



# Cates Park/Whey-ah-Wichen



Park Master Plan and Cultural Resources  
Interpretation Management Plan

May 2006



TSLEIL-WAUTUTH FIRST NATION



**ALDRICHPEARS ASSOCIATES**



Saira Iqbal

*Anchor at Roche Point*

### **Acknowledgements**

Parks and Natural Environment Advisory Committee  
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Cates Park / Whey-ah-Wichen Project Steering Committee  
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February 28, 2006

On behalf of District Council, and together with the Tsleil-Waututh First Nation, I am pleased to present the Cates Park/Whey-ah-Wichen Park Master Plan and Cultural Resources Interpretation Management Plan.

At 22 hectares, Cates/Whey-ah Wichen Park is the largest waterfront park in the District and a popular visitor attraction. Also known as Whey-ah-Wichen, which means 'faces the wind', the area holds immense historical and cultural significance to the Tsleil-Waututh people.

This Plan builds on 2001's landmark Protocol/Cultural Agreement between the District of North Vancouver and Tsleil-Waututh First Nation. Together we will guide the management of the park to encourage public understanding, appreciation and enjoyment of Cates Park/Whey-ah-Wichen for present and future generations. We will also strive to identify and promote economic development opportunities in a manner that is acceptable to the community, while recognizing and preserving the history of this beautiful waterfront area.

Most importantly, we will work together to acknowledge and re-establish the aboriginal cultural and spiritual significance of the Tsleil-Waututh in Cates Park/Whey-ah-Wichen. This Plan is an important first step in that process.

Richard Walton  
MAYOR

**TSLEIL-WAUTUTH NATION**

*Children of TAKaya - Wolf Clan*  
**BURRARD INDIAN BAND**



February 28, 2006

The Tsleil-Waututh Nation is extremely proud to present the Cates Park / Whey-ah-Wichen Park Master Plan and Cultural Resources Interpretation Management Plan. The District of North Vancouver and Tsleil-Waututh collaborated in the development of this Plan and the product represents an important milestone in the working relationship that we have been building over the past decade.

Whey-ah-Wichen means "faces the wind". This part of our traditional territory has from time out of mind been an area of significance to the Tsleil-Waututh people. Whey-ah-Wichen was one of our traditional villages where the Tsleil-Waututh gathered together to share and steward the seasonal harvests from the land and sea.

The new initiatives, ecological restoration and cultural directions identified in this Plan represent an outstanding achievement. The Plan will serve to protect the vital cultural resources of our past and create opportunities for the Tsleil-Waututh to share new forms of cultural expression.

Tsleil-Waututh will gather at Whey-ah-Wichen as we have for generations and as always will welcome our neighbours to celebrate and share with us in this special place.

Chief Leah D. George-Wilson





## 1.0 Executive Summary

The Tsleil-Waututh First Nation and the District of North Vancouver have worked collaboratively to develop a comprehensive plan for Cates Park / Whey-ah-Wichen. At 22.3 hectares, this is the largest waterfront park within the District of North Vancouver and a place with high public use values. At the heart of their traditional territory, the park is also a place of great cultural and spiritual significance to the Tsleil-Waututh. A landmark Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement, signed in 2001, established a set of principles to guide future planning through open and cooperative collaboration.

The Tsleil-Waututh people have occupied the lands surrounding Cates Park / Whey-ah-Wichen from time immemorial and have acquired an intimate knowledge of this territory and its rich natural resources. In a yearly round of travel and activity, they harvested and preserved a great variety of foods, maintained villages and camps, and administered complex trade networks. The bounty of their territory and the ingenuity of the Tsleil-Waututh people created a vital, dynamic, and sustainable culture.



Fundamental goals of current members of the Tsleil-Waututh First Nation are to restore the ecological health of land, air, and water resources within its traditional territory and enhance their culture in a way that also adds social and economic value to the wider Canadian culture.

Cates Park / Whey-ah-Wichen lies within the Seymour Local Plan area. Adopted by the District in April 2004, this plan provides a vision and local perspective on lands east of the Seymour River as part of the District of North Vancouver Official Community Plan. At the core of this vision is the concept of 'stewardship of the land' and the identification of a community that defines itself by the natural environment and local history.

The Park Master Plan and the Cultural Resource Interpretation Management Plan (CRIMP) will guide the cooperative management of Cates Park / Whey-ah-Wichen and will also support and foster the continuation of a positive working relationship between the District and Tsleil-Waututh. To accomplish the objectives of the Protocol / Cultural Agreement, a Joint Committee comprised of senior representatives from the District and Tsleil-Waututh was established. The Joint Committee facilitated the provision of project funding by both parties who have agreed to cooperate and partner on planning, implementation, and management. The Joint Committee appointed a joint Project Steering Committee, comprised of representatives from Tsleil-Waututh and the District, which was responsible for management of the details of the Master Plan and CRIMP project on a day-to-day basis.

Work began on the planning project in the early part of 2005, guided by regular workshops with the Project Steering Committee. A series of Public Open Houses were held to which stakeholders and the public were invited to attend and provide feedback. On May 3, 2005, the First Public Open house was hosted by the Tsleil-Waututh and obtained public input into draft planning principles, site analysis, and preliminary planning directions. A round of Second Open Houses were held at Parkgate Community Centre on June 23, 2005, and in the Park on June 25, 2005. At each Open House, draft plan recommendations were presented and preferences among three key options for the area immediately around proposed new structures at Roche Point were solicited. The display materials from the open houses were also posted on the District of North Vancouver's website for public review and further opportunity to provide comments.

Highlights of both the cultural interpretation and park improvement initiatives are noted on the Summary Plan on the next page. The planning process was strengthened by the simultaneous considerations of cultural, historic, archaeological, and park programming information and objectives. Strategies to avoid potential impacts on areas with high archaeological values were key in locating new structures and roadways. Understandings of the Tsleil-Waututh culture and history influenced the intended character of the Park's architecture and play areas, and resulted in a thematic approach to interpretation and signage that will result in a new layer of authenticity and interest throughout Cates Park / Whey-ah-Wichen.





# Summary Plan

## UPLAND ENVIRONMENT

- No encroachment into areas of native forest
- Vegetation management strategy for native forest areas
- Management of native forest as wildlife corridor
- Reduced visitor impacts on higher value areas and riparian zones
- Removal of non-native species



## VEHICULAR CIRCULATION AND PARKING

- Road loop relocated to north to create larger integrated open space at Roche Point
- Existing number of parking stalls maintained
- Off-site overflow parking opportunities for special events with shuttle service
- P1 becomes overflow parking within a green meadow (intended for low use parking)
- Stormwater management plan for paved areas



## SPECIAL EVENTS

- Current event program maintained
- Temporary stages (non-permanent)
- Educational and ceremonial programs (e.g., canoe races)
- Proposed outdoor 'feasthouse' and meeting spaces available for event programming

## TRAILS AND PATHS

- Anchor Trail: add linkage adjacent to upper parking lot
- Malcolm Lowry Trail: connect to Waterfront Trail
- Waterfront Trail: provide continuous trail to link Anchor Trail to Malcolm Lowry Trail
- Limited access to forest and riparian areas
- Vegetative and fence barriers to control access and control erosion

## VIEWS

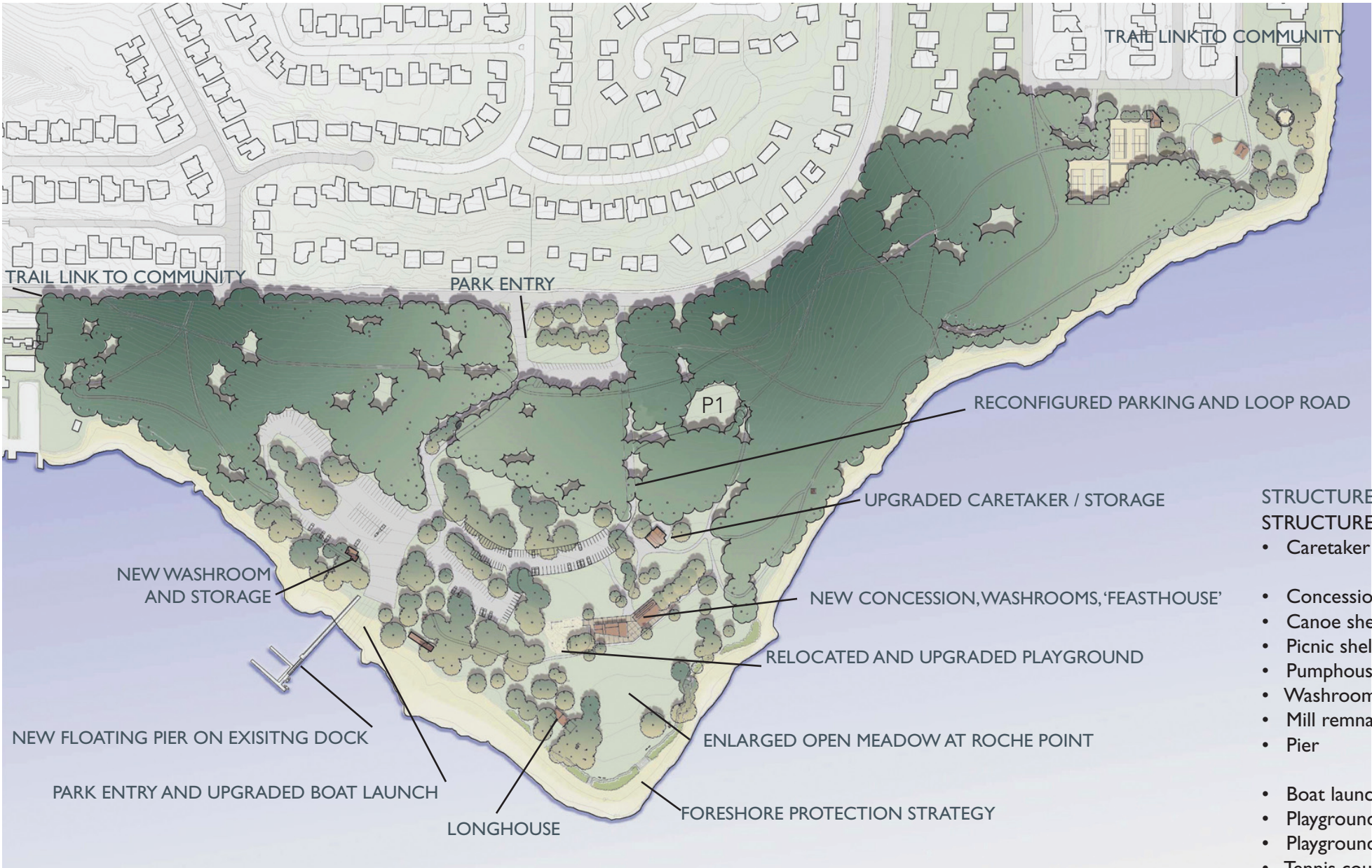
- Management of vegetation to retain major view corridors at Roche Point and Little Cates
- Management of vegetation to provide occasional glimpse views from remainder of shoreline trails

## MARINE ENVIRONMENT

- Foreshore stability is high priority to repair
- Shoreline erosion requires engineering analysis
- Control of physical access to marine sensitive areas
- Water related recreation focussed at Roche Point

## BOATING

- New float on wharf
- New washroom building with some storage and support for Takaya Tours
- Enhancement of boat launch ramp



## LITTLE CATES

Retain as is except for:

- Mill remnant adapted in its interior as place for historic interpretation
- Shoreline access management through vegetation and structural barriers
- Washroom building enhancement



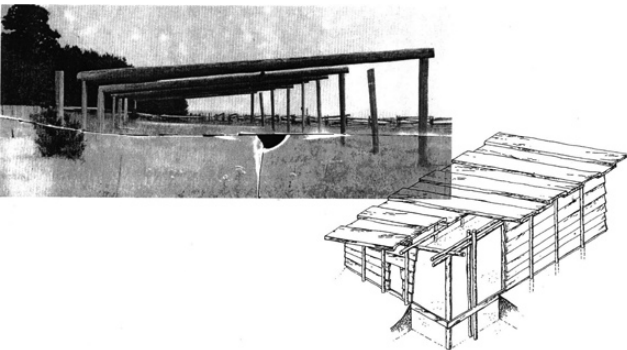
## STRUCTURES

### STRUCTURE

- Caretaker / washrooms
- Concession / washrooms
- Canoe shelter
- Picnic shelter
- Pumphouse (Little Cates)
- Washroom (Little Cates)
- Mill remnant
- Pier
- Boat launch
- Playground (Central)
- Playground (Little Cates)
- Tennis courts

### RECOMMENDATION

- Decommission w/c
- Caretaker maintained
- Replaced in new building
- Replaced in new building
- Retained
- Screened
- Upgraded
- Historic interpretation
- New float
- Add washroom / storage
- Extended to deeper water
- Relocated
- Retained
- Retained



## PROGRAM

- Retention of current recreation activities and upgrading of facilities where required
- Active programs focused at Roche Point meadow and beach
- Neighbourhood focused activity at Little Cates
- Increased interpretational, educational and stewardship programs

## CULTURAL RESOURCES

- Protect cultural resources including archeological resources
- Interpret Tsleil - Waututh historic use of land
- New weather-protected enclosure for historic canoe

## DESIGN OF STRUCTURES

- Integrated design expression throughout park
- New buildings as contemporary architectural expressions / interpretations of historic Coast Salish longhouse
- Green buildings that aim for LEED certification
- Limited building footprints





## 2.0 Partnership and Collaboration

*There is a longing among all people and creatures to have a sense of purpose and worth. To satisfy that common longing in all of us we must respect each other.*

—Chief Dan George

### 2.1 Introduction

For over a decade, the Tsleil-Waututh First Nation and the District of North Vancouver have been building a strong, collaborative relationship based on mutual respect and the understanding that, as neighbours, they share a link to the lands and waters that surround and define their communities.

Through this unique relationship, the Tsleil-Waututh and the District have taken a new and innovative approach to regional park planning for Cates Park / Whey-ah-Wichen. This has led to the development of the Cates Park / Whey-ah-Wichen Park Master Plan and Cultural Resources Interpretation Management Plan, which thoroughly documents the Park's cultural history, physical setting, use patterns, and condition of the current infrastructure. The Plan also carefully addresses Coast Salish cultural identity and identifies how Tsleil-Waututh cultural and eco-tourism interests within the Park can be accommodated.

In addition to the development of the Plan itself, the collaborative process undertaken between the Tsleil-Waututh and the District has created an exceptional

model that could be employed by other jurisdictions. The implementation of this Plan represents many exciting opportunities for all who will enjoy the Park and the rich cultural history that surrounds it.

### 2.2 Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement

The Tsleil-Waututh First Nation (the Tsleil-Waututh) and the District of North Vancouver (District) have worked collaboratively to develop a comprehensive plan for Cates Park / Whey-ah-Wichen. At 22.3 hectares, this is the largest waterfront park within the District of North Vancouver and a place with high public use values. At the heart of their traditional territory, the Park is also a place of great importance to the Tsleil-Waututh.

On March 30, 2001, Mayor Don Bell representing the District of North Vancouver and Chief Leonard George representing the Tsleil-Waututh First Nation signed the Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement (refer to Appendix 1 for the full text of the Cultural Agreement). This landmark agreement has fostered a spirit of cooperation in the management of Cates Park / Whey-ah-Wichen. One of the major components of the agreement was the intention to pursue joint development of a Master Plan and Cultural Resources Interpretive Management Plan (CRIMP) for Cates Park / Whey-ah-Wichen.

The Protocol / Cultural Agreement outlined a set of principles to guide future planning:

- Tsleil-Waututh and the District are desirous of having an open and cooperative relationship with one another
- Cates Park / Whey-ah-Wichen is a place of aboriginal cultural and spiritual significance to the Tsleil-Waututh, cultural significance to the District, and a place of historical and recreational significance to both Parties
- The District and Tsleil-Waututh wish to protect and enhance the natural and cultural environment in Cates Park / Whey-ah-Wichen for the enjoyment of present and future generations
- The District and Tsleil-Waututh are respectful of their common and diverse interests and wish to co-operate with one another concerning the planning and management of Cates Park / Whey-ah-Wichen.



Mayor Don Bell and Chief Leonard George at signing ceremony, May 2001





The objectives of the Cultural Agreement are:

- To encourage public understanding, appreciation and enjoyment of Cates Park / Whey-ah-Wichen and its aboriginal and non-aboriginal history
- To acknowledge and re-establish the aboriginal cultural identity of the Tsleil-Waututh in Cates Park / Whey-ah-Wichen
- To provide opportunities for community participation in the development of a Master Plan for Cates Park / Whey-ah-Wichen
- To identify and promote/encourage economic development opportunities for Tsleil-Waututh in Cates Park / Whey-ah-Wichen in a manner that is acceptable to and benefits both Parties. The benefits to the District may be monetary or non-monetary as the parties may agree
- To encourage timely and meaningful communication between the parties with respect to activities in Cates Park / Whey-ah-Wichen, particularly those activities which might have an impact on areas of spiritual and cultural significance to the Tsleil-Waututh
- To support and enhance the continued use of Cates Park / Whey-ah-Wichen as a public community park and continue to provide for the ongoing holding of community festivals, picnics and events
- Through a joint process of the parties, provide for the planning, management, and operation of Cates Park / Whey-ah-Wichen in a manner that supports the objectives above

- To commit the parties, as a matter of priority, to proceed with a foreshore erosion protection plan, for that area of Cates Park / Whey-ah-Wichen that is acceptable to the parties
- To proceed with future initiatives:
  - Cultural Interpretation Plan
  - Joint Master Plan
  - Specific Economic and Tourism Opportunities
  - Sign / Display Replacement and Restoration



*Chief Leonard George presenting blanket to Mayor Don Bell*



*Malcolm Lowry Trail*

*Lorna Ramsey*







2.3 Tsleil-Waututh First Nation

The Tsleil-Waututh people have occupied lands shown on this map from time immemorial. Over many generations, Tsleil-Waututh men, women and children have acquired an intimate knowledge of this territory and its rich natural resources. In the traditional yearly round of travel and activity, they harvested and preserved a great variety of foods, maintained villages and camps, and administered complex trade networks. The bounty of their territory and the ingenuity of the Tsleil-Waututh people created a vital, dynamic, and sustainable culture.

A fundamental goal of current members of the Tsleil-Waututh Nation is to restore the ecological health of land, air and water resources within its traditional territory. This goal can only be realized when the Tsleil-Waututh Nation once again plays a central role in all aspects of land and resource management within this territory.

2.3.1 Tsleil-Waututh First Nation Vision

The Tsleil-Waututh First Nation has followed a simple but powerful vision in its quest to survive and to share its history and culture with others. This vision is based on the following tenets:

- 1. Although the negative impacts of colonial policies have created much bitterness, this bitterness is to be overcome. A better future can only be realized if the anger generated by mistreatment is acknowledged and respected, but not allowed to dominate all thought and action.

- 2. The Tsleil-Waututh will no longer tolerate being invisible within their ancient traditional territory. Their goal is to re-establish a Tsleil-Waututh “face” on the traditional territory by becoming part of all social, economic, and political activities that impact lands and waters within this territory—lands and waters that were never surrendered.
- 3. The Tsleil-Waututh wish to enhance their culture in a way that also adds social and economic value to the wider Canadian culture. By building partnerships and trust-based relationships a better future will be realized for all.

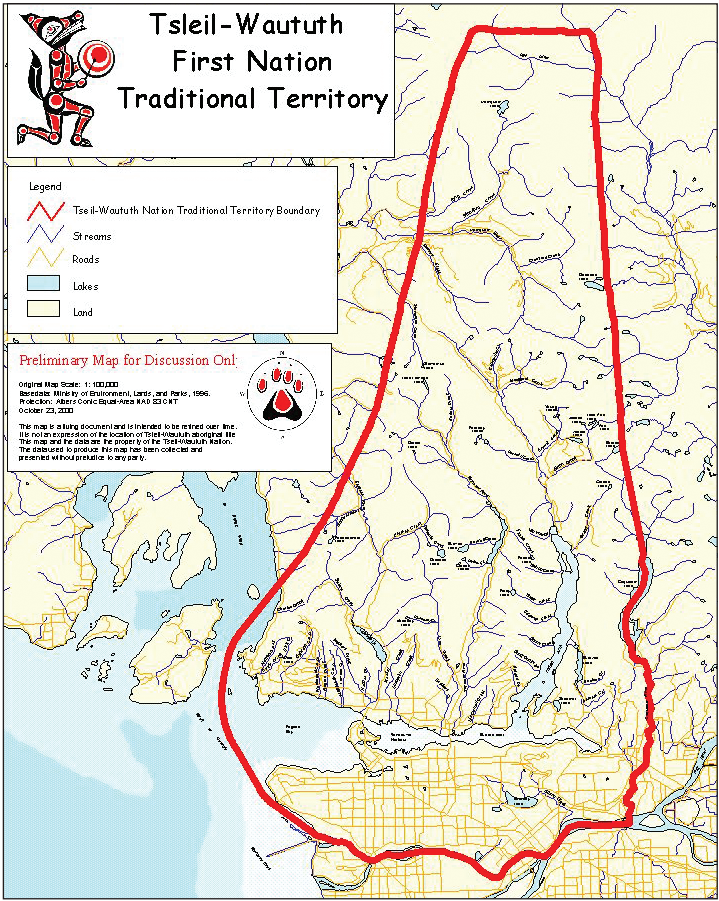
2.3.2 Governance, Planning Context, Decision Making & Monitoring

The Tsleil-Waututh vision is being realized through a carefully designed and managed process that includes:

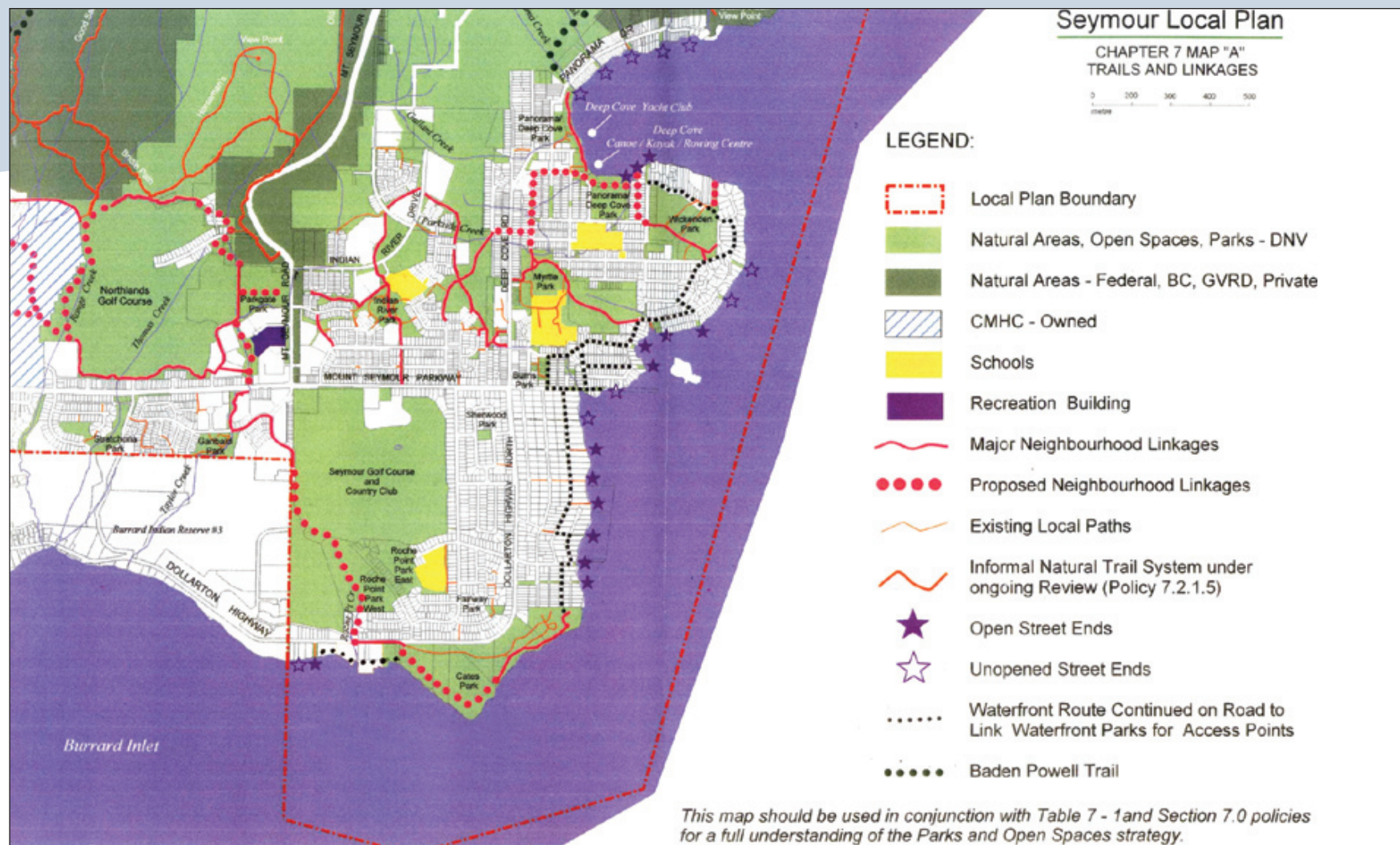
- The creation of a map-based inventory of the environment and cultural resources in the traditional territory.
- An assessment of each watershed in this inventory for social and economic development opportunities that were available to a small indigenous community.
- An outreach program designed to seek partners who voluntarily, or by the requirements of law, accepted the Tsleil-Waututh as a partner. In sectors including land development, protected area management, forestry, and eco-tourism, the Tsleil-Waututh and their partners have worked closely together to realize many mutually beneficial opportunities.

