

COUNCIL MEMBER'S MOTION

4. Scaling Seniors Housing Needs in False Creek South

Co-submitted by: Councillors Fry and Hardwick

WHEREAS

1. In False Creek South nearly one in three residents are above the age of 65, proportionately double that of Vancouver as a whole. There are over 2150 seniors (65 years and over) in the False Creek South Census Tract.¹ This is 35.9% of the area's population – up from 30.4% in the 2016 Census – and more than double the 17% of the City as a whole;
2. It is anticipated that the population in False Creek South and the surrounding areas will age significantly over the coming decade and beyond. BC's population continues to age, and the relative proportion of senior population is increasing. Province-wide, seniors are expected to represent 27 per cent of B.C.'s population by 2038;²
3. As residents age in place in False Creek South, there are very few opportunities for them to move into appropriate 'right-sized' housing, forcing them to otherwise stay in affordable housing that could be freed up for families. Through thoughtful and proactive planning there is an opportunity and imperative to provide appropriate housing and services so that seniors and people with disabilities can age in their community;
4. The Broadway Lodge and the Residences for Independent Living Society – (RILS) have successfully provided care and housing for seniors and adults with disabilities respectively in False Creek South for over 40 years. Both currently lease parcels of City-owned land in False Creek South, with the lease agreements for their current facilities expiring in 2036 and 2040;
5. Currently, the Broadway Lodge is the only long term care home in False Creek South or anywhere between Arbutus and Main and north of Broadway. The lodge currently provides 114 beds, but the facilities are aging and operators estimate they will need to be substantially upgraded by 2030;
6. The Broadway Lodge and the Residences for Independent Living Society have joined together to form the Broadway Group in order to provide a better economy of scale and development capacity to support the ageing population of False Creek South, and propose a vision for the future in a Campus of Care;
7. As more seniors are living to 85 and beyond, an increasing number of individuals will face limitations and long-term health challenges. This will put increasing pressure on all levels of government to ensure adequate support, in areas such as housing, health care and home care, as well as

transportation, among other things. These demographic trends are predicting a substantial growth in the population of seniors in BC, and there are expected to be an increasing provincial investment in new Long Term Care beds, which will peak in the second half of the 2020's. With support and certainty, the Broadway Group could be well positioned to capture some of this investment to support their vision for a Campus of Care;

8. The City of Vancouver's Future of False Creek South: Advancing a Conceptual Development Plan and Addressing Lease Expiries report received by Council in October 2021 identified the importance of Community care facilities and special needs housing, with direction to prioritize working with housing operators and other levels of government, to secure replacement units in the community; and
9. On 28 October 2021, Council unanimously resolved to provide supportive or culturally appropriate housing for vulnerable and marginalized populations, including seniors and people with disabilities in False Creek South, as part of the Future of False Creek South: Advancing a Conceptual Development Plan and Addressing Lease Expiries amended recommendations.

THEREFORE BE IT RESOLVED THAT Council direct the General Manager of Arts, Culture and Community Services to report back in September 2022 on a process for Council consideration, to make land available for a new False Creek South Campus of Care; to enable the Broadway Group to develop MOUs with necessary partners, and to secure funds from senior governments and private sources in order to develop housing and wrap-around services for the growing population of seniors in and near False Creek South to age in community and to secure care and housing for adults with disabilities in the area;

FURTHER THAT Council directs the General Manager of Planning, Development and Sustainability to consider this direction in the context of and as a possible catalyst for the larger False Creek South Community Plan.

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1. StatsCan: <https://www12.statcan.gc.ca/census-recensement/2021/dp-pd/prof/details/page.cfm?Lang=E&SearchText=canada&DGUIDlist=2021S05079330049.02,2021A000011124&GENDERlist=1,2,3&STATISTIClist=1&HEADERlist=0> [statcan.gc.ca]
 2. United Way: <https://www.uwlm.ca/news/b-c-s-senior-population-will-exceed-national-average/amp/> [uwlm.ca]