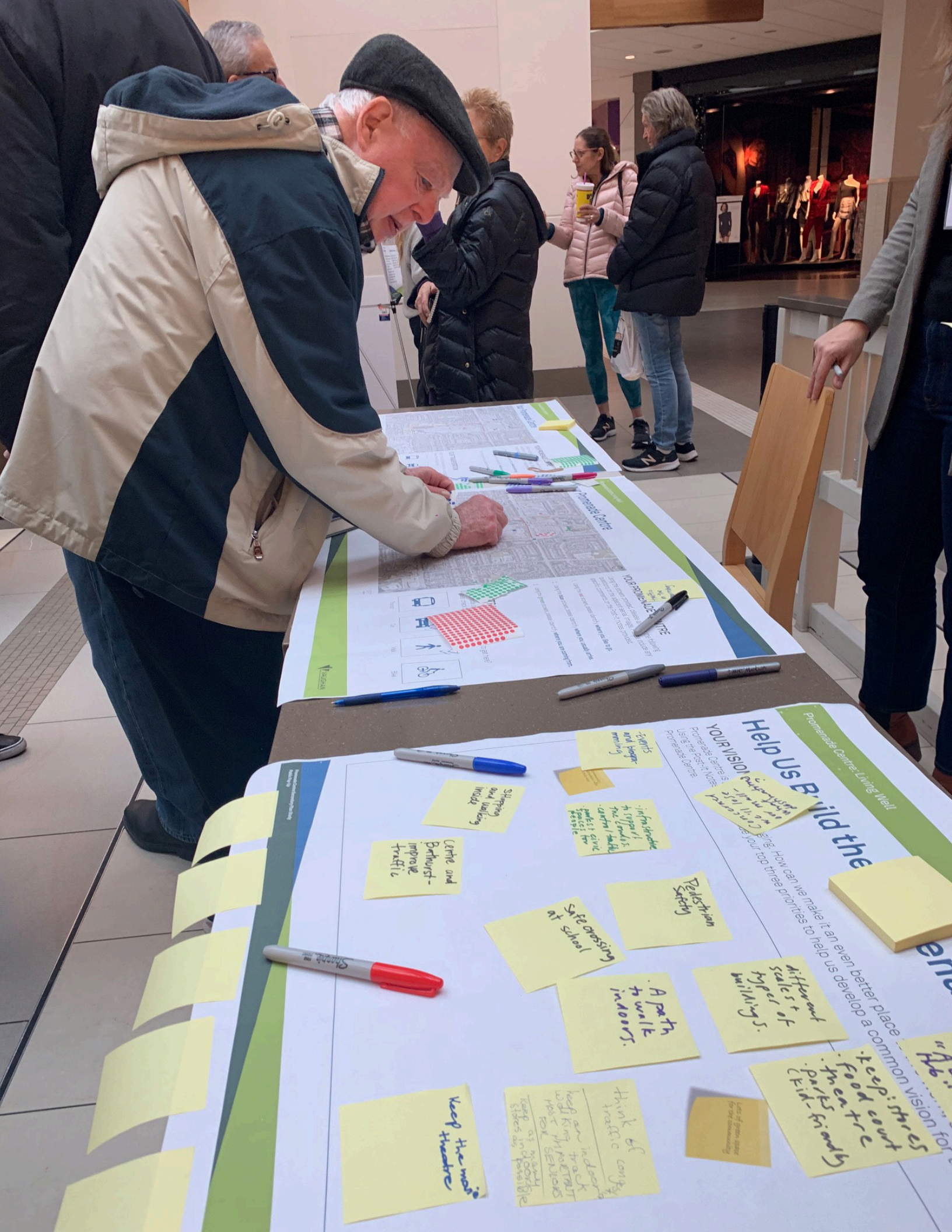


Promenade Centre Secondary Plan Study
Phase 1 Consultation Summary

January 15, 2020



Promenade Centre

Independent Living

1. Make sure you can get to the centre easily.

2. Make sure you can get to the centre safely.

3. Make sure you can get to the centre on time.

4. Make sure you can get to the centre with your dog.

5. Make sure you can get to the centre with your shopping.

6. Make sure you can get to the centre with your children.

7. Make sure you can get to the centre with your friends.

8. Make sure you can get to the centre with your pet.

9. Make sure you can get to the centre with your car.

10. Make sure you can get to the centre with your bicycle.

11. Make sure you can get to the centre with your wheelchair.

12. Make sure you can get to the centre with your walking stick.

13. Make sure you can get to the centre with your hearing aid.

14. Make sure you can get to the centre with your glasses.

15. Make sure you can get to the centre with your contact lenses.

16. Make sure you can get to the centre with your dentures.

17. Make sure you can get to the centre with your hearing aid.

18. Make sure you can get to the centre with your glasses.

19. Make sure you can get to the centre with your contact lenses.

20. Make sure you can get to the centre with your dentures.

Promenade Centre - Living Well

Help Us Build the Promenade Centre

YOUR VISUAL IMPRESSIONS

How can we make it an even better place to help us develop a common vision for the future?

