

AGENDA

REGULAR MEETING OF COUNCIL

Monday, April 27, 2026

7:00 p.m.

Council Chambers, Municipal Hall

355 West Queens Road

North Vancouver, BC

Watch at <https://dnvorg.zoom.us/j/64484156494>

Council Members:

Mayor Mike Little

Councillor Jordan Back

Councillor Betty Forbes

Councillor Jim Hanson

Councillor Herman Mah

Councillor Lisa Muri

Councillor Catherine Pope



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AGENDA

We respectfully acknowledge the original peoples of these lands and waters, specifically the səlilwətał (Tsleil-Waututh), Skwxwú7mesh Úxwumixw (Squamish), and xʷməθkʷəy̓əm (Musqueam), on whose unceded ancestral lands the District of North Vancouver is located. We value the opportunity to learn, share, and serve our community on these unceded lands.

CLOSED PUBLIC HEARING ITEMS NOT AVAILABLE FOR DISCUSSION

- Bylaw 8650 – OCP Amendment 1900-1950 Sandown Place
- Bylaw 8651 – Rezoning 1900-1950 Sandown Place
- Bylaw 8739 – OCP Amendment 520 Mountain Highway
- Bylaw 8738 – Rezoning 520 Mountain Highway
- Bylaw 8756 – OCP Amendment 1883 & 1901 Glenaire Drive
- Bylaw 8757 – Rezoning 1883 & 1901 Glenaire Drive
- Bylaw 8779 – OCP Amendment 1246-1268 Lynn Valley Road
and 3050-3174 Baird Road
- Bylaw 8780 – Rezoning 1246-1268 Lynn Valley Road and 3050-3174 Baird Road

1. ADOPTION OF THE AGENDA

1.1. April 27, 2026 Regular Meeting Agenda

Recommendation:

THAT the agenda for the April 27, 2026 Regular Meeting of Council for the District of North Vancouver is adopted as circulated, including the addition of any items listed in the agenda addendum.

2. ADOPTION OF MINUTES

2.1. March 2, 2026 Regular Council Meeting

p.11-19

Recommendation:

THAT the minutes of the March 2, 2026 Regular Council Meeting are adopted.

3. PUBLIC INPUT

(limit of three minutes per speaker to a maximum of thirty minutes total)

4. RECOGNITIONS

5. DELEGATIONS

5.1. Cairnstone Planning on Behalf of Northern Development Initiative Trust

p.23-28

Re: Prince George to North Vancouver Railway:
Transitioning from Class 1 Management

Application Form

Attachment 1: District of Squamish Resolution for 2026 Regional Local
Government Association and UBCM Conventions

6. RELEASE OF CLOSED MEETING DECISIONS

7. COMMITTEE OF THE WHOLE REPORT

8. REPORTS FROM COUNCIL OR STAFF

With the consent of Council, any member may request an item be added to the Consent Agenda to be approved without debate.

If a member of the public signs up to speak to an item, it shall be excluded from the Consent Agenda.

Recommendation:

THAT items _____ are included in the Consent Agenda and are approved without debate.

8.1. Passenger Rail Services Within the Sea to Sky Corridor **p.31-36**
File No.

Report: Councillor Lisa Muri, April 1, 2026

Recommendation:

WHEREAS the District recognizes the importance of exploring a Sea to Sky Rail network capable of meeting the long-term mobility, environmental, and economic needs of regional communities and stakeholders;

THEREFORE BE IT RESOLVED THAT the District of North Vancouver Council send a letter to the Minister of Transportation and Transit expressing Council's support for the reestablishment of passenger rail services within the Sea to Sky corridor.

8.2. Business Licence Bylaw Housekeeping Amendment to Reflect Updated Non-medical Retail Cannabis Policy **p.35-43**
File No.

Report: Manager – Business and Economic Development Manager, April 9, 2026

Attachment 1: Bylaw 8788

Attachment 2: Non-medical Retail Cannabis Policy

Recommendation:

THAT “Business Licence Bylaw 4567, 1974 Amendment Bylaw 8788, 2026 (Amendment 56)” is given FIRST Reading;

AND THAT Bylaw 8788 is referred to a Public Input Opportunity.

8.3. Update: Lower Mackay Creek Area Parking Restrictions **p.45-61**
File No.

Report: Community Planner, April 14, 2026

Attachment 1: Lower Mackay Creek Parking Restrictions – September 22, 2025

Attachment 2: Lower Mackay Creek Parking Restrictions – June 1, 2026

Attachment 3: PowerPoint Presentation

Recommendation:

THAT the April 14, 2026 report of the Community Planner entitled Update: Lower Mackay Creek Area Parking Restrictions is received for information.

8.4. Residential Tenant Relocation Assistance Bylaw – Clarification on Eligible Tenants
File No.

p.63-73

Report: Community Planner, February 9, 2026
Attachment 1: Bylaw 8750

Recommendation:

THAT the February 9, 2026 report of the Community Planner entitled Residential Tenant Relocation Assistance Bylaw – Clarification on Eligible Tenants is received for information.

8.5. Building Safer Communities Fund – Youth Friendly North Shore Final Report
File No.

p.75-137

Report: Community Planner, April 9, 2026
Attachment 1: Youth-Friendly North Shore Activities
Attachment 2: Youth-Friendly North Shore Final Report
Attachment 3: PowerPoint Presentation

Recommendation:

THAT staff are directed to work with the City of North Vancouver and the District of West Vancouver to review and update the municipal youth services policy framework to reflect current evidence-based practices and emerging youth needs, and report back to Council with proposed updates;

AND THAT staff are directed to engage community service providers and partners in the municipal youth services policy review process to ensure alignment with current service delivery models;

AND THAT DNV and North Vancouver Recreation and Culture Commission (NVRC) staff collaborate to support coordinated youth service delivery across service areas (Capilano, Lynn Valley, Seymour);

AND THAT staff and NVRC work with community partners to explore opportunities to sustain and coordinate late-night recreation programming under a shared Youth Friendly North Shore banner;

AND THAT staff continue to explore opportunities to sustain the Youth Services Community of Practice in partnership with community organizations;

AND THAT staff review and bring back to Council for approval District grant program criteria to identify opportunities to better support youth-led initiatives.

8.6. Advocacy to the Province on the 2027 B.C. Budget
File No.

p.139-140

Report: Councillor Catherine Pope, April 15, 2026

Recommendation:

THAT Council confirm interest in presenting to the Select Standing Committee on Finance and Government Services as part of the Legislative Assembly of British Columbia's Budget 2027 Consultation process;

AND THAT Council define the scope of the presentation to include:

- Improving funding for affordable housing;
- Allow North Shore residents to defer their utility bills;
- Fair distribution of North Shore Wastewater Treatment Plant (NSWWTP) costs;
- Changes to the *Ports Property Tax Act* to ensure fairness and equity in tax distribution.

8.7. Roche Point Park Dedication
File No.

p.141-143

Report: Councillor Lisa Muri, April 16, 2026

Recommendation:

THAT Council direct staff to prepare bylaws for consideration and bring forward relevant information for consideration related to the Roche Point Parklands.

9. REPORTS

9.1. Mayor

9.2. Chief Administrative Officer

9.3. Councillors

9.4. Metro Vancouver Committee Appointees

10. ADJOURNMENT

Recommendation:

THAT the April 27, 2026 Regular Meeting of Council for the District of North Vancouver is adjourned.

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MINUTES

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**DISTRICT OF NORTH VANCOUVER
REGULAR MEETING OF COUNCIL**

Minutes of the Regular Meeting of Council for the District of North Vancouver held at 7:02 p.m. on Monday, March 2, 2026 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 (via Zoom)
Councillor Jim Hanson
Councillor Herman Mah
Councillor Lisa Muri
Councillor Catherine Pope

Staff: Mike Fox, Chief Administrative Officer
Nicola Chevallier, General Manager – Engineering Public Works
Rick Danyluk, General Manager – Finance and Chief Financial Officer
Caroline Jackson, General Manager – Climate Action and Parks
Dan Milburn, General Manager – Planning, Properties and Permits
Tina Atva, Director, Community Planning and Housing
Genevieve Lanz, Director – Legislative Services and Corporate Officer
Andy Bell, Manager – Engineering Services
Yan Zeng, Manager – Development Planning
Sacha Jones, Section Manager – Financial Planning
Maria de Fatima Lazo, Policy Analyst
Taylor Jenks, Development Planner
Jessica Lee, Community Planner
Jason Smith, Senior Community Planner
Mackenzie Stonehocker, Development Planner
Kevin Zhang, Senior Development Planner
Kaitlin Hebron, Confidential Council Clerk
Mina Sami, Planning Assistant – Development Planning
Amanda Day, Administration Clerk

Mayor Little noted the District of Vancouver is home to a vibrant Iranian Canadian community and conveyed deep concern for the safety of their loved ones in Iran amid ongoing political unrest.

1. ADOPTION OF THE AGENDA

1.1. March 2, 2026 Regular Meeting Agenda

MOVED by Councillor BACK

SECONDED by Councillor MAH

THAT the agenda for the March 2, 2026 Regular Meeting of Council for the District of North Vancouver is;

- a) amended to withdraw item 8.8; and,
- b) adopted as amended.

CARRIED

2. ADOPTION OF MINUTES

2.1. January 26, 2026 Regular Council Meeting

MOVED by Councillor MAH

SECONDED by Councillor BACK

THAT the minutes of the January 26, 2026 Regular Council Meeting are adopted.

CARRIED

2.2. February 3, 2026 Public Hearing

MOVED by Councillor MAH

SECONDED by Councillor BACK

THAT the minutes of the February 3, 2026 Public Hearing are received.

CARRIED

3. PUBLIC INPUT

3.1. Karen Wlock:

- Noted she is a resident of Lynn Valley;
- Spoke regarding the closure of the Hastings Creek Trail;
- Noted frequent personal use of the trail;
- Referred to a letter outlining proposed changes and closures;
- Referred to a petition which began February 5, 2026 calling pause to the closure;
- Noted the petition has received 1,153 signatures to date;
- Noted the central section of the trail is permanently closed;
- Expressed concerns about a lack of community involvement in the decision;
- Highlighted increasing population pressures in Lynn Valley; and,
- Requested meaningful community engagement regarding the future of the trail.

3.2. Hazen Colbert:

- Stated he was speaking on behalf of the Persian community across the North Shore.

3.3. Catherine Lappe:

- Noted she is a resident of Lynn Valley;
- Spoke regarding the closure of the Hastings Creek Trail;
- Noted she is a former member of the Parks Advisory Committee;
- Expressed concern about the lack of consultation and community engagement;
- Highlighted increasing densification in the area and limited access to nearby off-leash dog spaces;
- Noted the absence of alternative spaces in close proximity;
- Expressed concern that residents may need to drive to other neighbourhoods to access similar amenities;
- Emphasized growing community needs in the area;
- Suggested partnerships with community groups to maintain accessibility; and,
- Expressed safety concerns, including potential after hours use by teenagers and increased risk of homelessness related impacts.

3.4. Rick Buchols:

- Noted he authored a book containing stories and historical accounts from across North Vancouver; and,
- Provided a copy of the book to Council.

3.5. Corrie Kost:

- Spoke to items 8.1 and 8.2 referring to AI feedback.

3.6. John Lesow:

- Noted he is a board member of the Edgemont Community Association;
- Commented on land acknowledgements;
- Recited the Canadian national anthem;
- Identified himself as a tax paying citizen of both Canada and the United States; and,
- Criticized Council for not accepting an abbreviated land acknowledgement.

3.7. Stephanie Wilson:

- Spoke regarding item 8.10;
- Expressed support for the North Shore Purple Chair campaign;
- Stated that many individuals who die from toxic drug poisoning are active members of the community with otherwise regular lives; and,
- Identified the primary issue as the toxic illicit drug supply and its unpredictable potency.

3.8. Richard Halpert:

- Spoke regarding the closure of the Hastings Creek Trail;
- Noted he uses the trail several times a week;
- Expressed concern about the estimated \$5 million cost to restore the trail;
- Noted the lack of a clear restoration plan beyond a small map;
- Questioned why other improvements were made at the top of the stairs;
- Stated that the bridge over Hoskins Creek is more stable than the one replaced;
- Highlighted heavy trail usage, including by dog walkers and students;
- Requested Council reconsider the closure; and,
- Requested clarification on how the \$5 million would be allocated.

3.9. Nancy Celetti:

- Spoke regarding park permit and bus parking fees at Lynn Canyon;
- Noted she is the owner of a small tour business operating since 1995;
- Noted the 2026 fee increase is intended to reflect Lynn Canyon Park usage, resulting in costs more than triple last year;
- Expressed concern that the increase is not sustainable for small businesses;
- Requested data on bus volume activity and is awaiting a response; and,
- Requested the fees be reduced to align with other parking rates or that 2025 rates be grandfathered.

4. RECOGNITIONS

Nil

5. DELEGATIONS

5.1. Intellectual Disabilities (North & West Vancouver) Society

Re: The Work of the Intellectual Disabilities (North & West Vancouver) Society

Len Slade, Board Chair, Anita Dalakoli, Board Member, and Tolga Nemultu, Executive Assistant, Intellectual Disabilities (North & West Vancouver) Society, provided an update on the organization, noting it supports approximately 250 individuals with intellectual disabilities on the North Shore, providing recreational, education, social and employment programs. Mr. Slade stated that they manage 10 group homes, offering 24/7 care in a secure, family-like environment, and oversee a social housing project. Mr. Slade stated a new group home is under construction in Lynn Valley, expected to be completed by the end of the summer. Mr. Slade invited community members to visit and learn more about their programs.

MOVED by Councillor BACK

SECONDED by Councillor MURI

THAT the delegation of the Intellectual Disabilities (North & West Vancouver) Society is received for information.

CARRIED

6. RELEASE OF CLOSED MEETING DECISIONS

Nil

7. COMMITTEE OF THE WHOLE REPORT

Nil

8. REPORTS FROM COUNCIL OR STAFF

MOVED by Mayor LITTLE

SECONDED by Councillor POPE

THAT items 8.3, 8.4 and 8.9 are included in the Consent Agenda and are approved without debate.

CARRIED

8.1. Budget Opening Remarks

File No.

Rick Danyluk, General Manager, Finance and Chief Financial Officer, noted staff are seeking direction from Council in regard to the budget.

8.2. Financial Plan Public Input

File No.

Public Input Opportunity

Lyle Craver:

- Commented on the Lynn Valley Youth Centre project;
- Noted that Lynn Valley remains the largest neighbourhood in the District without a youth centre;
- Referred to a former Councillor's framework "what we must do, should do, and would like to do";
- Expressed initial concern upon reviewing last years budget;
- Observed that the budget set an all time record for the District in recent years;
- Emphasized the need for careful prioritization;
- Noted that budgets are always somewhat restrained; and,
- Commented on cost overruns from Metro Vancouver.

8.3. Development Permit 41.23 – 1149 & 1155 Lynn Valley Road

File No. 08.3060.20/041.23

MOVED by Mayor LITTLE

SECONDED by Councillor POPE

THAT Development Permit 41.23 to allow for a six-storey rental apartment building at 1149-1155 Lynn Valley Road is ISSUED.

CARRIED

8.4. Development Permit 1.25 - 1310 Monashee Drive

File No. 08.3060.20/001.25

MOVED by Mayor LITTLE

SECONDED by Councillor POPE

THAT Development Permit 1.25 with a variance for a mixed-use development at 1310 Monashee Drive is ISSUED.

CARRIED

8.5. Bylaw 8756 and 8757: OCP Amendment and Rezoning for a 12-unit townhouse development at 1883-1901 Glenaire Drive

File No. 08.3060.20/007.024

MOVED by Mayor LITTLE

SECONDED by Councillor MURI

THAT “District of North Vancouver Official Community Plan Bylaw 7900, 2011, Amendment Bylaw 8756, 2025 (Amendment 60)” is given SECOND and THIRD Readings;

AND THAT “District of North Vancouver Rezoning Bylaw 1456 (Bylaw 8757)” is given SECOND and THIRD Readings.

CARRIED

8.6. Small-Scale Multi-Unit Housing (SSMUH) Extension Request Area

File No.

At the request of Council, the motion was bifurcated to consider the clauses as separate propositions.

MOVED by Mayor LITTLE

SECONDED by Councillor HANSON

THAT staff are directed to submit an application to the Province to request a time extension from June 30, 2026, to December 31, 2030, to rezone single-family properties to permit small-scale multi-unit housing in the area bounded by Hope Road to the north, Pemberton Avenue to the east, Sowden Street to the south, and

McGuire Avenue to the west as shown Attachment 1 of the report entitled Small-Scale Multi-Unit Housing Extension Request Area and dated February 16, 2026.

CARRIED

Opposed: Councillor MURI

Absent for Vote: Councillor FORBES

MOVED by Councillor HANSON

SECONDED by Councillor POPE

AND THAT staff are directed to prepare Official Community Plan bylaw amendments for Council's consideration to implement land use designations as provided in Attachment 2 of the report entitled Small-Scale Multi-Unit Housing Extension Request Area and dated February 16, 2026.

DEFEATED

Opposed: Mayor LITTLE, Councillors FORBES, MURI and MAH

8.7. Age-Friendly Strategy – Proposed Scope

File No. 09.3900.20/000.000

MOVED by Councillor MAH

SECONDED by Councillor BACK

THAT Council approve the proposed work plan for the development of the Aging and Older Persons Strategy, as described in the February 17, 2026, report of the Community Planner entitled Age-Friendly Strategy – Proposed Scope, including targeted engagement and preliminary strategic directions.

AND THAT Council support an application to the BC Health Communities Age-Friendly Communities Program Grant Stream 1: Planning for engagement resourcing up to \$25,000.

CARRIED

8.8. Residential Tenant Relocation Assistance Bylaw – Clarification on Eligible Tenants

File No.

This item was withdrawn from the agenda.

**8.9. UBCM 2026 Local Government Development Approvals Program (LGDAP)
Grant Application**

File No.

MOVED by Mayor LITTLE

SECONDED by Councillor POPE

THAT Council endorse the application for the 2026 Local Government Development Approvals Program grant in the amount of \$200,000 to fund the proposed activities and provide overall grant management.

CARRIED

8.10. North Shore Purple Chair Campaign – Request for Council Endorsement

File No.

MOVED by Councillor HANSON

SECONDED by Councillor BACK

THAT Council endorse The North Shore Purple Chair Campaign as a North Shore–wide community awareness initiative aimed at reducing stigma and raising awareness for the toxic drug crisis.

THAT Council support the display of purple chair installations in visible municipal spaces (e.g., libraries, community recreation centres, parks, and civic plazas) in coordination with the North Shore Homelessness Task Force and other community partners.

THAT Council direct relevant municipal departments (e.g. Parks, Facilities, Community Planning, and Communications) to coordinate internally and with campaign partners to support implementation where feasible targeting two to three locations within the District.

THAT Council direct the Communications Department to promote the campaign through municipal communication channels and include a link to the Purple Chair Campaign webpage hosted by the North Shore Homelessness Task Force.

THAT Council members be invited to participate in campaign events, including International Overdose Awareness Day on August 31, 2026, as schedules permit.

AND THAT staff report back after International Overdose Awareness Day on August 31, 2026, with information on impact and outcomes.

CARRIED

9. REPORTS

9.1. Mayor

Nil

9.2. Chief Administrative Officer

Nil

9.3. Councillors

Nil

9.4. Metro Vancouver Committee Appointees

Nil

10. ADJOURNMENT

MOVED by Councillor MURI

SECONDED by Mayor LITTLE

THAT the March 2, 2026 Regular Meeting of Council for the District of North Vancouver is adjourned.

CARRIED
(10:25 p.m.)

Mayor

Corporate Officer

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DELEGATIONS

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5.1 Delegation to Council Request Form

**District of North Vancouver
Corporate Officer**

355 West Queens Rd, North Vancouver, BC V7N 4N5

Phone: 604-990-2311

Email: signup@dnv.org

COMPLETION: To ensure legibility, please complete (type) online then print. Sign the printed copy and submit via mail or email to the department and address indicated above. If you have any questions about this form, please call the number indicated above.

Delegations have five minutes to make their presentation. Questions from Council may follow.

Name of group wishing to appear before Council: Cairnstone Planning on Behalf of Northern Development Initiative Trust

Title of Presentation: Prince George to North Vancouver Railway: Transitioning from Class 1 Management

Name of person(s) to make presentation: Peter Scholz

Purpose of Presentation:

- ☐ Information only
☒ Requesting a letter of support
☐ Other – please describe below:

Attach separate sheet if additional space is required

Note: Delegation requests will not be accepted if they are requesting financial assistance of any kind or are in relation to any potential or current development application with the District.

Contact person (if different than above): _____

Daytime telephone number: 5878761663

Email address: cairnstone@outlook.com

Will you be providing supporting documentation? ☒ Yes ☐ No

If yes: ☐ Handout ☒ Digital Format ☐ PowerPoint Presentation

Note: All supporting documentation must be provided 14 days prior to your appearance date.
This form and any background material provided will be published in the public agenda.

Arrangements can be made upon request for you to familiarize yourself with the Council Chambers equipment on or before your presentation date.

Please note:

- Council Chambers operates in a Windows environment.
- Videos and audio clips are not supported except by special accommodation.
- Disturbing or graphic images are not permitted to be displayed at any time.

