

Britannia

RENEWAL

PHASE 1 DEEP DIVE:
World Cafés and Listening Sessions
NOTES Part I
February – March 2021



The Britannia World Cafés were focused conversations to explore how non-market housing and programming may be best integrated on the site throughout the Renewal. These workshops were planned for community organizations involved with non-market housing delivery and/or advocacy and organizations involved with programming at Britannia. Thank you to all of the groups that participated in the World Cafés during this phase of engagement.

Non-Market Housing World Café

- Kettle Society
- BC Non-Profit Housing Association
- Grandview Woodlands Area Council
- Britannia Community Services Centre: On-site Staff
- Britannia Elementary PAC
- Vancouver Native Housing Society
- Vancouver School Board: On-site Staff
- Vancouver Board of Parks and Recreation: On-Site Recreation Staff
- Britannia Community Members

Note that the following are detailed engagement notes. These notes have been analysed with information from the survey and stakeholder interviews, World Cafés, additional Listening Sessions, Non-Market Housing Forums, and the What We Are Hearing event on June 1st.

Programming World Café

- Eastside Family Place
- Britannia Child Care Centre
- Vancouver Latin American Cultural Centre
- Vancouver Flames CARHA
- Vancouver Minor Hockey Association
- Brit 55+
- Grandview Woodlands Food Connection
- Open Air Orchestra Society
- Britannia Art Gallery
- The Carnival Band
- Dusty Flowerpot Cabaret
- Britannia Pool & Fitness Committee
- Rumble Theatre
- PosAbilities
- Britannia Community Services Centre: On-site Programming Staff
- Kickstand Community Bikes
- Vancouver Board of Parks and Recreation: On-site Recreation Staff
- Britannia Community Members

Non-Market Housing World Café
February 26th

**What aspects of the
Britannia vision and
values are most
important to you?**

The Vision for Britannia Renewal is to create a **welcoming and inclusive community place for reconciliation, social connection and development, learning, cultural exploration and expression, play, and recreation** - enhancing the life and well-being of all.

Take action on
reconciliation

Honour history and
culture

Be accessible,
welcoming and safe
for all

☆
Support well being
and growth

Prioritize sharing
and caring

Optimize resilience
and sustainability

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Imagine a Future Britannia...



non-market housing

Neighbourhood Displacement

movement of low/middle income groups out of the neighbourhood

Those that have been displaced from the community due to housing/living costs in Vancouver

Displacement from GW

Staff have to move out of area

Teachers/ and other onsite staff/students are also in the 'missing middle' and experiencing challenges finding housing

Example from Kettle - having to housing clients in other communities, although they still come to GW to receive services/connect with community

Indigenous Families & Youth

large number of Indigenous families with children

Indigenous youth are also experiencing more housing needs

Isolation

housing services have the opportunity to address isolation

something that has changed due to COVID: feelings of isolation

Homelessness

Increase in street homeless population - more visible

People experiencing homelessness on Britannia site right now

Housing Diversity

'magic' of GW is diversity

Mostly single family/duplex - could benefit from housing diversity

G.W. there is not a good mix of diversity of housing options (missing middle and income continuum)

What housing needs could non-market housing on site help meet?

Green Space

Ask: more park space to be added if Britannia is going to accommodate more housing

Concern the housing could take away public green space @ Britannia

Scale & Perception

Concern that the Britannia area will have stigma with non-market housing. Due to the number of affordable housing that is being added in that area.

Concern about size/number of units to be proposed

Affordable & Mix of Housing

opportunity to provide more affordable housing options close to the school

Affordable housing can be built in a way that does

opportunity at Britannia to create different forms of housing in GW

VSB - supportive of housing (airspace parcel) over educational sites as well - to support community

Location

concern about having housing on top of pool/rink - health issue for future residents

what we know

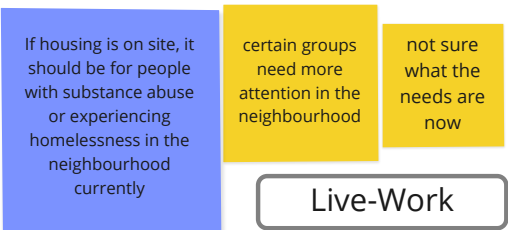
In response to housing affordability challenges across the city, City of Vancouver directs all new facility projects to explore affordable housing opportunities. The Community Plan seeks to provide opportunities for a wide variety of housing options to serve the needs of the diverse population in Grandview Woodland; including affordable rental housing for key groups such as low-income artists, families, seniors and members of the urban Indigenous community.

Project Partners will work throughout the Rezoning process to understand what type of housing is most needed for the Britannia site. Your input will support the team's work to integrate affordable housing on the site.

Impact of New Development



Meeting Local Needs



Live-Work

artists with live-work studios

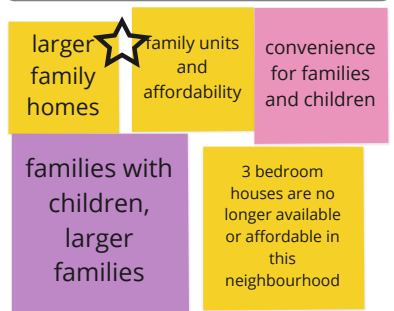
Green Space



Affordability



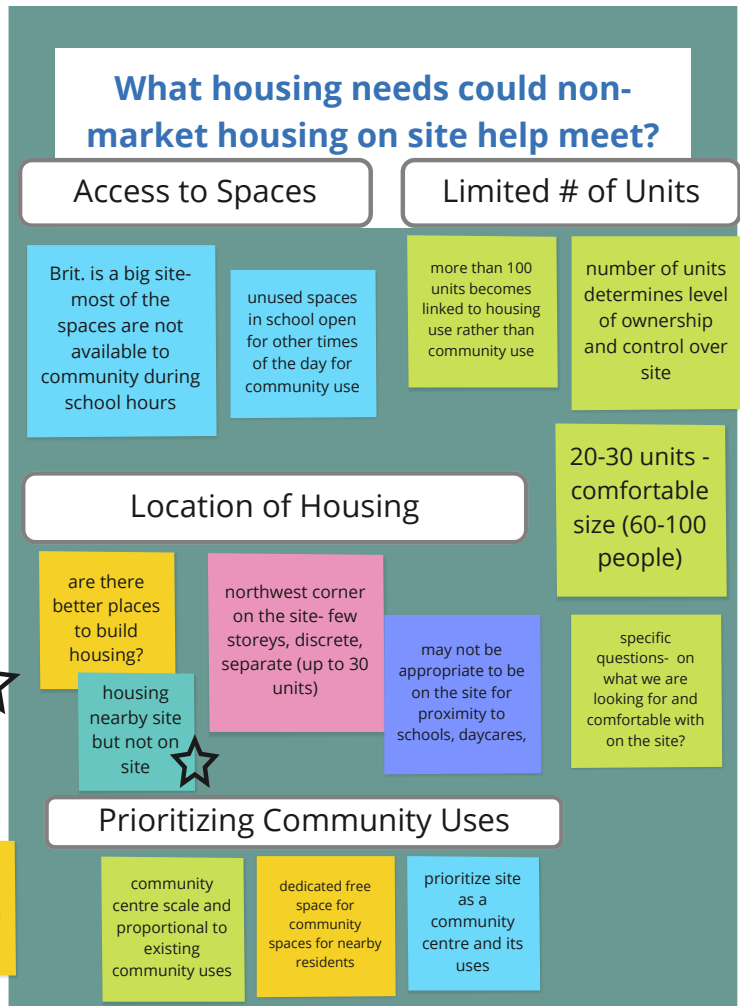
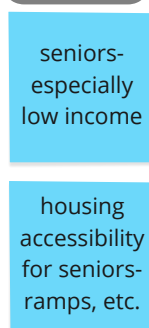
Housing for Families



Co-ops



Senior Housing





How might housing units be successfully integrated with other buildings?

