



# 2009

## ANNUAL GENERAL REPORT

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## Message from the Chair



It has been an incredible honour to have served as the Chair of the UNA Board this past year. And it is also quite a privilege to be given this chance to summarize what we've achieved this year and where I think we are headed as a community. Our community and the UNA continue to grow and to improve. Our current population is around 6,000. The Chancellor Place neighbourhood is now nearly complete and the UNA is assuming responsibility for the public realm there. The UNA recently received licenses from UBC for the Old Barn Community Centre and the parks in Hawthorn Place, officially transferring control of these facilities to residents; similar agreements for other UNA public spaces are in the works. Wesbrook Place continues to develop, with the dedication of two new parks in autumn 2008, the addition of many new residents and the recent opening of Save-On-Foods. Construction will soon begin in Wesbrook Place, and in nearby Acadia Park, on new schools. All UNA residents now have access to the UBC Childcare Centre, placing residents on equal footing with UBC employees for access. We are in the process of preparing an Emergency Response Plan that will operate in concert with existing plans at UBC and Metro Vancouver. And, this autumn, we will begin to design the full-size community centre to be located in Wesbrook Place.

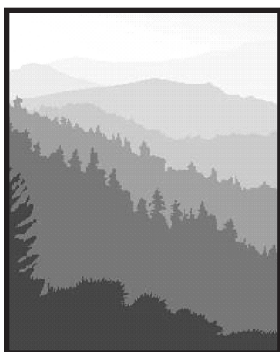
The UNA has also made significant progress in implementing the 2008 Neighbours' Agreement. As part of the University's commitment to provide us with recreational amenities and programs that are on par with the City of Vancouver's, UNA representatives now sit on the University Athletics Advisory Council and on the Aquatics Centre Management Committee. The UNA is also in the process of drafting our first two bylaw-like rules — for noise and parking — and work on a third rule — for animal control — will begin soon. Finally, we have established a fiscal reserve policy to ensure our operations, parks and facilities are fiscally sustainable.

During the past year, UNA volunteers have been active on many fronts including advocating for new schools, initiating community-wide composting, developing our community garden program, and establishing a children's garden and a plant stewardship initiative. For all of these things, and for many others, we owe a debt of thanks to our volunteers. I would particularly like to thank Charles Menzies for school advocacy, Ralph Wells for composting, Heather Friesen for community gardens and Patrick Moore for the plant stewardship initiative.

We are also blessed with a wonderful staff under the direction of our fabulous Executive Director Jan Fialkowski. The UNA staff has done an amazing job at many things this year, including providing first-class recreational programming at the Old Barn, organizing community events, publishing an outstanding newsletter, and answering many questions and solving many problems. This year the UNA took an important step forward by hiring Ralph Wells to the new position of Sustainability Manager.

I conclude with an appeal to reflect on what you love about our community and what we can all do to make it better. A hallmark of our community is that this is a place where people can get involved and make a difference. And so, next time you see something you don't like or have a great idea for something you think our community should do, ask yourself whether now is the time to get involved.

*Mike Feeley*  
Chair, UNA



# Annual General Meeting

A meeting for members of the UNA as defined in the Comprehensive Community Plan including Hampton Place, Hawthorn Place, Chancellor Place, East Campus, and Wesbrook Place.

**Wednesday September 30th, 7 p.m. – 9 p.m.  
at the Old Barn Community Centre  
(6308 Thunderbird Blvd.)**

## **MEETING AGENDA**

**Meeting Chair – Mike Feeley**

### **A. Introduction of General Meeting**

1. Motion to accept Agenda
2. Motion to accept AGM Minutes of September 2008
3. UNA Annual Report
4. Presentation of the Audited Financial Statement March 31, 2009 (Ian Burgess, UNA Treasurer)
5. Presentation of the Audited Neighbours' Fund Financial Statements March 31, 2008 (Ian Burgess, UNA Treasurer)

### **B. Brief Speeches by Sharon Wu and Erica Frank, Acclaimed Resident Directors (3 minutes each)**

### **C. Recognition of Outstanding Community Volunteers**

### **D. Adjournment**

University Neighbourhoods Association  
6308 Thunderbird Blvd. • Vancouver • British Columbia • V6T 1Z4  
Telephone: 604.827.5158 • Fax: 604.827.5375  
Website: [www.myuna.ca](http://www.myuna.ca) • Email: [reception@myuna.ca](mailto:reception@myuna.ca)

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# Introduction

This is the seventh Annual Report of the University Neighbourhoods Association. It will be presented to our Annual General Meeting scheduled for Wednesday, September 30, 2009. This report informs UNA members about budget details of the 2008-2009 fiscal year and on the events and accomplishments of the Association since the previous AGM. The University Neighbourhoods Association was incorporated in Spring 2002 under the Societies Act of BC (pursuant to section 34 of the University Act) to promote a vibrant and sustainable community for the people who live in UBC's residential neighbourhoods. The UNA is an advisory body to the UBC Board of Governors. Currently, the UNA Directors consist of seven members: four members elected by residents, and three appointed members.

## The Directors

- Mike Feeley, Chair
- Sharon Wu, Vice-chair
- Ian Burgess, Secretary Treasurer (UBC appointed; Comptroller, UBC Budget Office)
- Erica Frank
- Nancy Knight (UBC appointed; AVP, UBC Campus & Community Planning)
- Prod Laquian
- Johannes Rebane (AMS appointed; AMS VP Academic)

(Pursuant to the provisions of the UNA Constitution and Bylaws, two of the directors on the UNA Board are University appointed and one is appointed by the UBC's Alma Mater Society.)

The UNA Board meets on the second Tuesday of the month at 5:00 p.m. in the Old Barn Community Centre located at 6308 Thunderbird Boulevard. UNA members and the public are invited to attend. Members of the public, either individually or as part of a delegation, are welcome to speak to the Board at 6:30 p.m. Meeting agenda and minutes are published on the UNA website at [www.myuna.ca](http://www.myuna.ca).

## UNA Staff

- Jan Fialkowski, Executive Director  
Phone: 604-827-5317 email: [janf@myuna.ca](mailto:janf@myuna.ca)
- Katherine Xu, Acting Administrative Manager  
Phone: 604-827-5540 email: [kxu@myuna.ca](mailto:kxu@myuna.ca)
- Stephanie Nesbitt, Old Barn Program Coordinator  
Phone: 604--827-3262 email: [programs@oldbarn.ca](mailto:programs@oldbarn.ca)
- Ralph Wells, Sustainability Manager  
Phone: 604-822-3263 email: [rwells@myuna.ca](mailto:rwells@myuna.ca)
- Laura Tennant, Old Barn Bookings Coordinator  
Phone: 604--822-9675 email: [bookings@oldbarn.ca](mailto:bookings@oldbarn.ca)
- Jessica McLachlan, Old Barn Program Assistant  
Phone: 604--822-9295 email: [rec@myuna.ca](mailto:rec@myuna.ca)
- Rocio Escalona, Office Receptionist  
Phone: 604--827-5158 email: [reception@myuna.ca](mailto:reception@myuna.ca)
- Charlie Bunny, resident rabbit  
Accepts visitors Monday through Friday from 11:00 a.m. to 4:30 p.m.



*UNA Office staff and Community Centre staff get together for a staff celebration.  
L to R: Stephanie Nesbitt, Jenny Li, Katherine Xu, Jan Fialkowski, Jack Liu,  
Laura Tennant, Pascale Zaidel.*

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**University Neighbourhoods Association**  
**DRAFT Minutes of the UNA AGM**  
**Sept. 17, 2008**  
**7:00 - 9:00 pm at the Old Barn Community Centre**

**Present:** Brian Collins (BC), Mike Feeley (MF), Erica Frank (EF), Sharon Wu (SW), Peter Smailes (PS), Nancy Knight (NK).

**Regrets:** Alex Lougheed

Meeting called to order at 7:10 pm.

74 people in attendance.

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**A. Introduction of the UNA Board of Directors and Staff**

Directors: Mike Feeley, Erica Frank, Sharon Wu, Peter Smailes, Nancy Knight. Staff: Jan Fialkowski, Cathie Cleveland

**B.1. Agenda**

Motion to move the Resolution (agenda item B.3.) to B.6. on the agenda.

**Moved by Dorothy Riddle seconded by Geoffrey Lane, carried.**

**Moved by Charles Heinrich to accept the agenda, seconded by Linda Redmond, carried.**

**B.5. Annual Report**

Message from Brian Collins, Chair

The most important accomplishment this year was the signing of the Neighbours' Agreement. Many thanks to Jim Taylor and Mike Feeley for this work. This Agreement establishes the UNA's rights and obligations with UBC. This is a living document and may be re-visited over the years.

Many thanks also to the office staff of Jan Fialkowski and Cathie Cleveland.

Thanks to our dedicated volunteers especially Heather Friesen (Chair, Community Gardens) and Charles Menzies (Chair, Schools Committee).

Thanks to Nancy Knight and Peter Smailes (from UBC) who take their responsibilities very seriously and show balanced and fair views to the Board. They are

professional and bring many strengths to the Board. Thanks to Alex Lougheed, the AMS representative to the Board which helps to liaise in an effective way with the students and UNA community.

In completing my 3 terms there is now the opportunity to renew the Board once again.

Thanks to Angela Wheelock – Editor of the UNA Newsletter.

