

# Community Profile

## & Investment Guide



2024

# Welcome to Dawson Creek

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The Community Profile and Investment Guide for the City of Dawson Creek summarizes the economic wellbeing of the community, and intends to give prospective investors, residents and entrepreneurs an overview of the character and potential of Dawson Creek and its service area. It is a publication of the City of Dawson Creek that compiles local statistics and information to promote economic development.

This data has been obtained from a variety of sources, including Statistics Canada, BC Statistics, provincial government agencies and municipal records.

If you require additional information not addressed in this profile, or if you require further assistance to advance your business undertakings, please call City Hall at 250-784-3600.

For more information, contact the City of Dawson Creek.

[www.dawsoncreek.ca](http://www.dawsoncreek.ca)

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# Land Acknowledgement

**"The City of Dawson Creek acknowledges that we are privileged to live and work on Treaty 8 territory and the traditional home of the Cree, Dane-Zaa, Saulteau, Sikanni and Slavey First Nations. We value the Métis Peoples that live and gather here."**

**"We commit to upholding the respectful relationships these Nations have built with the land and we acknowledge our responsibility to carry that forward today and into the future."**





### 1. Infrastructure and Asset Management

- Consolidate and analyze existing asset management data and info
- Investigate and acquire an appropriate asset management software program
- Develop and approve asset management financial policies and strategies
- Continue to reduce our reliance on Peace River Agreement funding for operations of the City
- Review service delivery models for the Dawson Creek Airport and Transit Service

### 2. Building and Strengthening Relationships

- Formalize opportunities to advance the objectives and commitments of Truth and Reconciliation Commission and the BC Declaration of Rights of Indigenous Peoples
- Advance opportunities to support and partner with First Nations, Peace River Regional District, government agencies, health authority, post-secondary, school district, and community groups and agencies

### 3. Tourism

- Advance the establishment of a Municipal and Regional District Tax for the accommodation sector
- Prioritize and support organized tournaments and events as a primary tourism product
- Develop a comprehensive tourism marketing strategy

### 4. Parks, Trails, and Recreation Facilities

- Develop a long-term vision with supporting strategies to optimize the use of space at the Oviniv Event Centre
- Advance implementation of the City's trail network as guided by Official Community Plan, Transportation Master Plan and relevant planning documents

### 5. Vibrant Downtown

- Develop a downtown revitalization vision and concepts and identify associated strategies and policies to support implementation

# Mayor's Message



*Councillors Kyle MacDonald, Amy Kaempf, Mike Sudnik, Mayor Darcy Dober, Councillors Jerimy Earl, Gregg Apolonio, Charlie Parslow*

Welcome to Dawson Creek – you won't find another community quite like it! Our city is a unique place to live, work, and do business.

We are a city of approximately 13,000 residents and we enjoy an amazing quality of life. We've got a great variety of services and amenities to offer and an established infrastructure to support our citizens, visitors, and those looking to invest in our community.

Affordable land and housing combined with great career opportunities means that Dawson Creek has one of the youngest populations in the province. We've got great schools, an amazing college, and there's no shortage of recreation for people to enjoy.

We have an amazing multi-events centre with seating capacity of 6,500 and have the capability of hosting national-level events. The multiplex also houses the aquatic centre, an indoor walking track, climbing wall, and an equestrian facility. There are two ice arenas as well as a curling rink located in the heart of downtown. It's not hard to find a sporting club or team to get involved with! We've also got a thriving arts community with a busy performing arts centre. But don't be fooled, we Northerners are most definitely not limited to indoor activities!

You only need to talk to a few local folks to understand how proud we are of the outdoor activities that we have right in our backyard. Many people enjoy snowmobiling, boating, skiing, hiking, horseback riding, fishing, and golfing to name a few. The city has a great trail system and on any given day you'll often see people out walking.

Dawson Creek is surrounded by beautiful agricultural land and the city functions as a service centre for our local farmers and ranchers. We've got a long history as a traditional farming community, but we are excited to see local producers embracing new and innovative techniques and production opportunities. We're so proud of the incredible variety of locally produced livestock, foods, and crops available in our region.

Proximity to multi-billion-dollar industrial projects such as the LNG pipeline, Site C hydroelectric dam, and extensive oil, gas, and mining opportunities have provided not only job opportunities but have helped create an environment that supports the development of service and support businesses.

Dawson Creek City Council values fiscal responsibility, reliable infrastructure, a diverse economy, building relationships with our neighbouring municipalities and First Nations, and fostering our own family-friendly community life. They have set strategic priorities to ensure the long-term stability and sustainability of our city. Working to revitalize the downtown core, working together with Destination BC and Northern BC Tourism are important, as is making sure we have a safe and healthy community.

Dawson Creek is a truly amazing place and we're committed to doing our best for it and for you.

If you have any questions about our great City, I'd welcome the chance to talk to you!

Sincerely,

Mayor Darcy Dober



# Ideal Quality of Life



## Recreation and Entertainment

Dawson Creek has something exciting for everyone. The Oviniv Events Centre regularly hosts world-class entertainment, boasting acts such as ZZ Top, Carrie Underwood, Bob Dylan, the Price is Right, monster trucks and much more.

In November 2015, Dawson Creek co-hosted the World Under-17 Hockey Challenge with the City of Fort St. John, hosting young hockey players, scouts, and fans from around the world. Economic benefits from the 2015 event were estimated at approximately \$6 million. The event was such a success that Dawson Creek and Fort St. John were again awarded the opportunity to host the 2017 tournament with 8 international teams attending.

Jumping off the success of these events, Dawson Creek has now signed a multi-year agreement with Hockey Canada that promises to bring even more world-class events to the community in the coming years.

Professional chuckwagons and rodeo action happen every year during the Dawson Creek Exhibition & Stampede (see page 25).

Outside the city limits, opportunities in outdoor adventures and sports abound. The Nordic Ski Trails and Bear Mountain Ski Hill both provide winter fun within 15 minutes drive from the City (see page 29).

Rock climbing, hiking, waterfalls, and dinosaur discoveries are all within reach of an afternoon drive.

# Abundant Opportunities

## Strong Employment

In 2021, the unemployment rate for the Northeast region of British Columbia was 4.3% versus 6.5% for all of BC.

## Housing Affordability

With an average single family home sale price at about \$310,000 and with established, new and developing neighbourhoods to choose from, it's easy to find the right home at the right price to build a life for your family. And with stable and growing property values, you'll have the confidence that your home investment is a secure one (see page 32).

Comparing census median household income numbers against the average single family house price, Dawson Creek has the affordability advantage against neighbouring Fort St. John. In Dawson Creek, the average single family house price in 2020 was 3.5x median household income, while it was 3.7x in Fort St. John.

## Education & Training Opportunities

As a testament to the thriving regional employment market, recent years have seen millions of dollars in provincial and federal investment for expanding spaces and facilities at Northern Lights College, including the recently completed \$33 million state-of-the-art trades training centre which opened for classes in September 2018 (see page 30).

## A Trio of Flight Options: YDQ, YXJ, YQU

Only minutes from downtown, our modern airport connects Dawson Creek to the rest of the world. There are no airport improvement fees and no parking fees. Charter flights, fixed wing and helicopter flights and private aircraft utilize the airport to serve and supply local industry. The Dawson Creek Regional Airport is a lifeline for medical patient transfers via BC Emergency Health Services air ambulances.

Currently, scheduled flights can be found a 50 minute drive away at the North Peace Regional Airport in Fort St. John, or an 85 minute drive to Grande Prairie, both of which are served by Air Canada and WestJet.







# Transportation

## Airport

Just 7 minutes from downtown, Dawson Creek's airport facilities keep the city and surrounding area connected to the world. Charter services are available through several airlines. The comfortable, up-to-date terminal provides secure and easy access for arriving and departing aircraft. It features free Wi-Fi, free parking, no improvement or user fees, and fresh home-cooked meals are available at Don's Diner.

Dawson Creek Regional Airport offers a 5000 foot runway, flight planning, competitive fuel rates, under wing camping, and a modern Pilot's Lounge without any General Aviation fees. Bailey Helicopters, medevac services, Civil Air Search and Rescue Association, and corporate aircraft also make use of the Dawson Creek Regional Airport. In addition, Sealand Flight offers flight training for the adventurous at heart.

## Highways, Streets & Bridges

Dawson Creek is centrally located in the Peace Region and is served by several highways. Highway 49 travels east to Spirit River and Falher, Alberta. Highway 97 South (John Hart Highway) travels west to Chetwynd and then south to Prince George. Highway 97 North (Alaska Highway) goes north to Fort St John, Fort Nelson, and Watson Lake.

Highway 2 travels southeast to the Alberta border where it connects to Highway 43 to Grande Prairie, AB. The Heritage Highway 52 joins Tumbler Ridge to Highway 97 South, west of Dawson Creek.

Increasing traffic in the region has led the provincial government to construct a number of 4 lane sections on Highways 2 and 97N between the Alberta border, to Dawson Creek, to Fort St. John.

After a significant rainfall event in 2016 resulted in floodwaters in Dawson Creek's namesake stream overtaking and damaging the highway's 8th Street crossing, the Province installed a new bridge as a replacement for the prior earth-covered culvert system. The City's 102 Avenue, 15th Street crossing, and 10th Street crossing have benefited from new bridges in recent years. As a result, all of Dawson Creek's main crossings have been replaced with modern bridges.





