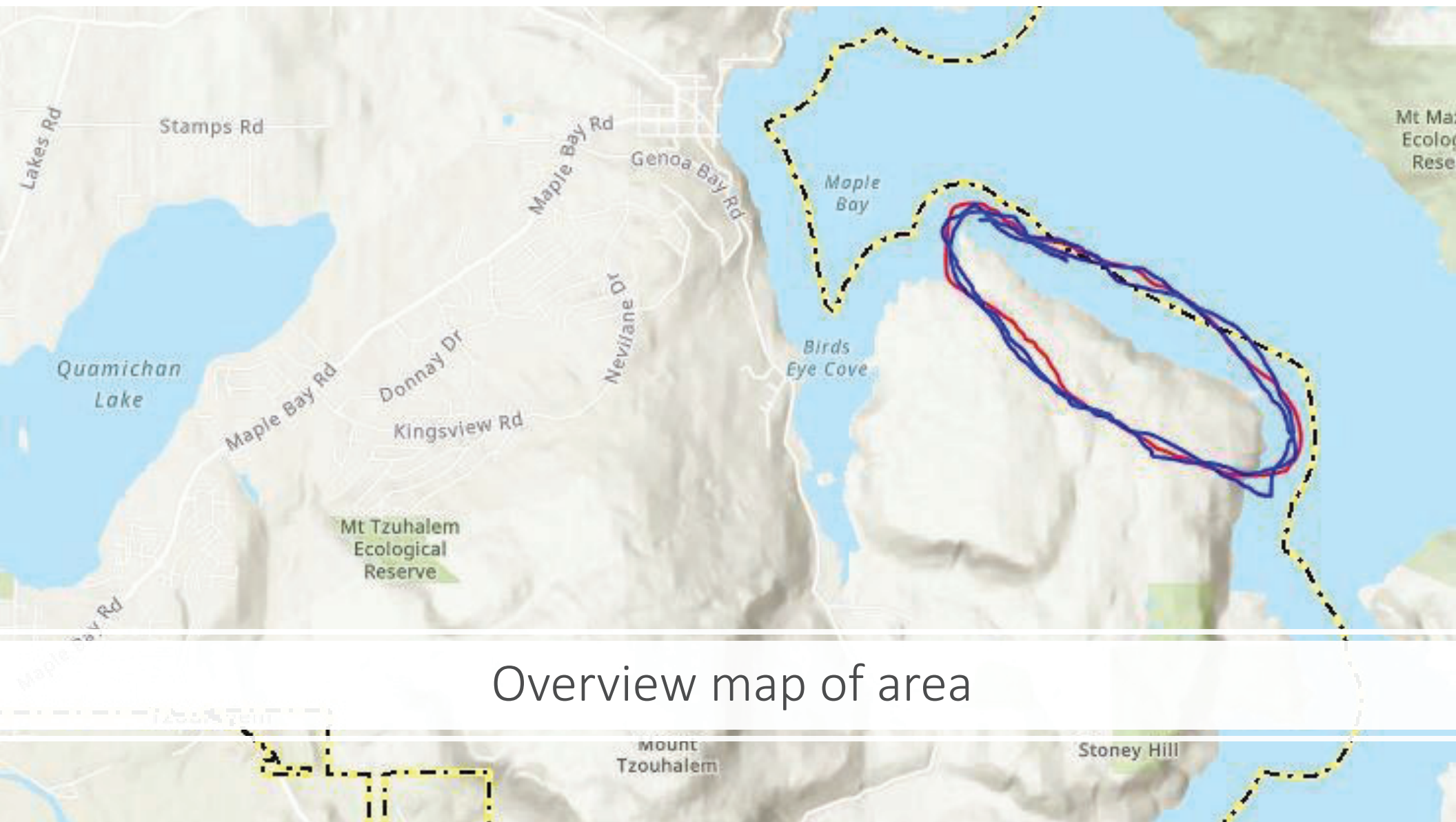