**B.4. Audited Financial Statement – Peter Smailes**

See page 13 of the Annual Report. *Questions / Comments about the Financial Statement:*

**Question** - Who is the Security contractor and what do they do?

Response - Securiguard is the contractor and they monitor the UNA jurisdiction including strata parkades (if the stratas provide them access).

**Question** - Who is the contractor for landscaping as the costs are high?

Response - The landscaping companies are private companies (not UBC) and the costs are due to the high degree of maintenance that exists in all the neighbourhoods.

**Question** - What was the cost of the Community Garden and where is it in the financial statement?

Response - The Community Garden costs were about \$10,000. They are not included in the 2007-08 budget as the budget year ended March 31/08. The community garden was installed in May 2008 and will be included in the 2008-09 financials.

**Question** - What are the equipment and leaseholds in the financial statement?

Response - These include items such as creating the UNA Office at the Old Barn Community Centre and furnishing and outfitting for the community centre with furniture and equipment.

**Question** - What is Victim Services and where does the funding come from?

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Response - The Victim Services program is funded by the Provincial Government (approx. \$30,000 / anum). The UNA administers the contract and the employee works out of the RCMP detachment and attends incidents requiring services (car accidents, break & enters, sudden deaths, etc.)

**Question** - What is the Services Levy that UBC collected this year?

Response - The Services Levy collected by UBC was 2.17 million.

**Question** - Through what mechanism are the RCMP and fire services paid?

Response – Police coverage is paid through the Rural Tax and Fire Service is provided through a contract with the City of Vancouver.

**Question** - Could the UNA present a yearly statement of the Reserve Funds (+ an indication of the interest) in the Annual Report and on the UNA web-site?

Response - Yes.

**Comment** – The UNA financial statements must be approved by the UNA membership.

Response - The UNA constitution does not require the financial statements be approved by the membership. The financials are presented to the membership for information.

#### Questions on other topics:

**Comment** – How can we move forward on the recycling issue? Could the money planned for hiring the Sustainability Coordinator not be better used toward implementation of a universal garbage recycling program?

Response - The Board has agreed to hire a sustainability coordinator whose first task will be to look at universal recycling. This is a task that cannot be performed by the small office staff we have currently.

We looked at adding the cost of the proposed universal garbage / recycling to the Services Levy bill but were informed that UBC could not do this.

**Mike Feeley** – We have grand expectations of this universal garbage / recycling program. It is not just signing a contract. The lowest quote came in at \$350K / per anum which would not have been sustainable as the community grows.

**Question** – Is the UNA basing their Noise control

By-law on the City of Vancouver By-law?

Response - Yes.

**Question** – Will the UNA have any power over areas adjacent to UNA neighbourhoods (e.g. Thunderbird Stadium, fraternities, student residences sports fields)?

Response – No, the Noise control By-law will only apply to noise created within the UNA neighbourhoods. The UNA Office liaises with great success with UBC (Campus & Community Planning) with regard to noise issues emanating from institutional areas.

**Comment** – The UNA is not communicating enough with residents but it is an improvement from last year.

**Comment** – The UNA should be looking at a study about governance to be more pro-active as the City of Vancouver starts looking at us.

**Question** – How does the UNA recruit candidates to serve as directors from the other neighbourhoods, renters, and to ensure equal distribution on the Board? There is a concern that too many people on the Board have a relationship with UBC as faculty or staff.

Response - University Town was created to assist UBC in recruitment of faculty and staff by creating a sustainable community nearby the institution. Therefore there are many residents (more than 50%) who are affiliated with UBC. We actively encourage any and all residents, regardless of their relationship with UBC, to run for UNA Directors. Notices of nomination are posted in the UNA Newsletter which is mailed to each and every household in the UNA.

#### B. 3. Special Resolution

*(The residential directors will not vote for themselves but will vote if they are carrying proxies on behalf of others.)*

**Motion: The UNA Board of Directors has proposed an amendment to the UNA Constitution with regard to paying a stipend to the elected Resident Directors.**

**BE IT RESOLVED AS A SPECIAL RESOLUTION THAT**

*By-law 5.16 which currently reads*

Any remuneration to be paid to a director for being or acting as an officer of the Association shall be approved by the members at a General Meeting.

*Be Replaced with*



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5.16 . A stipend of \$5,000 yearly to be paid to each UNA elected Resident Director and an additional \$2,500 to the Chair.

**Moved by Ray Pollard, seconded by Kim Feltham.**

With the item on the table, comments from residents included those who were opposed to residential directors being paid, how the money would be monitored, expectations created from remuneration, accountability, and how other UNA volunteers will feel as they are not paid.

**Resolution carried with 34 in favour, 28 against including all proxy votes.**

**C. Candidates speeches** – introduction of 3 candidates for the 2 directors positions.

Mike Feeley

Aprodicio Laquian

Sheldon Nathanson

**D. Balloting**

**E. Coffee Break**

A presentation by Mike Feeley was made to Brian Collins, thanking him for his outstanding contributions to the UNA during his time as a Board member and as chair of the association.

**F. UNA Community Survey** – Angus McAllister (McAllister Opinion Research)

- o 648 households were polled out of about 2,200 households.
- o Error factor 2%.

**G. Balloting Results**

Mike Feeley and Aprodicio Laquian received the majority of votes and are declared elected to the UNA Board of Directors for 2 year terms.

**H. Meeting adjourned at 9:25 pm.**

## Notes

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## Membership

All adult residents of Chancellor Place, East Campus, Hampton Place, Hawthorn Place, and Wesbrook Place are entitled to free UNA membership. Members are not required to be Canadian citizens. By the time of the September 2009 Annual General Meeting, the UNA will have approximately 2,800 members. Membership is important because both UBC and Metro Vancouver judge the UNA's credibility based partly upon membership numbers. Please encourage your neighbours to join the UNA by completing the forms available either from the UNA Office or online at [www.myuna.ca](http://www.myuna.ca)

## Communications

### In Your Neighbourhood (UNA print newsletter)

The UNA newsletter, *In Your Neighbourhood*, appears five times a year. The newsletter, edited by Angela Wheelock, provides information on the work of the Board and UNA committees. It also provides information on community events and issues facing our community. *In Your Neighbourhood* is mailed out to every household within the UNA neighbourhoods. If you have story ideas, pictures, or a letter to the editor, please contact the editor at [awheelock@shaw.ca](mailto:awheelock@shaw.ca). We look forward to hearing from you.

### UNA E-News

The UNA E-News - not to be confused with the print newsletter - goes out each week to UNA residents. This electronic newsletter informs residents about UNA events, meetings, and events happening in the wider University community. It also contains notices of concern to residents. If you have items you think should be included in the UNA E-News, or wish to be added or removed from the mailing list, please contact the UNA Office or email [reception@myuna.ca](mailto:reception@myuna.ca).

### Websites

The UNA is delighted to report that it has updated the previous UNA website - located at [www.myuna.ca](http://www.myuna.ca) - and launched a website just for the Old Barn Community Centre found at [www.oldbarn.ca](http://www.oldbarn.ca). Nearly everyone in the UNA Office was involved in some way or another with the planning and creation of these impressive new sites. The lead was taken by Katherine Xu and Stephanie Nesbitt. Laura Tennant contributed her design expertise to the project and Angela Wheelock, editor of *In Your Neighbourhood*, helped write the text.

## Blue Book Reference Guide

The Blue Book Reference Guide (2008 - 2009) provides UNA residents with complete information on neighbourhood services and programs. The Blue Book was mailed out to residents last year. If you either didn't get a copy, or are new to the community, copies are still available at the UNA Office and online at [www.myuna.ca](http://www.myuna.ca).

## The Old Barn Community Centre Recreation Program Guide

The Old Barn Community Centre, in conjunction with the UNA, produces a Recreation Program Guide four times a year. The Fall 2009 guide, which was mailed to all residents, describes a wide range of programming for people of all ages. Copies of the Guide are also available at the Front Desk in the Old Barn Community Centre or online at [www.oldbarn.ca](http://www.oldbarn.ca).

## UNA Membership Brochure

The UNA membership brochure is now available in Simplified Chinese, Traditional Chinese, and Korean. You can either pick up a copy at the UNA Office or download one at the UNA website [www.myuna.ca](http://www.myuna.ca).



*All residents over the age of 18 are eligible for UNA membership.*



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## Our Community Comes of Age

Even though the UNA community is a young one, with the first residential community at Hampton Place finished less than 20 years ago, there were many wonderful signs in the past year that our community is coming of age. Last fall, residents enjoyed the dedication ceremonies for three new community parks, in the spring the new UNA Community Choir gave its first performance for Mother's Day, followed by the launch of the *CompostIt!* program. On March 27 2009, the provincial government announced funding for new schools for the University community. The summer saw the first, and certainly not the last, Music in the Park series at Jim Taylor Park and the extension of gardening to spaces around the Old Barn Community Centre through the Plant Stewards Initiative. And last, but not least, youth and seniors programming has been strengthened at the Community Centre. Read further, for more details on these, and other, accomplishments of the past year.

## The UNA's Relationship with the University

The Neighbour's Agreement, which was signed on March 31, 2008, provides a legal framework for the governance of the UNA's growing residential community and clearly outlines the rights and obligations of both the UNA and the University. This new agreement also supports the growth of a vibrant residential community on campus. To read the Neighbours' Agreement visit the UNA website at [www.myuna.ca](http://www.myuna.ca).



*UNA residents enjoy Music in the Park.*

## Community Accomplishments: 2008 – 2009

2008-2009 has been a busy and exciting time for the UNA. The Board and UNA staff have worked together on many projects and are happy to report on the progress of those below.

