

# AGENDA

## *REGULAR MEETING OF COUNCIL*

**Monday, March 7, 2016**

**7:00 p.m.**

**Council Chamber, Municipal Hall**

**355 West Queens Road,**

**North Vancouver, BC**

**Council Members:**

Mayor Richard Walton

Councillor Roger Bassam

Councillor Mathew Bond

Councillor Jim Hanson

Councillor Robin Hicks

Councillor Doug MacKay-Dunn

Councillor Lisa Muri



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## REGULAR MEETING OF COUNCIL

**7:00 p.m.**  
**Monday, March 7, 2016**  
**Council Chamber, Municipal Hall,**  
**355 West Queens Road, North Vancouver**

### AGENDA

#### BROADCAST OF MEETING

- Broadcast on Shaw channel 4 at 9:00 a.m. Saturday
- Online at [www.dnv.org](http://www.dnv.org)

#### CLOSED PUBLIC HEARING ITEMS NOT AVAILABLE FOR DISCUSSION

- Bylaw 7984 – Rezoning 3568-3572 Mt. Seymour Parkway
- Bylaw 8149 – Rezoning 115 and 123 West Queens Road
- Bylaw 8159 – OCP 1103, 1109, 1123 Ridgewood Drive & 3293 Edgemont Boulevard
- Bylaw 8160 – Rezoning 1103, 1109, 1123 Ridgewood Drive & 3293 Edgemont Boulevard

#### 1. ADOPTION OF THE AGENDA

##### 1.1. March 7, 2016 Regular Meeting Agenda

*Recommendation:*

THAT the agenda for the March 7, 2016 Regular Meeting of Council for the District of North Vancouver be adopted as circulated, including the addition of any items listed in the agenda addendum.

#### 2. PUBLIC INPUT

(limit of three minutes per speaker to a maximum of thirty minutes total)

#### 3. PROCLAMATIONS

#### 4. RECOGNITIONS

#### 5. DELEGATIONS

#### 6. ADOPTION OF MINUTES

##### 6.1. February 22, 2016 Regular Council Meeting

**p. 9-14**

*Recommendation:*

THAT the minutes of the February 22, 2016 Regular Council meeting be adopted.

**7. RELEASE OF CLOSED MEETING DECISIONS**

**8. COUNCIL WORKSHOP REPORT**

**9. REPORTS FROM COUNCIL OR STAFF**

With the consent of Council, any member may request an item be added to the Consent Agenda to be approved without debate.

If a member of the public signs up to speak to an item, it shall be excluded from the Consent Agenda.

*Recommendation:*

THAT items \_\_\_\_\_ be included in the Consent Agenda and be approved without debate.

**9.1. Development Permit 40.15 – 4644 Eastridge Road** **p. 17-36**  
File No. 08.3060.20/040.15

*Recommendation:*

THAT Development Permit 40.15, to allow for the construction of a new house with detached garage, is ISSUED.

**9.2. OCP Progress Monitoring Report 2011 - 2014: Next Steps** **p. 37-78**  
File No. 13.6480.01/005.000

*Recommendation:*

THAT the OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011 -2014 report, Attachment 1 to the February 26, 2016 report of the Community Planner and Policy Planner entitled OCP Progress Monitoring Report 2011-2014: Next Steps be received;

AND THAT staff be directed to proceed with a community check-in on the OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011-2014 report to inform future monitoring, reporting, and engagement on progress towards OCP implementation and targets.

**9.3. Introduction of Draft Financial Plan**  
File No. 05.1700/Budgets-Finance Division/2016

Presentation: Andy Wardell, Acting General Manager – Finance and Technology.

**9.4. Early Payout – Debt Issue #97 – Outstanding Balance \$1,193,928** **p. 81-82**  
File No. 05.1970/Treasury Management General/File

*Recommendation:*

THAT the early payout of debt issue #97 for \$1,193,628 is APPROVED;

AND THAT staff be directed to include this debt retirement in the 2016 to 2020 Financial Plan Bylaw.

**10. REPORTS**

**10.1. Mayor**

**10.2. Chief Administrative Officer**

**10.3. Councillors**

**10.4. Metro Vancouver Committee Appointees**

**11. ANY OTHER BUSINESS**

**12. ADJOURNMENT**

*Recommendation:*

THAT the March 7, 2016 Regular Meeting of Council for the District of North Vancouver be adjourned.

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## MINUTES

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**DISTRICT OF NORTH VANCOUVER  
REGULAR MEETING OF COUNCIL**

Minutes of the Regular Meeting of the Council for the District of North Vancouver held at 7:00 p.m. on Monday, February 22, 2016 in the Council Chambers of the District Hall, 355 West Queens Road, North Vancouver, British Columbia.

**Present:** Mayor R. Walton  
Councillor R. Bassam  
Councillor M. Bond  
Councillor J. Hanson  
Councillor R. Hicks  
Councillor D. MacKay-Dunn  
Councillor L. Muri

**Staff:** Mr. D. Stuart, Chief Administrative Officer  
Mr. D. Milburn, Acting General Manager – Planning, Properties & Permits  
Mr. A. Wardell, Acting General Manager – Finance & Technology  
Mr. J. Gordon, Manager – Administrative Services  
Ms. J. Paton, Manager – Development Planning  
Ms. L. Brick, Deputy Municipal Clerk  
Ms. S. Dale, Confidential Council Clerk  
Mr. M. Hartford, Planner  
Ms. K. Larsen, Planner  
Ms. A. Reiher, Customer Service Representative

**1. ADOPTION OF THE AGENDA**

**1.1. February 22, 2016 Regular Meeting Agenda**

**MOVED by Councillor MURI**

**SECONDED by Councillor MACKAY-DUNN**

THAT the agenda for the February 22, 2016 Regular Meeting of Council for the District of North Vancouver be adopted as circulated, including the addition of any items listed in the agenda addendum.

**CARRIED**

With the consent of Council, Mayor Walton varied the agenda as follows:

**4. RECOGNITIONS**

**4.1. 2015 Heritage Awards and Design Excellence Awards**

**Heritage Advocacy**

- Ms. Donna Sacuta  
Blair Rifle Range Historical Research
- North Vancouver Museum and Archives  
Exhibit - "Walter Draycott and the Great War"

- Mr. Dave Obee  
Book - "Fifty! With a Fabulous Future: A History of the District of North Vancouver Public Library"
- Squamish Nation Education  
Squamish Language Elders  
Dr. Peter Jacobs  
Mrs. Audrey Rivers  
Mrs. Lila Johnston  
Mrs. Lucille Nicholson  
"Squamish-English Dictionary"

### **Award of Excellence**

In recognition of "Edgemont Commons" - a mixed-use retail and office project at 3053 Edgemont Boulevard

Presented to:

- Kevington Building Corporation (Developer)  
Joe Khalifa
- GBL Architects Ltd.  
Tom Bell, Joey Stevens, Sergio Rojas, and Diran Hirozian
- Jonathan Losee Landscape Architect Ltd.  
Jonathan Losee
- Kevington Building Corporation (Contractor)  
Nib Seto
- Casto Solano, Artist

### **Honourable Mention**

In recognition of "Beacon" - a multifamily residential project at 1550 Fern Street, the first phase of the Seylynn Village community.

Presented to:

- Denna Homes Corp.  
Dr. Abo Taheri, Dr. Shahpour Hosseini, Pedram Hosseini, Sassan Nikseresht, Farbod Taheri, and Tammy Vogan
- DA Architects + Planners  
Mark Ehman, Al Johnson, James Kao
- ETA Landscape Architecture  
Gerry Eckford and Doron Fishman
- CREUS Engineering Ltd.

Fred Ciambrelli, P.Eng.

- ITC Construction Group  
Doug MacFarlane, Jake How, Paul Sum,  
Duncan Beattie, and Jay Bates
- BMO Bank of Montreal  
Jay Walter and Greg Vriend
- Pacesetter Marketing  
Nick Askew

Council recessed at 7:31 pm and reconvened at 7:33 pm.

## **6. ADOPTION OF MINUTES**

### **6.1. February 1, 2016 Regular Council Meeting**

**MOVED by Councillor MURI**

**SECONDED by Councillor HICKS**

THAT the minutes of the February 1, 2016 Regular Council meeting be adopted.

**CARRIED**

### **6.2. February 9, 2016 Public Hearing**

**MOVED by Councillor MURI**

**SECONDED by Councillor HICKS**

THAT the minutes of the February 9, 2016 Public Hearing be received.

**CARRIED**

## **2. PUBLIC INPUT**

### **2.1. Mr. David Cook, 900 Block Lytton Street:**

- Spoke regarding the impacts of climate change on the North Shore; and,
- Recommended that the Mosquito Creek old-growth area and Roche Point Forest be managed as conservation areas.

Council requested that staff report back on the zoning of the Mosquito Creek old-growth area and Roche Point Forest.

### **2.2. Mr. Jonathan Whitworth, CEO, Seaspan, 100 Block Stevens Drive:**

- Provided an update on the Seaspan Shipyard Modernization project; and,
- Thanked the Mayor, Council and District staff for their continued support.

### **2.3. Mr. Corrie Kost, 2800 Block Colwood Drive:**

- Expressed concern that past documents are not available on the new District website; and,
- Requested that existing documents be restored.

Mr. David Stuart, Chief Administrative Officer, advised that all documents are on the old website and encouraged residents to contact the Clerk's Department for assistance.

Council requested that staff report back on the District's archival process.

**3. PROCLAMATIONS**

Nil

**5. DELEGATIONS**

Nil

**7. RELEASE OF CLOSED MEETING DECISIONS**

Nil

**8. COUNCIL WORKSHOP REPORT**

Nil

**9. REPORTS FROM COUNCIL OR STAFF**

**MOVED by Councillor MURI**

**SECONDED by Councillor BASSAM**

THAT items 9.1 and 9.5 be included in the Consent Agenda and be approved without debate.

**CARRIED**

**9.1. Bylaw 8166: Amendment to Fees and Charges Bylaw 6481**

File No. 09.3900.20/000.000

**MOVED by Councillor MURI**

**SECONDED by Councillor BASSAM**

THAT "The District of North Vancouver Fees and Charges Bylaw 6481, 1992, Amendment Bylaw 8166, 2016 (Amendment 49)" is ADOPTED.

**CARRIED**

**9.2. Development Permit 6.15 – 1840 Naomi Place**

File No. 08.3060.20/006.15

Public Input:

Mr. Frits De Vries, Architect:

- Provided an overview of the proposed site plan and building design; and,
- Advised he is here to answer any questions.

Councillor MACKAY-DUNN left the meeting at 8:02 pm and returned at 8:03 pm.

**MOVED by Councillor MURI**  
**SECONDED by Councillor HICKS**

THAT Development Permit 6.15, to allow a new house and garage at 1840 Naomi Place, is ISSUED.

**CARRIED**

Opposed: Councillor HANSON

**9.3. Development Variance Permit 51.15 – 5599 Grousewoods Drive**

File No. 08.3060.20/051.15

**MOVED by Councillor MURI**  
**SECONDED by Councillor HICKS**

THAT Development Variance Permit 51.15, to allow for an addition to the existing house at 5599 Grousewoods Drive, is ISSUED.

**CARRIED**

**9.4. Development Variance Permit 42.15 – 1153 Adderley Street**

File No. 08.3060.20/042.15

**MOVED by Councillor MURI**  
**SECONDED by Councillor BASSAM**

THAT Development Variance Permit 42.15, to allow for a coach house in the rear yard of the property at 1153 Adderley Street, is ISSUED.

**CARRIED**

**9.5. 2016 Parcel Tax Roll Review**

File No. 05.1940

**MOVED by Councillor MURI**  
**SECONDED by Councillor BASSAM**

THAT pursuant to Section 2014(2)(b) of the Community Charter, the sitting of the 2016 Parcel Tax Roll Review Panel for the Parcel Tax Roll be held in the Council Chamber on Tuesday, March 29, 2016 at 4:30 p.m.

**CARRIED**

**9.6. Bylaws 8159, 8160 and 8162: 1103, 1109, 1123 Ridgewood Drive and 3293 Edgemont Boulevard**

File No. 08.3060.20/030.15

**MOVED by Councillor HICKS**  
**SECONDED by Councillor BASSAM**

THAT "District of North Vancouver Official Community Plan Bylaw 7900, 2011, Amendment Bylaw 8159, 2015 (Amendment 16)" is given SECOND and THIRD Readings;

AND THAT "District of North Vancouver Rezoning Bylaw 3210, (Bylaw 8160)" is given SECOND and THIRD Readings;

AND THAT "Housing Agreement Bylaw 8162, 2015 (1103, 1109, 1123 Ridgewood Drive and 3293 Edgemont Boulevard)" is given SECOND and THIRD Readings.

**CARRIED**

Opposed: Councillor MURI

**10. REPORTS**

**10.1. Mayor**

Nil

**10.2. Chief Administrative Officer**

Nil

**10.3. Councillors**

Councillor Hicks provided an update on the Metro Vancouver Lions Gate Wastewater Treatment Plant.

**10.4. Metro Vancouver Committee Appointees**

Nil

**11. ANY OTHER BUSINESS**

Nil

**12. ADJOURNMENT**

**MOVED by Councillor MURI**

**SECONDED by Councillor HANSON**

THAT the February 22, 2016 Regular Meeting of Council for the District of North Vancouver be adjourned.

**CARRIED**

(8:43 pm)

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Mayor

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Municipal Clerk

## REPORTS

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COUNCIL AGENDA/INFORMATION				
<input type="checkbox"/> In Camera	Date:	Item #		
<input checked="" type="checkbox"/> Regular	Date: <u>March 7, 2016</u>	Item #		
<input type="checkbox"/> Agenda Addendum	Date:	Item#		
<input type="checkbox"/> Info Package	DM#	Date:		
<input type="checkbox"/> Council Workshop	DM#	Date:	Mailbox:	

  
Dept.  
Manager

  
Director

  
CAO

## The District of North Vancouver REPORT TO COUNCIL

January 25, 2016

File: 08.3060.20/040.15

Tracking Number: RCA -

**AUTHOR:** Kevin Zhang, Community Planner

**SUBJECT:** 4644 Eastridge Rd – Development Permit 40.15

### RECOMMENDATION:

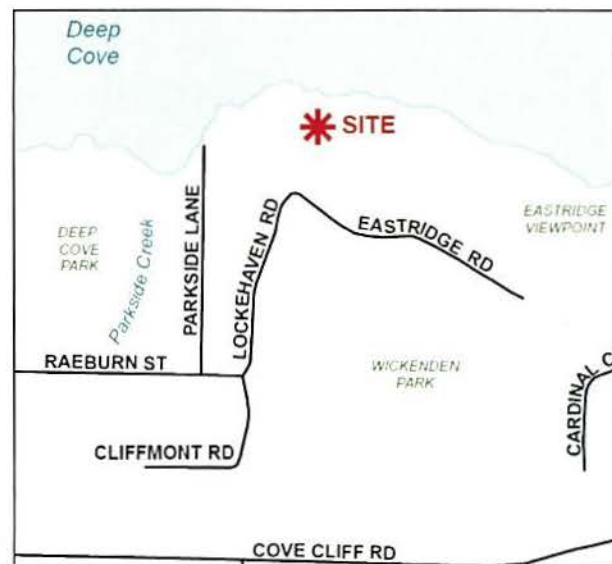
**THAT** Development Permit 40.15 (Attachment A) be issued to allow for the construction of a new house with detached garage at 4644 Eastridge Rd.

### REASON FOR REPORT:

The project requires Council's approval of a Development Permit (DP) with variances to allow the construction of a new house with detached garage at 4644 Eastridge Rd.

### SUMMARY:

The proposal is for a new house and a detached garage with art studio at 4644 Eastridge Rd that requires a Development Permit with variances. The site is located within Development Permit Areas for Slope Hazard and Wildfire Hazard.

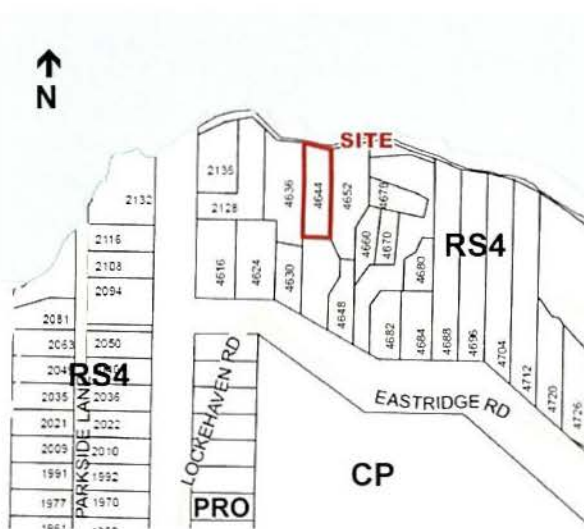


**ANALYSIS:**

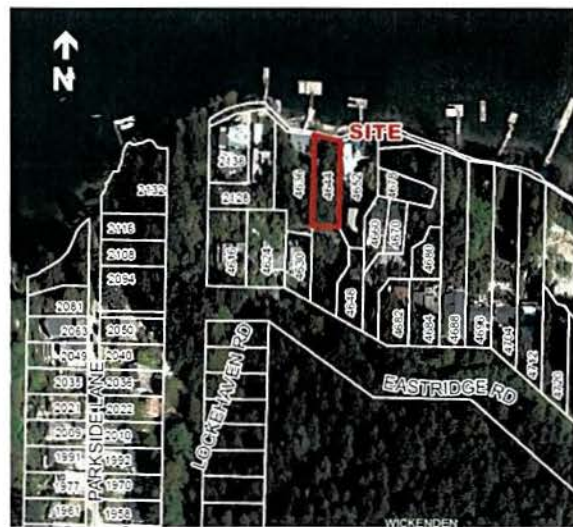
Purpose: To allow for the construction of a new house with detached garage.

Site and Surrounding Area:

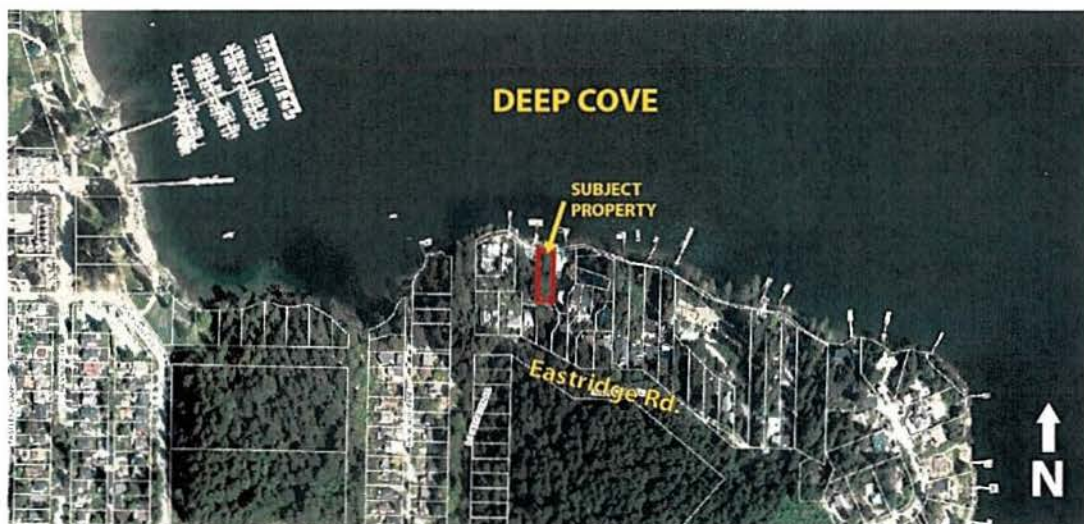
The site and surrounding lots are zoned Residential Single-Family 6000 Zone (RS4) as seen in the following context map and air photo. This site does not have direct frontage on to Eastridge Rd, therefore there is no visual impact on Eastridge Rd from this development. Vehicle access is through a private lot directly south of the subject property, which is jointly owned by 4636, 4644, and 4652 Eastridge Rd, so legal access to the property is secured. The front property line is the north property line, adjacent to the waterfront.