# Quick Facts

## Population

CENSUS YEAR (% CHANGE YEAR TO YEAR)					
Municipality	2001	2006	2011	2016	2021
City of Dawson Creek	10,740	10,994 (2.2)	11,583 (5.4)	12,178 (5.1)	12,323 (1.2)
Peace River Regional District	55,080	58,264 (5.8)	60,082 (3.1)	62,942 (4.8)	61,532 (-2.2)
Peace River Area D	5,857	5,749 (-1.8)	5,479 (-4.7)	5,920 (8.0)	4,793 (-19.0)

## Road Transportation

There are many trucking companies operating in and around the Dawson Creek area.

Long-combination commercial transport vehicles (Super-B) have been allowed to travel into BC from AB as far as Dawson Creek.

The City of Dawson Creek operates a municipal transit service through BC Transit. The “drop-floor” buses provide easy access for seniors and citizens with physical disabilities.

There are two taxi companies operating within the city limits.

Two moving companies have offices within Dawson Creek to make moving easy, whether it be into or across town.

## Railways

Dawson Creek is connected by CN Rail to Fort Nelson and to the ports of Prince Rupert and Vancouver for freight service.

## Climate

AVERAGE TEMPERATURES (C)		
	High	Low
January	-7.2	-19.0
February	-3.9	-16.5
March	0.9	-10.9
April	10	-3.1
May	16.4	2.1
June	20.1	6.9
July	22.2	8.9
August	21.5	7.2
September	16.2	3.3
October	9.0	-2.4
November	-1.5	-12.2
December	-5.3	-16.8







# Core Infrastructure

## The Dawson Creek Water Cycle

When it comes to water sustainability, Dawson Creek has a well-deserved reputation for innovative strategies and partnerships with industry.

In recent years, Dawson Creek City Council has invested in the sourcing, treating, and distributing water to manage ongoing needs and occasional drought and flood risks.

In early 2024, the region began the year in a Level 5 drought, which confirmed the necessity and value of the water investments made over the last two decades.

## Tapping the Watershed

### Water Treatment & Distribution

City Council has taken steps in recent years to invest in the management and expansion of raw water sourcing and off-river storage. Major investments in the City's water treatment plant as well as in the local distribution network will ensure there is an ample supply of safe water in the taps for growing residential, commercial, and industrial needs for many years to come.

## Rains, Drains, and Sewer Mains

### Sewer and Storm System

Since 2011, the storm and sewer infrastructure program has seen around \$8 million invested including a new Sanitary Sewer System Master Plan and a \$5.7 million Sewer Trunk Main to provide for the growing residential developments on the north side of town and heavy rainfall events. The Sanitary Sewer Master Plan identified the need for an inspection and cleaning to restore capacity to the Sanitary Sewer Trunk, which was completed in 2021.

## Flood Mitigation Planning

In 2018, Council received a Flood Mitigation Plan that has provided the City with extensive analysis of the issues relating to flooding within the City, as well as many action items that will help to protect residents and businesses within the City from future flooding events.

## Waste Water Reclamation

When a drought during the summer of 2006 led to low water levels at the intake weir, City staff and Council took action to ensure long-term water sustainability. What resulted was a partnership with Shell Canada to build a state-of-the-art Reclaimed Water Facility that repurposes the city's wastewater for industrial water sales uses as well as for municipal watering and irrigation of greenspaces and flowerbeds. Shell utilizes the facility to supply their oil and gas operations many kilometres away through a purpose-built water pipeline.

The decreased industrial demand on the potable water system has allowed Council to adjust the City's Water Conservation Measures Bylaw to give more flexibility to residential and commercial users in times of drought by restricting industrial users from utilizing potable water, all while retaining water sales revenue to industrial users through the reclaimed facility.

The water sales have provided significant cash in-flow for the maintenance and expansion of the water and sewer system throughout the community.



# Investing in Water for Growth

Recent investments in water infrastructure to ensure sustainable quality, volume, and revenue for reinvestment.

## Raw Water Source & Storage



- Completion of the Sure Water public consultation process regarding water sourcing, security, and stewardship.
- Controlled releases from headwaters at Bearhole Lake proven as effective drought mitigation measures.
- \$8M for 2017 construction of raw water reservoir (1M m<sup>3</sup>) to bring off-river raw water storage to 270 days of supply.
- Hiring of an additional Watershed Technician to support the Watershed Stewardship Program.
- Establishment of partnerships with provincial bodies for the installation of two realtime hydrometric stations in the headwaters of the Kiskatinaw Watershed to aid in flood and drought forecasting and timing of Bearhole Lake release trials.

## Treatment & Distribution



- \$6M since 2014 for the construction of two new treated water reservoirs (3,800 m<sup>3</sup> each) in key and expanding neighbourhoods (with grants from federal and provincial governments.)
- \$4.6M in 2018 to double capacity of existing Class-IV Water Treatment Plant (with grants from federal and provincial governments.)

## Storms & Sewers



- \$7.2M for 2015 for construction of new sewer trunk line including 2.4 km of 600mm HDPE siphon.
- \$1M for 2016 sewer main upgrade from 17 Street to Highway 97.
- \$1.2M for construction of new pump station and forcemain at 108th Ave.
- \$4.3M trucked waste facility in partnership with the Peace River RD.
- Drainage Master Plan completed in 2017 identifying \$34M in potential upgrades over a 10 year horizon.
- \$160,000 on condition and asset assessments of the sewer lift stations and lagoons to inform future capital planning.

## Wastewater Reclamation



- \$18.3M partnership with Shell Canada (\$1.7M City portion) for 2011 construction of reclaimed water facility providing 4,500 m<sup>3</sup> / day of water for industrial water sales, road and sidewalk washing, and greenspace watering. As per the agreement, Shell Canada can access up to 3,400 m<sup>3</sup> / day.

### Revenues for Reinvestment

- 2017 water and sewer utility revenues expected at approximately \$9.5M.
- 2016-2017 water sales agreement with Encana Corp. for the sale of up to 400,000 m<sup>3</sup> at \$1.8 / m<sup>3</sup> (from wastewater ponds at airport).
- 23 reclaimed water sales contracts (spring 2022).



# *A Diverse, Growing Workforce*

## Labour Market

Opportunities abound in Northeast British Columbia with core industries of employment being construction, retail trade, other private services, food and beverage services, truck transportation and oil and gas extraction and its supporting services.

For many years, the economies of the Northeast have been diversifying from what was for many years, primarily resource and agriculture-based economies. Communities in the Northeast have now matured to where the top five primary industries by employment represent less than half of the overall jobs in the region.

Because Dawson Creek is centrally located and is serviced by many highways, workers who live in Dawson Creek are able to commute to jobs in other municipalities such as Tumbler Ridge, Chetwynd, Taylor and Fort St John. Many rural residents also commute daily into Dawson Creek for work.

### Labour Market Outlook

Every year, the British Columbia government updates their 10-year labour market projections by region and publishes B.C.'s Labour Market Outlook through WorkBC. Dawson Creek is found in the Northeast region of the province which includes Fort St. John, Chetwynd, Tumbler Ridge and Fort Nelson.

The latest predictions in B.C.'s Labour Market Outlook (2023-2033) anticipate that the Northeast will see an employment growth rate each year averaging 0.4%.

Industries identified for the highest rates of growth are wholesale trade, support activities for mining and oil and gas extraction, and specialty trade contractors.

The top 10 occupations with stronger demand and higher pay, starting with the largest number of job openings expected over the next 10 years include:

- Transport truck drivers
- Retail and wholesale trade managers
- Retail salespersons and visual merchandisers
- Administrative officers
- Central control and process operators, petroleum, gas and chemical processing
- Accounting technicians and bookkeepers
- Food counter attendants, kitchen helpers and related support occupations
- Light duty cleaners
- Administrative assistants
- Heavy equipment operators







## Top Ten Industries by Job Openings: 2022-2032 (Northeast)

INDUSTRY	EMPLOYMENT (2022)	EMPLOYMENT GROWTH RATE (2022-32)	EXPANSION	REPLACEMENT	TOTAL JOB OPENINGS
Specialty trade contractors	1,920	2.4%	530	450	980
Support activities for mining and oil and gas extraction	1,950	1.1%	230	450	680
Other retail trade (excluding cars, online shopping and personal care)	3,820	0.0%	-30	640	610
Oil and gas extraction	1,360	1.6%	250	340	580
Heavy and civil engineering construction	1,900	0.8%	150	420	570
Personal, non-automotive repair and non-profit services	2,010	0.8%	170	330	500
Nursing and residential care facilities	160	12.8%	380	90	480
Truck transportation and support activities	1,400	0.8%	110	350	460
Utilities	1,090	1.3%	140	250	390
Food services and drinking places	2,040	0.6%	120	240	360

Source: BC Labour Market Outlook 2022 Edition

## Average / Median Total Income, Dawson Creek (Population Centre)

Tax Year	INDIVIDUALS (population aged 15 years and over)		HOUSEHOLDS	
	Average (\$)	Median (\$)	Average (\$)	Median (\$)
2005	34,633	26,856	62,253	50,848
2010	40,735	33,490	73,312	58,416
2015	50,079	40,242	90,925	79,061
2020	55,100	44,400	96,800	81,000

Source: Statistics Canada, 2021 Census of Population



# *A Great Place to Invest*

## Oil & Gas

According to the British Columbia Oil & Gas Commission's 2022-23/2024-25 Service plan, "B.C. raw natural gas production is forecast to increase 18 per cent by 2026/27, primarily driven by strengthening energy prices, demand anticipated from postpandemic economic recovery, LNG related growth, and export demand for natural gas liquids. B.C.'s Montney formation is a large resource base capable of responding to these economic conditions and is expected to be the focus of B.C.'s exploration and development activity."

The Montney basin stretches across Northwest Alberta and Northeast British Columbia. The National Energy Board estimated in 2013 that, as a whole, the Montney Formation contains 449 Tcf of marketable natural gas, 14,521 million barrels of marketable NGLs, and 1,125 million barrels of marketable oil.

