

Varsity View Local Area Plan Meeting #11
Community Relations & Children's Hospital of Saskatchewan
Wednesday, January 19, 2011
Brunskill School Library
101 Wiggins Avenue South
7:00 pm

Attendees: Marianne Amos, Patricia Englund, Barb Giles, Don Harris, Susan Hatfield, Nancy Johnson, Ed Lowas, Patricia Mathias, Brenda O'Connor, Amelia Low, James & Nicole Saretsky-Perkins, Laurence Thompson, Maya Wagner, Cathy Watts, and Allan Woo, Paula Kotasek & Mark Emmons – Planners, Shirlene Palmer – Recording Secretary

1. Welcome & Introductions

Meeting called to order at 7:10 p.m.

Paula Kotasek introduced herself and Mark Emmons as co-facilitators of tonight's meeting.

The purpose of tonight's meeting is to:

- Hear the presentation on Smart Cities Healthy Kids
- Discuss Community Relations between the U of S and Varsity View
- Find out information on the Children's Hospital of Saskatchewan

Paula thanked the Community Association for having us the same night as their meeting. She noted Nazeem Muhajarine, Smart Cities Healthy Kids, with the Saskatchewan Population Health Evaluation Research Unit (SPHERU) is, unfortunately, not here tonight, so will be rescheduled.

2. Agenda & Ground Rules

Through this Local Area Plan we have created Foundations for Success (or ground rules) to specify how meetings will be conducted. It ensures that group members feel comfortable in sharing their concerns, opinions and ideas with the group.

1. Listen to each other with respect
 2. One person speaks at a time and no side conversations
 3. Everyone has an equal voice
 4. Let everyone speak
 5. Stay focused
 6. Speak loudly
- James Perkins noted the Varsity View Community Association is co-sponsoring "Breathing New Life Into Older Neighbourhoods: Guidelines For Shaping Healthy Urban Growth". Harold Madi, an award-winning planner and architect will be giving a public presentation in Saskatoon. Mr. Madi is a Partner with The Planning Partnerships in Toronto. His talk will explore the pressures and opportunities around residential infill development in established neighbourhoods. Infill development can revitalize areas in decline, create complete communities and enhance the public realm, as well as

efficiency and effectiveness of community services infrastructure and land use with the right guidance.

Presentation: February 10, 2011 7:00 pm
Workshop: February 12, 2011 9:30 am – 1:00 pm
Location: Mendel Art Gallery
Cost: Free

- Cathy Watts invited members of the LAPC to join the community in Jane's Walk on March 7 & 8. Jane Jacobs was an American-born Canadian writer and activist with a primary interest in communities and urban planning and decay. Jane's Walk is an annual day of celebrating local areas, where people volunteer to take others on a guided walking tour to view an area of particular interest to the host. There are some interesting tours that could be done in Varsity View. Her idea is to focus on the urban forest, by walking through President Murray Park and going to the top of Luther Towers to talk about the trees, while viewing the entire neighbourhood from above. If you have an idea come and tour people. The University of Saskatchewan would have some very interesting things they could tour.

3. University of Saskatchewan

Carla Vipond, U of S Director of Communications

Colin Tenent, Associate Vice President, Facilities Management

Nola Woods, Community Relations Specialist

The University of Saskatchewan (U of S) wants to keep good and open communication between themselves and Varsity View. Some U of S projects have a larger impact on the neighbourhood than others but open communication is always important.

Carla thanked the LAPC for the invitation to the meeting. They feel this is a golden opportunity to meet with the community group as the U of S continues to learn how to improve their community engagement. U of S and community engagement, internally and externally, is vital to the planning and strategic goals to the organization. We are currently on a journey; trying to discover the right mix. We realize it can be a challenge to communicate with the U of S, but that is why we are here, to listen and answer questions, then to identify ways we can get better. The three of us will answer questions to the best of our ability. Colin is in charge of the Capital Projects that take place on campus and Nola does the day to day community relations. She travels with the President, so she has a great spectrum of information and works with advisory councils.

Comments:

- One of the most valuable things in the U of S campus is the public lectures, but a lot of these lectures go unknown by the community as information does not get out to us. As a community we find it difficult to find out what is happening and where it is. If we are going to work together, it is important to figure out how to better communicate opportunities like this to bring neighbourhood residents out to support public events and lectures held on campus.
- Something the community is missing is meeting places. Maybe there could be some type of building in the College Quarter development that could be used for some

lectures that would be easier for the community to find out about and get to. Maybe some type of lecture hall with a coffee shop associated with it.

Colin noted there are a number of locations within the College Quarter that might be able to be used for this purpose, possibly an outdoor theatre or amphitheatre. Also there is a space in between the two graduate residence buildings, an amenities room which focused more on the residents, but this may be able to be used as well.

