



District of Sooke

Parks & Trails Master Plan

FINAL PLAN

March 2009



ACKNOWLEDGEMENTS



March 2009

This Parks and Trails Master Plan has been prepared for the District of Sooke by HB Lanarc Consultants Ltd. The project was conducted with the assistance and guidance of Katherine Lesyshen, Planner and Gerald Christie, Director of Planning. The support and commitment given by Katherine and Gerald, along with District of Sooke staff, have been central to this project.

Multiple Stakeholders were called upon to provide direct and meaningful input into the development of this plan including members of the following organizations:

- The Sooke Community Association
- T'Sou-ke First Nation
- SEAPARC
- Juan de Fuca Community Trails Society
- Sooke Bike Club
- CRD Parks
- The Land Conservancy
- School District #62
- Juan de Fuca Parks & Rec Commission
- District of Sooke Mayor & Council
- District of Sooke Staff

The input provided by these groups provided clear direction and ideas for the development of the plan. Thank you for contributing your time to help develop and review this plan.

To the many Sooke residents and visitors who gave their time and shared their ideas in the development of this plan through public open houses, emails and the public questionnaires – thank you for providing us with your insights. We hope we have done them justice in this plan.

The consulting team:

Jana Zelenski, Landscape Architect, HB Lanarc
Doug Backhouse, Landscape Architect, HB Lanarc
Amy Gore, Student Landscape Architect, HB Lanarc

EXECUTIVE SUMMARY





The District of Sooke is a growing community located in the western portion of the Capital Regional District. Like other areas of the CRD, Sooke is experiencing growth and development and this growth will continue into the future. The District of Sooke, recognizing the need to develop an outdoor recreation network that grows and evolves alongside the population, initiated a Parks and Trails Master Plan in the spring of 2008.

The intent of this project is to analyze the existing outdoor spaces network in the District of Sooke and develop a comprehensive strategy to guide future decisions for parks and trails, identify opportunities for acquisition, priorities for expansion of the system and distinguish the trends and demands that will determine the future for outdoor recreation in Sooke.

This plan is designed to assist the District in prioritizing the short and long-term needs for parks and trails, and will facilitate budget planning, acquisition strategy, funding application and park improvement planning over the next 20 years.

A vision statement is a guiding principle by which decisions about parks and trails are made and which can measure progress and success as the Parks and Trails Master Plan unfolds. The detailed recommendations outlined in this plan respond to the following vision created for parks and trails:



The people of Sooke are at home in their niche between urban and rural landscapes, comfortably nestled between ocean and forest. Our community aspires to create a safe and sustainable system of parks and connecting trails that:

- *Respect ecological values;*
- *Integrate culture and history;*
- *Support economic prosperity; and*
- *Encourage a healthy, active community.*

This vision statement is the result of input received from key stakeholders and the public during the public open houses and stakeholder meetings. The planning team worked together with staff, stakeholders and the public to identify goals, define potential parks and trails project ideas, set realistic priorities for undertaking projects, explore operational planning and provide recommendations for funding. The Parks and Trails Master Plan is a compilation of this process.

Based on the adopted vision, community consultation and stakeholder input, the Master Plan outlines a parks and trails strategy that proposes:

- 45 Capital Projects organized into 4 classes;
 - Class 'A' Projects: 1 – 5 years
 - Class 'B' Projects: 6 – 12 years
 - Class 'C' Projects: 13 – 20 years
 - Class 'D' Projects: +20 years
- 12 Operational Projects; and
- 11 Funding Strategies.

The Parks and Trails Master Plan will help guide Sooke to develop a system of parks and trails as a lasting legacy for both people presently residing within, and the future generations of Sooke.

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Part 1: INTRODUCTION





1.1 Purpose of the Plan

The District of Sooke is a growing community located in the western portion of the Capital Regional District. Like other areas of the CRD, Sooke is experiencing growth and development and this growth will continue into the future. The District of Sooke, recognizing the need to develop an outdoor recreation network that grows and evolves alongside the population, initiated a Parks and Trails Master Plan in the spring of 2008.

The intent of this project is to analyze the existing outdoor spaces network in the District of Sooke and develop a comprehensive strategy to guide future decisions for parks and trails, identify opportunities for acquisition, priorities for expansion of the system and distinguish the trends and demands that will determine the future for outdoor recreation in Sooke.

A Parks and Trails Master Plan is a strategic document that is system-wide in scope. It does not examine detailed planning for each park in the system; rather, it provides a vision and direction for the overall parks and trails system.

This plan is designed to assist the District in prioritizing the short and long-term needs for parks and trails, and will facilitate budget planning, acquisition strategy, funding application and park improvement planning over the next 20 years.

1.2 What are District Parks & Trails?

Parks and trails owned and operated by the District of Sooke are established to provide local, publicly accessible green spaces for the people of Sooke. These sites often have a variety of purposes: sports or passive recreation, environmental protection, access to shoreline or preservation of unique landscapes or historical features.

CRD Parks and Trails, Provincial Parks, TLC lands, Community Association Parks and other recreation areas are part of Sooke's larger recreation fabric, but are not operated by the District.

1.2.1 Benefits of Parks & Trails

It can be difficult to quantify the benefits of parks and trails in a community, but they are certainly worth investment and attention. Parks and trails contribute to many aspects of resident life and are essential to a community.



Parks and trails can inspire people to be active and healthy.

- **Community Health** – Parks and trails provide people with places to enjoy safe and convenient recreation. Health trends have shown a steady decline in activity levels of adults and youth, a related increase in health problems, and consequently increased health care costs. Physical activity has been consistently shown to reduce health risks. Access to parks and trails helps diminish physical inactivity and contribute to a healthier community.
- **Economic Development & Investment** – Parks and trails are considered a quality-of-life indicator for a community. Residents and businesses looking for a location that provides a high standard of living are more likely to consider a community with a well-developed parks and trails system.
- **Tourism** – A parks and trails system that offers unique and enjoyable outdoor experiences will bring tourism to a community. Activities like the Subaru Triathlon demonstrate Sooke's draw as an outdoor recreation

destination, and parks and trails infrastructure can improve outdoor tourism appeal.

- **Culture** – Parks and trails can help promote and preserve a community’s culture, both historic and modern. From the T’Sou-ke First Nation’s history to Sooke Harbour’s commercial history, Sooke can celebrate a fascinating cultural past. Parks can be used to protect and celebrate history and culture in a community. Parks can also be an outlet for new art; for example, art in parks is becoming an increasingly popular way to bring imagination and interest to people’s daily lives.
- **Social Interaction** – Parks and trails can be a focal point for a community. Outdoor open spaces serve as locations for the community to come together in an enjoyable, interactive setting.
- **Crime Prevention** – Programmed and unprogrammed recreation provides children and youth with a healthy, productive way to channel energy. Access to recreational resources in a community has been shown to reduce delinquent behaviour.
- **Transportation** – Trails provide opportunities for people to choose green transportation alternatives, contributing to a sustainable, healthy community.



A successful parks and trails system will accommodate all the people who live and visit a community.

1.3 Related Publications

Since its incorporation in 1999, the District of Sooke has taken an active role in studying the community to make informed decisions. The Parks and Trails Master Plan expands on work that has been completed to date.

Key studies and documents that provided information and direction for the master plan:

- An Accessibility & Inclusiveness Study for the District of Sooke (2008)
- A Sustainable Development Strategy for the District of Sooke (2008)
- A Guide to Walking and Recreation in the Juan de Fuca Electoral Area and the District of Sooke
- Let's Get Moving! CRD Transportation & Health Initiative Final Report (2007)
- Sooke & Region Community Health Initiative Final Report (2006)
- District of Sooke Design Guidelines (2006)
- Park Strategy Report (2005)
- Public Foreshore Access Report (2002)
- Preliminary Pedestrian Plan for the District of Sooke (2001)
- Sooke Downtown Strategy (1996)
- Sooke Electoral Area Long Range Plan: Public Open Space (1995)

For a brief description of each of these publications and its strategies key to parks and trails, refer to **Appendix A: Background Documents**.

1.4 The Study Process

The Parks & Trails Master Plan study was conducted in four phases, beginning in May 2008, concluding in February 2009.

Phase 1: Understanding the Current System

To begin developing a vision for the future of parks and trails in Sooke, we started by looking at what currently exists, using the following key steps:

- Start-up meeting with District of Sooke staff to clarify project objectives and develop a clear process.
- Identification of stakeholder groups to be invited to provide direct input into the plan.
- Assembly and review of background documents and digital GIS Data related to Sooke's parks and trails.
- Research of trends and demographics relevant to parks, trails and recreation in Sooke.
- Site visits and detailed analysis of all existing parks and trails resources in Sooke.

Phase 2: Community Outreach

The second phase focused on the future of parks and trails through the eyes of the public, stakeholders, district staff and all people interested in Sooke's parks and trails, using the following key steps:

- Meeting with stakeholders to discuss vision, issues and opportunities and potential improvement ideas.
- Development of mapping resources to identify parks amenities, describe issues and opportunities and draft preliminary parks improvement ideas.
- Development of a preliminary vision to guide decisions about parks and trails in Sooke.



An important component of this process was visiting and documenting all of Sooke's existing parks and trails to help build a complete picture of what is needed for the future.

- A Public Open House in which Sooke residents could review ideas, share thoughts and provide input on parks and trails.

Phase 3: Drafting a Plan

Using the information gathered in the first two phases, a Draft District of Sooke Parks and Trails Master Plan was prepared and reviewed, using the following key steps:

- Development of recommendations for improvements to existing parks, trails projects, acquisition priorities and operational projects for parks and trails in Sooke.
- A Public Open House in which Sooke residents could review the draft recommendations and help prioritize them, provide comments and suggest ideas that may have been missed.
- Summarization of all elements into a draft report prepared for district staff and stakeholder review.
- Assignment of preliminary budget estimation data to potential projects.
- Provision of a copy of the draft report to stakeholders for review and final feedback.

Phase 4: Finalizing the Plan

The last phase is to revise the Draft Parks and Trails Master Plan in response to the feedback received during Phase 3 and to finalize the report for presentation to Council, using the following key steps:

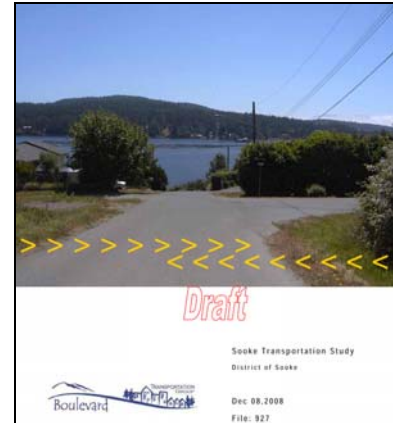
- Incorporate public and stakeholder feedback into the plan and develop the final Parks and Trails Master Plan.
- Provide the plan to District Staff for final review.
- Prepare plan for presentation to the District of Sooke Council.

1.5 Related Processes

The District of Sooke Parks and Trails Master Plan had the advantage of being developed alongside several other key planning processes occurring in Sooke. This multi-process approach provided opportunities to coordinate information shown in the plan with other planning initiatives.

Transportation Master Plan

Boulevard Transportation Group was retained by the District of Sooke to undertake a comprehensive transportation review of all roads, sidewalks and cycle lanes within Sooke. The pedestrian and cyclist networks were a key portion of this process and efforts have been made to coordinate trails planning in the Parks and Trails Master Plan with sidewalks and cycling lane planning in the Transportation Master Plan.



The Transportation Master Plan sets direction for Sooke's road networks, including accommodation of cyclists and pedestrians.

Sooke Town Centre Plan

Dennis Carlsen Consulting has been working with the District to develop a Town Centre Plan that outlines land uses, urban design and a street network that summarizes the concept for the town centre based on input from the community. The plan is being developed within the context of the Downtown Design Guidelines and the Official Community Plan currently being updated. Also included in the plan are Development Standards for the infrastructure and amenities that will be necessary to achieve the streetscapes identified in the Downtown Design Guidelines. The Parks and Trails Master Plan reflects the need for green spaces and pedestrian networks in downtown Sooke.



The Sooke Town Centre Plan addresses land use, urban design and streets for Sooke's future downtown.

Official Community Plan Review

Mazzoni & Associates Planning was retained to review Sooke's existing OCP. An OCP is the principle municipal planning tool that develops a vision for the future of the Sooke community and establishes a detailed set of policies



The Sooke OCP Review addresses changes in community composition and integrates the other planning processes into a cohesive plan for Sooke's future.

in a wide range of areas. The existing OCP was adopted in 2002, and since that time, the municipal boundary has expanded, a community sewer system has been established in the core and new growth and development pressures have emerged. This has prompted the need for an updated OCP that reflects the current vision of the community, and an OCP that will better position Sooke to respond to future opportunities and challenges. The OCP will work to integrate the information from the concurrent planning processes, including the Parks and Trails Master Plan.

Liquid Waste Management Plan (Rainwater)

The District of Sooke, with Downstream Environmental Consulting, RCL Consulting and Swell Environmental Consulting is undertaking an extensive three-stage process to address Liquid Water Management for Rainwater in Sooke. The plan introduces rainwater management issues to Sooke and considers potential actions for investigation. The final product of the Liquid Water Management Plan (Rainwater) will be a plan approved by the provincial government. The plan is to be adopted into the District of Sooke OCP. Rainwater Management and Parks and Trails overlap on multiple levels. Park designation can protect natural water systems from development or disturbance. Parks can accommodate rainwater management infrastructure for infiltration and water quality improvements prior to entering natural systems. Education, information, volunteering and funding are related components of both plans and points of convergence should be explored.

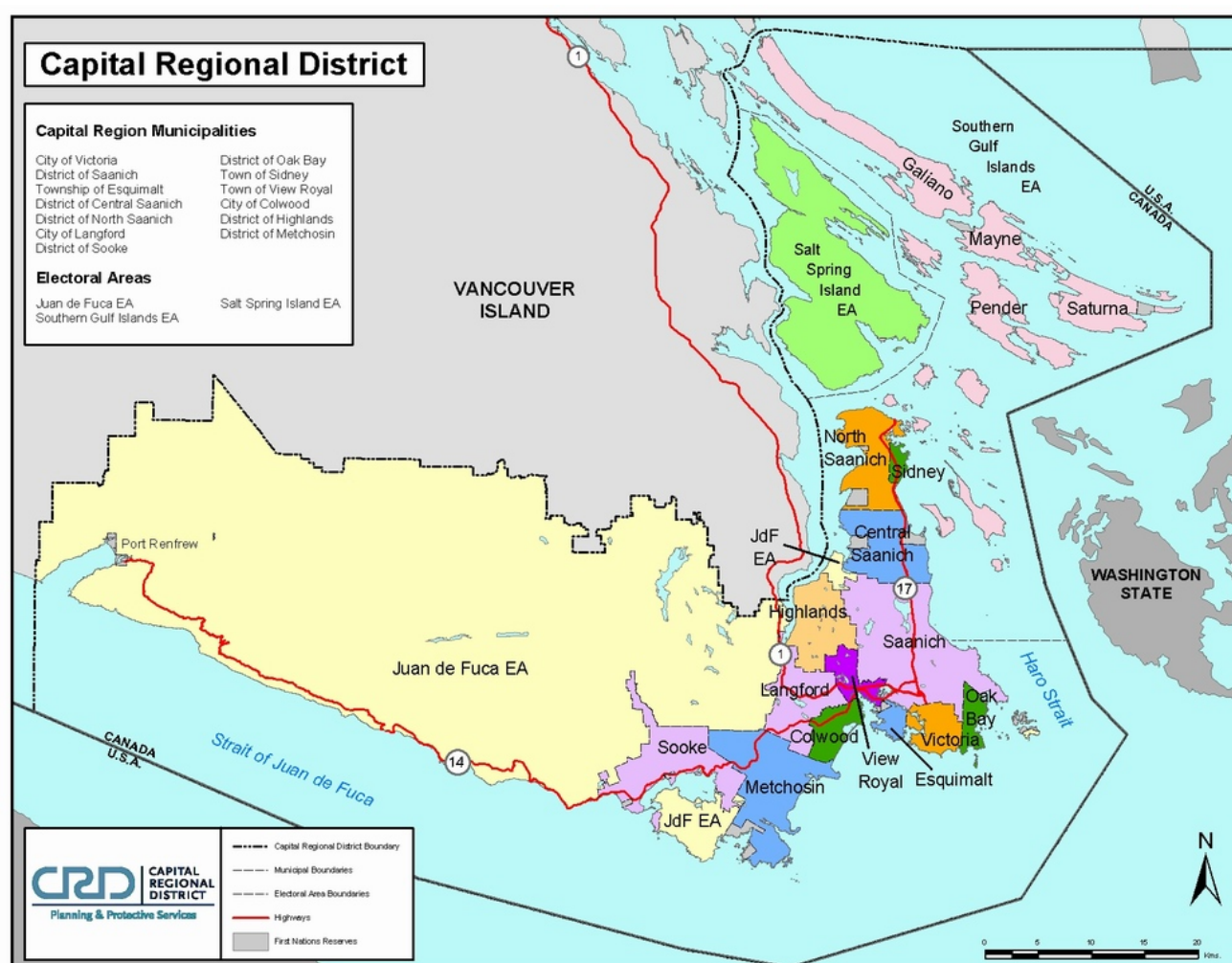
Part 2: CONTEXT



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2.1 Sooke with the CRD

The District of Sooke is one of 13 municipalities (plus 3 unincorporated electoral areas) that make up the Capital Regional District (CRD). The CRD encompasses Southeast Vancouver Island and is recognized throughout British Columbia and Canada for its mild climate, coastal access, varied landscape and rich natural environment.



The Capital Regional District

The District of Sooke is the place “Where the Rainforest Meets the Sea.” Its geographical location makes it a point at which the highly urbanized core of Victoria meets the

rugged west coast of Vancouver Island. Sooke's sheltered marine harbour creates a popular destination for water sport and boating enthusiasts and its position on the doorstep to endless wilderness draws people of all ages and abilities to take part in outdoor recreation.

Sooke Stats:

- Area: **50.01km²** (19.31 square miles) – third largest of the 13 incorporated CRD municipalities
- Population: **9,704** people as per the 2006 Census – fourth smallest of the CRD's 13 incorporated municipalities.



The District of Metchosin is rural community with tracts of farmland will a village core.



The Juan de Fuca Electoral Area is known for its natural beauty and rugged coast.



Victoria is BC's capital city that offers urban amenities within a short drive from Sooke.

Neighbouring Municipalities

- **Metchosin:** Borders Sooke to the east; a largely rural community known for its agricultural lifestyle.
- **Juan de Fuca Electoral Area:** Borders Sooke to the north, west and southeast; the unincorporated Juan de Fuca Electoral Area makes up nearly two-thirds of the entire CRD. It is mostly undeveloped and resource lands, with a string of communities running along the coastal shoreline.
- **Sooke Basin:** Borders Sooke to the south; an ocean inlet with relatively calm waters.
- **Victoria:** The nearest urban centre is Victoria, about 40 kilometres east of Sooke.

Transportation:

- **Highway 14 (Sooke Road/West Coast Road):** The key major transportation corridor in Sooke, this road is the only transportation corridor that crosses the Sooke River, and is the only point of access to South Vancouver Island's West Coast. The two-lane highway passes directly through downtown Sooke and generally has high traffic volumes.
- **North-South Routes:** Several main traffic routes run north from Highway 14, including Sooke River Road to

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Potholes Provincial/Regional Park, Phillips Road and Otter Point Road.

Key natural and recreation features in Sooke today include:

- **Sooke Potholes Provincial/Regional Park** – A 7.28 ha park that protects the unique potholes, a series of deep, polished rock pools naturally carved into the bedrock of the Sooke River. This is a popular location for swimming, hiking, canoeing, fishing, and picnicking. The Land Conservancy owns 63 ha of land north of the park that offers additional cycling, hiking and camping.
- **Roche Cove Regional Park** – This park is located at the east edge of Sooke along the Roche Harbour in Sooke Basin. The 163 ha park protects native cedar forest and harbour shoreline, while providing hiking and picnicking areas for visitors.
- **Galloping Goose Regional Trail** – The Goose is a 55 km multi-use pathway that runs from downtown Victoria to Leechtown, passing through Sooke. It is open to hikers, cyclists and horse back riders. The trail runs through Metchosin into Sooke at Roche Cove Regional Park, adjacent to the Sooke Basin and then north towards the Potholes parallel to the Sooke River.
- **Ayum Creek Regional Park Reserve** – This 5 ha park protects the stream-fed estuary of Ayum Creek which empties into Sooke Basin. The creek is a spawning area for salmon and is home to a variety of plant and bird species.
- **Sea to Sea Regional Park Reserve Lands** – The Sea to Sea lands sit in the Sooke Hills, and total an area over 1500 ha. A large area of the Sea to Sea lands sits in the forested areas in the northeast of the District of Sooke. Planning is currently underway for the entire Sea to Sea Reserve Lands.



The Galloping Goose Trail passes through Roche Cove Regional Park in the south-east corner of Sooke.



Ayum Creek is a salmon run feeding into Sooke Basin.



The Sooke Hills form part of the CRD's Sea to Sea lands that stretch from Sooke to the Saanich Inlet.

2.2 District of Sooke History

First Nations settlements were the first known occupation of the land in the Sooke area. The T'Sou-ke First Nations are descendents of the original T'Sou-ke Tribes, Straits Salish people who have been in this area for hundreds of years.

European settlers came to the Capital Region area in the mid-1800s with Captain Grant being the first white settler in the area. Significant population growth during the gold rush and subsequent growth occurred in the early 1900s due to the establishment of Sooke as a fishing community. Logging, lumbering and fishing became key components of Sooke's economy.

By 1959 when fishing traps closed, Sooke was an established urban node within the region. Today, tourism forms one of the major economic industries in Sooke.

On December 7th, 1999, The District of Sooke was incorporated, making its one of the most recently incorporated areas of the Capital Regional District.

Sooke has experienced a considerable increase in development over the past decade, growing into a more urban centre.

A significant achievement in Sooke's history was the construction of the Flowline, a concrete pipe that carried water from Sooke Reservoir to Victoria. A memorial to workers from this project sits in front of the District Offices.



2.3 Character

Sooke's character is defined by its surrounding natural amenities, including the marine harbour and the nearby rainforest. Sooke Basin is a sheltered ocean bay with generally calm waters and spectacular scenery. The temperate rainforests of the surrounding Sooke Hills form the backdrop to Sooke and are highly valued for their natural and recreational values. These resources are all accessible within 5 to 10 minutes of the downtown core.

Sooke is surrounded by mountains to the north, but the southern portion of the community sits on relatively flat terrain with increasing slopes as you move away from the harbour.

The downtown core of Sooke sits in the centre of the community, making it easily accessible from almost any neighbourhood in Sooke. Past growth in Sooke did not have the benefit of extensive town planning and connections in and around Sooke's town centre are limited. Most commercial development front onto Highway 14, a high-volume thoroughfare, and pedestrian accommodation is inadequate. The Sooke Town Centre Plan is looking at how to improve the pattern as Sooke grows in the future.

Residential development in Sooke is largely single-family homes ranging from rural, semi-rural to village lots. Duplexes, townhouses, low-rise apartments and mobile home parks also exist in Sooke, generally in the more populated areas near the town centre and in the Billings Spit/Kaltasin Neighbourhood.

Refer to **Maps A-1 to A-2: Community Resources** for locations of key institutional places in Sooke.



Sooke Basin's calm waters are a key component of Sooke's character.



West coast rainforest and rising hills surround Sooke and provide natural areas within walking distance of town.

Part 3: EXISTING PARKS & TRAILS



3.1 Issues and Opportunities

As with any municipality, the people of Sooke represent a wide-range of user groups with wide-ranging abilities and interests. To meet these diverse needs, a range of recreation options ranging from high-impact adventure to low-impact relaxation is required.

The issues and opportunities listed below were developed through discussions with district staff, stakeholders and from feedback acquired from the Public Open Houses. To improve the current parks and trails system, current opportunities and issues were considered.

3.1.1 Opportunities

Opportunities are conditions that are specific, unique or available within Sooke that were considered when developing the Parks and Trails Master Plan.

Land Use & Planning

- Sooke has considerable undeveloped property within its boundaries. This provides opportunities to maintain or improve pedestrian connections prior to development.
- The District owns the former John Phillips Golf Course which adds ~7ha of centrally located parkland to Sooke's recreation system.
- The recently completed Sustainable Development Strategy Plan offers a comprehensive and holistic approach to community planning.
- The Sooke Transportation Master Plan will address all modes of transportation using Highway 14, and other major traffic routes.
- The Sooke Town Centre Plan is looking at how improvements can be made to the downtown core.
- The OCP will be developed after other key planning processes are complete to present a unified plan.



