

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:57 PM
To: Public Hearing
Subject: Fwd: 8636-8656 Oak st.

----- Forwarded message -----

From: Natasja Panchuk [REDACTED]
Date: Tue, Sep 3, 2019 at 10:56 PM
Subject: 8636-8656 Oak st.
To: CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, K.Stewart@vancouver.ca <K.Stewart@vancouver.ca>, abigail.bond@vancouver.ca <abigail.bond@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>

[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Natasja Panchuk



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:57 PM
To: Public Hearing
Subject: Fwd: Tenants at 8636 Oak St. and 8656 Oak St

----- Forwarded message -----

From: Jon H. [REDACTED]
Date: Wed, Sep 4, 2019 at 12:43 AM
Subject: Tenants at 8636 Oak St. and 8656 Oak St
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <K.Stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>

[REDACTED]

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Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

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Sincerely,

Jon Hartt



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:58 PM
To: Public Hearing
Subject: Fwd: In Support of tenants at 8636 and 8656 Oak St

----- Forwarded message -----

From: david webb [REDACTED]
Date: Wed, Sep 4, 2019 at 7:45 PM
Subject: In Support of tenants at 8636 and 8656 Oak St
To: CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, K.Stewart@vancouver.ca <K.Stewart@vancouver.ca>, abigail.bond@vancouver.ca <abigail.bond@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>

[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,

Senior Planner, Affordable Housing Programs, Allison Dunnet,

I believe that City Hall cares not a whit for the citizens of Vancouver and will always favour developers over tenants. Here's your chance to prove me wrong, to prove that you don't automatically rubber-stamp every new proposal.

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Dave Webb



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:58 PM
To: Public Hearing
Subject: Fwd: Marpole Demoviction - Beige Glass Condos

----- Forwarded message -----

From: Nick Benz [REDACTED]
Date: Wed, Sep 4, 2019 at 7:47 PM
Subject: Marpole Demoviction - Beige Glass Condos
To: <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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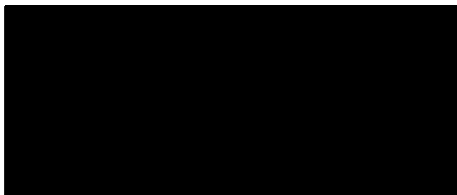
Sincerely,

Nick



Wela'lin (Thank you)

Nick Benz



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:58 PM
To: Public Hearing
Subject: Fwd: concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St

----- Forwarded message -----

From: Romham Gallacher [REDACTED]
Date: Wed, Sep 4, 2019 at 8:37 PM
Subject: concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <K.Stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express my concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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Sincerely,

romham pádraig gallacher



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:59 PM
To: Public Hearing
Subject: Fwd: Extreme concern for tenants at 8636 and 8656 Oak Street

----- Forwarded message -----

From: Anthony Casey [REDACTED]
Date: Thu, Sep 5, 2019 at 8:59 AM
Subject: Extreme concern for tenants at 8636 and 8656 Oak Street
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <K.Stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

Outrage. Shock. Dumbstruck. I could list more and more but I think you would mark this as read even quicker than usual. The situation facing the tenants at 8636 Oak St. and 8656 Oak St. is unconscionable under any circumstance. These are vulnerable citizens, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I'm a 34-year old professional who's lived in Vancouver for eight years. I worry daily about my future in this city. I can't imagine the stress these people are currently feeling.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

We are looking at a property owner seeking to tear down homes of residents to re-build those homes simply to raise the rental cost for residents. If you don't feel swindled by this proposition, I question your judgement and morality.

Sincerely,

Anthony Casey
[REDACTED]

Figure 8: Summary of Existing Rents and the Proposed Discounted Rents for Returning Tenants at 8636-8656 Oak Street

Unit type	Current Average Monthly Rents	Proposed Monthly Rents	30% First Right of Refusal Discount Applied to Returning Tenants
Studio	\$690	\$1,575	\$1,103
One-bedroom	\$768	\$1,875	\$1,313
Two-bedroom	\$1,100	\$2,450	\$1,715
Three-bedroom	n/a	\$3,050	\$2,135

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:59 PM
To: Public Hearing
Subject: Fwd: Concern About Vulnerable Tenants at 8636 Oak St. and 8656 Oak St.

----- Forwarded message -----

From: Beata Maksimowski [REDACTED]
Date: Thu, Sep 5, 2019 at 3:50 PM
Subject: Concern About Vulnerable Tenants at 8636 Oak St. and 8656 Oak St.
To: CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, abigail.bond@vancouver.ca <abigail.bond@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>, kennedy.stewart@vancouver.ca <kennedy.stewart@vancouver.ca>, [REDACTED]
[REDACTED]

Dear Mayor and Council,
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Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

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Sincerely,
Beata Maksimowski



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:59 PM
To: Public Hearing
Subject: Fwd:

----- Forwarded message -----

From: Issa McKinnon [REDACTED]
Date: Thu, Sep 5, 2019 at 4:18 PM
Subject:
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

As a low income individual, who is struggling to meet my own rent and needs in Vancouver, I have a personal understanding of these issues. While I love Vancouver, I believe that not enough has been done to address the deepening housing crisis, which is at the root of many of the other pressing issues in the city such as opioid abuse and crime.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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Sincerely,

Issa



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:59 PM
To: Public Hearing
Subject: Fwd: Marpole Demoviction

