

GRANDVIEW-WOODLAND COMMUNITY PLAN

Neighbourhood Planning through Dialogue
Workshop Series

Parks and Public Space

CONTENTS

Introduction	1
Greenspaces	12
Plazas & Squares	18
Community Facilities	22
Streetscapes, Pathways, Corridors	26
Public Realm Features	32

Grandview-Woodland Community Plan
Neighbourhood Planning through Dialogue:
Parks and Public Space Background Package

January, 2013

Cover Image: Elena Doyle Photography, 2012

INTRODUCTION

Grandview-Woodland is home to some of the most exciting and dynamic public spaces in Vancouver: from well-loved parks like Grandview, Pandora and Victoria, to an array of school yards and smaller, but equally important places to gather and recreate. There's the irreplaceable nature of Commercial Drive - recently voted one of the top public spaces in Canada - as well as East Hastings, its sister high-street in the neighbourhood. There's also an array of important community facilities, lively sidewalks, public art, grand views, natural heritage features and many other aspects of the public realm.

In April 2012, the City of Vancouver launched a Community Plan process for Grandview-Woodland. When completed, the plan will set out a series of long-range directions (policies and priorities) for the neighbourhood. The new community plan will update an older plan that dates to 1979-82.

The new Grandview-Woodland Community Plan will cover a range of topics - and parks and public space will be a key part of this. As part of the planning process, we're looking for your help in crafting directions and shaping the future of the neighbourhood.

This backgrounder is divided five major sections - each reflecting a particular area of interest to Grandview-Woodland. These are:

- Greenspaces (including parks, school yards, and orphaned spaces)
- Plazas & Squares
- Community facilities (community centres, libraries, neighbourhood houses, etc.)
- Streetscapes, Pathways, Corridors (streetscapes, sidewalks, greenways, laneways)
- Public realm features (including street furniture, street trees, public art, etc.)

In each of these sections, we will set out a number of items:

- What we've heard - ideas and input on this subject that we've gathered from the community to date
- Geography - Areas of consideration for present and future planning
- What we know - key stats and details pertaining to the neighbourhood
- Key City bylaws, policies and programs currently in place that shape and impact cultural spaces and programs in Vancouver
- Things to think about

INTRODUCTION

Community Planning and the City's role in parks and public space: the back-story

Before diving into specific aspects of parks and public space, you may want to know a little about the community planning process, as well as some more general information about how the City engages with parks and public space issues and activities.

The Grandview-Woodland Community Plan process was launched in the spring of last year - and will unfold in four phases. Phase One (completed in August 2012) involved outreach and engagement, as well as the general identification of assets, issues and opportunities in the neighbourhood (that is, what people love about the community, and areas that they'd like to see changed). Phase Two, which we are in now, is focussed on the development of draft policy directions. This phase will last through to the summer of 2013.

Planning work will focus on six key planning themes, of which Parks & Public Space is one. The others are:

- Housing
- Transportation
- Social Issues, Urban Health & Safety
- Arts & Culture
- Heritage & Character

Other areas of focus - such as local economy, sustainability and green design - are also being incorporated into the process.

The community planning process will develop policy directions for the whole neighbourhood ("neighbourhood wide policy"), as well as key geographic areas of focus ("sub-area policy"). Some of the sub-areas that will be looked at are:

- Cedar Cove (north of Hastings)
- Hastings Street
- Commercial Drive
- Broadway/Commercial

Other geographic areas of focus may include:

- Nanaimo Street
- The area east of the Drive (where there are a high proportion of older residential buildings)
- The area west of the Drive (including apartment and industrial uses)

INTRODUCTION

When discussing parks & public space in Grandview-Woodland, it's important to keep in mind that this theme is interconnected with many of the other planning themes. For example, parks are often an important site of public art, public space is a key place for supporting social objectives, and the shape of a neighbourhood's public realm is a component in the overall character of the area. It's equally important to remember that the issues and opportunities related to public space can mean different things in different parts of the neighbourhood (for example, parts of the neighbourhood are well-served by park space, while others aren't; some parts of the neighbourhood have easier access to vibrant high streets than others).

What is Public Space?

Public space (or "spaces" - the term is used both in the singular and plural) can include parks, plazas, streets, sidewalks and public facilities (such as community centres and libraries) that are open to the public. The degree of "publicness" may vary, depending on certain features (e.g. how accessible the space is, who owns the space, its design, the time of day, regulations or designated uses associated with the space)

The term public realm is used in a fashion similar to public space but is often further broadened to reference other features and details found in public space - such as street furniture, street trees, pavers, planters and design elements.

In light of these definitions, the title of our planning theme - "Parks and public space" might seem longer than necessary - because parks *are* a type of public space. We chose to do this at the expense of a little redundancy - because we thought it might be a bit clearer to anyone less familiar with the term "public space" (while at the same time allowing us to avoid a title that was comprised of a long list of different types of space).

INTRODUCTION

The City Tool Kit

The City's jurisdiction over public space is defined through the *Vancouver Charter* - the provincial legislation that outlines the extent of the City's authority. In particular, the *Charter* gives the City the power to regulate streets (including the use of streets, their creation and closure, the regulation of traffic and parking, street performances and parades), parks (including the acquisition of park land, the creation of a Park Board), trees, nuisances (such as noise), graffiti, and a host of other things that relate to the public realm. The *Charter* also provides the City with the authority to establish property taxes and create zoning & development bylaws - both of which play an important part in how public space is created and maintained.

Land-Use	<p>In general, the City is granted the ability to create and administer land-use designations, zoning & related considerations, design guidelines, development and rezoning processes. Land-use and design considerations are used to support a variety of public space objectives.</p> <p>The Zoning & Development bylaw also shapes the placement, shape and size of buildings, as well as the amount of space they take up on a given piece of property (by setting out the allowable front, side and back yard set-backs) - all considerations that play a part in shaping the streetscape and other aspects of the public realm.</p>
Taxation & borrowing	<p>The power to collect property tax is used to finance an array of City services. Borrowing powers (& debentures) can also be used to finance capital projects - including parkland acquisition, community centre and library development. However, most property tax revenues are needed for operating costs, not capital costs. Furthermore, most capital expenditures are for maintenance, replacement, and safety. Only a small portion of capital expenditures (10-25%) are for new amenities or facilities.</p>

INTRODUCTION

Bylaws	<p>A bylaw is a legally enforceable regulation (or “ordinance”) created by the municipality. A variety of bylaws pertain to parks and public space, including:</p> <ul style="list-style-type: none">• Parks Control Bylaw - controls, regulates, protects, and governs public parks and places within the Vancouver Board of Parks and Recreation jurisdiction;• Street & Traffic Bylaw - regulates traffic and the use of streets• Heritage Bylaw - pertains to the protection of heritage properties, sites, landscapes, and more. The bylaw protects a number of designated heritage buildings, structures or lands;• Noise Control Bylaw - regulates noise or sound within the city;• Street Tree Bylaw - regulates the Vancouver Park Board’s care, condition, and management of trees on boulevards and medians of City-owned streets.
Policy Development	<p>A policy sets out a statement of position, or a preferred approach, to a particular subject. City staff, following direction from City Council, develops policy on a wide range of items - be they social, economic, or environmental - over which the municipality has a role or responsibility. These policies, in turn, guide decision-making, shape the allocation of resources, and provide a lens through which to evaluate current and emerging issues.</p> <p>Key policy documents that relate to parks and public space include: the Greenest City Action Plan, Transportation 2040 (Transportation Plan), and the Healthy City Strategy (currently in development).</p>

INTRODUCTION

Design Guidelines

The City produces design guidelines to further shape neighbourhood growth, development and sustainability. Depending on the subject, guidelines provide recommended approaches to various aspects of design (e.g. Accessible Design Guidelines, Mural Guidelines, View Protection Guidelines, Plaza Design Guidelines) and/or can act as a source of additional guidance on matters of architecture or neighbourhood character.

Some guidelines pertain to a particular type of building (e.g. Community Care Facilities Guidelines), while other pertain to zoning district, or portion thereof. For example, in Grandview-Woodland, there are Design Guidelines for the Britannia/Woodland and Broadway Station RM (Multiple Dwelling) zoned areas west of Commercial Drive, the RT (Two family) area to the east of Commercial Drive, and various parts of the RS (single-family zones) west of Nanaimo.

