

METRO VANCOUVER REGIONAL DISTRICT REGIONAL PARKS COMMITTEE

MEETING

Wednesday, July 8, 2026

9:00 am

This meeting will be held electronically on the Zoom Platform.

Members of the public may register to attend electronically to watch and hear the meeting.

Please visit our website for registration and for information about attending the meeting.

The link to the July 8, 2026 Regional Parks Committee meeting page is

<https://metrovancover.org/boards/meeting/3402>

AGENDA

A. ADOPTION OF THE AGENDA

1. **July 8, 2026 Meeting Agenda**

THAT the Regional Parks Committee adopt the agenda for its meeting scheduled for July 8, 2026 as circulated.

B. ADOPTION OF THE MINUTES

1. **June 10, 2026 Meeting Minutes**

THAT the Regional Parks Committee adopt the minutes of its meeting held June 10, 2026 as circulated.

pg. 6

C. DELEGATIONS

D. INVITED PRESENTATIONS

1. **Minnekhada Park Association**

Subject: Minnekhada Park Association - Accomplishments with MetroVan Contribution Funding

2. **Derby Reach and Brae Island Park Association**

Subject: Derby Reach/Brae Island Parks Association - Our Mission and Goals

E. REPORTS FROM COMMITTEE OR CHIEF ADMINISTRATIVE OFFICER

1. **Regional Parks Building Strategy**

Report dated June 22, 2026 from Mike Redpath, Director, Regional Parks and Jeffrey Fitzpatrick, Division Manager, Design and Development, Regional Parks.

pg. 10

Executive Summary

The regional parks system includes 354 buildings that play a vital role in supporting safe and enjoyable access to nature, as well as the effective management and operation of the regional park system.

The Regional Parks Building Strategy (Attachment 1) was developed to guide the effective management of regional parks buildings. It establishes levels of service, confirms appropriate building uses, and introduces an assessment system to support long-term maintenance, capital planning, and the identification of surplus buildings.

Using this assessment system, the regional parks building portfolio was evaluated, resulting in 74% of buildings classified as 'keep and maintain', 11% as 'keep and maintain with ongoing assessment', and 15% identified as 'surplus'.

Completion of the Regional Parks Building Strategy was identified in the MVRD Board approved *Regional Parks Plan* (2022) and as a priority action in the *Regional Parks 2026 Committee Work Plan*. It informs the Regional Parks Asset Management Plan, which is currently underway. The building strategy is provided to the Regional Parks Committee for information, with key outcomes summarized in this report.

Recommendation

THAT the Regional Parks Committee receive for information the report dated June 22, 2026, titled "Regional Parks Building Strategy".

2. DRAFT Five Year Capital Plan (2027 - 2031) Regional Parks

pg. 70

Report dated June 5, 2026 from Mike Redpath, Director, Regional Parks and Jeffrey Fitzpatrick, Division Manager, Design and Development, Regional Parks.

Executive Summary

The DRAFT Five Year Capital Plan for Regional Parks has been prepared following the direction received at the April 15, 2026 Board Budget Workshop to proceed through the 2027 budget cycle with household impact (HHI) targets as follows: 2027 at 3.0%, 2028 at 5.0%, 2029 at 5.0%, 2030 at 5.0%, and 2031 at 5.0%.

Regional Parks estimates capital spending of \$224.8M over the next five years funded from grants, development cost charges (DCC) and reserves. The DRAFT Five Year Capital Plan for Regional Parks includes land acquisition, park and greenway development across the regional park system. Key projects included the continued development of Widgeon Marsh Regional Park and the Delta Nature Reserve Boardwalk; greenway development at the Delta-South Surrey Greenway, Boundary Bay and Aldergrove Regional Parks; expansion of the campground at Derby Reach Regional Park; and development of the tæmtæmíxʷtən/Belcarra South Picnic Area.

The net change from the previous 5 year capital plan is an overall increase of \$20.2M, largely due to timing of cash flow from previous years.

Recommendation

THAT the Regional Parks Committee receive for information the report dated June 5, 2026, titled "DRAFT Five Year Capital Plan (2027-2031) Regional Parks".

3. **2026 Regional Parks Capital Program Update No. 2** pg. 84
Report dated June 5, 2026 from Mike Redpath, Director, Regional Parks and Jeffrey Fitzpatrick, Division Manager, Regional Parks Design and Development.

Executive Summary

This report provides a status update of the Regional Parks Capital Program with summaries for larger projects (over \$3M value) that highlight progress, schedule, budget and upcoming milestones, and an overall summary of remaining projects. As part of the Regional Parks capital planning process, the timing of each project is reviewed and updated annually based on available resources, strategic prioritization, risk to system operations and financial sustainability. Overall, the capital program is progressing on time and within budget, with some manageable scheduling impacts on two projects due to archaeological and permitting requirements.

These updates are provided three times a year for the Regional Parks Committee and MVRD Board in February, July and November to provide timely line of sight for the April Board Budget Workshop, input into the annual budget and five-year financial plan for October, and an end-of-year update. Individual project reports will continue to be provided as needed, particularly at key decision-making milestones.

Recommendation

THAT the MVRD Board receive for information the report dated June 5, 2026, titled "2026 Regional Parks Capital Program Update No. 2".

4. **Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026** pg. 101
Report dated June 3, 2026 from Jamie Vala, Division Manager, Parks Planning and Resource Management, Regional Parks.

Executive Summary

Metro Vancouver undertakes an annual process to dedicate regional park land acquired in the previous year. Included in the proposed bylaw, *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026* is the regional park land acquired in 2025 in Kanaka Creek Regional Park.

Recommendation

THAT the MVRD Board:

- a) give first, second, and third reading to *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*; and
- b) adopt *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*.

5. **Natural Resource Management Restoration Program Update** pg. 105
Report dated June 12, 2026 from Jamie Vala, Division Manager, Parks Planning and Resource Management, Regional Parks.

Executive Summary

In 2026, 54 restoration projects are planned across the regional parks system. These planned projects include stream daylighting and maintaining wetland habitats, removal of invasive species, improving forest resilience, improving habitat diversity, restoring disturbed areas, buffer plantings, creating wildflower meadows, as well as restoring forested and riparian areas. This report highlights a selection of projects for 2026. This work improves the health of regional parks ecosystems contributing to improved regional resilience and provides opportunities for residents to engage in environmental stewardship, deepening their connection with nature.

Recommendation

THAT the Regional Parks Committee receive for information the report dated June 12, 2026, titled "Natural Resource Management Restoration Program Update".

6. MVRD Regional Parks Regulation Amendment Bylaw No. 1466, 2026 – Amends Bylaw No. 1420, 2025 pg. 121

Report dated June 10, 2026 from Paul Brar, Division Manager, Regional Parks Services, Regional Parks.

Executive Summary

This report outlines proposed amendments to Schedule B – Fees and Charges of the *Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025*. The bylaw is reviewed annually to ensure that fees and charges reflect relevant current market conditions. The proposed fee adjustments are intended for implementation in the upcoming calendar year.

Most fee increases are related to inflation, applying primarily to commercial use permits, select indoor and outdoor facility rentals, camping, and filming rates. New additions include introducing a single day commercial use permit option and adding a weekend/holiday non-profit rate for picnic shelters. Other changes include a new fee for commercial use of parking lots, updated late checkout penalties for indoor facilities, and targeted increases to specialized areas such as designated nature spaces and filming locations. Several existing fees have also been adjusted to better reflect market conditions, support cost recovery, and improve administrative clarity.

The proposed adjustments are expected to generate approximately \$10,000 in revenue, helping to offset rising operational costs. All changes to Schedule B are included in the proposed *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026* ("Amendment Bylaw") which is scheduled to take effect on January 1, 2027.

Recommendation

THAT the MVRD Board:

- a) give first, second, and third reading to *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*; and
- b) adopt *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*.

7. Manager's Report - Regional Parks

pg. 134

Report dated June 18, 2026 from Mike Redpath, Director, Regional Parks.

Recommendation

THAT the Regional Parks Committee receive for information report dated June 18, 2026, titled "Manager's Report - Regional Parks".

F. INFORMATION ITEMS

1. Regional Parks Events Update

pg. 141

G. OTHER BUSINESS

H. RESOLUTION TO CLOSE MEETING

Note: The Committee must state by resolution the basis under section 90 of the Community Charter on which the meeting is being closed. If a member wishes to add an item, the basis must be included below.

THAT the Regional Parks Committee close its meeting scheduled for July 8, 2026 pursuant to section 226 (1) (a) of the *Local Government Act* and the *Community Charter* provisions as follows:

90 (1) A part of a council meeting may be closed to the public if the subject matter being considered relates to or is one or more of the following:

(e) the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality.

I. ADJOURNMENT

THAT the Regional Parks Committee adjourn its meeting of July 8, 2026.

Membership:

Chair, John McEwen, Anmore

Vice Chair, Rebecca Bligh, Vancouver

Belcarra, Jamie Ross

Bowen Island, Andrew Leonard

Burnaby, Pietro Calendino

Coquitlam, Craig Hodge

Delta, Dylan Kruger

Langley Township, Steve Ferguson

Maple Ridge, Jenny Tan

North Vancouver District, Lisa Muri

Pitt Meadows, Tracy Elke

Port Coquitlam, Darrell Penner

Port Moody, Meghan Lahti

Richmond, Michael Wolfe

Surrey, Rob Stutt

West Vancouver, Sharon Thompson



METRO VANCOUVER REGIONAL DISTRICT REGIONAL PARKS COMMITTEE

MEETING

Wednesday, June 10, 2026

9:00 am

The meeting was held electronically on the Zoom platform

MINUTES

MEMBERS:

Chair, John McEwen, Anmore
Vice Chair, Rebecca Bligh, Vancouver* (joined at 9:04 am)
Belcarra, Jamie Ross*
Bowen Island, Andrew Leonard* (joined at 9:02 am)
Burnaby, Pietro Calendino*
Coquitlam, Craig Hodge*
Delta, Dylan Kruger*
Langley Township, Steve Ferguson*
Maple Ridge, Jenny Tan* (joined at 9:02 am)
North Vancouver District, Lisa Muri*
Pitt Meadows, Tracy Elke*
Port Coquitlam, Darrell Penner*
Port Moody, Meghan Lahti*
Richmond, Michael Wolfe*
Surrey, Rob Stutt* (joined at 9:01 am)
West Vancouver, Sharon Thompson*

*denotes electronic meeting participation as authorized in the *Procedure Bylaw*

STAFF PRESENT:

Mike Redpath, Director, Regional Parks
Rapinder Khaira, Legislative Services Coordinator, Board and Information Services
Isabel Kunigk, Park Planner, Planning and Resource Management, Regional Parks
Steven Schaffrick, Parks Central Area Manager, Regional Parks

A. ADOPTION OF THE AGENDA

1. June 10, 2026 Meeting Agenda

It was MOVED and SECONDED

THAT the Regional Parks Committee adopt the agenda for its meeting scheduled for June 10, 2026 as circulated.

CARRIED

B. ADOPTION OF THE MINUTES**1. May 6, 2026 Meeting Minutes****It was MOVED and SECONDED**

THAT the Regional Parks Committee adopt the minutes of its meeting held May 6, 2026 as circulated.

CARRIED

C. DELEGATIONS

No items presented.

D. INVITED PRESENTATIONS

No items presented.

E. REPORTS FROM COMMITTEE OR CHIEF ADMINISTRATIVE OFFICER**1. 2026 Update on Regional District Sustainability Innovation Fund Projects – Regional Parks**

Report dated May 14, 2026 from Jamie Vala, Division Manager, Parks Planning and Resource Management, Regional Parks, providing the Regional Parks Committee an update on three Regional Parks projects that received Board-approved contributions from the Regional District Sustainability Innovation Fund.

9:01 am Director Stutt joined the meeting.

9:02 am Director Leonard and Councillor Tan joined the meeting.

9:04 am Vice Chair Bligh joined the meeting.

It was MOVED and SECONDED

THAT the Regional Parks Committee receive for information the report dated May 14, 2026, titled “2026 Update on Regional District Sustainability Innovation Fund Projects – Regional Parks.”.

CARRIED

2. Burnaby Lake Regional Park – Draft Management Plan and Public Engagement Process

Report dated May 15, 2026 from Jamie Vala, Division Manager, Parks Planning and Resource Management, Regional Parks, providing the MVRD Board with an opportunity to consider the *Burnaby Lake Regional Park Draft Management Plan* for endorsement.

Steven Schaffrick, Parks Central Area Manager, Regional Parks, and Isabel Kunigk, Park Planner, Planning and Resource Management, Regional Parks, provided a presentation titled “Burnaby Lake Regional Park – Draft Management Plan and Engagement Process”, with an overview of the planning and engagement process for the *Burnaby Lake Regional Parks Draft Management Plan*.

It was MOVED and SECONDED

THAT the MVRD Board endorse the proposed *Burnaby Lake Regional Park Draft Management Plan* for engagement purposes and authorize staff to proceed with the engagement process as presented in the report dated May 15, 2026, titled "Burnaby Lake Regional Park – Draft Management Plan and Public Engagement Process."

CARRIED**3. Backcountry Safety Awareness Update - Lynn Headwaters Regional Park**

Report dated May 14, 2026 from Erin Gorby, Division Manager, West Area, Regional Parks, providing the Regional Parks Committee with an update on backcountry safety initiatives at Lynn Headwaters Regional Park in advance of the 2026 summer season opening.

It was MOVED and SECONDED

THAT the Regional Parks Committee receive for information the report dated May 14, 2026, titled "Backcountry Safety Awareness Update - Lynn Headwaters Regional Park".

CARRIED**4. Manager's Report - Regional Parks**

Report dated May 14, 2026 from Mike Redpath, Director, Regional Parks, providing the Regional Parks Committee with an update on transit improvements supporting visitor access to Regional Parks, initiation of the Codd Wetland Ecological Conservancy Area management plan, and Regional Parks events.

It was MOVED and SECONDED

THAT the Regional Parks Committee receive for information the report dated May 14, 2026, titled, "Manager's Report – Regional Parks".

CARRIED**F. INFORMATION ITEMS****1. Regional Parks Upcoming Events****G. OTHER BUSINESS**

No items presented.

H. RESOLUTION TO CLOSE MEETING**It was MOVED and SECONDED**

THAT the Regional Parks Committee close its meeting scheduled for June 10, 2026 pursuant to section 226 (1) (a) of the *Local Government Act* and the *Community Charter* provisions as follows:

- 90 (1) A part of a council meeting may be closed to the public if the subject matter being considered relates to or is one or more of the following:
- (e) the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality.; and
 - (g) litigation or potential litigation affecting the municipality.

CARRIED**I. ADJOURNMENT****It was MOVED and SECONDED**

THAT the Regional Parks Committee adjourn its meeting of June 10, 2026.

CARRIED

(Time: 9:44 am)

Rapinder Khaira,
Legislative Services Coordinator

John McEwen,
Chair

85783183

To: Regional Parks Committee

From: Mike Redpath, Director, Regional Parks
Jeffrey Fitzpatrick, Division Manager, Design and Development, Regional Parks

Date: June 22, 2026

Meeting Date: July 8, 2026

Subject: **Regional Parks Building Strategy**

RECOMMENDATION

THAT the Regional Parks Committee receive for information the report dated June 22, 2026, titled "Regional Parks Building Strategy".

EXECUTIVE SUMMARY

The regional parks system includes 354 buildings that play a vital role in supporting safe and enjoyable access to nature, as well as the effective management and operation of the regional park system.

The Regional Parks Building Strategy (**Attachment 1**) was developed to guide the effective management of regional parks buildings. It establishes levels of service, confirms appropriate building uses, and introduces an assessment system to support long-term maintenance, capital planning, and the identification of surplus buildings.

Using this assessment system, the regional parks building portfolio was evaluated, resulting in 74% of buildings classified as 'keep and maintain', 11% as 'keep and maintain with ongoing assessment', and 15% identified as 'surplus'.

Completion of the Regional Parks Building Strategy was identified in the MVRD Board approved *Regional Parks Plan* (2022) and as a priority action in the *Regional Parks 2026 Committee Work Plan*. It informs the Regional Parks Asset Management Plan, which is currently underway. The building strategy is provided to the Regional Parks Committee for information, with key outcomes summarized in this report.

PURPOSE

The purpose of this report is to provide the Regional Parks Committee with an update on the Regional Parks Building Strategy.

BACKGROUND

The regional parks system includes 354 buildings, that provide public amenities, park operations and other uses (**Attachment 2**), with an estimated replacement value of \$267 million. Buildings represent the largest built asset class within the Regional Parks system, accounting for approximately 40% of the total value of all built assets.

In 2021, the *Regional Park State of the Assets* Report was completed, detailing the quantity, condition, and value of Regional Park assets. The Regional Parks Asset Management Plan which is currently underway and planned for completion in fall 2026, will detail long range plans, service levels and budgeting for all built and natural assets.

As the largest and most costly asset category, the Building Strategy was developed to guide operation, maintenance and development of Regional Park buildings, and to inform the long range budgeting and planning of the Regional Parks Asset Management Plan.

REGIONAL PARKS BUILDING STRATEGY

The Building Strategy establishes a framework for the effective, affordable, and sustainable management of regional parks buildings to support safe, welcoming, and positive visitor experiences and the long-term stewardship and operation of regional parkland.

The strategy establishes levels of service, confirms appropriate building uses, and introduces an assessment system to support long-term maintenance, capital planning, and the identification of surplus buildings

Levels of Service

The Building Strategy establishes levels of service (**Attachment 3**) for building capacity, accessibility, function, quality, sustainability, safety, reliability, and regulations to guide the type and quantity of buildings developed, maintenance levels, and the ongoing assessment and upkeep of regional park buildings.

Building Use

The Building Strategy confirms primary and special purpose uses for regional park buildings to guide the assessment and maintenance of existing buildings; the development of new buildings and the assessment of external proposals related to regional park building use. These uses reflect current practice, existing plans and Metro Vancouver's role and mandate.

Primary uses are those that are essential for safe and sustainable public access, operation, and management of regional parkland in alignment with Metro Vancouver's role to protect important ecosystems and connect people to nature. Primary use buildings include:

- Washrooms and changing facilities
- Concessions
- Group shelters and picnic shelters
- Nature and stewardship centers
- Operations yards and materials storage
- Staff offices
- Utility buildings

Special purpose buildings provide an enhanced level of service, or complimentary program, that supports the intended park visitor experience and conservation goals of a park. Special purpose buildings may be maintained, programmed or operated by Metro Vancouver or in partnership with First Nations, community groups, external agencies, or a service provider. Special purpose regional parks buildings include:

- Caretaker residences
- Bookable buildings (short-term building rental)
- Passive or active interpretive displays
- Office, program space, and/or storage for park associations / non-profit societies
- Fish hatcheries
- Sales/rental of goods and services that enhance the regional parks visitor experience

Existing residential tenancies in regional park buildings are being phased out as buildings and building sites are required for conservation and recreational purposes. As tenancies are concluded, the buildings are repurposed or removed and the areas are restored for the intended park purpose.

Building Assessment System

The building assessment system was developed to guide building maintenance, upgrades, replacement planning, and the identification of surplus buildings. The system is informed by established levels of service, regular inspections, condition assessments, identification of core and compatible uses, and applicable policy direction (**Attachment 4**).

Buildings are first evaluated through a needs assessment to confirm whether there is an existing or planned Regional Parks use. Buildings with a confirmed use are then evaluated through a risk and service gap assessment, based on levels of service and building condition.

Buildings with deficiencies identified through the risk and service gap assessment are flagged for further evaluation prior to major capital maintenance investment. This additional evaluation determines whether the building should be maintained, upgraded, relocated, or replaced.

Buildings with no primary or special purpose use are considered surplus.

The Regional Parks building portfolio was reviewed using the building assessment system. Of the buildings that were reviewed, 263 (74%) buildings were identified as 'keep and maintain'. These buildings have a regional park use and no identified service gap.

40 (11%) were identified as 'keep and maintain with ongoing assessment'. These buildings have a regional park use, however a service gap related to condition or level of service was identified. Key areas requiring further assessment include:

- Capacity and function of operational storage buildings
- Location and elevation of buildings in areas prone to flooding or erosion
- Capacity and functionality of nature houses

These buildings will be assessed to determine the appropriate course of action, which may include ongoing maintenance, upgrade, relocation, or replacement.

51 (15%) of buildings were identified as 'surplus'. These buildings will be decommissioned and removed from the park following required or applicable permitting, engagement, municipal, regulatory, and heritage processes. Surplus buildings include residential and farm buildings without a park use, underused storage and outbuildings.

ALTERNATIVES

This is an information report. No alternatives are presented.

FINANCIAL IMPLICATIONS

Funding for regional park buildings maintenance is included in the annual Parks Asset Management budget.

The Building Strategy establishes levels of service to guide efficient maintenance of buildings and identifies 51 surplus buildings that will be decommissioned over time resulting in cost savings and the potential to refocus staff time and investment on deferred maintenance and high use buildings and other assets.

OTHER IMPLICATIONS

Regional parks buildings are subject to Provincial and Municipal regulatory and permitting requirements.

The Building Strategy reflects First Nation and public engagement received through the *Regional Parks Plan* and individual park management plans. Additional First Nation and public engagement will be required as site specific building plans are implemented throughout the regional park system.

CONCLUSION

The Regional Parks Building Strategy (**Attachment 1**) provides a clear framework for the ongoing maintenance, development, and stewardship of Regional Parks buildings. By establishing service levels, confirming appropriate uses, and introducing a standardized assessment approach, the Building Strategy supports consistent decision-making for maintenance, capital planning, and the identification of surplus assets.

The Building Strategy will guide day-to-day building operations and play a key role in shaping the Regional Parks Asset Management Plan which is currently in progress.

ATTACHMENTS

1. Regional Parks Building Strategy.
2. Inventory of Regional Parks Buildings .
3. Levels of Service.
4. Building Assessment System.
5. Presentation re Regional Parks Building Strategy

68625233

Regional Parks Building Strategy

2026 Draft



About Metro Vancouver

Metro Vancouver is a diverse organization that plans for and delivers regional utility services, including water, sewers and wastewater treatment, and solid waste management. It also monitors and regulates air quality, plans for urban growth, manages a regional parks system, provides affordable rental housing, and serves as a regional federation. The organization is a federation of 21 municipalities, one electoral area, and one treaty First Nation located in the region of the same name. Metro Vancouver is a diverse organization that plans for and delivers regional utility services, including water, sewers and wastewater treatment, and solid waste management. It also monitors and regulates air quality, plans for urban growth, manages a regional parks system, provides affordable rental housing, and serves as a regional federation. The organization is a federation of 21 municipalities, one electoral area, and one treaty First Nation located in the region of the same name.

Indigenous Territorial Recognition

Metro Vancouver acknowledges that the region's residents live, work, and learn on the shared territories of many Indigenous Peoples, including 10 local First Nations: ᑭᓴᑭᓴᑭᓴ (Katzie), ᑭᓴᑭᓴᑭᓴ (Kwantlen), ᑭᓴᑭᓴᑭᓴ (Kwikwetlem), ᑭᓴᑭᓴᑭᓴ (Matsqui), ᑭᓴᑭᓴᑭᓴ (Musqueam), ᑭᓴᑭᓴᑭᓴ (Qayqayt), Semiahmoo, ᑭᓴᑭᓴᑭᓴᑭᓴ ᑭᓴᑭᓴᑭᓴ (Squamish), ᑭᓴᑭᓴᑭᓴᑭᓴ ᑭᓴᑭᓴᑭᓴᑭᓴ (Tsawwassen), and ᑭᓴᑭᓴᑭᓴᑭᓴ (Tsleil-Waututh).

Metro Vancouver respects the diverse and distinct histories, languages, and cultures of First Nations, Métis, and Inuit, which collectively enrich our lives and the region.

4730 Kingsway, Burnaby, BC, V5H 0C6

www.metrovancouver.org

June 2026

Cover photo: Boundary Bay Regional Park

Contents

1. Plan Context	4
1.1 Introduction	4
1.2 Policy Framework	5
1.3 Inventory	6
1.4 Acquired Buildings	10
1.5 Buildings Maintained by Others	10
1.6 Building Condition and Assessment	11
2. Levels of Service and Assessment System	12
2.1 Levels of Service	12
2.2 Building Uses in Regional Parks	13
2.3 Residential Tenancy in Regional Parks	14
2.4 Heritage Buildings in Regional Parks	14
2.5 Regional Parks Building Assessment System	15
2.6 Building Assessment Framework Analysis	17
3. Minimizing Buildings' Environmental Impacts	18
4. Adaptive Management, Ongoing Monitoring and Reporting	19
4.1 Adaptive Management and Monitoring	19
4.2 Reporting	19
4.3 Implementation	20
5. Appendix: Building Assessment Framework Analysis Results	21



Boundary Bay Regional Park

1. Plan Context

Metro Vancouver regional parks include 354 buildings that play a vital role in supporting safe and enjoyable public access to nature, as well as the effective management and operation of the regional park system.

This strategy provides a framework for the effective management of regional park buildings to support safe, welcoming, and positive visitor experiences, and the efficient and sustainable management of regional parkland, in alignment with the purpose of the Regional Parks system – to protect important natural areas and connect people with nature.

1.1 Introduction

Regional Parks maintains a portfolio of 354 buildings with an estimated value of \$267 million. Buildings represent the largest built asset class within the regional parks system, accounting for approximately 40% of the total value of all built assets.

The purpose of the building strategy is to establish a framework for the effective, efficient, and sustainable management of regional park buildings to support safe, welcoming, and positive visitor experiences and the long-term stewardship and operation of regional parkland.

This strategy defines appropriate levels of service and suitable uses for regional park buildings and establishes a building assessment system to evaluate buildings based on condition, function, and alignment with approved plans. This system is used to prioritize building maintenance, renewal, replacement, improvement, and the removal of surplus buildings.

The existing Regional Park building portfolio was assessed using the building assessment system. The assessment outcomes, commitment to sustainable building management, and implementation plan are outlined in the strategy.

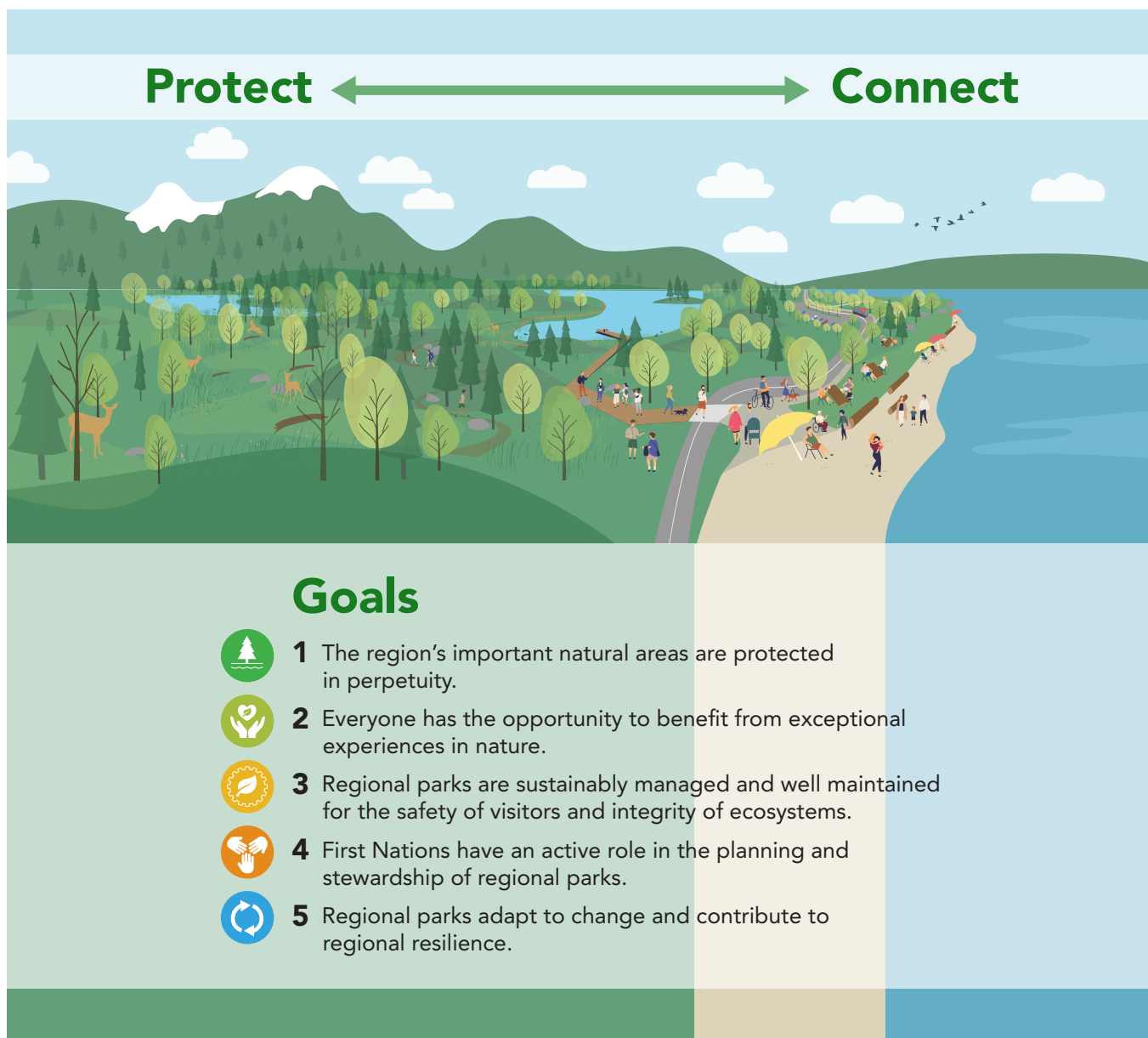
1.2 Policy Framework

This strategy is guided by the *Regional Parks Plan*, *Metro 2050 Regional Growth Strategy*, *Climate 2050*, as well as the *Asset Management for Regional Parks Policy*, *Sustainable Infrastructure and Buildings Policy*, and the *Regional Parks Natural Resource Management Framework*.

