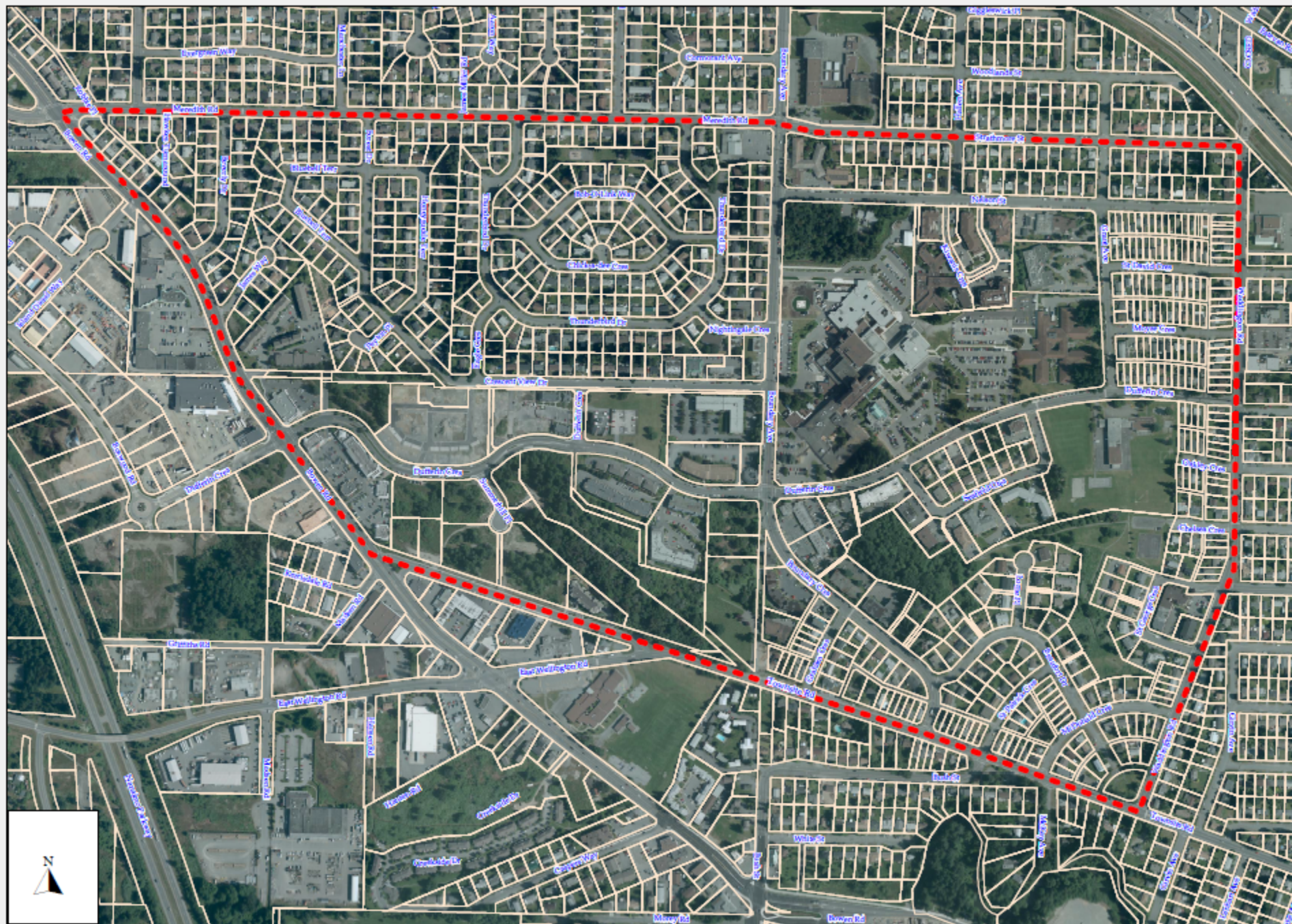


Hospital Area Plan Update

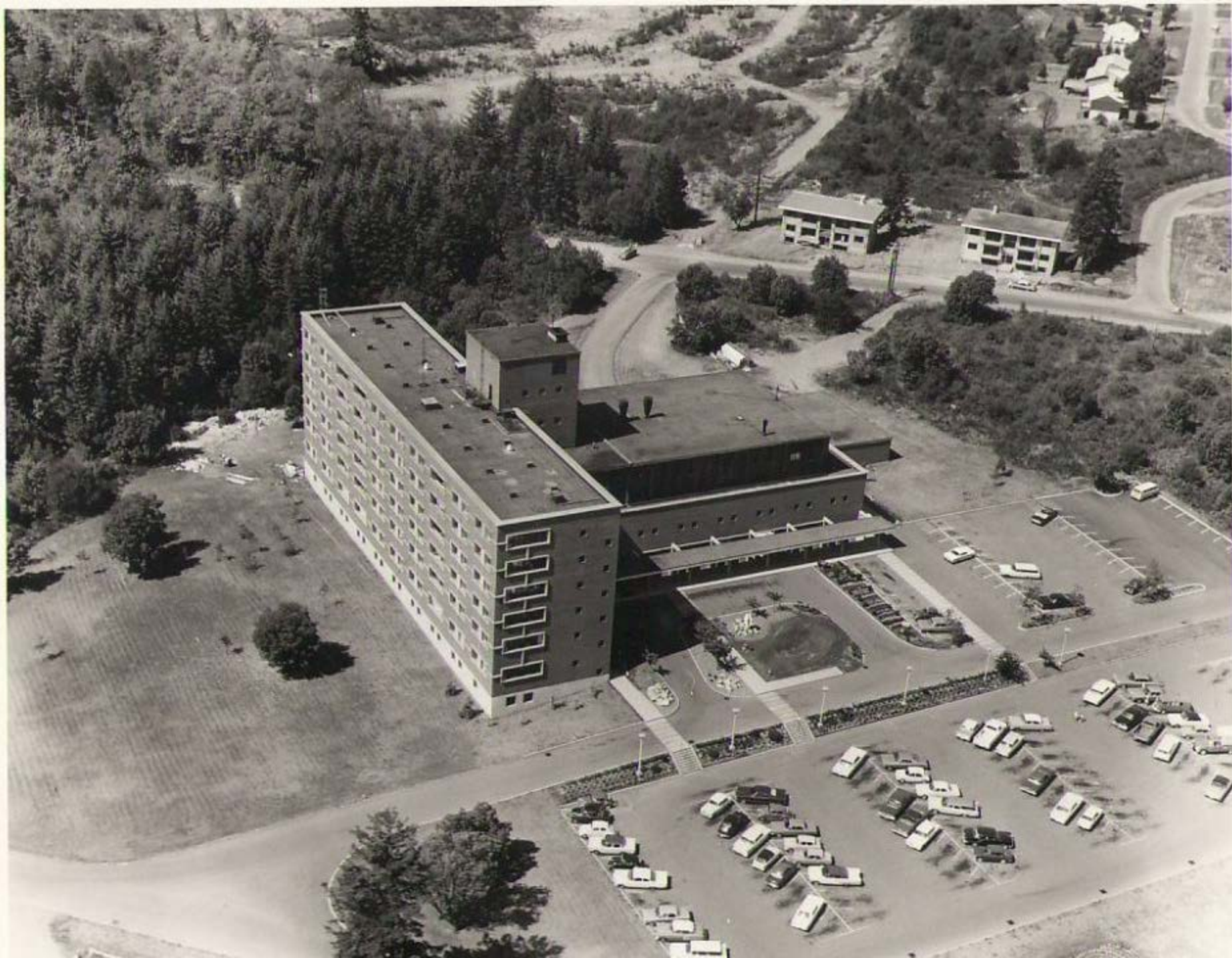


Community Planning and Development Committee

May 16, 2017







2.1 Urban Nodes Cont.

Table 2 Urban Nodes - Focus and Character

Urban Node	Focus and Character
Downtown Centre	City-wide and regional centre for arts and culture, celebrations and festivals, commercial services, civic facilities, government and professional offices, and higher density residential
Woodgrove	Regional commercial centre characterized by intensive retail and service uses with future focus on expanding higher density residential uses
South Nanaimo	Regional commercial centre characterized by intensive retail and service uses as well as higher density residential and light industrial uses
Hospital	City-wide and regional centre for health services, seniors housing, professional offices, and higher density residential
University	City-wide and regional centre for educational and recreational services

