



PUBLIC CONSULTATION SUMMARY

JUNE 2012

VIADUCTS CONCEPT CONSULTATION SUMMARY

In June 2012 the city launched a public consultation to gather feedback on the viaducts conceptual plan. The consultation included:

- Presentations to a wide range of stakeholders including business interests, adjacent community groups, Council committees and transportation interests,
- Public Open Houses: held on June 5, 7 and 9th at Woodward's Atrium, Creekside Community Centre and the Central Library downtown which drew in excess of 1,000 individuals over the three days, and
- An online presentation which, in the first month, was viewed over 15,000 times.

At the open houses, the public was asked their opinions on the concept and were asked to respond to the following questions with their level of support (from 'Strongly Supportive' to 'Strongly Opposed'):

1. Do you support the overall concept for this area of the City?
2. Do you support removing the viaduct structures and the proposed changes to the street network (bringing Georgia Street down to Pacific, and creating a 'new Pacific Boulevard')?
3. Do you support increasing the amount of parks in the area and the creation of a large urban waterfront park on the eastern end of False Creek?
4. On the lands east of Quebec Street, do you support the proposal to restore Main Street by returning housing, shops and services to the city-owned blocks between Quebec Street and Gore Avenue?

In addition to the Open Houses, the material was made available online with the same survey posted for responses between June 7th- 15th. In total, 675 comment forms were received – 423 from the open houses and 252 on-line.

This appendix summarizes the responses. Complete commentary from the 675 response forms can be viewed at the study website at vancouver.ca/viaducts.

COMBINED OPEN HOUSE & ONLINE COMMENT FORM SUMMARY

	Question 1: Do you support the overall concept for this area of the City?		Question 2: Do you support removing the viaduct structures and the proposed changes to the street network (bringing Georgia Street down to Pacific, and creating a 'new Pacific Boulevard')?		Question 3: Do you support increasing the amount of parks in the area and the creation of a large urban waterfront park on the eastern end of False Creek?		Question 4: On the lands east of Quebec Street, do you support the proposal to restore Main Street by returning housing, shops and services to the city-owned blocks between Quebec Street and Gore Avenue?	
1 - Strongly Supportive	282	43%	305	46%	374	60%	333	54%
2 - Supportive	171	26%	129	20%	129	21%	138	23%
3 - Neutral	40	6%	54	8%	66	11%	82	13%
4 - Opposed	57	9%	44	7%	25	4%	18	3%
5 - Strongly Opposed	108	16%	127	19%	31	5%	42	7%
TOTAL RESPONSES	658		659		625		613	
No Response	17	3%	16	2%	50	7%	62	9%
TOTAL COMMENT FORMS	675	100%	675	100%	675	100%	675	100%

RESPONSES BROKEN OUT BY VENUE OF FEEDBACK

VIADUCT OPEN HOUSE COMMENT FORM SUMMARY

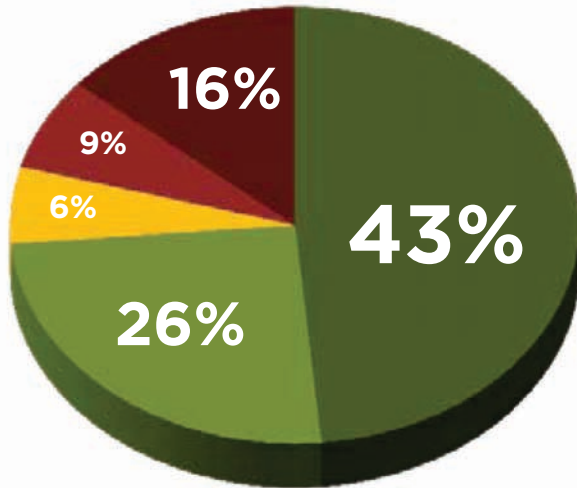
	Question 1: Do you support the overall concept for this area of the City?		Question 2: Do you support removing the viaduct structures and the proposed changes to the street network (bringing Georgia Street down to Pacific, and creating a 'new Pacific Boulevard')?		Question 3: Do you support increasing the amount of parks in the area and the creation of a large urban waterfront park on the eastern end of False Creek?		Question 4: On the lands east of Quebec Street, do you support the proposal to restore Main Street by returning housing, shops and services to the city-owned blocks between Quebec Street and Gore Avenue?	
1 - Strongly Supportive	197	48.5%	209	51.2%	233	62.5%	208	57.5%
2 - Supportive	102	25.1%	76	18.6%	75	20.1%	75	20.7%
3 - Neutral	23	5.7%	29	7.1%	38	10.2%	46	12.7%
4 - Opposed	28	6.9%	22	5.4%	17	7.3%	9	2.5%
5 - Strongly Opposed	56	13.8%	72	17.6%	10	2.7%	24	6.6%
TOTAL RESPONSES	406		408		373		362	
No Response	17	4.0%	15	3.5%	50	11.8%	61	14.4%
TOTAL COMMENT FORMS	423	100%	423	100%	423	100%	423	100%

VIADUCT ONLINE COMMENT FORM SUMMARY

	Question 1: Do you support the overall concept for this area of the City?		Question 2: Do you support removing the viaduct structures and the proposed changes to the street network (bringing Georgia Street down to Pacific, and creating a 'new Pacific Boulevard')?		Question 3: Do you support increasing the amount of parks in the area and the creation of a large urban waterfront park on the eastern end of False Creek?		Question 4: On the lands east of Quebec Street, do you support the proposal to restore Main Street by returning housing, shops and services to the city-owned blocks between Quebec Street and Gore Avenue?	
1 - Strongly Supportive	85	33.7%	96	38.2%	141	56.0%	125	49.8%
2 - Supportive	69	27.4%	53	21.1%	54	21.4%	63	25.1%
3 - Neutral	17	6.7%	25	10.0%	28	11.1%	36	14.3%
4 - Opposed	29	11.5%	22	8.8%	8	3.2%	9	3.6%
5 - Strongly Opposed	52	20.6%	55	21.9%	21	8.3%	18	7.2%
TOTAL RESPONSES	252		251		252		251	

SUMMARY BY QUESTION.

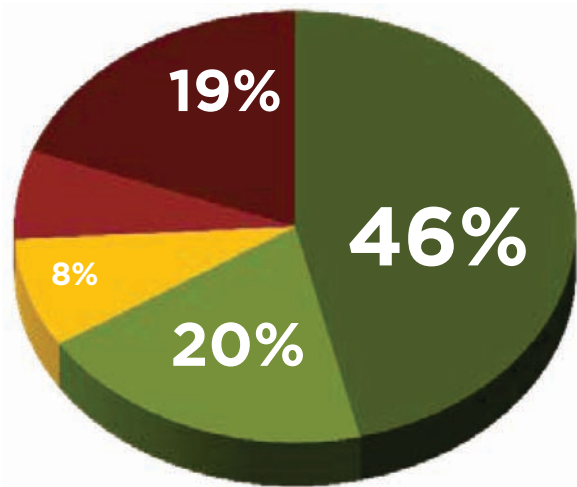
QUESTION 1: DO YOU SUPPORT THE OVERALL CONCEPT FOR THIS AREA OF THE CITY?



QUESTION 1: RESPONSES

Strongly Supportive	282	43%
Supportive	171	26%
Neutral	40	6%
Opposed	57	9%
Strongly Opposed	108	16%
TOTAL RESPONSES	658	

QUESTION 2: DO YOU SUPPORT REMOVING THE VIADUCT STRUCTURES AND THE PROPOSED CHANGES TO THE STREET NETWORK (BRINGING GEORGIA STREET DOWN TO PACIFIC, AND CREATING A 'NEW PACIFIC BOULEVARD')?

