Our Vision For The Future.
Downtown Langley Master Plan

SUMMARY
What Makes Langley Special
Special Design Opportunities
Action Plan
Sustainable Design PRINCIPLES

**ECONOMIC**
- Build on the unique strengths and successes
- Expand the mix
- Increase housing options
- Expand specialty shopping in the core

**SOCIAL**
- Enhance spirit of place
- Integrate new development with existing character
- Encourage affordability through housing diversity
- Increase safety and security
- Design for all seasons

**ENVIRONMENTAL**
- Make it green
- Increase the pedestrian, bicycle, and transit network
- Use best practices in green building and sustainability planning
Downtown Strategy

3 C Strategy

Concentrate

Complement

Connect
SPECIAL DESIGN DISTRICTS
THE CORE
CIVIC PRECINCT

- Arts and Cultural Centre as entry focal point and orientation for the downtown
- New Langley museum of “Innovation”
- New Parkade and easy pedestrian connection to city centre
- Strengthen civic function through greater visibility and concentration of facilities
ENTERTAINMENT DISTRICT

Entertainment District

- Hotel/Casino/Theatre
- Convention complex
- Children’s Museum
- Festival Park
- Micro Brewery
- Interurban Tram
Entertainment District
Children’s Museum
INDUSTRIAL ARTS

Industrial Alley

- Children's museum anchor
- Industrial Arts & custom fabrication; artisans
- Stormwater canal
- Incubator Business
WEST GATEWAY

Westgate Boulevard
- Extending The Core along Fraser Hwy. 201A to 204th
**Transit Hub**

- **Prairie Station** - regional commuter train
- **Greyhound Bus Terminal** - move to redeveloped Rainbow Mall
- **Local Bus Hub**
- **Bike Valet**
- **Interurban Shuttle**
MOBILITY PLAN
Pedestrians, Bikes, Transit and Parking Support
PARK AVENUE

Park Avenue
LANGLEY MALL: Short Term

Transition Areas
- Langley Shopping Mall
LANGLEY MALL: Longer Term

Transition Areas
○ Langley Shopping Mall
A PLAN FOR ACTION

Potential Next Steps

SUGGESTED ACTION PLAN

MULTIPLE OPPORTUNITIES

**REVIEW, ORGANIZE AND COMMUNICATE**

- Create a “Vision Package”
- Complete an infrastructure assessment
- Create further detailed development plans
- Develop funding sources and partners

**POTENTIAL PILOT PROJECTS**

- Develop the Gateway Streets Program (West Gateway and Civic Centre)
- Assess potential for Civic Centre and Children’s Museum/Festival Park
- Determine feasibility for other private projects including the Transit Hub, West Gateway, Park Avenue, Langley Mall, and Industrial Arts.
CIVIC STREETS Improvements
West and Central Fraser Highway
Land Use and Growth Plan

SHORT TERM CORE

LONGER TERM CONSIDERATION: OUTER EDGES
Downtown Langley is....
Our Vision For The Future.