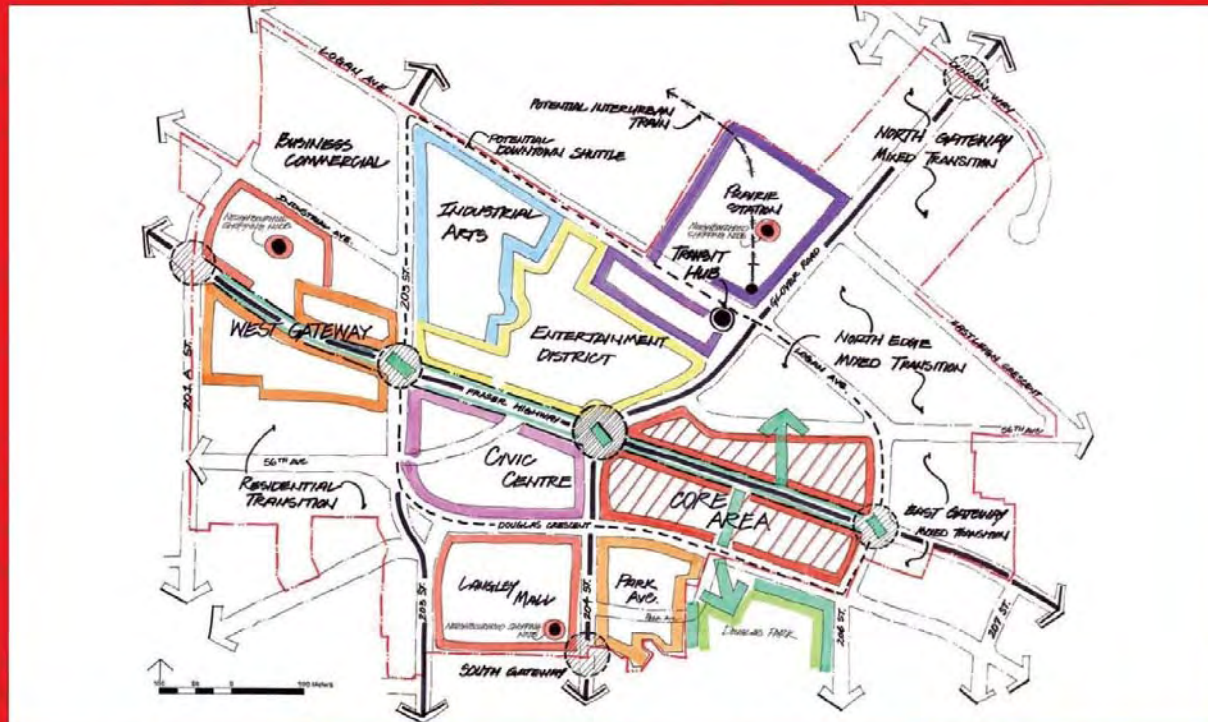


Our Vision For The Future.

