

**From:** Michael Wall [REDACTED]  
**Sent:** Friday, January 30, 2026 3:07 PM  
**To:** Islands2050  
**Cc:** HMA.Minister@gov.bc.ca; rob.botterell.mla@leg.bc.ca  
**Subject:** Islands Trust TPS Survey

Dear Trust Council,

I will not be completing the Survey because I find it is predicated on an urban, or municipal model. I believe that the current cadre of Trustees is focused on finding ways to circumvent the spirit of the Islands Trust Act in order to increase development in the area, instead of protecting it from overdevelopment as was the very essence of the Act. This was clearly demonstrated by the Trust Council deciding, in a closed session, to define the "Unique Amenities" as just about anything including tourism -- despite a definition by government in 1986 which they ignored.

It has been said by Trustees that the current TPS is old and needs to be updated in light of current conditions in the Trust area. While it is true that much has changed in the intervening years, any revisions should acknowledge that the very elements (the "Unique Amenities") the Trust was created to protect are now more in danger than ever. The proposed TPS does nothing to advance the needed protections from rapidly increasing populations, deforestation, the climate crisis, to name but a few challenges we face. It would seem that the main focus of the revision is to create more housing to address a shortage being experienced here and in every part of Canada -- the result of decades of failure to provide public housing by every level of government, together with a rapid increase in the financializing of land and housing stock for investment purposes. The islands can not sustain a population increase beyond that envisioned in our OCPs but changes contemplated in this review will increase development and population without ensuring that new housing is certified affordable indefinitely, or restricted to those currently living here. The only way to do that is through non-market housing -- a subject not encouraged or even discussed in this review.

While I appreciate the new acknowledgement of First Nations interest and rights in the review, I can't help thinking it is merely an attempt to placate FNs in order to deter them from objecting to increased development.

I think the implementation of the TPS update should be delayed until after the next local government elections in the hope that new Trustees may be more interested in preserving and protecting the islands, as they are sworn to do, rather than the interests of developers, speculators and other businesses.

Sincerely,

Michael Wall  
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