Buildings are essential to supporting Regional Parks' role of protecting natural areas and connecting people to nature and advancing the five core goals outlined in the *Regional Parks Plan* across the full continuum of regional park landscapes.

These facilities provide essential public amenities — such as washrooms, picnic shelters, and visitor services — while also supporting park operations through offices, storage buildings, and service yards. Together, they enable both high-quality visitor experiences and the effective stewardship of regional parklands.

The *Regional Parks Plan* established five core goals for the regional park system, all of which buildings have a crucial role in supporting.





Crippen Regional Park

1.3 Inventory

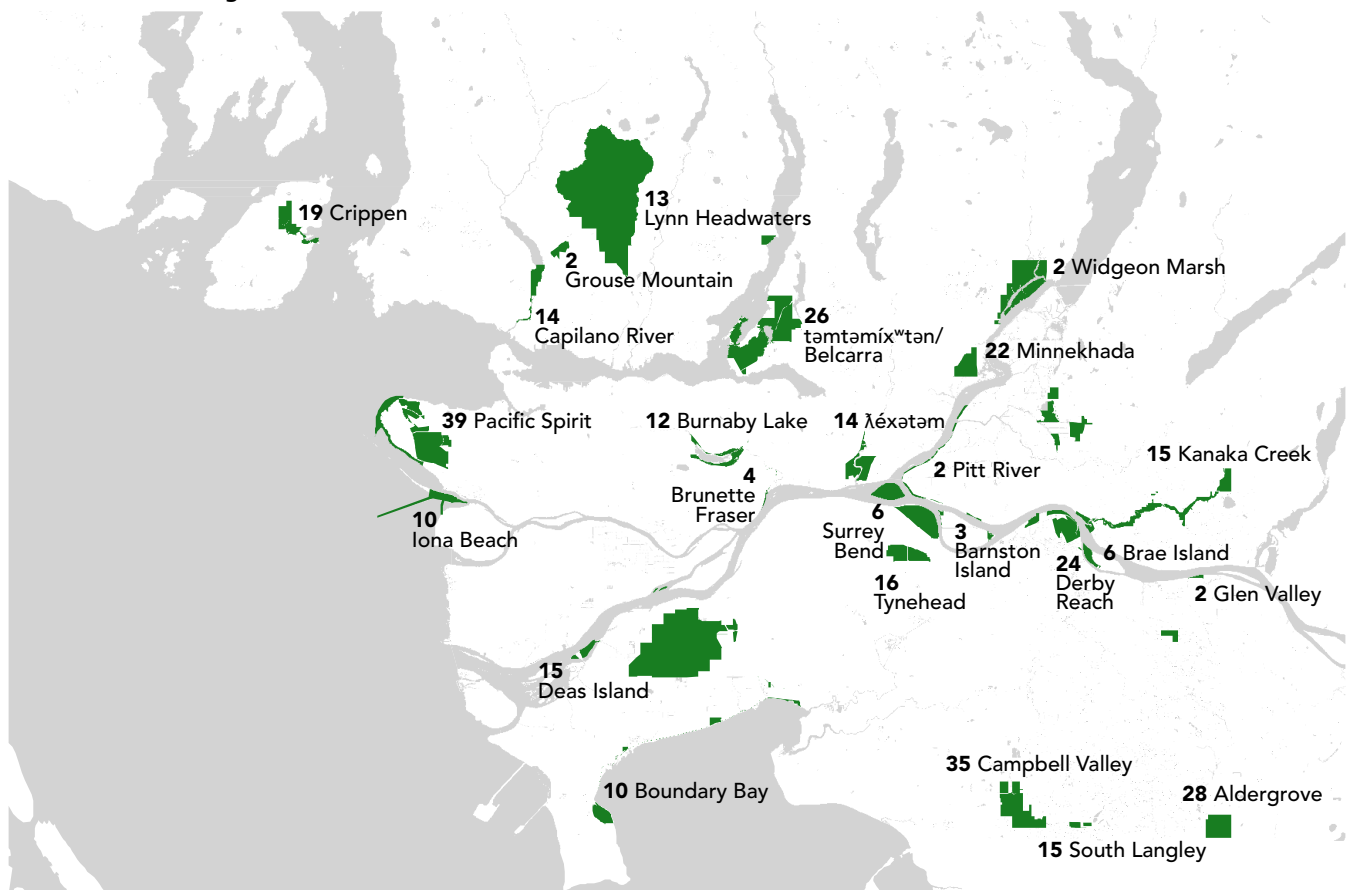


Figure 1 – Number of buildings maintained by Regional Parks at each regional park site



The 354 buildings in regional parks have three purposes: public use, operational use, and other use.



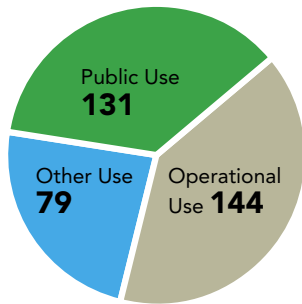
Public Use Buildings support the park visitor experience and include facilities such as washrooms, picnic shelters, nature houses, and concessions.



Operational Use Buildings support the management, maintenance and security of regional parks and include offices, workshops, utility buildings, and caretaker dwellings.



Other Use Buildings include buildings that are tenanted or licensed to third parties, residential houses and associated outbuildings, as well as vacant buildings.



	Area (m ²)	Replacement Cost
Public Use	6,692	\$76 M
Operational Use	8,579	\$77 M
Other Use	10,455	\$114 M
Total	25,726	\$267 M

Figure 2 – Buildings by Overall Purpose

Derby Reach Regional Park





Kanaka Creek Regional Park - Operations Building

Regional Park Building Types

	Asset Value	Number of Assets
Washroom building	\$13.7 M	11
Pit toilet	\$4.3 M	75
Bookable shelter	\$3.7 M	18
General public use	\$0.6 M	7
Bookable building	\$16.4 M	5
Vacant display	\$1.1 M	4
Concession/washroom	\$17.3 M	3
Bookable building/caretaker	\$13.6 M	2
Office/washroom	\$0.1 M	2
Nature house	\$1.3 M	1
Nature house/storage	\$1.5 M	1
Nature house/washroom	\$2.5 M	1
Operations	\$21.7 M	109
Office/operations	\$33.2 M	13
Utility	\$1.6 M	9
Office	\$14.7 M	8
Caretaker	\$6.2 M	5
Vacant	\$39.3 M	30
Rental outbuilding	\$14.9 M	20
License to external agency	\$28.7 M	16
Rental house	\$30.6 M	13
Total	\$267 M	354



Brunette-Fraser Regional Greenway

1.4 Acquired Buildings

When land is acquired through Metro Vancouver's regional parks land acquisition program, existing structures often accompany them. Some inherited buildings have been repurposed for park use, serving as caretaker residences, temporary offices, or program spaces until long-term planning or budgets allow for solutions.

Regardless of origin or current function, all acquired buildings are evaluated through the building assessment system outlined in this strategy. This ensures that facilities brought into the Regional Parks system via acquisition are assessed consistently for condition, alignment with park goals, and approved uses.

Buildings that are not required for park use are removed as part of the final stages of land acquisition to minimize maintenance expenses and ensure site safety and security.

1.5 Buildings Maintained by Others

In addition to the 354 buildings managed by Metro Vancouver, there are 40 buildings, plus additional small ancillary structures, maintained by other organizations within the regional parks system.

These uses are complimentary to the regional parks mandate and typically provide opportunities to protect natural areas and wildlife (e.g. fish hatcheries, wildlife rehabilitation, etc.), or support park visitor connection to nature (e.g. environmental education, mobility, recreation, etc.).

Lease or license agreements typically define the terms by which these buildings are managed and maintained by third parties.

Regional Parks buildings are given full structural and mechanical inspections every six years.

Regional Parks operations staff maintain public access buildings to ensure safe and clean facilities are in place for park visitors.

1.6 Building Condition and Assessment

Ensuring public safety, accessibility and performance of Regional Parks buildings is paramount. The Facility Condition Index (FCI) helps to determine level of investment, timing of maintenance, and long range planning.

The *Asset Management for Regional Parks Policy* sets out condition assessment metrics and targets for all built asset classes within regional parks.

The FCI is used to assess building conditions. The FCI is calculated by dividing the “total cost of existing deficiencies by total building replacement cost.”

$$\text{Facility Condition Index} = \frac{\text{Total cost of existing deficiencies}}{\text{Total building replacement cost}}$$

Facility Condition Index Rating Scale

Very Good 0–1%	Good 1–5%	Fair 5–10%	Poor 10–30%	Critical >30%
1	2	3	4	5

Buildings are regularly inspected by staff. Asset maintenance software is used to track inspections, to plan maintenance, and to forecast budgeting. Along with FCI targets, staff also complete building maintenance to address immediate safety and accessibility considerations.

Łéxātəm Regional Park



2. Levels of Service and Assessment System

2.1 Levels of Service

The levels of service outlined below establish principles for building capacity, accessibility, function, quality, sustainability, safety, reliability, and regulations. These statements guide the type and quantity of buildings, maintenance levels, and the ongoing assessment and upkeep of regional park buildings.

Service Attribute		Strategic Objectives for Regional Parks Buildings
	Safety	- Buildings are safe for visitors, staff, and contractors - Buildings include appropriate security for the public, staff, contractors, and property
	Capacity	- Buildings are provided to support core uses, visitor comfort, needs and experience, and operational needs in alignment with approved long-term plans - Buildings are sited in appropriate locations to accommodate park visitation and operational needs, as well as considering climate change and natural hazards - Appropriate scale to meet current and projected capacity needs
	Accessibility	- Where feasible and financially reasonable or where required by regulation, buildings meet accessibility needs of users - Accessibility requirements vary based on building type, function, location and users
	Functionality	Buildings function for intended use with appropriate space and amenities
	Quality	- Quality of the building meets community needs - Buildings suit the site and contribute to park character
	Sustainability	Impacts to the environment and wildlife are minimized through suitable building location, energy efficiency and minimizing environmental footprint
	Reliability	Service is reliable with limited disruptions
	Regulatory	Buildings are in compliance with applicable building codes, regulations, bylaws, agreements, and policies

2.2 Building Uses in Regional Parks

The Building Strategy establishes primary and special purpose uses for regional park buildings to guide the assessment and maintenance of existing buildings, the development of new buildings and the assessment of external proposals related to regional park building use.

Primary

Primary uses are those that are essential for safe and sustainable public access, operation, and management of regional parkland in alignment with Metro Vancouver's role to protect important ecosystems and connect people to nature.

Metro Vancouver constructs, manages, and maintains primary use buildings.

Primary use buildings include:

- Washrooms and changing facilities
- Concessions
- Group shelters and picnic shelters
- Nature and stewardship centers
- Operations yards and materials storage
- Staff offices
- Utility buildings

Special Purpose

Special purpose buildings provide an enhanced level of service, or complimentary program, that supports the intended park visitor experience and conservation goals of a park.

Special purpose buildings may be maintained, programmed or operated by Metro Vancouver or in partnership with First Nations, community groups, external agencies, or a service provider.

Metro Vancouver may construct or adapt existing buildings for special purposes where there is demonstrated public benefit and alignment with the Regional Parks Plan, park management plans, and other applicable policies. Metro Vancouver may also consider proposals from external parties for such developments.

Special purpose regional parks buildings include:

- Caretaker residences
- Bookable buildings (short-term building rental)
- Passive or active interpretive displays
- Office, program space, and/or storage for park associations or aligned non-profit societies
- Fish hatcheries
- Sales/rental of goods and services that enhance the regional parks visitor experience



Kanaka Creek Regional Park



Lynn Headwaters Regional Park

2.3 Residential Tenancy in Regional Parks

Existing residential tenancies in regional park buildings are being phased out as buildings and building sites are required for conservation and recreational purposes. As tenancies are concluded, the buildings are repurposed or removed and the areas are restored for the intended park purpose.

The heritage-designated Inverholme School House, located in Deas Island Regional Park, was built in 1909 and relocated to the park in 1982.

The schoolhouse is a representative example of a pioneer one-room schoolhouse.

The building has been repurposed for regional parks use and is available for public bookings including weddings, meetings, and school programs. It is also used by Regional Parks interpreters to support nature-based programming.

2.4 Heritage Buildings in Regional Parks

Metro Vancouver regional parks protect natural areas and connect people to nature. Historic buildings located within regional parks can contribute meaningfully to the cultural landscape and enhance visitor experience and appreciation of park history.

For the purposes of this strategy, heritage buildings are defined as those that are formally designated under municipal heritage bylaws or listed on a municipal heritage registry. Currently, the regional park system includes:

- 20 buildings with municipal heritage designations
- 16 buildings listed on municipal heritage registries

Buildings located within regional parks are subject to applicable municipal heritage protection bylaws and are assessed using the building assessment system.

Inverholme Schoolhouse at Deas Island Regional Park





Capilano River Regional Park

2.5 Regional Parks Building Assessment System

The building assessment system guides building maintenance, upgrades, replacement planning, and the identification of surplus buildings. The system is informed by established levels of service, regular inspections, condition assessments, identification of core and compatible uses, and applicable policy direction.

Buildings are first evaluated through a needs assessment to confirm whether there is an existing or planned Regional Parks use. Buildings with a confirmed use are then evaluated through a risk and service gap assessment, based on levels of service and building condition.

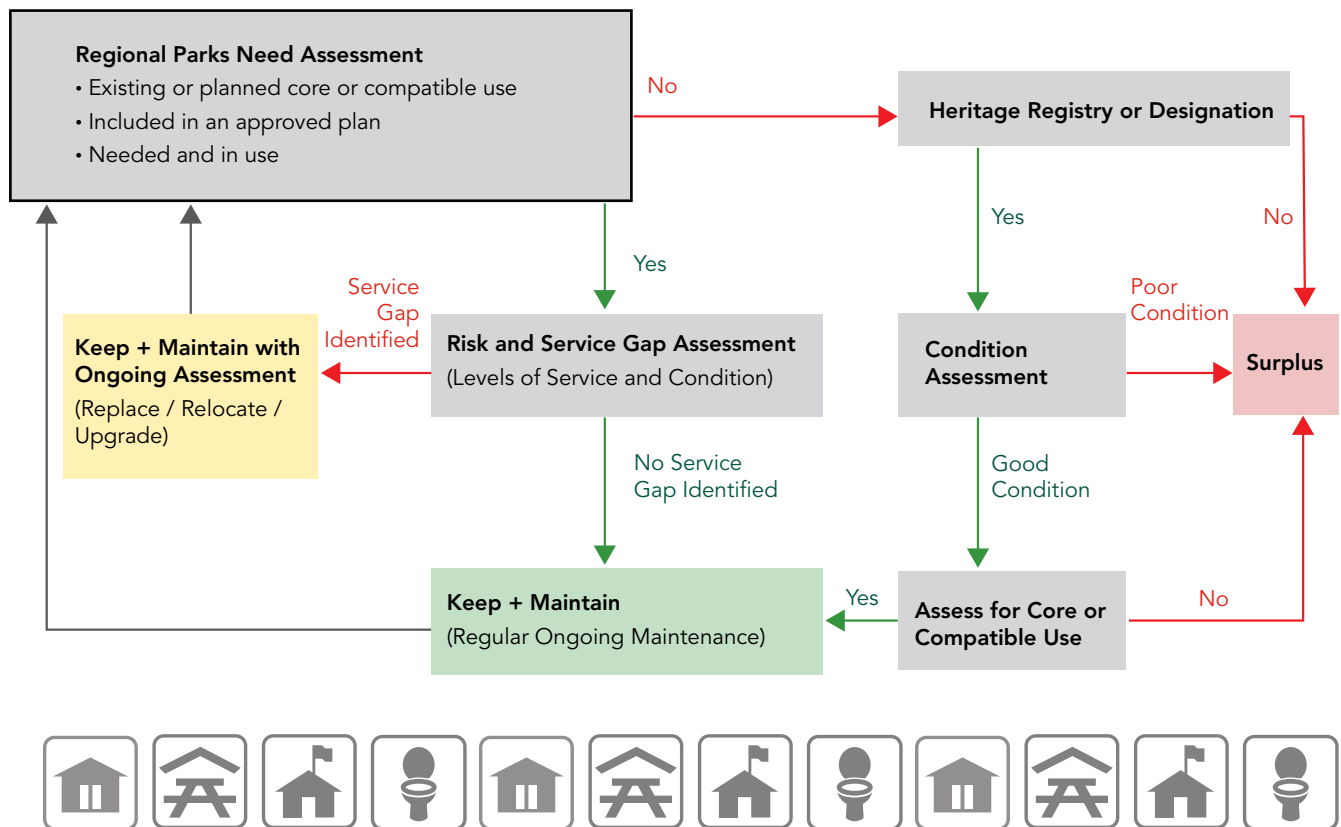
Buildings with deficiencies identified through the risk and service gap assessment are flagged for ongoing assessment prior to major capital maintenance investment. This additional evaluation determines whether the building should be maintained, upgraded, relocated, or replaced.

Buildings with no primary or special purpose use are considered surplus.

Under the building assessment system, buildings are categorized as follows:

- **Keep and Maintain**
Buildings that have an identified regional parks use and no significant service gaps. These buildings are retained and maintained through regular ongoing maintenance.
- **Keep and Maintain with Further Assessment**
Buildings that have an ongoing identified regional park use but service gaps have been identified. These buildings are retained and further assessed to determine the appropriate course of action, which may include ongoing maintenance, upgrade, relocation, or replacement.
- **Surplus**
Buildings without an existing or planned Regional Parks use. These buildings are decommissioned and removed from the system following all applicable permitting, engagement, municipal, and regulatory processes.

Regional Park Building Assessment System



Boundary Bay Regional Park



2.6 Building Assessment Framework Analysis

The Regional Parks building portfolio was reviewed using the building assessment system (Appendix A).

Of the buildings that were reviewed, 263 buildings were identified as *keep and maintain*. These buildings have a regional park use and no identified service gap.

Forty buildings were identified as keep and maintain with ongoing assessment. These buildings have a regional park use, however a service gap was identified related to location, capacity, function, reliability, climate change or accessibility that requires ongoing assessment.

Key areas requiring further assessment include:

- Capacity and function of operational storage buildings
- Location and elevation of buildings in areas prone to flooding or erosion
- Capacity and functionality of nature houses

These buildings will be assessed to determine the appropriate course of action, which may include ongoing maintenance, upgrade, relocation, or replacement.

Fifty-one buildings were identified as surplus. These buildings will be decommissioned and removed from the park following required or applicable permitting, engagement, municipal, regulatory, and heritage processes. Surplus buildings include residential and farm buildings without a park use, underused storage and outbuildings.

	# of Buildings	% of Buildings
Keep + Maintain	263	74%
Keep + Maintain with Ongoing Assessment	40	11%
Subtotal	303	85%
Surplus	51	15%
Total	354	



3. Minimizing Buildings' Environmental Impacts

Regional Parks is committed to minimizing the environmental impact of its built infrastructure by aligning building practices with Metro Vancouver's Climate 2050 goals, the Clean Air Plan, and corporate sustainability principles. Regional Parks buildings are planned, maintained, operated, and deconstructed in ways that minimize greenhouse gas emissions, conserve resources, and protect ecological systems.

Materials and Energy Use

Effective use of materials and energy can reduce embodied carbon and improve overall energy efficiency. As regional park buildings are maintained, renewed, and developed, careful attention must be given to their function, affordability, and longevity, alongside considerations of resource intensity and long-term environmental impacts.

Actions

- Incorporate low-impact and recycled materials in new construction and major renovations
- Prioritize energy-efficient upgrades, including high-performance insulation, windows, and mechanical systems
- Align building practices with Metro Vancouver's *Sustainable Infrastructure and Buildings Policy* and lifecycle costing guidelines

Electrification

To reduce reliance on fossil fuels and transition toward clean energy, all park buildings will move toward full electrification wherever feasible. This supports Metro Vancouver's broader climate targets and reduces emissions associated with park operations.

Actions

- Require electric heating and hot water systems in all new and upgraded buildings
- Decommission fossil-fuel-based systems as part of major building renewals, where feasible
- Evaluate opportunities for onsite renewable energy, including solar integration for high-use sites
- Track and report emissions reductions over time

Disposal Sustainability

When buildings are removed from the parks system, they are deconstructed in ways that minimize landfill waste and protect sensitive park environments. Responsible disposal also supports circular economy goals by recovering valuable materials.

Actions

- Apply deconstruction and material salvage practices when surplus buildings are removed
- Avoid demolition methods that result in unnecessary landfill impacts
- Conduct pre-removal hazardous materials surveys to ensure safe disposal
- Align with Metro Vancouver's Solid Waste Management Plan and construction and demolition waste strategy

Wildlife

Regional park buildings are managed to protect habitat and minimize impacts on the natural environment throughout their lifecycle.

Wildlife-friendly design is incorporated into both new and existing buildings to reduce human-wildlife conflicts while enhancing habitat opportunities. Examples include sealing structural gaps along rooflines, fascia, and cladding joints to prevent unwanted access; installing bird-safe glazing to reduce collisions; using environmentally safe, non-toxic building materials; and designing lighting systems to minimize light pollution.

Some species (bats, barn owls, swallows, swifts, river otters, and skunks) can become reliant on buildings and structures for habitat. In some cases, park buildings can safely accommodate wildlife habitat through careful stewardship and monitoring.

Where buildings that support wildlife are identified for deconstruction, additional consideration is required to ensure these species are not adversely impacted. A key first step is to determine which species are present and how and when they are using the building (e.g., breeding, roosting, or hibernating). Potential mitigation measures may include short- to medium-term retention of the structure, scheduling demolition during appropriate timing windows to avoid sensitive periods, and installing alternative habitat features (such as bat houses or owl nesting boxes) 1-2 years in advance of demolition.



Campbell Valley Regional Park

4. Adaptive Management, Ongoing Monitoring and Reporting

4.1 Adaptive Management and Monitoring

Ongoing monitoring and regular reporting are essential to ensure the building strategy remains aligned with regional priorities, park service needs, and Metro Vancouver's sustainability commitments, and to ensure it is responsive to evolving park needs, policy directions, and sustainability goals. Oversight will be coordinated by Metro Vancouver Regional Parks in collaboration with internal departments responsible for asset management, planning, and environmental stewardship.

Progress will be tracked through the ongoing assessment of building conditions, investment activities, energy use, and removal outcomes. Key indicators will include:

- The condition and performance of regional park buildings
- The removal, or repurposing of, surplus regional parks buildings
- Improvements in energy performance across the building portfolio

4.2 Reporting

Reporting will occur through the Regional Parks annual report.

Ongoing assessment will confirm progress towards implementation goals and determine whether the strategy continues to meet service needs.

The strategy will be updated as required to reflect new information, changes in park use, and shifts in Metro Vancouver's climate and infrastructure policies. This approach will support effective long-term planning and ensure park buildings continue to serve the public in a safe, sustainable, and responsible manner.

4.3 Implementation

This building strategy confirms a system of ongoing assessment and active management of regional building assets. The following actions will guide implementation of the strategy from 2026-2036:

Short term (5 years)	• Complete comprehensive condition assessments of all regional park buildings (6-year cycle) • Implement proactive maintenance and upkeep of all regional park buildings in alignment with established levels of service • Complete removal, or repurpose for park use, of all surplus buildings • Transition remaining tenanted buildings to park use • Complete flooding and erosion assessment at Deas Island Regional Park
Medium term (10 years)	• Complete flooding and erosion assessment at Lynn Headwaters Regional Park • Initiate major renovation and replacement projects identified through the regional parks building assessment system • Implement phased regional park service yard replacement program • Incorporate energy performance benchmarks in asset management renewal

Capilano River / Grouse Mountain Regional Park service yard replacement (2026)



5. Appendix: Building Assessment Framework Analysis Results



Aldergrove Regional Park

Building Name	Building Use	Status	FCI
Blacktail Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Canopy shed	Operations	Keep + Maintain	21%
Chlorination Shed	Utility	Keep + Maintain	8%
Double Container	Operations	Keep + Maintain	0%
Equestrian Trail Outhouse	Pit Toilet	Keep + Maintain	123%
Garage	Operations	Keep + Maintain	8%
Lean-to wooden shed	Storage	Keep + Maintain	0%
Lefeuve Rd Parking Outhouse	Pit Toilet	Keep + Maintain	0%
Louck's House	Rental House	Keep + Maintain	27%
Louck's House (garage)	Rental Outbuilding	Keep + Maintain	53%
Louck's Small Barn	Rental Outbuilding	Keep + Maintain	12%
Maintenance Building	Operations	Keep + Maintain	14%
Pumphouse	Rental Outbuilding	Keep + Maintain	30%
Service Office Building	Office/Operations	Keep + Maintain	11%
Steel container 2	Storage	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Utility Container	Operations	Keep + Maintain	0%
Washroom Building	Washroom	Keep + Maintain	27%
Barn	Vacant	Surplus	19%
Horse Feed Storage Shed	Rental Outbuilding	Surplus	50%
Louck's Big Barn	Rental Outbuilding	Surplus	29%
Main Barn	Rental Outbuilding	Surplus	41%
North Shed	Rental Outbuilding	Surplus	0%
Rental House	Rental House	Surplus	25%
Storage Shed	Rental Outbuilding	Surplus	11%
Storage Shed 1 (Workshop)	Rental Outbuilding	Surplus	55%
Storage shed 2	Rental Outbuilding	Surplus	0%
Tackroom Shed	Rental Outbuilding	Surplus	0%



Barnston Island Regional Park

Building Name	Building Use	Status	FCI
Storage Shed 1	Rental Outbuilding	Keep + Maintain	65%
Toilet Building	Pit Toilet	Keep + Maintain	25%
Cattle barn (Milburn Barn)	Rental Outbuilding	Surplus	35%



təmtə́míxʷtən/Belcarra Regional Park

Building Name	Building Use	Status	FCI
Chlorination shed	Utility	Keep + Maintain	11%
Diesel Tank Shed	Operations	Keep + Maintain	0%
Electrical shed	Utility	Keep + Maintain	0%
Open Sided Shed	Operations	Keep + Maintain	0%
Picnic Shelter #1	Bookable Shelter	Keep + Maintain	1%
Picnic Shelter #2	Bookable Shelter	Keep + Maintain	0%
Pit toilet	Pit Toilet	Keep + Maintain	0%
Pit toilet	Pit Toilet	Keep + Maintain	0%
Pit toilet at Jug Beach	Pit Toilet	Keep + Maintain	11%
Rental Cabin (Bole House)+R4743	Vacant	Keep + Maintain	23%
Service Building	Operations	Keep + Maintain	11%
Storage Container	Storage	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Storage shed	Storage	Keep + Maintain	0%
Treatment shed (White Pine)	Utility	Keep + Maintain	4%
Woodhaven Pit toilet	Pit Toilet	Keep + Maintain	0%
Concession/Washroom Building 1	Concession/Washroom	Keep + Maintain - further assessment (capacity, functionality)	17%
Park Service Office Building	Office/Operations	Keep + Maintain - further assessment (capacity, functionality)	2%
Washroom Buildings No. 2	Washroom	Keep + Maintain - further assessment (capacity, functionality)	7%
Concession Washroom	Concession/Washroom	Keep + Maintain - further assessment (functionality)	9%
Open sided Shed	Storage	Keep + Maintain - further assessment (functionality)	15%
Sand and salt Shed	Storage	Keep + Maintain - further assessment (functionality)	0%
Steel Storage Container	Storage	Keep + Maintain - further assessment (functionality)	518%
Storage Container	Storage	Keep + Maintain - further assessment (functionality)	100%
Storage Shed	Storage	Keep + Maintain - further assessment (functionality)	40%
Storage tent	Storage	Keep + Maintain - further assessment (functionality)	34%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS

**Brunette Fraser Regional Greenway**

Building Name	Building Use	Status	FCI
Coal House	Agreement to External Agency	Keep + Maintain	6%
Maintenance Building & Washroom	Office/Washroom	Keep + Maintain	0%
Picnic Shelter	General Public Use	Keep + Maintain	0%
Storage Container	Agreement to External Agency	Keep + Maintain	0%

**Boundary Bay Regional Park**

Building Name	Building Use	Status	FCI
Cambridge House	Bookable Building	Keep + Maintain	11%
Cattail Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Concession/washroom	Concession/Washroom	Keep + Maintain	1%
Embree House	Caretaker	Keep + Maintain	0%
Sandpiper Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Service Building	Office/Operations	Keep + Maintain	4%
Shed 1 in Service Yard	Storage	Keep + Maintain - further assessment (capacity, functionality)	0%
Shed 2 in Service Yard	Storage	Keep + Maintain - further assessment (capacity, functionality)	0%
Shed 3 in Service Yard	Storage	Keep + Maintain - further assessment (capacity, functionality)	0%
Shed 4 in Service Yard	Storage	Keep + Maintain - further assessment (capacity, functionality)	0%



