Events Coordinator
- Attachment 1; Event Application
- Attachment 2; Parking Waiver Application

5819-26

Moved by: Commissioner Moul Seconded by: Commissioner Bauer

***THAT** the Cultus Lake Park Board approve Across the Lake Swim event to be held on Sunday, September 13, 2026, from 5:00 am to 11:00 am at Main Beach; and*

***THAT** the Cultus Lake Park Board approve parking fee waivers for up to three (3) vehicles associated with the Across the Lake Swim on September 13, 2026, in Parking Lot B from 5:00 am to 11:00 am.*

CARRIED

(h) **Around the Lake Give'R Take 30 Trail Run Event Request**

- Report dated June 17, 2026, from Carmen Baker, Administrative Assistant, Communication & Events Coordinator
- Attachment 1; Event Application
- Attachment 2; Parking Waiver Application

5820-26

Moved by: Commissioner Moul Seconded by: Commissioner Bauer

***THAT** the Cultus Lake Park Board approve the Around the Lake Give 'R Take 30 Trail Run event to be held on Saturday, October 17, 2026 from 6:00 am to 3:00 pm.*

***THAT** the Cultus Lake Park Board approve 30 parking fee waivers in Lot B for event staff and volunteers in support of the Around the Lake Give 'R Take 30 Trail Run event.*

CARRIED

(13) REPORTS BY COMMISSIONERS

(a) **Community Events and Engagement Committee Recommendations for Party in the Plaza**

- Report dated June 17, 2026, from John Beesley, Chair, Community Events & Engagement Committee
- Attachment 1; Event Application

5821-26

Moved by: Commissioner Moul Seconded by: Commissioner Jartved

***THAT** the Cultus Lake Park Board approve the recommendation of the Community Events and Engagement Committee for Party in the Plaza, on August 28, 2026, from 7:00 pm to 10:00 pm.*

CARRIED

(b) **Cultus Lake Aquatic Stewardship Society Update**

- Report dated June 17, 2026, from Darcy Bauer, Commissioner

5822-26

Moved by: Commissioner Bauer Seconded by: Commissioner Jartved

***THAT** the Cultus Lake Park Board receive the Cultus Lake Aquatic Stewardship Society update for information.*

CARRIED

(14) COMMUNITY ASSOCIATION

(15) PUBLIC QUESTION PERIOD

Laurel Shears, resident, raised questions regarding Parking Lot A fees during the Watersports Festival and expressed concerns about ongoing milfoil and debris accumulation in the creek and along the west side docks.

Staff confirmed that Parking Lot A fees have historically been donated during this event. Staff advised that divers are currently working in the water to remove old milfoil mats and install additional 16 mats, including two mats in the creek. In addition, concerns were raised regarding debris, sludge, and milfoil growth creating a potential choke point in the creek.

Staff noted that dredging may be required and that any work in the water would need to follow the appropriate regulatory process, including coordination with the Regional District and consideration of DFO requirements.

(16) ADJOURNMENT

5823-26

Moved by Commissioner Bauer Seconded by Commissioner Jartved

THAT the Regular Meeting of the Cultus Lake Park Board held on June 17, 2026, be adjourned at 7:59 pm.

CARRIED

I hereby certify the preceding to be a true and correct account of the meeting of the Cultus Lake Park Board held June 17, 2026.

Kirk Dzaman
Chair

Joe Lamb
Chief Administrative Officer

CULTUS LAKE PARK BOARD COMMUNITY EVENTS AND ENGAGEMENT COMMITTEE MEETING MINUTES

TUESDAY, MAY 19, 2026

7:00 PM

CULTUS LAKE PARK OFFICE BOARDROOM
4165 COLUMBIA VALLEY HIGHWAY, CULTUS LAKE, BC

Present J. Beesley – Chair
Committee E. Jartved – Vice Chair
Members C. Beesley
A. Booth
J. Powley
C. Nylund
T. Seeley
C. Pickering

Staff Manager of Corporate Services / Corporate Officer – R. Litchfield
Administrative Assistant, Communication & Events Coordinator – C. Baker

Regrets Chief Administrative Officer – J. Lamb

(1) CALL TO ORDER

The Chair called the meeting to order at 7:03 pm and acknowledged that we are gathered on the traditional, ancestral and unceded territory of the The'wa':li First Nation. We are grateful for the hospitality to live, work and play on these lands.

(2) APPROVAL OF AGENDA

Moved by: E. Jartved Seconded by: C. Beesley

- (a) ***THAT*** the Cultus Lake Park Board Community Events and Engagement Committee approve the Agenda for the Meeting of May 19, 2026; and

THAT all delegations, reports, correspondence and other information set to the Agenda be received.

CARRIED

(3) APPROVAL OF COMMITTEE MINUTES

Moved by: J. Powley Seconded by: A. Booth

- (a) ***THAT*** the Cultus Lake Park Board Community Events and Engagement Committee approve the Minutes for the Meeting of April 28, 2026.

CARRIED

(4) CORRESPONDENCE

(5) REPORTS BY STAFF

(6) NEW BUSINESS

(a) Party in the Plaza

- Date confirmation for Friday, August 28, 2026

Moved by: A. Booth Seconded by: E. Jartved

***THAT** the Cultus Lake Park Board Community Events and Engagement Committee request that the Party in the Plaza event be held Friday, August 28, 2026.*

CARRIED

(b) Cultus Lake Day Planning

- Pancake Breakfast – Cultus Lake Volunteer Fire Department
- Parade – C. Beesley, J. Powley
 - Soowahlie First Nation Invitation to Participate – J. Beesley
 - Participant List / Waivers Signed
- Rotary Train
- Kid's Activities – E. Jartved
- Volunteers – E. Jartved and Staff
- Vendor Market – T. Seeley
- Food Trucks – A. Booth
- Beverage Garden – C. Nylund
 - BCLC Special Event Permit Update – Staff.
- Musicians –A. Booth - all done
- Sponsors – J. Beesley, T. Moul
 - Sponsorship Updates
- Grants – Staff; updated regarding Tourism Chilliwack.

Participant List / Waivers Signed

A brief update was provided regarding parade participation and logistics. Final participation numbers are not yet available, as responses are still being received and email correspondence is ongoing; a further update will be provided in the coming days, including through WhatsApp.

Vendor Market

The Committee agreed to keep vendor applications open until May 29, 2026, with all payments to be submitted by June 5, 2026.

Food Trucks

A. Booth will follow up with food vendors to confirm participation and advise that payments for Cultus Lake Day are to be submitted to staff.

Grants

Staff to confirm with sponsors that current logos have been received for advertising purposes.

(c) Cultus Lake Day Budget Review

- 2026 Cultus Lake Budget Review

The committee reviewed event logistics, including tents and equipment requirements, staffing, cleanup needs, waste management, security, first aid, communications, and event supplies. Staff will follow up on scheduling, public works support, available waste receptacles, and required materials in preparation for Cultus Lake Day.

(7) PUBLIC QUESTION PERIOD

There were no public questions.

(8) NEXT MEETING

Next meeting is June 11, 2026, at 7:00 pm.

(9) ADJOURNMENT

Moved by: A. Booth Seconded by: J. Powley

THAT the Cultus Lake Park Board Community Events and Engagement Committee Meeting held May 19, 2026, be adjourned at 8:22 pm.

CARRIED

To the Cultus Lake Park Board,

June 5, 2026

On May 26, 2026, I was emailed the responses provided by Chief Administrator Joe Lamb regarding my original questions sent to the Board on May 5, 2026. I have reviewed his responses, and I am submitting additional questions based on those responses, as they do not appear to fully answer my original questions.

For clarity, is it possible to have the Board answer my questions directly rather than having the Chief Administrator respond on your behalf? I want to hear back from the elected officials as the questions were directed to them, and they are answerable to the electorate.

Sincerely,

(Redacted)

Below are the original questions (not highlighted), Joe's responses (highlighted in yellow), new questions (highlighted in green), and space for CLPB responses to the new questions (to be highlighted in blue).

Cultus Lake Park Plan (1997)

Original Question:

1. The original Crown grant specifies that the land is to be used in perpetuity for park purposes.

How does the proposed development align with the requirements of the original Crown grant?

Joe's Response:

Any future Village Centre Redevelopment is intended to support park-related recreational and visitor serving uses. The Board is adhering to the requirements of the Crown Grant, The Cultus Lake Park Act and additional consultation will occur as part of ongoing potential rezoning requirements.

New Question:

How does this proposed land development meet the requirements of the original Crown grant, which specifies that the land is to be used in perpetuity for park purposes? Can the Board please explain how a housing and commercial development of the size being proposed meets the requirements of the original Crown grant?

CLPB Response:

Original Question:

2. The central concept is to limit future development in keeping with the park setting. Is the proposed development confined to the existing footprint of the plaza, or has the development area been expanded?

Joe's Response:

No final development footprint has been approved. The Village Centre area includes the current plaza, the existing septic field, and the public works yard. Preliminary concepts typically are referencing the existing defined Village Centre area.

New Question:

Is the reason no final development footprint has been approved because no Pre-Feasibility Study or Feasibility Study was completed at the outset to define the scope of the project?

CLPB Response:

Original Question:

3. This plan's concept is based on restricting future residential and commercial expansion and requiring detailed studies.

Is the new development based on restricting future residential and commercial expansion, and why have the required detailed studies (Pre-Feasibility and Feasibility Studies) not yet been completed?

Joe's Response:

Currently, the Cultus Lake Park Board has not completed a formal Pre-Feasibility or Feasibility Study for the Village Centre Redevelopment Project. The project is still in the conceptual and policy-planning phase, and no timeline for these studies has been approved. The Board is working to minimize risks as the project advances, acknowledging that both funding and risk will ultimately fall to the successful proponent. The responsibility for conducting a comprehensive Feasibility Study will be assigned to the proponent selected through the process, and the study will be reviewed during ongoing negotiations.

New Questions:

1. When a project is in the conceptual and policy-planning phase, that is typically when a formal Pre-Feasibility Study and Feasibility Study are conducted. Why has the CLPB not completed a formal Pre-Feasibility Study or Feasibility Study for the Village Centre Redevelopment Project when it is standard practice to complete these studies prior to initiating a capital project?
2. After three and a half years of planning, why is this project still in the conceptual and policy-planning phase, and why has no timeline for these studies been approved?
3. Joe states, "The Board is working to minimize risks as the project advances, acknowledging that both funding and risk will ultimately fall to the successful proponent." How can the proponent be responsible for all impacts to the Park, its residents, and visitors? Is the proponent's primary focus not on maximizing profit from the project?
4. Joe also states, "The responsibility for conducting a comprehensive Feasibility Study will be assigned to the proponent selected through the process, and the study will be reviewed during ongoing negotiations."

Why is the CLPB delegating responsibility for conducting Pre-Feasibility and Feasibility Studies to the proponent? Is it because the Board is unaware that these studies are typically completed prior to tendering a project?

5. The CLPB's mandate is to protect and preserve park lands for future generations, while the proponent's mandate is to generate a profit. These are potentially conflicting mandates, so why would the Board ask a proponent to determine how best to meet the Board's mandate?

CLPB Response:

Original Question:

4. The Board may amend this Plan in consideration of a major development proposal, but only where, prior to a public meeting, the development proponent has assessed and reported on the effects of the development on

d) Traffic volumes within the Park

e) Park Board revenues and costs

Have items (d) and (e) been completed? If not, please provide an explanation.

Joe's Response:

In summary, items (d) and (e), the assessments of traffic volumes within the Park and the impact on Park Board revenues and costs, have not yet been completed. The Cultus Lake Park Board has indicated that these analyses are pending and will be conducted as part of the process to finalize negotiations and any required rezoning for the development proposal.

New Question:

Has anyone from the Board contacted the Ministry of Transportation to inquire about traffic volumes on Columbia Valley Highway and the impact this proposed development may have? Has the Ministry indicated whether additional access points to the plaza area would be permitted? The CLPB does not require the proponent to make these inquiries on the Board's behalf.

CLPB Response:

Original Question:

5. The Board will review and update the Plan every five years.

Why has the Cultus Lake Park Plan not been updated at five-year intervals, and why is the Board relying on an outdated plan in relation to a significant redevelopment initiative?

Joe's Response:

The Board recognizes that the Park Plan has not been updated on a five-year cycle as originally intended. Older planning documents may have certain limitations due to their age. However, Park Bylaw 1080, adopted in 2017 following significant public consultation, is considered accurate and relevant. As this bylaw is less than ten years old, it remains current and in effect.

New Questions:

Joe stated that a five-year-old plan may have certain limitations, yet a nine-year-old plan remains current and in effect, even though it should have been updated after five years. How did the Board conclude that an outdated plan is a reliable document upon which to proceed with a development of this magnitude? What makes the outdated plan current and in effect?

CLPB Response:

PlanCultus: Community in a Park

Original Question:

1. To ensure the financial sustainability of Cultus Lake Park, services must be delivered in the most cost-effective and efficient manner possible.

Has this objective been achieved, or have operational costs increased beyond reasonable expectations?

Joe's Response:

Operational costs within Cultus Lake Park have risen as a result of ongoing infrastructure requirements, increasing service demands, and the effects of inflation. The Cultus Lake Park Board recognizes that

achieving financial sustainability is an ongoing goal. Through strong fiscal management, operating costs have been actively managed and adjusted—either increased or decreased as needed—within the Park’s established business model.

New Question:

Services must be delivered in the most cost-effective and efficient manner possible. Has this been demonstrated through a complete breakdown of all new costs incurred since the adoption of this plan in 2017?

Based on the work completed to date on this development, Cost Class C estimates should have been prepared. Can these figures be shared with the community? Please include all projected costs and revenues.

CLPB Response:

Original Question:

2. Future development proposals and land-use issues must be evaluated through a holistic approach that considers financial, environmental, and social impacts on the Park and the community.

Joe's Response:

PlanCultus serves as the guiding policy document for Cultus Lake Park, and its development involved a comprehensive public process that incorporated a holistic approach. Through this process, financial, environmental, and social considerations were all evaluated to ensure that future development proposals and land-use decisions reflect the best interests of the Park and the community as a whole. The Board continues to rely on PlanCultus and the public input it was built upon when assessing new proposals.

New Question:

A holistic approach would have included Pre-Feasibility and Feasibility Studies; however, these studies were not completed. Joe stated, “Through this holistic process, financial, environmental, and social considerations were all evaluated to ensure that future development proposals and land-use decisions reflect the best interests of the Park and the community as a whole.”

If all of this work has been completed, why are there still so many outstanding items yet to be addressed? Can the Board please provide a breakdown of what it considers to be in the best interests of the Park, the community as a whole, visitors, and the City of Chilliwack?

CLPB Response:

Original Question:

Were alternative sites evaluated that could generate comparable revenue with reduced impact on the existing community? If so, what alternatives were considered, and was a comparative analysis conducted?

If revenue generation is a key objective, what level of additional revenue is required, and what cost-reduction measures have been explored to achieve this objective? Please provide a summary of identified savings relative to expenditures.

Over time, staffing levels have increased while certain service levels have declined (e.g., outsourcing of

garbage collection), despite the Park's physical size remaining relatively unchanged. Is there a strategy in place to address rising operational costs?

Joe's Response:

The Board in reference to PlanCultus as the guiding document for Cultus Lake Park, no alternative development areas or sites were contemplated outside the scope outlined in the Plan. PlanCultus serves as the framework for land use and community priorities, and therefore, potential alternative sites were not evaluated for comparable revenue generation or reduced impact on the existing community. As a result, no comparative analysis of alternative sites was conducted within the context of PlanCultus.

New Question:

A Pre-Feasibility Study and Feasibility Study would have identified potential alternative sites and may have prompted the Board to reconsider the validity of an outdated plan and the need to update it. Why has a new community plan not been developed prior to proceeding with this proposed development? There appear to be a number of viable alternatives that should have been considered before advancing the current proposal.

CLPB Response:

Joe's Response:

While revenue generation is an important consideration, it is not the sole driver for development decisions in Cultus Lake Park. Stabilization of leaseholder cost increases has been identified as a key factor in planning and operational choices. Although the Park's physical footprint has not increased, operating pressures have continued to grow. These include the construction of newer and larger homes, an increase in full-time residents, rising visitation levels, and heightened expectations for service delivery across Park business units—particularly at Sunnyside Campground. In addition, significant changes to operating procedures have occurred over time, including the implementation of parking enforcement and lot management functions and the internalization of revenue collection activities.

New Question:

Can the Board please explain why no cost-saving measures have been identified and only increasing costs have been referenced, despite the Park not increasing in size over the past ten years?

Joe states, "Although the Park's physical footprint has not increased, operating pressures have continued to grow." Based on this rationale, would it be reasonable to conclude that this proposed development will further increase operating costs? If the Board is unable to control costs with the current size of the community, how does it intend to manage the additional growth resulting from this development?

CLPB Response:

Joe's Response:

The anticipated expenditures and cost-reduction measures are primarily addressed in the Park's Asset Management Plan, which outlines strategies for managing infrastructure, maintenance, capital costs, and operational costs. Historical inflationary trends are also reviewed to forecast future expenditures and identify potential efficiencies. A summary of identified savings relative to expenditures is reflected in the Park's Asset Management and budget documents, which focus on prudent fiscal management and adjustments to operating costs in response to changing demands and inflation.

New Question:

Did the Asset Management Plan identify ways to reduce operational costs so that additional funding could be allocated toward the replacement and maintenance of capital assets identified within the plan?

CLPB Response:

Original Question:

Development Steps

1. Development Proposal – A proposal is submitted and reviewed for consistency with PlanCultus and applicable bylaws.

Has this review been completed?

Joe's Response:

No finalized development proposal has been submitted, reviewed, or agreed to.

2. Technical Studies – Feasibility, Impacts, and Benefits – The proponent engages qualified professionals to assess servicing feasibility and development impacts.

Has this work been undertaken? Furthermore, is the Board considered the proponent in this instance given that it initiated the project? If so, which Board member initiated the redevelopment?

Joe's Response:

These technical studies—including assessments of feasibility, impacts, and benefits—will be required as part of the rezoning process. This process will provide an opportunity for additional public input, ensuring that community concerns and feedback are considered before any decisions are finalized.

New Questions:

When will the Board have these technical studies completed, and will they be conducted by the proponent or will Board staff be tasked with producing them?

In addition, this question was not answered: Which Board member initiated the redevelopment proposal? Please provide their name.

CLPB Response:

Original Question:

3. New projects, land use changes or development proposals which warrant the consideration of a plan amendment should be subject to full technical and environmental review and public consultation process.

Have the necessary plan amendments been completed, or should a new Community Plan be developed in accordance with the requirement to review and update the Plan every five years?

Joe's Response:

The project is explicitly contemplated in PlanCultus, which outlines the process for reviewing new projects, land use changes, or development proposals.

Same Question:

Have the necessary plan amendments been completed, or should a new Community Plan be developed in accordance with the requirement to review and update the Plan every five years?

CLPB Response:

Original Question:

4. The potential impacts of further seasonal tourism development may be significant and should undergo a full public consultation process and environmental and social impact analysis. The Cultus Lake Park Board will consider proposals for new or expanded Commercial designation by application.

Joe's Response:

This is the process currently underway, and we are actively engaging the community through public meetings to ensure that all voices are heard and feedback is incorporated.

New Question:

Have the two Chilliwack-elected Board members held a public meeting in Chilliwack to engage their constituents in this planning process as part of stakeholder consultation?

CLPB Response:

Original Question:

Were any proposals submitted prior to the issuance of the Request for Proposals (RFP)?

Joe's Response:

No proposals were submitted prior to the issuance of the RFP.

Original Question:

5. Cultus Lake is one of the most intensively used recreation areas in the Lower Mainland, providing visitors and residents of all ages and abilities with a wide range of recreational opportunities and experiences in a spectacular natural setting.

Cultus Lake Park is recognized as a highly utilized recreational area offering diverse opportunities within a natural setting. Does the proposed development represent a departure from the intent of the original Crown grant, which specifies use for park purposes in perpetuity?

Joe's Response:

No, the proposal does not depart from park purposes in perpetuity. Any future development will be evaluated to ensure it aligns with the long-term vision and objectives for park use and preservation.

New Questions:

Can the Board please explain how removing additional undeveloped land from the Park for housing and commercial development complies with the original Crown grant requirement that the land be used in perpetuity for park purposes?

Has the Board, the community, and the citizens of Chilliwack defined what constitutes a park and what

is meant by “park purposes”?

CLPB Response:

Original Question:

6. Review services provided by CLP in order to reduce expenditures and delivery of non-core services. Examine current services provided and socioeconomic impacts of potential service changes.

Has a comprehensive review of services and associated costs been conducted?

Joe's Response:

A comprehensive service and cost review is currently underway.

New Questions:

Why were comprehensive service and cost reviews not completed prior to proceeding with this development, given that these reviews would normally form part of a Pre-Feasibility Study and Feasibility Study?

If the Board does not yet have a complete understanding of current service and operating costs, how can it accurately determine the service requirements and costs associated with this proposed development?

CLPB Response:

Asset Management Plan

Original Question:

1. The Board is developing a plan for development of the Village Center. This is an important revenue opportunity that will also bring significant community growth, in addition to the existing challenges faced by the community due to aging infrastructure, climate change, and evolving community expectations.

Is revenue generation the primary driver of the proposed Village Centre development?

Historically, land development has been undertaken to offset costs (e.g., water slides, amusement park, residential lots). What limits, if any, are in place to govern future development? At what point will such development cease?

Joe's Response:

Revenue generation is one of several considerations; no development limits have been established at this time.

New Questions:

What specifically are the revenue-generation objectives and the other considerations referenced by the Board, and which of these is the primary driver behind this development?

In addition, where have the revenues from previous developments gone, given that those developments were undertaken to offset future operational and maintenance costs?

CLPB Response:

Original Question:

2. The Asset Management Plan also considered current funding patterns and shortfalls in funding over the next 20 years. One of the desired outcomes of this project is to help offset and minimize future costs.

What cost-saving measures have been identified to ensure that services are delivered in the most cost-effective manner, consistent with prior Community Plans, in order to offset projected asset-related costs?

Joe's Response:

Cost-saving measures will be evaluated as development scenarios are discussed and negotiated.

New Questions:

Why has the Board not identified any cost-saving measures to date to ensure that services are delivered in the most cost-effective manner, consistent with prior Community Plans, in order to offset projected asset-related costs?

Why would the Board negotiate this information with a proponent? Should the proponent not present projected cost savings to the Board before a project is awarded?

CLPB Response:

2023 Market Assessment

Original Question:

1. The 2023 Market Assessment prepared by Urban Systems was intended to provide high-level market context at the date of the Market Assessment.

Given current conditions in the British Columbia condominium market, is the 2023 Market Assessment now outdated? Additionally, why were comparisons between freehold and leasehold properties not included, and what impact does the 74-lot Cultus Grove development have on the Village Centre proposal?

Joe's Response:

The assessment reflects the conditions at the time it was prepared and has not been updated since. The Board may obtain additional market assessments or impact assessments should the need arise.

New Question:

The 2023 Market Assessment is now three years old, and the information may no longer accurately reflect current market conditions. Can the same reasoning be applied to PlanCultus, which is now nine years old, thereby requiring the development of a new Community Plan?

CLPB Response:

Original Question:

2. There are definitely expanded commercial opportunities at the site, but the retail component of any redevelopment of the Village Centre will need to compete with other nearby retail options. The most significant competitive retail node is the Garrison Village Shopping Centre located in

South Chilliwack, which attracts both visitors to and residents of Cultus Lake.

Given the proximity of the Garrison Village Shopping Centre (approximately a seven-minute drive), what is the realistic likelihood that retail businesses within the Park could compete effectively on a year-round basis with nearby commercial centres such as Chilliwack and Abbotsford?

Joe's Response:

Competitive pressures are acknowledged, and no determination has been made regarding year-round retail viability.

New Questions:

Is the Board now in agreement that Cultus Lake is not a year-round retail destination but rather functions primarily as a residential community whose residents rely on Chilliwack and Abbotsford for many services?

Why is the Board considering transforming Cultus Lake Park into something other than what it was originally intended to be?

CLPB Response:

Original Question:

3. Statistics Canada indicates the population of Cultus Lake North was approximately 1,100 in 2011 and 1,160 in 2021—relatively unchanged. Due to the restrictions on development within Cultus Lake Park, the Park has not experienced the demand for new residential units seen in neighbouring jurisdictions and across the Lower Mainland.

There has only been an increase of 60 persons over 10 years. Why is the CLPB proposing a development that is not in line with this population growth rate?

Joe's Response:

No residential unit numbers have been approved. Population impacts are still conceptual.

New Question:

After three and a half years of planning, the Board still does not appear to know the size or scope of the proposed development. Why is the Board unable to confirm this information?

Would this information not normally have been established through Pre-Feasibility and Feasibility Studies?

CLPB Response:

Original Question:

Lastly, and more importantly,

If the proposal includes up to 350 new housing units, representing an approximate 42% increase over the existing 480 units, this could result in an estimated 60% population increase. Given the significance of this change, will a referendum be conducted? If not, please provide the rationale.

Joe's Response:

No decision has been made regarding the possibility of holding a referendum at this time. Zoning and

Official Community Plan (OCP) amendments are legislative matters decided by Council or the Board. British Columbia law does not require a referendum for changes in land use, increases in density or height, or the adoption or amendment of an OCP. Public input—through hearings and notices—is required, but final authority rests with elected officials according to the Local Government Act and Community Charter. Statutory Public Hearings (unless lawfully waived), notice, consultation, and Council or Board vote are legal requirements.

New Questions:

Joe referenced the Local Government Act and Community Charter but did not identify the specific sections relied upon. Can those sections be identified?

I have reviewed the Local Government Act, the Community Charter, and the Cultus Lake Park Act, and none appear to prohibit the Board from holding a referendum. When will the Board make a decision regarding whether a referendum will be held on this proposal?

Given that the Board is relying on an outdated plan, would it not be appropriate to seek direction from constituents through a referendum to determine whether they support the proposed development?

This Board campaigned on transparency. Given the absence of an updated community plan, a referendum on this development would be consistent with that commitment. A referendum is one of the purest forms of democracy, providing the electorate with a direct opportunity to participate in decision-making and the legislative process.

CLPB Response:

On Sat, Jun 27, 2026 at 8:47 [REDACTED]:

Attention Park Board Commissioners

Good morning , I want to follow up on the noise level last night. As you know I live at [REDACTED]
[REDACTED]

However last night we were blasted by a DJ & loud music even though we closed windows we could still hear the music. We had no notice from the Park about an event. Did I miss something? I did call Bylaw and was told they could do nothing until 11. I don't think it's acceptable that residents should be subjected to other people's noise.

I hope in future you will reconsider sanctioning these events.

Thanks for your attention

[REDACTED]



Date: July 2, 2026

To: Cultus Lake Park Board Commissioners

RE: Request for Revisions to Noise Regulation Bylaw No. 1147, 2019 to Address Daytime Disturbances

Dear Commissioners,

The Cultus Lake Community Association is writing to formally request a review and update of the Cultus Lake Park Noise Regulation Bylaw No. 1147, 2019.

Residents frequently report ongoing challenges regarding excessively loud music and amplified sound playing continuously throughout the day up until 11:00 P.M. Under the current operational environment, bylaw enforcement staff regularly indicate an inability to intervene or issue fines before the 11:00 P.M. "quiet hours" mark, despite the clear presence of a severe disturbance.

While Section 3.3(a) and Section 3.6(a) technically prohibit any noise that disturbs the peace at any time of day, the specific inclusion of Section 3.3(c) (quiet hours) creates an enforcement gap where daytime peace is left unprotected in practice.

To align Cultus Lake with modern municipal standards and protect the standard of living for local residents, the Cultus Lake Community Association suggests the following amendments:

Introduce Daytime Decibel Limits: Implement an objective, decibel-based standard for residential zones during daytime hours (7:00 A.M. to 11:00 P.M.), similar to frameworks utilized in [Abbotsford](#) and [Burnaby](#) (e.g., a maximum limit of 55 dBA at the property line). This provides staff with measurable criteria to act against extreme daytime disturbances immediately.

Clarify Enforcement Mandates: Amend Section 3.3 to explicitly state that the general prohibition against disturbing the peace remains fully enforceable outside of designated quiet hours, ensuring staff understand that daytime infractions carry immediate penalties.

Establish a Continuous Sound Threshold: Define specific restrictions for "unreasonable and persistent" amplified noise that exceeds a certain duration (e.g., continuous music for more than 10–15 minutes), making it easier for staff to verify an infraction during the day.

The Cultus Lake Community Association looks forward to collaborating with the Park Board to preserve the quiet enjoyment of this natural paradise for all residents and leaseholders.

Sincerely,

The Cultus Lake Community Association

Co-chair Rita Leblanc, co-chair Nancy Philbrook, Directors: Karen McCartney, and Ernie Vance



Forest Practices Application/Notification
Office Checklist Page 1
Northwest Region

FPA/N #: 2819957

Received Date: 10/29/2025

Completed Date: 10/29/2025

WDFW Concurrence Due Date: N/A

WDFW Concurrence Received: N/A

Comments Due Date: 11/12/2025

Decision Due Date: 11/28/2025

FP Forester: NK30

WDFW Biologist: L. Lutes

Shutdown Zone: 658

FPA/N CLASSIFICATION: ☐ II ☒ III ☐ IVG ☐ IVS		☐ Biomass ☐ 20-Acre Exempt EARR TC ☒ Yes ☐ No	
Landowner Name:	Sierra Pacific Land & Timber Company	Project Name:	Strand Down Salvage
WRIA: 1 - Nooksack		WAU: Vedder	
WRIA:		WAU:	
WRIA:		WAU:	
Legal: 01,12-40N-06E		County: Whatcom	
Activity Type(s):		Harvest: 58 ac	Crossing: # Rock Pit: ac
		Spoils: cy	Construction: ft Abandonment: ft

ALTERNATIVE PRESCRIPTIONS

- ☐ Alternate Plan ☐ Fixed-Width ☐ Overstocked
☐ 10-Year Management Plan ☐ Statement of Intent
☐ WAU Prescriptions: _____
☐ Other: _____

- ☐ Habitat Conservation Plan ☒ Safe Harbor Agreement
☐ HCP Crosswalk ☒ SHA Crosswalks
☐ Landowner Option Plan for Northern Spotted Owl
☐ Cooperative Habitat Enhancement Agreement

RESOURCE REVIEW

- ☒ Potentially Unstable Slopes ☐ In ☒ Around
☒ Soils Map ☒ Highly Erodible ☒ Highly Unstable
☒ SLPSTAB | ☒ 40+% ☒ 70+%
☐ Landslide Inventory Polygon
☒ Avalanche ☐ WSDOT ☒ FP
☐ Rain-on-Snow ☐ Outside Approved WA
☐ Hydric Soils
☐ Wetland ☐ Forested ☐ A ☐ B ☐ HCP
☐ In WMZ of ☐ A ☐ B Wetland
☒ In RMZ/ELZ of Type ☐ S ☐ F ☒ Np
☐ HCP Buffers ☐ LGE Buffers ☐ Np 29'

- ☐ FPHCP Bull Trout Populations of Concern
☐ Saltwater Islands
☐ Group A or B Water Supply
☐ Hatchery | Name: _____
☐ Even-Aged Harvest greater than 120 Acres
☐ Ground-based Equipment on Slopes at or greater than 40%
☐ Road Construction on Slopes at or greater than 60%
☐ Long Term Commitment Area ☐ GRT/WRT ☐ FREP
☒ In or Over Typed Water ☐ S ☐ F ☒ Np ☒ Ns
☒ FPF Verification Needed ☐ Wetland ☒ Water

ASSOCIATED NON-SCANNED DOCUMENTS – On file with the FPA/N at the Region office.

