

AGENDA

San Juan County Conservation Land Bank Commission

Members of the public may participate in person at
SJI Grange, 152 1st St N, Friday Harbor, WA 98250

join virtually by [CLICKING HERE](#)

Or by phone @ (253)205-0468 Meeting ID: 875 4917 7162

September 19, 2025

- | | |
|--------|--|
| 8:45am | Convene |
| 8:45 | General Public Comment Period |
| 8:55 | Approve August 15, 2025 Meeting Minutes |
| 8:50 | Partner Update – San Juan Preservation Trust |
| 8:55 | Council Update – Jane Fuller |
| 9:05 | Chair and Commissioners Reports |
| 9:15 | SJC Land Bank Budget Proposals - presented by Lincoln Bormann |
| | <ul style="list-style-type: none">• 2026-2027 Biennium Budget |
| 9:25 | Public Hearing – Budget Proposals |
| | <ul style="list-style-type: none">• LBC Discussion and to consider adoption |
| 9:55 | Break |
| 10:05 | Directors Report – Lincoln Bormann |
| | <ul style="list-style-type: none">• Acquisitions/sales<ul style="list-style-type: none">○ Crescent Beach, Dolphin Bay boundary line modifications○ Cascade Creek○ Fraser lot sale to the National Park Service• Preserve names<ul style="list-style-type: none">○ Dolphin Bay (Cherry), Blakely Island• Organizational update<ul style="list-style-type: none">○ Procedural change proposals○ Retreat timing/topics |
| 10:35 | Stewardship Report |
| 10:50 | Outreach/Communications Report – Tanja Williamson |
| | <ul style="list-style-type: none">• Community Conversation Date Discussion (Oct 28) |
| 11:00 | Future Agenda Items* |
| 11:05 | 2 nd Public Comment Period |
| 11:10 | Adjourn |

*- Accessibility (disabled, elderly)

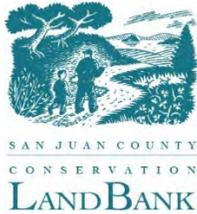
- Organization structure, procedures, and priorities

- Review of acquisition matrix criteria

- Tribal relations

The Land Bank Commission May Add or Delete Agenda Items and Projects for Discussion. The Agenda Order is Subject to Change. You are invited to call the Land Bank office at 360-378-4402 for more details prior to the meeting.

SJC Code 2.116.070 “All meetings and actions of advisory bodies and their subcommittees shall be open to the public, even where such meetings are not within the purview of the Open Public Meetings Act, Chapter 42.30 RCW, except where the meeting is properly closed for executive session, as provided in RCW 42.30.110”



PROPOSED
San Juan County Land Bank
2026-2027 Expenditure and Acquisition Plan

Table of Contents

I.	Summary of Proposed 2026-2027 Conservation Area Fund Budget	
	A. Revenue & Expenditures, 2023– 2025 with Preliminary 2026-2027 Budget	2
	B. Summary of Land Bank Revenue and Administrative Expenditures	5
II.	List of Acquisitions to Date.....	6
III.	Summary of Proposed 2026-2027 Stewardship & Management Fund Budget	
	A. Revenue & Expenditures, 2023– 2025 with Preliminary 2026-2027 Budget.....	7
	B. District Capital Projects.....	10
IV.	Project Proposals included in the 2026 and 2027 Expenditure and Acquisition plan (Sale of Land)	
	A. Coho Addition.....	11
	B. Alderman Property.....	15

Note: It is understood by the Land Bank Commission and Staff that the figures contained in this document are reflected on the SJC Auditor’s 2024-2025 Preliminary Budget. Changes to amounts on this document may be made by the Auditor’s office limited to payroll benefits, IT charges and county insurance adjustments. Changes may be presented at the Public Hearing for the San Juan County 2024-2025 Budget. The Land Bank 2024-2025 First Amended Budget will reconcile to those on the SJC Auditor’s 2024-2025 Budget.

2.120.130 If the County council elects not to ratify the annual acquisition and expenditure plan, it must reject the plan in its entirety and remand it back to the LBC with specific recommendations for reconsideration. The County council shall have no authority to amend the plan. (Ord. 21-2008 §§ 9, 10; Ord. 142-1990 § VIII. Formerly 16.54.110)

1021 Conservation Aread Fund

	2023	2024	2025 (pending)	2025	Preliminary Budget	
	Actuals	Actuals	2nd Bdgt Amnd	YE Projections	2026	2027
REVENUE ACCOUNTS						
Cash						
Beginning Net Cash & Investments	5,092,816	5,429,456	4,859,397	4,859,397	6,226,833	6,115,420
Total Cash	5,092,816	5,429,456	4,859,397	4,859,397	6,226,833	6,115,420
Taxes						
Conservation Futures Property Tax	350,487	356,921	355,402	355,402	363,576	371,938
Leasehold Tax - Conservation Futures	1,193	1,216	1,440	1,440	1,300	1,300
Timber Harvest Tax - Private Land	138	143	50	60	60	60
1% RE Excise Tax for Conservation	4,344,025	3,501,234	3,500,000	3,500,000	3,500,000	3,500,000
1% Admin Fee to Treasurer	0	0	(35,000)	(35,000)	(35,000)	(35,000)
Total Taxes	4,695,843	3,859,514	3,821,892	3,821,902	3,829,936	3,838,298
Intergovernmental Revenue						
Recreation & Conservation Office - ALEA*	0	0	0	2,600,000	521,500	0
DNR PILT NAP/NRCA	194	174	200	200	200	200
Total Intergovernmental Revenue	194	174	200	2,600,200	521,700	200
Miscellaneous Revenues						
Investment Interest - LGIP	196,109	233,757	25,000	211,000	150,000	150,000
Donations from Private Sources	151	12,000	2,500	522,000	2,500	2,500
Total Miscellaneous Revenues	198,301	245,757	27,500	733,000	152,500	152,500
Other Financing Sources						
Sale of Land*	354,811	446,705	1,715,000	2,959,238	80,000	0
Total Other Financing Sources	354,811	446,705	1,715,000	2,959,238	80,000	0
TOTAL REVENUE	10,341,965	9,981,608	10,423,989	14,973,737	10,810,969	10,106,418

*Recreation & Conservation Office - ALEA
Coho Addition Grant Revenue, the acquisition is listed in 2026 acquisition cost.

Sale of Land
estimated Alderman sale

	2023	2024	2025 (pending)	2025	Preliminary Budget	
	Actuals	Actuals	2nd Bdgt Amnd	YE Projections	2026	2027
EXPENDITURE ACCOUNTS						
SJC Conservation Area Fund						
Ending Net Cash & Investments	5,430,840	4,859,397	4,870,158	6,226,833	6,021,744	6,144,470
Total SJ Conservation Area Fund	5,430,840	4,859,397	4,870,158	6,226,833	6,021,744	6,144,470
Administration						
Director	57,978	61,270	64,800	64,800	68,520	71,650
Office Manager	58,998	62,672	66,442	66,442	70,926	74,432
Outreach Coordinator - .4 FTE	28,679	34,885	35,802	35,802	37,056	38,166
FICA & Medicare	10,419	11,434	12,065	12,065	12,740	13,332
Dept of Labor & Industries	486	436	527	527	467	466
Retirement/PERS	14,459	14,776	15,192	15,192	9,833	10,265
Medical Insurance	30,899	30,522	33,128	33,128	36,404	40,045
PFML Premium Assessments	312	335	357	357	468	488
HSA/VEBA Contributions	1,041	3,712	4,046	4,046	4,259	4,685
Office Supplies	2,156	2,475	2,500	1,000	2,500	2,500
Food for Consumption	2,793	183	300	1,000	1,000	1,000
Small Tools & Minor Equipment	0	0	1,500	500	1,000	1,000
Small & Attractive Assets	1,658	0	2,575	500	2,000	2,000
Professional Services	37,896	6,120	40,000	40,712	10,000	10,000
Website Services	1,059	2,185	700	2,000	2,500	2,500
Advertising	2,345	3,256	4,000	2,000	4,000	4,000
Land Bank Janitorial	4,160	4,560	4,135	4,135	4,135	4,135
Information Technology Services	24,524	26,336	23,412	23,412	24,162	25,117
GIS Services	14,117	20,562	23,449	23,449	2,353	5,455
Postage	2,827	5,935	3,000	100	100	100
Telephone	641	646	650	650	650	650
Zoom Communications	488	0	450	450	450	450
Travel Within County	28	336	1,000	300	500	500
Travel Outside County	1,626	0	6,000	1,000	5,000	5,000
Operating Rentals and Leases	1,947	1,644	2,500	2,500	2,500	2,500
Meeting Room Rental	100	858	650	650	650	650
Liability Insurance	8,729	10,171	8,977	2,244	11,505	14,907
L&I - Volunteers	63	94	50	50	50	50
Utilities - Office	5,643	8,135	6,300	7,000	7,000	7,000
Repairs and Maintenance*	4,565	0	2,500	0	90,000	0
Professional Association Dues	2,490	3,795	2,200	2,320	2,500	2,500
Subscriptions Publications & Maps	718	1,519	800	1,000	1,000	1,000
Conferences & Training	39	2,082	2,000	500	2,000	2,000
Printing and Binding	773	16,688	3,750	16,000	18,000	18,000
Llenses Permits & Fees	36	0	150	913	150	150
Lease - UBM Copier	1,330	1,224	0	258	258	258
Transfer to Insurance Reserve Fund	1,508	1,386	1,216	1,216	1,217	1,217
Total Administration	360,498	415,473	379,323	368,228	437,853	368,168
*Repairs and Maintenance						
Administrative office energy efficiency and office space improvements.						

