

# Watmough Bay Preserve

## Stewardship and Management Plan



**September 2024**  
**San Juan County Conservation Land Bank**  
**350 Court Street No. 6**  
**Friday Harbor, WA 98250**



SAN JUAN COUNTY  
CONSERVATION  
LAND BANK



# Watmough Bay Preserve, Lopez Island Stewardship and Management Plan

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## Executive Summary

Watmough Bay Preserve originated with the gift of a 78-foot stretch of beach and roughly half an acre of upland in 1993. This private donation to the Conservation Land Bank (Land Bank) came with an access easement to the beach and the directive that this piece of property, with sweeping views of Rosario Strait, be 'for the quiet enjoyment of the public.'<sup>1</sup> Public access to Watmough Bay expanded considerably in 1994 when the Bureau of Land Management (BLM) became a sizeable landowner adjacent to the Preserve.

Today, nearly three decades later, approximately 450 acres and 1.67 miles of shoreline are protected within this significant coastal ecosystem. The extraordinary merits associated with BLM lands within the San Juan archipelago led to the designation of a national monument in 2013. The growth of this conservation area, which provides critical habitat for spawning and rearing forage fish and rearing wild, juvenile chinook salmon, is due to concerted efforts made by the local community, nonprofit organizations, and government agencies. State grants, predicated on salmon recovery, public access, and cultural importance, have provided 53% of the total purchase of the Land Bank Preserve, which now includes nearly 25 acres and 3,324 feet of undeveloped shoreline.

Watmough Bay is a popular destination throughout the year for hikers and boaters. Public use is cooperatively managed by the Land Bank and BLM. Recreational amenities provided on BLM lands include a parking lot with a trailhead, informational kiosk, vault toilet and bike rack as well as a several miles of trails. The Land Bank has a half-mile trail that courses the bight, or the curving, forested shoreline of the bay, and holds an aquatic lease agreement with the Department of Natural Resources to maintain three mooring buoys.

This Stewardship and Management Plan intends to establish overarching goals, and identify associated actions, to protect the Land Bank Preserve's numerous conservation values. It proposes extending pedestrian and potentially boater access to the Land Bank's new parcel on the headland. Maintaining a sustainable level of use will be critical to protecting the area's ecological and cultural resources, favorable recreational experiences, and the quality of life for private landowners that border the Preserve.

The following objectives and activities are proposed in this plan:

- Define public access opportunities on the 2022 headland addition;
- Engage with Tribal partners to protect, if not enhance, cultural and ecological resources; and
- Renew the collaborative agreement with BLM for management of the area.

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<sup>1</sup> [SJC Bargain and Sale Deed #93185373](#)

## A. Introduction

Watmough Bay Preserve, located along the southeastern shores of Lopez Island, is a small yet significant conservation area. The shallow embayment supports a variety of marine life, ranging from seagrasses to salmon. The Preserve's uplands contain old growth trees and a remnant coastal prairie; a blend of historic and modern infrastructure; and protected, sensitive cultural resources. Scenic waterfront views extend northward to Chadwick Hill, easterly across Rosario Strait to Anacortes and the Cascades, and contribute to the islands' open space character. Public access is currently provided to the beach and along the bight.

The protection of undeveloped natural areas is a central tenet of the Land Bank's mandate, and establishing interconnected natural areas is one approach to mitigating the global crises of biodiversity loss and climate change.<sup>2</sup> Watmough Bay Preserve provides important linkages between extensive public lands managed by the BLM and to private lands protected by conservation easements. Boulder Island is 500-feet offshore, designated as a National Wildlife Refuge, and closed to public access. Additional development within the County and Puget Sound will increase the importance of such natural areas to maintaining water quality, wildlife habitat, recreation, and the general quality of life.

The Land Bank creates a Stewardship and Management Plan (SMP) to guide decision-making and work planning, and to promote transparency. SMPs identify future management priorities, and summarize annual, five-year, and ten-year activities focused on protecting and enhancing conservation values. These plans establish natural resource protection and ecological enhancement objectives, define public access objectives, and guide the development of trails and other infrastructure in ways that meet the Land Bank's mandate. SMPs are adopted by the Land Bank Commission after a public hearing and then ratified by County Council, typically as part of the County's budgetary process. Following regular monitoring and internal review, SMPs are revised approximately every ten years.

In a broad sense, the Land Bank's stewardship goals for Watmough Bay Preserve are:

- To protect and enhance the property's ecological values;
- To promote habitat resiliency in the face of climate change;
- To manage public access in ways that provide opportunities for low-intensity recreation, research and education; and
- To collaborate with the Tribes to protect cultural resources, enhance ecological resources, and support site interpretation.

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<sup>2</sup> The Land Bank's mandate is to "preserve in perpetuity areas in the county that have environmental, agricultural, aesthetic, cultural, scientific, historic, scenic or low-intensity recreational value and to protect existing and future sources of potable water."

The Preserve's various ecological resources and the Land Bank's habitat conservation objectives are described in Section C. Stewardship activities for the next ten years, based upon short-, medium-, and long-term goals, are summarized in Table 3. This SMP also provides summaries of the Preserve's Cultural Resources (Section D) and Historic Resources (Section E). Current public access to the beach and along the bight, as well as provisions for future access to the headland, are summarized in Section F. This SMP includes cost projections for ten-year management activities (Section G), and an overview of the public process (Section H). Management planning is an iterative process and many of the activities outlined are subject to final approval and available funding.

## **B. Preserve Overview**

Watmough Bay Preserve encompasses approximately 25 acres within the Watmough watershed.<sup>3</sup> It is located on the southeastern shoreline of Lopez Island, 13 miles from the ferry terminal, and 10 miles from Lopez Village. The Preserve is bordered by other conservation lands, and access is provided via a BLM parking lot and trailhead off Watmough Head Road (Fig. 1). Additional access to the Preserve and the SJI National Monument is provided by nonmotorized watercraft landings on the beach at the head of Watmough Bay which is, aside from the Land Bank's 78-foot stretch, owned by the BLM.

For simplicity, the Preserve is delineated into three landscape features: a segment of beach, a bight (or the forested uplands and shoreline along the bay), and a rocky headland. Excluding the small portion of tidelands at the headland, Watmough Bay Preserve's topography rises from sea-level to approximately 200 feet in elevation. Underlying bedrock is a mix of basalt flows, marine sedimentary rock, and Vashon drift. Seven soil types are represented throughout various aspects and landforms, and the underlying geology ranges from sandy and gravelly loam associated with glacial drift to bedrock.<sup>4</sup>

Most of the Preserve's acreage is forested. Douglas-fir is the dominant species along the bight and some of the large, fire-scarred trees are estimated to be around 400 years old. Interspersed are other conifers like grand fir, Pacific yew, and Western red cedar, and to a lesser degree, hardwoods such as alder, madrone, and Scouler's willow. A distinct stand of mature Douglas maple grows on the coastal headland across from Boulder Island and beside the heirloom orchard trees.

The Preserve's 3,324 feet of shoreline varies. It contains multiple pocket beaches with sand and fine gravel as well as extensive high-bank rocky waterfront. The Land Bank also owns

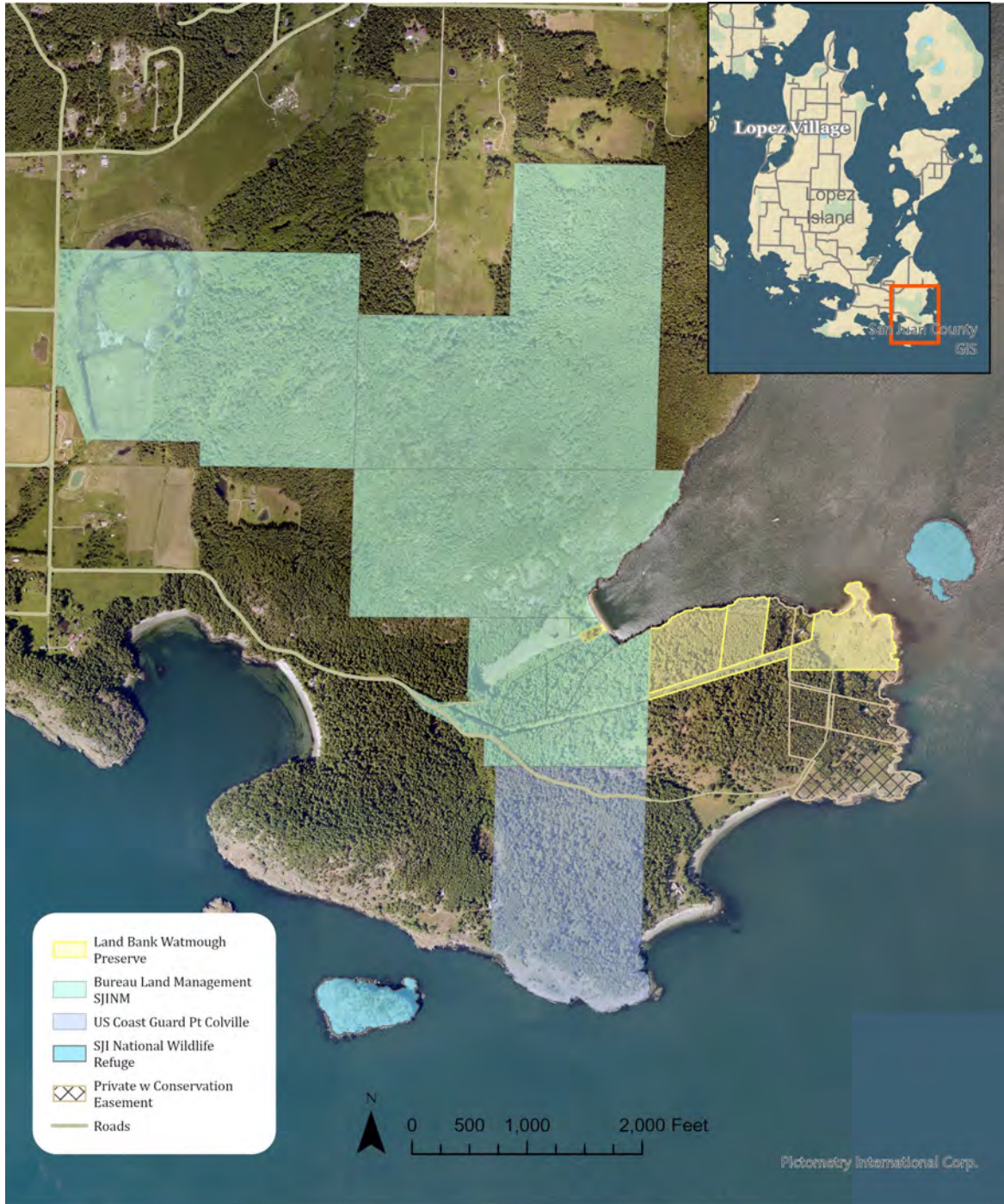
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<sup>3</sup> San Juan County GIS maps the Watmough watershed as 909 acres.

<sup>4</sup> As mapped by NRCS, and detailed assessments by SJPT (2007) and Kwiaht (2022).



roughly .4 acres of tidelands in the vicinity of the headland's western pocket beach. Collectively, these nearshore and upland areas provide habitat for a diversity of fish, resident and migrating birds, mammals, reptiles, and invertebrates, and contribute to both marine and terrestrial food webs.



**Figure 1. Preserve Context**

The Preserve is within the traditional territory of the Coast Salish peoples. Native American tribes and First Nations of Canada have lived in and stewarded the San Juan Islands since time immemorial and access to these lands and waters are protected under tribal treaty rights. The Watmough area is known to have significant cultural resources. There is an extensive shell midden the headland, and the pass between Boulder Island and the rocky headland is reported to be an ancestral reef net location. The Land Bank's initiatives to notify Tribes and seek input on how to best respect and protect cultural resources, as well as provide for tribal access, are summarized in Section D.

The first Euro-Americans to arrive on Lopez Island are thought to have been crewman from Spanish ships who landed near Watmough Head in 1792.<sup>5</sup> The headland and surrounding vicinity was later homesteaded by Sampson and Adelia (Bradshaw) Chadwick in 1876. One structure on site contains part of their original home, and other evidence of settlement exists in the heirloom orchard and surrounding land use activities such as logging and sheep grazing. More information about the historic values is provided in Section E.

### **Acquisition History**

The San Juan County Conservation Land Bank has been a key player in the community-wide efforts to protect Watmough Bay. Transactions over the years, in the form of private donations, fee-title purchases, and conservation easements, sought to safeguard the area's rich nearshore and marine resources, and support low-impact recreation. Watmough Bay Preserve was acquired in four separate transactions made over the course of 29 years.<sup>6</sup> Each addition to the Preserve was only made possible by generous donations from the community, extensive efforts made by partnership organizations, and grant funding programs available through the State of Washington.<sup>7</sup>

The Land Bank first acquired property on Watmough Bay by donation. In 1993, the Oles family gifted a .4-acre waterfront parcel with a 78-foot stretch of beach. The deed restricted access to day-use only; prohibited beach fires as well as development of a boat ramp; and provided an access easement from the parking area to the beach.<sup>8</sup>

Over a decade later, a property on the south shore of Watmough Bay came up for sale and galvanized the community. The San Juan Preservation Trust (SJPT) spearheaded a "Save the Bight" fundraising campaign and successfully raised \$575,000 or nearly half of the cost

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<sup>5</sup> Caldera Archeology, 2022.

<sup>6</sup> Tax Parcel Numbers: 142124007000 (1993), 142113004000 (2007), 142113006000 (2010), 142113001000 and 142114001000 (2022).

<sup>7</sup> Three grants were awarded by Washington's Recreation and Conservation Office to support acquisition: two from the Salmon Recovery Funding Board and one from the Aquatic Lands Enhancement Account.

<sup>8</sup> AFN 93185373

of the property from the community. These funds established permanent protection through the purchase of a conservation easement. A grant from the Salmon Recovery Funding Board for \$465,600 and \$123,400 in REET funds completed purchase of this 7.29-acre waterfront property.

In 2010 SJPT transferred a four-acre parcel with a conservation easement to the Land Bank. The property was initially acquired by SJPT through the generous donation of Imogene “Tex” Geiling and conveyed to the Land Bank to support contiguous ownership in the area, and to extend the existing pedestrian trail. Other conservation easements on private lands within the area, held by either the Land Bank or SJPT, left only the rocky headland that forms the outer, southeast point of Watmough Bay unprotected.

The opportunity to protect the headland arrived in 2022. After months of negotiations, beginning in the summer of 2021, the Land Bank acquired this 11.6-acre property for \$2.55M. At the time, there was a competing, private offer and fortunately the sellers, the Higgins family, favored conservation. Successful grants from the Salmon Recovery Funding Board (SRFB) and the Aquatic Lands Enhancement Account (ALEA) will provide approximately \$1.5M of the total purchase price; final funding has not yet been awarded and is reliant on an appraisal related to the remaining infrastructure. The remaining \$1.05M was paid with Land Bank’s REET funds.

The total cost for the entire Watmough Bay Preserve was approximately \$3,714,000. This total does not include the value of properties that were donated, which substantially increases the community’s contributions to protecting this vital region for salmon and recreation. The Washington State Recreation and Conservation Office, which administers funds for both SRFB and ALEA, has contributed approximately 53 percent, to protection of Watmough Bay.<sup>9</sup> The island community, through both SJPT fundraising and the Real Estate Excise Tax, have contributed 47 percent of the cost towards protection of the Preserve.

### **Conservation Easement(s)**

In 2008, the San Juan Preservation Trust finalized their conservation easement (CE) on the bight portion of Watmough Bay Preserve for \$575,000.<sup>10</sup> The bight encompasses 7.29 acres and approximately 683 feet of shoreline on the south side of Watmough Bay. The purpose of the CE is to protect the property’s undeveloped open space, wildlife habitat, forest ecosystem, natural shoreline, scenic vistas, public access, and archaeological and cultural resources. Public access is defined as scientific, educational, and passive recreational purposes. The CE achieves these objectives by extinguishing development rights; by

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<sup>9</sup> This is an estimate as final funding for the 2022 headland has not yet been received.

<sup>10</sup> Grant Deed of Conservation Easement #2008-0821004.



restricting certain types of activities such as motorized recreational vehicles; and by providing caveats to limit public access, if needed, to protect wildlife, culturally significant species, or archaeological resources.

There are three other conservation easements along Watmough Bay. The Land Bank holds a CE on the BLM's five-acre marsh, located inland of the beach, and on the private property in between the bight and the headland portions of the Preserve. SJPT holds a CE on private property to the south.

### **Infrastructure**

The 2007 purchase of the bight included an outhouse, a storage shed, and a well head. The storage shed was removed. The 2022 purchase of the headland included a variety of infrastructure including a former residence, several outbuildings, associated utilities, and fencing. Final determinations about some of the Preserve's infrastructure will be made as more information is gathered. Maintenance, replacement, and repair of infrastructure can require significant expenses and staff time, and one ongoing goal of this SMP is to further identify and analyze cost estimates to inform long-term planning and management.

Mooring buoys: The Land Bank leases aquatic lands in the bay from the Department of Natural Resources (DNR) at no cost.<sup>11</sup> This lease enabled the Land Bank to install three mooring buoys for public access, and to help reduce anchoring in the vulnerable seagrass beds. The DNR lease is set to expire in November of 2024. A renewal of the application has been submitted, and a new lease is expected to begin in the fall.

In 2008, Friends of the San Juans (Friends) received grant funding from the Salmon Recovery Funding Board to support relocation and replacement of buoys located within critical areas.<sup>12</sup> The Friends then provided expertise as well as cost-share funding to the Land Bank. The effort resulted in upgrades to one existing buoy, which had a design known to directly impact eelgrass and macroalgae, and installation of two new screw anchor buoys outside of the eelgrass bed.

Road: The former residence on the headland is accessed by a private road that does not have a public access easement. Land Bank staff will use this narrow, graveled lane for maintenance purposes. On a few occasions, this driveway may be used to provide access for guided tours.

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<sup>11</sup> Aquatic Lands Lease No: 20-089160

<sup>12</sup> [RCO Project #08-1936](#)

Structures: Structures are centered on the headland, which was an early homestead with continual residential use. Buildings onsite include: a 965 square-foot house, a 540 square-foot equipment shed, a barn, and pumphouse. Many of the structures are old and in need of maintenance, replacement, or removal. The primary building onsite is the former residence with historic value. Preliminary evaluations of the structure are provided in Section E.

Utility Access Easement: A powerline runs through a narrow two-acre strip that runs east to west.<sup>13</sup> OPALCO has an access easement to service these transmission lines.

Well(s): There is a drilled well on the Preserve. Repairs to the well head were completed in 2023. At this stage, the water system will be maintained. The hand dug well on site will be decommissioned.

Well Easement: There is a well easement in a small portion of the bight parcel that services an adjacent private landowner.

### **Preserve Caretaker**

The Preserve may benefit from a seasonal, on-site presence due to its proximity to a popular recreation area. During acquisition of the property, the Land Bank initially considered utilizing the historic cabin as a caretaker residence, but structural integrity and grant restrictions make this concept unfeasible. However, the existing utilities could support a recreational vehicle (RV) or tiny home. A pilot program for establishing a preserve caretaker will continue to be developed to assist with maintenance, monitoring, and outreach. This position has yet to be developed but may be modeled on similar programs that occur at County, State, and National Parks, and may include cooperative management responsibilities on the surrounding BLM lands.

## **C. Ecological Overview and Conservation Objectives**

Habitat and resource protection is a guiding principle of the Land Bank's stewardship program. Maintaining or restoring an area's ecological health also typically preserves, and even enhances, its scenic and open-space attributes and may directly benefit people in a variety of ways. For example, wildlife activity on a preserve affords memorable outdoor experiences, while healthy wetlands improve water quality and offer flood protection. The Land Bank's proposed management actions are designed to support broad conservation objectives such as: maintaining or restoring biodiversity, retaining or promoting older forests, reducing the risk of catastrophic fire, and protecting water

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<sup>13</sup> TPN 142113001000

quality. Tribal partnerships and the application of Traditional Ecological Knowledge is desired and discussed further in Section D.

The marine nearshore habitat along southern Lopez is designated as a high priority region for salmon recovery. The area provides critical habitat for spawning and rearing forage fish and rearing wild, juvenile Chinook salmon. The calm and shallow embayment is backed by a freshwater marsh, and its meadows of eelgrass provide refuge for young salmonids. The forested nearshore provides vital food resources such as terrestrial insects, which are estimated to comprise 30% of the diet of juvenile Chinook in the San Juans and supports growth necessary to survive their first year in the ocean.<sup>14</sup>

Over the past 200 years, substantial changes to the Watmough landscape have occurred due to the replacement of Coast Salish management practices with Euro-American management. This includes but is not limited to the elimination of fire, the introduction of non-native plants, and extensive livestock grazing. The most obvious modifications have occurred within a five-acre area on the headland, and along the power line corridor. Despite these alterations, the Preserve remains a high-quality natural area with a diversity of habitats. Its ecological significance and function are augmented by its location; the Preserve resides within 416 acres of protected BLM lands, and among 1.67 miles of protected shoreline.

Classification of the Preserve into habitat types offers a useful way to inventory resources and to organize and prioritize management activities. For general management purposes, Watmough Bay Preserve is divided into major habitat areas based on current land cover (Table 1). A map of the Preserve showing the locations of these major habitat areas is provided in Figure 2.

Stewardship and restoration work will be supported by grants and by Land Bank REET funds. Priorities for specific habitat areas may be revised in response to available funding and changing site conditions. Even with careful management, the Preserve's conservation values face threats from stressors such as climate change, invasive species, overabundance of deer, and recreational uses.

Annual monitoring of Land Bank preserves is critical to tracking changes over time and protecting conservation values. The Land Bank will conduct annual monitoring visits with the specific task of inspecting key features such as noxious weed presence and distribution, hazard analysis, and public use trends and impacts.

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<sup>14</sup> Duffy, et al. 2010

## **Wildlife**

The confluence of marine and upland environments is biologically rich. Watmough Bay Preserve, while small, supports a variety of wildlife due to its habitat diversity and proximity to other protected lands. Watmough Bay's nearshore habitats support juvenile Chinook, pink salmon, chum salmon as well as forage fish such as Pacific herring and Pacific sand lance. English sole, copper rockfish, quillback rockfish, and lingcod are among the total of 44 fish species of fish have been documented in surveys conducted at the head of the bay.<sup>15</sup> Forage fish spawning habitat has also been documented at the beach, at the head of Watmough Bay.<sup>16</sup>

Numerous marine birds benefit from the presence of feeder fish, including Marbled Murrelets (federally and state listed as threatened) and Rhinoceros Auklets. Peregrine Falcons nest nearby at Chadwick Hill and forage across the Preserve. Red-tailed Hawk, Bald Eagle, Great Blue Heron, Northern Flicker, Common Nighthawk, and Pileated Woodpecker are among the 35 bird species identified in preliminary surveys.

Acoustic surveys suggest that all nine species of bats known to be present on the island, including the relatively rare Townsend's Big-eared bat and Long-legged myotis, forage over the Preserve.<sup>17</sup> Two additional recorded species, Hoary and Silver-haired bats, may even roost within the ancient Douglas-fir trees at Chadwick Hill and Point Colville. Other mammals documented on the Preserve include Townsend's vole, river otter, mink, Columbian black-tailed deer, and raccoon. Observations offshore range from harbor seals and Stellar's sea lions to orcas and minke whales.

Wandering garter snake was documented in abundance at the Watmough Head property. Invertebrates noted include four species of bumblebee, six genera of native (and one non-native) solitary bee, four species of native (and one non-native) butterfly, and a handful of other common invertebrates like side-band snail, red-backed jumping spider, and dragonflies. The presence of floral resources and diverse nesting sites on the preserve likely supports additional native pollinators.

## **Major Habitat Areas**

For general management purposes, the various habitats within the Preserve were divided into four major areas: shoreline, upland prairie and bald, upland forest, and developed. Further details about each area are provided below.

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<sup>15</sup> [http://skagitcoop.org/wp-content/uploads/Fish\\_Summary\\_for\\_Watmough\\_Bay.pdf](http://skagitcoop.org/wp-content/uploads/Fish_Summary_for_Watmough_Bay.pdf)

<sup>16</sup> Watmough Bay is a documented spawning site for surf smelt and a one-egg site for Pacific sand lance.

<sup>17</sup> Kwiaht Ecological Assessment, 2022.

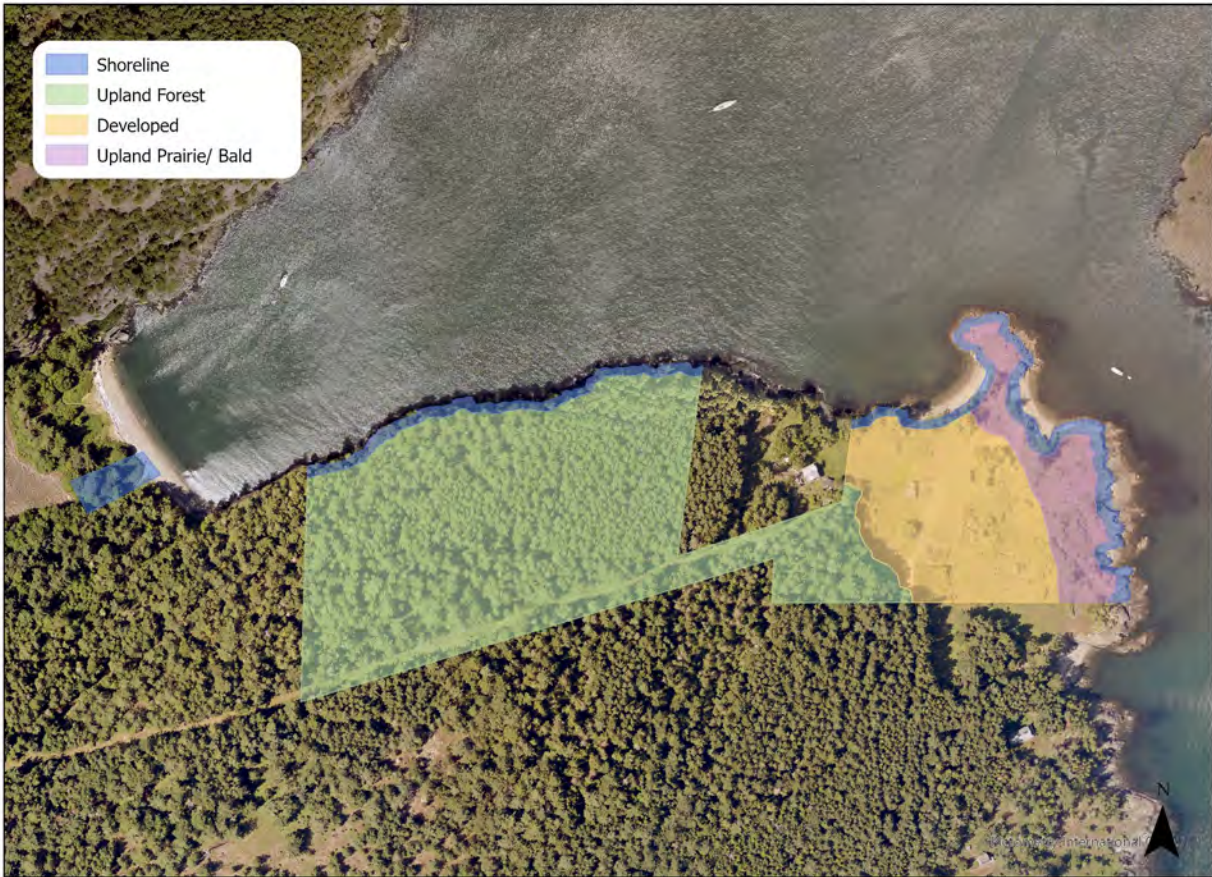


To link broad objectives to site-specific goals, the Preserve’s habitat areas with notable and distinct ecological values were mapped (Fig. 2). Staff then assigned ratings (e.g., Poor, Fair, Good) to represent their current condition. Future stewardship activities, to enhance the Preserve’s ecology, were then identified by determining a reasonable, desired future condition for each habitat area. A summary of the current and the desired future conditions is provided in Table 2. A summary of proposed future stewardship activities, their timeline and estimated expenses are provided in Table 3.

The ratings used by staff reflect multiple ecological criteria with an emphasis on aspects of biology, ecology, or ecological processes that, if missing or altered, could lead to future declines or losses to either species or habitats. A similar process is used by other conservation organizations to help prioritize stewardship goals, actions, and monitoring. The ecological attributes and ratings in use by the Land Bank represent an iterative, adaptive process informed by research, field observations and peer review. Priorities may be revised in response to site conditions, partner and public input, and available funding.

**Table 1. Land cover and approximate acreage**

<b>Habitat Areas</b>	<b>Acres</b>	<b>% of Total</b>
Coastal-Tidal-Shoreline	2.22	9
Upland Prairie/ Bald	2.0	8
Upland Forest	15.76	64
Developed	4.78	19
<b>Total</b>	<b>24.76</b>	



**Figure 2. Generalized Habitat Areas of Watmough Bay Preserve**

### **Invasive species**

Invasive plants are present throughout the headland and are particularly abundant near the homestead. The spread of invasive species ranks second only to habitat loss as a threat to global biodiversity. Therefore, the Land Bank puts a high priority on invasive weed control. In general, the Land Bank's weed management efforts are focused in areas of greatest priority and vulnerability, and where actions have the greatest chance of success. Staff follow Integrated Pest Management approaches, with the preferred methods being manual and mechanical control, and with cut stem and spot herbicide treatment used on a case-by-case basis for species that are especially difficult to control.

Priorities for control include designated noxious weeds, poison hemlock, bull thistle, Canada thistle, and Himalayan and evergreen blackberry, as well as other aggressive non-natives such as periwinkle and sweetbrier rose. The non-native hedge parsley has been noted as a species of concern, as its seeds adhere to animal fur and human clothing and are

readily spread.<sup>18</sup> While control of this small plant may be difficult, monitoring and prevention of seed set is recommended as a priority in public use areas to prevent spread beyond the property.

**Table 2. Generalized current and desired future conditions<sup>19</sup>**

<b>AREA</b>	<b>CURRENT CONDITION</b>	<b>DESIRED FUTURE CONDITION</b>
Coastal-Tidal-Shoreline	VERY GOOD – Natural processes intact with diverse and abundant species. Occasional off-leash dogs.	VERY GOOD - Natural processes intact with diverse and abundant species. Few or no off-leash dogs.
Upland Prairie/Bald	POOR to FAIR- Extensive weeds and cover of non-native grass and forbs. Desirable natives uncommon and possibly declining.	FAIR to GOOD- Reduced cover of high priority weeds. Increased cover of native species.
Upland Forest	GOOD to VERY GOOD- Characteristics range from mature stands to young new stands. Very few invasives species present. Obvious impacts from clearing along forest edge for utility easement.	VERY GOOD- Appropriate stand density to develop old growth characteristics. Adequate snags and downed wood, diverse native shrubs in understory and ground layer. Priority invasive species removed.
Developed	POOR to FAIR- Extensive weeds and introduced species. Heritage orchard overgrown.	GOOD- Reduced cover of priority weeds. Increased cover of native species. Two acres transitioned to native habitat types. Heritage orchard maintained.

**Coastal-Tidal-Shoreline**

Collectively, the Land Bank’s Watmough Bay Preserve includes roughly 2,700 feet of rocky shoreline and 630 feet of beach. At sea level along the rocky shoreline are seaweeds such as rockweed, as well as barnacles and limpets. The bank rises steeply, and thin soils support a zone of native grasses and forbs such as alumroot, fescue, as well as mosses and lichens, before vegetation transitions into either upland forest conditions along the bight or upland prairie and bald at the headland.

<sup>18</sup> *Torilis arvensis*

<sup>19</sup> Future condition timeframe is the duration of this plan or roughly ten years. Key Ecological Attributes and indicator rating definitions are available upon request.

Within Watmough Bay, the beach is sandy with fine gravel. Backshore vegetation consists of dune grass, ambrosia, and nootka rose, with some trees such as bigleaf maple and red alder. The beach is a documented surf smelt spawning beach. Foot traffic from public access is not considered to be detrimental to beach spawn which is frequently subjected to wave action.

At the headland, an eastern pocket beach opens towards a kelp forest and Rosario Strait and is wave and wind influenced. The beach substrate is composed of gravel and cobble with small sandy patches. On the opposite side of the point, the western pocket beach forms part of Watmough Bay. This beach is sheltered and contains fine sediments of sand. Exposed roots of shoreline trees indicate some erosion along the backshore. Both pocket beaches are bounded by bedrock. The sediments of both pocket beaches were sampled for forage fish spawning in 2022 and 2023, and no spawn was detected in these samples. The headland also has approximately 0.4 acres of tidelands. Low tide reveals a transition to small-to-medium sized cobbles, barnacle-covered boulders, and numerous types of seaweeds.

The Preserve borders nearshore marine habitat that supports eelgrass meadows and kelp forests. These seagrasses and macroalgae provide critical habitat that increases biodiversity, attenuates wave action, and have gained recognition for their 'blue carbon' storage capabilities. Native eelgrass beds within Watmough Bay extend from the intertidal zone seaward into a depth of approximately 25 ft. MLLW. Eelgrass is an ecologically important species which provides habitat to a range of wildlife such as herring and surf smelt and helps to prevent shoreline erosion. An analysis of 20-year changes in eelgrass beds in the County is currently underway by partner organizations. Coordinated efforts to research, manage and protect kelp are also underway across the Puget Sound.<sup>20</sup>

Cumulative impacts from human activities and climatic stressors threaten both marine and terrestrial resources, and the Land Bank will engage in collaborative efforts designed to strengthen protective measures.

#### Summary of proposed Shoreline Management Activities:

- Participate in management discussions to support broad marine goals
- Leverage local expertise to monitor and support species of interest
- Minimize upland disturbances that may have nearshore impacts

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<sup>20</sup> The [Puget Sound Kelp Conservation and Recovery Plan](#) provides a framework to reduce declines, better understand ecosystem linkages, and identify actions to support this vital resource.



## **Upland Forest**

Forests sequester and store carbon, filter water, help control erosion, and sustain biodiversity. Watmough Bay Preserve contains 15.76 acres of upland forest that is dominated by Douglas-fir, including occasional large, open-grown specimens along the rocky shore. Other conifers present exist mostly as younger, intermediate trees underneath the canopy, and include grand fir, Western red-cedar, Western hemlock, and Pacific yew. Deciduous species such as red alder, madrone and Scouler's willow are occasionally present. Douglas maples grow on the headland.

In general, the shrub layer across the Preserve is diverse, though it demonstrates obvious browse by deer. Species include serviceberry, oceanspray, salal, baldhip rose, red-flowering currant, and low Oregon grape. Clearing along the powerline corridor, near the southern edge of forest, has increased light availability and allows different plants to thrive, such as the culturally significant plant soopalallie, or soapberry. Other notable species in the understory that are uncommon in the islands include red huckleberry, heart-leafed twayblade, and in small rocky outcrops, harsh paintbrush and chocolate lily.

The upland forest along the bight contains numerous fire-scarred Douglas-firs and important habitat features such as snags and downed wood. There are some stumps present from previous logging but otherwise the forest along the southern shore of the bay is deemed relatively intact. The forested fringe along the utility easement contains patches of dying grand fir and Douglas-fir which may be deemed a hazard to the powerlines and subsequently removed by OPALCO. Young thickets of trees grow in the vicinity of the headland. Previously, this area was likely maintained as open habitat by indigenous management and only became established within the past century. Trees average 80 years old and are a mix of Douglas-fir and Western red cedar.

The Land Bank's overarching goals for forested areas are to maintain, if not increase, biodiversity and wildlife habitat, enhance old-growth characteristics, promote resiliency to climate change, and reduce the risk of catastrophic fire. Management tools for achieving these objectives often include reducing stand densities and ladder fuels, creating snags and downed wood, and out-plantings of select species. Watmough Bay Preserve will be considered for inclusion within an assessment of Lopez Land Bank Preserve forests, and small-scale activities such as selective thinning may be recommended to decrease vulnerability to stressors such as drought, insects, and wildfire. Conserving large, old trees and increasing vigor among subordinate trees will be the foundation of any future treatment.

#### Summary of proposed Forest Management Activities:

- Assess forest health conditions and fire risk
- Promote standing and downed dead wood for habitat
- Manage priority weeds

#### **Upland Prairie and Bald**

Two acres of upland prairie and bald occupy Watmough Bay Preserve. This rare and priority habitat type would have formerly extended over most of the nine-acre headland, and what remains is currently in poor to fair condition. Non-native grasses and other introduced plants are dominant in many areas. Blackberries and other shrubs are well-established and spreading. However, remnant patches of native species including great camas, field chickweed, and Hooker's onion persist. Lichens and moss are common throughout rocky outcrops. Native cover is greatest in areas closest to the shore, and protection of existing, higher quality prairie patches from both weeds and trampling is a stewardship priority.

Indigenous management once sustained prairie habitats such as the headland. However, given that this site is now dominated by an assemblage of competitive, weedy species, the use of formerly effective practices may lead to somewhat different outcomes. For example, many of the non-indigenous plant species that now dominate the site respond quite favorably to the fire and disturbance that native prairie plants also require. Small-scale experimentation with a combination of both traditional and modern methods will be considered to increase native herbaceous plant abundance and diversity. Collaboration with Tribal partners on habitat enhancement projects is desired and discussed further in Section D.

#### Summary of proposed Prairie Management Activities:

- Manage priority weeds
- Protect existing remnant patches from trampling
- Explore small-scale, experimentation to increase native prairie plant abundance and diversity

#### **Developed**

Nearly five acres of the Preserve has been highly altered for residential and agricultural uses. While modified and now dominated by non-native vegetation, this area contains some features of habitat value for birds and pollinators. Herbs and flowers in the garden beds around the house and near the heritage orchard provide some plant diversity and are a later blooming resource observed to be utilized by pollinators. Previous gardening activities that caused ground disturbance, such as digging, weeding, and planting, will cease in order to protect cultural resources.

The orchard has 17 heritage fruit trees that produce apples, pears, and plums. The understory is a mix of mowed grass, cow parsnip, and nootka rose. Maintenance of the orchard was initiated during the interim period, and activities entailed: cutting blackberries, removing poison hemlock, and pruning diseased and dead wood. Retention and maintenance of the orchard supports wildlife as well as historic values. Approximately 1.5 acres is field and lawn. In the near term, staff will continue to mow the lawn within proposed public access areas to prevent the spreads of weeds, and to reduce fire risk from tall, dry grass.

There is potential to expand the presence and cover of native trees, shrubs, and forbs into the developed area to provide better quality habitat. A long-term goal is to re-establish native plant cover across half of the developed area, and the transition will be based on plants that already grow well onsite. For example, Douglas maple, soopalallie, and cow parsnip thrive along the edge of the forest and could be expanded into areas that are currently colonized by non-native grasses. Appropriate consultation and protection measures will be considered to protect cultural resources.

Summary of proposed Developed Area Management Activities:

- Manage priority weeds
- Maintain heritage orchard
- Extend and enhance native vegetation

**Table 3. Watmough Bay Preserve prioritized habitat management actions**

<b>HABITAT AREAS</b>	<b>KEY ECOLOGICAL ATTRIBUTES</b>	<b>STRESSORS</b>	<b>MANAGEMENT ACTIONS</b>	<b>PRIORITY<sup>21</sup></b>	<b>TIMING<sup>22</sup></b>
Coastal-Tidal-Shoreline	Large woody debris, Tidal influences, Mud and mixed-fine Sediments, Sand, Eelgrass and Kelps	Overuse, sea level rise.	Leverage local expertise to monitor and support species of interest. Remove trash and marine debris (e.g., creosote lumber, plastic). Monitor and reduce off-leash dog use. Promote anchoring out of eelgrass.	Medium	Medium term/ Long Term
Upland Prairie/ Bald	Native plant cover; area/extent	Overuse, alterations, species introductions, fire suppression.	Leverage local expertise to monitor and support species of interest. Control priority invasive species. Establish native cover. Limit public access to prevent trampling.	High	Near term / Long term
Upland Forest	Stand density and structure, Standing and downed dead trees, Native tree and shrub richness	Climate change, previous logging and land alterations, fire suppression, species introductions.	Contracted selective thinning in priority areas. Increase snags and downed wood. Control priority invasive species. Understory planting.	Medium	Medium term/ Long term
Developed	Heirloom orchard	Overuse, erosion, species introductions.	Remove trash. Control priority invasive species. Select outplantings of native species. Monitor and reduce off-trail use and off-leash dogs.	High	Near term/ Long Term

<sup>21</sup> In the context of this ~10-year plan

<sup>22</sup> Near term = 1-2 years, medium term = 3-10 years, long term =11+ years



## D. Cultural Resource Overview and Objectives

Watmough Bay Preserve is within the traditional territory of Coast Salish peoples. Prior to being called Watmough, this area was known as Xwchánkweneng.<sup>23</sup> These ancestral lands and waters are still utilized today and protected under tribal treaty rights.

A cultural resource assessment was performed by Caldera Archeology on the headland parcel in 2022. This meets the Land Bank's overarching goals to identify and protect sensitive features, as well as the State's requirements for accepting capitol funds.<sup>24</sup> Evidence indicates that fishing, shellfish harvesting, and hunting was extensive in the area. The headland was known to serve as a reef net fishing site, and culturally important plants were likely also cultivated in the upland prairie.

As the original caretakers of these lands and waters, the continued presence and input of Tribes is considered crucial to the future protection and stewardship of the Preserve. Tribal engagement is also sought by the Land Bank to guide decisions regarding management activities and to ensure that they don't affect treaty rights and cultural interests. The Land Bank has invited participation in future management in several ways. An initial letter notified Tribes of the acquisition on the headland in 2022. Subsequent letters, sent in 2023 and 2024, provided updates on planning and included a draft site concept.

To date, direct input has been received from two tribes. Land Bank staff held virtual meetings with Tribal Historic Preservation Officers from Lummi Nation and Stillaguamish Tribe of Indians. General concerns revolved around the impacts of recreation and ground disturbance on ecological and cultural resources. Recommendations included archeological oversight during select ground disturbing activities, development of a stewardship plan for cultural resources, and setting the scene for quiet and respectful access. Results from the State's formal consultation process included many of these same stipulations. The Land Bank has since hired a professional archaeologist to develop a site-specific monitoring plan and to conduct monitoring during proposed ground-disturbing activities.

The BLM conducted government-to-government consultation with Tribes during the development of their National Monument Resource Management Plan (RMP) to identify areas of mutual interest and concern, and their effort continues through the initiation of a tribal forum. Many of the management objectives and directions stated in the RMP parallel goals and desired initiatives of the Land Bank. These include but are not limited to:

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<sup>23</sup> Samish Indian Nation maintains the website: [Coast Salish Place Names of the San Juan Islands](#)

<sup>24</sup> [Governor's Executive Order 21-02](#)

maintaining and improving access for traditional cultural practices, developing opportunities for co-stewardship of important plants, species, and sites, and collaboratively engaging around protection of resources as well as providing interpretative materials about Coast Salish history and culture. The BLM's formal consultation process will likely inform and advance the Land Bank's cultural resource objectives for Watmough Bay Preserve.

San Juan County is also developing a framework for improving tribal engagement and has recently designated a cultural coordinator to lead the effort. This framework will help identify and establish best practices for consultation and engagement, and the Land Bank anticipates that it will include provisions for regular updates to Tribes regarding proposed projects that may raise concerns about cultural resources and interests, and treaty rights. In the interim, the Land Bank will continue to: notify Tribes of acquisitions, share draft site concepts and management plans, attempt to minimize the impacts of recreation on tribal interests, and extend open invitations to visit, consult on management and stewardship practices, and reincorporate Traditional Ecological Knowledge on preserves.