Water

- The waters of Sooke are generally calm, making it a popular location for boating, both motorized and non-motorized.
- The boardwalk and pier at Ed Macgregor Park creates a unique waterfront experience and connections along an otherwise inaccessible waterfront. Continuing this link would create a more connected shoreline.
- Multiple road-ends and ROWs can provide public access to the shoreline.
- Shoreline clean-up has been occurring and industrial environmental practices have improved.
- Sewer installations have improved environmental readings in the harbour.
- The Sooke Harbour provides access to unique, water-based experiences.

Linkages

- Opportunities exist to encourage walking via interconnected trails between school sites.
- Safe, walkable connections to popular destinations such as Whiffin Spit, the downtown core and the new boardwalk would improve community livability.
- A central hub for the trail system would make the urban core more accessible via walking/biking.
- Desirable hiking and mountain biking trails exist near to the community. If connections from the town to these areas were completed existing outdoor recreation would be more accessible.
- Multiple well-marked trailheads could provide recreational access throughout the community.
- Proximity to the Sea-to-Sea Green Blue Belt Sooke makes a logical launching point to the entire system.

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- The Galloping Goose Trail creates a significant connection between Sooke and the urban centres of the CRD.

Environment

- Broom Hill Crown Lands is a wilderness area that has existing recreational trails in Sooke.
- Sooke's proximity to wilderness and ocean, and its unique natural features, flora and fauna provide opportunities for environmental education.
- Sooke's unique terrain offers multiple recreation opportunities.
- Roche Cove Regional Park provides outdoor recreation in significant landscapes including cedar forest and ocean shoreline.



Community & Recreation

- A potential school site in Sunriver could provide additional athletic field capacity.
- Sooke Potholes is a popular destination for both residents and tourists.
- SEAPARC creates a recreational node within the community.
- Sea-to-Sea lands have been purchased by the CRD for long-term management as recreational green space.



3.1.2 Issues

Issues are conditions that create gaps in the system and are barriers to parks and trails use. The Parks and Trails Master Plan looks to provide solutions to resolve these issues.

Land Use & Planning

- The future of the Broom Hill recreation trails is not known as the lands are owned by the Crown.
- Green spaces and pedestrian linkages in the downtown core are extremely limited.
- A long history of industrial land use in Sooke has contributed to shoreline degradation.
- No joint use agreement exists between schools and the municipality.
- The parks system is currently fragmented, with many small-scale parks that are not easily accessible by pedestrians and cyclists.
- Multiple small parks with poorly defined uses exist in the current parks and trails system.



Water

- The highly developed nature of Sooke's waterfront leaves little undeveloped land available for recreation.
- Access to the waterfront is restrictive due to steep topography.

Linkages

- There are too few safe connections between schools.
- Neighbourhoods are not walkable. People must often drive to local area parks and institutional/commercial destinations.
- Sooke's parks and trails are fragmented with few safe and convenient pedestrian linkages.

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- The only crossing of Sooke River is Highway 14, which provides little accommodation for pedestrians and cyclists.
- Highway 14's traffic volume and speed create unsafe conditions for pedestrians and cyclists.
- There is currently no central 'hub' for the trails system.
- The Galloping Goose trail bypasses Sooke's town centre.
- There is a lack of trail hierarchy.
- Because Sooke has only recently been incorporated, previous road development in Sooke was to rural standards, which does not incorporate pedestrian or cyclist movement. This means, trails along roadways are "fit-in" where space permits and neglected in areas where space is tight.



Environment

- Sooke's proximity to wilderness leads to human/wildlife interface issues.
- Sooke's hilly terrain makes flat land for athletic facilities difficult to secure.



Community & Recreation

- Off-road vehicle use in rural areas can be a contentious issue and can be difficult to regulate.
- There are too few neighbourhood playground spaces.
- Existing athletic fields are fragmented by location and field use is complicated by ownership.
- Public access to the Sea-to-Sea lands is currently gated and residents of Sooke are unsure what the future recreation plans are for the area.



3.2 Existing Parks & Open Space

The Parks and Trails Master Plan recommends eight classes for parks in the District of Sooke. The tables below summarize the existing area (in hectares) of each class of park. While some parks could fit into multiple classes, the most appropriate class has been chosen for each park

Please note that all recreation and open space areas in Sooke are incorporated into this classification, including those owned by organizations other than the District of Sooke. This is done to provide a clear picture of how all open spaces and recreation resources make up the overall outdoor recreation system.

It should be noted that this is an existing park classification only, and park classification could change based on future planning and park development.

Refer to **Maps B-1 to B-2: Existing Parks & Recreation Areas** for locations of existing parks and outdoor spaces.

Refer to **Appendix B: Existing Parks Inventory** for detailed descriptions of existing parks and trails in Sooke.



Eakin Park

3.2.1 Community Parks

Community Parks provide passive and/or active recreation for the entire community. These spaces are generally large, over 2ha, with designation based on benefit to the entire District. Community parks protect valuable environmental features, provide recreational facilities and house gathering facilities. They most often appeal to both residents and visitors and typically offer some space for passive activities like walking and picnicking and/or space for active uses like sports and community events.

Existing Community Parks in Sooke include:

Park Name	Ownership	Neighbourhood	Size (Ha)
Broom Hill Park (Active Area)	District of Sooke	Broomhill	1.40
Ed Macgregor Park	District of Sooke	Central Town Centre	1.11
John Phillips Memorial Park	District of Sooke	Broomhill	6.99
Whiffin Spit Park	District of Sooke	Whiffin Spit	7.03
Total Area (Ha)			16.53

Table 3.1: Community Parks



Ed Macgregor Park



Whiffin Spit Park



Broom Hill Park

3.2.2 Outdoor Athletic Facilities

Outdoor Athletic Facilities include fields, diamonds, pitches, courts, tracks and other facilities used for outdoor sports in the community. The number of athletic facilities available in a community should grow alongside the community. Athletic facilities are generally restricted to large, relatively flat sites and new athletic sites should be identified sooner, rather than later, to ensure their availability. Currently, all athletic facilities are located on lands owned by groups other than the District.

Existing Outdoor Athletic Facilities in Sooke include:

Location	Facility	Qty	Ownership	Neighbourhood
Art Morris Park	Tennis Courts	2	Community Association	Eastern Town Centre
Art Morris Park	Adult Ball Field 225' (69m) Foul Line	1	Community Association	Eastern Town Centre
Art Morris Park	Youth Ball Fields 175' (53m) Foul Line	2	Community Association	Eastern Town Centre
Fred Milne Park	Adult Softball Fields 275' (84m) Foul Line	2	Community Association	Saseenos
Fred Milne Park	Adult Soccer Pitch 325'(100m) x 200'(60m) Goals	3	Community Association	Saseenos
Stan Jones Ball Field	Adult Softball Field +/-280' (85m) Foul Line	1	SEAPARC	Eastern Town Centre
SEAPARC Bicycle Terrain Park	Bicycle Terrain Park	1	SEAPARC	Eastern Town Centre
Edward Milne Community School	Adult Ball Field (Shared) 360'(110m) Foul Line	1	School District #62	Saseenos
Edward Milne Community School	Adult Soccer Pitch (Shared) 330'(100m) x 215'(65m) Goals	1	School District #62	Saseenos

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Location	Facility	Qty	Ownership	Neighbourhood
Edward Milne Community School	Basketball Court	1	School District #62	Saseenos
Journey Middle School	Adult Ball Field 200'(60m) Foul Line	1	School District #62	Broomhill
Journey Middle School	Adult Soccer Pitch 290'(88m) x 190'(58m) Goals	1	School District #62	Broomhill
Journey Middle School	Basketball Court	1	School District #62	Broomhill
École Poirier Elementary School	Youth Ball Fields (Shared) 165'(50m) Foul Line	1	School District #62	Broomhill
École Poirier Elementary School	Youth Soccer Pitch 245'(75m) x 150'(45m) Goals	1	School District #62	Broomhill
École Poirier Elementary School	Basketball Court	1	School District #62	Broomhill
Sooke Elementary School	Adult Ball Fields (Shared) 200'(60m) Foul Line	2	School District #62	Eastern Town Centre
Sooke Elementary School	Adult Soccer Pitches 275'(84m) x 160'(50m) Goals	2	School District #62	Eastern Town Centre
Sooke Elementary School	Basketball Court (poor condition)	1	School District #62	Eastern Town Centre
Saseenos Elementary School	Youth Ball Fields (Shared) 170'(52m) Foul Line	2	School District #62	Saseenos
Saseenos Elementary School	Youth Soccer Pitch 220'(67m) x 140'(43m)	1	School District #62	Saseenos
Saseenos Elementary School	Basketball Court	1	School District #62	Saseenos

Location	Facility	Qty	Ownership	Neighbourhood
John Muir Elementary School	Youth Ball Fields (Shared) 175'(53m) Foul Line	2	School District #62	Western Sooke
John Muir Elementary School	Adult Soccer Pitch 240'(73m) x 165'(50m) Goals	1	School District #62	Western Sooke
John Muir Elementary School	Youth Soccer Pitch 125'(38m) x 95'(29m) Goals	1	School District #62	Western Sooke
John Muir Elementary School	Basketball Court (undersized)	1	School District #62	Western Sooke
Sunriver School (Not yet developed)	<i>Athletic Facilities will be included in the new school development</i>	-	School District #62	Phillips Road

Table 3.2: Outdoor Athletic Facilities



Art Morris Park



Journey Middle School



SEAPARC



Edward Milne Community School

3.2.3 Neighbourhood Parks

Neighbourhood Parks respond to the open space and recreation needs of local residents. Neighbourhood Parks should be minimum 0.20 ha in size to accommodate facilities. These open spaces are especially important in neighbourhoods where private open space is limited; particularly where higher-density forms of development, such as townhomes or apartments, exist. A combination of features and facilities are ideal for neighbourhood parks including lawn areas, picnic facilities, nature paths, tot lots, playgrounds, natural vegetation and unprogrammed open space. Ideally, each neighbourhood should have access to a neighbourhood park. The park should be centralized, within walking distance (+/- 500m) for all residents of that neighbourhood.

Existing Neighbourhood Parks in Sooke include:

Park Name	Ownership	Neighbourhood	Size (Ha)
Amethyst Way Park	District of Sooke	Broomhill	0.09
Arranwood Park	District of Sooke	Broomhill	0.10
Brooks Road Park	District of Sooke	Western Town Centre	0.10
Burr Road Park	District of Sooke	Otter Point	0.09
Cedar Brook Park	District of Sooke	Western Sooke	0.09
Cedarview Place Park	District of Sooke	Phillips Road	0.18
Charval Place Park	District of Sooke	Broomhill	0.40
Cinnibar Place Park	District of Sooke	Broomhill	0.07
Foreman Heights Park	District of Sooke	Otter Point	0.27
Helgesen Road (East) Park	District of Sooke	Broomhill	0.06
Olympic View Park	District of Sooke	Western Sooke	0.80
Opal Place Park	District of Sooke	Broomhill	0.07

Park Name	Ownership	Neighbourhood	Size (Ha)
Pineridge Park	District of Sooke	Broomhill	0.64
Ponds Park (Field)	District of Sooke	Broomhill	0.61
Sooke Bluffs Park	District of Sooke	Whiffin Spit	0.38
Sooke Lions Park	Sooke Lions Club	Central Town Centre	0.16
Sunriver Place Tot Lot	District of Sooke	Phillips Road	0.15
Talc Place Park	District of Sooke	Broomhill	0.19
Valleyview Park	District of Sooke	Otter Point	0.07
Total Area (Ha)			3.87

Table 3.3: Neighbourhood Parks



Amethyst Way Park



Brooks Road Park



Ponds Park Field



Sunriver Place Tot Lot

3.2.4 Nature Parks

Nature Parks protect natural systems and preserve sensitive features such as watercourses, ravines, steep slopes, habitat areas, significant flora or other unique natural characteristics. While Sooke is surrounded by significant open green spaces, much of this area is privately owned and could be developed in the future. By preserving nature parks within the District, the natural character of the Sooke area may endure. Recreational use in Nature Parks is generally limited to passive enjoyment and pedestrian trails. Sizes of these areas vary greatly, depending on the area of the resource being protected.

Existing Nature Parks in Sooke include:

Park Name	Ownership	Neighbourhood	Size (Ha)
Allman Park	District of Sooke	Saseenos	11.37
Ayum Creek Regional Park Reserve	CRD	Saseenos	6.39
Banford Park	District of Sooke	Eastern Town Centre	0.07
Blythwood Park	District of Sooke	Saseenos	0.50
Broom Hill Park (Wooded Area)	District of Sooke	Broomhill	1.51
Deerlepe Park	District of Sooke	Whiffin Spit	1.39
Ella Road Park	District of Sooke	Whiffin Spit	0.84
Firwood Park	District of Sooke	Western Sooke	1.72
Ludlow Road Park	District of Sooke	Saseenos	9.43
Mowich Drive Park	District of Sooke	Saseenos	0.42
Nott Brook Park	District of Sooke	Western Town Centre	0.44

Park Name	Ownership	Neighbourhood	Size (Ha)
Sea to Sea Regional Park Reserve	CRD	Saseenos	821.45
Sunriver Nature Trail Park	District of Sooke	Phillips Road	11.36
Winfield Road Park	District of Sooke	Western Sooke	2.15
Total (Ha)			858.33

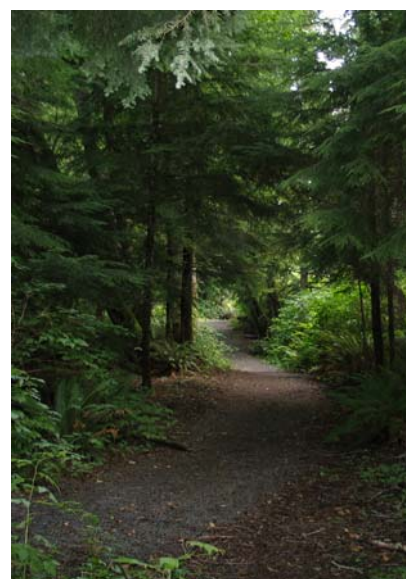
Table 3.4: Nature Parks



Deerlepe Park



Olympic View Park



Sunriver Nature Trail

3.2.5 Rainwater Management Parks

Not a traditional component of parks and trails, rainwater management areas are becoming increasingly common uses for open spaces. Rainwater management (ie. raingardens, constructed wetlands) can be added to existing or new parks to help improve conditions for downstream aquatic habitat, as well as add aesthetic and habitat values to the park itself. These rainwater parks can also play a recreational role, providing trail linkages and educational interpretation. The size of rainwater management parks is based on storage requirements.

Existing Rainwater Management Parks in Sooke:

Park Name	Ownership	Neighbourhood	Size (Ha)
Church Hill Meadows	District of Sooke	Broomhill	0.29
Driftwood Ponds Park	District of Sooke	Phillips Road	0.81
Govenlock Park	District of Sooke	Broomhill	0.12
Painter's Pond Park	District of Sooke	Phillips Road	0.38
Ponds Park (Corridor)	District of Sooke	Broomhill	0.64
Stoneridge Subdivision Park	District of Sooke	Broomhill	0.87
Sunriver Stormwater Pond & Trail	District of Sooke	Phillips Road	1.19
Total (Ha)			4.30

Table 3.5: Rainwater Management Parks



Driftwood Ponds Park



Ponds Park



Sunriver Stormwater Park & Trail

3.2.6 Linear Parks & Greenways

Linear Parks & Greenways serve two main purposes in a parks and trails system: linkages and environmental protection. Linear parks and greenways play a major role in creating recreational or practical links, often alongside natural resources or environmentally significant areas (ie. De Mamiel Creek Park). Linear Parks & Greenways differ from trails by providing a cross-section that accommodates some or all of the following: trail linkages, recreation, habitat protection, stream/shoreline protection or buffering. Width of the park is determined by its function and resource protection; typical linear parks and greenways are not less than 15 m wide.

Existing Linear Parks in Sooke include:

Park Name	Ownership	Neighbourhood	Size (Ha)
De Mamiel Creek Park	District of Sooke	Phillips Road	10.15
Galloping Goose Regional Trail	CRD	Grouse Nest / North Sooke / Saseenos / Sooke River East	63.31
Silver Spray Corridor	District of Sooke	Silver Spray	2.04
Total (Ha)			75.50

Table 3.6: Linear Parks



De Mamiel Creek Park



Galloping Goose Trail

3.2.7 Special Purpose Areas

Special purpose areas are developed to serve specific user groups or protect particular community resources. Special purpose areas house activities that do not fit a particular set of open space standards. As such, they can include anything from historical and cultural sites to specific recreational activities like camping or golfing.

Existing Special Purpose Parks in Sooke:

Park Name	Ownership	Neighbourhood	Size (Ha)
De Mamiel Creek Golf Course	Private	Broomhill	9.50
Millennium Memorial Park	District of Sooke	Western Town Centre	0.44
Quimper Park	District of Sooke	Whiffin Spit	0.05
Rotary Pier	District of Sooke	Central Town Centre	0.05
Sooke Flats Campground	Community Assoc.	Phillips Road	4.27
SEAPARC Leisure Complex	CRD	Eastern Town Centre	-
Sooke Potholes Provincial Park	BC Parks	Sooke River East	8.32
Sooke Potholes Regional Park & Campground	CRD/TLC	Sooke River East	57.37
Sooke Sk8te Park	SEAPARC	Broomhill	0.26
Total Area (Ha)			80.26

Table: 3.7: Special Purpose Areas



Millennium Memorial Park



Rotary Pier



Sooke Sk8te Park

3.2.8 Shoreline Accesses

Access to the water is one of the unique benefits to living in the District of Sooke. There are several parks and road ends along Sooke Harbour that can provide access to the shoreline. In some cases access from these points is prohibitive due to steep terrain or other issues.

Existing Shoreline Accesses in Sooke:

Access Name	Description	Neighbourhood	±Size (Ha)
Shoreline Accesses Currently Accessible			
Belvista Place	Road ROW	Eastern Town Centre	0.46
Billings Road	Road End	Kaltasin	0.01
Cains Family Park	District Park	Eastern Town Centre	0.09
Eakin Park	District Park	Whiffin Spit	0.41
Goodridge Road	Road End	Saseenos	0.03
Kaltasin Road Park	District Park	Kaltasin	0.14
Laidlaw Road	Undeveloped Road ROW	Saseenos	0.17
Murray Road Park	District Park	Central Town Centre	0.13
Possession Point Park	District Park	Whiffin Spit	0.04
Saseenos Road	Road End	Saseenos	0.05
Seabroom Park	Road ROW	Kaltasin	0.46
Sooke Bluffs Park	District Park	Whiffin Spit	0.38
Sooke Road at Coopers Cove	Road ROW	Saseenos	0.30
West Coast Road, West Border	Road ROW	Western Sooke	0.35
Total Accessible Shoreline:			3.02

Access Name	Description	Neighbourhood	±Size (Ha)
Shoreline Access Not Currently Accessible			
Clairview Road	Municipal Access Lane	Eastern Town Centre	0.07
Cobbler Road	Undeveloped Road ROW	Western Sooke	0.31
Dufour Road	Drainage ROW	Whiffin Spit	0.07
Penang Road	Undeveloped Road ROW	Western Sooke	0.12
Richview Road	Road End	Whiffin Spit	0.04
Terrott Road	Road End	Eastern Town Centre	0.09
Winnipeg Road	Road End	Saseenos	0.03
Wright Road	Road End	Whiffin Spit	0.24
Total Inaccessible Shoreline (Ha)			0.97
Total Shoreline (Ha)			3.99

Table 3.5: Shoreline Accesses



Possession Point Park



Seabroom Park



Sooke Bluffs Park

3.3 Sooke's Trail System



Trails are required to accommodate a large number of uses. Careful consideration of anticipated trail uses is needed to ensure appropriate trail design and construction.

Developing a comprehensive trail system for the District of Sooke is a component of the Parks and Trails Master Plan. The ultimate goal is to build upon existing trails to develop a linked system that connects people and places in all areas of the District. Trails provide opportunities not only for recreation, but can be effective commuting alternatives. Sooke trails should be developed to accommodate multiple modes of travel where appropriate: walking, cycling, wheelchairs, strollers, skateboards, rollerblades, horses and motorized recreation. It is neither necessary nor desirable for all trails to accommodate all types of uses. Sooke should strive to develop trail system that utilizes a variety of trail types to satisfy all trails users.

Sooke's trail system should connect key destinations within the community. Within the District of Sooke, emphasis should be placed on providing safe connections to:

- All schools;
- The downtown core from residential neighbourhoods;
- The Galloping Goose Regional Trail;
- Sooke parks;
- Recreation destinations including SEAPARC, sports fields, Sooke Sk8te Park and De Mamiel Creek Golf Course; and
- The District Offices, post office, Seniors' Centre, Ayre Manor Lodge, and other important institutional areas.

Refer to **Map B: Community Resources** for locations of key destinations in Sooke.

3.3.1 Rationale for a Trail System

Public input at both Open Houses reflected an immense interest in developing an improved trail system for Sooke. When asked which projects were of highest priority, the majority of residents chose projects related to trail development and community linkages. A connected trail system would be well used and appreciated by people living, working, and visiting in Sooke.

Trails can provide many benefits to the community including:

- **Recreation, Health and Social Benefits** – Trails can promote healthy lifestyles and provide opportunities for walking, jogging and cycling.
- **Transportation** – Trails provide a safe, attractive and efficient way of commuting.
- **Land Values** – Trails can enhance the value of lands because people perceive community linkages as an important amenity when choosing places to live and work.
- **Conservation** – Trail corridors can act as corridors for wildlife, protect water quality, reduce erosion along waterways and provide viable opportunities to help people minimize their ecological footprint.

3.3.2 Trail Planning and Design

Proper trail planning and design can impact the long-term success and maintenance requirements of a trail. The following criteria should be considered when designing and building a trail to ensure its long-term success:

- **Routing** – The layout of a trail system is dependent upon site conditions, features, soil types, areas of interest, biophysical characteristics, cultural data, construction costs and connections to the rest of the trail system. Trail routing will vary in accordance with the objectives, needs and target user groups for the project. For example, a commuter trail typically needs



Hard surfaces are often appropriate for accommodating multiple user groups and providing a smooth surface for commuting.



Gravel surfaces are appropriate in natural settings and adjacent to sensitive ecosystems.

a direct, flat and wide surface whereas a recreational hiking trail can be winding and narrow.

- **Surfacing** – Surfacing impacts trail use and maintenance requirements. There are a number of options for trail surfaces, and should be determined by the location and expected use of the trail. For example, hard surfacing such as asphalt is appropriate for multi-use trails where the surface is flat and wide and trail use is suitable for all types of users; soft surfaces such as gravel are more appropriate for natural areas primarily used by pedestrians.
- **Grading and Drainage** – If grading and drainage is not addressed during trail construction, unnecessary maintenance can become an issue. Trails should be sited to minimize cut and fill, protect natural drainage patterns and optimize drainage. Optimal grades will vary depending on the trail type and user group. In most cases, the grade and surrounding terrain will determine drainage requirements
- **Footprint** – People enjoy being close to natural or aquatic areas and Sooke offers many unique natural experiences. Trails can help provide access to these areas; however, trail design and construction in and around natural areas should minimize impact on the surrounding environment. Well-designed and constructed trails can help deter people from treading on sensitive areas by providing a properly designated route.
- **Buffers** – Buffers are often required between trails and adjacent uses. Physical elements such as roads and fences could require a buffer to provide safety and physical comfort. Buffers between trails and private property help to deter trespassing. Buffer width will vary depending on the type and location of the trail and the adjacent element.
- **Barriers** – Barriers are intended to allow free flowing passage by permitted trail user groups and prohibit access by non-permitted user groups. Universally accessible barriers such as bollards and gates can be

used to direct pedestrians and preclude inappropriate users.