	2022	2023	2024	2025 (pending)	2025	Preliminary Budget	
	Actuals	Actuals	Actuals	2nd Bdgt Amnd	YE Projections	2026	2027
Acquisition Costs							
Director	26,615	28,989	30,635	32,400	32,400	34,260	35,825
Office Manager	5,961	6,555	6,964	7,382	7,382	7,881	8,270
FICA & Medicare	2,378	2,610	2,771	2,938	2,938	3,112	3,262
Dept of Labor & Industries	89	86	75	97	97	78	78
Retirement/PERS	3,354	3,532	3,499	3,620	3,620	2,349	2,458
Medical Insurance	5,559	5,145	4,973	5,394	5,394	5,898	6,488
Gen'l Property Purchase - Prof Serv	12,039	(6,500)	25,350	25,000	25,000	25,000	25,000
Licenses Permits & Fees	212	15	318	500	500	500	500
Unspecified Acquisition Projects*	0	0	0	500	3,400,000	480,000	0
Hauschka Cady Mtn	208,203	200,000	200,000	200,000	200,000	0	0
Total Acquisition Costs	7,844,889	240,509	274,910	278,185	3,677,685	559,472	82,308
Debt Service							
Interfund Loan Principal Pmts to Stew	0	1,000,000	1,000,000	1,000,000	1,000,000	0	0
Interest on Interfund Loan fr LB Stew	0	122,814	117,840	12,500	55,680	0	0
Interest on Installment Purchases	18,480	30,000	20,000	10,000	10,000	0	0
2012 GO Bond - 2006 Defeasance	176,800	178,600	180,300	176,900	176,900	178,500	0
2006 Defeasance - Debt Service Admin Fee	129	146	148	149	149	149	0
2016 Bond-Ref2006-Debt Service Admin Fee	131	153	156	155	155	155	155
2012 GO Bond- 2002 Refunding	137,900	135,400	137,900	135,300	135,300	137,700	0
2002 Refunding - Debt Service Admin Fee	98	114	112	114	114	114	0
To Bonds - 2016 GO Refund - LB til 2036	227,534	233,945	231,686	229,019	229,019	230,696	237,744
2012 GO Bond- New Money	93,700	92,000	90,300	93,600	93,600	91,800	0
Total Debt Service	654,837	1,793,250	1,778,518	1,657,811	1,700,991	639,188	237,899
TOTAL EXPENDITURES	16,007,817	10,342,976	9,981,608	10,423,989	14,973,737	10,741,982	10,107,432
*Unspecified Acquisition Projects	2025 Dolphin Bay Rd						
Acquisition	2026 Coho Addition						

I.B. Summary of Land Bank Conservation Area Fund Revenue and Administrative Expenditures	\$ Revenue*	Administrative Expenses	%	\$ to reach 10%
1991- 2020				
1991	868,367	32,313	3.72%	54,524
1992	1,042,077	60,976	5.85%	43,232
1993	1,451,032	92,072	6.35%	53,031
1994	1,313,274	93,922	7.15%	37,405
1995	1,473,940	101,281	6.87%	46,113
1996	1,660,141	109,720	6.61%	56,294
1997	2,697,201	133,947	4.97%	135,773
1998	2,474,510	134,798	5.45%	112,653
1999	2,824,596	136,064	4.82%	146,396
2000	2,780,572	147,755	5.31%	130,302
2001	2,064,420	161,483	7.82%	44,959
2002	2,412,005	166,664	6.91%	74,537
2003	2,695,603	180,983	6.71%	88,577
2004	3,425,514	184,929	5.40%	157,622
2005	4,609,189	190,992	4.14%	269,927
2006	6,467,091	210,719	3.26%	435,990
2007	4,097,588	240,822	5.88%	168,937
2008	3,620,283	272,393	7.52%	89,635
2009	2,261,987	279,586	12.36%	-53,387
2010	2,311,079	291,468	12.61%	-60,360
2011	2,120,138	204,831	9.66%	7,183
2012	2,633,727	172,122	6.54%	91,250
2013	2,231,599	191,848	8.60%	31,312
2014	2,534,065	218,469	8.62%	34,937
2015	3,041,384	222,213	7.31%	81,925
2016	4,092,255	264,165	6.46%	145,061
2017	4,913,091	313,947	6.39%	177,362
2018	4,534,863	327,994	7.23%	125,492
2019	5,218,079	315,541	6.05%	206,267
2020	9,795,111	281,823	2.88%	697,688
2021	9,378,793	285,383	3.04%	652,496
2022	8,456,606	302,495	3.58%	543,166
2023	5,249,149	360,498	6.87%	164,417
2024	4,552,152	415,473	9.13%	39,742
Total 1991- 2024:	121,301,480	5,735,841	4.73%	4,283,133
2025 Projected	10,114,340	368,228	3.64%	643,206
Total 1991 - 2025:	131,415,820	6,104,069	4.64%	7,037,513
2026 Budgeted	4,584,136	437,853	9.55%	20,561
2027 Budgeted	3,990,998	368,168	9.22%	30,932
Total 1991 - 2027:	139,990,954	6,910,090	4.94%	7,089,005
Annual administration costs of the fund shall be held to the minimum required to administer efficiently and properly the land bank but shall not exceed 10 percent of revenues received, exclusive of bond proceeds. SJCC 2.120.090.3				

