

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Friday, December 09, 2016 9:43 AM
To: Public Hearing
Subject: FW: Proposed Temporary Modular Housing on Existing City Owned CD-1 Sites

Thank you for your correspondence.

During a public hearing, Council hears from all of the interested speakers. At the end of that process, Council declares the speakers' list closed.

All written comments submitted for the public hearing and received up to 15 minutes after the close of the speakers' list will be distributed to members of Council for their consideration.

Written comments submitted for the public hearing more than 15 minutes after the close of the speakers' list will not be distributed to Council in compliance with S18.10 of the City's Procedure Bylaw.

When submitting written comments, keep your document to 1500 words or less if the public hearing has already started. If the public hearing has not taken place yet, there is no limit to the number of words you can submit.

Written comments submitted to the public hearing will be posted on the City website and must include the name of the writer. Additional contact information (e.g. email address) will be removed.

For more information about public hearings, visit vancouver.ca/publichearings.

Thank you.

From: Bree Cropper s. 22(1) Personal and Confidential
Sent: Friday, December 09, 2016 8:06 AM
To: Correspondence Group, City Clerk's Office; Robertson, Gregor; Kelley, Gil
Subject: Re: Proposed Temporary Modular Housing on Existing City Owned CD-1 Sites

To the Mayor Gregor Robertson, Vancouver City Council and General Manager of Urban Planning Gil Kelley,

I am writing today in response to the letter my family received this week regarding proposed Temporary Modular Housing Developments on existing City-owned CD-1 Sites. I am a parent of three small children in East Vancouver and have lived on s. 22(1) Personal and Confidential for the past seven years. I Chair the Lord Beaconsfield Elementary School Parent Advisory Council and serve on the Grandview Community Centre Association at Trout Lake Community Centre. I am extremely active in my community here on a volunteer basis and care deeply about the fabric of my neighbourhood as a parent and as a progressive individual. I am deeply concerned, however, about the nature of the Proposed Developments of Modular Temporary Housing that the Vancouver City Council is considering at the Public Hearing next week Tuesday, December 13.

First, I am very disappointed with the timing of this Public Hearing. I received my letter on December 2 and the Public Hearing on this issue is December 13. I have had 11 days to consider the impacts that these Housing Developments will have on my family and community. This is unacceptable. I believe that it would be much more appropriate to begin Public Consultation post holiday season in January/February - I assume this will be a long Consultation Process in order to consider all the needs of the community?

Second, this Public Notification was sent out only in English and without any other language identifying the contents of the letter being "important and in need of translation" at the very least. This community is

extremely diverse in background, many people do not speak English as their first language let alone have the ability to read it. Since this Proposal will affect the entire local community drastically, why is this multicultural community not being engaged via language and culture?

Third, this Public Notification was only sent to a very limited number of households with relation to each site. When I spoke with Graham Anderson last week (your contact listed in the city's letter for further information), he told me that the Notification was only sent to a 2 block radius of each Proposed Site. Three of these Proposed Sites, if approved, will fully and seriously change the nature of this entire neighbourhood comprising the Centre East Boundary of Cedar Cottage Kensington and the North West Boundary of Renfrew Collingwood. Why was your Public Notification not sent to a broader radius of East Vancouver Residents comprising both neighbourhoods that will be drastically altered by these Proposed Developments? Is further Public Consultation planned to engage our entire neighbourhood surrounding the three Proposed Sites here?

Fourth, the Proposed Developments are disproportionately in one single school catchment. Lord Beaconsfield Elementary School at 3663 Penticton St., is triangulated by three of the four proposed Temporary Modular Sites. We are a Tier 3 Inner City School, I am extremely concerned that these developments may detrimentally affect already vulnerable students and families in our school. Why are three of these Sites proposed for one single school catchment? Are additional funds proposed by the City of Vancouver to accommodate new Temporary Resident Families in an already financially stretched School Catchment? And how will this development affect Gladstone Secondary School which has a broader catchment area as well?

Fifth, the Proposed Modular Development to "Copley Orchard" (CD-1 [310]) in particular is a source of concern for this community. The Copley Orchard has been firmly established over the past several years by the Environmental Youth Alliance, in conjunction with various neighbourhood groups (including Gladstone Secondary School); they have planted fruit trees, boxed herb gardens, and built community benches and picnic tables throughout the Orchard. How will this community site be maintained within the City's Plan for Modular Housing? If the Modular Development is modified to a smaller footprint only along Vanness Avenue, what accommodations and protocols between the Orchard and the Development will be established to preserve the Orchard's grounds as it will essentially become this Development's backyard?

Sixth, in addition, this Copley Orchard Proposed Site will have effects on the Trout Lake Park (John Henry Park) because of its proximity 2 blocks to our park. As of now, the Trout Lake Youth Council hosts a monthly cleanup of our park; the high school students, primarily from Gladstone Secondary, literally clean out all of the campsites, drug paraphernalia and various garbage abandoned throughout our park each month. With regard to an increased usage of this space, how will the City of Vancouver increase staffing, monitoring, and support for our park with Park Rangers and City Maintenance Staff?