☐ SEPA Checklist/Documents

☒ Other: R2800052L (referenced)/NSO Worksheet
☐ WTMF #: _____

ASSOCIATED SCANNED DOCUMENTS

- ☒ Appendix A: Water Type Classification Worksheet
☐ New WTMF # _____
☒ Appendix D: Slope Stability Informational Form
☐ Qualified Expert ☐ Report ☐ Letter/Memo
☐ Appendix E: CMZ Assessment Form
☐ Appendix F: Stream Shade Assessment ☐ 16° ☐ 18°
☐ Appendix G: Np RMZ Worksheet
☐ Appendix H: Natural Regeneration Plan

- ☐ Appendix I: Watershed Analysis Worksheet
☒ Appendix J: Marbled Murrelet Form
☐ FPHP Plans & Specifications
☐ SFLO RMAP Checklist ☐ FFFPP
☐ COHP ☐ DFC Printout
☐ SEPA DNS/MDNS ☐ LGE Permit(s)/Info
☐ Other: _____
☐ Other: _____
☐ State Lands Water Typing Key

ADDITIONAL COMMENTS

☐ ENF # _____ ☒ Previous FPA # 2819935 ☐ Adjacent FPA # _____ Form completed by: AS



Forest Practices Application/Notification Western Washington

For DNR Region Office Use Only	
FPA/N No.:	2819957
Region:	NW
Date of Receipt:	10/21/2025

Project Name: Strand Down Salvage

PLEASE READ FPA/N INSTRUCTIONS PRIOR TO COMPLETING THIS APPLICATION.

1. Landowner, Timber Owner and Operator

Legal Name of Landowner Sierra Pacific Land & Timber Company	Legal Name of Timber Owner ☐ Same as Landowner Sierra Pacific Industries	Legal Name of Operator ☐ Same as Landowner same as Timber Owner
Mailing Address 14353 McFarland Road	Mailing Address	Mailing Address
City, State, Zip Mount Vernon, WA 98273	City, State, Zip	City, State, Zip
Phone: 360-982-8897 Email: Ndaulton@spi-ind.com	Phone: 360-982-8897 Email: Ndaulton@spi-ind.com	Phone: Email:
Contact Person: Neal Daulton		Phone: 360-982-8897 Email: Ndaulton@spi-ind.com

2. Are you converting any portion of the land to non-forestry use within three (3) years of harvest?

☒ No ☐ Yes If yes, include a SEPA checklist and SEPA determination (if applicable) and copies of county clearing and grading permits (if applicable).

3. If you are harvesting timber, enter the Forest Tax Number of the Timber Owner.

800 059 489

Contact the Department of Revenue at 360-534-1324 to obtain a forest tax number or further information.

4. Are you eligible for the Enhanced Aquatic Resources Requirements (EARR) Tax Credit? See FPA/N instructions for further information.

☐ No ☒ Yes

5. Are you a small forest landowner per RCW 76.09.450? See FPA/N instructions for details.

☒ No ☐ Yes If yes, check all that apply. If no, skip to Question 6.

- ☐ My entire proposed harvest area is on a single contiguous ownership consisting of one or more parcels.
- ☐ My proposed forest practices activities are within an area covered by an approved Forest Stewardship Plan or Forest Management Plan developed in cooperation with DNR.
- ☐ I received technical assistance from a DNR small forest landowner Stewardship and Technical Assistance Forester in preparing this FPA/N.

6. Are you substituting prescriptions from an approved state or federal conservation agreement or Watershed Analysis?

☐ No ☒ Yes Write "HCP" or "Using Prescriptions" in tables that apply. Attach or reference prescriptions and/or crosswalk(s) for approved state and federal conservation agreements or Watershed Analysis on file at the region office.

7. What is the legal description of your forest practices?

Section	Township	Range	E/W	Tax Parcel Number	County
01,12	40	06	E	N/A	Whatcom

8. Have you reviewed this forest practices activity area to determine whether it may involve historic sites and/or Native American cultural resources? Please read FPA/N instructions prior to answering this question.

☐ No ☒ Yes If you made any contacts, please provide information in Question 28.

9. Do you have a DNR approved Road Maintenance and Abandonment Plan (RMAP)?

- a. ☐ No ☒ Yes If no, skip to c.,
If yes, enter your RMAP number and then continue to b.: R2800052L
- b. ☒ No ☐ Yes Is this Forest Practices Application/Notification for work that is included in this approved RMAP?
Continue to Question 10.
- c. ☐ No ☐ Yes Is a Small Forest Landowner Checklist RMAP required? (see instructions)

10. Are there potential unstable slopes or landforms in or around the area of your forest practices activity?

☐ No ☒ Yes If yes, attach Appendix D. Slope Stability Informational Form and map of areas reviewed for and locations of unstable slopes and landforms found. If applicable, attach a geotechnical letter, memo, or report, Watershed Analysis prescriptions, and/or SEPA Environmental Checklist.

11. Is this Forest Practices Application/Notification (answer all of the following questions)

- a. ☒ No ☐ Yes A request for a multiyear permit? If yes, length requested: ☐ 4 years or ☐ 5 years.
See FPA/N instructions to verify you qualify for a multiyear permit.
- b. ☒ No ☐ Yes An Alternate Plan? If yes, include a template Alternate Plan Form or detailed plan. See FPA/N instructions for details.
- c. ☒ No ☐ Yes For a funded Forest Family Fish Passage Program (FFPP) project?
- d. ☒ No ☐ Yes Within an urban growth area? If yes, review FPA/N instruction for additional required documents.
- e. ☒ No ☐ Yes Within a public park? If yes, include a SEPA Environmental Checklist or SEPA Determination, except for harvest/salvage of less than 5,000 board feet within a developed public park.
Park Name: _____
- f. ☒ No ☐ Yes Within 500 feet of a public park? Park Name: _____
- g. ☒ No ☐ Yes Part of an approved Conversion Option Harvest Plan (COHP) prepared by a local government entity? If yes, include a copy.
- h. ☒ No ☐ Yes Within 200 feet of the Ordinary High Water Mark (OHWM) or floodway of Type S Water? If yes, check with the county or city to determine whether a Substantial Development Permit is required under the local shoreline master plan.
- i. ☐ No ☒ Yes Within 50 miles of saltwater AND you own more than 500 acres of forestland in Washington state? If yes, include Appendix J. Marbled Murrelet Form or attach/reference applicable HCP prescriptions.
- j. ☒ No ☐ Yes In or directly adjacent to a potential Channel Migration Zone (CMZ)? If yes, include Appendix E. CMZ Assessment Form or attach/reference applicable HCP and/or Watershed Analysis prescriptions.

You are required to verify all waters within 200 feet of your proposed forest practices activities prior to submitting a Forest Practices Application/Notification. Use Appendix A. Water Type Classification Worksheet and/or a Water Type Modification form to explain how you verified water types. See *Water Typing Requirements in the FPA/N instructions for details.*

***** IF NOT WORKING IN OR OVER TYPED WATER, SKIP TO QUESTION 16 *****

Prior to answering Questions 12-15 in this section, please refer to the Forest Practices Application/Notification Instructions and Forest Practices Board Manual Section 5.

12. Are you proposing any of the following projects NOT permitted by current HPAs from WDFW?

- a. ☒ No ☐ Yes Installing, replacing, or repairing a culvert at or below the bankfull width of Type S or F water that exceeds a five percent gradient?
- b. ☒ No ☐ Yes Constructing, replacing, or repairing a bridge at or below the bankfull width of unconfined streams in Type S or F water?
- c. ☒ No ☐ Yes Placing fill material within the 100-year flood level of unconfined streams in Type S or F water?

13. Have you consulted with DNR and/or WDFW about the proposed hydraulic project(s) in or over Type S or F water?

☒ No ☐ Yes

14. If installing, replacing, removing, or maintaining structures in or over any typed water, complete the table below. Provide crossing locations and identifiers on your Activity Map. Provide plan details in Question 28 or attach plan to the FPA/N. Type S, F and complex Type N waters require detailed plan information per WAC 222-24-042(2). See FPA/N instructions for detailed plan requirements.

Crossing Identifier (letter, number)	Water Type (S, F, Np, Ns)	Planned Activity (install, replace, remove, temporary, maintenance)	Structure (bridge, ford/equipment crossing*, puncheon/fill, arch, round culvert, other)	Proposed Size (width x length)	Culvert Design Method (F and S only) (no-slope, stream-sim, hydraulic, other)	Channel Bed Width (F and S only) (ft)	Stream Gradient (F and S only) (%)	Is this an RMAP Project

*Fords and/or equipment crossings on Type S and F Waters may result in an unauthorized incidental take of certain threatened or endangered fish species. For more information, see 'Background for the State's Incidental Take Permits for certain threatened and endangered fish species' following Question 22 of the FPA/N Instructions.

15. If conducting any of the following activities in or over typed water, complete the table below. Some activities will require identifiers on the Activity Map and/or more information in Question 28. See FPA/N instructions for details.

Activity	Type S Water	Type F Water	Type Np Water	Type Ns Water
Equipment Crossing*	PROVIDE DETAILS IN QUESTION 14			
Suspending Cables			×	×
Cable Yarding			×	×
LWD Placement/Removal				
Beaver Dam Removal				
Felling and Bucking			×	×
Other (describe in Question 28)				

*Fords and/or equipment crossings on Type S and F Waters must be identified in Question 14.

16. If constructing or abandoning forest roads, complete the table below. Show the road locations and identifiers on the Activity Map. Include abandonment plans for all temporary roads and abandonment projects. See FPA/N instructions for abandonment plan requirements.

Road Identifier (name, number)	Road Construction		Road Abandonment	
	Length (feet)	Steepest Side-slope (%)	Length (feet)	Abandonment Date (MM/YYYY)

17. If depositing spoils and/or expanding or developing a rock pit for forestry use, complete the table below. Show locations and identifiers on the Activity Map.

Spoil Area Identifier (letter, number)	Amount of Spoils Deposited (cubic yards)	Rock Pit Identifier (name, number or letter)	Acres of New Rock Pit Developed	Acres of Existing Rock Pit Expanded

18. If operating within 200 feet of a wetland that is not associated with Type S or F Water, complete the table below. Wetlands associated with Type S or F Water should be listed in Question 25 or Question 23 if using 20-acre exempt rules. Show the boundaries of each wetland, along with its identifier, and Wetland Management Zone (WMZ) on the Activity Map. See FPA/N instructions for details.

Wetland Identifier (letter, number)	Wetland Type (A, B, Forested)	Planned Activities in Wetland	Planned Activities in Maximum Width WMZ	Total Wetland Acres	How many acres will be drained?	How many acres will be filled?

*** IF NOT HARVESTING OR SALVAGING TIMBER, SKIP TO QUESTION 27 ***

19. If harvesting or salvaging timber, complete the table below. Show all harvest areas and unit numbers on the Activity Map. For even-aged harvest units, show surrounding stand information on the Activity Map. See FPA/N instructions for details.

Unit Number	Harvest Method (Even-aged, Uneven-aged, Salvage, Right of Way)	Biomass Harvest (Y or N)	Logging System (rubber tired skidder, tracked skidder, dozer, shovel, full suspension cable, leading end suspension cable, helicopter, cable assist/tethered, animal, chipper, forwarder, slash bundler)	Acres to be Harvested	Volume to be Harvested (mbf)	Biomass Volume to be Harvested (tonnage)	Volume to be Harvested (%)	Steepest Slope in Harvest Unit (%)
1	Salvage	N	Ground; cable	58	1080	0	98	70

20. Reforestation. Check all that apply:

- ☒ Planting. Tree Species: SF and/or NF and/or WH and/or RC
- ☐ Natural. Include a Natural Regeneration Plan
- ☐ Not required because of one of the following:
- ☐ I am converting some or all of this land to non-forestland in the next three (3) years or lands are exempted under WAC 222-34-050.
 - ☐ Individual dead, dying, down, or wind-thrown trees will be salvaged.
 - ☐ Trees are removed under a thinning program reasonably expected to maximize the long-term productivity of commercial timber.
 - ☐ I am leaving at least 100 vigorous, undamaged, and well distributed saplings or merchantable trees per acre.
 - ☐ An average of 190 tree seedlings per acre are established on the harvest area and my harvest will not damage them.
 - ☐ Road right-of-way or rock pit development harvest only.

**** IF YOU OWN MORE THAN 80 ACRES OF FORESTLAND IN WASHINGTON, SKIP TO QUESTION 25 ****

21. Are you using the exempt 20-acre parcel riparian management zone (RMZ) rule on Type S, F, or Np Waters?
See FPA/N instructions for details.

- ☒ No Skip to Question 25.
- ☐ Yes Continue to Question 22. *See FPA/N instructions for qualifications and information.*

22. Choose the answer below that best fits your situation. Show all RMZs on the Activity Map.

- ☐ a. **ALL of the following apply to me and my land: if no, answer b.**
- Between June 5, 2006 and today's date I have always owned less than 80 acres of forestland in Washington.
 - Between June 5, 2006 and today's date this parcel has always been 20 acres or less of contiguous ownership. *See RCW 76.09.020 for definition of "contiguous".*
 - Between June 5, 2006 and today's date this parcel has always been owned by me or someone else that has owned less than 80 acres of forestland in Washington.
- ☐ b. **ONE OR MORE of the following apply to me and/or my land (check all that apply):**
If any of the statements below apply AND you use the exempt 20-acre parcel RMZ rule, you are NOT authorized under the State's Incidental Take Permits. *See FPA/N instructions for details.*
- ☐ Between June 5, 2006 and today's date I have owned more than 80 acres of forestland in Washington.
 - ☐ Between June 5, 2006 and today's date this parcel has been a part of more than 20 acres of contiguous ownership. *See RCW 76.09.020 for definition of "contiguous".*
 - ☐ Between June 5, 2006 and today's date this parcel has been owned by someone that has owned more than 80 forested acres in Washington.

23. If harvesting on an exempt 20-acre parcel and are within 115 feet of a Type S or F Water or periodically inundated areas of their associated wetlands, complete the table below. If you are harvesting within 75 feet or within the maximum RMZ (whichever is less), stream shade must be assessed and met following harvest. In order to show that you have assessed shade and determined it to be met per the method described in Forest Practices Board Manual (FPBM) Section 1, fill out the minimum required shade cover percentage below or use 'Appendix F. Stream Shade Assessment Worksheet' if necessary. Show RMZs and stream segment identifiers on the Activity Map.

Stream Segment Identifier (letter)	Water Type (S, F,)	Segment Length (feet)	Bankfull Width (feet)	RMZ Maximum Width (feet)	Are you harvesting within the maximum RMZ? (Y or N)	Only complete if harvesting within 75 feet or within the maximum RMZ, whichever is less	
						Minimum Shade Required (%)	Shade met per FPBM – Section 1? (Y or N)

24. Are you harvesting within 29 feet of a Type Np Water on an exempt 20-acre parcel?

☐ No Skip to Question 27.

☐ Yes Describe leave tree strategy in Question 28 and Skip to Question 27. See FPA/N instructions for details.

25. If harvesting within 200 feet of any Type S or F Water or periodically inundated areas of their associated wetlands, complete the table below. Include Desired Future Condition (DFC) for all inner zone harvests unless you have an HCP prescription. If you are harvesting within 75 feet or within the maximum RMZ (whichever is less), stream shade must be assessed and met following harvest. In order to show that you have assessed shade and determined it to be met per the method described in Forest Practices Board Manual (FPBM) Section 1, fill out the minimum required shade cover percentage below or use 'Appendix F. Stream Shade Assessment Worksheet' if necessary. Show RMZs and stream segment identifiers on the Activity Map.

Stream Segment Identifier (letter)	Water Type (S, F,)	Site Class (I - V)	Stream Width (feet)	Is there a CMZ? (Y or N)	RMZ Harvest Code(s) (see instructions)	DFC Run Number	Total width of RMZ (feet)	Only complete if harvesting within 75 feet or within the maximum RMZ, whichever is less	
								Minimum Shade Required (%)	Shade met per FPBM – Section 1? (Y or N)

26. If harvesting within 50 feet of Type Np Water, complete the table below. Show RMZs and stream segment identifiers on the Activity Map.

Stream Segment Identifier (letter)	Total Stream Length in Harvest Unit (feet)	Length of No-harvest 50-foot Buffers in Harvest Unit (feet)
	See	Attached

Stream Segment Identifier (letter)	Total Stream Length in Harvest Unit (feet)	Length of No-harvest 50-foot Buffers in Harvest Unit (feet)

27. How are the following currently marked on the ground? (Flagging color, paint color, road, fence, etc.)

Harvest/Salvage Boundaries: Pink "Timber Harvest Boundary" flagging, roads

Clumped Wildlife Reserve Trees | Green Recruitment Trees: _____

Right-of-Way Limits | Road Centerlines: _____

Stream Crossing Work: _____

Riparian Management Zone Boundaries and Leave/Take Trees: Pink "THB" flagging

Channel Migration Zone: _____

Wetland Management Zone Boundaries and Leave/Take Trees: _____

28. Additional information (attach additional pages if necessary):

- See FPA/N instructions for required plan information for hydraulic projects in or over Type S, F, or complex N Water.
- If applicable, include mitigation measures from a geotechnical memo, letter, or report.

Q6: Some of the area within this proposal are Enrolled Lands under the Sierra Pacific Land & Timber Company Safe Harbor Agreement for the Marbled Murrelet (SHA) approved February 23, 2021. Covered Activities on Enrolled Lands are authorized under ESPER0002775. Enrolled Lands are not considered Critical Habitat (state) under WAC 222-16-080 (6)(a)(iii).

This is a proposed Salvage Harvest Operation in response to extensive spruce budworm (*Choristoneura freemani*) tree damage across the entirety of this proposed harvest unit. By removing dead or dying trees across this area, it will reduce timber losses and minimize the presence of dead wood across the area. Large amounts of dead trees can create additional hazards such as elevated wildfire risk and other insect infestations. Removal of infected trees in this area will also create wider spacing between trees in the vicinity to reduce the likelihood of larval dispersal to adjacent hosts. These activities will also remove or release many young potential host trees growing under or directly adjacent to the canopy of older trees. These trees serve as host trees to this insect, and their removal or release will further reduce risk of further spread.

29. We acknowledge the following:

- The information on this application/notification is true.
- We understand this proposed forest practice is subject to:
 - The Forest Practices Act and Rules, AND
 - All other federal, state or local regulations.
- Compliance with the Forest Practices Act and Rules does not ensure compliance with the Endangered Species Act or other federal, state or local laws.
- If we said that we would not convert the land to non-forestry use, the county or city may deny development permits on this parcel for the next six (6) years.
- The following may result in an unauthorized incidental take of certain endangered or threatened fish species:
 - Conversion of land to non-forestry use.
 - Harvesting within the maximum RMZ on a 20-acre exempt parcel that was acquired after June 5, 2006.
 - Equipment crossings or fords that are in or over Type S and F Waters.
- Inadvertent Discovery – Chapter 27.44, 27.53, 68.50 and 68.60 RCW
 - If you find or suspect you have found an archeological object or Native American cairn, grave, or glyptic record, immediately cease disturbance activity, protect the area and promptly contact the Department of Archaeology and Historic Preservation at 360-586-3077.
 - If you find or suspect you have found human skeletal remains, immediately cease disturbance activity, protect the area, and contact the County Coroner or Medical Examiner and local law enforcement as soon as possible. Failure to report human remains is a misdemeanor.

The landowner understands that by signing and submitting this FPA/N they are authorizing the Department of Natural Resources to enter the property in order to review the proposal, inspect harvest operations, and monitor compliance for up to three years after its expiration date. RCW 76.09.150

Signature of Legal Landowner 	Signature of Legal of Timber Owner* (if different than landowner) 	Signature of Legal Operator (if different than landowner)
Print Name: Neal Daulton	Print Name: Neal Daulton	Print Name:
Date: 10/29/2025	Date: 10/29/2025	Date:

***NOTE:** if you are a "Perpetual Timber Rights Owner," and are submitting this without the landowner's signature, provide written evidence the landowner has been notified.

- Please make a copy of this FPA/N for your records.
- If this FPA/N contains a hydraulic project requiring WDFW concurrence review, it will not be available online for public review until after the WDFW concurrence review period.

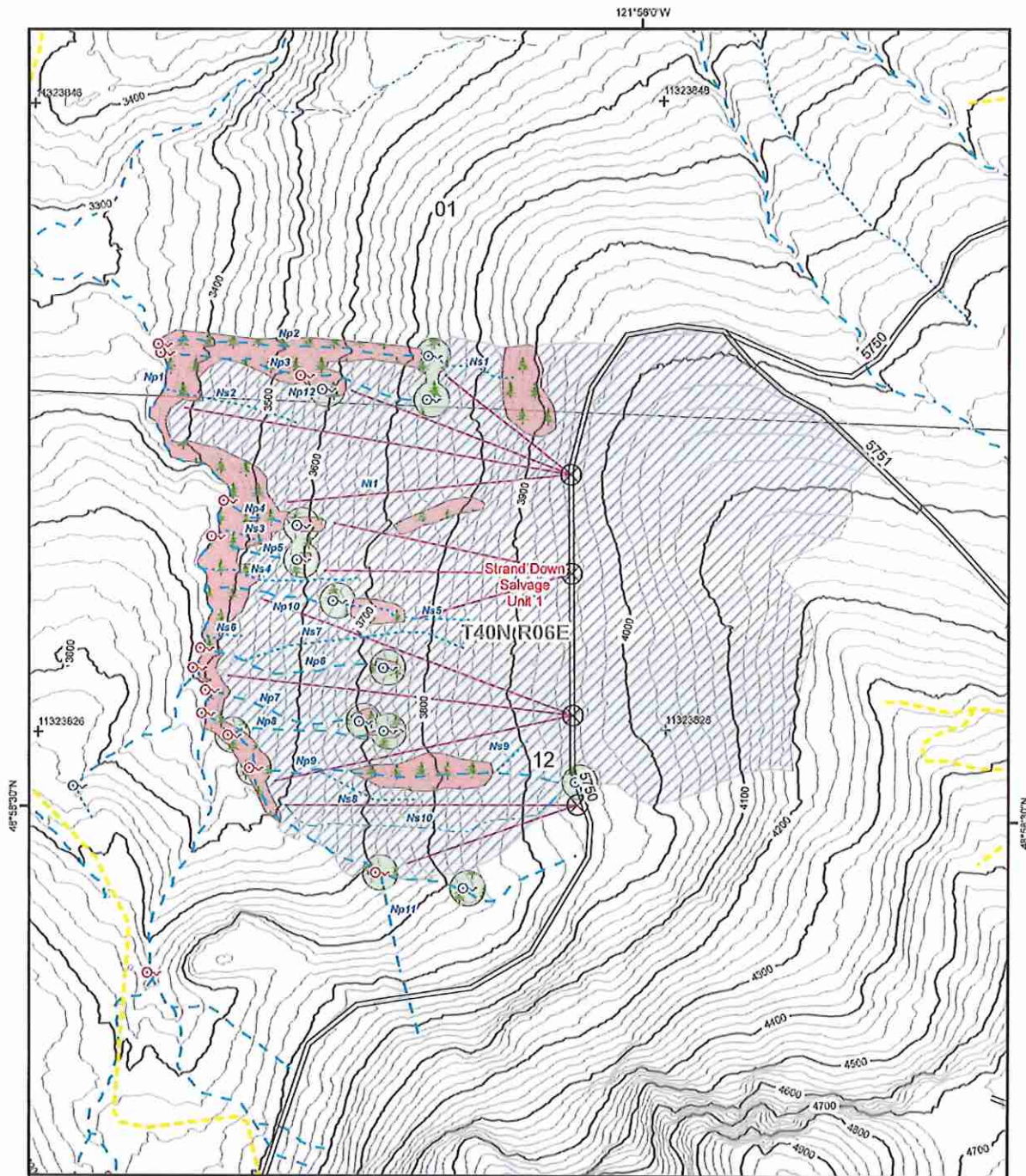
"Strand Down Salvage" FPA

FPA Question 26. If harvesting within 50 feet of Type Np Water, complete the table below. Show RMZs and stream segment identifiers on the Activity Map.

Stream Segment Identifier (letter)	Total Stream Length in Harvest Unit (feet)	Length of No-harvest 50-foot Buffers in Harvest Unit (feet)
Np1	10,839	10,839
Np2	872	581
Np3	879	317
Np4	239	188
Np5	288	137
Np6	596	112
Np7	513	112
Np8	506	112
Np9	1,094	666
Np10	428	182
Np11	650	351
Np12	81	81
In-Unit Subtotal	16,985	13,678
Frost Creek System Total	103,640	83,698

FOREST PRACTICES ACTIVITY MAP

Application # XXXXXXXXXX



Sale Name: Strand Down Salvage

1 inch = 400 feet
0 500 Feet

Forester: D. Sakuma Acres: 58 Total MBF: 1,080 NWS Zone: 658 IFPL Zone: 658

Legend

Harvest Planning

Silviculture

Clearcut

Commercial Thin

Right of way

GDSL / GWRA

Leave: Contains RILs

- Leave: Riparian
- Leave: Occ Sites
- Leave: Pot Habitat
- Leave Area
- Selection: Man Buffer
- Non-Forested
- Salvage

- Landing
- PIP
- Perennial Streams Junction
- 100' Contour
- 20' Contour
- TICS
- Fill

Streams

SPL_Type

- Np
- N
- Ns
- non-typed H2O

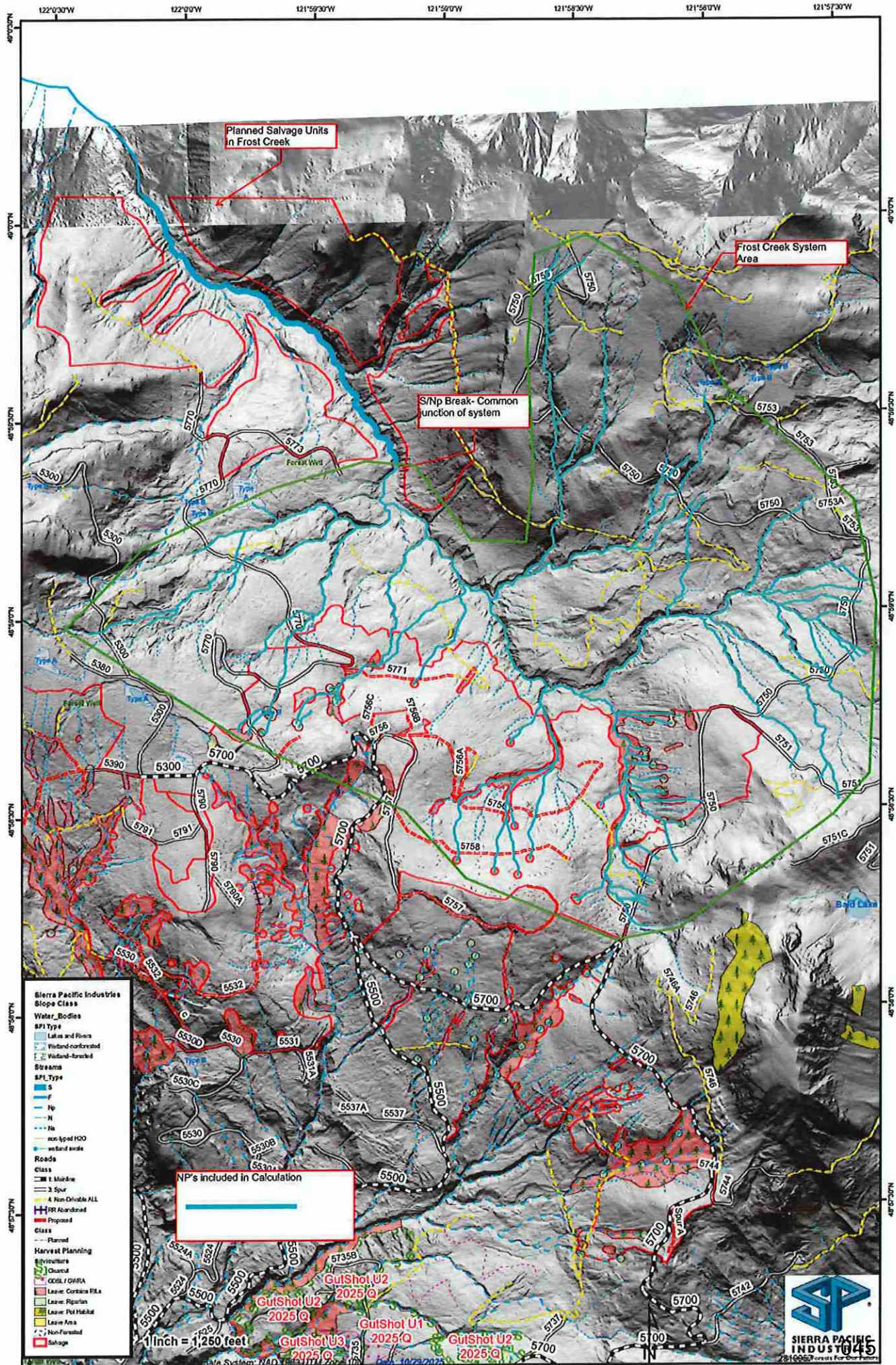
Roads

Class

- 1: Mainline
- 2: Secondary
- 3: Spur
- 4: Non-Drivable ALL
- 5: City
- 6: County
- 7: Highway
- 8: USFS
- Railroad
- RR Abandoned
- Proposed

- Partial suspension
- Full suspension
- Hanging cables only





Appendix D. Slope Stability Informational Form

Complete and submit this form with your FPA/N if you indicated you are working in or around potentially unstable slopes or landforms.

