

AGENDA INFORMATION	
☒ Regular Meeting	Date: April 13, 2026
☐ Other:	Date: _____


Dept.
Manager


GM/
Director


CAO

The District of North Vancouver REPORT TO COUNCIL

March 26, 2026

AUTHOR: Eirikka Brandson, Community Planner

SUBJECT: Business Licence for Blue Sky Daycare – 431 Vienna Crescent

RECOMMENDATION:

THAT Council approve the application to amend the business licence for Blue Sky Daycare, located at 431 Vienna Crescent, to increase capacity from eight children (multi-age child care) to 14 children.

REASON FOR REPORT:

The purpose of this report is to summarize and address public input received at the March 16, 2026, public meeting regarding the business licence application for Blue Sky Daycare.

SUMMARY:

The public meeting, held on March 16, 2026, provided residents with an opportunity to comment on the proposed expansion of Blue Sky Daycare. Many respondents expressed support for the proposed child care expansion and the operator.

At the meeting, Council asked about the availability of child care spaces in neighbouring areas and additional information on fire code requirements.

BACKGROUND:

Blue Sky Daycare has operated a multi-age child care facility for eight children at 431 Vienna Crescent since November 2020. The daycare operates weekdays from 7:30 a.m. to 5:30 p.m. and currently maintains a waitlist. District Property Use staff have confirmed that no complaints have been received regarding the subject property or business.

On July 28, 2025, the operator applied to Vancouver Coastal Health (VCH) to increase child care capacity by six children, proposing six spaces for multi-age child care (aged 30 months to school age), and eight spaces for group child care (under 36 months), for a total of 14 children. At this capacity, the District requires a public meeting be held so that community members may make representations to Council on the District business licence application.

The public meeting was held on March 16, 2026 and summarized in the Public Input section of this report. (Meeting minutes are provided in **Attachment 1.**)

[A staff report prepared by the Community Planner, dated February 23, 2026](#), was presented at the March 16, 2026, public meeting. The report outlines additional details regarding the application and its consistency with District policies and the Planning Guidelines for Group Child Care in Residential Zones.

EXISTING POLICY:

[Child Care Action Plan \(2020\)](#)

This plan outlines goals to improve child care services and to assess current and future space and program needs through 2030. To meet projected demand, over 2,000 additional spaces are needed District-wide. Since adoption of the Plan, 1,328 new spaces have been created (as of March 1, 2026).

[Child Care Policy \(2008\)](#)

This policy supports the development of high quality child care services that promote children's social, emotional and intellectual growth. It encourages locating child care facilities in high-needs areas and near community amenities.

[Child Care Facilities Business Regulation Bylaw 6724](#)

This bylaw requires a Public Meeting for business licence applications for child care facilities serving 11 to 20 children in residential buildings. Notices of the public meeting were mailed out at least 10 days in advance to residents within 50 metres of Blue Sky Daycare.

SUMMARY OF PUBLIC INPUT:

A public meeting was held on March 16, 2026, to allow residents and members of the public to provide feedback to Council on the proposed expansion of Blue Sky Daycare from eight to 14 children. Meeting minutes are provided in **Attachment 1**. All correspondence and input from the meeting form part of the official record for this application.

Four speakers addressed Council at the meeting, in which three of the speakers expressed strong support for the proposed child care expansion. Two written submissions were received, which supported the proposed child care expansion. Additional feedback will be accepted until the date of the regular Council meeting. Public input received between March 16 – 26, 2026 is included [here](#) and summarized below.

Public Feedback

Expressions of support for the proposed child care expansion, highlighted the following:

- the provision of high quality, safe, and supportive care in a structured environment;
- the importance of reliable child care for families, including supporting return to work;
- challenges in securing child care and a growing demand for additional spaces;
- benefits such as inclusive support for children with diverse needs, opportunities for siblings to attend together, and a balance of indoor and outdoor activities;
- the facility's accessibility, outdoor play space, and functional pick-up/drop-off arrangements; and
- support for a local service benefiting both families and the broader community.

A nearby resident raised concerns about the suitability of larger-scale child care facilities expanding into residential areas, citing the need for broader District discussion, careful zoning considerations, and local infrastructure limitations, including the absence of sidewalks.

Council Questions and Staff Responses

Council raised two questions regarding the proposed application. Staff provide the following additional information.