SAN JUAN COUNTY LAND BANK 1991 - 2025			
Summary of Fee Simple Acquisitions		Summary of Conservation Easements	
PROPERTY	ACRES	PROPERTY	ACRES
SAN JUAN ISLAND		SAN JUAN ISLAND	
*Beaverton Marsh Preserve: 2001, '02, '06, '18, '19, '22	473	Beaverton Valley Marsh: 2010, '11	42
Cady Mountain Preserve: 2003, '05, '07, '18, '21	472	Cattle Point Road/Heritage Farm: 2003, '09	39
Caines St. Historic Driggs Park: 2018	1	Cattle Point Road/Howard Farm: 2009	27
Deadman Bay Preserve:1995	18	Cattle Point Road/Mulno Cove Farm: 1999	78
False Bay Creek Preserve: 2008	40	Cattle Point Road/Portland Fair: 2004	21
*Frazer Homestead Preserve: 2003, '06	113	Edwards Point: 1998	8
Kellett Bluff Preserve, Henry Island: 2016	81	Historic Roark House: 2002 HPE	1
*King Sisters Preserve: 2005	60	Ihiya: 2020	30
Limekiln Preserve: 1995, 2000	189	North Neck Point Cove I & II:1995, 2002	6
Middlewood Preserve: 2019	30	Oak Knoll Farm: 2004	30
Mt. Ben Preserve: 2005	22	San Juan Historical Society: 2010 HPE	1
*Mount Grant Preserve: 2000, '15, '17	252	San Juan Valley: 1997	155
San Juan Valley: 1998	10	W. Sundstrom Farm: 2008, 2009	120
Third Lagoon Preserve: 2000	20		
Westside Scenic Preserve: 1993, '94, 2007, '15	46	ORCAS ISLAND	
Zylstra Lake Preserve: 2015	284	Buck Bay West: 2003	1
		Cayou Key: 1997	5
ORCAS ISLAND		Cayou Valley: 1995	109
Coffelt Farm Preserve: 2008	190	Crow Valley: 1995, 2008	9
Coho Preserve: 2016	24	Crow Valley Schaffer Stretch: 1996	134
*Crescent Beach Preserve 1998, 2005	129	Crow Valley Gudgell: 1997	31
Deer Harbor Preserve: 2006	2	Crow Valley Plum Tree Farm: 1998	55
Diamond Hill Preserve: 2005, '12, '14	52	Crow Valley Plum Tree Woodland: 1999	10
Eastsound Waterfront Park: 1993 - 2004)	2	Dolphin Bay Rd: 2025	24
*Entrance Mountain Preserve: 1996, 2008	128	Goliithon Preserve Buck Bay: 2002	0
Fowler's Pond Preserve: 1994, 2006	51	Hogback Mountain:1998	50
Judd Cove Preserve: 2002, '10	12	North Shore: 1996	67
Orcas Village Tidelands: 2001		Olga Community Park: 2005	0
President Channel Preserve: 2012	20	Orcas Artworks: 2006 HPE	1
*Stonebridge-Terrill Preserve: 2005	60	Stonebridge Farm: 2006	34
Turtleback Mountain Preserve: 2006, '20	1,610	Warm Valley Farm: 1993	78
Glenwood Inn - North Shore Preserve: 2022	58	West Sound:1999	159
LOPEZ ISLAND		LOPEZ ISLAND	
Fisherman Bay Preserve:Weeks Wetland: 1993	24	Aleck Bay: 1997	245
Fisherman Bay Preserve: The Spit : 2002	29	Aleck Bay: 2003	12
Fisherman Bay Preserve: The Tomolo: 2000, '17	6	Central Valley: 2000, '01, '05	126
Hummel Lake Preserve: 1996, 2000	79	Iceberg Point: 1998	40
Channel Preserve: 2017	9	Kjargaard Farm: 2012	95
Lopez Hill Preserve: 2018, '21	475	South End: 1993, 2013	8
Richardson Marsh Preserve: 2021	24	Strachan: 2009	44
Spencer Spit Preserve: 2019, '20	20	Double R Bar Ranch: 2020	130
*Upright Head Preserve:1998	23		
Watmough Bay Preserve: 1993; 2007, '09, '22*	24	BLAKELY ISLAND Crowley donation: 2011	80
TOTAL	5,104	CRANE ISLAND Pole Pass: 2005	1
CONSERVATION BUYER SALES		HENRY ISLAND Mosquito Pass Preserve: 2003	21
*Historic Lower Argyle Lots: 2002, '03	2	SHAW ISLAND	
Odlin South managed by SJC Parks	100	Tharald Historic Homestead: 2002 HPE	
SHAW ISLAND		WALDRON ISLAND	
*Shaw Island: 2005 sold with a forever wild	30	Huntley: 2018	34
ORCAS ISLAND		Pt. Disney: 2000	171
Guthrie Cove Reserved Life Estate: 2004	80	Waldron Community Land Trust: 2004	13
		TOTAL	2,342
*Acquired for full or partial inclusion in the Conservation Buyer Program			

1031 Land Bank Stewardship Fund

	2023	2024	2025 (pending)	2025	Preliminary Budget	
	Actuals	Actuals	2nd Bdgt Amnd	YE Projections	2026	2027
REVENUE ACCOUNTS						
Cash						
Beginning Operating Cash	1,613,112	1,479,264	1,401,705	1,401,705	2,417,323	2,917,323
Beginning Endowment Funds	2,667,773	4,377,045	6,297,048	6,297,048	7,577,728	7,777,728
Total Beginning Cash	4,280,885	5,856,309	7,698,753	7,698,753	9,995,051	10,695,051
Intergovernmental Revenue						
Direct Federal Grant - Dept of Interior	8,139	10,502	10,000	2,227	0	0
Federal Indirect Hwy Plan & Construction*			0	150,000	1,320,488	2,595,000
Total Intergovernmental Revenue	8,139	10,502	10,000	152,227	1,320,488	2,595,000
Charges for Goods and Services						
Sale of Plant Materials	24,011	35,783	12,000	20,000	15,000	15,000
Total Charges for Goods & Services	24,011	35,783	12,000	20,000	15,000	15,000
Miscellaneous Revenues						
Investment Interest - LGIP	86,458	302,163	100,000	225,000	200,000	200,000
Interest on Interfund Loan to CAF	122,814	117,840	50,000	55,680	0	0
Lease Income - King Sisters Preserve	3,600	0	3,600	3,600	3,600	3,600
Lease Income - Frazer Homestead	0	0	1,200	1,200	1,200	1,200
Lease Income - Coffelt Farm	25,650	25,850	28,200	28,200	28,200	28,200
Utility Reimbs - Coffelt Farm	2,722	4,484	2,000	7,000	5,000	5,000
Lease Income - Zylstra Preserve	2,800	2,881	2,800	2,800	2,800	2,800
Lease Income - Beaverton Marsh Preserve	0	0	1,200	1,200	1,200	1,200
Donations from Private Sources	282	0	1,000	1,700	500	500
Total Miscellaneous Revenues	247,382	556,768	190,000	328,848	242,500	242,500
Nonrevenues						
Interfund Loan Principal from CAF	1,000,000	1,000,000	1,000,000	1,000,000	0	0
Sales Tax Collections	1,619	2,971	600	1,500	1,000	1,000
Total Nonrevenues	1,001,619	1,002,971	1,000,600	1,001,500	1,000	1,000
Other Financing Sources						
Transfers-in for YE Endowment	500,000	500,000	500,000	500,000	500,000	500,000
Transfers-in for Site Enhancement	2,016,868	2,153,309	2,738,512	2,500,000	2,582,712	2,773,573
Total Other Financing Sources	2,516,868	2,653,309	3,238,512	3,000,000	3,082,712	3,273,573
TOTAL REVENUE	8,078,903	10,115,641	12,149,865	12,201,328	14,656,751	16,822,124

*Federal Indirect Hwy Plan & Construction
 Beaverton Trail Project revenues based on project budget though 2030