Context Map



Air Photo



Broader Context Map

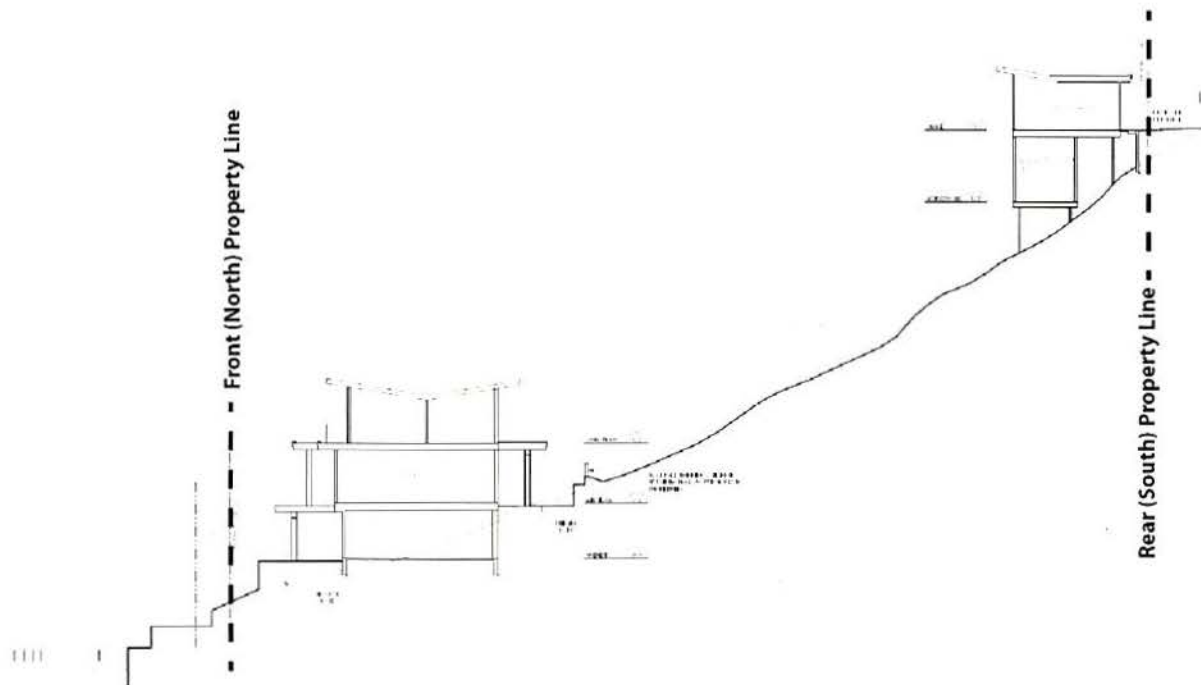
Zoning Bylaw Compliance:

The proposal requires the following variances:

Regulation	Required/ Permitted	New Work	Variance
Minimum Principle Building Front Setback	7.62 m 25.0 ft	3.05 m 10.0 ft	4.57 m 15.0 ft
Minimum Setback from Ocean Natural Boundary	7.62 m 25.0 ft	3.05 m 10.0 ft	4.57 m 15.0 ft
Maximum Encroachment for Roof	6.40 m 21.0 ft	2.28 m 7.5 ft	4.12 m 13.5 ft
Maximum Building Height – Flat Roof	7.92 m 26.0 ft	10.56 m 34.67 ft	2.64 m 8.67 ft
Maximum Eave Height	7.32 m 24.0 ft	9.48 m 31.1 ft	2.16 m 7.1 ft
Maximum Building Height - Garage	3.66 m 12.0 ft	7.68 m 25.2 ft	4.02 m 13.2 ft
Maximum Parking/Accessory in Required Rear Yard	46.36 m <sup>2</sup> 499 ft <sup>2</sup>	65.40 m <sup>2</sup> 704 ft <sup>2</sup>	19.04 m <sup>2</sup> 205 ft <sup>2</sup>

**Discussion:**

The site is very steep (average grade of approximately 50%) which contributes to the need for the variances.



**West Section Across Subject Property**



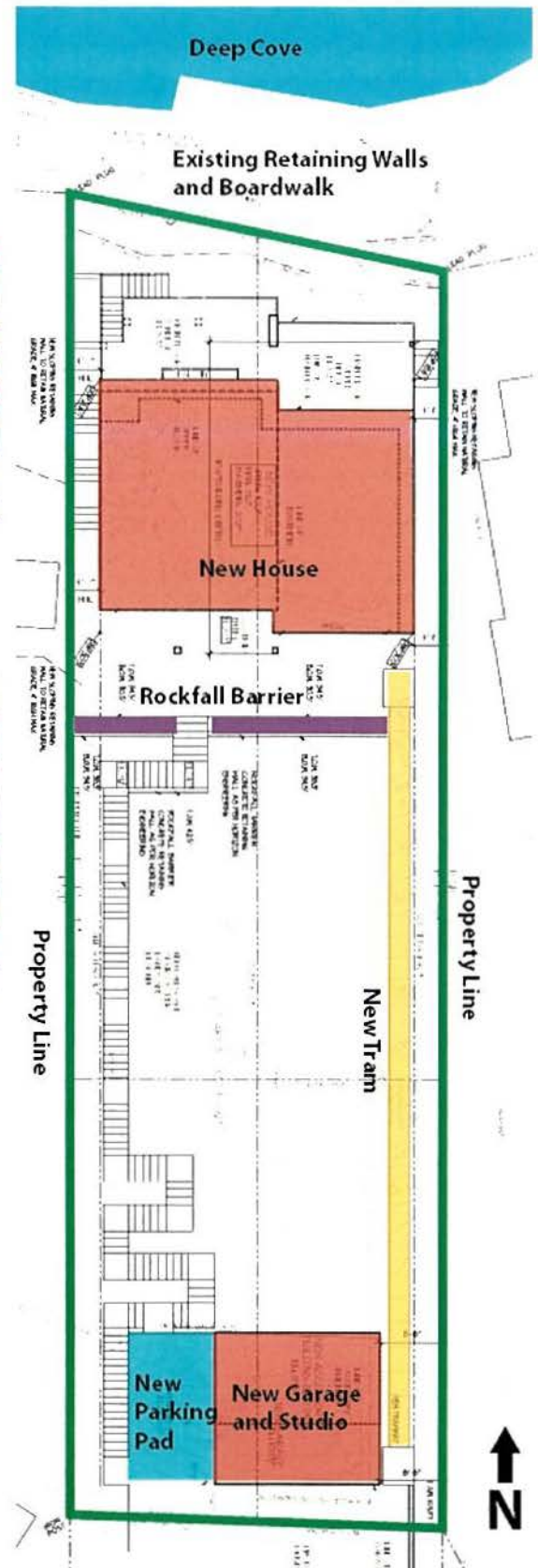
The proposal involves the construction of a new house on the water side of the property and a garage with art studio at the rear of the property. The two buildings will be connected by stairs along the western property line and a tram along the eastern property line.



**View of Existing Development from North (Deep Cove)**



**View of Proposed Development from North (Deep Cove)**



**Proposed Plan for New House and Garage**

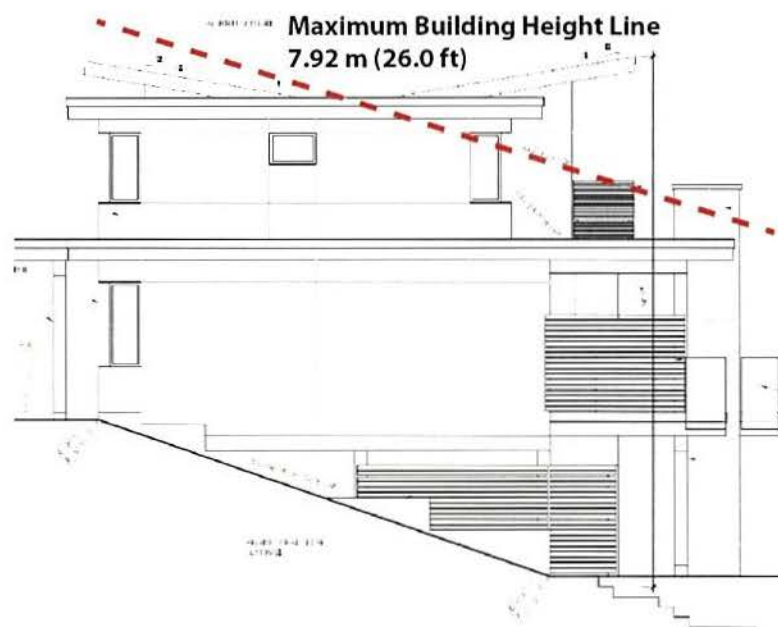
The applicant has designed the house to work with the natural slope of the lot. The subject lot is challenged by the existing natural grades which have resulted in the need for variances.

Front Yard Setback, Ocean Natural Boundary Setback, and Maximum Encroachment for Roof  
The front yard setback to the principle building is taken from the north property line, facing Deep Cove. Three variances are required: a 4.57 m (15 ft) variance of the principle front setback; a 4.57 m (15 ft) variance of the ocean natural boundary setback, and a 4.12 m (13.5 ft) variance of the maximum roof encroachment.

These variances are supported due to the challenging terrain of the lot and because the house is sited at a similar setback to the neighbours' houses on either side. The proposed new house is sited on the property to allow for the construction of a rockfall barrier. Constructing the house further from the steep southern half the site will also limit the amount of excavation and/blasting required, minimizing environmental and neighbour impacts. The proposed siting of the new house is also in line with the approximate location of the existing house. This will help minimize site disturbance. The top of basement slab will be raised from 18.6 ft to 20.8 ft above sea level. The applicant intends keep the area in front of the house (water side) in a natural state with proposed landscaping to be indigenous plantings that will soften the edge and create a green transition between the house and the path. A landscape plan is required under DP 40.15 prior to the issuance of a building permit.

Maximum Building Height and Eave Height

The proposed building height is 10.56 m (34.67 ft) which requires a 2.64 m (8.67 ft) variance and the proposed eave height is 9.48 m (31.1 ft) which requires a (2.16 m 7.1 ft) variance. These variances are supported due to the steep natural slope of the site.



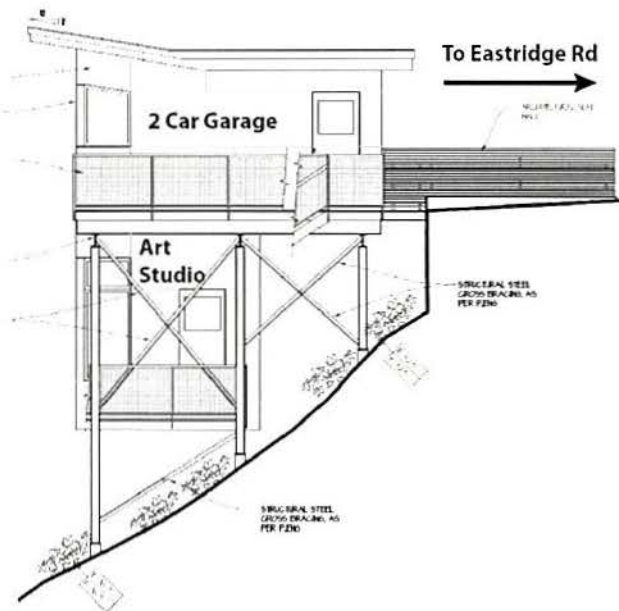
**East Elevation of Proposed House**



**Maximum Garage Height and Maximum Parking/Accessory in Required Rear Yard**

The proposed parking structure contains two levels. The top level includes two indoor parking spaces and a parking pad. The bottom level contains an art studio which is not visible from the access lot. The proposed height of the garage is 7.68 m (25.2 ft) which requires a variance of 4.02 m (13.2 ft). The size of the proposed parking/Accessory structure in the required rear yard is 65.40 m<sup>2</sup> (704 ft<sup>2</sup>) which requires a variance of 19.04 m<sup>2</sup> (205 ft<sup>2</sup>). These variances are supported due to the steep natural slope of the site. The proposed garage will have limited impacts on its surroundings due to the steep slope, large trees and shrubs on the site, and the subject property not having a direct frontage on to Eastridge Rd.

The main house and the garage are to be connected by stairs along the western property line and a tram on the eastern property line. The tram does not encroach on the side yard setback. An example of a tram likely to be installed on the subject property is shown below.

**Elevation of Garage and Art Studio****Example of Tram****Slope Hazard:**

The applicant has submitted a Geotechnical Investigation Report from Horizon Engineering dated October 30, 2015, which concludes the proposal meets the District's adopted Risk Tolerance Criteria and Slope Hazard Development Permit area guidelines.

Development Permit 40.15 references compliance with the Geotechnical Investigation Report as a condition of development. The Geotechnical Investigation Report will be registered on the title of the property.



Tree/Wildfire Hazard:

The applicant has submitted a Preliminary Wildfire Assessment from Diamond Head Consulting Ltd dated September 11, 2015. The report includes recommendations on tree removal (with replacement trees), minor pruning, and building material choices including fire retardant roofing materials. Thirty-two (32) on-site trees are proposed to be removed with replacements of fire resistant native deciduous trees. The number and size of replacement trees are to be determined by the District's Tree Protection Bylaw (7671). The arborist notes that a number of these trees have been previously topped and are in poor condition.

Development Permit 40.15 references compliance with the Preliminary Wildfire Assessment as a condition of development. The Preliminary Wildfire Assessment will be registered on the title of the property.

Development Permit 40.15 references compliance with the Arborist Report as a condition of development. The Arborist Report will be registered on the title of the property. A tree permit will be required to permit any tree removal and to secure replanting requirements.

Encroachments: Port Metro Vancouver

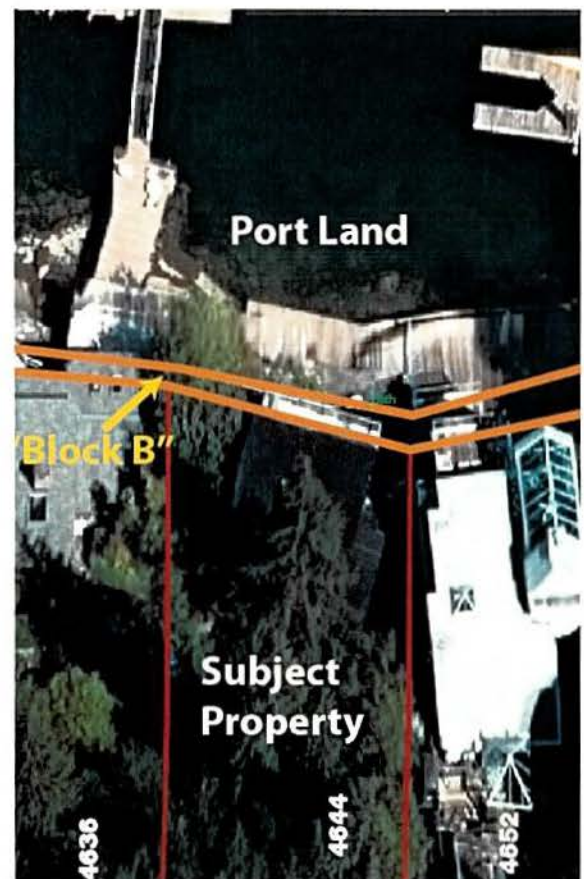
Development from the subject property currently encroaches on to Port Metro Vancouver lands (see map on right) including retaining walls and boardwalk. Port Metro has been referred this application and they have stated that they have no objections to the issuance of this Development Permit.

Encroachments: Block B - DNV

Development from the subject property currently encroaches on to District owned "Block B" (legally described as Block B District Lot 575 Plan 6241, see map on right). These encroachments will be resolved with a licence to occupy with the District or removed prior to the issuance of a building permit.

Construction Environment Management

A Construction Environmental Management Plan will be required prior to the issuance of any Environment or Building Permits. The plan will describe how all the related work will be conducted such that minimal or no environmental impact to the foreshore, DNV Block B, retained trees or neighbouring property occurs. The plan will address how construction access to the site via water and from Eastridge Rd. shall be conducted. The plan will include details on how rock and fill is moved onto and off the property, measures to protect DNV land plus environmental controls for sediment and pollution prevention.



**Encroachments of Retaining Walls and Boardwalk**

Notification

An information letter was sent out to 24 neighbours and the Seymour Community Association to inform them of the application. We did not receive a response from the Seymour Community Association. One neighbour was concerned about possible environmental impacts which are addressed in the reports referenced in DP 40.15.

Municipal notification advising that Council will be considering whether to issue a Development Permit will be sent to the adjacent property owners and the Community Association. Response to the notification will be provided to Council prior to consideration of this application.

Conclusion:

Staff are supportive of this proposal because of the challenging nature of the lot and the limited impact on neighbouring lots. The proposal is consistent with adjacent developments; the adjacent neighbours have not expressed concerns regarding this proposal.

**OPTIONS:**

The following options are available for Council's consideration:

1. **THAT** Development Permit 40.15 (Attachment A) be issued to allow for the construction of a new house with detached garage at 4644 Eastridge Rd. (staff recommendation); or
2. **THAT** Development Permit 40.15 be denied.

Respectfully Submitted,



Kevin Zhang  
Community Planner

Attachment:

A – DP 40.15

<b>REVIEWED WITH:</b> <input type="checkbox"/> Sustainable Community Development <input type="checkbox"/> Development Services <input type="checkbox"/> Utilities <input type="checkbox"/> Engineering Operations <input type="checkbox"/> Parks & Environment <input type="checkbox"/> Economic Development	<b>REVIEWED WITH:</b> <input type="checkbox"/> Clerk's Office <input type="checkbox"/> Corporate Services <input type="checkbox"/> Communications <input type="checkbox"/> Finance <input type="checkbox"/> Fire Services <input type="checkbox"/> Human resources <input type="checkbox"/> ITS <input type="checkbox"/> Solicitor <input type="checkbox"/> GIS	<b>REVIEWED WITH:</b> External Agencies: <input type="checkbox"/> Library Board <input type="checkbox"/> NS Health <input type="checkbox"/> RCMP <input type="checkbox"/> Recreation Commission <input type="checkbox"/> Other: _____	<b>REVIEWED WITH:</b> Advisory Committees: <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/> _____
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**THE CORPORATION OF THE DISTRICT OF NORTH VANCOUVER****DEVELOPMENT PERMIT NUMBER 40.15**

This Development Permit 40.15 is hereby issued by the Council for The Corporation of the District of North Vancouver to David Michener Evans for the development of a new house with a detached garage on the property located at 4644 Eastridge Road, legally described as LOT 3, AND AN UNDIVIDED 1/3 INTEREST IN AND TO LOT 6, BLOCK 3 DISTRICT LOT 575 PLAN 17249 (PID: 007-297-220) subject to the following terms and conditions:

A. The following Zoning Bylaw regulations are varied under Part 14, Division 7, Subsection 490 (1) (a) of the Local Government Act:

1. Minimum Principle Building Front Setback reduced from 7.62 m (25.0 ft) to 3.05 m (10.0 ft);
2. Minimum Setback from Ocean Natural Boundary reduced from 7.62 m (25.0 ft) to 3.05 m (10.0 ft);
3. Maximum Encroachment for Roof reduced from 6.40 m (21.0 ft) to 2.28 m (7.5 ft);
4. Maximum Building Height – Flat Roof increased from 7.92 m (26.0 ft) to 10.56 m (34.67 ft);
5. Maximum Eave Height increased from 7.32 m (24.0 ft) to 9.48 m (31.1 ft);
6. Maximum Building Height - Garage increased from 3.66 m (12.0 ft) to 7.68 m (25.2 ft); and
7. Maximum Parking/Accessory in Required Rear Yard increased from 46.36 m<sup>2</sup> (499 ft<sup>2</sup>) to 65.40 m<sup>2</sup> (704 ft<sup>2</sup>).

B. The following requirement is imposed under Subsection 490 (1) (c ) of the Local Government Act:

1. Substantial construction as determined by the Manager of Permits and Licenses shall commence within two years of the date of this permit or the permit shall lapse.

C. The following requirements are imposed under Subsection 490 (1)(a), 491 (1), 491 (2) of the Local Government Act:

1. The site shall be developed in accordance with the attached plans DP 40.15 - A - H.

2. Prior to the issuance of a Building Permit, the following shall be submitted to:

(i) Building

- (a) An acceptable Construction Environmental Management Plan that describes protective measures for how all the related work will be conducted such that minimal or no environmental impact to the foreshore, DNV Block B, retained trees or neighboring property occurs. The plan will address how construction access to the site via water and from Eastridge Rd. shall be conducted. The plan will include details on how rock and fill is moved onto and off the property, measures to protect DNV land plus environmental controls for sediment and pollution prevention;
- (b) Reports certified by qualified professionals addressing all safety concerns relating to flooding, mud flows, debris flows, debris torrents, erosion, land slip, rockfalls, subsidence or avalanche; and
- (c) Three copies of a final detailed landscape plan prepared by a landscape architect registered in British Columbia for the approval of the Director of Engineering or their designate.

(ii) Properties

- (a) Documents for a license to occupy for all development related to the subject property that encroach on to "Block B" (legally described as Block B District Lot 575 Plan 6241).

