



# City of Surrey

## Parks & Community Services Committee

### Minutes

Parks Boardroom #1  
City Hall  
14245 - 56 Avenue  
Surrey, B.C.  
WEDNESDAY, NOVEMBER 26, 2008  
Time: 7:00 p.m.  
File: 0540-20

#### Present:

Chairperson: Councillor Hepner  
C. Annable  
R. Benson  
G. Rai  
B. Rasode  
G. Rice  
Councillor Gill  
Councillor Martin

#### Absent:

T. Allen

#### School Board Trustee:

#### Also Present:

L. Cavan, General Manager, Parks, Recreation & Culture  
O. Croy, Manager, Parks, Recreation & Culture  
D. Vestergaard, Administrative Coordinator, Parks, Recreation & Culture  
T. Urich, Park Planner  
L. White, Manager Comm & Leisure Services  
L. Bowie, Manager, CLS Newton  
J. McLeod, Long Range Planner  
H. Dmytriw, Legislative Service

#### A. ADOPTION OF MINUTES

It was

Moved by Councillor Gill

Seconded by Cliff Annable

That the minutes of the Parks & Community Services Committee meeting held on October 15, 2008, be adopted.

Carried

#### B. DELEGATION

##### 1. Newton Community Centre

File: 8000-50

Resham Mann and delegation were in attendance to provide a presentation regarding Newton Community Centre pool issues. The following comments were provided:

- Newton Wave Pool was built more than 20 years ago to serve a population then of 60,000 – 70,000.
- Newton's population today is 121,604 – more than Guildford and Fleetwood combined and almost twice that of south Surrey.
- Limited upgrades were done 6 years ago.
- Facility usage has increased exponentially as community members understand that exercise and general fitness is key to healthy living
- The facility is overcrowded. Newton residents prefer to use Newton recreation facilities rather than traveling to other area facilities that are out of the way.
- Newton Wave Pool staff has worked hard to provide equitable scheduling solutions for children's swim classes and adult swim/exercise time slots.

- Opportunities for improvement –
  - Bus loop to be relocated within the next 2 years. Expand the facility onto that land currently occupied by the bus loop at the front of the facility.
  - Expand the existing facility to be a two-story expansion to include expanded pool area, lap pool and fitness areas.
  - Extend hours of operation - open at 6:00 am rather than 8:00 am.
- Benefits would include improved health for Newton residents, reduced pressure on health care system, increased revenues, reduced carbon emissions from commuters have to travel to other area facilities, youth involvement in positive activities.

General comments:

- Most of the 150 regular facility users come by car.
- Staff have adjusted scheduling for adults classes between 10:00-10:45 am in an effort to create more equitable times to accommodate youth and children swim lessons and users in the afternoon as well as senior and aqua-size users in the mid morning times which they prefer. Many members want earlier start times and expanded times for steam and hot tub. It is a challenge for swim classes and aqua classes.
- 7 years ago there were 150 people using the fitness room, now there are 1,000 per day using the facility. They did an expansion and it has been a great success. Most of these users are morning users, but there is also the after work crowd and the youth users. A very busy facility. There will be a new gymnasium expansion and mat room facility expansion in the fall of 2009. This renovation will help residents have more choices and facility for their active living.
- The facility is not big enough to handle the increasing awareness of health needs, as it relates to exercise, by school aged and the general population.
- Tong Louie Family Y was developed in partnership with the City in an effort to alleviate pressure on the Newton Wave Pool facility, but the Y costs 15-20% more in membership price. This is cost prohibitive for most.
- All parks and recreation services are subsidized as the facilities and services do not make revenues to cover expenditures.
- A lap pool may be difficult to build due to resources and timing, along with the Transit study. Revitalization process of transit station will take a minimum of 7 months. Hoping to complete the expansion for the gymnasium and mat room facility by September 2009.

Barinder Rasode thanked the delegation for a thoughtful presentation and commended staff for their work to resolve issues that were brought forward.

The Chair advised the delegation that this issue will be referred back to staff and thanked the delegation for their presentation.

