

**University Endowment Lands Community Advisory Council (“UEL CAC”)  
2021 I General Meeting Minutes**

**Date:** Monday June 21, 2021, 2021  
**Time:** 6:30 pm  
**Location:** Virtual Meeting via Zoom

**CAC Directors present:**

Moony Qi, Area A

Patricia Silva, Area D

Teddy O'Donnell Area C

**Regrets**

Rolf Brulhart Area D

Vanessa Young Area A

1. Call the meeting to order - Moony Qi, Chair
  - a. Open public Session 6:30 pm
  
2. Approval of Agenda - *Motion to approve the Agenda, Carried*
  
3. Approval of the minutes dated:  
CAC Meeting May17, 2021  
*Motion to approve by Moony, Carried*
  
- 4. Delegations - None**
  
- 5. Electoral Area A Director - Ms. Jen McCutcheon -**
  - a. Notification provided as to how to get on the mailing list for her newsletter.
  - b. Directors report - Ms. Jen McCutcheon had a prior engagement and needed to leave. She kindly offered to take questions from the community; There were no questions.
  
- 6. UEL Manager Report to the CAC - Deputy Manager, Mr. William Emo**
  - a. There has been one approved development permit for DP 8 - 3755 Chancellor Blvd
  - b. There is another retail Cannabis application - Antheum Cannabis
  - c. UEL office was wondering about ADP appointments. Specifically an outstanding question about where the council is with the appointment of an architect.
  - d. Query where we are regarding the budget - Moony stated this should have been sent to Mr. Braman already.

## **7. CAC Business**

a. Bank balance - Remains as a negative balance. Members advised that all signatories are able to go into the bank to request a bank statement. Bank balance to be added to Agenda prior to meetings starting in September.

b. Approval of continued use of bank card for online ongoing payments such as Zoom. Zoom does not accept cheques and payments need to be set up as automatic. Not appropriate to have CAC board members pay on their personal Visa's or credit cards.

*Motion: To allow bank account to be set up for online payments Motion Carried*

## **8. Advisory Design Panel - Consideration of ADP appointments -**

### **Action - Carried forward - Held In camera August 13, 2021**

a. Appointment of Area C ADP Community member Ms. Judie Glick -  
*Motion Carried August 13, 2021*

b. Appointment of Professional member Mr. Timothy Ankenman, Architect -  
*Motion Failed August 13, 2021*

**Action:** Architect is still needed. *CAC to reach out to the community and to write to the professional association for new recommendations before the next meeting in September.*

## **9. Area D Plan - Anthem Cannabis**

a. Community notified that written comments must be into the UEL office by July 8th, no later than 1600. Mr. Emo confirmed that he felt that this was a hard deadline for all community comments and feedback. He stated that the UEL Office would not consider any feedback presented after this deadline.

CAC Treasurer and ADP member Ms. Patricia Silva provided an update on the past ADP meeting. She stated that ADP members may need to review their role as per UEL bylaw for ADP. ADP members will only accept proper letters and a proper Petition with names, signatures, dates and address. ADP members stated that they were not made aware of the community opposition to the Cannabis retailer. The ADP was not provided with the CAC recommendations. Also ADP noted that e-petitions are not considered valid as they lack signatures and personal verifiable information, as per rules of

Petitions. ADP will also not consider any “surveys’ as they were not certain that people could not respond multiple times.

**Action:** CAC to gather and forward responses to ADP members regarding community opposition to a cannabis retailer.

## 10. Community Works Fund

Ideas are being discussed for the funding and the Community works committee will be working with the UEL office and the Metro Vancouver A representative. This does not have to be decided for quite some time. Community members were urged to provide their insight and ideas to the CAC committee. Mr. Teddy O’Donnell stated in the past the funds were used for rain gardens.

## 11. Community Concerns

- a. Canibus - Community is opposed. On-line petition has generated more than 1377 signatures in the past month. Many letters have been sent in. Opposition included valid peer reviewed papers regarding mental health and mental health disorders related to cannabis use. Already 5 existing cannabis stores within a few kilometres, more than liquor stores and liquor off sales currently servicing the general area. UBC is opposed to having a Cannabis retail store and will not accept any applications for land use designation change within the UNA and UBC Area. Presentation by Community Members. Mr. Ethan and Ms. Connie

**Action:** Discuss construction of official community Petition of Opposition to Cannabis Retail in the UEL

- a. Unsightly Properties -

5770 Chancellor being advertised as high rent potential, vacation style mansion. No update provided by Deputy Manager, Mr. William Emo. He was not aware of the specific property.

1650 Wesbrook Cres. uninhabited property listed for sale - broken into and vandalized. Unkempt Neighbourhood yards - Many have been identified

- b. Non-compliant fences
- c. Crab-Apples Flower Trees cut in Area A

No explanations/notices were given for why these trees have been cut down. Neighbours are very concerned and would like to know why these healthy trees were cut. Neighbours stated they were small and posed no risk. The Deputy Manager stated that “our Arborist” stated “they were unwell and had disease..and that it was important for [urban forests]and it is shown and that we noticed that on Acadia there are more plum species so we have started to move away from that... and we have begun to alternate the trees to be diverse and have different species so that if one gets infected the disease is not passed to all the trees...” Neighbours had asked tree service company why these were cut and were specifically told that these were NOT diseased. Deputy manager politely declined to provide a report or any further information and stated this was just “general communication between the head gardener, the arborist and [himself].”

