



North Quadra News

North Quadra Residents' Association - Spring 2014

INSIDE

- 2 - President's Report
- 2 - Keynote Speakers Topic
- 3 - Music in the Park Concert
Tues. July 29- Featuring:
"Rukus"
- 4 - Secondary Suite Study
North of McKenzie
- 4 - New Trail Connections
Through Beckwith
- 4 - Why Cut Down
13 Bloomin' Trees??
- 5 - Cedar Hill X Sidewalk
- 5 - How Safe is Your Oil Tank?
- 6 - Hutchison Park Rehab
- 6 - Beckwith Pullers Report
- 7 - Boulevard Tree Program's
Renewed Appeal
- 8 - Gabo Creek Watershed
- 8 - Pearson College Students
Channel Bruce Hutchison?
- 8 - Association Bulletins &
Dates to Note
- 8 - Community Engagement
Opportunities
- 8 - Blockwatch Update

Annual General Meeting

7:30 pm Thursday, May 15, 2014

Church of the Nazarene – 4277 Quadra

Keynote:

"Community Engagement"

*Policing Initiatives Supporting Neighbourhood
Integration, Safety and Crime Prevention*

Speakers:

Deputy Police Chief Scott Green

Inspector Brett Fryer

Officer in Charge of Community Liaison

What's happening in North Quadra?

A lot! The North Quadra Residents' Association (NQRA) strives to keep you informed! This edition of *North Quadra News*, a print version delivered to 2400 North Quadra households, provides a yearly summary of Association business, developments, traffic, community and neighbourhood issues. *Check out 8 pages of news and event details!*

Concerned about development, traffic, and safety issues?

The **May 15th AGM** is a good time to bring those concerns forward, listen to keynote speakers; *Deputy Police Chief Scott Green and Inspector Brett Fryer*, meet and help elect the NQRA executive and perhaps consider joining the board yourself! While we are most grateful to the 13 current executive who generously offer their time and talents, we always have a need for new members and volunteers.

Meet Your Neighbours At The AGM! Refreshments Served

a word from the President

Although this newsletter provides many community event details, it suffices to say that 2013-14 was a relatively quiet year in terms of development proposals coming forward, with the exception of an unsuccessful attempt to redevelop the old Pay-Less gas property on Quadra. Last year's proposal to redevelop the Food Processing plant at 4247, 4253, 4255 Dieppe at the north end of Douglas and the Habitat for Humanity proposal for 4 townhomes on Cedar Hill X Road are still on the books. *For background info. on these past proposals view 2013 North Quadra News at www.northquada.ca .*

You may have noticed the much anticipated new sidewalk between Lake Hill Place and Ambassador Avenue. Although this amenity is most welcomed, we continued to urge Saanich to complete the remaining sidewalk section that poses the greatest safety concern; the portion between Ambassador to Lucas Ave, on the west side of Morris Dr.

I am pleased to report that 2 community event "highlights" this year were last July's **3th Music in the Park Concert** event and the March 10-14 **Hutchison Park Rehab** project. Both events were very well attended and supported by residents and the community at large. We offer our sincere thanks

Saanich Parks and Rec, all organizers, donors and volunteers for these successes.

In terms of Council news, Saanich approved the idea of a Farmland Trust and referred it to staff for further study and report. Panama Flats concept plan has been approved, and we expect the study on the concept plan for the Beckwith Farm property to commence in 2015-16.

Currently we are in the process of updating the North Quadra Local Area Plan and participating in a study to legalize secondary suites in urban Saanich north of McKenzie. NQRA also participated in the study leading to the proposed amendments to a new Tree Preservation Bylaw, soon to go to Public Hearing. I will be very happy to receive residents' comments to any of these above initiatives. (See p.8 for contact info.)

I continue to urge your support and active participation in community events. And finally, my most sincere thanks to all NQRA executive members and volunteers for their support and contribution in managing our activities. I look forward to another interesting and rewarding year as your president.

Thank you. Haji Charania

AGM Keynote:

Policing Initiatives Promoting Community Engagement

7:30 pm May 15, Church of the Nazarene

We have an exciting agenda and presentation planned for this year's AGM!