- **Fences** – Fences along trails may be used to define setbacks, protect environmentally sensitive areas and separate private property. Structure, style, materials and height of fence will vary based on its intended purpose. For example, a low wood fence can help define circulation and prevent encroachment on environmentally sensitive areas; alternately, chain link fencing may be used where higher security is needed to eliminate trespassing.
- **Vegetation** – Vegetation along a trail enhances aesthetics and can provide a physical buffer between the trail and adjacent land uses. Safe clearance and adequate site lines are required to ensure user safety and security.
- **Stairs and Ramps** – Stairs are commonly used at beach access points or on steep slopes. Stairs should be well-constructed out of quality materials such as concrete or timber to ensure safety and longevity. Ramps are able to provide access for a greater number of people and should be used in community parks and high-use pedestrian areas.
- **Bridges and Boardwalks** – Bridges or boardwalks may be required to provide access around environmentally sensitive areas, over watercourses or crossing steep terrain. The design of these features should meet existing standards used in Sooke. Every proposed bridge or boardwalk should be carefully assessed to ensure it is designed for the intended users. Pedestrians, cyclists, horses and vehicles all have different requirements.
- **Trailheads** – Trailheads are major access points to a trail and typically occur at road intersections, parking lots or trail intersections. Trailheads help establish an identity for the trail system, provide information on other trail users and orient users to the system. Major trailheads should be equipped with parking, bike racks, trail/vehicle barriers, picnic facilities, seating,



The fences at Painter's Pond Park protect wetland and wooded areas



The ramp at Ed Macgregor Park provides access for all users to the waterfront walkway.



The Galloping Goose Trail has a pedestrian/cyclist bridge over Charters Creek.



By designating appropriate uses for a trail and providing clear, supporting signage, trail conflicts may be diminished.

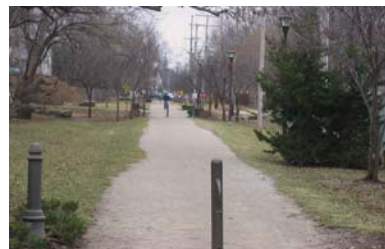
waste receptacles, washroom facilities, doggy stations, drinking fountains and trail maps.

- **Rest Areas** – Rest areas provide opportunities for sitting, socializing, passive recreation, wildlife and scenery viewing. The design of these areas will differ depending on their location. For example, in urban settings, rest areas tend to be close together and may contain more facilities and structures; rest areas along nature trails tend to be further apart and use a more rustic standard.
- **Users** - Different trail uses may at times conflict. For example, bicycles, skateboards and pedestrians may not be compatible on narrow trails. Trail planning and design should carefully consider what user groups are expected to use trails. Certain trail use can be limited or prohibited through signage and enforcement. Proper user etiquette information also helps different user groups share trails.
- **Signage** – Trail signs are important elements that can provide the users with various types of information. Typical signs include: entry signs, information maps, direction and distance markers, interpretive and educational signs, pavement markings, regulatory signs or warning signs.
- **Accessibility** – Consistent accessibility standards should be used in the design, construction and maintenance of trails. Accessibility is neither warranted nor appropriate on all types of trails, however routes to major destinations, within key parks and along important desire lines should maximize accessibility.
- **Intersections** – Intersections where the trail meets the road are a critical safety concern for both trail users and vehicles. Measures can be taken to ensure the safety such as signed or lit signals, painted crosswalks, overpasses or underpasses and median refuge islands. The type of intersection will differ depending on the trail type, road volume and road design.

3.3.3 Trail Types

Trails proposed for the District of Sooke can be categorized into nine different types:

1. **Multi-use Trail** – Multi-use trails are wide, off-road trails ideal for heavily-used routes accessible and suitable to wide variety of uses. These trails are generally wide enough for bi-directional traffic and separated uses where needed. Multi-use trail design is different for urban and rural trails, which support different uses. Urban multi-use trails generally incorporate smooth surfaces, wide cross-sections and flat grades; rural multi-use trails tend toward granular surfaces, narrower cross-sections and varied grades.
2. **Walking Trail (Urban)** – Urban walking trails make neighbourhood-scale connections throughout the trails network. These trails are generally hard surfaced and accommodate pedestrians and cyclists.
3. **Nature Trail (Rural)** – Nature trails are rural area routes that are used mostly for hiking, biking, equestrian and motorized recreation. Nature trails vary widely in character based on the location in which they are developed.
4. **Beach Trail** – Beach trails provide defined routes along shorelines with easy, manageable access. Sooke's varied shoreline topography make definition of these routes important. Beach trails provide clear access that is not normally inundated, or if inundation occurs regularly, signage to indicate typical patterns and provide warning.
5. **Boardwalk** – Boardwalks are used in areas such as shorelines or sensitive areas where it is ideal to be elevated above grade.
6. **Bridges** – Bridges provide connections over water courses or steep terrains to complete trail linkages.



Example: Multi-use Trail



Example: Urban Walking Trail



Example: Nature Trail



Example: Beach Trail Signage



Example: Boardwalk



Example: Sidewalk



Example: Wide Shoulder



Example: Cycling Lane



The new trail in Stone Ridge Estates development is a good example of, high-quality trail development.

***Note:** The three trail types below typically follow the road network and are a component of transportation infrastructure planning. These routes are included in the Parks and Trails Master Plan to show key connections that should be completed during future transportation planning.*

7. **Sidewalk** – Sidewalks parallel roadways and offer safe, separated multi-modal access. Sidewalks are necessary to complete vital pedestrian linkages. **The Transportation Master Plan provides detailed cross-sections for Sidewalks.**
8. **Wide Shoulder** – Wide shoulders are pedestrian and cyclist routes that share paved roadways with separation from vehicle traffic provided by a painted shoulder line. **The Transportation Master Plan provides detailed cross-sections for Wide Shoulders.**
9. **Cycling Lanes** – Dedicated, marked cycling lanes provide routes for bicycles as part of road design or upgrades. **The Transportation Master Plan provides detailed cross-sections for Cycling Lanes.**

Each trail type varies by character, surfacing, construction, maintenance, type of use and level of use. As the conditions of trail routes vary, trail standards will vary to suit the needs of the site as determined by the Municipal Engineer.

For the purposes of trail planning, typical descriptions are outlined in **Table 3.9** to provide a brief overview and distinguishing characteristics typical to each trail type. Success of new trail development is based on quality planning, design and construction. It is important that new trail development meet consistently high standards.

All new trails construction should comply with the current **Subdivision and Development Standards Bylaw**. The bylaw outlines the minimum standards and requirements the District will accept in design.

Type of Trail	Level of Use	Expected Uses	Width	Suggested Surfacing	Suggested Vertical Slope*	Level of Maintenance	Existing Examples in Sooke	Proposed Locations	Design resources
Multi-use Trail	High	<ul style="list-style-type: none"> • Multi-use • Walking • Cycling • Jogging • Strollers • Wheelchairs • In-line Skating • Skateboarding • Horseback Riding (where feasible) • ATV Riding (where feasible) 	4 m preferred; 3 m min.	Packed quarry fines preferred; Asphalt in urban or high use areas	<i>Urban Areas:</i> <ul style="list-style-type: none"> • 8% max. grade (short portions only) • 3% max. sustained grade • Ramps on steeper slopes • Stairs only if required <i>Rural Areas:</i> <ul style="list-style-type: none"> • 10% max. grade preferred • Steeper only if required by terrain (short portions only) 	Moderate to High	<ul style="list-style-type: none"> • Phillips Road Trail (under construction) • Galloping Goose Regional Trail • Silver Spray Trail Corridor 	<ul style="list-style-type: none"> • Multi-use trails shown on Map D-2 • Galloping Goose – Sooke Connector Trail. • Waterfront Walk (portions) 	<ul style="list-style-type: none"> • Trails for the Twenty-first Century by Charles A. Flink, Karen-Lee Ryan • CSA Accessibility Guidelines www.csa.ca • Trail Guide: Building multiuse trails and bridges by Recreation Management http://www.recmanagement.com/features.php?fid=200305FE02&ch=1 • Everyone’s Parks and Trails: A Universal Access Plan for CRD Parks http://www.crd.bc.ca/parks/documents/access_plan.pdf
Walking Trail (Urban)	Moderate to High	<ul style="list-style-type: none"> • Walking • Cycling • Jogging • Strollers (where feasible) • Wheelchairs (where feasible) 	2 m min. 2.5 – 3 m preferred	Packed quarry fines preferred; Asphalt in urban or high use areas	<ul style="list-style-type: none"> • 3% max. sustained grade • 8% max. grade (short portions only) • Ramps on steeper slopes • Stairs only if required 	High	<ul style="list-style-type: none"> • Whiffin Spit Trail • Ed MacGregor Park Trails • Ponds Park Corridor 	<ul style="list-style-type: none"> • Waterfront Walk (portions) • Goodridge Peninsula • All trail connections in urban areas (see Maps D-1 to D-5) 	<ul style="list-style-type: none"> • Transportation and urban trails by the National Trails Partnership http://www.americantrails.org/resources/trans/index.html • CSA Accessibility Guidelines www.csa.ca
Nature Trail (Rural)	Low	<ul style="list-style-type: none"> • Walking • Mountain Biking • Jogging • Horseback Riding • ATV Riding (where feasible) 	1-2 m	Native soil; Packed quarry fines; or Gravel	<ul style="list-style-type: none"> • 10% max. optimum • 30% max. where conditions require • Stairs on steeper slopes 	Low	<ul style="list-style-type: none"> • Sunriver Nature Trail • Broom Hill Crown Lands • Charters Creek Trail • Harrison Trail 	<ul style="list-style-type: none"> • Flowline Trail • Pascoe Road Trail • Demamiel Creek Park Trails • All trail connections in rural areas (see Maps D-1 to D-5) 	<ul style="list-style-type: none"> • Building Sustainable Trails by the National Trails Partnership http://www.americantrails.org/resources/trailbuilding/MAsustain.html • Natural Surface Trails by Design: Physical and Human Essentials of Sustainable, Enjoyable Trails by Troy Scott Parker

Type of Trail	Level of Use	Expected Uses	Width	Suggested Surfacing	Suggested Vertical Slope*	Level of Maintenance	Existing Examples in Sooke	Proposed Locations	Design resources
Beach Trail	Low to Moderate	<ul style="list-style-type: none"> Walking Jogging 	1-2 m	Natural surfacing Gravel where needed	<ul style="list-style-type: none"> As per beach grades 	Low	<ul style="list-style-type: none"> No existing examples 	<ul style="list-style-type: none"> Kaltasin Trail Loop Eakin Park to Ella Road Loop Waterfront Walk (portions) 	
Boardwalk	Moderate	<ul style="list-style-type: none"> Walking Jogging Strollers (where feasible) Wheelchairs (where feasible) 	3-6m	Wood or metal decking	<ul style="list-style-type: none"> Flat (with cross slope to drain) 	High	<ul style="list-style-type: none"> Boardwalk between Ed MacGregor Park and Rotary Pier 	<ul style="list-style-type: none"> Waterfront Walk (portions) Sensitive areas encountered during design 	<ul style="list-style-type: none"> Bridges and structure for trails by the National Trails Partnership http://www.americantrails.org/resources/structures/index.html
Bridge	Varies	<ul style="list-style-type: none"> Varies depending on adjacent trail uses 	To match adjacent trail width	Varies depending on use	<ul style="list-style-type: none"> Flat (with cross slope to drain) 	High	<ul style="list-style-type: none"> Galloping Goose Trestles 	<ul style="list-style-type: none"> Galloping Goose Connector Trail over Sooke River East Sooke Bridge (future idea) Demamiel Creek Trails 	<ul style="list-style-type: none"> Trails for the Twenty-first Century by Charles A. Flink, Kristine Olka, Robert M. Searns Trail Guide: Building multiuse trails and bridges by Recreation Management http://www.recmanagement.com/features.php?fid=200305FE02&ch=1
Sidewalk	High	<ul style="list-style-type: none"> Walking Jogging Strollers Wheelchairs 	2 m min; 2.5 – 3m in commercial areas	Concrete	<ul style="list-style-type: none"> 3% max. sustained grade 8% max. grade (short portions only) Ramps on steeper slopes Stairs only if required 	Moderate	<ul style="list-style-type: none"> No existing examples 	<ul style="list-style-type: none"> Sooke Road (Kaltasin Road to Gatewood Road) Eustace Road Murray Road Other sidewalk connections shown on Maps D-1 to D-5 	Refer to Transportation Master Plan

Type of Trail	Level of Use	Expected Uses	Width	Suggested Surfacing	Suggested Vertical Slope*	Level of Maintenance	Existing Examples in Sooke	Proposed Locations	Design resources
Wide Shoulder	Low to Moderate	<ul style="list-style-type: none"> Walking Jogging Cycling Strollers Wheelchairs 	1.5 m	Asphalt	<ul style="list-style-type: none"> As per road grades 	Low	<ul style="list-style-type: none"> Sooke Road Otter Point Road (one side) 	<ul style="list-style-type: none"> Sooke Road (East border to Kaltasin Road) West Coast Road Whiffin Spit Road Ella Road Kaltasin Road All other connections shown on Maps D-1 to D-5 	Refer to Transportation Master Plan
Cycling Lane	High	<ul style="list-style-type: none"> Cycling 	1.5 m	Asphalt with Marked Lanes	<ul style="list-style-type: none"> As per road grades 	Moderate	<ul style="list-style-type: none"> No existing examples 	<ul style="list-style-type: none"> Sooke Road (Kaltasin Road to Gatewood Road) Throup Road/ Grant Road Phillips Road Otter Point Road Church Street Maple Avenue Sooke River Road 	Refer to Transportation Master Plan

* Cross slopes to be determined on a case-by-case basis. Generally, 2% to drain is ideal. Where terrain prohibits meeting the max. suggested vertical slope, trail development should be assessed on a case-by-case basis by Sooke’s Municipal Engineer to determine a solution.

** All new trail construction should comply with the current **Subdivision and Development Standards Bylaw**.

*** Final design and designation of new trail development is at the discretion of Sooke’s Municipal Engineer.

Table 3.9: Trails Types

Part 4: FUTURE PARKS & TRAILS



4.1 Trends in Parks & Recreation

Trends – local, regional, provincial and national – affect outdoor recreation in every community. Based on current information, several trends warrant consideration in the development of a Parks and Trails Master Plan for the District of Sooke.

4.1.1 Demographics

More People Demanding More Recreation Amenities

Population growth plays a role in the amount of recreation space that the community requires. According to Stats Canada, the population of Sooke increased by almost 1,000 residents between 2001 and 2006; a total population increase of 11.1% in five years. (As a comparison, the CRD's average population growth was only 6.0% for the same period). Despite the recent global recession, growth in Sooke will likely continue based on its lower cost housing than CRD average and Sooke's abundant development potential.

Implications for park and trails:

- Increasing population will place higher demand on existing parks, facilities and programs; new parks and trails will need to be added to provide an adequate level of service.
- Growth areas in the community will need to be identified to ensure new parkland additions coincide with increasing population.

Aging Population

The Canada-wide aging population trend affects use of parks and recreation facilities in communities. Activity preferences, capability and time to participate in outdoor recreation change with age. Studies have shown that the older a person, the less likely they are to participate in physical activity. The physical activities they choose to participate in are generally less physically rigorous and



Increasing number of seniors living on Vancouver Island affect the types of recreation needed in a community.

less structured such as gardening, golfing, hiking/walking and boating.

Implications for parks and trails:

- Relatively few seniors' recreation activities are currently offered in Sooke. To facilitate a population with more seniors, convenient access to multiple low-impact recreation activities and programs could be required.
- Sooke's low level of walkability may discourage seniors from walking for exercise. Increased walkability, including safe, low-impact trails to and from major destinations could improve senior activity.

Changing Household Composition

In general, the number of people per household is decreasing across Canada. This corresponds with the increase in single-person households and households without children.

Implications for parks and trails:

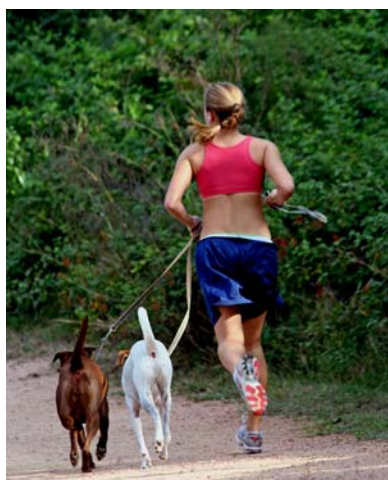
- Smaller families often exhibit a desire to spend leisure time in a setting that fosters social interaction.
- Fewer children affect the recreational services a community must provide.

4.1.2 Activity Choices

More People Pursuing Individual Activities

In recent years, there has been a shift from organized team sports to individual, informal activities for both adults and youth. This shift may be attributed to several factors including:

- Interest in exploring a greater diversity of individual pursuits.
- Desire for recreation that fits with individual schedules to accommodate the higher number of people with non-traditional work weeks and schedules.



Individual recreation activities are less constrained by time and location.

- Interest in activities that require less commitment and more compressed timeframes.

Implications for parks and trails:

- Informal recreation facilities should be considered a priority for addition to the system.
- Recreation systems that can be safely used at any time can accommodate shifting lifestyles.

Fewer People Participating in Sports

A 2005 study by Statistics Canada shows that Canada's national sport participation rate continued to drop in 2005. However, the study demonstrates that Canadians are participating more in other forms of leisure physical activity such as physical programs or classes, jogging, walking, cycling, or gardening.

The study notes that participation in team sports is concentrated in about 20 sports. The top 10 include (in order): Golf, ice hockey, swimming, soccer, basketball, baseball, volleyball, downhill skiing, cycling and tennis. Soccer is the preferred sport by children, with participation increasing on a yearly basis.

Implications for parks and trails:

- Careful consideration and demand analysis should be undertaken when contemplating adding additional organized sport facilities to the system.
- New facilities for soccer will be most important for youth recreation.
- Parks and trails development should be designed to support both organized sports and individual recreation.



Soccer is the most popular sport for youth in Canada.

Lifestyle and Wellness

Increased awareness around the health benefits of physical activity has outdoor recreation appealing to a greater number of people. People who place importance on a



Current trends indicate adults are beginning to seek more opportunities to be active.



Current trends show children spending less time than ever on active recreation.



Youth and family oriented recreation help encourage more active children.

healthy lifestyle increase demand for recreation resources that support active living.

The 2007 BC Healthy Living Alliance published a strategy that focused on improving inactivity of adults aged 35 to 54. A key strategic initiative identified by the report was improving the built environment and active transportation opportunities. The presence or absence of parks, trails and other quality public recreational facilities have been shown to affect people's ability to be physically active (BCHLA, 2007).

Implications for parks and trails:

- Active planning to provide a linked system that satisfies a broad range of users will help facilitate adult physical activity.
- Awareness of recreational opportunities and location of facilities should be a priority to ensure people are aware of what is available to them.

Children and Youth Inactivity

Even as adult physical lifestyles are improving, children and youth inactivity is reaching unprecedented levels. "Screen time," television, video games and the internet has dramatically increased, and in turn children are pursuing less active forms of recreation. Lifestyles developed as a child are often carried throughout a lifetime.

Implications for parks and trails:

- A community must listen to its children and determine what types of facilities, programs and activities will encourage them to get out and play.
- Providing safe, convenient recreation locations can encourage outdoor play may reduce need for parental supervision.
- Facilities that families can enjoy together will encourage outdoor play for all generations.

4.1.3 Social & Economic Trends

Social Services

In communities throughout BC, Parks and Recreation departments are being required to respond to a myriad of community-based social issues. Leisure is becoming more widely recognized as a tool for social change. The use of recreation programs and services have been advocated for reducing crime, reducing risk factors for youth, breaking down ethnic divisions and creating better understanding between cultures.

Implications for parks and trails:

- The positive social impacts of parks and trails projects should be considered when determining community funding.
- Developing parks and trails that foster social behaviours, such as gathering spaces, facilities that encourage active participation and spaces that facilitate family recreation should be priorities.

Local Finances

Despite evidence that supports the need for strong parks and recreation programs in BC, budget pressures often reduce financing available for parks, trails, operations and maintenance. Conversely, expectation exists that increases in labour and other costs for parks and trails will be absorbed without service levels decreasing. This issue is compounded as the demand for more parks, recreation and cultural services increases and budgets for parks and trails remain fixed or decrease.

Implications for parks and trails:

- Realistic parks and trails budgets must take into consideration development, operations and maintenance costs of all projects.

- Increased awareness among government representatives and the local community about the level of financial commitment that is necessary for a successful community parks and trails programs is required.
- Development of low-maintenance parks and trails help extend a community's budget.
- Proper planning helps staff to make informed recommendations about the financing required to create a parks and trails system that satisfies its community.
- Searches for outside funding opportunities, such as provincial grants, NGO grants, fundraising opportunities or donation help secure funds that would not normally be available for parks and trails.

Volunteerism

Volunteers are important to recreational programs, but volunteerism is decreasing. Attracting and keeping volunteers vital to leisure and recreational development, is largely related to the quality of volunteer management strategies within local parks programs.

Implications for parks and trails:

- Establishing an organized, quality volunteer program makes volunteers feel as though they can contribute to their community.
- Look for creative ways to advertise volunteer opportunities to the community and ways to show appreciation.

Tourism

More and more community leisure programs and facilities are taking on a greater role in attracting tourism and economic development. In particular, games, tournaments, exhibitions and races, are bringing people into communities that attract and support such events.



Volunteers are often willing to play a large role in parks and trails if opportunities are made available.

Implications for parks and trails:

- Develop recreation facilities with capacity for increasing tourism.
- Identify existing opportunities in outdoor recreation and events to invite tourism into the community.
- Advertise and support Sooke as a tourist destination.

Ability to Respond to Demand

Leisure needs may be affected by fluctuations in economic growth, increasing costs for new development, needs to address current maintenance and concerns over taxation increases.

Implications for parks and trails:

- A parks and trails plan must provide multiple opportunities and avenues for parks and trails improvements that can be adjusted to reflect the changing needs of a community.
- By offering multiple priority levels for projects, priority shifts can be made in accordance to demand.
- Flexibility to redefine policies is necessary to respond to changing economics.

Partnerships

In order to develop facilities that support the requirements of a community, partnerships are becoming more common, ranging from sharing of capital costs to the operation of entire facilities, to program operation and sponsorship.

Implications for parks and trails:

- Active identification of potential partners for specific projects should be undertaken.
- A list of groups and organizations with interests in parks and trails development should be kept.



The BC Bike Race 2007 brought recreational tourism to Sooke.

- Careful planning of clear agreements is needed to ensure positive gain for all parties involved.

Aging Infrastructure

A BC-wide trend has been the aging of infrastructure. Many communities still have amenities in parks and trails that have aged beyond their useful life span. In some cases, lack of preventative maintenance added to safety concerns. Additionally, many provincial infrastructure capital programs saw funding redirected to health care.

Implications for community parks and trails:

- Some recreation infrastructure (ie. outdated playground structures) no longer meets current safety regulations and standards and needs to be decommissioned or replaced.
- Careful planning around aging infrastructure to recognize where and when replacements will be necessary.



Infrastructure is aging Province-wide and upgrades are needed in many parks to ensure safety and function.

4.1.4 Environmental Factors

Public Stewardship

As environmental awareness increases, emphasis on passive parks, natural areas and nature-based recreation takes on additional significance. Parks programs are beginning to evolve beyond outdoor recreation, to preserving spaces for natural values. Additionally, there is a growing desire by citizens to learn about the natural environment through outdoor experience and a willingness to participate in projects to protect or restore sensitive environmental areas.

Implications for parks and trails:

- Consideration of the environmental value of future parkland when setting out park acquisition priorities.
- Sound and sensitive operations and management policies for parks and trails.

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- Increased visibility of the ecological contribution of community parks and open spaces.
- Engagement of local citizens and groups in environmental stewardship activities in parks.

Rainwater Management

Parks and open spaces are highly valued for their ability to absorb rainfall and balance impacts of development on watersheds. Additionally, some parks have evolved to include rainwater collection and treatment facilities such as bioswales, detention ponds and constructed wetlands.

Implications for parks and trails:

- Identification of where rainwater facilities can be designed and developed to include recreational aspects (ie. trails).
- Consider rainwater management techniques during parks development or improvement.
- Consider the educational and demonstrative benefits of rainwater techniques in parks.



Parks are often an ideal location to display environmental initiatives.

4.2 Public Response

Stakeholder and public consultation was used during the development of the Parks and Trails Master Plan to encourage input on the future of parks and trails in Sooke and gather data about current and future parks and trails.

The first round of community outreach focused on the future of the parks and trails system through the eyes of the public, district staff and stakeholders interested in parks and trails in the District of Sooke. To ensure we received local insights about parks and trails our first stakeholder meeting and first public open house provided residents, staff and stakeholders an opportunity to tell us what they felt was most important for the future of parks and trails.

For the second round of community outreach, we switched focus to reviewing potential project ideas and setting key priorities that should be addressed first by parks and trails.

