

UEL Connections

NOVEMBER 2007

Notice of Meeting

UEL Community Advisory Council
Annual UEL Information Meeting

Monday, November 26, 2007

6:30 P.M. Doors open

7:00 P.M. Start of Meeting

University Chapel, 5375 University Boulevard

Meeting Agenda

- Introductions - UEL Manager, CAC and Neighbourhood ADP
- President's Report Bob Kasting
- Treasurer's Report Maria Harris
- Metro Vancouver Report Gary Gibson
- RCMP Report Staff Sergeant Kevin Kenna
- Golf Course/Pacific Spirit Park Update
- New and Additional Business

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Announcement of Annual General Meeting

The UEL Community Advisory Council will hold a brief AGM at 5:30 P.M. on Wednesday, December 5, 2007 at the Public Works Lunchroom of the UEL Administration office.

This meeting is open to members of the public who wish to attend.

Message from the President

For decades, the University Endowment Lands community has been receiving a newsletter called "The Endowment". This was an update of local events and issues published periodically by the UEL Ratepayers' Association, a society representing ratepayers on the Endowment Lands. Since UEL elections last spring, the Community Advisory Council has taken over this role. "UEL Connections" is the first newsletter of the Advisory Council. The Advisory Council has representation, not only from ratepayers, but from renters as well, thus providing better representation of the large group of new residents who have moved into the multi-family area.

The Advisory Council is, like the University Endowment Lands, a unique creation. It has been tasked with giving advice to the new Manager of the UEL. This Council, much like the people it represents, expects to be generous with this advice. It will deal with many of the same issues that confront the other communities of the Lower Mainland.

The first is densification, both within its borders and across the street at UBC. This is a concern that is changing both the character of the UEL and its big neighbour.

The second large issue is land use and land use changes. The University Golf Course and Pacific Spirit Park are both within the boundaries of the UEL and the announcements and rumours of transfer of both, or parts of either, to the Musqueam Indian Band might challenge the community's desire to keep these areas as publically accessible green and open space.

On these and other issues, the newly formed Community Advisory Council expects to represent the interests of our community. We invite and challenge you to let us know when we have properly succeeded in this task and when we have not. We expect you to tell us what you think.

Robert Kasting

Policing Report

At our Council meeting in October, Staff Sgt. Kevin Kenna and Cpl. Rob Worsley of the University RCMP detachment outlined a number of policing issues in the UEL, primarily the public disorder and property crime in areas frequented by students and transients (e.g., Wreck Beach) during the spring and summer months. Other concerns included Toronto Road rental housing where summer tenants were the subject of complaints, such as noise, public drunkenness and other disorderly conduct. Council is advised to strengthen UEL bylaws to allow officers to levy fines on building owners. Cpl. Worsley pointed out that aside from seasonal problems, the predominant policing issue is traffic violations. Residents should also be aware that at special events on weekends, traffic control is contracted out to private firms due to the detachment's budget constraints and other limitations (i.e., not being able to charge policing costs to event organizers). There are currently 17 members at the detachment, with at least three officers on duty 24/7. Sgt. Kenna has requested six additional officers and would appreciate residents' assistance in writing letters to the Ministry of Public Service and Solicitor General in support of the request.

Po Chiang

Metro Vancouver Report

Metro Vancouver (GVRD) and the University Golf Course by Gary Gibson, Director

I wish to reply briefly to the question that some of you are asking, "What is Metro Vancouver's response to, and involvement in, the current negotiations between the Province and the Musqueam over the ownership of the University golf course"?

It is important to note that because negotiations have been confidential, most of the information in the public domain is subject to change due to it being based mostly on speculation. Speculation is most often fickle.

The purpose of these negotiations are not necessarily to transfer ownership of the University Golf Course to the Musqueam. Rather, it is to fulfil the obligation by the court to have meaningful consultation and to arrive at accommodation between the two parties in the context of transferring ownership of the golf course to UBC.

Negotiations have not involved Metro Vancouver,

although, as has already been made public by a private citizen, the Ministry of Aboriginal Affairs and Reconciliation has had a discussion with Metro Vancouver on the implications of some acreage in Pacific Spirit Park being deeded to the Musqueam.

At this time Metro Vancouver had not been asked to release any parkland nor has Metro Vancouver Board of Directors taken an official stand on the matter of ceding parkland to the Musqueam because it has not been given any information on which to base its opinion or action. However, the current position of the board is that preservation of green space in Metro Vancouver has the highest priority.

On the other hand, the Provincial Government has the authority to do what it deems most wise to meet the obligation of the court for consultation and accommodation in this matter. An announcement from the government is expected by January 2008, the deadline of the court for completion of the negotiations.

Welcome Greg Yeomans

Greg Yeomans became the UEL's new Manager on October 15, 2007, taking up the reins from Steve Butt, who was the Acting Manager following Bruce Stenning's retirement in March of this year. Steve continues in his key role as Superintendent of Public Works for the UEL.