	2023	2024	2025 (pending)	2025	Preliminary Budget	
	Actuals	Actuals	2nd Bdgt Amnd	YE Projections	2026	2027
EXPENDITURE ACCOUNTS						
Cash						
Ending Operating Cash	1,481,543	1,401,705	1,425,393	2,417,323	2,917,323	3,437,323
Ending Endowment Funds	4,377,045	6,297,048	7,947,048	7,577,728	7,777,728	7,977,728
Total Ending Cash	5,858,588	7,704,968	9,372,441	9,995,051	10,695,051	11,415,051
Administration						
Director	57,978	61,270	64,800	64,800	68,520	71,650
Land Steward .5 FTE	48,280	58,462	59,892	59,892	61,980	63,840
SJ Preserve Steward	96,312	107,447	95,736	95,736	99,072	102,048
Orcas Preserve Steward	84,380	88,258	92,118	92,118	96,660	99,552
Lopez Preserve Steward .9 FTE	77,257	85,574	91,080	91,080	95,862	99,552
Field Assistant - Orcas	46,052	62,105	63,124	63,124	67,440	71,454
Field Assistant - San Juan	72,235	89,672	92,376	92,376	96,660	99,552
Outreach Coordinator - .4 FTE	28,679	34,885	35,802	35,802	37,056	38,166
Stewardship Coordinator	78,034	89,388	92,505	92,505	96,660	99,552
Field Assistant - multi-island	63,774	69,729	70,064	70,064	73,712	77,168
Field Assistant - San Juan 2	60,532	69,076	66,852	66,852	70,392	73,788
Seasonal Field Assistant - .6 FTE	12,152	18,078	45,066	45,066	28,797	30,759
Seasonal Field Assistant - .4 FTE	10,435	14,360	32,076	32,076	32,060	34,104
Nursery Outreach Assistant	0	17,282	37,713	37,713	40,118	42,671
Language Incentive	540	540	540	540	540	540
FICA & Medicare	55,766	63,863	68,274	68,274	70,405	73,378
Dept of Labor & Industries	25,335	22,798	29,442	29,442	23,236	23,236
Retirement/PERS	73,942	77,604	78,379	78,379	50,356	52,301
Medical Insurance	126,839	139,973	159,935	159,935	167,537	184,182
PFML Premium Assessments	1,651	1,860	2,003	2,003	2,549	2,651
HSA/VEBA Contributions	7,296	11,578	12,620	12,620	13,338	14,234
Clothing Allowance	2,250	2,000	1,875	1,875	1,875	1,875
Office Supplies	389	483	1,500	100	1,000	1,000
Food For Consumption	0	76	650	650	650	650
Employee Uniforms	0	0	1,100	1,100	1,100	1,100
Fuel consumed	0	0	200	200	1,800	2,000
Small Tools & Minor Equipment	5,493	6,453	2,500	10,000	5,000	5,000
Small & Attractive Assets	10,684	10,076	10,000	5,000	10,000	10,000
Professional Services - Mgmt&Maint	622	6,089	5,000	500	5,000	5,000
Advertising	0	0	1,000	1,000	1,000	500
Information Technology Services	48,096	63,985	73,510	73,510	79,789	86,983
GIS Services	6,911	10,126	11,841	11,841	18,200	42,190
Facilities Services	3,480	6,669	14,861	14,861	46,043	48,508
Postage	93	38	100	100	100	100
Internet for Orcas office	716	348	636	636	636	636
Travel Within County	2,121	374	2,500	1,000	2,500	2,500
Travel Outside County	1,338	0	2,000	2,500	2,500	2,500
Leasehold Excise Tax	4,115	3,319	2,600	2,600	2,600	2,600
Stormwater Utility Assessment	1,527	1,947	3,000	1,993	2,200	2,200
Liability Insurance	34,647	44,036	43,761	10,940	57,950	75,087
Property Insurance	3,856	4,355	4,355	1,089	5,938	6,234
L&I - Volunteers	85	67	50	50	50	50
Vehicle Maintenance	315	730	500	200	500	500
Subscriptions and Publications	676	794	1,000	1,000	1,000	1,000
Conferences & Training	2,223	1,277	3,000	3,000	3,000	3,000
Printing & Copying	29	1,307	300	100	300	300
Licenses Permits & Fees (DNR fee to 51)	834	460	100	100	100	100
Sales Tax Remittances	1,670	2,065	300	4,000	4,000	4,000
Machinery & Equipment	659	3,539	0	0	3,500	0
Transfer to Insurance Reserve Fund	5,987	6,002	5,927	5,927	6,131	6,131
Total Administration	1,199,122	1,384,624	1,520,564	1,447,269	1,557,412	1,666,122

	2023	2024	2025 (pending)	2025	Preliminary Budget	
	Actuals	Actuals	2nd Bdgt Amnd	YE Projections	2026	2027
Management & Maintenance						
Preserve supplies SJI	42,912	40,858	40,000	40,000	40,000	40,000
Fuel consumed	138	218	500	200	500	500
Professional Services SJI	22,095	20,816	50,000	65,000	1,377,188	5,900
Travel Within County	4,601	7,381	2,500	2,500	2,500	2,500
Travel Outside County	1,693	2,503	500	600	500	500
Monthly Motor Pool Lease - SJI	11,085	12,780	15,975	15,975	56,819	58,427
Operating Rentals and Leases	6,336	4,957	8,600	8,600	5,000	5,000
Repairs and Maintenance SJI	123,558	99,828	114,000	57,000	136,750	106,250
Preserve Supplies Orcas	46,006	40,597	30,000	30,000	30,000	30,000
Monthly Motor Pool Lease - Orcas	7,095	11,595	14,325	14,325	18,940	19,476
Operating Rentals and Leases	3,856	5,094	1,500	1,500	1,500	1,500
Utility Services Orcas	23,616	37,050	10,000	16,000	20,000	20,000
Repairs and Maintenance Orcas	75,186	105,997	232,000	72,000	91,500	79,000
Licenses Permits & Fees	106	2,041	250	250	250	250
Preserve Supplies Lopez	6,948	6,850	8,000	8,000	10,000	8,000
Fuel consumed - Lopez	208	139	150	300	200	200
Professional Services Lopez	19,222	19,047	26,000	52,000	12,500	4,500
Travel Within County - Lopez	262	123	200	100	200	200
Monthly Motor Pool Lease - Lopez	4,500	6,000	7,500	7,500	21,441	22,048
Rental Payments Lopez Island	1,074	983	300	2,000	2,000	2,000
Repairs and Maintenance Lopez	11,754	9,477	10,000	10,000	25,000	5,000
Licenses Permits & Fees	25	0	0	200	200	200
Supplies - Ag	14,511	51,682	68,000	21,000	50,000	50,000
Professional Services - Ag	3,160	6,544	4,000	6,000	16,000	16,500
Operating Rental & Leases - Ag	1,281	2,621	3,000	3,000	5,000	5,000
Repairs & Maintenance - Ag	5,322	2,390	30,000	30,000	60,000	55,000
Total Management & Maintenance	627,176	623,310	753,860	545,005	2,055,488	573,451
Site Enhancement						
Capital Improvements SJI	122,043	101,403	79,000	27,000	110,800	3,005,000
Capital Improvements Orcas	271,975	301,337	230,000	95,003	62,000	87,500
Capital Improvements Lopez	0	0	41,000	16,000	16,000	35,000
Capital Improvements Ag	0	0	153,000	76,000	160,000	40,000
Total Site Enhancement	394,017	402,740	503,000	214,003	348,800	3,167,500
TOTAL EXPENDITURES	8,079,915	10,115,641	12,149,865	<i>12,201,328</i>	14,657,764	16,823,138

2026-2027 Capital Projects		2026	2027
District 1			
Beaverton Marsh	Trail Project Implementation (includes all elements)	52,800	3,000,000
Mount Ben			
	WS Mt Ben Trail extension		
	Sign updates for new trail	6,000	
	Administrative Parking	15,000	
Mount Grant	Interpretive Signs/Exhibits	30,000	
Westside	Sign Updates	5,000	5,000
	Capital Improvements Total	110,800	3,005,000
District 2			
Dolphin Bay/Cherry			
	Automated gate	35,000	
	Gravel parking area	5,000	
	Shoreline stairway demo and installation	6,000	
	Porta potty		1,500
Fowlers Pond	Dam control valve		20,000
North Shore	Water system upgrade (electrical and plumbing)		10,000
	Septic drainfield		40,000
Turtleback Mountain			
	New south trail	6,000	6,000
	Field oaks and trail	10,000	10,000
	Capital Improvements Total	62,000	187,500
District 3			
Upright Head	Overlook replacement		10,000
Weeks Wetland	Overlook replacement	10,000	
Watmough	Pumphouse		10,000
	Interpretive signage	6,000	
Fisherman Bay Spit	Kiosk and signs	5,000	
Lopez Hill	Parking upgrade		15,000
	Capital Improvements Total	21,000	35,000
Agriculture			
Coffelt Farm			
	Perimeter fencing	20,000	20,000
	Barn roof(s) replacement	50,000	20,000
Frazer Homestead	Cost Share Projects	60,000	
	Perimeter fence	10,000	
	Parking enhancement	10,000	
King Sisters	Fence and water system improvements	10,000	
	Capital Improvements Total	160,000	140,000

PROJECT SUMMARY

PROJECT TITLE: Coho Preserve Addition

PROPOSED ACQUISITION: ACQUISITION OF FEE TITLE INTEREST

OWNER: Alexander and Uuve Taylor

PROPERTY DESCRIPTION: This roughly 6-acre property is a portion of two tax parcels adjacent to Cascade Creek and the Land Bank's Coho Preserve.

Location: Olga, Orcas Island

General Description: The San Juan Conservation Land Bank (Land Bank) will use grant funds to expand the existing Coho Preserve by six acres and extend protection to the eastern banks of lower Cascade Creek, a significant salmon-bearing stream within San Juan County. The creek corridor on the subject property is shaded by mature, native vegetation and possesses gravel beds and woody debris.

This project will add six acres to the existing Coho Preserve, extend permanent protection across the creek to the eastern riparian corridor and shoreline, and accomplish another important step in a much broader effort to protect salmonids within the lower reaches of the Cascade Creek watershed.