4.2.1 Stakeholder Meeting #1

The first stakeholder meeting was held Wednesday, September 3rd, 2008 at the District of Sooke Council Chambers. Stakeholders from organizations that were identified as having interests in this process were invited, including:

- Sooke Community Association
- T'Sou-ke Nation
- Sooke Bike Club
- CRD Parks
- SEAPARC
- School District #62
- Juan de Fuca Community Trails Society
- Juan de Fuca Parks & Rec Commission
- The Land Conservancy
- District of Sooke Mayor & Council

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- District of Sooke Staff

This meeting was intended to introduce stakeholders to the Parks & Trails Master Plan and gain feedback on the following topics:

- Key parks and trails issues that need to be addressed;
- Key parks and trails opportunities that should be explored;
- Vision development; and
- Identification of important connections, properties, desired improvements, etc.

What we Heard

A few key themes were distilled from this meeting:

1. **Land Use & Planning:** Sooke has an advantage of having multiple groups that share an interest in the future of outdoor recreation. Working together is essential to provide residents the best possible recreational amenities.
2. **Water:** Sooke's seaside location is a key element of the District's character. People generally want more clearly defined accesses to the water for recreation, water-base activities and viewing.
3. **Linkages:** Linkages between parks, schools, downtown, recreation areas residential areas. Currently, too few safe pedestrian routes exist and pedestrians and cyclists are often forced to share vehicle roads.
4. **Environment:** Sooke's location adjacent to rugged wilderness creates ideal situations for outdoor recreation such as hiking, mountain biking and horseback riding. People should be able to easily access these resources.
5. **Recreation:** All Sooke residents should be served by the District's Open Space system. A variety of open spaces and amenities are needed to suit people of different ages, activity levels, abilities and interests.

The ideas and themes generated at this meeting were used to develop a vision and materials for presentation at the first Public Open House. For a complete list of comments from Stakeholder Meeting 1, refer to **Appendix C: Stakeholder Meeting #1**.

4.2.2 Public Open House #1

The first Open House was held on Saturday, October 4th, 2008 at the Sooke Community Hall to share ideas and to hear residents' input. It was a joint event including:

- Parks & Trails Master Plan
- Official Community Plan Review
- Town Centre Plan
- Transportation Plan & Asset Management Plan

Materials for the open house were developed based on input we received at the first Stakeholder meeting, as well as background research, inventory and analysis of existing parks and review of previous publications.

People were asked to discuss their ideas with us and/or fill out a questionnaire to record their ideas for parks and trails. For a complete set of Open House 1 materials refer to **Appendix D: Public Open House #1 – Materials**.

What We Heard

A summary of public input received via questionnaire is outlined below. Complete summaries of the open house response forms are available in **Appendix E: Public Open House #1 – Feedback**.

Key Opportunities

The key opportunities that were identified are primarily associated with ecology, recreation and economic values:

- **Ecology** – Residents noted that Sooke has a variety of unique features such as diverse ecosystems, interesting terrain and rivers and streams. It was suggested that

these areas be explored and enhanced when looking at the parks and trails in Sooke.

- **Recreation** – Exploring various trail systems was an important opportunity identified by the public. Connecting the Galloping Goose to Sooke and the nature recreation trails were identified as the key opportunities by multiple participants.
- **Economic Value** – Residents noted that parks and trails have the ability to boost Sooke's economy and support tourism in the area.

Future Parks & Trails

- 72% of the people that completed the questionnaire felt that improving existing parks and trails and acquiring more parkland and trail routes should be done equally.
- 61% indicated that they would support the sale of smaller, underused parks in order to raise funds for the purchase of larger parkland that would benefit the entire community.
- 83% said they would support additional public investment in municipal parks and trails.

4.2.3 Trails Meeting

A trails meeting was held October 21st, 2008 to discuss possible trail linkages, issues and opportunities. The meeting included a mapping exercise to begin detailed identification of trail connections. For a complete record of discussion from the trails meeting, refer to **Appendix F: Trails Meeting**.

4.2.4 Public Open House #2

The second Open House was held on November, 26th, 2008 in the SEAPARC Foyer and focused on setting priorities. The public was presented with 41 potential projects ideas separated into 4 categories:

- **Projects within Existing Parks** – Improvements and additions to existing park infrastructure to ensure safety and promote recreation.
- **Trails Projects** – Linear pedestrian, cyclist and equestrian routes that link Sooke’s recreation system, encouraging safe and convenient access for non-motorized transportation.
- **Acquisition Projects** – New parks to be added when and where demand requires to support community growth and development.
- **Operations Projects** – Community-wide strategies that help ensure the parks and trails system overall is providing a sustainable, high-quality level of service.

For a complete set of Open House #2 materials, see **Appendix G: Public Open House #2 – Materials.**

What We Heard

Residents were asked to choose the five projects that they felt were highest priority for Sooke. The following are the top 10 projects voted on by the 115 residents that voted:

- Galloping Goose Connector – 58 votes
- Sooke Road/West Coast Road – 43 votes
- Cycling Lanes – 40 votes
- Future Sports Field Site – 34 votes
- Shoreline Accesses – 33 votes
- Broomhill Recreation Area – 24 votes (tie)
- Flowline Trail – 24 votes (tie)
- Goodridge Peninsula – 24 votes (tie)
- Kemp Lake Shoreline – 23 votes
- Waterfront Walk – 22 votes

Table 4.1 shows complete voting from the Open House.

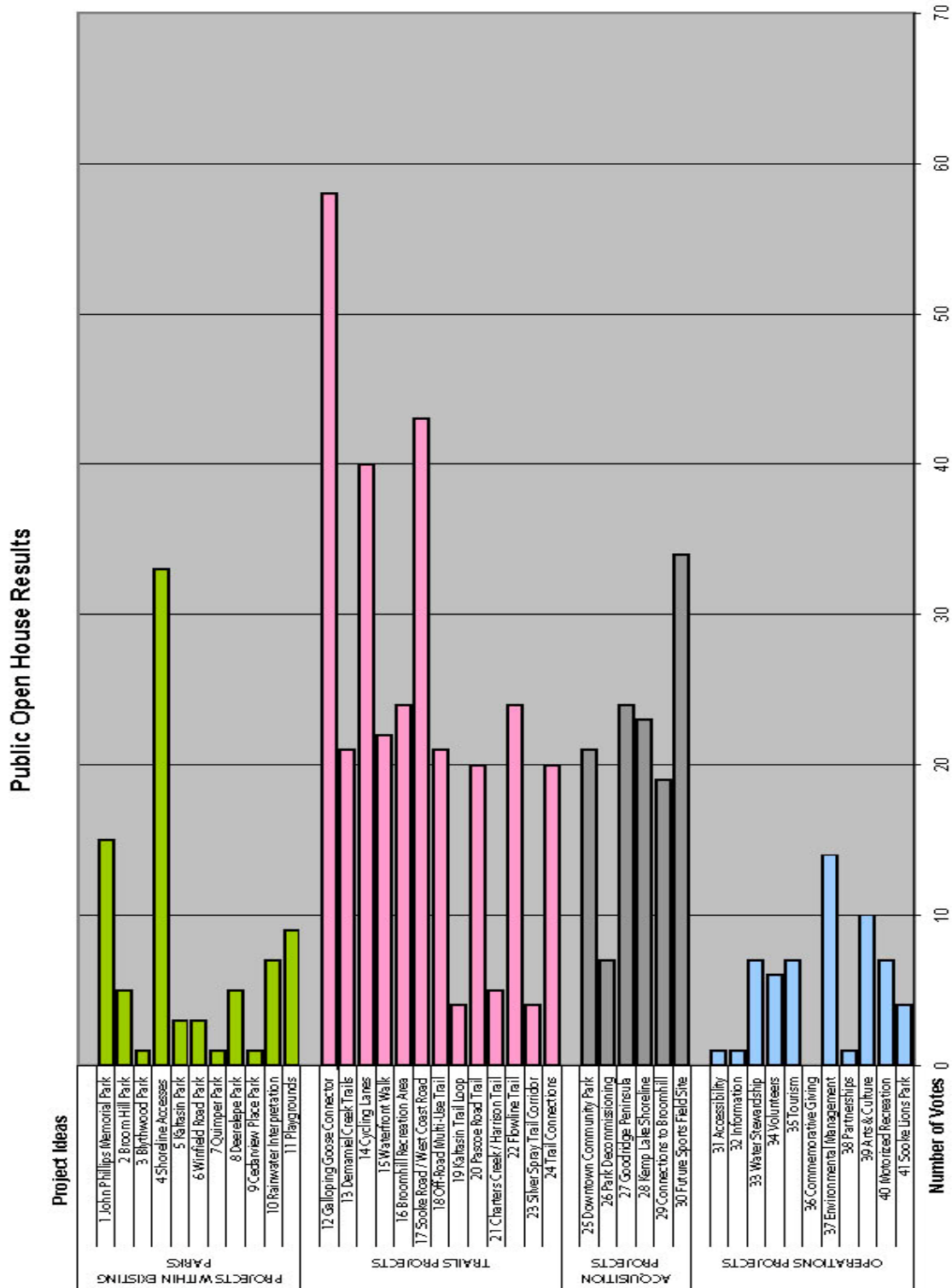


Table 4.1: Public Open House #2 results.

A complete summary of the open house voting and comments is available in **Appendix H: Public Open House #2 – Feedback**.

4.2.5 Stakeholder Meeting #2

The second stakeholder meeting was held on Wednesday, December 3rd, 2008 at the District of Sooke Council Chambers. The purpose of this meeting was to present the results of the second open house, to obtain feedback and additional comments from the stakeholders and finalize directions for the development of the Draft Master Plan. For a complete summary of this meeting, see **Appendix I: Stakeholder Meeting #2**.

4.2.6 Public Open House #3

A third Open House was held on February, 26th, 2009 at the Sooke Community Hall to present the final draft plan and provide one last opportunity for public comment. The event was a joint process including:

- Parks & Trails Master Plan
- Official Community Plan Review
- Town Centre Plan
- Transportation Plan & Asset Management Plan

Final maps with the recommendations were displayed and copies of the Draft Plan were available for review.

For a complete set of Open House #3 materials, see **Appendix J: Public Open House #3 – Materials**.

What We Heard

The event was very well attended and residents were eager to talk about the plan. Overall, comments were largely positive. A few key notes, discrepancies and text errors were brought to our attention to be remedied prior to the final plan. A few additional ideas were added for consideration. For a complete summary of open house comments, see **Appendix K: Open House #3 – Feedback**.

Part 5: RECOMMENDATIONS





5.1 Developing Recommendations

5.1.1 Vision

A vision statement is a guiding principle by which decisions about parks and trails are made and which can measure progress and success as the Parks and Trails Master Plan unfolds. The detailed recommendations below are developed in response to the following vision statement.

The people of Sooke are at home in their niche between urban and rural landscapes, comfortably nestled between ocean and forest. Our community aspires to create a safe and sustainable system of parks and connecting trails that:

- *Respect ecological values;*
- *Integrate culture and history;*
- *Support economic prosperity; and*
- *Encourage a healthy, active community.*

This vision statement is the result of input received from key stakeholders and the public during the public open houses and stakeholder meetings.

5.1.2 Recommendations

The final outcome of this plan is a set of phased recommendations that support the implementation of ideas, values and priorities generated through the master planning process. The development of these recommendations was based on several sources of input:

- Existing parks and trails inventory.
- Background documents, trends, demographics and landuse information.
- Feedback from the stakeholder meeting.
- Feedback from the open houses.
- Input received from meetings with staff, members of the public and interested parties.

Each recommendation was measured against the vision to confirm its overall value to Sooke's parks and trails system.

5.1.3 Project Types

Three types of projects are required for the parks and trails system:

1. **Capital Projects:** Capital Projects require an investment of money for improvements to existing parks, trail development or acquisition of new parks. These projects are those that have tangible results and develop the overall parks and trails system.
2. **Operational Projects:** These projects include development of policies, informational components and management strategies that maximize Sooke's parks and trails use and value. These are projects undertaken by staff on an on-going basis.
3. **Funding Strategies:** To accomplish the capital projects the public wishes to see, substantial capital investment will be required. Multiple strategies need to be considered to secure money for parks and trails development.

5.2 Capital Projects

Multiple parks and trails project ideas for Sooke were identified throughout the master planning process. Capital projects add new recreational resources to Sooke's recreational parks and trails network.

5.2.1 Setting Capital Priorities

In order to develop a realistic, achievable Parks and Trails Master Plan, it is necessary to set priorities for capital investment. Capital priorities were developed in response to public interest expressed during the planning process. By setting these priorities, the District is able to ensure that parks and trails budget and funding use reflects parks and trails improvements most needed in Sooke.

The capital projects to follow are organized into four classes:

- **Class 'A' Projects**
 - 1 to 5 year timeframe;
 - Garnered the most public support during this planning process;
 - Identified as having the greatest immediate impact on the recreational resources in Sooke;
 - Subject to change/development in the near future; and/or
 - Opportunity or funding currently exists to implement this project.
- **Class 'B' Projects**
 - 6 to 12 year timeframe;
 - Garnered extensive public support during this planning process;
 - May require more extensive design, planning and accumulation of resources prior to completion;
 - Not currently at risk of being compromised due to change/development in the immediate future, but should be monitored; and/or

- Additional opportunity or funding may be available in the near future to implement this project.
- **Class 'C' Projects:**
 - 13 to 20 year timeframe;
 - Garnered less public interest than Class A and Class B projects during this planning process;
 - Improvements that will help improve the overall parks and trails system, but may not have as great an immediate need that Class A and B projects; and/or
 - Not currently at risk of being compromised due to change/development in the immediate future, but should be monitored.
- **Class 'D' Projects:**
 - +20 year timeframe;
 - Garnered less public interest than Class A, B and C projects; and/or
 - Not currently at risk of being compromised due to change/development in the immediate future.

All project ideas developed during the parks and trails planning process are reflected one of these four categories. This will ensure that project and budget planning may be adapted to respond to changes in community structure and public desires.

Refer to **Part 6: Maps C-1 to C-8: Capital Project Recommendations** for locations of each of the 45 Capital projects recommendations detailed below.

Recommendations shown on the maps are for planning purposes only. Detailed planning, consultation and design would be required prior to any development. These project recommendations in no way grant public access to any site or trail ideas shown and maps should not be used for navigation.

5.2.2 Class 'A' Projects (1 to 5 years)

Class 'A' Projects were identified by the public as having the highest priority for immediate implementation and are possible and desirable to implement as soon as possible.

Refer to Maps C-1 and C-2 in Part 6 for Class 'A' Projects.

TRAILS PROJECTS

1. Galloping Goose - Sooke Connector Trail

Develop a multi-use trail and pedestrian/cyclist bridge over the Sooke River to connect the Galloping Goose trail into downtown Sooke.

Rationale for Recommendation:

The Galloping Goose is a popular route used by tourists, residents and commuters. Currently, the pathway bypasses Sooke's core. People wanting to travel between the Galloping Goose and downtown Sooke currently must use Highway 14 that provides poor accommodation for cyclists and pedestrians.

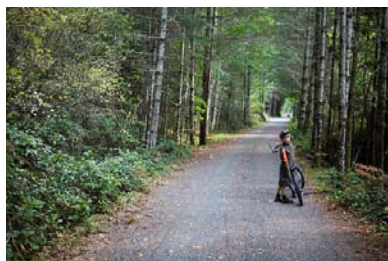
During the master planning process public, stakeholders and District Staff all expressed a desire to develop a defined cyclist and pedestrian connection from the Galloping Goose Trail into Sooke's Town Centre. This trail connection was by far the most popular project idea chosen by the public.

A multi-use link that allows people to safely cross the Sooke River without competing with traffic would increase economic opportunities in Sooke and would make commuting in and out of Sooke more viable.

Recommended Actions:

The District Planning Department has identified four potential routes for the Galloping Goose – Sooke Connector Trail. Further investigation of the suitability of each of these routes has shown a separated multi-use trail





adjacent to Highway 14 and over the Sooke River via a cantilevered bridge for pedestrians and cyclists off the north side of the bridge is currently the most cost effective alignment. This route also has the advantage of providing the most direct route between the Galloping Goose and downtown Sooke and helping facilitate safe walking/cycling to and from Edward Milne community school. Additional planning and design should be undertaken to confirm this route as the best alternative. Consultation with the CRD should be continued to facilitate planning for this project and create an effective link to the Goose.

Detailed design and application for grant funding will be required to complete this project.

Several key considerations should be considered during detailed design of the trail:

- **Emergency Route** – During detailed design, development of this route as an alternate emergency route should be considered. This would provide a second crossing of the Sooke River, and support emergency crossing should the existing bridge be damaged.
- **Adjacent Property Owners** – Development of this trail will increase traffic. Effective security measures should be undertaken to reduce impact on adjacent property owners. Elements to consider would include trail lighting, fencing, signage and policing.
- **Environmental Impact/High Flow** – The Sooke River is known to have varied flow rates depending on the season. Studies to determine high flow rates will be required. Best management practices for water and habitat stewardship should also be employed to minimize the environmental footprint of the project.

Implementation of a multi-use trail along this route should follow the Trail Design Standards in Table 3.9.

Benefits to the Community:

- Provides safe connection into Sooke's town centre.

- Encourages economic and tourism opportunities.
- Improves conditions for commuters.

2. Waterfront Walk – Section A

Expand the existing waterfront boardwalk west from Gatewood Road to Maple Avenue.

Rationale for Recommendation:

Coastal shoreline is a key component of Sooke's unique character. The boardwalk from Ed Macgregor Park to Murray Road is a testament to the community's dedication to providing public shoreline access. Residents of Sooke identified extension of the Waterfront Walk as a 'Top 10' priority for parks and trails.

A complete waterfront walk from Sooke River to Whiffin Spit is a long-term vision for Sooke. This goal has long been a part of Sooke's open space planning. The 2001 OCP Policy 10.1.6 and 10.1.7 state:

Secure rights-of-way for a waterfront walkway from the Town Centre to the Government Wharf and on to Whiffin Spit.

Acquire waterfront properties in the Town Centre as they become available to establish a waterfront park/walkway system.

By identifying this continued goal, lands and right-of-ways may be secured and portions of the trail completed in realistic phases. The first portion of this connection would be from Gatewood Road to Maple Avenue.

Recommended Actions:

Continue the existing boardwalk to provide a complete connection from Gatewood Road to Maple Avenue. Boardwalk design and construction should match the existing boardwalk.

Boardwalk is ideal in locations such as this, where waterfront shoreline is difficult or costly to secure or where physical constraints exist. Boardwalks are costly to



construct, but the existing precedent in Sooke has been a resounding success.

Benefits to the Community:

- Capitalizes on waterfront, a key element that defines Sooke's character.
- Strengthens the link between the community and the harbour.
- Expands recreational and tourism opportunities.
- Improves pedestrian connections.

3. Multi-Use Trail - Throup/Grant Rd Route

Develop an east/west off-road, multi-use trail that accommodates pedestrians and cyclists together with new road development along Throup Road and Grant Road.

Rationale for Recommendation:



Throughout the master planning process, residents and stakeholders have expressed a desire to have improved off-road pedestrian, cycling and horse routes. Pedestrians and cyclists often prefer to be separate from traffic for safety and comfort. The success of multi-use trails in urban areas such as the Galloping Goose and Lochside Trails in Victoria and the Parkway Trail in Nanaimo demonstrate the appeal of multi-use trails.

Currently, connections for cycling and walking around Sooke's populated areas are minimal. A multi-use trail along Throup/Grant Road provides connections to multiple destinations including:

- Journey Middle School
- Art Morris Park
- Sooke Sk8te Park
- SEAPARC
- Residential areas

- Connecting routes to the Town Centre.

Recommended Actions:

The Transportation Master Plan identifies new road development and improvements along Throup Road and Grant Road to provide a connected road from Phillips Road to West Coast Road. Part of this development plan is the inclusion of a separated multi-use trail on the north side of the roadway (See Map C: Trails for trail location). Development of this trail should be undertaken as part of Sooke's transportation planning. Trail design and development should meet the minimum standards provided in table 3.9 of this report.

Benefits to the Community:

- Forms a key spine to Sooke's trail system.
- Provides linkages between multiple destinations.
- Allows for safe, convenient alternative transportation.

4. Multi-Use Trail - Phillips Rd Route

Develop a north/south off-road, multi-use trail that accommodates pedestrians, cyclists and horses together with new road development along Phillips Road.

Rationale for Recommendation:

Throughout the master planning process, residents and stakeholders have expressed a desire to have improved off-road pedestrian, cycling and horse routes. Pedestrians and cyclists often prefer to be separate from traffic for safety and comfort. The success of multi-use trails in urban areas such as the Galloping Goose and Lochside Trails in Victoria and the Parkway Trail in Nanaimo demonstrate the appeal of multi-use trails.

Development along Phillips Road has been extensive in recent years. Sunriver Estates has increased Sooke's population and development and development is progressing further north up Phillips Road. A multi-use

trail along Phillips Road provides connections between residential developments along Phillips Road and the larger trails network in Sooke. By tying in the Phillips Road Multi-Use Trail to the Throup Road Multi-Use trail, residents living in the Phillips Road development areas will have better pedestrian and cycling access to Sooke's core.

Recommended Actions:

Extension of Phillips Road is currently underway. Part of new road development is the inclusion of a separated multi-use trail along the roadway (See Map C: Trails for trail location). This trail should be extended as new development occurs to complete an entire trail route from Throup Road to Sooke Potholes Provincial/Regional Park. A future consideration for the trail would be the addition of a bridge crossing over Sooke River to connect the trail into the main park area. This trail should be designed to accommodate horses, as well as bicycles and pedestrians. Development of this trail should be undertaken as part of Sooke's transportation planning. Trail design and development should meet the minimum standards provided in table 3.9 of this report.



Benefits to the Community:

- Forms a key spine to Sooke's trail system.
- Provides linkages between residential development and the Town Centre.
- Has opportunity to be developed alongside new development projects.
- Allows for safe, convenient alternative transportation.

5. Sooke Road/West Coast Road

Encourage development of safe, well-defined pedestrian and cyclist routes on Sooke Road/West Coast Road during future upgrades including:

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- Cycle lanes in the town centre and connecting to schools (Phillips Road to Gatewood Road).
- Sidewalks in the town centre (Phillips Road to Gatewood Road).
- Sooke River Bridge cantilever.
- Separated multi-use trails outside the town centre (Gatewood Road to Western Border; Phillips Road to the Galloping Goose/West Coast Road crossing).
- Marked wide shoulders outside the town centre (Sooke's Eastern Border to Phillips Road; Gatewood Road to Sooke's Western Border).

Rationale for Recommendation:

Sooke Road/West Coast Road (Highway 14) is the main thoroughfare through Sooke. It is used by vehicles, but is also a major route for cyclists and pedestrians accessing Sooke's downtown area. Three elementary schools and Sooke's high school are all located along this thoroughfare, as well as the Fred Milne Playing Fields and the Sooke Museum. SEAPARC is just off the highway. Additionally, Sooke is a gateway to well-known tourism destinations on the west coast, and a multi-use trail connection in Sooke will help people more safely access this larger system.

The road is deemed unsafe by many pedestrians and cyclists. Residents of Sooke identified improvements to Sooke Road/West Coast Road for pedestrians and cyclists as a 'Top 5' priority for parks and trails



Recommended Actions:

While road upgrades fall under transportation planning and roadway improvements are outside the scope and budget of Parks and Trails, the Parks and Trails Master Plan recommends that the District ensure that dedicated cycling lanes with separated sidewalks and/or a multi-use pathway is implemented along Sooke Road/West Coast Road when road upgrades occur. Planning should take place to ensure that these trails along Sooke Road/West Coast Road interface with the larger trails network.

Implementation of cycling routes, sidewalks and wide shoulders along this route should follow the Trail Design Standards in Table 3.9 of this report.

Benefits to the Community:

- Improves safety.
- Increases cycling and walking opportunities.
- Raises driver awareness.
- Generates economic opportunities.

6. Cycling Lanes

Encourage development of dedicated cycle lanes when road upgrades and new road development are undertaken on:

- Sooke Rd/West Coast Rd (see Recommendation 5);
- Throup Rd & Grant Rd (Phillips Rd to West Coast Rd);
- Sooke River Road (Sooke Rd to Galloping Goose Trail Crossing);
- Phillips Rd (Sooke Rd to Sunriver Way);
- Church Rd (Sooke Rd to Helgesen Rd);
- Otter Point Road (Sooke Rd to Rhodonite Dr);
- Maple Ave (Sooke Rd to Grant Rd West);
- Whiffin Spit Rd; and
- Other routes as identified in the future.

Rationale for Recommendation:

Many cyclists live within Sooke. The lack of supporting infrastructure often deters people from using cycling as alternative transportation. Cycling in Sooke is currently viewed as unsafe, with multiple locations where vehicle, cyclist and pedestrian traffic patterns are confusing and conflicting.

