



January 24, 2018

MEMO TO : Park Board Commissioners

FROM : Dave Hutch
Manager, Planning and Research

SUBJECT : Northeast False Creek Plan - January Project Update

Dear Commissioners,

The purpose of this memo is to provide an update on:

1. Northeast False Creek Plan
2. Temporary publicly accessible open space

1. NORTHEAST FALSE CREEK PLAN

The Northeast False Creek Plan (NEFC Plan) will be brought to City Council for consideration on January 31, 2018 at the Standing Committee on City Finance and Services. Speakers will be welcomed at that time. The NEFC Plan is the policy document that will guide the long-term redevelopment of this area of the city, including parks, open spaces and community amenities.

Key relevant components of the [staff report](#) are as follows:

- **a recommendation** that “Council direct staff to continue to work with the Vancouver Park Board on the design of the Northeast False Creek parks and open spaces in accordance with the NEFC Plan, and report back to the Vancouver Park Board and City Council within 6 months, subject to engagement with the Musqueam, Squamish and Tsleil-Waututh Nations, Urban Indigenous Peoples, Chinatown and other local resident interests
- **Section 5** (Parks and Open Spaces) which provides a summary on the park design and engagement process, and defines the size and configuration of the parks and open spaces in the area totalling approximately 32 acres:
 - 11 acres new Creekside Park
 - 3 acres renewed Creekside Park
 - 11 acres total of renewed Andy Livingstone Park, renewed skate plaza and, subject to Council consideration and approval in a future separate report, the conversion of Carrall Street to park space
 - 7 acres of new open space
- **Appendix F** (Update on Park Design and Engagement Process) demonstrates the extent of engagement carried out to date and gives a high-level description of the key themes and guiding principles for the park design.

1.1 NEFC Plan Summary

The NEFC Plan sets out a comprehensive and visionary future for Northeast False Creek, while taking a fiscally responsible approach to replacing the aging viaducts with new streets, housing, community amenities and a new destination waterfront park. The Plan will guide the twenty-year build out of the neighbourhood including opportunities for:

- 10,000 - 12,000 new residents;
- 6,000 - 8,000 new jobs;
- 1,800 new social housing units (for approximately 3,250 residents),
- Reconciliation and cultural redress;
- An improved and more resilient transportation network not only for the area but also as a post-disaster route between Downtown and the new St Paul's Hospital;
- Approximately 32 acres of new and renewed new parks and open spaces; and
- A community centre, co-located with an ice rink, childcare and music presentation space.

1.2 NEFC Policy Highlights

The NEFC Plan (Appendix A of the [staff report](#)) is a 170-page document that requires time to read and absorb. As such, here are the key aspects that are most relevant to the Park Board:

- **Reconciliation with First Nations:** The NEFC Plan puts in place a policy framework for Reconciliation that provides an opportunity to strengthen relations with the Musqueam, Squamish and Tsleil-Waututh Nations, as well as our city's Urban Indigenous Community. The NEFC Plan sets out an opportunity to establish an Indigenous Peoples' Gathering Space central to the new Creekside Park that supports cultural expression, learning, and community gathering. Strong linkages to the shoreline will support physical and spiritual access to the waterfront, including for traditional canoes.
- **Cultural Redress with Chinatown:** The NEFC Plan seeks to maximize connections between historic Chinatown and the new waterfront and Events and Entertainment District. It provides opportunities for cultural programming and celebration as part of a new Chinatown Cultural District, realized through improvements to Andy Livingstone Park, Keefer and Quebec streets, and new development frontages along Quebec Street.
- **New Community Centre:** The False Creek North Sub-area 6B (Plaza of Nations) development proposal includes a new community centre approximately 40,000 sq. ft. in size and managed by the Park Board. It is anticipated that this new recreation facility will be co-located with an ice rink and other social and cultural amenities as listed above.
- **Park and Open Spaces:** The parks policies provide direction regarding Reconciliation, connections and park edges, and general park design.
- **Park Stewardship:** The NEFC Plan contains specific policies that address the anticipated high intensity of use of the NEFC parks by a diverse community. They seek

to ensure that the parks are clean, safe and inclusive at all times. Key policies include establishing an innovative park operating and stewardship model that supports a high standard of programming, maintenance, stewardship and management in Creekside and Andy Livingstone Parks; and ensuring sustained capital investment in the phased construction of the park and on-going budget to support the park's operating model.

