



CITY OF BURNABY
OFFICE OF THE MAYOR
DEREK R. CORRIGAN
MAYOR

State of the City Address

Burnaby – as Planned

Good afternoon, everyone.

Thank you, Leigh, for that kind introduction and thank you to CEO, Paul Holden, and the directors of the Burnaby Board of Trade, for hosting this event and for the important work that you do throughout the year, promoting our city.

Along with our community-based business associations – the Heights Merchants Association and North Road Business Improvement Association – and, of course, Tourism Burnaby, whose staff do such a superb job of encouraging people to visit Burnaby, the Board of Trade helps businesses make the best possible use of our many resources and opportunities.

A particular thank you to our city councillors for the thoughtful, considered decisions they make throughout the year. Their ongoing engagement with our community ensures that all of council's decisions are citizen-based and well-informed.

Thank you, too, to our event sponsors – and to all of you for taking the time to be here today.

As you know, Burnaby is a diverse, sustainable, welcoming community. Our City's abundant parks, busy town centres, excellent rapid transit, and rich cultural diversity make it a very special city – a great city in which to live, work, learn and play.

And Burnaby is a community that's growing. To ensure that we make the most of that growth, we work with you and with our regional partners to plan Burnaby's future.

Back in 2011, we determined that more than one million people – over 35,000 per year – and more than 500,000 new jobs are expected to come to Metro Vancouver in the next 25 years. In Burnaby, we are preparing for the arrival of 125,000 people (almost 50 per cent more than the 233,000 we currently have) and 60,000 jobs.

We're proud of how we're accommodating growth by honouring our commitment to the regional growth strategy – Metro Vancouver 2040 - Shaping our Future through:

- Creating a compact urban area
- Supporting a sustainable economy
- Protecting the Environment and Responding to Climate Change Impacts
- Developing Complete Communities: and
- Supporting transportation choices

Our development of complete communities is primarily happening in our four town centres – as set out in our City's plans more than 20 years ago – where we're creating opportunities for high-density buildings and, at the same time, adding the kinds of services that are viable when there is sufficient population to support them.

In many cases, low-density buildings are being replaced by high-density buildings as they reach the end of their economic life. This helps provide the new units needed to accommodate the thousands of additional people arriving here.

Developing higher density buildings doesn't make the new buildings' units cost more or less than a new low-density unit, but it does make many more of them available, which is our goal. It also gives the City additional funds – at no cost to property taxpayers – that support park enhancements, community centres, non-profit office spaces and new affordable housing, through our Community Benefit Bonus Policy. In fact, 20 per cent of all contributions made to the City are deposited into the Housing Fund to support the provision of City lands for non-market housing projects – over \$42 million to date.

The first two City-owned sites made available under this program are on Eighteenth Avenue in the Edmonds area and on Hastings Street in the Heights. We are pleased to now be working with SUCCESS and New Vista Society to explore how we can increase the supply of affordable rental housing in the City.

To date, Bonus Policy funds have been used to support construction of 276 units of transitional, non-market, accessible, and seniors' rental housing, including the 121 units of non-profit supportive rental housing for seniors, currently under construction at George Derby. A further \$8.5 million has been committed as part of a partnership agreement with BC Housing and a private developer to construct 181 non-market family and seniors' units in the Edmonds Town Centre Southgate neighbourhood.

Council also recently announced its support-in-principle to contribute \$1.6 million toward a redevelopment initiative by the Burnaby Association for Community Inclusion to construct 15 units of non-market housing for people with developmental disabilities.

In addition to initiatives enabled by our Bonus Fund Policy, more than 1,500 new purpose-built market rental units are currently in the rezoning process or under construction. Development of over 500 units of non-market housing has also been initiated. And more than 4,000 secondary rental units (including secondary suites and rental houses or apartments) are under construction or in the rezoning process.

We know that by permitting density in key areas – in our four town centres and our urban villages – we are ensuring the development of exceptional amenities close to people's homes, supporting the rapid transit systems, maintaining our existing single-family neighbourhoods and protecting our green space – striking a balance between development and preservation.

