



John Hendry Park Master Plan

Public Meeting #3

May 10, 2006



Agenda

- **Introductions**
- **Presentation**
- **Q & A**
- **Discussion**
- **Next Steps**
- **Wrap-up**

Introductions

- **Park Board staff:**
 - **Piet Rutgers**
 - **Michel Desrochers**
 - **Rudy Roelofsen**
 - **Debra Barnes**
 - **Janice Lowe**
 - **Harry Rumley**



Introductions

- **Consultants:**
 - **Marta Farevaag**



Introductions

- **Grandview Community Association:**
 - **Chris Payne, President**
 - **Beth Beeching, 1st VP**
 - **Kate Perkins, 2nd VP**





About John Hendry....

- **Beautiful park**
- **27 hectares (8th largest park)**
- **750,000 visitors per year**
- **Trout Lake (beach, nature, dogs, pathway)**
- **Community centre & ice rink**
- **Outdoor recreation**
- **Picnics & special events**

What's a Master Plan?

- **Guide changes in the park**
- **Good for about 10-15 years**
- **Document approved by the Park Board**



Why a Master Plan?

- **Last plan done more than 25 years ago**
- **Ice rink and community centre will be rebuilt in next 10 years**



2 Phases of Work

- **Phase 1: location of community centre & ice rink**
- **Phase 2: all other park issues**