Recent years have seen technology breakthroughs that have led to significant improvements in well-productivity and lower operating costs. Veresen led processing expansion by completing construction of their Tower, Sunrise, and Saturn facilities, adding 1 Bcf/d of processing capacity.



### **Coastal GasLink Pipeline to LNG Canada**

In 2018, LNG Canada announced that they would proceed with their \$40 billion liquified natural gas export facility and Coastal GasLink pipeline. In 2023, the Coastal GasLink pipe was fully installed, connecting the Montney field around Dawson Creek to the export terminal in Kitimat. LNG Canada is expected to ship 14 million tonnes per year of LNG in phase one, with a second phase under consideration that would double that capacity.





## LNG Canada

On October 1, 2018, the largest private investment in Canadian history was announced by LNG Canada in their commitment to build their \$40 billion liquified natural gas export terminal. In summer 2023, the company reported the project being 85% complete, with the pipe for the Coastal GasLink pipeline being fully installed. Included in the project is the Coastal GasLink pipeline that will transport the gas required by the facility from the Dawson Creek region in Northeast B.C. to the LNG export terminal in Kitimat on B.C.'s north coast. The facility will liquify between 1.7 and 3.5 Bcf/d of gas, largely sourced from the area surrounding Dawson Creek. The low estimate is based on the initial startup of 2 of the 4 possible production "trains." With current production capacity in the region at 2.9 Bcf/d, the project is sure to result in a further surge in exploration, processing, and transportation capacity for the region.

In April 2022, The Globe and Mail reported that Shell is studying the feasibility of proceeding with the second pair of production trains, "to potentially use lower-carbon hydroelectricity from BC Hydro to power motors for supercooling natural gas into liquid form... Shell estimates global demand for LNG will surpass 700 million tonnes a year by 2040, up almost 90 per cent from last year."

With each well drilled, gas plant commissioned, and compressor station built, long-term, well-paying jobs are secured for local service, transportation, construction, and hospitality industries. And it's these industries, along with the rest of the spin-off economic activity, that are sure to keep Dawson Creek thriving and vibrant for decades to come.

## Getting "Super Liquids Rich" in BC's Montney

The majority of the growth and investment in the Montney Basin in the last several years is thanks in large part to its "super liquids rich" composition. This and other natural gas liquids (such as propane) extracted during drilling and processing make for profitable economics for operators in the area, even in periods of low natural gas commodity prices.

Opportunities abound for downstream marketing of propane as well with the AltaGas Ridley Island Propane Export Terminal which opened in 2019 and Pembina's Prince Rupert Export Terminal, which began exporting in 2021. The two facilities provide up to 65,000 bbl/d of export capacity. Previously, Canada had been exporting propane through US terminals.

Figure 10: Number of New Wells, Wells that Ceased Production and Producing Wells in Montney Play 2005 to 2022



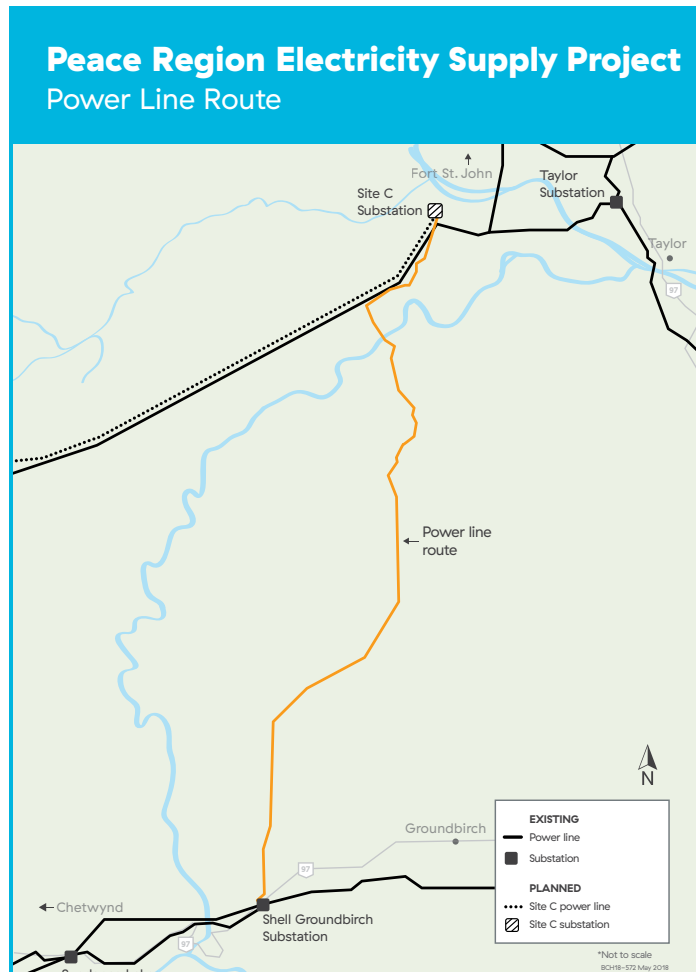
BC Energy Regulator, 2022 Oil and Gas Reserves and Production Report

# Renewable Energy

The City of Dawson Creek is at the forefront of the renewable energy sector.

## Bear Mountain Wind Park Partnership

As its first major project, locally owned Peace Energy Co-operative partnered with Aeolis Wind Power Corporation and AltaGas to form the Bear Mountain Wind Limited Partnership. The 102 megawatt, \$200 million project, located near Dawson Creek, was the first fully operational wind park in British Columbia.



## Grid-Tie Solar Projects

Peace Energy Cooperative was western Canada's first renewable energy cooperative, incorporated in 2003. Now with over 600 members, the cooperative is focused on designing, supplying and installing solar power systems for homeowners, businesses and municipalities across northern BC and Alberta, and has recently completed some of the largest grid-tied solar arrays in BC. Besides generating profits for its member-investors, education and training are priorities for Peace Energy Cooperative, holding frequent public seminars promoting solar energy, electric vehicles and climate change solutions.

## Hydroelectricity

The Peace Region is an important source of electricity for British Columbia generating nearly 30% of its power through two of BC Hydro's generating stations on the Peace River, the largest of which is the G.M. Shrum station at the W.A.C. Bennett Dam. Construction is under way on a third generating station on the Peace, known as Site C.

Due to rapidly growing industrial demand in the South Peace Region, the past few years have seen significant construction of major infrastructure projects including the construction of the 230-kilovolt Dawson Creek-Chetwynd Area Transmission line. The project allowed BC Hydro to double transmission capacity to the region.

Even with the increased capacity, continued rapid growth led to BC Hydro announcing another major expansion project. The Peace Region Electricity Supply (PRES) transmission line, when constructed will connect the Site C Dam currently under construction with the large industrial customers processing natural gas and liquids in the Groundbirch area west of Dawson Creek. The project will consist of two parallel 230 kilovolt power lines and is currently under construction. "PRES will help to ensure that we can reliably provide electricity to our industrial customers who want to power their facilities with clean energy." ([bchydro.com](http://bchydro.com))





## Forestry

Wood product manufacturing continues to be an economic pillar in the South Peace.

Louisiana-Pacific Dawson Creek plant has been producing oriented strand board since 1987. In 2017, LP began a \$161 million project to convert the plant located on Dawson Creek's western edge to produce SmartSide Lap Siding. The company celebrated their grand re-opening of the converted plant in August 2019.

West Fraser operates a sawmill in Chetwynd which includes a bio energy facility. In early 2022, Peak Renewables Ltd. acquired the Chetwynd Pulp Mill formerly operated by Paper Excellence, which had not operated since 2015. The company is working with local First Nations in developing new opportunities at the site. There are also a number of independent custom sawmill operators in the area.

The majority of timber processed at local mills comes from the Dawson Creek Timber Supply Area. The current Annual Allowable Cut, which took effect October 30, 2014 is 1.86 million cubic metres, of which a maximum of 978,000 cubic metres is attributable to conifers.

Harvesting of the forest resource is undertaken by both company and contract loggers. Many of those that are employed in the industry are local residents. The active logging season generally runs from July through March. Opportunities exist in small diameter pine harvesting and processing, remanufactured products, engineered wood products, panelboards, furniture and housing products.

B.C. Ministry of Forests, Lands, Natural Resource Operations and Rural Development:

[www.gov.bc.ca/for](http://www.gov.bc.ca/for)



## Mining

For decades, the Peace Region mining industry centered in Tumbler Ridge has been a major economic driver. With the rise and fall of commodity prices over the years, the communities in proximity to the mines have had to weather the boom and bust cycle that comes with the mining industry. After several years of low commodity prices, several mines had idled back or closed operations. However, 2016 saw a surge in coal prices, particularly in metallurgical coal, which led to the restart of mines in the area.

In the fall of 2016, Conuma Coal reopened the Brule Mine adding 170 jobs to the area. The company also opened the Wolverine Mine and began producing coal in 2017, providing an additional 220 jobs to the local economy. Then in July 2018, Conuma Coal opened the Willow Creek mine, their third in as many years in the Peace Region, adding yet another 190 jobs.

Conuma Coal acquired the Quintette Mine in February 2023 and has begun work to bring it back into production.

Environmental assessments are currently ongoing for other proposed mines that, if approved, would add millions more metric tonnes of production annually to the Tumbler Ridge and Chetwynd areas.

# Tourism



## Travel Tourism

Visit the stone cairn that marks the beginning of the Alaska Highway. Stop at the Northern Alberta Railways Park where you'll find the historic Railway Station Museum and Visitor Centre. The museum, housed in the original 1931 railway station, features an extensive collection of highway memorabilia, pioneer artifacts and wildlife displays. Also in the Park is the Art Gallery, located in a renovated grain elevator.

