

THE CAMPUS RESIDENT

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Wishes of Good Fortune and Red Envelopes Fill Wesbrook



Event Coordinators volunteers Emily Chen (left) and Nico Xu (right) welcome guests to the Lunar New Year celebration at Wesbrook Community Centre. Photo credit Fan Liu. The event was organized by the UNA Multicultural Committee, volunteers and UNA staff. Please see story on Page 4.

UBC Condo Owners Prepare to Claim Exemption from Speculation and Vacancy Tax

Addressing housing crisis in the major urban centres in the province, the tax is designed to discourage housing speculation

The provincial government has included the University of British Columbia and University Endowment Lands on a list of areas subject to the speculation and vacancy tax.

By now, residential property owners in UBC and UEL – as well as other designated areas in the province – should have received a letter requiring all property owners in the taxable regions to complete a declaration by the March 31, 2019 deadline.

It's estimated that over 99% of all homeowners will be exempt from the speculation and vacancy tax, but they must complete a declaration – either online or by phone – to claim any relevant exemptions and avoid receiving a tax notice. (*The B.C. speculation and vacancy tax is distinct from the empty homes tax in the City of Vancouver.*)

The tax rate for properties owned on December 31, 2018 is the same for everyone: 0.5% of the assessed value of their residential property on July 1, 2018 as determined

by BC Assessment.

For 2019 and onwards, the tax rate is:

- 2% for foreign owners and satellite families (A satellite family is an individual together with his or her spouse who do not report a majority of their income on a Canadian tax return).
- 0.5% for British Columbians and other Canadian citizens or permanent residents who are not members of a satellite family.

All revenue raised through the speculation and vacancy tax will be used to fund affordable housing for people in the province.

For more information on the speculation and vacancy tax, visit: <http://www.gov.bc.ca/spectax>

UBC Students Seek to Keep Appointed Director on UNA Board

Alma Mater Society executives address UNA Board on proposed UNA bylaw changes

John Tompkins
Editor

Two of the top executives of the Alma Mater Society (AMS) – students themselves – appeared before the UNA Board February 19 asking the UNA Board members: “Why were students never consulted on the proposed bylaw changes?”

In their presentation, Marium Hamid, AMS President, and Max Holmes, AMS Vice President, Academic and University Affairs, said that “a good relationship with students benefits the UNA” and “these proposed bylaw changes will change the AMS (students) and UNA relationship.”

Concern about the lack of consultation with the AMS was expressed by the AMS Director in the January UNA Board meeting before the vote to adopt the recommendations of the UNA Bylaw Working Group as presented in their January 9, 2019 report.

The report proposed to remove all appointed directors – two directors appointed by

UBC and one director appointed by AMS – from the UNA Board and proposed the Board composition as follows: *All directors to be UNA members and to be elected by UNA members.*

The report also said that “with the AMS director ceasing to be a member of the Board, the UNA create a formal channel of communication with the AMS to facilitate the discussion of mutual interests.”

The recommendations of the report were adopted in January with the AMS Director abstaining.

The position of the AMS expressed in the presentation to the UNA Board in February was clear: *Keep the position of a voting Student Board Member on the UNA Board.*

The AMS represents 50,000 undergraduate students at the University of British Columbia, and since the UNA was founded in 2002, a voting student representative appointed by the AMS has sat on the UNA Board. There are now up to 3,000 students living in University Neighbourhoods.

Please see AMS presentation on Page 2.

WHAT YOU CAN DO TO SUPPORT SKYTRAIN TO UBC



Please read Letter from UBC President on Page 5

BC GOVERNMENT ON NEW SPECULATION AND VACANCY TAX

The speculation and vacancy tax targets foreign owners, satellite families and people who leave housing sitting empty in our major urban centres. It is specifically designed to find those who own property in B.C. but pay little to no income tax here, and make sure they are paying their fair share. Experts and advocates agree this is the right approach, because the speculation and vacancy tax helps make sure housing is available for local workers, not offshore investors.

The speculation and vacancy tax is a key part of our 30-point plan to address housing affordability, along with our work to crack down on tax evasion in condo pre-sales, ending hidden ownership and addressing money-laundering in real estate. Together, these actions will help get rid of dirty money, curb demand and stabilize our housing market.

Carole James, Minister of Finance November 28, 2018

UNA First Advisory Committee Will Assist Board to Improve Civic and Community Engagement

UNA Board approves Terms of Reference of the Community Engagement Advisory Committee

Following the recommendations of Fletcher and Company Municipal Consulting to establish community advisory committees, the UNA Board decided to implement the committees in a phased approach, starting with the Community Advisory Engagement Committee.

Under the Terms of Reference – approved by the Board at its February 19 meeting – the Community Engagement Advisory Committee will be comprised of four resident members. Priority will be given to residents who have experience and qualifications in community development and consultation, including:

- Designing and delivering community engagement and consultation programs
- Experience in delivering various techniques for community engagement in the community
- Working with boards and administrations in improving their effectiveness in dealing with community engagement and consultation processes.

The Community Engagement Advisory Committee will also include one Board director to act as Chair and one additional Board member. At the February Board meeting, UNA Director Nataliya Jatskevich was appointed to act as liaison.