- The purchase of sensitive wilderness properties, and the construction of early childhood education and cultural centres from the revenue generated, in part, from these activities.

Based on this vision and management plan, the Tsleil-Waututh First Nation is now widely recognized as one of the most progressive aboriginal communities in Canada.







## 2.4 District of North Vancouver

### 2.4.1 District of North Vancouver Vision

Cates Park / Whey-ah-Wichen lies within the Seymour Local Plan area. Adopted by the District in April 2004, the Seymour Local Plan provided a vision and a detailed and local perspective on lands east of the Seymour River as part of the District of North Vancouver Official Community Plan.

At the core of this Vision is the concept of 'stewardship of the land' and the identification of a community that defines itself by the natural environment and local history. Plan objectives and policies that have particular relevance to the future of Cates Park / Whey-ah-Wichen include:

- To become a more environmentally sustainable community (Objective 3.1)
- To be a community that balances environmental protection and community uses (Objective 3.2)
- Promote environmental objectives by managing recreational access to and use of Seymour's trails, wilderness areas, and waterfront (Policy 3.2.3)
- Protect the forested character of Seymour (Policy 3.3.3)
- Protect wetlands, creeks, streams, rivers and waterfront as natural landscapes and identify restoration opportunities (Policy 3.3.4)
- Increased recreational and tourism opportunities in Seymour, which benefit the Seymour community,

regional residents, and visitors, while maintaining the natural environment and residential quality of life (Objective 4.6)

- Explore partnership opportunities to increase recreation and tourism, including First Nations initiatives (Policy 4.6.2)

A key component of the Seymour Local Plan was the development of a Management Plan for Cates Park / Whey-ah-Wichen—to be developed in collaboration with the Tsleil-Waututh Nation. Specific policies for Cates Park / Whey-ah-Wichen include:

- In consultation with the Tsleil-Waututh Nation, initiate the Cates Park Management Plan to establish long term goals, objectives, capital and operation strategies appropriate to its status as a District park and to reflect its cultural, environmental and historic significance (Policy 7.3.3)
- Within the context of a Cates Park Management Plan and in reference to the Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement and archaeological assessments, consult with the Tsleil-Waututh Nation, local historical groups, advisory groups and residents to continue to develop strategies for the preservation and interpretation of the cultural heritage of Cates Park (Policy 7.3.4)
- Within the context of a Cates Park Management Plan and in reference to the Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement and archaeological assessments, consider the following as priorities:





- Upgrade the existing boat launch
- Review of current and future water-based recreational activities and related support facilities e.g. scuba diving, kayaks, canoes, rowboats, pedal boats
- Upgrading of existing concession, washroom and change room facilities
- Signage and upgrade interpretive objects recognizing First Nations and settlers' history
- Examination of the extent and impacts of fishing, illegal fishing, and crabbing
- Establish a foreshore erosion protection plan (Policy 7.3.5)
- Extend and upgrade the natural waterfront trail from the northeast corner of Cates Park ("Little Cates") to the western border of Cates Park to include the recent addition to the Park (Policy 7.3.6)
- In all decision making regarding Cates Park / Whey-ah-Wichen, recognize and protect the primary value and role of the Park as an environmental, recreational, cultural and historic resource (Policy 7.3.7)
- Within the context of a Cates Park Management Plan and in reference to the Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement and archaeological assessments, large scale commercial activities will not be considered suitable within the Park (Policy 7.3.8)

## 2.4.2 North Shore Community Tourism Development Strategy

In 2002, District Council adopted the North Shore Community Tourism Development Strategy. This strategy provides a planning framework for the District in the development and support of destination marketing and tourism development initiatives, either singularly or in collaboration with other partnering communities.

Included in the report are some broad recommendations, including the following:

- Encourage North Shore Aboriginal Tourism Development and develop effective links with the Tsleil-Waututh and Squamish First Nations
- Acknowledge and follow government-to-government protocol in establishing stronger working links with the First Nations community
- Integrate aboriginal culture programming in community festivals

## 2.4.3 District Public Art Policy

The District Public Art policy, adopted in 2000, provides a framework of governance and operational directives with regard to the management of public art in Cates Park.

## 2.4.4 Governance, Planning Context, Decision Making and Monitoring

The District of North Vancouver Seymour Local Plan sets out a community vision where urban development is balanced by protecting the natural environment and maintaining the forested character of its community

for current and future residents. Integral to this vision is the commitment to effectively manage and steward Seymour's natural and recreational assets through effective partnership and co-operation across boundaries and among partners and neighbours. This commitment is reflected through the initiation of the Cates Park/Whey-ah-Wichen Plan, which acknowledges the value of working co-operatively through an on-going process of decision making and monitoring.

In all decision making regarding the Park, the primary value and role of the Park as an environmental, recreational, cultural and historic resource will be recognized and protected. The intent of this plan is to establish long-term goals, objectives, capital and operational strategies appropriate to the site's status as a District park and to reflect its cultural, environmental and historical significance. Based upon the rationale of the Seymour Local Plan, the Cates Park/ Whey-ah-Wichen Plan meets the Parks and Open Space goals to protect the environment, enhance and manage parks, trails and open spaces for the enjoyment of Seymour's residents and visitors.



Second Open House at Parkgate Community Centre



## 2.5 Project Planning Process and Joint Committee Structure

The Master Plan and the CRIMP will guide the cooperative management of Cates Park / Whey-ah-Wichen and will also support and foster the continuation of a positive working relationship between the District and Tsleil-Waututh.

To accomplish the objectives of the Protocol / Cultural Agreement, a Joint Committee comprised of senior representatives from the District and Tsleil-Waututh was established. The Joint Committee facilitated the provision of project funding by both parties who have agreed to cooperate and partner on the completion of the plans. The Joint Committee appointed a joint Project Steering Committee, comprised of representatives from Tsleil-Waututh and the District, which was responsible for management of the details of the Master Plan and CRIMP project on a day-to-day basis. The Steering Committee reported regularly to the Joint Committee for direction and decisions through the course of the project.

This Master Plan would not have been possible without funding from both the District and Tsleil-Waututh. The District provided funding from its 2005-7 annual budgets. The Tsleil-Waututh secured treaty-related-measures funding, provided by both the governments of Canada and British Columbia to First Nations in advanced stages of the BC treaty negotiation process. The District and Tsleil-Waututh also committed significant “in-kind” donations of staff time and related costs to the Master Plan process.

The Project Steering Committee issued a Request for Proposals (RFP) in November 2004 and received several proposals from local consultant teams. After an extensive evaluation process, a contract was awarded to the successful team of Phillips Farevaag Smallerberg and AldrichPears Associates. Work began on the planning project in the early part of 2005, guided by regular workshops with the Project Steering Committee.

The consultant team was responsible for a series of Public Open Houses which the public were invited to attend and provide feedback. On May 3, 2005, the First Public Open house was hosted by the Tsleil-Waututh and obtained public input into draft planning principles, site analysis, and preliminary planning directions. A round of Second Open Houses were held at the Parkgate Community Centre on June 23, 2005 and in a tent on site in the Park on June 25, 2005 with a display of draft plan recommendations and a request for preferences among three key options for the area immediately around proposed new structures at Roche Point.

The display materials from the open houses are reproduced in Appendices 3 and 4 along with the transcripts of the questionnaires submitted at each event. These materials were posted to the District of North Vancouver’s website for public review and further comment. The Draft Plan is also available to the community on the District’s website.



*Second Open House at Parkgate Community Centre*

*I am so pleased to see good cooperation between the [District of North Vancouver] and the Tsleil-Waututh.... I hope that this cooperation will expand outwardly to also cover these other areas where working together can only benefit ALL residents in Seymour.*

*—Public Open House comment*





## 3.0 Overview of Planning Principles and Values

### 3.1 Planning Principles

The display at the First Open House on May 3, 2005, included a number of suggested Planning Principles on a wide range of topics. These Principles were again displayed on a panel at the Second Open House for continuity and to reconfirm previous feedback. At both events, these Planning Principles received a substantial level of support and have, therefore, been used as a basis for the Cates Park / Whey-ah-Wichen Plan.

#### Relationship to Context

Cates Park / Whey-ah-Wichen should be fully integrated into the surrounding existing and planned trail network and be considered a major node along routes that loop through the Park.

Boating use of the boat launch and pier should continue to be facilitated.

Support facilities to enhance the operation of Takaya Tours should be explored during the Master Plan process.



*Takaya Tours*

#### Environment

The Park's natural environment and habitat values should be improved and managed to be diverse, sustainable, healthy, and safe.

The intrusion of invasive species into the forest and meadow areas of the Park should be managed on an ongoing basis, including the involvement of community volunteers.

The long-term protection of the foreshore from further erosion and loss of land area should be a high priority.

#### Views

The pattern of views where the most panoramic views are available at the most significant viewing places should be continued and reinforced.

Tsleil-Waututh place names of key features should be woven into the interpretive strategy for the Park.

Selective view windows should be provided through the forest along the water's edge.

#### Climate

Planning for activities and siting of structures should consider both wind and exposure to sunlight.

#### Landscape Character

Development of new Park facilities should occur within existing areas of cultured landscape, respecting cultural and archaeological resources.

The forest should remain the backdrop to intensive Park activities, and act as a buffer to the residential neighbourhood, and have the trail system as its main program.



*View up Burrard Inlet*

The integrity of the foreshore should be retained and restored with a natural appearance and function and low impact uses.

#### Vehicular Circulation and Parking

Conflicts between vehicles and pedestrians should be minimized.

Any areas of pavement that are unnecessary for an effective vehicular movement network should be removed.

Creation of a larger area for special events that is not bisected by a roadway should be considered in the longer-term.

The quantity of parking available should be maintained but not increased to avoid parking pressures in surrounding residential neighbourhood.

Parking demand for typical days should be met on site while strategies, including shuttles, should be considered for special event days.



### Economy and Tourism Opportunities

Cultural and historical interpretation should be priorities for enriching the Park experience and for tourism.

Procedures and clear criteria should be in place for the review of economic and tourism proposals and the decision-making process.



Malcolm Lowry Trail

### Trails and Paths

Trails should be located away from vehicular areas to the greatest extent possible.

Trails should continue to be both pedestrian and cyclist shared use.

Park trails should be integrated more seamlessly into the planned regional trail network.

Wayfinding should be improved using non-signage elements wherever possible to avoid the introduction of numerous signs in the Park.

### Program

All existing, required program elements should be either retained or relocated in the Park.

The community should be consulted regarding ideas and preferences for new program elements.

The park should be improved as a venue for selected special events of up to the current policy of a carrying capacity of approximately 6,000 people.

### Structures

New structures should have a unified “Coast Salish” design expression that addresses the place, its history, landscape, and traditional uses, with a contemporary and metaphorical design approach.

Structures should be vandal-resistant yet attractive.

Structures should be flexible and suited for a range of activities.

Structures should utilize sustainable best practices.

## 3.2 Ecological, Social, Cultural and Economic Values

The District and Tsleil-Waututh agree that Cates Park / Whey-ah-Wichen should be managed in a manner that balances the social, economic, ecological, cultural, and spiritual values of present and future generations.

Cates Park / Whey-ah-Wichen has supported human settlement for thousands of years. It was first home to ancestors of the Tsleil-Waututh and then, much later, to colonial pioneers. Each generation has, in turn, used this site for habitation, spiritual practices, trade, and commerce. Having escaped the fate of major development, the site holds treasures seen and unseen that must always be carefully stewarded. This

responsibility is most keenly felt by the Tsleil-Waututh, who have witnessed the loss of many natural and cultural resources in their territory to development.

The protection, interpretation and management of the Park requires the formation and nurturing of broader, more collaborative partnerships. The Cultural Agreement between the Tsleil-Waututh and the District is a critical innovation in this regard. It signals a spirit of collaboration and respect, which exists between parties who understand that the Park Master Plan process is much more than roads, buildings and programming. Cates Park / Whey-ah-Wichen has an important story to tell about the environment, cultures, and the past... and about a future that sees indigenous people and newcomers defining a meaning of place, together.

*In olden times man and creature walked as friends who carried the beauty of the land in their hearts. Now each one of us is needed to make sure the salmon can find a place to spawn and the bear cub a tree to climb.*

—Chief Dan George





## 4.0 Assessment and Analysis of Park Resources

### 4.1 Assessment of Cultural Context

Cates Park / Whey-ah-Wichen has been the focus of cultural activity for thousands of years. This rich and diverse cultural context has provided the stimulus and substance for the Interpretation Plan and influenced the design of the Master Plan. In fact, the initial impetus to develop a co-management plan for the Park was based on the desire to ensure protection of the large, important archaeological site at Roche Point. The cultural context described here and in Appendix 5 is at the heart of the Plan.

The following account of the cultural context is a reconstruction of past events. Whether describing use of the park by the Tsleil-Waututh in the distant past or

more recent historic use by early settlers, it is necessary to rely on fragmentary evidence to paint a picture of cultural activities in the Park. Most historic records focus on accounts of noteworthy Euro-Canadian individuals, governments, or industries and contain little information about the Tsleil-Waututh, early explorers and settlers, and the resident squatters who used the Park. The Tsleil-Waututh also have a rich oral history, but many of the details from their legends, stories and place names have been lost. Ethnographic studies of Native cultures have focused on other local groups, while the archaeological record has been heavily compromised by industrial and other development. As a consequence, parts of the story can only be painted in broad strokes.

#### 4.1.1 Paleoenvironment

Substantial changes in climate, sea levels and vegetation have occurred during the thousands of years that Burrard Inlet and Indian Arm have been inhabited by the Tsleil-Waututh and their ancestors.

Prior to 12,500 B.P. (Before Present), the Fraser Glaciation covered the Lower Mainland in ice and, thus, the area was unavailable for human occupation. Human activity in coastal BC began during the subsequent deglaciation, as early as 10,000 years ago.

During deglaciation, sea levels along the coast were high compared to those of today due to depression of the earth's crust from the weight of glaciers. At the beginning of deglaciation, sea levels in the Vancouver area were about 200 meters above current levels, and the Park would have been underwater.

Following deglaciation, isostatic rebound of the crust resulted in rapid fall in sea level. By 11,000 to 10,000

years ago, sea levels were close to present conditions. The sea continued to fall relative to the land until roughly 5,500 years ago. At its lowest, the sea level was about 11 meters below the present level. Therefore, shoreline archaeological sites from 11,000 to 5,500 B.P. are now mostly underwater. The remains of such shoreline archaeological deposits may occur offshore at Roche Point though active beach erosion has likely destroyed most such deposits.

Climate changed over the last 13,000 years from relatively cool and moist following glaciation to as warm or warmer than present conditions between 10,500 to 6,600 years ago. The climate then shifted to the cooler and moister conditions we experience today. Vegetation changes during the warmer interval meant more open lands and higher treelines—resulting an increase in grasslands and higher population densities of land mammals, especially ungulates. As a result, Coast Salish populations may have focused more of their subsistence efforts on inland mammal hunting prior to 6,600 B.P.

Overall, substantial climate, sea level, and vegetation changes affected the southern coast prior to about 5,000 years ago. The last 5,000 years of prehistory of the southern coast represents a more stable environmental period, similar to conditions found today. The traditional Coast Salish culture of semi-sedentary settlement patterns and complex social organization may only have developed after 5,000 B.P. The stabilization of river systems, and the resulting increase in productivity of coastal and riverine areas is believed to be the primary factor that allowed specialized harvesting of the abundant salmon resource. This period of relatively stable climate, sea level and vegetation regime provided the setting for prehistoric habitation in Cates Park / Whey-ah-Wichen.



Ernest N. George in canoe on Indian River

Sun Rays Collection







Sun Rays Collection

*Tsleil-Waututh children, circa 1914*

#### 4.1.2 Pre-historic Use of Burrard Inlet and Indian Arm

Many seasonal Tsleil-Waututh villages and campsites were located along the shores of Burrard Inlet and Indian Arm, usually where canoes could be easily beached and fresh water was readily available. Initial surveys of archaeological sites at Cates Park / Whey-ah-Wichen and Belcarra Regional Park show that these villages were established in Indian Arm at least 3,500 years ago. Based on evidence from other parts of the Lower Mainland, occupation of Indian Arm began as early as 8,100 years ago.

Whey-ah-Wichen was used for a variety of purposes over the approximate 3,500-year occupation of the site, including a winter village, seasonal camp, burial site, and defensive site/battle ground. *Archaeological Investigations at Cates Park, District of North Vancouver* (Alexander and Grier, 2000) and *Tsleil-Waututh First Nation Eco-Cultural Resource Guide for Burrard Inlet and Indian Arm* (Tsleil-Waututh First Nation and Alexander Heritage Consulting, 2001) provide further discussion of Tsleil-Waututh use of Whey-ah-Wichen and related archaeology.

#### *The Tsleil-Waututh*

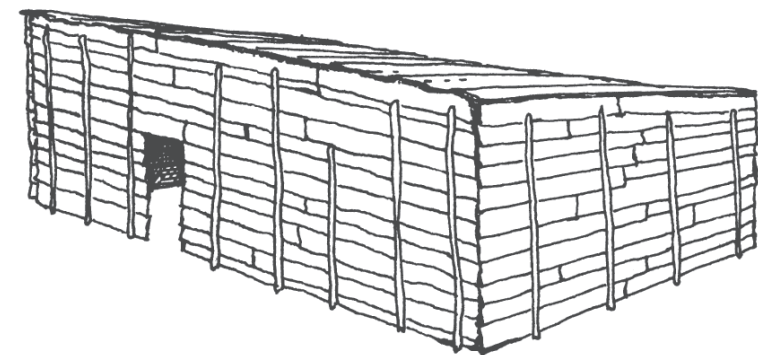
Tsleil-Waututh means “People of the Inlet”. They live on what is now called Burrard Inlet, and are, therefore, also known as the Burrard Indian Band. Most of the approximately 400 current members of the Tsleil-Waututh live in a community on the north shore of Burrard Inlet, just west of Cates Park / Whey-ah-Wichen.

The 740-square-mile traditional territory of the Tsleil-Waututh extends from the north arm of the Fraser River to Mamquam Lake, near Whistler—much larger than the current 280 acres allocated as “Indian Reserve” by the government of Canada. The traditional territory boundary that has been accepted for treaty negotiation purposes represents the core lands that have been under the direct stewardship of the Tsleil-Waututh First Nation from time immemorial.

Prior to contact with Euro-Canadians, the Tsleil-Waututh had villages and camps throughout Burrard Inlet and Indian Arm, with their largest winter village at Temtemixwn or Belcarra at the mouth of Indian Arm. Other Tsleil-Waututh villages were reported at Burrard I.R.3, Roche Point, and Port Moody, in Stanley Park, and on the shores of False Creek.

The Tsleil-Waututh lived in large, multi-family groups within long, shed-roofed houses divided into individual family living quarters. Typically, winter houses were framed with permanent posts and beams and removable roof and wall planks. A village could be a single house, a row of houses, or two or more rows of houses. The house posts were sometimes carved to represent ancestors, animals associated with a cleansing rite, or the two headed serpent. In spring and summer, people

scattered to a variety of different summer villages and campsites. Smaller summer structures were constructed with planks from the winter houses—transported by canoe. Temporary shelters were also constructed.



*Coast Salish shed roof house*

The Tsleil-Waututh are Coast Salish people who speak the down-river dialect of the Halkomelem language. According to oral accounts, the Tsleil-Waututh people numbered 10,000 prior to European contact. They were the only permanent, year-round residents of Burrard Inlet prior to mid-1800s, and formed a large and powerful group. They maintained—and continue to maintain—a distinct identity, separate from neighbouring Coast Salish groups.





*The Tsleil-Waututh were always out on the sea. In every season of the year, canoes carved of western redcedar moved singly and in flotillas to harvest a large variety of marine fish species in locations of known abundance... Nets, traps, spears, weirs and other methods were utilized to provide a year-round source of nourishment to the Tsleil-Waututh resident population.*

—Eco-Cultural Resource Guide



*Stone dam at mouth of slough traps fish at low tide (from Stewart, 1977).*

#### *Traditional Subsistence Practices*

From the core of their territory on upper Burrard Inlet, the Tsleil-Waututh extended a network of trails and canoe routes that gave them access to their whole territory. The Tsleil-Waututh travelled widely within their territory and beyond to hunt, fish, and trade, which allowed them to sustain their “seasonal round”—a cycle of food gathering, hunting, fishing, and cultural and spiritual activities. Salmon fishing and clam harvesting were primary sources of food for the Tsleil-Waututh, although terrestrial subsistence resources such as elk, deer, and berries were also important. Mass salmon harvesting, preservation, and storage techniques were common and well developed. Other marine-based subsistence activities included hunting a variety of marine species, including seals, porpoises, resident and migratory waterfowl, clams, oysters, and sea urchins.

The beaches east of Roche Point were especially important as a source of clams and mussels. Large kelp beds that once existed off shore of the Park were an important source of herring spawn and red snapper.

Terrestrial fauna used for subsistence and cultural purposes included deer, elk, bear, mountain goats, and beaver. Hunters sought hides, antler, horn, mountain-goat wool, beaver teeth, and meat. The deer and bear continued to be hunted in the Park until the early 1900s.

