



INFORMATION ONLY COUNCIL REPORT

To: Paul Gipps, CAO

Date: June 8, 2021

From: Sandy Webster, Director of Corporate Initiatives

Subject: **Launch of City Hall/Library Building Preliminary Design Consultation
June 2021**

PURPOSE

The purpose of this report is to provide Council and the community with an update regarding the next steps in the City Hall Project that includes:

- 1) Approval of the non-farm use application from the Agricultural Land Commission;
- 2) A summary of the completed skatepark consultation; and
- 3) An outline of launching the Preliminary Design consultation phase of the City Hall/Library building. Based on this report and the presentation to Council at the June 8 regular Council meeting, input from Council will further guide staff prior to the consultation program launch on June 14, 2021.

STRATEGIC AREA(S) OF FOCUS

Invest in Infrastructure

Strengthen Our Community

BACKGROUND

Along with the monthly technical project updates provided to Council and the community, this report focuses on project elements that enable the Preliminary Design consultation process to begin for the City Hall/Library Building. The City and the Okanagan Regional Library (ORL), as an equity partner, are seeking stakeholder and public input into design and service elements of the City Hall/Library building through two rounds of engagement. This report covers the first round of the engagement process (June 2021).

Notwithstanding the community-wide consultation program, staff together with the ORL are also working in collaboration with Westbank First Nation as a community partner to identify opportunities to include Indigenous art, language and culture elements. The project team will continue to work together over the summer months and provide an update to Council once proposed elements are identified. The ORL will also keep their Board and stakeholders informed of the collaboration efforts.

In previous updates to Council and the community, staff outlined two phases of stakeholder and public consultation for the project:

- Preliminary Design: Confirmed for June 14 – 27, 2021 (we are here)
- Detailed Design – Late Summer 2021

As the project team was transitioning from the City Hall/Library building concept into the Preliminary Design phase, City staff moved forward to seek non-farm use approval from the Agricultural Land Commission (ALC) for a ~0.5 hectare of land to build a new skatepark and associated parking in the vicinity of where the existing skatepark is on the site. Council's direction to staff remains unchanged that until a new skatepark is built the existing skatepark will not be decommissioned.

At the same time as the ALC application process was underway, staff launched a stakeholder and public consultation process with the goal to inform and seek meaningful input into the design of a new skatepark. Details about how stakeholder and public input helped to transform the design is outlined later in this report and in Attachment 1: Memorial Park Skatepark Consultation Summary Report.

Approval of Non-Farm Use Application

On June 1, 2021, the ALC provided approval of the City's non-farm use application for the ~0.5 hectare portion of the site. In summary, the approval is based on site analysis and a number of non-farm use criteria that met the ALC's regulations, including historical non-farm use on the site dating back to the 1960's. Historical use and fill placed on the site that was used as a settling pond for wastewater treatment decades ago was deemed not suitable by the ALC for agriculture use today. As a result, the ALC Panel approved the City to construct a skatepark and associated parking lot on the ~0.5 hectare portion of the site.

The contractor building the new skatepark is anticipated to begin construction in June once their updated schedule is confirmed. Substantial completion of the new skatepark is anticipated for August 2021 subject to inspections and finishing work approvals. Staff will keep Council and the community well informed of an opening ceremony when the new skatepark is completed subject to the in-person gathering COVID-19 protocols at that time.

The timing of decommissioning the existing skatepark will be confirmed once the new skatepark has opened. This will include notifications to the public in advance of the closure and removal.

Memorial Park Skatepark: Design Consultation Program

From April 6 through 18, 2021, staff provided stakeholders and the public with a concept plan for the design of the skatepark, and sought feedback that informed the final design. Despite ongoing in-person engagement restrictions with COVID-19, 628 visitors clicked on the ourwk.ca engagement website and 76 surveys were completed. Feedback themes

are summarized in the Consultation Summary Report in Attachment 1 of this report, including how input was used to shape the design.

The City offers sincere thanks to all stakeholders and the public who participated, and encourages ongoing participation in the design consultations for the City Hall/Library building.

City Hall/Library Building Preliminary Design Consultation: June 14 – 27

As referenced in the monthly updates to Council and the community, the project team has moved from a concept to the preliminary design of the site and building. This design process has included close collaboration between the City and the ORL as equity partners while keeping Westbank First Nation engaged as we identify opportunities to include art, language and cultural elements that remain important to reflect across the Greater Westside.

This report and the presentation to Council at the June 8 regular Council meeting is to provide an advanced look at the Preliminary Design consultation program, and a ‘save the date’ look-ahead of when and how our community can be involved in this first round of consultation. At the Council meeting, staff will highlight the materials that would be used to inform and seek input from our community, and conduct a virtual walk-through of our digital tools. Comments from Council will be incorporated into the final program and materials prior to finalizing for June 14.

As there are community members who may not use our digital engagement, staff will also use print and community relations tools and methods for those who prefer to use paper to review the material and write their feedback. Our strategy is underpinned by combining our print, electronic and community relations tools, methods and timing to ensure an inclusive approach, and that our community is well informed and engaged with ease and in a manner that they prefer.

Staff will conduct safe in-person engagement and remain flexible with the changing COVID-19 protocols. It is anticipated that larger open houses would occur during the Detailed Design consultation phase later this summer subject to the orders of BC’s Chief Health Officer at the time. This second round of consultation (Detailed Design) would reflect how Preliminary Design feedback has informed the Detailed Design, and together the City and ORL will seek more finite input that will help inform the final design.

Elements of the project that are fixed and not open to consultation will also be described in our material, such as the project justification, site and building location, size of the building, no new tax increases to the City’s budget, equity and tenant partnerships and use of land in the Agriculture Land Reserve.

In Attachment 2 of this report, staff has attached an at-a-glance summary of our outreach during this first round of engagement. This program will continue to evolve as the safety protocols change with COVID-19, with the anticipation of greater in-person consultation opportunities this summer.

Also in the coming weeks and in conjunction with our monthly project updates, staff will be bringing forward a development variance permit to increase the height from 12 metres to 18.65 metres within the existing zoning. This is also required to reduce the buffer setback to our adjacent property at the Johnson Bentley Memorial Aquatic Centre and the Annette Boudreau Amphitheatre that has Agricultural Land Reserve designation.

FINANCIAL IMPLICATIONS

Initiatives included in this report are included in the project budget.

REVIEWED BY

Kari O'Rourke, Communications and Engagement Manager

APPROVED FOR THE AGENDA BY

Paul Gipps, CAO

Powerpoint: Yes No

Attachments:

- 1) Memorial Park Skatepark Consultation Summary Report June 2021
- 2) City Hall/Library Building At-a-Glance Program Summary June 2021