Members of this volunteer committee will

serve without compensation. Appointments are for two-year terms.

In a briefing note to the Board, UNA Executive Director Johanne Blenkin suggested some modifications to the templates of committees provided in the Fletcher report:

- *It was recommended that a member of the business community be on each committee. While that may be common in many municipalities, the UNA does not have an organized or sizeable business community at this time. Accordingly, I recommend that the committees determine when and how to engage with local businesses.*
- *An orientation program with materials was recommended for committee members. This is a big project that has not yet been resourced. I suggest we provide an overview and then work with the committee to expand it as required. This committee structure is new and will be an iterative process.*

The Fletcher report – approved by the Board in July 2018 – says that administrative support and resourcing of the advisory committees are the keys to their success.

At the next meeting in March, the Board will discuss the Terms of Reference for the Land Use Advisory Committee aiming to establish it in the fall.

COMMUNITY ENGAGEMENT ADVISORY COMMITTEE MANDATE

To provide the Board of Directors with advice and assistance on matters relating to:

- Mechanisms to improve civic and community engagement in the University Neighbourhoods, with a view to improving participation in addressing neighbourhood issues, improving the understanding of the structure and limitations of the UNA governance mandate.
- Encouraging residents of the University Neighbourhoods with the appropriate skills to get involved in Community Advisory Committees and Working Groups.

To work with the Board and staff to advise and assist with:

- The recruitment and organization of residents with the appropriate expertise who are interested in participating in Community Advisory Committees and Working Groups to address specific challenges facing the UNA Board.
- Finding ways to improve community engagement between the Board and University Neighbourhoods residents.
- Finding ways to improve the level of civic engagement of residents in the governance of their community.
- Finding ways to encourage and improve the levels of resident participation in community life.
- The delivery of specific programs, including assistance with organizing Working Groups of volunteers who are interested in participating in the delivery of programs to University Neighbourhoods.

CORRECTION

In January issue, the Bylaw Working Group Report: under the heading TERM OF OFFICE OF DIRECTORS, in the Comment section, item (a), there is a reference to “January 2018”. That should read “November 2018” as follows:

- (a) That directors elected in November 2018 will have their term extended by one year.

AMS PRESENTATION TO THE UNA ON PROPOSED BYLAW CHANGES

Presented by Marium Hamid, AMS President, and Max Holmes, AMS VP Academic and University Affairs

Why Are We Here?

- The UNA has voted in principle for proposed bylaw changes
- These proposed bylaw changes will change the AMS (students) and UNA relationship
- AMS and student were never consulted on these proposed bylaw changes
- AMS Board of Directors and Executive Committee have requested a thorough consultation with students before any changes

Student and UNA Relationship

- Students have always had a seat on the UNA Board
- The AMS appoints the student Board member (often the AMS VP External)
- Anywhere from 2,000 to 3,000 students (according to the UNA) live in the UNA
- Students are rarely elected to the UNA Board
- UNA Residents benefit from UBC Facilities that are often subsidized mostly by students

AMS Position

- Keep the position of a voting Student Board Member on the UNA Board
- AMS can explore with the UNA how this



- student member is appointed/elected
- The AMS receives the same level of consultation and a separate agreement as was already done with UBC
- Better inclusion of student voices on committees and more outreach to students
- The UNA Structure needs to be more Student Friendly

Why This Matters?

- “Democratizing” will not help the silent minority of 2,000 to 3,000 students living in the UNA
- Consultation should consider all stakeholders – not just the majority or the most vocal members
- A good relationship with students benefits the UNA (i.e., UBC Community Services Grant, discounted rates at UBC Facilities)
- Without an agreement on a way forward the AMS will oppose any UBC Funding or Facilities usage for UNA (non-student) members

COMMUNITY CONSULTATION ON PROPOSED BYLAW CHANGES

UNA BYLAW REVIEW

PRESENTATION & OPEN FORUM

MARCH 12, 6:30-8:30 P.M.
OLD BARN
COMMUNITY CENTRE

THE RECOMMENDED CHANGES TO THE UNA BYLAWS WILL BE PRESENTED BY THE BYLAW REVIEW WORKING GROUP.

ONLINE SURVEY

AN OPPORTUNITY TO SUBMIT FEEDBACK ON BYLAW RECOMMENDATIONS PUT FORWARD BY THE UNA BOARD OF DIRECTORS

DEADLINE: MARCH 14

myuna.ca/bylawreview

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Are We to Have 40-Storey Towers at Stadium Road?

*Murray McCutcheon
Hawthorn Place resident*

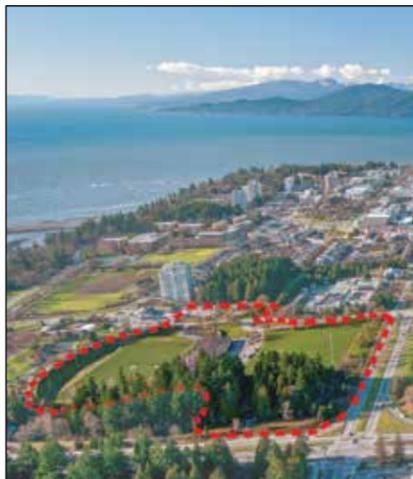
In a Jan. 3 letter, Board Chair Michael Korenberg wrote that UBC is now considering the Stadium Road Neighbourhood (SRN) divided as one-third leasehold and two-thirds rental housing, with the rental fraction equally split into below-market housing for faculty and staff and market rental. The shift away from luxury market condos is laudable, given the housing challenges faced by UBC faculty and staff. However, it does not address the concerns of residents, faculty, staff, and alumni who are amongst the 1,500+ petitioners asking UBC and the Province to respect the current Land Use Plan.

