



**Esplanade Area Renewal Plan
Phase 2 Engagement Report**

February 4, 2026

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1.0 Overview

The Esplanade Area is a lakefront setting characterized by a combination of provincially owned lands, City-owned parkland, and natural areas, including silty slopes that connect to the Kettle Valley Rail (KVR) Trail through an informal network of paths. The area currently accommodates a range of uses, including the Okanagan Marina and boat launch operated by the Penticton Yacht Club, the Penticton Tennis Club (a private club), a disc golf course, and public lakefront and beach recreation. Several built facilities are located within the area, including the Penticton Yacht Club building, public washrooms, and the former yacht and tennis club building, which is presently vacant and boarded up. Many of these facilities are approaching the end of their service life or require significant investment, and existing land-use arrangements and leases are nearing expiry, prompting consideration of future directions for the site.

As the City considers long-term planning for the Esplanade Area, it is important to understand how residents and user groups envision its role and function over the next 20 years and beyond. Earlier concept plans developed in 2011 were reintroduced during the initial phase of engagement to help frame discussion and support community input on potential future uses and priorities.

Feedback gathered during Phase 1 of engagement informed the development of updated concept options for the Esplanade Area.* These concepts emphasized improved connections to the beach and KVR Trail, enhanced green and park spaces, and the inclusion of day-use amenities. The updated concepts were shared with the community in Phase 2 to assess how well they reflected the vision expressed during earlier engagement and to better understand which elements were viewed as priorities, which required refinement, and which may not be supported. Input from this phase will be used to further refine the concepts and inform the preparation of a draft plan for the area.

**Updated concepts are presented in Appendix B.*

2.0 Community Participation

Residents were invited to review the updated concepts that were created using feedback from round one and complete a feedback form by December 5, 2025. The following diagram summarizes the activities conducted to notify interested participants about the engagement program. A detailed timeline of engagement activities is provided in Appendix A.



2.1 Engagement Methods

Engagement methods for Phase 2 included an online feedback form, Council- and staff-hosted open houses, written submissions, and multiple in-person meetings with key user groups located within or closely connected to the plan area.

As part of the engagement process, key user groups, including the Penticton Yacht Club, Penticton Tennis Club, and Penticton Disc Golf Club, were identified and consulted at several stages to share project updates and gather feedback.

Penticton Yacht Club

City staff received a formal written submission from the Penticton Yacht Club outlining key concerns and recommendations.

Penticton Tennis Club

A formal written submission was also received from the Penticton Tennis Club as part of Phase 2 engagement.

Penticton Disc Golf Club

In addition to user group engagement, a Council-hosted Open House was held on October 29, 2025, and a project-specific Open House was held on November 27, 2025, providing the broader community with an opportunity to review the updated concepts and speak directly with City staff.

Staff also presented project updates to the **Parks and Recreation Advisory Committee** on the following dates:

- July 23, 2025
- October 22, 2025

3.0 Engagement Methods

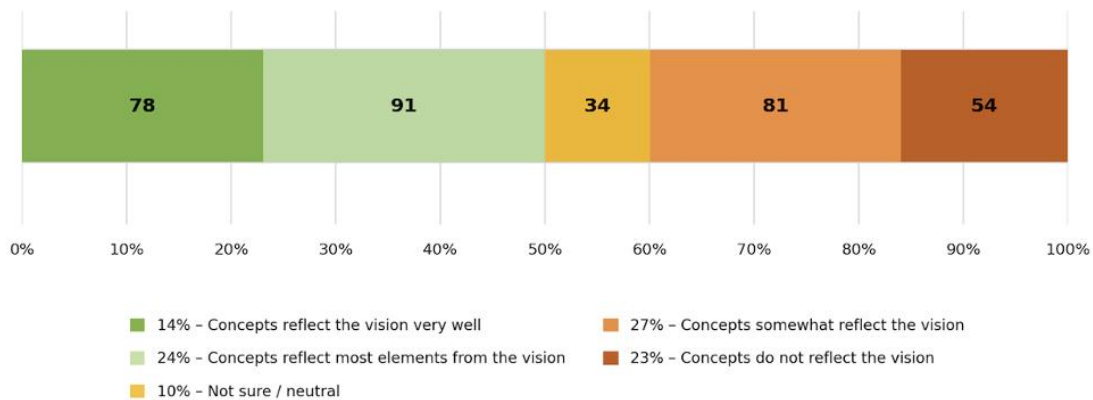
3.1 Feedback Form Results

One of the primary ways the City gathers formal feedback is through the use of online and paper feedback forms. In total, **338 feedback forms** were received in Phase 2.

Please note that the key findings from the feedback forms are presented in this report. Complete results are available at shapeyourcitypenticton.ca.