Rank your top three priorities to help us develop a common vision for the future.

1. Safety

2. Accessibility

3. Community

4. Environment

5. Services

6. Facilities

7. Amenities

8. Appearance

9. Security

10. Sustainability

11. Inclusivity

12. Flexibility

13. Comfort

14. Convenience

15. Quality

16. Value

17. Variety

18. Reliability

19. Consistency

20. Clarity

21. Simplicity

22. Transparency

23. Accountability

24. Integrity

25. Honesty

26. Fairness

27. Equality

28. Justice

29. Respect

30. Dignity

31. Privacy

32. Confidentiality

33. Security

34. Protection

35. Safety

36. Health

37. Well-being

38. Happiness

39. Satisfaction

40. Fulfillment

41. Purpose

42. Meaning

43. Connection

44. Community

45. Belonging

46. Support

47. Encouragement

48. Inspiration

49. Motivation

50. Empowerment

51. Confidence

52. Self-esteem

53. Self-worth

54. Self-respect

55. Self-love

56. Self-care

57. Self-improvement

58. Personal growth

59. Learning

60. Creativity

61. Innovation

62. Leadership

63. Teamwork

64. Collaboration

65. Partnership

66. Alliance

67. Coalition

68. Network

69. Relationship

70. Connection

71. Bond

72. Link

73. Tie

74. Thread

75. Strand

76. Fiber

77. Thread

78. Strand

79. Fiber

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Centre and
Parkhurst -
improve
traffic

Slipping
and falling
incidents

improve
the layout
central hall
make it
easier for
people

Safe crossing
at school

Delishious
Seamless

A path
to walk
indoors.

Withstand
sales &
milling.

Keep stores
Food court
Theatre
Kid-friendly

Keep the noise
low

Think of energy
traffic of energy
keep an track
keep an track
keep an track
keep an track
keep an track
keep an track
keep an track
keep an track
keep an track

Make it
easier for
people
to get
to the
centre

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Figure 1: Promenade Mall Secondary Plan and Comprehensive Transportation Study Area and Context

1.0 Introduction

The Phase 1 Consultation Summary has been prepared to summarize the feedback received at consultation events that were held throughout Phase 1 of the Promenade Centre Secondary Plan Study (the Study).

The Secondary Plan will establish a planning framework that will guide future development of the Study Area. The Study Area (see Figure 1) currently includes the Promenade Mall Lands, high-rise residential, commercial, and institutional buildings, a woodlot, a public park, and the Promenade Transit Terminal, which is served by York Region Transit (YRT) and Toronto Transit Commission (TTC) bus routes.

The purpose of the Phase 1 consultation was to inform participants about the Study and its process. It also provided an opportunity for participants to share their vision for the future of the community and the Study Area, as well as provide feedback on the types of land uses, transportation, and open space improvements that they would like to see in the Study Area. The sessions enabled participants to provide their feedback and communicate their local knowledge and expertise for the Project Team to incorporate into the Study.

Four events were held as part of the Phase 1 consultation. The first event held was a Technical Advisory Committee meeting, which included participants from different departments within the City of Vaughan, York Region, and the Toronto Region Conservation Authority. The second event was a Landowners Group meeting held with those who own land within the Study Area, as well as their representatives. The third event was a Public Open House held at Vaughan City Hall. The fourth event was a Pop-Up Consultation session held at Promenade Mall.

Descriptions of the events and summaries of the feedback received are discussed in the following sections:

- Section 2.0 Technical Advisory Committee Meeting
- Section 3.0 Landowners Group Meeting
- Section 4.0 Public Open House 1
- Section 5.0 Pop Up Consultation

2.0 Technical Advisory Committee Meeting

The Technical Advisory Committee (TAC) Meeting was held on Friday, September 27, 2019 between 9:30 and 11:30 am. The meeting consisted of a presentation as well as a workshop.

Presentation

The presentation was given by Liz Howson of Macaulay Shiomi Howson Ltd. (MSH), who is the Consultant Team lead. The presentation outlined the following topics:

- project work program;
- the location and physical context of the Study Area; and
- an overview of the findings of the initial background studies.

Following the presentation, the Consultant Team answered questions and discussed the initial background studies with the TAC. Questions included inquiries about future of the Promenade Mall property, and the intention of York Region Transit to keep operating the Promenade Terminal.

Question Period

Questions received following the presentation are provided below. Responses from the City and Consultant Team are noted in *italics*.