At a meeting of UBC's reconvened Housing Action Plan Working Group on January 29, UBC's planning group (C+CP) put forth three options for the development of SRN. In addition to C+CP's preferred proposal of 1.55M sq ft, with four towers up to 32 storeys (Option 1), two additional scenarios are being considered:

- Option 2 – 1.28M sq ft, with four towers no higher than 22 storeys, and
- Option 3 – 1.8M sq ft, including towers of 34, 38, 38, and 40 storeys in height.

Option 2 would apparently fall within the approved Land Use Plan, the 30% increase compared to the 2017 proposal being justified by a smaller stadium footprint.

Option 3 is, to say the least, shocking and unacceptable. Even C+CP admits that it is excessive, and they do not favour it. And



The Stadium Road Neighbourhood Plan Area (indicated by red dotted line) in the southern part of UBC campus bounded by East Mall, Stadium Road and 16th Avenue. Photo credit: UBC Campus and Community Planning.

yet, it is now on the table.

It defies belief that a single development site could be asked to fulfill as many funding buckets for the university as SRN. In addition to funding faculty and staff housing and a new \$50M stadium, SRN is also expected to contribute to the Endowment Fund, help provide student housing, and even help fund the approved Skytrain link to UBC (as has emerged in recent weeks). What next? Is it any wonder that attributes such as livability and environmental impact receive short shrift?

There are many reasons why people want to live at UBC, but two factors feature prominently: proximity to nature and the sense of community. SRN will be detrimental to both if either Options 2 or 3 is pursued.

Increasing density is not compatible with ecological sustainability. The proposed heights are particularly problematic. Such buildings will be visual monstrosities that will tower over the surrounding forest, casting shade over the existing neighborhood and gardens and imposing on the natural environment. Moreover, tall towers are not conducive to building community, and the research suggests they're not good for raising young children (see *Vancouver Sun*, Oct. 6, 2018).

Both the 1.55M sq ft and 1.8M sq ft options represent intensive developments (far denser and higher than elsewhere on campus) that will inalterably and adversely impact the character of Stadium Road and, because of the requisite Land Use Plan amendment, future developments at UBC.

UBC is already the fastest-growing electoral district in Metro Vancouver, and the pipeline of developments already approved will strain local capacity. Proposing an increase to a Land Use Plan that has already facilitated meteoric growth is absurd. Overdeveloping a small parcel of land beyond the guidelines of what even UBC has said is appropriate will have long term reputational impacts for UBC. There is already a perception that UBC has become a rapacious developer. In a Feb. 3 Op-Ed in the *Vancouver Sun*, UBC was called "a development corporation rather than an educational institution"¹.

As a leading research institution, UBC can and should do better. There are other models that can help achieve the same goal of a sustainable community of and for UBC (as per the Land Use Plan) that do not entail raising capital by selling 500,000 sq ft of exclusive real estate marketed as "Vancouver's most anticipated address" and increasingly unaffordable to anyone who actually lives and works in the community.

LETTER TO THE EDITOR

High Density Will Make UBC Undesirable Place to Live

We appreciate all the exploration that Mr. Michael Korenberg has done regarding the new development on Stadium Road, but we still don't want it!!

I live in Hampton Place with lots of green space, beautiful garden and great space between each complex. To me High Density are swear words. The high density of Westbrook Village has brought more foot traffic, more bicycles, more cars and with Tapestry, more emergency vehicles.

With more uber high density planned for Stadium Road area, UBC is slowly choking

itself, and if the development is completed, it will make this whole area the most undesirable place to live. I beg you to reverse the decision to develop Stadium Road.

I realize that you listen to what we have to say and then do what you want anyway, but maybe this time you will listen to the UNA.

Ruth Frackson, Hampton Place resident

P.S. Hampton Place also has spacious road ways so that bicycles, cars and emergency vehicles do not have to battle for a space on the road.

No Room for Playground in Hampton Place

UBC Campus and Community Planning reviewed resident request for a playground in Hampton Place.

Hampton Place was designed to accommodate residential buildings with some landscaped islands. There is no available space

to create a safe playground in this neighbourhood.

There are play areas in Norma Rose Point Elementary school and Khorana Park in Westbrook Place, both located within a 3 to 5-minute walk from Hampton Place.



Entrance to Hampton Place. Painting by well-known artist Shize Li.

An alternative would be the shared equity model pioneered by University of California Irvine, in which the university contributes land, and faculty and staff fund the building construction. It needs to be seriously considered alongside other models of affordable housing. It would balance UBC's need for housing with the requirements of a livable community, a preserved

environment, and a reasonable availability of amenities, and present a way to develop the lands within the scope of the approved Land Use Plan for the common good of all.

