

File No.: 04-1000-20-2017-374

November 21, 2017

s.22(1)

Dear s.22(1)

Re: **Request for Access to Records under the Freedom of Information and Protection of Privacy Act (the "Act")**

I am responding to your request of October 10, 2017 for:

All internal and external communications from City of Vancouver staff regarding the Village Wellness with DP 2017-00005 located at 206-1540 2nd Avenue West for the period of June 1, 2017 to October 5, 2017.

All responsive records are attached. Some information in the records has been severed, (blacked out), under s.13(1) of the Act. You can read or download this section here: http://www.bclaws.ca/EPLibraries/bclaws_new/document/ID/freeside/96165_00

Please note: some information in the records has been marked as "Not responsive" because the records refer to a different address and therefore do not pertain to 1540 West 2nd Avenue.

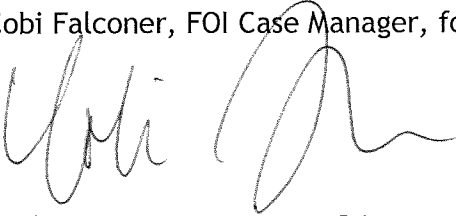
Under section 52 of the Act you may ask the Information & Privacy Commissioner to review any matter related to the City's response to your request. The Act allows you 30 business days from the date you receive this notice to request a review by writing to: Office of the Information & Privacy Commissioner, info@oipc.bc.ca or by phoning 250-387-5629.

If you request a review, please provide the Commissioner's office with: 1) the request number assigned to your request (#04-1000-20-2017-374); 2) a copy of this letter; 3) a copy of your original request for information sent to the City of Vancouver; and 4) detailed reasons or grounds on which you are seeking the review.

Please do not hesitate to contact the Freedom of Information Office at foi@vancouver.ca if you have any questions.

Yours truly,

Cobi Falconer, FOI Case Manager, for

A handwritten signature in black ink, appearing to read 'Cobi Falconer', written over the typed name.

Barbara J. Van Fraassen, BA
Director, Access to Information & Privacy

Barbara.vanfraassen@vancouver.ca
453 W. 12th Avenue Vancouver BC V5Y 1V4
Phone: 604 .873.7999
Fax: 604.873.7419

Encl.

:ma

RED TAG REPORT for 2017/07/02

Service Address HSE-1540 2nd Ave W
City Vancouver
Postal Code V6J 1H2
Customer Name

Customer Phone
Premise Number 543543
Service Pressure 14

Gas Off At Appliance
Appliance Boiler
Other
Hazards Found Gas Leak at Appliance No Pilot Safety/Control

Comment
possible control module/spark igniter/valve failure.

FortisBC Rep Dexter Contaoi (PFM)
FortisBC Phone 604-576-7000
Date & Time Reported 2017/07/02 13:19:25

OCT. 18 / 2017

Schedule A

Notice of Appeal

To: The Secretary
Board of Variance/Parking Variance Board
Vancouver City Hall
453 West 12th Avenue
Vancouver, B.C. V5Y-1V4
(604) 873-7723

I/We file an Appeal to the Board of Variance/Parking Variance Board.

The Property

Address:

1540 WEST 2ND AVENUE (UNIT #206)

Legal Description:

STRATA PLAN LMS 4510, PL 526 PWD

Type of Appeal

BOARD OF VARIANCE

Appeal for Variance

<input type="checkbox"/> Vancouver Charter, Section 573(1)(b)	Zoning and Development By-law, Section(s): _____
<input type="checkbox"/> Vancouver Charter, Section 573(1)(f)(ii)	Sign By-law, Section(s): _____
	Private Property Tree By-law, Section(s): _____
(See attached Vancouver Charter Provisions) * SITE CUB	

Appeal of Decision

<input checked="" type="checkbox"/> Decision of Director of Planning Vancouver Charter, Section 573(1)(a)	Development Application No. DP-2017-00005
<input type="checkbox"/> Decision of Development Permit Board Vancouver Charter, Section 573(1)(e)	<input type="checkbox"/> Appealing refusal
<input type="checkbox"/> Refusal of Tree Cutting/Removal Permit Vancouver Charter, Section 573(1)(f)(i)	<input type="checkbox"/> Appealing approval
	<input type="checkbox"/> Appealing condition(s) of approval
(See attached Vancouver Charter Provisions)	Development Application No. _____
	<input type="checkbox"/> Appealing refusal
	<input type="checkbox"/> Appealing approval
	<input type="checkbox"/> Appealing condition(s) of approval