The Tsleil-Waututh relied heavily on approximately 40 different plants for subsistence, medicinal and other purposes, including blackberries, salal berries, service berries, wild ginger, Oregon grape, skunk cabbage, and crab apples. Until recently, medicinal plants such as Devil’s club, wild cherry, and cascara could be gathered

along the shore of the Park. Edible berries, such as salal and salmonberry, can still be found in the Park.

It was from the shrubs and small trees that the Tsleil-Waututh harvested numerous species of berries that formed an important part of their yearly diet. Great attention was paid by the Tsleil-Waututh to the maintenance and protection of productive berry and medicinal plant grounds.

Parts of the western hemlock, western redcedar, Sitka spruce, red alder and other native trees were made into tools and many other objects to assist daily living. The western redcedar was an especially important resource used to make clothing, canoes, tools, and other implements. Large cedar trees were once present in the Park and before logging destroyed the moss understory, the large spruce trees provided roots for basketry.

The cedar canoe is the cultural artifact that most powerfully represents the spirit of Whey-ah-Wichen. Many different types of canoes were made by the Coast Salish. The dominant style of vessel was a cedar dugout canoe designed for relatively sheltered waters, with a gently sloping bow and rounded bottom. Canoe construction took two men two months with a spiritual helper. Most were made of a single log, hollowed and shaped.

Different styles of canoes were made depending on their use: war, racing, general travel, and hunting/fishing. Transportation canoes carried 15 people and about 2.7 tonnes. Hunting and fishing canoes were lighter and more portable. A makeshift or emergency canoe was sometimes made from a large piece of cedar bark to cross a river or lake—lightweight for portage.







*Tsleil-Waututh racing canoe, circa 1947*



*Paddy George making a canoe, circa 1959*

Sun Rays Collection

Canoes were a means of travel and transport, without them few villages could prosper. They were central to the marine-oriented lifestyle of the Tsleil-Waututh, who used canoes to journey long distances to trade, as well as participate in feasts, potlatches and marriage ceremonies at other villages. A complex round of subsistence activities was also developed around seasonal travel in the canoe. Canoes also played an important role in either engaging in or avoiding warfare.

Despite vast changes that have been imposed within their territory, the Tsleil-Waututh continue to fish, hunt, and gather plants. They also continue to practice a wide range of traditional activities, including feasts, ceremonies, storytelling (oral histories), and canoe racing. A traditional use study completed in 2000 located over 10,000 sites where current members of the Tsleil-Waututh have either harvested wild foods, or have occupied places for cultural or spiritual purposes.

### 4.1.3 Post-Contact History

#### *Early Post-Contact History*

Up until the establishment of the fur trade in the early 1800s, the Tsleil-Waututh had minimal contact with non-Native culture. These first contacts with Europeans had devastating effects. In 1774, Spanish explorer Juan Perez Hernandez made the first recorded contact with First Nations peoples in British Columbia. A year later a smallpox epidemic spread throughout the region, resulting in as much as 75% mortality rate within the Native population. Other epidemics followed, including another smallpox epidemic in 1801, and a smallpox or measles epidemics in 1824. Each affected Natives within the Lower Mainland. By the 1830s, the Tsleil-Waututh may have numbered less than 100 people. With the population reduced, from a high of 10,000 (according to Tsleil-Waututh oral history), the number and size of villages diminished—including the decline and abandonment of *Tum-tumay-whueton*, reportedly the largest Tsleil-Waututh village at present day Belcarra.

The non-Native population remained relatively small in B.C., until the gold rush brought thousands of miners to British Columbia in 1858. White settlement quickly followed. They eventually pre-empted large parcels of land—including the Tsleil-Waututh's traditional lands in Burrard Inlet. The Tsleil-Waututh never agreed to this process of land alienation. They mounted a sustained effort with other Coast Salish First Nations to have aboriginal rights and title respected. By the 1860s, the forest industry began to build sawmills on the Burrard Inlet. Logging and land development had a profound effect on the local environment and, thus, on patterns of Native subsistence: habitat destruction

of many plants and animals, on which the Tsleil-Waututh depended; depletion of local resources, such as deer, salmon, and shellfish; and decline of important fish stocks due to pollution and major growth of commercial fishing.

Although most traditional subsistence practices continued, Native cultures felt the effects of resource and land competition with settlers. Some found jobs at the sawmills and canneries, while others continued to hunt and fish in the remote areas of their territory. This competition for land eventually led to the imposition of Indian Reservations in the 1860s and 1870s and further restrictions on Native access to their ancient traditional territories.



*Joseph Thomas hunting at Indian River, circa 1913*

Sun Rays Collection





## *Dollar and Cedarside Mills and Related Settlement*

In the early 1900s, the logging industry in Vancouver was booming. Lumber companies were looking to purchase more land for more mills and saw potential at Roche Point, which became the site for Cedar Mill in 1910. The Vancouver Lumber Co. bought the Cedar Mill in 1914 (it eventually became known as the Cedarside Mill). The mill cut and shipped cedar shingles to a parent mill in False Creek. In 1916, the Canadian Robert Dollar Co. bought land nearby and built the Dollar Mill—a lumber and shingle mill that became known as Dollarton.

With the influx of mill workers, the community at Roche Point grew quickly and became a significant settlement. The Dollarton Mill established Dollar's Town, which housed its 150 mill workers. Cedarside Mill employed 100 workers. Mill workers at Cedarside and Dollarton originated from different countries and included members of the Tsleil-Waututh.



*Dollar Mill, circa 1937*

Local services developed, including the Roche Point Elementary School where local mill workers' children attended, as well as students from Keith Road, Deep Cove, Strathcona, and Cove Cliff communities. The school was a meeting place for children of many nationalities: Japanese, Chinese, Indian and European. Prior to 1930, with limited bus service from North Vancouver, access to Roche Point was largely by boat. Teachers crossed Burrard Inlet by boat and boarded with families during the week. The Roche Point School closed in the early 1950s, and was replaced by Sherwood Park Elementary School.

In the 1920s and 1930s, Roche Point developed as a residential community, fishing area, and summer holiday destination. In 1930, the Dollarton Highway was built through the Burrard Band Reserve to link Dollarton, Deep Cove, North Vancouver, and Vancouver. When the Depression hit, the Cedarside Mill shut down, and in 1942 the Dollar Mill also closed down its operation. With fewer mill jobs many residents of the Dollarton community moved away.

It wasn't until after WWII that the area began to attract new residents, businesses and industries, including a number of shipbuilding companies such as Matsumoto Shipyards (established by Sam Matsumoto, a Japanese Canadian whose family had been interned in the war). With the influx of new businesses and industries, the community around Roche Point began to grow again. Community groups, such as the Ratepayers' Association, sought to develop and beautify the neighbourhood.

In 1950, Cates Park was established and dedicated to the memory of Charles H. Cates, founder of Cates Towing and the pioneering Cates family of North Vancouver. Dedicating part of Roche Point as Cates Park fulfilled Percy Edgar Cummins' 1937 request. Cummins, prominent local citizen and District Councillor from 1930 to 1932, was an advocate of preserving municipal land for parks. Creation of the Park also, perhaps inadvertently, protected significant archaeological resources that remained in the vicinity of Roche Point.

## *Squatter Community and Malcolm Lowry*

The Depression had a significant impact on Roche Point's remote, rural community. Many unemployed, including those from the mills, sought shelter out of the city and squatted in shacks and houseboats at Roche Point, including Malcolm Lowry who wrote his renowned novel *Under the Volcano* at this location.

Lowry and his wife, Margerie Bonner, rented a squatter's shack in the summer of 1940 (for \$10 per month). In 1941, the Lowrys decided to buy a shack, which they lived in until 1944, when a fire destroyed their home. Within the year, they had rebuilt a two-room shack on the rocky shore of Roche Point. In 1954, after a 14-year intermittent residency in the "Lazy Boy" squatter community, Lowry and Bonner were forced out. They moved to New York and then England, where Lowry died in 1957 at the age of 48.



*Malcolm Lowry and friends at squatter shack*







Malcolm Lowry's squatter shack, circa 1946

As the Roche Point community grew and developed, the squatters became an increasing concern and the local government decided to remove the shacks. In 1958, most of the squatters' homes in the Park were demolished. Some survived into the 1970s and one shack is still occupied west of park.

#### *Early Community Events*

Malcolm Lowry became a local celebrity in early 1960s, and people lobbied the local government to place a plaque in the Park to recognize and honour his literary contributions. The District eventually erected this plaque in 1987 at Roche Point.

The park became a popular site for recreational and community events. In 1967, Mount Seymour Lions Club used the Park for its Centennial Community Day celebration. The Tsleil-Waututh held a potlatch and a canoe race in the Park a few years later and, in 1974, the Vancouver City College conducted a major archaeological dig at the site.

The Pleasure Faire youth festivals occurred in the Park from 1970 and 1972. Thousands of "hippies" descended upon the Park for one summer weekend each year to celebrate youth and challenge the dominant social order. Twenty years later, people organized a

similar annual festival called *Under the Volcano* in honour of Malcolm Lowry. It started in 1990 with 300 youth gathering for music, art, and politics—participants now number almost 6,000.

#### *Tsleil-Waututh's Contemporary Use of Whey-ah-Wichen*

Mainly due to a lack of access to and urban development within their traditional territory, the Tsleil-Waututh have found it difficult to practice many of their traditional activities in Burrard Inlet. For most Tsleil-Waututh people, pollution and closure of shellfish harvesting in Burrard Inlet, and the availability of commercial produce and other foods, have forced decreased dependence on wild meats. However, many Tsleil-Waututh people still fish, and are still involved in maintaining racing canoes and sponsoring an annual Coast Salish canoe race.

The Tsleil-Waututh maintain a strong presence in and around Whey-ah-Wichen and use the area for cultural activities, such as traditional canoe races. The Tsleil-Waututh are active sponsors of the Under the Volcano Festival, have operated the Cates Park food concession, and host many formal and informal community gatherings in the Park each year.

Takaya Tours is a Tsleil-Waututh-owned and operated ecotourism company, which offers a range of activities that mix outdoor adventure with authentic interpretation of Coast Salish history and culture. Tours are conducted from May to October and include sea kayaking, canoeing and overnight camping around Burrard Inlet and Indian Arm.

Their tours bring ecotourists to Cates Park / Whey-ah-Wichen, as one of several points of interest. Takaya

Tours uses the site's pier to launch their boats and their tour groups often lunch at the picnic shelter. Takaya guides play a key role in interpreting the natural history of the area and educating their clients about Tsleil-Waututh culture and use of the Tsleil-Waututh traditional territory.

#### *Current Collaboration*

In 2001, the Tsleil-Waututh First Nation and District of North Vancouver formally signed the Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement to protect archaeological resources and work towards mutually beneficial economic opportunities. They are now partners in managing Cates Park / Whey-ah-Wichen.



Recent Coast Salish canoe race on Burrard Inlet

Doug Aberley





4.1.4 Cates Park / Whey-ah-Wichen Timeline

The following timeline provides a brief chronology of key environmental and cultural events discussed in this Plan. It focuses on the prehistory and post-contact history of Cates Park / Whey-ah-Wichen and the surrounding area, but also includes events from other parts of the world to help place this information in a broader context.

- 10,500 BC Lower Mainland free of ice from Fraser Glaciation. Sea levels dropping from high of 200 m above present levels.
- 8000 BC Tsleil-Waututh oral history describes their first use of Burrard Inlet. Earliest known occupation of archaeological site on BC Coast. Sea levels close to current levels. Warmer, wetter climate than present.
- 6200 BC Earliest known occupation of archaeological site in Lower Mainland.
- 6000 BC Sea levels in Burrard Inlet reach lowest point at eleven metres below present levels.
- 5300 BC Sea levels begin to rise.
- 4600 BC Climate begins to cool.
- 3000 BC Archaeological sites become more common on South Coast. Climate changes from warmer, wetter conditions to those similar to today. Sea levels stabilize within two metres of present level.
- 2650 BC First pyramid built in Egypt.
- 1500 BC Earliest known occupation of Whey-ah-Wichen.
- 1000 BC Modern vegetation established.
- 776 BC First recorded Olympic games.
- 500 BC Coastal archaeological sites increase in frequency. Sites contain evidence of larger villages, larger houses, and more elaborate art. Establishment of Roman Republic.
- 0 BC Christian era starts.
- 1000 AD Archaeological record shows historic First Nations cultural practices established.

- 1579 AD Sir Francis Drake first European to reach Georgia Strait.
- 1775 AD Smallpox epidemic introduced by Europeans kills up to 75% of Native peoples on South Coast.
- 1792 AD British Captain, George Vancouver, first European to explore Burrard Inlet.
- 1800s AD Second smallpox epidemic in the Lower Fraser area.
- 1827 AD Fort Langley established as Hudson's Bay Company outpost.
- 1841 AD First Catholic missionaries reach Lower Mainland.
- 1858 AD Gold rush on the Fraser River attracts 20,000 prospectors. For the first time, non-Natives outnumber First Nations people in the region.
- 1869 AD Burrard Indian Reserve No. 3 established.
- 1871 AD First commercial cannery opens on Fraser River.
- 1886 AD The City of Vancouver is incorporated.
- 1910 AD Cedar Mill constructed in Cates Park / Whey-ah-Wichen area. Population of Vancouver reaches 100,000.
- 1925 AD First bridge built across Second Narrows.
- 1931 AD Dollarton Highway built.
- 1938 AD Lions Gate Bridge opened.
- 1945 AD World War Two ends.
- 1960 AD First recording of archaeological site at Cates Park / Whey-ah-Wichen. Upper Levels Road constructed.
- 1972 AD Vancouver City College undertakes excavation of Cates Park / Whey-ah-Wichen archaeological site.
- 1976 AD Lynnterm container port is opened on North Shore of Burrard Inlet.
- 2006 AD Cates Park / Whey-ah-Wichen Master Plan and Cultural Resources Interpretation Plan developed.



## 4.2 Assessment of Historic Buildings

The structures currently located in Cates Park / Whey-ah-Wichen are relatively recent and few have heritage resource significance. A small cabin immediately west of the Park boundary and readily visible from the Park trail represents the last surviving example of the cabins and other small residential structures that once occupied the foreshore. The burner foundation in Little Cates has historical value as evidence of the site's past industrial use. The concrete foundation is all that remains of the Cedarside Mill that once operated here in the early 1900s. The cabins and burner remnant both merit potential retention and interpretation.



Tsleil-Waututh volunteers in Cates Park / Whey-ah-Wichen screening soils from archaeological site, 1999



Examples of finished artifacts recovered during the 1999 archaeological investigations in Cates Park / Whey-ah-Wichen

## 4.3 Archaeological Assessment

The Park contains three archaeological sites: a large midden at Roche Point and two small middens along the Malcolm Lowry Trail. In 1974, portions of the large midden site were excavated by a field school student from Vancouver City College with partial sponsorship from the District. These excavations revealed evidence of at least 3,500 years of occupation. A wide variety of artifacts were recovered from this site including: chipped stone points; ground slate knives; barbed antler harpoons; nipple topped hand mauls; stone net sinkers; zoomorphic stone bowl fragments; and a bone blanket pin. Scattered human remains were also found during the excavations and a burial with an estimated 50,000 shell disc beads was uncovered during initial developments in the Park in the 1960s. As the foreshore of Roche Point has eroded, shell midden deposits and, recently, the early historic burial of a young Native woman have been exposed.

Several archaeological studies have been prepared by the Tsleil-Waututh and an association is established with Simon Fraser University where artifacts found in this and nearby Tsleil-Waututh sites are housed. Archaeologist, Diana Alexander, has acted as reviewer and consultant on behalf of the Tsleil-Waututh

during the planning process. She was involved in preparing *Archaeological Investigations at Cates Park: District of North Vancouver (2000)*, which details the park's archaeological sites and significance. These archaeological investigations, with associated recommendations to avoid impacting archaeological resources, have been a key consideration in locating new park elements—especially structures and related servicing infrastructure.

The co-management plan for the Park was initially stimulated by the desire to protect this important archaeological site, one of the few large sites in the Lower Mainland that has escaped destruction by development. The Joint Committee identified a need to design plans that would minimize any impact to the three sites and to explore means of stopping the foreshore erosion of the site deposits.

Wherever possible, new structures and facilities will be placed outside the known site boundaries and in areas already impacted by development. For example, the planned location for the new central building complex lies within the footprint of the existing road and parking lot. This location minimizes potential archaeological impact by occupying a location outside the site where the land has already been excavated to the depth of the road subgrade. In general, the new plans will move the structures and facilities away from the shoreline where the most significant site deposits are located. Those developments that occur within the site boundaries will be designed to minimize any impact to the site deposits. An engineering study of foreshore remediation has been given a high priority to address concerns about erosion.





## 4.4 Assessment of Current Park Program and Uses

### 4.4.1 Contemporary Expression of Tsleil-Waututh Culture

The Tsleil-Waututh's presence in the Park is currently evidenced by the existing canoe and shelter, the totem pole, signage, and Takaya Tours. The canoe, donated to the Park by the Tsleil-Waututh in the 1970s, is representative of a long and continuing tradition of Tsleil-Waututh canoe manufacture and use.

The "Checkerboard Canoe" was built by the late Henry Peter George in the 1920s and rebuilt and renamed "Burrard View" by his brother Ernie N. George in the 1940s. It is a fifty-foot racing canoe, whose eleven-person paddling team won many championship races in the 1940s and 1950s. These races were traditionally held over a three-month summer season with participation from many crews from different Coast Salish First Nation communities. The races were an important means for these communities to express, cultural identity. In the 1970s and 1990s, the Tsleil-Waututh hosted several races in the Park.



Totem pole and canoe shed at Roche Point

The totem pole presently standing by the canoe shelter is not representative of Tsleil-Waututh culture. Coast Salish peoples did not carve totem poles; the design and figures on the pole are representative of First Nations' cultures from the northern coast. Plans for the Park include removal of the pole and the placement of several Coast Salish welcoming carvings at strategic locations in the Park.

Recent signage placed in the Park was designed to more accurately reflect Tsleil-Waututh culture. At the direction of the Joint Committee, a new sign was installed at the Park's Dollarton entrance. This sign is the result of a collaborative effort between District park sign maker, Cameron Stewart, and Tsleil-Waututh artists Glen George and Damien George (Stalaston). A graphic panel located near the existing concession at Roche Point, also displays the work of Damien George (Stalaston) with the accompanying quote:

*It's very comforting to me that this park was the summer home to thousands of my ancestors—their bones, blood and spirits are still there. The ancestral name for Cates Park is Whey-Ah-Whichen [sic] which means 'faces the wind'. Whey-Ah-Whichen [sic] was a food-gathering place and there were deer and elk trails there. Like any piece I have ever done, I want it to be easy on the eyes, to make people feel the way I feel when you look at it. None of my art has a squared edge, none of it has a sharp corner or a straight line. Each line has a real slight bend, so it's easy on the eyes. It makes people feel peaceful, because I think that's what I feel at Cates Park.*

Cates Park / Whey-ah-Wichen is linked by water through its pier and boat launching facility to recreational and tourism destinations along Burrard Inlet and Indian Arm. Takaya Tours, operated by the

Tsleil-Waututh, brings ecotourists to the Park, as one of several points of interest, and uses the Park for cultural and natural resource interpretation.

Tsleil-Waututh field crews also use Cates Park / Whey-ah-Wichen pier and boat launch to embark on regular trips up Indian Arm, where on-going eco-forestry, protected area management, and salmon enhancement activities occur.

### 4.4.2 Current Park Program and Uses

Existing uses of Cates Park / Whey-ah-Wichen and its related landscape character zones (see Section 4.5) were identified and presented at the First Public Open House for review and comment by the community.

Cates Park / Whey-ah-Wichen acts as both a regional park for the North Shore and a local park for surrounding neighbourhoods. Little Cates, commonly used as a local neighbourhood park, could play a more regional role in the near future as part of the planned community trail linkage to Deep Cove.

In the future, another planned trail will connect westward along the waterfront as industrial properties are redeveloped. The current industrial activities on the waterfront (as well as the small cabin) at the western edge of the Park would add interest to a park loop trail. A third planned trail link, also identified in the Seymour Local Plan, would cross and follow along the Dollarton Highway near the western edge of the Park. This third trail link will connect to a planned greenway trail along a creek corridor near the Seymour Golf Course lands. Eventually this trail will connect to the forested lands north of the Northlands Golf Course.



The existing park program and its related facilities include:

***Building Program***

- Caretaker Residence / Washrooms
- Concession / Washrooms / Lifeguard Office
- Tsleil-Waututh Canoe Shelter
- Picnic Shelter
- Pumphouses / Service Kiosks

***Outdoor Facility Program***

- Pier (boating, fishing, viewing)
- Playgrounds
- Trails (walking, cycling, dogs)
- Beaches (play, walking, scuba diving, swimming, kayak launching)
- Boat Launch
- Play / Picnicking on Lawn
- Tennis
- Educational Programs
- Parking

***Events***

- Stage
- Under the Volcano
- Music in the Park
- Takaya Tours
- Film Productions

The term “program” is used to refer to the activities that the Park is designed to support and welcome. In the Plan, the existing program and its related facilities are either retained and upgraded or replaced with a new structure or facility. New facilities are limited to: interpretive elements (including signage); a feasthouse and historic canoe enclosure incorporated into the rebuilt concession / washrooms / lifeguard structure; a new washroom / storage building near the boat launch; and a longhouse near the foreshore. (Refer to Section 4.7 for more detailed assessments of structures and buildings in the Park.)

The current special events will continue to be permitted under the existing policy that limits attendance to 6,000 people. Possible new events include a community festival in July and the reinstatement of the Coast Salish canoe races that, until recently, have been held in the waters off the Park’s shoreline.



*Picnic tables at concession building*



### 4.5 Landscape Assessment

The community and the Tsleil-Waututh value Cates Park / Whey-ah-Wichen as a landscape where qualities of the area’s original forest and waterfront still remain. Although the Park was once logged, its second-growth forest has matured to offer respite from the built neighbourhoods surrounding it. Within the Park it is possible to capture a sense of the scale and quiet of the wilderness that once covered the entire North Shore.

The Park’s setting influenced the Tsleil-Waututh’s selection of this site as a village. The name Whey-ah-Wichen means “faces the wind”, a reference to the site’s prevailing winds from Burrard Inlet and Indian Arm. The park also enjoys a sunny south-facing aspect along much of its waterfront. Together, the wind and the sun make it an attractive destination even on the hottest of summer days.

The simple detailing and straightforward choice of materials now used in the trail network, pedestrian bridges, pier, roadways, and parking lots suit the Park. However, the current buildings speak little about the deeper character of this place. New structures inspired by the Park’s history and cultural landscape are planned to replace these current buildings.