Recommended Actions:

While road upgrades fall under transportation planning and roadway improvements are outside the scope and budget of Parks and Trails, the Parks and Trails Master Plan recommends that the District ensure that dedicated cycling lanes are implemented along the above roads whenever road upgrades occur. Planning should take place to ensure that these cycling routes interface with the larger trails network.

Implementation of cycling trails along this route should follow the Trail Design Standards in Table 3.9 of this report.

Benefits to the Community:

- Provides safer cycling opportunities.
- Improves community connectivity.
- Encourages alternative forms of transportation.
- Raises driver awareness.

7. Trail Connections & Trailheads

Endeavour to form trail linkages shown on Maps D-1 to D-5: Trail Projects Recommendations and described in Tables 1 - 3 in Appendix L: Trails Tables using a combination of off-road trails, sidewalks and wide shoulders

Rationale for Recommendation:

A key desire expressed by the Sooke community was to develop a linked system that permits walking, cycling, horse-back riding and more. Beyond the major trail projects proposed in this plan, bridging community areas is an ongoing task for the District. The goal is to create a 'walkable' community. People often assess the walkability of a community when choosing a location for business, tourism or living. Walkable communities encourage residents to adopt a more sustainable lifestyle and have a relatively small infrastructure cost related to function and



longevity. A walkable community also promotes safety by providing people safe places to walk or cycle that are separate from traffic. A key goal of trail connections should be to provide children with safe routes to schools.



Recommended Actions:

Trail connections must be determined prior to new development or redevelopment so they may be implemented as Sooke's community structure changes. The proposed connections shown on **Maps D-1 to D-5: Trail Projects Recommendations** and described in **Tables 1 - 4 in Appendix L: Trails Tables** were identified through the master planning process as important linkages. These linkages should be preserved or developed when opportunity occurs. Key trail linkages for the District's focus in the short-term could include:

- Gatewood Trail – Amethyst Way Park to Grant Rd. West (#150 on Map D-5)
- Gatewood/Otter Point Connector – Gatewood Trail (proposed) to Otter Point Rd. (#151 on Map D-5)
- Gatewood Connector – Gatewood Rd to Millennium Memorial Park (#106 on Map D-5)
- Throup/Phillips Nature Trail – Throup Rd to Phillips Rd (#86 on Map D-5)
- Grant Road Sidewalk – Philips Rd to West Coast Rd (#90 on Map D-5)
- Waterview Road (new) Sidewalks – Sooke Rd to Waterfront (#98 on Map D-5)
- Lincroft Road (extension) Sidewalks – Murray Rd to Church Rd (#93 on Map D-5)
- Goodmere Road (extension) Sidewalks – Sooke Rd to Church Rd (#94 on Map D-5)
- Otter Point Road Sidewalks – Sooke Rd to Rhodonite Dr (#100 on Map D-5)
- Phillips Road Sidewalks – Sooke Rd to Sunriver Way (#88 on Map D-5)

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- Charters Road Sidewalks – Water St. to Grant Rd. (#89 on Map D-5)
- Wright Rd. Sidewalks – Wright Rd End to Francis Rd (#108 on Map D-5)
- Marathon Lane Sidewalks – Wright Rd. to cul-de-sac (#109 on Map D-5)
- Marathon/West Coast Connector – Marathon Lane to West Coast Rd. (#110 on Map D-5)
- Firwood/Henlyn Connector – Firwood Pl. to Henlyn Dr. (#117 on Map D-5)

Note that trail routes will need to be secured as opportunities arise. Development patterns and use may impact the order in which trail development occurs.

Additional trail routes not shown on the map should be considered when they are identified as a key connecting link. It is important to ensure new development does not obstruct existing or proposed trail routes or existing public desire lines.

Developing trail connections is a long term process that requires cooperation between multiple parties:

- The District should work cooperatively with T'Sou-ke First Nation and complete a co-operative community planning process with T'Sou-ke to identify potential trail routes that effectively and safely connect community members to key destinations.
- The District should work with transportation planners to ensure that trail routes and linkages are factored into new road development and road upgrades.
- The District should work with developers to ensure new developments take into account trail connections when undertaking neighbourhood planning.
- The District should be aware of opportunities to work with other levels of government to develop new trail routes and to secure funding.
- Community groups and special interest groups such as cyclists, horse riders, runners and others should be

connected to trail development to ensure new trail developments meet the needs and expectations of the community.

All new trails construction should comply with the current **Subdivision and Development Standards Bylaw**. Trail development should conform to a set of general standards as described in Table 3.9 and should utilize a consistently high standard of design and development.

In addition to securing trails in and around Sooke, identification of key trailhead locations and development of amenities at these sites should be undertaken.

Trailheads are key points of access to the trails system for both residents and visitors. Major trailheads are located at points that accommodate the largest volume of users.

Major trailheads should include parking, maps/signage, code of conduct information, washrooms, benches, waste receptacles and bike racks. As trail development occurs, trailhead locations should be identified and established. Some key trailhead locations to consider could include:

- Downtown Civic Park (when developed)
- Galloping Goose – Sooke Connector Trail point of divergence
- SEAPARC
- John Phillips Memorial Park/Municipal Hall
- CRD Sea to Sea Lands
- Firwood Park
- Sunriver (Location TBD)
- Others as identified

Smaller, minor trailheads with information and mapping should be located at smaller nodes to support the system's connectivity.

Benefits to the Community:

- Creates community walkability and improves safety.
- Improves commercial and tourism opportunities.
- Provides options to support resident sustainability.

- Promotes Sooke's trails system.
- Provides trailheads so trails users are informed of what is available to them.

8. Trails Signage Strategy

Develop a trails signage strategy to identify trail routes, provide user information and improve trail system navigation in Sooke. Consistent signage should provide information about trail routes, appropriate trail user groups and code of conduct information.

Rationale for Recommendation:

Lack of information about trails and recreation opportunities in Sooke was frequently identified as an issue in parks and trails by the public, stakeholders and staff. People are often unable to find trails or choose not to use them as they are unsure of how to access them. For example, the new Waterfront Boardwalk is a significant asset to Sooke's trail system, yet no obvious signage directs people to this resource. This issue is especially problematic for people visiting Sooke who are unfamiliar with the area. Since a major part of Sooke's economy is based on tourism, providing clear signage that assists newcomers to the community is very important.

In addition, signage should also provide information about trail uses and code of conduct. Conflicts between user groups occur largely due to lack of awareness about who is using the trail. An effective trails system accommodates a wide range of user groups: pedestrians, dog-walkers, cyclists, mountain bikers, wheelchair users, skateboarders, in-line skaters, horse back riders and motorized recreational vehicles. It should be clear what uses are permitted on trails around Sooke.

Recommended Actions:

Effective signage helps inform people about the trails system. Design and development of consistent signage for



Sooke's trails should be in 2009. The types of signs needed for trails will include:

- **Trailhead signs** – These are generally located at a staging area or starting point to a major trail or trails system. These often are visible from a distance and contain key information including trail maps, landmarks, code of conduct information, etc.
- **Directional signs** – These signs provide orientation to a trail and provide cues about trail destinations and in some cases, distances to destinations.
- **Trail marker signs** – On longer trails or in complex trail networks, trail markers should be located at regular intervals or a trail divergence points to provide simple cues about trail routing.
- **Trail distance markers** – Distance markers help people measure distance and understand how far a trail will take them. This is especially useful for people using the trails to exercise or for people without local trail knowledge to understand how long trails are.
- **Interpretive signs** – These signs are used to inform trail users about elements of specific interest – cultural, historical or natural.
- **Code of Conduct Signs** – These should be posted at every public access point to a trail to clearly articulate what trail uses are permitted, regulations that apply and trail etiquette.
- **Reminder signs** – Reminder signs provide users with information about proper trail use at key locations. For example, a “Please stay on the trail” sign may be useful in sensitive areas.
- **Regulatory signs** – These signs provide recognizable cues about trail patterns. For example, stop signs let trail users know they do not have the right of way at an intersection.

A consistent and attractive and sign style should be used. Elements to consider when designing trails signage:

- **Clarity** – An effective design will clearly and concisely display community information related to identification, direction, and operation of trails.
- **Consistency** – All signs in Sooke’s trail system should share harmonious design elements.
- **Information** – Signs must effectively communicate sufficient information to trails users.
- **Design** – Signs should reflect the qualities of the Sooke community.
- **Durability** – Vandal and weather resistance is important when selecting material for signs.
- **Enduring** – Signs should be long-lasting aesthetically, so their style does not become outdated.

Once design of signage has been developed, Sooke should immediately begin signing existing trails. When new trail links are added to the system, signage should be installed as a component of the trail project.

Benefits to the Community:

- Provides clarity and ease of use for Sooke’s trails.
- Encourages more people to make use of Sooke’s trails.
- Reduces conflict between trail users.

ACQUISITION PROJECTS

9. Public Boat Launch Site

Develop a public boat launch along Sooke Harbour to provide access for boat launching and adjacent public parking.

Rationale for Recommendation:

There is currently no suitable location for public boat launching along Sooke Harbour. Water recreation is a unique component of Sooke's recreational base and Sooke basin is known for its calm waters and spectacular scenery. Public boat launches near to commercial centers, such as Sooke's Town Centre, increase economic opportunities and commercial business related to boating and recreation.

Extensive private property and steep topography along Sooke's waterfront leaves limited viable and appropriate sites for boat launch development.

Recommended Actions:

The District should monitor opportunities to acquire waterfront property that would provide easy boat launch access and sufficient adjacent trailer parking. Acquisition of an appropriate public boat launch site should occur as soon as possible to ensure opportunities are not lost. The public boat launch site should be developed with user amenities including a launch ramp, seating, waste receptacles and public washroom.

Benefits to the Community:

- Capitalizes on waterfront, a key element that defines Sooke's character.
- Increases economic opportunities for Sooke.
- Expands recreational and tourism opportunities.



10. Future Sports Field Site

Identify and secure one large land area suitable for future sports field development, recognizing that new sports recreation infrastructure is a long-range goal.

Rationale for Recommendation:

Residents of Sooke identified acquisition of a future sports field site as a 'Top 5' priority for parks and trails.

Organized sports are accommodated on existing fields including Fred Milne Park, Art Morris Park, SEAPARC and School District #62 fields (see Table 3.2 for list of existing Outdoor Athletic Facilities). As Sooke grows and develops existing sports field facilities will become burdened beyond their capacity. Additionally, older facilities are beginning to deteriorate and continuous field use provides little to no opportunity for repair or recovery.

Given Sooke's hilly terrain and forested character, flat sites, suitable to sports field development are limited. An ideal future sports field site should be 5 to 6 ha in size with the layout capacity to fit 4+ adult ballfields and/or 4+ adult soccer pitches as well as concession, field house, parking, viewing areas and other amenities.

Multiple sports fields in one location support large league or tournament play and are more attractive to participants than smaller, scattered sites. Multi-field complexes support multi-level play, improve safety and encourage social interaction. Tournaments, easily accommodated on multi-field sites, are an economic draw and can bring hundreds of participants into a community.

Recommended Actions:

The amount of land needed to accommodate a sports field complex is not generally available through subdivision land dedication. The District must identify potential sites as soon as possible and develop a plan to acquire a site. The ideal location for new sports fields in Sooke is the Throup Road area, which already supports a large number of outdoor athletic amenities including Art Morris Park,



SEAPARC, Journey Middle School Fields and Sooke Sk8te Park. Providing additional fields in this area would complement existing resources and develop the area as Sooke's key recreational node. This location is also near to Sooke's Town Centre, and provides access to commercial resources within easy walking distance. Should the District be unable to acquire a site within this area, other locations should be considered. The best locations for sports fields are within multi-use areas, where participants have access to commercial services and other recreational amenities.

Planning a project of this magnitude should include stakeholder consultation with SEAPARC, the Community Association and School District #62, owners and operators of the existing sports fields in Sooke.

Opportunities to partner with a stakeholder or private investors could assist in acquiring land early for sports field development. Funds from the Park Land Acquisition Fund will be needed to purchase lands and strategies to increase the Acquisition Fund should be pursued (Refer to Section 7.6: Funding Strategies). To facilitate early purchase, borrowing may need to be considered.

This plan suggests that sports field land be secured early on, but sports field infrastructure should be undertaken as a long-term project as need for additional fields increases and funds are available. In the interim, secured land may be used for other recreation such as trails and passive recreation on the condition that it is recognized as a future sports field site.

Benefits to the Community:

- Ensures sufficient, well-located field space is available as the community grows.
- Secures suitable land early, before opportunities are lost.
- Provides a single, large site conducive to league play and tournaments.
- Adds parkland to Sooke's system which is available for other uses until demand warrants field development.

11. New Neighbourhood Parks

New parks should be added to the parks and trails system to provide recreational or green spaces in new development areas. New parks should be planned and developed with the goal of providing services to neighbourhoods. New parks should achieve one or more of the following priorities:

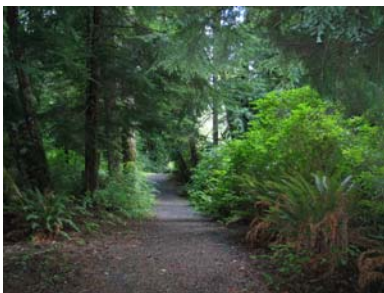
- Any of the Class 'A' through 'D' projects described in this report.
- Linear Parks to support a connected trails system and provide pedestrian/cyclist routes to link to the larger trail system or key community nodes.
- Shoreline park areas where land abuts the harbour, lakes or watercourses.
- Parkland along Sooke River.
- Environmentally significant, sensitive or unique spaces, wildlife corridors and key habitat areas that contribute to Sooke's overall character as a 'green' community.
- Playground facilities to provide children's play amenities within walking distance (+/- 500m) for new community members.
- Rainwater management facilities with integrated recreational features (ie. trails, seating, etc).
- Programmed parks that will fill a void in the existing parks system or meet a particular community need.

Rationale for Recommendation:

As Sooke develops it is anticipated that parks will be required in new residential areas. It would be expected that new parks will be added to the system. The goal of a parks and trails system is to provide adequate recreational resources that are accessible by all members living in a community.



The new Stone Ridge Development includes a linear trail dedication that connects the community. This well-designed and developed trail is a strong example of appropriate neighbourhood park space dedication



Sunriver Nature Trail Park is a good example of park dedication that will protect Sooke River.

Over years of development in Sooke, many small, passive park spaces have been dedicated during development. Several of these parks are devoid of public amenities and are consistently underutilized. The District of Sooke has numerous parks in its system. Parks funding does not currently have the capacity to develop and maintain all the parks to a consistently high standard.

By providing direction for new neighbourhood park facilities, the District is able to carefully review parks dedication plans to ensure it meets an identified community need. It is suggested that priorities for neighbourhood parks should include:

- **Class 'A' though 'D' projects:** These specific projects were identified by the community as park uses that would be desirable in Sooke.
- **Linear Parks:** Sooke residents identified a need to improve community linkages. Linear park dedications can help create a more cohesive network.
- **Shoreline Park:** Sooke has extensive shoreline, but much of it is not publically accessible. New park dedication along the shoreline would provide new opportunities for accessing this resource.
- **Parkland along Sooke River:** Sooke River is a sensitive fish-bearing stream. To date, development has been limited and the watercourse largely protected. As Sooke develops, the River should continue to be protected, with parkland dedication where possible.
- **Environmentally sensitive areas:** Sooke is surrounded by natural environments that define its character and protect its wildlife. New development should take into account sensitive areas and where appropriate, parkland should be dedicated to protect them. Any parks that are dedicated to wildlife must be sufficient in size to provide adequate space for the resource being protected.
- **Playground facilities:** New communities should provide playgrounds within walking distance for their residents. Comfortable walking distance is defined as

½ km. New playground developments should be designed with children in mind, offering a variety of play opportunities and engaging a range of ages. Tot lots that provide limited recreation opportunity and no other amenities should not be accepted.

- **Rainwater Management Facilities:** When developed properly, rainwater management facilities can be an aesthetic enhancement to a park, as well as a practical approach to gathering and treating rainwater, prior to its release into the natural water system (see **Recommendation #13**).
- **Programmed Parks:** As Sooke grows, new needs or community demands may emerge. New park dedications should provide programming ideas that satisfy the needs of the community. The District should carefully review all proposed greenspace dedications to determine if they provide a service to Sooke's community.

Recommended Actions:

Care must be taken to ensure additional extraneous lands that tax the parks funding base, are not added to the system. Careful review of all subdivision parks dedication proposals should be undertaken. Parks properties dedicated in new developments should satisfy one or more of the priorities listed above and should be secured on portions of land desirable for parks and trails. New neighbourhood parks should provide a minimum 0.2 ha of usable park space. Lands dedicated because they are unbuildable due to terrain or other issues should not be accepted. If proposed parks dedication at the time of subdivision does not meet one of the priorities listed above, rather than dedication of smaller parks that do not contribute to the parks and trails vision, the District should accept cash-in-lieu.

Benefits to the Community:

- Ensures new parks are added to serve new residential areas as they develop.

- Provides criteria to determine if proposed parkland dedication is meeting the needs of the community.
- Helps prevent dedication of new parks that do not meet the parks and trails vision.

IMPROVEMENT PROJECTS

12. Shoreline Access Signage

Provide signs at all existing foreshore road ends to minimize encroachment and indicate public access points.

Rationale for Recommendation:

Coastal shoreline is fundamental to Sooke's unique character and heritage. Residents of Sooke identified shoreline access development as a 'Top 5' priority for parks and trails. Sooke has 21 coastal foreshore road ends along Sooke Basin, many of which are capable of providing public access to the shoreline. However, many residents and visitors to Sooke are not aware that these are available for public access. Prior to developing shorelines accesses, a signage strategy should be completed.

Recommended Actions:

In the short-term, all road access points should be signed so both the public and adjacent land owners recognize that they are public open space. Consistent District of Sooke signage should be designed and put up to designate shoreline access points. Adjacent landowners should be informed of access points adjoining their properties and should be asked to ensure they are not encroaching on public land.

Benefits to the Community:

- Provides awareness of shoreline access points.
- Minimizes encroachment on public lands.
- Increases shoreline recreation opportunities.

13. Rainwater Interpretation

Highlight the natural processes and values of rainwater management facilities in parks and look for new opportunities to integrate rainwater management in parks and trails.

Rationale for Recommendation:

The District of Sooke has taken a forward-looking approach to rainwater management. Multiple existing parks integrate rainwater management facilities including: Ponds Park, Sunriver Stormwater Pond & Trail, Govenlock Park, Driftwood Ponds Park and John Phillips Memorial Park.

When developed properly, rainwater management facilities can be an aesthetic enhancement to a park, as well as a practical approach to gathering and treating rainwater, prior to its release into the natural water system.

Recommended Actions:

The District of Sooke should continue with its current approach to utilizing necessary rainwater storage areas as open spaces and should encourage new developments to provide these natural treatment systems. Sooke is currently undergoing a Rainwater Management Process for some watercourses which looks at detailed water systems and could be an opportunity to incorporate rainwater management and park and trail elements. Sooke is also developing a Liquid Waste Management Plan for Rainwater which looks at the larger rainwater management picture.

While implementation of rainwater management systems in new neighbourhood planning should be encouraged, the District should not unilaterally accept these spaces at the expense of other park space dedication. Careful review of all subdivision applications should consider what types of parks spaces best serve the public and where



appropriate, rainwater management may compose a portion of parks space.

The **Liquid Water Management Plan (Rainwater)** will provide detailed recommendations for integrating rainwater management facilities. Any new rainwater facilities should meet the goals and requirements outlined in the final LWMP.

Visibility of rainwater treatment systems by the public is an educational resource. The District should identify opportunities to incorporate interpretive information into rainwater management sites in Sooke.

Benefits to the Community:

- May be aesthetic enhancements to parks.
- Encourages public education about rainwater systems.
- Provides opportunity for thoughtful integration of rainwater management into public open space.

14. Broom Hill Crown Lands Recreational Trails Network

When the Treaty Negotiation process for the Broom Hill Crown Lands has concluded, the T'Sou-ke Nation/ District of Sooke MOU Working Group should meet to discuss T'Sou-ke Nation's plans for the Broom Hill Treaty Settlement Lands.

Rational for Recommendation:

The Broom Hill Crown Lands are part of the traditional T'Sou-ke area and are currently under Treaty Negotiation. The District wishes to cooperate with T'Sou-ke Nation to determine if there could be a future recreational trails component within this area.

The current trail network on the Broom Hill Crown Lands is a popular hiking, mountain biking and equestrian area for people living in and around Sooke. The recreational trails traverse the District of Sooke/Juan de Fuca Electoral Area border and are situated largely on Provincial Crown

Lands. The master planning process identified the Broom Hill Recreational Trails as one of the public's 'Top 10' priorities for parks and trails.

Recommended Actions:

When the treaty negotiation process has concluded, the District should work co-operatively with T'Sou-ke Nation within the existing MOU agreement to discuss and share T'Sou-ke Nation's plans for the future of the area. If T'Sou-ke determines that recreation trails will be a component of the area's use, further cooperative discussion and planning should be undertaken to determine how recreation trails may be incorporated.

The Juan de Fuca Community Trails Society has long been dedicated to maintaining the recreational trails in Broom Hill and has extensive knowledge about recreation hiking, mountain biking and horse-back riding in the area.

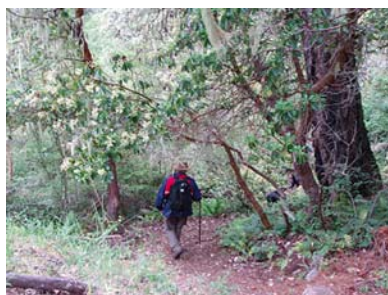
The Crown Lands also traverse the Sooke/Juan de Fuca Border, so it will be important to include the Juan de Fuca Electoral Area in discussions about any trails.

Other groups including hiking, mountain biking and horse-back riding clubs frequently utilize the trails and have specific knowledge about trail routes and use. This information should be gathered and shared.

A gathering of the above key groups to a cooperative discussion on the long-term goals for the recreational trails in this area could be a first step in understanding the collective expectations for this area.

Benefits to the Community:

- Works within the existing T'Sou-ke Nation/District of Sooke MOU to create a forum for discussion.
- Provides the opportunity for a cooperative project.
- Considers the possibility of the recreational trail network as a recreational resource.



5.2.3 Class 'B' Projects (6 to 12 years)

Class 'B' projects were identified by the public as having high priority for implementation; though not as high as Class 'A' projects. These also include projects that may be desirable to complete in the 6 to 12 year timeframe to coincide with other planning projects such as Town Centre or Transportation improvements. **Refer to Maps C-3 and C-4 in Part 6 for Class 'B' Projects.**

TRAILS PROJECTS

15. Multi-Use Trail - School/Park Route

Develop an east/west off-road, multi-use trail that accommodates pedestrians and cyclists utilizing existing trail routes in and around Ponds Park and adjacent developments and adding new trails to create a complete route from Throup Road at Journey School to Whiffin Spit Road.

Rationale for Recommendation:

Throughout the master planning process, residents and stakeholders have expressed a desire to have improved off-road pedestrian, cycling and horse routes. Pedestrians and cyclists often prefer to be separate from traffic for safety and comfort. The success of multi-use trails in urban areas such as the Galloping Goose and Lochside Trails in Victoria and the Parkway Trail in Nanaimo demonstrate the appeal of multi-use trails.

A complete multi-use trail from Charters Road to West Coast Road at Whiffin Spit would provide access to multiple destinations including:

- Journey Middle School
- École Poirier Elementary
- Art Morris Park
- Sooke Sk8te Park

- Ponds Park
- John Phillips Memorial Park
- District of Sooke Offices
- Millennium Memorial Park
- Residential areas
- Sooke's Town Centre

Recommended Actions:

Some of the trail infrastructure is already in place for this trail. Other portions of the trail would require land acquisition to complete the route. The route would be a combination of elements including:

- Existing Trails in Parks – Ponds Park, Millennium Memorial Park;
- Existing Trails through developments;
- New Trails in Parks – Nott Brook Park, John Phillips Memorial Park;
- New trails through new development areas;
- Trails along creeks;
- Trails through school properties; and
- Street connections if/where needed.

Sooke should begin immediately compiling the land necessary to complete this trail. Careful consideration will be required to determine trail use and surfacing. Sooke should consider if this off-road route should accommodate horses, as it is the only semi-urban route built away from roadways. It is necessary to recognize that development of this trail route will be a long-term process that develops over time as opportunities arise. Development of this multi-use trail requires consultation and negotiation with land owners and detailed study to identify a workable trail route. New subdivision areas along the proposed trail route should be required to dedicate linear park to support this trail. Purchase, where needed, may be used to obtain portions of trail not available through other means. Road



crossings and connections to adjoining cyclist/pedestrian would require careful consideration and design.