Brae Island Regional Park

Building Name	Building Use	Status	FCI
Day Use Washroom Bldg	Washroom	Keep + Maintain	2%
Gatehouse	Agreement to External Agency	Keep + Maintain	10%
Group Camp Picnic Shelter	Agreement to External Agency	Keep + Maintain	1%
Main Building	Agreement to External Agency	Keep + Maintain	5%
Mechanical Shed	Agreement to External Agency	Keep + Maintain	78%
West Washroom Building	Agreement to External Agency	Keep + Maintain	9%



Burnaby Lake Regional Park

Building Name	Building Use	Status	FCI
Aintree House	Agreement to External Agency	Keep + Maintain	3%
Canoe Shed	Storage	Keep + Maintain	79%
Lenson Garage West	Storage	Keep + Maintain	0%
Lenson House	Office	Keep + Maintain	9%
Park Service Garage/Storage	Operations	Keep + Maintain	1%
Steel Storage Container	Storage	Keep + Maintain	0%
Storage	Storage	Keep + Maintain	25%
Central Area Office	Office	Keep + Maintain - further assessment (capacity, functionality)	27%
Nature House	Nature House/Washroom	Keep + Maintain - further assessment (functionality)	4%
Park Service Building Office	Office/Operations	Keep + Maintain - further assessment (functionality)	19%
Rental House 1	Rental House	Surplus	5%
Rental House 2	Rental House	Surplus	4%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Campbell Valley Regional Park

Building Name	Building Use	Status	FCI
4th Ave North Pit Toilet	Pit Toilet	Keep + Maintain	0%
Camp Coyote Men's Washroom	Pit Toilet	Keep + Maintain	59%
Camp Coyote Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Camp Coyote Women's Washroom	Pit Toilet	Keep + Maintain	59%
Concrete Block Pumphouse	Utility	Keep + Maintain	10%
East Area Office	Office	Keep + Maintain	3%
Equestrian Centre Barn	Agreement to External Agency	Keep + Maintain	18%
Garage at East Area Office	Storage	Keep + Maintain	1%
Garden Shed	Operations	Keep + Maintain	9%
Gazebo Shelter	Bookable Shelter	Keep + Maintain	0%
Lochiel School	Agreement to External Agency	Keep + Maintain	11%
Lochiel School Outhouse	Pit Toilet	Keep + Maintain	0%
Mens Outhouse	Pit Toilet	Keep + Maintain	0%
Old Orchard Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Outhouse	Pit Toilet	Keep + Maintain	74%
Outhouse	Pit Toilet	Keep + Maintain	74%
Pit Toilet North	Pit Toilet	Keep + Maintain	0%
Pit Toilet South	Pit Toilet	Keep + Maintain	0%
Roofed Containers	Operations	Keep + Maintain	0%
Rowlatt Animal Shed	Storage	Keep + Maintain	0%
Rowlatt Chicken Coop Shed	Rental Outbuilding	Keep + Maintain	0%
Rowlatt Farmhouse	Rental House	Keep + Maintain	37%
Rowlatt Garage Shed	Rental Outbuilding	Keep + Maintain	0%
Rowlatt Gray Barn	Storage	Keep + Maintain	18%
Rowlatt Pumphouse	Rental Outbuilding	Keep + Maintain	24%
Rowlatt Red Barn	Nature House/Storage	Keep + Maintain	8%
Rowlatt Washroom Shed	Washroom	Keep + Maintain	28%
Service Building	Office/Operations	Keep + Maintain	18%
Steel Open Shed	Operations	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Tarped Tent	Operations	Keep + Maintain	19%
Triple Container	Operations	Keep + Maintain	0%
Washroom Building	Washroom	Keep + Maintain	1%
Womens Outhouse	Pit Toilet	Keep + Maintain	0%
Abandoned Barn - East Area Office	Vacant	Surplus	39%



Capilano River Regional Park

Building Name	Building Use	Status	FCI
Camp Caretaker Carport	Caretaker	Keep + Maintain	6%
Camp Caretaker's House	Caretaker	Keep + Maintain	2%
Camp Lodge	Bookable Building	Keep + Maintain	1%
Camp Pool Chlorination Shed	Utility	Keep + Maintain	52%
Composter Shed	Storage	Keep + Maintain	0%
Fuel storage Shed	Storage	Keep + Maintain	17%
Picnic Shelter	General Public Use	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Storage Shed 1	Storage	Keep + Maintain	0%
Storage tent	Operations	Keep + Maintain	12%
Wood Storage Shed	Storage	Keep + Maintain	0%
Washroom Building	Washroom	Keep + Maintain - further assessment (capacity, accessibility)	1%
Rental House	Rental House	Surplus	24%
Rental House Garage	Rental Outbuilding	Surplus	3%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Crippen Regional Park

Building Name	Building Use	Status	FCI
Cottage #10	Agreement to External Agency	Keep + Maintain	1%
Cottage #14	Vacant	Keep + Maintain	29%
Cottage #18	Agreement to External Agency	Keep + Maintain	10%
Cottage #19	Agreement to External Agency	Keep + Maintain	13%
Cottage #20	Agreement to External Agency	Keep + Maintain	5%
Hatchery Pit Toilet	Pit Toilet	Keep + Maintain	0%
Killarney Creek Pit Toilet	Pit Toilet	Keep + Maintain	0%
Killarney Lake Pit Toilet	Pit Toilet	Keep + Maintain	0%
Outhouse	Pit Toilet	Keep + Maintain	111%
Outhouse	Pit Toilet	Keep + Maintain	80%
Roofed Containers	Storage	Keep + Maintain	0%
Seaside Cottage 1	Office	Keep + Maintain	8%
Service Office Building	Office/Operations	Keep + Maintain	0%
Snug Cove Picnic Shelter #1	Bookable Shelter	Keep + Maintain	0%
Snug Cove Picnic Shelter #2	Bookable Shelter	Keep + Maintain	0%
Snug Cove Picnic Shelter #3	Bookable Shelter	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Storage Shed 3	Operations	Keep + Maintain	134%
Terminal Creek Hatchery	Agreement to External Agency	Keep + Maintain	10%



Deas Island Regional Park

Building Name	Building Use	Status	FCI
ATV Shed	Storage	Keep + Maintain	0%
Burrville House	Bookable Building/Caretaker	Keep + Maintain	18%
Burrville Shed	Caretaker	Keep + Maintain	2%
Delta Agricultural Hall	Office/Operations	Keep + Maintain	5%
Fisher Field Picnic Shelter	Bookable Shelter	Keep + Maintain	27%
Inverholme School	Bookable Building	Keep + Maintain	35%
Muskrat Meadows Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Outhouse (men's)	Pit Toilet	Keep + Maintain	11%
Outhouse (men's)	Pit Toilet	Keep + Maintain	0%
Outhouse (women's)	Pit Toilet	Keep + Maintain	94%
Outhouse (women's)	Pit Toilet	Keep + Maintain	0%
Paint Storage Shed	Storage	Keep + Maintain	67%
Storage Building	Operations	Keep + Maintain	4%
Tool Shed	Storage	Keep + Maintain	29%
Washroom Bldg	Washroom	Keep + Maintain	15%

*Deas Island is low lying and subject to flooding. A park-scale drainage and flood protection study is planned to guide building planning, investment, and maintenance over the long term.

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Derby Reach Regional Park

Building Name	Building Use	Status	FCI
Campground Shelter	General Public Use	Keep + Maintain	0%
Canopy Storage	Storage	Keep + Maintain	0%
East Standard Outhouse	Pit Toilet	Keep + Maintain	0%
East Standard Outhouse	Pit Toilet	Keep + Maintain	0%
Firewood Container	Operations	Keep + Maintain	0%
Garage	Rental Outbuilding	Keep + Maintain	20%
Heritage Style Outhouse	Pit Toilet	Keep + Maintain	101%
Houston House	Rental House	Keep + Maintain	16%
Houston Milk Shed	Vacant Display	Keep + Maintain	125%
Karr-Mercer Barn	Storage	Keep + Maintain	27%
Maintenance Building	Office/Operations	Keep + Maintain	10%
Muench Bar Pit Toilet	Pit Toilet	Keep + Maintain	0%
Picnic Shelter	Bookable Shelter	Keep + Maintain	14%
Registration Booth	Operations	Keep + Maintain	3%
Steel Container Blue	Storage	Keep + Maintain	0%
Steel Storage Container 1	Storage	Keep + Maintain	195%
Steel Storage Container 2	Storage	Keep + Maintain	0%
Steel Storage Container 3	Storage	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Washroom Building	Washroom	Keep + Maintain	0%
West Standard Outhouse	Pit Toilet	Keep + Maintain	0%
West Standard Outhouse	Pit Toilet	Keep + Maintain	0%
Wheelchair Outhouse	Pit Toilet	Keep + Maintain	0%
Wheelchair Outhouse	Pit Toilet	Keep + Maintain	0%



Glen Valley Regional Park

Building Name	Building Use	Status	FCI
Hassal House	Rental House	Keep + Maintain	9%
Outbuilding/Barn/Shed	Rental Outbuilding	Keep + Maintain	32%



Grouse Mountain Regional Park

Building Name	Building Use	Status	FCI
Grouse Storage	Storage	Keep + Maintain	0%
Grouse Office	Office	Surplus	0%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Iona Beach Regional Park

Building Name	Building Use	Status	FCI
Container 1	Storage	Keep + Maintain	0%
Container 2	Storage	Keep + Maintain	267%
Iona Park Office	Office/Operations	Keep + Maintain	18%
Jetty Pit Toilet	Pit Toilet	Keep + Maintain	0%
Mid-Jetty Pit Toilet	Pit Toilet	Keep + Maintain	0%
Shade Sail	General Public Use	Keep + Maintain	0%
Storm Shelter	General Public Use	Keep + Maintain	0%
Storm Shelter	General Public Use	Keep + Maintain	0%
Utility Vehicle Storage	Storage	Keep + Maintain	0%
Washroom Building	Washroom	Keep + Maintain - further assessment (capacity)	5%



Kanaka Creek Regional Park

Building Name	Building Use	Status	FCI
Cliff Falls Washroom	Pit Toilet	Keep + Maintain	0%
Hatchery Building	Agreement to External Agency	Keep + Maintain	3%
Hatchery Lot Pit Toilet	Pit Toilet	Keep + Maintain	0%
Hatchery Lot Pit Toilet	Pit Toilet	Keep + Maintain	0%
Riverfront pit toilet	Pit Toilet	Keep + Maintain	0%
Riverfront washroom building	Washroom	Keep + Maintain	11%
Service Yard Lean-to Shed	Storage	Keep + Maintain	0%
Service Yard Steel Container	Storage	Keep + Maintain	100%
Service Yard Steel Container	Storage	Keep + Maintain	0%
Storage Container	Storage	Keep + Maintain	0%
Storage Tent Shelter	Storage	Keep + Maintain	0%
Watershed Stewardship Centre George Ross Learning Room	Bookable Building	Keep + Maintain	0%
Watershed Stewardship Centre Resource Room	Bookable Building	Keep + Maintain	0%
Service Building	Office/Operations	Keep + Maintain - further assessment (functionality)	10%
Rental House	Rental House	Surplus	9%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Lynn Headwaters Regional Park

Building Name	Building Use	Status	FCI
ATV Shed	Storage	Keep + Maintain	0%
BC Mills House	Nature House	Keep + Maintain	9%
Caretaker's House	Caretaker	Keep + Maintain	5%
Outhouse mens	Pit Toilet	Keep + Maintain	148%
Outhouse womens	Pit Toilet	Keep + Maintain	148%
Recycling Shed	Storage	Keep + Maintain	0%
Service Building	Office/Operations	Keep + Maintain	3%
Shed-L	Storage	Keep + Maintain	0%
Storage Shed	Operations	Keep + Maintain	0%
Storage Shed	Storage	Keep + Maintain	0%
Tool Shed	Storage	Keep + Maintain	76%
Tool Shed	Storage	Keep + Maintain	0%
Tool Shed 2	Storage	Keep + Maintain	0%

*The Lynn Headwaters Main Day Use Area is subject to erosion and flooding. An erosion and flood protection study is planned for the area to guide building planning, investment and maintenance over the long term.



Minnehada Regional Park

Building Name	Building Use	Status	FCI
Minnehada Lodge	Bookable Building/Caretaker	Keep + Maintain	25%
Minnehada Lodge Garage	Operations	Keep + Maintain	18%
Outhouse	Pit Toilet	Keep + Maintain	0%
Outhouse	Pit Toilet	Keep + Maintain	0%
Storage Tent	Storage	Keep + Maintain	0%
Park Operations Office/ Workshop	Operations	Keep + Maintain - further assessment (climate resiliency)	20%
Tool Shed	Storage	Keep + Maintain - further assessment (climate resiliency)	26%
Chicken Coop	Vacant	Surplus	7%
Creamery	Vacant	Surplus	27%
Foreman's Garage	Rental Outbuilding	Surplus	18%
Foreman's House	Rental House	Surplus	7%
Grain Silo	Vacant	Surplus	558%
Horse Track Shed	Storage	Surplus	20%
Loafing Barn	Vacant	Surplus	34%
Manure Shed	Vacant	Surplus	44%
Mashcooker	Vacant	Surplus	9%
Milking Barn	Vacant	Surplus	67%
Slaughterhouse	Vacant	Surplus	0%
Smokehouse	Vacant	Surplus	0%
Stables	Vacant	Surplus	50%
Staff House	Rental House	Surplus	18%
Worker's Cottage 2-Widmere	Rental House	Surplus	3%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Pacific Spirit Regional Park

Building Name	Building Use	Status	FCI
16th Ave Washroom/Office	Office/Washroom	Keep + Maintain	110%
Acadia Beach Pit Toilet 2	Pit Toilet	Keep + Maintain	0%
Acadia Beach Pit Toilet 3	Pit Toilet	Keep + Maintain	0%
Bike Shed	Storage	Keep + Maintain	0%
Camosun Bog Pit Toilet	Pit Toilet	Keep + Maintain	0%
Chancellor Blvd Pit Toilet	Pit Toilet	Keep + Maintain	0%
Clinton Meadows Pit Toilet 2	Pit Toilet	Keep + Maintain	0%
Equipment Shed	Operations	Keep + Maintain	0%
Interp Storage Shed	Storage	Keep + Maintain	0%

Pacific Spirit Regional Park – continued

Building Name	Building Use	Status	FCI
King Edward Pit Toilet	Pit Toilet	Keep + Maintain	0%
Marine Drive Pit Toilet	Pit Toilet	Keep + Maintain	0%
Nursery Tool Shed 1	Storage	Keep + Maintain	0%
Nursery Tool Shed 2	Storage	Keep + Maintain	107%
Powerline Pit Toilet	Pit Toilet	Keep + Maintain	0%
Sasamat Pit Toilet	Pit Toilet	Keep + Maintain	0%
Shed-P	Storage	Keep + Maintain	0%
Steel containers and roofs	Operations	Keep + Maintain	116%
Storage Container 2	Storage	Keep + Maintain	0%
Storage Container 3	Operations	Keep + Maintain	0%
Storage Trailer	Storage	Keep + Maintain	24%
Toilet E	Pit Toilet	Keep + Maintain	0%
Toilet F	Pit Toilet	Keep + Maintain	0%
Trail 3 Pit Toilet	Pit Toilet	Keep + Maintain	0%
Trail 4 Pit Toilet	Pit Toilet	Keep + Maintain	0%
Trail 7 Pit Toilet 2	Pit Toilet	Keep + Maintain	0%
Wreck Beach Operations Storage	Storage	Keep + Maintain	0%
Steel Container North	Storage	Keep + Maintain - further assessment (climate resiliency)	0%
Toilet A	Pit Toilet	Keep + Maintain - further assessment (climate resiliency)	0%
Toilet B	Pit Toilet	Keep + Maintain - further assessment (climate resiliency)	0%
Toilet C	Pit Toilet	Keep + Maintain - further assessment (climate resiliency)	0%
Toilet D	Pit Toilet	Keep + Maintain - further assessment (climate resiliency)	0%
Wreck Beach Steel Container South	Storage	Keep + Maintain - further assessment (climate resiliency)	0%
Service Building/Trailer	Office/Operations	Keep + Maintain - further assessment (functionality)	60%
Trailer	Office	Keep + Maintain - further assessment (functionality)	110%
Trailer	Operations	Keep + Maintain - further assessment (functionality)	44%
WW2 Storage Bunker	Storage	Keep + Maintain - further assessment (functionality)	0%
WW2 Tower	Storage	Keep + Maintain - further assessment (functionality)	1%
WW2 Tower	Storage	Keep + Maintain - further assessment (functionality)	1%
Incinerator Basement	Vacant	Surplus	0%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Pitt River Regional Greenway

Building Name	Building Use	Status	FCI
Toilet Building	Pit Toilet	Keep + Maintain	0%
Toilet Building (3)	Pit Toilet	Keep + Maintain	0%



South Langley Regional Park

Building Name	Building Use	Status	FCI
224th St Pit Toilet	Pit Toilet	Keep + Maintain	0%
Kiosk Shelter	General Public Use	Keep + Maintain	16%
Main House	Vacant	Keep + Maintain - further assessment (functionality)	1%
Water Treatment Building	Utility	Keep + Maintain - further assessment (functionality)	1%
BBall Court Shed	Vacant	Surplus	0%
Caretaker Garage	Vacant	Surplus	1%
Caretaker Greenhouse	Vacant	Surplus	0%
Caretaker House	Vacant	Surplus	1%
Equipment Garage	Vacant	Surplus	2%
Garden Shed	Vacant	Surplus	0%
Hay Shed	Vacant	Surplus	0%
Horse Stables	Vacant	Surplus	4%
Insulated Shed	Vacant	Surplus	0%
OSB Shed	Vacant	Surplus	0%
Wood Shelter	Vacant	Surplus	10%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Surrey Bend Regional Park

Building Name	Building Use	Status	FCI
Hawk Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Pit Toilet 1	Pit Toilet	Keep + Maintain	0%
Pit Toilet 2	Pit Toilet	Keep + Maintain	0%
Pit Toilet 3	Pit Toilet	Keep + Maintain	0%
Warbler Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Wren Picnic Shelter	Bookable Shelter	Keep + Maintain	0%



Áléxatam Regional Park

Building Name	Building Use	Status	FCI
Pump House	Utility	Keep + Maintain	1%
Service Building	Operations	Keep + Maintain	0%
Service Yard Storage Container 2	Storage	Keep + Maintain	0%
Solar Power Container	Utility	Keep + Maintain	0%
Steel Container	Operations	Keep + Maintain	0%
Washroom Building	Washroom	Keep + Maintain	0%
Park Office	Office	Keep + Maintain - further assessment (functionality)	2%
Service Yard Storage Container	Storage	Keep + Maintain - further assessment (functionality)	0%
Storage Shed 2	Storage	Keep + Maintain - further assessment (functionality)	75%
Double Silos	Vacant Display	Surplus	1%
Electrical shed	Vacant	Surplus	19%
House # 2 (canteen)	Vacant	Surplus	24%
Managers House	Vacant	Surplus	27%
Single Silo	Vacant Display	Surplus	11%

APPENDIX: BUILDING ASSESSMENT FRAMEWORK ANALYSIS RESULTS



Tynehead Regional Park

Building Name	Building Use	Status	FCI
Gerow (Heritage) Barn	Vacant Display	Keep + Maintain	22%
Outhouse	Pit Toilet	Keep + Maintain	0%
Outhouse East	Pit Toilet	Keep + Maintain	0%
Outhouse Hatchery Parking Lot	Pit Toilet	Keep + Maintain	0%
Outhouse Ravens Nest North	Pit Toilet	Keep + Maintain	0%
Outhouse Ravens Nest South	Pit Toilet	Keep + Maintain	0%
Outhouse West	Pit Toilet	Keep + Maintain	0%
Park Office Building	Office/Operations	Keep + Maintain	16%
Picnic Shelter	Bookable Shelter	Keep + Maintain	0%
Pit Toilet Left	Pit Toilet	Keep + Maintain	0%
Pit Toilet Right	Pit Toilet	Keep + Maintain	0%
Steel Container	Storage	Keep + Maintain	100%
Steel Container	Storage	Keep + Maintain	0%
Storage Tent	Storage	Keep + Maintain	0%
Three bay garage	Operations	Keep + Maintain	1%
McCaskill House	Rental House	Surplus	9%



Widgeon Marsh Regional Park

Building Name	Building Use	Status	FCI
Fire Hall	Storage	Keep + Maintain	37%
Entrance House	Office	Keep + Maintain - further assessment (functionality)	12%

Inventory of Regional Park Buildings

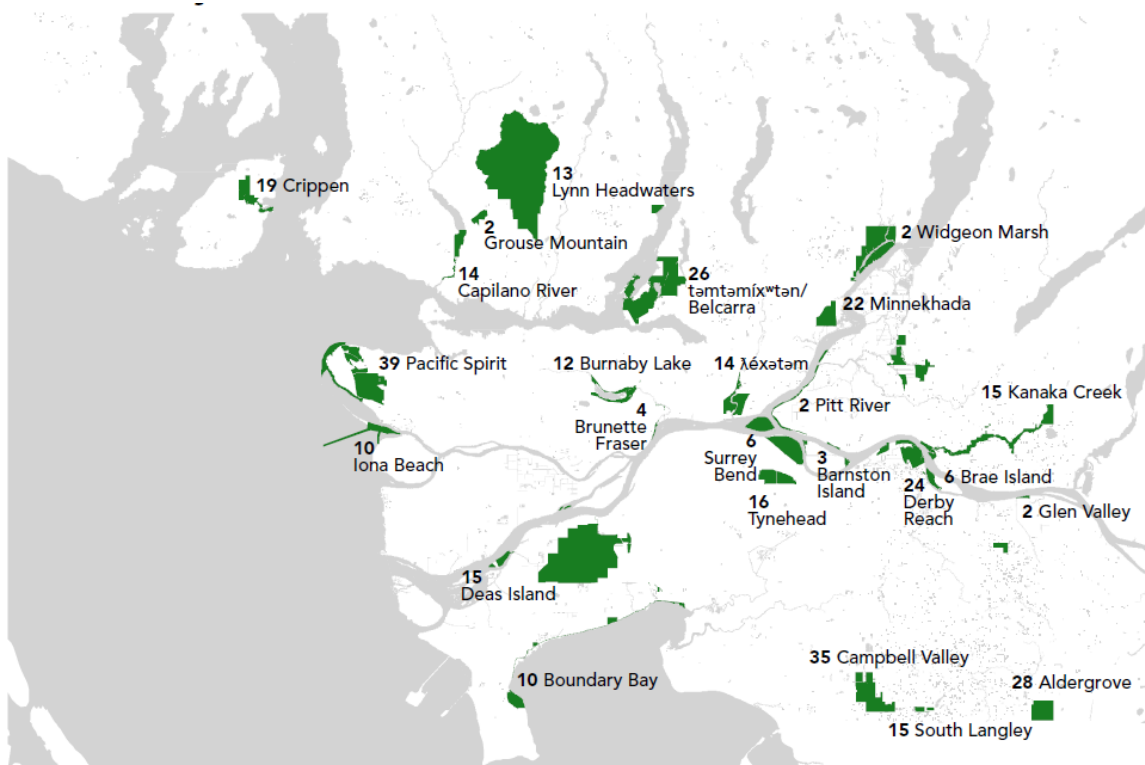


Figure 1 – Number of buildings maintained by Regional Parks at each regional park site

Regional Park Building Types

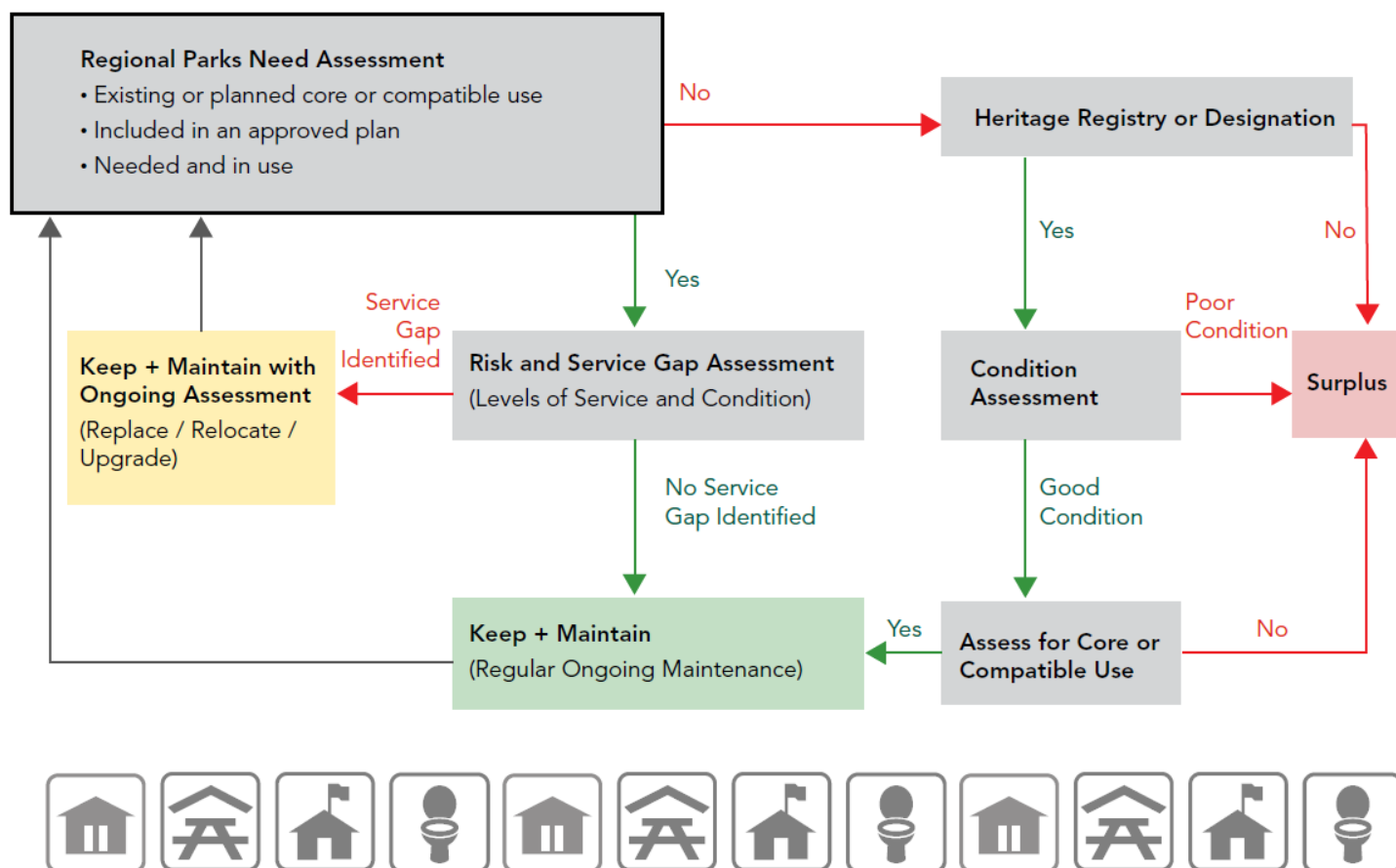
	Asset Value	Number of Assets
Washroom building	\$13.7 M	11
Pit toilet	\$4.3 M	75
Bookable shelter	\$3.7 M	18
General public use	\$0.6 M	7
Bookable building	\$16.4 M	5
Vacant display	\$1.1 M	4
Concession/washroom	\$17.3 M	3
Bookable building/caretaker	\$13.6 M	2
Office/washroom	\$0.1 M	2
Nature house	\$1.3 M	1
Nature house/storage	\$1.5 M	1
Nature house/washroom	\$2.5 M	1
Operations	\$21.7 M	109
Office/operations	\$33.2 M	13
Utility	\$1.6 M	9
Office	\$14.7 M	8
Caretaker	\$6.2 M	5
Vacant	\$39.3 M	30
Rental outbuilding	\$14.9 M	20
License to external agency	\$28.7 M	16
Rental house	\$30.6 M	13
Total	\$267 M	354

Levels of Service

The levels of service outlined below establish principles for building capacity, accessibility, function, quality, sustainability, safety, reliability, and regulations. These statements guide the type and quantity of buildings, maintenance levels, and the ongoing assessment and upkeep of regional park buildings.