**Action:** Neighbours would like to be notified and have access to reports that state these trees were diseased and request more collaboration and transparency with the residents. Neighbours would also like to know if there is a ISA Certified Arborist that is advising the UEL and the deputy manager or rather a head gardener.

d. Neighbours request a 'Stop Sign' at the bike path that is on Chancellor Blvd (this is an asphalt path in Area C - very dangerous because bikes and cars do not stop.

**Action:** Deputy Manager stated that he would address this and appeared to be aware of the situation. Send in a follow up letter and confirm with the UEL office when we will get a response.

e. Kings Road - Poor signage and/or traffic controls identifying the fact that this road is a one-way street.

**Action:** Deputy Manager stated that he will look into this request. Deputy Manager requested an email to be sent to follow up.

**Action:** Letter to UEL office to request better signage on Kings Road

## **12. Comments from the Public**

Comment: Community member, CAC Member, ADP member Ms. Silva stated that there are so many schools, our official community space; suite 300, so little retail space and not enough resources such as police who are already overstretched. She notes that there is another cannabis store within 2 km on 10th Ave and more than 4 in 5km of this neighbourhood. We do have a retail needs in this community and these applications do not serve and optimize the needs of our community.

**Comment:** Ms. Maria Harris brought up the ongoing and consecutive Cannabis store applications. She noted that the City of Vancouver is assisting in sending applications our way (to UEL). She also pointed out that the Area D Plan states that the community will investigate and address the desire to have a Cannabis Retail store. She also stressed again that UBC will not entertain any cannabis applications. She pointed out that legislation mandates that a cannabis retailer can not be within 300 metres of a community space. Ms. Harris has composed a letter regarding the legislation process that she is happy to share. She also noted that this is an unusual situation inasmuch as Vancouver is "piggybacking" on to these applications. She also stated to the Deputy Manager that as the UEL office is seeking community feedback that a hard deadline of 1600 is not reasonable and all community responses should be considered. Suggestion was made for all residents to copy our MLA, David Eby, the Minister responsible for our Area Josie Osborne, The ADP members, the CAC and especially the Metro Vancouver Representative Ms. Jen McCutcheon as it will be her committee that will be sending forward recommendations to the manager.

**Action:** request copy of the information outlined by Ms. Maria Harris to be placed on the CAC

Ms. Maria Harris, brought up conflict of interest regarding tree removal. She noted that the UEL is using the same person advising on tree removal that the UEL office has hired to do the work. She feels that this remains a conflict of Interest for the UEL office.

**Response:** Deputy Manager Mr. William “Yes, we use only one company to advise and maintain the UEL gardens in the UEL Area.”

**Question:** Ms. M. Harris. Concern regarding the noise generated from gas powered leaf blowers. She stated that the ongoing use of these deters from the quiet enjoyment of her yard and finds them to be excessively noisy, especially during the summer months. She noted that this concern has been brought up before and that other communities are using electric leaf blowers. Ms. Harris believes that UNA may have banned them already in their bylaw. Contrarily, Ms Harris addressed the fact that this would be an added expense for home owners as the job would take longer. Ms. Harris also noted that the eclectic leaf blowers do not work as well.

**Response:** Chair Ms. Qi stated that she would follow up with the CAC members regarding this concern.

**Comment:** Ms. M Harris requested that the Metro Area A representative be given ongoing notification for a standing invite to CAC meetings. She stated that the Vancouver Metro A representative Ms. McCutcheon had not been invited to our meeting.

**Response:** *Chair Ms. Moony Qi stated she would absolutely reach out to Ms. McCutcheon to ask if she would like a standing invitation welcoming her to all the CAC meetings.*

**Comment:** Ms. Susan Hurd - Appreciated and supported Ms. Harris' comments regarding the protection of our trees in the UEL.

**Question:** Ms. Hurd wanted to discuss the by-law regarding the home owners maintenance of their front yards. She noted that this presents a danger to our community and she asked the deputy manager for comments.

**Response:** *The Deputy Manager urged neighbours to discuss the by-law with the neighbours to remind them of the by-law or if there are squatters to call the RCMP. He also stated neighbours can inform the UEL office of their concerns.*

**Q:** Ms. Hurd stated that she has done so and has not heard any response. She wanted to know what exactly the UEL's protocol is regarding this and enforcement of the by-law? Can the UEL office cut the grass and charge the home owners as other municipalities do such as Vancouver? She asked if the office can report back to the community?

**Response:** Deputy Manager, we are aware and of course yards are worse now as this is growing season.

**Response for the Chair:** *Ms. Qi pointed out that this is not the neighbours responsibility to enforce or remind neighbours or absentee landlords of the bylaw obligations.*

**Response from Treasurer:** *Ms. Silva noted that the cities and David Suzuki have been promoting “No Mow May” to encourage bees, environmental awareness, water conservation and pollination.*

