

SAAHTLAM PARK DETAILED PLAN



COMMUNITY FEEDBACK SUMMARY FALL 2023

What We Heard . . .

~5,500
Mailout
Invitations

~100
Pop-Up Event
Visitors

286
Survey
Participants



PHASE 1
PLAN UPDATE
EXPLORATION

➤ SUMMARY HIGHLIGHTS:

PARTICIPANTS SUPPORT:

- » Natural Areas Protection & Management
- » Preserving the Park's Natural Character
- » Opportunities for Informal Play & Exploration
- » Public Washrooms & Changerooms
- » Outdoor Seating & Informal Gathering Spaces
- » St. Andrews Lodge Restoration
- » Access & Parking Improvements
- » Connection to the Foreshore
- » Crime Prevention Through Environmental Design (CPTED) Implementation
- » Bylaw Regulation & Signage



NATURAL

INFORMAL

GATHERING

PARTICIPANTS HAD MIXED OPINIONS ABOUT:

- **Exhibitor / Market Space:**
 - » Some respondents were excited about events at the park;
 - » Others shared concerns about noise levels, parking, and environmental impact.
- **Outdoor Shower:**
 - » Most respondents were in support;
 - » Others had concerns about necessity, water drainage, camping in the park, and natural character of the park.





SAAHTLAM PARK - TREE CANOPY

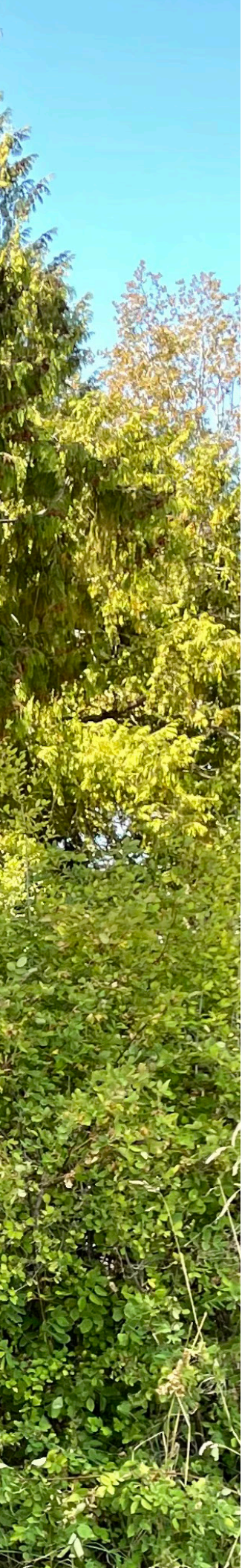


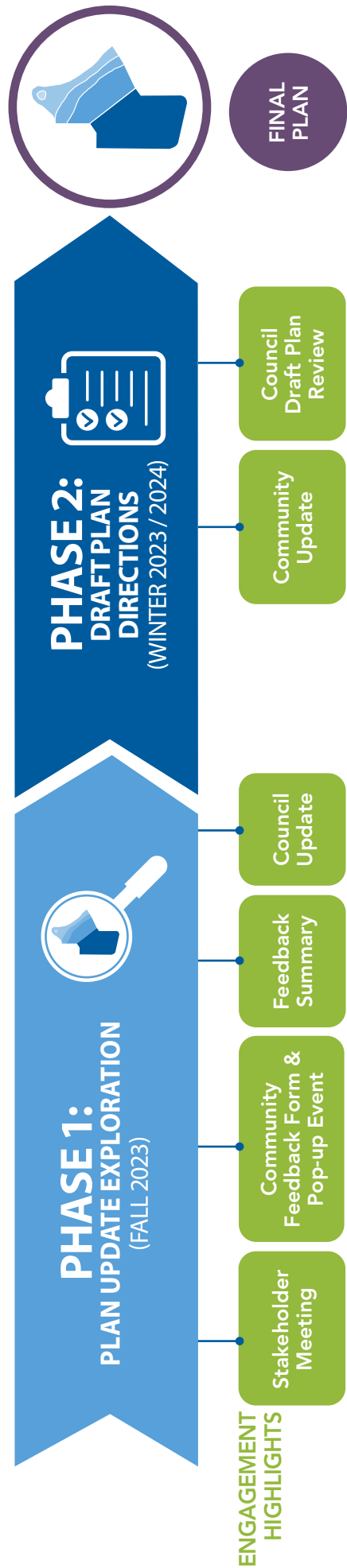
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PROJECT PROCESS DIAGRAM





I | ENGAGEMENT OVERVIEW

1.1 OVERALL PROCESS OVERVIEW

In Summer of 2023, the Town of Qualicum Beach (Town) initiated the Detailed Plan process for Saahtlam Park. The intent of the Detailed Plan is to guide decision-making and amenity upgrades for park development over the next 10 years. This plan is an update to the 2020 Concept Plan.

The project process includes two phases, with each phase involving engagement and community feedback. The diagram on the adjacent page provides an overview of the process.

- » During Phase 1, stakeholders, community members and staff were engaged to provide feedback and ideas about revisions to the 2020 Concept Plan. Topics included vision review, and updated concept review.
- » Moving into Phase 2, the feedback heard in Phase 1 will inform the draft Detailed Plan for Saahtlam Park. The draft Detailed Plan will be referred back to the community in Winter 2024.

This document summarizes feedback gathered during Phase 1.



To raise community awareness of the process and online survey **Constant Contact** email notifications were sent out as part of Phase 1 outreach.

1.1 OUTREACH

The following outreach tools were used to inform community members about engagement opportunities:

- **Town of Qualicum Beach Website:** A project page was created for the Detailed Park Planning process at qualicumbeach.com/saahtlam. This page features an overview of the plan process and provides important links to project materials.
- **Social Media Posts:** Posts were completed on the Town of Qualicum Beach's Facebook page with a link to the online survey.
- **Constant Contact (Email Notice):** Emails were sent out to those on the Town's email list. One email was sent out in early August, the other in early November.
- **Town Tidings (Newsletter):** A notification of the project process was posted in the Town's newsletter. The newsletter was published in Parksville Qualicum Beach Newspaper.
- **Notesworthy (Bulletin Mail-Out):** Bulletins were distributed to more than 5,500 addresses with utility bills in the neighbourhood surrounding Saahtlam Park providing information about the online survey.
- **Notice Distribution:** Notices were hand delivered to residents in the neighbourhood surrounding Saahtlam Park.
- **Town Hall:** Project information and hard copy input questionnaires and documents were made available at Town Hall.

1.2 FIRST NATION MEETING

The Town of Qualicum Beach met with Qualicum First Nation to be involved in the planning and design of Saahtlam Park and to review the Refined Concept Illustration.

1.3 ENGAGEMENT ACTIVITIES



Qualicum Beach Farmer's Market Pop-Up Event

DATE October 11th, 2023

LOCATION Qualicum Beach Farmer's Market
172 Veterans Way #160, Qualicum Beach

DETAILS The Town of Qualicum Beach staff ran a booth at the Qualicum Beach Farmer's Market to gather community member input on potential park improvements, answer questions, and to share information about the Detailed Plan process.

WHO PARTICIPATED?

286

Completed Surveys

Approx.

100

Visited the Farmer's Market
Pop-Up Event



Community Feedback Form

DATES October 12th - November 3rd, 2023

LOCATION Online at www.qualicumbeach.com/saahtlam
Hard copy versions in person at Town Hall

DETAILS A community feedback form was available at the pop-up event, at Town Hall, or online. The focus of the community feedback form was to share updates on the Saahtlam Park Detailed Plan process and receive feedback on the refined concept illustration and potential park improvements.





2 | WHAT WE HEARD

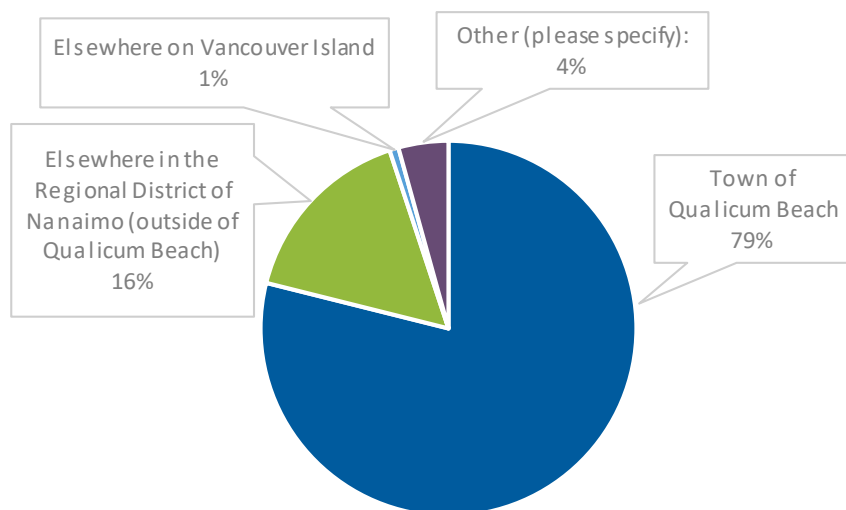
The following pages summarize the feedback that was received from the Pop-Up Event and Community Feedback Form. This information is summarized as follows:

- About You (Demographics)
- Refined Park Vision
- Emerging Directions
- Other Ideas

2.1 ABOUT YOU (DEMOGRAPHICS)

LOCATION OF RESPONDENTS

Where do respondents live?

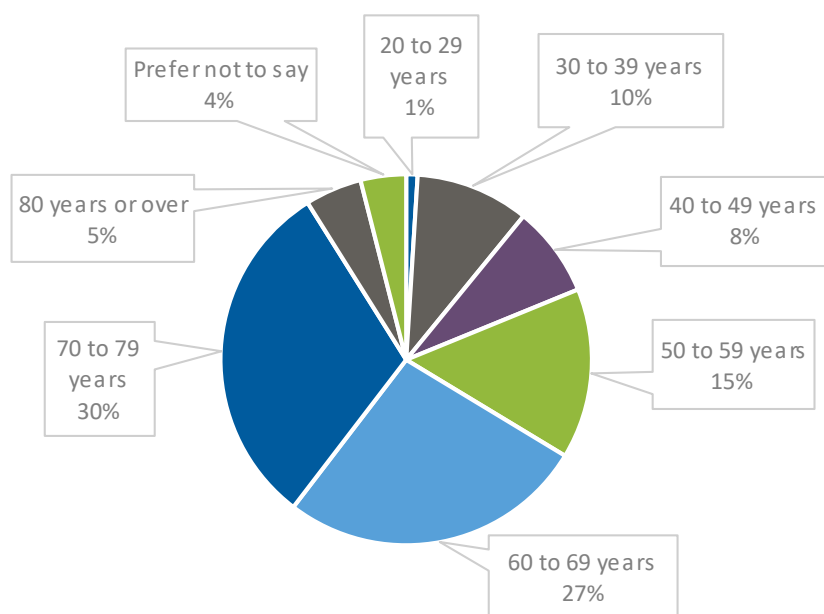


KEY FINDINGS:

- The majority of respondents lived in the Town of Qualicum Beach (79%).
- Those who indicated "Other" emphasized that they visit Qualicum Beach often.

AGE OF RESPONDENTS

What age are respondents?

