



Community Use Building “B”

(Heritage Church)
Open House

District of Lantzville



Community Use Building B - 7244 Lantzville Road

Community Use Building B (heritage church) is a 2-storey wood frame building approximately 200 sq. m, built in 1938

The building first operated as a religious assembly use, then as a daycare before shutting its doors in 2023 due to safety concerns.

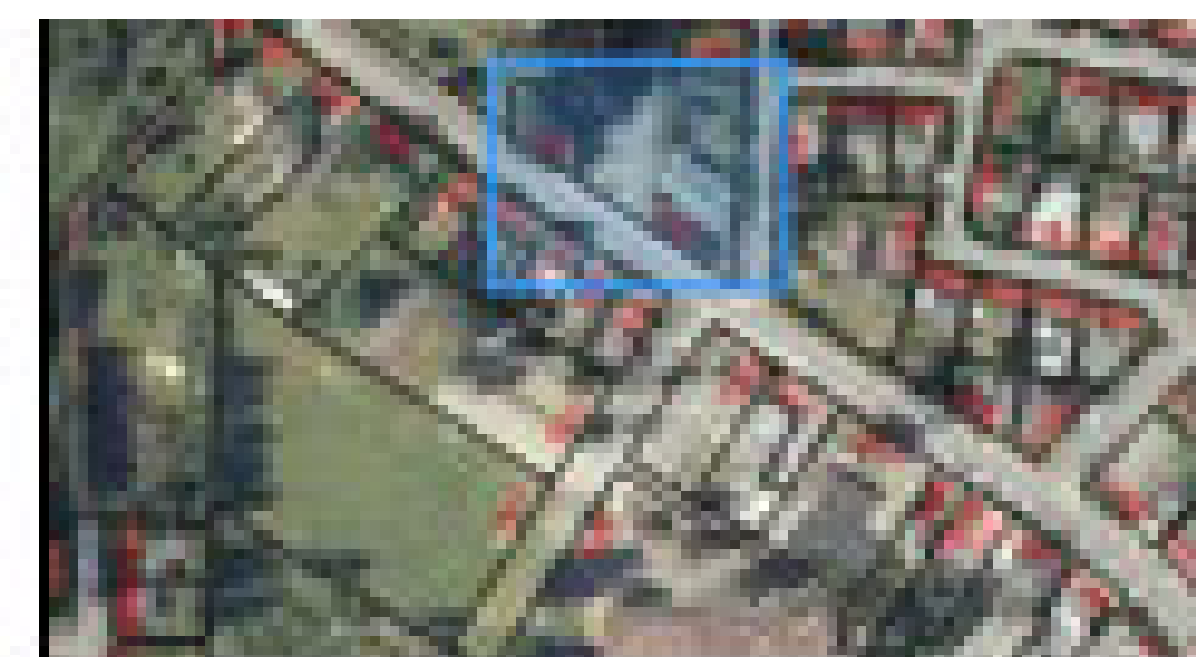
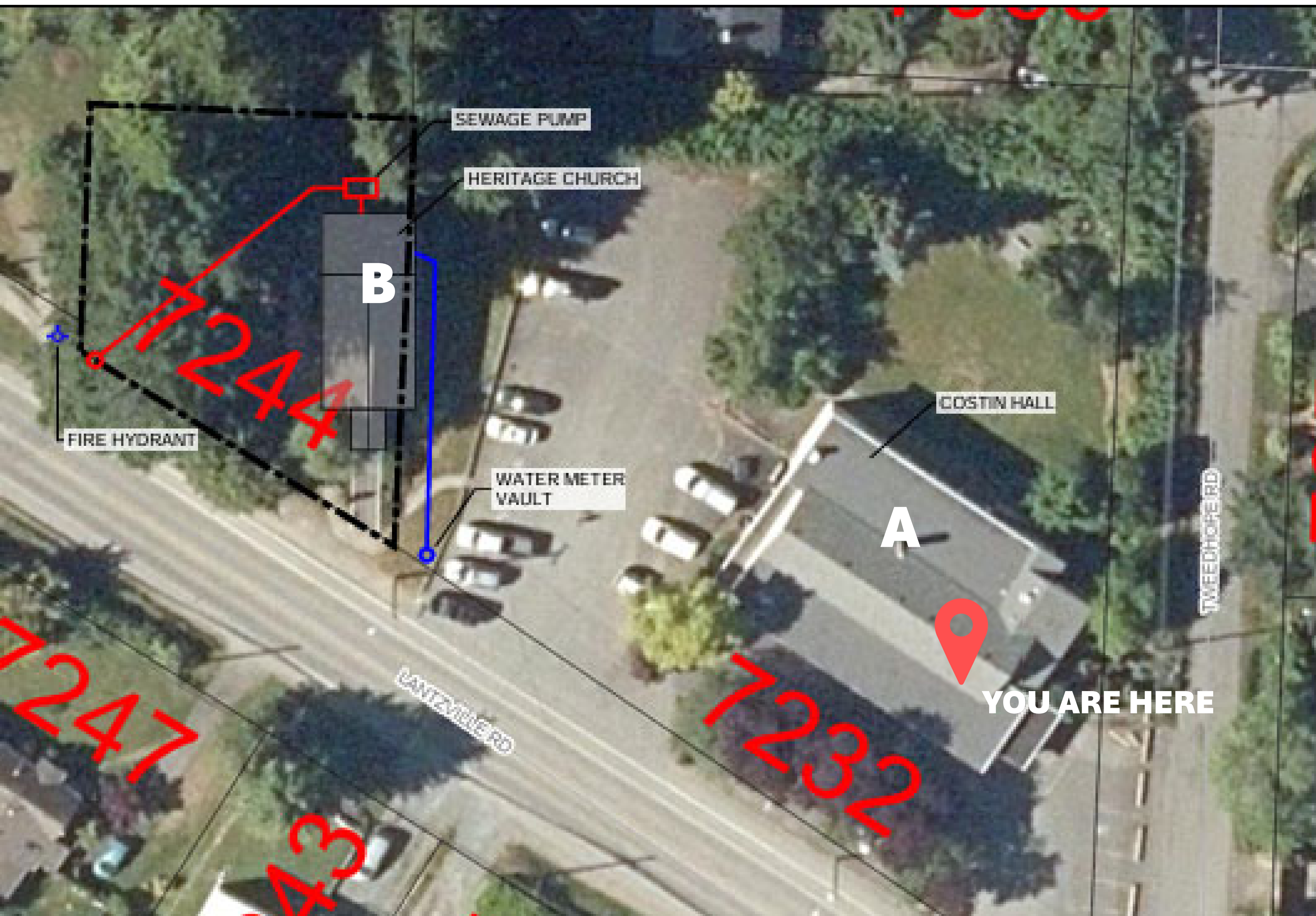
Council is seeking public input on how this historic building could best serve the community in the years ahead.

Leave your feedback on a comment card!



Engineering Report Highlights

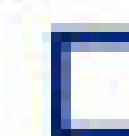
- The building is in poor condition and is at the end of or has exceeded its life. It is recommended that a deep retrofit and substantial renovation of the building be undertaken to provide a safe, accessible and resilient facility for the community's use.
- Due to noted deficiencies regarding washroom facilities, exiting and stairs, the inclusion of a small two-storey addition containing new exit stairs and additional washrooms should be considered as a part of the recommended renovation project.
- Due to structural deficiencies with the structural systems of the building, a structural engineer should be retained to closely coordinate the design for a structural and seismic upgrading of the building with the architectural designs
- Renewal of the buildings mechanical, electrical and plumbing systems should be completed as part of the renovation
- Based on the age of the building, a hazardous materials survey should be completed, as part of the District's due diligence at the time of project rendering



Legend

Lantzville Layers

Municipal Boundary



Properties (Conventional)



PROPERTY LINE*

WATER SERVICE LINE*

SANITARY SERVICE LINE*

* THE LOCATION OF PROPERTY LINES AND INFRASTRUCTURE IS SHOWN AS APPROXIMATE AND TO BE USED AS REFERENCE ONLY IN THIS REPORT ONLY





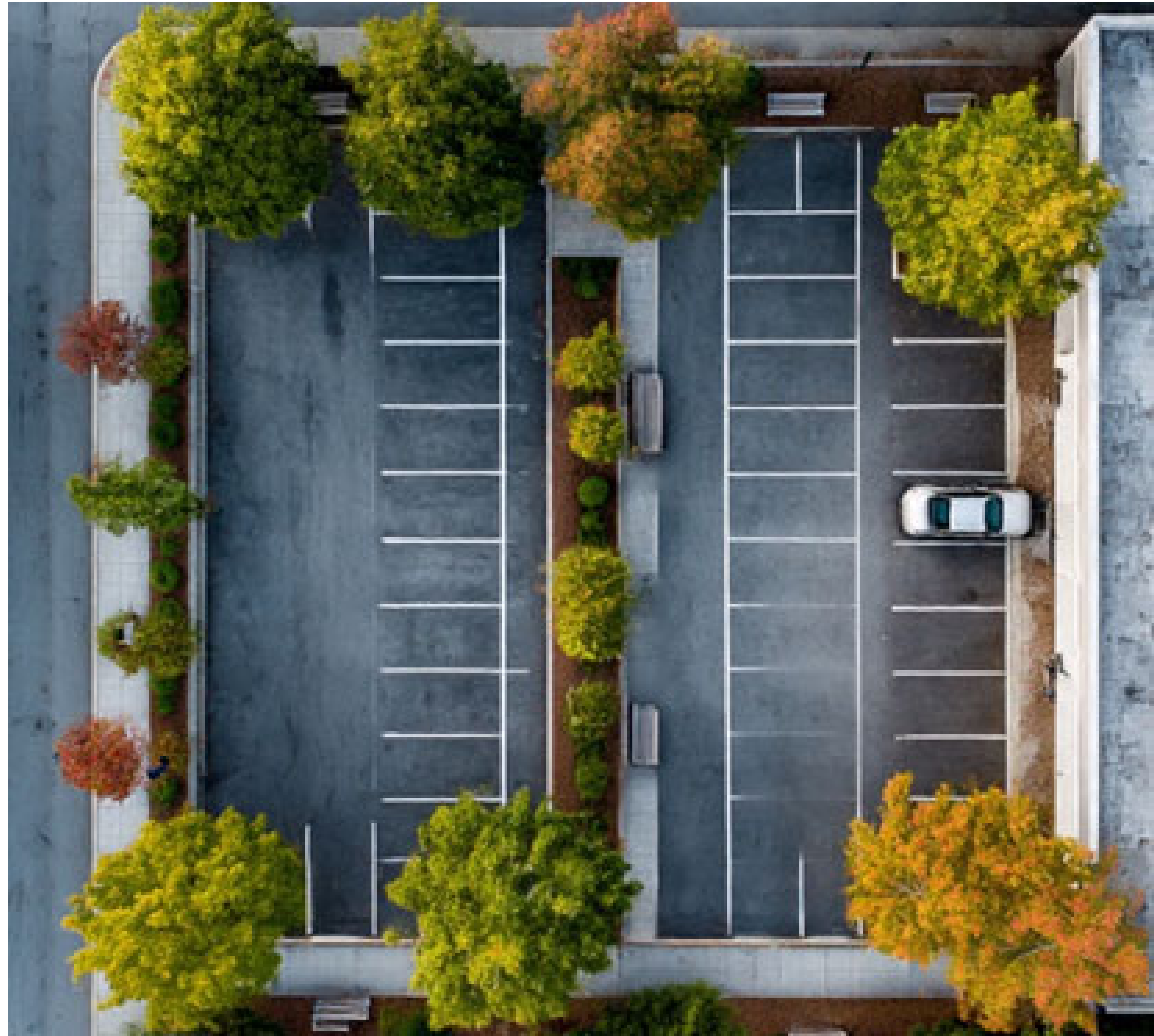
OPTION 1: Refurbish & Renovate Existing Building

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- Can improve building, structure, landscaping, accessibility, lighting, windows, roof, safety.
- Preserves “heritage church”
- Limited new space or feature
- Could still face issues as other aspects of building ages
- Provides limited options for new pathway(s) to connect to Huddlestone
- Likely no new parking



OPTION 2: Remove entirely for another use, such as parking

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- Provides additional parking for Village
- Provides options for connectivity to other areas
- Total loss of “heritage church”
- Total loss of indoor community space
- No new features or amenities



OPTION 3: Replace Building Entirely

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- Provides greatest community space, amenity and flexibility options
- Possibly some additional parking
- Could be combined with other uses, such as rentable or bookable meeting spaces, or commercial space
- Total site control
- Total loss of “heritage church”



OPTION 4: Rebuild while preserving elements of “heritage church”

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- Could be combined with other uses, such as rentable or bookable meeting space, or commercial space
- Large amount of site control.
- Preserves many aspects of “heritage church”
- Provides a fair amount of flexibility for site planning, with community-minded design and acknowledgement of history of site



OPTION 5: Demolish building and replace with a park or open space

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- Addition of park and outdoor community space
- Added connectivity to neighbouring Huddlestone Park
- Total loss of indoor community space
- Total loss of “heritage church”