Take a downtown stroll with our self-guided historic walking tour and stop in at the Alaska Highway House located next to the Mile Zero Post, a popular place to have your picture taken.

Dawson Creek has many core attractions to entice visitors to the area. The area surrounding Dawson Creek contains some exceptional scenery and is home to a variety of wildlife.

Outdoor enthusiasts have a choice of adventure sports, ecotourism and backcountry experiences to enjoy. Opportunities are present for agri-tourism, circle tours, backcountry lodges, skiing, boating and other activities.

In a survey of travelers to Northeast BC, visitors were motivated to take this journey by the idea of seeing wildlife and wild landscapes, visiting places they had never been before or taking a journey they had heard about and always wanted to take. At least 60% of travelers said these three motivations were very important in their decision to take their trip to the North. Opportunities to enjoy outdoor activities or travel in places where they felt safe were also important motivators.

Visit [www.tourismdawsoncreek.com](http://www.tourismdawsoncreek.com) for more information.

## Economic Impact

Dawson Creek's historic location at Mile 0 of the Alaska Highway and the hub of four major driving routes provides economic benefits for our city. Money is spent in local businesses on transportation, accommodation, fuel, groceries, restaurants, shopping, entertainment, attractions and various other goods and services.

Tourism Dawson Creek facilitates and coordinates the development and promotion of tourism within the City of Dawson Creek by creating year-round, memorable visitor experiences.

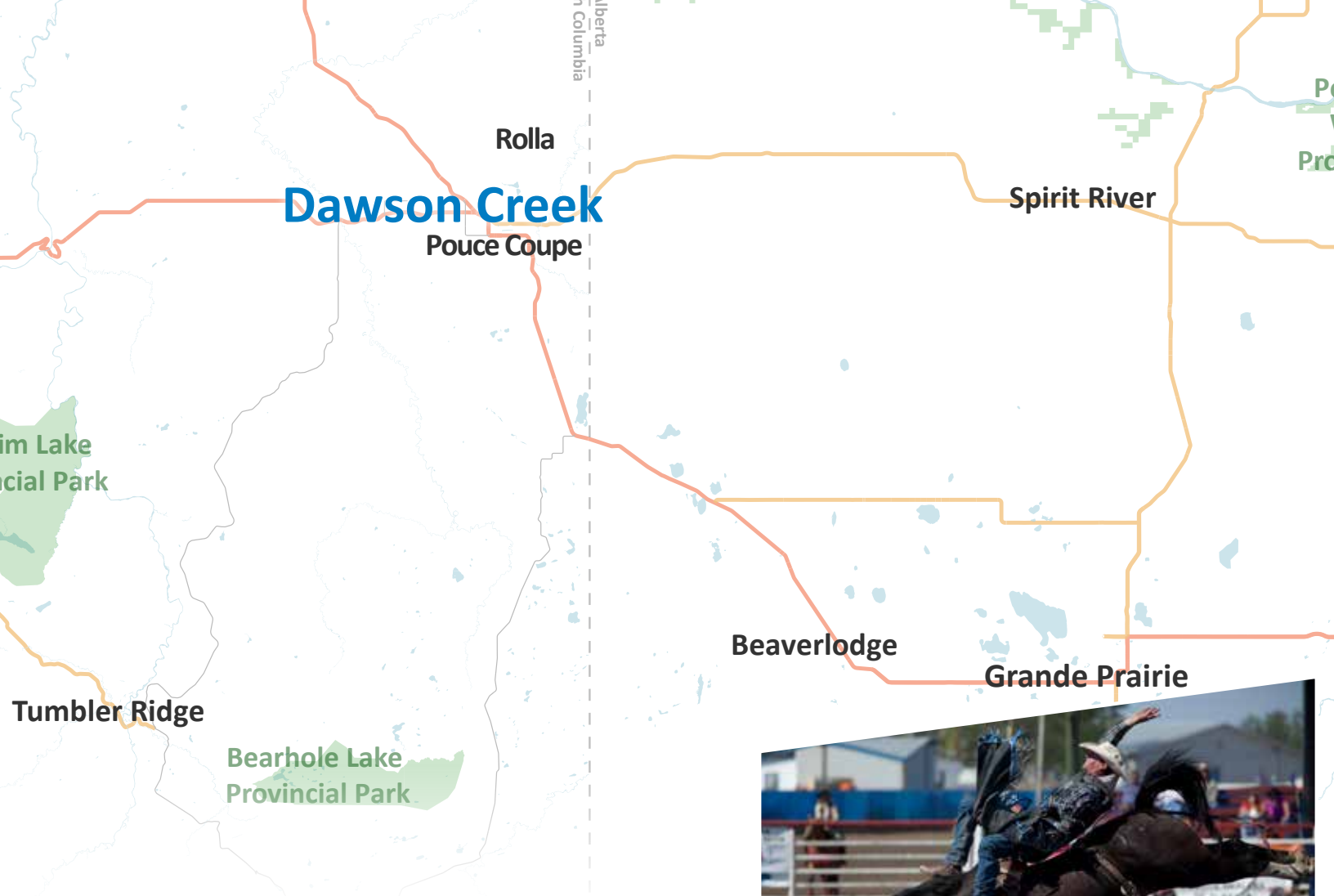
## Our Visitors – Who They Are

The Dawson Creek Community Tourism Plan Draft 2, March 2024, highlights a rebound in tourist traffic after the global pandemic, and the importance of resource-based industries in bringing visitors to the community.

While business travelers comprise a significant share of visitation and hotel stays, they are less likely to appear in visitor centre statistics. Of those who did check in at the visitor centre in 2022, more than 40% were from the US or Mexico, confirming the Alaska Highway's enduring draw to American travelers.

The Tourism Plan notes that the Oviniv Events Centre hosted 90 events attended by more than 45,000 people, usually originating in equal shares from the local community, Fort St. John and Grande Prairie.





## Event & Sport Tourism

In recent years, Dawson Creek has become an event and sports tourism hotspot with many world-class events, conferences and competitions taking place in the City.

A 2019 Sport Tourism Canada Economic Impact report calculated the value that the Oviniv Events Centre contributes to the community:

• Visitor spending attributable to events	\$6.7M
• Local jobs supported by events	69
• Wages and salaries supported locally	\$5.0M
• Total boost to provincial GDP	\$9.4M
• Taxes supported across Canada	\$2.8M
• Out of town visitors in Dawson Creek	24,600
• Overall economic activity in B.C.	\$17.6M





# Agriculture Sector

Agriculture continues to be of major importance in the Dawson Creek economy. Thanks to Dawson Creek's central location in the Peace Region, it is naturally the service and sales centre for the agriculture community. There are more businesses in the City that directly service the agricultural community than any other single industry. That's no wonder with more than 2 million acres in production, the Peace Region is the largest agricultural region in British Columbia and home to more than 1,300 farms, producing nearly \$200 million worth of product annually.

Farms in the Peace Region enjoy the dual advantages of low land prices and low cost of production. As well, the area surrounding Dawson Creek has excellent growing conditions and proximity to west coast grain terminals is also a significant cost advantage.

## Grain & Seed Crops

The dominant annual crops have been the traditional prairie crops: wheat, oats, barley, and canola. Almost 90% of BC's grain and 95% of BC's canola are produced in the Peace, as well as 90% of the dry field peas and 95% of forage seeds.

The Peace Region is a prime area for producing exceptional quality grass seeds. As one of Canada's most northern farming regions, we benefit from long daylight hours during the summer, allowing for the production of crops that require a high number of growing degree days.

Generally favourable rainfall conditions make this region less prone to prolonged droughts often seen elsewhere on the prairies. In fact, unfavourable conditions in other areas have increased the value of local forage and cereal grains. Lower temperatures in winter greatly reduce insect populations, thus limiting the need for pesticides.

### Agricultural Groups

- Dawson Creek Exhibition Association (Agricultural Fair, Rodeo & Exhibition)
- BC Grain Producers Association
- BC South Peace River Stockmen's Association
- Certified Organic Associations of BC
- Peace Region Forage Seed Association
- Peace River Forage Association of BC
- Northern Cohort
- South Peace Feeder Cooperative
- South Peace BC Bred Heifer Cooperative Association
- Sweetwater Parkland Farmers Institute

### Ministry of Agriculture

1201 103rd Avenue  
Dawson Creek BC V1G 4J2  
Toll Free: 1-877-772-2200  
Tel: 250 784 2601 Fax: 250 784-2299

### Production Insurance

Toll Free: 1-877-772-2200  
Tel: 250 784-2236 Fax: 250 784-2299





## Livestock

Abundance of space and quality feed have recently boosted both the hog and traditional beef cattle industries, with cow/calf production now the largest in BC. Livestock production also includes dairy cattle, sheep, goats, and horses, with a growing diversification into game farming of bison as well as exotic livestock including llama, alpaca, fox, ostrich, emu and wild boar. Areas of potential growth and further diversification include livestock finishing, dairy, eggs, and expanded game farming.

Lawrence Meat Packing, a provincially inspected slaughter facility in the region, is located in Dawson Creek. There are also poultry processing plants at the South Peace and Peace View Hutterite Colonies.

### Types of Livestock Production in the Peace Region

- Beef
- Dairy
- Llama & Alpaca
- Sheep/Lambs
- Goats
- Game Farming
- Horses
- Hogs
- Bison

## Honey

The long summer days are also a benefit to the region's beekeepers, sometimes producing as much as three times more honey per hive than elsewhere in the province. Peace honey is renowned for its exceptional flavour.

