

RE: DEER LAKE HERITAGE MANSION RESTAURANT PROPOSAL CALL

MUNICIPAL MANAGER'S RECOMMENDATION:

1. *THAT the recommendations of the Director Planning & Building Inspection be adopted.*

\* \* \* \* \*

TO: MUNICIPAL MANAGER 1982 OCTOBER 01

FROM: DIRECTOR PLANNING &  
BUILDING INSPECTION

SUBJECT: DEER LAKE HERITAGE MANSION RESTAURANT PROPOSAL CALL

---

RECOMMENDATION

1. THAT Council authorize Municipal staff to work with George Frankel and Associates to refine and amplify their restaurant proposal for the former Riley House.
2. THAT a further report be submitted to Council following the completion of discussions between George Frankel and Associates and Municipal staff.
3. THAT a copy of this report be forwarded to the Parks and Recreation Commission for its information.

SUMMARY

This report describes and reviews the only proposal received in response to the Deer Lake Heritage Mansion Restaurant proposal call for the former Riley House located at 5055 Sperling Avenue. The proposal was submitted by George Frankel and Associates.

Authority is sought from Council to work with George Frankel and Associates to refine and amplify their proposal for a subsequent report to Council.

REPORT

1.0 BACKGROUND

The Municipal Council on 1982 May 10 approved a restaurant proposal call for the former Riley House located at 5055 Sperling Avenue. The original submission deadline of 1982 August 02 was extended to 1982 October 01.

One proposal from George Frankel and Associates was received in response to the advertisements placed in the Vancouver Sun and Province. Mr. Frankel heads the company which developed and operates "Bridges" restaurant on Granville Island. A series of articles on "Bridges" provided by Mr. Frankel is included as "Attachment 1". The proposal submitted by Mr. Frankel is to develop a restaurant incorporating similar facilities as "Bridges" i.e. a restaurant - bistro - pub complex.

## 2.0 THE PROPOSAL

Mr. Frankel, in his submission, has described the proposed project as follows:

"In keeping with the spirit of the plans for Deer Lake Park (set forth in the study "Deer Lake Park, A Plan For Development") to develop a centre for public recreation for the largest cross section of people, we propose for the Heritage Mansion site a complex consisting of a restaurant, bistro and pub:

The restaurant, in the main house of the Mansion will reflect the elegance and style in which the original owners, the Hart family, lived. It will preserve the feeling of its architect, Frank Macey, one of our province's architectural pioneers -- a feeling which can be described as "spacious and gracious". Adjacent to the dining-room will be a greenhouse garden in which the diners can view herbs used in preparing the food.

The menu will feature fresh food prepared in the style of the "Nouvelle Cuisine", stressing simplicity, lightness and artistic presentation. The restaurant will provide an eating experience of international calibre which not only should please residents of the area, but should attract tourists in the Vancouver area.

The bistro will be located in a greenhouse to be added to the rear of the main house. Wines, soups, cheeses, quiches, open-faced sandwiches, salads, and special desserts will be offered in a European style cafe setting.

The pub will be located in the old garage which will be connected to the caretaker's cottage. It will be decorated in the style of an old carriage house. The fare at the pub will be less "formal" than at the restaurant or bistro, featuring fish and chips, a variety of high quality hamburgers and cheeseburgers, soups, and sandwiches in an atmosphere of rustic charm and simplicity.

In addition to the three indoor facilities we plan to use the cabana as a cold station and bar to service tables which will be set up on the lawn behind the house and around the swimming pool. The menu here will be similar to the bistro, featuring soups, salads, quiches, open-faced sandwiches, and desserts. In season, during the day, the swimming pool will be available for the outdoor patrons.

The landscaping surrounding the house will incorporate flower gardens, sculpture and garden urns whose grace and charm will emphasize the heritage nature of the grounds."

Mr. Frankel has estimated that the cost of development and construction for the project will be in the neighbourhood of \$2,250,000.

### 3.0 THE REVIEW

Staff from Recreation and Cultural Services, Legal and Lands, Health, and Planning & Building Inspection have reviewed the proposal and are of the opinion that the proposal has considerable merit, both from the aspect of the proposed facilities and the operator.