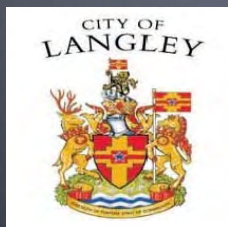


Civic Street

Children's Museum

Art Centre

Transport Hub



Downtown Langley Master 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

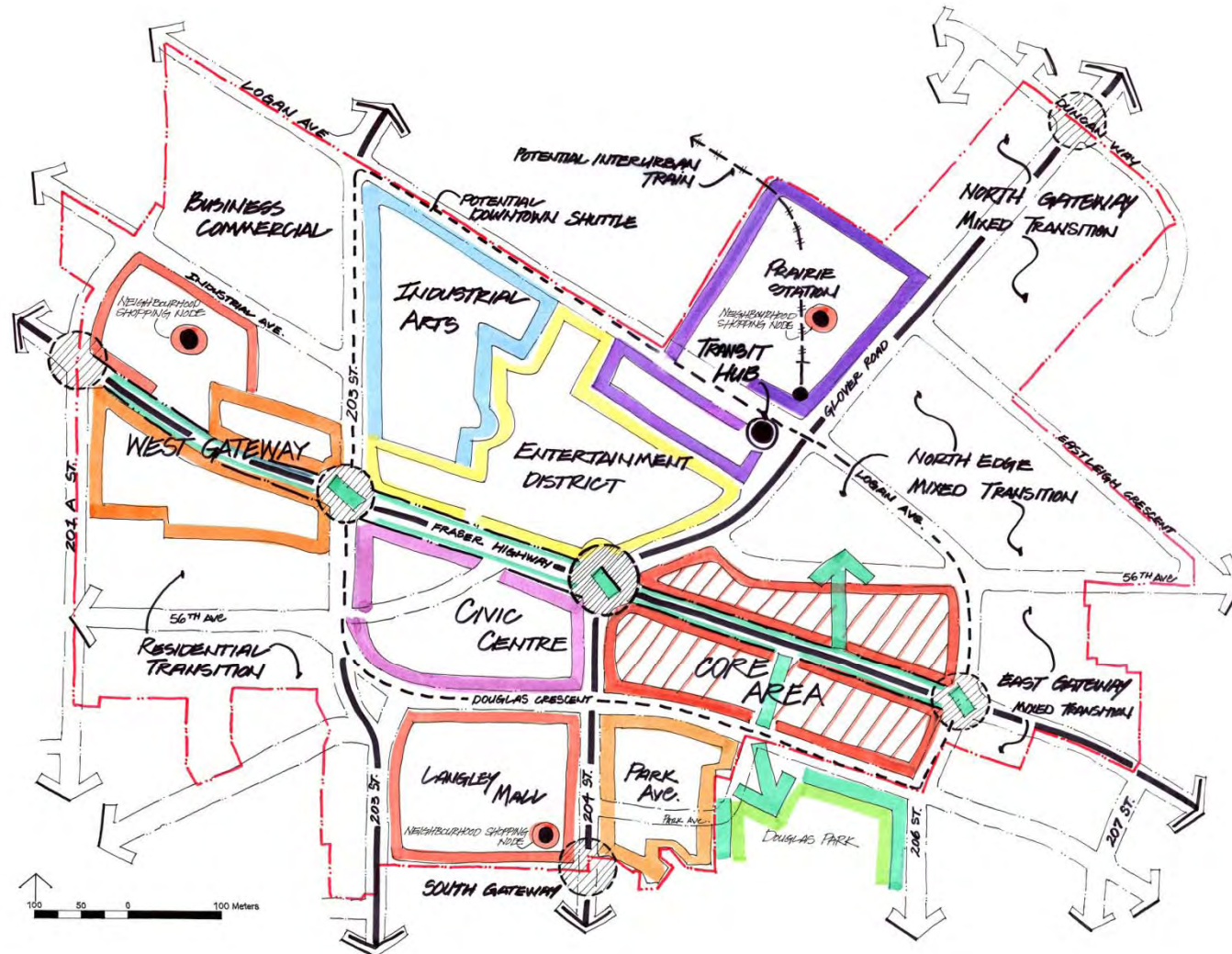
3 C Strategy

Concentrate

Complement

Connect

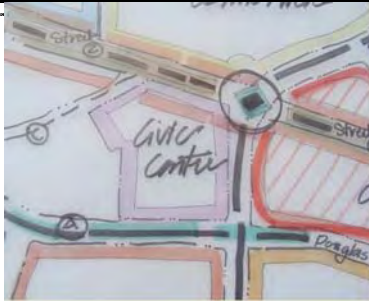
SPECIAL DESIGN DISTRICTS



THE CORE

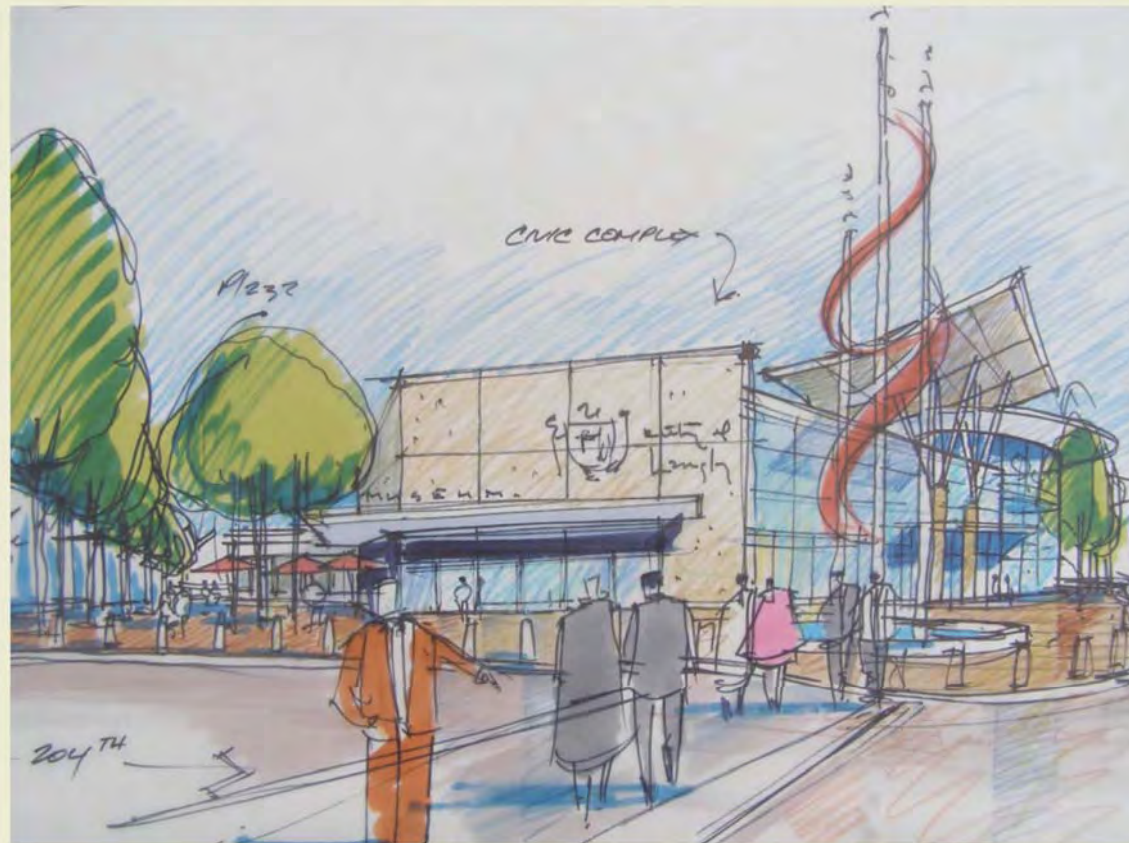


CIVIC PRECINCT



Civic Precinct

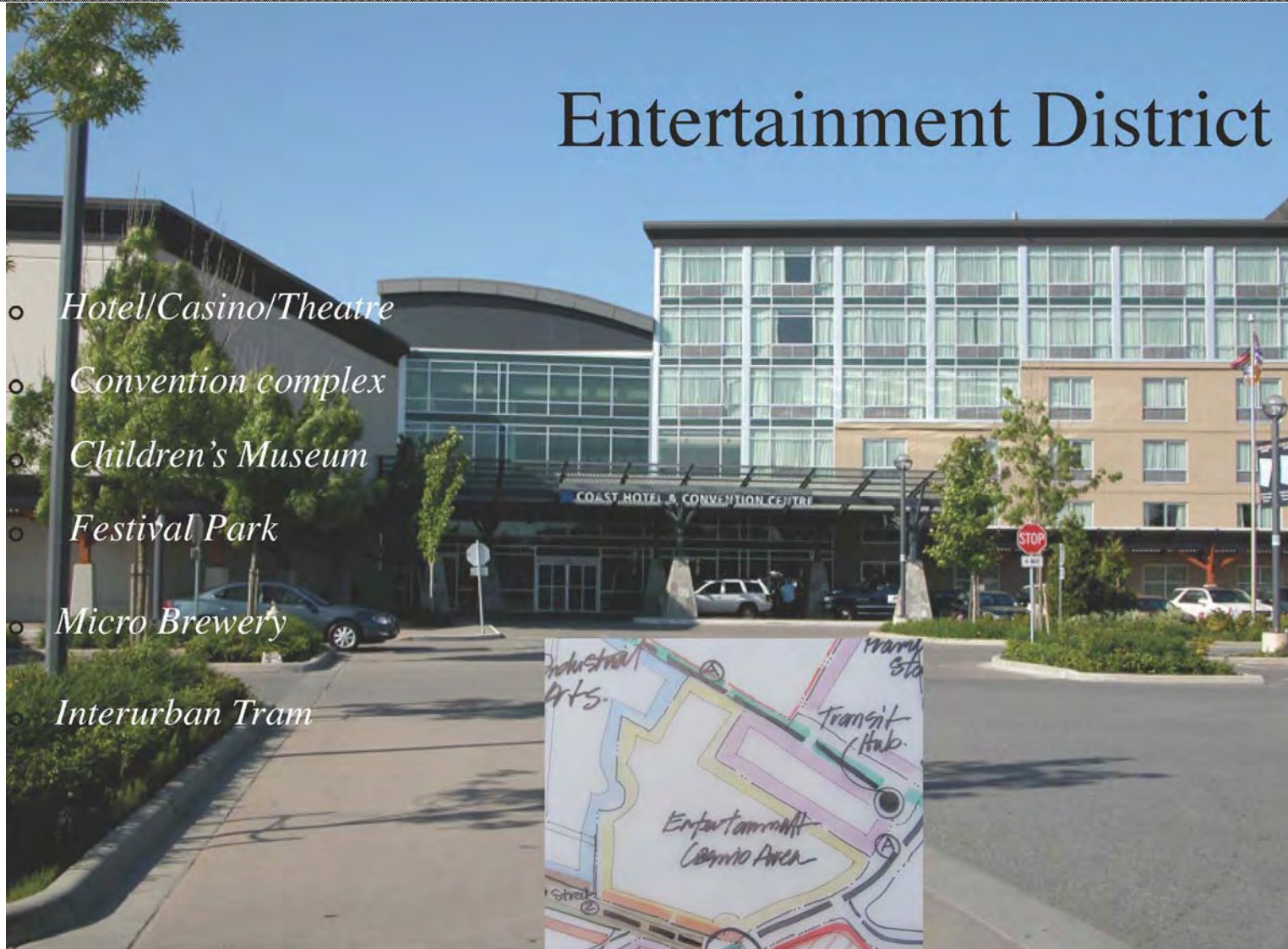
- Arts and Cultural Centre as entry focal point and orientation for the downtown
- New Langley museum of "Innovation"
- New Parkade and easy pedestrian connection to city centre
- Strengthen civic function through greater visibility and concentration of facilities



ENTERTAINMENT DISTRICT

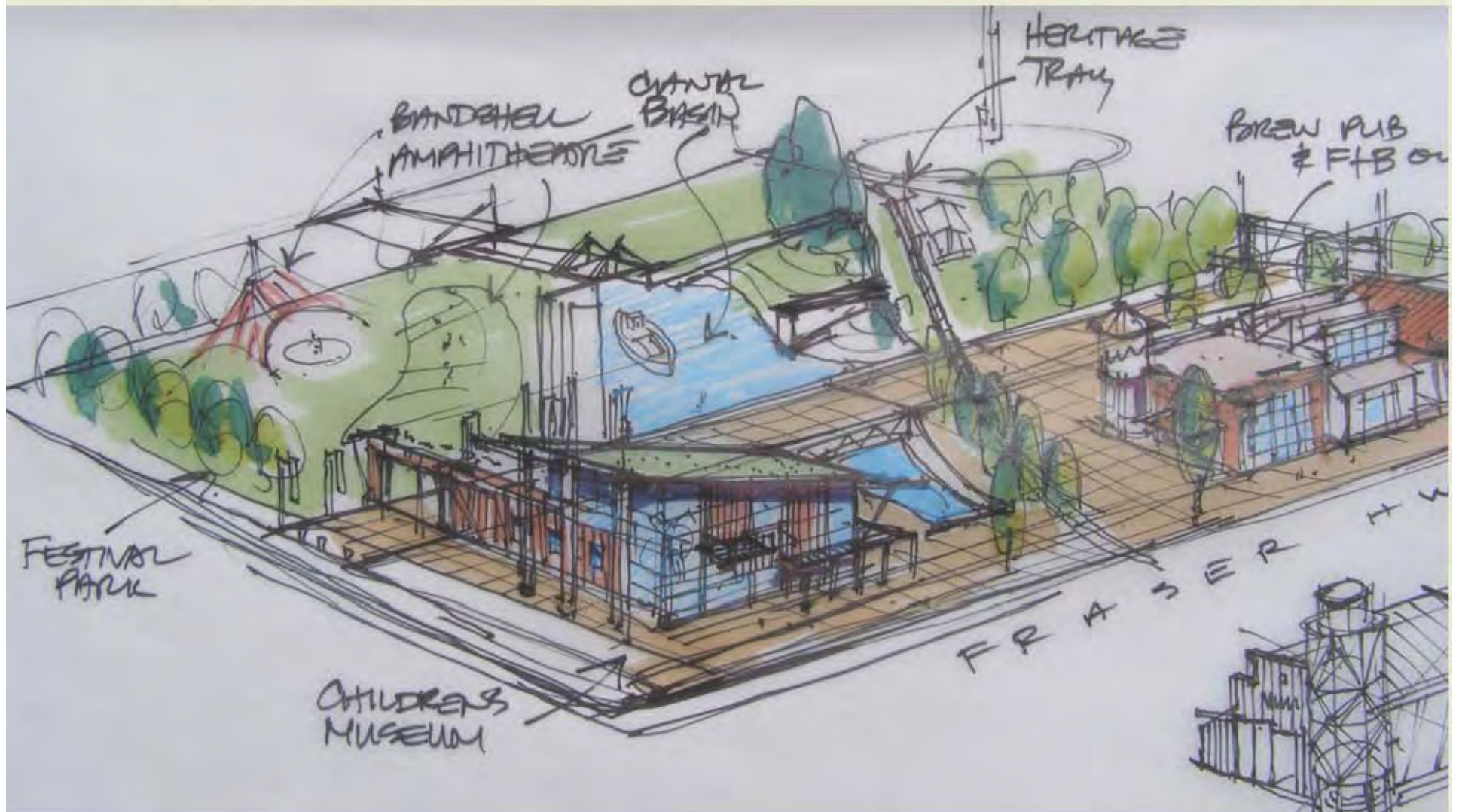
Entertainment District

- *Hotel/Casino/Theatre*
- *Convention complex*
- *Children's Museum*
- *Festival Park*
- *Micro Brewery*
- *Interurban Tram*

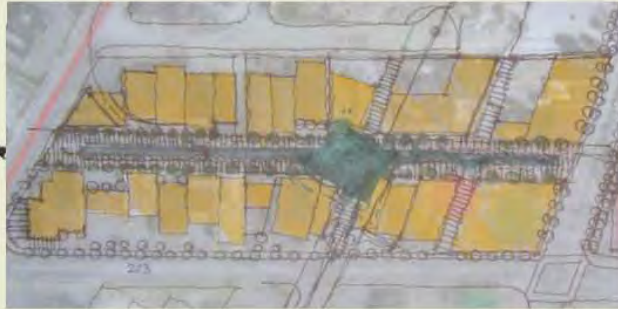


Entertainment District

Children's Museum



INDUSTRIAL ARTS



Industrial Alley

- *Childrens' museum anchor*
- *Industrial Arts & custom fabrication; artisans*
- *Stormwater canal*
- *Incubator Business*



WEST GATEWAY

Westgate Boulevard

o *Extending The Core along Fraser Hwy. 201A to 204th*

Westgate Boulevard

o *Extending The Core along Fraser Hwy. 201A to 204th*



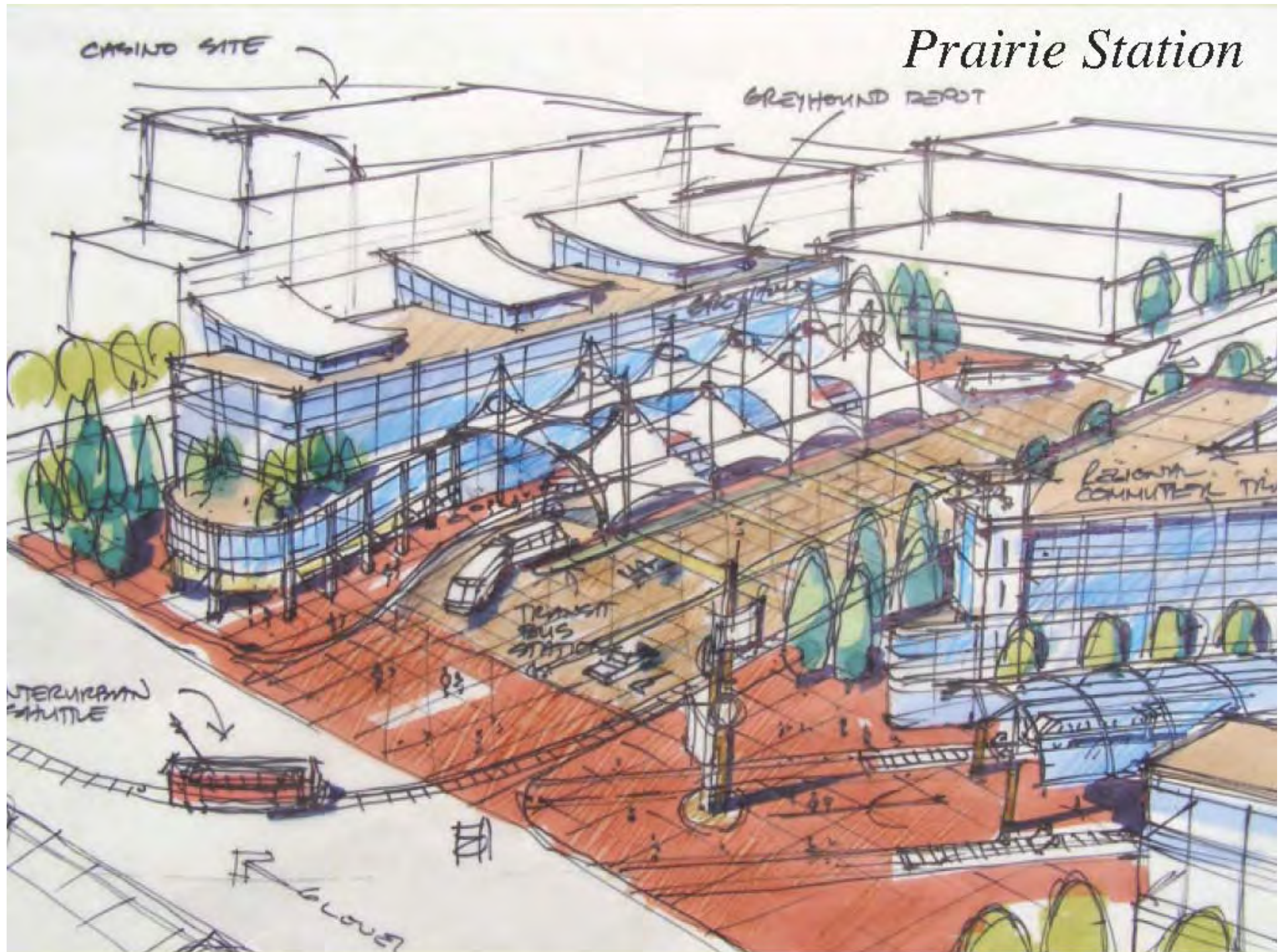
TRANSIT HUB

Transit Hub

- *Prairie Station - regional commuter train*
- *Greyhound Bus Terminal - move to redeveloped Rainbow Mall*
- *Local Bus Hub*
- *Bike Valet*
- *Interurban Shuttle*