¹ vancouversun.com/opinion/op-ed/elizabeth-murphy-region-needs-to-reconsider-broadway-subway-to-ubc

Dedicated Volunteers Make Lunar New Year Celebration Success

Emily Chen
2019 UNA Lunar New Year
Coordinator

I never thought my volunteer experience during 2008 Beijing Olympics would help me do something for the UNA community so soon. It did.

My first volunteer experience started with the UNA 2019 Lunar New Year celebration. When the UNA Multicultural Committee (MCC) put out a call for volunteers last November for the 2019 Lunar New Year Working Group, I responded. So did another 30+ interested residents. After several meetings with MCC members and UNA staff, we came to understand the history of the UNA, its organization of cultural events, and strong community interest in celebrating Lunar New Year.

2019 is the Year of the Pig, representing an auspicious, honest and hardworking year. We, a group of new volunteers, wanted to present something new for the celebration.

A collaborative volunteer group

Showcasing both Chinese and Korean culture is a unique feature of the UNA Lunar New Year celebration. Eustina Na, a member of the UNA Multicultural Committee, coordinated Korean volunteers, activities

and performances. Nico Xu and myself, coordinated the Chinese side. The MCC members and UNA staff provided strong support and mentorship to the new volunteer group that consisted of many talented UNA residents, Chinese visiting scholars at UBC, and other artists and professionals from Vancouver. Volunteer training and orientation was conducted to ensure quality delivery of the event. As the event coordinators, we were pleased to see a successful, happy and safe event with 800+ people in attendance, and we are happy to hear comments as such: "What an impressive event was put on and largely organized by volunteers. There was a great group of volunteers who brought in their skills, diligence and a high degree of professionalism."

Wealth, good wishes, harvest and peace

February 9 was the fifth day of the Lunar New Year, a day when Chinese people welcome arrival of the God of Wealth – we had one for this year! A volunteer God of Wealth in full costume became the mascot of the day that brought much fun to the crowd. Our young team of greeters of ten Golden Boys and Girls at the main entrance welcomed every guest with red envelopes.

Of all the amazing performances, Korean solo Tae Pyung Dance performed by Ji Young Kim was a gem. Tae Pyung Dance is a traditional folk dance that has a history of over 100 years. The dance represents



God of Wealth and Golden Boys and Girls meet and greet guests with red envelopes conveying good luck and prosperity. Photo credit Irene Liu.



Artist Mr. Shize Li and his student Ms. Liping Jiang demonstrate Chinese painting at the Lunar New Year celebration.



Korean Children Choir. Photo credit Sammy Tong.

the desire for an abundant harvest and for peace in the country. The dance is delicate and elegant, but powerful in nature. With fluid movement on the floor, the performer floated on stage. It was really enjoyable to watch.

Chinese Guzheng Ensemble and Korean Children Choir were also two new performing groups presented by children from the UNA community – kudos to their great presentations and hard work they put into practice. As usual, Lion Dance and Korean

Drumming brought exuberant energy to the room and the Year of the Pig.

Cultural mosaic and Kids Zone

Sixteen cultural booths were organized this year showcasing Chinese and Korean folk artworks and traditions. We kept the previous years' Chinese paintings and calligraphy, Chinese and Korean lantern production, Chinese and Korean tea tasting and snacks, and added several new booths, including "Pi Ying" doll production, Beijing opera mask painting, Cheongsam painting and Chinese board game. The Chinese traditional costumes photo booth attracted many residents – many went home with amusing snapshots on their phone and in their memory.

The Kids Zone for children under 18 months was particularly popular among parents. After the event, a mother commented: "My favorite booth is the Kids Zone. A small arrangement gives a big help for us! Thanks!"

Finally, we would like to express our thanks to our two wonderful Masters of Ceremonies Ying Zhou and Dorota Mann; to the UNA staff and the MCC for their support to the Lunar New Year Working Group; to all the performers, artists, and volunteers who contributed their talents and time; to our two guest speakers Joyce Murray and David Eby.



Members of the Multicultural Committee (from left to right) volunteers Sabrina Zhang, Dorota Mann, Ying Zhou and UNA Assistant Recreation Manager Qiuning Wang. Photo credit Sammy Tong.

Wishing everybody a Happy New Year and all the best!

LETTER FROM UBC PRESIDENT

SkyTrain to UBC: We Encourage You to Get Involved

Dear friends and neighbours,

In my May 2018 *Campus Resident* column, I discussed the importance of rapid transit to UBC, and I shared that the UBC Board of Governors had approved an advocacy strategy aimed at accelerating the extension of the Millennium SkyTrain line from its approved terminus at Broadway and Arbutus out to our Point Grey campus.

I am pleased to report that much progress has been made since then, and I am optimistic that SkyTrain to UBC is possible by 2030. The October 2018 municipal elections injected new energy into the extension when a number of candidates made it a campaign issue, and it continues to be a top priority for Vancouver's Mayor Kennedy Stewart. We are working closely with the mayor and TransLink to build the necessary support to bring our vision of regional connectivity to fruition.