Delegation to Council Request Form

Rules for Delegations:

1. Delegations must submit a Delegation to Council Request Form to the Corporate Officer. Submission of a request does not constitute approval nor guarantee a date. The request must first be reviewed by the Corporate Officer.
2. The Corporate Officer will review the request and, if approved, arrange a mutually agreeable date with you. You will receive a signed and approved copy of your request form as confirmation.
3. Only one delegation will be permitted at any Regular Meeting of Council.
4. Delegations must represent an organized group, society, institution, corporation, etc. Individuals may not appear as delegations.
5. Delegations are scheduled on a first-come, first-served basis, subject to direction from the Mayor, Council, or Chief Administrative Officer.
6. The Mayor or Chief Administrative Officer may reject a delegation request if it regards an offensive subject, has already been substantially presented to council in one form or another, deals with a pending matter following the close of a public hearing, or is, or has been, dealt with in a public participation process.
7. Supporting submissions for the delegation should be provided to the Corporate Officer by noon 14 days preceding the scheduled appearance.
8. Delegations will be allowed a maximum of five minutes to make their presentation.
9. Any questions to delegations by members of Council will seek only to clarify a material aspect of a delegate's presentation.
10. Persons invited to speak at the Council meeting may not speak disrespectfully of any other person or use any rude or offensive language or make a statement or allegation which impugns the character of any person.
11. Delegations may not display or include disturbing or graphic images as part of their presentation.
12. Please note the District does not provide grants or donations through the delegation process.
13. Delegation requests that are non-jurisdictional or of a financial nature may not be accepted.

Helpful Suggestions:

- have a purpose
- get right to your point and make it
- be concise
- be prepared
- state your request, if any
- do not expect an immediate response to a request
- multiple-person presentations are still five minutes maximum
- be courteous, polite, and respectful
- it is a presentation, not a debate
- the Confidential Council Clerk may ask for any relevant notes (if not handed out or published in the agenda) to assist with the accuracy of minutes

I understand and agree to these rules for delegations

Peter Scholz

Name of Delegate or Representative of Group

Feb 11 2026

Date

Signature

For Office Use Only

Approved by:

Corporate Officer



Deputy Corporate Officer

Appearance date: _____

Receipt emailed on: _____

Rejected by:

Mayor

CAO

Applicant informed on: _____

Applicant informed by: _____

The personal information collected on this form is done so pursuant to the *Community Charter* and/or the *Local Government Act* and in accordance with the *Freedom of Information and Protection of Privacy Act*. The personal information collected herein will be used for the purpose of processing this application or request and for no other purpose unless its release is authorized by its owner, the information is part of a record series commonly available to the public, or is compelled by a Court or an agent duly authorized under another Act. Further information may be obtained by speaking with the District of North Vancouver's Corporate Officer by telephone at 604-990-2207 or in person at 355 W Queens Road, North Vancouver.

District of Squamish Resolution
for 2026 Regional Local Government Association and UBCM Conventions:

PRESERVATION AND REVITALIZATION OF STRATEGIC PROVINCIAL RAIL CORRIDOR

WHEREAS loss of the Squamish-Cariboo rail line which may ensue from CN Rail's plans announced in July 2025 to terminate its lease would result in shippers being forced to higher cost truck transport, increased public highway maintenance costs, loss of passenger (tourist or commuter) rail opportunity, higher GHG emissions, loss of transportation corridor redundancy affecting Western Canada, and constrained regional economic development;

AND WHEREAS rail discontinuance policies applying to the former BC Rail line do not necessarily take into account regional and long-term transportation needs and priorities and might frustrate economic viability of potential new short line operators, while infrastructure funding solutions for this valuable rail line's maintenance are lacking;

THEREFORE BE IT RESOLVED THAT the provincial and federal governments be encouraged to consider a new regional authority or ownership structure including First Nations and transition to a short line operator model to support regional enterprise while maintaining the strategic redundancy of the line;

AND BE IT FURTHER RESOLVED THAT senior governments be encouraged to consider potential public-private rail line maintenance funding solutions.

BACKGROUND

CN announced plans to discontinue its lease of the former BC Rail line from milepost 43 at Squamish to milepost 257 at 100 Mile House in its 2025 Three-Year Rail Network Plan. [1] The company must follow the terms and conditions contained in the 2004 BC Rail Revitalization Agreement. The line would be returned to BC Rail Co., a provincial Crown corporation. Starting July 2026, interested parties may apply to assume operations for existing or new train services. Should no party come forward, the corridor could be sold for net salvage value. [2] [3]

Railway service cutback and maintenance concerns, safety issues and increased highway maintenance cost burdens to the public resulting from reduced rail freight service have been voiced by corridor communities for some time. Highway 97 improvement needs have been highlighted in several recent BC Chamber of Commerce policy resolutions. [4]

Natural resource industries and tourism are critical for rail corridor communities. Economic development opportunity can be handicapped for generations with loss of rail service, shifting development and investment away elsewhere.

Rail can be the only cost-effective shipping option for heavy freight. Highway trucking is prohibitively expensive for the mining industry. (The Squamish-Cariboo rail line was at one time the busiest transport corridor for gold ore in the world.)

For forest product firms, transportation alone can represent about one-third of production costs. In more than one B.C. Interior location, lack of secure rail transportation arrangements has been an obstacle for investment in new pellet plants. Over the long term, active forest management strategies to restore productive, healthy forests in the Lillooet-Cariboo-Chilcotin regions will require reliable, affordable transportation to commodity markets.

A Forest Products Association of Canada submission to the 2014 Canada Transportation Act Review recommended “*Strengthening the Rail Line Discontinuance requirements to ensure they address the economic impacts related to the communities affected by the discontinuance.*” [5]

Rocky Mountaineer’s *Rainforest to Gold Rush* rail tours program, benefiting corridor communities Whistler and Quesnel, and other potential tourist train opportunities would be lost in case the line were discontinued.

Restoration of passenger rail service has been a longstanding wish of corridor communities. [6] Prior to being phased out in 2002, BC Rail’s ‘Cariboo Prospector’ passenger train service had offered essential mobility (including access to services, groceries, etc.) for First Nation and other small communities along the line.

The Western Transportation Advisory Committee (WESTAC) Compass Reports for 2025 and 2026 highlight issues of insufficient rail and port capacity, lack of redundancy in routes, and challenges posed by natural disasters. To build long term resiliency, a coordinated, long-term infrastructure plan is advocated which would address improving rail infrastructure including in alternative trade corridors. [7] [8]

The WESTAC reports highlight Burrard Inlet's Second Narrows Rail Bridge as critical infrastructure insufficient for handling increased exports from North Shore port facilities and a choke point hindering transportation network performance. Sending northbound empty railcars on the BC Rail line rather than across the Second Narrows Rail Bridge and east and north on the CN mainline can be part of a strategy for alleviating rail bridge congestion and risks affecting the Port of Vancouver.

Preserving and revitalizing the BC Rail corridor as available alternate route and connection to Squamish tidewater facilities with currently underutilized capacities could be part of a coordinated, long-term infrastructure plan. Abandoning the Squamish-Cariboo line and the transportation corridor redundancy it offers would be an irreversible mistake.

A Reconciliation lens must be applied to the challenge and opportunity of preserving and revitalizing the BC Rail corridor. First Nations are increasingly owners, partners and managers in natural resource industry and tourism businesses of the corridor.

The 2025 BC First Nations Transportation Action Plan report highlights the Tsal'ah shuttle serving the Anderson-Seton lakes corridor [9] – a transit service now at risk – and refers to a successful Indigenous-owned short line railway in Eastern Canada. [10]

Federal and provincial rail discontinuance and divestiture policies need to support more robust supply chains, people mobility, tourism growth and transportation emissions reduction. [11]

Current policy requiring that the Squamish-Cariboo line be offered for sale, lease, or transfer before outright abandonment should be complemented by active support for transition to a regional railway authority, perhaps indigenous-owned, a short line operator model and public-private funding partnerships to support railway corridor infrastructure maintenance.

Such a collaborative strategy might not only preserve railway operations to benefit the region and the province but also introduce competition in rail freight services where there is none. [12]

[1] CN Three-Year Rail Network Plan. <https://www.cn.ca/-/media/files/about-cn/company-information/three-year-plan-en.pdf>

[2] *Revitalization Agreement – British Columbia Railway Company and BC Rail Partnership* https://www2.gov.bc.ca/assets/gov/driving-and-transportation/reports-and-reference/reports-and-studies/planning-strategy-economy/transportation-reporting/bctfa/bcrc/bcrail_revitalization.pdf

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<https://bcchamber.org/policy-search/why-it-so-hard-move-people-goods-through-and-within-british-columbia-2025>

Investing in Highway Infrastructure in North-Central BC (2025)

<https://bcchamber.org/policy-search/investing-highway-infrastructure-north-central-bc-2025>

Building a Safe Transportation Corridor for Central and Northern Communities (2024)

<https://bcchamber.org/policy-search/building-safe-transportation-corridor-central-and-northern-communities-2024>

Driving B.C.'S Economy: Improving Highway Infrastructure in Northern B.C. (2023)

<https://bcchamber.org/policy-search/driving-bcs-economy-improving-highway-infrastructure-northern-bc-2023>

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[7] *Compass Report 2025*. Western Transportation Advisory Council.

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[8] *Compass Report 2026*. Western Transportation Advisory Council.

https://www.westac.com/application/files/4317/6972/3227/2026_Compass_Report_Final.pdf

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<https://www.bcafn.ca/sites/default/files/2025-11/DRAFT%20BC%20First%20Nations%20Transportation%20Action%20Plan.pdf>

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https://www.railcan.ca/wp-content/uploads/2022/07/RAC-Shortline_Report-2022-EN.pdf

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Action Canada 2024. <https://ontario.transportaction.ca/wp-content/uploads/2024/02/Rethinking-Canadas-rail-infrastructure-policy-final-1.pdf>

REPORTS

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AGENDA INFORMATION	
☐ Regular Meeting	Date: _____
☐ Other:	Date: _____

Dept. Manager	GM/ Director	CAO
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The District of North Vancouver REPORT TO COUNCIL

April 1, 2026

AUTHOR: Lisa Muri, Councillor

SUBJECT: Passenger Rail Services Within the Sea to Sky Corridor

RECOMMENDATION:

WHEREAS the District recognizes the importance of exploring a Sea to Sky Rail network capable of meeting the long-term mobility, environmental, and economic needs of regional communities and stakeholders;

THEREFORE BE IT RESOLVED THAT the District of North Vancouver Council send a letter to the Minister of Transportation and Transit expressing Council's support for the re-establishment of passenger rail services within the Sea to Sky corridor.

REASON FOR REPORT:

Recent developments involving Canadian National Railway (CN) and its intention to decommission part of its railway line from north of the railyards in Squamish through to 100 Mile House have created a time-sensitive opportunity to reconsider passenger rail services within the Sea to Sky region. This report recommends that Council formally support exploring a Sea to Sky Rail network and communicate that support to the Province.

SUMMARY:

This report recommends that Council formally express support to the Province for the re-establishment of passenger rail service along the Sea to Sky corridor. Growing population pressures, climate commitments, and increasing congestion along Highway 99 underscore the need to explore alternative transportation options. An area of shared regional interest, this step positions the District to advocate effectively for long-term, sustainable mobility solutions in coordination with neighbouring municipalities such as the District of West Vancouver, Squamish, and Whistler.

BACKGROUND:

The Sea to Sky corridor, anchored by Highway 99, connects communities from Metro Vancouver through Squamish to Whistler and Pemberton. The corridor has seen significant growth in both population and tourism over recent decades, increasing pressure on transportation infrastructure, including in the District of North Vancouver where the challenges of congestion are frequently cited by residents.

Historically, the corridor has been served by a rail line originally operated by BC Rail, which remains in place today but is primarily used for limited freight and tourism operations.

A key recent development is the planned termination of CN Rail's lease on portions of the corridor, which would return control of the railway to the Province of British Columbia. This creates a unique opportunity to revisit the feasibility of passenger rail service for the first time in decades.

Previous regional planning efforts, including the Sea to Sky Transit Corridor Study, have identified the importance of improving interregional connectivity and explored options for enhanced transit services.

Neighbouring municipalities, including the District of West Vancouver, Squamish, and Whistler, have advocated for increased regional transit in the corridor. Similar advocacy efforts have been made at the provincial and federal level, including by the MLA for West Vancouver—Sea to Sky and the MP for West Vancouver – Sunshine Coast – Sea To Sky Country.

EXISTING POLICY:

The District of North Vancouver has consistently supported:

- Regional collaboration on transportation planning
- Climate action and greenhouse gas reduction targets
- Sustainable and multimodal transportation options

At the provincial level, transportation and climate policies emphasize reducing reliance on single-occupancy vehicles and investing in low-carbon infrastructure.

ANALYSIS:

Timing is critical. The potential transition of rail corridor control to the Province in 2026 creates a limited window for local governments to signal interest and influence provincial decision-making regarding future use of the corridor.

Early advocacy from municipalities within and adjacent to the corridor will help ensure passenger rail is considered in forthcoming feasibility, governance, and funding decisions.

Conclusion:

The re-establishment of passenger rail service in the Sea to Sky corridor represents a significant opportunity to address long-term transportation challenges while advancing regional climate and economic objectives. Expressing Council's support at this stage ensures the District of North Vancouver is positioned to participate meaningfully in forthcoming provincial discussions to advance the interests of residents of the District.

Options:

1. THAT Council confirm interest in exploring a Sea to Sky rail network capable of meeting the long-term mobility, environmental, and economic needs of regional communities and stakeholders;

SUBJECT: Passenger Rail Services Within the Sea to Sky Corridor

April 2, 2026

Page 3

AND THAT the District of North Vancouver Council send a letter to the Minister of Transportation and Transit expressing Council's support for the re-establishment of passenger rail services within the Sea to Sky corridor.

2. THAT the motion is not supported.

Respectfully submitted,

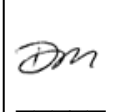


Lisa Muri
Councillor

REVIEWED WITH:					
☐ Business and Economic	_____	☐ Finance	_____	External Agencies:	
☐ Bylaw Services	_____	☐ Fire Services	_____	☐ Library Board	_____
☐ Clerk's Office	_____	☐ GIS	_____	☐ Museum and Archives	_____
☐ Climate and Biodiversity	_____	☐ Human Resources	_____	☐ NSEM	_____
☐ Communications	_____	☐ Integrated Planning	_____	☐ NS Health	_____
☐ Community Planning	_____	☐ ITS	_____	☐ NVRC	_____
☐ Development Engineering	_____	☐ Parks	_____	☐ RCMP	_____
☐ Development Planning	_____	☐ Real Estate	_____	☐ Other:	_____
☐ Engineering Operations	_____	☐ Review and Compliance	_____		
☐ Environment	_____	☐ Solicitor	_____		
☐ Facilities	_____	☐ Utilities	_____		

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AGENDA INFORMATION	
☒ Regular Meeting	Date: <u>April 27, 2026</u>
☐ Other:	Date: _____

 Dept. Manager	 GM/ Director	 CAO
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The District of North Vancouver REPORT TO COUNCIL

April 9, 2026
File:

AUTHOR: Neonila Lilova, Business and Economic Development Manager

SUBJECT: **Business Licence Bylaw Housekeeping Amendment to Reflect Updated Non-medical Retail Cannabis Policy**

RECOMMENDATION:

THAT “Business Licence Bylaw 4567, 1974 Amendment Bylaw 8788, 2026 (Amendment 56)” is given FIRST reading;

AND THAT Bylaw 8788 is referred to a Public Input Opportunity.

REASON FOR REPORT:

This report brings forward a minor amendment to the Business Licence Bylaw 4567 to align the operating hours for cannabis retail store with the updated operating hours in the Non-medical Retail Cannabis Policy, adopted by Council on October 20, 2025.

ANALYSIS:

The District’s Non-medical Retail Cannabis Policy (“Policy”) regulates the requirements and process for establishing a cannabis retail operation in the District. First adopted in 2019, the Policy was updated in 2025 to align the operating hours of cannabis retail stores in the District from 9 am to 9 pm to the Provincial standard of 9 am to 11 pm. A minor amendment to the District’s Business Licence Bylaw is necessary (Attachment 1) to update the cannabis retail store operating hours to the hours in the District’s Policy (Attachment 2).

Timing/Approval Process:

The Non-medical Cannabis Retail Policy was updated in 2025 and completing the amendment to Business Licence Bylaw 4567 synchronize the policy and the bylaw in time for the next business licensing cycle.

Concurrence:

The Chief Licence Inspector has reviewed this report.

Financial Impacts:

There are no financial impacts associated with this report.

SUBJECT: Business Licence Bylaw Housekeeping Amendment to Reflect Updated Non-medical Retail Cannabis Policy

MARCH 31, 2026

Page 2

Public Input:

Operators of cannabis retail stores in the District and their representative industry association were consulted and notified of the updated Policy in November 2025.

OPTIONS:

Option 1: First, Second and Third Readings of Bylaw 8788 (Staff Recommendation)

THAT “Business Licence Bylaw 4567, 1974 Amendment Bylaw 8788, 2026 (Amendment 56)” is given FIRST reading;

AND THAT Bylaw 8788 is referred to a Public Input Opportunity.

Or

Option 2: No further action be taken at this time.

Respectfully submitted,



Neonila Lilova
Business and Economic Development Manager

Attachment 1: Business Licence Bylaw 4567, 1974 Amendment Bylaw 8788, 2026 (Amendment 56)

Attachment 2: Non-Medical Cannabis Retail Policy

REVIEWED WITH:					
☐ Economic Development	_____	☐ Finance	_____	External Agencies:	
☐ Bylaw Services	<u>CW</u>	☐ Fire Services	_____	☐ Library Board	_____
☐ Clerk's Office	_____	☐ GIS	_____	☐ Museum and Archives	_____
☐ Climate and Biodiversity	_____	☐ Human Resources	_____	☐ NSEM	_____
☐ Communications	_____	☐ Integrated Planning	_____	☐ NS Health	_____
☐ Community Planning	_____	☐ ITS	_____	☐ NVRC	_____
☐ Dev Engineering	_____	☐ Parks	_____	☐ RCMP	_____
☐ Development Planning	_____	☐ Real Estate	_____	☐ Other:	_____
☐ Engineering Operations	_____	☐ Review and Compliance	_____		
☐ Environment	_____	☐ Solicitor	_____		
☐ Facilities	_____	☐ Utilities	_____		

The Corporation of the District of North Vancouver

Bylaw 8788

A bylaw to amend the Business License Bylaw 4567, 1974

The Council for The Corporation of the District of North Vancouver enacts as follows:

Citation

1. This bylaw may be cited as “Business Licence Bylaw 4567, 1974 Amendment Bylaw 8788, 2026 (Amendment 56)”.

Amendments

2. Business License Bylaw 4567, 1974 is amended as follows:

a) PART 5 – GENERAL REGULATIONS, Section 518A Cannabis Retail Store is amended by replacing (3) (b) with:

Open a cannabis retail store for business at any time other than between the hours of 9:00 a.m. and 11:00 p.m., seven days a week.

READ a first time

OPPORTUNITY for representations to Council provided in accordance with Section 59 of the *Community Charter* on

READ a second time

READ a third time

ADOPTED

Mayor

Corporate Officer

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The Corporation of the District of North Vancouver

CORPORATE POLICY

Title	Non-medical Retail Cannabis Policy
Section	Development and Social Planning

POLICY

It is the policy of Council that the approval of a retail cannabis business in the District of North Vancouver may only be considered through a rezoning application that meets the guidelines, criteria and processing requirements set out in this policy.

Policy approved on:
July 22, 2019

Policy amended on:
October 7, 2019
October 20, 2025

PROCEDURE

The following procedure is used to implement this policy but does not form part of the policy. This procedure may be amended from time to time at the discretion of the Chief Administrative Officer.

DEFINITIONS

“Council” means the Council for the District of North Vancouver.

“District” means the District of North Vancouver.

“Liquor & Cannabis Regulation Branch” means the Provincial branch which regulates British Columbia’s liquor industries and private retail non-medical cannabis industries (formerly Liquor Control and Licensing Branch).

“Cannabis Retail Store” means a business for the retail sale of non-medical cannabis for off-site consumption and cannabis accessories and does not permit a warehouse use.

REASON FOR POLICY

To provide locational and evaluation criteria to guide decisions on permitting the retail sale of non-medical cannabis in the District.

PREAMBLE

The District has taken the approach of considering retail cannabis businesses through an individual rezoning process considered on a case-by-case basis. Applications for a retail cannabis business should comply with the locational guidelines and other criteria contained in this policy and will be subject to public consultation requirements of the District's Development Procedures Bylaw and the statutory provisions of the *Local Government Act*.

APPLICATION

1. This policy applies to applications for rezoning to operate a retail cannabis business in the District of North Vancouver.
2. Administration of this policy is handled through the processing of rezoning applications and preparation of bylaws for Council consideration. Compliance with this policy does not guarantee development approval from Council.
3. Applicants who apply to the Liquor and Cannabis Regulation Branch (LCRB) for any retail cannabis business licence must submit a rezoning application to the District after the application is referred to the municipality for input by the LCRB. Rezoning applications will only be considered after the date of approval of this policy.