Carla noted having a meeting place would make it easier to promote various lectures or happenings on campus and give the community the opportunity to come out.

- There are lots of new things happening on campus, some type of website would be helpful. Also distribution of the Campus News publication might be helpful.

Carla stated the information in the Campus News is geared more internally for the students and faculty. They know that people want to know what is happening on campus. They are continuing to look at longer term goals from the community. They have participated in the Community Association newsletter previously and maybe there's an opportunity to utilize this more.

- Newsletter usually goes out quarterly. Even if there were some key URLs in the newsletter for people to look up would be beneficial.
- Many people look in the fall to try to plan their year's events, such as season tickets, etc and this information would be very helpful.

It was noted the campus is perceived as cloistered and their own community. The Health Sciences Building will have an academic wing that will have several large theatres as well, including a 500 seat theatre, which may be able to be used for some lectures.

Questions:

- **In seems when the U of S builds they build what is perceived as a fortress wall on College Drive. The Health Sciences Building is no different, there used to be lots of bike and pedestrian paths that went past the Old School House. Are there going to be any paths for foot or cycling traffic or will they all have to go in through Wiggins Avenue? If this is the only entrance and exit for vehicles, bicycles and pedestrians, it will be very backed up.**

Colin noted the U of S is fashioned after primarily American universities, such as Toledo, Washington; Princeton is the best example of the same type campus that appears impregnable, but actually has many portals to get in and out. In saying this, there will be cycling and pedestrian pathways that will be built into the areas around the new building. SHR has done a tremendous job in resonating the Children's Hospital, as there will be heavy pedestrian traffic and in the next few years there will be some fantastic improvement in that entire area.

Comments:

- In regards to recreation programming, we have requested from the U of S many times to link with the residents on campus to help meet with their spiritual or social wellness and have met with resistance. In September 2009, a program was started called Romp and

Read within Souris Hall and lots of families used this. This was very successful, but in January 2010, the program was cancelled due to “security reasons”. Programming for foreigners to Canada is required and the U of S needs to focus on all aspects of their wellness, not just academic.

Carla noted this is one of the areas the organization has been learning to deal with. In order to be successful in international retention and success, the new residences are being built, but need to evaluate programming regularly. This issue is not unique to us, most Canadian universities struggle with how to provide the other dimensions to student life and accommodate mature students. Part of it is to try to shift the culture within the student population, as well as the employees working in the residences.

Colin noted facilitation in regards to some type of programming between seniors and undergraduates would be phenomenal. He will get in contact with Community Association to see what could be done.

Comments:

- It seems like the U of S is only interested in recruitment of foreign and international students and building their own neighbourhood, but not incorporating all aspects of the student’s life.
- Traffic and parking in the neighbourhood is a huge issue. Currently, College, Cumberland and Clarence are very busy and with all the new residences being built it doesn’t seem like it will get any better. Don’t think there will be enough parking for all the residents. The community feels that the U of S only cares up to the roads that border the campus and the city only cares about the roads themselves and no one worries about the other side of the road where the neighbourhood is.

Colin noted he has spoken with Councillor Clark in regards to the community’s concerns to break down the perception of boundaries and work together with the community and the City. He has also had discussion with city planners in this regard. The City can’t be beat in terms of overall engagement.

Mark noted it was brought forward at the College Quarter meeting earlier that the City didn’t seem to be involved very much in what was taking place. Since that meeting conversations between U of S and the City have definitely increased. This is something totally new for the university and is a huge infill project for Saskatoon right across from an existing neighbourhood. There has been great communication improvement between the U of S, City and Community Association.

Comments:

- It was noted there are some other issues that we have not seen any information on and need to be brought forward to start thinking about, such as utilities, greenspace shortage, transit, school, onsite parking, surface issues, storm water management, the corner of 14th and Grosvenor is a low spot that floods all the time, how is all the pavement and buildings going to affect those things, etc.

Mark noted the “Getting Back To You” session was a good example of successful community engagement. The U of S identified the main concerns that were raised in regards to the College Quarter development, then explained how each issue was being addressed.

- Issue of parking will be huge as right now the Field House parking lot is full a lot of times and many of them are students as the Field House is not actually busy inside. There is way too much traffic. Not all the students are using their free bus passes. There is not enough co-operation between the U of S and City on everything from shoveling of sidewalks to ticketing illegal parking. They each say it is the responsibility of the other.
- The lights at Field House Road and College Drive are terrible and they will get worse. The turning lights are not long enough with people walking across to the U of S.

Paula will talk to the Traffic Section in regards to if something might be able to be done here for better traffic flow.