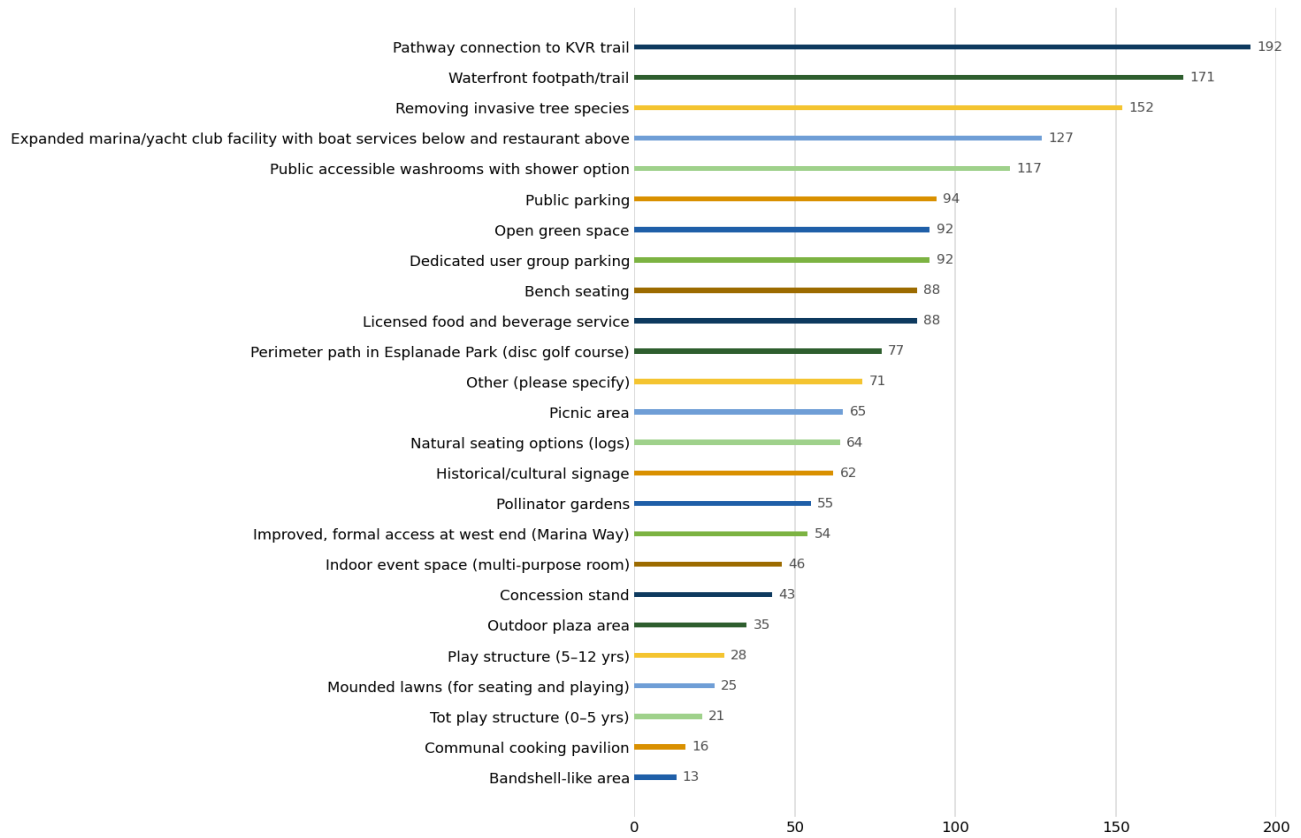
Question 1. Throughout Phase 1 engagement, we heard the community values maintaining the natural area, improving green spaces and continuing with existing amenities with enhancements. How closely do you feel the updated concepts reflect the vision set out for the Esplanade area by the community through Phase 1 engagement?

Approximately 66.7% of respondents felt the concepts somewhat reflected, mostly reflected, or reflected very well the community's vision, while 10.4% were unsure or neutral.



Question 2. Which features in the updated concepts would you like to see implemented in the near-term (high-priority)?