Hospital Area

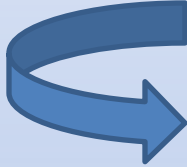
- 124.4 hectares (307 acres) in size
- Bounded by Bowen Road, Meredith Road, Townsite Road and Waddington Road
- Nanaimo Regional General Hospital (NRGH), which serves a population of 108,000
- Island Health currently completing a review of NRGH (expected Spring 2017) to expand service provision

Hospital Area

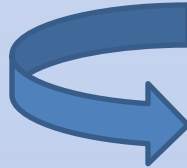
- Hospital Urban Node: health services, seniors housing, professional offices and medium/high density rental housing
- Plan Area outside the Hospital Urban Node primarily zoned Residential—single family dwellings
- Limited food service and retail options available
- Recent improvements to bicycle network in Plan Area, included community engagement

Plan Initiation

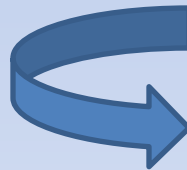
- Background Research
- Working Group Formation
- Terms of Reference Approval



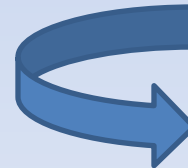
**Issues &
Opportunities**



Options Development



**Draft Plan /
Open House**



**Final Plan
to Council**

Phase One

- Terms of Reference approved by Council
- Review of existing data
- Internal Technical Working Group meeting
- Awarded RFP for Parking Strategy consultant
- Real Estate Market Analysis



City of Nanaimo
Housing Type Hospital Area

Housing Type

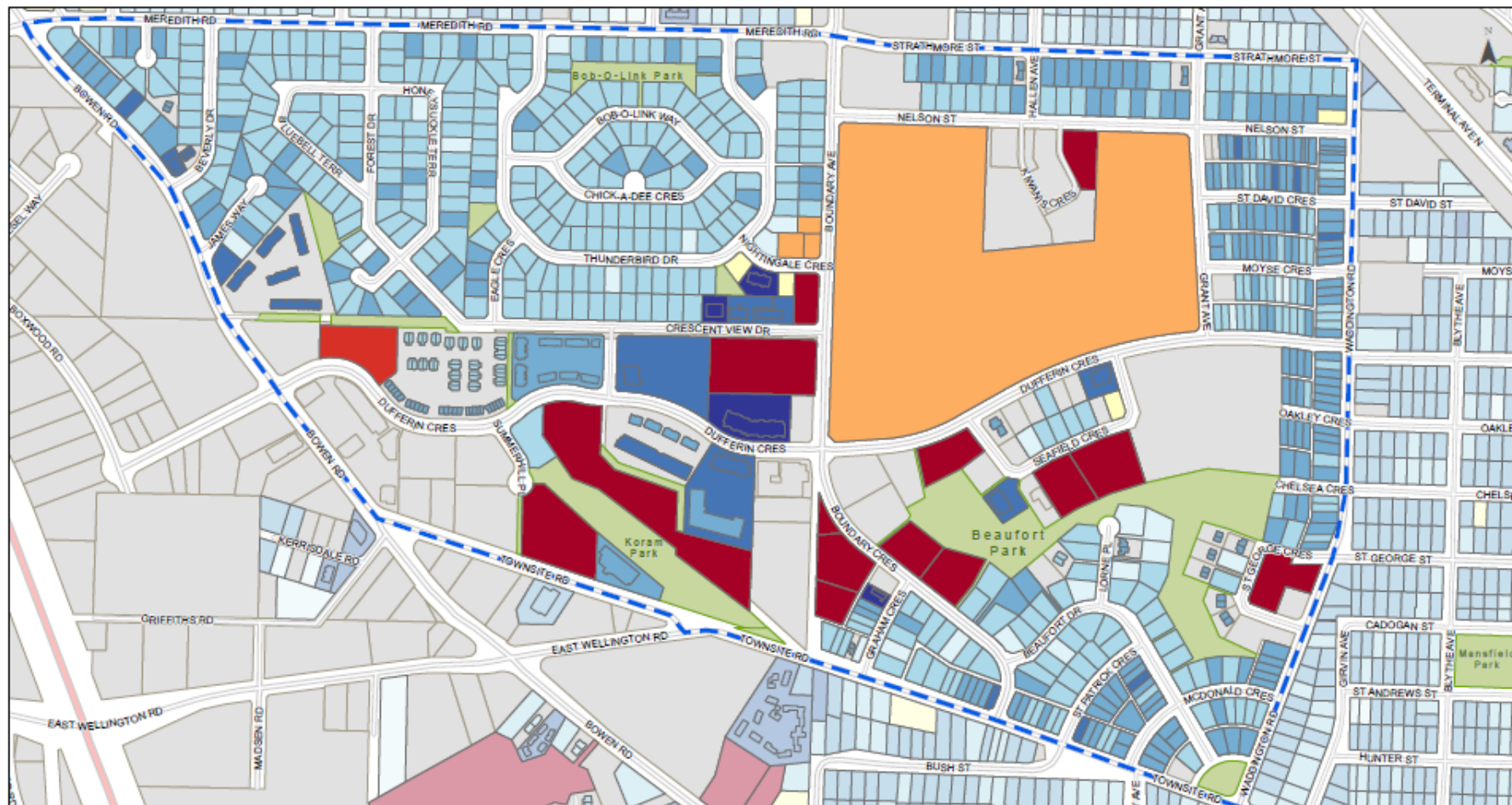
- | | |
|--|--|
| ■ Apartment (22) | ■ Senior (7) |
| ■ Multifamily (85) | ■ Other (40) |
| ■ Residential (537) | |