- What are the mall owners' intentions for the life expectancy of the mall? How do we deal with it in the interim? *The mall owners have prepared a Comprehensive Plan and will evaluate how the mall should change over time. Public feedback has indicated that people are happy to keep the mall. It is to be determined whether the current shopping format is kept or re-accommodated over time. If the mall does not remain in its current form, current shopping will need to be considered and a new destination for all ages and abilities will be needed.*
- Why is the current transit frequency not considered enough? What would be adequate? *At this stage in the plan, the study team cannot*

make recommendations about what would be adequate transit frequency, however HDR may make recommendations later in the process. There is a general need to improve the capacity and frequency of transit, which will come with introduction of the bus rapid transit (BRT). BRT will also increase the transit mode share.

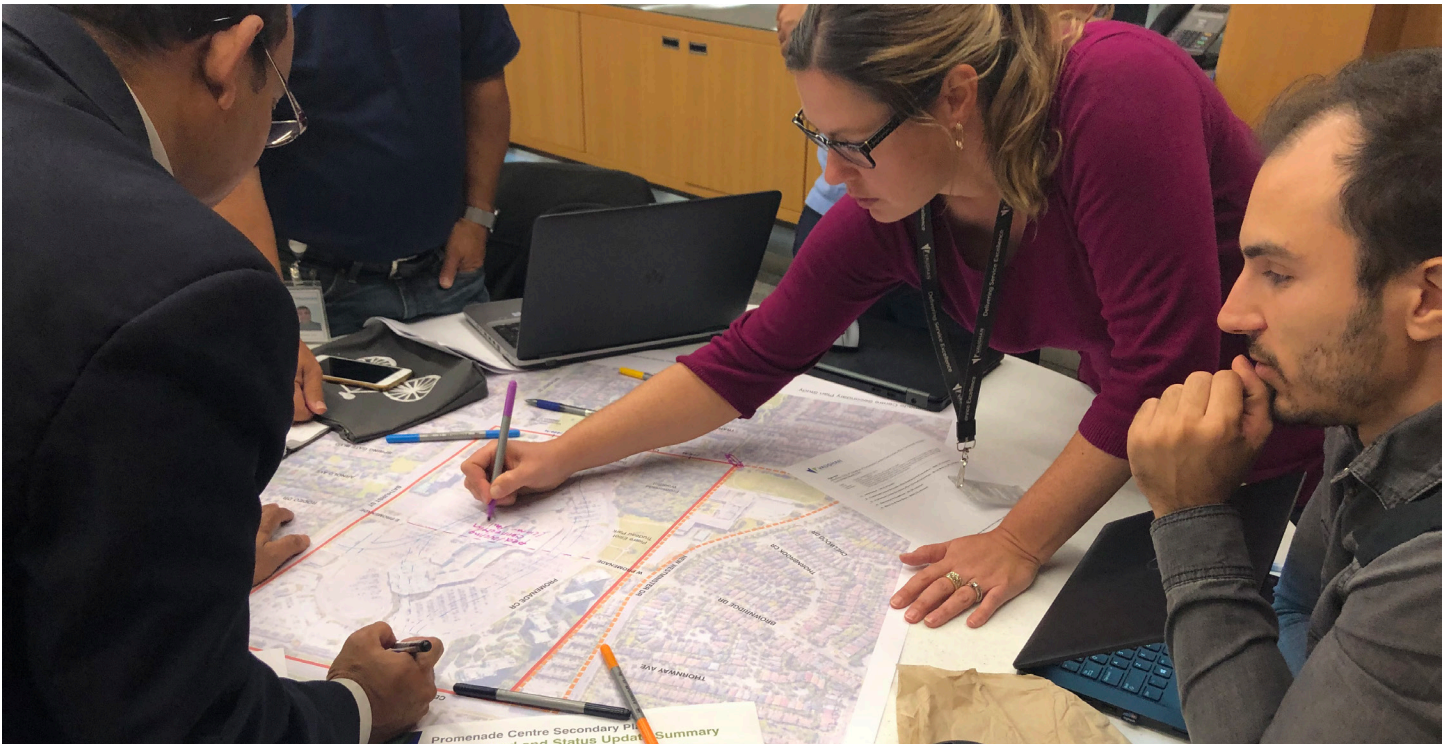
- Who is coming to Promenade Centre (local vs regional) in relation to transportation and draw? *Using cellular data, the consultants found the largest sample comes from the 20-minute drive time. If the enclosed nature of the mall is lost, it will lose the regional draw and take on more of a local function, serving mainly surrounding neighbourhoods. Promenade will also lose draw to other Regional Centres if it is no longer an enclosed mall.*

Workshop

Following the question period, a workshop was held with the TAC, a visioning workshop was held where members sat in four table groups of five to seven people and were led by the Consultant Team through a series of questions. Participants were provided with a large flip chart to take notes on, as well as an aerial photograph showing the Study Area Boundary. The workshop was an opportunity to share ideas and develop an initial vision for the Promenade Centre Study Area.