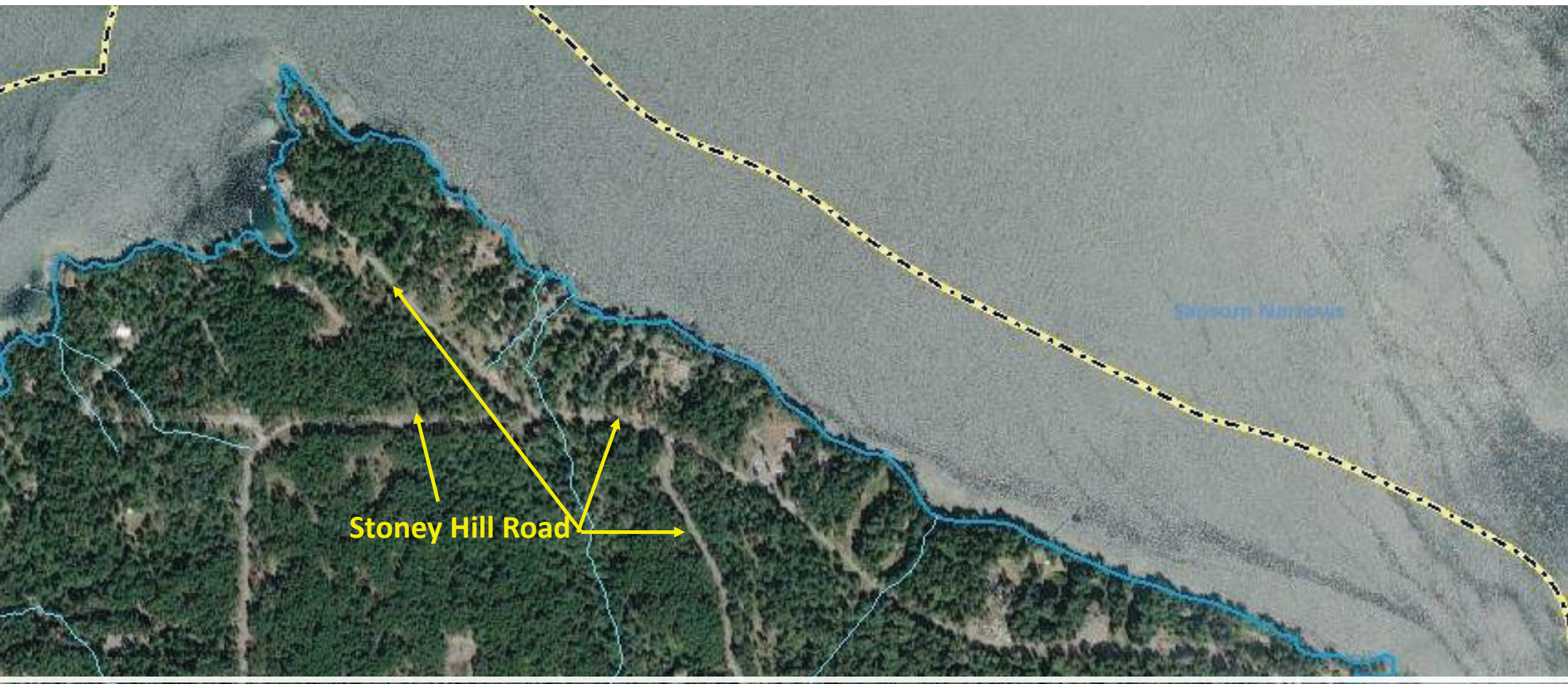