Programs

A number of City programs are designed to support the creation of vibrant parks and public spaces. These include:

- **Viva Vancouver** - focuses on creatively transforming streets into vibrant public spaces - places for walking, lounging, and lunching. Viva projects have included: Liveable Laneways (laneway revitalization in Mt. Pleasant), street murals (West End), and Lunch Meet (outdoor long-table series Gastown).
- **Park Board** - Various programs designed to encourage fitness and recreation within parks and Park Board facilities, as well as the broader community.
- **Greenways** - Greenways are green paths for pedestrians and cyclists. They can be waterfront promenades, urban walks, environmental demonstration trails, heritage walks, and nature trails. There are two types of greenway initiatives. The City Greenways initiative is made up of 17 proposed Greenway routes that will be about 140 km long when complete. **Neighbourhood Greenways** differ in that they are initiated by community groups and are generally smaller.
- **Green Streets** - a program run by the City of Vancouver where residents can volunteer to take care of gardens that have been installed in traffic calming spaces, such as traffic circles and corner bulges. Similarly, **boulevard gardening** allows for residents to garden on the boulevard within set guidelines.

INTRODUCTION

Development & Rezoning

The development and rezoning processes can support public realm or park improvements through a number of ways. For example, good design and architectural merit can strengthen the character of a neighbourhood. Similarly, appropriate amounts of density can support local shops and services and help to ensure that neighbourhood parks, streets and gathering areas are lively and active.

Development also helps to finance the creation of various types of public amenity through a number of mechanisms - including:

- **Development Cost Levies (DCLs)** - are collected from development help pay for facilities made necessary by growth. Facilities eligible for DCL funding include: parks, child care facilities, replacement housing (social/non-profit housing), and engineering infrastructure (e.g. transportation, sewer, water, drainage).
- **Community Amenity Contributions (CACs)** - are in-kind or cash contributions provided by developers when City Council grants additional development rights through rezonings. CACs can help address the increased demands that may be placed on City or surrounding community. In-kind CACs are support the creation of park space and child care facilities. Cash contributions are also used for parks and childcare and may also be put toward other amenities, such including libraries, community centres, transportation improvements, cultural facilities and neighbourhood houses.

In addition to these tools, the City reviews development and rezoning applications for a range of architectural, public realm and urban design considerations.

Heritage Designation

A legal means of enabling heritage protection for buildings, features and landscapes. Designation allows the City to regulate, by bylaw, the demolition, relocation and alteration of heritage property. Through this means, a designated landscape can also be protected from unsympathetic construction or excavation.

Licenses & Permits	<p>Through its licensing and permitting processes, the City further regulates the use of public spaces. For example, the use of sidewalks for patio seating and tables, flower or retail displays, busking, or charity canvassing, requires a license. Other activities - such as religious outreach - require a permit. Permits are also required for special events (block parties, festivals, large celebrations, events taking place in parks, etc.)</p>
Funding, Grants & Awards	<p>Several funding programs are administered by the City of Vancouver, a number of which relate to parks and public space. These include:</p> <ul style="list-style-type: none"> • Greenest City Fund - supports community ideas through three different granting programs (neighbourhood small grants, youth programs, community grants). • Park Board Matching Fund - supports neighbourhood-based groups that want to make creative improvements to local public lands. Eligible projects must actively involve the community and build neighbourhood connections. • Street-tree cleaning grants - administered by the Engineering Department and provide funding for non-profits to help clean selected commercial areas. Since 2009 the Kettle has been funded to help keep Commercial Drive tidy. • Community & Neighbourhood Arts Development Program - cultural grants for festivals, celebrations, parades and other neighbourhood activities. • Block Parties - the Engineering Department & local Community Centres support local block parties by eliminating costs associated with insurance, barricades, and permits.

INTRODUCTION

Civic Advisory Boards	<p>A number of Civic Advisory Boards - Council-appointed arms-length agencies, boards and committees - have mandates that relate to parks and public space. These include:</p> <ul style="list-style-type: none">• Active Transportation Policy Council - advises City Council on strategic priorities related to walking, cycling, and all non-motorized modes of transportation in Vancouver.• Food Policy Council and Local Food Assets Taskforce both work on issues of food security - including community gardens, farmers markets, food programs and food vending. <p>Various other committees have mandates to work on issues connected with public space, including: the Women's Advisory Committee, LGBTQ Committee, Multicultural Committee, Persons With Disabilities Committee, Urban Aboriginal Peoples Advisory and Seniors' Advisory Committee, Public Art Committee, Vancouver City Planning Commission, the Civic Asset Naming Committee and the Urban Design Panel.</p>
Connecting & Convening	<p>The City can play a role in bringing stakeholders together, supporting the work of community organizations, or fostering partnerships (leveraging the interests of other agencies, organizations and levels of governments to advance or address a particular issue or topic).</p>
Advocacy	<p>On key issues - particularly those with a larger regional, provincial or national "reach" - the City can play a role in advocating with senior levels of government (and other stakeholders) for a given a position.</p>

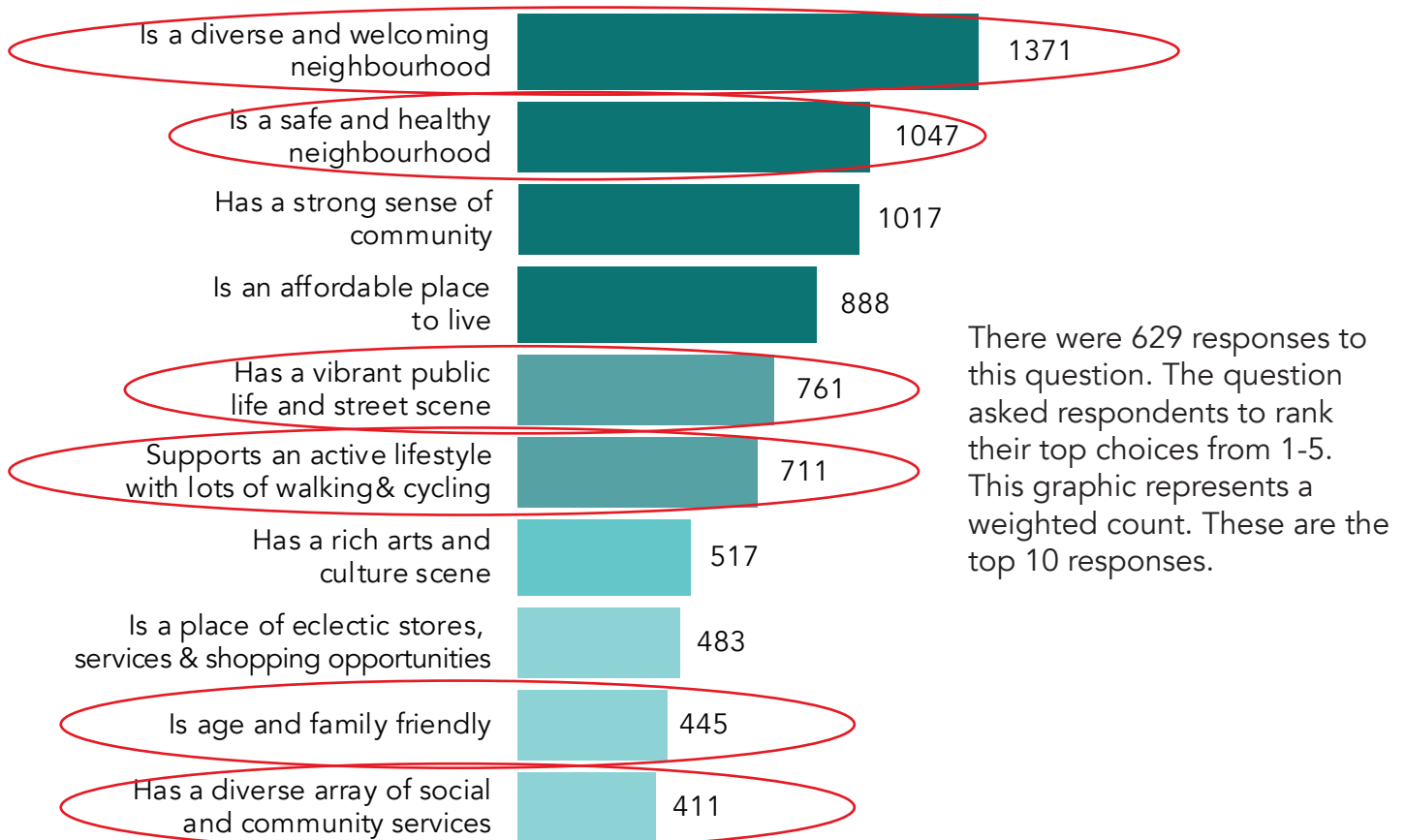
INTRODUCTION

Planning the neighbourhood: valuing parks and public space.

