





5

IMPLEMENTATION

A LONG TERM PERSPECTIVE

As the City moves forward with implementing the Legacy Plan, the four key things to be considered:

It is a long term vision – Garden City Lands is unique in its size, City Centre location and site features. The Lands will be for future generations to enjoy and to actively participate in how it unfolds and is programmed over the years.

It has to be adaptable and flexible – A long term perspective that keeps true to the Vision and Guiding Principles, allows for a plan to be flexible and adapt to changes. For instance, “What are best practices of the future? What will our community needs be? What will agriculture look like in the future? How will climate change impact our environment? How do we balance the farm practices with the long term sustainability of the bog wetland?”

It will require an ongoing relationship with Agricultural Land Commission – An overall Concept Plan for Garden City Lands will help the ALC understand the rationale and relationship between different site elements that may ‘push the envelope’ while respecting the ALR. Finding the right balance of amenities, conservation, and programs that best serves the community will require ongoing discussion.

Tread lightly and develop slowly. Nature is a complex system. A Concept Plan will provide a framework for development of the Lands by identifying the different land use areas. However, understanding the hydrology regime is critical and will require further study and ongoing monitoring.



IMPLEMENTATION & ACTIONS TIMELINE

The Garden City Lands Legacy Landscape Plan implementation is divided into the four Land Use Framework themes. The directives that have been identified for each of these land uses are listed below together with actions and a proposed timeline.

URBAN AGRICULTURE (UA)

OUTCOME: Garden City Lands will be a showcase for innovative and sustainable agriculture practices within a public park setting

Land Use Directives	Actions	Timeline
UA1 Establish community partnerships and stewardship on the Lands.	Research into potential partners for the Lands starting with the proposal from Kwantlen Polytechnic University.	Ongoing
UA2 Showcase agro-ecology best practices and provide opportunities to take the classroom outside through encouraging research and innovative practices.	Establish licencing agreement terms outlining guidelines and expectations for farming on the Lands.	2015
UA3 Develop a wide range of opportunities for individuals, groups, and non-profit organizations to participate in crop cultivation, gardening, education, access to local food, and special events to ensure community and social benefits.	Establish temporary community gardens Work with educational institutions and volunteer non-profit groups to provide education classes on-site. Host special events on the site to bring awareness to the Lands.	2016
UA4 One farm, multiple farmers - Promote a collaborative and sustainable approach to active farming, gardening and environmental stewardship of the Lands.	Establish a Farm Management Strategy.	2015
UA5 Ensure sustainable farming by establishing sources of water for irrigation while ensuring minimal impact on the natural bog hydrology.	Undertake hydrology studies and install water monitoring equipment as the first priority. Establish a Water Management Strategy and Implementation Plan for the farm and garden uses. Undertake detailed design and engineering for water management and water utility funding strategy.	2014-2016

NATURAL ENVIRONMENT (NE)

OUTCOME: A highly valued, biologically diverse and resilient natural environment that respects the inherent ecology of the Lands and is a vital contribution to the City's overall Ecological Network and community health.

Land Use Directives	Actions	Timeline
NE1 Manage the whole site as one. Recognize that it is a system. As uses are integrated into the long vacated site, decision-making must fully consider the impacts on all parts of the system and be adaptable.	Seek Council approval of the overall land-use framework and Legacy Landscape Plan as a guide for future development. Continue discussions with the Agricultural Land Commission. Establish an interdepartmental city staff committee to advise and monitor activities on the lands.	2014
NE2 Increase biodiversity by protecting and enhancing the ecologically valuable areas and carefully introducing new plants and wildlife habitat.	Regrade and plant trees on the disturbed mound area in the north-west corner of the Lands. Selectively allow natural succession to occur along the edges and in small pockets within the site.	2016
NE3 Protect critical ecological habitats and functions on the Lands.	Develop a Natural Resource Management Plan to confirm the critical ecological values; set goals; and establish best practices.	2015
NE4 Monitor and ensure that the watertable levels are maintained and managed to preserve the critical bog eco-systems.	Develop and implement a comprehensive Hydrology and Water Management Strategy for the whole site that includes the Farm Water Management Strategy.	2014-2015
NE5 Promote and enhance the Ecological Network connections to the existing and proposed green infrastructure services in the surrounding urban areas and to the Department of Defence Lands and Richmond Nature Park Ecological Hub.	Work with the Department of Defence as opportunities arise to ensure that critical habitat is preserved to maintain an ecological connection to the Nature Park. Investigate the feasibility of incorporating a geo-exchange field in the disturbed mound area along Alderbridge Way and/or in the Community Hub for the purpose of providing renewable energy for future phases of the Alexandra District Energy Utility. Establish street trees in the Alexandra area and incorporate ecological benefits in the development of West Cambie Park.	Ongoing
NE6 Work with others and foster environmental stewardship and partnerships to provide expertise, ideas, volunteerism, potential financial assistance, and sense of ownership	Continue to work with experts in the field such as the Burns Bog Scientific Advisory Panel and the Agricultural Land Commission.	Ongoing
NE7 Make nature accessible and connect people to the Lands. Provide opportunities to appreciate the beauty of nature, the quietness in the middle of the site, the views to the mountains, and experience the health and wellness benefits of being outdoors.	Construct trails and a viewing platform in the middle of the site as a priority.	2015-2017

COMMUNITY WELLNESS AND ACTIVE LIVING (CWAL)

Outcome: An accessible, safe and appealing public open space that promotes healthy lifestyles and community cohesiveness through a unique richness of adaptable social, environmental, agricultural and recreational amenities and programs.

Land Use Directives	Actions	Timeline
CWAL1 Establish a unique site that is complementary and adds to the diversity of parks and open spaces system within the City.	Council approve the Legacy Landscape Plan as the guide to future development of the site. Develop detailed design plans for implementation.	2014
CWAL2 Integrate an overarching theme of sustainability that specifically promotes healthy lifestyles and ecologically integrated site development and programs.	Establish education classes, recreational programs, and interpretation signage that promotes healthy lifestyles. Establish a farmers market for access to locally grown food.	2015-2016
CWAL3 Promote a culture of walking and cycling by establishing safe and clear pedestrian connections to the surrounding neighbourhoods and a hierarchy of trail within the site.	Construct signalized cross-walks on Alderbridge Way to connect to the Alexandra area. Construct a perimeter trail. Construct boardwalks and trails once the hydrology regime and critical habitats are documented.	2016
CWAL4 Provide a vibrant Community Hub/Farm Centre that acts as a magnet for community gatherings, a place of education and discovery, and provides basic park infrastructure.	Establish the area of the Community hub with initial uses and work towards a long-term potential Sustainability Centre.	2015
CWAL5 Minimize building footprint on the Land and encourage multi-functional and innovative buildings forms concentrated in the Community Hub/Farm Centre area.	Work with the design community to establish a campus of innovative building forms as potential temporary buildings. Investigate the need for a park caretaker and/or farmers residence on the site.	Ongoing
CWAL6 Provide flexible and adaptable spaces and programs that can respond to community needs and the evolving understanding about the bog ecological functions and agricultural viability.	Establish and preserve 8 acres of the Lands within the Community Hub and Mound areas for flexible field space.	2014
CWAL7 Create a sense of a sanctuary - an escape from the city hustle and bustle of the surrounding roadways and urban densification of buildings and uses	Carefully design and construct a trail into the middle of the site and build a platform and viewing tower.	2015

CULTURAL LANDSCAPE – PLACEMAKING (CLP)

OUTCOME: A rich and vibrant place with a distinct identity that reflects and highlights the unique characteristics of the site and generates fond memories, community pride, and a deep appreciation of the agricultural and ecological values of the Lands.

Land Use Directives	Actions	Timeline
CLP1 Create a distinct design and character into the park features and programs that respects and reflects the unique landscape and history of the lands.	Design an unique suite of landscape and custom site furnishings for implementation in the Lands.	2015 + Ongoing
CLP2 Provide a comprehensive interpretation program to increase visitors understanding of the heritage bog landscape, issues of sustainability, urban agriculture and healthy lifestyle choices.	Develop an interpretation plan that is implemented as the site opens up for public use. Establish preliminary signage at the existing driveway off of Garden City Lands to increase the public awareness of the Land history and values.	2015-2016
CLP3 Establish signature eco-art sustainable landscape, agriculture and food based festivals that make the Lands a community and tourism destination.	Investigate different existing programs/festivals that could be expanded to the Lands. Look for partners to develop and establish new festivals unique to Richmond.	Ongoing
CLP4 Celebrate the seasons with purposeful and intentional plantings, programs, and festivals.	Work with partners and/or city staff to intentionally plant for seasonal colours in selected areas.	2016
CLP5 Engage the community's creativity and ideas in the ongoing planning, programming, and implementation of a variety of projects.	Identify opportunities during the different stages of development for ongoing public input through ideas and/or hands on projects.	Ongoing
CLP6 Connect and be an extension of the future Lansdowne Road ceremonial and 'outdoor gallery' public art program.	Develop a design for the terminus/entry at Lansdowne Road. Establish programs and art features that support the Lansdowne outdoor gallery theme.	2018 + Ongoing

MONITORING

The Legacy Landscape Plan is designed to guide City actions, departmental work programs and budgets as well as the efforts of potential partners.

A monitoring framework and indicators will be developed in the future as part of a more detailed action plan that will be formed once the Water Management and Natural Resource Management strategies are completed.