CONSERVATION VALUES OF THE PROPERTY

The Coho Addition is located along eastern bank of Cascade Creek. It encompasses six acres of significant habitat for salmonids. Documented fish-use within Cascade Creek includes Chinook, Coho, and chum salmon, and coastal cutthroat trout. Juvenile Chinook currently use the creek for foraging, and historically Coho, chum and cutthroat used it for spawning and foraging.

Most of the area is in excellent condition. Habitat types and extents on the property include approximately 1,350 feet of a salmon-bearing stream corridor, 275 feet of marine shoreline, and one acre of tidelands. Riparian habitat constitutes approximately 98.8% of the property and includes a small tributary to Cascade Creek with intermittent flow. The stream corridor is shaded by mature, native vegetation and possesses gravel beds and woody debris. Marginal habitat, primarily covered by invasive Himalayan blackberry, exists within the corridor on private property and is being addressed by a restoration project sponsored by The Friends of the San Juans.

The project seeks to capitalize on the existing protection of the upper watershed by State Parks, the adjacent and upstream protection offered by the Land Bank's existing Coho Preserve, and the ongoing, active involvement of several entities to secure additional water rights and increase flow.

The property will become a part of the existing Coho Preserve and ensure this high-quality area for salmonids will remain intact and protected from residential development.

PARTNERS

The Land Bank has secured a \$521,500 grant from the Salmon Recovery Funding Board, which covers the complete cost of this addition.

The Land Bank Commission may also want to sell a conservation easement to San Juan Preservation Trust (SJPT) on the proposed purchase for an amount determined prior to closing.

COSTS

A. Acquisition Costs: The purchase price for this acquisition will be \$450,000.

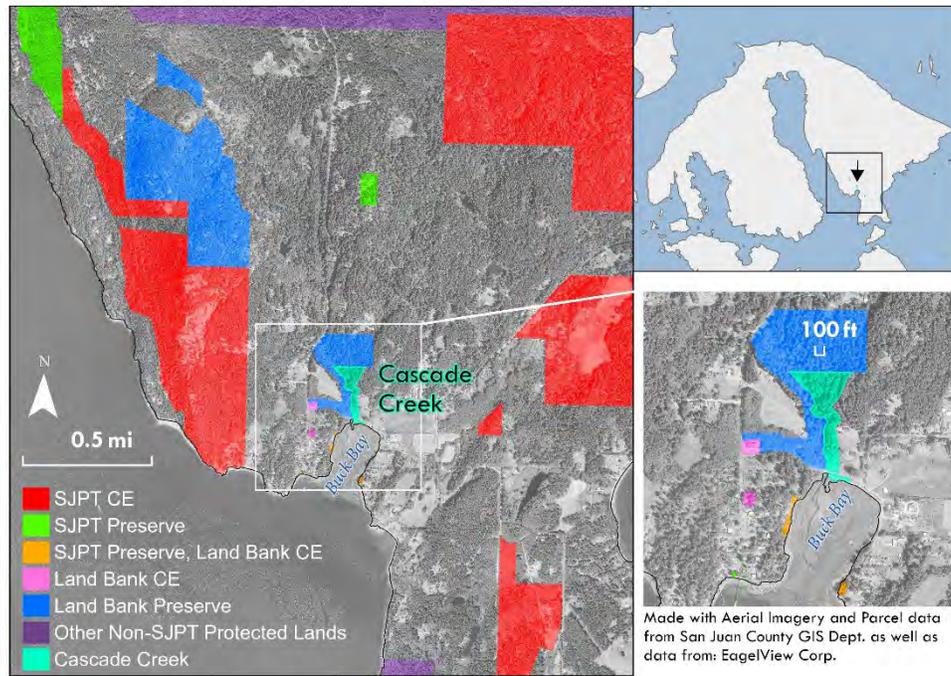
An additional \$30,000 in transaction, appraisal and escrow fees is also likely to be incurred at closing.

B. Roughly \$55,000 will be needed for site stabilization. Maintenance costs for the first five years will total \$30,000, due to replanting of cleared areas, and then annual maintenance costs would drop to roughly \$5,000 per year.

MANAGEMENT PLAN

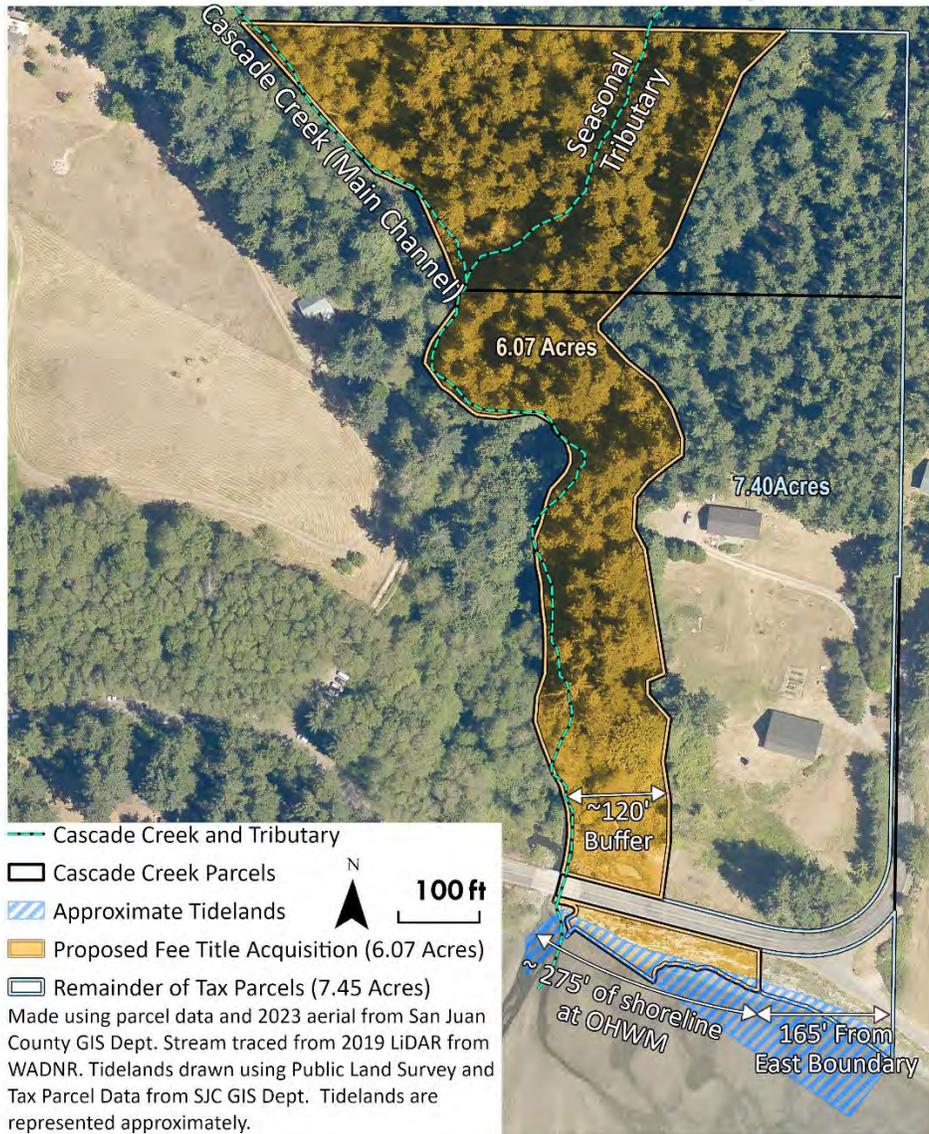
The Land Bank will initiate a management plan process in the first year of ownership.

VICINITY MAP OF CASCADE CREEK ADDITION



CONTEXT MAP OF THE COHO ADDITION

Cascade Creek (Fee Title Acquisition)



San Juan Co Conserv Land Bank; Cascade Creek, Coho Preserve Addition (#25-1087)
 Attachment #670026, CascadeCreek_ConceptMap_5_20_2025.jpg

PHOTO OF CASCADE CREEK ADDTION



San Juan Co Conserv Land Bank; Cascade Creek, Coho Preserve Addition (#25-1087)

Attachment #660586, 20240919_161149.jpg

PROJECT PROPOSAL

PROJECT TITLE: ALDERMAN/SAN JUAN VALLEY
PROPOSED ACQUISITION: FEE SIMPLE ACQUISITION OF TEN ACRES
OWNER: CHARLES ALDERMAN

PROJECT SUMMARY

PROPERTY DESCRIPTION:

Location: The property is located on Bailer Hill Road, at the south end of the San Juan Valley. (See Exhibit A.)