----- Forwarded message -----

From: Lina Moskaleva [REDACTED]
Date: Thu, Sep 5, 2019 at 9:40 PM
Subject: Marpole Demoviction
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <K.Stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes. I work with low-income individuals and part of the service is providing support in their search for affordable housing. Having worked in this sector, I can say with certainty that the people getting demovicted from these buildings have no chance to remain in the neighborhood they call home.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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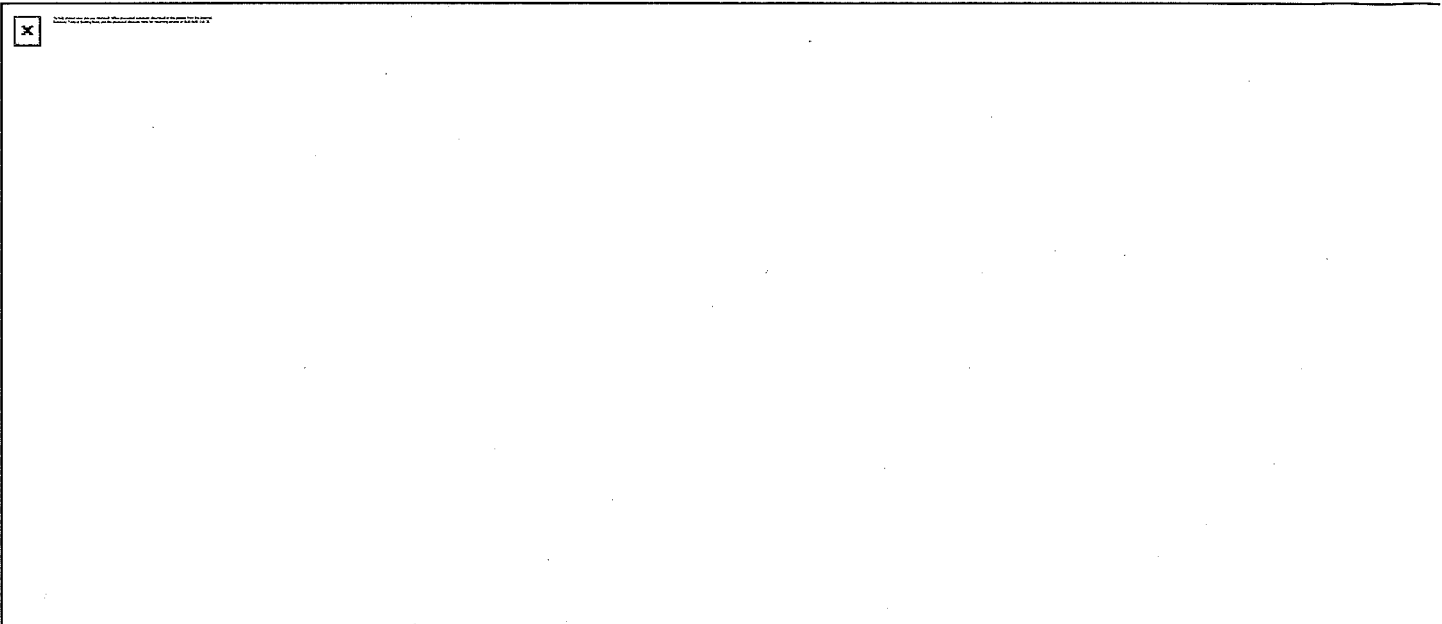
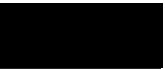
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neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Lina Moskaleva



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:59 PM
To: Public Hearing
Subject: Fwd: Appeal not to approve demolition & 71% rent increase in 8636 and 8656 Oak st.

----- Forwarded message -----

From: **Eduardo Bananal** [REDACTED]
Date: Thu, Sep 5, 2019 at 9:55 PM
Subject: Appeal not to approve demolition & 71% rent increase in 8636 and 8656 Oak st.
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
Cc: <marpolevtu@gmail.com>, <tenantsunion.yvr@gmail.com>

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am Eduardo Bananal, a Permanent Resident who arrived in Canada in July 2018 and is starting a new life and still trying to make ends meet in Vancouver with my wife and our first daughter born recently on [REDACTED]. I am one of the tenants concerned about possible being evicted due to the developer's planned rezoning / demolition in 8656 Oak St, Vancouver, BC V6P 4B3.

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

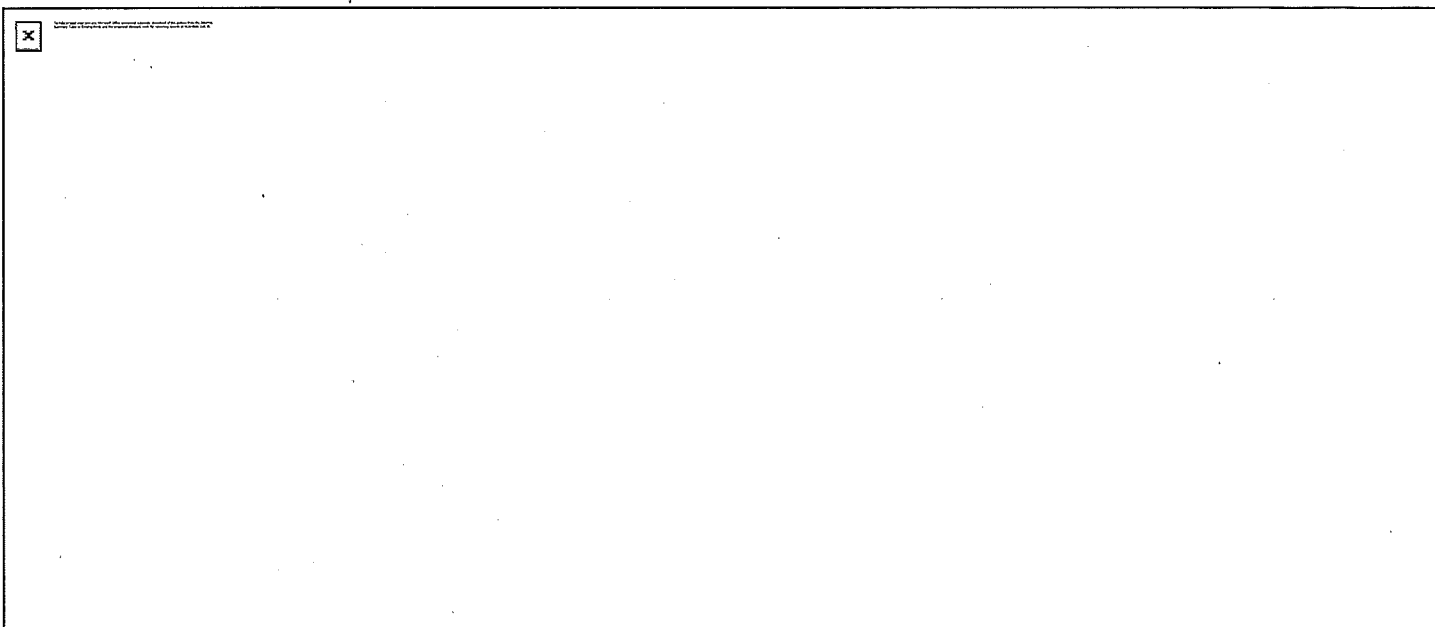
While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Eduardo Bananal