Service Attribute		Strategic Objectives for Regional Parks Buildings
	Safety	- Buildings are safe for visitors, staff, and contractors - Buildings include appropriate security for the public, staff, contractors, and property
	Capacity	- Buildings are provided to support core uses, visitor comfort, needs and experience, and operational needs in alignment with approved long-term plans - Buildings are sited in appropriate locations to accommodate park visitation and operational needs, as well as considering climate change and natural hazards - Appropriate scale to meet current and projected capacity needs
	Accessibility	- Where feasible and financially reasonable or where required by regulation, buildings meet accessibility needs of users - Accessibility requirements vary based on building type, function, location and users
	Functionality	Buildings function for intended use with appropriate space and amenities
	Quality	- Quality of the building meets community needs - Buildings suit the site and contribute to park character
	Sustainability	Impacts to the environment and wildlife are minimized through suitable building location, energy efficiency and minimizing environmental footprint
	Reliability	Service is reliable with limited disruptions
	Regulatory	Buildings are in compliance with applicable building codes, regulations, bylaws, agreements, and policies

Building Assessment System



	# of Buildings	% of Buildings
Keep + Maintain	263	74%
Keep + Maintain with Ongoing Assessment	40	11%
Subtotal	303	86%
Surplus	51	14%
Total	354	



Boundary Bay Regional Park

Regional Parks Building Strategy

Mike Redpath
Director, Regional Parks

Jeffrey Fitzpatrick
Division Manager, Regional Parks Design and Development

Regional Parks Committee Meeting – July 8, 2026
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Deas Island Regional Park

Derby Reach Regional Park

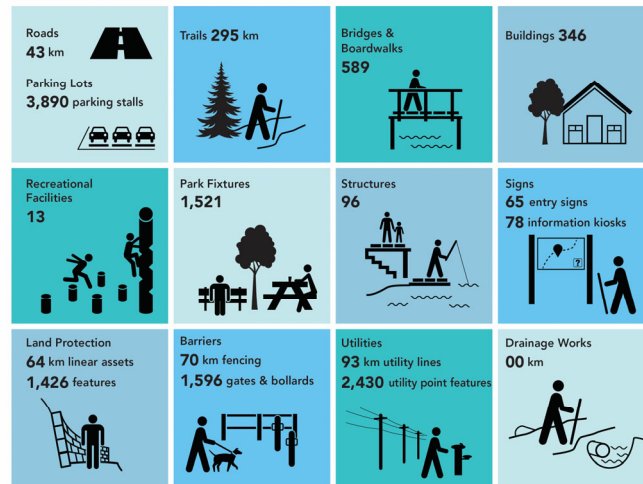
Metro Vancouver regional parks include 354 buildings that play a vital role in supporting safe and enjoyable public access to nature, as well as the effective management and operation of the regional park system.

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- *Regional Parks – State of the Assets Report (2021)*
- **Building Strategy**
- *Regional Parks Asset management Plan (Fall 2026)*



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3

BUILDING STRATEGY

- Levels of Service
- Primary and Special Building Use
- Building Assessment System



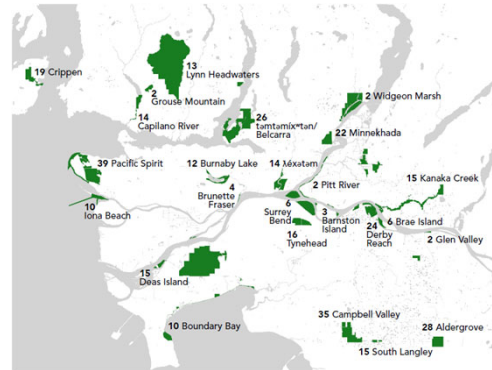
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REGIONAL PARK BUILDINGS

	Asset Value	Number of Assets
Washroom building	\$13.7 M	11
Pit toilet	\$4.3 M	75
Bookable shelter	\$3.7 M	18
General public use	\$0.6 M	7
Bookable building	\$16.4 M	5
Vacant display	\$1.1 M	4
Concession/washroom	\$17.3 M	3
Bookable building/caretaker	\$13.6 M	2
Office/washroom	\$0.1 M	2
Nature house	\$1.3 M	1
Nature house/storage	\$1.5 M	1
Nature house/washroom	\$2.5 M	1
Operations	\$21.7 M	109
Office/operations	\$33.2 M	13
Utility	\$1.6 M	9
Office	\$14.7 M	8
Caretaker	\$6.2 M	5
Vacant	\$39.3 M	30
Rental outbuilding	\$14.9 M	20
License to external agency	\$28.7 M	16
Rental house	\$30.6 M	13
Total	\$267 M	354



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5

5

BUILDING CONDITION

Building Strategy

- Complete structural and mechanical assessments every six years
- Regular inspections and ongoing maintenance to ensure safe, positive experience

$$\text{Facility Condition Index} = \frac{\text{Total cost of existing deficiencies}}{\text{Total building replacement cost}}$$

Facility Condition Index Rating Scale

Very Good 0–1%	Good 1–5%	Fair 5–10%	Poor 10–30%	Critical >30%
1	2	3	4	5

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6

PUBLIC

- Washrooms
- Picnic shelters
- Visitor centers
- Bookable buildings
- Nature houses



Derby Reach Regional Park



Deas Island Regional Park



Surrey Bend Regional Park



Kanaka Creek Regional Park

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7

7

PARK OPERATIONS

- Material and equipment storage
- Rescue cache
- Works yards
- Stewardship and land management



Tynehead Regional Park



Grouse Mountain Regional Park



Kanaka Creek Regional Park

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8

8

LEVELS OF SERVICE

Levels of Service

- Type and quantity of buildings
- Maintenance levels
- Assessment and upkeep
- Long term planning and decision making

Service Attribute		Strategic Objectives for Regional Parks Buildings
	Safety	• Buildings are safe for visitors, staff, and contractors • Buildings include appropriate security for the public, staff, contractors, and property
	Capacity	• Buildings are provided to support core uses, visitor comfort, needs and experience, and operational needs in alignment with approved long-term plans • Buildings are sited in appropriate locations to accommodate park visitation and operational needs, as well as considering climate change and natural hazards • Appropriate scale to meet current and projected capacity needs
	Accessibility	• Where feasible and financially reasonable or where required by regulation, buildings meet accessibility needs of users • Accessibility requirements vary based on building type, function, location and users
	Functionality	• Buildings function for intended use with appropriate space and amenities
	Quality	• Quality of the building meets community needs • Buildings suit the site and contribute to park character
	Sustainability	• Impacts to the environment and wildlife are minimized through suitable building location, energy efficiency and minimizing environmental footprint
	Reliability	• Service is reliable with limited disruptions
	Regulatory	• Buildings are in compliance with applicable building codes, regulations, bylaws, agreements, and policies

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9

9

BUILDING USE - PRIMARY

- Washrooms and changing facilities
- Concessions
- Group shelters and picnic shelters
- Nature and stewardship centers
- Operations yards and materials storage
- Staff offices
- Utility buildings



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10

10

BUILDING USE – SPECIAL PURPOSE

- Caretaker residences
- Bookable buildings
- Interpretive displays
- Office, program space, and/or storage for park associations or aligned non-profit societies
- Fish hatcheries
- Sales/rental of goods and services that enhance the regional parks visitor experience



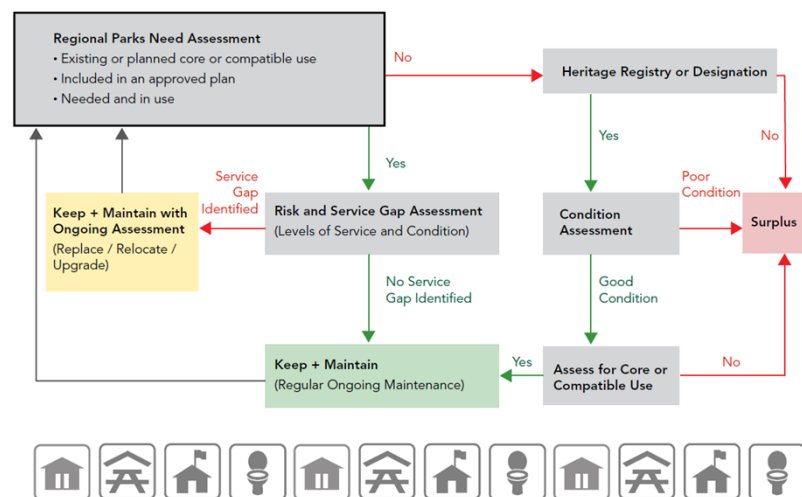
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11

11

BUILDING ASSESSMENT SYSTEM

- Ongoing assessment
- Regional Park building use
- Levels of service and condition



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12

12

BUILDING ASSESSMENT SYSTEM - OUTCOMES

	# of Buildings	% of Buildings
Keep + Maintain	263	74%
Keep + Maintain with Ongoing Assessment	40	11%
Subtotal	303	86%
Surplus	51	14%
Total	354	



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13

13

BUILDING ASSESSMENT SYSTEM - OUTCOMES

	# of Buildings	% of Buildings
Keep + Maintain	263	74%

- An existing or planned park use
- No service gap (condition or level of service)



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14

14

BUILDING ASSESSMENT SYSTEM - OUTCOMES

	# of Buildings	% of Buildings
Keep + Maintain with Ongoing Assessment	40	11%

- An existing or planned park use
- Service gap (condition or level of service):
 - Capacity of operational storage buildings
 - Flood / erosion risk
 - Functionality of nature houses
- ongoing maintenance, upgrade, relocation, or replacement



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15

15

BUILDING ASSESSMENT SYSTEM - OUTCOMES

	# of Buildings	% of Buildings
Surplus	51	14%

- No existing or planned park use
- Vacant farm structures, existing structures on land acquired for park purposes
- Poor condition
- Sustainable deconstruction



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16

16

NEXT STEPS

- Ongoing inspection, maintenance and capital replacement
- Removal of surplus buildings over time
- Integration with Regional Parks Asset Management Plan
- Completion of flood and erosion studies
- Minimizing environmental impacts



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17

17



Questions?

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18

18

To: Regional Parks Committee

From: Mike Redpath, Director, Regional Parks
Jeffrey Fitzpatrick, Division Manager, Design and Development, Regional Parks

Date: June 5, 2026

Meeting Date: July 8, 2026

Subject: **DRAFT Five Year Capital Plan (2027-2031) Regional Parks**

RECOMMENDATION

THAT the Regional Parks Committee receive for information the report dated June 5, 2026, titled "DRAFT Five Year Capital Plan (2027-2031) Regional Parks".

EXECUTIVE SUMMARY

The DRAFT Five Year Capital Plan for Regional Parks has been prepared following the direction received at the April 15, 2026 Board Budget Workshop to proceed through the 2027 budget cycle with household impact (HHI) targets as follows: 2027 at 3.0%, 2028 at 5.0%, 2029 at 5.0%, 2030 at 5.0%, and 2031 at 5.0%.

Regional Parks estimates capital spending of \$224.8M over the next five years funded from grants, development cost charges (DCC) and reserves. The DRAFT Five Year Capital Plan for Regional Parks includes land acquisition, park and greenway development across the regional park system. Key projects included the continued development of Widgeon Marsh Regional Park and the Delta Nature Reserve Boardwalk; greenway development at the Delta–South Surrey Greenway, Boundary Bay and Aldergrove Regional Parks; expansion of the campground at Derby Reach Regional Park; and development of the təmtə́míxʷtən/Belcarra South Picnic Area.

The net change from the previous 5 year capital plan is an overall increase of \$20.2M, largely due to timing of cash flow from previous years.

PURPOSE

To present to the Regional Parks Committee the DRAFT Regional Parks 2027 - 2031 Capital Plan for input and feedback, which will then be incorporated into the Fall Budget approval process.

BACKGROUND

On April 15, 2026, Metro Vancouver held a Board Budget Workshop seeking direction for the preparation of the 2027 - 2031 Financial Plan. This report provides the Regional Parks Committee with the information needed to provide comments on the draft Capital Plan which will then be incorporated into the 2027 - 2031 Financial Plan scheduled to be presented in October 2026.

REGIONAL PARKS CAPITAL PLAN

The Regional Parks Capital Plan reflects the *Board Strategic Plan 2022-2026*, *Regional Parks Plan*, *Regional Greenways 2050*, regional park management plans, and ongoing natural and built asset management strategic planning.

Regional Parks continue to experience high visitation. In 2025, the Regional Parks system welcomed over 14.7 million visitors. The Regional Parks Capital Plan includes investments in enhanced access, carrying capacity and visitor experience, and ecological resilience so regional residents can access the health benefits and ecosystem services from regional parks over the long term.

The Regional Parks Capital Plan is guided by the goals of the *Regional Parks Plan*:

- The region's important natural areas are protected in perpetuity
- Everyone has the opportunity to benefit from exceptional experiences in nature
- Regional parks are sustainably managed and well-maintained for the safety of visitors and integrity of ecosystems
- First Nations have an active role in the planning and stewardship of regional parks
- Regional parks adapt to change and contribute to regional resilience

CAPITAL PLAN HIGHLIGHTS

The DRAFT 2027 - 2031 Capital Plan includes two components: capital development and land acquisition. Minor capital, the maintenance and replacement of infrastructure at the end of its lifespan, is included in the operating budget and is not a part of this report.

The Regional Parks capital program is funded by external grants, DCC, and reserves. The DRAFT 2027 - 2031 Capital Plan includes \$54.1M for 2027 and a total of \$224.8M over the five-year plan. In 2027, \$20M is allocated to land acquisition and \$34.1M is allocated to capital development.

The key drivers for spending over the next 5 years include:

- **Land Acquisition** - Expanding the Regional Parks system to protect natural areas and connect people to nature
- **Capacity, Growth and Ecological Resilience** – developing amenities and enhancing the ecological resilience to expand capacity, respond to growth and enhance the resilience of the Regional Park system.
- **Connected Network** - Expanding the greenway network to improve connectivity
- **Facility Replacement and Asset Management** - Lifecycle replacement of major regional park assets and upgrading, where required, to ensure long term resilience

Attachment 1 outlines the complete DRAFT Five Year Capital Plan (2027-2031). Implementation of the MVRD Board approved *Regional Parks Land Acquisition 2050* strategy will continue. Capital projects are underway and planned throughout the Regional Parks system. Key highlights include:

- Continued development and opening of Widgeon Marsh Regional Park
- Replacement of the Delta Nature Reserve Boardwalk
- Development of the Boundary Bay Perimeter Trail, Aldergrove 49th Parallel Trail and Delta South Surrey Greenway
- Expansion of the campground at Derby Reach Regional Park
- Development and opening of the təmtəx'wəntən/Belcarra South Picnic Area
- Continued greenway and park development at Campbell Valley Regional Park
- Replacement of the Capilano River service yard

In 2027, advanced design will focus on the planning and design of recently acquired parkland with an aim to provide public access as soon as possible. Advanced design will continue for the Delta Delta South Surrey Greenway, Lynn Headwaters Park Entry and Main Day Use Area, South Langley Regional Park and other initiatives that will advance to implementation from 2027 – 2031.

Capital Plan Changes

Metro Vancouver’s annual capital planning process allows the Board to adjust the capital cash flow targets and budgets once a year, in the fall, to accommodate changes required to fund projects in response to new or changing project needs, emerging issues, and changing priorities.

Adjustments to the 2027 - 2031 Capital Plan are due to updated timing of investment on projects to reflect project progress, planning and permitting requirements, and ongoing advanced design for park initiatives and greenway development.

FINANCIAL IMPLICATIONS

The DRAFT Five Year Capital Plan for Regional Parks estimates capital expenditures of \$224.8M over the next five years funded from grants, DCC, and reserves. Of the \$224.8M total estimated capital expenditures \$124.8M is related to capital development and \$100M is related to land acquisition, see **Attachment 1** for details.

The average estimated capital expenditures per year is approximately \$45.0M, and the net change from the previous projections is an increase of \$20.2M largely due to timing of cash flow from previous years. See Table 1 below.

Table 1 - DRAFT Five Year Capital Plan (2027-2031) – Regional Parks

\$ Millions	2027 Capital Expenditures	2028 Capital Expenditures	2029 Capital Expenditures	2030 Capital Expenditures	2031 Capital Expenditures	DRAFT 5 YEAR CAPITAL PLAN (2027-2031)
TOTAL CAPITAL EXPENDITURES	54.1	47.2	43.0	40.0	40.5	224.8

This report provides an opportunity for Regional Parks Committee feedback and input, which will then be incorporated into the 2027 Annual Operating Budget and Five Year Financial Plan presentations to the Committees and the Board at the fall Board Budget Workshop.

CONCLUSION

The 2027 - 2031 Capital Plan supports expansion of the Regional Parks system to protect natural areas and connect people to nature, develop park amenities to expand capacity and accommodate increased visitation, enhanced resilience to climate change, and the maintenance of facilities in a state of good repair to ensure safety and reliability over the long term.

The presentation of the DRAFT 2027 - 2031 Capital Plan provides the opportunity for input from the Committee which will be incorporated into the fall budget presentation to the Committee and Board.

ATTACHMENTS

1. Regional Parks – Draft Five Year Capital Plan (2027 - 2031).
2. Presentation re: Draft Regional Parks 2027 – 2031 Capital Plan.

METRO VANCOUVER REGIONAL DISTRICT
CAPITAL PORTFOLIO
REGIONAL PARKS
DRAFT FIVE YEAR CAPITAL PLAN (2027 - 2031)

	DRAFT CAPITAL BUDGET**	2027 CAPITAL EXPENDITURES	2028 CAPITAL EXPENDITURES	2029 CAPITAL EXPENDITURES	2030 CAPITAL EXPENDITURES	2031 CAPITAL EXPENDITURES	2027 TO 2031 TOTAL CAPITAL EXPENDITURES	ACTIVE PHASE	PRIMARY DRIVER
CAPITAL EXPENDITURES									
Major Projects									
Belcarra - South Picnic Area	\$ 5,550,000	\$ 3,000,000	\$ 500,000	\$ –	\$ –	\$ –	3,500,000	Construction	Capacity, Growth & Ecological Resilience
Campbell Valley - Park and Greenway Development	12,350,000	2,000,000	1,500,000	1,500,000	1,500,000	–	6,500,000	Construction	Capacity, Growth & Ecological Resilience
Codd Wetland Dam Removal	1,150,000	150,000	600,000	200,000	–	–	950,000	Planned	Capacity, Growth & Ecological Resilience
Codd Wetland - Park Development	5,050,000	–	–	–	–	100,000	100,000	Planned	Capacity, Growth & Ecological Resilience
Derby Reach Campground Expansion	6,000,000	2,000,000	3,000,000	–	–	–	5,000,000	Planned	Capacity, Growth & Ecological Resilience
Management Plan Implementation	–	–	250,000	1,000,000	1,500,000	2,500,000	5,250,000	Planned	Capacity, Growth & Ecological Resilience
Regional Park Development	7,050,000	500,000	3,500,000	3,000,000	–	–	7,000,000	Construction	Capacity, Growth & Ecological Resilience
Site Improvements	14,300,000	200,000	200,000	200,000	200,000	200,000	1,000,000	Planned	Capacity, Growth & Ecological Resilience
South Langley Regional Park	2,300,000	–	–	–	1,000,000	1,000,000	2,000,000	Planned	Capacity, Growth & Ecological Resilience
Widgeon Marsh - Regional Park Development	23,950,000	6,000,000	3,000,000	2,750,000	2,750,000	–	14,500,000	Planned	Capacity, Growth & Ecological Resilience
72nd Avenue DSSG Staging and Facility	10,000,000	250,000	750,000	3,000,000	6,000,000	–	10,000,000	Planned	Capacity, Growth & Ecological Resilience
Total Major Projects	\$ 87,700,000	\$ 14,100,000	\$ 13,300,000	\$ 11,650,000	\$ 12,950,000	\$ 3,800,000	\$ 55,800,000		
Greenways									
Aldergrove - 49th Parallel Trail	\$ 1,150,000	\$ 50,000	\$ –	\$ –	\$ –	\$ –	50,000	Design	Connected Network
Boundary Bay - Perimeter Trail	2,000,000	1,000,000	–	–	–	–	1,000,000	Design	Connected Network
Boundary Bay Main Boardwalk Replacement	500,000	500,000	–	–	–	–	500,000	Design	Connected Network
Brunette Fraser Greenway - Cumberland Point Public Access	350,000	350,000	–	–	–	–	350,000	Design	Connected Network
Campbell Valley Boardwalk Replacement	800,000	800,000	–	–	–	–	800,000	Design	Connected Network
Delta Nature Reserve - Delta South Surrey Greenway	10,950,000	5,500,000	–	–	–	–	5,500,000	Planned	Connected Network
Delta South Surrey Greenway Extension	11,000,000	1,000,000	4,000,000	6,000,000	–	–	11,000,000	Planned	Connected Network
Kanaka Waterfront Greenway Connection	1,700,000	200,000	–	1,500,000	–	–	1,700,000	Planned	Connected Network
Kanaka Creek - Parkway Trail	–	–	–	–	–	100,000	100,000	Planned	Connected Network
Killarney Lake Boardwalk Replacement	600,000	150,000	450,000	–	–	–	600,000	Planned	Connected Network
Snug Cove Boardwalk Replacement	–	–	–	–	600,000	–	600,000	Planned	Connected Network
Minnehada Mid Marsh Trail	–	–	–	50,000	150,000	2,000,000	2,200,000	Planned	Connected Network
Pitt River Greenway - Ferry Slip	–	–	–	–	–	150,000	150,000	Planned	Connected Network
Tynehead - Perimeter Trail Extension	4,500,000	2,500,000	750,000	–	–	–	3,250,000	Design	Connected Network

METRO VANCOUVER REGIONAL DISTRICT
CAPITAL PORTFOLIO
REGIONAL PARKS
DRAFT FIVE YEAR CAPITAL PLAN (2027 - 2031)

	DRAFT CAPITAL BUDGET**	2027 CAPITAL EXPENDITURES	2028 CAPITAL EXPENDITURES	2029 CAPITAL EXPENDITURES	2030 CAPITAL EXPENDITURES	2031 CAPITAL EXPENDITURES	2027 TO 2031 TOTAL CAPITAL EXPENDITURES	ACTIVE PHASE	PRIMARY DRIVER
Total Greenways	\$ 33,550,000	\$ 12,050,000	\$ 5,200,000	\$ 7,550,000	\$ 750,000	\$ 2,250,000	\$ 27,800,000		
Service Facilities									
Burnaby Lake - Service Yard Replacement	\$ -	\$ -	\$ -	\$ 200,000	\$ 2,000,000	\$ -	\$ 2,200,000	Planned	Facility Replacement & Asset Management
Capilano River - Service Yard Replacement	5,500,000	800,000	-	-	-	-	800,000	Construction	Facility Replacement & Asset Management
Pacific Spirit - Service Yard Replacement	1,850,000	300,000	-	-	-	-	300,000	Construction	Facility Replacement & Asset Management
Regional Park Service Yard Replacement	-	-	-	-	-	250,000	250,000	Planned	Facility Replacement & Asset Management
Tynehead Service Yard	1,700,000	200,000	1,500,000	-	-	-	1,700,000	Planned	Facility Replacement & Asset Management
Total Service Facilities	\$ 9,050,000	\$ 1,300,000	\$ 1,500,000	\$ 200,000	\$ 2,000,000	\$ 250,000	\$ 5,250,000		
Park Development									
Aldergrove Vehicle Bridge Replacement	\$ -	\$ -	\$ 500,000	\$ -	\$ -	\$ -	\$ 500,000	Planned	Facility Replacement & Asset Management
Belcarra - Admiralty Heights Trail Decommissioning	-	-	-	-	-	250,000	250,000	Planned	Capacity, Growth & Ecological Resilience
Belcarra Wharf Replacement	-	-	-	-	200,000	1,500,000	1,700,000	Design	Facility Replacement & Asset Management
Belcarra Septic Replacement	-	-	600,000	-	-	-	600,000	Planned	Facility Replacement & Asset Management
Burnaby Deer Creek Bridge Replacement	700,000	700,000	-	-	-	-	700,000	Planned	Facility Replacement & Asset Management
Burnaby Lake - Nature House	2,250,000	-	-	200,000	2,000,000	-	2,200,000	Planned	Facility Replacement & Asset Management
Campbell Valley - Nature House	-	-	-	-	-	100,000	100,000	Planned	Facility Replacement & Asset Management
Capilano - Brothers Creek Bridge Replacement	900,000	800,000	-	-	-	-	800,000	Planned	Facility Replacement & Asset Management
Capilano - Keith Road Day Use Area	-	-	-	500,000	500,000	2,000,000	3,000,000	Planned	Facility Replacement & Asset Management
Capilano Palisade Stair Replacement	500,000	500,000	-	-	-	-	500,000	Planned	Facility Replacement & Asset Management
Capilano River - Site Improvements	-	-	-	100,000	600,000	-	700,000	Design	Facility Replacement & Asset Management
Crippen Festival Field Parking and Drainage	500,000	500,000	-	-	-	-	500,000	Design	Facility Replacement & Asset Management
Deas Island - Float Replacement	800,000	100,000	600,000	-	-	-	700,000	Planned	Facility Replacement & Asset Management
Derby Reach - Muench Bar Access	-	-	-	-	-	75,000	75,000	Planned	Capacity, Growth & Ecological Resilience
Derby Reach - Edge Farm Picnic Area	-	-	-	-	-	150,000	150,000	Design	Facility Replacement & Asset Management
Kanaka Creek - Cliff Falls Staging Area	-	-	-	50,000	200,000	2,000,000	2,250,000	Planned	Capacity, Growth & Ecological Resilience
Lynn Headwaters - Park Entry	8,600,000	2,000,000	3,000,000	2,600,000	-	-	7,600,000	Planned	Facility Replacement & Asset Management
Minnekhada Lodge Upgrades	-	-	-	-	50,000	500,000	550,000	Design	Facility Replacement & Asset Management
Pacific Spirit - Beach Access Improvements	1,800,000	-	-	-	200,000	1,500,000	1,700,000	Design	Capacity, Growth & Ecological Resilience
Pacific Spirit - Camosun Bog Boardwalk	3,650,000	1,500,000	2,000,000	-	-	-	3,500,000	Planned	Facility Replacement & Asset Management

**METRO VANCOUVER REGIONAL DISTRICT
CAPITAL PORTFOLIO
REGIONAL PARKS
DRAFT FIVE YEAR CAPITAL PLAN (2027 - 2031)**

	DRAFT CAPITAL BUDGET**	2027 CAPITAL EXPENDITURES	2028 CAPITAL EXPENDITURES	2029 CAPITAL EXPENDITURES	2030 CAPITAL EXPENDITURES	2031 CAPITAL EXPENDITURES	2027 TO 2031 TOTAL CAPITAL EXPENDITURES	ACTIVE PHASE	PRIMARY DRIVER
Pacific Spirit Drainage and Storage Improvements	500,000	500,000	–	–	–	–	500,000	Design	Facility Replacement & Asset Management
Piper Spit Bridge Replacement	–	–	–	–	200,000	1,000,000	1,200,000	Planned	Facility Replacement & Asset Management
Shoreline Stabilization	1,450,000	50,000	–	–	–	–	50,000	Design	Facility Replacement & Asset Management
South Langley Horse Bridge Replacement	–	–	–	50,000	150,000	3,000,000	3,200,000	Planned	Facility Replacement & Asset Management
Surrey Bend Erosion Protection	–	–	–	50,000	100,000	1,500,000	1,650,000	Planned	Facility Replacement & Asset Management
White Pine Septic System Replacement	–	–	500,000	–	–	–	500,000	Planned	Facility Replacement & Asset Management
Habitat Corridor Development	–	–	–	–	150,000	600,000	750,000	Planned	Facility Replacement & Asset Management
Total Park Development	\$ 21,650,000	\$ 6,650,000	\$ 7,200,000	\$ 3,550,000	\$ 4,350,000	\$ 14,175,000	\$ 35,925,000		
Regional Parks Land Acquisition									
Regional Parks Land Acquisition	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 100,000,000		Land Acquisition
Total Regional Parks Land Acquisition	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 20,000,000	\$ 100,000,000		
TOTAL CAPITAL EXPENDITURES	\$171,950,000	\$ 54,100,000	\$ 47,200,000	\$ 42,950,000	\$ 40,050,000	\$ 40,475,000	\$ 224,775,000		
SUMMARY BY DRIVER									
Capacity, Growth & Ecological Resilience	89,500,000	14,100,000	13,300,000	11,700,000	13,350,000	7,625,000	60,075,000		
Facility Replacement & Asset Management	28,900,000	7,950,000	8,700,000	3,700,000	5,950,000	10,600,000	36,900,000		
Connected Network	33,550,000	12,050,000	5,200,000	7,550,000	750,000	2,250,000	27,800,000		
Land Acquisition	20,000,000	20,000,000	20,000,000	20,000,000	20,000,000	20,000,000	100,000,000		
Total	\$171,950,000	\$ 54,100,000	\$ 47,200,000	\$ 42,950,000	\$ 40,050,000	\$ 40,475,000	\$ 224,775,000		

**Draft Capital Budget refers to the estimated project costs to active phase.



Burnaby Lake Regional Park

REGIONAL PARKS

DRAFT FIVE-YEAR CAPITAL PLAN (2027 – 2031)

Mike Redpath
Director, Regional Parks

Regional Parks Committee | July 8, 2026
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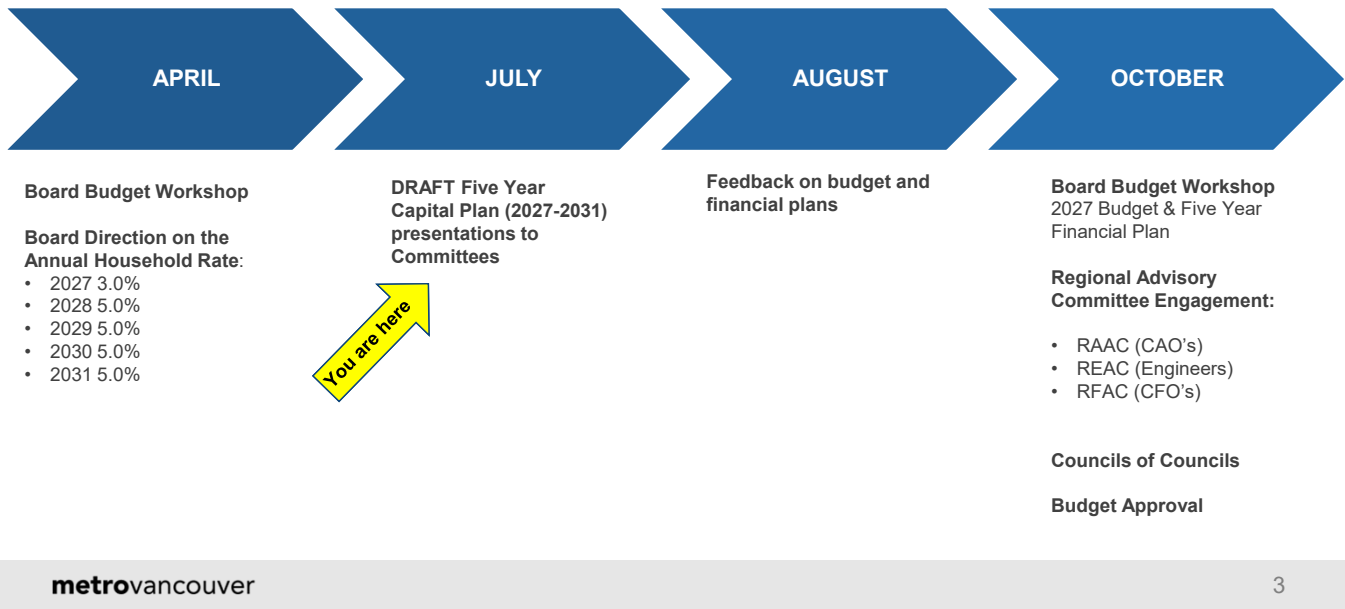
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AGENDA

- Context
- Recent Progress
- Capital Plan Drivers
- Budget and Five Year Financial Plan Timeline
- 2026 Capital Development and Design Highlights

2

2027-2031 FINANCIAL PLAN & ANNUAL BUDGET TIMELINE



3

REGIONAL PARKS

Protecting Metro Vancouver's natural areas and **connecting** people with them.