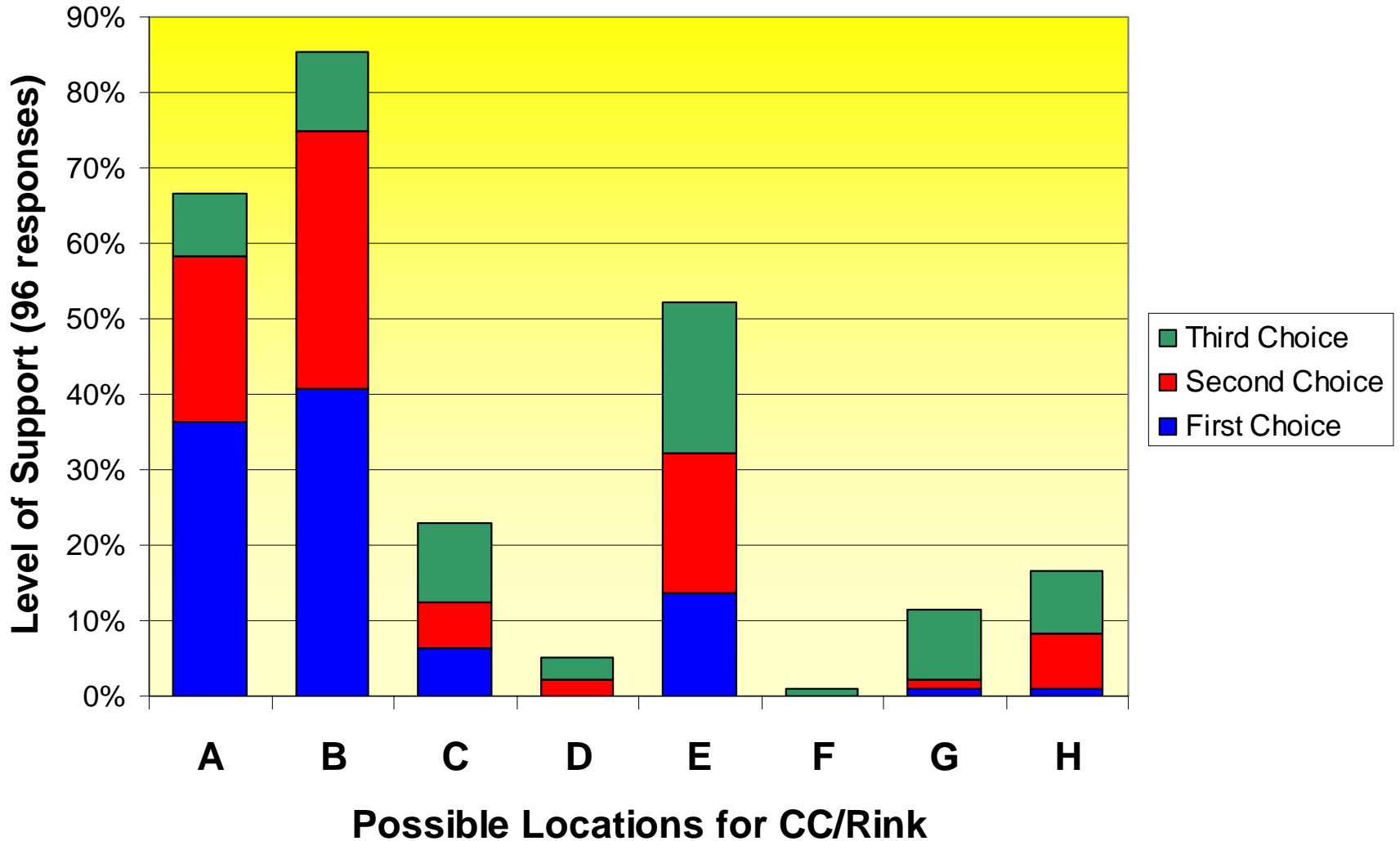
Phase 1

- started with 8 possible locations
- 1st public workshop on Feb. 18th
- over 100 people
- asked for “top 3” preferences