- Instructions for Appendix D. Slope Stability Informational Form is located in the Forest Practices Application/Notification Instructions document.
- Refer to WAC 222-16-050(1)(d) and Forest Practices Board Manual Section 16 - *Guidelines for Evaluating Potentially Unstable Slopes* for definitions and descriptions of potentially unstable slopes or landforms.

1.a. What preliminary screening tools were used to identify unstable slopes or landform features in and/or around your proposal?

- ☒ Aerial Photo ☒ LiDAR ☒ Landslide Inventory ☒ GIS ☒ Field Review
☒ Forest Practices Application Mapping Tool (FPAMT) Resource Map ☐ Other. Describe:

b. Did any of the features identified during the preliminary screening not exist when you performed a field review?

- ☐ No. ☐ Yes. Describe:

DNR Landslide Inventory polygon 9074 overlap proposed harvest and/or road construction areas. However, no RILs were identified in the field in these locations inside the proposal area.

2.a. Are you conducting forest practices activities in or over potentially unstable slopes or landforms?

- ☒ No. Skip to Question 3.a ☐ Inner Gorge ☐ Bedrock Hollow ☐ Convergent Headwall
☐ Groundwater recharge area of glacial deep-seated landslides ☐ Outer edges of meander bends
☐ Toe of deep-seated landslide with slopes $\geq 65\%$ ☐ Category E. Describe in "Other" below.
☐ Other. Describe:

All RILs are excluded from the proposed harvest and road construction area.

b. What activities may occur in or over potentially unstable slopes or landforms? Check all that apply:

- ☐ Timber Harvest ☐ Road Construction ☐ Road Maintenance ☐ Suspending Cables
☐ Yarding ☐ Tailholds ☐ Other. Describe:

3.a. Are you conducting forest practices activities around potentially unstable slopes or landforms?

- ☐ No. Skip to Question 4.a ☒ Inner Gorge ☐ Bedrock Hollow ☒ Convergent Headwall
☐ Groundwater recharge area of glacial deep-seated landslides ☐ Outer edges of meander bends
☐ Toe of deep-seated landslide with slopes $\geq 65\%$ ☐ Category E. Describe in "Other" below.
☐ Other. Describe:

b. What activities may occur around potentially unstable slopes or landforms? Check all that apply:

- ☒ Timber Harvest ☐ Road Construction ☐ Road Maintenance ☒ Suspending Cables
☒ Yarding ☐ Tailholds ☐ Other. Describe:

4.a. Were any features identified in Question 3.a. excluded from your forest practices activity?

☐ No. Skip to Question 5 ☒ Yes. Continue to Question 4.b

b. Describe the field indicators you used to exclude potentially unstable slopes or landforms from your forest practices activity (example: flagging was placed a crown width away from the break in slope of the inner gorge):

Potentially unstable slopes were flagged out at the break in slope. All inner gorge features were excluded from the proposed harvest area by hanging Pink THB flagging at or beyond the break in slope defining the landform. Break in slope was typically delineated as a change of 10 degrees or greater for slope angles over 35 degrees.

5. Are there areas of public use located in or around the area of your proposed forest practices activity?

☒ No. ☐ Yes. Check all that apply and show locations on map (Question 7).

☐ Public Road(s) ☐ Utilities ☐ Designated Recreation Area(s) ☐ Structure(s)

☐ Other. Describe:

No threats to public safety were identified with respect to proposed work within the forest practices activity area. See attached Slope Stability map for approximate locations of any known off-site infrastructure.

6. Complete the table below with date(s) and person(s) that conducted field review(s):

Date	Name	Title/Position
9/3/25	Josh Misenar	Consulting Forester
9/17/25	Eli Gold	Consulting Forester

7. Attach a map showing the following:

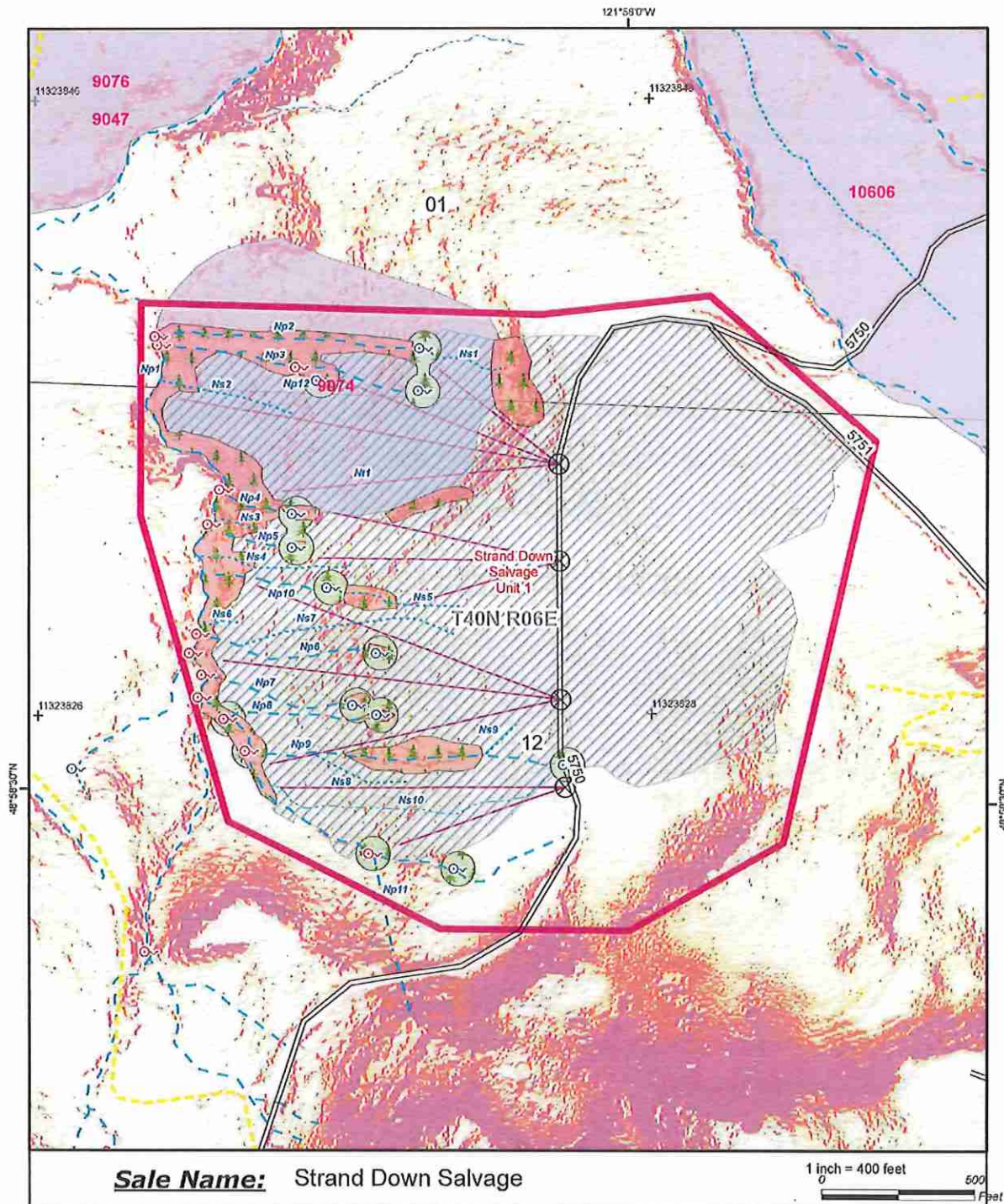
- All areas reviewed.
- Locations of unstable slopes and landforms that were identified as described in Question 2.a. and 3.a.
- Locations where areas of public use exist as described in Question 5 above.

This map is intended to be developed by the field practitioner.

This can be a forest practices activity map, harvest map, or GIS map – See FPA/N instructions for example map.

SLOPE STABILITY SCREENING MAP

Application # XXXXXXXXXX



Forester: D. Sakuma Acres: 58 Total MBF: 1,080 NWS Zone: 658 IFPL Zone: 658

Legend

Harvest Planning

Silviculture

Clearcut

Commercial Thin

Right of way

GDSL / GWRA

Leave: Contains RILs

Leave: Riparian

Leave: Occ Sites

Leave: Pot Habitat

Leave Area

Selection: Man Buffer

Non-Forested

Salvage

DNR LSI Inventory

WGS SLIP Landslides

WGS Landslide Deposits

Landing

PIP

Perennial Streams Junction

Field Reviewed

TICS

Fill

Streams

SPI_Type

Np

N

Ns

non-typed H2O

Roads

Class

1: Mainline

2: Secondary

3: Spur

4: Non-Drivable ALL

5: City

6: County

7: Highway

8: USFS

Railroad

RR Abandoned

Proposed

Partial suspension

Full suspension

Hanging cables only

SlopeClass

0 - 30

30-58

58-68

68-84

84+

SIERRA
PACIFIC
INDUSTRIES
2819957

Appendix A. Water Type Classification Worksheet

Western Washington

Stream/Segment ID	Stream/Segment ID	Stream/Segment ID
Np1-Np12	Ns1-Ns10	Nt1
Date(s) Observed	Date(s) Observed	Date(s) Observed
9/3/25	9/3/25	9/3/25
1. Did you determine fish use as described in the Forest Practices Board Manual Section 13? Or, does the stream have waiver characteristics? See WAC 222-16-031(3)(b)(ii).		
☒ No. Continue to 2. ☐ Yes. Meets waiver criteria. Skip to 6. ☐ Yes. Attach documentation or provide approved WTMF number: ☐ Fish found. Stop: Type F water. ☐ No fish. Skip to 6.	☒ No. Continue to 2. ☐ Yes. Meets waiver criteria. Skip to 6. ☐ Yes. Attach documentation or provide approved WTMF number: ☐ Fish found. Stop: Type F water. ☐ No fish. Skip to 6.	☒ No. Continue to 2. ☐ Yes. Meets waiver criteria. Skip to 6. ☐ Yes. Attach documentation or provide approved WTMF number: ☐ Fish found. Stop: Type F water. ☐ No fish. Skip to 6.
2. Were fish observed, or are fish known to use the stream any time of the year?		
☒ No. Continue to 3. ☐ Yes. Stop: Type F water.	☒ No. Continue to 3. ☐ Yes. Stop: Type F water.	☒ No. Continue to 3. ☐ Yes. Stop: Type F water.
3. Is there an impoundment (ponded water) upstream of the assessed segment that is greater than 0.5 acres?		
☒ No. Continue to 4. ☐ Yes. Stop: Type F water.	☒ No. Continue to 4. ☐ Yes. Stop: Type F water.	☒ No. Continue to 4. ☐ Yes. Stop: Type F water.
4. Are there segments within or upstream of the assessed portion of the stream where the average bankfull width is two feet or greater? AND, is the average stream gradient less than or equal to 16%?		
☒ No. Continue to 5. ☐ Yes. Stop: Type F water.	☒ No. Continue to 5. ☐ Yes. Stop: Type F water.	☒ No. Continue to 5. ☐ Yes. Stop: Type F water.
5. Are there segments within or upstream of the assessed portion of the stream where the average bankfull width is two feet or greater? AND, is the average stream gradient between 16 and 20%? AND, is the contributing basin to the stream greater than 50 acres?		
☒ No. Continue to 6. ☐ Yes. Stop: Type F water.	☒ No. Continue to 6. ☐ Yes. Stop: Type F water.	☒ No. Continue to 6. ☐ Yes. Stop: Type F water.
6. Does the stream segment contain water at all times during a normal rainfall year?		
☐ No. Continue to 7. ☒ Yes. Type Np water. Skip to 9	☒ No. Continue to 7. ☐ Yes. Type Np water. Skip to 9	☒ No. Continue to 7. ☐ Yes. Type Np water. Skip to 9
7. Is the stream segment downstream of a perennial source of water?		
☐ No. Continue to 8. ☐ Yes. Type Np water. Skip to 9	☒ No. Continue to 8. ☐ Yes. Type Np water. Skip to 9	☒ No. Continue to 8. ☐ Yes. Type Np water. Skip to 9
8. Is the stream physically connected by an above-ground channel to Type S, F or Np water?		
☐ No. Non-typed water. ☐ Yes. Type Ns water.	☐ No. Non-typed water. ☒ Yes. Type Ns water.	☒ No. Non-typed water. ☐ Yes. Type Ns water.
9. Describe how you determined the uppermost point of perennial flow. Include a description of its location and show the point on a map. Use a separate piece of paper if necessary.		
The entire length of all streams was walked on 9/3/25 to determine point of uppermost flow. 3 blue flags were hung at PIP.	streams were walked on 9/3/25 to determine point of uppermost flow. 3 blue flags were hung at PIP.	Nt1 was observed on 9/3/25 and did not contain water during field review.

WAC 222-30-025 Even-aged harvest—Size and timing. Except as provided in WAC 222-30-110, unit size and timing of timber harvesting by even-aged harvest methods is subject to the following requirements:

(1) Timber harvest which would result in an area larger than one hundred twenty acres and smaller than or equal to two hundred forty acres harvested by even-aged harvest methods on land owned or controlled by one landowner shall be reviewed by an interdisciplinary team, if the department determines that review is necessary. The area harvested by even-aged harvest methods, for the purposes of this subsection, shall be determined in accordance with subsection (3) of this section.

(2) Timber harvest which would result in an area larger than two hundred forty acres harvested by even-aged harvest methods on land owned or controlled by one landowner shall be prohibited. The area harvested by even-aged harvest method for the purposes of this subsection shall be determined in accordance with subsection (3) of this section.

(3) In calculating areas harvested by even-aged harvest methods, the area harvested by even-aged harvest methods shall include the acreage of that harvest unit and, all contiguous acreage harvested by even-aged harvest methods which is owned or controlled by the same landowner, except that acreage harvested by even-aged harvest methods sharing 10% or less of the common perimeter with the harvest unit under consideration shall not be considered contiguous for the purposes of this section.

(4) Harvest units shall be designed so that each harvest unit meets at least one of the following criteria:

(a) At least thirty percent of the unit's perimeter is in stands of trees that are thirty years of age or older;

(b) At least sixty percent of the unit's perimeter is in stands of trees that are fifteen years of age or older; or

(c) At least ninety percent of the unit's perimeter is in stands of trees that have survived on site a minimum of five growing seasons or, if not, have reached an average height of four feet.

Evaluation of unit perimeters is subject to the conditions specified in subsection (6) of this section.

~~(5) The requirements of subsections (2), (3), and (4) of this section shall apply only to timber harvest by even-aged harvest methods and shall not apply to timber harvest to salvage timber damaged by wind, disease, insects, fire, or other natural causes or to forest practices involving the clearing of land of brush or understocked hardwoods to convert to managed hardwoods or conifers.~~

(6) In evaluating the perimeters of harvest units pursuant to subsection (4) of this section, the following conditions shall apply:

(a) The following shall be treated as fully stocked, mature stands that will not be counted as contiguous acreage harvested by even-aged methods for the purposes of subsections (1) and (2) of this section and which will be counted as thirty-year-old stands for the purposes of subsection (4) of this section:

(i) In Western Washington, a wetland management zone that is twice the width required by WAC 222-30-021 and 222-30-023(1) along Type S or F Waters;

(ii) In Eastern Washington, wetland management zone that is the width required by WAC 222-30-022 and 222-30-023(2);

(iii) Designated upland management areas;

DECISION TREE FOR CLASSIFICATION OF FOREST PRACTICES under
SIERRA PACIFIC LAND & TIMBER COMPANY SHA for
MARBLED MURRELET in WESTERN WASHINGTON

Project name Strand Down Unit Number 1

1. Is the proposal within 50 miles of salt water
 - ☒ YES—2
 - ☐ NO—non-enrolled lands—apply standard FP rules (STOP)
2. Is the proposal exclusively on enrolled lands and limited to forest practices involving salvage harvest, use or maintenance of existing forest roads, establishment or use of yarding corridors, or establishment of road crossings
 - ☐ YES—attach narrative description of proposal and SHA prescriptions applied--9
 - ☒ NO—3
3. Are portions of the proposal within 300' of the following habitat types
(indicate all which apply)

SHA Habitat Type	Proposal is within habitat type	Proposal is within 300' of habitat type
Occupied Site identified prior to February 23, 2021	☐ apply no harvest SHA prescription 7	☐ apply managed buffer SHA prescription 7
Forest stand determined to be occupied after February 23, 2021	☐ apply Exhibit D SHA prescription 7	☐ 6
Presumed Habitat	☐ 4	☐ 7
None present	☒ 7	

4. Is the Presumed Habitat within 300' of Forest & Fish Buffers
 - ☐ YES—apply no harvest SHA prescription--7
 - ☐ NO--5
5. Is the Presumed Habitat designated for retention under the SHA
 - ☐ YES—apply no harvest SHA prescription--7
 - ☐ NO—available for harvest--7
6. Is the SHA Occupied Site located on lands owned by the permit holder
 - ☐ YES—available for harvest--7
 - ☐ NO¹—apply managed buffer SHA prescription--7
7. Are portions of the proposal on lands >300' from Forest & Fish Buffers
 - ☒ YES—non-enrolled lands are present--8
 - ☐ NO—9
8. Do 24"+ dbh western hemlock or 32"+ dbh other conifers containing nesting platforms occur in the Non-Enrolled Lands
 - ☐ YES—Complete Appendix J Marbled Murrelet Form
 - ☒ NO—available for harvest--9
9. Proposal is not Class IV-S pursuant to WAC 222-16-080 (6) (iii)²

¹ Proposal is within 300' of off-site (*i.e.*, not owned by permit holder) occupied Possible Suitable Habitat.

² Note that 'not Class IV-S' as determined here does not preclude Class IV-Special designation for reasons other than the presence of critical habitat (state) for marbled murrelet.

CROSSWALK BETWEEN SHA PRECRIPTIONS and WAC under SIERRA PACIFIC LAND & TIMBER COMPANY SHA for MARBLED MURRELET in WESTERN WASHINGTON

Project name Strand Down Unit Number 1

Rx Used	Land Category ¹	Activity	SHA Rx	SHA Section Reference	Forest Practice Rule WAC
☐	OS	biological surveys, recreation, and other monitoring and conservation measures that do not negatively affect habitat values, as well as continued use and maintenance of existing roads	no limitation	4.0.a	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	OS	salvage of downed, dead, dying, or wind-thrown timber	apply disturbance avoidance measures contained in WAC 222-24-030, WAC 222-30-050, -060, -065, -070, and -100 and no roads are constructed	4.0.a	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	OS	harvest (other than salvage)	no harvest	4.0.a, 5.2	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	PH	biological surveys, recreation, and other monitoring and conservation measures that do not negatively affect habitat values, as well as continued use and maintenance of existing roads	no limitation	4.0.a	
☐	PH	salvage of downed, dead, dying, or wind-thrown timber	apply disturbance avoidance measures contained in WAC 222-24-030, WAC 222-30-050, -060, -065, -070, and -100 and no roads are constructed	4.0.a	
☐	PH w/in 300' of FFB	harvest (other than salvage)	no harvest	4.0.a	
☐	PH > 300' of FFB	harvest (other than salvage)	landowner discretion, except no harvest if contained in designated 595 acres	4.0.a	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	SHA OS	biological surveys, recreation, and other monitoring and conservation measures that do not negatively affect habitat values, as well as continued use and maintenance of existing roads	no limitation	4.0.a	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	SHA OS	salvage of downed, dead, dying, or wind-thrown timber	apply disturbance avoidance measures contained in WAC 222-24-030, WAC 222-30-050, -060, -065, -070, and -100 and no roads are constructed	4.0.a	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	SHA OS	harvest (other than salvage)	apply disturbance avoidance measures contained in WAC 222-24-030, WAC 222-30-050, -060, -065, -070, and -100 and apply Exhibit D selection harvest prescription	4.0.d, 5.2, Exhibit D	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☒	FFB	all forest practices	apply standard rules in conformance with WAC 222-30-020 (7, 8, and 9), 222-30-021, 222-30-040; Forest Practices Board Manual Sections 1, 2, 7, 8, and 9), or buffers or set-asides on	4.0.b, Exhibit C	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species

¹ OS occupied site; PH presumed habitat; SHA OS safe harbor occupied site; FFB forest and fish buffers; AF adjacent forest; MB managed buffer; PMB provisional managed buffer; PSH possible suitable habitat

			unstable or potentially unstable slopes (WAC 222-16-050 (1) (d); Forest Practices Board Manual Section 16)		
☒	AF	all forest practices	apply standard rules in conformance with WAC 222-30-020 (7, 8, and 9), 222-30-021, 222-30-040; Forest Practices Board Manual Sections 1, 2, 7, 8, and 9), or buffers or set-asides on unstable or potentially unstable slopes (WAC 222-16-050 (1) (d); Forest Practices Board Manual Section 16)	4.0.c, Exhibit C	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	MB (OS)	biological surveys, recreation, other monitoring and conservation measures that do not negatively affect habitat values, continued use and maintenance of existing roads, use and establishment of yarding corridors or road crossings if necessary	no limitation	4.0.d	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	MB (OS)	salvage harvest	no limitation	4.0.d	
☐	MB (OS)	harvest (other than salvage)	apply disturbance avoidance measures contained in WAC 222-24-030, WAC 222-30-050, -060, -065, -070, and -100 and apply retention requirements specified in WAC 222-16-080 (1) (h) (v)	4.0.d, 5.2	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☐	PMB (PSH-occupied)	biological surveys, recreation, other monitoring and conservation measures that do not negatively affect habitat values, continued use and maintenance of existing roads, use and establishment of yarding corridors or road crossings if necessary	no limitation	4.0.d	
☐	PMB (PSH-occupied)	salvage harvest	no limitation	4.0.d	
☐	PMB (PSH-occupied)	harvest (other than salvage)	apply disturbance avoidance measures contained in WAC 222-24-030, WAC 222-30-050, -060, -065, -070, and -100 and apply retention requirements specified in WAC 222-16-080 (1) (h) (v) and apply standard rules in conformance with WAC 222-30-020 (7, 8, and 9), 222-30-021, 222-30-040; Forest Practices Board Manual Sections 1, 2, 7, 8, and 9), or buffers or set-asides on unstable or potentially unstable slopes (WAC 222-16-050 (1) (d); Forest Practices Board Manual Section 16)	4.0.c, 4.0.d, 5.2, Exhibit C	222-16-080 (6) (a) (iii) Critical Habitats (state) of threatened and endangered species
☒	not enrolled <50 miles	all other forest practices	apply standard rules	4.0.e	222-10-42 SEPA guidelines for marbled murrelets; 222-16-080 (1) (h) Critical Habitats (state) of marbled murrelet
☐	not enrolled >50 miles	all forest practices	no limitation	4.0.e	222-10-42 SEPA guidelines for marbled murrelets; 222-16-080 (1) (h) Critical Habitats (state) of marbled murrelet



Forest Practices Application/Notification (FPA/N)
Revision

Date: 11/13/2025

FPA/N: 2819957

Application Revisions

Description

- ☐ FPA Page 1
- ☐ FPA Page 2
- ☐ FPA Page 3
- ☐ FPA Page 4
- ☐ FPA Page 5
- ☐ FPA Page 6
- ☐ FPA Page 7
- ☐ FPA Page 8

Associated Documents

Description

- ☐ Activity Map
- ☐ Appendix A
- ☐ Appendix D
- ☐ Slope Stability Map
- ☐ FPHP Plans/Specifications
- ☒ Other

Added Frost Creek drainage map.

Additional Information/Comments:



Forest Practices Application/Notification Notice of Decision

FPA/N No: 2819957

Effective Date: 11/14/2025

Expiration Date: 11/14/2028

Shut Down Zone: 658

EARR Tax Credit: ☒ Eligible ☐ Non-eligible

Reference: Strand Down Salvage

Decision

- ☐ Notification Accepted Operations shall not begin before the effective date.
- ☒ Approved This Forest Practices Application is subject to the conditions listed below.
- ☐ Disapproved This Forest Practices Application is disapproved for the reasons listed below.
- ☐ Withdrawn Applicant has withdrawn the Forest Practices Application/Notification (FPA/N).
- ☐ Closed All forest practices obligations are met.

FPA/N Classification

☐ Class II ☒ Class III ☐ Class IVG ☐ Class IVS

Number of Years Granted on Multi-Year Request

☐ 4 years ☐ 5 years

Conditions on Approval/Reasons for Disapproval

Issued By: Megan Pike

Region: Northwest Region

Title: Forest Practices Forester

Date: 11/14/2025

Copies to: ☒ Landowner, Timber Owner, and Operator

Issued in person: ☐ LO ☐ TO ☐ OP By: Date:

Appeal Information

You have thirty (30) days to **file** (i.e., **actually deliver**) an appeal in writing of this Decision and any related State Environmental Policy Act (SEPA) determinations to the Pollution Control Hearings Board, the Attorney General's Office, and the Department of Natural Resources' region office. See [RCW 76.09.205](#). The appeal period starts when the applicant receives this decision, which usually happens electronically on the date indicated below.

You must file your appeal at all three addresses below:

Pollution Control Hearings Board	Office of the Attorney General Natural Resources Division	Department Of Natural Resources Northwest Region
<u>Physical Address</u> 1500 Jefferson Street SE Olympia, WA 98501	<u>Physical Address</u> 1125 Washington Street SE Olympia, WA 98504	<u>Physical Address</u> 919 North Township Street Sedro-Woolley, WA 98284
<u>Mailing Address</u> Post Office Box 40903 Olympia, WA 98504-0903	<u>Mailing Address</u> Post Office Box 40100 Olympia, WA 98504-0100	<u>Mailing Address</u> 919 North Township Street Sedro-Woolley, WA 98284

Information regarding the Pollution Control Hearings Board can be found at: <https://eluhwa.gov/>

Other Applicable Laws

Operating as described in this application/notification does not ensure compliance with the Endangered Species Act, or other federal, state, or local laws.

Transfer of Forest Practices Application/Notification (WAC 222-20-010)

Use the "Notice of Transfer of Approved Forest Practices Application/Notification" form. This form is available at region offices and on the Forest Practices website <https://www.dnr.wa.gov/programs-and-services/forest-practices/review-applications-fpars/forest-practices-forms-and>. Notify DNR of new Operators within 48 hours.

Continuing Forestland Obligations (RCW 76.09.060, RCW 76.09.070, RCW 76.09.390, and WAC 222-20-055)

Obligations include reforestation, road maintenance and abandonment plans, conversions of forestland to non-forestry use and/or harvest strategies on perennial non-fish habitat (Type Np) waters in Eastern Washington.

Before the sale or transfer of land or perpetual timber rights subject to continuing forest and obligations, the seller must notify the buyer of such an obligation on a form titled "Notice of Continuing Forest Land Obligation". The seller and buyer must both sign the "Notice of Continuing Forest Land Obligation" form and send it to the DNR Region Office for retention. This form is available at DNR region offices.

If the seller fails to notify the buyer about the continuing forestland obligation, the seller must pay the buyer's costs related to continuing forestland obligations, including all legal costs and reasonable attorneys' fees incurred by the buyer in enforcing the continuing forestland obligation against the seller.

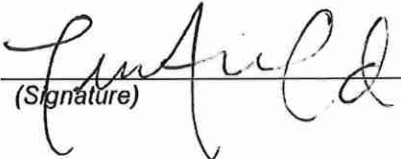
Failure by the seller to send the required notice to DNR at the time of sale will be prima facie evidence in an action by the buyer against the seller for costs related to the continuing forestland obligation prior to sale.

DNR Declaration of Mailing

I **Teresa Guard**, caused the Notice of Decision for FPA/N No. 2819957 to be placed in the United States mail at **Sedro-Woolley, WA**; postage paid. I declare under penalty of perjury of the laws of the State of Washington, that the foregoing is true and correct.

11/15/2025
(Date)

Sedro-Woolley, WA
(City & State where signed)


(Signature)



Aerial Chemical Forest Practices
Application/Notification
Office Checklist Page 1
Northwest Region

FPA/N #: 2819953

Received Date: 10/29/2025

Comments Due Date: 11/12/2025

Decision Due Date: 11/28/2025

FP Forester: NK30

Shutdown Zone: 658

DFW Bio: L. Lutes

FPA/N CLASSIFICATION: ☒ Class III ☐ Class IV-S		CHEMICAL TYPE: ☒ Pesticides/Herbicides ☐ Fertilizers	
Landowner Name:	Sierra Pacific Land & Timber Company	Project Name:	Frost Creek BT
WRIA: 1 - Nooksack		WAU: Vedder, Boulder Creek, Silesia Creek	
WRIA:		WAU:	
WRIA:		WAU:	
Legal: 33, 34, 35, 36-41N-06E		County: Whatcom	
Legal: 1, 2, 3, 4, 10, 11, 12-40N-06E		Acres to be Treated: 3380	

ALTERNATIVE PRESCRIPTIONS

- ☐ Alternate Plan ☐ Habitat Conservation Plan ☐ HCP Crosswalk(s)
☐ Watershed Analysis: ☐ Landowner Option Plan for Northern Spotted Owl
☐ Other: ☐ Cooperative Habitat Enhancement Agreement

RESOURCE REVIEW

- ☒ Hydric Soils ☐ Groundwater Sensitive Area
☒ Wetland Type ☒ A ☒ B ☒ Forested ☒ Over 240 Contiguous Acres
☐ Wetland Buffers ☐ Within 100' of Agricultural Land
☒ Stream Type ☐ S ☐ F ☒ N ☐ Within 200' of Residence
☐ Stream Buffers ☐ WHNP Rare Species
☐ Group A or B Spring Water System ☐ HCP Bull Trout Populations of Concern
☐ Group A or B Surface Water System ☒ FPF Verification ☒ Water ☒ Wetland
☐ Hatchery: ☐ 1/2 mile ☐ 1 mile ☐ Other:

ASSOCIATED NON-SCANNED DOCUMENTS – On file with the FPA/N at the Region office.

- ☐ SEPA Checklist/Documents ☐ Other:

ASSOCIATED SCANNED DOCUMENTS

- ☐ Qualified Expert Report | Type: ☐ Water Classification Worksheet
☐ Other: ☐ Watershed Analysis Worksheet

ADDITIONAL COMMENTS

*under review

**withdrawn/resubmitted as 2819957

☒ ENF # NW-NTC-25-131281 ☒ Previous FPA # 2819911 ☒ Adjacent FPA # 2819894 Form completed by TG
2819949*
2819935**



For DNR Region Office Use Only	
FPA/N #:	2819953
Region:	NW
Received Date:	10/29/2025

Forest Practices Application/Notification For Aerial Chemicals

Project Name: Frost Creek Bt

PLEASE USE THE INSTRUCTIONS TO COMPLETE THIS APPLICATION.