Fire code requirement

During the public meeting, Council requested clarification regarding the number of fire exits required for the daycare. Under the BC Building Code 2024, Section 3.4.2, a single exit is sufficient for Blue Sky Daycare, and is provided via the main entrance on the east side of the house.

Child Care Spaces Update

During the public meeting, Council requested information on the number of child care spaces in areas adjacent to North Lonsdale/Delbrook. Details on this are provided in **Attachment 2**.

In summary, North Lonsdale/Delbrook and Upper Capilano areas are meeting or approaching child care space needs targets. Lynn Valley, however, continues to experience significant gaps and has the greatest unmet child care space needs across all District areas. Specific neighbourhoods within the three noted areas also have limited supply – notably Braemar, Grousewoods, Boundary, Lynn Canyon, Upper West Lynn, and West Lynn Terrace.

Timing/Approval Process:

If Council approves the proposed application, a business licence will be issued upon completion of the following:

- Submission and approval of a building permit application to address applicable BC Building Code requirements;
- Final inspections by the Building Department and Vancouver Coastal Health; and
- Issuance of licences by Vancouver Coastal Health for Group Child Care (under 36 months) and Multi-Age Child Care (30 months to school age).

Social Policy Implication:

The District's Child Care Policy encourages the development of quality child care services near community amenities to support families and enhance community well-being. The Child Care Action Plan (2020) identifies District-wide need for additional child care spaces, and the approval of this business licence amendment supports the District's overall goals. Modest expansions within existing licensed facilities can help increase local supply, support continuity of care, and enhance choice for families, while making efficient use of existing infrastructure.

Conclusion:

The proposed expansion represents a small-scale increase within an established and successfully operating child care facility. It aligns with the District's broader child care objectives by adding neighbourhood-based capacity and improving options for families. Public input indicates general community support, with no concerns raised regarding traffic, parking, or neighbourhood impacts. The operator has an established record and has identified measures to support safe and effective operation. Overall, the proposal contributes to meeting local child care needs in a manner that is incremental and compatible with the surrounding neighbourhood.

Options:

1. THAT Council approve the application to amend the business licence for Blue Sky Daycare, located at 431 Vienna Crescent, to increase capacity from eight children (multi-age child care) to 14 children. (**Staff recommendation**);
2. THAT Council deny the application, maintaining the existing licence to operate for eight children; or
3. THAT Council provide alternative direction.

Respectfully submitted,



Eirikka Brandson
Community Planner

Attachment 1: Public Meeting Minutes (March 16, 2026)

Attachment 2: Child Care Spaces Update (as of March 1, 2026)

REVIEWED WITH:		
☐ Business and Economic _____	☐ Finance _____	External Agencies: ☐ Library Board _____ ☐ Museum and Archives _____ ☐ NSEM _____ ☐ NS Health _____ ☐ NVRC _____ ☐ RCMP _____ ☐ Other: _____
☐ Bylaw Services _____	☐ Fire Services _____	
☐ Clerk's Office _____	☐ Golf _____	
☐ Climate and Biodiversity _____	☐ Housing <u>7.4</u> _____	
☐ Communications _____	☐ Human Resources _____	
☐ Community Planning _____	☐ Integrated Planning _____	
☐ Development Engineering _____	☐ ITS _____	
☐ Development Services _____	☐ Parks _____	
☐ Engineering Infrastructure _____	☐ Real Estate _____	
☐ Engineering Public Works _____	☐ Solicitor _____	
☐ Environment _____	☐ Transportation _____	
☐ Facilities _____		

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**DISTRICT OF NORTH VANCOUVER
PUBLIC MEETING**

**431 Vienna Crescent
Child Care Business Licence Application**

REPORT of the Public Meeting held on Monday, March 16, 2026 commencing at 5:02 p.m. in the Council Chambers of the District Hall, 355 West Queens Road, North Vancouver, British Columbia.

Present: Mayor Mike Little
Councillor Jordan Back
Councillor Betty Forbes
Councillor Jim Hanson
Councillor Herman Mah
Councillor Catherine Pope

Absent: Councillor Lisa Muri

Staff: Mike Fox, Chief Administrative Officer
Dan Milburn, General Manager, Planning, Properties and Permits
Tina Atva, Director, Community Planning and Housing
Genevieve Lanz, Corporate Officer
Zeralynne Te, Manager, Community Planning
Eirikka Brandson, Community Planner
Kaitlin Hebron, Confidential Council Clerk
Jillian Holden, Administration Clerk

1. OPENING BY THE MAYOR

Mayor Little welcomed everyone and advised that the purpose of the Public Meeting was to receive input from the community and staff on the proposed child care facility business licence as outlined in the Notice of Public Meeting.