Seventh, I feel very disappointed by the "Temporary" nature of this Proposed Development. We have several established Social Housing complexes throughout this community in both Cedar Cottage Kensington and Renfrew Collingwood. As they are permanent in nature, the residents of these developments are fully and well integrated into our School, Community Centre and Park communities. This is a neighbourhood filled primarily with families living in single family homes (not high density sky rises as of yet). I completely support expanding permanent, accessible, and affordable social housing throughout Vancouver and in my neighbourhood in particular. Both Lord Beaconsfield PAC and the GCCA have approved initiatives to support those residents in our community in financial need with subsidies and community engagement. However, how well will these Proposed Temporary Modular Development Residents be integrated into our community? Will there be a screening system in place to evaluate appropriate residents to this neighbourhood? Because of the proximity to neighbourhood schools, what criteria of evaluation will be in place for this screening system? Will there be a full spectrum of mental health and addiction services offered for these Temporary Residents? What type of monitoring will be established in the Modular Development itself beyond overstretched Vancouver Police Services? As all three Proposed Developments are close to Nanaimo Sky Station, what additional support systems are proposed for our City Transit Station and System? Will additional City Garbage and Recycling subcontracts be extended to this Development and how will property Crime, Destruction and Graffiti be


addressed if it increases? How will the Vancouver City Council address the concerns of the Permanent Residents in this Community with regard to integration of Temporary Residents in any issues, disputes or problems as they arise?

Thank you so much for your attention, I look forward to your response this weekend to all of my concerns and I will be happy to share your responses throughout the community and neighbourhood of folks who have met with similar questions.

Sincerely,

Bree Cropper

s. 22(1) Personal and Confidential



Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Friday, December 09, 2016 9:23 AM
To: Public Hearing
Subject: FW: Preserve the Copely Community orchard

From: Corneile Uys s. 22(1) Personal and Confidential
Sent: Thursday, December 08, 2016 5:28 PM
To: Correspondence Group, City Clerk's Office
Subject: Preserve the Copely Community orchard

the Copely Community Orchard should be preserved, and no temporary housing or permanent housing should go in there.

Sincerely,

Cornelis Uys

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, December 07, 2016 1:36 PM
To: Public Hearing
Subject: FW: Copely Community Orchard Preservation

-----Original Message-----

From: Mike s. 22(1) Personal and Confidential
Sent: Wednesday, December 07, 2016 12:17 PM
To: Correspondence Group, City Clerk's Office
Subject: Copely Community Orchard Preservation

Hello Mayor and Council,

I am writing in regard to the proposed temporary housing to be erected on the site of the Copely Community Orchard.

The Copely Community Orchard is a treasured part of the neighborhood for residents and visitors alike. Dismantling the orchard for any reason would be a detriment to the community, and the residents of the neighborhood would suffer an unjust loss.

I realize that there is a shortage of low income housing in Vancouver and agree that the creation of more is needed. Furthermore, there are multiple locations in the city that would be superior to that of the Copely Community Orchard.

I ask that the Mayor and Council reconsider their proposed temporary housing, and consider instead the preservation of the Copely Community Orchard.

Sincerely,

Mike Lucas

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, December 07, 2016 11:18 AM
To: Public Hearing
Subject: FW: Proposed Temporary Modular Housing Definition

From: Mark Tim s. 22(1) Personal and Confidential
Sent: Wednesday, December 07, 2016 11:12 AM
To: Correspondence Group, City Clerk's Office
Cc: Dad; Kiew Tim
Subject: RE: Proposed Temporary Modular Housing Definition

Hello Vancouver City Council,

My family is opposed to Site CD-1 (210) and CD-1 (310) being used for temporary modular housing. Given this parcel of land is extremely close to Nanaimo Skytrain, nearby land should be reserved for high rise towers and medium rise towers. Given the expected increase in density in this neighbourhood in the coming years, there is tremendous opportunity for the City to get built-in affordable housing units and money for social housing. Furthermore, the neighbourhood plan for the surrounding area around Nanaimo Skytrain hasn't even been developed yet. This should be done first before any major changes are made to city owned land or any other zoning changes to this neighbourhood. Please keep us updated. Thank you for your time.

Sincerely,
Huot and Kiew Tim

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, December 07, 2016 11:10 AM
To: Public Hearing
Subject: FW: Proposed low cost degradation of our houses

From: Ting Hii s. 22(1) Personal and Confidential
Sent: Wednesday, December 07, 2016 5:31 AM
To: Correspondence Group, City Clerk's Office
Cc: Robertson, Gregor
Subject: Re: Proposed low cost degradation of our houses

On Dec 5, 2016, at 12:56 PM, Ting Hii s. 22(1) Personal and Confidential wrote:

My name is Ting Hii. We have a house s. 22(1) Personal and Confidential where my sons are living in with some of his friends. I bought the place over 1 yr ago ---on the internet only because I liked the community garden !!! Sight unseen I might add.

I really object to the city sabotaging my house and the green space , not to mention the degradation of our community and our house values !!! And No, I am not rich but moved my sons there from south van because of concern re their safety. So far we have been very happy with our decision till this recent turn of event.

We can't be there unfortunately as we are 8-9 hrs drive away. I am writing to you as I have GRAVE concern re: this preposterous proposal of turning away our community garden and put low cost housing there. Its not the solution !!!

I do not trust politicians to look after our green space. It would be SO easy to weasel out of the time commitment and it could very well be permanent fixture in our neighbourhood !! There are precious few green spaces in Vancouver , they sure are not going to take mine away !!!

I can see our property values go down by 1/3 or more !!! And the crime easily go up by 50 % !!! God help us !!!

Homeless is much bigger issue than a few low cost trailers can solve. I am all for helping the needy. but this is not a solutions.