1. Landowner, Timber Owner and Operator

Legal Name of LANDOWNER Sierra Pacific Land and Timber Company	Legal Name of TIMBER OWNER ☐ Same as Landowner Sierra Pacific Industries	Legal Name of OPERATOR ☐ Same as Landowner Sierra Pacific Industries
Mailing Address: 14353 McFarland Rd	Mailing Address: Same as Landowner	Mailing Address:
City, State, Zip: Mount Vernon WA 98273	City, State, Zip:	City, State, Zip:
Phone: (360)424-7619 Email: jkwilliams@spi-ind.com	Phone: Email:	Phone: Email:

2. Contact Person

Contact Person: Jordan Williams	Phone: 360-424-7619 Email: jkwilliams@spi-ind.com
------------------------------------	--

3. Are you substituting prescriptions from an approved state or federal conservation agreement or Watershed Analysis?

☒ No ☐ Yes Write 'HCP' or 'Using Prescriptions' in tables that apply. Attach or reference prescriptions and/or crosswalks form on file at the Region office.

4. Complete the following property description:

Unit Number	Acres	Section	Township	Range	E/W	County
1	3380	36,35,	41	6	E	Whatcom
		34,33	41	6	E	Whatcom
		4,3,2,1	40	6	E	Whatcom
		12,11,10	40	6	E	Whatcom

6. Is this proposal (answer every question):

- a. ☒ No ☐ Yes Within the city limits or an urban growth area? *If yes, include SEPA Environmental Checklist, or SEPA Determination, or approved 10-year management plan.*
- b. ☒ No ☐ Yes Within a public park? *If yes, include SEPA Environmental Checklist or SEPA Determination.*
Park name: _____
- c. ☒ No ☐ Yes Within 500 feet of a public park? Park name: _____
- d. ☒ No ☐ Yes An Alternate Plan? *If yes, include a copy of the Alternate Plan.*
- e. ☒ No ☐ Yes Using a chemical that is not registered or for a use that is not allowed under the label? *If yes, include a copy of your Experimental Use Permit and a SEPA Environmental Checklist.*
- f. ☐ No ☒ Yes Applying a pesticide in a Type A or Type B Wetland? *If yes, include a SEPA Environmental Checklist or SEPA Determination.*

7. Are you spraying 240 or more contiguous acres?

☐ No ☒ Yes *If yes, include a SEPA Environmental Checklist or SEPA Determination.*

8. Have you reviewed this forest practices activity area to determine whether it may involve historic sites and/or Native American cultural resources? Read the instructions before answering this question.

☐ No ☒ Yes *If you made any contacts, please provide information in Question 9.*

9. Additional Information (attach additional pages if necessary):

We will be using *Bacillus Thuringiensis* (BT) in our application. We will be following the label in regards to spraying over streams, water, etc.

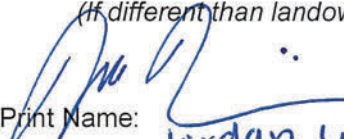
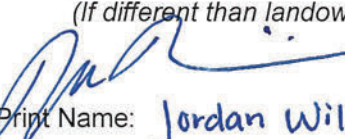
Under WAC 222-38-24, the typical water buffers or acreage limits do not apply to BT applications. No SEPA checklist or determination is needed despite answering "yes" to question 6-f or 7.

Question 5 asks what season it will be sprayed in. This is not a site-prep mix. It is answered there to indicate our anticipated application year is 2026.

10. We acknowledge the following:

- The information on this application/notification is true.
- We understand this proposed forest practice is subject to:
 - The Forest Practices Act and Rules AND
 - All other federal, state or local regulations.
- Compliance with the Forest Practices Act and Rules does not ensure compliance with the Endangered Species Act or other federal, state or local laws.
- We understand that applying chemicals is not an activity included as part of the DNR's Incidental Take Permit for aquatic species.
- Inadvertent Discovery – Chapters 27.44, 27.53, 68.50 and 68.60 RCW
 - If you find or suspect you have found an archaeological object or Native American cairn, grave, or glyptic record, immediately cease disturbance activity, protect the area and promptly contact the Department of Archaeology and Historic Preservation at 360-586-3077.
 - If you find or suspect you have found human skeletal remains, immediately cease disturbance activity, protect the area, and contact the County Coroner or Medical Examiner and local law enforcement as soon as possible. Failure to report human remains is a misdemeanor.

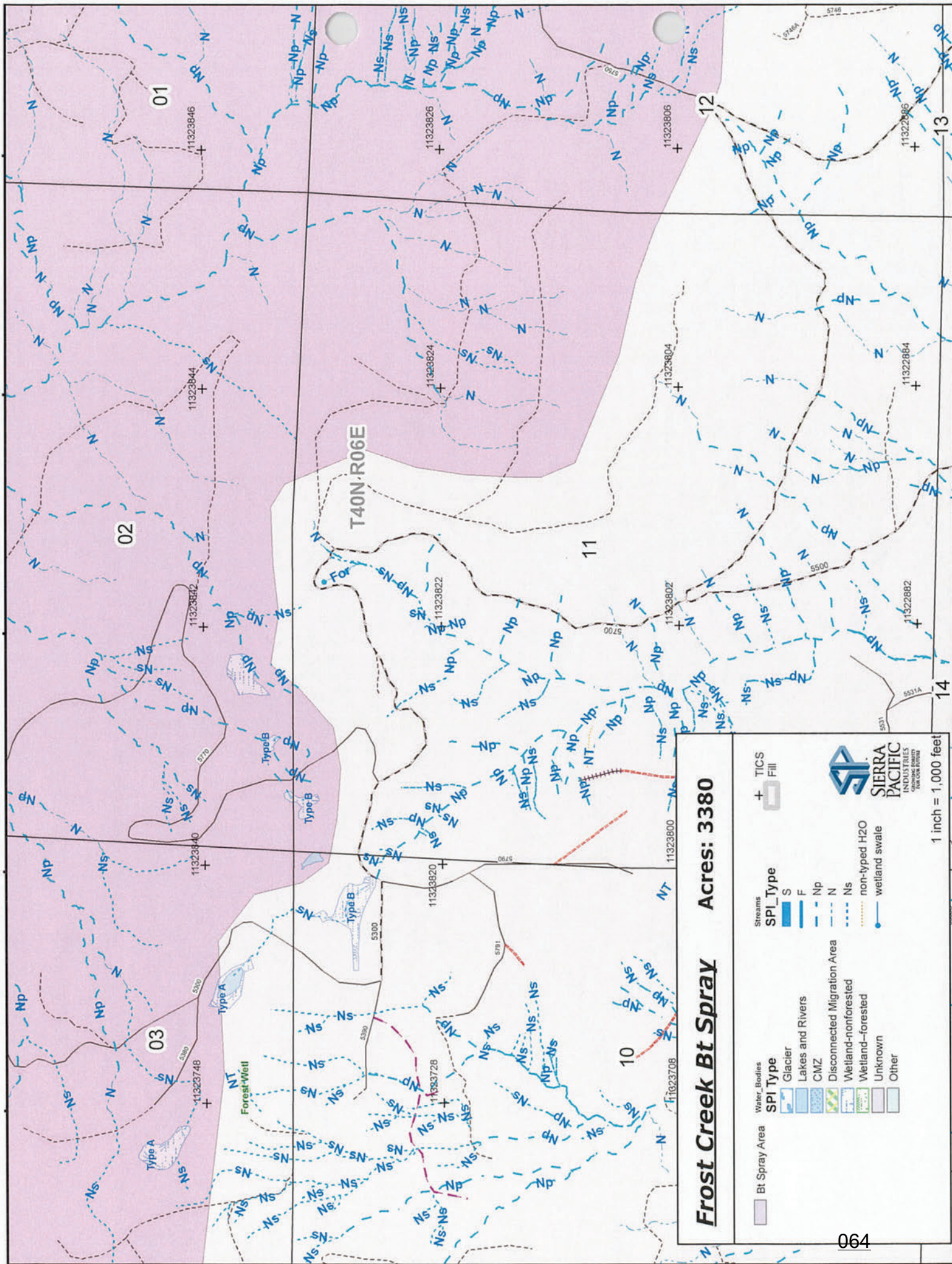
The landowner understands that by signing and submitting this FPA, he/she is authorizing the Department of Natural Resources to enter the property in order to review the proposal, inspect aerial chemical operations, and monitor compliance for up to three years after its expiration date. RCW 76.09.150

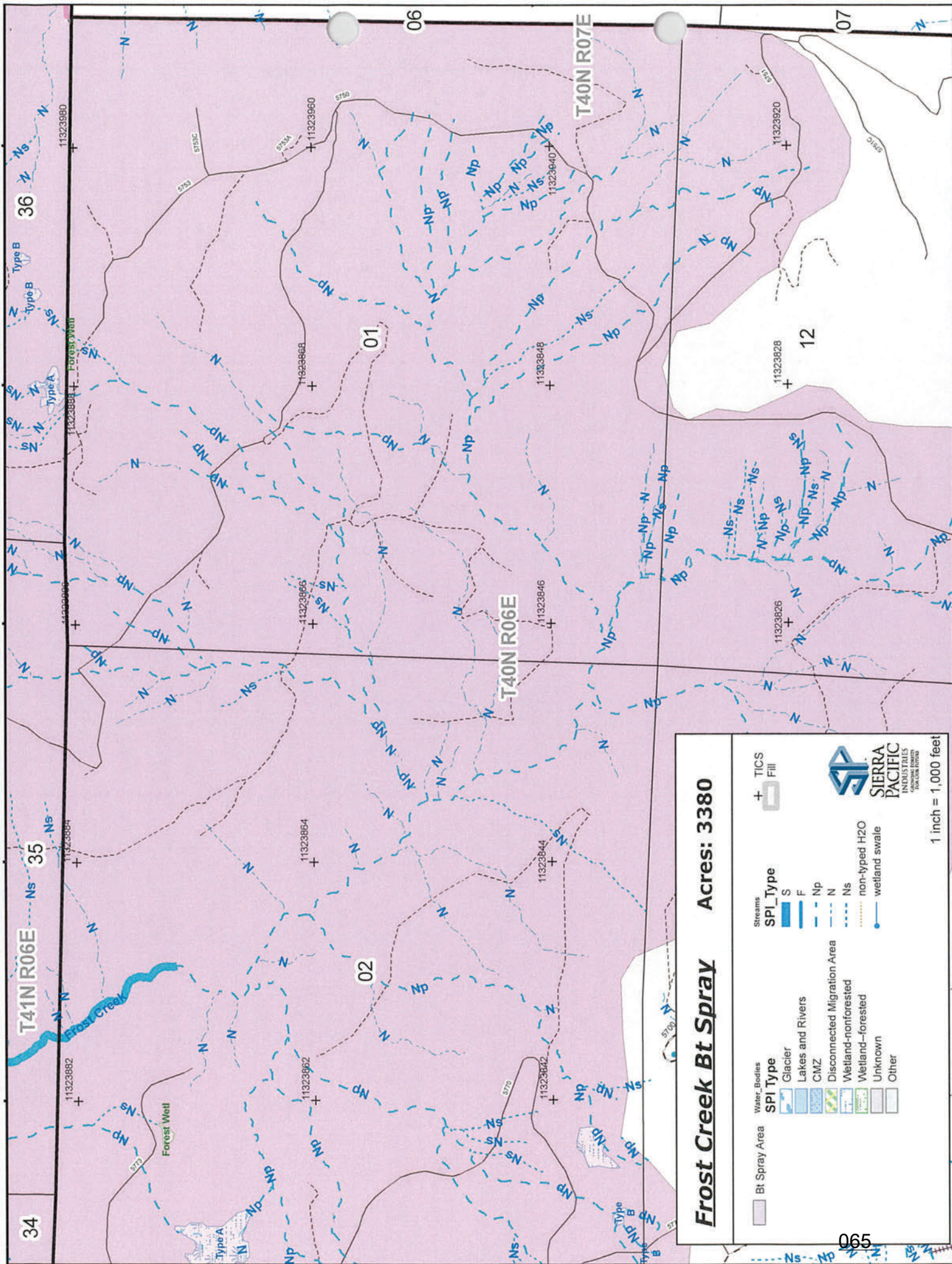
Signature of Legal LANDOWNER	Signature of Legal TIMBER OWNER* (If different than landowner)	Signature of Legal OPERATOR (If different than landowner)
 Print Name: <u>Jordan Williams</u> Date: <u>10/29/25</u>	 Print Name: <u>Jordan Williams</u> Date: <u>10/29/25</u>	 Print Name: <u>Jordan Williams</u> Date: <u>10/29/25</u>

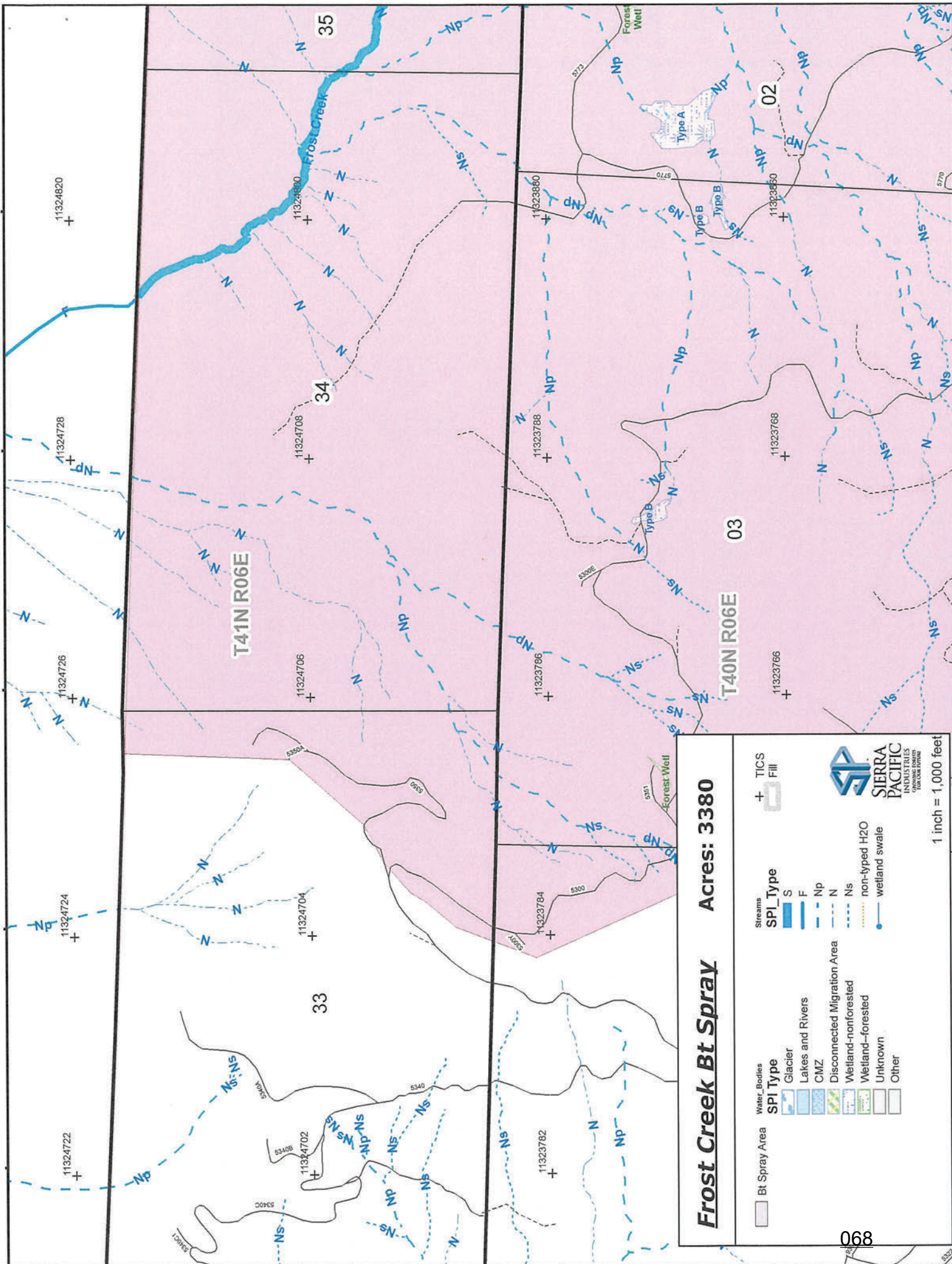
** NOTE: If you are a "Perpetual Timber Rights Owner," and are submitting this without the Landowner's Signature, provide written evidence the landowner has been notified.*

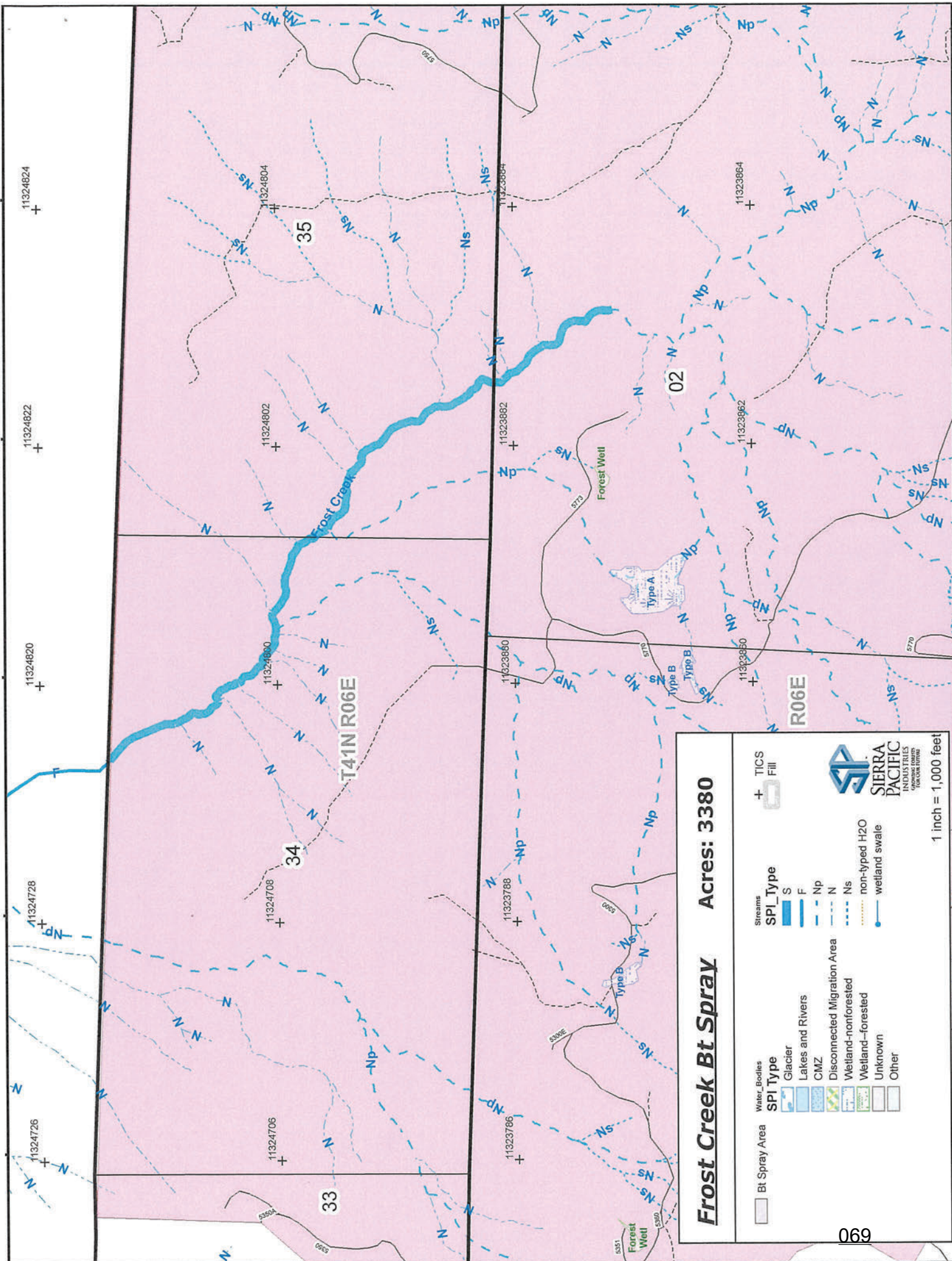
Please make a copy of this FPA/N for your records.

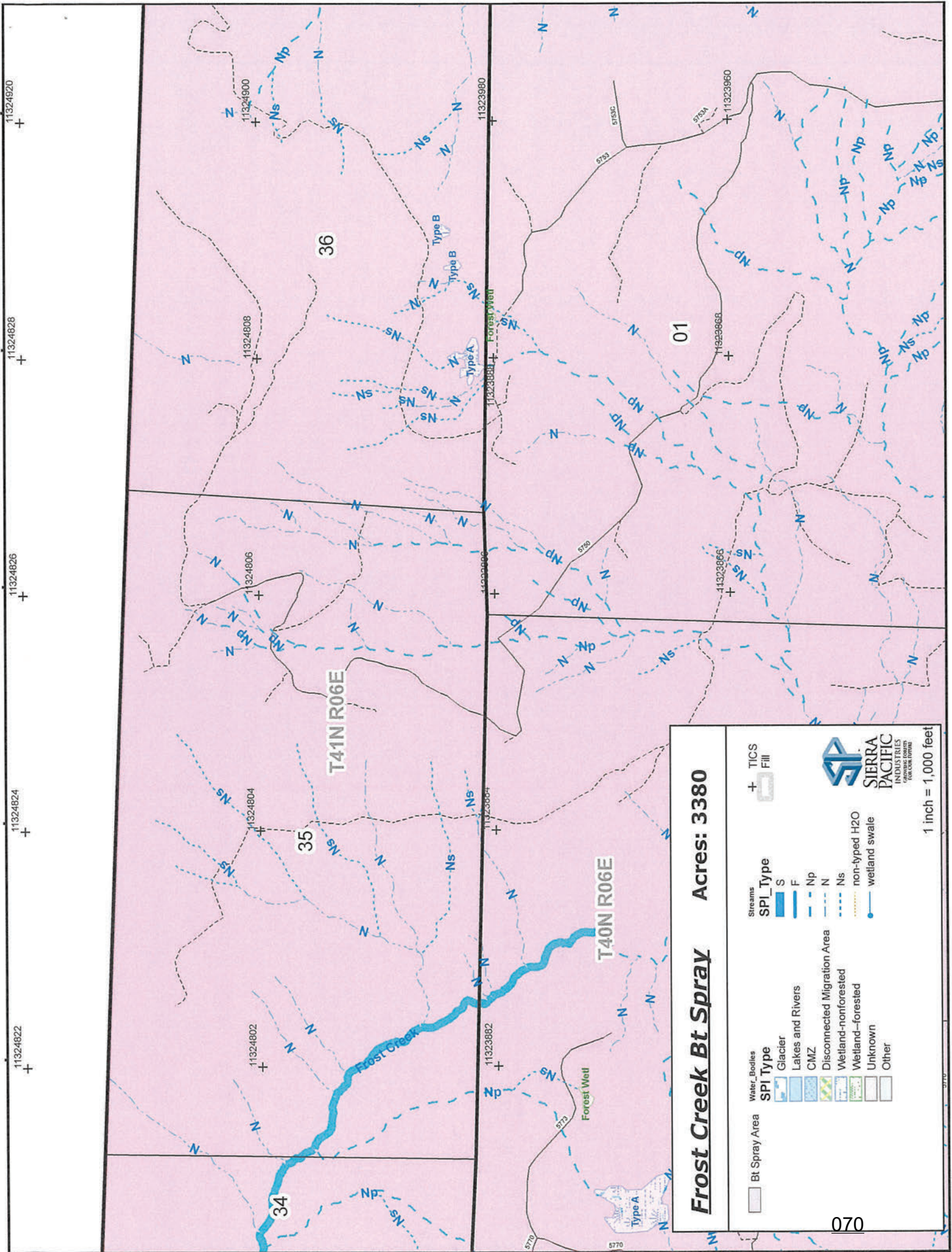
RECEIVED
OCT 29 2025
NW REGION











Frost Creek Bt Spray

Acres: 3380

Water Bodies

SPI Type

Glacier

Lakes and Rivers

CMZ

Disconnected Migration Area

Wetland-nonforested

Wetland-forested

Unknown

Other

Streams

SPI Type

S

F

Np

N

Ns

non-typed H2O

wetland swale

Bt Spray Area

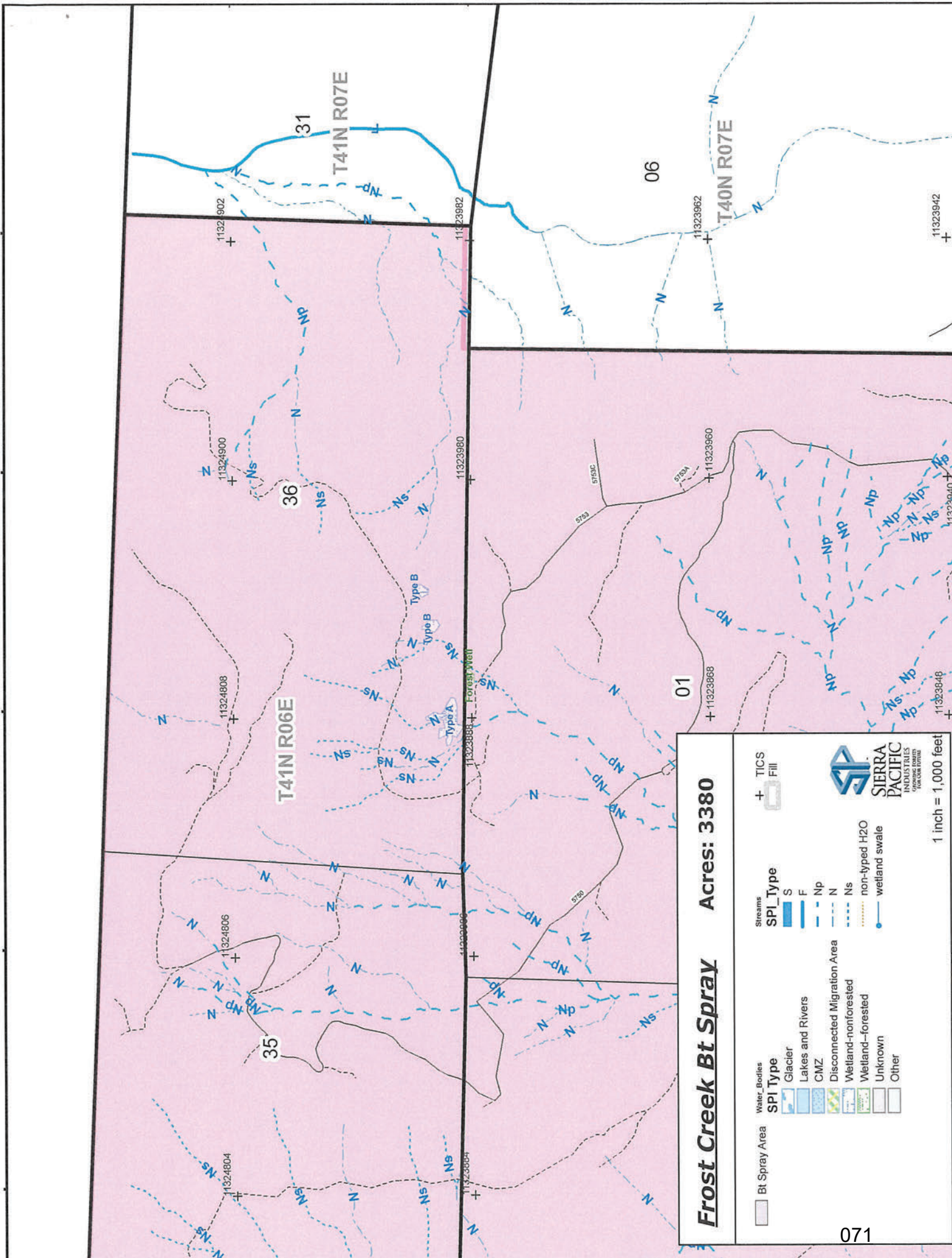
TICS

Fill

SIERRA PACIFIC INDUSTRIES

FOR YOUR PROTECTION

1 inch = 1,000 feet



Frost Creek Bt Spray

Acres: 3380

1 inch = 1,000 feet

Water Bodies

	Bt Spray Area	SPI Type		Glacier
	Lakes and Rivers		CMZ	
	Disconnected Migration Area		Wetland-nonforested	
	Wetland-forested		Wetland-swale	
	Unknown		Other	

Streams

	S		F
	NP		N
	NS		non-typed H2O
	wetland swale		

TICS Fill

SIERRA PACIFIC INDUSTRIES
AN OXYGEN INDUSTRIES COMPANY



**Forest Practices Application/Notification
Notice of Decision**

FPA/N No: 2819953

Effective Date: 11/14/2025

Expiration Date: 11/14/2028

Shut Down Zone: 658

EARR Tax Credit: ☐ Eligible ☒ Non-eligible

Reference: Frost Creek BT

Decision

- ☐ **Notification Accepted** Operations shall not begin before the effective date.
- ☒ **Approved** This Forest Practices Application is subject to the conditions listed below.
- ☐ **Disapproved** This Forest Practices Application is disapproved for the reasons listed below.
- ☐ **Withdrawn** Applicant has withdrawn the Forest Practices Application/Notification (FPA/N).
- ☐ **Closed** All forest practices obligations are met.

FPA/N Classification

☐ Class II ☒ Class III ☐ Class IVG ☐ Class IVS

Number of Years Granted on Multi-Year Request

☐ 4 years ☐ 5 years

Conditions on Approval/Reasons for Disapproval

Issued By: Megan Pike

Region: Northwest Region

Title: Forest Practices Forester

Date: 11/14/2025

Copies to: ☒ Landowner, Timber Owner, and Operator

Issued in person: ☐ LO ☐ TO ☐ OP By: _____ Date: _____

Appeal Information

You have thirty (30) days to **file** (i.e., **actually deliver**) an appeal in writing of this Decision and any related State Environmental Policy Act (SEPA) determinations to the Pollution Control Hearings Board, the Attorney General's Office, and the Department of Natural Resources' region office. See [RCW 76.09.205](https://www.wa.gov/rcw/76.09.205). The appeal period starts when the applicant receives this decision, which usually happens electronically on the date indicated below.

