

# UEL Connections

JUNE 2008

## Message from the President

The University Endowment Lands Community Advisory Council has completed its first full year as the formal Advisor council to the Manager of the University Endowment Lands. Much has happened.

The Advisory Council assisted the Ministry of Community Affairs in choosing Greg Yeomans as the new Manager of the UEL, replacing Bruce Stenning who retired. The Council meets with Greg regularly. We take our role as an advisory council seriously and have lots of advice to provide to Greg. With our knowledge of our community and Greg's skills as a manager, we have confronted a series of issues.

The transfer of the UBC Golf Course and portions of Pacific Spirit Park to the Musqueam First Nation by the Province was strongly objected to by our community because of the lack of consultation with the community. We made these objections to the provincial government, without success. Despite our complaints with our provincial government's actions, we expect to welcome the Musqueam First Nation into the community as soon as they are ready to meet with us.

The large development of residential property on the UBC campus has been controversial, and we have been monitoring that development. We have representation on the UBC Community Liaison Committee, and we regularly share our concerns with UBC. The university

neighbourhoods are growing, and the University Neighbourhoods Association, which represents their interests, has become an ally of the UEL CAC, in forming a common front on issues of concern such as the deplorable state of the public schools in our community.

Metro Vancouver has let UBC know that it wishes UBC to consider joining the City of Vancouver, as it is no longer willing to act as the "civic" oversight for zoning and development decisions on the campus. We are also monitoring this development carefully, as our community has told us that you do not wish to join the City of Vancouver and do not wish to be part of a new UBC municipality. This newsletter contains a copy of our reminder to UBC about our concerns.

In the next phase of the democracy in the UEL, new elections will be held in the fall, coordinated with the province-wide municipal elections, for 7 councillors to sit for 3 years on the UEL Community Advisory Council. Area A (between University and Chancellor) has two representatives. Area B (below Chancellor), and Area C (Little Australia) each have one. All three of these "wards" are mature neighbourhoods and have been fully represented on Council, providing history and perspective as well as advice. The newly developed Area D (the multi-family area near the Village), which presently has only two of its three seats filled on Council, will play an increasingly important role in our community.

**Robert Kasting**

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## UEL Community Advisory Council Directors

*May 2007 to November 2008*

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VACANCY..... Area D  
(Please contact an Area D representative if you  
are interested in joining the CAC.)

ex-officio:

Greg Yeomans, UEL Manager  
Trina Rundgren, UEL Administrative Asst. (minutes)  
Gary Gibson, Metro Vancouver Area A Representative  
S/Sgt. Kevin Kenna, RCMP

### UEL Advisory Design Panel

In addition to seven professional members, the Advisory Design Panel includes the following neighbourhood panelists:

Area A: David Forsyth and David Tobias  
Area B: Merren Mair and Robert Strothers  
Area C: Nora Stevenson and Chris White  
Area D: Benoni Seghers and 1 position vacant

### Vancouver School Board's Educational Facilities Review

After months of presentations, consultation and public meetings, the Vancouver School Board has finally settled on a new financing proposal to renovate both the University Hill Secondary school and the NRC building to provide UEL and UBC residents a second elementary school and new secondary school facilities and campus.

The new proposal will make the closing the Queen Elizabeth Annex unnecessary, as an agreement was reached with the Ministry of Education to transfer property around the city not currently used by VSB to the Province in exchange for funding of the entire renovation project. QE Annex will become a primary French Immersion school after the current English program is phased out over the next few years.

Unfortunately, this new arrangement will require the timeline to be extended into 2012: the secondary school due to open in September 2010 and the elementary, 2012 rather than 2009 and 2010 as originally planned. Until these new facilities become available, UEL and UBC students will continue to be placed in schools outside the University Hill catchment.

Information on the Educational Facilities Review and the new proposal can be found on the Vancouver School Board website, [www.vsb.bc.ca](http://www.vsb.bc.ca).

Po Chiang

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## 21 acres of Pacific Spirit Park now zoned for development of Multi-family Housing

On March 13, 2008, the Provincial Legislature introduced, debated and approved Bill 12, which among other things removed 55 acres of land from Pacific Spirit Park. A 21 acre parcel of land called Block "F" located north of the University Hill Secondary school; south of University Boulevard and east of Acadia Road was rezoned by act of the Legislature from Public Open Space to MULTI-FAMILY (low rise). This rezoning would permit up to 1.37 million square feet of new multi-family buildings consisting of up to 1,500 new housing units. Three acres of block "F" is to be set aside as Park but details of this, and whether this area can be used to calculate development density, are not known.