2. TEMPORARY PUBLICLY ACCESSIBLE OPEN SPACE

The following is an update to the Park Board Briefing Note dated November 20, 2017.

Francl Architecture submitted a development permit application, on behalf of Concord Pacific, for permission to retain the existing temporary presentation centre at 88 Pacific Boulevard (DP-2017-00918). This application includes the proposal to transform part of the existing parking lot on Concord land into a temporary publicly accessible open space approximately 3 acres in size. The open space will be designed, built, operated and maintained by Concord Pacific.

This open space is being designed with input from local residents, with the aim of opening it to the public by the summer of 2018. The diagram below shows the conceptual sketch plan as presented at open houses hosted by Concord Pacific and the False Creek Residents Association.

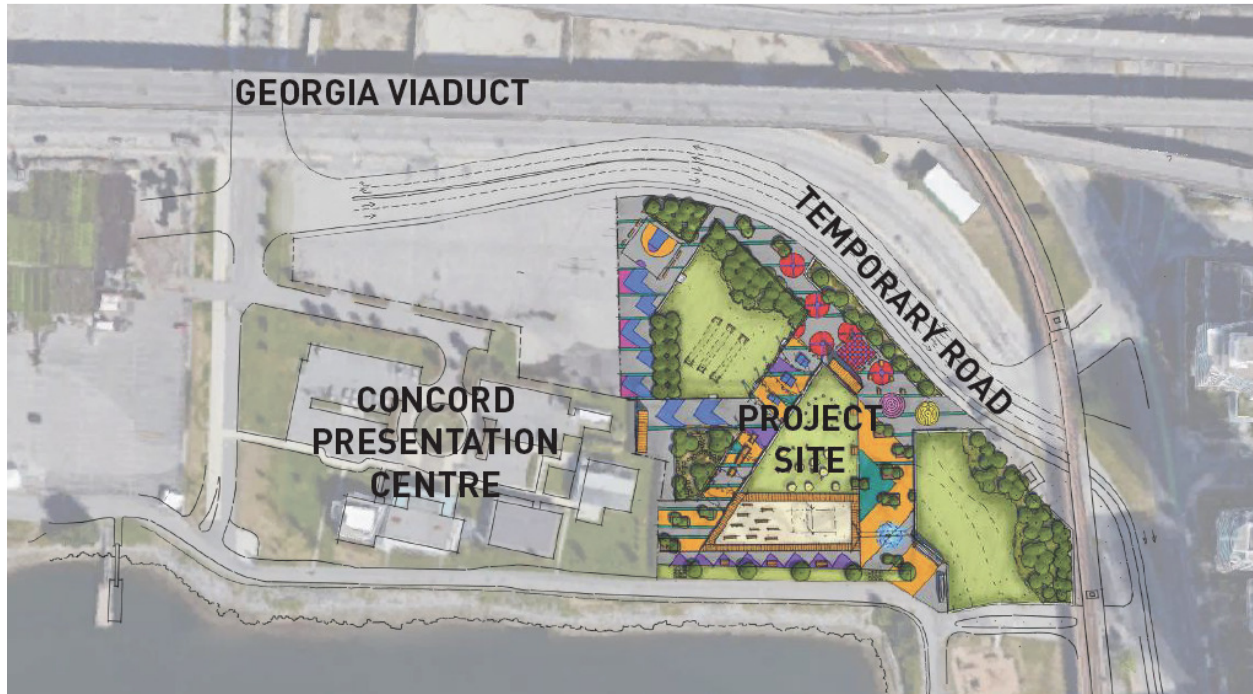


Figure 1: Conceptual sketch plan of temporary open space (December 2017)



As the temporary open space is on private land, not governed by the Park Board, the General Manager of Planning Urban Design and Sustainability, and the General Manager of Engineering Services are the approving authorities for the agreements and provisions outlined in the [staff report](#). Park Board staff provided support in the review of this development application including conditions regarding the design and construction standards, and to ensure that this space remain available for public use until the start of the implementation of the ultimate permanent park.

There is a limit of 30 days for event use on this temporary open space. NEFC currently has a variety of other sites that can be used for events, and discussions are underway with landowners to understand their potential use and timing.

The application was approved by the Development Permit Board on January 22, 2018.

Regards,

A handwritten signature in black ink, appearing to read "D. Hutch". The signature is fluid and cursive.

Dave Hutch
Manager, Planning and Research

Copy to: PB Senior Management Team
PB Communications
Kevin McNaney - NEFC Project Director