

South Jubilee Neighbourhood Association
General Meeting
Nov. 3, 2020

Guests: Marianne Alto, Kimberley Stratford, and Chuck Morris

Residents: 33

This meeting was held via Zoom.

1. Introductions - Matt Dell, Kimberley Stratford, Marianne Alto (5 mins)

- Kimberley Stratford (Victoria Neighbourhood Coordinator): launching 'Lunch & Learn' for winter until April. November 18th will be the first meeting – (showing Trees in the City – panel and Q&A through Teams app. Information will come out through SJNA, so stay tuned!
- Marianne Alto (Council liaison): Starting Nov. 10, the City Council will be beginning budget deliberations. The Participatory Budgeting feedback deadline has passed, but please send any thoughts for 2021 City budget to Marianne directly @ malto@victoria.ca
- Bike lane feedback still being accepted (Note : Phase 2 input is now being requested. This video and survey incorporates suggestions from Phase 1 in more detailed design options)
https://engage.victoria.ca/aaa-cycling-network/survey_tools/jubilee-phase-2

2. SJNA Greening Committee:

- Presentation by Marcus Lobb from Can You Dig It, with neighbourhood members Kathleen Laird, Erin Renwick, Hannah Estabrook. Tomas Lang and Susan Wetmore are also members of the committee but did not participate. The presentation slides will be available on the SJNA website (southjubilee.ca)
- Partners: Public Health Association of BC, Victoria Foundation, Can You Dig It
- Marcus has been supporting neighbourhood community garden planning committees in Victoria, including SJNA, via Can You Dig It (cydi.ca)
- Reason for establishment of committee:
 - Kathleen ran the neighbourhood's Get Growing Program to distribute seedlings in SJNA in spring and summer. Compost, leaf mulch, 3000 seedlings distributed in each session. Diverse recipients, some starting, others experienced & expanding. Widely expressed need for community growing spaces and community connection in the neighbourhood.
 - City of Victoria interested in bringing community gardens to neighbourhoods that don't yet have any (18 currently exist).
- Committee recently met with Alex Harned (City of Victoria), Marcus Lobb, Aaren Topley (Can You Dig It)
- Preferred sites between 4 choices:

- Redfern Park for a Community Commons Space , between dog park and playground
 - Examples of components: native plant & pollinator gardens, seating and sheltered areas, public art, theatre/outdoor classroom
- Fell St Boulevard (beside Bank St. School) for Allotment Gardens
 - 10-12 raised bed garden plots for community members, including access for folks with mobility needs, as well as deer protection, tool storage
- Survey is published! The link will be posted on SJNA website/Facebook page, and pamphlets will be distributed in neighbourhood.
- Proposed timeline:
 - Nov/Dec., community input
 - Winter 2021 grant applications
 - Spring 2021: Allotment Gardens construction
 - Spring 2022: Redfern Commons construction
- Any further questions, contact: Kathleen Laird @ srjgetgrowing@gmail.com
- Community feedback:
 - Lots of support for community-building aspects of these spaces
 - Suggestion to include link to survey in newsletter
 - Concern re. vehicle emissions near garden beds on Fell St.
 - Suggestion to use Save on Foods area, as is sunny, open, central space
 - Erin: was one of four spaces considered, as is private property may be able to get permissions in future with prior community garden success
 - Need to ensure neighbourhood history sign has its approved spot available
 - Kimberley: suggesting to connect with her after place-making grant for 3 years, could also be applicable to use for Save-on Foods wall mural.
 - Redfern and Save on Foods areas would be good for more community-oriented spaces as people routinely frequent these areas.

3. Bank Street School Subcommittee Survey Update

- Presented by Cindy Hughes on behalf of committee
 - Other members: Murray Gudmundson, Susan Wetmore, Marc Craig, Matt Dell. Pamela Madoff as consultant.
- Gave updates about all the work the subcommittee, which was started at the September 15th AGM, has been doing, and future recommendations for this subcommittee or other similar work being done in the SJNA
- Survey published on Survey Monkey, with pamphlets containing link distributed in neighbourhood - 233 responses
 - 80+% agreed it is important to have neighbourhood consultation prior to

- Subcommittee sent various letters to city council members and SD61 asking for community consultation prior to decision-making re. plans of demolition or restoration of Bank St. School. Highlights:
 - City will hire own consultants to do a building condition assessment, and an assessment on the effect of Heritage Designation on market value (costing \$30k)
- Future communications will be sent via the board