I Incidentally, what gives these people the "right" to live in an expensive beautiful city if they don't have a mean to support themselves? It's not a God-given right to live where they want if they can't afford it. I worked hard all my life and can barely afford a place there !!

I should also like to live in New York—but obviously can't afford it—they are not going to put up a trailer for me in Central park , are they ?

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, December 07, 2016 11:09 AM
To: Public Hearing
Subject: FW: Proposed Temporary Modular Housing(TMH).
Attachments: BC Parkway - Community Site Visit Notes 2008[1].08.01.pdf

Importance: High

-----Original Message-----

From: s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 11:59 PM
To: Correspondence Group, City Clerk's Office
Subject: Re: Proposed Temporary Modular Housing(TMH).
Importance: High

Wednesday, December 7, 2016

Re: Proposed Temporary Modular Housing(TMH).

Please find enclosed the following Translink pdf attachment for your perusal.

The community has significant concerns pertaining to putting semi-permanent housing into the Copley Community Orchard.

I have lived in the community for 29 years. I can confirm that the area has had issues with crime.

There are two former marijuana grow-ops in the area:

s. 22(1) Personal and Confidential

I hope that City Council will reconsider amendments to the Zoning and Development By-law and four CD-1 By-laws for "temporary modular housing(TMH).

Should you require additional information, or assistance, please don't hesitate to contact me at your convenience. Thank you.

Respectfully,

Cliff Chin

s. 22(1) Personal and Confidential

s. 22(1) Personal and Confidential

BC Parkway Community Site Visit

Vanness Ave (Nanaimo to Gladstone)

Friday, August 1, 2008 ♦ 1-2:30pm

Present:

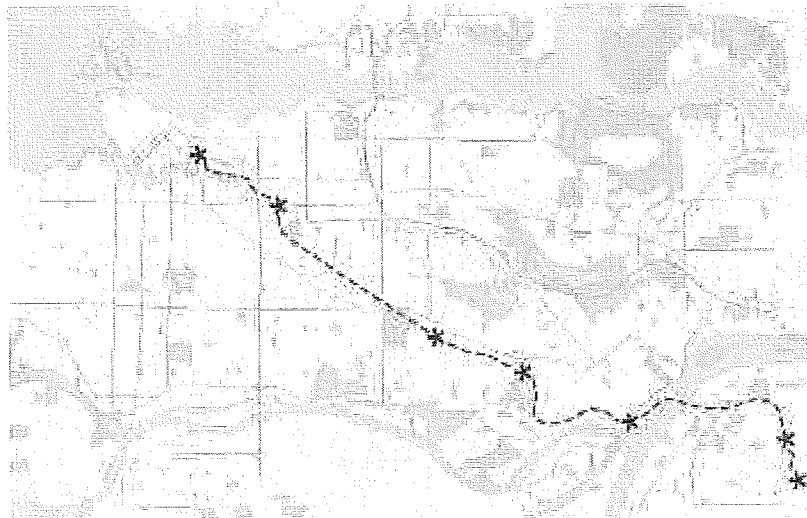
1. Jim Hopkins, Manager of Safety & Training, BC Rapid Transit Company
2. Jim Frank, Property Management Officer, TransLink
3. Andrew Curran, Transportation Planner, TransLink
4. Jim Niedjalski, Arborist, City of Vancouver
5. Gord Engstrom, Electrical Engineer, City of Vancouver
6. Cliff Chin, Area Resident
7. Area Resident
8. Area Resident
9. Area Resident
10. Area Resident

Purpose

In response to a July 11, 2008 sexual assault on the BC Parkway in the 2200 block of Vanness Avenue, as well as previous assaults in this area, local resident Cliff Chin arranged a site visit with TransLink staff, City of Vancouver staff, and area residents to discuss possible near-term remedies.

Background

The BC Parkway (see map below) is a 26-kilometre long multi-use trail that roughly parallels the Expo SkyTrain line and connects Surrey City Centre, New Westminster, South Burnaby and East Vancouver. The trail is intended for commuter and recreational cyclists, pedestrians, wheel-chair users, and other non-motorized transportation modes. The route was initially developed by BC Transit during Expo Line construction.



BC Parkway

From Hull Ave in Vancouver to 5th Ave in New Westminster, the trail lies within a BC Hydro-owned corridor over which TransLink has jurisdiction. The remainder of the BC Parkway utilizes municipal park land, sidewalks, and roadways. A private firm, contracted by BC Rapid Transit Company, maintains the pedestrian and cycling trails and associated landscaping on the TransLink controlled area, while municipal operations departments do maintenance on sections that run over municipal land.

The original concept included a separated trail system for cyclists (asphalt) and pedestrians (crushed limestone), feature areas (fitness stations, and picnic areas), framework planting, signage, and furniture.

TransLink recognizes that upgrades are needed to the original design – in particular with respect to better accommodating pedestrian and bicycle movement and with respect to Crime Prevention Through Environmental Design (CPTED) improvements.

As a result, TransLink is currently working on a conceptual design for significant improvements to the BC Parkway and has engaged landscape architecture, planning, and engineering consultants to assist in developing this conceptual design. This project represents the first of four stages in the BC Parkway upgrade process and will be used as the basis for further public consultation and future design work.

At this early stage, TransLink is focusing on site analysis and on establishing a vision for the BC Parkway as a whole, design principles and possible alignments. Future stages and more detailed design work will likely be for specific segments of the BC Parkway at a time, according to funding availability and section priority.