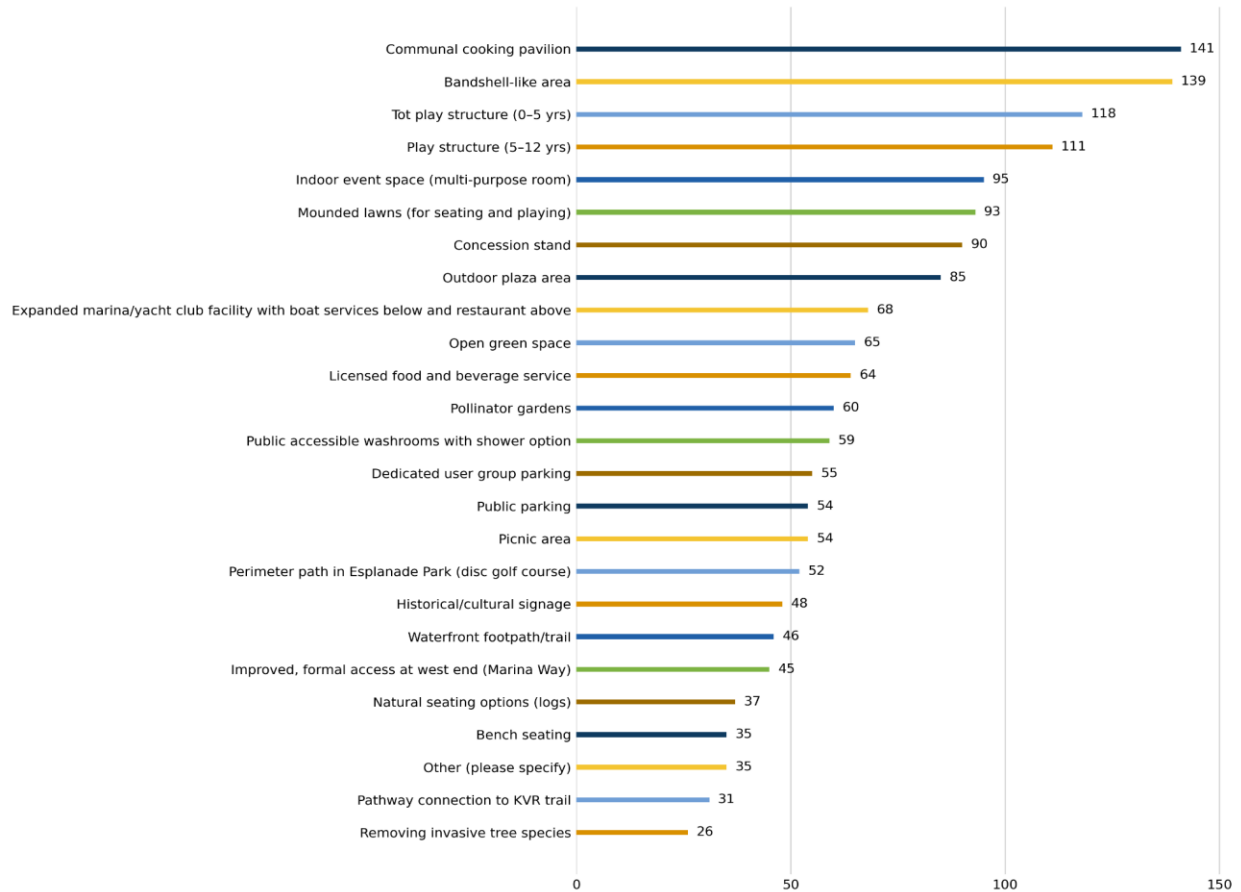
Please review the following chart to see the number of comments mentioned by respondents.



Top Five Priority Features Identified by Participants (Ranked):

1. Pathway connection to KVR Trail (192 comments)
2. Waterfront footpath/trail (171 comments)
3. Removing invasive tree species (152 comments)
4. Expanded marina/yacht club facility with boat services below and restaurant above (127 comments)
5. Public accessible washrooms with a shower option (117 comments)

Question 3. Which features in the updated concepts would you like to see changed or removed?
 Please review the following chart to see the number of comments mentioned by respondents.



Top Five Amenities Identified for Change or Removal (Ranked):

1. Communal cooking pavilion (141 comments)
2. Bandshell-like area (139 comments)
3. Tot play structure (0-5 years) (118 comments)
4. Play structure (5-12 years) (111 comments)
5. Indoor event space (multi-purpose room) (95 comments)

Question 4. If you selected any features to be changed or removed, please explain why you chose them (Open text response).

Review of the open-ended responses to Question 4 (“What other feedback do you have for the updated concepts?”) identified the following recurring themes:

- **Keep it natural / low-intensity improvements**

Strong preference to retain the area’s quiet, natural character, with a focus on cleanup, habitat protection, and light-touch trail and access improvements rather than new built amenities or manicured spaces.

- **Parking, traffic, and access (including launch and trailer needs)**

Consistent concern that the proposed concepts add attractions without adequately addressing existing parking constraints, seasonal congestion, and safe access for vehicles, trailers, and marina operations. Many respondents emphasized retaining or increasing parking capacity.

- **Marina and existing user-group functionality**

Emphasis on maintaining functional marina operations, including winter boat storage, launch access, maintenance activity, and circulation. Several respondents requested that any marina facility upgrades remain close to the existing footprint and not compromise operational needs.

