

Fraseropolis.com Urban Villages Index

Mission City June 8 2012

Approximate number of walkable storefront blocks = 9 (long blocks)

Criterion	Points available	Points scored	Comments
Availability of housing choices within walking distance, including seniors' housing; housing in village core	20	11	Seniors housing, rental, medium-density housing for sale; no signs of current or impending development. (Most seniors housing in Mission is away from services.)
Transit hub with frequent service (i.e. ≤ 15 minutes) along diverse routes	12	4.5	West Coast Express commuter rail connects to Vancouver; "Valley Connector" bus to Abbotsford every 15-20 minutes. Local buses are less frequent
Area plan or strategy; municipal policies to promote mixed-used development; incentives or mechanism to create mixed-use development; funding for infrastructure and beautification	12	6	2008 Official Community Plan recognizes the challenges and the need for mixed use, but the promised neighbourhood plan is still pending. Main street upgrades date from early to mid 1990s.
Everyday services for residents e.g. food market, drug store, clothing, dry cleaning	10	6	Some appealing independent shops and an economy department store, but no food market, drug store or hardware
Access to trails, walkable waterfront or heritage neighbourhood	8	5	A 500-metre trail along the hillside from the library; a stock of pre-1940 homes that are worth poking around for; marked cycling paths
Public amenities: arts centre, recreation, library, museum, seniors' or community centre	8	3	Library/museum, post office, elementary school. Rec centre is just outside the village; more housing on the hill and better transit would bring it closer
General aesthetic appeal/ambience	6	3.5	First Avenue is cozy, traffic is under control, but it lacks pedestrian traffic. Railway Ave. is patchy
Variety of modest-cost dining for employees, families	5	4.5	
Office space for local professional services	4	3	
Quick access (walk, bike or transit) to next village	4	0	
Sidewalks to standard	3	3	

Effective business improvement association	3	2	Nice website, painted the properties on Railway Avenue: but no effort to attract people to live, and not just shop in the village
Availability of pre-school care	2	1.5	
Outlets for local artists and craftspeople	2	1.5	Private art gallery, summertime farmers market
Bicycle racks or bicycle parking	1	0	
Bonus points: parking meters	2	0	
TOTAL	100	54.5	