Stage 1 Site Assessment & Conceptual Design	Stage 2 Preliminary Design	Stage 3 Detailed Design	Stage 4 Construction

Improvements Identified

To facilitate safer use of the pathway in non-daylight hours, pathway lighting is being considered for the entire 26-km corridor. However, it is not anticipated that significant upgrades to the BC Parkway (including lighting) will commence within the next 1-2 years. In the meantime, TransLink/SkyTrain and the City of Vancouver will work to make several immediate improvements to the BC Parkway according to the principles of Crime Prevention Through Environmental Design (CPTED). These improvements are shown on the map (page over) and described below:

TransLink

1. Remove the 2-3 meters of hedge protruding beyond the eastern edge of [REDACTED] s. 22(1) Personal and Confidential to bring it into line with existing back fence.
2. Thin hedge and limb it up several meters to enable sight lines from path down to property line – removing a significant hiding spot. Consider installing fence to prevent access to hiding spot between path surface and property line.
3. Remove shrub and trim vegetation along embankment.
4. Trim hedges and vegetation around guideway columns to enable clear sight lines from both eastern and western approaches.
5. Limb up trees lining guideway by several meters to enable clear sight lines and remove hiding spots.
6. Consider ways to close off or restrict access to constrained/low overhang area under guideway just east of Gladstone (e.g. fence, wall, large public art installation, storage shed for community garden or some other kind of community amenity).

City of Vancouver

1. Clean up undergrowth and limb up tree to remove significant hiding spot.
2. Limb up trees for clear sight lines.
3. Take out laurel and hanging elm in order to remove significant hiding spots.
4. Limb up tree for clear sight lines.
5. Limb up trees as necessary for clear sight lines at [REDACTED] s. 22(1) Personal and Confidential
6. Require property owner at [REDACTED] s. 22(1) Personal and Confidential to trim overgrown vegetation back to property line on both Vanness Ave and Gladstone St.

TransLink and City of Vancouver will also discuss the above issues with Mr. Howard Young, Property Management Officer with City of Vancouver responsible for vacant lots between Walker – Copley and Copley – Nanaimo so that these concerns will be integrated into any future development plans for the area.



Immediate Improvements to BC Parkway

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, December 07, 2016 11:04 AM
To: Public Hearing
Subject: FW: Letter of Concern

From: nicole b | s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 7:43 PM
To: Correspondence Group, City Clerk's Office
Subject: Letter of Concern

Dear Mayor and Council,

It had recently come to my attention that there is a development proposal for the Copley Community Orchard, in particular to add large amounts of temporary low income housing to the site.

It is hard to overstate my dismay at finding this out.

I often go to this public orchard in the summer to relax, and in the fall to pick apples. It also seems to be the gathering place and playground for many locals and especially their children.

Were it to be filled with low income housing I am sure it would be effectively destroyed. I know that I would feel less safe going there alone. And I am sure that many parents in the area would feel the same way about letting their children play there as well.

I hope the rumors are wrong, and if they are not then I urge you to reconsider the effective destruction of what I think is the only public orchard in Vancouver.

Sincerely
Nicole Badke
Vancouver BC

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 4:49 PM
To: Public Hearing
Subject: FW: Copley Community Orchard Housing Plan

From: Eva Schubert s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 3:47 PM
To: Correspondence Group, City Clerk's Office; Robertson, Gregor; Kelley, Gil
Subject: Copley Community Orchard Housing Plan

Dear Mayor Robertson, Councillors, and Mr. Kelley,

I was horrified to hear, through a friend of mine, of plans to turn the Copley Community Orchard into a modular housing site. It is alarming that this decision seems to have been taken without any consultation of the community surrounding this space, all of whom will be directly affected.

The reason for this move is ostensibly the need for affordable housing. I note that ten minutes away in Burnaby, both at Metrotown and Brentwood, affordable housing is being destroyed everywhere to make room for developers willing to pay a premium to build expensive condominiums.

The cost of this "affordable housing" will be paid directly by the surrounding community, all of whom will see the value of their properties decline drastically. You say that the plan is "temporary", which basically means that you intend to dump these people in the area, without any sort of sustainable infrastructure. Further, the site is currently a community orchard, which brings residents of all ages and ethnicities together on a regular basis to cooperate in maintaining a beautiful green space. This is a rare thing, and one which greatly enriches the civic and aesthetic quality of the area. If and when your temporary housing is moved, this orchard, and the community it sustains, will have disappeared.

The area is surrounded by residential homes, not highly secured condo buildings. As a result, residents are far more vulnerable to the increase in theft that this plan is certain to entail. The John Henderson Park nearby, currently one of the most family friendly in Vancouver, will also become an area where we can expect to see drug use and vandalism, with a resulting loss of its current welcoming climate.

I am keenly aware of the need for affordable housing in Vancouver. However, dumping people in the middle of a green patch in the middle of a residential area, while destroying apartment buildings to build expensive high rises does not constitute a solution.

With regards,
Eva Sajoo

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 2:26 PM
To: Public Hearing
Subject: FW: turning Copley Community Orchard into a trailer park

From: Ksenia s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 1:16 PM
To: Correspondence Group, City Clerk's Office
Subject: turning Copley Community Orchard into a trailer park

Dear Mayor and Council Members,

I'm writing to express my concerns about the Proposed Amendments to Existing City-Owned CD-1 Sites to allow for Temporary Modular Housing. Specifically, I am concerned about the proposed redevelopment of the Copley Community Orchard, which is located in front of the house where my children live.

