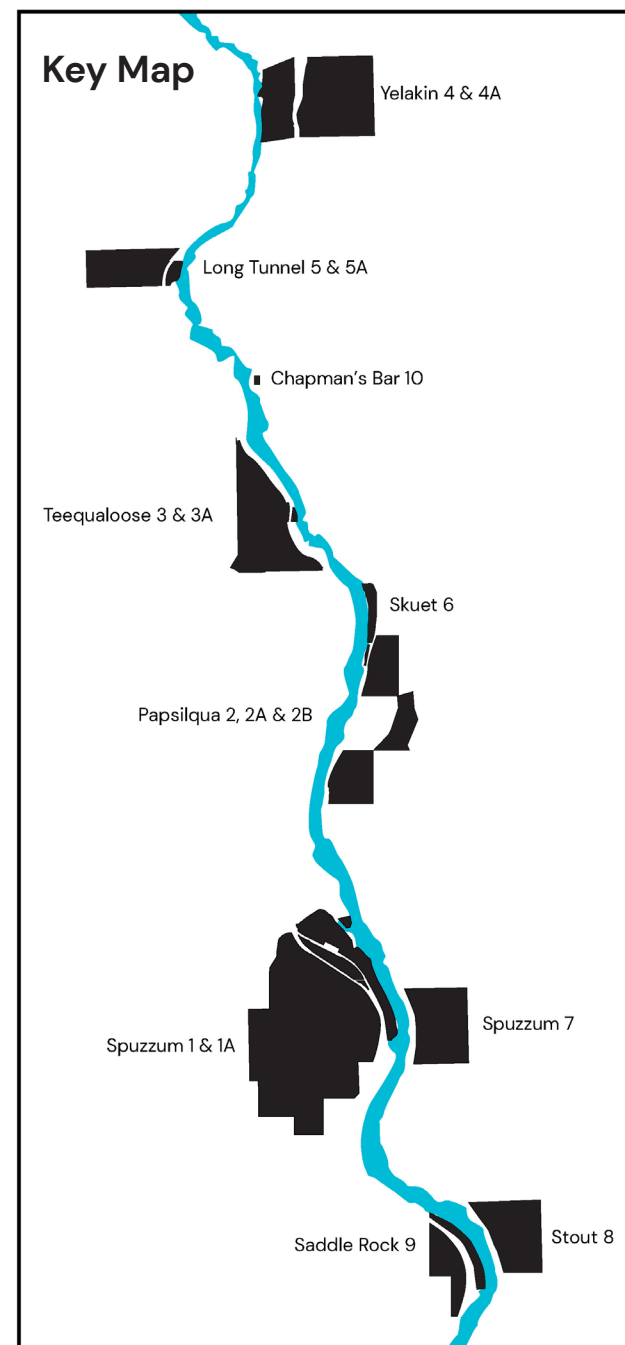




# Spuzzum First Nation Land Use Glossary Workbook

*DRAFT – For community review and discussion purposes only*

July 2020



# Glossary & Objectives

Below is a glossary of the land uses identified in the Land Use Scenario Workbook. Each definition has a list of associated objectives underneath it. Please review, approve, and, if applicable, provide any feedback you may have.



## Community Hub

The intent of Community Hub designation is to act as the centre of Spuzzum First Nation, featuring a mix of housing, administration, recreation, community and cultural facilities. Community gardens and greenspaces will be encouraged, especially in residential areas. Development of sidewalks, installation of signs, and lighting will promote the safety of our community members and visitors. A network of pathways will connect this area to other areas within Spuzzum First Nation.

### Land Use Objectives

- Provide a range of community services
- Protect, maintain, and enhance current housing stock
- Provide a variety of housing options for Spuzzum First Nation members
- Provide space and greenery in residential areas
- Promote economic development opportunities along highway
- Create a safe and pedestrian-friendly environment for members of all ages, particular along the highway and rail line
- Establish a network of pathways that connects the area to other areas within Spuzzum First Nation
- Protect the environment

### Approve?

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| <input type="checkbox"/> Yes | <input type="checkbox"/> No |
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### Comments/Notes:



## Mixed Use

The intent of the Mixed Use designation is to provide a variety of community and economic development opportunities. The designation utilizes the highway frontage and existing infrastructure, which supports the development of a mix of housing and employment uses for Spuzzum First Nation members and retail uses for members and non-members. Examples of retail uses may include a tourism centre, gift shop, convenient store, and a gas station. Existing community and cultural places will be enhanced and new places will be provided to support the gathering of the community and to provide play areas for children. Community access to the Fraser River will be encouraged where possible.