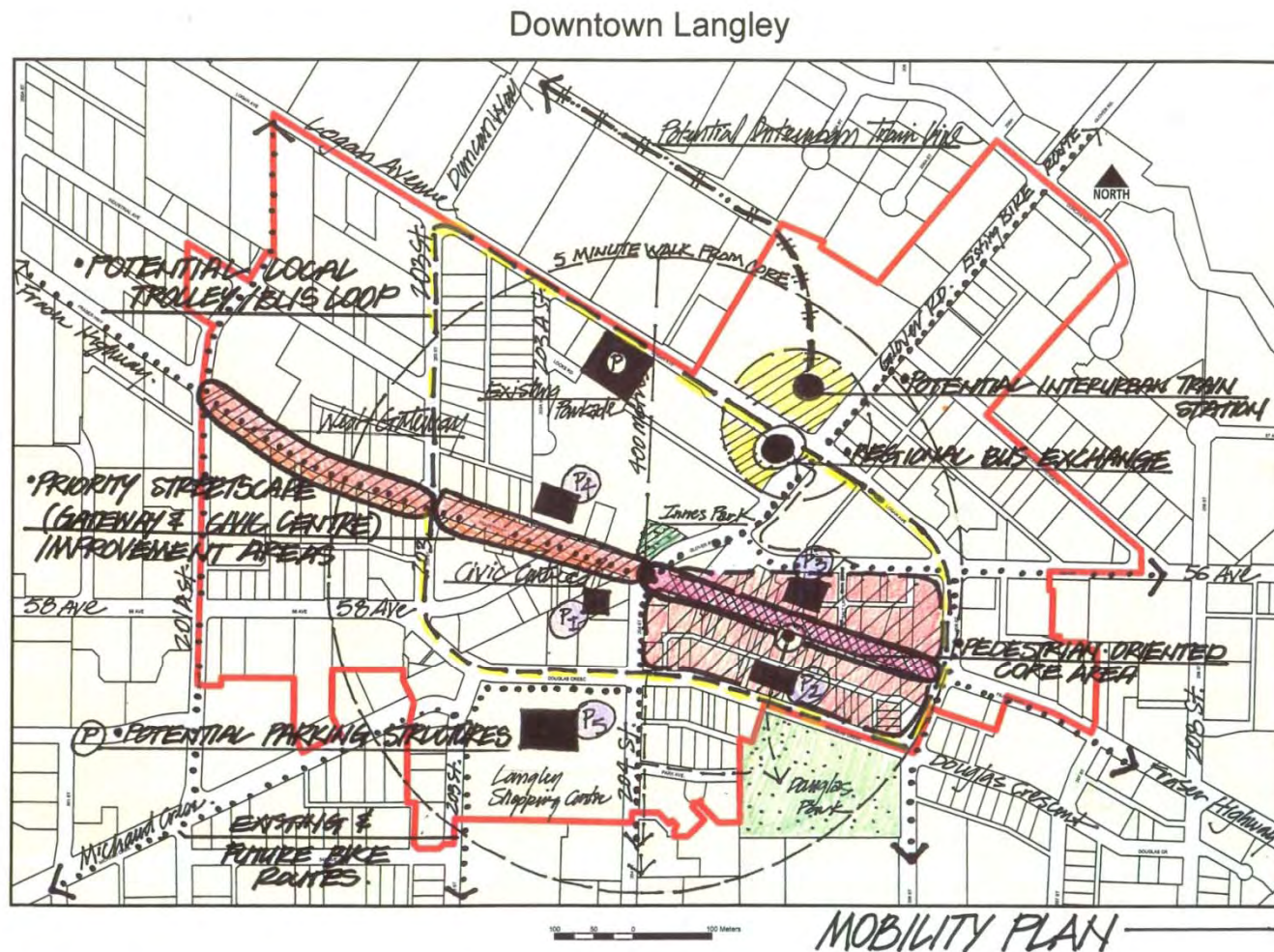


Prairie Station



MOBILITY PLAN

Pedestrians, Bikes, Transit and Parking Support



PARK AVENUE



Park Avenue

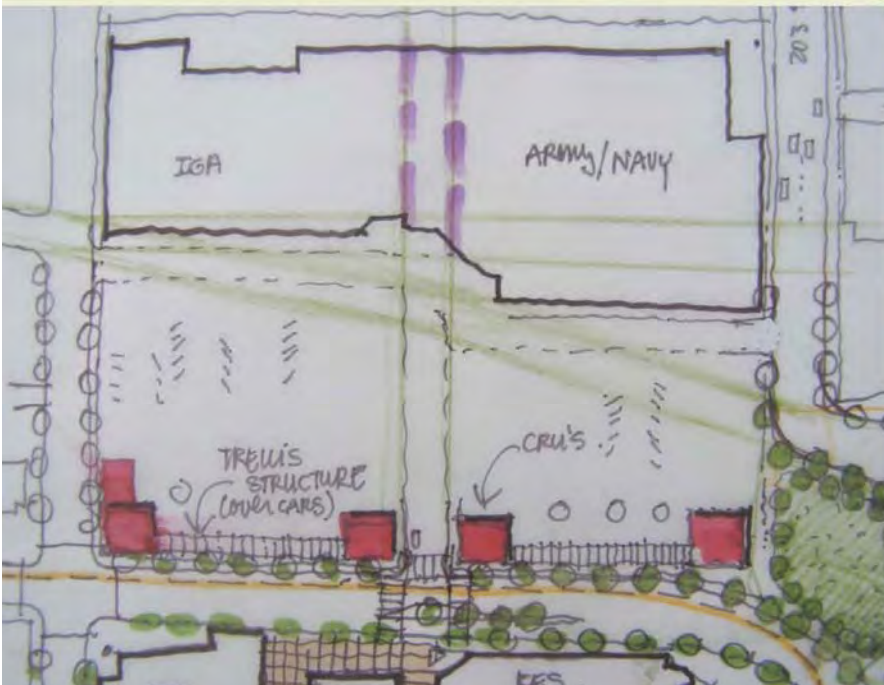


LANGLEY MALL: Short Term



Transition Areas

- *Langley Shopping Mall*

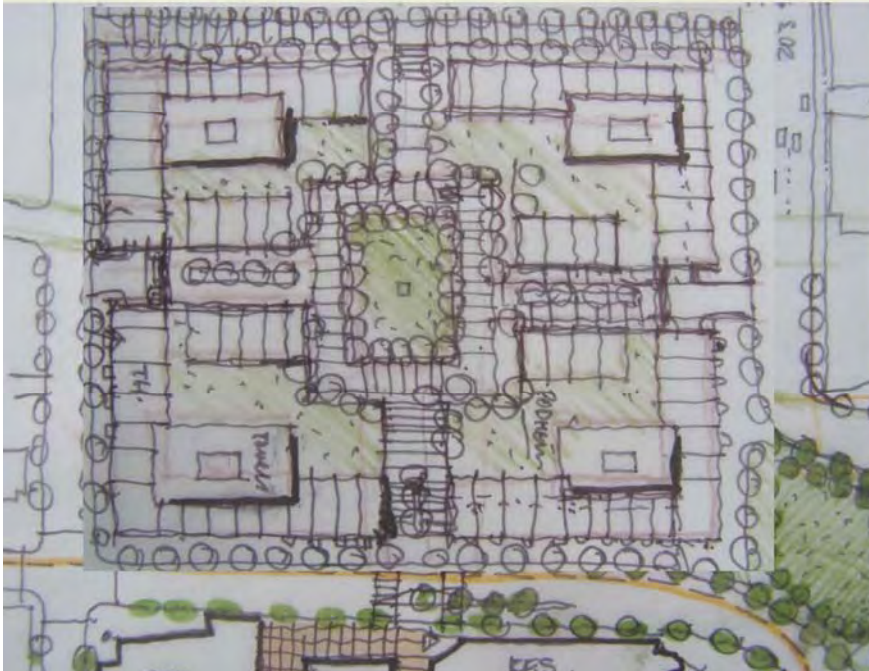


LANGLEY MALL: Longer Term



Transition Areas

- *Langley Shopping Mall*



A PLAN FOR ACTION

Potential Next Steps

SUGGESTED ACTION PLAN

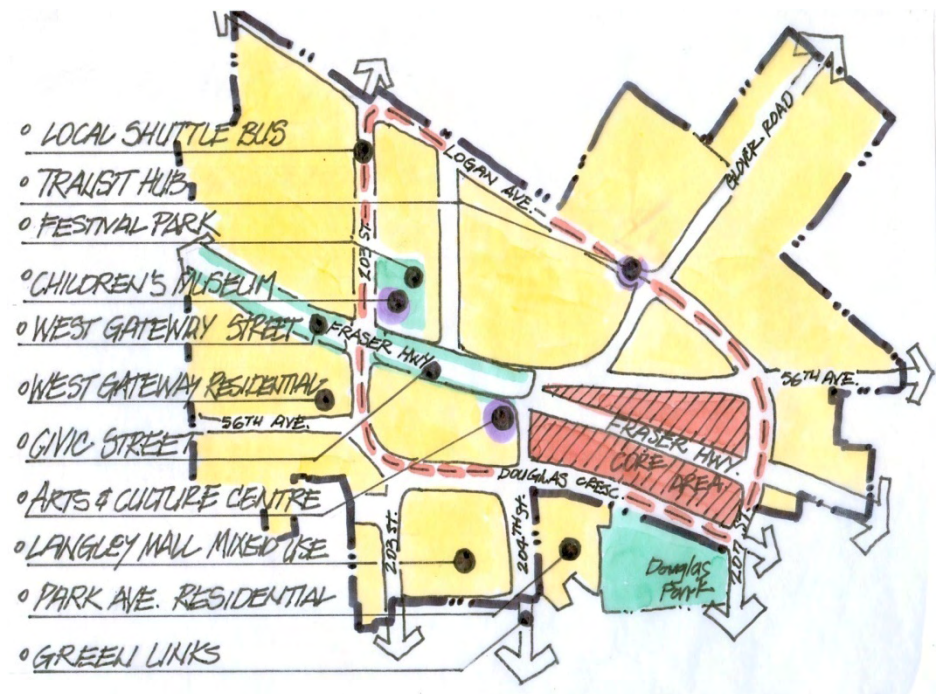
REVIEW, ORGANIZE AND COMMUNICATE