## 2. OCP Review

Judy McLeod, Long Range Planning, was in attendance and provided a review of the OCP. (Deferred from September 2008). The following comments were provided:

- Shaping Surrey's Future: Official OCP 2008.
- A requirement of the local government act (LGA) and the region.
- A set of high level policies and plans to guide land use planning and civic infrastructure.
- Subsequent plans, regulations and works must comply with the OCP.
- A vision of the city's development including physical, spatial, social, cultural, environmental and economical elements.
- Map of current land use designations – sets out designations for land use within the City.
- "Parent" OCP document adopted in 1996, last major review was in 2002.
- To update the OCP as Surrey has grown and changed, and to respond to new provincial and region policy directions (transit, greenhouse gas reduction targets, Metro Vancouver Growth Management Strategy (GMS) Review, etc.). The City is committed to a major OCP review every 5 years.
- To retain what is good in the plan, while making it a more attractive, user friendly and inspiring document.
- Why now? To incorporate recent initiatives:
  - Sustainability Charter
  - Crime Reduction Strategy
  - Transportation Strategy Plan
  - Park Recreation & Culture Strategic Plan for Social Well Being
  - Employment Land Strategy
  - Economical Development Strategy
  - House Action Plan
  - Child and Youth Friendly City Initiatives
  - Secondary Plans
- What must an OCP include?
  - City wide land use & infrastructure plans and maps
- Must include?
  - Housing policies, density, 5 year supply for land and policies on affordable, rental and special needs housing
  - Location and amount of community, Industrial, Institutional, agricultural, recreation and utility uses
  - Hazardous condition, environmental sensitivity
  - Major roads, sewer and water systems phasing
  - Public facilities; schools, parks, and waste treatment
  - Targets for green house gas reduction and policies and actions to achieve targets
- Regional Context Statement (explaining how the plan responds to the regional growth strategy)
- May include: area specific plans and policies:
  - Social needs and social well being
  - Enhancement of farming, protection of the natural environment and bio diversity
  - Heritage preservation
  - NCP and local area plans
  - Develop permanent areas
  - Temporary use permit areas

- Identification of “special areas” such as heritage conservation areas, revitalization areas, density bonus areas, etc.
- NCP areas: determine how to incur neighbourhood concept plans for specific locations within the city.
- NCPs are adopted by Council resolution and requires an OCP amendment be put in that application and put into the NCP. The NCP will marry up with the OCP.
- Public and agency consultation is a key requirement – citizens, stakeholders, Metro Vancouver.
- Potential scheduling of process (still to be determined):
  - Phase 1 – issues and options – March 2009
  - Phase 2 – weight alternatives – March – June 2008
  - Phase 3 - drafting the plan – June – October 2009
  - Phase 4 - plan review and adoption – November 2009
- Proposed process will involve focus group meetings and public open houses. OCP website and survey, newspaper inserts, reports to Council for each phase.
- Process to date has entailed presentations and requests for input from all of Council. DAC Meetings with SEP, Surrey Association for Sustainable Communities (SASC), meetings with staff focus groups.
- Responses to date:
  - The document needs a new look; ALR buffer policies, development in the floodplain and conversion of agriculture and industrial lands; protection and enhancement of natural environment and green infrastructure.
  - The need for inspiration and innovation, variety and quality in design.
  - The Ministry of Agriculture has a 12-page document regarding buffer policies.
  - Create a pedestrian friendly city with accessible shopping and services, smaller blocks, with walkable places in City Centre, trees and town centres.
  - Give heritage policies more prominence.
- OCP issues:
  - Identify significant trends in the aging populace, increased immigration,
  - Secondary suites
  - The need for improved transit
  - Food security
  - Impacts on climate change
  - Quality local employee “green” infrastructure
  - Projected population growth in near future to 2012 and beyond
  - Gender and age profiles
  - Housing starts – smaller lots, houses, more apartments
  - Labour force to jobs ratio: 6 people to one job--way more labour force than jobs.
- As we meet with the different meeting groups are asking people to think about what the key issues are, and the visions and policy direction we should be achieving.