General Description: The property consists of ten acres of open farmland. It is one lot.

CONSERVATION VALUE OF THE PROPERTY:

This property is located in the scenic San Juan Valley, on the north side of Bailer Hill Road. It is currently in agricultural use. There are spectacular views across this property into the agricultural fields of the San Juan Valley and across Haro Strait to the Olympic Peninsula. The property is critical for access to these views. Residential or other development on the property would substantially alter the San Juan Valley viewshed.

Acquisition of this parcel would preserve the scenic character of the property and its value as agricultural land. The Land Bank is also working to acquire an abutting property of about 20 acres that is also critical to the viewshed. If the Land Bank completes that acquisition, then the two properties may be resold as one residential parcel with a conservation easement in place limiting the number and location of buildings.

ACQUISITION COSTS:

a. Property Cost

The Land Bank would purchase the property for \$95,000, or its appraised value, whichever is less.

b. Overhead Expenses

Miscellaneous expenses of this transaction of up to \$5,000 may be incurred. These include closing expenses, title insurance and the preparation of baseline data.

c. Ownership Costs

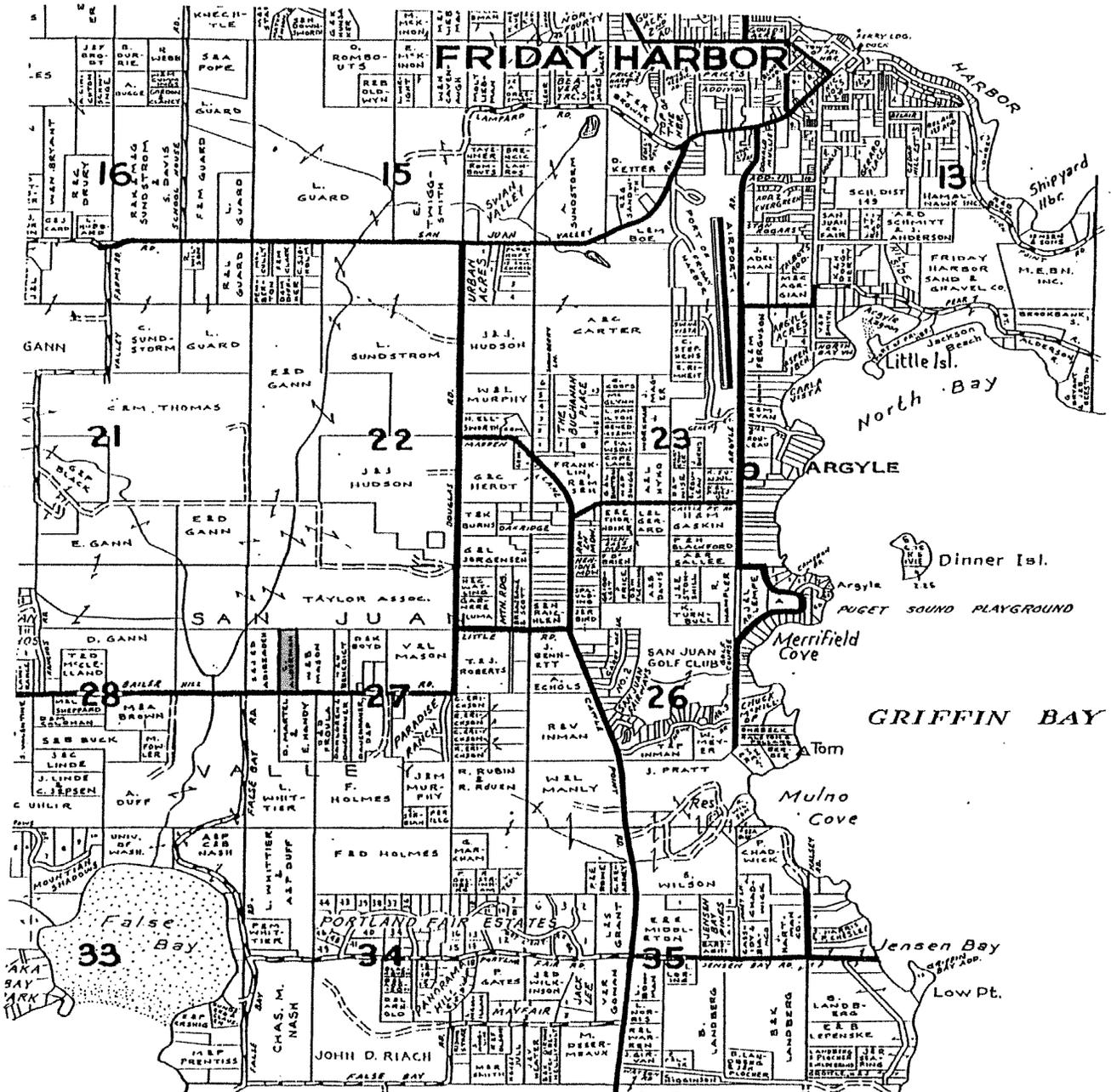
The Land Bank will allocate \$10,000 to its Stewardship Fund at the time of this acquisition to cover annual costs associated with maintenance of the property. It is intended that interest from this sum will provide for management of the property in perpetuity.

d. Management Plan

The property has been in agricultural use for some time. The Land Bank will work to maintain the property in agricultural use, and at least mow it on a yearly basis. If the property is resold, it will be monitored on at least an annual basis to assure that easement terms are observed.

EXHIBIT A

MAP OF ALDERMAN PROPERTY



1998 Budget
Adopted by LBC _____, Adopted by BOCC _____.

STEWARDSHIP & OUTREACH REPORT

SEPTEMBER 2025

Outreach

Staff: Tanja Williamson, Margo Thorp

Another County Fair has come and gone - thank you to everyone that visited and helped support our booth! The annual Fall Native Wildflower Sale went live on September 14th and closes on September 19th. A preview guide of available plants can be found [HERE](#). Other outreach activities have included responding to hunting inquires and providing subsequent letters(s) of permission, supporting Tal Engel's lecture on forestry and preparing for the fall newsletter. The 2025 walking series with the Mullis Senior Center continued with a visit to Limekiln Preserve's Westside Lake (Photo 1), and in September we're island hopping to Orcas and meeting up with Orcas Senior Center walkers at North Shore Preserve. Poetry of Place workshops were hosted at Mount Grant Preserve and Third Lagoon Preserve. Both had strong attendance and were successful in engaging members of the community who otherwise are not frequently exposed to the preserves.

Salish Seeds Nursery

Staff: Eliza Habegger, Margo Thorp

Charlie and Jacob bravely took on watering duty for a few days of hot weather, keeping all the baby plants alive while Eliza and Margo had overlapping vacations. At our monthly "Third Thursday Volunteer Day", volunteers measured and packed seed into wildflower mix packets for the upcoming Fall Native Wildflower Sale. We've found it challenging to process self-heal (*Prunella vulgaris*) seed, so this year Ferry Boat Seeds took on the task for us using their fancy seed sorting equipment (Photo 3). This small seed company located in San Juan Valley also has a contract with us this year to grow blue wild-rye (*Elymus glaucus*) and sea-blush (*Plectritis congesta*) seed. Vacationing on Waldron Island, Eliza came home with wild seed that some residents there had collected and donated. Finally, this is the time of year when we tend to field a lot of questions from island residents interested in learning how to best seed or plant native species on their own properties. We are planning to present October workshops on this topic on San Juan, Lopez, and Orcas.

District 1

Staff: Doug McCutchen, Charlie Behnke, Jacob Wagner, Shauna Barrows

Beaverton Marsh: The Land Bank hosted Tal Engel, a phenomenal researcher and forest rehabilitation practitioner from Vancouver Island. With the assistance of the ICC, Tal led fieldwork days implementing his rehabilitation strategies in areas of high-density conifers with little to no existing understory. Members of the public then attended an informational field trip to hear more about Tal's strategies and take a look at the fieldwork firsthand. A trail project update was provided to the Island Rec board. We are in the process of bringing Rachel Dietzman, the former County Engineer, onboard as a consultant contractor for the trail project.

Overmarsh Farm Commons: The community garden plots are thriving and producing an abundance of food! The greenhouse and shed are complete, and the western perimeter fence is coming along. There are approximately 20 sheep being rotationally grazed in the pasture to the east of the garden area. The

Grange will be participating in the [Fall Farm Tours](#) on Sunday, September 28th from 12-4pm. The Land Bank will be there with a table as well, come see the farm!

Deadman Bay: Someone had a fire at the small cove tucked to the West of the main beach. Said persons were surprised to learn that this was not a permissible activity. There was no concerning damage. Another intrepid individual built a surprisingly stable fort out of driftwood and kelp that was challenging to dismantle and included a robust driftwood ladder.

Driggs Park: Goldenrod, pearly everlasting, and Douglas aster are blooming in the native plant beds in the front yard. The pear and apple trees have started dropping fruit. An unsightly fence was removed from between the road and main parking lot.

Frazer Homestead: Cost share funds have been awarded by the SJI Conservation District for farm improvements including water system improvements and interior fencing to facilitate rotational grazing. We will be collaborating with the Shephard family (Lessee) on installation.

Kellett Bluff: Annual monitoring of Kellett Bluff yielded great views of the record salmon run. Our mooring buoy was installed!! This project was initiated in 2017.

Limekiln: Staff have been closely monitoring the steady drawdown of Carefree Lake (also known as Westside Lake, or The Limekiln Lake) in anticipation of WDFW rotenone treatment for pike removal in the upcoming weeks. It is currently incredibly stinky there. Coordination has been ongoing with the neighbors.

Mount Ben: Staff solicited an estimate for the restoration project work to begin this fall in the SW corner of the Preserve.

Mount Grant: Tal Engel gave a lecture to the ICC about forests and their capacity for growing Elders along the slopes of the Greywacke trail. Several errant blown down trees were removed by staff, one of which was over 45 years old at only 5" in diameter! Hunting season opened on September 1. Staff are working with a consultant to complete the cultural resource assessment before the end of the year.

Third Lagoon: The wooden gate on the east side failed and staff are coordinating with DNR for a replacement.

Westside: Whales passing by more frequently have led to an influx of visitors.

Zylstra Lake: The restoration plantings along the northern edge of False Bay Creek beneath the lower dam are doing well despite the drought and heat.

District 2

Staff: Peter Guillozet, Tyler Goodman, Scot Devereaux

Coffelt Farm: Staff selected the lowest of two qualifying bids for the septic system replacement project. The contractor, Viking Excavation, will begin work as soon as the contract is approved (total not to exceed \$79,536.48). Work will include installation of an entirely new four-tank system and drain field. Our goal is to complete the project before the end of October. Lum Farm continues to produce an

abundance of meats, dairy, and other farm products. They will be participating in the annual [Farm Tours](#) October 3-5th from 12-5pm.

Crescent Beach: Roughly six weeks in, contracted work on the shaded fuel break and forest thinning project is nearing completion (Photo 5). Several less common hardwoods – Western flowering dogwood, native hawthorn, Garry oak, and Douglas maple – were discovered and given space to grow. Land Bank staff have begun rehabilitating the trail with help from the ICC. We continue to update the project page on our website and are developing post-project signage describing both the completed work and plans for planting this winter. Pending completion of the many tasks remaining, we expect to re-open the Preserve in late September. County management and Councilmember Paulsen also toured the project area (Photo 6).

Dolphin Bay “Cherry” property: Ongoing efforts are focused on preliminary weed control and debris removal in anticipation of an all-staff site visit this fall to discuss potential restoration and public access opportunities in the context of a future management plan.

Eastsound Waterfront: The Friends-led, grant-funded shoreline restoration project has been delayed until next year.

Judd Cove: Shoreline restoration work is complete (Photo 9). Tasks included removal of rock, concrete and metal from the beach and shoreline and the addition of 30 cubic yards of fish enhancement sediment to improve conditions for forage fish spawning. Boulders removed from the shoreline were staged near the Preserve entrance for use in a future culvert replacement project. Following the completion of contracted work, Orcas staff spread native seed, covered the work area with straw and reinstalled the split rail fencing and signage. The RCO salmon recovery grant will reimburse the Land Bank for project-related expenditures.

North Shore: Staff sought professional assistance removing large, hanging limbs on two separate trees.

Turtleback Mountain: The South Entrance parking lot project is scheduled to begin Tuesday, September 23rd. We anticipate reopening the South Entrance on Friday the 26th. The North Entrance and trails will remain open while work is underway. Staff will issue additional website and media posts and will install project signage prior to beginning work.

District 3

Staff: Amanda Wedow, Claire Waterman

Lopez Hill: Hunting season opened on September 1st and Lopez Hill be open to hunting through October 31st. Signs and vests are posted at the trail entrances. As of early September, 14 hunters have received written permission to hunt at Lopez Hill. Amanda met with a neighbor to discuss their concerns about fire risk.

Richardson Marsh: A Request for Bids to construct a parking area was sent out through the small works roster and closes on September 18th.

The Spit at Fisherman Bay Preserves: The Institute of Applied Ecology wrapped up a three-year study on treatment options for Italian arum. One of the study plots (the most abundant arum plot) was at the Fisherman Bay Spit. IAE hosted an online stakeholder meeting with 40 attendees to discuss the results.

Weeks Wetland at Fisherman Bay Preserves: The old decking and rails have been removed from the damaged platform and new boards are being installed.

Watmough: The decision to retain structures on the headland reduced the RCO grant award by approximately \$190k. Erin continues to work to recover some of the funding withheld by accounting for incidentals within the natural area and staff time spent on the project. Her takeaway: be cautious about infrastructure projects as the true costs – including staff time well into the future -- are easily underestimated.



Photo 1. Happy Mullis Community Center seniors after their hike around Limekiln Preserve's Westside Lake.
Photo 2. Douglas aster and pearly everlasting in bloom along the perimeter fence at Salish Seeds Nursery.



Photo 3. Ferry Boat Seeds using their thresher to process Salish Seeds Nursery grown *Prunella vulgaris* seed.



Photo 4. A forest walk with Tal Engel.



Photo 5. An example of small-diameter conifer thinning (prior to chipping) at Crescent Beach Preserve.



Photo 6. County management and Council member Paulsen tour the Crescent Beach Forest Health Project.



Photo 7. Staff tour Crescent Beach Preserve.



Photo 8. Crescent Beach blackberry and hawthorn clearing underway in preparation for planting this winter.



Photo 9. Judd Cove Preserve shoreline following removal of rock and concrete.



Photo 10. Peter overlooking one of the wetland enhancement areas at North Shore Preserve.



Photo 11. Richardson Marsh parking area will be improved with gravel and fencing

Land Bank Preserve Naming Policy

Introduction

The act of naming can be significant and meaningful. It can conjure powerful images or emotions and help to recall history. The name of a San Juan County Land Bank preserve is intended to be permanent and should be informed by the land's location, physical features, historical significance as well as its anticipated future function and services. The purpose of this policy is to establish procedures for naming Land Bank Preserves. An ad hoc committee, comprised of two staff and one Commissioner, will be appointed by the Chair of the Land Bank Commission. This three-person committee will review and rank proposals for preserve names, consider public comment and provide recommendations for final Commission approval.

Naming and Renaming Considerations

Preserves will not be named after property owners or sellers.

Interim Names

After acquiring a new property, the Land Bank will assign an interim name. For consistency, an interim name could consist of the street address of the parcel(s), the Land Bank District number and tax parcel (e.g., District 3-2000) or some other identifying feature.

Permanent Names

The intent of naming is for permanent recognition. Generally, when parcels contiguous with an existing preserve are acquired, they are considered an addition and they will take on the name of that preserve. For consistency, a permanent name will be determined as soon as possible.

Renaming

The process of naming and renaming preserves often requires significant resources in terms of signs, maps and literature. In addition, name changing can be the source of confusion to the public. Therefore, renaming of preserves will be reserved for exceptional cases, and subject to a critical examination that includes the original justification for the name and honors the value of prior contributors.

Naming Criteria

It is the policy of the Land Bank to consider the following criteria when naming or renaming preserves:

Geographic, Ecological or other Common Usage identification

The Land Bank will give preference to names that reflect prominent or significant geographic features. This includes names of easily recognized ecological features or functions on the Preserve, as well as geological features or prominent local landmarks.