Integration of Social Services

Britannia provides services for everyone, and will provide supports to any future residents (as long as Britannia has the capacity/financing to do this)

Opportunity for the Britannia Renewal to be a "leader" in creating important services that include housing

Affordability

need to be realistic about the housing that will be included on site - but every housing unit counts towards supporting affordability challenges.

Active Lanes & Surrounding Spaces

suggests that lanes around the site become more "active"

multiple entrances to the site could provide multiple accesses - human/car traffic spread throughout the site

for example: covered spaces for public that is covered by buildings or non-market housing

Maybe an opportunity to have different heights/structures of buildings to make the site look more interesting

Additional public/green space could be integrated in the housing built form or other buildings on site

Location & Scale

Suggests looking for other options to put housing - including building #5

May have better efficiencies if housing was located in one building

Partners need to carefully consider the number of units that are to be added

Acknowledge that there is a mix of support in the community for the inclusion of onsite housing

How can current and future services on site support social integration?

Services & Space Capacity

Housing could be integrated to the rest of the services - if the community grows - need to plan to have more services to meet these needs

of people using services needs to match the space/service available

Britannia is currently over capacity to support community who accesses services

Feeling that there are not enough space currently for the community at Britannia

Community services (rink, fitness) will be having longer hours to accommodate the demand for these services

Building Height & Size

Concern about future heights of the buildings

Need to find a compromise with the # of future units that will meet

Safety Considerations

need to design for safety and the movement of people between the housing and community spaces

Safety is currently a challenge at Britannia, and has been communicated for the addition of housing

opportunities for 'eyes on the street' 24/7

"dead-end" issues could be addressed through good design

lighting



How might housing units be successfully integrated with other buildings?

Concern for Housing

Do not support housing on the site (x2)

Concerns about intensification

Large scale non-market housing will not work based on urban renewal projects. Too much concentration

Pool & Rink

Pool and rink not practical because structurally and the cost and environmental concerns (x2)

Having a great swimming pool is very important to have on site

Worried about smell of pool and how that will impact housing

Location

North West corner is the only location that could have housing

North West corner could be a good location in relation to views

Scale & # of Units

Scale- no more than 50 units CMHC policy

3-4 brm units would help support families and school

Supportive but it is a question of scale

20-30 units has been suggested as potential number for entire site

Depends on number of bedrooms- consider total population

Green Space & Gardens

COVID has really increased our need for food security and green space

Sustainability can we have a food garden? Can think progressively about what we can do with the site and feed people

Trees, green, beautification of the site is important

Green roof as an opportunity

Greenhouse that is a garden and park at the same time

Frees up roof tops for other community uses

How can current and future services on site support social integration?

Prioritizing Community Purpose

Seen integration well done on other community buildings

We need to create spaces for people to be in community together

We are a community center not a housing provider

Concern that housing will limit ability for the community center to grow to meet future needs

Community networking- need all the space we can get to serve that purpose

Support Services on Site

May be the need for specialized services

Depends on the who? (x2)

Not-profit hub

Accessibility

Accessibility considerations

Need to ensure site accessible to the whole community

Co-ops

Co-op housing could be a model?

Creates a sense of community and ownership on the site. Security of tenure and empowerment.

Supportive of the co-op model

Would like to see co-op around Britannia rather than on the site

Housing Management

Worried about the management of housing brings in another player with an interest on the site

Concern about the lack of flexibility- housing can not be repurposed for other uses

Worried about the scale of management of the Britannia model and housing

Programming World Café

March 2nd, 2021

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All values
are
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Paramount
in East Van
community

Sharing
and caring
is key

Imagine a Future Britannia...



service needs

what we know

We know that Britannia users are concerned about maintaining continuity of service throughout the Britannia Renewal.

The existing Plan meets all program requirements, including the ability to offer services through site phasing. Your input will help determine how we may achieve this.

Building 1 will be built first, which the Master Plan identifies as including a pool, gymnasium, fitness centre, childcare, and non-market housing. Building 1 may also host a number of interim uses to meet service needs that will not have dedicated space until later phases of renewal.

How have the new realities we all face due to COVID changed your perspective of what the community needs most?

Adaptability

From arts perspective - ability for flexibility and accessibility of programming

Ability to be agile and reactive to the needs of the community

Adaptability

Adaptable spaces- can change with the need

Strong communication between partners to be able to adapt

From childcare lens- how essential we are, ability to be flexible and resilient to serve families and children

Childcare + Volunteers

What opportunities can we mobilize to allow Elders to support with childcare (criminal checks a current barrier)

Impact on families when there is no childcare- COVID has really highlighted this

COVID has been a lot of strain on volunteers and essential workers

Ability to continue youth programming throughout and continue mental health checks

Young people needing space in a place where they can make positive connections to adults and to be connected to services

Need for Arts

Arts and culture industry hit hard by COVID

People turned to the arts for comfort, inspiration, arts can be seen as "extra" and yet vital to our health and well being

Facilities for teaching arts needed, many different modalities

Youth Support

Youth space was needed to serve food programming needs

Importance of working with our partners to keep kids in a safe bubble

Space Needs

Through COVID have received requests for rehearsal space, but there is a lack of space to offer them

Multipurpose outdoor space

Need for studio space

Internet Access

Internet access key to maintain connection

Instructors are excelling at teaching on Zoom and has increased their reach- demonstrated resilience

Food Security

Importance of food security really highlighted during COVID, upset that the majority of food programs in Phase 5

Initially in crisis mode- connecting people with food

Need for sustainability and food security highlighted

Multiple places to access internet

Community Connections

Continue to be the welcoming hub for people

Continue to provide sport, connection of sport to wellness and well being

Community center as a place for people to turn to

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Volunteers

Significant vulnerabilities in the community. Volunteer breadth in the community has shown it's value. Highly cherished in the community. So valued by the community.

Volunteers are doing weekly calls as some way of showing the community that they are still there.

Digital Spaces

Artists and theatre companies have moved to online. Content is secondary. The need to gather is critical.

Previously, Rec 55+ were meeting people in person. Some people are falling through the cracks. Going back to the basics.

Gallery shows have been challenging. Nothing physical that they can distribute. No idea who is seeing shows in the art gallery.

Community digital divide is causing challenges. Not everyone has access to internet. Using mail and the telephone.

Distanced Gatherings

Fundraising for a big tent that can be moved around the City and performances can happen outside. People are more interested in gathering outdoor, rather than indoor.

Finding in the short term, doing an audit of spaces where people can gather safely. Moved events to the parking lot. 10 people meeting in person in a parking lot. Festival became online and in-person. Last lockdown, hasn't been able to perform publicly through the fall.

Priorities

Seniors,
Youth,
Food
Security.

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Accessible and Safe Outdoor Spaces

Need to be prepared for the future - adaptable, flexible and safe

Dog parks - safe and accessible

Outdoor spaces need to be specific to demographics - accessible

Children's outdoor area is paramount - covered and accessible

Outdoor spaces that are seasonally safe and accessible

Accessible, outdoor charging stations, washrooms

Shared vs. Dedicated Space

Carving pavilion = dedicated space that could be a better multi-use space

Shared spaces can create dedicated access issues or collaborative opportunities

Social + Multi-Generational Connections

Gathering places - multigenerational, accessible, inviting

Being adaptive and accessible - social connection especially

Facilitating social connections - virtual and

Digital Communication

Digital divide - how to connect with 55+ community - opportunity for partnership

Communication with community/audience has changed

Air Quality

Just thought about interior air quality issues so the mechanical HVAC designs need to be able to cope with possible future airborne pathogens.