In response to queries, the following comments were provided:

- Regional Plan is a very broad document, most of our designations already fit with the regional Metro Vancouver growth strategy. Some of the rural designations and industrial designations may be a bit of a problem. Livable strategy of 1996 Surrey did not agree with it; an addendum letter, a Memorandum of Understanding, was attached to show where Surrey fit in with it. There were significant issues around the City but Surrey bought into most of the plan.
- A questionnaire to be circulated to the committee members:  
*Shaping Surrey's Future: OCP Review 2008:*
  - *Questions:*
    - 1) *What do your hope Surrey will be like in the future? What do think the City needs to do to get us there?*
    - 2) *What are the most important issues and problems facing Surrey? How should the City address these issues and problems?*
    - 3) *What suggestions do you have for improving the environment and quality of life in Surrey? What is the single most important thing the City should do?*

## C. STAFF PRESENTATIONS

### 1. Kwomais Point Park Master Plan

File: 6140-20

Ted Uhrich, Park Planner was in attendance to provide a presentation on the Kwomais Point Park Master Plan. The following comments were provided:

- Kwomais Point Park is located at 128th Street and Marine Drive at the southwest tip of the Semiahmoo Peninsula. The park is forested predominantly by grand fir (usually found on Vancouver Island). Trees are now only 75 years old. The park is approximately 16 acres in size. There are three larger clearings on the site.
- Site was used as a lookout by First Nations – view west to Point Roberts.
- Church Camp was established in 1910. Thousands of residents have gone to the park. Lodge was built in 1933.
- Eagle nest on site. The Master Plan as proposed does not pose a threat to raptors. There are also barn owls who feed on the ducks.
- Sanford Hall (built in 1980), Kwomais Lodge both need some work to bring them up to code standards.
- August 2007 – Purchased by City of Surrey for parkland.
- Winter 2008 – Background research and steering committee formed.
- April 8, 2008 – Public open house #1 to receive community input in the redevelopment of the park. Vision statement established.
- June 10, 2008 – Public open house #2 to review two concept plans.
- July 2008 – PCSC update and park officially named Kwomais Point Park.
- October 16, 2008 – Public open house #3 to present final concept plan
- November 26, 2008 – finalize plan and report, present to PCSC and to Council.

- Final Master Plan –
  - Emphasizes the importance of views. Kwomais Point Park has a long history and is a beautiful site. Plan is to keep forested area in the north section, maintain views, establish picnic areas where the old bunkhouses were; the old view point was on BNSF land and will be moved back onto park property. Unique views to San Juan Islands. Will relocate park entrance to Marine Drive and 128 Street with drop off and pick up areas and parking lots.
  - Native plantings, interpretive panels, whale lookout. There is no access down the bluff so have chain link fencing along edge. Access gates at parking lot.
  - Bunkhouse picnic area – hub of activity – established picnic shelter with large lawn area.
  - First Nations representatives would love to see the building architecture reflective of First Nations structures.
- Semiahmoo Lookout – are pruning to provide public access to the edge of the bluff and to maintain views. Design to be subtle for a pedestrian lookout. Road end lookout to be retained.
- 64 residents attend the third open house, 55 comment forms with 82% *in support or strongly in support* of the concept plan. 5% were *neutral* and 13% *opposed or strongly opposed* to the concept plan. Attendance dropped as people saw and were pleased with concept plans provided at the first and second open houses.
- Key Issues – impacts on residents’ views and the amount of hard surfacing, and concerns regarding the intersection improvement work at 128 Street and Marine Drive. There is no plan for stop signs. Traffic Engineering has looked at the design of intersection to respect movement of traffic and will be part of the council presentation.
- Park pathways to be stroller and wheelchair friendly (stamped asphalt). There are certain constraints to having asphalt paths. Asphalt heats the ground and encourages root growth. Crushed gravel is planned for areas within the forest.
- TransLink has no plans to set a northbound bus stop. Southbound bus stops outside the gate.
- Mission statement:
  - *Outward vision – a place for engaging the world around us.*
  - *Future vision – a place to envision and prepare for a dynamic future.*
  - *Inward vision – a place for inner discover.*
  - *Historic vision – a place for remembrance of the past.*
- Next steps: December 15, 2008 to present to council; launch detail design of park improvements; Open park for limited use in early 2009; renovate Sanford Hall for occupancy and begin programs in summer 2009
- Implement improvements as funding becomes available.

Committee comments:

- Tea room/restaurant – is this something the City would explore? A land use economist researched the possibility of a restaurant at City parks a few years ago. The consultant looked at a wide variety of models (QE park, Van Dusen Gardens). Determined that unless it was a chain restaurant on a

prominent corner, there is insufficient demand to support a destination restaurant in a park at this time. Based on community feedback, the Lodge is proposed to remain as is with basic upgrades to reach occupancy.