- **Limit commercialization and duplication of amenities**

Caution against introducing hotels, condominiums, or additional commercial uses. Many respondents questioned the need for new restaurants, concessions, event spaces, bandshells, or play features, noting that similar amenities already exist elsewhere along the waterfront.

- **Safety, security, and long-term maintenance considerations**

Concerns related to public safety, site management, and maintenance capacity, including conflicts between vehicles, boats, and pedestrians; public access on the breakwater; and the upkeep, cleanliness, and security of facilities such as washrooms, showers, and communal cooking areas.

Question 5. What other feedback do you have for the updated concepts? (Open text response).

Review of the open-ended responses to Question 5 (“What other feedback do you have for the updated concepts?”) identified the following recurring themes:

- **Keep it natural / protect ecological values**

Strong preference to retain the area’s natural character and protect habitat and wildlife (including birding values), with emphasis on restoration and limiting built features that would intensify use.

- **Parking, traffic, and access (including marina operations and storage)**

Consistent concern that parking and circulation are already constrained, particularly for boat launching, loading/unloading, and winter storage. Many respondents emphasized maintaining or increasing parking capacity to support marina function and avoid congestion.

- **Recreation and community amenities (support, with location trade-offs)**

Support for practical amenities such as washrooms, trails, KVR connection, and small-craft/kayak access or storage. Tennis was a frequent focus, with many calling for upgrades and a functional clubhouse, while others suggested relocation to better prioritize waterfront uses.

- **Limit commercialization and “over-building” / clarify costs and funding**

Caution against condos/hotels and adding permanent commercial uses (restaurants, event-oriented infrastructure). Many questioned project cost, taxpayer burden, and ongoing maintenance, preferring phased, realistic improvements.

- **Safety, security, and long-term maintenance capacity**

Concerns about public safety and management, including breakwater access, conflicts between pedestrians and marina traffic, theft/security for boats, and the upkeep and supervision required for facilities such as showers or communal cooking areas.

4.0 Open Houses

4.1 Council-hosted Open House

A Council-hosted Open House was held on October 29, 2025, at the Penticton Trade and Convention Centre. Approximately 475 participants attended the event and were provided the opportunity to review the updated concept illustrations, speak with City staff, and ask questions about the proposed changes.

Key themes that emerged from discussions at the Open House included:

- Strong participation from members of the Penticton Yacht Club and Penticton Tennis Club
- High overall interest in the updated concepts
- Ongoing concerns related to the potential loss of parking in the area
- Comments regarding public safety and site management
- Broad support for the proposed trail connection to the KVR and improved pedestrian connectivity
- Questions and comments related to overall project costs and funding

4.2 Project-Specific Open House

City staff hosted a Project-Specific Open House on November 27, 2025, at the Rusty Anchor (Penticton Yacht Club) between 2:00 p.m. and 7:00 p.m. The event provided an opportunity for participants to review the updated concept illustrations, Phase 1 engagement results, and completed technical studies, including environmental, geotechnical, and archaeological assessments.

More than 145 participants attended the Open House. Attendees were able to speak directly with City staff, ask questions, and provide feedback through discussion and the project feedback form.

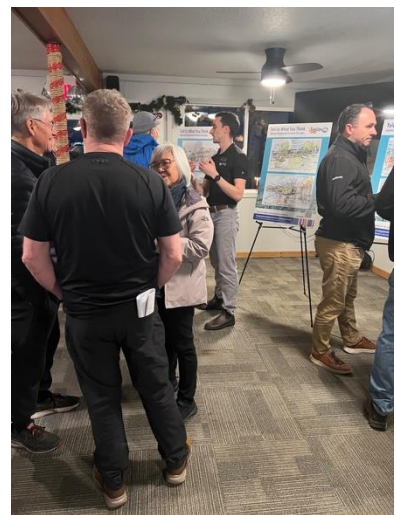
Review of Open House comments identified the following recurring themes, which align with feedback received through other Phase 2 engagement activities.

- **Natural Character, Ecology, and Environmental Protection**

Many participants emphasized the importance of retaining the area's natural character and protecting native ecosystems. Comments expressed concern that some elements of the concepts appeared overly developed or manicured. Participants encouraged a stronger focus on naturalization, native materials, and habitat protection, including limiting disturbance to vegetation, particularly in sensitive areas such as slopes and stair connections. Education related to invasive species and potential partnerships with local environmental and Indigenous organizations were also suggested.

- **Access, Trails, and Connectivity**

Strong support was expressed for improved pedestrian connectivity, including a continuous waterfront path and enhanced connections to the KVR Trail and beach areas. Participants raised questions about the practicality and steepness of the proposed KVR trail connections and the need to accommodate cyclists. Wayfinding was identified as a priority to help visitors navigate the area and connect to key destinations. Several participants also supported the proposed promenade and improvements to sightlines and accessibility at key locations.