Weather Proofing

Outdoor spaces - usable covered - how can we amend activities for the outdoors variety + weather appropriate

Covered outdoor spaces - weather appropriate, accessible, well-maintained

Wayfinding & Information

Wayfinding and signage

Access to information

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Outdoor Spaces

outdoor spaces to connect (events, arts and culture, theatre, etc)

outdoor movie projections?

as a cultural org - outdoor spaces for concerns, music

outdoor spaces became assets (e.g. parking spaces)

Outdoor spaces much more of a priority

Social & Flexible Spaces

social spaces are critical for people to connect

purpose is gathering, activity is secondary

flexible spaces - so more groups can use it

Basic Needs Accommodation

need others beyond pool to provide shower facilities

pool used to be shower facilities for homeless - but no longer due to COVID

no cost services

housing affordability, rent

mental health concerns - these folks have no supports. Patrons felt unsafe

perhaps there is need for separate shower facilities in future? community-based supports

Rooftop Access

Concerns with outdoor spaces being on rooftops - issues with access?

concerns with skateparks on rooftop

Other

indoor recording space - discovered reach can go beyond Vancouver due to COVID

food security

Outreach and engagement with users

adaptation to online

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Resourcing & Partnerships

systems change-
advocacy, policy,
community
organizing
(resourcing,
community level as
a whole)

adequate resourcing
at governmental
level for community
programs and
services

partnerships
is key

Infrastructure

infrastructure-
storage,
kitchen space

Vulnerabilities in Community

brought out
vulnerability in
inequities in
our
community

food
security is
urgent to
address

volunteers
have really
stepped up
during COVID

Social Connections & Community

power of
community -
places where
people feel safe,
connected, rooted
in community

Band gives
opportunities
for social
connections

phone calls
and zoom
during COVID-
provides social
connection

social contact
is definitely
missed-
physical aspect

all
programming
has an
emphasis on
community

meeting in
person is
important

Digital Limitations

no online
format for
mass band
practice

zoom fatigue-
hard to
maintain social
integration

Programming & Performance Space

importance of
outdoor spaces-
accommodate
performances,
distancing, etc.

no barrier
programming

Stone Soup
and Carnival
Band- larger
celebrations,
festivals, etc.

Greenhorn is free to
kids and provide
instruments- low
barrier (hasn't been
able to operate for a
year)

space for
programming
in exchange
for
performances



Building 1
Aquatics
Fitness + Gym C
Childcare
Non-market housing

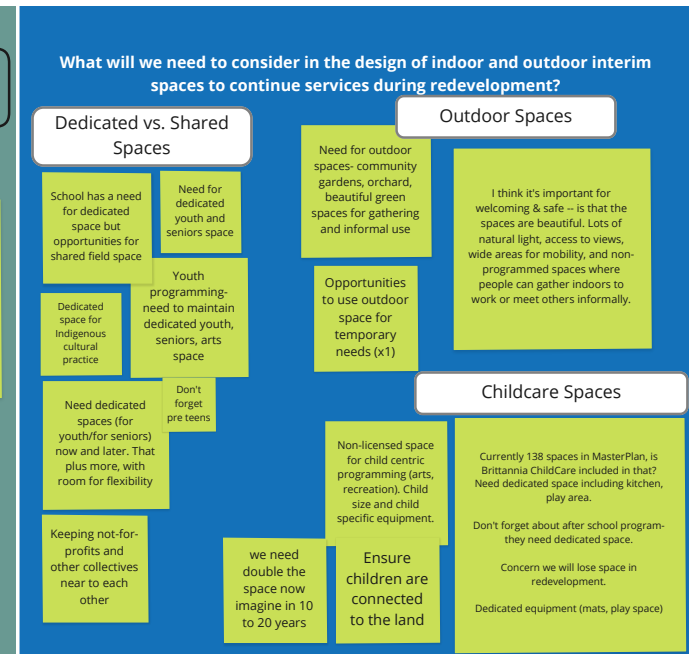
Building 2
Rink
Rooftop Sport Park
Non-market housing

Building 3
Library
Art Gallery
Childcare
Non-market housing

Building 4
High School Shops
+ Classrooms
All Weather Field above

Building 5
Event Spaces + Food Hub
Social Hub + Art Studios
Meeting Rooms + Gym D
Social + Cultural Non-Profit
Street Front School + Urban Farm

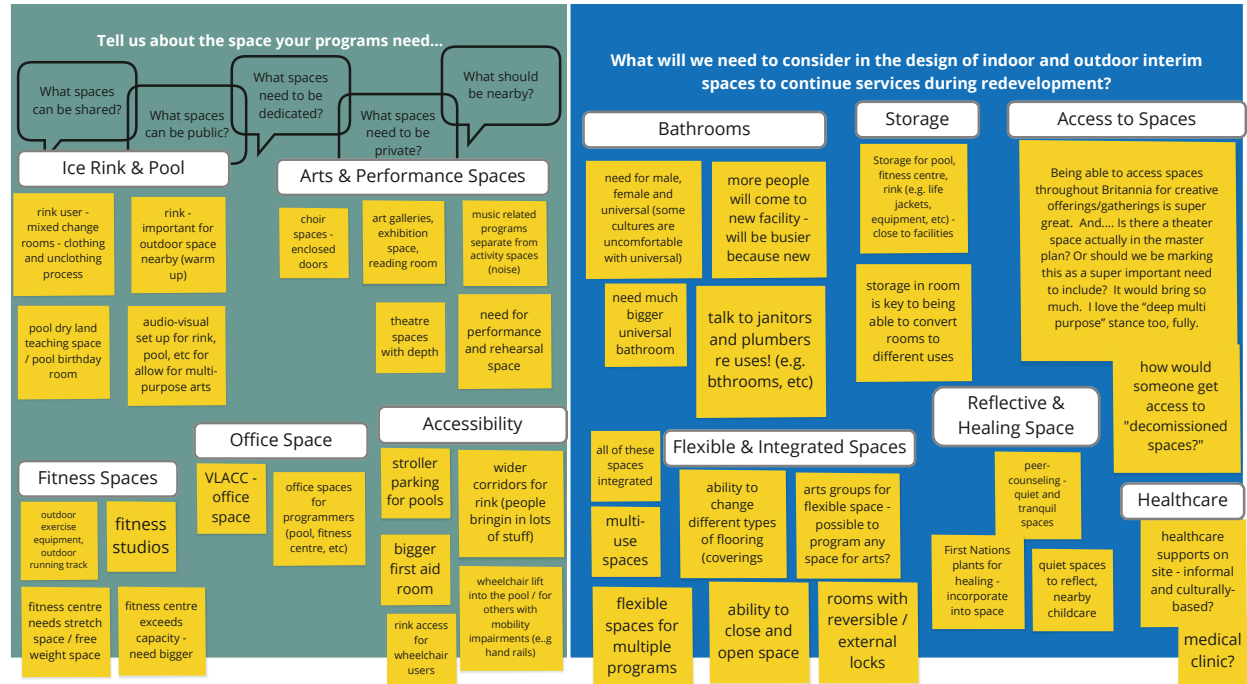
** The uses indicated above are listed on a floor by floor basis starting from the ground up