LOCATIONAL GUIDELINES

The following locational guidelines will be used to assess the suitability of a site for a retail cannabis business when an application for rezoning for such a use has been submitted to the District:

A retail cannabis business may be located on a site that:

1. Is currently zoned to permit a liquor store use;
2. Is located at least 200 metres from any elementary or high school property;
3. Does not exceed a maximum of one (1) business per each of the following key growth centres identified in the Official Community Plan*:
 - a. Maplewood Village Centre;
 - b. Lions Gate Village Centre and Marine Drive Corridor;
 - c. Lynn Valley Town Centre;
 - d. Lynn Creek Town Centre.

*Additional businesses outside of Town and Village Centres may be given consideration on a case-by-case basis, subject to a review of the merits of the application.

4. Complies with all of the requirements of the Provincial *Cannabis Licensing Regulation*.

OTHER EVALUATION CRITERIA

In addition to the above locational guidelines, the following criteria will be considered in evaluating a rezoning application for a retail cannabis business use:

1. Access for vehicles, including potential traffic impacts and parking availability;
2. Access for pedestrians and cyclists, including proximity to public transit;
3. A proposed interior layout that does not accommodate product sampling;
4. A proposed exterior design that is sensitive to the design and character of the respective Town and Village Centre in which it is located and is consistent with all applicable guidelines that regulate the exterior appearance of all residential and commercial properties within that Centre to the extent possible that it complies with the Provincial *Cannabis Control and Licensing Act*;
5. Design of signage that is in accordance with the District of North Vancouver Sign Bylaw;
6. Operating hours that do not exceed 9am – 11pm;
7. Store security requirements that meet the Provincial Cannabis Retail Store Licence Terms and Conditions Handbook.

NON-MEDICAL CANNABIS APPROVAL PROCESS

All retail cannabis businesses must undergo a site-specific rezoning process before the retail sale of non-medical cannabis is permitted. This will include opportunities for public consultation.

All applicants interested in establishing a retail cannabis business shall submit the following applications:

1. An application to the Provincial Liquor & Cannabis Regulation Branch (LCRB) for a cannabis retail store license prior to submitting an application for rezoning to the District;
2. An application to the District for a rezoning of the parcel to permit a retail cannabis business, once the application has been referred from the Provincial Liquor &

Cannabis Regulation Branch to the District for input. Applications for rezoning will be processed using a first-come-first-served model based on the date and time the application was forwarded to the District from the LCRB. Applications should be submitted to the District within 15 days of a referral from the LCRB. If an application is submitted more than 15 days after the referral from the LCRB, then it will be processed on a first-come-first-served model based on the date that the complete application is accepted by the District.

3. In the case of a Provincial store, the date that an application is submitted to the District will be considered the date of referral.
4. An application to the District for a development permit as required by the District;
5. An application for a District business licence, upon successful adoption of a rezoning bylaw and a positive recommendation from the District to the LCRB; and
6. Additional permit applications as required by the District, including but not limited to a building permit and/or sign permit applications.

PUBLIC CONSULTATION

1. Rezoning to permit a retail cannabis business will require public consultation as specified in District bylaws and policies (e.g. Development Procedures Bylaw) and statutory procedures set out in the *Local Government Act* (e.g. Public Hearing).
2. A summary of the public consultation will be included in a Report to Council for the rezoning application.

CONDITIONS OF REZONING

Council may require that one or more of the following conditions must be met prior to the adoption of a rezoning bylaw for a retail cannabis business:

1. The applicant may be required to submit details regarding on-site signage.
2. The applicant may be required to submit details on how potential odour that may be emitted from the premises will be controlled. A Section 219 covenant, or other means, may be used to secure any required odour mitigation measures.
3. The warehousing of cannabis as an accessory use shall not be permitted.
4. Any other conditions as may be required by Council.

SMOKING REGULATIONS SIGNAGE

1. A minimum of two signs shall be posted within the interior of the building and a minimum of one sign on the exterior of the building, with all signs having dimensions of at least 12" x 18". The signage shall detail the restrictions for smoking within 6 metres of any openings to the building, including doors and windows that open and any air intake, as outlined in section 6(a) of the Smoking Regulation Bylaw.

COUNCIL DISCRETION

While this policy is intended to establish a framework which would apply to all rezoning applications for retail cannabis uses, Council maintains full discretion to allow or reject any application for a retail cannabis use and may, in its sole discretion, exempt applications from all or any part of this policy.

AUTHORITY TO ACT

Provincial legislation, including the *Community Charter*, *Local Government Act*, and the *Cannabis Control and Licensing Act*, authorizes the District to regulate locational aspects of retail cannabis businesses and to establish procedures to assess and approve such businesses.

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AGENDA INFORMATION	
☐ Regular Meeting	Date: April 27, 2026
☐ Other:	Date: _____

Z. K.
Dept.
Manager

DM
GM/
Director

MF
CAO

The District of North Vancouver REPORT TO COUNCIL

April 14, 2026

AUTHOR: Tanja Oswald, Community Planner

SUBJECT: Update: Lower Mackay Creek Area Parking Restrictions

RECOMMENDATION:

THAT Council receive for information, the report titled “Update: Lower Mackay Creek Area Parking Restrictions”, dated April 14, 2026.

REASON FOR REPORT:

This report provides an update on Council’s direction to manage parking demand in the Lower Mackay Creek area.

SUMMARY:

Over time, demand on curbside management has increased in parts of the District, including the Lower Mackay Creek area, where ongoing public complaints highlighted the impact of certain vehicles, including recreational vehicles, limiting parking access.

In response to ongoing parking concerns in the Lower Mackay Creek area, the District implemented new parking restrictions along sections of Lloyd Avenue, West 1st Street and West 3rd Street on September 22, 2025 (**Attachment 1**). Council identified the need for additional restrictions, particularly along West 3rd Street and West 1st Street. District staff have developed a parking plan for the neighbourhood, which includes new 2-hour, 4-hour, and no-stopping restrictions along portions of West 3rd Street, West 1st Street, Welch Street, and Pemberton Avenue (**Attachment 2**). These measures are intended to improve road safety, increase parking turnover and better manage the high demand for parking in the area. Vehicle owners and businesses in the area were updated on the upcoming parking changes. Installation of new parking restriction signage will begin the week of May 4, and enforcement will begin on June 1, 2026.

Under Council direction, staff also implemented a strategy to manage recreational vehicles parking in repeat non-compliance of the *Street and Traffic Bylaw*. This included updating enforcement and communications procedures, and working with regional partners to improve data collection, and support housing and outreach solutions.

April 14, 2026

Expanding parking restrictions may create additional pressure and displacement impacts across the transportation network, impacting local businesses, clients and visitors to the area. Staff will continue to monitor and respond as conditions evolve.

BACKGROUND:

In April 2025, 2-hour parking limits were introduced along parts of Lloyd Avenue and West 3rd Street to better manage on-street parking demand. These parking restrictions helped improve available street parking, particularly fronting the North Vancouver Tennis Centre. Responding to ongoing community concerns regarding long-term parking of certain vehicles, including large and recreational vehicles (RVs), the following reports were presented to Council with resolutions as noted:

On [June 9, 2025](#), staff provided a report ([link to minutes](#)) at Regular Council overviewing the RV parking context in the District. Council subsequently adopted the following resolutions:

THAT staff report back on identifying all abandoned and stored vehicles on Lloyd Avenue and take the appropriate steps to have the owners recover them and/or be towed immediately.

AND THAT staff report back on parking bans on Lloyd Avenue and identify immediately implementable actions.

On [July 21, 2025](#), staff reported back ([link to minutes](#)) with recent changes to on-street parking restrictions in the Lower Mackay Creek area, and long-term strategy measures. Council adopted the following resolutions:

THAT Council direct staff to implement the parking restriction enhancements in the Lower Mackay Creek area, as set out in Attachment 1 to the July 10, 2025 report of the Community Planner entitled Response to Parked Large and Recreational Vehicles in the District;

AND THAT Council direct staff to further develop and report back on the draft implementation strategy set out in the report.

EXISTING POLICY:

- [Bylaw Notice Enforcement Bylaw](#) (2004): outlines charges for bylaw contraventions.
- [Street and Traffic Bylaw](#) (2005): includes parking and related regulations (e.g. speed limits) including for large and recreational vehicles parked on-street.
- [Official Community Plan](#) (2011): social well-being objective of fostering a safe, socially inclusive, and supportive community that enhances resident health and well-being.
- [Transportation Plan](#) (2012): objectives to manage road network and infrastructure to optimize safety of residents and efficient movement of goods and people.
- [Parks Regulation Bylaw](#) (2018) governs use of District-owned park and recreational areas.
- [Complaint and Enforcement Policy](#) (2018): bylaw enforcement framework providing staff guidance to exercise discretion and fairness in enforcement procedure.

April 14, 2026

- [On-Street Parking Policy](#) (2020): contains goals (e.g. achieve fair and consistent parking management treatments across the District) and tools to manage parking (e.g. time-limited parking).
- [Official Community Plan Action Plan](#) (2021): encourages use of a Social Equity Implementation Lens to include social equity considerations in decision-making to strive for a more inclusive and equitable community.
- [North Shore Homelessness Action Initiative Final Report](#) (2022): Priority action #6 of the multi-jurisdictional steering committee: develop policy options to support individuals living in vehicular or boat accommodation.
- [District Corporate Plan](#) (2023-2026): includes goal to “Foster Community Wellbeing, Culture and Safety” with associated priorities.

ANALYSIS:

The sections below provide an update on Council’s resolutions from the [July 21, 2025](#) report, including:

- 1) **An overview of the implementation process** and observed impacts of the new Lower Mackay Creek area parking restrictions that came into effect on September 22, 2025, with next steps as directed by Council to implement additional time-limited parking restrictions; and
- 2) **Progress on the District-wide strategy** to address ongoing RV parking challenges.

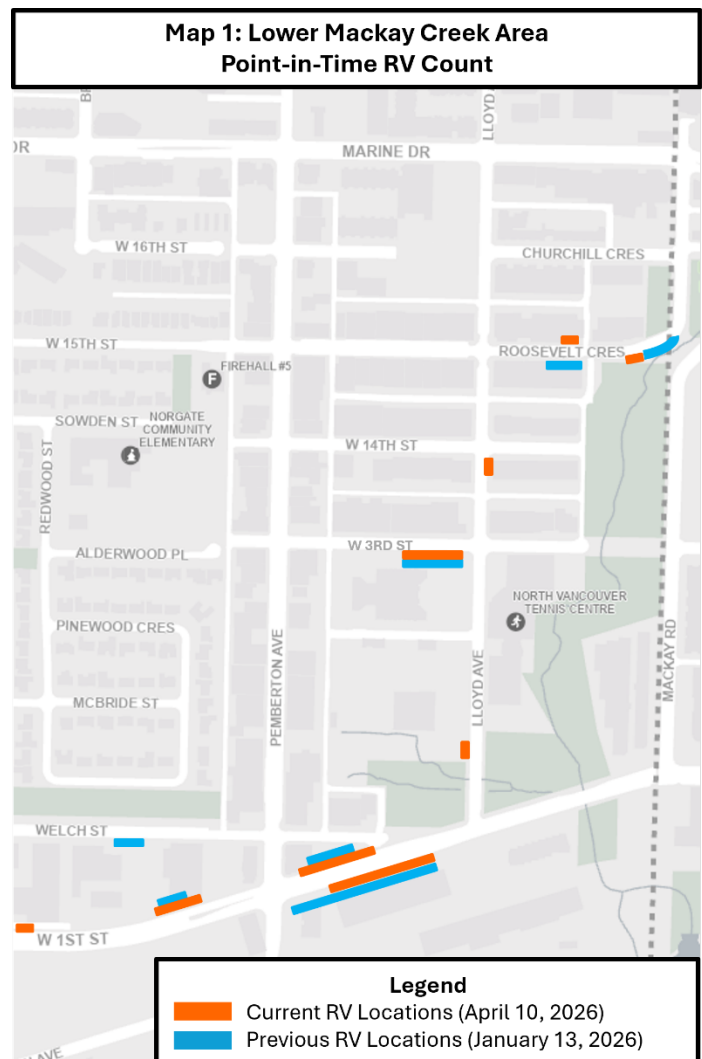
1. Lower Mackay Creek Parking Restrictions*Implementation Overview*

In September 2025, new 2-hour, 4-hour and no stopping parking restrictions were implemented along sections of Lloyd Avenue, West 1st Street and West 3rd Street to further manage on-street parking in the area (**Attachment 1**). The implementation process occurred over a six-week time frame to allow for early notification of the new parking restrictions to businesses and parked vehicle owners in the area.

Implementation required coordination among District staff, the RCMP, and Lookout Housing and Health Society (“Lookout”). Lookout provided outreach support throughout implementation of the new Lower Mackay Creek parking restrictions. Adjacent public and private properties where debris and personal belongings had accumulated prior to and during the implementation process — including the ICBC lot — were cleaned up and removed.

Since the parking restrictions took effect from September 22, 2025, to April 14, 2026, a total of 319 tickets have been issued to RVs found to be in non-compliance with the *Street and Traffic Bylaw*. As anticipated, while the new parking restrictions and subsequent enforcement measures helped to reduce some neighbourhood impacts, they did not lead to all parked RVs being moved from the area.

Map 1 on the right shows the point-in-time distribution of RVs in the Lower Mackay Creek area during a previous count on January 13, 2026 (shown in blue) and more recently on April 10, 2026 (shown in orange). RVs continue to return and park within permitted time limits, with some relocating to nearby areas. A slight increase in RV parking was noted further west on West 1st Street. RVs continue to park periodically on West 3rd Street west of Lloyd Avenue, where 2-hour parking is in place. Elsewhere in the District, RV parking has been observed in the Maplewood area, and intermittently in other locations.



Community feedback on this matter has been received through [Report a Problem](#) (RAP) submissions, and direct emails from affected residents and businesses to staff and Council. Council also received a delegation from business representatives in Lower Mackay on February 2, 2026. While some people noted increased turnover after implementation of the new parking restrictions, others cited these key concerns:

- vehicles (RVs, buses, campers and commercial vehicles) parking beyond posted legal time limits;
- public health and sanitation issues (e.g., discarded garbage and food waste);
- traffic and emergency access safety risks (e.g., blocked laneways and impaired sightlines);
- impacts on area liveability (e.g. noise, public disturbances, vehicle structures encroaching on sidewalks, lawns and private property); and

April 14, 2026

- business-related impacts, including reported safety concerns, reduced parking availability for customers and employees in adjacent areas, and associated impacts to business operations.

Other concerns included the impact of the restrictions on shifting RVs to new areas, the desire for improved communications with surrounding businesses and residents, and greater clarity regarding the District's enforcement approach.

Additional Parking Restriction Implementation

In response to ongoing parking-related concerns, Council indicated the need for additional parking changes in the Lower Mackay Creek Area to better manage demand. In response, staff are implementing new 2-hour, 4-hour, and no-stopping restrictions along portions of West 3rd Street, West 1st Street, Welch Street, and Pemberton Avenue as set out in **Attachment 2**. These restrictions are intended to improve curbside management and overall road safety (e.g., visibility near intersections), while balancing parking demand and business operations.

Installation of new signage will begin the week of May 4, 2026, and enforcement will begin on June 1, 2026. Vehicle owners and nearby businesses directly impacted by the parking restrictions received early notification during the week of April 6 regarding the upcoming parking changes. Notification was carried out through hand-delivered letters, with some business owners also receiving notification by email.

2. District-Wide Strategy

The District's strategy to respond to parked large and recreational vehicles is described below. It consists of four key components.

Parking Regulation

The [Street and Traffic Bylaw](#) restricts long-term parking and use of RVs:

"A Recreation Vehicle may be parked on any Highway for a period not to exceed 24 hours;" and

"No person shall use a vehicle for living accommodation while parked on a Highway".

While introducing localized parking restrictions in high-demand areas can result in increased vehicle turnover, it can also create some negative impacts. These may include displacing long-term vehicle parking, including RVs and campers, into adjacent blocks or neighbourhoods. This can create tension among nearby residents and businesses as the problem shifts locations.

Curbside management tools cannot address the broader social and housing factors that lead to vehicle dwelling. A coordinated, multi-disciplinary approach will be required to meaningfully address these challenges. Without it, spillover impacts will continue to place pressure on the surrounding transportation network.

Program Development

The District's response to RV parking enforcement included the following components:

1. **Introduction of standardized compliance notice for non-compliant parked RVs.** A standardized compliance notice template has been introduced to address RVs parked in violation of the Street and Traffic Bylaw. The initial notice serves to inform RV owners of the bylaw requirements and provides a formal warning to bring their parking into compliance. Should the RV owner fail to comply after receiving the warning, enforcement measures will be escalated, which may include issuance of fines/tickets or towing of the vehicle.
2. **Updated enforcement standard operating procedure for repeat non-compliant RVs.** The enforcement standard operating procedure has been updated to monitor and address RVs returning to congregated areas or repeatedly violating the Street and Traffic Bylaw. When such RVs are encountered, enforcement resumes at the stage previously reached (e.g. education, delivery of warning notice, prior ticketing). This may result in expedited ticketing or towing if compliance cannot be achieved and all measures have been exhausted. Flexibility in enforcement timelines may be considered for individuals who are actively engaged with outreach workers to secure alternative housing.
3. **Development of a modified tracking system.** A modified tracking system has been developed for the updated standard operating procedure. This ensures consistent monitoring and management of non-compliant RVs.

Staff will continue to monitor and respond to the evolving use of RVs across District lands, including in parks and adjacent natural areas.

Staff from the District of North Vancouver, City of North Vancouver and North Vancouver Recreation and Culture Commission continue to meet as required to review parking restriction updates and coordinate response actions. Current initiatives being advanced through this working group include:

- Coordinating joint City–District point-in-time RV counts on a seasonal basis;
- Strengthening regional coordination of referrals for the [North Shore Solutions Navigator](#) program; and
- Enhancing enforcement officers' awareness of available North Shore social programs and services.

Advocacy

Parking and enforcement action may disproportionately impact residents who are experiencing or at risk of homelessness. As such, staff continue to focus on advocacy for initiatives to address needed housing, outreach and other supports.

On September 15, 2025, staff presented to the North Shore Homelessness Task Force (NSHTF) to provide an update on the Lower Mackay Creek parking restriction implementation and discuss advocacy opportunities. Following the meeting, Vancouver

April 14, 2026

Coastal Health connected with District staff to discuss outreach and servicing pathways to support vulnerable residents. This discussion is ongoing.

At the same time, progress towards more permanent housing solutions continues through social and supportive non-market housing projects at various stages of development in the District.

Timing/Approval Process:

Installation of new parking signage in the Lower Mackay Creek area will begin the week of May 4, 2026 and enforcement will begin on June 1, 2026. Staff will monitor the impacts of the new parking changes and may make further adjustments, as operationally needed, to manage curbside demand, and improve transportation safety in the surrounding area.

Concurrence:

Bylaw Services, Parks, Engineering Infrastructure Services and Legal have reviewed and contributed to this report.

Financial Impacts:

Enforcement officers support the administration and enforcement of all District bylaws. Expanding enforcement initiatives may affect current service levels. Staff will continue to monitor operational impacts and explore potential efficiencies within current resources. Should additional pressures arise that affect service delivery, staff will report back to Council with recommendations.

Liability/Risk:

On-street parking restrictions have a negligible impact on liability risk to the District.

Environmental Impact:

Vehicles used as shelters often lack access to water and sanitation facilities. Where improper waste disposal occurs, it can pollute the environment, degrading park ecosystems, and posing health and safety risks to individuals.

Conclusion:

The implementation of parking restrictions in the Lower Mackay Creek area in 2025 has resulted in movement of RVs to other blocks in the area. Additional parking restrictions in the Lower Mackay Creek area are being implemented to address ongoing on-street parking challenges on West 1st Street, West 3rd Street, Pemberton Avenue and Welch Street.

Staff will continue to monitor local parking activity, as well as work interdepartmentally with affected parties to help ensure the District's response efforts are effective, balanced, and aligned with community well-being objectives.