The Community Advisory Council of the UEL had written the Provincial Government asking to be consulted on any Land use changes arising from the Musqueam Reconciliation Agreement of Nov. 9, 2007. The CAC was

aware of other land rezoning such as at Dunbar and 39th where Vancouver City Council at a public hearing approved a rezoning for 16 townhouses after over a year of public consultation and City staff review. This was given considerable coverage in the Courier. Needless to say the CAC was shocked to learn March 13, 2008, through a member of the Legislature who does not represent our riding, that Bill 12 had been introduced that morning. The Province rezoned land for up to 1500 housing units without filing a rezoning application let alone consulting UEL residents. Block F is owned by a Corporation which is wholly owned by the Musqueam Indian Band. The CAC has requested a meeting with the Chief of the Band to learn of their future plans for Block "F" but has not received a reply. The CAC will continue to advocate for a public voice in the process of approvals of change to the Block F lands.

**John O'Donnell**

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## University RCMP letter to UEL Residents: Block Watch, 1 May 2008

University Endowment Land Residents:

There is currently a need for more Block Watch captains in the area of A and B of the UEL. As this program works best when there are many participants, the University RCMP, in partnership with the UEL Block Watch, are canvassing for new Captains and Co-Captains.

The Block Watch program is a free community-based crime prevention program administered by your local police. Residents on a street or in a complex form a communication chain, aided by a block map of names, telephone numbers and addresses. They make a commitment to watch out for each other's homes, and using a Block Watch Captain, report these activities to the police and to each other. They also keep each other informed about neighbourhood occurrences, burglary, thefts, and other crimes or problems occurring on the street.

### **The responsibilities of the Block Watch Captain/Co-Captain are:**

- Complete an application/security clearance form annually
- Attend a two hour training/information session provided by your local police/Block Watch office
- Canvass neighbours to explain the program and encourage participation
- Maintain an accurate list and map of all participants and provide an updated copy to your local police/Block Watch office annually
- Host an initial meeting to implement the program
- Ensure that yearly neighbourhood meetings are held
- Act as a liaison between the University RCMP and Block Watch participants by providing important crime information to the community when required
- Set a good example by initiating home security and target hardening measures in his/her own home
- Distribute the Block Watch Newsletter/Incident Reports
- Welcome new residents by explaining the Block Watch Program and encouraging participation.

### **Why you should become a Block Watch Captain/Co-Captain:**

- It helps you and your neighbours get to know each other
- It is free
- It shows criminals that your block is closely monitored and can prevent criminal activity
- Studies have shown that crime is reduced in neighbourhoods that have an active Block Watch program
- Block Watch educates participants on what constitutes suspicious behaviour and they are more likely to call 911 when suspicious behaviour is observed
- Block Watch participants who call 911 when seeing suspicious behaviour are actively helping to prevent and deter crime in their neighbourhood. You can make a difference in your community!
- Block Watch encourages a sense of community pride and community awareness.

If you think that you would like to be a part of Block Watch as a Captain or Co-Captain, please do not hesitate to contact Sherry Shaghghi, Block Watch Co-ordinator for the University RCMP Detachments at (604)224-6254, or Cst. Meghan Driscoll, Community Policing Officer for the University RCMP Detachment at (604)224-1322 (ex.306).

Sincerely,

S/Sgt. Kevin Kenna  
Detachment Commander  
University RCMP Detachment

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## **RCMP University Detachment – Home Security**

Recently I spoke at the UEL Community Liaison group on our concerns regarding home security & Block Watch Captains.

### **HOME SECURITY:**

Some additional measures to secure your home together with a security alarm system need not be expensive.

A) Remove sliding windows and on the inside track attach 2 screws on either end of the upper track. Ensure that the head of the screws are not too large that your window will not slide easily once you put it back in. This will ensure that someone cannot lift out your window from the outside.

B) If you are not a handyman type of person, cut and install wood sticks that will fit into the window tracks that will make sure someone can not lift and slide open your window from the outside. This will also work for your patio doors if they open to the inside of your house.

