

#OURWK COMMUNITY VISION

PUBLIC ENGAGEMENT SUMMARY - FALL 2020



APPENDICES



APPENDICES

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WEEKLY TOPIC QUESTIONNAIRES
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DOUBLE-SIDED PRINTING

APPENDIX A: **KIDS INPUT**

Kids ideas from:

- ▶ Kids' Activity Book Submissions

Hi, I'm Hannah. I'm excited to help plan the future of our city together! What would West Kelowna be like if you could make it any way you wanted? Where do people live? How do they get around? What kinds of activities do they do? Draw your ideas here!



Let's Draw!



Need more space for your ideas? Add as many pages as you'd like!



Mayor for the Day

I WOT TO HAV 1.00

DOG Hiiiiii!!!



Hey, I'm Tristan. If YOU were Mayor of West Kelowna for one day, what 3 things would you do to make it even better than it is today? WRITE your 3 ideas above then compare your ideas with your friends.



Cover Story Fun

Hello! I'm Sarah.
Imagine West Kelowna 20 years from now.
I'd be 32 years old! How old will you be?

Create a front-page news story about something cool in West Kelowna in the future.
What would the headline say? Would there be a picture? Who would be interviewed?
Work with your friends for ideas!



I will Be 30!

DAILY NEWS

Comic of the day:



Need more space for your news? Add as many pages as you'd like!



Mayor for the Day

Hot Tub

go down Town

Mexico

go swimming

go to camp



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Let's Draw!



farm land



church



old cars, trucks and bikes



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Mayor for the Day

#1 make everybody feel welcome.

#2 Help everybody who needs it.

#3 make sure everybody has fun!!! 😊



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DAILY NEWS

today is one of the most
Historic days in History!
the first flying invisable car was
made by the famas kevin.
and actuly works!!!

✓ here it is

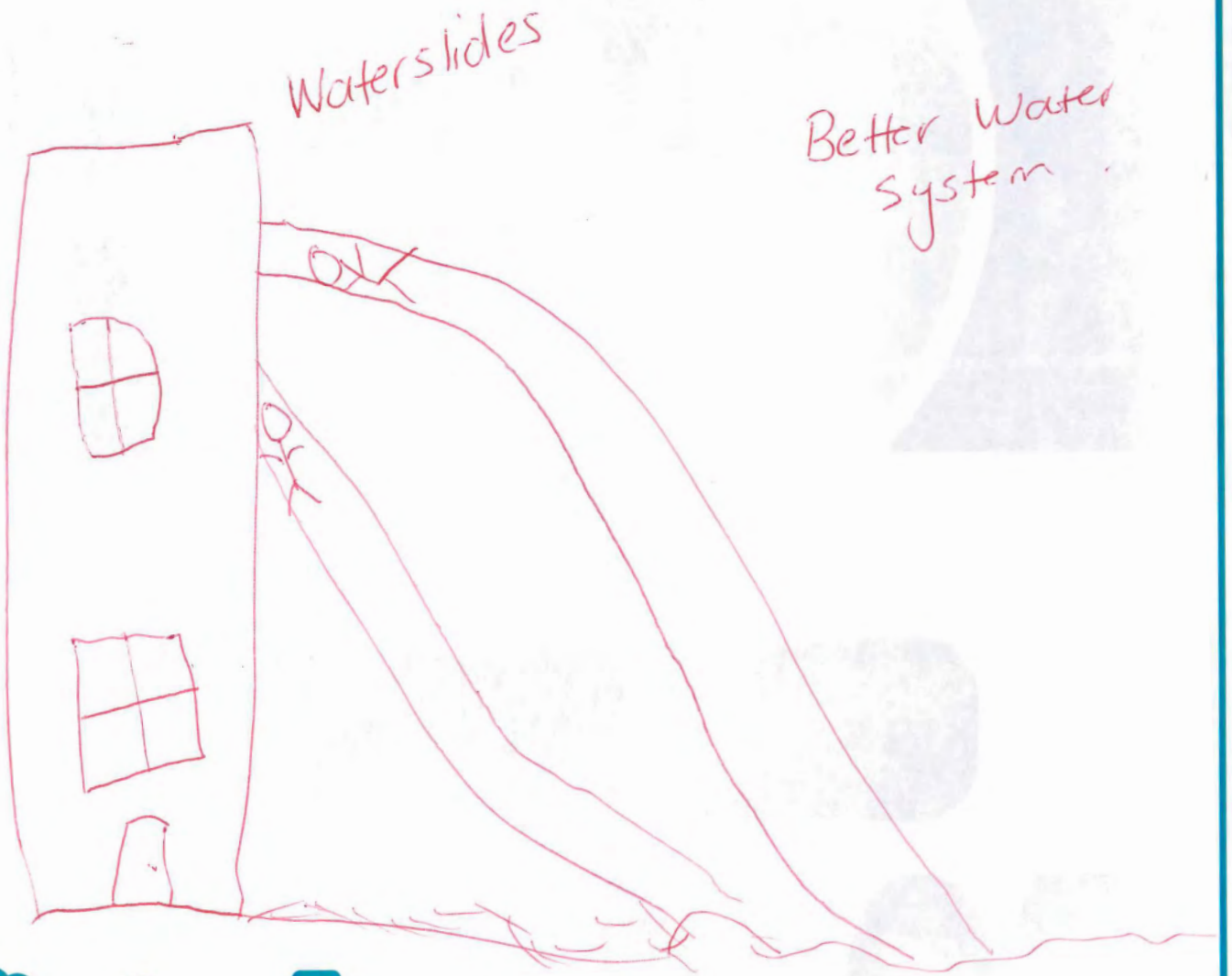
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Mayor for the Day

· 75% off for every thing

· Build water slides

· Build more hockey rinks



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Let's Draw!



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Mayor for the Day

1. more hockey camps
2. build more city
3. make more hockey rinks



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Let's Draw!



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Mayor for the Day

I WOULD LIKE to make anything everyone wants but no violence.

2. I would let kids have joy and fun.

3. No hitting or fighting in the world and Candy for everyone.



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DAILY NEWS

Candy Pool Open
Free Candy for all



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DAILY NEWS

New Water Slides
Open!!!

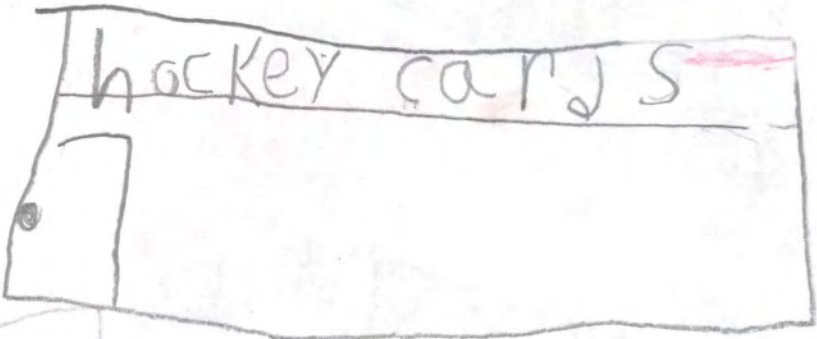


Need more space for your news? Add as many pages as you'd like!



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Let's Draw!



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Mayor for the Day

Everything is half of.

We turn the stairs
into slides.

You can go on the
hockey arena whenever
you want.



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Let's Draw!



Need more space for your ideas? Add as many pages as you'd like!



Mayor for the Day

more a house.

help someone if
they get hurt.

Make more playground
grounds



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Let's Draw!



Need more space for your ideas? Add as many pages as you'd like!



Mayor for the Day

if I was mayor
for the day I
would make
a water slide.
I would make
cars that could
fly.
I would make
water clean to
drink.



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Let's Draw!



Need more space for your ideas? Add as many pages as you'd like!



Mayor for the Day

1. We live close to my friends.

2. Outside swimming pool.

3. Waterslides.

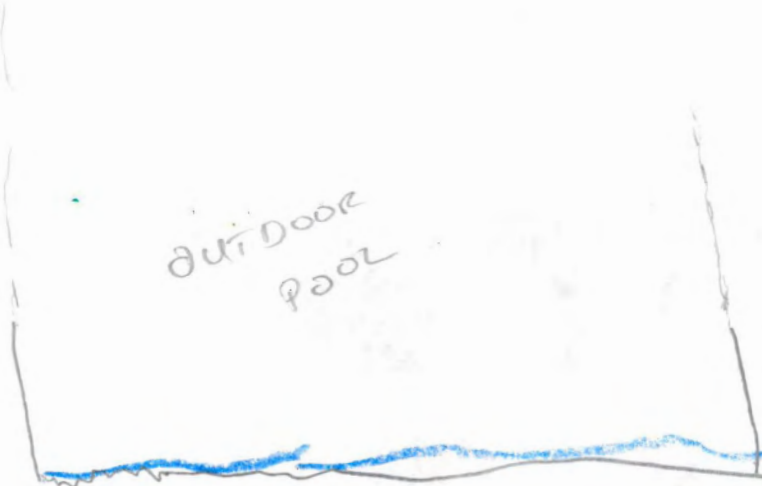


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Let's Draw!



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Mayor for the Day

See my drawings

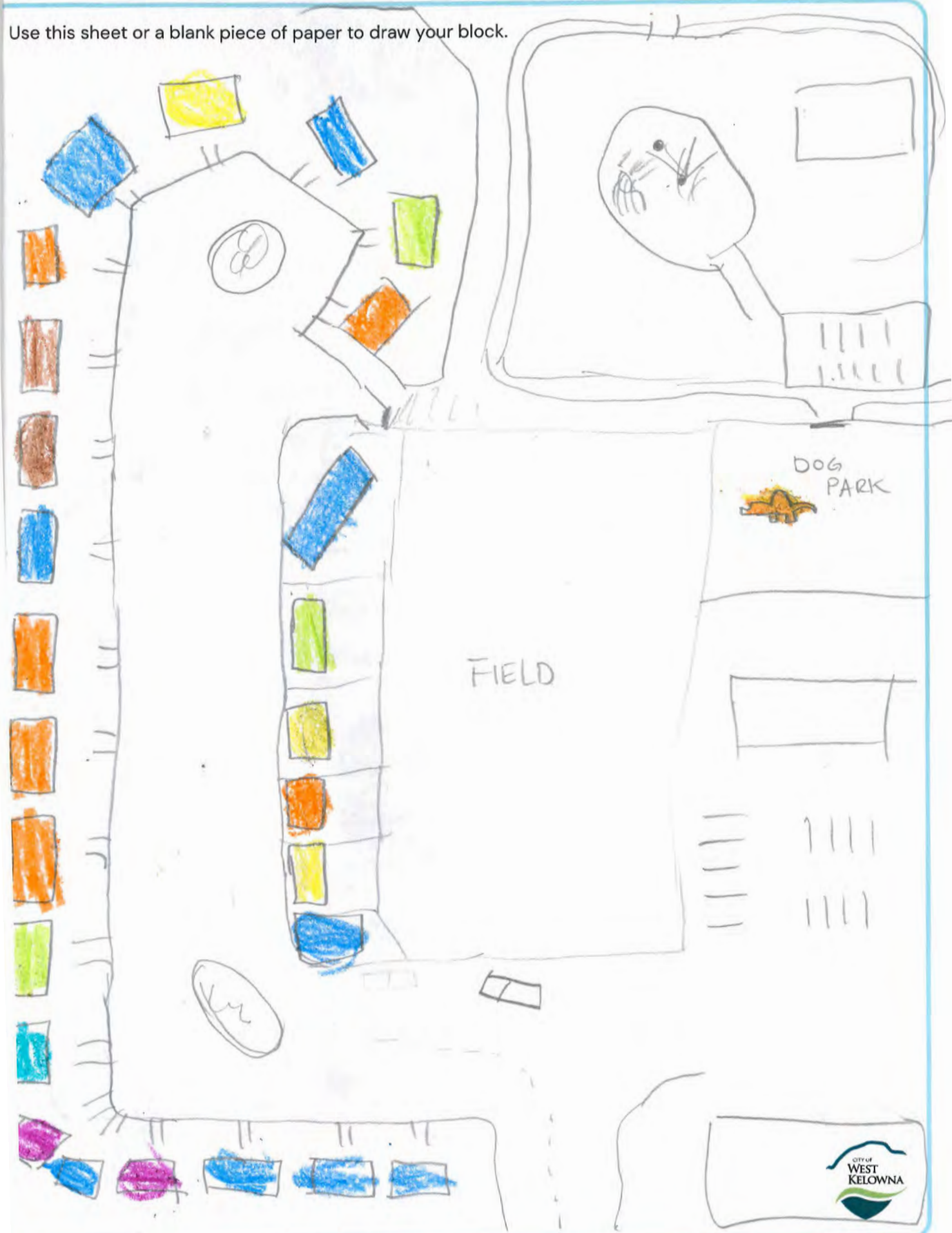


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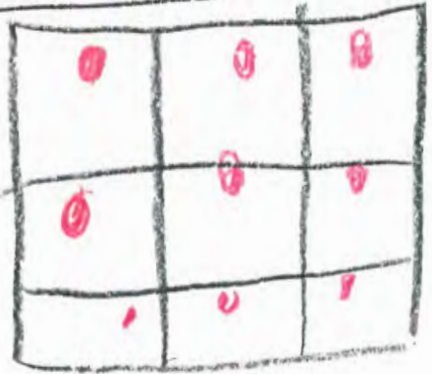
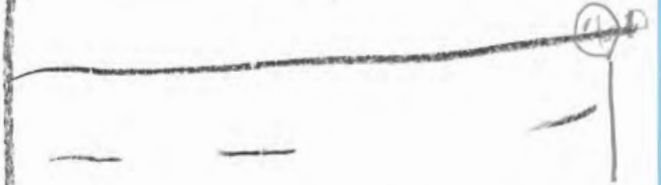
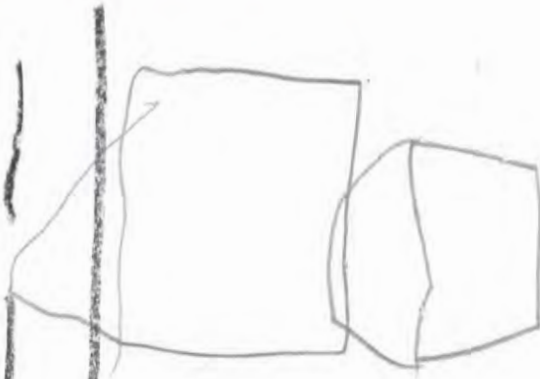
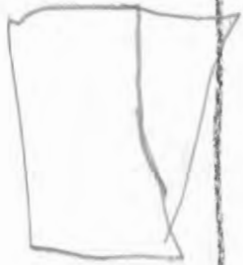
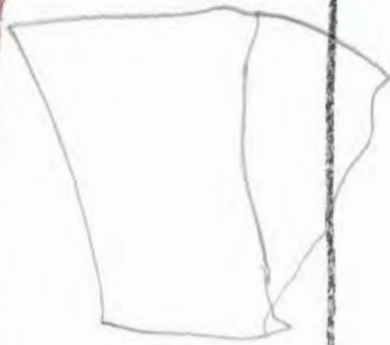


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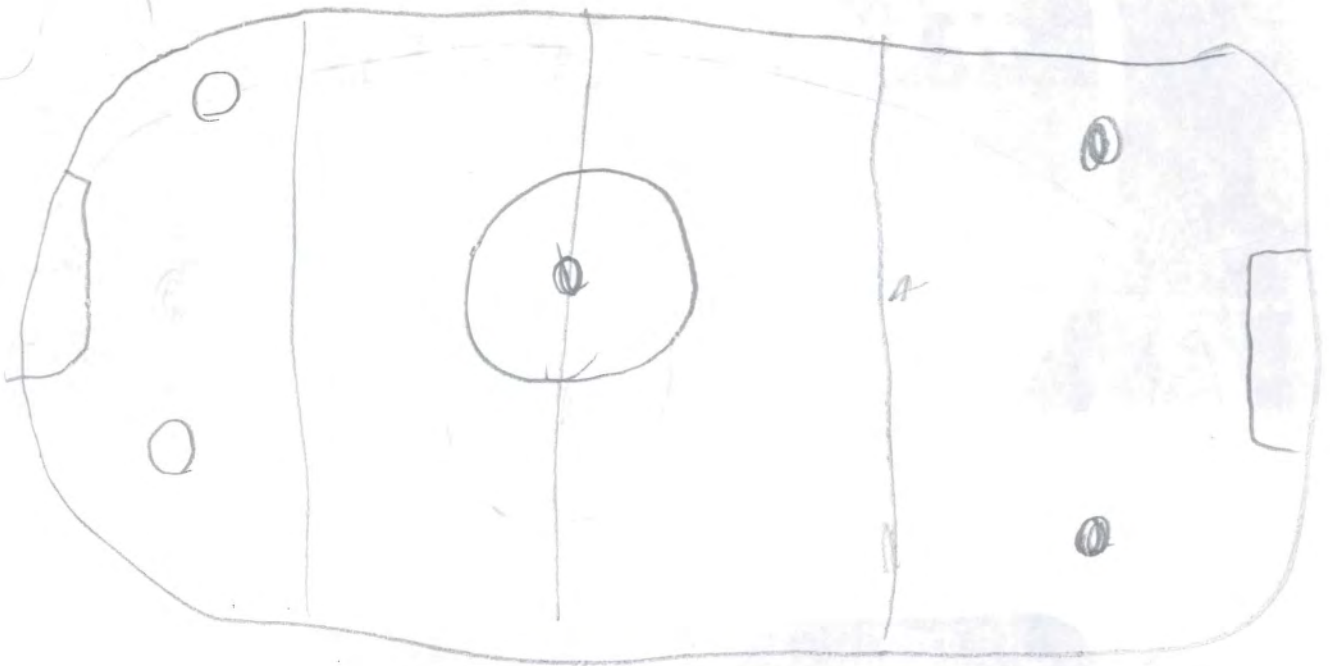


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Let's Draw!



A new hockey rink



Need more space for your ideas? Add as many pages as you'd like!



Mayor for the Day

1. hockey camps for free
2. free 50 pack bag
3. get to meet your favourite hockey player



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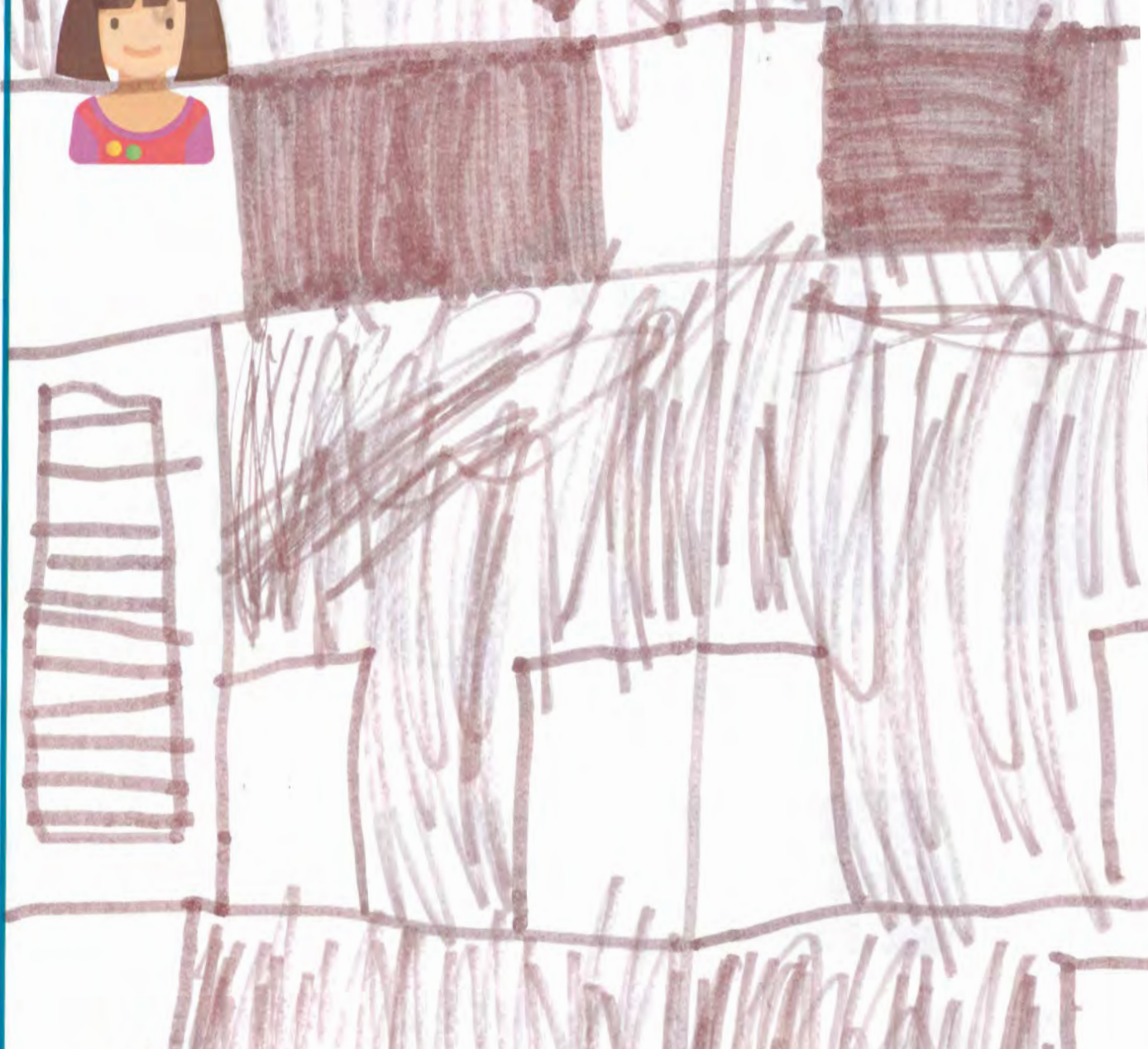
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Mayor for the Day

I insist covid 19 ~~stop~~
stop this instint! New
School oginnin today! The
town is as big as Vancovir
!



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DAILY NEWS

New rink
opin!



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Mayor for the Day

I wob give everyone a 10000\$.



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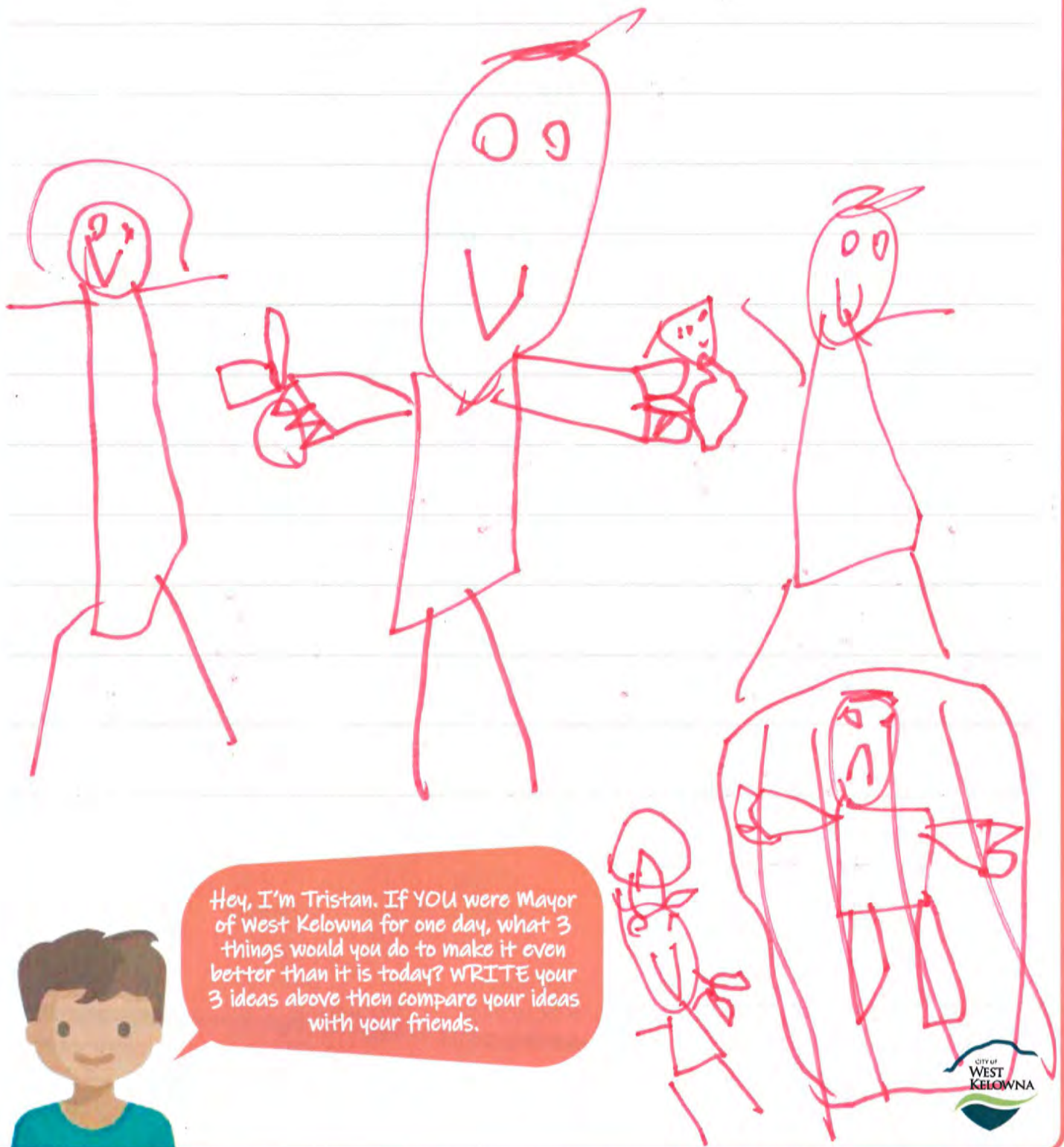
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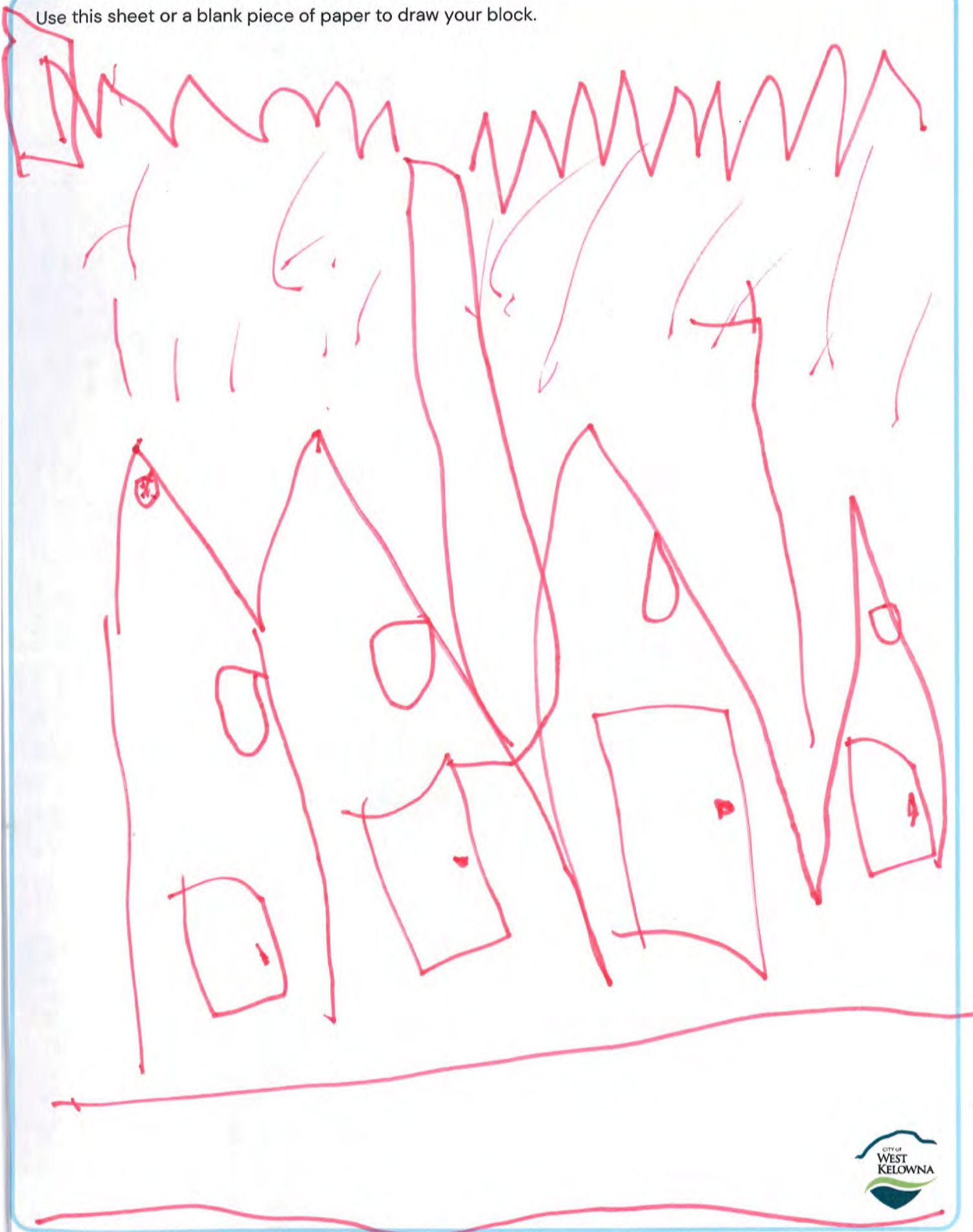
DAILY NEWS

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TO DO
NAR



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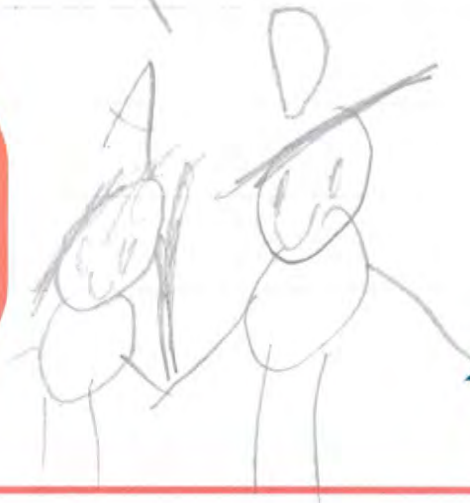


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DAILY NEWS



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Mayor for the Day



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Mayor for the Day

If I was Mayor for the day! I would make electric unicycle and I would make it have some more hiking places! Make more waterparks and pools!!!



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DAILY NEWS

There will be more Park,
Stores! And more Adventures
and more... WATERSLIDES!

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Let's Draw!




where People live

Paternal normal housis.



How we would get around

we would ride bikes every where.



The activirites

an indoor cat Park an outdoor dog Park



a water park The masive mall with all the stores



The Nature around



Need more space for your ideas? Add as many pages as you'd like!



Mayor for the Day

1. I would ban cars and you can only bike to places. It saves the earth.

2. I would let there be more forests and less houses.

3. And last but not least the houses would be painted and coloured.



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DAILY NEWS

By: Savannah Mucha

meow!

! Breack'ing News!

meow!

Cat indoor Park is missing a cat! watch out!



The cat is four years old and is bla and w! name

tuna



Need more space for your news? Add as many pages as you'd like!

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Mayor for the Day

I would priv
evre ~~stat~~ open
ic stem. Mak
peda evre day.
Mak ~~mak~~ a
howats fas.



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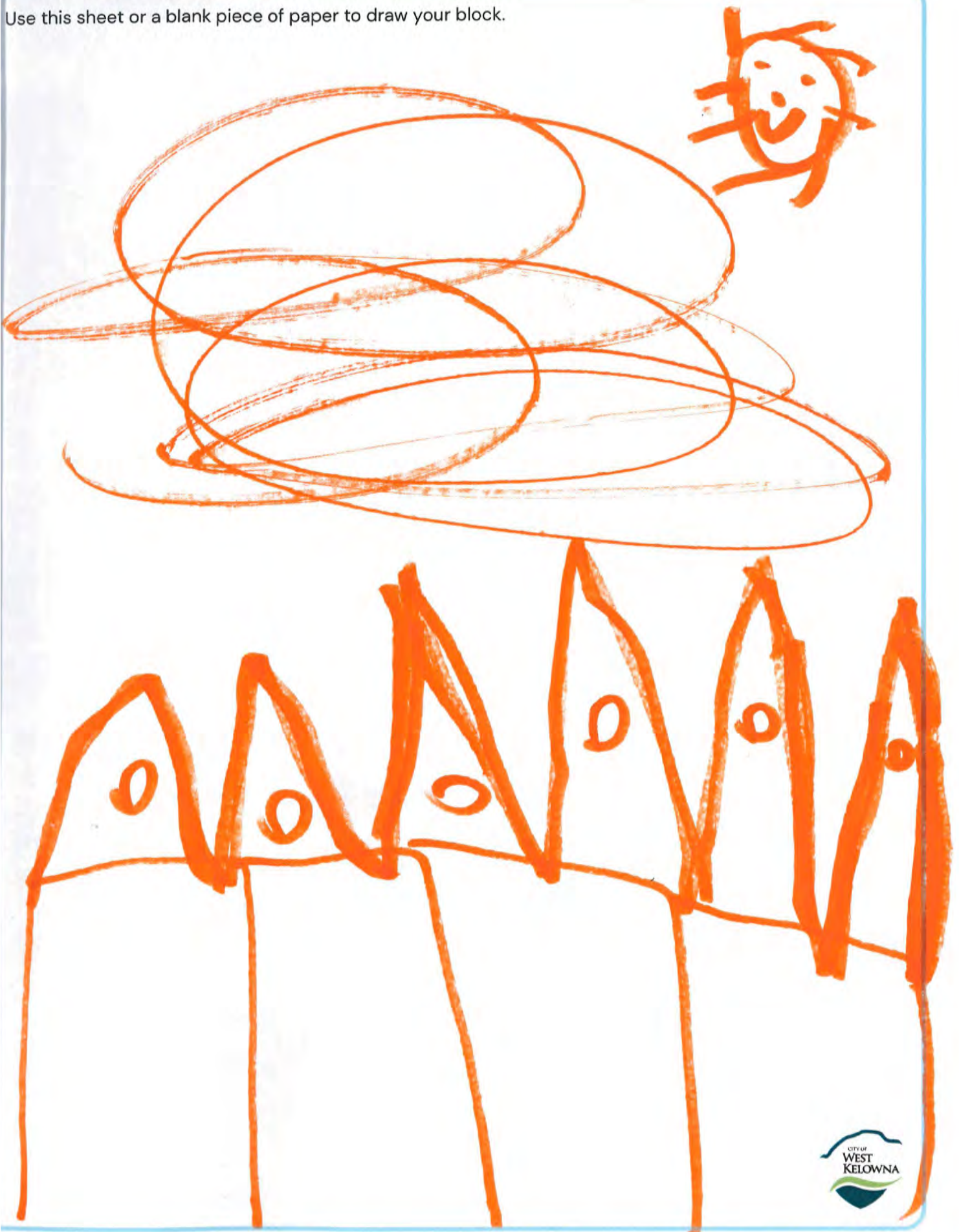


DAILY NEWS



Cat
Fli
e

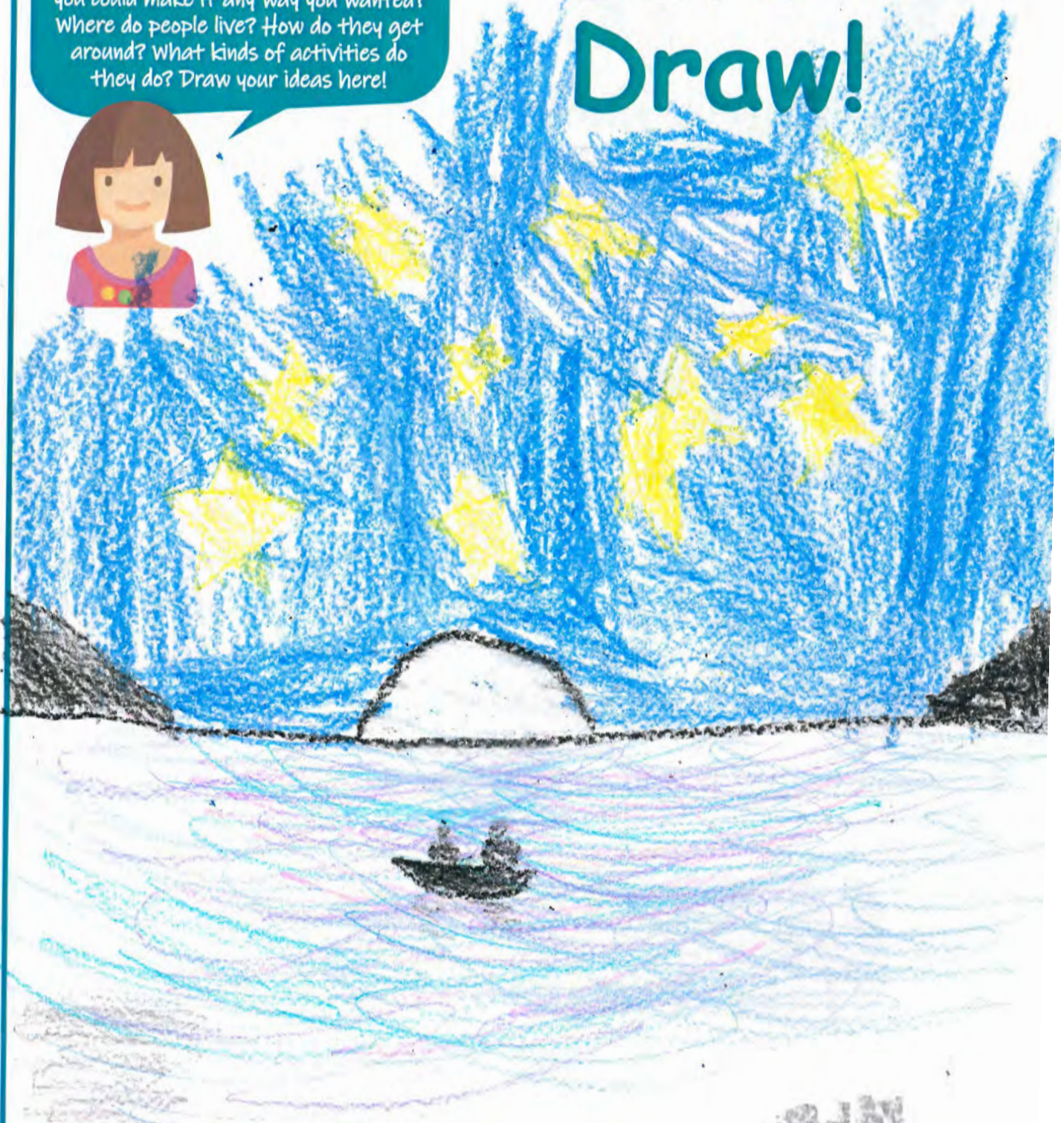
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DAILY NEWS



A NEW BEIL DE
IN TOWN

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DOING GOOD
THIS WE GOT FOR
THE MOM'S SUPR.

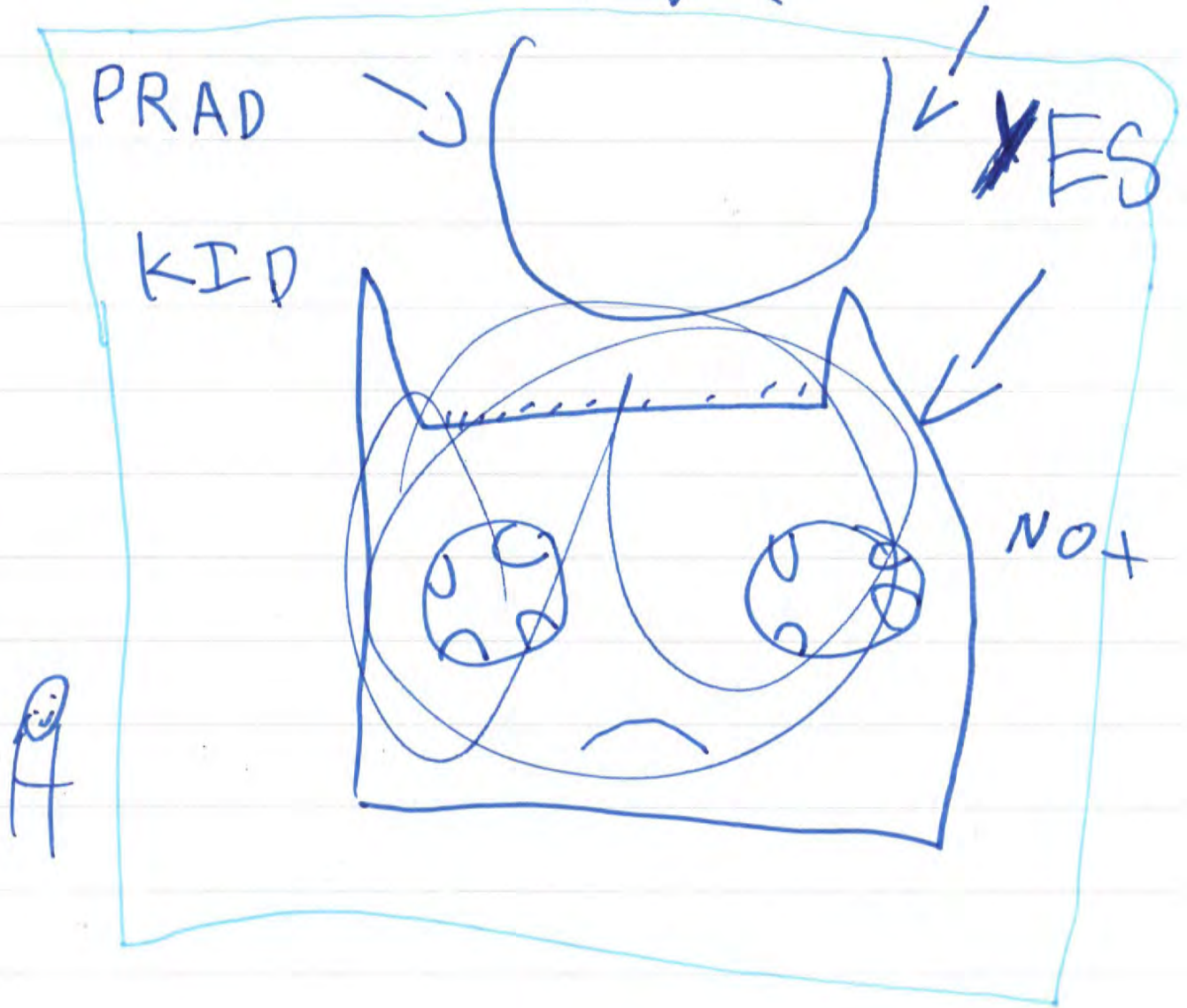
LOOKING AT
NACHR.

BEING PARAD.



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This would be much bigger



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DAILY NEWS

BIG RAT EATS STORE

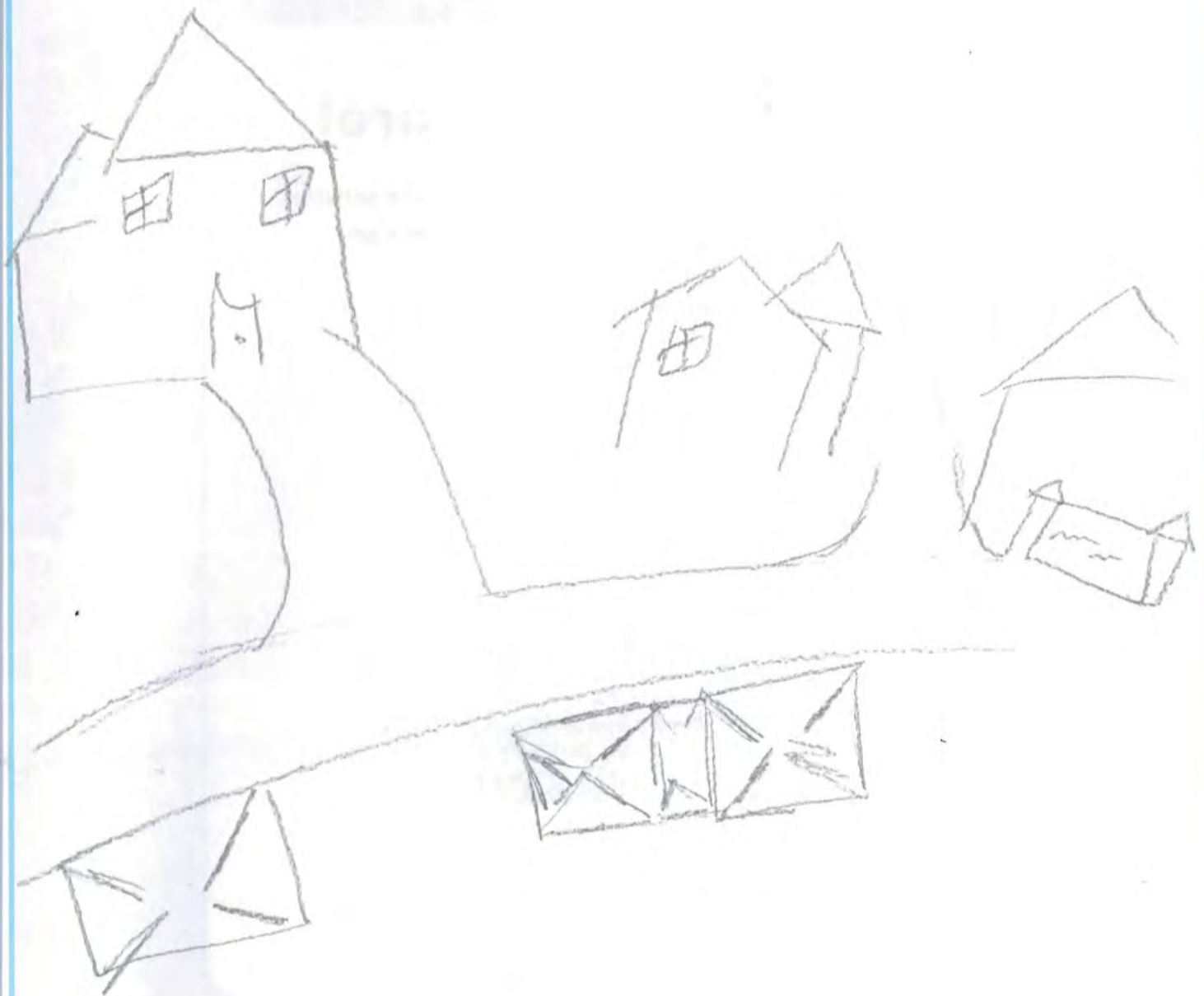
Military has us on hold



Need more space for your news? Add as many pages as you'd like!



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Mayor for the Day

FREE CANA

FREE LANBOS



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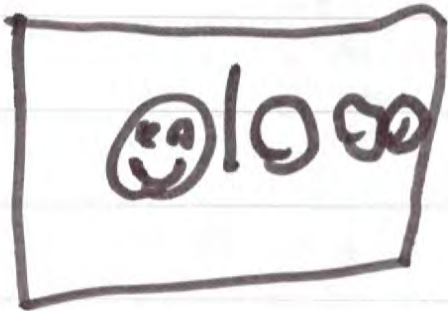
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Mayor for the Day



1\$ evrething



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APPENDIX B: POSTCARDS & WRITTEN SUBMISSIONS

Comments from:

- ▶ Postcard Comments
- ▶ Written Submissions

POSTCARD COMMENTS

Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Clean
dog parks
grass
Barbe Mutch
wet
+ Dog = X



TO:
#OURWK Community Vision
West Kelowna, BC

Please send your vision to the future by dropping it in the slotted box or by emailing your response to: ourwk@westkelownacity.ca with the subject line "Postcard to the Future"

we go to Kel of Pent

Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

larger community facility @ JB.



TO:
#OURWK Community Vision
West Kelowna, BC

Please send your vision to the future by dropping it in the slotted box or by emailing your response to: ourwk@westkelownacity.ca with the subject line "Postcard to the Future"



Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

make JBMAC
Bigger!!
Our city has
outgrown
it 😊



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

MORE RECREATIONAL ENTERTAINMENT FACILITIES
e.g. ROLLER RINK
LACROSSE BOX
THEATRE (PLAYS/ PRODUCTIONS)



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

We need to
EXPAND JOHNSON
BENTLEY FACILITY
BIGGER GYM, MORE
PROGRAM SPACE and
OTHER EVENT SPACES.



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West Kelowna, BC

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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Let's upgrade
Johnson Bentley
Aquatic Centre
That little pool
has outgrown itself
With the population
growing doesn't it
make sense.



TO:
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West Kelowna, BC

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POSTCARD COMMENTS

Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

More bike paths, trails
Side walks
Community events
Music.



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Fitness
Centre
at Johnson
Bentley
on roof looking
over lake



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

you should plan fun hikes from here to through the trails woods to the Lake, then tell history about the Dock where the ferron used to pull in.



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

out door pool



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

JBMAC would be come a Leisure Centre where busting at the seams with the size of the existing facility. Not everyone wants more links



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Better ~~for~~ water quality so that its not cloudy and we are not working about kids drinking water from the tap, more community engagement activities and information available easily.



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POSTCARD COMMENTS

Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Save the environment
 on Mountain Bikes
 hiking trails & beaches
 Future we need more
 bike paths to allow
 people to safely commute
 to work & play. Bad relation to our
 current traffic problem. Make it
 safe & convenient to bike. Thank you.



TO:
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 West Kelowna, BC

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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Better
 1) Health care options
 2) Education opportunities
 3) safe drinking water
 4) Parks & Play areas
 5) Sense of community



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 West Kelowna, BC

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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Build a bypass road or overpass to reduce traffic on highway 97. Have more public beach space down by the lake.



TO:
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 West Kelowna, BC

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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

YOU'VE RAISED TAXES TO PAY FOR YOUR OVERPAID HIGH WAGES 100000+ FOR CITY WORKERS WHO WITH NO EDUCATION MUST BE NICE WERE



TO:
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 West Kelowna, BC

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DO YOU APPLY



Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Built a bypass road for the highway to reduce traffic through West Kelowna



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

poop donald trump bad ice cream with mean student people poop head office



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POSTCARD COMMENTS

Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Build Over "PASS" on Kelatley North & 97 Hwy! Before Starting Development on Kelatley!! Also Fix Sewer Smell on Kelatley Before Addressing More Developments!



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

*Water
Big Pool Improvement*



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

The parking house property on Galatley Rd has been purchased by the city & is a heritage site. There are several businesses inside - a coffee shop, food kiosks, artscents. Outside is an expansive patio surrounded by a grassy tree park with picnic tables (where the boats are currently stored).



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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

The Water was too cold today



TO:
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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Big Pool!!



TO:
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West Kelowna, BC

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Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Dive TANK needed!



TO:
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West Kelowna, BC

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POSTCARD COMMENTS

Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?

Another
post!
Everyone
comes from
Kelowna



TO:
#OURWK Community Vision
West Kelowna, BC

Please send your vision to the future by dropping it in the slotted box or by emailing your response to: ourwk@westkelownacity.ca with the subject line "Postcard to the Future"



Imagine our future West Kelowna in 10 to 20 years...

What is **one important thing we've accomplished** by then to make our community even better?



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WRITTEN COMMENTS

West Kelowna Town Centre is the hub of the community. There is a tasteful mix of townhomes and low rise buildings, which has created population density to support business in the area. Between Brown and Hoskins Roads (and possibly between Brown and Elliot Roads as well) the buildings along the highway and slightly around each corner provide a variety of amenities such as exist now, ie. Pharmacy, Valarosa foods, T-Bones, but inside these buildings (where cars currently park) there is a large courtyard, sheltered from the highway noise by the buildings. It is an outdoor patio with attractive plantings and lighting. Several restaurants exist and have seating on this patio. There is enough foot traffic and transit use to support this unique gathering place which dramatically enhances the character of West Kelowna.

Sent from [Mail](#) for Windows 10

WRITTEN COMMENTS



COMMUNITY VISIONING PROJECT

LHCA Input – 5th draft

2040 VISION?

“West Kelowna is a city where other people dream of living. Where residents and tourists are safe, secure and their rights respected. A city where there are unique and fun ways to live, relax, exercise and play. A city moving with the times.”

LHCA

July 2019

Community Visioning Process

The City of West Kelowna will soon start “The Community Visioning Process” (CVP) which will eventually update the Official Community Plan (OCP) that guides how the City will be developed for the next 20 years. It will guide where we should build, what we should build, what should be considered, etc. It is an important process for all residents.

To start with, the Council would like our help to shape the vision for the future. They want us to help set what we would like the end point to be – a big picture. This is LHCA’s draft version of our input. We will have further options to input later as the Vision is developed.

The Lakeview Heights Community Association (LHCA) was founded in 1990 and works to enhance, maintain and protect the quality of life for the residents of Lakeview Heights. Community participation is paramount and assists us by making our community a great place to live, work and play. Perhaps the easiest way of setting the Vision is to think about what we want and what we don’t want. LHCA discussed community priorities at our last Annual General meeting and also created a survey to gather our neighbours input for the Community Visioning exercise, the results of which are summarized below.

What we want and what we don’t want – big picture

Priorities for the next 20 years

- Safety and security for our members and residents (e.g., transportation (ease of movement, free flow of traffic, safe traffic movement), mutual respect, reduce crime, address homelessness);
- Constant availability of clean water – we understand it will cost more, but we also need access to it all the time; and
- An enjoyable place to live with space to play and recreate together.

Major changes between now and 2040

- West Kelowna is the fourth most populous municipality in the Okanagan Valley with an estimated population of 32,655 (2016 Census, Statistics Canada) and a total land area of 123.53 square kilometres. The city's population grew an estimated 5.7 percent between the 2011 and 2016 census reports (source: City of West Kelowna).
 - Westbank First Nation has 855 members (60% live on reserve; 40% live off reserve) with an additional 10,000 people (approx. 8,000 within IR#9 and 2,000 within IR#10) living on their reserve lands (source: Westbank First Nation).
 - Based on the BC Statistics projections the City of Kelowna's population is anticipated to grow significantly, adding approximately 50,000 residents between now and 2040, which would result in approximately 178,500 residents in Kelowna and approximately 277,000 residents regionally (source: City of Kelowna).
 - As so much of our infrastructure and services (roads, fire, police, shops, etc) are shared between CWK and Westbank First Nation we should be thinking about the needs and requirements of both communities.
-

What We Do and Don't Want

Issue	What we don't want	What we want
<p>If 25,000 more people are to be absorbed into our two communities (WFN and West Kelowna) finding housing is going to be a priority. The increase is equivalent to 6,250 dwellings. These people will consume over 6 million litres of water a year and over 5,000 Mega Watts of power</p>	<p>Aggressive infill building which we are starting to see now. If there is space and existing residents' views, privacy and security can be protected then let's infill – densification is good in manageable doses. We have seen buildings block existing resident's view, spill storm water over adjoining property and residents unaware that a major development is coming.</p>	<p>Let's have ways to protect existing residents from loss of views, storm water run-off, down sloping (where water courses are altered by building higher up a hill), shading, etc. Also, if code contraventions or problems surface after the project is complete let's have a way of effectively enforcing compliance to code. Existing residents' environment to be protected for infill sites by increasing the building lot size, bigger setbacks, informing a wider area around developments (within 400 meters?) for infill projects. New neighbourhoods should be planned around schools and shops allowing residents to walk/ cycle to them which will reduce cost of living, traffic nuisance and pollution. Consider existing neighbours and neighbourhoods (notification zone broadened to 400 m).</p>
<p>A big decision over the 5 years will be selecting and reserving enough space to provide more sporting and recreational facilities before it is all consumed by either commercial or housing developments</p>	<p>Housing approximately 25,000 people will consume between 4 million and 6 million square meters of land. We don't want all the available space to be taken up for development, leaving no space for recreation</p>	<p>If CWK is to have community parks, the land for them will need to be secured before the developers start acquiring land to build the dwellings for the additional 25,000 people. Our new parks could house new attractions, like a BMX track, perhaps a drone play park and other innovative ideas – as well as picnic areas, dog walking and general play/ exercise areas</p>
<p>Mid-rise/ High rise towers</p>	<p>Random towers dotted all over the City, where residents will have to travel for every service causing more traffic, more pollution and creating needless cost.</p>	<p>Mid-rise towers to be built in Westbank Center and along Highway 97 where they are close to services (fire, shopping, doctors, banks, recreation facilities, etc.) to minimize traffic, etc.</p>
<p>According to the 2016 census, just over 20% of the population was over 65. By 2040 this could be well over 30%.</p>	<p>What we don't have is an emergency medical facility here, also little help for seniors.</p>	<p>By 2040 we will need an emergency/ seniors facility. An aging population is likely to be more dependent on public transport, require more Healthcare, enjoy more recreation and require more support.</p>

Traffic	Never ending traffic snarl ups, which bung up business, deters tourists and riles residents. What we won't stand for is 20 years of snarl ups into Kelowna.	We will need another arterial road linking the Connector with the bridge, which looks like it should pass to the North West of CWK, far enough away not to be a nuisance to existing residents and for MOTi to solve the traffic issues getting in and out of Kelowna. Also effective ways of controlling nuisance motorists.
Bike lanes Commuting ebikes and racing bikes want to go quickly 30/ 40 kph and directly. Touring ebikes and cyclists go much slower and stop frequently.	All cyclist and pedestrians mixed up with traffic on our highways – there is a considerable risk that people will get injured	We need safe fast lanes for cyclists commuters – complete Trail 2000? Also we need separate picturesque trails for touring – tourist attractions – similar to the Rail Trail to Vernon. Roads need to be safe for cyclists.
Electric Vehicles (EVs) Global recently announced that by 2030 BC would have 350,000 EVs. By 2040 that is likely to be more than 700,000 – up from the 17,000 we have today	The existing power distribution network for West Kelowna will have to cater for a rapidly expanding EV charging community, plus the power consumption of 25,000 extra people estimated at over 5,000 MegaWatts	We want the security of a second transmission line to avoid damaging power outages in the event of wildfires etc.
Traffic is a good example of another problem that needs fixing, we have plenty of laws but they are not enforced, so people don't follow them.	More unenforced laws	What we want is for the existing laws to be reasonably enforced.
Traffic is going to be a major challenge. Recent studies show we have not approached the peak of vehicle ownership.	The number of vehicles per household in West Kelowna is at 2.4 vehicles per household and increasing by 2% pa. Parked cars spill out from every development.	Increase parking requirements for all developments to 3 full sized positions per dwelling
Screening large	The sweeping views we	Effective ways of blending large concrete areas

underbuilds, walls, etc is not working, plants are not cared for and look poor	currently enjoy to be spoilt by large areas of concrete detracting from the views	into the existing landscape by facing and colouring the walls to be unobtrusive.
Nuisance Plants are a growing problem	The locality to be over run by “Tree of Heaven” type weeds, elbowing out native species.	An effective program to control aggressive intrusions
Drones are noisy and irritating	Is for the peace to be disturbed by constant noise and loss of privacy	CWK is going to need to think about drones and what bylaws are required to control them. They are noisy and irritating.
How will we pay for all this	Large tax rises	Funding these projects will be challenging. Increasing long term debt, PPP projects, grants and looking at underused existing assets are all ways this could be done.



What we don't want is many Mid/ High rise towers blocking our view of the lake (as demonstrated above), as has happened in Benidorm, Spain. This picture was taken in 2008, you can't see the coast from inside the town. There are many examples around the world like this.

Benidorm, Spain 40 years previously, by comparison.



Spain has wrecked its prime tourist asset – the beautiful coastal area - by prioritizing development over anything else. This has occurred in just a 30 year timespan. Controlled development is good, but it needs to be balanced with the quality of life it provides for the existing and new residents. We are the 12th best place to live in the whole of Canada – let’s make it the best.

What we would like is something like the Salva Costa (Save our coast) law in Sardinia where Mid/ High rises are not allowed within 2 kilometers of the coast/ lake. Two kilometers might suit Sardinia, we could go for a shorter distance. Let’s learn from the old world. We have a world class attraction in Lake Okanagan, let’s not ruin it like Benidorm.

Also we don’t want the lakeshore littered with marinas stretching way out into the lake. What we want is for marinas to fully support the boats that moor there with power, water and sani-dump.

Vision for West Kelowna

Our suggestion for the vision is:

“West Kelowna is a city where other people dream of living. Where residents and tourists are safe, secure and their rights respected. A city where there are unique and fun ways to live, relax, exercise and play. A city moving with the times.”

Our vision is that our neighbourhood can choose to have a vision that recognises and values the unique character of the area and does not sacrifice it to fit in with everyone else.

In creating the vision we should be able to gauge whether a particular action will move us closer to the vision or further from it.

Things that will help could be:

- expanding the capital base of the city through more housing and more business
 - PPP projects, grants and increasing long term debt
-

- Creating more attractions, community parks, supporting Crystal Mountain, developing tourist attractions, first class hotels, etc.
- Creating a supportive business environment
- Co-operating with other elected bodies

What will hinder the vision could be:

- Traffic
- Crime
- Homelessness
- Upset residents
- Changing governments, uncertain policies
- Lack of amenities

A major question will be getting the balance between “densification” and the “environment” to many people’s liking. There are good arguments to support densification – to a degree. LHCA believes that the present OCP leans too far towards densification at the expense of local residents and these changes try to adjust that balance.

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APPENDIX C: NOTES FROM ONLINE STAKEHOLDER WELCOME MEETINGS & ONLINE TOPIC WORKSHOPS

Notes from:

- ▶ Online Stakeholder
Welcome Meetings
- ▶ Online Weekly Topic
Meetings



MEETING NOTES

- Meeting:** Stakeholder Introductory Presentation #1
- Date & Time:** Tuesday, June 30, 2020 from 12:00 pm to 1:30 pm
- Location:** Microsoft Teams Online Meeting
- Attendees:** **Stakeholders:** Philip Ashman (Okanagan College); Anthony Bastiaanssen (CWK – Advisory Planning Committee); Jennifer Dixon (UDI Okanagan); Glen Dufresne (NGMedia Ltd.); Laurie Evans (West Kelowna Economic Development & Tourism Advisory Committee); Roberta C. Fidalgo (YET); Doug Findater (Community Member); Craig Garries (Greater Westside Board of Trade – GWBOT); Justine Geboers (Houle Electric); Brendon Gray (Egnite Sustainability Inc.); Tom Groat (Resident); Trevor Jones (Il Mercato Social Kitchen); Rick Keller (Executive Accounting); Cindi Kukler (Westside Youth Soccer Association); Myrna Stark Leader (Myrna Stark Leader Writing and Communications); Norm LeCavalier (Landstar Development); Paulina McChesney (Westbank Museum); Cory Muir (London Drugs); Sonia Newman (Westside Health Network Society); Leah Perrier (Interior Health); Adria Perron (Winmar Property Restoration); Leanne Reimer; Cheryl Sidenberg (Interior Health); Ed Stephens (Crossing Creek Community Theatre); Ben Stewart (Member of the Legislative Assembly); Harjit Toora (Hero Security); Jennifer Dixon (UDI Okanagan).
- City of West Kelowna:** Mark Koch, Dallas Clowes, Stirling Scott, Brent Magnan, Kari O'Rourke
- Lanarc:** Jana Zelenski, Jonathan Behnke
- Action Items:**
- **Lanarc** to develop a one-page for additional support for public outreach - **COMPLETE**
 - **CWK** to distribute one-pager to GWBOT and VET for Okanagan Business Excellence Group as well as post online for additional outreach.

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants during Stakeholder Introductory Presentation #1. Please see the presentation slides for the topics that preceded the discussion which included an overview about a Welcome and Online Meeting Process, and overview about #OURWK Phase 1 Engagement Process, and Next Steps. If there are any discrepancies or inconsistencies with the below discussion items, please contact Lanarc Consultants immediately.



NO.	DISCUSSION SUMMARY
1	<p>Regional Collaboration</p> <ul style="list-style-type: none"> ▪ Planning processes can face challenges when involving various levels of government. Are there examples where communities have seamlessly involved various decision-makers to work together, utilize lands in a respectful manner, and have proper connectivity? How does West Kelowna bring in the Regional District, City of Kelowna, and Westbank First Nation (WFN)? <ul style="list-style-type: none"> → <i>Consultant: Every community faces this challenge. West Kelowna needs to continue raising awareness, meeting with its neighbours, and asking how they can become more involved. The various levels of government are often working towards similar goals so we need to find synergies and alignments. Early conversations are necessary to set the foundation.</i> → <i>CWK: West Kelowna and its neighbours are within the Regional District and are subject to the Regional Growth Strategy. It is essential for West Kelowna to be integrated within the region and City Council has identified working with WFN as a priority.</i> → <i>CWK: West Kelowna is also working with its neighbours on a regional transportation plan. West Kelowna and its neighbours must make plans in line with the Regional Growth Strategy, but can do so in unique ways.</i> ▪ In other regions there have been challenges getting neighbouring municipalities to find consensus, leading to missed funding opportunities and project delays, e.g., sewer project in Capital Regional District. ▪ Collaboration with neighbouring municipalities is important so we can align tourism initiatives rather than compete.
2	<p>Ministry of Transportation</p> <ul style="list-style-type: none"> ▪ The visioning process will likely inspire a lot of discussion on transportation in West Kelowna. Is Ministry of Transportation and Infrastructure (MoTI) involved in the visioning process? <ul style="list-style-type: none"> → <i>CWK: MoTI involvement is essential since the highway crosses the centre of West Kelowna.</i> → <i>Consultant: The visioning process will need to recognize existing constraints while also looking ahead 10-20 years.</i>
3	<p>Existing Official Community Plan (OCP)</p> <ul style="list-style-type: none"> ▪ When was the last West Kelowna Community Plan created and when did it run from? <ul style="list-style-type: none"> → <i>Consultant: The current OCP was adopted in 2011 after an approximately 18-month visioning process. Most communities renew their OCP every 10 years.</i>
4	<p>Kids Activity</p> <ul style="list-style-type: none"> ▪ Has there been any consideration to make the kids activity available in an online format, like an app or computer-based input option? <ul style="list-style-type: none"> → <i>CWK: The kids activity booklet is available to download from the #OURWK website, but there is no app or online input option in development at this time.</i>
5	<p>One-page #OURWK Summary</p> <ul style="list-style-type: none"> ▪ Is there a one-page summary that community leaders can distribute to their networks, e.g., organization websites, email newsletters, etc.? ▪ The Okanagan Business Excellence (OBE) Group would also like a one-pager. <ul style="list-style-type: none"> → <i>Consultant: Yes, we will make a one- pager available.</i> ▪ Perhaps a presentation to OBE would get more engagement. ▪ That's a great idea. We will work through that as an option.



NO.	DISCUSSION SUMMARY
6	<p>Seniors</p> <ul style="list-style-type: none"> ▪ What considerations are being made for involving seniors and creating an age-friendly community? <ul style="list-style-type: none"> → <i>Consultant: We want to reach community contacts who can help increase outreach to seniors.</i> → <i>CWK: Questionnaire responses to date have not included many seniors, which is the opposite of the usual patterns with in-person engagement events.</i>
7	<p>Downtown Identity</p> <ul style="list-style-type: none"> ▪ What is the plan to develop the downtown identity and promote the expansion of local businesses in the West Kelowna core? <ul style="list-style-type: none"> → <i>Consultant: Past work on the Westbank Revitalization Plan and in the 2011 OCP has helped improve the downtown. The #OURWK process will evaluate which past efforts have been successful to inform new directions for the future.</i> → <i>Consultant: There are many precedents of successful downtown revitalization in small to mid-sized cities in BC. What can we learn from them to strengthen the downtown core in West Kelowna?</i>
8	<p>Local Food System</p> <ul style="list-style-type: none"> ▪ What considerations are being made to encourage discussion on the local food system in West Kelowna? Will there be online workshops or questionnaires? <ul style="list-style-type: none"> → <i>Consultant: The local food system can be incorporated into the Health & Wellness weekly topic.</i> ▪ How will agriculture in West Kelowna look in the future? <ul style="list-style-type: none"> → <i>Consultant: The 2011 OCP identified agriculture as a key to West Kelowna's character. Agriculture is changing rapidly and the visioning process will explore this more.</i> ▪ The pandemic has highlighted the importance of food security and protecting agricultural land to support the local food system.
9	<p>Education</p> <ul style="list-style-type: none"> ▪ What considerations are being made for educational opportunities like a second high school and post-secondary options? <ul style="list-style-type: none"> → <i>Consultant: Education will be a core focus of the Health & Well-being weekly topic. School District 23 will be involved in the process.</i> → <i>CWK: Current School District 23 capital planning identifies a second high school as a high priority which is a good indicator that action will be taken in the near future.</i>
10	<p>Road System</p> <ul style="list-style-type: none"> ▪ I don't think the existing road system will sustain significant growth. We need overpasses on Highway 97 to maintain traffic flow. <ul style="list-style-type: none"> → <i>Consultant: We need to find a balance between road expansion and constraints to expansion, while considering changing transportation modal trends.</i> ▪ A bypass may be a good solution in addition to expanding overpasses.
11	<p>Arts & Culture</p> <ul style="list-style-type: none"> ▪ Can West Kelowna better support arts and culture by attracting audiences and providing venues for the arts such as drama, music, etc.? <ul style="list-style-type: none"> → <i>Consultant: There have been successful arts initiatives since the 2011 OCP like Music in the Park events. The #OURWK Vision process can include the vision for West Kelowna's arts community.</i>



NO.	DISCUSSION SUMMARY
12	<p>Active Transportation</p> <ul style="list-style-type: none"> ▪ West Kelowna has many great amenities but most are mainly accessed by cars and parking can be challenging during popular times of use. There is a lack of connectivity for active transportation options. I would like the #OURWK vision to include consideration for how active transportation will evolve over the next 20 years so there are more diverse and more connected transportation options. <ul style="list-style-type: none"> → <i>Consultant: West Kelowna evolved from a rural/suburban community, so active transportation infrastructure will take time to develop. Incremental improvements will be important to repair the gaps left by past land development.</i> ▪ Protecting corridors to minimize the need for future land acquisition will be important for improving mobility options and interconnectivity. ▪ Electric bikes are becoming popular but there is little bike infrastructure in place to use them. One positive thing I've seen is our trails and parks system. Expanding on more of these, where possible, would be excellent. Is there a way to involve young adults in the design and construction of trails? <ul style="list-style-type: none"> → <i>Consultant: E-bikes have made cycling more accessible. There are new initiatives like the wine trail to improve bicycle infrastructure.</i> ▪ My son is a biker and so I've spent time on the trails and I think this is a very good observation and what will help attract younger people to the community. There might opportunities to place amenities close to the trails to attract people such as food or beverage locations. <ul style="list-style-type: none"> → <i>CWK: West Kelowna is working with regional partners on a Regional Trails Master Plan. West Kelowna residents commute to neighbouring municipalities for work. To respond to climate change, people need to get around in new and sustainable ways.</i>
13	<p>Efficient Land Utilization</p> <ul style="list-style-type: none"> ▪ We need to utilize the land we have in a thoughtful manner as we grow. Transportation infrastructure and schools are limiting factors to growth of communities. We need connectivity to increase economic activity and to efficiently use industrial lands. Growing the population in clusters rather than spread out will help make active transportation more feasible. <ul style="list-style-type: none"> → <i>Consultant: The visioning process is the first step to informing priorities and setting up systems for monitoring and reflecting on progress as we move forward. The following OCP update can further focus the priorities and set guidance for the community.</i>
14	<p>Prioritizing Actions</p> <ul style="list-style-type: none"> ▪ The West Kelowna community has a long wish list of improvements. How will we prioritize these items with consideration for changing demographic needs? <ul style="list-style-type: none"> → <i>Consultant: The visioning process is the first step to informing priorities and setting up systems for monitoring and reflecting on progress as we move forward. The following OCP update can further focus the priorities and set guidance for the community.</i>
15	<p>Protection of Valued Amenities</p> <ul style="list-style-type: none"> ▪ As West Kelowna grows; we need to protect our valued amenities. <ul style="list-style-type: none"> → <i>Consultant: The visioning process will identify what is great about West Kelowna today so we can plan to protect it in the OCP update. The online questionnaire has a question to identify what people love about West Kelowna today.</i>



MEETING NOTES

- Meeting:** Stakeholder Introductory Presentation #2
- Date:** Tuesday, July 7, 2020
- Time:** 7:30 pm to 8:40 pm
- Location:** Microsoft Teams Online Meeting
- Attendees:** **Stakeholders:** Peter Adams (Greater Westside Board of Trade - GWBOT), Dale Choquette (Dale Choquette Inc.), Eileen (WKMHA and Lake City Mechanical), Rusty Ensign (GWBOT), Josh Fender (Resident - University Student), Anne Fox (President RCL #288), Joe Gluska (BC Community Football Association, Casa Loma Resident), Wendy Job (Lakeview Heights Community Association), Karen Emmond (West Kelowna Academy of Music), Wayne Kubasek (Advisory Planning Commission), Lisa Wilson (Lakeview Heights Community Association), Carol Masse (Westside Senior Citizens Activity Centre), Katelin Mitchell (KCR Community Resources), Amber Russell, Spencer Tantardini (CIBC), Michael Tassone & Lauren Tomkins (West Kelowna Integrative Health Centre), John Whitehead (GWBOT - Board Member), Mike Wilding (Lakeview Heights Community Association)
- City of West Kelowna:** Mark Koch, Dallas Clowes, Stirling Scott, Brent Magnan, Kari O'Rourke
- Lanarc:** Jana Zelenski, Kristen Falconer

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants during Stakeholder Introductory Presentation #2. Please see the presentation slides for the topics that preceded the discussion which included an overview about a Welcome and Online Meeting Process, and overview about #OURWK Phase 1 Engagement Process, and Next Steps. If there are any discrepancies or inconsistencies with the below discussion items, please contact Lanarc Consultants immediately.



NO.	DISCUSSION SUMMARY
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Group Discussion: Questions About Engagement Process

1	<p>Best Practices</p> <ul style="list-style-type: none"> ▪ Does the planning process involve reference to best practices for ideas? <ul style="list-style-type: none"> → <i>Consultant: Yes, the planning process includes a combination of community engagement process identifies leading best practices to move forward and work toward as part of an overall vision. As get into weekly topic, we will discuss and adapt best practices to fit to West Kelowna.</i>
2	<p>Weekly Notifications</p> <ul style="list-style-type: none"> ▪ Can you send weekly notifications to our association regarding the opportunity to provide specific feedback into topics of interest? <ul style="list-style-type: none"> → <i>CWK: West Kelowna can send notifications to groups if you provide an email.</i>
3	<p>School District Involvement</p> <ul style="list-style-type: none"> ▪ Have you asked the School Board to send out kids' activity books through their system of parent emails? <ul style="list-style-type: none"> → <i>Consultant: In the original launch, we had noted the School District as a key supporter to involve kids; we will connect with the School District in the fall to discuss potential opportunities.</i> → <i>CWK: Regarding School Districts, we have another Welcome Meeting scheduled tomorrow morning with two representatives from the School District participating. We also have a preliminary discussion with Mount Boucherie School to discuss the Mayor's Youth Forum in the fall that could potentially involve their leadership class presenting to council but plans are unknown due to COVID-19. We are hopeful things will change for Phase 2. It is important we get the word out to youth – potentially through Dragon's Den Kids and recreation programs – to connect to this group.</i>
4	<p>Neighbourhood Associations</p> <ul style="list-style-type: none"> ▪ Are you taking submissions from neighbourhood associations? <ul style="list-style-type: none"> → <i>Consultant: All submissions are welcome during this process and we encourage you to promote #OURWK to your memberships and complete an online survey. We also hope you will have a big role in upcoming online meetings that will discuss how we move forward into the future.</i>
5	<p>Community Posters at Trail Heads</p> <ul style="list-style-type: none"> ▪ Would it be possible to provide posters at trail heads to provide a physical link to the online engagement process? <ul style="list-style-type: none"> → <i>Consultant: We have a couple of large signs up in Gellatly Bay and on tennis courts as well as numerous small posters. We are looking for places to post small posters so if ideal locations are known, we encourage you to inform us and we will prioritize the location.</i>
6	<p>Sports Group / Youth Involvement</p> <ul style="list-style-type: none"> ▪ Sports groups are in Phase 2 re-opening and practicing so they could be targeted to distribute information particularly ages 19 and under. Also, provides opportunities for activities during COVID-19. ▪ Is there a plan to engage the 13-19 group? <ul style="list-style-type: none"> → <i>Consultant: Engaging kids age 13-19 is a challenge so we have tried to include activities and prizes that appeal to this demographic so leveraging recreational and sports groups is a huge opportunity to help kids understand why their voice is important. We are happy to take input from community leaders on groups that are traditionally harder to reach.</i>



NO.	DISCUSSION SUMMARY
7	<p>Senior Involvement</p> <ul style="list-style-type: none"> ▪ Seniors are technologically challenged and not on social media so may be difficult to engage in an online process. ▪ I will challenge the assumption that seniors are not connected electronically. I am part of an organization where COVID-19 has forced us to use video conferencing and we have been amazed at the take up on technology by seniors (e.g., online church sessions). <ul style="list-style-type: none"> → <i>Consultant: It will be important to reach out to seniors' residences to drop off surveys etc. to make sure we are not challenged since face-to-face organization with those networks are limited. We want to engage people in whatever way works for them.</i> ▪ The last census indicated 20% of West Kelowna is senior; however, in 20 years the figure will be higher but there is very little support for senior so important to look at that part of the spectrum. <ul style="list-style-type: none"> → <i>Consultant: You are correct in that all trends point to more seniors in the coming years. It will be important to recognize this in the process to make sure we plan for an aging population.</i> ▪ It is important to be careful to not disenfranchise. Using video formats would be helpful for topics.
8	<p>Survey Promotion Ideas</p> <ul style="list-style-type: none"> ▪ Is it possible to post on the website a breakdown of number of people who have completed the survey by community to encourage more people to respond by a sense of friendly competition? <ul style="list-style-type: none"> → <i>Consultant: Interesting idea and could be a potential opportunity mid-way through the process through an email notification to remind people to participate.</i>
<p>Group Discussion: Top Issue in the Coming 10 Years</p>	
9	<p>Growth and Development</p> <ul style="list-style-type: none"> ▪ Important to grow but not so much that we lose sight of keeping our community nice and quiet and what we love about West Kelowna. It is important we do not lose sight of our uniqueness. Too much building. <ul style="list-style-type: none"> → <i>Consultant: We hope everyone will participate in our Growth and Development Topic meeting in August to discuss how we can grow smart to ensure our assets are protected, sprawl is reduced, and we do not lose what makes West Kelowna special. We anticipated that meeting will be a challenging discussion.</i>
10	<p>Visioning Process</p> <ul style="list-style-type: none"> ▪ It can be difficult to envision the future particularly when we can face multiple issues over time such as how COVID-19 has changed our community. In 10-20 years, there could be other issues and changes as to how we live, recreational opportunities, and how we conduct business, etc. How we integrate new ideas is driven by the conversation at the moment and not thinking of the changes in the future so it is important to focus on moving forward so we will have healthy and enjoyable lives. <ul style="list-style-type: none"> → <i>Consultant: The community visioning process is just that but looking at the big picture is part of the process too. During topic meetings, we will try to figure out both the WOW! and HOW? to get there. A visioning process is like being like a little kid and opening up mind to future without being grounded in reality.</i>
11	<p>Retaining Young People</p> <ul style="list-style-type: none"> ▪ A concern is keeping neighbourhoods balanced so that there are opportunities for people for people to do activities to keep them engaged in the community and have enough housing so they do not have to leave. How can we make West Kelowna not a bedroom community especially around Westbank? There needs to be good building and activities to make a community a community so young people will stay.



NO.	DISCUSSION SUMMARY
12	<p>Infrastructure Based on Tax Base</p> <ul style="list-style-type: none"> One thing we have accomplished in 13 years is a good start on infrastructure to support a city that will keep growing. Our population growth has provided a tax base to help fund future needs/wants.
13	<p>Tourism</p> <ul style="list-style-type: none"> We have done a good job at making our community known as an excellent destination for tourism.
14	<p>Density – View Impacts</p> <ul style="list-style-type: none"> There is too much building too close together particularly at Carrington Road. Four-storey developments have been crammed together and many have lost the view of the lake. We still want to keep our quality of life (space). I don't think we want to be like Kelowna - building after building after building. We need to allow more space between the buildings (e.g., save some greenspace for kids). We need to find that balance. <ul style="list-style-type: none"> → <i>Consultant: It is important that we find a balance of where new developments should go and what density levels should be. There is a need for growth and the need to have housing for people to live. These will be key conversations during the process.</i>
15	<p>Water Resources</p> <ul style="list-style-type: none"> Water is another key issue.

Group Discussion: Ideas for Success

16	<p>Downtown</p> <ul style="list-style-type: none"> We should include in the Official Community Plan (OCP) guidance on getting the downtown back (similar to what it was in the 1970's).
17	<p>Trail Network</p> <ul style="list-style-type: none"> The Boucherie Rush Trail connection has been well-received. Is there a map of West Kelowna trails available?
18	<p>Playing Fields</p> <ul style="list-style-type: none"> We should acquire land for playing fields - while the dome is beneficial, we need plans for new ball fields in conjunction with Kinsmen Park. What are the plans for the future to accommodate growth?
19	<p>Recreational Amenities and Facilities</p> <ul style="list-style-type: none"> We need more recreational activities for youth including more fitness, more pools, and another ice sheet to anticipate growth of minor hockey and figure skating.
20	<p>Lake Access</p> <ul style="list-style-type: none"> We should develop beachfronts to provide access to the lake based on successes from 2010.
21	<p>Transportation Improvements</p> <ul style="list-style-type: none"> Road and sidewalk improvements have been important.
22	<p>Westbank First Nation Relationship</p> <ul style="list-style-type: none"> It is important to build a strong relationship between Westbank and the City of West Kelowna. For example, Westbank First Nation (WFN) has developed a zoning map for Westbank and there should be an integration of both Westbank zoning and City zoning. <ul style="list-style-type: none"> → <i>CWK: I totally agree about seamless integration with WFN. Council has flagged the importance of us working together to continue building the community together.</i>



NO.	DISCUSSION SUMMARY
23	<p>Land Use Planning</p> <ul style="list-style-type: none"> ▪ Land is a precious commodity, especially light industrial, and we need to balance growth (and tax base) and thus densification via multi-family housing and light industry to fund the things we want. I like amenities and green space as much as anyone but we have to pay for it. <ul style="list-style-type: none"> → <i>Consultant: Focusing development on ways to better fit into the community is part of a balanced approach.</i> ▪ Keeping our quality of life is important; we do not want to be Kelowna.
24	<p>Density vs. Property Value</p> <ul style="list-style-type: none"> ▪ The current OCP is far too focused on densification. We need to move back to environment. A concern is for people that have bought homes 20 years ago on Regal Road now facing development in front of their properties and losing lake view and value of home. This is a difficult hit for people trying to manage property values in an older stage of life. Although new building is required, should people be entitled to the security they have built up and taxes they have paid over 20 years?
25	<p>Stormwater Management</p> <ul style="list-style-type: none"> ▪ Another issue is stormwater spilling from new properties onto old properties.
26	<p>Density vs. Environment</p> <ul style="list-style-type: none"> ▪ West Kelowna has growth significantly since 2014 and in 2018 it exploded. We are on top of each other instead of having space. Multi-family homes are important but it puts more people in one place. We need to strike a balance between growth and environment so we are not overly crowded by multi-family buildings.
27	<p>Growth and Development</p> <ul style="list-style-type: none"> ▪ In terms of expansion and growth, it is of key importance to make things balanced; however, at the end of the day, if there is no growth, there is no expansion. Understanding concerns about development is a vital aspect to growth and considering the tax base.
28	<p>Transportation Planning</p> <ul style="list-style-type: none"> ▪ Expansion also looks at transportation and movement which is important for West Kelowna. Highway 97 is underused which changes the dynamic of the highway and surrounding businesses and property. It will be important to look at how we use the system because in 20 years the car is not going away. People will still need to commute to jobs so we need to make it easier to get around by using the existing road system and make it better. We need to move people in the parallel road system within the community. ▪ As a UBC university student, I find it difficult to get to the university with transit as there is no 'park and ride'. The Hwy 97 bus route can be faster than driving.
29	<p>Smart Growth</p> <ul style="list-style-type: none"> ▪ The Shannon Lake community is a good example of smart development. If views are blocked by multi-family homes, we can be strategic about where these homes go to maximize desirability in the neighbourhood. Perhaps we increase development in the mountains as space is limited near the water. We can also strategically place roads to eliminate traffic jams.
30	<p>Density Planning</p> <ul style="list-style-type: none"> ▪ Is it possible to look at the total build-out with projected population, including different density models, to plan effectively? Density issues vs. green space is always a key topic in an OCP process. Water, sewer, and roads also play into planning. Can we determine how many people can actually live here? Factoring in agricultural land reserve (ALR) and Westbank considerations? If we know the number of people, we can make more informed decisions.



NO.	DISCUSSION SUMMARY
31	<p>Arterial Roads Mapping</p> <ul style="list-style-type: none"> Are we able to map arterial roads to show frontage roads on both sides of Highway 97 from Daimler Rd. to Boucherie Rd. to understand if we can eliminate traffic signals at intersections with two overpasses, similar to Chilliwack, Springfield, and Enterprise? There is ALR and Westbank between Stevens Rd. and Horizon Drive. <p>→ <i>Consultant: We can review a map and discuss further.</i></p>

Closing: Comments, Questions, and Wrap-Up

32	<p>View Corridors</p> <ul style="list-style-type: none"> Vancouver continues to have view corridors identified in their OCP to ensure that aesthetic beauty is maintained. <p>→ <i>Consultant: Vancouver's example could provide a great framework vision for West Kelowna.</i></p>
33	<p>Neighbourhood Planning</p> <ul style="list-style-type: none"> Not all suburbs are the same. How will the vision allow for all suburbs to achieve the same level of amenities?
34	<p>Green Space</p> <ul style="list-style-type: none"> Green space, and also include undisturbed natural space that is connected to the larger forest and ecosystem. These areas benefit people as much, if not even more, than parks and grassy areas.
35	<p>Linear Park</p> <ul style="list-style-type: none"> Maintaining linear beach access to the lake will be one thing that will be important in the future. Potentially adding a linear paddle park from the bridge to Goat's Peak with pathways could be a valuable asset for the community and tourists to provide a safe zone from one end to the other. It would also allow the City more control over development of the marina, blocking access for those who do not have motorized boats. I agree that the lake is our single most precious asset. I agree about a linear park along the lake. The lakefront is our singular most precious asset.
36	<p>Traffic Queuing</p> <ul style="list-style-type: none"> The major traffic problem is queueing into Kelowna. A complex problem involving many levels of government. This needs to be resolved (I'm surprised no-one mentioned this).



