



City of  
**Kelowna**

# CENTRAL GREEN

Designed by the community for a sustainable future



## AGENDA

- ▶ Vibrant neighbourhood
- ▶ Sustainable development
- ▶ Process
- ▶ Public pencil
- ▶ Final plan
- ▶ Rowcliffe Community Park

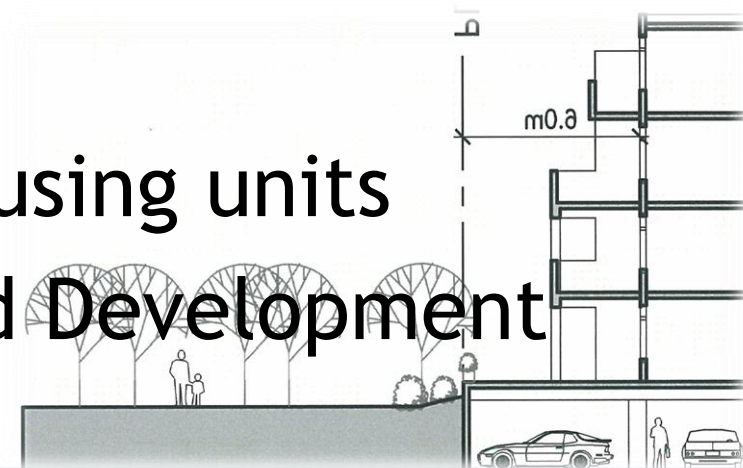
## VIBRANT NEIGHBOURHOOD

- ▶ 13 acre redevelopment in Downtown
  - ▶ 40% park land
- ▶ Pedestrian oriented
- ▶ Sustainable city
  - ▶ Live, work, play, connect
- ▶ Vibrant culture



## SUSTAINABLE DEVELOPMENT

- ▶ Comprehensive development zone
- ▶ Detailed design guidelines
- ▶ All buildings LEED Certified minimum
- ▶ Demonstration LEED platinum building
- ▶ District energy
- ▶ 15 percent affordable housing units
- ▶ LEED Gold Neighbourhood Development



# PROCESS

2008

Engage  
community  
stakeholders

Extensive public  
consultation

Council endorses  
Community  
conceptual plan

2009

Technical work  
for  
implementable  
plan

Financial analysis

Market sounding

Partnership  
development

2010

Council endorses  
financial analysis

Park design  
overview

Development  
zone and design  
guidelines

Formal rezoning  
begins

2011

MOT approval

Complete  
rezoning and  
subdivision

Multiple Bottom  
Line RFP

Begin parcel  
disposition

## PUBLIC PENCIL

### ▶ Stakeholders

- ▶ Shelley Cook, Kelowna Housing Committee
- ▶ Lauren Gablehouse, Community Representative
- ▶ Gordon Hartley, Downtown Strategic Planning Committee
- ▶ Debbie Helf, Kelowna South Central Neighbourhood Association
- ▶ John Perrott, DKA
- ▶ Renee Wasylyk, UDI
- ▶ Anima Anand, Bridge Youth & Family Services
- ▶ James Munro, BC Housing