Respectfully submitted,

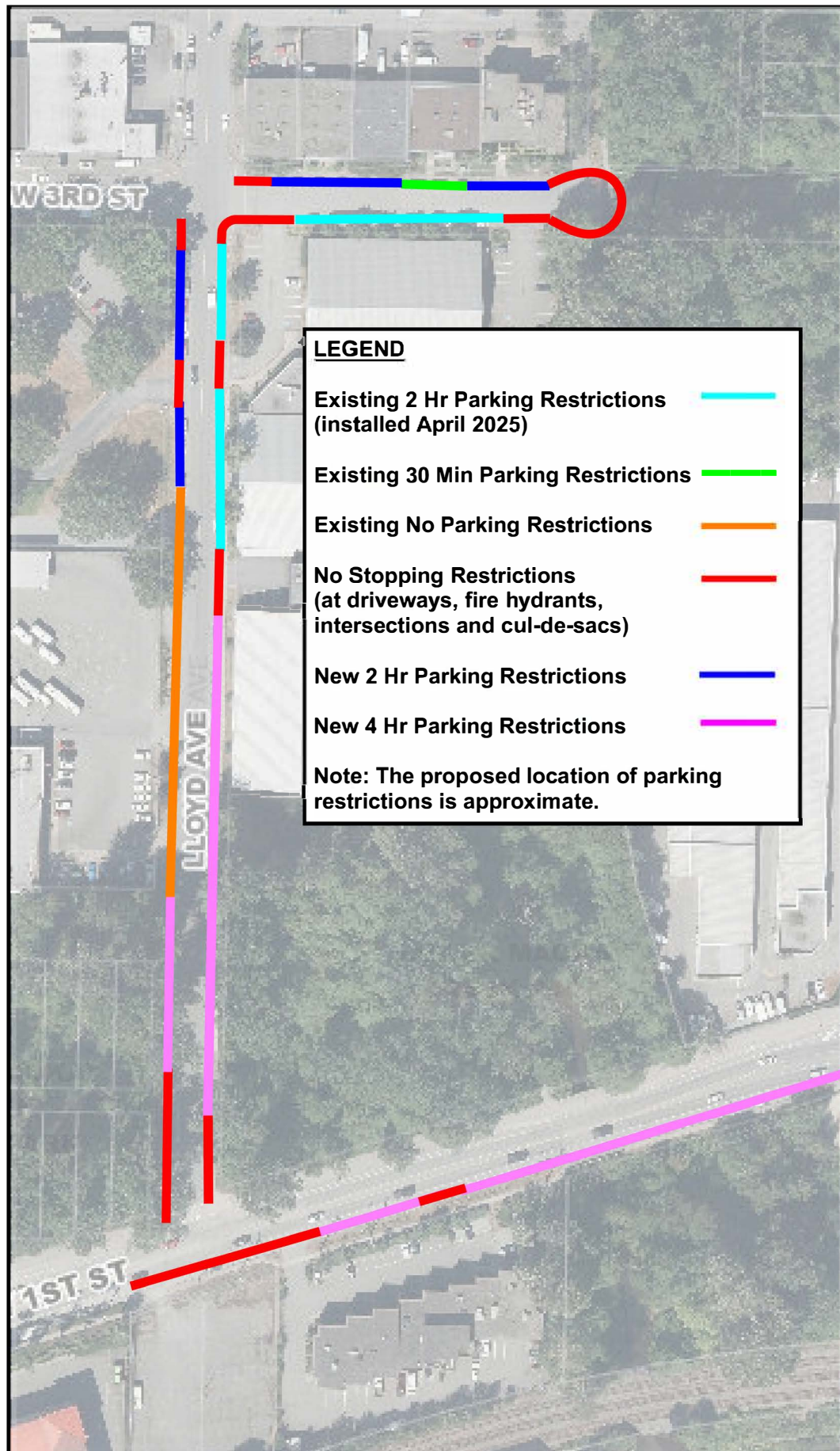
Tanja Oswald
Community Planner

April 14, 2026

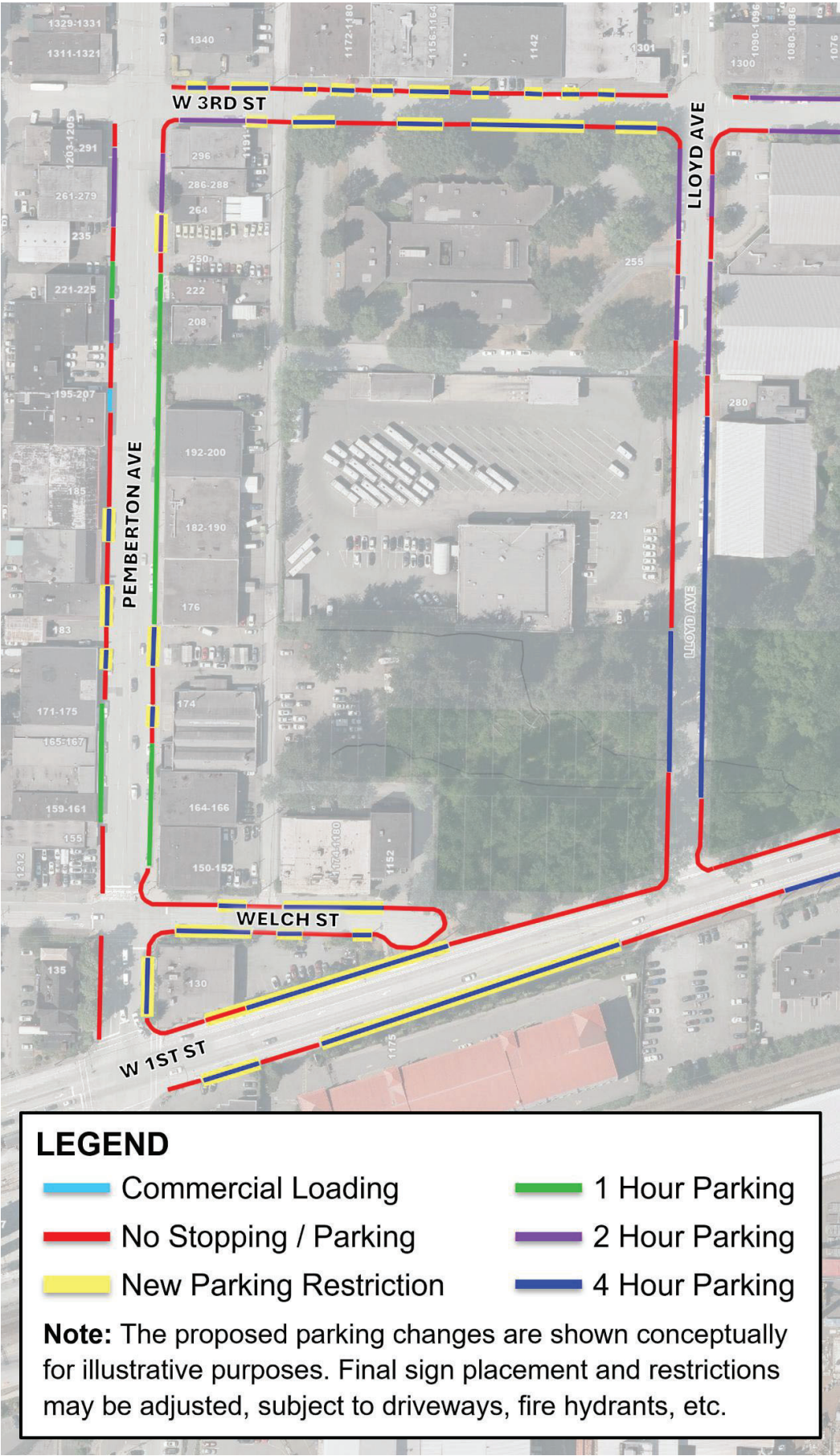
ATTACHMENTS

1. Lower Mackay Creek Parking Restrictions – September 22, 2025
2. Lower Mackay Creek Parking Restrictions – June 1, 2026
3. Staff Presentation

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



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Update: Lower Mackay Creek Area Parking Restrictions

April 27, 2026
Regular Council Meeting

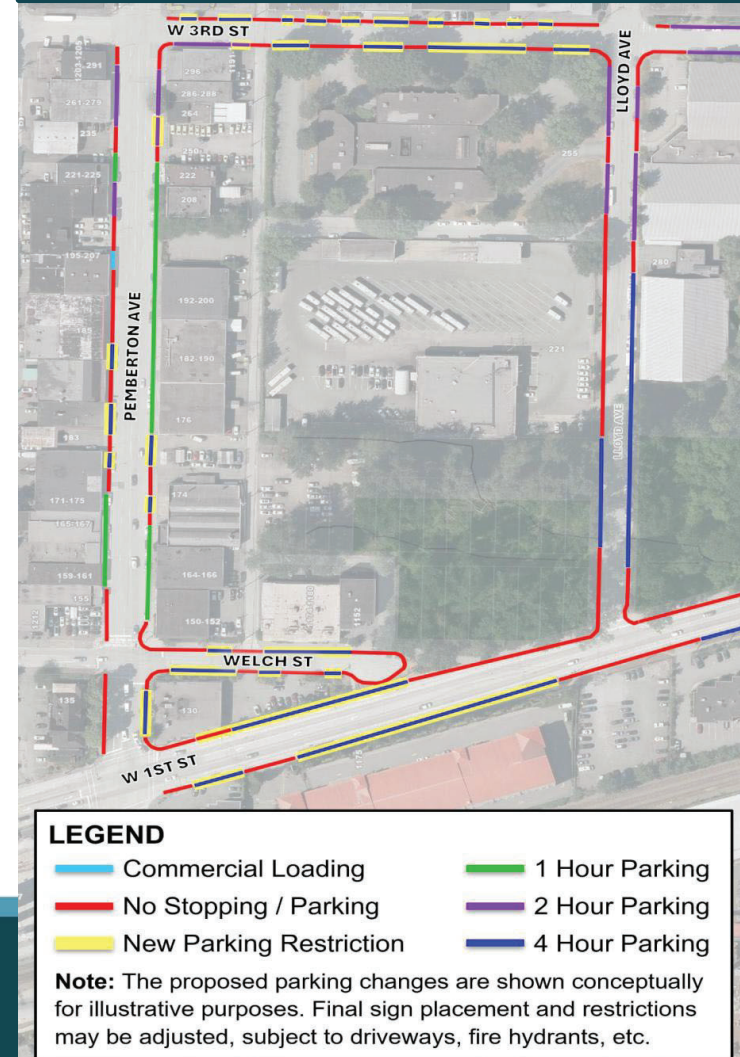
Context

- **April 2025** – 2-hour parking limits
- **June 9, 2025** –abandoned vehicles & parking bans
- **July 21, 2025** – implement enhanced restrictions & develop strategy
- **Sept 22, 2025** – 2- hour, 4-hour and no stopping parking limits

Response

- Impact of new restrictions on RV movement
- Community feedback
- Additional parking restrictions (June 1, 2026):
 - 4-hour, 2-hour and no stopping limits

Lower Mackay Creek Parking Restrictions (June 1, 2026)



RV Strategy

Parking

- Bylaw coverage
- Spillover impacts

Program

- Compliance standards and operation
- CNV/DNV coordination

Advocacy

- North Shore Homelessness Task Force
- Housing

Recommendation

THAT Council receive for information, the report titled “Update: Lower Mackay Creek Area Parking Restrictions”, dated April 14, 2026.

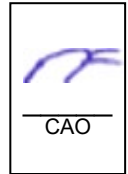
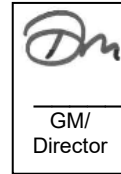
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AGENDA INFORMATION☒ Regular Meeting

Date: _____

☐ Other:

Date: _____



The District of North Vancouver

REPORT TO COUNCIL

February 9, 2026

AUTHOR: Holly Adams, Community Planner**SUBJECT:** Residential Tenant Relocation Assistance Bylaw – Clarification on Eligible Tenants**RECOMMENDATION:**

THAT the February 9, 2026 report titled “Residential Tenant Relocation Assistance Bylaw – Clarification on Eligible Tenants” is received for information.

REASON FOR REPORT:

As directed by Council, staff are reporting back on the interpretation of eligible tenants under the new Residential Tenant Relocation Assistance Bylaw and confirming that no bylaw amendments are necessary.

BACKGROUND:

In spring 2024, local governments were given additional authority regarding tenant protection measures. The changes enabled local governments to create a new type of development permit area and tenant protection bylaws. To take advantage of the new authority in a timely manner, staff brought forward a new Residential Tenant Relocation Assistance Bylaw (**Attachment 1**). The District’s existing Residential Tenant Relocation Assistance Policy was converted into Bylaw 8750, with little change to the suite of supports available for tenants during redevelopment. Bylaw 8750 was brought forward for first reading on October 20, 2025, as part of the larger Official Community Plan update.

Council gave second and third reading to Bylaw 8750 at the January 12, 2026 regular Council meeting. During the meeting, Council passed the following resolution:

THAT staff are directed to report back to Council regarding potential amendments to Bylaw 8750 to ensure the definition of “eligible tenant” does not exclude current occupants who may not be listed on the rental agreement.

Bylaw 8750 was subsequently adopted by Council during its regular meeting on January 26, 2026 and the Residential Tenant Relocation Assistance Policy was rescinded.

ANALYSIS:Bylaw Intention:

Residential Tenant Relocation Assistance Bylaw 8750 defines “eligible tenant” to mean:

“a person residing in a Rental Unit pursuant to a Tenancy Agreement entered into between that person and the Owner of the Rental Unit on the date that a First Development Application is made to the District;”

In April 2024, as part of Bill 16 (the Housing Statutes Amendment Act), the Province introduced a new definition for tenancy agreement under the *Community Charter*, which defines tenancy agreements as written only. The Province, however, did not change the definition of a tenancy agreement under the *Residential Tenancy Act*, which defines a tenancy agreement as being either written or verbal. The District's bylaw uses the *Residential Tenancy Act's* definition as it is more inclusive in allowing both written and verbal agreements.

Bylaw 8750 anticipated the possibility of multiple tenants and provides clarity on payment of compensation. For example, Sections 14 and 15 (compensation for rent and moving expenses) states:

“where multiple Eligible Tenants reside together in one Rental Unit, the Owner may make this payment to one of the Eligible Tenants in trust for all of the Eligible Tenants residing in the Rental Unit.”

The above provisions allow the owner or developer to provide the compensation to a single representative of the rental unit, held in trust for all eligible tenants, in the case of multiple eligible tenants living in one rental unit.

District Approach:

Determining tenancy and eligibility under the residential tenancy agreement falls under provincial jurisdiction, regulated by the Residential Tenancy Branch. It is the responsibility of landlords and tenants to declare and track who is residing in a rental unit.

When more than one tenant resides in a unit, the tenants should select a designated tenant (representative) and communicate this decision to the tenant relocation coordinator in writing. This tenant would serve as the primary contact for the owner, the tenant relocation coordinator, and the District, as needed. The selection of a designated tenant should be signed by all the tenants in occupancy of the rental unit as of the date that the first development application is made. Responsibilities of a designated tenant include:

- Maintaining current information (contact details, selected compensation options, etc.) with the tenant relocation coordinator;
- Communicating relevant information to tenants in the household; and
- Ensuring all eligible tenants receive the benefits provided, as outlined in Bylaw 8750.

Compensation due to tenants, as set out in Bylaw 8750, would be paid by the owner or developer to:

- the designated tenant, as the case may be, in trust for all tenants; or
- to the eligible tenant(s) named on the written residential tenancy agreement (e.g. only if the tenant relocation coordinator is unable to obtain a written confirmation of the designated tenant).

The District's approach would include tenants who leave a shared living arrangement prior to the date that the compensation is paid by the owner or developer. Some examples include tenants who separate, and roommates who move out.

The recommended approach ensures the appropriate parties are compensated while reducing the likelihood of the District becoming involved in purely private disputes that can more effectively be addressed through other legal and administrative mechanisms.

SUBJECT: Residential Tenant Relocation Assistance Bylaw - Clarification on Eligible Tenants

February 9, 2026

Page 3

Other Municipal Approaches:

Staff conducted a municipal scan¹ of tenant protection policies and bylaws in other jurisdictions and observed that the criteria for determining tenant eligibility for supports and/or compensation are varied. Some municipalities require tenants to have a written tenancy agreement, others do not specify, and in one case, the policy only requires that the tenant be residing in the rental unit. In general, municipalities require disputes between the tenant and owner or developer to be resolved privately or through the Residential Tenancy Branch, including matters related to eligibility for compensation.

Communicating Compensation Requirements to Developers and Tenants:

Bylaw requirements for tenant compensations are communicated in a variety of ways:

- District web content was updated after adoption of Bylaw 8750, and continues to be tailored for owners, developers and tenants as needed;
- Planning staff directly communicate expectations to developers during application processing; and
- Developers are responsible for providing an information package to tenants within two weeks of the application date (and staff are also available if tenants have further questions).

NEXT STEPS:

Staff will monitor implementation of the District's new Residential Tenant Relocation Assistance Bylaw. While no amendments to Bylaw 8750 are recommended at this time, staff may assess the need for changes after processing a number of applications under the bylaw.

CONCLUSION:

Based on the strength of the bylaw definition and the anticipated infrequency for tenant disputes, staff do not see a need to amend the recently adopted Residential Tenant Relocation Assistance Bylaw. The District's approach helps ensure that all rightful tenants will be compensated under Bylaw 8750, and this approach will be effectively communicated to owners/developers and tenants through a variety of methods.

Respectfully submitted,



Holly Adams
Community Planner

Attachments:

1. Residential Tenant Relocation Assistance Bylaw 8750

¹ Staff reviewed the tenant relocation assistance policies and bylaws in the following municipalities: Burnaby, City of North Vancouver, Coquitlam, Kelowna, Surrey and West Vancouver.

SUBJECT: Residential Tenant Relocation Assistance Bylaw - Clarification on Eligible Tenants

February 9, 2026

Page 4

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 _____	X Housing <u>TA</u>	
☐ Communications _____	☐ Human Resources _____	
☐ Community Planning _____	☐ Integrated Planning _____	
☐ Development Engineering _____	☐ ITS _____	
☐ Development Services _____	☐ Parks _____	
☐ Engineering _____	☐ Real Estate _____	
Infrastructure _____	X Solicitor <u>RP</u>	
☐ Engineering Public Works _____	☐ Transportation _____	
☐ Environment _____		
☐ Facilities _____		

The Corporation of the District of North Vancouver

Bylaw 8750

A bylaw to regulate the assistance of residential tenant relocation

The Council for The Corporation of the District of North Vancouver enacts as follows:

Citation

1. This bylaw may be cited as “Residential Tenant Relocation Assistance Bylaw 8750, 2025”.

Definitions

2. In this bylaw:

- a) “CMHC Median Rent Level” means the most recently published median rent level as published annually by the Canadian Mortgage and Housing Corporation;
- b) “Demolition Permit” has the meaning given to it under the District of North Vancouver Construction Bylaw, 8271;
- c) “District” means the Corporation of the District of North Vancouver;
- d) “Dwelling Unit” has the meaning given to it in the *Zoning Bylaw*;
- e) “Eligible Tenant” means a person residing in a *Rental Unit* pursuant to a *Tenancy Agreement* entered into between that person and the *Owner* of the *Rental Unit* on the date that a *First Development Application* is made to the *District*;
- f) “Eviction Notice” means a notice issued to a *Tenant* to vacate a *Dwelling Unit*;
- g) “First Development Application” means a complete application submitted to the *District* by an *Owner* to do one of the following:
 - i. amend the *Zoning Bylaw*;
 - ii. obtain a land use permit (as defined in section 455 of the *Local Government Act*, RSBC 2015, c.1); or
 - iii. obtain a *Building Permit*

for a proposed development where, if the said application were to be granted, entered into, or issued, and if the proposed development were thereafter to

proceed, then the result would be demolition of *Residential Property*, but the term *First Development Application* does not include a *Preliminary Application*;

- h) "General Manager" means the person appointed as the General Manager of Planning, Properties & Permits, and any person designated in writing by the General Manager of Planning, Properties & Permits to carry out any administrative act or function under this bylaw;
- i) "Owner" means the owner of a *Proposed Redevelopment Site*;
- j) "Proposed Redevelopment Site" means a parcel or parcels upon which *Residential Property* is located in relation to which the *Owner* has made a *First Development Application*;
- k) "Redevelopment" has the meaning given to it in section 61.3 of the *Community Charter*, SBC 2003, c. 26, as amended or replaced;
- l) "Rental Unit" means a *Dwelling Unit* rented or intended to be rented to a *Tenant*;
- m) "Residential Property" has the meaning given to it section 63.1 of the *Community Charter*, RSBC 2015, c.1);
- n) "Residential Tenancy Act" means the *Residential Tenancy Act*, SBC 2002 c. 78, as amended or replaced from time to time;
- o) "Right of First Refusal" means the right to make the first offer to enter into a *Tenancy Agreement* before anyone else can;
- p) "Tenancy Agreement" has the meaning given to it in the *Residential Tenancy Act*, SBC 2002, c. 78;
- q) "Tenant" means a person residing in a *Rental Unit* pursuant to a *Tenancy Agreement* entered into between that person and the *Owner* of the *Rental Unit*, and *Tenants* means more than one *Tenant*;
- r) "Tenant Relocation Assistance Plan" means a form prescribed by the *General Manager* which includes in writing the *Tenant Supports* being provided to *Eligible Tenants* and other pertinent information in order to confirm the requirements in this bylaw are being met;
- s) "Tenant Relocation Coordinator" means a professional hired by the *Owner*, as required by this bylaw, who is experienced in assisting *Tenants* with relocation;
- t) "Tenant Supports" means the financial compensation and other assistance and supports provided to *Eligible Tenants* by the *Owner* as required by this bylaw;

- u) “Vulnerable Tenants” means an *Eligible Tenant* who due to factors such as age, cultural, economic, health, social and personal limitations face increased risks or challenges securing housing;
- v) “Zoning Bylaw” means the District of North Vancouver Zoning Bylaw, 3210, as amended or replaced.

Delegation

- 3. Council delegates to the *General Manager* the powers of Council to administer this bylaw including prescribing the form of applications required pursuant to this bylaw.

Applicability

- 4. This bylaw does not apply to a *Redevelopment* of any building or combination of buildings containing fewer than five (5) *Dwelling Units* that are occupied or available for occupancy by *Tenants* on the date that the *First Development Application* in relation to the *Redevelopment* is submitted to the District, including in single-family homes, strata units, and purpose-built rental units.
- 5. This bylaw does not replace or affect in any way the requirements set out in the *Residential Tenancy Act*.
- 6. The *Tenant Supports* are intended to set minimum requirements only and do not affect the discretion of the *Owner* to provide more or other assistance to *Tenants*.