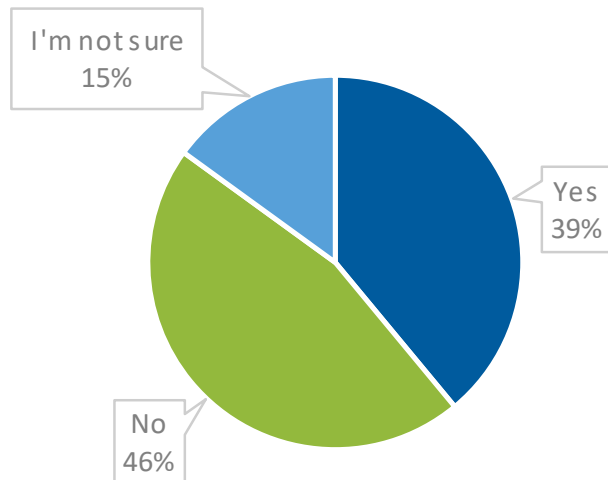


KEY FINDINGS:

- Respondents from a wide range of age groups participated
- There is limited representation of the younger demographic (under 30)
- More than half of respondents are over the age of 60.

CONCEPT PLAN PARTICIPATION

Did you participate in the community process related to the 2020 Park Concept Plan?

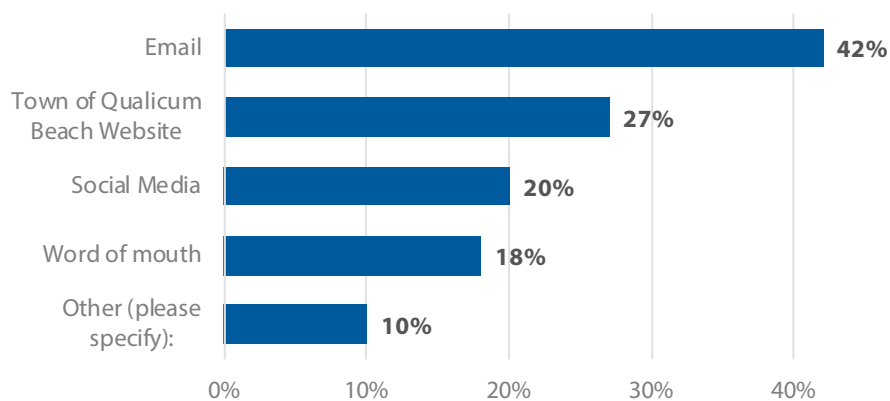


KEY FINDINGS:

- There is some continuity of involvement from the 2020 process to now

OUTREACH (DIGITAL & NON-DIGITAL)

How did respondents find out about this survey?



KEY FINDINGS:

- Most participants learned about this survey through email (42%).
- Other ways participants found out about the survey were through the newspaper, bulletin mail out, and local events.
- Respondents learned about the project process through a range of both digital and non-digital outreach options.

* NOTE: Respondents were asked to select ALL that apply (multiple responses). This graph depicts the percent of total respondents that selected each item (therefore, cumulative percentages exceed 100%).

2.2 REFINED PARK VISION

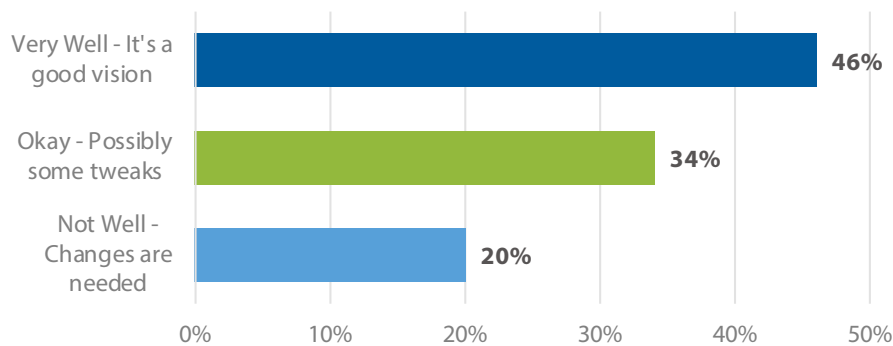
Participants were asked to evaluate the draft refined vision for Saahtlam Park and compare it to the vision statement that was adopted by the 2020 Concept Plan.

The 2020 Park Concept Plan was adopted with the following vision statement:

The Town of Qualicum Beach's former St. Andrews waterfront park offers a natural respite among mature trees and is a highlight of the Town's waterfront character. This park serves to connect people with nature, community, family, and site history. Visitors of all ages are invited here to relax, socialize, be active outdoors, enjoy the waterfront, and celebrate natural coastal features for generations to come.

The following is the proposed refined vision statement.

Saahtlam Park offers a natural respite among mature trees and is a highlight of the Town's waterfront character. This park serves to connect people with nature, community, family, culture, and heritage. Visitors of all ages are invited here to relax, celebrate with community, enjoy the waterfront, and connect with natural coastal features for generations to come. The park will be a focal point for First Nation and settler culture and heritage with goals of reconciliation, respect, celebration, and learning.



KEY FINDINGS:

- 54% of participants thought the vision needed some tweaks or revision.
- Almost half of participants supported the vision as written.

SUGGESTIONS FOR THE VISION

Participants shared their opinions on how the draft vision could be improved. Themes are summarized below.

Focus the Refined Vision Statement

- Respondents suggested focusing the scope of the refined vision statement to avoid broad statements.
- Several participants suggested either removing the last sentence or integrating it into the second sentence.

Define First Nations Involvement

- Respondents suggested clarifying the First Nations involvement and refining the statement to capture this.

Recognize the Lodge

- Lodge recognition in the vision statement was recommended by some respondents, as a key element of the park.



STAKEHOLDER MEETING AT SAAHTLAM PARK

2.3 EMERGING DIRECTIONS

Participants were asked to review the Refined Concept Illustration in the following page and provide feedback on the Emerging Directions List below. The illustration and corresponding list are informed by:

- » The 2020 Concept Plan;
- » Use of the Lodge and Park since the Park's opening in 2021;
- » Council motions;
- » Input from interest groups; and
- » Technical review by the consulting team and Town.

EMERGING DIRECTIONS

Refer to illustration and corresponding legend on following page for locations of improvements. * Indicates improvement is not shown on the plan.

QUALICUM FIRST NATION

Relationship Building with Qualicum First Nation

ST. ANDREWS LODGE

- 1 Lodge Building
- 2 Park Washroom + Change Room

UPLAND PARK AMENITIES

- 3 Play Area
- 4 Performance + Audience Space
- 5 Multi-Purpose Open Space
- 6 Outdoor Seating
- 7 Art Feature
- 8 Outdoor Shower
- 9 Food Truck Locations

ACCESS & PARKING

- 10 Crosswalk + Trail Connection
- 11 Cyclist Amenities
- 12 Service Vehicle Access
- 13 Accessible Parking
- 14 Drop-off / Loading Zone
- 15 Bus Pull-out
- 16 Roadside Day Parking
- 17 Future Expansion Parking
- 18 Park Signage + Wayfinding

NATURAL AREAS & TREE CANOPY

- 19 Designated Beach Paths
- 20 Former Foreshore Area
- 21 Upland Native Plant Areas
- 22 Tree Management*
- 23 Bat Boxes

MANAGEMENT & PROGRAMMING

- 24 Manage Fire Risk *
- 25 Park Sightlines *
- 26 Outdoor Storage*
- 27 Year Round Park Activation*
- 28 Weekly Activities*
- 29 Event / Market Space*

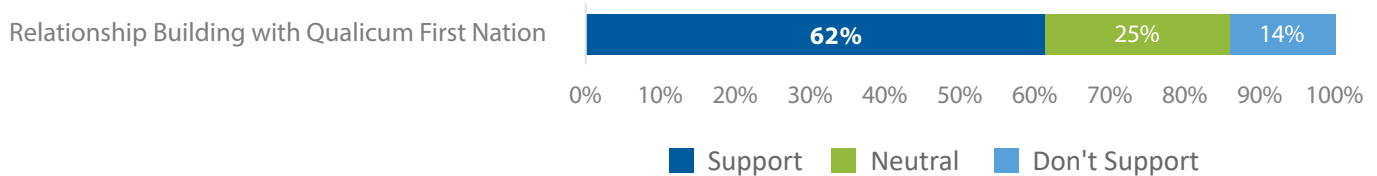
REFINED CONCEPT ILLUSTRATION



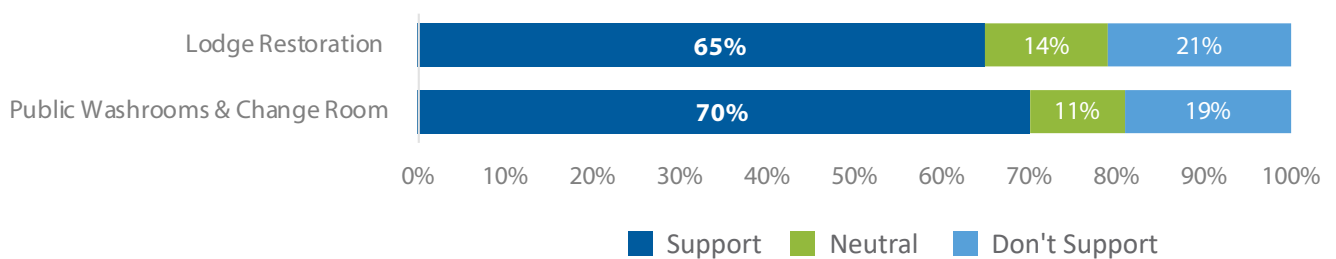
SUPPORT FOR UPDATED CONCEPT PLAN

After reviewing the refined concept illustration and emerging directions list, participants were asked to indicate their level of support (Support, Neutral, and Don't Support) for each item in the six directions (Qualicum First Nation, St. Andrew Lodge, Upland Park Amenities, Access & Parking, Natural Areas & Tree Canopy, and Management & Programming).