Recently, on January 30, 2019, Vancouver City Council voted 9-2 to endorse a SkyTrain extension from Arbutus to UBC and validated TransLink's recommendation that SkyTrain be advanced as the technology of choice.

The decision was made after reviewing a technical report commissioned by TransLink with partial funding from the City of Vancouver and UBC. The report concluded that an extension of the SkyTrain Millennium Line is the only technology option

that can provide sufficient capacity to meet demand beyond 2045 and meet the longer-term transportation needs of the corridor and the region. The report also notes that other, potentially lower-cost alternatives, including one or more LRT lines, have been thoroughly explored and eliminated because of capacity limitations and deliverability challenges.

The TransLink Mayors' Council voted on February 15, 2019 to endorse SkyTrain as the preferred technology to advance to the next stage of project development, including development of concept designs. This decision sends a very strong signal to the provincial and federal governments that SkyTrain to UBC is a well-supported regional project. The timing is critical as the upcoming October 2019 federal election presents a window of opportunity to advocate for new infrastructure funding.

Recognizing that Metro Vancouver transit projects are typically cost-shared between three levels of government (regional, provincial and federal), UBC continues to explore ways to make a material contribution to the regional share of the project without diverting any funding from its academic mission. Endorsement of SkyTrain as the chosen technology to UBC allows the project to advance toward business case development, which defines the project more specifically and provides a clearer picture of predicted costs and benefits.

We are still at the beginning of a long process, but I am excited about the forward momentum that we are experiencing. The emerging partnership between UBC, a major research university, MST, a First Nations development corporation, and the City of Vancouver is particularly exciting because it is both groundbreaking and important to the success of the project. SkyTrain to UBC will not only connect the university to the Metro Vancouver region, but it will also connect residents of the growing campus and neighbouring communities. Once in place, you will benefit from the convenience, speed and comfort of rapid transit as well as the environmental and financial benefits of not having to rely on your car.

The next stage of work will include engagement with stakeholders and the public, which will be led by TransLink and is expected to begin in early-mid 2019. You are encouraged to get involved and share your thoughts. We will provide information on opportunities to participate in information and consultation sessions in the coming months.

Our advocacy work will continue as we believe that SkyTrain to UBC will support regional prosperity, affordability and sustainability by connecting research, health, innovation, employment and housing destinations.

There are a number of ways that you can



Professor Santa J. Ono.
Photo credit Paul Joseph, UBC.

support our efforts. You can write a letter to your local, provincial or federal government representative, talk to the local media or share information and benefits of the project with your friends, family or co-workers. You can also submit your transit story to our new SkyTrain to UBC website.

To learn more and stay informed, visit skytrain.ubc.ca

Best wishes
Professor Santa J. Ono
President and Vice-Chancellor



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City of Vancouver

Jericho Lands Public Consultation
Jericho Hill Pool and Gymnasium, 4180 W. 4th Ave

Welcoming Ceremony and Open House
Saturday, March 2, 2019
12:00 pm – 4:00 pm

Open House
Thursday, March 7, 2019
4:30 pm – 7:30 pm

The site is within the unceded traditional territories of the Musqueam, Squamish, and Tsleil-Waututh Nations (MST) and owned by the MST Nations and Canada Land Company (CLC)

Wesbrook Mall Re-Design is Underway: Upgrades Will Improve Safety, Traffic Flow

Re-design will introduce new intersections for pedestrians, new bike lanes and dedicated bus lanes

John Tompkins
Editor

UBC is in the midst of upgrading its main road – Wesbrook Mall.

In an Open House in January, UBC gave the public an opportunity to learn about planned improvements on Wesbrook Mall and the first phase of construction between 16th Avenue and Chancellor Boulevard.

The improvements for the full Wesbrook Mall corridor are being done in collaboration with the University Endowment Lands, the University Neighbourhoods Association, TransLink, Metro Vancouver and Ministry of Transportation and Infrastructure and will be implemented in phases, as funding allows.

The first phase of construction is planned to be completed by Fall 2019, and the work will be done in two parts.

Winter–Spring 2019

Several improvements will be made between Student Union Boulevard and north of University Boulevard:

- A new intersection at Student Union Boulevard
- A new pedestrian crossing at the Bus Exchange
- Narrowing the road to create more room for generous universally accessible sidewalks, landscaping, lighting and bike lanes.

Spring–Fall 2019

Roadwork will continue on Wesbrook Mall north of University Boulevard to 16th Avenue and will include:

- A complete redesign and rebuild of the University Boulevard and Wesbrook Mall intersection
- A new dedicated bus lane in the southbound direction along Wesbrook Mall between University Boulevard and 16th Avenue
- New bike lane southbound from Student Union Boulevard to 16th Avenue
- A new pedestrian signal in front of the Centre for Brain Health will also be installed to provide a safer, controlled crossing.

New dedicated bus lanes will be implemented in time for the launch of the new 41st Avenue B-Line bus service to UBC in Fall 2019.

