

All the news from the neighbourhoods of Blueridge
and Seymour Heights in the DNV

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**December... and *almost* the end of
2020!**

What a year. Can we say it again... What. A. Year!

It's been a challenging and difficult year for so many people. We all know that. And yet, even as there has been much loss, devastation, anger, and heartbreak, so has there been much hope, encouragement, and moments of positivity. All around the globe stories have emerged of a world coming together, joining forces in our messages of resilience, support, community, faith. And while this Christmas is, yet again, unlike any other Christmas many of us will have ever experienced, we hope that it is one that holds thankfulness for new ways of still being able to connect, compassion for those in greater need than ourselves around us, blessings for the new year ahead, and oodles of patience for lagging wifi connections and isolated kids driving parents crazy!

This month much has been happening in Blueridge!! Don't miss the update to the **Seymour Estates Public Hearing** or the fantastic turnout for our last **Project Community**! Our featured Blueridge residents this month are the **Hirji Family**: Welcome to Blueridge! We also take you back to the early 1990's with a couple photos from our newest column "**Getting to know our Board of Directors**". And if you haven't read about the **Christmas Initiatives** happening in Blueridge, please be sure to do so!! Happy reading, and from our homes to yours, have a very Blessed Christmas!

PUBLIC HEARING
ZONING BYLAW AMENDMENTS

CONTINUATION OF VIRTUAL PUBLIC HEARING

904-944 Lytton Street, North Vancouver

ZONING BYLAW AMENDMENTS

When: Tuesday, December 15, 2020 at 7pm

Where: 355 West Queens Road, North Vancouver, BC

How: This Public Hearing will be held virtually, with participation by electronic means only. The hearing will be streamed over the internet at app.DNV.org/councillive.

What: The continuation of a Public Hearing for Bylaw 8423, proposed amendments to the Zoning Bylaw, to permit the creation of a 341-unit mixed-use development at 904-944 Lytton Street. View the video and draft minutes of the first night at: DNV.org/agenda

What changes?

Bylaw 8423 proposes to amend the District's Zoning Bylaw by rezoning the subject site from Multi-Family Residential Zone 3 (RM3) to a new Comprehensive Development Zone 118 (CD118). The CD118 Zone addresses permitted and accessory uses, conditions of use and zoning provisions such as density, amenities, setbacks, height, building and site coverage, landscaping and storm water management, and parking requirements.

When and How can I provide input?

We welcome your input on December 15, 2020 at 7pm. You may sign up in advance to speak at the hearing by contacting the Municipal Clerk at gordonja@dnv.org prior to noon, Tuesday,

December 15, 2020. You may also provide a written submission at any time prior to the close of the hearing by sending it to the Municipal Clerk at input@dnv.org or by mail to Municipal Clerk, District of North Vancouver, 355 West Queens Road, North Vancouver, BC, V7N 4N5. After the speakers list has been exhausted, there will be an opportunity for additional speakers to make submissions by telephone. Dial-in information will be provided at the meeting over the internet to those viewing the video stream.



**Proposed*



**Provided by applicant for illustrative purposes only. The actual development, if approved, may differ.*

Please note that Council may not receive further submissions from the public concerning this application after the conclusion of the public hearing.

Seymour Estates Hearing

Seymour Estates - 904 - 944 Lytton Street - Proposed Multi-Family Residential Project

As you may have heard the Seymour Estates (904-944 Lytton Street) on the south side of Mount Seymour Parkway is about to be redeveloped. The developer, Anthem Properties, is proposing to triple the density from 114 units to 341 units (including 581 parking stalls). Before this can happen the project will have to go to a public hearing due to the increase in density. The public hearing started in November, but was adjourned due to technical issues. It will now be resumed on Tuesday, December 15, at 7 PM.