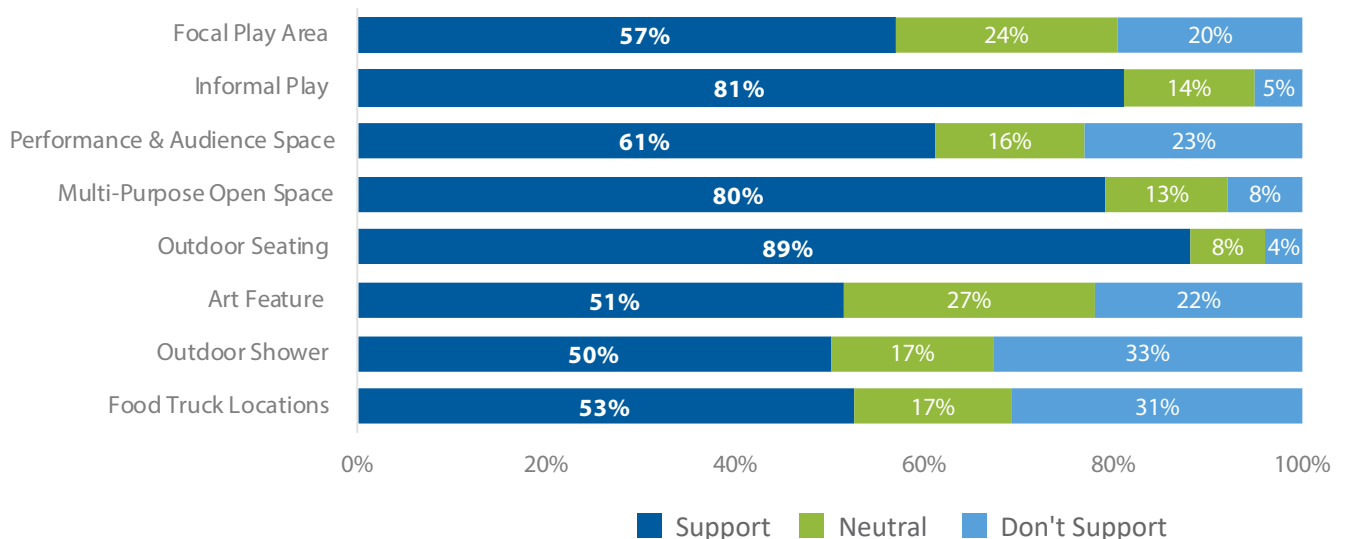
Qualicum First Nation



St. Andrews Lodge & Proposed Washroom



Upland Park Amenities

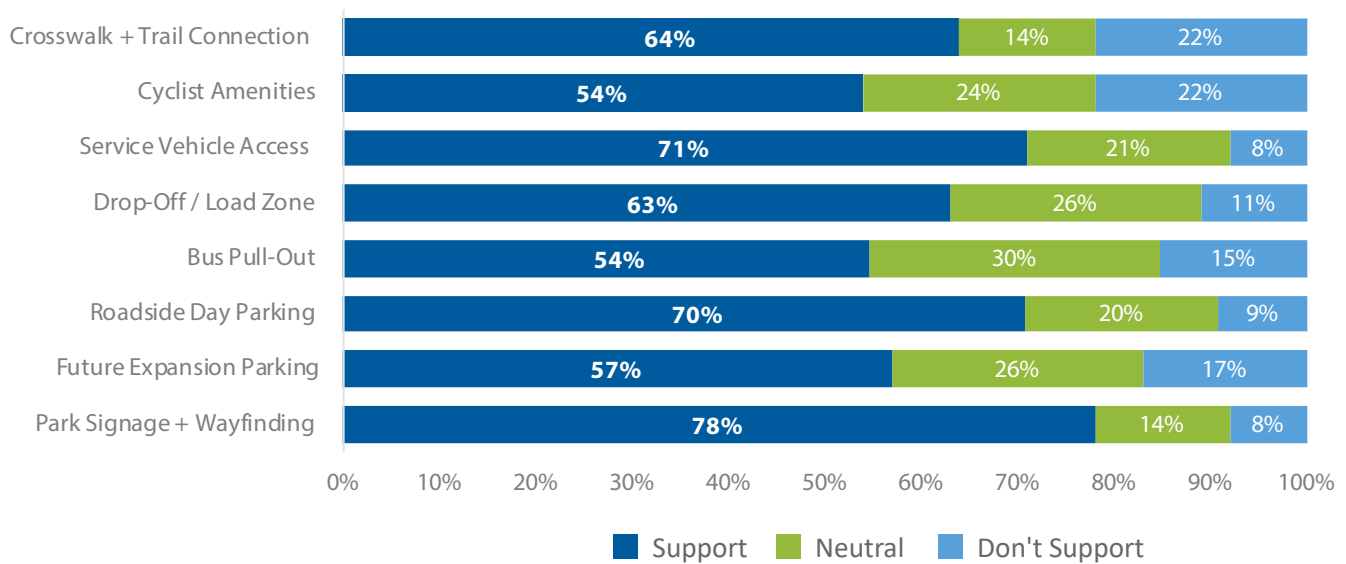


KEY FINDINGS:

- Most respondents highly supported Upland Park Amenities were outdoor seating (89%), informal play (81%), and multi-purpose open space (80%).

- All items were supported by at least 50% of respondents.
- The items with the least support were the outdoor shower (50%), art feature (51%), and food truck locations (53%)

Access & Parking

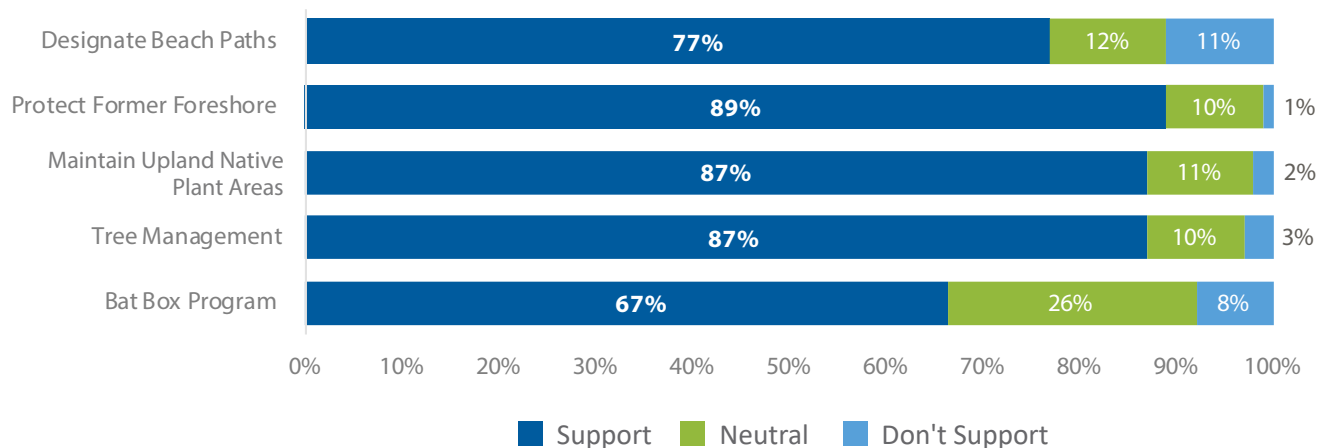


KEY FINDINGS:

- The items with the most support were park signage + wayfinding (78%), service vehicle access (71%), and roadside day parking (70%).

- All items were supported by at least 54% of respondents.

Natural Areas & Tree Canopy

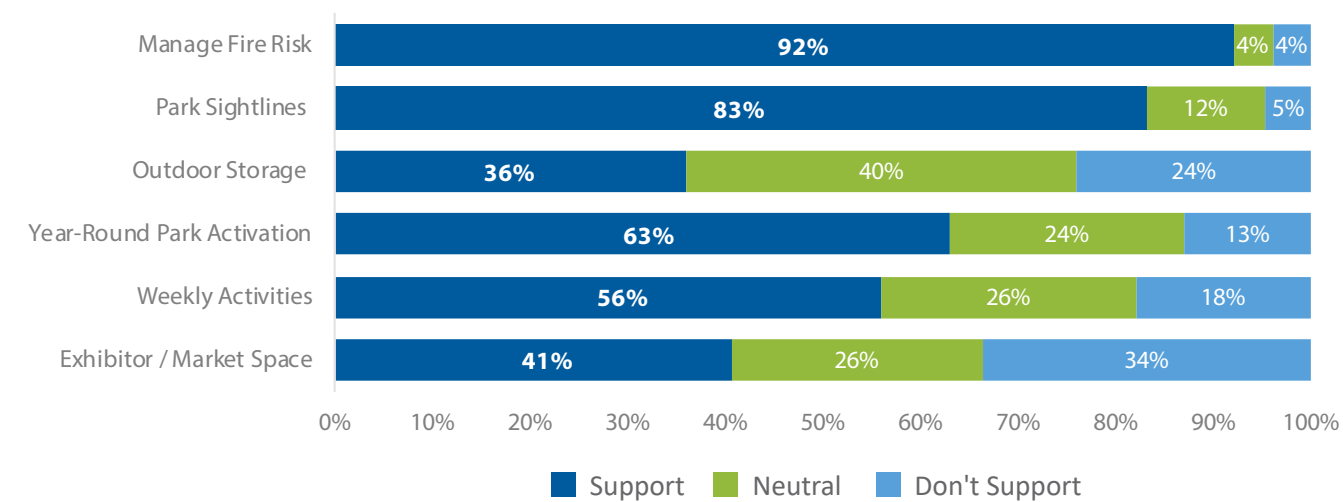


KEY FINDINGS:

- The items with the most support were "protect the former foreshore" (89%), "maintain upland native plant areas" (87%), and "tree management" (87%).

- All items were supported by at least 67% of respondents.

Management & Programming



KEY FINDINGS:

- Respondents supported the following items the most, "manage fire risk" (92%) and "park sightlines" (83%).

- There was mixed levels of support for the exhibitor/market space (41% support, 34% don't support).
- 40% of respondents were neutral towards outdoor storage.

2.4 OTHER COMMENTS OR IDEAS

Participants shared a range of other comments and ideas for the Saahtlam Park Detailed Plan. Key themes included:



Preserving the Park's Natural Character

- Many participants expressed how they enjoy the natural character of the park and would like to see it preserved
- Some participants expressed concerns about integrating too many improvements to the park that could impact the existing natural character.



It's actually lovely the way it is with small additions like more seating and bathrooms. Keeping the existing structure adds character but by keeping the park simple it adds to the charm.



Connection to the Foreshore

- Some participants shared their interest in establishing accessible connections to the foreshore.
- Some participants were keen on retaining boulders and logs along the foreshore to create an informal gathering place.
- Several participants shared ideas for a boardwalk trail.



I think the plan for the park is a great way to connect with the talent of the local community, the first nations and nature. The tourism industry of the area needs to have a more vibrant night life to keep on attracting tourists and help the local businesses survive. i.e. hotels, restaurants, local shops. The proposed plan for the Saahtlam Park is excellent and I do hope to see it come to reality.



Amenities & Play

- Participants shared ideas for additional amenities including: water play, drinking fountain, barbecue area, picnic shelter, and an electric vehicle charging station.
- Key themes for the play area: age friendly, informal, and natural materials.
- Some participants felt that an outdoor shower is unnecessary and may attract overnight campers.
- Several participants supported art in the park in collaboration with Qualicum First Nation.



A small spray park would be a welcome addition to the community. Perhaps in the focal play area, alongside with a playground. Young families are indeed here, and somewhere else for our smaller children to play would be fantastic.



St. Andrews Lodge

- Many participants shared support for arts and culture here, others suggested daycare or supportive housing.
- Several participants preferred the Lodge be removed.



I think incorporating Qualicum First Nation into this space is integral to our community. Also a light up cross walk for safety crossing would make the school closest be able to utilize this space.



Bylaw Regulation & Events in the Park

- Some participants shared concerns about the noise level associated with events in the park.
- Several participants preferred the park remain on-leash for the safety of all park users and preservation of vegetation.
- Several participants expressed interest in having regular law enforcement presence in the park.



I object to the use of this park as a destination for event focused entertainment. We have spaces for that such as adjacent to the Civic Centre. Destination events will pose parking and pedestrian safety issues with people parking on the highway and crossing the road.



Parking

- Many participants were concerned about the lack of parking.
- Some participants shared safety concerns about parking on and crossing Highway 19A to access the park, others shared their support for this approach.

3 | NEXT STEPS

The community feedback heard in Phase 1 will inform development of the Saahtlam Park Detailed Plan in Phase 2.

Next steps in the process include:

- Update about what we heard during Phase 1 of the engagement process (this summary).
- Development of the draft Saahtlam Park Detailed Plan including detailed recommendations in Winter 2023
- Referral of the Detailed Plan to the public in Winter 2024.
- Continued updates posted to the Project webpage:
<https://www.qualicumbeach.com/saahtlam>

Thank you for your participation in this process!



APPENDIX A: VERBATIM COMMENTS

The following pages list the verbatim comment responses for:

- Vision Statement Refinements
- Other Comments & Ideas
- Pop-Up Event Sticky Notes

Please note that some of the comments have been edited to maintain a respectful tone toward local community members. We appreciate your understanding and cooperation in this matter.

Thank you for participating in our survey.



APPENDIX A: VERBATIM COMMENTS

1.1 DRAFT VISION REFINEMENTS

Question 2: Please share any suggestions you have for improving the draft vision.