- **Parking, Circulation, and Marina Operations**

Parking availability and circulation were recurring concerns. Many participants expressed a desire to maintain or increase parking rather than convert existing parking areas to green space, particularly given marina operations, boat trailer movements, and potential increases in visitation. Comments also addressed the balance between the convenience and visual impact of boat storage, as well as the need to ensure that future changes do not compromise marina functionality or public access.

- **User Groups and Waterfront Uses**

Participants raised questions about the appropriateness of non-water-dependent uses, particularly the location of the tennis courts on the waterfront. While some questioned whether tennis should remain in this location, others emphasized the need for improved tennis facilities if the courts are retained. Yacht club members highlighted the club's long-standing presence, investments in the site, and interest in continued involvement in future concept refinement. Several comments also noted that waterfront lands should prioritize public access and water-related uses.

- **Amenities, Public Spaces, and Facilities**

Feedback supported practical, low-intensity amenities such as washrooms, seating, gathering spaces, public lookout points, and improved access for non-motorized watercraft. Participants suggested adding viewing areas at select locations and enhancing accessibility for users of all ages. There was interest in reopening or reusing the former yacht club building and in ensuring that any future food and beverage options are publicly accessible.

- **Safety, Accessibility, and Maintenance**

Participants raised concerns related to safety, lighting, geotechnical conditions, and long-term maintenance. Comments referenced the need to address real and perceived safety issues, including visibility, lighting, and accessibility, particularly for people visiting alone or during quieter times. Ongoing maintenance, cleanliness, and management of the area were identified as important considerations.

- **Cost, Phasing, and Commercial Development**

Questions were raised about project costs, funding sources, and the potential role of private investment. Many participants expressed caution regarding commercialization, suggesting that larger commercial uses be focused in the downtown core and that the Esplanade Area remain primarily a natural, publicly accessible waterfront space.



5.0 Written Submissions from User Groups

As part of Phase 2 engagement for the Esplanade Area Renewal Plan, the City received written submissions from key user groups with long-standing interests in the plan area. These submissions provide important context on how the updated concepts may affect existing operations, future investment, and public access. Key themes from the Penticton Tennis Club and the Penticton Yacht Club are summarized below. The full letters are included in Appendix B for reference.

5.1 Penticton Tennis Club

A written submission was received from the Penticton Tennis Club on January 6, 2026. In its submission, the Club expressed support for the Phase 2 concepts that retain the Tennis Club at its current Marina Way location. The Club indicated a desire for long-term certainty at this site, where it has operated since the mid-1970s following relocation at the City's invitation.

The Club outlined its role in the community, including junior and adult programming, tournaments, school-based instruction, scholarships, and outreach partnerships with community and Indigenous organizations. The waterfront location was identified as beneficial due to its sheltered setting, proximity to a swimming beach used during youth programs, minimal impacts on nearby residential areas, adequate parking, and accessibility.

The Club noted operational challenges following the closure of the former yacht and tennis club building, including the loss of washrooms, running water, storage, and meeting space. Temporary facilities are currently in use. The Club stated that uncertainty related to the renewal plan limits its ability to pursue grant funding and fundraising for court and facility upgrades.

Looking ahead, the Club noted that its future needs could potentially be accommodated within a proposed multi-use facility or through a modest standalone clubhouse near the existing courts. The potential need for additional parking if new amenities are introduced was also identified.

5.2 Penticton Yacht Club

Feedback from the Penticton Yacht Club was received on November 13, 2025. The club provided written feedback on the updated Phase 2 concept illustrations and referenced its more than 70-year history of continuous marina operation and service to approximately 1,200 members. While supportive of long-term planning for the area, the Club expressed concerns regarding the level of direct consultation during the development of the updated concepts.

The Club highlighted its experience delivering and managing marina infrastructure without cost to taxpayers, including recent marina redevelopment projects, and identified itself as a potential long-term partner in waterfront renewal.

Key concerns raised included the absence of financial projections or cost estimates, the need to plan for significant existing and near-term marina infrastructure investments, and potential environmental, safety, and operational issues associated with locating new marina facilities directly on the shoreline. The Club also raised concerns regarding the potential loss of parking required to support marina operations, boat storage, maintenance activities, and public access.

The Yacht Club emphasized that waterfront lands should prioritize water-dependent uses and questioned the placement of non-water-related amenities in prime shoreline locations. Safety and feasibility concerns were also identified in relation to proposed public access on the marina breakwater.