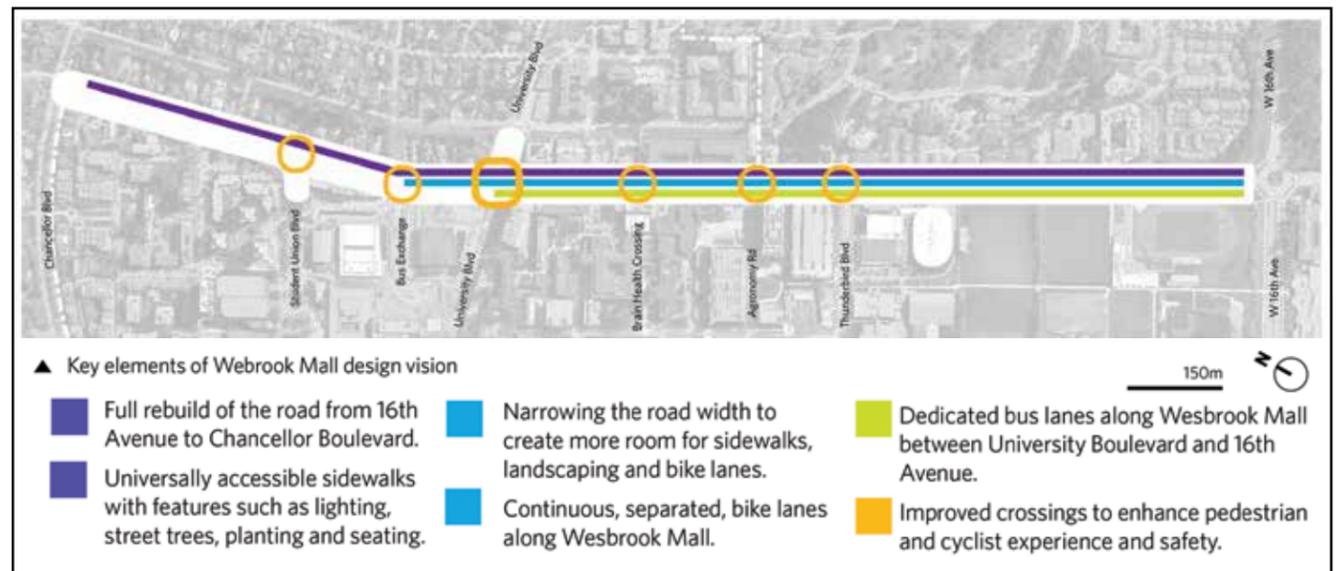
To introduce a new bike lane, a bus lane and bus stops, sixteen parking spots will be removed on the west side of Wesbrook Mall between University Boulevard and Agronomy.

At the University Boulevard intersection, a feature crosswalk – designed in collaboration between UBC and Musqueam – will be added. The design features the UBC and Musqueam crests woven together, acknowledging that UBC Point Grey campus is situated on the ancestral, traditional and unceded territory of the Musqueam people.

The design vision for Wesbrook Mall was developed with input from the campus community in 2015 as part of the UBC plan for the University Boulevard Precinct – a key gateway to the campus which will include the future University Boulevard Neighbourhood.

Currently, Wesbrook Mall between Student Union Boulevard and University Boulevard is fully closed to all traffic, cyclists and pedestrians until May 31, 2019. Buses are being accommodated on Wesbrook Mall during construction.

For a detailed construction and detour map, please go to <https://transportation.ubc.ca/home-page/detours/>.



Key Elements of Wesbrook Mall Design Vision. Photo credit UBC Campus and Community Planning.

New B-Line to UBC will Open in Fall 2019

New 41st Avenue B-Line to UBC will provide shorter wait and travel times between UBC and SkyTrain Joyce–Collingwood station

UBC is working with TransLink and the City of Vancouver to implement a new 41st Avenue B-Line from SkyTrain Joyce–Collingwood station to UBC, the second busiest bus corridor in the region after Broadway.

The new B-Line will replace the current 43 bus route promising 33% more capacity compared to existing services and 50% less waiting compared to the 43 bus route. The express buses will run every 3–6 minutes during peak hours. There will also be frequent service at night, with a bus coming every 15 minutes until 1 am.

To ensure the faster and more reliable new 41st Avenue B-Line, streets will be modified: dedicated bus lanes and changes to traffic signals, bus stops locations and intersections will be introduced.

Along with discontinuing the current 43 bus route, Translink will implement the service changes to buses 41 and 49 that currently run to UBC.

- Bus 49 route will be adjusted to serve Wesbrook Village. Additional late night and early morning service will be provided



Map of the 41st Avenue B-Line Route with bus stop locations and changes to existing bus routes along the corridor. Photo credit Translink.

on weekdays.

- Bus 41 route will be shortened and run

from Joyce station to Crown Street only. Frequency will be reduced to every 15 minutes

during the day and every 30 minutes at night.

RCMP Stats Show Local Crime Profile

Annual report is issued by Commander of University Detachment; University Neighbourhoods is one of four areas policed by RCMP from detachment on Wesbrook Mall

“Some increases, some decreases.”

This is how Staff Sergeant Chuck Lan, Commander of the RCMP University Detachment, described the 2018 statistical crime summary for the UBC area when presenting the figures to the Directors of the University Neighbourhoods Association at the February 19 meeting.