Tenant Supports

- 7. *Tenant Supports* must be provided to *Eligible Tenants* as specified in this bylaw.
- 8. *Tenant Supports* must not be used in Community Amenity Contribution negotiations and do not satisfy Amenity Cost Charge requirements.
- 9. The *Owner* or its agent must provide to the *District* concurrently with and as part of the *First Development Application* the following information in relation to the *Proposed Redevelopment Site*:
 - a) the number of *Rental Units*;
 - b) the number of *Eligible Tenants* residing in each *Rental Unit*;
 - c) the date that each *Eligible Tenant* in each *Rental Unit* first occupied the *Rental Unit*;
 - d) the amount of rent being paid by *Eligible Tenants* for each *Rental Unit* as of the date of the *First Development Application*;

- e) the number of bedrooms in each *Rental Unit*; and
 - f) a complete *Residential Tenant Relocation Assistance Plan* in the form prescribed by the *General Manager*.
10. The *Owner* or its agent must provide each *Eligible Tenant* with the following information within two (2) weeks of the date that the *Residential Tenant Relocation Assistance Plan* pursuant to section 9(f) is accepted by the *District*:
- a) notice in writing that plans for *Redevelopment* are being made;
 - b) a statement that the notice is not an *Eviction Notice*;
 - c) a copy of this bylaw;
 - d) the contact information for the *Tenant Relocation Assistance Coordinator* engaged by the *Owner* pursuant to section 19;
 - e) instructions on accessing the current *District* webpage for tenant relocation assistance information;
 - f) a copy of the accepted *Tenant Relocation Assistance Plan* in the form prescribed by the *General Manager*; and
 - g) information on tenant resources, including, but not limited to, the Residential Tenancy Branch webpage and any resources available through the Tenant Resource and Advisory Centre.
11. The *Owner* must provide *Tenant(s)* with the date, time and place of every Council meeting, workshop, public information meeting, and public hearing related to a proposed *Redevelopment* as soon as possible once the date, time and place are publicly available, by delivering a notice of each meeting, workshop, public information meeting, or public hearing to every *Rental Unit* on the *Proposed Redevelopment Site* and by posting a copy of the said notice in a conspicuous place on the *Proposed Redevelopment Site*.
12. After a *Demolition Permit* is issued by the *District* for any *Residential Property* that is subject to this bylaw, the *Owner* must deliver to all *Eligible Tenants* an *Eviction Notice* providing no less than six (6) months notice to vacate.
13. On or before the date that an *Eligible Tenant* moves out of a *Rental Unit*, the *Owner* shall pay to the *Eligible Tenant* \$35 per month for each month that the *Eligible Tenant* has resided in the building in which the *Rental Unit* is located.

14. On or before the date that the last *Eligible Tenant* moves out of a *Rental Unit*, the *Owner* shall pay to *Eligible Tenants* an amount equivalent to four months' rent payable under the *Tenancy Agreement*, and where multiple *Eligible Tenants* reside together in one *Rental Unit*, the *Owner* may make this payment to one of the *Eligible Tenants* in trust for all of the *Eligible Tenants* residing in the *Rental Unit*.

15. On or before the date that the last *Eligible Tenant* moves out of a *Rental Unit*, the *Owner* shall pay the following additional compensation for moving expenses to *Eligible Tenants* in the amount of:

- i. \$1,000 for studio and 1-bedroom units;
- ii. \$1,250 for 2-bedroom units; or
- iii. \$1,500 for 3-bedroom or larger units

and where multiple *Eligible Tenants* reside together in one *Rental Unit*, the *Owner* may make this payment to one of the *Eligible Tenants* in trust for all of the *Eligible Tenants* in the *Rental Unit*.

16. The *Owner* must hire or appoint a *Tenant Relocation Coordinator* to assist *Eligible Tenants* in finding new replacement *Dwelling Units*.

17. Without limiting section 16, the *Tenant Relocation Coordinator* must:

a) provide to each household occupied by *Eligible Tenants* a list of at least three (3) available replacement *Rental Units* with the following attributes:

- i. the same number of bedrooms as the *Eligible Tenant's* current *Rental Unit*;
- ii. located within the *District*, unless otherwise specified by the *Eligible Tenant*;
- iii. the maximum rent must not exceed the greater of:

- 1. 10% above the *Eligible Tenant's* current rent; or
- 2. 10% above the most recently published *CMHC Median Rent Level*, by number of bedrooms, for Metro Vancouver

except in the case where the *Eligible Tenant* has requested that the *Tenant Relocation Coordinator* provide a list of more expensive available *Rental Units*;

- iv. if no comparably priced replacement rental *Dwelling Units* are available, then maximum rent for replacement rental *Dwelling Units* must be the closest comparable rate; and
 - v. the replacement *Rental Unit* must meet other needs or preferences specified by the *Eligible Tenants*.
- b) set up viewing times for replacement *Rental Units* for the *Eligible Tenant* upon request from an *Eligible Tenant*.
- 18. The *Owner* must offer *Eligible Tenants* the *Right of First Refusal* in any new purpose-built *Rental Units* in any new building on the *Proposed Redevelopment Site* constructed after the *Redevelopment*.
- 19. In the case where *Rental Units* are replaced with below-market *Dwelling Unit(s)* in a new building on the *Proposed Redevelopment Site*, an *Eligible Tenant* who wishes to exercise their *Right of First Refusal* under section 18 must meet any applicable eligibility requirements for those *Dwelling Unit(s)*.
- 20. Where an *Eligible Tenant* exercises the *Right of First Refusal* under sections 18 or 19, moving expenses under section 15 must be paid by the *Owner* at both the initial move out stage and when the *Eligible Tenant* moves into the new building on the *Proposed Redevelopment Site*.
- 21. For *Eligible Tenants* exercising the *Right of First Refusal* under section 18, in cases where temporary *Dwelling Units* on the *Proposed Redevelopment Site* are available, the *Owner* must provide the option to *Eligible Tenants* to occupy the temporary *Dwelling Units* as interim housing.
- 22. In cases involving *Vulnerable Tenants*, the *Tenant Relocation Coordinator* must provide the *Vulnerable Tenant* with information about housing and other supports upon request of the *Vulnerable Tenant*, including at minimum, but not limited to, those available through:
 - i. BC Housing Rental Assistance Programs;
 - ii. Health services; and
 - iii. Non-profit organizations.
- 23. The *Owner* must provide the following to any prospective *Tenant* who wishes to enter into a *Tenancy Agreement* after the date that the *Owner* or its agent makes to the *District* a *First Development Application* (and who therefore is not an *Eligible Tenant* under this bylaw):
 - a) notice in writing that plans for *Redevelopment* are being made; and

b) a written statement that the rights of the prospective *Tenant*, should the prospective *Tenant* enter into a *Tenancy Agreement*, will be as set out in the *Residential Tenancy Act*, and the prospective *Tenant* would not be entitled to the *Tenant Supports* under this bylaw.

24. Provision of *Tenant Supports* by an *Owner* pursuant to this bylaw is entirely at the cost and expense of the *Owner* and does not affect or fetter in any way the *District's* discretion to approve or deny a *First Development Application*.

25. The *Owner* must provide any other information requested by the *General Manager* to confirm that the *Owner* has met all requirements in this bylaw to the satisfaction of the *General Manager*.

Severability

26. If any section, subsection or clause of this bylaw is for any reason held to be invalid by the decision of a court of competent jurisdiction, such decision will not affect the validity of the remaining portions of this bylaw.

READ a first time October 20, 2025

READ a second time January 12, 2026

READ a third time January 12, 2026

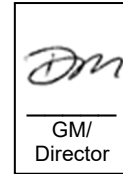
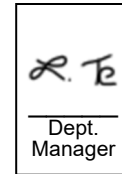
ADOPTED January 26, 2026

Mayor

Corporate Officer

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AGENDA INFORMATION	
☒ Regular Meeting	Date: April 27, 2026
☐ Other:	Date: _____



The District of North Vancouver REPORT TO COUNCIL

April 9, 2026

AUTHOR: Eirikka Brandson, Community Planner

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

RECOMMENDATION:

THAT staff are directed to work with the City of North Vancouver and the District of West Vancouver to review and update the municipal youth services policy framework to reflect current evidence-based practices and emerging youth needs, and report back to Council with proposed updates;

AND THAT staff are directed to engage community service providers and partners in the municipal youth services policy review process to ensure alignment with current service delivery models;

AND THAT DNV and North Vancouver Recreation and Culture Commission (NVRC) staff collaborate to support coordinated youth service delivery across service areas (Capilano, Lynn Valley, Seymour);

AND THAT staff and NVRC work with community partners to explore opportunities to sustain and coordinate late-night recreation programming under a shared Youth Friendly North Shore banner;

AND THAT staff continue to explore opportunities to sustain the Youth Services Community of Practice in partnership with community organizations; and

THAT staff review and bring back to Council for approval District grant program criteria to identify opportunities to better support youth-led initiatives.

REASON FOR REPORT:

This report provides a summary of activities delivered under the “Youth Friendly North Shore” work plan, funded through Public Safety Canada’s [Building Safer Communities Fund](#). It also outlines opportunities to strengthen and sustain youth services across the North Shore, including potential updates to municipal policies and programs.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 2

SUMMARY:

This report outlines the implementation and outcomes of the Building Safer Communities Fund initiative, through which the District received \$1.78 million to develop and deliver a three-year youth safety, wellness, and crime prevention plan in partnership with City of North Vancouver, District of West Vancouver, Squamish Nation, Tseil-Waututh Nation, and the RCMP. The plan was informed by stakeholder engagement and evidence-based research and focused on two streams: creating youth friendly spaces and strengthening the system of care for youth. Implementation occurred from 2023 to 2026 and evolved through an adaptive approach, enabling additional activities and partnerships.

Key outcomes included increased youth inclusion, with more youth attending and actively participating in community spaces, as well as youth being directly involved in assessing and informing those spaces. Additional outcomes included expanded youth-led initiatives, enhanced coordination among service providers, and the development of new tools and resources to support effective youth services. The initiative also identified the need for sustained programming, improved awareness of services, and updated municipal policies. The report highlights next steps to build on this work, including strengthening partnerships, sustaining successful initiatives, and modernizing the municipal youth services policy framework to better align with current practices and emerging youth needs across the North Shore.

BACKGROUND:

On March 16, 2022, the Minister of Public Safety Canada (PSC), announced \$250 million through the Building Safer Communities Fund to address youth crime nationwide. The North Shore has relatively low level of youth-related crime, in part due to a number of organizations that provide services to promote child and youth well-being. However, as criminal and gang-related activity increases in the Metro Vancouver area more broadly, it was prudent to take steps to prevent a potential increase in youth-related crime locally.

The District was selected to participate, receiving \$1,779,951 to develop and implement a three-year youth crime prevention plan. While the District was the funding recipient, staff received approval from PSC for a North Shore wide effort in collaboration with the City of North Vancouver, District of West Vancouver, Squamish Nation, Tsleil Waututh Nation, and the RCMP. The project was guided by a DNV joint management team and an intergovernmental staff group representing each North Shore jurisdiction.

Phase 1 – Development of the Plan (January 1 to June 30, 2023; \$269,500)

The first phase focused on stakeholder engagement and an evidence review across four areas:

1. Youth pathways, risks, and protective factors – this area examines the developmental trajectories of youth and the factors that influence their outcomes over time. Evidence is used to identify key leverage points for early intervention and prevention.
2. Effective prevention and intervention program elements – areas that have been demonstrated to effectively prevent or respond to youth-related risks.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 3

3. Community based prevention and intervention efforts –these recognize the importance of local context, social networks and access to services in shaping youth outcomes and enhancing community resilience.
4. Program implementation and evaluation –. emphasis on continuous improvement through data collection, performance monitoring and evidence-informed decision-making.

Engagement followed the International Association for Public Participation (IAP2) framework and six guiding principles: youth-focused, strengths-based, resilience oriented, sustainable, equitable, and culturally appropriate.

In early 2023, a diverse group of North Shore organizations were invited to share insights. Stakeholders included representatives from K–12 education, sports and recreation, health and crisis support, police and justice, and service agencies. These local insights, combined with academic research, shaped the plan.

The plan builds on existing community strengths and emphasizes two streams:

- Stream 1 – creating youth friendly spaces on the North Shore; and
- Stream 2 – enhancing the system of care for North Shore youth.

The plan was presented to the North Shore staff government partners in May 2023, and to stakeholders in June. Full details on the plan’s development can be found in the [Stakeholder Engagement Report](#) and review of the [Evidence Report](#).

Phase 2 – Implementation of the plan (July 1, 2023 to March 31, 2026; \$1,510,451)

Implementation focused on activities aligned with the two streams noted above, evolving over time through learning and adaptation. This iterative approach enabled additional activities beyond those initially planned. The analysis section summarizes outcomes, lessons learned, challenges, adjustments, and remaining gaps.

On September 9, 2024, a [report](#) was presented to Council outlining a one-time grant opportunity through the Ministry of Public Safety and Solicitor General’s Collaborative Public Safety Programs. Council passed the following resolution:

THAT the establishment of a North Shore Situation Table for youth and North Shore Situation Table for adults is supported; and

THAT an application for grant funding from relevant sources and senior levels of government for these initiatives is supported.

The grant application was approved, providing \$100,000 to establish the two tables.

EXISTING POLICY:

The District’s approach to youth services is guided by a combination of corporate priorities, land use policy, and established municipal youth services policies.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 4

Corporate Plan (2023-2026)

- Goal: Foster Community Wellbeing, Culture, and Safety
 - Objective: Improve multi-agency response with respect to mental health issues in community.

Official Community Plan (2011)

- Social Well-Being objective – to foster a safe, socially inclusive and supportive community that enhances the health and well-being of its residents.
 - Policy 6.3 Community Services, Programs, and Facilities – to provide, facilitate and support a range of community programs and social services that meet the needs of the community.

Municipal Youth Services Policies (2008)

The City and District of North Vancouver jointly adopted a set of Municipal Youth Services Policies to guide the planning, delivery, and funding of youth services. These policies are supported by a shared vision:

“To create relationships and opportunities that enable the development of youth to become meaningfully involved in the life of the municipality and to be healthy, engaged and valued members of the community.”

Together, the policies (described further, below) provide a comprehensive framework that includes:

- strategic direction and coordination (“Policy 1”);
- operational service delivery and funding structure (“Policy 2”); and
- targeted, sustained support for at-risk youth (“Policy 3”).

[City and District of North Vancouver Municipal Youth Policy – Youth Services](#)

Policy 1 – Strategic Direction

Establishes the overall vision, principles, and collaborative approach to youth services.

- Supports coordinated, inter-agency service delivery across municipalities and community partners;
- Emphasizes inclusive opportunities that support youth development across social, emotional, and physical domains; and
- Prioritizes preventative, community-based services and municipal collaboration.

[City and District of North Vancouver Funding Policy: Outreach Youth Services](#)

Policy 2 – Implementation Framework

Provides direction on service delivery, partnerships, and funding processes.

- Commits to a coordinated system of community-based youth services supported by municipal funding;
- Defines the role of the North Vancouver Recreation and Culture Commission (NVRC) in delivering recreational, social, and wellness programming; and
- Establishes principles, guidelines, and application criteria to ensure accountability and alignment with community needs.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 5

District of North Vancouver Outreach Youth Services – Core Funding Policy

Policy 3 – Targeted support for at-risk youth

Enables ongoing core funding for services supporting youth who are at-risk or potentially at risk.

- Provides a streamlined application and review process; and
- Supports the stability and continuity of essential youth services.

Across the policies, common elements include a focus on youth well-being and holistic development, a community-based and partnership-driven approach, an emphasis on prevention and early intervention, and recognition of the municipal role in coordinating and supporting youth services.

ANALYSIS:

Youth Friendly North Shore (YFNS) is the name used for the three-year work plan funded through the Building Safer Communities Fund. The name was adopted to better reflect the local partnership, community focus, and preventative nature of the work.

The three-year initiative aimed to support the development of healthy communities where youth aged 12–18 could thrive and to reduce the risk of involvement in gangs or organized criminal activity. Through targeted prevention and intervention activities, YFNS focused on reducing risk factors, such as negative influences, limited positive role models, and weak community connection. Such activities would also strengthen protective factors including belonging, social connection, hope for the future, and access to social, recreational, and cultural opportunities.

A total of 11 activities were undertaken through YFNS, organized under two streams: Youth Friendly Spaces and Strengthening the System of Care. **Table 1** outlines the activities within each stream. Detailed descriptions and District specific outcomes are provided in **Attachment 1**.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 6

Table 1: Youth Friendly North Shore Activities

Stream 1 Youth Friendly Spaces	Stream 2 Strengthening the System of Care
1. WelcoMe – Youth Inclusion in Spaces	5. Youth Services Community of Practice
2. Youth Action Grants	6. North Shore Youth Situation Table
3. Late Night Recreation Pilot Events	7. Evaluation of Municipally Funded Youth Services
4. Exploratory Activities:	8. Youth Online Trends and Website Audits
a. Indigenous Youth Space	9. HR Training Videos
b. School Spaces Partnership	10. Stock Photo Image Bank
c. First Responders – Youth Recreation Activities League	11. Review of Municipal Youth Policies

In summary, the YFNS initiative demonstrated the value of coordinated, prevention-focused approaches to supporting youth. Activities improved access to inclusive spaces, strengthened collaboration among service providers, and enhanced organizational capacity through shared tools and training. Youth-led initiatives, including WelcoME Youth Action Teams and Youth Action Grants, supported meaningful participation and leadership, while pilot programs expanded access to safe and responsive programming.

The final report (**Attachment 2**), which was prepared by the project consultant Bunyaad Public Affairs, provides recommendations on how local governments, First Nations, school districts, recreational and community services providers and other community partners can continue to build on the positive outcomes achieved as part of the three-year initiative. It includes links to all resources and reports produced during the grant period, as well as forward looking considerations related to policy, programs, capacity building and youth participation. This information is also available on the District's [website](#).

Policy Considerations

The policy review identified opportunities to modernize existing municipal youth policies to better reflect current service delivery practices and evolving youth needs. Greater alignment across the North Shore, including a coordinated or complementary approach among the City and District of North Vancouver and the District of West Vancouver¹, would support consistency in standards and continuity in service delivery, particularly as youth access services across municipal boundaries.

¹ The District of West Vancouver is scheduled to present to their Council on April 27, 2026, to introduce a new youth policy and recommend updates to its youth strategy based on findings from the Youth Friendly North Shore project.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 7

Program Considerations

There is an opportunity to continue collaborative, low-barrier programming, including late-night recreation, under a shared YFNS banner. The [North Shore Youth Services Directory](#) is a centralized resource that provides information on available youth programs, services, and supports across the North Shore, helping youth and families easily access and navigate local offerings. Enhancements to the directory could improve awareness and better align with youth communication preferences. Ongoing coordination among municipalities and service providers may also help ensure equitable geographic access to programs as community needs evolve.

Capacity Building Considerations

One of the key activities held during Youth Friendly North Shore was regular Community of Practice (COP) sessions. The COP provided an opportunity for front-line youth workers and others to discuss and learn about current and emerging topics. Nine sessions were held, attended by 120 staff from over 30 organizations with 30% of attendees returning for more than one session. Continued collaboration among community partners could support regular COP sessions, with future topics informed by emerging data from the Youth Situation Table. This would strengthen sector capacity and support ongoing knowledge sharing and service improvement.

Youth Participation Considerations

Sustained support for youth-led initiatives through flexible funding opportunities would help maintain youth engagement and leadership. Additional, dedicated approaches are needed to support the participation of Indigenous youth, who may face distinct barriers to engagement. Strengthened collaboration with Squamish Nation and Tsleil-Waututh Nation partners may help build trust, improve access, and ensure participation opportunities are culturally relevant, responsive and inclusive.

The final report highlights the importance of sustaining and aligning the above noted efforts across sectors and jurisdictions. The recommended actions outlined in this report respond to these findings, with a focus on municipal responsibility. The recommendations for Council's consideration would advance policy modernization and alignment, strengthen collaboration with service providers, and support coordinated service delivery through partnerships. They also enhance opportunities for youth participation through potential updates to District grant program criteria, such as consideration of the [Community Building Fund](#) criteria where appropriate. In addition, they sustain successful program models such as late-night recreation under a shared YFNS banner and continue capacity-building efforts through the Youth Services Community of Practice.

Together, these actions build on the successes of YFNS and position the District and its partners to maintain momentum, improve coordination, and respond to the evolving needs of youth across the North Shore.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 8

Timing/Approval Process:

The District signed an updated Contribution Agreement with the federal government for \$1,779,951.41 on June 28, 2023, following the development of the Youth Friendly North Shore work plan. Funding was reimbursed biannually each fiscal year upon completion of required reporting, including non-financial reports, cash flow statements, and general ledger sampling.

On March 31, 2026, the District signed a no-cost extension to extend the agreement to March 31, 2027. This extension may help streamline access to any future funding increases, should Public Safety Canada have the authority to provide additional funding.

Concurrence:

The RCMP, Finance Department and NVRC have reviewed and concurred to this report.

Financial Impacts:

There is no current request for additional funding. Staff will bring forward funding requests as needed and continue to pursue grant opportunities to support youth initiatives in the District in collaboration with NVRC and other community partners.