D. The following requirements are imposed under Subsections 491 (2) of the Local Government Act:

- 1. No work shall take place except to the limited extent shown on the attached plans (DP 40.15 A - H) and in accordance with the following:
  - (a) The site shall be developed in accordance with the recommendations of the report titled "Geotechnical Investigation Report" prepared by Horizon Engineering Inc. dated October 30, 2015;
  - (b) The site shall be developed in accordance with the recommendations of the report titled "Preliminary Wildfire Assessment" prepared by Diamond Head Consulting Ltd. dated September 11, 2015;

- (c) The site shall be developed in accordance with the recommendations of the report titled "Arborist Report" prepared by Diamond Head Consulting Ltd. dated May 15, 2014;
- (d) A qualified professional engineer shall confirm that the building permit drawings meet the recommendations of the reports referenced above, or meets and equivalent or higher degree of protection;
- (e) Mitigation measures are carried out in accordance with the recommendations of the qualified professional providing recommendations on topic.
- (f) A post construction report by a Registered Professional Geotechnical Engineer and Structural Engineer, stating that the development has been carried out in accordance with all the above mentioned Reports, shall be submitted prior to finalization of the Building Permit; and
- (g) Confirmation of registration of the section 219 restrictive covenant for wildfire mitigation and slope hazard mitigation prior to the issuance of a Building Permit.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Municipal Clerk

Dated this                      day of

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Attachment DP 40.15 A

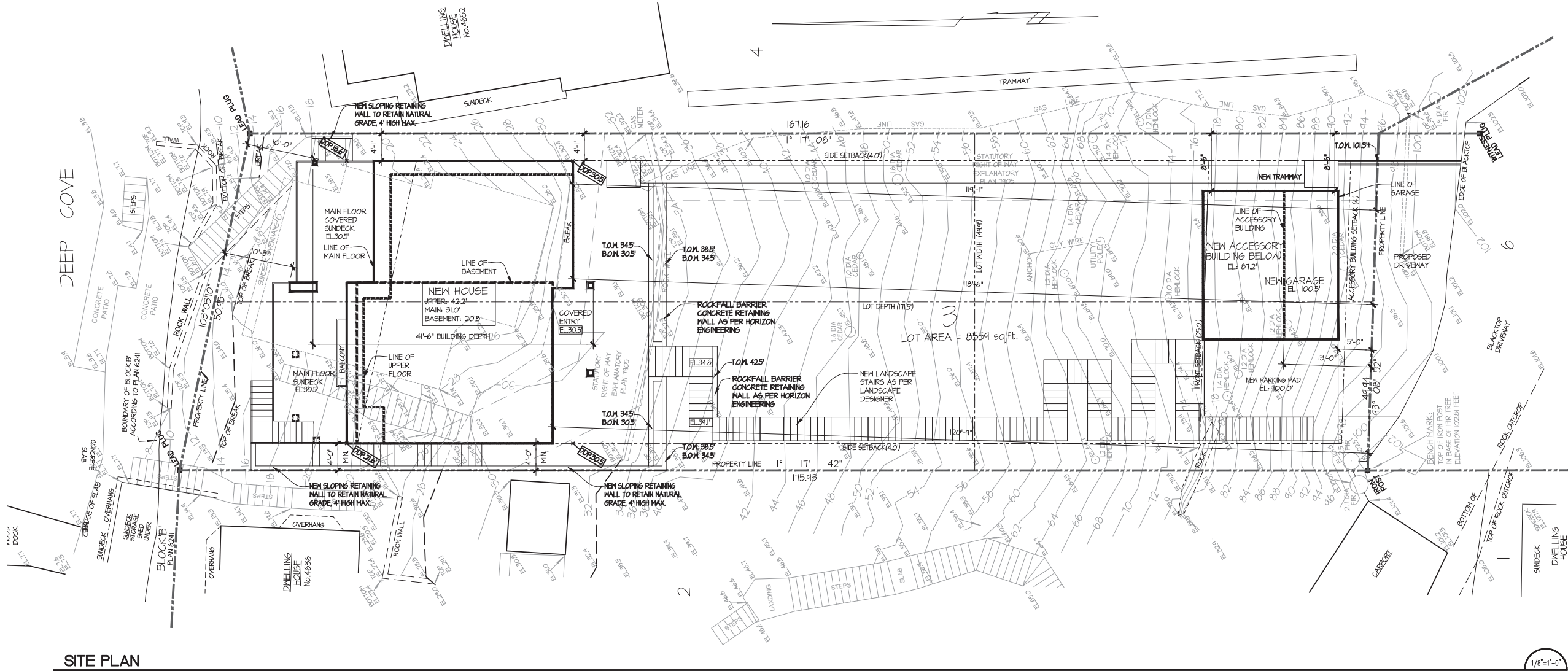


## EVANS/KAGAN RESIDENCE

4644 Eastridge Road, North Vancouver, BC

July, 2015





SITE PLAN

District of North Vancouver  
Building Department  
Tel. 990-2480  
Fax: 984-9683

**RS-4**  
Zoning Compliance Summary Checklist  
**SECTION C**

PROPERTY INFORMATION

Address: 4644 Eastridge Road  
Lot Depth: 171.5'  
Lot Width: 49.2'  
Lot Area: 8559 sq. ft.

Permit Number: \_\_\_\_\_  
Zone: RS-4  
Ground Snow Load: \_\_\_\_\_  
Main Floor Geodetic: **31.0' ft.** m

SETBACKS

		Minimum	Proposed	Complies
Principal Structure	Front	25'	118.5'	Y
	Rear	25'	10'	*NO
RELAXATION REQUIRED				
Left side yard for lots less than 50 ft in width				
Right side yard for lots less than 50 ft in width				
Left side yard for lots 50 ft or greater in width				
Right side yard for lots 50 ft or greater in width				
Flanking Street				
Garage/Carport/ Accessory	Street Property Line	15% lot width		N/A
	Lane Property Line			N/A
	Other Property Line	4'	5'8.5'	Y

Complies with maximum building depth of 65'	41.5'	Y
Complies with minimum 3' setback for projections		Y
Complies with max. 4' encroachment for verandas, steps, roofs		*NO
Secondary suite area and 3 on-site parking spaces		N/A

DATUM DETERMINATION POINTS

	Left	Right	Average	Complies
Front	30.5'	30.5'	30.5'	N/A
Rear	21.6'	18.6'	20.1'	N/A

BUILDING HEIGHT

	Roof Pitch	4' Bonus	Max	Proposed	Complies
Principal Building	0 in 12	Y	26'	34.7'	*NO
Parking Structure/ Accessory Building	0 in 12	n / a	12'	12'	Y

EAVE HEIGHT

	Maximum	4' Bonus	Proposed	Complies
For lots less than 50 ft in width	22 ft	Y		*NO
For lots 50 ft or greater in width	18-22 ft			N/A

RELAXATION REQUIRED

BUILDING COVERAGE

	Maximum	Proposed	Complies
All Building & Structures	.35 x Lot Area = 2996	2608	Y

PARKING STRUCTURES & ACCESSORY BUILDINGS

Parking Structure in required front yard	25 x required yard (to 400 sq. ft.)	432	*NO
Total Parking Structure & Accessory Bldg on lot	800 sq. ft.	704	Y
Total Parking Structure and Accessory Building in required rear yard	.40 x required rear yard		N/A

RELAXATION REQUIRED

UPPER STOREY FLOOR AREA

	Largest Storey Below (see note below)	Maximum Upper Storey 75% Largest Storey Below	Proposed	Complies
Area	1502	1127	1076	Y

FLOOR SPACE RATIO

\*\* Allowable max: RS4 3013 sq. ft.

Calculation		Proposed	Complies		
Lot < 5000	Lot area (LA) x .45 = *** (_____ max)		N/A		
Lot > 5000	Lot area x .35 plus 350 = 3346 *** (3013 max)	2946	Y		
	Existing	Proposed	Deductions	Total	
Basement	***	***691	-283	408	y / n
Main floor		1260		1260	y / n
Upper floor		1076		1076	y / n
Covered Deck		162		162	
Balcony, Veranda & deck		80+15+180	-275	0	y / n
Parking Structure		440	-400	40	y / n
Accessory Building		264	-264	0	y / n
Total		4168	-1222	2946	y / n
*** Countable area = 691 x ( 62.5 + 105.7 ) Basement Floor Area P2 P1					

\* Relaxation required

LEGAL DESCRIPTION:

TOPOGRAPHIC SURVEY PLAN OF LOT 3, AND AN UNDIVIDED 1/3 INTEREST IN AND TO LOT 6, BOTH OF BLOCK 3, DISTRICT LOT 575, PLAN 17244

CIVIC ADDRESS: 4644 Eastridge Road, NORTH VANCOUVER.

P.I.D. 007-247-220

FOR ADDITIONAL SITING INFORMATION REFER TO SURVEY PRODUCED BY:

HOBBS, WINTER & MacDONALD  
B.C. LAND SURVEYORS  
113-828 HARBOURSIDE DRIVE,  
NORTH VANCOUVER, B.C., V1P 3R9  
TEL 604-486-1371 FAX 604-486-5204

JOB DIRECTORY:  
FB.2374 p.91 - 116 M 3171-06-A NVD

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canada V7L 1B3  
tel. (604) 980-2087  
www.synthesissdesign.ca

Evans-Kagan Residence  
4644 Eastridge Road  
North Vancouver, BC

Drawing Title

SITE PLAN

Date 10.29.2015

Scale 1/8" = 1'-0"

Drawn KWL

Job No. 15068

Sheet DD-1

Of 10 Sheets

LEGAL DESCRIPTION:

TOPOGRAPHIC SURVEY PLAN OF LOT 3, AND AN UNDIVIDED 1/3 INTEREST IN AND TO LOT 6, BOTH OF BLOCK 3, DISTRICT LOT 575, PLAN 17249

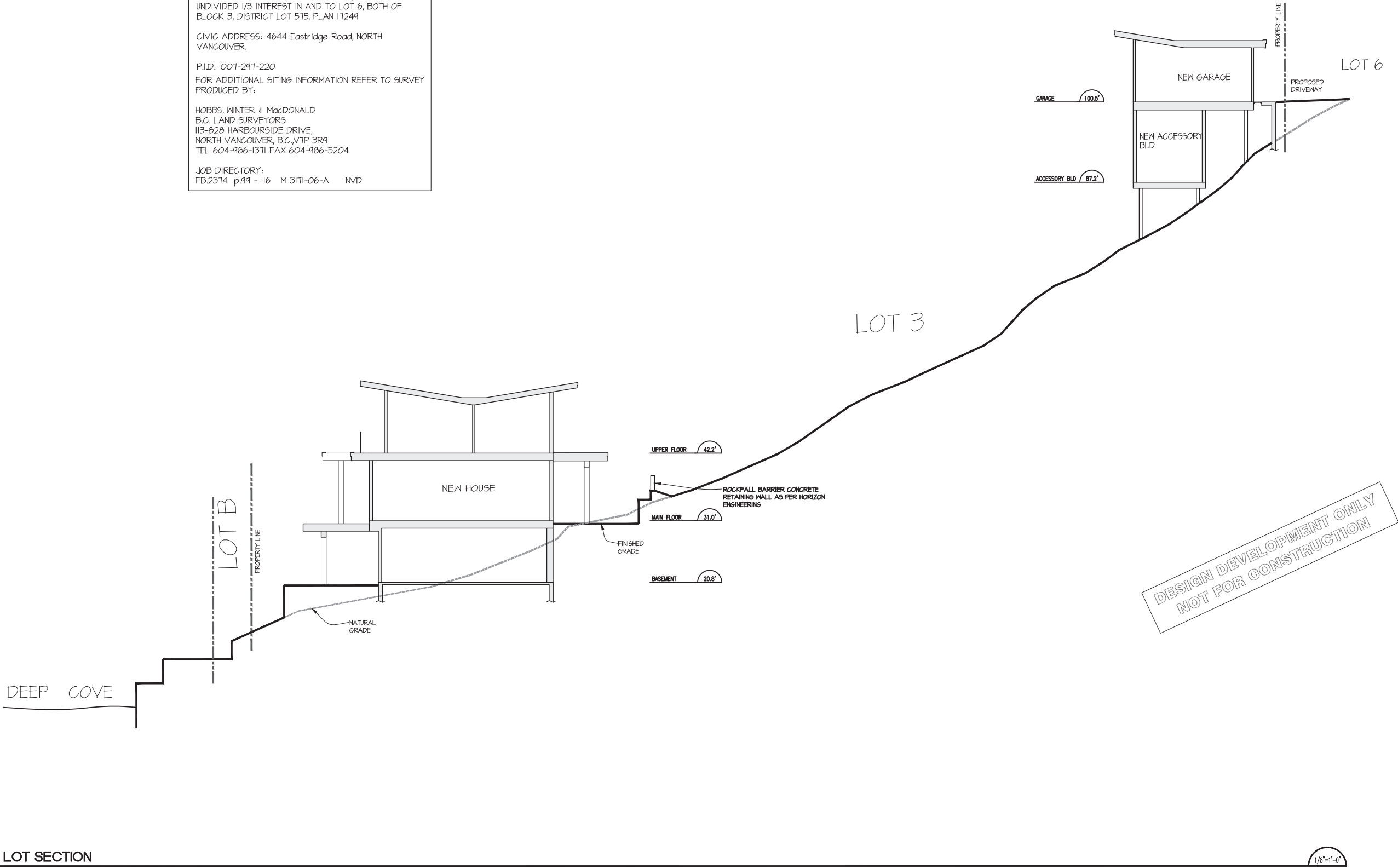
CIVIC ADDRESS: 4644 Eastridge Road, NORTH VANCOUVER.

P.I.D. 007-297-220

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NORTH VANCOUVER, B.C. V7P 3R9  
TEL 604-986-1371 FAX 604-986-5204

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Evans-Kagan Residence  
4644 Eastridge Road  
North Vancouver, BC

Drawing Title  
LOT  
SECTION

Date 10.29.2015

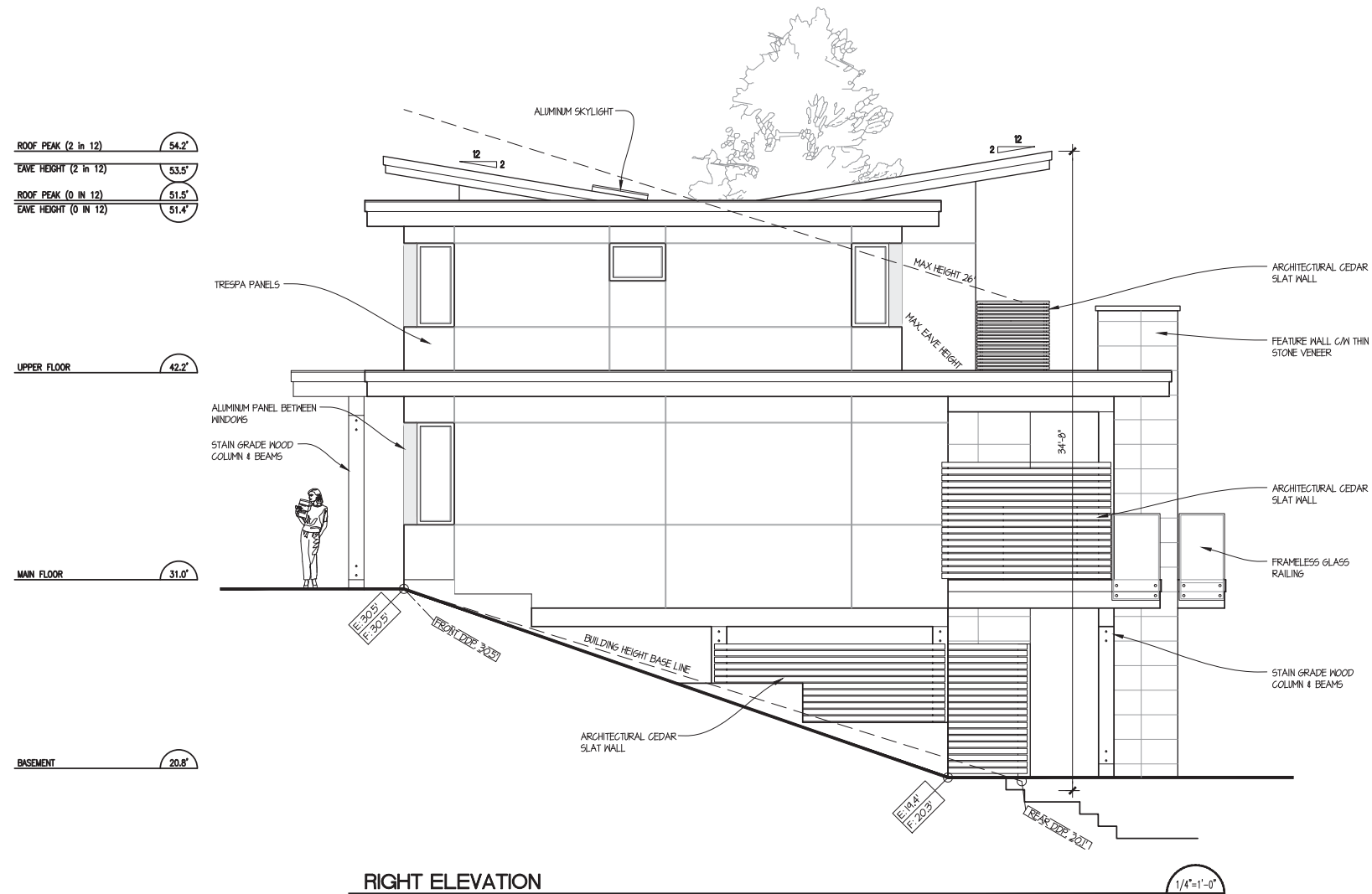
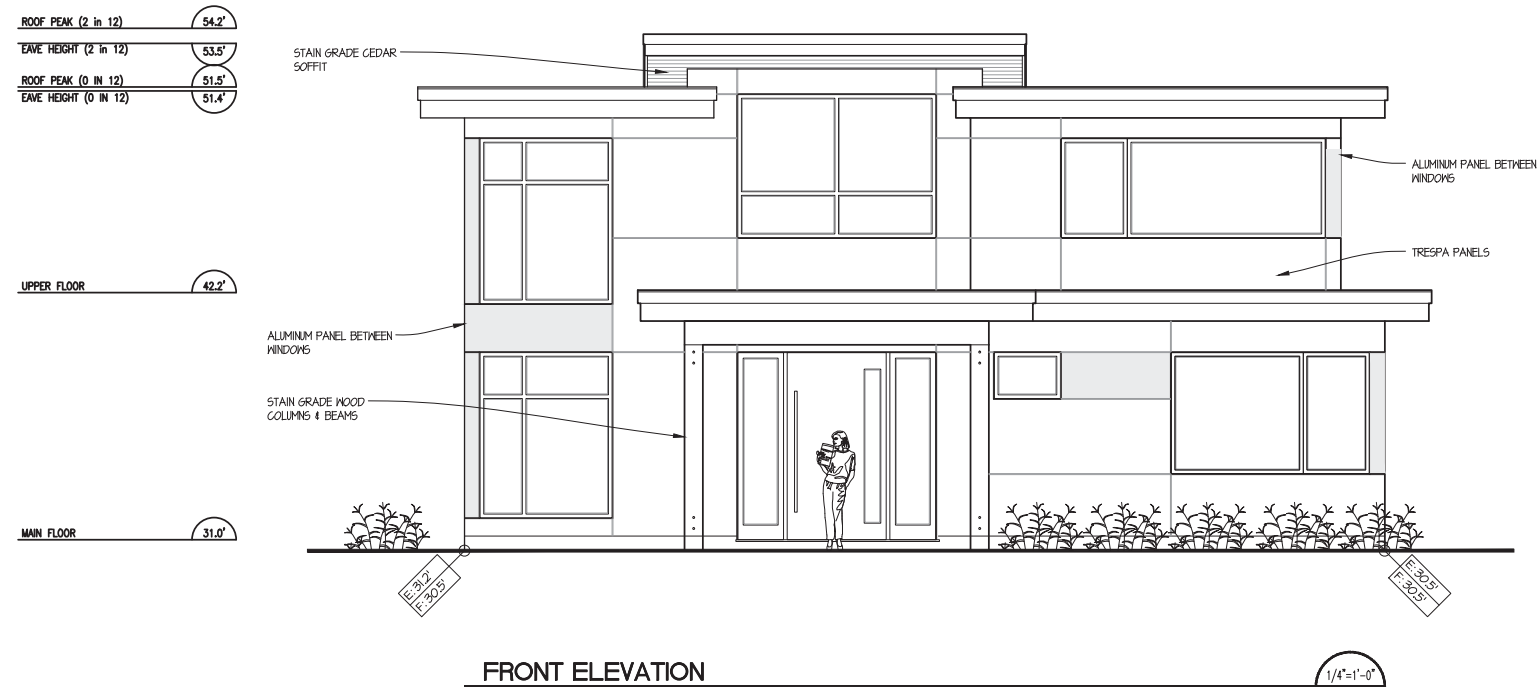
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Drawn KWL