The following questions were asked as a part of the workshop:

1. What are the characteristics of Promenade Centre as a Complete Community?
2. How do we plan for Promenade Centre in the short and the long term?
3. How can Promenade Centre accommodate walking, cycling, transit, and car travel?
4. How can the public realm support a healthy place to live, work, and play?



Workshop in progress at Technical Advisory Committee Meeting

5. How can Promenade Centre connect and transition to the surrounding neighbourhood through built form and massing ?

Community, Promenade Centre should be integrated and able to accommodate a diverse demographic mix, including people from mixed income groups and multiple age groups.

Workshop Findings and Feedback

Following the workshop, each table had a representative ‘report back’ to the larger group with a summary of their findings. All drawings developed as part of the workshop can be found on page 9.

Question 1 asked the participants to discuss the characteristics of a Complete Community at Promenade Centre.

- Table 1 noted that Promenade Centre should be a safe, sustainable community with year-round connectivity that allows people to live, work, play and gather.
- Table 2 noted that Promenade Centre should be a connected, mixed-use community that adapts over time to meet the needs of users.
- Table 3 believed that Promenade Centre should have a mix of uses, improved connectivity and accessibility, and a diverse range of housing types and tenure.
- Table 4 noted that to build a Complete

Question 2, which focused on planning in the short and long term, received responses both in writing and drawing on the aerial photograph from the groups.

- Table 1 suggested a residential and mixed-use street in Phase 1 and placing a high priority on north-south and east-west connections. It was suggested that over the long term, gaps are filled in to make connections across the site to connect communities and surrounding neighbourhoods.
- Table 2 suggested phasing should consider residential and mixed use development, as well as address parking supply and demand to meet objectives for modal splits for various modes of transportation. It was suggested that public facilities should be provided as development advances and that the transit terminal may accommodate development in future phases.
- Table 3 proposed that in the short term, lands are protected for north-south and east-west connections, and that in the long term these connections are implemented.

- Table 4 indicated that existing amenities such as the shopping centre and associated gathering spaces should be maintained but in a new form, and should be provided throughout the development of Promenade Centre. Table 4 also noted that short term decisions should not preclude long term plans.

Question 3 prompted participants to consider the future transportation network and connections through Promenade Centre. Similar to Question 2, responses were provided both in writing and through drawing on the aerial photograph.

- Table 1 proposed a north-south flex street that encourages walking, as well as a clear, dedicated route for trucks to access the area.
- Table 2 suggested that roads should prioritize cycling, and that connections should be created that circle the mall and future residential uses. A central pedestrian connection running from east to west through the current Promenade Mall was suggested, as well as preserving the existing ring road.
- Table 3 proposed a modified grid network across and through the site.
- Table 4 suggested that the street network focus on connections and access to the surrounding transportation network, and be active transportation focused. They also noted that there should be flex streets with multiple connections to transit.

Question 4 prompted responses on Open Space and Parkland, and received the following feedback in writing:

- Table 1 proposed expanding Pierre Elliot Trudeau Park, adding green space to corners and entrances of the Study Area, and to the transit terminal.
- Table 2 also proposed expanding Pierre Elliot Trudeau Park, and noted that the ring road could be re-aligned to accommodate the larger park. Pedestrian connections to parks and amenities

outside the Study Area were also suggested.

- Table 3 proposed small parkettes throughout Promenade Centre, with a larger public plaza at the northern part of the Study Area.
- Table 4 suggested that parks and open space be the focal point of new development, including a continuous linear park across the site, an expansion of Pierre Elliot Trudeau Park, and smaller open spaces that include rooftop spaces and playgrounds.

Question 5 focused on built form, massing, and transitions, and received the following responses:

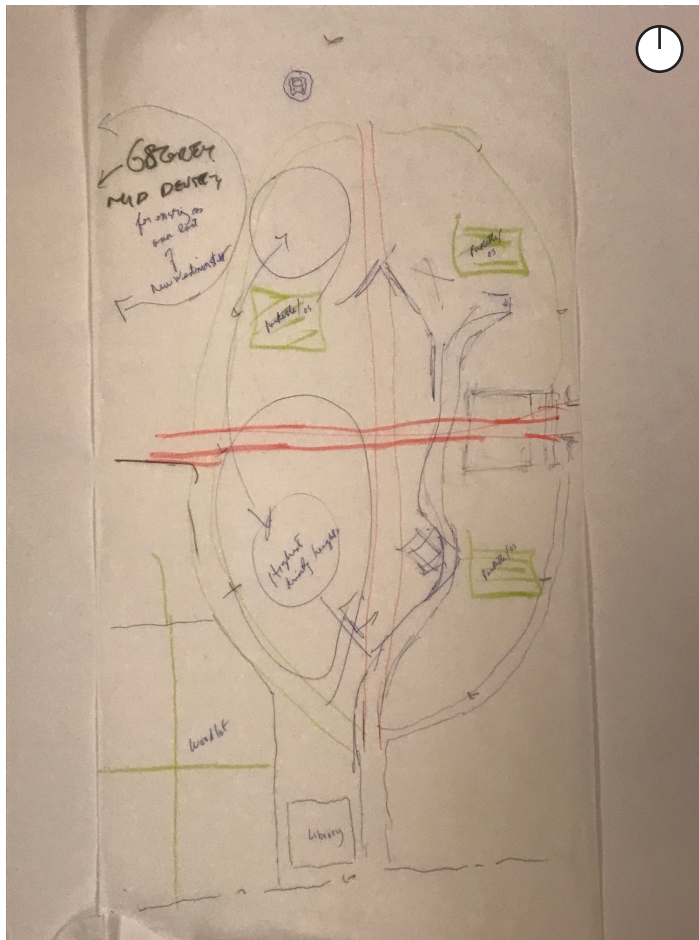
- Table 1 suggested that the tallest buildings be located at Centre Street and Bathurst Street, close to transit, and that medium- and low-rise development should be located along Bathurst. Table 1 indicated that the highest density should be located on the northern portion of the Study Area and should transition to lower density at the southern portion of the Study Area.
- Table 2 proposed building heights of 8-12 stories along Bathurst Street, with the highest built form being located internal to the plan area.
- Table 3 proposed mid-rise density at the western limit of the Study Area, with taller buildings in the remainder of the area.
- Table 4 suggested that there be appropriate massing and transitions from existing low-rise on the periphery of the Study Area, with step-backs on buildings adjacent to low-rise residential and major roads.



TAC Table 1 - Sketch of Promenade Centre



TAC Table 2 - Sketch of Promenade Centre



TAC Table 3 - Sketch of Promenade Centre



TAC Table 4 - Sketch of Promenade Centre

2.0 Landowners Group Meeting

The Landowners Group Meeting was held on Friday, September 27, 2019 between 2:00 and 4:00 pm. The meeting consisted of a presentation as well as a workshop. The Landowners Group Meeting presentation and workshop materials contained generally the same content as the Technical Advisory Committee meeting materials. Approximately 16 participants attended the Landowners Group Meeting.

Question Period

Feedback from the Landowners Group Meeting was primarily received in the form of questions for the Consultant Team as well as drawing materials developed through the workshop.

Questions and feedback received following the presentation are provided below. Responses from the City and Consultant Team are marked in *italics*.

- What is the plan for the Transit Hub? Will it remain functioning? Will it move? *The transit hub is intended to remain functioning by YRT and TTC for the foreseeable future.*
- The presentation discusses a grid network of streets for the Study Area. Does this imply that the mall structure will be demolished? *The study is considering various phasing options for the future of the mall. A modified grid network of streets may be able to accommodate the existing mall structure.*
- The tone of the presentation assumes that the mall structure may go. Currently, Promenade Mall has leases in effect until 2041 so this is a concern.
- View corridors will be very important to maintain the retail functionality of the mall.
- Consideration of phasing should be a very important aspect of the Secondary Plan Study as this impacts the existing and future functionality of Promenade Centre.

- Promenade Ltd. Partnership has prepared a master plan for the mall site and would like the City and Consultant Team to consider the document as background to the Study.

Workshop

Following the question period, a workshop was held with the Landowners Group, where members sat in two table groups of four to seven people and were led by the Consultant Team through a series of questions. Participants were provided with a large flip chart to take notes on, as well as an aerial photograph showing the Study Area Boundary.

The following questions were asked as a part of the workshop:

1. What are the characteristics of Promenade Centre as a Complete Community?
2. How do we plan for Promenade Centre in the short and the long term?
3. How can Promenade Centre accommodate walking, cycling, transit, and car travel?
4. How can the public realm support a healthy place to live, work, and play?
5. How can Promenade Centre connect and transition to the surrounding neighbourhood through built form and massing ?

The drawings developed for the workshop portion of the Landowners Group Meeting can be found on the following page. Given the informal nature of the workshop, participants did not summarize or report back on their findings.



Landowners Group Table 1 - Sketch of Promenade Centre



Landowners Group Table 2 - Sketch of Promenade Centre

3.0 Public Open House #1

A Public Open House Visioning Summit and Workshop was held at Vaughan City Hall on October 30, 2019 between 6:00-8:45 pm. The Public Open House consisted of the following components:

- Viewing of display panels
- “Rapid Fire” Post-It note visioning session
- Presentation by the Consultant Team
- Visioning workshop

Approximately 40 people attended the Public Open House.

Display Panels

24 display panels were prepared by the Consultant Team and City staff. The display panels contained information about the Secondary Plan Study process; key themes of the Study including Placemaking, Complete Communities, and Connectivity and Mobility; the Study Area and its development context; and challenges and opportunities within the Study Area. The display panels also presented summaries of the various Background Study materials, including the Comprehensive Transportation Study Background Transportation Review, the Case Studies and Best Practices Review, and the Commercial Use Assessment.