The Club provided several recommendations, including retaining marina facilities near their existing footprint, maintaining essential parking, restricting public access to the breakwater, and ensuring

adequate parking to support proposed amenities. The Club also requested continued direct engagement in future stages of concept refinement and planning.

6.0 Conclusions

Overall, the majority of participants indicated that the updated concepts align, at least in part, with the Phase 1 vision. Approximately 66.7% of respondents felt the concepts somewhat reflected, mostly reflected, or reflected very well the community's vision, while 10.4% were unsure or neutral. A further 23% felt the concepts did not reflect their vision, indicating areas where concerns remain.

Consistent themes emerged across feedback forms, open houses, and written submissions. Participants expressed strong support for improved access and connectivity, particularly enhanced trail connections, including access to the KVR Trail, improved waterfront pathways, and better beach access. Maintaining open green and park space and protecting the natural character of the area were also widely supported.

Engagement with key user groups provided additional operational and historical context and reinforced the importance of long-term certainty, functional infrastructure, and continued involvement in future planning.

Next Steps

The feedback gathered through this second phase of engagement will be reviewed by City staff and presented to Council. This input will be used to refine the draft concept designs, establish priorities and an implementation timeline, and help shape the draft plan.

Appendix A – Engagement Timeline

The following list summarizes the main methods that were used to raise awareness about the project and the opportunities for residents to provide feedback through the first round of community engagement that took place between October 23 and December 5, 2025:

Date	Activity
Oct. 23	Phase 2 Project information and feedback form on www.shapeyourcitypenticton.ca
Oct. 23	Eblast
Oct. 29	Social media post
Oct. 29	Council Open House
Nov. 13	Eblast
Nov. 13	Social media post - boosted
Nov. 13	Facebook event launched - boosted
Nov. 17	Promotional Video launched
Nov. 20	Social media post
Nov. 25	Social media post
Nov. 27	Project-Specific Open House
Nov. 27	Social media post
Dec. 1	Social media post
Dec. 5	Phase 2 engagement ends

3. New Park and Concession



4. Trailhead and Beach Access



5. Esplanade Park Path
(disc golf course)



6. KVR Trail Link
(view from above on KVR Trail)



7. Grassland Trails and Bird Viewing



8. Concept Plan Overview



Appendix C – Written Submissions from the Penticton Tennis Club & Penticton Yacht Club



Penticton Tennis Club
675 Marina Way,
Penticton, BC, Canada, V2A 1H5
info@pentictontennisclub.com
pentictontennisclub.com

January 6, 2026

City of Penticton
171 Main Street
Penticton, B.C.
V2A 1E2

Attention: Steven Collyer, Housing and Policy Initiatives Manager

Dear Steven:

Re: Esplanade Renewal Plans

The Executive Board of the Penticton Tennis Club are pleased to provide the City Administration with our strong support for the Esplanade Renewal Plan, Phase 2, which includes the current location of the Penticton Tennis Club. This site has served the members of the tennis community well over the past 50 years, and we are looking to continue at this footprint over the next several decades.

Club History:

The Penticton Tennis Club has a long history in our City. The Club was established in 1898 on Tennis Street. Following World War 2, we moved to Skaha Lake until 1975. At that time, the Club was invited by the City to our current location, and the Penticton Yacht and Tennis Club was formed. A split with the Penticton Yacht Club occurred in 2011, with the loss of use of the adjacent building by the tennis courts due to disrepair in 2021. We also note the removal of the tennis indoor facility in 2006 to make way for the South Okanagan Event Centre that negatively impacted our tennis community, eliminating year-round play and programming. At that time, the City assured the tennis community that the indoor courts would be replaced. To date, this has not occurred.

Current Status:

Loss of the use of the existing building adjacent to the tennis court in 2021 has meant the Club has been operating without running water, washroom facilities, social gathering or meeting areas, office space for tennis professionals, or storage space. We have adapted by utilizing a seasonal port-a-potty and sea-can for storage, pending a long-term solution.

Our Strengths:

The strength of the Club resides in the commitment of its members, and the offering of

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programs to our members and the general public of all ages.

- Our Junior Program provides individual, group lessons, and summer camps for children ages 6 and up. The lessons and camps are popular, with over 120 juniors taking part this past year.
- Our adult programs continue to expand with clinics, lessons, drop-in sessions and leagues for our 180 adult members, as well as the general public.
- Tournaments are held throughout the year, which bring in revenues, benefitting both the Club and the City.
- The membership fees are affordable. The Club awards two annual scholarships to graduating high school students going on to higher education. In addition, we provide funding for disadvantaged children to attend our summer youth camps.
- Our members offer lessons in the elementary schools, high school teams as well as working with the Physical Education teachers.
- Community outreach is a key component of our Club. We have an annual program that runs with the Discovery House residents and alumni. We have also reached out to SOWINS, SOICS and The Penticton Indian Band, aiming to introduce this sport we love to others. For some it is an opportunity of "Healing through Motion" and or simply connecting with new people in our community.