### New Schools

Dedicated lobbying efforts on the part of the UNA Board, the UNA School Committee – chaired by Hawthorn Place resident Charles Menzies – and the Parents Advisory Councils (PACs) of both U Hill Elementary and Secondary Schools produced results. On March 27, 2009, the provincial government announced funding for the renovation and construction of badly needed new schools in the University community.

## Dedication Of Community Parks

### Wesbrook Place Parks

On September 27, 2008, Wesbrook Place celebrated the official opening of its first two parks dedicated to the memory of Canadian Nobel Laureates Dr. Michael Smith and Dr. Hal Gobind Khorana. Dr. Smith received the Nobel Prize in Chemistry in 1993 for his work on DNA sequencing and Dr. Khorana received the Nobel Prize in Medicine in 1968 for his interpretation of the genetic code. Both parks are a lovely combination of open green space, children's playgrounds, water features, and walking paths.

### Jim Taylor Park

On November 22, 2008, UNA residents celebrated the official dedication of Jim Taylor Park in Hawthorn Place. Jim Taylor, as many residents know, was the UNA Board's first chair and is both a long-time UNA resident and dedicated community volunteer. The Jim Taylor Park is located adjacent to the Old Barn Community Centre and is the setting for many community celebrations, including, the very popular Annual Barn Raising and the Music in the Park series.



*Children enjoy one of the playgrounds in the Wesbrook Place parks.*

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## Green Initiatives

### Improved Access to E-Waste Recycling

Early in 2009, the UNA Sustainability Committee and UBC Waste Management announced increased access for residents to e-waste recycling. UNA residents can now drop off e-waste at the UBC Waste Management Recycling Facility (located on West Mall at Agronomy, behind the UBC Campus Mail Office). The facility accepts computers and related computer equipment. It does *not* accept cell phones or other e-waste. The Old Barn Community Centre accepts used cell phones and used household batteries for recycling. Containers are located in the main lobby near the Old Barn Front Desk.

### CompostIt!

In May, 2009, the UNA, in partnership with UBC Waste Management, launched a *CompostIt!* program, which provides the opportunity for UNA residents to compost household waste for pick-up by the UBC Organics Program. This kitchen waste composting project is intended to reduce the amount of community waste going to the landfill and to produce organic compost suitable for use on community plantings. To find out more visit the UNA website or drop by the UNA office during office hours.

## Community Gardens

The Hawthorn Community garden entered its second season in 2009 and, as with the previous year, there was a great deal of enthusiasm in the community, with more applicants than plots. Plans are in the works for the development of more gardening space in Nobel Park, at Wesbrook Place.

### Plant Stewards Initiative

In May, 2009 a new group, the Plant Stewards, began converting some of the public plantings around the Old Barn Community Centre into edible landscapes. People were recruited from the Community Garden waiting list and during the summer the group, which includes over a dozen children, put in a children's garden, an herb garden and other edible plantings in an area adjacent to the Old Barn Community Centre



*Sandra, Serena, and Rocio Hollman, of Clement's Green, enjoy composting*

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## Arts and Recreation Initiatives

### Classic Movie Night

Classic Movie Night began last fall and continues on this year with such classics as, *The Hound of the Baskervilles* and *Casablanca*.

### Music in the Park

The past summer saw an exciting series of concerts at Jim Taylor Park. The music ranged from jazz to classical and was enjoyed by enthusiastic residents. Happily, for those who attended, Save-On-Foods ran a barbecue at the concerts to promote the opening of their new store in Wesbrook Place. Food and music too! It doesn't get much better than that on a summer evening.

### Conversation Club

A Conversation Club was also started last year by resident Kay Trenke and UNA residents who want to improve their English. Drop by the Community Centre to find out more or check out the latest Recreational Program Guide.

### Expanded Seniors Programming

During the past year, the Old Barn expanded its adult and seniors programming. Senior-friendly programs held during the past year included a Seniors Lecture series, Lawn Bowls and Chair Yoga. Continuing programs include *Walk Now!*, a walking club that meets twice a week at the Community Centre, ballroom dancing, knitting workshops, the UNA Book Club, and UBC's Changing Aging Program.

### Expanded Youth Programming

In 2009, the Old Barn Community Centre expanded youth recreational programs. A tennis table and foosball table were purchased for the Community Centre, drop-in badminton and volleyball programs were continued at the Osborne Centre. This September, strength training and equipment orientation sessions were held for youth ages 13 to 16. Additional recreational initiatives involving youth are also planned for the coming year.

### UNA Community Choir

The UNA launched its first community choirs in January, 2009, ably led by experienced conductor Evgeny Shcherbakov. A children's choir and an adult choir worked throughout the winter to prepare for a Mother's Day Concert, which was a pure joy for those who love music and singing. Please contact the UNA Office if you love singing, as the choir is looking for new members.

## Community Events

As in previous years, the Old Barn Community Centre was the focus of a number of community events.

- 2nd Lunar New Year Celebration
- Easter Egg Hunt
- Earth Day Celebration
- Mother's Day Concert
- Canada Day Celebration
- Music in the Park
- 3rd Annual Barn Raising
- Halloween Party (2008)
- Caroling Night (2008)
- Skating Party (2008)
- Gingerbread Workshop (2008)



*The UNA Community Choir performs at a Mother's Day Concert.*

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## Partnerships

During the past year, as in those previous, the UNA has been involved in a number of partnerships that have either improved residents' access to UBC programs and facilities, sponsored ongoing community events, or contributed to nonprofit organizations engaged in work that reflects the core values of the UNA Board and community.

### Save-On-Foods

An initiative led by UNA Sustainability Committee member Jim Taylor has resulted in an agreement with Save-On-Foods that will allow residents to donate Save-On loyalty card points to a new UNA Sustainability Fund. Other promotions will encourage the use of re-usable Save-On-Foods shopping bags and a shopping cart program is being developed to encourage walking, over driving, for grocery shopping.

### UBC Botanical Garden

The UNA entered into a new agreement with the UBC Botanical Garden that provides UNA residents with free access to the Botanical Garden and the Nitobe Garden over the next five years. Under this agreement, the UNA has made a \$69,999 contribution to the Garden (to be used for the Garden's proposed amphitheatre project), in exchange for free access for UNA members, discounts in the Shop in the Garden and for the Canopy Walkway, and access to an annual UNA-dedicated event.

### The UNA Community Garden

The very successful collaborative effort that began last year between the UNA, UBC Campus & Community Planning, and FP Innovations-Forintek, continued again in 2009. FP Innovations-Forintek graciously allowed the Hawthorn Garden to continue using a portion of their leased land. UBC Properties Trust also helped with garden upgrades.

### UBC Waste Management

The UNA has been closely involved with UBC Waste Management and with the UBC Sustainability Office to extend the Organics Waste program further within the UNA community and provide enhanced access to e-waste recycling facilities for UNA residents.

## Support for Community-based Initiatives

The UNA has \$20,000 in funds available annually to support nonprofit organizations whose work either benefits UNA residents or the larger University community.

- **Farmade**

An AMS-sponsored event that supports the UBC Farm.

- **Happening on the Hill**

Annual family-oriented event held at Jim Everett Park beside the University Village.

- **Hockey for the Homeless**

This charitable event, which began in 1996, was held in Vancouver for the first time on February 20, 2008 at the Thunderbird Winter Sports Centre. UNA resident Bruce Todd and UNA Board member Ian Burgess represented the UNA at the event. Hockey for the Homeless raised more than \$65,000 in Vancouver.

- **Landed Learning**

A program based at the UBC Farm that brings together seniors with students from East Vancouver to learn about gardening.

- **Pacific Spirit Concerts**

Annual concerts held at the Chan Centre and the Music Recital Hall.

- **School Bus**

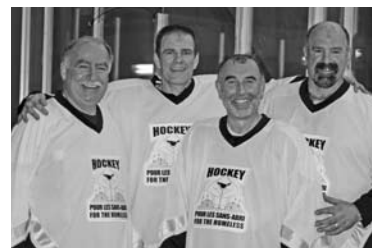
The UNA contributed \$13,400 towards the funding of the University Town In-Catchment School Bus Program. The UNA will continue to support the school bus program until the new schools open.

- **UBC Vancouver Dollar Project**

The UNA donated towards the UBC Vancouver Dollar Project, a project founded by UBC students to foster a sense of global citizenship amongst members of the campus community

- **International House Christmas Dinner**

The UNA contributed towards the annual Christmas Dinner held at International House on the UBC campus.



*L to R: Eddie Hatoum, Bruce Todd, Ian Burgess, Dave Babych.  
(photo: Mankee Mah)*



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## Committee Reports

The UNA currently has four Standing Committees of the Board: the Standing Committee on Finance, the Standing Committee on Governance, the Standing Committee on Human Resources, and the Standing Committee on Operations and Sustainability. Associated with these Board Standing Committees are eight active volunteer committees: the Schools Committee, the Noise Rules Development Committee, the Parking Rules Development Committee, the Multicultural Committee, the Sustainability Committee, the Community Garden Committee, and the Plant Stewards Committee. The goal of this Standing Committee structure is to ensure that the UNA Board operates effectively and efficiently and that it coordinates closely with the volunteer committees that are the life-blood of the organization. Standing Committees are staffed by UNA Board members and volunteer committees are responsible for reporting to the Board through one of these Standing Committees.