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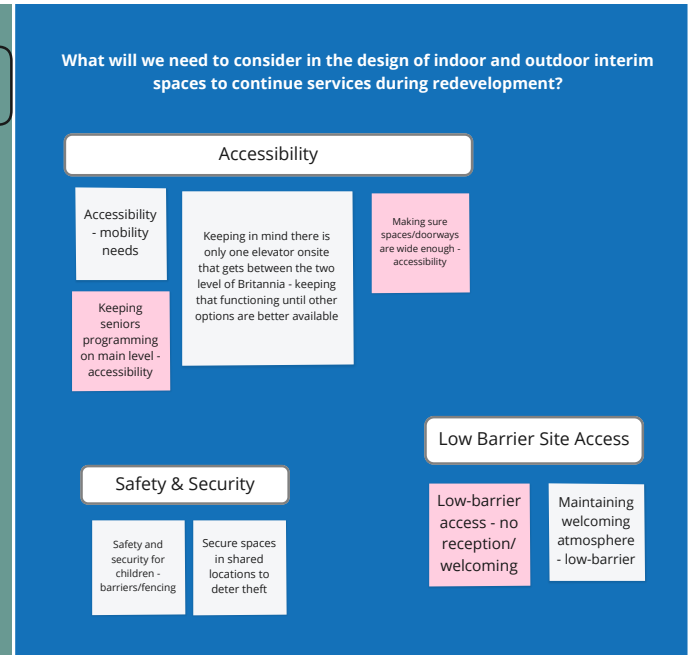
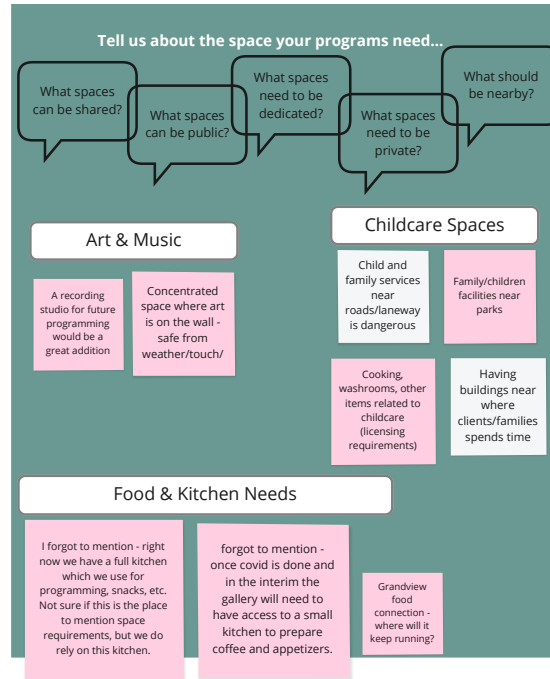
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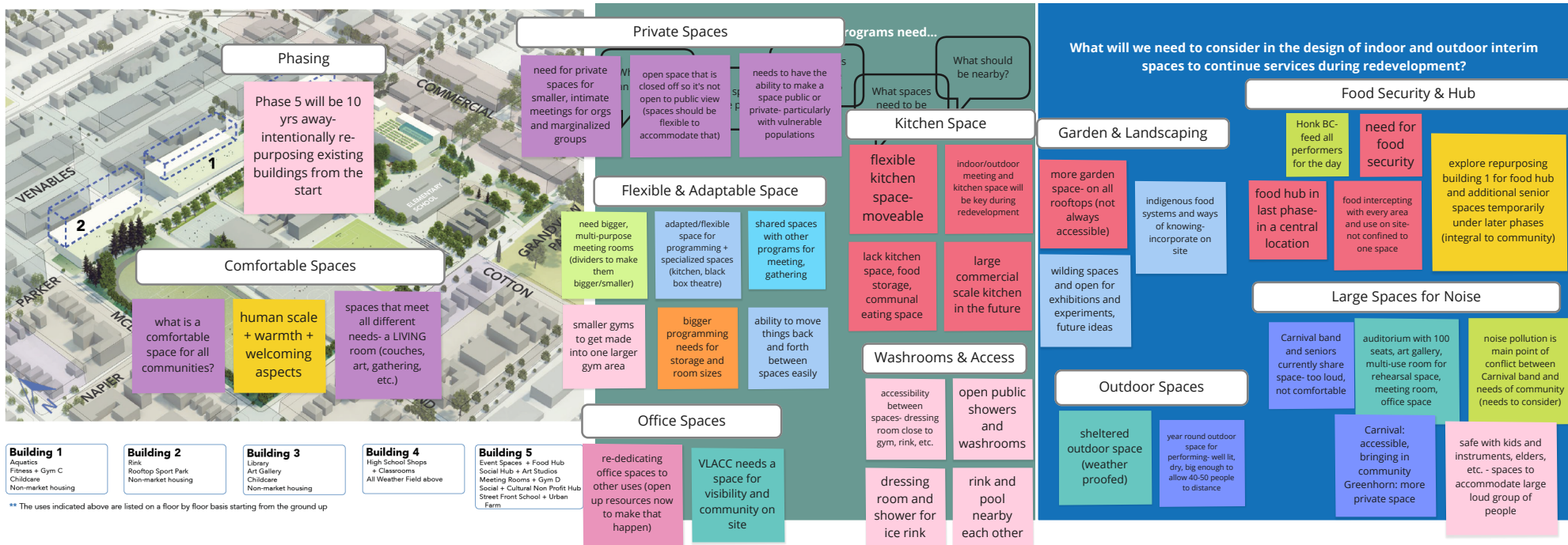




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Listening sessions are guided discussions intended to help community groups with connections to Britannia provide feedback on the Renewal, including their vision for future outdoor spaces, the connections between buildings, indoor and outdoor spaces, and non-market housing.

Thank you to all of the organizations that have participated or are planning to participate in a Britannia Listening Session. The following compilation of notes are records of the feedback heard during these events. This document will grow as participating organizations review and confirm what was heard.

Britannia Listening Sessions

- Seniors, Elders and Advocates
- Britannia 55+
- Quirk-e
- Grandview Woodland Area Council
- Britannia Child Care (2 sessions)
- Britannia Elementary PAC
- Britannia Boys Basketball
- Girls Who LEAP (Junior session, Senior session)
- Britannia Youth Committee (previously Youth Voices of East Van)
- Vancouver Native Housing

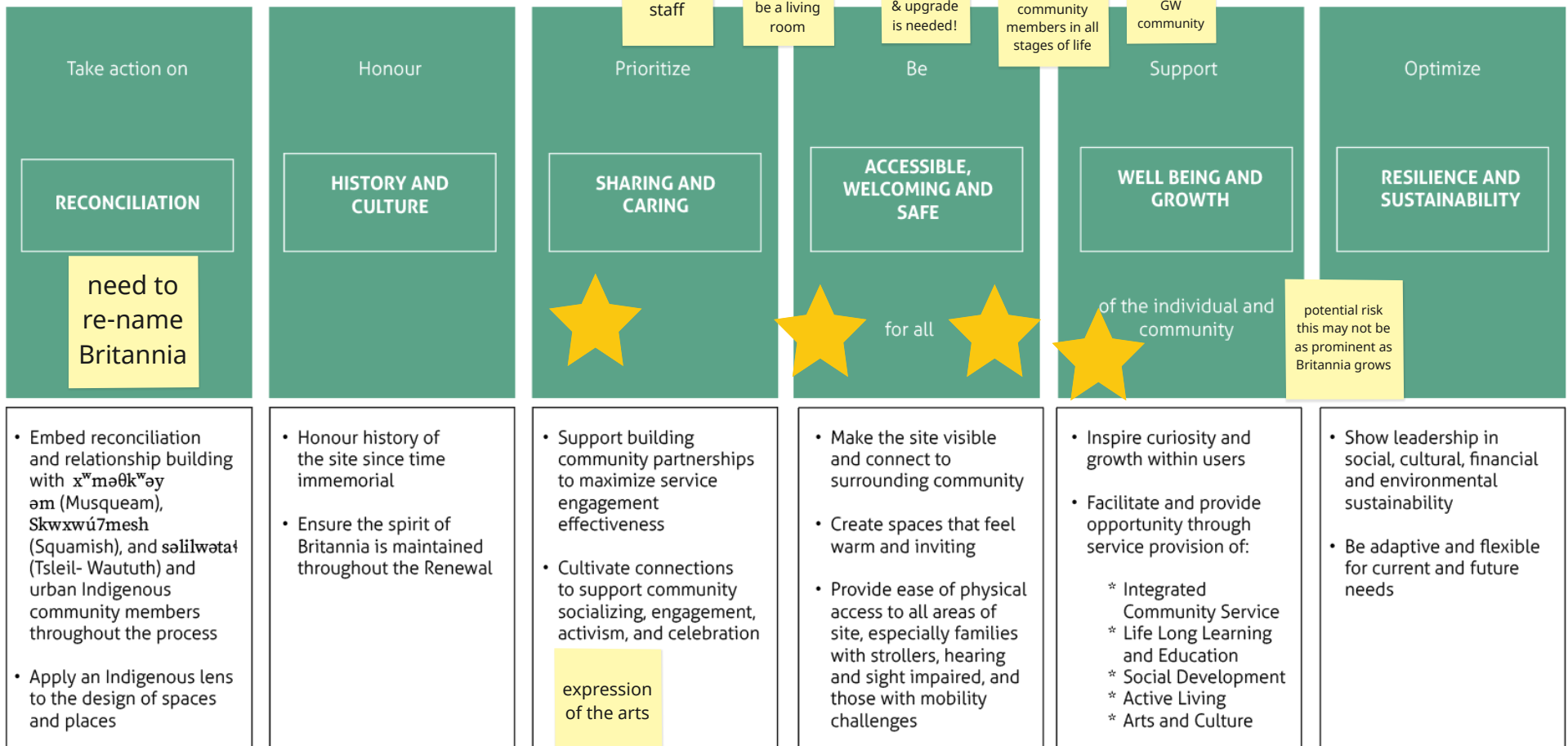
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Seniors, Elders Advocates, Britannia 55+,
Quirke Listening Session
February 17th, 2021