Additional funding may also become available through Public Safety Canada, subject to federal approvals.

Social Policy Implications:

The Youth Friendly North Shore project has supported the District's broader social policy objectives by strengthening coordinated, community-based approaches to youth wellbeing. The initiatives outlined in this report contribute to improved access to services, earlier identification of at-risk youth, and enhanced collaboration among service providers across sectors. Together, these efforts help advance inclusive, preventative, and evidence-based strategies that promote positive youth development and overall community wellbeing.

Conclusion:

The initiatives and activities delivered under the Youth Friendly North Shore project have been successful in advancing the intended objectives of improving youth safety and wellness and reducing the risk of youth involvement in crime. Two streams of work were undertaken: Stream 1: creating youth friendly spaces on the North Shore; and Stream 2: enhancing the system of care for North Shore youth.

Over the course of three years, eleven specific initiatives were implemented, strengthening youth services across the North Shore. Particular emphasis was placed on identifying and supporting elements that are sustainable over time within both streams, including legacy components such as established partnerships, collaborative structures, and shared practices. These enduring outcomes position the District and its partners to continue building on the progress achieved and to maintain coordinated, community-based support for youth into the future.

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 9

Options:

1. THAT staff are directed to work with the City of North Vancouver and the District of West Vancouver to review and update the municipal youth services policy framework to reflect current evidence-based practices and emerging youth needs, and report back to Council with proposed updates;

AND THAT staff are directed to engage community service providers and partners in the municipal youth services policy review process to ensure alignment with current service delivery models;

AND THAT DNV and North Vancouver Recreation and Culture Commission (NVRC) staff collaborate to support coordinated youth service delivery across service areas (Capilano, Lynn Valley, Seymour);

AND THAT staff and NVRC work with community partners to explore opportunities to sustain and coordinate late-night recreation programming under a shared Youth Friendly North Shore banner;

AND THAT staff continue to explore opportunities to sustain the Youth Services Community of Practice in partnership with community organizations; and

THAT staff review and bring back to Council for approval District grant program criteria to identify opportunities to better support youth-led initiatives.

OR

2. Council provides alternate direction.

Respectfully submitted,



Eirikka Brandson
Community Planner

Attachment 1: Youth Friendly North Shore Activities

Attachment 2: Youth Friendly North Shore Final Report

Attachment 3: Staff Presentation

SUBJECT: Building Safer Communities Fund – Youth Friendly North Shore Final Report

April 9, 2026

Page 10

REVIEWED WITH:			
☐ Business and Economic	_____	☒ Finance	<u>SJ</u>
☐ Bylaw Services	_____	☐ Fire Services	_____
☐ Clerk's Office	_____	☐ GIS	_____
☐ Climate and Biodiversity	_____	☐ Human Resources	_____
☐ Communications	_____	☐ Integrated Planning	_____
☐ Community Planning	_____	☐ Housing	<u>TA</u>
☐ Development Engineering	_____	☐ ITS	_____
☐ Development Planning	_____	☐ Parks	_____
☐ Engineering Operations	_____	☐ Real Estate	_____
☐ Environment	_____	☐ Review and Compliance	_____
☐ Facilities	_____	☐ Solicitor	_____
	_____	☐ Utilities	_____
External Agencies:			
		☐ Library Board	_____
		☐ Museum and Archives	_____
		☐ NSEM	_____
		☐ NS Health	_____
		☒ NVRC	<u>HT</u>
		☒ RCMP	<u>DP</u>
		☐ Other:	_____

Youth-Friendly North Shore Activities

Stream 1: Youth Friendly Spaces

1. WelcoMe – Youth Inclusion in Spaces

WelcoMe Youth Action Teams were recruited annually (2023-2026), engaging youth aged 12–18 to assess public and agency spaces through “welcome audits” and to develop recommendations aimed at improving inclusion and belonging.

The initiative followed an iterative approach, with each cohort building on previous findings to refine the audit process and expand the scope of recommendations. A recruitment video supported ongoing youth engagement, and three summary reports captured key outcomes. The audit tool and consolidated recommendations remain available on the [District’s website](#) as a continued community resource.

Findings indicate that youth experiences are significantly influenced by their interactions with staff and peers. Negative interactions with staff were identified as a key barrier to youth returning to spaces and services. In response, a series of short HR training videos was developed for local organizations to help foster more welcoming and inclusive environments (see Section 9).

2. Youth Action Grants

Seven Youth Action Grants, totalling approximately \$10,000, were awarded to support youth-led initiatives identified through WelcoMe. The grants enabled youth to partner with community organizations and responsible adults to advance projects focused on well-being through arts, culture, sports, and recreation. Detailed descriptions of each grant are included in the final report.

These grants demonstrate that small flexible funding can have meaningful impact when paired with youth leadership and community mentorship. To support ongoing opportunities, youth could be encouraged to apply to the District’s Community Building Fund. Updating the program criteria to explicitly include the support of youth-led initiatives could also be considered.

3. Late Night Recreation Pilot Events

A working group consisting of NVRC and local non-profit youth service providers, was established to explore a late-night informal play pilot. The pilot offered low-barrier activities on weekend evenings (7–11 pm) during the winter months, creating safe spaces for at-risk youth.

The pilot responded to the youth services evaluation (see Section 7) that identified limited after-hours recreation, including few late-night public spaces and no Sunday

programming. Six organizations collaborated to deliver activities from November 2025 to March 2026 under a common YFNS banner, with site-specific adaptations.

The pilot demonstrated demand for evening programming and served as a proof of concept, while also testing outreach and marketing approaches. Existing funding and in-kind space supported implementation.

Next steps may include working with service providers to continue coordinated programming under a shared YFNS banner, with the aim of improving visibility and access for youth, and considering branding and partnership approaches across jurisdictions, subject to direction from Council.

4. Exploratory Activities

The evidence review indicated that both school-based and community-based programs demonstrate effective approaches to prevention and intervention. Three additional opportunities were explored that could increase access to low barrier recreation spaces for different youth populations:

a. Indigenous Youth Space

Discussions identified a need for a dedicated, culturally appropriate space for Indigenous youth rather than a shared or multi-use space. Sustained funding would be required to support both programming and ongoing operations. Given the constraints of the current grant, establishing such a space was not feasible within this period. Municipal staff would remain open to continued discussions with Indigenous partners to further define needs and opportunities should partners wish to pursue this initiative off reserve and in a manner led by local Indigenous communities.

b. School Spaces Partnership

A midnight basketball drop-in program was initially explored as part of the grant and later expanded to consider other school-based opportunities. While potential space was identified, staffing and funding constraints limited the ability to pilot programming. Starting a program with short-term grant funding, without a clear path to longer-term sustainability was not considered appropriate to support meaningfully and sustained youth outcomes. This highlighted the importance of confirming operational capacity and resources when considering the use of school facilities.

c. First Responders – Youth Recreation Activities League

Discussions with organizations operating similar programs in other jurisdictions identified key requirements for successful implementation, including a dedicated community champion, stable long-term funding and access to appropriate space. Without these foundational elements, establishing the program was not feasible within the project timeframe.

First Responders were unable to serve as the program lead due to operational demands associated with being “on call”. In addition, community and school-based partners did not have the capacity to take on additional responsibilities within existing workloads. As a result, there was no feasible lead or delivery structure identified to support implementation of the program.

Stream 2: Strengthening the System of Care

5. Youth Services Community of Practice

The YFNS Community of Practice (CoP) provided a quarterly forum to address knowledge, capacity and relationships gaps identified during early engagement. Designed for professionals supporting youth aged 12 to 18 years, the CoP offered practical resources and evidence-based guidance on topics aimed at improving the delivery of community-based programs that promote positive youth development on the North Shore.

Nine sessions were held, attended by 120 staff from over 30 organizations. (Approximately 30% of attendees returned for more than one session). The CoP enabled frontline staff to network across agencies, strengthened relationships and improved referrals. Resource materials from each session were compiled and remain available on the District’s [website](#).

These low-cost sessions could serve as a lasting legacy of the grant, with participants noting their value for sharing resources and connecting across roles that often experience high turnover. Agencies have expressed interest in continuing CoP sessions on an ongoing basis, with future topics informed by data from the Youth Situation Table (see Section 6.).

6. North Shore Youth Situation Table

Situation tables bring together frontline workers from health, social services, public safety, and education to quickly identify and connect at-risk individuals with the support they need. The North Shore received provincial funding to establish two tables: a youth table, led by the North Vancouver School District, and an adult table, led by the RCMP. Participants are currently (as of March 2026) completing onboarding training for the youth table, with the adult table to follow.

Situation tables focus on individuals at acutely elevated risk, meaning:

- significant community interest is at stake;
- there is high likelihood of harm;
- the situation is very serious; and
- the risk involves many different factors and areas of expertise.

The youth table's data dashboard will help municipalities and service providers understand evolving risk trends and guide the adaptation of programs and services. The Youth Situation Table is anticipated to launch in April 2026. Additional information is available in the previous [staff report](#) to Council that secured provincial funding.

7. Evaluation of Municipally Funded Youth Services

Initial stakeholder engagement identified gaps in service delivery and the continuum of care, as providers struggle to engage certain at-risk youth and there was a lack of overarching leadership and strategy. The evidence review also showed that a continuum of care—a coordinated approach to supporting youth across prevention, early intervention, and intensive services—is critical for effective support.

To assess youth services across the North Shore, a new evaluation tool was developed and piloted with eight organizations offering outreach, social, cultural, and recreational programs. The tool is grounded in research-informed practice, including the Positive Youth Development Framework¹. It uses a strengths-based assessment scale that focuses on identifying and building on the existing assets, skills, and potential of organizations and youth to highlight areas for improvement.

The evaluation produced customized reports for each participating organization and a cumulative [report](#) for municipal funders. Several recommendations from the cumulative report have already been implemented. Learnings from the evaluation have also been incorporated into annual reporting for the District's Social Services Core-Funded agencies, ensuring a strengths-based approach and demonstrating that municipal investments are supporting effective youth services. This evaluation represents a legacy of the grant, providing a sustainable resource with long-term impact.

8. Youth Online Trends and Website Audits

Youth feedback from WelcoMe (see Section 1) and the youth services evaluation (see Section 7) highlighted the need to improve awareness of programs and services through better online experiences. Research on youth online use trends informed an audit of 21 municipally funded websites. Participating organizations received both general and site-specific reports, and the District received a consolidated [Youth Online Trends and Website Audit report](#).

Effective communication with youth requires clear, up-to-date content and inclusive, engaging design. While youth increasingly use social media platforms such as YouTube, TikTok, and Instagram, mobile-friendly, well-optimized websites remain essential for credibility and community engagement.

¹ Positive Youth Development (PYD) is a research-based approach that focuses on creating supportive environments, relationships, and opportunities that enable young people to reach their potential. Rather than targeting individual behaviour change, PYD emphasizes how communities, organizations, and adults work in partnership with youth to co-create conditions that support healthy development and positive outcomes.

The audit identified over 20 recommendations to improve youth engagement online. Common recommendations included fixing broken links, adding subtitles, promoting free programs, and listing roles rather than individual names for contacts. These improvements support more effective connections with youth and help ensure online platforms are accessible, inclusive and informative.

9. HR training videos

The youth services evaluation (see Section 7) recommended establishing a standard of practice for municipally funded services that support youth. This standard of practice provides guidance on consistent approaches and expectations for engaging with youth safely and effectively. In response, a series of HR training videos was developed to help organizations train staff on engaging with youth in public spaces and program settings. The videos were rolled out through two “train-the-trainer” sessions held between January and March 2025.

This training package, which includes five videos and accompanying worksheets, is available on the District’s [website](#) and can be used regularly for onboarding new staff, making it a lasting legacy resource for organizations.

10. Stock photo image bank

Youth feedback and evaluation activities identified a need to develop a library of authentic stock photos that reflect the diversity, spirit and lived experiences of North Shore youth. Youth models were recruited for photo shoots in locations across the North Shore. These images are available to government partners and participating North Shore organizations for non-commercial use until 2036.

Several organizations have already expressed interest in updating their websites with images that better reflect their communities. The image below provides an example of this work.



11. Review of Municipal Youth Policies

The City and District of North Vancouver's joint Municipal Youth Policy was last updated in November 2008. The District of West Vancouver does not currently have a Council-adopted youth services policy.

Following completion of the youth services evaluation and discussions with the intergovernmental table, staff reviewed the existing policies and identified several opportunities for alignment and modernization:

- expand the policy to include the District of West Vancouver and establish a tri-municipal youth policy;
- update policy language to align with current evidence-based practices, including the Positive Youth Development Framework; and
- maintain and update the [North Shore Youth Services Directory](#).

The City and District of North Vancouver's Outreach Youth Services – Core Funding Policy was also last updated in November 2008. It is recommended that municipalities engage service delivery organizations to update this policy to reflect current programming, service delivery models, and emerging needs identified through the youth services evaluation (see Section 7.).

Youth-Friendly North Shore

Final Report

April
2026



The Youth-Friendly North Shore initiative is led by the District of North Vancouver in collaboration with the City of North Vancouver, District of West Vancouver, Squamish Nation and Tsleil-Waututh Nation.

The initiative is funded by Public Safety Canada through the Building Safer Communities Fund and supported by the North Vancouver RCMP. Prepared by Bunyaad Public Affairs for the Youth-Friendly North Shore initiative.



Public Safety
Canada

Sécurité publique
Canada



**Skwxwú7mesh
Úxwumixw**
Squamish Nation



Tsleil-Waututh Nation
PEOPLE OF THE INLET



We respectfully acknowledge the original Peoples of the lands and waters that situate and surround us wherever we work. We honour the səliłwətał (Tsleil-Waututh), Skwxwú7mesh Úxwumixw (Squamish), and xʷməθkʷəyəm (Musqueam), on whose territories we work, play and live.

We extend our gratitude and raise up their ongoing relationship with land they have stewarded since time immemorial. As well, we recognize Métis Nation BC, Inuit and urban Indigenous Peoples who have deeply rooted relationships with the land we all call home.

Table of Contents

WHAT WAS YFNS?	4
Guiding Approach and Values	6
Youth-Friendly North Shore Legacy	6
COMMUNITY ENGAGEMENT	8
INITIATIVE AT A GLANCE	10
Youth Context in BC, 2023	13
STREAM 1	14
WelcoME	15
Youth Action Grants	16
Exploratory Activities	21
Late Night Recreation Pilot	21
STREAM 2	22
Community of Practice	23
North Shore Youth Situation Table	24
Evaluation of Youth Services	24
Municipal Youth Policy Update	25
HR training videos	25
Youth Online Use and Website Audits	27
Stock Photo Image Bank	27
LOOKING AHEAD	28
ACKNOWLEDGEMENTS	30

What was YFNS?

Youth-Friendly North Shore (YFNS) was a three-year initiative to help build healthy communities where youth aged 12 to 18 thrive, reducing the risk of involvement in gang or organized criminal activity. Through targeted prevention and intervention activities, YFNS aimed to reduce risk factors—such as negative influences, limited positive role models and a lack of community attachment—while enhancing protective factors, including a sense of belonging, social connections, hope for the future, and access to social, recreational and cultural services.

The initiative was led by the District of North Vancouver in collaboration with the City of North Vancouver, the District of West Vancouver, Squamish Nation and Tsleil-Waututh Nation. It was funded by Public Safety Canada through the Building Safer Communities Fund and supported by the North Vancouver RCMP. Bunyaad Public Affairs was selected to develop and implement YFNS, with youth-facing program support provided by McCreary Centre Society.



All photographs in this report are original images captured during the Youth-Friendly North Shore initiative. They feature youth who are residents of the North Shore. Permission was received to use these photos.

Guiding Approach and Values

Guided by an asset-based community development approach focused on building youth resilience, Youth-Friendly North Shore leveraged a defined funding opportunity to create meaningful and lasting change for youth across the North Shore. The collective vision of the District of North Vancouver and the North Vancouver RCMP grounded this work in the guiding values of sustainability, equity, cultural appreciation, youth resilience and community connectedness.

Recognizing that youth are not a monolithic group and often live, study and play across municipal boundaries, collaboration with the City of North Vancouver, the District of West Vancouver, Squamish Nation and Tsleil-Waututh Nation enabled a coordinated approach to supporting youth well-being as communities moved forward from an unprecedented global pandemic.

Youth-Friendly North Shore Legacy

Activities and approaches that could be maintained beyond the funding period were intentionally prioritized, recognizing that new initiatives without a path for continuation may have limited impact.

This included strengthening relationships between organizations, developing resources for ongoing use, building community capacity, establishing a Situation Table, and supporting changes to municipal youth policy and funding processes.

A comprehensive needs assessment informed the development of activities addressing the most urgent gaps, with a focus on sustainability and enabling solutions to be maintained within the community.

Tools developed through this initiative remain publicly available to all youth-serving organizations. They include:

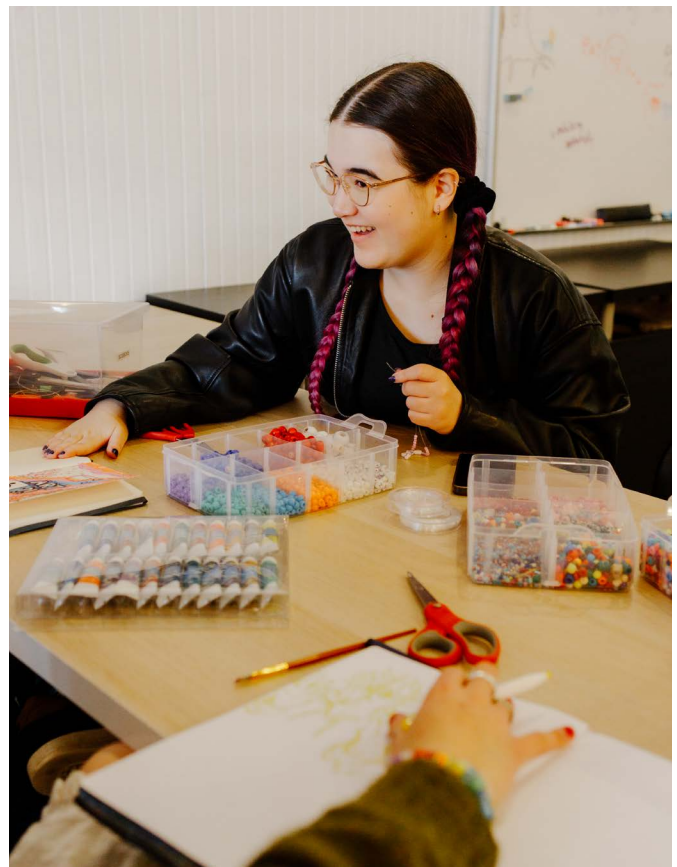
- Our Place—a placemaking tool adapted by youth to create youth-friendly spaces
- Self-evaluation tool for youth services
- Digital communications audit tool
- Youth stock photos for non-commercial use
- Human resources training videos for creating youth-friendly organizations

YFNS elevated the voices of youth and created opportunities for them to exercise their agency. The initiative provided valuable insights to local leaders through the lens of positive youth development and highlighted broader community risks that emerge when those needs go unmet.

The needs of some “at-risk” groups were identified but not addressed, as readiness for the required solutions was not yet in place.

“[VCH used to have] a youth coalition that would bring together community organizations similar to this... and then that sort of fell off. And so I do think that this has kind of started that again, and I do hope that we can continue to come together somehow to share with one another so that we can support the youth on the North Shore.”

Public Health Nurse



Community Engagement

A range of North Shore youth-serving organizations were invited in early 2023 to share their insights to inform the development of a three-year public safety and youth crime prevention plan. Stakeholders included representatives from K–12 education, sports and recreation, health and crisis support, policing and justice, and service agencies. The plan was developed by incorporating these local insights and reviewing relevant academic literature. During the implementation phase, partners and stakeholders continued to be engaged through an intergovernmental leadership table and semi-annual stakeholder gatherings.



The background features a complex pattern of thin red lines forming various geometric shapes, including rectangles, triangles, and semi-circles. Some areas are filled with a light pink color, creating a layered, architectural feel.