C) You can also purchase an adjustable bar that goes under the door handle and rests on the floor or carpet. This makes sure someone cannot force open your patio door. It also can be used on any door that is not your usual access door. If someone tries to kick open your door from the outside this will slow them down possibly to the point that they give up or make too much noise. Noise is something the criminal does not like.

D) Make sure all your electronics have your driver's licence engraved somewhere on it that you can describe to the police if your ever broken into. We ask that it be your driver's licence and not your Social Insurance number, as we will know the owner within minutes. We have no direct access to anyone's SIN.

E) A good idea for your Home Insurance, is to videotape what is in your home (IE) TV's, Stereos, furniture etc. Jewellery is also good for description purposes. This will help you with any claims that you may have to make one day with your insurance company, if they see that you actually did have a big screen TV you now would have the proof, especially if you cannot locate your receipts.

### **OTHER TIPS:**

When you are in your front yard, ensure your back doors and windows are locked and secure. The same goes if you are in your back yard. Then secure your front door. This may sound elementary. However, you would be surprised how many people do not follow this free advice. At night, make sure your windows are secure and so as not to give the criminal easy access to your home while you are out or while you are asleep.

Do not leave your wallet, purse, car-keys close to a door or window or even in plain sight as this will only encourage a break in.

**Sgt. Dan Wendland**

NCO i/c Operations, University Detachment

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## **UEL Administration Report**

### **Lawn Sprinkling**

Lawn sprinkling regulations have been a fixture in the region since 1993. They are intended to reduce summer peak demand for drinking water, encourage conservation, and help to lower water costs for consumers. Lawn sprinkling regulations came into effect on June 1st and run until September 30th. The regulations specify that even-numbered addresses can water their lawns on Wednesdays and Saturdays, and odd-numbered addresses on Thursdays and Sundays, from 4:00-9:00 am. and 7:00-10:00 pm. UEL residents are encouraged to follow the regulations so the community can do its part to help conserve this precious resource.

### **UEL Solid Waste Program**

The UEL's new, automated solid and yard waste collection program was fully implemented in April of this year. This has been a major change in how the UEL delivers garbage collection services. The system is working very well, and UEL residents should be commended for their help in making the system a success. We hope to explore options for curb side recycling in the near future.

### **Advisory Design Panel**

The UEL's Advisory Design Panel had its first meeting in March of this year. The ADP replaces the Advisory Planning Committee, which has played an important part in the development permit process since adoption of the UEL Bylaw in 1989. The ADP's role is to provide comments and recommendations to the UEL Manager on development permit applications referred to it under the Bylaw, and on other land use and bylaw matters that might benefit from its input. Establishing the Advisory Design Panel is another important milestone in implementing the UEL's Official Community Plan.

### **Noise Management on Sunday and Statutory Holidays**

Over many years a tradition of having a quiet day on Sundays and statutory holidays has evolved in the University Endowment Lands. UEL residents have generally scheduled noisy activities such as lawn mowing, construction or the use of other noisy power equipment for other days of the week. Please remember to be considerate of your neighbours and schedule noisy activities for a day other than a Sunday or a statutory holiday.

**Greg Yeomans**

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**UEL Governance: CAC letter to Vancouver Councillor, Suzanne Anton  
Metro Vancouver (formerly GVRD) Director and Member of the Metro Vancouver/UBC**

**June 16, 2008**

Dear Ms. Anton,

Thank you for taking time Wednesday evening June 11, 2008 to discuss with me the matter of Governance at UBC.

We discussed the role of Metro Vancouver in overseeing approvals at UBC and the involvement of Metro and the City of Vancouver in seeking a governance review in the UBC area. I appreciate your comment that the Motion debated at a recent Vancouver City Council meeting was amended to specify that Vancouver was not seeking a review of governance for the UEL.

The Community Advisory Council (CAC) of the UEL sent a letter dated June 8, 2008 to UBC about the Governance Review. The letter stated that “The residents of the UEL oppose any change in the governance status quo and the CAC has clear direction from the community to oppose any attempts to change the status quo.” A copy of this letter is enclosed.