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

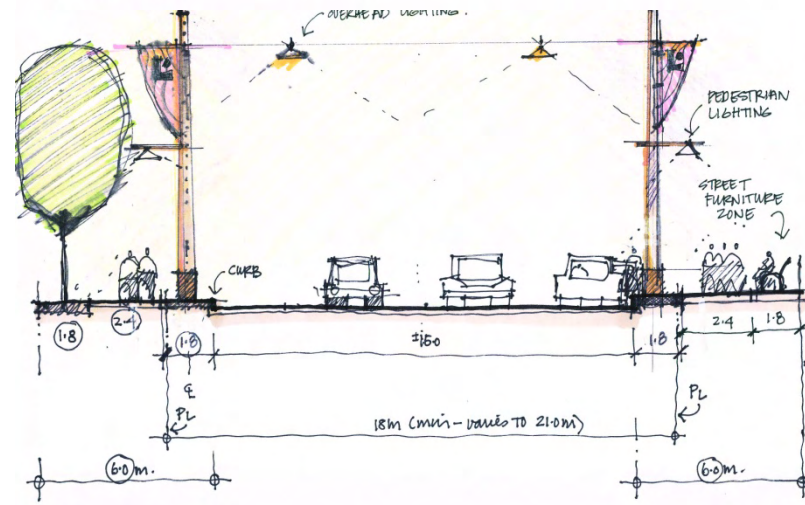
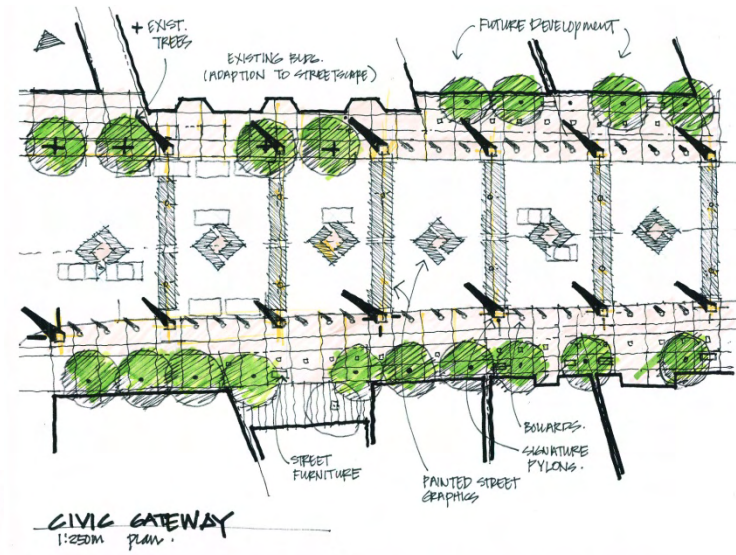
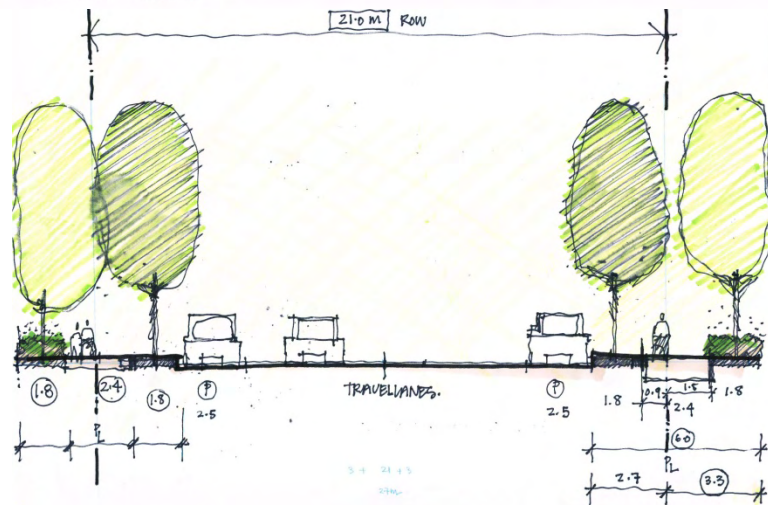
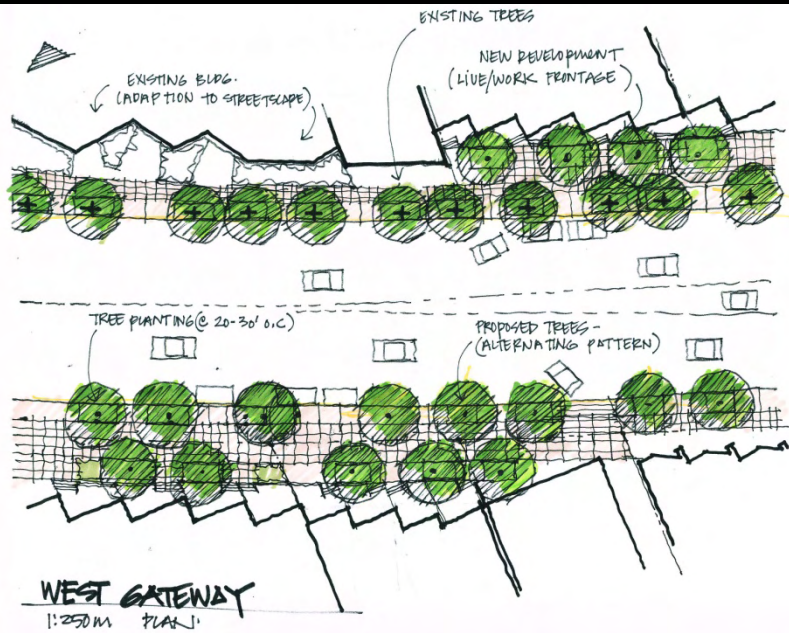
POTENTIAL PILOT PROJECTS

- 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.