- Park's staff met with a hereditary Chief of the Coast Salish nation. First Nations has had input and liked the proposed plan. The Chief had said the land was originally part of the Semiahmoo nations, but made no claims on the site. Five bands suggest this area was part of their history but are not making claims on the land. Want the land to follow the heritage.
- Looked at keeping the washroom building, but it was more a liability than an asset. Washroom was in the middle of the park. Replacing the washroom where it is now could pose several problems, ranging from lack of CPTED surveillance to tie-in to local sanitary sewer. If it were to be on a septic system, percolating of effluent into the ground could cause soil stability problems at the bluff. Bringing it closer to Sanford Hall makes the washroom location more obsolete, and there are plans to locate it by the parking lot where there are fewer visibility concerns.

It was

Moved by Councillor Martin

Seconded by Grant Rice

That the Parks and Community Services

Committee:

- a. Receive this report as information, and
- b. Recommend to Council that the proposed Kwomais Point Park Master Plan, be approved.

Carried

## **D. BUSINESS ARISING FROM THE MINUTES**

## **E. NEW BUSINESS**

### **1. 2009 PCSC Committee Membership Nominations**

A reminder to provide your name in writing for consideration for term of reappointment as a committee member.

## **F. STAFF VERBAL REPORTS**

1. Laurie Cavan, General Manager of Parks, Recreation & Culture provided a verbal update.

**Parks & Community Services Committee – Verbal Updates – Nov. 26, 2008**

**Hargobind International Wrestling Tournament – November 7 & 8, 2008**

The Guildford Recreation Centre was once again the host venue for the second annual Hargobind International Wrestling Championships.

The tournament was a tremendous success with an estimated spectator attendance of more than 3,000 for the 2-day schedule of matches, featuring wrestlers from several countries around the world.

An event with the magnitude of the Guru Hargobind International Wrestling Championships is a true benchmark, indicating that Surrey Parks, Recreation and Culture facilities are "Ahead of the Game" and integral for athletes on the road to the Olympics.

### **Kids' Conference**

The Guildford Recreation Centre had over 400 children ages 6 to 12 participate in the Kids Conference on November 15, 2008. There was civic education on how to get involved in your community and government to active living and music.

### **Seniors Wellness Fair**

An estimated 600 seniors were in attendance at the Seniors Wellness Fair on November 18, 2008 at the Guildford Recreation Centre. The Keynote speakers were Dr. Art Hister and Red Robinson.

### **RCMP Camp**

On November 6, 2008 Newton Recreation Centre hosted a Jr. Police Academy for Muslim Schools in Newton. Approximately 70 youth ages 6 – 12 years old got to spend a day getting to see what an RCMP job is. From getting finger printed, to checking out the police car with computers and radio to seeing the police helicopter - it was a great day of building relationships between youth and RCMP in Surrey.

### **The Big Chill**

Surrey Youth Council were involved with the CLS Youth Strategic Planning for 2009 - they had a great afternoon session and offered some really great ideas and valuable insight for how we can be more inclusive and involve youth throughout the entire process of youth services and activities in Surrey.

### **Seniors Advisory Board and Committee Training Session**

For the first time we offered a training morning followed by lunch for Surrey's Senior Advisory Board and Committee members. It was a positive response; we had over 40 board members attend representing all 6 town centres. The morning comprised of updates from the Senior's Coordinators of each areas services and initiatives, Manager of Community Development Services presented on the Multicultural Advisory Committee and Focus on Seniors initiatives and goals. Then Jody Johnson did a presentation on Diversity opening up for questions and discussions. The senior's said they learned a lot and appreciated the investment of Surrey in training their boards and committees.

### **Community Sport Tourism Development Program**

The Tourism BC and 2010 Legacies Now sport tourism partnership is pleased to announce the launch of the Community Sport Tourism Development Program with Surrey as the pilot community.

Surrey is an active participant in many of the Tourism BC and 2010 Legacies Now sport tourism partnership initiatives and shows great potential with its growing volunteer base, solid sport tourism infrastructure and a history of hosting a variety of provincial and national events and celebrations. By committing to building a strategy, the community is ready to formalize their sport tourism

initiatives and reap the economic and social benefits associated with implementing such a strategy.

The Community Sport Tourism Development Program will take BC communities beyond the scope of the introductory Sport Tourism workshop and into a strategic planning process to create a detailed situation analysis and a 5-year sport tourism strategy. The program is intended to assist communities with enhancing local sport system development, economic development, as well as social and community values linked to sport event hosting.