### The Standing Committee on Finance and Audit

**Chair, Ian Burgess**

In lieu of a report, the Standing Committee on Finance provides financial statements each year.

### The Standing Committee on Governance

**Chair, Prod Laquian**

*The Standing Committee on Governance is associated with the following UNA committees: Schools, Communications, Noise Rules, and Parking Rules.*

At its first meeting in November 2008, the Standing Committee on Governance focused its attention on four key issues: (a) governance options for University Town; (b) more elementary and high schools for UNA residents; (c) adoption of UNA bylaw-like rules on noise and parking; and (d) a communication strategy to inform University Town residents about UNA affairs. The committee chair has drafted a paper on the pros and cons of governance options for University Town. If endorsed by the Committee, the paper will be discussed in a meeting of the UNA Board.

After a vigorous campaign spearheaded by the UNA Schools Committee under the leadership of Charles Menzies, the provincial government announced in March 2009 the approval of \$167 million to fund school construction projects in BC. These included funds for schools in University Town. Under the approved budget, the present University Hill Secondary School will be relocated to the National Research Council facility at the corner of 16th Avenue and Wesbrook Mall. The old high school will be demolished and two new schools, one for K-5 and the

other for Grades 6 – 8, will be built on the site.

The Standing Committee on Governance has officially considered a draft of a Noise Rule prepared by a special committee. As specified by the 2008 Neighbourhood Agreement, the draft rule was submitted to and approved by the UNA Board of Directors. The UNA will now seek, and consider, public input before finalizing the rule and submitting it to the UBC Board of Governors for approval.

A proposed UNA Rule on Parking is also under consideration. To look after the issue of parking control, the UNA has set up a Parking Rules Development Committee composed of 15 members including residents from Chancellor Place, Hampton Place, Hawthorn Place, and Wesbrook Place.

A proposal for a UNA communication strategy, designed to inform University Town residents of UNA activities and encourage more residents to join the UNA and participate in its activities, has been drafted by the Governance Committee Chair. The proposed strategy will be submitted to the Standing Committee on Governance and, if endorsed by the committee, it will be submitted for discussion to the Board.

By a resolution of the UNA Board, the Governance Standing Committee Chair has been designated as the official UNA representative on the Vancouver Campus Plan Steering Committee and as a “resident” UNA representative on the RCMP Community Advisory Committee.

### Schools Committee

**Chair, Charles Menzies**

Late last year, the provincial government approved the reconstruction of the Old NRC site into a new U Hill High School. After many years of work and effort by parents, community members, and school administrators, we can all breathe a sigh of relief that finally our community’s call for equitable access to education has been heard. Currently the VSB is engaged in a community design process. For details, see <http://uhillpac.blogspot.com>. There is much excitement about what the current school might look like. Most likely, students will be able to attend our new community high school in 2012.

### The Standing Committee on Human Resources

This committee does not make a public report, as most of its activities are confidential.



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## The Standing Committee on Operations and Sustainability

The Standing Committee on Operations and Sustainability has two Co-chairs. Mike Feeley deals with the Operations aspects of the committee, and Erica Frank deals with the sustainability aspects of the committee.

### Operations

#### *Co-chair, Mike Feeley*

*The Operations side of the Standing Committee on Operations and Sustainability is affiliated with the following volunteer committees: Recreation, Arts, and Multicultural.*

In 2008 – 2009, the Standing Committee on Operations focused much of its energy on helping these committees achieve their goals, many of which are outlined in the individual committee reports presented below. The Operations side of this Standing Committee worked with UBC on several issues including neighbourhood security, Olympics planning, improving 16th Street pedestrian and cyclist safety, and ensuring fair access to UBC Recreational Facilities.

## Multicultural Committee

#### *Chair, Sharon Wu*

The objective of the Multicultural Committee is to encourage social interaction among UNA residents through celebrating festivals, organizing cultural events, and helping residents gain an understanding of different cultures. This year the Multicultural Committee organized the second Annual Lunar New Year Celebration in February. The committee also organized Tai Chi, Fan Dance practice, dance demonstrations, and, in May and June, a conversation club for residents.

Currently there are fifteen members on the committee. Some of the ideas that we have discussed that would help with future events are an English Corner, a Potluck Party that would showcase cuisines from different countries, and the sharing of cultural stories.



*Lunar New Year Celebration*

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## Sustainability

### *Co-chair, Erica Frank*

*The sustainability side of the Standing Committee on Operations and Sustainability is affiliated with the following volunteer committees: Sustainability, Community Garden, and Plant Stewards.*

The Standing Committee on Operations and Sustainability is closely coordinating the UNA's sustainability strategy with the UBC Sustainability Office, ensuring that we benefit from economies of scale, and the enormous expertise available through their office. As Sustainability Co-Chair of this committee, I represent the UNA on two UBC Presidential sustainability committees, resulting in the UNA's substantive integration into UBC's academic and operational plans. This year, the UNA has also continued the extremely popular community gardens, and we are working to expand this program to better accommodate the large demand. As part of this response, the committee supported a plant stewardship program around the Old Barn, including an extremely successful children's garden. Also, in order to support the UNA's important sustainability goals, we have recently hired a Sustainability Manager, former Sustainability Committee Chair, Ralph Wells.

## Sustainability Committee

### *Chair, Ralph Wells*

The past year has seen a number of positive developments for the community, highlighted by the successful introduction of compost and E-Waste services, in partnership with UBC Land and Building Services. An initiative led by committee member Jim Taylor has resulted in an agreement with Save-On-Foods that will allow residents to donate Save-On loyalty card points to a new UNA Sustainability Fund. Other promotions will encourage the use of re-usable Save-On-Foods shopping bags. A shopping cart program is also being developed to encourage walking, over driving, for grocery shopping. Submissions to a new Sustainability Tips section in our newsletter will be promoted through prizes including Save-On-Foods gift certificates.

This year also saw an agreement with the UBC Sustainability Office to work together on the next version of the Residential Environmental Assessment Program (REAP) green building certification for new residential construction in the community. The Sustainability Committee has also worked to include linkages to the UNA community in UBC initiatives such as the Sustainability Academic Strategy, South Campus Academic Plan and the UBC Climate Action Plan. We anticipate that this will result in sustainability research and other programs that will have meaningful outcomes for the community and we look forward to working with UBC as partners on these initiatives. We are also working towards the establishment of a Sustainability Working

Group to support good communication between the UNA, UBC and UBC Properties Trust on the development of sustainability infrastructure for our growing community.

## Community Gardens Committee

### *Chair, Heather Friesen*

The mission of the Community Gardens Committee is to improve the quality of life for residents of the UNA by connecting residents to the land, to the community and to each other. In its second season, the UNA's Hawthorn Place Garden continues to be a joy and a delight for plot holders and residents visiting the garden. The garden plots look fabulous and gardeners report an abundance of fresh tasty veggies. Families come to picnic by the garden; it is a great place to meet new people; and children are involved in every aspect from planting and watering to harvesting. Congratulations and thank you to all the gardeners for taking such good care of the garden.

We got off to a much earlier start this spring after completing the enhancements to the garden; garden boxes were raised by eight inches and rich compost and soil were added. We are most grateful to UBC Waste Management for providing the compost and to UBC Properties Trust for providing the timber for the garden boxes. The spring garden seminar was well attended and there are plans to hold a seminar this fall focused on winter gardening.

The garden is managed by members of the Community Gardens Committee and, as well, five Hawthorn Garden gardeners act as garden reps, providing friendly and helpful advice to gardeners in their garden section. Background information about the garden, application forms, garden photos, upcoming events and more may be found on our garden blog at [www.unagardens.wordpress.com](http://www.unagardens.wordpress.com). Questions, comments, and suggestions are also always welcome and easy to submit through this blog.

Initial disappointment over not being able to offer more garden plots this season has given way to excitement about plans for a new community garden for the 2010 season at Nobel Park in Wesbrook Place and we will be forming a working group to come up with two design options for presentation to the community this fall. Given the high demand from residents for garden plots, the Garden committee will continue to work with the UNA and UBC to identify other community garden sites.

We anticipate that Nobel Garden will provide at least 40 new garden plots of similar size to plots in the Hawthorn Garden. Residents who would like to put their name on the waiting list for a garden plot should complete an application form and return the form to the UNA reception desk (forms can be downloaded from the blog or obtained at the UNA office).

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## Plant Stewards Committee

### *Chair, Patrick Moore*

The Plant Stewards Committee was established in 2009 because the demand for garden plots at the Hawthorn Place Community Gardens greatly exceeded the small number of plots that were available. A group of twelve plant stewards were recruited from the individuals who were unsuccessful in the garden plot draw. Areas that could be tended or gardened around the Old Barn Community Centre were identified and the group developed a children's garden, an herb garden, a strawberry bed, a blueberry hedge and also tended the fruit trees near the Community Centre.

There was strong demand for a children's garden because many of the plant stewards had children. Once the first crops of lettuce and radishes were ready, the children started regular Saturday garden sales. This summer the children raised approximately \$1,000 from garden sales and have sold large quantities of vegetables, strawberries, herbs, and other garden produce.

The project to develop the gardens and other plantings by the Community Centre was quite successful because of the work of the many plant stewards and their families. Linda Quamme, Veronica D'Angelo, and Mankee Mah helped to organize the weekly vegetable sales by the children. Other members of the Plant Stewards group, too numerous to name, have participated in the many hours of work it takes to create thriving gardens and fruit plantings. The UNA made an essential contribution by providing approximately \$2500 to improve the soil and buy seeds, plants, supplies and equipment, and the Salt Spring Island Coffee shop supplied generous amounts of coffee grounds that were used to fertilize the plantings. The Plant Stewards would like to thank all of those who assisted with the project, who enjoyed the produce from the gardens, or who have watched things growing by the Community Centre. We look forward to another great growing season in 2010.



*Plant Steward children work in the children's garden.*

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**UNIVERSITY  
NEIGHBOURHOODS  
ASSOCIATION**

Financial Statements  
Year Ended March 31, 2009



25 years of original thinking

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## AUDITORS' REPORT

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To the Directors of University Neighbourhoods Association:

We have audited the statement of financial position of University Neighbourhoods Association as at March 31, 2009 and the statements of operations, changes in net assets and cash flows for the year then ended. These financial statements are the responsibility of the Association's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we plan and perform an audit to obtain reasonable assurance whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation.

In our opinion, these financial statements present fairly, in all material respects, the financial position of the Association as at March 31, 2009 and the results of its operations and its cash flows for the year then ended in accordance with Canadian generally accepted accounting principles.

Vancouver, B.C.  
July 20, 2009

*Johnsen Archer LLP*

CHARTERED ACCOUNTANTS


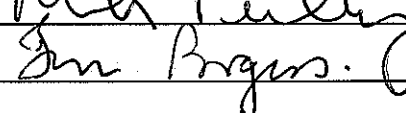
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**UNIVERSITY NEIGHBOURHOODS ASSOCIATION**  
**Statement of Financial Position**  
**March 31, 2009**

	2009	2008
<b>ASSETS</b>		
Current assets		
Cash and term deposits	\$ 376,151	\$ 515,944
Accounts receivable	603,268	464,064
Prepaid expenses	22,271	21,620
	1,001,690	1,001,628
Capital assets (Note 4)	467,606	495,822
	<b>\$ 1,469,296</b>	<b>\$ 1,497,450</b>
<b>LIABILITIES</b>		
Current liabilities		
Accounts payable and accrued liabilities	\$ 159,470	\$ 268,076
Due to U.B.C.	370,000	376,000
Deferred revenues	1,234	5,292
	530,704	649,368
Deferred capital contribution (Note 5)	429,650	476,560
	<b>960,354</b>	<b>1,125,928</b>
<b>NET ASSETS</b>		
Invested in equipment	14,208	19,262
Unrestricted	494,734	352,260
	508,942	371,522
	<b>\$ 1,469,296</b>	<b>\$ 1,497,450</b>

ON BEHALF OF THE BOARD

 Director  
 Director

# UNIVERSITY NEIGHBOURHOODS ASSOCIATION

## Statement of Operations Year Ended March 31, 2009

	2009	2008
<b>Revenue</b>		
Community centre	\$ 78,092	\$ 73,863
Province of B.C.	42,000	32,060
Service levies - U.B.C. funding	2,183,133	1,152,530
Other revenue	86,601	447,222
	<b>2,389,826</b>	<b>1,705,675</b>
<b>Expenses</b>		
Municipal-like services		
Communication	33,402	24,074
Community service cards and community access	341,404	107,298
Community support	30,453	32,856
General meetings and board meetings	71,175	38,918
Landscaping	307,317	273,278
Management fees	60,000	42,300
Office	83,179	67,375
Parking and security	83,284	82,897
Road, gutter and sidewalk maintenance	32,401	12,199
Salaries and benefits	258,212	258,913
Sewer and drainage	164,508	106,731
Street lights	38,646	27,498
	<b>1,503,981</b>	<b>1,074,337</b>
<b>Community Centre</b>		
Direct operating costs	147,622	73,111
Programming	39,633	13,194
Salaries and benefits	186,116	70,450
	<b>373,371</b>	<b>156,755</b>
Amortization of capital assets	51,964	53,155
Amortization of deferred capital contribution	(46,910)	(48,340)
	<b>5,054</b>	<b>4,815</b>
<b>Excess of revenue over expenses for the year</b>	<b>\$ 507,420</b>	<b>\$ 469,768</b>

**UNIVERSITY NEIGHBOURHOODS ASSOCIATION**  
**Statement of Changes in Net Assets**  
**Year Ended March 31, 2009**

	Invested in capital assets	Unrestricted	2009	2008
<b>Net assets - beginning of year</b>	\$ 19,262	\$ 352,260	\$ <b>371,522</b>	\$ 277,754
Excess (deficiency) of revenues over expenses	(5,054)	512,474	<b>507,420</b>	469,768
Transfer to U.B.C. Neighbours Fund (note 6)	-	(370,000)	<b>(370,000)</b>	(376,000)
<b>Net assets - end of year</b>	\$ 14,208	\$ 494,734	\$ <b>508,942</b>	\$ 371,522

**UNIVERSITY NEIGHBOURHOODS ASSOCIATION**

**Statement of Cash Flows**

**Year Ended March 31, 2009**

	2009	2008
<b>Operating activities</b>		
Excess of revenue over expenses	\$ 507,420	\$ 469,768
Items not affecting cash:		
Amortization of capital assets	51,964	53,155
Amortization of deferred capital contribution	(46,910)	(48,340)
	<b>512,474</b>	<b>474,583</b>
Changes in non-cash working capital:		
Accounts receivable	(139,204)	(460,154)
Prepaid expenses	(651)	(8,703)
Accounts payable and accrued liabilities	(108,606)	(39,400)
Due to U.B.C.	(6,000)	376,000
Deferred revenues	(4,058)	(9,625)
	<b>(258,519)</b>	<b>(141,882)</b>
Cash flow from operating activities	<b>253,955</b>	<b>332,701</b>
<b>Investing activities</b>		
Purchase of capital assets	(23,748)	(519,656)
Transfer to U.B.C. Neighbours' Fund	(370,000)	(376,000)
Cash flow used by investing activities	<b>(393,748)</b>	<b>(895,656)</b>
<b>Financing activity</b>		
Deferred capital contribution	-	524,900
<b>Decrease in cash and term deposits</b>	<b>(139,793)</b>	<b>(38,055)</b>
Cash and term deposits - beginning of year	<b>515,944</b>	<b>553,999</b>
<b>Cash and term deposits - end of year</b>	<b>\$ 376,151</b>	<b>\$ 515,944</b>
<b>Cash and term deposits consists of:</b>		
Cash	\$ 176,151	\$ 115,944
Term deposits	<b>200,000</b>	<b>400,000</b>
	<b>\$ 376,151</b>	<b>\$ 515,944</b>

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## UNIVERSITY NEIGHBOURHOODS ASSOCIATION

### Notes to Financial Statements

Year Ended March 31, 2009

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#### 1. NATURE OF OPERATIONS

University Neighbourhoods Association (the "Association") is a not-for-profit organization incorporated under the Society Act of British Columbia on May 29, 2002. The Association represents the residents of the designated local areas and Hampton Place and delivers municipal like services to them. The Association operates within the guidelines of its constitution and by-laws and the Neighbours' Agreement (the "Agreement") between the Association and the University of British Columbia ("U.B.C.").

The Association's operations are funded by services levies (property taxes) collected by U.B.C. pursuant to the Agreement. During the year, the Association received \$2,183,133 of service levies (2008 - \$1,152,230 comprised of \$1,677,430 of service levies less capital contribution of \$524,900) in funding pursuant to this agreement. As a not-for-profit organization, the Association is not subject to income taxes.

#### 2. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

##### Use of estimates

The preparation of the financial statements in conformity with Canadian generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, the disclosure of contingent assets and liabilities at the year-end date of the financial statements and the reported amount of revenues and expenses during the reporting period. Actual results could differ from those estimates.

##### Capital assets

Capital assets are stated at cost less accumulated amortization. Capital assets are amortized over their estimated useful lives at the following rates and methods:

Computer hardware	3 years	straight-line method
Leasehold improvements	15 years	straight-line method
Office equipment and fixtures	10 years	straight-line method

The Association regularly reviews its capital assets to eliminate obsolete items.

During the year, the Association revised its estimate of the useful life of its office equipment and fixtures to 10 years and computer hardware to 3 years. Therefore, these assets are now being amortized over 10 years and 3 years respectively using the straight-line method. The effect of this change in estimate has been accounted for on a prospective basis.

(continues)



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**UNIVERSITY NEIGHBOURHOODS ASSOCIATION**  
**Notes to Financial Statements**  
**Year Ended March 31, 2009**

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2. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES *(continued)*

Impairment of long-lived assets

Long-lived assets are reviewed for impairment when the occurrence of events or changes in circumstances indicate that the carrying value of assets may not be recoverable, as measured by comparison of their net book value to the estimated future cash flows generated by their use. Impaired assets are recorded at fair value, determined principally using discounted future cash flows expected from their use and eventual disposition.

Revenue Recognition

The Association follows the deferral method of accounting for contributions.

Unrestricted contributions including services levies are recognized as revenue when received or receivable if the amount can be reasonably estimated and collection is reasonably assured.

Externally restricted contributions are recognized as revenue in the year in which the related expenses are incurred. Contributions restricted for the purchase of capital assets are deferred and amortized into revenue at the amortization rate of the related capital assets.

Investment income is recognized as revenue when earned.

Donated materials and services

The Association does not record the value of donated materials and services.

