



City of Richmond

Report to Committee

To: Planning Committee
From: Terry Crowe, Manager,
Policy Planning
Re: **POLICY PLANNING UPDATE**

Date: April 13, 2005
File: 08-4000-01/2005-Vol 01

Staff Recommendation

That the report entitled Policy Planning Update, April 13, 2005, from the Manager Policy Planning, be received for information.

Terry Crowe
Manager, Policy Planning

FOR ORIGINATING DIVISION USE ONLY		
CONCURRENCE OF GENERAL MANAGER		
REVIEWED BY TAG	YES <input checked="" type="checkbox"/>	NO <input type="checkbox"/>
REVIEWED BY CAO	YES <input checked="" type="checkbox"/>	NO <input type="checkbox"/>

Staff Report

Origin

The purpose of this report is to provide an update of major 2005 Policy Planning initiatives in order to give an overview of the many projects, which are underway and being contemplated.

It is intended that the Update will be provided to Council once each month, via Planning Committee.

1. West Cambie Area Plan Update

Staff are now preparing the Area Plan and Implementation Strategy to show how the City and developers can pay for the Area Plan elements. This work will be brought forth to Planning Committee in late June 2005.

2. City Centre Area Plan Updates

In 2005, the City Centre Area Plan will be updated in the following manner:

a) Oval Site & Area Planning

- The Oval area is in the City Centre.
- Staff are already assisting the Oval consultant in preparing an Oval site master plan.
- In the latter part of 2005, an Area Plan for the Oval neighbourhood will be undertaken and is expected to be completed in December 2005.

b) RAV and No. 3 Road Planning

- The RAV system is a major City building block, functionally and visually.
- In April 2005, a Council No. 3 Road Visioning Workshop will be held to establish a vision for No. 3 Road with the elevated RAV system.
- The No. 3 Rd Vision is important because it will guide many City decisions regarding:
 - RAV elements (e.g., negotiable and non-negotiable items),
 - No. 3 Road reconstruction,
 - Desirable City Centre transit oriented development (TOD),
 - How the City's main street will look, function and be regarded, and
 - How No. 3 Road will relate and complement the rest of the City Centre.
- Later in 2005, to assist in implementing the Vision, staff anticipate undertaking:
 - a No. 3 Road Streetscape Study, to provide the necessary details regarding how No. 3 Road is to look and function, after the elevated RAV line built,
 - City RAV station precinct (e.g., 100 metre radius) plans and urban design guidelines, to ensure that the development and infrastructure which surround the stations, support transit oriented development (TOD).

c) The Remaining City Centre Planning Area

At Planning Committee on May 3, 2005, staff will present a work program to update the overall City Centre Area Plan. This update will strategically keep many existing sound City Centre policies and revise others to address aircraft noise sensitive development, RAV and transit-oriented development (TOD) opportunities and challenges. This work will be co-ordinated with Oval, RAV, No. 3 Rd streetscape and DFO planning. The Update is expect to be completed in December 2005.

3. West Bridgeport Area Plan Update

To complement City Centre, RAV and No. 3 Road planning, the West Bridgeport Area Plan will also be updated. This too is anticipated to be completed in December 2005.

4. Airport Noise Policy Improvements

In 2005, staff will continue to co-operate with the Vancouver International Airport Authority (VIAA) to improve City noise management policies (e.g., explore improved noise covenants, placing noise covenants on titles at the Building Permit stage). Staff will report progress periodically.

5. Airport Building Height Scoping Review

Any increase in building height due to the airport is a safety issue. The VIAA advises that there will be no building height increase on and around the Oval site. Currently, staff are co-operating with the VIAA to explore if and how building height may increase around City Hall. An application would first need VIAA support, who would then need to recommend it to Transport Canada for their approval. Progress will be reported periodically. The completion date of this project is not known at this time.

6. 2005 Flood Protection Strategy

This project is to update the City's 1989 Flood Protection Strategy. Staff have reviewed the 1989 Hay Report, studied flooding threats, reviewed the risks, modelled possible flood scenarios, examined dyking options and identified the elements of a comprehensive flood strategy. The research is completed. The major work now is to write the Strategy and Implementation Program. In July 2005, this work will be presented to Planning Committee.

7. Environmentally Sensitive Area (ESA) Review

This project is to update the existing OCP ESA map. A scientific study was completed in 2004. The consultant recommended changes. Staff are now reviewing the consultant's recommendations, details, mapping and policy implications. Already, staff have discussed the findings with the Agricultural Advisory Committee (AAC) and the Advisory Committee on the Environment (ACE). Their response has been positive. The research findings, staff recommended ESA changes and a public consultation process will be recommended for Council's approval in May 2005. Afterwards, an OCP bylaw amendment will be prepared. Completion is expected in July 2005.