We're also making it easier for people to walk, cycle or take transit, rather than using a car, meaning fewer emissions and better air quality.

In everything we do, we're guided by our longstanding, visionary Official Community Plan and an unwavering commitment to economic, social and environmental sustainability.

Our Environmental Strategy – which many of you here today helped to develop – was just adopted in November 2016, marking the completion of one of the City's most extensive, inclusive and creative public consultation efforts to date. The Strategy's vision, goals and actions will keep Burnaby a leader in protecting and regenerating ecosystems, and supporting a healthy and prosperous community. And we believe that the complementary Community Energy and Emissions Plan will drive a reduction in greenhouse gas emissions across the City.

The new Strategy completes our trilogy of sustainability plans. We've just appointed a new Sustainable City Advisory Committee to advance the work and measure our progress in achieving the very lofty goals set by our citizens and our businesses.

Recent work that advances the vision set out in our environmental strategy includes:

- The daylighting of creeks. For instance, a section of Byrne Creek in Edmonds was transformed from a pipe in the ground to a beautiful, lush waterway.
- The advancement of a new district energy utility project that will reduce greenhouse gas emissions by 80 per cent and serve the thermal energy needs of SFU Burnaby campus and UniverCity with green energy from renewable sources.
- Riparian and fish habitat enhancements to Stickleback Creek as part of the Woodlands Site Conceptual Master Plan.
- The use of rain gardens in town centres for stormwater management.

In all of our town centres, we're applying new design standards for streets and sidewalks. They're built in consideration of people of all ages and abilities and I think they are very attractive. In addition to incorporating rainwater gardens that capture runoff and improve our ecology, they feature creature comforts like artwork and wider sidewalks.

In 2016, development in Burnaby remained robust – with nearly \$820 million in building permits, compared to \$879 million last year, the highest in our city's history. Twenty-seventeen is expected to be another strong year.

Through new development, we have been successful in advancing additional sustainable initiatives, including new electric vehicle plug-ins, a diverse mix of housing units (including adaptable units), appealing public spaces and habitat enhancements.

I'd like to talk specifically about some of the developments that are now complete, under way, or coming soon in our town centres.

First, Brentwood.

As you've all likely seen, the Brentwood Mall site is undergoing a spectacular transformation. What was once a large, paved parking lot is quickly becoming an

exciting sustainable community of housing, shops and services, entertainment venues, and beautiful open spaces. It will also feature a new community centre and 300 new purpose-built rental units.

The site exemplifies a sustainable approach to development with its advanced stormwater management, energy-efficient homes, and proximity to rapid transit.

We're also creating an innovative, new connection between the Brentwood community, Confederation Park and our busy Heights neighbourhood – the highly anticipated Willingdon Linear Park for pedestrians and cyclists. Construction is starting this year, right along Willingdon Avenue. Rest areas, pocket parks, lighting, shade trees and interactive installations will make it a great place for walks, rides, and picnics. We can all look forward to using it by 2018!

Just west of Brentwood, the Gilmore Station Master Plan will result in another vibrant new development of office, retail, residential and green space. Because of the number of offices planned for the area, it's going to be one of our city's busiest places. There'll be significant opportunities for new and expanding businesses and 2,100 retail and 5,100 office jobs are anticipated as part of this new, business-focused area.

The development is expected to include integrated geo-exchange and heat recovery systems, to reduce energy consumption and greenhouse gas emissions. It also takes transit-optimization to the next level by integrating buildings with the SkyTrain station.

Also in the Town Centre, just east of Brentwood Mall on the south side of Lougheed, will be Concord Brentwood. The master plan for the site has been approved by Council and some of the buildings are already under construction. Notably, the site will include a 13-acre park right in the middle of the town centre that links directly to the Central Valley Greenway. It's a beautifully designed master plan that supports Burnaby's three sustainability strategies.