4

REGIONAL PARKS PLAN



Goal 1

The region's important natural areas are protected in perpetuity.



Goal 2

Everyone has the opportunity to benefit from exceptional experiences in nature.



Goal 3

Regional parks are sustainably managed and well-maintained for the safety of visitors and integrity of ecosystems.



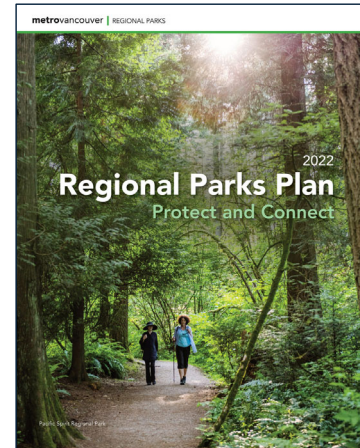
Goal 4

First Nations have an active role in the planning and stewardship of regional parks.



Goal 5

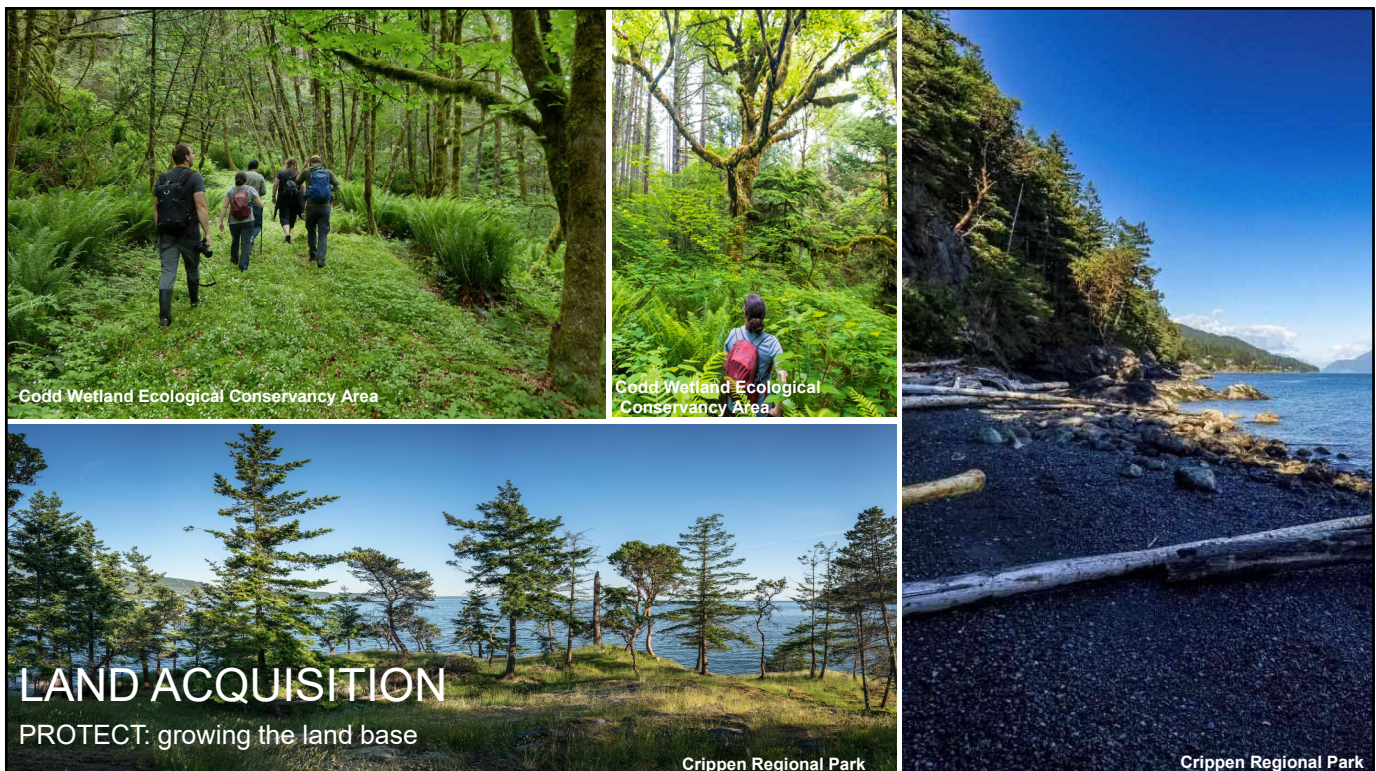
Regional parks adapt to change and contribute to regional resilience.



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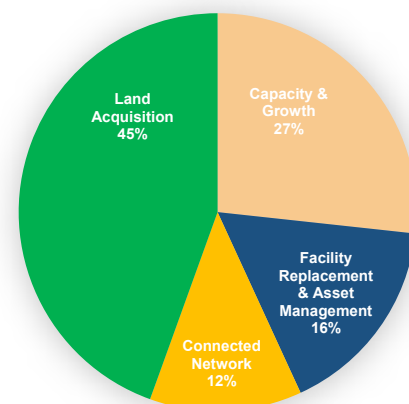
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CAPITAL PLAN DRIVERS

Driver	Outcome	% 2027 - 2031 Capital Plan
Land Acquisition	Expanding the Regional Parks System to protect natural areas and connect people to nature	45%
Capacity, Growth and Ecological Resilience	Developing park amenities to expand capacity and accommodate increased visitation, enhancing ecological function and resilience	27%
Connected Network	Expanding the greenway network to improve connectivity	12%
Facility Replacement and Asset Management	Lifecycle replacement of regional park assets and upgrading, where required, to ensure long term resilience	16%



8

REGIONAL PARKS



58 Projects in the Capital Plan

Driver	Draft 5 Year Capital Plan (2027-2031)	Key Projects
Capacity, Growth & Ecological Resilience	\$ 60.1	Widgeon Marsh Park Development, Belcarra South Picnic Area, Campbell Valley Park Development, Derby Reach Campground expansion
Connected Network	\$ 27.8	Delta South Surrey Greenway, Delta Nature Reserve Boardwalk
Facility Replacement & Asset Management	\$ 36.9	Bridge, Boardwalk and Infrastructure Replacement across the Regional Parks System
Land Acquisition	\$ 100.0	Land acquisition across the Regional Parks System
Total	\$ 224.8	

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9

REGIONAL PARKS

DRAFT 5 YEAR (2027 – 2031) CAPITAL PLAN EXPENDITURES

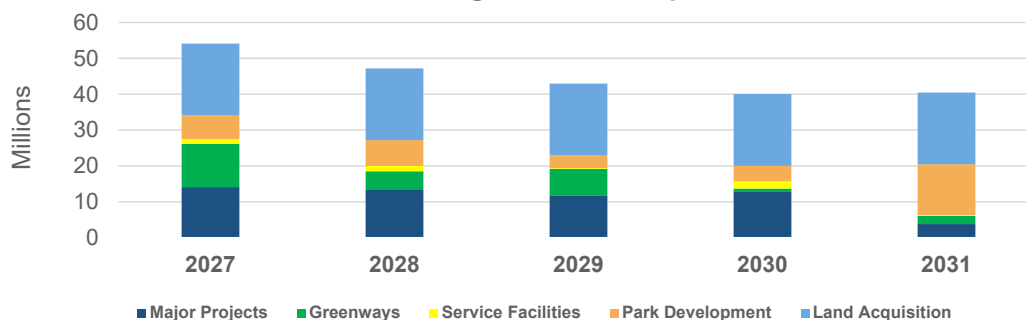
Overview:

- 2027 - 2031 Capital Plan: \$224.8M
- 2027 Estimated Capital Expenditures: \$54.1M

Drivers:

- Capacity, Growth & Ecological Resilience
- Facility Replacement & Asset Management
- Connected Network
- Land Acquisition

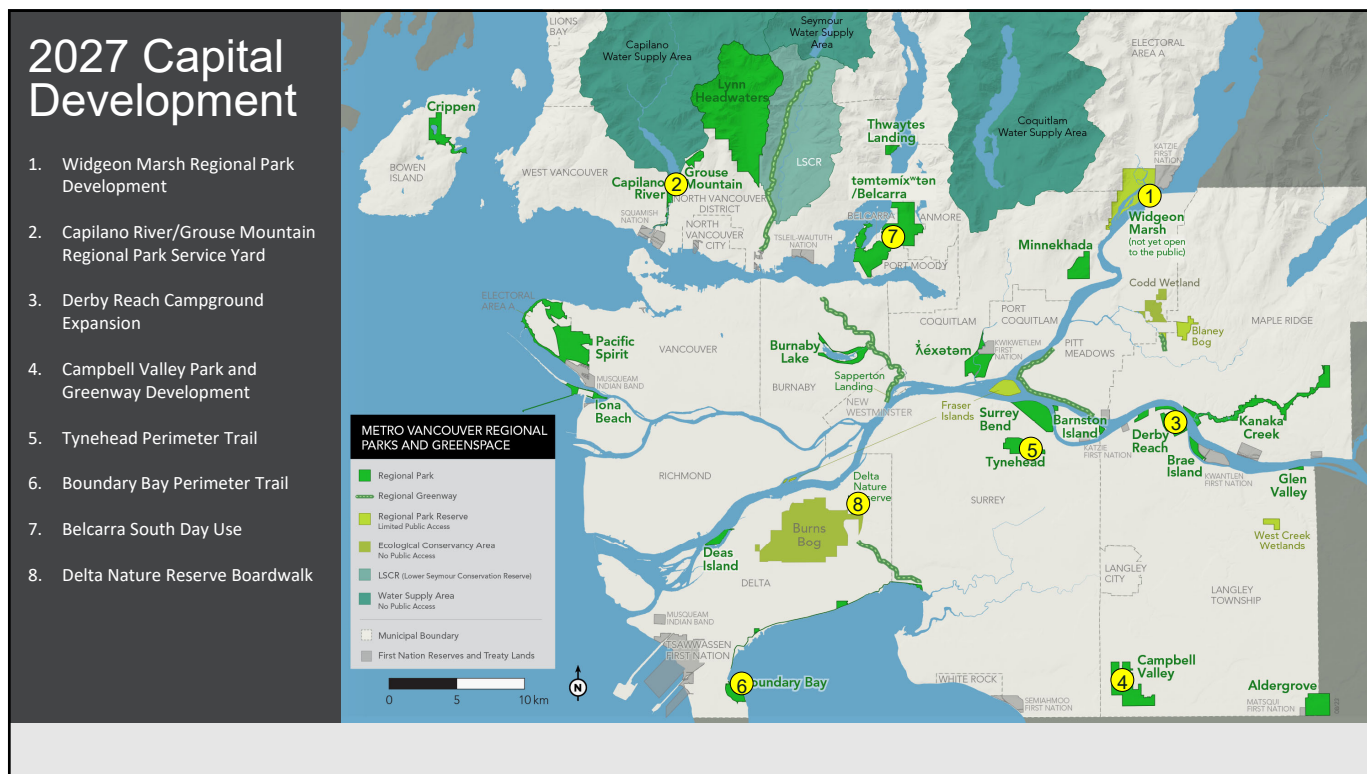
2027 – 2031 Regional Parks Capital Plan



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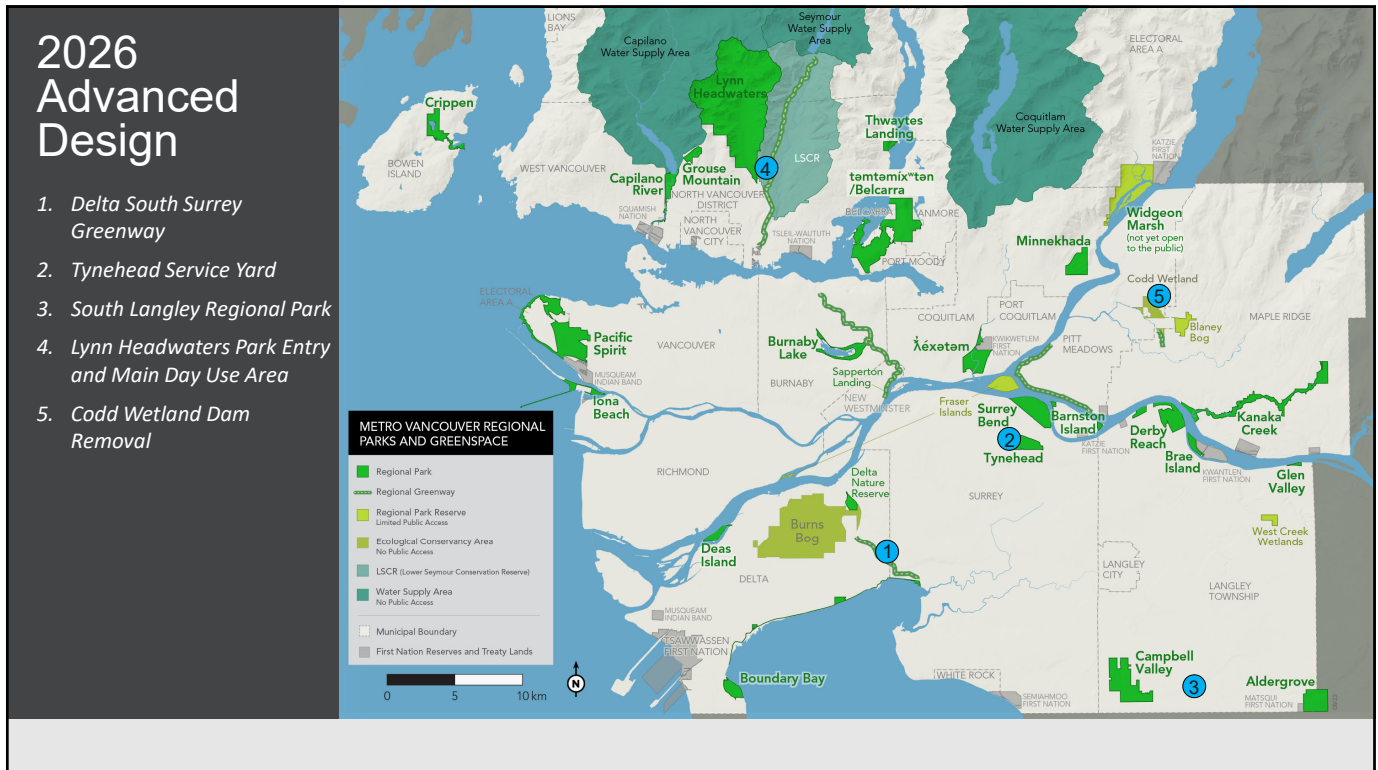
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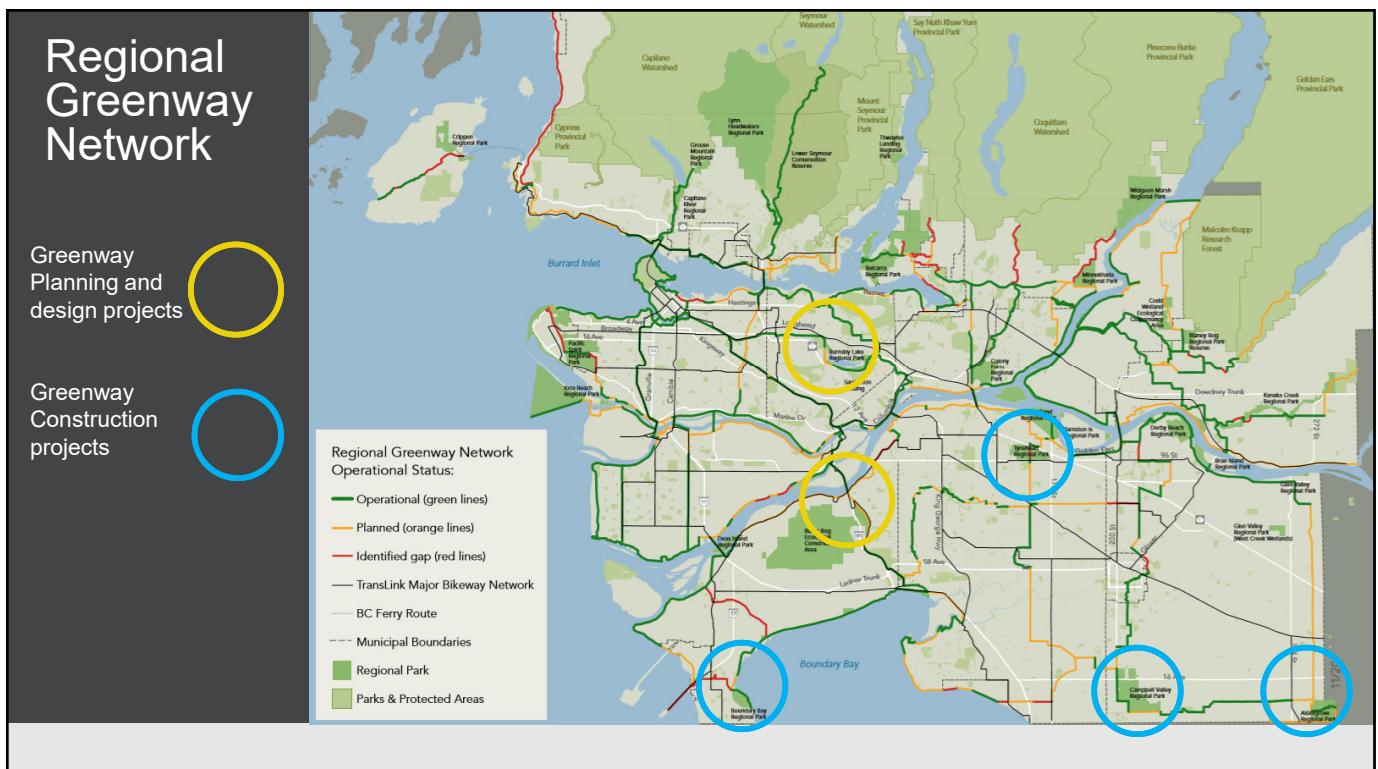
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12



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14

NEXT STEPS

- Finalize Regional Parks Capital Plan
- Finalize Regional Park Budget
- Fall 2026 Committee and Board budget presentations

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15

15



16



To: Regional Parks Committee

From: Mike Redpath, Director, Regional Parks
 Jeffrey Fitzpatrick, Division Manager, Regional Parks Design and Development

Date: June 5, 2026

Meeting Date: July 8, 2026

Subject: **2026 Regional Parks Capital Program Update No. 2**

RECOMMENDATION

THAT the MVRD Board receive for information the report dated June 5, 2026, titled “2026 Regional Parks Capital Program Update No. 2”.

EXECUTIVE SUMMARY

This report provides a status update of the Regional Parks Capital Program with summaries for larger projects (over \$3M value) that highlight progress, schedule, budget and upcoming milestones, and an overall summary of remaining projects. As part of the Regional Parks capital planning process, the timing of each project is reviewed and updated annually based on available resources, strategic prioritization, risk to system operations and financial sustainability. Overall, the capital program is progressing on time and within budget, with some manageable scheduling impacts on two projects due to archaeological and permitting requirements.

These updates are provided three times a year for the Regional Parks Committee and MVRD Board in February, July and November to provide timely line of sight for the April Board Budget Workshop, input into the annual budget and five-year financial plan for October, and an end-of-year update. Individual project reports will continue to be provided as needed, particularly at key decision-making milestones.

PURPOSE

This report provides the Regional Parks Committee and MVRD Board with the second of three annual updates on the Regional Parks Capital Program.

BACKGROUND

Each year, the MVRD Board adopts a budget for the upcoming year and endorses a five-year financial plan. Regular updates on the Capital Program provide the Committee and Board with information to support good governance of the organization, decision making, project management, and financial oversight. This report provides the second of three Capital Program updates to the Committee and Board. Three Financial Performance Updates are also provided to the Board through the Performance and Audit Committee. A schedule of annual reporting is shown in Table 1 below.

Table 1. Capital Program Reporting

	J	F	M	A	M	J	J	A	S	O	N	D
Capital Program Update		✓					✓				✓	
Additional Major Project Updates*					✓				✓			
Financial Performance Report				✓			✓				✓	

* Does not include Regional Parks projects.

MAJOR PARKS PROJECTS STATUS UPDATE

Updates on the Regional Parks Capital Program as of June 5, 2026 are outlined below. Progress, schedule and budget status for the projects are shown using a consistent scale for projects valued over \$3 million. Regional Parks projects less than \$3 million included in the approved 2026 to 2030 Financial Plan are primarily smaller projects and asset replacement. A summary of all other capital projects is also provided, and a financial update on all the projects in the capital program is included in Attachment 1.

Widgeon Marsh Regional Park Development

Widgeon Marsh Regional Park opened to the public in November 2025. This park spans 620 hectares and includes public amenities, parking areas, paved and accessible trails, forested slopes, meadows, wetlands, and open spaces in Northeast Coquitlam and Electoral Area A. The park management plan was approved by the MVRD Board in 2018 following extensive engagement with the public and First Nations.

The purpose of this project is to continue amenity development, infrastructure, and ecological enhancements to support public use and enjoyment. The project is progressing on time and within budget. Phase 1 site improvements — including basic staging areas, trails, furnishings, signage and other features — were completed in 2025. Park development is continuing through 2026 and beyond, with public access expanding as the project moves forward. Metro Vancouver staff continues to engage First Nations as the project advances.

Currently, construction of the Gateway Entrance Node including new parking, open space, trails and amenities is underway. Additional drainage, infrastructure and ecological enhancements will also proceed in summer 2026.

Widgeon Marsh Regional Park Development		Status
Progress	Implementation	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Phase 2 development	

Regional Park Land Acquisition

Regional Park Land Acquisition is guided by the MVRD Board-approved *Regional Parks Land Acquisition 2050* strategy. The goal of the land acquisition program is to expand the regional parks system into a connected network of resilient parks and greenways that protect regionally significant natural areas and provide opportunities for people to experience them. Metro Vancouver continues to acquire land to grow existing parks and establish new regional parks and greenways. Acquisition opportunities depend on land availability and market conditions and therefore vary from year to year.

Regional Park Land Acquisition		Status
Progress	Implementation – ongoing land acquisition	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Continued land acquisition in alignment with MVRD Board approved Regional Parks Plan and Regional Parks Land Acquisition 2050	

Delta Nature Reserve - Delta South Surrey Greenway

Metro Vancouver is advancing several key projects in Burns Bog Ecological Conservancy Area (ECA) and along the Delta South Surrey Greenway to enhance public access, education, and stewardship of this unique ecological area. The Delta Nature Reserve boardwalk replacement will provide a safer, more resilient, and accessible experience for visitors. Hazard tree work is complete. The boardwalk construction project has been tendered. Construction will begin in summer 2026 and conclude in 2027. The new 2.1 km boardwalk will offer expanded capacity, new interpretive nodes, and opportunities for both informal and programmed education and events.

Planning is well underway to formalize the Delta South Surrey Greenway from Nordel Way to 72nd Avenue. This project will establish a multi-use route with improved flood resiliency, connecting to the Delta Nature Reserve boardwalk and establishing an important regional greenway link. Planning will continue through 2027 with construction to begin in 2028.

Together, these initiatives form an integrated plan to improve public access, education, and stewardship of Burns Bog Ecological Conservancy Area. Metro Vancouver is actively collaborating with City of Delta staff, continuing the long-standing interagency partnership that has supported the protection and enhancement of this vital ecosystem

Project updates are available on the project webpage at Metro Vancouver's website (**Reference 1**).

Delta Nature Reserve - Delta South Surrey Greenway		Status
Progress	Hazard tree mitigation to prepare the Delta Nature Reserve for construction is underway and on track to finish at the end of February	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Construction of the Delta Nature Reserve Boardwalk	

Codd Wetland - Park Development

Codd Wetland Ecological Conservancy Area (ECA) in the City of Pitt Meadows is home to more than two hundred species of wildlife including birds, mammals, and amphibians. There is currently no public access to the conservancy area.

The purpose of this project is to complete initial site improvements to support phased public access in 2026, and to implement priority park development and conservation improvements following completion of the park management plan in subsequent years.

Work is currently underway on preliminary planning and background studies to facilitate phased public access to portions of the park. The initial opening will focus on the use of existing farm roads and routes for walking and nature viewing. Concurrently, Metro Vancouver is initiating a management planning process that will develop a long-term management plan for the entire Codd Wetland Ecological Conservation Area (ECA).

Codd Wetland - Park Development		Status
Progress	Initial planning for phased public opening	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Basic site improvements, archaeology and technical studies	

Campbell Valley Park and Greenway Development

Metro Vancouver is undertaking improvements in Campbell Valley Regional Park to enhance access to nature and accommodate growing visitation. These upgrades align with the vision set out in the Park Management Plan, approved by the MVRD Board in 2020.

Planned improvements include developing new entrance areas, creating additional picnic spaces, expanding the Perimeter Trail for walking and cycling, and adding new pedestrian trails. Habitat enhancement initiatives — such as restoration planting and the creation of new wetlands — are also underway. The project is progressing, and remains on track to be delivered within the approved schedule and budget. Construction began in 2021, and by the end of 2025, 5 km of the Perimeter Trail (Regional Greenway), a significant staging area, upgrades to the dog off leash area, and a new wetland have been completed.

2026 Park development includes the construction of trails, parking and staging amenities, open space, picnic shelters, and wetland features in the McLean Pond area of the park, which is currently closed to public access. This work has been tendered, with construction to begin in July 2026. Park and greenway improvements are planned to continue through 2030.

Campbell Valley - Park and Greenway Development		Status
Progress	Ongoing Construction	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Development of McLean Pond, Trails and habitat enhancement	

Lynn Headwaters - Park Entry

The purpose of this project is to enhance the main day-use area, and replace critical infrastructure, to ensure continued access and enjoyment of Lynn Headwaters Regional Park. Key initiatives include replacing the existing main entry bridge over Lynn Creek, decommissioning unused drinking water infrastructure, and improving open spaces, trails, and amenities. These improvements will enhance safety, accessibility, visitor experience and the park's ecological values.

Concept design is complete, detailed design including permit submissions is scheduled for completion in 2026. Engagement with First Nations is underway. Stakeholder engagement and public communications will proceed in 2027. Construction is currently forecast to begin in summer 2027 and conclude by 2030.

Lynn Headwaters - Park Entry		Status
Progress	Concept design completed, detailed design underway	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Detailed design and permitting	

təmtəxʷtən/Belcarra South Picnic Area

Metro Vancouver is developing public access to a previously closed portion of təmtəxʷtən/Belcarra Regional Park to expand capacity, enhance nature connection opportunities, and the overall visitor experience. In 2024, the MVRD Board approved an amended plan for the təmtəxʷtən/Belcarra South Picnic Area, which retains the Bole House for public use and permits the removal of seven cabin structures. The purpose of this project is to implement that plan, and open the area to public access.

Planning and detailed design are complete. The project will be tendered once a waterline agreement is finalized and a building permit is issued by the local municipality. Village of Belcarra and City of Port Moody have been very supportive in advancing permits and in the development of a waterline agreement. It is anticipated that the required permits and waterline agreement will be completed in the summer of 2026. Construction is planned to begin in fall 2026 and conclude in 2027.

Development plans include:

- Renovating the Bole House heritage building into a bookable, multi-use facility.
- Expanding the trail network, including an accessible waterfront trail, replacing a failing bridge, and adding beach access stairs.
- Adding new site amenities such as a picnic area, amphitheater, and interpretive signage.
- Enhancing ecological conditions through creek and pond restoration, invasive species removal, replanting, and installation of protective fencing.
- Widening the existing road to support two-way traffic and fire truck access.
- Adding pocket parking to improve visitor access.