Stoney Hill Road Public Access Trespass

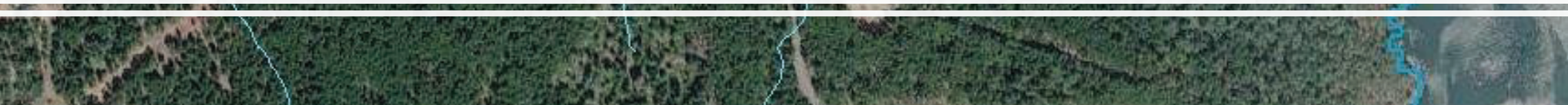
Alleged trespass onto public lands



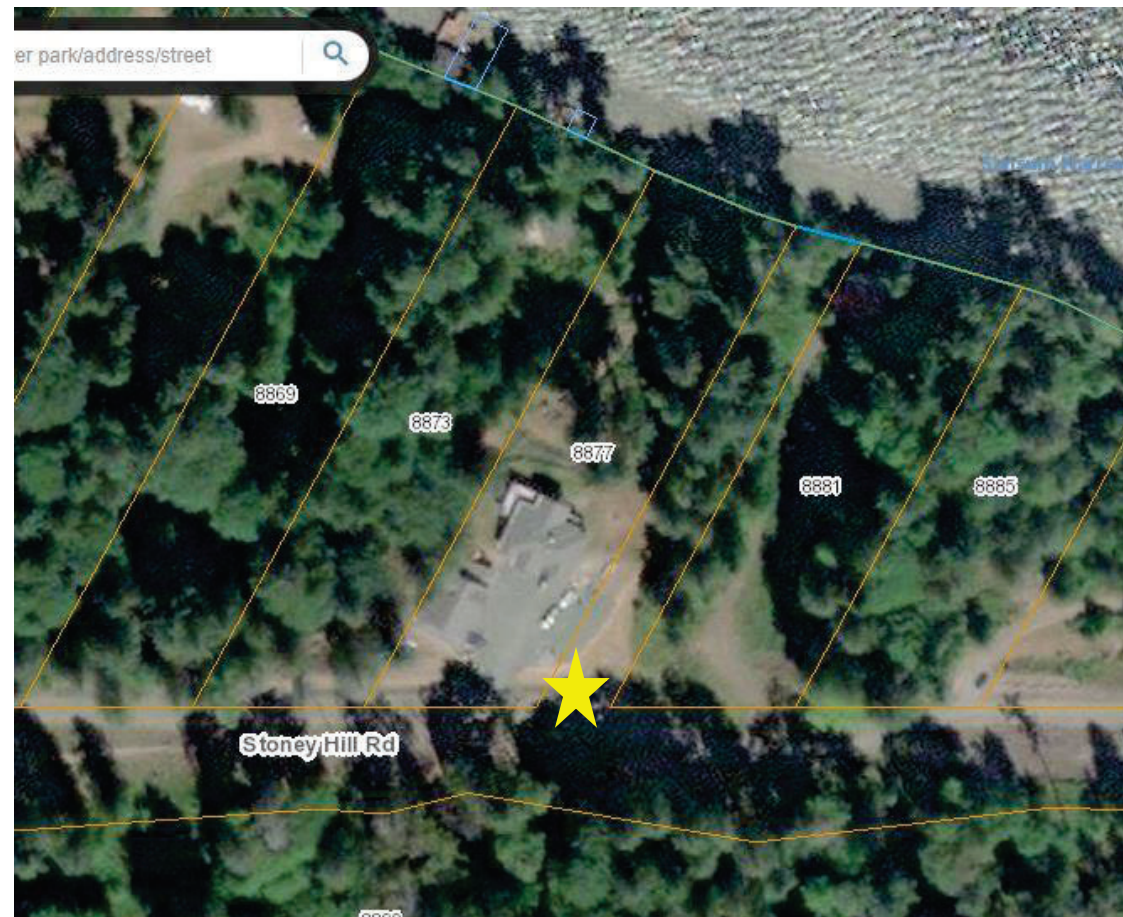
Overview map of area



Closer view of area



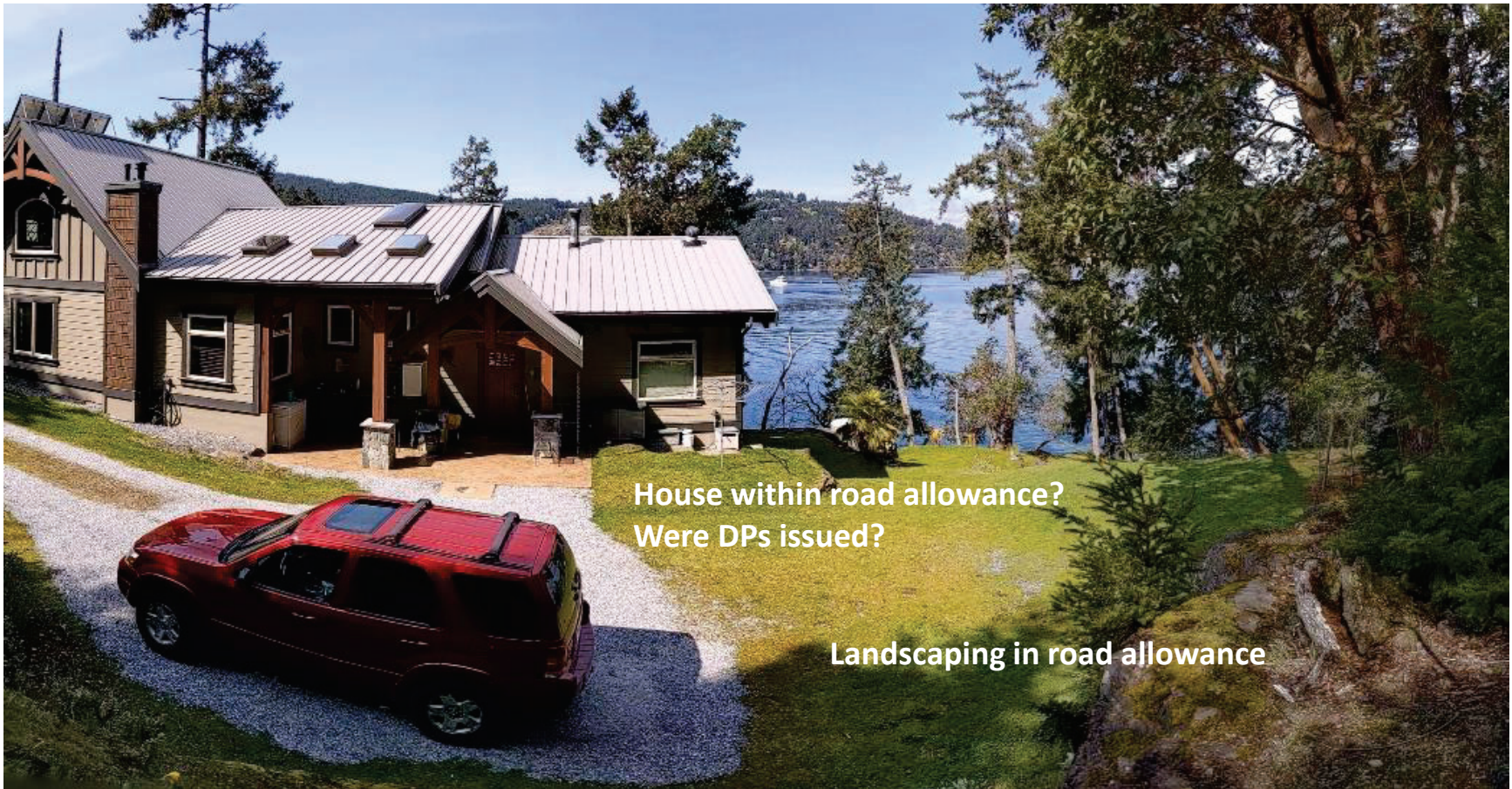
East side of 8877 Stoney Hill Road



North end of Stoney Hill Road (7908) (PID: 030-417-201)



North end of Stoney Hill Road (7908) (PID: 030-417-201)



House within road allowance?
Were DPs issued?

Landscaping in road allowance



North end of Stoney Hill Road (7908) (PID: 030-417-201)





Web mapping – side yard setbacks? Permitted building?





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sothebysrealty.ca
www.mcpops.com