Moving to Lougheed Town Centre, the Core Area Master Plan envisions making this suburban shopping district another pedestrian- and transit-connected, mixed-use community with diverse housing, employment, service and recreation opportunities.

The Plan won the Planning Institute of British Columbia's Award for Excellence in Planning Practice.

Rezoning development applications for Phase 1 include more than 150,000 square feet of commercial space and over 1,500 residential apartment units, of which approximately 200 will be purpose-built rental housing.

In addition, a rezoning application has recently been submitted for development of approximately 645 new purpose-built rental units on the Lougheed Village site, located at 9500 Erickson Drive. This would be in addition to 528 purpose-built units already on site.

In the developing Edmonds Town Centre, the Southgate Neighbourhood Master Plan will see the transformation of an industrial site into a complete neighbourhood with a public park at its heart. Phase One of this 48-acre development incorporates the City's principles of sustainability directly into the creation of a new neighbourhood by committing to, for example: environmental design; enhancements to Byrne Creek; creation of community gathering spaces; and provision of neighbourhood-scale commercial areas to provide locally based business opportunities. The entire site will have many community benefits, including 600,000 square feet of alternative housing density allocated for non-market and cooperative housing, and an integrated parks and open space system that will greatly enhance local pedestrian and cycling connections.

We are especially pleased that the City's partnership with BC Housing on the redevelopment of Cedar Place will see new non-market seniors' and family housing, a much needed resource in our community.

The Value Village site redevelopment, Kings Crossing, is under construction and will provide a new anchor and focal point for the Edmonds neighbourhood. The development integrates residential, employment, commercial and recreational spaces to realize a complete community in the Edmonds Town Centre. The street-level commercial spaces will enhance the vibrancy of Edmonds Street and make the neighbourhood even more lively. The development will include three high-rise apartment towers, a six-storey office building, and commercial space at street level, complemented by beautiful public spaces and landscapes.

And the planning process has begun for a new Burnaby Arena – South Burnaby's first! We're using community benefit funds, which means that money collected from new developments is being used – not property taxes. In addition to providing two new ice rinks, it will also offer much-desired and much-used public meeting spaces.

In busy Metrotown, the Development Plan Review Phase II consultation wrapped up in February. A final draft of the Plan will be completed shortly and will focus on increasing housing options, and on creating open areas and amenities for community use.

With the success of the Cedar Place redevelopment in Edmonds, we are actively exploring opportunities for similar partnerships, including an opportunity to work with the Province on new non-market housing in Metrotown.

The Sears Site Master Plan is in the final design stage and is another great example of repurposing a surface parking lot into a dynamic high-density residential and commercial mixed-use infill development. The project responds to the three sustainability strategies by planning for the commercial and service space essential to job creation, ensuring environmental design, looking at the potential for energy sharing, and creating appealing public places for community gatherings. There is also potential for new office space to be developed, at a later phase, to attract even more jobs to Burnaby's downtown.

Metrotown's Bonsor Recreation Complex upper floor and lobby renovations have just been completed, so Bonsor can offer enhanced programs and services. The renovations include a new studio for dance and fitness classes, a cycling studio, music studios and community space. Please join me on June 10 for the official opening!

We have also committed to creating a new performance and events centre in the area. Like the new Lougheed-area library, pool and community centre, the Willingdon Greenway, the Brentwood community centre, and the Edmonds ice rinks, the city will fund this new facility, largely through cooperative development and the Community Benefit Bonus Policy.

These are important amenities that we know our community needs to stay healthy – so we're planning for them, but there is another project that is extremely critical to the health of our community that, unfortunately, the City cannot ensure will be developed – a new Burnaby Hospital. The current hospital was opened in 1952 and it shows. It has required replacement for many years now, but there is currently no commitment on the part of our present provincial government to replace it. This is one of the most important issues facing our City and we need our residents and business community to press hard for a new hospital.

Not far from Burnaby Hospital, between our Metrotown and Brentwood town centres is an important project that is poised to proceed, one that will create tremendous employment opportunities – the proposed Willingdon Lands community.