- ▶ I believe that the park has the potential to be one of several highlights of the town's waterfront, but requires careful considerations before being such. The first sentence gives the impression we are already there and nothing needs doing.
- ▶ Leave the grounds as is; with minor improvements for toilets, benches and tables. The present freedom to wander is appealing. At the last concert people brought their own seating and that seemed to work fine.
- ▶ This vision is consistent with current forest 'bathing' science and indigenous beliefs of being connected to nature. Providing a place for cultural activities for settlers as well as Indigenous people is excellent.
- ▶ Leave the park as is – that's the way native like it.
- ▶ Not enough of the natural site is left...it has become too formal looking.
- ▶ Volleyball courts instead of bocce would be nice, basketball hoops would also be great.
- ▶ The First Nations link to the park is not clear....if anything, the park is linked to settlement, as a long time vacation property...other than naming the park, the First Nations role and interest is not clear and confirmed.
- ▶ State the number of picnic tables available as they are likely to attract large family groups. Family reunions etc.
- ▶ Need pollinator gardens
- ▶ I would be very cautious about the parking and the safety of the Highway 19A traffic in the area. The location has poor sight lines and is quite congested. Parking across Highway 19A does not seem like a good idea -- do you really believe that park visitors parked on the south side of Highway 19A will walk to and use the crosswalk indicated on the diagram?
- ▶ Unless you are returning the land to them, I doubt first nations would feel any connection to this park.
- ▶ Unless the proposal includes returning the land to them, one doubts Qualicum first nation would have any interest in this venture.
- ▶ Not sure if change rooms are necessary at the proposed bathroom site.
- ▶ Are there bike racks? Definitely need bike racks
- ▶ Not sure what "seating area" entails, Trust it includes picnic tables. Also are there going to be BBQs available, and a water tap with potable water? I think all of these will be better than a centre art piece.
- ▶ Has any consideration been given to the construction of a pier off Saahtlam Park, extending out into the Ocean similar to White Rock on the Lower Mainland... to include access for walkers, swimming, fishing and temporary boat docking? If it's not feasible for the Township to design and complete, maybe we should take a look at what the actress Pamela Anderson accomplished on her waterfront property in Ladysmith... If you wish to attract tourists and provide another facility for seniors to enjoy



APPENDIX A: VERBATIM COMMENTS

- ▶ I love the proposed park design. We are so happy to see this project come alive!
- ▶ Remove the last sentence. It is redundant with sentence 2.
- ▶ I don't support focusing the park on "first nation culture, reconciliation, celebration and learning".
- ▶ The last sentence duplicates the second one, unfortunately by not recognizing others who are not first nations or settlers (whatever a "settler" means). The vision should be inclusive of all BCers. I'd keep the goals of respect, celebration and learning.
- ▶ Picnic tables with shelter covers, or at the very least one picnic table with shelter cover. (See Foster Park in Parksville as an example). More than 3 disability parking stalls (Qualicum has the one of the oldest populations). Walking paths to beach that are wheelchair wheels & walker wheels friendly. Outdoor water fountains. Bathroom that is wheelchair and walker accessible, no lip, grab bars, large enough for wheel chair and walker inside stall and accommodates disabled person & helper
- ▶ Washrooms, outdoor shower, covered areas for BBQs
- ▶ Focal point for First Nation and settler culture and heritage, with the goals of reconciliation, respect ... [picky detail, I know, but it makes it clearer IMHO]
- ▶ Picnic tables/outdoor seating closer to food truck area. Didn't see any garbage/recycle receptacles on the plan.
- ▶ Like it as is.
- ▶ Adequate accessibility – ramps, wheelchair ramps if needed, accessible trails and beach access. Audio interpretive speakers for poorly sighted and/or blind. Brail signage.
- ▶ Curious about parking?
- ▶ I'm hoping leashed dogs will be allowed
- ▶ This Qualicum gem needs to be protected and preserved for future generations in perpetuity.
- ▶ Eliminate the idea of an outdoor shower!
- ▶ leave out the Heritage. You're sneaking in words to make the town responsible for renovating. The lodge should've been pulled down. It's an ugly building.
- ▶ Please do not have an outdoor shower!
- ▶ Please do NOT provide an outdoor shower!
- ▶ Is there more detail about the event and activity space? Would there be opportunities for a tenant or is this all temporary space?
- ▶ The park should remain true to the original vision of a natural respite. Just a park with bat boxes, the existing picnic tables and benches and that's all. The bells and whistles – bocce court, basketball net etc. – detract from the 'natural respite' of this peaceful park.
- ▶ Remove the aging lodge, make space for multi age fun. We need a play park, live outdoor music, food and washrooms.
- ▶ I think you should strongly consider continue to highlight First Nations aspects. I feel like the lodge building is a liability and better use could be made of the land.
- ▶ Prefer to keep the park more natural
- ▶ Where is parking for events?
- ▶ You are trying to cram too much in a small area. The park would need to be bigger to serve the many different uses you are trying to put in.





APPENDIX A: VERBATIM COMMENTS

- ▶ Make sure you have First Nation buy-in before assuming you have met any of the goals in the last sentence.
- ▶ I think that it looks lovely as is. There are picnic tables in a natural setting and it costs next to nothing to maintain. The town would do better by prudently paying off some of its debt rather than spending money on this park. John Rieger
- ▶ some mention about making the area accessible for all
- ▶ First Nation explanation signs of cultural significance of trees, etc. with their language names
- ▶ This should NOT be an event space. It should be a place for relaxation, contemplation, and enjoyment of the waterfront interface with the trees and meadows.
- ▶ I don't support the name. A 'name change' was uncalled for, unnecessary & I did not have a say in it. As well, I am not a 'settler'; & I feel I have nothing to reconcile for.
- ▶ Reconciliation had nothing to do with a park- why can't it just be a place to gather for all?
- ▶ Can you show where the parking will be? Also, what will the old Lodge be used for. Will there be historic tours with people in period clothing (maybe on special weekends?) What is going to be built behind the Lodge. Is it a stage? Will dogs be allowed in this park, if so on-leash or off-leash?
- ▶ Say something real – this statement says nothing.
- ▶ Tear down the lodge and build a new modern building that will actually be useful and not a white elephant.
- ▶ Delete "The park will be a focal point for First Nation and settler culture and heritage with goals of reconciliation, respect, celebration, and learning." Add " The park will also provide a focal point for cultural and heritage knowledge and the contribution of First Nations"
- ▶ Possibly minimize the "mature trees" as a selling point – many of those trees have been topped in the past and have varying levels of damage as a result
- ▶ What does 'settler culture' mean?
- ▶ Please remove the language of 'settler culture' and 'reconciliation.' This is a grand vision for a park that will be used for a few people to have a picnic or play bocce ball.
- ▶ Change the name back to St Andrew's. It would have been nice if public input was requested before the name was changed.
- ▶ Build a new restroom. Don't involve the heritage site (St. Andrews Lodge). It will just turn into a can of worms.
- ▶ I am uncomfortable with enshrining "reconciliation" into a vision statement. The reason is that reconciliation should be an interim goal with the expectation that the "vision" has progressed well past that. I propose "community and individual respect, celebration, and learning."
- ▶ Cross walk across highway needs clarity as to how it will function for pedestrians. Parking across the highway is NOT ideal or safe.
- ▶ No overnight anything. We don't need squatters or campers or homeless.



APPENDIX A: VERBATIM COMMENTS

- ▶ CPTED incorporation
- ▶ More seating ...especially with the bocce court, couple more picnic tables, is 3 benches enough for viewing the ocean?
- ▶ The last sentence is vague to the point of meaninglessness.
- ▶ Keep the Bocce court.
- ▶ There must be a strong emphasis regarding camping or tenting inside park boundaries!! Parking should be added across the highway – busy area in summer add crosswalk type speed bump.
- ▶ I appreciate the revision to include more of an attitude of reconciliation. I am basically indifferent to vision statements however as they're seldom followed through in a meaningful way.
- ▶ Draft 1 is more welcoming as it does not divide.
- ▶ The original version is better.
- ▶ Some kind of tribute to Mrs. Little.
- ▶ The park will be a focal point for respect and learning about First Nation heritage and culture as well as understanding the impact and history of settler use of the park within goals of reconciliation.
- ▶ New to the area, but want to be part of the community, so am contributing to be connected, and be focused on this area. I want to learn and be a positive, contributing resident.
- ▶ I was fine with the original version
- ▶ Playground, water park, outdoor fitness equipment, QB is hugely lacking playgrounds. PLEASE consider creating a space for all ages
- ▶ This looks like a well thought out plan. The connecting path is a good idea. Future extra parking for those who drive is a must.
- ▶ Include space for youth/teens to participate in outdoor activities. Would love to see an outdoor gym/muscle beach type space for all ages to exercise. Outdoor cement court for activities such as tennis, basketball, hockey. Beach volleyball. Picnic/outdoor theatre space.
- ▶ Please include areas for families and youth. An outdoor gym/muscle beach type vibe space where youth & adults can workout. Outdoor cement court for tennis, basketball, and street hockey (could be rented out for birthday parties), spaces for food trucks, outdoor shower, bathroom, BBQ/picnic space, outdoor theatre screen space, park for kids to play and grandparents to watch. Accessible to all.
- ▶ No outdoor shower. Because of the wooded nature of the Park, this might encourage overnight campers, which we already observe all along the waterfront near the existing shower and washroom facilities. As well, the parking area at the Brant Viewing Pavilion already attracts overnight campers and a shower facility nearby would add to this. I feel this existing facility is sufficient.
- ▶ Nothing to add so far.
- ▶ The revised vision is too broad and has led to over-planning for this small tranquil natural space. Celebrating with community may not be aligned with connecting with nature. Amplified music, live music and large gatherings should only occur by permit and under supervision of bylaws personnel. It will not be a natural respite if it's an event venue or party space. Let's preserve the rare tranquility of this space for all.





APPENDIX A: VERBATIM COMMENTS

- ▶ This is too much, way over planned. Needs to remain a more peaceful, tranquil space that highlights its natural beauty.
- ▶ I think you have too many contradictory elements in over-thought sentences. Why not simplify – cut to the essence of the purpose of buying this land. Perhaps try "Saahlam Park offers people a place to enjoy a natural park with mature trees and native plants that provides access to the waterfront. The park will provide opportunities to learn more about local history with goals of reconciliation, respect and learning."
- ▶ Much less development.
- ▶ The first sentence is great! The remainder is not good because, in an apparent attempt to be all things to all people, the vision is diluted by the inclusion of too many fashionable "buzz words" and "buzz phrases". I would like to see the vision pared down to a single sentence, the current first sentence.
- ▶ I think some reconsideration should be made for the proposed vision for the meaning of "natural respite". Amplified music is not ideal to achieve this result.
- ▶ Add to sentence 2...This park serves to connect people with nature, community, family, and First Nation and Settler culture and heritage. Omit final sentence which is long and deals with goals rather than a concise vision statement. To me it feels added on rather than inclusive and visionary.
- ▶ Even more picnic tables
- ▶ If the mission is to connect with nature, outfitting the area with amenities that will attract transient visitors to stay for multiple days will detract from that mission. It will become a refuge for travelers and nothing more since no one will want to spend time there. In addition, I am curious what the private residents have had to say about the noise and visitors this will bring. As I understand it this has traditionally been a hidden treasure for those of First Nation and locals mostly.
- ▶ 1. Add to sentence 2: This park serves to connect people with nature, community, family, First Nation and Settler culture and heritage. 2. Omit final sentence which, to me, feels tacked on as an afterthought and deals with goals rather than being a concise vision statement.
- ▶ The last sentence misses the mark. It is too forceful, over achieving and not useful.
- ▶ Lets not get away from the fact this is a beautiful, natural park. The revised vision is too broad and has led to over-planning for this small tranquil natural space. 'Celebrating with community' may not be aligned with connecting with nature. Amplified music and large gatherings should only occur by permit and under supervision of bylaws personnel. We already have a community center with wooded area for celebrations. Let's preserve the tranquility of this space for all.
- ▶ What important 'first nations' events or activities existed at this site? "St. Andrew's Waterfront Park" is a perfectly suitable name.
- ▶ Preserve natural surrounding and do not add things that do not fit in.
- ▶ I don't agree that a shower in the park is necessary as it will encourage campers. I have seen soap scum and food debris at the existing shower at the main



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beach. The pebbly beach at Saahtlam discourages most swimmers so a shower is not a necessity. The water supply was cut off near the lodge because it leaked so a new supply would require a lot of digging, disturbing archeological artifacts.