Published: February 9, 2017
0 50.0 100.0 200.0
Meters
1:5,000

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Document Path: V:\Source Data\Departmental Data\Eng\Public\GIS\Projects\Hospital\Housing\Stock\Map\HousingType.mxd



City of Nanaimo
2017 Residential Assessed Value
Hospital Area

Average Assessed Value: \$371,000

Total Assessed Value

\$1 - \$100,000	\$300,000 - \$400,000	\$600,000 - \$700,000	\$900,000 - \$1,000,000
\$100,000 - \$200,000	\$400,000 - \$500,000	\$700,000 - \$800,000	> \$1,000,000
\$200,000 - \$300,000	\$500,000 - \$600,000	\$800,000 - \$900,000	

Published: February 9, 2017

0 40 80 120 160
Meters

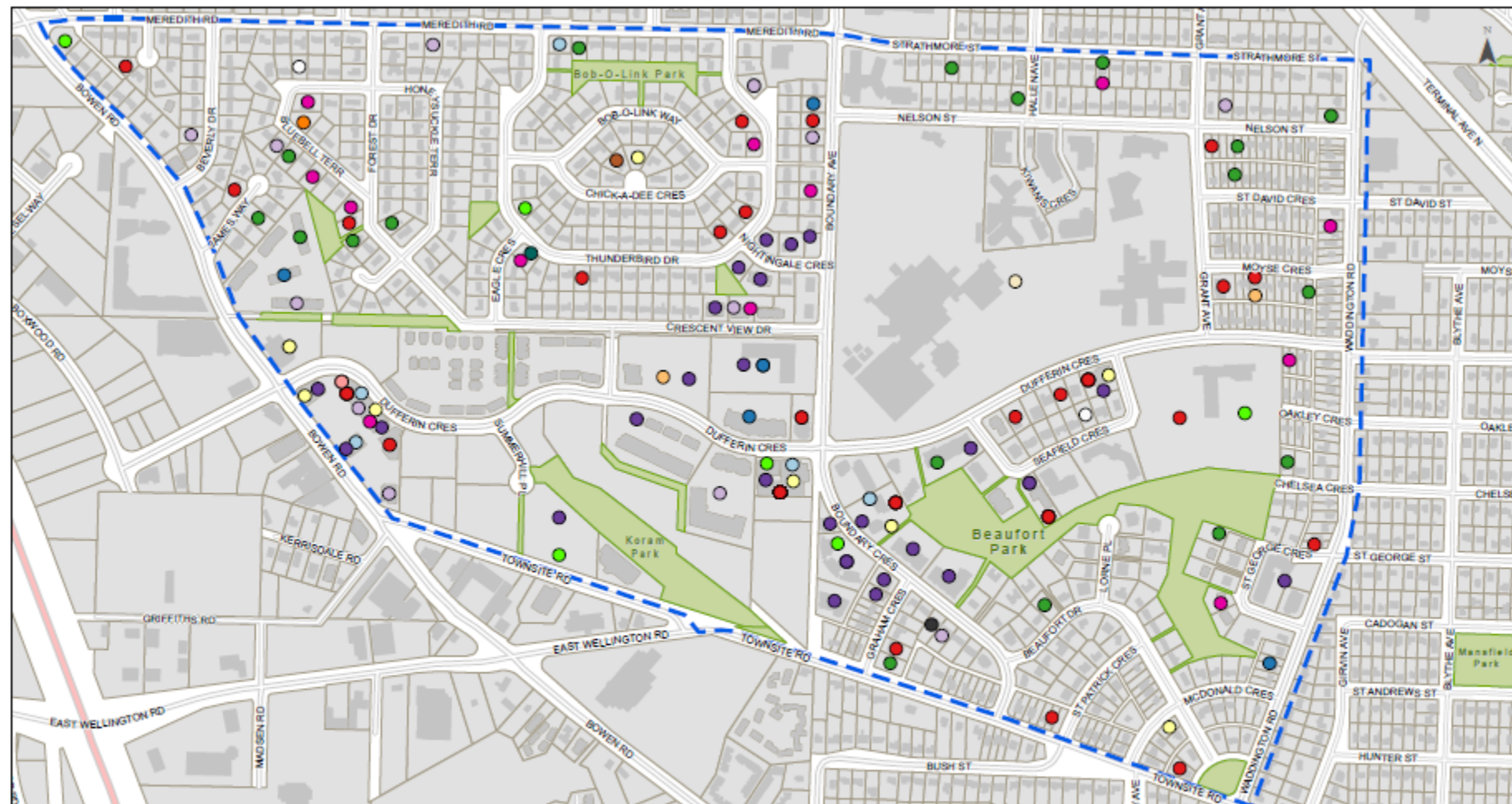
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100 YEARS
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City of Nanaimo