- Sometimes it is the small things that can be done. The community received notification that the Continuing Education Second Language students would be coming out on Halloween. Many of these students had never heard of Halloween and the smiles on their face when they went door to door and got treats was priceless. This is a really simple example of how the community can be involved if we are informed.
- Very impressed with the senior university classes available for people 55 years or older. They are amazing eight week courses. It is an excellent opportunity for people to get good information from some knowledgeable people. Huge value in our community and aging population.
- All were reminded that the LAPC are volunteers, so at times hard to get to everything. Would like to do more to help, but have a job and family obligations as well. So with the limited time we try to give and get as much information and feedback as we can.
- It is great that the City, U of S and Saskatoon Health Region (SHR) are working together, but community should be involved in discussions as well, as now Phase 2 has been approved, but with the new Children's Hospital being built the community feels there will be too much traffic. Couldn't something else have been looked at?
- Important to make sure university is welcoming the community to the campus, just like how the students are welcome into the community. Important to try to work as a larger neighbourhood. There needs to be destination places to go both ways.
- The park on the corner of College and Cumberland is very well used by community and students; there is lots of football, soccer, Frisbee playing picnicking and children playing.

Mark noted the LAPC needs to look at the big picture in today's discussion and not get bogged down in specifics. What does the community want from the U of S? The LAPC will not be going on indefinitely, so how can the City help foster a better on-going relationship between U of S and community?

- Advertising things in Community Association newsletter helps, so things going on in campus will be known. It would be good for U of S reps to attend some Association meetings.
- Would like to see some of the fantastic fruit crops developed by the U of S used in the gardens of the new development or available for purchase at a corner store or market located in College Quarter.

Questions:

- **Does the Campus News ever make it into the Star Phoenix?**

Carla stated the Campus New is mainly focused internally. Not all information is relevant to off campus. Advertising is expensive and the U of S is a steward of funds. There are plans for a pilot project to identify additional opportunities for engagement between the U of S and community.

4. Children's Hospital of Saskatchewan Project Update **Craig Ayers, Director, Capital Planning, Saskatoon Health Region** **Michelle Bossaer, Communications Consultant**

Beginning in 2004, Saskatoon Health Region (SHR) began alignment planning to determine future roles of the Saskatoon hospitals. After consultations it was agreed in 2007 the future site of the CHS would be Royal University Hospital (RUH). Government funding of \$200 million was announced in 2009, Saskatoon Regional Health Authority (SRHA) endorsed CHS site validation panel recommendations of RUH site and in fall 2010 SRHA and Ministry of Health approval of CHS Functional Program and August 2010 Amendments.

The Panel members included 3 public members, U of S, Ministry of Health, project manager, prime architect, 2 SHR medical staff, 2 SHR staff, 2 SRHA and SHR CEO. There were preparatory meetings, as well as three full days of meetings. They received evidence from external experts regarding each criterion. After review and discussion, each panel member individually scored the criteria for each option and preferred option based on total of average scores. It was very intensive work for the panel.

Some of the criteria the panel looked at were safety and quality, patient and family experience, capital costs, operations costs, location/relocation of services and staff, time occupancy and infrastructure considerations.

Public input included three public panel members and a website utilized to seek feedback from both public and staff. The panel reviewed all 115 submissions that were sent in.

It is known parking is a large concern for public, staff and SHR. Additional parking facilities would be required at any of the proposed sites. At the RUH site the displaced parking (due to CHS building) would be replaced by a two level addition on 1984 parkade. Also may be opportunity for remote staff parking and will be explored with U of S.

There was a complete consensus among the 14 panel members regarding RUH being the preferred site even with some of the criteria, such as capital cost removed.

Questions:

➤ What is the RUH Addition (Phase 2) on the drawing?

At the time the complete function of building was created, a master plan was also done for the RUH site forecasting to 2021. Between 2020 and 2030 we'll need to increase more to meet growth.

The key services for the CHS are Maternal Services, Pediatric Services and Adult and Pediatric Emergency Services.

The key design elements private patient rooms, family space within rooms, family sleep room in critical care areas, decentralized nursing stations, spiritual care space, family resources centre and child minding area.

Schematic design will take about 6 months and require a high degree of stakeholder participation through user meetings and observations. The goal of schematic design is to fix the arrangement, size and character of the new facility. The site and exterior building design will be developed in parallel. Tasks, products, as well as building systems, constructability, budget, code compliance and approvals/permits, risk assessment and sustainability strategies will all be part of decision on the schematic design.

The Design Development will take about 8 months, which will include final site plan, final building specific plans, and final plans for engineering disciplines, final medical equipment lists by SHR and preliminary furniture list.

Key areas of project work plan also underway is the Lean Strategy – operational planning to improve workflows to support efficient operation and enhanced patient experience.