Benefits to the Community:

- Forms a key spine to Sooke's trail system.
- Provides linkages between multiple key destinations.
- Has opportunity to be developed alongside new development projects.
- Allows for safe, convenient alternative transportation.

16. Waterfront Walk – Section B

Expand the waterfront boardwalk and trail west from Maple Avenue to Wright Road.

Rationale for Recommendation:

Coastal Shoreline is a key component of Sooke's unique character. The boardwalk from Ed Macgregor Park to Murray Road is a testament to the community's dedication to providing public shoreline access.

A complete waterfront walk from Sooke River to Whiffin Spit is a long-term vision for Sooke.

By identifying this continued goal, lands may be secured and portions of the trail completed in realistic phases. The second portion of this connection would be from Maple Avenue to Wright Road.



Recommended Actions:

Continue the existing boardwalk to provide a complete connection from Maple Avenue to Wright Road.

Boardwalk design and construction should match the existing boardwalk. Where possible, move from boardwalk to shoreline multi-use trail. This will provide a varied experience for trail users and pathways are more cost effective to build where land can be secured.

Negotiations should occur with landowners to obtain linear connections for trails. Any subdivision or rezoning

of land along the waterfront trail corridor should make provisions for trail connections.

Benefits to the Community:

- Capitalizes on waterfront, a key element that defines Sooke's character.
- Strengthens the link between the community and the harbour.
- Expands recreational and tourism opportunities.
- Improves pedestrian connections.

17. De Mamiel Creek Trails

Create connections between the existing trails in De Mamiel Creek Park and identify a location to develop a trail connection bridging the Creek to connect to the Throup Road/Journey Middle School area.



Rationale for Recommendation:

Portions of trail have been developed in De Mamiel Creek Park; however they are currently not connected. Creating a walking loop would provide enhanced recreation opportunities for people living in and around Sunriver Estates.

Recommended Actions:

A pedestrian connection across De Mamiel Creek should be developed to help create a strong pedestrian link between the Sunriver neighbourhoods and Sooke's core. Public feedback suggests there are suitable locations that would support a pedestrian/cyclist link. This link would connect the Sunriver neighborhood with Journey Middle School, École Poirier Elementary School, Art Morris Playing Fields, SEAPARC, Throup Road, Sooke Town Centre and other destinations. It would provide people an alternative to walking, cycling or driving down Phillips Road to reach the core of the community.

Trails around De Mamiel Creek must be well-defined to protect the creek, a salmon-spawning watercourse. Bridge design should accommodate pedestrians, cyclists and horses. As trails develop, residents should be educated that De Mamiel Creek is a wildlife corridor and that residents should take proper precautions when using these trails.

Benefits to the Community:

- Improves pedestrian connection between Sunriver Estates and Sooke's core areas.
- Potentially reduces traffic on Phillips Road.
- Enhances recreation opportunities along De Mamiel Creek.

ACQUISITION PROJECTS

18. Town Centre Civic Park

In accordance with the Sooke Town Centre Plan, identify an appropriate location and develop a town centre civic park that reflects Sooke's character and encourages public gatherings and events.

Rational for Recommendation:

Public feedback indicated a strong desire for development of a downtown public space. Currently, park space in the town centre is very limited.

Past planning has indicated an ongoing interest in the acquisition and development of a downtown park area. The 2001 OCP, policy 10.1.9 states:

Establish a "Town Square" as a Town Centre urban park and gathering place for civic and cultural events, and develop strong connections to the waterfront and surrounding neighbourhoods.

The 2009 Sooke Town Centre Plan supports this goal by suggesting that a civic square be incorporated as a key component into the new main street of Sooke.

Precedents indicate that a great downtown requires an appropriate amount of useable open space. Civic parks provide a heart for a city and a well-designed and used space can garner community pride. The Victoria Harbour walkway and Maffeo-Sutton Park in Nanaimo are two civic spaces that have become vibrant venues for community gatherings. A central civic park would provide opportunities for the District to incorporate arts, culture, economic prospects and tourism into its fabric.



Recommended Actions:

As Town Centre development occurs, locate and develop a civic park along the main street, identified in the Sooke Town Centre Plan as Waterview Street. The ideal location for a civic park is adjacent to other civic uses, such as the proposed civic centre noted in the Sooke Town Centre Plan. The civic park should also be easily accessible from surrounding commercial developments. Sooke should strive to secure a civic park space that is 1 to 2 acres (0.4 to 0.8 ha) in size and should seek opportunities to acquire a portion of the required space through subdivision development.

When the space has been acquired, the park should be developed as a civic plaza, with features such as open space for markets and public events, seating, information kiosk, sculptural or water features and vegetation. Construction of this park will likely coincide with the development of Sooke's new main downtown street.

Benefits to the Community:

- Creates a 'Heart' for Sooke.
- Provides residents, employees and visitors to the downtown core a place to enjoy the outdoors.
- Provides gathering space for public events.

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19. Connections to Broom Hill Recreation Trails

Secure parkland to maintain and improve trailheads and access points into the Broom Hill recreation trails at the following key locations:

- Blanchard Road
- Firwood Park
- Henlyn Drive
- Sellars Road
- Stoneridge Estates
- Erinan Subdivision
- Other New Subdivisions
- (as they develop)

Rational for Recommendation:

If it is determined that the Broom Hill recreation trails continue to be a recreational destination (See Recommendation #14), key lands within the District of Sooke should be acquired to provide continued access to the trails. Most of the recreational trails in Broom Hill are on Crown Lands with are currently under Treaty Negotiation; however, in many cases accesses to the existing trails is on private lands. As development occurs or lands change hands, trail access points may be compromised.



Recommended Actions:

Many private properties in this area are currently zoned residential and could be subject to future development. A development requirement for properties adjacent to the Broom Hill recreation trails should include park dedication to ensure access to designated recreation trails is maintained.

If an adjacent development is proposed the District should consult with T'Sou-ke Nation to determine if/where appropriate locations exist to provide trail connections.

When trail locations are determined, trailhead facilities should be developed at key access points. Typical trailhead facilities could include small parking areas, horse trailer parking, maps/signs of trail routes, code of conduct information, benches, waste receptacles and bike racks.

Benefits to the Community:

- Ensures continued access to designated recreational trails.
- Provides a location to implement Broom Hill trail user information.

IMPROVEMENT PROJECTS

20. Shoreline Access Improvements

Develop accessible foreshore road ends to provide public shoreline recreation opportunities.

Rationale for Recommendation:

Coastal shoreline is fundamental to Sooke's unique character and heritage. Residents of Sooke identified shoreline access development as a 'Top 5' priority for parks and trails. Unfortunately, past development has limited current public access to the shoreline. Sooke has 21 coastal foreshore road ends along Sooke Basin, many of which are capable of providing public access to the shoreline. While it may be impractical and costly to develop all these properties, key road end developments could provide additional recreational opportunities.

Some road ends already provide public facilities, including Austins Place (Eakin Park) and Murray Road (stairs to Rotary Pier).

Recommended Actions:

The Parks and Trails Master Plan recommends that the District carry forward with implementing shoreline access improvements based on the recommendations from the 2002 *Public Foreshore Access Report* and supplemental ideas suggested during this parks and trails planning process.

Primary shorelines to focus on:

- Kaltasin Park – Kayak/Canoe Pull-up.



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- Wright Road – Trail development; Connect to waterfront walk.
- Sooke Road (Cooper's Cove) – Kayak/Canoe Pull-up.
- Billings Road – Trail improvements.
- Goodridge Road – Kayak/Canoe Pull-up.
- Possession Point Road Access – Kayak/Canoe Pull-up; Connect to waterfront walk.
- Seabroom Park – Boardwalk/park area; information about saltwater marsh/ecological sensitivity.
- West Coast Road – Kayak/Canoe Pull-up.
- Belvista Place Access – Kayak/Canoe Pull-up/park area.

Beyond the primary shoreline developments listed above, if funding/desire permits, secondary shoreline development considerations could include:

- Cobbler Road Access
- Dufour Road Access
- Clairview Road Access
- Terrott Road Access
- Winnipeg Road Access
- Saseenos Road Access
- Laidlaw Road Access

Typical user amenities to be offered at shoreline access points include trails, stairs (where needed), boardwalks (where needed), parking, canoe/kayak launches, interpretive information, benches and waste receptacles. Each site will require specific amenities suited to its location and natural character.

All shoreline access development should take into account the possible presence of cultural middens. A strategy to inform people of possible presence of these sites should be created in co-operation with T'Sou-ke Nation to provide information to the public via signage, website information and/or brochure development. It may not be desirable to identify known locations of middens, but to ensure people

are aware of how to proceed should they discover these cultural remnants.

Benefits to the Community:

- Improves sought-after coastal access.
- Effectively utilizes existing public open space.
- Provides water-based recreation opportunities.

21. John Phillips Memorial Park

Carry forward the design and implementation of John Phillips Memorial Park as a centerpiece community park, based on recommendations from the 2006 Conceptual Plan developed by the John Phillips Memorial Park Trust Committee.

Rationale for Recommendation:



John Phillips Memorial Park, an approximately 7 ha portion of the former John Phillips Memorial Golf Course, was acquired by the District as Park in 2005 as part of a rezoning agreement. The park is located centrally within the community. It is within easy walking distance of downtown, adjacent to the District Offices and close to several of Sooke's residential areas.

The location and size of this park have the potential to make it a centerpiece of the parks and trails system. Since the closure of the golf course, no development of the park has occurred. Detailed rainwater management plans for the rainwater pond is currently underway.

Recommended Actions:

In 2005-2006, the John Phillips Memorial Park Trust Committee was formed with the mandate to consult the public and report back to Council with a plan for the park. The process resulted in the development of a program and phased conceptual plan for developing the park. The completed conceptual plan should be reviewed and plans for the park confirmed. Parks project ideas that were

identified during this parks and trails master planning process, specifically Disc Golf (See **Recommendation 22: Disc Golf**), should be given consideration as detailed design for the John Phillips Park is executed. Appropriate design professionals should be hired to develop the detailed design and budgets for implementation.

John Phillips Memorial Park is classified in this plan as a Class 'B' project. However, if Class 'A' projects are completed early or additional funding is secured, John Phillips Memorial Park should be the first project to be elevated in priority.

Benefits to the Community:

- Develops a central, accessible park space.
- Utilizes a large, focal area that has capacity to support multiple program elements.
- Extensive effort and public process to determine a program for the park have already occurred.

22. Disc Golf

Determine an appropriate location for a disc golf course and design and develop it as a community recreational feature for residents and visitors.

Rationale for Recommendation:

Disc golf is a recreational sport similar to traditional golf, with a disc being thrown from a tee area to a target (a basket, pole or other element). Disc golf is popular on Vancouver Island, providing free, informal recreation for almost any age or ability. Residents of Sooke have suggested Disc golf as a possible new type of recreation for Sooke.

Disc golf courses are generally 9, 18 or 27 holes in length and require anywhere from 2 ha to 16 ha of land depending on the level of difficulty and length of the course. The best courses are those that provide a mix of vegetated areas, open terrain and challenging topography.

Trees, shrubs, rocks and other obstacles are integrated into disc golf courses as challenges.

Disc golf can exist either in its own park, or may be integrated with other park uses. Consideration of surrounding uses is necessary when selecting a course location, as disc golf can conflict with some adjacent uses such as playgrounds, sports fields/courts or roads. Sensitive areas are not generally appropriate locations for disc golf as it cannot be confined to a defined path.

Recommended Actions:

A detailed planning study should be undertaken to determine the most appropriate location for disc golf in Sooke. Locations suggested for consideration include:

- **John Phillips Memorial Park** – The existing wooded areas from the original golf course would work well for vegetated areas and open fairways with challenging terrain would provide a varied course. An issue with John Phillips is that the park is only 7ha in size, and Frisbee golf could displace or conflict with other park uses recommended in the 2006 Conceptual Plan for the park. One option could be to extend play through to the adjacent Ponds Park if more room is required. John Phillips Memorial Park would be the most appropriate location currently available to support disc golf.
- **Winfield Road Park** – This park is about 2 ha in size and is comprised of dense brush and lower-quality vegetation with varied terrain. There is a low-lying wetland area that would require protection. A large tract of land zoned R1 is adjacent to this park and has not been subdivided at this time. A parks dedication adjacent to Winfield Park during subdivision could add space to accommodate a larger course. An issue with this area is its distant location from the recreational hubs of the community. People would be required to make a dedicated trip to this park to play disc golf. New facilities including parking and washrooms would be needed to support this type of



recreation. Further investigation of this space would be required to determine its viability.

- **Undeveloped Community Association Land** – If consultation with the Community Association determined that disc golf could be a viable use for their undeveloped land, a study could be done to see if the physical character of the park would support this use. The Community Association Land has wooded areas and challenging terrain. Course development in this area would require clearing and any development would need to protect and preserve the existing watercourse. The park is about 2.8 ha in size, large enough to support a disc golf course. An advantage to this location is its proximity to SEAPARC which could be approached as a partner to help facilitate parking, washrooms and a course starting point. It is also in the recreational hub around Throup Road and within walking distance of schools, other parks and downtown. De Mamiel Creek Golf course is adjacent to the park and should it cease to be used as a golf course the District could acquire additional area for disc golf.
- **Other Location** – If none of the above locations prove viable for disc golf, the District could seek opportunities to acquire land for this express purpose, likely through subdivision dedication.

Regardless of location, a disc golf course requires effective design and development for success. It is recommended that the District work with an experienced group/designer for development of a course. The Island Disc Golf Society (www.islanddiscgolf.com) based in Victoria is a registered non-profit society that would be a good resource to consult to develop a Disc Golf course in Sooke.

Benefit to the Community:

- Provides a new type of informal, low-cost recreation in Sooke.
- Integrates a sport popular for Island residents.
- Presents an opportunity for tourism.



23. Playgrounds

Where need warrants and funding is available, upgrade and add new playground facilities to parks in neighbourhoods that do not already have access to nearby playgrounds.

Rationale for Recommendation:

Community development ideals suggest that in urban areas, families should have access to a playground within walking distance of their home. Generally a distance of +/- 500m would be considered walking distance. District parks and local schools currently provide playground facilities at:

- Broom Hill Park
- Brooks Road Park
- Pineridge Park (requires upgrades)
- Sunriver Estates Tot Lot
- John Muir Elementary School
- Sooke Elementary School
- École Poirier Elementary School
- Saseenos Elementary School

Recommended Actions:

The District should identify and pursue funding opportunities such as the BC LocalMotion Fund and the Rick Hansen Let's Play Grants. Should funding for infrastructure be secured, playground facilities should be added in parks identified as being in undeserved areas. Parks to consider for playground improvements/additions include:

- Pineridge Park (upgrade)
- Winfield Road Park
- Ed Macgregor Park
- Sooke Lions Park (partnership with Lions Club)
- John Phillips Memorial Park

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- Kaltasin Park
- Blythwood Park
- Cedarview Place Park
- Deerlepe Park
- Other parks identified by the community

Refer to **Map E-1: Playground Recommendation** for more information about walking distance to parks and recommended future playground locations.

Benefits to the Community:

- Increases the number of residents that have playgrounds within walking distance of their home.
- Promotes healthy living.
- Grants may be available to support playground initiatives.

24. Community Gardens

Assess public support for community gardens in new development areas or existing neighbourhoods. If public support is present, design a process to develop a community garden through a partnership between the local government and the community.

Rationale for Recommendation:

In BC and throughout North America community gardens have been recently gaining momentum as a way to develop healthier and more sustainable communities. Community gardens provide local residents with the opportunity to produce their own local, healthy food sources increasing food sustainability in the community and empowering people.

They contribute to a healthy, food-secure community by:

- Providing nutritious, chemical-free home-grown food.
- Providing an opportunity for skill development, including social skills and work skills.



- Building community by cultivating a sense of commitment and ownership towards the neighbourhood.
- Creating great public spaces that attract people with a common purpose and encourage conversation and social interaction.
- Providing opportunity for physical activity for any age and providing therapeutic benefits.
- Increasing awareness of local food cycles.
- Permitting a reconnection with nature.
- Decreasing greenhouse gas emissions related to fossil-fuel intensity of good production and distribution.

Many commonly perceived barriers to community gardens have now been overcome with successful programs in other jurisdictions. Sooke exhibits a strong sense of community. This along with programs, such as the Culinary Arts program at Edward Milne Community School reflect a link between the community and their food systems. These strengths would likely support the future development of community gardens.

Recommended Actions:

The District of Sooke should begin to garner feedback from the community to determine if and where community gardens could be desired by the community. Long-term success of community gardens requires commitment from both the local government and from community organizations. Developing a partnership between the local government and interested community members helps create greater resident buy-in and a sense of ownership and responsibility.

Multiple resources are available today to help communities interested in learning more about community gardens. The American Community Garden Association is a good first step in obtaining information.

<http://www.communitygarden.org/>

Benefits to the Community:

- Increases the opportunity for residents to grow their own food locally.
- Promotes healthy living and a sustainable community.
- Provides new opportunities for social interaction, physical activity and community engagement.

5.2.4 Class 'C' Projects (13 to 20 years)

Class 'C' projects include those ideas that held less public appeal or have existing constraints to development. These also include projects that may be desirable to complete in the 13 to 20 year timeframe to coincide with other planning projects and new development. **Refer to Maps C-5 and C-6 in Part 6 for Class 'C' Projects.**

TRAILS PROJECTS

25. Waterfront Walk – Section C

Expand the waterfront boardwalk and trail east from Murray Road to Charters Road.

Rationale for Recommendation:

Coastal shoreline is a key component of Sooke's unique character. The boardwalk from Ed Macgregor Park to Murray Road is a testament to the community's dedication to providing public shoreline access.

A complete waterfront walk from Sooke River to Whiffin Spit is a long-term vision for Sooke.

By identifying this continued goal, lands may be secured and portions of the trail completed in realistic phases. The third portion of this connection would be from Murray Road to Charters Road. This connection should coincide with development in the Town Centre. A key principle outlined in Sooke's Town Centre Plan is to provide additional access to the waterfront. Future implementation of the Town Centre Plan should take into account this principle, and work to develop trail routes and boardwalk adjacent to the water in the town centre.

Recommended Actions:

Continue the existing boardwalk to provide a complete connection from Murray Road to Charters Road.
Boardwalk design and construction should match the



existing boardwalk. Where possible, move from boardwalk to shoreline multi-use trail. This will provide a varied experience for trail users and pathways are more cost effective to build where land can be secured. In some locations it may be necessary to move the trail away from the shoreline due to private property constraints. Negotiations should occur with landowners to obtain linear connections for trails. Any subdivision or rezoning of land along the waterfront trail corridor should make provisions for trail connections.

Benefits to the Community:

- Capitalizes on waterfront, a key element that defines Sooke's character.
- Strengthens the link between the community and the harbour.
- Expands recreational and tourism opportunities.
- Improves pedestrian connections.

26. Flowline Trail

Develop a wilderness hiking trail along the historic former Flowline route.

Rationale for Recommendation:

The Flowline route runs from the Sooke Reservoir through Sooke Potholes Park, south and east through CRD Sea to Sea lands to the eastern border of Sooke. The Flowline was originally built in the early 1900s to supply water from Sooke Lake via a 44km concrete flowline to Victoria. The Victoria length of pipeline was abandoned in the 1990s while the Sooke portion remained open to supply water to Sooke. The CRD is currently building a new supply pipeline for Sooke and when the new pipeline is complete, the historic Flowline will no longer be used to distribute water. This flowline represents a unique part of Sooke's history and winds its way through some of Sooke's most beautiful wilderness.



Recommended Actions:

The Flowline is situated on CRD-owned ROW. Discussion with the CRD regarding the future of this ROW should be undertaken. If Sooke is able to secure the existing route, trail development along the Flowline should be undertaken. The route is in deep wilderness, so detailed trail planning and design would need to be undertaken to determine how the trail would be integrated. Stairs, trail rerouting, signage and amenities would need to be considered. Detailed design and planning of the route would be necessary.

This trail has potential, not only to be a significant natural hiking experience, but a historical route that recognizes a noteworthy part of Sooke's past.

Benefits to the Community:

- Provides a natural hiking experience.
- Acknowledges an important part of Sooke's history.
- Makes use of an existing ROW.
- Connects to the Sea to Sea lands, Sooke Potholes and the Galloping Goose.

27. Pascoe Road Trail

Develop a pedestrian trail and bridge connection along De Mamiel Creek from Pascoe Road to Sunriver Estates and Helgesen Road. Trail development must use sound environmental design and construction.

Rationale for Recommendation:

Pascoe Road, at the north of Sooke, is part of a rural residential neighbourhood. Development of a trail along De Mamiel Creek from Pascoe Road, connected to Helgesen Road and Sunriver Estates would create a stronger connection between this northern neighbourhood and the more urban areas to the south. A trail along the creek would help protect it as a natural resource, ensuring its longevity as a natural recreation corridor.

Recommended Actions:

Trail planning and development along this route should provide recreational hiking with sensitive routing and development adjacent to the creek. A defined trail route will discourage people from damaging sensitive off-trail areas. As with any natural trail area, proper signage and information would be required to ensure trail users recognize De Mamiel Creek as a sensitive fish and wildlife corridor.

**Benefits to the Community:**

- Connects northern Otter Point and to urban areas.
- Protects a natural and recreational corridor.
- Creates a safe, well-defined nature walk.

28. Rural Loop Trail

Develop a defined Rural Loop Trail that completes an entire loop around rural Sooke and provides a thread to which other trail routes can connect.

Rational for Recommendation:

Sooke is home to multiple clubs and organizations that promote cycling, walking, mountain biking, hiking, equestrian, ATV riding and more. While Sooke currently has access to multiple rural and backcountry trails, these trails are often isolated, disconnected and difficult to access from the urban centre. By developing a perimeter loop trail, these trails can be tied together as a larger trails network.

A key component to the development of a loop trail and connected network is development of signage and information. A start/terminus point or points should be identified for the loop trail and a trailhead developed at this location(s) to inform trail users of what is available.

Recommended Action:

The District should explore possible loop connection routes to link existing and proposed trails. Developing this route should involve input from local trail users who have extensive knowledge of the area. A first step in this process will be to identify an appropriate start/terminus point(s) for the loop. This trailhead location should be located within the urban Sooke area, so people may start their journey from within Sooke and make their way into the backcountry without having to use a vehicle. Trail uses should be considered, notably less urban uses such as horses and ATVs and trails and river crossings designed to accommodate all anticipated uses.

When developing this loop, the District should look for opportunities to tie into or incorporate existing trail routes. The rural loop trail route should link up other trail resources such as:

- Galloping Goose Regional Trail
- Possible Broom Hill Recreational Trails
- Trails around Kemp Lake
- Pascoe Road Trail
- Proposed Flowline Trail
- Existing Charters Creek & Harrison Trails
- Proposed Urban Multi-use Trails
- Other routes as identified

Trail development planning should include an extensive stakeholder consultation process with existing land owners to identify opportunities and issues related to a neighbouring rural trail.

Benefits to the Community:

- Links up existing and proposed trail routes to form a connected trails network.
- Provides opportunity for people using backcountry trails to start in Sooke.

- Creates a major trailhead location to provide information and amenities to trail system users.

ACQUISITION PROJECTS

29. Goodridge Peninsula

Acquire a portion of Goodridge Peninsula for a linear shoreline park that recognizes the area's natural values.

Rational for Recommendation:

Goodridge Peninsula is a former heavy-industrial site, with past uses that have degraded the surrounding estuary and shoreline. Despite its past use, the location and surrounding environment of Goodridge Peninsula creates potential for it to be a spectacular and unique asset. A park on a portion of the Peninsula has inherent value as an ecological resource and recreational corridor. Additionally, archaeological and culturally historic sites likely exist on the Peninsula.



Recommended Actions:

The future of Goodridge Peninsula is still unknown, but the land could likely at some future point be developed. The District should ensure that any future development on Goodridge Peninsula requires dedication of a portion of the land to park.

A linear park, similar to the very popular Whiffin Spit Park, would provide people with views of the Sooke Basin and ocean and could be a trail start/terminus for a walk that includes Goodridge Peninsula around to Ayum Creek Park, and connecting further to the Galloping Goose and the Sea to Sea lands. Amenities such as an interpretive centre and information would accentuate the natural values of this area. Consultation with the TLC and CRD Parks could help build larger recreational, environmental and educational focus that encompasses the entire area.

Archaeological assessment of the Peninsula would be required prior to development and consultation with T'Sou-ke Nation should occur prior to park dedication to determine any significant locations on the island that should be considered.