The park is comprised of several distinct landscape character zones:

- A Natural forest generally in the upland part of the Park along Dollarton Highway
- B Cultured, open landscape with active recreation facilities and lawn areas around Roche Point and Little Cates



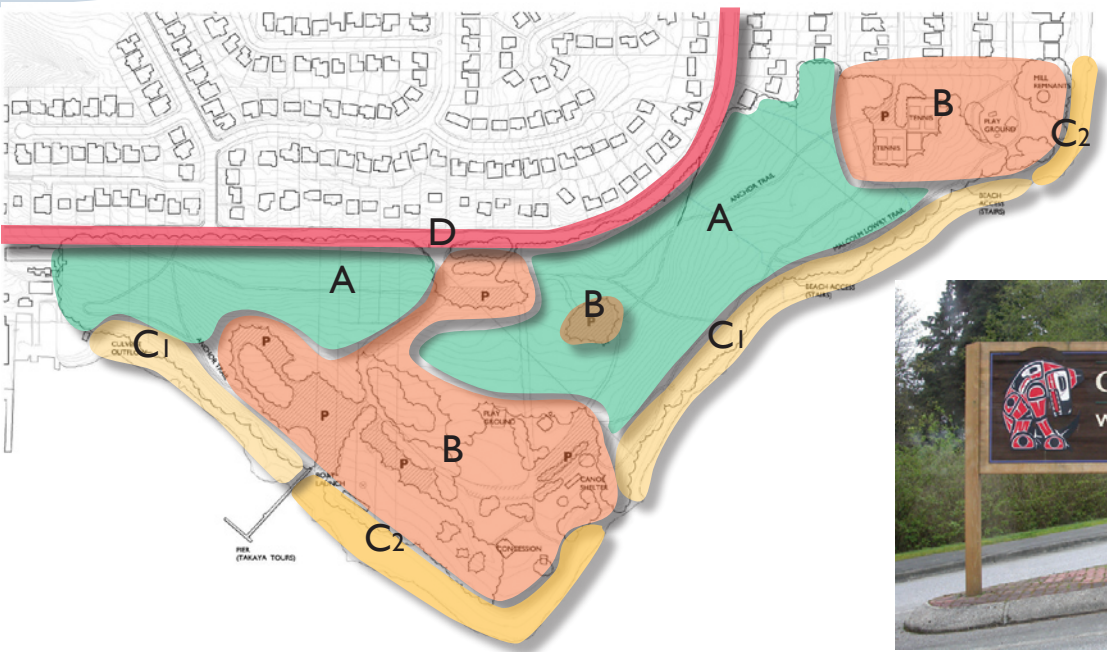
zone A



zone B



zone C1



zone C2



zone D

#### C Foreshore along the waterfront

- C1 Foreshore with steep banks and narrow, rocky beach
- C2 Foreshore with gentle banks and wider, sandier beach, typically adjacent to areas of cultured open landscape (B) and greatest public activity

#### D Dollarton Highway corridor and park entry

This pattern of landscape use is reinforced by the Master Plan with the development of new park facilities largely confined to existing areas of cultured, active, and open landscape and away from forest and foreshore zones.

Views from the Park across Burrard Inlet include a mix of largely natural areas (Burnaby Mountain, Barnet Marine Park, Belcarra Regional Park) and industrial uses—both reflect the Park’s present and past use and are incorporated into signage and other interpretive elements. The best, or most panoramic, views are from the clearings at Roche Point and Little Cates. More restricted views along the shoreline trails provide an interesting sequence of view experiences where forested areas may obscure views for some distance then thin out to provide glimpses of the water.





## 4.6 Environmental Assessment

Jacques Whitford Limited conducted a biophysical inventory of Cates Park / Whey-ah-Wichen, which is divided into two components: the terrestrial / wildlife features of the Park and the marine ecosystem. Both components are described on the basis of background research and site visits. Appendix 2 contains the full environmental assessment.

The vegetation community types and environmental features were mapped based on aerial photograph interpretation and refined through observations and sample plots during a site visit in April 2005. The terrestrial environment is second growth forest in the mature to overmature seral stage. Most of the upland area has a very open overstorey and little vegetation on the forest floor. The vegetation communities have been highly affected by park activities and invasive plant species.

The Douglas fir / salal community at the west end of the Park and the riparian shrub area around the two surface watercourses south of Little Cates are defined as areas of higher environmental value. Each is recommended for protection from user impacts.

Wildlife species in the Park are restricted to small mammals and songbirds since movement of larger mammals is limited by neighbouring residential development. There are perching sites for raptors along the foreshore. Nearshore areas are used by waterfowl and seabirds.

The shoreline site visit was conducted during the lowest low tide of April 2005. Shoreline sensitivity was

determined based on the relative importance to marine organisms—especially for fish, benthic invertebrates, and algae. The shoreline’s regional uniqueness, resilience to disturbance from land based impacts, and sensitivity to erosion was also considered.

The park’s shoreline has been heavily modified over the years through erosion and efforts to fortify the backshore with boulder armoring. Wave action, tides, and human activities have undercut and eroded the banks primarily at Roche Point—resulting in impacts to First Nation cultural resources such as shell middens and burial sites.

It has been estimated by one of the Joint Committee members that 60 to 80 feet of land has been lost from Roche Point over the last 50 years due to higher sea levels and boat wash.

Backshore erosion of the western shore, closer to McKenzie Barge, appears to be affected in a similar manner but is less severe. Lower foreshore areas are the most sensitive biophysical zones.

The foreshore varies in width and is widest at Roche Point. Immediate action is required to control and manage erosion and restore the foreshore. A detailed engineering and oceanographic analysis on this issue is a priority recommendation of this Master Plan and should address a detailed understanding of causes, options for both shoreline armoring and in-water methods of shoreline protection, and related environmental approvals for the preferred options. This Master Plan identifies a strategy for closing some of the existing access points from the upland to the beach, where environmental resources are sensitive. The shore

west of Roche Point is especially sensitive and requires, 1) upgrading of other access points with wider stairs to accommodate access without erosion, and 2) the use of barriers, primarily vegetation, to direct park users, including scuba divers, to permitted access points that are away from informal access where erosion is a factor. Recommended trail improvements are designed to keep users on the established paths to reduce environmental impacts while continued limitations on dogs off-leash are important to avoid further impacts on backshore and foreshore resources.

Illegal crab fishing and shellfish harvesting are a significant environmental management issue for the Park. These harvesting activities are prohibited by signs at the head of the pier but still occur on a regular basis. This Master Plan recommends the development of a combined guardian and cultural interpretative program to assist in mitigating the negative impacts of poaching.



*View of Burrard Inlet looking east from Roche Point*





## 4.7 Structures and Buildings Assessment

Cates Park / Whey-ah-Wichen contains a number of structures and buildings. With the assistance of District staff, each was assessed with respect to its condition and function, as well as to its value within the new Master Plan program for structures and buildings.

### Caretaker Building

The caretaker building is in fair condition, centrally located, and has a suitable park-like character, although it does not express either a contemporary or Coast Salish design influence. The caretaker function was strongly supported by the community during the consultation process. This structure was identified early in the planning process for retention and regular maintenance.

### Central Children's Playground

The playground at Roche Point is a valued program element for the community, but is only in fair condition and somewhat isolated from the beach, main open meadow, and concession. Its design elements are generic (i.e., common to many parks) and do not express the specific character or history of Cates Park / Whey-ah-Wichen. This playground was noted as having potential to be moved to a site with better access for children as they move among park activities. It was also noted that the playground has potential to be upgraded to support the intended park character and assist in the interpretation of park history.



*Central children's playground*

### Concession, Washrooms and Lifeguard Building

The existing concession building is in a prominent and highly visible location. It is in poor condition and not very attractive. Since it is at the end of its useful life, its potential for redevelopment as a feature in the Park was recognized at the onset of the project and readily supported by the community.

### Little Cates Tennis Courts and Children's Playground

These facilities in Little Cates are in satisfactory condition and were not identified by the District staff, the Tsleil-Waututh or the public as priorities for replacement.

### Mill Burner Foundation in Little Cates

This structure is the only remaining visible evidence of the historic mill. It is an important heritage resource with substantial potential for improvement and interpretation.

### Tsleil-Waututh Canoe Shelter

While the canoe shelter is in fair condition and has a satisfactory park-like design expression and use of materials, it houses an important historic artifact in open-air conditions and is separated from other park facilities. The canoe was recognized as a key cultural and interpretive resource that could be placed at a central location on site, with substantially improved protection and within a more appropriate exhibit setting.

### Picnic Shelter

The picnic shelter—located in an extremely sensitive cultural resource zone—is in good condition and has an appropriate park-like character. It is well used and available for rent as an income source for the

District. There is demand for more picnic shelters. Consequently, the early direction to retain this shelter for its lifespan was supported by the public during the consultation process, as was the intention to create a new shelter that could accommodate outdoor eating.

### Pumphouses and Service Kiosks

There are several service structures in the Park that are functional but poorly sited and unaesthetic. In particular the pumphouse in the road right-of-way near the mill remnant in Little Cates and the service kiosk near the concession in the central meadow warrant relocation or landscape screening.

### Pier and Boat Launch

The pier is in excellent condition and enhances access to the water for park users and Takaya Tours. Retention and the addition of more capacity through another finger float were welcomed by the public during the review process. The boat launch is an



*Pier and boat launch*

important regional resource. It is one of the few launch facilities on the North Shore and is one of the few in the Lower Mainland that can handle larger boats in a public location. Insufficient depths at low tide currently compromise its function. Continuation of this function was supported by the District, Tsleil-Waututh, and the local community during the planning process. Further investigations of the potential to extend the ramp into deeper water are part of the Master Plan's recommendations (refer to Section 7.2 for more information).



## 4.8 Traffic and Parking Assessment

Bunt & Associates Transportation Planners and Engineers prepared a traffic and parking review as a basis for the Master Plan. The full report is in Appendix 6. The Traffic and Parking Review assessed background information from the District of North Vancouver and data collected on a Saturday in late May during busy summer conditions.

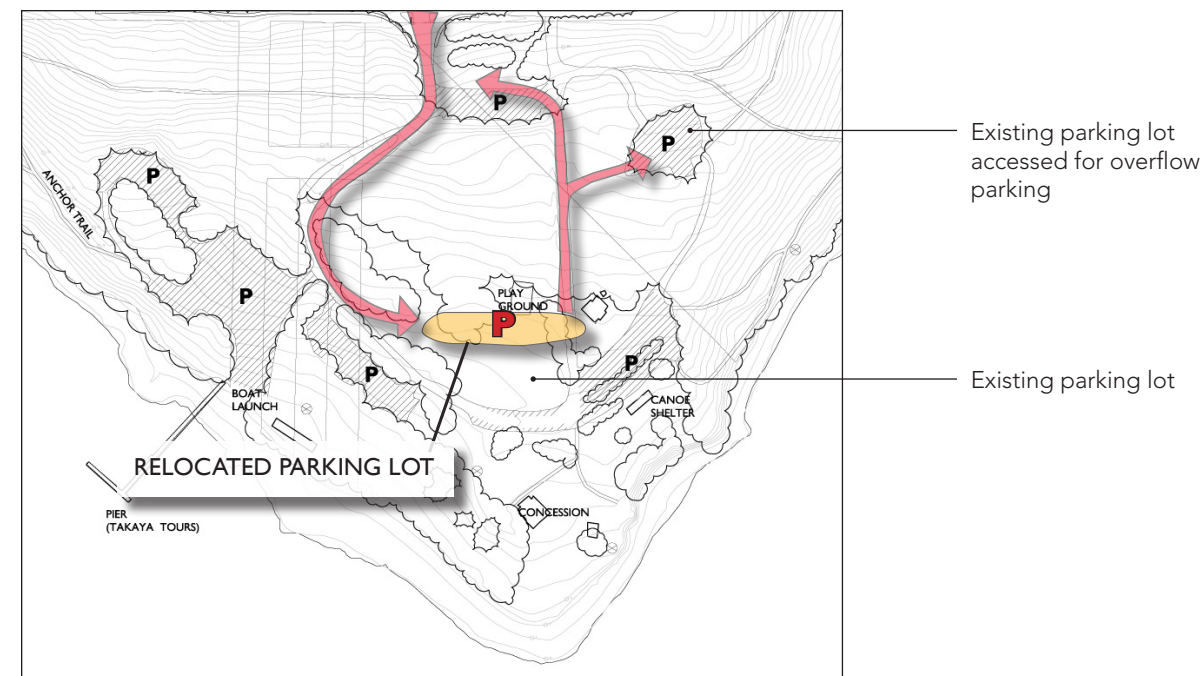
The existing supply of parking was documented and demand observed over the afternoon. The parking supply was adequate with the exception of some unmet demand for parking vehicles with trailers in the vicinity of the boat launch ramp. Parking for special events was not assessed but is reported by staff to be constrained. In the past, shuttles from remote lots have been used to ensure that parking does not impact adjacent residential areas.

The assessment concludes that the current one-way circulation system through the Park functions very efficiently. The south end of the Park loop is an area of concentrated traffic and pedestrian activity. There are a number of unsafe movements by pedestrians, especially parents and children, across the road and parking lots located between the playground and the picnic/beach area on Roche Point. Several recommendations for pedestrian links, bicycle facilities, and parking and roadway layout were identified for consideration in the planning process.

The traffic and parking review evaluated several options for longer-term parking and road layout changes. Two of these options were presented at the Public Open Houses for community review. One option was similar

to the existing condition with respect to its circulation pattern but proposed moving the parking and roadway northward at Roche Point, into the area currently occupied by the children's playground in order to consolidate a larger area for picnicking, play, and events to the south. This option was considered desirable from a traffic and parking perspective.

The second option involved the removal of the central road link and parking lot at Roche Point to create two loops off of the north parking lot. This option also resulted in a larger area at Roche Point that is uninterrupted by vehicular circulation and parking. This option was assessed as workable but likely to add congestion at the main access point to the Park. The first option, with minor modifications, has been incorporated into the Master Plan as the preferred approach.



*Preferred Option: modified road layout and relocated parking lot support proposed location of new feasthouse*





## 5.0 Interpretation Plan

### 5.1 Cultural Resources

Cultural resources have intellectual, physical, and landscape dimensions. They are the tangible expressions of how people experience the world around them. These resources can be historical artifacts, songs, ceremonies, styles of clothing, architecture, works of art, or a relationship with the natural environment. Cultural resources are nonrenewable, and their cultural, scientific, and aesthetic values can be significantly impaired by disturbance.

The cultural resources of Cates Park / Whey-ah-Wichen feed the overall interpretation of the site. Interpretation is a method of communication that creates a sense of place, provides for meaningful programming, and effectively integrates the themes of culture, art and nature.

This section of the document identifies these cultural resources and subsequent interpretive opportunities, which help build the foundation for the Park's overall interpretive approach.

The Tsleil-Waututh First Nation Eco-Cultural Resource Guide for Burrard Inlet and Indian Arm is an excellent reference for developing interpretive programs and exhibits in Cates Park / Whey-ah-Wichen. It is one of the few reports available that focuses on the Tsleil-Waututh First Nation and combines a comprehensive overview of the Burrard Inlet and Indian Arm's environment, ethnography, history and archaeology. It was prepared by the Tsleil-Waututh with support from Alexander Heritage Consulting.

#### Cultural Areas

Cates Park / Whey-ah-Wichen is both a well-loved community park and an extremely important cultural

site for the Tsleil-Waututh. The site's natural setting offer places for silent reflection, while its walking trails, playgrounds, pier, and boat launch, provide for land- and water-based recreation. Open spaces within the Park provide sought after venues for concerts, festivals, weddings and other celebrations. The site's shoreline and forests, although modified by human activity, are habitats for small marine and terrestrial animals. It is also a site of cultural and historical significance. Although it is important to maintain Cates Park / Whey-ah-Wichen as a vital community park, it is equally important to acknowledge the site's identity as a Tsleil-Waututh village site, spiritual site, and ancient graveyard.

Cates Park / Whey-ah-Wichen contains six distinct areas where cultural and historical remains, recreation-based resources, and significant natural features are found. For the purposes of this Plan, natural elements within each of these areas are defined as cultural resources due to their importance as interpretative, or educational, opportunities. The following list names these areas and identifies the cultural resources found in each.

#### 1. Roche Point

- Archaeological site: large midden and burial
- Canoe and shelter
- Anchor
- Sandy beach
- Water views

#### 2. Little Cates

- Cedarside Mill burner foundation
- Playground
- Tennis courts

- Trail heads
- Beach access
- Views of Indian Arm

#### 3. Pier and Picnic Shelter

- Archaeological site: midden and burials
- Picnic shelter
- Pier and boat launch
- Beach access
- Boat access to park

#### 4. Malcolm Lowry Trail Head

- Malcolm Lowry plaque
- Close to location of Lowry's squatter shack
- Benches

#### 5. Nearshore Zone

- Archaeological sites: two small middens
- Trail and benches
- Intermittent stair access to beach
- Mixed forest
- Wildlife trees
- Bridge and creeks

#### 6. Forest Zone

- Evidence of logging
- Second-growth forest
- Nurse logs and stumps
- Wildlife trees



Harbour seals resting on a log boom in Indian Arm

Diana Alexander



*[I'm] very supportive of educating as many people as possible regarding the heritage of the Park and its significance. This builds the base for all ages to learn and be the caretakers for the next generation.*

—Public Open House comment

## 5.2 Interpretive Objectives

The Park's primary interpretive objective is to raise public awareness of the site's cultural significance, natural history, recreational values, and need for continued stewardship. This interpretive objective is influenced by the Cates Park / Whey-ah-Wichen Protocol / Cultural Agreement which features an objective "to encourage public understanding, appreciation and enjoyment of Cates Park / Whey-ah-Wichen and its diverse history."

The interpretive objective is achieved through a range of interpretive and educational techniques, such as graphics and programs for school groups. The level and character of the interpretive elements on the site must be carefully planned. A site can be over-interpreted as well as under-interpreted.

For the purposes of this Master Plan, three forms of communication—interpretation, education, and information—need to be defined. Each plays a role, albeit in different ways, in orientating visitors and promoting public awareness of the cultural background, natural characteristics and conservation issues of the Park. Interpretation is emphasized within Cates Park / Whey-ah-Wichen, but education and information remain a part of the visitor experience.

### *Interpretation*

Interpretation Canada (a national association for heritage interpretation) defines interpretation as:

"Any communication process designed to reveal meanings and relationships of cultural and natural heritage to the public, through first-hand involvement with an object, artifact, landscape or site".

Interpretation is informal in practice and may take place with audiences from one to many. Not only is interpretation most effective when it is first-hand, it needs to be related directly to the nature of a particular site or object. To foster a deeper "sense of place" is frequently cited as the ultimate interpretive goal.

### *Education*

Most definitions of education include the word "knowledge". The goal for educational communications is to promote the acquisition of knowledge through learning and instruction. Education is usually structured and undertaken in formal groups to achieve knowledge-based objectives. While many interpretive techniques are applied to education, like interpretation, it is often most effective as a first-hand activity.

### *Information*

Information is often sought out in a free-choice manner—the person chooses to receive information—and most often answers basic questions, such as "What can I do?", "Where am I?" and "Where do I go?". Information commonly has an audience of individuals or small groups, and appears on signage, e.g., entrance signs and area maps, to help orient visitors. For the purposes of this Master Plan, information is typically confined to elements that directly complement education and interpretation.

## 5.3 Interpretive Approach and Opportunities

Creating a visitor experience that provides a meaningful sense of place requires an interpretive approach based on a visitor's first-hand experience of the site and further awareness of the site's human and natural history. Cates Park / Whey-ah-Wichen has several storytelling, or interpretation, sites that offer opportunities to raise public awareness of the Park's cultural and natural history. This site-based interpretive approach will generally employ a Tsleil-Waututh perspective to provide a unique point of view to understanding the Park and its features.

Themes identified within this interpretive approach will include both the historical view—taking the visitor back in time—but will also illustrate the present and future of the Tsleil-Waututh people, including collaboration with the District in managing the Park. Other themes will also be developed, such as the Dollarton Mill and Malcolm Lowry's years as a resident of the area. These themes also encompass the site's traditional Native uses, later industrial uses, and the natural beauty that drew artists and writers to live along its shores.

Current and new park experiences will be under a coherent thematic and stylistic umbrella. This umbrella serves to clearly show that the Tsleil-Waututh is a host at the Park and provides an additional layer of enjoyment and meaning to those activities that citizens have been participating in for years.



## 5.4 Themes and Messages

Several opportunities for interpretation were identified for Cates Park / Whey-ah-Wichen. Each circled area has a specific physical character, or set of resources, which have been used to identify potential interpretive themes. The delivery matrix (presented in Appendix 5) presents these themes with some information that will be used to develop interpretative signage.

The interpretive approach concentrates the key interpretive elements at two sites: Roche Point and Little Cates. Both locations are culturally and historically significant and popular with park visitors. Other natural and recreational areas (e.g., trails, forest, and nearshore zones) are treated as complementary interpretive opportunities, where interpretive signs relate to, or expand on, the themes and stories introduced at Roche Point and Little Cates. Entrance areas off the Dollarton Highway and at the Pier/Boat Launch could have entrance/welcome signs with “welcoming” carvings and signage that communicates park information, such as maps, operating hours, and special events.

### Themes/Messages

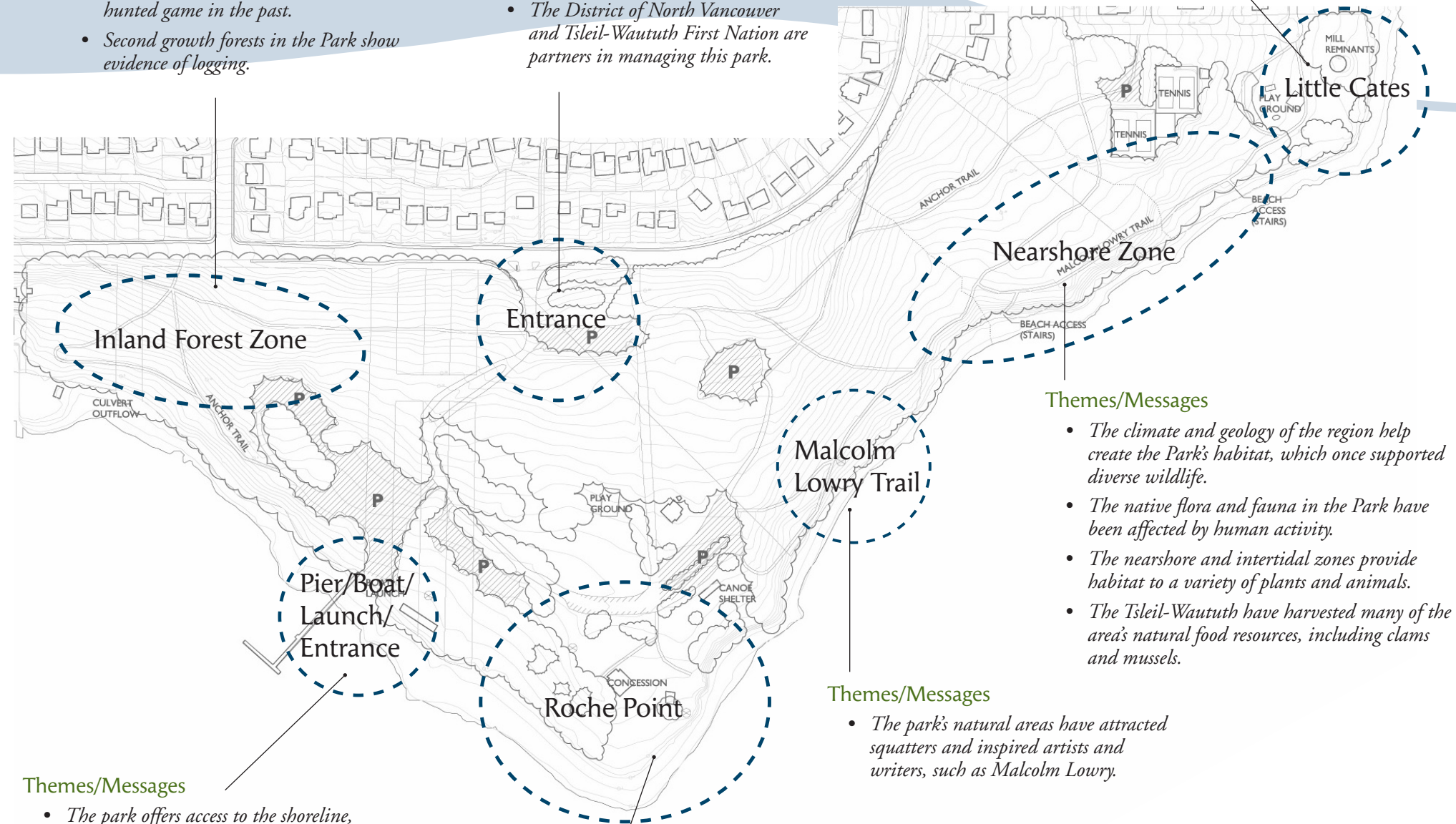
- The forest offers habitat to a variety of plants and animals.
- The Tsleil-Waututh have used many of the area's natural plant resources for food and medicinal purposes, and hunted game in the past.
- Second growth forests in the Park show evidence of logging.