While I support the City's efforts to create low-income housing, it is important that pilot projects of this nature involve and include the existing community to a greater degree than has occurred to date. Many community members are not aware of this initiative since the City has not posted any notice signs at the site.

Low income housing pilot projects should include the big picture of crime prevention and service delivery for residents. Local residents are already dealing with high crime rates in the neighbourhood, and my children are already anxious following previous home and car break-ins at that location. I do not see anything in the plan to address crime prevention. It's not clear that low income residents will have access to appropriate services in the neighbourhood either.

Of course, the Copley Community Orchard is a wonderful initiative that local community members, including my children, have contributed tremendous volunteer efforts to. It would be a shame to lose this unique piece of green space to pave the way for what would basically be a trailer park.

Finally, my children's father mustered *all* of his financial resources to buy a small, run-down home facing the Copley Community Orchard. If the proposed plan results in property value losses, he will be facing his own housing affordability crisis.

Can the City find a better alternate site for Temporary Modular Housing?

Regards,
Ksenia Barton
s. 22(1) Personal and Confidential

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 12:45 PM
To: Public Hearing
Subject: FW: Apple orchard on Copley St and Vannass st.

-----Original Message-----

From: Ritchie Yip s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 10:35 AM
To: Correspondence Group, City Clerk's Office
Subject: Apple orchard on Copley st and Vannass st.

To Whom It May Concern,

It has come to my understanding that the apple orchard on Copley and Vannass is being removed and will be replaced by modular homes.

This is both disappointing and unnecessary.

I frequently walk through the apple orchard on my way to Trout Lake Park from the Nanaimo skytrain station.

I strongly urge you to reconsider your removal of the apple orchard.

Sincerely,
Ritchie Yip

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 10:19 AM
To: Public Hearing
Subject: FW: Copley orchard preservation

-----Original Message-----

From: Devin Nunemaker s. 22(1) Personal and Confidential

Sent: Tuesday, December 06, 2016 9:43 AM

To: Correspondence Group, City Clerk's Office

Subject: Copley orchard preservation

Dear Mayor and council,

Please don't remove the Copley Orchard and put it temporary homes. It will ruin my families life. My house value will be too low to sell, and the area will be INCREDIBLY unsafe for my young family. Please find a new location, perhaps in an area that is already a hot bed for drug use and homelessness. Thank you for listening.

Devin

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 10:19 AM
To: Public Hearing
Subject: FW: Temporary Housing Proposal on Copley Street

From: Chris s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 8:59 AM
To: Correspondence Group, City Clerk's Office
Subject: Temporary Housing Proposal on Copley Street

To whom it may concern,

I am writing in regards to the proposed temporary housing at and in the vicinity of s. 22(1) Personal and Confidential as a resident of a nearby single family home.

The neighbourhood has been an area of rising theft and drug abuse. Our household has had three vehicles broken into in the span of the last year, and our neighbour has had his vehicle stolen, in addition to items taken from his home. I have cleaned up needles and other drug paraphernalia, as well as removed people injecting heroin from the area beside our garage. There is a known drug dealer living in the neighbourhood, and in conjunction with the nearby Skytrain station we have an increasing amount of drug users and other opportunistic criminals travelling the back alley.

Installing low income housing is invariably going to increase the population of individuals with addictions and the frequency of thefts in the area. There are systemic issues at play here, and the city's attempt to push more problems into the area instead of address these issues directly is desperate and a band-aid solution for deeper issues. What our neighbourhood needs is a focused police effort to reduce the thefts and drug activity in the area.

I feel that the city is attempting to push more of their problems into our area as they feel we will resist the least and amalgamate the inconvenient masses. We will not allow this to happen. The community orchard (that is also proposed to be removed) has brought many of us together for the common goal of improving the neighbourhood. The same group of passionate individuals will be present at the hearing to ensure this proposal does not move forward.

Sincerely,
Chris Hii

Kennett, Bonnie

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 10:18 AM
To: Public Hearing
Subject: FW: Comment regarding TMH between Walker and Copley, north of the skytrain line

From: Melissa Walter s.22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 8:28 AM
To: Correspondence Group, City Clerk's Office
Subject: Comment regarding TMH between Walker and Copley, north of the skytrain line

Greetings, I have registered to speak on Dec 13 in opposition to the suggestion that temporary modular housing be placed on the land between Copley and Walker Streets north of the skytrain line. I would also like to state my concerns by email. The proposed site is a community orchard, a valued public space with park benches, trees, berries, and needed public views of the mountains. It is a valued respite and space that is used by many in the community, whether to relax and appreciate the mountain views, pick apples and berries, and/or participate in a community education offering or in the overall project of the orchard. As many in the area live in condos or basement suites or have very small yards, the orchard is of great value to the community as a green space and as a place to garden, mow a lawn, or learn about trees and fruit production. The fruit is shared with the community, including local seniors, youth from Cedar Cottage Neighborhood House can volunteer (and have volunteered) in the orchard, and it is a teaching space regarding gardening and food production. Putting a few TMH units on this site would not have an appreciable impact on Vancouver's housing crisis, and it would destroy a public good that is of great value to this neighborhood.