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:00 PM
To: Public Hearing
Subject: Fwd: SUPPORT OF TENANTS AT 8636 AND 8656 OAK ST!

----- Forwarded message -----

From: 刘向东 [REDACTED]
Date: Thu, Sep 5, 2019 at 11:53 PM
Subject: SUPPORT OF TENANTS AT 8636 AND 8656 OAK ST!
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am a renter of [REDACTED]. My room number is [REDACTED]. I moved in Aug 2004 and live here all these years. When I move in, I am single. Now I have a family with wife and son. I work every Saturdays after weekdays overtime to make more money for my family.

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

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There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the

neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Xiang D Liu

[REDACTED]

[REDACTED]

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:00 PM
To: Public Hearing
Subject: Fwd:

----- Forwarded message -----

From: Patricia Lee Sky [REDACTED]
Date: Fri, Sep 6, 2019 at 10:19 AM
Subject:
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

VANCOUVER NEEDS TO RETAIN TRULY AFFORDABLE HOUSING FOR MODEST INCOME CITIZENS.

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

I am also a low income renter, and I fear for my future if ever forced out of my rental which is now at \$900 for a basement studio.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go. This is the reality for people not in the middle class. Let's make Vancouver a livable city. Policies that generate fear and competition for housing should not be the ruling principals in city planning.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below) THIS IS NOT AN ACCEPTABLE SOLUTION FOR THE DISPLACED.

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate

the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Patricia Sky



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:00 PM
To: Public Hearing
Subject: Fwd: No to evictions of vulnerable tenants in Marpole!

----- Forwarded message -----

From: Carl Rosenberg [REDACTED]
Date: Fri, Sep 6, 2019 at 10:22 AM
Subject: No to evictions of vulnerable tenants in Marpole!
To: CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, kennedy.stewart@vancouver.ca <kennedy.stewart@vancouver.ca>, abigail.bond@vancouver.ca <abigail.bond@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and

\$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Carl Rosenberg



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:01 PM
To: Public Hearing
Subject: Fwd: 8636/8656 Oak St.

----- Forwarded message -----

From: Karine Ng [REDACTED]
Date: Fri, Sep 6, 2019 at 10:42 AM
Subject: 8636/8656 Oak St.
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <allison.Dunnet@vancouver.ca>, <abigail.bond@vancouver.ca>, <kennedy.stewart@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these

relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Karine Ng

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 5:59 PM
To: Public Hearing
Subject: Fwd: Stop Demoviction of Tenants at 8656 and 8636 Oak Street

----- Forwarded message -----

From: Tian Tian [REDACTED]
Date: Fri, Sep 6, 2019 at 11:27 AM
Subject: Stop Demoviction of Tenants at 8656 and 8636 Oak Street
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am a renter of [REDACTED], and I have been living in this neighbourhood for four years. I am currently junior designer in a landscape design firm. I am probably not a "low income", but living in my current place seems the only chance to make myself feeling the life in Vancouver is affordable.

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Tian

A solid black rectangular redaction box covering the signature area.

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:00 PM
To: Public Hearing
Subject: Fwd: in concern re: relocations and stock

----- Forwarded message -----

From: helena krobath [REDACTED]
Date: Fri, Sep 6, 2019 at 5:09 PM
Subject: in concern re: relocations and stock
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Sept 6, 2019

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet

I am writing to support local tenants facing inappropriate relocation (see below). The city needs truly affordable and stable housing for all price ranges in order to survive. Eliminating affordable housing or causing helpless relocation is going the wrong direction. I am a low-income professional in arts and culture, and I live in existing affordable housing stock. I cannot make a contribution and connection to my community if this stock disappears. Protect tenants, protect affordable housing, create truly social answers for all statuses of people.

Specifically:

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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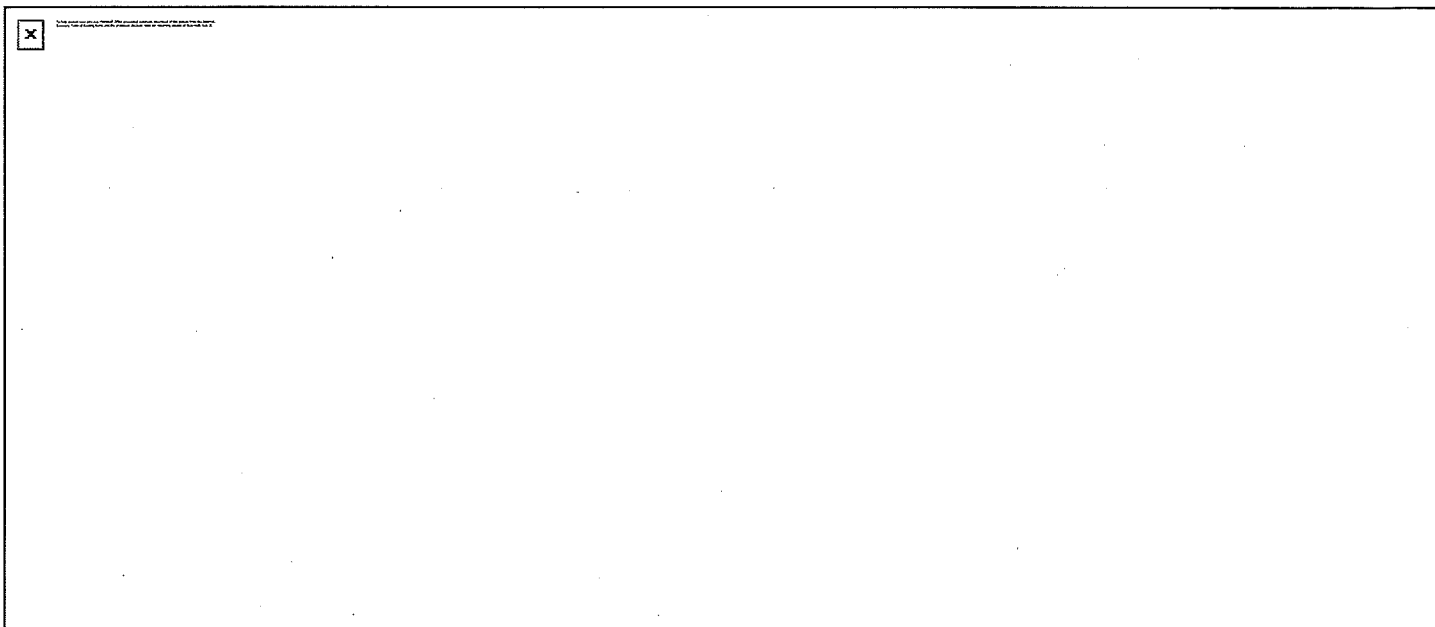
reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

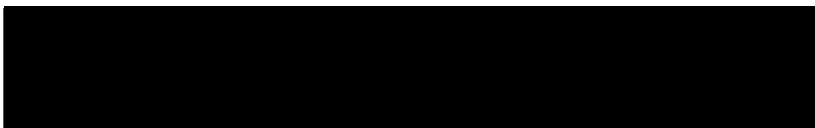
I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Helena Krobath



--
Helena Krobath



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:00 PM
To: Public Hearing
Subject: Fwd: Demoviction is the new Renoviction

----- Forwarded message -----

From: Kirsty Barclay [REDACTED]
Date: Sat, Sep 7, 2019 at 6:33 AM
Subject: Demoviction is the new Renoviction
To: CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, kennedy.stewart@vancouver.ca <kennedy.stewart@vancouver.ca>, abigail.bond@vancouver.ca <abigail.bond@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>

[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am a tenant at [REDACTED], where my neighbours and I have so far successfully fought egregious, bad faith attempts to expel us from our homes. The nefarious VS Rentals gave way to Martello Properties, who have some of the same people on their Board. Martello carried on VS stratagems of deception, bullying, etc to get us out, but in light of the new laws you have enacted to protect us (Thank you very much!), they are wriggling their way to replacing renoviction with demoviction. After ripping out drywall, plumbing, brick and wood work, they have left the emptied apartments in our unit with open windows in all weather, some for over a year, let leaks etc continue and so forth. The mold and mildew will get us if the bylaws don't!

But today I'm writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this

new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go. How many seniors alone have died so far as a result of these policies? It really deserves a public inquiry into the numbers of death by eviction!

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors--all necessary to our economy--and paying their taxes. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally **nowhere that they can afford to go in Vancouver or its suburbs**. They could easily become homeless as a result, as has happened to so many already. It's terrifying!

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP. It will take a lot of healing work to redress the money-laundering corruption and other housing-crisis factors that have plagued renters in this city, and we applaud you for the progress you've made so far. Please be creative and relentless as we go forward. Thank you.

Sincerely,

Kirsty Barclay




Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:00 PM
To: Public Hearing
Subject: Fwd: Marpole Evictions

----- Forwarded message -----

From: Tamara Brown [REDACTED]
Date: Sat, Sep 7, 2019 at 1:32 PM
Subject: Marpole Evictions
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Tamara Brown



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:01 PM
To: Public Hearing
Subject: Fwd: 8638 and 8656 Oak Street

----- Forwarded message -----

From: [REDACTED]
Date: Thu, Sep 5, 2019 at 5:19 PM
Subject: 8638 and 8656 Oak Street
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>

[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am a parishioner at St. Augustine's Anglican Church in Marpole. St. Augustine's supports a number of Marpole residents who reside in the affordable (barely) accommodation in the neighbourhood, through community meal and activity programs. Many of those residents are part of our church community. We have experienced much distress as a result of buildings being demolished or renovated by landlords, effectively displacing tenants and forcing them away from the community in which they live, work, contribute and find support. In just one recent example, one of our friends, volunteers and choir members was forced out of her home close to the church and relocated to East Vancouver. She has mobility issues and as a result has had to re-establish connections with the community in the new neighbourhood. Not long after moving she was diagnosed with chronic fatigue - the stress imposed on displaced persons is real and cannot be 'fixed' unless a genuine commitment to relocation in affordable housing within the community is honoured.