He further noted that the Public Meeting was convened pursuant to Section 59 of the *Community Charter*. Members of Council, staff, and the public participated in person and via Zoom and the meeting was being streamed live over the internet and recorded in accordance with the *Freedom of Information and Protection of Privacy Act*.

Mayor Little stated that:

- Public participation was accommodated by speakers having signed up in advance and the provision of the Zoom link on the District website and in the notice of meeting;

- Written submissions received by the Corporate Officer were shared with Council and could be submitted up until the time the matter is considered by Council;
- Following the staff and applicant presentations, speakers would be called from the established speakers list. At the end of the speakers list, the Chair would call on speakers from the audience;
- Each speaker would have five minutes to address Council for a first time and should begin remarks to Council by stating their name;
- After everyone who wished to speak had spoken once, speakers would then be allowed one additional five-minute presentation;
- Any additional presentations would only be allowed at the discretion of the Chair;
- Speakers were reminded to refrain from repeating information from their previous presentations and to ensure all comments remained focused on the business licence application under consideration;
- If a written submission was provided, speakers were asked not to read the entire submission, noting that they could provide a summary or briefly reiterate the highlights;
- All members of the audience were asked to be respectful of one another as diverse opinions are expressed, noting that the meeting was an open and impartial forum for Council to hear everyone's views;
- Council's role at Public Meetings is to listen to the public and not to debate the merits of the application;
- Council may ask clarifying questions during Public Meetings;
- A binder containing documents and submissions related to the application is available for review in hard copy and online; and,
- Speaking opportunities would be provided for everyone who wished to provide input and the meeting would be continued on a second night, if required.

2. PRESENTATION BY STAFF

Eirikka Brandson, Community Planner, provided an overview of the proposal, noting that:

- The Public Meeting provides an opportunity for community input regarding the application to increase the capacity of an existing child care facility;
- Under the District's Child Care Facilities Business Regulation Bylaw, applications proposing care for 11 to 20 children in a residential building must be presented at a Public Meeting and subsequently considered by Council at a regular Council meeting;
- In accordance with bylaw requirements, notice must be mailed at least 10 days in advance to all properties within a 50-metre radius of the facility and within a cul de sac;
- The applicant has operated Blue Sky Daycare from their home since November 2020 and is currently licensed to provide multi-age care for up to eight children;
- Due to increasing demand and a growing waitlist, the operator is requesting to expand capacity;
- The proposed program would include:

- Eight spaces for Group Child Care (under 36 months); and,
- Six spaces for Multi-Age Child Care (30 months to school age).
- The District uses Planning Guidelines for Group Child Care in Residential Zones, last updated in 2014;
- These guidelines help staff evaluate child care proposals that exceed eight children in residential areas;
- Key planning considerations include:
 - Location and neighbourhood context;
 - Transportation and parking;
 - Neighbourhood character; and
 - Facility design and outdoor play space.
- The site is located on Vienna Crescent in the Delbrook neighbourhood;
- Vienna Crescent is accessed via Delbrook Avenue;
- Within a few kilometres there are four elementary schools, which is consistent with the family-oriented nature of residential neighbourhoods and reflects the presence of families in the area;
- Within the Delbrook area there are approximately 120 licensed child care spaces;
- Neighbouring areas have comparatively fewer options, so this location may also serve families from adjacent neighbourhoods;
- Overall, the site is considered well suited for neighbourhood-based child care;
- The zoning bylaw requires two parking spaces for this use;
- The planning guidelines recommend:
 - Two staff/resident spaces; and,
 - One space per ten children for pick-up and drop off.
- For a 14-space child care facility, three spaces are recommended;
- The applicant provides four parking spaces:
 - Two in the garage; and,
 - Two in the driveway.
- On-street parking is available along Vienna Crescent;
- Transit stops are within approximately 100 metres along Delbrook Avenue;
- Staff have reviewed the application and no traffic conflicts are anticipated, including with nearby school drop-off activity;
- The planning guidelines recommend that child care facilities:
 - Fit within the residential streetscape;
 - Use landscaping for privacy and noise mitigation; and;
 - Provide a fully fenced outdoor play area.
- For this proposal:
 - No changes are proposed to the front exterior of this home; and,
 - The property will continue to appear consistent with other single-family homes in the neighbourhood.
- The outdoor play space is fully enclosed and includes landscaping and hedging to support privacy for neighbours;