You must file your appeal at all three addresses below:

Pollution Control Hearings Board	Office of the Attorney General Natural Resources Division	Department Of Natural Resources Northwest Region
<u>Physical Address</u> 1500 Jefferson Street SE Olympia, WA 98501 <u>Mailing Address</u> Post Office Box 40903 Olympia, WA 98504-0903	<u>Physical Address</u> 1125 Washington Street SE Olympia, WA 98504 <u>Mailing Address</u> Post Office Box 40100 Olympia, WA 98504-0100	<u>Physical Address</u> 919 North Township Street Sedro-Woolley, WA 98284 <u>Mailing Address</u> 919 North Township Street Sedro-Woolley, WA 98284

Information regarding the Pollution Control Hearings Board can be found at: <https://elaho.wa.gov/>

Other Applicable Laws

Operating as described in this application/notification does not ensure compliance with the Endangered Species Act, or other federal, state, or local laws.

Transfer of Forest Practices Application/Notification (WAC 222-20-010)

Use the "Notice of Transfer of Approved Forest Practices Application/Notification" form. This form is available at region offices and on the Forest Practices website <https://www.dnr.wa.gov/programs-and-services/forest-practices/review-applications-fpars/forest-practices-forms-and>. Notify DNR of new Operators within 48 hours.

Continuing Forestland Obligations (RCW 76.09.060, RCW 76.09.070, RCW 76.09.390, and WAC 222-20-055)

Obligations include reforestation, road maintenance and abandonment plans, conversions of forestland to non-forestry use and/or harvest strategies on perennial non-fish habitat (Type Np) waters in Eastern Washington.

Before the sale or transfer of land or perpetual timber rights subject to continuing forest and obligations, the seller must notify the buyer of such an obligation on a form titled "Notice of Continuing Forest Land Obligation". The seller and buyer must both sign the "Notice of Continuing Forest Land Obligation" form and send it to the DNR Region Office for retention. This form is available at DNR region offices.

If the seller fails to notify the buyer about the continuing forestland obligation, the seller must pay the buyer's costs related to continuing forestland obligations, including all legal costs and reasonable attorneys' fees incurred by the buyer in enforcing the continuing forestland obligation against the seller.

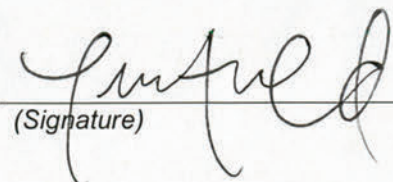
Failure by the seller to send the required notice to DNR at the time of sale will be prima facie evidence in an action by the buyer against the seller for costs related to the continuing forestland obligation prior to sale.

DNR Declaration of Mailing

I **Teresa Guard**, caused the Notice of Decision for FPA/N No. 2819953 to be placed in the United States mail at **Sedro-Woolley, WA**; postage paid. I declare under penalty of perjury of the laws of the State of Washington, that the foregoing is true and correct.

11/15/2025
(Date)

Sedro-Woolley, WA
(City & State where signed)


(Signature)



FPA/N No: 2819953

Date of Service: 03/26/2026

Reference: Frost Creek BT
Spray

**Forest Practices Application/Notification
Request to Amend
Notice of Decision**

Decision

- ☒ **Approved** This request to amend is approved and subject to the conditions listed below.
- ☐ **Disapproved** This request to amend is disapproved for the reasons listed below.
- ☐ **Withdrawn** Applicant has withdrawn amendment request.

Conditions on Approval/Reasons for Disapproval

Issued By: Megan Pike Region: Northwest

Title: Forest Practices Forester Date: 3/26/2026

Copies to: ☒ Landowner, Timber Owner and Operator

Issued in person: ☐ LO ☐ TO ☐ OP By: Date:

Appeal Information

The landowner, timber owner, or operator has fifteen (15) calendar days from the date of service to request a Brief Adjudicative Proceeding (BAP) in the presence of the department to review this amendment, otherwise known as Notice to Comply. [RCW 76.09.090\(3\)](#), [WAC 222-46-030\(4\)](#), [WAC 332-08-215\(3\)](#)

Appeal request must:

- Be in writing;
- Include signature(s);
- Include the factual basis for the appeal and the issue to be adjudicated;
- Request must be sent to both of the following:

Department Of Natural Resources Northwest Region	Department of Natural Resource Forest Regulation Division
919 North Township Street Sedro-Woolley, WA 98284	1111 Washington Street, SE Olympia, WA 98504 -7012

DNR Declaration of Mailing

I Alicia Stauffer, caused the Notice of Decision for FPA/N No 2819953 to be placed in the United States mail at Sedro-Woolley, WA; postage paid. I declare under penalty of perjury of the laws of the State of Washington, that the foregoing is true and correct.

3/27/2026
(Date)

Sedro-Woolley, WA
(City & State where signed)


(Signature)

Certified Mailing:

☒ Landowner/Timber Owner/Operator: 9589 0710 5270 1470 1699 73



For DNR Region Office Use Only	
Region:	NW
Date of Receipt:	07/26/2023

Forest Practices Application/Notification Request to Amend

Approved FPA/N No.: 2819953

Project Name: Frost Creek Bt

Use this to request an amendment to an approved Forest Practices Application/Notification.

1. Landowner, Timber Owner and Operator

Legal Name of Landowner Sierra Pacific Land and Timber Company	Legal Name of Timber Owner ☐ Same as Landowner Sierra Pacific Industries	Legal Name of Operator ☐ Same as Landowner Sierra Pacific Industries
Mailing Address 14353 McFarland Rd	Mailing Address Same as landowner	Mailing Address
City, State, Zip Mount Vernon WA 98273	City, State, Zip	City, State, Zip
Phone: 360-424-7619	Phone:	Phone:
Email: jkwilliams@spi-ind.com	Email:	Email:
Contact Person Jordan Williams	Phone: 360-424-7619 Email: jkwilliams@spi-ind.com	

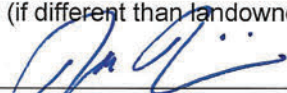
2. Describe the proposed amendment to the approved FPA/N. You can attach revised pages of an FPA/N, or give specific details below. Include a new Activity Map if you are proposing any changes to the original.

I would like to add the following to my chemical list for all acres included on the original FPA:

- 73049-17
-73049-427

3. We acknowledge the following:

- The information on this application/notification amendment is true.
- We understand this proposed forest practice is subject to:
 - The Forest Practices Act and Rules, AND
 - All other federal, state or local regulations.
- Compliance with the Forest Practices Act and Rules does not ensure compliance with the Endangered Species Act or other federal, state or local laws.
- I understand that this amendment is a request for a Notice to Comply for an authorized deviation as described in WAC 222-20-060.

Signature of Legal Landowner 	Signature of Timber Owner * (if different than landowner) 	Signature of Operator (if different than landowner) 
Printed Name Jordan Williams	Printed Name Jordan Williams	Printed Name Jordan Williams
Date Signed 2/25/26	Date Signed 2/25/26	Date Signed 2/25/26

*NOTE: if you are a "Perpetual Timber Rights Owner," and are submitting this without the landowner's signature, provide written evidence the landowner has been notified.

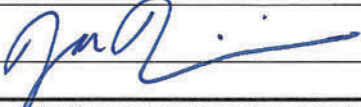
RECEIVED
FEB 26 2026
NW REGION

Forest Practices Application/Notification Notice of Transfer

I/we transfer my/our rights, privileges, and obligations under this approved Forest Practices Application or Notification.
I/we affirm that the information contained below is true and agree to comply with the rules authorized by the Forest Practices Act and to be bound by all conditions on the approved application or notification.

FPA/N Number: 2819953 Section(s): 33,34,35,36+ Township(s): 41+ Range(s): 6E

Name of Original Landowner: Sierra Pacific Land & Timber Co

Original Landowner Signature:  Date: 6/17/26

New Operator – Fill out this section only if you are changing or adding an operator.

☒ **Changing** an operator ☐ **Adding** an operator ☐ Road construction ☐ Timber harvest ☒ Aerial spray

Legal Name of New Operator:
Crop Jet Aviation, LLC.

Mailing Address:
1921 S 1700E
Gooding, ID 83330

Phone: 208 358 1802

Email: george@cropjet.com

New Operator Signature:  Date: 6/18/26

New Landowner – Fill out this section only if you are transferring your approved FPA/N to a new landowner.

☐ No ☐ Yes Are you a small forest landowner per RCW 76.09.450?

☐ No ☐ Yes Is your entire proposed harvest area on a single contiguous ownership of one or more parcels?

Legal Name of New Landowner:

Mailing Address:

Phone:

Email:

New Landowner Signature: _____ Date: _____

New Timber Owner – Fill out this section only if you are transferring your timber rights.

Legal Name of New Timber Owner:

Mailing Address:

Phone:

Email:

Forest Tax Reporting Account Number (contact Dept. of Revenue at: 360-534-1324):

New Timber Owner Signature: _____ Date: _____

DO NOT WRITE BELOW THIS SECTION - DNR USE ONLY

Date of Receipt: 06/18/2026

Date Processed: 06/24/2026

Cultus Lake Park Board

Via Email: reception@cultuslake.bc.ca

RE: Request for Comprehensive Staffing and Compensation Study / Response to June 17, 2026 Agenda Items

Dear Commissioners of the Cultus Lake Park Board,

I am writing to formally request that the Cultus Lake Park Board commission a comprehensive, independent Organizational Compensation and Staffing Study for all Cultus Lake Park staff positions—including executive leadership—to ensure equitable alignment, fiscal responsibility, qualifications, number of staff, and transparency relative to comparable local governments.

This request stems from data made public in recent Board agendas. The June 17, 2026 Agenda indicates that the Board received a 10-page report titled *Cultus Lake Park Elected Officials Remuneration Research*, prepared by Drive Organizational Developments Ltd. This independent study was prudently utilized to ensure that the compensation of elected officials remains in line with peer jurisdictions and is justified by professional standards.

However, looking back at the May 20, 2026 Agenda, the *2025 Statement of Financial Information (SOFI)* lists the Schedule of Remuneration and Expenses for staff earning over \$75,000, yet no similar market-comparison study exists to contextualize or evaluate staff compensation against surrounding local governments.

A preliminary analysis of the SOFI report reveals a significant disparity when comparing the compensation of the Cultus Lake Park Chief Administrative Officer (CAO) to the CAOs of geographically larger or more populous communities within British Columbia:

- | | |
|---|------------------|
| • Cultus Lake Park CAO: \$192,781.84 | Population: 675 |
| • Harrison Hot Springs CAO: \$168,467.00 | Population: 1905 |
| • Village of Anmore CAO: \$145,472.00 | Population: 2356 |
| • Belcarra Regional Park CAO: \$114,258.00 | Population: 687 |

To ensure true fiscal accountability, a comprehensive comparative analysis must be performed on **every** staff position exceeding the \$75,000 statutory reporting threshold.

If an independent third-party study is required to validate the remuneration of elected officials, the same measure of rigorous accountability should apply to public-funded staff positions. The community deserves clear evidence that the staffing numbers, baseline qualifications, job duties and salary bands assigned to our public servants reflect a fair and optimized use of community resources.

Therefore, I respectfully request that the Board issue a Request for Proposal (RFP) for an independent agency to conduct an **Organizational Compensation, Staffing Level, and Qualification Requirements Study**. This study should explicitly compare Cultus Lake Park's operational overhead and employee compensation structures against comparable tourism-heavy and small-population communities across the province.

Thank you for your time, consideration, and continued dedication to transparency within our community. I request that this letter be included as an item of regular correspondence on the agenda for the next upcoming Cultus Lake Park Board meeting.

Sincerely,

[Redacted Signature]



Cultus Lake Park

SUNNYSIDE CAMPGROUND BYLAW NO. 1222, 2023

Amendment Bylaw No. 1273, 2026

A Bylaw to amend Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023.

The Board for Cultus Lake Park did enact a bylaw cited as "*Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023*".

The Board for Cultus Lake Park deems it advisable to amend said bylaw;

The Board for Cultus Lake Park, in open meeting assembled, enacts as follows:

1. TITLE

This Bylaw may be cited for all purposes as Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023 Amendment Bylaw No. 1273, 2026.

2. AMENDMENTS

Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023 is amended as follows:

2.1 Add to Section 2.2 DEFINITION OF TERMS:

"Mobility Aid" means a device including, but not limited to an electric wheelchair or scooter, that is designed and manufactured to transport persons who have limited mobility because of a permanent or temporary disability that makes it impossible or difficult to walk.

2.2 Add to Section 8 VEHICLES & TRAILERS

8.15 No Person will operate a Mobility Aid unless it is medically required.

8.16 No Person will operate a Mobility Aid:
(a) for recreational purposes; or
(b) for personal convenience.

8.17 No child will operate a Mobility Aid unless it is medically required.

8.18 Operators of a Mobility Aid are legally classified as pedestrians and must travel at a safe, responsible speed suited to pedestrian traffic and will not exceed the posted speed limit.

8.19 The Manager of Sunnyside Campground and Accommodation, or Designate, may, at any time, require an individual to provide medical documentation regarding the approved use of a Mobility Aid.

2.3 Remove SCHEDULE A: FEES and replace with the amended and attached **SCHEDULE A: FEES**.

3. EFFECTIVE DATE

READ A FIRST TIME this XX day of XXX, 2026

READ A SECOND TIME this XX day of XXX, 2026

READ A THIRD TIME this XX day of XXX, 2026

ADOPTED this XX day of XXX, 2026

Kirk Dzaman, Chair
Cultus Lake Park Board

Joe Lamb,
Chief Administrative Officer

I HEREBY CERTIFY the foregoing to be a true
and correct copy of Cultus Lake Park Sunnyside
Campground Bylaw No. 1222, 2023
Amendment Bylaw No. 1273, 2026.

Chief Administrative Officer

SCHEDULE A: FEES

All Sunnyside Campground Registered and/or Seasonal Campers are subject to the types of fees set out in Table 1, Table 2 and Table 3 below. The amount of each type of fee will be determined from time to time in accordance with Section 23.2 of this Bylaw.

TABLE 1 of SCHEDULE A SEASONAL SITE FEES		
No.	Fee Type	Fee Sub-types
1.	Seasonal site	Regular View Waterfront
2.	Seasonal Site Deposit – non-refundable	Not Applicable
3.	Seasonal Site Prepayment – non-refundable	Not Applicable
4.	Seasonal Waitlist Deposit – non-refundable	Not Applicable
5.	Seasonal Infrastructure Fee	Not Applicable
6.	Seasonal Milfoil Fee	Not Applicable
7.	Seasonal Daily Late Payment Fee (7 Day Maximum)	January 15 March 1 September 15
8.	Seasonal Site Extension Fee	Not Applicable
9.	Annual on-site refrigerator fee	Up to 5.0 cu ft Over 5.0 cu ft
10.	Extra seasonal parking spot and/or boat storage	Not Applicable
11.	Extra Seasonal Vehicle Pass (max 2)	Not Applicable
12.	Late night entry key card deposit	Not Applicable
13.	Late night entry key card fee for lost, stolen or damaged cards	Not Applicable
14.	Pet licence fee	Not Applicable
15.	Cost of rectifying non-approved site alterations	Not Applicable
16.	Cost of removal of unauthorized items disposed of	Not Applicable
17.	Cost of removal of unsecured items left after departure	Not Applicable
18.	Cost of replacement tree due to willful damage	Not Applicable
19.	Cost of seasonal site clean-up	Not Applicable

TABLE 2 of SCHEDULE A OVERNIGHT SITE FEES		
No.	Fee Type	Fee Sub-types

**TABLE 3 of SCHEDULE A
ADDITIONAL FEES**

No.	Fee Type	Fee Sub-types
1.	Reservation fee (includes Infrastructure and Milfoil contributions)	Not Applicable
2.	Administration fee	Not Applicable
3.	Booking Transfer Fee	Not Applicable
4.	Booking Adjustment Fee	Not Applicable
5.	Telephone Reservation Fee	Not Applicable
6.	Online Booking Fee	Not Applicable
7.	Cancellation Fee – Overnight Single or Double Sites	If cancelled more than 14 days prior to arrival If cancelled within 14 days of arrival
8.	Cancellation Fee – Group Sites	If cancelled more than 30 days prior to arrival If cancelled within 30 days of arrival
9.	Parcel Acceptance Fee	Not Applicable
10.	Extra Adult, Nightly (no Vehicle)	Not Applicable
11.	Extra Overnight Vehicle, Nightly	Not Applicable
12.	Pet with Overnight Camper, Nightly Per Pet	Not Applicable
13.	Day Visitor, Daily Per Vehicle	Not Applicable
14.	Picnic fee	Low Season
15.	Sani-dump non-camper	Not Applicable
16.	Boat charge	Seasonal Camper Overnight camper Visitor
17.	Buoy rental	Weekly Daily
18.	Buoy Cancellation Fee, Daily	Not Applicable



Notice of Fees 031

Notice of Fees – Sunnyside Campground Bylaw No. 1222, 2023 and all amendments

Effective July 29, 2026

DRAFT

2026 SEASONAL SITE RATES:
****Rates before applicable taxes**

2026 Season		
Seasonal Charges:	Rates:	Specifications:
Seasonal Sites (30 Amp Power, Water, Sewer)		
Regular Seasonal Site	\$6300.00	Sizes vary by site All sites require a waitlist application All sites include 2 vehicle passes
View Seasonal Site	\$6873.33	
Waterfront Seasonal Site	\$7360.00	
Seasonal Deposits		
Seasonal Site Deposit Non-refundable	\$250.00	September 15
Seasonal Site Prepayment Non-refundable	\$1250.00	January 15
Seasonal Waitlist Deposit Non-Refundable	\$150.00	deposit will be applied towards first seasonal campsite fee, once accepted
Seasonal Fees		
Seasonal Infrastructure Fee	\$30.00	\$30 Infrastructure contribution is applied per site, per season. 70% - Cultus Lake Infrastructure Reserve 30% - Cultus Lake Foreshore Reserve
Seasonal Milfoil Fee	\$8.00	\$8 Milfoil contribution is applied per site, per season
Seasonal Daily Late Payment Fee (7 day maximum)	\$22.86	Late fee is applied <u>per day</u> the payment is late. Late fee charged for a maximum of 7 days, after 7 days the seasonal booking is cancelled.
Seasonal October Extension Fee	\$395.24	Fee to extend Seasonal Site into October
Seasonal Fridge		
Up to 5.0 cu ft.	\$62.86	1 fridge allowed per site
Over 5.0 cu ft.	\$123.81	1 fridge allowed per site
Seasonal Vehicles		
Extra Seasonal Parking Space	\$171.43	Fee is applied per space per season
Extra Seasonal Vehicle Passes	\$72.38	2 sticker passes included per site Max. 2 <u>paid</u> sticker passes per site
Late Night Entry Keycard Deposit	\$60.00	Must return by end of season for deposit refund
Late Night Entry Keycard Replacement Fee	\$60.00	Charge for lost, stolen or damaged cards
Miscellaneous Charges		
Pet Licence Fee	\$19.05	Cost per animal on a seasonal site
Cost of Rectifying Non-approved Site Alterations	Actual Hourly Rate + 25% overhead + materials + other related costs	---
Cost of Removal of Unauthorized Items Requiring Disposal	Actual Hourly Rate + 25% overhead + other related costs	---
Cost of Replacement Tree Due to Willful Damage	Actual Hourly Rate + 25% overhead + materials (mature tree up to 14 feet in height) + other related costs	---
Cost of seasonal Site Clean Up	Actual Hourly Rate + 25% overhead + other related costs	---

2026 OVERNIGHT SITE RATES:

**Rates before applicable taxes

Unit Type:	2026 Season		Rate Allows For:
	Low Season: Until third Friday in June and after Labour Day Monday	High Season: From third Friday in June until Labour Day Monday	
Full Hook-Up (30 Amp Power, Water, Sewer)			
Sunday – Thursday Nightly Rate	\$61.90	\$68.55	2 adults with a max. of 4 (\$15.24 /extra adult per night)
Friday – Saturday Nightly Rate	\$63.80	\$83.80	1 vehicle with max. of 2 (\$17.14 /extra vehicle per night)
Long Weekend Nightly Rate	\$78.10	\$88.55	1 camping unit & 1 tent max.
Monthly Low Season Camping Fee	\$1090.50	N/A	Overnight full hook-up monthly camping fee - available for April, May, June & September
Regular Tenting			
Sunday – Thursday Nightly Rate	\$41.90	\$51.45	2 adults with a max. of 4 (\$15.24 /extra adult per night)
Friday – Saturday Nightly Rate	\$43.80	\$62.85	1 vehicle with max. of 2 (\$17.14 /extra vehicle per night)
Long Weekend Nightly Rate	\$47.60	\$66.65	2 tents max.
View Tenting			
Sunday – Thursday Nightly Rate	\$45.70	\$55.25	2 adults with a max. of 4 (\$15.24 /extra adult per night)
Friday – Saturday Nightly Rate	\$48.55	\$66.65	1 vehicle with max. of 2 (\$17.14 /extra vehicle per night)
Long Weekend Nightly Rate	\$52.40	\$71.45	2 tents max.
Waterfront Tenting			
Sunday – Thursday Nightly Rate	\$57.15	\$65.70	2 adults with a max. of 4 (\$15.24 /extra adult per night)
Friday – Saturday Nightly Rate	\$60.95	\$79.05	1 vehicle with max. of 2 (\$17.14 /extra vehicle per night)
Long Weekend Nightly Rate	\$69.50	\$82.85	2 tents max.
Preferred Beachfront Tenting - (A, B, C, D)			
Sunday – Thursday Nightly Rate	\$60.00	\$67.60	2 adults with a max. of 4 (\$15.24 /extra adult per night)
Friday – Saturday Nightly Rate	\$63.80	\$80.95	1 vehicle with max. of 2 (\$17.14 /extra vehicle per night)
Long Weekend Nightly Rate	\$75.25	\$85.70	2 tents max.
Double Tenting			
Sunday – Thursday Nightly Rate	\$83.80	\$99.05	4 adults with a max. of 8 (\$15.24 /extra adult per night)
Friday – Saturday Nightly Rate	\$85.70	\$103.80	2 vehicle with max. of 4 (\$17.14 /extra vehicle per night)
Long Weekend Nightly Rate	\$88.55	\$114.30	4 tents max.
Group Site			
Nightly Rate	\$361.90	\$439.05	-50 person capacity
Daily Rate	\$198.10	\$270.50	-15 amp electrical outlet (no hook-ups)

2026 ADDITIONAL CHARGES:

**Rates before applicable taxes

	2026 Season	
Additional Charges:	Rates:	Specifications:
Reservation Fees		
Reservation Fee	\$26.67	~Non-refundable ~1 fee is applied per site, per reservation ~Infrastructure Contribution \$6.00 per reservation ~Milfoil Contribution \$2.50 per reservation
Administration Fee	\$39.05	Applies to the cancellation of seasonal deposits, waitlist deposits, and/or requests requiring administrative work
Booking Transfer Fee	\$48.57	Fee to transfer booking to new date (within the same season). Max 1 transfer allowed per booking per season.
Booking Adjustment Fee	\$9.52	Fee to make an adjustment to an existing booking. Booking adjustments can only be made up to 2 days prior to your arrival date)
Telephone Booking Fee	\$5.71	Surcharge fee is applied per site, per reservation when the reservation is made over the telephone
Online Booking Fee	\$1.90	Surcharge fee is applied per site, per reservation when the reservation is made online
Cancellation Fees - Overnight Single or Double Sites		
More than 14 days prior to arrival date	\$26.67 (+ the reservation fee)	Combined cost of both fees (\$26.67 + \$26.67 = \$53.34)
Within 14 days of arrival date	Deposit Forfeited	Deposit taken at time of booking is forfeited if booking cancelled within 14 days of arrival date. Deposit equal to 50% of booking or a minimum of a 2 night stay, whichever is more.
Cancellation Fees - Group Sites		
More than 30 days prior to arrival date	\$26.67 (+ the reservation fee)	Combined cost of both fees (\$26.67 + \$26.67 = \$53.34)
Within 30 days of arrival date	Deposit Forfeited	Deposit taken at time of booking is forfeited if booking cancelled within 30 days of arrival date. Deposit equal to 50% of booking or a minimum of a 2 night stay, whichever is more.
Parcel Acceptance Fee		
Parcel Acceptance Fee	\$4.76	Handling fee when staff are requested to accept a parcel on behalf of a guest. (Fee per parcel)
Site Additions		
Extra Adult	\$15.24	~Per adult, per night ~Max. 2 extra adults per site ~Does not include vehicle
Extra Overnight Vehicle	\$17.14	~Per night ~Max. 1 extra overnight vehicle per site ~Does not include vehicle driver
Pet	\$8.57	~Per pet, per night ~If stay is over 4 nights, the max. charge is \$34.28 per pet, per reservation
Day Visitor Pass	\$17.14	~Per vehicle (including people), per day ~Pass is valid until 11pm on day of purchase ~Max. 3 Day Visitor Passes per day, per site
Picnic Fee	\$28.57	*LOW SEASON ONLY* ~Extends check-out time until 6:00pm
Sani-dump for Non-camper	\$24.76	
Boat Charges		
Seasonal Campers	\$93.33	~Per boat, per season ~Boat <u>cannot</u> be moored (must be taken <u>in and out</u> of the water after each use)
Overnight Campers	\$36.19	~One time charge per boat per reservation ~Boat <u>cannot</u> be moored (must be taken <u>in and out</u> of the water after each use)
Visitors with Boats	\$36.19	~Pass is valid until 10pm on day of purchase ~Must be purchased with Day Visitor Pass ~Boat <u>cannot</u> be moored (must be taken <u>in and out</u> of the water after each use)
Buoy Rental (weekly)	\$175.24	~Rentals are made on a 7 day (weekly) basis ~Overnight boat charge is waived for weekly rentals ~Must be paid in full at time of booking
Buoy Rental (daily)	\$36.19	~Rental is \$36.19 per day plus the \$ 36.19 overnight camper boat charge
Buoy Cancellation Fee (daily)	\$11.43	~Daily charge on Buoy Rental Cancellations



Cultus Lake Park

BYLAW NOTICE ENFORCEMENT BYLAW NO. 1140, 2019

Amendment Bylaw No. 1274, 2026

A Bylaw to amend the Cultus Lake Park Bylaw Notice Enforcement Bylaw No. 1140, 2019

The Board for Cultus Lake Park did enact a bylaw cited as "*Cultus Lake Park Bylaw Notice Enforcement Bylaw No. 1140, 2019*".

The Board for Cultus Lake Park deems it advisable to amend said bylaw;

The Board for Cultus Lake Park, in open meeting assembled, enacts as follows:

1. TITLE

This Bylaw may be cited for all purposes as Cultus Lake Park Bylaw Notice Enforcement Bylaw No. 1140, 2019 Amendment Bylaw No. 1274, 2026.

2. AMENDMENTS

Cultus Lake Park Bylaw Notice Enforcement Bylaw No. 1140, 2019 is amended as follows:

- 2.1 Schedule A-11 - Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023 be removed and replaced with the revised and attached A-11 - Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023.

3. EFFECTIVE DATE

READ A FIRST TIME this XX day of XXX, 202X

READ A SECOND TIME this XX day of XXX, 202X

READ A THIRD TIME this XX day of XXX, 202X

ADOPTED this XX day of XXX, 202X

Kirk Dzaman, Chair
Cultus Lake Park Board

Joe Lamb
Chief Administrative Officer

I HEREBY CERTIFY the foregoing to be a true
and correct copy of Cultus Lake Park Bylaw Notice
Enforcement Bylaw No. 1140, 2019 Amendment
Bylaw No. 1274, 2026.