Job No. 15068

Sheet DD-2

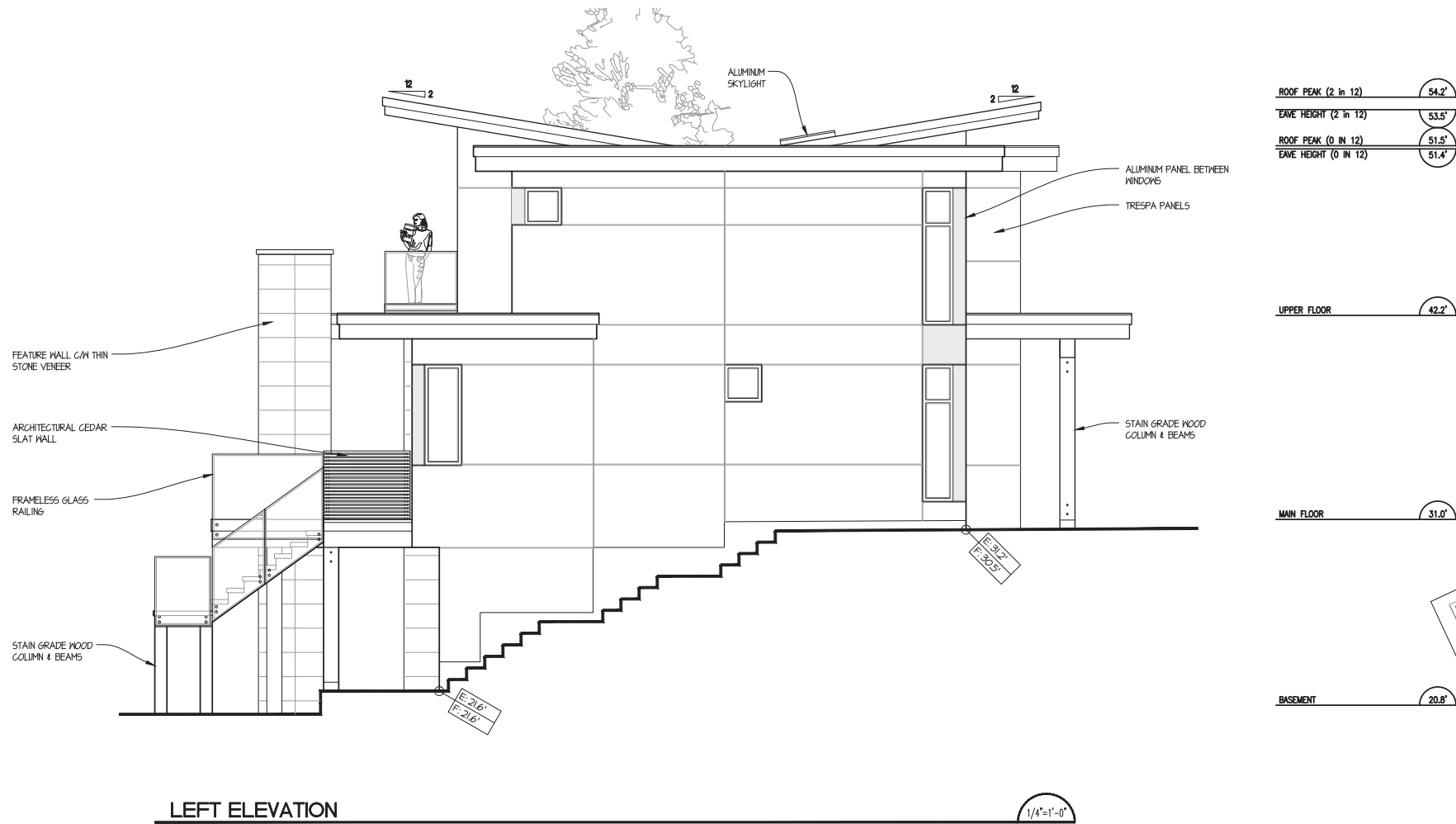
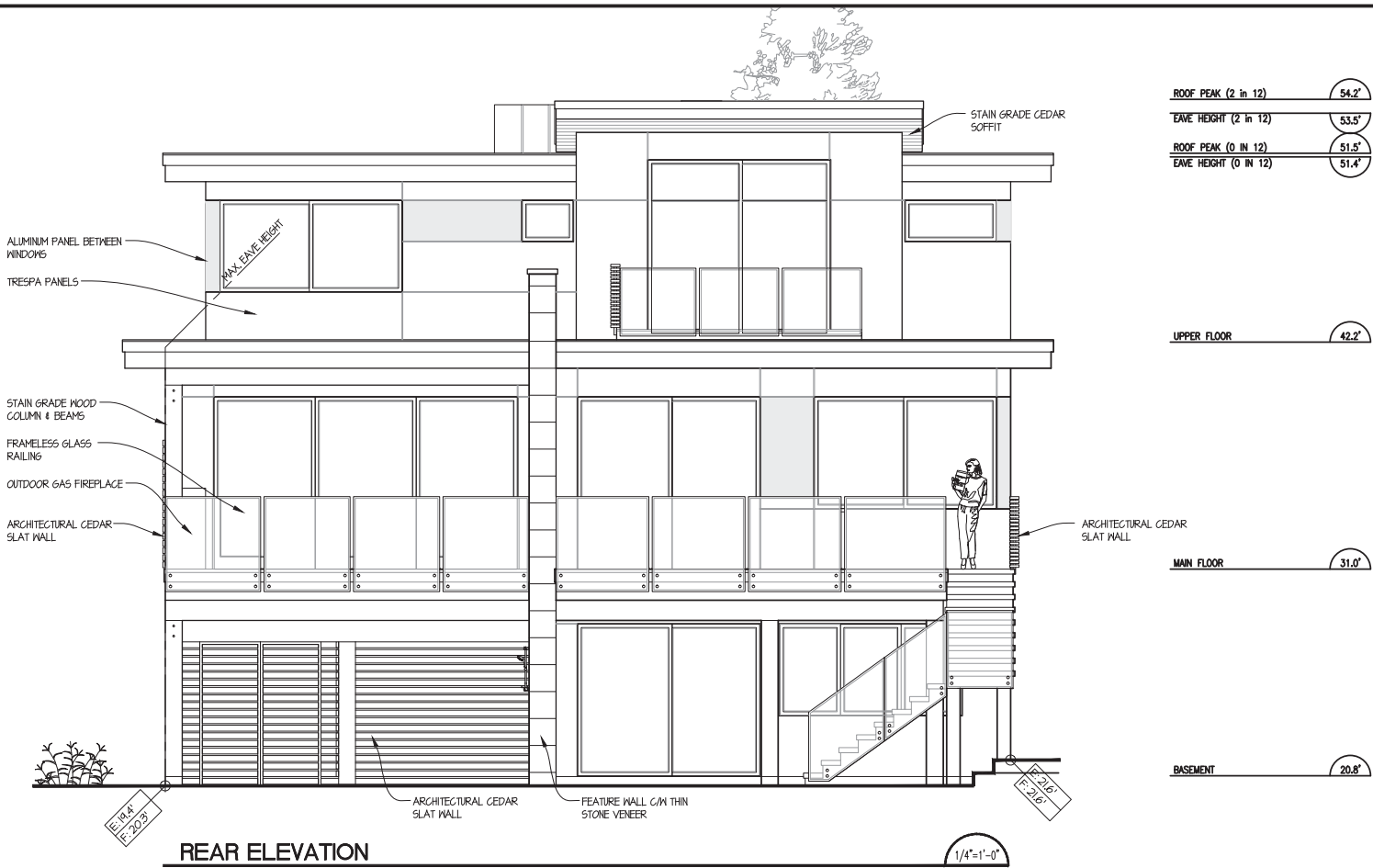
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Evans-Kagan Residence 4644 Eastridge Road North Vancouver, BC	
Drawing Title ELEVATIONS	
Date 9.17.2015	
Scale 1/4" = 1'-0"	
Drawn KWL / MSR	
Job No. 15068	
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Drawing Title  
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Date 9.17.2015

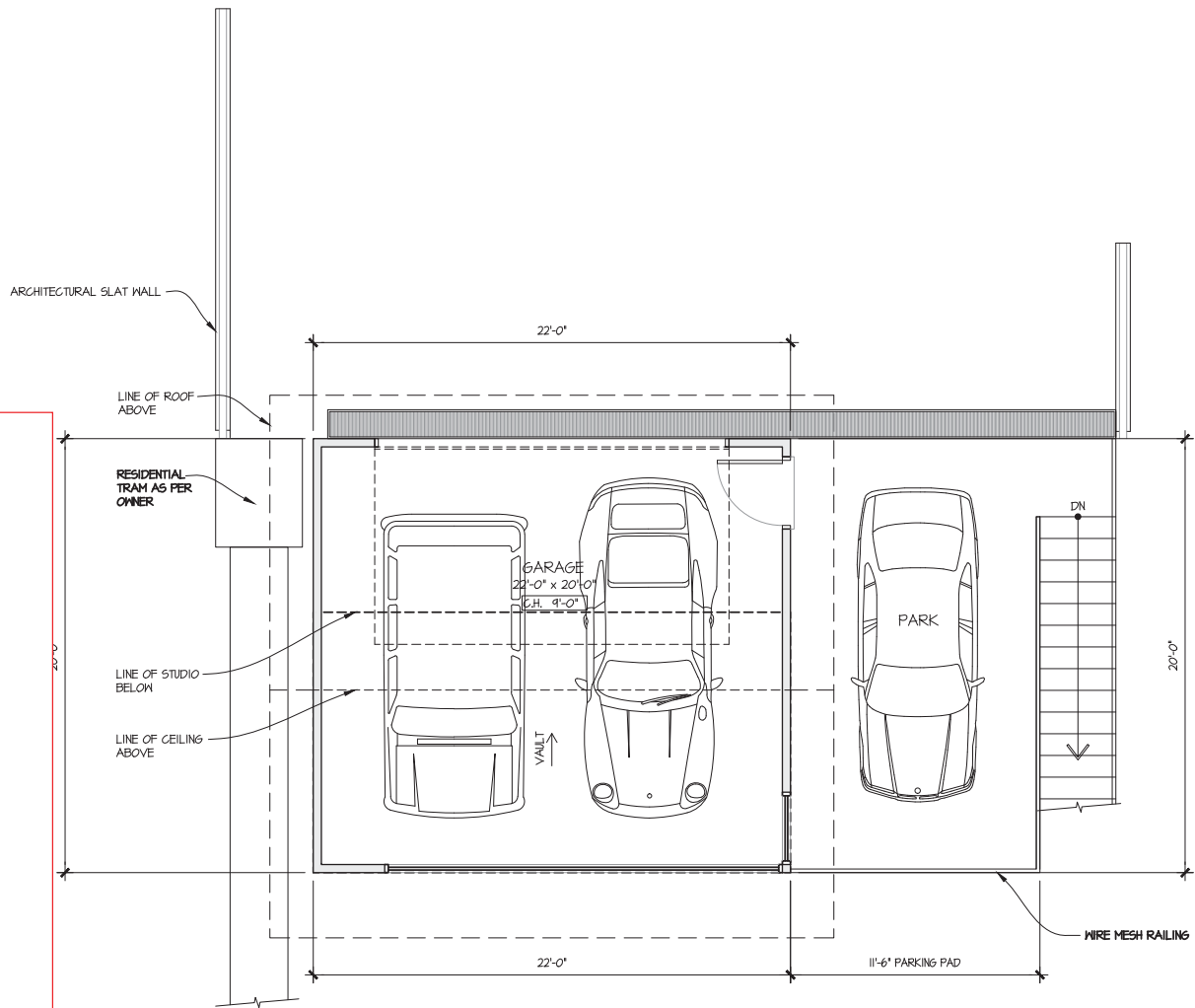
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Job No. 15068

Sheet DD-7

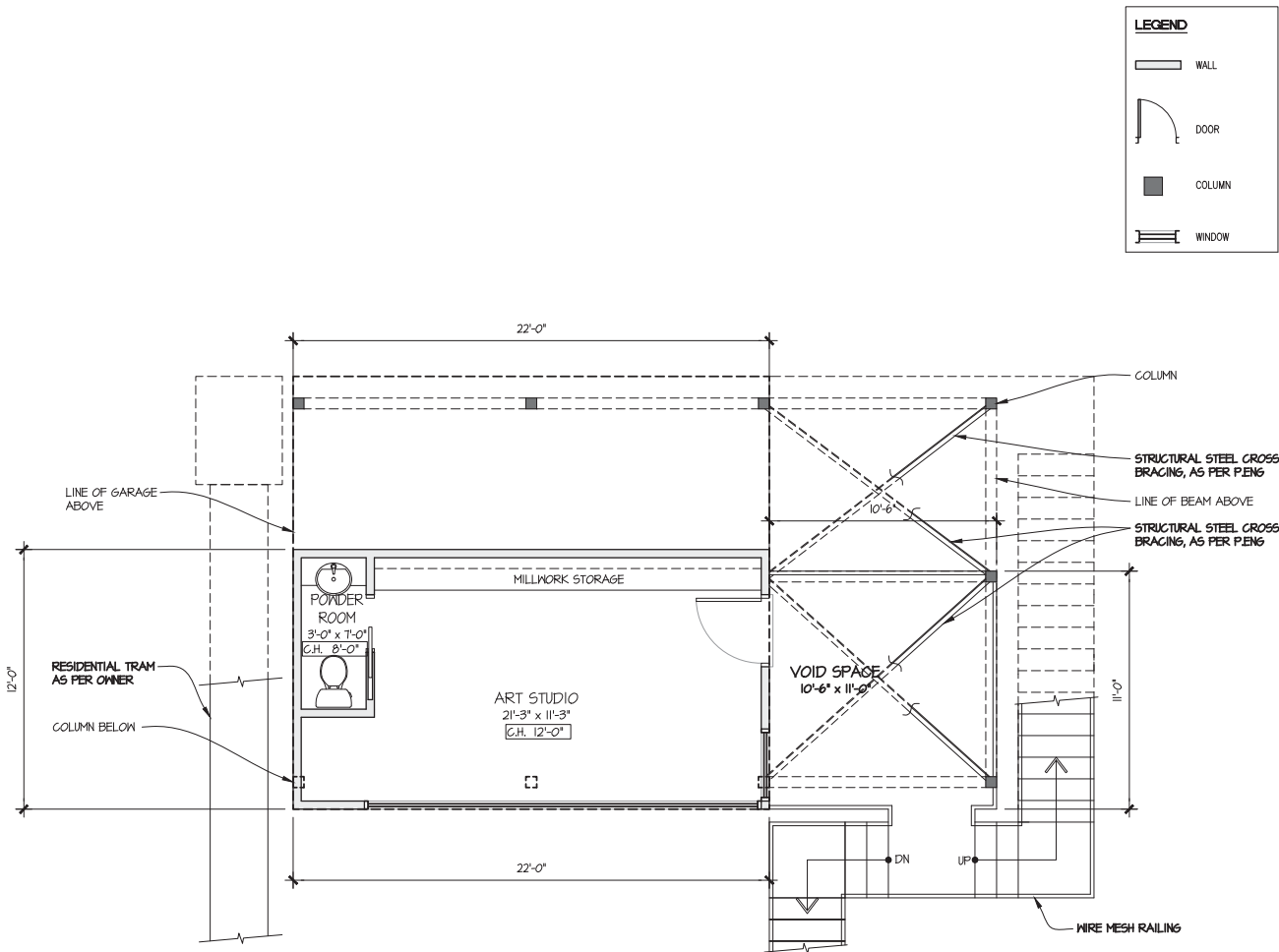
Of 10 Sheets



GARAGE PLAN

440 SQ. FT.

1/4"=1'-0"



STUDIO PLAN

264 SQ. FT.

1/4"=1'-0"

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Evans-Kagan Residence  
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Drawing Title  
GARAGE +  
STUDIO  
PLANS

Date 9.24.2015

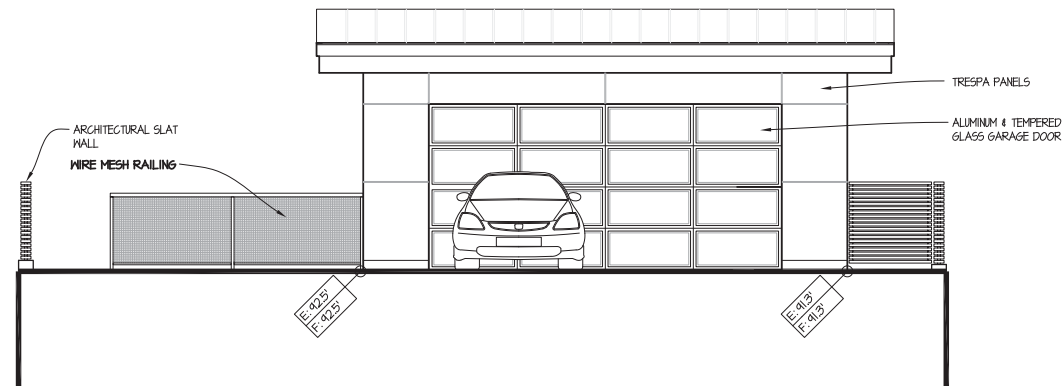
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Drawn KWL / MSR

Job No. 15068

Sheet DD-8

Of 10 Sheets



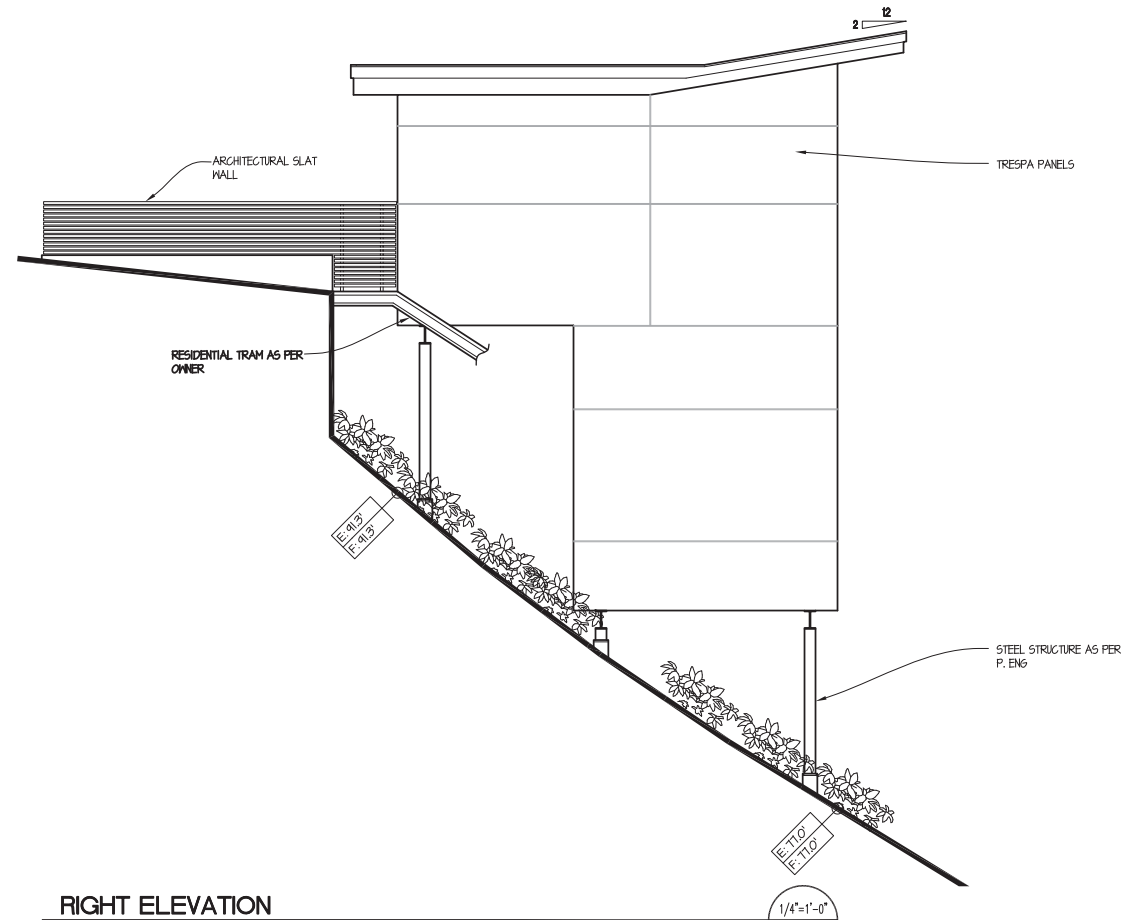
FRONT ELEVATION

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GARAGE ROOF PEAK 112.4'

GARAGE 100.5'

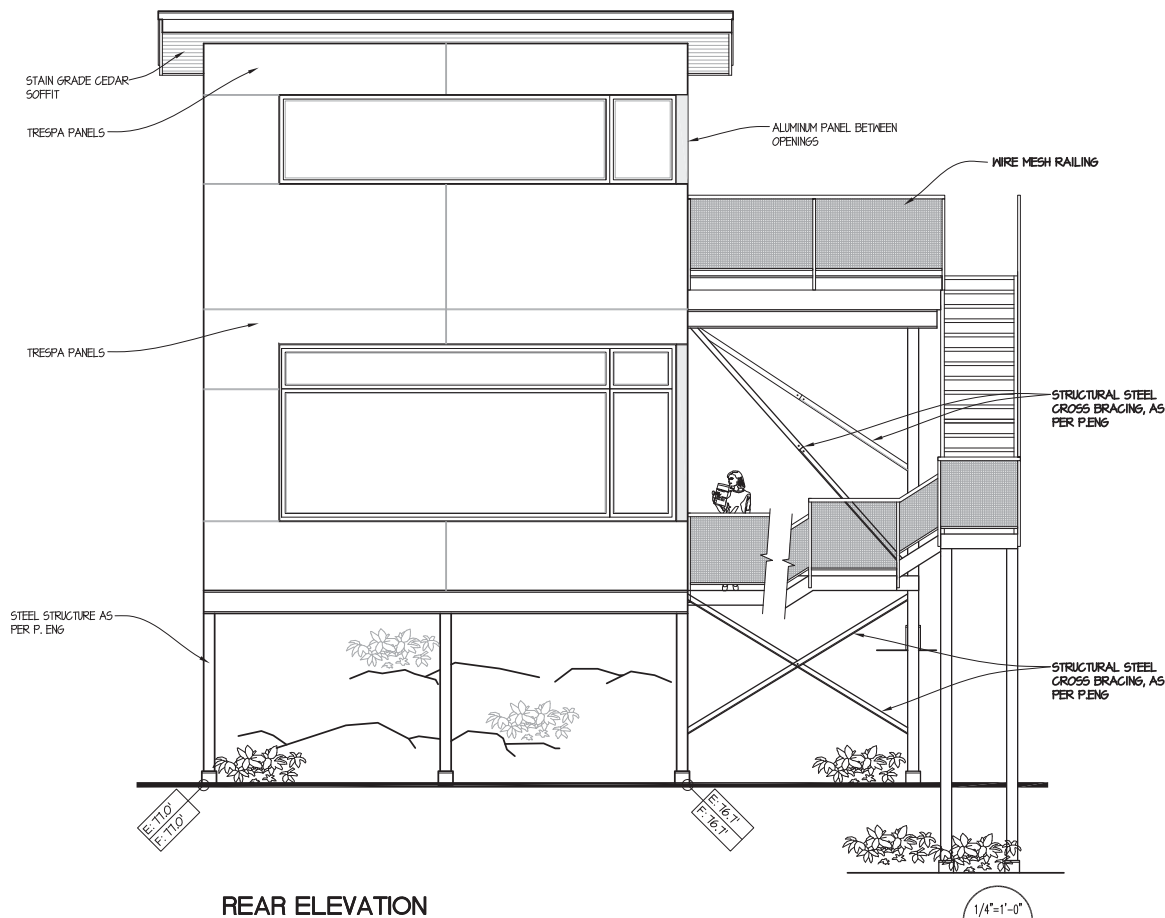
ACCESSORY BLD 87.2'



RIGHT ELEVATION

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STEEL STRUCTURE AS PER P. ENG



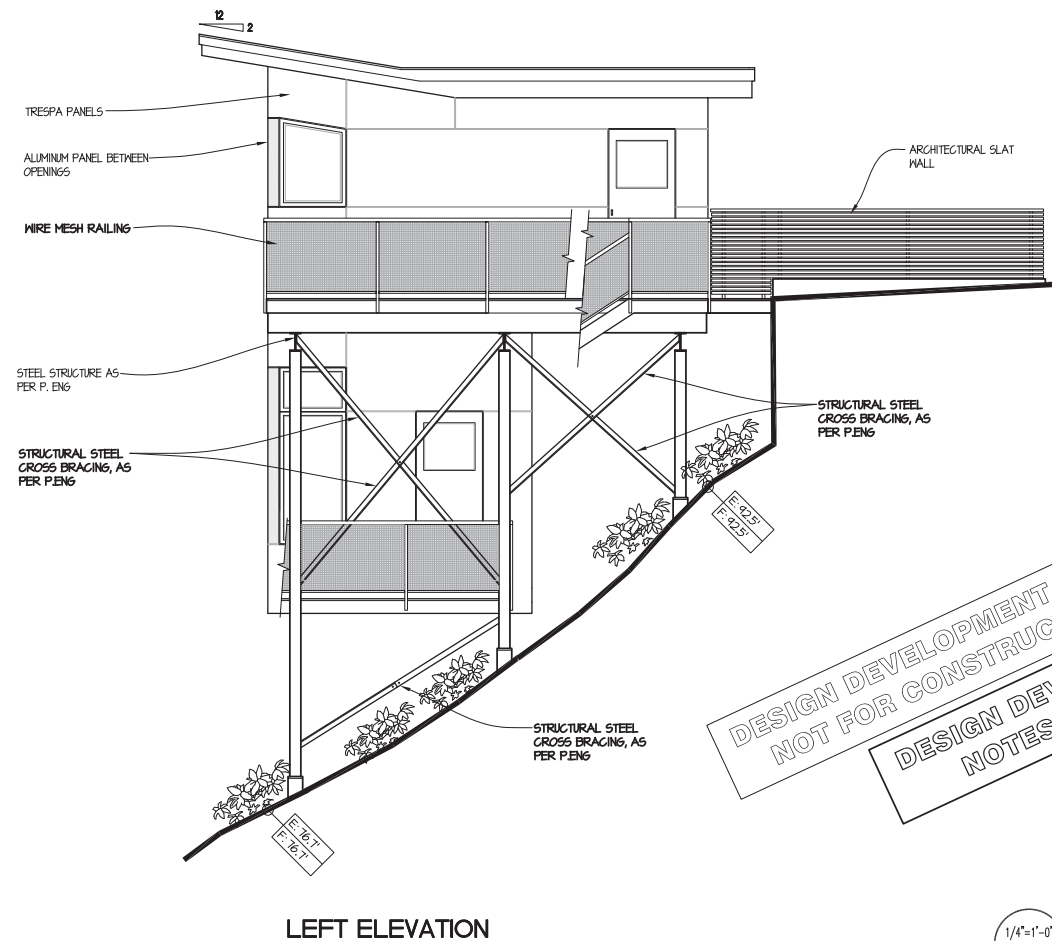
REAR ELEVATION

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GARAGE ROOF PEAK 112.4'

GARAGE 100.5'

ACCESSORY BLD 87.2'



LEFT ELEVATION

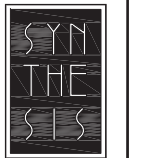
1/4"=1'-0"

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4644 Eastridge Road  
North Vancouver, BC

Drawing Title  
**GARAGE +  
STUDIO  
ELEVATIONS**

Date 9.28.2015

Scale 1/4" = 1'-0"

Drawn KWL / MSR

Job No. 15068

Sheet **DD-9**

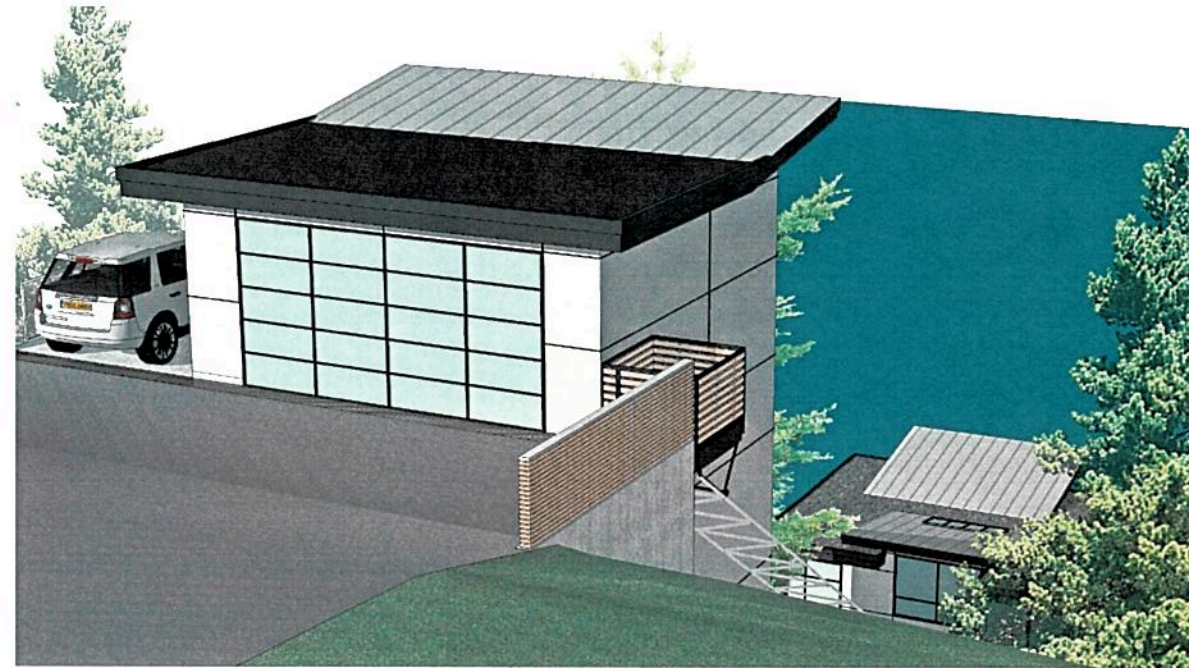
Of 10 Sheets





SOUTH-EAST CORNER (GARAGE)

N/A



SOUTH-WEST CORNER (GARAGE)

N/A

Attachment DP 40.15 H



SOUTH-EAST CORNER (HOUSE)

N/A

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Drawing Title  
3D MODEL  
VIEWS

Date 7.22.2015

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Job No 15066

Sheet DD-10

Of 10 Sheets



AGENDA INFORMATION	
<input checked="" type="checkbox"/> Regular Meeting	Date: <u>MARCH 7 / 2016</u>
<input type="checkbox"/> Committee of the Whole	Date: _____

 Dept. Manager	 GM/ Director	 CAO
---	--	--

## The District of North Vancouver REPORT TO COUNCIL

February 26<sup>th</sup>, 2016  
File: 13.6480.01/005.000

**AUTHOR:** Kevin Zhang, Community Planner  
Darren Veres, Policy Planner

**SUBJECT:** OCP Progress Monitoring Report 2011 - 2014: Next Steps

### RECOMMENDATION:

1. THAT the OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011 -2014 report, Attachment 1 to the February 26, 2016 report of the Community Planner and Policy Planner entitled OCP Progress Monitoring Report 2011-2014: Next Steps be received;
2. AND THAT staff be directed to proceed with a community check-in on the OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011-2014 report to inform future monitoring, reporting, and engagement on progress towards OCP implementation and targets.

### REASON FOR REPORT:

At the Committee of the Whole workshops on October 26, 2015 and December 14, 2015, staff and members of the Official Community Plan (OCP) Implementation Committee presented the OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011 – 2014 to Council for feedback. Council commented that ongoing active community engagement on OCP Progress Monitoring is important and recommended publishing this document in early 2016.

This staff report to Council provides a high-level summary of the OCP Monitoring Report and proposes a public engagement strategy for Council's consideration.

### SUMMARY:

The attached report titled "OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011 – 2014" has been prepared by staff in collaboration with the OCP Progress Monitoring Working Group (a sub-committee of the OCP Implementation Committee) and represents a preliminary framework for the ongoing tracking of progress towards policy targets identified in the District's OCP. The proposed community engagement

plan aims to both inform the public of progress towards OCP targets and seek feedback to inform future monitoring, reporting, and engagement.

#### **EXISTING POLICY:**

The District of North Vancouver Official Community Plan (Bylaw 7900, 2011) sets broad policy directions and 2030 targets in the following 11 sections: growth management, urban structure, employment lands, parks and open spaces, transportation systems, social well-being, housing, economic development, environmental management, climate action, and infrastructure.

The OCP establishes a vision and direction for the District towards becoming a more sustainable community by 2030. To help track our progress towards achieving the Official Community Plan (OCP) community vision and objectives, each policy chapter includes a target to 2030. OCP Section 12.2 also includes a set of additional community indicators (see Attachment 1) to capture the broader scope of OCP and community objectives. Together, these targets and indicators measure a number of the OCP's social, economic, and environmental goals and provide a "triple bottom line" framework approach to monitor progress on OCP implementation.

#### **BACKGROUND:**

The OCP anticipates that members of the public and/or community stakeholders will be involved in the ongoing monitoring and implementation of the plan, through a citizen advisory working group. This provision led to the establishment of the OCP Implementation Committee (OCPIC) from 2012 to the end of 2015. In brief, the mandate of this group was to encourage meaningful community engagement in the implementation of the new OCP; to provide comment to staff on the direction of centres implementation planning and alignment with the OCP vision; and to provide advice regarding a monitoring program to measure progress on OCP targets.

In July 2014, an OCP Progress Monitoring Working Group, a subcommittee of the OCPIC, was established to provide a focused effort and resources to advance OCP progress monitoring and reporting. Over a period of 14 meetings, Monitoring Working Group members collectively contributed over 190 volunteer hours to help shape and provide input to staff on the development of the OCP Progress Monitoring Report.

## **ANALYSIS:**

In addition to valuable input provided by the OCPIC and Monitoring Working Group, the attached report has been informed by the targets and indicators in the OCP, local government research, and discussions with relevant stakeholder groups. Using the OCP indicators as a starting point, new indicators have been added to provide a more comprehensive measure of progress towards OCP goals, and/or to reflect the availability of reliable and measurable data. Indicators correspond to key OCP sections and each indicator analysis explains what the indicator is seeking to measure and 2011 baseline and 2014 data, if available. The report also refers to relevant plans and policies in support of OCP implementation.

The summary of indicator measures from 2011 and 2014 (page 10-11 of the attached) shows that overall only slight changes have occurred from baseline measures during this period. This is not unexpected given the relatively short period of time that has passed since OCP adoption in 2011. Where indicator measures rely on Statistics Canada and TransLink Stats, metrics that are only collected every 5 years (next census in 2016 with data available in 2017), the report was not able to provide 2014 measures. Despite these limitations, the OCP Implementation Committee Recommendations for OCP Progress Monitoring 2011 – 2014 report provides value by identifying key targets and desired trends to 2030, identifying key indicators for monitoring performance towards OCP goals and objectives, and by establishing 2011 baseline data.

## **PUBLIC AND STAKEHOLDER INPUT:**

Public and stakeholder input has played an important role in the development of the OCP Progress Monitoring Report.

Preliminary targets and indicators from Section 12 of the OCP were developed in consultation with the public and interested stakeholder groups during the OCP review process.

The OCPIC and the Monitoring Working Group subcommittee provided significant input to the attached report. The OCPIC is a citizen-based advisory committee whose members represent a wide range of community planning interests.

In early 2015, staff sought additional feedback from various community stakeholders (Vancouver Coastal Health, TransLink, Metro Vancouver, North Vancouver Recreation and Culture Commission, North Vancouver Public Libraries, community service providers, Community Housing Action Coalition, North Shore Community Resources Society, and more) on a revised set of indicators to assess their reliability, meaningfulness to the community and to discover potentially relevant data resources to help measure progress and change.

**PROPOSED ENGAGEMENT STRATEGY:**

**Public Engagement Strategy**

Staff is seeking Council approval to publish the finalized report and begin community outreach to gather feedback. A social media campaign to raise public awareness and a direct email to those who have expressed interest in the OCP will draw community members, stakeholders, and business owners to our website where the report will be available for review and we will seek comments via an online survey.

Our key questions are:

1. Are the current indicators and targets relevant and meaningful?
2. Are there any other indicators we should be measuring?
3. How would you improve future iterations of, and engagement in OCP Progress Monitoring?

We anticipate reporting back to Council on the results of this consultation in the fall of 2016.

Staff are now beginning work with the Communications team to develop an agile online tool to communicate subsequent and ongoing updates on OCP Progress Monitoring.

**Timing/Approval Process:**

OCP Progress Monitoring Report will be ongoing to inform future updates to the OCP.

**Concurrence:**

The OCP Progress Monitoring Report was planned and produced in collaboration with various municipal departments. The report received interdepartmental review and has been revised accordingly.

**Financial Impacts:**

There are no direct financial impacts resulting from the OCP Progress Monitoring Report.

**Liability/Risk:**

The OCP Progress Monitoring Report is intended to provide information to the public, Council, and staff on the District's progress towards 2030 goals and targets. The report is not anticipated to expose the District to any liability or risk.



**Social Policy Implications:**

There are no direct social impacts resulting from the OCP Monitoring Report. However, ongoing iterations of the report will track social indicators in the District. Policies changes may be implemented as a result.

**Environmental Impact:**

There are no direct environmental impacts resulting from the OCP Monitoring Report. However, ongoing iterations of the report will track environmental indicators in the District. Policies changes may be implemented as a result.

**Conclusion:**

OCP Progress Monitoring Report is a necessary tool for the community and Council to measure progress towards achieving the community goals and targets as articulated in the OCP, to inform decisions about the long-term future of our community, and to build awareness and understanding of key planning issues. The OCPIC Recommendations for OCP Progress Monitoring 2011 - 2014 report provides an important and initial framework to guide OCP progress monitoring and reporting.

Respectfully submitted,

  
Kevin Zhang  
Community Planner  
Darren Veres  
Policy Planner

REVIEWED WITH:		
<input type="checkbox"/> Sustainable Community Dev. _____	<input type="checkbox"/> Clerk's Office _____	External Agencies:
<input type="checkbox"/> Development Services _____	<input type="checkbox"/> Communications _____	<input type="checkbox"/> Library Board _____
<input type="checkbox"/> Utilities _____	<input type="checkbox"/> Finance _____	<input type="checkbox"/> NS Health _____
<input type="checkbox"/> Engineering Operations _____	<input type="checkbox"/> Fire Services _____	<input type="checkbox"/> RCMP _____
<input type="checkbox"/> Parks _____	<input type="checkbox"/> ITS _____	<input type="checkbox"/> NVRC _____
<input type="checkbox"/> Environment _____	<input type="checkbox"/> Solicitor _____	<input type="checkbox"/> Museum & Arch. _____
<input type="checkbox"/> Facilities _____	<input type="checkbox"/> GIS _____	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Human Resources _____	<input type="checkbox"/> Real Estate _____	

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OCP Implementation Committee  
Recommendations for

# OCP PROGRESS MONITORING 2011 – 2014

#2822204



Last updated 2016-02-24.

## ACKNOWLEDGEMENTS

The District would like to acknowledge the significant contribution of the OCP Implementation Committee (OCPIC) and especially members of the OCP Monitoring Working Group (OCPMWG) sub-committee, in helping to shape this report. The indicator selection, data analysis, and the format of the report have been substantially informed by the input and recommendations from the OCP Monitoring Working Group.

### Members include:

Krista Tulloch	OCPIC Chair, OCPMWG member
Dan Ellis	OCPIC Member and Past Chair
Corrie Kost	OCPIC Member, OCPMWG Co-Chair
Peter Klinkow	OCPIC Member, OCPMWG Co-Chair
Adele Wilson	OCPIC Member, OCPMWG Member
Adrian Chaster	OCPIC Member
Arash Rezai	OCPIC Member, OCPMWG Member
David DeMuynck	OCPIC Member, OCPMWG Member
David McLeod	OCPIC Member
Elaine Grenon	OCPIC Member
Erin Black	OCPIC Member
Heidi Nesbitt	OCPIC Member
Kolton Smith	OCPIC Member, OCPMWG Member
Paul Tubb	OCPIC Member
Rory Barlow	OCPIC Member

---

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# 1 INTRODUCTION

## BACKGROUND

The District of North Vancouver's Official Community Plan (OCP) provides a long-term vision of the community to 2030. Since OCP adoption in 2011 the District has been working with the community to implement all aspects of this Plan. Given the long-term horizon of the OCP and recognizing that community needs change over time, the OCP identified the need for periodic monitoring to ensure that OCP implementation is continuing on the right track. Headline targets and preliminary community indicators in the OCP provide guidance on the assessment and monitoring of our progress towards realizing the community's vision to 2030. Periodic monitoring of the OCP is intended to occur every 1 to 2 years according to need and depending on the availability of data. Major updates are anticipated every 5 years as new Statistics Canada (census) and TransLink (trip diary) information become available.

## PURPOSE OF THIS REPORT

The following report represents a recommended monitoring framework and assessment tool to measure progress to date (2011 – 2014) towards achieving the OCP objectives and targets. The year the OCP was adopted, 2011, is used as the baseline year. Data in this report provides a snapshot of progress during this period. Over time, successive monitoring reports will identify key trends and emerging issues to inform adjustments, as may be needed, to strategic policies and implementation plans.

OCP progress monitoring is a useful tool for the community and Council to measure progress towards the community vision as articulated in the OCP, to inform decisions about the long-term future of our community, and to build awareness and understanding of key planning issues. This report provides an important and initial framework to guide OCP progress monitoring and reporting.

## CITIZEN AND STAKEHOLDER ENGAGEMENT

Headline targets and preliminary community indicators in the OCP were developed in consultation with the community during the 2-year OCP review and engagement process. A volunteer citizen based advisory group – the OCP Implementation Committee and its Monitoring Working Group subcommittee – has provided an intensive effort and sound advice to help shape the development of this report, including the indicators selected, data analysis, and the format of the report. In addition, various community stakeholders, social service providers, government agencies, and inter-departmental staff have provided valuable information on key indicators and monitoring data.

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## 2 METHODOLOGY

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### INDICATOR SELECTION PROCESS

The selection of indicators for this report began with a review of the headline targets and preliminary indicators identified in the OCP. Indicators were evaluated against the following screening criteria:

- Is the indicator meaningful and relevant in measuring outcomes and results towards reaching our OCP targets?
- Is the data supporting the indicator readily available and collected on a regular basis?
- Is the indicator a recognized and reliable measure?
- Is the data visual? i.e. Can it be mapped or otherwise presented in a visual format?

Through this screening process, preliminary indicators were refined and new ones added, as additional research and information on indicators became available. Final indicators selected are of two types:

- **Primary Indicators:** These are the key indicators that directly measure progress towards the identified OCP target or objective; and
- **Community Indicators:** These are additional indicators that help to provide a richer and more comprehensive perspective of progress towards OCP goals and objectives.

Where appropriate, key facts and other qualitative data including plans and policies completed in support of OCP goals and objectives have also been added.



## DATA AVAILABILITY AND SOURCES

Data captured in this report relies on information collected by a variety of different data sources that may be recorded and tracked at different time intervals. Key data sources and availability of data can be summarized as follows:

KEY DATA SOURCES	DATA TYPE	DATA AVAILABILITY
Statistics Canada Census	population, income, language, housing, employment statistics	every 5 years
Province of BC	population estimates, GHG emissions, crime rates	every 1-5 years
Vancouver Coastal Health	community health profiles, My Health My Community, Community Wellness Survey	variable
TransLink	trip diary, mode share data	every 5 years
Metro Vancouver	housing, employment data	every 1-5 years
District of North Vancouver	housing unit counts, infrastructure, service delivery, parks and open space, environmental, employment and more	annually

## DATA LIMITATIONS

Given the relatively short period of time lapsed since the OCP was adopted in 2011, and since some data (such as Stats Canada and TransLink data) is only reported every 5 years, some indicators have insufficient data to measure progress towards achieving the OCP directions. In these instances, this report still provides value by establishing the 2011 baseline data and presenting plans that are in progress.

## LINK TO OCP STRATEGIC DIRECTIONS

Proposed OCP progress monitoring categories (based on OCP chapters) outlined in this report can be organized according to key strategic directions in the OCP:

OCP STRATEGIC DIRECTION	DETAILED DESCRIPTION	OCP PROGRESS MONITORING CATEGORIES
Create more complete, compact and connected communities	Establish a network of connected town and village centres that support effective transit, walking and cycling; and focus growth and renewal in four key centres: Lynn Valley and Lynn Creek Town Centres and Maplewood and Lions Gate Village Centres.	Growth management Urban Structure Transportation Parks and Open Space
Plan for a more balanced and diverse population	Facilitate diverse housing choices and vibrant, age-friendly communities with a range of facilities and services.	Housing Social Well-Being
Reduce our environmental footprint	Conserve energy and reduce greenhouse gas emissions through compact, connected and “green” communities, and encourage the protection and enhancement of our natural systems.	Environmental management Infrastructure Community and corporate emissions
Become more economically dynamic and sustainable	Encourage the protection, intensification and diversification of our employment lands, and a customer-oriented and business-friendly environment	Employment Lands Economic Development

## 3 SUMMARY OF INDICATORS

The following table summarizes the complete set of primary and community indicators for each OCP Section that are used in this OCP Progress Monitoring Report.

OCP SECTIONS	PRIMARY INDICATOR(S)	COMMUNITY INDICATORS
<b>1 Growth Management</b>	Percent net-new residential units within the 4 key OCP centres	Percent net-new units within 400m of Frequent Transit Network (FTN)  Estimated population within 4 Key Centres and FTN
<b>2 Urban Structure</b>	Percent of detached and percent of attached residential units	
<b>3 Housing</b>	Percent of rental and Percent of owned residential units  A net increase in social and low end of market rental units	Percent residential units by housing type  Rental vacancy rates
<b>4 Transportation Systems</b>	Percent mode splits for all trips by transit, walking, cycling & auto	Total length of bicycle and pedestrian networks
<b>5 Infrastructure</b>	Number of asset management plans completed	Infrastructure assets managed by the District
<b>6 Employment Lands</b>	Percent increase in built area of employment generating lands	Total built office floor space
<b>7 Economic Development</b>	Number of jobs in the District	Percent of District workforce that work in the District
<b>8 Social Well Being</b>	Presence of a community hub facility within 400m of centres	Age groups as Percent of total population  Civic election voting  Household Income
<b>9 Parks and Open Space</b>	Community and neighbourhood park/1000 residents	Park improvement projects  Linear length of trails
<b>10 Environmental Management</b>	Number of Integrated Stormwater Management Plans (ISMPs) completed	
<b>11 Climate Action</b>	Community CO2 emissions in tonnes	Corporate CO2 emissions in tonnes

## 4 SUMMARY OF RESULTS

The following table provides a summary of preliminary results of the primary indicators including 2011 baseline data, and 2014 data, where available.

OCP SECTIONS	OCP 2030 TARGET/ DESIRED TREND	2011 BASELINE	2014 MEASURES
<b>1 Growth Management</b>	75-90% of net-new residential units located in 4 key centres within the Network of Centres	0% net new residential units in centres	12% net new residential units in centres
<b>2 Urban Structure</b>	55% detached and 45% attached housing units (in the District overall)	66% detached and 34% attached	65% detached and 35% attached
<b>3 Housing</b>	Increase housing choices to suit the changing needs of residents	66% single detached 0.5% multiplex 11% ground oriented 22.5% apartments	65% single detached 0.5% multiplex 11% ground oriented 23.5% apartments
	A net increase in rental housing units	19% rental, 81% owned	Data not available
	A net increase in affordable housing	2,294 social & low end market rental units.	2,294 social & low end market rental units.
	<b>4 Transportation Systems</b>	35% of District resident trips are by walking, cycling or transit	20% of trips are by walking, cycling or transit
		Provide a more complete cycling network for recreational and commuter cyclists	510 km pedestrian and cycling network 556 km pedestrian and cycling network
<b>5 Infrastructure</b>	Available funding accommodates both aging infrastructure and the demands of growth	0 asset management plans completed	11 asset management plans completed
<b>6 Employment Lands</b>	33% increase in built square feet in employment lands	7,784,815 square feet	5% increase from baseline

OCP SECTIONS	OCP 2030 TARGET/ DESIRED TREND	2011 BASELINE	2014 MEASURES
<b>7 Economic Development</b>	36,000 total jobs in the District by 2030	28,085 jobs	Data not available
<b>8 Social Well Being</b>	A community hub facility within easy access of every centre	Cluster of community services in Lynn Valley Town Centre & Parkgate	Same, with addition of new community centre under construction
	Inclusive, age friendly community.	Significantly fewer young adults than the regional average	Data not available
	Involve citizens meaningfully in civic and community life	21% voter turnout	25% voter turnout
<b>9 Parks and Open Space</b>	Continue to exceed minimum of 2 ha for community and neighbourhood park/1000 residents District-wide	3.6 ha community and neighbourhood park/1000 residents	3.6 ha community and neighbourhood park/1000 residents
	Increase park, open space and/or trails in growth centres	304 linear km of trails District wide	318 linear km of trails District wide
<b>10 Environmental Management</b>	Integrated stormwater management plans and implementation on all urbanized watersheds	0 Integrated Stormwater Management Plans (ISMPs) complete	1 preliminary ISMP complete and 11 of 12 substantially underway
<b>11 Climate Action</b>	33% reduction in community greenhouse gas emissions	427,000 tonnes CO <sub>2</sub> e	Data not available
	Reduction in Corporate emissions	4,629 tonnes CO <sub>2</sub> e (2012) baseline	Data not available





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## **5 INDICATOR ANALYSIS AND MONITORING RESULTS**

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## 5.1 GROWTH MANAGEMENT

### Primary Indicator

Net-new residential units within the 4 key OCP centres as a percent of all net-new residential units

### Why is this Important?

Situating new multi-family residential units within key OCP centres and along major transit corridors locates more residents with walking access to shops, community services, jobs and transit, reduces urban sprawl and maintains existing single family neighbourhoods, and enables more efficient use of civic infrastructure. Focussing new population growth along transit corridors is also key to supporting transit ridership and an effective transit system.

### 2030 OCP Target/Desired Trend

75-90% of net-new residential units are located in 4 key centres.

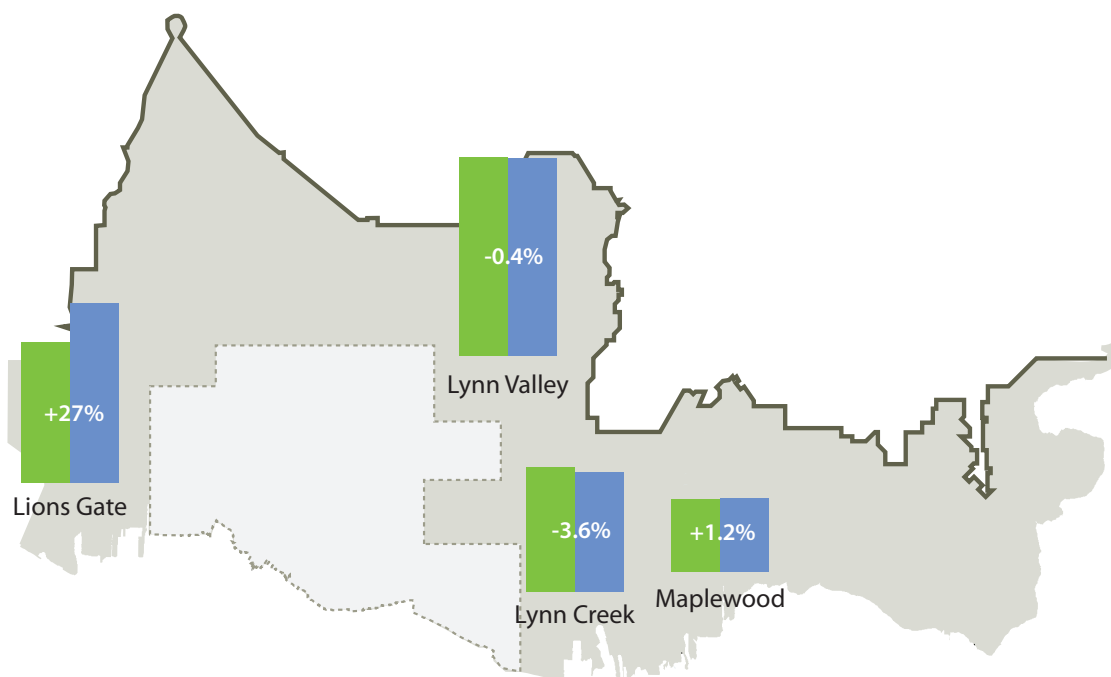
### 2011 Baseline

Baseline starting point of 0%.

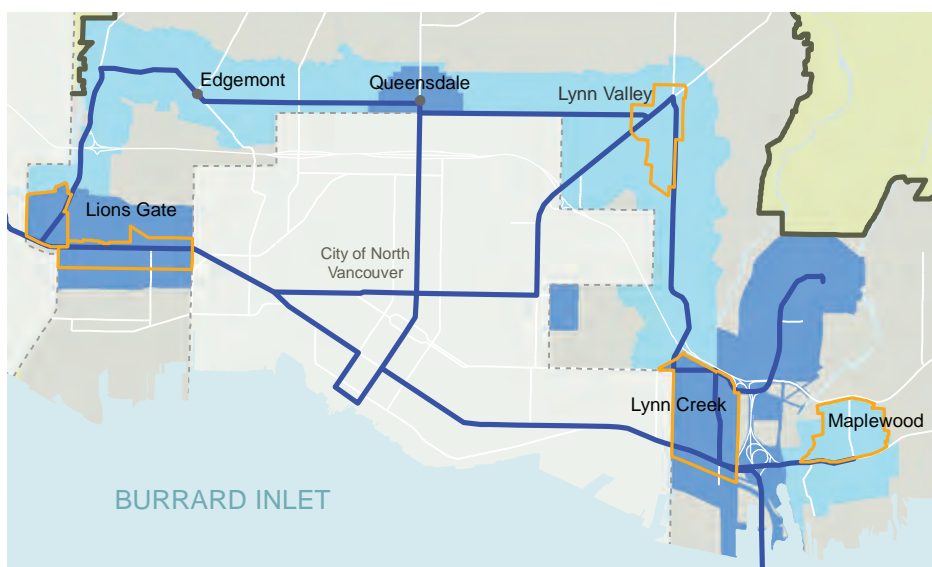
### 2014 Measure

Approximately 12% of net-new residential units (143 units) were built within the 4 key centres since 2011.

In general, some key growth centres experienced a slight decline in the number of residential units between 2011 and 2014. This decline reflects the early stages of planning for change with lot consolidation and building demolition to enable future development.



Change in total housing units by centre (2011-2014)



ESTIMATED # OF RESIDENTS WITHIN 400M OF THE EXISTING AND PLANNED FTN	
2011	28,638
2014	29,030
Difference	392 (+1.4%)

Map of the key OCP growth centres and 400m buffer around the Existing (dark blue) and Future (light blue) Frequent Transit Network (FTN).

Since 2011, the number of new units located within 400m of the Frequent Transit Network (FTN) and the 4 Key Centres has slightly increased by 232 units which place an estimated 392 new residents within walking distance of frequent transit.

### Further insights

- Since the OCP was adopted in 2011, primary areas where new buildings have been constructed include the Marine Drive section of the Capilano Marine Village Centre, Lynnmour Inter-river and along Mt. Seymour Parkway. While the OCP directs the majority of growth to OCP centres, a small measure of growth is still anticipated in areas outside of centres. Marine Drive is a critical part of the existing Frequent Transit Network.
- With centres implementation planning, engagement and design guidelines for key centres now substantially complete, the District expects more detailed applications for development in centres.
- While this report presents the number of completed units (that received an occupancy permit) during 2011 - 2014, during this time there were a number of development applications within centres that were approved or under review. These proposed projects, if developed, will be captured in subsequent progress monitoring reports.

### Plans and other progress towards OCP

Post OCP adoption and to the end of 2014, the District completed or embarked on a number of important policy plans and design guidelines to guide the redevelopment of Town and Village Centres. These include:

- OCP Amendment: Form and Character Guidelines for Multi-Family Housing (2014)
- Lynn Valley Town Centre Flexible Planning Framework (2013) and Design Guidelines
- Lower Lynn (now Lynn Creek) Town Centre Implementation Plan (2013) and Design Guidelines(2015)
- Lower Capilano Marine (now Lions Gate) Village Centre Implementation Plan (2013) and Design Guidelines (2015)
- Lower Capilano (Lions Gate)Village Centre: Peripheral Area Housing Policy (2014)
- Edgemont Village Centre Plan and Design Guidelines (2014)
- Maplewood Town Centre Implementation Plan (in progress)



## 5.2 URBAN STRUCTURE

### Primary Indicator

Percent of attached and detached residential units within the District

### Why is this Important?

Providing diversity in housing forms and housing choice is needed for seniors, young singles, couples, and families with children so that a wide mix of ages and abilities can thrive together and ensure a healthy, diverse and vibrant community.

### 2030 OCP Target/Desired Trend

Housing mix of 45% attached and 55% detached residential units (based on built form).

### 2011 Baseline

In 2011, there were 34% attached (multi-family) and 66% detached (single family) residential units.

### 2014 Measure

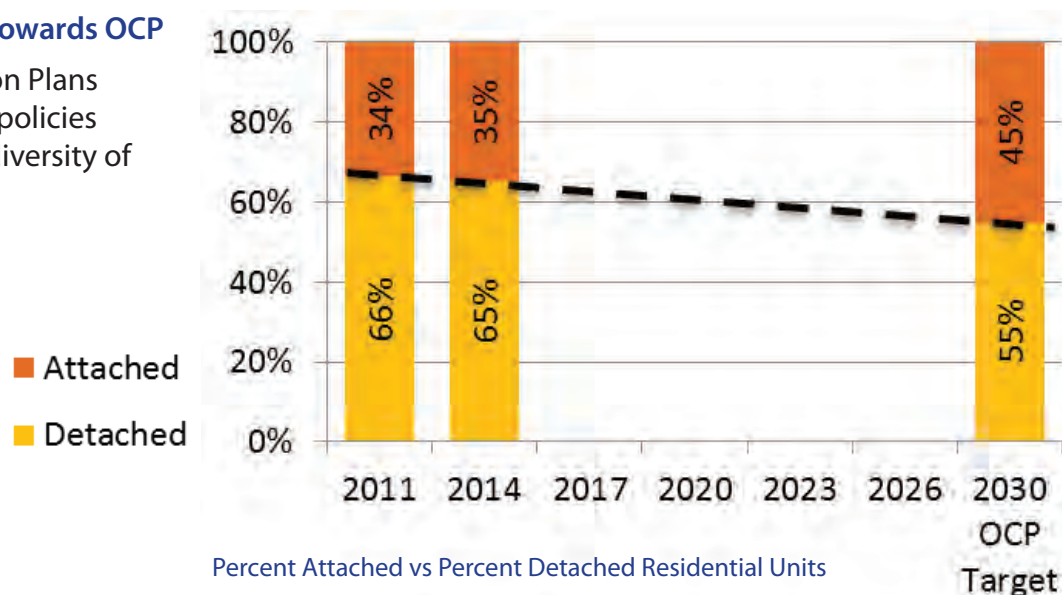
By the end of 2014, there were 35% attached and 65% detached residential units in the District.

In 2011, detached single family homes at 66% remain the predominant type of housing in the District, compared to 34% attached multi-family housing units. As of the end of 2014, 65% of residential units are detached (single family homes) and 35% of residential units in the District are attached (e.g. apartments, townhouses, duplexes) indicating a slow and gradual shift towards greater housing diversity in the District per the OCP target.

It should be noted that, the initial OCP baseline and target were based on Statistics Canada data that did not count secondary suites as separate from the single detached home. For consistency with the OCP target and baseline measure, the data recorded above does the same. Note however, that secondary suites are identified and assessed more fully in the Housing section of this report.

### Plans and other progress towards OCP

- Centres Implementation Plans include more detailed policies to encourage greater diversity of housing options.



## 5.3 HOUSING

### 5.3.1 HOUSING - CHOICES

#### Primary indicator

Percentage of housing units by type

#### 2030 OCP Target/Desired Trend

Increase housing choices to suit the changing needs of residents.

#### Why is this Important?

District residents need access to a range of housing choices to meet the needs of their household structure and family, life stage and income. A diversity of housing choices promotes a healthy and vibrant community of all ages, abilities and incomes.

#### 2011 Baseline

66% of residential units were single family houses

#### 2014 Measure

Relatively similar but slowly diversifying

ESTIMATED RESIDENTIAL UNITS BY TYPE	2011	2014
Single Detached House (SFH)*	66%	65%
Multiplex Units (Duplex, triplex, fourplex)	0.5%	0.5%
Townhouse/Rowhouse Units	11%	11%
Apartment Units	22.5%	23.5%

\*Includes homes with secondary suites

Source: District of North Vancouver GIS data.

#### Plans and other progress towards OCP

- Centres Implementation Plans include more detailed policies to encourage greater diversity of housing options.
- Gradual entry approach to Coach Housing in the District was approved by Council in 2014.
- The District is starting to track more detailed housing metrics (such as number of bedrooms) and reporting on these findings will be possible in subsequent OCP progress monitoring reports.

#### DID YOU KNOW?

Between 2011 and 2014 an estimated 151 enhanced (Level 2 and 3) accessible design units were completed in the District. Units built to these guidelines make it easier for a person with disabilities to access and to function within the unit. As our population ages, demand for these type of units is anticipated to increase.



### 5.3.2 HOUSING - RENTAL AND OWNERSHIP

#### Primary indicator

Percentage of rental versus owned housing units in the District

#### Why is this Important?

Entry into home ownership is increasingly challenging given the high land values in the District. Growing demand for rental housing is reflected in low residential rental vacancy rates.

#### 2030 OCP Target/Desired Trend

A net increase in rental housing units (as an overall % of total housing units).

#### 2011 Baseline

In 2011, an estimated 19% of residential units were rented while an estimated 81% were owned.

#### 2014 Measure

Data not available. New census data available 2017.

	TOTAL RENTED UNITS	TOTAL OWNED UNITS	TOTAL RESIDENTIAL UNITS
2011 baseline	19% (5,790 units)	81% (24,765 units)	100% (30,555 units)

Source: Statistics Canada 2011 National Housing Survey. (Total rented does not include secondary suites or private strata rental.)

There are an estimated 4,212 registered secondary suites in the District. Including non-registered suites, the actual number of suites is estimated at closer to 4,500 units. Secondary suites are an important source of more affordable rental units in the District, and houses with suites help offset the high cost of detached housing making home ownership more affordable for many residents.

Strata apartment market rental also makes a significant contribution to the rental housing stock. These strata apartment rental units are estimated at 20% of all apartment units.

High demand for purpose built apartments continues from 2011 – 2014.

	2011	2014
Average Purpose Built Rental Vacancy Rate	0.4%	0.7%

#### Plans and Other Progress Towards OCP Target

- Centres Implementation Plan Housing Policies (2013)
- New Corporate Policy: Strata Rental Protection (2013)

### 5.3.3 HOUSING AFFORDABILITY

#### Primary indicator

Number of social and low end of market housing units in the District.

Lack of affordable housing in the District is often cited as a factor contributing to the loss of our “missing generation” of 25-40 year olds and the inability of many local employers to find and retain staff. The number of households in need of appropriate housing and households spending at least half of their income on housing continues to rise and our lack of housing affordability is widely felt.

#### 2030 OCP Target/Desired Trend

A net increase in affordable housing units to 2030 is desirable. This will entail working closely with community partners and senior levels of government to provide housing for modest to moderate income residents.

#### 2011 Baseline

2,294 social (co-op and subsidized) and low end market (older purpose built rental) housing units.

#### 2014 Measure

No change.

#### TOTAL SOCIAL AND LOW END OF MARKET UNITS

#### 2011 & 2014

Co-op Housing	342 units
Government Subsidized Housing	682 units
Purpose built market rental (over 40 years)	1,270 units
<b>TOTAL</b>	<b>2,294 units</b>

#### DID YOU KNOW?

The Regional Steering Committee on Homelessness coordinates a Metro Vancouver Homeless Count every 3 years. For the North Shore, the number of homeless people changed slightly from 122 people in 2011 to 119 people in 2014. While overall numbers have remained relatively constant in recent years, there are still a significant number of homeless youth, families and seniors; and homelessness continues to be a focus for ongoing support in our community.

#### Other Progress Towards OCP Target



Between 2011 and 2014 the District donated land and worked with senior levels of governments, Vancouver Coastal Health, BC Housing, private donors and non-profit organizations to create an 8 bed Youth Safe House for vulnerable youth, and a 9 bed Support Recovery House for Women. The Youth Safe House, operated by Hollyburn Family Services Society, provides emergency support for homeless youth aged 14 - 18 teaching life skills (employment, education, interpersonal relationships) needed to live independently and integrate successfully into the community.

The Women's Support Recovery House (see photo) was built in partnership with the Federal government, Province, BC Housing and is operated by Turning Point Society. This facility provides a safe and supportive environment with training and services to help women recovering from substance use issues to restore their health and get back on their feet as full and active community members.

## 5.4 TRANSPORTATION

### 5.4.1 TRAVEL MODE SHARE

#### Primary indicator

Percent mode splits for all trips by auto, transit, walking and cycling

#### Why is this Important?

Our ability to move around quickly, safely, affordably, and comfortably affects every aspect of our lives. Choosing active and more sustainable modes of transportation can:

- Encourage less reliance on automobiles,
- Reduce greenhouse gas emissions and improve air quality,
- Promote active transportation and healthy living, and
- Lead to more efficient use of existing infrastructure.

#### 2030 OCP Target/Desired Trend

35% of District resident trips are by walking, cycling or transit.

#### 2011 Baseline

An estimated 20% of District resident trips are done by walking, cycling or transit.

#### 2014 Measure

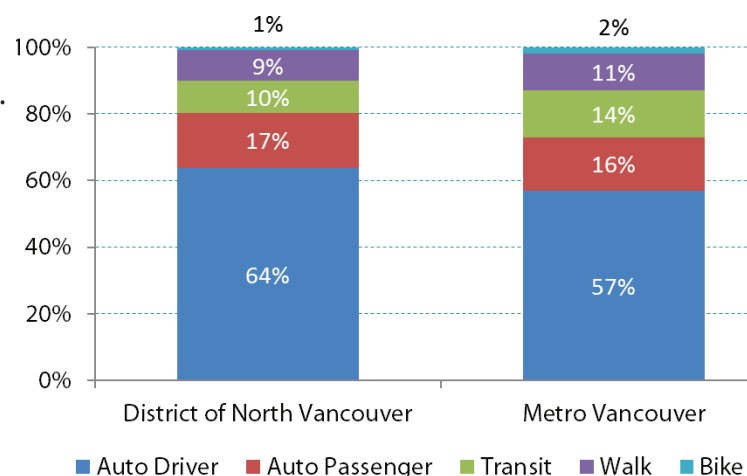
Data not available. New TransLink data available 2017.

In 2011, 20% of all trips were made by transit, walking and cycling combined. For comparison, 27% of all trips in the Metro Vancouver region were by transit, walking and cycling in 2011. Locating the majority of new growth in key town and village centres, as per the OCP, will provide residents with access to more active and sustainable transportation choices.

As directed by the OCP, the District continues to plan for and focus capital expenditures on walking and cycling infrastructure and to work with TransLink to support transit infrastructure. The District has also taken steps to facilitate the east-west flow of traffic in the District through the construction of the Keith Road extension and plans to expand the Keith Road Bridge.

#### Plans and Other Progress Towards OCP Target

- Road Network Study (2011)
- Transportation Planning Priorities Survey (2012)
- Bicycle Master Plan (2012)
- Neighbourhood Transportation Plans for Town and Village Centres (2013 and 2014)
- North Shore Area Transit Plan (TransLink, 2011)
- Transportation Plan (2012)
- Roadway Classification Report (2013)



Weekday mode for all trips (Source: 2011 TransLink Trip Diary data)

5.4.2 PEDESTRIAN AND CYCLE NETWORKS

Primary indicator

Total length of bicycle and pedestrian networks

Why is this Important?

Access to a well-planned walking and cycling network increases connectivity within neighbourhoods, expands transportation choices, and promotes healthy and active modes of transportation.

2030 OCP Target/Desired Trend

Provide safe and comfortable opportunities to walk and provide a more complete cycling network for both recreational and commuter cyclists.

2011 Baseline

In 2011, the estimated linear length of the pedestrian and cycling network was 510 km.

2014 Measure

At the end of 2014, the estimated linear length of the pedestrian and cycling network was 556 km.

The linear length of on-street bicycle and pedestrian networks increased by 46 km since 2011 as a result of coordinated capital improvement projects, partnerships and inter-departmental coordination. Continued efforts are needed to promote design of the built environment and implementation of pedestrian and cycling improvements to enable District residents of all ages and abilities to benefit from a range of walking and cycling choices. As opportunities arise, the District is seeking to establish a complete and continuous sidewalk and trail network.

ESTIMATED TOTAL LINEAR LENGTH (KM) OF PEDESTRIAN AND CYCLING NETWORK	2011 (KM)	2014 (KM)
On-street Bicycle Facilities	30	49 (+19)
Pedestrian and/or Cycling Urban Trails	293	318 (+25)
Sidewalks	187	189 (+2)
Total	510	556 (+46)

Plans and other progress towards OCP

- DNV Transportation Plan (2012)
- Bicycle Master Plan (2012)
- Pedestrian Master Plan (2009)
- Safe and Active Routes to School (2010 and 2011)
- Accessible Design measures in Centres Public Realm Design Guidelines (2013 and 2014)
- Parks and Open Space Strategic Plan (2012)

DID YOU KNOW?

Vancouver Coastal Health recently released the results of the My Health My Community Survey. This information provides an overview of socio-economic, health and wellness, primary modes of transportation, and community resiliency by health care regions including the North Shore.

## 5.5 INFRASTRUCTURE

### Primary indicator

Number of asset management plans completed

### Why is this Important?

The District of North Vancouver's infrastructure includes the vast network of roads, waterworks, sewers, recreation centres, fire halls, libraries and other facilities that serve the diverse needs of our population. A significant portion of our infrastructure is reaching the end of its useful life and planning for replacements needed in the next 20 years is underway. To provide a sustainable level of service for future generations, asset management planning needs to factor in appropriate service levels, the life-cycle of infrastructure, and long-term replacement and maintenance costs. Focussing new growth in centres, where infrastructure can be accessed by a greater number of people, increases the efficiency of service delivery and the cost effectiveness of municipal assets and infrastructure.

### 2030 OCP Target/Desired Trend

Available funding accommodates both aging infrastructure and the demands of growth.

### 2011 Baseline

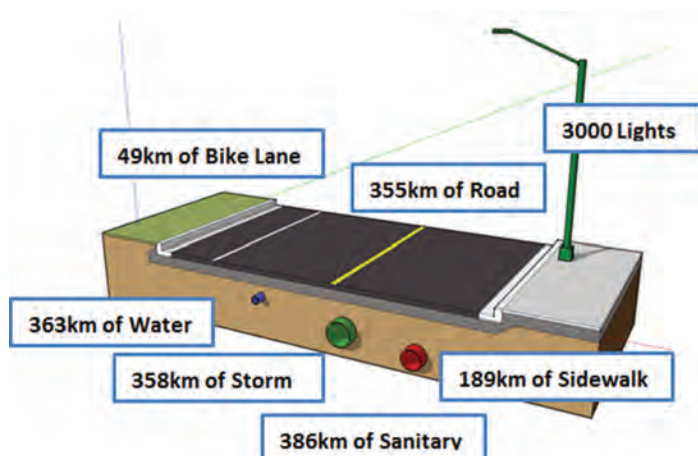
Zero Asset Management Plans completed

### 2014 Measure

By the end of 2014, eleven asset management plans covering \$1.6 Billion of existing assets were completed. Three asset management plans remain to be completed covering \$300 million of existing assets.

### DID YOU KNOW?

The District model of asset management informed the development of the Asset Management for Sustainable Service Delivery: A BC Framework which is now recognized as municipal best practice



### Plans and Other Progress Towards OCP Target

The following plans and policies are in place to guide the maintenance and improvement of District capital assets:

- Asset Management Policy, Strategy and Plan for major service categories
- 5 Year and 10 Year Financial Plans
- Adherence to the Asset Management for Sustainable Service Delivery: A BC Framework



## 5.6 EMPLOYMENT LANDS

### Primary indicator

Percent increase in built area on employment generating lands (industrial + light industrial commercial)

### Why is this Important?

Our industrial and light industrial employment lands play a vital role in achieving our vision of becoming a more complete and balanced community. Intensified use of employment lands should increase available jobs, reduce commuting times and associated greenhouse gas emissions, and enhance the municipality's economic prosperity.

### 2030 OCP Target/Desired Trend

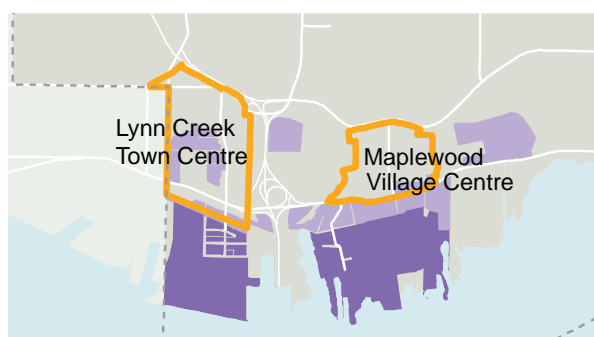
33% increase in built area in employment lands

### 2011 Baseline

In 2011 there was an estimated 7,784,815 square feet of built area in employment lands.

### 2014 Measure

In 2014, there was an estimated 8,155,158 square feet of built area in employment lands (+4.8%).



■ Industrial ■ Light Industrial Commercial  
OCP designated Employment Lands in the District

Between 2011 and 2014, there was an estimated 5% increase of building area in employment lands. In the same time frame the amount of office space in the District grew by an estimated 20%. Guided by the policies in the OCP, the District continues to seek ways to grow and promote intensification of uses on employment lands.

TOTAL BUILDING AREA ON EMPLOYMENT GENERATING LAND USES	TOTAL LAND AREA (HECTARE)	BUILDING AREA 2011 (SQ FT)	BUILDING AREA 2014 (SQ FT)
Industrial Lands	183	3,521,305	3,775,667 (+7.2%)
Light Industrial Commercial Lands	91	4,263,509	4,379,490 (+2.7%)
Total	274	7,784,815	8,155,158 (+4.8%)

Source: District of North Vancouver GIS data.

	2011 (SQ FT)	2014 (SQ FT)
Estimated Area of Office Spaces in the District	578,270	692,367 (+20%)

### Plans and Other Progress Towards OCP Target

- Economic Strategic Action Plan

## 5.7 ECONOMIC DEVELOPMENT

### Primary indicator

Number of jobs in the district

### Why is this Important?

Facilitating the growth of a diverse local economic climate in the District is important to the health and resiliency of our community and ensures a range of job opportunities for residents.

### 2030 OCP Target/Desired Trend

36,000 total jobs in the District by 2030.

### 2011 Baseline

As of 2011, there are approximately 28,085 jobs in the District (including 4,825 home based businesses).

### 2014 Measure

Data not available. New census data available 2017.



In 2011, there were approximately 28,085 (usual fixed place of work and home based business) jobs in the District. An estimated 57% of these jobs were filled by local residents.

The total work force comprised 55% of the total population, and the ratio of jobs to labour force was 60%. District residents continue to look for and establish opportunities to work closer to home, and home-based businesses comprised of estimated 4,825 or 18% of jobs in the District.

### DID YOU KNOW?

Industry sectors that provide the greatest number of jobs in the District include the following:

INDUSTRY SECTOR JOBS IN THE DNV (2011)	% OF JOBS
Health Care and Social Assistance	18%
Retail Trade	14%
Professional, Scientific and Technical Services	11%
Finance and Insurance	11%
Accommodation and Food Services	8%
Educational Services	5%
Public Administration	5%

## 5.8 SOCIAL WELL-BEING

### 5.8.1 COMMUNITY HUBS

#### Primary indicator

Presence of community hub facilities within 400m of OCP town and village centres

#### Why is this Important?

For the purposes of this OCP Progress Monitoring report, a “community hub” is defined as the co-location of a range of publicly supported community programs and services in a central place.

Community hubs allow residents to connect to a public facility close to their home. These hubs can offer integrated, innovative and client centered services including a variety of programs for residents of different ages and abilities. The ability to reach a wide variety of programs in a ‘one stop shop’ approach increases access and improves community connectedness and belonging.

#### 2030 OCP Target/Desired Trend

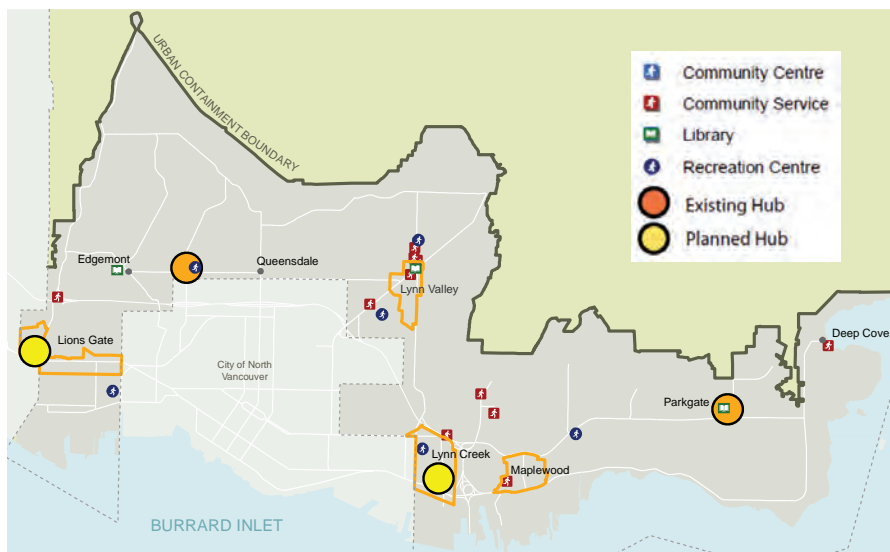
A community hub facility within easy access of every centre.

#### 2011 Baseline

A cluster of community services exists in the Lynn Valley Town Centre and a community hub exists in the Parkgate Village Centre. Other community hubs in the District are located outside of OCP designated town and village centres.

#### 2014 Measure

Same as 2011, except that the William Griffin Community Centre has been demolished. The new Delbrook Community Recreation facility is undergoing construction at this location.



#### DID YOU KNOW?

Norgate Elementary is a recognized as a “Community School” given the range of community services that are co-located at this facility. Services offered beside children’s education, include social service counselling for pre-teens and teens, childcare, programs for seniors and other community programs and services.

This map shows a wide spectrum of services that are provided geographically across the District. There are two major community hubs – Parkgate and Delbrook. Additional community services are needed in emerging town and village centres including: Lynn Creek Town Centre, Lions Gate Village Centre and Maplewood Village Centre.

## 5.8.2 SOCIALLY INCLUSIVE COMMUNITY

### Primary indicator

Age groups as a percent of the total population

### Why is this Important?

Sustaining a healthy mix of different ages and socio-economic backgrounds in our population is important to the ongoing health, diversity and vibrancy of our community. Recent demographic trends indicate growing numbers of seniors, gaps in the numbers of young adults entering the work force and starting new families, and declining numbers of school aged children. OCP policies to create a greater diversity of housing choices and affordability, to encourage business opportunities and job growth, and to guide the development of dynamic town and village centres will help attract the 'missing generation' of young adults and enable seniors to find suitable housing in our community.

### 2030 OCP Target/Desired Trend

Foster a socially inclusive community including a mix of ages, abilities and socio-economic backgrounds.

### 2011 Baseline

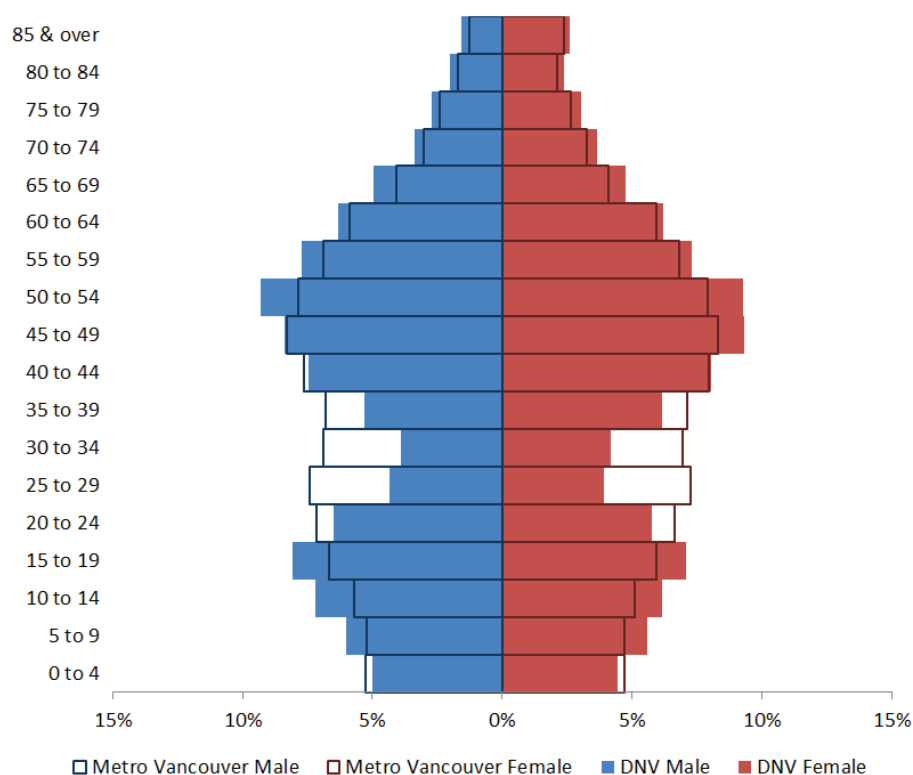
Significantly fewer young adults aged 25 to 40 than the regional average.

### 2014 Measure

Data not available. New census data available 2017.

### 2011 Population Pyramid

(% of total population)



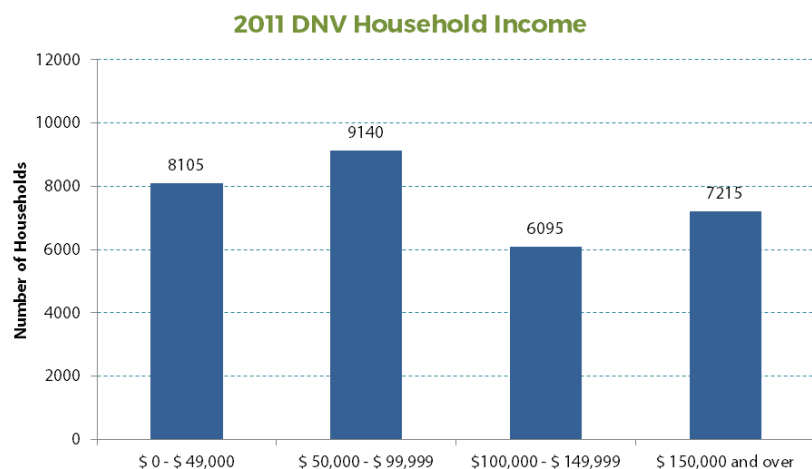
In 2011, our population profile reveals a slight decline in the numbers of children from 2006. However, these numbers are still higher than the 2011 regional average. The number of young adults aged 25 to 40 has declined since 2006. Our numbers of middle aged and senior adults are on the rise and slightly above the regional average.

POPULATION PROFILE BY AGE GROUP	2006	2011
0-19	26.4%	24.7%
20-39	21.0%	20.0%
40-64	39.6%	39.7%
65+	13.0%	15.5%
Total	81,910	84,420

Source: 2011 Canadian Census

## DID YOU KNOW?

In 2011, 75% of District residents called English their mother tongue. Of the 22% of non-official languages spoken in the District, the majority spoke Farsi, then German, Korean, Cantonese and Spanish.



Source: 2011 National Household Survey



## 5.8.3 COMMUNITY SERVICES AND PROGRAMS

### 2030 OCP Target/Desired Trend

Provide, facilitate and support a range of community programs and social services that meet the needs of the community.

#### Why is this important?

Community services includes a wide range of social, cultural, recreation, education, health and other services and programs - typically offered by social service providers and governmental agencies - that support the health and well-being of all District residents. These community programs and services can provide vital assistance to residents in time of needs, but they are also form part of our everyday lives when we visit a Community Recreation Centre or access resources at the library.

#### What are we doing?

**Social service providers** and other community agencies work hard to provide programs for seniors, people with disabilities, youth, childcare, women in crisis, new immigrants, counselling services, homeless and emergency services, food security, restorative justice and other services in our community. The District provides community and core grants to support the work of non-profit social service providers and community groups that offer services to District residents. Grants provided to these agencies are used to leverage funds from other sources and guides the work of substantial community volunteer hours.

The **North Vancouver Recreation & Culture Commission (NVRC)** offers a wide range of opportunities for individuals, families and organizations to stay active, engaged and inspired as program or drop-in participants, volunteers, cultural grant recipients and event participants. The NVRC continues to offer financial assistance to families in need and a variety of low-cost opportunities to ensure all residents have access to programs and facilities.