Initiative at a Glance

Building on the existing strengths in the plan focused on two key areas:

Stream 1

Creating a youth-friendly North Shore by engaging youth and creating more welcoming spaces for youth

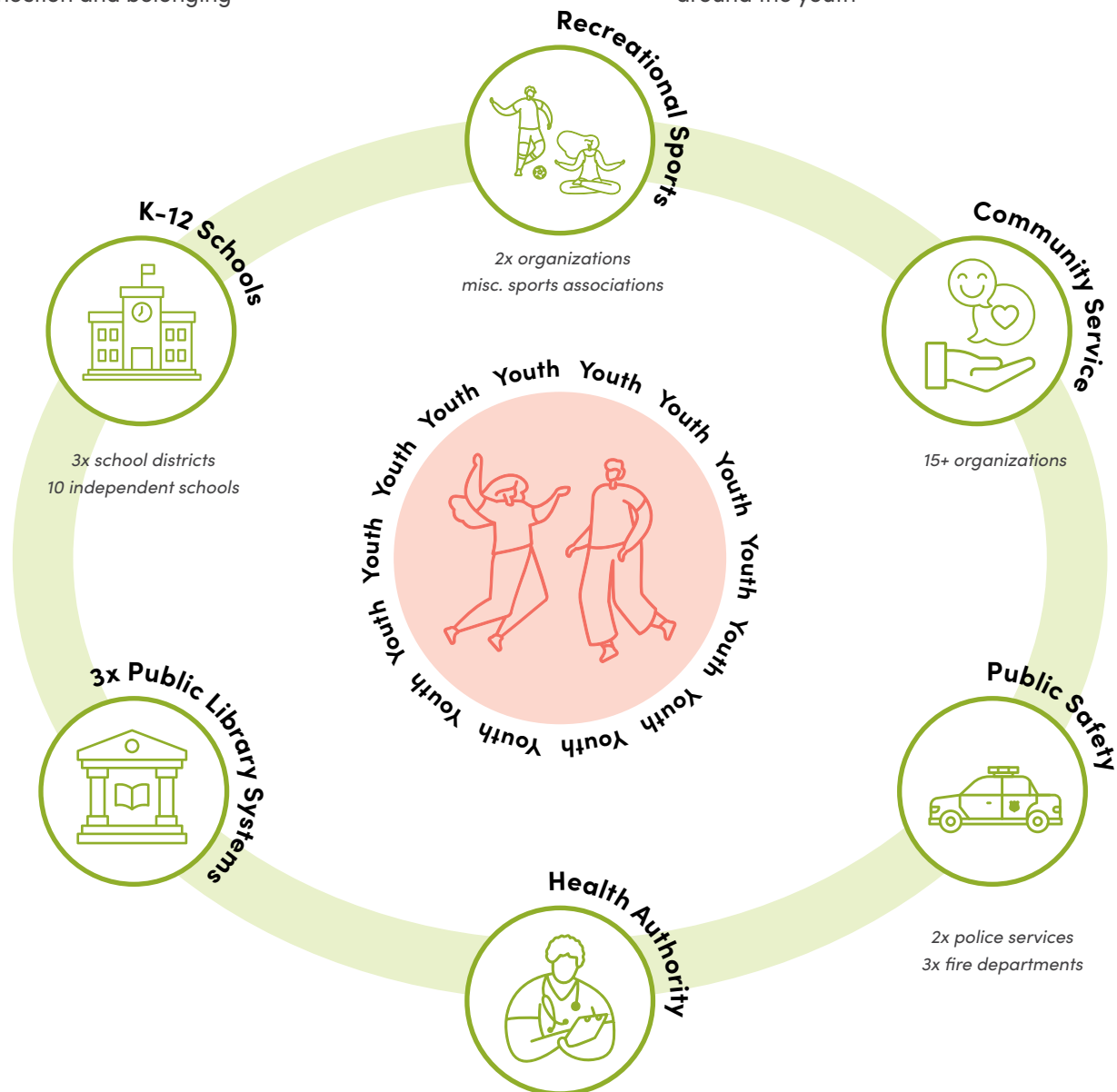
Stream 2

Improving the system of care for North Shore youth



Stream 1 focused on inner the circle – focus is on engaging youth and creating spaces for youth connection and belonging

Stream 2 focused on the outer circle – focus is on the adults running the services and systems around the youth



Stream 1 Youth Friendly Spaces

1. WelcoME – Youth Inclusion in Spaces
2. Youth Action Grants
3. Late night recreation pilot events
4. Exploratory activities:
 - a. Indigenous Youth Spaces
 - b. School spaces partnership
 - c. First Responders – Youth Recreation Activities League

Stream 2 Improved System of Care

1. Youth Services Community of Practice
2. North Shore Youth Situation Table
3. Evaluation of Municipally Funded Youth Services
4. Youth Online Use and Website Audits
5. HR training videos
6. Stock Photo Image Bank
7. Review of Municipal Youth Policies

Youth Context in BC, 2023

The BC Adolescent Health Survey (BC AHS) is a province-wide survey administered to youth in Grade 7 to 12 since 1992. The survey gives an evidence base of youth health trends, emerging issues, and risk and protective factors for healthy development. The data below is from this survey and provides context for this initiative.

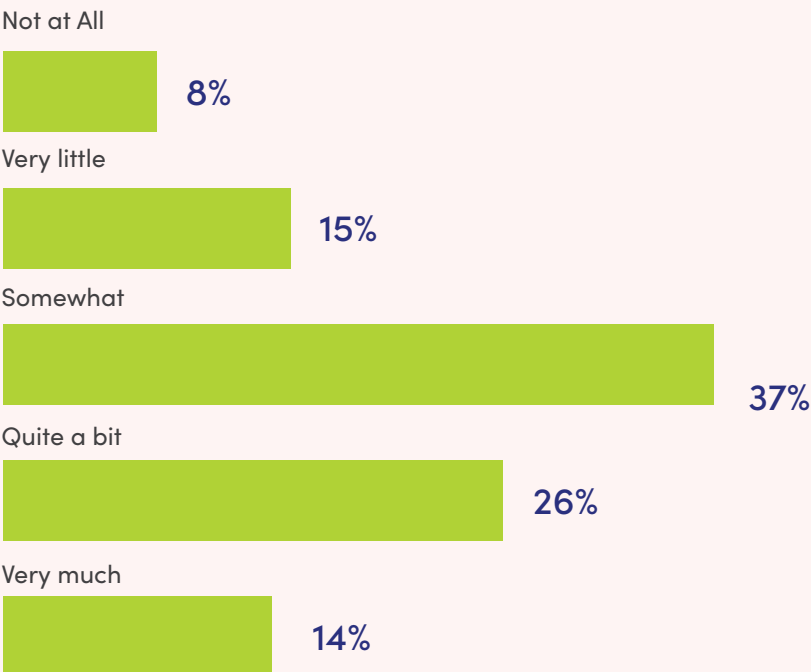
Community Connection Matters

While most youth (92%) felt at least a little connected to their community, survey data showed that their sense of connection decreased as they moved through adolescence. 54% of Grade 7s felt quite or very connected compared to 34% of Grade 12s.

Sense of Safety in Neighbourhood

Youth were more likely to often or always feel safe in their neighbourhood during the day (90%) than at night (65%). Among youth who used transit, 54% often or always felt safe doing so (with no grade differences), and around 1 in 6 (17%) rarely or never felt safe on transit.

How much students felt like a part of their community



Data source: 2023 Adolescent Health Survey

Stream 1

ACTIVITIES

Stream 1 focused on creating more youth-friendly spaces by directly engaging youth and creating opportunities for youth to shape places and activities they engage in the community.

WelcoME

The WelcoME Youth Action Teams were established between November and February each year to better understand youth needs and improve their sense of belonging and ownership of public spaces. In each round, we established one or more groups of youth to conduct a “welcome” audit of public and agency spaces that serve youth and to develop recommendations on how these spaces can be more welcoming for all youth. Youth aged 12 to 18 who live or study on the North Shore were recruited through a multi-agency effort and compensated for their participation.

- /// [Watch the Round 1 WelcoME Video](#)
- /// [Link to Reports: Round 1, Round 2, Round 3](#)
- /// [“Our Place” place-making tool](#)
- /// [Principles of Meaningful Youth Engagements](#)
- /// [Combined youth recommendations from all three rounds](#)



1. Dedicated Youth Spaces
2. Dedicated Youth Programs
3. Promote community connections
4. Ensure Inclusion & Accessibility
5. Create a safer physical space
6. Ensure clear navigation & wayfinding
7. Youth-friendly & WELCOMING adults
8. ADVERTISE Youth programs & spaces
9. Maintain community spaces
10. Encourage Youth Voice
11. Design youth friendly digital spaces

Youth Action Grants

These one-time grants offered youth opportunities to work with a responsible adult in their lives or with a community organization to advance youth well-being and build capacity through arts, culture, sports or recreation activities. Several youth-led projects were funded to connect youth with one another through activities that support their well-being and sense of belonging.

“The Youth Action Grant was instrumental in spurring our youth council to pursue this project. Thank you for all of the support and engagement from YFNS over the past few years. It has really meant a lot to have the advocacy on behalf of teens in our community!”

Partner Community Organization

MENTAL HEALTH WORKSHOPS - OCT 2024

Youth wanted to improve access to mental health education and crisis response training to feel more confident in supporting their peers in distress. They requested funding to conduct two workshops in collaboration with Parkgate Community Services Society.

- **Crisis Centre “It’s Ok To Not Be Ok”** workshop on February 20th; 13 attendees
- **Children of the Street Safer Space** workshop on March 14th, 50 attendees

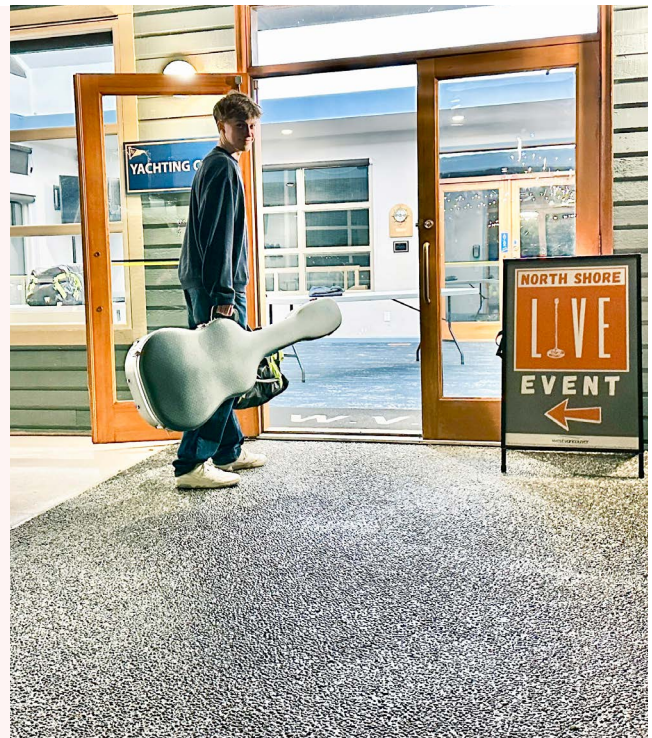


OPEN MIC AND JAM NIGHT - OCT 2024

Youth reported feeling socially isolated and wanted to organize an open mic and jam night. This session was led by a youth band, North Shore Live, on Dec. 13, 2024, and was attended by 14 youth.

"I think this project improved community connectedness, belonging and wellness by getting some kids to come out and do this who usually don't go out and socialize or express themselves creatively."

Youth leader



TRAVEL TO QUEER PROM - JUN 2025

Youth identified a fear of judgment on public transit as a barrier to attending the prom event and therefore requested funding to hire a private bus.

The grant supported transportation for 17 youth associated with Parkgate Community Services to attend the Lonsdale Queer Prom.



BRIGHT CHARGE SOLAR PANELS - DEC 2025

Youth were supported in installing solar-powered phone charging stations at the North Vancouver City Library, addressing a community need for reliable access to charging. Supported by Metro Vancouver's Youth4Action CHAMP program, the project promoted sustainable energy through educational posters and fostered a sense of safety and belonging by removing financial barriers and improving access to charging options. Youth leads managed funding, developed educational materials, and liaised with library staff to implement the project.

"We learned how there is truly no harm in just reaching out to different community spaces.... teaching us to be less scared and stressed about just trying.

We learned how supportive the community is of youth-led initiatives. Working with the library, we personally saw how different managers and employees were excited to help us, especially considering we were youth who wanted to create a change for our community."

Youth leader

INTERGENERATIONAL GAMING EVENT - DEC 2025

An intergenerational gaming event that paired youth and seniors for shared experiences was funded to foster mutual learning and community connection. The North Vancouver City Library's Teen Advisory Council (TAC) curated accessible games, including Braille Scrabble and large-print cards.

"I've learnt that I can always learn more from others while teaching them as well. With this new opportunity I've grown an understanding that everyone has new and unique knowledge they can share. We can teach about tech knowledge while they can teach us about life and its experiences."

Youth leader



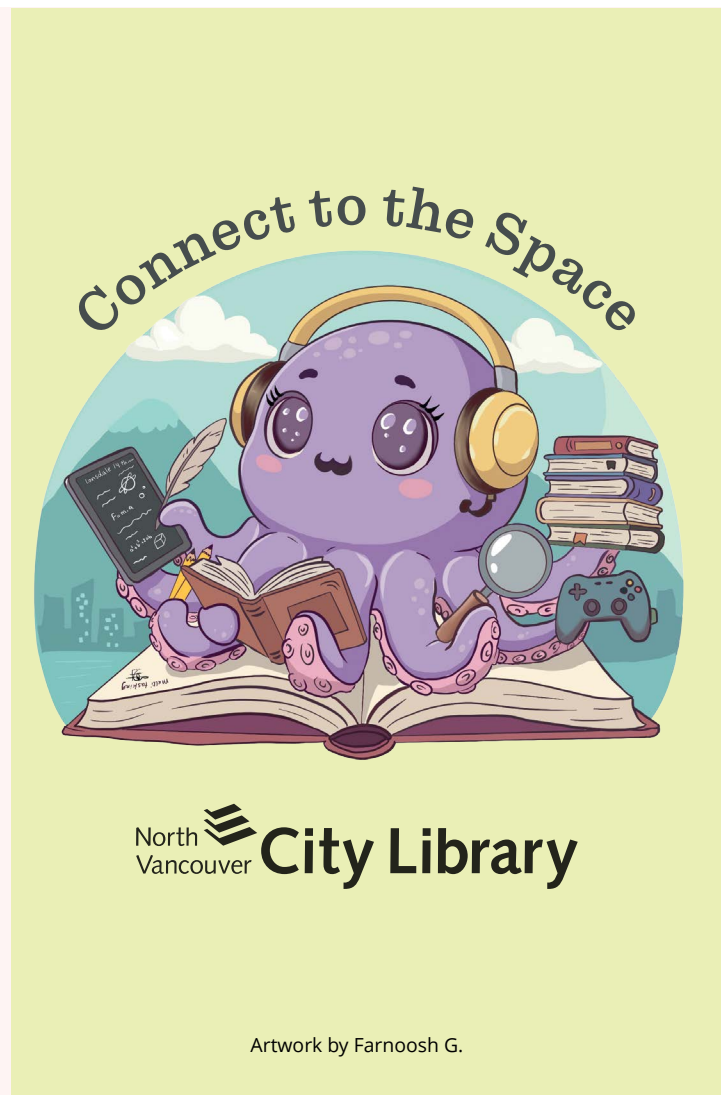
TEEN MASCOT DESIGN COMPETITION - DEC 2025

Grant funding enabled the North Vancouver City Library's Teen Advisory Council (TAC) to host a design contest (Dec. 2025 to Jan. 2026) to create visible, youth-friendly objects. The winning "Octopus" design, selected by 78 teens, was produced as plush mascots, banners and desktop flags to create a more welcoming, youth-friendly library space.

"My mascot design conveys youth friendliness by combining a cute, approachable octopus character with elements that reflect how teens actually learn and relax today. The octopus's soft shapes, big expressive eyes, and calm, welcoming posture make it feel friendly and non-intimidating, which helps the library feel like a comfortable and safe space for teens.

The eight arms represent curiosity and creativity, showing that the library supports many different interests at once, such as reading, technology, gaming, and creativity. By including modern and familiar objects, the mascot connects the library to teens' everyday lives, showing that the library is not just about books, but also a place to explore, discover, and express yourself."

Winner, Mascot Competition



"I think I learned a lot about myself through this project. I learned that I'm a little more reliable than I give myself credit for. I don't usually take on leadership roles, but trying it out, it felt fun. I also learned that a lot of teens in my community actually do engage with the voting."

Youth leader

YOUTH WELLNESS CONFERENCE - FEB 2026

We supported “Tools for Tomorrow,” a free, youth-led wellness conference organized by the District of West Vancouver’s Youth Advisory Committee in partnership with the Rotary Club of West Vancouver Sunrise. The event benefited approximately 50 youth by providing a supportive space to explore mental wellness, resilience and life transitions through peer-led workshops, interactive panels sharing lived experiences, and practical training on mindfulness and support strategies. It fostered a strong sense of belonging among diverse youth, including 2SLGBTQIA+, Indigenous and neurodiverse participants.

Activities included a facilitated panel of young adults sharing lived experiences and practical insights; small-group discussions that allowed youth to reflect and connect with peers; and a facilitator-led training session by the Crisis Centre titled “It’s OK to Not Be OK!”—among other learning opportunities. While the project achieved significant leadership growth for its youth planners, it also provided valuable resources to the broader youth community.



“[The workshop] was a great opportunity to understand how to care for myself.”

“I liked hearing others’ real experiences and also thinking about [mental health] stigma. Some people don’t even know they have it.”

“Vibes were truly immaculate!”

Attendees from Tools for Tomorrow,
Youth Wellness Conference

Exploratory Activities

A number of ideas to increase access to low-barrier recreation spaces for diverse youth populations were explored through this project. These included:

- **Exploring school spaces to support local access to low-barrier recreation.** While a space was identified, barriers related to staffing and funding made it difficult to pilot.
- **An Indigenous youth space to connect urban Indigenous youth with culture.** Discussions revealed that this work requires a dedicated space, rather than a multi-use space, as well as sustained funding.
- **A First Responders – Youth Recreation Activities League to build relationships between trusted adults and vulnerable youth in the community.** Discussions with other community organizations running similar programs identified the need for a community champion, sustained funding and dedicated space to establish such an initiative.

Late Night Recreation Pilot

Both youth and stakeholders identified a lack of low-barrier, after-hours activities. The evaluation of youth services showed that few public spaces are open late on weekends and that no youth services were offered on Sundays. Discussions with six key organizations resulted in a series of pilot activities held between Nov. 2025 and March 2026.

Marketed as “The Spot,” the pilot events offered different activities at varying times and locations. On average, each event was attended by 21 youth and cost \$1,250. A total of 247 youth attended, and feedback indicated that these events helped youth build confidence, character, competencies and a sense of connection and belonging.

For more details, refer to the [full report](#).



Stream 2

ACTIVITIES

Stream 2 focused on building capacity, strengthening relationships and improving service delivery by supporting the work of adult professionals in community organizations that serve youth across the North Shore.

Community of Practice

The YFNS Community of Practice (CoP) was a quarterly opportunity to address knowledge, capacity and relationship gaps identified during early engagement. Designed for professionals who support youth aged 12 to 18, the CoP offered practical resources and evidence-based guidance on a range of current topics to improve the delivery of community-based programs and services that promote positive youth development on the North Shore.

Nine sessions were held between 2023 and 2026. These were attended by 154 staff from more than 30 organizations. Many of these individuals attended multiple sessions. The CoP format enabled frontline staff to network across agencies, strengthening relationships and improving referrals among service organizations.

Resource materials from each session were compiled and can be accessed by clicking on the topics below:

- / [Addressing Youth Substance Use](#)
- / [Reducing Barriers to Access](#)
- / [Approaches for Youth who may be Gang-Involved](#)
- / [Culturally Inclusive Service Delivery](#)
- / [Sexual Harassment and Gender-based Violence](#)
- / [Online Exploitation and Safety](#)
- / [Human Trafficking 101 Certification Training](#)

“Something that I learned here is that those really specific resources that I wish there were for my youth in really specific situations, do exist. Making these connections and being at these places teaches them to me so I can teach them to others.”

Youth Worker

“I get to leave today, sending off referrals, and I think that’s a really big part.”

Youth Worker



North Shore Youth Situation Table

Situation tables bring together frontline workers from health, social services, public safety and education to quickly identify and connect at-risk individuals with the support they need. The North Shore situation table for youth received startup funding from the Province of British Columbia [\[press release\]](#), and participants are currently receiving onboarding training. The establishment of a North Shore-wide youth situation table was a recommendation of the evidence review. Data from this table will help North Shore municipalities and service organizations better understand the evolving risk profile of youth in the community.

Evaluation of Youth Services

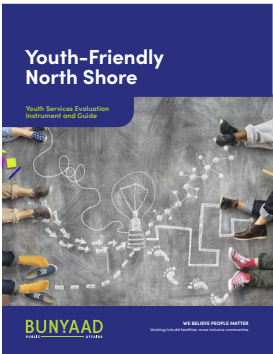
Rationale: Gaps were identified in service delivery and the continuum of care, as service providers struggle to engage particular groups of at-risk youth, and there was an overall absence of leadership and strategy for the care continuum. The evidence review shows that a continuum of care is critical to supporting at-risk youth.

In summer 2024, a new evaluation tool was developed and piloted to assess youth services offered across the North Shore. The tool is grounded in research-informed practice (e.g., the Positive Youth Development framework), and its strengths-based assessment scale allows organizations to identify how they can improve their practices in each area of their work. The evaluation tool is publicly available for use.

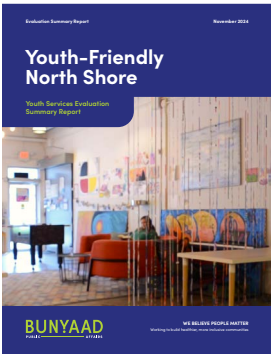
“Making an online referral form rather than just a PDF. Makes it really simple for youth to refer themselves or parents for further use or counsellors to refer youth as well.”

Pilot community organization

The tool was piloted with eight organizations that offer youth outreach, culture and recreation services in community settings. The evaluation provided customized reports to all participating organizations, as well as a cumulative report for municipal funders. Several recommendations from the cumulative evaluation report were implemented, and a summary report is available here.