The community has questions about the proposed by-law change that need to be addressed. It is certainly important to increase housing opportunities in Vancouver. Nevertheless, please engage in a full consultative process with the neighborhood and community before proceeding with any by-law change.

Please advise regarding speaking times.

Melissa Walter

s.22(1) Personal and Confidential

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 10:18 AM
To: Public Hearing
Subject: FW: Copley Community Orchard Temporary Housing

From: Madeleine Lamphier s. 22(1) Personal and Confidential
Sent: Tuesday, December 06, 2016 7:35 AM
To: Correspondence Group, City Clerk's Office
Subject: Copley Community Orchard Temporary Housing

Dear Mayor and Council,

I'm sending this email to express my concerns about the temporary housing proposal in the Copley Orchard. This is NOT a safe or appropriate site for this development. I hope you reconsider this plan and conserve this community and the efforts the residents have invested in it.

Madeleine Lamphier

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Tuesday, December 06, 2016 10:08 AM
To: Public Hearing
Subject: FW: Destruction of Copley Community Orchard (and surrounding neighbourhood)

-----Original Message-----

From: Stephan Kesting s. 22(1) Personal and Confidential
Sent: Monday, December 05, 2016 11:46 PM
To: Correspondence Group, City Clerk's Office
Subject: Destruction of Copley Community Orchard (and surrounding neighbourhood)

Dear Mayor and Council,

I am writing about the "temporary" modular housing proposal that I found out about only a few days ago in the letter from the city of Vancouver.

As I understand it, this is an attempt to build a semi-permanent homeless camp in the middle of one of East Vancouver's most unique landmarks - the Copley Community Orchard.

This is an orchard that contains apple, cherry and fig trees. There are also blueberries, strawberries, gooseberries, rhubarb, herbs and spices free for the picking.

It is one of the most amazing examples of community involvement that I have ever seen; hundreds of volunteers, my young children and myself included, have spent thousands of hours working on that orchard...

It is also the primary reason I decided to move to this neighborhood.

However our neighborhood is situated between the high crime centers of the Nanaimo sky train station and the Commercial sky train station. As a result it already sees a lot of drug related foot traffic and property crime.

(In the past two years my vehicle has been stolen twice, my house was broken into once, I have had multiple items stolen from my yard and my front porch, and I have called the police on numerous occasions about open drug use and other criminal activity.)

I have two young children who have discovered syringes and witnessed crimes in progress.

If they have to walk through a camp consisting of 'temporary modular homes' on their way to school or the skytrain I fear for their safety greatly. This camp will almost certainly be inhabited by a population with a very high incidence of mental illness and addiction issues.

This modular home proposal would be the equivalent of dropping a neutron bomb in our neighbourhood. It would be apocalyptic to place such a facility right smack dab in the middle of a community with young children and families trying to get by.

I am familiar with the 'Dignity Village,' model in Portland (where a tent city was essentially made permanent with microhomes). It is important to note that that project is located on the outskirts of the Portland between a golf course, a recycling depot and a correctional facility and NOT in the middle of a residential neighbourhood.

To apply that model in the middle of a neighborhood, and actually inside one of East Vancouver's most unique landmarks (the Copley Community Orchard) is absolutely insane.

But it will make the drug dealer who lives down the block very happy, because now he'll have people coming by his house every 10 minutes rather than merely 'only' once an hour or so.

Sincerely,

Stephan Kesting

s. 22(1) Personal and
Confidential

s. 22(1) Personal and Confidential

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Monday, December 05, 2016 11:20 AM
To: Public Hearing
Subject: FW: Proposed Temporary Modular Housing to CD-1 Sites

From: Barb Broman s. 22(1) Personal and Confidential
Sent: Saturday, December 03, 2016 3:38 PM
To: Correspondence Group, City Clerk's Office
Subject: Proposed Temporary Modular Housing to CD-1 Sites

Greetings!

I am writing from my home at The Rivergate – a strata complex at the corner of s. 22(1) Personal and Confidential in East Vancouver just above the Fraser. I've received a letter from you outlining your proposal for temporary modular housing. In particular, I am concerned with site CD-1 (247) which includes my strata (the Rivergate) and my daughter's (the Boardwalk). Every inch of properties mentioned in your CD-1 proposal is currently occupied or under construction. The only unoccupied space is the Riverfront Park. How you intend to implement your plan is both alarming and unclear.

I have no argument with the need for more housing nor with an amendment to by-law 6533 (to include temporary modular housing). Your efforts to address the housing situation are laudable. However, were your plans for CD-1 to "stack, relocate or reconfigure" in site CD-1 realized, our property value and quality of life would be negatively affected. Already the neighborhood has changed dramatically and when all the current construction is completed, it will be densely populated. Not only will the River District be filled to capacity but the infrastructure to support additional housing (modular homes) won't be in place..

While I am not a person who quibbles about changes in my neighbourhood, major alterations of this nature should be equitably shared in the City. Perhaps it's time that you looked to the West side where there are plentiful green spaces that could accommodate temporary modular housing.

I hope you'll give consideration to my concerns.