### Types of Crops & Food Grown in the Peace Region

- Wheat
- Oats
- Barley
- Canola
- Fescue
- Alfalfa
- Forage
- Rye
- Field peas
- Berries
- Greenhouse products
- Field vegetables
- Fruit

## Organic

The pristine environment in the Peace makes it very suitable for taking advantage of North America's growing interest in organic crops. A growing number of farms across the Peace bio region are now producing certified organic beef, bison, poultry, hogs, eggs, wheat, barley, herbs, hay, oil seeds, peas, as well as table and seed potatoes.



# Development

## Housing Construction

	2019				2020				2021				2022				2023
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1-Q4
Starts	1	5	2	5	0	0	3	34	0	4	0	5	0	0	0	3	8
Under construction	21	23	23	22	18	17	19	52	49	13	12	14	9	0	0	3	
Completions	6	3	2	6	4	1	1	1	3	32	1	3	5	1	0	0	

Source: Canada Mortgage and Housing Corporation

## Building Permits

YEAR	RESIDENTIAL \$millions (#)	DWELLING UNITS CREATED	COMMERCIAL \$millions (#)	INDUSTRIAL \$millions (#)	INSTITUTIONAL \$millions (#)	GOVERNMENT \$millions (#)	TOTAL \$millions (#)
2017	4.12 (39)	18	5.39 (15)	8.68 (6)	4.48 (4)	5.27 (2)	27.96 (66)
2018	8.90 (44)	37	13.12 (17)	8.63 (11)	3.13 (4)	0.71 (3)	34.52 (79)
2019	4.47 (37)	14	5.38 (20)	0.13 (4)	1.99 (5)	0.18 (4)	12.15 (70)
2020	2.88 (45)	39	8.49 (13)	1.00 (3)	0.49 (3)	3.61 (4)	16.48 (68)
2021	3.59 (20)	8	1.09 (12)	0.89 (3)	1.11 (6)	0.49 (5)	7.18 (46)
2022	2.48 (48)	3	2.12 (22)	0.74 (7)	1.60 (9)	0.41 (5)	7.35 (91)
2023	1.92 (36)	3	3.30 (14)	0.93 (5)	482.00 (10)	0.00 (0)	488.19 (65)

Source: City of Dawson Creek

## Total Assessment Values

PROPERTY CLASS	2019	2020	2021	2022	2023
All Classifications	\$1,741,089,693	\$1,737,664,010	\$1,726,872,857	\$1,808,967,655	\$1,903,329,168
Residential	\$1,229,877,300	\$1,200,959,600	\$1,195,243,400	\$1,265,090,157	\$1,347,660,300
Non-Residential	\$511,212,393	\$536,704,410	\$531,629,457	\$543,877,498	\$555,668,868

Source: City of Dawson Creek





## Major Projects (Construction Started & Completed – Northeast Region)

PROJECT NAME	DEVELOPER	MUNICIPALITY	EST. COST (millions)	COMPLETION DATE	
<b>Transportation</b>				☑ = Completed	
Eighth Street Bridge	BC Ministry of Transportation and Infrastructure	Dawson Creek	28	2023-Q4	
<b>Oil &amp; Gas – Pipelines</b>					
North Montney Mainline	NOVA Gas Transmission Ltd.	Peace River	1,700		
Coastal GasLink Pipeline Project	Coastal Gaslink Pipeline Ltd.	Dawson Creek	6,200	2023-Q4	
<b>Utilities</b>					
G.M. Shrum (GMS) Substation Control Systems Upgrade Project	BC Hydro	Hudson's Hope	16	2024-Q2	
G.M. Shrum Upgrade Heating Ventilation Air Conditioning (HVAC) System Project	BC Hydro	Hudson's Hope	27	2024-Q1	
G.M. Shrum G1-10 Control System Upgrade	BC Hydro	Hudson's Hope	75	2023-Q4	
Site C Project	BC Hydro	Fort St. John	16,000	2025-Q4	
W.A.C. Bennett Dam Seal Low Level Outlets Project	BC Hydro	Hudson's Hope	45	2025-Q4	
<b>Institutional</b>					
RCMP Detachment Building	RCMP	Fort St. John	51	2023-Q3	☑
<b>Other</b>					
The Station Town Centre	G8 Properties	Fort St. John	500	2023-Q4	

NOTE: Only completed projects finished in the current and previous calendar year are included here.  
Source: B.C. Major Projects Inventory (Government of British Columbia)

# A Great Place to Live

## Arts, Culture, Recreation

### South Peace Community Multiplex

The South Peace Community Multiplex is home to the Kenn Borek Aquatic Centre, the Oviniv Events Centre, and the Lakota Agriplex.

The Multiplex also houses:

- Meeting facilities able to accommodate banquets
- Concession and food services area to serve the entire Multiplex
- Children's play space
- Potential for lease/retail opportunities
- Indoor walking track
- 46' high climbing wall

### Oviniv Events Centre

The Oviniv Events Centre is capable of hosting everything from big name entertainment to equestrian events to indoor sports like soccer and motorbike races. It has a seating capacity of 6,500 (4,500 permanent and 2,000 moveable). The Centre has a 110' x 230' interior event space. Spectra Venue Management is the operator of this facility.

[www.dawsoncreekeventscentre.com](http://www.dawsoncreekeventscentre.com)

### Lakota Agriplex

The Lakota Agriplex provides an opportunity to showcase the region's agricultural roots with a 100' x 240' indoor riding arena, 110 indoor stalls, 76 tack lockers, and a complete wash and grooming area. There are a variety of events hosted at the facility throughout the year. Furthermore, users have the option of stabling their horses in the facility, and utilizing the riding arena as part of an annual pass or on a drop-in basis.

[lakota-agriplex.ca](http://lakota-agriplex.ca)

### Kenn Borek Aquatic Centre

The Kenn Borek Aquatic Centre features an 8-lane 25m competition pool, a therapeutic leisure pool, tots pool and hot tub. Additional amenities include diving boards, a waterslide, sauna, steam room, climbing wall and more. The Aquatic Centre offers public swim, lane swimming, classes (swim lessons, fitness classes), leadership development (Lifeguard, Swim Instructor and First Aid courses) as well as specialty classes. For more information, visit the Kenn Borek Aquatic Centre or call 250-782-SWIM (7946).







## Dawson Creek Exhibition & Stampede

The Dawson Creek Exhibition & Stampede celebrated its 100th anniversary in 2022. The Greatest Show in the Peace hosts the Canadian Professional Rodeo Association and the World Professional Chuckwagon Association that bring their fast-paced action to the community. Families can spend hours enjoying the rides and games of the midway when they are not busy enjoying great food, great music, and browsing the many indoor and outdoor exhibits throughout the grounds, capped off with exciting fireworks. Find out more at [dawsoncreekex.ca](http://dawsoncreekex.ca)





## Dawson Creek Art Gallery

The Dawson Creek Art Gallery is housed in the renovated annex of a prairie elevator.

The Art Gallery was moved into the elevator in 1983 and in 1984 won the Heritage of Canada Foundation Award of Merit. In 2014, it was the northern winner of the Architecture Foundation of BC's best building contest. The Gallery's ramp system along the walls of the annex accommodates 200 linear feet of hanging space.

The Art Gallery hosts about 10 exhibitions per year. The year round schedule includes provincial, national, and international touring shows as well as exhibits featuring local artists.

The top floor above the exhibition area is the Bin Top Studio. It is used for meetings, workshops and art classes. Summer programs for children as well as year round classes for adults and seniors are provided.



## Unchagah Hall

Unchagah Hall is a 488-seat performing arts theatre with world-class acoustics located within South Peace Secondary School. Throughout the year, the auditorium hosts numerous musical, dance, and drama presentations from both local and touring artists. Unchagah Hall saw a \$500,000 renovation in 2019 to modernize the seating and improve access for students and visitors with mobility issues.

## The Calvin Kruk Centre for the Arts

The Calvin Kruk Centre for the Arts is one of Dawson Creek's busiest facilities, and is situated in the downtown core near schools and shopping opportunities.

The Calvin Kruk Centre for the Arts officially opened in September 2014 after a full renovation of the historic former post office building in downtown Dawson Creek. The 42,000 square foot heritage building was converted into a community and cultural centre, now operated by the Kiwanis Performing Arts Centre. The facility features the South Peace Historical Society Archives, Kiwanis Child Care Centre, a multipurpose theatre space, meeting rooms, dance and textile studios and administrative offices.

The old post office building was rejuvenated to utilize state-of-the-art green technology.

## Dawson Creek Municipal Public Library

A collection of over 60,000 items of popular fiction, newspapers, magazines, children's titles, and reference books makes the Dawson Creek Municipal Public Library a source of pride for the whole community.

The recently renovated library offers programs for all ages, hosts authors and displays timely and seasonal materials.

Popular children's programs include Preschool Storytimes, Toddler Tales, and Babies and Books for children and their caregivers. An outreach service for patrons who cannot travel to the library is also available.

Computer stations are available to the public with access to the Internet, word processing software, and many children's multimedia programs. For those who are interested in local history, the Calverley Collection contains a wealth of information on Dawson Creek and Northeast British Columbia.