MEETING NOTES

Meeting: Stakeholder Introductory Presentation #3

Date: Wednesday, July 8, 2020

Time: 7:30 am to 8:30 am

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Alan Lalonde (School District 23 / Central Okanagan Public Schools), Sarah Sabo (Aries Accounting / GWBOT); Nancy Blockland (West Kelowna Shelter Society); Calvin Tompkins (Liberty Tax); Sue (Barry Beecroft Fuel Distributor); Katrina Lehenbauer (Interior Health – Healthy Communities); Rob Chetner (TCD Development Group); Troy McKnight (KCR Community Resources); Stephen Somerville (Habitat for Humanity Okanagan); Kathleen Lemieux (Habitat for Humanity Okanagan), Anita Ely (Interior Health – Healthy Communities)

City of West Kelowna: Mark Koch, Dallas Clowes, Stirling Scott, Brent Magnan, Kari O'Rourke

Lanarc: Jana Zelenski, Kristen Falconer

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants during Stakeholder Introductory Presentation #3. Please see the presentation slides for the topics that preceded the discussion which included an overview about a Welcome and Online Meeting Process, and overview about #OURWK Phase 1 Engagement Process, and Next Steps. If there are any discrepancies or inconsistencies with the below discussion items, please contact Lanarc Consultants immediately.



NO.	DISCUSSION SUMMARY
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Group Discussion: Questions About Engagement Process

1	<p>Engaging a Diverse Population</p> <ul style="list-style-type: none"> ▪ I like the engagement process and ideas to adapt through changing times. The work and thought behind making sure a diverse range of voices are represented is appreciated. How will we know when we have that diverse voice represented? <ul style="list-style-type: none"> → <i>Consultant: We are able to track some demographics including age and neighbourhood but we won't know income level or relationships. We can, however, work with groups that have access to under-represented populations to engage more diverse groups as much as possible.</i>
2	<p>Online Engagement Barriers</p> <ul style="list-style-type: none"> ▪ I agree that what the City has put together looks fantastic and flexible as a lot of content is online. Webinars can be new to people and some may be hesitant due to lack of technical knowledge. Is there a way to help people be more comfortable or are there ways to collaborate with senior organizations or libraries? Or working with the School District to engage kids? Is it possible to ask teachers to add a project in the school system to reach the hard-to-reach so all voices are heard? <ul style="list-style-type: none"> → <i>Consultant: Online engagement can be a challenge so we are ensuring that we have materials available in all platforms i.e., we can provide paper copies. We are also asking senior representatives to help distribute and engage. We can drop off materials to have participation in a regular setting. If online engagement is a challenge, we are asking organizations to help people if they are engaging online for the first time to make it easy to participate. We are also hoping to connect with the School District this fall to engage children. Early concepts are potentially the Mayor's Forum or activities that fit within the curriculum to involve students; however, due to COVID-19 we do not know what that will look like yet. We have a long engagement for Phase 1 so have opportunities to explore ideas to connect with people through other means.</i>
3	<p>Youth Involvement</p> <ul style="list-style-type: none"> ▪ I am sure we can find a way to connect with student in fall. Mount Boucherie has connected with the Mayor to understand opportunities for older kids but for the younger kids it will depend on how we are providing education. Potentially, we can tap into the student forum for the younger ages to have their voices heard. <ul style="list-style-type: none"> → <i>Consultant: It is important that younger groups are involved because decisions made today will affect the future of younger people so hearing ideas and involving them in the process is a huge opportunity.</i> ▪ A recent Grade 4-6 grade poster project based on 'Mayor for the Day' could be an opportunity. Children provided ideas to make the community more livable through drawing pictures or writing. The pictures were put up at City Hall to showcase their work and the students brought families.

Group Discussion: Essential Topics to be Explored During Process & Ideas for Success

9	<p>Industry Group Involvement</p> <ul style="list-style-type: none"> ▪ The company I represent caters to the blue collar industries, many of which have recently been hit hard (e.g., loggers). I'm wondering what steps we can take to help you get to those in that type of industry for their thoughts and ideas? <ul style="list-style-type: none"> → <i>Consultant: If you are an industry representative, we would love for you to contact us and we can share materials to help reach these groups. We acknowledge that every circumstance is different so one-on-one time with community leaders to figure out a path forward is greatly appreciated to help us define a big picture vision for the future. There is no wrong answer; the important thing is that we stimulate collective vision and imagine where to go next.</i>
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NO.	DISCUSSION SUMMARY
10	<p>Marginalized Group Involvement</p> <ul style="list-style-type: none"> ▪ I am glad the City is engaging in this process and we hope to be meaningfully engaged as we go forward as a community. We represent the homeless poor and marginalized and will be actively working on looking at the social services and affordability portions of this process. ▪ We are looking forward to Week 8 when you discuss housing, Habitat for Humanity Okanagan and would love to offer more affordable housing in West Kelowna. <ul style="list-style-type: none"> → <i>Consultant: We hope you participate in the upcoming workshop for How We Learn and Live Well and How We Live (housing and affordability). Engaging with your group is a key target so if there are opportunities to connect directly to engage people that would be ideal.</i>
11	<p>Broad Engagement</p> <ul style="list-style-type: none"> ▪ Are there any sectors missing for these initial sessions? <ul style="list-style-type: none"> → <i>Consultant: The City reached out to 80 community organizations and representatives and had a strong positive response and is tracking involvement. We do not think there any gaps but we are reviewing to ensure that no one is missed.</i> → <i>CWK: Our list was well over 100 people and many sign-ups but many did not join the initial meetings. We will be reaching out again to see if people are interested in the online topic workshops to encourage discussions and participation in the mini questionnaires, but so far, good overall representation.</i> → <i>Consultant: Summertime can be a challenge even in the past (pre-COVID-19) so one thing we are doing is a longer process and weekly topics so people are able to provide input if they missed the week. We are trying to be as flexible as possible. We will be connecting throughout the summer and again in the fall to reach as many people as possible. I think that as we move on in the process, the more specific conversations are going be quite insightful.</i> → <i>CWK: At this stage, we are in the early days so the process is exciting. We are starting high-level and have had a good response to the questionnaire so far. With the individual topics, we will dive deeper and are curious to see what individuals bring to the table in terms of topics they are passionate about. Individual components are what makes a community whole. Conversations will help us balance aspects.</i>
12	<p>Healthy Communities</p> <ul style="list-style-type: none"> ▪ Our mandate is healthy communities and we are working to create a social and physical environment to support the health of people who live here. There are so many things and aspects that affect health. Our team is available and eager to communicate to the public. Previous work has included open house attendance but with this different format we are not sure how that could look but can help develop a broader community understanding about how decisions today affect health and families of the future. <ul style="list-style-type: none"> → <i>Consultant: Creating linkages about the decisions made today and how these aspects affect our lives is important. We value having Interior Health representatives involved and we hope your participation during the workshops to share bits of information and working with your team to incorporate ideas during the bigger process to incorporate to the OCP can help.</i> ▪ One thing we have accomplished to make our community better or are trying to do is consider the impacts that health will have on people in the community in 10-20 years so that lens is highlighted in decision-making. <ul style="list-style-type: none"> → <i>Consultant: Putting a lens on to perceive the future is what a vision is about. It is what we need to consider when making decisions or evaluating ideas and how it might affect the long-term.</i>



NO.	DISCUSSION SUMMARY
13	<p data-bbox="316 304 568 331">Westbank First Nation</p> <ul data-bbox="316 346 1469 646" style="list-style-type: none"><li data-bbox="316 346 1469 541">▪ We are very integrated with Westbank First Nation (WFN) and are curious how you are working together. I understand Westbank is going similar process.<ul data-bbox="349 415 1469 541" style="list-style-type: none"><li data-bbox="349 415 1469 541">→ CWK: <i>Conversation with WFN is so critical. Although we are “one Westside” and one integrated community acknowledging the critical roles each party plays is imperative. We want to ensure meaningful integration with the work WFN is doing. Not sure if timelines aligned but we will keep an open dialogue to ensure work we do aligns.</i><li data-bbox="349 550 1469 577">→ CWK: <i>We encourage anyone interested in a Community Leader Kit to email us.</i><li data-bbox="316 585 1469 646">▪ Do you have the contact information for the WFN project?<ul data-bbox="349 619 1469 646" style="list-style-type: none"><li data-bbox="349 619 1469 646">→ CWK: <i>Yes, we can provide you with the contact information for Westbank First Nation.</i>



MEETING NOTES

Meeting: Online Topic Meeting #1: Our Environment and Our Parks, Recreation & Culture

Date: Wednesday, July 15, 2020

Time: 12:00 pm to 1:42 pm

Location: Microsoft Teams Online Meeting

Attendees: Justine Geboers (Houle Electric), Joe Gluska (BC Community Football Association, Casa Loma Resident), Tom Groat, Katrina Lehenbauer (Interior Health), Leah Perrier (Interior Health), Leanne Reimer (Crossing Creek Community Theater – Creative Okanagan)

City of West Kelowna:
Kevin Bouchier, Natalie Gerritsen, Erin Goodwin, Mark Koch, Bob Kusch, Chris Oliver, Stirling Scott

Lanarc:
Jana Zelenski, Kristen Falconer

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
What People Love About West Kelowna	
General Comments	<ul style="list-style-type: none"> ▪ Engaged public that loves their community and is excited about future ▪ Natural areas including forests, lakes, hills, and trails and surrounding environment ▪ Range of outdoor activities including hiking, biking, boating, etc. ▪ Number of parks that provide recreational opportunities ▪ Comfortable climate ▪ Community events that bring people together ▪ Bike trails to explore within community; new bike path along waterfront ▪ Opportunities for family and related activities ▪ Opportunities for small businesses, wine industry, tourism ▪ All-season recreational activities ▪ Amenities such as West Kelowna multi-sport dome, facilities, and programs ▪ Smaller-size city in between Vancouver and Calgary/Edmonton with community feel ▪ Experiences like being at Gellatly Bay with family eating fresh-picked cherries
Our Environment – How We Stay Green	
NOW?	<p>Reliance on Single-Use Vehicles</p> <ul style="list-style-type: none"> ▪ High use of single-occupancy vehicles - how can we create a more connected community, supporting active transportation? <ul style="list-style-type: none"> → <i>West Kelowna sees many people enjoying a healthy, active lifestyle. A challenge is getting residents to parks, rec centres, facilities, etc. without relying on single-use vehicles that impact GHG emissions.</i> → <i>What do we need to do to as a community to provide access to our environment, parks, green spaces, etc. using more sustainable modes of transportation?</i> → <i>How do we change resident / tourist perspectives from using cars to more sustainable modes of transportation?</i> ▪ Current public transit isn't efficient for people wanting to access lakefront activities. ▪ Opportunity: Implementation of the new, soon-to-be-adopted Regional Transportation Master Plan. ▪ Opportunity: Not enough bike lanes; could probably also add some fast electric vehicle (EV) charging stations; maybe a high-five sticker for EV's and diesels to recognize fuel economy? <p>Parks and Trails</p> <ul style="list-style-type: none"> ▪ I find there are not enough off-leash dog trails. ▪ There is an app called AllTrails, and we should partner with them to ensure all the West Kelowna trails are listed. Currently several missing which makes it harder for people to navigate. ▪ How accessible are parks, green spaces, and recreation opportunities for all abilities, ages? ▪ Proximity to regional parks and hiking. <p>Climate Resiliency</p> <ul style="list-style-type: none"> ▪ West Kelowna is signed on to BC's Climate Action Charter. ▪ Climate change <ul style="list-style-type: none"> → <i>How can we, as a community, respond to adaptation and become more resilient?</i>



TOPIC	COMMENT OR QUESTION
	<p>→ Decrease in emissions partly due to change in waste services. LNG trucks. CARIP report showed reductions (gas tax returning to communities if reporting on emissions; climate action revenue incentive program).</p>
WOW!	<p>Development</p> <ul style="list-style-type: none"> ▪ Sprawl is limited and contained to protect environmental lands. ▪ Looking into the future, it would be nice to NOT have to cross a bridge to go to a mall. <ul style="list-style-type: none"> → A “destination mall” and expanded shopping options in community are needed to keep people in West Kelowna so they do not have to travel as far to access services – helping to reduce on-road GHG emissions. ▪ A local sustainable food system, supporting agriculture. ▪ Clearly identify lands to be protected and lands suitable for development. <ul style="list-style-type: none"> → West Kelowna has a limited land base, topographic challenges, and agricultural land reserve (ALR) that need to be clearly identified to protect land use types. <p>Enhanced Parks and Trails</p> <ul style="list-style-type: none"> ▪ Big Picture: a continuous multi-modal trail from Bennett Bridge south to Pebble Beach. <ul style="list-style-type: none"> → Take what we have and make it more usable. Develop Bennett Bridge to Pebble Beach to provide uninterrupted waterfront trail that could potentially become the “jewel of WK” → Look to European precedents for sustainable tourism e.g., cycling holidays in Europe. ▪ Ample recreational opportunities for a diverse community. ▪ Linear paddle park from Bridge to Goat’s Peak, a bike trail to link us to Kelowna, Summerland, and Penticton. <ul style="list-style-type: none"> → Potentially used by both residents and tourists, helps protect shoreline area. <p>Sustainable Modes of Transportation</p> <ul style="list-style-type: none"> ▪ Public transit that would allow efficient family access to all parks and recreation facilities, trails, etc. ▪ Examples of alternative transportation – e.g., a summer tourism shuttle between waterfront and downtown. ▪ Continuity of sidewalks and bike lanes to allow full access for ALL community members. ▪ Everyone can do their daily activities in their neighbourhood - they can walk, bike, etc. to their destinations, amenities, school, work, etc. ▪ Transportation system that prioritizes active transportation. <ul style="list-style-type: none"> → Need to shift thinking to prioritize walking and biking in daily lives building the infrastructure that facilitates those actions. <p>Climate Action</p> <ul style="list-style-type: none"> ▪ Carbon neutral community! ▪ Continued investment in cleaner energy. ▪ Municipal natural asset management <ul style="list-style-type: none"> → Natural asset management is a way to value assets in community and helps to recognize what we have naturally so these aspects are given more weight in planning. → Communities across Canada that have incorporated natural assets – e.g., replacing stormwater infrastructure with wetlands (less expensive, more environmental).
HOW?	<p>Land Use Planning</p> <ul style="list-style-type: none"> ▪ Establish permanent growth boundary. ▪ Start saving for a waterfront access land fund to jump on key purchase opportunities when they emerge. ▪ Reserving ALR land - factors including the presence of suitable farmland, climate change can affect food self-sufficiency.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Have geographic Development Cost Charges (DCC's) to discourage sprawl. <p>Environmental Planning / Programming</p> <ul style="list-style-type: none"> ▪ Resilient Neighbourhood programs - check out City of Victoria. ▪ Maybe Natural Asset Management is a "how"? ▪ BC had an environment awareness 'no littering' campaign; seems to be missing now both on the water and trails; includes dog waste. ▪ "Adopt a trail" ▪ Create a Climate Action Plan <ul style="list-style-type: none"> → <i>Supports commitment to sign on – an overarching plan could help drive funding and capacity to allow West Kelowna to implement actions.</i> <p>Healthy Living</p> <ul style="list-style-type: none"> ▪ Is there access to water fountains/hydration stations in the community, municipal parks, and recreation centres promote drinking water and reduce sugary drink consumption? <p>Partnerships / Private Investment</p> <ul style="list-style-type: none"> ▪ Encourage private and corporate sponsorship to create sidewalks/bike lanes thus increasing access to parks etc. ▪ Creative financing for amenities - potential provincial and federal grants to support initiatives as well as other ways to generate funds. ▪ Could the private sector be valuable in adding public transit options? <ul style="list-style-type: none"> → <i>Example: private company operating seasonal shuttle bus to recreation areas when ridership anticipated to be higher- may or may not subsidized.</i> <p>Community Spirit / Events</p> <ul style="list-style-type: none"> ▪ Support farmers' markets as a healthy central location for people to gather and support the local food system. ▪ City of Delta does a bike race every year in the community... brings people from all over.

Our Parks, Recreation & Culture – How We Have Fun

<p>NOW?</p>	<p>Sporting Groups / Youth Sporting Groups</p> <ul style="list-style-type: none"> ▪ When people move to West Kelowna, they look at sport facilities and groups for support and integration. This reduces medical, policing, and mental health issues. <ul style="list-style-type: none"> → <i>Fields and facilities are key for sporting groups especially youth groups.</i> → <i>Facilities, programs, and activities in community - what are opportunities that can provide support and opportunities for young people?</i> ▪ Financial support initiatives: West Kelowna currently has Jump Sport and West Kelowna Kid Sport to get kids involved in activities. Programs for kids ages 3-18. <p>Facilities, Amenities, and Events</p> <ul style="list-style-type: none"> ▪ Amazing sports dome! ▪ WK Warriors! ▪ Amazing Annette Beaudreau Amphitheater and Music in the Park concert series. Ability to use the outdoor space more, and safely do an event in the time of COVID. ▪ Opportunities exist year-round - all seasons. ▪ Great variety of recreational opportunities! ▪ Expansion of facilities and all-weather fields are key, with growth (to meet growing demand). <ul style="list-style-type: none"> → <i>More opportunities for indoor and outdoor soccer</i> → <i>Need to coordinate with other sports for facility use due to limitations / demand especially as we grow.</i>
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TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ A lot of community events - e.g., Music in the Park ▪ Wineries have contributed to recreation and culture using their facilities e.g., concerts, craft fairs, etc. <ul style="list-style-type: none"> → <i>Other businesses are following suit to allow recreation and culture to thrive.</i> ▪ Independent recreation opportunities including hiking and biking trails that bring people from around the valley and beyond. <p>Accessibility</p> <ul style="list-style-type: none"> ▪ How accessible are recreation and culture opportunities and green spaces for all abilities, ages, and incomes? <ul style="list-style-type: none"> → <i>Physical accessibility to get to recreational and culture opportunities (transit, paths).</i> → <i>Universal accessibility to access park - reducing barriers.</i> → <i>Alleviating income barriers so everyone can participate in activities.</i> ▪ Community Recreation Initiatives Society (CRIS) Adaptive Adventures is an organization that provides equipment and people to enhance recreational experiences for mobility challenged people – they have reached out to West Kelowna Recreation to collaborate and help provide an adaptive recreational component to planning. ▪ West Kelowna Parks also recently met with CRIS to discussion how to make parks more universally accessible. <p>Healthy Living</p> <ul style="list-style-type: none"> ▪ Parks have many health benefits and low income neighbourhoods particularly benefit - keep this notion in mind when park planning.
<p>WOW!</p>	<p>Potential Facilities and Amenities</p> <ul style="list-style-type: none"> ▪ A City-owned multi-use performance space that is affordable for local and travelling artists. <ul style="list-style-type: none"> → <i>Community theatre has public support (so people do not have to go to Kelowna). Lions Hall was challenging as is using an outdoor space due to cost – usually a sponsor is required to be feasible. West Kelowna is ready for a year-round facility to rent.</i> ▪ Facility to educate, train athletes, looking at progressing in their field. ▪ Community "Corner Stone" Recreation Centre. ▪ Multiple artificial fields and a sport stadium to attract events. ▪ Waterfront village. ▪ Multiple fields and stadium venues – currently West Kelowna does not have enough fields to support sport tourism. Last year a Kelowna football event hosted 250 teams and 2,000 kids came to participate which brought economic benefits to Kelowna. West Kelowna should prepare to leverage opportunities like these. <ul style="list-style-type: none"> → <i>Opportunity to integrate with other services in the City beyond the event itself.</i> → <i>Opportunities for youth to serve as ambassadors to the City during youth sports events.</i> ▪ Community plaza for public gatherings and activities. <ul style="list-style-type: none"> → <i>Central gathering place needed for events, such as Farmers Market, vs. using a parking lot.</i> ▪ Paddle park from Bridge to Goat’s Peak. Cycle trail to link to Kelowna, Summerland, and Penticton. ▪ Council chambers that could also open up to a lobby/service area. Surrey has this and it works very well. Edmonton City Hall has an amazing space for performances using the stairs as an open foyer. This is usually for free public programming, engaging school groups, etc. <p>Accessibility</p> <ul style="list-style-type: none"> ▪ No restriction for any resident, young or old, to access recreational facilities, parks, trails, and waterfront. ▪ Everyone has the opportunity to participate in parks, recreation, and culture regardless of age, ability, income, etc.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Residents will choose active transportation when travelling to community events, businesses, or public locations (waterfronts). <p>Collaboration with Indigenous Groups</p> <ul style="list-style-type: none"> ▪ Reconciliation, appreciation/integration of different world views. ▪ Focus on elevating Indigenous culture, from Okanagan Nations and others. <ul style="list-style-type: none"> → <i>Connection to Westbank First Nation is essential - ideal time to embrace opportunities to advance working more collaboratively.</i>
HOW?	<p>Financing and Resources</p> <ul style="list-style-type: none"> ▪ Equity informed decision-making when resources are being allocated. ▪ Boils down to funding for many ideas. Community input for where money can go. <ul style="list-style-type: none"> → <i>Will financing be addressed in this process? Many ideas but comes down to financials.</i> ▪ Federal infrastructure grants and local fundraising campaigns for performance infrastructure and more luxury amenities of spaces. Working with non-profit to operate spaces who can access other grants funds for performance and operations. ▪ Momentum builds through sustained effort - this is opportunity to dream big to develop traction for eventual implementation. While budget is a consideration, it starts with big ideas. <p>Accessibility Enhancement</p> <ul style="list-style-type: none"> ▪ Big Picture: get the continuity of sidewalks and bike lanes to make access to recreational areas, businesses etc. done now. Benefits to health, safety, tourism, seniors, and businesses. ▪ Program all beach accesses. <p>Planning and Programming</p> <ul style="list-style-type: none"> ▪ Adaptive recreation plan. ▪ Utilize skills and knowledge of community residents and workers who know the larger landscape and the area to make detailed plans. <p>Partnerships and Collaboration</p> <ul style="list-style-type: none"> ▪ Westbank First Nation culture is celebrated in all aspects of the community. ▪ Partnerships with neighbouring organizations – City of West Kelowna, Westbank First Nation, School District 23, private sector, Peachland, etc. <ul style="list-style-type: none"> → <i>Many ideas discussed in recent years (theater, sport venues, gym, partnerships, etc.) Key part is partnerships (School District, Westbank etc.). Opportunity to do more of this.</i> → <i>Partnership - need to build facilities for this community and to catch up to other communities. Must be in partnership with Westbank First Nation. Both parties must be involved in coordinated effort for progress.</i>

Our Environment NOW?



Our Environment WOW!

a local sustainable food system, supporting agriculture

Carbon neutral community!

Everyone can do their daily activities in their neighbourhood - they can walk, bike, etc. to their destinations, amenities, school, work, etc.

Destination mall in community - keep people in WK - expand shopping capabilities so people don't have to cross bridge.

Take what we have and make it more usable. Develop Bennett Bridge to Pebble Beach - uninterrupted waterfront trail could be "jewel of WK"

Looking into the future, it would be nice to NOT have to cross a bridge to go to a mall

Need to shift to prioritize walking, biking in daily lives and built infrastructure to facilitate that action

Look at European precedents - cycling holidays in Europe

Big Picture: A continuous multi-modal trail from Bennett Bridge south to Pebble Beach.

WOW! WHAT ARE WE AIMING FOR?



Way to value assets in community - helps to recognize what we have naturally and given more weight

Transportation system that prioritizes active transportation

Public transit that would allow efficient family access to all parks and recreation facilities, trails, etc.

Natural Asset Management

Municipal Natural Assets Initiative - communities across Canada that have incorporated various assets to have replacement for gray infrastructure assets (cheaper and wetland)

Ample recreational opportunities for a diverse community

Sprawl is limited

Continuity of sidewalks and bike lanes to allow full access for ALL community members.

Continued investment in cleaner energy

Linear paddle park from Bridge to goats peak, a bike trail to like us to Kelowna and Summerland Penticton

Municipal Natural Assets initiative.

Clearly identify lands to be protected and land suitable for development

Limited land base - topographic challenges and ALR - clearly identify difference of lands to protect land types

Paddle park allows linear access to lake for residents and tourists.

Our Environment

HOW?

Is there access to water fountains/hydration stations in the community, municipal parks and recreation centres promote drinking water and reduce sugary drink consumption?

Start saving for a waterfront access land fund to jump on key purchase opportunities when they emerge

BC had an environment awareness no littering campaign, seems to be missing now both on the water, and trails includes dog waste.

Reserving ALR land - Factors including the presence of suitable farmland, and climate change can affect food self-sufficiency

Encourage private and corporate sponsorship to create sidewalks/bike lanes thus increasing access to parks etc

Establish permanent growth boundary

Have geographic DCC's to discourage sprawl

Resilient Neighbourhood programs - check out City of Victoria



Creative financing for amenities - potential provincial and federal grants to support initiatives as well as other ways to generate funds

European cycling holidays are a good example!

"Adopt a trail"

Maybe Natural Asset Management is a "how"?

Climate Action Plan

Encourage private and corporate sponsorship to create sidewalks/bike lanes thus increasing access to parks etc

City of Delta does a bike race every year in the community... brings people from all over

No current plan with commitment to sign on - plan could help drive money and capacity to allow WK to initiate. Overarching plan could help.

Support farmers markets as a healthy central location for people to gather and support the local food system.

Clearly identify lands to be protected, and lands suitable for development

Could the private sector be valuable in adding public transit options?

Recreation areas - private company operating shuttle bus for example - may or may not be subsidized. Potentially seasonal and when ridership is higher to lessen car use.

Our Parks, Recreation & Culture

People look at sporting groups when moving into WK for youth. Fields and facilities are key. Also they are support groups for newcomers.



Our Parks, Recreation & Culture NOW?



Amazing sports dome!

Opportunities exist year round - all seasons

How accessible are recreation and culture opportunities, and green spaces for all abilities, ages and incomes?

Great variety of rec opportunities!!

Amazing Annette Beaudreau amphitheater and Music in the Park concert series. Ability to use the outdoor space more, and safely do event in the time of Covid.

Parks have many health benefits and low income neighbourhoods benefit so keep in mind where parks are placed

Physical accessibility to get to rec and culture opportunities and also universal accessibility to access park - reducing barriers. Also income - can everyone participate?

Opportunities for indoor and outdoor soccer in WK (and coordinate with other sports for facility use)

Facilities, programs, and activities in community - what are opportunities that can provide support and opportunities for young people? Challenges with COVID - and need all-weather amenities that need to be growing demand.

Accessibility enhancement - CRIS - equipment and people that provide rec experiences for people have reached out to WK to collaborate and adaptive recreational component

A lot of community events - ex. Music in the Park

Financial initiatives - WK Jump Sport and WK Kid Sport to get kids involved in activities. Programs for kids 3-18.

Wineries have provided spaces for rec and culture to thrive. Other businesses are following suit.

Parks met with CRIS to make parks more universally accessible

when people move they look at sport facilities and groups for support and integration. This reduces medical, policing and mental health issues. Expansion of facilities and all weather fields are key, with growth.

Wineries have contributed to rec and culture using their facilities - concerts, craft fairs, etc.

WK Warriors! :-)

Are

Independent recreation and bringing people from around the valley and beyond with hiking and cycling trails

Our Parks, Recreation & Culture WOW!



Multiple fields and stadium venue - WK not enough fields. Last year 250 teams and 2000 kids to participate = economical benefit to WK. 2300 hotel rooms. Need to integrate - opportunities for young beyond event. Serve as ambassadors.

Focus on elevating indigenous culture, from Okanagan Nations and others

Reconciliation, appreciation/integration of different world views

Close proximity to Westbank - ideal time to embrace opportunities to advance working more collaboratively

A city owned multi use performance space that is affordable for local and travelling artists.

No restriction for any resident, young or old, to access rec facilities, parks, trails, waterfront.

Residents will choose active transportation when travelling to community events, businesses or public locations (waterfronts).

facility to educate train, athletes, looking at progressing in their field

Everyone has the opportunity to participate in parks, recreation and culture regardless of age, ability, income, etc.

Waterfront village

Central gathering place needed for events, Farmers Market etc. vs. parking lot.

Community plaza for public gatherings and activities.

Community "Corner Stone" Recreation Centre

Multiple Artificial fields and a sport stadium to attract events.

Paddle park from Bridge to goats peak. Cycle trail to link to Kelowna and summerland penticton.

Community theatre - has had public support (so people do not have to go to Kelowna). Lions Hall was challenging and Outdoor space - need a sponsor to be affordable. Need year-round facility to rent - City is ready.

that can also be council chambers, that could also open up to a lobby/service area. Surrey has this and it works very well. Edmonton City Hall has an amazing space for performance using the stairs an open foyer. This is usually for free public

Our Parks, Recreation & Culture HOW?

Program all beach accesses

Finance - will financing be addressed? Many ideas but comes down to financials. Will there be an opportunity to address in this process?

Boils down to funding for many ideas. Community input for where money can go.

Big Picture: Get the continuity of sidewalks and bike lanes to make access to rec areas, businesses etc done now. Benefits to health, safety, tourism, seniors, businesses.

Many ideas discussed in recent years (theater, sport venues, gym, partnerships, etc.) Key part is partnerships (School district, Westbank etc.). Opportunity to do more of this.

equity informed decision making when resources are being allocated

Partnerships with neighbouring organizations CWK, WFN, SD23, private sector, Peachland, etc.

Momentum builds through sustained effort - this is opportunity to dream big to develop traction for eventual implementation. Agree comes down to budget but start with big ideas.



Westbank FN culture is celebrated in all aspects of the community

Utilize skills and knowledge of community residents and workers who know the larger landscape and the area to make detailed plans.

adaptive recreation plan

Partnership - need to build facilities for this community and catch up to other communities. Must be in partnership with Westbank. Both parties must be involved in coordinated effort for





MEETING NOTES

Meeting: Online Topic Meeting #2: Our Transportation and Our Operations & Maintenance

Date: Wednesday, July 29, 2020

Time: 12:00 pm to 1:30 pm

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Judi Ekkert (Interior Health Drinking Water Program), Justine Geboers (Houle Electric), Joe Gluska (BC Community Football Association, Advisory Planning Commission), Tom Groat (resident / West Kelowna Safe Roads), Katrina Lehenbauer (Interior Health, Health Communities), Geoffrey Oliver (resident)

City of West Kelowna (CWK): Dallas Clowes, Rob Hillis, Mark Koch, Brent Magnan, Stirling Scory

Lanarc: Kristen Falconer, Jana Zelenski,

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
Our Transportation – How We Move	
NOW?	<p>Highway 97</p> <ul style="list-style-type: none"> ▪ Traffic challenges on Highway 97. ▪ Timing of traffic lights on Highway 97 – can be driving when there’s no traffic and the lights still change to red, even if there’s no one at cross streets which can be frustrating. Potentially an opportunity to revisit traffic light patterns and timing. <p>Active Transportation</p> <ul style="list-style-type: none"> ▪ Safety concerns with active transportation – cyclists and pedestrians have been injured. ▪ Limited bike lanes. ▪ Great opportunities to move <u>recreationally</u> (e.g., hiking, biking, etc.), but limited opportunity to incorporate active transportation in <u>day-to-day</u> life (e.g., walk or bike to school or work, get groceries, etc.). Active transportation infrastructure is limited and routes are often not well connected. ▪ “Paved paradise and put up a parking lot.” Parking in West Kelowna is extensive and people almost always drive to get to recreation. Should create a system where people can access the recreation network through green or active transportation options. ▪ Parks, trails, recreation centres, and waterfront are great. Access to these areas is not great. ▪ Sidewalks are disconnected, at times stop dead. ▪ Sidewalks are well cared for, but often only on one side of the road and it is frustrating when sidewalks end and you have to cross the road to get to the next sidewalk. Safety concerns. ▪ Plenty of active transportation opportunities. <p>Road Network</p> <ul style="list-style-type: none"> ▪ Well laid-out networks, but poor underlying transport to support them. <p>Community</p> <ul style="list-style-type: none"> ▪ Great outdoor spaces and local attractions. <p>Planning & Funding</p> <ul style="list-style-type: none"> ▪ CWK staff noted that the inaugural Regional Master Transportation Plan is underway and will include all communities in the region, to develop a collaborative approach to transportation. Participants are encouraged to learn more about the initiative and provide input at www.smarttrips.ca. ▪ Limited understanding that transportation is part of the larger picture of building a green and resilient community. Often one of the biggest challenges to construction of sidewalks and bike lanes is funding – community members are concerned that investments will lead to rises in local taxes. Active transportation can be built with many other relevant funding options through other agencies. Look for funding sources such as senior government, Ministry of Transportation, RDCO, partners, grants, etc. This will help limit the need to raise municipal taxes.
WOW!	<p>Highway 97</p> <ul style="list-style-type: none"> ▪ Seek opportunities to strengthen an efficient parallel road system to Highway 97, so Highway 97 remains the major transportation corridor, but isn’t needed for all local trips. Incorporate roundabouts in this parallel network to create efficient movement. ▪ Consider fewer entrances to Highway 97 to maintain traffic flow. ▪ Alternatives to new developments to redirect away from Westbank core area.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Bus only corridor and bridge. <p>Transit</p> <ul style="list-style-type: none"> ▪ Encourage / support employers to offer transit discounts to employees to encourage use and increase ridership. ▪ Potential to consider a subway system for the future? <ul style="list-style-type: none"> → <i>CWK staff noted that this has been studied in the past and the population density for the region remains too low for this to be feasible yet, but could be something for the future.</i> ▪ Wow would be a transit network that efficiently connects people within West Kelowna as well as to other communities. <p>Active Transportation</p> <ul style="list-style-type: none"> ▪ Wow would be West Kelowna having an amazing, connected, multi-modal active transportation network. <ul style="list-style-type: none"> → <i>People feel safe to walk, cycle, roll in their community for daily life – to get to school, get groceries, go to work, etc. – regardless of their age and ability.</i> → <i>Great continuous bike routes for safer cycling, physical activity, and tourism.</i> ▪ Potential for a Downtown WK to Downtown Kelowna connection that provides an off highway active transportation route. ▪ Safe routes for kids to walk to school. ▪ Westside trail. <p>Network</p> <ul style="list-style-type: none"> ▪ Wow is a transportation network with a wide range of alternatives for travel and commuting that provide viable options to all users. One size doesn't fit all.
<p>HOW?</p>	<p>Highway 97</p> <ul style="list-style-type: none"> ▪ Spokane, WA is a good example of a city that redesigned their road network to support flow on the main highway while providing efficient local access within a parallel network. ▪ Consideration for counterflow lanes on the Highway (taking a lane from one direction and putting it to the other direction during commuter times). <ul style="list-style-type: none"> → <i>CWK staff noted this has been explored for the Bennett Bridge.</i> <p>Transit</p> <ul style="list-style-type: none"> ▪ Steps towards a highly functional transit network that connects both locally and regionally. <ul style="list-style-type: none"> → <i>CWK staff noted that Improving the “last mile” connectivity of the transit network is often a key challenge – getting people efficiently from their homes to the major transportation systems.</i> → <i>Participant noted Port Moody is an example that uses a mini-bus system to connect transit to a variety of neighbourhoods. This helps ferry people to major transit hubs.</i> <p>Active Transportation</p> <ul style="list-style-type: none"> ▪ There are many funding opportunities available provincially to support active transportation – Green BC. ▪ Consider prioritizing active transportation and transit infrastructure in lower income neighbourhoods first as residents may rely on these modes. ▪ Continue to build separated bike lanes and multi-modal pathways – for all ages and abilities. ▪ Waterfront Trail. <ul style="list-style-type: none"> → <i>CWK staff noted that the Westside Trail / Trail 2000 concept envisions linking the bridge through to Peachland, mostly along the waterfront. Continuing to build this connection would create a spectacular community asset.</i> ▪ Calgary is an example of a great cycling network. <p>Programs</p> <ul style="list-style-type: none"> ▪ Support for ride share programs.



TOPIC	COMMENT OR QUESTION
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- Use an equity lens when making decisions – e.g., allocating resources equally across the community and for all types of community members.
 - *Transportation should support everyone in their daily lives – regardless of age or ability.*

Our Operations & Maintenance – How We Operate

NOW?	<p>Infrastructure</p> <ul style="list-style-type: none"> ▪ Challenges related to aging infrastructure and a need for renewal. ▪ Challenges from being a previously rural area with a variety of standards. ▪ Integration of four older water systems into one is a challenge. ▪ Opportunities exist to upgrade older water mains as the distribution system is upgraded to transfer water to the new Rose Valley Water Treatment Plant. <ul style="list-style-type: none"> → <i>Participant noted an example in Summerland (Garnet Valley) where water distribution was completed alongside road improvements and addition of bike lanes – demonstrated a good example of a multi-benefit project that was provincially funded.</i> <p>Waste Management</p> <ul style="list-style-type: none"> ▪ More garbage containers on trail systems would be nice to limit people discarding dog waste or other garbage in natural areas. ▪ Improvements could be considered to the recycling program – including increased frequency, more sorting options. <p>Water Quality</p> <ul style="list-style-type: none"> ▪ Question whether pets can drink unboiled water during a water quality advisory? <ul style="list-style-type: none"> → <i>CWK staff noted that typically water is safe to drink unless there is a boil water advisory. If pets have sensitivities or health concerns it's good to be cautious.</i> ▪ Powers Creek Water Treatment Plant is an important asset and provides safe, reliable drinking water. <p>Water Conservation</p> <ul style="list-style-type: none"> ▪ Concern that low cost of agricultural water may be a disincentive to water conservation (if it's too cheap, there's little financial incentive to use less). <ul style="list-style-type: none"> → <i>Participant noted that ALR water use is often cited as a challenge to water consumption. There need to be solutions in place as ALR land will always be part of the community.</i> → <i>CWK staff noted that there have been recent revisions to water rates. Properties have been assigned an expected usage and if the property stays within that expected usage a lower water rate is charged. If the property exceeds that usage, a higher rate will be charged.</i> → <i>CWK staff noted that water conservation in West Kelowna has been better than expected – the community is consuming less water than was anticipated when the Powers Creek Water Treatment Plant was planned.</i>
WOW!	<p>Waste Management</p> <ul style="list-style-type: none"> ▪ Best in class solid waste management program. <ul style="list-style-type: none"> → <i>Vancouver is an example of advanced waste management – picks up recycling, glass, and green containers once per week. Garbage is picked up only every 2 weeks. West Kelowna should decide where they want to be on the spectrum.</i> <p>Water Access</p> <ul style="list-style-type: none"> ▪ Public access to drinking water (e.g., water fountains) throughout parks, downtown areas, etc. These are especially important during heat waves and for those without homes to access clean drinking water. <p>Water Conservation</p> <ul style="list-style-type: none"> ▪ Consider the level of treatment that is needed for agricultural water. Does it need to be highly treated (as drinking water) or is there an acceptable lower treatment level?



TOPIC	COMMENT OR QUESTION
	<p>→ Example of Summerland water treatment plant noted. The plant was reaching capacity, but rather than doing a costly expansion, the community developed a separated system where agricultural water is partially treated. This solution bought time to understand if additional capacity is needed.</p> <p>Energy</p> <ul style="list-style-type: none"> ▪ Solar power initiatives should be considered. → Participant noted that solar panels are common in places like Germany yet are not common in West Kelowna where there is an abundance of sunshine. This could be an opportunity for the future.
HOW?	<p>Water Distribution</p> <ul style="list-style-type: none"> ▪ Planning for a fully interconnected water distribution system that will help build in resiliency to the water supply infrastructure. <p>Water Conservation</p> <ul style="list-style-type: none"> ▪ Xeriscaping rebates could be considered to save water. <p>Education & Learning</p> <ul style="list-style-type: none"> ▪ Look to examples of what other communities are doing well to see if these ideas could be a fit for West Kelowna.

Our Transportation NOW?

Opportunity: Inaugural Regional Master Transportation Plan

Connected regionally via transit (could also be enhanced)

only one main route to major employment centre with limited travel options. consider incentives for alt transport.

Funding available provincially to support active transportation under Green BC

construction of sidewalks and bike lanes is funding. Active transportation can be built with other relevant funding through other agencies. Look for other relevant funding sources such as Government

Great opportunities to move recreationally (hiking, biking, etc.). Limited opportunity to incorporate active transportation in your day to day life (i.e. walk/bike to school, work, get groceries, etc.) - limited infrastructure, routes not connected

"Paved paradise and put up a parking lot." Parking lots are extensive and people use these to access recreation. Challenge to gain access through green or active transportation. Connectivity!

Parks, trails, rec centres, waterfront are great. Access to these areas is not great.

Great outdoor spaces and local attractions.



Doesn't have to mean a rise in taxes. Need to find other sources.

Challenge - Sidewalks to nowhere, connectivity needed.

Traffic lights: I can be driving in zero traffic on hwy and the lights trip so i'm stopping at a red. This makes zero sense

focus on highway 97 as the major transportation route, we need to look at a parallel road system with roundabouts.

Traffic challenges with flow on 97

Well laid out networks and maps but poor underlying transport to support them.

Sidewalks well cared for, but tend to only be on one side of the road

Potentially a need to change traffic light patterns / timing.

pt 2. fewer entrances to highway 97

Spokane, WA example. Redesigned their system to allow flow on main hwy with more access to parallel system.

Limited bike lanes

Frustrating when sidewalks end - having to cross road to get to next sidewalk is an issue.

higher density in WB center reduces transports needs.

Safety concerns with active transportation - see cyclists and pedestrian injuries

CHALLENGES WE'RE FACIN

Our Transport WOW!

Employers offer transit discounts to employees to encourage use, increase ridership

Westside Trail

Have we considered a subway system for the future?

Long term planning potential. Recent studies have indicated population base is not quite there yet.

Port Moody uses a mini bus system to deal with variety of neighborhoods

Traveling in England. Used roundabouts to help streamline movement. Continue to look at and develop.

trying to improve the transport we have to increase the density

bus only corridor and bridge

road alternatives to new developments to redirect away from West Bank core area

Transit connects people within West Kelowna as well as to outlying communities -

Safe routes for kids to walk to school

Downtown to Downtown (WK->Kelowna) off highway active transportation route



Good range of alternatives for travel / commute to consider all users. One size doesn't fit all.

People feel safe to walk, cycle, roll in their community for daily life - to get to school, get groceries, go to work, etc. Regardless of age and ability.

West Kelowna has an amazing, connected, multimodal AT infrastructure

Great continuous bike routes for safer cycling, physical activity and tourism

Our Transp HOW?

aesthetically pleasing infrastructure (appropriate lighting, linear parks, no damage, etc.) increases perception of safety

Develop AT and transit infrastructure in low income neighborhoods first as people with lower incomes often rely on this form of transportation

Use an equity lens when making decision (i.e. resource allocation equally across a community vs. equitably)

Importance of a functional transit network that connects locally and regionally.

Example: Port Moody mini-bus system. Ferry people to major transit hubs.

Challenge in planning is often the first and last mile. Getting people to the major systems is a challenge.

STEPS

DECISIONS CAN WE TAKE?

Westside Trail / Trail 2000 concept. Ongoing efforts to link the bridge through to Peachland on mostly waterfront would be spectacular.

Have we considered having a lane taken from one direction and put to other direction during commuter times?

Ride/Share programs?
Not sure if we have any

HOW

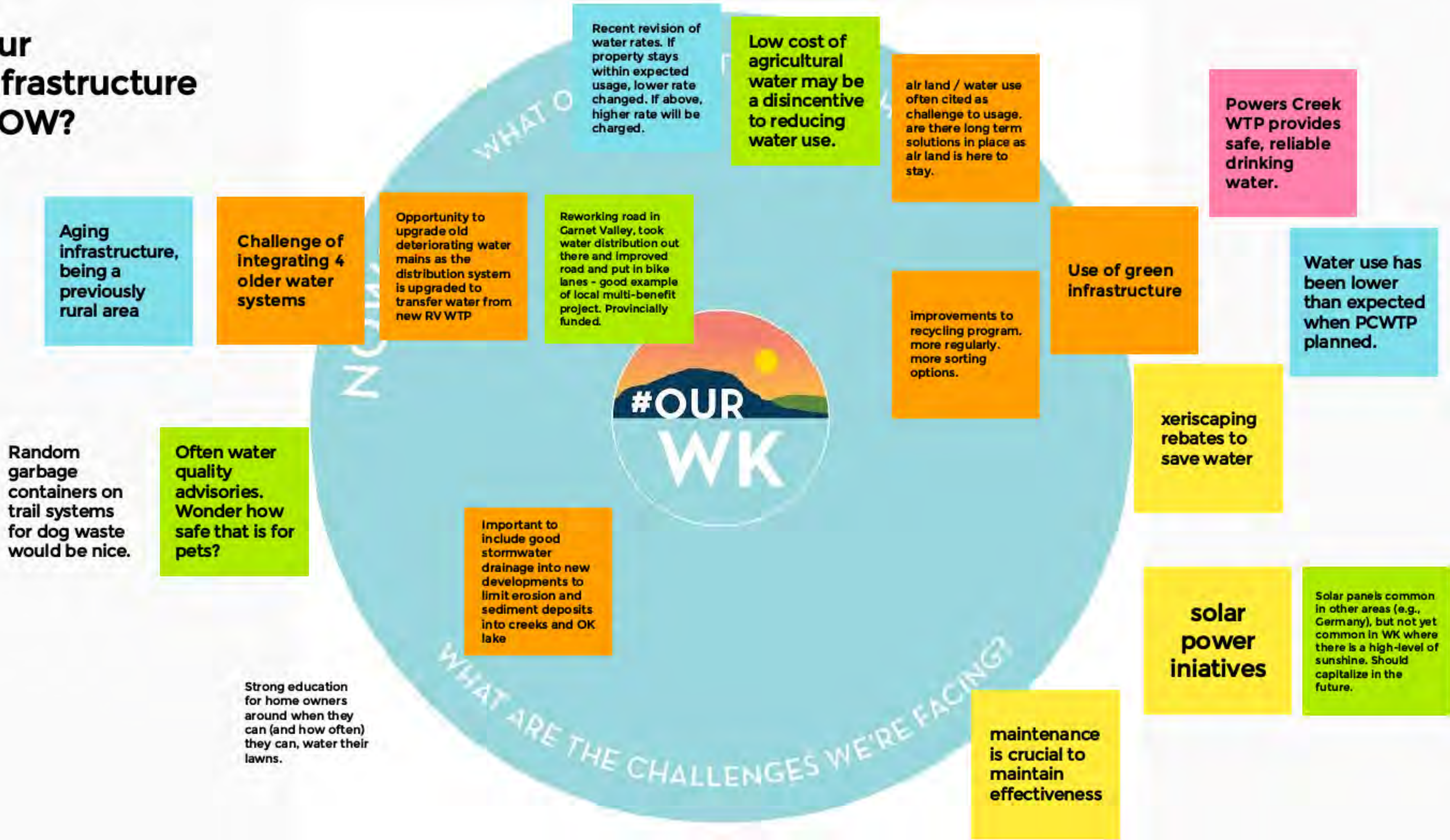


WHAT CAN WE LEARN FROM OTHERS?

Transportation system should support everyone in their daily lives - regardless of age or ability.

Separated bike lanes, multimodal pathways

Our Infrastructure NOW?



Our Infrastructure WOW!

I'm wondering about public access to drinking water (i.e. water fountains) in parks, downtown. Water fountains are important especially during heat waves and for those without homes to access water.

best in class solid waste management program.

Vancouver - picks up recycling, glass, green once per week. Garbage once every two weeks. Finding where to be on the spectrum.



Summerland. Water treatment plant was reaching capacity. Rather than expansion did trade-offs so agricultural water is not fully treated. This bought time to see if additional capacity is needed.

Agricultural water - what is needed? Highly treated water or lower treatment levels? TBD.

Our Infrastructure HOW?

Interconnection of the water distribution system will help provide resiliency in water supply infrastructure.

Also an opportunity to improve aging infrastructure



look to others as we are a new city. find a mentor city.

Calgary - great cycling network.



MEETING NOTES

Meeting: Online Topic Meeting #3: How We Learn & Live Well & How We Work

Date: Wednesday, August 12, 2020

Time: 12:00 pm to 1:30 pm

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Justine Geboers (Houle Electric), Katrina Lehenbauer (Interior Health), Leah Perrier (Interior Health), John Perrott (Economic and Tourism Manager), Rodney Wright (CLCA), Lorrie (Economic Development Committee), Nancy Blokland (West Kelowna Shelter Society), Laurie Evans (Economic Development Committee WK), Myrna Kalmakoff, Kirtsy-Lee Nicholson (Okanagan Regional Library, Westbank Branch), Harjit Toora (Hero Security)

City of West Kelowna (CWK): Mark Koch, Stirling Scory

Lanarc: Jana Zelenski, Kaitlyn Pelletier

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
What People Love About West Kelowna	
General Comments	<ul style="list-style-type: none"> ▪ Even though West Kelowna has undergone a lot of change and growth it has maintained a unique charm and character ▪ Fresh orchards and fresh fruit ▪ It has a small-town feel, yet still has many resources for community members ▪ Love the character ▪ The rural and urban mix ▪ Easy to access services ▪ Proximity to outdoor opportunities and access to local food ▪ Love the business community here ▪ Access to big city conveniences, especially for a teenage son ▪ Great parks and beach access ▪ Proximity to all the great stuff ▪ The great trail infrastructure ▪ Local businesses where people know your name ▪ Close by to the University, the airport, and healthcare ▪ The Nut Farm is a great community amenity, especially in the fall time with kids ▪ The access to the outdoors – for example, Mount Boucherie ▪ Variety of outdoor recreation opportunities that the community has to offer
Our Health and Well-Being – How We Learn & Live Well	
NOW?	<p>Access to Health Services</p> <ul style="list-style-type: none"> ▪ In the long term there will be need for a local hospital. ▪ Need to attract more doctors to manage an aging population. Can be difficult to find a family doctor. ▪ Currently wait times to see specialists is extreme...sometimes 18 months. For example, Dermatologist – only one that serves the Okanagan. ▪ There is a need for more allergists. ▪ Seniors need access to health services equipped to address their complex needs. ▪ Awareness around mental health is growing – West Kelowna is fortunate to have green space that supports mental health, but there is a lack of local-level mental health services in WK. <p>Recreation Opportunities</p> <ul style="list-style-type: none"> ▪ Lots of outdoor activities available. For example, boating, hiking, mountain biking, walking, etc. ▪ Indoor walking track. <p>Local Agriculture and Food Security</p> <ul style="list-style-type: none"> ▪ Great access to local produce. Food co-ops could be an opportunity to address food insecurity. ▪ Agricultural land for growing local food. Supporting local farmers markets and food providers. <p>Development and Infrastructure</p> <ul style="list-style-type: none"> ▪ Start of the higher density housing in the downtown core is promising. ▪ Enjoy and want to see an increase in the walkability of the downtown core.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Highway 97 through Westbank Centre continues to be a challenge to building out the commercial downtown core and attracting higher density housing. ▪ Access to Kelowna will need to be improved. ▪ Integration of childcare settings in new schools is an opportunity for collaboration and mutual benefit. ▪ Growing trend of working from home.
WOW!	<p>Connect People and Services</p> <ul style="list-style-type: none"> ▪ Support the reduction of isolation in older adults through programs. <ul style="list-style-type: none"> → <i>A sense of community and connection is important for mental health, especially older individuals.</i> → <i>The Westside Health Network Society supports volunteerism (westsidehealthnetwork.org)</i> → <i>Opportunities may exist to increase electronic ways to help others.</i> ▪ Multi-generational programs that support mental health for all. ▪ A vibrant community centre, accessible by all, with activities that fit people of all skill sets. A place where everyone wants to go, connect, and be active. ▪ Neighbourhoods that are connected (both via active transportation and socially). <p>Increase Amenities for Both Locals and Tourists</p> <ul style="list-style-type: none"> ▪ More little coffee shops where you sit outside and socialize, especially on the waterfront. ▪ A new facility for the arts and cultural activities and events. ▪ Elements that attract tourists to stay long term, instead of just visit during the summer. <p>Connect People With Food</p> <ul style="list-style-type: none"> ▪ Food co-ops and community gardens can work with the Food Bank. ▪ Additional community gardens – these are a great social activity and support food security. <ul style="list-style-type: none"> → <i>With COVID-19 there has been a heightened interest in food security and growing which could lead to demand and opportunities.</i> ▪ Access to healthy food for all. Supporting ALR land and policies to protect local farming and community food security. <ul style="list-style-type: none"> → <i>Consideration for expansion of protected agricultural lands?</i> <p>Design Affordable, Healthy and Safe Neighbourhoods</p> <ul style="list-style-type: none"> ▪ Quality and affordable housing for all. <ul style="list-style-type: none"> → <i>This is currently a significant need in WK, but challenging, possibly a lack of available land.</i> ▪ Schools where students can easily walk/bike/roll to. <ul style="list-style-type: none"> → <i>Safe Routes to School is a growing initiative that supports communities and schools to identify issues and barriers to students using active transportation and to address these through programs, education, infrastructure, or other means.</i>
HOW?	<p>Prioritize the Public Realm</p> <ul style="list-style-type: none"> ▪ Find opportunities to close downtown streets to vehicles and only allow pedestrians in order to support local businesses, increase social connections, and support movement. <p>Establish Key Programs and Committees</p> <ul style="list-style-type: none"> ▪ Create a Farm to School Program. <ul style="list-style-type: none"> → <i>Administered by the Public Health Association of BC, Farm to School BC initiatives connect schools and the farming community to help schools' source local food, provide hands-on learning, and create relationships. While the Okanagan does not currently have a regional hub, this is something that could be pursued in the future (farmtoschoolbc.ca)</i> ▪ Develop outreach programs to help with food security. ▪ The formation of a committee to address food insecurity to compile a list of existing opportunities. ▪ Facilitate more Farmer's Markets.



TOPIC	COMMENT OR QUESTION
	<p>→ Currently West Kelowna has one weekly Farmer's Market, but this could be grown.</p> <ul style="list-style-type: none"> ▪ Add more programs that connect young students with elderly individuals. <ul style="list-style-type: none"> → Some communities have schools integrated with seniors' programs to connect youth and seniors who have much to share with one another. ▪ Establish programs that connect individuals in the community, like a Big Sisters or Big Brothers program? Finds like-minded individuals that want to help community – connects people with help. <p>Partnerships and Funding Opportunities</p> <ul style="list-style-type: none"> ▪ Work with BC Housing to access funds for affordable housing. ▪ Make it easier for larger homes to be able to have a "legal" suite. <ul style="list-style-type: none"> → Look at ways to utilize existing homes to meet housing needs with little overall impact. ▪ Continuing from idea of vibrant community centre, continue the search for infrastructure dollars, earmarking funds through current budgets, and aligning programming and offerings to incorporate into a facility. ▪ Important that we connect, develop, and plan with Westbank First Nation. <ul style="list-style-type: none"> → There are many opportunities to share health and wellness resources and learnings.

Our Economy & Jobs – How We Work

<p>NOW?</p>	<p>Downtown Core</p> <ul style="list-style-type: none"> ▪ It is unclear where the centre of West Kelowna business / professional businesses is located (or should be located): <ul style="list-style-type: none"> → Not sure when people refer to “downtown” what that means → Not having a “location” for professional services can detract from those types of businesses locating in WK. ▪ How do we revitalize downtown West Kelowna? Having Highway 97 go through that area makes it challenging to close down streets and make it more walkable. ▪ West Kelowna is located near a large diversified economic engine (Kelowna). <p>Destinations</p> <ul style="list-style-type: none"> ▪ Love the Frind Winery Development on the lakeshore. It's a great spot to grab a coffee, lunch and meet people. Many benefits to having an active waterfront. ▪ Consideration for a shopping centre in the long term to reduce trips to Kelowna. ▪ With the Universities and Colleges in Kelowna and many jobs, West Kelowna will always have some role as a “feeder” community for people working there. <p>Jobs & Support</p> <ul style="list-style-type: none"> ▪ We should focus on creating more jobs in WK. <ul style="list-style-type: none"> → COVID-19 economy impacts were not as high in West Kelowna as in some other parts of the province, in part due to growing diversity which positions the community well to withstand and recover from economic downturns. ▪ Over 1/3rd of business licenses are located in residential zoned properties in West Kelowna. <ul style="list-style-type: none"> → EDO and GWBT could work to support those working from home. ▪ PEOPLE program – Believe there is funding to support a program connecting people who are experiencing homelessness with employment opportunities - expanding on success of work in Kelowna - to help stop cycle of poverty. Not sure of status due to COVID. ▪ People seeking other ways of working, new co-working opportunities <ul style="list-style-type: none"> → There is one private co-work in West Kelowna now – Big Bear Innovation Centre. This is something that could be attractive to small entrepreneurs in the future.
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TOPIC	COMMENT OR QUESTION
<p>WOW!</p>	<p>Play to Our Strengths</p> <ul style="list-style-type: none"> ▪ As a community, we have lots of strengths and shouldn't try to be something to everyone. Strengths – workforce, scenery, land, resident wealth, tourist dollars. ▪ Prepare for increasing work-from-home opportunities. <ul style="list-style-type: none"> → <i>EDO and GWBOT could have a role in supporting those working from home in the future.</i> <p>Purpose-Built Hubs</p> <ul style="list-style-type: none"> ▪ Commercial development on Boucherie/Gellatly so people stay in WK. <ul style="list-style-type: none"> → <i>Coffee shops, restaurants, a lot of potential in this beautiful spot.</i> → <i>Current OCP identifies Gellatly Waterfront as a potential target for small-scale mixed use in the future.</i> → <i>Peachland waterfront is an example of a successful waterfront.</i> ▪ Diverse workforce and great job opportunities for all skill sets with focused economic purpose-built hubs. <p>New Facilities and Amenities</p> <ul style="list-style-type: none"> ▪ More opportunities for tourists to stay in WK. <ul style="list-style-type: none"> → <i>More waterfront hotels.</i> → <i>Coffee shops and restaurants.</i> ▪ Everyone has access to childcare and health care. ▪ UBCO or OC campus in WK. <p>Create a Livable Community</p> <ul style="list-style-type: none"> ▪ We are a living wage community!
<p>HOW?</p>	<p>Expand Agri-tourism</p> <ul style="list-style-type: none"> ▪ Support cideries and wineries in the community. ▪ Facilitate agritourism and agritourism transit / alternative accessibility. Provide choices for people to access these spaces. <p>Develop Destinations</p> <ul style="list-style-type: none"> ▪ Steveston has a great boardwalk area that draws a lot of people long walks along water; White Rock also has an amazing boardwalk with shops, restaurants, beaches that draw a lot of people. ▪ There is an opportunity to develop two distinct commercial hubs. ▪ Several Calgary neighbourhoods have become walkable, people-friendly neighbourhoods – examples include Kensington, Marda Loop. <p>Invest in Community</p> <ul style="list-style-type: none"> ▪ Identify locations in the community that have high degrees of opportunity and provide talent and/or financial support to drive development as economic centres (retail, commercial, office, industrial).

Our Health & Well-Being NOW?

Hiking trails

Love the start of the higher density housing in the downtown core

walkability of downtown core

Lots of outdoor activities available... boating, hiking, mountain biking, walking, etc

Longterm - need our own hospital

Currently wait times to see specialists is extreme....sometimes 18 months. eg. dermatologist - only one that serves the Okanagan.

Need more doctors to handle the aging population

Mental health is becoming more prevalent - green space has shown to support mental health - but recognize lack of mental health services directly in WK

Improve access to Kelowna

More Allergists needed also, and not sure how easy it is to even find a family doctors

For seniors need access to health services equipped to address their complex needs

Indoor walking track

Include child care settings in new high school.

Great access to local produce. Make use of food co-ops to address food insecurity,

Agricultural land for growing local food. Supporting local farmers markets and food providers

Build of the growing trend from working from home

Redirect the highway for the development of commercial businesses in the downtown core to support the higher density housing

Redirect highway to provide access to build out the commercial downtown core that enhances the higher density housing

#OUR WK

NOW?

WHAT OPPORTUNITIES

KEY

WHAT ARE THE CHALLENGES

FACING?

Our Health & Well-Being WOW!

Support the reduction of isolation in older adults through existing programs. Multi-generational programs can support mental health for all.

A sense of community and connection is important for mental health, especially older isolated individuals

Mountain bike skills park!

Access to healthy food for all. Supporting ALR land and policies to protect local farming and community food security

A vibrant community centre, accessible by all, with activities that fit people of all skill sets. A place where everyone wants to go, connect, and be active.

Food co-ops and community gardens can work together with the Food Bank.

Additional community gardens

How do we get our tourists to stay long term, instead of just visit during the summer?

We don't seem to have a ton of little coffee shops where you sit outside and socialize

Facilities for the arts and cultural activities and events.



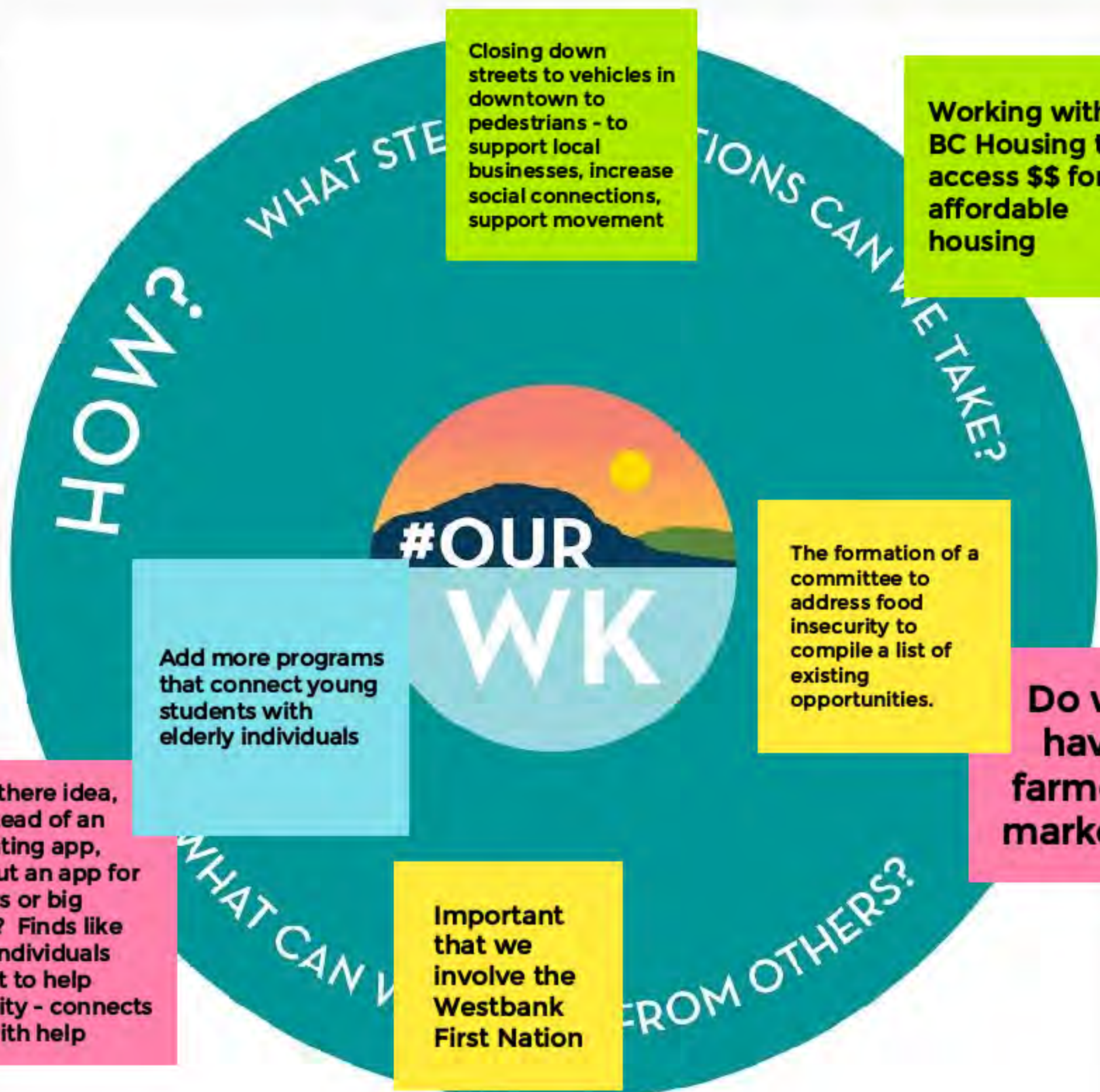
Schools were students can easily walk/bike/roll to

neighbourhoods that are connected (active transportation and socially)

Quality and affordable housing for all

Our Health & Well-Being

HOW?



Closing down streets to vehicles in downtown to pedestrians - to support local businesses, increase social connections, support movement

Working with BC Housing to access \$\$ for affordable housing

Make it easier for larger homes to be able to have a "legal" suite...

Support for existing housing adding suites. Sometimes more homes are not needed.

(continuing from idea of vibrant community centre) Continue the search for infrastructure dollars, earmarking funds through current budgets, and aligning programming and offerings to incorporate into completed facility.

Add more programs that connect young students with elderly individuals

The formation of a committee to address food insecurity to compile a list of existing opportunities.

Farm to School program

Do we have farmer's markets?

supporting outreach programs to help with food security

Way out there idea, but - instead of an online dating app, how about an app for big sisters or big brothers? Finds like minded individuals that want to help community - connects elderly with help

Important that we involve the Westbank First Nation

FROM OTHERS?

Our Economy & Jobs NOW?



People seeking other ways of working, new co-working opportunities

Lots of opportunity to densify Boucherie Centre

Develop 2 distinct commercial hubs

SDO WEH

How do we revitalize Downtown West Kelowna? Having Highway 97 go through that area makes it challenging to close down streets and make it more walkable.

Fill our commercial vacancy using incentives. Need to attract businesses from other communities.

Business Incubator to give opportunities for home based businesses to consider moving to a storefront

Near a large diversified economic engine (Kelowna).

"think" there is funding to support a program connecting people who are experiencing homeless with employment opportunities - expanding on success of work in Kelowna - to help stop cycle of poverty. Not sure of

Plus the highway runs through the 'downtown' area

Love the Frind Winery Development on the lakeshore

Should focus on creating more jobs in WK

over 1/3rd of business licenses are located in residential zoned properties in West Kelowna

Unclear where the centre of West Kelowna business / professional businesses is located (or should be).

I still believe an actual shopping centre needs to be in consideration for long term

EDO and GWBT could work to support those working from home.

Agree with this comment --> I am not even sure when people say "downtown" what that means

WHAT ARE THE CHALLENGES

FACING

Our Economy & Jobs WOW!



Play to our strengths (we have lots!) and don't need to be something to everyone. Strengths - Workforce, scenery, land, resident wealth, tourist dollars.

Expand opportunities for tourists to stay in WK

more waterfront hotels?

We are a living wage community!

I second the 'Living Wage' community comment.

Most WK residents are able to work within the community

Commercial development on Boucherie/Gellatly

Coffee shops, restaurants, a lot of potential in this beautiful spot

ubco campus in WK?

Or OC!

Diverse workforce and great job opportunities for all skill sets with focused economic purpose built hubs.

Child Care and health care is available for all.

Our Economy & Jobs HOW?

Facilitate agri
tourism and
agri tourism
transit / alt
accessibility.

Expand
agri-tourism,
cideries,
wineries

Identify and provide
talent and financial
support to
economic centres
(retail, commercial,
office, industrial).

Steveston has a great
boardwalk area that
draws a lot of people
long walks along
water; white rock also
has an amazing
boardwalk with shops,
restaurants, beaches
that draw a lot of
people

WHAT STEPS AND ACTIONS CAN WE TAKE?

WHAT CAN WE LEARN FROM OTHERS?





MEETING NOTES

Meeting: Online Topic Meeting #4: How We Grow & How We Live

Date: Wednesday, August 26, 2020

Time: 12:00 pm to 1:30 pm

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Nancy Blokland (West Kelowna Shelter Society - WKSS); Peggy Cheyne (South Boucherie Resident); Dale Choquette (Business Owner); Collin Crabbe (Meiklejohn Architects); Laurie Evans (Economic Development Committee WK); Justine Geboers (Houle Electric); Myrna Kalmakoff (Central Okanagan Poverty Reduction Strategy Committee); Katrina Lehenbauer (Interior Health); Kathleen Lemieux; Kelsey Longmoore (Building Code Consultant); Andrea Manifold (CEO, Habitat for Humanity); Harjit Toora (Hero Security); Rodney Wright (CLCA)

City of West Kelowna (CWK): Dallas Clowes, Mark Koch, Brent Magnan, Stirling Scory

Lanarc: Jana Zelenski, Kristen Falconer

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
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What People Love About West Kelowna

General Comments

- Access to outdoors and natural areas e.g., lakes, trails.
- Proximity to urban area, but still within reach of rich agricultural lands and nature-based areas.
- Small size of City - not too big or noisy but provides access to Kelowna if one desires more activity.
- Beaches and vineyards.
- Potential for affordable housing.
- Number of bike trails.
- Opportunity to find new adventures as a new resident.
- “Magnets” that draw people in (lake, nature), the infrastructure to support recreational activities, but also a feeling of home.
- Access to nature and small-town community feel.
- The landscape and having the community near agricultural areas, while close enough to Kelowna to experience the joys of a city.
- Laid-back lifestyle.
- Agricultural land area interspersed with residential areas.
- Access to outdoor areas and climate that offers year-round activities.
- Diversity of areas including parks, access to water, and easy access to a larger centre.
- Scenic backdrop and that it offers the “full package deal” of community living.
- Trail system.

Project Team/Staff Comments:

- Diversity of neighbourhoods – from rural communities, to beach communities, to Westbank Centre.
- People of West Kelowna who have provided valuable comments on key topics in the process.
- Range of food options in West Kelowna – from authentic cuisine to vineyards.
- Beaches.

Our Growth, Development & Housing – How We Grow & Live

NOW?

Access to Affordable Housing / Homelessness

- The absence of affordable housing is an issue.
 - Social assistance offers under \$400 per month for rent allowance for a single person, which is not adequate for typical rents in West Kelowna. Rents are upwards of \$1,600 per month.
 - \$735 per month allowance for families also does not cover rents in West Kelowna.
 - Because rent is unaffordable, some may be forced to move to supportive housing outside the community.
- Haven't personally witnessed extensive homelessness in West Kelowna. See it much more in Kelowna.
 - WK Staff introduced the [2018 Westside Point-in-time Count](#), which indicated over 70 persons experiencing homelessness on the Westside. This includes all people without a permanent residence, including less visible instances where a person may be “couch surfing” or staying with others.
- There is a lack of affordable, purpose-built options. Could West Kelowna make municipal land/property available at low or no cost to providers? There are limited opportunities for affordable housing organizations to access land to help provide more affordable homes.



TOPIC	COMMENT OR QUESTION
	<p>Urban Growth</p> <ul style="list-style-type: none">▪ For a lot of developments that have come up over the past couple years, growth has been correlated with improvement, but we have seen through some really impressive community involvement that several of the projects were not well received among the community. Blackmun Bay, Goats Peak, and Smith Creek are recent applications that have pushed existing zoning bylaws to significantly increase density outside the urban core, and within natural green areas. This is sprawl. → <i>West Kelowna should focus density within Westbank Centre first before increasing density in other parts of the community.</i>▪ Does WK have an urban containment boundary? Concerned about growing out rather than building complete, compact neighbourhoods. → <i>WK Staff noted that the City currently uses a Rural Reserve which acts as an urban growth boundary. There are some larger remaining land tracts that are within the City area that could be developed (i.e., outside Rural Reserve).</i>▪ Generally support multi-family buildings but need to take into account existing buildings. Concerns about building new multi-unit buildings that leave very little space between buildings and impact view corridors. Need to think carefully about views, spacing and orientation.▪ Based on current applications and major projects, growth could exceed 6,000 in the next 20 years as was indicated in the projections shown in the presentation. Should have a plan that is agreed to by City and developers so we do not over-max community development. <p>Secondary Suites</p> <ul style="list-style-type: none">▪ Long-term rentals are clearly needed. Short-term rentals are challenging for residential neighbourhoods. This has come up as an issue in several neighbourhoods.▪ Need to make it easier to rent out suites for long-term use but manage short-term Airbnb type rentals. → <i>WK Staff noted that short-term rentals is an issue currently being brought forward at Council (anticipated to be discussed at a September meeting). Current zoning does not permit short-term rentals in any zone, but they are occurring anyway.</i> → <i>Challenge to enforce restrictions on short-term rentals currently.</i>▪ Make it easier for single-detached dwellings to rent out basement suites. → <i>WK Staff noted there have been some recent WK bylaw revisions as well as changes to BC Building Code to improve secondary suite development, but it is important to balance development options with other considerations e.g., parking, safety, neighbourhood impacts.</i> <p>Transportation</p> <ul style="list-style-type: none">▪ Need to be sure to plan for safe egress out of large residential developments i.e., more than one way to get out of a community if there is a wildfire. <p>Agricultural Land Reserve (ALR) / Industrial Land Protection</p> <ul style="list-style-type: none">▪ Need to preserve ALR – this helps support a local food system.▪ As we plan for next 20 years, we might need to look at reducing the agricultural space?▪ Challenge of protecting environmental, agricultural, and industrial land since there is limited space for new development. What is the balance? → <i>Project team noted that the Community Vision is an important tool for establishing a balance that will guide trade-offs like these over the next 10-20 years.</i> <p>Aging in Place</p> <ul style="list-style-type: none">▪ Seems to be a lack of inter-generational communities. Want to be able to live in one neighbourhood or community throughout a lifetime. → <i>Don't want to build a life in a community that is good for children now, but then need to move out as one ages.</i>



TOPIC	COMMENT OR QUESTION
<p>WOW!</p>	<p>→ How can we prioritize “aging in place” in existing communities as well as in new developments?</p> <p>Sustainable Communities</p> <ul style="list-style-type: none"> ▪ Balanced growth in our community. ▪ New development applications better aligning with the goals and objectives of the OCP. Need for everyone to be on the same page about expectations and what is / is not acceptable. ▪ Community that is connected so people can walk/bike to their daily amenities with growth in the core to limit urban sprawl. ▪ Diverse housing options in the community and tenure types to support housing needs of everyone at different stages of their life. <p>Secondary Suites</p> <ul style="list-style-type: none"> ▪ Encourage long-term rental and discourage/manage short-term rental. <p>Urban Nodes</p> <ul style="list-style-type: none"> ▪ Opportunities to develop “centres” in different neighbourhoods that include shopping and higher density housing (e.g., Glenrosa neighbourhood). Would be better not to have to travel so far for daily needs. → WK Staff noted planned development of “The Trails” in Glenrosa includes a small commercial site planned and zoned for a small centre so people do not have to travel so far to access needs. Timing of that development will be based on residential development so that a customer base is available to make businesses economically feasible. ▪ Are there opportunities within zonings for commercial hubs to include mixed-use developments? Mixed-use with main floor commercial and increased density above? → WK Staff noted that existing bylaws currently allow for mixed-use in certain areas (e.g., Westbank Centre) and there are provisions that require mixed-use in some neighbourhoods; however, this is not the case for all locations. <p>Cultural Shifts (Technology, COVID-19)</p> <ul style="list-style-type: none"> ▪ As we move to a more digital age, and especially with COVID-19 and work from home, it may be more beneficial to have more “nodes” of density other than just the centre in order to provide services close to home. If people are no longer commuting to work, they may more readily shop near their homes. It needs to be done well though. ▪ Better access to amenities, activities etc. <p>Partnerships & Building Better Relationships</p> <ul style="list-style-type: none"> ▪ Opportunities to develop stronger, positive relationships between developers and the City Building Department to work together to develop quality proposals that fit the community vision. → While there is a need to streamline permits, also need to balance with tight reviews to ensure code compliance is achieved. Rules are in place for public safety.
<p>HOW?</p>	<p>Balancing Growth / OCP Vision</p> <ul style="list-style-type: none"> ▪ Ensure developers have a clear understanding/direction on OCP guidelines and the appropriateness of their proposal. Any new development should fit with it. ▪ The Westbank Centre Revitalization Plan was released 9 years ago but not much progress has been made. The City should take steps to implement more from that plan. Opportunities like incentives or exemptions may need to be considered to catalyze growth. → Consider extended property tax credits for commercial developments that meet the intent of the Westbank Centre Revitalization Plan. <p>Collaboration</p> <ul style="list-style-type: none"> ▪ Many organizations work to provide affordable homes such as Habitat for Humanity.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Create a clear plan and target for affordable housing in the City (i.e., set a percentage). Having this target may increase opportunities for more collaboration to reach these goals. Many organizations should be working together to create opportunities. <ul style="list-style-type: none"> → <i>WK Staff noted that West Kelowna has recently partnered with Regional District municipalities to look at affordable housing. The first step was a Regional Housing Needs Assessment. The next step is a strategy in collaboration with regional district municipalities, but also recognize the need for specific municipal policies.</i> ▪ Investigate opportunities to partner with other levels of government to provide funding for more affordable housing options. Example: The Alberta government provided opportunities to municipalities to build affordable (rental) housing for a 10-year duration. Potentially there are similar opportunities in BC? <ul style="list-style-type: none"> → <i>WK Staff has noted BC Housing does have programs and the City has been working with them to identify potential opportunities.</i> ▪ West Kelowna should capture creative opportunities to build affordable / social housing, including leveraging organizations to help. <ul style="list-style-type: none"> → <i>Partner with First Nations for new building. Example: Corporation of Delta partnered with Tsawwassen First Nation to build multi-family units using leased land to create affordable housing.</i> → <i>Another interesting housing model is for an organization like a church (which often has land) to include affordable housing in their footprint e.g., Oakridge Lutheran Church in Vancouver, Brechin United Church in Nanaimo.</i> ▪ City support for the development of affordable housing with reduced fees, grants, and development incentives, as well as making land available and expediting the application process. ▪ Refer to ideas on how municipalities can support affordable housing. Resource: A Scan of Leading Practices in Affordable Housing in Small Communities. <p>Agricultural Buffers</p> <ul style="list-style-type: none"> ▪ Agricultural buffers can be an effective strategy to reduce dust, noise, etc. and puts the onus on the development to have buffers around properties that border with agricultural land.

How We Grow & How We Live

test

Our issue at WKSS is the absence of any affordable housing keeping in mind that social assistance offers under 400.00 per month for rent allowance for single people.

Lack of affordable, purpose-built, affordable home ownership. Could WK make municipal land/property available at low or no cost to providers?

some really impressive community involvement that several of the projects were not very well received among the community. Blackmun Bay, Goats Peak and Smith Creek are recent developments to push

received among the community. Blackmun Bay, Goats Peak and Smith Creek are recent developments to push the zoning bylaws to have significant increase to density all well outside the urban core, all within natural

increase to density all well outside the urban core, all within natural green areas. This is the definition of sprawl.

Long term rentals are OK which are clearly needed. Short term rentals are not good for residential neighbourhoods.

Limited opportunities for affordable housing organisations to access affordable land to help provide more homes.



Our Growth & Housing NOW?

Agree with age in place comment

There are challenges for people with large homes who have desire to put in secondary suites

Need to be sure to plan for safe egress out of large residential developments. More than one way to get out of a community if there is a wildfire.

Focus on placing larger density developments closer to core vs. outer areas to maintain quality of life - need additional support from staff

Jana mentioned homelessness happening now in WK. I haven't personally witnessed this. I see it much more in Kelowna.

Support needed from West Kelowna to provide low cost or no cost land from their portfolio to build affordable housing (if they have one?)

lack of inter-generational communities. There was a comment earlier that 'theres a community for everyone'...but I don't want to build a life in a community that is good for children now, but then need to

need for affordable purpose built home ownership

Need to preserve ALR - this helps support a local food system

mentioned in a previous meeting, but potentially making it easier for single family dwellings to rent out their basement suites

Agree. Need to make it easier to rent out suites for long term use but avoid short term Air BNB type rentals.

We must have a plan that is agreed to by developers so we do not over-max community development.

I think Jana may be referencing data from the 2018 Westside Point-in-time Count, which indicated over 70 persons experiencing homelessness on the Westside

Challenge of protecting environment and industrial land - but limited space. What is the balance?

Does WK have an urban containment boundary? I'm concerned with growing out rather than building complete, compact neighbourhoods

#OUR WK

Partnering with First Nations for new buildings could work. That's part of how Tsawwassen has been able to grow

With a lot of the developments that have come up over the past couple years, we keep correlating growth with improvement, but we have seen through some really impressive

Our issue at WKSS is the absence of any affordable housing keeping in mind that social assistance offers under 400.00 per month for rent allowance for single people.

How can we prioritize age in place in existing communities as well as new developments?

Based on current applications and major projects, we could be over max 6,000 growth.

As we plan for next 20 years, we might need to look at reducing the agri space

I live in Glenrosa area, are there any opportunities to develop another "centre" including shopping and higher density housing?

As we move to a more digital age, and especially with covid and work from home, its not necessarily a bad thing to have more 'nodes' of density that just in the center...but needs to be done smartly.

were not very well received among the community. Blackmun Bay, Goats Peak and Smith Creek are recent developments to push the zoning bylaws to have significant increase to density all well outside the urban core. all within natural

\$735/mo allowance does not cover rents in WK so forced to move to supportive housing - potentially not in community.

There have been some bylaw revisions as well as changes to BC Building code to improve secondary suites but important to balance with other considerations eg parking

have significant increase to density all well outside the urban core, all within natural green areas. This is the definition of sprawl.

I have nothing against multi family buildings but we need to take into account the current buildings. By that I mean putting up multi-unit buildings that leave very little space with existing buildings.

Our Growth & Housing WOW!

Re: tension between agriculture and housing - buffers can be an effective strategy to reduce dust, noise, etc. Put the onus on the development to have buffers around property that border with ag land

Encourage long term rental and discourage short term rental

We are currently engaging with Council on the future of short term rentals in West Kelowna. The item was actually deferred at last night's Council meeting!

I live in Glenrosa area, are there any opportunities to develop another "centre" including shopping and higher density housing?

Development of the trails - small commercial site zoned for small centre on the way to Glenrosa so people do not have to travel so far to access needs. Planned and zoned.

Partnering with First Nations for new buildings could work. That's part of how Tsawwassen has been able to grow

Delta partnered with local FN to develop multifamily units (land lease) to allow people to move to area in affordable housing - could WK do something similar?

Opportunity for commercial hubs to include mixed use developments.

Does zoning allow mixed use buildings. ie comment about Glenrosa commercial hub.. what about mixed use with main floor commercial but also increasing density above?

Opportunities to develop stronger relationships between developers and WK to better develop quality communities.

WK to investigate opportunities to partner with other levels of government to provide funding for more affordable housing options for residents.

WK allows for mixed use in certain areas in WK (eg Westbank Centre) and provisions that even require.

Can we get creative in how we are building affordable / social housing and can we leverage organizations to help?

City council is exploring options to regulate short-term rentals - postponed but anticipated early to late Sept.

The COWK building department has a reputation for being difficult to work with among some of the quality developers in the Okanagan and it is negatively influencing development in West Kelowna.

How can we create a community so we can better access amenities, do our activities etc. within our communities?

Need for increased rentals but many are short-term rentals. How can we manage with lack of enforcement?

How do we get people what they need where they are? Consideration to the shift with working from home during covid times. How does this affect how we plan our communities?

Another interesting housing model is for an organization like a church (who often has land) to include affordable housing in their footprint - Oakridge Lutheran Church in Vancouver is an example

Community that is connected - people can walk/bike to their daily amenities, growth in the core (limit urban sprawl),

Diverse housing options in the community and tenure types to support housing needs of everyone at different stages of their life

As we move to a more digital age, and especially with covid and work from home, it's not necessarily a bad thing to have more 'nodes' of density that just in the center...but needs to be done smartly.



Our Growth & Housing HOW?

this doesn't need to be talked about, just my old municipal background requires me to back them up!

Just a comment about the Building Permit from the last slide. It seems to me the branch is in a process of tightening up their reviews to ensure code compliance is achieved. A reminder that these rules are in place to ensure public safety :)

How can we balance growth in our community? How can new projects better align with the goals and objectives of the OCP?

Ensure developers have a clearer understanding/direction on OCP guidelines and the appropriateness of their proposal.

large extended property tax credits for commercial developments that meet the intent of the Westbank Revitalization Plan

Utilize tools to promote affordable housing (e.g land lease, look at Whistler precedents etc.)

Alberta govt provided opportunities to municipalities to build affordable (rental) housing for 10 year duration. Are there opportunities in BC?

Recent WK work to partner with regional district municipalities to look at affordable housing - first step was Regional Housing Needs Assessment. Next step is a strategy in collaboration and potentially look at policies.

A lot of ideas in: A Scan of Leading Practices in Affordable Housing in Small Communities - for how municipalities can support affordable housing. i.e. land trust

WHAT STEPS AND ACTION

Many organizations to provide affordable homes such as Habitat for Humanity. Is there a vision (%) for WK? Are there opportunities for more collaboration to reach these goals?

Is there a vision and plan to increase affordable housing opportunities?

City has good relationship with BC Housing to provide more housing opportunities.

Downtown Core Improvement Plan released 9 years ago - how much progress has been made? Can the City implement more to support existing businesses?

WHAT CAN WE LEARN FROM O

WHAT ARE THE TAKEAWAYS?

Multi-use buildings, commercial bottom and resi top seems to work well in other cities I've lived in

WK support the development of affordable housing with reduced fees, grants, development incentives, making land available and expedited application process.

WK to investigate opportunities to partner with other levels of government to provide funding for more affordable housing options for residents.

Re: tension between agriculture and housing - buffers can be an effective strategy to reduce dust, noise, etc. Put the onus on the development to have buffers around property that border with ag land



MEETING NOTES

- Meeting:** Stakeholder Introductory Presentation #2
- Date:** Tuesday, July 7, 2020
- Time:** 7:30 pm to 8:40 pm
- Location:** Microsoft Teams Online Meeting
- Attendees:** **Stakeholders:** Peter Adams (Greater Westside Board of Trade - GWBOT), Dale Choquette (Dale Choquette Inc.), Eileen (WKMHA and Lake City Mechanical), Rusty Ensign (GWBOT), Josh Fender (Resident - University Student), Anne Fox (President RCL #288), Joe Gluska (BC Community Football Association, Casa Loma Resident), Wendy Job (Lakeview Heights Community Association), Karen Emmond (West Kelowna Academy of Music), Wayne Kubasek (Advisory Planning Commission), Lisa Wilson (Lakeview Heights Community Association), Carol Masse (Westside Senior Citizens Activity Centre), Katelin Mitchell (KCR Community Resources), Amber Russell, Spencer Tantardini (CIBC), Michael Tassone & Lauren Tomkins (West Kelowna Integrative Health Centre), John Whitehead (GWBOT - Board Member), Mike Wilding (Lakeview Heights Community Association)
- City of West Kelowna:** Mark Koch, Dallas Clowes, Stirling Scott, Brent Magnan, Kari O'Rourke
- Lanarc:** Jana Zelenski, Kristen Falconer

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants during Stakeholder Introductory Presentation #2. Please see the presentation slides for the topics that preceded the discussion which included an overview about a Welcome and Online Meeting Process, and overview about #OURWK Phase 1 Engagement Process, and Next Steps. If there are any discrepancies or inconsistencies with the below discussion items, please contact Lanarc Consultants immediately.



NO.	DISCUSSION SUMMARY
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Group Discussion: Questions About Engagement Process

1	<p>Best Practices</p> <ul style="list-style-type: none"> ▪ Does the planning process involve reference to best practices for ideas? <ul style="list-style-type: none"> → <i>Consultant: Yes, the planning process includes a combination of community engagement process identifies leading best practices to move forward and work toward as part of an overall vision. As get into weekly topic, we will discuss and adapt best practices to fit to West Kelowna.</i>
2	<p>Weekly Notifications</p> <ul style="list-style-type: none"> ▪ Can you send weekly notifications to our association regarding the opportunity to provide specific feedback into topics of interest? <ul style="list-style-type: none"> → <i>CWK: West Kelowna can send notifications to groups if you provide an email.</i>
3	<p>School District Involvement</p> <ul style="list-style-type: none"> ▪ Have you asked the School Board to send out kids' activity books through their system of parent emails? <ul style="list-style-type: none"> → <i>Consultant: In the original launch, we had noted the School District as a key supporter to involve kids; we will connect with the School District in the fall to discuss potential opportunities.</i> → <i>CWK: Regarding School Districts, we have another Welcome Meeting scheduled tomorrow morning with two representatives from the School District participating. We also have a preliminary discussion with Mount Boucherie School to discuss the Mayor's Youth Forum in the fall that could potentially involve their leadership class presenting to council but plans are unknown due to COVID-19. We are hopeful things will change for Phase 2. It is important we get the word out to youth – potentially through Dragon's Den Kids and recreation programs – to connect to this group.</i>
4	<p>Neighbourhood Associations</p> <ul style="list-style-type: none"> ▪ Are you taking submissions from neighbourhood associations? <ul style="list-style-type: none"> → <i>Consultant: All submissions are welcome during this process and we encourage you to promote #OURWK to your memberships and complete an online survey. We also hope you will have a big role in upcoming online meetings that will discuss how we move forward into the future.</i>
5	<p>Community Posters at Trail Heads</p> <ul style="list-style-type: none"> ▪ Would it be possible to provide posters at trail heads to provide a physical link to the online engagement process? <ul style="list-style-type: none"> → <i>Consultant: We have a couple of large signs up in Gellatly Bay and on tennis courts as well as numerous small posters. We are looking for places to post small posters so if ideal locations are known, we encourage you to inform us and we will prioritize the location.</i>
6	<p>Sports Group / Youth Involvement</p> <ul style="list-style-type: none"> ▪ Sports groups are in Phase 2 re-opening and practicing so they could be targeted to distribute information particularly ages 19 and under. Also, provides opportunities for activities during COVID-19. ▪ Is there a plan to engage the 13-19 group? <ul style="list-style-type: none"> → <i>Consultant: Engaging kids age 13-19 is a challenge so we have tried to include activities and prizes that appeal to this demographic so leveraging recreational and sports groups is a huge opportunity to help kids understand why their voice is important. We are happy to take input from community leaders on groups that are traditionally harder to reach.</i>



NO.	DISCUSSION SUMMARY
7	<p>Senior Involvement</p> <ul style="list-style-type: none"> ▪ Seniors are technologically challenged and not on social media so may be difficult to engage in an online process. ▪ I will challenge the assumption that seniors are not connected electronically. I am part of an organization where COVID-19 has forced us to use video conferencing and we have been amazed at the take up on technology by seniors (e.g., online church sessions). <ul style="list-style-type: none"> → <i>Consultant: It will be important to reach out to seniors' residences to drop off surveys etc. to make sure we are not challenged since face-to-face organization with those networks are limited. We want to engage people in whatever way works for them.</i> ▪ The last census indicated 20% of West Kelowna is senior; however, in 20 years the figure will be higher but there is very little support for senior so important to look at that part of the spectrum. <ul style="list-style-type: none"> → <i>Consultant: You are correct in that all trends point to more seniors in the coming years. It will be important to recognize this in the process to make sure we plan for an aging population.</i> ▪ It is important to be careful to not disenfranchise. Using video formats would be helpful for topics.
8	<p>Survey Promotion Ideas</p> <ul style="list-style-type: none"> ▪ Is it possible to post on the website a breakdown of number of people who have completed the survey by community to encourage more people to respond by a sense of friendly competition? <ul style="list-style-type: none"> → <i>Consultant: Interesting idea and could be a potential opportunity mid-way through the process through an email notification to remind people to participate.</i>
<p>Group Discussion: Top Issue in the Coming 10 Years</p>	
9	<p>Growth and Development</p> <ul style="list-style-type: none"> ▪ Important to grow but not so much that we lose sight of keeping our community nice and quiet and what we love about West Kelowna. It is important we do not lose sight of our uniqueness. Too much building. <ul style="list-style-type: none"> → <i>Consultant: We hope everyone will participate in our Growth and Development Topic meeting in August to discuss how we can grow smart to ensure our assets are protected, sprawl is reduced, and we do not lose what makes West Kelowna special. We anticipated that meeting will be a challenging discussion.</i>
10	<p>Visioning Process</p> <ul style="list-style-type: none"> ▪ It can be difficult to envision the future particularly when we can face multiple issues over time such as how COVID-19 has changed our community. In 10-20 years, there could be other issues and changes as to how we live, recreational opportunities, and how we conduct business, etc. How we integrate new ideas is driven by the conversation at the moment and not thinking of the changes in the future so it is important to focus on moving forward so we will have healthy and enjoyable lives. <ul style="list-style-type: none"> → <i>Consultant: The community visioning process is just that but looking at the big picture is part of the process too. During topic meetings, we will try to figure out both the WOW! and HOW? to get there. A visioning process is like being like a little kid and opening up mind to future without being grounded in reality.</i>
11	<p>Retaining Young People</p> <ul style="list-style-type: none"> ▪ A concern is keeping neighbourhoods balanced so that there are opportunities for people for people to do activities to keep them engaged in the community and have enough housing so they do not have to leave. How can we make West Kelowna not a bedroom community especially around Westbank? There needs to be good building and activities to make a community a community so young people will stay.



NO.	DISCUSSION SUMMARY
12	Infrastructure Based on Tax Base <ul style="list-style-type: none"> One thing we have accomplished in 13 years is a good start on infrastructure to support a city that will keep growing. Our population growth has provided a tax base to help fund future needs/wants.
13	Tourism <ul style="list-style-type: none"> We have done a good job at making our community known as an excellent destination for tourism.
14	Density – View Impacts <ul style="list-style-type: none"> There is too much building too close together particularly at Carrington Road. Four-storey developments have been crammed together and many have lost the view of the lake. We still want to keep our quality of life (space). I don't think we want to be like Kelowna - building after building after building. We need to allow more space between the buildings (e.g., save some greenspace for kids). We need to find that balance. <ul style="list-style-type: none"> → <i>Consultant: It is important that we find a balance of where new developments should go and what density levels should be. There is a need for growth and the need to have housing for people to live. These will be key conversations during the process.</i>
15	Water Resources <ul style="list-style-type: none"> Water is another key issue.

Group Discussion: Ideas for Success

16	Downtown <ul style="list-style-type: none"> We should include in the Official Community Plan (OCP) guidance on getting the downtown back (similar to what it was in the 1970's).
17	Trail Network <ul style="list-style-type: none"> The Boucherie Rush Trail connection has been well-received. Is there a map of West Kelowna trails available?
18	Playing Fields <ul style="list-style-type: none"> We should acquire land for playing fields - while the dome is beneficial, we need plans for new ball fields in conjunction with Kinsmen Park. What are the plans for the future to accommodate growth?
19	Recreational Amenities and Facilities <ul style="list-style-type: none"> We need more recreational activities for youth including more fitness, more pools, and another ice sheet to anticipate growth of minor hockey and figure skating.
20	Lake Access <ul style="list-style-type: none"> We should develop beachfronts to provide access to the lake based on successes from 2010.
21	Transportation Improvements <ul style="list-style-type: none"> Road and sidewalk improvements have been important.
22	Westbank First Nation Relationship <ul style="list-style-type: none"> It is important to build a strong relationship between Westbank and the City of West Kelowna. For example, Westbank First Nation (WFN) has developed a zoning map for Westbank and there should be an integration of both Westbank zoning and City zoning. <ul style="list-style-type: none"> → <i>CWK: I totally agree about seamless integration with WFN. Council has flagged the importance of us working together to continue building the community together.</i>



NO.	DISCUSSION SUMMARY
23	<p>Land Use Planning</p> <ul style="list-style-type: none"> ▪ Land is a precious commodity, especially light industrial, and we need to balance growth (and tax base) and thus densification via multi-family housing and light industry to fund the things we want. I like amenities and green space as much as anyone but we have to pay for it. <ul style="list-style-type: none"> → <i>Consultant: Focusing development on ways to better fit into the community is part of a balanced approach.</i> ▪ Keeping our quality of life is important; we do not want to be Kelowna.
24	<p>Density vs. Property Value</p> <ul style="list-style-type: none"> ▪ The current OCP is far too focused on densification. We need to move back to environment. A concern is for people that have bought homes 20 years ago on Regal Road now facing development in front of their properties and losing lake view and value of home. This is a difficult hit for people trying to manage property values in an older stage of life. Although new building is required, should people be entitled to the security they have built up and taxes they have paid over 20 years?
25	<p>Stormwater Management</p> <ul style="list-style-type: none"> ▪ Another issue is stormwater spilling from new properties onto old properties.
26	<p>Density vs. Environment</p> <ul style="list-style-type: none"> ▪ West Kelowna has growth significantly since 2014 and in 2018 it exploded. We are on top of each other instead of having space. Multi-family homes are important but it puts more people in one place. We need to strike a balance between growth and environment so we are not overly crowded by multi-family buildings.
27	<p>Growth and Development</p> <ul style="list-style-type: none"> ▪ In terms of expansion and growth, it is of key importance to make things balanced; however, at the end of the day, if there is no growth, there is no expansion. Understanding concerns about development is a vital aspect to growth and considering the tax base.
28	<p>Transportation Planning</p> <ul style="list-style-type: none"> ▪ Expansion also looks at transportation and movement which is important for West Kelowna. Highway 97 is underused which changes the dynamic of the highway and surrounding businesses and property. It will be important to look at how we use the system because in 20 years the car is not going away. People will still need to commute to jobs so we need to make it easier to get around by using the existing road system and make it better. We need to move people in the parallel road system within the community. ▪ As a UBC university student, I find it difficult to get to the university with transit as there is no 'park and ride'. The Hwy 97 bus route can be faster than driving.
29	<p>Smart Growth</p> <ul style="list-style-type: none"> ▪ The Shannon Lake community is a good example of smart development. If views are blocked by multi-family homes, we can be strategic about where these homes go to maximize desirability in the neighbourhood. Perhaps we increase development in the mountains as space is limited near the water. We can also strategically place roads to eliminate traffic jams.
30	<p>Density Planning</p> <ul style="list-style-type: none"> ▪ Is it possible to look at the total build-out with projected population, including different density models, to plan effectively? Density issues vs. green space is always a key topic in an OCP process. Water, sewer, and roads also play into planning. Can we determine how many people can actually live here? Factoring in agricultural land reserve (ALR) and Westbank considerations? If we know the number of people, we can make more informed decisions.



NO.	DISCUSSION SUMMARY
31	<p>Arterial Roads Mapping</p> <ul style="list-style-type: none"> Are we able to map arterial roads to show frontage roads on both sides of Highway 97 from Daimler Rd. to Boucherie Rd. to understand if we can eliminate traffic signals at intersections with two overpasses, similar to Chilliwack, Springfield, and Enterprise? There is ALR and Westbank between Stevens Rd. and Horizon Drive. <p>→ <i>Consultant: We can review a map and discuss further.</i></p>

Closing: Comments, Questions, and Wrap-Up

32	<p>View Corridors</p> <ul style="list-style-type: none"> Vancouver continues to have view corridors identified in their OCP to ensure that aesthetic beauty is maintained. <p>→ <i>Consultant: Vancouver's example could provide a great framework vision for West Kelowna.</i></p>
33	<p>Neighbourhood Planning</p> <ul style="list-style-type: none"> Not all suburbs are the same. How will the vision allow for all suburbs to achieve the same level of amenities?
34	<p>Green Space</p> <ul style="list-style-type: none"> Green space, and also include undisturbed natural space that is connected to the larger forest and ecosystem. These areas benefit people as much, if not even more, than parks and grassy areas.
35	<p>Linear Park</p> <ul style="list-style-type: none"> Maintaining linear beach access to the lake will be one thing that will be important in the future. Potentially adding a linear paddle park from the bridge to Goat's Peak with pathways could be a valuable asset for the community and tourists to provide a safe zone from one end to the other. It would also allow the City more control over development of the marina, blocking access for those who do not have motorized boats. I agree that the lake is our single most precious asset. I agree about a linear park along the lake. The lakefront is our singular most precious asset.
36	<p>Traffic Queuing</p> <ul style="list-style-type: none"> The major traffic problem is queueing into Kelowna. A complex problem involving many levels of government. This needs to be resolved (I'm surprised no-one mentioned this).



MEETING NOTES

Meeting: Stakeholder Introductory Presentation #3

Date: Wednesday, July 8, 2020

Time: 7:30 am to 8:30 am

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Alan Lalonde (School District 23 / Central Okanagan Public Schools), Sarah Sabo (Aries Accounting / GWBOT); Nancy Blockland (West Kelowna Shelter Society); Calvin Tompkins (Liberty Tax); Sue (Barry Beecroft Fuel Distributor); Katrina Lehenbauer (Interior Health – Healthy Communities); Rob Chetner (TCD Development Group); Troy McKnight (KCR Community Resources); Stephen Somerville (Habitat for Humanity Okanagan); Kathleen Lemieux (Habitat for Humanity Okanagan), Anita Ely (Interior Health – Healthy Communities)

City of West Kelowna: Mark Koch, Dallas Clowes, Stirling Scott, Brent Magnan, Kari O'Rourke

Lanarc: Jana Zelenski, Kristen Falconer

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants during Stakeholder Introductory Presentation #3. Please see the presentation slides for the topics that preceded the discussion which included an overview about a Welcome and Online Meeting Process, and overview about #OURWK Phase 1 Engagement Process, and Next Steps. If there are any discrepancies or inconsistencies with the below discussion items, please contact Lanarc Consultants immediately.



NO.	DISCUSSION SUMMARY
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Group Discussion: Questions About Engagement Process

1	<p>Engaging a Diverse Population</p> <ul style="list-style-type: none"> ▪ I like the engagement process and ideas to adapt through changing times. The work and thought behind making sure a diverse range of voices are represented is appreciated. How will we know when we have that diverse voice represented? <ul style="list-style-type: none"> → <i>Consultant: We are able to track some demographics including age and neighbourhood but we won't know income level or relationships. We can, however, work with groups that have access to under-represented populations to engage more diverse groups as much as possible.</i>
2	<p>Online Engagement Barriers</p> <ul style="list-style-type: none"> ▪ I agree that what the City has put together looks fantastic and flexible as a lot of content is online. Webinars can be new to people and some may be hesitant due to lack of technical knowledge. Is there a way to help people be more comfortable or are there ways to collaborate with senior organizations or libraries? Or working with the School District to engage kids? Is it possible to ask teachers to add a project in the school system to reach the hard-to-reach so all voices are heard? <ul style="list-style-type: none"> → <i>Consultant: Online engagement can be a challenge so we are ensuring that we have materials available in all platforms i.e., we can provide paper copies. We are also asking senior representatives to help distribute and engage. We can drop off materials to have participation in a regular setting. If online engagement is a challenge, we are asking organizations to help people if they are engaging online for the first time to make it easy to participate. We are also hoping to connect with the School District this fall to engage children. Early concepts are potentially the Mayor's Forum or activities that fit within the curriculum to involve students; however, due to COVID-19 we do not know what that will look like yet. We have a long engagement for Phase 1 so have opportunities to explore ideas to connect with people through other means.</i>
3	<p>Youth Involvement</p> <ul style="list-style-type: none"> ▪ I am sure we can find a way to connect with student in fall. Mount Boucherie has connected with the Mayor to understand opportunities for older kids but for the younger kids it will depend on how we are providing education. Potentially, we can tap into the student forum for the younger ages to have their voices heard. <ul style="list-style-type: none"> → <i>Consultant: It is important that younger groups are involved because decisions made today will affect the future of younger people so hearing ideas and involving them in the process is a huge opportunity.</i> ▪ A recent Grade 4-6 grade poster project based on 'Mayor for the Day' could be an opportunity. Children provided ideas to make the community more livable through drawing pictures or writing. The pictures were put up at City Hall to showcase their work and the students brought families.

Group Discussion: Essential Topics to be Explored During Process & Ideas for Success

9	<p>Industry Group Involvement</p> <ul style="list-style-type: none"> ▪ The company I represent caters to the blue collar industries, many of which have recently been hit hard (e.g., loggers). I'm wondering what steps we can take to help you get to those in that type of industry for their thoughts and ideas? <ul style="list-style-type: none"> → <i>Consultant: If you are an industry representative, we would love for you to contact us and we can share materials to help reach these groups. We acknowledge that every circumstance is different so one-on-one time with community leaders to figure out a path forward is greatly appreciated to help us define a big picture vision for the future. There is no wrong answer; the important thing is that we stimulate collective vision and imagine where to go next.</i>
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NO.	DISCUSSION SUMMARY
10	<p>Marginalized Group Involvement</p> <ul style="list-style-type: none"> ▪ I am glad the City is engaging in this process and we hope to be meaningfully engaged as we go forward as a community. We represent the homeless poor and marginalized and will be actively working on looking at the social services and affordability portions of this process. ▪ We are looking forward to Week 8 when you discuss housing, Habitat for Humanity Okanagan and would love to offer more affordable housing in West Kelowna. <ul style="list-style-type: none"> → <i>Consultant: We hope you participate in the upcoming workshop for How We Learn and Live Well and How We Live (housing and affordability). Engaging with your group is a key target so if there are opportunities to connect directly to engage people that would be ideal.</i>
11	<p>Broad Engagement</p> <ul style="list-style-type: none"> ▪ Are there any sectors missing for these initial sessions? <ul style="list-style-type: none"> → <i>Consultant: The City reached out to 80 community organizations and representatives and had a strong positive response and is tracking involvement. We do not think there any gaps but we are reviewing to ensure that no one is missed.</i> → <i>CWK: Our list was well over 100 people and many sign-ups but many did not join the initial meetings. We will be reaching out again to see if people are interested in the online topic workshops to encourage discussions and participation in the mini questionnaires, but so far, good overall representation.</i> → <i>Consultant: Summertime can be a challenge even in the past (pre-COVID-19) so one thing we are doing is a longer process and weekly topics so people are able to provide input if they missed the week. We are trying to be as flexible as possible. We will be connecting throughout the summer and again in the fall to reach as many people as possible. I think that as we move on in the process, the more specific conversations are going be quite insightful.</i> → <i>CWK: At this stage, we are in the early days so the process is exciting. We are starting high-level and have had a good response to the questionnaire so far. With the individual topics, we will dive deeper and are curious to see what individuals bring to the table in terms of topics they are passionate about. Individual components are what makes a community whole. Conversations will help us balance aspects.</i>
12	<p>Healthy Communities</p> <ul style="list-style-type: none"> ▪ Our mandate is healthy communities and we are working to create a social and physical environment to support the health of people who live here. There are so many things and aspects that affect health. Our team is available and eager to communicate to the public. Previous work has included open house attendance but with this different format we are not sure how that could look but can help develop a broader community understanding about how decisions today affect health and families of the future. <ul style="list-style-type: none"> → <i>Consultant: Creating linkages about the decisions made today and how these aspects affect our lives is important. We value having Interior Health representatives involved and we hope your participation during the workshops to share bits of information and working with your team to incorporate ideas during the bigger process to incorporate to the OCP can help.</i> ▪ One thing we have accomplished to make our community better or are trying to do is consider the impacts that health will have on people in the community in 10-20 years so that lens is highlighted in decision-making. <ul style="list-style-type: none"> → <i>Consultant: Putting a lens on to perceive the future is what a vision is about. It is what we need to consider when making decisions or evaluating ideas and how it might affect the long-term.</i>



NO.	DISCUSSION SUMMARY
13	<p data-bbox="316 304 568 331">Westbank First Nation</p> <ul data-bbox="316 346 1469 646" style="list-style-type: none"><li data-bbox="316 346 1469 541">▪ We are very integrated with Westbank First Nation (WFN) and are curious how you are working together. I understand Westbank is going similar process.<ul data-bbox="349 415 1469 541" style="list-style-type: none"><li data-bbox="349 415 1469 541">→ CWK: <i>Conversation with WFN is so critical. Although we are “one Westside” and one integrated community acknowledging the critical roles each party plays is imperative. We want to ensure meaningful integration with the work WFN is doing. Not sure if timelines aligned but we will keep an open dialogue to ensure work we do aligns.</i><li data-bbox="349 550 1469 577">→ CWK: <i>We encourage anyone interested in a Community Leader Kit to email us.</i><li data-bbox="316 585 1469 646">▪ Do you have the contact information for the WFN project?<ul data-bbox="349 619 1469 646" style="list-style-type: none"><li data-bbox="349 619 1469 646">→ CWK: <i>Yes, we can provide you with the contact information for Westbank First Nation.</i>



MEETING NOTES

Meeting: Online Topic Meeting #1: Our Environment and Our Parks, Recreation & Culture

Date: Wednesday, July 15, 2020

Time: 12:00 pm to 1:42 pm

Location: Microsoft Teams Online Meeting

Attendees: Justine Geboers (Houle Electric), Joe Gluska (BC Community Football Association, Casa Loma Resident), Tom Groat, Katrina Lehenbauer (Interior Health), Leah Perrier (Interior Health), Leanne Reimer (Crossing Creek Community Theater – Creative Okanagan)

City of West Kelowna:
Kevin Bouchier, Natalie Gerritsen, Erin Goodwin, Mark Koch, Bob Kusch, Chris Oliver, Stirling Scott

Lanarc:
Jana Zelenski, Kristen Falconer

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
What People Love About West Kelowna	
General Comments	<ul style="list-style-type: none"> ▪ Engaged public that loves their community and is excited about future ▪ Natural areas including forests, lakes, hills, and trails and surrounding environment ▪ Range of outdoor activities including hiking, biking, boating, etc. ▪ Number of parks that provide recreational opportunities ▪ Comfortable climate ▪ Community events that bring people together ▪ Bike trails to explore within community; new bike path along waterfront ▪ Opportunities for family and related activities ▪ Opportunities for small businesses, wine industry, tourism ▪ All-season recreational activities ▪ Amenities such as West Kelowna multi-sport dome, facilities, and programs ▪ Smaller-size city in between Vancouver and Calgary/Edmonton with community feel ▪ Experiences like being at Gellatly Bay with family eating fresh-picked cherries
Our Environment – How We Stay Green	
NOW?	<p>Reliance on Single-Use Vehicles</p> <ul style="list-style-type: none"> ▪ High use of single-occupancy vehicles - how can we create a more connected community, supporting active transportation? <ul style="list-style-type: none"> → <i>West Kelowna sees many people enjoying a healthy, active lifestyle. A challenge is getting residents to parks, rec centres, facilities, etc. without relying on single-use vehicles that impact GHG emissions.</i> → <i>What do we need to do to as a community to provide access to our environment, parks, green spaces, etc. using more sustainable modes of transportation?</i> → <i>How do we change resident / tourist perspectives from using cars to more sustainable modes of transportation?</i> ▪ Current public transit isn't efficient for people wanting to access lakefront activities. ▪ Opportunity: Implementation of the new, soon-to-be-adopted Regional Transportation Master Plan. ▪ Opportunity: Not enough bike lanes; could probably also add some fast electric vehicle (EV) charging stations; maybe a high-five sticker for EV's and diesels to recognize fuel economy? <p>Parks and Trails</p> <ul style="list-style-type: none"> ▪ I find there are not enough off-leash dog trails. ▪ There is an app called AllTrails, and we should partner with them to ensure all the West Kelowna trails are listed. Currently several missing which makes it harder for people to navigate. ▪ How accessible are parks, green spaces, and recreation opportunities for all abilities, ages? ▪ Proximity to regional parks and hiking. <p>Climate Resiliency</p> <ul style="list-style-type: none"> ▪ West Kelowna is signed on to BC's Climate Action Charter. ▪ Climate change <ul style="list-style-type: none"> → <i>How can we, as a community, respond to adaptation and become more resilient?</i>



TOPIC	COMMENT OR QUESTION
	<p>→ Decrease in emissions partly due to change in waste services. LNG trucks. CARIP report showed reductions (gas tax returning to communities if reporting on emissions; climate action revenue incentive program).</p>
WOW!	<p>Development</p> <ul style="list-style-type: none"> ▪ Sprawl is limited and contained to protect environmental lands. ▪ Looking into the future, it would be nice to NOT have to cross a bridge to go to a mall. <ul style="list-style-type: none"> → A “destination mall” and expanded shopping options in community are needed to keep people in West Kelowna so they do not have to travel as far to access services – helping to reduce on-road GHG emissions. ▪ A local sustainable food system, supporting agriculture. ▪ Clearly identify lands to be protected and lands suitable for development. <ul style="list-style-type: none"> → West Kelowna has a limited land base, topographic challenges, and agricultural land reserve (ALR) that need to be clearly identified to protect land use types. <p>Enhanced Parks and Trails</p> <ul style="list-style-type: none"> ▪ Big Picture: a continuous multi-modal trail from Bennett Bridge south to Pebble Beach. <ul style="list-style-type: none"> → Take what we have and make it more usable. Develop Bennett Bridge to Pebble Beach to provide uninterrupted waterfront trail that could potentially become the “jewel of WK” → Look to European precedents for sustainable tourism e.g., cycling holidays in Europe. ▪ Ample recreational opportunities for a diverse community. ▪ Linear paddle park from Bridge to Goat’s Peak, a bike trail to link us to Kelowna, Summerland, and Penticton. <ul style="list-style-type: none"> → Potentially used by both residents and tourists, helps protect shoreline area. <p>Sustainable Modes of Transportation</p> <ul style="list-style-type: none"> ▪ Public transit that would allow efficient family access to all parks and recreation facilities, trails, etc. ▪ Examples of alternative transportation – e.g., a summer tourism shuttle between waterfront and downtown. ▪ Continuity of sidewalks and bike lanes to allow full access for ALL community members. ▪ Everyone can do their daily activities in their neighbourhood - they can walk, bike, etc. to their destinations, amenities, school, work, etc. ▪ Transportation system that prioritizes active transportation. <ul style="list-style-type: none"> → Need to shift thinking to prioritize walking and biking in daily lives building the infrastructure that facilitates those actions. <p>Climate Action</p> <ul style="list-style-type: none"> ▪ Carbon neutral community! ▪ Continued investment in cleaner energy. ▪ Municipal natural asset management <ul style="list-style-type: none"> → Natural asset management is a way to value assets in community and helps to recognize what we have naturally so these aspects are given more weight in planning. → Communities across Canada that have incorporated natural assets – e.g., replacing stormwater infrastructure with wetlands (less expensive, more environmental).
HOW?	<p>Land Use Planning</p> <ul style="list-style-type: none"> ▪ Establish permanent growth boundary. ▪ Start saving for a waterfront access land fund to jump on key purchase opportunities when they emerge. ▪ Reserving ALR land - factors including the presence of suitable farmland, climate change can affect food self-sufficiency.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Have geographic Development Cost Charges (DCC's) to discourage sprawl. <p>Environmental Planning / Programming</p> <ul style="list-style-type: none"> ▪ Resilient Neighbourhood programs - check out City of Victoria. ▪ Maybe Natural Asset Management is a "how"? ▪ BC had an environment awareness 'no littering' campaign; seems to be missing now both on the water and trails; includes dog waste. ▪ "Adopt a trail" ▪ Create a Climate Action Plan <ul style="list-style-type: none"> → <i>Supports commitment to sign on – an overarching plan could help drive funding and capacity to allow West Kelowna to implement actions.</i> <p>Healthy Living</p> <ul style="list-style-type: none"> ▪ Is there access to water fountains/hydration stations in the community, municipal parks, and recreation centres promote drinking water and reduce sugary drink consumption? <p>Partnerships / Private Investment</p> <ul style="list-style-type: none"> ▪ Encourage private and corporate sponsorship to create sidewalks/bike lanes thus increasing access to parks etc. ▪ Creative financing for amenities - potential provincial and federal grants to support initiatives as well as other ways to generate funds. ▪ Could the private sector be valuable in adding public transit options? <ul style="list-style-type: none"> → <i>Example: private company operating seasonal shuttle bus to recreation areas when ridership anticipated to be higher- may or may not subsidized.</i> <p>Community Spirit / Events</p> <ul style="list-style-type: none"> ▪ Support farmers' markets as a healthy central location for people to gather and support the local food system. ▪ City of Delta does a bike race every year in the community... brings people from all over.

Our Parks, Recreation & Culture – How We Have Fun

<p>NOW?</p>	<p>Sporting Groups / Youth Sporting Groups</p> <ul style="list-style-type: none"> ▪ When people move to West Kelowna, they look at sport facilities and groups for support and integration. This reduces medical, policing, and mental health issues. <ul style="list-style-type: none"> → <i>Fields and facilities are key for sporting groups especially youth groups.</i> → <i>Facilities, programs, and activities in community - what are opportunities that can provide support and opportunities for young people?</i> ▪ Financial support initiatives: West Kelowna currently has Jump Sport and West Kelowna Kid Sport to get kids involved in activities. Programs for kids ages 3-18. <p>Facilities, Amenities, and Events</p> <ul style="list-style-type: none"> ▪ Amazing sports dome! ▪ WK Warriors! ▪ Amazing Annette Beaudreau Amphitheater and Music in the Park concert series. Ability to use the outdoor space more, and safely do an event in the time of COVID. ▪ Opportunities exist year-round - all seasons. ▪ Great variety of recreational opportunities! ▪ Expansion of facilities and all-weather fields are key, with growth (to meet growing demand). <ul style="list-style-type: none"> → <i>More opportunities for indoor and outdoor soccer</i> → <i>Need to coordinate with other sports for facility use due to limitations / demand especially as we grow.</i>
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TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ A lot of community events - e.g., Music in the Park ▪ Wineries have contributed to recreation and culture using their facilities e.g., concerts, craft fairs, etc. <ul style="list-style-type: none"> → <i>Other businesses are following suit to allow recreation and culture to thrive.</i> ▪ Independent recreation opportunities including hiking and biking trails that bring people from around the valley and beyond. <p>Accessibility</p> <ul style="list-style-type: none"> ▪ How accessible are recreation and culture opportunities and green spaces for all abilities, ages, and incomes? <ul style="list-style-type: none"> → <i>Physical accessibility to get to recreational and culture opportunities (transit, paths).</i> → <i>Universal accessibility to access park - reducing barriers.</i> → <i>Alleviating income barriers so everyone can participate in activities.</i> ▪ Community Recreation Initiatives Society (CRIS) Adaptive Adventures is an organization that provides equipment and people to enhance recreational experiences for mobility challenged people – they have reached out to West Kelowna Recreation to collaborate and help provide an adaptive recreational component to planning. ▪ West Kelowna Parks also recently met with CRIS to discussion how to make parks more universally accessible. <p>Healthy Living</p> <ul style="list-style-type: none"> ▪ Parks have many health benefits and low income neighbourhoods particularly benefit - keep this notion in mind when park planning.
<p>WOW!</p>	<p>Potential Facilities and Amenities</p> <ul style="list-style-type: none"> ▪ A City-owned multi-use performance space that is affordable for local and travelling artists. <ul style="list-style-type: none"> → <i>Community theatre has public support (so people do not have to go to Kelowna). Lions Hall was challenging as is using an outdoor space due to cost – usually a sponsor is required to be feasible. West Kelowna is ready for a year-round facility to rent.</i> ▪ Facility to educate, train athletes, looking at progressing in their field. ▪ Community "Corner Stone" Recreation Centre. ▪ Multiple artificial fields and a sport stadium to attract events. ▪ Waterfront village. ▪ Multiple fields and stadium venues – currently West Kelowna does not have enough fields to support sport tourism. Last year a Kelowna football event hosted 250 teams and 2,000 kids came to participate which brought economic benefits to Kelowna. West Kelowna should prepare to leverage opportunities like these. <ul style="list-style-type: none"> → <i>Opportunity to integrate with other services in the City beyond the event itself.</i> → <i>Opportunities for youth to serve as ambassadors to the City during youth sports events.</i> ▪ Community plaza for public gatherings and activities. <ul style="list-style-type: none"> → <i>Central gathering place needed for events, such as Farmers Market, vs. using a parking lot.</i> ▪ Paddle park from Bridge to Goat’s Peak. Cycle trail to link to Kelowna, Summerland, and Penticton. ▪ Council chambers that could also open up to a lobby/service area. Surrey has this and it works very well. Edmonton City Hall has an amazing space for performances using the stairs as an open foyer. This is usually for free public programming, engaging school groups, etc. <p>Accessibility</p> <ul style="list-style-type: none"> ▪ No restriction for any resident, young or old, to access recreational facilities, parks, trails, and waterfront. ▪ Everyone has the opportunity to participate in parks, recreation, and culture regardless of age, ability, income, etc.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Residents will choose active transportation when travelling to community events, businesses, or public locations (waterfronts). <p>Collaboration with Indigenous Groups</p> <ul style="list-style-type: none"> ▪ Reconciliation, appreciation/integration of different world views. ▪ Focus on elevating Indigenous culture, from Okanagan Nations and others. <ul style="list-style-type: none"> → <i>Connection to Westbank First Nation is essential - ideal time to embrace opportunities to advance working more collaboratively.</i>
HOW?	<p>Financing and Resources</p> <ul style="list-style-type: none"> ▪ Equity informed decision-making when resources are being allocated. ▪ Boils down to funding for many ideas. Community input for where money can go. <ul style="list-style-type: none"> → <i>Will financing be addressed in this process? Many ideas but comes down to financials.</i> ▪ Federal infrastructure grants and local fundraising campaigns for performance infrastructure and more luxury amenities of spaces. Working with non-profit to operate spaces who can access other grants funds for performance and operations. ▪ Momentum builds through sustained effort - this is opportunity to dream big to develop traction for eventual implementation. While budget is a consideration, it starts with big ideas. <p>Accessibility Enhancement</p> <ul style="list-style-type: none"> ▪ Big Picture: get the continuity of sidewalks and bike lanes to make access to recreational areas, businesses etc. done now. Benefits to health, safety, tourism, seniors, and businesses. ▪ Program all beach accesses. <p>Planning and Programming</p> <ul style="list-style-type: none"> ▪ Adaptive recreation plan. ▪ Utilize skills and knowledge of community residents and workers who know the larger landscape and the area to make detailed plans. <p>Partnerships and Collaboration</p> <ul style="list-style-type: none"> ▪ Westbank First Nation culture is celebrated in all aspects of the community. ▪ Partnerships with neighbouring organizations – City of West Kelowna, Westbank First Nation, School District 23, private sector, Peachland, etc. <ul style="list-style-type: none"> → <i>Many ideas discussed in recent years (theater, sport venues, gym, partnerships, etc.) Key part is partnerships (School District, Westbank etc.). Opportunity to do more of this.</i> → <i>Partnership - need to build facilities for this community and to catch up to other communities. Must be in partnership with Westbank First Nation. Both parties must be involved in coordinated effort for progress.</i>

Our Environment NOW?



Our Environment WOW!

a local sustainable food system, supporting agriculture

Carbon neutral community!

Everyone can do their daily activities in their neighbourhood - they can walk, bike, etc. to their destinations, amenities, school, work, etc.

Destination mall in community - keep people in WK - expand shopping capabilities so people don't have to cross bridge.

Take what we have and make it more usable. Develop Bennett Bridge to Pebble Beach - uninterrupted waterfront trail could be "jewel of WK"

Looking into the future, it would be nice to NOT have to cross a bridge to go to a mall

Need to shift to prioritize walking, biking in daily lives and built infrastructure to facilitate that action

Look at European precedents - cycling holidays in Europe

Big Picture: A continuous multi-modal trail from Bennett Bridge south to Pebble Beach.

Public transit that would allow efficient family access to all parks and recreation facilities, trails, etc.

Ample recreational opportunities for a diverse community

Sprawl is limited

Continuity of sidewalks and bike lanes to allow full access for ALL community members.

Continued investment in cleaner energy

Linear paddle park from Bridge to goats peak, a bike trail to like us to Kelowna and Summerland Penticton

Municipal Natural Assets initiative.

Paddle park allows linear access to lake for residents and tourists.

WOW! WHAT ARE WE AIMING FOR?

#OUR

WK

WHAT IS OUR FUTURE?

Way to value assets in community - helps to recognize what we have naturally and given more weight

Transportation system that prioritizes active transportation

Natural Asset Management

Municipal Natural Assets Initiative - communities across Canada that have incorporated various assets to have replacement for gray infrastructure assets (cheaper and wetland)

Clearly identify lands to be protected and land suitable for development

Limited land base - topographic challenges and ALR - clearly identify difference of lands to protect land types

Our Environment

HOW?

Is there access to water fountains/hydration stations in the community, municipal parks and recreation centres promote drinking water and reduce sugary drink consumption?

Start saving for a waterfront access land fund to jump on key purchase opportunities when they emerge

BC had an environment awareness no littering campaign, seems to be missing now both on the water, and trails includes dog waste.

Reserving ALR land - Factors including the presence of suitable farmland, and climate change can affect food self-sufficiency

Encourage private and corporate sponsorship to create sidewalks/bike lanes thus increasing access to parks etc

Establish permanent growth boundary

Have geographic DCC's to discourage sprawl

Resilient Neighbourhood programs - check out City of Victoria



Creative financing for amenities - potential provincial and federal grants to support initiatives as well as other ways to generate funds

European cycling holidays are a good example!

"Adopt a trail"

Maybe Natural Asset Management is a "how"?

Climate Action Plan

Encourage private and corporate sponsorship to create sidewalks/bike lanes thus increasing access to parks etc

City of Delta does a bike race every year in the community... brings people from all over

No current plan with commitment to sign on - plan could help drive money and capacity to allow WK to initiate. Overarching plan could help.

Support farmers markets as a healthy central location for people to gather and support the local food system.

Clearly identify lands to be protected, and lands suitable for development

Could the private sector be valuable in adding public transit options?

Recreation areas - private company operating shuttle bus for example - may or may not be subsidized. Potentially seasonal and when ridership is higher to lessen car use.

Our Parks, Recreation & Culture

People look at sporting groups when moving into WK for youth. Fields and facilities are key. Also they are support groups for newcomers.



Our Parks, Recreation & Culture NOW?



Amazing sports dome!

Opportunities exist year round - all seasons

How accessible are recreation and culture opportunities, and green spaces for all abilities, ages and incomes?

Great variety of rec opportunities!!

Amazing Annette Beaudreau amphitheater and Music in the Park concert series. Ability to use the outdoor space more, and safely do event in the time of Covid.

Parks have many health benefits and low income neighbourhoods benefit so keep in mind where parks are placed

Physical accessibility to get to rec and culture opportunities and also universal accessibility to access park - reducing barriers. Also income - can everyone participate?

Opportunities for indoor and outdoor soccer in WK (and coordinate with other sports for facility use)

Facilities, programs, and activities in community - what are opportunities that can provide support and opportunities for young people? Challenges with COVID - and need all-weather amenities that need to be growing demand.

Accessibility enhancement - CRIS - equipment and people that provide rec experiences for people have reached out to WK to collaborate and adaptive recreational component

A lot of community events - ex. Music in the Park

Financial initiatives - WK Jump Sport and WK Kid Sport to get kids involved in activities. Programs for kids 3-18.

Wineries have provided spaces for rec and culture to thrive. Other businesses are following suit.

Parks met with CRIS to make parks more universally accessible

when people move they look at sport facilities and groups for support and integration. This reduces medical, policing and mental health issues. Expansion of facilities and all weather fields are key, with growth.

Wineries have contributed to rec and culture using their facilities - concerts, craft fairs, etc.

WK Warriors! :-)

Are

Independent recreation and bringing people from around the valley and beyond with hiking and cycling trails

Our Parks, Recreation & Culture WOW!



Multiple fields and stadium venue - WK not enough fields. Last year 250 teams and 2000 kids to participate = economical benefit to WK. 2300 hotel rooms. Need to integrate - opportunities for young beyond event. Serve as ambassadors.

Focus on elevating indigenous culture, from Okanagan Nations and others

Reconciliation, appreciation/integration of different world views

Close proximity to Westbank - ideal time to embrace opportunities to advance working more collaboratively

A city owned multi use performance space that is affordable for local and travelling artists.

No restriction for any resident, young or old, to access rec facilities, parks, trails, waterfront.

Residents will choose active transportation when travelling to community events, businesses or public locations (waterfronts).

facility to educate train, athletes, looking at progressing in their field

Everyone has the opportunity to participate in parks, recreation and culture regardless of age, ability, income, etc.

Waterfront village

Central gathering place needed for events, Farmers Market etc. vs. parking lot.

Community plaza for public gatherings and activities.

Community "Corner Stone" Recreation Centre

Multiple Artificial fields and a sport stadium to attract events.

Paddle park from Bridge to goats peak. Cycle trail to link to Kelowna and summerland penticton.

Community theatre - has had public support (so people do not have to go to Kelowna). Lions Hall was challenging and Outdoor space - need a sponsor to be affordable. Need year-round facility to rent - City is ready.

that can also be council chambers, that could also open up to a lobby/service area. Surrey has this and it works very well. Edmonton City Hall has an amazing space for performance using the stairs an open foyer. This is usually for free public

Our Parks, Recreation & Culture HOW?

Program all beach accesses

Finance - will financing be addressed? Many ideas but comes down to financials. Will there be an opportunity to address in this process?

Boils down to funding for many ideas. Community input for where money can go.

equity informed decision making when resources are being allocated

Partnerships with neighbouring organizations CWK, WFN, SD23, private sector, Peachland, etc.

Momentum builds through sustained effort - this is opportunity to dream big to develop traction for eventual implementation. Agree comes down to budget but start with big ideas.



Big Picture: Get the continuity of sidewalks and bike lanes to make access to rec areas, businesses etc done now. Benefits to health, safety, tourism, seniors, businesses.

Many ideas discussed in recent years (theater, sport venues, gym, partnerships, etc.) Key part is partnerships (School district, Westbank etc.). Opportunity to do more of this.

Westbank FN culture is celebrated in all aspects of the community

Utilize skills and knowledge of community residents and workers who know the larger landscape and the area to make detailed plans.

adaptive recreation plan

Partnership - need to build facilities for this community and catch up to other communities. Must be in partnership with Westbank. Both parties must be involved in coordinated effort for





MEETING NOTES

Meeting: Online Topic Meeting #2: Our Transportation and Our Operations & Maintenance

Date: Wednesday, July 29, 2020

Time: 12:00 pm to 1:30 pm

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Judi Ekkert (Interior Health Drinking Water Program), Justine Geboers (Houle Electric), Joe Gluska (BC Community Football Association, Advisory Planning Commission), Tom Groat (resident / West Kelowna Safe Roads), Katrina Lehenbauer (Interior Health, Health Communities), Geoffrey Oliver (resident)

City of West Kelowna (CWK): Dallas Clowes, Rob Hillis, Mark Koch, Brent Magnan, Stirling Scory

Lanarc: Kristen Falconer, Jana Zelenski,

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
Our Transportation – How We Move	
NOW?	<p>Highway 97</p> <ul style="list-style-type: none"> ▪ Traffic challenges on Highway 97. ▪ Timing of traffic lights on Highway 97 – can be driving when there’s no traffic and the lights still change to red, even if there’s no one at cross streets which can be frustrating. Potentially an opportunity to revisit traffic light patterns and timing. <p>Active Transportation</p> <ul style="list-style-type: none"> ▪ Safety concerns with active transportation – cyclists and pedestrians have been injured. ▪ Limited bike lanes. ▪ Great opportunities to move <u>recreationally</u> (e.g., hiking, biking, etc.), but limited opportunity to incorporate active transportation in <u>day-to-day</u> life (e.g., walk or bike to school or work, get groceries, etc.). Active transportation infrastructure is limited and routes are often not well connected. ▪ “Paved paradise and put up a parking lot.” Parking in West Kelowna is extensive and people almost always drive to get to recreation. Should create a system where people can access the recreation network through green or active transportation options. ▪ Parks, trails, recreation centres, and waterfront are great. Access to these areas is not great. ▪ Sidewalks are disconnected, at times stop dead. ▪ Sidewalks are well cared for, but often only on one side of the road and it is frustrating when sidewalks end and you have to cross the road to get to the next sidewalk. Safety concerns. ▪ Plenty of active transportation opportunities. <p>Road Network</p> <ul style="list-style-type: none"> ▪ Well laid-out networks, but poor underlying transport to support them. <p>Community</p> <ul style="list-style-type: none"> ▪ Great outdoor spaces and local attractions. <p>Planning & Funding</p> <ul style="list-style-type: none"> ▪ CWK staff noted that the inaugural Regional Master Transportation Plan is underway and will include all communities in the region, to develop a collaborative approach to transportation. Participants are encouraged to learn more about the initiative and provide input at www.smarttrips.ca. ▪ Limited understanding that transportation is part of the larger picture of building a green and resilient community. Often one of the biggest challenges to construction of sidewalks and bike lanes is funding – community members are concerned that investments will lead to rises in local taxes. Active transportation can be built with many other relevant funding options through other agencies. Look for funding sources such as senior government, Ministry of Transportation, RDCO, partners, grants, etc. This will help limit the need to raise municipal taxes.
WOW!	<p>Highway 97</p> <ul style="list-style-type: none"> ▪ Seek opportunities to strengthen an efficient parallel road system to Highway 97, so Highway 97 remains the major transportation corridor, but isn’t needed for all local trips. Incorporate roundabouts in this parallel network to create efficient movement. ▪ Consider fewer entrances to Highway 97 to maintain traffic flow. ▪ Alternatives to new developments to redirect away from Westbank core area.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Bus only corridor and bridge. <p>Transit</p> <ul style="list-style-type: none"> ▪ Encourage / support employers to offer transit discounts to employees to encourage use and increase ridership. ▪ Potential to consider a subway system for the future? <ul style="list-style-type: none"> → <i>CWK staff noted that this has been studied in the past and the population density for the region remains too low for this to be feasible yet, but could be something for the future.</i> ▪ Wow would be a transit network that efficiently connects people within West Kelowna as well as to other communities. <p>Active Transportation</p> <ul style="list-style-type: none"> ▪ Wow would be West Kelowna having an amazing, connected, multi-modal active transportation network. <ul style="list-style-type: none"> → <i>People feel safe to walk, cycle, roll in their community for daily life – to get to school, get groceries, go to work, etc. – regardless of their age and ability.</i> → <i>Great continuous bike routes for safer cycling, physical activity, and tourism.</i> ▪ Potential for a Downtown WK to Downtown Kelowna connection that provides an off highway active transportation route. ▪ Safe routes for kids to walk to school. ▪ Westside trail. <p>Network</p> <ul style="list-style-type: none"> ▪ Wow is a transportation network with a wide range of alternatives for travel and commuting that provide viable options to all users. One size doesn't fit all.
<p>HOW?</p>	<p>Highway 97</p> <ul style="list-style-type: none"> ▪ Spokane, WA is a good example of a city that redesigned their road network to support flow on the main highway while providing efficient local access within a parallel network. ▪ Consideration for counterflow lanes on the Highway (taking a lane from one direction and putting it to the other direction during commuter times). <ul style="list-style-type: none"> → <i>CWK staff noted this has been explored for the Bennett Bridge.</i> <p>Transit</p> <ul style="list-style-type: none"> ▪ Steps towards a highly functional transit network that connects both locally and regionally. <ul style="list-style-type: none"> → <i>CWK staff noted that Improving the “last mile” connectivity of the transit network is often a key challenge – getting people efficiently from their homes to the major transportation systems.</i> → <i>Participant noted Port Moody is an example that uses a mini-bus system to connect transit to a variety of neighbourhoods. This helps ferry people to major transit hubs.</i> <p>Active Transportation</p> <ul style="list-style-type: none"> ▪ There are many funding opportunities available provincially to support active transportation – Green BC. ▪ Consider prioritizing active transportation and transit infrastructure in lower income neighbourhoods first as residents may rely on these modes. ▪ Continue to build separated bike lanes and multi-modal pathways – for all ages and abilities. ▪ Waterfront Trail. <ul style="list-style-type: none"> → <i>CWK staff noted that the Westside Trail / Trail 2000 concept envisions linking the bridge through to Peachland, mostly along the waterfront. Continuing to build this connection would create a spectacular community asset.</i> ▪ Calgary is an example of a great cycling network. <p>Programs</p> <ul style="list-style-type: none"> ▪ Support for ride share programs.



TOPIC	COMMENT OR QUESTION
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- Use an equity lens when making decisions – e.g., allocating resources equally across the community and for all types of community members.
 - *Transportation should support everyone in their daily lives – regardless of age or ability.*

Our Operations & Maintenance – How We Operate

NOW?	<p>Infrastructure</p> <ul style="list-style-type: none"> ▪ Challenges related to aging infrastructure and a need for renewal. ▪ Challenges from being a previously rural area with a variety of standards. ▪ Integration of four older water systems into one is a challenge. ▪ Opportunities exist to upgrade older water mains as the distribution system is upgraded to transfer water to the new Rose Valley Water Treatment Plant. <ul style="list-style-type: none"> → <i>Participant noted an example in Summerland (Garnet Valley) where water distribution was completed alongside road improvements and addition of bike lanes – demonstrated a good example of a multi-benefit project that was provincially funded.</i> <p>Waste Management</p> <ul style="list-style-type: none"> ▪ More garbage containers on trail systems would be nice to limit people discarding dog waste or other garbage in natural areas. ▪ Improvements could be considered to the recycling program – including increased frequency, more sorting options. <p>Water Quality</p> <ul style="list-style-type: none"> ▪ Question whether pets can drink unboiled water during a water quality advisory? <ul style="list-style-type: none"> → <i>CWK staff noted that typically water is safe to drink unless there is a boil water advisory. If pets have sensitivities or health concerns it's good to be cautious.</i> ▪ Powers Creek Water Treatment Plant is an important asset and provides safe, reliable drinking water. <p>Water Conservation</p> <ul style="list-style-type: none"> ▪ Concern that low cost of agricultural water may be a disincentive to water conservation (if it's too cheap, there's little financial incentive to use less). <ul style="list-style-type: none"> → <i>Participant noted that ALR water use is often cited as a challenge to water consumption. There need to be solutions in place as ALR land will always be part of the community.</i> → <i>CWK staff noted that there have been recent revisions to water rates. Properties have been assigned an expected usage and if the property stays within that expected usage a lower water rate is charged. If the property exceeds that usage, a higher rate will be charged.</i> → <i>CWK staff noted that water conservation in West Kelowna has been better than expected – the community is consuming less water than was anticipated when the Powers Creek Water Treatment Plant was planned.</i>
WOW!	<p>Waste Management</p> <ul style="list-style-type: none"> ▪ Best in class solid waste management program. <ul style="list-style-type: none"> → <i>Vancouver is an example of advanced waste management – picks up recycling, glass, and green containers once per week. Garbage is picked up only every 2 weeks. West Kelowna should decide where they want to be on the spectrum.</i> <p>Water Access</p> <ul style="list-style-type: none"> ▪ Public access to drinking water (e.g., water fountains) throughout parks, downtown areas, etc. These are especially important during heat waves and for those without homes to access clean drinking water. <p>Water Conservation</p> <ul style="list-style-type: none"> ▪ Consider the level of treatment that is needed for agricultural water. Does it need to be highly treated (as drinking water) or is there an acceptable lower treatment level?



TOPIC	COMMENT OR QUESTION
	<p>→ Example of Summerland water treatment plant noted. The plant was reaching capacity, but rather than doing a costly expansion, the community developed a separated system where agricultural water is partially treated. This solution bought time to understand if additional capacity is needed.</p> <p>Energy</p> <ul style="list-style-type: none"> ▪ Solar power initiatives should be considered. → Participant noted that solar panels are common in places like Germany yet are not common in West Kelowna where there is an abundance of sunshine. This could be an opportunity for the future.
HOW?	<p>Water Distribution</p> <ul style="list-style-type: none"> ▪ Planning for a fully interconnected water distribution system that will help build in resiliency to the water supply infrastructure. <p>Water Conservation</p> <ul style="list-style-type: none"> ▪ Xeriscaping rebates could be considered to save water. <p>Education & Learning</p> <ul style="list-style-type: none"> ▪ Look to examples of what other communities are doing well to see if these ideas could be a fit for West Kelowna.

Our Transportation NOW?

Opportunity: Inaugural Regional Master Transportation Plan

Connected regionally via transit (could also be enhanced)

only one main route to major employment centre with limited travel options. consider incentives for alt transport.

Funding available provincially to support active transportation under Green BC

construction of sidewalks and bike lanes is funding. Active transportation can be built with other relevant funding through other agencies. Look for other relevant funding sources such as Government

Great opportunities to move recreationally (hiking, biking, etc.). Limited opportunity to incorporate active transportation in your day to day life (i.e. walk/bike to school, work, get groceries, etc.) - limited infrastructure, routes not connected

"Paved paradise and put up a parking lot." Parking lots are extensive and people use these to access recreation. Challenge to gain access through green or active transportation. Connectivity!

Parks, trails, rec centres, waterfront are great. Access to these areas is not great.

Great outdoor spaces and local attractions.



Doesn't have to mean a rise in taxes. Need to find other sources.

Challenge - Sidewalks to nowhere, connectivity needed.

Traffic lights: I can be driving in zero traffic on hwy and the lights trip so i'm stopping at a red. This makes zero sense

focus on highway 97 as the major transportation route, we need to look at a parallel road system with roundabouts.

Traffic challenges with flow on 97

Well laid out networks and maps but poor underlying transport to support them.

Sidewalks well cared for, but tend to only be on one side of the road

Potentially a need to change traffic light patterns / timing.

pt 2. fewer entrances to highway 97

Spokane, WA example. Redesigned their system to allow flow on main hwy with more access to parallel system.

Limited bike lanes

Frustrating when sidewalks end - having to cross road to get to next sidewalk is an issue.

higher density in WB center reduces transports needs.

Safety concerns with active transportation - see cyclists and pedestrian injuries

CHALLENGES WE'RE FACIN

Our Transport WOW!

Employers offer transit discounts to employees to encourage use, increase ridership

Westside Trail

road alternatives to new developments to redirect away from West Bank core area

Transit connects people within West Kelowna as well as to outlying communities -

Safe routes for kids to walk to school

Downtown to Downtown (WK->Kelowna) off highway active transportation route

Have we considered a subway system for the future?

Long term planning potential. Recent studies have indicated population base is not quite there yet.

Port Moody uses a mini bus system to deal with variety of neighborhoods



Good range of alternatives for travel / commute to consider all users. One size doesn't fit all.

People feel safe to walk, cycle, roll in their community for daily life - to get to school, get groceries, go to work, etc. Regardless of age and ability.

Traveling in England. Used roundabouts to help streamline movement. Continue to look at and develop.

trying to improve the transport we have to increase the density

bus only corridor and bridge

West Kelowna has an amazing, connected, multimodal AT infrastructure

Great continuous bike routes for safer cycling, physical activity and tourism

Our Transp HOW?

aesthetically pleasing infrastructure (appropriate lighting, linear parks, no damage, etc.) increases perception of safety

Develop AT and transit infrastructure in low income neighborhoods first as people with lower incomes often rely on this form of transportation

Use an equity lens when making decision (i.e. resource allocation equally across a community vs. equitably)

Importance of a functional transit network that connects locally and regionally.

Example: Port Moody mini-bus system. Ferry people to major transit hubs.

Challenge in planning is often the first and last mile. Getting people to the major systems is a challenge.

STEPS

DECISIONS CAN WE TAKE?

Westside Trail / Trail 2000 concept. Ongoing efforts to link the bridge through to Peachland on mostly waterfront would be spectacular.

Have we considered having a lane taken from one direction and put to other direction during commuter times?

Ride/Share programs?
Not sure if we have any

HOW

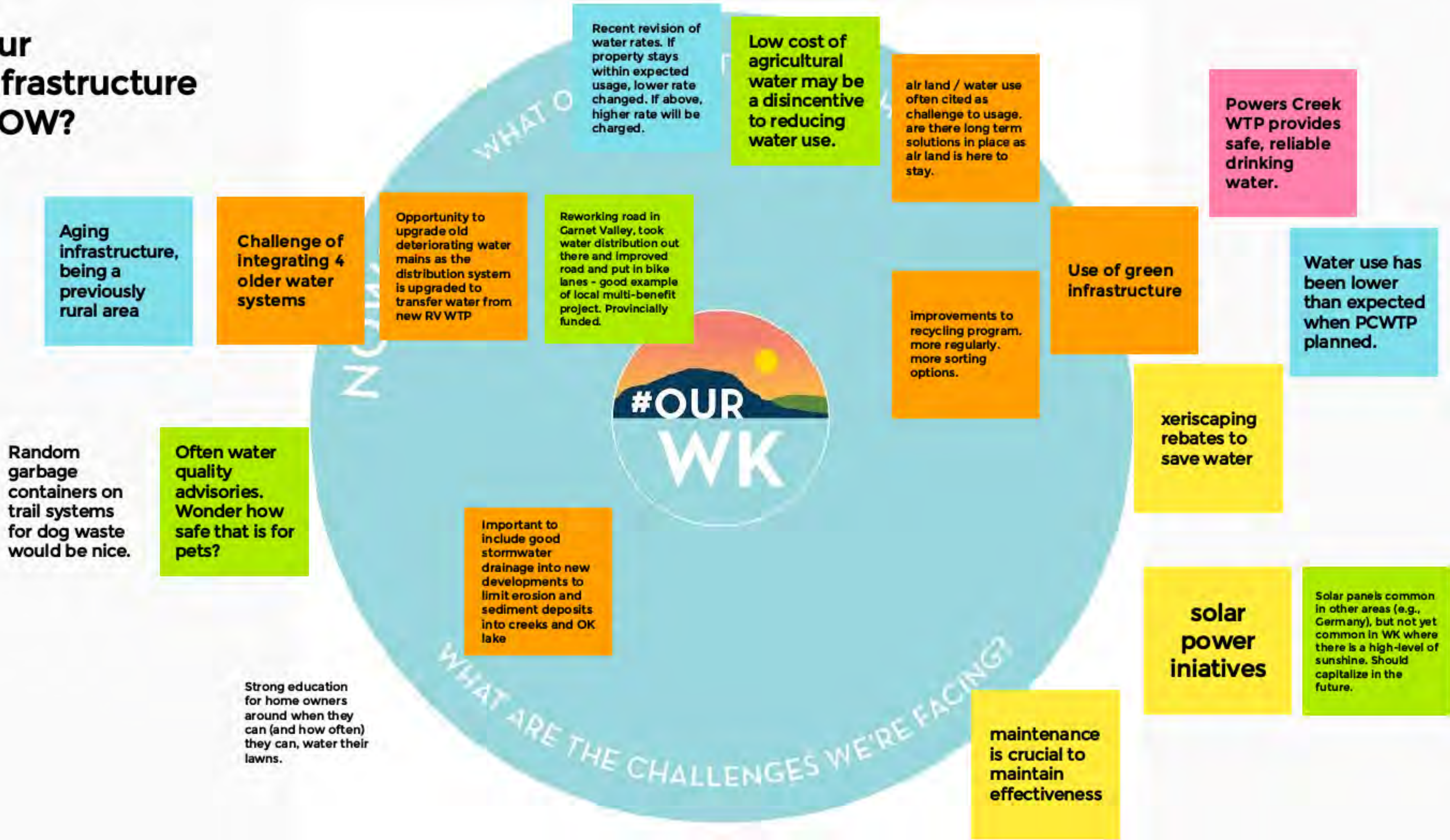


WHAT CAN WE LEARN FROM OTHERS?

Transportation system should support everyone in their daily lives - regardless of age or ability.

Separated bike lanes, multimodal pathways

Our Infrastructure NOW?



Our Infrastructure WOW!

I'm wondering about public access to drinking water (i.e. water fountains) in parks, downtown. Water fountains are important especially during heat waves and for those without homes to access water.

best in class solid waste management program.

Vancouver - picks up recycling, glass, green once per week. Garbage once every two weeks. Finding where to be on the spectrum.



Summerland. Water treatment plant was reaching capacity. Rather than expansion did trade-offs so agricultural water is not fully treated. This bought time to see if additional capacity is needed.

Agricultural water - what is needed? Highly treated water or lower treatment levels? TBD.

Our Infrastructure HOW?



Interconnection of the water distribution system will help provide resiliency in water supply infrastructure.

Also an opportunity to improve aging infrastructure

look to others as we are a new city. find a mentor city.

Calgary - great cycling network.



MEETING NOTES

Meeting: Online Topic Meeting #3: How We Learn & Live Well & How We Work

Date: Wednesday, August 12, 2020

Time: 12:00 pm to 1:30 pm

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Justine Geboers (Houle Electric), Katrina Lehenbauer (Interior Health), Leah Perrier (Interior Health), John Perrott (Economic and Tourism Manager), Rodney Wright (CLCA), Lorrie (Economic Development Committee), Nancy Blokland (West Kelowna Shelter Society), Laurie Evans (Economic Development Committee WK), Myrna Kalmakoff, Kirtsy-Lee Nicholson (Okanagan Regional Library, Westbank Branch), Harjit Toora (Hero Security)

City of West Kelowna (CWK): Mark Koch, Stirling Scory

Lanarc: Jana Zelenski, Kaitlyn Pelletier

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
What People Love About West Kelowna	
General Comments	<ul style="list-style-type: none"> ▪ Even though West Kelowna has undergone a lot of change and growth it has maintained a unique charm and character ▪ Fresh orchards and fresh fruit ▪ It has a small-town feel, yet still has many resources for community members ▪ Love the character ▪ The rural and urban mix ▪ Easy to access services ▪ Proximity to outdoor opportunities and access to local food ▪ Love the business community here ▪ Access to big city conveniences, especially for a teenage son ▪ Great parks and beach access ▪ Proximity to all the great stuff ▪ The great trail infrastructure ▪ Local businesses where people know your name ▪ Close by to the University, the airport, and healthcare ▪ The Nut Farm is a great community amenity, especially in the fall time with kids ▪ The access to the outdoors – for example, Mount Boucherie ▪ Variety of outdoor recreation opportunities that the community has to offer
Our Health and Well-Being – How We Learn & Live Well	
NOW?	<p>Access to Health Services</p> <ul style="list-style-type: none"> ▪ In the long term there will be need for a local hospital. ▪ Need to attract more doctors to manage an aging population. Can be difficult to find a family doctor. ▪ Currently wait times to see specialists is extreme...sometimes 18 months. For example, Dermatologist – only one that serves the Okanagan. ▪ There is a need for more allergists. ▪ Seniors need access to health services equipped to address their complex needs. ▪ Awareness around mental health is growing – West Kelowna is fortunate to have green space that supports mental health, but there is a lack of local-level mental health services in WK. <p>Recreation Opportunities</p> <ul style="list-style-type: none"> ▪ Lots of outdoor activities available. For example, boating, hiking, mountain biking, walking, etc. ▪ Indoor walking track. <p>Local Agriculture and Food Security</p> <ul style="list-style-type: none"> ▪ Great access to local produce. Food co-ops could be an opportunity to address food insecurity. ▪ Agricultural land for growing local food. Supporting local farmers markets and food providers. <p>Development and Infrastructure</p> <ul style="list-style-type: none"> ▪ Start of the higher density housing in the downtown core is promising. ▪ Enjoy and want to see an increase in the walkability of the downtown core.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Highway 97 through Westbank Centre continues to be a challenge to building out the commercial downtown core and attracting higher density housing. ▪ Access to Kelowna will need to be improved. ▪ Integration of childcare settings in new schools is an opportunity for collaboration and mutual benefit. ▪ Growing trend of working from home.
WOW!	<p>Connect People and Services</p> <ul style="list-style-type: none"> ▪ Support the reduction of isolation in older adults through programs. <ul style="list-style-type: none"> → <i>A sense of community and connection is important for mental health, especially older individuals.</i> → <i>The Westside Health Network Society supports volunteerism (westsidehealthnetwork.org)</i> → <i>Opportunities may exist to increase electronic ways to help others.</i> ▪ Multi-generational programs that support mental health for all. ▪ A vibrant community centre, accessible by all, with activities that fit people of all skill sets. A place where everyone wants to go, connect, and be active. ▪ Neighbourhoods that are connected (both via active transportation and socially). <p>Increase Amenities for Both Locals and Tourists</p> <ul style="list-style-type: none"> ▪ More little coffee shops where you sit outside and socialize, especially on the waterfront. ▪ A new facility for the arts and cultural activities and events. ▪ Elements that attract tourists to stay long term, instead of just visit during the summer. <p>Connect People With Food</p> <ul style="list-style-type: none"> ▪ Food co-ops and community gardens can work with the Food Bank. ▪ Additional community gardens – these are a great social activity and support food security. <ul style="list-style-type: none"> → <i>With COVID-19 there has been a heightened interest in food security and growing which could lead to demand and opportunities.</i> ▪ Access to healthy food for all. Supporting ALR land and policies to protect local farming and community food security. <ul style="list-style-type: none"> → <i>Consideration for expansion of protected agricultural lands?</i> <p>Design Affordable, Healthy and Safe Neighbourhoods</p> <ul style="list-style-type: none"> ▪ Quality and affordable housing for all. <ul style="list-style-type: none"> → <i>This is currently a significant need in WK, but challenging, possibly a lack of available land.</i> ▪ Schools where students can easily walk/bike/roll to. <ul style="list-style-type: none"> → <i>Safe Routes to School is a growing initiative that supports communities and schools to identify issues and barriers to students using active transportation and to address these through programs, education, infrastructure, or other means.</i>
HOW?	<p>Prioritize the Public Realm</p> <ul style="list-style-type: none"> ▪ Find opportunities to close downtown streets to vehicles and only allow pedestrians in order to support local businesses, increase social connections, and support movement. <p>Establish Key Programs and Committees</p> <ul style="list-style-type: none"> ▪ Create a Farm to School Program. <ul style="list-style-type: none"> → <i>Administered by the Public Health Association of BC, Farm to School BC initiatives connect schools and the farming community to help schools' source local food, provide hands-on learning, and create relationships. While the Okanagan does not currently have a regional hub, this is something that could be pursued in the future (farmtoschoolbc.ca)</i> ▪ Develop outreach programs to help with food security. ▪ The formation of a committee to address food insecurity to compile a list of existing opportunities. ▪ Facilitate more Farmer's Markets.



TOPIC	COMMENT OR QUESTION
	<p>→ Currently West Kelowna has one weekly Farmer's Market, but this could be grown.</p> <ul style="list-style-type: none"> ▪ Add more programs that connect young students with elderly individuals. <ul style="list-style-type: none"> → Some communities have schools integrated with seniors' programs to connect youth and seniors who have much to share with one another. ▪ Establish programs that connect individuals in the community, like a Big Sisters or Big Brothers program? Finds like-minded individuals that want to help community – connects people with help. <p>Partnerships and Funding Opportunities</p> <ul style="list-style-type: none"> ▪ Work with BC Housing to access funds for affordable housing. ▪ Make it easier for larger homes to be able to have a "legal" suite. <ul style="list-style-type: none"> → Look at ways to utilize existing homes to meet housing needs with little overall impact. ▪ Continuing from idea of vibrant community centre, continue the search for infrastructure dollars, earmarking funds through current budgets, and aligning programming and offerings to incorporate into a facility. ▪ Important that we connect, develop, and plan with Westbank First Nation. <ul style="list-style-type: none"> → There are many opportunities to share health and wellness resources and learnings.

Our Economy & Jobs – How We Work

<p>NOW?</p>	<p>Downtown Core</p> <ul style="list-style-type: none"> ▪ It is unclear where the centre of West Kelowna business / professional businesses is located (or should be located): <ul style="list-style-type: none"> → Not sure when people refer to “downtown” what that means → Not having a “location” for professional services can detract from those types of businesses locating in WK. ▪ How do we revitalize downtown West Kelowna? Having Highway 97 go through that area makes it challenging to close down streets and make it more walkable. ▪ West Kelowna is located near a large diversified economic engine (Kelowna). <p>Destinations</p> <ul style="list-style-type: none"> ▪ Love the Frind Winery Development on the lakeshore. It's a great spot to grab a coffee, lunch and meet people. Many benefits to having an active waterfront. ▪ Consideration for a shopping centre in the long term to reduce trips to Kelowna. ▪ With the Universities and Colleges in Kelowna and many jobs, West Kelowna will always have some role as a “feeder” community for people working there. <p>Jobs & Support</p> <ul style="list-style-type: none"> ▪ We should focus on creating more jobs in WK. <ul style="list-style-type: none"> → COVID-19 economy impacts were not as high in West Kelowna as in some other parts of the province, in part due to growing diversity which positions the community well to withstand and recover from economic downturns. ▪ Over 1/3rd of business licenses are located in residential zoned properties in West Kelowna. <ul style="list-style-type: none"> → EDO and GWBT could work to support those working from home. ▪ PEOPLE program – Believe there is funding to support a program connecting people who are experiencing homelessness with employment opportunities - expanding on success of work in Kelowna - to help stop cycle of poverty. Not sure of status due to COVID. ▪ People seeking other ways of working, new co-working opportunities <ul style="list-style-type: none"> → There is one private co-work in West Kelowna now – Big Bear Innovation Centre. This is something that could be attractive to small entrepreneurs in the future.
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TOPIC	COMMENT OR QUESTION
<p>WOW!</p>	<p>Play to Our Strengths</p> <ul style="list-style-type: none"> ▪ As a community, we have lots of strengths and shouldn't try to be something to everyone. Strengths – workforce, scenery, land, resident wealth, tourist dollars. ▪ Prepare for increasing work-from-home opportunities. <ul style="list-style-type: none"> → <i>EDO and GWBOT could have a role in supporting those working from home in the future.</i> <p>Purpose-Built Hubs</p> <ul style="list-style-type: none"> ▪ Commercial development on Boucherie/Gellatly so people stay in WK. <ul style="list-style-type: none"> → <i>Coffee shops, restaurants, a lot of potential in this beautiful spot.</i> → <i>Current OCP identifies Gellatly Waterfront as a potential target for small-scale mixed use in the future.</i> → <i>Peachland waterfront is an example of a successful waterfront.</i> ▪ Diverse workforce and great job opportunities for all skill sets with focused economic purpose-built hubs. <p>New Facilities and Amenities</p> <ul style="list-style-type: none"> ▪ More opportunities for tourists to stay in WK. <ul style="list-style-type: none"> → <i>More waterfront hotels.</i> → <i>Coffee shops and restaurants.</i> ▪ Everyone has access to childcare and health care. ▪ UBCO or OC campus in WK. <p>Create a Livable Community</p> <ul style="list-style-type: none"> ▪ We are a living wage community!
<p>HOW?</p>	<p>Expand Agri-tourism</p> <ul style="list-style-type: none"> ▪ Support cideries and wineries in the community. ▪ Facilitate agritourism and agritourism transit / alternative accessibility. Provide choices for people to access these spaces. <p>Develop Destinations</p> <ul style="list-style-type: none"> ▪ Steveston has a great boardwalk area that draws a lot of people long walks along water; White Rock also has an amazing boardwalk with shops, restaurants, beaches that draw a lot of people. ▪ There is an opportunity to develop two distinct commercial hubs. ▪ Several Calgary neighbourhoods have become walkable, people-friendly neighbourhoods – examples include Kensington, Marda Loop. <p>Invest in Community</p> <ul style="list-style-type: none"> ▪ Identify locations in the community that have high degrees of opportunity and provide talent and/or financial support to drive development as economic centres (retail, commercial, office, industrial).

Our Health & Well-Being NOW?

Hiking trails

Love the start of the higher density housing in the downtown core

walkability of downtown core

Lots of outdoor activities available... boating, hiking, mountain biking, walking, etc

Longterm - need our own hospital

Currently wait times to see specialists is extreme....sometimes 18 months. eg. dermatologist - only one that serves the Okanagan.

Need more doctors to handle the aging population

Mental health is becoming more prevalent - green space has shown to support mental health - but recognize lack of mental health services directly in WK

Improve access to Kelowna

More Allergists needed also, and not sure how easy it is to even find a family doctors

For seniors need access to health services equipped to address their complex needs

Indoor walking track

Include child care settings in new high school.

Great access to local produce. Make use of food co-ops to address food insecurity,

Agricultural land for growing local food. Supporting local farmers markets and food providers

Build of the growing trend from working from home

Redirect the highway for the development of commercial businesses in the downtown core to support the higher density housing

Redirect highway to provide access to build out the commercial downtown core that enhances the higher density housing

#OUR WK

NOW?

WHAT OPPORTUNITIES

KEY

WHAT ARE THE CHALLENGES

FACING?

Our Health & Well-Being WOW!

Support the reduction of isolation in older adults through existing programs. Multi-generational programs can support mental health for all.

A sense of community and connection is important for mental health, especially older isolated individuals

Mountain bike skills park!

Access to healthy food for all. Supporting ALR land and policies to protect local farming and community food security

A vibrant community centre, accessible by all, with activities that fit people of all skill sets. A place where everyone wants to go, connect, and be active.

Food co-ops and community gardens can work together with the Food Bank.

Additional community gardens

How do we get our tourists to stay long term, instead of just visit during the summer?

We don't seem to have a ton of little coffee shops where you sit outside and socialize

Facilities for the arts and cultural activities and events.



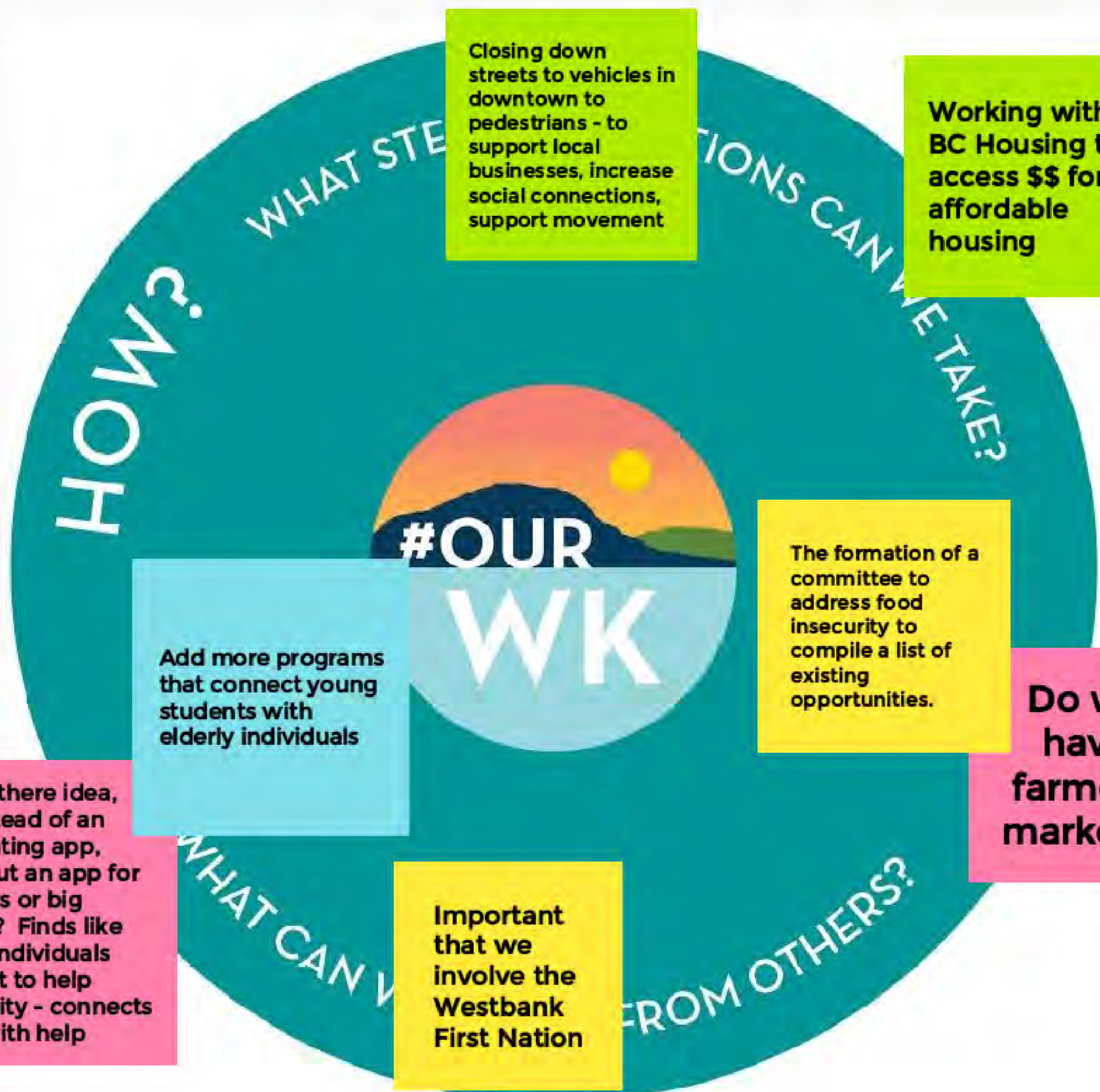
Schools were students can easily walk/bike/roll to

neighbourhoods that are connected (active transportation and socially)

Quality and affordable housing for all

Our Health & Well-Being

HOW?



Closing down streets to vehicles in downtown to pedestrians - to support local businesses, increase social connections, support movement

Working with BC Housing to access \$\$ for affordable housing

Make it easier for larger homes to be able to have a "legal" suite...

Support for existing housing adding suites. Sometimes more homes are not needed.

(continuing from idea of vibrant community centre) Continue the search for infrastructure dollars, earmarking funds through current budgets, and aligning programming and offerings to incorporate into completed facility.

Add more programs that connect young students with elderly individuals

The formation of a committee to address food insecurity to compile a list of existing opportunities.

Farm to School program

Do we have farmer's markets?

supporting outreach programs to help with food security

Way out there idea, but - instead of an online dating app, how about an app for big sisters or big brothers? Finds like minded individuals that want to help community - connects elderly with help

Important that we involve the Westbank First Nation

FROM OTHERS?

Our Economy & Jobs NOW?



People seeking other ways of working, new co-working opportunities

Lots of opportunity to densify Boucherie Centre

Develop 2 distinct commercial hubs

SDO WEH

Fill our commercial vacancy using incentives. Need to attract businesses from other communities.

Business Incubator to give opportunities for home based businesses to consider moving to a storefront

How do we revitalize Downtown West Kelowna? Having Highway 97 go through that area makes it challenging to close down streets and make it more walkable.

"think" there is funding to support a program connecting people who are experiencing homeless with employment opportunities - expanding on success of work in Kelowna - to help stop cycle of poverty. Not sure of

Plus the highway runs through the 'downtown' area

Love the Frind Winery Development on the lakeshore

Near a large diversified economic engine (Kelowna).

Should focus on creating more jobs in WK

over 1/3rd of business licenses are located in residential zoned properties in West Kelowna

Unclear where the centre of West Kelowna business / professional businesses is located (or should be).

I still believe an actual shopping centre needs to be in consideration for long term

EDO and GWBT could work to support those working from home.

Agree with this comment --> I am not even sure when people say "downtown" what that means

WHAT ARE THE CHALLENGES

FACING

Our Economy & Jobs WOW!



Play to our strengths (we have lots!) and don't need to be something to everyone. Strengths - Workforce, scenery, land, resident wealth, tourist dollars.

Expand opportunities for tourists to stay in WK

more waterfront hotels?

We are a living wage community!

I second the 'Living Wage' community comment.

Most WK residents are able to work within the community

Commercial development on Boucherie/Gellatly

Coffee shops, restaurants, a lot of potential in this beautiful spot

ubco campus in WK?

Or OC!

Diverse workforce and great job opportunities for all skill sets with focused economic purpose built hubs.

Child Care and health care is available for all.

Our Economy & Jobs HOW?

Facilitate agri
tourism and
agri tourism
transit / alt
accessibility.

Expand
agri-tourism,
cideries,
wineries

Identify and provide
talent and financial
support to
economic centres
(retail, commercial,
office, industrial).

Steveston has a great
boardwalk area that
draws a lot of people
long walks along
water; white rock also
has an amazing
boardwalk with shops,
restaurants, beaches
that draw a lot of
people

WHAT STEPS AND ACTIONS CAN WE TAKE?

WHAT CAN WE LEARN FROM OTHERS?





MEETING NOTES

Meeting: Online Topic Meeting #4: How We Grow & How We Live

Date: Wednesday, August 26, 2020

Time: 12:00 pm to 1:30 pm

Location: Microsoft Teams Online Meeting

Attendees: **Stakeholders:** Nancy Blokland (West Kelowna Shelter Society - WKSS); Peggy Cheyne (South Boucherie Resident); Dale Choquette (Business Owner); Collin Crabbe (Meiklejohn Architects); Laurie Evans (Economic Development Committee WK); Justine Geboers (Houle Electric); Myrna Kalmakoff (Central Okanagan Poverty Reduction Strategy Committee); Katrina Lehenbauer (Interior Health); Kathleen Lemieux; Kelsey Longmoore (Building Code Consultant); Andrea Manifold (CEO, Habitat for Humanity); Harjit Toora (Hero Security); Rodney Wright (CLCA)

City of West Kelowna (CWK): Dallas Clowes, Mark Koch, Brent Magnan, Stirling Scory

Lanarc: Jana Zelenski, Kristen Falconer

NOTE: If there are any discrepancies or inconsistencies with the below discussion items, please contact LANARC.



DISCUSSION SUMMARY

The following notes are paraphrased with the intention of capturing the questions and comments raised by meeting participants. Please see the presentation slides for the presentation that preceded the discussion.

TOPIC	COMMENT OR QUESTION
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What People Love About West Kelowna

General Comments

- Access to outdoors and natural areas e.g., lakes, trails.
- Proximity to urban area, but still within reach of rich agricultural lands and nature-based areas.
- Small size of City - not too big or noisy but provides access to Kelowna if one desires more activity.
- Beaches and vineyards.
- Potential for affordable housing.
- Number of bike trails.
- Opportunity to find new adventures as a new resident.
- “Magnets” that draw people in (lake, nature), the infrastructure to support recreational activities, but also a feeling of home.
- Access to nature and small-town community feel.
- The landscape and having the community near agricultural areas, while close enough to Kelowna to experience the joys of a city.
- Laid-back lifestyle.
- Agricultural land area interspersed with residential areas.
- Access to outdoor areas and climate that offers year-round activities.
- Diversity of areas including parks, access to water, and easy access to a larger centre.
- Scenic backdrop and that it offers the “full package deal” of community living.
- Trail system.

Project Team/Staff Comments:

- Diversity of neighbourhoods – from rural communities, to beach communities, to Westbank Centre.
- People of West Kelowna who have provided valuable comments on key topics in the process.
- Range of food options in West Kelowna – from authentic cuisine to vineyards.
- Beaches.

Our Growth, Development & Housing – How We Grow & Live

NOW?

Access to Affordable Housing / Homelessness

- The absence of affordable housing is an issue.
 - Social assistance offers under \$400 per month for rent allowance for a single person, which is not adequate for typical rents in West Kelowna. Rents are upwards of \$1,600 per month.
 - \$735 per month allowance for families also does not cover rents in West Kelowna.
 - Because rent is unaffordable, some may be forced to move to supportive housing outside the community.
- Haven't personally witnessed extensive homelessness in West Kelowna. See it much more in Kelowna.
 - WK Staff introduced the [2018 Westside Point-in-time Count](#), which indicated over 70 persons experiencing homelessness on the Westside. This includes all people without a permanent residence, including less visible instances where a person may be “couch surfing” or staying with others.
- There is a lack of affordable, purpose-built options. Could West Kelowna make municipal land/property available at low or no cost to providers? There are limited opportunities for affordable housing organizations to access land to help provide more affordable homes.



TOPIC	COMMENT OR QUESTION
	<p>Urban Growth</p> <ul style="list-style-type: none">▪ For a lot of developments that have come up over the past couple years, growth has been correlated with improvement, but we have seen through some really impressive community involvement that several of the projects were not well received among the community. Blackmun Bay, Goats Peak, and Smith Creek are recent applications that have pushed existing zoning bylaws to significantly increase density outside the urban core, and within natural green areas. This is sprawl. → <i>West Kelowna should focus density within Westbank Centre first before increasing density in other parts of the community.</i>▪ Does WK have an urban containment boundary? Concerned about growing out rather than building complete, compact neighbourhoods. → <i>WK Staff noted that the City currently uses a Rural Reserve which acts as an urban growth boundary. There are some larger remaining land tracts that are within the City area that could be developed (i.e., outside Rural Reserve).</i>▪ Generally support multi-family buildings but need to take into account existing buildings. Concerns about building new multi-unit buildings that leave very little space between buildings and impact view corridors. Need to think carefully about views, spacing and orientation.▪ Based on current applications and major projects, growth could exceed 6,000 in the next 20 years as was indicated in the projections shown in the presentation. Should have a plan that is agreed to by City and developers so we do not over-max community development. <p>Secondary Suites</p> <ul style="list-style-type: none">▪ Long-term rentals are clearly needed. Short-term rentals are challenging for residential neighbourhoods. This has come up as an issue in several neighbourhoods.▪ Need to make it easier to rent out suites for long-term use but manage short-term Airbnb type rentals. → <i>WK Staff noted that short-term rentals is an issue currently being brought forward at Council (anticipated to be discussed at a September meeting). Current zoning does not permit short-term rentals in any zone, but they are occurring anyway.</i> → <i>Challenge to enforce restrictions on short-term rentals currently.</i>▪ Make it easier for single-detached dwellings to rent out basement suites. → <i>WK Staff noted there have been some recent WK bylaw revisions as well as changes to BC Building Code to improve secondary suite development, but it is important to balance development options with other considerations e.g., parking, safety, neighbourhood impacts.</i> <p>Transportation</p> <ul style="list-style-type: none">▪ Need to be sure to plan for safe egress out of large residential developments i.e., more than one way to get out of a community if there is a wildfire. <p>Agricultural Land Reserve (ALR) / Industrial Land Protection</p> <ul style="list-style-type: none">▪ Need to preserve ALR – this helps support a local food system.▪ As we plan for next 20 years, we might need to look at reducing the agricultural space?▪ Challenge of protecting environmental, agricultural, and industrial land since there is limited space for new development. What is the balance? → <i>Project team noted that the Community Vision is an important tool for establishing a balance that will guide trade-offs like these over the next 10-20 years.</i> <p>Aging in Place</p> <ul style="list-style-type: none">▪ Seems to be a lack of inter-generational communities. Want to be able to live in one neighbourhood or community throughout a lifetime. → <i>Don't want to build a life in a community that is good for children now, but then need to move out as one ages.</i>



TOPIC	COMMENT OR QUESTION
<p>WOW!</p>	<p>→ How can we prioritize “aging in place” in existing communities as well as in new developments?</p> <p>Sustainable Communities</p> <ul style="list-style-type: none"> ▪ Balanced growth in our community. ▪ New development applications better aligning with the goals and objectives of the OCP. Need for everyone to be on the same page about expectations and what is / is not acceptable. ▪ Community that is connected so people can walk/bike to their daily amenities with growth in the core to limit urban sprawl. ▪ Diverse housing options in the community and tenure types to support housing needs of everyone at different stages of their life. <p>Secondary Suites</p> <ul style="list-style-type: none"> ▪ Encourage long-term rental and discourage/manage short-term rental. <p>Urban Nodes</p> <ul style="list-style-type: none"> ▪ Opportunities to develop “centres” in different neighbourhoods that include shopping and higher density housing (e.g., Glenrosa neighbourhood). Would be better not to have to travel so far for daily needs. → WK Staff noted planned development of “The Trails” in Glenrosa includes a small commercial site planned and zoned for a small centre so people do not have to travel so far to access needs. Timing of that development will be based on residential development so that a customer base is available to make businesses economically feasible. ▪ Are there opportunities within zonings for commercial hubs to include mixed-use developments? Mixed-use with main floor commercial and increased density above? → WK Staff noted that existing bylaws currently allow for mixed-use in certain areas (e.g., Westbank Centre) and there are provisions that require mixed-use in some neighbourhoods; however, this is not the case for all locations. <p>Cultural Shifts (Technology, COVID-19)</p> <ul style="list-style-type: none"> ▪ As we move to a more digital age, and especially with COVID-19 and work from home, it may be more beneficial to have more “nodes” of density other than just the centre in order to provide services close to home. If people are no longer commuting to work, they may more readily shop near their homes. It needs to be done well though. ▪ Better access to amenities, activities etc. <p>Partnerships & Building Better Relationships</p> <ul style="list-style-type: none"> ▪ Opportunities to develop stronger, positive relationships between developers and the City Building Department to work together to develop quality proposals that fit the community vision. → While there is a need to streamline permits, also need to balance with tight reviews to ensure code compliance is achieved. Rules are in place for public safety.
<p>HOW?</p>	<p>Balancing Growth / OCP Vision</p> <ul style="list-style-type: none"> ▪ Ensure developers have a clear understanding/direction on OCP guidelines and the appropriateness of their proposal. Any new development should fit with it. ▪ The Westbank Centre Revitalization Plan was released 9 years ago but not much progress has been made. The City should take steps to implement more from that plan. Opportunities like incentives or exemptions may need to be considered to catalyze growth. → Consider extended property tax credits for commercial developments that meet the intent of the Westbank Centre Revitalization Plan. <p>Collaboration</p> <ul style="list-style-type: none"> ▪ Many organizations work to provide affordable homes such as Habitat for Humanity.



TOPIC	COMMENT OR QUESTION
	<ul style="list-style-type: none"> ▪ Create a clear plan and target for affordable housing in the City (i.e., set a percentage). Having this target may increase opportunities for more collaboration to reach these goals. Many organizations should be working together to create opportunities. <ul style="list-style-type: none"> → <i>WK Staff noted that West Kelowna has recently partnered with Regional District municipalities to look at affordable housing. The first step was a Regional Housing Needs Assessment. The next step is a strategy in collaboration with regional district municipalities, but also recognize the need for specific municipal policies.</i> ▪ Investigate opportunities to partner with other levels of government to provide funding for more affordable housing options. Example: The Alberta government provided opportunities to municipalities to build affordable (rental) housing for a 10-year duration. Potentially there are similar opportunities in BC? <ul style="list-style-type: none"> → <i>WK Staff has noted BC Housing does have programs and the City has been working with them to identify potential opportunities.</i> ▪ West Kelowna should capture creative opportunities to build affordable / social housing, including leveraging organizations to help. <ul style="list-style-type: none"> → <i>Partner with First Nations for new building. Example: Corporation of Delta partnered with Tsawwassen First Nation to build multi-family units using leased land to create affordable housing.</i> → <i>Another interesting housing model is for an organization like a church (which often has land) to include affordable housing in their footprint e.g., Oakridge Lutheran Church in Vancouver, Brechin United Church in Nanaimo.</i> ▪ City support for the development of affordable housing with reduced fees, grants, and development incentives, as well as making land available and expediting the application process. ▪ Refer to ideas on how municipalities can support affordable housing. Resource: A Scan of Leading Practices in Affordable Housing in Small Communities. <p>Agricultural Buffers</p> <ul style="list-style-type: none"> ▪ Agricultural buffers can be an effective strategy to reduce dust, noise, etc. and puts the onus on the development to have buffers around properties that border with agricultural land.

How We Grow & How We Live

test

Our issue at WKSS is the absence of any affordable housing keeping in mind that social assistance offers under 400.00 per month for rent allowance for single people.

Lack of affordable, purpose-built, affordable home ownership. Could WK make municipal land/property available at low or no cost to providers?

some really impressive community involvement that several of the projects were not very well received among the community. Blackmun Bay, Goats Peak and Smith Creek are recent developments to push

received among the community. Blackmun Bay, Goats Peak and Smith Creek are recent developments to push the zoning bylaws to have significant increase to density all well outside the urban core, all within natural

increase to density all well outside the urban core, all within natural green areas. This is the definition of sprawl.

Long term rentals are OK which are clearly needed. Short term rentals are not good for residential neighbourhoods.

Limited opportunities for affordable housing organisations to access affordable land to help provide more homes.



Our Growth & Housing NOW?

Agree with age in place comment

There are challenges for people with large homes who have desire to put in secondary suites

Need to be sure to plan for safe egress out of large residential developments. More than one way to get out of a community if there is a wildfire.

Focus on placing larger density developments closer to core vs. outer areas to maintain quality of life - need additional support from staff

Jana mentioned homelessness happening now in WK. I haven't personally witnessed this. I see it much more in Kelowna.

Support needed from West Kelowna to provide low cost or no cost land from their portfolio to build affordable housing (if they have one?)

lack of inter-generational communities. There was a comment earlier that 'theres a community for everyone'...but I don't want to build a life in a community that is good for children now, but then need to

need for affordable purpose built home ownership

Need to preserve ALR - this helps support a local food system

mentioned in a previous meeting, but potentially making it easier for single family dwellings to rent out their basement suites

Agree. Need to make it easier to rent out suites for long term use but avoid short term Air BNB type rentals.

We must have a plan that is agreed to by developers so we do not over-max community development.

I think Jana may be referencing data from the 2018 Westside Point-in-time Count, which indicated over 70 persons experiencing homelessness on the Westside

Challenge of protecting environment and industrial land - but limited space. What is the balance?

Does WK have an urban containment boundary? I'm concerned with growing out rather than building complete, compact neighbourhoods

#OUR WK

Partnering with First Nations for new buildings could work. That's part of how Tsawwassen has been able to grow

With a lot of the developments that have come up over the past couple years, we keep correlating growth with improvement, but we have seen through some really impressive

Our issue at WKSS is the absence of any affordable housing keeping in mind that social assistance offers under 400.00 per month for rent allowance for single people.

How can we prioritize age in place in existing communities as well as new developments?

Based on current applications and major projects, we could be over max 6,000 growth.

As we plan for next 20 years, we might need to look at reducing the agri space

I live in Glenrosa area, are there any opportunities to develop another "centre" including shopping and higher density housing?

As we move to a more digital age, and especially with covid and work from home, its not necessarily a bad thing to have more 'nodes' of density that just in the center...but needs to be done smartly.

were not very well received among the community. Blackmun Bay, Goats Peak and Smith Creek are recent developments to push the zoning bylaws to have significant increase to density all well outside the urban core. all within natural

\$735/mo allowance does not cover rents in WK so forced to move to supportive housing - potentially not in community.

There have been some bylaw revisions as well as changes to BC Building code to improve secondary suites but important to balance with other considerations eg parking

have significant increase to density all well outside the urban core, all within natural green areas. This is the definition of sprawl.

I have nothing against multi family buildings but we need to take into account the current buildings. By that I mean putting up multi-unit buildings that leave very little space with existing buildings.

Our Growth & Housing WOW!

Re: tension between agriculture and housing - buffers can be an effective strategy to reduce dust, noise, etc. Put the onus on the development to have buffers around property that border with ag land

Opportunity for commercial hubs to include mixed use developments.

WK to investigate opportunities to partner with other levels of government to provide funding for more affordable housing options for residents.

The COWK building department has a reputation for being difficult to work with among some of the quality developers in the Okanagan and it is negatively influencing development in West Kelowna.

Another interesting housing model is for an organization like a church (who often has land) to include affordable housing in their footprint - Oakridge Lutheran Church in Vancouver is an example

Encourage long term rental and discourage short term rental

We are currently engaging with Council on the future of short term rentals in West Kelowna. The item was actually deferred at last night's Council meeting!

Does zoning allow mixed use buildings. ie comment about Glenrosa commercial hub.. what about mixed use with main floor commercial but also increasing density above?

WK allows for mixed use in certain areas in WK (eg Westbank Centre) and provisions that even require.

How can we create a community so we can better access amenities, do our activities etc. within our communities?

Community that is connected - people can walk/bike to their daily amenities, growth in the core (limit urban sprawl),

I live in Glenrosa area, are there any opportunities to develop another "centre" including shopping and higher density housing?

Development of the trails - small commercial site zoned for small centre on the way to Glenrosa so people do not have to travel so far to access needs. Planned and zoned.

Can we get creative in how we are building affordable / social housing and can we leverage organizations to help?

Need for increased rentals but many are short-term rentals. How can we manage with lack of enforcement?

Diverse housing options in the community and tenure types to support housing needs of everyone at different stages of their life

Partnering with First Nations for new buildings could work. That's part of how Tsawwassen has been able to grow

Delta partnered with local FN to develop multifamily units (land lease) to allow people to move to area in affordable housing - could WK do something similar?

Opportunities to develop stronger relationships between developers and WK to better develop quality communities.

City council is exploring options to regulate short-term rentals - postponed but anticipated early to late Sept.

How do we get people what they need where they are? Consideration to the shift with working from home during covid times. How does this affect how we plan our communities?

As we move to a more digital age, and especially with covid and work from home, its not necessarily a bad thing to have more 'nodes' of density that just in the center...but needs to be done smartly.



Our Growth & Housing HOW?

this doesn't need to be talked about, just my old municipal background requires me to back them up!

Just a comment about the Building Permit from the last slide. It seems to me the branch is in a process of tightening up their reviews to ensure code compliance is achieved. A reminder that these rules are in place to ensure public safety :)

How can we balance growth in our community? How can new projects better align with the goals and objectives of the OCP?

Ensure developers have a clearer understanding/direction on OCP guidelines and the appropriateness of their proposal.

large extended property tax credits for commercial developments that meet the intent of the Westbank Revitalization Plan

Utilize tools to promote affordable housing (e.g land lease, look at Whistler precedents etc.)

Alberta govt provided opportunities to municipalities to build affordable (rental) housing for 10 year duration. Are there opportunities in BC?

Recent WK work to partner with regional district municipalities to look at affordable housing - first step was Regional Housing Needs Assessment. Next step is a strategy in collaboration and potentially look at policies.

A lot of ideas in: A Scan of Leading Practices in Affordable Housing in Small Communities - for how municipalities can support affordable housing. i.e. land trust

WHAT STEPS AND ACTION

Many organizations to provide affordable homes such as Habitat for Humanity. Is there a vision (%) for WK? Are there opportunities for more collaboration to reach these goals?

Is there a vision and plan to increase affordable housing opportunities?

City has good relationship with BC Housing to provide more housing opportunities.

Downtown Core Improvement Plan released 9 years ago - how much progress has been made? Can the City implement more to support existing businesses?

WHAT CAN WE LEARN FROM O

WHAT ARE THE TAKEAWAYS?

Multi-use buildings, commercial bottom and residential seems to work well in other cities I've lived in

WK support the development of affordable housing with reduced fees, grants, development incentives, making land available and expedited application process.

WK to investigate opportunities to partner with other levels of government to provide funding for more affordable housing options for residents.

Re: tension between agriculture and housing - buffers can be an effective strategy to reduce dust, noise, etc. Put the onus on the development to have buffers around property that border with ag land

**General
Comments?**

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APPENDIX D: COMMUNITY QUESTIONNAIRE AND WEEKLY TOPIC QUESTIONNAIRES VERBATIM COMMENTS

Verbatim comments from:

- ▶ Community Ideas
Questionnaire
- ▶ Weekly Topic
Questionnaires



INPUT QUESTIONNAIRE

VALUES: WHAT MATTERS TO YOU?

We want to know what you think makes West Kelowna absolutely amazing. Your priorities will help focus attention on what really matters to our community.

AGRICULTURAL CHARACTER

- ▶ Encourage growth of agriculture, do not permit any more destruction of agricultural land.
- ▶ Extremely important for local fresh produce and the environment.
- ▶ This is very important as this is land and the way it is managed affects every other aspect of our values. We have lost so much already and food security should be a priority moving forward.
- ▶ Very!
- ▶ You're answering your own questions again. No, I don't want to see the faceless type of condo's that you are currently building near the Town Centre.
- ▶ You could have done so much better to ""blend it in". It reminds me of a 1970's housing block, at least reserve land so people can rent allotments. Anything to break up what looks like a really miserable place to live.
- ▶ It is critical you preserve the land for actual agriculture i.e. limit the lot coverage, size and placement of farm buildings. Farming and residential neighbours can co-exist with proper planning.
- ▶ Extremely important to all areas of BC to preserve food safety and availability also to preserve heritage and visual appeal of the community.
- ▶ Private landowners in the Tallus Ridge area need support to limit ATV and dirt bike activity on their lands and trails above Tallus.
- ▶ The ALR is a godsend gift. The wineries built are great but make sure that Agricultural land does not get used to build monster sized homes over multiple families or oversized winery facilities. I see and hear of more no more visitors coming to our region to drive, walk bike through the "wine trail" We need to finish it, and try expanding the lake front access
- ▶ Very important
- ▶ Very important. We need to lobby higher levels of governments to support this important industry. For example, give tax credits for buying more energy efficient tractors and using less water with improved sprinkler heads.
- ▶ Not important
- ▶ ALR land is important to protect our local food system
- ▶ Our wine industry is particularly important. Need to further encourage and develop the Boucherie Wine Trail. Would like to see more of our dormant agricultural land in both grape, fruit and vegetable production.



- ▶ The early 1900s Renfrew's of Peachland, Kelowna, Coldstream/Vernon expanded from furriers/fashion in Quebec/Ontario to fruit farming here knowing the value of maintaining nature's diverse bounties locally. The increased demand for same during this pandemic appears to have reinforced that awareness already shared by a large sector of our youth population.
- ▶ One of the beauties of this area is looking over pastures and orchards and the food security that it can bring.
- ▶ Extremely! It is what makes us who we are. Open space, breathing room.
- ▶ NO cannabis grow ops. Keep the fruit and trees!
- ▶ Speaking of water, it would be nice if our tax money was spent on things that all residents could use, such as clean drinking water without 4 boil water advisories a year. I'd rather have this than a soccer dome where rich kids play.
- ▶ This is very important to everyone who lives in this area. We love to breath fresh air and survive, now more land is being destroyed to make room for housing. We all rely on our land to produce. This is why West Kelowna and Kelowna are so popular, this is the natural beauty for humans and animals .
- ▶ Very important to preserve it. Not everything needs to be more houses.
- ▶ We really need Shannon lake road paved properly to Main Street, to many potholes, patch up not acceptable to road standard
- ▶ Important to keep agricultural character of city
- ▶ Very important. As such, the City should look at densification in town centres.
- ▶ Very important to maintain.
- ▶ Agriculture is our legacy. Keep it in the Valley bottoms and reserve residential for the hillsides and un-arable areas of our city. Why pave out best flat southern facing area. The gravels areas should be industrial as they are now. The hills should be residential and the gateway into the Okanagan should be agricultural in nature as that is who we are and who we always have been.
- ▶ The rural pockets in this region are what give it its appealing character to residents and tourists alike, in particular, the vineyards and orchards. I believe maintaining this and not compromising it with development is the most critical focus going forward.
- ▶ "Only about 4% of B.C. is suitable for agriculture. It is very important to protect this land.
- ▶ For instance, I live across from a 12-acre vineyard. The new owner is constructing an enormous house, probably one of the largest in the Okanagan, on this vineyard. A significant amount of agricultural land has been lost as a result. "
- ▶ Keep the cannabis production on agricultural lands outside the core of the city
- ▶ Not enough importance by the city on this. It seems to be all about residential development and additional tax dollars.
- ▶ Agriculture is part of the history of our region and helps support local food sourcing. More local food is very stabilizing for a community.
- ▶ Food security is beyond important, it's a necessity. Maintaining ALR is legally required.
- ▶ VERY!
- ▶ It is very important to retain an active agriculture landscape, as this adds to the beauty of our community.



- ▶ Agricultural land is precious and we should not allow excessive residential development to reduce this
- ▶ Agriculture contributes greatly to our identity and character. It's extremely important that we can access fresh local produce, farm to table. Our wine industry is burgeoning and contributes to the local economy.
- ▶ Orchards and wineries give West Kelowna it's history and rural feel.
- ▶ We must NOT decimate our agricultural land for development. The land in the Okanagan is ideal for soft fruits and market gardens which will be important for our future, not only for jobs but survival in terms of food supply.
- ▶ Very important. Farmers who provide actual food should be provided with incentives to encourage food growth in WK.
- ▶ I believe that we can be smarter about development without having to sacrifice our ALR land ... which makes this city so beautiful. We are essentially eroding our history but developing these lands. Let's not become another San Franciscan concrete jungle destroying this valuable fertile land. We need to be mindful of the future demand for this city in 50 years from now. We have the 'boom, bust and echo' generations. We're in the heart of the 'boom' now with all boomers moving here from various parts of the country to retire. What happens when they all die and there aren't the volume of people left to satisfy the supply? Ghost town.
- ▶ Very important. Gives a calming effect when more greenery, i.e. vineyards.
- ▶ "Current viable and established agricultural businesses should be allowed to continue and prosper. These businesses have an economic benefit to the community assisting in job creation, tourism attraction and taxpayers.
- ▶ Agricultural lands, within city limits, that are currently not developed or used for agricultural purposes should be automatically excluded from agricultural zoning.
- ▶ There are reasons why current unused agricultural zoned lands are not productive and in use.
- ▶ Rezoning unused agricultural land would enhance business and residential opportunities and assist future tax base and relieve current taxpayers from additional/future tax increases.
- ▶ More importantly, as a young community it is vital that future city zoning or planning must be considered to allow future development. City should consider a long term plan so that we do not make mistakes that impact future development. City should review other regional municipalities to identified their best business practices and obtain lessons learned from previous mistakes from other city's or communities. "
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- ▶ There has to be recourse for those ag landowners who neglect their land and produce nothing
- ▶ This community historically has always had agriculture as an important part of our economy. It also is a big part of tourism and the beauty of our valley.
- ▶ 11 percent is not very much land for our agriculture... I think 89 percent for growth is sufficient all new builds, subdivision hopefully have the same standards which would promote parks , sidewalks and fire hydrants.
- ▶ Example: two subdivision on Boucherie. Agricultural land within the city limit should be automatically excluded from agricultural use especially lands that are currently not developed or used for agricultural purposes. Therefore, it would enhance business and residential opportunities and assist future tax base and relieve current taxpayers from additional/future tax increases.
- ▶ Agriculture outside of city limits is important. Agricultural land within the city limit should be automatically excluded from agricultural use especially lands that are currently not developed or used for agricultural purposes.
- ▶ Therefore, it would enhance business and residential opportunities and assist future tax base and relieve current taxpayers from additional/future tax increases.
- ▶ And more important, as a young community it is vital that future city zoning/planning must be considered to allow future development. City should consider a long term planning so that we do not mistakes that impact future development. City should review other regional municipalities to identified their best business practices and obtain lessons learned from previous mistakes from other city's or communities.
- ▶ Absolutely a strength. How orchards had an amazing fruit crop yet they chose to let it rot and break the trees rather than open up for a food bank day or even to Casa Loma as an apology for all the grief they have and will be giving a wonderful neighbourhood. Criminal waste of fresh fruit, leaving a pungent noxious smell as it rots when you bike pass!
- ▶ Very important, that is the backbone to why West Kelowna is so loved.
- ▶ Extremely!



- ▶ Land management is of great importance. However, I am not a fan of the Agricultural Land Management concept. In my view we have given over decision making in agricultural matters to a body that does not answer to the voting public. Surely this is one area where the people should have a direct ability to say yes or no to the retention or release of agricultural land and its uses.
- ▶ You have a good boat launch but you desperately need a lot more parking for trucks and boat trailers after the boats are launched.

BUSINESSES / JOBS

- ▶ The highway passing through Main Street is a deterrent for us.
- ▶ Very hard to do with Covid 19.
- ▶ It would be nice to see good paying manufacturing jobs available. A community needs families to make it a 'thriving community'.
- ▶ Jobs are very important. Across the lake Kelowna proper is continually developing residential and commercial opportunities and investment to which West Kelowna council is very reluctant to allow similar progress and development. Therefore, as a new/young city our dependence for additional capital expenditures and needs of modern city will require additional tax base. To assist a future tax base this city needs to strongly consider its current city limit agricultural land restriction and allow for an opportunity for agricultural land that is not in use or prosperous to entertain the opportunity to rezone to a residential or commercial base. This change in focus would allow for future development, increase on business base and job creation.
- ▶ Existing agriculture operations could remain and should continue as long as those operations are profitable. As city agriculture operations become labor intensive, the senior government leadership needs to be reminded by local agriculture associations that in midst of a community population agricultural operations become labor intensive which requires use of chemicals, cannon devices that could be hazardous to surrounding community residence.
- ▶ Businesses
- ▶ Very important. A community is only as strong as it's commercial activity to support it. Why drive across the bridge if you can shop micro-local.
- ▶ I would love to be able to do more shopping locally. Sadly, there are still numerous deficiencies in shopping opportunities.
- ▶ Routing the heavy traffic away from the core - Westbank Centre - would enable the area to become pedestrian friendly, and higher value
- ▶ Very. I already commented previously. Our downtown core is 'bric-a-brac' and distasteful. We need to make it more visually appealing to draw people in. Similar to what they've been gradually doing downtown Kelowna.
- ▶ I think if the divided highway issue were resolved, you could have a lot of unique businesses in the downtown area, with more industrial businesses on the outskirts.
- ▶ Creating businesses and jobs is important and the vast majority of my shopping is done on the Westside. But the type of business and its location must be done in a considerate way that respects existing neighbourhoods.
- ▶ Very important to create extra jobs. We need to become less dependant on Kelowna



- ▶ Until the couplet is reverted back the business core in the WB hub has no chance and couple that with the homeless the conversation can not even start. The industrial areas are thriving and weed production should be a critical part of the industrial growth, The industrial is very diverse and seem to have great strength. It would be nice to see more retail/service at Gellatly bay as it is such a nice piece of our community to engage with the waterfront.
- ▶ No more rental units turning city into crime central
- ▶ Be aware of noise and odour pollution affect surrounding business and residence
- ▶ Very important to keep people employed here. stop the flow of daily traffic to work into Kelowna. Work in WK
- ▶ This is very important to keep moving forward, therefore upkeep needs to be maintained. Money needs to put into sidewalks installed, road upkeep on potholes, in the downtown core of Westbank Centre.
- ▶ We must have a large industrial area that will provide high paying manufacturing employment
- ▶ Be careful in how close you allow 'industry' to neighborhoods. Be sensitive to existing neighborhoods. Some industry is getting too close.
- ▶ Downtown needs a complete revitalization. The “main square” should be moved off the highway and all those building bulldozed as they are all old and decrepit looking. Create a town square where people can park and walk around, visiting multiple locations at once. Something needs to be created that is visually appealing As well as useful. Right now no one wants to stop and get out and walk around Main Street as it looks like a dump.
- ▶ Of course jobs and businesses are important. Seems not enough is being done to clean up our streets to allow businesses to enjoy what they have worked hard to provide for West Kelowna. Clean up store fronts; seems this looks to old and not appealing to more business. We all have the right to feel proud of our area, not enough is being done to encourage more businesses to prosper. This is a small town and we rely on tourist and businesses, but they only come in the summer after this we're lacking again, shops closing.
- ▶ Would love to see less Big Box businesses, and smaller, family run, quaint, businesses, and more of a downtown core. revival of Main Street would be amazing, and would be cool if more walkable. Similar to Bernard Ave or Ellis Street in Kelowna
- ▶ Commercial and light industrial tax base is critical to the health of a city. We need more resort type development along the waterfront for both tax base and public amenities.
- ▶ Downtown looks horrible. Feel horrible. It would be best to tear it all down and start all over again.
- ▶ We are a bedroom community. Do NOT force us to be more like Kelowna. Smaller community town centres such as Nesters Village is the way to go not an attempt to make Westbank a downtown.
- ▶ Everything should be done to encourage new business. Look for new business from all over B.C. not just the local area. Reasonably priced rental housing should be available. Tax incentives may be necessary.
- ▶ Our downtown does not induce people to stay, shop and linger. Just a place for Highway 97 to zoom by.



- ▶ Although I have rated this as one of the top 4 of what matters to me, I would not specify the downtown as the priority. With the highway bolting through the centre of our downtown it is hard to establish it as a centre that attracts many to it. I would focus on the periphery. For the downtown however the increased housing density that already is being developed is great and I expect will create a vibrant feel however there is not any green space to encourage people who live there to stay and patron the area. Perhaps a park could be established where the donut shop was.
- ▶ Important
- ▶ After Gorman's I think the city is the largest employer that is not sustainable
- ▶ The busier Kelowna gets, the more important it becomes to have more businesses and services in West Kelowna. The downtown core is not pedestrian friendly and the shops are not very attractive.
- ▶ Push the Province to get rid of the couplets , to establish a vibrant downtown core
- ▶ Have less box mall shopping and more walkable shopping areas like Pandosey Street in Kelowna
- ▶ After Gorman's who is the largest employer is west Gorman, I hope it is not the city. I have lived in small towns all over the province with multiple car dealerships yeh west Kelowna can not attract one, these are not minimum wage jobs
- ▶ No doubt people shop outside WK when the downtown is so amazingly unattractive, look at Pandosey village as a role model
- ▶ reduce taxes on businesses opens office in West Kelowna
- ▶ To encourage businesses and jobs, we need to develop safer areas for the businesses, especially the core area of Main street. Currently it is unsafe as there is open and visible use of drugs and public intoxication. I no longer walk with my grandchildren to the library because of many instances of public drug use and alcohol consumption. This is a deterrent for the development of businesses.
- ▶ I would love to work on the West side but it's not attracting the business I want to be in. Small Financial company. However, I do regularly check the job market. Part time jobs especially seem rare.
- ▶ We need more boutique centers and quaint restaurants as drawing cards for tourists to stop and shop in west Kelowna
- ▶ create a more welcoming downtown. Tree lined streets, updated facades, more outdoor eating spaces
- ▶ I try to shop within West Kelowna, but do have to go to Kelowna for certain items (Asian food, furniture, Costco), and farmer's market fare. I also work in Kelowna as there are fewer jobs in West Kelowna.
- ▶ I rarely shop at the downtown businesses, restaurants or services.
- ▶ In 12+ years living here, the only stores I shop at regularly are Save-On-Foods, Shoppers Drug Mart, and Valorosa Italian market.

DIVERSE NEIGHBOURHOODS

- ▶ Good idea; however, this has led to exclusive attitudes, and NIMBY attitudes - e.g. closure of Menu Road throws traffic unfairly to neighbors.



ENVIRONMENT / SCENERY

- ▶ Stop allowing backyard fires which pollute neighbours air, forcing them to seek refuge indoors.
- ▶ Protection also means not having trails or motorized access to key wildlife and water quality areas.
- ▶ It is VERY important to protect this visual landscapes and spaces for people to see and use. The amount of mountain side development (smith creek, goats peak, Glenrosa) is shocking and is changing the very landscape and environment.
- ▶ Keeping our environment and scenery clean and available to the public/citizens of West Kelowna is important. Unfortunately, trying to make the area “fire safe” could impede the natural growth in the area. That said, being “fire safe” is the more critical component.
- ▶ We are encroaching on the natural environment and then we complain when coyotes encroach on us. Keep growth low and protect the natural environment.
- ▶ We have several beach access that need a lot of clearing and beaches cleaned up. the weeding in all areas leaves a lot to be desired.
- ▶ The sprawl is a big concern. We shouldn't lose the unreplaceable natural aspect of the City.
- ▶ Just want to reinforce how important it is to preserve our environmentally sensitive areas and to protect our waterways
- ▶ I believe the answer is actually in your write up. It all needs protecting. I live in an area close to Rose Valley, however a mentality exists with some residents that trees must be chopped down in order to improve their views, which feels like a total contradiction as to why someone would move to such an area. Suggest an absolute ban on tree clearance in tree established neighborhoods. If people want a more sterile neighborhood then maybe the city should look at building more of the Shannon Lakes model and leave the mature treed neighborhoods alone.
- ▶ Very important
- ▶ This is very important!
- ▶ We need good bike trails Trail 2000 and extend the Rail Trail.
- ▶ Very important
- ▶ Extremely important due to the rapidly changing landscape we see as developments are encroaching on all aspects and areas of the community. This must be done thoughtfully so as not to lose these sensitive areas in the guise of "safety" (fireproofing) and the ever present need for quick housing and making quick money on industrial and commercial development.
- ▶ Very important and must be protected from development. A smaller bedroom community with limited business is best. Let the jobs stay in Kelowna City.
- ▶ Do not allow a highway bypass to be built through our wonderful regional parks and trails. Rose Valley park is such a jewel in West Kelowna's crown and is a destination location for people from other parts of the Okanagan.
- ▶ Very important
- ▶ Do not create more parks until you can look after what we have, maintenance is an issue, look at Main Street and the golden mile on Brown Rd.



- ▶ I believe it is important to maintain the environment in its natural state. Our parks, trails and forests seem to be becoming taken over by drug addicts; leaving garbage, needles and much, much more. Places I once played as a child; I would no longer allow my kids to play there. So sad.
- ▶ As a community we should be enhancing our natural access to these areas. We should be mindful of where we allow sprawl and encroachment in these areas.
- ▶ A huge perk to West Kelowna is that each neighborhood has quick access to unique and scenic green spaces of each area. Let's keep urban sprawl to a minimum to protect these valuable areas.
- ▶ Very important as this is why I choose West Kelowna over other cities when I relocated from Vancouver.
- ▶ Densification is not the answer. We need to spread out. In the new realities of the world, densification puts us all at great risk. Not only at risk of this or the next plague but risk of crime, loss of individual identity, pocketing of low cost housing creating dangerous uninhabitable areas and many other risks associated with densification. We should be moving up the hills like we have in Smith Creek and Rose Valley and parts of Glenrosa while leaving our valley bottoms arable land to growth of agriculture and green space. The roots of WK are in the soil and we should make every effort to get back to growing and the health of our communities. I know going up the hills is more expensive and more difficult and reserving the arable land for agriculture is not the conventional thinking but it is where the roots of WK are. The agricultural flavor of the day, grapes, fruits and veg, golf courses or pot should all be exploited for their natural components and keeping our community green rather than grey and paved.
- ▶ It is all about air quality. Eliminate backyard burning/campfires in residential areas.
- ▶ People need green spaces. Look at Shannon Lake Park it attracts hundreds of people a day....too bad someone had only thought many years ago to make it bigger.
- ▶ Protecting the shoreline and bird and animal habitats and trails leading to Shannon Lake. The owls, eagles, bears and deer need Shannon Lake to survive. As a community we should be taking care of the access and protection of the existing game trails and access to the lake.
- ▶ Would be nice to balance this, but still ensuring there is responsible development so there is still affordable housing for new residents.
- ▶ A hiatus needs to be put on development if you want to keep any of this environment and scenery. Developments like Tallus Ridge and the newest to the west of it erode the benefit for existing residents.
- ▶ Programs that encourage environmental respect and awareness are critical to everyone's sense of well-being and hope for the future.
- ▶ Easy hiking out our door and beautiful lake views make West Kelowna shine.
- ▶ This is what sets us apart from many other areas. We must preserve our environment and reduce sprawl.
- ▶ Very important. The health of the environment affects the quality of life and health of humans, animals, our agricultural & tourist industries.



- ▶ It is imperative to protect our environmentally sensitive areas, forested hills and slopes and waterways. Currently, my perception is that priority is given to development without thoughtful due diligence and consideration to environmental protection. Additionally, strict monitoring to ensure industry adheres to environmental guidelines needs to happen! Let's as a city acquire eco sensitive areas and protect as parkland such as was done to save the Rose Valley Pond in the early 1990's.
- ▶ Critically important. While living here in such beautiful surroundings might make some take for granted what we have, we must preserve it. People from across this country come here for its beauty, serenity and charm. We need to keep it that way rather than being like everywhere else which is all about development, building and making money. For once it would be nice to put the environment first and maintain a truly beautiful and natural living environment....as these places are running out
- ▶ We have to control the environmental mess of development, and clean up empty unfinished lots. The city should beef up enforcement of its "good neighbour" by law. Some neighbourhoods are plagued by lack of landscaping, street parking of boats and RVs. Developer guidelines (Upper Vineyard) have been widely disregarded.
- ▶ Please don't destroy the green spaces we have to build big developments especially down Gellatly.
- ▶ Rezoning land for profit driven development should NOT take place. We need our parkland.
- ▶ Very important. People need natural green spaces to reinvigorate. Being surrounded by creation is life-giving. Cement and pavement is draining and life-sucking.
- ▶ West Kelowna should be looking to develop a growth management strategy that also considers looming impacts of climate change.
- ▶ City should dedicate its current vacant municipal footprint and allow business expansion within the city limits without affecting its current forested hills and creeks. It would benefit the community if the city would expand development of land that is vacant or not impacted by current parks.
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- ▶ Mt. Boucherie could be another Knox Mt. .keep improving it over the years. Look at more parking space.
- ▶ City should dedicate its current municipal footprint and allow business expansion within the city limits without affecting its current forested hills and creeks. It would benefit the community if the city would expand development of land that is vacant or not impacted by current parks.
- ▶ We need to keep our areas small for enjoyment, need bike lanes on roadways
- ▶ I believe we are already on the right track and no improvement is required.
- ▶ Maybe something on the water for bird watching, different types of wildlife on a Wetlands...promoting a local bird siting spot?



- ▶ Protect our Scenery is very important.
- ▶ Very important, and not being greedy for tax dollars allowing oversized developments in communities such as Casa Loma
- ▶ Keep the lakefront, provide parking, no high density building.
- ▶ Too much sprawl and build up already occurring especially as only one main road in Glenrosa and through town

HERITAGE ARTS AND CULTURE

- ▶ Celebrating our culture and heritage is important for the folks who live here but also for visitors, this should also include the indigenous culture too.
- ▶ Really not sure why your adding these little notations. Are you expecting people to just say "build on it all" tax dollars mean more than culture?
- ▶ We need more arts and entertainment venues. Think big - Stratford Festival. Very small city attracting many visitors everyday and creating an identity for the City. West Kelowna does not have its own identity. It's Kelowna's sister. The city across the bridge. The city that will never get a hospital or Costco because Kelowna has one.
- ▶ Heritage of an area links its residents to their community and is very important to preserve.
- ▶ The community heritage is also necessary.
- ▶ The Native community should protect, cherish and celebrate their heritage. Old structures may be protected but costs should be constrained. Arts and culture should always be encouraged.
- ▶ Check out the "art " in front of the bylaw office the shoelaces that held up a stack of stone has rotted and the thing is a mess, I don't know art but I know what I like that's not it
- ▶ The historic information provided along the Gellatly Bay waterfront is very helpful in educating residents and visitors alike. More connectivity with WFN heritage and Sylix language signage would be a nice way to mark the important relationship. Music in the Park is a great way to showcase local talent. Do we already have an Art in the Park event?
- ▶ We have all historic signs written in English and Stylix language.
- ▶ This is one of my top 4 because I believe that celebrating the arts and culture is what helps create a sense of place for many. I would like to see more emphasis on the festival scene in WK. For example, a "Taste of WK" to showcase our local restaurants and wineries. All in one location and promoted within the region, provincially and nationally.
- ▶ I would love to see plans to foster and support the arts in WK
- ▶ Not important.
- ▶ It's very important to preserve the history of where we live and make sure our future generations are proud of what we accomplished.
- ▶ This again, is important. Our Native history should be outlined, as this is why we're here trying to live off our land. More true history in schools and in our museums (fix up the museum structure). Again tourist will stop by to view this history.



- ▶ Heritage, Arts and Culture are a necessary component to our community and should be encouraged focused on WK/OK themes. Enderby, Penticton, Summerland and many others have nice little districts set aside that give you a feel of what they are about. WB Hub has homeless and second-hand store and vape shops. Great, not. Even the IR has done a fantastic job with their arts and culture sprinkled through their community to give you a feel of their strength and pride for which they can be proud of. WK has the wine trail and it is coming along great but we in each community have our own story and it is not all wine.
- ▶ A balance of community events that celebrate heritage, arts and culture aside from the agricultural focus and beauty will enhance a sense of community involvement and belonging to all.
- ▶ Absolutely! An example is naming the Rose Valley Mar Jok school after one of our pioneer families. A good decision!
- ▶ This is also very important to us. We need to celebrate our unique heritage through the arts.
- ▶ It would be great to be able to resolve the divided highway issue so that a vibrant downtown could be created. My husband suggested taking the highway underground before you head back up the hill after passing Gorman's. Not sure if that's been looked at. I'm sure it wouldn't be cheap but it would be nice.
- ▶ I would have included this in top 4 if 3 of my other picks were merged. We could use a good facility for the arts
- ▶ Present parks summer entertainment is enough for now.
- ▶ Westbank has the history. West Kelowna is considered new so that in itself is exciting. Arts Heritage and culture should be celebrated for all to see and experience... we should be celebrating with large farmers market Example would be Penticton.
- ▶ Love our history here and we are sure others and visitors do as well.

LAKES AND WATERFRONT ACCESS

- ▶ Public access is paramount not only locally but for tourist interaction.
- ▶ Lake access with beach sand needed with adequate parking
- ▶ Important to avoid multi-story buildings along the waterfront.
- ▶ Before doing any project should first check for budget like the Rose Valley water treatment plant should never be approved before the appropriate budgeted.
- ▶ Now you are asking taxpayers to pay for some one mistake.
- ▶ We treasure the lakeview we presently have at our lakeview homes. Any development to obstruct it with the current proposed Gellatly Village issues would be very hurtful to our residents. We are not against having something there but not towers etc.
- ▶ Lake access for all.
- ▶ Lakes and waterfront should be for all with using the already beach and lake access in place. Use the same standards which is high if you use Pritchard park as the example. Now that's promoting tourism with family enjoyment.
- ▶ Extremely important! Water is the life blood of this valley!
- ▶ I still can't figure out why we need those road end parks on Whitworth.
- ▶ Do not need 11 storey building blocking views near our waterfront, blocking views.



- ▶ Gellatly Rd. is getting busy! Two 11 storey towers would ruin the beach friendliness and access
- ▶ We moved to West Kelowna 10 years ago, and deliberately chose WK over Kelowna because of its urban rural nature, not being crowded and the tallest building being 4 stories. WK has limited public beach and lakefront walkways, but what we do have we enjoy daily. It seems in the news every day in Kelowna there is a new high rise development going up with vacation rental by owners across the street from their public beaches, diminishing their citizens enjoyment. WK has to do it right so our future generations can enjoy all of our beaches (including Willow Beach) and walkways. This is why we moved here, not for crowded spaces squeezed up against high rises. The preservation of our Gellatly Bay asset is more important than developers profits or our city's tax base. With Gellatly Bay we will not get a second chance to do it right!
- ▶ Do not think there should be more condo development on Gellatly near Willow beach. This is already a very congested area.
- ▶ As the population in West Kelowna grows, boat access and car and trailer parking needs to be addressed. Because it is difficult to find parking for trucks and trailers after loading the boat in the water, boats are picking up people at beach accesses while people are swimming at the beach. Dangerous!
- ▶ Make Gellatly Bay a place of great magnitude.
- ▶ Very important. nature is important to our wellbeing as humans and having these resources in our backyard is a gift. Even visually being surrounded by this environmental beauty has benefits to our wellbeing, mental health and gratitude for life.
- ▶ I love the waterfront area, but almost all beaches are off limits to dogs all year. Many other BC cities allow dogs off leash on beaches from Sept-June.
- ▶ Very important. It would be great to have more canoe camping sites along the lake so that canoers/kayakers can travel the lake, with reasonable distances between sites. The average speed is around 4 km/hour so if the sites were around 24-25 km apart, that would be ideal.
- ▶ Of course the water is one of our defining features and the development of Gellatly Bay is a well used positive example. We must remember that beaches belong to the public and public access is imperative.
- ▶ Great job on waterfront use.
- ▶ We are extremely fortunate to have beautiful lakes and waterfront both for residents and tourism. Lakeshore areas and clean lakes must be preserved.
- ▶ Parking for vehicles with boat trailers at boat launch. We don't use the lake since the parking changed at Gellatly.
- ▶ Water is a resource that is essential to life. Not only that but it enhances the quality of life by helping with relaxation and rest in a world that tends to be hectic.
- ▶ Any further lakefront property, e.g. homes for sale near parks, would be welcomed as public waterfront land.
- ▶ Very important. The lake is one of the main reasons our region has such beautiful climate.
- ▶ Again, access to water is a legal requirement. But we should be focussed on is water quality. The quality of the lake water has gone down substantially in the last 20 years
- ▶ The lakes are West Kelowna. Access to the water is one of the major draws to this city.



- ▶ Trails, pathways, as pedestrian walkways and cycle routes are very important. The West Kelowna walkway along the water's edge (by the old ferry dock) receives steady use. Similarly the Mission Greenway in Kelowna is a great asset.
- ▶ Keep what you can...they're not making any more of it.
- ▶ An eye should be kept on acquiring lakefront properties to be able to create new beach experiences in the future and as holding properties to trade or sell to help develop WK in the future
- ▶ It is very important to me to live closer to the land in nature. Why do you want to constantly bring more people here which means more buildings blocking the scenery? Why do you want more people here? Our population has already doubled in a mirror 10 years. Why can't you just leave it as a small town.
- ▶ I would like to see the Gellatly Beach area vastly improved.
- ▶ Clean drinking water
- ▶ It is extremely important to protect uninhabited access to all the lakes around our community.
- ▶ Ensure properties bordering all beach access are not blocking access to lakefront by placing obstacles such as fences etc. below high water mark
- ▶ ALL lakefront should be available for walking
- ▶ We need access to the lake for water sports including a set up like Peachland has done with the ability to get off your boat and get food fuel ice cream and bring people into the community
- ▶ Would love to see a larger waterfront park with some businesses nearby, restaurants, wine bar, ice cream, which would be a gathering spot and build a downtown core around that area.
- ▶ Again, these resources are so very important for tourism. Our beaches must continue to provide a clean environment, showers should be installed to eliminate itch which causes tourists and us to not want to swim.
- ▶ Very important.
- ▶ More needs to be done to attract residence and tourists to our lakes and waterfront. If WK had a lengthy pathway system along the lake with shops and restaurants close by that would attract more visitors and business. Peachland has made their waterfront very inviting. Shannon Lake is in a very attractive setting. The golf course is well maintained and is an attraction for residents and visitors. The small beachfront and lack of amenities is okay for the local residence but does little to encourage other visitors.
- ▶ Need more public access even if it needs to be purchased. Enforce ability for public to access the waterline. Need some retail amenities on the lakeshore.
- ▶ Not as important
- ▶ This is VITAL for continued success in tourism
- ▶ I have never understood why we have random access through road ends on Whitworth Rd. there is a lakeshore park at each end of the road one city one district, there can be no houses ever built on the ag land
- ▶ Public access to water is very important for rowers, kayakers, paddleboarders, swimmers and other non-powered water sports and safe access is paramount. A designated portion of Gellatly Bay keeping power boats at a distance would be a great improvement and would attract even more recreation to the area.



- ▶ Need a big event park for our west Kelowna. not the one by Johnson Bentley which is boring and no waterfront
- ▶ Our connection to our waterfronts help reduce stress and promote healthy activities and a love of our home community that instills environmental and community awareness in future generations, whether they have been here as a resident or a tourist, it is something that must be passed on to more people to create a healthy, safe and productive world.
- ▶ Living literally on the channel in Green Bay, I get to enjoy the wildlife and waterfowl that prevails here, and the lake itself is a delight to the senses.
- ▶ How do avoid spoiling visual access to the water over building condo towers
- ▶ Very important
- ▶ Good job of developing so far. Very welcoming for families and visitors.
- ▶ Absolutely a priority for all to access and at multiple places. Family orientated; picnic places should be a must.
- ▶ It is so Important that we maintain the access to the lakes, the Parkland and maintain safe walking paths
- ▶ Continuing to keep the water access available is important. Currently the limited parking for trucks and boat trailers at or around the West Kelowna Yacht Club is cause for serious concern.
- ▶ Waterfront access to all residents is KEY! Look at the job Peachland has been able to achieve. Please buy more waterfront access for public.
- ▶ West Kelowna needs to build a community that respects the reasons we all live here to start and helps create a reason for more businesses and people to want to relocate here. Parks rec, Business opportunities and no to developments that do not make any sense and follow the OCP i.e. not just to increase tax revenue
- ▶ Decrease traffic along waterfront
- ▶ You have a good boat launch, but you desperately need a LOT MORE parking for trucks and trailers after the boats are launched.

PARKS TRAILS & RECREATION

- ▶ This is why we live. Love all of WK trails & lakes. Would be amazing to have a Bike path all the way along Boucherie.
- ▶ Bike paths and trails are very important. It would be amazing to have a safe bike commuter route to the bridge!
- ▶ Improve trails and access to trails.
- ▶ We love hiking Boucherie Mountain. We are worried that it will turn into houses soon and no more trails. What is the city doing to protect what is left of Mt. Boucherie?
- ▶ This is such an important draw for our community and really helps with mental health.
- ▶ Very important to overall quality of life that outdoor recreation including lake access, hiking trails is close by and as accessible as possible by walking or bicycle from every possible Neighbourhood
- ▶ This is very important to me!!! We need to be connected in a safe way.



- ▶ Hello, My name is Evan and I am 13. I recently heard that you were ripping down the jumps at mok fee dog park due to safety issues. I was really sad when I heard this news so I thought over this and had an idea. Maybe the city could create a sanctioned pump track for kids who like biking. You could create three different lines easy, medium, and hard for kids with different skill levels. I find that there is a limited amount of things to do for teenagers in Rose valley so this would be a great addition to the neighborhood.
- ▶ I have previously done this survey and forgot to mention how important it is to have a safe bicycle lane to Westbank from the bridge...one along Stevens road and Shannon lake road would be amazing....off the highway and a scenic way to get to Westbank.
- ▶ More open and transparent dialogue please with the local Mountain Biking Clubs. I just hear the "rumours" of their plans for Rose Valley. I tried contacting two parties involved with these clubs but was "cancelled" i.e., never heard a thing from them.
- ▶ I believe we need to work with what we have: an ideally-situated City in the shore of such a beautiful lake & surrounded by beautiful mountains. I think a continuation of the rail trail or attachment to it will pay off in tourism & local health for generations. Making our city attractive to clean business & industry will improve our tax base. And fix that one way couplet already! It's not logical & clearly is a death-knell to business. Work with WFN & put more work into other areas.
- ▶ I'd like to see more focus on active transportation. More people might go into our city if there were bike lanes accessible from each community.
- ▶ How do you prioritise reserving space for athletic fields in front of housing development?
- ▶ Residential areas do not have enough parks and developers are not setting aside land for green space or parks. An example of this is the over development of rental accommodation on Brown and Elliott (396 rental units) with little to no green space and no park. Where do the children play? There is a teeny tiny park on Bering Road and a water park behind Dairy Queen where children have to cross two busy highway roads.
- ▶ New and old residential areas do not have enough parks and green spaces. Developers are not setting aside land for green space or parks. An example of this is the over development of rental accommodation on Brown and Elliott (396 rental units) with little to no green space and no park. Where do the children play? There is a teeny tiny park on Bering Road and a water park behind Dairy Queen where children have to cross 2 busy Hwy. roads.
- ▶ This is also a very important part of our community.
- ▶ The capability for residents and visitors to simply enjoy our outdoors creates a willingness to look after these areas for now and the future. We cannot allow these areas to be turned into uncared for, worn out, garbage infested areas that people are afraid to use, they are our community property that we must keep safe for our future
- ▶ I am not able to enjoy the steeper trails and hikes, but there are several more level areas and those with steps that I CAN enjoy! These are well maintained and I am glad of that.
- ▶ Maintenance on existing trails should be better don't add more until you can look after the ones we have, perhaps a joint arrangement with the RDCO would make sense, e.g., I see the city garbage truck pick up garbage at the nut farm and the city pick up garbage at the pebble beach and they pass each other common sense would have one truck pick up the garbage
- ▶ It is very important to preserve lakefront and minimize power boats in Gellatly Bay so that human-powered watercraft can be safe.



- ▶ Extremely Important
- ▶ No more park until existing parks are maintained, Gellatly lakeshore trail, too many weeds and dog poop
- ▶ Please build a pool and gym center than is modern in comparison to JB West Kelowna has outgrown the facility. Stretching on the floor in the hallway is unsanitary. Also the rooms used for yoga and other land class are dirty.
- ▶ These conditions have been reported for many years.
- ▶ I would like to see a bike trail that connects to the bridge that is not on a main road artery. The highway and Boucherie is are too dangerous to bike on. Perhaps paving the lake trail at Kalomoir and connecting that to the Gellatly trail via winery route.
- ▶ Our Parks, Trails and Recreation are WK's best attractions and people come from all over the Province to enjoy those attractions. Therefore, when events happen which require closure of a recreation facility or a road (such as Smith Creek Rd) more extensive advertising needs to be done to reach those from across the Province.
- ▶ Make Bike lanes and where there isn't room put up signs: Cyclist May use full lane; or Pass when safe; or Minimum 1.5m passing buffer AND ask the RCMP to enforce them.
- ▶ Need more effort on contiguous bike lakes and walking trails. Progress is being made but more on a regional sense than a municipal basis.
- ▶ Some of these are a little leading, but fair enough. Make WK a place people want to live in, not just a less expensive bedroom community to Kelowna. I think amalgamating is essential in the short term so we can have one leadership :)
- ▶ Recreation is very important. More green space and not destroying. When building homes were promised more parks, more relaxing spaces, but this doesn't get done. When you submit a plan, (on your site) this does not provide info on environment and landscape) we all need to visually see where the surrounding areas that your approving for building and what the impact would be.
- ▶ We need more activities for children to take part in.
- ▶ Green spaces that are maintained are always welcome
- ▶ For us, a retired couple, it is really essential. We thoroughly enjoy living here.
- ▶ I no longer live on the Westside but when I moved in 2008 there was a great plan for Brown Ave. What happened is it never happened . Instead improvement was made from Main to The Heritage . The much needed improvement was from Main to Ingram and beyond. Have you ever stood on the corner of Brown and Main? Really dangerous for pedestrians. The number on people in this area deserve sidewalks! The walking trail starting at the end of Ok Road is not advertised or taken care of. Also walking from Ingram down to the end of OK Rd, to the trail the road is narrow and no sidewalks. When I lived there, I inquired about the road being widened, at least got a stop sign nieces came to visit they thought I was living (in the wrong end of town).
- ▶ There is a vast array of parks and trails that we use regularly. Great work. It would be nice to be able to hike the waterfront from the bridge to Goats Peak.
- ▶ We need to expand on our waterfront access to Lake Okanagan
- ▶ More needed. Right now, most are unplanned.



- ▶ I am concerned about how many trails are being paved for developments or just to make them more accessible. They are killing the natural beauty and making it less accessible for people who find it difficult to run, walk or bike on pavement.
- ▶ Would really like to see a bike route along Highway 97 to the bridge.
- ▶ Keeping these as natural as possible is important to keeping West Kelowna's character.
- ▶ Clean drinking water
- ▶ This is important. During this pandemic, having the protected areas to safely recreate has been extremely valuable.
- ▶ Park and trails are great in West Kelowna
- ▶ We use local trails almost daily. Our hiking, biking trails are hidden gems. Recreation opportunities are extremely important to us, we participate in many opportunities.
- ▶ I love the Johnson Bentley pool and facilities, but we are quickly out growing it. There is not one meter of off leash dog trail in the whole city!
- ▶ It would be great to have a safe bike trail from the Westbank Town Centre area all the way to the bridge.
- ▶ I'm thankful for what we have. It would be even better if we had a more extensive dedicated and safe bike path that connects us to Kelowna, Peachland and beyond without having to worry about traffic.
- ▶ Waterfront access is part of this. Kalamoior and Glen Canyon are treasures.
- ▶ We need connective sidewalks and bike lanes to get to the parks, trails and recreational centres.
- ▶ Waterfront access is part of this
- ▶ Parks should be for everyone, not turned into volleyball courts that are only used by a few, and are generally not taxpayers, who have to pay to put them in and maintain them.
- ▶ More bike lanes on urban roads – i.e., in Shannon Lake road going north(east)
- ▶ Our hiking and biking trail systems need to be joined. Power to Smith to Rose with a connector to Boucherie as well
- ▶ Great mountain bike and hiking trails being developed. Keep supporting the excellent work of the volunteers and organizations like the WKTCS (West Kelowna Trail Crew Society).
- ▶ West Kelowna is way under the bar For parks and green space. You can't have development without already identifying green space, otherwise you lose quality of life. It's already difficult to get ball diamonds or skating rinks
- ▶ The great cities of the world are known for their large parks. As the density increases and more people reside in condos or apartments, they will use the parks for all manner of things. It is important to identify, purchase and preserve parks for our future. Once the land is used for other purposes, it will essentially be "lost" for public use for recreation.
- ▶ Very important to myself my only concerns is Boucherie Road.
- ▶ Please let's look at the most dangerous places on the road and make it safe for pedestrians and bikes to enjoy the beauty of landscape , nature and wine trails. The basics for improvements beautification in ten years like previous wine trail from Highway 97 to Ogden . start by widening the road in the most dangerous places throw black top on with a curb paint bike trail with pedestrians use ...no flowering plants , no cement just make it cost effective so a larger area can be done.
- ▶ Experiencing many aspects our City is promoting.



- ▶ I think this is a priority for our community.
- ▶ Do not need 11 storey high rises on our lake shore, need bike trails and lanes first
- ▶ Healthy living is a critical component of a healthy, vibrant community. The more we can do to promote healthy living, the healthier and more sustainable our community will be.
- ▶ Do not add more parks until you can look after what we have
- ▶ Accessible for all.
- ▶ West Kelowna does a very good job of providing outdoor facilities for parks trails and recreation. Please do not give in to any public pressure to start charging for the use of boat launch facilities etc.
- ▶ Some good parks and spaces in wk. Continue this
- ▶ I love to run through all of West Kelowna. Let's say there is room for a lot of improvements.
- ▶ West Kelowna is in desperate need of bike paths and bike lanes and bike routes. Also in particular Lower Boucherie road from Pritchard north up to Volcanic Hills winery more than desperately needs a sidewalk between wineries. Daily there are tourists walking on the side of this busy road between wineries and something needs to be done before someone is seriously injured.
- ▶ Would really like to see more sidewalks in Lakeview heights. specifically my street. Older part of Gregory RD. and along Boucherie where people are breaking off the new sidewalks to walk into Hatch and Quails Gate. It's dangerous and is only getting busier.

WELCOMING SMALL CITY

- ▶ There is no focus on the core of West Kelowna. We are spread out and have no real gathering place .
- ▶ I don't think with the growth of our small community feeling is going to stay as we are growing so fast
- ▶ Sponsor local events like a farmer's market supporting local artist, musicians and culture
- ▶ Example Penticton
- ▶ We are not that small, and there have been many studies but very little action
- ▶ If the city were to utilize vacant space (be it agricultural or commercial) that is not used within the city the city would not feel the need to annex/expand beyond its current geographical landscape. By utilizing and developing current unused/vacant land that is within the city would preserve and enhance the "small-community" feel therefore protect the exterior city limits and hinder current city residents from costly expansion and tax increases.
- ▶ Current residents need to be prepared and understand that the city is growing and with growth comes change. Residents also need to understand that without future growth and development it can lead to a stagnant economy.
- ▶ Very important. There are lots of big cities with high density and all their problems. To keep a small town atmosphere you can't have high density.
- ▶ Build on our natural attractions that other towns don't have. i.e., lakefront access for recreation, green areas, culture, small farms and fresh produce, hill sides for view housing but not near the water or town centre.



- ▶ We want to keep our neighborhood the way it is and are not in favour of a proposed two 11 storey hi-rises on Willow Beach. This would destroy our area. It is already very crowded in the summer with beach goers and the boat launch. We don't need another 200 people living in our little corner. We would be in favour of some small commercial restaurants and shops but no more residential.
- ▶ Current residents need to be prepared and understand that the city is growing and with growth comes change. Residents also need to understand that without future growth and development it can lead to a stagnant economy.
- ▶ If the city were to utilize vacant space (such as agricultural lands) that is not used within the city the city would not feel the need to annex/expand beyond its current geographical landscape. By utilizing and development current unused/vacant land that is within the city would preserve and enhance the "small- community" feel therefore protect the exterior city limits and hinder current city residents from costly expansion and tax increases. "
- ▶ Very important. We need more ways to bring the local people together. Somewhere with a roof where can all get to know one another.
- ▶ I think we could do a better job integrating with Westbank First Nation, and raise everyone's quality of life, by partnering.
- ▶ A vibrant dense city center. Walkable, a place to meet and shop. Transit to get there for those that can't drive.
- ▶ I wish the downtown area were more charming. It would be lovely to have a small welcoming city feel, but until the sprawl and Hwy 97 is addressed I fear it can't happen.
- ▶ Our community feels wonderful. Let's keep the small community feel that unites us.
- ▶ I would like to see us keep this 'feel'; however, we have a ways to go to get to a point where we are a quaint city. I'm not a fan personally of all of the dollar stores and Marijuana dispensaries. One or two is enough...why more? Downtown Westbank also leaves a lot to be desired. We need to gentrify this space...if it means lower lease payment to get more attractive lessees, so be it. The 'mom and pop' shops there now look shabby. We should take a cue from Lakeshore Road in Kelowna. Make downtown Westbank somewhere where people want to hang out, go for dinner, a coffee, etc. It needs to be more aesthetically pleasing.
- ▶ I think to have a welcoming community, you need to find ways to unite the community rather than divide it. A number of cities are catering to individual sectors, which is the lazy way. It takes a lot more thought and ingenuity to find ways to bring unity.
- ▶ Retaining a small community feel is extremely important and one that makes us proud to live where we are. To rezone a parcel of land that will affect an existing neighbourhood or to allow development that disrupts neighbourhoods (e.g. Valhalla helicopters) affects the trust we hold for our city's ability to plan effectively and does not build a positive reputation where people would want to come and live here. The City of West Kelowna needs to abide by its current Official City Plan where the guidelines are already well laid out in terms of respecting existing neighbourhoods, protecting environmentally sensitive areas, having green space and good buffer zones. Please do NOT allow any more trees to be removed that buffer the air particulate from the gravel pit developments in Westlake Road...in fact organize to plant more and work towards saving the ponds! This would enhance the reputation for the CWK immensely!
- ▶ Let's think about what it is like to drive through our city and pay more attention to creativity and beauty. With a highway running through what do people see?



- ▶ The city desperately needs to invest in infrastructure, specifically roads. You've added 15,000 residents in the last 20 years, but have added little infrastructure in that time. Alternate through ways off of Hwy 97 are desperately needed to relieve the traffic congestion and smog that Hwy 97 creates.
- ▶ Better roads...too many people funnelling onto the few access roads. E.g., morning traffic from Shannon Lake rd. to the highway is already ridiculous and getting worse. Lack of planning is a big problem.
- ▶ A welcoming gateway to the Okanagan is our job as the first city you come across when coming from the West. The WK hub is a disgrace for the most part. Run down buildings, crappy vendors and homeless abound. Great gateway to the Okanagan! It has gotten somewhat better with upgrades that have happened but the 'Social Diversity' we have downtown WB kills any positive experience you may have encountered on your visit. The Work being done with Lakeview and Anders road is great. We need investment in the WB hub. The social support network needs to be located at the Stevens, Hudson Hwy 97 area hugging the industrial component and away from residential garages and my kids bicycles!!!!
- ▶ This will have to be let go of as the city grows. It's inevitable and I've seen too many towns become hamlets because they would not let this go.
- ▶ It's very important
- ▶ Although it is nice to maintain a small city feel, we are dealing with big city issues. Like water, power, crime, homeless, policing. These issues need to move forward into big city thinking. This "city" has no identity. We are a 11-15 strip mall.
- ▶ This is a vision of what could be. We need a downtown core.
- ▶ Small town feeling, close to all amenities. But lately so afraid to walk downtown West Kelowna & Kelowna due to homeless, robberies, intimidated by abrupt swearing lots of garbage, people sleeping in doorways. You get the point. As taxpayers we need to be allowed to feel safe and our streets and land clear from this mess. Again, its our tourist that are complaining to us. I don't believe in our tax paying monies housing, feeding, and clothing all, we have a hard time as taxpayers to do this for ourselves, we all work for what we have.
- ▶ Move out the homeless population from the church, as they congregate outside and in front of the Lions Club and daycare. Open drug use, vulgar language and actions do not make anyone want to walk around downtown.
- ▶ We have to create this feel through unity and community, not by keeping things small. If we connect and build together, the economy boost will follow.
- ▶ Important
- ▶ Buildings on Main Street require a face lift as the facades are old and run down giving the appearance of neglect.
- ▶ Very friendly neighbourhoods
- ▶ The small community feel is a bit lost with the main strip malls along 97. The downtown section isn't a spot I would consider people want to just go for a walk along like Bernard in Kelowna and other smaller mountain towns like Revelstoke, Rosalind, Canmore. I live on brown and I'd love for there to be small local shops along that stretch rather than auto shops, and gas stations but that's unlikely to change and therefore the 'small town feel' is totally lost and the feel is more of a commuter strip mall pass through town.
- ▶ Very important to continue to build community across the many different neighbourhoods in our city. A central Town square with boutique shops and cafes to attract folks from all areas would be great. The music in the park Venue is a great first step.



- ▶ Very important and we need to enhance our entrances
- ▶ Our City is growing at an enormous rate, yet keeps its small City charm. Would love to see a small hospital / health center here.
- ▶ Waive first year tax for first time home buyer coming from other cities to West Kelowna... this will boost our real estate and we would not have empty houses and we could generate money after first year so each family move in in our city will bring family works, spending, job creation and generates revenue to the city by paying taxes etc.
- ▶ Council needs to encourage safe walking places to encourage our small city atmosphere. No widening of the existing split Hwy. Encourage & support business developing which encourages strolling in the downtown area, including parks and green space. Brown Road was a good beginning but now Council has allowed 396 rental units to be developed on Brown & Elliott with no green space. How does that encourage a positive small city feeling where all additional parking is gone so people have problems parking to visit with seniors in the Heritage. Very poor planning.
- ▶ Groan...
- ▶ Keep it small and locate densification near the town centre. We liked it here because it was small, not it's not small anymore.
- ▶ Exactly a warming tight knit community is what we are about. Not STR with strangers roaming our neighbourhood. Week after week different folks moving in is NOT creating a tight knit quiet Small City. STR creates anxiety and stress for our neighbourhood. Never knowing who is moving in next week.
- ▶ Again, I think this is super important to have so that old, middle and young people feel like they have a welcoming space for them. Bike lanes, outdoor events, pedestrian-friendly streets is needed. When we know who lives in our neighbourhood, we take care of each other and care about our community.
- ▶ Keeping small helps to provide more opportunity to know our neighbours and gives a closer knit feel.
- ▶ Perhaps as a result of its rapid growth, I find the sense of community lacking in the newer areas of the city
- ▶ I tend to reject the notion that society will be improved by incentivizing people to move to a more urban environment. Rural or suburb living is in my view much more beneficial to raising children and providing a quiet environment for middle aged and senior aged people. I also have a concern that government tends to expedite such ideas as photo radar or photo intersection control to the expense of long held social and personal rights and freedoms under the law.

SUGGEST OTHERS

- ▶ Taming light industrial
- ▶ Noise & air pollution



CHALLENGES: WHAT WORRIES YOU?

What do you believe is the ONE BIGGEST CHALLENGE that West Kelowna will face as a community between now and 2040?

- ▶ Keep West Kelowna pretty and amiable as it is, while being able to grow.
- ▶ Growing too soon, too fast, at the expense of our environment, agricultural sector and quality of life.
- ▶ Unsustainable growth into our surrounding natural areas. We have a finite amount of areas for growth before we start to disturb the very character of West Kelowna and the many features that make residents and visitors come here. Attracting long term, good paying employment. We need to be attracting more Industries.
- ▶ I think the biggest challenge will be to provide adequate housing without resorting to huge apartment buildings. I would like to see West Kelowna commit to single family, duplex, townhouse and small apartment buildings .
- ▶ Housing is too expensive and single-family sprawl is not good. Need to significantly increase density, encourage walkability through active design and mixed-use developments, and encourage active transportation through road and trail improvements.
- ▶ Infrastructure!
- ▶ Angry divide between West Kelowna and "WESTBANK"
- ▶ Climate change. We should be doing more to be sustainable. The City could hire a Sustainability Coordinator to work on ways to make the community more focused on fighting climate change
- ▶ I think the biggest challenge is dealing with developers who want large scale developments in areas of agriculture or parks
- ▶ Mismanagement and misallocation of city funds for things they want rather than what residents want
- ▶ Revitalize the downtown core and bypass Highway 97
- ▶ Maintaining roads that aren't beat with potholes.
- ▶ Infrastructure, public transportation, integration of businesses within the community (do they really belong in the neighbourhood proposed)
- ▶ The traffic infrastructure needs vast improvement. There is hardly any work in West Kelowna, as West Kelowna grows rapidly the traffic continues to get worse. We need advance turn lanes onto the highway at Westlake road intersection, an overpass at Boucherie Rd and the highway. And major improvements to Westside road, to decrease bridge traffic.
- ▶ Keeping growth manageable, we're growing so fast that what attracted people here in the first place is vanishing fast
- ▶ Not allowing BC Housing, IH, and not-for-profits to dictate their agendas for the "homeless" issue. We should be taking part in looking after our own needy, i.e.: at risk seniors, disabled, youth, and not catering to transients, street addicts, and the criminal element that seems to migrate to municipalities that cater to them. Kelowna has ample accommodation already set up and in the works. West Kelowna should not get involved with providing the same facilities as Kelowna has chosen and allowed. We didn't seem to have a problem with the social issues that Kelowna has until we accepted the Journey Home initiative, etc. Refuse zoning for what we are told we need. Kelowna can continue down that path without us participating.



- ▶ Creating a sense of cohesion and identity for West Kelowna beyond being a bedroom community to Kelowna. West Kelowna currently has many different conflicting "factions" that need to be better bridged! E.g. Lakeview heights Vs West Bank, the "old guard" Vs new arrivals, pro development Vs agricultural/heritage focused. Every new decision is going to be a challenge until more of these sides can be brought together
- ▶ Crime, drugs city infrastructure (water)
- ▶ Fix all the potholes instead of spending untold millions on a "wine trail" which brings no economic benefit to the taxpayers
- ▶ As a new resident with a significant investment in our new home the Provincial Speculation Tax is really hard to swallow and will in fact impact our decision in the ability to stay in West Kelowna. The tax is unfair and inhibiting. It will likely mean relocating again out of West Kelowna
- ▶ Managing growth. Ensuring our roads, sidewalks, and traffic pattern infrastructure stays ahead of demands.
- ▶ Transportation. Our bus system is very spotty and it takes forever to get to Hwy 97 making it hard for students and workers. Weekend schedules are very challenging. If you can't get to UBCO, Okanagan College or downtown fast and after hours, people will continue to see this is a barrier to living on the West side of the bridge.
- ▶ High School Size and Transit
- ▶ Loss of ALR, food security
- ▶ Growth, we need to have growth to support our businesses. I'm worried every time I see a local business close its doors and we once again rely on Kelowna for our shopping/services.
- ▶ Quality of life
- ▶ Homelessness
- ▶ I think moving traffic efficiently is a challenge now and it's only going to get worse when all these condo and sub-divisions are finished.
- ▶ Some examples are narrow roads (Butt Rd and Bering Rd.) with almost no shoulder, being used as a bypass so people don't have to go through all the lights in downtown Westbank. I live on Elliott Rd. and see it everyday, but mostly Mon-Fri.
- ▶ Traffic back ups in the block between Dobbin and 97 and also between the Butt Rd. round about, Hwy 97 and across to Carrington Rd. There has been many times when I've had to sit through a light or been stuck at the round about because there is so much traffic.
- ▶ Traffic congestion on Hwy 97
- ▶ I have a massive concern about being under assault from 5G. PLEASE do not allow our city to become a detrimental health destroying hazardous place to live by installing 5G. It is a weapon. Also, NO MORE DRUG SHOPS!!
- ▶ Put the brakes on ever increasing taxes.
- ▶ Lack of city center. Westbank has zero appeal as a destination for anything.



- ▶ Creating a community that pulls together in the good and bad times. This involves finding ways to unify the community and find common ground rather than dividing the community into different sectors as so many other cities are doing. Elements that go into unifying a community include respecting parental rights to raise their kids the way they want, freedom of belief and religion, safety and security of citizens, especially the most vulnerable among us, and fiscal responsibility. If we can rise to those things, we will likely be successful at tackling any problems we face as a city.
- ▶ Clean and sustainable water supply.
- ▶ Infrastructure keeping up with population growth
- ▶ A lack of a real commercial tax base to spread the burden with the property tax base along with a gross under estimation of what proper services cost to deliver and maintain
- ▶ I'm worried about over development and protecting our wildlife.
- ▶ Over development and protecting our wildlife.
- ▶ Forming an identify separate from Kelowna.
- ▶ Traffic and how to alleviate congestion. Will it be some sort of bypass or lots of overpasses or a tunnel?
- ▶ I'm concerned about urban development. I worry that there our urban landscape is growing too quickly. I don't want us to lose our agricultural roots or possibilities, see our forests, rivers and lakes inundated with people problems, or our wildlife at risk. Already we have people who are displaced due to housing costs. We have people wanting to have second homes in the valley, while people who live here year round struggle to afford the costs. It concerns me that people who only live here in the summer don't invest in our communities with the same commitment or interest in our year round realities.
- ▶ The biggest challenge is to increase the number of traffic lanes crossing the lake. Traffic bottle necks are ugly, polluting, expensive, and constrain growth.
- ▶ Infrastructure - more road improvements are required
- ▶ Homeless people and the surge of illegal drugs.
- ▶ The homeless population growing and the band aid solution in how we deal with it. We should not be paying for mobile homes and allowing them to steal from businesses and law abiding citizens. This must end. The individual camps as well.
- ▶ Too many housing developments that are not sustainable re: water, wildlife, infrastructure
- ▶ Traffic....the bottleneck to the bridge to Kelowna as well as the split highway through downtown Westbank.
- ▶ Managing growth of population and keeping that "small town" feel
- ▶ TRAFFIC!
- ▶ Growing our density sustainability, ensuring we maintain our lakeshores as natural spaces and our hills and mountains remain green and not clear cut for houses
- ▶ Homelessness, crime, traffic issues
- ▶ Developing a sense of city, rather than a loosely slung together, divergent group of environments and neighbourhoods, each with its own agenda. There is still a strong tie to nature and space that might be preserved with a city wide development plan that honours the whole rather than responding pockets of local interest.



- ▶ To control the number of people living on the streets, leaving garbage and human waste for others to come across, and taxpayers to clean up. If drugs is the problem, then let's fund rehab and not enablement.
- ▶ Expanding infrastructure to meet the needs of all the new residents with all the apartments being built.
- ▶ Local crime, i.e. break-ins (vehicles, sheds, storage lockers, small businesses)
- ▶ Traffic
- ▶ Bringing the original roads and drainage up to acceptable standards!
- ▶ Water treatment and adequate schools for the amount of new homes being built.
- ▶ Other than the city's economic recovery from the Covid-19 pandemic, maintaining control of either overdevelopment too quickly or allowing the wrong type of development to occur, i.e., allowing a cannabis production operation to proceed right in the middle of the City.
- ▶ Sidewalks and street lighting
- ▶ Lack of boots on the ground police. No excuses When our firefighters are short, they call in extra members/departments to bolster numbers. There should be a minimum of 10 police officers working at all times.
- ▶ Balancing quality of life versus growth. For example, Vineyard is already extremely busy. There are 100's of houses being built above yet Vineyard is the only access. To make matters worse there is zero enforcement of speeding.
- ▶ Balancing growth versus quality of life. On Vineyard we are faced with a Mad Max torrent of traffic. Even so, further development is ongoing. To make matters even worse, the RCMP refuses to enforce traffic laws.
- ▶ Why is there only one route for 100's of residences? What happens in case of an emergency?
- ▶ "There's a lack of a downtown core. Westbank should be split. Main Street should be two way two lane traffic and aimed at having a proper downtown, the side streets should also be sprawling with small business. DOBBIN can become a 4 lane highway as many of the businesses on that side are already aimed at highway traffic.
- ▶ Young people being able to buy a home and stay in community.
- ▶ City of West Kelowna is too small to justify being its own city, resulting in total duplication of all the services that the City of Kelowna offers, for no benefit whatsoever to WK citizens.
- ▶ Traffic, council is doing the right thing by encouraging higher density residential building in downtown Westbank and Anders road, people who enjoy West Kelowna need Multi Family housing and services to retire to.
- ▶ Traffic
- ▶ Traffic flow
- ▶ Homelessness and the crime that follows it
- ▶ As the city continues to grow, I think it will be challenging to adapt the previous city plans that have been put in place to accommodate the growth. For example, the one way streets, lack of sidewalks, existing retail spaces (superstore seems to be taking up land inefficiently the way it was built), etc. I also get worried when I see so many vacant retail spaces.
- ▶ Water quality, traffic, lack of safe bike lanes especially on Carrington, Boucherie From Hudson North . there isn't even a safe shoulder to ride on. We want people to cycle instead of drive but people won't cycle if they don't feel safe



- ▶ I see a challenge with jobs and opportunities for others. I see this a lot for high school kids and people out of college with limited experience because not many employers like to hire without experience but we can't get experience if we have even to get a job in the first place. the shortage of jobs makes it hard for teens and others to work and if they do, it's short hours that are not enough to live off of.
- ▶ Growth and transportation. The high growth rate is already starting to cause transportation problems, and it's just going to get worse. Slow growth and boost transportation solutions?
- ▶ Cycling paths and sidewalks. Road maintenance and lightning.
- ▶ Our biggest challenge is clean water to drink and Covid 19
- ▶ Bringing more business to the west side. We have too many empty retail spaces. The city needs to work harder to bring in more business and keep it. Getting ride of the one way streets may help.
- ▶ I think the biggest challenge is the protection of our environment and the balance with development. Does the CWK consult hydrologists when it comes to development? As we remove more trees that affect our aquifers, we put ourselves at increased risk of fires, landslides, disruption of waterways etc. Development has to be very thoughtful as we move forward and applications may need to be denied based on strong environmental guidelines.
- ▶ Provide a second crossing to Kelowna, also provide incentives for new retail businesses to open and stay open!
- ▶ Provide a second crossing to Kelowna, also provide incentives for new retail businesses to open and stay open. There are so many empty brand new retail spaces that are sitting empty. I feel if there were more stores available in West Kelowna residents would stay here to shop but the major of people drive into Kelowna as there are so many more options and completely filled strip malls.
- ▶ A bypass road for traffic that is just passing through!
- ▶ Providing job and economic opportunities for a growing population - that don't require commuting into neighbouring cities. Or providing a more adequate transit system so that commute is more feasible without a car.
- ▶ Traffic congestion alleviation. Second crossing to Kelowna?
- ▶ The biggest concern is loss of livability in the chase for tax dollars. West Kelowna is far too dependent on residential tax income. As a result policy seems to be determined to allow uncontrolled development to gain such tax dollars at the expense of those already living in West Kelowna. The OCP is a joke since it is being constantly changed to accommodate developers. There is something wrong when a 7 lot subdivision remains incomplete after 6 years and because of that, quality of life for the affected community has suffered during this time. If you drive down almost any road, the beauty of West Kelowna is ruined unsightly infrastructure objects such as power line after power line. It is 2020, these things should be put underground for aesthetics but also for protection against storms and forest fires.
- ▶ Taxes and water use. As long as we listen to what everyone wants vs needs taxes will continue to increase. We have limited water yet we continue to add more users to the system, will this ever stop.
- ▶ Having safe streets in a residential area in West Kelowna Estates. People are using Parkinson Rd as a racetrack and it is unsafe for people crossing the road, walking, biking. When I phone the police, they said they can't do anything about it.
- ▶ No manpower to police it. Yet they set up speed traps down Westlake Rd but not in our area. Someone will be killed on our road before anything will be addressed.



- ▶ Unsafe drinking water, we go to Belize in the winter and it is safe to drink tap water. We come home and our water is not safe to drink. Amazing how living in Canada and don't have safe drinking water. Traffic being created by new development up Smith Creek without road improvements that include sidewalks for pedestrians . Keeping expenditure down to the minimum. Traffic is a concern and lack of bike lanes. In addition, most people commute to Kelowna creating a suburb of Kelowna rather than its own city. We should focus on creating local jobs and developing a downtown core (Cafes, breweries, restaurants with walking paths).
- ▶ The biggest challenge to the health and safety of West Kelowna residents is the lack of a connective active transportation infrastructure. There are sidewalks that abruptly end. Children walk on shoulders on busy roads. Seniors or people with disabilities (wheelchairs, walkers) have no reasonable access. No usable bike lanes that would encourage the use of bikes for leisure or commuting purposes. This also has an environmental impact compared to motorized transportation) Street lights are an issue on many of the main thoroughfares such as Boucherie Road and Shannon Lake Road.
- ▶ Remaining independent from Kelowna. Opening more access to Okanagan Lake.
- ▶ A better balance between development and existing residents. It seems to be too easy for developers to diminish the interests of existing residents.
- ▶ Infrastructure, roads and utilities, need to be updated.
- ▶ The city has revamped the Wine Trail roads which is great as this brings revenue to these areas. I'm concerned about our older neighborhoods. These all have younger families. I would like to see all our smaller and older communities within West Kelowna have access to the wonderful inclusive elements of vibrant communities similar to the newer neighborhoods. For example, sidewalks, bike lanes, etc.
- ▶ We need a new High School.
- ▶ The Homeless Population. We need an appropriate safe place for them with easy access to support services for those that would like to work at changing their situation
- ▶ Maintaining/increasing infrastructure to accommodate population growth. Currently many residents travel daily to Kelowna for work/services/shopping. Will need to make travel routes larger or increase the amount of jobs/services//shopping here to accommodate growth.
- ▶ We need a City Hall.
- ▶ Environmental destruction.
- ▶ West Kelowna looks like an industrial wasteland in many parts. No vision. This could be an incredibly beautiful city but it's losing more and more of its natural character all the time with ugly box stores and terrible zoning. We need to protect green space quickly or we'll just become streets off a highway. It seems like development is the only priority of this city.
- ▶ The rapidly growing community and keeping up. Already there are traffic issues, increasing theft and vandalism and not enough recreation facilities for the size of the community. These will only increase with additional people coming.
- ▶ Upgrading infrastructure in older residential areas (adding lights, sidewalks, pedestrian access) while at the same time adding new residential areas.
- ▶ Improving water quality to reduce the amount of water advisories.



- ▶ Managing bear/wildlife encounters in residential areas. We need to look at bear smarting our community along with fire smart.
- ▶ Schools and recreation areas, sidewalks and lights are seriously lacking.
- ▶ Maintaining controlled housing growth. Already we are seeing housing being built outside acceptable height restrictions and this being allowed by the city.
- ▶ I am worried about the amount of housing being built. Apartments downtown, the huge subdivision in Smith Creek etc. - how is this small town supposed to sustain this? What about the sewer system? Our poor water quality? The increase in crime? The lack of amenities. Why not make what we have better and not drown it in housing and cars. This is turning into a city and it is losing its small town appeal.
- ▶ Definitely more pick up options for recycling! Paper only pick up is great, but I'd live for the option of plastics, glass, cans, etc. to be picked up as well!
- ▶ Too much on building out into the office forests, we need to build up not out
- ▶ Understanding and working with the community on behalf of our homeless...
- ▶ Equally...a critical medical centre
- ▶ Infrastructure planning such as wine trail with bike lanes on Boucherie Rd
- ▶ Having a proper downtown without the couplet and have a vibrant place you can actually go to not just stop at a store and try and park on the side of the highway
- ▶ The challenge is getting all the empty stores filled with business and building and bigger Aquatic Center for the growing community
- ▶ A growing city that is outgrowing its ties with Kelowna. For example, one bridge, the lights leading up to that bridge (From Xtreme theatre to the car wash should have overpasses to not stop highway traffic), not having a hospital.
- ▶ The biggest thing is growing from a city of empty strip malls to a quaint lakeside city.
- ▶ Accessibility for all types of transportation including walking, safely around neighbourhoods.
- ▶ Traffic and proper control of it. Asquith and Shannon lake road intersection needs a roundabout. Need a advance turn signal at Butt and Old Okanagan Hwy. For better flow of both.
- ▶ Preventing and reducing crime
- ▶ Infrastructure: A second bridge crossing is needed, and hopefully a commuter LRT/Cable Car line as an alternative to Hwy 97. West Kelowna also needs a Critical Acute Care/Emergency medical facility. I think a roundabout at the intersection of Bartley and Ross roads with completion of the Ross road sidewalk to the intersection will improve safety and reduce speeding.
- ▶ Being our own community. More independent from Kelowna. Our own destination
- ▶ CRIME
- ▶ Strong urban residential development planning amongst agricultural land.



- ▶ We pay good taxes live in an urban area and always on a boil water . maybe that needs to be priority and not sports arenas as we live in an area where sports can almost be played year round
- ▶ Needing another high school and more sidewalks!
- ▶ Public safety. Includes not only secure access to power and clean water , but crime, homelessness, drug use and trafficking.
- ▶ Traffic. Continuous development without the road supports in place. When we were evacuated out of Tallus Ridge a number of years ago the traffic was manageable. Now with so much development in Shannon Lake & now the huge development in Smith Creek the roads are not in place to support the amount of houses being built
- ▶ How to deal with the transient/ homeless people
- ▶ Retaining and saving our residential neighbourhoods from including future high density housing.
- ▶ Not having the road infrastructure to support the population growth
- ▶ Overcrowding areas like Glenrosa, annihilating our limited green space
- ▶ Climate change. Without addressing this first and foremost and including it in any planning process, we are setting the community up to fail.
- ▶ I see traffic or an alternative route being a big challenge on the West side. It is apparent that steps need to be taken to allow the possibility of a through route or expansion of the current road system, however doing so in a way that disturbs the regional park systems we have in place here is not an option that I believe our community will support. So it will be a challenge to navigate the logistics of functionality and what our community is driven to protect.
- ▶ The proposed church being zoned on Westlake road. It's going to destroy the turtle habitat and the ecosystem necessary for them to survive
- ▶ Traffic on 97. During height of Covid crisis, it was okay. Now that we're in stage 2 & 3, it's getting ludicrous again - southbound on 97 anytime after lunch is horrendous.
- ▶ Finding better solutions to living with animals (bears, etc.) and mitigating harm to natural habitats in our community
- ▶ Building a City Hall.
- ▶ Traffic on Hwy 97
- ▶ It's in need of a new high school, (SD23 is dealing with) good drinking water for all of Westbank not just Glenrosa, 100% a city hall, we are a city now and need a city hall.
- ▶ We are increasing our community's population without having the public transportation in place to support all these people commuting to work. The Okanagan's population is still very car obsessed and all of these apartments and houses are being built and the people moving in have multiple vehicles which then clog up the streets when they're moving and when they're parked. Make public transportation better so people don't have to rely on all these vehicles and we can attract citizens with a greener vision. I come from a single-vehicle family and my husband literally can't make it to work and back using public transportation because it's so bad here (scheduling, availability, reliability). I can't even take my kids to the library (a ten-min ride) and back without scheduling 2.5 hours for the round trip because of how absurd the schedules are.
- ▶ Crime



- ▶ Infrastructure, traffic management; working with BC gov't to fix the highway traffic flow NOW!
- ▶ Infrastructure maintenance costs, created mainly through poor land use management decisions
- ▶ I don't know how it would be changed but the way people drive so fast through residential areas with blatant disregard to school zones (up Horizon for example) is hugely concerning. We own in Rose Valley but our family is looking at relocating because of it. I know a few areas are struggling with this.
- ▶ Also the HUGE influx of crime, is astonishing and appalling how bad it is. Seems like daily people have their vehicles broken into or their homes broken into. It used to feel like a safe, cozy neighborhood but now it's a huge stressor wondering when someone will be back in the area ransacking our belongings. Not sure where to put this point but I really disagree with the alcohol permitted on beaches. If people can't go that long without having a drink than they shouldn't be drinking at all! Has anyone put thought to how these people drinking on the beach will get home? Likely driving putting our community more at risk not to mention disrupting families or couples or individuals trying to enjoy the serenity our beaches have to offer.
- ▶ We have a great welcoming vibe within an amazing young city, a lot of families with young children. I feel that the city needs to focus on having places that are easily accessible for sports. We need more ice arenas for hockey and ringette kids. We need a proper track for track and field kids to practice. We have a soccer done that is very welcoming, but the lack of seating is almost laughable.
- ▶ I know the city needs more space for its employees just trying to their jobs, I would be in favour of a new city hall.
- ▶ The school system is failing our kids, why should we only have one high school That is totally overcrowded. We need a second High school ASAP.
- ▶ Aside from water, Maintaining the small town community environment during growth.
- ▶ The biggest challenge is holding on to farm and agricultural land. Small exceptions keep being made but they all add up in the end. We need to keep all our farming and agricultural land to a minimum of what it is now going forward.
- ▶ Protecting endangered species and their habitat
- ▶ I think that it's absolutely paramount that West Kelowna balance new development with natural spaces and the scarcity of water.
- ▶ I think the biggest challenge is that West Kelowna isn't really a city. It has no downtown; it has no adult geared night life. It lacks quality restaurants outside of the wineries.... it's a "city" that relies directly on another city to survive. If Kelowna disappeared tomorrow, West Kelowna would disappear. And that's really unfortunate. West Kelowna needs to develop further...expand its own downtown core... create the feeling of an actual city. If you look at Surrey and Abbotsford and all of the surrounding cities around Vancouver, you can clearly see that each entity is a city in and of itself. They aren't just an arm of Vancouver. That's what West Kelowna feels like to Kelowna... and I think they are going to need to try and fix that image.
- ▶ Alternative power supply to the city; Revitalize the town center; under/over passes at Hudson & Boucherie for traffic along Highway 97. A city bypass for trucks.
- ▶ The new houses and increased population but lack of sidewalks in the area. Cars drive too fast and it is NOT safe.



- ▶ The next big challenge is traffic, I know it's ongoing but with so much more traffic, we need to find a way to have it flow safely. Not just on the main highway, but coming down from all the different areas. That may mean more roundabouts, for example at Shannon Lake, Bartley, Stevens intersection. Ross and East Boundary gets congested. Longer turning lanes so traffic can get into them, and to get on the main route or off.
- ▶ Stop developing every scrap of land. We want fields, green spaces and wildlife.
- ▶ Accessibility through and within the westside.
- ▶ With new neighborhoods being constructed in different areas of our city it is incumbent to have our road networks to accommodate the extra flow of traffic especially accessing HWY 97.
- ▶ Urban development without enough green space.
- ▶ The homeless population
- ▶ Roads and walkways. A lot needs re-surfacing never mind patched up. But making the flow of traffic through the core of Westbank over the bridge needs to have a major overhaul. Tough as it's government but major issue. Also make it a nice town to drive through when you arrive. LED lighting with a newly paved sidewalk would do wonders. (Call Greg Collins at Houle electric if needed to get this done!) . But yes expedite that water treatment plant eh! Thanks for taking input there is a lot of good knowledge out there.
- ▶ Climate change
- ▶ Efficient transportation through our city
- ▶ Traffic flow and congestion, especially at commuting times. It's a lot better right now with a lot of people still working at home, but it will only get worked with more and more families moving to West Kelowna.
- ▶ The traffic and downtown core
- ▶ Lack of high school space
- ▶ Downtown west Kelowna- removing homeless persons and revitalizing for pedestrians and new business
- ▶ Overdevelopment leading to loss of green space and water shortages
- ▶ The growth of population and development without harming the very things that make West Kelowna amazing (small town feel, beautiful wooded scenery etc.)
- ▶ The lack of full time employment. We need more diverse working environments.
- ▶ Infrastructure, mainly Hwy 97 congestion.
- ▶ The city's ability to manage costs. Taxes continue to increase significantly. Council does not realize all costs have to be reduced and difficult decisions have to be made. The city does continue to support the removal of the speculation tax, but the province does not realize the negative impact this is having on the community.
- ▶ Creating communities that take away the essence of West Kelowna. The small farms are being taken away and replaced with many homes. People are not encouraged to embrace the farm and orchard lifestyle which is the Okanagan. Helping those who are trying to maintain this type of space is essential for everyone
- ▶ Lack of sidewalks



- ▶ The downtown is an embarrassment
- ▶ Roads and sidewalks to new subdivisions. More houses and subdivisions are being opened without adequate roads being built or improved to support them. Boucherie road has been made prettier in the "wine" section, but certainly not adequate for the amount of daily traffic that uses it. Another example is that Vineyard Rd is now the ONLY access road to all the new houses being built up on Boucherie Mountain. Also, Mt Boucherie used to be a wonderful park for hiking but it is being taken over by houses. We must preserve this amazing mountain for hiking!
- ▶ City spending money on new city hall
- ▶ Biggest challenge is to stop to growth of this town and look after those already here
- ▶ One of the biggest challenges I see in the community is not having enough in West Kelowna for kids and families to do together. I grew up in Westbank and we had the waterslides, old McDonald's farm, go carts, bowling alley, beaches, public pool etc. Now there is nothing really here, a few parks which aren't very inclusive for all ages as most do not have baby swings and are small playgrounds with limited space, the spray park is small and so far from the lake it makes no sense why it was put so far away when in Kelowna, Peachland, Summerland all have amazing spray parks right by the beach for families to enjoy. The public pool hasn't been updated in over 15 years, while Kelowna has more public pools including h2o its not the easiest for transportation for a lot of families in West Kelowna. It would just be nice to see more family attractions in this town instead of just wineries and stores. If you expect a town to grow, more should be available for families to enjoy here.
- ▶ Transportation within and through the city.
- ▶ Traffic and new bridge
- ▶ Land and space for business and residents. Not focusing on quality jobs and forcing traffic across the bridge. Water sources and conservation. Lacking amenities for families and recreation (what little money we have spent on treatment plant, city hall, sidewalks, etc.).
- ▶ Commercial space or gravel pits being a great part of the view. West Kelowna is one of the poorest laid out and ugliest cities I have lived in.
- ▶ Protecting the character of the area while allowing more dense development at the core. No sprawl, please.
- ▶ The biggest challenge is the tax base. All residents in WK use the roads and services but not all pay their taxes to the city of WK. If you are living on first nations land, you pay into their government. The city has to find a way to have all residents pay for the services they use. Revenues have to increase substantially to be able to maintain roads, build sidewalks, improve street lighting, and to implement new projects.
- ▶ Affordable housing and more/better resources for the increasing homeless population.
- ▶ A hospital...which I think can happen in stages. Start with an emergency room, radiology department, casting room and ambulance bay on the bottom floor with all the rough-ins to build wards going up as time and funds permit.
- ▶ Keeping young people living here. Aside from the beaches in the summertime there is not that much for younger working demographic to do. There's no night life and limited activities/entertainment.
- ▶ Traffic



- ▶ We have way Too many condo developments and too many multi-family homes or buildings have been approved which brings all the chaos and issues we currently experiencing today, that including the shortage of essential services (We don't have a hospital, drinking Water, over-saturated highway) - STOP Issuing permits and only allow single detached homes to be built. The current infrastructure we have can not support nor will support in 20 years, as we do not have the geography to allow this type of population increase in the area.
- ▶ Creating job opportunities for youth and tech.
- ▶ Traffic flow. We need to consider a bypass / second route to and from the bridge
- ▶ Water, we need clean water. We are not a third world country. Let's get it together. This should come before city hall, even though I agree it is important.
- ▶ Lack of business to support the infrastructure needs for residences. The taxes will cause people to leave if we can't ensure large businesses on First Nation land pay their share.
- ▶ Expanding jobs to keep citizens of west Kelowna living and working on this side of the lake. Also planning main roadways through west Kelowna to keep travel time down. West Kelowna will grow, but we want to make sure the ease of access to the areas we want to develop, maintain a certain ease and "time of travel to amenities" that small towns enjoy.
- ▶ CKW needs to have more overpasses to ease the flow of traffic along Hwy 97.
- ▶ Overcrowding. The population here is only increasing and highway 97 is already outdated for the population we have. No more lights, we need overpasses.
- ▶ Keeping the lake accessible
- ▶ Cleaning up and keeping our streets safe. Need for more affordable housing, proper space for homeless to be off the street and into treatment.
- ▶ Growth
- ▶ West Kelowna needs to get ahead of the homelessness that had increased in recent years. Create long term solutions, provide adequate resources and support, and protect our residents, businesses, and visitors from "big city problems" - such as theft, vandalism, and exposure to the drug using population. This is an issue that has grown significantly in the past 2-3 years, will not slow down, and if allowed to continue to increase and take hold, will quickly and easily deter people and businesses from the City of West Kelowna, especially our down town core (or Westbank Centre to some)
- ▶ Traffic between bridge and Glenrosa
- ▶ I think the street population already is and continues to be a huge challenge. For the downtown core to grow and flourish appropriate steps need to be taken to protect not only the businesses but all the residents that are moving into the downtown core. If the attempt is to become a walk able community, much needs to be accomplished. Not just providing housing for the street population is an answer, well educated and trained people are required for success to happen and for the individuals to succeed.
- ▶ Continuing support of small business to keep them here and thriving. Our 'downtown' strip needs to be elevated
- ▶ Policing and crime prevention. We need to put the RCMP on notice that they will no longer tolerate their brutality - yes, I have experienced it in WK. We need them to make prevention a priority and we need investigations on property crime.



- ▶ Re-development of the downtown core to put small businesses in place like Pandosey are in Kelowna to boost small business opportunities. Hopefully, this would boost tourism in west Kelowna and help establish a better tax base for community growth.
- ▶ Bike lanes are a huge priority for our city right now. As a family that utilizes our bikes for transportation, with the exception of select roadways, it is dangerous to commute. Shannon lake road especially and old Okanagan highway NEED bike lanes asap. Moreover, we need to build a city wall and expand the public works departments to maintain our city.
- ▶ WK keeps on growing. We need to become independent from Kelowna. WK must create an inviting downtown with events. Fe fireworks on New Year's Eve. Now for all the fun and jobs, everyone needs to go to Kelowna
- ▶ WK keeps on growing. I am worried about our infrastructure. We need to become independent from Kelowna. WK must create an inviting downtown with events and fireworks on New Year's Eve. Now for all the fun and jobs, everyone needs to go to Kelowna.
- ▶ The death of small business to amazon e-commerce and the loss of revenues from that source, among the massive vacancy of building property that will ensue. Housing crisis and food crisis from environmental catastrophe essentially guaranteed will be a problem. We will need food production that isn't just wine grapes to feed our community and country some day.
- ▶ Lack of alternative transportation infrastructure. I'd like to see more separate bike paths. There is a great opportunity with e-bike to improve our transportation.
- ▶ Weak power grid. Lack of redundancy.
- ▶ Lack of an exciting downtown area with common spaces.
- ▶ Infrastructure in relationship to growth especially safety (sidewalks), public transport.
- ▶ Homeless people and drugs, should be removed from downtown and all tourist areas
- ▶ The highway downtown
- ▶ The biggest challenge we have is traffic & it is only going to get worse. Hwy 97 needs to be addressed now not in the future. Overpasses need to replace the lights which creates traffic delays. There also needs to be another crossing from the Westside off of the connector to Kelowna.
- ▶ Commuting within the city
- ▶ I believe a very large challenge will be to ensure a second line for our power system. The way it stands, if a wildfire took out our main power line, we're hooped. Covid, the treatment plant, and all other business and road traffic, communications etc. would be chaos without power
- ▶ Proper highway structure to move traffic through or around city center with as little congestion as possible
- ▶ The need for a high school and a hospital are important. And our older neighborhoods need sidewalks.
- ▶ Traffic
- ▶ Pedestrian and bike lane to move around the city. The city is not design for sidewalk or bike lane. I live downtown WK and there is no bike lane to go to the bridge. You need to use the highway. Passed the bridge there is plenty of bike lane.



- ▶ West Kelowna hasn't made establishing a downtown core a priority. It's a collection of strip malls and big retail stores. The current "downtown" in Westbank is disrupted with a highway running through it. I never go to downtown Westbank - it's not a place I would walk around with my family due to the traffic. I always go Kelowna. I think there needs to be a development plan for a downtown that isn't on the highway that offers small shops, restaurants like Kelowna. Only then will West Kelowna truly build a small community. So, please stop building strip malls every time some land comes available. Also, look at what fits in a neighbourhood and what the residents want. The proposed church above the pond in Rose Valley is unnecessary and doesn't fit what the community wants or needs.
- ▶ Power supply. We could have a wind farm at the bluff, and possibly a micro-hydro system on our reservoirs. Maybe make it so people can hook their own solar power into the community grid. I really like the idea that if every rooftop was covered in solar panels and they were all hooked into the grid. our cost of electricity as well as our carbon footprint should come down.
- ▶ Lack of proper roads with no way to correct traffic flows after excessive housing development. Roads first, housing second, otherwise you are not planning.
- ▶ I wish you would stop building more houses and more condos here. Why can't we stay the size we are now, and better yet, why couldn't we have stayed the size we were 10 years ago? Why do city councils always want there to be more people? If you want to live where there's more people, why don't you go on live in Vancouver? I want West Kelowna to just stay small. I hate that you have allowed six story apartments behind Lordco. Everywhere I go, there are new apartments and places to live getting built on the WFN land. I hate it. Why do we need more people here? I moved here because it was a small town. I wanted to live in a small town. You're making our small town into something with thousands and thousands of people. I used to see the lake and the mountains and the hills everywhere I drove. Now in West Kelowna all I see are more houses and more apartments all blocking the view of the lake, and all making it too busy, too big, and too out of touch with nature and the beauty that surrounds us.
- ▶ Crime. Allowing repeat offenders to stay in the community. Being lenient on property crime. And having the downtown core become unwelcoming.
- ▶ Infrastructure needs to be completed throughout West Kelowna including sidewalks and streetlights. It is time for the water quality issue to be dealt with and hopefully the new water treatment plant will be completed by 2022.
- ▶ Maintaining safe neighbourhoods.
- ▶ Homelessness and transients have greatly impacted our area in the last 5-10 years. With that, there seems to unfortunately be an increase in neighbourhood crime and vandalism.
- ▶ Infrastructure and transportation. We need to ensure traffic moves through our city and not stopped in an effort to capture shopping dollars. We need access to walk and bike around our city without the fear of traffic
- ▶ Homeless and the petty crime that supports them.
- ▶ Just moved here and then find out that there's a homeless shelter 2 blocks away at the super 8 hotel close to a daycare and residential homes
- ▶ The crime and street people in the Main Street area.
- ▶ Movement of traffic with all the new developments
- ▶ Keeping small business alive. Traffic is a big concern.



- ▶ A emergency medical building is much needed.
- ▶ Lack of policing in subdivisions
- ▶ Loss of business downtown due to divided highway. Should redesign so highway traffic (large transports etc.) do not go through the downtown core
- ▶ Manage growth with a strong consideration towards environmental implications. Creation of a forward thinking community with heavy emphasis on new energy and environment
- ▶ Environmental concerns
- ▶ Access to healthcare and social services (e.g. homelessness)
- ▶ Becoming a place where people can live in without always needing to drive to Kelowna — we are still very much a subdivision city. Restaurants etc. are still in Kelowna.
- ▶ It does not feel like a community to me. There is no real downtown. My husband and I live in Lakeview Estates and consider ourselves Kelowna residents. We find it more pleasant to hop across the bridge if we want to go for coffee or out for a drink or dinner or to stroll through the shops, also the walk the waterfront. We moved to West Kelowna because we liked our house and our view but after 5 years, we still feel no attachment to West Kelowna as a separate community.
- ▶ Transportation. We need overpassed on highway 97, despite what Kelowna does.
- ▶ Getting our water safely. Still boiling mine.
- ▶ Increased crime and break ins.
- ▶ The homeless population growing. I don't believe in providing "hotels" to live in. They do not want it or respect it. We need addiction support.
- ▶ Youth center
- ▶ Traffic and poor road system. Only one access road out of Glenrosa
- ▶ Poor city planning and wastage of municipal funds on unnecessary and nonessential infrastructure such as a new city hall hanging baskets etc.
- ▶ Providing up to date Water treatment, no more advisories, and Sewage disposal.
- ▶ Infrastructure
- ▶ I think our biggest challenge is to not expand so fast that we cannot afford the proper maintenance of what is already in place. As a city we are already struggling to keep our roads maintained and safe. There are far too many large trucks using Shannon lake Rd, creating pothole and erosion at the edges of the road.
- ▶ I am very concerned about the homelessness, petty crime and the amount of cannabis retail/industry approvals. I feel like we are becoming the drug city
- ▶ Not trying to be like Kelowna , politicians want to look pretty and invite tourists, locals want their own city to work and play in. How's it working out for Kelowna to depend on tourism ? Not well is it.
- ▶ Being our own city not a superb of Kelowna, not enough schools for growing population and our own hospital/medical center!



- ▶ Out of control development and lack of infrastructure to support the growth.
- ▶ I see a big issue with crime.
- ▶ My biggest issues are homelessness and petty crime as well as the number of approvals for cannabis retail/industry approvals. I feel like we are becoming the drug city.
- ▶ Water quality and building a state of the art City Hall in a downtown location convenient access by walking, transit and ample parking.
- ▶ I don't see global issues of much interest for local politics. I am retired Business Professor and my concern is to keep city management effective and not create lame bureaucracy, as I see it developing in Kelowna.
- ▶ The biggest challenge is the Water treatment plan, Secondary Power Source, and a emergency care facility for the Westside
- ▶ Because of the demographics of west Kelowna, many residents are against development even though it is a necessity to ensure affordable housing for new residents. I think the city should focus on creating denser neighbourhoods, more condos and townhouses, and increasing public transportation to create a green, sustainable community for future generations.
- ▶ Unchecked housing development that does not take into consideration the environment or lack of infrastructure. This includes parallel commuting routes and lake crossing. You can't keep building or expanding neighbourhoods and just dump the traffic onto the highway.
- ▶ Creating a car free downtown core a livable centre that rivals Kelowna
- ▶ Traffic flow
- ▶ Clean Water. When I moved to Lakeview Heights in 2000, clean water was not an issue, we had it. Now that there is so much development, The water Treatment can't keep up and we often have a boil water notice and if not that a water quality advisory. This is , for me, the first priority, and to stop building more homes till we have it . Also I would like to see the power lines buried on Boucherie road. When the roads were upgraded to house the Winery Route, they left the ugly power lines swinging across the newly planted trees. When they go into phase 3 or the next phase, it would be advantages if the house with lake views didn't have to see them through power lines...Most European cities have their power lines under ground.
- ▶ Traffic and layout of city footprint that makes sense for people and business
- ▶ Keeping undesirable businesses out of the downtown and shopping, residential locations. If these businesses want to come here put them in the industrial areas.
- ▶ We require a upgrade to our power supply. Homeless throughout downtown during the evening's
- ▶ Too many rental units
- ▶ Sustainable growth, we need to encourage development that enhances the community by providing housing options for all
- ▶ Affordable housing especially for first time buyers.
- ▶ Emergency Health Care Centre on this side of the lake.



- ▶ Infrastructure, so many homes in a very little time span, water update being done, electricity line upgrade, more schools, upgrade education courses more availability
- ▶ Having a downtown with commercial and walkable shops
- ▶ Keeping the small town feel and protecting our natural resources as our population continues to rise
- ▶ Trying to balance rural feel with a small city pull. Development is going to happen but why allow lots of building when there is only one way out of a community because a road is blocked off with a chain/concrete barrier. Years ago that was fine but as we grow things need to change.
- ▶ Trying to balance development with existing infrastructure. Sure you can build more houses - but if there is only one way out (because a road is barricaded off) things need to change.
- ▶ Trying to balance new development with old infrastructure. Why build more houses when there is only one way out of a neighbour hood because a road is barricaded off - change happens.
- ▶ Creating a welcoming, vibrant downtown core with restaurants & shops. Beautify downtown! So people want to go for a walk, stop for food, listen to music and hang out. Then we don't need to cross the bridge to go to Kelowna to enjoy what we have here in our own backyard.
- ▶ Urban sprawl. Really became an issue in the lower mainland. 1 - 2 hour commutes to achieve the dream is not healthy. I see West Kelowna as a great work/play community.
- ▶ Creating a vibrant and beautiful downtown where people want to go and hang out and support restaurants and shops. Not having to cross the bridge to enjoy what we have waiting in our own backyard, waiting for development
- ▶ Transit system in neighborhoods i.e. Mission Hill Road should have busing up to the winery for tourists that are on foot.
- ▶ Traffic moving quickly through our area. Allow it to move through, and NOT be like DT Kelowna with lights every block.
- ▶ Traffic. Homelessness. Drug use
- ▶ Getting clean drinking water throughout the WK community. Enough of the apple juice, or worse, clout of the water and having to boil in for weeks on end the last several years.
- ▶ Water quality, climate change...need to start building with solar, wind, green everything. Grow upwards and not urban sprawl. Need a nice strip of cafes along the water.
- ▶ Maintaining an affordable city where all can live
- ▶ Traffic on 97
- ▶ Catching up on our infrastructure deficit. So many roads need improvement and we need safe places to walk. Sidewalks if possible.
- ▶ For numerous reasons, I suspect West Kelowna is incapable of transitioning from a automobile-centric suburb to a truly local, walkable, bikeable, community. So much potential, but very big challenges: cut in half by a highway, very few sidewalks, no bike lanes, no pedestrian friendly core.
- ▶ For numerous reasons, I suspect West Kelowna is incapable of transitioning from a automobile-centric suburb to a truly local, walkable, and bikeable community. So much potential, but very big challenges: cut in half by a highway, very few sidewalks, no bike lanes, no pedestrian friendly core.



- ▶ Our best season is polluted by stunningly loud motorcycles and trucks roaring throughout city streets. The unwillingness to stop this anti-social (and illegal) behaviour reflects the overall lack of resolve to transitioning West Kelowna into a livable small city rather than a place you drive through, and past. "
- ▶ I believe one of the biggest challenges for our city is creating, balancing and sustaining viable business, commercial, industrial and agricultural sectors. Currently a significant portion of the business community is located on First Nations land. It is critical to the long term financial health of our city that we plan, attract and grow these sectors.
- ▶ Traffic flow as it affects vital services such as ambulance and emergency response as well as frustration during daily commuting.
- ▶ Lacking an identity. When I think of west Kelowna, I think of the newer strip malls and businesses on WFN. The city of west Kelowna itself is disconnected, aging and lacks any appeal to young families. Few businesses succeed here and the ones that do are chains. Where are the small mom and pop shops, or new business ventures? The city lacks culture, it lacks an identity.
- ▶ I think the biggest challenge is transportation. The highway needs to be more efficient to bring all assets together.
- ▶ Businesses survival rate
- ▶ Transportation. The highway is inefficient and will stunt growth and investment.
- ▶ Neighborhood upgrades, sidewalks, lighting, improve bus stops with seating & garbage containers
- ▶ being aware how development affects surrounding areas both short and long term. e.g.: environment , pollution, traffic volume, safety
- ▶ I think the biggest challenge is attracting a variety of businesses to West Kelowna in order to create diverse job options for its residents
- ▶ Bad water districts
- ▶ No hospital"
- ▶ Traffic, if no overpasses are built or a highway bypassing Kelowna & West Kelowna
- ▶ Making sure we have a back up plan for power
- ▶ Traffic, making it easy to get around the community
- ▶ We need an increase to our RCMP members in order to provide necessary services to our community. The current numbers are well below required staffing levels.
- ▶ The biggest challenge that WK will face is agricultural sustainability and food security. We are losing land preserved for farming and agriculture and, while this latest pandemic did not greatly affect our food supply, another one may in the future.
- ▶ Revitalization of our downtown, how can we be a real town without a functioning downtown area, full of restaurants and shops.



- ▶ Debt loads at all levels of government and household. I believe we are already at unsustainable levels of debt and will be seeing austerity measures or outright failure from all levels of government in our future. This will affect local government reducing inputs from provincial and federal levels forestalling our ability to move forward as a community.
- ▶ Traffic. The highway is such a major connection through town, and between Kelowna and Peachland. The flow of traffic needs to be improved, especially at the Boucherie intersection and passing through Westbank.
- ▶ Building its own identity. When you think of West Kelowna, you think of strip malls along the highway (which are actually WFN). There is very little culture even compared to much smaller towns like Peachland. Nearly all restaurants are chains. Where are the Mom and Pop shops? Where are the neat local stores? The old part of West Kelowna is a graveyard for businesses. Aging infrastructure, and vacant buildings destroy any curb appeal that may have existed. Talking to local business owners, they're scared to expand to West Kelowna. Poor layout, access and sprawling density punishes profits. And nearly all premium waterfront has been occupied by farms, houses, and mobile homes. With those opportunities wasted, West Kelowna is destined to remain a highway city. Poor planning has compounded over the years to truly restrict this city's development.
- ▶ Effective traffic management!
- ▶ Traffic
- ▶ Continuing the sidewalk and bike paths on roadways to allow residents and visitors to leave our cars behind. The electric bikes are allowing us all to use them to shop and run errands rather than starting the car
- ▶ Drinking water, I have been boiling water continuously. The smell of bleach/chlorine is toxic again we have been asking for our treatment plant to be installed, more delays, even asking us to forgo this for a new gov. building. Covid-19 will be around longer than this year if we don't do something about the lack of using masks in our stores. Our tourist are thinking twice before coming, we need to show everyone in BC that were taking care of this problem. Where are the testing sites, I have not seen them? tourist should be tested before entering, or more cases. Keep us informed as to how many cases and where.
- ▶ We need to create a cohesive downtown core. The two main challenges to this are the highway and the fact that we share space with WFN. New development needs to be coordinated between the parties.
- ▶ Traffic flow
- ▶ Health Centre. West Kelowna urgently needs a modern well-staffed medical centre with an emergency department that can adequately serve residents from West Kelowna down to Peachland.
- ▶ We need a solution and not just a band aid for the growing homeless population. The theft levels in the industrial area over the time the temporary shelter was installed are unacceptable.
- ▶ Maintaining growth without effecting green space.
- ▶ City Centre revitalization
- ▶ I worry that the constant quest for tax dollars incentivizes city council to allow developments that are less than ideal. For example: create an over abundance of multi family developments contributing to density scenarios. I am also concerned that not enough scrutiny happens with a new developer's building plans as to how its plans fit with the surrounding existing developments. For example: the thoughtless mixing of demographic developments beside each other.
- ▶ Mitigating rising taxes and fiscal challenges



- ▶ Not enough infrastructure for new communities planned for Gellatly Rd South.
- ▶ Limited parking along the waterfront.
- ▶ The lack of services planning for the development plans you seem to want to do! Example water, road and sewer treatment
- ▶ Having the divided highway cut through “downtown”. There is no sense of cohesiveness with all the buildings, you have to drive everywhere to run errands all with big parking lots. No central location to park and walk around that is inviting.
- ▶ I don’t feel we have done a great job at making west Kelowna accessible. I.e. bike lanes
- ▶ Side walks and lighting
- ▶ Rapid growth with lack of transportation planning
- ▶ Homelessness. BC Housing has to do a better job of supplying what these folks need, like support staff (I'm not talking about nurses to help them shot up) that will help them with their problems, whether it is mental health, drug dependencies, battered or other issues. And to help those that need & want the help, not those that are milking and using the system which makes them all look bad. We need an Urgent care center in our community. We need professionals that will help the homeless, seniors and others that need this type of help.
- ▶ Not overdeveloping just to increase your tax base. Developing a welcoming and vibrant city centre, Sidewalks. Preserving small town feel while increasing development.
- ▶ Emergency Unit
- ▶ Enough room in schools for growing community
- ▶ Very fast growing community and not enough of water access/boat launch /parking.
- ▶ Increase in homeless people and with that comes crimes, needles, unsafely.
- ▶ There is nothing keeping our own residents on the west side. Nothing fun to do no places to sit and grab a drink and a bite to eat on the waterfront.
- ▶ Clean safe drinking water is still a concern followed by upkeep and elimination of traffic lights through installation of over passes. We need to reduce all the highway congestion.
- ▶ Security and finding a viable and permanent solution to homelessness
- ▶ Creating a community with a central hub rather so that visitors can stop and enjoy rather than driving straight through on the highway.
- ▶ TRAFFIC. We need more overpasses at major intersections, getting rid of the outdated light system. We have plenty of space to develop! Much safer and keeps the flow going
- ▶ Making the West Kelowna downtown people friendly. (A unifying theme.)
- ▶ Embracing the character of our community by maintaining and even creating greater lake/beach/park access for all citizens of West Kelowna, keeping buildings low as in many European communities, and encouraging our wine/agricultural businesses will make West Kelowna unique and a very appealing place to live. In particular Gellatly Bay is the jewel of our community and we must ensure that this amenity is used for recreation and enjoyment of all citizens of West Kelowna and not for tourism or development aspirations.



- ▶ Traffic flow from the bridge to Boucherie and through the downtown part of west Kelowna.
- ▶ Creating some sort of downtown core around a new city hall
- ▶ Increased traffic on Hwy 97 and the adjoining streets. i.e., Gellatly Rd intersection. Also Gellatly Rd and Carrington
- ▶ I think the biggest challenge is the homeless population and crime that comes with them.
- ▶ Traffic
- ▶ Establishing a meaningful and profitable industrial park.
- ▶ Increasing population and demand for services. We're growing... and unless the apocalypse is near. we're going to continue to grow. We need medical centres, we need doctors, we need a hospital, we need schools and we need more senior care. I don't have a crystal ball but civil unrest could be another challenge facing our community. We should be ensuring we strengthen relationships inclusively thru out our entire community.
- ▶ Too much growth. Too little infrastructure. Highways, sidewalks. General road maintenance
- ▶ Homeless ness and trying to get a business licence with affordable rental
- ▶ Infrastructure of drainage issues
- ▶ Homeless people and their negative affect on taxpaying citizens and our neighbourhoods and businesses.
- ▶ I think the biggest challenge is the small tax base and the lack of land. It will be difficult to balance neighborhoods and industrial sites.
- ▶ How to handle influx of people without losing our open spaces and access to the wild right next to us. We used to have 30 deer walk through our hood every day on their way from the canyon to the hill. Now its 5. And coyotes and quail are gone.
- ▶ The biggest challenge I would see is having enough water, being a semi desert area which is why we have the desired climate everyone loves we need to protect and educate our residents on respecting and conserving our water supplies.
- ▶ Preserving our Green spaces and beautiful environment while planning for development.
- ▶ West Kelowna requires another major power line in case the one we currently have is destroyed in a fire.
- ▶ Homeless
- ▶ Schools
- ▶ Keeping expenses down for at least the next two years, as we recover. e.g. no City Hall using saved money
- ▶ Water quality at the moment then other infrastructure(road quality)
- ▶ Biggest challenge is getting people who can manage the growth of the town with some sense of responsibility to the taxpayer. Don't expand the city if the new growth can't cover its own cost through taxes. Before you venture into new projects get the water treatment in. Why am I paying more and more and get money spent on crap that could wait and you people take your sweet time getting Water treatment plant built! Great idea increase water charge for water I can't drink. Why are we paying extra levy for that?
- ▶ Building pedestrian and cycle Networks throughout the city. This will add to the health of our citizens and reduce motor vehicle usage.



- ▶ How to rid our community of homelessness. Make our city a safer place to live.
- ▶ I think the biggest challenge is unifying the community and working towards the feeling that "we are in this together". I think that a new centralized fully adequate City Hall that is welcoming to all is crucial - a town square concept perhaps.
- ▶ Traffic congestion
- ▶ Climate change is going to make this valley very hot and increase the frequency and severity of the thunderstorms. The city has a very poor record of investing in infrastructure and catch up is going to be expensive.
- ▶ The couplet should be eradicated in order for the city to be whole.
- ▶ We need a proper City Hall not using sheds attached to the hockey arena.
- ▶ The city need so celebrate its different areas.
- ▶ The WFN should be celebrated as a large part of West Kelowna.
- ▶ The lakeshore should be developed as a special place for the public to visit not closed off by expensive hotels taking up the lake shore access.
- ▶ Developing a revitalized downtown theme based core.
- ▶ Overdevelopment
- ▶ I think a big challenge is dealing with the homeless situation.
- ▶ The downtown business suffering due to poor street access and overrun by homelessness
- ▶ Spend our tax dollars more wisely. Projects are too elaborate and too costly. Utilize our currently owned land for fire halls and a city hall - do not waste more money on purchasing more land for special interest groups such a sports groups (leave that for Kelowna). You cannot eliminate WFN being the centre of West Kelowna so make the Mt Boucherie area the Center for all City Services and Community gatherings. Mt. Boucherie is the exact centre for all of West Kelowna.
- ▶ Development too high up the mountains causing issues down the road. Mud slides, deforestation, etc. Also the homeless/drug addiction situation I see worsening. I think West Kelowna needs housing for the homeless (wet and dry housing) and rehab centres and mental health facilities. Clean drinking water seems to be a major issue in West Kelowna as well.
- ▶ Highway 97 splits the community and destroys any possibility of a community centre. We do not have a Bernard Street where you can eat, stroll and shop. All we have is a series of malls that have little ambiance or appeal.
- ▶ Believing our City Council will prioritize our OCP higher than the desires of developers.
- ▶ providing homes for people who do not have them.
- ▶ Traffic flow and maximizing quality of life, Our city is getting overwhelmed by traffic and congestion. Something must be done to improve the infrastructure. I would like to see transit, a train or some better options. Improving bike paths and encouraging more local business to avoid driving would be a good idea.
- ▶ Biggest challenge is building the basics in infrastructure for this underserved formerly rural area at a reasonable cost to the taxpayer.
- ▶ Aging population



- ▶ To work closer on issues with The Westbank First Nations
- ▶ Too many commuters to Kelowna, clogging up roadways. Create overpasses. And business areas for more local jobs.
- ▶ Combating sprawl
- ▶ Casual dining by the water. Other than wineries and golf course restaurants, we go to Kelowna or Peachland for coffee, ice cream and dining to be near the water. Having something in our city near the water would be wonderful. (That and trying to prevent our city from turning into dumpy “Rutland South”)
- ▶ We need to stop the never ending revitalization of Westbank, that other neighbourhoods have to pay for. Instead we should develop multiple town centres that people can shop at without driving to one traffic congested center.
- ▶ Road systems that cannot support the community. Hwy 97 gets blocked up and too often traffic is stalled for various reasons. Options - one is drivers taking Boucherie Rd. The city promotes the “wine trail” which brings in traffic volume, that plus commuters avoiding 97 make it a very busy road. No pedestrian sidewalks and no bike lanes. We need to make this a safer road for all while at the same time bring in tourism and revenue to businesses and the city.
- ▶ Large new developments being built which will bring in substantial revenue to the city but improved road infrastructure does not appear to be addressed nor the increase in traffic- Hwy 97 only gets busier.
- ▶ The development for Casa Loma which was turned down would have been a positive revenue source but would have made access across the bridge even more of a problem.
- ▶ Tourism and vehicle traffic is not going to decline in a long long time. A second crossing or by-pass road is imperative.
- ▶ Division. Thanks gov!
- ▶ Community transportation overpasses that will enable travel without having to cross the highway.
- ▶ Traffic
- ▶ Too many Airbnb, crime in downtown
- ▶ Moving forward with an overall vision and plan that makes the community attractive to locals and tourists and not allowing little pockets of development that don't connect with one another and the overall vision.
- ▶ Attract more high paying jobs, most people I know live here but commute to Kelowna or Penticton for work due to a lack of industry. Also finding a way to eliminate the highway “one ways” through downtown.
- ▶ Infrastructure going through West Kelowna to connect the Okanagan
- ▶ Keeping traffic flowing through as we grow
- ▶ I feel the water supply from Powers Creek and Smith Creek could be improved or guaranteed clean with all the new housing starts and construction that will be going on and that enough power as well will be sufficient for all these new homes. Thankfully, power outages haven't occurred in my area but am afraid they could with all the added growth. Also some streets, namely Elliot and Butt Road could be improved as walking is pretty much nonexistent with the width of the road, have seen many people barely able to pass pedestrians safely, especially to avoid the many potholes. Sidewalks could be another issue on these roads, if possible.
- ▶ Tax revenue ,with so much of WK on band land no revenue is available for roads etc.
- ▶ Traffic on highway 97



- ▶ Highway traffic and congestion
- ▶ Establishing a proper city hall and improving on infrastructure while maintaining reasonable yearly tax increases.
- ▶ Homelessness and TRULY affordable housing have long been an issue. Despite working full time and long hours in the legal field and living frugally, I still found myself living homeless in the bush for a time due to a lack of affordable housing and childcare, and due to a societal bias towards single parents. I made too much for assisted housing, but not enough for rent AND bills AND food AND childcare. We would not have survived the winter. Homelessness would have led to job loss, further victimization, devastation, hopelessness, etc. The natural survivalist pit bottom rebound is to take from anyone who has even a tiny bit more. Hence increased crime, increased policing, increased health care costs, increased taxes, increased cost of living yet stagnant wages. It appears to me the wealthy few are over housed with properties left vacant or serving as holiday debauchery sites, and the WORKING many are under housed and overtaxed.
- ▶ Traffic management - more and more building going up into the hills creating more people commuting across the bridge, plus commercial and tourist traffic. Lack of affordable new housing for young people looking to buy into the market - unfortunate when all new developments spreading up into the hills are only accessible to the wealthy. New homes being built above the amazing beautiful Smith Creek mountain biking area hopefully will keep the bike and hiking trails accessible to everyone.
- ▶ Keeping our priorities of environmental and love of our small town values with the rapid growth of our city. We need to stay focused on our core values and what makes us a unique town called West Kelowna.
- ▶ Policing/Crime Prevention
- ▶ Health Care
- ▶ Accommodating the growing size of our city.
- ▶ Lack of police presence to control the transient & Homeless population. Need police to stop the car prowling, Theft from homes and areas and the loitering in public places. Currently we feel unsafe at times with all the public mischief occurring.
- ▶ Business can not survive here. There are too many empty buildings on the reserve lands as well as rent that is too high. Change the flow of the downtown core making it less of two one way highways and more inviting
- ▶ Maintaining the town's charm rather than turning into strip malls
- ▶ The fact that we have a highway bisecting the town center.it does not allow for proper access for the people who live here to enjoy what could've a very cute and cultural downtown center
- ▶ Lack of affordable housing - and I don't mean more condos and more large apartment buildings. there are very few single family homes for sale at a reasonable price, on freehold land. this is an issue for people who want to live in the area, but do not want to purchase a condo. I am in this category, and unfortunately, due to the lack of freehold houses available in a "reasonable" price point, it is forcing me to look into Kelowna and Peachland, when I would prefer to stay in West Kelowna.
- ▶ I think by far the biggest challenge Westbank has is creating a nice cultural city centre that people want to visit. Enough with the big box stores. We need to create a friendly downtown that welcomes small businesses (like quality greens!). Somewhere people want to walk around and shop etc. I think it needs to be somewhat off the highway. The brown road area is a good start.



- ▶ I think the biggest challenge by far is creating a welcoming downtown that people want to walk around in and shop. Enough with the big box stores, we should be working on keeping places downtown like quality greens! Small stores that people want to visit. It has to be off the highway. The brown road area is a good start.
- ▶ Protecting our local food system has become a highlighted issue with COVID.
- ▶ Infrastructure- for roads with increasing population- traffic and congestion is a problem already - sidewalks and safety for pedestrians
- ▶ Biggest challenge- Road Infrastructure - it cannot sustain any kind of growth. Plus we need bike paths.
- ▶ The environment worries me, from wildfires to floods we are experiencing more and more of every year. I worry about public safety during these situations, for example, I live in the Glenrosa area and I am concerned about being able to get out of the area should there be a wildfire.
- ▶ Sprawl
- ▶ The biggest challenge is UNITY in vision and focus. All residents need to see and support a vision, and see the place their personal priorities have within it. If we can bring it all together and educate residents about how it all works together, more will be on board, rather than championing their own causes, which slows down our move forward.
- ▶ Homelessness and low income families and homes
- ▶ Affordable housing for working families and housing for marginalized people in our community
- ▶ Public transport, bike lanes and sidewalks
- ▶ Traffic through downtown Westbank via Hwy 97
- ▶ Upgrade the infrastructure to 2020 standards in all neighbourhoods
- ▶ Infrastructure- need to have clean drinking water first and foremost, need sidewalks so people are safe on busy roads, sidewalks that can double as bike paths right now(can widen or change as population grows) need recreational opportunities for people to be healthy- don't need to spend millions
- ▶ The city seems to want to add to their asset inventory rather than looking after what we have e.g., Johnson Bentley pool is 32 years old and has weird cosmetic stuff done to it, a pool doesn't last forever what is the plan to replace it? Why are we looking for another pool site?
- ▶ Keeping the city small businesses in business. Promoting them more to help.
- ▶ Keeping up with population growth. I do not feel that our current infrastructure is equipped to deal with it. We need more housing, more and better transit, more businesses, and more public parks and recreation options.
- ▶ Our biggest challenge will be managing growth, and providing quality water, in a sustainable fashion. New neighbourhoods, housing, and transportation routes will be critical.
- ▶ How to remain separate and distinct and grow its own presence living right across the bridge from Kelowna and yet still be great collaborative partners within the region. Looking at models where two cities co-exist side by side may help. Transportation right through the centre of the downtown core is a huge challenge.
- ▶ Homelessness and how to balance that and revitalization of downtown core
- ▶ Street people and drugs



- ▶ Bridge traffic
- ▶ Lack of sidewalks
- ▶ Trying to revamp the downtown area, which is much needed
- ▶ Homelessness and poverty are starting to become serious issues that need to be addressed compassionately and with empathy, while understanding the NIMBY effect.
- ▶ I bridge and highway traffic
- ▶ A aging population that finds letting the city grow as it naturally should.
- ▶ The biggest challenge is balancing the limits of fresh water against additional residential development. There is a finite amount of water, that has actually already been exceeded by over development.
- ▶ I think the next big community challenge is ensuring a wide variety of housing types while also maintaining our agricultural and ecological values and important view corridors in our community.
- ▶ Making West Kelowna a place to stop, stay & live in as healthy individuals & families. That means improving walk ability, exploring a park & ride option to crossing the bridge—maybe as a partnership with WFN. Sustainable, small & dispersed supportive housing incorporates folks into neighbourhoods instead of shelters which divide us all. Improve multi-use trail systems & sidewalks to keep more ppl moving out of vehicles. Allow small boutique hotels at wineries—huge bonus for tourism & not so big & intrusive. Encourage more age-in-place developments because none of us are getting any younger—this drives the need for supportive businesses & jobs. Pick a spot for a destination conference Center using technology to support distanced and in-person attendance. Enough with the marijuana— let's have a great Farmers market instead.
- ▶ I think the biggest challenge is getting safe drinking waters to our homes. We have lived in the Lakeview heights area for 10 years. Are forced to buy bottled water?
- ▶ Traffic and overcrowding with lack of proper transit. Bridge is horrible
- ▶ Keeping residents and tourists shopping, eating, playing and socializing in West Kelowna. We need destination opportunities: outdoor restaurants, art studio, kayak and paddle board rentals on the lake. We need to make the Hwy corridor more appealing visually, something that speaks "stay and play in West Kelowna"
- ▶ I am concerned about the availability of affordable housing and sufficient retail, like Costco in order to satisfy the population growth.
- ▶ Accommodating population growth - more people require more schools, jobs and infrastructure. Is there enough space in schools, school sites in the identified growth areas? Is there enough infrastructure planned to accommodate the growth?
- ▶ Growth of west Kelowna with more Big business.
- ▶ FN - signage - their lack of control overview corridors has gotten completely out of hand. How DARE they insist they are keepers of the land and place the hideous signage at the most prominent view corridor entering into Kelowna. I personally boycott ANYONE advertising on this signage. It's a horrible eye sore and incredibly dangerous as people are looking at signs instead of watching the road. This should be dealt with in a collaborative approach to beautification of our planet. FN does NOT own the view.



- ▶ There is a huge divide. For example, we have residents working very hard to make sure there are no homeless in their neighborhood. Rose Valley chased them out and now the people around the super 8 are doing the same and what is the city doing to protect our vulnerable? This isn't a bury your head in the sand type of problem, we need a council that will stand up for these people and give them the help they deserve as human beings.
- ▶ Homelessness, drugs, theft and vandalism
- ▶ Keeping our community affordable with opportunities for work, education, recreation, and community celebrations, for all our young people - so that they embrace life in a small city!
- ▶ The population of West Kelowna is growing, but the infrastructure needs to support that growth in a sustainable way. People commuting to other regions in the Okanagan probably suffer the most as commuting times increase with the growth of population and labour force.
- ▶ The City of West Kelowna's town centre is dying. While there are specific businesses that draw individuals, there is no heart with the divided highway or sense of a town. Vacant buildings for long periods of time lead to investors/businesses going elsewhere. There needs to be a focus on re-creating and organizing the old town site with a theme/vision that will draw investors/businesses and get them back to make WK a place people want to come to - a place with a vibe and atmosphere, with character.
- ▶ While development has its place, there needs to be a strategic plan to control what is happening in this area. Developers come in with grandiose plans, with little consideration for those who have been there for a long time. i.e. the resort proposal for Casa Loma. It is all about making money. West Kelowna is going to become the hillsides of Coquitlam that you see as you cross the Port Mann Bridge - a mess of housing that fills the hillsides with no consideration for all the natural beauty we have here."
- ▶ Attracting young people. Decent paying jobs NOT poorly paid service jobs that support retirees but don't support young families. Time to grow up WK
- ▶ Putting a wet drug facility in close proximity to schools and daycares.
- ▶ As I live and participate in various activities throughout WK, I am constantly surprised by the ever increasing homeless/vagrant/panhandlers! population. I'm not sure what the answer is but I have had negative experiences and wish these people were approached more often to encourage them to use services or move away from public and private doorways and walkways; it can be extremely uncomfortable.
- ▶ Clean water, lack of business development, lack of bike trails and plans for such.
- ▶ Water quality and infrastructure. It is currently abysmal. Traffic is terrible, there are no bike trails or sidewalks. The city Lewis approving new development with zero consideration for traffic and quality of life in the neighbourhoods
- ▶ Making the whole of West Kelowna feel like one city is important. But we are spread out to such a great degree it's difficult as the busier parts seems to be at each "end" and not in the middle. A continued close and good relationship with Westbank First Nations has to always be a priority.
- ▶ As the Okanagan grows to become more sustainable, greener transportation is needed. Those of us around 30 who are having families, committed to a career, and are beginning to settle in are also having to work further from our homes due to costs and such. I would love to take the bus to work across the bridge but the bus schedule doesn't allow it.



- ▶ We have no proper downtown. Public Transit combined with the amount of new development and people on the roadways, access to businesses from the highway. Access to sandy beaches.
- ▶ Water quality and a second hydro electric line
- ▶ Stronger communities with better transportation while ensuring we create more exciting and dynamic reason to come play, stay & live here.
- ▶ Controlling development while still maintaining environmental diversification. Subdivision are being in areas where the environment should be the first concern.
- ▶ Traffic, with the developments going on the Glenrosa area and it all funnelling through one way streets in Westbank
- ▶ Controlling residential development while maintaining environmental protection and diversification. Areas are currently being developed with little consideration for the environment. Tax dollars seems to be the priority.
- ▶ The traffic is getting out of control
- ▶ Affordable housing, health center, homelessness
- ▶ There is a huge boom in building communities but less sidewalks for everyone to use
- ▶ Traffic flow
- ▶ Transportation need a good road shoulder system to encourage bike riding. Shannon Lake Road is a bad example as major connector route lacking in a consistent shoulder on the road. Also need to consider using public bus transportation instead of school buses to move students thereby increasing ridership and making public transportation a standard option for the next generation.
- ▶ Getting a bypass road and another bridge across The lake.
- ▶ not losing sight of maintaining green spaces for this generation and the generations to follow when planning for new developments of housing and making careful decisions where industry can have their business without impacting on existing neighborhoods. making sure that important areas that are home to endangered species(turtles) remain as such.
- ▶ Our changing environment indirectly causing loss of neighbourhood forests, farmland and natural spaces as people remove healthy natural green areas under the guise of danger, in order to gain a view or because trees create pitch and messy needles. There should be permits required to remove healthy indigenous trees especially during nesting season. When many adjacent trees in a larger forest are removed, the others receive more stress during storms, causing the danger of tree falls and breaks, a snowball effect. This is causing the near complete removal of healthy trees in Glenrosa and other older subdivisions over the past 20 years.
- ▶ Homelessness
- ▶ The city won't expand much if we don't attract citizens to invest and move in. We need lots of infrastructure investment and want people to move in and expand our city and change the economy of our city. The biggest challenge will be how the city could expand its operations and allow people to move in... need a big park like Kelowna by waterfront... a big shopping mall ..to generate work force... reduce tax on small companies who open a commercial office in West Kelowna even for international companies etc... we need FDI and other locals to invest
- ▶ Accessibility to roadways by bicycle and walking



- ▶ We require a healthy safe community in order to create healthy prosperous people, I believe that finding a balance between allowing large development randomly all over our city and placing focus on future safe and natural green spaces and small local community retail spaces for essential daily goods within walking distance of all residential areas is required and is a huge challenge. Less reliance on vehicles more neighbourhood green space and retail" is a huge challenge.
- ▶ We need to have a downtown! Go to any small town (Peachland, Summerland)...there is a downtown area that is unique & interesting. For far too long, West Kelowna has been a place you have to go through to get to Kelowna.
- ▶ Environment. We need to practice green living & make our community as environmentally friendly as possible - ex more bike lanes & pedestrian friendly areas. We need to look at rapid transit within and extending to other communities.
- ▶ Maintaining Agricultural land reserve and the small town ag community flavour
- ▶ Personal safety in the community
- ▶ Mixed with first nations land, community planning and regulations mean nothing if first nations don't play along. We can outlaw billboards and still have a swath of them blocking the views of the lake. How to make sure their planning and our planning jive?
- ▶ Keeping my home. The worry and threat of the landowner finally getting the re-zoning he has tried hard for, for many years, and of course I and others depend on Council in this matter. This affects many in our community, as the so-called 'little man' can get crushed in the rush for redevelopment. I know this is necessary, but Council has the ability to see it is done in a timely and caring way to all,
- ▶ Activities for young families
- ▶ Water activities for families
- ▶ Effective public safety infrastructure- we can not rely on the current policing model to carry us forward. The rural / municipal / 1st nation makeup right now does not provide an adequate public safety mechanism. We need to buck up or become the next Beavertown - a land of lawlessness.
- ▶ Increasing population will be the number one challenge for WK (we have already seen it beginning to affect our community - housing prices, water usage, traffic, etc.)
- ▶ GREEN SPACE. West Kelowna council has approved and is approving huge rental apartment complexes with minimal or no green space, blocking light, privacy and creating areas in West Kelowna that are the not neighborhoods but ghettos
- ▶ Traffic, roads are getting really busy
- ▶ The rapid building with our roads not being able to keep up. traffic is bad now and we need to look at what can be done to address the future growth.
- ▶ Building the water treatment plant fast
- ▶ Do Not Build High Rise apartments or buildings on the lake front.



- ▶ I think that city council not maintaining consistency with respect to buildings and development. They seem to cave to a "money talks" attitude and it has cost this community immensely (e.g. Frind winery). I see this being a consistent issue for the future as more money is spent and more people bend the rules to get what they want, the lakefront views will be littered with these ugly, industrial buildings, and as West Kelowna develops, the character of the area such as the wine trail, won't be taken in to account. I also think clean water is a huge issue. We've been on a water advisory for almost a month now... It is a consistent issue and I see it just becoming worse if nothing is done.
- ▶ Housing and services for the homeless community
- ▶ Transportation, roadways, Hwy 97 - lack of alternative , lack of bike lanes, sidewalks
- ▶ Highway and roads
- ▶ Uncontrolled growth and urban sprawl. I like that WK is trying to build up and keeping construction close to DT West Bank, as demonstrated by all the new high density housing close to the city Center, but we are also continuing to mow down trees and cut into the mountain side to build monster homes for 1 family. This Huge housing footprint denigrates the water, the environment, demands more roads, thereby causing more traffic, more CO2 emissions and longer Commute times. Council has down a great job building our network of Hiking & Mtn bike trails ♡, but has failed on bike commuting lanes. Riding down the southern end of Boucherie (just past Ogden), old Okanagan Hwy Or Hwy 97 is taking your life in your hands. there is no shoulder and to avoid Hwy 97 gridlock people are using the side streets. If we want people to get out of their cars, we need to give them safe places to cycle and walk. Kelowna has down a hands down better job at this. I can commute from my home in Mission Hill to Rutland almost solely on rail trail or bike paths, which motivates me to bike commute frequently
- ▶ Is to keep community projects and development with safety as the main issue. Not to be placed second to an increased tax base.
- ▶ Homelessness and low income housing needs.
- ▶ Water supply and quality. The influx of new residents likely to be a part of our City in 20 years.
- ▶ Ensuring proper use of agriculture land by big business/commercial wineries.
- ▶ The speeds people drive on roads such as Lower Glenrosa Rd. Over densifying our community. We are no longer the town we loved but a city that most don't want. Keep us small.
- ▶ Traffic. Shannon lake road is not built for all of the Tallus building. Lake view heights has been a nice improvement.
- ▶ So much growth and new homes. We will need new schools; new roads and more emergency exits on side roads. Huge population growth now. Retirees need areas.
- ▶ Transportation for a quickly growing population
- ▶ I think West Kelowna is far behind Kelowna in developing safe bike/scooter paths. There is going to be a explosion over the next few years of people commuting on Bikes, E-bikes, Electric mopeds whether it be for work school or recreation and need a safe place to ride. Not on the shoulder of road with cars flying by.
- ▶ To stop people on Pinot Noir Dr from renting their homes for \$1000 a night and having large groups of people partying all night long. A \$500 fine is nothing! Please help!
- ▶ Highway and road infrastructure



- ▶ Homelessness , road maintenance, and litter
- ▶ Dealing with homelessness and food insecurity for the most vulnerable community members.
- ▶ Moving traffic through our city. The timing and priorities of some of the traffic lights on the highway are very frustrating. I know that overpasses are the long term plan, but in the short term it seems that just different timing and prioritization would help. For example, the light at Ross Road seems to have far too much priority over the highway. There are alternate accesses to and from the industrial area at Bentley and Westlake. Same for the residential area on the opposite side of the highway. The one way couplets through downtown are frustratingly slow. On one hand, a bypass or other traffic moving solution is needed. On the other, a revamp of our very tired looking downtown is also necessary. Particularly on the southbound side.
- ▶ No significant jobs being created in west Kelowna; therefore business tax rev can't grow burden of all this is going to fall on homeowners
- ▶ Lack of urban planning and opportunities for young people
- ▶ Attracting and retaining young, working professionals through a modern culture and vibe in the core area of west Kelowna so that people don't feel the need to always go to Kelowna to "have a life".
- ▶ Need another new High School!
- ▶ Traffic - with Carrington's influx of population the congestion has already started and its s just the beginning. Bike paths along the lake and through the wineries on Boucherie Rd would be a huge draw for tourism as well as support a healthy lifestyle and cut down on traffic.
- ▶ How we develop new areas. There needs to be updates to planning bylaws to put parameters on sustainable growth that prioritizes people.
- ▶ Water is top of the list, I'm so glad we will be on the new Rose Valley Water treatment plant!
- ▶ Sidewalks to keep our children safe.
- ▶ The availability of land for commercial development, we have a fairly large industrial land area along Stevens Road that is expanding as the gravel pits mature. I live in Westbank town centre and I see that most commercial lots are basically residential lot size so nothing of any scale can be put in. Apparently SD23 is looking At land on WFN land as a location for the new high school, I don't care if the school gets built on band land but it highlights the need we have for building sites. I do not want to see a city hall take precedent on our limited land base when we need land for commercial development. The example I use is why don't we have new car dealerships in west Kelowna? No land!
- ▶ Making a safe town centre where people can walk to shops safely without negotiating Hwy97. Also it is impossible for me to cycle to a downtown store on the present road system, it's dangerous.
- ▶ Taxation, transients, crime
- ▶ Making West Kelowna more than a retirement/agricultural city. We need to make it an attractive and safe place for young people to raise families with jobs and recreational activities for them.
- ▶ Roads and infrastructure
- ▶ Road improvements and more bike lanes



- ▶ I think the biggest challenge will be to design and construct safe alternate transportation linkages between all areas of West Kelowna. Getting from A to B almost anywhere within West Kelowna currently requires a car.
- ▶ The changing of neighborhoods and lack of consideration for others. Air BNB, speeding traffic and a concern for wildlife. The effects of the above can be minimized through education and bylaws but there will always be the stubborn individuals who cannot see the bigger picture and the effects their actions have. Please increase the fines for those who continually put wildlife at risk.
- ▶ Dealing with the growing homeless population in the community.
- ▶ Aerospace industry is privileged and it's completely at odds with the surrounding residential neighborhoods that comprise the city
- ▶ Traffic challenges with all the growth
- ▶ Attracting businesses like those in Kelowna
- ▶ The biggest challenge is walkability in neighbourhood. For example, downtown West Bank is far off to the side of the city and has few draws to settle into the area in the same way people do with the Mission neighbourhood or downtown Kelowna. Same goes for areas along the highway - without a vehicle it is nearly impossible to get around and enjoy the city.
- ▶ Development without infrastructure. Need more transit, sidewalks, left turn lanes, overpasses, pedestrian access, bike lanes, roundabouts, etc.
- ▶ Transportation and infrastructure. Too many condos are being built and congestion is already bad
- ▶ The growing size of the city without sufficient infrastructure...pool is too small for the size of the city, roads need overpasses, no healthcare (hospital) etc.
- ▶ We have too many identities. Just drive in from the Connector and read the signs. Are we West Kelowna, Westside, Westbank ... it just goes on? We all know the history; however, our identity is suffering. We are this hidden gem that hides behind Kelowna. We need to figure out the road system going through the city. We need to clean up downtown - it is so old and ugly looking, and embarrassing to drive through. We need sidewalks, bike paths, a place for people to gather (public plaza in the centre of town - think Spain). It's nice to have the music in the park location, however, it was a big investment and we don't do anything with that space most of the year. It is completely under utilized. How about an outdoor ice skating rink?
- ▶ No real sense of identity - are we Westbank (First Nations), West Kelowna, or what?
- ▶ Road networks and transportation through and within the City - for vehicles, bikes and pedestrians
- ▶ Dealing with the influx of people moving from the lower mainland. and ensuring that we have the roads and infrastructure in place should our population rapidly expand. whether it be and influx of tourists or residents.
- ▶ One of the biggest current issue for most WK residences is the traffic. Better bridge traffic management is desperately needed if we are to attract new residents. A counter-flow lane on the bridge could ease volume immediately, until a new second crossing could be built.
- ▶ The water quality (feels like a third world country with how often we can't drink it, downtown is terrible (needs to be welcoming) transportation flow, Blackmun bay development, need footpaths on roads



- ▶ Traffic flow through the city. Large developments like Blackmun Bay causing congestion.
- ▶ Traffic speed on Campbell road. High taxes on waterfront in West Kelowna.
- ▶ Appropriately sized development with adequate infrastructure to sustain it.
- ▶ Watershed protection
- ▶ Regulating and controlling growth, long and short term infrastructure plan, being fiscally responsible to the existing community and long term planning to move people and traffic efficiently
- ▶ I see there are too many developments going in and the population of West Kelowna will be out of control for the infrastructure available.
- ▶ Commercial and Residential high density overdevelopment.
- ▶ The temptation for politicians to allow inappropriate development in order to generate revenue. How to generate sufficient revenue to enhance the city without comprising neighbourhoods. When municipalities chase development for revenue planning principles leave the room.
- ▶ Avoid over-densification.
- ▶ In my community of Casa Loma (and probably many West Kelowna communities) it is chronic speeding drivers making my neighbourhood unsafe for walkers, cyclists, and other pedestrians. What with the boat launch, the resort, and just regular residents there is too much traffic and not enough deterrents against these scoff laws!
- ▶ The biggest challenge is 1 access across the lake . I live in west Kelowna & work in Rutland . Having only 1 bridge & traffic bottle necked into downtown Kelowna , is a big stress every day for me and my commute.
- ▶ Limiting growth to that which is sustainable and does not destroy what we love about West Kelowna in order to achieve growth at all costs.
- ▶ Traffic on the bridge into Kelowna.
- ▶ I think the biggest challenge will be finding another transportation route across Lake Okanagan between West Kelowna and the Kelowna. This will help long-distance transportation, commuter traffic and pleasure travel as the region grows over the next 2 decades.
- ▶ Increasing tax base.
- ▶ I think that the biggest problem, now and in the future, is that our infrastructure can't handle the volume of people in our community, forget about when tourists and family come to visit. The roads are filled to capacity and it's only getting worse.
- ▶ Creating a change to the traffic flow, the bridge is becoming increasingly busy and should someone require emergency services the traffic becomes a challenge for those already on the bridge and for the paramedics.
- ▶ I think the prevailing challenge is to resist the push to increase density beyond the current parameters. I know that expanding the tax base is attractive; however, the low density is what will set our community apart. There are other ways to generate income and taxes without compromising density.
- ▶ Homelessness, and affordable housing to keep young people in the area.
- ▶ Traffic thru West Kelowna.



- ▶ Food security to support the population. Right now the majority of people have access to food but if one action were to be taken such as the borders closed to freight suddenly, we would have our survival threatened.
- ▶ After water quality comes air quality. Make Neighbourhood nodes, commercial centres and surround them with as high density as any developer will build. So we reduce small vehicle trips, encourage short, safe walks on lower traffic neighbourhood streets to grocery, parks, trails etc. wherever possible. Make the trails And Neighbourhood Street routes usable by pedestrian and bicycle. Encourage walking whenever possible for a healthier population.
- ▶ Traffic
- ▶ Considering how fast West Kelowna grows the biggest issue might be commuting to Kelowna and traffic in general.
- ▶ Water treatment and water availability
- ▶ One of the biggest challenges is ensuring all the current residents have all the essential needs such as water, sewer, good access to and from their homes and a safe community. At this time communities needing to boil water and/or buying bottled water is NOT acceptable. They still get billed for the water they use even though they have to boil the stuff, what is with that! Additionally access to certain communities is served by a single road in and out. This is most relevant in the Glenrosa area up to Crystal Mountain, where Glenrosa road is the only road in and out. In a time of crisis (fire) where evacuation is necessary, those living in the Glenrosa area will be challenged to work together to ensure all citizens get out safely. Now if for some reason the Glenrosa access is blocked, where would they go??
- ▶ Overdevelopment, loss of agricultural land.
- ▶ Roads in bad shape, traffic.
- ▶ Core transportation, as Hwy 97 is the main road connecting West Kelowna to Kelowna and other Okanagan cities, as well as to travel north, west and east. If there is a traffic incident, everyone is stuck waiting for the bridge/highway to open - local workers, transport trucks, visitors, etc. An alternate route is necessary for emergency travel (hospital, large fires), and for cyclists, scooter and alternate travel methods. Transportation by bus in West Kelowna is also very limited.
- ▶ Keep city safe by not overbuilding.
- ▶ I think developing and abiding by a community plan - respecting the character of specific residential and business areas of the city, must be a priority. Infrastructure and community safety are high priorities also.
- ▶ Rising taxes, infrastructure needs (Roads, sidewalks, lights, amenities), safety
- ▶ Roads and congestion. More backroads that connect to each other. Allow the highway to be used for that. But allow locals the ability to get around.
- ▶ Community (City) building
- ▶ Homelessness, housing, crime
- ▶ Shannon Lake - CONSTANTLY ON WATER ADVISORY
- ▶ Road infrastructure for evacuation during a fire. To many trees and brush there are a fire hazard in neighbourhood areas. Homeless population coming to West Kelowna with no where to sleep at night or get out of the elements in all season 24 hours a day, also lack of public facilities for them to use bathroom. Needles on beaches. Bylaw not enforcing no smoking on public beaches and fining people especially during the summer months.



- ▶ I think the biggest challenge is going to be uncontrolled population/community growth both in the sense of poor traffic flows/controls, and in appropriate servicing for the West Kelowna Community.
- ▶ Unencumbered growth and over development, without consideration for the sensitive land and existing community feel.
- ▶ I think the biggest challenge that West Kelowna will face is infrastructure. Will there be enough potable water, is the sewer treatment plant able to keep up with increasing demand, will the roadways be able to handle the increase in traffic in all areas, what about the main highway and the bridge? I would hate to have to leave an hour early for work just to get to the hospital from Lakeview Heights
- ▶ I think we need an Urgent Primary Care Centre to support the urgent medical needs in off hours
- ▶ Traffic flow especially between West Kelowna and Kelowna as well as flow through the business area of Westbank.
- ▶ Identifying and creating an attractive town centre with so many disjointed centres already established. Attracting the right businesses to this area and ensuring they have enough to business to survive through the growth period.
- ▶ Creating jobs that pay people enough to live here and attracting businesses that will provide the same.
- ▶ We need more sidewalks especially on Shannon Lake Road
- ▶ Growing West Kelowna - there seems to be limited land available for business and housing growth. Planning/zoning is important.
- ▶ I think the biggest challenge is to keep WK a small friendly community. That the residents all feel welcome & not chased out due to high rents. Caused by owners who want to make a quick buck and rent out via Airbnb or their whole house for \$8000 a week. This doesn't help the WK folks.
- ▶ More kid friendly activities, e.g., no more water slides here
- ▶ Keeping our green spaces, I don't like the expansion of Smith creek up the hill!
- ▶ Homeless situation and petty crimes caused from them. I am fed up with working hard to pay for their addiction and housing. And have to worry about my car being broken into in my own driveway. Giving them free housing and free drugs us not the answer and definitely not where I want my tax money to spend on.
- ▶ They need to commit to a rehab program to get them off the addiction for it to success.
- ▶ The biggest challenge will be the infrastructure for traffic
- ▶ Affordable housing
- ▶ infrastructure that is not keeping up with or getting ahead of growth. Traffic, roads and future planning are needed now. Can't believe the last mayor told the province we weren't interested in more highway overpasses to ease traffic congestion to Kelowna - grrrr!
- ▶ Managing the growth of the city in a fair, equitable, and safe way considering both the residents interests as well as welcoming development. Access to waterfront for all, building height restrictions, egress requirements, and ALR reserves are all important guidelines to protect the growth of our city and the promises of developers that push these limits is not in the interest of the resident. The City cannot chase tax dollars by relaxing on these guidelines. It is the following of these guidelines that will keep our city beautiful, unique, and desirable.



- ▶ Biggest challenge I think is the homeless, and all the theft going on in our stores here and nothing can be done about it. So many people I know and myself also have seen this . This has to stop ; they look at you and then walk out the door with all the stolen items!
- ▶ Policing because of the widespread area
- ▶ The very busy highway and the very busy secondary road Boucherie Rd. Boucherie needs to be widened not just made pretty.
- ▶ Maintaining the inherited infrastructure without a heavy tax burden on residents.
- ▶ I think the biggest challenge is the rapid growth of our community and lack of infrastructure to support it. For example, (during normal times) if I want to get my kids into swimming lessons, I have to call on the day the schedules are released and I might be lucky to get a spot. JBMAC is long overdue for an overhaul and expansion to create a community center that meets the needs of our residents. Even the new soccer dome was not designed with the climate and families in mind (why have bathrooms OUTSIDE the dome and no room for the winter shoes or no spectator (parents) spaces? There is a huge lack of sidewalks, bike lanes and safe non-car commuting options.
- ▶ Having a downtown area that doesn't have the highway driving through it is another lack of infrastructure, and I understand that the city cannot do anything because it is under the provincial government jurisdiction, but the highway needs some changing.
- ▶ Losing land to developers
- ▶ Homeless population
- ▶ Homeless population and lack of a second high school
- ▶ Homelessness.
- ▶ Affordable housing, there needs to be easier access to legalizing suites in single family homes, the process is complex and arduous resulting in non-legal suites which are rampant and being left unchecked without adequate policing. The failure point on this process is costing the city valuable lost income.
- ▶ Suite legalization and traffic calming in neighborhoods
- ▶ The increasing traffic and bad driving habits, like speeding in a 30 km zone
- ▶ Transportation issues (vehicle, bike, pedestrian) and connection to communities
- ▶ Drugs and crime.
- ▶ I think one of the biggest challenges will be improving our roads to safely accommodate all of the people. Whether it be congestion on the highway or simply sidewalks along the arterial roads.
- ▶ Urban sprawl/trail destruction (Boucherie). Loss of wilderness, habitat.
- ▶ Lack of adequate pedestrian walkways/corridors between neighborhoods. Lack of maintenance on existing corridors. Orchards and vineyards used to provide these corridors, but the ubiquitous deer-fence is now a major impediment (and eyesore).
- ▶ Traffic. Over/underpasses at Boucherie/Hudson needed."
- ▶ Too many people are moving here from the US. So the community can be separated from the cultural differences



- ▶ Traffic flow through west Kelowna with the lights. We need to be proactive and put in over passes so the highway can flow. Traffic is only going to get heavier and all the stop and go is awful for time, community happiness and satisfaction, the environment/global warming
- ▶ The turtle pond in rose valley needs protection. There should never have been a road built through the middle of it or a manufacturing plant and 2 acreages. That land should all be expropriated and made into a nature preserve. Hard to see turtles being squashed. Also need to have more picnic beach access rather than wealthy homes feeling they own the beach front. But the turtle area is the priority...
- ▶ Creating more businesses in the community so residents can shop, eat, get services where they live.
- ▶ Community safety. Our policing model is inadequate.
- ▶ The biggest challenge is related to our downtown core. It is not welcoming attractive or inviting to tourists. We have the unique opportunity with the divided highway to create a amazing interesting scenic drive through West Kelowna. This would take a long term vision plan with the intent of modifying building faces and having strategic business offerings enabled such as a winetasting area available to all wineries. We've seen this in Napa and it's quite good. It requires a long-term vision that could be completed over the next 20 to 30 years. We could have tax incentives for small businesses to reface their buildings in line with the long-term vision of what the court could look like. We could look to relocate unattractive businesses to a commercial area rather than have them consume the retail area.
- ▶ Uncontrolled growth and the lack of will to act in greater interests - not just for select few.
- ▶ Policing issues and respect for laws must be addressed.
- ▶ Building a second crossing of Lake Okanagan and improving traffic congestion on the highway (over passes?)
- ▶ I think one of the biggest challenges facing the city is dealing with the increasing number of cars on the road resulting in line ups, ugly noise, fumes, eyesores etc.
- ▶ Homelessness and mental health
- ▶ Oh, don't know maybe Rose Valley Water Treatment Plant? Boiling water SUCKS.
- ▶ As densifying continues in and around WK, more traffic, lack of parking and sidewalks are a community problem.
- ▶ Transportation, sidewalks, Old Okanagan HWY, Elliot Rd, crazy busy unsafe for pedestrians.
- ▶ Addicted homeless
- ▶ Transportation and access to neighbouring cities. We need to make this a priority to encourage living in West Kelowna.
- ▶ I think our biggest challenge is transportation and access to neighbouring cities. We need to make this a priority to continue to encourage living in West Kelowna.
- ▶ Managing the rapid development so as to balance private and commercial interests while preserving / improving he local environment.
- ▶ After clean water, increasing traffic congestion on Hwy 97 -with no other viable way to get through our city or across the bridge.



- ▶ The development of the city away from the highway and increased future proofing of the secondary service roads around town. This planning should focus on creating safe multiuser pathways they can be used instead of the highway reducing congestion along the corridor.
- ▶ The biggest challenge will be keeping West Kelowna a wonderful place for families to live & not having it overrun with condos - especially if they are used as short-term, vacation rentals
- ▶ I think the biggest challenge is to help small business thrive through Covid and through non tourist seasons. It would be so great to have an all season "Granville Island" type location with markets stores and business running all year. Could have unique business like how Emily Carr school draws clientele, lakefront theatre and restaurants bring clientele year round. Bring other communities to our community as the place to go to.
- ▶ The ease of travel through and around town. Reducing the reliance on the highway and ultimately setting up the town based on several smaller streets and not one major large road surrounded by industrial parks (highway 97).
- ▶ The lack of prosperity of WK and therefore the lack of attraction of new businesses to WK. Candidates at the campaign stage of the last election spoke about how they would focus on attracting new businesses & creating a vibrant downtown area. I never heard this mentioned since & have seen no evidence of this. Has there been any action or anything concrete to move this forward?
- ▶ The loss of tax revenue from so much WFN land having businesses on it.
- ▶ Lack of industry, relying on homeowners as tax base
- ▶ Electric power supply to city. Traffic flow on Hwy 97. For the tourism industry, road beautification. City townhall building.
- ▶ Traffic, having a major Highway through town divides us, provides congestion and binders us getting where we need to go.
- ▶ Traffic, the building of too many condos and apartment buildings will cause major problems for roads to support the population of West Kelowna
- ▶ Congestion
- ▶ I think the biggest challenge is to bring West Kelowna's economy back to where it was before the pandemic.
- ▶ Cohesion
- ▶ Making a plan to grow within guidelines that protect our unique environment and civil society.
- ▶ Support local artists, musicians and artisans
- ▶ Support local farm and food security for our region
- ▶ Become self sufficient
- ▶ I don't ask for much
- ▶ The West Kelowna economy will continue to suffer under the unfair application of excessive taxation applied by the provincial government. (Speculation Tax)
- ▶ Affordable housing for middle class families (i.e. families with 3+ kids)
- ▶ Transportation



- ▶ Balancing High density residences , business & residential neighbourhoods
- ▶ To be able to improve a business tax base without destroying the feel of the community i.e., easy lake access to all not just seasonal visitors
- ▶ Water quality. Loss of agriculture
- ▶ Keeping high rises away from the water's edge. We want to enjoy the beach and the water and we need to be able to walk along it and see it.
- ▶ Sustaining a balance of infrastructure, traffic flow, fire mitigation with growth
- ▶ Dealing with increasing traffic through West Kelowna en route to Kelowna. Getting rid of traffic lights on the highway and putting in over/underpasses should be a focus. Cost is a major factor in that, but traffic is only going to get worse as most of the new and slightly more affordable single-family homes are being built on the westside, not in Kelowna. Hopefully, the traffic issue is something Kelowna can get on board with as well.
- ▶ Protection of waterfront.
- ▶ Affordable rental housing - many of newly built rental construction buildings are still too expensive for a single person and/or families.
- ▶ We need an urgent care facility, if not a hospital, as the city grows in numbers of residents.
- ▶ Affordable rental housing - many of newly built rental construction buildings are still too expensive for a single person and/or families.
- ▶ Inadequate bus service which I feel leads to low rider counts.
- ▶ Sidewalks needed on more well travelled roads.
- ▶ Urgent Care facility and/or our own Hospital
- ▶ I am worried that Rose Valley Swamp will NOT have enough water to supply our needs. We will pay millions for the treatment plant and then be told we can't water our vegetable gardens because we are on watering restrictions.
- ▶ I also think you need to increase fines for bylaw infractions so that you can use the money to hire more staff for bylaw enforcement.
- ▶ Water supply
- ▶ The Development Plan for the city - particularly controlling the type and size of business, encouraging small craft types along the Gellatly Bay Walkway.
- ▶ The close interaction of Provincial authorities and municipal planners that is required to address problems that affect transportation and other major initiatives. The province has the money and we need it.
- ▶ Traffic movement off of the Coquihalla, to the bridge and through the Okanagan
- ▶ Controlling traffic
- ▶ Traffic along the waterfront -- especially at the gate to my home, The Pointe on Gellatly Bay
- ▶ Avoiding congestion and high rise structures that will change West Kelowna in undesirable ways.



- ▶ Retaining lakeshore and park access for the residents as they are permanent , parking and limiting traffic is extremely important as well
- ▶ The next biggest challenge is over all infrastructure Spending to Including Such things as schools and proper road and sidewalk development to support a growing community
- ▶ Homelessness
- ▶ Employment and a living wages for all persons.
- ▶ Far better cooperation and integration with WFN
- ▶ Having affordable housing for young adults just starting out on their own, or lower to middle class people and most importantly the seniors wanting to downsize
- ▶ Having more affordable housing for younger working adults & seniors
- ▶ We need better infrastructure for a city that is continuing to grow. We should have an actual plan for growth. I would like to address how we can divert the highway and have part of the downtown available as a cultural and shopping district.
- ▶ I think that the biggest challenge is still the water plant. Buying water to drink for the past seven years has already cost our family over \$3,500 as well as a water cleansing system in the house. Surely west Kelowna as a city is able to work out a better way of equitably managing water costs for the whole of the city. It is not the poor sods who live in Lakeview heights and Rose valleys fault that the city did not do its homework on water before it allowed development. Gas, Electricity have flat rates. Water should be the same. It is a basic necessity of life.
- ▶ The city should have a proper town hall.
- ▶ The works department should have a centralized works yard.
- ▶ Road infrastructure
- ▶ Town hall
- ▶ Allowing for affordable housing but keep the towers and townhouses away from lakefront- leave for parks and usage for public but not to create more traffic problems.
- ▶ The homeless population. I regularly see homeless on street corners begging for money or just generally loitering. This makes me feel unsafe walking and spending time in my community, especially the downtown area.
- ▶ Growing too fast. I know firsthand that the infrastructure isn't capable of maintaining the current rate of growth. Developers should have to pay big money towards upgrading the infrastructure
- ▶ Maintaining services without taxing residents out of their homes.
- ▶ The homeless population. I see them regularly on street corners begging for money or generally loitering. It makes me feel unsafe to walk or engage in my community, especially in the downtown area
- ▶ Traffic
- ▶ Traffic, high schools. Large apartment complexes that are going up too fast and perhaps will have long term problems.
- ▶ Lack of a second high school and a real hospital not a glorified walk-in clinic.



- ▶ The aggressive stance against short term rentals in our neighbourhoods and the mixed attitudes about rentals in general. We need to continue to market the West side to tourists and a mix of accommodations and amenities are needed to do that.
- ▶ Housing costs. We need to keep things affordable for the people who live here year round. More high density and family housing done in a sustainable way not just million dollar houses on the hill.
- ▶ Water quality and infrastructure. Tons of new homes, but zero parks, sidewalks or bike trails, it's embarrassing.
- ▶ Solving our traffic flow
- ▶ Growing, but still keeping the scenery and beauty of the area. Apartments end up creating nightmares for on street parking, single family homes scar hillsides and look horrific.
- ▶ Continued growth and how to accommodate it
- ▶ Figuring out a main accessible downtown without the one way highways.
- ▶ Safety on Boucherie Rd. and safety for walkers, cyclists and kids walking to catch school bus on North Pritchard Rd.
- ▶ CONTROLLING GROWTH in order to maintain quality of life. Unlimited growth has caused untenable increased traffic flow and congestion, bridge congestion, beach overcrowding, and limited access to beaches during popular times.
- ▶ We chose to live here for the rural feel but now the growth has changed the nature of our city. It's growing too fast; we can't even enjoy our park or waterfront. Summer now, there's nowhere to park.
- ▶ Maintaining adequate support service: police, fire, medical.
- ▶ The biggest challenges are increasing traffic, without any plans and the lack of city infrastructure (fire stations, wine route completion and a city hall for example).
- ▶ Traffic - moving people both in vehicles and on foot. The current access is poorly designed everywhere. It is not conducive to a friendly downtown core and there is poor arterial traffic flow. There are difficult left turns, blocking thru traffic and the current traffic circle is too small. New subdivisions are being added without apparent for thought into future traffic flow. For example there are already numerous bottle necks that will only get worse if not addressed now. For example old Okanagan Highway junction and the elementary school but there are many others.
- ▶ Traffic flow is already poor and with the new developments it will get worse. There needs to be a clear plan in place for moving traffic in the future. This includes both vehicle and foot traffic, there is no walkable downtown core. There are already numerous bottle necks and the current traffic circle is way too small and gets backed up.
- ▶ Creating a coherent downtown that invites business, arts and community presence. Traffic flow, pedestrian flow and city identity
- ▶ Environment, environment, environment. Have strong forest fire prevention and control measures in place.
- ▶ Transportation. Lack of frequent public transit and a gridlocked "highway" through the city with traffic lights. A bypass or overpasses on the existing highway are needed and transit accessible development should be encouraged.
- ▶ Keeping up with the ongoing maintenance required to keep WK livable. I see decline already.
- ▶ Getting water advisory notices gone completely! Definitely!
- ▶ A second access/egress out on the Glenrosa area.



- ▶ This is not the Biggest Challenge but it needs some action. A deer reduction or deer birth control. They invade and damage vineyards and citizen yards
- ▶ Not enough 55 plus condos, high rise towers. All being built in KELOWNA.
- ▶ Creating a strong retail base to keep people from going into Kelowna to shop and work
- ▶ Increasing population and questionable water supply
- ▶ Traffic
- ▶ Transportation we NEED another bridge
- ▶ Keep high rise development away from our lakeshore. To busy and overcrowded already."
- ▶ Homelessness and poverty
- ▶ Fire interface planning and prevention plus focus on improved air quality. Planning, education and incentives. No burning in orchards or yards. Allow only gas fire pits.
- ▶ Environmental: Fire interface planning and prevention plus focus on improved air quality. Planning, education and incentives. No burning in orchards or yards. Allow only gas fire pits. Need a Cat by-law to so we can all have access to clean disease free garden vegetables and keep the birds from not all being slaughtered.
- ▶ The biggest challenge is keeping the ethos of communities, rather than chasing big dollar or perceived kudos of development. Casa Loma development. They will not bring cash to Westside. Sol Aqua Land residents will only buy to have access to downtown Kelowna - why turn left on the highway! That's if they can access eh bridge with the crazy traffic.
- ▶ Density. Lack of roads and parking along Boucherie and Gellatly. Willow beach too small to accommodate everyone. Parking scarce. Sidewalks needed from The Cove to the park/waterfalls. Road widened. We do not need large apartment buildings along the waterfront.
- ▶ I think the lack of sidewalks is a huge problem. It is impossible for someone to walk from the Lakeview area into West Kelowna town centre! How can we expect our small city to be cohesive when you can't even safely walk from one part to the other? Providing more sidewalks ultimately also affects the health of our citizens and encourages tourism. An important goal should be completing the sidewalk along Boucherie Road.
- ▶ Infrastructure that was adopted from Regional District...
- ▶ Overgrowth (where do we say we are full- housing)
- ▶ Transportation
- ▶ Greenspace
- ▶ Need for business to bring in money
- ▶ Bring infrastructure up to date, especially water, roads, sidewalks.
- ▶ Creating a major retail economic sector that will provide a tax base for the city plus provide services and consumer goods diversity which allows citizens to shop in their city rather than traveling to Kelowna or WFN
- ▶ Developing a broader tax base while maintaining and not destroying distinct traditional neighbourhoods
- ▶ Adequate safe transportation system for bikes & motor vehicles.



- ▶ Increasing crime
- ▶ Water treatment plants
- ▶ Hwy needs overpasses to enable proper flow
- ▶ We need to work way better, in partnership, with the Westbank Indian Band. Our lack of infrastructure cannot be updated without a joint effort from BOTH local Governments.
- ▶ Keeping small town alive
- ▶ Growing too fast, our waterfront road are Very Busy already, Parking is out of control during the Summer months and more.
- ▶ Revitalize Main Street & Dobbin. Business needs to be attracted and buildings need renovation. Currently an eye sore for residents and visitors
- ▶ Overdeveloping the areas closest to Lake Okanagan shorelines as Kelowna has done. Boil Water Advisory is prevalent in this area
- ▶ Big box stores and density housing balanced vs small town atmosphere, safety of streets and walking with all these additional people, preserving ALR and the environment
- ▶ To make West Kelowna more friendly to pedestrians and cyclists.
- ▶ Traffic control
- ▶ Traffic along the lakefront.
- ▶ Sidewalks
- ▶ Moving people around and through West Kelowna in a safe, effective manner. The amount of people moving to our small community, overloading our outdated roadways. Homeowners renting to tenants forced to park on street, condo buildings without enough parking all causing vision obstructions as you attempt to drive down roads or pull out of your own driveway.
- ▶ Primarily stabilizing and encouraging local businesses/services. Second Improving & extending sidewalks and roadways. To support walking and bike riding.
- ▶ The city is not good at spreading out development, Westbank town centre now has many rental buildings recently built or in process, very little similar development in lake view heights town centre. All the social help is in Westbank town centre, e.g. food bank, children family services, and now the urgent care centre, this should be shared with the other town centres like Lakeview Heights
- ▶ I think the biggest challenge is fulfilling the expectation of the current residence (Financial) while at the same time creating sustainable development to increase the tax base.
- ▶ Most of the commercial development is already in place on WFN lands so the majority of the tax base in West Kelowna must be paid by the residence.
- ▶ Development land is scarce so neighbourhoods are going to have to be accepting of change and greater density
- ▶ Increasing density without improving infrastructure like roads and intersections



- ▶ Growing the city appropriately to meet the needs of the community and not lose sight of the integrity of the "small town".
- ▶ Homeless population in downtown core and visible to tourist. I know we will always have homeless population but away from downtown would be nice.
- ▶ Building multi-family housing in the so few recreation areas (Gellatly Bay etc.) we have and having that housing affordable to the rich only. I say build this type or any type of housing away from these areas.
- ▶ Biggest challenge? Affordable housing
- ▶ SPRAWL is our biggest problem. stop allowing single family suburbs - encourage developers to BUILD DOWNTOWN!
- ▶ Working with WFN to create a city where services and transportation function with growing population while enhancing our natural environment. This will take the creation of diversified communities with workable transport links in coordination with WFN.
- ▶ Traffic congestion
- ▶ Traffic pollution. Noise pollution. Air pollution.
- ▶ Traffic congestion because of too many lights and lack of overpasses connecting communities with our main road. Lack of bike lanes too allow people to safely cycle thereby reducing vehicles on the road. Increased mass transit options that are more frequent.
- ▶ The biggest challenge is overbuilding with possible High rises along the Lakefront in Gellatly Bay. Already not enough parking for people to walk on waterfront, usage of boat ramp and parking near Yacht Club already at capacity. When we moved to The Pointe, we understood that there would be no more than 3 stories buildings. Applicants and City council should be ashamed and reconsider trying to push this application through in the middle of a Pandemic. Taxpayers are not at all in favor. We hope that everyone's Input counts, remember that we are paying for you being a council member. Please make the right decision.
- ▶ We need to create our own identity as a community by utilizing our unique topography to provide quality of life. Our current mix of single family homes, town homes and low rise buildings does exactly that. Any greater density needs to be in the Town Centre so that local businesses can prosper and public transit will be efficiently utilized.
- ▶ I think the biggest challenge is the ability for West Kelowna to increase the tax base and still keep in the vision the needs of residents wants and needs pertaining to services, traffic flow while not increasing the taxes in an inappropriate manner.
- ▶ Traffic! It is downright unsafe in residential areas due to lack of routes in case of disaster such as fire. And we face fire threats every year. Also bottlenecks due to lack of route choices.
- ▶ The biggest challenge is the pressure to build huge buildings or towers that will have a negative impact in our community. For instance, across Willow Beach on Gellatly Road, developers are designing two eleven storey Highrise towers for that site. This will bring too much traffic congestion, crowded parking, contamination, and break the landscape. As a resident and homeowner of West Kelowna, I do not agree with this plan.



- ▶ Affordable housing for single income families/individuals, seniors, persons with disabilities and low income individuals. While maintaining the few beaches and lake front access points we still have in West Kelowna. We must keep beaches like willow beach, Pritchard park, pebble beach and the Gellatly nut farm accessible for all and well maintained. Having these beaches are local sanctuaries not just in the summer but all year round. Other cities and provinces have ruined lakes by over developing beach front properties and lake front land resulting in blue algae and no where for the public to go but one or two major beach access points. Overcrowded beaches with transient vacationers often sees increases in petty crime and sometimes violent crime. And perhaps the more important concern is the almost guaranteed risk of poor or dangerous water quality (as increased in prevalence the past several years).
- ▶ Experiencing more homeless people and possibly more crime. The area is a magnet for residents of bigger cities and colder provinces.
- ▶ Not enough community centres. The current ones are not large enough to support our growing population
- ▶ Creating a cohesive vision. It's hard without a cultural hub, i.e. no downtown or arts center.
- ▶ Honestly, I can't think of one!
- ▶ With the rise in population and environmental concerns for residents and tourists, making our community safe and convenient for cyclists and pedestrians to move to and from our local businesses will be a challenge well worth solving.
- ▶ High rise condo developments on Gellatly Bay that would affect the character of the area.
- ▶ Infrastructure mainly sidewalks and biking on Boucherie Rd., also traffic congestion on the Hwy and through Westbank.
- ▶ Trying to grow a new city with less sophisticated council. Infrastructure is a real issue with people complaining every time something needs to be built
- ▶ Piecemeal city planning and community design.
- ▶ As with most cities, growth tends to be reactive, rather than proactive.
- ▶ The next biggest challenge is how will all the growth of new people commute around west Kelowna itself and back and forth to Kelowna and surrounding cities. Traffic is already bad and some serious planning needs to take place.
- ▶ Highway 97 Through Town! Not good!
- ▶ Make a quaint street on Lake side of Highway 97: as our New Downtown: With Shops and Restaurants. Can promote things like horse carriages rides in summers & Horse-Drawn Carriage in Winter. With Lights & Parking.
- ▶ Sewer smell on Gellatly Walking Path.
- ▶ Parking
- ▶ Highway 97 through town, not acceptable to have traffic lights. Leave Highway 97 where it is with limited crossings and exits. Develop downtown west of 97 and abandon the east side of 97 and develop downtown through Brown Road area. Before you develop areas review that you have all services adequate e.g. bylaws, police, roads and sidewalks, sewers, traffic, and make parking adequate – cars aren't going away. Do not allow transport trucks into this area. Add traffic police to control wild drivers.
- ▶ Before you develop areas review; that you have all services adequate e.g., bylaws, police, roads, and sidewalks.
- ▶ Do Something with Main Street - It is embarrassing!



- ▶ Nowhere to embrace the arts here except Lion's Hall - especially theatre. Consider upgrading the Stage! Too small/no dressing room access/poor sound system/poor lighting. Arts people have to cross the bridge to find a decent venue. Add a Culture Centre to the new school - like Lake Country!
- ▶ I worry about too much of growth before Council looks at the infrastructure of our roads. I worry about losing the beachfront areas to dense development. Where is the traffic going to go?
- ▶ Too many developments for our roads. If you live down towards the lake the traffic is just terrible if you want to get to shopping. It has taken me up to 1/2 hour to get from Gellatly to 97 and with all the new developments it is just going to get worse. In the summer try going to Willow Beach, if you can park there you will have a hard time to find a spot on the beach. Now I understand they are talking about putting two 11 storey towers there. IS THERE NO END? STOP THE MADNESS!
- ▶ This refers to the property below the Pointe @ Gellatly Bay -
- ▶ The current proposal to build two 11-storey apt blocks will provide too much noise, too much traffic, lose our view, reduced parking on street below which is already too full for boat parking, and it is rumoured that we will lose our entrance which could be closed. If this happens, we will be forced to use Brown Road as our access past a cidery, a proposed winery and a shopping mall which takes us out to the busiest part of Westbank - what a terrible change. We currently have a beautiful relaxing entrance to our complex and we would also have to change our address. Many of our residents have been here for 20 years and they were here first. Our view would be gone - what an eyesore this would be - a blight on the landscape. What is Council trying to do - turn us into Kelowna! Say NO to this proposal (continued on Gellatly box).
- ▶ Traffic congestion due to the building of high density, multi-family condos and high rise buildings. Traffic increased during tourist season is already a problem along the lakefront, especially but will get worse all year round if there are any higher density accommodations allowed. Blocking view at Willow Beach. Opposed to high rise building on land of boat storage facility at Gellatly Road. Increase traffic along Gellatly Road. Walkway and Willow Beach. Parking and overcrowding at Willow Beach. We will grow, that's a given but keep our growth manageable and within parameters that allows West Kelowna to thrive but keep it waterfront accessible and uncluttered. Don't want to see high rises as in Kelowna. Keep buildings of a high quality and of a smaller stature to fit in with the rest of the landscape. A big challenge will be traffic, the population, is always rising with new buildings being built each year, roads will have to be built! Sewage treatment plant. Any newer development will cause more smell in the Gellatly Road and Whitworth area. We will need a plant expansion. Taxpayers don't want this as the council has a history of cost overruns. The road paralleling Willow Beach and Ferry Wharf has too much traffic. Glenrosa traffic is using Gellatly. Abnormal levels of carbon monoxide from cars. So much for the walking path. Any more development in this area would be a disaster. Two 11-storey buildings across from Willow Beach. No road access to Gellatly, danger to Willow Beach users. Boat trailers increase carbon monoxide levels. Angus Road to Gellatly Road more danger.
- ▶ Continue growth - both residents and businesses. Improve medical facilities. Control the expansion of native properties. Purchase Bennett properties, thus not being controlled by wealthy individuals.
- ▶ Less schools as ultimately schools will be managed by moms who are governmentally reimbursed for teaching from home plus computers will be key in education not large poorly controlled schools, school boards which is wasted funds.
- ▶ We need to improve traffic flow. Congestion is worse with increase in population.
- ▶ Traffic congestion coupled with inadequate parking at our waterfront parks.



- ▶ Overbuilding along beaches & walkways i.e. boat storage facility.
- ▶ Increase traffic - along Gellatly Road, walkway, and Willow Beach
- ▶ Overcrowding @ Willow Beach (parking)
- ▶ Taking land out of agriculture (i.e. Bennet land along Gellatly)
- ▶ Blocking view of WB residences. Opposed to high rise building across from/on boat storage facility at Willow Beach.



MAP IT: MAP YOUR THOUGHTS!

Let's Talk Location! Help us identify the places that you love and think should be protected, the places that you think need improvement, and your big ideas for the future

AGRICULTURE

- ▶ Help protect family businesses and vineyard from needing to sell to foreign investors. This is what makes WK so unique and special - many businesses to the like of Little Staw, Paynters Market, etc.
- ▶ Love the green space.
- ▶ It would be great to encourage food to table agriculture, especially organic farming, with incentives.
- ▶ Like having the Farmers Market here.
- ▶ LOVE all the wineries and agriculture land
- ▶ Mix of agriculture and city
- ▶ Mix of agriculture and city
- ▶ I love living in a place we're agriculture is preserved all around us! It's so cool to think that we could have a lively town centre with beautiful agricultural lands just a short walk away.
- ▶ It's very unique and something well worth preserving and celebrating
- ▶ Keep the vineyard/winery flavor.
- ▶ The Boucherie Wine Trail and continued expansion of the trail and winery/resort development.
- ▶ Love the Painter/Elliot/Brown roads and the rural and agriculture experience so near town.
- ▶ Love the wineries in one area
- ▶ Keep this nice green space and say NO to Blackmun Bay project.
- ▶ Need to keep our culture via farming, wine tours etc. Box stores are not why people visit this area.
- ▶ Love the vibrant wine trail and vineyards
- ▶ Maintain the agriculture land through the area not for development
- ▶ All our beautiful ALR. We've already lost so many big pines the last 20 years
- ▶ Winery and vineyard
- ▶ Open spaces



BUSINESS

- ▶ Remove a number of gas stations and encourage mixed use.
- ▶ How did an eyesore storage facility get approved here?
- ▶ Love the wine route & the way everything looks here.
- ▶ The shop fronts on main road are not welcoming. They are dated, boarded up or sparse. A little love to spruce this up with paint or plants will give the core of West Kelowna a better image.
- ▶ Gellatly is a great spot/beach/walkway, but not a destination spot. It is missing cafe's, and the history is not prominent.
- ▶ The quarries are becoming an enormous eye sore. Perhaps rehabilitation ideas such as being looked at.
- ▶ Love the wine trail
- ▶ Dilapidated
- ▶ Improved street access. Create opportunities for tourists to stop rather than driving through to Kelowna by providing parking and green opportunities. Provide centralized Interior Health clinic for local apartment / condo dwellers. Maybe a green space between Main & Dobbin.
- ▶ Very handy collection of businesses that are around Nesters. So excited for the brewery to open!
- ▶ Thanks for approving another winery
- ▶ Valhalla helicopters! The noise and disruption to surrounding communities is unacceptable!
- ▶ So much potential for a vibrant local downtown community, easily noticeable to travellers on Hwy 97. Disappointing shops and outdated buildings
- ▶ Would love to see the fruit/farmers market like Paynter's expanded
- ▶ Revitalize and clean up
- ▶ Cute small town diner
- ▶ Blast from the past
- ▶ The whole Westbank Town Centre area is quite frankly embarrassing. It doesn't offer any charm or flavour, its just old, run down and poorly laid out. There needs to be an actual attempt at revitalizing this area and attracting new investment. I would like to see this area density dramatically, with taller mixed use buildings. Let's make this a town centre where you can actually live, work and play!
- ▶ The downtown core could use some revamping. This area has so much potential to be a destination for cafes, restaurants, and retail. It would be great if this area weren't part of the highway out of town.
- ▶ Need more businesses such as a Meat Deli, Bakery and Candy Shop
- ▶ Create an historical or character type town to encourage green businesses, industry and tourism.
- ▶ Wish we had a pub or coffee shops in upper Glenrosa area
- ▶ Clean up and work with business to modernize the appearances of our downtown area



- ▶ Downtown Westbank needs to be revitalized to attract its residents and tourists. Many businesses have closed down and those office spaces have remained empty for a very long time. Not much to do or see in this area, which should be an important gathering point for people, such as downtown Kelowna/Bernard Ave.
- ▶ Great addition of services to the neighbourhood!
- ▶ Too many grow ops.
- ▶ We need a complete re vamp of the corridor. Re develop the whole thing and build high density housing with retail on lower level. Basically get rid of everything and start from scratch. It will be expensive and seems impossible, but its not.
- ▶ You should get a new city hall. New space to be together to work in. You should completely re do downtown and add a city hall there as part of the re vitalization. Very costly but worth it!
- ▶ Utilize this space better for attractions/storefront/
- ▶ This needs improvement - make it a destination!
- ▶ Downtown West Kelowna isn't a nice walkable downtown like Kelowna where people want to hang out.
- ▶ The hours for public swimming here are terrible. I work until around 4 in the afternoon and my children are young so they go to bed early. Public swimming doesn't start until 6:30!? Long story short we don't get to use this facility during the week. I know I'm not alone on this one.
- ▶ It would be great for the community to have this hill open again.
- ▶ Mainstreet lacks culture and attractive businesses.
- ▶ Great business and community hub
- ▶ Love supporting high quality local businesses
- ▶ Library is my favourite public institution. Their programs and services are integral and should be supported as much as possible.
- ▶ I'm not sure how the business core of a central downtown can be improved but right now I feel like there is limited reason to stop here. I go to West Kelowna for big box outlets and Byland's and recreational areas but do not think of it as a shopping centre. My comparison is Peachland where I always go to walk along the storefronts.
- ▶ Westbank has (in my opinion) only a handful of attractive businesses operating. I would love to see a new townhall built that is close to downtown Westbank, and my hope is that such a building would be the first step in attracting people and businesses to downtown Westbank.
- ▶ The rec centre and pool! It would be great if the city could support this private business somehow so it can maintain and grow and serve its community. Wonderful people work and participate here.
- ▶ Main Street is not pretty and could be improved by renovating business fronts and having some sort of 'look' or style. Also, support the local small businesses! Love all the parallel parking though
- ▶ This part is just really a drive by area. It isn't inviting or welcoming. It lacks character and some sort of pull to go visit this downtown area.
- ▶ This should be a BIG farmers market - like Granville Island - with enclosed market area for year round use - with food services, restaurants and public events. I can't believe that this hasn't been done yet !



- ▶ In 10 years of living here in the Okanagan this mall has been never fully occupied. The area has become filled with weeds, graffiti and is not exactly visitor friendly. I see that the property is up for sale with new signage. This "public" visual statement tells all visitors that West Kelowna is not doing well with business and should be viewed as a black mark for all potential investors. There is something that can be done about this even though its FN property. Drop in education centres for Sr, indoor wellness, the space is BEGGING to be used.
- ▶ West Bank business district is so unattractive that I actively avoid it, Pandosey village is a role model
- ▶ Cohesive downtown West Kelowna improvement plan to create a place for business to flourish and entice people to congregate.
- ▶ Year round business space for people to purchase food and beverage and encourage outdoor activity along the waterfront while creating economic activity and jobs.
- ▶ Large business but subtle and historic. Great ambience - fits into the area seamlessly. Sets the tone for something classy and timeless. Isn't overpowering, or industrial or arrogant in nature.
- ▶ If there was a green belt, a major East/West pedestrian/bike spine through WTC it would be more inviting and safer to walk from business to business. Then have secondary trails extending to the residential areas of WK.
- ▶ We should have a more dynamic downtown core. A lot of the aesthetic needs to be improved to attract more people to shop, eat, stay
- ▶ Paynter's is a great business!
- ▶ No sense of identity or pride, just a strip mall of small business
- ▶ Love the wine trails route through West Kelowna
- ▶ I would love to shop more often in Westbank than I do but it's just so inconvenient with the traffic. It needs sidewalks with stores and some small cozy resting area :- (Westbank is more about busy highway, parking lots, gas stations and ugly self storage buildings. Whole downtown should be re-thought and we should also stop building just storages and gas stations! There is no downtown and it would be nice to have one. That's what bothers me the most and what I hear people often saying.
- ▶ We need to keep an industrial area!
- ▶ Great tourist draw.
- ▶ Great waterfront patio for small bites.
- ▶ Nikki does a good grooming job & loves my dog.
- ▶ Good restaurant and tourist draw. Scenic location.
- ▶ Nice patio restaurant
- ▶ Love all the wineries and how they are creating events, restaurants, cafes on location. This brings so much to our community.
- ▶ Local, pocket business centers to help meet the needs of the community
- ▶ This downtown area is just so sad.



- ▶ Downtown core re-invention
- ▶ Empty, falling apart building for years
- ▶ The businesses in the downtown area need to change or they need a facelift. We have no place to go that is a cultural district.
- ▶ Our “hub” is not welcoming and inviting for people to stop and spent time or money as they pass through or visit
- ▶ Downtown needs a revitalization. Improve traffic.

ENVIRONMENT

- ▶ Such a beautiful green space.
- ▶ The wine trail area is cool, but boosts property values and adds little to the sense of community.
- ▶ The best place in West Kelowna
- ▶ Love the community gardens - we need more!
- ▶ The beach, summer, access for everyone
- ▶ Access to public beaches.

ENVIRONMENT & NATURAL AREAS

- ▶ This rock pit and the two turtle ponds on each side of Westlake are being destroyed and need to be protected
- ▶ Billboards are an eyesore and obstruct the view, but I know this is private property.
- ▶ The city is creating a glorified truck route on Glenrosa Rd. without due attention to environmental and wildlife needs. Look back at the upper Glenrosa plan's highest priorities to work with experts to develop revised nature plans. Some of our input hasn't been taken into account for this project.
- ▶ So many turtles die every year trying to cross the road. There needs to be some sort of underground access for them to safely cross from pond to pond.
- ▶ I'd like to see space developed into park space. Just a thought for use of the space.
- ▶ Start expropriating and turn this into a wildlife reserve/marsh. Stop money bailing people out because they live in a flood zone.
- ▶ This gravel pit area is a disaster in so many ways. I know the city is making money but there needs to be an exit plan here. It may be dangerous to the health and well being of residents in the vicinity, the dust created and the near by ponds have to be toxic given what is broken down here. Having this mess in the middle of a growing city near residential homes is surprising.
- ▶ Westlake Road is full of pedestrians and wildlife, cars speed through constantly. This is only going to become more congested and unsafe, introduce more traffic calming measures on Westlake Road.
- ▶ Need new surface drainage in Green Bay. Rebuild the Green Bay Canal. It is an environmental slough.



- ▶ This area should never be permitted to be developed into a large hotel and condo complex. A small mall with larger houses would be acceptable. There is prime waterfront here that is currently not developed and should be kept for the community. Allowing houses in this area in keeping with the current community should be fine.
- ▶ This area is unusable due to the amount of goose poop all over the grass. Some sort of clean up or wildlife management strategy?
- ▶ Also roads and waterfront parks. We need more.

EVENTS AND CELEBRATIONS

- ▶ Love having Music in the Park, especially when there's a variety of music for all tastes.
- ▶ Love the music in the park at the amphitheatre
- ▶ Great start of a community gathering area
- ▶ Nice green space for outdoor concerts. Could do some enhancements on the perimeter to try and minimize highway noise.

HOUSES

- ▶ My home and neighbourhood. Walking distance to schools. Close to grocery stores/cafes etc.

HOUSING

- ▶ Encourage high-density (10+ stories) in Westbank Centre
- ▶ Encourage midrise-density in Boucherie Center
- ▶ Allow for taller buildings to have mixed commercial and residential in the town centre. Plan for a future livable, walkable community here.
- ▶ This property should be considered for future housing development. A large portion is ALR, however there is a large portion which is NOT ALR and it is an obvious choice for future neighbourhood adjacent to Rose Valley. An alternate transportation route could also be designated thru this area.
- ▶ Too much high density building
- ▶ More support for temporary shelter and additional programs
- ▶ Current 40 acres of unused and non-profitable agricultural land that should be rezoned as residential or commercial.

OTHER

- ▶ Not very pretty sites, not sure if this is city land
- ▶ Why were the power lines not put underground? The road looks horrible with all of the lights and wires everywhere
- ▶ What a farce to allow these units to be built on ALR land when they plant grapes as a requirement and let them die the next year.
- ▶ Again another property that has been left to die after the developers got their residential zoning.
- ▶ Reputation



- ▶ Community recreation
- ▶ A dump does not belong in a residential area! It should be located in a location where long-term planning indicates there will be little to no residential communities.
- ▶ Zoning - Industrial parks should be located away from residential areas. WK has loads of unused space where there is no planned residential zoning.
- ▶ Add a pedestrian crossing from the sidewalk to the trail entrance
- ▶ Love the improvements made to the Wine Trail. Excited to see it continue.
- ▶ Transit options are very poor. I've tried several times to take the bus into downtown Kelowna - by the time you wait, get the connection at the highway, wait again... it can take 1 hr to get over. Or a less than 10 min. drive, no wonder everyone drives.
- ▶ Everything needs improving in this area. It is so dingy and depressing, not safe to walk with all the street people around and absolutely nothing there to invite a person to come to this area.
- ▶ Upgrade the trail in Kalamoir Park to a multi-modal trail to allow for bikes, wheelchairs, seniors. Connect it from Bennett Bridge to Pebble Beach.
- ▶ Negotiate with Quails Gate to create a multi-modal trail to connect Sunnybrae Road with Green Bay Road to complete the multi-modal trail from the Bennett Bridge to Pebble Beach.
- ▶ The wine barrel lighting in the centre of the round-a-bouts looks a little tacky with rotating coloured lighting.
- ▶ Accessible Transit
- ▶ Green Bay Bible Camp
- ▶ Gym is too small to be useable for working population
- ▶ Many of these I have not been able to visit because they aren't very easy to access. Other townships have museums, tourist places waterfront, coffee shops etc. Clustered so that there is walkable community gathering space
- ▶ Improvements should be made to the current feel of downtown. Removal and reconfiguration of the split highway couplet. Transportation improvements for vehicles, bikes and pedestrians.
- ▶ We need a second transmission line in. If Hydro can get it done, we should apply/petition to the province to have FortisBC take over our city, granted they come to the table with a plan.
- ▶ Excited for this water treatment plant upgrade.
- ▶ Bypass is urgently needed!
- ▶ Launch kayaks from here. Beautiful quiet area well maintained
- ▶ Our city core does not come across as the Center if the city. Not sure what could be done.



- ▶ Community roads and roadway maintenance need to be improved in Glenrosa, particularly lower Glenrosa. The sides of roads, sidewalks, electrical lines make this beautiful neighborhood so shabby and does not incent homeowners to keep properties tidy. Also I often wonder if bylaw officers ever come here as there are many properties in terrible states of repair with garbage in yards, neglected homes and grounds. Do we not have any "good neighbor" bylaws that can start holding landlords accountable for rental properties that devalue neighborhoods? City can start by maintaining roads and sides of roads more regularly.
- ▶ Traffic lights or traffic circle.
- ▶ Lacks any identity or culture
- ▶ Industrial area is huge eye sore
- ▶ Shut this "shelter" down. Police this corner, set up cameras, get rid of these thieves
- ▶ Nice mix of agriculture and large residential lots.
- ▶ Stuart Road is the WRONG place for the fire hall.
- ▶ The schools in West Kelowna need access to a quality running track. It is disappointing that there isn't something on this side of the lake.
- ▶ Traffic
- ▶ Webber Road Community Centre needs to be looked after and it needs more playground infrastructure.
- ▶ Brendalee needs some streetlights.
- ▶ Further development to increase capacity and use 12 months
- ▶ More wildfire mitigation...plus controlled burns and clear-cuts if need be.
- ▶ With very few area campgrounds remaining for affordable holidaying, It is nice to see that barring COVID this 66 year old bible camp is still going strong.
- ▶ Sidewalk desperately needed here!
- ▶ Homeless people begging from Save-On to London Drugs
- ▶ Better public transit
- ▶ ORL Learning Lab is an AMAZING community resource - the only thing that needs improvement about it is that no one seems to know about it
- ▶ The library is an incredibly important community staple and ours is wonderful!
- ▶ Quiet green space entering bedroom communities should be encouraged more throughout the entire community.
- ▶ The Boucherie Wine Trail is expensive to maintain and is too cluttered and somewhat dysfunctional at times. The wider open view of the vineyards and lake were more practical and a much better scenic vision.
- ▶ As I live here, I guess you could say I mam a little biased!
- ▶ Please work with the BC government to push for a new high school!



- ▶ Love our little community centre but it will need to expand very soon to meet population growth, to support active seniors and preschoolers, and we need a larger public gathering space year round. Also, an indoor tennis and pickleball centre would be crazy popular
- ▶ There is no need extend municipal services out to this area at this time. There should be a detailed assessment of the long-term costs of extending, maintaining, replacing municipal servicing and consideration for MUCH higher DCCs applicable for urban sprawl.
- ▶ Homeless camp. get rid of it.
- ▶ A decent rec center similar to YMCA in Rutland, the Johnson Bentley rec is outdated and too small for the growing WK population.
- ▶ The roundabout
- ▶ This needs a roundabout
- ▶ Access for dogs to swim in a fenced area.
- ▶ Have more bottle depots that pay the correct deposit amount to encourage recycling in the community. This private facility pays less. I drive into Kelowna to do my recycling.
- ▶ Small community feel surrounded by agricultural land. Country style living with city conveniences.
- ▶ Need to partition off area for a dog park
- ▶ Old Okanagan High/Shannon Lake Rd are not fit for purpose. The road surfaces are poorly maintained and there are critical areas with no sidewalk. This is very disappointing for such heavily used roads
- ▶ The core of the Westbank City Center is plagued with homeless people. It is creating a fearful environment for all patrons of the businesses. Theft and pan-handling as well as witnessing the use of drugs is not what we taxpayers want. Where we live and shop.
- ▶ Wine Trail - attractive, great for tourism , condensed
- ▶ Had no idea this was a public park!
- ▶ Town centre
- ▶ Green space with cideries, wineries, meeting areas where people can enjoy the view and doesn't bring traffic into residential areas.

PARKS, TRAILS & RECREATION

- ▶ Great facility offering many programs for kids and adults. Important part of any city. Keep it going!
- ▶ City Hall needs to move out of the Recreation Hall
- ▶ The Multi Sport Centre needs a Field House
- ▶ This facility needs to be expanded to meet the needs of the community or a new centre needs to be constructed
- ▶ The skateboard park is very well constructed
- ▶ Expand the size of the park



- ▶ Mt. Boucherie
- ▶ JBMAC pool needs a retrofit or renovation to improve competitive swimming.
- ▶ Dog park, beach, everything.
- ▶ Clearly connect Tallus to Smith creek with a wide trail.
- ▶ Better sidewalk/walking trail on Boucherie rd. past wine trail.
- ▶ Love the wine trail.
- ▶ Love hiking through the canyon. So blessed to have this in our backyard.
- ▶ Love the waterfront. The City is doing a great job at beautifying it - it's way nicer than Peachland's waterfront now since Peachland messed theirs up with all the big messy boulders. Continuing to put up lights - and even more lights - similar to what Peachland does would make it even more beautiful.
- ▶ Making a safer bike trail from here to the bridge would be great. Then people could bike to work safely from the Westbank Town Centre area.
- ▶ Love these trails!
- ▶ The wine trail idea was excellent, you just spent too much money on TOO many lamp posts etc.
- ▶ New developments, like Keefe Creek should be required to put in a small park/playground. There are no parks in walking distance from this neighbour hood.
- ▶ Kids love the spray park but it would benefit from some slides and additional play equipment
- ▶ Love the rose valley trails. Great all year
- ▶ Love Telemark
- ▶ Help Crystal Mountain or Bull Mountain reopen
- ▶ A playground was removed from this area a few years ago. They should put a new one in its place
- ▶ Great little trail that goes between Keefe creek and Westlake road but this portion could use some maintenance. It is private property so often has gates but perhaps the city could buy this portion to allow trail use since it would be difficult land to do much else with.
- ▶ Nice trail. Continued maintenance of the trail system is a good benefit to the city.
- ▶ Great tennis courts
- ▶ Great trails. Beaches are nice because of natural shade but more sand would help!
- ▶ Hope I've hit the swim areas here. Lots of great early morning and after supper swims with family and visitors! Great view across the lake.
- ▶ Well maintained and lots of access to the water and variable trails in the perfect amount of kilometres
- ▶ Pretty park
- ▶ Amazing to have these natural resources on our doorstep for hiking, exploring, etc.



- ▶ Love the bike trails!
- ▶ The new park is great! Especially the adult friendly features
- ▶ The trail access all the way to the bridge
- ▶ Love hiking Boucherie trails
- ▶ Love hiking trails at Rose Valley park
- ▶ Great beach access and kid friendly walking trails
- ▶ Keep all these trails with no more building of neighborhoods...also eliminate all motorized vehicles so people can enjoy without possibility of getting hurt
- ▶ There are no nearby parks for this neighborhood full of young families
- ▶ Safe, wide active transportation corridor for bikes and pedestrians.
- ▶ Easy access.
- ▶ Love the Nut Farm
- ▶ These are some of the funniest mountain bike trails I've ever ridden and they seem to be getting better every year. We need more trails connecting Glenrosa to Rose Valley.
- ▶ This should be a year round human powered resort for hiking, mtn biking, tobogganing, snow-shoeing, non-motorized outdoor activities.
- ▶ Beautiful serene walking area that I use on the daily. It can not be rezoned for a silly church.
- ▶ Great views
- ▶ Well marked and a great trail network
- ▶ Beautiful views
- ▶ Large open green space or parks are very welcomed.
- ▶ I know this is RDCO, but in my opinion these trails are the gold standard!
- ▶ This is too great of a space to leave it the eye sore that it is. It would be great to turn this into the crown jewel of west Kelowna parks.
- ▶ Great addition. Money well spent. I would absolutely support more of this in west Kelowna. Keep people out and active, enjoying the great mountain and lake views we have.
- ▶ Kalomoir park is a local gem and should be protected from overuse
- ▶ Rose valley park and trails are outstanding.
- ▶ Keep existing green space and parkland free from the need for more tax base.
- ▶ Please protect Smith Creek Bike trails
- ▶ Please protect Rose Valley trails. Block any future attempt of having road go through this park or nearby Bear Creek park
- ▶ The city has done a fantastic job creating and developing the beachfront and linear park at Gellatly Bay. Well Done!



- ▶ Kalamoir Park is one of the nicest hiking trails in the Okanagan
- ▶ This is a nice large park & beach, but too many shrubs/trees have been removed and there is insufficient parking
- ▶ Love the waterfront walkway!
- ▶ Great new park
- ▶ Good trail protected
- ▶ Excellent trail
- ▶ Don't lose the beauty of Rose Valley
- ▶ The natural environment at the north side of West Kelowna must not be developed
- ▶ Fantastic Park! Could use more garbage cans to discourage dog walkers from littering.
- ▶ Great new trail!
- ▶ Love the walk along Gellatly Bay
- ▶ I love cycling and would love to see a scenic and safe route that gets cyclists off the busy highway or at least safe bike lanes, maybe it will get more people out of their cars :)
- ▶ Powers Creek trail system
- ▶ Also support Last Mt Ski area reopening
- ▶ Rose Valley is one of the best trail networks for recreation in the Okanagan
- ▶ Great new trail with beautiful views in West Kelowna
- ▶ Where's this ski hill... why are we not doing this mess.
- ▶ I believe this area and ALL other lake, creek, pond, ditch or seasonal stream, shoreline areas yet undeveloped in our community should have strict riparian area protection as NATURAL parkland dedication with wherever possible natural lake filtration plants left in place or, if already tampered with (i.e. ask forgiveness later rather than permission first), reintroduced to that affected environment. Our water and wildlife needs all the help it can get.
- ▶ Rose Valley Trails and the new fields next to the Mar Jok
- ▶ A bike friendly route from Boucherie Rd. to Campbell Rd.
- ▶ Love the walkway along the lake. Would love to see it continued from the Gellatly Docks all the way to connect to the wine trail.
- ▶ Beautiful place with protected waterfront.
- ▶ Telemark is an asset to West Kelowna!
- ▶ Love Kalamoir Park but it could use some more parking; I can walk here which is great but if I need to launch my kayak parking is a problem
- ▶ Subdivision keeps encroaching on the Flume Trail. This needs to be preserved and protected for historical and recreational purposes.



- ▶ Park, trail and view - awesome!
- ▶ Spray Park is lovely, fun, clean!
- ▶ This park and the waterfront trail are probably my favourite features on the west side. I wish we had more spaces like this.
- ▶ Excellent trails and park. Would be nice to add picnic tables
- ▶ Rose Valley Trails are great
- ▶ Great to have. A playground here would be great as well
- ▶ There is a great blend of housing and protected agricultural lands, as well as parks in this area. The only thing missing is a protected bike lane on Boucherie going all the way to Gellatly Bay. As well as a bike lane going down to Campbell Street to access the bridge. This will greatly improve tourism
- ▶ The Boucherie Wine Trail continues to grow and expand. The Boucherie Road upgrade was a great achievement!
- ▶ Trails and views
- ▶ Love this whole Gellatly area
- ▶ Goats Peak is a great new trail
- ▶ Please keep this area protected, not just for trails but to protect our watershed!
- ▶ Would love to see this opened up for year round public recreational use
- ▶ All the trails in this area.
- ▶ Enhance family friendly usership. Increase shade & washrooms, safety of turns in and out as well as pedestrians crossing to convenience store.
- ▶ Pool upgrades, redesign. Amphitheatre could be easier to access for young and old family members.
- ▶ Amazing, more small spray parks. Needs shade areas.
- ▶ More skating rinks, curling rinks & community centers please.
- ▶ Love this hike!
- ▶ Could Shannon Springs Park be linked to the trail around Shannon Lake? That would make a great walk instead of stopping at the road.
- ▶ Great space for community
- ▶ Amazing area to explore regularly
- ▶ Kalamoir park is a hidden gem. Not too developed. Dog beaches are important
- ▶ This marina is super busy. We seem to have gotten rid of the other boat launch on Westside road. More boat launch options are key
- ▶ Beautiful hiking, biking and views of the whole valley.
- ▶ Great area for concerts and for kids to play!
- ▶ Having a large park with lots of waterfront access



- ▶ Larger protected park area
- ▶ Help with bringing back a ski hill to West Kelowna
- ▶ Like the pool, especially in winter. Wish it were bigger facility - I know I'm dreaming!
- ▶ Location for park is good but is very sad for children's activities other than swings. Very few people use this park. People with small children typically use parks. You can't do many activities with small children at this park.
- ▶ Nice hiking space
- ▶ Great hiking trails
- ▶ Needs work & upkeep
- ▶ Good place for dogs to swim
- ▶ Nice area. Flat walk for physically challenged
- ▶ Needs maintenance. Main walkway for children to Shannon Lake Elementary school and to Constable Neil Bruce Middle school
- ▶ Maintenance needed as this is main trail to Shannon Lake Elementary school and Constable Neil Bruce Middle school
- ▶ Great area!
- ▶ Love that the city has embraced this area as a park and continues to improve upon it.
- ▶ Great new park
- ▶ Please create the mountain bike skills park that was in the plans ages ago
- ▶ Would love to see more walkways-greenways that allow people to bypass roads.
- ▶ multi use trail network
- ▶ Mountain biking and hiking trails
- ▶ Fishing and trail access
- ▶ Soccer dome
- ▶ Nut farm
- ▶ Soccer dome and park area
- ▶ Love the nature behind Glenrosa (and other West Kelowna neighborhoods.)
- ▶ Love access to nature!
- ▶ Fish program for kids
- ▶ Kalamoir Park - parking improvements needed.
- ▶ Love the soccer dome
- ▶ Love the hiking trails
- ▶ More Pickleball facilities needed



- ▶ I LOVE Shannon Lake Park and love that is so well cared for.
- ▶ Launch for those with diverse abilities.
- ▶ Smith Creek/Rose Valley bike trails. The city needs to put financial support into our community businesses that are creating a mountain bike and hiking networks in our city. These trails are a great way to attract tourists and keep our community healthy. Take a look at small communities like Revelstoke which have city crews who update and maintain these areas as they drive so much attraction to their community.
- ▶ The parks and hiking provided ensure we have some great outdoor space
- ▶ Use this pool a lot
- ▶ Also love the views and scenery
- ▶ The playground there is ruined. The swings have no seats. Little kids need a space for recreation. I have to take them all the way to Gellatly Bay (Marina Park), just to play in the playground. Please fix the playground there
- ▶ Please keep these trails and don't ruin them with development
- ▶ Glen Canyon trails are a really strong attraction

ROADS

- ▶ Highway 97 - Boucherie and Westlake Road Intersections. Push hard for the new interchange project that is being designed.
- ▶ This access to Hwy 97 by the bridge on your way to Kelowna is the source of all problems with bridge traffic in morning rush hour. Car notoriously using Skeena Rd, trying to 'beat' traffic and forcing their way onto Hwy 97 in here causing all car on the Hwy to a complete stop. If this were eliminated, traffic would be flowing much more naturally. Anyone from Campbell Rd who wants to get onto Hwy would have to use Skeena Rd (would need to be 2-way rd.) to get to Westside rd. highway access. There is much more room to join highway with much longer access road.
- ▶ Connect this road for emergency exit
- ▶ Remove the boulevards
- ▶ Bicycle lane needs to continue
- ▶ This intersection should probably be a roundabout. Also Shannon Lake road needs to have a sidewalk for 100% of the road.
- ▶ Another roundabout should be here.
- ▶ There should be sidewalks along every major artery in this city.
- ▶ It would be great to find a way to resolve the divided highway so that a really vibrant downtown could be built up - it would be great to have it similar to Fort Langley where they don't - or at least didn't at one time - allow franchises. Lots of unique shops.
- ▶ Sidewalks are needed on Horizon drive and the intersection at Westview Way and Horizon Drive is dangerous due to speeding traffic. A 3 way stop would solve the issue or a flashing pedestrian light.



- ▶ Dangerous intersection. Vehicles turning left on to spyglass due not yield to cars coming up Westview way despite Westview way having the right of way. Lines or a sign would help this.
- ▶ Dangerous intersection. Many accidents here.
- ▶ Traffic congestion
- ▶ Huge improvement needed. Left turning lanes need to be added or another roundabout.
- ▶ Difficulty turning left from Shannon Way onto Shannon Lake Road due to speeders and vision from vehicle.
- ▶ This road is dangerous, especially in the winter, and should be considered as part of the capital plan.
- ▶ Sidewalks
- ▶ So many blind corners, so few sidewalks (all throughout West Kelowna)
- ▶ Dangerous road to cycle on...between width of road, speed of cars, and drink drivers from wineries it's risky
- ▶ There should be continuous sidewalks at least of one side for all major roads including WFN land on Shannon Lake Road to Old Okanagan Hwy.
- ▶ We NEED A BYPASS!
- ▶ Create a continuous active transportation infrastructure along lower Boucherie Road to include sidewalks and bike lanes. Complete a multi-modal road/trail from Bennett Bridge to Pebble Beach.
- ▶ Collaborate with Westbank First Nation to create sidewalks and bike lanes along Boucherie Road to complete a continuous multi-modal trail/road from Bennett Bridge to Pebble Beach.
- ▶ Collaborate with The Cove to create sidewalks and bike lanes from Gellatly Road to Nut Farm to complete a continuous multi-modal trail/road from Bennett Bridge to Pebble Beach.
- ▶ Sidewalks, bike lanes and streetlights. Shannon Lake Road is a very busy road used by kids, families, seniors.
- ▶ Sidewalks, bike lanes and streetlights. Shannon Lake Park is very popular and people need sidewalks, bike lanes and streetlights to safely access it. SLR is a very busy road used by kids, families, seniors.
- ▶ This is a VERY dangerous intersection on Shannon Lake Road. No sidewalks or bike lanes. Used by many pedestrians and cyclists.
- ▶ This is the connector from Shannon Lake Road to Westlake Road. There are no sidewalks or bike lanes along this section (not even a shoulder).
- ▶ Try to get Westbank back to a new fun place to be like Bernard in Kelowna where people can walk and bike and visit patios
- ▶ The sidewalk just ends and all of a sudden, you're walking along a highway with cars driving quickly and no place to keep kids safe on the side (from Reece Rd on towards Shannon Lake)
- ▶ As this is the next phase up for renewal. I hope lessons learned from the first two phases will be evident. i.e. no AstroTurf and no power poles in sidewalks.
- ▶ No sidewalks on a main arterial road. Installation of sidewalks along Thacker which could connect to the wine trail would allow families to access more areas safely using other forms of active transportation. Not safe to currently take kids along these roadways on bicycles.



- ▶ Drivers do not slow down for this intersection.
- ▶ Highway lighting
- ▶ Second lake crossing/LRT/Cable Car
- ▶ Most dangerous intersection in town.
- ▶ Traffic flow through Westbank - get rid of the lights and build over/underpasses.
- ▶ Widen this area of the intersection so that three cars can fit side-by-side (one exiting the highway and two entering the highway).
- ▶ Why is this a one-way? There's plenty of space for two lanes; give vehicles the ability to drive up or down this road.
- ▶ There has been a huge drop-off bump here for as long as I can remember. When will it get fixed? It's almost worse than a big pothole!
- ▶ Very poor intersection for those entering from the West trying to turn left. Very low vision when busy and I've seen plenty of close calls here.
- ▶ Local park is made dangerous with the current 50kph speed, lack of crossing markings and dangerous drivers
- ▶ Continuous sidewalk, at least to Shannon Lake Park. This is an active corridor with people walking, biking, accessing the sporting fields, eating at the local pub etc. The current road is dangerous and could be transformed into a continuous active corridor
- ▶ Bike lanes
- ▶ Connecting neighborhoods together with roads and trails to avoid having to constantly travel to Hwy 97. (IE: connecting Glenrosa to Smith Creek)
- ▶ Wine Trail upgrade to include bike lanes and sidewalks
- ▶ Coordination with MoTI to implement interchanges at major intersections with Highway 97. Additional arterial roads to provide alternative routes.
- ▶ Upgrade current rural road cross sections to include sidewalks and/or bike lanes throughout the city.
- ▶ Implementing a second access route to Kelowna
- ▶ There are no sidewalks, and the intersection at the point of entrance into Tallus Ridge is not safe. TOO much traffic and too many young kids around who are going to get hurt. For the largest and fastest growing development in this area, the infrastructure to support kids safely accessing modes of transportation or movement outside of the neighborhood is not an option the way it currently is built.
- ▶ I don't mind the wine trail idea and this road is beautiful enough....but next time make it simpler. Let the natural beauty of the landscapes be the thing that catches people at Tarantino. Plus by incorporating a simpler design we will save money and be able to apply those funds to other roads that desperately need updating.
- ▶ This intersection is a growing issue and backs up regularly with traffic trying to access the transfer station.
- ▶ Possibly a set of lights or a larger commercial sized round about
- ▶ This is a very bad intersection and could use a roundabout.



- ▶ Shannon Lake Road is a very well used road and needs to be brought up to an urban arterial multi-use road standard"
- ▶ Need an overpass
- ▶ Need an overpass
- ▶ Need an overpass or detour
- ▶ Need an overpass or detour
- ▶ Need an overpass
- ▶ Boucherie needs bike and walking trails to improve travel from Quails gate to Gellatly.
- ▶ Improvement or alternative arterial roads. Designated Bike/walking paths
- ▶ Another access out with all the building that is happening!
- ▶ This is the most dangerous traffic circle, it is far too small and tight curves, and with a logging company down the road there is a good chance you could meet a semi with 60,000 lbs of logs that drives right over the center curb of the circle. THIS IS DANGEROUS and should be widened or made larger
- ▶ So many roads that used to have light traffic are now busy arteries and need improving
- ▶ This road is an important connection between Shannon Lake/Smith Creek and Rose Valley neighbourhoods and is NOT safe for bikes. Rose Valley is an excellent mountain biking destination. Let's put some bike lanes in on Steven's Rd to increase safety and incentive to bike around West Kelowna
- ▶ Greatly enhanced bike lanes
- ▶ Greatly enhanced bike lanes and continuous sidewalk along Shannon Lake Road
- ▶ Need an overpass to improve traffic flow
- ▶ Vineyard Dr is the only road to service an entire neighbourhood. It's dangerous, loud, and poorly planned. Nowhere else will you find one road to service this many homes. Spend the money to build a 2nd road now, before its too late.
- ▶ Burying the utility lines would made this less ugly and sidewalks would be better than that center strip.
- ▶ Improve 97 crossings. Tunnels or overpasses. Get rid of lights on 97
- ▶ Access to this great park (I know RDCO) is closed so often, it would be great to find a solution that would allow for this park to stay open more often (winter and dangerous fire season).
- ▶ Needs sidewalks throughout Lakeview Heights. Proper lighting. Not pedestrian friendly at all. Speed bumps would be welcome.
- ▶ Traffic! Remove lights.
- ▶ Remove lights
- ▶ Remove lights
- ▶ Remove lights - ease congestion
- ▶ Congestion



- ▶ Round about or something! Unsafe at school times.
- ▶ The Westside Wine Trail has become a freeway. We need to reduce limit to 50K all the way and enforce it until people get it.
- ▶ Overpass here would eliminate a lot of traffic back up
- ▶ Close access to freeway - terrible place to enter, terrible place for back ups. They can use Boucherie
- ▶ Remove light on Abbott - again not really necessary - causes huge backups.
- ▶ Butt and Bering are main, well used roads and are in bad shape. They are narrow and have no sidewalks
- ▶ Improve it.
- ▶ Apollo Rd. needs sidewalks
- ▶ Highway 97 is a mess. Too much focus on the highway and things around it. No sense of community. Reminds me of some parts of the USA in the worst way
- ▶ Continue downtown upgrade at a reasonable cost. Get rid of the couplet and even 97
- ▶ West Kelowna bypass like Lake Country has. Scrap 97 couplet
- ▶ Second Crossing to Kelowna. No interchanges.
- ▶ A designated trail through to Gellatly bay.
- ▶ Getting too busy. Needs proper turn-off, roundabout and sidewalks. Plus road needs to be re paved.
- ▶ Potholes, walking path or sidewalk it's just dangerous walking here
- ▶ Needs bike lane
- ▶ Bike lane
- ▶ We need safe bike lanes on this road. Connecting Shannon Lake area to Rose Valley would encourage cycling in West Kelowna
- ▶ Need shoulders and bike lanes on Boucherie Road, you've started this in one section now let's continue it-you only need the sidewalk and bike lane to be on ONE side of the road! Let's not make our green spaces on Boucherie labor intensive, cutting, weeding, and watering.
- ▶ There is no sidewalk along the highway which makes it extremely challenging to get to the visitor centre/museum and the RCMP station. I also am not sure the one way highways will be sustainable in the future. Maybe widening the highway by one lane would help.
- ▶ Traffic Gridlock
- ▶ Highway always gets backed up here coming from Kelowna into West Kelowna
- ▶ If you hit a red light here, you're almost guaranteed to hit all red lights the rest of the way into Kelowna - it's like the opposite of the "green wave" that they have in Rutland and it sucks and encourages speeding to try to get out of the cycle
- ▶ From here all the way into Kelowna traffic can get very slow. The traffic light pattern is very bad. If you hit one red light, you will hit them all.



- ▶ Build the bypass already. It's only going to get worse, especially as people move from Kelowna to West Kelowna to commute
- ▶ We avoid going downtown because it's not convenient. The through traffic makes downtown completely undesirable to visit.
- ▶ Butt road is SO busy. otherwise this area is quiet, family residential. We need sidewalks on Butt and Brown and on Bering to the kid's playground. And crosswalks up and down Old Okanagan to the business sector from the residential to provide safety and walking options
- ▶ Please a sidewalk!
- ▶ An idea also to build a walkway down in the gulley next to Gellatly road for pedestrians to be completely off the road and a nice access to the lake."
- ▶ Access onto and from Hwy 97
- ▶ This traffic circle at rush hour has become a driving hazard. Seniors aren't managing the "entry" very well - it's like trying to jump into a skipping rope at high speed on a Fri/Sat afternoon. I would suggest some alternative routes be thought through as this corridor is becoming dangerous.
- ▶ This is a known issue, but a big one. Glenrosa has only access route, and that is a problem for the largest community in our city.
- ▶ The first two phases of Boucherie Road upgrades are fantastic. When will the rest of the Road be upgraded?
- ▶ How can we bypass the highway so it doesn't run through downtown Westbank? Is that even an option?
- ▶ Road noise from 97 destroys the small town feeling of WK, active policing for mufflers etc. needed, lower speed limits
- ▶ Paved road shoulder on the West Kelowna Farm loop from Lower Glenrosa road to Kalala Vineyards, Off the Grid Winery, and Ciao Bella.
- ▶ Please expand the road and make bike and sidewalk for individual who bikes or walk ... very narrow road in this area
- ▶ This is my street. It's a racetrack since the calming measures went in on Auburn. you fixed one problem but created a bigger one for the people that actually live here.
- ▶ Traffic jams here suck. Add more highway exits or lanes please
- ▶ This intersection needs a round about
- ▶ Highway congestion
- ▶ Highway corridor through West Kelowna is ridiculous. All lanes merge down to a bottle neck here!!
- ▶ There has to be some solution to the back log and back up of the bridge
- ▶ This intersection is terrible. So busy needs to be a round about or at least a 4 way stop.
- ▶ Very difficult to get on to the bridge - can't get into traffic from Campbell Road
- ▶ This is your recreation corridor...I was dumbfounded to have spoken to city planners who think it's perfectly OK to have to load bikes on to bike racks so you can drive somewhere to go for a bike ride. OUT OF TOUCH!



- ▶ Lots of bikers in the area. This road is very narrow with no space for bikers and can be dangerous when sharing the road
- ▶ Hwy beautification through the industrial section of WK.
- ▶ The access in and out of West Kelowna and especially with the increased summer traffic needs to be addressed some how.
- ▶ People speed down this residential street. Frequent “interactions” with speeders who correctly say the speed limit is 50. Need sidewalks, lights and 30kmh limits on all residential streets
- ▶ Make local routes and main routes.
- ▶ All of Boucherie Rd needs to be completed with a sidewalk and bike lane
- ▶ Overpass
- ▶ Needs turning lights both directions
- ▶ This traffic circle is not big enough. Traffic flow is crazy!
- ▶ Dangerous intersection
- ▶ Busy corner needs 4 way stop
- ▶ The infrastructure is not good enough for all the housing going in on Carrington
- ▶ Get rid of Hwy 97 couplet! Suck it up now, pay the \$40 million to turn Dobbin into the highway and get Main St back for local use. Otherwise this area will continue to die off and be avoided by most.
- ▶ Access to this critical middle school is horrible from almost every direction. The roads leading to it from the Rose Valley area in particular are terrible, barely a bike lane in some areas, no sidewalks anywhere to be found, narrow roads with cars that use it to get around highway traffic at times and drive over the speed limit.
- ▶ I'm scared to suggest to my children they might ride their bikes to this school when they enter middle school.
- ▶ Take some land and make a pedestrian corridor here, even using up the side of the highway for a safer and separated bike/walking corridor so kids can access this school from both sides safely. "
- ▶ SIDEWALKS and bike lanes are desperately needed in Glenrosa! Someone is going to get hit (winter walking on this road is very dangerous!) and we need improvements before that happens.
- ▶ Improve the intersection here to a round-a-bout.
- ▶ How can it be if a house wants to put in a suite you need to be sure you have enough room for parking, but you put in condos and then residents park along the road, angle parking! This is super unsafe and difficult walk or drive by this area now.
- ▶ This also needs a round-a-bout for this intersection, as traffic on Old Okanagan Hwy has greatly increased.
- ▶ Downtown area could be revitalized and have better transportation networks
- ▶ Connecting communities together
- ▶ We need sidewalks and more streetlights to keep our families safe.



- ▶ This intersection is a joke. It is one of the worst ones in West Kelowna and no one is doing anything about it. Instead of fighting between the WFN and BC highways they should talk and fix it. How long till some one realizes there needs to be an interchange here?
- ▶ Speed bumps for safety
- ▶ Find a way to remove this because no one knows how to merge so why bother asking them to try?
- ▶ Narrow, unsafe for cars and pedestrians
- ▶ This is a key route for cycling that does require being on the highway. It connects Rose valley to Shannon lake and old Okanagan highway. The road far too busy to expect cars to move over and there is t enough lane at the shoulder to accommodate bikes
- ▶ Boucherie Road (Wine trail)continues to require upgrade to make it a world class tourist destination. Specifically the addition of a walking and biking trail through its entire length, and much improved landscaping. Also, the removal of elevated power poles by burying the unsightly Power cables .
- ▶ This intersection is always backed up with traffic.
- ▶ Areas like this need to have sidewalks, and/or connect the existing sidewalks.
- ▶ Smith Creek Development will cause series congestion here, the study indicated that zero percent of traffic will come down this road from the 800+ homes. Which is just not true. Glencoe needs traffic calming and intersection addressing.
- ▶ Complete Boucherie upgrade
- ▶ Boucherie Road needs improving, from Sunnyside Rd down the hill needs a dedicated bike lane, it's dangerous to pass a biker
- ▶ widening Gellatly and providing parking and sidewalks
- ▶ The access to the bridge is a joke, speeding, changing lanes, too slow, too much traffic, too fast.
- ▶ Too busy. Too much development
- ▶ Finish the sidewalk all the way to Westbank. it doesn't need to be the double wide highway. just single lane on one side would do
- ▶ Many people speeding down this street to get to resort. Many are lost and, on their phones, looking at google maps rather than watching the road. Most people run the three way stop on their way to the beach access.
- ▶ People speed down this road in an attempt to circumvent traffic and get on the bridge. People do not stop at the traffic circle, leading to dangerous driving and near missed crashes. The merge lane to the bridge is very, very small and if that lane Could somehow be improved (really can't see how) that might assist with flow.
- ▶ Traffic is horrible as your residents attempt to get to and from their homes to destinations!
- ▶ Get rid of this light, merge on and off with no cross over highway traffic, road divider in the middle like what was done at Grizzly and highway 97
- ▶ This area is too congested causing chaos when trying to get through this area. You are stuck unable to cross the intersection sometimes for multiple lights!



- ▶ This round about gets backed up from the intersection lights making it very congested and difficult to maneuver through. Why would you put a round about so close to lights!
- ▶ Get your residents alternate ways through town, get the traffic to flow better
- ▶ Couplet what is the affordable solution?
- ▶ Better timing of lights on 97
- ▶ Sidewalks and bike lanes are needed everywhere, especially where it's flat and around schools!
- ▶ The road from Green Bay up to the new bike lanes should be improved. A bike lane and sidewalk would be a safe idea to connect the upper bike lane down to the lake level.

VIEWS AND SCENERY

- ▶ It is a classy beautiful area at our wineries, one of the few safe places to go.
- ▶ Real gem
- ▶ Stop building up the mountain sides and destroying the views of residents in favour of the wealthy
- ▶ Love this new wine trail on Mt. Boucherie Rd. It is car, pedestrian and bike friendly with amazing vineyard and lake views.
- ▶ Love the upgrades to Boucherie Rd. and the new sidewalks that are lit up at night for running/walking
- ▶ Wine
- ▶ Wine trail
- ▶ Love this recreation area and the scenery. Keep it please!
- ▶ I love the work done on Wine Trail and the Boucherie Road.
- ▶ The wineries are stunning
- ▶ I love wine trail, and how it has been upgraded and looks amazing. Such a nice drive (until Frind winery comes into view of course), otherwise, very well done.
- ▶ Maim Mountain in West Kelowna
- ▶ Boucherie Trails
- ▶ The walking trail up Boucherie is a fantastic addition.

WATER AND SEWER

- ▶ Casa Loma water utility seems to be too small for this neighbourhood. Perhaps joining the lakeside heights utility is a good idea.

WATERFRONT

- ▶ Gellatly Waterfront
- ▶ Sand at Kalamoir Regional Park would improve the experience there.



- ▶ Beautiful walkway
- ▶ Dog beach :D
- ▶ Love the multi-modal trail from Gellatly Bay Park to the Cove. This should be completed from the Bennett Bridge to Pebble Beach. Think of the tourism, the commerce, the recreation!
- ▶ More parking is needed
- ▶ Waterfront walkway is very well done!
- ▶ West Kelowna only has sporadic small beaches. As a commuter city there seems to be a disconnect with the accessibility (driving, parking)
- ▶ Waterfront walkway is great!
- ▶ This is a beautiful and iconic West Kelowna feature. We need to preserve all of our waterfront, but especially this one!
- ▶ This could be businesses as well. We don't get the tourism as we don't have a restaurant along the boardwalk
- ▶ Great area
- ▶ Waterfront needs commercial activity. Improve and lengthen beaches.
- ▶ This is a gong show in the summer.
- ▶ Beautiful waterfront walking trails, beaches and boat launch
- ▶ Another great trail network with a dog beach
- ▶ Pebble beach is great how it is. Do not promote.
- ▶ Bridge and walking path along the lake is amazing, the best part of this little city.
- ▶ Waterfront improvements
- ▶ Well done preserving this waterfront.
- ▶ We truly need some commercial and retail development on the waterfront to bring people to the beach. Like the Kelowna Boardwalk
- ▶ I love the wharf and it's included history. It is a quiet, clean, and beautiful beach for both locals and visitors
- ▶ Great job improving this beach and local area. I think this is West Kelowna's main beach, so improved amenities (change room etc.) would be also be great.
- ▶ Love our walking area
- ▶ Love the regional parks. More please.
- ▶ Accessible walking beachfront . . .
- ▶ Beautiful walkway and small but nice beach... it could be better if the beach get more sand and cleaner
- ▶ Frind winery has ruined the landscape from the lake (largest building in sight in such close relation to the lake) and also from Boucherie Road. Epic fail on Councils part to approve this monstrosity.



- ▶ What an opportunity for some mixed-use re-development! Encourage and incentivize re-development here... expect the NIMBY opposition but make decisions based on the best interests of the community
- ▶ Large commercial/production facilities should not be located on the waterfront (close too).
- ▶ Access to connect with water
- ▶ Nice beach, love the raft
- ▶ Love the boat launch use it often . Parking for vehicle with trailers is an issue that could be improved . Also a pickup drop off dock at marina park would improve the flow at the boat launch allowing people to drop off their pickup drivers or extra passengers without causing congestion at the launch.
- ▶ Love the park along the waterfront
- ▶ Sand is not as nice as Pritchard, and geese are an issue
- ▶ Get rid of the boat storage right at Gellatly beach and put in a small market (like Granville Island) with cafe/food, crafts etc.
- ▶ This whole Gellatly area is wonderful and feels safe, we love it!
- ▶ BEST BEACH
- ▶ Love the waterfront walkway from here (and beyond) to pebble beach.
- ▶ Swimming, trails access
- ▶ Excellent waterfront area and pathway
- ▶ Love the improvements made over the years. Being able to walk, run, bike or stroll with kids and pets is just fantastic. I wish it could be extended like the sea wall in Vancouver.
- ▶ The beach and waterfront walkway are fantastic, but becoming too crowded.
- ▶ Maintain clean lake for drinking and swimming
- ▶ Beach access from the bridge to pebble beach need improvement. cleaned up of debris and better parking, shoreline cleaned up
- ▶ Love running and swimming along waterfront
- ▶ Waterfront walkway and Gellatly Nut farm is great.
- ▶ Love the accessibility to the walking paths along the lake
- ▶ Would be great to have restaurants/pubs along the waterfront like Peachland to enjoy the view
- ▶ The walkways for pedestrians along the waterfront is great
- ▶ The Gellatly Corridor recreational opportunities. The green spaces, Nut Farm ,parks, opportunities and events for young families. Should be further developed along this line as population on Carrington expands.
- ▶ Coffee shops/store fronts. There are many attractions here and would be a good place to develop economic development
- ▶ Our family has enjoyed the improvements made here. The water level for jumping off the dock is a bit concerning though



OTHER COMMENTS TO SHARE?

- ▶ The new members of Council are doing a great job. I really appreciate their positive outlook and willingness to take risks.
- ▶ I am signed up for emails from West Kelowna, but I didn't get one about this project. I heard about it from a neighbour.
- ▶ Stop dawdling with the water project! Forget the new City Hall!
- ▶ We love West Kelowna! The opportunities that have been created for recreation are very good - Bridge at the Lions Centre, Pickleball courts, hiking trails and beaches. We feel fortunate to live here and love that you are looking for input. Safe biking trails and enhancement of our Willow Beach area for summer enjoyment would make our city perfect (in our opinion).
- ▶ I appreciate you giving the community to have input!
- ▶ Please improve the infrastructure
- ▶ This is a welcome change to the paper questionnaires and reaches more people
- ▶ Thanks for the opportunity to share views. A worthwhile tool.
- ▶ Good work. I love living here. Thank you for all you do and for the info on how to keep wild bears wild and safe.
- ▶ Please start caring for the seniors who live here. Catering to big business is necessary, I know, but when we risk our lives walking on the road because of insufficient sidewalks and watch beautiful entrance roadways go in for the new winery in town, it makes a senior a little resentful. We pay taxes too.
- ▶ We love West Kelowna and the people. We lived on the Kelowna side for quite a long time but feel it is a lot more friendly an inclusive here.
- ▶ I would like to see more money spent on the downtown core and residential communities rather than all the money that is spent on the Wine Trail. Upgrading streets and putting in bus shelters at ALL bus stops in West Kelowna would be beneficial to all of West Kelowna's citizens. I believe that our tax dollars should be used to benefit the resident's-of West Kelowna before spending millions of dollars only for the benefit of a few businesses during tourist season. Try to remember that it is not the tourists that make a community, it is the residents that live there year round.
- ▶ We need the city to do more to streamline the building process and encourage more development and updating/upgrading of the town center.
- ▶ I feel that communication on social media and by email is very well done. I'm impressed with the use of humour in the Facebook posts - it is fun and friendly!
- ▶ Stop the big project mentality. Think small government and let businesses thrive without so many frustrating and costly regulation. Lighten up on zoning. The market guide development.
- ▶ My area is Bartley and Lenz Road
- ▶ Other than expanding the cannabis businesses far beyond what you originally committed to, which was really disappointing, you're doing a great job at creating a really nice city. My advice is taking the time to put good thought into your decisions, listen to all perspectives on issues, and don't get sidelined by jumping on the bandwagons that other cities are jumping on. Focus on what will unify and not divide our town and work towards that.



- ▶ Help protect wildlife, keep communities safe from crime, Good drinking water always
- ▶ You will not listen to a part-time resident so why bother.
- ▶ City council needs to listen better
- ▶ I believe a new city hall is needed at some point but NOT a \$10 m city hall and certainly not in the next 5 years. That money can be put to better use.
- ▶ Just, thanks for asking
- ▶ We moved from Kelowna into W. Kelowna and we are so glad we did. I grew up in Summerland and value a smaller community.
- ▶ Thank you for soliciting input.
- ▶ My big idea is to have a conversation about building a boat basin in Gellatly that would surpass anything that Kelowna can offer. The location is perfect and the demand is omnipresent. Call me to expand the idea.
- ▶ This is a fabulous idea, as long as we feel heard. If you want community involvement, the city needs to ensure transparency in the decision making process so that we know why our favorite project wasn't supported.
- ▶ Use a city planning approach that forecasts funding & spending so that the city can be ahead of requirements instead of playing catch-up after the fact. This would allow for stakeholder investments and not just taxation increases, such as the service and webinars provided by city planner Facebook page. The vision of a staff planner typically is drawn to near view issues and short to mid-term issues.
- ▶ Love living here.
- ▶ Shannon Lake Road is in dire need of sidewalks leading to Bartley. Someone is going to get killed along the stretch between Treasure View Estates and Bartley Road. The traffic has increased tremendously along Shannon Lake Road and I've seen mothers pushing baby carriages along the shoulder of the road where large trucks travel too high a speed approaching Bartley.
- ▶ Great idea!
- ▶ There should be shops & restaurants on the lake drive similar to Peachland.
- ▶ Please put more pressure on developers to green their developments. I think it's a huge disservice to WK when you ok development and have nothing but bare land, no sidewalks and huge homes. Part of the appeal of WK is the greenery and, with our climate, the ability to walk all through the year. Put the onus on developers to build your sidewalk systems and green your city.
- ▶ As a long time resident, I fear the city is putting out spot fires and responding to pressure from developers when deciding what projects to approve. I do see how complicated the overall planning is, but city council and staff need to look at the big picture, to take the long view. Once this plan is developed could there be a set of criteria that are used to line up each new proposal to see whether it meets the community's overall values and growth plan?
- ▶ Best community ever. Please keep us from turning into Kelowna. Thank you for this opportunity.
- ▶ We have to slow down residential development. The common argument is that we will lose tax base, but quality of life is much more important, and where is the water to supply these places going to come from?



- ▶ I have had no success in communicating concerns with council or RCMP. There is absolutely no response or concern. West Kelowna seems hellbent on development with no long term plan.
- ▶ I would like more bike lanes on roads
- ▶ Castanet
- ▶ There are so many things I love about WK... I couldn't possibly name them all. I have lived almost all my life here in all areas and will probably never leave
- ▶ We really need a mix of housing, affordable for families, apartments for retirement, subdivisions for middle income families, need to entice industry to provide jobs for our younger generation
- ▶ Concerned about new location for fire hall 32 being in a residential area at the top of the hill
- ▶ Suitable drinking water and an emergency healthcare facility should be the top priorities for this community. The road network (including sidewalks) needs improvement to tie all of our areas together. We also have to work with the Province to make upgrades to Highway 97 to deal with the increased traffic volume through West Kelowna.
- ▶ Thank you for letting us participate
- ▶ Forge cooperative ventures with Westbank First Nation. Very few appear to exist at the moment.
- ▶ As a Glenrosa resident, and as a father, sidewalks and streetlights are my main concern. The lack of both in Glenrosa is absolutely unacceptable.
- ▶ Thanks for asking the community to participate
- ▶ We as a city still get ripped off with contracts for city projects. We need to be better at holding contracts accountable. A project cost comes in and it blows out to way over budget but those contractors already know that would be the case and that is how they can make their extra money, knowing full well a road is already ripped up etc. so the city has to pay to fix the extra problems. That is our money. If the job is done poorly, they don't get paid. Just like it would be if they came to my house and did a terrible job, I wouldn't pay them etc. Or at least get them back to correct all the issues. We waste so much taxpayer money due to this. We need to be stronger and not keep getting constantly ripped off.
- ▶ Thank you for this opportunity. Please as we move forward, do so in a way that is thoughtful, has respect for the environment and existing neighbourhoods, and adheres to due diligence with respect to decision making.
- ▶ It's great to live in Westbank & I'd really like to think it will stay that way.
- ▶ Would love to see waterslides back in West Kelowna, always wanting new fun stuff to do with kids, teenagers, visitors, etc.
- ▶ Please listen to lower income neighborhoods not just the rich ones. Thanks
- ▶ No more expansive strip malls please. Hwy 97 from Gellatly to Westlake Road is depressingly dull.
- ▶ (Couldn't input my idea in on its screen) My big idea- walking paths connecting Gellatly to Kalamoir Park. Finish wine trail all way down to Gellatly.
- ▶ Developing a long term vision is important but my experiences in West Kelowna over the past 30 years is that these kind of visions get sidetracked for more short term matters have turned what was once a gorgeous semi rural setting into a hodge podge of urban blight.
- ▶ Thanks for all the work you have been doing.



- ▶ Police responding to calls for racing speeding drivers on Parkinson Rd is very important. Otherwise we are planning on moving to another city. Our street is unsafe!
- ▶ Please focus on making West Kelowna City, a place we are proud to call home. Thank you for the opportunity to be involved.
- ▶ Just please make our area clean and safe and have someplace that encourages us all to walk around or shop at. So tired of getting accosted or assaulted in some way by the druggies and tired of the "tired little strip malls". It is all very depressing. It would be wonderful to actually have a waterfront developed area with shops and cafes, places to wander around and enjoy. There is nothing here unless you are a kid playing a sport somewhere. You can't even wander Main Street safely or wander into a sidewalk patio for lunch. West Kelowna has a very "hard times" air about it with no draw other than the wineries.
- ▶ Talk Radio 1150AM
- ▶ There should be a couple of additional choices available on the "Values" section of this questionnaire - 1) Roads and 2) Sidewalks and bike lanes. Or maybe "Active Transportation"
- ▶ We visit often, it's a terrific area, love your Westside Daze.
- ▶ Thank you for doing this. I think switching to a ward system for council elections would be beneficial.
- ▶ Sidewalks would be nice
- ▶ Can we get a better playground at Pritchard Park? And sidewalks on Pritchard Dr.?
- ▶ Thanks for asking my opinion!
- ▶ Balance development with the environment
- ▶ Green spaces! More agriculture! Less development and ugly box stores and industrial zoning. Get rid of the ugly sand quarries too, in the middle of a city?! C'mon!
- ▶ Please work on sidewalks, it may not seem like a big deal but it really is.
- ▶ This is a wonderful community...I have owned a business here...my children attended school here....I am retired here.... please consider a health centre. it's a long way to the hospital....I thank our fire department, police, sanitation, parks and roads, government, and all others that make this such a wonderful place to live.
- ▶ I appreciate you taking the time to gather feedback.
- ▶ Great way to get public engagement with the map dropper! Good work!
- ▶ We do not need an extravagant city hall, prioritize our walkways and bike paths, transportation infrastructure to reduce congestion. The city plan identifies many intersections that would fail as of 2018, yet here we are status quo, failing.
- ▶ This questionnaire was very difficult to use
- ▶ Need more ball fields for kids to play both baseball and softball. We have very poor fields in comparison to our neighbours north and south of us.
- ▶ Brooklyn, Sausalito, Westbank, the coolest places are "across the bridge".



- ▶ I think we need to build our small, quaint town vibe. Rezone Gellatly across from swim bay for little shops/cafe/bistro style businesses. Continue working on beautification in the town centre so the people who usually just drive through get a sense of our pride and style, not just our big stores.
- ▶ Maybe do away with no one over 55 pays taxes I don't care your age pay ! The provincial has to deal with this also.
- ▶ Maybe also be more aware of repeat offenders who rent homes short term so we aren't always complaining
- ▶ Thank you for the opportunity.
- ▶ I love living in WK. My sis went to school at GPE but had to go to school in Kelowna to continue with French Immersion which is unfortunate. We would love it if there was more for kids/teenagers to do as it's not just about seniors all the time. The highway needs less lights and some overpasses instead. Traffic on the highway during rush hour is TERRIBLE almost every day especially during tourist season. I love our current mayor & think he is doing a great job.
- ▶ Thank you for the opportunity to express our vision for West Kelowna.
- ▶ Traffic and beaches and parks for kids to play in are most important to us. Improve the parks! Especially the one at Pritchard beach (terrible).
- ▶ We seem to be going in the right direction as far as recreational and infrastructure development, so let's keep it on course!
- ▶ Funding the appropriate staffing levels and various capital projects is never easy but please - it is better to defer or dig in to fund a project properly (aka the soccer dome) than it is to rush thru / be out of touch / cut corners on funding projects (aka playgrounds)
- ▶ I am proud of the accomplishments of this city since I moved here in 2007, I have seen so much growth and hope it can continue in sustainable ways.
- ▶ I would really like to see a by-law implemented that all bicyclists are required to ring a bell and/or alert pedestrians when they are passing & sharing the same pathway. This lack of courtesy is very frightening and unsafe. Calgary has been doing this and it works.
- ▶ Westbank aka west Kelowna is amazing, so many places for an adventure, but we really need a city hall.
- ▶ Christa Jones is fantastic at that front outdoor table, explaining things clearly, and encouraging the survey.
- ▶ Was born & raised in Kelowna, and remember Westbank before there were even traffic lights. It needs TLC to keep it from becoming destroyed by the poor highway system. Please get the provincial government to stop dragging its heels and doing endless research, and start working on this problem today.
- ▶ If you build it, they will come. You're doing good things, don't always fall prey to the seniors, the young families are the ones that are going to move here and spend a lot of money to stay here. I would suggest that you becoming an inviting city to the ones that will raise their kids here and their businesses. It should be welcoming to all. Thank you!
- ▶ I have seen two turtles die by car because the access under the road has not been cleaned of debris
- ▶ We desperately need an art gallery/music! We also need a wildlife bridge across the 97.



- ▶ I think it's great the WK is looking to improve between now and 2040. Hopefully, they focus on development and push to further becoming their own entity.... that way there would be two great cities side by side that residents could enjoy the unique benefits of both. Right now (and has been this way since I can remember... and I've been here since 95) it feels lopsided. West Kelowna has always sort of felt like the thing to get through to go to the coast or to Penticton.
- ▶ I love living on the Westside, I do wish we had more affordable rental units downtown and spread all though the community. For all not just seniors.
- ▶ Please do not allow the rezoning of 1080 Devon Rd.
- ▶ As a resident and director of the Greater Westside Board of Trade, I want to participate in future planning initiatives.
- ▶ Penticton has a pleasant community vibe, wonderful lakefront parks and walkways. I wish WK had similar spaces
- ▶ I like the format.
- ▶ Love West Kelowna.
- ▶ Thanks! Contact me anytime I love west Kelowna and we can make it the best with the right moves.
- ▶ We need better sidewalks and safe water supply
- ▶ I own a business and building on Main St in west Kelowna. I take pride in it and I would like to see real improvements to the downtown area as I have written in the other parts of this questionnaire
- ▶ We need more footpaths, street lighting, Johnston Bentley need a revamp and small businesses.
- ▶ We really need a composting system. Too many bears in our area to do it in our backyards. Too much unnecessary waste going into the garbage.
- ▶ I love that the city is starting to educate people and reach them online!
- ▶ Nobody knows about the cool things that are beginning to form. If they're not communicated the community doesn't know what to weigh in on or get excited about.
- ▶ Huge value in asking good questions and casting vision.
- ▶ Downtown is an embarrassment. Homeless next to seniors and daycare is shameful
- ▶ Roads potholes dangerous on Paynter Rd.
- ▶ Listen to the people and give them a voice. Don't make decisions about our community just based on council members decisions.
- ▶ Thanks for doing this, super important!
- ▶ This survey is poorly set up. I could efficiently answer all of the questions.
- ▶ Listen to the taxpayers. Focus on the necessary essentials. Like roads, sidewalks, safe drinking water, safe communities. I have not been able to drink tap water for over 2 years. When it is supposedly safe, my glass is brown after sitting. Establish cannabis production away from residential communities.
- ▶ More community events would be awesome. The light up and Westside daze events are always fun.
- ▶ We love it here!



- ▶ I have been hoping that West Kelowna would adopt Kelowna's Bylaw on backyard / campfires in residential areas. So difficult to live with the extra smoke by our fellow neighbours. We already have the smoke from wildfires to deal with in the summer months. Just my 2 cents. Thanks.
- ▶ I did get the map question or exercise
- ▶ Glenrosa needs some newer residential developments, That can support a local grocery store and restaurants. It's an older area that needs to be revamped, has enormous potential.
- ▶ I'm excited to have this forum to share ideas. Thank you for the opportunity.
- ▶ Great idea.
- ▶ My neighbourhood has no sidewalks or streetlights. I am on Westlake Road so we have quite a bit of high speed traffic. This makes for unsafe conditions for pedestrians. I know there are other areas like ours. Please put a higher priority on safe neighbourhoods.
- ▶ We NEED clean water. I know that it's coming but let's get WK into the 21st century! High taxes do not reflect the current infrastructure!
- ▶ I feel like WK can become way better than it is right now and I am looking for ways to help. Not sure where to go to though.
- ▶ Keep up the great work!
- ▶ I love West Kelowna
- ▶ My wife & I are very concerned about all the new traffic that is being created from all of the condos going up in Westbank we live in Sun Village & getting out of the Village is becoming harder & harder to access Butt Rd. As you can see from my comments traffic is a real concern in our community & it is only going to get worse. We lived here in the 80's when Hwy 97 was being built the biggest mistake they made was not putting overpasses where all of the traffic lights are now. Traffic congestion causes pollution!
- ▶ Close of Delray Rd. at one end the traffic from Glenrosa run through is bad.
- ▶ Thanks for asking the community for feedback via this process! Online is an excellent tool, particularly during COVID.
- ▶ With this Virus this year, Its really opened everyone's eyes on being more self sufficient, I think we as a community need to learn from this and improve our resources like a hospital, power supply, and food production, and it would be nice to rebuild some tourist facilities like we had in the old days.
- ▶ Plan, plan, plan. Get it right now by thinking 20 years ahead or this place will become even less attractive than now.
- ▶ Love living here, just hard to get around safely without using a car. Lack of bike lanes and sidewalks.
- ▶ WK relies too heavily on Kelowna for services and it feels like we don't have our own identity. Everyone is willing to cross the bridge to get to Kelowna, but hardly anyone wants to cross the bridge to visit WK. Even the name of our city sounds like a neighborhood of Kelowna.
- ▶ I wish you would quit building more places for people to live. Let it stay the size its is don't make it bigger. Please don't make it bigger. Please stop allowing all these condos. Please stop allowing 6 foot high condos. Leave it alone it's already too crowded. There's too much traffic. There's too many buildings blocking the views. Leave it a small town.



- ▶ You should have Castanet as an option in your “where did you hear about this process”. And should utilize distribution of information as articles with Castanet.
- ▶ My comments have already been made. Thanks
- ▶ We have a fabulous community here. With a little tweaking and forward thinking, we can continue to have a vibrant, family friendly city. Promoting alternate transportation is an important part of the future. We need to think about how to improve the safety of cycling on our streets, not just how to move cars more efficiently.
- ▶ Building a community is not a cheap venture but building today has certainly proven cheaper than building tomorrow. Aggressive change starts with an aggressive beginning. If I can help in any way I will. Thank you for asking.
- ▶ Looking forward to seeing what this process will discover and how it will shape our updated OCP.
- ▶ We need a place YOU to work like a CITY HALL
- ▶ Every new development should have green space dedicated for the people to enjoy the outdoors and nature
- ▶ West Kelowna could benefit from a greater variety in initiatives focusing on diversity, environmental awareness and protection, programs for children and youth, cultural exchange and understanding.
- ▶ Living in Casa Loma, West Kelowna is totally irrelevant as we do everything in Kelowna apart from taxation. We will never identify with West Kelowna.
- ▶ I’m sorry to sound very critical and I appreciate your efforts but honestly, I don’t think West Kelowna is a success. We moved here after the vote on whether to join Kelowna but had we been here we would have voted to do so. Unless and until West Kelowna is able to establish a proper downtown, it will never be a cohesive community. We go to Kelowna for a downtown life and sometimes to Peachland. West Kelowna unfortunately does not have a vibe of its own. It is just a whole bunch of disparate suburban communities, plus Westbank, plus WFN.
- ▶ I forgot to mention that the WFN skateboard park/basketball court is a real jewel and we appreciate that it’s accessible to non WFN residents. Our grandsons love going there.
- ▶ If I could have anything, it would be that you could safely bike / walk in most areas of West Kelowna
- ▶ To keep the integrity of a small city is beneficial for the surrounding environment as well as the well-being of the people who live here.
- ▶ Fix downtown West Kelowna. It is turning into a toilet
- ▶ Cities that are about tourism should encourage Airbnb’s by having reasonable guidelines and allow this idea to bring people into our community. These people spend money in our city!
- ▶ Thank you for this opportunity!
- ▶ I have lived in Westbank for 44 years. I am pleased to see the City with the us of technology is listening to the people living here.
- ▶ I think there is value in not becoming like every other city. Westbank at one time had an abundance of natural beauty and activity for all the family’s living here.
- ▶ Stop thinking that WK has to be like Kelowna, Kelowna has turned into a rat infested dump , do anything NOT to be Like Kelowna



- ▶ Currently Peachland does a better job than the West Kelowna City Council. I thought that with younger new members to the council we would start to move forward. Currently I've not seen any forward thinking other than this initiative.
- ▶ I have lived in 4 different locations in West Kelowna since I moved to the Okanagan. Such promise we have but since I moved last year to Glenrosa I have been saddened to see the neglect this neighborhood seems to have from city services. So many nice people and so many people that care but until the city seems to care about upkeep on public land, we aren't going to elevate the community to even a base standard. I feel that there are so many absentee landlords that a lot of the properties are being allowed to get in a horrible state of repair with no accountability. It's a lovely neighborhood, somewhat rugged and that's fine, just at the moment is trashy and unloved by the city. Clean up the weeds please.
- ▶ Keep moving the city forward but remember many people choose to live on this side because of the smaller community feel. Don't change that.
- ▶ Great job - some improvements still needed on the Highway 97 corridor as top priority.
- ▶ Well, we come from Nova Scotia and love it here very much.
- ▶ Not at this time
- ▶ Allow for some sort of small mall on Glenrosa. Grocery store, pub, etc. To give some sort of sense of community, rather than a bunch of houses on a hillside.
- ▶ Partnership with WFN is critical- a university campus would create employment and spinoff businesses in support of research.
- ▶ What can I do about the growing vacation rental problem?
- ▶ I really think we should have an emergency care hospital here; the population certainly demands it. Also, please keep all the cannabis shops out of the downtown and shopping center locations, they do nothing but attract an undesirable type of consumer to them. If you want to give them business licence then put them in an industrial location.
- ▶ Thanks for doing this!
- ▶ As a senior, I'd like to see some of the "playgrounds" also have some exercise equipment for seniors.
- ▶ Would like the city hall in downtown West Kelowna
- ▶ Love the Lakeview living condos development idea near Nestor's Market....
- ▶ Infrastructure seems to be lagging. I understand with Covid the tax increase was reduced however being a fairly new resident and an avid walker I do see a need for more sidewalks/road repairs. A sense the City of WK is out growing itself .
- ▶ No cannabis grow op in the city
- ▶ I would like to see a part of the Waterfront in West Kelowna developed for a few Restaurants or Coffee shops to enjoy the lake views and walking trail.
- ▶ Improve opportunities for Airbnb.
- ▶ Nothing more now.
- ▶ More sand at beaches. One strip area for cafes, shops by the beach at Gellatly Bay. Air pump for floaties and outdoor exercise equipment.



- ▶ Thanks for allowing the broader voice to speak
- ▶ Please consider modernizing waste collection (e.g. mandating kitchen compost like some municipalities in Greater Vancouver) and enhancing sustainability practices. Cities should take climate change into account and play their role
- ▶ Nice to see the improvements on Glenrosa Road.
- ▶ Listen to the residents!
- ▶ I saw this on Castanet. However I feel strongly this needs to be broadcast across the municipality through as many avenues as possible.
- ▶ Serious responsibility should be weighed regarding budget spending as decisions like the Wine Trail phase 1 and 2 and the surprise new firehall location really make me angry considering all my taxes paid.
- ▶ Johnson Bentley Pool needs big improvements!
- ▶ Be forthcoming making residences and business affected by development aware of changes before council votes on any items and research the impacts. This council and previous councils have made decisions that impacted residents and had to deal with the issues after the fact. Be proactive with the people of West Kelowna.
- ▶ Please make WK a vibrant place to live, work, and play. It still has a bedroom community feeling as most businesses, jobs and critical health services remain in Kelowna.
- ▶ Make boat launches (WITH PARKING) unlike the poor planning at the last waterfront attempt money comes from people coming into the community off the water during tourist season so let's give people a spot to spend money.
- ▶ Roads and traffic
- ▶ When allowing large developments, you must ensure community services are also enhanced (bigger pool, more RCMP, road improvements, etc.)
- ▶ Honestly that I think other than the beautiful beaches waterslides or a large outdoor swimming pool open in summers would be something not only the whole community but people even outside of the community could enjoy. Beaches are fun but something about getting ready to go lay by a pool is something I miss about Saskatchewan, they have them everywhere!
- ▶ I'm watching very carefully how my taxpayer's dollars are being spent. No more frivolous spending that feeds egos on council. Real solutions to real problems in the community and not pandering to wealthy groups.
- ▶ Bylaws should be enforced or removed. Bylaw officers should be self financed by tickets issued.
- ▶ We love living on the westside, and in addition to making sure development is managed effectively, thought also needs to be given to the homeless/drug use situation. The new bus exchange is an area of big concern.
- ▶ Thanks for giving the ability to provide input. I grew up here and want my kids to as well. I am inspired by this council compared to previous ones that loved to grandstand but rarely seemed to care about the residents. I think if you build an authentic relationship with WFN and work together, the possibilities and grant funding are abounding.
- ▶ This latest WK Leadership group is doing a wonderful job. The wine trail is beautiful and we are hoping it will continue to be developed in the years to come. Many of the projects you have started are filling a need that supports residents and business and visitorsCheers to you all.



- ▶ Taxes are too high for seniors; we have paid our share for years.
- ▶ This is a good idea but I understand that objections to change is big. Hopefully, we can move forward to create a community that we can all be proud of.
- ▶ I realize there will be many different responses that can help or make decision making nightmare :glad that as a council you willing to hear. Thanks
- ▶ West Kelowna needs a "downtown" with local friendly shops. A one-way "highway" through what was once the centre of town will never give us the feeling of community. Big box stores scattered along a highway will never give us the feeling of community. It's not too late to start!
- ▶ One last thing. Sidewalks through the city should be added a little every year.
- ▶ Good survey.
- ▶ I don't understand how such an old, well established neighborhood such as Lakeview Heights, with arguably some of the largest tax contributions, lacks sidewalks and streetlights
- ▶ Do not allow towers or high rises on this side of the lake.
- ▶ No - thanks for the opportunity
- ▶ I've slowly watched the greenspaces disappear and all the new homes have left scars on the mountainsides
- ▶ Thank you for putting out this survey! I am excited to see the changes as we live on Old OK and are starting a family in west Kelowna!
- ▶ A better responsiveness and understanding of the communities underlying issues on a more personal level.
- ▶ West Kelowna is truly a unique community and is a great place to live. The things that make it so wonderful are the lake, the agriculture including wineries, and the small community vibe. As a new city there is such an opportunity to build upon these strengths and make this an even greater place to live. Think European feel with low rise buildings, plentiful park and water access and green spaces, encouragement of walking and biking and supporting community businesses. Please, please do not become another Kelowna with its high rise buildings and business. Slow, steady, thoughtful growth will be in our collective best interests.
- ▶ Love our community and all it offers for recreation and good food. I rarely have to go to Kelowna because we have it all right here!
- ▶ I am a property owner building on Glencoe living in Penticton Soon to be a resident.
- ▶ Love our community
- ▶ I love West Kelowna and would love to be part of the future plans!
- ▶ We need a downtown area developed. Just sprawling big box stores and no sense of community. More activities available for families and young people
- ▶ I think investing in Johnson Bentley and making it more inviting would be great for all residents.



- ▶ Apart from winery tourism there is nothing to attract people here. Perhaps a waterslide. Or a Scandia like the other side. Something fun for all ages that does not require drinking. And our highway drive through the city is pathetic. Other than a few pots downtown there is not much beautification. The highway side is usually covered with overgrown weeds and litter. Unattractive.
- ▶ Also during Christmas our family loved the Gellatly lights. Could we make that bigger and better?
- ▶ Safety for all neighbourhoods with lighting and sidewalks
- ▶ I don't think there should be a church allowed above the turtle pond on Westlake Rd. There certainly should not be an entrance driveway allowed on a corner, on a hill on Westlake road with all the traffic that goes in and out of Rose Valley .
- ▶ Listen to your citizens and not try to be politically correct
- ▶ I have answered similar programs many times in past - I feel it always falls on deaf ears. I love our Community; lets focus on safety of our citizens.
- ▶ Keep West Kelowna wild and natural.
- ▶ Thank you for the opportunity for a say in the community.
- ▶ Keep involving us with these questions and surveys. Thank you
- ▶ While I did note that WK is a welcoming small city the word small should not be used as a description of WK. Residence may see that term "small" as meaning small improvements with small tax hikes. If WK is too flourish and it should the word small should be removed as it does not reflect WK's future.
- ▶ Our family would love a community outdoor pool.
- ▶ I suggest that any future increases to property taxes beyond the national inflation rate are countered by all city employees by equivalent pay cut. Obviously, no one at any level of the government has any clue of living within their means because the taxpayer is like your personal money tree!
- ▶ Vancouverism.
- ▶ Keep up the work of improving our wonderful town and country environment
- ▶ When moving her 2 years ago, we choose to live in West Kelowna because it is smaller and less busy but has everything we need to live. I like the schools here as well
- ▶ I take my grandchildren to the Park Play Days sponsored by the city of West Kelowna. I went to the city offices for the first time this summer to pick up some take home play day packages - the working conditions at the city offices are not as good as deplorable. I was met with friendly knowledgeable staff. As a staff they deserve much better accommodations as a City - shame on us we can do much better and have a real City Hall that we can be proud of.
- ▶ My main problem at the moment is the water quality but I know that the city is working on that. The drainage systems for rainwater and spring run off are totally inadequate where I live and cause me flooding all the time. I have been asking for remedial work since I moved here.
- ▶ I am assuming that here will be a sub committee set up for this visioning exercise. I hope that you will accept volunteers from residents in all of the different communities.



- ▶ Member of Westbank Lions Club. As a service club we would be more than pleased to assist in any way possible. Lions International motto "We Serve".
- ▶ People live here not for the roads or sewers but for the recreational opportunities and good access to the lakes.
- ▶ I love living here!
- ▶ Although I moved here to eventually retire there needs to be continued activities and businesses that involve the youth to attract people to stay and pay taxes. Nothing we want is for free.
- ▶ We have a legal suite and it is frustrating to me that my neighborhood is full of illegal suites. When the requirements were being determined and public meetings held there were many sensible suggestions by homeowners put forward that were ignored. This is part of the reason that many did not legalize their suites. (I believe the size restriction was too small and many had larger areas.) Many of these suites can be found by just looking at sales listings. How can a house have an "in-law suite and a legal suite?" In-law suite seems to be real estate speak for illegal suite. We have 3 people living in our home (including the suite) and pay the extra costs while others have many more inhabitants and do not.
- ▶ Keep up the good work
- ▶ Later
- ▶ To work closer with the WFN
- ▶ We love it here. It's kind of dumpy. No more trailer parks, vaping stores or cannabis stores. It feels so low income here. We'd love a place to have coffee or ice cream by the lake. Thanks for giving us the chance to voice this.
- ▶ A referendum said West Kelowna did not want to new City Hall. Only another referendum can overrule this, not friends of the mayor who would like a new City Hall.
- ▶ We support the development of a downtown core (including a city hall) if you can figure out how to address the traffic bottlenecks.
- ▶ Platitudes aren't interesting or useful.
- ▶ Downtown is an embarrassment
- ▶ Love it but need access to bike trails. More bike trails and a medical centre
- ▶ As a senior taking care of my mom as well, it's been nice that shopping early was allowed in most grocery and London Drugs, sad not in all drug stores, but have enjoyed getting to know the area and all it has to offer.
- ▶ Residential Building should be more infill and less sprawl
- ▶ New communities usually have young councils and mayors who may sometimes be lured by what seems to be easy money. Over borrowing can be a sticky mess to get out of just to make us number 12 best in Canada for our amenities. Also, why do so many of our new developments share the same tacky-tacky design appearance, with what looks like solar energy collection panels facing north rather than south?
- ▶ West Kelowna is beautiful, amazing trails and waterfront and can do more to capture some of the tourist dollars that flood into Kelowna. A better small town feel and funky local shops and an actual spot for people to stop and walk along to spend money doesn't exist here like it does in Kelowna and Penticton.
- ▶ I love the project and want to get more involved



- ▶ I don't believe people come to visit or to live in West Kelowna so they can have another Winners or another Marks Work Wear House (Big Box Stores). I think they want a unique Okanagan community that has cool restaurants and shops to walk to and visit (think Tofino and downtown Victoria), a great waterfront presence (think Peachland), and amazing trails and recreational sites. I would have loved to see Old McDonalds farm stay too, as there are fewer family options now (most bars and wineries are adult focused).
- ▶ Please make West Kelowna beautiful again! I grew up here and it was great for families, but now I just see how ugly it has become with more over development (Smith Creek, taking all our recreational trails away), more big box stores are an eye sore (no more room for cool family businesses to enjoy), and it basically just a place you drive through to get somewhere else that can offer a better experience. Bring back Old McDonalds Farm, Wild and Wet. Or allow restaurants to have lawns/parks beside outdoor patio space so kids can play while parents enjoy a nice dinner or live music. I love living here, but with the way development is going, we may be looking to move to regain a sense of a local community, and not just another Walmart parking lot.
- ▶ Thank for you providing the opportunity for the community to give feedback.
- ▶ Very frustrating there are no streetlights or sidewalks in many areas. Makes it dangerous to walk on the roads, or to go enjoy a stroll. We strongly need to clean up this city from the trashy, unkept areas. Make business areas more attractive to encourage businesses to lease. Fill in the vacant lands with beautiful appealing homes or businesses. Get rid of the homeless and transients that are causing mischief in the communities.
- ▶ West Kelowna has a ugly downtown core that is not inviting, by making it more appealing business can survive and families will stay in our community
- ▶ This is a great place to live and has amazing potential to grow into something special
- ▶ There are other towns that have changed their downtowns for the better, for example, on Vancouver island the area around parks like to Comox. Yes, they put in the new superhighway that went around, and maybe businesses suffered at first, but now they are thriving! The place is a destination! Look at any small town in Europe, the highway goes around the city!
- ▶ We live in the Gellatly area. That should be an option.
- ▶ We are in competition with the Mission area of Kelowna for more housing and resort development along the water. The lakeshore and our vineyards are our best assets. Leverage them with more private and public development.
- ▶ Happy to be involved.
- ▶ Very happy to see everyone so passionate about improving Westbank. It is a great city and I am excited to see improvement plans come to fruition.
- ▶ No other comments
- ▶ This process is fantastic. I am hoping that you get lots of responses from lots of WK residents. I will share as much as I can.
- ▶ Appreciate our city council for giving residents this opportunity to give our input
- ▶ Thank you to the council for giving the residents an opportunity for input. Appreciate all of you!
- ▶ Grateful for our city council and all their hard work!



- ▶ Spent too much on Westside wine trail, didn't need both sides of street with bike lanes and sidewalks, could have extended sidewalks if you didn't spend so much on it also then having to move poles after the fact- plan better, be economical and don't go over board
- ▶ I would like to know how many potholes have to be fixed before you actually fix a road, I live on Paynter Rd. and if you can show me a road with a more deteriorated paved surface, I would be surprised.
- ▶ Thank you for putting this survey together! I think getting community input is so important and this was a really cool questionnaire in how open-ended and inclusive it is. I hope you will really take the answers into consideration as the planning for the city goes forward.
- ▶ We should maximize collaboration with the WFN. Our communities are intertwined and both governments should be engaged in a collaborative and comprehensive planning process.
- ▶ We should consider a Long term plan (50 year), to include all facets of Development, Transportation, Industry, Business, Parks etc.
- ▶ Love the format of this survey!
- ▶ We REALLY need a nice boardwalk / urban village development along the water similar to Peachland or Kelowna!
- ▶ The sides of our roads need some TLC, they are littered with garbage and it makes me sad!
- ▶ N/A
- ▶ This is a great initiative!
- ▶ I live in West K & work in Kelowna. I would love to ride my bike to work, but live up such a big hill up Westlake that it's not really workable. I'm not retiring for another 10-15yrs & would love to stay here. We can improve our healthcare access on this side of the bridge.
- ▶ I found out about this site from a sign at Willow Beach. I was very upset about the trees being cut down. We love walking in the Gellatly area, with our dog & grandchildren. Love all the other improvements!
- ▶ Don't build a city hall; merge with Kelowna for an integrated approach
- ▶ Thank you for listening to West Kelowna residents.
- ▶ I have one wish, if I had a wishing genie, I would ask that Highway 97 be moved to Westside Rd....well I tried!
- ▶ I grew up here, moved away through my 20's and am back now with my own family. Hoping it will be a place that stands up for its residents and supports the family lifestyle.
- ▶ As a new resident to WK, I am very excited to live in a beautiful location. I am also excited for the future of WK and I hope that we can begin to take steps to improve cycling and build our downtown core in Westbank.
- ▶ I think that civic planning needs to be more proactive in its strategic planning. I don't "see" how it's been organized – downtown WK looks like a developer's mishap. Planning the downtown strip to be more user friendly would help - it has no sense of place at all. I feel like I have landed in "anywhere" instead of beautiful BC. As a child - the Okanagan meant fruit, sunshine and fun. All I see is crappy advertising on stilted signage and no sense of local community. Bring back a real built farmers market - like Granville Island where people can go for fresh foods and socialize.



- ▶ We have been in Westbank for since 1976 and are very saddened to see how messy it has become and to see people camping out on doorsteps and begging... especially around Westbank United Church and the Save-On Mall areas.
- ▶ We love West Kelowna and especially all the great parks. Came from a biking town and am finding it a bit frightening to bike in West Kelowna vs Kelowna. Going from Rose Valley to downtown Kelowna is fine, but traveling towards West Bank is tough and often fraught with danger. Would love to see better biking adopted here - I see the boom of e-bikes making biking on this side of the lake very reasonable.
- ▶ Love our city! Don't let it grow too fast (apartments).
- ▶ WK feels like a 'drive through' town. You only stop in at a shop/strip mall with a specific purpose in mind. There is nothing to keep you there - strolling through unique shops, stopping in for patio eats or an individual coffee shop that you walk to from another place. Right now, you drive to where you need to shop, you do your chores and you leave. What can be done to keep people around a little longer?
- ▶ Thank you so much for the amazing volleyball courts/nets at the Pritchard Park. best Volleyball court in the Okanagan. :)
- ▶ You can't expect the same people who have been at the CWK/Council for years and years to foster and lead great positive change. Time to get new younger people in positions to develop smart change.
- ▶ I am really disappointed in the area. I see young families struggling here and it is shameful.
- ▶ I think there needs to be a bylaw officer enforcing the tidiness of yards. Also the wet sight at the Super 8 is very disturbing, it is so close to schools and daycare.
- ▶ I had no ideas what WK had to offer until I moved here from Penticton 4 months ago! I haven't stopped walking and exploring yet! Everything is extremely well maintained and cared for and I'm very grateful to say that I live here now:)
- ▶ I put not sure because we're on the border of WK city limits and Westbank
- ▶ We have almost everything we need here on the Westside except a Costco and facility for live theatre and music
- ▶ Looking forward to continuing to be a part and play a big role in helping to make this amazing place & City, continually better, more attractive & dynamic
- ▶ Keep the community involved and asking these questions! Great job
- ▶ Need to make community bike friendly
- ▶ Please consider the impact decisions that are made now regarding housing, for the future generations that will come after us, we need to make sure that there are unique neighborhoods with green space for all to enjoy.
- ▶ Love the city, but we need to take care of it... The highway cross from our heart of our city lets make both side of the highway beautiful greenery, flowers and bushes ... we need to represent our city to the world and other provinces and attract investors
- ▶ It would be nice to have a city hall that listens to the people.
- ▶ Boucherie needs to have the boulevards completed, the ability to bike around our community safely depends on it. The current condition of the artery is dangerous for pedestrians and biking alike



- ▶ We love Westbank, okay ...West Kelowna, but it is disjointed and not at all pedestrian friendly except for walking within several blocks of our homes. Each residential area should have its own park, playground and small shops for daily groceries so people walk and bike more and people should be made more aware that this is something that is really less stressful in their daily lives.
- ▶ THANKS FOR LISTENING & doing what you're doing...gathering input!
- ▶ The west Kelowna website it awful. So hard to find anything.
- ▶ Free up land for communal gardens/community gardens
- ▶ Set up a good security committee
- ▶ Need to have summer activity to attract visitor during summer.
- ▶ Get rid of marijuana stores
- ▶ We live West Kelowna. Improve what you have now. Let's not do things halfway.
- ▶ Please promote this survey as far and wide as possible AND keep the survey open as long as possible!
- ▶ STOP over development and start thinking long term about green space and liveable neighborhoods
- ▶ I live at The Pointe at Gellatly Rd right across from Willow Beach so was so upset with the Willow trees coming down, I know they were diseased but why no wait till fall. The traffic on Gellatly is unreal and will not get any better with the development that is happening in the area. I can wait for 10 mins during the summer months trying to exit our gated community.
- ▶ Thank you for asking residents to submit thoughts and input into their community. Appreciate that!
- ▶ Really proud to live in west Kelowna and hope we can make the city a better place for all the residents to live and enjoy.
- ▶ Please keep the west side the best side . we love it here because it is small, less densely populated with lots of parks and trails. please keep this for future generations
- ▶ Keep on listening. Many talented people will help you in the right direction.
- ▶ Saw originally on Castanet
- ▶ We love West Kelowna for its small town feel and agriculture. Very disappointed with the lack of ability to find a way to work with wineries to preserve farmland, or encourage compromise to minimize impact to residential areas and the need to build the economy. There is a way to do this...its a vision for the area that preserves the natural and agricultural beauty and clusters industrial/production facilities in appropriate industrial areas away from the beautiful lake front and residential areas.
- ▶ Help make this into a community where people can maintain a connection with the environment and age in place.
- ▶ Stop letting every developer change our town. Enough construction, fix what we have like sidewalks and traffic calming before we build more because the current neighborhoods get forgotten about so the new ones can go in.
- ▶ An outdoor pool would be super in Lakeview Heights, park and dog park.
- ▶ Diverse housing opportunities for all community members is an important consideration as the community grows.
- ▶ Please increase the availability of low income and supportive housing



- ▶ Tired of Boil Water advisories every year. It is taking way too long to fix it. Constantly going to get drinkable water even though we pay for it monthly and our taxes are very high.
- ▶ The overall appearance and state of West Kelowna is a source of frustration for me. I want to be proud of where I live and work. I notice garbage, homelessness and commercial/residential areas that look dumpy. I wish we would revitalize the downtown of West Kelowna but just don't know how that can be achieved.
- ▶ I want this City to be a place where my kids can grow up and be safe, enjoy nature and feel they belong. Don't let us end up exploding like Kelowna.
- ▶ WK generally needs more and better sidewalks.
- ▶ Great idea to ask the community like this. Keep up the good work!
- ▶ We need better roads before a new city hall
- ▶ Improve the highway
- ▶ Love the improvements to Glenrosa!
- ▶ We are way behind other BC cities and towns in prioritizing our environment for the next generation. Other towns I visit have 'no idling' signs for vehicles, there isn't a single one in WK.
- ▶ Since Corvid, there are more people than ever cycling. I see families with children and fear for their safety as traffic ignores speed restrictions in residential neighbourhoods. If we're serious about our health and preserving the environment and not just paying lip service to it, we need to do better.
- ▶ And what is the idea behind the landscaping down Wine Route 2 that needs water, (which I see running down the roads) and maintenance. Why not show an example by planting drought resistant, low maintenance plants. Lead by example or how can you expect residents to preserve our precious water supply if the City thinks it doesn't need to.
- ▶ We lived in Peachland since 1980 and finally sold and moved the West Kelowna. Love it here - close to the lake, trails walking, cycling and would like these things to get better as we will be using them more as we retire.
- ▶ Yes, I wasn't able to do the map section. I want park areas to be increased, access maintained. High density in downtown Westbank, and near the highway. Protect existing neighbourhoods. Define urban area to the downtown Brown Road area.
- ▶ Love being park of this growing city. Happy to raise my family here.
- ▶ Thank god you are going to deal with the Rose Valley water system
- ▶ Give us reliable water and urban transport, and the community will happily look at your city hall. But you guys can't even get us good water...and it seems like ZERO attempt to develop non-potable irrigation solutions. I'm sure council would be shocked at the money and time being spent on bottled drinking water because there is no sense of urgency among municipal managers. It's like a third world...



- ▶ West Kelowna City council has a reputation for money first which will always be noticeable and apparent when one judges the inconsistency of buildings and developments happening (lets use Glenrosa and Smith Creek as an example). Try shifting the focus onto the environment and what you're planning to do to help it, not just bulldoze over it. To live here is expensive, and I was told that as I live in such a beautiful place and that it is a privilege to be here, I should be grateful and accept a level of low pay accordingly. Needless to say I rejected that offer. I could not afford to live here on my salary without a second income. That mentality still exists with a lot of companies.
- ▶ The Pritchard road area has become very dangerous with Barona parking on both sides and the tremendous traffic due to Pritchard park. Very dangerous for those walking or riding bikes in the area.
- ▶ I would appreciate a bike friendly community!
- ▶ More parking and space at beaches
- ▶ Thank you for giving the opportunity to submit our perspectives!
- ▶ Thank you for putting together this dynamic engagement process.
- ▶ Too much development too fast is pushing out long time locals. Congestion, traffic, pollution and loss of identity
- ▶ Please reopen the pool. Other communities have already reopened theirs or will be in the next couple weeks. It is time and our kids and families need this service.
- ▶ There have been many improvements over the years and we are heading in the right direction (new soccer dome, better shopping). I'd like to see a community plan that improves our identity, the downtown and common spaces. We need more sidewalks, paths and trails to connect the community. We rely on Kelowna for too many things such as; Costco and other shopping;), biking trails, walking trails, outdoor rink, H2O (other better facilities for families), hospital, nice downtown area, theatre (various options - none in West Kelowna).
- ▶ EXCELLENT work City of West Kelowna! incredible package and communication on this. I hope the comments I provided help you make good decisions.
- ▶ Keep our communities safe with good law and order and keep it beautiful.
- ▶ Development is not everything.
- ▶ Keep on listening!
- ▶ Nice to see an opportunity to say what we love - so easy to complain without offering solutions
- ▶ Casa Loma Community Association
- ▶ I personally do not think DWK needs a new city hall. Perhaps refurbish or expand city hall into vacant buildings.
- ▶ Improve the water plant please. We pay tax dollars to drink healthy water. Every year, we have a boil notice and yellow water.
- ▶ In order to conduct a legitimate and comprehensive review of the OCP there will need to be public open houses post pandemic even at the cost of timing. Much if not most of what is contained in the current OCP is still valid. There may need to be a revisit of amalgamation if revenue is the only priority.
- ▶ Keep the rural nature of the Casa Loma area



- ▶ Where do Casa Loma taxes go? We have a lot of high tax waterfront properties and no improvements done here. Does our money go into a general fund for improvements everywhere else? This isn't right!
- ▶ Traffic circle education. Good luck!
- ▶ Heard about it from our Casa Loma community newsletter
- ▶ Please stop high rise development and preserve ALR land. Protect the environment. And stop increasing fire hazards by overbuilding.
- ▶ Keep up the great work.
- ▶ Nothing that I can think of right now!
- ▶ Regarding suggestions of specific areas to protect to improve I would say we have many natural areas already and they are in fairly good condition. My thinking is to focus on changes in every neighbourhood that encourage walking such as close by commercial/grocery etc. this only works if there is population density nearby to support these businesses. There are so many regulations and construction requirements that any business has a very high cost to their location and we need to either reduce those costs to help them help us enjoy a healthier lifestyle or give them so many customers right at their doorstep so they can be successful and sustainable. For example use Orchard Park Mall. They use the benefit to a business owner of putting thousands per day customers right at their front door - therefore they can charge a high rent and the Business can still succeed. If we cannot supply large customer base to our local businesses then we need to Help reduce their cost so they can be successful and pay the tax rates that support our entire city. The small business owners need every bit of support we can give them. They are our employers!
- ▶ The main thing would be to change Westbank from industrial, storage and gas station town to cozy little town where people would like to go and spend some time, like in Kelowna or Peachland.
- ▶ Do not want high rise developments in the Casa Loma area. Our roads and infrastructure are at their limit and the addition of a great number of new residences/hotels will endanger everyone (only 1 access road). Thank you.
- ▶ Would also love to see dedicated bicycle lanes/green lanes on city streets, much like those in Kelowna. This would promote alternate transportation options alone or combined with bus or car.
- ▶ Let's make our city safe as soon as possible by decreasing residential speeds to 30kmh. Residents are walking on roads while people fly by at 60km/hr+. The "children at play" signs are all over the place in Lakeview heights but are not heeded.
- ▶ Its a nice place to live, but changes are needed to meet the growth.
- ▶ Glad the communities are being given a voice. Hope the city can navigate not overcrowding to increase revenues. Doing a good job.
- ▶ Don't ever encourage a "Blackmun Bay" type proposal in Lakeview Heights!
- ▶ Look forward to BC Hydro installing backup electrical energy system.
- ▶ Community involvement and engagement in these processes and to discuss changes makes such a huge impact upon the community feeling. Please attempt to continue to engage and involve community participation throughout the processes.
- ▶ Some of the beauty of West Kelowna is the aspects of nature that we are so fortunate to have.
- ▶ Looking forward to seeing the plans!



- ▶ Love our quiet neighbourhood. We are now having problems with people buying homes in residential neighbourhoods and renting them out to short term vacationers. This is happening all over West Kelowna. Neighbourhoods are no longer quiet and enjoyable. We don't feel safe with nonstop partying in these vacation rentals which are prohibited in West Kelowna. I don't understand why they are allowed to operate. They do not enhance residential neighbourhoods in any way, shape or form. You must enforce the Bylaws.
- ▶ Please stop building onto communities! Keep our green spaces green.
- ▶ I am not happy with the direction this city has been heading. It is so sad that after over 20 years, I feel like wanting to leave because this is no longer where I want to spend my life.
- ▶ Affordable housing! All these Vancouverites are moving here and buying up our houses and making it less affordable into get into the housing market!
- ▶ Strong Community Associations with good relationships and open and positive communication are valuable resources to City Councils. These associations are conduits to information and resident sentiment. There should be a roll that is responsible to develop relationships with them, encourage inter community (neighborhoods)relationships ensuring the city has the pulse of the community to guide their leadership.
- ▶ I really feel like the transportation (be it by car, bike or foot) needs to be looked at. The nicest roads are the highway, but it's not a road I'd ever want my kids to walk or bike down to get anywhere. There's a lot of geographical challenges with commuting by other modes of transport just due to the hills and such, but if you build a safe way for people to get around, they will use it. Bike bypass routes that give riders safety and assurance. Especially linking the critical areas within the city, not just as a means to get into the "bigger city" of Kelowna. Let's see some pathways made into West Kelowna shopping areas from the residential spots.
- ▶ I really hope this survey makes a positive difference for our community!
- ▶ Great city
- ▶ Traffic calming and easier suite legalization would be welcome items to work on for West Kelowna neighbourhoods, families and residents.
- ▶ Lived here for 31 years and not planning to move
- ▶ I see no problem with short-term-rentals in neighborhoods with houses that would only rent seasonally anyways. That demand will persist.
- ▶ Really needing a new swimming pool. E.g., Penticton's pool in a city of comparable population. Don't want to always have to drive to H2O.
- ▶ Looking forward to good water
- ▶ Start building some infrastructure!
- ▶ Thanks for asking
- ▶ Fix what exists. Then move onto new projects. My policing dollars need to protect west Kelowna - not rural or WFN



- ▶ I believe it's critical that we complete the wine trail having the entire Boucherie Road sidewalks and lighted properly for tourism and community pride this gives access to all the wineries and allows people to bike walk the entire trail safely. Currently people walk and bike on Boucherie Road at great risk to themselves and risk to drivers to accidentally engage with them.
- ▶ Westbank & West Kelowna are not the same. There is a strong division and relevance to share interests. Generational? Sure, but negative results will last years.
- ▶ Token gestures (community policing survey of speeding is a joke - self serving at best).
- ▶ There's so much good potential - folks have got to stop with preservation of past and stop trying to limit personal growth pains / start sharing the gains.
- ▶ Good luck - lots of good things in this community.
- ▶ I am concerned with all the increase in development and no plans to improve roads and routes to get around.
- ▶ I really hope you take this into consideration. Am I annoyed? Yes. You would be too if the say people daily speed dangerously up your road. It is even a school bus route.
- ▶ I live in West Kelowna but near Westbank Centre
- ▶ There is a huge increase in traffic congestion and noise in the 30+ years we have lived here.
- ▶ I hate it that you are allowing so many new housing units. I want to live in a small quiet place . I hate that you are allowing such high structures as the ones behind lord of. I doubt anyone cares that I hate it. Why do you equate progress with more population? Why can't we stay a quiet gentle Peaceful place to live. Thousands more people moving here is not a good thing. The roads are already way too overcrowded . The population had doubled in 20 years that I have been here. And now with in ten years will have it doubled again.it used to be that we could see the lake and across the lake from everywhere in WB and now huge tall buildings are going up and blocking the view all over town.
- ▶ Great survey. Thanks for being open for input. I love WK!
- ▶ Please look at Neighbourhood improvements: maintain streetlights, reduce speed zones, add speed bumps etc.
- ▶ I had favoured amalgamation with Kelowna, but I am now happy that we formed our own new city. You did the right thing by choosing the West Kelowna name while still being respectful of those in the "Westbank" area by keeping that name for things like "Westbank Town Centre".
- ▶ Do not make the same mistakes as the City of Kelowna and focusing all development along the highway.
- ▶ Love there is getting to be more and more here so don't have to fight traffic to go into Kelowna so often.
- ▶ Throwing 10s of thousands of dollars of city office furniture away that had been stored in the basement of Royal LePage Place last year or the year previous shows contempt for taxpayer money. Better controls and respect for taxpayer money.
- ▶ Congratulations to you to obtain residents' input.
- ▶ Need more sidewalks and streetlights in residential neighbourhoods. Also need to change parking in residential neighbours to only allow on 1 side of street and not both for easier passage
- ▶ Your strategic plan is great
- ▶ Hopefully, some of the suggested actions can be put into practice.



- ▶ I love my community
- ▶ Thanks, this tool is great. Easy to provide feedback.
- ▶ A 11-storey development on South Gellatly road would create further traffic problems from what we experience in the summer months, not to mention that it would be costly to improve Gellatly Rd. just for the developer to make a profit at the expense of existing residences losing their view and eroding their log time investment.
- ▶ I look forward to more input!
- ▶ Please leave the Willow Beach area for local residents to enjoy. No holiday rental high rises!
- ▶ Heard of plan to build 2 condos at Gellatly Bay. Traffic! View!
- ▶ Make sure that we don't look like White Rock with its expensive high rises on the hill that are blocking each other's views and shops and restaurants that are closed nine months of the year and perpetually going out of business.
- ▶ Do not permit any more residential construction that will feed more traffic to the lake front.
- ▶ Very much opposed to high density development at the boat storage area near Willow Beach.
- ▶ It's a huge job running a city! Thank you for doing an outstanding job! Hope that we have enough funding in our budget to make our roads safe and an increase of sidewalks in this area would certainly help. Keep up the great work!"
- ▶ Recognizing that growth is inevitable we are concerned with density of housing. Protection of the access to waterfront and parks must be retained. Major increases in density should be placed well away from the waterfront.
- ▶ Keep the high rises under control; suggest use the White Rock Marine Drive area as an example; have businesses focus on local crafts and skills; give incentives to small, locals, like 'Charlie Don't Surf' on Marine Drive near the White Rock Pier. Discourage chain operators - McDonalds, Burger King, etc.
- ▶ Keep up the good work...
- ▶ Concerned about the proposed high-rise development at the boat storage on Gellatly Bay...increase in traffic at my gate to The Pointe.
- ▶ Please don't build high-rises at the boat storage on Gellatly Bay.
- ▶ Existing apartment Development adjacent to the Cove, another adjacent to Canyon Ridge and Goat's Peak will greatly impact traffic on Gellatly Rd.
- ▶ Nothing
- ▶ Thank you for finally getting an urgent care center. I'm a little confused where all of our tax dollars goes seeing as we are a city but don't have a hospital etc.
- ▶ WK needs affordable housing but as the city grows keep the plan - like the housing development in one area like on Elliott. Don't ruin the lake view which is important to tourist and residents alike. We all live and visit here for the beauty.
- ▶ Family accessible activity outdoors and safe for children to ride bikes and get around. Overpasses at major intersections for pedestrians. Thank you!
- ▶ Work with West Bank and put in more side walks, walking trails off of Old Okanagan Hwy.



- ▶ I think it's important to keep our trails and waterfront accessible to locals not just tourists and the wealthy. A lot of older posts of the community (in on Shelter Dr.) have no sidewalks. I have noticed during Covid trying to stick closer to home walking with my dogs how dangerous this can be. I think a look at that especially on roads with blind corners etc. should be a priority.
- ▶ Sidewalks, bike lanes, parks and clean water please.
- ▶ Streetlights - to make it safe at night.
- ▶ Parks
- ▶ West Kelowna is growing very fast and it's a beautiful place with lots of potential.
- ▶ I hope a lot of discussion and openness takes place about the Gellatly Village Project.
- ▶ I worry about the future affect of traffic on our area particularly Westbank Main St and the bridge and would love to see some positive planning on this issue.
- ▶ Since Covid so many more people are biking, make it safe. And stop traffic speeding in residential areas
- ▶ Nope
- ▶ Bring West Kelowna into the 21st century - upgrade your infrastructure - have some pride in where you live and serve - really ask yourselves are you PROUD of where you live and what you have accomplished for the City. I have lived here a long time and it's going downhill - take a long hard look at each other on council and if it can't be done properly to begin with, don't do it until it can be. Band-Aids are not a solution.
- ▶ Keep West Kelowna a wine and semi-rural community, while spending money and energy on needed projects (city hall, pool, wine route etc.).
- ▶ We love living in West Kelowna but wish there were a nicer way to enjoy the waterfront. It is so beautiful if would be nice if it were more of a hub. Thank you for this opportunity.
- ▶ Better snow clearing in the winter. Lakeview Road is pretty neglected.
- ▶ I found the map it tool too difficult to use. Is there an alternate way to provide that input?
- ▶ It's great that you are doing this but the big question is "will you listen"?
- ▶ Build some condo high rises.
- ▶ I would love to see more sidewalks for people who have mobility issues.
- ▶ We are against the development on Gellatly Road near the Yacht Club.
- ▶ I am worried developers will overbuild density and damage the rural nature of the area.
- ▶ Another bridge to Kelowna is needed.
- ▶ With all the development happening now sure will be against ANY high rise development near Willow Beach. SO BUSY AND CONGESTED NOW.
- ▶ Enjoy living in WK.
- ▶ LISTEN to community associations and professional reports, NOT big business and biased reports



- ▶ Please do not allow large apartment complexes along the waterfront. We cannot accommodate such density in the area.
- ▶ This survey is a great idea!
- ▶ Great process! Well done!
- ▶ The City needs to hire the best minds to develop the Community Plan. Usually you only get one chance to make a good impression ... the Blackmun Bay Village was the worst example of what not to do and for all the wrong reasons!
- ▶ I love our little town. I would like to see more sidewalks and biking trails. With all the new housing development I am concerned about roads and traffic flow.
- ▶ Good to see you soliciting community input. Thanks.
- ▶ Moved to WK from Nova Scotia in 2019. Love living here: it's paradise!
- ▶ Limit big developers of condo projects on waterfront locations please, especially on Gellatly Road which already has enough traffic!
- ▶ Please reconsider an oversize development on the boat storage site. It will only detract from the most popular beach area and cause overcrowding and traffic problems.
- ▶ Love WK but downtown is rundown & most buildings are in need of an upgrade. Revitalization 👍
- ▶ Opposed to the proposed density of Gellatly Village.
- ▶ I realize we need more housing but please limit the height of the buildings. We don't want to look like a big city with high rise buildings. We are lucky to have the lake and should preserve its access and enjoyment for the residents. This probably means limiting the size and number of hotels, etc. There are too many empty houses during the winter. Highlight our lake enjoyment. Make us more like Peachland.
- ▶ When we moved here 30 years ago Westbank had so much to offer to families, and now there is nothing left. I know they are trying to develop Crystal Mountain recreation, but the city should be supporting that. It should also have a shuttle bus that takes people up to the recreation area once developed.
- ▶ I am IMPRESSED that WK Admin and Government care about public feedback on issues. Kudos to you!
- ▶ I heard there is a plan to build two 11-storey condos at the boat storage on Gellatly Bay. I live at the Pointe on Gellatly Bay and the condos would block my view of the bay. The traffic has become very heavy in the area and having two storey condos will increase the traffic. I am very concerned regarding this proposed development.



- ▶ West Kelowna needs to keep its rural small town appeal with its agricultural roots, scenery and wonderful lakefront. However, our infrastructure needs have not kept up with our increased population. Proper drinking water and a hospital/emergency care facility should be the top priorities for a city this size. Our transportation network is probably the next biggest concern due to the increased traffic volume. Funding from the Provincial and Federal governments should be sought after to improve Hwy. 97 access. This would include over/underpasses (Boucherie, Bartley, couplet, etc.) longer deceleration/ right turn lanes. A right turn exit lane from Highway 97 south onto Stevens Rd would also help with traffic congestion. Bike lanes and sidewalks on Secondary roads such as Shannon lake, Boucherie, Glenrosa. A lot of the improvements could be attained through development cost charges with the influx of new developments such as Talus Ridge. Developers must also allow for enough off street parking so our residential streets aren't clogged with parked cars. Bylaws also need to be imposed and enforced with regards to homeowners parking RV's in their yards (which is unsightly) thus taking up much needed off street parking. Storage facilities are available for boats and RV's.
- ▶ Did you know the bylaw enforcement department, has changed their signage too by law department, right next to that sign is one that says by law compliance, and on the many vehicles it says by law enforcement, this department has lost its focus and effectiveness.
- ▶ Hire a real city planner and work with WFN to make the Westside wonderful.
- ▶ Protect the turtles! Do appropriate research before changing zoning within residential areas, that includes listening to committee recommendations and involving impacted neighbors. City staff needs to do better!
- ▶ We are very concerned about the proposed building of two 11-storey towers across from Willow Beach. This will completely ruin a beautiful area.
- ▶ I have walked along Gellatly Bay for well over 20 years and my Dad has walked there for well over 20 years before me. Please keep this area an enjoyable place to get away from the traffic and rat race.
- ▶ Council has done a good job with most tasks. wish we had more commercial land available for something big - Costco, Ikea,
- ▶ No more sprawl or highways! Please stop letting West Kelowna be a bedroom community - it has a history and we need to build up the downtown core - stop letting more subdivisions into the area - we need walkable, mixed-use and a realistic public transportation that connect with other townships to lessen pressure on the roads - A TRAIN SYSTEM THROUGHOUT THE VALLEY - no more highways, please. There is precedence / research - seek it out and work on implementing it.
- ▶ City Council should hold an open town hall meeting for their citizens to express and discuss further community develop and opinions of survey.
- ▶ I think developing across from Willow Beach would add major congestion to an already overloaded road and absolutely take the pleasure away from that beach.
- ▶ City Council should hold an open town hall meeting for their citizens to express and discuss further community develop and opinions of survey.
- ▶ The beauty of the access to Okanagan Lake for all residents is one of the most wonderful things about this area . When I walk Gellatly Bay Area - I see happy, healthy people with all ages with dogs. Too much building can take away too much of a peaceful, much appreciated lifestyle.



- ▶ We love the quiet, still, safe area, that is why we moved here. It is without question of very bad taste by city council to make decisions on new buildings of 10 storeys etc. at Gellatly bay. It is already congested with traffic at best of times for people to use the Boat ramp at the Yacht Club and using the Beach. Safety will become an issue for us at The Pointe. Already, people are driving through our gate any time of day. We do not agree to any type of high rise, no more than 3 Storeys is acceptable to us. Remember dear council that we are paying for you being in office and like our voices heard. Covid does not do that for us. Do the right thing.
- ▶ We are wanting to stay involved with the future development in the area around The Gellatly Bay / Marine Storage. The density for this development has to take into consideration the traffic and parking requirements while still addressing the concerns of current residents.
- ▶ Please more playgrounds for kids to play. I have to take my kids really far just to find a playground (Marina Park, Johnson Bentley, etc.). Kids need outdoor activities to grow strong, so we need these kind of infrastructure near our neighbourhoods. I live near Carrington Road, close to Canadian Tire and we have nothing for the kids. Thank you.
- ▶ There's rumours of high rise apartment projects being proposed in West Kelowna and I'm shocked this is even a consideration... West Kelowna is appealing because of its small town charm, shopping centres where people know your name and your usual order, quiet roads and you can see the stars in the night sky because your not living under the din of city lights. There are ways to create affordable housing done with aesthetically pleasing architectures in locations that are appropriate for this type of housing. And to be specific, any beach front or land close to or across the street from beach access points is NOT an appropriate location for high rise or high density housing.
- ▶ All land within the ALR should remain agricultural land, always; Zoning Bylaws should be enforced and development zone should not be changed easily. Keep low density areas—low density.
- ▶ Don't allow city growth too quickly....its a natural thing that will happen. People love the area the way it is so doesn't need all unnecessary improvements. Just filter them in slowly and keep taxes down. Keep up the good work and appreciate your dedication.
- ▶ The City should inform residents of controversial developments without delay.
- ▶ We need to improve downtown west Kelowna. Make it a destination for restaurants, shopping. There simply isn't enough variety of places to go.
- ▶ I do not want to see high-rise housing at the lake level. I want to see public lake access developed as much as possible, with services and businesses and appropriate parking solutions.
- ▶ Love supporting our GWBOT group!
- ▶ I was attracted to the area by the rural nature/agricultural and low rise buildings and nature trails.
- ▶ I live at "The Pointe" on Gellatly Road. In the last minutes of the STRATA Corporation KAS1979 there was an item of a development proposal for a development to be put in 2-11 storey buildings (rental space only) and that the road up to "The Pointe" would be closed at Gellatly Road. I have lived here for 20 years and this is not an acceptable proposal - We would lose our access to Gellatly Road which would mean we would have only one access off Brown Road - and that one is for emergency only. Closing the access to Gellatly Rd. would lower the value of our properties! and we would no longer have two accesses to our development - this is not safe for the residents. Our Gellatly Rd entrance should NOT be closed off! and building two-11 storey residences on Gellatly would increase traffic flow, block views of the Lake, and decrease the value of our property. Is the developer prepared to repay the loss of property value to the residents of the Pointe?



- ▶ Would like 2 roundabouts: 1) Angus & Gellatly Road and 2) Gellatly Road and Gellatly Road South.
- ▶ NEEDS MORE Policing for speeding & Kids Hanging around at night. Lifeguard in the Summer. Would like MORE Parking and some shops. (i.e., Peachland).
- ▶ West Kelowna is doing well; however, really needs a quaint Downtown area like Bernard Street in Kelowna. I feel on lake side somewhere instead of where it is now. Improve: add more Traffic Police to Speeders & Violators! Improve: needs to Fix Sewer Smell down at Gellatly Walk! Very Bad (In Summer). Improve: so if Developing Needs to Fix this First Not Add to. Improve: Roundabouts at Angus & Gellatly Road and also at Gellatly Road & Gellatly South.
- ▶ Re: Goats Peak / Gellatly: Development proposal fore two 11-story buildings on this property (boat storage) would seriously impact the congestion already occurring from traffic access to and from the Cove, Willow Beach, CNR Wharf, the Yacht Club, as well as the Wine Trail. Firmly opposed to housing of this magnitude on this property!
- ▶ Slow down on the developments. We moved here because of the small town feel not we look at all that's is being built and it is coming too fast. Not much thought going into the way things are going.
- ▶ We respect the presence of the First Nations land; however, the development that is occurring on some of those lands is also impacting the traffic flows and congestion in West Kelowna. All the more imperative that Wests Kelowna controls future planning and development in the community areas that are within their control.
- ▶ Please don't destroy our precious waterfront, beaches, walkways. We have so little of it. Residents congregate along these areas. Without them we wouldn't have the close knit neighbourhoods. They are meeting places and we have so few of them. Building is inevitable but build sensibly with our recreation areas and for future generations. Developers can and will destroy what we have if you let them. It's on you to keep what we have. Do you want to be the reason we lose our boutique feel and become yet another Kelowna suburb?
- ▶ 1) Traffic congestion, I expect will be worse. 2) Probably need more RV parking. 3) The Town Centre couplet need some kind of solution.
- ▶ City Council should hold an open town hall meeting for their citizens to express and discuss further community develop and opinions of survey. If you wish to receive further clarification with any of my comments, I can be reached at:



WEEKLY TOPIC QUESTIONNAIRES

HOW WE GROW – 31 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Neighbourhood Centres

- ▶ There are not enough neighborhood centres. Not everyone can head into Westbank Centre.

Growth Focused on Centres

- ▶ It is important for both the different neighborhoods and developers to have some very solid direction on what appropriate growth in all of the areas within WKC is.

Comprehensive Development

- ▶ These areas need very careful planning....we need to limit development to maintain integrity of our community

Maintaining Character

- ▶ Please also consider which business permits are issued to nearby neighbourhoods. The decision to allow the Valhalla helicopter operation has been a very poor one...and one that contravenes noise and safety bylaws. The permit for the expansion for two more helipads on this site should be rescinded. The current helicopter activity and noise is very distressing to the surrounding neighbours.
- ▶ Direction for developers is important. Too much time and effort has been wasted on projects that do not tie with the existing OCP.

Maintaining Rural Reserve

- ▶ This is essential...also to protect our waterways and Eco sensitive areas
- ▶ Very important!

Protecting Ag Lands

- ▶ Absolutely essential!
- ▶ Once these Ag lands are gone, there is no going back. It is vital that we have food security and maintain farming within WK.

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ I think it will be key to grow and attract new businesses into the area while balancing the desire to keep West Kelowna less busy than Kelowna. The city that has everything you need at a pace you need.
- ▶ Co-operation with neighbouring communities
- ▶ Development of recreational trail networks, Gellatly waterfront. Wine Trail and Farm loop.
- ▶ Slow growth, considered growth, sensitive growth.



- ▶ Encouraging people to come and live in West Kelowna, for young families to call West Kelowna home.
- ▶ Lakeview Village shopping, partnership with Westbank First Nation.
- ▶ Developing the town center of Westbank.
- ▶ Some areas are finally seeing road improvements. Earlier on Boucher it and west lake road although west lake failed to receive the nice lighting originally planned. Now glen Rosa is getting a much needed upgrade. The roads in downtown Westbank need beautification and possibly nicely lit areas to attract outdoor patios and gatherings
- ▶ Anders road - Lake view heights shopping, recreation, community center, single family housing and multi family housing coming. Best neighbourhood plan anywhere.
- ▶ Park development such as rose valley regional park, Gellatly Bay Area has been well done....
- ▶ Having a balance of different types of housing, including rental apartments for young people. More 1 level senior communities should be planned that are not leasehold
- ▶ developing Westbank center for housing
- ▶ Residential density in Westbank Centre. Sensitive greenfield development on hillsides.

OUR IDEAS: YOUR GROWTH IDEAS

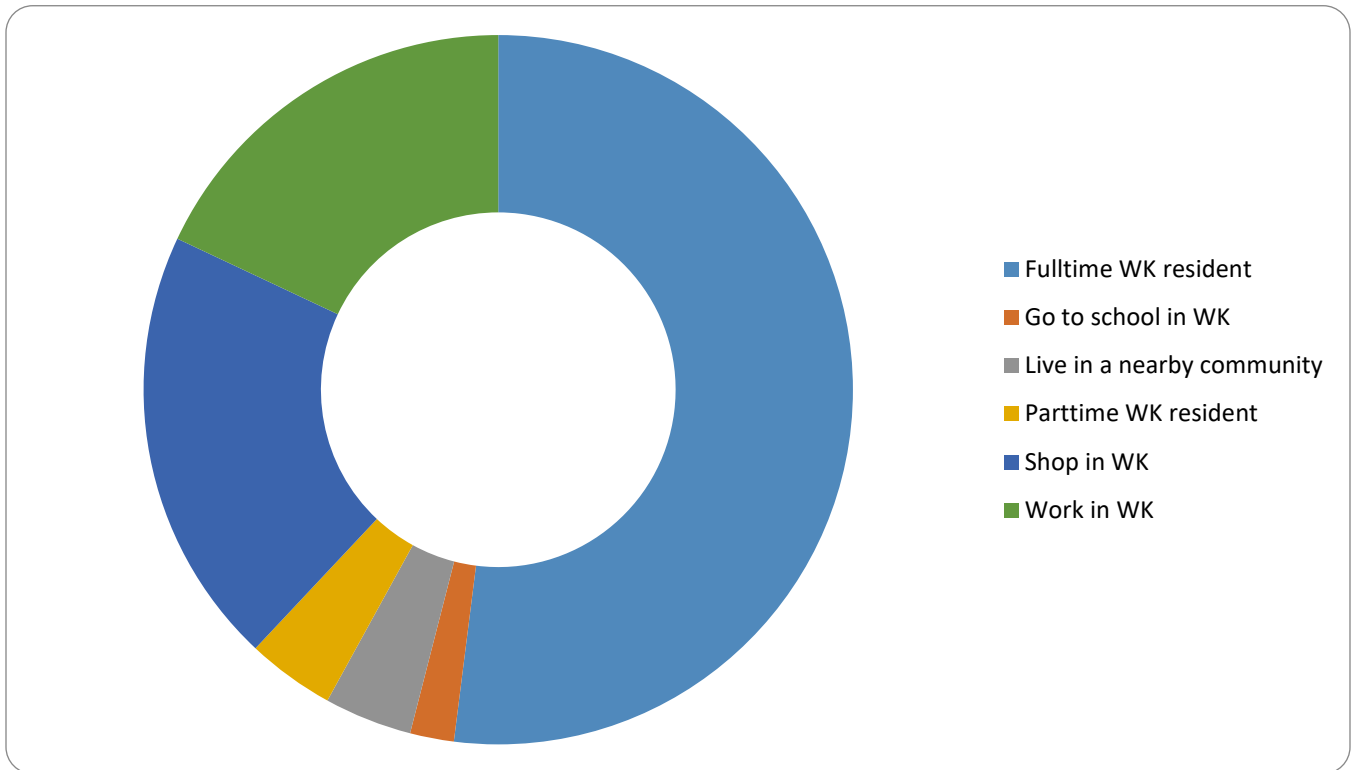
- ▶ I think it will be key to grow and attract new businesses into the area while balancing the desire to keep West Kelowna less busy than Kelowna. The city that has everything you need at a pace you need.
- ▶ Create a vibrant and pedestrian friendly downtown.
- ▶ Work with WFN to continue development of a city centre which includes a new city hall as a cornerstone. Continue to focus development of our lakefront, including working with WFN to have shared access to their underutilized beach.
- ▶ Develop a robust plan for urban density in the Westbank Town Centre. Promote density in WBTC with mixed use development in mind. Create a new town centre in Boucherie between Hudson Rd elementary and Mount Boucherie Secondary - this area could become a complete live, work, play community. Establish more access to waterfront for residents - as WK grows so will the need for more waterfront access, we should look at acquiring new properties on Gellatly and Pritchard to expand the beaches. Don't be afraid to go out and bring development to our area; market WK as a premier destination with so many more people working remotely these days there is even more viability for people from the coast to consider calling WK home. WK is the closest major city to the lower mainland and access to the highway close is extremely convenient. Make sure the new OCP allows for imaginative opportunity, and then sell the vision to the development community. Include visuals and sound marketing materials to help paint the picture of WK 20 years from now.
- ▶ Land values are steadily rising making the cost of new homes more expensive. Maybe its time to look at reducing the size of each lot and building smaller houses. The road conditions and lack of sidewalks leading into a newly proposed subdivision is always a concern. Developers must be prepared to help with the cost of upgrading those roads and sidewalks.
- ▶ Smaller detached homes on smaller footprints. Create true starter homes (that aren't townhouses or condos). See Calgary/Edmonton to what starter homes look like. This will create affordable detached housing for families and empty nesters and those who do not want to live in condos or semi detached housing.



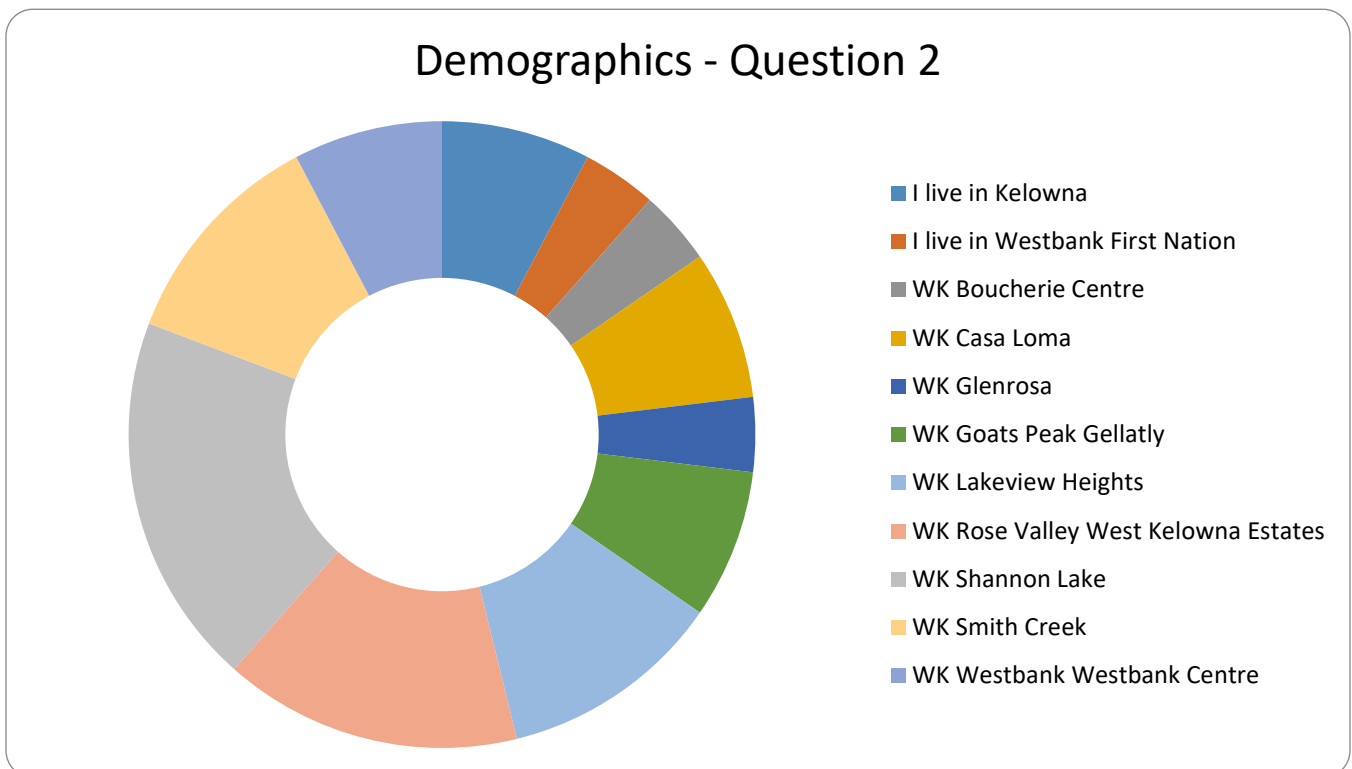
- ▶ There are number of high profile projects that have been proposed and approved but no development has been undertaken to date. Goat's Peak and Mission Hill Winery expansion come to mind. We need to understand why these projects have stalled. Also, very much in favour of development in Gellatly Bay.
- ▶ Maintain the character of the neighbourhoods. Ultra development will change the nature and the feel of the Westside which is what we have all come to love and respect. Continue slow, measured, considered growth.
- ▶ Traffic! The growth of community is fantastic but people need an efficient way to get to and from work.
- ▶ A pedestrian overpass across Hwy 97 at Fenders/London Drugs (Westbank First Nation Land I realize). Business improvement areas for Westbank Central, and Boucherie Central.
- ▶ Develop a decent town center in Westbank. At the moment it is very piecemeal and unwelcoming. The couplet system doesn't help at all and actually hinders.
- ▶ Please set aside land for a BYPASS HIGHWAY before you use up all the corridors.
- ▶ Secondary Suites policy is prohibitive and encourages non-compliance or non-participation. This seems contrary to your desire to open more rental space.
- ▶ Higher density home closely built homes, "Cluster homes" as the Smith creek plan says they are going to build will allow for the green space to be maintained. I think that the current Smith Creek Saddleback Way (and other streets around there) is a complete eyesore, with no green space and terrible planning. It takes away from the feeling of community and makes it look terrible. Development like this should not be allowed in the future.
- ▶ 1- Sustainability. 2- Neighbourhood houses. 3- Get more commerce on WK land.
- ▶ The rate of growth has to be balanced with the ability to maintain infrastructure...that is keeping culverts maintained to prevent flooding, thoughtful environmental consequences, adequate water sources, road maintenance in the winter. My advice would be not to expand beyond our capacity....also give very careful consideration to issuing Rezoning permits.
- ▶ I would like to see smaller, single level rancher type homes incorporated when subdivisions are planned. New single family homes are huge and not desirable for most seniors and those with special needs. Smaller also means more affordable for first time home buyers.
- ▶ Infrastructure, Infrastructure, Infrastructure. Water, Power, Roads.
- ▶ Increase density in Westbank Centre (20 stories) and Boucherie Centre (10 stories). Tell opposing NIMBYs to get stuffed, do not listen to established homeowners who only care about their own inflating property values and not how their children have can't afford to rent or buy property in the neighbourhood they grew up in. Eliminate R1 zone and replace with RC3 throughout city. Permit carriage houses or duplexes on all properties. Eliminate trailer parks and replace with master-planned high density community. Once gravel pits are fully mined, replace with another master-planned high density community. Encourage neighbourhood businesses (retail, restaurant) on all collector roads even in residential area, residents should be able to walk 10 minutes to a cafe at all times. Encourage medium density development in Boucherie Centre and Westbank Centre neighbourhoods within 1km of high density. View Kelowna's rapid development as an inspiration and not a plague.



What is your relationship to West Kelowna? Where do you live?



Demographics - Question 2





HOW WE HAVE FUN - 75 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Recreation Programs

- ▶ We need an adequate facility - is very tight and can only offer limited programming.
- ▶ Little or nothing has been done since the 2016 parks plan to increase off leash dog park areas. Take a look around during all seasons and most people out, are out with their dogs. I understand conflicting demand for public space, but other jurisdictions use scheduling and off season opening to accommodate dog owners. Our parks are empty most of the time!!
- ▶ Programs and recreation opportunities should be inclusive, allowing everyone, regardless of age, interests, abilities, or income level to have fun in the community.
- ▶ But lack of a connective active transportation infrastructure creates major barriers for these groups.

Recreation Programs

- ▶ More ice time for adult skaters! Continue to provide a wide variety of programs for all ages and abilities.

Linear Connections

- ▶ The Fur Brigade Trail and abandoned rail lines are being repurposed for extended connectivity throughout the Province. Surely our community's internal natural connectivity ranks at least equal thereto.
- ▶ There needs to a great improvement in linear connections. We have recreation facilities, parks and trails but no connectedness in our sidewalks or bike lanes to get there.
- ▶ We need to connect active transportation options. It would be great to be part of the TransCanada Trail network, but even connecting on a smaller scale is important to encourage walking and biking without traffic danger.
- ▶ Investments in facilities could increase sport tourism as well - meaning the city would need to grow to host those athletes and support staff (additional hotels, restaurants, etc.)

Equal Distribution

- ▶ They can be concentrated near the waterfront, to help preserve the waterfront. Other facilities can be near population centres.

Health Well-being

- ▶ We need to start planning now, to replace the JB Pool facility, which is working at capacity serving everyone from babies to grandparents
- ▶ It's great to have an abundance of recreation facilities, parks and trails to encourage health and well-being. Safety should also be a priority and sidewalks; bike lanes and streetlights are needed to keep residents safe.
- ▶ Continued education and youth involvement is so important. If they haven't been, there is no reason why the area schools shouldn't have already had involvement in these processes, as my class was with the proposal for a second mall in Penticton, and the one-waying of main and martin streets.



Maintenance Renewal

- ▶ Where humans have already sullied the sensitive ecosystems, there needs to be reparation and continued maintenance. Absolutely no watercourse or lake bank or bed ownership. Perhaps some sort of neighborhood pride fund or services in lieu ... local area conservation servicing bylaw/tax effective concurrent with development?

Acquisition Growth

- ▶ Very important. It is a key attraction of this area.
- ▶ This is extremely important, particularly as the community grows.

Conservation

- ▶ Protect the waterfront areas with more parks.
- ▶ Natural waterways and wildlife corridors with fiercely protected natural filtering boundaries, with as little human interference as possible, are essential for the continued health of all life on this planet.
- ▶ You have developed the Gellatly bat corridor which is used all year but greater from spring to fall with walking, jogging, parking, sitting on benches, swimming at the only public beach that is sandy!! All others are private or just plain rocky.

Visible Arts Culture

- ▶ Upgrade Arena & Johnson Bentley. New arena would attract more events.
- ▶ We need to promote the Visual Arts, Performing Arts and Culture of our local Community and celebrate and preserve our History.

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ I think what the current plan covers is very complete. I think WK is heading in the right direction, with all aspects.
- ▶ I love the parks, trails, recreation for all ages. All the events through out the year that would normally happen are great. First nations heritage and culture adds so much to WK also.
- ▶ I think beach access and the amenities around that have been well done. I think Pickleball/Tennis (which we don't play) has been VERY well serviced across the whole community.
- ▶ Recreational programs
- ▶ The updates to some of the parks have been great (a variety of equipment at playgrounds - our 5 year old and 2-year old can play at the same park). The parks seem to be litter free most times, but have concerns about drug paraphernalia often left behind. The parks are also in good condition and all seem to be relatively new. Johnson Bentley offers a good selection of classes (as far as times go), and the class sizes have been great. Skate Canada is doing a great job with skating lessons too.
- ▶ Taking good care of parks, trails & facilities.
- ▶ The Wine Trail upgrades are really quite pretty. The parks seem to be well taken care of.
- ▶ Maintaining outdoor recreation areas.



- ▶ The number of regional parks with hiking and biking trails is fantastic. Additionally, I love that West Kelowna is dog friendly and allows dogs on trails and also has multiple dog beach accesses.
- ▶ Walkway along Gellatly Bay
- ▶ We are starting to build great trails and increasing programs for kids.
- ▶ A large number of West Kelowna residents regularly use the rec facilities, parks, trails and waterfront.
- ▶ Good trail systems (e.g. Rose Valley park). Music in the park was great. Johnson Bentley had a good pool for lessons.
- ▶ Keep expanding the cycling and hiking opportunities
- ▶ Regional Park development (e.g. Goats Peak, etc.) very much appreciated. Gellatly waterfront area is a good start, but separated cycling paths would be better. Music in the Park was great--hope it's back next year. Adult figure skating sessions appreciated--more please.
- ▶ Investing in year round multi purpose/use recreation opportunities (new dome).
- ▶ Glen Canyon, beach access, waterfront walkways, outside spaces for everyone to use.
- ▶ WK has an abundance of outdoor parks etc - keep it up and make more accessible to residents. Open indoor recreation spaces (school gyms) especially during summer months for safe cool spaces for drop in sports or open gym - look at First Nations Gym for idea.
- ▶ Annette Beaudreau amphitheater is wonderful and Gellatly Nut Farm.
- ▶ Waterfront access
- ▶ The use of Johnson-Bentley fields for music(Which was greatly missed), the skate parks, water parks, sport fields are positive but more will be needed as our area expands.
- ▶ Having many walking and hiking trails
- ▶ Keeping the rural theme of West Kelowna
- ▶ Preserve the Lakefront, walkways, programs and events such as music in the park, farmers market, hiking trails like Gellatly Regional Park
- ▶ Gellatly Bay is a wonderful recreation area. Don't destroy it by building eleven story high rises along the waterfront.
- ▶ Sufficient sport facilities
- ▶ Music in parks
- ▶ Gellatly Nut Farm is great especially since they finally graded the road into the parking lot. It is a beautiful area and deserves continued TLC.
- ▶ It is very nice to have a beach and walkways that are so well maintained for all citizens to enjoy. In particular the Gellatly Bay recreation corridor is extremely well utilized and appreciated.
- ▶ Decoration of Gellatly Bay.
- ▶ Events like the pumpkin walk or Christmas lights in the Gellatly Bay Nut farm are fabulous a lovey way to encourage people to get out and engage in the community. Celebrations and fundraising events throughout the year like the festival of trees



at Mission Hills Winery, sip into the season or the fall/winter/spring wine festivals and the west side wine trail are all really fun ways to encourage small businesses and engage the community... some festivities like west side days are a little dated and could use a little face lift if you will... Canada celebrations and fireworks are also a really great way to light up communities! (Things obviously have been different because of Covid however I am speaking in terms of years prior and hopefully years to come)... also I think it would be really neat if CMHA would open up a satellite location on the west side to offer programs And activities to support and promote positive mental health.

- ▶ Keep rural character and heritage sites intact by not allowing monstrous high-rise buildings near the lake front.
- ▶ Retaining the rural character of Gellatly Bay, open space, low rise buildings and ample trails and green spaces.
- ▶ Parks that have been developed are good. Natural parks on fringes and Mount Boucherie are also good. Multimodal pathway on Boucherie Road is great.
- ▶ The renos to the beachfront and road are good. There is still a shortage of parking maintenance of the beachfront and Rotary Park is good. The canyon trail is wonderful. We need to ensure that with growth we keep our parks, walkways, and our two beaches accessible to our residents and don't give them away to developers with growth.
- ▶ Improve access to parks. Addressing the need for medical facilities such as the Capri centre has developed.
- ▶ Maintaining Gellatly Road - perhaps widening given it is so busy.
- ▶ Our Parks are doing Well NOW But with all the New development we are running out of space.
- ▶ Improve Lion's Hall for a decent venue for The arts or ad a Cultural Centre to the new high school.

OUR IDEAS: YOUR FUN IDEAS

- ▶ Just keep doing what your doing. Joining trails adding parks or little out of the way spots make living here so worth it. Some of my favorite spots are little beach access place tourist don't know about.
- ▶ We need a quality not quantity approach to our playgrounds. The days of spending \$50k to turnkey a new playground are long gone and we need to adapt to the times with inclusive and appropriate playgrounds
- ▶ Cleanliness will be key and we find that with homelessness we often feel the need to sweep parks and playgrounds before letting our children play in them in case there are needles or other dangerous items. Making trails and hikes more accessible (Carrot mountain is a good example - I hesitate to bring children on the path because it's not entire developed) - even having more of the path developed and leading it to a more natural terrain further down the path. Also during the summer, if busy, it's often impossible to find parking by Gellatly so finding a way to balance over development but accessibility for residents.
- ▶ Build a water slide park. Do something about the sewer odour in Gellatly Bay.
- ▶ Parking areas could be improved. Many of these areas at local parks are just chaotic. The public washrooms available could also be increased. I know during COVID that this may have come down to cleanliness and staffing, but there are MANY recreation areas and family parks with absolutely no where to use a bathroom.
- ▶ West Kelowna needs more walking ovals around soccer fields, parks, etc. We also need public school gyms to be available to our youth all summer - much like First Nations - when it is too hot or smoky to be outdoors.



- ▶ Maybe more trails linking various neighborhoods (i.e., link Rose Valley to Shannon Lake neighborhood via a trail). All our neighborhoods are quite physically separated right now via highways or industrial parks.
- ▶ We need to bring back the street party. This encourages community fun and strength. Having a day that every street celebrates would be so fun! It makes our neighborhoods safer and connects families and more connected, making for a better West Kelowna!
- ▶ A connective multi-modal active transportation network providing all residents, young and old, able and disabled, regardless to income the ability to access to all recreational opportunities safely and conveniently.
- ▶ Add better sand to public beaches (e.g. Kalamoir). Add playground near west Kelowna estates. Make it mandatory for every large new development to add a playground. Outdoor recreational gymnastics or obstacle course for little kids would be fun. A public outdoor pool would be awesome. Slides added to spray park. Extend rail trail through west Kelowna and into Peachland.
- ▶ A much better location for the Farmers Market--look at how Peachland does it! A Civic Square for gathering-arts, culture, food, celebrations. A ski hill reopened!
- ▶ I think the human peddled fear and hoarding factors need to be dialed down and consideration for others dialed up, which for purposes of social distancing means more internal municipal (potentially directional) greenway loops?
- ▶ More parks with lighting that can be used during shorter days of fall winter and spring, may curb vandalism as well
- ▶ Social distancing music in the park, maybe more pop-up concerts at smaller parks, to reduce the number of people able to attend. Pumpkin walk down along the waterfront walkway (one direction only to view, then walk back along the road?) or at a soccer field, or at the Annette B amphitheater, parking on WFN, walking around the terraced steps to view pumpkins. Local walk-run, bike challenges. People could go out and exercise by themselves, then submit online their participation and can be entered in a draw to win things.
- ▶ Covid will pass so suggest doing nothing dramatic for the future. A new normal will develop then decide actions. 1- build walking ovals of school or park property (one in every neighbourhood). 2- start neighbourhood groups that have local celebrations. 3- keep music in parks going.
- ▶ Develop a tourist attraction by linking all west side wineries via a highly landscaped ,safe and scenic bike trail incorporating scenic stops along the lakeshore, beaches and of course, wineries
- ▶ Outdoor entertainment in parks
- ▶ Instead of building more high rises across from willows beach put a sailing club in this area. Purchase fields from RJ Bennett and start a therapeutic stable for those who need this or build sport fields with off road parking.
- ▶ Hiking trails and fishing access for different ages
- ▶ During Covid-19 it has been a blessing to have the aforementioned walkways and trails available.
- ▶ Expand and enhance performance venues.
- ▶ Keep lake access and don't take away parking along waterfront.
- ▶ The facilities are barely keeping up with the growth. Do NOT put two 11-storey high rises across from Willow Beach and consider that "progress".

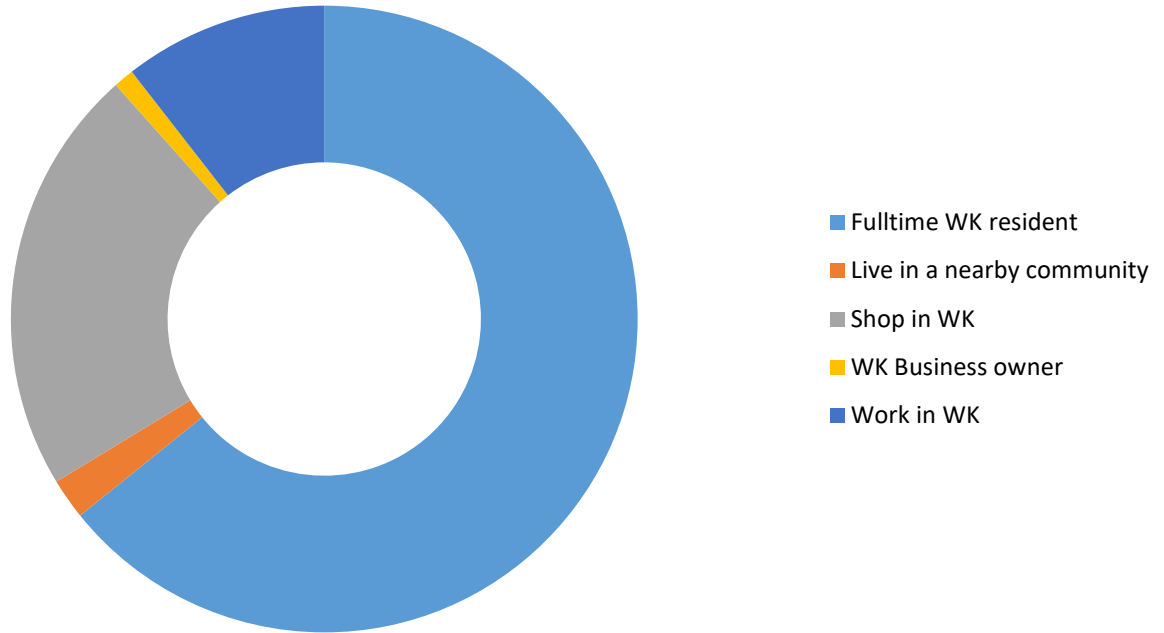


- ▶ A bike path along the waterfront from peach land to Kelowna would be superb.
- ▶ Perhaps create an outdoor pool that is near the lake sort of like Kitsilano beach in Vancouver or Bondi beach in Australia but on a much smaller scale perhaps at a part of the lake that doesn't have the sandiest beach access... I also think it's crucial to maintain and enhance current beaches and lake access points In West Kelowna like willow beach and Pritchard beach because there are so few sandy beaches that locals get to enjoy to develops these areas would be destroying our beautiful local sanctuaries. The highlight of many west Kelowna residents in the summer is spending time at willow beach walking along the lake soaking up the sun and the sand playing beach volleyball and just enjoying these few hidden gems that most tourists don't know about. And I shouldn't just limit that to the summer the walking path along the lake is used consistently year round to over develop the land on Boucher is road particularly near Gellatly bay would put an end to so many local West Kelowna residents simple pleasures in life like walking along the lake or sitting on the beach.
- ▶ Hiking every day in Gellatly Bay area. Do not increase density in this area. It will destroy the recreational pursuits of many locals and others.
- ▶ A hike or bike ride along the lake front.
- ▶ Enhance neighbourhood parks. Increase bike lane and pathway connection, enable passive bike lanes (neighbourhood routes). Encourage neighborhoods to maintain park infrastructure (Adopt-a-Park) to save maintenance costs.
- ▶ Keep the lake access lots, possibly post signs describing noxious weeds so passers can pull the odd weed.
- ▶ Limit size of development. Avoid overcrowding of walkway and Willow Beach. Excess traffic along walkway and Willow Beach. Sacrificing land in agricultural reserve for housing development i.e., Bennett land on Gellatly.
- ▶ Our green idea is to keep what we have in green space for our year round residents and not have them overrun with vacation rentals.
- ▶ Improve and maintain what we have.
- ▶ Develop a park between West Kelowna and Peachland.
- ▶ No more development along the Lake IT IS NOW VERY CROWDED and parking and beach space is NOW at premium. We Should be more like Peachland.

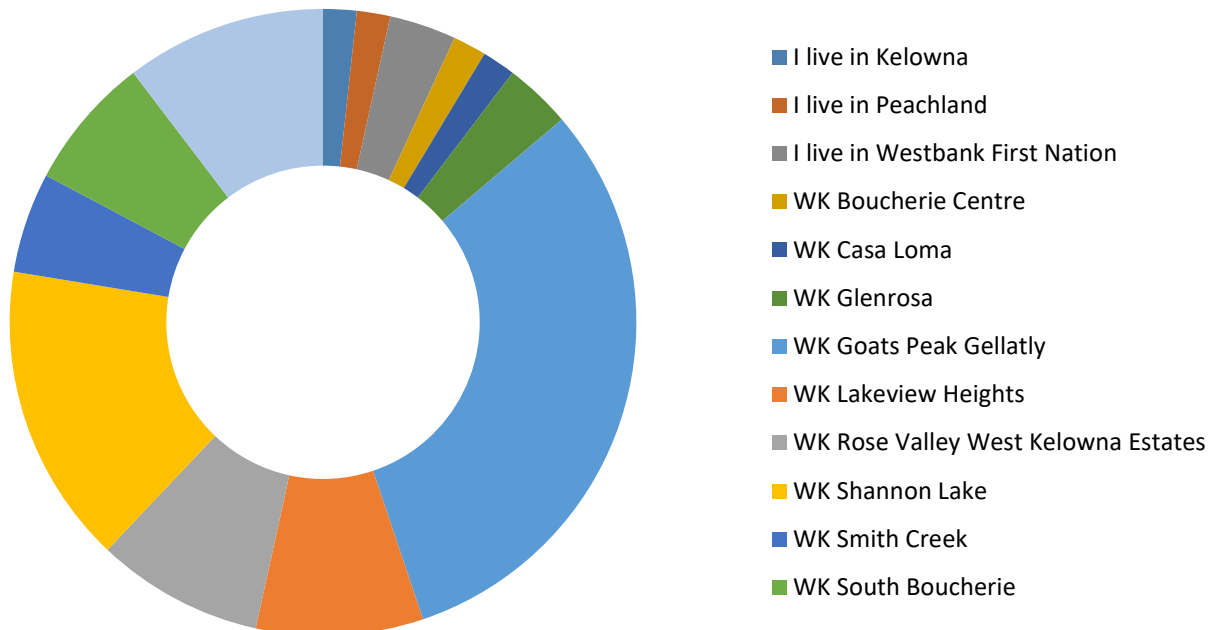


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2





HOW WE LEARN AND LIVE WELL - 32 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Community Safety

- ▶ This is critical.

Active Living Awareness

- ▶ This is critical.

Civic Facilities District

- ▶ We need a centralized area for these services.

Health Services Advocacy

- ▶ It is well past time that WK has its own Health Services Facility.

Suggest Others

- ▶ Reducing the attractiveness for homeless and drug addicts to come to West Kelowna. Reduce and cancel any new projects. There are already too many for us to support.
- ▶ Often when both parents work their work schedules do not coincide with elementary school hours of operation. It would be good if elementary schools were to provide an after school care facility paid for by the parents. If schools are large enough, they could also provide space for a daycare facility for pre-school children as well.

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ Partnering with Interior Health to provide services in WK. Partnering with School Districts to create healthy buildings & outdoor spaces for children.
- ▶ Excellent recreation facilities within an easy distance.
- ▶ The City has done a good job in advocating the Provincial Government to provide a health care centre and subsidized housing. The City is finding new and better ways to communicate with the public. The City is doing a better job at seeking and obtaining the public's input on matters of importance.
- ▶ Building sports facilities (dome next to Mar Jok)
- ▶ We truly appreciate and utilize the walking path at Gellatly Bay and at and Power's Creek. The senior centre is great. We also love the local fruit and produce and encourage continued support for these Agricultural businesses. Please, please hold on to and acquire more property along the lake in order to provide our rapidly growing community recreation near the lake - the greatest jewel in our community!
- ▶ Streets and green spaces are well maintained, and recreational facilities are available to a wide portion of the community in an age appropriate and economically accessible fashion



- ▶ Allowing for input.
- ▶ For the most part I do feel safe in my neighbourhood and when out and about in WK. There are opportunities for healthy living, for anyone that takes advantage of this. Partnerships within Facilities (e.g. Mar Jok). There are doctors and Med Lab, but my doctor is still in Kelowna City and I would go to Emerg. @ KGH if I needed med assistance outside office hours.
- ▶ You've implemented outdoor areas without considering the over population of visitors, especially on trails in residential areas. Work on that.
- ▶ Walking trails are good. Some flat and some not to give more of a challenge which is good. Safe bicycle lanes on some major routes, Boucherie Road, would be good.
- ▶ Having opportunities for classes for learning or staying active in various community centers has been great. I haven't participated in many, but it is nice to know they are happening out there.
- ▶ Lots of opportunities and places to enjoy the outdoors
- ▶ Adequate elementary school coverage.

OUR IDEAS: YOUR HEALTH & LEARNING IDEAS

- ▶ Improve existing schools. Improvements to existing buildings until they are completely rebuilt, interior upgrades and outdoor activity and learning areas. Create spaces for homeschool or alternative/outdoor school facilities. Education centres that any school can use/visit for nature, agriculture, drinking water, waste management, etc. Responsible waste management as a region, setting standards with neighbouring municipalities and local businesses on very clear, very ambitious standards for sustainable waste management.
- ▶ Definitely need emergency care facility on this side of the lake. A satellite campus for Okanagan College isn't a bad idea either.
- ▶ The City of West Kelowna requires to have its own health and wellness centre. Everyday, in the Okanagan we hear on the news about the number of people who have overdosed on opioids. We hear that it is a crisis larger than COVID 19 and many people die at home yet, in West Kelowna we do not have the resources to deal with this crisis. If we had a health and wellness centre it would help improve the lives of the people in our community. Schools require to provide health and wellness classes so that students can learn how to deal with health challenges. Perhaps the schools could offer workshops where both the student and their parents could attend. Teachers need more training on recognizing and dealing with students who may have mental health concerns. In the meantime, the City must continue to press the Provincial Government for a health and wellness centre here in West Kelowna.
- ▶ Trails, outdoor exercise areas, frisbee golf course, biking trails.
- ▶ We are seriously lacking in ambulatory and emergency care. As a family that has to drive a loved one to KGH 5 times a week, [in in the morning and back home later in the day], this is an enormous undertaking especially when there are backups on the bridge. While we may not need a full hospital now, our population and location across the lake from the hospital definitely merit a ambulatory/emergency treatment facility.
- ▶ My learning idea would be for the city administrators and elected officials to have more information on the negative impacts for the community on the inadequacy of affordable housing and mental health supports for all members.

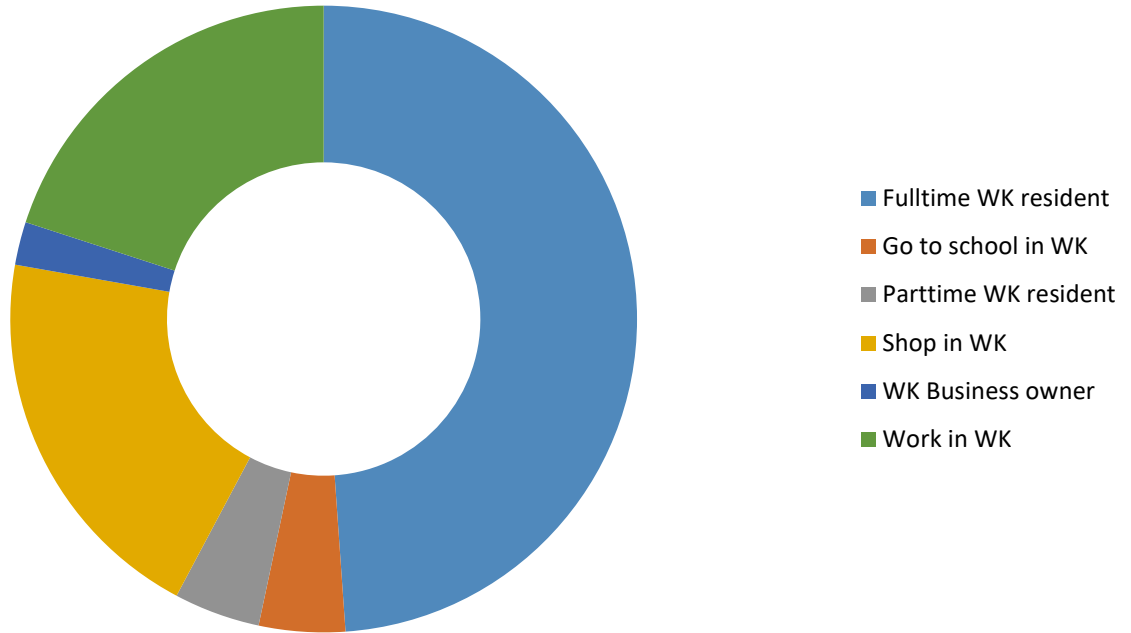


- ▶ Develop a community centre where people can learn about a large variety of healthy behavioral and also do them on sight. West Kelowna needs a heart and soul type of centre for the people and not for politicians so enhanced community centre before a city hall.
- ▶ A centre for the community that focuses on many aspects of healthy living and learning. Currently what we do have is spread over a wide variety of small locations that require a vehicle to access them. One centre needed.
- ▶ More jobs to introduce more of these ideas. I've got tons of knowledge of outdoor and wildlife but there is next to no jobs to give opportunity to educate youth
- ▶ Continuing to have some sort of education classes that support updated health and fitness practices. Arts/culture classes are always great to keep people stimulated.
- ▶ Have a multi use/ multi purpose facility that is available to reserve, housing cultural activities, live theatre/shows, work in conjunction with local tourism to host conferences or larger events
- ▶ "Get active WK" where people track their activities and can enter to win prizes. Learning how to grow their own food and balance water use.
- ▶ There should be an emphasis on neighborhood availability of gathering places in inclement weather and meet for walking, playing games and social
- ▶ Westside hospital in Westbank Centre. Need another secondary school in Westbank Centre or Glenrosa. Need post-secondary (college).

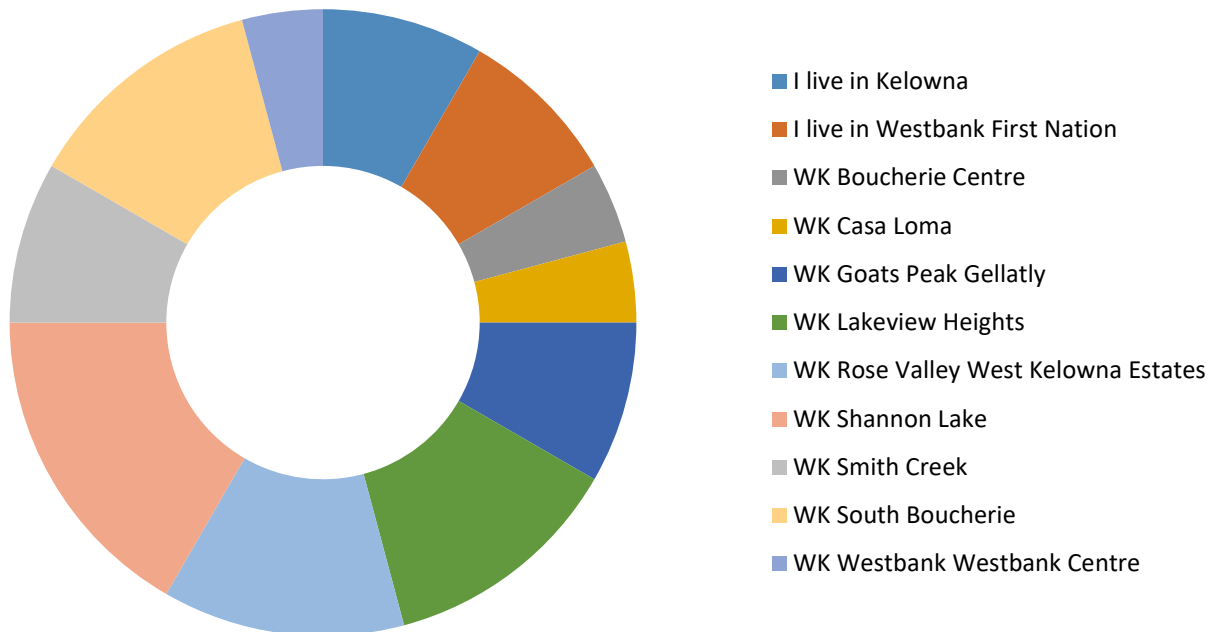


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2





HOW WE LIVE - 125 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Aging in Place

- ▶ Aging in place also requires sidewalks for mobility, transportation options, accessible community events.
- ▶ Yes, very important
- ▶ I think having a variety of housing for people throughout their lives is an excellent idea. Especially as people get older change becomes more difficult for them. To have appropriate housing for people as they age available in the community, they have lived in would make the transition into assisted living or a care home much more tolerable.
- ▶ Very important

Westbank Centre Density

- ▶ Westbank Center is an eyesore. It has no character. This is where eleven story high rises should be built, not on Gellatly Bay.
- ▶ I support density in the city center. I do not support density on the lakeshore, specifically the two 11 storey high rises proposes for Gellatly Bay directly across from Willow Bay.
- ▶ Allow 4 to 6-storey buildings only in Westbank Centre; keep them out of other areas and far away from the waterfront.
- ▶ Remove highway from town centre
- ▶ Height restrictions to protect sight lines and view must be protected
- ▶ If more people live in the Westbank center, then more businesses will be supported (cafes, restaurants, etc.). BUT there should be sidewalks put in for roads that do not have them (for example, Elliott).
- ▶ We do not need higher density multi residential in WK
- ▶ Keep development to maximum of 6 stories with non-box type structures. There will always be another developer that is willing to create unique buildings if an application is denied because of lack of character. Council should reconsider variances leaving smaller footprints. Need more green space i.e., apartments near the Heritage.
- ▶ This is certainly the place for approving up to 6 storey apartments. What I find shocking is that some city councillors seem open to two eleven story condominiums to built on Gellatly road across from Willow Beach. City centre is the place for density, not the lake front! Please check the Official Community Plan for Gellatly Village 2017.
- ▶ NOT ON GELLATLY ROAD!
- ▶ We live in a fire zone and the higher the density the worse the problems with evacuation. Keep high density where there are multiple escape routes.
- ▶ NOT IMPORTANT!

Neighbourhood Diversity

- ▶ Prefer mixed density to having multi apartments in one location...distributes traffic , overcrowding and creates a more peaceful, calming look.



- ▶ I do not support the idea of high rise condos on the Gellatly Bay waterfront. The area is already congested with traffic during at least 6 months of the year. Safety, security and convenience will be greatly reduced for existing residence and the present ambiance of the waterfront will be greatly reduced for the existing residents and users of the area. High rise development at present marina sight will make for unprecedented noise, traffic disruption and inconvenience for beach users and residents for many months if not years and this will certainly result in a reduction in the quality of life for present stakeholders.
- ▶ No need for high rises in west Kelowna, or near the beaches i.e. Gellatly areas
- ▶ I do not support introducing housing diversity to established neighbourhoods. It is not fair to existing homeowners.
- ▶ New residential developments could have different housing options in each phase of construction/development.
- ▶ As a resident of The Pointe I am concerned about the proposal being discussed by a developer with West Kelowna Council that involves two -11 storey high rises Across from Willows beach! This is the only sandy beach available to all ages with public access along our shoreline. The rest are purposed by activity or are rocky(pebbled) or private. It is already a congested area from spring thru fall with access for boaters, walkers, kayakers etc. I am not against the above use but do not want incidental users of high rise suites Blocking our road access either out of our community or our ability to return safely to our homes. The proposed height would obstruct the views of those who bought homes along the lake bluff. We have been taxpayers for over 22 years. What is proposed is not appropriate for this location.
- ▶ I believe that housing diversity is healthy for a community, but also believe it needs to be done thoughtfully. If an area is largely single family homes to put a large apartment complex or two in the middle of that wouldn't be conducive to maintaining a family atmosphere. I think high density housing should be more in the city centre or close to the city centre. Having a mix of upper, middle and lower income homes in a community setting however adds to diversity and makes for a well-rounded environment.

Reducing Homelessness

- ▶ You cannot have a successful community with the drug addicted homeless imbedded with families and businesses. No new housing options for the homeless, as it is impossible to make them happy or satisfied.
- ▶ Very important
- ▶ It was encouraging to read the collab with WFN on understanding the homeless population.
- ▶ These people need our support and a place to live
- ▶ I am fairly new to West Kelowna having lived here for a year and although I haven't seen a lot of homelessness, I have seen some and believe this is an important issue to pursue. I know it is complicated but feel homelessness absolutely needs to be addressed not only for the homeless people but for all who live in West Kelowna. As a resident of West Kelowna I want to feel safe and proud of the city I live in.

Secondary Suites Infill

- ▶ This will also help with the affordable housing and tenure options.
- ▶ All secondary suite and infill housing must provide parking on the property.
- ▶ These suites are bringing noise, vehicle traffic into our community.
- ▶ NO!



- ▶ Very important with price of rentals...a lot of parents want kids to move out.
- ▶ I support this concept but I expect the suite owners to provide parking on their property for their renters.

High Quality Design

- ▶ Environmental design is an important part of this.
- ▶ Agree. Aesthetics matter.
- ▶ Don't want high rises over four floors
- ▶ I think it's important to keep new construction to no more than four stories. We don't want our community to end up looking like high rise central.
- ▶ I am all for high quality of design character scale development
- ▶ Density is a problem for me. I have been advised that the Boat storage property on Gellatly Rd has been sold and a developer has plans to build a 11 story unit at this location...This size does not fit in my idea of a good fit for West Kelowna waterfront or beach area. A large group people and I spoke to the negatives this type of development the last time it was before council. To review, this type of development is to large for Willow Beach(the "" GEM for West Kelowna residents. It will negatively impact the Gellatly Bay Walkway, traffic , parking which is already past capacity . I am not against development .
- ▶ A high quality , design with character , low rise condo or a group of high quality , with design character town houses would be ideal for this area.
- ▶ Hopefully, council gets it right this time as the "Nancy's Mexican style high density waterfront design was a lack of for thought and at min. cost of \$30,000.00. I am glad she has moved on and her salary of \$197,000.
- ▶ Very important to fit in with character of the area.

Tenure Options

- ▶ Yes, it's very important.
- ▶ I live at the Pointe on Gellatly Rd and due to traffic problems already, I am strongly against having any more construction Gellatly Rd. On any given summer day, the beach is full, and all the parking spots are full. The building of two eleven story new towers would make traffic very congested. Remember the fire of 2009? Everything was bottle necked down there. How would we get out? Traffic is already an issue!
- ▶ NO RENTING!
- ▶ Extremely important, continue working to achieve this goal.

Affordable Housing

- ▶ Very important
- ▶ NOT ON GELLATLY ROAD!
- ▶ The City should encourage builders of apartments to provide some units for low cost housing. Those units could have a management and operating agreement with BC Housing. This is not a new concept; Calgary Housing manages several units and some are even accessible units.



- ▶ This is tied to homelessness.
- ▶ Affordable housing is important for everyone, but especially for young people
- ▶ Affordable housing is only part of the full economic picture. Affordable transportation (bike, walk, bus) needs to be considered for low income residents.
- ▶ Need more affordable housing to downtown

Suggest Others

- ▶ Limit rental suites in residential areas as they down grade home values after awhile.
- ▶ Discourage subdivisions with almost identical home sizes and styles. A healthy neighbourhood should be a mix with some smaller more affordable homes in with larger homes to encourage first time homeowners.
- ▶ Single-family homes
- ▶ Localized recreational facilities, especially green spaces
- ▶ Organized traffic flow away from residential areas
- ▶ Cut back on high density housing which only compounds traffic problems
- ▶ Keep traffic volume from increasing...tourist season levels are stressing our roads.
- ▶ Housing for seniors looking to downsize from their large family home. Not condo.
- ▶ Access to affordable transportation options: sidewalks, bike lanes, public transit.
- ▶ High rise development: there should be a four storey maximum for apartments and condos. High rises would be a blight on the overall look of our West Kelowna landscape.
- ▶ No high rise development. We are a semi-rural community and should reject such development.
- ▶ No more high rises on waterfront
- ▶ Preserve existing neighbourhoods
- ▶ Reduce traffic

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ Adding higher density developments towards city center making it transit accessible and walk able for both families and singles.
- ▶ Allowing secondary suites is key. It allows affordability & options for families to stay in their homes.
- ▶ What you should START doing is discouraging the so-called homeless from being attracted to our City. We don't pay our taxes and maintain our properties in order to have the value and neighbourhoods diminished by the presence of bums and tramps.
- ▶ A wide variety of property choices in different neighbourhoods including newer higher density and more rural properties.
- ▶ Diverse neighbourhoods, especially Lakeview Heights and Westbank Central.
- ▶ I am not aware of anything that the CWK is doing. Housing initiatives seem to be help up to the private developers.