Greg comes to the UEL from the GVRD (now called "Metro Vancouver"), where he advised the regional Board on growth management issues, worked with TransLink on regional transportation plans and projects, and helped to implement the Livable Region Strategic Plan. Prior to his tenure Metro Vancouver, Greg spent most of the 1990s at the City of Vancouver, initially as a community planner, then as part of the City's Central Area Planning team. Greg grew up on the west side of Vancouver, and received his undergraduate and graduate degrees at UBC.

Greg looks forward to working with the residents of the UEL in pursuing the goals of the community plan, building positive relationships with the community's partners to the east and west, and finding opportunity in the challenges that will face us in the years to come.

UEL Community Advisory Council Directors May 2007 to November 2008

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Gary Gibson, Metro Vancouver Area A Representative
S/Sgt. Kevin Kenna, RCMP

Advisory Design Panel

The new Official Community Plan (OCP) adopted on October 14, 2005, recognizes the UEL Advisory Design Panel (ADP) as a new advisory body to the Manager. Like the existing Advisory Planning Committee (APC), the new ADP will provide advice to the Manager on issues relating to land use planning, development applications and other matters pertaining to the administration of the Land Use Bylaw. However, in contrast to the existing APC, the new ADP will be comprised of seven Professional Members (registered architects, landscape architects and engineers who will be appointed to the ADP by the CAC) and Neighbourhood ADP panellists (two UEL residents to be elected from each Area).

Transition from the original Advisory Planning Committee (APC) is underway. Five of the eight required neighbourhood panellists were nominated and elected last April. Next, as required in the by-laws of the Community Advisory Council, the ADP was established at the first CAC meeting in May. During the summer and early autumn, the CAC identified professional members and a second neighbourhood panellist for Area B. We are still looking for neighbourhood panellists for Area D.

With a roster of professional panellists in place by early October, the CAC requested an amendment to the applicable by-law, changing reference in the by-law from APC to ADP. This process is underway and appointments to the ADP will be effective on the date this amendment to the by-law is adopted.

Members of the ADP will be:

Architects:

Bruce Carscadden, Shelley Craig, Nancy Stern

Landscape Architects:

Jonathan Losse, Ronald Myers

Engineers:

Randy Kovacs, David Grigg

Neighbourhood Panelists:

Area A: David Forsyth and Jane Pavelich
Area B: Merren Mair and Robert Strothers
Area C: Nora Stevenson and Chris White
Area D: 2 positions vacant

Maria Harris

UEL Administration Report

Solid Waste

We are nearly ready to launch the new solid waste (garbage) collection system for the UEL. State-of-the-art garbage trucks have been purchased, along with the bins and other equipment needed to get the new system up and running. Implementation will start early in the new year in Little Australia (Area C), with the other single-family neighbourhoods to follow through the spring. Residents will receive plenty of advance notice about exactly when the system will begin, bin delivery, the pick-up schedule and everything else you will need to know to get ready.

UEL Bylaw Review

The Official Community Plan for the UEL was developed through an extensive technical and public consultation process that lasted more than two years, leading up to its adoption in October 2005. It is now time to review the Land Use, Building and Community Administration Bylaw in order to fully align it with the OCP, and to reflect current legislation and best practices. This process will get underway in 2008, so stay tuned!

UEL Web Site

We hope to create a UEL web site early in 2008 to improve access to information and support more efficient and effective communication on UEL plans, programs and initiatives. The web site will also be a useful way for the new Community Advisory Council to stay in touch with residents and the other agencies that have a role in the UEL's future.

Greg Yeomans

UEL Connections Newsletter of the Community Advisory Council

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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.

Golf Course and Pacific Spirit Park

1. The Community Advisory Council's (CAC's) position is that the land is zoned public open space and any change, whether directed or promised, must go through the current land use change process, which includes the requirement to take advice from the CAC.
2. We have tried to obtain as much information as we can about what the Province is doing with both Pacific Spirit Park and the University Golf Course. The best we have been able to determine is that the government believes that it has to "accommodate" the Musqueam Band by gifting the golf course to them and, likely, providing them with some of the land out of Pacific Spirit Park.
3. From the comments made by the Premier and the letters we have received from him and his Minister of Aboriginal Affairs, the Province seems to be mixing up several separate concepts:
 - a. There are no treaty talks ongoing. So, any land transfer is neither in satisfaction of treaty obligations nor an "interim measure" which is the equivalent of a down payment on treaty obligations.
 - b. The Province talks about its legal requirement to "accommodate" the Musqueam. It is correct that they have a legal obligation to "consult and accommodate" when they are transferring Crown land to a third party, as they have in the case of selling the golf course to UBC. However, by requiring UBC to return the golf course to the Province and then gifting it to the Musqueam, this is not "accommodation" of the sale. It is the gifting of this land. We do not know what the Province or UBC is receiving in return. No one will tell us.
4. The CAC believes the public should understand that the current government's action, i.e., confusing "accommodation" with what they are actually doing, will lead to a conflict over land use change in the future.
5. The CAC doesn't and wouldn't object to the change in ownership of the golf course, but doesn't want any "promises" attached to the change in ownership, which suggest that a change in land use will follow.
6. The UEL's Official Community Plan designates the golf course and the entire park to be "publically accessible open space". This plan was approved by the Provincial Government in 2005 and was the result of extensive public consultation over 3 years.

Robert Kasting