Members from the Consultant Team as well as City staff were available to discuss the display panel materials and answer individual questions for the first half hour of the Public Open House.

Rapid Fire Visioning Session

Following the viewing of display panels and prior to the presentation by the Consultant Team, a ‘rapid fire’ visioning exercise was held. Participants were asked to provide their top three priorities for the future of Promenade Centre on post-it notes, which were then collected and summarized to the attendees following the presentation. Priorities included:

- The desire for a strong transportation system that provides effective and affordable transit, safe and easy pedestrian connections, and minimal traffic congestion
- Provision of green open spaces for walking and gathering that feature trees and benches for seating
- Ensuring that retail and entertainment uses remain a focus of Promenade Centre
- Concerns about density adding congestion to the area
- Concerns about construction activity and its impacts such as dust and debris

Presentation

Following the collection of attendee’s post-it notes, a presentation was given by Liz Howson, the Consultant Team project manager. The presentation covered the following topics:

- information about the Secondary Plan Study process and work program;
- planning and policy context;
- transportation policy context;
- the location and physical context of the Study Area; and,
- an overview of the findings of the initial background studies.

Visioning Workshop

Following the presentation, participants were invited to participate in a workshop to help develop a vision and provide insight on their lived experiences in and around Promenade Centre.

Approximately 30 participants remained after the presentation to participate in the workshop. The workshop divided the participants into groups of between five to ten people seated at individual tables. Each table was provided with a worksheet that included an aerial photograph as well as three questions:

1. What are the characteristics of Promenade Centre as a 'Complete Community' in both the short- and long-term?
2. How can Promenade Centre accommodate walking, cycling, transit and car travel? How can the public realm support a healthy place to live, work and play?
3. How can Promenade Centre integrate with the surrounding area to complement and enhance the existing thriving community?

Participants were asked to assign a note taker for the table, discuss the questions as a group, and provide their input in writing or by drawing on the worksheet. Members of the Consultant Team and City staff circulated through the room to assist participants in the exercise and respond to questions.

Workshop Findings and Feedback

Following the workshop, each table presented a summary of their discussion to the larger group. The following summarizes themes and topics reported back following the workshop:

Importance of retail, restaurant, and entertainment function of the mall. Participants noted that Promenade Mall serves an important role in the community as a place for socializing, walking, gathering, and entertainment. Participants expressed the desire for this function to be maintained as Promenade Centre develops over time.

Provision of adequate transit services will be key to ensuring the future functionality of Promenade Centre. Participants felt that the Study Area is currently under serviced by transit, and expressed the desire for additional transit connectivity and service hours. Participants also noted that providing transit will be increasingly important if the community becomes more dense, noting that this will help relieve potential vehicular traffic related to increased density.

Pedestrian safety - currently and in the future, is a concern. Many participants noted concerns about current pedestrian safety in the Study Area, remarking that they currently do not feel safe walking in and around the Study Area. They suggested that improvements should be made to provide clear and easy paths of access to and from Promenade Mall from existing condominiums, and in all directions to and across the Study Area.

While pedestrian and bicycle transportation infrastructure should be considered, impacts and improvement to vehicular traffic, access, and parking are important. There were some participants concerned about the impact of increased density on both traffic and parking in the area. They noted that underground parking could help alleviate parking concerns, and suggested that Bathurst Street and Clark Avenue West be widened to handle additional traffic.

Changes in the road network should not include private condominium roads. In addition to concerns regarding traffic, participants were concerned about Promenade Circle and future roads that may be private. They noted that currently maintenance and upkeep is a concern and do not wish to have the problem compounded by additional private roads.

“Aging in place” and the senior demographic of the community should be considered when developing future land uses and connectivity across the site. Participants noted that many seniors reside in the existing condominium communities in the Study Area. Given the demographic make-up of the Study Area, participants suggested considering providing medical centres and community centres. They also noted that new development and improvements should be accessible and safe for an aging population.

Outdoor spaces will be important to make the community vibrant and livable, however indoor spaces to gather are also important. Participants expressed a desire for outdoor gathering spaces, shopping and patios. Features such as skating rinks, fountains, and splash pads were desired to provide additional recreation in the area. Some participants suggested partnerships between the City and private developers to create an open space network. Being outside is only possible for 6 months of the year, so indoor space needs to be retained.

It is important that new development considers sustainability. Participants expressed a desire to see new development consider sustainable technologies to mitigate concerns such as the urban heat island effect.

There are concerns regarding the Secondary Plan process proceeding while development applications have been approved. Some participants believed that a Secondary Plan Study should have been completed prior to the approval of development applications within the Study Area.

A mix of high and low density and built form transitions are important. Participants expressed a desire to ensure there is a balance between high and low density buildings, noting that there should be transitions in building heights particularly to existing neighbourhoods. They also noted concerns regarding the timing of construction, and associated environmental impacts that construction might have.