Benefits of our Current Location:

- Provides a natural setting that is protected from strong, south winds, has cooling breezes from proximity to Okanagan Lake, and provides players with the ability to cool off in the lake during extremely hot days.
- Our Junior Program has benefitted from the location being so close to a safe swimming beach on Marina Way, as we are able to incorporate a much-needed, cool-down lunch break for the Juniors during the hot summer days of their camps.
- No residential concerns from neighbours over noise, traffic or light pollution during evening play, and no curfews are required for night play.
- Adequate parking for our members
- Easily accessible
- We are a daily consistent presence in that area from early spring to late fall – being the eyes and ears for by-law, police, ambulance and fire responders.

Summary:

Although the tennis courts are in need of renovation work, we cannot access grant monies or begin a fundraising campaign until the City determines the outcome of the Renewal Plan. We have been a long-term tenant at the current site, and have built and maintained the courts, lights and infrastructure at our own expense for 48 years.

With the addition of a Multi-Use Facility, we believe there may be a need for additional parking spaces.

Ideally, the requirements of a clubhouse would be served by the new Multi-Use Facility. However, if that is not feasible, a clubhouse with washrooms and running water could possibly be provided on the current boat trailer storage area adjacent to the tennis courts.

Thank you for continuing to include us during the planning phases of the Esplanade Renewal. We look forward to working with you in the coming months and years.

Yours sincerely,

The Board of Directors,
Penticton Tennis Club

Cc

Mayor Julius Bloomfield
Councillor Isaac Gilbert
Councillor Ryan Graham
Councillor Jason Reynen
Councillor Shannon Stewart
Councillor Campbell Watt
Anthony Haddad, City Manager
Blake Laven, General Manager of Development Services
Kelsey Johnson, General Manager of Community Services
Sheri Raposo, Land Administrator



Response & Request for Engagement

Penticton Yacht Club

info@pycmarina.com

250-770-2000

293 Marina Way,

Penticton, BC V2A 1H5

November 13, 2025

Attention: Sheri Raposo (Land Administrator) and Steven Collyer (Housing and Policy Initiatives Manager)

RE: Response and Request for Engagement — Esplanade Renewal Plan, Phase 2 — Updated Concept Illustrations

Dear Sheri and Steven,

The Penticton Yacht Club's Strategic Planning Committee has reviewed the City of Penticton's recently released updated concept illustrations for the long-term vision of the marina basin and Esplanade Renewal Plan — Phase 2. As the organization that has operated on this waterfront for seventy-one (71) consecutive years, representing twelve-hundred (1,200) members, we appreciate the opportunity to provide feedback during this important planning process.

It is important to note that the updated concept illustrations, as presented, were developed without any direct consultation or input from the Penticton Yacht Club, despite our long-standing operational experience, our significant community footprint, and our demonstrated track record of delivering major waterfront projects successfully and responsibly.

Demonstrated Performance & No Cost to Taxpayers

We believe it is essential for the city to consider the Penticton Yacht Club's established record of successfully managing, redeveloping, and maintaining waterfront marina assets. Most notably:

- The Skaha Marina redevelopment, now entering its successful operational phase, was completed by the Penticton Yacht Club two (2) years ahead of schedule, at no cost to the city or taxpayers.
- Likewise, the Okanagan Marina has always been operated and maintained by the Penticton Yacht Club without any cost to the city or taxpayers, while consistently generating ongoing revenue for the city through lease payments and related operational fees.

This proven ability to deliver large-scale projects responsibly, efficiently, and at no financial burden to the public highlights the value of the Penticton Yacht Club as a long-term partner in managing the marina basin.

Esplanade Renewal Plan — Key Considerations

- 1. Lack of Financial Planning** — The plan includes no financial projections or cost estimates. A redevelopment of this scale requires transparent, realistic financial modelling to ensure feasibility and long-term sustainability.
- 2. Clubhouse & Restaurant Capital Requirements** — A practical and functional redevelopment plan must include a fully costed plan for a new clubhouse and restaurant, requiring an estimated \$3-5 million investment to maintain required services and operational continuity.

3. **Existing Infrastructure Needs** — The marina faces significant near-term capital requirements, including approximately \$4 million in dredging, a new fuel facility and underlying infrastructure, as well as dock renewal and fire suppression upgrades.
4. **Importance of Recreation & Community** — The Penticton Yacht Club plays a vital role in providing numerous recreational opportunities to the community by offering access to a variety of water sports, including sailing, racing events, regattas, seasonal events, festivals, and waterfront activities that benefit the community as a whole.