Historical, Cultural or Social Significance

When a preserve is associated strongly with events or places with historic, cultural or social significance, the Land Bank will consider naming a preserve that commemorates events or places. However, context must be demonstrated adequately through research findings or other documentation, and preference will be given to names that promote inclusiveness, particularly of Indigenous communities or historically overburdened members of society.

Major Gifts

The Land Bank sometimes benefits from the significant generosity of individuals, or partners with other

organizations in order to acquire property. Donors or contributing organizations that seek naming rights for major gifts will be asked to follow the naming criteria principles described above. The Land Bank will consider exceptions on their own merits and, as an alternative to naming, may elect to acknowledge a significant donation or fundraising effort through signage or other media.

Naming Procedures

Any individual, group or organization may submit a naming proposal for a preserve.

When reviewing proposals, the Land Bank will especially consider the relationships of indigenous peoples to San Juan County lands and waters. The ad hoc committee will (1) attempt to ascertain whether any proposed names might be considered offensive or conflict with any names that Native Americans have already applied to the feature and (2) demonstrate effort to acquire input or feedback on names. Demonstrated efforts include direct communications with local tribal governments, their designees or others who may have pertinent specialized knowledge or expertise¹, and research of the relevant literature. The Land Bank acknowledges that information from Tribes may be privileged (i.e., names may refer to protected gathering grounds or ceremonial sites, etc.) and, therefore, shared with others only as necessary and appropriate. Proposed names, especially those referencing events or places of historic, cultural or social significance should be thoroughly researched. Some resources include:

- Historic Plat Maps and Sanborn Maps
- Washington State Archives
- Library or internet search for documents or references
- Washington State Historical Society
- Area tribes and native community groups
- Washington Department of Archaeology and Historic Preservation
- Washington Committee on Geographic Names US Census Archives
- National Archives: <http://www.archives.gov/index.html>

Naming proposals must contain the following information:

- Name of applicant
- Proposed preserve name
- Background and support for the proposed name
- Demonstrated community support for the proposed name

Upon receipt of a naming proposal, the Land Bank ad hoc committee will:

- Review and score the proposal using the scoring worksheet (Exhibit A)
- Ensure that supporting information has been authenticated
- Take into consideration the comments of stakeholders, elected officials and community members

Upon completion of the naming review, the ad hoc committee will present recommendations to the Commission in writing. The public, including all who submitted names, will be notified of the final decision via email and the information will be posted online.

¹ This may change as the County works to improve communication with Coast Salish Tribes.

Exhibit A

Preserve Name Review Worksheet	Score	Notes (optional)
1. Name Origin or Source (3 Points Possible)		
Describe the origin or source of the proposed name and why you believe it is appropriate for the Preserve. Names describing physical, ecological, historical or cultural features will be given greater weight than names of people.		
2. Compatibility with Preserve Naming Policy criteria and Justice Equity Diversity and Inclusion goals (3 Points Possible)		
Describe how the proposed name meets the criteria outlined in the Land Bank's Preserve Naming Policy. Describe how the name promotes inclusiveness, particularly of Indigenous communities, other people of color or historically overburdened members of society.		
3. Community Support (3 Points Possible)		
Describe the avenues through which you have sought and received community support for the proposed name. Specifically, describe how have you engaged the public, how community members or organizations have expressed support (e.g., verbal, written), and the extent of that support (e.g., number of people or organizations).		
4. Proposal Quality (1 Point Possible)		
Include an adequate level of detail (1-3 pages) to enable the Ad Hoc Review Committee to make an informed decision. If available, reference research, background documents or other information supporting the proposed name.		
		10 Points Total

https://www.goskagit.com/anacortes/views/tending-the-land-with-fire-a-return-to-coast-salish-tradition/article_fbfce662-ed69-4dd9-b358-c8d189e06de3.html

Tending the land with fire: A return to Coast Salish tradition

DEPARTMENT OF NATURAL RESOURCES Samish Indian Nation

Sep 5, 2025



Courtesy of the Samish Indian Nation



Since time immemorial, the Coast Salish, including the people of the Samish Indian Nation, have managed their lands with intentional, low-intensity fires.

These carefully timed burns nurtured their prairie lands, providing vital food gardens for Native families while supporting biodiversity across the traditional territory of the islands and lowlands around the Salish Sea. Today, the Tribe is working to bring the cultural practice back, building up capacity and opportunities through training, partnerships, and community engagement.

The Samish Department of Natural Resources began exploring the requirements and approvals needed for practicing prescribed burning in 2021. Staff members Andrew DeLaney and Elena Fischer are currently in training to pursue a certification through the state's Department of Natural Resources. This qualification will allow them to safely lead prescribed fires with crews and ensure compliance with state standards.



In recent years, they have observed burns at the Padilla Bay National Estuarine Research Reserve, where an old pasture is being restored to camas fields. These projects serve both cultural and ecological goals: camas, once a staple food for Coast Salish people, thrives in open prairies maintained by purposeful controlled fires.

Camas was once a dietary staple. The starchy bulbs were baked in earthen ovens for days, developing a sweet, nutty flavor. Families then dried and ground them into flour used for stews and breads. With the arrival of wheat and other imported foods, camas harvests declined, but its cultural importance as a “first food” has endured.

“Camas fields were traditionally burned to keep shrubs and trees from closing in,” explained Todd Woodard, Samish's Infrastructure & Resources Executive Director in the DNR. “Families harvested bulbs, then set fire to the fields so the camas would

return strong the following spring.”

This method is not new science, but a cultural practice rooted in knowledge that Native people have used for millennia.

Last year, Andrew and Elena attended a camas bake, learning traditional harvesting and preparation techniques. These experiences guide their vision for future restoration.

“We hope that one day, citizens will once again be able to harvest camas from our local prairies,” Andrew said.

The reintroduction of fire is not only about restoring food plants, like camas and chocolate lily, but also about rekindling cultural connections. Controlled burning holds spiritual significance.

“What does it mean to put fire on the ground in our traditional territory? There’s medicine in that act, a way for citizens to reconnect with their ancestors’ practices,” said Elena.

Beyond food, restoring camas prairies supports migratory birds that rely on open landscapes along the Pacific flyway.



"These prairies were once the gardens of the Samish," Elena said. "Bringing fire back means restoring both biodiversity and cultural heritage."

Ecologically, fire opens space for sun-loving species, including Garry oak, a keystone tree that once supported vast prairies in the San Juan Islands. Without fire, Douglas firs and other species creep in, shading out these critical areas to produce vital crops.

Today, less than 2% of the San Juan prairies remain, with only 13 Garry oak ecosystems left across the islands.

Headlines in late summer across the country are dominated by mentions of wildfires, some causing catastrophic damage by their uncontrollable spread. In contrast, low-intensity prescribed burns reduce fuel loads and help limit the risk of such disasters.

The logic is simple: carefully managed fire removes excess vegetation that might otherwise fuel larger, unintended wildfires. Although wildfire prevention is not the primary aim of cultural burning, the practice supports broader conservation goals at a time when fire severity across the West is steadily increasing.

Because the Samish Indian Nation does not have a reservation or its own dedicated land, partnerships are essential. Samish is collaborating with the San Juan County Land Bank, San Juan Conservation District, the National Park Service and nonprofits, such as the Ecostudies Institute, and the San Juan Preservation Trust to find and implement the practice of controlled burns.



DNR is hopeful that future opportunities may also emerge with the Bureau of Land Management, as well as private landowners.

"We are early in the process, but already, people are asking how they can help and even offering land," Todd said. "The goal is not just ecological restoration, but community renewal."

If there are folks who have plats of land that they think may benefit from a controlled burn, the DNR team encourages them to reach out to DNR Senior Director Matt Castle: mcastle@samishtribe.nsn.us.

Each burn is a community effort. Crews of up to twenty people manage dozens of small burn piles that measure about 4-by-4-by-4 feet in size. Certified fire leaders such as Elena and Andrew manage ignition and safety, while other volunteers, including tribal citizens, assist with support roles.

Controlled burning is more than a management tool. It is a pathway to reconnecting with ancestral practices, caring for the land, and ensuring that camas and other first foods can nourish future generations, culturally, spiritually and ecologically.

Submitted by the Samish Indian Nation