I voted for Kennedy Stewart because of his pre-election promises to do something to protect our vulnerable residents and our vulnerable communities. I hope to see those promises honoured by the way that Council deals with the proposed development of 8638 and 8656 Oak Street.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

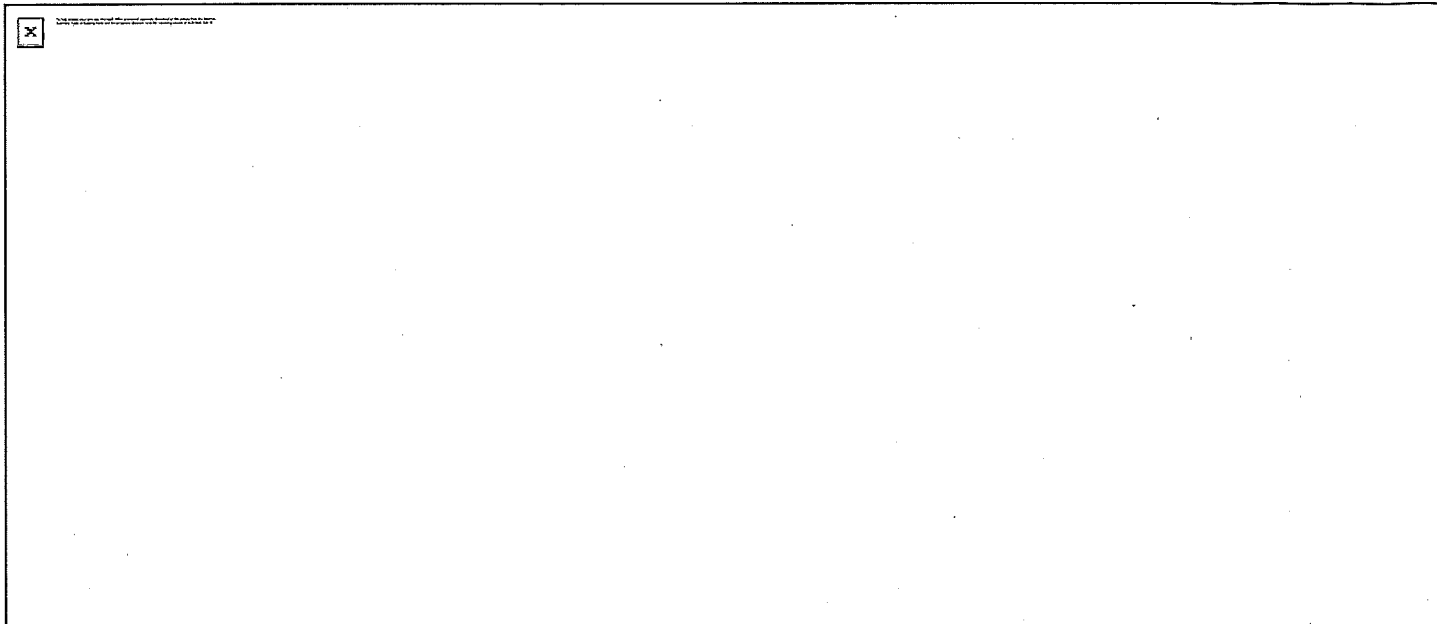
Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. While this developer may be presenting the development as an opportunity to provide additional rental stock for Vancouver renters, in truth, what is happening is that the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go, placing immense hurdles in the way of their ability to thrive, and imposing a serious threat to their ability to survive.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below). The proposed 'discounted' rent exceeds the total disability payment, immediately disqualifying anyone on disability from being able to stay in their home. The discounted rent represents 42% of the GROSS median income of Marpole residents.

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result. Councillor Jean Swanson said on CBC Radio on Tuesday morning of this week that homelessness in Vancouver has peaked this summer, with the DTES carrying homeless numbers of more than 2000 people. Every unit removed from the reach of vulnerable currently housed tenants - will further swell these numbers, of which we should already be ashamed.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,
Meredith A. Sargent



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:01 PM
To: Public Hearing
Subject: Fwd: demovicted so the landlord can build a larger building

----- Forwarded message -----

From: cuty py [REDACTED]
Date: Sat, Sep 7, 2019 at 5:40 PM
Subject: demovicted so the landlord can build a larger building
To: <CLRboyle@vancouver.ca>, <CLRblich@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
Cc: <marpolevtu@gmail.com>, Vancouver Tenants Union <tenantsunion.yvr@gmail.com>