The Consultant Team and City staff were available to answer questions while participants viewed display panels at the Public Open House



Consultant Presentation at the Public Open House

4.0 Pop-Up Consultation

On November 18, 2019 between 11:00 am - 2:00 pm, the Consultant Team and members of City staff held a Pop-Up Consultation session at Promenade Mall. The goal of the Pop-Up Consultation was to increase awareness of the Secondary Plan Study, and gain input and feedback from those who may not have been able to attend the Public Open House.

The Pop-Up Consultation contained display boards that provided information on the Secondary Plan Study, as well as worksheets that allowed participants to quickly provide input on their vision for Promenade Centre, and to describe how they currently use and get around Promenade Centre.

It is estimated that at least 100 people were engaged as part of the Pop-Up Consultation.

Findings and Feedback

In discussions and through the worksheets, the Consultant Team asked participants for input on the vision for Promenade Centre. Images of the worksheets with feedback can be found on pages 18 and 19. The following summarizes the input received throughout the course of the consultation.

The mall is an important place for people to gather, socialize, and walk.

A very large number of participants noted that Promenade Mall serves social and health functions in their lives as a place for walking and meeting friends. Many participants believed it was important that these functions of the mall are maintained over time.

There is a desire for new retail including groceries, services, and higher end stores.

Many participants expressed a desire to see more variety in retail and entertainment uses in Promenade Centre. A number of participants expressed the desire to see more high-end retail at Promenade Centre, while some pointed out that having more options for grocery stores will be important for the future development of the area.

Traffic is a concern.

Many participants noted that current traffic conditions on Bathurst Street are an issue, and that adding density to the Study Area might make this worse.

Building heights should be sensitive to the surrounding neighbourhoods.

Some participants voiced concern over the building heights that have been proposed within the Study Area. They suggested that new development should have a mix of low, medium, and high density.

Pedestrian safety, access to shopping, and an aging population should be considered.

Many participants noted that they do not feel safe walking to and from the Promenade Mall either from their vehicle, from the condominium communities nearby, or from the bus terminal. Participants noted that as there is a large aging population in the Study Area, accessibility and safety should be a top priority.

New parks and gathering spaces for people are desired.

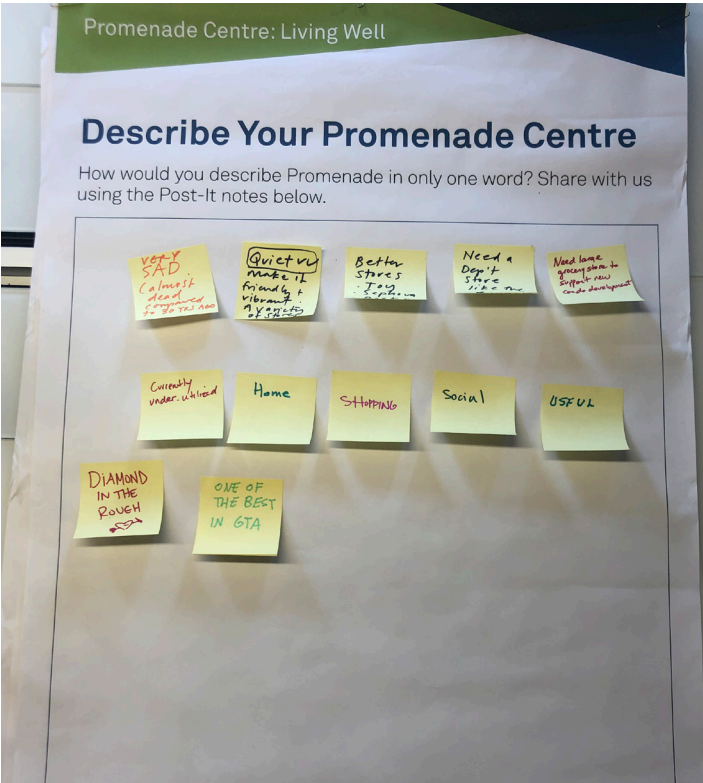
Participants expressed a desire to see high quality parks and public spaces develop in tandem with buildings, including indoor open space options.



Discussions at display boards and worksheets at the Pop-Up Consultation at Promenade Mall



Discussing worksheets at the Pop-Up



Pop Up Worksheet - One Word Descriptions

Help Us Build the Promenade

YOUR VISION

Promenade Centre is growing and changing. How can we make it an even better place to live, work, and shop? Using the Post-It Notes, please provide your top three priorities to help us develop a common vision for the Promenade Centre.