John Hendry Park Master Plan

Results from Public Workshop #1 on Feb. 18, 2006



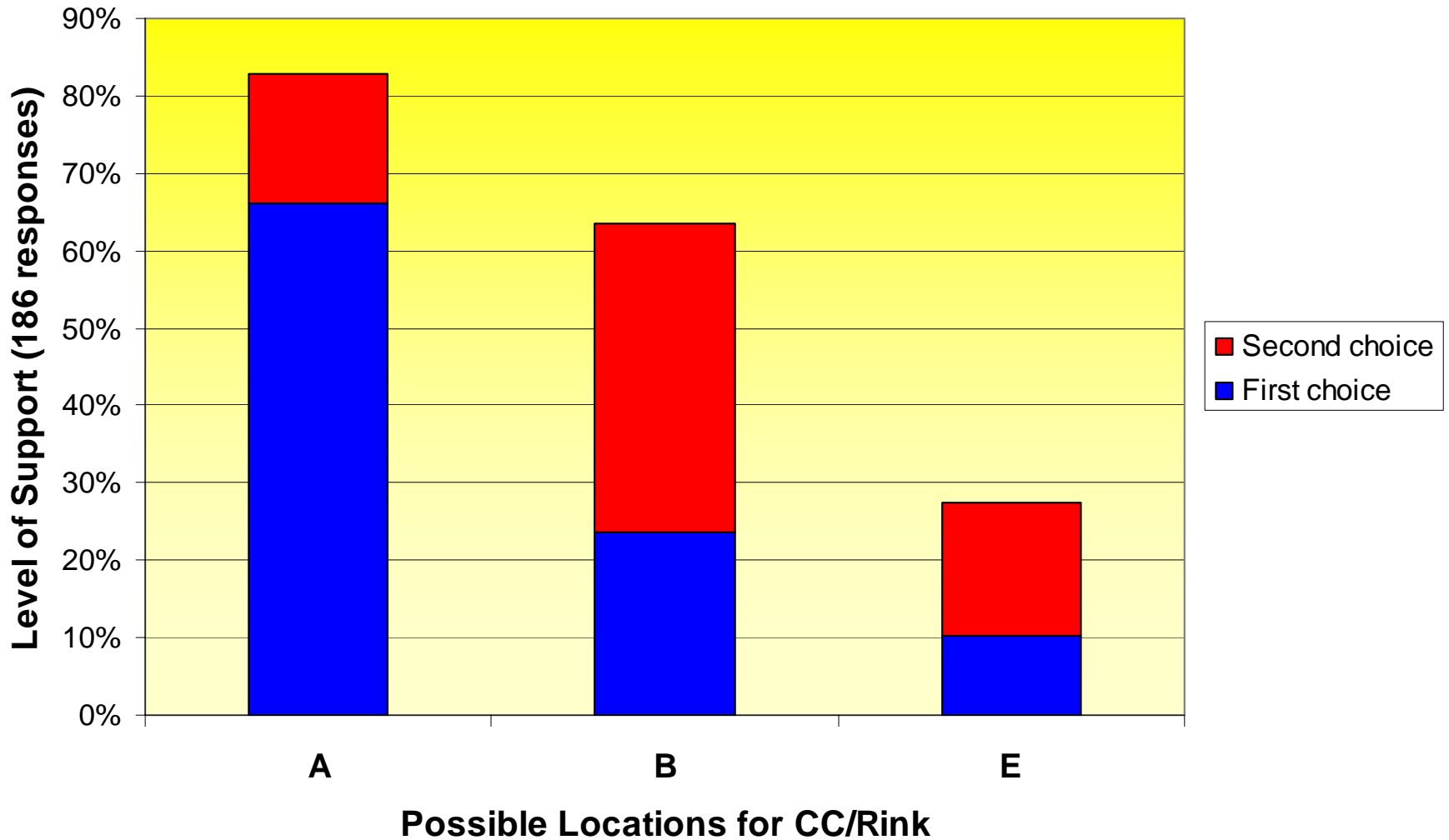
Phase 1

- down to 3 locations: A, B & E
- 2nd public workshop on March 4th
- about 200 people
- asked for first & second preferences



John Hendry Park Master Plan

Results from Public Workshop #2 on Mar. 4, 2006



Phase 1

Down to 2 locations:

- A
- B



What's New?

- **Soil information**
- **Cost information**
- **Service continuity information**



Soil (Geotechnical) Information

- Soil conditions in A & B comparable
- Put buildings in A & B as close to Victoria Drive as possible
- Buildings can be depressed more in A than in B



Cost Information

- **Review of all known costs associated with Location A & Location B:**
 - **soils, utilities, demolition, etc.**

- **Location A is about 5% cheaper than Location B**

Service Continuity Information

Ice Rink in Location A:

- High probability that service continuity cannot be provided.**

Community Centre in Location A:

- Possible that service continuity cannot be provided.**

Moving forward

Park Board staff will recommend that:

- Locational and design factors be established;**
- Both Locations A & B remain open for siting the CC/rink complex;**
- Further opportunity for public review before a Park Board decision is made.**

Today's Objective

Assist us with identifying high priority factors for locating the new Trout Lake Community Centre and Ice Rink within John Hendry Park.

What happens after today?

- **Planning C'ttee meeting on May 16th**
- **Park Board meeting on May 29th**
- **Architects hired in June**
- **Architects prepare detailed siting & building plans**
- **Public review in late summer**
- **Park Board decision in early fall**

What happens after today?

- **Park Board decision in early fall 2006**
- **Master Plan – Phase 2 in fall 2006**
- **Refining building design and obtaining City permits (until end of 2007)**
- **Ice rink construction (2008-2009)**
- **Winter Olympics in Feb. 2010**
- **Ice rink retrofit in 2010**

Factors to consider

- **Design considerations**
- **Service Continuity considerations**
- **Cost considerations**
- **Risk considerations**