If you wish your views about this proposal (for or against) to be known to Council, or even if you only have some comments, please make sure to do so before it is too late. You can do that in person at the night of the public hearing (virtually using Zoom) or you can write Mayor and Council, as long as this is done BEFORE the public hearing has been closed. After that date, no public input will be allowed to go to Council.

Council can be contacted at: dnvcouncil@dnv.org



Project Community

*An ongoing **SUCCESS** story!*

Holy Smokes! You ROCK Blueridge!! For the last Project Community, we had OVER 50 PARTICIPANTS!! That is by a long shot the most interest we've ever received for our community group incentives!! Major shout out to Alberto, our previous web designer, who came up with the brilliant suggestion of Project Community. Kudos Alberto!

Having just completed the group servicing of gas fireplaces, furnaces, heat pumps, vents etc., many residents were looking at having their wood burning fireplaces cleaned. So we decided to offer this, too, using the company that did the same work in Blueridge & Seymour Heights last year. They will offer a special rate of \$100 + GST instead of the going rate of \$150 + GST. This will apply to a 'regular' conventional wood burning fireplace. The price may be higher if you have a different type of wood burning fireplace.

If you are interested in participating in this local project, please contact the BCA (info@blueridgeca.org) in due course. We intend to have this done around the middle of December.

CHRISTMAS TREE COMPETITION!

Calling all neighbours!

Christmas challenge: host a Christmas tree on your front lawn!

....

All neighbours are to be encouraged to decorate the trees with handmade ornaments and decor.

Anyone can add a decoration over the course of the holidays!!!

....

Tell us the tree location, and it will be printed on a map of Blueridge so that the community can visit the trees and put their own decoration on each tree.

Call for Families in Need

Christmas and the holiday season is a wonderful time to spend with our family and friends. For some people the additional financial requirements can overshadow the joy of the holidays. This year will be particularly hard for an increased number of families.

Blueridge is a community that supports each other. If you or someone you know needs assistance this holiday season, there are people in our community that would like to help. The Blueridge Community Association can facilitate getting help such as groceries, clothes or gifts to families in need.

Let us know if you need help by completing the form on the Blueridge Community Association website by November 25.

Or, you can call Lesley Brooks at 604-929-3937 directly to register for the program or to learn more.

This service will be discreet and only a couple of people on the organizing committee will be receiving the personal information provided.

[Click here to access the form](#)

WELCOME
to the *neighborhood*

Newest Bulletin Feature...

Highlighting our neighbours!

If you just moved here, lived here your whole life, are a neighbour, want to be a neighbour, have a story about a neighbour... let us know, and we'd love to hear from you! Short or long, write in and let us hear your stories and why you love Blueridge!



Featuring the Hirji Family!

We are Abeed, Ayesha, Kaeleb, Mateen & Imaan Hirji. We are Canadian Ismaili Muslims with ethnical roots in Persia, India and East Africa. We moved to Blueridge in 2018 because we found the perfect home for our family of 5 within a family-friendly, established neighborhood on the North Shore.

Abeed was born and raised in Lynn Valley, and like many who have grown up on the North Shore, he refuses to ever leave. Abeed is a Certified Vestibular Therapist with a passion for treating patients with dizziness and balance disorders, concussions, and other forms of traumatic brain injuries. Ayesha was born in London, England and raised in Edmonton, AB. Ayesha (now in her second year of law school) is a stay-at-home mother to Kaeleb age 10, Mateen age 6 and Imaan age 4.

We specifically chose Blueridge because it is quietly nestled in an area that is family-friendly with plenty of green space against the majestic backdrop of Mount Seymour. The first memory we have of Blueridge is just a couple weeks after we first moved in, we got to experience the Blueridge Good Neighbour Day. It was a blast and a wonderful way to get acquainted with our new community. We met quite a few neighbours that day and have kept in touch ever since. Our kids fondly recall the parade that passed by our house; Ayesha was warmly welcomed to volunteer at the kid's carnival and the children had their very first pony rides. Experiencing this pandemic has made us much more aware of our surroundings. The social restrictions have encouraged us to focus inwards. We are so grateful to be part of the Blueridge community.

Read their full letter [here!](#)

~ HOUSING SECTION ~

Seeking 1 or 2 bedroom rental in Blueridge/Seymour.
Mid thirties, female, non drinker, smoker, partier. Actively involved in various community events and would love to stay in the general area!
Good references. Email info@blueridgeca.org with any leads, thank you!

~ ~ ~ ~

Rental Available: Located on Hyannis drive in Blueridge.

A 3 Bd/rm main unit in a quite area of Blueridge, Good size kitchen, 2 full bathrooms, Laundry, lots of windows, walk in closet, huge back area and a nice size balcony, covered parking, big size backyard shed (images below). Asking \$2950/mth. Contact emad@siema.ca (images below)





You may know that here in Blueridge, as a Community Association, we have a board of Directors, but you may not know who all sits on that board! In our **NEWEST FEATURE** we will be highlighting each of the board members, sharing their stories of how they ended up here in Blueridge!

We figured it's high time the community get to know our board of Directors...

Introducing **Rhoda Irwin!**

How long have you lived in Blueridge? Since Jan 1990.

Where did you spend your childhood? I grew up on a dairy farm in Northern Ireland.

My husband and I worked in a bank back there and got jobs in the Bank of Montreal in Vancouver in 1978.

Why did you choose to settle in Blueridge (of all the areas in North Van)? I got a job driving for Translink in 1981. Driving the 214 route was how I found out that Blueridge was the best kept secret in Metro Vancouver. 😊

Tell us about your experience living here and getting to know neighbours!

The first day we moved in, Laura and Walwyn from across the street welcomed us to the neighborhood with a chocolate cake. I then discovered that my Mother's first cousin had worked with Laura's father log scaling in BC. My Grandmother's sister had immigrated to Canada in 1908 and he was her son. Immigration in those days was a story of parents never seeing their children again.

My son Keith and Laura's daughter Zoe were 2 years old at that time. They have good memories of birthday parties with bales of hay

and a homemade nativity scene in Laura's yard every Christmas. They spent hours playing in the "berry park" at the end of Cactus and that is how Laura and I got involved with cleaning the stream and removing invading ivy and blackberry bushes starting around 2010. That evolved into working along with Mrs Bates and her class from Blueridge School along with the District of North Vancouver.

Rhoda now serves as a member at large on the Blueridge Board of Directors. Thank you Rhoda for all your involvement in the community, we are grateful for you!

(Zoe and Keith pictured below as kids.. you may remember a couple bulletins back we featured (adult!) Zoe's baby, Thorey!!)



Many ways to contact us!

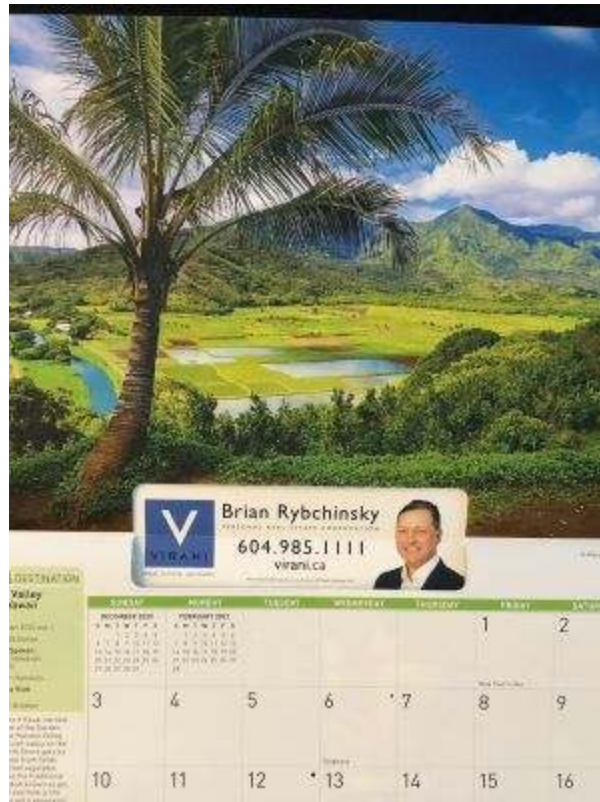
UPDATE: New developments are underway with our communication platforms! Have you recently checked out our IG

and Facebook pages? Be sure to follow and like our posts for more content! Please note we are no longer using Twitter. We'd love for you to drop us a line, give us a like, retweet our feeds, and follow as we post! Email us at info@blueridgeca.org, on [Instagram @Blueridge_Community](#), and on [Facebook at Blueridge Community Association](#)! (and don't forget to our join our [Blueridge Community Neighbours](#) group)

YOUR AD HERE

Thank you to the several businesses advertising for a 12-months period here in our monthly e-bulletin! Our latest updated stats from our service provider, Mailchimp, show that the Blueridge Bulletin is now reaching 590 residents who are subscribing to our newsletter and the audience keeps growing steadily.

As indicated at the bottom of this e-mail our costs are \$30 per month, or \$250 for 12 consecutive issues. This revenue is used to defray some of our costs (such as signage, webpage, our yearly scholarship etc). If you or your company are interested in advertising in the Blueridge Bulletin, please contact us at: info@blueridgeca.org



a Christmas calendar message from...

Brian Rybchinsky

Personal Real Estate Corporation

As we approach the end of the year, it's the time when I usually deliver calendars to all Blueridge homes. After doing this for more than three decades, its time for a change. As many people do not want paper calendars, I will not deliver en masse. Instead, if you would like a complimentary calendar, please send me an email with your address and subject line "Calendar" and I will drop one off for you. My email is brian@virani.ca. Seasons Greetings and Be Safe!



play
learn
grow



ABOUT US

Read our Reviews

Clever Cub Childcare is Nasrin's second daycare. You can read reviews of her other daycare center by Googling North Vancouver Child Development Center, which is located on Berkley road in North Vancouver.



NASRIN'S BIO

Nasrin has a bachelor's degree in Mathematics from University of Tabriz in Iran and a Bachelor's of Demographic from University of Montreal. She worked 12 years as a high school teacher and 3 years as a principal of the same school.

Nasrin has over 19 years of experience working as a qualified early childhood educator with both Infant & toddler children, and preschool aged kids. She has worked in various facilities and gained supervisory experience, working as a supervisor and program manager for over a dozen years.



SAYNA'S BIO

Sayna holds a bachelor's degree in Business management. She gained experience working in childcare and has gotten her Early Childhood Education Certificate, which enabled her to develop a creative vision combining her hands-on experience with a modern education. She is a strong believer in the positive effects of nature and a healthy environment on a child's cognitive functioning, motor coordination, and coordination, and on a child's cognitive functioning, motor coordination, and social skills.



PHILOSOPHY

Our philosophy is focused on learning - through play, inspired by three of the leading early childhood education philosophies, Reggio Emilia, Waldorf, and Montessori. We believe play is essential to young children's learning. We acknowledge and support children's interests and strengths to enhance and facilitate their learning process. We believe all children need opportunities to discover, solve problems, and learn about themselves, other people, and the world around them.



NUTRITION

We provide Breakfast, Hot lunch and afternoon snack.



HOT LUNCH

Clever Cub strongly believes in the importance of nutrition for a child's mental and physical development. Our meals are made daily in our brand-new state of the art commercial kitchen by our in-house chef. We use high-quality fresh ingredients and follow the new Health Canada Food Guide. We avoid using nuts, high-fructose corn syrup, and food coloring. We use natural foods and carefully monitor how each child likes their meals. We encourage them to try new foods as their taste buds continue to develop, while respecting different life-style choices.