Additionally, any future development plans for Goodridge Peninsula should consider the ecological and aquatic impacts of restoring Goodridge Peninsula to its original "island" nature, with a road bridge, to allow tidal action to naturally cleanse Cooper's Cove. Significant ecological study would be required to determine the feasibility of such an undertaking.

Benefits to the Community:

- Helps remediate and protect the estuary.
- Provides recreational opportunities.
- Creates significant wildlife protection area.
- Provides nature education opportunities.
- Provides culturally significant opportunities.

IMPROVEMENT PROJECTS

30. Sports Field Site Development

Develop athletic field infrastructure on the lands acquired for a future sports field site.

Rationale for Recommendation:

Athletics have always played a large role in Sooke. Fastball, slo-pitch, soccer and football are all currently being played by Sooke residents at a variety of levels. Established sports leagues use Sooke's existing fields frequently. As the community of Sooke grows, additional sports fields will be required to accommodate all the teams wishing to play.

Recommended Actions:

Recommendation #10 specifies that Sooke should look to acquire a large area capable of supporting a multi-field sports complex as a priority project. This is to ensure adequate land is available when more sports fields are needed, but need does not warrant immediate development of the fields. As the demand for fields arises, this land should be developed for this primary purpose. Funding possibilities for park development should be investigated to offset the extensive costs of sports field development.

Benefits to the Community:

- Supports active recreation in the community.
- Opportunity for social interactions.
- Helps bring people to the community to participate in sports tournaments.

**31. Broom Hill Park**

Continue development of Broom Hill Park as a priority recreation space. Consider additional recreational amenities such as trail development, improved lighting, tennis courts or a spray park if funds allow.

Rationale for Recommendation:

The Sooke Parents for Play group was organized to help develop a safe, modern community playground in Sooke. The District worked with the group to update the playground equipment in Broom Hill Park. The park was chosen because it was situated in a neighbourhood with numerous young families and the existing playground at the site was outdated. Fundraising efforts contributed to the addition of new playground equipment. Additional work planned includes accessible washrooms, artistic painting and landscaping.



Recommended Actions:

The District should consider adding new recreational amenities to the park to develop it as a children's recreation destination for Sooke. Broom Hill Park could be a location for additional recreation amenities including a children's spray park.

Benefits to the Community:

- Improves amenities in a park located near a large residential population.
- Adds to recent upgrades that have developed it as a much more welcoming space.
- Space for additional amenities exists.

5.2.5 Class 'D' Projects (+20 Years)

Additional projects were identified through the park planning process as having lower priority than the above 28 projects. These are projects that will likely be pushed beyond the next 20 years due to development patterns, population need or limited current public interest. However, these projects are noted in this plan, so if circumstances or public needs change, they may be elevated to a higher priority. **Refer to Maps C-7 and C-8 in Part 6 for Class 'D' Projects.**

TRAIL PROJECTS

32. Waterfront Walk – Section D

Complete connections of the waterfront walk to provide a continuous trail from Sooke River to Whiffin Spit.

Rationale for Recommendation:

Coastal Shoreline is a key component of Sooke's unique character. The boardwalk from Ed Macgregor Park to Murray Road is a testament to the community's dedication to providing public shoreline access.

A complete waterfront walk from Sooke River to Whiffin Spit is a long-term vision for Sooke.

By identifying this continued goal, lands may be secured and portions of the trail completed in realistic phases. The final portion of this connection would be the missing links between Charters Road and the Sooke River and between Wright Road and Whiffin Spit.

Recommended Actions:

Utilize a combination of multi-use pathway and boardwalk to make the final pathway connections for a complete waterfront walk. In some locations it may be necessary to route the trail away from the shoreline due to private property constraints. Negotiations should occur

with landowners to obtain linear connections for trails. Any subdivision or rezoning of land along the waterfront trail corridor should make provisions for trail connections.

Benefits to the Community:

- Capitalizes on waterfront, a key element that defines Sooke's character.
- Strengthens the link between the community and the harbour.
- Expands recreational and tourism opportunities.
- Improves pedestrian connections.

33. Kaltasin Trail Loop

Work cooperatively with T'Sou-ke First Nation to develop a walking loop in the Kaltasin and T'Sou-ke neighbourhoods linking shoreline access points and providing safer pedestrian routes to nearby schools and the downtown.

Rationale for Recommendation:

Residents in the Kaltasin area have expressed a desire for an improved pedestrian network. This would utilize a combination of wide shoulders, trails and sidewalks to provide safe connections between the shoreline access points, the town centre and schools. This trail system would minimize the need to walk on major roadways. Amenities such as boardwalks through frequently inundated areas, benches, parking and litter receptacles would improve the pedestrian experience.



Recommended Actions:

The District should consult with T'Sou-ke First Nation to determine if a walking loop in this area is feasible and if so, jointly develop a route that provides better pedestrian access for all residents living in the area.

The District should also be aware of land development opportunities in the Kaltasin neighbourhood, and incorporate trail additions as development occurs.

Benefits to the Community:

- Provides safer and easier routes to key destinations.
- Connects residents living in the Kaltasin/T'Sou-ke areas to the rest of the community.

34. Charters Creek & Harrison Trails

Preserve, maintain and sign the existing Charters Creek and Harrison Trail routes and provide improvements such as maps, directions and trail maintenance.

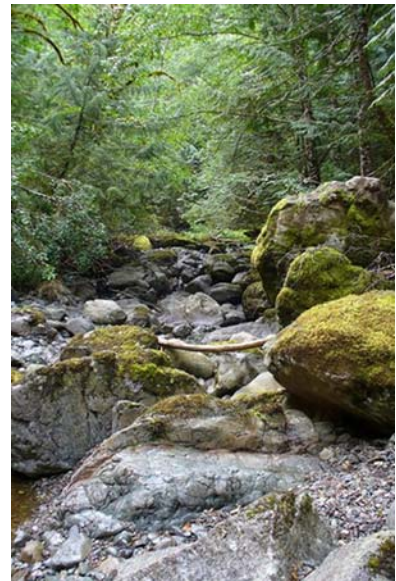
Rationale for Recommendation:

Charters Creek is a significant wildlife corridor and favourite place of nature enthusiasts. The existing Charters Creek trail circles a water treatment area and crosses a trestle, linking up with the Galloping Goose. It includes an access into the CRD Sea to Sea lands as well.

The Harrison trail crosses Todd Creek Trestle, and leads out of the District of Sooke toward Peden or Grassy and Shields Lakes. These routes also connect to the CRD Sea to Sea lands. Coordination with the Juan de Fuca Electoral Area would be required as while the trail begins in Sooke, it is largely situated in the Juan de Fuca Electoral Area.

Recommended Actions:

As informal hiking trails already exist in these areas, only minor trail improvements would be needed, such as proper directional signage, maps, trail improvements where needed and trail maintenance. These trails are on private land and there appears to be no imminent threat to this recreational resource. However, these trails should be monitored and acquisition considered if necessary for preservation.



Benefits to the Community:

- Provides large-scale trail connections between key recreational resources such as the Galloping Goose, Sooke Potholes, Sea to Sea lands and area lakes.
- Secures recreational trails and protects wilderness.
- Provides residents and visitors with back-country recreational hiking opportunities.

35. Silver Spray Trail Corridor

Work with the CRD to develop a connection between the existing Silver Spray Trail Corridor and the trail system in East Sooke Regional Park.

Rationale for Recommendation:



Silver Spray Trail Corridor is a multi-use, well-maintained trail within the Silver Spray development. Currently, the trail fails to make a connection into the bordering East Sooke Regional Park and dead ends at the Sooke border. East Sooke Regional Park is well-regarded for its extensive nature trail network. Access into the park from the Silver Spray Trail Corridor is a logical connection between two existing trail resources.

Recommended Actions:

Collaborate with the CRD to determine an appropriate route and work cooperatively to develop the necessary trail connection.

Benefits to the Community:

- Provides hiking access from Silver Spray directly into East Sooke Regional Park.
- Links Silver Spray Trail to a larger trail network.
- Capitalizes on existing trail infrastructure.

ACQUISITION PROJECTS

36. Kemp Lake Shoreline

Acquire land adjacent to the lake shoreline and beach for park on the District of Sooke side of Kemp Lake.

Rationale for Recommendation:

While Kemp Lake sits within the Juan de Fuca Electoral Area, the eastern shoreline of the lake abuts a portion of the District of Sooke border.

Kemp Lake is a small, clean lake that is a water source for local residents. The land adjacent to the lake is currently privately owned. The existing natural amenities of this area warrant future protection. A lake shoreline park would be a unique feature and excellent recreational resource within Sooke's parks and trails system. A park at Kemp Lake would provide protection to the lakeshore and could provide access to potential recreational trails nearby.



Recommended Actions:

Future development in this area is probable and in the event of the area being developed, the District should ensure that a portion of the land adjacent to Kemp Lake is designated as park. The District should monitor development and planning and be in contact with the landowner. If development occurs sooner than the long-term timeframe, this project should be moved forward in priority.

Benefits to the Community:

- Provides a unique recreational resource within the District.
- Protects an existing, valued recreation area.
- Helps protect Kemp Lake as a water resource.

37. BMX Track

Develop a public process to determine if a sanctioned BMX Track is a viable and desirable parks use for Sooke. If interest for this type of facilities exists, determine an appropriate location and seek funding to develop.

Rationale for Recommendation:

Community stakeholder responses suggested that there has been a rising interest in Bicycle Motocross (BMX). This sport has become increasingly popular in BC, with 12 American Bicycle Association (ABA) sanctioned tracks throughout the province. ABA is the sanctioning body of BMX and provides memberships to riders across Canada and the USA (www.ababmx.com).

Currently the closest track for Sooke residents is the Juan de Fuca Recreation Centre in Colwood. BMX is a sport that involves a wide range of ages. While capital investment for this type of project is high, BMX tracks can be a draw to the community from a tourism and economic perspective. BMX clubs throughout BC are involved in competitions and events hosted at sanctioned tracks draw racers from across the province and Canada.

Recommended Actions:

The District should undertake a community consultation process that invites feedback from youth and adults to help determine the level of support for a BMX facility. As Sooke grows, it could be expected that demand for this type of facility will also increase. If the community supports development of a BMX facility, the District should seek a location and funding for the design and development of a sanctioned track. Opportunities to partner with community clubs or private investors should be explored to help supplement funds for this venture. The ideal location for such a facility would be near existing recreational resources and in an area without environmental sensitivity.



Benefits to the Community:

- Provides a unique recreational resource within the District.
- Encourages youth involvement and activity.
- Provides tourism and economic generation opportunities.

IMPROVEMENT PROJECTS

38. Blythwood Park

Clear and develop a portion of Blythwood Park as a staging area for the Galloping Goose Trail.

Rationale for Recommendation:

The Galloping Goose is a key asset to Sooke. Developing a stronger connection between the community and the trail has been identified as a priority for parks and trails. Blythwood Park is an underutilized wooded area composed primarily of young alders and brush understory, littered with invasive species. Its value as a natural area is low. Its location along the Galloping Goose could make it a potential staging area for the Goose.

**Recommended Actions:**

Consider clearing and developing Blythwood Park with washroom facilities, signage and mapping, seating and parking with access from Blythwood Road could offer travelers a resting point, could provide information about amenities available in the Sooke community and/or provide commuters with a start/end point for their journey.

Benefits to the Community:

- Strengthens the connections between the Sooke community and the trail and provides opportunity for

an information point to let people using the trail know what is available in Sooke.

- Provides usable park space in the currently underserved Saseenos Area.

39. Kaltasin Park

Develop and undertake a two-phase improvement plan for Kaltasin Park:

1. **Increase park security through clearing, lighting and policing.**
2. **Develop a park plan to design appropriate park facilities such as a kayak launch, parking, seating and play facilities.**

Rationale for Recommendation:

Kaltasin Park has the capacity to be a key shoreline park within Sooke. However, current public perception of the park is that it is unsafe and commonly used for illicit and illegal activity.

The Kaltasin area is home to a large residential population. It is served only by two park spaces within walking distance: Kaltasin Park and Seabroom Park. Neither park has recreational amenities.

Recommended Actions:

Kaltasin Park should be developed as the feature park for this neighbourhood. Security improvements must occur prior to any park development, including tree and brush clearing, lighting and policing. Once the perception of this park changes, a park plan for the property should be developed to provide public amenities including kayak/canoe launch facilities, parking, seating and potentially children's play facilities.

Benefits to the Community:

- Reconciles existing security concerns.



- Increases park amenities for the large residential population in Kaltiesin.

40. Winfield Road Park

Develop a park plan for Winfield Road Park to provide passive recreation facilities and/or a Disc Golf Course.

Rationale for Recommendation:

Winfield Road Park is an existing nature park. Trail routes lead into the park but do not connect and are poorly signed. Site investigation revealed that the definition between private and park property is unclear and few people appear to be using this over 2 ha site.



Recommended Actions:

Recommendation #22 suggests Winfield Road Park as a potential site for a Disc Golf Course. If it is determined that Disc Golf is better suited to a different site, a parks plan for Winfield Road Park should be developed to determine its potential contribution to Sooke's larger parks and trails system.

Benefits to the Community:

- Utilizes a significant park space that is currently underdeveloped and underutilized.
- Provides opportunities for trail connections.

41. Sooke Lions Park

Offer support and partnership to the Lions Club to plan a future for Sooke Lions Park that fits with the overall vision for Sooke's Town Centre.

Rationale for Recommendation:

Sooke Lions Park has an important downtown location, but is considerably underused. Part of the park's play equipment has been removed due to safety concerns and

the remainder of the play equipment is outdated. Public perception of the park is that it is unsafe.

Recommended Actions:



As Sooke's Town Centre grows and evolves, this pocket park will have a greater role to play in the realm of downtown public space. The Sooke Town Centre Plan identifies Sooke Lions Park as an important park for the future town centre. The space should be cleaned up and monitored to discourage use of the park for illegal or inappropriate activities. As perception of this space changes and the Town Centre begins to evolve, the District should work with the Sooke Lions Club to develop a park plan that sets a direction for this significant public asset that coincides with the Town Centre Plan. A potential partnership between the District of Sooke and the Sooke Lions could facilitate improvements to this park.

Benefits to the Community:

- Utilizes central, downtown public space.
- Provides park space where it is currently limited.

42. Quimper Park

Upgrade the amenities in Quimper Park to support its historical context.

Rationale for Recommendation:

Quimper Park is a cultural park that sits on the harbour. There is evidence of slope instability in the park and the pathway is in poor condition. Seating is minimal.



Recommended Actions:

Given the value of this park as a cultural site, minor improvements including regrading, pathway improvements and site furnishings should be undertaken to make it more attractive to visitors.

Benefits to the Community:

- Encourages people to the existing park space.
- Provides a stronger historical context.

43. Whiffin Spit

Work with stakeholders and appropriate professionals to determine the feasibility of developing a channel through Whiffin Spit Park to allow flushing of Sooke Basin.

Rationale for Recommendation:

Whiffin Spit is an important recreational and natural feature within Sooke. It defines Sooke's shoreline and provides protection to the Harbour.

Some public input suggested that the water quality in Sooke Basin is in question and one way to promote natural flushing would be to provide a break in Whiffin Spit to improve the flushing cycle.

**Recommended Actions:**

Given the impact of such a change on the harbour and its natural environment, a study would be required to determine the feasibility and desirability of such a significant ecological change. If studies were to indicate this project to be helpful, Sooke could consider adding the channel, while providing continued pedestrian access into the park via footbridge.

Benefits to the Community:

- Potential to investigate existing natural systems at work in Sooke Basin.
- Possibility to improve water quality in the basin.

44. Deerlepe Park

Undertake remediation and invasive species removal to improve Deerlepe Park in areas that have sustained storm damage and perform regular trail maintenance.



Rationale for Recommendation:

Deerlepe Park is a popular walking, hiking and dog-walking destination for people in the Whiffin Spit neighbourhood. The park is mature hemlock and cedar, with limited understory. Dirt and gravel walking trails make the area a pleasant urban escape.

The south border of the park sustained damage during winter storms a few years ago and remediation of the area has been restricted to clearing and bulldozing for safety. Invasive species are spreading unchecked in disturbed areas and are beginning to spread into natural areas.

Recommended Actions:

Remediation, including invasive species management and appropriate successional planting should be undertaken to help maintain this park's natural character. Remediation planning for this park could be undertaken individually or as part of the Environmental Management Strategy described in **Recommendation #48: Environmental Management**. Additionally, regular trail maintenance is needed to remove overhanging vegetation.

Benefits to the Community:

- Helps to restore the park's natural character.
- Supports a sustainable environment.
- Provides local wooded area for Whiffin Spit residents.

45. Cedarview Place Park

Upgrade the trail at Cedarview Place Park and add stairs on steep slopes. Undertake park planning for this park as new housing is added to Sunriver Estates.

Rationale for Recommendation:

Cedarview Place Park was developed mainly as a trail access from Cedarview Place to Willowpark Way. The trail is very steep and gravel makes it difficult to climb. The development of stairway access would improve the function of the pedestrian access.



Recommended Actions:

The upper part of the site has an open area that is currently unused. Demand for the additional facilities could be required as Sunriver Estates grows. A park plan should be undertaken to ensure park amenities meet the needs of a growing neighbourhood.

Benefits to the Community:

- Improves existing pedestrian connection.
- Provides a recreation asset for Sunriver residents.

5.3 Operational Projects

Operational projects include policies, management and information projects that ensure all park and trail development is completed in a manner that respects natural systems and maximizes human use and enjoyment. These policies should be integrated into planning as on-going projects as funding and staff time permits.

46. Adaptive Management

The District should continue to monitor opportunities to make additional trail connections, acquire new parks and make improvements to existing parks that fulfill the parks and trails vision.

Rationale for Recommendation:

Planning for parks and trails is not a static event. Frequent re-evaluation of goals, projects and operational policies are necessary as a community grows and develops.

Recommended Actions:

The District should monitor projects and bring new projects on board as opportunities are identified. Adaptive Management allows decisions to be fine-tuned from year to year and for strategic responses to changes in financing and population demands.

47. Five-Year Review

Perform a plan review and update in 2014 to monitor projects that have been completed and reevaluate priorities to reflect new community interests and changing community composition.

Rationale for Recommendation:

A community changes and evolves constantly. While it may be anticipated that the projects defined during this parks and trails planning process will continue to be important to the people of Sooke, it should also be expected that new priorities may emerge.

Recommended Actions:

Sooke should review and update the Parks and Trails Master Plan regularly, beginning in 2014. A plan update will prevent the need to restart the planning process and can utilize the current plan to assess what has been accomplished to date.

48. Environmental Management

Develop and implement an environmental management strategy and invasive species removal plan for parks and trails. The District should strategically plan how protection, improvement, maintenance and public education can collectively protect and enhance natural greenspaces.

Rationale for Recommendation:

Public process indicated a desire to see natural greenspaces protected. Further, residents expressed a desire to see improvement and enhancement to existing park ecosystems. Improvements to existing ecosystems include removal of invasive species, improving trails and signage to discourage off-trail use and replanting damaged areas with native vegetation.

**Recommended Actions:**

To facilitate implementation of upgrades an environmental management strategy should be developed to ensure they are completed effectively and efficiently. Coordination and planning in partnership with the T'Sou-ke Environmental Coordinator should be undertaken to coordinate and compile resources and knowledge to develop a successful

area-wide plan. An important component of a successful Environmental Management Plan will include educational information developed to help residents of Sooke understand the importance of protecting natural spaces and how they can contribute. The District should adopt a long-term commitment to continued improvements to natural ecosystems in parks and trails.

Multiple resources are available to describe environmental management techniques including:

- *Naturescape: British Columbia: Caring for Wildlife Habitat at Home*, Province of BC's Stewardship Series;
- *Community Greenways: Linking Communities to Country, and People to Nature*, Province of BC's Stewardship Series; and
- *Develop with Care: Environmental Guidelines for Urban and Rural Land Development in British Columbia*, Ministry of the Environment, Environmental Stewardship Division.

Multiple resources are also available for control and maintenance of invasive species including:

- The Invasive Plant Council of BC;
- The Coastal Invasive Plant Committee; and
- The Ministry of Forests and Range hosts the Invasive Alien Plant Program Application.

For additional information about these resources refer to **Appendix M: Useful Publications & Websites.**

49. Arts & Culture

Partner with local artists, community members, T'Sou-ke residents and youth to explore opportunities to support and celebrate arts and culture in Sooke's parks and trails.

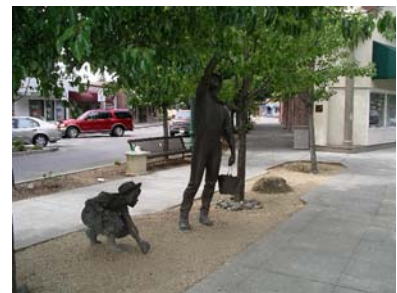
Rationale for Recommendation:

Arts and culture are engrained in Sooke's fabric. Parks and trails can provide opportunities to showcase community talent and creativity. Parks and trails can also provide a glimpse into the history and culture of a community, with interpretive information or design that recognizes a community's past. Public art and cultural information can provide aesthetic additions to parks and foster community pride and attention. Art in parks has been shown to reduce vandalism and can be used as a tool to engage community youth.

Recommended Actions:

Cultural and art displays should be incorporated into the Sooke parks and trails system. An arts and culture plan should be developed to ensure that art and cultural features speak to the community and fit within the context in which they are placed.

Sooke has already shown support for youth art by supporting and displaying Journey Middle School's paving stone art "Where the Rainforest Meets the Sea" as well as providing historical information in parks such as Quimper Park and Millennium Memorial Park. Given Sooke's interesting history and flourishing arts community, many more opportunities for new arts and culture initiatives exist. The District should coordinate with T'Sou-ke Nation to share cultural mapping and planning to identify and design T'Sou-ke cultural sites. The District should work with area artists and youth to develop new ideas of how to incorporate creativity into parks and trails.



50. Partnerships

Look for opportunities to partner with Community Stakeholders and Government bodies to facilitate parks and trails improvements in Sooke.

Rationale for Recommendation:



Multiple stakeholders have interests in the recreational make-up of Sooke. It should be recognized that these groups share the goal of providing recreation and enjoyment to residents living in and around Sooke. These groups may have information resources that relate to Sooke's parks and trails or could assist with planning and development of parks and trails projects that are meaningful to them.

Recommended Actions:

A partnership strategy that encourages a continuous communication between all groups should be developed. This strategy should also encourage stakeholders to approach the District with cooperative ideas and projects.

Stakeholders for parks and trails in the District of Sooke include:

- Sooke Community Association
- School District #62
- SEAPARC
- T'Sou-ke First Nation
- Capital Regional District
- The Land Conservancy
- Juan de Fuca Community Trails Society
- Neighbouring Electoral Areas and Districts
- Province of BC
- Sooke Bike Club
- Other groups as identified

51. Accessibility

All new park and trail developments should consider accessibility and include accessible amenities where terrain and natural ecosystems permit. Parks noted in the 2008 Accessibility & Inclusiveness Study should be top priority for improvements and maintenance to accommodate all levels of users.

Rationale for Recommendation:

A parks and trails system is a public resource and therefore should be inclusive for all people in the community. Recent additions including the accessible ramp in Ed Macgregor Park demonstrate Sooke's commitment to developing an inclusive outdoor network.

Recommended Actions:

All new parks and trails should consider accessibility during planning including:

- Slope and terrain;
- Surfacing;
- Trail width;
- Stairs or steep slopes; and
- Views.

Major trail routes and community parks especially in urban locations should include accessible routes. Refer to table 3.9 of this report for trail development standards. Parks and trails information resources should include information on system accessibility. Accessible infrastructure, including accessible washrooms should be available in all major park areas.



52. Information

Develop parks and trails information materials to inform Sooke's residents and visitors of the recreation opportunities available. Multiple information materials should be utilized including brochures, websites and maps.

Rationale for Recommendation:

People often fail to use public parks and trails because they are not aware of what is available to them. Increased awareness garners support, public policing and civic pride. In addition, information resources should provide education on issues including safety, environmental practices, cultural artifacts and more.

Recommended Actions:

Sooke should provide educational information related to parks and trails using multiple modes of communication:

- **Website** – The District of Sooke website should incorporate a parks information database. CRD Parks is an example of a successful parks information website: <http://www.crd.bc.ca/parks/>
- **Brochure** – The District of Sooke should develop a graphical parks and trails brochure to distribute to people living in and visiting the community. A brochure is able to consolidate and communicate a large amount of information in a simple and portable format. *The Juan de Fuca Electoral Area & District of Sooke Guide to Walking and Recreation* is an example of a successful brochure.
- **Parks Updates** – As parks and trails develop and change, new information should be shared with the public. Methods of keeping the community regularly informed may include District Open Houses, information in the quarterly district newsletter, a section in the newspaper and notices on the District website.