The Tsleil-Waututh Nation is actively engaged in project planning, with particular focus on the development of interpretive and cultural elements.

təmtə́míxʷtən/Belcarra South Picnic Area		Status
Progress	Detailed design and market sounding for construction is complete. The building permit application is under review by the municipality.	
Schedule	Delayed Pending Waterline Agreement and issuance of building permit – being managed within budget	
Budget	On budget	
Next Milestone	Tendering construction	

Capilano River – Service Yard Construction

The purpose of this project is to construct a service yard facility to support both Capilano River Regional Park and Grouse Mountain Regional Park. The new facility, located at the Capilano River Regional Park, will consist of an administration building, a workshop, and a storage building. Construction began in February 2026 and is proceeding slightly ahead of schedule.

Construction is scheduled to conclude in spring 2027.

Service Yard Construction		Status
Progress	Construction is about 25% complete	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Building commissioning	

Tynehead Perimeter Trail

The *Tynehead Regional Park Management Plan 2004* established a vision for the development of a perimeter trail circumnavigating the entire park. The purpose of this project is to design and develop the two remaining sections required to complete the entire 8.5 km perimeter trail:

- Tynehead Perimeter South Trail – McCaskill House to Ravens Nest, approximately 0.3 km in length
- Tynehead Perimeter North Trail – Serpentine Hollow to Serpentine Fields, approximately 1.2 km in length

Environmental and arborist assessments are complete. Detailed design is complete for the South Trail and the project is ready to be tendered. Design is underway for the North Trail and construction is planned for 2027.

In addition, Metro Vancouver is working with Kwantlen First Nation on a cultural art and interpretive display project that will enhance the trail visitor experience and celebrate the unique cultural and natural heritage of the landscape.

Tynehead Perimeter Trail		Status
Progress	Detailed design	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Tendering of South Trail Section	

Grouse Mountain Trail and Amenity Improvement

The purpose of this project was to implement the park management plan approved by the MVRD Board in 2018. Through the Investing in Canada Infrastructure Program, a partnership with the governments of Canada and British Columbia, Metro Vancouver received a \$3.5 million grant to advance implementation of the project.

Initiated in 2020, the project has enhanced park access, visitor safety, and ecological health. Upgrades include an expanded main entrance area at the trailhead, improvements to the BCMC and Grouse Grind trails, new secondary connector trails and trailheads, and ecological enhancements throughout the park. These improvements support both human and ecological well-being by protecting and enhancing forest ecosystems, while providing opportunities to learn about, explore, and be active in a coastal mountain environment.

The project has been delivered on time and on budget and is now complete.

Grouse Mountain Trail and Amenity Improvement		Status
Progress	Final completion. Deficiencies to be addressed.	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Project closeout	

Derby Reach Campground Expansion

The Edgewater Bar Campground at Derby Reach Regional Park offers a unique camping experience along the Fraser River. Easily accessible from surrounding Metro Vancouver communities, the campground is highly popular, with all 38 campsites fully booked throughout the summer season. Planning is underway for an expansion of the existing campground.

The proposed expansion area lies east of Edgewater Bar, within a lawn area between Allard Crescent and the existing gravel Edge Farm Trail. The expansion will include 38 new campsites, an access road, a picnic shelter, and supporting amenities. Campsites will be designed to minimize impacts from seasonal flooding and avoid disturbance to existing natural areas, recreational amenities, and trails. The project will incorporate as many fully accessible campsites as possible, and all picnic tables will be wheelchair accessible.

In January 2025, the Agricultural Land Commission (ALC) approved a non-farm use application. Throughout summer 2025 technical studies were advanced. A conceptual design for the campground expansion has been developed, incorporating the outcomes of the technical studies. Detailed design has started. Further engagement with First Nations, permitting, and interim site access improvements will continue through 2026. Construction is planned for 2027.

Derby Reach Campground Expansion		Status
Progress	Conceptual Design	
Schedule	Delayed due to archeological permitting; being managed within budget	
Budget	On budget	
Next Milestone	Detailed Design	

Fraser Riverfront Park: Regional Park Development

The purpose of this project is to plan and develop a Fraser Riverfront park site in the Township of Langley. This project will enhance motorized and non-motorized access to the Fraser River, provide new open space, trails, picnic areas, bar fishing and other day-use opportunities and a node along the Regional Greenway in line with the Board Approved Experience the Fraser Initiative and Regional Greenways 2050 Plan.

Planning and design will continue through 2026-2027, pending the completion of all required permitting and land requirements.

Fraser Riverfront Park: Regional Park Development		Status
Progress	Preliminary Design	
Schedule	On schedule	
Budget	On budget	
Next Milestone	Detailed design	

ALTERNATIVES

This is an information report. No alternatives are presented.

FINANCIAL IMPLICATIONS

As part of the Regional Parks capital planning process, the timing of each project is reviewed and updated annually based on available resources, strategic prioritization, risk to system operations and financial sustainability. The program as a whole is progressing within the approved annual expenditures. Each project is subject to its own cost review on a regular basis, as well as regular stage gate approvals. Project specific reports will be provided to the Committee and Board where warranted to provide greater detail and address any required changes to project scope, schedule or budget.

CONCLUSION

This report provides a status update of the Regional Parks Capital Program with summaries for larger projects over \$3 million in value. The report highlights progress, schedules, budget and upcoming milestones, and an overall summary of remaining projects. Generally, the capital program is progressing on time and within budget, with some scheduling impacts due to archeological and permitting requirements on two projects.

These updates are provided three times a year for the Regional Parks Committee in February, July, and November to provide timely line of sight for the April Board Budget Workshop, input into the annual budget and five-year financial plan for October, and an end-of-year update. Individual project reports will continue to be provided as needed, particularly at key decision-making milestones.

ATTACHMENTS

1. Regional Parks Capital Projects Financial Reporting.
2. Presentation re: Capital Program Update: Regional Parks.

REFERENCES

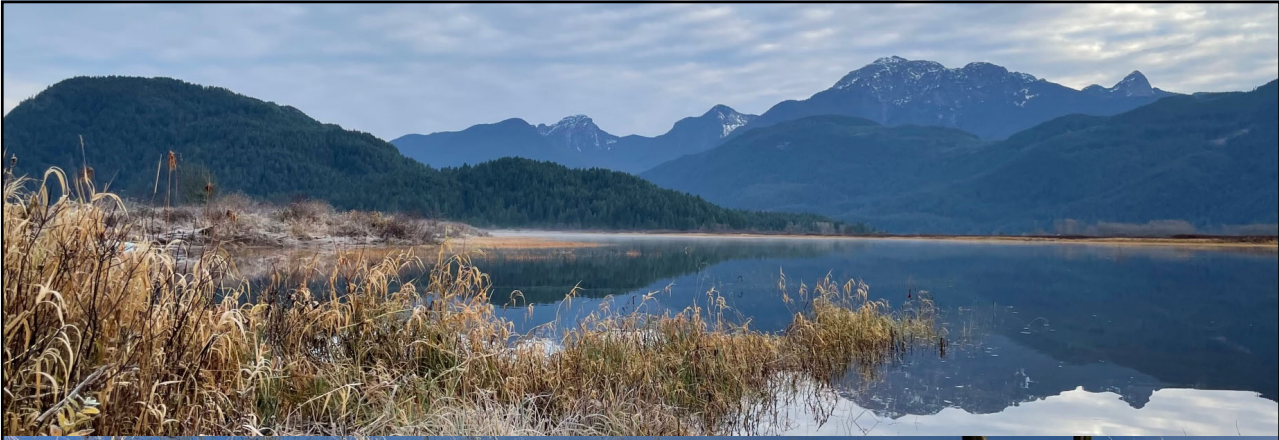
1. Metro Vancouver. (2026). Delta Nature Reserve Boardwalk Replacement Project | Metro Vancouver. <https://metrovancover.org/services/regional-parks/delta-nature-reserve-boardwalk-replacement-project>

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Capital Expenditures as of May 31, 2026
Regional Parks

Name	Driver	Active Phase	Timeline (Start Yr. - End Yr.)	Project Estimate	Total Actuals to Date (May 31)	2026-2030 Planned Expenditures	2026 Planned Annual Expenditures (in Budget)	2026 Forecasted Expenditures	2026 Actuals (Jan. 1 - May 31)	Actual Expenditures to Forecasted Expenditures (%)	2026 Actual Expenditures Variance to Forecasted Expenditures (\$)	2026 Actual Expenditures to Planned Expenditures (%)
Widgeon Marsh Park Development	Capacity, Growth & Ecological Resilience	Planned	2020-2030	23,850,000	5,012,143	19,000,000	7,000,000	4,500,000	78,483	2%	(4,421,517)	1%
Regional Parks Land Acquisition	Land Acquisition	Land Acquisition	Ongoing	-	-	100,000,000 *	20,000,000	20,000,000	1,896,046	9%	(18,103,954)	9%
Delta Nature Reserve - Delta South Surrey Greenway	Connected Network	Planned	2023-2028	18,000,000	1,660,407	16,000,000	5,000,000	4,000,000	236,617	6%	(3,763,383)	5%
Management Plan Implementation	Capacity, Growth & Ecological Resilience	Planned	2028-2030	15,000,000	-	3,250,000	-	-	-	0%	-	0%
Codd Wetland - Park Development	Capacity, Growth & Ecological Resilience	Planned	2028-2032	12,450,000	-	1,250,000	-	25,000	-	0%	(25,000)	0%
Campbell Valley - Park and Greenway Development	Capacity, Growth & Ecological Resilience	Construction	2020-2030	12,300,000	4,073,919	8,000,000	2,000,000	2,000,000	240,983	12%	(1,759,017)	12%
Site Improvements	Capacity, Growth & Ecological Resilience	Planned	Ongoing	10,050,000	417,992	1,250,000	250,000	233,547	(50,229)	-22%	(283,776)	-20%
Regional Park Service Yard Replacement	Facility Replacement & Asset Management	Planned	2030-2040	8,750,000	-	250,000	-	-	-	0%	-	0%
Lynn Headwaters - Park Entry	Facility Replacement & Asset Management	Planned	2025-2030	8,350,000	529,526	8,100,000	500,000	650,000	202,651	31%	(447,349)	41%
Regional Park Development	Capacity, Growth & Ecological Resilience	Construction	2025-2028	7,000,000	-	6,750,000	750,000	25,000	-	0%	(25,000)	0%
Campbell Valley - Nature House	Facility Replacement & Asset Management	Design	2030-2035	5,500,000	-	100,000	-	-	-	0%	-	0%
Belcarra - South Picnic Area	Capacity, Growth & Ecological Resilience	Construction	2023-2027	5,450,000	1,578,285	3,500,000	1,500,000	500,000	65,093	13%	(434,907)	4%
Capilano River - Service Yard Replacement	Facility Replacement & Asset Management	Construction	2022-2027	5,000,000	1,918,622	4,000,000	3,500,000	4,030,000	1,265,963	31%	(2,764,037)	36%
Tynehead - Perimeter Trail Extension	Connected Network	Design	2025-2030	4,750,000	179,521	4,250,000	250,000	1,150,000	128,710	11%	(1,021,290)	51%
Grouse Mountain Trail and Amenity Improvement	Capacity, Growth & Ecological Resilience	Construction	2019-2025	4,350,000	3,847,900	-	-	9,983	9,983	100%	(0)	0%
Greenway Connection	Connected Network	Planned	2030-2035	4,000,000	-	4,000,000	-	-	-	0%	-	0%
Burns Bog - Fire Restoration	Capacity, Growth & Ecological Resilience	Planned	2028-2032	3,850,000	-	600,000	-	-	-	0%	-	0%
Belcarra - Admiralty Heights Trail Decommissioning	Capacity, Growth & Ecological Resilience	Planned	2030-2034	3,250,000	-	250,000	-	-	-	0%	-	0%
Derby Reach Campground Expansion	Capacity, Growth & Ecological Resilience	Planned	2025-2027	3,000,000	1,001	2,750,000	1,750,000	1,000,000	1,001	0%	(998,999)	0%
Total > \$3M						183,300,000	42,500,000	38,123,530	4,075,299	11%	(34,048,231)	10%
Total < \$3M						21,295,000	5,350,000	7,838,741	1,604,307	20%	(6,234,434)	30%
Total						204,595,000	47,850,000	45,962,271	5,679,607	12%	(40,282,664)	12%

* Land Acquisition planned expenditures is \$20M per year for 2026-2030



Widgeon Marsh Regional Park

Capital Program Update: REGIONAL PARKS

Mike Redpath
Director, Regional Parks

Jeffrey Fitzpatrick
Division Manager, Regional Parks Design and Development

Regional Parks Committee meeting – July 8, 2026
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REGIONAL PARKS CAPITAL PROGRAM UPDATE – FEBRUARY 2026

Table 1. Capital Program Reporting

	J	F	M	A	M	J	J	A	S	O	N	D
Capital Program Update		✓					✓				✓	
Financial Performance Report				✓			✓				✓	

- Status update of the Regional Parks Capital Program with summaries for larger projects (\$3M + value), highlighting progress, schedule, budget, and upcoming milestones, and an overall summary of remaining projects.
- Updates will be provided three times a year to the Committee and Board to provide timely line of sight for the April Board Budget Workshop, input into the annual budget and Five-Year Financial Plan for October, and an end of year update.
- Individual project reports will continue to be provided as needed, particularly at key decision-making milestones.

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FUNCTION CAPITAL PROGRAM UPDATE – SUMMARY

Project	Progress	Schedule	Budget
Widgeon Marsh Regional Park Development	●	●	●
Regional Park Land Acquisition	●	●	●
Delta Nature Reserve – Delta South Surrey Greenway	●	●	●
Codd Wetland Park Development	●	●	●
Campbell Valley Park and Greenway Development	●	●	●
Lynn Headwaters Park Entry	●	●	●
təmtəmix*ten/Belcarra South Picnic Area	●	●	●
Capilano River – Service Yard Construction	●	●	●
Tynehead Perimeter Trail	●	●	●
Grouse Mountain Trail and Amenity Improvement	●	●	●
Derby Reach Campground Expansion	●	●	●
Fraser Riverfront Park: Regional Park Development	●	●	●

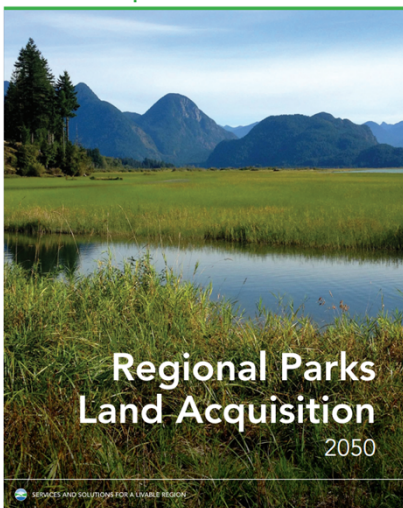
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REGIONAL PARK LAND ACQUISITION

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Crippen Regional Park



Codd Wetland ECA

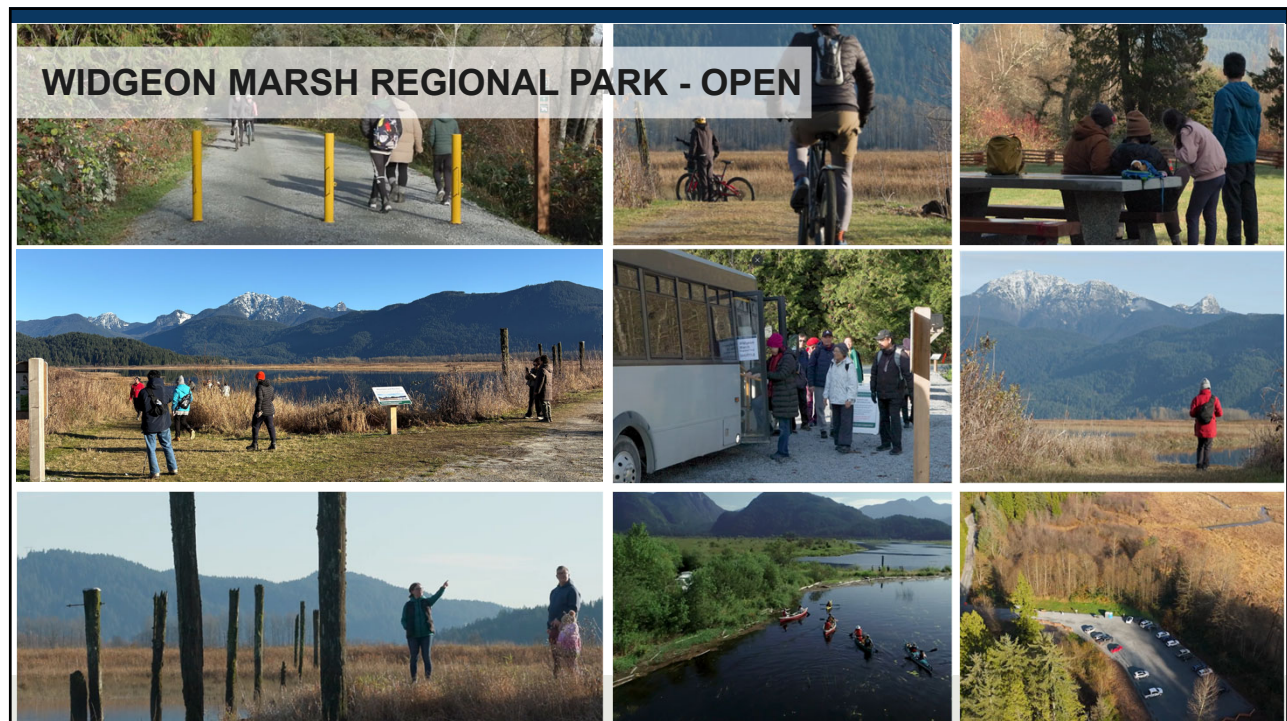
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To: Regional Parks Committee

From: Jamie Vala, Division Manager, Parks Planning and Resource Management, Regional Parks

Date: June 3, 2026 Meeting Date: July 8, 2026

Subject: **Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026**

RECOMMENDATION

THAT the MVRD Board:

- a) give first, second, and third reading to *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*; and
 - b) adopt *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*.
-

EXECUTIVE SUMMARY

Metro Vancouver undertakes an annual process to dedicate regional park land acquired in the previous year. Included in the proposed bylaw, *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026* is the regional park land acquired in 2025 in Kanaka Creek Regional Park.

PURPOSE

To obtain MVRD Board approval of *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026* for the dedication of land acquired for use as regional park.

BACKGROUND

Section 30 of the *Community Charter* (British Columbia), applicable to regional districts pursuant to section 278 of the *Local Government Act* (British Columbia), authorizes a regional district to dedicate land as a park by way of a bylaw. Lands dedicated and held as regional park or trail cannot be utilized for non-park or trail uses, thereby providing additional protection for the intended use of the lands.

PARK LAND DEDICATION

The *Local Government Act* authorizes a regional district to dedicate land as regional park by way of a bylaw. Once dedicated the land cannot be put to non-park uses. Dedication of land as a regional park can only be revoked by a bylaw adopted with the approval of the electors.

The lands included in Schedule A to the attached bylaw have been acquired by the MVRD for park purposes.

ALTERNATIVES

1. THAT the MVRD Board:
 - a) give first, second, and third reading to *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*; and
 - b) adopt *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*.
2. THAT the MVRD Board receive for information the report dated June 3, 2026, titled “Metro Vancouver Regional District Dedication of Land as Regional Parks Bylaw No. 1454, 2026” and provide alternative direction to staff.

FINANCIAL IMPLICATIONS

There are no financial implications as the result of this bylaw.

CONCLUSION

Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026 will dedicate land acquired by MVRD in 2025 for regional park use. The lands identified in Schedule A of the attached bylaw have been acquired specifically for use as a regional park.

ATTACHMENTS

1. *Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026*.

80915977

METRO VANCOUVER REGIONAL DISTRICT
BYLAW NO. 1454, 2026
A bylaw to dedicate land as regional park

WHEREAS:

- A. Section 30 of the *Community Charter*, applicable to regional districts pursuant to section 278 of the *Local Government Act*, authorizes a regional district to dedicate land as a park by way of a bylaw; and
- B. The Metro Vancouver Regional District has acquired land legally described in the attached Schedule A (the “**Land**”) for regional park purposes.

NOW THEREFORE the Board of the Metro Vancouver Regional District enacts as follows:

Citation

1. The official citation of this bylaw is “Metro Vancouver Regional District Dedication of Land as Regional Park Bylaw No. 1454, 2026”.

Schedule

2. The following schedule is attached to and forms part of the bylaw:
- Schedule A, Lands Acquired for Regional Park Purposes.

Dedication

3. The Land is dedicated as regional park.

Read a first, second, and third time this _____ day of _____, _____.

Adopted this _____ day of _____, _____.

Mike Hurley, Chair

Dorothy Shermer, Corporate Officer

Schedule A

Lands Acquired for Regional Park Purposes

PARK	MUNCIPALITY	TENURE	LEGAL DESCRIPTION	PID	DATE OF ACQUISITION
Kanaka Creek Regional Park					
Kanaka Creek Regional Park	Maple Ridge	Fee Simple	LOT 5 SECTION 18 TOWNSHIP 15 NEW WESTMINSTER DISTRICT PLAN 71400	003-688-755	November, 2025

To: Regional Parks Committee

From: Jamie Vala, Division Manager, Parks Planning and Resource Management, Regional Parks

Date: June 12, 2026

Meeting Date: July 8, 2026

Subject: **Natural Resource Management Restoration Program Update**

RECOMMENDATION

THAT the Regional Parks Committee receive for information the report dated June 12, 2026, titled "Natural Resource Management Restoration Program Update".

EXECUTIVE SUMMARY

In 2026, 54 restoration projects are planned across the regional parks system. These planned projects include stream daylighting and maintaining wetland habitats, removal of invasive species, improving forest resilience, improving habitat diversity, restoring disturbed areas, buffer plantings, creating wildflower meadows, as well as restoring forested and riparian areas. This report highlights a selection of projects for 2026. This work improves the health of regional parks ecosystems contributing to improved regional resilience and provides opportunities for residents to engage in environmental stewardship, deepening their connection with nature.

PURPOSE

The purpose of this report is to share information on the Regional Parks Natural Resource Management Restoration Program.

BACKGROUND

The *2026 Regional Parks Committee Work Plan* identified an update on this program as part of its annual reporting.

NATURAL RESOURCE MANAGEMENT PROGRAM

The Regional Parks Natural Resource Management Program works throughout the year to protect and conserve ecosystem health. The work is guided by the Natural Resource Management Framework which identifies three goals:

1. Ensure ecosystem health and long-term resiliency to conserve diverse biological communities and their associated habitats.
2. Provide opportunities for the public to connect with natural areas while conserving the integrity and resilience of ecosystems.
3. Provide opportunities for public involvement in natural resource management through partnerships and stewardship activities.

HIGHLIGHTS OF 2025

In 2025, 27 restoration projects in 20 regional parks were completed by staff, contractors, and volunteers. Collectively they removed 26,783 kg of invasive species and added 11,727 native plants to regional parks. A total of 4,649 volunteer instances supported 412 environmental stewardship work parties in regional parks, contributing 14,299 volunteer hours.

UPCOMING 2026 PROJECTS

In 2026, 54 projects are planned across the regional parks system. Some highlights include:

1. Iona Beach Regional Park – Geotextile Control of Himalayan Blackberry

Building on previous project successes at Pacific Spirit Regional Park, geotextile fabric is being used to suppress Himalayan blackberry at four sites in Iona Beach Regional Park. Due to archaeological sensitivities, root ball removal is not feasible, however the use of geotextile foregoes the need for digging, while still allowing for effective control of this invasive plant within the park. Fabric installation occurred between March – May 2026, with fabric expected to remain for at least two years to fully kill root systems. Results may differ from Pacific Spirit Regional Park due to ecological differences between the vegetation communities. The project aims to reduce blackberry coverage and eventually restore native vegetation. Additional restoration associated with this project includes converting low habitat value lawn areas—particularly near Marsh and North Marsh trails—into diverse shrub and fern plantings to enhance biodiversity, increase resilience to invasives, and support songbird habitat along the Pacific Flyway.

2. Grouse Mountain Regional Park – Viewpoint Trail Forest Health Management

A 0.3-hectare conifer stand dominated by dense, even-aged hemlock is targeted for thinning. Project plans include selective removal of juvenile hemlock while retaining ecologically important trees (e.g., mature hemlock and cedar). Thinning will open the canopy, promote understory growth, and advance forest succession. Removed trees will be chipped and used as mulch to suppress invasive species. Tree thinning work is planned for fall 2026, with fencing and replanting beginning in 2027. The project builds upon previous forest management prescriptions elsewhere in the park and aims to improve biodiversity, increase resilience to pests like the western hemlock looper, and reduce wildfire risk by decreasing dense fuel loads.

3. Crippen Regional Park – Davies Creek Restoration (Phase II)

Ongoing riparian restoration continues with expansion north of Davies Creek in 2026, converting underutilized lawn into a functional riparian buffer. Following 2025 work (soil amendment, mulching, planting, and deer protection), Phase II will enhance understory density and habitat complexity. Maintenance includes invasive species removal and monitoring plant survival. Collaboration with BCIT students supports both restoration and education, with continued involvement planned. Long-term goals include establishing a continuous riparian corridor that improves habitat for fish and wildlife, enhances shading, and contributes woody debris for ecological health.

4. Burnaby Lake Regional Park – Aintree House Restoration

This project aims to restore important riparian areas in Burnaby Lake Regional Park. Volunteers from the CTS Youth Society will work with staff to remove invasive plants and replace them with native species, and install and expand protective fencing along the Brunette River. This part of the river is considered critical habitat for the rare Nooksack Dace and so staff have completed preliminary studies to delineate sensitive areas and have applied for required permitting. Preliminary work to support this project included cutting ivy from some large trees in steep areas and removing blackberry.

5. Boundary Bay Regional Park – Raptor Trail wetland restoration (Phase II)

In 2025 staff began a project to restore a small wetland along Raptor Trail in Boundary Bay Regional Park. Phase II began in spring 2026 with staff staking the 2025 site with willow and dogwood. Staff also worked with contractors and archeologists to grub out invasive blackberry root balls in the new site. Community volunteers will help to replant the area with native species in the fall and another round of staking will follow next year.

6. Widgeon Marsh Regional Park – Meadow Management and Restoration

Planning for this project was undertaken in 2025 with the development of a Meadow Management and Restoration Plan. Implementation is scheduled to begin in 2026 and includes a mowing plan, protective fencing for the salmon bearing Stewart Creek, and habitat enhancement and restoration around the edges of the meadow.

This human-modified area of the newly opened park was targeted for a mix of recreational amenities and ecological restoration. The plan aims to balance the maintenance of habitat for resident bears and other wildlife with the need to public access. So far, the mowing regime has begun, which has various levels of intervention for different areas, a research area has been established for ongoing park studies for bats and hummingbirds, and blackberry removal has taken place which will be replaced with native species with the help of volunteers in the fall.

7. Derby Reach Regional Park – Muench Bar - Riparian Restoration

This year will mark phase 5 of the riparian restoration project at Derby Reach Regional Park – Muench Bar which focuses on restoring the riparian forest on the north side of the trail from what was once a small section of hay field. One more phase of planting is anticipated before moving to a maintenance phase. This project helps to protect the riverbank against future erosion of the Fraser River and also builds riparian habitat to increase opportunities for a variety of wildlife which use the adjacent fields, such as raptors and small mammals.

8. Kanaka Creek Regional Park – 27372 Dewdney Trunk Rd – Ecological Restoration

Phase 4 of restoration planting at this site in Kanaka Creek Regional Park is planned for 2026. In 2022, during demolition of the buildings on the property, the concrete liner of a constructed pond was broken up and the banks were planted. In 2024, two experimental beds were set up just north of the pond, to compare weed and plant growth between Nutrifor and landscaping soil. In 2025, two more Nutrifor beds were added, and the project is expanding in 2026 to continue infilling the disturbed area. This project will entail several more years of restoration planting to fill in the remainder of the cleared forest.

9. Tynehead – Perimeter Trail – Buffer Planting

Restoration at this site in Tynehead Regional Park has been ongoing for the past 5 years. This project builds on compensation planting which was completed in 2021 for the Anniedale watermain. New areas have been added each year since, filling in the remaining fields north of the Perimeter Trail. Planting this area restores forested habitat along the edge of the park and helps create a buffer from the highway. This area fills in additional gaps between existing vegetation and the trail.

ALTERNATIVES

This is an information report. No alternatives are presented.

FINANCIAL IMPLICATIONS

This work is supported by the 2026 Regional Parks restoration budget of \$425,000 and supplemented by grant funding from the Metro Vancouver Regional Parks Foundation and other donations.

CONCLUSION

The Regional Parks Natural Resource Management Program works throughout the year to protect and conserve ecosystem health. This report shares some highlights of the 2025 program and outlines upcoming work in 2026.