- ▶ Needs a pier
- ▶ Town of Qualicum is lacking playgrounds for kids. It would be nice to incorporate a little playground in the park.
- ▶ I know many families with young children would love to see a splash pad/water park in our area. The one in Parksville is small so our family, as well as many others go to Courtenay/Comox or elsewhere. I think it would be beneficial for the town of Qualicum to have a decent water park as it would also bring in people from surrounding areas.
- ▶ Accessibility for parking.
- ▶ Would love to see a natural playground (logs, sand etc.)
- ▶ Not sure about the outdoor shower. This is not a swimming beach. I would rather see the money go towards the children's play area.
- ▶ No outdoor shower. There is a beautiful bathroom/shower/washroom facility further down the waterfront, there is a possibility that an outdoor shower would attract overnight campers using the park. Money could be best spent forward a children's play area.
- ▶ "Visitors" is very broad – do we want to fine tune with residents, visitors, tourists.....

- ▶ As a general statement ok. The last line in the statement seems to be politically self-serving I. It is a waterfront community park for all ages and all people. The wording suggests that this location is specifically significant. If so define it. If not, the naming gives the respect and the inclusion should be automatic and not limited to that one location.
- ▶ It's a bit wordy, and could be cleaned up to be more focused.
- ▶ St. Andrews Lodge is a block to the incredible vista of the park potential – I drive by several times each week and pretend I can see thru the lodge to view the waterfront. A covered picnic area would be wonder, for shelter in extreme heat and rain. Build washrooms/showers off to the side of the property don't make a washroom building the focus and first thing people see. The money to restore St. Andrews and the money already spent, lends nothing to the recreational property. more to say.....
- ▶ I would like to know how the Lodge itself will be renovated and will it be bookable and programmable for community and Town events
- ▶ not sure what the last sentence even means in practice.
- ▶ There is (almost) no place to park!! There is nothing indicated on the plan as to where people will park. Not everyone can walk or cycle to this location. Many people have limited mobility (and no handicap parking permits) and need to park close to the park.





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- ▶ Bocce Courts cater to very few people, while there are no swings or climbing apparatus for children, with park benches for parents or childminders to use; more benches are needed overall, as many residents of QB are elderly or disabled; parking for handicapped drivers needs to be obvious, accessible, and numerous, and from all access points if possible; there needs to be crosswalks across the highway, as well as a much lower speed limit year-round ALONG THE ENTIRE BEACH 'til inside hwy junction
- ▶ What has made the park a real gem for me and for my friends, is its low levels of emf/rfr (electromagnetic radiation frequencies/radio-frequency radiation). There are very few places on QB's waterfront that some of us can enjoy because of the pervasive emf/rfr. Birds and insects are also adversely affected by emf/rfr, and must also be protected. We request that the park designated as an area where emf/rfr levels are minimized, so everyone can safely enjoy Saahtlam Park.
- ▶ The last sentence is too broad and makes the park sound like a museum with non-credit cultural history classes. Don't forget its a PARK.
- ▶ Hello, more seating required for seniors. More parking required for seniors and disabled. Thank you
- ▶ No food truck or place it closer to the highway. No road access off Bueler Road
- ▶ No food truck or place it closer to the highway.so it does not distract from the ambience of the park.
- ▶ Like to see more emphasis on nature and environment than on first nation's reconciliation and colonization.
- ▶ Vision statements are overrated. Too much emphasis is placed on this.
- ▶ It very vague. It needs more detail in what the vision is.
- ▶ Takes into account shoreline changes due to climate change effects
- ▶ The crosswalk should be of the 'flashing' variety as it will be the first one encountered by people driving south on Hwy 19A as they should be slowing down for the 50 km/h speed limit. – hopefully there will be dining spots close to the food trucks as well.
- ▶ The original vision statement was all inclusive. The revised version singles out First Nations as a separate group with a focus exclusive to them. Can we not make this a place for everyone without singling anyone out?
- ▶ The 2020 vision statement was inclusive to all and reflective of the true shared future value of this unique and natural property for generations to come.
- ▶ The draft vision needs to list St Andrews Lodge so people can realize that St Andrews Lodge is going to be the focus of this property – not the natural park & ocean front for families to enjoy.
- ▶ This area is special and should be reserved in a more natural state and not made into more of a party spot then it already is.
- ▶ Not certain an outdoor shower is required. Concerns about maintenance and security. Will there be lighting to deter unwanted nighttime activity? Don't want this park to become a destination for campers i.e.. unsheltered people and campers/vehicles/RVs who already park freely in our town and along the waterfront.



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- ▶ I like the emphasis on nature, respite, relaxation, communing with nature.
- ▶ Too broad now. Let's keep the focus on being a natural respite. What does celebration mean? Glad about the part including First Nations
- ▶ There was no historical involvement with the original concept for St Andrew's. The name St. Andrew's should be retained.
- ▶ We are all seeking peace and tranquillity as we enjoy nature in its natural pure state. What matters is accessibility and a safe walk, stroll, and connect through the space for all to enjoy. This connection to nature and the beach is all people want without noise, food trucks, etc.,
- ▶ Less construction. Need to tone it down and attract less visitors.
- ▶ Original vision statement is better.
- ▶ Some kind of tribute to Mrs. Little.
- ▶ The (2019): The Town and Lanarc Consultants lead a 3-phase community engagement process to develop a Park Concept Plan envisioned on preserving and enhancing the natural setting that existed, keeping the natural foreshore, maintaining of the mature trees. This draft vision of many walkways, performance + audience (4), park signage (18), outdoor showers (8), food truck location (9), Service vehicle access (12) does not respect the 2019 Park Vision to preserve and enhance the natural environment.
- ▶ STOP! The park is a beautiful natural place. This plan will destroy it.
- ▶ STOP! This will destroy and beautiful natural park.
- ▶ Leave this park unchanged. You are destroying it's beauty.
- ▶ Last sentence may not resonate well with people and is not very clear, particularly "focal point for First Nation and settler culture and heritage"; and some repetition with 2nd sentence re: heritage. Modify the second sentence by adding ", and further the goals of reconciliation, respect, celebration and learning" and remove the last sentence.
- ▶ Way too many changes for such a small park. It will ruin the beauty of what is already there.
- ▶ I like the language with a very heavy focus on Nature, family & natural coastal features for generations to come.





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1.2 OTHER COMMENTS OR IDEAS

Question 9: If you have other ideas or comments about the Saahtlam Park Detail Plan, please share below.

- ▶ At present, if everything is done that is proposed to be done the park could become overdeveloped. I prefer simplicity as a primary goal.
- ▶ If I understand the crosswalk to be a raised overhead walkway, then it must also be age friendly, the size, cost and complexity of such may be prohibitive. If the intent is to develop the foreshore area to be swim friendly, are there other areas of the waterfront that are better matched and perhaps directionally signposted at the park? A foot wash facility's may better match needs rather than a full shower. Any raised ramp to enter the rear of the lodge must be safe for all people, young and old.
- ▶ Maintain the current natural appearance as much as possible. Don't encourage large crowds that would require overhead structures like bridges to cross the road and extra parking for vehicle overflow. People who value the current natural beauty of the site, including the remaining cottages, will find their way to the park. Less is More!
- ▶ A comprehensive plan has been presented. Well done.
- ▶ The people of Qualicum Beach voted to leave the park as is. If QB has extra money use it wisely.
- ▶ The bocce pits provide an activity that can be enjoyed by all ages. Seniors and families can participate in this very social game together, it would be a shame to lose this amenity. Thinking of the age demographics of Qualicum Beach this type of amenity serves the community well.
- ▶ Leave the park as natural as possible... I believe the park should benefit the taxpayers of Qualicum Beach before visitors from other provinces or areas ... the quaint charm that we all love about Qualicum needs to be maintained above all other considerations.
- ▶ -Information booth re: history of site / First Nations inside lodge. Rotating art exhibition inside lodge. Do not support outdoor music as it inhibits quiet enjoyment.
- ▶ St Andrews Lodge is not supporting a park side outcome and should be removed
- ▶ Maintaining the former lodge and bringing the structure up to current public use standards will be a costly venture – the building is not unique or of particular heritage value. In addition, the use to which a renovated structure would actually be put has yet to be resolved, other than general statements of some form of public and group engagement. The combination of both capital and operating costs for the structure will be demanding, and existing parks are already needing more support.



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- ▶ In regards to bat accommodation I have been annually counting the bats at Saahtlam Park since the bat houses were installed. Although the houses are not consistently used they are well used on occasion every year since installed. As bat counter I report to Linda Brooymans at NALT (stewardship@nalt.bc.ca) on an annual basis. She does have some suggestions on bat accommodation in the future.
- ▶ A water park for kids.
- ▶ I believe the original intent of this park was to maintain it in as natural setting as possible. Therefore, an art space, a performance space, food truck space etc. is not consistent with this vision. Decent parking, signage & washrooms are all that are required in my opinion. No need for public art, or formal gathering spaces. It is basically a beach park, let's maintain it as such. No new funding to restore any buildings! Let's maintain it as beach access for all visitors, minimalist setting.
- ▶ Vegetation must be well protected. Some areas must be clearly off limits + signed appropriately if they are fragile. Dogs must be leashed so as not to disturb birds +vegetation +this must be enforced. The outdoor shower may waste water. Has this been considered? Maybe an electric vehicle charging station on site? All new or re-developments should be considering this. I am concerned about adequate parking. A shuttle service will be needed as the park use grows. Building materials must be fire resistant
- ▶ Really well done. Looks like the designers enjoyed their work. Congratulations!
- ▶ Given the known costs of remediation and restoration, think any investment in the old cottage is without value.
- ▶ Keeping as many trees and natural vegetation is really important! Keeping the park a park for local taxpayers and visitors who financially contribute to our community is huge! Please don't design it to attract free camping as the rest of our beach front parks have become.
- ▶ Picnic benches and places to relax and enjoy the view would be nice
- ▶ Keep it as natural as possible, don't make it a commercial park, no need to store tables and chairs, people can bring their own chairs to events
- ▶ As per the results of the last election a majority of citizens were not in favour of using their tax dollars to fund work on the inside or outside of the existing building. Please honor that democratic election result.
- ▶ I am very pleased that the town is preserving this beautiful site
- ▶ I love the Draft! Good work. What about consideration for people with pets? My recommendation: On-leash with designated areas to get bags and receptacles for waste pick-up Also, some consideration for rules/policies has to be given to homeless people or overnight campers etc. who may want to use the park (and then signage and enforcement). Fresh drinking water? What about picnic areas for families/groups to have BBQs?
- ▶ My sense is that there is little heritage value with the lodge. There should be no public funding to sustain or maintain it. It should be removed. A seaside area available to the public should be retained and maintained by the Town. The majority of the property should be sold to recover the initial investment and to reduce taxpayer costs. On a per capita basis Qualicum Beach has significant public spaces. Consequently it is my personal belief that there is little need to expand.