Yours truly,
Barb Broman
s. 22(1) Personal and
Confidential

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Monday, December 05, 2016 11:19 AM
To: Public Hearing
Subject: FW: Social Modular Units
Attachments: Social housing.docx

From: Judy Greening s. 22(1) Personal and Confidential
Sent: Saturday, December 03, 2016 1:51 PM
To: Correspondence Group, City Clerk's Office
Subject: Social Modular Units

see attachment

December 2, 2016

ATTENTION; MAYOR AND CITY COUNCILLORS OF VANCOUVER

RE; SOCIAL HOUSING MODULAR UNITS ON 3098 S.E. MARINE DR & 3099 East Kent

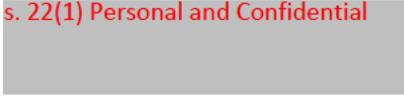
I am very strongly opposed to the Social Modular Housing units proposed on this site.

I am opposed for the following reasons:

1. Decrease in my property value.
2. My home is the asset will that will be sold, when I am in the state of requiring care (old age). The less that I receive, the more I will be forced to rely on social assistance.
It is extremely unfair; my asset should be devalued because of the City's actions.
3. My small area already has contributed to the social housing need. A block from my home 2 high rises and 16 town houses are being built – all social housing, I was informed. Plus half a block from me 90 Coop housing units. We have more than our share of social housing in this area.
4. Increase in crime. The more social housing, the higher the crime rate.
5. Traffic Congestion – Marine Drive congestion has greatly increased in the last six months. This congestion will greatly increase as the entire social and market housing is built in the area.
6. Has the City explored other areas of Vancouver – such as Point Grey, Kerrisdale, Shaughnessy, Oakridge and Kitsilano?

Judy Greening

s. 22(1) Personal and Confidential



Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Monday, December 05, 2016 11:15 AM
To: Public Hearing
Subject: FW: Temporary Modular Housing

From: s. 22(1) Personal and Confidential
Sent: Saturday, December 03, 2016 12:10 AM
To: Correspondence Group, City Clerk's Office
Subject: RE: Temporary Modular Housing

There is no need to waste time with public hearings, most working people have jobs and cannot waste a days work to comment like you guys in city hall.

I have already given you my opinion, comment regarding the housing situation in Vancouver.

Rising land values makes it unaffordable for anyone who works for living to buy a house. Not even condo now.

Vancouver schools are losing students as people with kids are moving to Surrey Coquitlam.

So why yare homeless with no jobs still in Vancouver? Who will live in these 'temporary' modular homes? Is this a publicity stunt by the city for some development or rezoning?

Rezone some industrial land in many parts of the city. Richmond has tonnes of industrial land and Langley. People don't need to live in Vancouver.

Kip Daniels.

Sent from Mail for Windows 10

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, November 30, 2016 11:03 AM
To: s. 22(1) Personal and Confidential
Subject: RE: Temporary Modular Housing

Thank you for your correspondence.

During a public hearing, Council hears from all of the interested speakers. At the end of that process, Council declares the speakers' list closed.

All written comments submitted for the public hearing and received up to 15 minutes after the close of the speakers' list will be distributed to members of Council for their consideration.

Written comments submitted for the public hearing more than 15 minutes after the close of the speakers' list will not be distributed to Council in compliance with S18.10 of the City's Procedure Bylaw.

When submitting written comments, keep your document to 1500 words or less if the public hearing has already started. If the public hearing has not taken place yet, there is no limit to the number of words you can submit.

Written comments submitted to the public hearing will be posted on the City website and must include the name of the writer. Additional contact information (e.g. email address) will be removed.

For more information about public hearings, visit vancouver.ca/publichearings.

Thank you.

From: s. 22(1) Personal and Confidential
Sent: Tuesday, November 29, 2016 6:39 PM
To: Kelley, Gil; Public Hearing; Correspondence Group, City Clerk's Office
Subject: Temporary Modular Housing

The city should stick with roads, sewers etc instead of using tax payers money to pay 'welfare' that is not your job! Gov't needs to create jobs so people can buy housing not 'welfare'

Oh yeah, these drug addicts all die anyways after 10 years of drugs,,maybe they should 'quit' drugs instead of wanting more drug injection sites.

I just received the temporary modular housing proposal to family neighborhoods.

There no shortage of land or housing, there is shortage of jobs for these welfare bums in downtown eastside.

No food banks, no gov't fund drug injection sites okay.

What you are proposing is have welfare bums, drug addicts in main and hasting to live in working class neighborhoods with jobs.

You are ghettorizing neighborhoods okay.

Why you don't move the bums and drug addcits across from cityhall or near Granville and other high clas neighborhoods like point grey near greg Robertson neighborhood?

Do I care if these welfare bums choose to take drugs they know will kill them. Or they choose to be on welfare or they are better on welfare for single women with kids who choose divorce?

There is tonnes of space and land in DowntownTown eastside in hastings and main street and clark and hastings,

But no your property developers choose to demolish the land and allow parking lots sitting empty and build \$500,000 condos and think \$1000 is 'affordable' housing..that is market housing. There is tonnes of apartments in Surrey sitting empty.

These people have no jobs and on welfare that is the reason they are 'homeless' they are earning \$650/month and rely on food banks.

Get these bums and mental illness just released to stay in Downtown eastside and keep your drugs. In that 'neighbrohood' where they belong.

There is tonnes of land in Downtown eastside!!

You guys and the developers want to 'gentrify' the DTES to build \$500,000 condos and sell to developers and want to move them to family neighborhoods.. I know your plans.

These addicts choose to be homeless and choose to do drugs..and single women ,,they should find another man to support them instead of being single mothers. You cannot afford to buy on welfare or even pay rent.

Back off you [redacted] on city hall!