VALUE CARDS

Take action on RECONCILIATION 	Honour HISTORY AND CULTURE 	Prioritize SHARING AND CARING	Be ACCESSIBLE, WELCOMING AND SAFE  for all  	Support WELL BEING AND GROWTH of the individual and community	Optimize RESILIENCE AND SUSTAINABILITY
• Embed reconciliation and relationship building with xʷməθkʷəy̍əm (Musqueam), Skwxwú7mesh (Squamish), and səliłwətał (Tsleil- Waututh) and urban Indigenous community members throughout the process • Apply an Indigenous lens to the design of spaces and places	• Honour history of the site since time immemorial • Ensure the spirit of Britannia is maintained throughout the Renewal	• Support building community partnerships to maximize service engagement effectiveness • Cultivate connections to support community socializing, engagement, activism, and celebration	• Make the site visible and connect to surrounding community • Create spaces that feel warm and inviting • Provide ease of physical access to all areas of site, especially families with strollers, hearing and sight impaired, and those with mobility challenges	• Inspire curiosity and growth within users • Facilitate and provide opportunity through service provision of: * Integrated Community Service * Life Long Learning and Education * Social Development * Active Living * Arts and Culture	• Show leadership in social, cultural, financial and environmental sustainability • Be adaptive and flexible for current and future needs

VALUE CARDS



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Imagine a Future Britannia...



buildings

what we know

A key planning principle is to improve access and navigation on the site, open up view corridors, improve site safety, and improve circulation and visibility to and through the site. Engagement feedback supported development that capitalizes on the site's topography by opening up views to Downtown Vancouver and the mountains.

The Master Plan supports mid-rise with building heights in line with adjacent buildings of 30.5m (100 feet). It also indicates that higher buildings are located on the north to minimize shadowing on the site and retain key sightlines.

WELL BEING AND
GROWTH

RESILIENCE AND
SUSTAINABILITY

SHARING AND
CARING

ACCESSIBLE,
WELCOMING AND
SAFE

RECONCILIATION

HISTORY AND
CULTURE

Start by circling the 3 values your group selected that will frame your conversation around this topic. Reflect on the following questions and use the space provided to answer:

How do you feel as you enter the site? What kind of access points exist?

How do you feel as you walk inside and through the building?

What are qualities of spaces inside and outside of buildings that make you feel welcome and safe?

- Welcoming, **human scale**, not massive and grand
- Easy access, not difficult to get from place to place
- Warm- feeling of warmth, it's comfortable
- Not a lot of stairs, nothing to trip on
- Places to sit, talk and be with each other
- Having a **kitchen**
- **Access to zoom**, big monitor to see the rest of the room and see others (x2)
- Washrooms
- Human scale, not intimidating, relatable to people
- Opportunities to bump into each other
- Having a common experience
- So many ways to get onto the site and pass through the site
- **Safe place** for the public to walk through and access Commercial Drive
- **Parking** close to site and services, the walk from parking to centre pleasant. Places to park nearby for 30 min to drop off people and things.
- So inviting that you bump into different groups of people. **Sense of community**, you are part of this thing together, intergenerational mix, BIPOC mix
- Social space- sounds like a great idea
- More parking especially to support those with mobility issues
- More than one place where we can cook food.
- Concern about scooter theft. Safe space for parking scooters.

Imagine a Future Britannia...

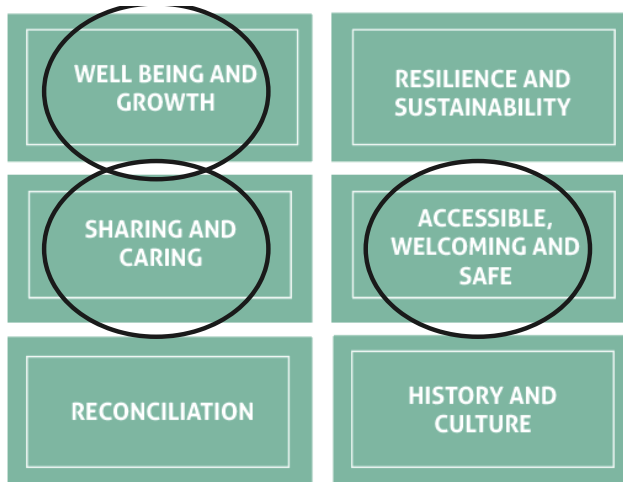


buildings

what we know

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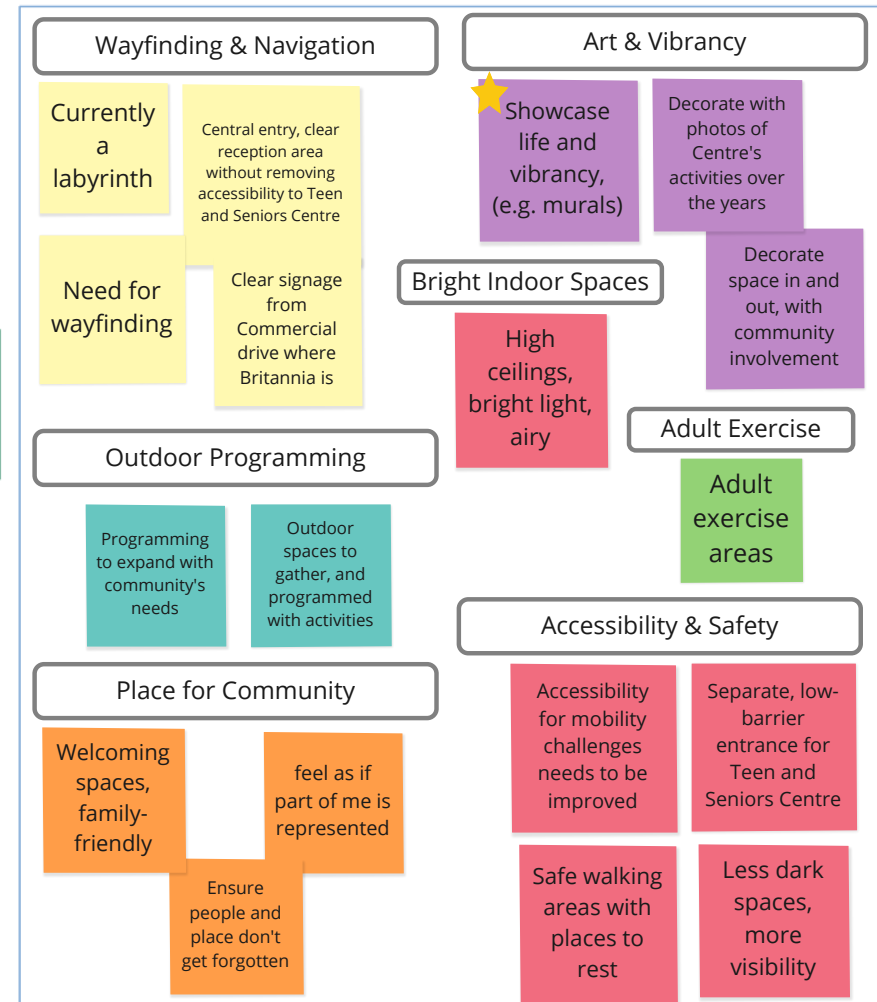


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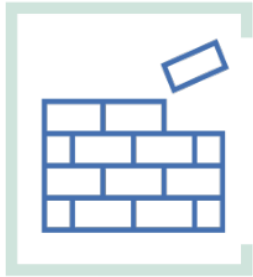
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WELL BEING AND GROWTH

RESILIENCE AND SUSTAINABILITY

SHARING AND CARING

★ ACCESSIBLE, WELCOMING AND SAFE

★ RECONCILIATION

HISTORY AND CULTURE

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Spaces to Gather

Shaded areas for people to linger and gather

Familiarity and comfortable- safe and belonging (visual architecture, people)

Bringing together school children, elders, etc.

