

All Ideas/Verbatims from IDEAS tab on BPHA website, submitted from  
March -September 2020

**Concept 1: Continue making repairs as necessary without making major changes to the facility**

We should figure out how to integrate the solar heater with the pool heater so they do not conflict with each other

We definitely need a gate at the back of the property for access to the green space.

Maintenance takes up quite a bit of time as is.

Agree that this is the best way to go for now, until we know the full extent of what will need to happen long term.

Yes

We may need to upgrade the water flow in and out of the pool to meet future standards. This will involve ripping up the pool deck and replacing it. We should get some (battery operated pool lights for late evening work).

Not a "future Solution". It will drain resources without providing forward momentum,

This approach might allow BPHA to save aggressively for the inevitable capital expense.

A) Announce a firm date for the new pool, say Summer 2028 for the 60th birthday.

B) Draw up some initial plans, and install architectural models under the pavilion. Engage UWaterloo School of Architecture by sponsoring a student design competition. Solicit membership input and build excitement for the project.

C) Fundraise to grow the capital expense fund.

D) Meanwhile continue to enjoy the existing facilities, add new activities such as pickleball and tetherball that don't require any major investment, and continue to refresh program offerings.

E) Focus on community outreach esp. to neighbourhood households who aren't members.

F) Develop a sandpit for children on city property adjacent to the pavilion. See:

<https://www.dufferinpark.ca/play/wiki/wiki.php?n=Sandpit.FrontPage>

we definitely need to keep up appearances at the rec centre , parallel to making plans for a major renovation for the next 50 years....

**Concept 2: In addition to making necessary repairs, what changes to the facility and the activities would you suggest?**

In addition to the suggestions above, I suggest sanding and staining the benches, getting the trees trimmed, adding lean-to storage at the back of the pool shed, patching the concrete wall between the tennis courts and the pool area, getting more umbrellas.

We should be acting on climate change to the kids and staff training.

I would very much like to see the deck redone. In terms of activities, for where my family is at right now, we are happy with the activities offered.

Many local members such as our family have cottage properties or work full time so taking a block of 2 weeks off to use the pool for lessons is not practical. Many other pools allow kids to sign up for one week sessions for swimming. I recognize that the pool staff cannot adequately evaluate the child's red cross level in one week but I have spoken to many parents whom that is not important but rather that their children are enjoying the neighbourhood pool and friends and improving their swimming. Many of these parents including our family contemplate each year whether it is worth signing up when you are paying for two week sessions but can't ever attend the two weeks.

Another thought - I am not sure how important keeping local members are to the board but many of us who have cottages use the pool/facilities a fraction of the time. Has any thought ever been given to a reduced membership rate for those that use the BPHA less than 40 or 50%.

Making repairs creates an exciting opportunity to re-imagine the 2 plots of land that our Rec centre sits on! We should build on the strengths and make changes to improve usability and appeal for all those who live in the neighbourhood. Things that come to mind include:

- \* installing a rear gate, to improve access to park space & programming options.
- \* Increase the size/footprint of the pool-house, in conjunction with reducing the size of the tennis bleachers.
- \* adding more trees and get a professional landscape plan done that we can implement over time.
- \* increase the size of the pool deck, maybe add a kiddie pool and a hot tub feature. Cut back into the slope to make room.
- \* Really think carefully about how much of our space gets allocated to tennis. It takes up half the real estate and is used by only 12-15 members (all of whom likely have memberships at Northfield). That space could get redeployed to volleyball, basketball, skipping clubs, pickleball, etc... maybe we could build a year-round, multi use facility? with a kitchen and a room for games/cards/meetings..... just saying it's a lot of space.

No need to start from scratch. But we have huge potential for improvements within and adjacent to the existing footprint. I have several suggestions:

1 - we should remove the two pine trees at the back of the facility, and we may need to remove the large tree beside the pump house (it is dying). At the back of the lot, we should put in a gate to access the public park area. We will need to rethink the gazebo area and the storage shed.

2 - re should reforest the sloped area with a cedar hedge all the wall around just inside the fence (and along part of the street where the hawthorn tree is - removing the hawthorn). Then we should add deciduous trees on the slope and mulch over the grass to reduce maintenance. The slope could be cut back using armor stone to enlarge the pool deck. I person suggested putting in a putting green for golf practice.

3- on the south part of the parking lot, with neighbour involvement we should rip out the old bushed and replace them with cedars to improve the barrier between the facility and our neighbour's driveway. We should do this at our expense for our neighbour's benefit.

4 - the pump and change rooms building should be torn down and replaced with a new, larger, year-round, 2-story, energy-efficient clubhouse with change rooms (and showers), first aid room, office, and pump, with a meeting, kitchen and observation deck on the second floor. It would be wise to drill for geothermal heating and cooling before rebuilding so it can be fossil fuel free (heat pump - rather than a furnace). We can add photocells on the south roof - with a battery system to store energy. We may be able to add solar panels on the gazebo roof as well (the solar heater should be removed). This will be a major investment in our next 50 years. Perhaps the two floors should be switched to accommodate all-season use, since the pool is only open for 2-3 months of the year. The brick wall may need to go.