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- ▶ Noise from microphoned special events and odours/ generators from food trucks will greatly impact the residents directly across the street from the park. The washroom/change rooms need their own structure, since the lodge is a heritage building. The drafted plan has too many proposed areas. The park is tiny. I support a playground, news washrooms/change area, parking and an outdoor shower. The rest of the park should remain multi-functional for community groups (i.e.. yoga, parks & rec).
- ▶ I am not in favour of commercializing the waterfront through food trucks, regular events like markets. Occasional events like family day are ok but not on a regular basis. This is a pristine natural environment and we should try to retain that character throughout the park, throughout the year. I am not in favour of any amplified performances in this area. Amplified performance space should be located in the town center (bus garage area) and not at the quiet nature park.
- ▶ Overall, I think the park is a great idea. On a long-term basis, it should be extended south. With climate change and rising sea levels over the next 10 to 20 years, more waterfront houses will be lost. It would be an opportunity for QB to obtain the properties as they come available to create open beachfront for all.
- ▶ Thank you for putting so much thought into this project, much appreciated.
- ▶ The change rooms, indoor showers and toilets should be stand alone and not connected in the lodge.
- ▶ This park if done with elegance and simplicity will be a show case for Qualicum Beach. It will exemplify why this town is special and why it will continue to flourish as an example of pride of community and a reason why people move here. Qualicum Beach needs to continue to remain a leader of what a community is all about and a community that does not cater to current political trends. We already
- ▶ Please protect the integrity of this park. Are you planning to do an environmental assessment on the impact on the wildlife that currently inhabits Saatlam Park before going forward with these ambitious plans?
- ▶ It's actually lovely the way it is with small additions like more seating and bathrooms. Keeping the existing structure adds character but by keeping the park simple it adds to the charm.
- ▶ keep it as natural as possible adventure play areas for children remove the lodge build a modern bath room. Not a great performance area as it's cold 10 months of the year ask people who live on the waterfront. counsel keeps asking the question to reserve the lodge. They've been told no and they still don't listen. They'll do surveys and surveys and surveys until they get the answer they want. don't do surveys if you're not going to listen to the people. The lodge is not important the majority
- ▶ Play structures with natural materials for climbing, balancing and exploring.
- ▶ Integrate First Nations art and design throughout the park including wood features and information about Qualicum First Nations history past and current
- ▶ Please allow Saahtlam Park to be a natural park, that provides peace and nature and beauty in a wilder sense. Do not destroy it with bathrooms and events and signage.



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- ▶ My biggest ask is for a playground that my children can enjoy while they are still children. As with many things in Qualicum Beach, the playground recently looked like it would become a reality, only to be put on the back burner as a result of a handful of residents with loud voices and councils subsequent decision to prioritize St Andrew's Lodge. The playground in Parksvilles draws families into that community and results in additional spending at restaurants and shops throughout the day.
- ▶ A focus on the natural environment and learning about the nature and history of the location and area, enjoying relaxation, socialization. Keeping a more natural, and ensuring opportunities for "quiet" or reflective engagement that are not a readily available on the main section of the Qualicum beach.
- ▶ Stop spending money on the old building.
- ▶ Remember there are families in the area. Would be so great to have an area with picnic space, playgrounds and beach access. This is an amazing, world class opportunity to do something cool for local families and tourists, like the beach in Parksville but our version. Love the food truck. Please do the showers and make great play area and places to eat :)
- ▶ Keep the park as natural as possible and keep it open for sunlight and eyes on the park. Maintain existing tall trees to provide some shade but don't want more small trees. e bike charging good idea but do we really need a bike repair station? Don't like commercial food trucks in the park. Would rather they be located by the main road where they could also serve drive by traffic.
- ▶ would like to see more available parking for events.
- ▶ Keep the Park natural and simple.
- ▶ This will be a great addition to our community!
- ▶ Parking, parking, parking ... Continue with additional parking plans on the other side of the highway. There are already visibility issues (pulling on & off the highway) on both Challoner & Buller Roads and these will only get worse as more & more people decide to utilize the park. No outdoor storage area near the lodge. Public washroom & change areas should be away from the existing lodge. They should be closer to the beach and possibly attached to the shower area.
- ▶ Steps must be taken to avoid tents and wheeled vehicles from the park area.
- ▶ How will enforcement of specific rules take place? How will cleaning take place? Since there is limited parking, I think making it a "destination park" is not advised. If it can remain a quiet park in a simple, natural state for local residents of Qualicum this will make more sense. In other words, don't over design.
- ▶ Looks great but please no outdoor shower and only provide an indoor washroom. Thank you for all your work thus far.
- ▶ I disagree with the outdoor shower stall plan. Emphasis needs to be on maintaining as natural a state in the park as possible while still making it a multi-use venue. The basketball net needs to go or be out of sight. Consider that weddings etc. may be held there. You need to be able to see the Lodge without obstruction. The stage idea needs to be unobtrusive. There should be no permanent works on it. Artwork needs to be tasteful or not included. Leaving it out is my preference.
- ▶ I only support art installments if they keep with the vision of reconciliation. They should be in collaboration with the Qualicum First Nation.





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- ▶ I don't feel it is necessary to turn this space into yet another "event" space. I support the renovation of the lodge and green spaces and would prefer it to remain a peaceful space where one can go to wind down and enjoy the quiet.
- ▶ As the town increases parking on the side of the highway it also increases the risk of pedestrian injury crossing the highway. A real focus on this issue is required. I support the idea of an overhead walkway and if this is not put in place then signal actioned crosswalks. I do not think that settle history needs a place at the park beyond a sign of the parks history.
- ▶ It sounds like Disney Vancouver Island edition. Pay down the debt, for a change.
- ▶ A great opportunity to provide an accessible boardwalk, like Parksville, with signage describing history, plant identification, animal habitat...Please consider those who cannot access the beach on foot by providing a trail that allows wheelchair users to have an opportunity to get close to nature.
- ▶ We the taxpayers voted to remove/ destroy the Lodge but the Society wanted to retain it , promising to pay for restoration and upkeep. Why are you now trying to trick us into paying for Lodge restoration and washrooms? The Society should be responsible for the Lodge and updated inside washrooms. We the taxpayers are responsible for the parkland and the outside washrooms. NO to an overhead walkway. Unsightly and not required. There isn't an overhead walkway anywhere else on Hwy 19, why do we need it
- ▶ Why on earth does the park need a shower? There are 3 restaurants within easy reach, why does the park need food trucks?
- ▶ Clear guidelines regarding dogs in park or not Leashed or unleashed Garbage cans that bears can not get into
- ▶ Will be a wonderful park for many generations
- ▶ Again, I object to the use of this park as a destination for event focused entertainment. We have spaces for that such as adjacent to the Civic Centre. Destination events will pose parking and pedestrian safety issues with people parking on the highway and crossing the road. The elevated crosswalk to connect trails is a good thing and encourages walking to and from the park. I live close enough (10 min walk) and am very familiar with this space. Replace the Lodge don't renovate
- ▶ Regarding outdoor art, a large fountain would be a refreshing addition; I feel. As well, several large artworks pieces & structures ; perhaps even a statue of sorts on a plinth. Exhibition art hopefully will also be accommodated. The town is overly saturated with ubiquitous signage; & so much of it is not needed.
- ▶ It is a SMALL area to have so many amenities, ideas, uses, jammed into it. The outdoor shower is not a good idea as not only is it expensive to install and maintain but it also lends itself to water waste. It is also inconsiderate in location as it is next to the bedroom windows of the existing neighboring residence. The food trucks do not belong in the park itself. They have noisy generators and generate additional garbage. The existing service access off 19A is sufficient. No others!
- ▶ We really need a park for kids to play- consider a water park during summer months and a year-round area for children to play. We only have the



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park in town up near the skate park and it's quite small. We have plenty of kids in town who's would benefit. Will need to consider additional vehicle traffic in the area and concern from local residents, additional pedestrians crossing the highway and walking along the highway, consider a crosswalk as mentioned to connect to the trail up laburnum.

- ▶ All the needs are covered in the Detailed Plan.
- ▶ I love the idea of having a market area. This could become Qualicum's "Filberg Festival", a big attraction for Comox. Hopefully dogs will be allowed on-leash.
- ▶ Provide space and infrastructure for Tiny Home Village for Homeless like Duncan
- ▶ Stop listening to the vocal minority and bulldoze that miserable old moldy rat infested asbestos stuffed "lodge." Build a nice new multi purpose building that won't be an endless money pit that people will actually use and enjoy.
- ▶ this park is a fantastic addition.
- ▶ Even with expanded parking, it seems inadequate should the park become a destination for arts, culture, market, etc. Some of the ideas seem in competition with suggestions for the Qualicum Commons/Old Bus Garage site. Can both be successful? Overall in favour of leaving the Park as natural as possible with minimal "commercialization".
- ▶ Let get on with it and not take 10 years to implement the plan. I'm 82 and would like to enjoy it before I'm toast.
- ▶ A permanent covered picnic shelter is needed to facilitate year-round family gatherings.
- ▶ While costly, a pier built out (not linearly) would add significantly to the tourist value as well as providing a focal point for aquatic life in the area.
- ▶ Please find ample parking spaces for both the surrounding residents and tourists.
- ▶ Would like to see this park left as natural as possible . With clear signage for parking . And washrooms . The house would make a lovely little cafe , tea room . It should be a place of quiet contemplation .
- ▶ Way more parking is required. May the potential additional parking mandatory. There is never again going to be a forest on this land. Don't spend a whole bunch of money on a few trees. We have lots of trees in other parks. This is a park on the beach; it does not require a long term canopy. Leave it to naturally regenerate.
- ▶ There is no need for the outdoor shower – hardly anyone actually swims at that beach, and an outdoor shower will encourage boondocking campers. It is an unnecessary expense. Re: designated beach paths: the one on the Challoner end of the park must not interfere with the rhododendrons near the Lodge – they were a gift from the historical society. Drop off zone: the Town has promised to replace the fence running along the front of the property; the drop-off zone should not interfere with that.
- ▶ I do not believe an outdoor shower is necessary. I am at the park often and seldom see anyone swimming there. I think a shower may also attract unwanted squatters/campers? Also, please make the pathway to the beach wheelchair accessible. I also do not think an additional storage area is necessary. There are already several storage areas available and additional ones will affect the character of the lodge itself. Please restore the fence and Elizabeth Little's roses at the front of the Lodge.
- ▶ I would like to see a very informative first nations signage with carvings and art where it can fit. In detail, how this area was used etc. etc.