Sent from Mail for Windows 10

Hildebrandt, Tina

From: Correspondence Group, City Clerk's Office
Sent: Monday, December 05, 2016 11:15 AM
To: Public Hearing
Subject: FW: Temporary Modular Housing?

s. 22(1) Personal and Confidential

From: [REDACTED]
Sent: Saturday, December 03, 2016 12:04 AM
To: Correspondence Group, City Clerk's Office
Subject: RE: Temporary Modular Housing?

Most people don't care about this thing except for the neighbors who received the email or living in the neighborhood.

Why don't you build them in Kitsilano across from Craig Robertson house? Or across from City hall?

What is the point of these 'temporary' tent cities.?

People can just move out of Vancouver. There is no shortage of housing or land. There is a shortage of jobs that can support housing.

These people are homeless even in Prince Rupert where a house sells for less \$200,000 and still homeless people in Winnipeg too.

What you have lots of people moving to Vancouver and finding there is no housing for 'them' or visitors, transients, students. Etc.

Why should Vancouver taxpayers pay property tax for 'visitors' to the city who cannot find housing, food etc. These people receive welfare and still homeless, they make over \$650/month in welfare which is for housing and food only.

As for affordable housing, people don't have jobs that can make them afford housing. There is no shortage of housing.

Kip Daniels.

Sent from Mail for Windows 10

From: Correspondence Group, City Clerk's Office
Sent: Wednesday, November 30, 2016 11:02 AM
To: s. 22(1) Personal and Confidential
Subject: RE: Temporary Modular Housing?

Thank you for your correspondence.

During a public hearing, Council hears from all of the interested speakers. At the end of that process, Council declares the speakers' list closed.

All written comments submitted for the public hearing and received up to 15 minutes after the close of the speakers' list will be distributed to members of Council for their consideration.

Written comments submitted for the public hearing more than 15 minutes after the close of the speakers' list will not be distributed to Council in compliance with S18.10 of the City's Procedure Bylaw.

When submitting written comments, keep your document to 1500 words or less if the public hearing has already started. If the public hearing has not taken place yet, there is no limit to the number of words you can submit.

Written comments submitted to the public hearing will be posted on the City website and must include the name of the writer. Additional contact information (e.g. email address) will be removed.

For more information about public hearings, visit vancouver.ca/publichearings.

Thank you.

From: s. 22(1) Personal and Confidential
Sent: Tuesday, November 29, 2016 6:31 PM
To: Public Hearing; gilkelly@vancouver.ca; Correspondence Group, City Clerk's Office
Subject: Temporary Modular Housing?

I just received the temporary modular housing proposal to family neighborhoods.

There no shortage of land or housing, there is shortage of jobs for these welfare bums in downtown eastside.

No food banks, no gov't fund drug injection sites okay.

What you are proposing is have welfare bums, drug addicts in main and hasting to live in working class neighborhoods with jobs.

You are ghettozing neighborhoods okay.

Why you don't move the bums and drug addicts across from cityhall or near Granville and other high clas neighborhoods like point grey near greg Robertson neighborhood?

Do I care if these welfare bums choose to take drugs they know will kill them. Or they choose to be on welfare or they are better on welfare for single women with kids who choose divorce?

There is tonnes of space and land in DowntownTown eastside in hastings and main street and clark and hastings,

But no your property developers choose to demolish the land and allow parking lots sitting empty and build \$500,000 condos and think \$1000 is 'affordable' housing..that is market housing. There is tonnes of apartments in Surrey sitting empty.

These people have no jobs and on welfare that is the reason they are 'homeless' they are earning \$650/month and rely on food banks.

Get these bums and mental illness just released to stay in Downtown eastside and keep your drugs. In that 'neighbrohood' where they belong.

Back off you pricks on city hall!

Sent from [Mail](#) for Windows 10

Hildebrandt, Tina

From: s. 22(1) Personal and Confidential
Sent: Saturday, December 03, 2016 12:37 AM
To: Hildebrandt, Tina
Subject: RE: Comments re: Temporary Modular Housing

Housing is not responsibility of the city ,it's social problem that 'welfare' should do or creation of jobs.

The city can offer free land to developers to develop rental or affordable condos and have no property tax if it was serious about a long term housing issue in Vancouver for working class families.

People paying too much for property tax in the city. Cannot afford to pay property tax so people rent instead.

People living in 3 million and 5 million are not working class buyers.

Rezone some industrial land or retail land for 'residential' use. There is too much retail in the city and lots of vacant office space.

Enough media propaganda talk and do some real work. Working people don't have to waste of some public hearing too. With today's technology there is no need to go to the city for 'meetings' All that can be done online forums.

Kip Daniels.

Sent from Mail for Windows 10

From: Hildebrandt, Tina
Sent: Friday, December 2, 2016 11:18 AM
To: s. 22(1) Personal and Confidential
Subject: Comments re: Temporary Modular Housing

Thank you for your emails (attached) in which you comment on the application regarding Temporary Modular Housing that is scheduled for the Public Hearing on Tuesday, December 13, 2016 (Item 2).

Please note that all submitted comments will be distributed to Council and posted on the City's website, provided that the comments identify the author by name (if the author is not identified, the comments will not be circulated nor posted to the website).

If you wish to have your comments distributed to Council and posted on the City's website, please resend them and include your name, first and last. Any other personal details, such as email address will be removed.

For more information about public hearings, visit vancouver.ca/publichearings.

Regards,

City Clerk's Office
City of Vancouver
Phone: 604-829-4238