



Bald Eagle Nest Tree Development Permit Area

Sustainable OCP Bylaw 3475, 2012

This handout is for general guidance purposes only. It does not replace any bylaws or other legislation. For complete details please refer to the Official Community Plan Bylaw 3475, 2012, Part V: Development Permit Areas.

As part of your Development Permit application you will need to consider the following:

- **General Environmental Development Permit Guidelines,**
- **General Multi-Family, Commercial and Industrial Form, Character & Performance Development Permit Guidelines**
- **Specific Development Permit Area Guidelines**
- **For Area Designation, Justification and Exemption for this section please refer to Chapter 19, Sustainable OCP Bylaw 3475, 2012.**

Bald Eagle Nest Tree Development Permit Guidelines

In addition to the *General Environmental Development Permit Guidelines*, the following specific guidelines shall be addressed for Bald Eagle Nest Tree Development Permit Areas:

- 1) Maintain a naturally vegetated buffer of 60 metres, measured as a radius from the base of the nest tree (includes trees that have a nest active or not and includes a tree with a nest remnant and includes a tree where a nest is under construction) or otherwise as determined by a Qualified Environmental Professional.
- 2) The 60 metre buffer also applies to identified Bald Eagle nest trees where the nest is no longer present until five breeding seasons have passed with no signs of nesting activity. This period may be shortened if a Qualified Environmental Professional determines that the tree no longer has sufficient nest support structure.
- 3) If the 60 metre buffer can not be achieved either due to lot size or location of the tree on the lot then the distance may be altered if the applicant supplies a report from a Qualified Environmental Professional with experience in raptor assessments. The report shall provide detailed recommendations for protecting the function of the nest tree and alteration of the 60 metre development permit area (or the portion of the 60 metre buffer on the subject property) must result in no net habitat loss. This may be accomplished by inclusion of known perch tree or buffer trees in the

area for protection and the availability of recruitment nest tree habitat shall be addressed. The report shall also address known history of Bald Eagle use at the site including nest activity and other known nest sites within the breeding territory and distance to the adjacent Bald Eagle nest tree territories /nest locations shall be supplied. The Wildlife Tree Stewardship data base shall be referenced for existing site specific information and with nearby neighbours to help inform altered Development Permit Areas. Recommendations shall be compared with the more general recommendations to the latest BC Environment Best Management Practices for the species (Develop with Care). Requirements for development permit may be waived where the landowners have offered and entered into restrictive covenant to maintain an acceptable no disturbance buffer.

Please contact Land Use Services Department staff for further discussion.