In 2014 the North Vancouver Recreation Commission and the North Vancouver Arts Office were consolidated into the North Vancouver Recreation & Culture Commission (NVRC). The consolidation brings together municipal recreation and cultural expertise under one umbrella organization, enhances programming and services in North Vancouver and achieves efficiencies in service delivery. Also in 2014, the NVRC fully implemented a new program design and delivery system to better respond to shifting participation patterns and provide new innovative recreation and culture opportunities. This system delivers a creative mix of recreation and cultural activities and events which engage all residents in new ways and heightens vibrancy in each of the District's neighbourhoods and town centres.

#### DID YOU KNOW?

Vancouver Coastal Health (VCH) has a keen interest in built environments and their impacts on community health. VCH has published a number of publications on Healthy Built Environments recognizing the health benefits from social and connected public spaces, active transportation, GHG reduction, environmental protection and more. For more information see <http://www.vch.ca/your-health/population-health/built-environment/>. The District has established a Memorandum of Agreement with VCH to work together to encourage healthy built environments in our communities through OCP implementation.



The **North Vancouver District Public Library's** Strategic Framework was adopted by the Library Board in September 2014. Included in this framework is a vision of the library as a welcoming, inclusive place with a diverse collection that is responsive to community needs, provides current and adaptable technology, fosters an environment where people can build community and relationships and feel more connected to their community.

The **North Vancouver Museum and Archives** supports and provides access to our rich cultural and heritage through a publically accessible repository of archival and cultural resources and programs to build community identity and sense of place.

## DID YOU KNOW?



The District now has a total of approximately 137 community garden plots. These gardens allow residents to grow their own food and to build community connections through interaction and education.

## 5.8.4 CITIZEN ENGAGEMENT

### Primary indicator

Municipal Election Voter Turnout Rate

### Why is this Important?

Effective civic engagement builds strong communities, leads to greater public participation and interest in the things we share, and facilitates more responsive governance and better decision making. Civic engagement can be observed in a number of different ways: voter turnout at civic elections, attendance at Council meetings, participants at public engagement events, involvement in civic committees, number of volunteers for various community initiatives, number of people accessing the District website, and more. Moving forward, the District will seek ways to measure civic engagement. Currently one of the few reliable sources of available data is voter turnout.

### 2030 OCP Target/Desired Trend

To involve citizens meaningfully in civic affairs and community life

### 2011 Baseline

21% Municipal Election Voter Turnout Rate

### 2014 Measure

25% Municipal Election Voter Turnout Rate

### DID YOU KNOW?

There are roughly 20 Council appointed committees, boards, commissions, task forces, and panels with 165 community participants.



### Community engagement and outreach:

The District's Corporate Communications team has been exploring new ways of engaging with the public. New visual and social media tools are helping the District to reach out and connect with wider and more diverse audiences in our community. The District's website is also undergoing a complete redesign towards a more user friendly format.

## 5.8.5 PERSONAL AND PUBLIC SAFETY

### 2030 OCP Target/Desired Trend

To create safe and caring communities

#### Why is this important?

Together with other community partners, the District works proactively to reduce or prevent risks; to respond effectively to natural hazards, natural disasters and emergencies; and to protect public safety. These services and programs save lives and property from harm and provide necessary supports to citizens in times of need.

#### What are we doing?



**Natural Hazards Risk Management:** The District utilizes a risk-based approach to the management of natural hazards focuses on both the likelihood and consequence of natural hazard events such as landslides, debris flows, wildland-urban interface fires, severe storms, flooding, earthquakes. In May 2011, the District received the United Nations Sasakawa Award for Disaster Risk Reduction. The District is also recognized as a “Role Model City” for the United Nations Resilient Cities campaign.

**Natural Hazard Development Permit Areas:** In 2012, Council approved a series of Natural Hazard Development Permit Areas to protect development from potential hazards associated with wildfire, steep slopes and creeks (debris flow, flooding etc.)

**North Shore Emergency Management Office: (NSEMO)** supports both municipal and regional North Shore response capabilities by coordinating effective and efficient preparedness, planning, response, and recovery activities by bringing together resources from the three municipalities, response agencies, public safety lifeline volunteers and other organizations on the North Shore.

**Fire and Rescue Services/RCMP/Ambulance Services:** Our emergency services continue to provide essential emergency, public education, and support services to our community.



## 5.9 PARKS AND OPEN SPACE

### Primary indicator

Ratio of community and neighbourhood park/1000 people District-wide

### Why is this Important?

Community Parkland serves several neighbourhoods and includes parks for organized recreational opportunities, trails and natural features. Neighbourhood Parkland are more localized parks providing active and passive recreational opportunities and are intended to primarily serve residents within a reasonable walking distance (10min or up to approximately 800m).

### 2030 OCP Target/Desired Trend

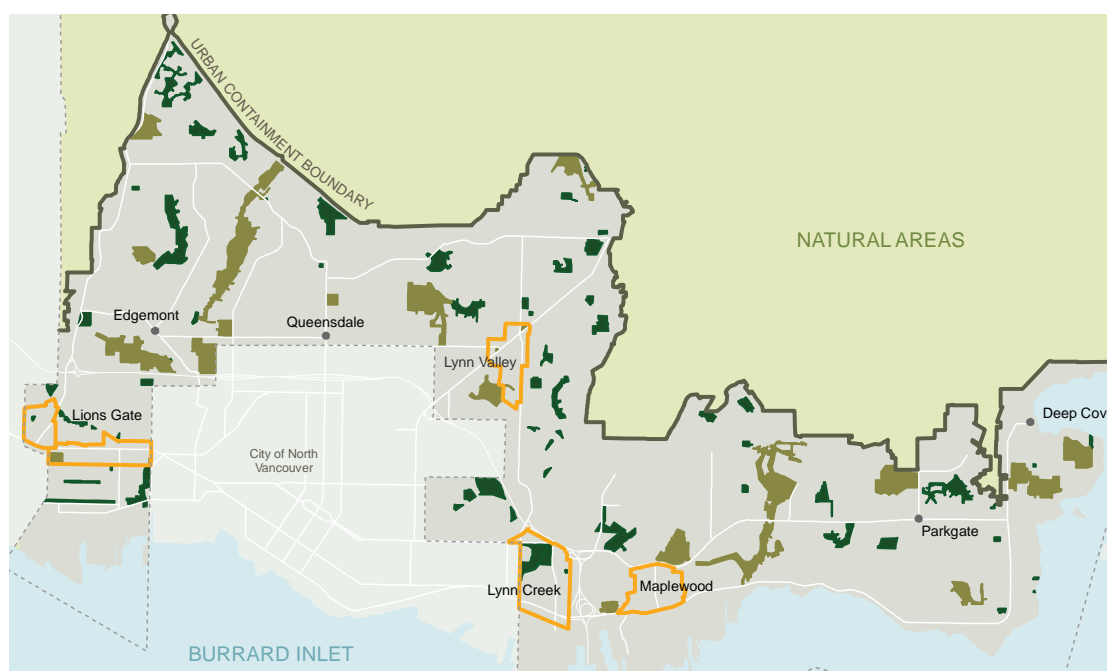
Continue to exceed 2 ha of community and neighbourhood park/1000 people District-wide, and increase park, open space and/or trails in OCP growth centres.

### 2011 Baseline

In 2011, the ratio of community and neighbourhood park/1000 people District-wide was 3.6.

### 2014 Measure

In 2014, the ratio of community and neighbourhood park/1000 people District-wide was 3.6.



### Legend:

- Community Parks
- Neighbourhood Parks

	2011	2014
Community Park (ha)	188	188
Neighbourhood Park (ha)	117	119
Total (ha)	305	307
Hectare of Community & Neighbourhood Park per 1000 Residents	3.6	3.6



While small advances have been made to create new neighbourhood parks, open space and trails in Town and Village Centres moving forward, other key parks strategies are aimed at park updates and improvements to meet the changing needs of our community and to extend the trails network to strengthen community connections.

EXAMPLES OF KEY PARK IMPROVEMENT PROJECTS COMPLETED IN 2011 – 2014	TYPE
Windsor AstroTurf construction with associated infrastructure (washrooms etc.)	Sports Field Related
NS Spirit Trail Construction for Squamish Nation to Mackay Creek	Trail
Trail construction along Seymour Greenbelt with aggregate surfacing and supporting infrastructure	Trail
Multi Use and Mountain bike trail construction with associated infrastructure and signage	Trail
Artificial Turf Mat installation at Windsor field	Sports Field Related
Water Park replacement at Viewlynn	Other
Sportfield lighting upgrade at Myrtle Park - All weather field	Sports Field Related
Cates Tennis Court replacment (2) at Cate Park East	Tennis
BP Memorial Connector with bridge installation (2); boardwalk; stairs; fencing and drainage works	Ped. Infrastructure
Waterfront Access Upgrade at 790 Beachview Avenue	Other

DNV TRAILS*	2011 LENGTH (M)	2014 LENGTH (M)
Hiking Only	56,856	56,006
Mountain Biking Priority	20,861	20,802
Mountain Biking Only	863	863
Multi-Use	187,158	202,435
Unclassified	38,273	38,498
Total	304,011	318,604

\*Note: Includes all trails located in the District, even if they are funded/constructed/maintained by Metro Vancouver.

## Data Sources and Limitations

The data is provided by the DNV GIS and Parks departments. Trail length data are estimates only. Lengths may be adjusted periodically as updated information becomes available.

## Plans and Other Progress Towards OCP Target

- Parks and Open Space Strategic Plan (2012)

## 5.10 ENVIRONMENTAL MANAGEMENT

### Primary indicator

Number of Integrated Stormwater Management Plan (ISMP) completed

### Why is this Important?

Metro Vancouver municipalities are required to develop a coordinated program to monitor stormwater and assess and report on the implementation and effectiveness of Integrated Stormwater Management Plans (ISMPs). ISMPs offer an integrated way of understanding and developing coordinated strategies to maintain or enhance watershed health.

### 2030 OCP Target/Desired Trend

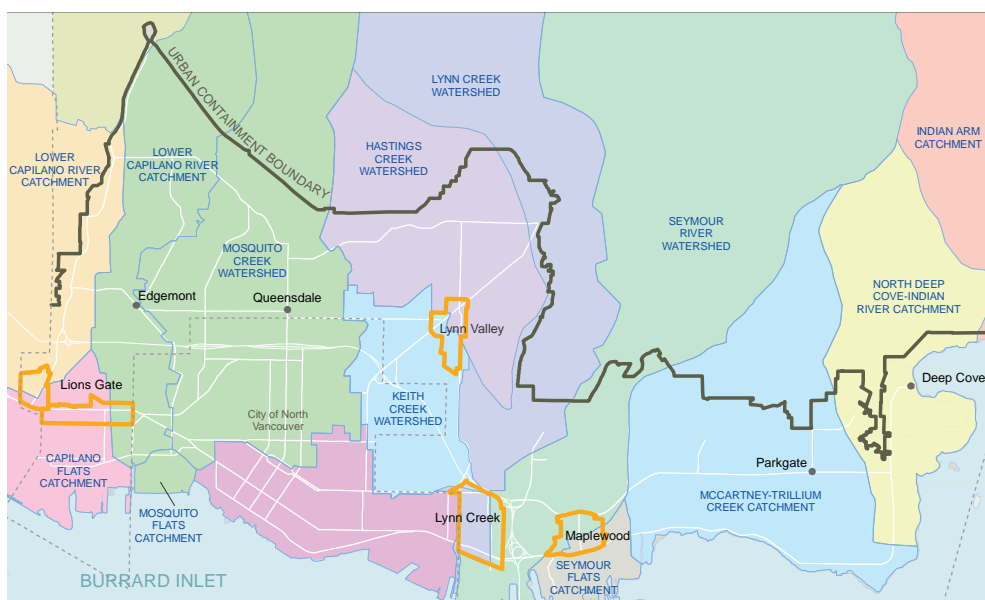
The District aims to have Integrated Stormwater Management Plans and implementation on all urbanized watersheds.

### 2011 Baseline

In 2011, no ISMPs were complete.

### 2014 Measure

In 2014, one preliminary ISMP has been completed while the remaining 11 are substantially underway.



DNV Watersheds

Integrated stormwater management plans are underway and tracking towards completion by the end of 2016. A preliminary ISMP has been completed for Hastings Creek Watershed. Hydraulic modelling, water quality and benthic monitoring have been conducted for 11 out of 12 urban watersheds (except Keith Watershed – no hydraulic modelling).

### Plans and Other Progress Towards OCP Target

- Completion of Environmental and Natural Hazard Development Permit Areas
- Protection of the Natural Environment
- Streamside Protection
- Natural Hazards: Wildfire Hazard, Creek Hazard, Slope Hazard

## 5.11 CLIMATE ACTION

### 5.11.1 COMMUNITY EMISSIONS

#### Primary indicator

Community emissions in tonnes of CO<sub>2</sub>e

#### Why is this Important?

The Province of B.C. aims to reduce greenhouse gas (GHG) emissions by 33% from 2007 levels by 2020. As part of the our commitment to meeting the Climate Action Charter, the District is required to measure and report on community GHG emissions profiles. An important resource for this reporting, is the Community Energy and Emissions Inventory (CEEI) that collects data on energy consumption and greenhouse gas emissions from community activities (on-road transportation, buildings and solid waste) from GHG source sectors (utilities, public agencies etc.).

#### 2030 OCP Target/Desired Trend

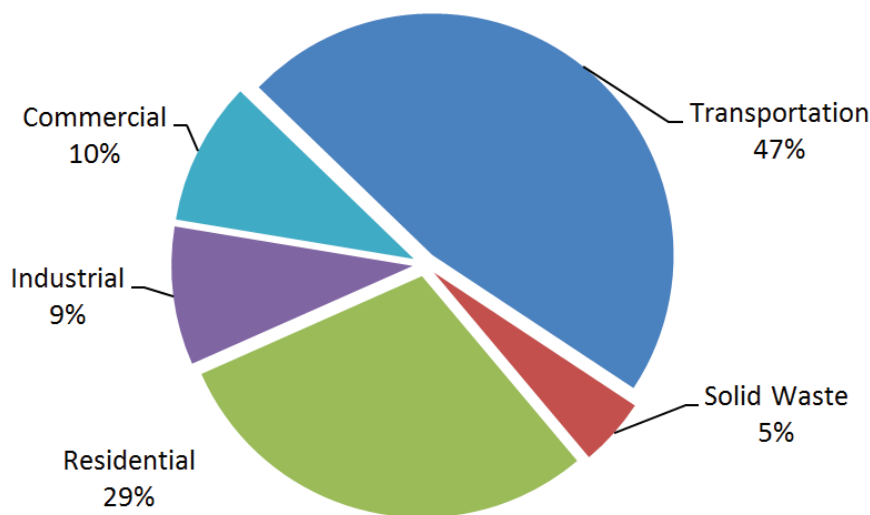
The District aims to reduce community emissions by 33% by 2030.

#### 2011 Baseline

In 2010, community emissions were equivalent to 427,000 tonnes of CO<sub>2</sub>.

#### 2014 Measure

Data not available. Revised data pending from CEEI.



2011 Community CO<sub>2</sub>e Breakdown

- Climate Action Revenue Incentive Program
- Energy and Water Conservation DPA
- Greenhouse Gas Emission Reduction DPA
- Building Energy Labelling program starting
- Water conservation
- Solar capacity mapping

#### DID YOU KNOW?



The District encourages new and innovative clean fuel alternatives for vehicles and supportive infrastructure such as electric charging stations. From a starting point of zero electric vehicle charging stations in 2011, by the end of 2014 there were 16 electric vehicle charging points in the District.

## 5.11.2 CORPORATE EMISSIONS

### Primary indicator

Corporate (District operations) emissions in tonnes of CO<sub>2</sub>e

### 2030 OCP Target/Desired Trend

A reduction in Corporate (District operations) emissions.

### Why is this Important?

Under the Climate Action Charter, the District is taking steps to lower our carbon footprint; plan for compact, complete and energy-efficient communities; and demonstrate leadership on sustainable development. The District also reports every year on progress toward these goals as well as achieving carbon neutrality in their corporate emissions. The majority of District corporate GHG emissions are attributed to fleet vehicles use and building energy use with electrical use making up the remainder.

### 2012 Baseline

In 2012, the District's direct corporate emissions were equivalent to 4,629 tonnes of CO<sub>2</sub>. Due to a change in collection methods, data for 2011 is not available.

### 2013 Measure

In 2013, the District's direct corporate emissions were equivalent to 4,351 tonnes of CO<sub>2</sub>.

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Total GHG emissions (measured by CO<sub>2</sub>e) can vary greatly depending on GHG credits gained from climate action projects. In 2014, the District generated 4,566 in carbon offsets (through organic waste diversion and reduced landfill emissions) to reach carbon neutrality. The District's Energy Reduction Program has focused on making improvements to the District's facilities by implementing projects to reduce the energy use in buildings. To date, the program has reduced energy use in facilities by approximately 5% on an annual basis. Implemented measures include improvements to mechanical systems, lighting systems and building control systems. Slightly warmer weather in 2013 also contributed to a reduction in natural gas use. Fleets has implemented an anti-idling program, and replaced fleet vehicles with more efficient vehicles (e.g. Prius engineering cars, smart cars for the inspectors, electric car for building department).

### Plans and Other Progress Towards OCP Target

- Climate Action Revenue Incentive Program (ongoing)
- Energy Retrofit Program
- District of North Vancouver Electric Vehicle Support Equipment Strategy (2014).

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# 6 LAYING THE FOUNDATION FOR FUTURE OCP PROGRESS MONITORING

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This report begins the process of measuring achievements towards OCP goals and objectives. As data becomes available from a variety of different sources, it is suggested that the following additional indicators be considered for use in future OCP Progress Monitoring reports.

## **Parks and Open Space:**

- Amount of parks, open space and trails in town and village centres

## **Environment:**

- Stream health (water quality)
- % of land base under environmental protection
- Extent (linear m) of fish accessible streams

## **Infrastructure/Finance:**

- Status of long term funding strategy
- Community amenity contributions

Periodic monitoring of the OCP is intended to occur every 1 to 2 years according to need and depending on the availability of data. Major updates are anticipated every 5 years as new Statistics Canada (census) and TransLink (trip diary) information become available. The District will also be consulting with the public to ensure that the indicators used reflect what is important to the community and that the format is accessible to all.



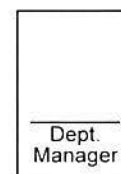
### **Introduction of Draft Financial Plan**

Presentation:

Andy Wardell, Acting General Manager – Finance and Technology

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COUNCIL AGENDA/INFORMATION			
<input type="checkbox"/> In Camera	Date:	Item #	
<input checked="" type="checkbox"/> Regular	Date: <u>Mar 7/16</u>	Item #	
<input type="checkbox"/> Agenda Addendum	Date:	Item#	
<input type="checkbox"/> Info Package			
<input type="checkbox"/> Council Workshop	DM#	Date:	Mailbox:



## The District of North Vancouver REPORT TO COUNCIL

February 16, 2016

File:

Tracking Number: RCA -

**AUTHOR:** Andy Wardell, Acting General Manager Finance and Technology

**SUBJECT:** Early Payout - Debt Issue #97 - Outstanding Balance \$1,193,928

### RECOMMENDATION:

"THAT Council approve the early payout of debt issue #97 for \$1,193,628 and that the 2016 to 2020 Financial Plan Bylaw includes this debt retirement".

### REASON FOR REPORT:

This recommendation is supported by the Finance and Audit Committee.

The early payout will increase net cash flow by \$134,103 annually and increase the asset free zone by \$2.3 million to just over \$70 million (at interest rates as published by the MFA on February 9, 2016).

### EXISTING POLICY:

The Community Charter requires that any expenditure be authorized by Council in the Financial Plan Bylaw. The expenditure that led to the debt was approved by Council at the time of issue, but given the non-routine nature and materiality of this transaction, Staff seeks Council's approval before proceeding with the issue of a formal request to the MFA to retire the debt.

### Timing/Approval Process:

The MFA needs a letter of intent to be issued before March 15, 2016.



Andy Wardell

Acting General Manager, Finance and Technology

<b>REVIEWED WITH:</b> <input type="checkbox"/> Sustainable Community Development <input type="checkbox"/> Development Services <input type="checkbox"/> Utilities <input type="checkbox"/> Engineering Operations <input type="checkbox"/> Parks & Environment <input type="checkbox"/> Economic Development	<b>REVIEWED WITH:</b> <input type="checkbox"/> Clerk's Office <input type="checkbox"/> Corporate Services <input type="checkbox"/> Communications <input type="checkbox"/> Finance <input type="checkbox"/> Fire Services <input type="checkbox"/> Human resources <input type="checkbox"/> ITS <input type="checkbox"/> Solicitor <input type="checkbox"/> GIS	<b>REVIEWED WITH:</b> External Agencies: <input type="checkbox"/> Library Board <input type="checkbox"/> NS Health <input type="checkbox"/> RCMP <input type="checkbox"/> Recreation Commission <input type="checkbox"/> Other: _____	<b>REVIEWED WITH:</b> Advisory Committees: <input type="checkbox"/> _____ <input type="checkbox"/> _____ <input type="checkbox"/> _____
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