MULTIPLE OPPORTUNITIES

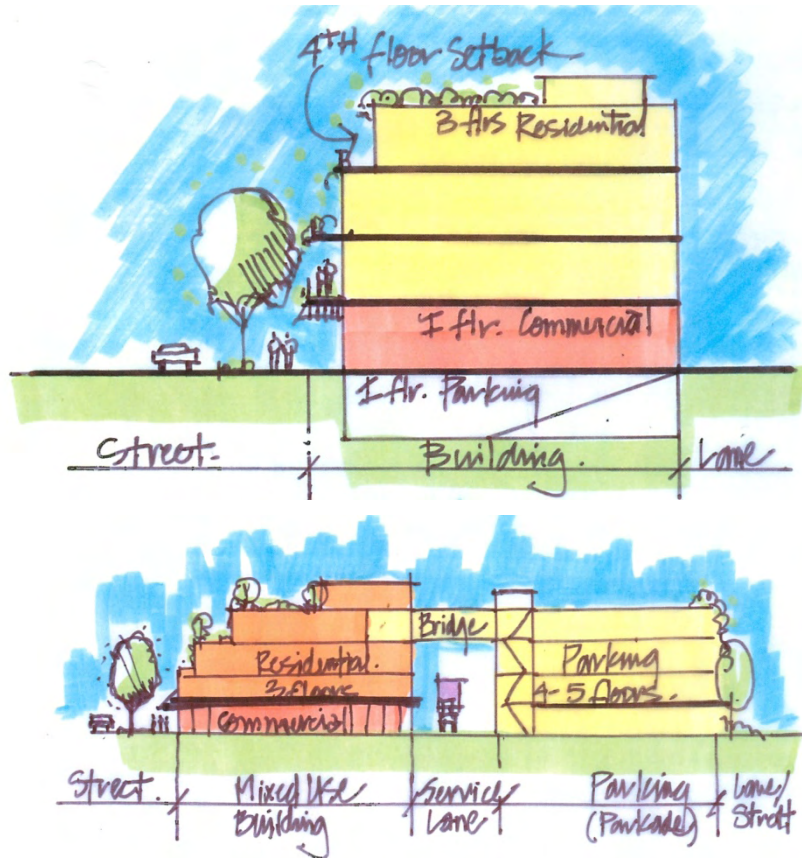


CIVIC STREETS Improvements West and Central Fraser Highway

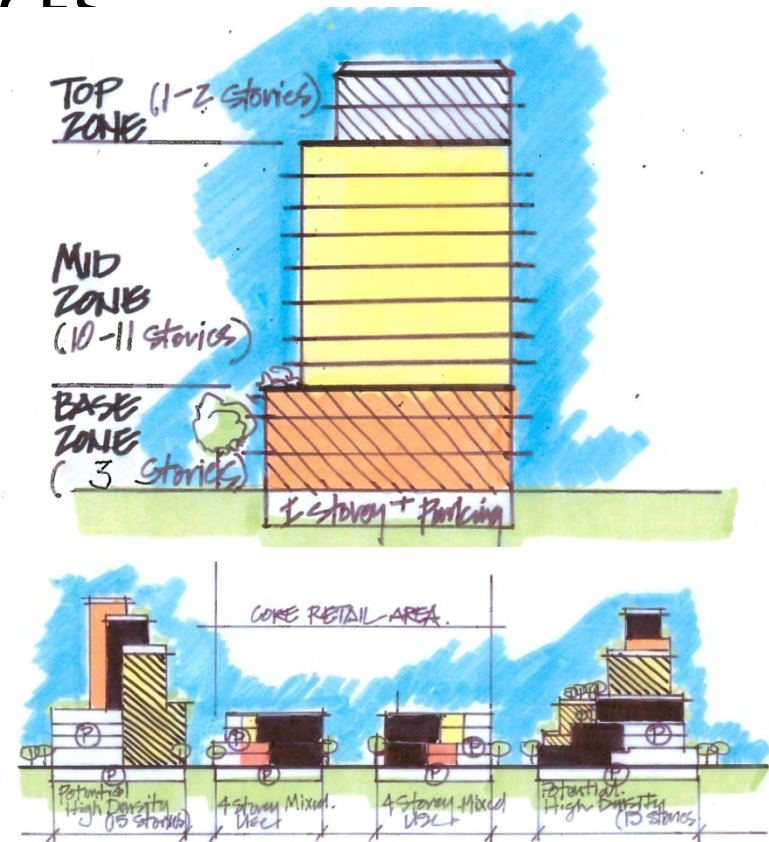


Land Use and Growth Plan

SHORT TERM CORE



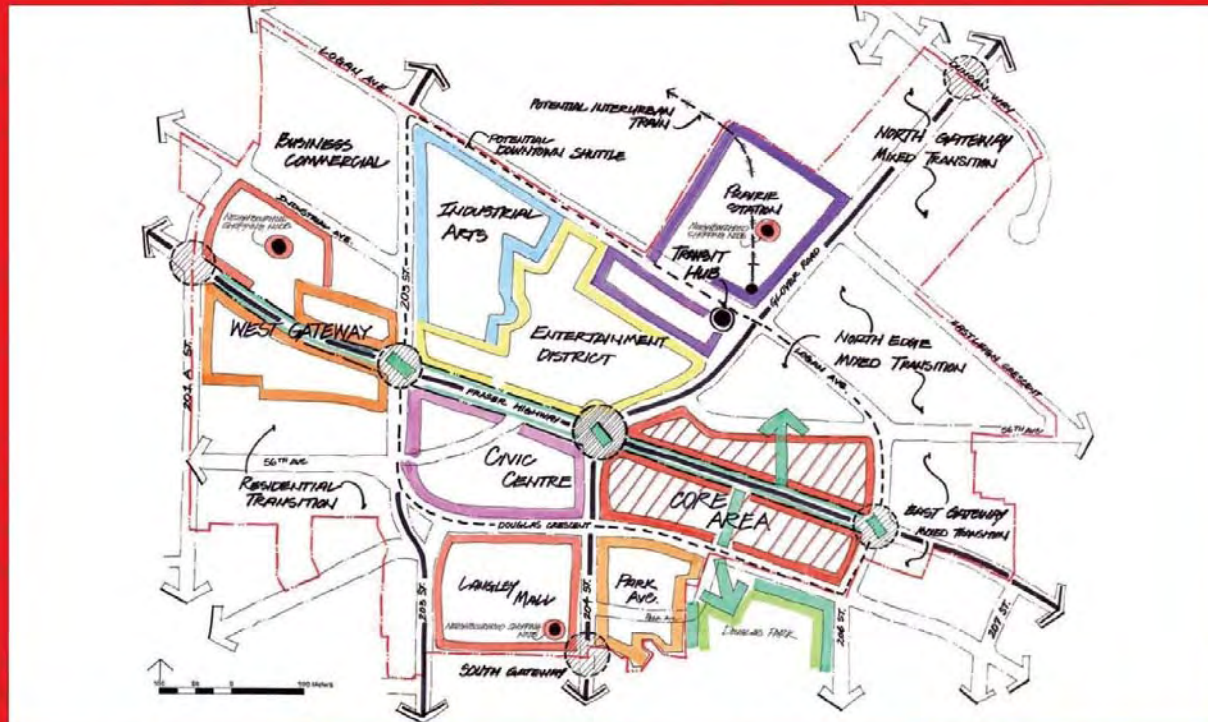
LONGER TERM CONSIDERATION: OUTER EDGES



Downtown Langley is....



Our Vision For The Future.



Civic Street

Children's Museum

Art Centre

Transport Hub