During Phase One, we developed the Grandview-Woodland Assets, Issues & Opportunities Questionnaire. Over 750 people responded to the survey – and while the process was not the same thing as a representative polling of the neighbourhood, the information gained is highly useful.

What is your ideal picture of the Grandview-Woodland neighbourhood? What sort of neighbourhood should we be striving for?

Grandview-Woodland:



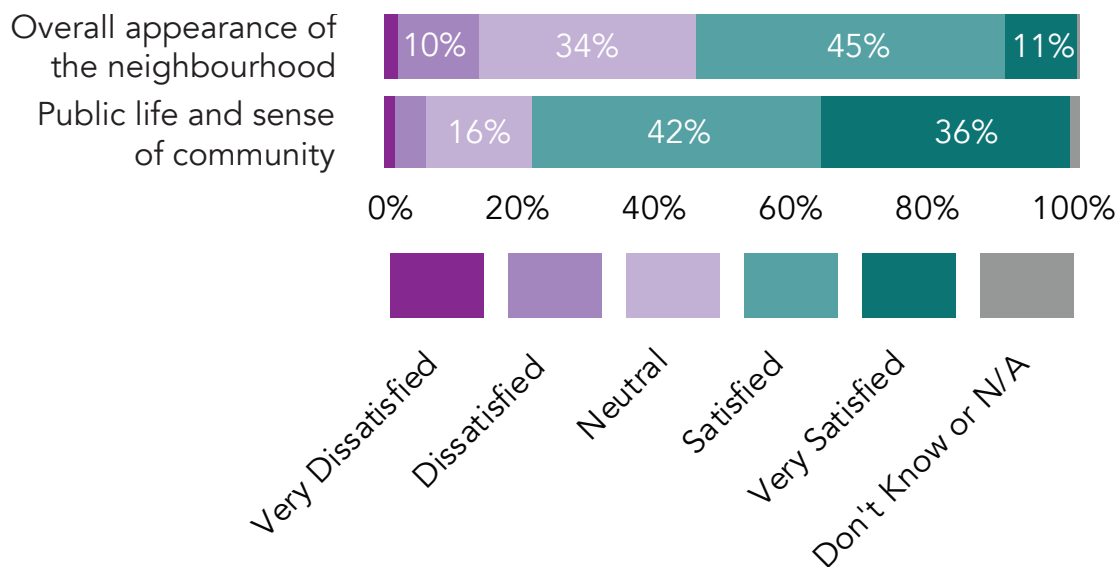
Parks and public space features prominently in the values that people associate with Grandview-Woodland. The findings from the Questionnaire are also supported by Phase One asset mapping and focus group exercises.

INTRODUCTION

The Questionnaire also contained some general queries about the current state-of-affairs in Grandview-Woodland – including people’s level of satisfaction with public life and the appearance of the neighbourhood.

How satisfied or dissatisfied are you with the following aspects of the Grandview-Woodland neighbourhood?

688 people responded to this question.



We also asked people to identify specific issues or opportunities that they saw in the neighbourhood. In terms of public space, there were a number of areas of focus – and these form the basis of the present backgrounder:

- The importance of **greenspace** to the community
- The value placed on **community facilities**
- The role of key **streets and pathways** (both for their positive contributions to neighbourhood character and as areas of potential improvement)
- The possibility of other types of public space, such as **plazas and squares**
- The importance attached to a variety of **public realm features**



GREENSPACES

*Images [detail] by:
Peggy Watkins*

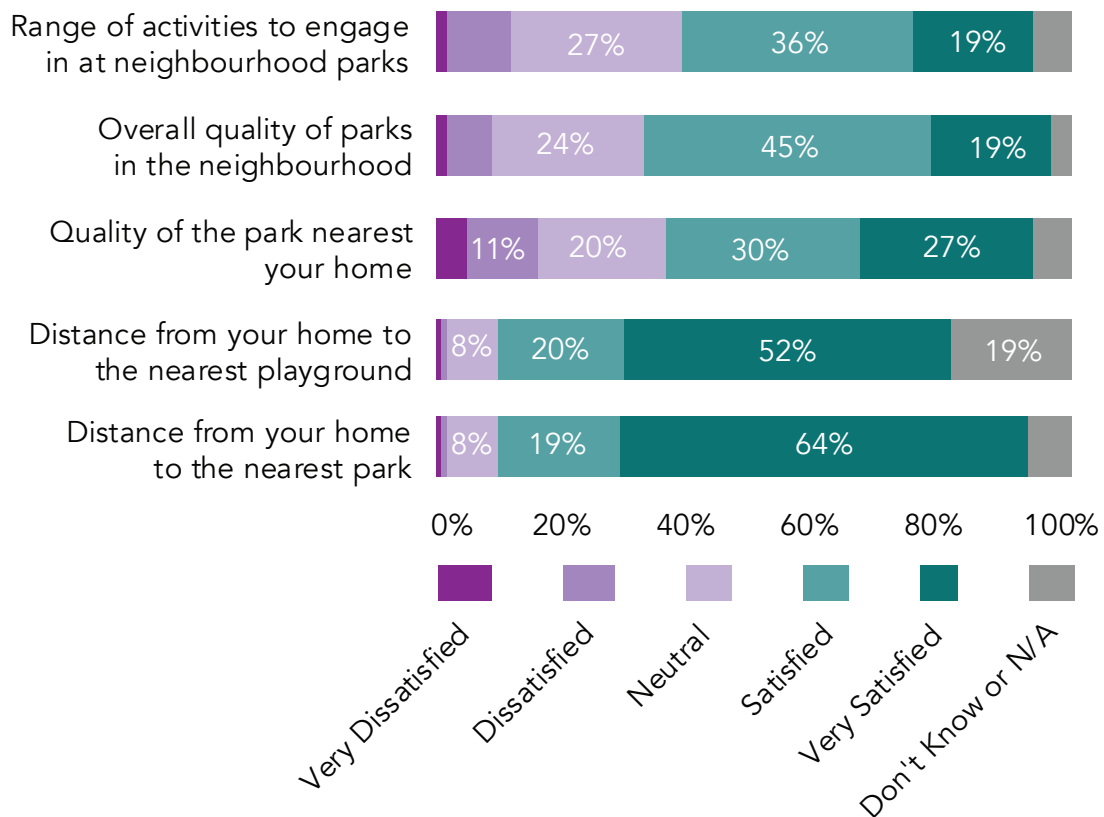
GREENSPACES

Public parks and schoolyards, other orphaned (under-utilized) greenspaces

What We Heard from the Community

Overall how satisfied are you with the following aspects of park space and public space in Grandview-Woodland

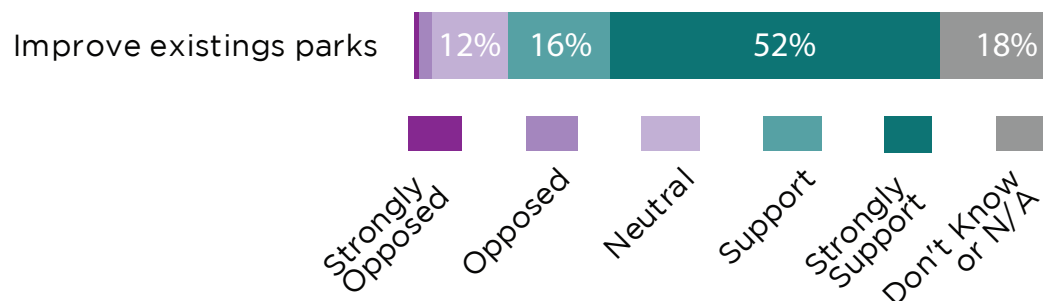
There were a total of 578 respondents to this question.