Deputy Police Chief Scott Green and Community Liaison Officer Brett Fryer will together present an outline of the many successes Saanich Police have achieved in relation to community outreach, engagement and initiatives outlined in their new Strategic Plan. This presentation has been well received throughout Saanich to date. Issues such as Block Watch, crime prevention, multi-housing, home safety, and other community initiatives will be addressed. Following the presentation, both Deputy Chief Scott Green and Inspector Brett Fryer will be available to answer questions. **Don't miss this valuable opportunity to share your concerns with valued members of our police force!**

POPULAR Music In The Park RETURNS!

TUES. JULY 29, 2014

Fourth Annual Event- July 29 , 6:00-8:00 p.m.
featuring "Rukus"

Beckwith Park, 857 Beckwith Ave.

The popularity of our 3rd annual Music In The Park concert and picnic event last July nearly exceeded its bounds, with people pouring in from across Saanich, almost causing a serious traffic jam! A whopping crowd of 2200 enjoyed the music of "The Sutcliffs", in the full splendor of Beckwith Park, for 2 hours on a glorious summer evening. And there was a lot more happening!

While people enjoyed picnic lunches supplemented by a variety of food booths, others danced to the music, toured activity and information kiosks, and visited with friends and neighbours. Face painted children danced through the waterpark (sprinklers hours were extended for this event) took police car and firetruck tours, enjoyed the company of animal mascots: Daisy the Cow, Marty Marmot and Sally Ann, and interacted with

Alternative Wildlife Solutions live animal ambassadors: tortoises, lizards, birds of prey....and yes...even snakes!

A similar concert format is in store this July. So be sure to mark your calendar for Tuesday, July 29, 2014 from 6:00-8:00 pm. at Beckwith Park featuring the Folk/Rock band "Rukus".

We credit our generous sponsors, Thrifty Foods, Saanich Legacy Foundation and Saanich Parks and the incredible help of NQRA executive members and committee volunteers for the ongoing success of this event.

We continue to welcome volunteers for this 2 hour event! (Set-up, clean-up, face painting, booth rep, parking or traffic guide, etc). It's a great way to engage, be involved and help out while grooving to music! If able, call Lauraine @250-479-0302. or email at laurainederman@shaw.ca .



SECONDARY SUITES

Residents Invited to Participate In Study

In 2010, Saanich Council launched a pilot project legalizing secondary suites south of McKenzie Ave. Subsequently, Council recently directed Planning to study the legalization of secondary suites north of McKenzie. On March 13th, NQRA reps attended a meeting of community associations. Since full scale legalization of secondary suites will likely influence issues of transportation, amenities, densification, and property values, NQRA is actively seeking residents' feedback either through discussions at our May 15th AGM or email comment at info@northquadra.ca. The public may also respond to Saanich's online survey at www.saanich.ca or direct mail to Saanich Planning Department, 770 Vernon Ave, Victoria BC, V8X 2W7.

NEW CONNECTIVE TRAILS

Saanich is finalizing details to purchase a portion of the former Seed Farm at the end of Beckwith road, adjacent to Beckwith Park. Once the purchase has been completed, planning and consultation will begin for construction of two trails. One trail will connect Beckwith Park to the Lochside trail at the south end of the property. The other will skirt the edge of the "natural" section on the west side of the property to connect Beckwith Park with Broadmead. These two trails will be a tremendous asset to our community and will complete links first envisioned by former NQRA president, Councillor Vic Derman, who got the concept into our Local Area Plan about 20 years ago.

Saanich has also secured water rights on Blenkinsop Lake and will be able to protect and enhance significant riparian areas on the eastern part of the property. Our association would like to thank Mayor and Council for this very important amenity which will greatly enhance our local area.

WHY CUT DOWN 13 BLOOMIN' TREES???

It's **Bad News & Good News**. In early April, 13 ornamental plum trees bordering the school fence along Morris were removed. These trees, originally funded through a NQRA grant, were planted with the assistance of Lake Hill Elem. students. Lake Hill families and students felt a connection to the "bubble gum" trees and their colourful burst of pink blossoms each spring. Regrettably, the trees were not thriving due to close proximity to fencing and roots that did not adapt to "boggy" soils (they were all leaning and at risk of falling). Despite several remediation attempts over the years by Saanich Parks, they continued to fail. Finally, it was determined their root plates were no longer secure; necessitating removal.