Financial Instruments

The Association has elected to use the exemption provided by the Canadian Institute of Chartered Accountants permitting not-for-profit organizations not to apply the following Sections of the CICA Handbook: 3862 and 3863, which would otherwise have applied to the financial statements of the Association for the year ended March 31, 2009. The Association applies the requirements of Section 3861 of the CICA Handbook.

The Association has classified its cash as "held-for-trading", which are measured and reported at fair value. Subsequent changes in fair value are recognized as unrealized gains or losses in the statement of operations in the period in which the change in value takes place. The Association has classified its term deposits as "available-for-sale", which are measured and reported at fair value. Subsequent changes in fair value are recognized as unrealized gains or losses in the statement of change in net assets in the period in which the change in value takes place. Accounts receivable are classified as "loans and receivables" and measured at amortized cost. Accounts payable and accrued liabilities are classified as "other liabilities" and measured at amortized cost.

*(continues)*

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## UNIVERSITY NEIGHBOURHOODS ASSOCIATION

### Notes to Financial Statements

Year Ended March 31, 2009

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#### 2. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES *(continued)*

##### Future changes in significant accounting policies

The following accounting standard has been issued by the Canadian Institute of Chartered Accountants ("CICA") but are not yet effective. The Association is currently evaluating the effect of adopting these standards on their financial statements.

Section 4470 - Disclosure of allocated expenses by not-for-profit organizations, which establishes standards for disclosing an entity's policies governing the allocation of common expenses to multiple functions or programs. This standard is effective for fiscal years beginning on or after January 1, 2009.

Also, in September 2008, the Accounting Standards Board amended the following CICA Handbook Sections:

1540 - Cash flow statements

4400 - Financial statement presentation by not-for-profit organizations

4430 - Capital assets held by not-for-profit organizations

4460 - Disclosure of related party transactions by not-for-profit organizations

The amendments provide additional guidance on applying the existing standards and are effective for fiscal years beginning on or after January 1, 2009.

#### 3. FINANCIAL INSTRUMENTS

The Association's financial instruments consists of cash and term deposits, accounts receivable, and accounts payable and accrued liabilities. Unless otherwise noted, it is management's opinion that the Association is not exposed to significant interest, currency or credit risk arising from these instruments. The carrying value of these financial instruments approximate its fair value due to the immediate or short term maturity of these instruments.

#### 4. CAPITAL ASSETS

	Cost	Accumulated amortization	2009 Net book value	2008 Net book value
Computer hardware	\$ 14,278	\$ 11,623	\$ 2,655	\$ 6,742
Leasehold improvements	253,210	33,762	219,448	236,330
Office equipment and fixtures	321,848	76,345	245,503	252,750
	<b>\$ 589,336</b>	<b>\$ 121,730</b>	<b>\$ 467,606</b>	<b>\$ 495,822</b>

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## UNIVERSITY NEIGHBOURHOODS ASSOCIATION

### Notes to Financial Statements

Year Ended March 31, 2009

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#### 5. DEFERRED CAPITAL CONTRIBUTION

Deferred capital contribution represent funding received from U.B.C. to acquire equipment and leasehold improvements for the Community Centre. These deferred contribution are amortized to operations on the same basis as the related equipment and leasehold improvements are amortized.

	2009	2008
Deferred capital contribution	\$ 524,900	\$ 524,900
Accumulated amortization	(95,250)	(48,340)
	<b>\$ 429,650</b>	<b>\$ 476,560</b>

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#### 6. U.B.C. NEIGHBOURS' FUND

The Neighbours' Fund is a fund held by U.B.C. The Neighbours' Fund funds the operation of the University Neighbourhoods Association to provide for the operation, maintenance, repair and replacement of the Municipal-like Services and Facilities and Amenities provided to residents in the Designated Local Areas. U.B.C. deposits into the Neighbours' Fund the Services Levy that U.B.C. levies annually against the leasehold strata owners pursuant to their lease agreement. The Neighbours' Fund also includes Subfunds: the Access Fund, the Capital Replacement Fund, the Contingency Reserve Fund, the Infrastructure Reserve Fund and the Rate Stabilization Fund.

#### 7. COMPARATIVE FIGURES

The prior year comparative figures were audited by another firm of chartered accountants.

Some of the comparative figures have been reclassified to conform with the current year's presentation.

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**THE NEIGHBOURS FUND**  
Financial Statements  
Year Ended March 31, 2008



**KPMG LLP**  
**Chartered Accountants**  
Metrotower II  
Suite 2400 - 4720 Kingsway  
Burnaby BC V5H 4N2

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Fax (604) 527-3636  
Internet [www.kpmg.ca](http://www.kpmg.ca)

## **AUDITORS' REPORT TO THE MEMBERS OF THE BOARD OF GOVERNORS OF THE UNIVERSITY OF BRITISH COLUMBIA**

We have audited the statement of financial position of The Neighbours Fund as at March 31, 2008 and the statement of revenues and expenditures for the year then ended. These financial statements are the responsibility of the University of British Columbia's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we plan and perform an audit to obtain reasonable assurance whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation.

In our opinion, these financial statements present fairly, in all material respects, the financial position of the Neighbours Fund as at March 31, 2008 and the results of its operations for the year then ended in accordance with Canadian generally accepted accounting principles.

The prior year comparatives were audited by another firm of chartered accountants.

Chartered Accountants  
Burnaby, Canada  
June 25, 2008



**THE UNIVERSITY OF BRITISH COLUMBIA**  
**THE NEIGHBOURS FUND**  
**Statement of Financial Position**  
**As at March 31**

	<u>2008</u>	<u>2007</u>
<b>ASSETS</b>		
Due from the University of British Columbia (Note 3)	\$ 5,389,890	\$ 3,545,681
Accounts Receivable	461,884	57,555
Services Levy Accrual	<u>634,110</u>	<u>595,420</u>
<b>Total Assets</b>	<u>\$ 6,485,884</u>	<u>\$ 4,198,656</u>
<b>LIABILITIES AND NET ASSETS</b>		
<b>Liabilities</b>		
Accrued Liabilities	\$ <u>425,358</u>	\$ <u>3,400</u>
<b>Net Assets</b>		
Internally Restricted		
Capital Replacement Reserve (Note 5)	2,366,676	1,916,435
Community Centre Reserve (Note 6)	1,178,986	961,401
Community Access Reserve (Note 7)	800,000	-
Contingency Reserve (Note 8)	336,000	-
Unrestricted	<u>1,378,864</u>	<u>1,317,420</u>
	<u>6,060,526</u>	<u>4,195,256</u>
<b>Total Liabilities and Net Assets</b>	<u>\$ 6,485,884</u>	<u>\$ 4,198,656</u>

(See accompanying notes to the financial statements)

**Approved:**



Ian Burgess  
Associate Vice President, Finance

**THE UNIVERSITY OF BRITISH COLUMBIA**  
**THE NEIGHBOURS FUND**  
**Statement of Revenue and Expenses**  
**Year ended March 31**

	<u>2008</u>	<u>2007</u>
<b>Revenue</b>		
Services Levy	\$ 2,273,125	\$ 1,989,938
Investment Interest	173,887	155,670
Funding from the University of British Columbia (Note 9)	1,136,000	-
Other	750	3,125
	<u>3,583,762</u>	<u>2,148,733</u>
<b>Expenses</b>		
University Neighbourhoods Association (Note 4)	1,687,430	1,134,980
Administration (Note 10)	20,000	20,000
Professional Fees	6,968	4,297
Bad Debts	3,181	-
Communications	913	771
	<u>1,718,492</u>	<u>1,160,048</u>
<b>Excess of Revenue over Expenses</b>	<u>\$ 1,865,270</u>	<u>\$ 988,685</u>

(See accompanying notes to the financial statements)

**THE UNIVERSITY OF BRITISH COLUMBIA**  
**THE NEIGHBOURS FUND**  
**Statement of Net Assets**  
**As at March 31**

	<u>Unrestricted</u>	<u>Internally Restricted Reserves</u>	<u>Total 2008</u>	<u>Total 2007</u>
<b>Net assets, beginning of year</b>	\$ 1,317,420	\$ 2,877,836	\$ 4,195,256	\$ 3,206,571
Excess of revenue over expenses	1,865,270	-	1,865,270	988,685
Transfers to reserves	<u>(1,803,826)</u>	<u>1,803,826</u>	<u>-</u>	<u>-</u>
	61,444	1,803,826	1,865,270	988,685
<b>Net assets, end of year</b>	<u>\$ 1,378,864</u>	<u>\$ 4,681,662</u>	<u>\$ 6,060,526</u>	<u>\$ 4,195,256</u>

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**THE UNIVERSITY OF BRITISH COLUMBIA**  
**THE NEIGHBOURS FUND**  
**Notes to Financial Statements**  
**Year ended March 31, 2008**

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**1. Nature of Fund**

The Neighbours Fund (the "Fund") is an unincorporated entity that collects a Services Levy from residents and residential developers located on the University of British Columbia (UBC) properties. For fiscal year 2007/08 the Services Levy was collected on the properties of Hampton Place, Hawthorn Place, Chancellor Place, Wesbrook Place and East Campus.

**2. Significant Accounting Policies**

These financial statements have been prepared by management in accordance with Canadian generally accepted accounting principles for not-for-profit organizations.

**a) Statement of Cash Flows**

A statement of cash flows has not been presented as management does not consider that it would provide additional meaningful information.

**b) Services Levy**

The Services Levy is charged to tenants on a calendar year basis and reported in the financial statements on an accrual basis.