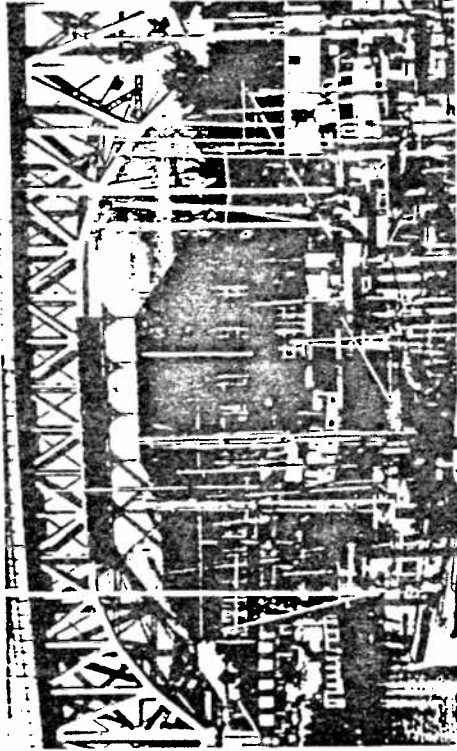
There are, however, aspects of the proposal which Municipal staff would like to review with Mr. Frankel and visa versa. Factors to be reviewed include such items as length and terms of the lease, details on proposed modifications to the mansion, parking requirements, and limitations on the use of the mansion and grounds because of Building and Safety Code requirements and Public Health regulations. Accordingly, authority is sought from Council for Municipal staff to work with George Frankel and Associates to refine and amplify their proposal for a subsequent report to Council.



A.L. Parr  
DIRECTOR PLANNING &  
BUILDING INSPECTION

BLS/js

cc: Director Recreational and Cultural Services  
Director Engineering  
Chief Public Health Inspector  
Municipal Solicitor  
Chief Building Inspector



## WHAT'S DOING IN

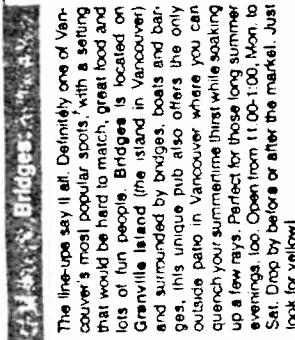
# Vancouver

THE NEW YORK TIMES, SUNDAY, MAY 30, 1982

### Dining Out

Vancouver's restaurants reflect its international population, and the choice is dazzling. A personal favorite among the high-priced establishments is Bridges (604-687-4400) on Granville Island with views of water on all sides. A typical menu might include apple walnut soup (\$1.90), baked oysters (\$4), swordfish (\$10.35) and tiger prawns (\$12).

### For a great time...



The line-ups say it all. Definitely one of Vancouver's most popular spots, with a setting that would be hard to match, great food and lots of fun people, Bridges is located on Granville Island (the island in Vancouver) and surrounded by bridges, boats and barges. This unique pub also offers the only outside patio in Vancouver where you can quench your summertime thirst while soaking up a few rays. Perfect for those long summer evenings, too. Open from 11:00-1:00, Mon. to Sat. Drop by before or after the market. Just look for yellow!

VANCOUVER JULY/82

### VOGUE'S POINT OF VIEW/JUNE 1982

#### Vancouver: a beauty

Vancouver is Canada's city with everything: a big bay setting that's one of the most beautiful on earth... mild West Coast weather... acres of parks... beaches... a ski mountain minutes from the center of town.

Besides its beauty, Vancouver has big-city amenities. Newer—and most unusual—place to find these is Granville Island. An ingenious experiment in urban renewal turned this enclave of uninteresting industrial buildings and warehouses into a place where the arts and industry could coexist. Today, the site is not only home to sailmakers, nail and chain plants, a cement factory—but also to theaters, galleries, shops, restaurants, an art school.

Star attraction is the covered Granville Market—with stalls selling flowers, fish, meat, espresso coffee, pastries. Across the way, one of Vancouver's most popular new dine-outs: Bridges. In a bright-yellow waterfront building, this year-old restaurant serves seafood in an elegant loft with huge windows that look out on boats, bridges, mountains, city lights.

—RICHARD ALLEMAN

## Gourmet Holidays

Among the current stars of Granville Island, BRIDGES is a big two-story barn of a restaurant, done with panache. It has a bistro and bar on its ground floor and serves simple food and drink right onto the big dock out back, which is usually packed with attractive young boat people who come for a light lunch or a sundown snack with a carafe of wine or a bottle of beer. Upstairs the charming, more formal pink and white dining room has that familiar skylight treatment as well as huge windows commanding a romantic view across False Creek to downtown Vancouver. With a bottle of acceptable white Burgundy we had a lovely dinner of red snapper with mushrooms, onions, and shrimp flanked by slivers of zucchini and carrot and followed by a salad of snow peas and an espresso.

GOURMET/JULY 1982

## Sun writers pick their hits

ALEX MacGILLIVRAY, last fork: The best restaurant in Vancouver is Bridges on Granville Island. The food is consistently good, well portioned and is served in a breezily decorated setting of brass and muted pastels amid the glory that is the Granville Island waterfront. Best, of course, is a subjective decision and it can change at any time, thus Bridges, like any other restaurant, will continue to struggle to stay on top.

THE VANCOUVER SUN: FRIDAY, JULY 23, 1982