Updated Concept Illustrations — Key Concerns

1. **Draft Concept Illustration #2 on the Overview — “New Marina Facility”** — The overview illustration and corresponding view point illustration #2, shows a “New Marina Facility” right on the shoreline, replacing the existing clubhouse and restaurant. Locating a new facility on the shoreline raises environmental concerns as well as service concerns. The gas lines for the public gas dock would be located directly under the building, the building would encroach on the public boat launching area, and would also impede upon the multiple existing houseboat moorage spaces. *Also, in consideration that the “New Multi-Use Facility” (East Clubhouse) has to rebuilt on its existing foundation because it’s so close to the lake - can a “New Marina Facility” even be built that close to the shoreline?*
2. **Draft Overview Illustration — Waterfront Land Must Prioritize Waterfront Uses** — The inclusion of tennis courts - which do not require waterfront access - is concerning, particularly when a non-water sport displaces or limits water-dependent recreation and marina operations that must remain along the shoreline.
3. **Draft Concept Illustration #3 on the Overview — “New Park”** — The overview illustration and corresponding view point illustration #3, represents a “New Park”, replacing the existing parking lot. The whole shoreline of this “New Park” as presented in the illustration would have to be securely fenced to prevent the public from accessing the marina water ways - so park users would have *no* lake access. Also, a “New Park” at the conceptualized location would grossly impede upon the marina’s main dock access gate and completely remove vital parking for the boating community, which currently provides recreational staging areas, year-round watercraft storage, and year-round access to watercraft repair and maintenance businesses that serve the whole community. Situating the “New Park” where the tennis courts are currently located would provide a more functional and enjoyable parkland area complimenting Esplanade Beach, a non-motorized water-sports area, hiking, bird viewing, and would also provide park users with direct access and proximity to the proposed “New Multi-Use Facility”.
4. **Draft Concept Illustration #1 on the Overview — “New Multi-Use Facility” — Parking, Recreation Access, and Public Use** — The overview illustration and corresponding view point illustration #1 do not account for adequate parking to support public access to the “New Multi-Use Facility”, Esplanade Beach, non-motorized water sports area, the enhanced trail network including connections to the KVR, bird viewing, future community sailing programs, a “New Park” and/or tennis courts - represented in view point illustrations #1, #4, #6, and #7.
5. **Draft Overview Illustration — Breakwater Path and Fishing Platforms** — Placing a “Breakwater Path” and “Fishing Platforms” on the Breakwater (shown in the Overview) is not feasible or safe for public access. The inside (south) side of the Breakwater is the busiest boat route in the whole marina - it also contains visitor slips, a safe harbour area, and would require very secure fencing along its entirety to keep the public from entering the busy waterway. The Breakwater, which is under Federal jurisdiction, is comprised of riprap - public access would lead to erosion and put the breakwater at risk. It has also been noted by community members that fishing around the marina is not popular due to boat traffic and large population of natural predators (water fowl and birds) in the vicinity. There is already a similar public path along the peninsula immediately to the west of the public gas dock and public boat launch.

RECOMMENDATIONS

The Penticton Yacht Club recommends the following to the City of Penticton in regards to the Esplanade Renewal Plan — Phase 2 — Updated Concept Illustrations:

1. THAT the “New Marina Facility” be rebuilt on or near its existing footprint;
2. THAT waterfront uses be prioritized on waterfront lands;
3. THAT the existing parking lot be retained as is, THAT the “New Park” be moved to the where the tennis courts currently are;
4. THAT parking be added to accommodate the “New Multi-Use Facility” and surrounding amenities;
5. THAT dedicated Penticton Yacht Club storage be included at the “New Multi-Use Facility”;
6. THAT public access be completely restricted on the Breakwater; and
7. THAT a representative from the Penticton Yacht Club participate in the working group to provide input on the next concept illustrations’ revisions and finalization.

Request for Engagement

Given the scale of planning underway and the upcoming Request for Proposal (RFP) for a new twenty-five (25) year lease, we formally request direct engagement with the city during the next stages of the process.

The Penticton Yacht Club has:

- A seventy-one (71) year track record of responsible marina operation;
- Proven financial stewardship;
- Demonstrated capacity to deliver major capital projects at no cost to taxpayers; and
- A deep, long-term commitment to the community and the waterfront.

We are well positioned to provide valuable insight that will help ensure the redevelopment is financially viable, operationally practical, and beneficial to the entire community.

We welcome the opportunity to meet with city representatives and working group to discuss the illustrated concept plans and collaborate on a realistic and sustainable long-term plan for the marina basin.

Sincerely,

Penticton Yacht Club, Strategic Planning Committee

info@pymarina.com