PLAY, LEARN, GROW with two locations to serve you better:

North Vancouver Child Development Center @ 1090 Berkley Road

Clever Cub Childcare @ 2900 Lonsdale Ave

Our **North Vancouver clinic** is located a few blocks east of the Iron Workers Memorial Bridge along Dollarton Highway.

We are proud to have treated thousands of children of all ages and abilities over the past 10 years. Babies, kids, and teens function differently from adults, and our space and team are equipped to provide the highest quality physiotherapy care, delivered in an engaging way.



Our Vision... is to set the standard for pediatric physiotherapy, and be renowned globally for making physio FUN.



604-971-0453

northvan@kidsphysio.ca

120 - 2270 Dollarton Highway
North Vancouver, BC | V7H 1A8

Kids
PHYSIO GROUP

Happy
Holidays



www.maQrealty.ca/blueridge

A poster for Berkley Kids Club featuring colorful handprints at the top. The text is in blue and white, with a speech bubble for contact information and a large phone number at the bottom.

BLUERIDGE
ELEMENTARY

Berkley Kids Club
Before and after
school care

FOR MORE
INFORMATION
PLEASE
CONTACT ANNA

604-765-1727



13 years of 20years licensed childcare in Blueridge area.

We are licensed for before and after school care since 2007. Open 7am until 6pm

3 locations;

1. My home daycare
2. Blueridge school
3. Jaycee House location (Capilano university)

We are open during school break and pro-d days. Our fee includes drop off pick up, snack and field trip on pro-d days

We definitely have fun and we also do Homework with kids.

Contact Fariba by phone (604)812-4449 or Email specialtimesoosc@gmail.com

You can also find us on the Facebook



Would you like to advertise your business in our Blueridge Bulletin? For *only \$30 per month* or \$250 for 12 consecutive issues, you can reach upwards of 600 local neighbors through our Blueridge Bulletin! The Bulletin goes out at the beginning of each month over email. Email us your request at info@blueridgeca.org

T'was a Month Before Christmas 2020

T'was a month before Christmas,
And all through the town,
People wore masks,
That covered their frown.

The frown had begun
Way back in the Spring,
When a global pandemic
Changed everything.

They called it corona,
But unlike the beer,
It didn't bring good times,
It didn't bring cheer.

Contagious and deadly,
This virus spread fast,
Like a wildfire that starts
When fueled by gas.

Airplanes were grounded,
Travel was banned.
Borders were closed
Across air, sea and land.

As the world entered lockdown
To flatten the curve,
The economy halted,
And folks lost their verve.

From March to July
We rode the first wave,
People stayed home,
They tried to behave.

When summer emerged

Frontline workers,
Doctors and nurses,
Try to save people,
From riding in hearses.

This virus is awful,
This COVID-19.
There isn't a cure.
There is no vaccine.

It's true that this year
Has had sadness a
plenty,
We'll never forget
The year 2020.

And just 'round the corner
-
The holiday season,
But why be merry?
Is there even one
reason?

To decorate the house
And put up the tree,
When no one will see it,
No-one but me.

But outside my window
The snow gently falls,
And I think to myself,
Let's deck the halls!

So, I gather the ribbon,
The garland and bows,
As I play those old carols,
My happiness grows.

The lockdown was lifted.
But away from caution,
Many folks drifted.

Now it's November
And cases are spiking,
Wave two has arrived,
Much to our disliking.

Christmas ain't cancelled
And neither is hope.
If we lean on each other,
I know we can cope.

By: Shawna Hickling,
Calgary, AB, Canada
November 19, 2020
P.S. – I NEVER use the
word ain't but isn't had
too many syllables for the
poem!

Don't forget to follow us on our social media accounts and be sure
to join the **Blueridge Community Neighbours** group, just for
residents and neighbours of Blueridge!



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email us at: info@blueridgeca.org

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Blueridge Community Association

Canada

