

City of Prince George
1100 Patricia Blvd
Prince George, BC
V2L 3V9

August 19, 2025

Attention: Melissa Pritchard, Planner 1

A Public Information Session regarding the UHNBC Rezoning application was held on Thursday August 14, 2025 at the Coast Inn from 6:00pm – 7:30pm.

The meeting was planned for and hosted by Finlay Sinclair, MCIP, RPP (Planit First Consultants Ltd) on behalf of Northern Health.

Individual letters inviting residents and property owners to the meeting were mailed out as per the referral data set provided by the City of Prince George Development Services Department.

The letters provided the time/date/location of the meeting and gave an overview of the rezoning application and the main topics that would be discussed and presented at the Public Information Meeting.

The letter also invited residents/owners to send an email asking questions or seeking further information in advance of the meeting. Numerous emails and phone calls were received and successfully dealt with in advance of the meeting.

Approximately 20 people attended the Public Information Meeting.

The following are the main points that were presented at the meeting:

1. First Nations Land acknowledgement
2. Northern Health's acknowledgement that community engagement is a critical component of this development approval process
3. Overview of the UHNBC Campus property
4. Overview of key intersections surrounding the UHNBC Campus
5. Acute Care Tower Project Timeline overview
6. Acute Care Tower siting, massing, pedestrian walking paths, utility corridors and overall way finding
7. Helipad was discussed (is a permitted use but it has not been determined when it would be constructed)
8. Ingress and egress to the Acute Care Tower underground parking off Winnipeg and 13th Avenue was presented and discussed
9. On-Site Parking requirements (all City of Prince George parking requirements are met for the current Acute Care Tower)
10. "On-Street Parking" was not formally discussed as part of the meeting (although the topic is clearly important to the residents/owners in the area)
11. Review of why a new specific zone for UHNBC is good planning practice

12. The UHNBC Campus will continue to develop over time and continued higher density vertical building solutions is very likely.
13. Review of proposed new UHNBC specific Zone
14. Review of Principle Uses
15. Review of Secondary Uses
16. Review of Subdivision and Development Regulations
17. Review of the City of Prince George Zoning Amendment approval process (ie. There is no Public Hearing for this application)

The following questions were asked in advance of the August 14, 2025 Public Information Meeting:

1. **Sidewalk Infrastructure:** The closure of Edmonton Street will inevitably increase traffic along Laurier. Are there plans to add a sidewalk along Laurier between Lethbridge and Winnipeg Street to improve pedestrian safety?
 - City of PG will decide upon the sidewalk design along city streets.
 - Northern Health will ensure that sidewalks and wayfinding on the UHNBC Campus is maintained
2. **Traffic Study & Contingency Measures:** Has a traffic impact study been completed to assess the effects of closing Edmonton Street? What contingency measures—such as additional stop signs, traffic lights, or sidewalks—are being considered to address these changes?
 - Traffic/Parking study was completed and has been provided to the City of Prince George
3. **Parking Access for Visitors:** Laurier Crescent currently has no parking on the north side and a two-hour free parking limit on the south side. Within walking distance of Simon Fraser Lodge, there are only about six public parking spots available for visitors. What measures will be taken to prevent contractors from occupying all these limited spots during construction?
 - The City of Prince George is responsible for managing on-street parking and will make decisions in consultation with Northern Health
 - Northern Health will work with the contractor(s) to ensure there is a worker parking strategy in place
4. If Edmonton Street is closed at 13th how do homeowners on 13th access their back alley?
 - The alley behind the houses on 13th will remain open

The following comments were made at the August 14, 2025 Public Information Meeting.

1. On-street parking is a big issue in the area in general
2. Concerns raised about where "construction workers" will park during the construction phase
3. Laurier/Lethbridge intersection is congested already (prior to the opening of the new parkade)
4. There is a lack of sidewalks in the Laurier/Lethbridge/Edmonton
5. Winnipeg/13th Ave intersection will be busy
6. Need for better Transit to serve the UHNBC Campus.
7. Wish for Neighbourhood Planning in the area
8. When the City transferred Edmonton Street to UHNBC, residents were assured it was a technical change to allow for additional parking and to have a single owner for maintenance activities such as snow removal. At the time, we were told the road would remain open to traffic. We are now learning that it will be closed, which will significantly alter traffic patterns in the area.

Respectfully Submitted

A handwritten signature in blue ink, appearing to read 'Finlay Sinclair', with a long, sweeping flourish extending to the right.

Finlay Sinclair, MCIP, RPP