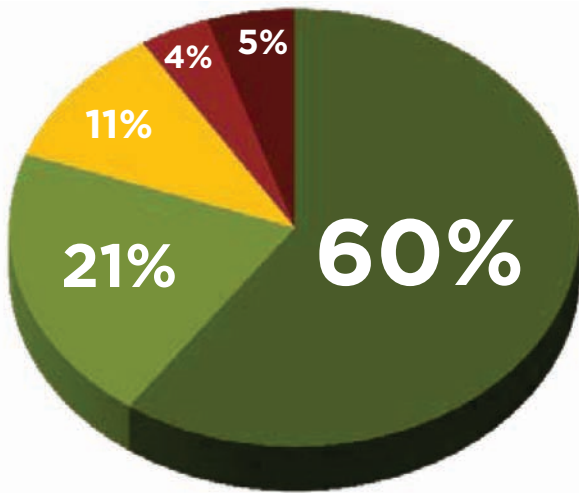


QUESTION 2: RESPONSES

Strongly Supportive	305	46%
Supportive	129	20%
Neutral	54	8%
Opposed	44	7%
Strongly Opposed	127	19%
TOTAL RESPONSES	659	

SUMMARY BY QUESTION.

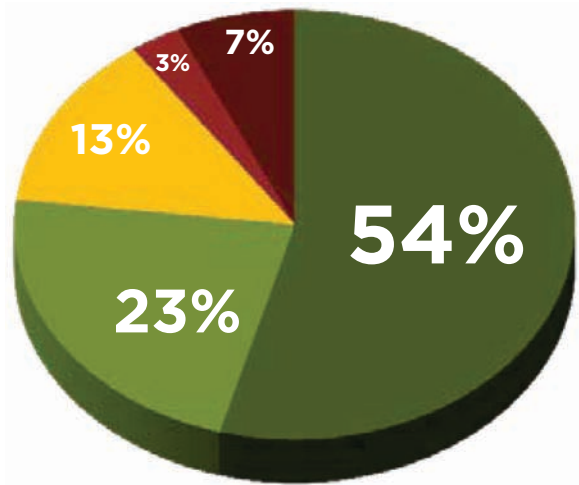
QUESTION 3: DO YOU SUPPORT INCREASING THE AMOUNT OF PARKS IN THE AREA AND THE CREATION OF A LARGE URBAN WATERFRONT PARK ON THE EASTERN END OF FALSE CREEK?



QUESTION 3: RESPONSES

Strongly Supportive	374	60%
Supportive	129	21%
Neutral	66	11%
Opposed	25	4%
Strongly Opposed	31	5%
TOTAL RESPONSES	625	

QUESTION 4: ON THE LANDS EAST OF QUEBEC STREET, DO YOU SUPPORT THE PROPOSAL TO RESTORE MAIN STREET BY RETURNING HOUSING, SHOPS AND SERVICES TO THE CITY-OWNED BLOCKS BETWEEN QUEBEC STREET AND GORE AVENUE?



QUESTION 4: RESPONSES

Strongly Supportive	333	54%
Supportive	138	23%
Neutral	82	13%
Opposed	18	3%
Strongly Opposed	42	7%
TOTAL RESPONSES	613	

ADDITIONAL COMMENTS & FEEDBACK

In addition to asking for responses on the level of support, respondents were asked to provide some indication as to why they supported, or opposed the concept. The following highlights some of the general themes of that feedback, and is organized by the respondent's level of support for the overall concept.

STRONG SUPPORT/SUPPORT

Of the respondents who identified support (either 'strongly supportive' or 'supportive') of the concept, many cited the transformation of the area from an under-utilized, unwelcoming, part of the city to a vibrant new district as their reason for support. Particular focus was placed on additional parks and open space located in close proximity to the downtown, improved connections between communities, and the focus on the public realm rather than transportation infrastructure.

Those who strongly support the plan specifically cited the proposed parks and open space as the main reason for their support. A number of respondents indicated support for removing pieces of the freeway which was never realized in favour of public realm improvements and reduced focus on the automobile.