Design considerations

1. The Community Centre & Ice Rink should be located adjacent to each other



Design considerations

2. The Community Centre & Ice Rink should complement the natural park setting



Design considerations

3. The Community Centre & Ice Rink should not "intrude" into the park



Design considerations

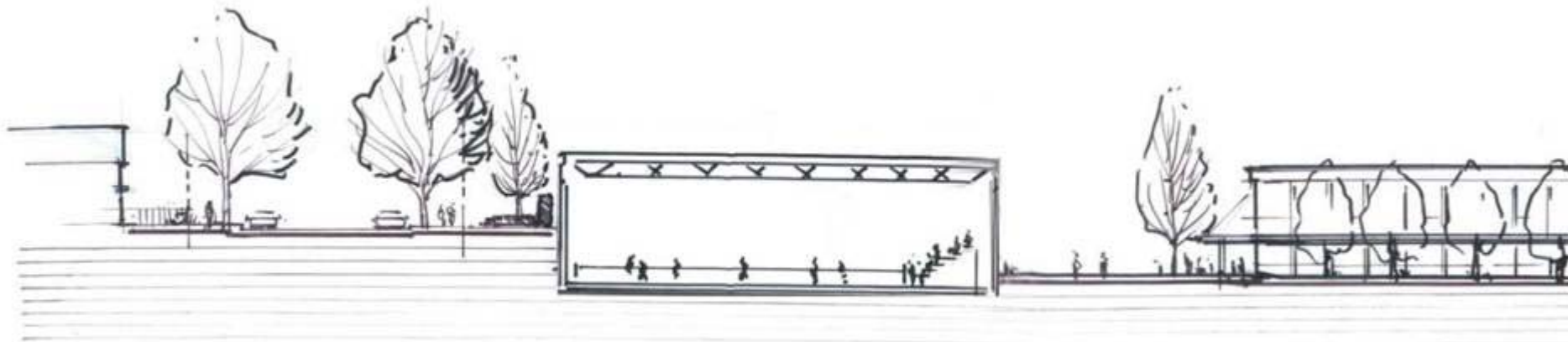
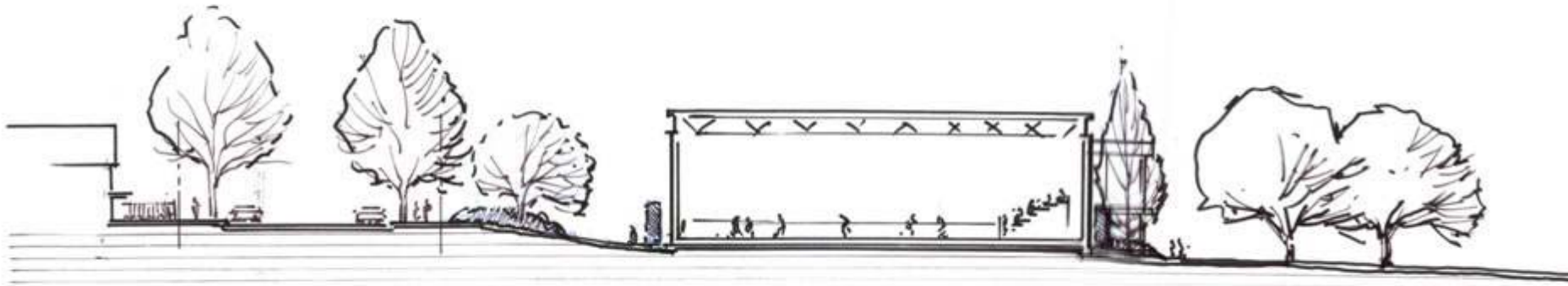
4. The Community Centre & Ice Rink should minimize view blockage from streets & homes



Design considerations

5. The Community Centre & Ice Rink should be "neighbourly" in relation to nearby residential buildings (size, scale, bulk)

Design considerations



Design considerations

6. The Community Centre & Ice Rink should be located in a way that allows for good pedestrian connections from the neighbourhood into the park