But the positive side...the trees were quickly replaced by Saanich on April 11th, again with the able assistance of Lake Hill students! A hardier species "*Slender Sweetgum*" *Liquidambar styraciflu*, less sensitive to changing water tables, was selected. It possesses an attractive star shaped leaf that holds its brilliant red colour in the Fall. North Quadra is again grateful to Lake Hill students for their planting assistance and renewed stewardship of the new trees!

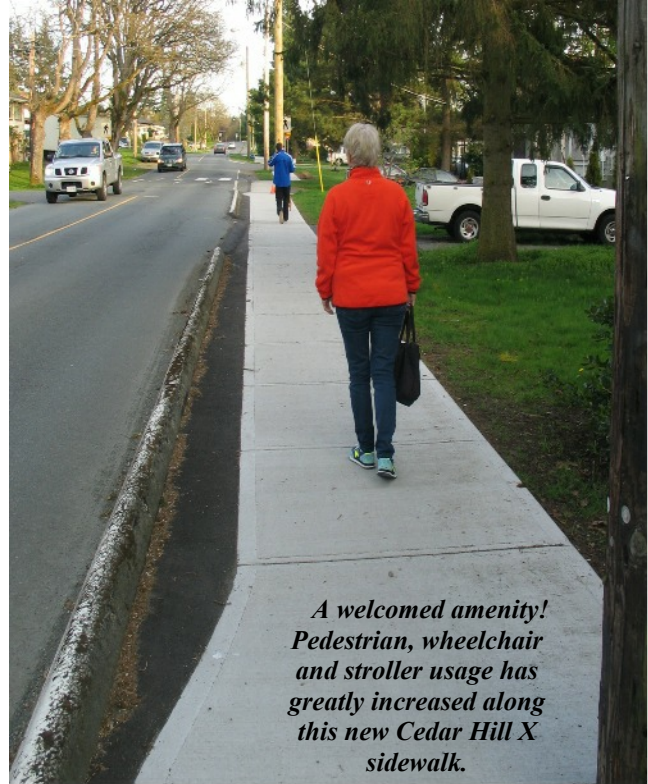


Lake Hill Students providing valuable assistance re-planting replacement trees...

New Cedar Hill X Sidewalk

The new concrete sidewalk on Cedar HillX/Morris from Lakehill Place to Ambassador, procured as part of rezoning for the Brix Condos at Borden, is now nearly complete. This amenity has been very well received by residents since it replaces an asphalt pathway that was poorly maintained and hazardous. However, a small section of the sidewalk has been left unfinished due to an underground wood stave drainpipe that must be replaced by the municipality. Saanich deleted this section from the developer's contract and intends to replace the pipe and complete the missing portion this summer.

Nevertheless, NQRA continues to be *on record* urging the continuance of the sidewalk along the west of Morris from Ambassador to the corner of Lucas. This section is of particular concern since it occurs in front of Lake Hill School and leaves pedestrians, especially school children, with no option except to cross mid-block through heavy traffic at Clatworthy.



*A welcomed amenity!
Pedestrian, wheelchair
and stroller usage has
greatly increased along
this new Cedar Hill X
sidewalk.*

How Safe Is Your Oil Tank?

Many North Quadra homes are still heated by fuel oil. However, some tank systems are aging and becoming a growing environmental hazard. Several fuel oil spills have recently occurred in Saanich from such tanks. While many spills have been small, their persistence is quite troubling. Even a small home oil spill can be significant. One cup of oil can pollute an Olympic sized swimming pool! Unfortunately, the design of storm water systems makes it likely such spills could damage our local water courses such as Gabo Creek, Rithets Bog which feeds Swan Lake and the Colquitz system. When spills occur, they tend to flow into storm sewers, often via perimeter drains around the house. Rain runoff then washes the oil through the sewer system into our streams and lakes. See below Saanich resident, Russ Godfrey's chilling account, one that may prompt readers to consider an oil tank "check-up":