Among those who supported the plan, several aspects were highlighted including:

- **PARKS AND OPEN SPACE** – while the majority of respondents cited the proposed Park as their main reasons for support, there were many positive comments for creating a major urban park in close proximity to downtown, programming ideas illustrated in the plan including the beach, the skate park, and the concept of 'straight to the creek'. There were additional comments about reintroducing water, the need to animate such a large park, and a desire to see less grass space.
- **GEORGIA STREET** – connecting Georgia Street 'water-to-water' and providing an enhanced pedestrian connection between downtown and False Creek were supported.
- **DUNSMUIR ELEVATED PLAZA** – the proposal to repurpose a portion of the viaduct was supported. There were comments regarding extending the elevated plaza to the next expansion joint to create unique views toward False Creek.
- **IMPROVED CONNECTIONS** – many respondents supported the principle of improving connections between the historic communities and False Creek. Although there were many concerns raised about reconnecting Strathcona (by reducing traffic volumes on Prior Street).
- **REVITALIZATION OF HOGAN'S ALLEY** – was identified by many as a positive aspect of the proposal. There was a range of feedback on the proposed built form ranging from too much density to not enough density, for a need to further design work on the relationships to Strathcona, and a desire for a mix of housing types including family housing, a need for more cultural diversity in the plan.
- **PROTECTION OF THE PUBLIC VIEWS** – there was support for enhancing the public views across the site to the mountains, Port and historic district.
- **STREETCAR** – there were many positive comments about the planned Streetcar, and a desire to see it delivered in the near term.
- **AFFORDABLE HOUSING** – while there is strong support for Affordable Housing, there was also a desire for a mix of unit types (i.e. families, seniors, low income), for different income brackets (co-ops), and for the overall amount of affordable housing to be increased.

The most common concern cited among those supporting the plan was the continued traffic volumes on Prior/Venables Street and in adjacent neighbourhoods. To address this concern, many residents of Strathcona expressed a desire to see a Malkin Avenue connection included in the conceptual plan as a way to alleviate traffic through their neighbourhood.

A number of other concerns were raised including, but not limited to:

- Improving the quality and safety of the pedestrian experiences on the new (Pacific Boulevard) and existing streets (Prior and Hastings);
- Ensuring that the proposed bike improvements are implemented to alleviate traffic congestion;
- A desire to see more attention to transit opportunities in the plan;
- Concerns about re-routing of traffic to other routes (particular Hastings) and travel time delays associated with the new intersections of the proposed street network;
- That the size and scale of the proposed 'new Pacific' would create a new barrier;
- On-going concern about the delivery of Creekside Park;
- Concern that the proposed street network changes, park development costs, and cost to remove the infrastructure, is too expensive to implement;
- Many felt that the length of time required to implement the changes would be too long;
- the amount of density shown next to the entertainment district and the density on the City Lands needed further exploration;
- and that the proposal needed to include more affordable housing.

Other comments included: a need to go farther with water restoration and enhancement; more attention to sense of place, history and ecological references; further development of the social/cultural aspects of the plan; and some cited a need for more development with a reduction in the park area.

NEUTRAL:

Of those who responded as 'neutral' the primary reasons given were: traffic impacts to neighbourhoods, movement to- and from- downtown for commuter traffic; dislike of the tower forms proposed, and the costs associated with the proposal.

OPPOSED/STRONGLY OPPOSED:

Twenty-five percent of respondents were 'opposed' or 'strongly opposed' to the vision. The main sentiment of those strongly opposed was that the viaducts are a functioning part of the street network that efficiently move traffic to and from the downtown core. Removing the viaducts was not seen as a priority and that traffic congestion and increased travel time were not outweighed by the benefits.

The most common concern was traffic impacts on Prior/Venables Street and a desire for traffic calming and construction of the Malkin Avenue connection.

Some respondents felt that the viaducts still had useful life and that it would be more sustainable to maintain or repurpose them. Citing that the plan is too expensive and the money could be put to better use (i.e. affordable housing). Other comments include:

- concern about buildings heights proposed,
- lack of park space east of Quebec ,
- the scale of the new Pacific Boulevard would create a new barrier,
- that this scheme benefits land owners (the City and Concord) by proposing residential uses, and
- desire to see a 'high-line' park.

There were also some concerns raised about the process citing that no options were presented, that the materials were too simplistic and that the decisions have already been made.