#### Summary of proposed Cultural Resource Activities:

- Extend open invitations to associated Tribes to participate in preserve management discussions and activities
- Hire an archaeologist to prepare a monitoring plan and to monitor site development projects
- Collaborate on interpretative signage that promotes cultural awareness and respectful use of the Preserve

### **E. Historic Resource Overview and Objectives**

Euro-American settlement at Watmough Head is documented and evident. Sampson Chadwick, an immigrant from Canada, settled on Lopez in 1873. He married Adelia Bradshaw, the daughter of a Port Townsend attorney and a S'Klallam woman and built the cabin on the headland in 1876.<sup>25</sup> They grazed sheep, established a small orchard, raised children, and received a land patent in 1888 for 169.7 acres around Watmough Bay. In the 1970s, descendants of the Chadwicks gifted the Watmough headland property to the Higgins family. Most recently the Land Bank purchased the property from the Higgins Family Estate.

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<sup>25</sup> Caldera Archaeology, 2023

Chadwick family history is documented at the Lopez Historical Museum. A historic property inventory was completed for the house in 1980 and did not result in a preservation listing. However, many original features such as single-pane windows, varying rooflines, and a shingled roof remain. A more recent assessment of the property was completed in 2023 and indicated that other features on the property contributed to historic values, including the orchard, house, barn, equipment shed, and pumphouse.

One general stewardship goal is to provide interpretation of historic resources, such as the homestead and orchard, and their associated stories. The State's consultation process also requested that any future repairs of the homestead or contributing structures match the existing materials as closely as possible so as not to affect the structures' ability to convey its historic association.

The overall conditions of all the buildings are fair to poor. The pumphouse roof has partially collapsed and is being temporarily stabilized with plywood and tarpaper. The equipment shed and barn also need stabilization. Two structures on the property, the pumphouse and equipment shed, are anticipated to be routinely utilized, and require near-term repairs. Preliminary evaluations of the former residence have revealed: structural needs on the foundation, degrading exterior deck and siding, interior lead paint, an outdated electrical system, needed repairs to both the bathroom and kitchen, and rodent activity.

For now, the house will remain onsite in its current condition. Due to restrictions associated with grant funding and the poor condition of the house, it will no longer be utilized as a residence. Entrance into the house has been provided on select guided tours but may be discontinued in the future to ensure visitor safety.

At public meetings held in 2022 and 2023, the Land Bank heard a spectrum of ideas for the old house ranging from full restoration to removal. Broadly, many spoke in favor of keeping the house. A long-term plan for the Chadwick house is undetermined as more information is needed. Necessary considerations for retaining the structure long-term include limited Land Bank staff capacity, recreational use patterns associated with public access, outside partnerships and funding, and the context of historic values among the Preserve's other, extensive conservation values.

The Land Bank acknowledges the community's interest in this historic structure. Stabilizing, maintaining, and/or restoring the house is anticipated to require substantial time and funds, and outside partners and funding would be necessary. To date, the Land Bank has explored potential grant funding and volunteer opportunities in association with

the Lopez Island Historical Museum. To proceed with these prospects, a refined project scope to manage the project will be needed.

Next steps include enlisting an outside consultant to assess the feasibility, scope, and costs associated with the various alternatives. The potential options are: to restore the exterior of the house with partners; to stabilize and preserve the structure exterior with partners; or to demolish the house. The feasibility of moving the house off-site was scouted by the Nickel Brothers. The road was determined to have unsuitable clearance, and the potential of barging the building off-site would be limited to the eastern pocket beach, and require further assessment, consultation with Tribes, and partnership support. Information gleaned from the feasibility assessment(s) will be shared, and public input will be gathered prior to making any final determinations.

Summary of proposed Historic Resource Activities:

- Develop educational and interpretative materials
- Repair pumphouse and equipment shed
- Attain a cost and feasibility analysis to help inform long-term plans for house
- Explore partnerships and funding for house repairs

## **F. Public Access Overview and Objectives**

Providing access to the natural beauty and diversity of the San Juan Islands is another important part of the Land Bank's mandate. One component of the conservation mandate specifies preserving areas for "low-intensity" recreation. This stipulation reduces the likelihood that human use will degrade a preserve's environment and protects the organization from increased management costs that tend to result from high intensity uses. Limited, low-intensity recreation also helps to assure quietude for visitors and to retain the rural character of neighboring communities.

Watmough Bay is cherished for its natural landscapes, hiking trails, beach access and scenic views. The area is a popular destination for locals and visitors alike, and access is provided by land and nonmotorized watercraft landings. The San Juan Islands National Monument (SJINM) provides recreational access to Chadwick Hill, Watmough Bay, and Point Colville. The Land Bank's Watmough Bay Preserve is contiguous with the SJINM lands and provides connectivity in the landscape. For example, there is currently a hiking trail that leads from Watmough Bay to Point Colville. The existing parking, trailhead and public access is provided in cooperation with the Bureau of Land Management.



Public access has been provided since the initial gift in 1993 and incrementally extended over the years. The most recent acquisition presents an additional opportunity to expand trail and beach access. The Preserve's proximity to the SJINM and its recreational opportunities and facilities were considered during the Land Bank's planning process. Parking improvements, as well as recreational uses of the SJINM, will be considered in more detail by the BLM through a Recreation Area Management Plan (RAMP), and it is a priority for the Land Bank to participate in these planning efforts. In the near-term, the Land Bank and BLM are discussing and drafting a Cooperative Management Agreement for maintenance and access. The Land Bank proposes to utilize the existing trailhead infrastructure.

### **Current Use**

Infrastructure for upland public access to Watmough Bay is located on BLM lands. The primary trailhead is accessed at the small, graveled parking area, which can accommodate 12 vehicles. At the trailhead, there is a vault toilet, kiosk, and bike rack. The parking area is extremely crowded in summer months, and vehicles overflow along the driveway and County Road. The Land Bank and BLM have cooperatively maintained the trailhead, parking area, and outhouse for many years.

From the parking area, a smooth gravel path leads to the beach at the head of Watmough Bay. The Land Bank owns 70-feet of beach, and this is seamlessly integrated into current beach access. To the south of the beach, a trail leads up the forested hillside, down along a cleared utility corridor, and then over to Point Colville. This trail connection was built by Land Bank volunteers and the Lopez Island Conservation Corps in 2012.

Boaters traveling to the islands utilize the sheltered bay to anchor overnight. Much of the shallow bay is covered in eelgrass beds which can be damaged by anchoring. Three mooring buoys are maintained by the Land Bank and provided at no cost to the public. They are available on a first come first serve basis, for up to 72 hours. In 2023, the Land Bank applied for an aquatic lease renewal with the Department of Natural Resources. Additional outreach material about the buoys is being developed by the Land Bank, along with educational materials about eelgrass and anchor out programs by other environmental organizations, including the County's Marine Resource Committee. To date, the Land Bank has invested approximately \$20,000 in inspection, maintenance, and repair of these buoys, and long-term budget projections allot \$1K annually for the next ten years.

### **Proposed New Access**

With the addition of Watmough Head in 2022, the Land Bank considered how to provide safe, low-intensity recreational access to this spectacular place while managing for an appropriate level of use. Likewise, members of the community expressed a desire for public

access paired with a concern of how to minimize overuse and protect ecological and cultural resources. The Chadwick homestead, two pocket beaches, and scenic viewpoints present a desirable destination. The Land Bank proposes opening a portion of the property for hike-in public access, while reserving other areas for habitat and restoration.

A new trail connection will spur from the existing hillside trail, and lead down the cleared utility road to a signed trail entrance at the Watmough Head property. The trail will continue through the woods and into the mowed field. A mowed trail will lead visitors past the former residence and orchard and out to the point. Two short spur trails will lead from the point down to both pocket beaches. Public access is proposed to be limited to these trails, beaches, and the mowed field. The area along the south shoreline supports remnants of a coastal prairie that is sensitive to trampling and will be marked off as a reserve area.