### Themes/Messages

- Welcome to this special place.
- The District of North Vancouver and Tsleil-Waututh First Nation are partners in managing this park.

### Themes/Messages

- Over time, these shores have attracted many groups: from First Nations to early settlers and squatters to resource industries.
- Residents of this area are working to build relationships and partnerships to sustain a healthy, livable community.



### Themes/Messages

- The park offers access to the shoreline, marine resources and many recreational opportunities, including boating, fishing, hiking, picnicking and swimming.
- Stewardship is necessary to maintain the Park's natural areas and recreational values for generations to come.
- The District and Tsleil-Waututh are working collaboratively on a foreshore erosion program.

### Themes/Messages

- This park has a dynamic history and has meaning to many people, as reflected in its name.
- The Tsleil-Waututh First Nation has a strong cultural identity based on a long and continuing use of this place and region, as is evident in their cultural traditions, history, and archaeology.
- The land and sea has sustained the Tsleil-Waututh for thousands of years and continues to support them.

### Themes/Messages

- The park's natural areas have attracted squatters and inspired artists and writers, such as Malcolm Lowry.

### Themes/Messages

- The climate and geology of the region help create the Park's habitat, which once supported diverse wildlife.
- The native flora and fauna in the Park have been affected by human activity.
- The nearshore and intertidal zones provide habitat to a variety of plants and animals.
- The Tsleil-Waututh have harvested many of the area's natural food resources, including clams and mussels.



## 5.5 Design Approach

The Interpretation Plan uses a design approach that considers the Tsleil-Waututh culture, the physical environment, archaeology resources, the non-native cultural resources and history, and established visitor use patterns. Interpretive graphics and exhibits are designed to respond to the needs of park programming over the seasons. This design approach supports planning principles discussed in Section 3.0 of this document, and reflects public support (gained through the two Public Open Houses) to keep the trails and other lower-use areas of the Park less developed and more reflective.

The following is a list of principles that inform the design approach for interpretive graphics, related signage, and potential exhibits:

- The choice of themes and interpretive elements should be as site-specific as possible.
- The main interpretive nodes are at Roche Point and Little Cates, while the other natural settings and recreational areas including trails, forest, and waterfront are designed for minimal interpretation to maintain low-impact park experiences in these areas.
- Interpretation highlights the Tsleil-Waututh culture.
- Interpretive elements in the central building complex are to complement the surrounding architecture—a modern, contemporary expression of the traditional Coast Salish longhouse.
- The interpretive approach promotes the protection and preservation of the Park's archaeological resources.
- To achieve minimum site impact, major interpretive elements are located within existing and/or future structures, while graphics are designed to blend into the natural landscape features of the Park.
- The interpretive experience is designed for variable flow and pacing—from focused and concentrated at major interpretive nodes, to subtle and discovery-based along trails.
- Where appropriate, the interpretive elements expresses a commitment to sustainability and green design principles.
- Interpretive displays and exhibit elements are flexible and changeable to support seasonal programming.
- Spaces are designed to accommodate different community group events, such as school-based programs and Takaya Tours presentations.





## 5.6 Considerations for Graphic Design

This section presents considerations and guidelines for graphic design, which influence the graphic approach. The detailed graphic approach is found in Section 6.8.

The approach to the Park's graphic design draws from, and is considerate of, the Tsleil-Waututh culture and the diverse natural features of the site. Graphics will be developed to complement the beauty of the site and Coast-Salish-style art and architecture. The approach includes treatments for information and orientation graphics as well as for interpretive graphics. All graphics use colours that are inspired by the Park's natural and cultural features and organic shapes and patterns to complement the Park's natural settings and architecture.

Information and directional signage includes entrance, way-finding and operational signs. These signs help orient park visitors by telling them where they are, directing them to key park features, and informing them of park hours, park policies, and event information. Interpretive graphics present the natural and cultural history of the site to visitors. They are designed to be aesthetically appealing to draw visitors in and encourage them to learn.

The look of these signs remain consistent with the detailed graphics approach presented in Section 6.8. Maintaining a consistent graphic approach between interpretive, information and directional signage provides visitors with a more complete and seamless park experience.

The following guidelines are to be used to help develop the graphics for the Park:

- Graphic panels should blend into the natural park setting.
- To minimize the number of free-standing panels, graphics are to be mounted on existing and proposed structures, wherever possible, to limit their impact on the site.
- Some graphics should be placed for the visitor to discover.
- The cultural heritage of the Tsleil-Waututh is to be taken into account through use of Tsleil-Waututh artwork and language.
- 'Horizontal/Landscape' graphic panels should be placed to sit just below waist height, so they do not obstruct views of the water, but are still comfortable to read.
- Graphics are to be designed using materials that withstand weathering and vandalism.



*Examples of graphic panels that blend into their natural surroundings and do not obstruct views.*





## 5.7 Visitor Experience

### Entrance Areas

As visitors enter the Park, from either the Dollarton Highway or the Pier/Boat Launch, they feel welcomed and understand (or get a sense) that this site has strong First Nation connections. Entrance signage, which includes Tsleil-Waututh art, welcomes visitors and informs them that the District of North Vancouver and the Tsleil-Waututh Nation are working as partners in managing the Park.

Visitors driving into the Park from the Dollarton Highway are pointed toward Roche Point or the Pier / Boat Launch. After parking their car(s), visitors discover orientation and directional signage that helps them understand the Park's natural and cultural landscape and where to engage in different park activities.

Graphics strategically placed around the pier and boat launch area catch the eye of visitors arriving from the water. These graphics help visitors quickly learn of the many recreational opportunities the Park has to offer and how they can help to maintain the Park's natural areas and recreational values for everyone to enjoy. As Takaya Tours launches their boats from the pier, visitors may be encouraged to sign-up for a tour to Belcarra Park and other sites along Burrard Inlet in a kayak or traditional canoe.



*Dollarton entrance sign*



*Takaya Tours*



*Kayaking near Roche Point*



*Pier and floating wharf*





## Roche Point

The cluster, or concentration, of features and resources at Roche Point creates a central hub for information, interpretation, and visitor services. Visitors are drawn to Roche Point to meet with friends and family, gather for special events, spend time swimming and sunbathing at the beach, picnic, or play. The proposed feasthouse and concession complex helps bring both visitors and area residents together. The facility—designed to reflect the traditional Tsleil-Waututh houses and provide spaces for individual and group recreation—features interpretive exhibits and displays that introduce the dynamic culture of the Tsleil-Waututh.

The Tsleil-Waututh's checkerboard canoe displayed in front of a beautiful historic mural attracts attention and inspires visitors to interact with the range of carefully displayed Tsleil-Waututh artifacts and images. Here, visitors find out about different Tsleil-Waututh traditions, the importance of the canoe in their culture, and their contemporary use of this region.

The Roche Point area is designed to support programming and special events. This information could be available on an updateable graphic panel that encourages visitors and area residents to get involved in park-related activities. Interpretive guidebooks and other materials could be developed to help Park Guides provide information to the public.

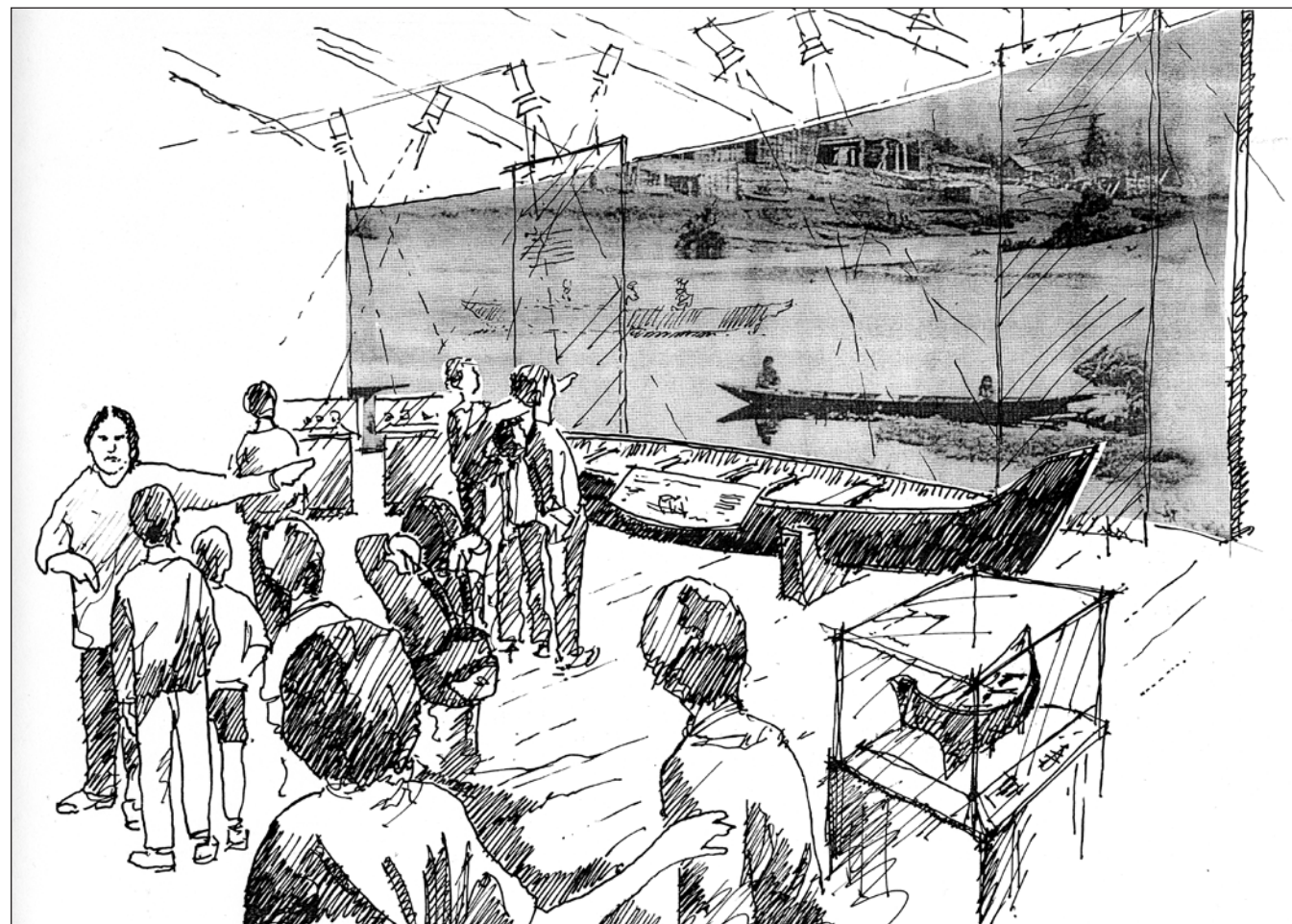
Visitors and area residents leave the Roche Point facility with a fuller understanding of the dynamic culture and history of Cates Park / Whey-ah-Wichen and how it has meaning to many people, as reflected in its name.



*Children from Tsleil-Waututh First Nation*



*Artwork by Damien George*



*Sample design concept for exhibits and displays within the new concession and feasthouse complex*



Trails, Forest and Shoreline

Visitors looking for solitude and an experience in a more natural setting can wander from Roche Point in any direction. They will find a network of trails that weave through the forest or follow the shore.

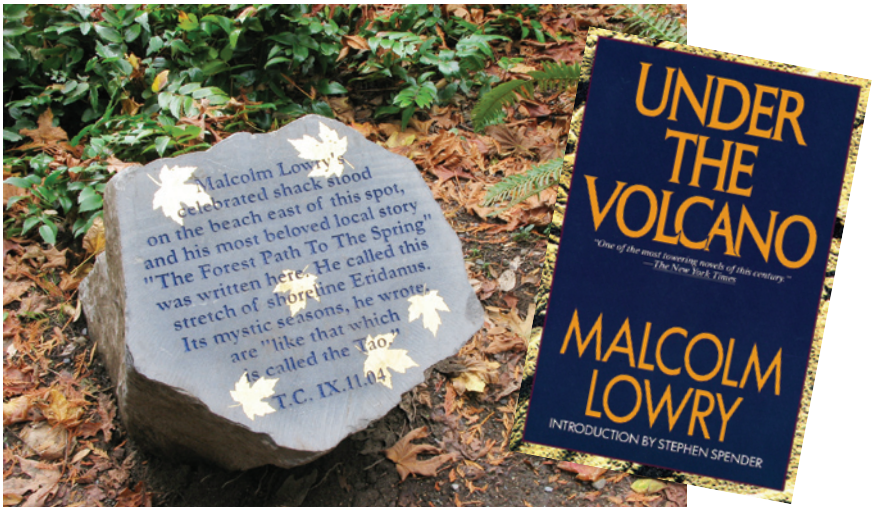
Visitors walking along the Malcolm Lowry trail will discover a plaque and interpretive graphics that tell of Malcolm Lowry’s fascinating life as a writer while living in a squatter’s shack at Roche Point. A tactile sculpture of Lowry’s novel, Under the Volcano, sits with its pages open on a bench nearby. This setting invites visitors to sit, relax and reflect on Lowry’s life, the squatter community, and how events from the 1930s to 1960s helped shape the Park. Visitors also discover how the Park’s natural areas have inspired many artists, writers and counter-culture events.

Trails through different natural areas provide quiet spaces for reflection. Some trails have bridges crossing over creeks, views to the water and stairs that allow visitors to access the shoreline and intertidal zone. To help maintain a feeling of peacefulness and flow along the nearshore and forest trails, visitors and area residents will find only a few interpretive elements.

Visitors seeking to learn more about the environment around them can refer to interpretive graphics placed along the trails in “discovery” locations. These subtle and attractive graphics describe the intriguing relationship between the Park’s plants, animals, land, and water, and provide examples of how the Tsleil-Waututh used the region’s natural resources. Smaller, complementary trail graphics identify different native plants and tell how the Tsleil-Waututh traditionally used each plant. The names of some trees and plants will be presented in both English and Halkomelem.



Existing and potential visitor experiences along trails, forest and shoreline







## Little Cates

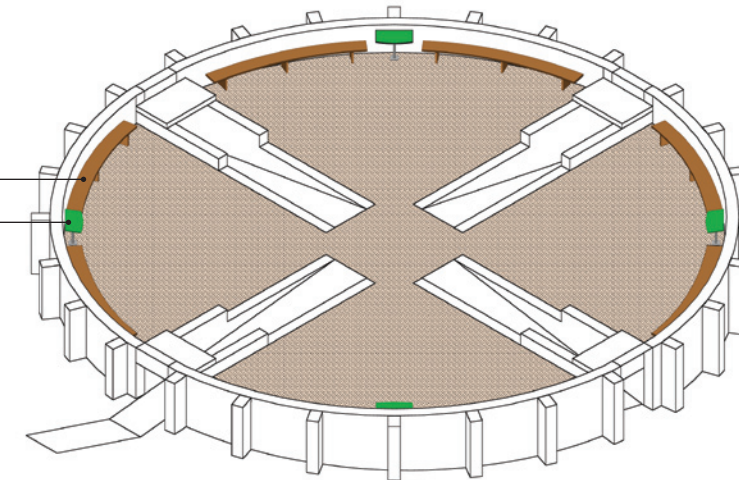
This charming park area is a pleasant discovery for new visitors to Cates Park / Whey-ah-Wichen. It functions as a small community park for surrounding residents. The playground area, grassy field, access to the shoreline, tennis courts and large sawmill burner remnant offer both adults and children opportunities for exploration and recreation.

Visitors are drawn to explore the fascinating Cedarside Mill burner remnant. This cultural artifact speaks to the post-contact history of the area. Curious visitors who wander into the burner remnant are rewarded with colourful graphics that tell the story of the Cedarside Mill and how the area attracted many groups to its shores. These graphics explain how different groups of people, from First Nations to early settlers to squatters to resource industries, used this area.

Benches and view scopes allow visitors to search the surrounding shores of Indian Arm and Burrard Inlet. While looking at the water and the shoreline, visitors imagine how the area must have looked centuries ago with Tsleil-Waututh settlements, or only decades ago with sawmills operating along the shore. As pleasure crafts and commercial boats travel up and down Burrard Inlet and Indian Arm, visitors can see how these waters are used today and, perhaps, reflect on how past events explained in the interpretive graphics have influenced what they experience today.

*Illustration of restored burner foundation as potential for interpretive setting*

bench seating  
graphic panel



*Cedarside Mill burner foundation*



*Little Cates playground*



*View from Little Cates*









## 6.0 Park Master Plan

A frequent comment from the consultation process was that the essential character and general mix of activities in Cates Park / Whey-ah-Wichen are valued by the community and appropriate for this landscape. The intention of the Master Plan is to recognize and reinforce the Park's natural features—its forest, watercourses, beach, and marine environment—and ensure that new and rebuilt structures and other park elements are designed to express its spirit and meaning of place. This Master Plan document includes the Cultural Resources and Interpretation Plan. Together they express the Park's interest and appreciation of culture, land use, and landscape.

### 6.1 Park Program

The Master Plan provides for the enhancement and, in some cases, relocation and expansion of the activities that are already in the Park's program. The term "program" is used to refer to the activities that the Park is designed to support and welcome. Buildings and outdoor facilities support specific program elements. For instance, trails support walking and cycling, the pier supports kayaking, canoeing and viewing, and the playgrounds are programmed for climbing and swinging. This supports the general consensus during the public consultation process that the Park is successful and much appreciated in its current status.

#### Overall Vision and Objectives

The Cultural Agreement has expanded the scope of some park programs that were already occurring through the involvement of the Tsleil-Waututh, including Takaya Tours and related interpretive,

educational and eco-tourism programs. The expansion of these programs expresses the overall vision for the planning process to address and integrate park planning and cultural resource interpretation and management.

#### Cultural Education Opportunities

The park offers many opportunities for cultural education through school classes, guided and self-guided tours, and interpretation, including the history of site, eco-cultural resources, and archaeological resources. These opportunities are supported by the interpretive program and by the provision of a variety of weather-protected group gathering places, including the longhouse, the feasthouse and its courtyard, and the existing picnic shelter. Any cultural education programming offered in the Park will be organized and presented by the Tsleil-Waututh.

#### Environmental Education Opportunities

As a complement to the cultural education opportunities, the Park offers a diverse range of natural history resources that can be used to understand the environment and ecology of both the upland forest and the marine foreshore and intertidal areas. Environmental stewardship, marine health, and forest management are among the many topics that could be the focus of environmental education. In the past, support for this type of programming has been provided by the Department of Fisheries and Oceans Canada (DFO). In the future, support will continue to be sought from DFO, other government agencies, and non-governmental organizations.

#### Outdoor Recreation

Informal recreation is the primary park program. The only facility for active, organized sport is the tennis

courts in Little Cates; these courts are retained but not expanded. Informal recreation includes: beach uses (play, walking, swimming, kayak and canoe launching), lawn activities (play, sunning, picnicking), pier and boat launch uses (boating, fishing, viewing), and trail uses (walking, cycling, observation of nature, interpreted nature walks). The informal recreation program is expanded in the plan through improvements to the beach and beach access, enlargement of the lawn area at Roche Point, upgrading of the pier and boat launch, and new trail sections, upgrading, and interpretive elements.



*Kayakers near Roche Point*

#### Children's Play Facilities

Facilities for children's play are located in both Little Cates and at the north edge of the central meadow at Roche Point. Play at Little Cates will be maintained and supplemented by improvements to the remnant mill burner from the historic Cedarside Mill that will both increase its play value for children and introduce interpretive elements (refer to Section 5.0 for details).

At Roche Point, the central playground will be relocated when the loop road is implemented to a site south



of the access road and immediately west of the new feasthouse complex. In its new location, children and parents will not have to cross the road and parking lot to move between the playground and the beach, main lawn, concessions, and washrooms. The new location will provide increased safety and convenience. The detailed design of the relocated program is an opportunity to create a play environment that relates to the character and history of the Park and to the geometry and materials of the new feasthouse structure. The idea of a waterplay or spray park component to the central playground was considered in the planning process but not supported, as there is one nearby in Myrtle Park.

### Special Events

The park has been transformed into a venue for special events on a number of occasions throughout the summer months: for *Under the Volcano* in August, for *Storm the North Shore* in September, and for *Music in the Park* on summer Saturdays. The District manages these events and has a current policy of limiting attendance to 6,000 people. The larger of these events attract more people than can be accommodated in on-site parking. Shuttle service to off-site lots has been used to keep cars from filling neighbourhood streets. It is recommended that these policies and practices continue in future. Efforts will be made to screen the play area. This will minimize noise and direct access from the play area to the feasthouse area, where more reflective activities will be conducted.



*Under the Volcano*

Ariah Kaeh

While the intention is to limit the number of special events in the Park, there is community and District staff interest and support for planning a festival primarily for the local community in July and for bringing back the previously popular Coast Salish canoe races.

The Park is used on a fairly regular basis by film productions as both a setting and as a staging area to access other locations along the Burrard Inlet and Indian Arm waterfront. These activities are a source of revenue for the District and will continue to operate under current District permitting processes. The Tsleil-Waututh will continue to have special economic access to the Park on terms outlined in the Cultural Agreement.

### Ecotourism, Feasthouse, and Supporting Infrastructure

Takaya Tours, an ecotourism business of the Tsleil-Waututh, already uses the Park as one of their launching and interpretive destinations in a network that includes Belcarra Park and other sites along Burrard Inlet. Provision of expanded and appropriate facilities to support Takaya Tours is an important aspect of both the Master Plan and the Cultural Resources Management and Interpretation Plan, which have been determined in detailed discussions with the Joint Committee and representatives of Takaya Tours and reviewed at the Public Open Houses.

With the planned expansion of facilities, Takaya Tours will have the use of a new float on the pier for canoes and kayaks and a new nearby washroom and storage building. The float and washrooms will be public facilities while the small storage space will be for the exclusive use of Takaya Tours, where they can



store paddles, lifejackets, and similar supplies. Takaya Tour's natural and cultural history interpretation will continue to take place throughout the Park and on the trail network and will be enhanced by new interpretive elements (refer to Section 6.8 for details).

Both the longhouse and the feasthouse are designed to provide venues for the District and Takaya Tours to assemble groups for presentation, demonstrations, entertainment, and eating, as suits their programs. These spaces are also available for school groups, public gatherings, and picnicking (on an "as-available" basis). When the washrooms in the Caretaker's building are converted after the construction of the new central building, any additional storage space is to be shared by Takaya Tours, District park staff, and, potentially, by organizers of regular special events.

Requests for new structures in the Park for canoe and kayak storage were considered during the planning process but not endorsed. These structures were seen as too substantial an impact on the character and carrying capacity of the Park. This issue will be revisited in the future as the Tsleil-Waututh continue to seek kayak storage capacity in the Park.