For more information, visit [dawsoncreek.bc.libraries.coop](http://dawsoncreek.bc.libraries.coop)



# Parks & Recreation

## Parks & Recreation Master Plan

The City of Dawson Creek updated its Parks & Recreation Master Plan in 2023 to provide a policy and action framework for programs and facilities over the next 10 years. The guiding principles enshrined in the master plan are:

**Value Accessibility** – Parks, recreation and cultural experiences are readily available for all residents, with opportunities catered to income level, physical ability;

**Ensure Affordability** – All residents of Dawson Creek can participate and benefit from parks, recreation and cultural experiences regardless of income level;

**Celebrate Collaboration** – This plan was developed in a collaborative environment with City staff, residents, and stakeholders. Partnerships will be key in realizing the full success of this plan;

**Think Creatively** - Parks, recreation and cultural services incorporate and recognize new ideas, alternatives, or possibilities that effectively respond to the unique context of Dawson Creek;

**Promote Inclusivity** – All residents of Dawson Creek are seen, heard, and valued. Differences in race, ethnicity, age, physical ability, sexual orientation, gender or religion are embraced and celebrated;

**Ensure Resiliency** - Parks, recreation and cultural services build the capacity of the community through investments in residents' skills, wellbeing, abilities, education, and leadership. Resilient facilities and infrastructure are also key aspects of the PRC network;

**Prioritize Responsibility** – Make the most out of infrastructure the City already has, and find strategies to optimize service delivery, maintenance and operations;

**Be Visionary** – Explore how trends and leading practices found nationally, provincially and regionally interact with local trends and the future needs of parks, recreation and culture. Constantly seek out ways to be more innovative with the development and delivery of parks, recreation and cultural services.





## Memorial & Kin Arenas

The Memorial and Kin Arenas offer winter and spring seasonal sports as well as special events year round. During the ice season, Learn to Skate programs, public skating and drop-in hockey are on the schedule (along with skate and helmet rentals when needed), while drop in sports, such as dodgeball, run during the spring.

The arenas provide the perfect space for non-profit events, sport tournaments, conferences, meetings, weddings and reunions, with a variety of on-site amenities available for use (chairs, tables and a stage).

For more information on arena rental rates and policies, contact Dawson Creek Community Services at (250) 784-3604 or visit: [www.dawsoncreek.ca/arenas](http://www.dawsoncreek.ca/arenas)

## Curling Rink

An 8-sheet full service curling facility, located at 1113 – 106 Avenue, the Dawson Creek Curling Club offers sporting opportunities for all ages. The curling rink is home to weekly league play and hosts a number of bonspiels and championships throughout the October – April curling season.

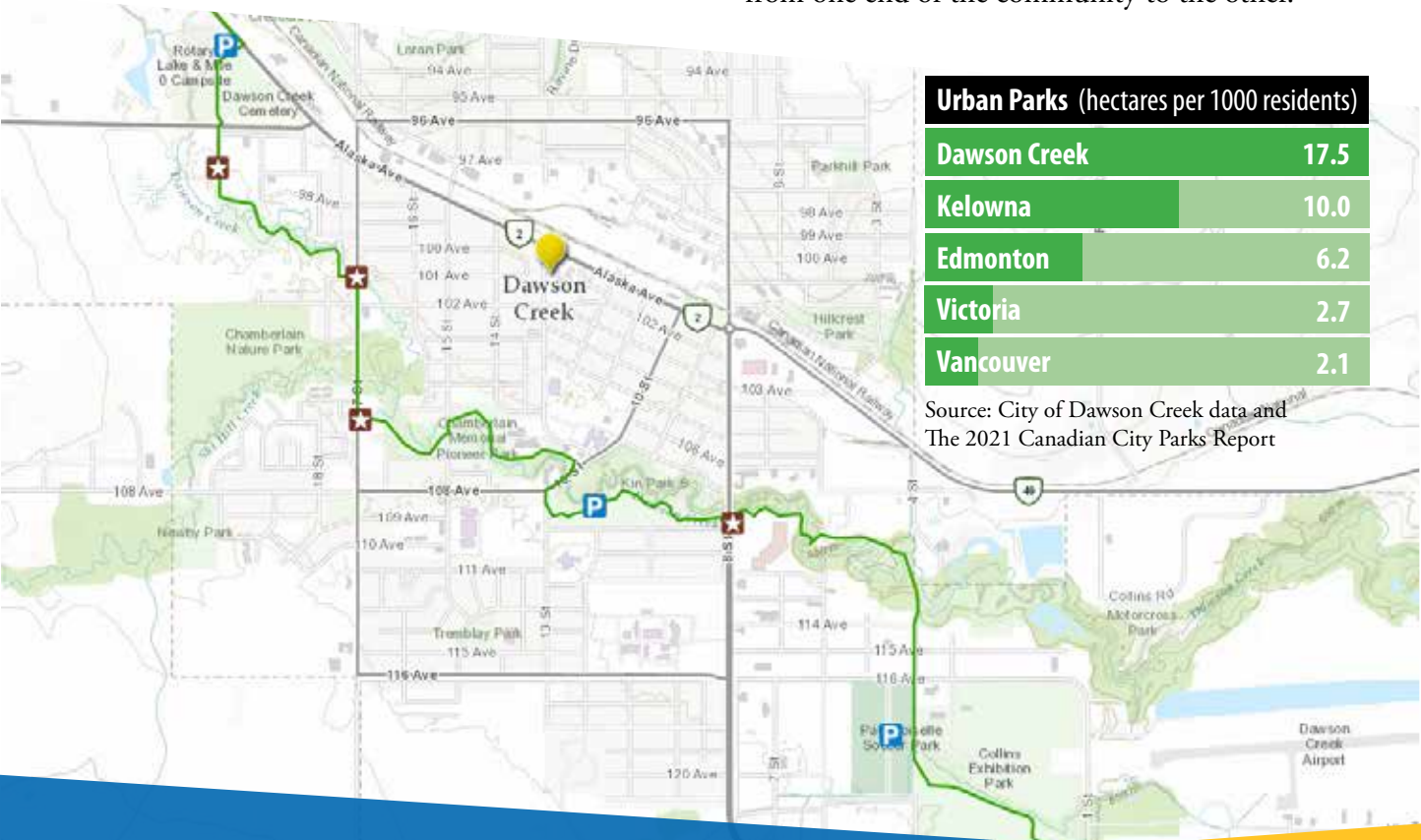
The curling club also operates as a community banquet centre with fully catered food and beverage services. The lounge, functionally seating 20-200 persons, is available year-round for events such as parties, weddings, fundraisers, meetings and seminars. For larger weddings, gatherings and community events, from April 1 - September 30, the facility additionally offers full banquet service, with seating capacity to 880, on its 10,000 sq. ft. cement ice pad surface.

For more information contact (250) 782-4080 or go to [www.dccurling.ca](http://www.dccurling.ca)

## Parks & Playgrounds

Dawson Creek boasts many parks, playgrounds, walking trails, soccer pitches and baseball/softball diamonds, most providing picnic tables for the afternoon snack or family lunch at the park.

Residents and visitors can also take advantage of the skateboard park, a disc golf course, outdoor fitness facilities, tennis courts, horseshoe pits, and the Mile Zero Park misting park. The Dawson Trail paved walking path follows the City's namesake stream in a park setting from one end of the community to the other.





## Bear Mountain Trail Center

Welcome to your hometown mountain bike adventure right here in Dawson Creek! Bear Mountain Trail Center is an ongoing passion project started in 2018 by a small group of dedicated local riders who earned the trust of the local ski hill managers and began what would become an ongoing community improvement project.

The trail system is designed with beginner, intermediate and advanced riders in mind. Trails are intentionally built to aid skill progression. The trail system now features a small skills park, picnic tables at communal locations, flow trails, technical trails, an intermediate jump line and many other features to allow riders of any level to progress their skills.

More information can be found at their Facebook page, Bear Mountain Riders Collective.

## Bear Mountain Nordic Ski Association

The Bear Mountain Nordic Ski Association is a volunteer-driven non-profit recreational association that exists to provide access, facilities and opportunities for all ages to learn and experience the sport of cross country skiing in the South Peace Region.

The cross-country ski trails are located less than 15 minutes away on the Radar Lake Road. They are also available for all-season use including hiking, cross-country running, wildlife-viewing, mountain biking, horseback riding, orienteering, outdoor environmental studies and similar non-motorized recreational activities.

For more information, visit [nordicski.ca](http://nordicski.ca)

## Bear Mountain Ski Hill

Opened in 1959, the Bear Mountain Ski Hill has been a mainstay of the Dawson Creek recreational landscape for over five decades.

The ski hill, a short 5 minute drive from Dawson Creek, offers outdoor fun for the whole family at reasonable rates. The hill operates a T-bar lift, has snow making abilities, offers night skiing and has a restaurant and lounge. There are many different events happening during the ski season and the chalet is available for rent as well.

For more information about the ski hill, go to [bearmntnskihill.com](http://bearmntnskihill.com)

## Dawson Creek Golf & Country Club

The Dawson Creek Golf & Country Club is located on the World Famous Alaska Highway, only a few minutes drive from the downtown core. They offer seasonal 18 hole golf to the public, as well as opportunities to attend events, and rent the club house for private parties including weddings, Christmas parties, reunions and more!

Membership packages, lessons, driving range – it's all there for your enjoyment!

To learn more, go to [www.dawsoncreekgolfclub.ca](http://www.dawsoncreekgolfclub.ca)







# Education

Dawson Creek is proud of our education system and facilities. Within the Dawson Creek public school system there are several elementary schools, a middle school and a secondary school inside municipal limits. Two elementary schools serve the rural areas surrounding Dawson Creek. Dawson Creek is home to two independent schools, Notre Dame School (K-7) and Mountain Christian School (K-12.)

## School District 59 Peace River South

School District 59 Peace River South is a progressive public school district that serves Dawson Creek and its surrounding rural areas as well as the communities of Chetwynd and Tumbler Ridge. The administration offices are located in Dawson Creek. K-12 programming is offered at 20 schools with an approximate enrolment of 3,600 students.

Partnerships with industry and Northern Lights College (NLC) enable the District to offer careers and trades education to students K-12. Dual credit options in trades and technical programs are offered in partnership with NLC.

