

Refers to item #Unfinished Business 1

Council, October 20, 2020 (Referred from October 6 and 13, 2020, Council Meeting)

MEMORANDUM

October 19, 2020

TO: Mayor and Council

CC: Sadhu Johnston, City Manager
Paul Mochrie, Deputy City Manager
Karen Levitt, Deputy City Manager
Lynda Graves, Administration Services Manager, City Manager's Office
Rena Kendall-Craden, Civic Engagement and Communications Director
Rosemary Hagiwara, Acting City Clerk
Anita Zaenker, Chief of Staff, Mayor's Office
Neil Monckton, Chief of Staff, Mayor's Office
Alvin Singh, Communications Director, Mayor's Office
Mary Clare Zak, Managing Director, Social Policy & Projects Division
Jeff Greenberg, Assistant Director of Legal Services

FROM: Sandra Singh, General Manager, Arts, Culture and Community Services

SUBJECT: Modification of Lease for RainCity Housing and Support Society for Overdose Prevention Site at 1101 Seymour Street – replacement of lease to RainCity Housing and Support Society ("Operator") to Vancouver Coastal Health ("Funder")

The City-owned property located at 1101 Seymour is being considered by City Council for lease recommendations pertaining to Supporting Women's Alternatives Network (SWAN Vancouver) Society (Recommendations B and D), and RainCity Housing and Support Society (Recommendations B, C, and D).

On October 20, 2020, Council will convene (item referred from the October 6 and October 13, 2020, Council meeting), to consider staff recommendations, including lease considerations for an Overdose Prevention Site (OPS) operated by Raincity Housing and Support Society at #101-1101 Seymour, funded by Vancouver Coastal Health (VCH). Based on what was heard at Council, October 13, 2020, the Funder has requested an amendment in the report to allow for a direct lease with the City for this site to address public concerns. Based upon discussions with the Funder, staff recommend changes to the report for Recommendations B, C and D only pertaining to RainCity Housing and Support Society.

BACKGROUND

An Overdose Prevention Site (OPS) is an emergency community health service operated under a Provincial public health order in the context of the overdose public health emergency.

Stigma is a major barrier to accessing public health services for drug users. After hearing from speakers at the October 13, 2020 Council meeting, staff received a formal request from Vancouver Coastal Health to amend the leaseholder of #101-1101 Seymour from RainCity Housing and Support Society to Vancouver Coastal Health. This request was made due to VCH's risk assessment of considerable safety and accessibility of service issues for drug users in this neighbourhood. Staff and VCH have also recognized, after hearing from speakers, that additional levels of service support may be required to ensure the safety and capacity of the Operator. This recognition is within the context of overall increased demand and service-level needs in the area during COVID-19, including impacts experienced in the neighbourhood with the relocation of people experiencing homelessness from Oppenheimer Park to the Granville Street area.

Therefore, Staff support the accountability of operations at #101-1101 Seymour falling under the Funder, Vancouver Coastal Health, given their direct mandate for health services, with the City's ongoing partnership to address community concern raised for additional health services in the Yaletown/Downtown South neighbourhood.

The VCH requested amendment has two key implications in the report recommendations:

- 1) The City would lease #101-1101 Seymour directly to the Funder, Vancouver Coastal Health rather than the Operator, RainCity Housing and Support Society; and,
- 2) VCH is a government health agency and, as such, is not eligible for a City grant; accordingly, the lease rate would be at market rate.

RECOMMENDATION

THAT, Recommendation B in the Council report be replaced with the following:

B. "THAT Council approve the following **government health agency** to occupy and be the leaseholder #101 – 1101 Seymour Street, being a 580 square foot portion on the 1st floor of the social service centre (the "Centre") at 1101 Seymour Street, legally described as *Parcel Identifier: 029-321-808; Lot 1 Block 93 Plan EPP40740 District Lot 541 NWD Group 1* (the "Property"):

Vancouver Coastal Health Authority ("VCH")."

FURTHER THAT, Recommendation C in the Council report be replaced with the following:

C. "THAT Council authorize the Director of Real Estate Services to negotiate and **execute a lease agreement with VCH for #101 – 1101 Seymour Street (the "VCH Lease")**. The VCH Lease shall be based on the following terms and conditions, and upon such other terms and conditions to the satisfaction of the General Manager of Real Estate and Facilities Management, the General Manager of Arts, Culture and Community Services and the Director of Legal Services:

- i. Term and Renewal Options: One year and 5 months commencing November 1, 2020, plus one renewal option for a further two (2) years;
- ii. Rent and Operating Costs: Total Rent of **\$27,840** per annum, inclusive of payment in lieu of property taxes, plus applicable sales taxes."

FURTHER THAT, Recommendation D in the Council report be replaced with the following:

D. "THAT no legal rights or obligations be created or arise by Council's adoption of Recommendations A, B and C unless and until the Modification and the **VCH Lease** have been executed and delivered by the respective parties.

Recommendation A authorizes a grant and requires 2/3 affirmative vote of all Council members, per the Vancouver Charter S.206 (1).”

Action is required by Council.

Thank you for your consideration. If you have questions or concerns, please do not hesitate to reach out to Sandra Singh at sandra.singh@vancouver.ca.

A handwritten signature in black ink that reads "Sandra Singh". The signature is written in a cursive, flowing style.

Sandra Singh
General Manager, Arts, Culture and Community Services
604.871.6858 | sandra.singh@vancouver.ca