### ▶ Public open houses

### ▶ Dotmocracy







# FINAL PLAN









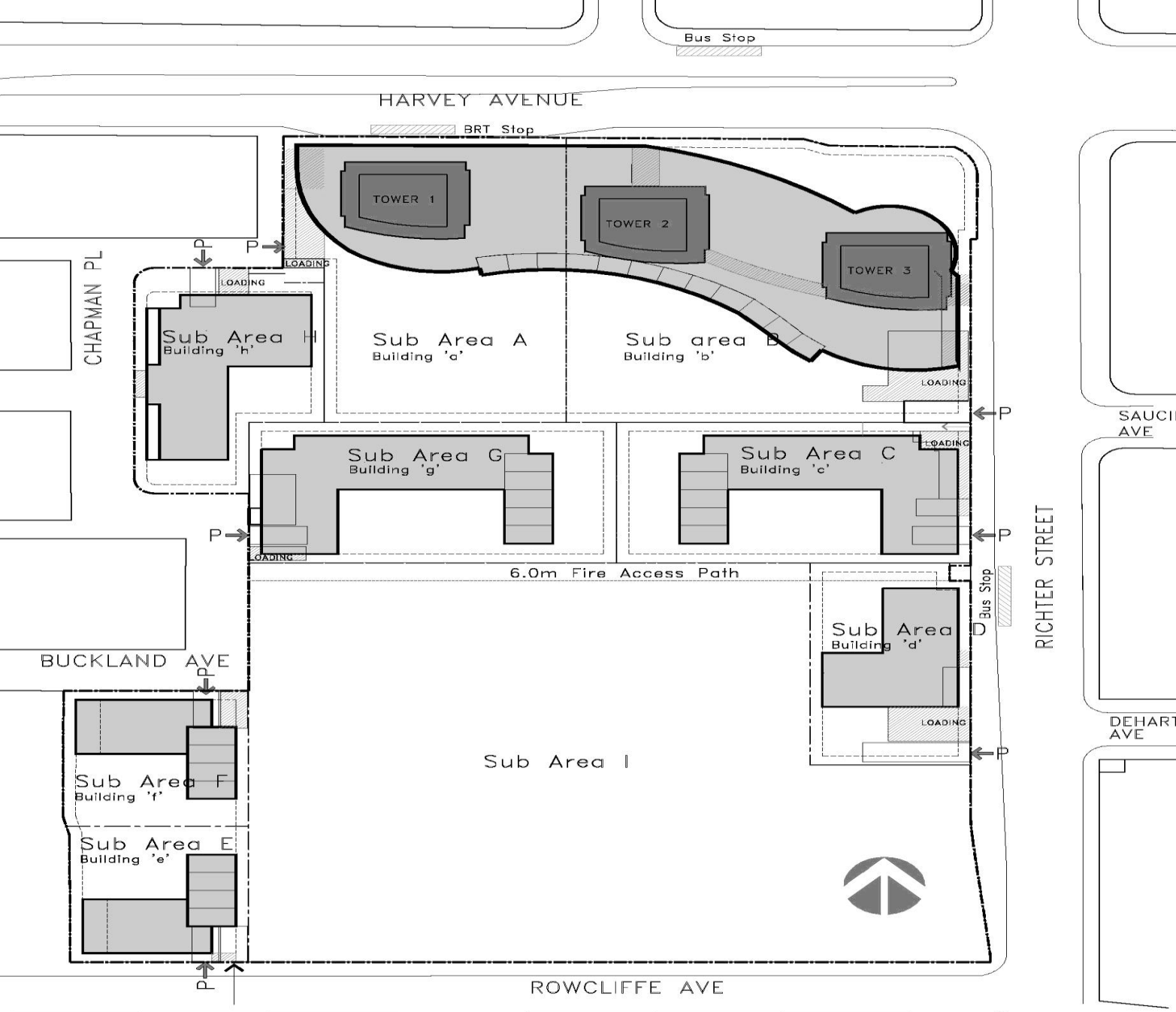












## ROWCLIFFE COMMUNITY PARK

- ▶ Cornerstone of redevelopment
- ▶ 5 acre park design
  - ▶ Loop trail around a green common open field
  - ▶ Large accessible playground
  - ▶ Heritage oak located on public land
  - ▶ Tennis court
  - ▶ Community and flower gardens
  - ▶ Public washrooms, on-street public parking
- ▶ Public open house, dotmocracy

## ROWCLIFFE COMMUNITY PARK

- ▶ Temporary off-leash dog park use
  - ▶ Community benefit during redevelopment
  - ▶ Council Reports confirm temporary use
  - ▶ Council Policy 258 - Dog off-leash parks
- ▶ Broader planning for dog parks in 2011
  - ▶ Post community dog survey
  - ▶ Intention to replace in City centre





## NEXT STEPS

Finalize rezoning & subdivision



Master development agreements



Multiple bottom line RFP



Site servicing



Begin parcel disposition

# CENTRAL GREEN