Chief Administrative Officer

Schedule A-11 -Cultus Lake Park Sunnyside Campground

Bylaw Notice Bylaw Citation	Section	Description	A1 Penalty	A2 Early Payment Penalty	A3 Late Payment Penalty	A4 Compliance Agreement Available
Cultus Lake Park Sunnyside Campground Bylaw No. 1222, 2023	4.2(a)	Make/cause noise which disturbs	\$500	\$300	\$700	No
	4.2(b)	Noise from campsite which disturbs	\$500	\$300	\$700	No
	4.2(c)	Noise between 11:00 pm and 7:00 am	\$500	\$300	\$700	No
	4.2(d)	Use of fireworks is prohibited	\$200	\$120	\$280	No
	4.2(e)	Conduction commercial services or actives	\$500	\$300	\$700	No
	4.2(e)(i)	Selling, bartering or displaying goods or services	\$500	\$300	\$700	No
	4.2(e)(ii)	Conducting or encouraging business in campground whether activity is carried out within Campground	\$500	\$300	\$700	No
	4.2(e)(iii)	Posting notices, advertisements or signs	\$500	\$300	\$700	No
	4.3	Noise from unapproved public address or sound system	\$500	\$300	\$700	No
	4.4(a)	Tire noise from a motor vehicle	\$500	\$300	\$700	No
	4.4(b)	Noise from a motor vehicle	\$500	\$300	\$700	No
	4.4(c)	Amplified noise from a vehicle	\$500	\$300	\$700	No
	4.4(d)	Vehicle alarm exceeding (3) minutes	\$500	\$300	\$700	No
	4.4(e)	Noise from a vehicle horn	\$500	\$300	\$700	No
	4.5	Vehicle to idle for more than (3) minutes	\$500	\$300	\$700	No
	4.6(a)	Amplified noise permitted by registered camper which disturbs	\$500	\$300	\$700	No
	4.6(b)	Amplified noise which disturbs others	\$500	\$300	\$700	No
	4.6(c)	Animals disturbing peace	\$200	\$120	\$280	No
	4.6(d)	Prohibited operating of lawn equipment 7:00pm to 9:00pm	\$200	\$120	\$280	No
	4.6(e)	Creating a nuisance by fighting	\$500	\$300	\$700	No
5.1		Seasonal campers will not share/lend gate swipe card	\$250	\$150	\$350	No
5.2		Day visitors past 11:00 pm	\$100	\$60	\$140	No
5.3		Overnight visitors past 11:00 am	\$100	\$60	\$140	No
6.1		Campsite exceeds 4 adults	\$100	\$60	\$140	No
6.2(a)		Campsite exceeds 1 recreational vehicle unit plus 1 tent	\$100	\$60	\$140	No
6.2(b)		Campsite exceeds 2 tents if no RV	\$100	\$60	\$140	No
6.3		Occupy campsite before 1:00 pm	\$500	\$300	\$700	No

6.4	Failure to depart after 11:00 am	\$500	\$300	\$700	No
6.5	Creating a nuisance in the campground	\$100	\$60	\$140	No
6.7	Belligerent behavior	\$100	\$60	\$140	No
6.8	Disrespectful behavior	\$100	\$60	\$140	No
6.9	Sublet, assign or allow others to use campsite	\$500	\$300	\$700	No
6.10	Advertise Campsite for sale	\$500	\$300	\$700	No
7.1	Operation of drone	\$100	\$60	\$140	No
7.2	Persons under 18 not accompanied by adult after 11:00pm	\$100	\$60	\$140	No
7.3	Trespassing in the playgrounds after dusk	\$100	\$60	\$140	No
7.4	Smoking in the public areas	\$200	\$120	\$280	No
8.1	Day Visitor exceeds 2 vehicles	\$100	\$60	\$140	No
8.2	Exceeds overnight vehicle capacity (1)	\$100	\$60	\$140	No
8.3	Prohibited parking on Beach Drive	\$250	\$150	\$350	No
8.4	Failure to comply with the Motor Vehicle Act	\$250	\$150	\$350	No
8.5	Unregistered motorcycle	\$250	\$150	\$350	No
8.6	Speeding	\$250	\$150	\$350	No
8.7	Speeding while operating a Low-powered Vehicle	\$250	\$150	\$350	No
8.8	Operating an Unlicensed Vehicle	\$250	\$150	\$350	No
8.9	Impeding Traffic	\$500	\$300	\$700	No
8.10	Vehicle not registered	\$100	\$60	\$140	No
8.11	Parking in a designated reserved parking stall	\$200	\$120	\$280	No
8.12(a)	Parking on Beach Dr without trailer	\$200	\$120	\$280	No
8.12(b)	Parking on Beach Dr without using boat launch	\$200	\$120	\$280	No
8.13	Vehicles not operable	\$500	\$300	\$700	No
8.14	Vehicles not insured	\$500	\$300	\$700	No
8.15	Operate a Mobility Aid without medical requirement	\$500	\$300	\$700	No
8.15(a)	Operate a Mobility Aid for recreational purposes	\$500	\$300	\$700	No
8.15(b)	Operate a Mobility Aid for personal convenience	\$500	\$300	\$700	No
8.17	Child operate a Mobility Aid without medical requirement	\$500	\$300	\$700	No
8.18	Operate a Mobility Aid over the posted speed limit	\$500	\$300	\$700	No
9	Open liquor in public areas	\$250	\$150	\$350	No
10	Under 21 years of age occupying campsite	\$100	\$60	\$140	No
11.1	Unleashed pet(s)	\$100	\$60	\$140	No
11.2	Pets left unattended	\$100	\$60	\$140	No
11.3	Pet(s) repeatedly disturbing campers	\$200	\$120	\$280	No
11.4	Pet(s) unlicensed	\$200	\$120	\$280	No
11.5	Seasonal/Monthly pet(s) without ID tags	\$200	\$120	\$280	No
11.6	Pet(s) on wharf or beach	\$100	\$60	\$140	No
11.7	Failure to clean-up after pet(s)	\$100	\$60	\$140	No
11.8	Harboring prohibited/dangerous animals	\$500	\$300	\$700	No
12(a)	Damage to vegetation	\$500	\$300	\$700	No

12(b)	Damage to tree(s) by use of nails, screws or any material	\$100	\$60	\$140	No
12(c)	Planting Vegetation	\$200	\$120	\$280	No
12(d)	Planter/Pot outside property pins	\$100	\$60	\$140	No
13.1	Lights on during prohibited times	\$100	\$60	\$140	No
13.2	Air conditioner violation	\$100	\$60	\$140	No
13.3	Operating more than one string of lights	\$100	\$60	\$140	No
13.4	Exterior lights not turned off overnight or when site unoccupied	\$100	\$60	\$140	No
13.5	Exceeds (1) Energy Efficient refrigerator	\$50	\$30	\$70	No
13.5(a)	No child proof locking device	\$50	\$30	\$70	No
13.5(b)	Unpaid fridge	\$50	\$30	\$70	No
13.5(c)	Failure to display fridge decal	\$50	\$30	\$70	No
13.6	Use of Freezers, electric ranges or generators	\$100	\$60	\$140	No
13.7	Tampering/Abuse of electrical	\$250	\$150	\$350	No
13.8	Unauthorized electrical work	\$500	\$300	\$700	No
13.9	Blocking access to Breaker Box	\$250	\$150	\$350	No
13.10	Using splitter, break out/ tap boxes	\$250	\$150	\$350	No
13.11	Using non CSA approved device / equipment	\$250	\$150	\$350	No
13.12	Charging an electric vehicle	\$500	\$300	\$700	No
13.13	Operating a hot tub or sauna	\$500	\$300	\$700	No
13.14	Connect to power outlets off campsite	\$500	\$300	\$700	No
14(a)	Removal of items from receptacle	\$100	\$60	\$140	No
14(b)	Solicit recycling material	\$100	\$60	\$140	No
14(c)	Leave behind, deposit or discard propane bottles	\$100	\$60	\$140	No
15	Unsanitary Campsite	\$100	\$60	\$140	No
16.1	Wood fires not on a registered site	\$500	\$300	\$700	No
16.1(a)	Fire not contained	\$500	\$300	\$700	No
16.1(b)	Fire left unattended	\$500	\$300	\$700	No
16.1(c)	Fire not safe distance from trees, buildings, vehicles	\$250	\$150	\$350	No
16.1(d)	Fire flame exceeds allowable limits (6inch)	\$250	\$150	\$350	No
16.1(e)	Burning Prohibited Materials	\$100	\$60	\$140	No
16.1(f)	Use of campfires outside hours	\$100	\$60	\$140	No
16.2	Propane campfire outside hours	\$100	\$60	\$140	No
16.3	Burning during a Fire Ban	\$500	\$300	\$700	No
16.4	Use of a Smoker unit	\$250	\$150	\$350	No
16.5	Use of propane barbeques/natural gas units on wharves/beach	\$500	\$300	\$700	No
16.6	Use of charcoal/coal/briquettes	\$500	\$300	\$700	No
17.1	Subletting or assignment of seasonal sites	\$500	\$300	\$700	No
17.2(a)	Too many units on seasonal site	\$100	\$60	\$140	No
17.2(b)	Exceeding number of tents	\$100	\$60	\$140	No
17.3(a)	Unauthorized use of Vehicle seasonal parking passes	\$250	\$150	\$350	No
17.3(b)	Unauthorized use of extra seasonal parking passes	\$250	\$150	\$350	No

18.14	Unapproved structure other than deck	\$300	\$180	\$420	No
18.15	Unapproved building or structure on campsite or within campground	\$300	\$180	\$420	No
18.16	Interference with campground operations	\$300	\$180	\$420	No
19	Satellite installed without approval	\$100	\$60	\$140	No
19(a)	Satellite dish installed outside seasonal site boundaries	\$100	\$60	\$140	No
19(b)	Satellite dish attached to utility poles and/or Campground structure	\$100	\$60	\$140	No
19(c)	Satellite dish have wiring cross over or under any roadway/pathway	\$100	\$60	\$140	No
19(d)	Satellite dish attached to tree in a harmful way	\$100	\$60	\$140	No
19(e)	Satellite dish not removed at the end of the season	\$100	\$60	\$140	No
20.1(a)	Site not cleaned prior to departure	\$100	\$60	\$140	No
20.1(b)	Fire pit not cleaned prior to departure	\$100	\$60	\$140	No
20.1(c)	Removal of rope not complete prior to departure	\$100	\$60	\$140	No
20.1(d)	Removal of building materials not complete prior to departure	\$100	\$60	\$140	No
20.2	Failure to remove large items from campsite	\$100	\$60	\$140	No
20.3	Seasonal camper departure after 12:00 midnight on October 1	\$100	\$60	\$140	No
20.4	Day use camper departure after 11:00 am	\$100	\$60	\$140	No



CULTUS LAKE PARK

REPORT/RECOMMENDATION TO BOARD

DATE: July 15, 2026 **FILE:** 2470

SUBMITTED BY: Erica Lee
Chief Financial Officer

SUBJECT: 2026-2027 Insurance Policy Renewal

PURPOSE:

To provide the Board with an overview of the 2026-2027 Cultus Lake Park insurance policy renewal.

RECOMMENDATION:

***THAT** the Cultus Lake Park Board receive the 2026-2027 Insurance Policy Renewal report from the Chief Financial Officer for information.*

DISCUSSION:

Cultus Lake Park utilizes the services of Aon Risk Solutions as our insurance broker, and staff recently renewed all the policies for another term that runs from July 1, 2026 – June 30, 2027.

Generally, the following 10 policies are taken out annually:

- Property & Business Interruption
- Equipment Breakdown (boiler & mechanical)
- Crime Policy
- Casualty (comprehensive general liability)
- Environmental Liability
- Marine Legal Liability
- Hull & Machinery (boat)
- Volunteers – AD&D
- Volunteer Firefighters – AD&D
- Cyber & Network Liability

I am happy to report that the insurance premium payment for 2026-2027 has seen only an insignificant increase of just over \$3,400, with total premiums increasing from \$314,743 in 2025-2026 to \$318,174 for 2026-2027. This increase is also within the budget set for commercial insurance for 2026.

Property Policy

1) Increase Property Valuations

The insured values for 2026-2027 have increased by 9% to just over \$40.2 million (excluding the docks) while in 2025-2026 the total insurance value was just over \$36.9 million.

Annually, an appraisal is done for the various properties located within Cultus Lake Park. The purpose of the appraisal is to determine the replacement value of the buildings as well as major movable equipment owned by the park to help ensure that we are not underinsuring our assets.

This valuation also allows the park not to have a margin clause in our policy. The margin clause in the policy restricts any insurance collected on a total loss claim to a maximum of the stated amount plus 10% identified in the annual statement of values. With the removal of this clause, the insurance collected on a total loss would be the actual cost to replace, regardless of the stated amount in the annual statement of values.

2) Insurance Rates

In spite of our claims history, particularly our large dock claim due to the flooding that occurred in November of 2021 and our claim for the Yellow Barn in February of 2025, our broker was able to secure reasonably priced property rates again for the 2026-2027 year.

AON again worked hard to continue to allow us to keep being insured with a traditional property subscription policy.

This year, as a result of the Waterslide incident, Northbridge no longer wanted to be the lead insurer. Therefore, we added a new lead insurer, Aviva, to accompany the same two insurance companies we had last year, Northbridge and Intact. Deductibles remain at \$50,000 and all insurer's again exclude flood coverage.

The following companies have been bound to provide property insurance for the 2026-2027 renewal:

1) Aviva	40% (0% - 2025/26) total premium	\$ 66,574 (rate 0.4137)
2) Intact	40% (50% - 2025/26) total premium	98,171 (rate 0.6100)
3) Northbridge	20% (50% -2025/26) total premium	37,144 (rate 0.4613)

Total Property Premium

\$201,889

3) Dock Coverage

It has continued to be difficult to obtain coverage for our docks as our current property coverage providers determined they were not willing to include the docks as part of our regular property coverage.

Given that the past quotes we have received for this type of insurance have had very large premiums and enormous deductibles for our largest risks (flood and wind damage) the park will continue to self-insure the docks for the 2026-2027 insurance cycle by annually placing an additional \$50,000 into the foreshore reserve fund to be used in case of dock damage and for dock renewal.

FINANCIAL IMPLICATIONS:

The following table shows a comparison of the premiums for the 2025-2026 policies and 2026-2027 policies and a summary of budget implications for the 2026 fiscal year.

Insurance Policy Comparison			
	Past Year		
	2025-2026	2026-2027	
Statement of Values	\$ 36,910,390	\$ 40,230,860	
• Property & Business Interruption	\$ 200,162	\$ 201,889	
• Equipment Breakdown (boiler & mechanical)	4,233	4,118	
	204,395	206,007	
• Crime Policy	4,540	4,540	
• Commercial General Liability	65,640	64,009	
• Cyber Liability	11,700	15,150	
• Marine Legal Liability	10,105	10,105	
• Hull & Machinery (boats)	2,760	2,760	
• Volunteers – AD&D	300	300	
• Volunteer Firefighters – AD&D	2,407	2,407	
• Environmental	12,896	12,896	
Total	\$ 314,743	\$ 318,174	
Overall Increase (Decrease) from Past Year		1% \$ 3,431	
Overall Budget Review: 2026			
Current Coverage - Jan 1, 2026 to June 30, 2026		\$ 157,372	
Renewal Coverage - July 1, 2026 to Dec 31, 2026		159,087	
2026 Insurance Costs		316,459	
2026 Insurance Services Budget		341,000	
Estimated 2026 Budget Surplus (Deficit)		\$ 24,542	

Overall, there is just a moderate budget surplus for commercial insurance. Staff will also review the 5-year budget to see if it requires any updates, by department, needed for 2027 and on.

LEGAL OR POLICY CONSIDERATIONS:

There are no legal or policy considerations related to this report.

COMMUNICATIONS OR PUBLIC NOTICE IMPLICATIONS:

This report does not require any further communications or public notice.

ATTACHMENTS:

There are no attachments accompanying this report.

STRATEGIC PLAN:

This report does not impact the Cultus Lake Park Board's Strategic Plan Initiative.

Prepared by:



Erica Lee
Chief Financial Officer

Approved for submission to the Board:



Joe Lamb
Chief Administrative Officer



CULTUS LAKE PARK

REPORT/RECOMMENDATION TO BOARD

DATE: July 15, 2026 **FILE:** 1615

SUBMITTED BY: Erica Lee, Chief Financial Officer

SUBJECT: Exempt Staff Compensation Review

PURPOSE:

The purpose of this report is to provide the Board with the Exempt Staff Compensation Review Report for information.

RECOMMENDATION:

THAT the Cultus Lake Park Board receive the report titled Cultus Lake Park Compensation Review, dated June 19, 2026, prepared by Drive Organizational Developments Ltd., for information.

DISCUSSION:

In late 2025, staff contacted Julie Case of Drive Organizational Developments Ltd. (Drive OD) to conduct a compensation survey for its exempt positions to determine whether compensation was competitive compared to other similar communities in terms of population, total expenses, and revenues.

Drive OD conducted a custom survey of select BC local governments to gather information on annual adjustments, reporting relationships, base salary ranges, car allowances, and any other cash compensation provided by the organizations.

The questionnaire was emailed to the following 15 organizations. A profile of all organizations can be found in Attachment 4 of the report.

- | | |
|-------------------------|------------------------|
| 1. Town of Banff | 9. Radium Hot Springs* |
| 2. Belcarra* | 10. Rossland |
| 3. Harrison Hot Springs | 11. Sicamous |
| 4. Invermere* | 12. Sun Peaks* |
| 5. Jasper* | 13. Tofino |
| 6. Keremeos | 14. Ucluelet* |
| 7. Lillooet | 15. Valemount |
| 8. Pemberton | |

It should be noted that only data from nine organizations are included in this report. The six organizations noted above with an asterisk (*) did not respond to the survey requests despite repeated follow-up from Drive OD and Cultus Lake Park representatives. It should also be noted that, for some positions, no response was provided as the positions are specific to the Park's operations, leaving insufficient data to include in the report.

Attachment 1 of the report provides a summary of the 2026 market data collected in comparison to the actual current compensation for each exempt position in 2026.

Please note, salary information for the Assistance Manager of Campground & Accomodations has been redacted as this information is not publicly available through the annual Statement of Financial Information Reporting.

ATTACHMENT 1 – 2026 MARKET DATA VS CULTUS LAKE PARK

BM #	Benchmark Position	2026 Cultus Lake actual base salary (\$000)	2026 Cultus Lake actual base salary as % of market median	# Obs	2026 Market Data (\$000) Annual Base Salary			
					P25	Median (P50)	P75	Average
1	Chief Administrative Officer	195.5	112%	9	172.1	175.0	206.7	193.1
2	Chief Financial Officer	146.4	105%	8	123.9	138.9	149.9	135.5
3	Corporate Officer	107.4	88%	8	112.6	122.3	134.0	120.4
4	Manager Park Operations	101.5	93%	7	103.3	109.3	131.9	117.8
5	Manager Campground & Accommodations	92.8	*	2	*	*	*	*
7	Administrative Assistant	77.8	114%	8	56.5	68.5	76.1	68.3
8	Communications & Events Coordinator	77.8	100%	5	76.5	78.0	87.1	77.4

*Insufficient data to report

Most organizations target the median level of their defined market. They do not wish to be at the top or bottom of the market, but instead aim to be somewhere in the middle. Julie Case of Drive OD defines a salary as competitive if it falls approximately 10 per cent above or below the target level of the defined market.

In summary, some positions are slightly above the 10 per cent threshold and some are slightly below the threshold; however, overall, Cultus Lake Park appears to pay within similar ranges to other comparable communities.

FINANCIAL IMPLICATIONS:

This report will be used by the Board and CAO to ensure compensation for exempt positions remains suitable and competitive when developing the annual Cultus Lake Park Board budget.

LEGAL OR POLICY CONSIDERATIONS:

This report does not include any legal or policy considerations for the Cultus Lake Park Board.

COMMUNICATIONS OR PUBLIC NOTICE IMPLICATIONS:

This report does not include any communications or public notice implications for the Cultus Lake Park Board.

ATTACHMENTS:

Attachment #1 – Cultus Lake Park Compensation Review, dated June 19, 2026

STRATEGIC PLAN:

This report does not impact the Cultus Lake Park Board's Strategic Plan Initiative.

Prepared by:



Erica Lee, CPA, CA
Chief Financial Officer

Approved for submission to the Board:



Joe Lamb
Chief Administrative Officer



Drive Organizational Development Ltd.

320 Keith Road East

North Vancouver, BC V7L 1V7

PRIVATE & CONFIDENTIAL

Compensation Review

Cultus Lake Park

June 19, 2026

For questions about this report, please contact:

Julie M. Case | Compensation Consultant | Drive OD Ltd.

Office: 604.552.4484 Mobile: 604.313.1963

E-mail: julie@driveod.ca

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INTRODUCTION

We are pleased to present our findings from the compensation survey for positions at Cultus Lake Park. We look forward to discussing this report with you once you have had the opportunity to review it.

BACKGROUND & METHODOLOGY

Cultus Lake Park (CLP) asked for assistance in conducting a compensation survey for its positions. The park wishes to determine whether its compensation is competitive to its defined market.

Based on the direction provided by CLP, we conducted a custom survey of select BC local governments. The survey captured data on annual adjustments, reporting relationships, base salary ranges, car allowance, and other cash compensation.

We emailed the survey questionnaire to select local governments. Attachment 1 presents the data we collected for eight benchmark positions. We reviewed and validated all returned data, identified anomalies, and followed up where necessary.

The compensation data in this report have been rounded, aggregated, and summarized using tables. Specific definitions to assist with understanding the data are found in Attachment 2. Compensation data was collected in spring 2026. See Attachment 3 for benchmark position definitions.

We emailed the questionnaire to the following 15 organizations. A profile of all the organizations is found in Attachment 4.

- | | |
|-------------------------|------------------------|
| 1. Town of Banff | 9. Radium Hot Springs* |
| 2. Belcarra* | 10. Rossland |
| 3. Harrison Hot Springs | 11. Sicamous |
| 4. Invermere* | 12. Sun Peaks* |
| 5. Jasper* | 13. Tofino |
| 6. Keremeos | 14. Ucluelet* |
| 7. Lillooet | 15. Valemount |
| 8. Pemberton | |

Only data from nine organizations are included in this report. The six organizations noted above with an asterisk (*) did not respond to our survey requests despite repeated follow-up from us and from Cultus Lake Park representatives.

FINDINGS – BASE SALARY COMPENSATION FOR EXEMPT POSITIONS

Attachment 1 presents a summary of the external market base salary findings for the eight benchmark positions. The summary compares the CLP's 2026 actual annual base salaries to either the actual annual base salaries or the job rates of the participating organizations at the **median** level.

CLP has single rates of pay for each of its positions (i.e., no salary ranges). Of the nine participating organizations, five also have single rates of pay and the other four have salary ranges (i.e., with a minimum and a maximum).

Most organizations (public and private sectors) target the median level of their defined market. They do not wish to be the top of the market nor the bottom of the market but want to be in the middle. The key to being competitive when using the median level of the market is to define the most relevant market: that is, from where do we attract employees and to where have we lost employees. We define a salary as competitive if it falls within 10 per cent (above or below) of the target level of the external market.

When reviewing the market data, it is important to realize that due to the variation in organizational structures, we could not match all benchmark positions to every organization. Where we deemed a match not suitable, we did not include the data. It is also important to note that whenever we conduct an external market survey, we are taking a snapshot in time of the organization's structure and positions. We recognize organizations are changing all the time due to incumbent changes, retirements, and reorganizations.

For the eight benchmark positions, the CLP's actual salaries are within 10 per cent of the median level of the defined market for three of the benchmark positions. There are two positions that appear high when compared to market. There is one position that appears low when compared to the defined market (i.e., less than 90 per cent of the median level). There are two positions where there is not enough data to compare to the median. We will discuss these findings with you to ensure the market matches are appropriate.

FINDINGS – ANNUAL BASE SALARY ADJUSTMENTS

In our experience, most local governments make annual adjustments to their base salaries. The basis of the annual adjustments includes:

- mirroring union adjustments OR
- economic indicator (e.g., Consumer Price Index) for their geographic area OR
- average of a specified group of external market comparators (i.e., other local governments)

Six of the nine participating organizations indicated they have made an annual adjustment to salaries in 2026. One organization indicated it will increase its salaries by CPI on June 1, 2026. Two organizations indicated their 2026 salary adjustments varied by position.

The value of the annual 2026 adjustments ranged from 1.7 to 4.0 per cent. The median and average adjustments for 2026 were 2.3 and 2.50 per cent respectively.

CLP's adjustment for 2026 was 1.7 per cent which reflects BC CPI.

Signal 49 (formerly called The Conference Board of Canada) projected a 2.7 per cent salary band increase for non-unionized employees in Canada in 2026.

FINDINGS – CAR ALLOWANCE

Two organizations indicated they have positions eligible for an annual car allowance. The first organization offers car allowance to its CAO position and also to the position it matched to the manager park operations benchmark. The second organization offers car allowance only to its CAO position. There is not enough data to report the value of the allowances and also maintain confidentiality.

CLP does not offer car allowance to any of the benchmark positions in this survey.

FINDINGS – OTHER COMPENSATION

No organizations indicated they have a program that offers additional cash compensation to any of the benchmark positions in the survey.

SUMMARY & MOVING FORWARD

Overall Cultus Lake Park appears to pay what others pay for the benchmarks we surveyed.

Most organizations will typically conduct a comprehensive market review of compensation for select benchmark positions every four years. In the interim years, most organizations will make general increases (i.e., across-the-board adjustments) to their salary structures. The reason organizations conduct market reviews every few years is they recognize that not all jobs increase in value at the same rate. For a variety of reasons, some jobs will increase in value more than others.

We would recommend continuing with across-the-board adjustments to the proposed salary structure in 2027. This recommendation would be subject to economic conditions and the ability to pay.

The Signal 49 (formerly the Conference Board of Canada), continues to report that Canadian organizations are concerned about labour shortages as well as the ability to attract, recruit, and retain of workers. It is a common belief that it is often easier and cheaper to retain high performing employees than attract new employees. Everyone wants to retain their top performers. While we believe base salary alone is not a magic wand for attraction or retention, we do believe organizations need to be in the ballpark when it comes to base salary or they are not even going to be in the game.

We thank you for the opportunity to complete this work on your behalf and look forward to reviewing this report with you.

ATTACHMENT 1 – 2026 MARKET DATA VS CULTUS LAKE PARK

BM #	Benchmark Position	2026 Cultus Lake actual base salary (\$000)	2026 Cultus Lake actual base salary as % of market median	# Obs	2026 Market Data (\$000) Annual Base Salary			
					P25	Median (P50)	P75	Average
1	Chief Administrative Officer	195.5	112%	9	172.1	175.0	206.7	193.1
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4	Manager Park Operations	101.5	93%	7	103.3	109.3	131.9	117.8
5	Manager Campground & Accommodations	92.8	*	2	*	*	*	*
7	Administrative Assistant	77.8	114%	8	56.5	68.5	76.1	68.3
8	Communications & Events Coordinator	77.8	100%	5	76.5	78.0	87.1	77.4

**Insufficient data to report*

ATTACHMENT 2 – DATA DEFINITIONS

The data in this report have been rounded, aggregated, and summarized using tables. Some definitions to assist with understanding the data follow:

- The number of observations (# obs) indicates the number of organizations that provided data.
- It is important to note that a minimum number of observations is required to report data and still maintain confidentiality. A minimum of three observations is required to report the average, four to report the median, and five to report the quartiles (i.e., P25 and P75) and the P60 and P65.
- An average (mean) is the sum of all data divided by the number of observations included.
- A median value (50th percentile or P50) is the number that falls within the middle of a series of observations (e.g., if there are seven data observations and they are ranked in order of highest to lowest, the number or observation that is in the fourth position is the middle value and represents the median value). It is the most common percentile statistic included in survey data. It is the point at which half of the data fall below and half of the data fall above.
- The 25th and 75th percentiles (P25 and P75), also referred to as the first and third quartiles, offer an indication as to the “spread” or range of the data. At the 75th percentile, 75 percent of the observations are at this level or below. Similarly, at the 25th percentile, 25 percent of the observations are at this level or below.

ATTACHMENT 3 – BENCHMARK POSITION DESCRIPTIONS

1. Chief Administrative Officer

This is the top executive position within the organization. Provides leadership in the development, implementation, and administration of all policies and programs established and approved by the board / council. Provides advice to the board / council about organizational and operating procedures. Reviews budgets and monitors the performance of senior staff. Work is performed with high degree of independent action. Reports to mayor and council / board.

2. Chief Financial Officer

Top finance position responsible for carrying statutory requirements. Provides decision support to leaders throughout the organization that pertain to all finance matters. Provides analytical perspectives to organizational-wide strategic decisions. Responsible for designing, implementing and managing financial processes including cash receipting, accounts receivable, accounts payable, payroll, accounting, procurement, investment, and insurance. Approves expenditures. Prepares financial reports and forecasts. Reports to CAO.

3. Corporate Officer (corporate services & bylaw)

Manages all corporate records and documentation. Provides administrative and clerical support services to the CAO. Prepares open and closed agendas for council and committee meetings, implements and monitors records management systems and procedures. Provides support regarding procedural rules during council meetings. Also leads the bylaw enforcement for the organization. Oversees a team of bylaw officers including hiring, mentoring, promoting, and conducting performance assessments. Ensures all bylaws are enforced in a fair and consistent manner. Responsible for investigating sensitive or complex bylaw files. Manages the annual budget to ensure efficiency and effectiveness of resources. Drafts and/or provides input into new or revised bylaws. Works closely with the RCMP and is responsible for community policing and third-party security for the park.

4. Manager Park Operations

Responsible for the overall operation and maintenance of the parks including fiscal administration and long-range planning pertaining to roads, streets, sidewalks and pedestrian walkways' parks, playgrounds, play fields and facility maintenance. Responsible for supervising contract services and administering budgets and approving expenditures up to established limits. Responsible for the day-to-day operation and maintenance of parks and open spaces. May work with neighbouring municipalities or regional districts. Plans, coordinates, and implements capital and special projects. Works in collaboration with operations supervisors and/or contractors when scheduling project tasks. Leads a team of supervisors, equipment operators, and trades personnel including hiring, promoting, mentoring, and conducting performance assessments.

5. Manager Campground & Accommodations

Oversees the operations at the campground, the cabins and Visitor Services Centre. Provides leadership and manages all personnel at the campground, the cabins and Visitor Services Centre. Responsible for hiring, performance assessments and discipline (in consultation with the CAO). Manages approved financial plans and approves expenditures while ensuring resources are used efficiently and effectively.

6. Assistant Manager Campground & Accommodations

Assists the manager campground and accommodations in the day-to-day operations of the campground. Handles customer inquiries. Supports supervising and training the personnel of the campground. Reports to the manager campground and accommodations.

7. Administrative Assistant

Provides confidential administrative support to the CAO, corporate officer and elected officials and provides an effective and reliable communication link between all departments. Performs senior level administrative work, including preparing agendas with backup information, and typing complex and confidential reports, memos, minutes, and presentations with the support of the corporate officer. Provides support services to various committees and commissions as required. Reports to the corporate officer.

8. Communications & Events Coordinator

Supports the organization's external and internal marketing and communications objectives, by implementing marketing and communications strategies to meet the organization's goals. Develops a variety of communications materials, coordinates the website and social media, assists with the development and implementation of communications strategies and events, and responds to inquiries from the public and media. Coordinates special events. Reviews event applications. Organizes events from start to finish and presents ideas to enhance event success. Develops a calendar of events for the year by working closely with the events and activities committee. Makes recommendations for events policies and procedures.

ATTACHMENT 4 – COMPARATOR MARKET PROFILES

To ensure reliable and consistent data, the measures of comparison in the table below were collected from a BC government website (i.e., gov.bc.ca/gov/content/governments/local-governments). The most recent data available is from 2024. For Banff, Alberta, we used information from their websites and annual financial reports.

Local Government	2024 Annual Expenses (\$ millions)	2024 Population Estimates (thousands)
1. Banff	66.8	11.4
2. Tofino	17.5	2.7
3. Pemberton	12.4	3.7
4. Sicamous	12.4	3.0
5. Rossland	11.8	4.4
6. Cultus Lake Park	8.2	1.2
7. Lillooet	7.8	2.2
8. Harrison Hot Springs	6.4	1.7
9. Valemount	5.2	1.0
10. Keremeos	2.8	1.8
Summary – Not including Cultus Lake Park		
P25	6.4	1.8
Median (P50)	11.8	2.7
P75	12.4	3.7
Average	*15.9	3.5

**While uncommon, it is not unheard of for the average to be higher than the P75. We validated these results and the cause is due to a high data point which brings the average up. This example gives good reason for using the median and not the average when using compensation data since the median, unlike the average, is not overly affected by extremely low or high data points in the sample.*

ATTACHMENT 5 – CONSULTANT PROFILES

Julie M. Case

Julie Case has over 20 years in the compensation field. During her career, Julie has worked with a variety of private and public sector clients to develop compensation structures, implement job evaluation plans, conduct custom compensation market surveys, advise on general salary administration, conduct market pricing, and develop compensation philosophies.

Julie's work involves developing and implementing compensation strategies for a broad, cross section of employee groups including: executive, management, and professional, technical, and unionized staff.