Fencing is proposed in specific areas along the Preserve's headland. This includes a split rail fence at the entrance to clearly mark the access point, and stacked rail fencing along property boundaries and sensitive areas that are closed to public access. Other infrastructure to support public access includes the repair of existing beach steps. Benches and one or two picnic tables may be installed in the mowed field areas.

Non-motorized water access to the two pocket beaches at Watmough Head will be permitted. This parallels rules and regulations for Watmough Bay, and access will be monitored by Land Bank staff, seasonal support, and volunteers. No overnight storage of watercraft will be permitted.

#### Signage

Signs are installed on preserves to inform visitors of rules and restrictions and to protect neighbor privacy and natural resources. As a general rule, the Land Bank aims to minimize signage. The Land Bank proposes to install new directional signage to inform trails users of hiking routes and destinations as well as clearly marking property boundaries. Educational and interpretive panels that describe the ecological, cultural, and historical importance of the site may be developed and installed.

Impacts from recreation are expected to increase throughout the Puget Sound region as population growth continues and more people seek access to natural areas.<sup>26</sup> Maintaining a moderate level of use will be essential to preserving the Preserve's special qualities. Additional traffic could negatively impact the Preserve's conservation values and visitor experience, and further tax parking capacity. The Land Bank will employ multiple

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<sup>26</sup> For more information see The Tulalip Tribes report, [The "Recreation Boom" on Public Lands in Western Washington: Impacts to Wildlife and Implications for Treaty Tribes](#), 2021

strategies to keep use within an acceptable range. All standard Land Bank rules will apply (Appendix A). This includes day-use only, no camping, and no campfires. Dogs are proposed to be allowed on-leash, and Land Bank permission is required for groups of 15 or more. The Land Bank always reserves the option of restricting or discontinuing any aspect of public use if it proves unmanageable or detrimental to the Preserve's conservation values. Occasional opportunities for drive-in access will also be considered.

The following approaches will be used to manage levels of use:

- No commercial use
- Hike-in access from existing trail system
- Land Bank permission required for organized groups
- Limited facilities

### **Outreach, Education and Research**

Interpretive programs may be organized by the Land Bank or in collaboration with outside groups or experts. Where appropriate, the Land Bank may collaborate with Tribes, local organizations, schools, universities, and scientists to increase or disseminate knowledge of the Preserve's ecological, cultural, and historic resources. Educational and research activities will be subject to review, conducted on a permission-only basis, and limited in size or duration.

### **Volunteers**

Volunteers contribute countless hours of service and perform meaningful stewardship activities across Land Bank preserves. Some serve for a single day to help maintain trails or pick up marine trash. Others engage in recurring activities like monitoring. The Land Bank will continue to work with community volunteers and host work parties to meet some of its stewardship objectives. A volunteer monitor program may be developed at Watmough Bay Preserve to help assist with interpretation and resource protection.

Summary of proposed Public Access Activities:

- Collaborate with the BLM on public access
- Repair access infrastructure such as beach steps
- Develop and install signage
- Construct fencing to delineate public access areas
- Maintain mooring buoys
- Provide periodic guided public tours

**Table 4. Watmough Bay Preserve access infrastructure improvements and cost estimates**

<b>TASK</b>	<b>JUSTIFICATION</b>	<b>MANAGEMENT ACTIONS</b>	<b>PRIORITY</b>	<b>TIMING<sup>27</sup></b>	<b>EST. COST</b>
General trail maintenance	Ensure safe access for pedestrians	Improve signage describing the importance of bay. Staff and/or contracted surface maintenance and vegetation management	High	Near term/ Long term	\$10,000
General parking lot maintenance	Ensure safe vehicle access and bicycle parking	Staff and/or contracted surface maintenance. Routine trash removal including from beach.	High	Near term/ Long term	\$10,000
Establish additional parking spaces	Ensure safe vehicle access	Collaborate with BLM on long-term solutions.	High	Near term/ Long term	\$20,000
Maintain Buoys	Ensure protection of eelgrass beds and safe moorage	Perform annual maintenance and collaborate with marine specialists to develop outreach materials on eelgrass.	High	Near term/ Ongoing	\$12,000

<sup>27</sup> Near term = 1-2 years, medium term = 3-10 years, long term =11+ years

## G. Cost Projection

This cost projection is intended as a financial planning tool and is not a commitment of resources. It includes separate cost estimates for general operations and for one-time capital expenditures. All figures are approximate. Land Bank staff and Commissioners will review and revise actual planned expenditures during the Land Bank's budgeting process.

**Table 7. 10-year cost projection (for planning purposes, only)**

Year	General Operations		One-time Costs		Annual Subtotal
2024	\$20,000	General stewardship, maintenance, monitoring, noxious weed removal, site cleanup, planning	\$5,000	Remove asphalt pad and naturalize	\$49,700
	\$1,500	Mooring buoy annual inspection and maintenance	\$5,000	Archeological monitoring	
	\$2,000	Orchard work and debris cleanup	\$5,000	Decommission dug well and cistern	
	\$1,200	Outhouse pumping (semi annual)	\$10,000	Public access improvements	
2025	\$20,000	General stewardship, maintenance and monitoring, mowing, noxious weed removal	\$10,000	Caretaker setup, including pumphouse replacement	\$30,000
2026	\$20,000		\$10,000	Equipment shed stabilization	\$35,000
			\$5,000	Habitat enhancement	
2027	\$20,000		\$5,000	Habitat enhancement	\$25,000
2028	\$20,000		\$5,000	Habitat enhancement	\$25,000
2029	\$20,000		\$5,000	Habitat enhancement	\$25,000
2030	\$20,000		\$5,000	Habitat enhancement	\$25,000
2031	\$20,000				\$20,000
2032	\$20,000				\$20,000
2033	\$20,000				\$20,000

Total 5-yr costs (2024-2028) \$164,700

Total 10-yr costs (2028-2033) \$274,700

## H. Public Process Overview

To gather and incorporate input from the public regarding the use and management of Watmough Bay Preserve, the Land Bank provided and sought information in a variety of ways. These are summarized as follows:

Action	Completed (Planned)
Public Input Meetings	2023-2024
CLB Commission approval of Interim Stewardship and Management Plan	September 2023
CLB Commission review of Draft Stewardship and Management Plan	August 2024
Draft Stewardship and Management Plan Public Comment Period	(September 2024)
Public Hearing and Approval by CLB Commission on Final SMP	(October 2024)
Public Hearing and Approval by San Juan County Council on Final SMP	(October 2024)

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WRIA 2 (San Juan Islands) Salmon Recovery Chapter Update and Multi-Species Conservation Plan, 2022.

## **Appendix A. Rules and Use Restrictions**

The following use restrictions will be in effect. Restrictions are intended to protect the ecology of the Preserve, the safety and peace of neighbors, and to minimize management costs. They will be posted on site and mentioned in literature as appropriate.

The Land Bank generally relies on signage and periodic contact from staff or volunteers to educate visitors about use restrictions. An enforcement ordinance that governs activities on Land Bank Preserves was adopted by the San Juan County Council on August 25, 2009. When necessary, enforcement actions may be carried out through the San Juan County Sheriff's office.

- Daytime use only
- Pedestrian access only (except where posted for other uses)
- No camping
- No fires
- No vehicles
- No hunting
- Launching or landing of UAV (drones and similar devices) is allowed only for research purposes and requires written permission of Land Bank Director
- No commercial use
- No collection of botanical, zoological, geologic or other specimens except on a permission-only basis for scientific or educational purposes
- Non-motorized boat landing permitted