

**University Endowment Lands
Minutes From The
Community Advisory Council Meeting
Monday, November 19, 2018**

Minutes from the meeting of the University Endowment Lands (UEL) Community Advisory Council (CAC), held at **6:00 pm on Monday, November 19, 2018**, in the Community Amenity Space at 300-5755 Dalhousie Road, Vancouver, BC.

CAC Members present:

Kaitly Arsoniadis - Stein, Area A
Dan Johnstone, Area D
Judie Glick, Area C
Mojan Nozari, Area D
Michael Karton, Area B
Claire Huxtable, Area D

UEL Staff present:

Jonn Braman - UEL Mgr

1.0 Call to Order 6 pm

1.1 Election of CAC President / Chair

- Mojan Nozari called to chair the meeting

1.2 New Chair takes over the meeting

2.0 Approval of Agenda

- Moved by Mojan Nozari, Seconded by Dan Johnstone

3.0 Election of CAC Executive

- Kaitly Arsoniadis - Stein voted President
- Claire Huxtable voted Vice President
- Mojan Nozari voted Secretary - Treasurer

4.0 October 15, 2018 minutes Review/Acceptance.

- Moved by Mojan, seconded by Claire

5.0 Delegations

5.1 Justin LeBlanc, Director of Metro Vancouver Electoral Area A provided an overview of the Electoral Area. Former Electoral Area Director, Maria Harris, provided a final update. Key points:

- The property tax payable for Electoral Area services in 2019 is expected to be about the same as for 2018, and may decrease slightly.
- The Electoral Area General Reserve reserve is about 4 times the what the annual Electoral Area budget. This is high, but will be reviewed as

part of the Metro Vancouver Electoral Area Committee's 2019 work plan.

- Applications for cannabis retail outlets in the UEL will feed through Metro Vancouver in a similar way that liquor licence applications have done in the past.
- Looking forward to implementation of UEL Community Works Fund projects in 2019
- Expect first Electoral Area Directors Update from Justin in February 2019

6.0 CAC Correspondence

6.1 CAC Bank Statement

- As of November 14, 2018 the account balance was \$14,984.31

7.0 Next Meeting - Monday December 17, 2018

- Meeting agreed to happen Monday December 17, 2018 at 6 pm
- Meetings occur every third Monday of the month

8.0 UEL Manager report to the CAC

8.1 Planning:

- Development permits issued: One new DP has been approved: 5662 Chancellor Blvd – DP 9/16 (on Oct 16/18)
- Area D Plan - Update
 - Phase one complete
 - Please do the survey at areadplan.ca, Friday November 23 is the cut off
- Community Centre - membership & governance-discussion
 - Manager is interested in thoughts on operating the Strategies on how to operate lelem community centre
 - Mgr: A consultant has been engaged to assist in providing recommendation on how to finance, operate and govern the facility.
 - Mrg: during the zoning consultation, UEL Community expressed a desire to have all of the UEL residents able to use the community centre
 - Mgr: The facility will be operated, directly or indirectly through the UEL Administration. It is desirable to have a body or group to provide strategic direction for the Community Centre
 - Comment: Mojan wants to find someone who will really care for the Community Centre
 - Commit: it may be necessary to do advertising and promote venues as revenue generators.
 - Comment: Kaity suggested leasing it out to contractors offering different programs
 - Mgr: This past summer Jonn and Natalie have gone around to see how other community centres in the region are operated, funded and governed. There is quite a range of types dependent on the community they serve.

- Mgr: More active CC's expand by seeking Government grants for specific programs, such as those that serve new immigrants or specialized child services
- Mgr: As part of zoning, the leløm developer is required to build and furnish to the standards established in the legal requirements
- Mgr: leløm residents in the new housing will be UEL community members
 - Comment: They could contribute membership fees
 - Comment: Those fees could pay a share of the maintenance and operation costs
- Comment: Really want to bring the community together, and the community engaged
- Comment: Rental income from gym, yoga etc. could offset costs
- Comment: Dan suggested wedding venues as well
- Cannabis retail
 - It is now legal to buy cannabis in Canada
 - This is new for everybody
 - Nothing has been approved or zoned for the sale of cannabis in the UEL. An application for cannabis retail store in the UEL would be treated like any other retail outlet that is not currently approved (listed in the bylaws)
 - It would need rezoning application and development and building permits as required
 - Licencing through the Liquor and Cannabis Regulation Branch will be similar as for a liquor store, referred to the regional district and by them to the UEL
 - Maria: UBC Board of Governors is considering what they will do as far as cannabis retail
 - Maria: It can be vetoed in each municipality

8.2 Construction:

- leløm development update
 - It is quiet at leløm right now. UEL has reviewed progress on, park trail developments, bio-swells, walkways landscape and slopes for water.
 - Musqueam Capital Corporation would like to appear as a delegation at the January CAC meeting provide an update
 - The ADP reviewed the 18 storey tower on Lot 3. A development permit decision is pending
 - The commercial/retail/rental complex including a 12 storey tower is currently out for public comment and will likely go to ADP for review in January
- Acadia north & south
 - South Area A no paving this winter, too cold. Will happen in the springtime
- B-line bus service 41st along Wesbrook
 - New Translink service from Joyce to UBC

- UEL impacts will be changes to lane configuration on Wesbrook
- New bus stops and lane changes on UBC side
- To be completed by September 2019
- Wesbrook Mall Phase 1
 - Rebuilding Wesbrook Mall in Phases
 - Improvements to traffic flow and pedestrian flow
 - UBC to start on their portion early in the new year
 - UEL side dependent on funding. Will be part of budget discussion in the new year
 - Not related, but nearby the rain garden on Western parkway, bringing water off of sidewalks

8.3 Administration:

- ADP missing positions (Area A & D)
 - APD Area A and Area D have quite a bit of work
 - We need community representation!
- Budget committee - in new year
 - Will be asking CAC to establish a subset budget committee for Feb/Mar (same as prior years)

8.4 UBC Stadium Neighbourhood - December Agenda?

- Development around the stadium
- Notices and meetings on their website

9.0 Old Business

10.0 New Business

10.1 Appointment of new CAC and ADP members that have shown interest

Moved and seconded that:

- Lynne Pomfret serve on CAC for Area A
- Dan Johnstone serve on ADP for Area D
- Kelly Cannon serve on ADP for Area A

10.2 Set Annual Holiday Party date

- Party is set for Tuesday December 11, 2018 5:30-7:30

11.0 Questions and Comments from the Public

- Area D study,,resident concerned about a flaw in process. Held during office hours. Map is missing key pieces.
- Big gaps in the data for Area A
- What are the costs that are going to fall on the community for the community centre
- Taxes towards single family homes
- Community Centre ongoing costs and potential funding from different sources (e.g. taxes, fees, developer contributions).
- Area D look for possible means of capturing land value increase for public/community benefit. This should be in place prior to re-zoning.

12.0 Adjournment 8:10 pm