Design considerations

7. The Community Centre & Ice Rink should have convenient access to off-street parking



Design considerations

8. The Community Centre should be visible from Victoria Drive and from the park



Design considerations

9. The Ice Rink should be visible from Victoria Drive and from the park



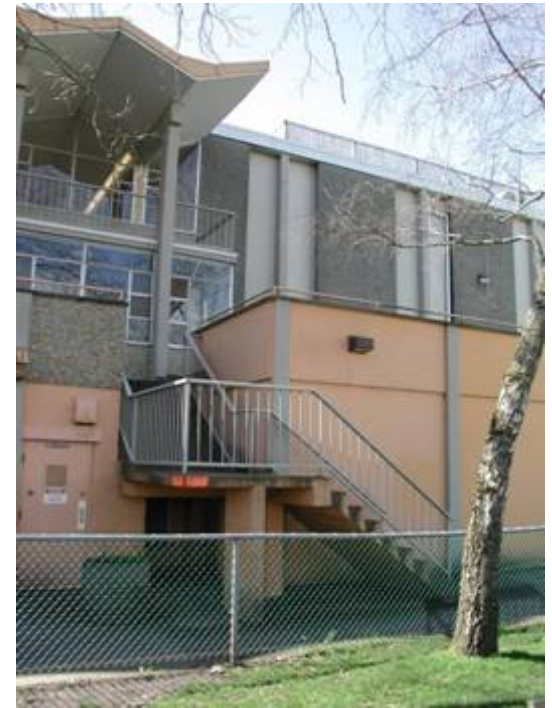
Design considerations

10. The Community Centre should be inviting to park users



Design considerations

11. The Community Centre should have good pedestrian access from Victoria Drive & from facing the park



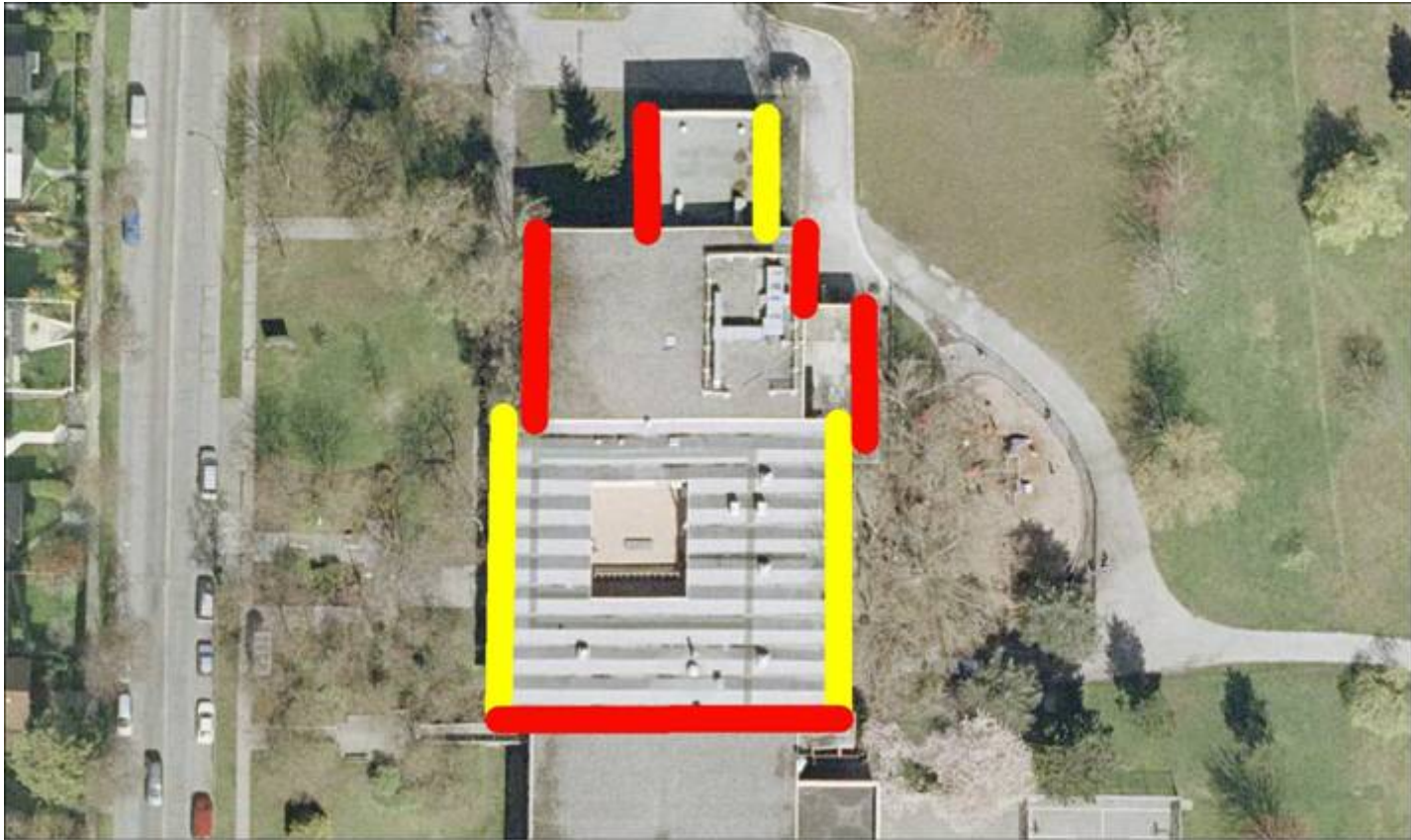
Design considerations

12. The Community Centre should take advantage of views (mountain or lake)



Design considerations

13. The Community Centre should have good access to sunlight



Design considerations

14. The park space along Victoria Drive should be beautiful and functional



Design considerations

15. Safety/security for patrons & park users should be maximized



Service Continuity considerations

16. The existing community centre should remain open during the construction phase



Service Continuity considerations

17. The existing ice rink should remain open during the construction phase



Cost considerations

18. The cost to construct the community centre and ice rink



Risk considerations

19. Risk that the project may be delayed and/or experience cost increases



Summary

- **Many criteria to consider as we move forward**
- **Both Location A and Location B remain open for siting**

Next Steps

- **Planning Committee: May 16th**
- **Park Board Meeting: May 29th**

Your Turn

- **Questions & Answers**
- **Discussion**
- **Feedback form**