GREENSPACES

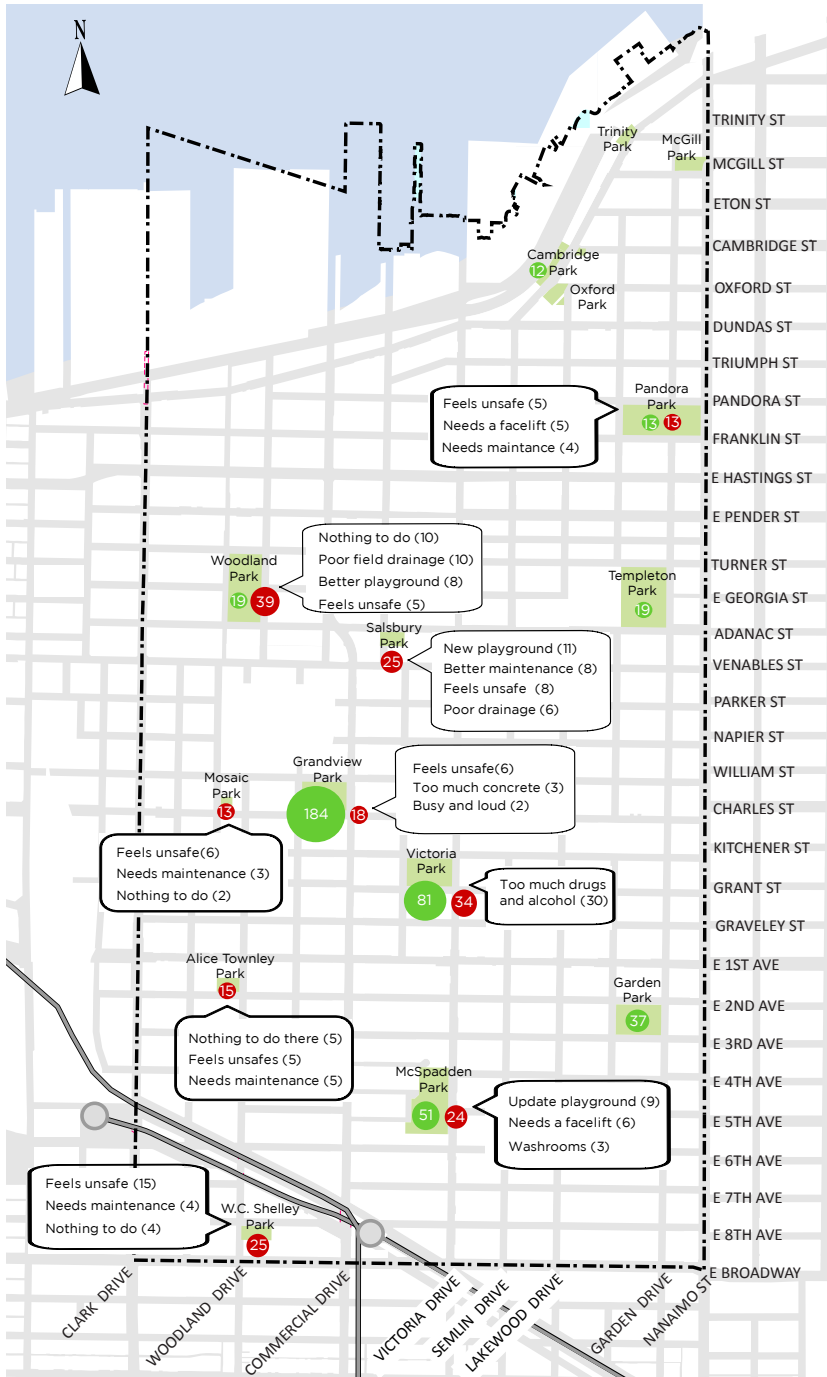
- Grandview-Woodland residents love their parks and greenspaces and recognize the important role they play for recreation, gathering, celebration and food production
- While the need for more park-space was identified as an issue, participants in the planning process placed stronger emphasis on the need for improvements to existing parks
- Grandview Park was identified as the “heart of the community” (as was Commercial Drive and Britannia). Participants were enthusiastic about the mix of people it draws, and the activities it supports
- Residents voiced support for the many schoolyard (VSB) greenspaces found throughout Grandview-Woodland
- In addition to recreational and cultural opportunities, greenspaces also play an important environmental function.
- A number of parks were identified as having safety concerns: Victoria, Grandview, Woodland, McSpadden, Salsbury, Pandora, Oxford - largely due to issues around (the lack of) night-time lighting and substance misuse
- Concern about the loss of Salsbury Gardens (a former greenspace, privately-owned but previously accessed by the community, that was developed into new housing)
- A number of parks were identified as candidates for improvement - in particular Woodland, McSpadden, WC Shelley (8th & Woodland) and Salsbury (Salsbury & Adanac)
- Among the park and greenspace improvements that participants identified:
 - » Outdoor exercise equipment
 - » Designated dog off-leash area (currently none exist in Grandview-Woodland)
 - » More playgrounds
 - » More public art and cultural activities
 - » Additional community gardens & edible landscaping
 - » Attention to environmental & habitat considerations
 - » Night-time activities

Please select the response that best reflects your support for the following ideas:



There were 581 responses to this question.

GREENSPACES



What's your favourite and least favourite park?

This question received 487 responses. Key park concerns are summarized on the map and suggest a number of opportunities for improvement.

GREENSPACES

Geography - Areas of Consideration for Present and Future Planning

- Parks & greenspaces located throughout the neighbourhood

What We Know

- There are 16 parks in Grandview-Woodland, and the average park size is 0.75ha (City average is 2.88ha)
- At present there is no waterfront access in the neighbourhood - with Port areas fenced owing to security considerations
- There are six school yards in Grandview-Woodland - which are accessible to the community at various times of the day/evening
- 87% of Grandview-Woodland's land-base is within a five minute (400m) walk to nature (parks, school yards) (compared to the city-wide average of 92%). Key areas where access to nature is greater than five-minutes is in the north-east, primarily industrial area
- Grandview-Woodland is considered "under-served" in terms of available park space per capita (compared to the city as a whole)
- Grandview-Woodland has a number of identified "orphaned spaces" (under-utilized spaces) that could be candidates for place-making improvements - these include the traffic diverter at Adanac & Commercial and the boulevard along Grandview Highway (west of Commercial)

Key City Bylaws, Policies and Programs

- **Greenest City Action Plan:** Has a goal of ensuring that all Vancouver residents live within a 5-minute (400m) walk to nature. Further goals and objectives connect to the urban forest, the creation of local food assets (such as community gardens and orchards)
- **Park Board Strategic Plan** - Shapes Park Board activities and approach to parks and park facilities. Comprised of a number of goals and objectives, including "greener spaces" and "local food systems"
- **VSBC Sustainable School Design** - incorporate many sustainability features into new and renovated schools. Features may include modifications to school yards and landscape features
- **Street Tree Bylaw:** Regulates the Vancouver Park Board's care, condition, and management of trees on boulevards and medians of City-owned streets
- **Protection of Trees Bylaw:** Affects all private property owners in Vancouver wanting to remove a tree. Requires a permit to remove any tree that has a diameter (width) of 20 cm (8") or greater
- **Greenways** - Grandview-Woodland contains segments of three City-wide designated greenways - one complete (the **Central Valley Greenway**, which runs parallel with the Grandview Highway) and two proposed (**Midtown Way Greenway**, located near Woodland

GREENSPACES

Drive, and **Portside Greenway**, which is anticipated to run along Powell Street). Grandview-Woodland is also home to **Napier Greenway** (at Britannia Community Centre), a small neighbourhood greenway that functions as a popular gathering area

- **Vancouver Food Strategy** - An official plan that will help Vancouver focus on specific goals and actions to improve our food system (including components related to community gardens and community orchards)

Things to Think About

- Given that park upgrades can be costly, what considerations do you think are important in the prioritization of improvements in Grandview-Woodland? (e.g. ensuring everyone has good access to nature? Ensuring equitable amounts of parkspace in different parts of the neighbourhood? Ensuring all parks are of similar quality?)
- Are there specific park improvements that you think are a priority for the neighbourhood? (e.g. missing features? missing programming? design considerations?)
- One way to create new open space is through street-to-park conversions (turning a portion of a street into a plaza or greenspace). What do you think of this idea? Are there places where you think it would work? Where it wouldn't work?
- How best can environmental/ecological considerations (such as habitat) be included in planning for the neighbourhood? Are there special ways that parks and greenspaces can support these goals?



