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February 18, 2022

### Notice of Land Exchange

At its regular Board Meeting on February 9, 2022, the Cowichan Valley Regional District Board of Directors passed the first three readings of a Parkland Disposal/Exchange Bylaw pertaining to the Sutherland Land Exchange in Area D – Cowichan Bay.

The Parkland Disposal/Exchange Bylaw is a part of an overall land exchange agreement that would see the CVRD and a property developer swap lands within a proposed subdivision in Cowichan Bay, with the CVRD acquiring two separate parcels of land in the deal.

With approval of the Parkland Disposal/Exchange Bylaw, the CVRD would exchange an existing 0.197 ha park strip (Lot 6) for a similar sized parcel of land (Lot B) that would be maintained as parkland. The benefit of this exchange to the community is the land to be acquired is located along the northern edge of the proposed development with opportunity to develop a formal public staircase in future to the foreshore overlooking Cowichan Bay/Satellite Channel. In contrast, the existing park strip is located next to a stormwater outfall at the edge of a steep embankment that could be problematic to construct a public beach access.

In addition, the Land Exchange Agreement also includes provisions for the property developer to provide the CVRD an additional approximately 0.56 ha parcel of land adjacent Sutherland Road as back-up lands for the existing Lambourn Estates sewer treatment plant facility or other such use which benefits the community.

For the Eagle Shores Lane property developer, the proposed land exchange provides improvements to the subdivision layout and alignment of the public road. The CVRD and developer both consider this land exchange to be a win/win for future residents of this development and the wider community.

Any members of the public who wish to provide comment on this proposed land exchange are invited to submit feedback to the CVRD by email at [Brian.Farquhar@cvrd.bc.ca](mailto:Brian.Farquhar@cvrd.bc.ca) and/or in writing to:

Cowichan Valley Regional District  
Attention: Brian Farquhar  
Division Manager, Parks & Trails  
175 Ingram St.  
Duncan, BC  
V9L 1N8

CVRD Bylaw No. 4133 Parkland Exchange Disposal and Exchange Bylaw	
Transfer to CVRD: <ul style="list-style-type: none"> <li>• Lot B, Reference Plan EPP114514</li> </ul>	Transfer to Property Developer: <ul style="list-style-type: none"> <li>• Lot 6, Plan EPP50188 (PID:029-642-744)</li> </ul>
Additional Lands to be Transferred to CVRD: <ul style="list-style-type: none"> <li>• Lot A, Reference Plan EPP114514</li> </ul>	
Total Land Area to CVRD: 0.76 ha +/-	Total Land Area to Developer: 0.197 ha