- Staff consider the proposal consistent with the character of the surrounding neighbourhood;
- The childcare entrance is located at the rear of the building;
- Families access the centre via the east side pathway, which will be upgraded to provide an accessible route;
- The home is split-level with the childcare operating on the lower ground level and residential use remains above;
- Proposed improvements include a new classroom and an accessible washroom;
- Currently the entire backyard is used for an outdoor play space;
- With the second program, the yard will be divided into two adjacent play areas;
- Additional operational details include:
 - Outdoor play twice daily (10:00 a.m. – 11:00 a.m., 3:30 p.m. – 4:30 p.m.); and,
 - Up to three staff members on site at any time, including the director.
- Letters were sent to all properties within 50 metres of the site inviting residents to attend an open house on January 20, 2026;
- The open house was attended by District staff, neighbours, and families from the centre;
- Key feedback included:
 - All attendees expressed support for the proposed expansion;
 - Questions focused primarily on renovations and the scope of construction; and,
 - No concerns were raised regarding the proposal.
- Additional feedback from families include:
 - Parents described the operator as “like extended family”;
 - Families noted the centre provides a safe and trusted environment;
 - Parents emphasized the importance of child care in enabling them to work;
 - Families reported no issues with drop-off or pick-up procedures; and,
 - Positive comments were also shared regarding support for children with diverse needs and the quality of the outdoor play space.
- In 2020, Council endorsed the Child Care Action Plan, identifying the need for 2,055 additional spaces by 2030;
- As of January 2026, the North Lonsdale-Delbrook area exceeds District targets for infants/toddlers and preschooler spaces and is approaching the target for school aged children;
- While the North Lonsdale-Delbrook area has met some space targets, these targets serve as planning benchmarks rather than limits on the number of child care spaces that may be supported in a community;
- The proposed expansion represents a modest increase within an existing, licensed and established child care program that is already operating successfully in the neighbourhood;
- Supporting small-scale expansions such as this helps provide additional neighbourhood-based child care options, improves continuity of care for families whose children may transition between age groups within the same centre, and increases choices for parents seeking programs that best meet their family’s needs;

- Expanding capacity within an existing facility also represents an efficient way to add spaces, as the infrastructure, outdoor play space, and experienced operator are already in place; and,
- The proposal contributes to the District's broader objective of supporting accessible, high-quality child care while maintaining compatibility with the surrounding residential neighbourhood.

3. PRESENTATION BY APPLICANT

3.1. Pari Roustaisefat, Owner, Blue Sky Daycare:

- Noted she runs a multi-age child care facility licensed in 2020 to care for eight children ages six months to five years;
- Stated they are a safe, secure, loving and nurturing environment while maintaining the highest standards of safety and hygiene;
- Noted they welcome all children and families, respecting diversity, and ensuring equal access, support, and a true sense of belonging;
- Commented on fostering close partnerships with families to support each child's emotional, social, physical, and cognitive growth through observation, communication, play, and trusting relationships;
- Noted she has over 20 years experience in running multi-age child care centres;
- Noted she obtained Early Childhood Education plus Infant and Toddler certifications, First Aid, and CPR;
- Stated the daycare creates a positive learning environment that encourages creativity, focus, and engagement where children have a sense of belonging and well-being;
- Stated they apply principles from BC's early learning framework, recognizing each child's uniqueness by using observation-based, inclusive learning that supports social, emotional, physical, intellectual, and creative development while encouraging problem solving and self-expression;
- Noted the curriculum focuses on five different areas:
 - Music and movement;
 - Book corner;
 - Science;
 - Outdoor area; and,
 - Creative art.
- Outlined the infant and toddler program;
- Outlined the preschool program;
- Outlined a sample day schedule;
- Noted the centre is situated close to public transit (approximately 100 metres);
- Noted the centre is well connected to Delbrook Avenue, Genoa Crescent, Valencia Avenue, and Saville Crescent;
- Noted four on-site parking spots for staff and residents, and unrestricted on-street parking in front of the property;

- Stated staggered schedules will support a steady, manageable flow of vehicles;
- Noted they are committed to keeping the neighbourhood calm, safe and respectful;
- Commented on open-house community feedback where 11 people were in attendance and no concerns were expressed;
- Highlighted key themes:
 - Neighbours were supportive of the plan;
 - No noise concerns based on the current number of children; and,
 - Neighbours expressed that child care is an important part of the community.
- One question was raised about whether the house would require external renovations;
- Noted no external renovations are needed or planned;
- Outlined the complaint procedure and noted they encourage open communication and feedback; and,
- Formal complains can be submitted to the centre in writing, including date, time, frequency, location and explanation of the concern.