After seeing the Adelaide street oil tank fiasco in Saanich, I had my 15 year old tank checked by my oil company. I thought it might show a little wear and tear. Little did I know! After the tank was removed the contractor showed me something very alarming. Near the tank leg, covered by what I thought was a small surface rust patch, was a pinhole breach. He put the tip of his pen into the hole and pushed. With very little effort the pen easily slid into the tank. This shocked me as I had NO idea my tank was in such bad shape. Also, it had just been filled a few days previously. I was THAT close to an Adelaide St. Mess! Tanks rust from the inside out. The tank appeared to be solid, but it wasn't. I now have a new tank, double hulled, that came with a \$1 million insurance policy-included in the price. It's also earthquake proof, strapped to the pad, unlike the previous tank. I strongly encourage folks to take a very close look at your oil tank. If in doubt, get an expert. I cannot overstate just how close I came to a serious environmental and economic disaster. —Russ Godfrey

For more info visit: http://www.saanich.ca/services/engineering/pdf/home_heating_oil_tanks.pdf
http://www.elc.uvic.ca/press/documents/2012-02-01-PreventingHomeHeatingOilSpillsinBC_Nov2012.pdf

Hutchison Park Rehab

A Small Park Gets A Much Needed Boost

At long last, a *Hutchison Park Pullers* group has been formed to tackle the park's ecological restoration needs. After a 3 year search for a Hutchison Park "Pulling Together" coordinator, Fred Waldie, has generously stepped to the plate! Saanich has now concluded a risk assessment and work plan for this park, nestled between Rogers and Lily Ave. Everything is a go...with 6 residents signed up so far. The impetus for this initiative began with a generous offer from 5 Pearson College students, under the leadership of Keegen Payne from the Northwest Territories, to tackle Hutchison Park as an Environmental Management project during their Community-Outreach Week: March 10-14th. The week-long project, supported by Saanich Parks and NQRA, also attracted volunteer assistance from several scout groups, Reynolds and UVic students, and nearby residents of all ages. What benefits their hard work produced! In the first 3 days alone, 18 truck loads of invasive species were hauled to recycling, hundreds of camas bulbs were uncovered and considerable trash was removed. Saanich Parks provided necessary tools, instruction, refreshments and a generous pizza lunch on the final day. Photo archives at northquadra.ca reveal that despite hard work, great fun was had by all. This first round of "rehab" was an excellent start, however, much remains to be done to

restore this park to its former glory. Consider being a part of the park's transition back to health by joining the "Hutchison Pullers". Contact Fred Waldie at fred.waldie@gmail.com or call 250-507-1949.



The last of 18 truck loads on the final day! Pearson College students, Saanich parks employees, scout troops, residents, students of all ages...pitched in for 5 days to free the park of an invasive plant jungle.

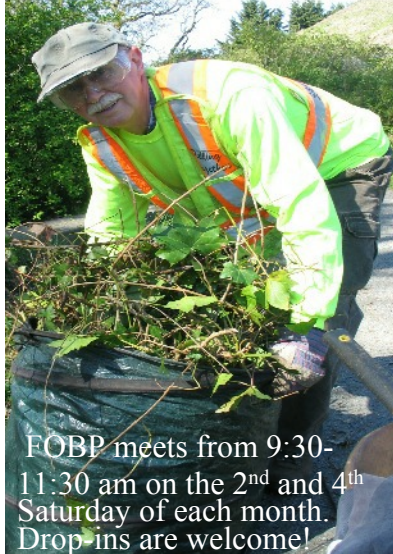
Friends Of Beckwith Park

Keep Pulling Together!

Eylin Gilbert, FOBP Stewart



Don Mills, FOBP Volunteer



FOBP meets from 9:30-11:30 am on the 2nd and 4th Saturday of each month. Drop-ins are welcome!