It envisions a high-employment-generating concept that includes a film studio, along with commercial and office space and a mix of purpose-built rental and strata housing developments. It anticipates synergies with BCIT and the Discovery Place Business Centre and will aim to foster incubator business opportunities to facilitate business development from ideas to actuality.

The proposal is a partnership between the joint owners, Aquilini Development and Construction and the Musqueam and Tsleil Waututh First Nations. The project supports social, economic and cultural independence for the Musqueam and Tsleil Waututh First Nations and will showcase these local cultures through public art and architectural elements.

Four acres of green space will be incorporated into the centre of the site to promote public gathering and social connections. Community amenities, including a child care facility, are proposed to address the needs of site residents and employees, as well as those of the greater community. Effective stormwater management will be incorporated throughout the site and the daylighting a piped section of Sumner Creek will be explored.

So... we're planning for a bright future, but we're also always focused on ensuring Burnaby is a city to enjoy today and even more so this year as we celebrate our 125th birthday and Canada's 150th birthday at festivals and events throughout the year.

This weekend, we celebrate golf at the Riverway Golf Festival. On Sunday, we celebrate spring at the Rhododendron Festival at Shadbolt.

The Chalk Art Experience is coming back to Bonsor Recreation Complex on June 10 and 11. This year, the City is excited to host both local and international street painters who create masterful chalk art as they transform the pavement into a colourful gallery.

And be sure to join us on August 18 as the RCMP Musical Ride returns to Swangard Stadium. It is a spectacular evening, packed with a variety of entertainment, activities and displays, highlighted by the memorable experience of seeing the beautiful RCMP horses and their very skilled riders.

Lots of our enjoyment comes from the dozens of festivals hosted by our very multicultural community, often in partnership with the city and supported by our Festivals Burnaby Grant Program, which funds an average of 28 festivals each year.

We're fortunate to have so many opportunities to enjoy such diverse and fun events right here in our city.

We also, of course, are continuing each year to feature the Vancouver Symphony Orchestra for a free family-oriented concert in beautiful Deer Lake Park. If you've never been, I highly recommend that you consider going this year – Sunday, July 9. As you can see in the photo, it's an opportunity to enjoy the symphony with even the youngest members of your family, without having to worry about getting dressed up or being quiet. Families can pack a picnic – or buy food on site – and truly enjoy the show.

We also host three Canada Day Events (at Edmonds Park, Burnaby Village Museum and a concert at Swangard Stadium) – which will be extra-special this year – and, of course, our much-loved – and very cool! – Burnaby Blues and Roots Festival, this year on Saturday, August 12 at 1:00, with headliner Trombone Shorty, who recently opened for the Red Hot Chili Peppers.

Year-round, admission to Heritage Village is free. When you go, don't miss our beautiful, restored carousel. It's the real thing, built in Leavenworth, Kansas in 1912, by Charles Wallace Parker – Colonel Parker, America's Carnival King and, of course, Burnaby Village Museum is a must-see for every adult and child at Christmastime.

And every July, the streets of North Burnaby get a little crazy for a day – this year, July 13 – with the Giro di Burnaby pro-cycling race. It follows a 1.3k loop that includes a fast 200-metre downhill straightaway on Hastings Street.

And we're always looking to further augment opportunities for healthy, physical activity. Burnaby Council has announced several additional major projects for the next few years.

We'll be replacing the CG Brown Pool, which was built in the early 1960s and continues to serve Burnaby patrons and many local swim clubs. Construction is targeted for 2018.

Citizens can also look forward to a new covered sports box in Central Valley, refurbishment of the Kensington Pitch and Putt to an executive course, the completion of Edmonds Park, and a perimeter trail around Central Park

The Perimeter Trail project involves the construction of an accessible four-metre wide, multi-use trail along Boundary Road to Imperial Street, east along Imperial Street to Patterson Avenue, and north to the BC Parkway. I have no doubt this will become one of our most-used facilities.

The City of Burnaby is one of 50 communities across Canada to be awarded \$25,000 by the CN EcoConnexions – From the Ground Up Program to fund local tree-planting projects in honour of Canada’s 150th anniversary. The grant includes the planting of approximately 500 native trees and 600 shrubs to help ensure the continued diversity and health of the 64-hectare natural forest in Central Park. In addition, as part of this grant, a ceremonial maple tree will be planted in the City this year to celebrate Canada’s 150th and Burnaby’s 125th birthdays.

And we’ll also see many other additions and upgrades to parks and recreation facilities this year, including trails and bridges, tennis and sports courts, picnic sites, pathways, playgrounds and parking lots. Specifically for our smaller citizens, playgrounds will be replaced at Alta Vista, Avondale, George Green, Parkcrest, and Rene parks.

As always, our libraries – one in each town centre – are busy ensuring that everyone has books to read, computers to use and people to help all of us access information. In addition, they do a great job of serving the specific needs of our community, developing and partnering with multicultural groups to make sure that everyone feels welcome in our city and that everyone has access to information about our community and our city’s resources.

In 2016, Burnaby citizens borrowed more than 3 million books, magazines, DVDs and ebooks in a dozen languages. And last year, our library visited more than 100 events and community groups, with information booths, activities and our very popular Pop-Up Library.

Two other city groups focused on community are, of course, our RCMP and our Fire Department.

As always, they continue to do an excellent job of keeping us safe, but they often do much more for our community.

Our Fire Department is working to expand its reach and services. They’ve developed a Youth Outreach Camp to teach, mentor and engage with Burnaby high school students and they continue to focus on recruiting candidates who represent the City’s diverse population.

The City is committed to community policing, a partnership between the City, the RCMP and the public to help create a secure and peaceful environment. Crime rates for both property and violent crime in 2016 remain below the regional average for yet another year. In general, overall crime rates in Burnaby also continue to trend down, with decreases seen in all major areas, specifically in the areas of robberies and break-ins. Our detachment staff conducted a number of Community Safety Series public presentations, all aimed at increasing public safety through education and awareness. These sessions are always well attended and greatly contribute to making Burnaby safer.

While we're building and maintaining the city and taking care of day-to-day needs, we never lose sight of the importance of preserving and enhancing existing assets – renewing infrastructure. As we renew, we innovate, adding value.

In many areas of the city, we're improving drainage, upgrading sewer systems, replacing watermains, always with an eye to how we can improve the environment and enhance safety, as we do so.

And as we make our streets more efficient, we're also making them more attractive. The North Road Median Beautification project, for example, has seen extensive plantings of shrubs and trees. Lighting will soon be added under the Evergreen Line guideway – and North Star-themed art installations at the north and south ends.

The Rumble Street Improvements that began in 2015 and are now being enjoyed by local residents will continue in 2017. Rumble, between McKay and Royal Oak, will soon have curbs, gutters, streetlights, separated sidewalks and an attractive urban trail.

Trails and bicycle paths are also being developed throughout the city, as we focus on enabling alternative, sustainable modes of transportation. Our new design standards are resulting in wide sidewalks, striking public art, colourful rain gardens, and comfortable seating areas, particularly in the Brentwood, Edmonds, Lougheed and Metrotown town centres.

And everywhere, we're focused on enhancing accessibility. In 2017, improvements will be made in and around five facilities, including lifts, wheelchair access ramps, automated doors, and renovations to change rooms.

Council's commitment to environmental sustainability and pursuing initiatives that reduce both energy consumption and operating costs is being demonstrated throughout Burnaby. The LED Streetlight Conversion project, for example, which began in 2015, will see phase-three conversions completed by year end, and will result in average annual cost savings of over \$620,000 for the first three phases. Burnaby will be the first City in the province to achieve full LED conversion.

The city's commitment to recycling will be seen in every neighbourhood, as new garbage and recycling receptacles are added at 481 bus stops and new collection vehicles increase pickup and sorting efficiency. And we've just introduced bi-weekly garbage collection, for single family curbside residents, with recyclable and compostable material still collected weekly. According to studies, 40 per cent of our garbage is food scraps and food soiled paper products. Separating these materials for weekly collection will divert this material for composting.

This is part of the City's overall waste reduction strategy that will help us reach our regional goal of 80% diversion by 2020, while providing residents with a more consistent collection pick up day. It will also allow us to enhance other services, such as large item collection and abandoned waste.

Our recently constructed Still Creek Works Yard and nearby Eco-Centre are also significantly increasing diversion from the waste stream.

The Beta Sanitary Pump Station, which is being built in the growing Brentwood Town Centre, features a design inspired by Burnaby's determination to revitalize streams and creeks. The building is to be constructed from wood, and its roof design enables the collection of rainwater, which flows into a rain garden and can be used to help green the park. The covered area in front of the building provides rain protection and shade – and resembles a leaf when viewed from above.

The City will also soon begin a sustainability-focused redevelopment of the existing Laurel Street Works Yard, as the existing operations centre no longer meets the our city's growing needs. The new facility will optimize energy consumption and work efficiency, and will feature state-of-the-art stormwater treatment.

Along the Fraser River, we'll continue to improve flood protection, by upgrading the linear dike between Glenlyon Creek and Byrne Road. This project will also include habitat enhancements within the Burnaby Fraser Foreshore Park.

Habitat restoration is also taking place in areas such as: Deer Lake Park, Central Park and Burnaby Mountain.

Throughout the City and inside City Hall, work is under way to optimize technological opportunities to streamline interactions for citizens and businesses – for everything from taxes, to bidding, to licensing and permitting processes. We know that this saves time, reduces waste and enables us to be more responsive.

With this in mind, we recently launched our new online Open Data portal, offering access to a wide range of operations data. This gives citizens, businesses and researchers direct access to City data. Citizens can explore, download, analyze and combine datasets, or interact directly with data through maps, tables and charts. Previously, people seeking access to this information would have applied individually and waited for it to be extracted and delivered.

Technology will also soon help to reduce fuel consumption in the City's fleet of vehicles. The current fuel management system will be replaced with a new automated fuel dispensing and monitoring system.

As we reflect on the past year's achievements and look forward to the many exciting projects under way and about to begin in the city, I'm proud to note that financially, our city is in very good shape.

In 2016 the investment portfolio had a yield of 3.62% and income of \$44 million. For 2017, Treasury Services is projecting an investment rate of return of 3.20% and investment income of \$41.5 million. This income helps to reduce City taxes and provides funding for the City's capital investment in infrastructure. Six million from investment earnings is apportioned to the annual operating budget for 2017.

And every new addition proposed in our capital budget will be fully funded from our reserves – not from taxes. This is because Burnaby is debt free – one of few cities in Canada with this status. Our city's financial stewardship has put us in this position and has given us financial reserves that enable us to have a cost-saving pay-as-you-go financing strategy. Rather than paying interest charges to finance our city's capital projects, as most cities must do, Burnaby Council saves taxpayers millions of dollars in interest costs each year with this unique model.

And Burnaby's economy continues to thrive. In partnership with the Burnaby Board of Trade, we've achieved a healthy job to worker ratio and strong job growth in several sectors. New investments in business parks such as the Riverbend Business Park in the Big Bend area are adding to Burnaby's business and employment opportunities. And now that we've completed the Environmental Sustainability Strategy, we're going to revisit the Economic Development Strategy to build on these successes.

It is clear that, Burnaby has a great base on which to build our promising future. Thank you to all of our citizens, business leaders and non-profit organizations for the exceptional contributions you continue to make to the building of a better Burnaby. Thank you, too, to City staff for your outstanding commitment to our City and our citizens. Together with all of you, Burnaby Council looks forward to ensuring that Burnaby exceeds our expectations, continuing to find the best ways to engage and plan, and to develop the policies, programs and facilities that will enhance our city for decades into the future.