4. REPRESENTATIONS FROM THE PUBLIC

4.1. Kevin Decker:

- Spoke in favour of the proposal;
- Noted his children attend the daycare;
- Complimented the owner and operator;
- Noted that the support provided for his autistic child has been life changing;
- Highlighted the difficulty of finding daycare;
- Mentioned the children refer to as as “Blue Home Daycare”; and,
- Described the daycare as helpful to both the community and his family.

4.2. Chalys Joseph:

- Spoke in favour of the proposal;
- Noted her toddler attends the daycare;
- Expressed hope that their other child may be able to enroll should space become available;
- Described the care as top notch for many families;
- Noted that finding child care and returning to work is a difficult and demanding process;
- Described the daycare as a safe and loving space for her toddler;
- Highlighted the importance of reliable child care for young children;
- Emphasized the benefit of siblings attending the same daycare;
- Highlighted the large outdoor play area for children to play and explore;
- Noted the location is well served by walking and transit;
- Noted there is ample space for pick-up and drop off;

- Identified a growing need for more child care spaces in the District; and;
- Encouraged expediting the process if possible.

4.3. Erica Borgstrom:

- Spoke in favour of the proposal;
- Described the daycare as a second home for her child;
- Noted the transition to Blue Sky Daycare has been positive, moving away from large scale corporate daycares;
- Highlighted that Blue Sky provides a safe and structured environment;
- Emphasized that children are treated with genuine affection and deep respect;
- Noted a daily routine that balances indoor and outdoor play;
- Highlighted the importance of reliable child care for young children; and,
- Opined that approval would support local business providing an essential service to the community.

4.4. Shane Hall:

- Noted he lives in close proximity to the daycare;
- Raised concern about the need for broader discussion in the District;
- Noted considerations around residential areas versus business zoning;
- Suggested child care centres may be more appropriate outside residential areas; and,
- Noted the lack of sidewalks on the street.

5. QUESTIONS FROM COUNCIL

In response to a question from Council, staff advised that the facility is currently a multi-age centre and would transition to include eight group child care spaces for infants and toddlers, along with six multi-age spaces for children aged 30 months to school age.

In response to a question from Council, the applicant advised that in accordance with the BC Building Code, only one exit door is required for the daycare. The applicant further noted that for an Assembly A2 occupancy of approximately 1,500 square feet, a single exit door is permitted under code.

In response to a question from Council, staff advised that the North Lonsdale-Delbrook area currently exceeds some of its target number of child care spaces. However, adjacent neighbourhoods in the Upper Capilano area have fewer spaces. Staff noted that exact figures for nearby areas can be provided in a future report, and the additional spaces in Delbrook could help meet demand in those neighbouring areas.

6. COUNCIL RESOLUTION

MOVED by Councillor BACK

SECONDED by Councillor MAH

THAT the March 16, 2026 Public Meeting regarding the proposed child care facility business licence for Blue Sky Daycare is adjourned.

CARRIED
(5:42 p.m.)

CERTIFIED CORRECT:



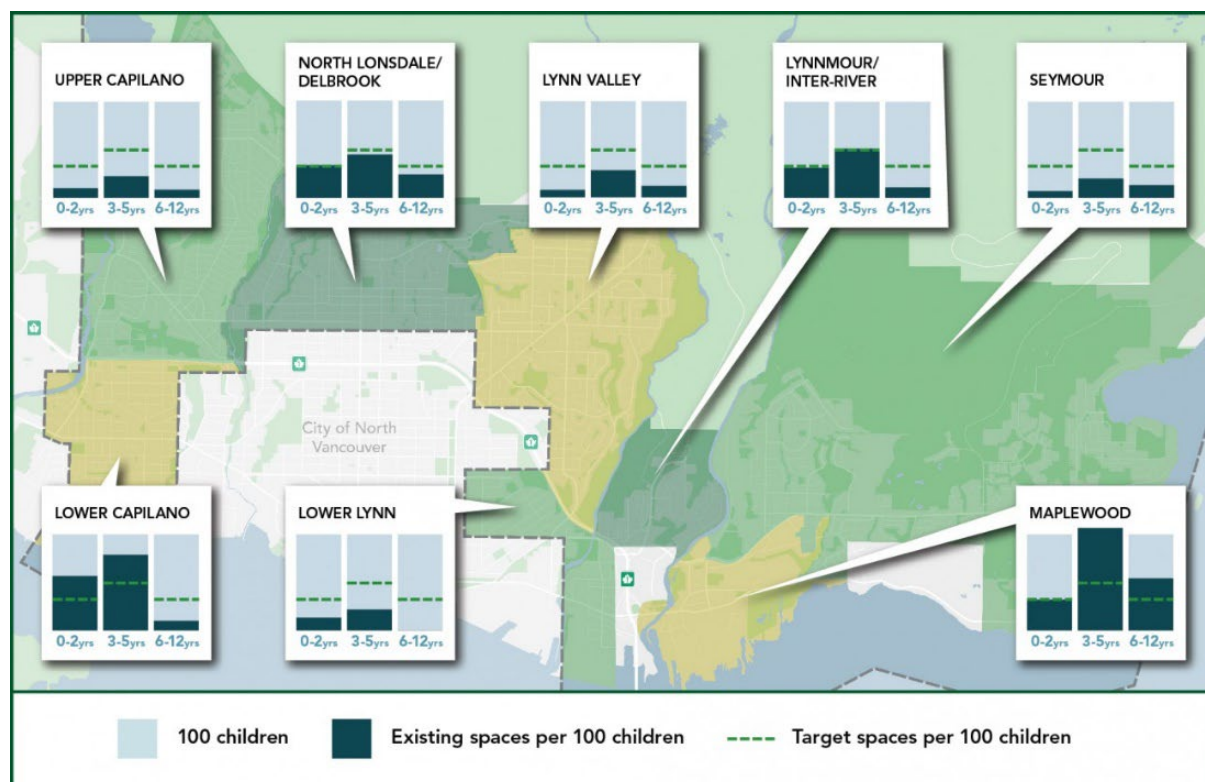
Confidential Council Clerk

Child Care Spaces Update (as of March 1, 2026)

Map 1 illustrates spaces needs and targets based on the ratio of group child care spaces per 100 children across the District at the time the Child Care Action Plan (CCAP) was endorsed and the CCAP inventory was created (2019).

Areas adjacent North Lonsdale /Delbrook (where Blue Sky Daycare is located), including Upper Capilano and Lynn Valley, showed a comparatively higher need for child care spaces at that time.