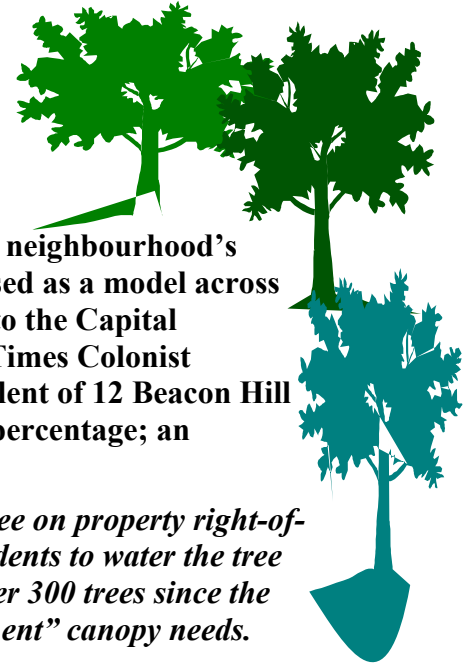
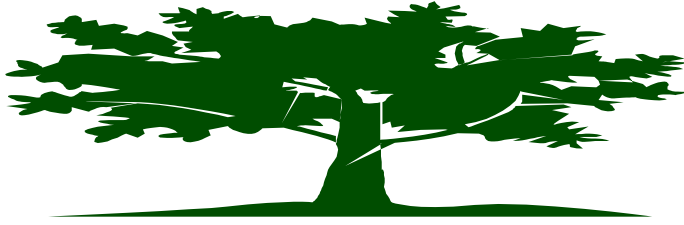
Another productive year at Beckwith Park! More Fawn lilies and Camas are blooming than ever before and the ducks are eyeing the new nesting boxes! Friends of Beckwith Park (FOBP) work diligently twice monthly to remove invasive species such as ivy, broom, blackberry, holly and daphnia. For restoration, new native plants are planted. We've also benefited this year from the assistance of UVic students and others. Our volunteers attended several *Saanich Pulling Together* training sessions helping us to continue enhancing the park's natural assets.

Consider joining us! Working in the park provides opportunities to know your neighbours and get a workout in the beauty of nature while giving something back to the community. Contact Eylin at 250-479-1617 or eylingilbart@hotmail.com. Cheers! Eylin Gilbert

“Boulevard Tree For Free”

Program Gains Momentum

7



NQRA has partnered with Saanich Parks for 8 years now to increase our neighbourhood’s tree canopy. This planting program has proven so successful, it is now used as a model across Saanich. However, the need to plant trees is more critical than ever due to the Capital Region’s alarming rate of “urban forest” decline. On July 28, 2013, the Times Colonist featured a front page article reporting that our region has lost the equivalent of 12 Beacon Hill Parks in tree cover over the last 6 years with Saanich losing the greatest percentage; an amazing 378 hectares....equivalent to 146 Uvic Finnerty Gardens!

NQRA is renewing its appeal to residents to consider finding a spot for a tree on property right-of-ways or along boulevards. The only requirement is a commitment by residents to water the tree for 3-5 years. Although our neighbourhood is credited with planting over 300 trees since the program’s inception, this represents only a small fraction of “replacement” canopy needs.

Why are Neighbourhood Trees So Important?

Trees serve important roles in the neighbourhood environment such as filtering air and water, providing habitat for wildlife, shading homes and businesses, thus conserving energy and reducing the “urban heat island” effect, and providing flood control by retaining up to 60 percent of rainfall.

How Do Boulevard Trees Benefit Homeowners?

Trees act as sound absorbers, attract songbirds, reduce air pollution, provide curb appeal and increase property values. An added bonus is that a tree lined street will slow and calm traffic.

Can Residents Choose Tree Species?

Saanich aims to plant “ the right tree in the right place” to avoid conflicts with buildings, driveways, pathways and above or underground utilities such as sewer lines, storm drains, water/gas, or power lines. Park staff will contact residents to discuss tree selection and site location. For an extensive list of preferred trees, ranging from tiny to enormous, flowering or not, wild autumn colours or delicate spring blossoms, call 250-475-5522 or email parks@saanich.ca.

What Is The Cost Of The Tree?

Through this program, the homeowner receives a tree on their boulevard frontage *at no cost*. Saanich will plant, stake and mulch the tree. All that is required is a commitment by residents to water the tree for the first 3-5 years.

How Do Residents Get Involved?

Homeowners can fill out a downloaded application at northquadra.ca or contact NQRA’s tree coordinator Lauraine Derman at 250-479-0302 for a paper copy.

Should Several Residents Per Street Sign-Up?

This is preferable since tree-lined streets enhance neighbourhood aesthetic and environmental values. Volunteering as a street coordinator also helps facilitate maximum efficiency of this program.



A new magnolia planted along Cedar Hill X boulevard April 2014 is already in full bloom!