PLAZAS & SQUARES

*Image [detail] by:
Elena Doyle Photography, 2012*

PLAZAS & SQUARES

Small plazas or public squares and other hard-surfaced gathering areas

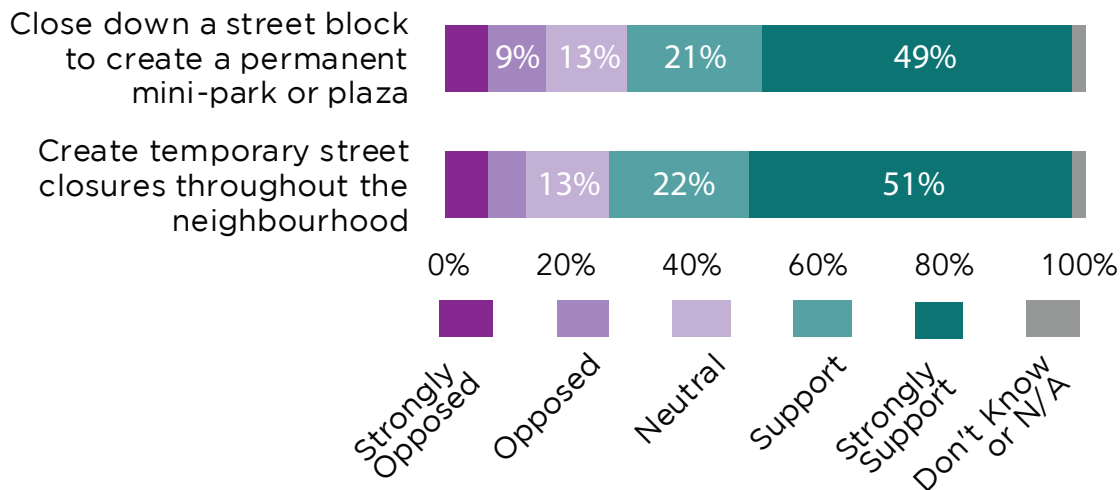
What We Heard

- General support for public gathering areas throughout the neighbourhood. Specific comments noted for the following:
 - » New and existing plazas need to be supported with programming - such as outdoor performances, buskers, street-carts (food carts or other vending)
 - » Plazas, squares or and mini-parks should try to accommodate the free flow of pedestrians and cyclists (note: other comments identified a need to ensure pedestrian areas are free from cyclists)
- The area around Broadway/Commercial SkyTrain station is an important regional and community junction. This is a prime opportunity for a better plaza - either on the north east or south east side of the intersection - or both. Other improvements to the public realm (street furniture, public bathroom) are also desirable in this area
- Other possible sites for plazas? The industrial area, an existing street rights-of-way, vacant or under-utilized spaces
- There is considerable support for the completed Grandview-Park redesign - though some disagreement over the inclusion of hard-surfaced plaza area and, in particular, the use of concrete
- Napier Greenway (or Napier Square) is an important and well-loved part of the Britannia complex. Some concerns noted about night-time safety, substance misuse, and the need for the need for more waste and recycling receptacles
- Strong support for car-free events in the neighbourhood (albeit with some caveats around parking, transit and business considerations). Interest in the idea of Commercial Drive as a type of plaza

PLAZAS & SQUARES

Please select the response that best reflects your support for the following ideas:

There were 581 responses to this question.



Geography - Areas of Consideration for Present and Future Planning

- Neighbourhood-wide opportunities for new plaza/square space
- Commercial streets - particularly where limited sidewalk width creates a “pinch-point.” Such sites could be considered candidates for parklets (where one or more adjacent parking spaces are repurposed to support pedestrian movement and/or the public realm)
- Broadway/Commercial SkyTrain - a key area where participants felt a more developed plaza would be appropriate. This notion is supported by the Broadway Station Area Plan (1987), the Broadway/Commercial C-3A Guidelines, as well as TransLink’s Commercial/Broadway Transit Village Plan (2006)

What We Know

- Grandview-Woodland has four plazas, varying in size: Napier Greenway (or “Napier Square” - part of the Britannia complex); Grandview Park (Cenotaph area & performance area); Broadway/Commercial SkyTrain; and at the junction of Woodland, E 6th & Grandview Highway. An additional plaza-style public space - the Columbus Monument - can be found just outside of the neighbourhood boundaries (on the west side of Clark Drive & Grandview Highway)
- Other parks (e.g. Garden, Pandora, Victoria, Mosaic) have hard-surfaced areas that function as a type of “plaza in a park”

PLAZAS & SQUARES

- Many schools (e.g. Lord Nelson, Britannia, Templeton, Grandview) have hard-surfaced areas that can function as a type of plaza space
- Though not formally designated as a “street-to-park” initiative, the reallocation of street rights-of-way for parks or plazas has taken place in a number of areas in the community, including: Napier Square (formerly part of the Napier Street right-of-way), the western edge of Salsbury Park (part of the Salsbury right-of-way), the western edge of McGill Park (which utilizes half of the North Garden Street right-of-way), and two portions of McSpadden Park (E5th and McSpadden rights-of-way). In 2011-12, the closure of a small slip street at Adanac and Commercial created an opportunity for additional park/plaza space

Key City Bylaws, Policies and Programs

- Transportation 2040 - outlines policy to: create public plazas and gathering spaces throughout the city (which could include the creation of pedestrian priority streets, the transformation of on-street parking spaces or underutilized street rights-of-way into mini-plazas or sidewalk extensions, and the creation of plazas via traffic calming measures)
- TransLink - Broadway/Commercial Transit Village Plan - Focuses on enhancing the performance of, and interaction between, the transit interchange and the local neighbourhood
- Broadway Station Area Plan - drafted at the time of the Expo Line construction, the Station Plan describes various considerations around land-use and community amenities in the vicinity of the station
- Broadway C-3A and C-2C Guidelines - design guidelines created to shape the form and nature of buildings (and related open space) in commercially-zoned areas in the immediate vicinity of Broadway & Commercial

Things to Think About

- **Does Grandview-Woodland need another public square? And if so, where do you think it should go?**
- **Are there particular activities that you’d like to see take place in new or existing plazas? What, if any, sort of programming do you envision for these spaces?**
- **Do you support the idea of reallocating road-space or parking spaces to create a plaza?**

Britannia

COMMUNITY FACILITIES

*Image [detail]:
Ice Rink at Britannia by dōwn on Flickr*

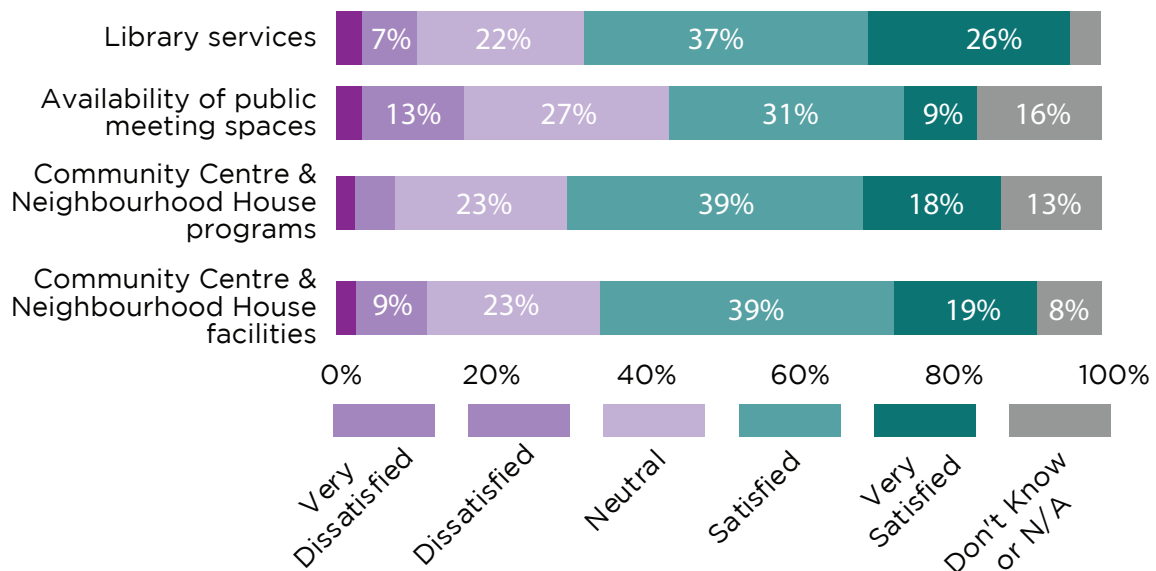
COMMUNITY FACILITIES

Community Centres, libraries, neighbourhood houses - as well as other public or non-profit community spaces

What We Heard

- General desire to see the Britannia Community Centre upgraded and expanded (including the facility, community services and recreation facilities). Support for the Britannia Master-planning initiative. Interest in seeing the community centre (or specific community services) occupy storefront space - versus being “tucked away”
- A need for further age-specific programs and services to support Grandview-Woodland children and families, youth and seniors - and a need to ensure that they feel open and accessible to all
- There is a need for more public meeting places in the neighbourhood - facilities and rooms of varying sizes. There are a few (including those at Britannia, Aboriginal Friendship Centre, Kiwassa Neighbourhood House, MOSAIC, the Legion); however more are needed.
- Interest in seeing the community centre (or other facilities) provide space for a broader array of activities - such as tool rentals/tool library, swap-meets, community workshop space
- Desire to see expanded library services in the neighbourhood - both at Britannia, and at other branches serving neighbourhood residents

How satisfied or dissatisfied are you with the following aspects of Grandview-Woodland’s social sustainability? 544 people responded to this question.