### Land Use Objectives

- Establish a gateway to Spuzzum Lands through signage
- Provide a variety of housing options that support all Spuzzum First Nation members
- Make use of existing infrastructure
- Promote economic development opportunities along the highway
- Provide employment opportunities for Spuzzum First Nation members
- Protect the environment and banks of the Fraser River
- Provide space and greenery in residential areas
- Create a safe and pedestrian-friendly environment for Spuzzum First Nation members of all ages, particularly along the highway and rail line
- Establish a network of pathways that connects the area to other areas within Spuzzum First Nation

### Approve?

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### Comments/Notes:



## Recreation

The intent of the Recreation designation is to provide outdoor recreational spaces and facilities to support an active lifestyle and healthy living for Spuzzum First Nation members. The designation includes a mix of active and passive uses. Active uses include buildings and structures for outdoor leisure and athletic activities and can include sport fields, tracks, parks and playgrounds, including a pit house. Passive uses include land and water for non-intensive leisure activities such as trails and boardwalks. The existing transmission corridor Right-of-Way may be integrated into the existing and future network of pathways to connect the various areas on Spuzzum. The vision is to promote recreational opportunities while respecting the area's natural features.

### Land Use Objectives

- Promote an active lifestyle and healthy living for Spuzzum First Nation members
- Provide opportunities for indoor and outdoor recreation and community gathering
- Protect the environment
- Protect the banks of sensitive waterways
- Make use of the transmission corridor Right-of-Way for passive recreational uses

### Approve?

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

### Comments/Notes:



## Light Industrial & Commercial

The intent of the Light Industrial / Commercial designation is to take advantage of the prime highway frontage along Highway 1, Light Industrial / Commercial provides space for light industrial employment uses that are environmentally benign and do not include heavy industrial uses (such as manufacturing). Uses may include warehousing, offices, supportive services (such as a convenience store), as well as logging-related uses. It is important to locate employment uses that support light industrial activities away from residential areas and traditional, cultural, and spiritual sites, such as the cemetery to minimize any potential negative impacts (e.g., noise and dust).

### Land Use Objectives

- Provide employment opportunities for Spuzzum First Nation members
- Provide economic development opportunities on Spuzzum Lands
- Enhance environmental features
- Maximize land uses along the highway

### Approve?

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

### Comments/Notes:



## Employment

The intent of the Employment designation is to provide a commercial and economic development hub for Spuzzum First Nation, creating opportunities for member employment. Fronting on high traffic areas, such as along Highway 1, Employment will support a variety of commercial activities, including the selling and renting of products and/or services to Spuzzum First Nation members and non-members.

### Land Use Objectives

- Provide a range of commercial uses to meet the needs of Spuzzum First Nation members
- Provide employment opportunities for Spuzzum First Nation members
- Encourage commercial development in strategic locations along the highway
- Support the creation of tourism-based commercial uses that provide recreational and natural outdoor experiences on Spuzzum Lands

### Approve?

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

### Comments/Notes:



## Tourism

The natural beauty of the Fraser River and Spuzzum First Nation's proximity to Alexandra Bridge Provincial Park offer the potential for commercial tourism opportunities. The intent of the Tourism designation is to promote tourism-related economic development opportunities that respect the area's natural features and Spuzzum's traditional, cultural, and spiritual practices. Commercial tourism activities may include an eco-lodge, camping, hiking, fishing, and boating, as well as guided tours.

### Land Use Objectives

- Provide employment opportunities for Spuzzum First Nation members
- Promote environmentally friendly tourism practices
- Balance economic development with honoring Spuzzum traditional, cultural, and spiritual practices
- Provide recreational opportunities for Spuzzum First Nation members and non-members

### Approve?

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

### Comments/Notes:



## Future Development

The Future Development designation provides for a variety of potential future development opportunities to support community needs. These lands may be appropriate to include a mix of residential, commercial, and community uses. Further studies will be required to determine the best use of the land. Until road access is established to area's designated with this land use, it is envisioned that natural features will be protected and support current traditional, cultural, and spiritual practices, such as mushroom harvesting.

### Land Use Objectives

- Set aside potential developable lands to meet future residential, economic, and community development needs
- Consider the location of potential developable lands when making land use and servicing decisions.
- Protect the environment
- Protect the banks of sensitive waterways
- Protect the area for traditional, cultural, and spiritual practices

### Approve?

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

☐ Yes ☐ No

### Comments/Notes:





## Environmental & Cultural Enhancement

The Environment & Cultural Enhancement designation is intended to ensure an area remains as close to its natural state as possible, while providing opportunities for community access, including fishing and hunting activities. The vision is to promote environmental stewardship on the lands, while providing opportunities for the community to access areas for traditional, cultural, and spiritual practices. Enhancements ensure that the areas remain environmentally healthy, safe and accessible for community members.

### Land Use Objectives

- Protect the environment
- Protect the banks of sensitive waterways
- Protect the area for traditional, cultural, and spiritual practices
- Provide recreational opportunities for Spuzzum First Nation members

### Approve?

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### Comments/Notes:



## Cemetery

Spuzzum Area #4 is the location of the community cemetery. The intent is to preserve this sacred space for burials and the honouring of the ancestors. The vision is to contribute to the preservation of the cultural and spiritual heritage of Spuzzum First Nation.

### Land Use Objectives

- Honour community members who have passed

### Approve?

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|------------------------------|-----------------------------|
| <input type="checkbox"/> Yes | <input type="checkbox"/> No |
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### Comments/Notes: