
MEMORANDUM

Date: April 2, 2008
File No.: 0360-20
To: City Manager
From: Director of Recreation, Parks & Cultural Services
Subject: Central Okanagan Major Lakes Marine Facilities Study and Supplementary Information Request

RECOMMENDATION:

That the City of Kelowna wait for completion of the final report of the Central Okanagan Major Lakes Marine Facilities Study prior to commissioning any further work by the consulting team.

BACKGROUND:

On March 3, 2008 City Council passed the following resolution:

"THAT Council direct staff to look at all options for both boat moorage and launch facilities within the City of Kelowna and report back to Council".

The meeting notes add:

When reporting back to Council on the options for boat moorage and launch facilities within the City, please include:

1. Options for both motorized and non-motorized vessels;
 2. "Better use" options for existing facilities;
 3. New options;
 4. How the City's options relate to the work currently being done by the Regional District and the Westbank First Nations; and
 5. Whether or not Okanagan Lake has the capacity to handle additional boat traffic.
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The work being done by the Regional District of Central Okanagan (RDCO) is extensive and described in the attachment detailing the deliverables. A consulting team led by GDH Solutions (including the JF Group and Summit Environmental Consultants) is undertaking the work in conjunction with a steering committee with representation from the Regional District of Central Okanagan, The District of Lake Country, the City of Kelowna, The District of Westside, The District of Peachland, Westbank First Nations (WFN), and the private sector.

The consultant has advised that the scope of the work presently underway includes some of the work requested by City Council, but can be expanded to address the specific requests in greater detail.

GDH Solutions Proposal for Additional Deliverables as requested for the City of Kelowna:

The motorized/non-motorized options as well as new options for the City of Kelowna are within the scope of the RDCO Marine Recreation Facilities Study.

The following is a list of additional deliverables that could be provided to the City of Kelowna, in addition to the deliverables included in the Study being undertaken for the Regional District of Central Okanagan.

Better Use Options

Conduct an in-depth review of existing facilities in Kelowna and the development of options for each of the current facilities. This would include service delivery options, potential management structures, partnership options and an analysis of site opportunities and constraints.

Related Work by RDCO and WFN

Conduct an analysis of the City of Kelowna's options in relation to the work being done by the RDCO will be covered in the Study. The work of the Westbank First Nation as it relates to marine facilities will be investigated in greater detail and an analysis as of the impact on Kelowna will be provided.

Okanagan Lake Capacity

The capacity of Okanagan Lake is not specifically within the terms of reference of the Study, although the environmental analysis will give an indication of the impact of additional boat traffic on the lake. An opinion on the capacity of the lake will be provided based on research on capacities of comparative lakes of similar size and population base in Canada and the U.S. and consultation with the Association of Marine Industries.

Cost estimates:

The total cost for the additional work is approximately \$6000. Any of the three optional extras described above can be done independently at approximately one third the total cost. The City does not have a budget for this work and should Council decide to proceed, a funding source will be required.

In light of the scope and complexity of the RDCO study and the extent of information being generated specific to the City of Kelowna, we recommend that the City receive and review the results and that study prior to commissioning further work.

INTERNAL CIRCULATION TO:

Parks Manager
Civic Properties Manager

Considerations that were not applicable to this report:

LEGAL/STATUTORY AUTHORITY:**LEGAL/STATUTORY PROCEDURAL REQUIREMENTS:****EXISTING POLICY:****FINANCIAL/BUDGETARY CONSIDERATIONS:**

PERSONNEL IMPLICATIONS:

TECHNICAL REQUIREMENTS:

EXTERNAL AGENCY/PUBLIC COMMENTS:

COMMUNICATIONS CONSIDERATIONS:

ALTERNATE RECOMMENDATION:

Submitted by:

A handwritten signature in black ink, appearing to read 'D. Graham', is positioned below the 'Submitted by:' text.

David Graham
Director of Recreation, Parks & Cultural Services

cc: Parks Manager
Civic Properties Manager



MAJOR LAKES MARINE RECREATION FACILITIES STUDY SUPPLEMENTARY



In accordance with the Steering Committee's request during the March 14 2008 proponent interview, the GDH Solutions Team is pleased to provide a summary of the deliverables presented in our proposal. As we mentioned during the interview, we are committed to undertake a work program that results in a "strategy" to guide the development, servicing and management of marine recreation facilities over the next twenty years. We will continually focus on the project objectives and Guiding Principles that are summarized below.

- *Protect and Expand Water Based & Marine Recreation Opportunities*
- *Increase Water Based Recreational Lake & Marine Accessibility*
- *Maintain Opportunities for Economic Impact*
- *Service Delivery Options / Legislative Considerations*
- *Any Options Identified...Must Respect Current Local Government Legislation*
- *Protect Fish and Environmentally Sensitive Habitats and Achieve No Net Environmental Loss*

DELIVERABLES SUMMARY

Part A: INVENTORY, DEMOGRAPHICS, SERVICE DELIVERY REVIEW Timetable April to July .08

A-1 All Marine Recreational Facilities and Amenities on the Regional Lakes will be inventoried and charted with interpretative mapping and photo galleries where appropriate.