8. State Of the Environment (SOE) Report Update

In 1999, Council approved a State Of the Environment (SOE) Program. The SOE report is a "report card" on selected environmental topics and conditions in Richmond. It relies on primarily existing information prepared by others to save costs. Council's policy is to update the SOE every three years. The Advisory Committee on the Environment (ACE) takes a main role in managing these updates. ACE has been advised of this update in 2005 and looks forward to it. Work will begin mid-2005 after the Flood Protection Strategy and OCP ESA update projects are completed. The SOE update is expected to be completed in early 2006.

9. Steveston Village Visioning Workshop

a) Phase 1

The purpose of Phase 1 is to better clarify the values, character design elements and vision for Steveston Village. This is challenging, as the subject is elusive, value driven and requires consensus. On Friday and Saturday, February 11 and 12, 2005 the Heritage Commission held the Council authorized vision workshop, with a limited number of community representatives from the Steveston Harbour Authority (SHAD), businesses, the Gulf of Georgia and the Community Centre. Good progress was made. Everyone agreed that addressing this matter is long overdue, necessary and exciting. The next step is to compile and analyse the findings. In June 2005, a report will be presented to Planning Committee which outlines the findings to date, recommendations and next steps.

b) Phase 2

Phase 2 involves preparing the necessary additional level of detail to better articulate the vision, values and character design elements. Funding options are being explored. Phase 2 is to be done in a manner which does not detract from the City's main priorities (e.g., Oval, RAV, City Centre, West Cambie).

10. Problem Gambling Treatment and Prevention Strategy

In December 2004, the City asked the Province to implement a five-year \$2.5 million Problem Gambling Treatment and Prevention Strategy. In January 2005, City staff met with representatives from the Province, Richmond Addiction Services (RAS), School Board, Health and Great Canadian Casinos (e.g., the City Team). The Province has now indicated that, in late April 2005, it will be releasing its three-year Provincial Strategy. At that time, the City Team will assess the Province's Strategy and report to Council.

11. Intercultural Strategy Work Program Implementation

In 2005, the Richmond Intercultural Advisory Committee (RIAC) will begin implementing the Richmond Intercultural Strategy. RIAC will periodically report progress.

12. Regional Context Statement (RCS) Adoption

A regional context statement (RCS) indicates how a municipality's Official Community Plan (OCP) achieves the Livable Region Strategic Plan (LRSP). It is part of the OCP. Every five years, GVRD municipalities are legally required to update or re-approve their RCS. Then, the GVRD Board is asked to approve it.

In April 2005, staff will bring forward a report to ask Council to re-adopt the current RCS without any changes. Then, the GVRD Board will be asked to re-approve it.

It is proposed that Richmond's RCS be updated later, for example:

- after City Centre, West Bridgeport, RAV and Oval area plans are updated, and
- when the 2nd LRSP objectives are better known.

Staff will continue to advise Council regarding when it is best to update the RCS and OCP.

13. 2nd Livable Region Strategy Plan (LRSP)

The Livable Region Strategic Plan (LRSP) was approved in 1996 to guide the GVRD Board and participating municipalities in managing growth in the GVRD.

The four LRSP Policy Directions are:

1. Protect the Green Zone,
2. Build Complete Communities,
3. Achieve a Compact Metropolitan Area,
4. Increase Transportation Choice.

For the last two years, the GVRD Technical Advisory Committee (TAC), which involves GVRD municipal planning managers, has been discussing how to prepare the second LRSP. The GVRD Board and committees are discussing this matter as well. The next LRSP will likely have a horizon of 2031.

Richmond staff are contributing to this process and have informed the TAC-GVRD that:

- Richmond supports the four LRSP Policy Directions,
 - The four LRSP Policy Directions must be better defined,
 - Richmond wishes to be included in the Growth Concentration Area (GCA), and
 - beyond 2021, Richmond's population growth will be above the current 212,000 target.
- Currently, Richmond's population is 177, 000.

PPD staff continue to advise the City's GVRD representatives regarding a wide range of GVRD issues, including LRSP update matters. The City's GVRD representatives are following this initiative closely. Staff will report progress periodically.

14. OCP Update

It is intended that the City's OCP (and RCS) will be updated after the:

- City Centre, West Bridgeport, RAV and Oval area plans are revised, and
- the 2nd LRSP objectives are better known.

Staff will continue to advise Council regarding when it is best to update the RCS and OCP.

Financial Impact

None.

Conclusion

Policy Planning has provided an update regarding various planning projects.



Terry Crowe

Manager, Policy Planning (4139)

TTC:cas