### Stewardship

Stewardship is a way of ensuring the Park's cultural resources, natural areas, and recreational values are maintained for generations to come. Increasing public awareness of Cates Park / Whey-ah-Wichen as a significant First Nations cultural site through interpretive signage and physical cues is an effective way to achieve stewardship goals. Other stewardship



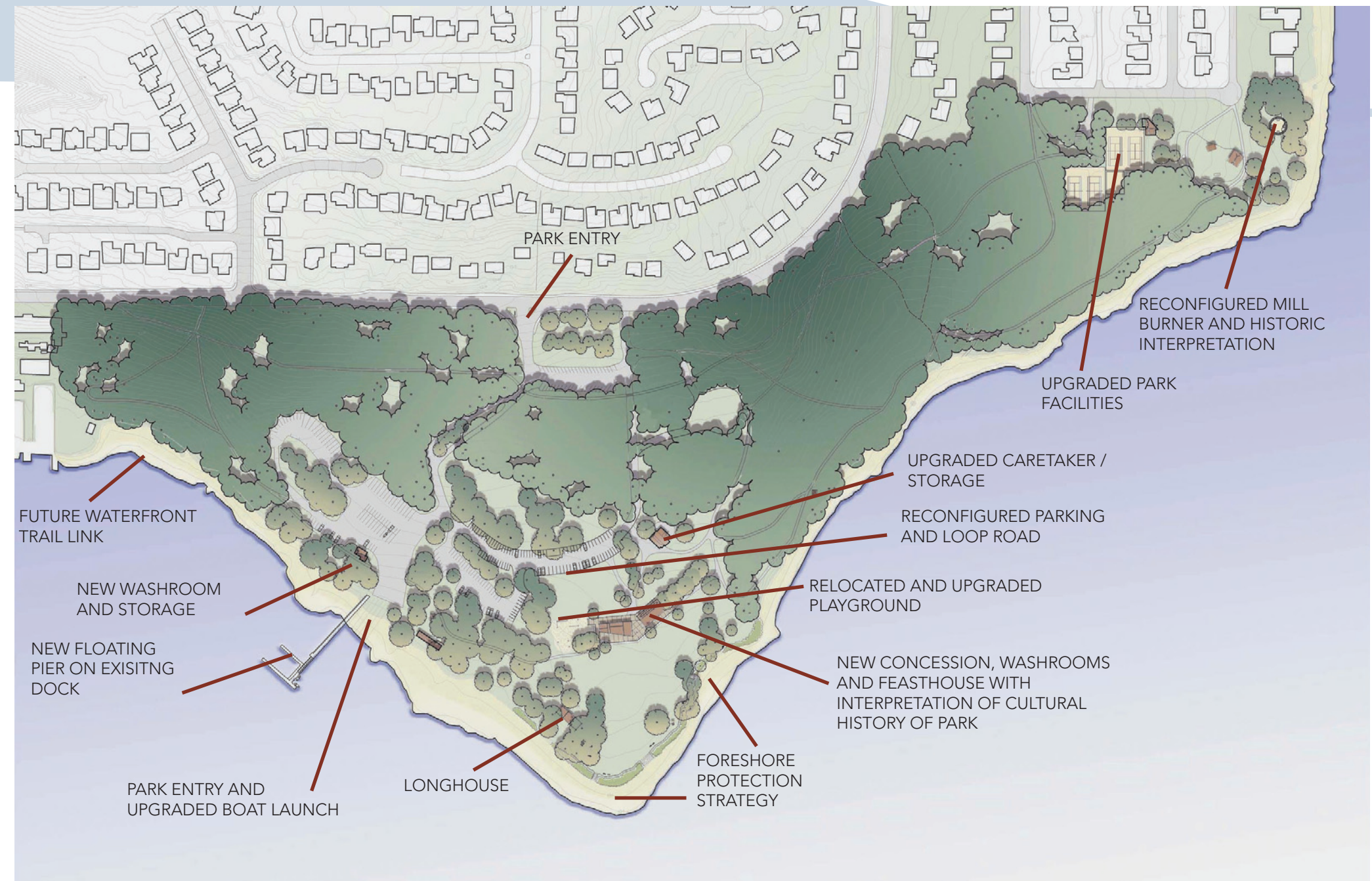


activities will likely emphasize regular inspections by Tsleil-Waututh members with close communications with the District park managers and staff.

The Tsleil-Waututh expect to maintain a strong physical presence in the Park. This will help ensure that cultural resources in the Park are not vandalized, looted, or otherwise disturbed, either by infrastructure development, maintenance, or public use. Ideally, Tsleil-Waututh community members would be employed in all aspects of maintenance and operation of the Park.

## Implementation Strategies

Implementation of the Master Plan has been strategized by priority and to be flexible with respect to potential funding sources. Section 7.0 addresses implementation, phasing, costing, development, and management.



## FEATURES OF THE MASTER PLAN





## 6.2 Park Structures and Facilities

The existing structures in the Park range in condition from poor to good. Those in satisfactory condition and suited to their functions are planned for retention over the term of the Master Plan with regular maintenance. Several key buildings in poorer condition will be replaced with new structures that combine existing and new functions and express a more appropriate character inspired by the Park's natural and cultural history, environment and landscape.

### Overall Vision and Principles

The architectural character of the new buildings and central building complex has been envisioned as modern and contemporary with clear design references to the traditional Coast Salish longhouse. To illustrate this approach, images of some of the contemporary buildings by Canadian architects influenced by Coast Salish designs were presented to the public during both Public Open Houses. The responses to the questionnaire indicated that this approach is well supported. The Tsleil-Waututh will have final approval of the architectural design theme to ensure that an appropriate Coast Salish "face" is put on newly developed facilities in the Park.

The initial impetus to develop a plan for the Park originated from the need to protect its archaeological resources. All facilities and structures in the Park are planned to minimize any impact to the archaeological deposits at Roche Point and along the Malcolm Lowry Trail.

The vision and principles of the Master Plan also express a commitment to sustainability and green buildings. Approaches to achieve sustainable best practices during Master Plan implementation should include:

- Pursuing LEED certification for new major buildings
- Reducing the area of impermeable surfaces in the Park by building on the footprints of already impermeable areas
- Collecting rainwater from roofs and parking lots and filtering it before it returns to the ground (storage of rainwater for use in irrigation is strongly encouraged)
- Managing stormwater without the use of underground pipes through swales, rain gardens, French drains, and other techniques.
- Using local and recycled building products for construction projects
- Facilitating access to the Park by foot, bicycle, and transit, and not adding any further parking spaces than currently supplied

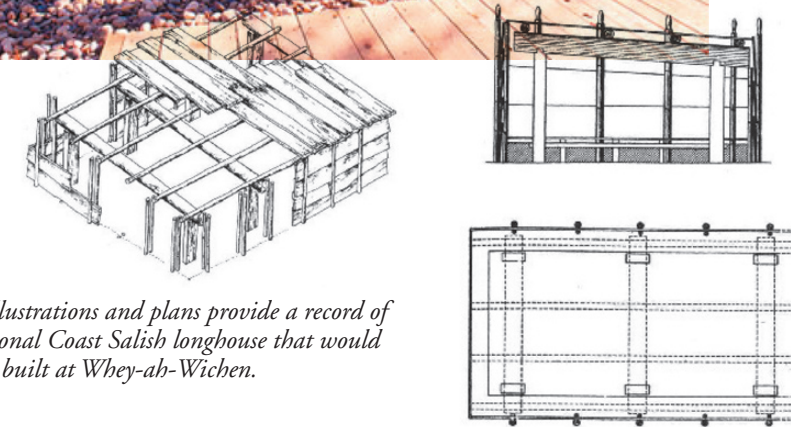
### Structures at Roche Point

The focus for new structures and for interpretation of cultural resources is at Roche Point (other parts of the Park will see little new development).

#### *Feasthouse and Concession Complex*

A new central building complex is planned to replace the existing concession building. The building program identifies two building wings joined by a roofed

*First Nations House of Learning, UBC, incorporates Coast Salish building design.*



*Historic illustrations and plans provide a record of the traditional Coast Salish longhouse that would have been built at Whey-ah-Wichen.*

courtyard. One wing replaces the program that the current building contains, including the washrooms, change rooms, concession, and lifeguard office space. Plans include an expanded and improved concession to be operated by the Tsleil-Waututh with a menu that features salmon and other traditional Native foods.

The second wing will be the feasthouse with a room that accommodates meetings, educational activities, and gatherings, and provides the focal point for the interpretation of Tsleil-Waututh history, culture, and ongoing use of the Park. A new weather-protected, climate-controlled display area is planned for the historic checkerboard canoe. The current canoe shelter will then be demolished. The existing totem pole will also be removed and replaced with Coast Salish welcoming carvings at key points in the Park.





The courtyard space is envisioned as an open-air, but weather-protected area with tiered seating on the sidewalls. This space will be open to the outdoors at the front and back. Its function is based on the traditional feasthouse of the Tsleil-Waututh as a contemporary adaptation to accommodate group gatherings for educational events and celebrations.

### *Caretaker's Residence and Storage*

The caretaker's residence is in fair condition and will require repairs and upgrading in the longer term. It is retained in the Master Plan and, even after the relocation of the road and parking lot, continues to be well situated for visual surveillance of the most active part of the Park. When the new washrooms in the central building are built, the washrooms in the caretaker's building are planned for conversion into storage space for the Park's and Takaya Tours' needs. This decision is based on three considerations:

1. The central building is closer to the caretaker's residence than the existing washrooms at the concession
2. The playground is relocated southward
3. The Master Plan calls for a new washroom at the boat launch

Since this structure does not conform to the envisioned Coast Salish architectural theme for the Park, additional landscape screening that does not compromise the surveillance role of the caretaker is recommended. Alternately, the existing structure may be clad with a façade in keeping with the Coast Salish design theme.

### *The Stage at Roche Point*

The stage at Roche Point, used for special events, is in poor condition. It will be removed and replaced with a temporary stage that can be used when required by event programs.

### *Foreshore Structures*

Three structures are located near the foreshore of the Park; two are new: the longhouse and a small building near the boat launch. The existing picnic shelter will be retained.

### *The Longhouse*

The longhouse is intended to represent a typical Coast Salish structure. It has three bays with significant timber construction and is a roofed, but otherwise open air, pavilion. The longhouse will interpret the construction methods of the Coast Salish and may be constructed of eco-certified wood obtained from forests managed by the Tsleil-Waututh under the standards set by the Forest Stewardship Council. Its use will be as an alternate venue for group gatherings for Takaya Tours as well as other educational and social occasions organized by the Tsleil-Waututh.

### *Washrooms*

A new small building with convenient washrooms is planned on the west side of the boat launch ramp to address the needs of boaters.

### *Picnic Shelter*

The existing picnic shelter is well used and in a suitable location so, in the short-term, it is retained in the Master Plan with maintenance and upgrading as required to keep it in good condition. It will be removed and/or rebuilt in a new location at the end



*Picnic shelter*

of its lifecycle due to its proximity to sensitive cultural heritage resources. The longhouse and feasthouse add new space that is suited for group picnic use as well.

### *Pier/Wharf and Associated Boat Launch*

Boating facilities at the pier and boat launch attract substantial use. The boat launch is one of the few remaining locations on the North Shore waterfront where trailered boats of a wide range of sizes can be launched.

The pier was rebuilt fairly recently and is in excellent condition. The Master Plan adds a new finger float parallel to and inboard of the existing one. The water will be shallow at this float during low tides and it is intended for use by canoes, kayaks, and other small boats with shallow drafts. The new float, possibly to be constructed directly by the Tsleil-Waututh, will facilitate the canoe and kayak tours offered by Takaya Tours.

The boat launch is in good condition except for the portion that is in the water. The function of the ramp is compromised by its length at low tides. Deeper draft boats have problems launching at these times. Extension



of the ramp, so that it reaches further into Burrard Inlet and accesses deeper water, is desirable from the District's and community's standpoints. However, ramp extension requires approval from the environmental agencies responsible for Burrard Inlet.

It is recommended that the engineering and environmental approvals process for designing the erosion protection measures for the shore should also study and seek approvals for a design concept for extending and upgrading the launching ramp. A consideration in this engineering / design process should be to incorporate stormwater management best practices for the extensive hard surfaces of the ramp and its associated parking and access areas.

LOOP ROAD AND PARKING  
RELOCATED TO NORTH OF  
EXISTING LOCATION

RELOCATED CHILDREN'S PLAY  
AREA WITH DESIGN INSPIRED  
BY SITE HISTORY

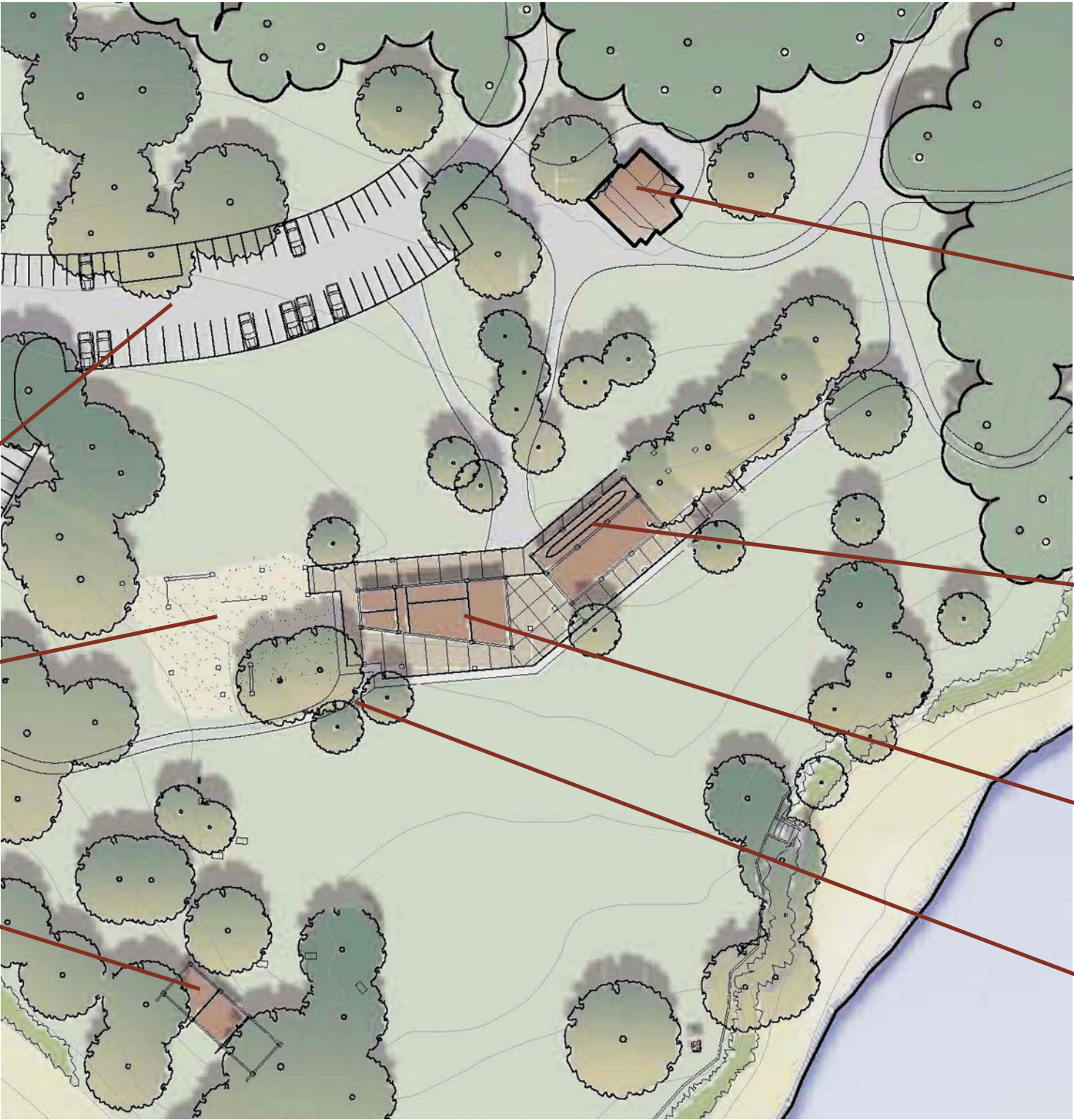
OPEN AIR LONGHOUSE  
BASED ON HISTORIC COAST  
SALISH STRUCTURES

CARETAKER / STORAGE

FEASTHOUSE WITH  
MEETING AND  
INTERPRETIVE SPACE AND  
DISPLAY OF HISTORIC  
CANOE

NEW CONCESSION,  
WASHROOMS, AND  
LIFEGUARD STATION

NEW TRAIL LINK



PROPOSED STRUCTURES AND UPGRADES AT ROCHE POINT





Structures at Little Cates

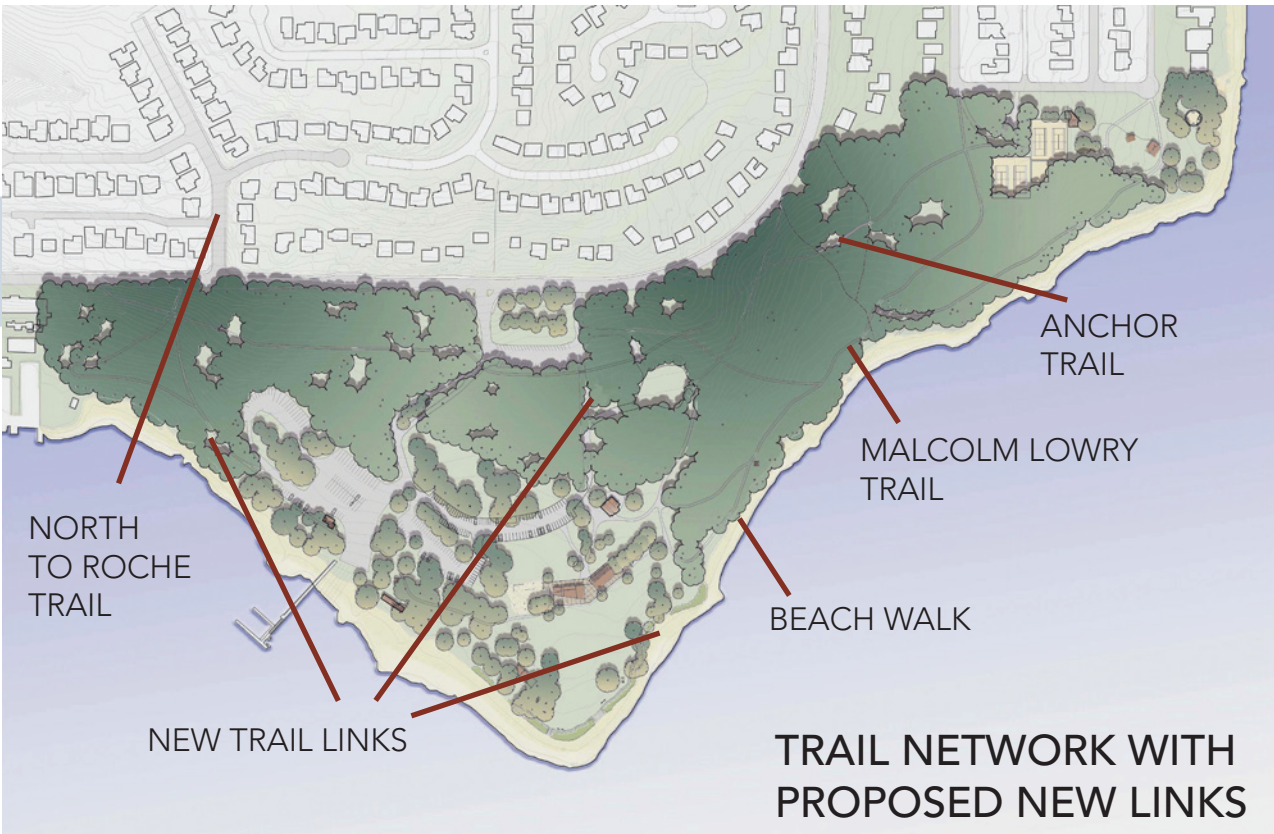
The washroom building at Little Cates needs to be enhanced, but remains serviceable and is needed at this location. The service kiosk in the central park and the pumphouse on the north edge of Little Cates are unattractive and overly prominent features that warrant screening with landscape to lessen their visual impact in the Park. The playground and tennis courts will be retained and maintained as required. The mill burner remnant is proposed for upgrading and further interpretation (refer to Section 5.0 for details).

6.3 Trails and Pathways

The trails and paths in the Park are simple in design and varied in character. During the public consultation for this and past Park studies, the community expressed support for trail design that minimizes impacts on the environment and provides access to destinations as unobtrusively as possible. Gravel and mulch surfacing suits the Park’s character. Previous suggestions of a seawall as a solution to foreshore erosion are considered too urban for a place that is appreciated for its remnant wilderness. In particular, the public appreciates the experiential quality of the Malcolm Lowry Trail. Rather than hugging the shore edge, the Malcolm Lowry Trail moves between “closed” forest and “open” forest where views over the water are selectively revealed.

Principles and Objectives

The Master Plan identifies a few short sections of new trail that will link existing trails in places where users currently walk across parking lots. Other trail



recommendations address the recommendations of the Environmental Assessment to direct park users along trails through sensitive areas that are currently subject to impact from off-trail activities.

Trail Planning and Design Standards

The design approach to trails in the Park reflects the current aesthetic and materials, and includes:

- Permeable surfaces, primarily in mulch but using gravel in areas of higher traffic
- Swales and cross-channels for drainage where needed
- Simple wooden bridges similar to those already in use to cross watercourses, bridge over exposed tree roots, or address uneven topography
- Wooden steps of split logs or rough planks to address slopes where erosion warrants such an intervention

Trail Implementation and Management

The overall trail network remains in place in the Master Plan. However, several new sections are added primarily to link those trails that currently end at parking lots and require that pedestrians and cyclists, as they traverse these lots, mix with cars. New planned trail links include:

- A link on the Anchor Trail to the south side of the upper parking lot near the entrance from Dollarton Highway
- A path extending westward from the Malcolm Lowry Trail in front of the central building complex and continuing westward to the boat launch
- A trail loop west of the boat launch that links to the Anchor Trail

The trail network is to respond to regional plans for trail connections—identified in the Seymour Local



Plan—westward along the waterfront, northward to the mountainside forests, and along the waterfront from Little Cates to Deep Cove. (Any plans for connection of the trail network through Burrard Indian Reserve #3 must have full consent of the Tsleil-Waututh.)

Current park regulations that allow on-leash dogs only on the Anchor Trail and permit both pedestrians and cyclists on all trails are not changed by the Master Plan. Trail upgrading is a priority in two forested areas identified as sensitive to impacts from users (refer to Section 4.6: Environmental Assessment). Trail upgrading will help to encourage people to stay on the trails in these forest zones. A combination of signs that direct people to stay on the trails, inform them of the environmental sensitivity of the area, and provide interpretive information about the natural history of the area along the trail is recommended to achieve appropriate trail usage (refer to Section 6.8).

## 6.4 Vehicular Circulation, Traffic and Parking

### Principles and Objectives

The Master Plan seeks to maintain the level of vehicular accessibility to, and within, the Park, as well as maintain the current number of parking spaces while reducing the total site area of impermeable paving surfaces and increasing safety and freedom of movement for park users.