5 - We need to add shade around the pool area for summer activities.

6 - making these changes will encourage year-round use and will entail enlarged year-round programming.

7 - the tennis courts can be adapted to include Pickle Ball and basketball hoops. Lighting should be changed to LED to reduce electricity consumption.

Put a inflatable dome over the Tennis courts for 12 month use. Re-habilitate the pool filtration, migrating to Bromide, less toxic for the children.it's 2020.

Making the entrance accessible. Also, allowing the use of the bbq would be a great added perk. If insurance was a concern, you could ask for an additional fee for members to pay if they would like to utilize the bbq. This extra fee could cover the cost of additional insurance and propane.

A) New equipment for tweens and teens, such as tetherball, outdoor table tennis, or an outdoor foosball table. See: <https://parkways.seattle.gov/2015/06/16/cal-anderson-park-welcomes-new-ping-pong-table/>

B) Add 2-3 pieces of outdoor exercise equipment for teens/adults, such as a pull-up bar, leg press machine, etc. See: <http://brandon.ca/recreation-parks/outdoor-fitness-equipment>

C) Community vegetable garden

D) Develop a sandpit for children on city property adjacent to the pavilion. See: <https://www.dufferinpark.ca/play/wiki/wiki.php?n=Sandpit.FrontPage>

Hello Dianne and Bill,

Thank you for hosting this - I sent a message to Zoom but I'm not sure that it actually got there as it was posted at the last second. It was to say thank you for your NEXT50 awesome work.

It continues to be a conundrum as to why local members don't join and without their voice we won't find out exactly why they don't. If the produce stand is anything to go by then there is interest in the BPHA. I think there is a strong possibility that the newsletter has a high readership (we certainly enjoy it). My reasoning is that we are interested in 'what's happening' in our community as we're curious beings. Could it be that if a lower flat rate was implemented (mandatory or not) then more people would join? Could it be that a tiered membership would encourage more local members? I'd be interested in discussing this more.

we used to put a tarp over the tennis courts and flood them every winter...half was for hockey & the other half was for free skating- made for a nice winter activity

Let's maximize the City green space we are adjacent to; at a minimum a gate, creating easier access. I know the City has a "Partners in Parks" program that would be helpful. they might for instance help with rototilling a spot for a pollinator garden; might truck in soil for us and deliver mulch a couple of time a year. What if we approached the City about pouring a basket ball pad back there? so many possibilities.....

One idea, I would like to see discussed is essentially doubling the footprint of the current POOL House. we could extend it in all directions (taking over space currently dedicated to the parking lot garden & the tennis bleachers). perhaps even consider going up one story and adding a deck on 3 sides of the upper level.

I would strongly suggest drawing lines for pickleball on the tennis court (preferably on both courts). Pickleballs' popularity is unmistakably growing (we can just use the tennis net, so no other physical alterations are needed).

The Upper Beechwood Association #1 on Branstone have drawn pickleball lines on one of their tennis courts, and I am playing there very frequently as a guest. If this were executed, my family would definitely rejoin BPHA next year. I am sure that this would also entice other people in the neighbourhood to join as well. Thanks for considering this!

### **Concept 3: If we were starting fresh, what ideas should be considered when we think about the next 50 years?**

build a year-round carbon neutral (carbon positive - geothermal and heat pumps + solar cells on the south roof) facility where the tennis courts are for indoor sports and social events, reduce the parking space. Could include the current pavilion and the current change rooms. build in battery storage for pool heating. Geothermal is great for AC.

redevelop the pool and deck rear - using more of the hill.

Naturalise the area at the top of the hill with trees and shrubs.

Add a levy to cover the costs over 30 years.

Ideas for the next 50 years, I am in favour of a fresh look, but think it is important that we not look like a resort.. but a neighbourhood gathering place.

A bigger pool.

In terms of programming/activities: we could be one of the first suburban areas in the city to sign on to help achieve the Regions' Sustainability goals. We could become the poster child for suburban sustainability and a partner with the UW School of Planning. From what little I've read about Abram Wiebe who created and donated the current Rec Centre, he would support this kind of 'big picture' thinking.

What ever changes we decide to make at the rec centre need to be done with respect for the environment and climate action. Everything we do should be viewed through that lens.

I don't think we have to start from scratch - assuming that the pool will continue to be serviceable for decades to come.

Build a modest Clubhouse with a small kitchen. This could be rented out for extra revenue.  
Get our Mennonite brethren to build it economically.

A pool shelf and stairs into the pool would be wonderful. It would allow for greater accessibility and the pool shelf would be great for everyone - especially younger children.

#### **Final/Additional suggestions & thoughts:**

Explore options for aging in neighbourhood (co-op living?) Encourage multi-generational renovations.