Handwritten notes on Post-It notes:

- Events and programming
- traffic in the morning
- Shopping and walking inside
- Subway connection
- Centre and Bathurst - improve traffic
- more parks no high rise condos 10+ stories is enough
- concern about fall bldgs near whatc/l/lve - lower bldgs are better - space is important
- infrastructure to support the condos - control traffic - parks + civic spaces for people
- Pedestrian Safety
- different scales + types of buildings
- A path to walk indoors
- Safe crossing at school
- more walkability - shops don't all have to be in mall but make it safe to walk
- keep the main theatre
- more retail to boost traffic
- keep: stores - food court - theatre - parks (kid-friendly)
- places to walk inside
- keep the Mall - choice stores
- better stores - dept stores - restaurants - bakery + bookstore



Worksheet 1 - Building the Promenade Vision

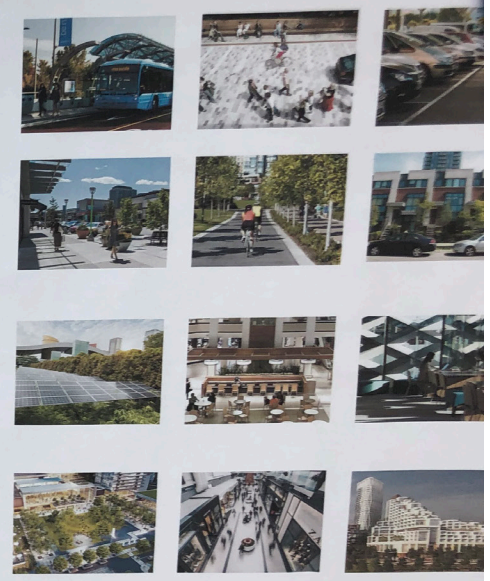
Help Us Build the Promenade Vision

YOUR VISION

Promenade Centre is growing and changing. How can we make it an even better place to live, work, and shop? Using the Post-It Notes, please provide your top three priorities to help us develop a common vision for the Promenade Centre.

Handwritten notes on Post-It notes:

- not too crowded
- shops should be more upscale
- improve car traffic - keep views to city of Toronto
- Access to parking underground for shopping
- market space + groceries - like upper Canada mall
- Keep the mall
- concerns re: construction activity
- 14 stories max!
- grocery stores in walking distance
- Maintain social aspects for seniors
- Size pedestrian connections to south neighborhood



Worksheet 1 - Building the Promenade Vision

Promenade Centre: Living V

Your Promenade Centre

PROMENADE CENTRE
 Using the stickers provided, please answer the following questions on the adjacent aerial image. Please include any specific comments on the Post-It notes provided.

- Using the **red** stickers, please identify **where you like to go**.
- Using the **blue** stickers, please identify **where you usually arrive**.
- Using the **green** stickers, please identify **where you are coming from**.

TRANSPORTATION
 What mode of transportation did you use to get here? Please check the box below.

	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>		<input type="checkbox"/>
Transit		Car		Walk		Bike	

Promenade Centre Secondary Plan Study
 Public Page-Up

VAUGHAN

Worksheet 2 - Your Promenade Centre

Your Promenade Centre

YOUR PROMENADE CENTRE
 Using the stickers provided, please answer the following questions on the adjacent aerial image. Please include any specific comments on the Post-It notes provided.

- Using the **red** stickers, please identify **where you like to go**.
- Using the **blue** stickers, please identify **where you usually arrive**.
- Using the **green** stickers, please identify **where you are coming from**.

YOUR TRANSPORTATION
 What mode of transportation did you use to get here? Please check the box below.

	<input type="checkbox"/>		<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>
Transit		Car		Walk	

Promenade Centre Secondary Plan Study
 Study Area

VAUGHAN

Worksheet 2 - Your Promenade Centre



Word Cloud Illustrating themes of the consultation events



Pop-Up Consultation



Technical Advisory Committee Meeting

5.0 Next Steps and Considerations

The feedback received from the consultation events in Phase 1 will be used to inform the Vision and Guiding Principles for the Study, as well as the initial Land Use Scenario.

Based on findings from the Phase 1 consultation events, the following themes are suggested to be considered for development of the Vision and Guiding Principles and Land Use Scenarios:

Accessibility and Transit

- Ensure that the Study Area is accessible - that there is safe and easy access - for pedestrians and all modes of non-vehicular travel. Create a connected transportation network for the area for all modes of travel. Provide safe and clear access to transit and robust transit service that integrates planned Bus Rapid Transit.

A Multi Generational Community

- New development and infrastructure should consider the needs of a multi-generational community.

Places for Gathering

- New development should maintain and enhance the community and social functions that Promenade Mall currently serves. Parks and open spaces, as well as indoor gathering spaces, should foster a vibrant community dynamic.

Mixed Uses with Retail and Entertainment

- Retail, entertainment, and community uses should be provided at Promenade Centre in addition to residential uses.

Connections and Sensitivity to Surrounding Neighbourhoods

- New development should be sensitive to the surrounding neighbourhoods, while new infrastructure should help existing neighbourhoods connect to Promenade Centre by walking, biking, and other non-vehicular modes of transit.