Over the course of her career, Julie has gained considerable compensation expertise in the public and private sectors. She specializes in defining strategic compensation philosophies that align to the business goals of the organization. Julie handles compensation projects from the strategic planning stage through to the collection and analysis of compensation data and finally to the recommendations and implementation stages. Julie has designed job evaluation plans for use in exempt and union environments. She has facilitated many job evaluation committees in their goal of creating and recommending new or revised job worth hierarchies.

Julie has considerable experience working with municipalities in British Columbia. She has worked with the largest cities in the province. Once upon a time, Julie worked for a municipal government: she spent four years working in the chief administrative officer's office at the city of Maple Ridge, BC. This role included facilitating business planning sessions, defining corporate performance measures, and leading performance improvement reviews.

Julie holds a Bachelor of Arts degree from Simon Fraser University with a major in economics and a minor in biology. She also holds a Master of Arts degree in leadership and training from Royal Roads University. She is currently a member of WorldatWork.

Julie worked for Watson Wyatt Worldwide in Vancouver as a compensation consultant where she was hired by senior consultant Tim Dillon. Tim opened his own firm in 2006 and Julie worked as an associate of Case Dillon & Associates (formerly Tim Dillon & Associates) from 2006 until the end of 2017 when Tim Dillon passed away. Julie continued to work with all her same clients and associates as an independent consultant. In 2021, Julie incorporated her consulting business with her partner John Leeburn and formed Drive Organizational Development.

When not working, Julie enjoys travelling, gardening, and lounging on the couch with her two Golden Retrievers. Julie developed a passion for pet therapy more than 20 years ago when she began volunteering with BC Pets and Friends. Since 2017, Julie has facilitated all new volunteer orientations, served on the board of directors as vice president and currently as president, and participated in the pet therapy program with her dogs at long-term care facilities. Pets and Friends is a registered charity that provides and promotes the healing comfort and companionship of animals through pet therapy visitations. Julie's Golden Retrievers are registered therapy dogs.

John Leeburn

John established his consulting practice in the summer of 2018 after 31 years in municipal government. In 2021, John incorporated his consulting business with his partner Julie Case and formed Drive Organizational Development.

John is a proud member of the small, but mighty group of municipal chief administrative officers whose background and training was in human resources. His passion is in helping individuals, teams, and organizations to grow and improve.

John's professional career started in a Winnipeg slaughterhouse as a human resources generalist. His working conditions improved greatly when he joined the city of New Westminster where he began his years in municipal service.

John left the city of New Westminster to become the director human resources the city of Maple Ridge where he enjoyed 17 productive years. The last eight of those years were in the role of deputy chief administrative officer. In September 2012 John joined the city of Port Coquitlam as its chief administrative officer. He retired from Port Coquitlam in July 2018.

John has a BCOM from UBC, specializing in industrial relations, and an MBA from SFU where he wrote his provocatively titled thesis "Does Size Matter: An Analysis of the Rationale for Municipal Amalgamation in Canada." He is a contributing author to the book, The Role of Canadian City Managers in Their Own Words (University of Toronto Press 2023).

John is often seen walking the parks and trails of North Vancouver attempting to get his Golden Retrievers to walk nicely on their leashes.



CULTUS LAKE PARK

REPORT/RECOMMENDATION TO BOARD

DATE: July 15, 2026 **FILE:** 0110 / 6300

SUBMITTED BY: Carly Volk,
Manager of Sunnyside Campground & Accommodations

SUBJECT: Amended Sunnyside Campground Administrative Policy

PURPOSE:

The purpose of this report is to present the amended Sunnyside Campground Administrative Policy, including Schedule C – Seasonal Calendar and Schedule D – Waitlist Application for Seasonal Campsite, for Board consideration and approval.

RECOMMENDATION:

***THAT** the Cultus Lake Park Board approve the amended Sunnyside Campground Administrative Policy, including Schedule C – Seasonal Calendar and Schedule D – Waitlist Application for Seasonal Campsite.*

DISCUSSION:

The amended Sunnyside Campground Administrative Policy provides administrative direction for staff, campers, guests, and visitors, and supports consistent application of campground rules and procedures.

The amendments consolidate key operating expectations and add supporting schedules to improve clarity, consistency, and transparency. Schedule C outlines important seasonal dates and deadlines, while Schedule D standardizes the seasonal campsite waitlist application process.

Approval would provide a consolidated administrative framework for Sunnyside Campground operations and assist staff in applying campground requirements consistently, transparently, and in alignment with applicable bylaws and procedures.

FINANCIAL IMPLICATIONS:

There are no direct financial implications associated with approval of the amended policy. Related fees, deposits, payment deadlines, and cancellation requirements continue to be administered in accordance with the current applicable bylaw, fee schedule, and campground notices.

LEGAL OR POLICY CONSIDERATIONS:

The amended policy supports administration of the current Cultus Lake Park Sunnyside Campground Bylaw and related Cultus Lake Park bylaws, including those addressing campground operations, animal control, boating and foreshore use, bylaw notice enforcement, and other applicable regulatory requirements.

COMMUNICATIONS OR PUBLIC NOTICE IMPLICATIONS:

No statutory public notice is required as a result of this report.
If approved, the amended policy may be posted on the Cultus Lake Park website and shared through regular campground communication channels as required.

ATTACHMENTS:

Attachment 1: Amended Sunnyside Campground Administrative Policy

STRATEGIC PLAN:

This report supports transparent governance, consistent administration, risk management, and responsible management of Park facilities.

Prepared by:



Carly Volk
Manager of Sunnyside Campground &
Accommodations

Approved for submission to the Board:



Joe Lamb
Chief Administrative Officer



CULTUS LAKE PARK

Sunnyside Campground Administrative Policy

Section:		
Sub-Section:		
Title:	Sunnyside Campground Administrative Policy	

APPROVALS

Approval Date:	Approved by:
Amended: February 15, 2023	Approved by: Cultus Lake Park Board
Amended: February 19, 2025	Approved by: Cultus Lake Park Board
Amended: June 17, 2026	Approved by:

PURPOSE AND POLICY STATEMENT

This policy is intended to provide direction for staff, Overnight Campers, Seasonal Campers, Guests and Visitors regarding the rules and regulations of Sunnyside Campground.

DEFINITIONS

“Barbeque” means a device that cooks food by applying heat from below, fueled by propane.

“Board” means the elected Board for Cultus Lake Park.

“Campsite” means a designated space within the Campground in which an Overnight Camper or Seasonal Camper is permitted to occupy until the expiration of their registration.

“Bylaw Compliance and Enforcement Officer” means the Persons duly appointed by the Board as such and will include any Peace Officer.

“CAO” means the Chief Administrative Officer; a position appointed by the Board.

“Camper” means any Person included in site occupancy.

“Campground” means Sunnyside Campground including all public areas, individual sites, campground buildings, foreshore, beaches, wharves and any other area within Sunnyside Campground.

“Campground Buildings” means buildings including but are not limited to: washrooms, recreation hall, laundry room, campground store, outhouses, offices and storage buildings.

“Campground Staff” means any Person employed by Cultus Lake Park.

“Designate” means a Person appointed by the Manager of Sunnyside Campground and Accommodations.

“Foreshore” means the area under the Lease Agreement from the Ministry of Forests, Lands and Natural Resource Operations within Cultus Lake Park along the lakeshore and 100 meters or 328 feet into the lake from the high-water mark.

“Guest” means any Person(s) included in site occupancy.

“Overnight Camper” means any Person(s) the reservation information states the site is registered to and who is registered on a nightly basis.

“Park Staff” means any Person employed by Cultus Lake Park.

“Person” has the same meaning as in the *Interpretation Act* (British Columbia).

“Seasonal Camper” means any Person(s) the reservation information states the site is registered to on a seasonal basis.

“Season” means the seasonal camping season and will be from the second Sunday in April until the 30th of September of each calendar year.

“Trailer” has the same meaning as in the *Motor Vehicle Act* (British Columbia).

“Vehicle” has the same meaning as in the *Motor Vehicle Act* (British Columbia).

“Visitor” means any Person visiting an Overnight Camper or Seasonal Camper.

1. GATE CLOSURE AND VISITOR DEPARTURE

- 1.1** Seasonal Campers will have the option of card-swipe entry for the electronic gate outside of gatehouse operational hours.
- 1.2** No Guests or Visitors are permitted entry after 10:00 pm.

2. OVERNIGHT CAMPERS AND VISITORS

- 2.1** Campsite fees include two (2) adults and multiple children.
- 2.2** Extra Guests 19 years and older will be considered adults and charged an additional fee.
- 2.3** If a Person wants to book more than two (2) Campsites, at one concurrent time, they must contact Campground Staff for special consideration.
- 2.4** Cancellation requests must be made by the Overnight Camper, sent by email, and with the subject line “Cancellation for (cancellation number).”
- 2.5** Cancellations will only be valid if received within the parameters specified in the current Cultus Lake Park Sunnyside Campground Bylaw, Schedule A: Fees and the Sunnyside Campground Notice of Fees.
- 2.6** If an Overnight Camper has not made alternate arrival arrangements through Campground Management and they have not registered at the Campground by 11:00 am on the second day of their reservation, the reservation will be cancelled, with no refund, and the Campsite may then be reserved by another Person.
- 2.7** Refunds will not be issued due to inclement weather, evictions and/or vacating your Campsite early.
- 2.8** It is the responsibility of the Overnight Camper or Seasonal Camper to ensure that their Guest and Visitor comply with all requirements of the current Cultus Lake Park Sunnyside Campground Bylaw, any other relevant Cultus Lake Park Bylaws and amendments and this Policy.
- 2.9** The Overnight Camper or Seasonal Camper will be held responsible and accountable for their conduct and the conduct of their Guests and Visitors. Unacceptable conduct will be subject to the Evictions section of the current Cultus Lake Park Sunnyside Campground Bylaw, at the discretion of the Manager of Sunnyside Campground and Accommodations or Designate and in consultation with the CAO.

- 2.10** If an Overnight Camper or Seasonal Camper refuses to pay any outstanding charges, Campground Staff will prohibit the removal of camping materials or unit from the Campground and/or be subject to eviction.
- 2.11** The Manager of Sunnyside Campground and Accommodations or Designate, and Sunnyside Campground Bylaw Compliance and Enforcement Officers reserve the right to refuse admittance to any Person.

3. VEHICLES & TRAILERS

All Seasonal Campers must sign the Indemnity, Insurance & Hold Harmless Agreement; attached Schedule A of this Policy.

4. PETS

- 4.1** Refer to the current Cultus Lake Park Animal Control and Regulations Bylaw, and all amendments, for off-leash areas and dog swim areas.
- 4.2** All Seasonal Campers must register their pet(s) with the Campground gatehouse and pay the fee prior to the end of April of each season.
- 4.3** All Seasonal Campers must ensure registered pet(s) have the Campground issued ID tag conspicuously affixed to the pet when in the Campground.

5. INFORMATION

- 5.1** To protect the privacy of Campers, Staff will not release any information about Sunnyside Campground registered customers. If Campers expect Guests, it is required that they ensure that the Guests and Visitors know the Overnight Campers' or Seasonal Campers' site number and the name of the Person under which it is registered, or entry will be denied.
- 5.2** Phone Messages: Only messages of extreme urgency will be delivered to individual sites.

6. CAMPFIRES AND FIRE BANS

- 6.1** CSA-approved free-standing propane and natural gas fire pits, barbeques and camp stoves are permitted on registered sites.
- 6.2** Campfire regulations may be relaxed during inclement weather with the approval of the Manager of Sunnyside Campground and Accommodations or Designate.

7. WATERCRAFT

- 7.1** Please refer to the current Cultus Lake Park Boating and Foreshore Bylaw and all amendments, for the rules and regulations relating to watercraft, boating, moorage, and the Foreshore.
- 7.2** All Overnight Campers, Seasonal Campers, Guests, and Visitors with a boat, that do not have a registered buoy within the Cultus Lake Park Foreshore, must complete the Boat Registration Form; attached Schedule B of this Policy.

8. SEASONAL OCCUPANCY

8.1 Change of site occupancy name is allowed only between spouses and requires the consent of the Manager of Sunnyside Campground and Accommodations or Designate.

8.2 Vehicle Passes:

- (a) A motorcycle is considered a Vehicle for the purposes of parking passes. A pass may be issued in respect to licensed motorcycles or motor scooters provided that the Vehicles are parked on the seasonal site or in the additional parking space(s) as provided by the current Cultus Lake Park Sunnyside Campground Bylaw and all amendments.
- (b) In order to obtain passes, proper identification (e.g. driver's licence) and the Seasonal Camper's signature will be required at the time such passes are issued and are to be affixed on the Vehicle windshield immediately.
- (c) In the situation of a registered Vehicle being sold or a windshield being replaced, the old pass must be removed and exchanged for a replacement pass, at no additional charge. If the old pass is not provided for exchange, a new pass must be purchased and will be subject to availability.

8.3 See Schedule C for the Seasonal Calendar of important dates.

9. SITE SET-UP AND ALTERATIONS

9.1 When determining approval for any deck built on site, the Manager of Sunnyside Campground and Accommodations or Designate will take in consideration the size, location, and material of the deck.

9.2 Relinquished grandfathered sites will be returned to their natural state prior to a new Seasonal Camper registration unless Park Staff deem it unsafe to do so.

10. SATELLITE DISH/ANTENNAE

10.1 When determining approval for any satellite dish or antennae, the Manager of Sunnyside Campground and Accommodations or Designate will take in consideration the location of proposed installation and the manner of which it will be installed.

10.2 Satellite dishes in violation of the current Cultus Lake Park Sunnyside Campground Bylaw, and all amendments, are subject to removal without notice.

10.3 Sunnyside Campground is not responsible for any theft of satellite signal or piracy of media content.

11. LIQUOR

The *Liquor Control and Licensing Act* will be strictly enforced.

12. BUOY RENTALS

Sunnyside Campground has two (2) buoys available for Overnight and Seasonal Campers to rent on a daily or weekly basis. Buoys will not be rented to an Overnight or Seasonal Camper for more than seven (7) days per calendar month and are subject to a daily cancellation fee. See the current Sunnyside Campground Bylaw, Schedule A, for the daily and weekly fees and the cancellation fee.

13. DEPARTURE PROCEDURES

- 13.1** A clean-up fee will be applied to Seasonal Campers whose site is not cleaned upon departure. The clean-up fee will be added as a site charge levied in the following year to the returning Seasonal Camper.
- 13.2** Failure to comply with the departure procedures, as per section 20 of the current Cultus Lake Park Sunnyside Campground Bylaw, and all amendments, may jeopardize future site occupancy.

14. CANCELLATION POLICY FOR SEASONAL SITES

- 14.1** Final seasonal site payment is due the second Monday in March. If payment is not received in full a penalty charge will be charged each day for a maximum of seven (7) days. After seven (7) days the seasonal site is forfeited.
- 14.2** Deadline for seasonal deposit is September 15th. If payment is not received in full a penalty charge will be charged each day for a maximum of seven (7) days. After seven (7) days the seasonal site is forfeited.

SCHEDULE A

INSURANCE, INDEMNITY & HOLD HARMLESS AGREEMENT

The Seasonal Camper(s) shall, jointly and severally, indemnify and hold harmless Cultus Lake Park Board and its directors, officers, employees, representatives, subcontractors, agents, successors, related companies and assigns from and against any and all losses, damages and liabilities, including, but not limited to: actual or threatened suits, claims actions or proceedings, injuries, demands or liabilities of any nature or description (including, but not limited to, attorneys' fees, professional fees, costs and expenses incurred in defending against same and any amount paid to settle an action or satisfy a judgement) without limitation, including those in respect of, or made by, any third party brought or recoverable against the Releasees related to, arising from or connected with the use of the facilities of Cultus Lake Park, including, but not limited to Sunnyside Campground and the Cultus Lake Park Foreshore or any other negligence, acts or omissions caused by, arising from or connected with the Seasonal Camper(s), their agents, representatives, employees, subcontractors, successors, assigns or any party for whom the Seasonal Camper(s) are responsible at law (collectively, the "Seasonal Camper Parties").

It is the Seasonal Camper(s) responsibility to ensure that any Vehicle, motorized watercraft, RV or trailer registered to your site or parked on your site are fully insured for the entire duration of your stay at Sunnyside Campground.

The Seasonal Camper Parties must adhere to all Cultus Lake Park bylaws.

Signed this _____ day of _____, 202_ at _____, BC

SITE # _____

Seasonal Camper Signature

Please Print Name

Witness Signature

Please Print Name

SCHEDULE B
BOAT REGISTRATION FORM

For Overnight Campers and Seasonal Campers - Without a Buoy

Boat Owner Name: _____

Government Registration Number: _____

Trailer Plate Number: _____

Boat Make: _____ **Boat Model:** _____

Boat Description: _____

(Length, Color, etc.)

Site Number: _____

Signature: _____

SCHEDULE C

Seasonal Calendar

January 15	Deadline for Seasonal Site Pre Payment - non-refundable (if payment isn't received by January 15 seasonal site is forfeited)
March 1	Deadline for Final Seasonal Site Payment. If payment is not received in full a penalty charge will be charged each day for a maximum of seven (7) days. After seven (7) days the seasonal site is forfeited.
Second Sunday in April	Seasonal move-in day
September 15	Deadline for Seasonal Site Deposit (for upcoming season) - non-refundable (if payment isn't received by September 15 seasonal site is forfeited)
September 30, 12:00 pm	End of season camping season

SCHEDULE D

	Sunnyside Campground at Cultus Lake Park 4165 Columbia Valley Highway, Cultus Lake, BC V2R 5B5 Phone: (604) 858-5253 Fax: (604) 858-5263 Email: sunnyside@cultuslake.bc.ca Website: www.cultuslake.bc.ca
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WAITLIST APPLICATION FOR SEASONAL CAMPSITE

Name of Applicant(s): (Max. 2)				
Home Address:	Unit#	Street Name	City & Province/ State	Postal Code / Zip Code
	Address			
Mailing Address: (If different from Home Address)	Unit #	Street Name	City & Province/ State	Postal Code / Zip Code
	Address			
Phone Number(s):	HOME:		MOBILE:	
	EMAIL:			
Please accept my application for a seasonal campsite at Sunnyside Campground. I hereby acknowledge the following conditions of application: 1. A non-refundable deposit fee of \$150 is required. My name will not be added to the waitlist until Sunnyside Campground has received this deposit. Cheques should be made payable to Cultus Lake Park Board. 2. Interest will NOT be paid on the deposit fee. 3. When a seasonal site becomes available and I have "claimed" it, my deposit will be applied towards my first seasonal campsite fee. 4. It is my responsibility to provide Sunnyside Campground with my current Mailing Address and contact Phone Number(s) (and email address, if applicable). 5. I understand that I will be contacted by Sunnyside Campground when a seasonal campsite becomes available, in accordance with the annual procedures and my respective position on the waitlist. 6. If I "pass" on an opportunity to "claim" a seasonal campsite, my name will be removed from the waitlist, and my deposit will be forfeited.				
Date	X _____ Signature of Applicant(s)			
FOR OFFICE USE ONLY				
Date Received:		Account #:		
Guest Services Representative:		Notes:		



CULTUS LAKE PARK

REPORT/RECOMMENDATION TO BOARD

DATE: July 15, 2026 **FILE:** 8100

SUBMITTED BY: Carmen Baker
Administrative Assistant, Communications & Events Coordinator

SUBJECT: Cultus Lake Triathlon Event Request

PURPOSE:

This report is being presented to provide the Board with the information required to consider the Cultus Lake Triathlon event application and determine whether to approve the proposed event dates and associated park use. Timely Board direction is needed now to allow sufficient time for event planning, operational coordination, and compliance with applicable bylaw requirements in advance of the September 2026 event.

RECOMMENDATION:

THAT the Cultus Lake Park Board approve the Cultus Lake Triathlon event from September 18 to 20, 2026, subject to staff approval of the updated Traffic Management Plan;

THAT the Cultus Lake Park Board permit one (1) operational vehicle with a trailer to park overnight for the duration of the event on Main Beach;

THAT the Cultus Lake Park Board approve the waiver of parking fees for up to twenty-eight event volunteers and security for the duration of the event in Parking Lot B; and

THAT the Cultus Lake Park Board authorize the use of two (2) generators from 7:30 am to 1:00 pm on Sunday, September 20, 2026, for event operations at the Main Beach docks and finish line.

DISCUSSION:

Dynamic Race Events has hosted the Cultus Lake Triathlon in Cultus Lake Park since 2015, and the event has become an established annual recreation event in the park. For 2026, the organizer is requesting approval to hold event activities from September 18 to 20, 2026, including event setup, race operations, and associated use of Main Beach, parking Lot B, and portions of the road off the left-hand lower access gate. Public event information for prior years confirms the race format, use of Main Beach and Parking Lot B, and anticipated traffic impacts on surrounding areas.

The primary matter for the Board is whether to approve the event request and the related operational exceptions needed to support safe delivery of the race. These include overnight placement of one operational/equipment trailer and one storage trailer in Parking Lot B, overnight parking for one security vehicle near Main Beach, waiver of parking fees for up to 28 vehicles in Lot B for the duration of the event, and authorization to use two generators during race operations on Sunday, September 20, 2026.

The organizer anticipates a participant field of approximately 800 athletes, which aligns with current public registration information for the 2026 event.

Approval of the event would support recreation programming, tourism activity, and community engagement in the park, while also affecting residents, guests, and park users through temporary traffic delays, parking impacts, and increased activity in residential and waterfront areas.

The event organizer will be required to provide Comprehensive General Liability Insurance for not less than \$5,000,000, naming Cultus Lake Park as an Additional Insured, and pay the following fees (per the Notice of Fees in the Event Bylaw No. 1255, 2025):

Fees are as follows:

- Application fee: \$120
- Rental fees (200+ people Friday & Saturday): \$1200
- Early Set Up fee (race day): \$90
- Swim Line Removal/Replacement fee: \$600
- Security Deposit (refundable; increased to cover potential turf replacement): \$2,000

Total: \$4,010

FINANCIAL IMPLICATIONS:

There are minor operating financial implications associated with this request. These primarily relate to the proposed waiver of parking fees for up to twenty-eight event volunteers, resulting in a small amount of foregone parking revenue.

The potential revenue for the park if the parking fee waivers were not permitted for up to twenty-eight vehicles in Lot B for the duration of the event would be \$5145.60.

At the 2025 Cultus Lake Triathlon, the event contributed a total of \$17,814.99 in parking revenue.

LEGAL OR POLICY CONSIDERATIONS:

This matter is subject to Event Bylaw No. 1255, 2025, which governs event approvals, park use requirements, and applicable fees within Cultus Lake Park. No additional policies, agreements, or legal requirements have been identified as applying to this request in this report.

COMMUNICATIONS OR PUBLIC NOTICE IMPLICATIONS:

Yes. If the event is approved, communications will be required to advise the public and affected stakeholders of event timing, traffic and parking impacts, and any temporary site use restrictions. This may include website and social media updates, event signage, and direct notification to relevant operational partners and internal departments. No statutory public notice is required. Park staff, in coordination with the event organizer, would be responsible for preparing and distributing communications and ensuring required event signage is in place.

ATTACHMENTS:

- Letter to the Board
- Event Application
- Route Maps
- Parking Waiver Application.

STRATEGIC PLAN:

This report supports the Cultus Lake Park Board Strategic Plan by advancing the Board's objective to foster community recreation and support events that enhance resident and visitor engagement in the Park.

Prepared by:



Carmen Baker
Administrative Assistant, Communications
& Events Coordinator

Approved for submission to the Board:



Joe Lamb
Chief Administrative Officer



November 1, 2025

Dear Cultus Lake Parks Board,

Thank you for the opportunity to present our event application to the Board. Dynamic Race Events has had the pleasure of producing the annual **Cultus Lake Triathlon** since 2015. Over that time, the event has continued to grow, becoming a highlight of the multisport calendar for athletes across the Pacific Northwest.

With the support of **Tourism Chilliwack** and the **City of Abbotsford**, we have proudly hosted the **Provincial Championships** in previous years (2018, 2019, 2025) and will once again have the honour of doing so in **2026**, this time as the **Provincial Championships for Duathlon**. The 2026 event will also continue to serve as a **World Triathlon Age Group Championship Qualifier**, giving athletes the opportunity to earn a spot on **Team Canada** to compete at the Age Group World Championships in 2027.

Following the 2025 event, we continued to work collaboratively with Park Staff to refine our operations and processes, ensuring that the event runs smoothly and with minimal disruption to the community. These joint efforts have proven successful, and we are eager to build on that partnership again for 2026.

For the upcoming year, we will continue to host only our **short course events**, which significantly limits the impacts on residents, businesses, and traffic. We anticipate our **final finisher crossing the line by approximately 12:30 p.m.** Further refinements to our **traffic management plan** are underway in partnership with our supplier and the **Ministry of Transportation and Infrastructure**, aimed at improving traffic flow and minimizing delays on race morning.

The Cultus Lake Triathlon now attracts **approximately 800 athletes** each September, generating substantial economic benefit for the Park through parking revenue, as well as for local businesses through athlete and spectator spending. The impact extends well beyond race weekend — many participants return throughout the season for training swims, rides, and runs on the official race routes, contributing ongoing economic activity to the area.

Dynamic Race Events produces four multisport events annually, creating memorable finish line experiences for over **2500+ athletes each year**. We take pride in working with local suppliers and

partners in each of our host communities, fostering strong, positive relationships with stakeholders.

We welcome any questions or feedback the Board or Park Staff may have and look forward to continuing our valued partnership for another successful event in **2026**.

Warm regards,



Angie Woodhead

Owner | Organizer

Dynamic Race Events



2025 EVENT APPLICATION

4165 Columbia Valley Highway

Cultus Lake BC V2R 5B5

604.858.3334

reception@cultuslake.bc.ca

ALL APPLICATIONS MUST BE COMPLETED AND SUBMITTED 90 DAYS PRIOR TO THE PROPOSED EVENT.

APPLICANT INFORMATION

Applicant Name(s):

1. [REDACTED]

2.

Type of Organization: ☐ Not-for-Profit ☐ Registered Charity ☐ Indigenous Organization ☒ Other

Name of Organization: Dynamic Race Events Ltd.

Mailing Address: [REDACTED]

Telephone Number:

1. [REDACTED]

2.

Mobile Number:

1.

2.

Email Address:

1. [REDACTED]

2.

EVENT INFORMATION Mark with 'X' to request approved Event to be posted on Cultus Lake Park website ☐

Type of Event: ☒ Public Area Event ☐ Block Party Event ☒ Community Event
☐ Residential Lease Lot Event ☐ Commercial Lease Lot Event

Date(s): Sept 18-21, 2025

Name of Event:

Cultus Lake Triathlon

Location(s) of Event:

Main beach, course maps attached

Hours of Event:

all day

☐ Private Event ☒ Free Public Event ☒ Ticketed Public Event

EVENT DESCRIPTION

Annual triathlon event. Bicycle transition area at main beach, swim start below concession/ boat rental building, bike course down Columbia Valley Hwy to Yarrow/ Abbotsford rural. Run course out lake shore path, Park Dr, finish back at Main Beach area.

ESTIMATED ATTENDANCE

Participants: 800

Spectators: 500

Staff/Volunteers: 60-80

FIRST AID ON SITE		☒ YES	☐ NO
May be required depending on the scope of the Event. Certification verification may also be required.			
SPECIAL REQUESTS			
Any waiver, exemption or allowance not outlined in the current Cultus Lake Park Bylaws and all amendments, Administrative Policies, that requires consideration by the Board, and are subject to additional fees.			
FOOD VENDOR		☐ YES	☒ NO
Type of Food Vendor(s). Provide Business Name if Applicable, Use a Separate Sheet if Needed:			
Total Vendors:		☐ Serving Staff/Volunteers/Participants Only	☐ Serving the Public
LIQUOR SERVICE OR BEVERAGE GARDEN		☐ YES	☒ NO
Total Occupancy:		☐ Serving at No Cost	☐ Serving at a Cost
Location of Liquor Servicer or Beverage Garden. Please Attach a Map if in Public Area: n/a			
Fencing Details for Beverage Garden, if Applicable, Include Height, Type, # of entrances and Emergency Exits: n/a			
Hours of Operation of Liquor Service or Beverage Garden: n/a			
Security Company Name: Phone:		Lead Officer Contact Name: Email:	
HIGHWAY CLOSURE			
Highway has the same meaning as in the <i>Motor Vehicle Act</i> (British Columbia)			
☐ Partial Highway Closure(s)	☐ Full Highway Closure(s)	☒ No Closure	
Hours of Road Use: 6am - 11:30am			
Location of Road Closure. Please Attach a Map and Include Route Information, if Applicable: No closure - route maps attached			
Duration of Delays, if Applicable: delays no longer than 3 mins - per MoTI and Chilliwack Permits			
Duration of Closure, if Applicable: no closure			
ADDITIONAL REQUESTS			
Please note the following additional requests are subject to approval by the CAO or Designate prior to Event.			
AMPLIFIED SOUND / MUSIC: ☒ YES ☐ NO		HOURS OF USE: 8am - 12:30pm - Sept 20 (event day)	
LOCATION OF USE: Main Beach			
Additional Comments: only necessary safety announcements made prior to 8am			
GENERATOR: ☒ YES ☐ NO		HOURS OF USE: 7:30am - 1:00pm	
LOCATION OF USE: Main beach - swim start and M BEING USED FOR: Swim start - for timing mat & arch Finis			

ADDITIONAL REQUESTS: The following additional requests may be subject to additional fees and/or approval from the CAO or Designate. Check all that apply.

Washrooms Open Early	☒	Time: 6am
Washrooms Closed Late	☐	Time:
Parking Lot Gates Open Early	☒	Time: keys usually provided
Parking Lot Gates Closed Late	☐	Time:
Additional Portable Washrooms	☒	Quantity: 15-20
Garbage Bin Rental	☒	Quantity: 1 (privately contracted)
Swim Line Installation / Removal	☒	
Community Hall	☐	Dates:
Gazebo(s)	☒	Dates: Sept 20, 2026
☐ A ☐ B ☐ C		
Tent Rental		
10 x 10	☐	Quantity: (Up to four (4), subject to availability)
20 x 20	☐	Quantity: (Up to two (2), subject to availability)
Table Rentals (3' x 8')	☐	Quantity:
Filming	☐	

Staff to determine if any of the following is applicable:

Use of Additional Areas

Additional Park Staff Services

Parking Arrangements

Clean Up Fees

Temporary Private Land Use Designation Change

Noise Exemption (Quiet hours are between 11:00 pm and 7:00 am)

ADDITIONAL COMMENTS:

By signing below, I acknowledge that I have read and understand the Cultus Lake Park Event Bylaw No. 1255, 2025, and that the information provided is accurate. I accept all liability and responsibility for organizing and hosting an Event within Cultus Lake Park. I understand that it is my responsibility to provide the Park office with the following no less than five (5) days prior to the Event date:

- i. Comprehensive General Liability Insurance policy of not less than \$5,000,000 naming "*Cultus Lake Park*" as an Additional Insured (located at 4165 Columbia Valley Hwy, Cultus Lake, BC V2R 5B5);
- ii. Payment of all Event Fees and Refundable Security Deposit; and
- iii. A copy of any and all other required permits or certificates, as required.