Map 1: Child care space needs and targets (spaces per 100 children), 2019

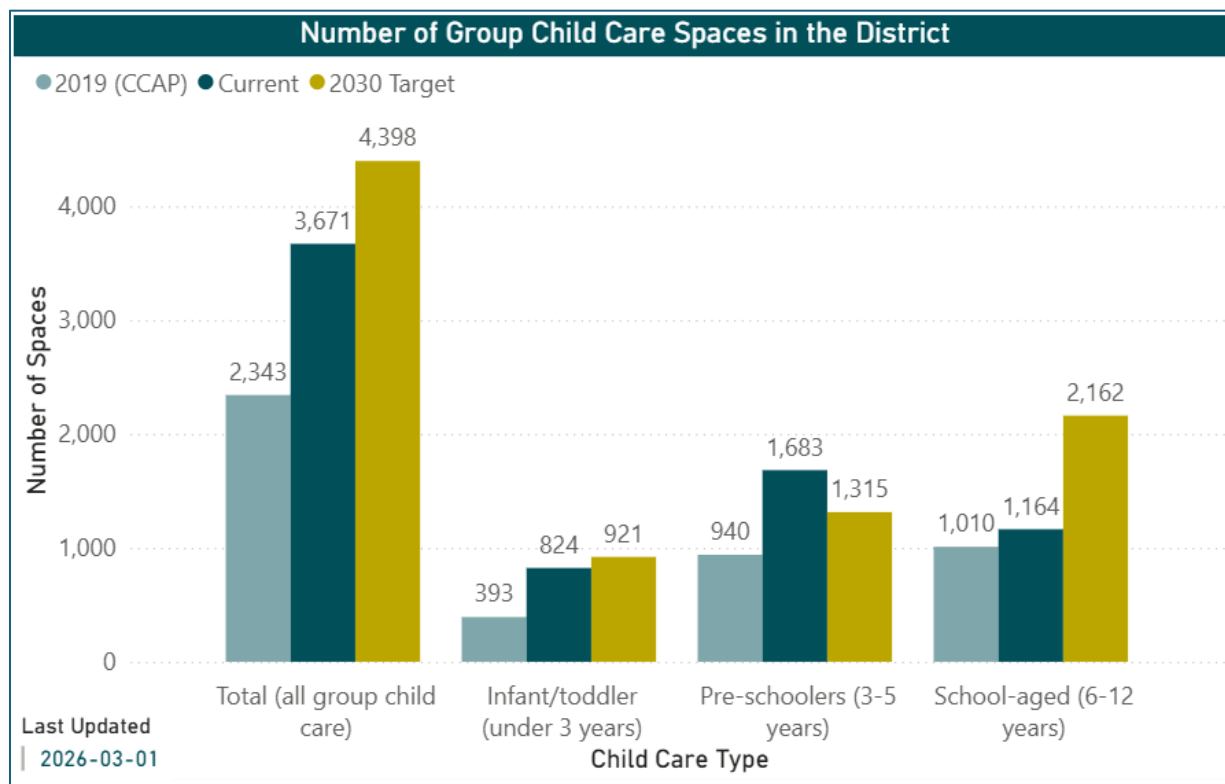


Child Care Spaces Update (as of March 1, 2026)

Figure 1 provides updated data (as of March 1, 2026), comparing the number of group child care spaces by age category in 2019, the current supply, and the target number for 2030.

Overall, the District has achieved approximately 84% of its child care space target since 2019.

Figure 1: Group child care spaces by age category, March 1, 2026

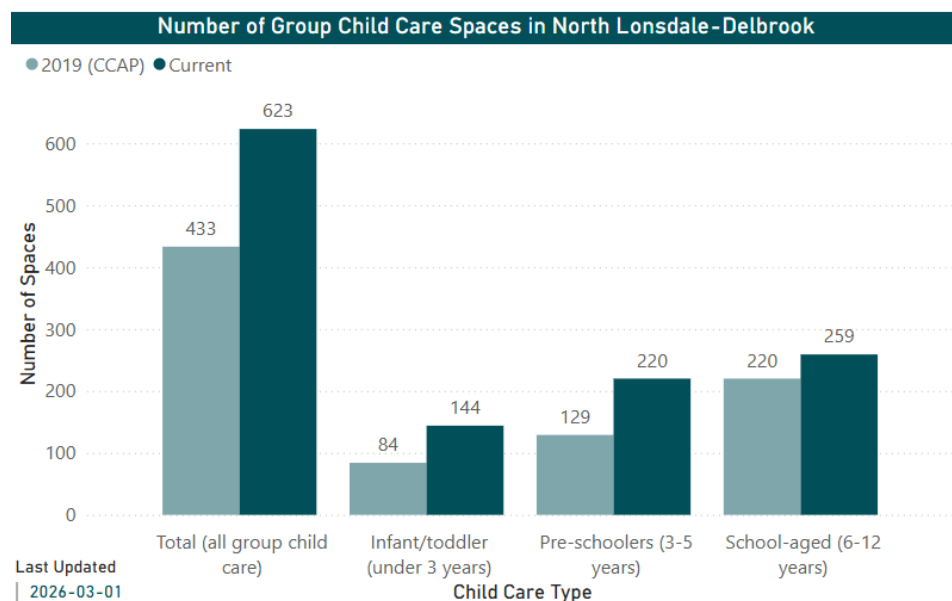


Child Care Spaces Update (as of March 1, 2026)

The following three graphs illustrate the number of group child care spaces by CCAP area at the time the inventory was created in 2019 and as of March 1, 2026.