Encourage groups of neighbours to reduce their homes' carbon impact a view to phasing out gas heating by 2050 (shared geothermal, insulation, heat pumps) - through bulk buying

Establish out-reach programs to help other Waterloo residents strengthen community ties and move to net-zero neighbourhoods.

thanks for all your hard work!

I'll be back as other thoughts occur

When thinking about the vision for our BPHA in the next 50 years, I believe that we first have to think about what key principles should drive our vision. I believe that, consistent with the intent of our neighbourhood's original developer, the fundamental principle needs to be that the BPHA is there to foster ties within our community. When I first moved to this neighbourhood, I didn't know anyone, and through the BPHA and its programs I very quickly met many of my neighbours and felt that I was part of a tight-knit community. I feel that it is this, above all else that makes our neighbourhood special. And all the elements of my vision are grounded in this fundamental principle.

Chief among my objectives for the club would be to broaden the local membership. I would like to see every/most homes within the catchment area become members. I realize this is easier said than done, but there are many ways that we could go about increasing local membership. Conversely, if the goal of the club is to foster ties within our community, then there should be fewer associate memberships. We might want to keep a few such memberships around, perhaps for families that are heavily involved

in our community even though they do not live here (perhaps they used to live here), but fundamentally they should be the exception. As an aside, it should also be mentioned that associate members on average use the facilities at much higher rates than local members. And already last year there were concerns around difficulty in accessing the tennis courts. I myself went down to the courts many times last year only to head back home when I found they were full.

At this year's AGM, there was discussion to expand the number of associate members that our board could allow in case that we had a fiscal gap. If we can increase local membership, not only will we be building stronger ties within our community (more members = more connections) but we will also no longer have the budgetary needs to bring in outside members.

I believe that the key principle that needs to drive our vision is that the BPHA is there to foster community within our neighbourhood.

I have a number of more specific recommendations, most of which are grounded in the above principle:

1. Redesigning the physical space. There is too much talk of whether we should take down this tree or that, and not enough about what the master plan is to beautify our club and make sure that it is as functional as it can be for our community. We should list our set of requirements and hire a landscape architect that can design the best club layout to address all of our needs, while making everything flow seamlessly, and making the club as beautiful as possible. I believe that one of the efforts of the next 50 committee needs to be to list the set of requirements for the club in the next 50 years and to hire a professional to do the master plan (perhaps in phases). In my mind, one of the requirements is that we need more trees and more shelter from the sun.
2. Improving tennis program: There are a number of things that we could do to improve the tennis program. We might be able to run an internal league, or perhaps a tennis ladder. Perhaps we can create joint league with the other Beechwood clubs so that every week a team representing our club would play against one of the other clubs. Lastly, our "player development" program leaves much to be desired. There is nothing wrong with the lessons that our older kids are offering our younger kids over the summer, but the reality is that our kids are learning very little. I would like to see us hire a professional tennis instructor, if not to teach the kids during the day, then to offer private, semi-private, or group lessons to kids and adults at other times during the day. Many of us in Beechwood are members of Waterloo Tennis Club or Northfield. If we had better programs here, more members would join and/or spend more time at the club with neighbours.
3. Expanding programs offered: Related to the above point of broadening membership in our community, Deb's work creating programs for our community has been fantastic. She has made efforts to create programs that will appeal to and involve all members of our community, not just kids and their parents, but also teens and seniors. Finding ways to include all members of our neighbourhood has to be a central objective of the BPHA. We need to reach out to the folks that are currently less involved and find out what would make them more regular participants. Perhaps our senior neighbours might be interested in weekly "talks". We have experts on so many different fields, perhaps every week or two we could have a different speaker and community discussion on a different topic. For that, it might be nice to have a screen that we could deploy and a powerful projector. Again, if this club is for the community by the community, we need to make sure that there is something of interest for most

people.

4. Don't be everything to everyone. At the risk of sounding contradictory to point 3 above, the BPHA cannot try to be everything to everyone. We need to focus on a few key things that appeal to the greatest number of people. To give concrete example, we shouldn't put in a sandbox because someone asked for it. If we start down that line, soon enough the entire thing will be a mishmash of half baked initiatives. There needs to be a master plan and a guiding principle and while we need to be somewhat flexible, we can't start trying to do everything. Related to this point, and to the overarching principle above, the BPHA needs to remain relatively small and quaint. It is a hub for our community. It is not a YMCA.

5. Expanding the pool season: one last concrete recommendation is that the pool season start earlier and close later, at least on weekends, and conditional on good weather. To some extent we did this last year and unfortunately the weather did not cooperate.

Whatever we do now is for the next 50 years - so we need to think ahead, to a time when our climate will be warmer and we will have transitioned off fossil fuels for most energy needs. Older members may be using electric golf carts to get around the neighbourhood and may require charging stations in the parking area.

Re-brand the association with a name and logo that speaks to its features, advantages and benefits. Then promote it strategically, to make it a "destination" even for people outside the catchment. Sell them Day passes.

We should look into adding winter activities. Perhaps creating an ice rink in the tennis court area.