- ▶ I think the new design aspects of buildings are well done.
- ▶ Infill subdivisions within the developed areas
- ▶ Not having crowded and overpopulated areas is wonderful here.
- ▶ Don't know but seems to me not much
- ▶ The attention to green spaces and corridors, lake accesses, free family entertainment in park (barring current Covid), wine trail/farm loop excellent.
- ▶ So far West Kelowna has kept new development to no more than 4 stories. This keeps our community friendly and does not impinge on a safe environment.
- ▶ We are different from Kelowna. We do not need to put hi rise towers everywhere. Keep our urban rural mix. That is why we moved here. Let's be more European as opposed to New York in our development planning.
- ▶ Maintaining our parks and beaches and protecting access to them for the permanent residents of the city.
- ▶ There is a lot of new apartment/townhouse development going on behind McDonalds restaurant, before building more it would be nice to see how this fills up. Is it going to be big business renting to lower income at a reasonable price?
- ▶ Council listening to the voters is important but we do need a new City Hall.
- ▶ Keeping density away from congested beach areas
- ▶ I like the way the city is set up with the commercial areas alongside the highway and away from most of the residential areas. There are a couple of gated communities in the city though, which I think is good as it allows older people to walk to amenities. I've also noticed some new condos/apartments going up close to the city and think this is a good fit as I think higher density housing should be in higher density areas. As I am fairly new to W. Kelowna, I'm not sure about affordability of housing, but as I have observed diversity in housing, I'm assuming affordability is being provided. I do think affordability is very important however and should be a priority when new housing is being developed.
- ▶ Building high density housing and closer to amenities
- ▶ Controlling the height of new buildings. I moved here to get away from high rise buildings.
- ▶ Our ability to work together with First Nations in developing local shopping and housing. Keeping development off the foreshore so that any remaining can be accessed by all.
- ▶ Having a balanced variety of types of affordable housing options that fit in with our natural surroundings
- ▶ Diversity of housing options
- ▶ No comment
- ▶ Doing a lot of things well, need to put in place licensing for short-term rentals. Ignoring the issue won't make it go away. Embrace it. Let's generate some civic cashflow from it so we can make more improvements.
- ▶ Condo infill in Westbank
- ▶ Recreation trails are wonderful
- ▶ Listen to current population as we moved here because we liked what we saw.



- ▶ There has been substantial growth in rental buildings in Westbank town centre, once again I would like to see this type of development SHARED with other town centres like lake view heights
- ▶ The Cities current future housing goals appear to be on track with future demands. It is good that the city asks for citizens involvement to ensure that all areas of concern are addressed.
- ▶ Adult communities are working well in West Kelowna.
- ▶ Gellatly Bay is a wonderful recreation area for the people of West Kelowna. Eleven story high rises on the waterfront would destroy this gem. Parking is already a problem and the traffic would be a nightmare.
- ▶ I'm not sure...you tell me. I have an opinion on what needs to be done. Listen to your residents, don't continue to get bamboozled by developers and charlatans.
- ▶ Infrastructure needs upgrading to support all the planned new construction.
- ▶ Rentals
- ▶ It's good to see some more high density buildings being developed. However, with so many families in WK now, we need houses that are more affordable. The new houses being built are more than half a million dollars. That is not feasible for most young families.
- ▶ Keeping high rises off the water frontage. Existing sight lines.
- ▶ Good options for affordable house purchases
- ▶ Why so many rentals?
- ▶ Attempting to provide diverse housing options for residents of various economic and family situations.
- ▶ I can't see how the OCP contributes to affordability. The market determines affordability not the community. I think we're doing really well developing nice 'rich' neighbourhoods but less thought, money and consideration is being put into older existing neighbourhoods. Those are the ones needing sidewalks, street lighting, crosswalks at schools etc.
- ▶ Scattered community parks, localized shopping centres to draw traffic out of residential areas.
- ▶ You are doing literally nothing well in terms of affordability! Honestly all you do is create these expensive vacation homes or secondary properties that wealthy upper class purchase and rent out for exorbitant amounts particularly during the summer months leaving people with single incomes or people on disability or seniors struggling to find housing or relying on family for help. The other trend seems to be high rises with micro suites in that are quite frankly overpriced for what you're actually purchasing and it often results in a flooded market of vacation rental by owners for short stay use and they're not here for a long time But they're here for a good time. These places are also often targeting for petty crime and theft. As someone who has applied for subsidized living I do think it's important to try to create affordable housing options and soon... but be smart about where you build... do not ruin our special lake front land and beach access points loved by everyone locals and visitors by putting up housing for a few or many. There are way too many other pieces of land that would still offer lake views to destroy our precious beaches by developing high rises on or across from beaches.
- ▶ Listening to public opinions when opposing big developments...Blackburn in Case Loma.
- ▶ Strata's and townhouse complexes
- ▶ Rural area with low traffic and no high rises.



- ▶ Encouraging density in Westbank Centre.
- ▶ Small buildings for small sections of west Kelowna
- ▶ Preserving walkway along Gellatly Road near Willow Beach, Beautiful wine trail. Asking for feedback for permanent residents before permitting increased development.
- ▶ The growth (condos) on Elliot Rd. are too dense.
- ▶ Single Family Homes should be the way to go.
- ▶ Keeping new buildings relatively low. Below 4 stories.
- ▶ Keeping big scale housing – high rises in Westbank Centre, were traffic infrastructure is, buses, amenities, etc. No place for high volume traffic in Gellatly Corridor, especially in summer when there is so much beach parking and traffic Adding two 11-storey buildings would add 600+ people to beach area and then add Goats Peak development of 2000+ houses.

OUR IDEAS: YOUR HOUSING IDEAS

- ▶ Neighborhoods close to city center for seniors, where they can age in place (single story, single residents) should be prioritized. Adding high density multi-family units in forest neighborhoods (Shannon Lake, Smith Creek) is a huge problem, as there is no infrastructure (roads, transit, schools, sidewalks) to support the numbers and pose a huge risk during fires as access/exit roads are limited. Shannon Lake Road in particular requires extensive upgrades to support safety for children expecting to walk to Mt. Boucherie or CNB school.
- ▶ Increased basic, lower-cost, higher-density housing designed specifically for entry buyers.
- ▶ Contract with some other welcoming place to take our homeless. Instead of spending our money HERE to encourage even more homelessness, spend the money paying some other place to look after them.
- ▶ Access to affordable housing especially for dual income families. Town houses are fine but need a community minded developer. One that understands young families with 2 working parents. Access to green space, sidewalks, trails, parks, etc. All these free natural things families who are living month to month thrive on.
- ▶ Strive for a mixture of single family, town homes and small apartments that create a variety of housing options but do not visually and physically dominate the landscape. Ensure that all developments give residents some access to green space. In the age of coronavirus, high rises and elevators are not appropriate, nor do they compliment the unique ambiance that West Kelowna offers. One of the reasons that West Kelowna is such a wonderful place to live is that it is different than Kelowna.
- ▶ I believe it is getting harder for young people to enter the housing market. I think we need to look at development that helps this initiative. Whether this is stratified fourplexes, some type of cooperative housing
- ▶ Building/Design standards that take into account the heat that homes and driveways create should be considered. Proper design helps to reduce the operating cost of a home, which is part of affordable housing.
- ▶ Townhouses
- ▶ Less cookie cutter suburban sprawl and more interesting neighbourhoods that include services like corner stores etc.
- ▶ More townhome developments with less levels for seniors to downsize
- ▶ Development only with provisions for appropriate transportation infrastructure.



- ▶ Smaller houses, more green spaces within subdivisions, easier siting of houses.
- ▶ Less sprawl, more infill, retain the urban/agricultural character, improve access to nature trail networks, improve recreational amenities within communities to give people a reason to move there, rather than just a box on the hill with no supporting services around it.
- ▶ I think it is important to have a mix of housing options. Single family, multi-family, owned and rentals.
- ▶ First u need to. Decide where the highway should go then organize what can or cannot be changed
- ▶ Set a percentage of affordable (reduced sq. footage area) housing units aside for low income earners and seniors integrated into each of the higher density developments. With those units protected via perpetual COLA type rent/maintenance cost control covenants registered on title, and backed by legislation/bylaw. Covenant releasable only by unanimous council resolution of consent, to be submitted for registration concurrently with any release.
- ▶ Senior communities of one level single family homes gated. Keep multi family close to transit and commuting routes.
- ▶ I think it's important to not allow high rises. So far, all buildings are no more than 4 stories. I would hate to see new development go higher than that especially near our waters edge. We have a jewel at Willow Beach where we can walk along the waters edge and enjoy our beach. High rises would bring devastation to the area. More cars limiting parking, higher traffic making access difficult and congestion along our walkway eliminating access to West Kelowna residents. Our precious area is too small to open it up to vacation rentals which would drive residents away and take away our one beautiful area that provides us with Outside exercise Area.
- ▶ Provide a mixture of options for our residents ranging from affordable to luxurious while allowing all of us access to the great advantages of living next to lake Okanagan.
- ▶ Provide a mixture of options for our residents ranging from affordable to luxurious while allowing all of us access to the great advantages of living next to lake Okanagan. Do not allow developers to take control of our beaches and parks. Do not build hi rises next to willow beach which will impact the ability of the citizens of our community from using our greatest assets simply to expand our tax base.
- ▶ Family homes and starter homes for the young. Less high-rise to protect the city's small town atmosphere and prevent it from becoming just another Kelowna. Development restricted to non arable land and hillsides and away from the lakeside which is already over-built and becoming more inaccessible for the city's permanent residents!
- ▶ Low rise housing is great but no more that 4 stories. Let's let everyone enjoy the view of the lake.
- ▶ More single dwelling home ownership and affordable rental units geared to income
- ▶ Divert traffic from lake front
- ▶ I understand that two 11 storey high rises are proposed for the Gellatly area at the boat storage. I am completely against such proposal. I live at the Pointe housing complex, and see the traffic infrastructure being a problem as well as parking for people using park and beach. It's already an issue for some using the beach. What is the city planning to accommodate the citizens of the West Kelowna to use the beach? The way it looks the park will be a private beach for those living in the development not the folks who come from ALL of West Kelowna. Will there be an open discussion so the people know what this council is proposing? We all need a say in this. This property must not be allowed to be developed for high rises but made into a park for all of our citizens to enjoy.



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- ▶ More aging in place options.
- ▶ I feel that WK is doing very well with respect to creating rental housing for its residents however to plan two 11-storey high rise residential buildings on Gellatly Bay on the current boat storage property directly across from Willow Beach on Gellatly Road does not make any sense considering the excessive traffic on the single lane Gellatly Road, the number of WK FAMILIES making use of the small Willow Beach daily, the difficulty for residents at The Pointe to access Gellatly Road from its gate etc. And the negative impact the development would have on The Pointe's view and quiet enjoyment!! Another entry from Gellatly Road into any development on the current boat storage property cannot be done safely. The Pointe residents have a 49% interest in the road (Lot 2) which accesses their property from Gellatly Road and would not be in favour of allowing access to this new development via Lot 2. I live in the Pointe.
- ▶ Maintain low-density near waterfront.
- ▶ Family housing needs to be close to schools and playing fields with good access to transit. Senior housing needs to be close to health care, shopping & banks and have good walking paths, well lit at night as well as access to public transit. Large senior housing with assisted living is in place but more smaller units with staff on site should be an option particularly for those where one partner has dementia and needs a safe place to roam that is not seemingly fenced, gated etc.
- ▶ Single high end homes, if a high rise needs to be built it should be limited to four floors
- ▶ I'm a senior and have noticed that there are no one level rancher type communities being built. The ones available are all on First Nations land and I would never purchase a "leasehold" property.
- ▶ Focus on low density to maintain rural atmosphere
- ▶ Higher heights in the downtown Westbank core, with facilities such as a new arena for events, pubs and restaurants. To create a city feel.
- ▶ Planned communities with a variety of single home, town home, low rise apartments and some commercial space is the way to go. Goat mountain and the grassy area along Gellatly Road by the A&W could work.
- ▶ More townhomes and duplexes.
- ▶ More housing for the homeless
- ▶ Restrict development. When we moved here it was to a semi rural community and that is how we would like it to stay. Infrastructure, like roads, cannot keep accommodating more and more.
- ▶ We are going WAY TO FAST -- no infrastructure to support all the housing happening right now.
- ▶ I would like to see small single homes max 1100 sq ft, for sale or rent with no strata fees or other extra costs.



- ▶ Today, single family homes are the most desirable but that type of housing creates more urban sprawl. More urban sprawl requires more roads, infrastructure and a reduction in wildlife habitat, trees and natural green spaces among other things. I am a Senior and enjoy my single family home but looking to the future with the objective of reducing our environmental footprint that type of housing is not practical. It certainly has its advantages though as there are no condominium associations dictating what you can and cannot do. No party walls, and no condominium or maintenance fees. All in all, people have to be convinced that apartment, townhouse or smaller cluster type housing is a better option.
- ▶ We have enough rental accommodation built and in progress....keep density down by restricting levels to 2 or 3 storeys.
- ▶ High density housing should take place around Westbank town center. This area is in dire need of revitalization. This won't happen unless there are more people living in the area.
- ▶ Housing for the homeless, low income and families. NOT vacation rental suites
- ▶ If condo/apartment type buildings are added into the community they should be of a size that does not overwhelm community resources or make our small city into a uncaring big city or a bedroom community with cheap rent or vacationers who buy but don't live in the community.
- ▶ Before planning the next development, infrastructure should be part of the planning. Our roads are too congested and crumbling.
- ▶ Multi-family homes, not high rises.
- ▶ High density buildings near businesses and transit hubs are a great idea for young adults, seniors. However there is a need for homes for families that are affordable. I am not sure where they can be built!
- ▶ The beach area of West Kelowna, Willow Beach, should be kept at low density housing or no housing.
- ▶ Multi-family complexes need to be close to infrastructure that can handle the added volume. Close to town center where shopping, doctors, and dining is accessible without the use of a vehicle.
- ▶ Creating a downtown core.
- ▶ Housing/services opposite Gellatly Bay & Willow Beach should be low rise up to 3 stories.
- ▶ Increasing density in the core makes sense but shopping, walkability etc. Should also be improved. Currently the dense areas seem to have inadequate parking given the current context of driving needs in WK.
- ▶ Safe, secure housing and neighbourhoods - roadways that can make it possible for residents to walk and drive safely. ie no further proposed road out of the new development at the top of Vineyard View. The traffic calming measure on Vineyard is unsafe as dump trucks and heavy trucks roar up and down the hill and residents try to get out of their way.
- ▶ Controlled subdivisions are good as there is uniformity and cleanliness.
- ▶ Less rental condos. Make them less luxurious and thus more affordable.
- ▶ Housing that does not interfere with the natural beauty of the area and does not impede residents' enjoyment of the natural attractions of the area. People move here and live here because they want to enjoy the lake and its surroundings, not to be surrounded by high rise buildings like in a big city.
- ▶ More single home dwellings along with town house complexes and low rise apartment buildings that do not exceed 6 floors.



- ▶ First consider the traffic and parking implications. And can you afford the schools, medical services, road upgrades etc.
- ▶ Restrict development. The city is large enough already and proposed developments do not consider the shortage of infrastructure.
- ▶ Affordable houses, 3 bedrooms, back yard, well maintained residential buildings and mobile home communities. We need more parks near the houses. I have to take my daughter on that car to get to Johnson Bentley for the playground. There should be other playgrounds closer to home.
- ▶ I would love to see some aesthetically pleasing fourplex or town homes or even apartments with perhaps businesses below in city centre areas or industrialized/developed areas such as the land across from the cineplex in the west bank First Nations mall area or near superstore. The other thing that might be doable is creating neighbourhoods for small houses at more affordable price maybe marketed towards single incomes or individuals who live on their own and just want a small space of their own almost like a senior's strata but an independent living strata...
- ▶ I know land is very expensive more mobile home lots should be created. Existing ones have more land around each home than some new homes. Too much crowding.
- ▶ Allowed in new subdivisions. Realize this helps keep taxes and infrastructure prices down but still don't agree with very small lots. Infrastructure prices down.
- ▶ It makes sense that Goats Peak, since it was basically cleared by the fire, gets developed with a well planned concept for housing to suit all socio economic groups. After witnessing the devastating fires in the Western US, fire mitigation needs to be in the forefront.
- ▶ Reduce the footprint of monstrous buildings and houses. More green space and smaller affordable housing.
- ▶ Family-friendly, affordable housing, close to amenities, with attached playgrounds and space to run.
- ▶ Small footprint, no high rises and enough green space.
- ▶ Encourage density in Westbank Centre, 20-storey core with 5-story medium density within 1km. Encourage density in Boucherie Centre, 10-storey core with 5-story medium density within 1km. Encourage Upper Glenrosa and Raymer neighbourhoods to pursue density instead of more single family enclaves for the rich. All citizens of West Kelowna should be able to afford housing. Partner with BC Housing to assist with homeless housing complete with education and mental health access. Encourage affordable rentals and covenant affordability tied to inflation index or 30% median individual income when building permits are issued. Encourage condominiums and high-density strata buildings that are affordable by all, not just wealthy ex-Albertans or ex-Vancouverites. West Kelowna has lots of prime land that can be master-planned for high density communities, such as gravel pits and rural areas, with adequate connections to rest of City these areas can be fantastic neighbourhood centres.
- ▶ Limit size of development (height) and limit housing that causes increase in traffic along walkway and Willow Beach, creates excess noise along Willow Beach, creates surpluses of people using Willow Beach (it is maximum now with WK residents), interferes with view of residents along Gellatly – walkway and Willow Beach, and not using agricultural lands for housing (not taken out of land freeze). Limiting traffic along walkway and beaches.
- ▶ More housing could be provided by going to outer areas.
- ▶ No housing growth along the waterfront

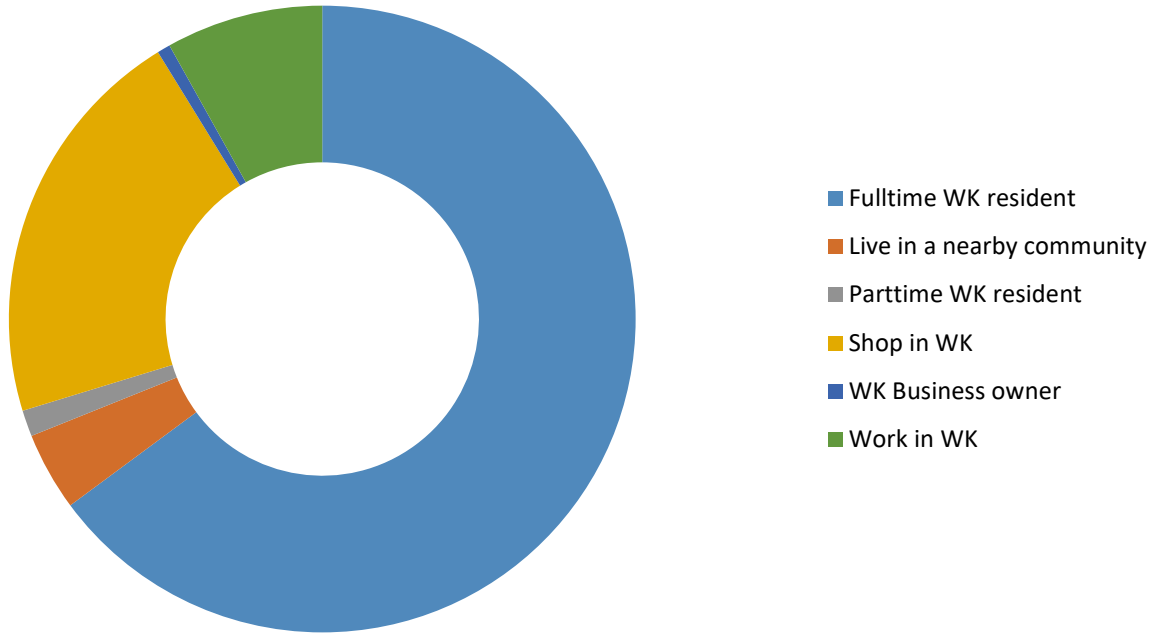


- ▶ More Single Family Homes not all the condo's & Townhouses. - All the new developments are ruining the look and feel of our community.
- ▶ Note - 2 high rise buildings from Willow Beach!
- ▶ Too much congestion now in summer
- ▶ Parking lot needed across from Yacht Club - do something before there is a fatal accident. Don't add to an already serious situation.
- ▶ As per Waterfront Plan OCP 2011, Powers Creek/Gellatly Bay – development should be in keeping small-scale in the neighbourhood. No 11 storey buildings. Section 5 (5-2-1). Pg. 76 OF 183, Paragraph H-S. Note: small-scale “waterfront village” containing recreational activities, amenities, & services. Residential height – four stories. Mixed use commercial / residential maximum 5 stories, and stick with OCP as a lot of great ideas came from the study.

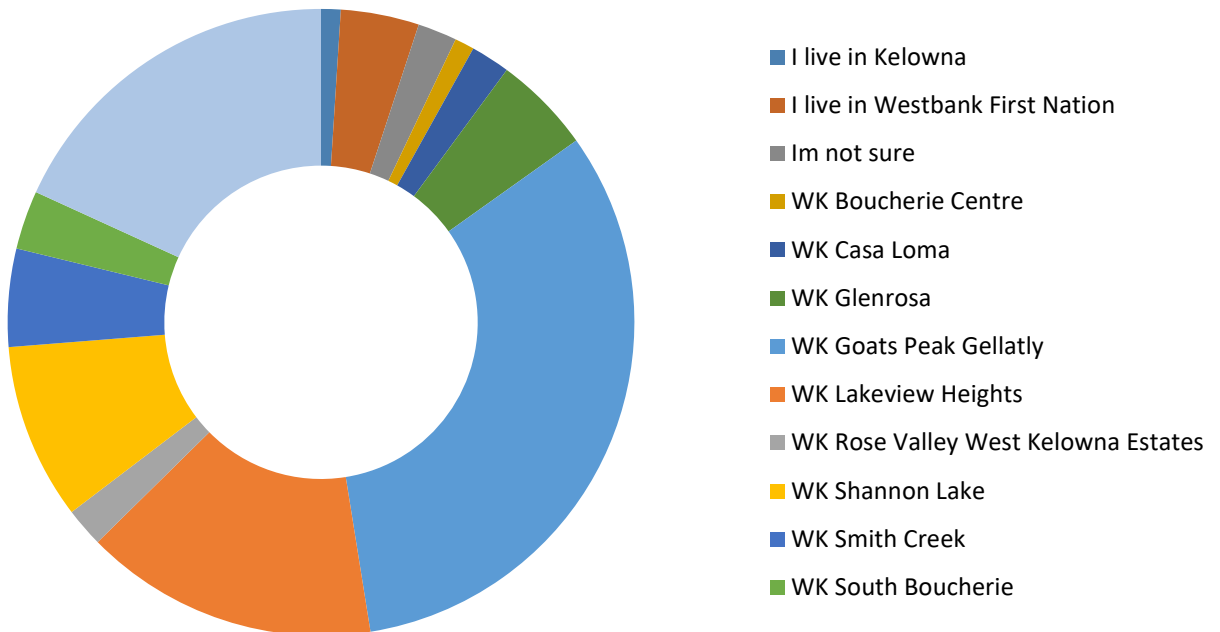


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2





HOW WE MOVE - 62 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Neighbourhood Connections

- ▶ Try keeping the public walks ice free and more low-middle income seniors might be inclined to ride buses to their appointments,

Integrated Trails Network

- ▶ Linking trails would be awesome for the community!
- ▶ Please increase safe opportunities for walking and cycling! Repeat please increase safe opportunities for walking and cycling. Let's reduce car dependency. We still need good road infrastructure. Let's improve our roadways so that they are safe, efficient and well maintained with sidewalks and bike lanes. All the other items are important too, I wish Hwy 97 never cut our city in half--that was the most ridiculous thing that was ever allowed to happen. But we need to work with the province to improve the situation. I would love to have a small electric bus system that does a continuous loop from my Shannon Lake neighbourhood to the main shopping, library, recreational facilities.
- ▶ Very...we need a trail, sidewalk or SOMETHING for our young people to safely walk to the lake.
- ▶ Very...we need a trail, sidewalk or SOMETHING for our young people to safely walk to the lake. We also need more sidewalks throughout the city so people can safely walk.
- ▶ Important - with more people cycling and not driving their vehicles, better and more trails need to be developed in order that you can cycle all over and not have to take the busy and dangerous highway, where vehicle drivers don't have much patience for you.
- ▶ This is very important to our family- especially trails leading to grocery stores, restaurants etc. from different neighbourhoods to minimize the need for car traffic

Safe Efficient Roads

- ▶ Every road needs a SAFE place for pedestrians and/or cyclists. Most drivers don't understand the concept of "share the road" and speed by cyclists without caution. We only ride our bikes when we take them in the back of our truck to a safe bike trail. It is NOT safe to ride them on the streets of WK.
- ▶ Gellatly Rd South definitely needs improvement. There should be NO PARKING of boat trailers and RV's during the day and overnight. It is dangerous for any cyclist or walker to use this road. A cyclist has to get right into the middle of the roadway to get passed the arms sticking out on boat trailers. There is land by the Gellatly condos not being used, which should hold any boat trailers. Otherwise there should be a parking lot available. Road needs to be widened especially at the Bennett Horse farm and Byland's yard and proper shoulders on both sides of the road.
- ▶ With today's distractions, increased traffic, and scientifically proven shortened human attention spans, I think for safety sake, we need wider bike lanes. With the much more self-involved greedy attitude of the world these days, "share the road" just doesn't cut it anymore. I understand advertising the wine trails, etc. for tourism, but the safety of your present and future tax paying citizens should never be sacrificed for magazine photo shoot aesthetics.



- ▶ Need road improvements BEFORE allowing condos, apartments, hotels to keep developing These developments need to provide some funds for the improvements. CARRINGTON (crazy). Requires a right turn lane at Gellatly THIS YEAR. CARRINGTON at Sonoma Pines intersection. WITT ROAD- improve lanes at corner of Gellatly at least with lines for turning. ASQUITH - needs right turn lane at bottom, plus make a 90 degree corner for left turns. Also a pedestrian cross walk is required here for kids going to school in Shannon Lake. ASQUITH out of landfill. Dangerous corner...so many times people pull out when unsafe to do so. Make a 90 degree angle here also. Better vision required for turning.
- ▶ Safe roads should be the highest priority for WK. As shown in the picture above there is often no shoulder for bikers or runners. Then the city has been removing some of the shoulders to make ditches (Lower Glenrosa Road, Paynter Road), or people are now parking where we once walk, biked or ran (Elliott Road-Solar Road).
- ▶ Sidewalks, speed control , traffic flow, accessibility, and bike lanes I think are prime concerns

Attractive Streets

- ▶ Traffic circles on Webber Road are too small to function properly should be traffic calming crosswalk bumps instead. Big delivery trucks can't use small circles!
- ▶ Specifically focus on walkways and streetlights on streets close to the lake and/or streets leading to parks- for example Pritchard Dr.

Enhanced Transit

- ▶ Enhance the connections between individual neighborhoods to the rapid bus access. Possibly establish regular connections and easy access from WK to the YLW for public and airport employees when it's more relevant after the Covid-19 restrictions are lifted and the public uses air travel again.
- ▶ An inefficient transit for a spread out population is almost a total waste. In conjunction with Kelowna now is the time to have a streetcar or tram system from Glenrosa to UBC and the airport. Expensive yes, but it is better than putting a few more buses on crowded roads.
- ▶ It's time to admit that buses are a waste of taxpayer money, they will NEVER attract enough riders to either pay for the cost or to reduce emissions. The fact is, these huge, mostly empty buses, are NOT good for the environment. Even BC Transit has admitted that it needs at least 13 passengers to make a bus no more polluting than the same number of single use cars. It's time to get rid of buses altogether and concentrate on good roads for today's very low polluting fuel efficient cars,
- ▶ Effective transit times and connections would increase usage. Travel time needs to be efficient and bus lanes are required to provide rapid movement
- ▶ Change the route for the 97 to travel from Westbank to the Airport not Westbank to UBC
- ▶ Your working class and new graduates need affordable, accessible housing and transit to remain employed and contributing. Safe ice-free sidewalks and waiting spaces, and reduced fare programs for working poor would be bus filling enhancements. My experience with this transit is it wouldn't even compare favourably with Edmonton or Vancouver's service of 40 years ago



Highway 97 Improvements

- ▶ It is very important for highway 97 to flow better. The bridge is still an obstacle and backs traffic up and down Bridge Hill often. I have often seen traffic backed up to Fabricland going into Kelowna. Both Kelowna and West Kelowna require a bypass highway.
- ▶ The Provincial and Federal gov'ts need to step up their participation to expeditiously move traffic on 97. There was a Federal promise on infrastructure spending
- ▶ We need an overpass at Boucherie Road. We need more left-hand turn signals. We need MERGE lanes for cars entering the highway.
- ▶ Overpasses and making Dobbin Road into a 2-way highway so that Main street can be a local road would be a dream.
- ▶ Convince Kelowna that it is an issue for them too.

Walkable Town Centres

- ▶ Not sure how much this really matters as the Westbank town centre isn't very appealing to walk around. Westbank needs some decent shopping, coffee shops, restaurants, small stores in their downtown area, as most cities have in their downtown. We are riddled with pawn shops, marijuana stores, run down buildings and to top it all off - all the 'so-called' homeless, panhandlers and drug users & traffickers - who really wants to wander around downtown Westbank.
- ▶ Making Westbank a welcoming and inviting center is be great to have. Currently it is not a place I want to spend my time.

Cycling Network

- ▶ See comments at 1 above
- ▶ Very. We just bought e-bikes. There are no trails in West Kelowna to ride. We go to Kelowna, Lake Country, Naramata, etc. We would love to ride on trails here instead of driving everywhere else.
- ▶ There should be more paved shoulders on the major roads in West Kelowna. Roads have not been taken care of very well and have chunks of pavement missing from the sides of the road, leaving quite a drop to a soft shoulder. With more people cycling and walking those things need to be upgraded
- ▶ I would love to see bike lanes on Stevens road and Shannon lake road to connect the Rose valley area to Westbank...it would also provide a loop to the bike lanes to Boucherie Road.

Suggest Others

- ▶ Close Main Street to vehicle traffic ASAP.
- ▶ Would minibuses be a possible conveyance for WK?
- ▶ I would encourage continued review of a bypass so that through traffic and heavy goods don't choke Hwy 97 and other roads.
- ▶ Bike trails without pedestrians
- ▶ UBER! People could get around Westbank!



OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ Improved sidewalks over the past 10 years.
- ▶ Neighbourhood streets, connections from neighbourhood to neighbourhood.
- ▶ The wine trail by Grizzly Winery was a total waste of money. Why did you need 2 bike lanes when 1 would have sufficed? The bike lane ends abruptly. Very poor planning. .
- ▶ Wine Trail
- ▶ The sidewalk and room for cyclists along Boucherie Rd and the waterfront are a great help.
- ▶ Working with MOTI on planning initiatives for Highway 97.
- ▶ Our trail systems and waterfront.
- ▶ Attractive streets
- ▶ Sorry, your efforts so far have been TERRIBLE. The Boucherie wine trail is TOO NARROW, and shouldn't have a median. It would be helpful to provide short pathways that link more quiet residential streets together so that cycling is more attractive.
- ▶ Road improvements - more roundabouts please
- ▶ Building sidewalks and bike paths.
- ▶ I suppose the increase in public transportation is a good point. Except for the transit exchange near the Save On Foods street. People off the buses just wander all over that road to the other side of the street and I have witnessed numerous times someone nearly getting hit by a vehicle. The transfer area should NOT be on a road which has normal vehicle traffic.
- ▶ Improving cycling trails alongside roads or even better away from roads is valuable 9 months of the year. Increasing use of e-bikes is both recreational and also avoids some use of vehicles. Trail networks increase the desirability of walking and hiking. Particularly useful for the wine trail neighborhood.
- ▶ Walkways, bike lanes, hiking trails work well. Buses not so much and some roadways.
- ▶ We are very pleased with our mayor and city council and feel they are using our funds wisely. We realize we inherited a rural community, but we need to upgrade streets, sidewalks, trails, etc. We have always been in favour of a tax increase to get some of these projects completed, but now with Covid so much has to be on hold.
- ▶ Your exchange centres seem to be working fairly efficiently
- ▶ Waterfront walkways, and the paths from Westbank center to Cindy road/Angus Road is great!
- ▶ Keeping the roads well marked and repairs to surface. Keeping roads clean and free of debris. Sign posting.
- ▶ Not sure about this one
- ▶ You have a merge land for traffic entering Highway 97 at Boucherie road. You need more merge lanes.
- ▶ I think west Kelowna has made a good start for bike lanes and hope it continues to make west Kelowna safe to cycle from Westbank across to Kelowna
- ▶ Good walking paths along Gellatly Bay and nut farm areas.



- ▶ Traffic circles have worked well, eliminating stop signs and traffic lights.
- ▶ Lakeshore area beginning to be viable
- ▶ Arterial road upgrades on Boucherie Road and Gellatly Road are great.

OUR IDEAS: YOUR TRANSPORTATION IDEAS

- ▶ Second bridge crossing. Traffic speed reduction on main routes off Hwy 97 (e.g. Ross Road). Street/Cable Car transit from Penticton to Vernon - NOT via Hwy 97, but possibly a second bridge crossing.
- ▶ Improved infrastructure for e-bikes moving throughout the community, but especially along Hwy 97 and across the bridge. The worst part of the connection is between Hudson and Boucherie Roads. You can otherwise make your way on side roads from one side of the community to the other.
- ▶ The future is electric so many charging stations and safe places to leave e-bikes.
- ▶ We need more safe biking routes. My wife and I would bike to places more if it were safe to do so. Especially along Boucherie.
- ▶ Have Highway 97 Bypass West Kelowna to cut down on traffic. Of course a new lake crossing is necessary.
- ▶ More overpasses
- ▶ Develop plans for an intermodal facility to provide connectivity to vehicular (Park & ride), bus rapid transit (on dedicated lanes), bicycle paths & walkways. In collaboration with MOTI and WFN, develop a plan with capital investment commitments to acquire necessary lands, design and construct the Highway 97 corridor and connector roadway networks.
- ▶ We need to fix the highway and bring in a second crossing, with the increase of residents expected it will continue to be chaos
- ▶ Lots more footpaths needed, ideally connecting to existing networks. Developing footpath set back from the road is ideal, and if stormwater can be directed into a sunken garden bed, even better! Bike trails are sorely needed in West Kelowna.
- ▶ Highway 97 diverted away from Main St and Cycling paths clearly marked on roads
- ▶ Continuous cycle/multi use path from Westbank to the bridge either along the highway or (preferably) a long the waterfront.
- ▶ Light rail system that connects the towns in the valley - use the existing transit hubs
- ▶ Increasing transit frequency at peak times so people will be more likely to choose transit
- ▶ Wider roads with proper shoulders and sidewalks. Streetlights at busy and dangerous intersections i.e. Carrington Rd.
- ▶ EV charging, encouraging use of small EV's for local errands, bus network to include to and from the airport. A West Kelowna/Kelowna bypass for through traffic inc. heavy goods. Make cycling more and more viable for commuting, shopping and recreation.
- ▶ Urban sprawl contributes to transportation issues. Consideration should be given to densifying residential housing. Electrical charge stations for vehicles, more park space to enable people to walk to a neighborhood park areas rather than drive

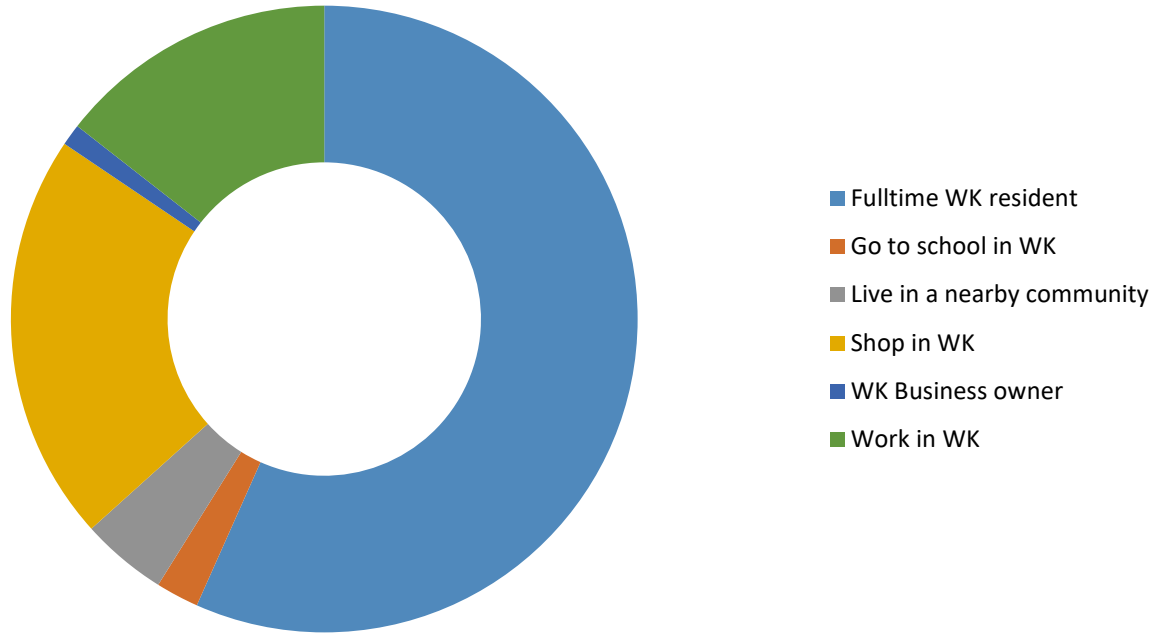


- ▶ The streets with so much traffic - Carrington, Gellatly, Boucherie, Old Okanagan highway require improvements for better traffic flow, safe sidewalks and better bike lanes. Also, the traffic lights to cross the highway need to have more time added so more cars can get across the highway.
- ▶ As a retiree, the greatest challenge is often getting to/from the bus. We don't all need or qualify for HandiDart so we need neighbourhood connections and ice free sidewalks and waiting areas. At least one stop on Boucherie appears to be a ditch.
- ▶ Continue working with MoTI and WFN to develop plans to improve accessibility along Highway 97 corridor. Planning needs to include protecting right of way for preferred to opt I on to minimize future land acquisition costs. Consideration should be given to developing dedicated laneways for bus rapid transit and service roads paralleling Highway 97 to reduce number of intersections.
- ▶ In the short term, construct park & ride facilities to promote ride sharing.
- ▶ DO NOT make the same mistake as Kelowna with their HOV lanes, they do not work effectively.
- ▶ Continue to be aware of future technologies such as air taxis to alleviate congestion on Hwy 97.
- ▶ Bike lanes (more and more people are going to be using E-bikes), walking paths, space away from car lanes.
- ▶ Free flow highway traffic separate from local traffic.
- ▶ Over/under passes on highway 97. More roundabouts at intersections. A bypass to the city core - Westbank. Enhance Boucherie Road all the way to Gellatly with bike path and roundabouts.
- ▶ Keep excessive traffic OFF neighborhood streets such as Boucherie. This is a residential street not a through street. People speed ALL the time - there is Highway for that.
- ▶ Too late, but you should have made Boucherie Road "wine road" WIDER so that you could have two lanes of traffic in each direction. It is the busiest road in WK and the stupidest and narrowest for such an major artery.
- ▶ As west Kelowna and area development expands, perhaps it is time to think about a sky train network. Despite road improvements and overpasses, west Kelowna and Kelowna is still seeing major traffic congestion.
- ▶ Traffic calming bumps work well on Mclver Road and should be extended to close to all of the intersections of Mclver Road and full length of Webber Road due to excessive speeding along the upper sections of each.
- ▶ Both Kelowna and West Kelowna are growing rapidly. Now is the time to widen Hwy 97 and/or add a second bridge or tunnel to keep the traffic from continually backing up during commutes. Shannon Lake Road is also unsafe and not keeping up to the increased traffic from neighbourhood developments.
- ▶ Some sort of rapid transit, routing thru traffic out of West Kelowna.
- ▶ Refine public transportation
- ▶ Full arterial road upgrades including bike lanes and sidewalks. Multimodal pathways connecting neighborhoods and Kelowna. Interchanges at all Highway 97 intersections east of Butt Road, removing intersections as required with frontage roads. Bus priority lanes in rush hour. Increase quality of bus stops.

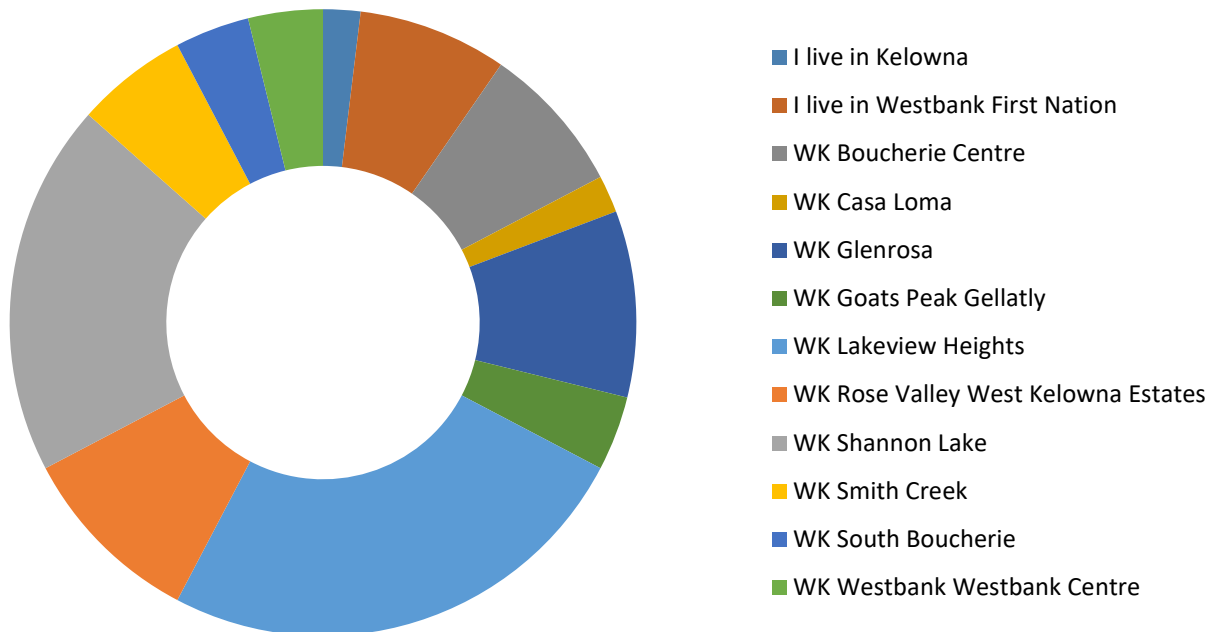


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2





HOW WE OPERATE -23 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Maintaining Roads

- ▶ Road maintenance and sidewalk building should be a priority.

Compact Development

- ▶ Ground water study required for developers. Local flooding from higher elevation developments is a threat.
- ▶ More green spaces for development of lots.

Suggest Others

- ▶ Water distribution system study to determine where upgrades are required. Clean water from Rose Valley is not useful if we can't efficiently deliver it to residents.

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ Parks seem to be looking nice.
- ▶ Maintenance and upkeep, they do a good job of responding to emergencies the crews seem dedicated to quality service
- ▶ Concentration seems to be on water quality and usage, which is good. Please no privatization or commercialization!
- ▶ Putting in roundabouts! I love not having stop signs to stop at and help traffic flow! Please put in a roundabout at Glencoe/Lower Glenrosa and Reese/Old Okanagan Highway and Butt/Elliott.
- ▶ Building and maintaining safe routes by foot or by vehicle
- ▶ Maintaining lake shores against annual damage from increased lake levels and flood protection for low lying areas
- ▶ Walkways and parks are improving
- ▶ Public works team is responsive to questions and inquiries. Team is passionate for City and work.

OUR IDEAS: YOUR OPERATIONS IDEAS

- ▶ We need sidewalks / multi use path from The Wine trail to the trails linking through WFN to our Gellatly lakeside area
- ▶ I'm not sure Rose Valley lake will keep up to future demands of a growing community you need a back up plan for extra water supply or we are all going to be on water restrictions on May 1 of every year.
- ▶ Linking communities with safe roads, sidewalks and bike lanes. A new city hall to accommodate all staff. Educate and encourage Residence and Business Owners to find a way to reduce their household and business waste (especially plastic waste) and reduce their water consumption.
- ▶ We URGENTLY need a Highway 97 bypass, and we should ABANDON separate recycling. You know very well that there is NO MARKET for the collected recyclables. Most of it goes to the dump in the end. What a waste of money and resources.
- ▶ Bringing roadworks up to par, including a sidewalk on at least one side of every street and bike lanes on major thoroughfares.

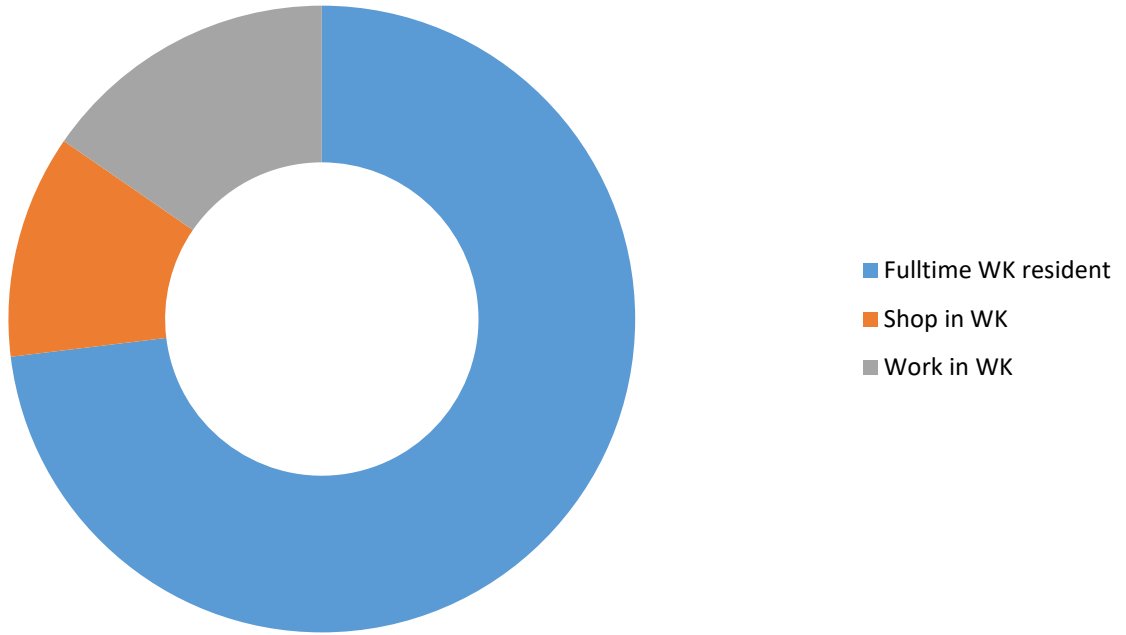


- ▶ Bike lanes, sidewalks and more roundabouts.
- ▶ Medical: Acute health care. More labs and Xray facilities. Roads: Finish Boucherie and stop through traffic from using, Level walking paths for elderly or disabled.
- ▶ Boucherie Road, a new city hall, a new hockey arena, a new pool
- ▶ Stormwater reduction and retention. Update GIS mapping system to be accurate. Increased public communication and engagement with Public Works through social media.

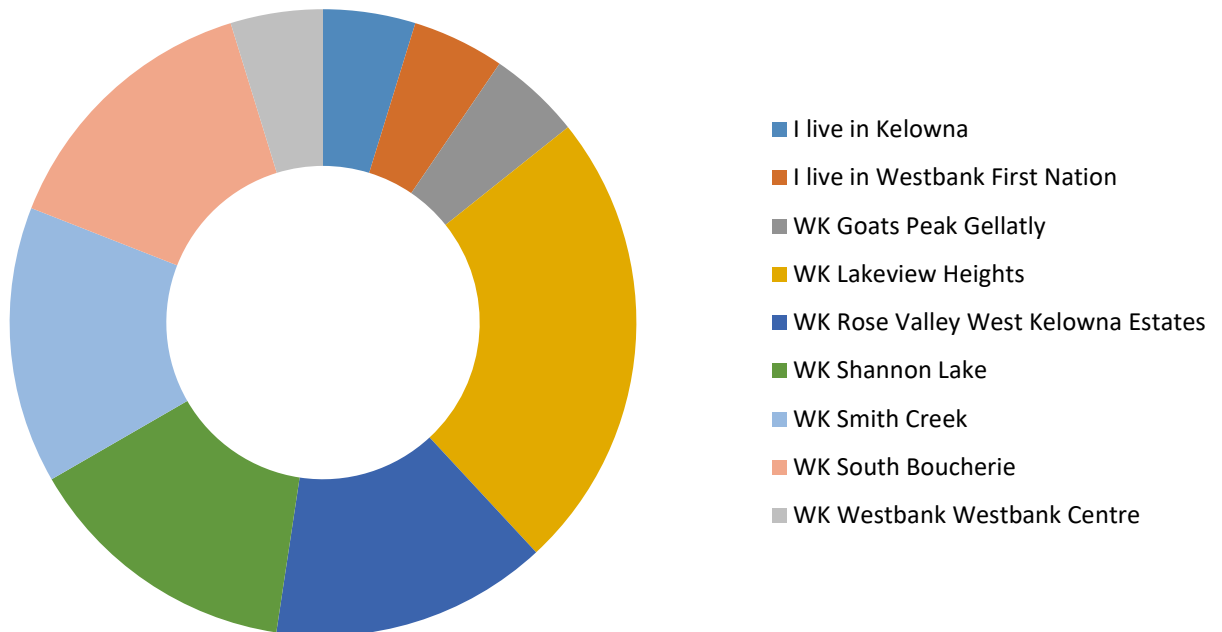


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2





HOW WE STAY GREEN -95 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Land Preservation

- ▶ Limiting sprawl is not happening as more and more land goes under concrete and pavement impacting ecosystem protection. Much more aggressive action is required to limit the negative impacts on our environment.
- ▶ Save Mt. Boucherie! Stop the development from going any further up the mountain. We have already lost many trails on this magnificent natural green space.
- ▶ Absolutely imperative. The Okanagan valley is unique in its soil, slopes and climate for soft fruits and vegetables. We need to protect the land as our future is threatened by climate change and pandemics. We cannot rely on food production from other countries.
- ▶ When it is gone, it is gone.
- ▶ It is absolutely critical that WK discourage urban sprawl. Too many apartments built in WK have limited green space and no community picnic or barbecue area. Limited or no place for kids to play. If the complex is large walking and bike paths should be encouraged.
- ▶ Promote smaller scale agriculture and farming opportunities. The OCP claims to do this but it is not real. It is all about development and tax revenue.
- ▶ I think this item is crucial to everything that happens in our area. I understand that we live in a very complicated setting due to the many intersections of city land with First Nations land. There seems to be little cohesion in development plans and standards as a result. We have undeveloped areas that have sat for the 10 years we've lived here, many having a look of neglect and decay. I find the general impression of our "city" to be one of disconnection and disarray, lacking in pride and a sense of progress. Sorry....but that's how we feel, and we're not happy about it at all.

Sustainable Buildings

- ▶ We can add solar power generation and battery storage to buildings. Eliminating the need for a second Hydro line. We can create our own mini grid to protect the community from power outages
- ▶ We would benefit by checking out what Australia has done in terms of water conservation, solar energy etc. for sustainable buildings.
- ▶ Somewhat important

Ecosystem Protection

- ▶ We have an amazing Mt Boucherie but it needs to be protected from more houses!
- ▶ Very important! Environmental consideration is paramount when considering development.
- ▶ All life depends on the health of our planet's balances and humans need to take more responsible stock of her needs; perhaps slow down, pause, backstep and review before ramping up development processes to serve corporate greed.
- ▶ Quit using ROUND UP to control weed - plus there is a class action lawsuit against Monsanto for the long term health effects from this product.



- ▶ Check out city of North Vancouver initiative to ban rat poison due to effects on owls/hawks.
- ▶ Protecting natural ecosystems for plants and animals, but also limiting our impact on animals as they venture through our developed areas
- ▶ WK should consider banning Glyphosates (round up and its other brand names). Both City and Residential property owners. glyphosates are being washed into our storm system, which is our lake, which is my water intake. It is also where my toddlers and I swim. It is as simple as banning it. There are many other weed and vegetation killing solutions such as vinegar and salt. It's an easy fix to a massive health problem.
- ▶ Much more focus on significant expansion of large protected terrain that sustains wildlife (plant and animal) corridors and confines development to centralized locations.

Solid Waste Reduction

- ▶ Food waste recycling in green bin should be added
- ▶ Rewards/accolades for business initiatives in recycling?
- ▶ Very important...am pleased with the recycling efforts and Impressed with Planet Earth recycling depot

GHG Reduction

- ▶ This is another important topic that we need to get on board with as a city.
- ▶ Buy Eliminating intersections on Hwy 97, we can reduce idling GHG.
- ▶ While stewardship is very important to me, I object to the fear-mongering so prevalent with climate change activists. The science is not all in. The other side of the story is all but completely ignored. How green is today's green energy? Maybe one day it will be different but today, much of green energy still it depends on fossil fuels. How are "green" vehicles used or maintained? Through the use of fossil fuels. How is solar energy created and maintained? Through the use of fossil fuels. Balance is key. Good stewardship doesn't mean not using the earth's resources - it means using them responsibly and figuring out ways to do that more and more effectively.
- ▶ Encouraging active modes of transportation through a continuous network of sidewalks, bike lanes and trails would reduce GHG's, reduce wear/tear on roads, traffic congestion while increasing health, tourism and community connect (seniors etc.).
- ▶ Hwy 97 is the main highway for vehicles to travel from one part of the Okanagan to another and it is difficult to envision that changing in the next 10 or so years. WK must continue to build sidewalks and bike paths as their plan to curb green house gas emissions. If the City is to encourage electric vehicles, they must still build proper roads for them to drive on and provide more electric charging stations. Electric vehicles are still expensive to purchase at this time and I doubt that many Seniors like myself will be buying one anytime soon. Even if it does become the way of the future. Residence who completed the last City Questionnaire said that taking the bus was not their preferred method of transportation. WK lacks community hubs where they can do there shopping without traveling far until that happens it will not be easy to convince people to take the transit. Even Hwy 97 is not wide enough to provide a rapid transit system (ground level or above ground) The Provincial Government set the greenhouse gas emission targets and I suspect they will be focusing on the lower mainland and Vancouver Island with their ambitious goals. Also, Governments change from time to time and the next government may have different ambitions and goals.



Water Conservation

- ▶ I am concerned about water quality issues with respect to both our drinking water and Lake Okanagan. I am dissatisfied with the handling and progress on the Rose Valley Water Treatment Plant. Get it done! The issue of wastewater going into the lake from shoreline businesses and communities, drainage through rivers and creeks, and lake users is a big grey area I would like to see getting much more attention. Public awareness is very poor.
- ▶ Stop watering and planting pretty flowers just to compete in the communities in bloom.
- ▶ Of course this is of paramount importance.
- ▶ There is a lack of insight on managing water resources in the valley and as aggressive growth has priority, we are quickly degrading this precious resource and will lose it forever!

Protecting Adding Trees

- ▶ So important, and especially around the gravel Pitts. As well trees help prevent erosion and mud slides in rainstorms. The buffering of trees is not only esthetically pleasing but is protective for health of citizens.
- ▶ Trees are important and equally important is the type of trees we should be planting and protecting. While Pine trees and Sumac are common in the Okanagan, they have their issues. Sumac being invasive in many areas and Pine trees are not good in fire prone areas. Cottonwoods and Maples have there issues too. Long shallow roots and seedpods that disperse through out the neighbourhood. Pick trees that are native to the area and water wise and not the trees listed above. Residence should be discouraged from planting cedar hedges because of there potential to be a fire hazard. Residence should also be encouraged to remove or cut back trees that are located close to electric wires. Trees and the areas they grow in must be maintained to ensure that the trees remain healthy and that fallen branches, pinecones and weeds are removed for wildfire protection.
- ▶ Investing in large shade trees in our park spaces will ensure the spaces are usable.
- ▶ Park spaces and any public spaces are not particularly usable without shade trees. Shade trees should be considered part of the infrastructure when planning and budgeting.

Emergency Preparedness

- ▶ Impending Climate catastrophe seem inevitable. All of these seem relevant, but you should be looking to residents for a mandate, and then looking to the next available science to determine how best to achieve that mandate.
- ▶ I have concerns over the vulnerability of our single power supply considering the terrain and distance it covers to reach us. Forest fires are the biggest threat to that line, and the damage could be severe and take out power for a considerable period. This works be disastrous for our facilities, businesses, care homes, and residents alike. I don't actually witness evidence of mitigation efforts in and around community areas that are set amongst natural terrain. Fires in those areas could even potentially block routes from those areas, as several are one road access only. The final concern had to do with the bridge. There doesn't seem to be much in the way of police management during situations where the bridge becomes blocked due to an accident. This raises concern for proper ambulance service to the hospital from West Kelowna. It also would be a concern in the event of a needed evacuation route using the highway to reach Kelowna.



- ▶ The City should ensure that all of the parks are properly maintained to ensure they are not a fire risk. The City should also encourage Owners of land to do the same. If the Owner requires financial help for there efforts the Provincial Government could assist them. Owners of land should also be encouraged to monitor their property against trespassers, illegal campers and bikers to help prevent forest fires. For people who live near streams, rivers or lakes they should be encouraged to re-build on higher ground (stilts) and see if the Provincial Government will provide financial assistance. Do not allow any future structures to be built in those areas or flood plains.
- ▶ This is also very important...how does one prioritize these topics? They are all important
- ▶ Train Community members on Fire Awareness and what to do.
- ▶ We need another electrical source in case of fires. Also, many new subdivisions only have ONE road for access. This is not safe.
- ▶ Flood Mitigation Plan is necessary!

Suggest Others

- ▶ Sustainable Energy Generation
- ▶ Wild animal protection and conservation
- ▶ Continuous active transportation networks. (Sidewalks, bike lanes, trails)
- ▶ Keeping our current green place safe , clean and accessible for all residents
- ▶ Eliminate Empty Buses and buses carrying fewer than 12 people, as they pollute more than an equal number of cars.
- ▶ Preserving the green agricultural character - i.e., not developing the orchard and vineyard pockets of land scattered among the neighbourhoods.

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ All I can see is West Kelowna protecting ALR land, I do not see any other work that they are doing well.
- ▶ Establishing trail networks and working with RSTBC to ensure they are built and maintained to world standards
- ▶ Development of housing and other projects in west Kelowna as to not spoil the city.
- ▶ WK has a yard waste and recycling program that allows residence to do their part in managing their waste. WK does invest in fire mitigation with funding from the government. WK has improved their buildings to ensure they are more energy efficient. WK encourages and enforces Builders to follow the Provincial Building Codes which support the latest environmental standards.
- ▶ West Kelowna is managing trail systems well, however, allowing natural green space to remain where new development takes place is important. Monitoring development in a way that doesn't take away from the natural beauty of the area
- ▶ Not much
- ▶ Maintaining ALR status.
- ▶ Limiting types of building
- ▶ I like the work that has been done on local trails and parks.



- ▶ Lots of green spaces. Protecting our regional parks.
- ▶ Good beach/lake access, great start with first 2 phases of Wine-Trail (providing walking/biking access here, as it relates to this section of the survey) - should promote more electric car charging stations,...
- ▶ No idea. That's the problem. I'm a newshound, and I haven't a clue about what West Kelowna is doing to protect the environment.
- ▶ Mount Boucherie was a nice hiking addition
- ▶ I think there has to be more attention paid to ensuring businesses are abiding by the rules for environmental protection, especially in environmentally sensitive areas
- ▶ Keeping and encouraging agriculture and community gardens is very important. As are all the great walking trails in the area. I think encouraging informational seminars, on the benefits of growing our own food on a large or small scale. Where food comes from. How to co-exist with nature and all the wildlife we get to enjoy, on the trails, in the lake and in our fields and gardens.
- ▶ Trails
- ▶ Leaving buffers from development along natural areas. Need to focus on wildlife corridors.
- ▶ Fantastic Job on the fish ladders on Powers Creek.
- ▶ The recent work done at the downstream end of Powers Creek is great. An excellent example of maintaining a healthy ecosystem (trees, fish habitat, shade) and public infrastructure (bridge, recreational facilities, walking path) at the same time.
- ▶ So far, care seems to have been taken to preserve some of our dwindling urban fruit and veggie greenspaces and I hope that continues, but I can see there needs to be developer bonding or fines in place for losses suffered by those growers due to poor construction site parking and management, when development abuts or is in close proximity. Also multi-storey sun blockage can adversely affect crop diversity.
- ▶ Developing and committing to parkland and trail systems. Continuing to work on developing sidewalks and encouraging non-motorized forms of transportation.
- ▶ We have at least one fast charging station. There should be more. It should be Amanda Tory for every gas station to have one.
- ▶ The access to parks and outdoor spaces has created a great appreciation in our community for green spaces. We live in a beautiful place and we celebrate it.
- ▶ Park development plan in place. Please keep working hard to develop and maintain parks. Trail network identified, please work hard to develop trail connections between neighbourhoods. A stated value has been placed on agriculture and natural areas. Please protect agriculture land and natural ecosystems. A stated value on reducing vehicles with some improved transit options. Maintain options to reduce vehicle transportation and look for more active and shared transport options. Continue to reduce residential sprawl.
- ▶ Emphasis on natural recreation such as Rose Valley, Smith Creek, Mount Boucherie, Gellatly Bay



- ▶ The park system and trail system in WK is fantastic and should continue to grow. Access to the lake for beaches, trails, boating, are all wonderful. Establishing large areas for protection are best for ecosystem integrity and having a network for protected areas further increases this.
- ▶ Nothing I can think of.
- ▶ We should conserve the parks we have and add to them. We should encourage people to reuse and recycle. We should have more bike paths. We should encourage people to retrofit their houses. We should make electric transport more affordable.
- ▶ I have seen some attention paid to park signage and trail marking. Not sure I see a lot else (?)
- ▶ Providing numerous "green" spaces (parks, trails) throughout the city.
- ▶ I think that the response for carrying for the homeless has been effective. The two locations for housing are good choices, and hopefully ongoing support will be provided to ensure these folks have an opportunity to be safely housed and helped to deal with health and social needs. Please stay the course on these decisions so that there continues to be such support in our communities. This answer may seem to be in the wrong part of your questionnaire, but I feel the human element IS part of our total environment!
- ▶ Making a beautiful waterfront and working in partnership with other local governments to preserve green space and create trails so that people can get outside and appreciate this beautiful place we live, which is good for body, mind, and soul.
- ▶ Keeping the community involved in the process. These people are your assets for the right future.
- ▶ Protecting creeks and parks
- ▶ Doing really well at keeping rural and agricultural lands and also incorporating green spaces into new developments
- ▶ Some work in local developed parks is ok but so much crucial work needs to be undertaken to greatly expand what already exists.
- ▶ Building Walkways and beautiful roads
- ▶ We have lots of green space and agricultural land - keep it that way. We have a limited supply of water - issue building permits and planning accordingly - Do not allow West Kelowna to become overcrowded. Decide how many people per square acre the natural resources can support and hold at that.
- ▶ Area by lake on Gellatly road with walking path and parks
- ▶ Parks and waterfront. Parks signage and maps. Traffic roundabouts (perhaps we need another one at Gallantly North and Covington Rd. - at McDonald's).
- ▶ Keeping Gellatly walkway clean
- ▶ We appreciated the work done on Mt. Boucherie building the trail, but we are sad to see so much destruction to the mountain for future houses. Please turn the rest of the mountain into a park and preserve it for our future.
- ▶ Protecting the lakefront areas during times of high water
- ▶ No comment
- ▶ Park land, but need to protect more land from development.



- ▶ Access to parks and trails on fringes of City is great. Development Permit Areas for hillside/fire/aquatic are also useful.

OUR IDEAS: YOUR GREEN IDEAS

- ▶ Increase usable park spaces for people, both in the During Covid, and in other times, we see people flock to public parks to recreate, socialize, and relax. Our natural environment needs to be preserved and enjoyed through less residential and commercial development and increased sustainable trail development. Developed parks should be a priority as well. Increasing parkland quantities, especially in flat usable areas and on the waterfront, as these are the areas that people use, rather than "developed" parks in steep neighbourhoods. Improved bike lanes in neighborhoods and along Hwy97 corridor. Electric bikes are surging in popularity, and we should make infrastructure as safe as possible to support this new transportation option.
- ▶ Enable more use of Solar Power. Add more free parking for Transit hubs. Use battery powered busses. Allow more densification. Create a city hub with no cars. Remove all intersections on Hwy 97, to allow for free flow of traffic.
- ▶ More sidewalks and bike lanes to promote SAFE non-motorized modes of travel like walking, running, biking, e-biking, electric scooting, etc.
- ▶ Reducing GHG.
- ▶ More cycling infrastructure
- ▶ WK has a mix of housing, single family homes have been predominant with parks developed or not developed through out each community. In the last few years, the City has encouraged more Apartments and Townhouses which I believe should be the way of the future. What is missing is a community hub where people can live, shop and play. Bike and walking paths through out the downtown linking up to the other communities. More developed parks where kids have play equipment and sports fields. Currently people have to commute by car to other developed parks. I also believe that in time the City should spend the money to enhance the lake area. Peachland has such a great set up where the shops and restaurants are on one side of the road and the beach walkway is on the other side. If you're at the beach you don't have to drive in your car up to the nearest restaurant or store.
- ▶ Compost system that creates a closed -loop system with local orchards and wineries. Also, park and ride stations. This is important for students and young people who work in Kelowna.
- ▶ It's time to talk about the elephant in the room !!! We are INCREASING emissions by running empty and sparsely used buses around the City all day every day. You can achieve MEANINGFUL reductions to emissions if you improve traffic flows instead of wasting money on FAILED bus policies. People don't want to ride buses, and the Covid 19 situation has reduced ridership to a trickle. So concentrate on improving our roads to decongest traffic instead of increasing emissions by putting even more empty buses on the road.
- ▶ Avoid building of multi-family or high density housing in existing single home neighbourhoods.
- ▶ More recycling for yard waste should be available, every week in the summer and fall. Allow garbage every other week so people recycle more.
- ▶ More bike lanes and a focus on transit routes with a park and ride system for commuters to Kelowna.
- ▶ Promote xeriscaping. Provide education and discounted native/drought tolerant plants



- ▶ Smaller buildings on smaller lots, more green space - hide scarring of hillsides. Encourage builders to build smaller homes that have a smaller footprint on the lot.
- ▶ Better walking/biking connectivity - this will be made possible with the completion of the Wine Trail and enable everyone to truly connect to our City from one end to the other in a much greener way. Vancouver has miles of accessible and attractive (and very well used) beach, ocean and walking trails which really help to make the City what it is while proving the residents (and visitors) a diverse selection of options and opportunities to get out and move and explore...
- ▶ Make the city a Drive-To place, rather than a Drive-Through place- make our own residents want to spend their money here instead of Kelowna. Create businesses along the waterfront. Make it safe and convenient for people to walk or bike to shops. There are many seniors in our community who can no longer drive and must pay for a cab every time they want to go anywhere, because it's too difficult and inconvenient to get to a bus stop.
- ▶ Probably not your jurisdiction, but please publicly support the bid to replace all plastic bags with paper bags. Also, I know we're a growing city, but the majority of our city - from the bridge to downtown, looks like one big strip mall. New developments with no regard for the environment, landscape or character of the city. I know most are on WFN land, but it looks horrendous, and makes our city look like a dump, while also destroying our beautiful landscape.
- ▶ Be aware and diligent of environmentally sensitive areas when they come up for development requests and deny if decimation to environments will result.
- ▶ Traffic control on old Okanagan highway.
- ▶ Partnering with national initiatives, encouraging development of communities within (i.e. Lakeview Village) giving breaks for green businesses in WK, monthly contests for kids' green ideas. Protecting what we have left of natural areas!
- ▶ So transit is a balanced pro/con then. Plastic v reusable was more a "will you pack your own bag in a cart" because where I shop gave me that option. We are being prodded to self checkout, anyway aren't we? What I did notice was a HUGE increase in demand for locally sourced goods and deliveries. That is what we need to support and encourage every day, every month, every year. We also need to get our lakes, streams and rivers naturally fringed and filtering, and ENFORCED bylaws in place restricting major construction, unnatural landscaping, and pesticide use anywhere near those fringe areas. That is really where the whole country has gone backwards environmentally, and did so long before Hong Kong, Swine, or COVID sowed up.
- ▶ Animal safe garbage cans and better protection for wildlife needs to be a focus. We need to have options on how we can have these available to communities.
- ▶ Eliminate plastic bags. More cycling lanes. More EV charging stations.
- ▶ Improve walking and cycling options. We need a cycling/pedestrian Greenway and active transportation network, to reduce our dependency on vehicles. Small electric bus loop that transports people from neighbourhoods to key locations on a continuous loop. Pathways with stairs need a cycle strip along the stairway to assist people moving bikes up and down stairs. Of course any new construction needs to use green construction/energy methods. Better guidance and supervision of light industry that emits air pollution/odours. E.g. Emil Anderson Asphalt plant smells horrible and wafts into neighbourhoods such as Shannon Lake. But most of all we need to reduce our dependency on vehicles--we have too few main road arteries in poor condition, without sidewalks or cycling lanes--this must be improved.
- ▶ Improve active transportation (bike routes, pedestrian routes) and transit. Build dense neighbourhood centres with high-density mixed-use buildings. Ensure sensitive ecosystems are protected while not restricting all development.



- ▶ Ban plastic bags, period. If they are not an option, people won't use them by default. Also, paper bags are perfectly fine when reusable bags are not allowed (such as during COVID crisis). Promoting better landscaping and small home gardens makes people more aware of their water usage (enhance this with tax breaks or rebates or community awards). Better transit scheduling and connections into Kelowna will increase usage. Work with Fortis and BC Hydro to promote, reward the use of electric vehicles (I'm guessing most traffic is commuters from homes with a two vehicles - if you can make the commuter vehicle electric and give rebates and tax breaks and people will switch (we did and it is a cost effective!). Continue to make green spaces appealing to the public so that they will use them and care about them. Work closely with the regional district on waste reduction strategies, such as more allowed in curbside pick up. (If you make it easy for people to recycle, they will! It's been proven!)
- ▶ More help with looking after the environment, plant trees and local plants encourage people to get rid of noxious weeds. Give incentives to get electric cars. Get rid of the two-tier electric bills and replace them with off peak use. Give incentives to use public transit.
- ▶ The transit system still is not practical to use — isn't reliable and doesn't go into all Neighbourhoods adequately. To get to work — where can a person park and then ride? Plastic bags should just be banned. Let stores figure it out. What's with people leaving plastic dog poop bags on trails? They are confused about what is appropriate disposal.
- ▶ Develop a complete, continuous network of sidewalks and bike lanes that connect to all parks, trails, business centres (Westbank Centre) and waterfront. This would reduce GHG's, traffic, need for expanded parking. This would increase health, wellness and safety of residents (families, seniors), increase tourism, increase property value, encourage business development.
- ▶ Enough about the environment already. Focus instead on getting a clean water supply. Petty environmental concerns should not impede developments.
- ▶ Covid has provided a unique view of our current behaviours and systems....is raised many questions about where we really are in process of changing our way of living to be more efficient and responsible. While we have done well to follow health regulations and act responsibly to prevent the spread of Covid, I think it shows that we really haven't progressed in taking concrete steps as a community, or as a larger society, to live differently every day in ways that will result in real environmental progress. People are waiting for things to ""get back to normal"" so they can resume what we were doing before Covid 19....driving cars, shopping, eating out, throwing away tons of plastic packaging, ignoring rules and the people around because they can...We are so very far from "living green" that is a mockery to ask how we can "stay green"!
- ▶ Working with BC Hydro to get them to better respect the trees in our city. When cutting trees back along city roadways, and in residential and park areas, they should be required to have certified utility arborists do the job. From what I have seen, they hack the trees any old way just to get the job done as efficiently as possible - which is why we pay a significant amount of money to hire a utility arborist ourselves rather than have BC Hydro do it "for free".
- ▶ More bike lanes into town with safe places to leave your bike.
- ▶ Ban the use of plastic bags
- ▶ Solar hot water and solar power in buildings/houses
- ▶ As noted previously, banning glyphosates. These are being washed into our storm system, which for my neighbourhood is the lake, which is my water intake. I drink this water and swim in it with my family. The solution is as easy as banning it.

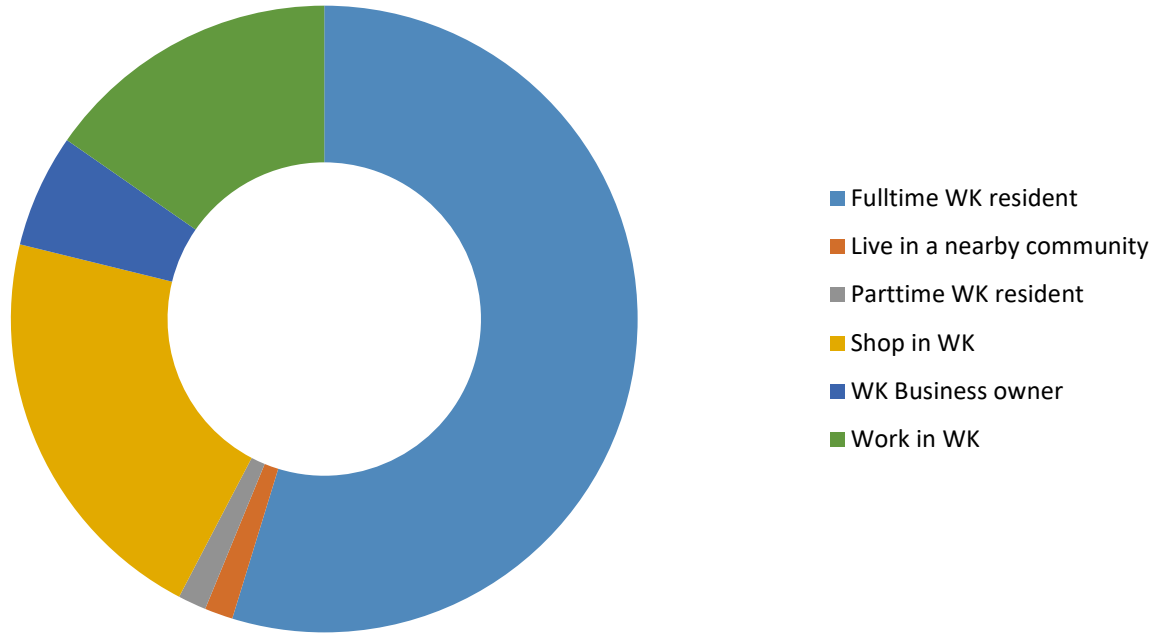


- ▶ I think the garbage system needs to be enhanced. Taking recycling, green waste (food scraps) and garbage to a new level would reduce the actual amount of garbage per household.
- ▶ More bike paths and walkways
- ▶ Encourage less packaging on non consumable goods. Less use of plastic bags. Make sure that recyclable items are actually recycled from garbage pickup.
- ▶ Make WK a "No Idle Zone". Ask coffee shops and fast food places to post signs indicating that idling is bad for the environment.
- ▶ Make WK a "No Idle Zone". Ask coffee shops and fast food places to post signs indicating that idling is bad for the environment. By idling, I mean vehicles, not people.
- ▶ Ban plastic bags in all stores. I believe Germany has done this for years.
- ▶ Creating a transportation system that will lessen the need to drive for work, pleasure and shopping. Re-route thru traffic around the city instead of thru the middle.
- ▶ More park land needed.
- ▶ Multi-modal pathway from Glenrosa to Westbank Centre to Boucherie Center to Kelowna to avoid Highway 97 use by personal vehicles. Multimodal pathway from Glenrosa to Gellatly to Kalamoir Park to Kelowna. Multimodal pathway from Westbank Centre to Shannon Lake to Boucherie Centre. Bike lanes and sidewalks along all arterial roads.

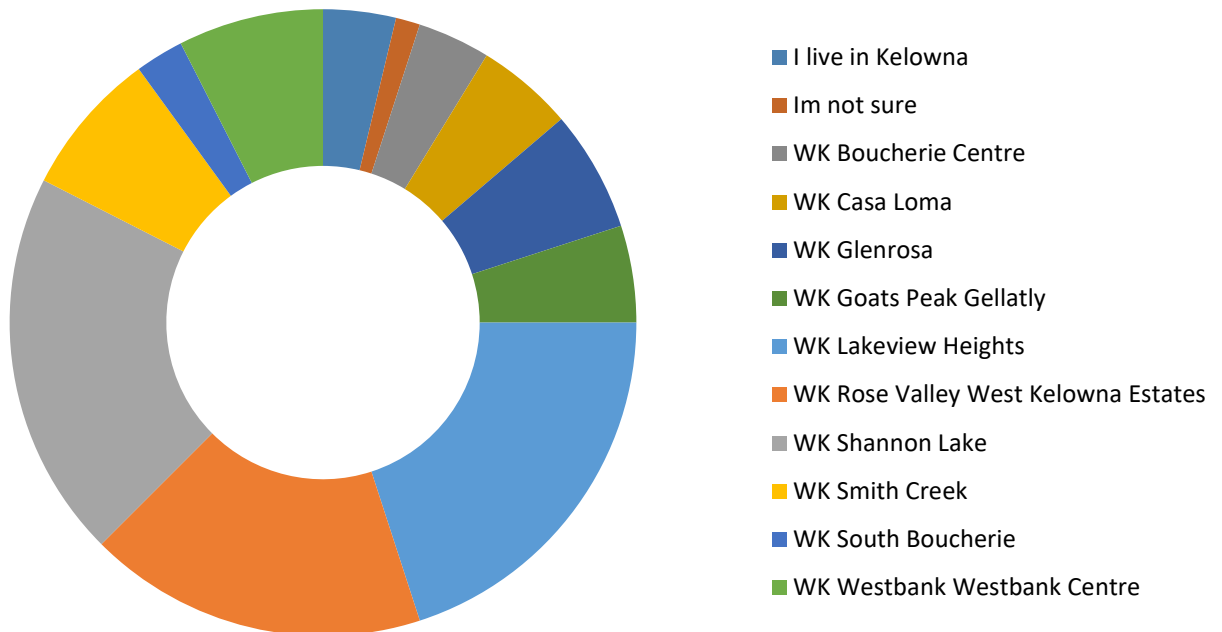


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2





HOW WE WORK- 26 Participants

OUR VALUES: WHAT MATTERS MOST TO YOU?

Supporting Agriculture

- ▶ Currently, if residents want to buy a range of produce from a farm we can drive to Paynter's. Other than that in West Kelowna there isn't a reliable location for a range of local produce in the summer/fall.
- ▶ All are very important.

Attracting Workers

- ▶ West Kelowna needs more housing options; townhomes, condos etc. to be able to attract different ages and lifestyles.

Supporting Town Centres

- ▶ Many studies have been paid for over the last 20 years, but Westbank Town Centre is virtually unchanged, it is starting to look like Dogpatch.
- ▶ Many people think that West Kelowna is what you have to drive through to get to Kelowna. We need to have a proper 'downtown'...that means eliminating the southbound couplet. Can't we widen the northbound couplet & make it two way with no parking? I'd love to 'go downtown' & enjoy the unique atmosphere... right now, 'where is downtown'?
- ▶ Business Friendly Where? I look at Westbank town centre what can you point at a major improvement to attract business.

Sustainable Tourism

- ▶ When we don't rely so heavily on tourism, we are more resilient in times like these. But if we are focusing on tourism, sustainable as far as environmental considerations and not limiting locals from accessing our resources should be considered.

OUR STRENGTHS: WHAT'S WORKING WELL?

- ▶ West Kelowna does seem to have a large industrial area which does support jobs and brings in taxes. There have been condos developed in the town centre, allowing different housing options for ages and lifestyles.
- ▶ Diversity of businesses, convenient and picturesque location, creative and innovative population, accessible recreation facilities, and cooperative partnership with Westbank First Nation.
- ▶ Selling the westside as a great place to live and have a home, not necessarily work.
- ▶ I would say the wine and farm loops are doing well. We are a great community that lacks one main resource- A town centre we can be proud of, staff and council have still not been able to attract any quality development in the couplet.
- ▶ Support further tourism development through support to tourism businesses and beautification projects.
- ▶ There must be a tension between maintaining our cities 'tidiness' & the constant need to reduce spending wherever possible... the work done on Boucherie Drive & down at Gellatly Bay is most appreciated.



- ▶ There must be a tension between maintaining our cities 'tidiness' & the constant need to reduce spending wherever possible... the work done on Boucherie Rd & down at Gellatly Bay is most appreciated.
- ▶ Farm loop and wine loop. Allowing wineries to have restaurants. Requiring businesses create visually appealing facades and landscaping.
- ▶ The progressive work from Westbank First Nations benefits West Kelowna - not sure how our economy would be without the development on their lands.
- ▶ Supporting Tourism and making west Kelowna a desirable place to live and work.
- ▶ WK should be attracting big business to our own land to support our economy. Don't know how much commerce on First Nation land supports WK.
- ▶ Wine businesses are thriving creating jobs and beautifying the city.
- ▶ Keeping flexible hours of business so that shift workers are able to access them.
- ▶ Agricultural and wineries. Industrial parks.

OUR IDEAS: YOUR ECONOMY IDEAS

- ▶ Support agriculture does not venture that appear to be agriculture, but agriculture that brings produce and food to locals. Getting innovative with direct farm sales to be streamlined with large grocery stores or allowing producers to collectively sell in convenient spaces throughout the City. West Kelowna could be a model for local commercial retail of local produce. This could also increase the number of food growers if they have an easy market to move their product to.
- ▶ More neighbourhood "hubs" such as Lakeview heights that are walkable and take congestion off the artery of Hwy 97. A casino similar to Richmond's River Rock in partnership with Westbank First Nation, overlooking the lake with a late night lounge, north of the William R Bennet Bridge. A gondola or tram up Mt. Boucherie with Café or diner.
- ▶ More business and well-paid jobs on this side of the bridge.
- ▶ We need to create a business community that uses whatever resources the City has to attract quality employers and businesses. We still are mostly a bedroom community for Kelowna. The tech and young professional community has exploded in Kelowna, yet West Kelowna has not been able to attract any of these sectors.
- ▶ Look to rezone land for industrial use. Look to land space in Glenrosa. This will help with diversifying our economy.
- ▶ Some people wanted to keep Glenrosa Rd just like it used to be... a nice country road... progress happens... those 'keep things the same' kind of people should understand that they'll have to keep moving further & further into the country if they want to maintain a stagnant environment. Progress happens & growth happens...I'd like to see our City Gov't maintain a high standard of compliance with a positive outlook towards business/growth.
- ▶ No, sorry! Not sure here.
- ▶ Engage with local businesses to find out their challenges and opportunities - listen to them, build programs and supports for them.
- ▶ Stay local - support local - local - live local. Secure food supply for region. Secure water supply for region. Put a limit on growth - save the forest, the water and the air.

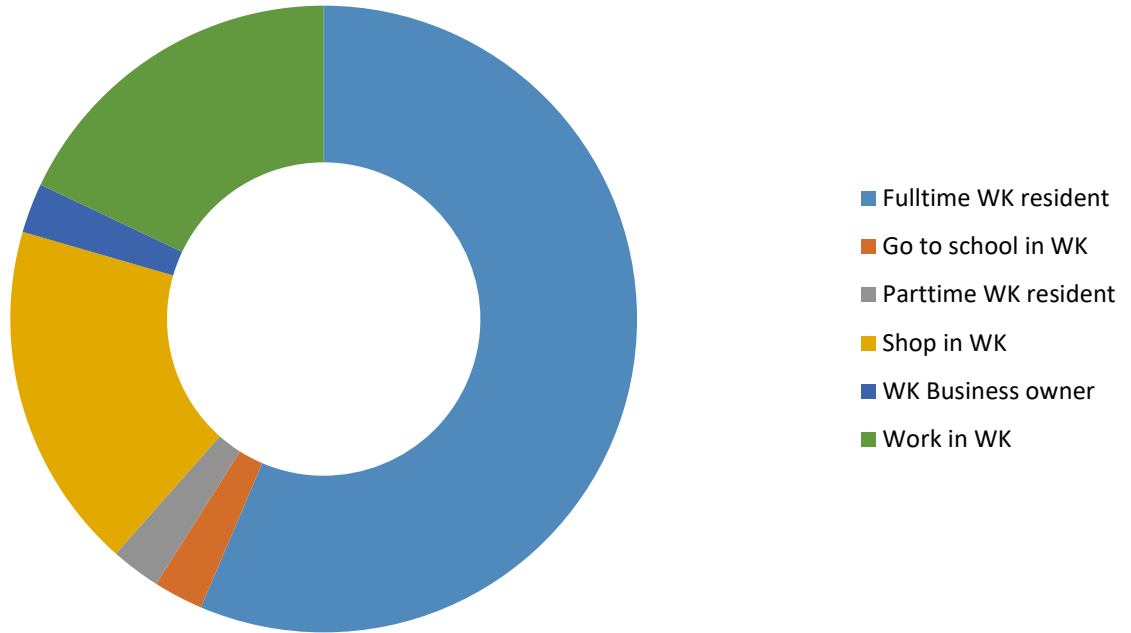


- ▶ Developing a decent transportation system, and improving our city infrastructure such as arena and convention centre like Penticton.
- ▶ Eliminate the Speculation Tax for vacation properties.
- ▶ Cideries and breweries. Retail, not just in WFN. Neighbourhood centre retail and restaurants. Hotels. Encourage tourism.

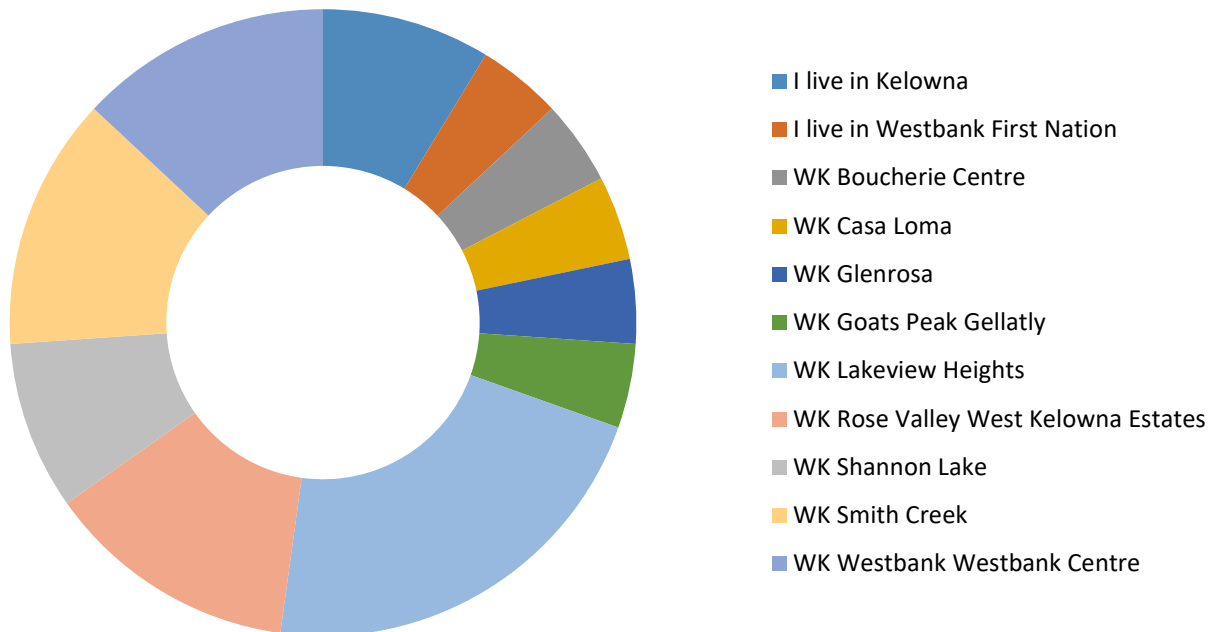


What is your relationship to West Kelowna? Where do you live?

Demographics - Question 1



Demographics - Question 2



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