Space to intermingle

Senior Spaces

Sad that senior centre is in last building- built after others (very focused on future)

Current building for seniors is way too old- prefer to stay in that building than be part of larger building

Seniors needs dedicated space- places to sit, accessibility

Food Hub

Sad that food hub will be built last- that is the most exciting part (eating together is very important and core to the project)

Interim space- should include food spaces

Reconciliation

Reconciliation- design around gathering and working (e.g., cedar weaving, food sharing, sweat lodges)

I think it's very important to consider the names/ language used to label the site, buildings, areas, etc.

Are we considering Aboriginal architecture?

e.g. gardens, long houses, etc.

Spaces for purpose of cultural gatherings and celebrations

Visually appealing- lots of green space, Indigenous plantings (herbs, plants, seasonal)

Britannia School

Brit. is unique as school is a key part of the site

Natural Spaces

Natural entrances- in tune with circadian rhythms

More green space- grass (not cement, pavement)

Depends on where you walk in- pool vs. childcare centre (joy vs. rigid)

Something that reflects welcoming, airy-ness, natural aspects (e.g., wood), sun (natural light)

Healing aspect- feeling good, feeling wood/sunlight /nature

Imagine a Future Britannia...



service needs

what we know

We know that Britannia users are concerned about maintaining continuity of service throughout the Britannia Renewal.

The existing Plan meets all program requirements, including the ability to offer services through site phasing. Your input will help determine how we may achieve this.

Building 1 will be built first, which the Master Plan identifies as including a pool, gymnasium, fitness centre, childcare, and non-market housing. Building 1 may also host a number of interim uses to meet service needs that will not have dedicated space until later phases of renewal.

WELL BEING AND
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RECONCILIATION

HISTORY AND
CULTURE

Start by circling the 3 values your group selected that will frame your conversation around this topic. Reflect on the following questions and use the space provided to answer:

Have the new realities we all face due to COVID changed your perspective of what the community needs most? How so?

To ensure continuity of service during renewal, some spaces could be used to accommodate other purposes and programs. What are some key considerations of how to ensure continuity of service during renewal?

Service needs identified in the Master Plan include:

- Integrated community service
- Lifelong learning and education
- Social development
- Active living
- Arts and culture

- **Accessibility** needs to be top of mind
- **Food services** in this initial phase
- Bringing different groups together
- Lots of opportunities for sharing
- Kitchen, accessible washrooms
- **Security** for scooters, handicap access
- Secured storage for your supplies- tables, chairs, equipment
- Access to a sink
- **Multi-purpose room** for groups to get together, to stage performances, arts and crafts, arts and crafts centre- kitchen, sinks
- Separate entrances to allow flexibility of access
- Dedicated spaces so that we could repurpose those to expand 55+ services (pre teen centre for example)
- Taking advantage of existing facilities
- Receiving area
- **Kitchen**- food integral to bringing people together. Shared time during the day

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Digital Access

Tech
divide

Charge points
in public areas
to allow folks
to bridge
divide

Storage

Storage for
programs
and facility
clerks

Rooms to
have built in
cabinets and
storage

More
storage
close to
programs

Strengthening Community

Multi-
generational
spaces

Centre is key
to building a
healthy
community

Food Provision

Food! an
important
draw for youth
programming

Engagement

Continue
engagement

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Gathering & Celebration Space

Gathering and Ceremony Space

Need to recognize and celebrate FN community at Britannia site

^ with new spaces, we can host memorials, gatherings, celebrations of ALL communities

Inclusive of all communities- welcome and celebrate

Fitness Centre

Serious structural issues in existing fitness centre-

Housing? how does it fit on top of fitness? ie. ventilation issues

Pool

What can we do with existing pool when new pool is constructed?

Pool- model used (Hillcrest, Delbrooke in North shore)

Senior Accessibility

Building 1 needs to be accessible to seniors

It was stated that there would be temporary spaces available. How suitable will they be, esp. seniors area?

Stools vs. chairs (granular level) and bigger accessibility needs

Interim spaces in building 1 for seniors

Safe Parking

Safe Parking for strollers, scooters, bikes, electrical cars and bikes

Digital Access

COVID changed perspective. - Digital Accessibility

Meeting Spaces

More kitchens, more meeting rooms (larger)

Spaces for meetings- rental spaces

YOUR PROGRAM, YOUR SPACE



INSTRUCTIONS

This activity is to be completed by groups associated with a specific program or service at Britannia. Imagine your future program space. Feel free to include illustrations.

Program:

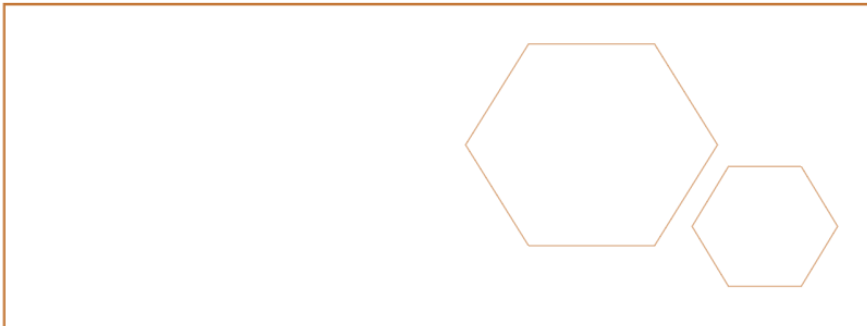
What is needed to accommodate your programs? (i.e., types of space, materials or tech)



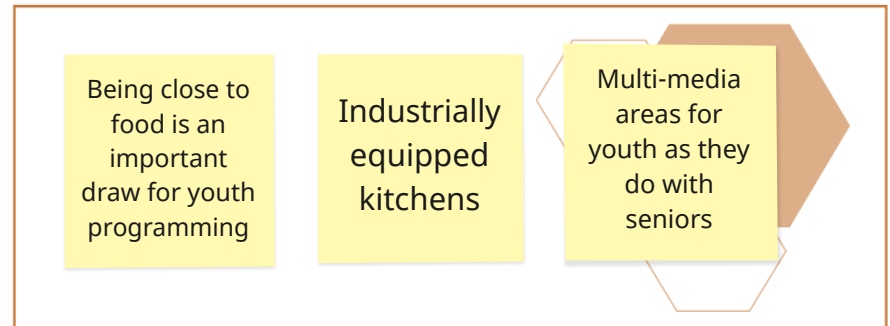
What spaces can be public? What spaces need to be private?



What can be shared with other programs? What needs to be dedicated?



What other activities / uses would enhance your programs if they were located close to yours?



Grandview Woodland Area Council
Listening Session
February 17th, 2021

Imagine a Future Britannia...



outdoor spaces

what we know

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How can these spaces help us respond to the new ways we interact and meet our social needs?