#### *Entry, Welcome and Partnership*

For most users, the entry into the Park from Dollarton Highway is the gateway and welcoming site to the Park. The signage and way-finding strategies work with the road plan to ensure that access is clear and that visitors

are informed immediately of the joint collaboration of the District and Tsleil-Waututh in park management and programming.

#### *Road and Parking Reconfiguration Plan*

At both Public Open Houses, conceptual options for changes to the road pattern in the Park were illustrated and preferences among them sought from the community. The option selected for application in the Master Plan maintains a similar traffic flow pattern to the current situation, but shortens the road length by relocating the central parking lot to the north—in the vicinity of the existing children’s playground. All other parking areas will remain.

The park benefits by a significant reduction in the total surface area of pavement. This change creates a substantially larger area at Roche Point that is not bisected by roadway and, therefore, by moving vehicles. This provides a larger portion of the Park where children and others can move in greater safety among park attractions. The number of parking stalls in the Park will not change.

There is potential to change the access route to the northeast parking lot and downgrade the current roadway to a pedestrian/cyclist trail to further reduce the paved area in the Park. A more sustainable strategy is suggested for this parking lot involving the use of a more permeable paving or a reinforced grass surface for stormwater infiltration. This strategy would be more successful if this lot were managed for days of heavy parking demand only, including special events and summer weekends.

Once the road is reconfigured, the footprint of the old road and parking layout becomes the site for the new central building complex and relocated children’s

playground. These new park facilities have less impact on environmental and archaeological resources than they would on a landscaped area. The row of “Plane” trees within the median of the existing parking lot are retained in the conceptual plan for the new feasthouse/concession structure.

#### *Parking, Roadway and Vehicular Management Plan*

The key concerns regarding vehicular and parking management are parking demands during special events that exceed regular stall parking capacity and parking for vehicles with boat trailers. Event planning should involve transit and shuttle buses to limit the number of cars in the Park and continued application through District staff who coordinate special events in District venues is recommended. When the central parking lot is reconfigured, consideration should be given to creating more parking spots that can accommodate vehicles with trailers attached.

#### *Alternative Development Standards and Environmental Sustainability*

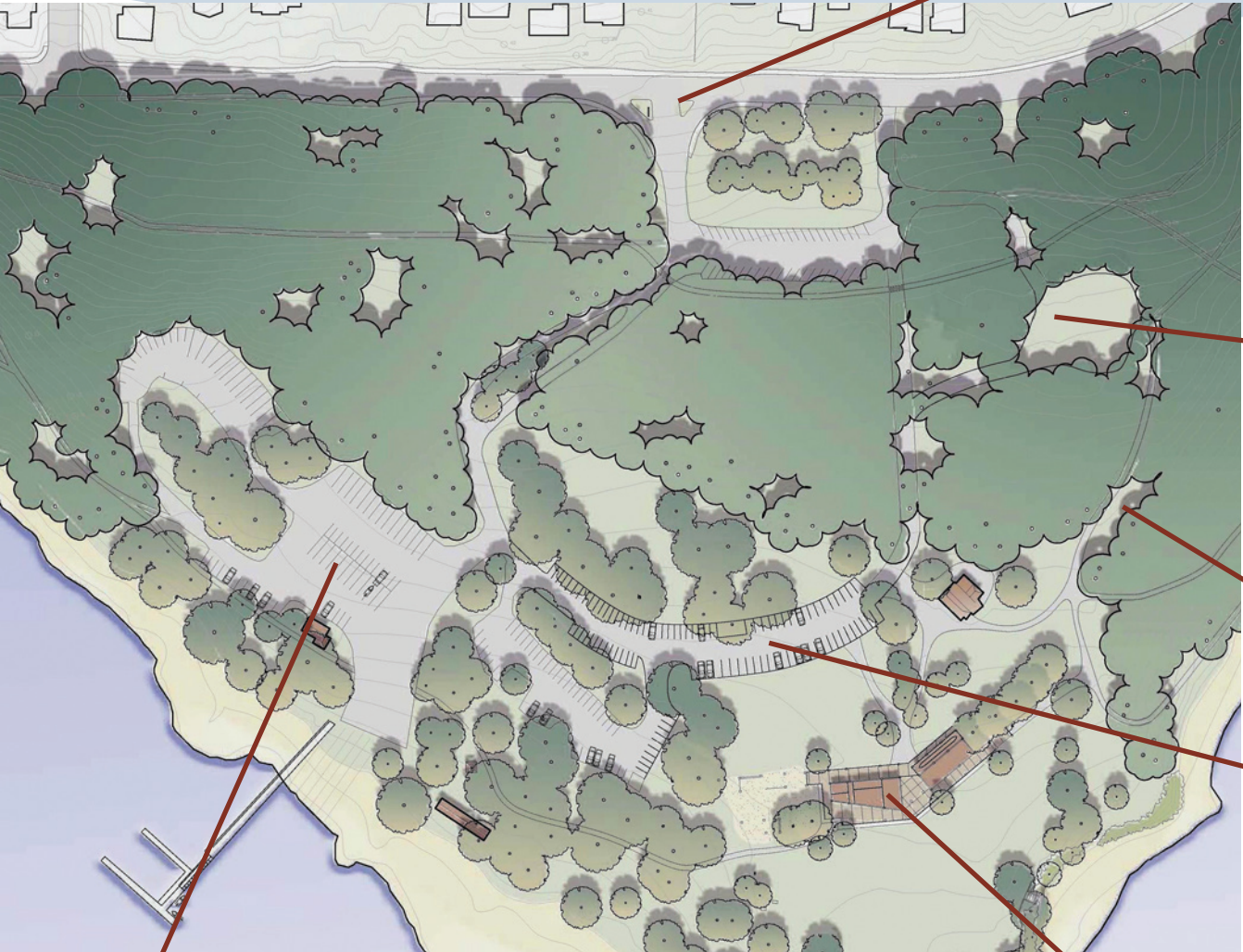
The detailed road design process should address environmental sustainability through alternative development standards and best practices, including:

- As narrow a roadway width as permitted by District standards and without curbs
- Stormwater management through swales and French drains rather than underground pipes
- Filtration of water from paved parking areas prior to release into the ground
- Consideration of the use of permeable paving for new parking lots, especially those in locations that are used mostly at peak times





ROAD AND PARKING PLAN



PARK ENTRY LOCATION  
UNCHANGED (INSTALL GATE  
FOR PARK CLOSURES

OVERFLOW PARKING:  
POTENTIAL FOR  
PERMEABLE  
SURFACING AS FUTURE  
SUSTAINABILITY  
FEATURE

RETAIN ROAD AS  
SERVICE ROAD AND  
TRAIL

LOOP ROAD AND  
PARKING RELOCATED  
TO NORTH OF EXISTING  
LOCATION

PARKING LOT IMPROVED  
AND MORE SPACES FOR  
BOAT TRAILERS ADDED

NEW CONCESSION LOCATED  
ON FOOTPRINT OF REMOVED  
PARKING LOT

6.5 Views and View Management

The views from the beach and the open meadow areas at Roche Point and Little Cates are beautiful panoramas that encompass the south shore of Burrard Inlet and the entrance to Indian Arm, as well as a mix of industrial, residential, and Park and conservation area land uses.

The major view corridors at Roche Point (V1) and Little Cates (V2) should be managed to retain relatively unobstructed views from both the beaches and from the open meadow areas at the top of the foreshore banks. Understorey vegetation should be kept low, below waist height and trees should be primarily deciduous so that views are open below their branches. This understorey can also be managed to discourage public access to areas of foreshore erosion that periodically reveal cultural heritage resources. View management will be achieved in conjunction with an effective forest management program (see Section 6.6).

The view experience within the forested parts of the Park near the foreshore should be managed to permit a sequence of experiences from being enclosed in the forest without an outward view to emerging at separated viewpoints to places where a more sweeping and dramatic view is available. The vegetation management strategy in these areas permits a denser understorey and a larger component of evergreen trees.



## 6.6 Upland Environment and Forest Management

In order to minimize damage to existing trees, the Master Plan generally places all new facilities on existing clearings and on the footprints of already disturbed sites. Trails are extended throughout the Park and users should be encouraged, through management practices, to stay on trails, especially in the forest zones with higher sensitivity (refer to Section 4.6).

A program to address the substantial amount of invasive plant species in the Park should be developed and might best involve local residents. (Other parks have used volunteer community groups, trained at work parties, to assist in removing targeted species such as English ivy and Himalayan blackberry.) The current management attitude is to also keep forest areas naturalized with an informal appearance (i.e., retain fallen trees and stumps as part of the forest's ecology). Some parts of the forest are overly mature. Planting young and appropriate native tree species should be pursued to ensure a mix of species and a native forest in different seral stages. This is especially true where naturally seeded trees are not occurring in sufficient numbers or have been impacted by park users.

The District has developed Best Management Practices for other municipal parks with significant ecological values. Overall goals relevant to Cates Park / Whey-ah-Wichen include:

- Protecting and enhancing overall ecosystem integrity and biodiversity



- Addressing hazard trees, such as potential fire hazards near residences

Implementing a long-term program of ecologically sensitive thinning and seedling planting to replicate natural successional processes.

## 6.7 Marine Environment and Foreshore

The marine and foreshore environment along the waterfront of the Park has changed substantially over the last few decades. The foreshore has eroded a considerable distance from its previous location (as per the memory of certain Joint Steering Committee members) and has lost much of its diversity of marine and beach species, including the large kelp beds that historically lay off the eastern shore.

The environmental assessment mapped key locations along the shore and identified the marine environment as having higher sensitivity than the surrounding sections of beach. Therefore, the access points to the beach will be consolidated into fewer locations and designed with stairs, railings, and upland barrier plantings to keep users away from sensitive areas. One highly sensitive area (C2) will have access removed completely to protect this rich marine environment at the mouth of a culverted freshwater outlet west of the pier.

The strategy for foreshore protection and elimination of further erosion requires further study beyond the scope of the Master Plan. Developing an erosion strategy also requires consultation with experts in both foreshore engineering and the senior government waterfront approvals application processes. An engineering study for foreshore remediation is the highest priority action for continued District/Tsleil-Waututh collaboration and stewardship resulting from the current planning process (refer to Section 7.2).

It is critical that future strategies consider the importance of the beach as a primary recreational venue and asset for the Park. Consequently, the engineering of the foreshore should achieve a naturalized appearance, rather than a human-made, repetitive, and even appearance. Ideally, foreshore engineering should include a variety of different technologies—some sections may be protected with in-water methods and some with on-land armoring. Users can then experience different beach and foreshore conditions in different places and match their activities to suitable areas. For example, in-water methods are likely not desirable for scuba diving.







6.8 Interpretive Graphics and Way-finding

6.8.1 Graphics Approach

This section presents the colours, fonts, shapes and patterns, and hierarchies that make up the graphics approach. A sample of each type of graphic panel is provided. Each type of graphic panel occupies a certain level within the hierarchy for information/directional signage or the hierarchy for interpretive graphics.

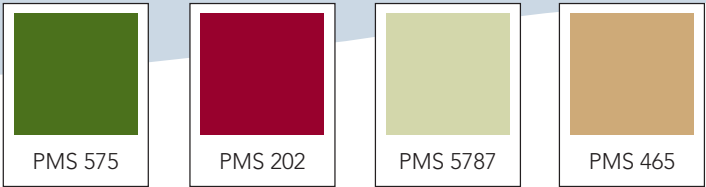
Colours

The selected colour palettes were inspired by the Park’s natural and cultural features, mainly Tsleil-Waututh art. For example, blues and greys represent water and shoreline. Greens and cedar reds represent the forest, while red with black represents the Tsleil-Waututh. Features such as the weathered concrete of the sawmill burner or subtle tones of driftwood and pebbles inspired the softer accent colors.

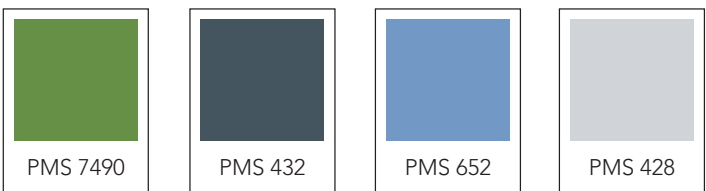
Colour Studies: based on images of key areas at Cates Park / Whey-ah-Wichen



Roche Point + Forest/Trail



Nearshore/Intertidal Zone



Tsleil-Waututh Story



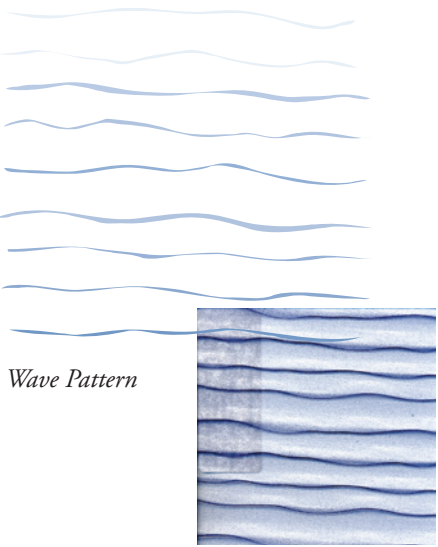
Fonts

Fonts from the Fairfield and Trade Gothic families are proposed. They are very legible, clean, and contemporary, and provide just the right contrast to balance the panel shapes and designs.

Shapes and Patterns

The graphic panels’ shapes and use of different patterns are inspired by natural patterns found in the Park and the Tsleil-Waututh’s material culture (e.g., wave and bark patterns and cedar planks once used for Coast Salish houses). The actual shapes and sizes will be coordinated with the natural settings, architecture, and any exhibits.

Mill Burner Texture



Western Hemlock Transverse Section

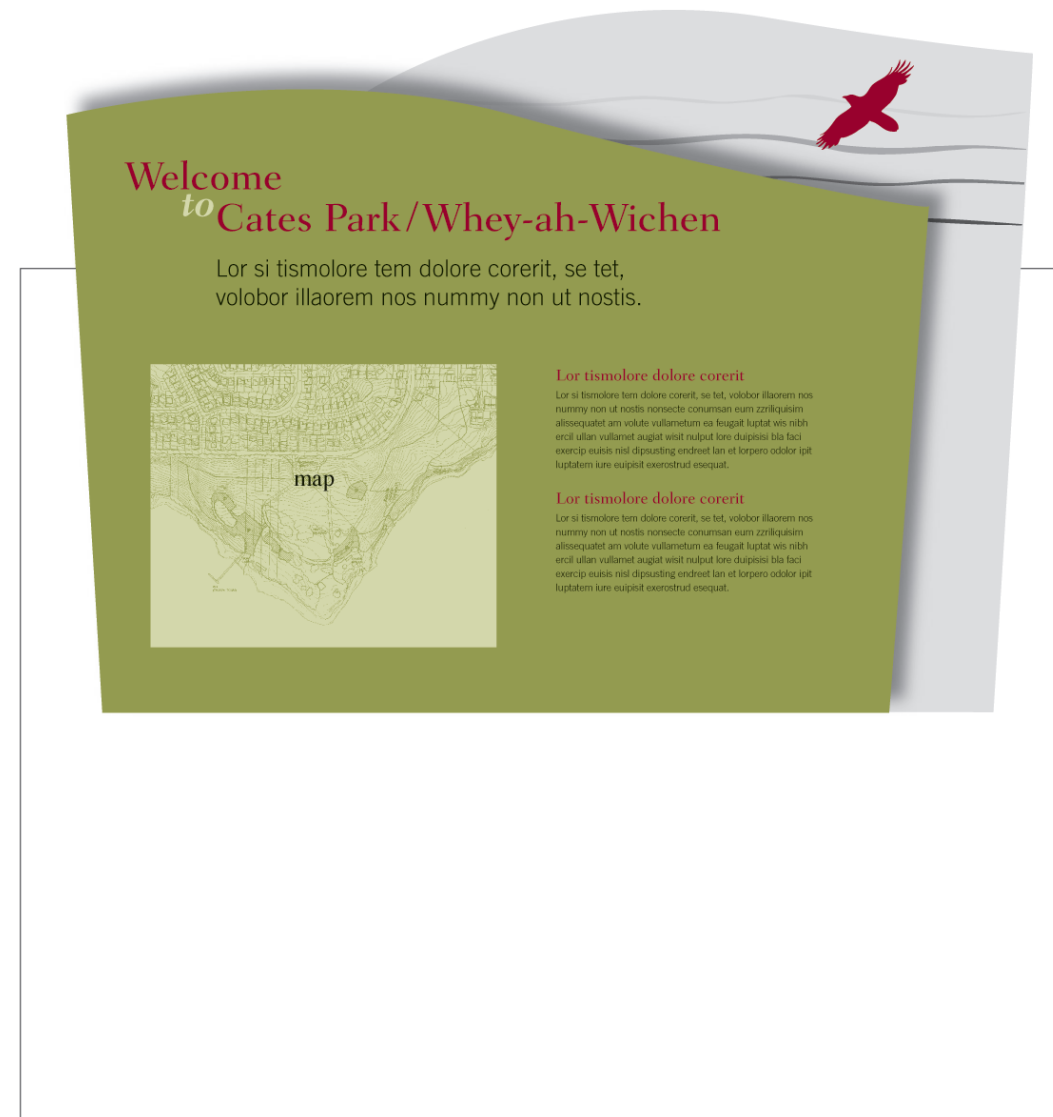
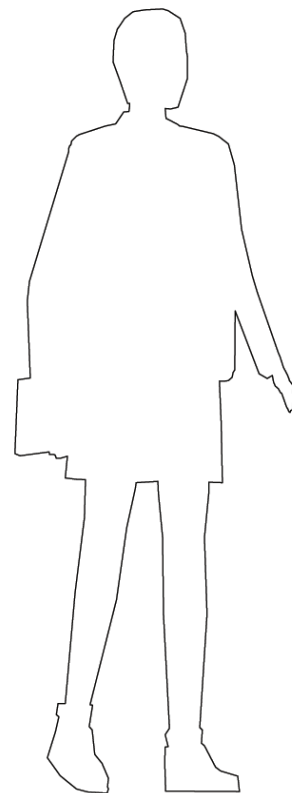




### *Hierarchy for Information and Directional Graphics*

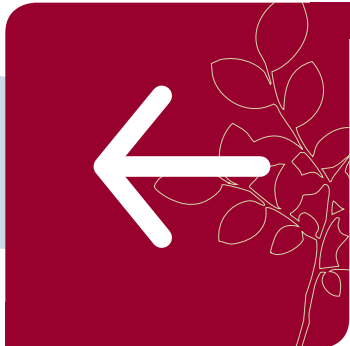
Ideally, there will be an order in which park visitors notice and read the Park's graphic panels. The information and orientation graphics, designed for the entrances and cross-roads areas in the Park, have a separate hierarchy from the interpretive graphics. However, all graphics are complementary and work within the graphics approach.

The information and orientation graphics follow a four-level hierarchy. The entrance sign is the first panel in the hierarchy. The second largest panel is a Park information sign, which welcomes visitors, presents a Park map, and provides Park highlights. The next level down in the hierarchy is a directional sign located at "cross-roads". These graphics point out which way visitors are to go to arrive at different park destinations. The last panel in the information/orientation hierarchy is a small arrow sign (to locate on trails). These directional arrow signs can point visitors in the right direction.

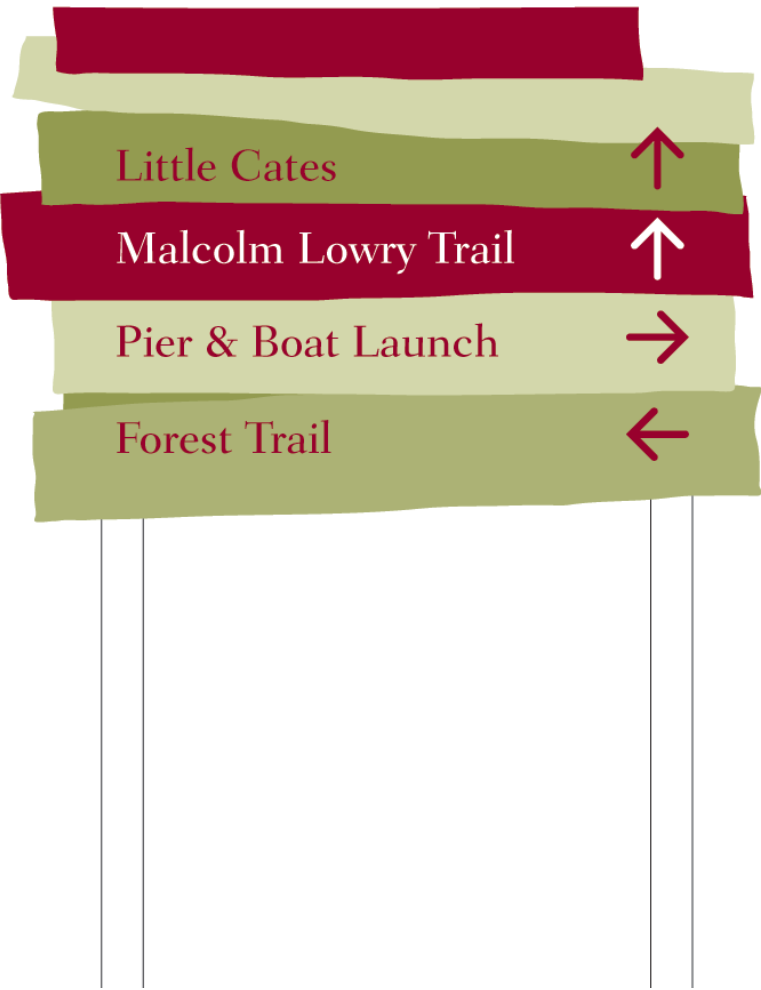


*Park Information Sign*





Directional Sign on Trails



Directional Sign

Hierarchy for Interpretive Graphics

Interpretive graphics also follow a hierarchy. The largest panels are used to identify an area or themed interpretive node. These large panel types stand out and are noticed first. Panels that present a “big idea” or sub-theme for a themed interpretive node, at Little Cates and Roche Point, occupy the next level down in the hierarchy. These are called “large story panels” and convey content related to the interpretive node’s main theme.

Exhibits displaying artifacts and art, if presented within the Park buildings, require labels. Occupying the lowest level within the hierarchy, these small artifact labels are designed to recede into the exhibit and allow the exhibit setting, model, or artifact to attract focus. Exhibit backdrops, such as murals, are miscellaneous graphic elements.

As visitors wander away from the themed interpretive nodes and into the forested and shoreline areas of the Park, interpretation is conveyed using “small story panels” and plant ID “labels”. These smaller panels present stories relating to natural features, ethnobotany, and recreational opportunities within the Park.




A. Introductory Panel

NOTE: Sample graphics are for illustrative purposes only






B1. Large Story Panel




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C. Small Story Panel



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### Living Between the Tides

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D. Label



### Western HemLock

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B2. Large Story Panel

### Canoe Culture

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### The Spirit Within

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### A Boat of Many Uses

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M. Mural



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NOTE: Sample graphics are for illustrative purposes only





## 6.8.2 Interpretive Zones, Themes and Media

For most of the different interpretive areas within the Park, the media is largely graphic-based. The two themed interpretive nodes—Roche Point with its new “Coast Salish” buildings and Little Cates with its sawmill burner remnant—provide opportunities to cluster graphic media and/or display artifacts and art within an exhibit setting. The diagram below outlines the proposed media for each interpretive zone in the Park as related to the zone’s themes and messages.

### Media

- Small story panels
- Plant ID labels

### Themes/Messages

- The forest offers habitat to a variety of plants and animals.
- The Tsleil-Waututh have used many of the area’s natural plant resources for food and medicinal purposes, and hunted game in the past.
- Second growth forests in the Park show evidence of logging.