Business Licence Type Hospital Area

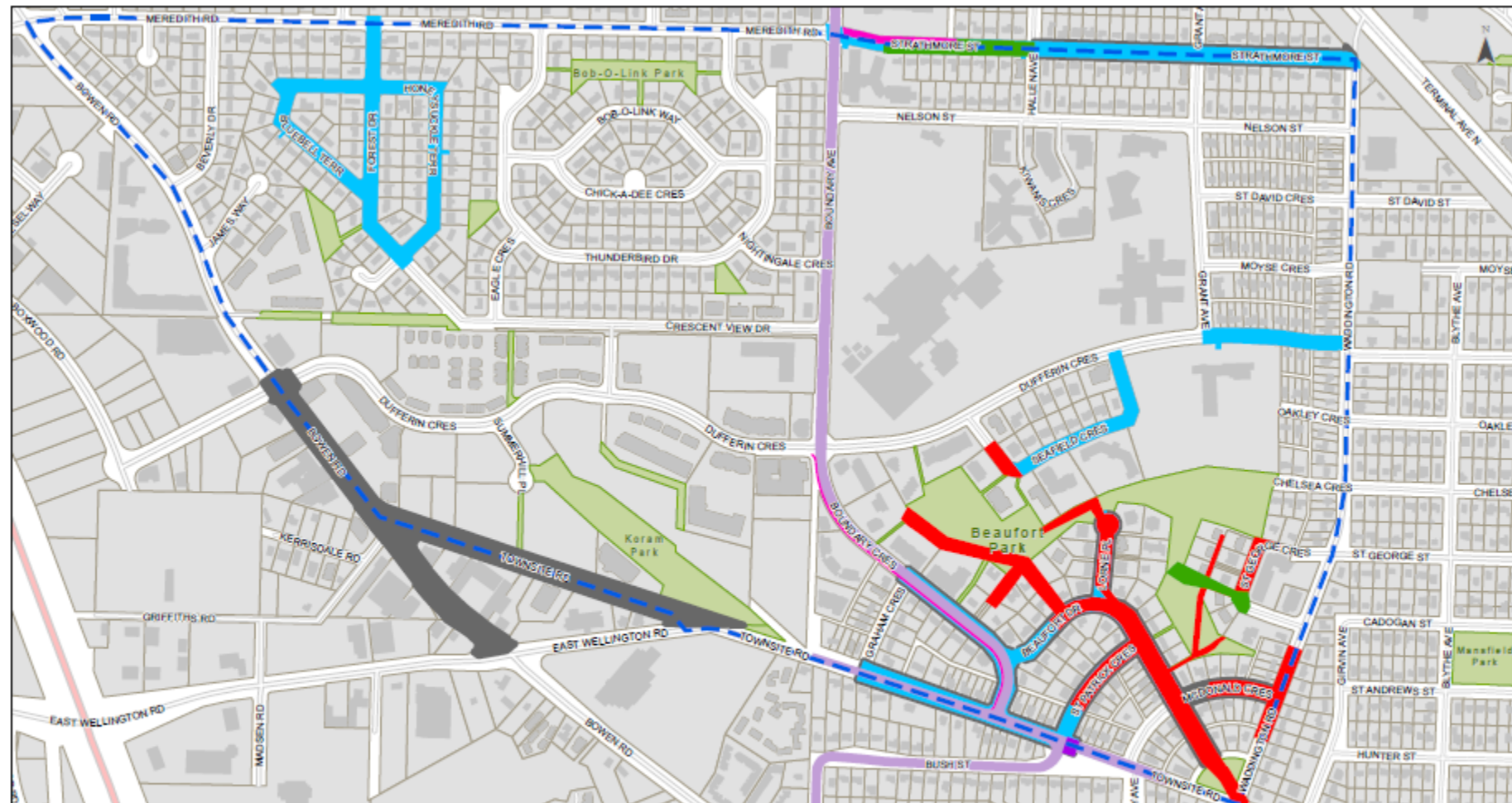
- | | | | |
|--|--|---|--|
| ● Accommodation & food services (6) | ● Automotive Repair (1) | ● Information & cultural industries (2) | ● Professional, scientific & technical services (13) |
| ● Admin, support, waste mgmt & remed. services (7) | ● Construction (18) | ● Manufacturing (1) | ● Real estate & rental & leasing (30) |
| ● Arts, entertainment & recreation (6) | ● Electronic & precision equip. Repair (1) | ● Parking lots & garages (1) | ● Retail trade (12) |
| | ● Finance & insurance (3) | ● Personal care services (12) | ● Transportation & warehousing (1) |
| | ● Health care & social assistance (79) | ● Pet care (exc. veterinary) services (2) | |

Published: March 28, 2017



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City of Nanaimo

Completed Capital Projects 2012-2017

	Cycling		Pedestrian Facilities		Sidewalks		Water Distribution
	Road Rehab		Sanitary Sewer		Storm Sewer		