Timing of Phasing

Timing and phasing? We need accessible outdoor spaces now during pandemic

concern for length of time the entire process will take for redevelopment (specifically for outdoor spaces)

Wayfinding & Navigation

where you pay for activities should be close to where you are going (e.g. yoga payment close to yoga spaces)

no signage or way-finding on site to tell people how to get to different buildings

wayfinding important especially during phased development

e.g. St. Paul's hospital- lines painted on the floor for navigation

+1

Outdoor Spaces

meeting with friends safely outdoors (e.g. weather proofing, sheltered space)

heated outdoor spaces

indoor lounge area with transition to outdoor covered seating area

+1

seating for all times of the year

nooks for few people to sit- covered to be used year round

COVID has made people more dependent on outdoor spaces and more appreciative of them

Off-Leash Dog Space

outdoor (legal) off-leash dog space/parks for exercise

City could explore set times for off-leash spaces (more flexibility for dog owners) - Britannia site as pilot for this

+1

Flexible Programming

working well now- need more flexibility with bylaw enforcement

open and public space should be for everyone- not overly regulated in what can or can't happen

outdoor space should not be over programmed or prescribed - allow for different uses and flexibility

Green Space

how protected will the green space be that we're expected to gain?

Imagine a Future Britannia...



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Adequate Storage

need adequate storage spaces for programs and uses

overcrowded and not enough storage

Maintenance

staffing and maintenance are just as important as the building itself

Flexible Indoor Spaces

many different groups using indoor spaces- current indoor spaces do not allow for flexibility

e.g. rink room- smell, noise, hard to find

need different sizes of spaces and more availability to use spaces

temporary uses- enough meeting rooms (glue that holds community together)

+1

Transparency & Connectivity

ability to see activities going on inside certain spaces- raises interest

makes community members feel a part of programming- interactive and welcoming

flexibility & engaging spaces in between rooms

transparency & connectivity

flexible spaces that are connected- lounge/central spaces vs. admin vs. meeting rooms

Accessing Space

programming: shops and technical, mechanical, creative & art spaces (maker space)

+1

important to accommodate all of those uses

could we make use of the auditorium at Britannia?

maker spaces open longer or accessible at different times - need synergy between high school and community centre

+1

possible to use these other spaces- not a streamlined process for that

noise considerations for certain uses

using school board spaces in the interim would relieve pressure during redevelopment

Retrofitting

refurbishment or retrofitting over redevelopment

Site Edges

interaction on the site edges

Imagine a Future Britannia...



non-market housing

what we know

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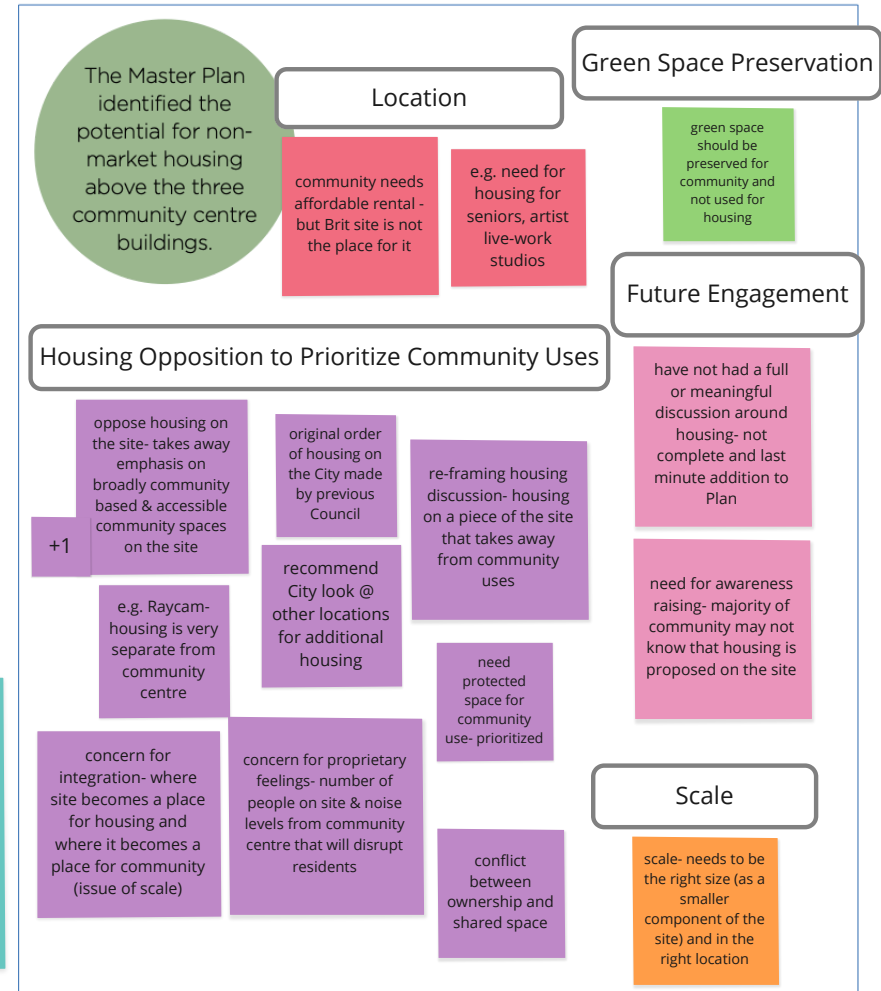
Housing Cost Concerns

concern for cost of housing construction

Strong concern about the idea of putting housing above wide span buildings.

This would include pool and rink buildings. It can be done, but according to architects in the master plan process, the cost is large and prohibitive

The City should consider putting non market housing in the viaduct lands, once they come down. This is preferable to putting housing on a community centre site



Britannia Child Care Listening Sessions
March 11th and 13th, 2021

**What aspects of the
Britannia vision and
values are most
important to you?**

The Vision for Britannia Renewal is to create a **welcoming and inclusive community place for reconciliation, social connection and development, learning, cultural exploration and expression, play, and recreation** - enhancing the life and well-being of all.

Take action on
reconciliation

Honour history and
culture

Be accessible,
welcoming and safe
for all

Support well being
and growth

Prioritize sharing
and caring

Optimize resilience
and sustainability

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all values
important and
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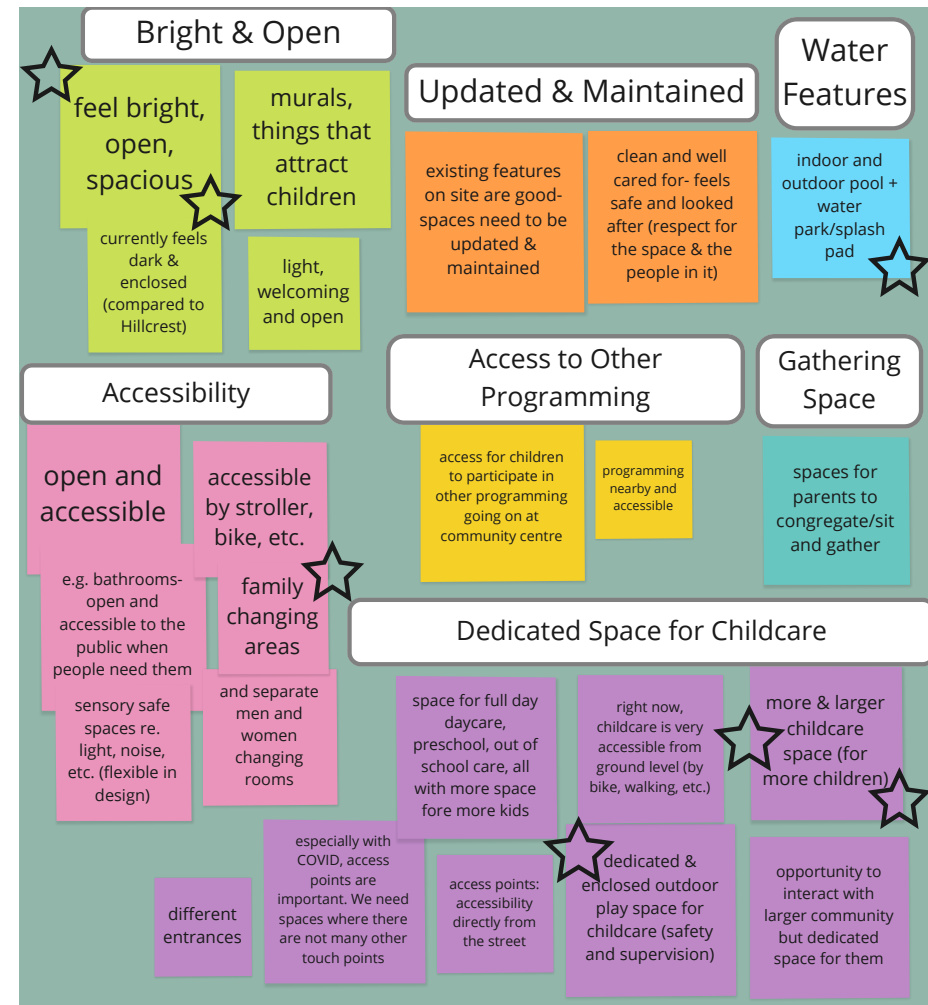
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What other activities/uses would enhance childcare programming if they were nearby?