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these

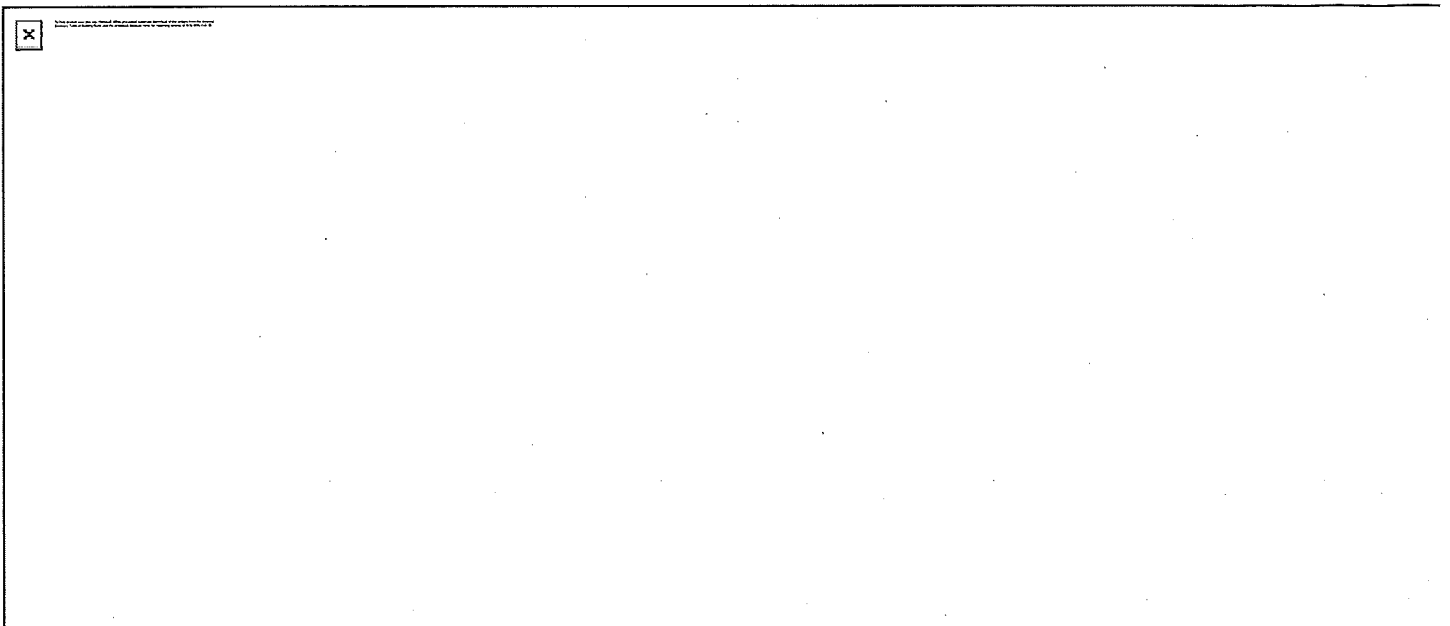
relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

[Redacted]

[Redacted]



Tracy Cliffe

[Redacted]

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Saturday, September 07, 2019 6:04 PM
To: Public Hearing
Subject: Fwd: 8638 and 8656 Oak Street

----- Forwarded message -----

From: Sharon Salomons [REDACTED]
Date: Sat, Sep 7, 2019 at 12:34 PM
Subject: Re: 8638 and 8656 Oak Street
To: <CLRboyle@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <allison.Dunnet@vancouver.ca>, <CLRwiebe@vancouver.ca>, <abigail.bond@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond
Senior Planner, Affordable Housing Programs, Allison Dunnet

I am the priest of St Augustine's Anglican Church in Marpole. Our church is quite involved with the local community, serving a community dinner and community breakfast once per week. We also host the Greater Vancouver Food Bank once each week. Some of our own church members as well as those we into contact regularly with in our neighbourhood are in need of affordable housing. Marpole is one of the few neighbourhoods left in Vancouver that offers some rental apartment units that some can afford. Indeed I have heard from local residents about their concerns about unsafe or inadequate housing, unresponsive landlords, or other concerns and desire to find better accommodation, but are unable to find anything better, so have to make do.

To hear that there is another possibility of demovictions at the two apartment buildings at 8636 Oak St. and 8656 Oak St. About 60 tenants will lose their homes! Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount.

I would ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

The Reverend Sharon Salomons
St Augustine's Anglican Church



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Sunday, September 08, 2019 3:14 PM
To: Public Hearing
Subject: Fwd: 8636 and 8656 Oak Street

----- Forwarded message -----

From: **lauren rice** [REDACTED]
Date: Sun, Sep 8, 2019 at 11:36 AM
Subject: 8636 and 8656 Oak Street
To: CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council, Director of Affordable Housing, Abigail Bond, Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go. While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount.

According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below) There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city.

they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs.

They could easily become homeless as a result. I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Lauren Rice [REDACTED]

Figure 8: Summary of Existing Rents at [REDACTED] at [REDACTED]

Unit type	Current Monthly
Studio	\$690
One-bedroom	\$760
Two-bedroom	\$1,100
Three-bedroom	n/a

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Sunday, September 08, 2019 3:14 PM
To: Public Hearing
Subject: Fwd: Support of tenants at 8636 and 8656 Oak St

----- Forwarded message -----

From: Christine Byrne [REDACTED]
Date: Sat, Sep 7, 2019 at 9:58 PM
Subject: Support of tenants at 8636 and 8656 Oak St
To: CLRboyle@vancouver.ca <CLRboyle@vancouver.ca>, CLRbligh@vancouver.ca <CLRbligh@vancouver.ca>, CLRcarr@vancouver.ca <CLRcarr@vancouver.ca>, CLRdegenova@vancouver.ca <CLRdegenova@vancouver.ca>, CLRfry@vancouver.ca <CLRfry@vancouver.ca>, CLRwiebe@vancouver.ca <CLRwiebe@vancouver.ca>, CLRdominato@vancouver.ca <CLRdominato@vancouver.ca>, CLRhardwick@vancouver.ca <CLRhardwick@vancouver.ca>, CLRkirbyyung@vancouver.ca <CLRkirbyyung@vancouver.ca>, CLRswanson@vancouver.ca <CLRswanson@vancouver.ca>, kennedy.stewart@vancouver.ca <kennedy.stewart@vancouver.ca>, abigail.bond@vancouver.ca <abigail.bond@vancouver.ca>, allison.Dunnet@vancouver.ca <allison.Dunnet@vancouver.ca>

[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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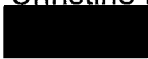
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There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Christine Byrne



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Sunday, September 08, 2019 3:14 PM
To: Public Hearing
Subject: Fwd: support for tenants at 8636-8656 Oak St.