Harald Wolf continues to lead walks along Gabo Creek, a watercourse that drains the North Side of the Christmas Hill Summit and the northwest section of North Quadra. This creek, part of the Colquitz system which joins a second creek draining into Rithet's Bog, is in desperate need of restoration. Harald shares his wealth of geological knowledge along this walk and provides a wonderful glimpse into this largely overlooked, but vital watershed.

NQRA continues to seek volunteers interested in being restoration plan "stewards" for Gabo creek. Harald will be available in an advisory capacity.

For notification of group or personalized walks, or to arrange for a 30 minute presentation on the creek, please contact Harald at hwolf@wolfweb.ca or 250-479-9489.

Pearson College Students Channel Bruce Hutchison?

It was a delightful surprise to discover that Pearson College students' participation during the Hutchison Park restoration project evoked a previously unknown historical connection. When visiting the work party, Ross Meek, informed volunteers that his grandfather, Bruce Hutchison, a noted author, environmentalist, recipient of the Order of Canada and advisor to 7 past Canadian Prime Ministers, had in fact, worked with Prime Minister Lester B. Pearson to establish Pearson College 40 years ago. Said Meek:

"Who could have known that my grandfather's efforts would result today in such environmental benefits returned to former family lands?"

Blockwatch Update

Are you a member of the Blockwatch Program? If not, it's time to get on board. Blockwatch helps ensure neighborhood safety, and earns a \$50 yearly discount with most insurance companies. Other benefits include enhanced communication with neighbours, regular police reports of neighbourhood incidences and emergency preparedness support. *For details to become a REGISTERED BLOCKWATCH call NQ rep Sue Marcotte at 250-744-5675 or the Block Watch Office at 250-475-4365, Area Co-ordinator, Jan Dong 250-479-6397.*

Association Information

Please direct Questions, Comments & Cheques to:

Haji Charania- Pres. 250 479 8072 -757 Genevieve, V8X 3R4

Jeff Bray- (A)VPres. 250 595 0265 - 801 Rogers Way V8X5L1

**Stan Brygadyr-Sec. 250 727 2243 - 847 Cameo V8X 4M3
email @ info@northquadra.ca**

Just A Click Away

In the past, NQRA published and delivered print copies of *North Quadra News* twice yearly to about 2400 homes. With online publications, our interactive website and Facebook/Twitter links, the need for print versions has been reduced. Now one printed newsletter is delivered each spring.

Our spring newsletter is now more comprehensive, reduces pressure on volunteers and, by reducing paper use, helps us be more sustainable. *North Quadra News* gives a complete year review of events, activities, provides AGM notice and is available online for email registrants.

Our intent remains to keep you fully informed. Notification of meetings, news alerts and bulletins will be posted on our website, thanks to webmaster extraordinaire, Stefan Niemann. In addition, flyers to alert residents of development proposals, upcoming events or other concerns will be distributed as needed.

To remain informed, we strongly encourage residents to "stay connected" by joining our email REGISTRY at www.northquadra.ca.

Dates To Note:

- Saanich Archives Tour - 10-11 am **May 7**
- Mother's Day Concert Playfair Park 1127 Glenora - 11:00-1:00 pm-- **May 11**
- N Quadra Res. Assoc. AGM -7:30- **May 15**
- Scattered Artists Tour 12-5pm- **May 17 & 18**
- Bike To Work Week - **May 26-June 1-** Info at www.biketowork.ca/victoria/home
- Mt. Tolmie Artist Tour - **May 25-26**
- Gorge On Art - 9:30-4pm - **July 1**
- Saanich Strawberry Festival -11-3 pm **July 6**
- Beckwith Music In The Park - 6-8 pm **July 29**

Facebook

Like everyone else, we now have a Facebook page! Search for **North Quadra neighbourhood** and ask to join. We post interesting tidbits, notices and there's also a Google Map at g.co/maps/cctw5 with heritage homes, significant trees and more.

All legally established North Quadra residents are association members. Operating the association depends, however, on your generosity. Become a "supporting member" for an annual fee of \$5. Any size donation is always welcome!

Volunteers deliver over 2400 newsletters. If you can help, please contact Lauraine Derman@250 479 0302 or laurainederman@shaw.ca