**c) Revenue Recognition**

Unrestricted contributions and the Services levy revenue is recognized when received or receivable if the amount can be reasonably estimated and collection is reasonably assured.

**d) Financial Instruments**

Effective April 1, 2007 the Fund adopted the new CICA accounting standards for the recognition, measurement, disclosure and presentation of its financial assets and financial liabilities. The new standards require that all non-derivative financial assets and liabilities be measured at fair value with the exception of loans and receivables and held-to-maturity investments, which should be measured at amortized cost. The new standards also require that gains and losses on financial instruments measured at fair value be recognized in net income in the periods in which they arise, with the exception of unrealized gains and losses on financial assets classified as available-for-sale, which are recognized directly in the appropriate fund in net assets until the financial asset is derecognized or becomes impaired.

The Fund's financial instruments are classified as loans and receivables, or other financial liabilities.

The adoption of the new standards on a prospective basis had no impact to opening net assets.

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**THE UNIVERSITY OF BRITISH COLUMBIA  
THE NEIGHBOURS FUND  
Notes to Financial Statements  
Year ended March 31, 2008**

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**e) Future accounting and reporting changes - Financial instruments – Presentation and Disclosure**

CICA Handbook Section 3862, Financial Instruments – Disclosure, and Section 3863, Financial Instruments – Presentation, both issued in December 2006, establish comprehensive disclosure and presentation requirements related to financial instruments. The standards revise the current disclosure requirements of CICA Handbook Section 3861, Financial Instruments – Disclosure and Presentation, and place an increased emphasis on disclosures regarding the risks associated with financial instruments and how these risks are managed.

CICA Handbook Section 3863 establishes standards for presentation of financial instruments and non-financial derivatives and provides additional guidance with classification of financial instruments, from the perspective of the issuer, between liabilities and equity.

These standards will impact the Fund's note disclosures and allow users to further evaluate the Fund's policies and processes for managing capital and the risks related to the Fund's financial instruments.

The Fund will implement these standards in 2009.

**f) Use of Estimates**

The preparation of financial statements requires management to make estimates and assumptions that affect reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues during the year. Actual results could differ from those estimates, as additional information becomes available in the future.

**g) Comparative Figures**

Comparative figures have been reclassified where necessary to be consistent with the presentation adopted in the current year.

**3. Due from the University of British Columbia**

The University of British Columbia collects service levies on behalf of the Fund and deposits these monies in the University's account. These funds are invested with the overall cash reserves of the University on a temporary basis to allow for flexibility in managing cash reserves.

Interest earned is prorated between the Capital Replacement Reserve, the Community Centre Reserve, and the Surplus based on the respective balances in these accounts at year end.

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**4. University Neighbourhoods Association (UNA)**

The UNA was formed under the Society Act in May 29, 2002 to act as the organization to serve certain residential housing communities on UBC lands. Commencing in April of 2004, the UNA was responsible to provide municipal like services, such as landscaping, street and road maintenance to the residents. The Fund pays a portion of the Services Levy to the UNA as funding for its operations. The amount recognized as expenses in the year is the amount paid to the UNA. The amount paid to the UNA in a year is established based on the UNA budget developed and submitted to the UBC Board of Governors, which represents the estimated expense for the year.

**5. Capital Replacement Reserve**

Each year a percentage (16.4%) of the Services Levy is set aside to replace infrastructure works, such as sidewalks, roads, water lines, storm and sanitary sewers in future years. Interest is allocated to the reserve based on the balance in the reserve at year-end.

	<u>2008</u>	<u>2007</u>
Balance, beginning of year	\$ 1,916,435	\$ 1,510,398
Appropriations from Services Levy Revenue	372,792	326,350
Interest Earned	<u>77,449</u>	<u>79,687</u>
Transfer to Capital Replacement Reserve	<u>450,241</u>	<u>406,037</u>
Balance, end of year	<u>\$ 2,366,676</u>	<u>\$ 1,916,435</u>

**6. Community Centre Reserve**

Each year a percentage (8.3%) of the Services Levy is set aside to fund the community facility. Interest is allocated to the reserve based on the balance in the reserve at year-end.

	<u>2008</u>	<u>2007</u>
Balance, beginning of year	\$ 961,401	\$ 756,260
Appropriations from Services Levy Revenue	188,669	165,165
Interest Earned	38,916	39,976
Withdrawal from Reserve	<u>(10,000)</u>	<u>-</u>
Transfer to Community Centre Reserve	<u>217,585</u>	<u>205,141</u>
Balance, end of year	<u>\$ 1,178,986</u>	<u>\$ 961,401</u>

**THE UNIVERSITY OF BRITISH COLUMBIA**  
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**7. Community Access Reserve**

The Community Access Reserve is comprised of funds set aside to make annual payments to UBC for the operating costs of the facilities to which the UNA has obtained access. This reserve amount is based on an agreement between UBC and UNA. No interest is allocated to this reserve because transfer of funds occurred at year-end.

	<u>2008</u>	<u>2007</u>
Balance, beginning of year	\$ -	\$ -
Transfer to Community Access Reserve	<u>800,000</u>	<u>-</u>
Balance, end of year	<u>\$ 800,000</u>	<u>\$ -</u>

**8. Contingency Reserve**

The Contingency Reserve is comprised of funds set aside to pay for unexpected or unbudgeted repairs and expenses which require immediate action. This reserve amount is determined by UNA. No interest is allocated to this reserve because transfer of funds occurred at year-end.

	<u>2008</u>	<u>2007</u>
Balance, beginning of year	\$ -	\$ -
Transfer to Contingency Reserve	<u>336,000</u>	<u>-</u>
Balance, end of year	<u>\$ 336,000</u>	<u>\$ -</u>

**9. Funding from the University of British Columbia**

During the year, the Neighbours Fund received \$1.1m funding from UBC as part of the new agreement between UBC and the UNA. This one-time funding represents a contribution by UBC towards ensuring that future charges to be made to the UNA by various UBC facilities for access to these facilities do not require more than 15% of the annual service levy revenues, and results from benchmarking to other municipal expenditures. The funding also remedies issues around historical service charges.

**10. Administration Expense**

Administration expense consists of a fee charged to the UNA for administrative costs.

**11. Related Party**

Two of the seven members of the UNA Board of Directors are UBC appointed faculty, staff and students. Related party transactions for the 2007/08 fiscal year are funding of \$1,687,430 (2006/07 \$1,134,980) provided to UNA and administration fees of \$20,000 (2006/07 \$20,000) charged to the Fund by UBC.





## AGM CANDIDATE BIO - SHARON WU

Hawthorn Place Resident

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*Director*

*CFI/BCKDF Resource Office*

*Office of the Vice President,  
Research & International*

*University of British Columbia*

### Acclaimed as a Resident Director for a 2 Year Term

I was born and raised in China, and speak and write English, Mandarin, and Cantonese. My post-secondary education began at the University of Southern China where I majored in Business. Following this, I worked in hotel management for a five-star hotel for several years, both in Southern China and Hong Kong. I came to Canada in 1994 and completed my Bachelor of Business Administration degree at Trinity Western University. Since then I have been working in the field of accounting where I have been primarily handling full cycle accounting for large organizations in the private and broader public sectors. I earned my CGA designation in 2003 and my Masters of Business Administration degree in 2006.

Currently, I work at UBC and enjoy living on campus. I have been on the UNA board for the last four years and have found it to be rewarding. I share the other market housing residents' desire for a vibrant and livable environment on campus. I have two school age children and can appreciate the need for schools and daycare services on campus. I can also see the needs for more open space and amenities for our growing community. I believe I can continue to bring a balanced approach to my UNA involvement. With an understanding of finance and living in the first co-development project on campus I feel I have a lot to offer to the UNA.

In my job on campus I am the Director of CFI/BCKDF Resource office. Our office manages the full cycle of CFI research infrastructure grants for the university. I have a very supportive husband and I am the proud mother of two children. I believe in maintaining a healthy balance between work and life, and enjoy running, cycling, swimming, and drawing with my kids. I would appreciate the opportunity to contribute to the community through my ability to offer different perspectives, to listen to the needs of the community, and to assist with multicultural issues.

I am currently one of the resident Directors and Vice Chair on the UNA board, a member of the UNA Finance Committee, a member of the UNA Sustainability and Operations Standing Committee, a member of the UNA Governance Committee, and the Chair of the Multicultural Committee.

### Volunteer and Community Work

- UNA Resident Director and Vice Chair
- Chair of UNA Multicultural Committee
- Member of UNA Finance Committee
- Member of UNA Sustainability and Operations Standing Committee
- Member of UNA Governance Standing Committee
- Treasurer for the University Hill Elementary School PAC
- Treasurer for Vancouver West-side Minor Softball Association
- Division Manager - Atom Div Vancouver Thunderbird Minor Hockey Association
- Member of the UBC Finance Social Committee (2003-2005)
- Participated in the co-development of staff and faculty housing in conjunction with UBC Properties Trust (2004)
- Treasurer for Hawthorn Green Strata Council (2004-2006)



## AGM CANDIDATE BIO - ERICA FRANK

Hawthorn Place Resident

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*Professor*

*School of Population and  
Public Health*

*University of British Columbia*

### Acclaimed as a Resident Director for a 2 Year Term

**Professional Characteristics:** Erica Frank, MD, MPH, is a Tier I Canada Research Chair, and a Professor in UBC's School of Population and Public Health and Department of Family Practice. She is also a researcher on physician health, Founding Director of Health Sciences Online (creating a global non-profit virtual health sciences university) and of UBC's new Museum of Public Health, and Immediate past President of Physicians for Social Responsibility.