----- Forwarded message -----

From: Chris [REDACTED]
Date: Sat, Sep 7, 2019 at 8:23 PM
Subject: support for tenants at 8636-8656 Oak St.
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these

relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

As the Deacon at St. Augustine's Anglican Church at 8680 Hudson St., I frequently encounter and engage with those who live in low-income rentals in our neighbourhood and I am aware of their vulnerabilities and challenges. These folks may frequent our community events and meals and attend our services. They are our neighbours who we care deeply about, especially in times of uncertainty and housing needs.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

The Reverend Christine Magrega,

Deacon, St. Augustine's Anglican Church



Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Sunday, September 08, 2019 3:15 PM
To: Public Hearing
Subject: Fwd: Oak Street "Development"

----- Forwarded message -----

From: Kira Mok [REDACTED]
Date: Sat, Sep 7, 2019 at 7:26 PM
Subject: Oak Street "Development"
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRFry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>
[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

*I have been renting in Vancouver for eight years now. I currently live in a collective of 8 people, and my top two reasons for continuing to live here is affordability and community. This makes a space ACCESSIBLE for me. Having a home is much more than just having a physical space to live in. Having a space be affordable means I don't have to spend all of my resources making ends meet to stay where I am. Real affordability means I can contribute to myself and my community that I would otherwise not be able to do. It means I can actually enjoy quality of life. That is what will be taken from the people of 36 & 56 Oak street.

Relocating an entire community is very difficult to do, and if the community cannot be adequately relocated in an actually affordable space, then the result is people/families having to recalibrate their whole lives and communities in the name of profit. A building has only reached the end of it's life when it is no longer meeting the needs of it's residents. With an almost 0% vacancy rate, this most certainly isn't the case. It's up to the city of Vancouver to recognize inaccessibility and to be accountable to the people who have called Marpole home all their lives. Low income people are just that, people. And they deserve to be advocated for by their government and their council. Low income people all over Vancouver and the lower mainland (a huge demographic) are watching how other fellow low income residents of 36 & 56 are being treated, and we are taking note.*

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square

footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

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I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Joey Mok

Dragnea, Irina

From: Lisa Descary [REDACTED]
Sent: Sunday, September 08, 2019 3:15 PM
To: Public Hearing
Subject: Fwd:

----- Forwarded message -----

From: Josey Ross [REDACTED]
Date: Sat, Sep 7, 2019 at 7:24 PM
Subject:
To: <CLRboyle@vancouver.ca>, <CLRbligh@vancouver.ca>, <CLRcarr@vancouver.ca>, <CLRdegenova@vancouver.ca>, <CLRfry@vancouver.ca>, <CLRwiebe@vancouver.ca>, <CLRdominato@vancouver.ca>, <CLRhardwick@vancouver.ca>, <CLRkirbyyung@vancouver.ca>, <CLRswanson@vancouver.ca>, <kennedy.stewart@vancouver.ca>, <abigail.bond@vancouver.ca>, <allison.Dunnet@vancouver.ca>

[REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

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relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Josey Ross



Dragnea, Irina

From: James Mager [REDACTED]
Sent: Sunday, September 08, 2019 5:33 PM
To: Public Hearing; Boyle, Christine; Bligh, Rebecca; Carr, Adriane; De Genova, Melissa; Fry, Pete; Wiebe, Michael; Dominato, Lisa; Hardwick, Colleen; Kirby-Yung, Sarah; Swanson, Jean; Stewart, Kennedy; Bond, Abigail; Dunnet, Allison
Cc: [REDACTED] Vancouver Tenants Union
Subject: Support of tenants at 8636 and 8656 Oak St.

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

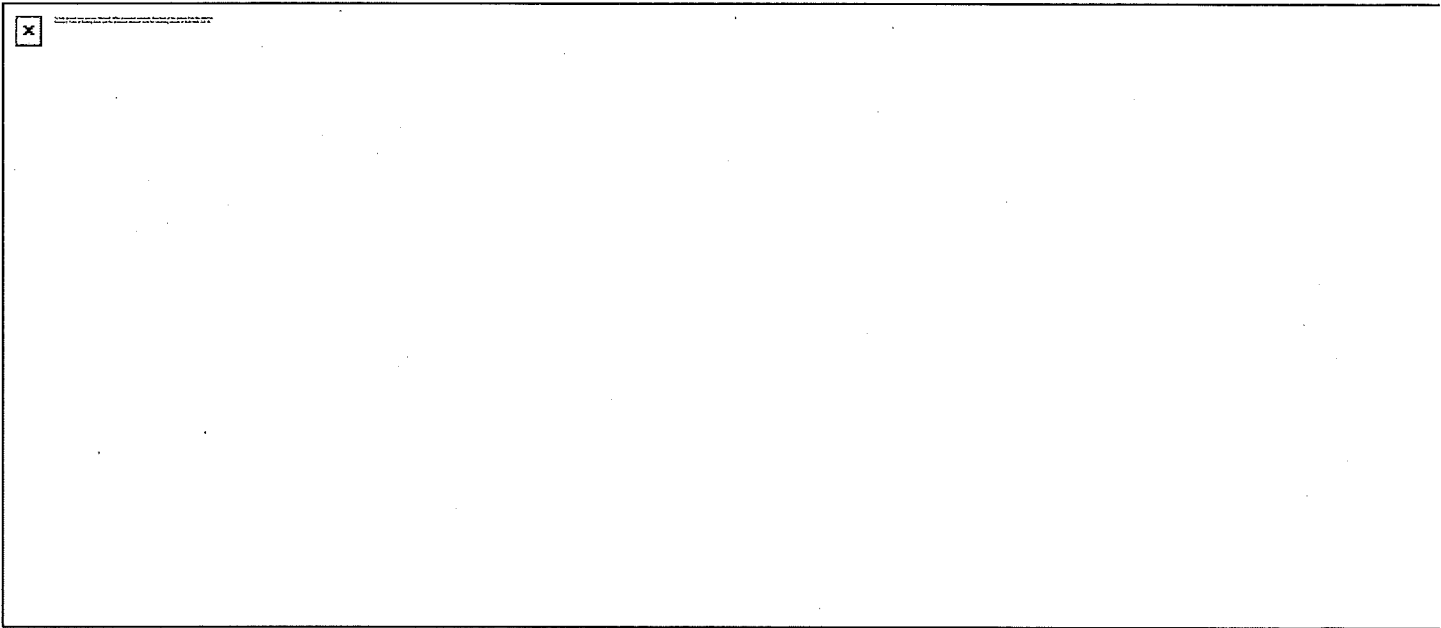
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I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.