ATTACHMENTS

1. Presentation re: Ecological Restoration Projects in Regional Parks - 2026 Selected Projects.

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Pollinator Meadow

Ecological Restoration Projects in Regional Parks

2026 PROJECTS HIGHLIGHTS

Robyn Worcester
Natural Resource Management Specialist
Regional Parks Committee Meeting – July 2026

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MANAGING NATURAL ASSETS IN REGIONAL PARKS

Natural Resource Management Program

Ecological restoration contributes to maintaining the ecological health and resiliency of regional parks



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IONA BEACH REGIONAL PARK

Geotextile Control of Himalayan Blackberry



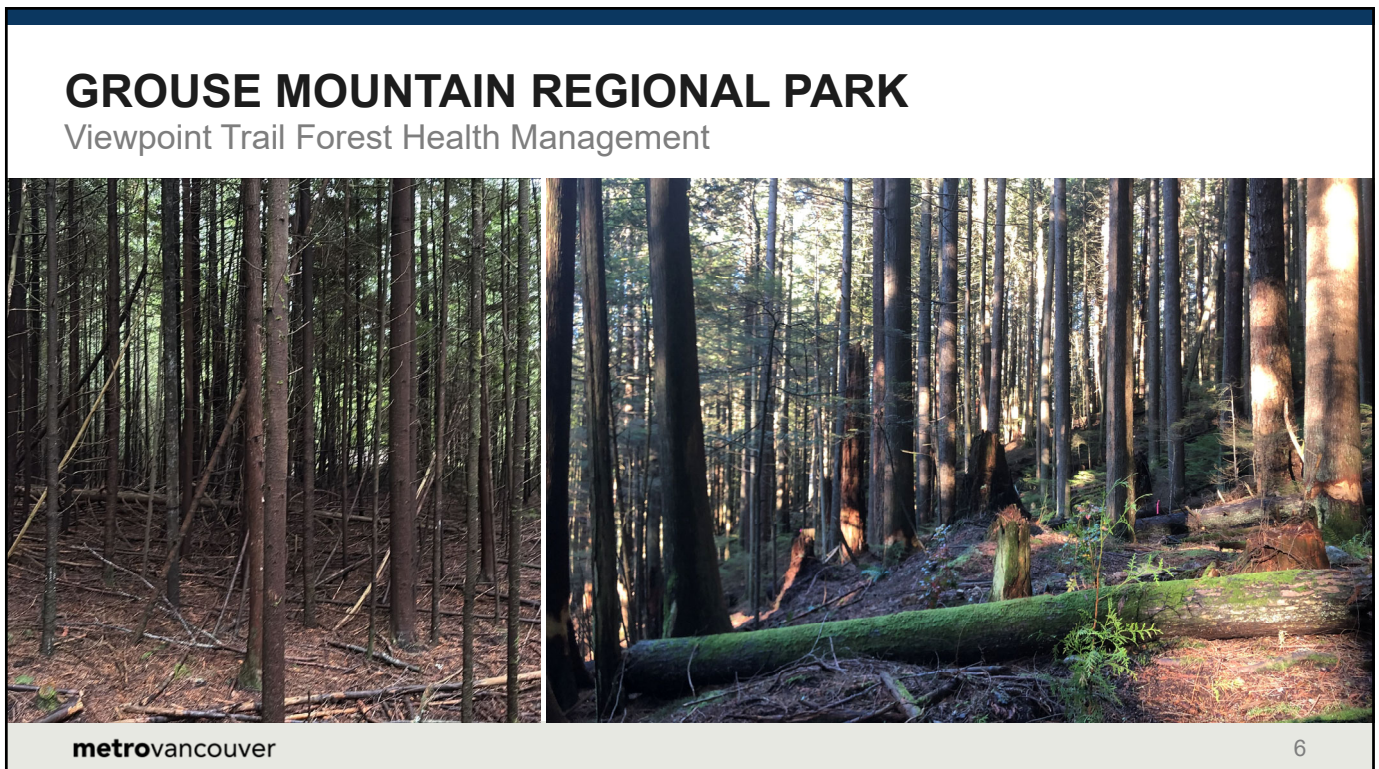
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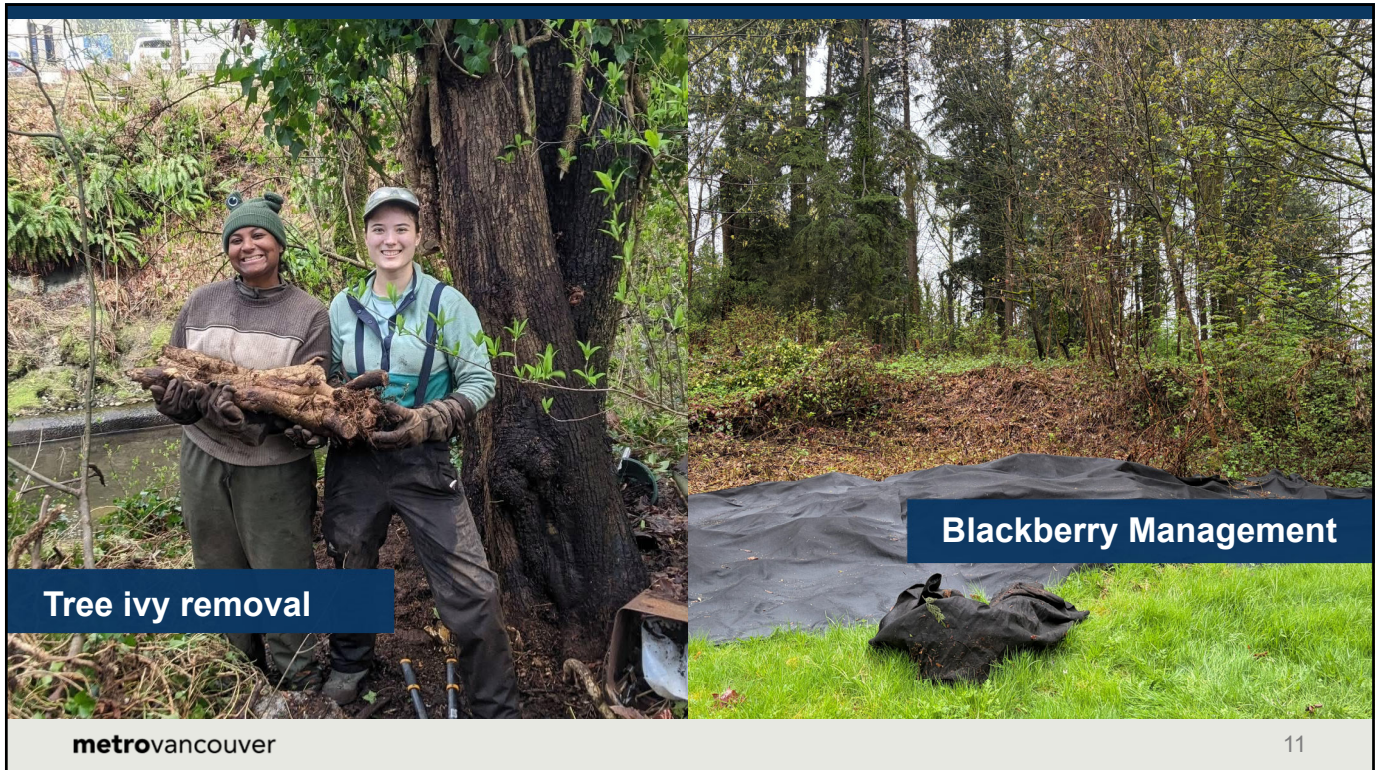
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BURNABY LAKE REGIONAL PARK

Aintree House Restoration



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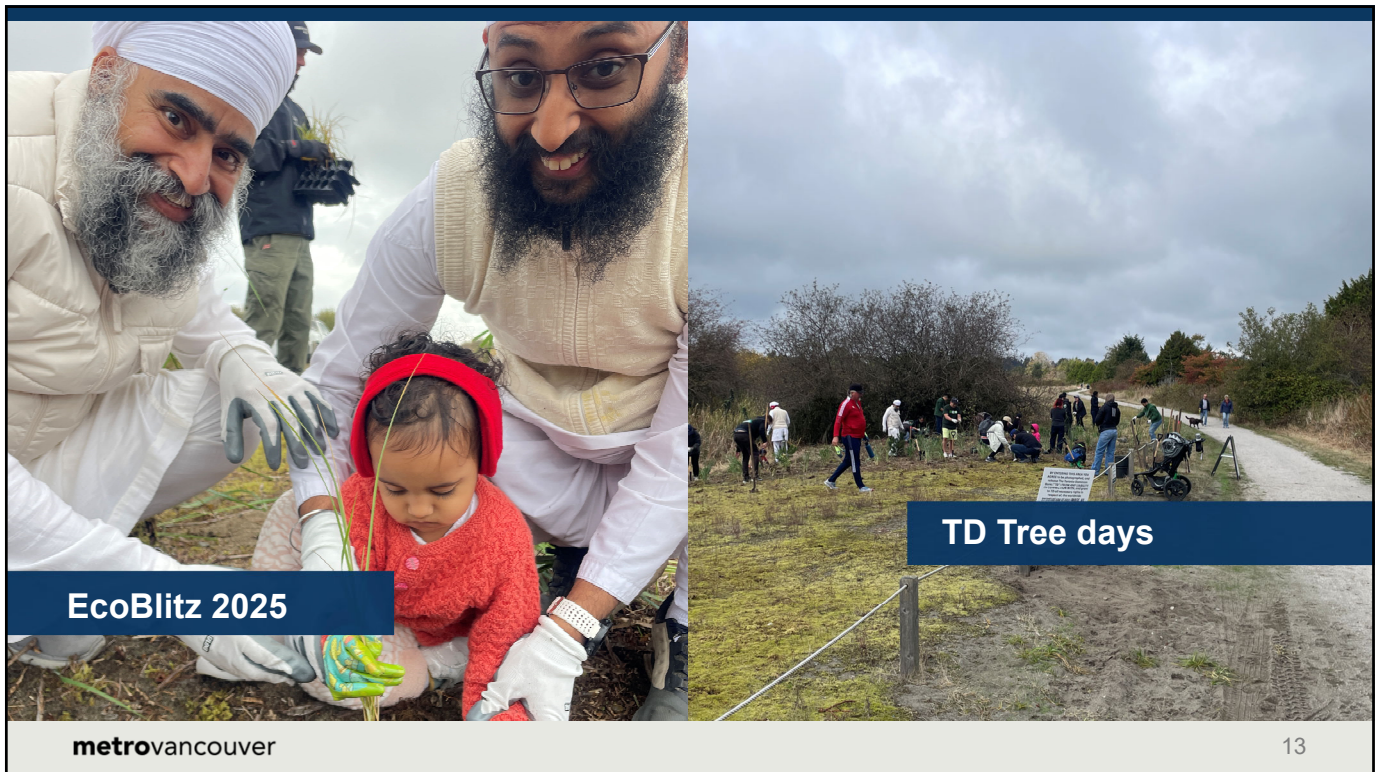
BOUNDARY BAY REGIONAL PARK

Raptor Trail Wetland Restoration

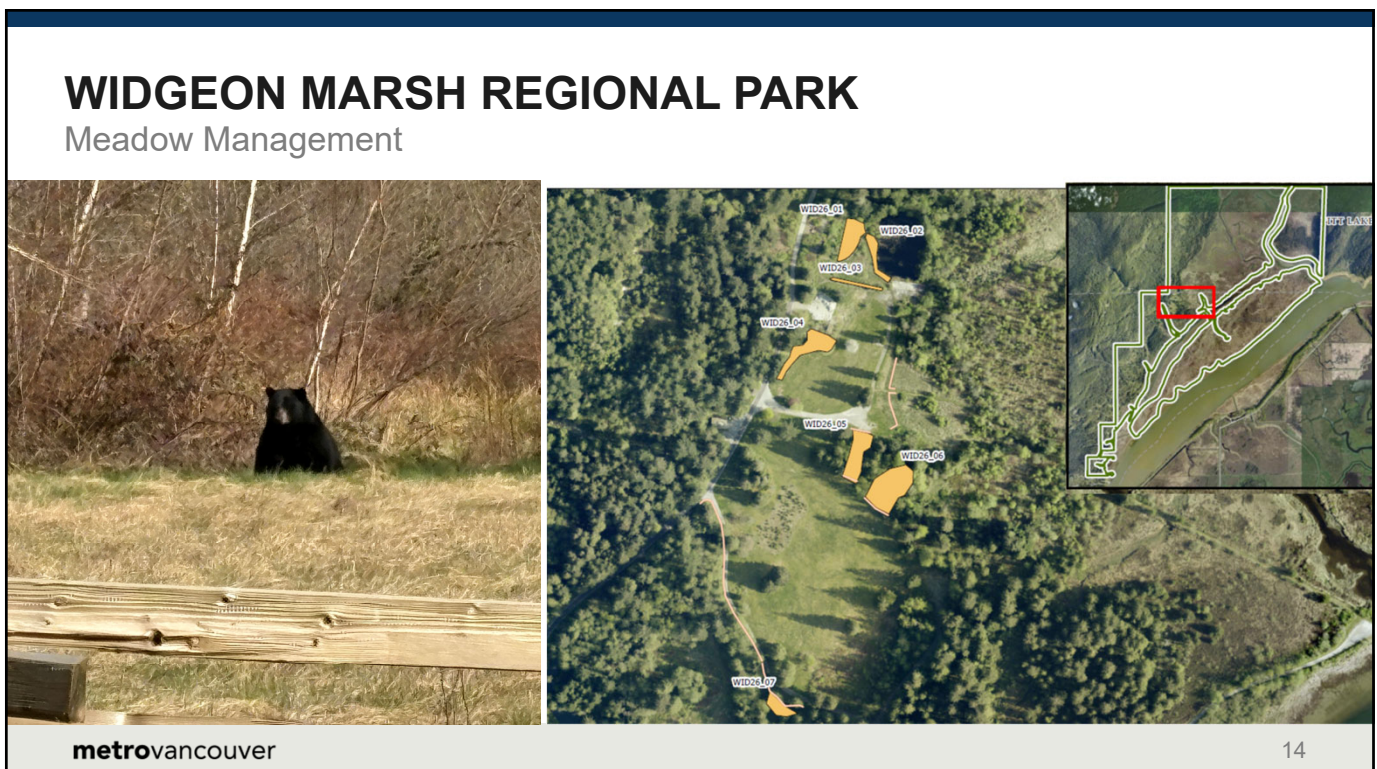


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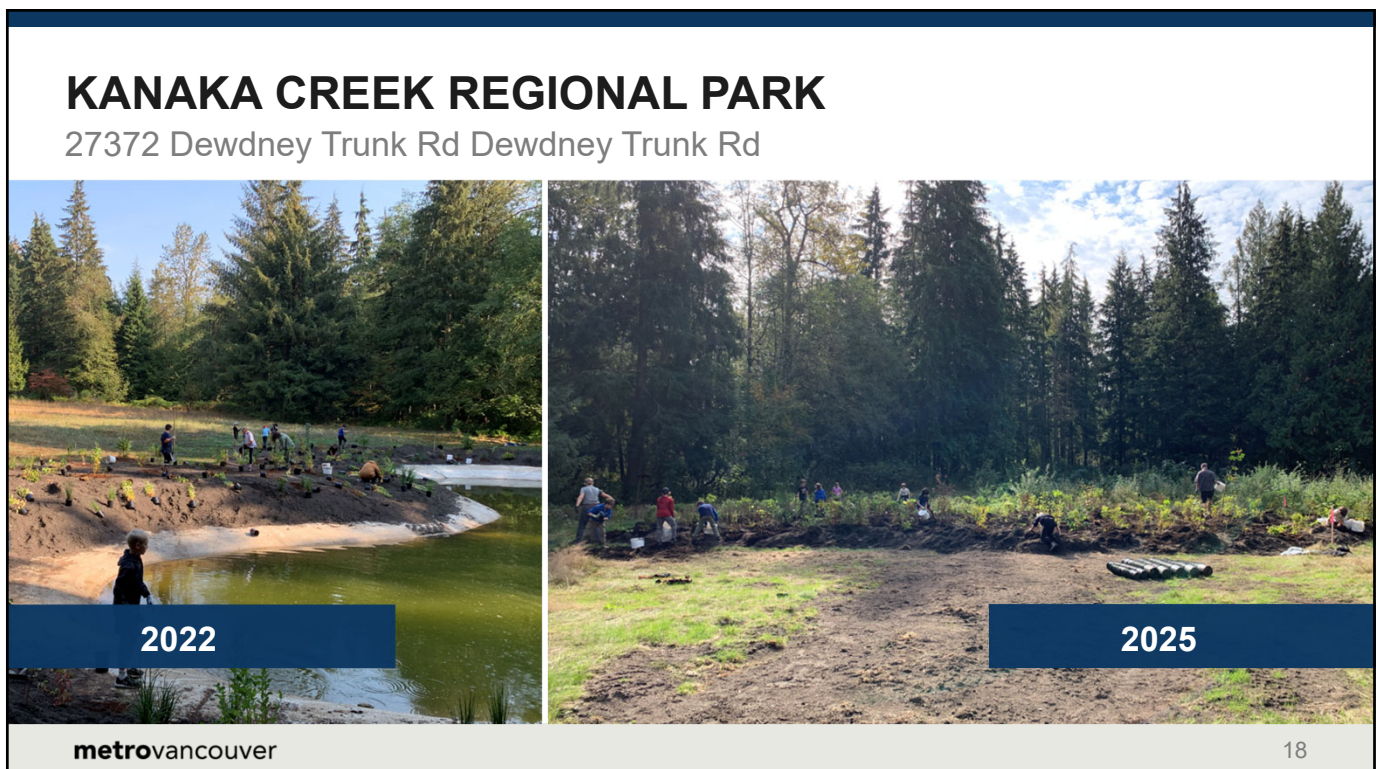
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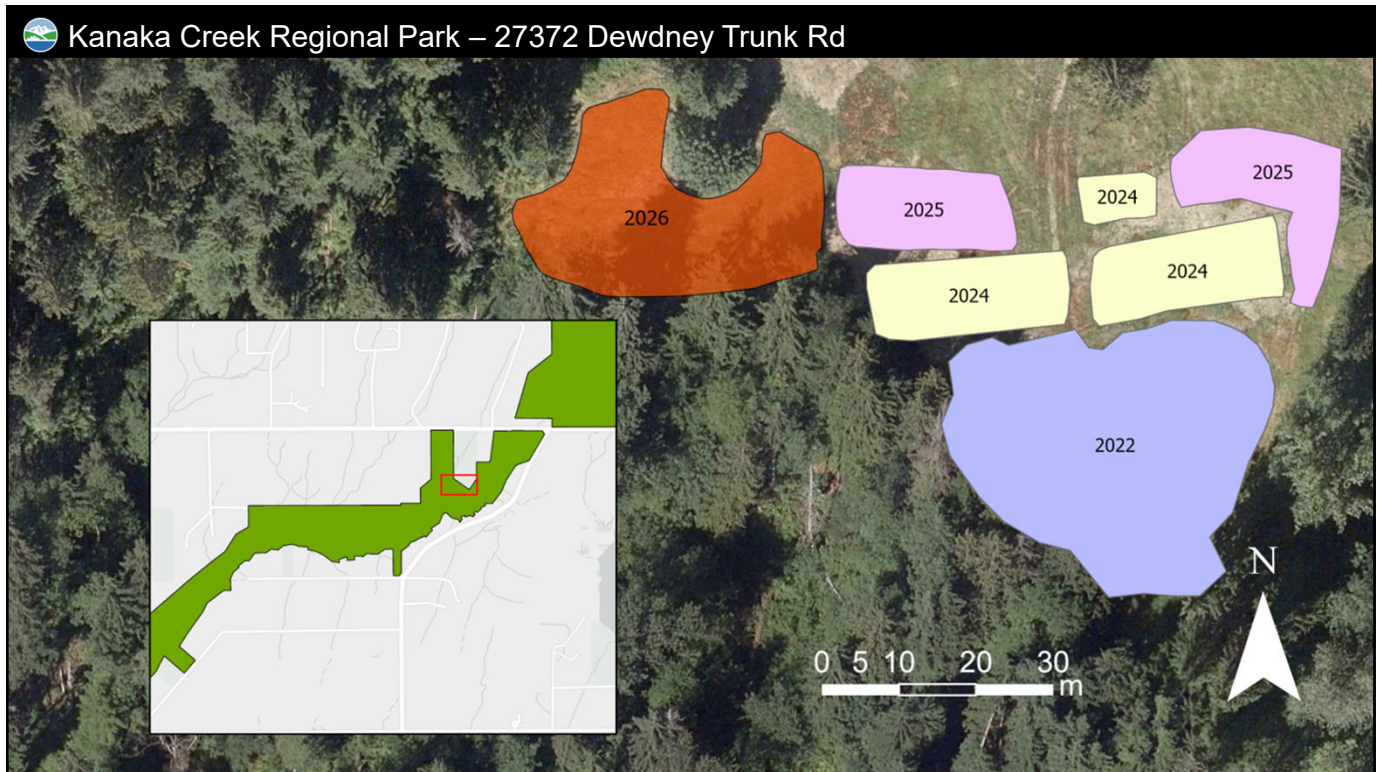
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TYNEHEAD REGIONAL PARK

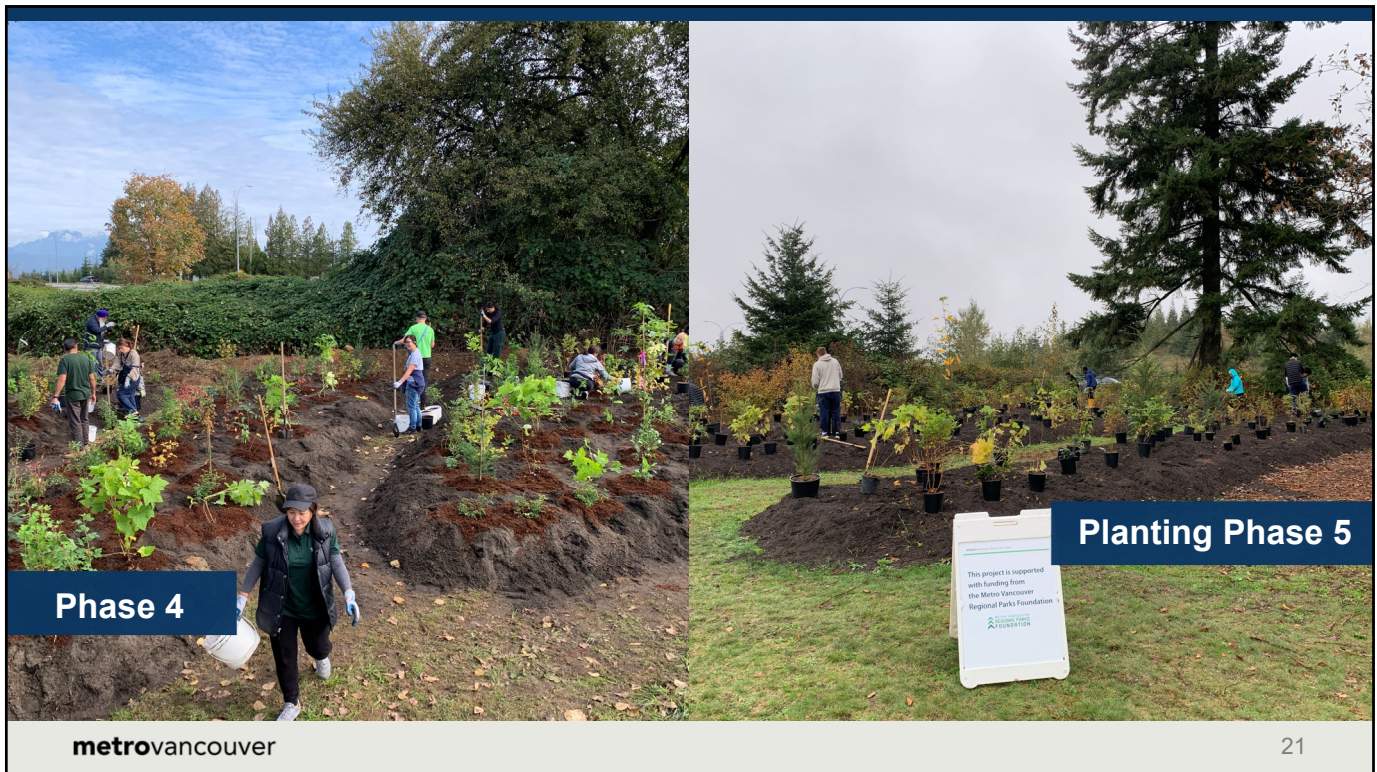
Perimeter Trail – Buffer Planting



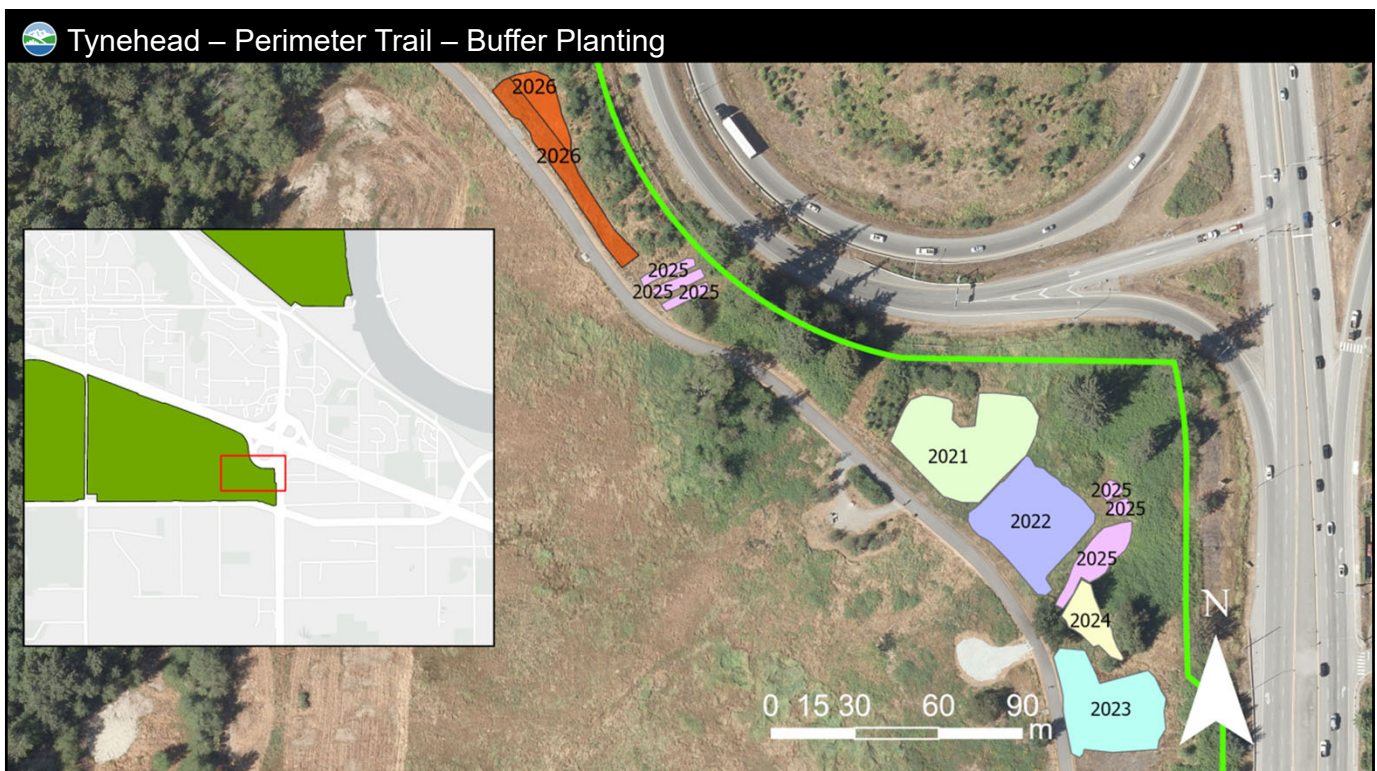
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To: Regional Parks Committee

From: Paul Brar, Division Manager, Regional Parks Services, Regional Parks

Date: June 10, 2026

Meeting Date: July 8, 2026

Subject: **MVRD Regional Parks Regulation Amendment Bylaw No. 1466, 2026 – Amends
Bylaw No. 1420, 2025**

RECOMMENDATION

THAT the MVRD Board:

- a) give first, second, and third reading to *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*; and
 - b) adopt *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*.
-

EXECUTIVE SUMMARY

This report outlines proposed amendments to Schedule B – Fees and Charges of the *Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025*. The bylaw is reviewed annually to ensure that fees and charges reflect relevant current market conditions. The proposed fee adjustments are intended for implementation in the upcoming calendar year.

Most fee increases are related to inflation, applying primarily to commercial use permits, select indoor and outdoor facility rentals, camping, and filming rates. New additions include introducing a single day commercial use permit option and adding a weekend/holiday non-profit rate for picnic shelters. Other changes include a new fee for commercial use of parking lots, updated late checkout penalties for indoor facilities, and targeted increases to specialized areas such as designated nature spaces and filming locations. Several existing fees have also been adjusted to better reflect market conditions, support cost recovery, and improve administrative clarity.

The proposed adjustments are expected to generate approximately \$10,000 in revenue, helping to offset rising operational costs. All changes to Schedule B are included in the proposed *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026* (“Amendment Bylaw”) which is scheduled to take effect on January 1, 2027.

PURPOSE

To consider amendments to the *Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025* that primarily propose updates to Regional Parks fees and charges for 2027.

BACKGROUND

The *Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025* establishes a framework for permitted visitor activities in regional parks. The bylaw is typically updated annually to incorporate recommended regulatory changes and to amend or establish applicable fees and charges.

REGIONAL PARKS FEES AND CHARGES

The MVRD Board-approved *Regional Parks Plan* (2022) includes Strategy 2, which directs Regional Parks to update existing financial tools and explore additional mechanisms to support service provision, land acquisition, and the operation and maintenance of new parkland. Action 2.4 specifically calls for an annual review of fees and charges set under the *Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025*.