**Personal Characteristics:** Erica lives in the faculty/staff housing at Logan Lane in Hawthorne Green with her husband (a physician at, and daily bus rider to St. Paul's Hospital) and their 12 year old son. They moved to UBC four years ago from Atlanta, GA, where they lived in a cohousing intentional community, and in the state's only totally energy independent home. She enjoys downhill and cross-country skiing, biking, and hiking.

**Personal Statement:** I have delighted in my first two years of service on the UNA Board, and in the opportunity to give back to this remarkable place where we live. I have dealt with myriad aspects of governance, including strategic planning, designing our community centre and surrounding grounds, building two-way communications with UBC, UBC Properties Trust (UBCPT), and the City of Vancouver, promoting a pleasant and meaningful coexistence with our student neighbors, initiating emergency preparedness plans, and special planning for the Olympics.

My special passion on the Board has been my service as co-chair of our newly established Standing Committee on Operations and Sustainability. As UBC's offspring and neighbour, we have been able to build on UBC's pioneering sustainability work. This has included developing strong relationships with the UBC Sustainability Office (capitalizing on their expertise and resources to grow our own model sustainable community), and growing relationships with UBCPT. We have further-greened our current neighborhoods through such efforts as promoting our public transport system, substituting edible plants for ornamentals, reviewing landscaping maintenance choices, and promoting community gardening. We are promoting greener future growth through discussions on >=Gold LEED requirements for all future buildings, diminishing light pollution, making parking areas charge-ready for electric cars, promotion of low-emission heating and electricity, and the expansion of Community Gardens. I represent the UNA on the UBC President's Commission on Sustainability, and the President's Advisory Council Sustainable Academic Strategy Working Group, and have enabled us to become substantively integrated into UBC's academic and operational plans. We also underwent a lengthy process to hire our new Sustainability Manager, and I would particularly look forward to further developing this remit with him in a second term on the UNA Board.

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## Recognition of Outstanding Community Volunteers

The UNA Board and the UNA and the Old Barn Community Centre staff have had the pleasure of working with some outstanding and unique residents throughout the past two years. The volunteers, whom we have described below, have shown their outstanding commitment and their continuous support to the UNA and to the Old Barn Community Centre.

Our criteria for choosing these special volunteers are simple:

- They have shown a unique willingness to give of themselves beyond what is generally expected;
- They have committed significant amounts of time to serve their neighbours and have asked for nothing for themselves;
- They have shown leadership that has inspired the community and their initiatives have created significant benefits for the UNA community.

No list is ever complete, however, nor can this one be. Certainly there are other residents who have made significant contributions to our community. However, since this is the UNA's first formal volunteer recognition, there will be plenty of opportunities in the future to recognize the many others who make our community the great place that it is. In future, there will be a formal nominating process that will be announced during the coming year.

### Heather Friesen

*Chair of UNA Community Garden Committee*

Beginning in May 2006, Hampton Place resident Heather Friesen, a gardening enthusiast, teamed up with other green thumbs and formed the UNA Community Garden Committee. After two years of continuous effort, the first UNA Community Garden was established in the Hawthorn Place neighbourhood in May 2008. This new garden provided 40 garden plots for UNA residents. The garden, in its second year of operation, is a fine example of community building. This year there was a long waiting list for garden plots that generated overwhelming interest for a second community garden. This pilot project is a huge success in large part because of Heather's enthusiastic and continuous hard work.



*Heather Friesen and the Community Garden Committee celebrate ground-breaking at the Hawthorn Garden site.*

### Meghan McArthur & Kaavya Lakshmanan

*In Your Neighbourhood, Youth Page Editors*

Beginning in August 2007, a new Youth Page was created in the UNA *In Your Neighbourhood* newsletter, edited by two Hawthorn Place teens Meghan McArthur and Kaavya Lakshmanan. Meghan and Kaavya are both U Hill students and they are in Grade 12 this fall. From selecting topics, discussing content, researching and writing articles to taking pictures and selecting artwork, their contributions have made the UNA newsletter more appealing to youth in the community.



*Meghan McArthur and Kaavya Lakshmanan.*



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## Patrick Moore

### *Chair of Plant Stewards Committee*

In late April 2009, Hawthorn Place resident Patrick Moore proposed the idea of a UNA Plant Stewards Program to the UNA Board of Directors. The program would involve the conversion of some of the public plantings around the Old Barn Community Centre into edible landscapes. Patrick took the lead on this project and recruited about a dozen residents to convert four areas around the Old Barn Community Centre into a children's garden, an herb garden, fruit plantings, and a shade garden (yet to be developed). This initiative offers locally-grown produce for the community to share, and also engages UNA residents, including neighbourhood children, in active learning about the local environment, plant ecology, and food issues. Although this program is less than six months old, Patrick's hard work has made a significant contribution to the community.



*Patrick Moore and Connor Todd work in the children's garden.*

## Young Plant Stewards

The young Plant Stewards who worked in the children's garden, and who held the weekly garden sales, took leading roles in the Plant Steward's project. They were involved in the initial development of the site, working alongside their parents to create a thriving garden out of a strip of lawn. They had definite ideas about what they liked to eat (strawberries – yes; kale – no) and what would be fun to grow. “How big can sunflowers get?” they asked. Everything seemed to taste better when they grew it themselves, and twice as good once they discovered that others were willing to pay for the things they grew. They watered, they fertilized, they picked, and when the adults got too serious, they sprayed them down with the hose. While enjoying themselves, they also brought a community together and earned over \$1000 along the way. They plan to use this money to purchase a picnic table for the Community Centre and put the rest back into next year's garden. Thank you Connor and Zoey Todd; Liam and Katie Feeley; Lucas, Dante, and Sofia Salibian; Lara and Antonia Lampe; Ethan and Mikayla Ogrodniczuk.



*Front: Liam Feeley, Lucas Salibian, Dante Salibian, Katie Feeley;  
Back : Ethan and Mikayla Ogrodniczuk.*

## Lior Sitkovsky

### *Chess Club*

Beginning in September 2008, UBC graduate student, Lior Sitkovsky, started the first Old Barn Community Centre Chess Club for neighbourhood children ages 5+. Through his initial program proposal, to the weekly classes and the creation of a designated website, Lior created a unique opportunity for UNA children to learn strategy, skills and patience, and to make new friends along the way. He has made the Community Centre a fun and exciting place for UNA chess enthusiasts. His personal enthusiasm continues to make this a successful and popular program.



*Lior Sitkovsky helps two children plot out their next moves.*

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## Jim Taylor

### *Story Time & Book Club*

Jim Taylor, a Hampton Place resident as well as the first UNA Chair, started Story Time in September 2008. The twice monthly program brings neighbours to the Old Barn Community Centre to read some of the most popular books from children's literature to our children. *Story Time* has since become one of the Old Barn Community Centre's most popular children's programs. After the success of *Story Time*, Jim took a lead role in establishing the UNA Book Club. Now UNA residents enjoy a monthly get together to discuss their favourite books with their neighbours. In addition to being godparent to the wonderful UNA community and a tireless advocate of the neighbourhoods, Jim finds the time to do the little things that make the UNA so unique.



*Jim Taylor reads a book to children attending Story Time at the Old Barn.*

## Ralph Wells

### *Chair of the UNA Sustainability Committee*

Beginning in May 2008, Hawthorn Place resident Ralph Wells took over from Heather Friesen as the chair of the UNA Sustainability Committee, and worked closely with UBC and the community in developing key sustainability initiatives and programs such as e-waste recycling and kitchen waste composting. This year, the new joint UNA UBC Composting Program CompostIt! was launched in May. This program makes it easy for UNA residents to turn their organic kitchen waste into high quality compost through a program managed by UBC Waste Management. The compost made from organic waste collected in the academic campus, and in the UNA community, is used to fertilize plants throughout University Town.



*Ralph Wells beside the CompostIt! Sign*

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## Kay Trenke

### *Conversation Club I*

Since 2008, Hampton Place resident Kay Trenke has enthusiastically and graciously volunteered her time for the Old Barn Community Centre Conversation Club. As a retired teacher, Kay brings a level of organization and expertise to this club that is greatly appreciated by the over 30 ESL participants that participate each session. Her continued efforts have made this program a perennial favourite. The Old Barn Community Centre is grateful that Kay is continuing with us this fall.



*Kay Trenke works with some of her students.*

## Kathy Regelous

### *Conversation Club I*

Beginning in January 2008, Hampton Place resident Kathy Regelous was recruited by her friend Kay Trenke to join the Conversation Club as another conversation leader and teacher. She has been a welcome addition to the program and has allowed the Old Barn Community Centre to expand the program to include a significantly larger number of participants. She is a model of punctuality and organization and brings great enthusiasm to each class. The Old Barn Community Centre is very thankful that she is continuing to volunteer this fall.

## Tina Lee

### *Conversation Club II*

Tina Lee from Hampton Place is a unique high school volunteer with the Old Barn Community Centre. She approached the community centre in April 2009 with a program plan for a conversation club that would include parents and their children. It has been impressive to see her foresight, organization and commitment in running this very successful program throughout the spring and summer. Her program was actually extended into the summer because participants in the program were so eager to continue throughout the summer months. Although Tina has managed this program for less than six months, she sets a great example in our community by taking on a leadership role at such a young age.





## 2009 ANNUAL GENERAL MEETING