Sincerely,

James Mager



Dragnea, Irina

From: Claudine Bananal [REDACTED]
Sent: Sunday, September 08, 2019 9:46 PM
To: Public Hearing; Boyle, Christine; Bligh, Rebecca; Carr, Adriane; De Genova, Melissa; [REDACTED] Fry, Pete; Wiebe, Michael; Dominato, Lisa; Hardwick, Colleen; Kirby-Yung, Sarah; Swanson, Jean; Stewart, Kennedy; Bond, Abigail; Dunnet, Allison
Cc: [REDACTED]
Subject: Appeal to Support Tenants of 8636 and 8656 Oak St. Facing Demoviction and 71% Increase

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond, Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am Claudine Bananal, a resident in Marpole and a tenant at [REDACTED]. I am writing to express extreme concern about being forced out of our homes. I am sharing a space with my elderly parents, an effort to help them with everyday expenses such as rent. We are fortunate to have a living room that is spacious enough to divide it and convert a section into a comfortable makeshift bedroom for myself, for practical reasons. The thought of possibly being displaced can be distressing due to scarcity of realistically affordable homes and spaces that may be too small for us to be able to comfortably share. We love the Marpole neighbourhood so much since moving here three years ago, and for the first time since moving to Canada, this is where we felt at home.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

While the landlord has offered returning tenants a discounted rent in the new building, the new rents are out of reach of current tenants, even with a discount. According to the developer, a one-bedroom in the new building will cost \$1,875 without the discount, and \$1,313 with it. This would mean a 71% increase in rent from the current rate, even with the 30% discount. (See table below)

There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,
Claudine Bananal



Dragnea, Irina

From: lunafox999 [REDACTED]
Sent: Monday, September 09, 2019 12:57 AM
To: Public Hearing; Boyle, Christine; Bligh, Rebecca; Carr, Adriane; De Genova, Melissa; Fry, Pete; Wiebe, Michael; Dominato, Lisa; Hardwick, Colleen; Kirby-Yung, Sarah; Swanson, Jean; Stewart, Kennedy; Bond, Abigail; Dunnet, Allison
Cc: [REDACTED]

Dear Mayor and Council,
Director of Affordable Housing, Abigail Bond,
Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am a tenant who was successfully renovicted in 2018 after a lost battle with the landlord. This experience caused a lot of stress in my life. Now I reside in a rooming house because there is nothing available that I can afford.

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

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I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,



Figure 8: Summary of Existing Rents and the Proposed Discounted Rents for Returning Tenants at 8636-8656 Oak Street

Unit type	Current Average Monthly Rents	Proposed Monthly Rents	30% First Right of Refusal Discount Applied to Returning Tenants
Studio	\$690	\$1,575	\$1,103
One-bedroom	\$768	\$1,875	\$1,313
Two-bedroom	\$1,100	\$2,450	\$1,715
Three-bedroom	n/a	\$3,050	\$2,135

Dragnea, Irina

From: Emma Dolhai [REDACTED]
Sent: Monday, September 09, 2019 9:00 AM
To: Public Hearing; Boyle, Christine; Bligh, Rebecca; Carr, Adriane; De Genova, Melissa; Fry, Pete; Wiebe, Michael; Dominato, Lisa; Hardwick, Colleen; Kirby-Yung, Sarah; Swanson, Jean; Stewart, Kennedy; Bond, Abigail; Dunnet, Allison
Subject: In support of tenants at 8636 Oak St. and 8656 Oak St.

Dear Mayor and Council, Director of Affordable Housing, Abigail Bond, and Senior Planner, Affordable Housing Programs, Allison Dunnet,

I am writing to express extreme concern about vulnerable tenants at 8636 Oak St. and 8656 Oak St. being forced out of their homes.

Under the Tenant Relocation and Protection Policy (TRPP), tenants are entitled to compensation and relocation in their current neighbourhood of Marpole, in comparable rental units, with similar square footage and, for low income tenants, within 10% of their current rents, which are presently \$768/mo for 1 bedroom.

Unfortunately, almost no such comparable rentals exist in Marpole, or indeed anywhere in Vancouver. This means that rather than providing additional rental stock for Vancouver renters, the development of this new building will merely replace affordable rental units with unaffordable ones, forcing vulnerable tenants out of their homes, and leaving them nowhere to go.

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There are more than 60 tenants living in these two buildings, the vast majority of whom are low-income tenants, working jobs in retail, in home care and other low-paid sectors. They work in the neighbourhood, and many of them have children who attend local schools. At present, many of them are already working multiple jobs, taking on overtime and double shifts, and sharing one-bedroom units with roommates to make ends meet in this unaffordable city. If they are forced out of these relatively affordable rental units, there is literally nowhere that they can afford to go in Vancouver or its suburbs. They could easily become homeless as a result.

I ask that the City refuse to issue an occupancy permit for this landlord, unless they find a way to meaningfully relocate the tenants at rents within 10% of their current rent, and on top of other required compensations under the TRPP.

Sincerely,

Emma Dolhai
[REDACTED]

--
Emma Dolhai