The University Neighbourhoods is one of four areas patrolled by the University Detachment, the other three are UBC (academic land), University Endowment Lands and Pacific Spirit Regional Park, including Wreck Beach.

The table on the right shows the 2018 statistical crime summary for all four areas combined.

During a 15-minute presentation to the UNA Board, the Staff Sergeant Lan made several brief comments. He said he was ever hopeful that more officers would be stationed at UBC, noting that the staff of the detachment has not increased since 2008 despite large-scale increase in the population of the area.

He also reported the noise and disturbance in Wreck Beach has been reduced significantly, and an education campaign is underway to reduce the noise and disturbance coming from Fraternity Village on Wesbrook Mall.

Staff Sergeant Lan invited comments from the public in addressing the issue of crime in the area.



Staff Sergeant Chuck Lan, RCMP University Detachment Commander.

Crime Category	Number	Decrease	Increase
Total calls for service	4,194	-3%	
Total violent crimes	133		+2%
Assaults	69	-2%	
Sex assaults	23	-18%	
Total property crime	1,202		+7%
Break and enter to both residential and commercial property	133	-24%	
Frauds	128		+49%
Auto thefts	10	-23%	
Thefts from autos	135		+13%
Theft under \$5,000	293		+1%
Bike theft	260		+52%
Causing a disturbance	202	-7%	
Intoxicated in public	81	-27%	
Traffic collisions	81	-14%	

Kids Are Back in Business at the Second Annual Kids Takeover UBC

On Sunday, February 17, kids seeking a fun family day weekend decided to take matters into their own hands. The second annual Kids Takeover UBC celebrated young artistic minds with this year’s event drawing over 250 families, some coming all the way from Maple Ridge to take part in activities planned across UBC.

As with previous years, the Museum of Anthropology ran a plethora of activities for kids and youth including lessons on how to restore artifacts and art tours. Op-

era performed a family-friendly version of Mozart’s *The Magic Flute* with stage tours and dress up. Groups of families were treated to theatre games and exercises at the Frederic Wood Theatre and the “*The Story of Two Wolves*” told by Jaymyn La Vallee of Skwxwú7mesh, Kwikwasut’inux, and ‘Namgis descent at the Belkin Art Gallery.

New to this year were two popular events including kids-led tours and stories in the First Nations Longhouse and an instrument petting zoo at the School of Music where

UBC Music students helped kids get familiar with the ins and outs of various instruments. This whole day of arts was followed by drop in skating and family hockey at the Doug Mitchell Arena.

In the spirit of kid empowerment, students from local schools were trained to run the registration desk while some chaperoned guests to the different venues, ran the social

media channels, captured the event through photos and sat on panels at the MOA. Some kids even got a chance to work on their interview skills when City TV and Global News showed up to cover this fun family event that is sure to become an annual tradition at UBC.

Photo credits UTown@UBC.



International Women’s Day at UBC: Festival Explores How Art and Creativity Can Power Up Gender Equity

Turn it Up and Disrupt is an arts festival spearheaded by UBC Arts and Culture District, Community Development (Campus and Community Planning) and the Centre for Community Engaged Learning, that will inspire positive change by educating and mobilizing the UBC community to creatively tackle gender-based inequities.

The event takes place from March 7-9 and features theatre and music, intersectional feminist discussions, hands-on craftivism and writing workshops, art exhibits and more.

“We saw an untapped opportunity to bring our entire UBC community together to celebrate International Women’s Day in a way that highlighted the creative and innovative talent that we have here at UBC and include our wider Vancouver arts community. This festival was inspired by the commitment to advance gender equity from students, faculty, staff, residents and our community partners,” said Deb Pickman, Manager, Special Projects, UBC Arts and Culture District. “But what is really exciting is that this will be three days of dynamic learning, creativity in action... and fun!”

The festival kicks off with a party on March 7 at 7pm: *Sound House: The International Women’s Day Edition* at the Museum of Anthropology. Bring your friends and dancing shoes for this line-up of local women musicians who will wow you with jazz, funk-soul and hip hop. The artists this night hail from all over the world and bring diverse traditions and inspirations to create vibrant, inclusive artistic communities right here in Vancouver.

Friday is a day of free programming 2pm – 7pm in the UBC Life Building with work-

shops on race and gender and healthy masculinities, booths and lively activities such as a feminist fashion show from students in Dr. Mary Chapman’s English 490 US Suffrage Literature class. The day will end with powerful performances from local and student artists.

Saturday offers a festival pass for a wonderful array of performances and workshops. The full program can be found at arts.ubc.ca/turnitup. Tickets: \$10-\$25 Student, faculty, staff, and UBC resident discounts.

21st Century Housing Includes Short-Term Rentals

It's time for UBC to step into the 21st century and create the regulatory framework to ensure short-term rentals have the place they should in our cosmopolitan urban community

Charles Menzies

*Campus resident, former elected
UNA Director, member of UBC
Board of Governors*

Online rental, marketing, and social-interaction platforms are transforming the way many of us live. Our regulatory systems, however, are locked within an outdated vision of the world more comfortable in the 1950s than in 2019. We need to bring our planning and zoning frameworks into the 21st century. We can see this quite clearly in the discussions around online home and room renting platforms where worry and anxiety underlies much of the discussion and regulations tend to be burdensome or none existent.