The District should look for opportunities to coordinate development of educational information with other agencies such as T'Sou-ke Nation and the CRD to develop cohesive and comprehensive information materials.

53. Water Stewardship

Water stewardship principles should be applied to all parks and trails projects near to and impacting aquatic areas.

The District should encourage residents to adopt water stewardship principles by promoting the practice and making resources readily available.

Rationale for Recommendation:

Sensitive development around water resources is important, regardless of the size or scope of a project. Parks and trails have the opportunity to provide protection and enhancement of existing aquatic areas.

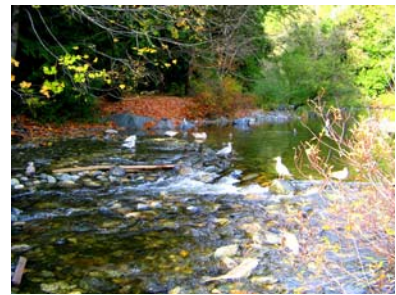
Recommended Actions:

The District of Sooke should lead by example and display functional, aesthetic projects that sensitively integrate coastal shoreline and watercourse environments with recreational use and development. Consultation with T'Sou-ke's Environmental Coordinator should be undertaken to share resources and knowledge about aquatic areas in Sooke.

The District of Sooke can help members of the community access valuable resources that will help them make responsible decisions for development on private land.

Multiple resources provide information and support for water stewardship including:

- The *Living By Water* Project.
- *Access Near Aquatic Areas: A Guide to Sensitive Planning, Design and Management*, Province of BC's Stewardship Series.



- *Coastal Shore Stewardship: A Guide for Planners, Builders and Developers*, Province of BC's Stewardship Series.
- *Shoreline Structures Environmental Design: A Guide for Structures along Estuaries and Large Rivers*, Province of BC's Stewardship Series.
- Multiple other stewardship resources are available from a variety of sources.

For additional information about these resources refer to **Appendix M: Useful Publications & Websites**.

Opportunities to communicate information to the public could include:

- Development and distribution of a "living by water" information brochure;
- Providing information and key links on the District of Sooke website;
- Providing informational tours about successful water stewardship initiatives in and around the District; and
- Arranging, supporting and/or developing "living by water" community workshops and programs.

54. Volunteers

Develop volunteer programs to provide opportunities for the community to take part in parks and trails development, maintenance and programming.

Rationale for Recommendation:

Sooke has an active community that has shown desire to participate in improvement and operation of their outdoor spaces. Examples exist in surrounding communities where community volunteers support parks and trails providing: parks and trails development, passive reconnaissance and reporting, planning and programming and/or educational information.

Recommended Actions:

Where volunteer programs have been most successful, staff resources have been earmarked to support volunteer efforts. This support may be logistical – arranging for tools, litter pick-up and removal after a park clean-up for example, or organizational – providing a centralized web resource for volunteer opportunities or simply saying thank you on behalf of the community. In all cases, modest investments of staff resources provide significant paybacks in working toward the parks and trails vision.

Examples of volunteer programs in parks include:

- **Park Volunteers** – These are individuals or groups who accept an overall responsibility to encourage positive community activity within a specific park. These volunteers can help organize occasional park clean-up activities and park events or may be asked to monitor the park and report vandalism or other circumstances that require action. Specific interest groups are often willing to assist in maintenance and improvements to parks they use. For example, bicycle terrain parks or disc golf areas may have a group that uses a park regularly and are enthusiastic to care for it.
- **Program Volunteers** – These are individuals or groups with a specific interest that may be applied throughout the parks and trails system. For example, a sports association that assists in field or facility maintenance. This model may be expanded to provide increased volunteerism for items such as: trail maintenance, clean-up days, invasive species management, educational nature walks, etc.
- **Project Volunteers** – These are individuals or groups that can contribute to the development of a specific project. These could include individuals who can offer skills that coincide with those needed to complete a project or would like to contribute to a project that is meaningful to them. This could include trail or boardwalk construction, interpretive material design or sports field upgrades.



- **Student Volunteers** – Students are often willing and able participants in parks and trails development, programming or operations. Working with School District #62 and other youth groups such as Guides and Scouts, opportunities may be identified for students and youth to participate in the development and improvements to their outdoor recreation spaces. Examples of student involvement could include trail marker development by an Industrial Arts class, bird watching information developed by a Guiding group or a tree and shrub planting day organized by a biology class.

People are often willing to donate time and effort to their parks and trails system, but without organization and coordination, these opportunities could be lost. Staff tasks that may be required to successfully implement a volunteer program include:

- Identifying and describing volunteer opportunities as they arise in the community;
- Responding to queries from residents concerning volunteering;
- Meeting with school groups, service or conservation organizations and individuals to discuss volunteer opportunities and requirements;
- Training, supervising and investing in safety and liability coverage for volunteers;
- Documenting the benefits provided by volunteers, reporting effectiveness and revising volunteer programs accordingly; and
- Developing volunteer recognition programs.

55. Advisory Committees

Consider the establishment an advisory committee(s) for parks, trails and/or recreation to assist the District in assigning priorities and carrying out the Parks and Trails Master Plan.

Rationale for Recommendation:

Advisory committees have the capacity to focus specifically on a single task or assignment. This focus can greatly assist District staff and Council who are responsible for all aspects of planning and development throughout the District. Parks, Trails and/or Recreation Advisory Committees are used in many communities as a method to undertake detailed discussion, investigation and recommendations specifically related to parks, trails and/or recreation.

Recommended Actions:

It is suggested that the District consider developing a committee structure for a Parks, Trails and Recreation Advisory Committee that is composed of a broad cross section of individuals who understand and represent a variety of parks and trails user interests in Sooke. The Advisory Committee would report to Council through a staff representative. The District should develop a Terms of Reference that defines roles and responsibilities of the Advisory Committee and undertake a process that invites application and assignment of individuals to this committee. Tasks for such a Committee could include:

- Implementation and monitoring of the Parks and Trails Master Plan.
- Input to District staff and Council on parks and trails user issues, policies and programs.
- Identification of new parks and trails opportunities arising throughout the community for consideration by staff and Council.

- Representation for a variety of parks and trails users.
- Dissemination of information about parks and trails to related groups and the general public.
- Assistance to staff with the organization of volunteer programming and activities.
- Assistance to staff for identifying public relations opportunities and developing communications and advertising to promote Sooke's parks and trails.
- Regular meetings to discuss parks and trails issues and preparation of an annual report to Council to summarize accomplishments of each year and recommend a detailed work plan for the upcoming year.

56. Tourism

Adopt an active role in promoting Sooke's outdoor recreation network to attract people and events to the community. As new parks and trails infrastructure are developed in Sooke, mechanisms should also be developed to promote these new recreation resources from a tourism perspective.

Rational for Recommendation:

Tourism is part of Vancouver Island's framework. Sooke offers an extensive outdoor resource base that attracts people to the community. It is the doorstep to many unique outdoor features of the Island. Many tourists come to Sooke to explore its unique geography, natural resources and existing recreation amenities. Activities like the Subaru Triathlon demonstrate Sooke's draw as an outdoor recreation destination. However, currently many people are not fully aware of what Sooke has to offer. A parks and trails system that offers unique and enjoyable outdoor experiences will bring tourism to a community.



Recommended Actions:

Parks and trails infrastructure can improve outdoor tourism appeal. Trail connections, park development and advertising that support recreational events should be undertaken to help support tourism in the community.

As new parks and trails projects are completed, tourism initiatives should be undertaken to invite people to the community and showcase these new resources.

Specific tourism opportunities that could be explored include:

- Sooke as a gateway to the Juan de Fuca Marine Trail and/or West Coast Trail.
- Mountain biking tourism/races such as the BC Bike Race.
- Sooke as a gateway to the CRD Sea to Sea Green Blue Belt.
- Sooke's starting point to multiple backcountry recreation opportunities.
- Events at new facilities such as the proposed sports fields, waterfront walkway development, boat launch and Galloping Goose – Sooke Connector Trail identified in this plan.

57. Motorized Recreation

Work with local motorized recreation enthusiasts to determine where appropriate, non-environmentally sensitive trails routes exist in Sooke that could support motorized recreation.

Rationale for Recommendation:

Motorized recreation can be a contentious issue in communities. ATV riding has a long history in the Sooke area. As the community grows into an increasingly urban centre, conflicts between motorized recreation and other uses have begun to surface. It is important for the District



to recognize motorized recreation as a viable and ongoing use in Sooke and consider how ATVs fit into Sooke's recreation system.

The Province of BC's Draft Trails Strategy for British Columbia proposes actions for building a world-renowned trail program. Proposed Action #4 states:

"Improve legislation, regulations and policy to better manage motorized trail use."

Recommended Actions:

The Province is currently undertaking reviews to assess how legislative improvements could provide a successful management framework that facilitates motorized trail use and development. As this legislative framework develops, the District should look at defining trail opportunities for motorized recreation users.

A successful trails system should not exclude any particular user groups, but should develop an inclusive system that defines appropriate use and interaction between user groups as well as ATV users and property owners adjacent to trail routes. There may be opportunities to develop new trails with ATV rider groups.

Multiple ATV and Quad organizations exist in BC. These groups advocate responsible use of trails, recognition of other trail users and environmental stewardship.

Resources for operating ATVs safely and responsibly include:

- Tread Lightly!
- Quads.ca
- ATVBC

For additional information about these resources refer to **Appendix M: Useful Publications & Websites.**

5.4 Funding Strategies

Funds for parks and trails design, planning, development and maintenance are available from a variety of sources. A combination of funding sources will be required to successfully implement the Parks and Trails Master Plan.

The following strategies provide a basis to generate capital for parks and trails projects. Annual capital budget planning will determine what strategies are needed to complete parks and trails projects.

58. Park Land Reserve Fund

Accumulate funds in the existing Park Land Reserve Fund projects Parks Decommissioning, Cash-in-Lieu and Residual Parks Capital to be used for park acquisition projects.

Parks Decommissioning

Develop a park disposition bylaw and initiate public process to decommission and sell extraneous, underutilized park properties. Parks suggested for decommissioning consideration:

- Burr Road Park
- Cedar Brook Park
- Charval Place Park
- Cinnibar Place Park
- Foreman Heights Park
- Helgesen Road Park
- Opal Place Park
- Pineridge Park (south)
- Talc Place Park
- Valley View Park

Rationale for Recommendation:

Parks funding does not have the capacity to develop and maintain all existing parks to a consistently high standard. Over years of development, many small, passive park spaces have been created in Sooke. Several of these parks are devoid of public amenities and are consistently

underutilized. These parks detract from the overall parks and trails vision for Sooke.

Parks decommissioning has been under consideration for many years. Sooke's 2001 OCP states in policy 10.1.8:

"Dispose of property, which has been identified as having little or no function in a comprehensive Parks and Greenways System; use revenues to apply to appropriate parkland acquisitions."

Additional support for parks decommissioning is provided in the 1995 Sooke Electoral Area Long Range Plan for Public Open Space. The plan acknowledges that many of the small parks dedicated through subdivision are not sufficiently large enough to support natural ecosystems or habitats or to provide sufficient neighbourhood park amenities to serve the community. It is recommended that identified properties be disposed of to create revenue to put toward parkland that will best serve long-term community needs.

Recommended Actions:

Earlier studies have suggested the decommissioning and marketing of existing park properties. The Parks and Trails Master Plan supports considering decommissioning of 7 parks identified in earlier studies:

- Burr Road Park
- Cedar Brook Park
- Charval Place Park (retain existing trail as park)
- Cinnibar Place Park
- Foreman Heights Park
- Opal Place Park
- Valley View Park

The Parks and Trails Master Plan does not support decommissioning the following 2 parks identified in earlier studies:

- **Amethyst Way Park** – This park provides a connection from the Broom Hill residential neighbourhood through the former John Phillips Golf Course property

into the town centre. At the time of the original study, the golf course was open and public access was discouraged. Given the landuse rezoning to multi-family and public desire to maintain this connection Amethyst Way Park should remain open.

- **Brooks Road Park** – This small park is developed as a children’s play space and there is space for future playground additions if warranted. There are no other playgrounds nearby to serve the Whiffin Spit and Western Town Centre Neighbourhoods.

3 additional properties the Parks and Trails Master Plan suggests for consideration for decommissioning:

- **Helgesen Road East Park** – This small park has no amenities. Land north and east of the park has not been developed and larger more appropriate park space in this neighbourhood may be dedicated during future development.
- **Pineridge Place Park (south half)** – The north half of the park has an existing playground with significant vegetation and should remain as park. The south half of the site is cleared and is currently unused. Nearby Ponds Park provides an open field area for recreation making the Pineridge Park space redundant. A linear trail connection between the north half of Pineridge Park and Rhodonite Road should be retained.
- **Talc Place Park** – As the Parks and Trails Master Plan recommends retaining Amethyst Way Park as the neighbourhood park space for the ‘Gemstone’ neighbourhood, Talc Place Park should be considered for decommissioning. Talc Place Park is very narrow and has little definition from neighbouring properties.

Refer to **Map F-1: Parks Decommissioning**

Recommendation for locations of parks recommended for decommissioning consideration. As this recommendation is pursued, District Planning should revisit all proposed decommissioning sites to reaffirm they are appropriate candidates for this action.

Decommissioning of parkland is subject to regulation by the Local Government Act. A bylaw must be developed

and requires approval of electors. Any decommissioning The Local Government Act requires that all profits collected from the sale of existing parks be directed to acquisition of new parks. Key to success of parks decommissioning is to provide public assurance that all money raised from park sales is channeled to the purchase of new parkland.

It is recommended that funds generated from Parks Decommissioning be earmarked for the following acquisition projects: Future Sports Field Site, Downtown Civic Park and Shoreline Acquisition. A public relations strategy should be developed to provide opportunity for a full community consultation process and planning process to consider parks decommissioning.

Cash-in-Lieu

Where opportunities for park dedication during subdivision do not coincide with the parks and trails vision the District should accept cash-in-lieu to be added to the Park Land Reserve Fund.

Rationale for Recommendation:

The District of Sooke has numerous parks in its system. Parks funding does not currently have the capacity to develop and maintain all the parks to a consistently high standard.

Recommended Actions:

Care must be taken to ensure additional extraneous lands that tax the parks funding base, are not added to the system. Careful review of all subdivision parks dedication proposals should be undertaken, and the benefits of the proposed dedication lands be weighed against the vision and recommendations set out in this Master Plan.

Recommendation 11: New Neighbourhood Parks defines priorities for new parks. If a proposal does not fit within this larger framework, cash-in-lieu should be accepted as defined by the Local Government Act.

Residual Parks Capital

Add any residual parks capital funding to the District of Sooke Park Land Reserve Fund to allow monies allotted for parks to be accumulated and dedicated for future parks acquisitions.

Rationale for Recommendation:

Often, when annual capital for parks and trails is unused, this money is carried over to the following year's budget. This generally reduces the requisition amount for the following year's budget.

Recommended Actions:

Any residual capital funds set aside for parks and trails in yearly budgets should be transferred into the Park Land Reserve Fund if they are unused in that calendar year. This ensures that all monies earmarked for parks and trails development are made available for future park acquisition use, even if planning activities do not utilize the full funding for the year.

59. Coordination with Infrastructure Upgrades

Ensure that infrastructure upgrades take into consideration and integrate recommendations from the Parks and Trails Master Plan.

Rationale for Recommendation:

Major programs such as street or utility upgrades often overlap with trail connections or other parks and trails improvements projects.

Recommended Actions:

To maximize public funding, infrastructure upgrades should coordinate with the Parks and Trails Master Plan to provide cycling, trail and sidewalk connections as defined by the plan. Any trails improvements should be developed to the standards defined in Table 3.9 of this report.

60. Senior Government Funding

Continue to pursue senior government and non-government grants to supplement funding with the objective to complete parks and trails priorities identified in this plan.

Rationale for Recommendation:

The District of Sooke has spent considerable effort pursuing grant opportunities and has had much success in identifying and securing available grants.

Recommended Actions:

Grants and funding identification is an ongoing task for Staff to ensure opportunities are being identified in a timely manner.

As funding for parks and trails evolves, grant opportunities will likely become more frequent and easier to identify. In turn competition for grant opportunities may increase. Continued efforts will be needed to identify and successfully obtain funding.

Funding application should be based on the objective of completing the priorities identified by the public through this planning process. Care must be taken to ensure grant funding that requires matched municipal funding is only pursued if it can be applied to a project that fits the community vision for parks and trails. This means that grants should not be pursued if they will require municipal money that would be better spent on identified public priorities.

61. Commemorative Giving & Donations

Provide organization and structure to encourage private funding or commemorative giving for parks and trails.

Rationale for Recommendation:

Many communities utilize a commemorative giving and donations to raise funds for new park development, increase park amenities or provide vegetation in parks. Corporations, organizations and individuals who use and care for parks are often willing to contribute to parks or trails that have meaning to them.

Recommended Actions:

Commemorative giving and donations need not be overly standardized or regulated. A successful program should be adaptable to unique opportunities. Examples of giving opportunities include:

- **Parks infrastructure** – Benches, picnic tables or playground equipment are common commemorative elements added to parks and trails as donations are made.
- **Vegetation** – Memorial trees and gardens are an effective way to increase vegetation and aesthetics in parks.
- **Donations** – Providing people a current list of fundraising projects allows them to contribute to projects that are important to them. For example, a trail building initiative could be funded partially through a fundraising campaign with recognition to all donors on a sign, in paving stones or other methods.

Any parks and trails improvements funded through commemorative giving and donations should match the park and trail character in which it is being placed. The District should use the priorities in the parks and trails plan to develop Giving Programs that support parks and trails work that needs to be completed.

62. In-kind Donation

Provide organization and structure to allow In-kind Donations to be accepted and monitored.

Rationale for Recommendation:

In-kind donations permit opportunities for organizations and individuals to donate their time or services for the parks and trails system.

Recommended Actions:

District staff must be prepared to work with groups and individuals wishing to provide services, materials or supplies to a project to manage the process smoothly.

63. Parkland Dedication at Subdivision

All new subdivision development projects should be required to allocate a minimum 5% open space dedication. If a proposed land contribution does not meet a plan recommendation and is not judged to provide an asset to the parks and trails system, cash-in-lieu should be accepted as per Recommendation #58: Cash-in-Lieu.

Rationale for Recommendation:

Section 941 of the Local Government Act enables municipalities to require a dedication of up to 5% of site area for open space if a property is being subdivided. The advantage of this approach is that it may be applied to all projects, regardless of whether the land requires rezoning. By requiring the 5% dedication or the cash-in-lieu, the municipality helps ensure development projects minimize immediate impact on local infrastructure.

Recommended Actions:

Careful review of each subdivision application is required to analyze how the recommendations from the Parks and Trails Master Plan will be addressed.

The Ministry of Community Services with The Development Finance Review Committee has published a *Parkland Acquisition Best Practices Guide* to help municipalities develop fair and equitable strategies to

implement parkland dedication during development.

Website:

www.cd.gov.bc.ca/lgd/finance/parkland_acquisition.htm

64. Development Cost Charges

Consider developing a Parkland DCC to provide capital funding for parks and trails acquisitions and improvements.

Rationale for Recommendation:

Development Cost Charges (DCCs) are a means of collecting fees from development projects to place into an area-wide fund for infrastructure improvements necessitated by community growth. The Local Government Act sections 932 through 937 enable municipalities to collect DCCs for parkland acquisition and improvement. Parkland improvements are limited to: fencing, landscaping, drainage and irrigation, trails, restrooms, changing rooms, playground equipment and/or playing field equipment.

Recommended Actions:

The proposed Parks and Trails Master Plan projects should be analyzed to determine could projects would fall under DCC revenues. Potential projects could include:

- Acquisition and development of a new sports field park;
- Acquisition of land for a Downtown Civic Park;
- Improvements to John Phillips Memorial Park to develop it as a community park;
- Trails acquisition and development throughout the community;
- Acquisition and development of a public boat launch;
- Other projects as identified.

A combination of some or all of these projects could be considered for calculating DCC funds. The above projects

have the advantage of benefiting the entire community, including newly developing areas.

The Ministry of Community Development provides a document titled Development Cost Charge Best Practices Guide that is intended to assist local governments at developing, standardizing and administering DCC programs while provide enough flexibility to accommodate a municipality's specific needs. Website: www.cd.gov.bc.ca/lgd/finance/parkland_acquisition.htm

65. Amenity Contributions

Consider incorporating amenity contributions into a bylaw to generate capital funds for amenities and infrastructure that cannot be obtained via Park Dedication at Subdivision or DCCs.

Rationale for Recommendation:

Amenity contributions from rezoning provide capital funding or amenities that can be applied to community-wide projects to accommodate growth and densification. Section 904 of the Local Government Act enables municipalities to use zoning regulations to obtain amenities.

Recommended Actions:

The District of Sooke should analyze and determine if Amenity Contributions are a practical approach to gathering funds for parkland improvements. Three common methods are used for amenity contributions:

- **Density Bonus** – Permits a specified higher density to developments that provide community amenities in accordance with set conditions in the zoning bylaw. Amenities must be clearly defined and the process is non-negotiable; if the amenity is provided as defined, a density bonus must be granted.
- **Voluntary Bonus** – Rezoning typically results in increased land value. The municipality may request amenity contributions for rezoning to minimize capital

cost burdens the new development will place on the community. Voluntary bonuses are more flexible, but require more staff time.

- **Cash-in-lieu Contribution** – A cash-in-lieu contribution is used to negotiate rezoning or density bonus in exchange for a cash contribution to a fund dedicated to providing community amenities.

The introduction of amenity contributions to the zoning bylaw will require a transition in the community. Many BC municipalities find amenity contributions a useful method of working with developers to achieve amenities that are an essential part of community growth and development but are difficult to procure through other means. Multiple precedents exist in BC of communities that utilize some form of amenity contributions including: City of Surrey, City of Burnaby, City of Vancouver, City of Langford and the City of New Westminster.

66. Partnerships

Consider partnering with interested agencies and organizations to procure funding and jointly develop specific parks and trails projects.

Rationale for Recommendation:

The expansion and management of a district-wide parks and trails system may require additional funding and planning beyond the District's capacity.

Recommended Actions:

Possible partnerships could be considered with:

- **The Capital Regional District** – The CRD is committed to protecting valuable green and blue space within its boundaries and opportunities may exist for Sooke to coordinate with the CRD for the protection and connection of significant areas within Sooke. The CRD already owns the Sea-to-Sea lands, a portion of the Sooke Potholes, the Galloping Goose, East Sooke

Regional Park and Ayum Creek Park in and around Sooke.

- **Neighbouring Municipalities** – The Juan de Fuca Electoral Area and the District of Metchosin share borders with Sooke. Certain areas of interest and projects, including projects adjacent to the Broom Hill Recreation Trails and other numerous trail projects could be coordinated to fund, develop and manage a linked system.
- **First Nations** – T'Sou-ke First Nation and the District of Sooke have an existing MOU that encourages and facilitates coordination or projects that mutually benefit members of both communities. T'Sou-ke also has staff with specialized knowledge in environmental management and water stewardship in the Sooke Region. T'Sou-ke Nation should be approached to work cooperatively on projects that affect and benefit both parties.
- **Province of BC** – The Province has developed documents around trail development and supports recreation.
- **Conservation Organizations** – Organizations like The Land Conservancy recognize that important environmental, cultural and historical resources warrant protection.
- **Private Landowners** – Some private landowners may be interested in preserving environmentally sensitive areas, known recreation areas or important cultural or historic resources on their properties. These individuals or groups may be willing to preserve their land through donation or conservation covenants.

67. Parks Fees

Consider expanding the existing user fees structure for park rentals and services. Revenue from user fees would be used to provide maintenance and operating expenses for parks and trails.

Rationale for Recommendation:

User fees can provide funding to assist with operations and maintenance. User fees are generally associated with private use of parks (ie. sports field use, market areas, etc).

Recommended Actions:

Development of new parks spaces such as sports fields or a downtown community park could trigger development of user fees.

68. Maintenance & Operations

Funding for maintenance should be known and secured prior to undertaking new capital improvements.

Rationale for Recommendation:

As parks and trails are added to Sooke's parks and trails system, budgets for maintenance and operations should increase accordingly. Without maintenance, park infrastructure and vegetation degrade exponentially.

Recommended Actions:

As new projects are completed, there is an increase in time and material requirements for maintenance and operations. Maintenance and staff funding increases are critical to protect original capital investments.