✓ The [evaluation tool](#) is publicly available.



✓ Several recommendations in the cumulative evaluation report were implemented and a [summary report](#) is publicly available.

Municipal Youth Policy Update

The City and District of North Vancouver's joint Municipal Youth Policy was last updated in November 2008. The current policy was reviewed after the completion of the youth services evaluation and discussions with the Intergovernmental Table. It was recommended that:

- Inclusion of the District of West Vancouver to create a tri-council municipal youth policy.
- Modernize language to align with evidence-based research (i.e., Positive Youth Development Framework)
- Maintain North Shore Youth Services Directory

The City and District of North Vancouver's Outreach Youth Services – Core Funding Policy was also last updated in November 2008. It was strongly recommended that the municipalities engage their service delivery organizations to update the policy based on current day programming and needs, as identified through the youth services evaluation in Summer 2024.

Lastly, the District of West Vancouver does not have a council policy on youth services. It was recommended that they adopt a policy that reflects a Positive Youth Development Framework, similar to the CNV and DNV policy. This will ensure that the current program delivery has long-term continuity and is aligned with the standards in adjacent municipalities. This is important as youth move across the North Shore and may be accessing services in either of the three municipalities.

HR training videos

The evaluation of youth services recommended the need to establish a standard of practice for all municipally-funded services that support youth. A series of HR training videos were developed to support organizations to train their staff on how to engage with youth in the public spaces that they manage or deliver services in. This was rolled out with hybrid Train-the-Trainer sessions in January 2026.

The training package, including the videos and accompanying worksheets, recorded webinar, facilitation guide and supporting deck, and training certificate, are available on the DNV YFNS page.

✓ [Training package](#), including the videos and accompanying worksheets



Youth Online Use and Website Audits

Youth in multiple WelcoME rounds and the youth services evaluation identified the need to increase awareness of youth services and programs by enhancing the youth user experience on organizational websites. To support organizations in doing so, we compiled research on current trends in youth online use. This informed the development of an audit tool, which was used to review the websites of 21 municipally funded, youth-serving organizations.

- ✓ [The Youth Online Trends and Website Audit report](#)
- ✓ [Website Audit Tool](#)

Key findings from the audit were shared with organizations in a presentation in fall 2025, along with written reports outlining overall findings and site-specific results. In a follow-up survey completed three months later by 71 per cent of organizations, we found:

- 100 per cent of respondents confirmed they had received and read the general and site-specific website audit reports
- 100 per cent of respondents agreed or strongly agreed that the report was informative
- 86 per cent of respondents agreed or strongly agreed that the report was interesting
- 67 per cent of respondents agreed or strongly agreed that the report was helpful
- 40 per cent of respondents had started implementing recommendations, while another 40 per cent were still considering options or intended to implement them (but had not yet started)
- 62 per cent of respondents faced barriers to implementing recommendations because staff time was allocated to other priorities, while 39 per cent indicated not having the budget to hire the external expertise required to make the recommended changes

"I'm really grateful for both the site specific audits that our library received... They are so specific and thorough... Having such specific feedback and so much care that went into those reports was really valuable for me."

Teen librarian

"We got a full audit using research backed knowledge to change our website, and just make it more current, more up to date, and lower barrier."

Youth Services Manager

Stock Photo Image Bank

Youth feedback and evaluation activities revealed a need to develop a library of authentic stock photos that reflect the diversity, spirit and lived experiences of North Shore youth. Youth models were recruited for photo shoots in locations across the North Shore. These images are available to North Shore organizations for **non-commercial** use until 2036.

- ✓ [Access the YFNS image bank](#)

Looking Ahead

Building on the successes of this initiative, continued collaboration among local governments, recreation providers, youth-serving organizations, school districts, healthy authority and other community partners will be important to advance youth well-being. The following suggested next steps are intended to support collective efforts to strengthen youth development across the North Shore.

POLICY

- Opportunities exist for municipal partners to modernize youth policies to better align with current standards for service delivery and the evolving needs of youth. Alignment across the North Shore, including consideration of a shared or complementary approach among the City and District of North Vancouver and the District of West Vancouver, may help support continuity in program delivery and consistency in standards across municipalities. This is particularly important as youth move across the North Shore and access services in multiple jurisdictions.

PROGRAMS

- There is an opportunity for municipalities and service providers to continue collaborating on low-barrier, late-evening programming under a common youth-friendly brand.
- Enhancements to the North Shore Youth Services Directory could further strengthen program awareness and better meet the digital communication needs of youth.
- Ongoing coordination among municipalities and youth-serving organizations to ensure equitable geographic availability of programs and services as the population demographics change across the North Shore.

CAPACITY BUILDING

- Ongoing collaboration among community partners could support quarterly Communities of Practice sessions, with future topics informed by emerging data from the youth situation table.

YOUTH PARTICIPATION

- Continued support for youth-led initiatives through small, flexible funding opportunities would help sustain youth engagement. This may be advanced through existing community grant programs or by adapting current criteria to better enable youth participation and leadership.
- Strengthened collaboration between municipalities, youth-serving organizations and Squamish and Tsleil-Waututh Nation partners may help reduce barriers to access for Indigenous youth on the North Shore.

Acknowledgements

This work was funded by the Building Safer Communities Fund through Public Safety Canada. We are grateful for their generous support.

This community-wide initiative would not have been possible without the leadership of the Intergovernmental Table. We thank each of the members for their tireless efforts in supporting this work.

District of North Vancouver
City of North Vancouver
District of West Vancouver
Tsleil-Waututh Nation
Squamish Nation

This initiative was designed and implemented by Bunyaad Public Affairs.

We appreciate the insight and expertise of staff at all participating organizations and thank them for their ongoing work in supporting youth across our community.

André Piolat K-12 School
Bodwell School
Bowen Island RCMP Detachment
Boys and Girls Club of South Coast BC
Brockton School
Capilano Community Services Society
Capilano University
CMHA North and West Vancouver
Collingwood School
Cousteau School
DNV Fire and Rescue
Family Services of the North Shore
First Nations Health Authority
Foundry North Shore
Harvest Project
Hollyburn Community Services Society
Hollyburn Country Club
Hollyburn Family Services Society
Impact North Shore
Intellectual Disabilities Society (formerly North Shore ConneXions)
Kenneth Gordon Maplewood
Lions Gate Christian Academy

Lookout Housing and Health Society
Lynn Valley Services Society
Ministry of Child and Family Development
Mulgrave School
North Shore Basketball Academy
North Shore Community Resources
North Shore Community Services
North Shore Crisis Services Society
North Shore Disability Resource Centre
North Shore Girls Soccer Club
North Shore Minor Lacrosse
North Shore Neighbourhood House
North Shore Restorative Justice Society
North Shore Women's Centre
North Vancouver City Fire Department
North Vancouver Chamber of Commerce
North Vancouver City Library
North Vancouver District Public Library
North Vancouver Football Club
North Vancouver Minor Hockey Association
North Vancouver Recreation and Culture

North Vancouver RCMP
North Vancouver School District
Norvan Boys and Girls Club
Parkgate Community Services Society
Pathways Serious Mental Illness Society
PLEA Community Services
Spectrum Skateboard Society
St Alcuin College
St John Ambulance Youth Brigade
St Thomas Aquinas
St. Alcuin College for the Liberal Arts
Vancouver Waldorf School
Vancouver Coastal Health
West Van Chamber of Commerce
West Vancouver Fire & Rescue
West Vancouver Memorial Library
West Vancouver Police
West Vancouver School District
YWCA (North Van)



HELLO@BUNYAAD.CA
BUNYAAD.CA

A photograph of a forest stream with large logs and ferns, creating a misty atmosphere.

Youth Friendly North Shore FINAL REPORT

Regular Council
April 27, 2026

Building Safer Communities Fund



- Funded by Public Safety Canada
- 3-year, community-based, partnership driven initiative
- Building safer, more inclusive communities for youth

“Youth Friendly North Shore”



- **Two streams of work:**
 - Youth Friendly Spaces
 - Strengthening the System of Care
- **Eleven activities focused on:**
 - Youth inclusion and belonging
 - Access to safe, welcoming spaces
 - Stronger, coordinated youth services

Youth Inclusion in Spaces (WelcoMe)

- Youth led audits
- Barriers identified
- Staff interactions key influence
- Led to HR training resources



Youth Action Grants

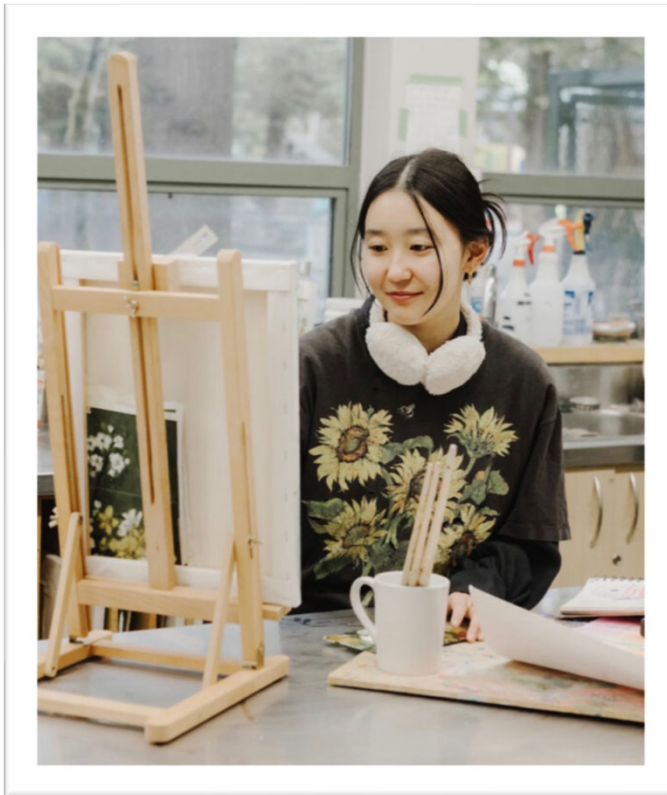


- Youth leadership and decision making strengthened
- Impact of small, flexible funding

- Access to low barrier evening spaces
- Gaps in after-hours programming
- Organizations under a shared model
- Proof of concept for future expansion



Exploratory Initiatives – Key Learnings



- Sustainable programming requires:
 - long term funding
 - dedicated leadership
 - operational capacity

Community of Practice (CoP)



- 120 staff across 30+ organizations
- Cross-sector relationships & referrals
- Built staff knowledge and capacity
- Low-cost collaborative model
- Shared tools and resource library

Youth Situation Table



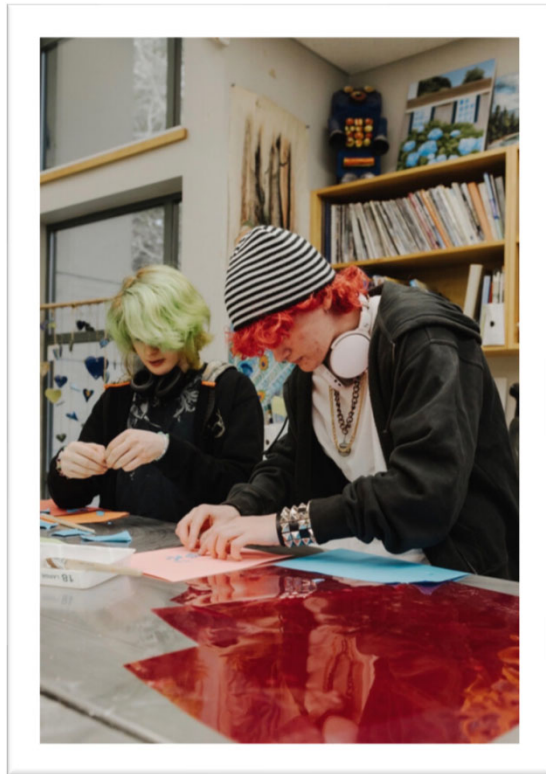
- Approach to support high-risk youth
- Multi-agency collaboration
- Rapid response to complex cases
- Data to inform planning and policy

Youth Services Evaluation

- Piloted a new evaluation tool
- Identified system gaps and opportunities for improvement
- Informed service delivery improvements
- Long-term evaluation resource

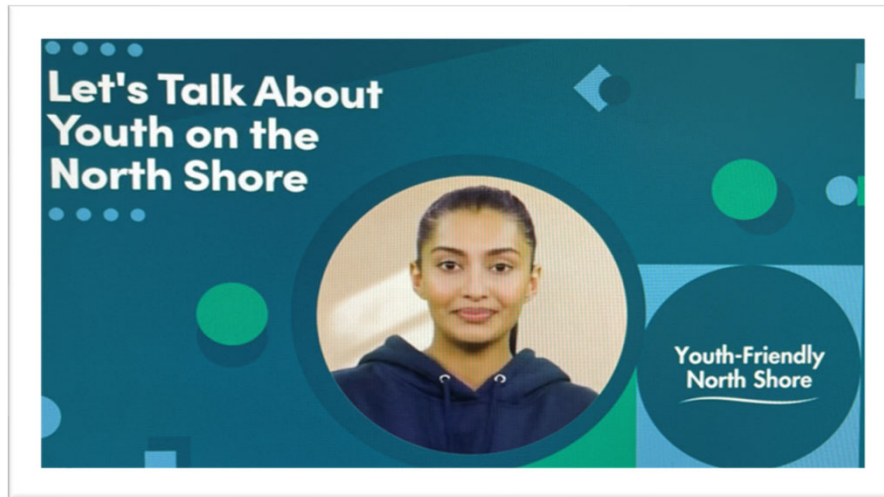


Youth Online Trends & Website Audits



- Evaluated 21 youth serving websites
- 20+ improvements to increase accessibility and engagement
- Mobile-friendly design, up-to-date information & digital communication

Resources



HR Training Videos



Youth Image Bank

Municipal Youth Policies Review



- Ideas to modernize and align youth policies
- Apply evidence-based practices (Positive Youth Development)
- Improve coordination of youth services across North Shore

Overall Impact

- Increased **youth inclusion**
- Expanded **access** to safe, welcoming and programs
- Strengthened **coordination** across youth-serving organizations
- Built sustainable **tools, resources, and frameworks**
- Improved **system capacity** to support youth safety and wellbeing



**355 West Queens Road
North Vancouver, BC
V7N 4N5**

604-990-2311



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AGENDA INFORMATION	
☐ Regular Meeting	Date: _____
☐ Other:	Date: _____

_____	_____	_____
Dept. Manager	GM/ Director	CAO

The District of North Vancouver REPORT TO COUNCIL

April 15, 2026

AUTHOR: Catherine Pope, Councillor

SUBJECT: Advocacy to the Province on the 2027 B.C. Budget

RECOMMENDATION:

THAT Council confirm interest in presenting to the Select Standing Committee on Finance and Government Services as part of the Legislative Assembly of British Columbia's Budget 2027 Consultation process;

AND THAT Council define the scope of the presentation to include:

- Improving funding for affordable housing;
- Allow North Shore residents to defer their utility bills;
- Fair distribution of North Shore Wastewater Treatment Plant (NSWWTP) costs; and,
- Changes to the *Ports Property Tax Act* to ensure fairness and equity in tax distribution.

REASON FOR REPORT:

The Budget Transparency and Accountability Act (the "Act") requires a select standing committee of the Legislative Assembly of British Columbia to hold a consultation on the next provincial budget every year. This consultation is carried out by the Select Standing Committee on Finance and Government Services, which includes MLAs from government and opposition parties.

The Committee will consider the priorities expressed through its consultation and develop recommendations for the next provincial budget. The recommendations are included in a report to the Legislative Assembly that is publicly available.

Consultation meetings will take place in June, either in-person before the committee or through written input.

SUMMARY:

This presents an opportunity for Council to advocate for the District of North Vancouver to key lawmakers in Provincial finance. Specifically, this report seeks Council's approval to

SUBJECT: Advocacy to the Province on the 2027 B.C. Budget

April 21, 2026

Page 2

participate in the Legislative Assembly of British Columbia's Budget 2027 consultation process by requesting an opportunity to present to the Select Standing Committee on Finance and Government Services. The report confirms key advocacy priorities for the District.

BACKGROUND:

The Act requires the Legislative Assembly of British Columbia to conduct annual pre-budget consultations through the Select Standing Committee on Finance and Government Services. This process provides local governments with an opportunity to present priorities and inform provincial budget decisions.

Additionally, as municipalities operate under the legislative framework established by the *Community Charter*, there is an opportunity to advocate for earlier municipal involvement in the development of provincial tax policy. Increased engagement prior to implementation would support more effective policy outcomes and better alignment with municipal impacts.

Options:

1. That Council approve the motion as submitted; OR,
2. Amend the motion to consider additional council representation or scope of presentation; OR,
3. THAT the motion is not supported.

Respectfully submitted,



Catherine Pope
Councillor

REVIEWED WITH:					
☐ Business and Economic	_____	☐ Finance	_____	External Agencies:	
☐ Bylaw Services	_____	☐ Fire Services	_____	☐ Library Board	_____
☐ Clerk's Office	_____	☐ GIS	_____	☐ Museum and Archives	_____
☐ Climate and Biodiversity	_____	☐ Human Resources	_____	☐ NSEM	_____
☐ Communications	_____	☐ Integrated Planning	_____	☐ NS Health	_____
☐ Community Planning	_____	☐ ITS	_____	☐ NVRC	_____
☐ Development Engineering	_____	☐ Parks	_____	☐ RCMP	_____
☐ Development Planning	_____	☐ Real Estate	_____	☐ Other:	_____
☐ Engineering Operations	_____	☐ Review and Compliance	_____		
☐ Environment	_____	☐ Solicitor	_____		
☐ Facilities	_____	☐ Utilities	_____		

AGENDA INFORMATION	
☒ Regular Meeting	Date: _____
☐ Other:	Date: _____

Dept. Manager	GM/ Director	CAO
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The District of North Vancouver REPORT TO COUNCIL

April 16, 2026

File:

AUTHOR: Councillor Lisa Muri

SUBJECT: Roche Point Park Dedication

RECOMMENDATION:

THAT Council direct staff to prepare bylaws for consideration and bring forward relevant information for consideration related to the Roche Point Parklands.

REASON FOR REPORT:

Certain lands in the Roche Point area owned by the District of North Vancouver include natural areas with extensive tree canopies that need protection to be preserved for future generations (Figure 1). The District has a unique opportunity to ensure their preservation by dedicating these municipally-owned lands, by bylaw, as park.

The District of West Vancouver recently announced 780 hectares of mountain forest into new parkland with the support of BC Parks Foundation (Source: [District of West Vancouver 2024 Announcement \(bcparksfoundation.ca\)](https://www.bcparksfoundation.ca/district-of-west-vancouver-2024-announcement)). The District of North Vancouver would do well to follow their example in preserving District forests for future generations to come.

BACKGROUND:

Over the years, the District has considered reports authored by Mr. David Cook. His report on the Roche Point forest, as provided to the District of North Vancouver in 2012, is below:

- Biophysical Analysis and Recommendation for Rezoning to Parkland of Roche Point Forest, District of North Vancouver, December 23, 2012.

The report catalogues:

- The Roche Point Forest is a selectively logged old-growth forest variably zoned as PRO (Roche Point Park West), RS1 & RS3 and that it exhibits a number of old-growth forest characteristics together with high biodiversity value; and,
- Roche Point Forest is a wildlife corridor and presently a highly functional ecosystem with diverse and abundant flora and fauna showing some old-growth forest characteristics, also containing various heritage trees.

SUBJECT: Roche Point Park Dedication

April 16, 2026

EXISTING POLICY:

This area is currently designated as Parks, Open Space, and Natural area in the District's [Official Community Plan](#). However, the majority of the lands are currently zoned single-family residential (RS1 & RS3), and are not currently dedicated as park.

Dedication of Parkland:

The *Community Charter* provides Council the opportunity to dedicate municipal-owned lands as parkland, by bylaw. Roche Point Park area is in Figure 1 below. This would provide enhanced protection for the preservation of the Roche Point Forest area.



Figure 1. Roche Point Park Area

SUBJECT: Roche Point Park Dedication

April 16, 2026

Conclusion:

District Council has a unique opportunity to explore preserving old growth and second growth forests within the municipality by dedicating new park, which would preserve these lands for future generations.

Options:

1. That the motion, as presented, be supported; or,
2. That the motion, as presented, be amended; or,
3. That the motion, as presented, is not supported.

Respectfully submitted,



Lisa Muri
Councillor

REVIEWED WITH:

☐ Business and Economic	_____
☐ Bylaw Services	_____
☐ Clerk's Office	_____
☐ Climate and Biodiversity	_____
☐ Communications	_____
☐ Community Planning	_____
☐ Development Engineering	_____
☐ Development Planning	_____
☐ Engineering Operations	_____
☐ Environment	_____
☐ Facilities	_____

☐ Finance	_____
☐ Fire Services	_____
☐ GIS	_____
☐ Human Resources	_____
☐ Integrated Planning	_____
☐ ITS	_____
☐ Parks	_____
☐ Real Estate	_____
☐ Review and Compliance	_____
☐ Solicitor	_____
☐ Utilities	_____

External Agencies:

☐ Library Board	_____
☐ Museum and Archives	_____
☐ NSEM	_____
☐ NS Health	_____
☐ NVRC	_____
☐ RCMP	_____
☐ Other:	_____

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