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- ▶ Signs for Absolutely NO overnight parking. Violators will be fined.
- ▶ "Tree planting" always concerns me. Proper tree planting and an ongoing maintenance plan to ensure we don't have more of what we already have to much of in Qualicum Beach... tree planting for the sake of tree planting with no thought to wildfire mitigation, tree health.
- ▶ Concern around security issues with on site storage that holds chairs etc.
- ▶ Please be firm (daily) that there will be no tenting or overnight camping here ... if this is abused it will be the downfall of the park. "Speedbump" crosswalk should be considered essential here as our summers here are busy with traffic.
- ▶ I have concerns about what happens to traffic flow on a highway when frequent turn-offs/stops/ side parking is present but otherwise I quite like it. I would hope that programming and community involvement for the area is more inclusive of young adults than the Qualicum area often is – e.g. programs not during working hours, programs of interest outside of either children/families or 55+. I appreciate the focus on restoration, reconciliation, and protecting ecosystems (removing invasive species)!
- ▶ Parking issue very important, 2020 results of community meeting recommended a natural park. There are some good ideas but the park is very small, with so many ideas, our natural park will become a fair ground. Access off Buller Road is not feasible as Buller is a one way, narrow road which already is choked with visitors in summer season. Shower should be put in lodge, not under resident's bed room. Food truck not necessary, 2 restaurants near by, or occasional truck could use 19A access.
- ▶ The park needs a band shell structure that would shelter musicians playing for concerts and also support good sound. Ideally nothing too huge to block views.
- ▶ Quiet and natural must remain...no large playground creating noise, the ocean should be the children's priority. There are many parks for children in QB this should be a different experience for them. Children yes but not a noisy expensive set of playground structures especially when outdoor performances and benches for reflection for all age should be the goal. Every age group should enjoy this marvellous space in its natural state with priority on relaxation unlike the other waterfront areas.
- ▶ Needed clearer explanation of some of the opportunities on previous page. E.g., how many events? The change area might want to consider baby change area. It would be great if it was maintained as a quiet contemplative space? That's the beauty of the space. It would be a different way to engage with green space and foreshore. Prefer "open" imaginative play over structured formal play area for children. Would be great to try to decrease the use of cars, truck etc. to access the park.
- ▶ Please make changerooms individualized and big enough for a family to fit inside. Open public changerooms for men and women are no longer safe in our gender "inclusive" world where men can say they identify as a woman and are actually convicted pedophiles and get access what happened at Nanaimo aquatic centre earlier this year where a mother came to the defense of her child that was being spied on by a man in a wig. Individual change rooms, washrooms and shower facilities are now the safest option
- ▶ Multiple food truck locations...



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- ▶ I think that the outdoor washrooms and change rooms should be separate from the original lodge. The shower, washrooms and changerooms will be of value to everyone including the homeless. These areas will have to be monitored daily and secured overnight to prevent problems. I think one food truck is enough to service the park users. I do not support two food trucks. I think overflow parking on the city land on the west side of Highway 19A should be put in place right from the beginning.
- ▶ Sell the property and use the money to support the building of affordable housing, do upgrades to roads and create proper walkways and bike path
- ▶ I am absolutely opposed to the inclusion of showers. It will become a destination for the homeless folks. Yes, we need to help them, just not there.
- ▶ I think incorporating Qualicum First Nation into this space is integral to our community. Also a light up cross walk for safety crossing would make the school closest be able to utilize this space as there currently is not a cross walk of any kind
- ▶ We need a good playground in Qualicum beach. The 2 we have are pathetic. One is too shady and small and the other one is way too small and not diverse enough. That would be the perfect place for a water park and regular playground like the new one in Comox. Even the new RDN playgrounds are awesome.
- ▶ Please consider families and youth/teens.
- ▶ I like the idea of keeping it as natural as possible. I am concerned with off-leash dogs and children conflicting with the sensitive ecosystem. Other places are going to great lengths to try to re-establish areas like we are so fortunate to have because there were very few changes and low impact to the site. Is a covered picnic shelter or gazebo type structure worth considering?
- ▶ Outdoor shower an unnecessary and expensive idea which would have an ongoing maintenance cost and perhaps invite stealth campers to use the park and area.
- ▶ People already camp overnight on Buller & sleep in the park. Bylaws officers aren't supervising. Showers (esp. hot) will make this more appealing. Restrooms must be locked after hours, no change rooms. Most of QB's beaches don't have showers & aren't necessary. No overnight parking on Buller, Challoner and other parking areas. No generators regardless of electrical resources. Food trucks by the highway only. This is not a party space but a tranquil natural area. This is over planned, please rethink.
- ▶ Keep things as natural as possible as it is already ... there is no room for additional parking, no room for food trucks. Any hot showers and change rooms would need to be locked at night to discourage overnight campers. Currently this is a quiet and lovely oasis, concerts would be a big concern. It is a small tranquil park, these are very ambitious ideas for such a small footprint that has no parking.





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- ▶ I think the plan for the park is a great way to connect with the talent of the local community, the first nations and nature. The tourism industry of the area needs to have a more vibrant night life to keep on attracting tourists and help the local businesses survive. i.e. hotels, restaurants, local shops. After 5:30 pm the whole town is quite dead, unless its the peak season. The proposed plan for the Saathlam Park is excellent and I do hope to see it come to reality.
- ▶ I question the need for an outdoor shower as it's away from the beach and the Washroom/change area. I would also like to better understand how a shower aligns with the vision that the park is to be a natural area with native plants, trees etc. Ditto for the food trucks. What would ingress and egress look like, do they fit with the vision that has been laid out and do they make economic sense set so far off the main road?
- ▶ People already camp overnight on Buller & sleep in the park. Bylaws officers aren't supervising. Showers (esp. hot) will make this more appealing. Restrooms must be locked after hours, no change rooms. Most of QB's beaches don't have showers & aren't necessary. No overnight parking on Buller, Challoner and other parking areas. No generators regardless of electrical resources. Food trucks by the highway only. This is not a party space but a tranquil natural area.
- ▶ This plan seems quite ambitious, especially considering that there is very limited parking. Plus, the nearby neighborhood also has very limited parking. The amplified music is also of concern for the nearby residents.
- ▶ Leave as natural as possible. Too little area is left these days for people of all ages to make their own 'entertainment' by enjoying natural features, peace and quiet, long views to the horizon, and the ability to meet other members of the community to simply chat and get to know each other. The evening summer concerts are a great success, community events such as these should be encouraged while keeping noise levels low, i.e., little or no amplification, only minimum required for enjoyment.
- ▶ I think you could consider shifting your focus from how to develop the park and provide amenities for every kind of activity. I believe your plans are excessive and ultimately destructive of what was originally proposed as a rare natural (nearly natural as it still had all the cabins and lodge) space for residents and visitors to enjoy the waterfront. Every other section of public access waterfront, while valuable, is cluttered with signage and parking areas so that little "nature" remains.
- ▶ I support the concept of "keep it simple". A natural park environment with several benches and picnic tables (the current configuration) is the best implementation of: "Saathlam Park offers a natural respite among mature trees and is a highlight of the Town's waterfront character." For 3 years, I have enjoyed watching the many people who come to walk the dog, meet friends, picnic, or just sit and contemplate. It would be a shame to compromise the natural look and feel of this location.
- ▶ A beautiful property best left undeveloped for large events to best achieve the "natural respite" already existing. There is definitely room for considerable enhancement of the natural beauty of the property with native plantings, carefully selected trees, quality picnic tables and landscaping/art sculpture.



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- ▶ In your own words, the “Park offers a natural respite among mature trees and is a highlight of the Town’s waterfront character.” This park serves to “connect people with nature”, inviting people to “enjoy the waterfront, and connect with natural coastal features for generations to come”. The plan does anything but make me feel I can visit to connect “with nature” given the planned events and amenities the proposal seems in opposition to it by encouraging loud amplified noise and year round events
- ▶ 1.Add a drop off/temporary parking zone at service entrances on Challoner and Buller Roads to enable access for physically disabled visitors–walkers, etc. –designated drop off and handicapped parking areas are located in the farthest position of the park for access to picnic tables, benches, and proximity to beach view. 2.Priority: Install ground level light activated crosswalk. 3.Priority–Reduce speed limit for park zone. 4.Create Challoner Road right of way parking for Park (safer for all).
- ▶ Bike parking is required. What is a repair station? Who does the repairing? Why do bikes need a charging station when bikes can have a 100k or more battery life. Best use of these \$ is for a well marked, dedicated bike lane to and from the Park from the east and west along the waterfront. Elevated crosswalk??? A crosswalk with lights would suffice. Bat Box. Has the Bat box ever been inhabited? Who maintains the Bat box?
- ▶ When you increase amenities, you increase people abusing those amenities, e.g., the current camping situation at Seaside Nature Park. Please, please take all steps possible to prevent this beautiful place from being abused. Be very clear that extended parking, overnight camping, drug use, littering, etc. is prohibited.
- ▶ Consider this more of a wilderness opportunity to commune with nature. Limit commercial or large events to maintain the serenity of the space and water.
- ▶ Do not commercialize this beautiful space, leave it natural. People swim on Sandy beaches this is a rocky beach, the showers at best will attract people without homes to camp and shower. A simple audit of people swimming at Saahtlam compared to Qualicum West beach will prove this. Changing rooms aren't needed for people to enjoy the park and beach. Why bury the food trucks deep within the park? Qualicum is a retirement community for the most part, food trucks should be near main entrance.
- ▶ Keep the vegetation to native plants, and don't make all improvements 'highest possible cost' (even though I'm not a QB taxpayer, I do pay provincial and federal taxes), and it's not necessary to pour a lot of money into this lovely, little, natural, ocean-side park. And drop the racist name!
- ▶ Will the pathways be concrete or gravel. Excessive usage of concrete in the park will notably detract from character. Basketball net not mentioned but should be removed as out of place, particularly it's position in the middle. Detracts from aesthetic appeal of park.
- ▶ The Museum Society donated a rhododendron to commemorate the fiftieth anniversary of the lodge. There are presently two rhododendrons in the park that should be retained as it is uncertain which was the commemorative plant.
- ▶ A small spray park would be a welcome addition to the community. Perhaps in the focal play area, alongside with a playground. Young families are indeed here, and somewhere else for our smaller children to play would be fantastic.





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- ▶ I think everything sounds amazing and would love to see a nice playground for the kids. Splash park would also be beneficial
- ▶ I would love to see a water based play area for kids. There is a park in Coquitlam called Rochester park which has a spray area and also a more nature based water play area with a hand pump water supply leading into cement canals with dams that the kids can raise or lower to direct the water flow, into a large sandbox with natural features such as logs and boulders. I would LOVE to see a play area like this in Qualicum. Please check out Rochester park, Coquitlam, for inspiration!!! It's so cool!
- ▶ Splash park for kids is needed in this town.
- ▶ Perhaps have out of school or day camps run from this location. I wonder if Into the Woods the new town childcare centre could help support this.
- ▶ I would like to see indigenous art and language initiatives. Perhaps an on going carving program.... dugout canoe or other wood carving as well as signage addressing native plants and history. Overall...the plan is very good.
- ▶ Need room for comments all along.
2:No"changeroom" 3:Play Areas should switch with "9:food trucks" b/c Play Areas should be visible from street. 4:Performance space--no deck floor, walls, roof, no structure; temporary tents work well(see 25 avoid hidden areas). 8:Absolutely no outdoor shower--campers wash dishes=mess! 9:Food trucks switch with "3:Play areas". 11: Cyclist items too close to Lodge--put behind play area to the west. 19:Prickly plants vs fencing 25: Do not block Lodge sightlines.
- ▶ Be careful not to have too many paths running through the park, and do not hard surface them. Keep the space as open and flexible as possible. Retain if possible the Rhodes and other plants to the east of the lodge, ensure that the lodge character is retained with outdoor plantings
- ▶ A covered picnic shelter with permanent tables would be great for families and groups to gather and add a little protection to extend the season. Parking is too limited to have so many exhibitors draw crowds. The park doesn't have to do it all.
- ▶ Keep everything as simple as possible. Renner it was saved from development to become a waterfront community park. Don't overextend an opportunity for people to com and enjoy a WF park for simple enjoyment. I appreciate the best of intentions but careful.
- ▶ What happened to Item 18 in the detailed list of questions? what is proposed to protect the privacy and security of the private residence on Buller Road that is connected to the northwest corner of the park?
- ▶ It was very difficult to respond to the questions "along the Lodge" when I don't support keeping the lodge. A clear eye view from the highway, or some similar wording, was used in previous pages.... the obstruction of the lodge does not provide a clear view to the incredible natural beauty to the north of the lodge. I do not want my tax dollars spent on the major renovations required to revitalize a very unattractive and obstructive building. If questions are asked, need more space to respond!
- ▶ Have a dedicated part time paid Arts and Culture programmer from the Town. Who works directly to support and utilize this amazing new space. This is a wonderful opportunity for Tourists, the business community, and local residents to have a new space to gather and enjoy.