Published: March 30, 2017



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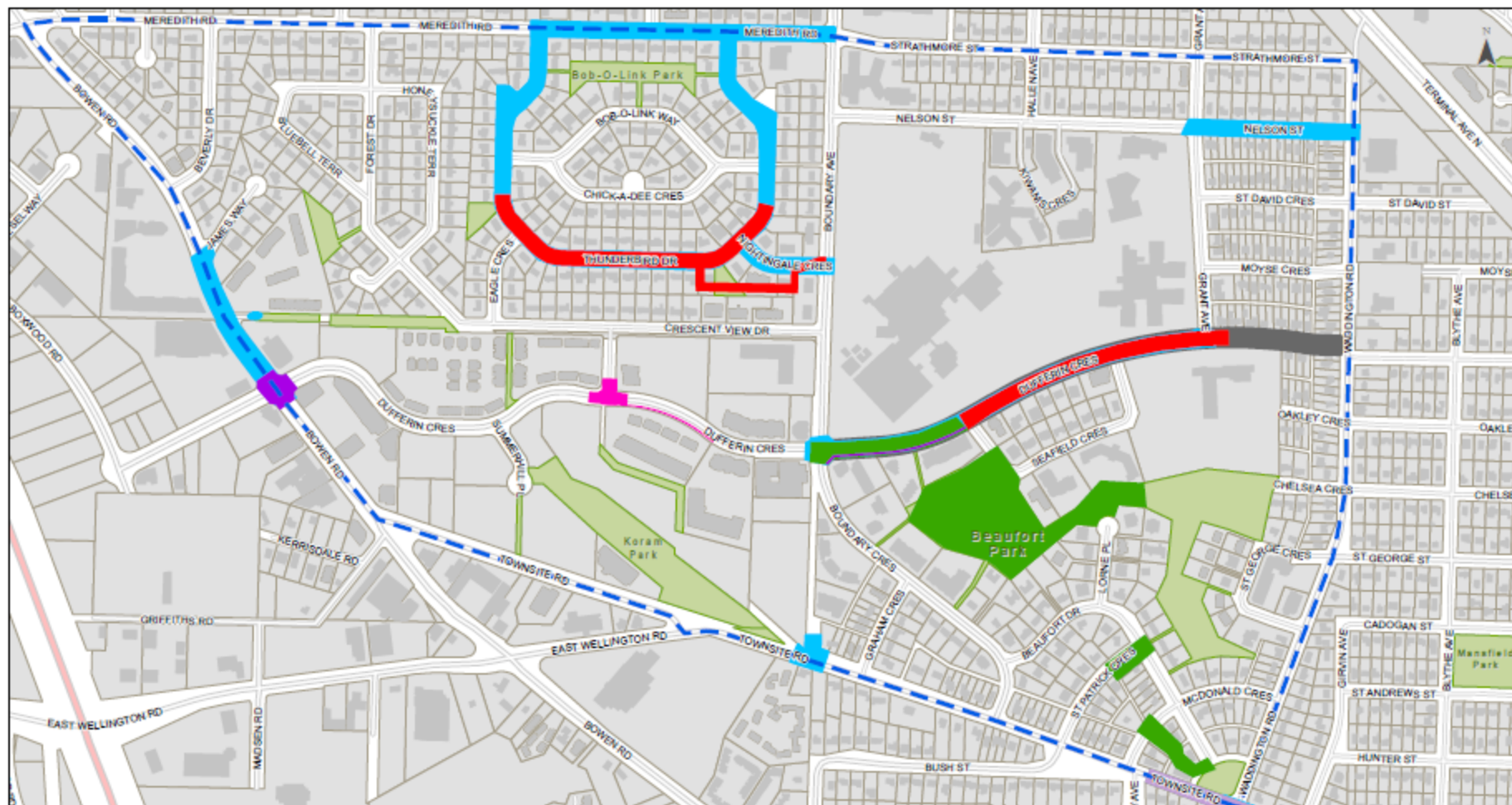
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CITY OF NANAIMO

Water & Sewer Division

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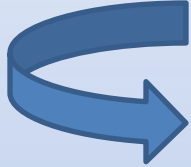
City of Nanaimo

Potential Capital Projects 2017-2022



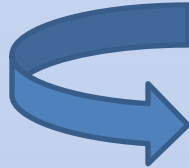
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Plan Initiation

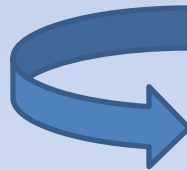


Issues & Opportunities

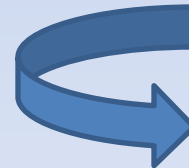
- Parking Data Collection
- Stakeholder Meetings
- Open House and Survey



Options Development



**Draft Plan /
Open House**



**Final Plan
to Council**

Next Steps

- Issue RFP for Urban Design, Streetscape and Open Space services
- Parking Study begins
- Receive and review market analysis
- Commence key stakeholder meetings