On June 4, 2008 the CAC at our monthly board meeting received a delegation of Brian Collins, Co-president and Jan Fialkowski, Executive Director of the University Neighbourhood Association (UNA). They presented their views of a review of governance and pointed out that the UNA support continuation of the status quo.

In our discussion of last Wednesday, you stated that Metro was unhappy with the arrangement whereby the Metro Board has been brought into an intense community debate at UBC sometimes over something like approval of a pub within an existing building.

As the Metro Board has now experienced and UBC and Point Grey have always experienced, there is vocal and broadly directed commentary from individuals, faculty, staff, students and community groups on a wide variety of issues. Often it is difficult to predetermine the unintended consequences or impact a particular development might trigger, be it a new residence tower or a pub. We can sympathize with the Metro Board that their meetings are not meant to be raucous discussions of development applications, but rather should be about policy setting for the region of Metro Vancouver.

The CAC Board is under the impression that both Metro Vancouver Directors and Vancouver City councillors believe that the only way to relieve the Metro Board from the onerous duty of these development approvals is to seek a Governance change that possibly incorporates UBC into the City of Vancouver. We do note that the City of Vancouver has stated that the UEL should not be included but we are worried that the Province will mandate that any change in governance at UBC will also apply to the UEL.

Given that the residents of the UEL and UNA wish to maintain the status quo, we ask that the City of Vancouver and the Metro Board look at alternatives other than a change in governance. We might take the liberty of suggesting that the Metro Board could negotiate a new MOU with UBC that returns Metro to the role that existed prior to 1994 whereby the Metro Board did not have an approval role in UBC Community Plan approvals. Another suggestion is that Metro could delegate all Community Plan approvals to a sub-committee of the Metro Board much like many communities have a Land Use Committee of Council. Such a sub-committee could even have representation from UBC, UNA, and the UEL.

The CAC appreciates involvement of Metro Vancouver in the development process at UBC but if Metro and City of Vancouver wish to continue to press for a governance review, we respectfully ask that you look at other alternatives as residents of the electoral A lands in the UBC peninsula do not want a change in our system of government.

Yours truly,

John O'Donnell, Vice President  
Community Advisory Council of the University Endowment Lands

**UEL Governance:  
CAC letter to UBC President,  
Stephen Toope**

**June 5, 2008**

Dear Sir:

Re: Governance of UBC/University  
Endowment Lands

The issue of civic governance of UBC and the University Endowment Lands arises from time to time, as it has since 1928. It appears as if it has arisen this time at the behest of Metro Vancouver and the Vancouver City Council. Although this time, the review of governance of UBC appears to exclude a reconsideration of the governance of the UEL, the Community Advisory Council is both mindful of and sensitive to being informed of decisions which impact on our community without the opportunity to be involved in the decision making process or consulted about the options being considered.

We understand that UBC has been approached by Metro Vancouver to begin discussions on whether governance should be reconsidered, and if so, how. The residents of the UEL oppose any change in the governance status quo and the Community Advisory Council has clear direction from the community to oppose any attempts to change the status quo. Further, if any discussions are taking place about the change in governance relating to UBC, which will clearly impact the UEL, we wish to be involved in these discussions.

We hope that, as our neighbour, you will agree that our participation in any discussions of this sort will add value to the ultimate conclusion.

Yours truly,

Rohert A. Kasting  
President  
UEL Community Advisory Council

**New Email Information Service  
for UEL/UBC residents:**

The CAC wishes to start an email list of all interested residents. They could be anywhere in the UBC area, the only criteria is that they reside here. All interested parties should email their name and address at UBC / UEL and their email address to [ubccondos@shaw.ca](mailto:ubccondos@shaw.ca)

They will be added to the database. The intention is to distribute information to residents about criminal activity, changes or proposed changes taking place or anything else of note. Any member of the database may forward info to be distributed to the database. The criteria for distribution are that the information must be of interest and/or importance to residents. No commercial offers or advertising of any sort will be distributed.

**UEL Connections Newsletter  
of the Community Advisory Council**

**Please address inquiries to the editors:**

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Minutes of the UEL Community Advisory Council (CAC) are available for reference at the UEL Administration Office and via email to UEL residents who are interested in receiving them. If you wish to be added to the list of recipients, please contact the editors.

**Gordon Campbell**

*Premier of BC and MLA for Vancouver Point Grey  
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