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- ▶ Preserve the beauty of this space as is – so few undeveloped spaces.
- ▶ Keep it natural, keep the shady areas, protect the shorebirds with boardwalk. Keep the sense of openness to the sea breezes, don't overcrowd the green space with organized landscaping. Simplicity is beautiful. A quiet green space is needed, with benches where people can chat and read. In other words.....don't over organize....."Let it be"..... given we need parking and washrooms.
- ▶ There is (almost) no place to park!! There is nothing indicated on the plan as to where people will park. Not everyone can walk or cycle to this location. Many people have limited mobility (and no handicap parking permits) and need to park close to the park in order to use it. A potential 15 spaces is totally inadequate!!!!
- ▶ This is a small park with beautiful natural features where people go to enjoy the peaceful sounds of the ocean. But it seems you are trying to pack way too many features into it that will destroy its beauty and disrupt the natural setting. The occasional event is ok but making it venue with ongoing events and food trucks will have a very negative affect on the surrounding neighbourhood with the excess noise and traffic. Showers will only encourage overnight campers and unnecessary.
- ▶ The points that are made in this questionnaire are mainly good. The points included aspects together that often made 'support' hard to give. The park plan as shown is NOT OK. It is a very uninventive zero character plan. It fails to understand the site. It is a catalogue of the points it should contain only. It is a competent 1st – 2nd year project from a student, but not a gifted student. Especially poor is the sad axiality of the site, and dependence on the central 'art. Please revise.
- ▶ Concern that the location of the "Cyclist Amenities" (i.e.. bicycle racks?) may hinder access to parking for disabled drivers. Think of the lovely but restrictive flower gardens between the angled parking on 2nd Ave outside the TD Bank. These gardens make usage almost impossible for disabled drivers to use. Parking provided for on the plan is inadequate. Use of walkers need to be accommodated on the paths, w/ safe handrails over difficult parts. Over-highway crossing good for some; not others
- ▶ A well conceived plan
- ▶ The Park should be a place where all can respectfully and safely enjoy the park.
- ▶ I'm against turning the Park into an Event entertainment area. Entertainment can be accessed anywhere. The magic of this Park is the natural environment.
- ▶ I understood this park to be retained and designed as a "natural" park. To maintain the wildness of the sea front etc. Bringing in tents, food truck and entertainment was not what I thought was the original intent. If these are the type of activities intended they should be held at the proposed park "in town" not in a wild park. Also please put more garbage bins in the park, more than you think you need, as there is never enough and garbage is always overflowing.
- ▶ No outdoor showers. High cost of water and in respect for our current and worsening drought conditions. Food Trucks have no place in a small park like this. They are an eye sore and many have portable generators that are irritation. Litter is also unsightly and cleanup is an expense,





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- ▶ If parking spaces are provided they should be for daytime use only and there will need to be enforcement. Bathrooms, showers (indoor & outdoor) & change rooms will need to be closed/turned off at night to discourage campers, unintended use and vandalism.
- ▶ I would like to see this park left as natural as possible so we can enjoy the waterfront. No need to make it a political statement.
- ▶ Raised cross walk ??? Overhead??? Or is pavement just raised forcing traffic to slow down? Overhead – too expensive do not support. definitely need a cross walk NOW!!!! 4 additional cross walks were added along main boardwalk this year and yet nothing farther down and it is drastically needed.
- ▶ This park should be for everyone including families. In my opinion it should not be an event location – like having exhibitors selling the products (we have the Saturday market for that). The lodge should be removed as well. Our town should not be spending any money on the lodge (as per the previous feedback given by the community). With the amount needed to fundraise to restore the lodge – it will take years. It is amazing this park has not been completed. It has been almost 6 years!
- ▶ Basically, try & keep the park as is–play areas, seating, bocce court & basketball area. Food trucks ! TWO food trucks ! Until the Town gets current parking & future parking areas sorted out – parking is & will be a problem. Vehicles emerging from Buller Rd at times are in a bad spot trying to see around cars that are badly parked by the lodge, blocking vision re cars coming up island – an accident waiting to happen!! PLEASE keep residents of Buller Rd glad that that they live here. Thanks!!
- ▶ Not sure if it is possible to have naturalized (logs/ large rocks) in the foreshore to be able to sit on the beach and enjoy our sunrises/sunsets.
- ▶ Leave the park in as natural state as possible. Occasional special events (with permits and bylaw enforcement) can be allowed, however a year-round or even seasonal destination gathering place, celebration space, or allowance for amplified music/ food trucks/ showers for the homeless is disruptive to the neighbourhood and completely unacceptable for this site. The East Village has already been identified to include a community gathering area with a stage, which is a far less disruptive location.
- ▶ Although I support suggested tree maintenance I have concerns that the future growth might result in reduced sunlight which is important in the enjoyment of the park. Future care needs to take climate change into consideration and species may need adjustment.
- ▶ People already camp overnight on Buller & sleep in the park. Bylaws officers aren't supervising. Showers (esp. hot) will make this more appealing. Restrooms must be locked after hours, no change rooms. Most of QB's beaches don't have showers & aren't necessary. No overnight parking on Buller, Challoner and other parking areas. No generators regardless of electrical resources. No Food trucks in park. This is not a party space but a tranquil natural area. This is ruining a natural area.



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- ▶ Please keep the park as natural/nature oriented as possible. Let people enjoy the quiet nature setting & commune with nature without the focus on programming, music, activities or planned events. As well as honouring First Nations culture in the naming of the park, please keep St. Andrews Lodge name – even in a hyphenated manner – so that the house & land that was St. Andrews for many decades is honoured and not forgotten. Bathrooms closed after hours. Showers not needed at all. Thank you!
- ▶ I think 3 spaces for accessible parking is too many (more often these spots are hardly in use while there is a lack of any other parking places. I suggest 2 at most & make the 3rd a 15 min loading zone, especially since if there is a bus (or buses) in area to east, it will monopolize all or most of that space. Another solution would be to make say 2 of those spots accessible AND 15 loading zones.... accommodating both as needed!
- ▶ This is too much activity for a small natural area. No food trucks or generators please. Generators have already wrecked the beach by the Ice Cream truck down the beach. Can't sit there anymore. Let's keep this quiet so we don't have battling boom boxes. Showers will encourage more campers than are already along the beach. No change rooms either. Lock restroom doors when town staff cannot supervise.
- ▶ There is already more than sufficient First Nation emphasis in the Town of Qualicum Beach and therefore renaming St. Andrew's and references to Reconciliation are unnecessary.
- ▶ Ask Qualicum First Nation what they want to do with the area and follow their wishes and suggestions.
- ▶ Not In favor of food trucks or loud activities.
- ▶ Concern: congestion and poor viability at Hwy 19A and Buller Road (especially at special events). As the park is a tranquil natural area, special events should be limited to low impact events (without generators, amplified music, loud live music/large gatherings). Who will be providing funding the Refined/detailed Concept Plan?
- ▶ Weekly events? Weekly summer events? I toured the house in the summer. It's partly demolished and doesn't meet today's building codes. I don't think money should be spent to restore the house.
- ▶ The plan is trying to put too much into a small space. We use the park daily and have talked with several others who feel the park will be destroyed by this plan. Taking out the bocce courts is obvious as I have never seen anyone using them. Maybe put a performance stage there? Please don't take this gem of Qualicum away from us.
- ▶ Concerned about parking on Highway 19A and if area is sufficient to support it safely. Even if it is, it's not enough parking. Expansion parking is a necessary component right from the start. Support natural aspects of the park and retaining trees, etc., but it is north-facing and need some areas where sunshine can get through. Have been to the park and it can be too shady, dark and cold. Support the need for washroom facilities, but number unclear and there is limited space within building.
- ▶ Keep furniture and playground etc. rustic.





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- ▶ Do not do 90% of these ideas. Individually, none are bad ideas but go walk the property. That's way too much going on for such a small space. Stop trying to compete with Parksville or Rath Trevor. All these changes will absolutely ruin what is so special about this space. It's the only place that requires no long trails, where I can sit and commune with nature. Hear wind in the trees, birds in the trees, hear and watch the ocean. Don't put play areas under bat houses zones – bat poop zone!
- ▶ My only comment is in reference to the stated goals, I really challenge the process to retain a primary focus on Nature, family & natural coastal features for generations to come. Urge the decision makers to highlight the natural beauty of landscape with the accessibility to take in the beach without the addition of more cars, lights, and noise from larger organized events. Safety, accessibility, and open space in nature should guide the future of this beautiful environment.
- ▶ Qualicum needs to build a park for children. Currently our family drives 20 minutes to Parksville instead of enjoying and supporting our community. A west coast inspired playground just like in the Whistler village would be a fantastic fit. It's time Qualicum invests in good safe clean areas for kids to play and be proud of. Also, on the lumber could be milled and used on site.
- ▶ If the lodge is being turned into a public washroom, then do it in the most cost-effective way – don't waste tax payer money on a "heritage" toilet. If that means removing the old building, then do it. There is no sense saving a building if it's not being showcased in its original (or better) use.
- ▶ Turn the lodge into the visitor centre.
- ▶ Information signage about the history of QFN and native plants.
- ▶ It is unfortunate that the park has been given a name that the average nonnative person and tourist cannot pronounce when looking at it. Please keep this in mind if it is considered necessary to continue to assign native names to future projects. It is respectful to have some projects etc. have native names but this is not necessary for every project.



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1.3 POP-UP EVENT STICKY NOTES

If you have ideas or comments about the Saahtlam Park Detail Plan, please share with a team member.

- ▶ Comox Park: Filberg Park – look into as an example.
- ▶ Need more parking.
- ▶ Keep bocce ball.
- ▶ Picnic tables/ covered tables.
- ▶ Like people directed to foreshore.
- ▶ Concern. Cycling infrastructure used for dogs.
- ▶ Retain natural feel.
- ▶ Splash park.
- ▶ Beach access for all.
- ▶ Special events parking along Buller
- ▶ Painting in the park.
- ▶ Earth friendly porta potty.
- ▶ Enhanced vegetation and more native plantings.
- ▶ Night market.
- ▶ Play area.
- ▶ Special market (evening).
- ▶ More parking.
- ▶ Craig St. market/ night market.
- ▶ Spray park.
- ▶ Sand box/ digging area for kids.
- ▶ No formal play area.
- ▶ More programming like yoga.
- ▶ Natural area.
- ▶ Keep bocce.





TOWN OF QUALICUM BEACH

Town of Qualicum Beach
660 Primrose St. #201
Qualicum Beach, BC
V9K 1S7

Questions about the Project?

Email your questions or comments to planning@qualicumbeach.com

For project updates and ongoing information about the project please visit:

www.qualicumbeach.com/saahtlam