A-2 All Documentation on marine regulations on regional Lakes will be compiled indicating attributable- controlling bodies and include but will not be limited to foreshore licensing and docking permits.

A-3 All boating regulatory and licensing authorities will be contacted for statistical data on existing pleasure craft in the Regional District. The assembled data will be analyzed. Additional information will be produced from broad based research from the Boat Show, Yacht Clubs, Marinas and Sales Centers.

A-4 Peak Usage of the Regional Lakes will be quantified in accordance with the methodology recommended by the Association of Marine Industries. Data such as the number, type, and size of boats will be used to run a boating economic impact model. Marina and powerboat launch site research will result in comparative data related to local use and tourist traffic. This survey will be completed in July.

A-5 Consultation and think tanks will be conducted with stakeholders and partners in the boating community, including but not limited to "All-Commodores", marina operators, sales groups and boaters

A-6 Factors such as current use and capacity will provide an indication about the need and opportunity for facility and service expansion. We will ensure that potential developments will respect pertinent marine regulatory principles and foreshore licensing mandates. These preliminary suggested directions will be critically reviewed with local governments and first nations and the initiatives will be tested against propositions or projects brought forward by project partners.

A-7 Demographic trends will be analyzed with a view to projecting the impact of population growth and shifts in residential age profiles on existing and future marine facilities.

A-8 Service delivery models implemented by other jurisdictions will be reviewed. Input regarding a preferred management structure will be solicited from project partners and a selection of alternative management models and partnership options will be documented and analyzed.

All information assembled in Parts A-1 to A-8 will be reviewed with the committee.

Part C: ENVIRONMENTAL ISSUES / IMPACTS

Timetable April to July.08

The tasks involved in this section will be undertaken simultaneously to reviews conducted in Part A. These investigations will provide data that is critical to the development of a comprehensive marine facilities strategy.

- C-1 Identify and collect all applicable references relating to studies in the area and guidelines set by the government.
- C-2 Compile digital mapping information from the area relevant to existing marine facilities and areas of interest. It should be noted that the mapping would be high photo-quality mapping, produced on a new HPT 1100 plotter.
- C-3 Identify specific areas of high-low sensitivity by developing a rating system by incorporating but not limited to spawning habitat shorebird nesting, rare and endangered communities and species occurrences; proximity to streams and potable water intakes, natural areas and parks, noise pollution and cumulative environmental impacts.
- C-4 These ratings will be mapped in polygons, red for the highest rating, yellow for moderate and green for the lowest rating. Polygons will be concentrated around existing marine facilities and areas where facilities are proposed.
- C-5 Identify current legislation that affects marine recreational facilities. Document legislation required for the approval of new marinas, expansion of existing marinas, docks and boat launch facilities.

A draft report on Environmental Issues / Impacts / Legislation will be prepared for analysis.

Part B: ANALYSIS & SYNTHESIS

Timetable July to Aug.08

- B-1 The use, demand, shortfall and load capacity of Regional Marine Facilities will be compiled. Potential facility improvement directions and possible expansion of services will be identified.
- B-2 A template for Current Economic Impact of Boating Activities will be presented.
- B-3 Potential developments will be mapped for jurisdictional and environmental impacts.
- B-4 Creative approaches to service delivery will be explored for each existing and proposed marine facility. Partnership options involving private, public and non-profit sectors will be investigated.
- B-5 A Strategy paper based on the analysis will be presented at a public information meeting.
- B-6 Interviews will be conducted with all identified stakeholders.

The analytical findings of Parts A-B-C will be compiled as a Draft Report.

Part D: RECOMMENDATIONS AND CONCLUSIONS

Timetable September to October .08

- D-1 The Strategy for current / future infrastructure service delivery will be presented.
 - D-2 Future Water Based and Marine Recreational Opportunities will be Mapped & Indexed.
 - D-3 Draft Findings, Impacts & Recommendations will be prepared as a "Draft Blueprint" for the next 20 years.
 - D-4 The Draft Blueprint will be shared at a public information meeting. Maps will be prepared for the public meetings and other presentations in colour, on high quality paper and 44 inches wide.
 - D-5 The Draft Blueprint and results of the public meeting will be presented to the regional district Governance & Services meeting for input. The Draft Blueprint will be revised in accordance with feedback.
 - D-6 The Revised Blueprint will be presented at local government meetings for input.
 - D-7 Interviews will be conducted with all identified stakeholders for input.
 - D-8 A final procedural-policy review and long term benefits analysis will be conducted- this may include but not be limited to further consultation, interviews and directional forums.
- The Final Recommendations, Economic Impact Conclusions and a Blueprint for Tomorrow will be presented to the Committee.

As agreed at the proponent interview, the process and relationship between the Consulting Team and the Committee will be fluid and interactive. Our commitment to the timetable is firm; but the scope of the deliverables could be adjusted in accordance with evolving project requirements or specific requests from the Committee. The advantages of any adjustment would be decided by weighing the merits and resource requirements

The Blueprint will be a proactive 20 year plan respecting the Guiding Principles of the Regional District of Central Okanagan Major Lakes Marine Recreational Facilities Study.



GDH Solutions

in association with

**The JF Group and
Summit Environmental Consultants**

March 17 2008