COMMUNITY FACILITIES

- Kiwassa Neighbourhood House - identified as an important community asset (especially for north-end residents and particular populations, such as local Chinese residents and newcomers); however Neighbourhood House space is limited and program-funding is constrained
- Aboriginal services - such as the Friendship Centre and Urban Native Youth Association - are in need of capital upgrades and renewal

Geography - Areas of Consideration for Present and Future Planning

- Community wide - City facilities are intended to be easily accessible by all residents of the neighbourhood
- Britannia complex - at Commercial Drive and Napier
- Hastings Street - Aboriginal services at Aboriginal Friendship Centre, UNYA
- Cedar Cove (north end of Grandview-Woodland) - identified by the community as an area with limited services

What We Know

- Britannia Community Centre, built in 1976, contains 21,360 ft² of programmable space - approximately 1.1 ft² per capita (city-wide average 0.7 ft² per capita). The site has a number of overlapping jurisdictional considerations and stakeholders - including the School Board, Park Board, Library and City - as well as a non-profit Community Centre Association
- Grandview-Woodland is also served by three other community centres: Hastings (built 1956); RayCam (1979) and Trout Lake (upgraded in 2012)
- Britannia pool and ice rink (built 1975-76) were built at the time of the original Community Centre construction - and are also in need of replacement
- Upgrades to Britannia Community Centre needs to be balanced with other community centre upgrades currently "in the queue" around the City
- Population specific services (childcare, after-school care, youth and seniors programs) are heavily subscribed throughout the neighbourhood

Key City Bylaws, Policies and Programs

- **Vancouver Public Library Strategic Plan** - the current Plan identifies four strategic priorities: Engage with Community, Inspire People to Learn, Build a Strong Organization and Become Environmentally Sustainable.
- **Vancouver School Board** - in addition to the use of VSB schools for educational purposes, facilities are available for non-profit and commercial users via the VSB Facilities Rental Office.

COMMUNITY FACILITIES

- **Britannia Strategic Masterplan** - the Britannia Community Services Centre Society has developed a new Strategic Master Plan. The Plan will be used to apply for capital improvements funds
- **Childcare Policy** - focus on the provision of childcare services throughout Vancouver. Additional regulations shape childcare operator funding, childcare design guidelines, and agreements around the delivery of childcare services
- **Community Care Facilities** - guidelines on the design and distribution of Community Care Facilities
- **Social Policy Grants** - fund a variety of non-profit services, including neighbourhood houses

Things to Think About

- **How often, and for what purposes, do you make use of community facilities in Grandview-Woodland?**
- **Are there missing services at these facilities? Things that we should be planning for in the future?**

A photograph of a residential street lined with mature green trees. A vibrant rainbow is visible in the overcast sky above the trees. Several cars are parked along the wet street, which reflects the light. A white text box with a teal border is centered over the middle of the image, containing the title. In the bottom left corner, there is a small credit line.

STREETSCAPES, PATHWAYS, CORRIDORS

*Image [detail] by:
Sarah Wenman*

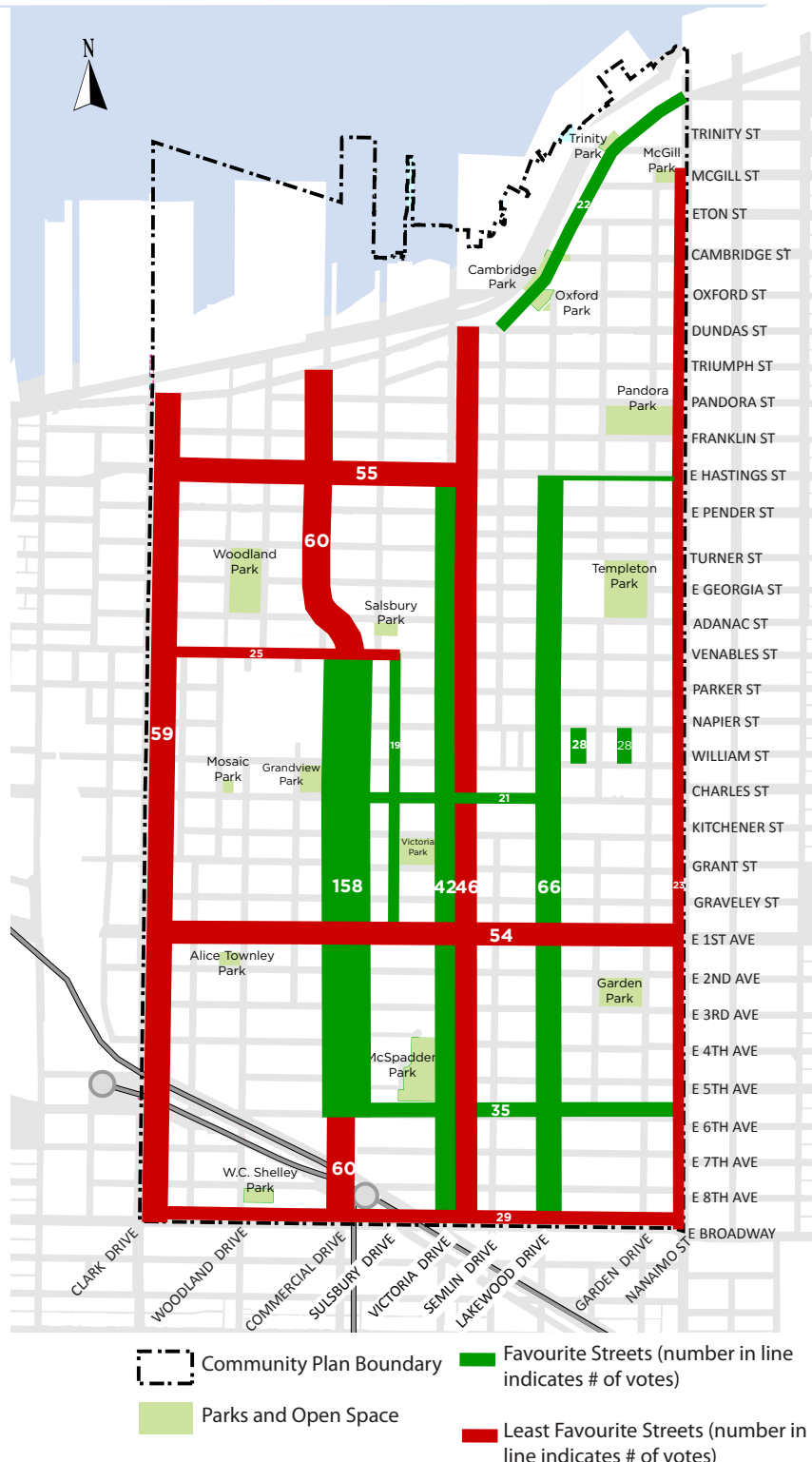
STREETSCAPES, PATHWAYS, CORRIDORS

Streetscapes, sidewalks, greenways, laneways.