Students at all levels have the opportunity to participate in outdoor and experiential learning activities in a wilderness setting at the Pat O'Reilly Outdoor/Environmental Studies Centre located at Gwillim Lake.

## Dawson Creek Literacy Society

The Dawson Creek Literacy Society provides literacy training through their many programs including Community Adult Literacy Program and English as a Second Language Settlement Assistance Program.

Through the Career and College Preparation (formerly Adult Basic Education) program, students may achieve a BC Adult Graduation Diploma and other literacy advancements at Northern Lights College. For more information, visit [dawsoncreekliteracy.ca](http://dawsoncreekliteracy.ca)

## University of Northern British Columbia

The University of Northern British Columbia provides educational opportunities in Dawson Creek and area via their Peace River-Liard Campus (located in Fort St. John) as well as in conjunction with Northern Lights College.

For more information about courses and programs available out of the Peace River-Liard Campus, visit [www.unbc.ca/peace-river-liard](http://www.unbc.ca/peace-river-liard)

## Peace River-Liard Programs

- Bachelor of Social Work
- Master of Social Work
- Master of Education (Counselling, Multidisciplinary Leadership and Special Education Specializations)





## Northern Lights College

Northern Lights College (NLC) is 'B.C.'s Energy College' in Northeast British Columbia, serving an area of more than 324,000 square kilometres. NLC has three provincially-designated Centres of Training Excellence: the B.C. Centre of Training Excellence in Oil and Gas that includes a full-sized oil rig and simulated wellsite on the Fort St. John Campus; the Centre of Clean Energy Technology or "Energy House" with LEED Platinum certification; and the Centre of Excellence in Aerospace, a 26,000 square foot hangar on the Dawson Creek Campus that houses a diverse range of fixed wing aircraft and helicopters.



At NLC, students have a number of options, depending on their chosen career paths. Students can earn a one-year certificate, a two-year diploma or associate degree or complete upgrading courses to get their high school diploma. Associate degrees can be used to transfer to the third year of degree programs at provincial universities.

Trades and Apprenticeship programs offered in Dawson Creek include: Automotive Service Technician, Carpentry, Heavy Duty Technician, Esthetics and Nail Care Technology, Hairstyling, Millwright, Plumbing, and Welding.

University Arts and Sciences courses are available leading to a University Arts and Sciences Certificate, an Associate of Arts Degree, or further post-secondary studies. Delivery models include in-class sessions, as well as videoconference.

For information on NLC or any of its programs, check the website at [www.nlc.bc.ca](http://www.nlc.bc.ca)



# Housing

Dawson Creek has an outstanding selection of housing and is one of the most affordable cities in the province whether buying, renting or building.

Prices for lots and finished homes are low compared with most areas in BC. Both newer subdivisions and older mature neighbourhoods offer comfortable surroundings close to schools and retail outlets.

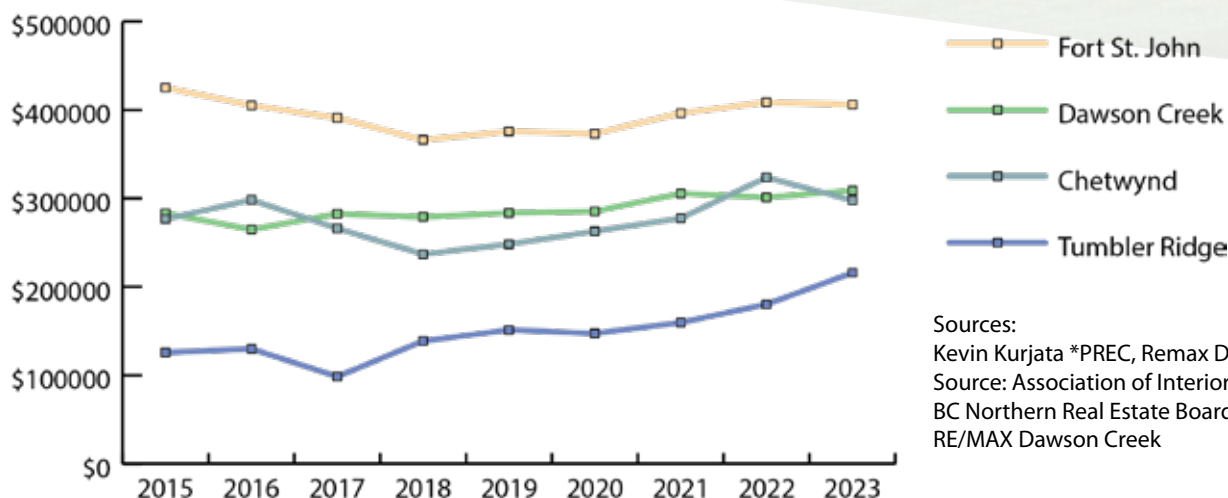
## Property Values

While property values in Dawson Creek have been rising consistently over the last several decades, recent years have seen property values in Dawson Creek relatively plateau due in large part to a world-wide oil and gas industry slow-down.

In recent years, Dawson Creek has seen stable property values in comparison to other communities in the region, thanks to a diverse and resilient local economy.

**AVERAGE SALE PRICE OF A SINGLE FAMILY HOME**

	2015	2016	2017	2018	2019	2020	2021	2022	2023
Chetwynd	\$276,739	\$298,316	\$266,073	\$236,842	\$248,273	\$262,840	\$277,581	\$323,756	\$297,673
<b>Dawson Creek</b>	<b>\$283,291</b>	<b>\$264,648</b>	<b>\$282,679</b>	<b>\$279,087</b>	<b>\$283,589</b>	<b>\$285,386</b>	<b>\$305,512</b>	<b>\$301,102</b>	<b>\$308,809</b>
Fort St. John	\$425,083	\$405,203	\$391,003	\$366,129	\$375,775	\$373,081	\$396,353	\$408,644	\$406,015
Tumbler Ridge	\$125,800	\$129,998	\$98,559	\$138,926	\$151,298	\$147,406	\$159,664	\$180,307	\$215,966




Sources:  
Kevin Kurjata \*PREC, Remax Dawson Creek Realty,  
Source: Association of Interior Realtors MLS  
BC Northern Real Estate Board,  
RE/MAX Dawson Creek

## Apartment Rentals: October 2023

DAWSON CREEK APARTMENT RENTALS					
	Bachelor	1 Bdrm	2 Bdrm	3 Bdrm +	Total
Units	69	509	429	32	1039
Vacancy		5.5%	3.6%	29.5%	5.4%
Avg Rent	\$734	\$875	\$1134	\$1129	\$988

Source: Canada Mortgage and Housing Corporation





# Youth & Life

Dawson Creek offers a wide range of sports, activities and amenities for youth. Here are a few, just to get started!

**353 Mile Zero Royal Canadian Air Cadets** [353milezero.wordpress.com](http://353milezero.wordpress.com)

**The Ark Christian Youth Centre** [www.thearkcyc.com](http://www.thearkcyc.com)

**Dawson Creek Minor Hockey** [www.dcmha.ca](http://www.dcmha.ca)

**Dawson Creek Motocross** [www.facebook.com/southpeacemx](https://www.facebook.com/southpeacemx)

**Dawson Creek Seals Swim Club** [www.dawsoncreekseals.ca](http://www.dawsoncreekseals.ca)

**Nawican Bergeron Youth & Cultural Centre** [www.nawican.ca](http://www.nawican.ca)

**Pouce Coupe Junior Canadian Ranger Patrol**

**Pump Track at Mile Zero Park (Under Construction)** [nebccf.ca/mile-0-park-society](http://nebccf.ca/mile-0-park-society)

**Special Olympics BC – Dawson Creek** [specialolympics.ca](http://specialolympics.ca)

**South Peace Soccer Association** [www.facebook.com/groups/www.spjs.ca](https://www.facebook.com/groups/www.spjs.ca)

Current plans for the park include a pump track, a skills development area, and a beginners pump track! Donations, whatever size, are greatly appreciated and will go directly to building this park into a destination location for locals and visitors alike.





## Partners in Health Care

### **Dawson Creek & District Hospital**

The Dawson Creek & District Hospital provides a range of health care services including acute inpatient care, maternity and newborn care, surgical services, acute psychiatry, medical imaging, lab services, visiting specialists, IV therapy treatment, cancer care, and an emergency department with a high acuity unit.

Northern Health is currently building a new state-of-the-art facility. The new hospital will increase capacity to 70 beds and will continue to provide a wide range of services. All patient rooms will be single rooms with wheelchair accessible ensuite washrooms. The new hospital will incorporate modern best practices, improve the healing environment, and provide culturally safe care.

### **Rotary Manor Long-Term Care Facility**

The Rotary Manor Complex consists of two buildings with 115 publicly subsidized beds, 2 private rooms for respite care and 2 private rooms for palliative care. The main area of the complex and the three-story tower are joined by a glassed walkway and all areas have abundant natural light and pleasant décor.

Each neighbourhood in the tower has dining facilities and the main area has a large dining area. Residents enjoy amenities such as personal laundry, on-site store, hair salon, and an interfaith room where residents and family members can gather. The recreation department plans activities and coordinates external groups which come in and offer entertainment.

### **Peace River Regional Hospital District**

The PRRHD contributes the regional share of capital costs toward major health care construction projects and minor capital and equipment purchases.

### **Community Health Services and more**

Northern Health offers a wide variety of community health services ranging from mental health and substance use services and supports, to home support and respite services, nutrition and dietitian services, rehabilitation services, infant hearing, screening, dental, and home care.

Population and Public Health services include immunizations, communicable disease prevention and control, and harm reduction services, among many others.