### **National Child's Day**

On November 20, 2008 our instructors went to Erma Stephenson Elementary and Ocean Cliff Elementary for the day to teach dance curriculum to the PE courses, we reached over 240 kids at each school and everyone had a great time. There was also an open dance time at lunch hour at Ocean Cliff. The principals are looking forward to doing it again next year.

### **Youth Speak Up! 2008**

Youth Speak Up! 2008 was a huge success, 60 youth participated, and we received very positive feedback from all in attendance. After a warm welcome from SLYC and Councillor Hepner, the youth participants took part in three different workshop activities.

### **Fleetwood Community Centre Open Space**

Approximately 40 residents attended a public open house on November 20, 2008 to view a concept plan for the open space located south of the Fleetwood Community Centre. This was the third public input opportunity for the project. The proposed park plan includes community gardens, a senior's fitness circuit, a 300 m walking loop, horticulture and tree planting, and a future playground. Space is set aside in the plan for the long term expansion of the Centre and parking lot. The plans were very well received at the meeting and the Department is collecting public input until mid December.

### **Wickson Point at Blackie Spit Park**

The second of three public meetings about the Point was held on November 25, 2008. Two concept plans for the park were developed based on public and stakeholder input received earlier in the year. A preferred concept plan for the park will be finalized in 2009. The public desires protection of the ocean views, a meeting place and picnicking opportunities, and improved pedestrian accessibility at the Blackie Spit Park that is often busy with vehicular traffic in the summer months.

### **City Centre Plan**

Two years of land use planning for City Centre will culminate in the presentation of a stage 1 implementation strategy to Council on December 15, 2008 by staff and Bing Thom Architects.

Further comments:

A thank you card and photos from doggie park users was circulated.

**H. ITEMS REFERRED BY COUNCIL**

**I. CORRESPONDENCE**

**J. INFORMATION ITEMS**

**1. Calendar of Events**

File: 7710-01

**K. EMERGING PRIORITIES/POLICY DISCUSSION**

**1. Parking at Sullivan Station**

Comments:

- City parking lots should have a maximum of 5% parking for small cars. However, the parking lot at Sullivan Heights Park was constructed to provide additional parking for the Bell Centre. Unfortunately, this parking lot is lined 100% for small cars.
- Bigger cars difficult to park. The School District designed and built the parking and maintains it to sustain parking needs. Have had discussions with them re potential of modifying the parking lot lines, they were receptive to this discussion. An update will be provided at the next P and CS meeting.

(DEFERRED to January 21, 2009 meeting)

**2. Park Shelters**

- Looking at various parks to add enhanced picnic shelters.
- Seniors ask for very little outdoor space for shelters. Researching shelter designs that will take into account safety, have secure features and enable safe evening lock up. Need to be cognizant of negative use issues in terms of location, weather appropriate shelters with roll down scissor style wind shutters, and with lock box to contain blankets and other materials. Looking at installing more shelters using budget allocations. Hope to get design back and costed prior to Christmas break.

**3. Park Washrooms**

- Washrooms are at some distance from the shelters and were not originally set up to be in close proximity. In Fleetwood the washrooms are a great distance from where the seniors gather. Washroom is directly adjacent to the childrens' playground and an inappropriate location for senior men to gather. Doesn't serve the intended purpose.

**L. OTHER COMPETENT BUSINESS**

**1. 2009 Schedule of Meetings.**

It was  
Moved by Councillor Martin  
Seconded by Barinder Rasode  
That the Parks and Community Services  
Committee adopt the 2009 Schedule of Meetings as proposed.  
Carried

**2009 Schedule of Meeting Dates:**

January 21  
February 18  
March 18  
April 15  
May 20  
June 17  
July 15  
August- no meeting – recess  
September 16  
October 21  
November 18  
December 16 (TBD)

**M. NEXT MEETING**

Next meeting of the Parks & Community Services Committee is Wednesday,  
January 21, 2009.

**N. ADJOURNMENT**

It was  
Moved by Councillor Martin  
Seconded by Gurpreet Rai  
That the Parks and Community Services  
Committee meeting do now adjourn.  
Carried

The Parks and Community Services Committee adjourned at 8:45 p.m.

Certified as true and correct:

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Margaret Jones, City Clerk

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Chairperson, Councillor Hepner  
Parks & Community Services Committee