What We Heard

- Strong community interest in better connections between the north and south parts of the neighbourhood (i.e. linking across Hastings). Related interest in creating linkages to better connect (a) Commercial (north of Venables) with the Hastings-Sunrise commercial area; and (b) the south end of the neighbourhood (around Broadway/Commercial SkyTrain Station) with the 'main' part of Commercial Drive
- Aspects of architectural diversity and architectural heritage play an important role in shaping neighbourhood character and defining streetscapes - in commercial areas, residential, and industrial areas.
- Some of the favourite places for walking in the neighbourhood (and the reasons why):
 - » Commercial Drive: diversity of shops and eclectic flair; the opportunity to bump into friends and neighbours; festivals and celebrations; the rich public life
 - » Lakewood Drive: book exchange and traffic calming features
 - » Victoria Drive: cherry trees and heritage homes (noted elsewhere: the small scale retailers that dot the street);
 - » 6th Ave: older Elm trees; community spirit
 - » Lily and Rose Streets: narrow streets and elegant gardens
 - » Wall Street: views of the Northshore, Ports and downtown
 - » Charles Street: mature trees and greenery
 - » Salisbury Drive: heritage architecture
- Key arterials such as Hastings (between Clark and Victoria), Broadway, Powell, Dundas, East 1st and Nanaimo were identified as areas that could use improvement (e.g. for potential pedestrian and public realm enhancement, for initiatives to manage the intensity of traffic, and as potential sites for future neighbourhood growth and development)
- Additional community interest in traffic-calming improvements to Victoria Drive (recently downgraded from an Arterial to a Neighbourhood Collector) and Venables Avenue (identified by the community as a potential greenway)
- Safety considerations were noted at various points throughout the neighbourhood - with particular emphasis on areas where residential and industrial land-uses are found side-by-side
- As a 'secondary network,' laneways and alleyways were identified as an opportunity for improvement: as an alternative way to get around the neighbourhood, and as a possible site for markets commercial activity (in commercial or industrial areas), artist space and street art
- Britannia Community Centre was specifically identified with respect to wayfinding challenges and overall site legibility
- Suggestions were provided around the opportunity for signage and walking tours connected with area arts & culture, commercial, heritage and other features

STREETSCAPES, PATHWAYS, CORRIDORS

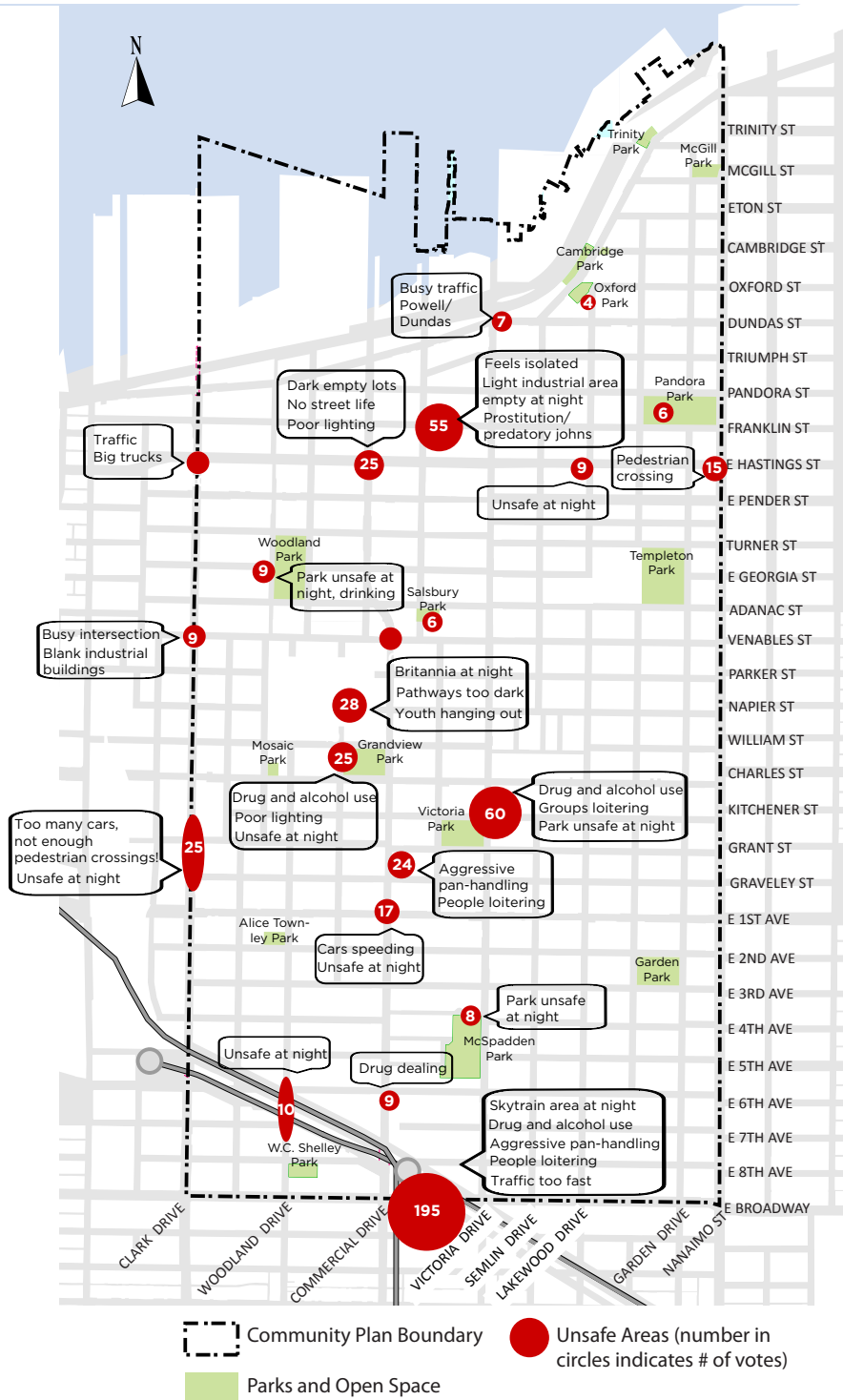


Are there any streets in Grandview-Woodland that you particularly enjoy walking along?

417 people responded to this question.

STREETSCAPES, PATHWAYS, CORRIDORS

Are there any areas you feel unsafe in Grandview-Woodland? What makes you feel unsafe?



STREETSCAPES, PATHWAYS, CORRIDORS

Geography - Areas of Consideration for Present and Future Planning

- **Neighbourhood-wide** - overall need to ensure vibrant connections and pathways throughout the community. Particular interest in creating strong north/south linkages
- **Commercial Drive & East Hastings** - key commercial streets (and major destination areas for residents and visitors to the neighbourhood)
- **Britannia Community Centre** - pathways as identified areas of improvement for site design
- **Broadway/Commercial SkyTrain** - the busiest transit interchange in the region and a major point of entry into Grandview-Woodland
- **Key arterial streets** - Clark Drive, East 1st, Broadway, Nanaimo, Powell (and others) - which present opportunities for public realm improvement, safety-related interventions, additional growth
- **Greenways** - current or future City-designated greenways (see “What We Know”) and neighbourhood greenways
- **Laneways & Alleyways** - potential areas for improvement and beautification; possible use for commercial space; artist studios and galleries

What We Know

- **Greenways** - Grandview-Woodland contains segments of three City-wide designated greenways - one complete (the **Central Valley Greenway**, which runs parallel with the Grandview Highway) and two proposed (**Midtown Way Greenway**, located near Woodland Drive, and **Portside Greenway**, which is anticipated to run along Powell Street). Grandview-Woodland is also home to **Napier Greenway** (at Britannia Community Centre), a small neighbourhood greenway that functions as a popular gathering area

Key City Bylaws, Policies and Programs

- **Greenest City Action Plan** - contains goals and targets around a number of areas connected to streets and pathways, including: green mobility (encouraging a switch to more sustainable modes of transportation); access to nature (ensuring parks and greenspaces are within a 5 minute walking distance); the planting of 150,000 new trees; the creation of new local food and edible landscaping opportunities
- **Transportation 2040 Plan** - among key directions are policies and actions that aim to make walking safe, convenient, comfortable, and delightful. The intent is to ensure streets and sidewalks support a vibrant public life and encourage a walking culture, healthy lifestyles, and

STREETSCAPES, PATHWAYS, CORRIDORS

social connectedness. Specific actions centre on making streets safer for walking; ensuring sidewalks are unobstructed; accessibility; weather-protection. Also policies to strengthen the public realm - for example, by providing places to sit and other street furniture, improving lighting, enhancing accessibility features, and encouraging creative uses at the street

- **Street & Traffic Bylaw** - regulates traffic and the use of streets; - including the placement of street furniture. Other bylaws govern the **Street Distribution of Publications** (including newspaper boxes) and the placement of signage (the **Sign Bylaw**)
- **Street Tree Bylaw** - regulates the Vancouver Park Board's care, condition, and management of trees on boulevards and medians of City-owned streets
- **Design Guidelines (various)** - Provide guidance on architectural and open-space considerations and neighbourhood character in a number of different parts of Grandview-Woodland

Things to Think About

- What's your favourite street to walk on in Grandview-Woodland? And why?
- While many streets in Grandview-Woodland were identified as great places to walk, several - including Nanaimo, Broadway, Clark, parts of Hastings, E 1st - were not. Given that these are major streets and play a role in the larger city-wide and regional transportation network, what sorts of opportunities do you see for making them more pedestrian and community friendly? Should this be a priority?
- One of the objectives of planning work is create better linkages between (a) different parts of the neighbourhood; (b) different community facilities (e.g. parks, community facilities, commercial areas). Are there key links that you feel need to be made? And if so, how might they be strengthened? (In other words, how can we make these sorts of connections more interesting or more enjoyable - and thus encourage people to use them more?)



PUBLIC REALM FEATURES

Image [detail] by:
Elena Doyle Photography, 2012

PUBLIC REALM FEATURES

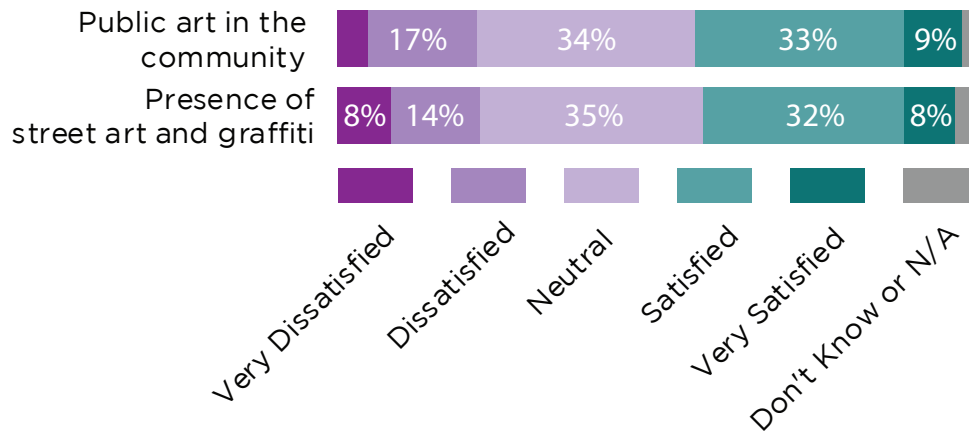
Street furniture (such as seating, tables, bike racks, wayfinding signage, street vending, public art, water fountains, public bathrooms, and more...

What We Heard

- More public seats, benches and public bathrooms are needed. This is particularly important to ensure the neighbourhood is age and family friendly
- Install better, pedestrian-scale lighting in parks, on streets (in residential areas especially) and laneways - particularly where safety concerns have been noted. Pedestrian-scale lighting in and around industrial areas (and the 'seams' where industrial and residential land-use is adjacent to one another)
- Ensure that the design of Grandview-Woodland's public realm is age and ability friendly and accessible to all
- Public and street art lend colour to the neighbourhood - and more of it would be welcome. Ensure that *quality* is a key consideration
- Wayfinding concerns were raised with respect to two areas: (1) Britannia Community Centre (related to a desire for greater ease of movement through the complex); (2) Broadway/Commercial SkyTrain (focusing on helping visitors to find their way to Commercial Drive)
- Grandview-Woodland has a number of key ("grand") views, including:
 - » The view of the Ports and North Shore Mountains (notably from Commercial and from Cedar Cove)
 - » Views of the downtown (from notably from Britannia, as well as parts of Lakewood)
- Grandview-Woodland is a very-bike friendly neighbourhood - and bike-racks are well-used. Having bike racks located throughout the neighbourhood is important
- Concerns raised about litter - both in terms of the need for more litter cans, but also the desire for more litter pick-up and street-cleaning
- Vancouver is a rainy city - opportunities to strengthen weather-protect elements would be useful
- Ensure that sidewalks have clear paths for walking - and work to ensure that they are not cluttered with too many signs, newspaper boxes and other features
- A difference of opinion: some people like the eclectic nature of Commercial Drive - and don't want to see too much consistency in its "look" (including the look of public realm features). Others like the notion of a common "look" in public realm features
- Mixture of opinions about street vending - with many participants saying they liked the presence of informal vending, and other expressing concern over it
- Related to this: general support for street food vending, though some concerns expressed over potential impact on existing restaurants. General support for patios. General support for busking and other street performers
- Strong support for the presence of street trees throughout the neighbourhood - particularly streets with older trees and a continuous tree canopy

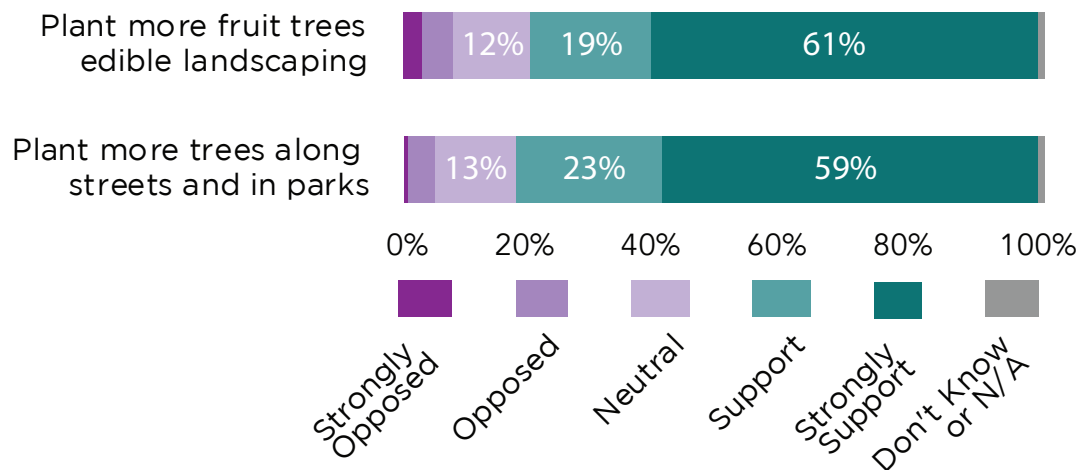
PUBLIC REALM FEATURES

Overall, how satisfied are you with the following aspects of arts and culture in Grandview-Woodland? (561 people responded to this question)



Please select the response that best reflects your support for the following ideas:

There were 581 responses to this question.



PUBLIC REALM FEATURES

Geography - Areas of Consideration for Present & Future Planning

- Street furniture - neighbourhood wide, with particular emphasis on commercial high streets (Commercial Drive and East Hastings)
- Public Art - throughout neighbourhood, with potential to highlight key areas of cultural activity, including industrial areas
- Lighting - throughout the neighbourhood - and particularly in areas where safety concerns have been identified

What We Know

- Public bathrooms are located at Britannia Community Centre (library and community centre), as well as the following parks: Garden, Grandview, Pandora, Victoria, and Woodland
- There are approximately 30 poster cylinders located in Grandview-Woodland (utility pole 'wraps' where the community can place posters and other notices)
- Outdoor information boards are located in a number of places, including Britannia, Pandora Park, Ladybug Community Garden (E 8th & Commercial), Beckwoman's (on Commercial Drive)
- There are an unknown number of bike racks located in the neighbourhood - mostly along commercial streets, and near parks and schools
- Seats and tables can be found in all neighbourhood parks; seating on commercial streets tends to be co-located with transit stops
- There are 10 public drinking fountains located in the neighbourhood. The majority are located in parks, while others can be found at Britannia Community Centre and on Commercial Drive
- Two street vendor permits have been assigned to the neighbourhood - both located at Broadway and Commercial (one for street food, the other for handicrafts)
- There are two registered view-cones that cover parts of Grandview-Woodland:
 - » looking north from Commercial and E 15th
 - » looking north from Trout Lake

PUBLIC REALM FEATURES

Key City Bylaws, Policies, Programs

- **Transportation 2040** - the new Transportation Plan has a variety of objectives aimed at promoting sustainable modes of transportation. Various actions aim to make walking “safe, convenient, comfortable, and delightful” and to make cycling “safe, convenient, comfortable, and fun for people of all ages and abilities”
- **Street & Traffic Bylaw** - regulates traffic and the use of streets - including the placement of street furniture. Other bylaws govern the **Street Distribution** of Publications (including newspaper boxes) and the placement of signage (the **Sign Bylaw**)
- **Street Tree Bylaw** - regulates the Vancouver Park Board’s care, condition, and management of trees on boulevards and medians of City-owned streets
- **Vending & related permits** - food carts, street vending, busking and patios are regulated by a permitting process managed by the City’s Engineer Department. Note: street vending is also regulated by the **Street Vending Bylaw**
- **Street Furniture** - is managed by the Engineering Department and, in parks and community centres, by the Park Board
- **Public Art** - is supported by various programs administered by the City’s Cultural Affairs Department and the Park Board

Things to Think About

- What do you think of “what we’ve heard”? Which of these items resonates most strongly with you? What are your public realm priorities?
- Are there particular areas of the neighbourhood that are most in need of additional public realm features? If so, where? Are there areas that are well-served?

