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January 2, 2020

City of Victoria
1 Centennial Square
Victoria, BC V8W 1P6

Attention: Mayor and Council

Dear Mayor Helps and Council,

RE: OGDEN POINT MASTER PLAN – UPDATE AND EXTENSION OF TIMELINES

We are writing to provide an update on the status of the Ogden Point Master Plan and request an extension to the project process due to shifting environmental priorities that have emerged over the past year.

Background

In 2006, guided by a Memorandum of Understanding with the City, GVHA committed to preparing a comprehensive development plan for Ogden Point. Since that time GVHA has invested significant resources in developing a plan that would reflect multiple needs of the working harbour and community and provide a sustainable operation over the next 30 years. This work culminated in a Final Draft Submission of the Ogden Point Master Plan (OPMP) in December 2016. Based on feedback from city staff, in 2017 we continued to prepare supporting reports for Market and Transportation analysis of the proposed project.

In 2018, the GVHA Board made the decision to seek a long-term development partner to work alongside GVHA and its Member Agencies, including the Songhees and Esquimalt Nations, to develop a robust team to successfully deliver a world-class development to Victoria and the Region. To provide proper oversight, GVHA struck the Ogden Point Development Committee (OPDC) and Margaret Lucas was appointed as Chair.

In April 2019, the Board and OPDC agreed to retain the services of Mr. Jonathan Huggett to review the process to-date and work with GVHA to identify a sustainable path forward. Mr. Huggett made several key recommendations that the Board has adopted, among them being additional environmental work required on the site.

Since the completion of Mr. Huggett's report, the Board has received an emissions inventory from Synergy Enterprises that was commissioned earlier in the year and outlines specific recommendations to further reduce emissions from cruise ships.

Next Steps

Given the environmental recommendations outlined in Mr. Huggett's report and direction from the GVHA Board and Mayor and Council to pursue shore power, GVHA is requesting an extension of the MOU to December 31, 2025. This will allow GVHA to further develop an overall 'Ogden Point development narrative' consistent with the James Bay Neighbourhood Plan (once developed) and pursue appropriate master plan development opportunities that are consistent with our 10 Year Strategic Plan (attached). In this time frame GVHA will be working towards:

- Determining the feasibility, business case and funding sources to support the installation of shore power
- Collaborating with the federal government to pursue further environmental examination and remediation of the Ogden Point site
- Where prudent, refurbishing existing facilities to improve environmental and operational footprints

As we move into 2020, emerging Ogden Point environmental priorities have become a focus for GVHA. Given the scale of these projects, careful collaboration and implementation is required to maximize the benefits for the numerous GVHA stakeholders and the community at large.

We appreciate Council's time and consideration of our request and we look forward to working with the City as we move forward together to improve the Breakwater District at Ogden Point.

Yours Truly,



Ian Robertson
CEO

Cc. Jocelyn Jenkyns, City Manager, City of Victoria
Alison Meyer, Assistant Director, Development Services, City of Victoria