



TSAWWASSEN FIRST NATION
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Open for Business

ABOUT US

Tsawwassen First Nation (TFN) members belong to the seafaring Coast Salish people. Our traditional territory is located in southwest British Columbia, near Vancouver. Rich in history and culture, we have a profound connection with the ocean and lands within our territory, and a long history of environmental stewardship.

On April 3, 2009, TFN ratified the first urban treaty in British Columbia, thereby reconciling our aboriginal rights and title, and fulfilling our right to self-government. The Treaty provides TFN with municipal-like jurisdiction over a land base of 724 hectares (1,800 acres). Tsawwassen also became a full member of the regional district of Metro Vancouver. This historic achievement has paved the way for new economic stability and future growth.



A SUSTAINABLE FUTURE

TFN has prospered through determination, innovation and vision to become the thriving community we are today. As we move forward in shaping our bright new future, culture, education, environmental sustainability and the development of employment opportunities for members are high priorities for us.

TFN is governed by an elected Chief and Legislative Assembly. A smaller branch of the Assembly, our Executive Council, oversees the daily affairs of the Nation. Our self-governing authority provides us with responsibility for the management of our lands and resources, our social services, and many other areas of jurisdiction. We manage land development similar to a municipal government, and have put in place regulatory processes for zoning, subdivision, building permits, development permits, and off-site levies to ensure growth is managed effectively.

As one of the most progressive and innovative First Nations in Canada, we are now poised to unlock the potential of our strategically located lands. In our traditional language, the name Tsawwassen means “land facing the sea.” For generations, it has been our widely recognized custom to host passing travelers and traders to our territory. Today, we proudly continue this tradition by welcoming new partners to our lands, and offering them an unprecedented opportunity to take an active role in the industrial, residential and commercial revitalization of our lands.



OUR COMMUNITY

Stretching inland from the Georgia Strait beyond dramatic tidal flats, the TFN community is advantageously located in a picturesque setting. Only 30 kilometres from both downtown Vancouver and the U.S. border, Tsawwassen is also adjacent to Deltaport, an international gateway for Pacific shipping. Providing easy access to the nearby BC Ferries terminal via Highway 17 and to the new South Fraser Perimeter Road now under construction, Tsawwassen is well recognized as a prime transportation hub connecting traffic to Vancouver Island, other regions of the Lower Mainland and the U.S.

Our lands consist largely of premium undeveloped coastal open space, surrounded by the natural beauty of the area. As the inventory of developable land in the Lower Mainland of British Columbia continues to shrink, TFN is poised to realize benefits from the development of our land holdings.

At the same time, TFN is working towards making Tsawwassen a model sustainable First Nations community. For us, it is essential that our lands be developed in an environmentally and culturally sustainable manner, while also providing economic benefits to our partners and our community.



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Conceptual Land Use Plan

TFN Economic Development Corporation



DELTAPORT WAY



LEGEND



PROPOSED INDUSTRIAL



PROPOSED RETAIL



AGRICULTURE AND MANAGED FOREST



PROPOSED BUSINESS PARK



PROPOSED RESIDENTIAL



EXISTING RESIDENTIAL

INDUSTRIAL LANDS

We are fortunate that the industrial real estate market in Metro Vancouver is one of the most stable and attractive in North America, with demand continually outpacing supply.

A detailed Master Plan is in place for the development of a major logistics-based industrial park on 135 hectares (335 acres) adjacent to Deltaport, Canada's largest container-port complex and bulk-commodities terminal. With unparalleled access to major railroad and highway networks,

TFN's industrial lands can support state-of-the-art intermodal, goods-handling, light manufacturing, warehousing and distribution services.

We have partnered with the Governments of Canada and British Columbia to initiate the development of our industrial lands, the first step towards our goal of expanding this business park into the dominant goods-handling facility on the West Coast.



RESIDENTIAL LANDS

Our highly desirable lands offer residents a rare closeness with the natural beauty found only along the coast of British Columbia. Reinforcing a distinct sense of place, the architectural character of future homes will draw from local culture and natural themes. Contained within 130 hectares (325 acres), thoughtfully designed neighbourhoods will provide for a mixture of housing types and a wide variety of housing choices for builders and future residents.

As part of a complete community experience, TFN residential lands will be developed to offer convenient walking and bike access to open spaces, shopping and services. Beaches, boardwalks, bike paths, greenbelts and forest trails will connect residents to all parts of their neighbourhood, and provide a unique setting for a sought-after lifestyle.

It is our community vision that Tsawwassen will become an ideal location in which to raise a family, as well as a working model of an environmentally sustainable, self-sufficient and culturally proud First Nations community.

COMMERCIAL DEVELOPMENT

Continuing our rich history of trading activity, TFN has 40 hectares (100 acres) that can be developed as a vibrant commercial area. Locally supported restaurants and shops will offer residents a thriving local marketplace, while larger retail and office facilities are situated to effectively serve local and regional demands.

Reinforced by a strategic geographic location, and supported with community connections and convenient transportation links to a substantial

surrounding population base, newer and established businesses alike will find a stable economic environment within which to engage staff, grow and prosper.

We are also actively seeking partners to develop the skills, training and employment side of these developments, to ensure our members will benefit from the creation of new jobs and business opportunities and become active contributors to the local economy.



PARTNERSHIPS & OPPORTUNITIES

With diverse land assets, a strategic location and a local labour force, TFN offers a variety of mutually beneficial partnership opportunities for both the public and private sector.

We have established the TFN Economic Development Corporation (TEDC) to develop our land assets in an economically, socially and environmentally sustainable manner and to facilitate business relationships with a variety of partners.

We look forward to forging strong and lasting partnerships. Working together, we will realize the full economic potential of our lands and build a vibrant and prosperous business and residential community that will flourish for generations to come.



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TFN is looking for partners to develop our Lands.

For information please contact:

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