### Media

- Entrance sign
- Orientation and directional signage
- Large and small story panels

### Themes/Messages

- The park offers access to the shoreline, marine resources, and many recreational opportunities, including boating, fishing, hiking, picnicking, and swimming.
- Stewardship is necessary to maintain the Park’s natural areas and recreational values for generations to come.

### Media

- Entrance sign
- Orientation and directional signage

### Themes/Messages

- Welcome to this special place.
- The District of North Vancouver and Tsleil-Waututh First Nation are partners in managing this park.

### Media

- Intro panel
- Large story panels
- Mill burner foundation

### Themes/Messages

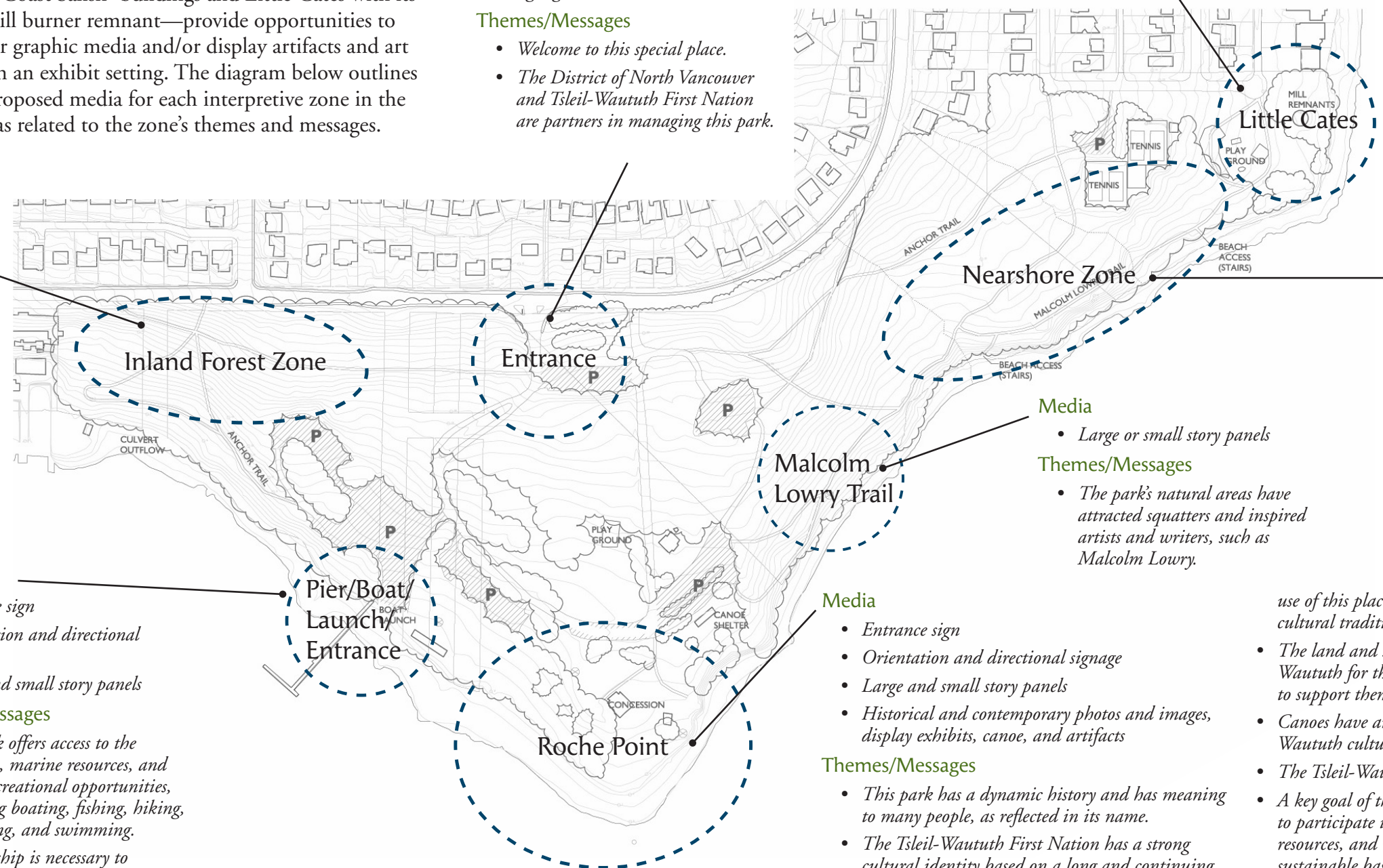
- Over time, these shores have attracted many groups: from First Nations to early settlers and squatters to resource industries.
- Residents of this area are working to build relationships and partnerships to sustain a healthy, livable community.

### Media

- Small story panels
- Plant ID labels

### Themes/Messages

- The climate and geology of the region help create the Park’s habitat, which once supported diverse wildlife.
- The native flora and fauna in the Park have been affected by human activity.
- The nearshore and intertidal zones provide habitat to a variety of plants and animals.
- The Tsleil-Waututh have harvested many of the area’s natural food resources, including clams and mussels.



### Media

- Entrance sign
- Orientation and directional signage
- Large and small story panels
- Historical and contemporary photos and images, display exhibits, canoe, and artifacts

### Themes/Messages

- This park has a dynamic history and has meaning to many people, as reflected in its name.
- The Tsleil-Waututh First Nation has a strong cultural identity based on a long and continuing

use of this place and region, as is evident in their cultural traditions, history, and archaeology.

- The land and sea has sustained the Tsleil-Waututh for thousands of years and continues to support them.
- Canoes have an important role in Tsleil-Waututh culture.
- The Tsleil-Waututh culture is a living culture.
- A key goal of the Tsleil-Waututh community is to participate in restoring and protecting natural resources, and utilizing natural resources on a sustainable basis.



## 7.0 Implementation, Phasing, Costing, Development and Management

Section 7.0 is intended to provide clear direction on priorities, phasing, next steps, policy directions, funding strategies, and monitoring for the Master Plan.

### 7.1 Program, Structures and Facilities

#### 7.1.1 Park Structures and Facilities

Building improvements are the most expensive of the higher priority recommendations of the Master Plan and their timing is dependent on budgeting and funding strategies. The largest project is the replacement of the existing concession building with the planned feasthouse complex. This project triggers a number of related improvements including:

- Relocation of the loop road and associated parking lots
- Closure of the washrooms in the caretaker's building
- Relocation of the children's playground to its planned location
- Removal of the shelter for the checkerboard canoe
- New trail links at Roche Point
- Upgrading utilities and services to current District standards

A detailed architectural study will identify the building program, design, and costs for construction related to site works and servicing. The scale of this building project will be based on the initial budget and review of funding sources.

Two building projects are independent of the central complex: (1) the small washroom and storage building at the head of the boat ramp, and (2) the longhouse. Both projects benefit Takaya Tours and the public at large, and are recommended for implementation as soon as budgeting allows. In particular, the longhouse will assist Takaya and other groups involved in park interpretation in the intervening years before funding has been consolidated for the major building project.

In the long-term, park budgets should include funds to maintain the caretaker's residence and convert its washrooms for park storage purposes and, eventually, to upgrade the washroom building at Little Cates and the picnic shelter at Roche Point.

Recreation facilities identified in the Master Plan for upgrading include the playgrounds at Roche Point and Little Cates, the tennis courts at Little Cates, pier expansion, and the repair and extension of the boat launch ramp. Implementation of a new playground at Roche Point will be triggered by development of the feasthouse and concession complex. The cost of the feasthouse and concession complex will be part of the detailed budgeting process for this project and may range considerably in magnitude depending on available budget and the priority assigned to it through the design development process.

#### 7.1.2 Interpretation and Special Event Programs

A more detailed study of the interpretive and signage elements of the Master Plan is recommended in Section 7.2.1. This study will establish the details of budget and phasing for a coordinated program to address cultural resource and natural history interpretation, as well as orientation and regulatory signage.

#### 7.1.3 Natural Environment

A majority of the Park will remain as forest with a limited program of trail use and interpretation of its ecological features. The responsibility for maintenance and enhancement activities in these areas will be undertaken in partnership between the District park staff and the Tsleil-Waututh. Several trail improvement projects have been identified as priority projects and are discussed in Section 7.1.7. Other projects and directions for improving the environmental values of the Park—identified through the environmental assessment and park planning processes—include:

- Organizing volunteer community events on a regular basis, to remove invasive species from forested areas
- Planting native understory species along streams in the Park to serve as barriers to movement, in order to protect the water quality and ecological values of these streams
- Retention of tree stumps and some forest debris to provide nurse logs and ecological niche opportunities typical of the West Coast rain-forest habit
- Protecting selected small trees to help ensure forest regeneration and progression towards a climax forest





## 7.1.4 Marine and Foreshore Investigations

The loss of land from the foreshore of the Park has been a cause for serious concern for many years and was part of the rationale for the current park planning process. While the Master Plan has identified a number of directions for foreshore stabilization and remediation, the issue of foreshore erosion requires a full study with engineering expertise to resolve the preferred approaches among available options (refer to Section 7.2.1 for detailed study recommendations).

## 7.1.5 Parking and Roadways

The existing network of road access and parking is adequate and in good condition. Work on these park facilities is not a priority until the feasthouse/concession project is undertaken, at which time the road and parking reconfiguration illustrated in the Master Plan will need to be implemented.

## 7.1.6 Signage Design & Development

Concurrent with the architectural design of the central building complex, the interpretive component for the interior and exterior spaces should be undertaken so that ideas for interpretation can be integrated into the architecture to achieve a coherent and optimal design (refer to Section 6.8 for a description of the interpretive and signage/wayfinding programs and conceptual design approaches).

## 7.1.7 Trails and Pathways

Some of the trail improvements in the Master Plan are readily implemented in the short-term and are relatively low cost and high priority elements. Other trail components are best implemented in conjunction with

construction of new structures and the planned road and parking relocations.

Immediate action should be taken for the following trail projects:

- On the Anchor Trail, provide a new link to the south of the entry parking lot so that people are no longer directed to walk through the lot. Attention should also be given to trail upgrades in the vicinity of the two watercourses west of Little Cates to minimize impacts of trail crossings on riparian conditions and to use supplemental plantings of native species to keep park users from walking within or immediately along the watercourses.
- At the Park entry, upgrade the path that has been worn by pedestrians at the entry from Dollarton Highway to a trail standard equivalent to other trails in Cates Park / Whey-ah-Wichen.
- Upgrade the loop trail within the environmentally sensitive Douglas-fir / salal zone at the west end of the Park, with an emphasis on keeping users to the trail and removing access to the beach near the culvert (due to its environmental sensitivity).

The new trail link between the Malcolm Lowry Trail and the boat launch should be designed and implemented in conjunction with implementation of the new central building and related road and parking restructuring.

## 7.1.8 Archaeological Site Management

All of the development plans for the Park have been designed to minimize possible impacts to the archaeological sites at Roche Point and along Malcolm

Lowry Trail. The Joint Committee will also ensure that future design plans give due consideration to the protection and preservation of these cultural remains. It is especially important that any burial remains are dealt with in a respectful and culturally sensitive manner.

An archaeological impact assessment will need to be undertaken prior to the implementation of these plans. This assessment will make recommendations for mitigation of any site deposits that cannot be avoided during the construction phase.



*Archaeological testing at picnic shelter*



## 7.2 Priorities and Phasing

Priorities for the Park emerged as a result of seeking input from the community and the Joint Committee during the planning process. Some of the Master Plan's major components may be funded from sources other than the District and the Tsleil-Waututh. The timing of external funding is dependent on many factors. A new partnership or significant grant could alter the currently planned phasing and order of priorities for implementation.

Three key areas are identified as priorities for action:

- More detailed study of the progressive erosion of the foreshore, especially along the eastern beach and at Roche Point
- Trail completion and upgrading
- Building improvements and associated cultural and resource management assets

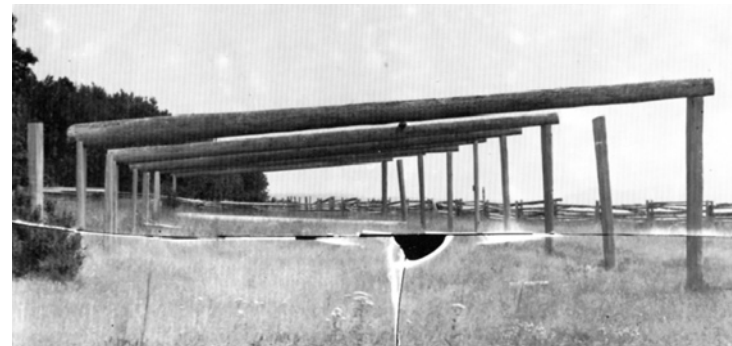
### 7.2.1 Detailed Planning Studies

The Master Plan provides a framework for the future. More planning studies are required to identify and detail implementation strategies that follow this Master Plan's recommendations. The timing of these studies will be dependent on funding availability.

#### *Architectural Design of the Feasthouse / Concession / Washroom Complex*

The design of the feasthouse complex and the longhouse should be tracked together to be cost-effective. Both designs should be informed by a thorough study of the historical record of traditional Coast Salish structures and villages in waterfront

locations. The longhouse is envisioned as an open air, roofed structure that closely resembles a traditional Coast Salish structure—but without its temporary wall panels installed. The feasthouse complex, in contrast, is intended as a contemporary piece of architecture that expresses and interprets Coast Salish forms—in a modern, climate-controlled building.



*Abandoned frame of a Salish shed roof house at Lummi, Washington*

The sketch concept, developed during the Master Plan process, identified a cluster of buildings on the existing parking lot footprint. The shape of this footprint influenced the resulting angled relationship. The western building encloses the concession, washrooms and change rooms, and the office / storage for the lifeguard. The eastern building is anticipated as a combined program of interpretation, canoe display, and educational / gathering / meeting space.

Between the eastern and western buildings, under a unified shed roof, is a space inspired by the traditional Coast Salish feasthouse. This space is designed to have tiered seating, with wood on the exterior walls of the adjacent buildings and an opening to a deck (on the waterfront side). The row of "Plane" trees are retained to the east, which help set the geometry of the eastern building. Loading and fire access is via a bollarded gravel path that connects to the loop road.

The program and design expression will evolve through design development and through a review process that represents the District, the Tsleil-Waututh, and Takaya Tours.

#### *Related Engineering and Landscape Design*

Concurrent with the architectural design process, and preferably managed through the architectural consultants, detailed engineering design work should be undertaken for the relocated roads and for site and building servicing. A landscape architect should also be part of the project team with terms of reference that include working with the engineers to design the new parking and road layouts and their landscape treatments, designing the new children's playground, and developing an overall landscape scheme for the affected redevelopment area.

#### *Environment and Foreshore Engineering, Boat Launch, and Environmental Study*

The high priority of foreshore remediation was recognized during the initial scoping of this Master Plan. At that time, it was agreed that an engineering study of the foreshore would be more focused and effective if informed by this Master Plan. A foreshore engineering study remains a high priority for the Park.

It is recommended that an engineering team with expertise in foreshore projects lead this foreshore study. The engineering team's qualifications should include an understanding of ocean and wave conditions, the marine environment, and all available technologies for erosion control that could be applicable in the Park. The project team should also be familiar with the application process to the Burrard Environmental Review Committee (BERC) and have management of this approval process as part of their terms of reference. This study should be informed by the Master Plan with





respect to beach uses and access points—including analysis, recommendations, and approvals with regard to the extension of the boat launch (to access deeper water) and the new canoe and kayak finger on the pier. The siting of the longhouse may also require BERC approval, given its proximity to the foreshore.

### *Interpretation, Signage and Graphic Standards*

Although the Master Plan includes a detailed strategy for cultural and natural history interpretation and directions for the types and formats of interpretive media, a further study will be required to prepare detailed designs for tendering and implementation.

### **7.2.2 Planning Policy Development, Management and Operations**

Co-management of the Park continues to be the responsibility of the Joint Committee. They may delegate day-to-day project coordination to a specific Project Steering Committee for the supervision of projects, such as the design and implementation of new buildings, and the engineering study—as has been done for the current Master Plan. When a Project Steering Committee is not supervising major projects, District staff and the Tsleil-Waututh should bring decisions and issues to the Joint Committee for direction, on a regular basis.

All partners should agree on specific communications strategy to ensure that information on park issues and activities is shared in a timely way and that decisions are made on a collaborative basis. It is recommended that a staff representative be appointed by both the District and the Tsleil-Waututh to be the points of contact for all communications.

In addition to the management of upcoming detailed

studies, there are other Park initiatives that will be further discussed, and may include a review of co-management procedures of park programs and uses such as special events, educational programs, volunteerism, stewardship, public bookings, ecotourism, and film making.

### **7.2.3 Feedback and Monitoring**

An important aspect of joint management of the Park will be ongoing monitoring of facilities and programs, as well as responsiveness to feedback from users and neighbours. All feedback received by either District or Tsleil-Waututh representatives should be immediately copied to the other party through the appointed staff contacts and a coordinated response or further research undertaken.

### **7.2.4 Funding and Fundraising Strategies and Economic Collaboration**

Trail improvements, ongoing management and operations, and maintenance are anticipated to be budgeted through the District as part of financing the District's parks. Specific projects and events may involve partnerships and/or fundraising approaches.

It is anticipated that the collaboration between the Tsleil-Waututh and District will be instrumental in upcoming partnership and fundraising opportunities. These two parties have access to a range of potential funding sources from senior governments to non-profit foundations. The endorsement of the Master Plan by District Council and the Tsleil-Waututh Council is a key step in pursuing partnerships and fundraising opportunities. The completion of the Master Plan demonstrates feasibility and community support to move forward with implementation. The Executive



Linda Pederson

Summary can be used to help find financial support as a stand-alone précis of the Master Plan.

Within the context of the Cultural Agreement, the District and Tsleil-Waututh agree to work together to identify and encourage economic activities that meet the objectives of both partners. The collaboration is intended to facilitate participation in managing operational and capital projects, and to work in partnership to deliver programs in cost-effective ways to meet community needs. This collaboration will include a review of eco-tourism opportunities in the Burrard Inlet, Deep Cove, and Indian Arm areas. The goal is to create economic opportunities, shaped by local skills, knowledge, culture, and natural environment, which contribute to the quality of life for both Tsleil-Waututh and Seymour neighbourhood residents.



### 7.2.5 2010 Legacy

A key motivation to completing a Master Plan for the Park at this time has been to put the Tsleil-Waututh and the District in a strong position to take advantage of Master Plan implementation funding that may be available through infrastructure development programs associated with the 2010 Winter Olympics. A redeveloped Cates Park / Whey-ah-Wichen would become an important cultural attraction during the Olympic Games, and would also become a practical and long-lasting legacy of the Games after their conclusion.

There are few similar candidate projects that that would embody all the positive elements that are planned to exist in Cates Park / Whey-ah-Wichen. The project is based upon cooperation between a municipality and a First Nation, constructed with eco-certified wood products, interprets important aboriginal and settler history, and protects important cultural heritage resources. It is a key recommendation of the Master Plan that contact be made with government and 2010 Winter Olympics officials at an early date to ascertain the level of financial support that will be provided to a build-out of development components identified in the Master Plan.

## 7.3 Cost Estimating and Budgeting

Order of magnitude costs have been estimated on the basis of the best available information and are presented here. In the cases of major projects, additional planning and design work will be undertaken to refine the cost estimates and the project parameters on which they are based. In some cases, the budget is quite variable and will depend on the scale of the projects undertaken (e.g., children's playgrounds and interpretive displays). Other estimates are less flexible and largely based on area take-offs that are fairly standard (e.g., new trail sections, relocated road segments, and surface parking).



# Cates Park/Whey-ah-Wichen

Park Master Plan and Cultural Resources Interpretation Management Plan



## CATES PARK - PRELIMINARY COST ESTIMATE - REVISED APRIL 4, 2006

*Note: This estimate is based on a conceptual drawing - further design and costing will be required to develop more accurate costs*

### 1.0 DEMOLITION

Existing Canoe Shelter and Concession	75,000
Existing roadways and parking areas - remove asphalt and dump	85,000
Tree protection	5,000

### 2.0 STRUCTURES (see 13.0 for Site Servicing)

<b>2.1 Feast House, Concession, Washrooms</b>	2,450,000
Extended roof and boardwalk	700,000
Paving between structures	24,000
Concrete steps in front of building	100,000

<b>2.2 Long House</b>	
\$150,000 allowance	150,000

<b>2.3 Washrooms / Storage @ Boat Launch</b>	
	125,000

<b>2.4 Caretaker's Residence</b>	
Renovations - servicing not included	100,000

<b>2.5 Picnic Shelter and Site Furnishings</b>	
Upgrade	75,000

<b>2.6 Washroom Renovations - Little Cates</b>	
Renovations	100,000

<b>2.7 Service Kiosk / Pumphouse</b>	
Landscape screening	4,000

### 3.0 BOATING FACILITIES

<b>3.1 New Float</b>	
Concrete float with one pile	50,000

<b>3.2 Boat Launch Ramp Extension</b>	
Concrete paving	100,000

### 4.0 ROADWAYS + PARKING

Sub-grade preparation and dumping	75,000
Asphalt	80,000
Curbing	25,000
Lighting	15,000
Stormworks	100,000
Gate	30,000
Meadow parking area	
Surfacing - permeable material with minor organic content	5,000
Curbing	10,000
Seeding	1,000

### 5.0 PATHWAYS

Clearing + grubbing	25,000
Drainage	10,000
Sub-grade	38,000
Crushed rock with wood headers on geotextile	38,000
Crushed rock on existing road base	7,000

### 6.0 LANDSCAPE WORKS

Upgrading of meadow at Roche Point with Feast House implementation	50,000
Consolidation of beach access points and barrier landscape	
Stairs	45,000
Handrail at top of bank and for stairs	5,000
Planting	50,000
Benches + Picnic Tables	20,000

### 7.0 CHILDREN'S PLAYGROUND

Relocation and upgrading of central Children's Playground	150,000
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### 8.0 FOREST MANAGEMENT

Tree care - hazard trees and pruning, replacement planting	100,000
------------------------------------------------------------	---------

### 9.0 SHORELINE

Scope not defined. Range of \$150,000 to \$1,500,000.	Allowance	250,000
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### 10.0 SIGNAGE & GRAPHICS

Approx. 24 signs, various sizes	120,000
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### 11.0 CULTURAL RESOURCES IMPLEMENTATION

Roche Point	Allowance	50,000
Little Cates	Allowance	25,000
Upgrade of burner foundation	Allowance	75,000

### 12.0 DETAILED PLANNING / DESIGN STUDIES

Foreshore Engineering and Environmental Study	100,000
Engineering Design - Roads/Parking	35,000
Engineering Design - Boat Launch Ramp	20,000
Inland Forest Management Strategy	12,000
Detailed Education Programme Study -- in house by DNV and TFN staff	
Detailed Recreational Study -- inhouse by DNV staff	
Special Event Program Study -- inhouse by DNV staff	
Signage Manual and Graphic Standards	4,500

### 13.0 SITE SERVICING

To be determined, allowance	Allowance	200,000
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### ESTIMATED SITE DEVELOPMENT COSTS

5,913,500

### 14.0 CONTINGENCY - 20%

1,182,700

### TOTAL ESTIMATED SITE DEVELOPMENT COSTS

7,096,200

Not included except in Planning and Design Studies (12.0):  
Consultant fees (Engineering, Architectural, Landscape, Arborist, Archaeologist)