I also acknowledge that I am responsible for any and all costs for clean up, or repairs, of the Park property and infrastructure resulting from this Event per Section 5.1 (a) through (d), of the Event Bylaw No. 1255, 2025.

Applicant Signature: 	Date: November 1, 2025
Applicant Signature: 	Date:

REQUIREMENTS CHECKLIST (OFFICE USE):

☐ Event Application Complete
☐ Event Application Fee Received. Receipt #
☐ Map of Event Submitted
☐ Security Plan Submitted
☐ Report to Board Submitted
☐ Approved: YES / NO By: Date:
☐ Approval Letter Sent
☐ Site Visit Scheduled Date: Completed On:
☐ Insurance Received
☐ Event Fees Received Receipt #:
☐ Fraser Health Certificate Submitted
☐ First Aid Certificate Submitted
☐ BCLCLSEP and SIR Certificates Received
☐ Security Deposit Received On: By: Cheque / Credit Card
☐ Public Works Site Inspection Complete
☐ Closing Letter Sent
☐ Security Deposit Reimbursed / Released On: By: Cheque / Credit Card
Additional Requests or Comments:

CULTUS LAKE TRANSITION MAP

MALL

Cultus Lake School

PARKING LOT D

Sunnyside Ave

Water Slides

ESSO

CONES SEPARATE

CARS

MAIN PARKING LOT



DYNAMIC RACE EVENTS

Columbia Valley Hwy

Community Hall

Park Office

Bike Out Sprint/Standard

Bike In

Bike Return

Bike Out

Bike Out

TOILETS

Swim In

Run Out
Standard / Sprint

CONCESSION

FINISH

TO FINISH

Paved
(RUN)
turn left

2nd Ave

1st Ave

Standard
To 2nd Lap

Run Out

MAIN BEACH

FOOT
BRIDGE

LAKE

LOT A PARKING

14

CULTUS LAKE RUN MAP

1 LOOP: SPRINT RUNNERS

2 LOOPS: STANDARD RUNNERS



Columbia Valley Hwy

Cultus Lake Golf Club

Park Dr

Sunnyside Campground

TURNAROUND JUST PAST SLIDE

AID STATION

Boat Launch

Trans Canada Trail

Sunnyside Blvd

1st Ave

Columbia Valley Hwy

MALL

1 FROM TRANSITION AREA

FINISH

Lakeshore Path

1. Runners leave transition and run toward the lake turning left onto Lakeshore Path.

RUNNERS IN OUTBOUND DIRECTION ONLY: Continue along the path following the shoreline past the Boat Rental/Main Boat launch.

2. Past the boat launch, Lakeshore Path becomes part of the Trans Canada Trail and continues along the beach with the campground on your left as you run out toward the first turnaround point just past the Yellow Slide.

3. Make the first turnaround and run back toward the Boat Rental/Main Boat Launch.

4. At the Boat Rental/Main Boat Launch turn right and run up Sunnyside Blvd. Turn right onto Park Dr and through the Aid Station. Continue up Park Dr to the second turnaround point just before the pathway ends at Columbia Valley Hwy.

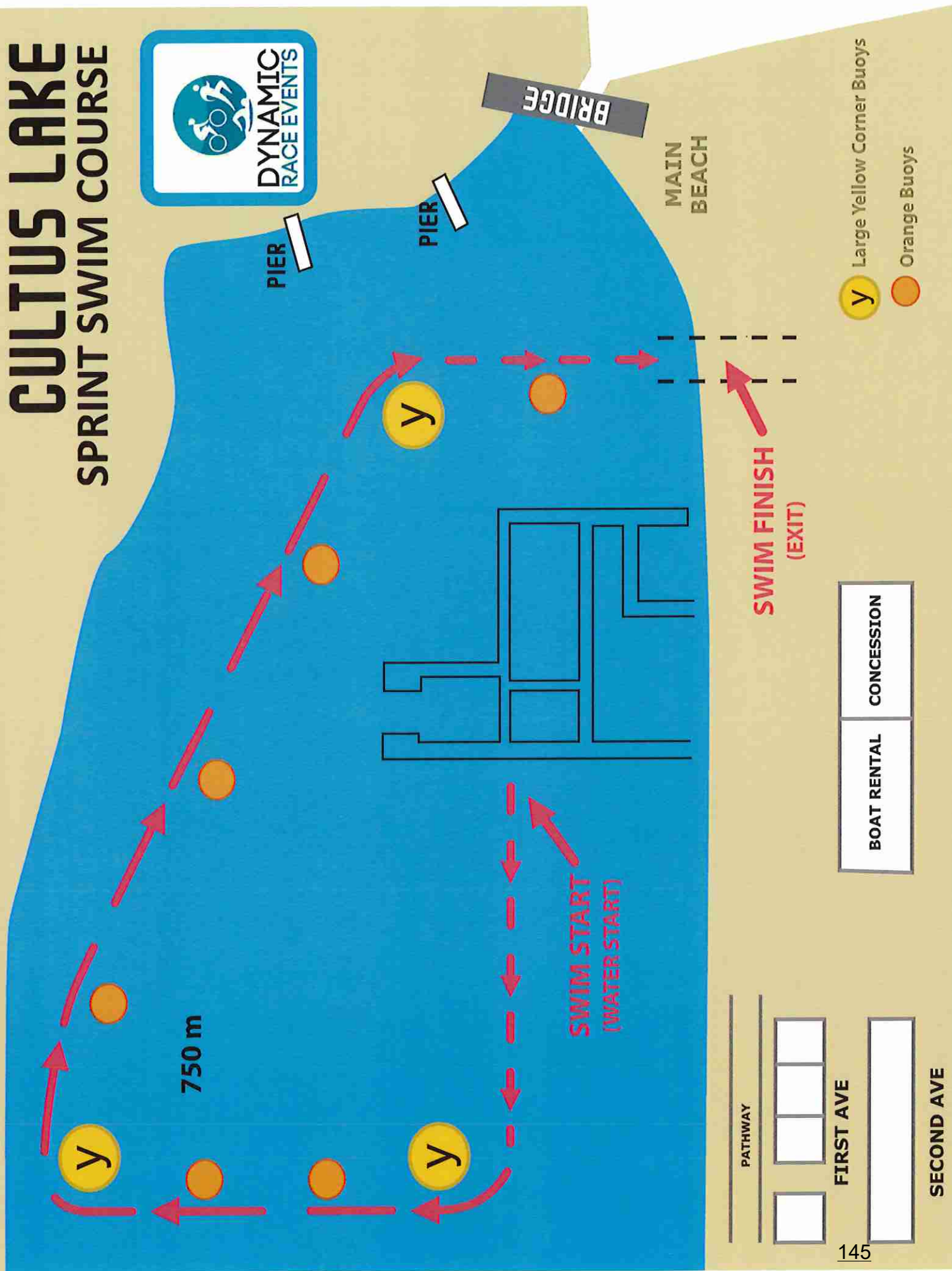
5. Make the second turnaround at the top of Park Dr and run back down Park Dr, through the Aid Station and cross Sunnyside Blvd. Continue on 1st Ave. Follow 1st Ave toward the Finish Line.

INBOUND RUNNERS STAY ON 1ST AVE; do not run back along the Lakeshore Path.

6. Standard athletes turn left just before the end of 1st Ave (*) and run toward the lake 50m before turning left onto Lakeshore Path for the second lap.

CULTUS LAKE

SPRINT SWIM COURSE



- Large Yellow Corner Buoys
- Orange Buoys

PATHWAY

FIRST AVE

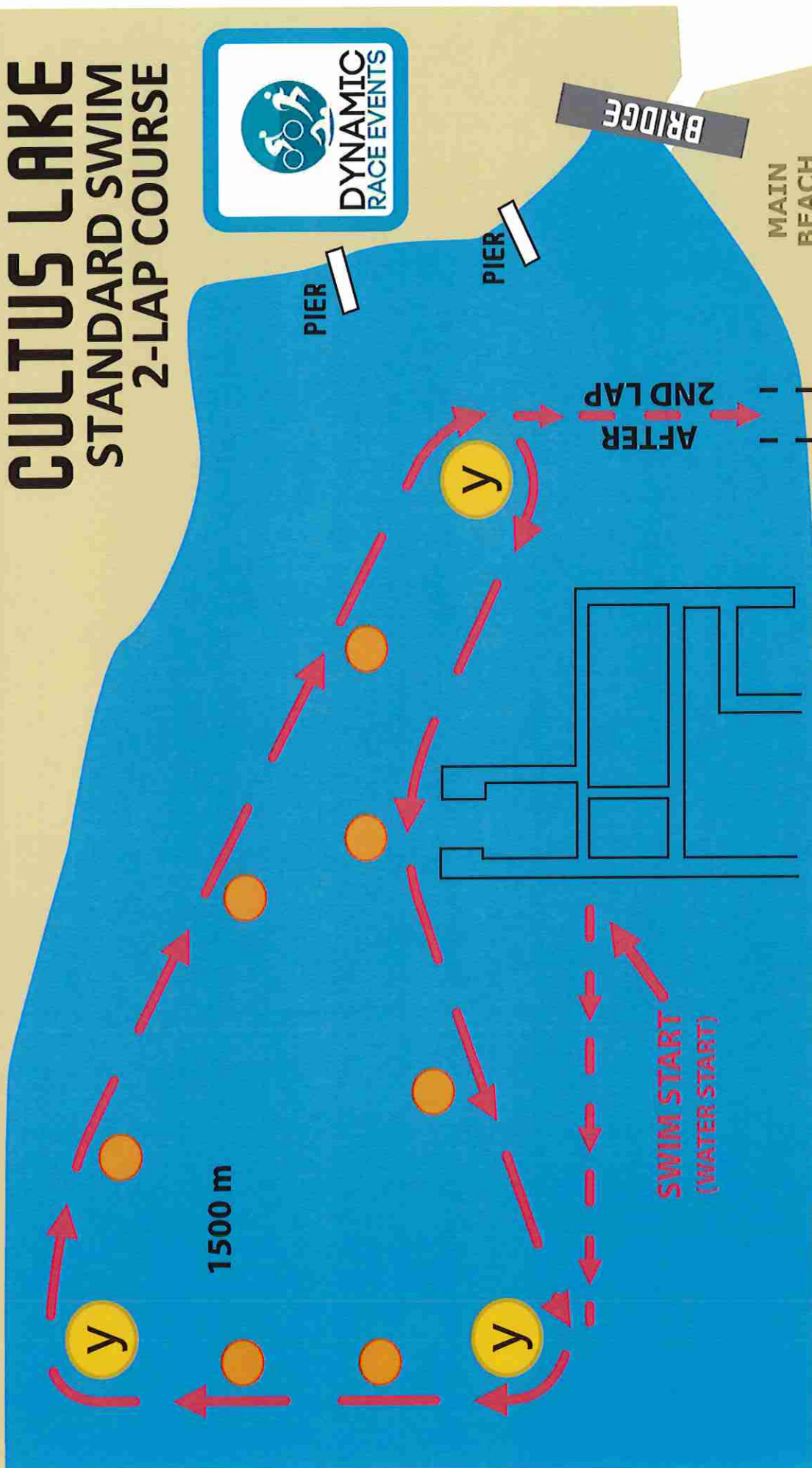
SECOND AVE

145

CULTUS LAKE

STANDARD SWIM

2-LAP COURSE



- Large Yellow Corner Buoy
- Orange Buoy

BOAT RENTAL

CONCESSION

PATHWAY

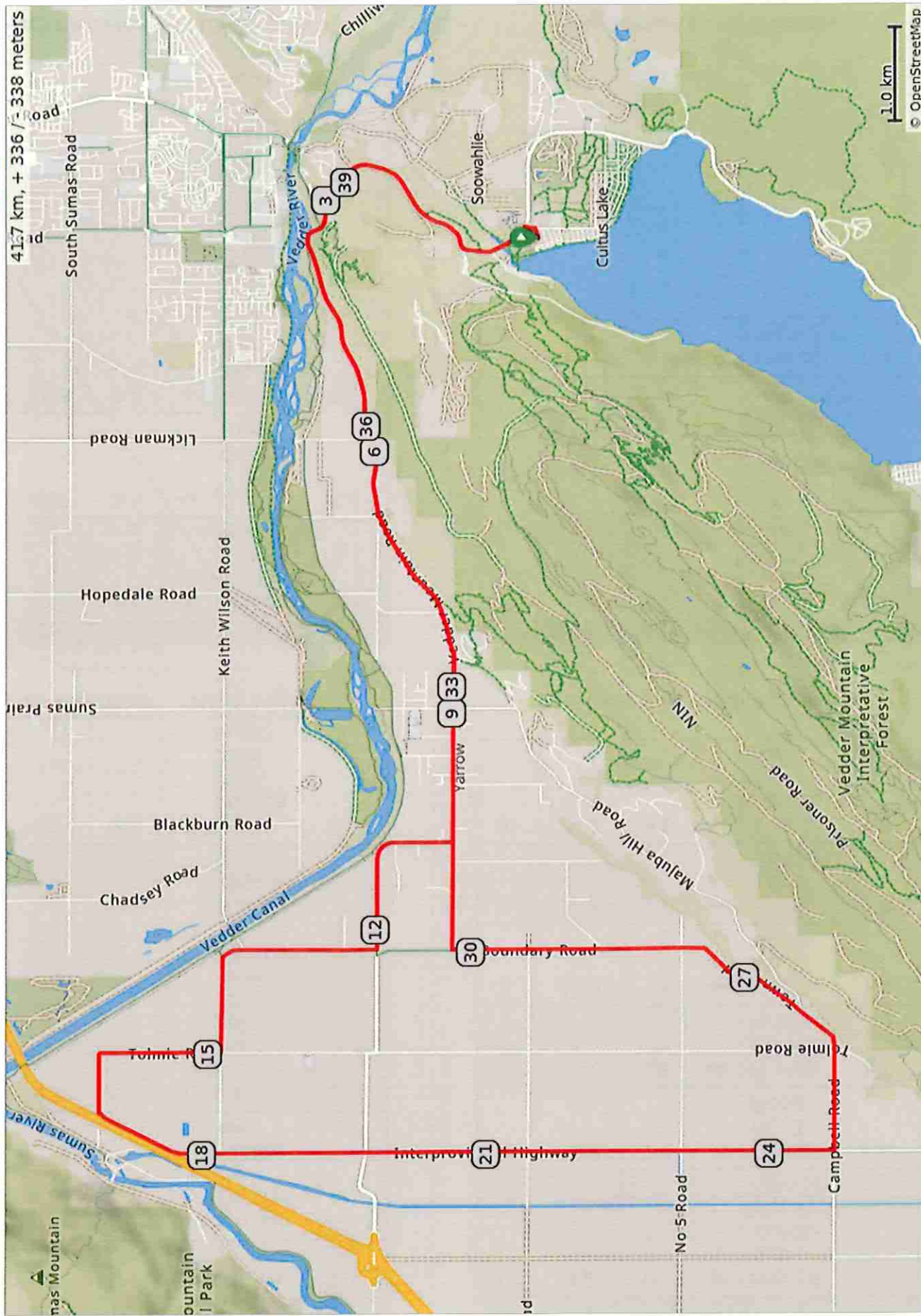
FIRST AVE

SECOND AVE

Cultus Lake Tri | BIKE - Standard



41.7 km, + 336 / - 338 meters



Cultus Lake Tri | BIKE - Standard

Num	Dist	Prev	Type	Note	Next
1.	0.0	0.0	📍	Start of route	0.1
2.	0.1	0.1	←	L onto Sunnyside Boulevard	0.1
3.	0.2	0.1	↑	At roundabout, take exit 3 onto Columbia Valley Highway	2.9
4.	3.1	2.9	↑	At roundabout, take exit 2	0.1

3.1 kilometers. +54/-56 meters

Num	Dist	Prev	Type	Note	Next
11.	26.3	1.6	↑	Continue onto Town Road	3.9
12.	30.2	3.9	→	R onto Yarrow Central Road	8.4
13.	38.6	8.4	↑	At roundabout, take exit 1 onto Cultus Lake Road	0.0
14.	38.6	0.0	↗	Slight R onto Cultus Lake Road	2.8

13.9 kilometers. +116/-68 meters

Num	Dist	Prev	Type	Note	Next
5.	3.2	0.1	↗	Slight R onto Vedder Mountain Road	7.2
6.	10.4	7.2	→	R onto No. 3 Road	1.9
7.	12.2	1.9	→	R onto Boundary Road	1.6
8.	13.9	1.6	←	L onto No. 2 Road	1.0
9.	14.9	1.0	→	R onto Tolmie Road	9.8
10.	24.7	9.8	←	L onto Campbell Road	1.6

21.6 kilometers. +90/-137 meters

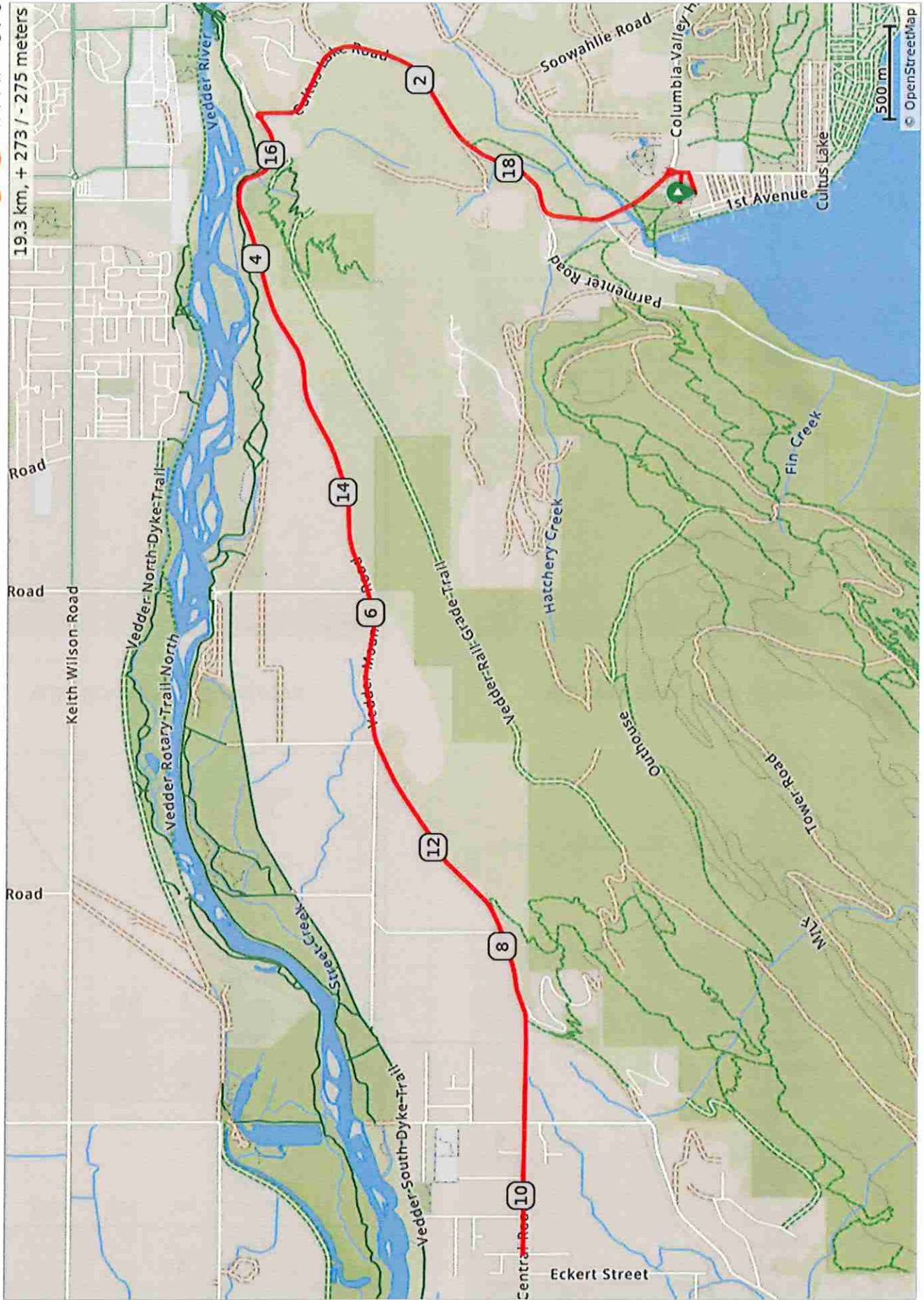
Num	Dist	Prev	Type	Note	Next
15.	41.5	2.8	↑	At roundabout, take exit 1 onto Sunnyside Boulevard	0.2
16.	41.7	0.2	📍	End of route	0.0

3.1 kilometers. +2/-0 meters

Cultus Lake Tri | BIKE - Sprint



19.3 km, + 273 / - 275 meters



Cultus Lake Tri | BIKE - Sprint

Num	Dist	Prev	Type	Note	Next
1.	0.0	0.0	📍	Start of route	0.1
2.	0.1	0.1	←	L onto Sunnyside Boulevard	0.1
3.	0.2	0.1	↑	Enter roundabout	0.0
4.	0.2	0.0	↑	At roundabout, take exit 1 onto Columbia Valley Highway	2.9

0.2 kilometers. +0/-4 meters

Num	Dist	Prev	Type	Note	Next
9.	16.2	6.5	↑	At roundabout, take exit 1 onto Cultus Lake Road	0.0
10.	16.2	0.0	↗	Slight R onto Cultus Lake Road	2.8

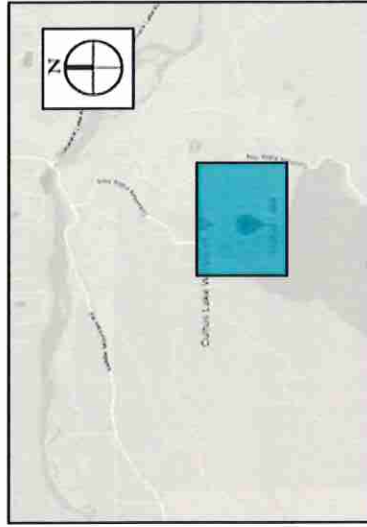
6.5 kilometers. +0/-0 meters

Num	Dist	Prev	Type	Note	Next
5.	3.1	2.9	↑	At roundabout, take exit 2	0.1
6.	3.2	0.1	↗	Slight R onto Vedder Mountain Road	6.5
7.	9.7	6.5	→	R onto Kehler Street	0.0
8.	9.7	0.0	←	L onto Yarrow Central Road	6.5

9.5 kilometers. +54/-98 meters

Num	Dist	Prev	Type	Note	Next
11.	19.1	2.8	↑	At roundabout, take exit 1 onto Sunnyside Boulevard	0.2
12.	19.3	0.2	↙	Sharp L	0.0
13.	19.3	0.0	📍	End of route	0.0

3.1 kilometers. +2/-0 meters



LEGEND	
TENT	POWER
AUDIO	FOOD
WATER	GARBAGE/RECYCLING
TOILETS	PARKING
MEDICAL	FENCE
BIKE RACK/SERVICE	BARRICADE/CONES



CULTUS LAKE
TRIATHLON

OPERATIONAL PERIOD:
EVENT DAY: SEPTEMBER 20, 2026

CONTACT: ANGIE WOODHEAD | Owner & RD
250-213-7885 | angie@dynamicraceevents.com



2025 PARKING FEE WAIVER APPLICATION

4165 Columbia Valley Highway

Cultus Lake, BC V2R 5B5

604-858-3334

reception@cultuslake.ca

☒ For Profit ☐ Not-for-Profit ☐ Registered Charity ☐ Indigenous Organization ☐ CLCS/CLCSA ☐ Other

APPLICANT INFORMATION

Applicant Name(s):

Name of Organization (if applicable): Dynamic Race Events Ltd

Mailing Address:

Cell:

same

Email:

SECONDARY CONTACT INFORMATION (if applicable)

Name:

Telephone:

Cell:

Email:

EVENT INFORMATION

Name of Event:

Cultus Lake Triathlon

Event Date:

Sept 18-20, 2026

Location(s) of Use:

Parking Lot A

☐

Parking Lot B (Required Board approval)

☒

Parking Lot D

☐

Main Beach

☒

Hours of Use:

Sept 18-20, 2026

Total parking fee waivers requested:

Main Beach for Medical on race day (near concession). Security/ Volunteer/ Support parking - 20 vehicles total at any given time.
Event trailer parked for duration at Main Beach - arrival 17th/ removal 21st.

VEHICLE WAIVER—USER GROUP

Please check all that apply

Volunteers

☒

Support Staff

☒

Spectators

☐

Participants

☐

Other (please specify):

Please provide a statement outlining reasoning for the request and how fees create financial hardship for you or your organization to host the Event at Cultus Lake Park.

Dynamic Race Events is a small, independent Canadian-owned company committed to delivering high-quality, community-focused multisport events in British Columbia. Our mission is to provide meaningful, accessible race experiences that support local tourism, promote healthy lifestyles, and foster community engagement.

Unlike large-scale, corporate-backed events, our operations are grassroots in nature. We operate on modest budgets and rely heavily on community volunteers, local partnerships, and participant support to produce our events. The Cultus Lake Triathlon is one of the few remaining independently operated races in the province and represents a rare opportunity for athletes—from beginners to seasoned competitors—to participate in a safe, well-organized, and inclusive event.

The current fee structure for use of the park, coupled with traffic control, fencing and support staff accommodation, represents a substantial portion of our overall budget - many of which have seen dramatic increases in recent years.

We believe in being good stewards of the park and the community and always strive to minimize our impact and give back wherever possible.

We respectfully ask for your continued support in helping us preserve this cherished community event by considering a waiver of the parking fees as requested above.

Thank you for your time and consideration.

By signing below, I acknowledge responsibility for ensuring that vehicles are parked in the approved designated parking area and comply with the current Cultus Lake Park Parking and Traffic Regulations Bylaw and all Cultus Lake Park Policies regarding parking.

Applicant Signature:

X

Date:

Applicant Signature:

X

Date:

Date: _____

Approved by:

Approved? YES / NO

REQUIREMENTS CHECKLIST (OFFICE USE):

☐	Approval/Denial Letter Sent
☐	Licence Plates Received
☐	Licence Plates Entered
☐	Gate Key Provided
☐	Gate Key Returned



CULTUS LAKE PARK

REPORT/RECOMMENDATION TO BOARD

DATE: July 15, 2026 **FILE:** 0550

SUBMITTED BY: Darcy Bauer,
Cultus Lake Park Board Commissioner

SUBJECT: Cultus Lake Stewardship Society Update

PURPOSE:

The purpose of this report is to provide the Board with an information update regarding recent items discussed by the Cultus Lake Stewardship Society, including responsible boating, excessive boat noise, wake-related impacts, milfoil accumulation, and recent water-quality research.

RECOMMENDATION:

***THAT** the Cultus Lake Park Board receive the Cultus Lake Stewardship Society Update report for information.*

DISCUSSION:

At the June 24 meeting of the Cultus Lake Stewardship Society, guest speaker Alan Drinkwater, Western Canada Representative for Canada's National Decibel Coalition, provided an overview of responsible boating practices, the impacts of recreational boating, and ongoing advocacy related to excessive boat noise across Canada. The discussion referenced the Decibel Coalition's efforts to strengthen regulations for noisy boats, including examples from other jurisdictions.

The presentation included proposed regulatory changes intended to support enforceable decibel limits for boat motor noise. The Decibel Coalition has advocated for amendments to Canada's Small Vessel Regulations that would establish performance standards, decibel-based limits, and practical enforcement procedures.

Mr. Drinkwater also discussed the Safe Wakes Coalition and the potential effects of enhanced wakes, including habitat disruption, accelerated shoreline erosion, safety risks, sediment redistribution, and broader economic impacts.

Additional information and related reports are available through the Cultus Lake Stewardship Society website and supporting resource library.

Noisy Boat Reporting During the 2026 Boating Season

During the 2026 boating season, members of the public may report excessive boat motor noise, excluding music, to the local community policing unit. Reports will be logged and may help guide police resources for enforcing noisy boat regulations on Cultus Lake.

The reporting process is outlined in the draft June 24 meeting minutes and summarized in Alan Drinkwater's presentation. It is intended to be straightforward and completed by phone. The local policing unit has been advised that it may receive noisy boat reports during the boating season. If 2026 reporting indicates a need for additional enforcement, related regulations could be introduced as early as 2027.

Milfoil Accumulation in Sweltzer Creek

The issue of stagnant milfoil accumulating in Sweltzer Creek was raised again during the meeting. The Cultus Lake Stewardship Society has expressed interest in determining whether the Cultus Lake Park Board may be able to assist with removal or related coordination. Further review would be required to confirm operational feasibility, jurisdictional considerations, required approvals, and any resource implications.

Winter Gull Roost Survey

TerraFauna Consulting has been retained to repeat the Cultus Lake winter gull roost survey approximately ten years after the original baseline work. Previous research identified migratory gull guano as a contributing source of phosphorus loading, making the roosting gull population a relevant consideration in ongoing eutrophication monitoring.

The updated review did not identify evidence of a meaningful change in the roosting gull population over the ten-year period. The full study is available through the Cultus Lake Stewardship Society website.

FINANCIAL IMPLICATIONS:

There are no financial implications arising directly from this information report. Should the Board wish to consider future operational support related to milfoil removal, further analysis would be required regarding costs, staffing, equipment, required approvals, and available budget.

LEGAL OR POLICY CONSIDERATIONS:

There are no specific legal or policy implications arising directly from this information report. Any future operational involvement related to milfoil removal or enforcement support would require further review of applicable jurisdiction, approvals, bylaws, policies, and statutory requirements.

COMMUNICATIONS OR PUBLIC NOTICE IMPLICATIONS:

No communication or public notice implications are identified at this time.

ATTACHMENTS:

N/A

STRATEGIC PLAN:

This report supports the Cultus Lake Park Board Strategic Plan by advancing environmental stewardship and the responsible use of Cultus Lake.

Prepared by:



Darcy Bauer
Commissioner

Approved for submission to the Board:



Joe Lamb
Chief Administrative Officer