4. Q&A with Chuck Morris, Facilities Manager for SD61

Some highlights:

- Chuck clarified that **no plans will move forward** without community consultation.
- SD61 is not ready to apply for a demolition permit, as the Ministry of Education would need to approve the capital project. Chuck suggested there is a 2-3 years timeline for this.
- The decision-making process will be highly influenced by a Heritage designation (or lack thereof)
- Potential next step for SJNA: communicate with MLA.
- An attendee said that the Conseil Scolaire Francophone (with ~90 students in Sundance) received funding for building 3 or 4 schools. Very concerned about potential relocation of these students. Suggested potential collective message to both SDs from community, as there is parent concern about students being relocated.
- Marianne update:
 - Clarification: SD61 has never formally asked for demolition permit
 - Evaluate impact (if any) on value of land if heritage building is demolished
 - ETA of information: end of 2020
 - City working collaboratively with SD61. SD won't proceed with action without due diligence
- Anyone who has not had the opportunity to provide their input, can do so via SJNA board (board@southjubilee.ca)

Q: If you have been talking to city since May, why did community need to reach you to know about possibility of bank st demolition?

A: Sundance capacity will be exceeded. Bank St. leasee did not do adequate maintenance, building unsafe. Ministry not interested in spending more to revitalize current school instead of building a new one. Approaching City of Victoria to discuss options (current step of the process) prior to opening conversation. Decision-making process very dependent on Heritage designation (or lack thereof). SD61 not ready to apply for demolition permit – Ministry of Education would need to approve Capital Project. 2-3 years suggested timeline. 2 modular classrooms in meantime to address Sundance capacity.

Q: Teardown of Sundance School and replacement for addressing capacity in shorter term?

A: Ministry would not fund teardown of Sundance due to viable seismic upgrade.

Q: Cost?

A: Bank St. tear down, add-on to Sundance for extra capacity cheaper than Bank St. renovation

Q: Projected catchment area of the school?

A: Could enter Fernwood, Oaklands. SD61 website includes projected site.

Q: Ownership of lands?

A: Marianne: Lands adjacent to Schools in Victoria are mix of City, SD, private, depending on location. Vic High restoration involved resolution of unclear property ownership on school areas.

Q: Feasibility of reconstructing existing building with new materials?

A: Ministry uninterested due to additional costs

Q: Community facilities if building is knocked down?

A: May be possible if Bank St. is knocked down, providing a neighbourhood learning centre. Could include various recovered pieces of Bank St. school.

Q: Funding of neighbourhood learning centre?

A: Ministry of Education. Could partner with City to have City's input as well.

Q: Previous collaboration between Anglophone and Francophone districts?

A: Unaware of that happening. Two separate political entities.

CALUC Update:

- No changes on current projects.. City Council will have decision to Nov. 12 about a cannabis dispensary by Wrap n Roll
- Gardenworks development: only 8 formal feedback forms filled out. Reminder that new feedback system happens through new City platform, Development Tracker, 30 day window
- 2 new projects:

- 1514-1520 Foul Bay Rd (behind Oak Bay Bicycles): Want to amalgamate, build townhouses with lane in middle of 2 lots. 8 units. Zebra Design. Soon to send application to City. Community consult not required.
- 1693 Fort St (Belcher) – Currently 6 unit apartment. Aryze Development wants to build 6-story apartment for international students, and Airbnb when vacant. ‘Pod’ setup – 5 rooms with central bathroom/lounge.

6. History Walk Signs (Murray Gudmundson)

- Signs ready for printing
- As of Sept. 15 had a meeting arranged with a representative from the Songhees Nation
 - Meeting fell through, re-arranged a meeting for this week.
- Consensus seemed to be that feedback from Songhees Nation critical
- Suggestion: including Lekwungen text on this sign, or another one in future.

7. Open Questions/Discussion

- Community suggestion via email: extra fencing for dog park. This has been considered previously by SJNA, but a new community plan would have been required to take any action.
- Bike lane survey ongoing. Matt Dell will be setting up meeting with City
 - Biketoria: previous discussion re. bike lanes on Oak Bay Ave. Feedback provided during that community survey is still being considered.
- Kathleen, Wayne and one other person have been going to apartment buildings with flyers and posters to reach folks living in there.
- Amphion St. update: traffic calming is being considered by City, upgrade on radar.
- Any other ideas please contact board@southjubilee.ca