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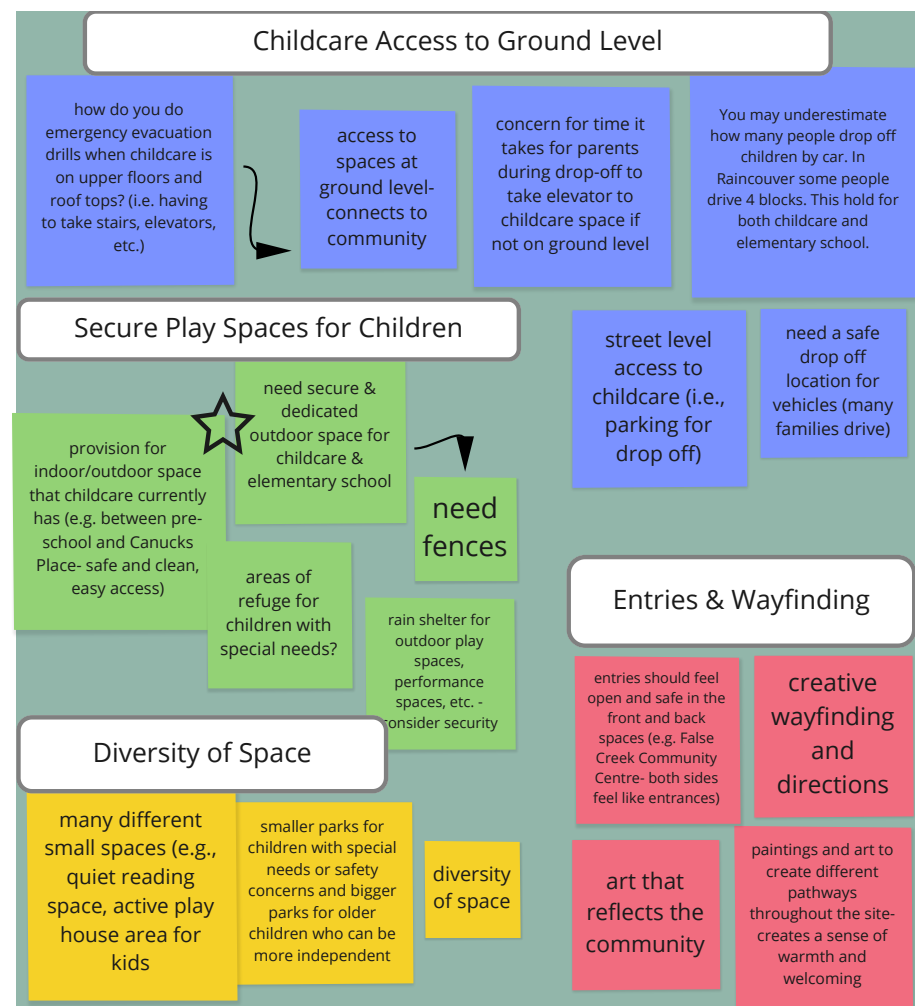
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Need for Additional Childcare Units

Britannia is unique because we have dedicated spaces for school aged children that is functional and separate than community centre

Here here... use the words "out of school care" "daycare" "after school care" so we can see them in the plan.

A pre-school space that evolved over 40+ years needs careful consideration if it is to be shifted to another space.

supporting children at all different stages of development when it comes to childcare (i.e. pre-teen programming or spaces?)

safe allocated space for out of school children (not part of the 69 spaces now proposed for childcare)

many families want childcare programming and don't have access to it (many on wait lists, etc.) - need MORE spaces for daycare, childcare, etc. on top of existing

when you are not mentioned or seen in the plan, you don't feel included in the plan- no mention of childcare need specifically (need a plan for the expansion of that)

provision for current number of existing spaces, resources, equipment, etc. (of the 138 child care spaces, do we know how many will be for the existing child care spaces (Preschool/ OSC))

Nearby Programs

distance between library and childcare centres/school-gyms and childcare centres need to be nearby

Water Amenities

splash park designed to be all-season

pool feels comfortable

Dog-Friendly

dog friendly spaces

Safety

safety in green and open space during night

safety through alleys and more narrow paths

lighting around track and field in the night time

nooks and crannies are fun to explore but hard to navigate (easy to get lost)

more open green space (as opposed to dense tree areas)

Accessible to Blading, Boarding, Biking

paved space for skateboarding, roller blading, biking, etc.

Canuck's Place

Plan for Canucks place?

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Gathering Spaces & Seating

informal gathering spaces outside (e.g. at playground-spaces for parents to sit and connect)

seating areas near play spaces, near washrooms

flexible seating options (e.g. stairs, rocks)

various spaces: under cover, shady & open, sunny spaces

need more spaces with shade

Integrated & Connected Spaces for Everyone

integrated and shared spaces that are connected (e.g. skate park is removed and feels only for the "big kids")

mix and encourage more interactions

Natural Features

NATURAL aspects: important for the kids to feel the grass under their feet, dig in dirt, many trees around

access to gardens (incorporated into childcare learning and nearby dedicated space)

the sandbox!

Dedicated Outdoor Spaces For Children

spaces with water features for kids

with changing rooms nearby

adventure playground, sliding pools, zipline

dedicated outdoor spaces for childcare

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Larger and More Play Areas

in the plan, there is not a playground similar to the existing elementary play ground

needs larger play areas for elementary school (direct stakeholders in the project)

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non-market housing

what we know

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Access to Services & Support

fear is that when there are more people involved, there are more children taken into care when they don't need to be

supports and services in place for housing (e.g., community kitchens, community REC centre, maker spaces for music and art)

access to services and programs that community centre offers

Concern for Overcrowding

concern about density by putting so much in one building/area- need to be more spread out

+ housing- a lot to put all uses together

Covered Outdoor Space

Private Outdoor space for those housed



Covered outdoor space for unhoused people.

Diversity of Need

housing needs range from every age- youth transitioning out of care, low income middle class (in health and for the school/community centre), seniors, LGBTQTS, women or men escaping abuse, single parent households, BIPOC

need for MORE housing for many different groups + mix of housing (seniors)

non-market housing on site should be dedicated to seniors and people with disabilities

Defining Affordable

how will affordability be defined and ensured?

affordability for families

★ 3 bedroom under 2k

Site Integration

dignity of community and people of low income is enhanced by living in a diverse mixed community (not all non market housing together)- market subsidizing non-market rentals

housing works better when it is integrated and now segregated into different areas for different people

don't want two separate doors for market vs. non-market > need to create a feeling of belonging