Many people express worry about security that can be summarized as follows: "Short-term rentals can present challenges in terms of noise, security, property damage and theft, and littering." There is no evidence, for example, of this happening at UBC.

It is easy to find news articles about offending short-term rental operators – in North Vancouver, in Yaletown, everywhere but UBC. Even when stories can be found, they are rare events. The worries about safety and disruption aren't accurate in general and are incorrect in terms of the UBC area.

Who are the guests who frequent short-term rentals at UBC?

UBC is quite some commute from the busy urban core and the heart of tourist attractions. If a person wants a short-term rental at UBC, they typically have a UBC-related reason.

From what I have learned, most guests are people such as a faculty member coming to teach a short-term course, scholars attending conferences, medical practitioners completing upgrade courses or writing exams, parents and grandparents visiting family attending UBC or visiting UBC to see if this is the right place for their child to enrol.

From all the evidence that I can see, there is no problem at UBC with short-term rentals – yet, there remains a general worry about disruption by strangers. Short-term rental guests are normal people like you and me. How are these people really any more of a disturbance or a threat to community well-being than we ourselves already are?

There is more noise from neighbourhood children (which I enjoy), the sports teams cutting through the UNA public realm to UBC Thunderbird Precinct (arguably one of the great things about campus) and the UBC marching band trundling down main mall than there ever could be from a short-term rental guest.

Our neighbours at Totem Park can be boisterous, and occasionally, the young men in Fraternity Village turn up their speakers too loud. All sporting events and concerts and student dormitory events produce far more

traffic from 'unknown' people than any of the couple dozen short-term rentals on campus could ever do. Misuse of UNA visitor parking passes creates more parking issues than any guest might. Many of us live in multi-unit housing complexes where it is very unlikely we actually know (or even recognize) all our immediate neighbours. Yet the persistent fear of short-term rental guests as strangers persists.

We live in a complex dense urban environment that is filled with all kinds of 'disturbances.' The net effect of a short-term rental is negligible in real material terms.

The more fundamental problem is the way contemporary planning places increased density ahead of all other concerns: that's the real problem we all face and the source of much of the anxiety people express. But this is a societal, not a local problem. Fixating on one small attribute won't solve the fundamental problem of overcrowding in urban communities.

There does need to be a place for short-term rentals on campus. Right now, they exist in a grey zone – not explicitly banned, not clearly supported. It's time for UBC to step into the 21st century and create the regulatory framework to ensure short-term rentals have the place they should in our cosmopolitan urban community.

Part of what contributes to a vibrant community is the mix of people. UBC constantly talks about the benefits of diversity – that diversity should include diversity of hous-



Charles Menzies

ing options that clearly include short-term shared rentals.

Editor's Note: The opinions expressed here are those of the writer alone and are not to be inferred to represent UNA or UBC policy.

The discussion about short-term rentals at UBC – started by The Campus Resident in August 2018 issue – continues.

UBC is not within the jurisdiction of Vancouver and is not subject to Vancouver short-term rental regulations. There is no provision for licensing a short-term rental business in typical strata residential properties in UBC Neighbourhoods.

Stratas can create bylaws to limit or ban short-term rentals.

ELECTORAL AREA A

Mike Feeley Steps in as Metro Director Following Abrupt Resignation of Justin LeBlanc

Mike Feeley, a campus resident and professor of computer science at UBC, has confirmed he will step into the post of Director for Metro Vancouver Electoral Area A (EAA) until a by-election is held to replace Justin LeBlanc, who resigned abruptly as Director two weeks ago.

Professor Feeley – who was the Alternate Director to Mr. LeBlanc for EAA – is a former chair of the University Neighbourhoods Association and a member of the UNA Bylaw Review Working Group.

Mr. LeBlanc resigned from the office of Director for Metro Vancouver Regional District (MVRD) Electoral Area A after being elected by acclamation on September 24, 2018. Mr. LeBlanc started his term of office after taking the oath in November 2018.

Chris Plagnol, Corporate Officer for Metro Vancouver, notified the MVRD Board after receiving a written letter of resignation delivered by Mr. LeBlanc on February 13, 2019.

"As the office of Director for MVRD Electoral Area A will be vacant as a result of the resignation, the Alternate Director for the Area, if willing and able, will hold the of-

ice until a by-election is held to fill the vacancy," wrote Mr. Plagnol in the February 13, 2019 information report to the MVRD Board.

Mr. Feeley told The Campus Resident: "Yes, I have decided to step in until the by-election."

The report to the MVRD Board says that there are no direct financial implications associated with the resignation of Mr. LeBlanc, however costs will be incurred for the administration of the by-election. "A budget for such an election was not anticipated but will likely be similar to the 2018 election budget in the approximate amount of \$115,000."

Metro Vancouver is required to hold a by-election for the Electoral Area A Director position no later than 80 days after the appointment of the chief election officer. These requirements are set out in section 54 of the Local Government Act.

Editor's Note: Metro Vancouver Electoral Area A includes unincorporated areas of University of British Columbia and University Endowment Lands where most of the EAA population of 16,133 lives.

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