Design schedule:

- Schematic Design - April 8, 2011
- Design Development – November 25, 2011
- Construction Documents – January 8, 2013
- Occupancy December 2015

Although about 500 parking stalls will be lost, the location of the CHS is the rational place as it needs to be attached to hospital to utilized departments in hospital. Other options, such as 1955 building or Ellis Hall did not make sense as too much office space would be lost. About 350 of the lost parking stalls will be replaced with two more levels on some of the existing parkade.

The site also currently has a complex traffic flow from the 2200 parking stalls as they all flow out to the same level of exit. There has been some discussion with U of S planners to see if there are any parking opportunities on the north or northwest campus.

Comments:

- Parking should only be for visitors and patients. Staff should be encouraged to take the bus or find alternate transportation.
- The more parking available, the worse it will be for the community due to traffic. Would like to see everyone work more together for a healthy city.
- U of S and SHR are two of the largest community centres in the city, so transit needs to be made more available to them. U of S has done this with many buses going to Place Riel, but for any SHR employee they have to walk to College Drive or Place Riel. Put a bus terminal within RUH grounds.

Questions:

- **Is the City of Saskatoon looking at other modes of transportation like a LRT, Sky Train or Monorail?**

Mark noted discussion is just in its infancy. There are corridors being purposely left undeveloped in case some type of rail transportation becomes viable, but it is probably a 20 to 30 year thing before LRT would be implemented. Unfortunately, this is a more reactive program, once things get to a certain point when they have to do it, they will. Nothing has officially been approved and until such time, it is just an option to be considered.

Comments:

- Agree it has to be a co-ordinated effort. Look at putting more bus stops closer to SHR, also can be as simple as making sure sidewalk is clear. The answer may not be to increase parking, which may just increase other issues.

Craig clarified that SHR is only planning a slight change in parking. More will be done to improve the flow of the current traffic, e.g. off-loading access for ambulances entering and exiting, varying levels of exit routes for staff, locate some staff elsewhere and make it safer for cyclists and pedestrians.

- Increasing the fees for parking has only pushed parking out into the neighbourhood. When parking is decreased there will be more illegal or undesirable parking. Should we look at charging for parking on streets, if people are going to park there anyway and use those fees to make roads better?

Craig noted currently there are about 800 staff on the waiting list for parking, so even the recent increases in fees haven't resulted in open parking spaces.

Questions:

- **Does RUH currently have all the services that will be put into the CHS?**

Yes, currently, most are located at RUH along with some pediatric surgeries at St. Paul's Hospital. What CHS will be providing is a dedicated facility with more space for patients and families, relocation of these programs will open up much required space in the 1978 building.

Questions:

- **What is the target capacity for the CHS?**

The target is 150 beds in total. It will be very patient and family care focused.

Craig noted this is good time to be able to come to the LAPC. The process is just beginning. Currently, we've been working with MVA, U of S and now the community can be brought in to see what the best fit will be.

- **What is the cost to make one parking stall?**

The cost would be about \$15,000 initially to build, but then there is also the maintenance depending on the management study.

- **What is the resurfacing currently being done for?**

It is a membrane that is put on the surface to keep moisture from going below as water contributes to corrosion.

➤ **Is the membrane designed for Saskatchewan climate?**

Yes it is good from -40 to +40, just the expansion rubber needs maintenance due to breakdown.

➤ **Is the Cancer Centre part of SHR?**

No, the Cancer Centre is separate, but we partner with them to provide some support, such as utilities.

➤ **Surprised the capacity will only 150 beds, will this number be adequate in the future?**

Yes, from all the upfront planning, working with the population and age profile, a pretty good analysis was done into the future, but it is still only a projection. There is no real growth for pediatrics right now because of the aging population. Where there will be a noticeable difference is what it will be able to accommodate. We are going from isolates combined in one large room to private rooms. Overall, a bigger footprint and procedures will be better with more needs met.

Comments:

- The new mental health building is beautiful and has a spectacular view of the river.

Mark asked how else the community can help, what other opportunities are there for their input.

Craig noted one of the upcoming things will be the recruitment of children by connecting with the school system to get children involved with the design. More information and updates can be found at www.saskatoonhealthregion.ca

5. Closing Remarks

Mark thanked everyone for coming out. The next scheduled meeting is in February to discuss Public Works & Infrastructure, as well as Infill Development Guidelines. The March meeting topics will be Smart Cities Healthy Kids, an update on the BlackRock Development project, and a presentation on the College Drive Master Plan. The March committee meeting will be our final LAPC meeting prior to a final review session.

- 6. Next Meeting: Wednesday, February 16, 2011**
Topic: Public Works & Infrastructure and Infill Development Guidelines

Meeting adjourned: 9:15 pm