Environmental Health Officers safeguard the well-being of both the public and the environment by educating people about public health issues, monitoring and inspecting regulated facilities and enforcing health legislation.

### **The Dawson Creek & District Hospital Foundation**

In partnership with the community and local businesses, the DCDH Foundation supports the hospital with the purchase of medical equipment and more. Ensuring our hospital has access to the best medical equipment reduces the need to travel out of the region for medical treatment.

### **The Dawson Creek & District Hospital Auxiliary**

The DCDH Auxiliary provides gift shop services as well as receiving donations from the community to purchase medical equipment and more. A significant amount of artwork displayed throughout the hospital is thanks to the generosity of Auxiliary volunteers and their supporters.





Construction on the Dawson Creek & District Hospital Replacement is well under way, with the new hospital is expected to be open, operational and ready for patients in 2027.



## South Peace Division of Family Practice

The South Peace Division of Family Practice, affectionately known as SPEED, is a community-based group of family physicians and nurse practitioners working together to achieve common health care goals. As a local non-profit group, it brings primary care providers together and provides the infrastructure to support them in addressing common needs and health care priorities in the region. They work collaboratively with community and health care partners to enhance local patient care and improve the professional satisfaction of their members.

SPEED is a testament to the commitment of South Peace primary care providers and their unwavering dedication to the well-being of the region.

## Supporting Health Services

Dawson Creek is home to several private health services including dental clinics, optometry, physiotherapy, pharmacists, first aid training centres, private ambulance and first aid services. Residents are also supported by the privately run Chickadee Collaborative Maternity Clinic. Let's not forget the furry members of our families that can be cared for by our local veterinary clinic.

## South Peace Health Services Society

The South Peace Health Services Society is a not-for-profit society dedicated to enhancing medical care in the Region by concentrating its efforts on doctor and nursing retention, and providing affordable accommodations for patients receiving medical treatment in Dawson Creek.

The first major project of the society is the Bulterys Community House. The former doctor's office located near the Dawson Creek & District Hospital provides health professionals as well as visiting patients with an affordable place to stay while in the City. More information is available at [southpeacehealth.ca](https://southpeacehealth.ca)

## Dawson Creek Society for Community Living

DCSCL provides a wide range of services to adults with developmental disabilities and seniors. Services include staffed residential options, home share and supported living, community inclusion services such as self-help skills, home support, supported employment and a learning centre called the Opportunity Centre. DCSCL owns and operates over 121 units of housing for adults with developmental disabilities, families and seniors. For more information, call 250-782-2611 or visit [dcscl.org](https://dcscl.org)



## South Peace Community Resources Society

South Peace Community Resources Society (SPCRS) is a non-profit, non-governmental organization in the Peace Liard Region, providing community and residential services. The Society exists to meet the needs of children, youth and families, individuals who have experienced violence, victims of crime, adults with developmental disabilities, children with special needs, couples, people at risk of being homeless, seniors, and individuals experiencing trauma or difficulties in their life. Their program offerings include Mizpah Transition House, Reconnect Youth Program, Family Support Counselling, and Legal Advocacy. For further information about the diversity of programs they offer throughout the region, please contact them at 250-782-9174 or visit [www.spcrs.ca](http://www.spcrs.ca)

## South Peace Child Development Centre

The Centre has offered early intervention services and programs to children and families in the South Peace Region since 1988. The Centre offers Infant Development, Building Blocks and Family Education as foundational growth and developmental support for infants and young children alongside their parents or care providers. The centre provides pediatric health services; physiotherapy, occupational therapy, and speech and language therapy for children 0 – 6 years of age. The Lifeskills and Respite programs are available for children up to 19 years, once deemed eligible by the Ministry of Children and Family Development. Referrals to all services can be made directly by the parents or any medical or service provider. Also offered to the public are three licensed preschool programs as well as free public educational sessions on a variety of foundational parenting topics every third Wednesday of the month. For more information, call 250-782-1161, or toll-free at 1-855-782-1160 or visit them online: [www.spcdc.ca](http://www.spcdc.ca) or [www.facebook.com/southpeacecdc](https://www.facebook.com/southpeacecdc)

## Nawican Friendship Centre

The Nawican Friendship Centre receives funding from various government agencies and foundations. Current programs include: The Northern Corridor Aboriginal Jobs Plan, Youth Outreach, Cultural & Wellness Programs, Women's Empowerment Workshops, Mental Health and Addictions Services as well as a community hot meals and community building events. In addition, the Nawican Friendship Centre is a drop-in centre open to all members of Dawson Creek. The centre keeps an updated job board and provides public use computers and a comfortable heated space for community fellowship. The centre offers culturally sensitive programs and services in a respectful, friendly environment to all who come through their doors.







## Childcare Facilities and Programs

### Growing Childcare Options

The Province of British Columbia, through its regional health authorities, licenses child care operators of a number of types.

- Group child care – under 3 years old
- Group child care – 2.5 years old to school age
- Group child care – school age (before-and-after school care)
- School age care on school grounds
- Multi-age child care
- In-home multi-age child care
- Family child care
- Preschool – 2.5 years old to school age
- Occasional child care
- Recreational care

Other child care options defined by the province include registered licence-not-required child care, licence-not-required child care and in-child's-own-home care.

Dawson Creek offers a growing range of child care options available to families. A recent addition is Before and After School care at Ecole Frank Ross and at Crescent Park Elementary.

School District 59 and YMCA partnered to give parents an early morning and late afternoon service for a seamless day of care and education at their neighbourhood school for children ages 5 through 12.

Contact South Peace Child Care Resource & Referral office at 250-782-1138 for the complete list of the licensed child care facilities or visit [childcarechoices.ca/main/North](http://childcarechoices.ca/main/North)

## Geriatric Services

There are different levels of care available in and around Dawson Creek. Housing, care, and services are provided by Rotary Manor, the Southview Housing Society and the Dawson Creek Society for Community Living.

Rotary Manor is comprised of 115 publicly subsidized beds. There are 111 private rooms, 24 of which are dementia care units. Each room has a bathroom for privacy. There are also 2 private rooms for respite care and 2 private rooms for community palliative needs. It also provides day care services for seniors in the community.

The Southview Housing Society operates Southview Apartments (31 seniors units) and 26 assisted living units at Northview (service provided by Dawson Creek Society for Community Living).

Dawson Creek Society for Community Living operates Rotary Village with 31 units of independent living for seniors. They also operate Aurora Housing, which is a 3-part project providing independent living units for low-income seniors, persons with disabilities and low-income families. Dawson Creek Society for Community Living also operates two group homes with a total of ten beds. In total, Dawson Creek Society for Community Living, in conjunction with Southview Housing Society, serves 140 people in 130 units of housing in Dawson Creek and employs around 120 people.

## Victim Services

Dawson Creek Victim Services provides victims of crime with information, practical assistance and emotional support. They provide support at the hospital, with police and in court. Referrals to other services are made when appropriate. Critical incident stress debriefing is also provided. Victim's assistance workers also accompany police to assist with death and accident notification, including sudden death calls.



## Fire Protection Services

The Dawson Creek Fire Department (DCFD) provides fire and rescue services to the City of Dawson Creek, the Dawson Creek Airport and an 8 km rural area around the city.

The Dawson Creek Fire Department is staffed by a Fire Chief, Deputy Fire Chief, a Fire Prevention Officer, 16 Full-Time Firefighters, and 8-12 Auxiliary Volunteer Firefighters.

As of January 1, 2022 the expansion areas of South Dawson, Briar Ridge, and Riley's Crossing now receive fire protection services from the DCFD.

DCFD currently responds to numerous incidents including fire suppression, road rescue, hazmat, confined space entry, rope rescue, and wildland fire.

The department has the following equipment:

- 1 fire engine (pumper)
- 1 fire engine (pumper) for rural response
- 1 ladder truck
- 1 tender (tanker)
- 1 Freightliner/Hub 4×4 Rescue truck
- 1 one-ton truck with removable water tank for grass & brush fires, with additional motor vehicle rescue capabilities
- 2 command vehicles
- 1 fire prevention vehicle

The Department also conducts fire code inspection services and public education programs, including Fire Prevention education, Learn Not to Burn and Juvenile Fire Setters. Many children have been treated to a tour of the Fire Hall over the years.

## Ambulance

The BC Ambulance Service is responsible for emergency transportation of the sick or injured. The Dawson Creek department has 15 full-time and 22 part-time paramedics and operates multiple ambulances including 1 full time ambulance, backed up by two 90 second cars during the day shift and one at night.

The response area from Dawson Creek includes all of the Peace Region and those areas of Alberta close to the border, including Bay Tree, Bonanza and Gundy. The ambulance service in Dawson Creek is dispatched through 911 and responds to approximately 3,500 calls annually. Dawson Creek is the regional training centre for paramedics in the Peace District, with other regional training occurring in various locations as warranted.

## Police Services

The Dawson Creek RCMP Detachment polices an area of approximately 6,000 square miles that includes Dawson Creek, Pouce Coupe, Rolla, Groundbirch, Farmington and Kelly Lake. The members of the Dawson Creek Detachment are committed to making Dawson Creek a safe community. RCMP Members are also involved in the community through many programs such as: D.A.R.E., Community Policing, Rural Crime Watch, Citizens on Patrol, Speed Watch, Crimestoppers, and Business Watch.

## South Peace Search and Rescue

South Peace Search and Rescue is a volunteer Search and Rescue organization, available to support Ground Search and Rescue activities throughout the Peace Region. They currently have 20 active GSAR members and 1 manager. All members receive search training, have wilderness or advanced wilderness first aid training with some members trained in more specialized disciplines. Equipment includes 2 pickups, a mobile command post, and a litter-equipped UTV.







# ***For More Information***

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