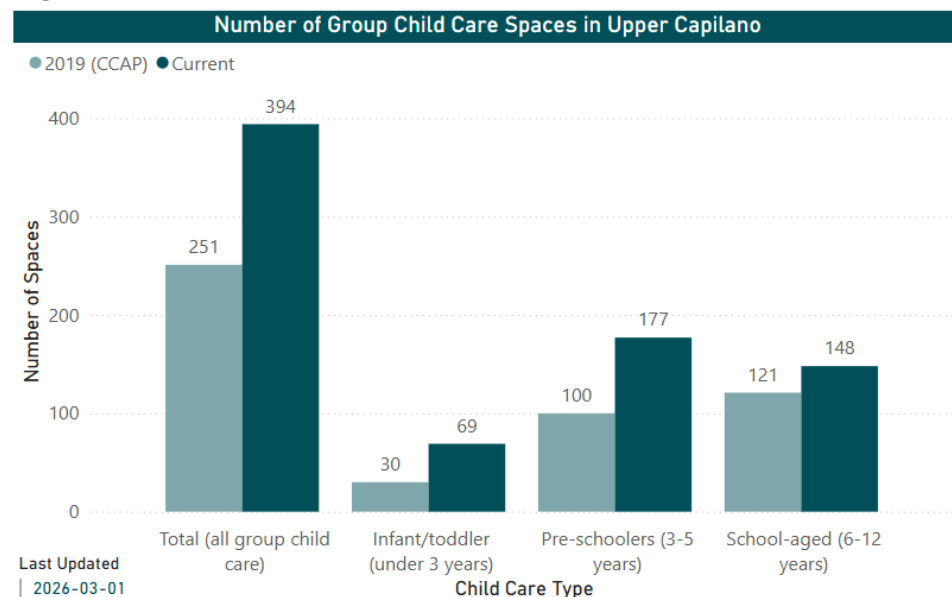
The number of overall spaces in North Lonsdale/Delbrook (**Figure 1**) increased by approximately 44% since 2019.

Figure 1: North Lonsdale/Delbrook



Upper Capilano (**Figure 2**) has increased by approximately 57% between since 2019.

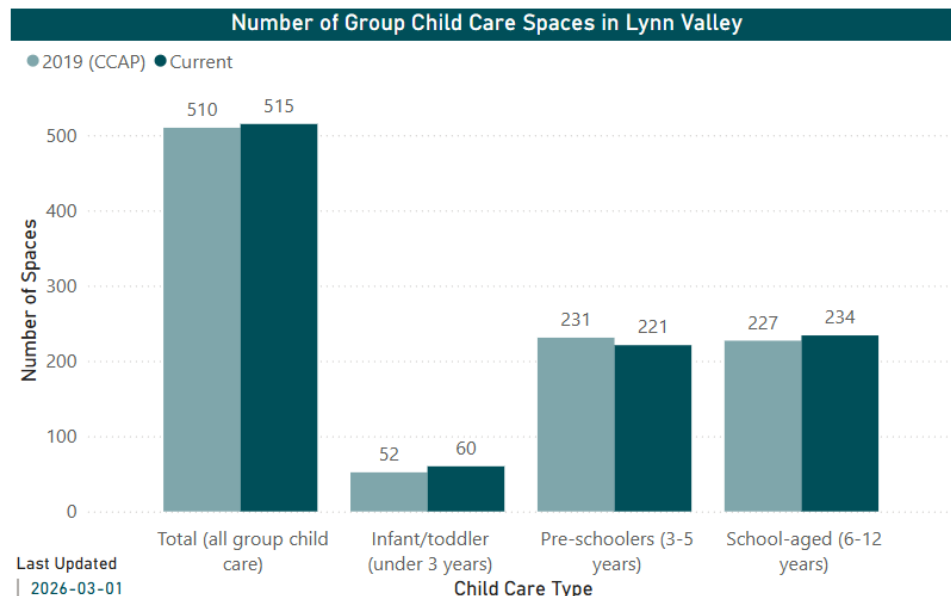
Figure 2: Upper Capilano



Child Care Spaces Update (as of March 1, 2026)

Lynn Valley (**Figure 3**) had an overall increase of only approximately 1% since 2019.

Figure 3: Lynn Valley



Summary

At the time of the 2019 inventory, both Upper Capilano and Lynn Valley had greater child care needs than North Lonsdale/Delbrook. Since then, supply has increased by 57% in Upper Capilano and 44% in North Lonsdale/Delbrook, while Lynn Valley has seen minimal growth (1%). This indicates that Lynn Valley continues to have the greatest need to meet target levels.

Within these areas, some neighbourhoods have particularly limited supply. Braemar (North Lonsdale/Delbrook) has 8 spaces, Grousewoods (Upper Capilano) has 10 spaces, and several Lynn Valley neighbourhoods including Boundary, Lynn Canyon, Upper West Lynn, and West Lynn Terrace, each have 10 or fewer spaces.