Constantin Popa
250.709.1077

**Does realtor know about trespass?
Permits?**

Between 7929 and 7917

Mainly undeveloped,
but difficult to
determine road
allowance location





Web mapping

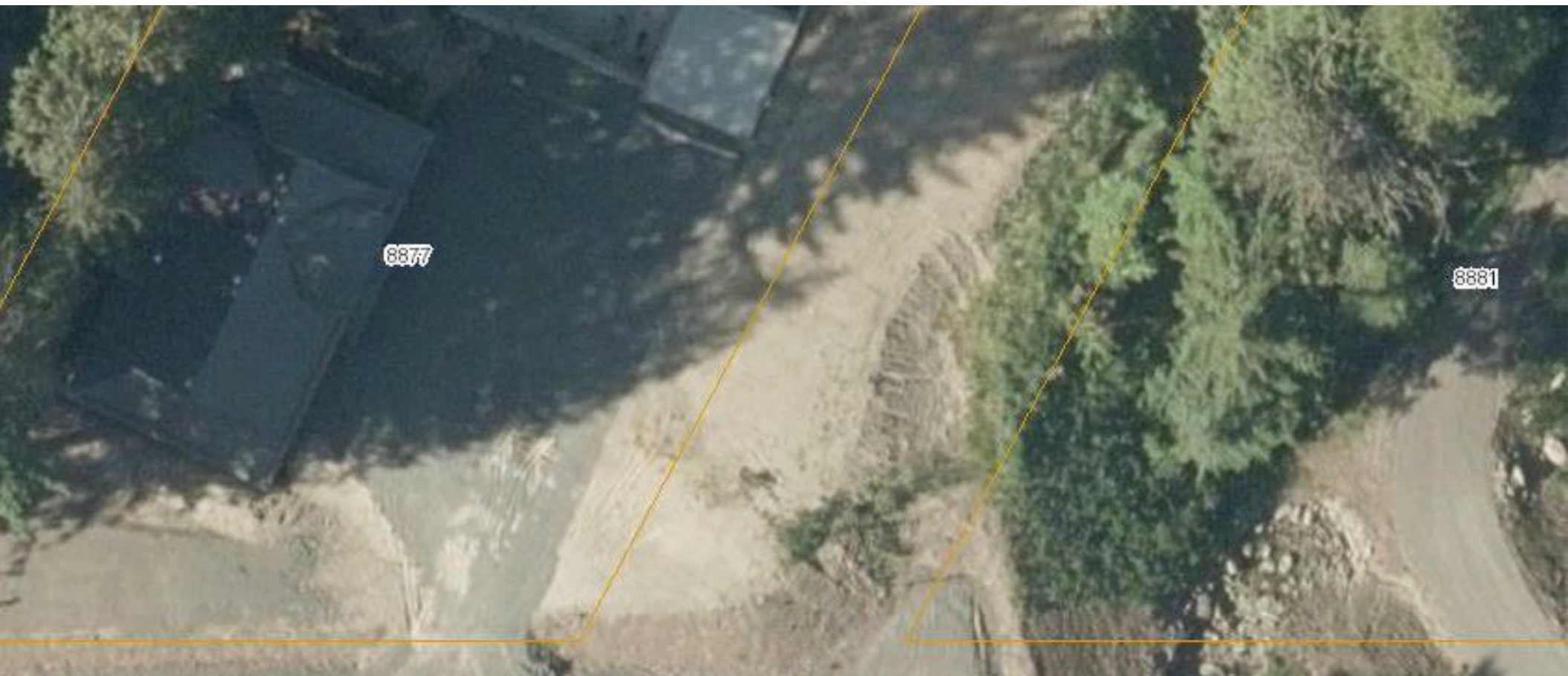


Stoney Hill Road Intersection (between 7973 and 7983)



Structures and land clearing from 7983?

Vehicles and land clearing from 7973?



East of 8877 Stoney Hill Road

Stoney Hill Rd

East of 8877 Stoney Hill Road



Fill in right of way preventing safe access.

Who's parking space is this for? Did the municipality build this?

Summary

- Road rights-of way Cowichan Tribes/public lands
- Lots along Stoney Hill Road are very large – no hardships!
- Alleged trespass onto road rights-of-way
 - Unclear whether alleged trespasses were permitted by the MNC (approved building/development permits?)
- Public cannot access shorelines safely and private trespass onto public lands is unlawful
- Retain public lands accessible
- Likely other road allowances have same issues throughout municipality

From the Bylaw Officer

“The Municipality of North Cowichan identifies water access points that are going to be developed through our capital budget planning.

*After careful review, we have not identified any water access points in the Stoney Hill area, nor elsewhere in the Municipality. I have discussed the issue with other departments, and attended to the sights listed in your power point. **We do not actively investigate, review or perform any maintenance on these areas until they are developed.** Until such time a development plan is in place in the Stoney Hill area, we will not be taking any action with regards to your complaint.”*

So public land need to be “on the books” before trespass offences can be actioned?

Actions

- **Rights of way should be designated parklands through capital budget planning**
 - Including all other road allowances throughout the municipality
 - **Was that not why these 'roads' were provided for during subdivision? What is the intended use?**
- Trespass should be investigated (again)
 - What role does the MNC play here? Were development activities permitted? Can trespass be registered on property titles?
- All unlawful develop should be removed from the rights-of-way
 - Paid for by the trespassers
 - Trespassers should pay for ecological restoration of sites
- Develop safe paths to shoreline
- DISCUSS WITH COWICHAN TRIBES (gov to gov)