Regional Parks establishes fees and charges to support cost recovery and implement its regulatory authority. These fees are intended to recover or partially offset operating and maintenance costs.

The proposed fees and charges are outlined in the schedule of the proposed Amendment Bylaw. The annual bylaw update ensures that fees remain aligned with current market conditions. Subject to MVRD Board approval, any changes to fees and charges will take effect on January 1, 2027.

PROPOSED FEES AND CHARGES AMENDMENTS (EFFECTIVE JANUARY 1, 2027)

The proposed amendments to Schedule B are summarized below.

Commercial Use Permit Application and Annual Fees (Section 2.1)

Commercial use permits enable the monitoring and management of commercial activities within regional parks and support cost recovery for associated administration and operations.

A new single-day commercial use permit fee of \$80 per day is proposed to accommodate short-term and occasional activities. As the current annual permit structure does not provide an option for one-time commercial use, the proposed daily fee removes a barrier to access while maintaining cost recovery.

Annual fees for Nature Educators and General Commercial Activities are proposed to increase from \$220 to \$250 to reflect inflation and increased operating costs. The non-profit fee for Nature Educators and General Commercial Activities is proposed to increase from \$110 to \$125. The Commercial Photography annual fee is proposed to increase from \$220 to \$250.

For equestrian tour operators, the annual fee is proposed to increase from \$2,150 to \$2,200. The commercial dog walker fee is proposed to increase from \$250 to \$275 per dog walker.

Commercial Use Permit Specialized Fees (Section 2.2)

Wreck Beach locker storage fees are proposed to increase from \$105, \$210, and \$315 for small, medium, and large bins to \$110, \$215, and \$320, respectively.

The annual parking permit fee for buses and other vehicles with 25 seats or more used in connection with commercial activities in regional parks is proposed to increase from \$1,640 to \$1,675.

Outdoor Facilities: Picnic Shelters (Section 3.1)

It is proposed to introduce a new reduced fee for non-profit organizations for picnic shelter reservations, set at \$120 on weekends and holidays and \$65 on weekdays.

Outdoor Facilities – Miscellaneous (Section 3.3)

It is proposed to introduce a new fee of \$500 per day for commercial enterprises utilizing regional park parking lots.

The fee for McLean Pond is proposed to increase from \$43 to \$45.

The fee for Designated Nature Spaces for Private Groups is proposed to increase from \$100 to \$125, and the fee for Designated Nature Spaces for Commercial Use Permit Holders or Primary, Middle, or Secondary Educational Institutions (Monday to Friday only) is proposed to increase from \$10 to \$15.

Outdoor Facilities – Camping (Section 3.4)

Group camp fees are proposed to increase from \$245 to \$250 per night for adults. Youth rates are proposed to remain unchanged.

Indoor Facilities (Section 3.5)

It is proposed to replace the existing “Late Checkout” hourly charge with a flat “Late Checkout Penalty” of \$200, applicable to Camp Capilano, Cammidge House and Minnekhada Lodge for unauthorized occupancy beyond the permitted rental period. It is proposed to add a Late Checkout Penalty of \$50 applicable to Davies Orchard Cottage, Inverholme Schoolhouse, and the Stewardship Centre for unauthorized occupancy beyond the permitted rental period. For all indoor facility rentals that incur a Late Checkout Penalty, regular hourly rental charges will continue to apply for the duration of any overtime use.

For Camp Capilano, it is proposed to revise the discounted rate category from “youth” to “non-profit.”

Overnight rental rates at Camp Capilano are proposed to increase from \$1,230 to \$1,300 per night, and from \$530 to \$600 per night for non-profit groups. Day use rates are proposed to increase from \$615 to \$650 per day, and from \$265 to \$300 per day for non-profit groups.

For Minnekhada Lodge, the weekday (Monday to Thursday) rate is proposed to increase from \$175 to \$200 per hour, and the weekend (Friday to Sunday) rate is proposed to increase from \$250 to \$285 per hour. It is proposed that holidays be charged at the Friday to Sunday rate.

Filming Fees (Section 6.0)

Filming fees at BC Mills House, Houston House/Karr Mercer Barn, Inverholme Schoolhouse, Rowlett Farmstead House, and the South Langley Guest House are proposed to increase as follows:

- Film day rates are proposed to increase from \$1,200 to \$1,400 per day.
- Prep/wrap/hold day rates are proposed to increase from \$600 to \$700 per day.
- Clean energy discounted rates are proposed to increase from \$700 to \$1,000 per day.

ALTERNATIVES

1. THAT the MVRD Board:
 - a) give first, second, and third reading to *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*; and
 - b) adopt *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*.
2. THAT the MVRD Board receive for information the report dated June 10, 2026, titled “MVRD Regional Parks Regulation Amendment Bylaw No. 1466, 2026 – Amends Bylaw No. 1420, 2025.”

FINANCIAL IMPLICATIONS

Regional Parks conducts an annual review of fees and charges to ensure they reflect inflation and rising costs. Market research includes comparison with permit and rental fees in municipal park systems across Metro Vancouver. The proposed amendments are expected to increase Regional Parks revenues by approximately \$10,000.

CONCLUSION

This report outlines proposed amendments to “Schedule B – Fees and Charges” of the *Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025*. The annual update ensures that fees remain consistent and reflective of relevant current market conditions. All proposed changes are scheduled to take effect on January 1, 2027.

ATTACHMENTS

1. *Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026*.

80916575

METRO VANCOUVER REGIONAL DISTRICT
BYLAW NO. 1466, 2026
A bylaw to amend Metro Vancouver Regional District Regional Parks Regulation
Bylaw No. 1420, 2025

WHEREAS:

- A. The Board of the Metro Vancouver Regional District adopted Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025; and
- B. The Board of the Metro Vancouver Regional District wishes to amend Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025.

NOW THEREFORE the Board of the Metro Vancouver Regional District enacts as follows:

Citation

1. The official citation of this bylaw is “Metro Vancouver Regional District Regional Parks Regulation Amendment Bylaw No. 1466, 2026”.

Effective Date

2. This bylaw will come into effect on January 1, 2027.

Schedule

3. The following schedule is attached to and forms part of this bylaw:
 - Schedule B, Fees and Charges

Amendment of Bylaw

4. “Metro Vancouver Regional District Regional Parks Regulation Bylaw No. 1420, 2025” is amended as follows:
 - (a) Schedule “B”, Fees and Charges is deleted and replaced with Schedule “B”, Fees and Charges, which is attached to and forms part of this bylaw.

Read a first, second, and third time this _____ day of _____, _____.

Adopted this _____ day of _____, _____.

Mike Hurley, Board Chair

Dorothy Shermer, Corporate Officer

Schedule B

Fees and Charges

(Effective January 1, 2027)

Section 1.0 GENERAL FEES			
1.1 Staff Assistance Fees			
Staff Time			Fee
Regular hours			\$95/hour
Overtime			\$190/hour
Pre-event site visit			\$100/visit
1.2 Parking Permits/Reservation Fees			
Regional Park	Date	Fee, per hour	Fee, per day
Pacific Spirit	Year round	\$3.50	\$17.50
təmtə́míxʷtən/Belcarra	April 1 – September 30	\$3.25	\$18.50
Lynn Headwaters	April 1 – September 30	\$3.25	\$18.50
1.3 Electric Vehicle (EV) Charging Fee			
Length of Time	Date	Fee, per hour	
First four hours	Year round	\$2	
Over four hours	Year round	\$5	

Section 2.0 COMMERCIAL USE PERMIT FEES		
2.1 Commercial Use Permit Fees	Length	Fee
<i>Commercial use permit application fee</i>	One time	\$200
<i>Commercial use permit application fee for a non-profit organization</i>	One time	\$100
<i>Commercial use permit fee for general commercial activities</i>	Annual	\$250
<i>Commercial use permit fee for general commercial activities of a non-profit organization</i>	Annual	\$125
<i>Commercial use permit fee for nature educators</i>	Annual	\$250
<i>Commercial use permit fee for nature educators of a non-profit organization</i>	Annual	\$125
<i>Commercial use permit fee for commercial photography</i>	Annual	\$250
<i>Commercial use permit fee for commercial photography for a single day</i>	Daily	\$80
<i>Commercial use permit fee for a single day</i>	Daily	\$80
<i>Commercial use permit fee for dog walking (for each dog walker)</i>	Annual	\$275
<i>Commercial use permit fee for equestrian usage</i>	Annual	\$2,200

2.2 Commercial Use Permit Specialized Fees	Fees
Locker storage of commercial-use related equipment at Wreck Beach (April 1 to September 30)	\$110 per small bin per rental period (non-refundable) \$215 per medium bin per rental period (non-refundable) \$320 per large bin per rental period (non-refundable)
Replacement key for locker storage at Wreck Beach	\$15 per replacement
Vest	\$50 per vest
Equestrian identification cards	\$35 per identification card
Parking permit for buses and other motor vehicles that enter a regional park in connection with a commercial use	11 or fewer seats: \$21 per vehicle per day or \$795 annually per vehicle
	12 to 24 seats: \$32 per vehicle per day or \$1,130 annually per vehicle
	25 seats or more: \$53.50 per vehicle per day or \$1,675 annually per vehicle

Section 3.0 REGIONAL PARK FACILITY PERMIT FEES			
3.1 Outdoor Facilities – Picnic Shelters			
Regional Park	Facility	Fee on weekends and holidays (per day)	Fee on weekdays (per day)
All	Picnic Shelter	\$160	\$85
All	Picnic Shelter (<i>Non-profit organization rate</i>)	\$120	\$65
3.2 Outdoor Facilities – Fields			
Regional Park	Facility	Fee per day	
All	Small Field	\$100	
All	Large Field	\$300	
3.3 Outdoor Facilities – Miscellaneous			
Regional Park	Facility	Fee per day	
All	Parking lot (that is not a pay parking lot)	\$100	
All	Parking lot (that is not a pay parking lot) – Commercial Use	\$500	
Campbell Valley	Campbell Downs Equestrian Riding Rings	\$160	
Campbell Valley	McLean Pond	\$45	
All	Designated Nature Space – <i>Private Group</i>	\$125	
All	Designated Nature Space – <i>Commercial Use Permit Holder</i> or Primary, Middle, or Secondary Educational Institution (Mon to Fri only)	\$15	
3.4 Outdoor Facilities – Camping			
Regional Park	Description	Fee per <i>night</i>	Other fee per <i>night</i>
Campbell Valley Deas Island Tynehead	Group Camp	\$250	\$125 youth group
Derby Reach	Edgewater Bar campground site	\$35	\$32 <i>seniors, persons with disabilities</i>
	Reservation fee (via phone)	\$5	\$5 <i>seniors, persons with disabilities</i>
	Additional vehicle	\$12	\$11 <i>seniors, persons with disabilities</i>
All	Camping outside of designated campsites	\$6 per person	N/A

3.5 Indoor Facilities			
Regional Park	Location	Description	Fee
Capilano River	Camp Capilano	<i>Overnight rental</i>	\$1,300 per night
		<i>Overnight rental – non-profit organization</i>	\$600 per night
		Day use	\$650 per day
		<i>Day use – non-profit organization</i>	\$300 per day
		<i>Late checkout penalty</i>	\$200
		Lifeguarding service	\$45 per hour
		Security deposit	\$500
		<i>Security deposit – non-profit organization</i>	\$250
Boundary Bay	Cambridge House	Facility rental	\$100 per hour
		<i>Late checkout penalty</i>	\$200 and \$100 per hour
		Security deposit	\$500
Crippen	Davies Orchard Cottage	Facility rental – <i>private group</i>	\$50 per hour
		Facility rental – <i>non-profit organization</i>	\$25 per hour
		<i>Late checkout penalty</i>	\$50, and \$50 per hour (<i>private group</i>) or \$25 per hour (<i>non-profit organization</i>)
		Security deposit – <i>private group</i>	\$500
		<i>Security deposit – non-profit organization</i>	\$250
Deas Island	Inverholme Schoolhouse	Facility rental	\$80 per hour
		<i>Late checkout penalty</i>	\$50 and \$80 per hour
		Security deposit	\$500
Kanaka Creek	Stewardship Centre	Facility rental – <i>private group</i>	\$50 per hour
		Facility rental – <i>non-profit organization</i>	\$25 per hour
		<i>Late checkout penalty</i>	\$50, and \$50 per hour (<i>private group</i>) or \$25 per hour (<i>non-profit organization</i>)
		Security deposit – <i>private group</i>	\$500
		<i>Security deposit – non-profit organization</i>	\$250

Minnekhada	Minnekhada Lodge	Facility rental (Mon – Thu)	\$200 per hour
		Facility rental (Fri – Sun + holidays)	\$285 per hour
		<i>Late checkout penalty</i>	\$200, and \$200 per hour (Mon-Thu) or \$285 per hour (Fri-Sun and holidays)
		Security deposit	\$500

Section 4.0 SPECIAL USE AND SPECIAL EVENT PERMIT FEES		
4.1 Special Use Permit		
Description	Fee per day – <i>Private group</i>	Fee per day – <i>Non-profit organization</i>
Special Use Permit	N/A	N/A
4.2 Special Event Permit		
Description	Fee per day – <i>Private group</i>	Fee per day – <i>Non-profit organization</i>
Up to 100 <i>persons</i>	\$260	\$130
101 to 500 <i>persons</i>	\$450	\$225
501 to 1500 <i>persons</i>	\$670	\$335
Over 1500 <i>persons</i>	\$1,020	\$510
Prep and wrap days	\$100	\$50
Security deposit	\$250	\$250
Date change fee	\$25	\$25

Section 5.0 CANCELLATION/DATE CHANGE FEES		
Permit Type	Cancellation/Date Change Notification Period	Cancellation/Date Change Fee
Outdoor Facilities, See Schedule B, Section 3.1	More than 2 weeks prior to the rental date	\$25
	2 weeks or less prior to the rental date	100% of fee paid
Indoor Facilities, See Schedule B, Section 3.2	More than 3 months prior to the rental date	50% of security deposit
	3 months or less prior to the rental date	100% of security deposit
Special Events, See Schedule B, Section 4.0	More than 2 months prior to the event date	\$25
	2 months or less prior to the event date	100% of security deposit
Edgewater Bar Camping, See Schedule B, Section 3.1	At any time	\$6
	Fewer than 7 days prior to the arrival date	\$6 + 1 <i>night</i> of camping fees
	During stay (after arrival)	100% of fee paid

Section 6.0 FILMING FEES	
Description	Fee
Application Fee	\$250
Metro Vancouver Staff Time	\$95/hour
Contracted Site Supervision	\$75/hour (four hours minimum)
Parkland – Reserves & Greenways – Film day	\$1,100
Parkland – Reserves & Greenways – Film day – Clean Energy discounted rate	\$600 (two days maximum)
Parkland – Reserves & Greenways – Still shoot day	\$550
Parkland – Reserves & Greenways – Prep/wrap/hold day	\$550
Parkland – Reserves & Greenways – Crew/circus staging area day	\$500
Parkland – Reserves & Greenways – Crew/circus staging area day – Clean Energy discounted rate	\$250 (two days maximum)
Parkland – Reserves & Greenways – Minor shoot day (crews up to a maximum of 25 people)	\$600
Parkland – Reserves & Greenways – Minor shoot day (crews up to a maximum of 25 people) – Clean Energy discounted rate	\$300 (two days maximum)
BC Mills House Houston House/Karr Mercer Barn Inverholme Schoolhouse Rowlatt Farmstead House South Langley Guest House	\$1,400/film day \$700/prep/wrap/ hold/minor shoots daily rate \$1,000 Clean Energy discounted film day rate (two days maximum)
Burvilla Cambridge House Camp Capilano Delta Heritage Airpark Kanaka Creek Stewardship Centre Louck's House Minnekhada Lodge South Langley Main House	\$1,975/film day \$1,225/prep/wrap/ hold/minor shoot daily rate \$1,475 Clean Energy discounted film day rate (two days maximum)
Security deposit (can be amended subject to potential risk to <i>regional park</i> assets and facilities)	\$12,500 parkland \$25,000 buildings

To: Regional Parks Committee

From: Mike Redpath, Director, Regional Parks

Date: June 18, 2026

Meeting Date: July 8, 2026

Subject: **Manager's Report - Regional Parks**

RECOMMENDATION

THAT the Regional Parks Committee receive for information the report dated June 18, 2026, titled "Manager's Report - Regional Parks".

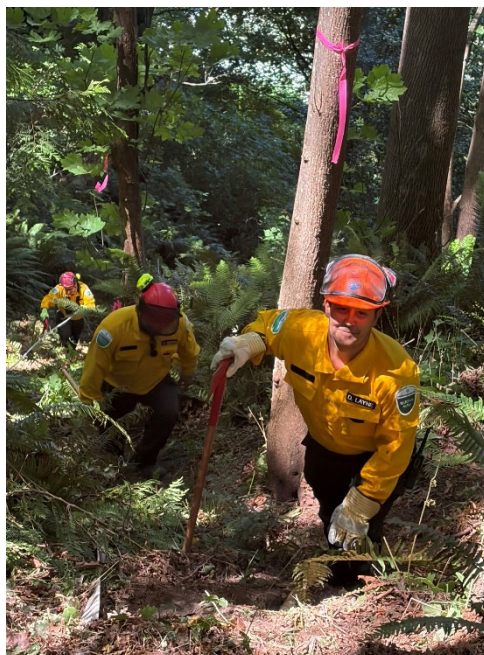
EXECUTIVE SUMMARY

Attachment 1 to this report sets out the Regional Parks Committee Work Plan for 2026. The status of work program elements is indicated as pending, in progress, or complete. The listing is updated as needed to include new issues that arise, items requested by the Committee, and changes in the schedule.

PACIFIC SPIRIT REGIONAL PARK - FIRE RESPONSE

Two fires were reported in Pacific Spirit Regional Park in the early morning of June 17, 2026, near NW Marine Drive and Wesbrook Crescent. Vancouver Fire Department crews responded immediately, supported by Metro Vancouver Regional Parks, Watershed Protection, and Protective Services & Emergency Management. Both fires were successfully contained.

The fires are believed to have started from a campfire on the beach and spread up the cliff face with the wind. Crews acted quickly to contain the flames and protect nearby neighbourhoods. Since the fires were located below areas with homes and student residences, a strong and coordinated response was required to prevent further spread.



Pacific Spirit Regional Park

*Pacific Spirit Regional Park*

Metro Vancouver Regional Parks staff are trained in wildfire response and are prepared to assist with callouts as needed. During this incident, staff remained on site throughout the response, supporting fire crews, coordinating with partner agencies, and helping to keep the public safe. Trees damaged by heat were removed and thoroughly soaked to prevent reignition, and staff continued to monitor the area for any remaining hot spots.

With warm, dry conditions increasing wildfire risk, Metro Vancouver continues to share current fire advisories and encourages park visitors to follow posted regulations and report any signs of smoke or fire immediately to 9-1-1.

2026 Wildfire Season Planning and Coordination Update

Planning and coordination for the 2026 wildfire season began in early spring, and regional parks crews are well prepared for the summer months ahead. Regional Parks staff have worked closely with Metro Vancouver's Watershed Protection and Protective Services & Emergency Management teams to focus on training, strengthening interagency coordination, and maintaining a high level of operational readiness to respond to potential wildfire activity across the region.

*Campbell Valley Regional Park*

Workforce preparedness remains a key priority. In 2026, a total of 52 staff has been certified under the updated S-100 Fire Suppression and Safety Training standard. This training equips staff with essential skills in wildfire suppression tactics, safe equipment operation, and hazard mitigation within park environments. In addition, staff wildfire PPE has been upgraded to the yellow Ancross coverall system, improving visibility, safety, and alignment with current standards.

A specialized tactical wildfire response crew continues to support operations this season. Select staff have also completed advanced training, including the Wildfire Danger Tree Assessor course and helicopter operations training in collaboration with Metro Vancouver Watershed Protection. Training exercises have included field-based sessions at Campbell Valley and Belcarra Regional Parks, supporting hands-on scenario-based learning.

Regional Parks continues to work closely with Watershed Protection, BC Wildfire Service, local fire departments, and regional partners to ensure coordinated planning and response. Participation in joint training and ongoing communication supports alignment of operational protocols and enhances multi-agency effectiveness during wildfire incidents.



Campbell Valley Regional Park

Operational readiness has also been supported through continued investment in and refinement of wildfire equipment. This year, improvements have focused on strengthening capacity in the East Area of the region and expanding the system-wide inventory of specialized equipment, including additional pump capability such as the Mark 3 Watson pump. Wildfire response trailers based at Deas Island Regional Park remain available for rapid deployment and are fully compatible with BC Wildfire Service equipment standards.

In parallel with training and equipment readiness, staff are advancing seasonal planning measures, including updating

procedures, monitoring fire danger ratings, implementing seasonal fire restrictions, and delivering public communication to reduce human-caused wildfire risk

Together, these efforts reflect Regional Parks' continued commitment to proactive wildfire preparedness, strong interagency collaboration, and the protection of park visitors, infrastructure, and natural assets through the warmer summer months.



Campbell Valley Regional Park



Lower Seymour Conservation Reserve

təmtəxʷtən/Belcarra Regional Park - Public Engagement Launch: Admiralty Heights Subarea Plan

Metro Vancouver and səliwətał (Tsleil-Waututh Nation) are co-developing a management plan for the Admiralty Heights subarea in təmtəxʷtən/Belcarra Regional Park, as part of their Cultural Planning and Cooperation Agreement. təmtəxʷtən is a səliwətał ancestral village site and a core part of Nation's territory, which səliwətał have stewarded since time out of mind. The plan will guide decision making over the next 20 plus years related to ecosystem and wildlife stewardship, səliwətał cultural use and visibility, trails and wayfinding, amenities, park operations, and nature education programming.

Public engagement to inform planning will launch on Tuesday, July 7, 2026. It will include:

- an online survey, open July 7 to July 31
- two in-person engagement pop-ups at the Belcarra picnic area:
 - Sunday July 12, 9:00 am to noon
 - Thursday July 23, 4:00 pm to 7:00 pm

The survey will explore key values and potential activities and amenities that are of interest to the public. Details about the project are available on Metro Vancouver's website (**Reference 1**)

REGIONAL PARKS EVENT UPDATES

Crippen Regional Park - Coho Bon Voyage - June 14, 2026

Over 200 people visited the Regional Parks Interpretation tent at Coho Bon Voyage, a community event hosted by the Bowen Island Fish and Wildlife Club at the Terminal Creek Hatchery. Participants learned about the salmon lifecycle, and the important connections between salmon and other species in the forest. The display included a salmon jump activity, where visitors could try to jump as high as salmon, and felt cutouts showing the average and largest recorded sizes of all 5 salmon species in BC. Visitors were delighted to learn new information about salmon and how important they are to the forest.

Participants also toured the Terminal Creek Fish Hatchery and released coho fish fry into the creek. After the release, participants added to our 'Wish for a Fish' Stream Board, where they wrote and coloured a message for the fish they released. This was a well-loved activity by children and families at the event.



Crippen Regional Park

ATTACHMENTS

1. *Regional Parks 2026 Work Plan*, dated, June 18, 2026.

REFERENCES

1. Metro Vancouver. (2026). | Overview - Admiralty Heights Subarea Plan. Metrovancouver.org.
<https://metrovancouver.org/services/regional-parks/admiralty-heights-subarea-plan>

80939056

Regional Parks Committee 2026 Work Plan

Report Date: June 18, 2026

Priorities

1 st Quarter	Status
Regional Parks Committee Priorities and 2026 Work Plan	Completed
Dog Management Program Review at Pacific Spirit Regional Park	Completed
2026 Regional Parks Capital Program Update #1	Completed
Permitting Alcohol Consumption in Designated Areas of Regional Parks	Completed
Burns Bog Ecological Conservation Area - Delta Nature Reserve Update, and Delta South Surrey Greenway Update Project Definition	Completed
Belcarra South Day Use Area Concept Implementation	Completed
təmtəxʷtən/Belcarra Regional Park – Admiralty Heights Plan- Phase 1 Engagement	Completed
2 nd Quarter	Status
MVRD Consumption of Liquor in Regional Parks Amendment Bylaw	Completed
Filming in MVRD Regional Parks Update	Completed
George Ross Legacy Stewardship Grant Update	Completed
Derby Reach Campground Concept Plan + Implementation	Completed
Metro Vancouver Regional Parks Foundation Invited Presentation	Completed
Visitor Use Management Strategy Update	Completed
Regional Parks Annual Report 2025	Completed
Aquatic Safety in Regional Park (Sasamat Lake)	Completed
Contribution Agreement for Operation of the Kanaka Creek Bell-Irving Hatchery 2027-2029	Completed
Codd Wetland Management Plan- Initiation	Completed
Backcountry Safety Awareness Update	Completed
Draft Burnaby Lake Management Plan	Completed
3 rd Quarter	
Regional Parks Buildings Strategy	In Progress
Amendment to MVRD Regional Parks Regulation Bylaw 1426	In Progress
Natural Resource Management Program Stewardship Program Update	In Progress
Regional Parks Fees and Charges 2027	In Progress
Derby Reach - Brae Island Park Association Invited Presentation	In Progress
Minnekhada Park Association Invited Presentation	In Progress
Draft 2027 - 2031 Capital Plan Overview	In Progress
2026 Regional Parks Capital Program Update #2	In Progress

MVRD Dedication of Land as Regional Park Bylaw	In Progress
Park Associations Contribution Agreement Renewal	In Progress
4th Quarter	Status
2027 - 2031 Five Year Financial Plan and 2027 Budget	Pending
2026 Regional Parks Capital Program Update #3	Pending
Regional Parks Asset Management Plan	Pending
CTS Youth Society Update	Pending
Regional Parks Nature Programs Access Pass	Pending
Public Programming Strategy Implementation Update	Pending

Status = Pending, In Progress or Completed

METRO VANCOUVER REGIONAL PARKS

Upcoming Events

July - August 2026

DATE	UPCOMING EVENTS
10 JUL 2026	Going Batty CAMPBELL VALLEY REGIONAL PARK
11 JUL 2026	Escape the Nature House Ghost CAMPBELL VALLEY REGIONAL PARK
	Forest Harmonies PACIFIC SPIRIT REGIONAL PARK
12 JUL 2026	Get Your Plants On KANAKA CREEK REGIONAL PARK
14 JUL 2026	Low Tide Walk KANAKA CREEK LAKE REGIONAL PARK
	Low Tide Walk təmtəx'wən /BELCARRA REGIONAL PARK
	Piper Spit Bird Count BURNABY LAKE REGIONAL PARK
15 JUL 2026	Forest Bathing PACIFIC SPIRIT REGIONAL PARK
16 JUL 2026	Forest Bathing LYNN HEADWATERS REGIONAL PARK
	Practice English in a Park CAPILANO RIVER REGIONAL PARK
18 JUL 2026	Alien Species CAMPBELL VALLEY REGIONAL PARK
	Bat-tastic Night Walk DEAS ISLAND REGIONAL PARK
	Birding for Beginners IONA BEACH REGIONAL PARK

	Forest Bathing ALDERGROVE REGIONAL PARK
	Dragonflies Revealed ALDERGROVE REGIONAL PARK
23 JUL 2026	Beyond the Binary BURNABY LAKE REGIONAL PARK
24 JUL 2026	Bat-tastic Night Walk DEAS ISLAND REGIONAL PARK
	Wild Animal Survivor PITT RIVER REGIONAL GREENWAY
25 JUL 2026	Escape the Nature House Ghost CAMPBELL VALLEY REGIONAL PARK
	An Interest in Insects CAMPBELL VALLEY REGIONAL PARK
28 JUL 2026	Low Tide Walk PACIFIC SPIRIT REGIONAL PARK
29 JUL 2026	Practice English in a Park TYNEHEAD REGIONAL PARK
30 JUL 2026	Low Tide Walk PACIFIC SPIRIT REGIONAL PARK
5 AUG 2026	Bats of Minnekhada MINNEKHADA REGIONAL PARK
7 AUG 2026	Bats of Minnekhada MINNEKHADA REGIONAL PARK
8 AUG 2026	Forest Bathing PACIFIC SPIRIT REGIONAL PARK
	Starry Night Artscapes CAMPBELL VALLEY REGIONAL PARK
9 AUG 2026	Indigenous Tools CAMPBELL VALLEY REGIONAL PARK
11 AUG 2026	Piper Spit Bird Count BURNABY LAKE REGIONAL PARK

12 AUG 2026	Forest Bathing CAPILANO RIVER REGIONAL PARK
13 AUG 2026	Practice English in a Park BURNABY LAKE REGIONAL PARK
15 AUG 2026	Meteor Shower Watch ALDERGROVE REGIONAL PARK
16 AUG 2026	A River Runs Through It KANAKA CREEK REGIONAL PARK
	Escape the Nature House Ghost CAMPBELL VALLEY REGIONAL PARK
21 AUG 2026	Barefoot Bears KANAKA CREEK REGIONAL PARK
22 AUG 2026	Forest Bathing CAPILANO RIVER REGIONAL PARK
	Wetland Watercolours CAMPBELL VALLEY REGIONAL PARK
	Alien Species CAMPBELL VALLEY REGIONAL PARK
29 AUG 2026	Basket Weaving with Ivy CAMPBELL VALLEY REGIONAL PARK
	Escape the Nature House Ghost CAMPBELL VALLEY REGIONAL PARK

**Note: For more information on Regional Parks Programs & Events, please visit <https://metrovancover.org/events/events-calendar>*