* THE VIMAGE DISPENSARY

* DOP'S DECISION -

* JUNE 12/2017

42 DAYS

(FILED AFTER
EXP. DATE)

RECEIVED
CITY OF VANCOUVER
RECEIVED JUL 24 2017
BOARD OF VARIANCE

Non-Conformity

- ☐ Extension of Discontinued Non-conforming Use
Vancouver Charter, Section 573(1)(c), Section 568(3)
- ☐ Additions/Structural Alterations to Non-conforming Building
Vancouver Charter, Section 573(1)(d), Section 568(4)(a)
- ☐ Fire Damaged Non-conforming Building
Vancouver Charter, Section 573(1)(d), Section 568(5)(a)

(See attached Vancouver Charter Provisions)

PARKING VARIANCE BOARD

- ☐ Decision of Director of Planning
Building Board of Appeal By-law, Section 7.3

Parking By-law Section(s): _____

(See attached Vancouver Charter Provisions)

This Appeal is based on the following grounds (please print or type, attaching additional pages if required):

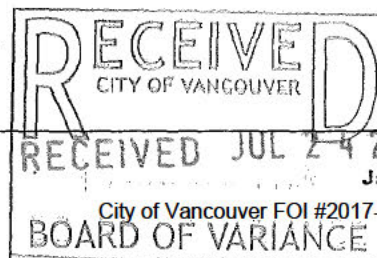
See attached documents

NOTE: You must state all grounds of appeal that you intend to raise at the hearing of the appeal. Introducing new grounds of appeal at the hearing may result in an adjournment of the hearing by the board.

The following material is attached and made part of this Appeal:

*email from city
letter of hardship
plans*

more documents to follow.



NOTE: All written material you intend to submit to the board of variance must be attached to this notice of appeal. You may produce other supporting materials, including photographs, plans or diagrams at the appeal hearing.

I/WE declare that the statements contained in this Notice of Appeal and all attachments are, to the best of my/our belief, true and correct in all respects.

I/WE acknowledge that this Notice of Appeal and all attachments are available to the public.

Signature(s) of Appellants:

[Handwritten signatures]
 ANDREA DOBBS JEREMY JACOB

Name(s) of Appellant(s) (please print):

Name of Company (if applicable):

The Village Wellness Society

Mailing Address:

206 - 1540 W 2ND AVE.
 Vancouver BC
 V6S 1H2

Telephone:

1-617-326-3569

Fax:

Email:

andrea.thevillage@gmail.com

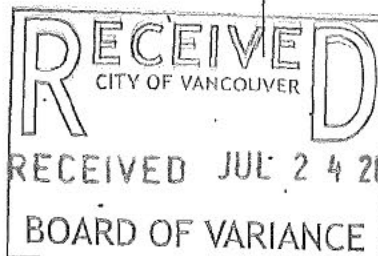
(To be completed by staff)



CITY OF
 VANCOUVER

vancouver.ca

Louis Ng, B.A., B.Sc. & Dipl.T.
 Secretary and Freedom of Information Officer
 Board of Variance, Community Services
 tel 604.873.7723
 cell 604.805.8173
 fax 604.873.7475
 email louis.ng@vancouver.ca



RECEIVED JUL 24 2017

BOARD OF VARIANCE

Date:

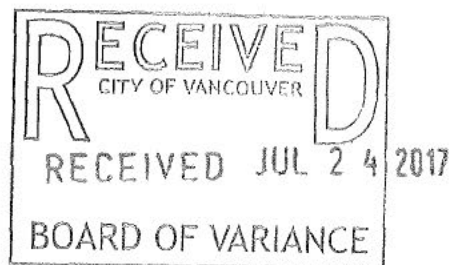
Signature

(To be completed by staff)

735155
 Appeal Number



Louis Ng, B.A., B.Sc. & Dipl.T.
Secretary of the Board of Variance
& Freedom of Information Officer
Direct Line: (604) 873-7723
Facsimile: (604) 873-7475
Email: louis.ng@vancouver.ca



RE: Appeal of City's Decision to overturn Variance, The Village Wellness Society

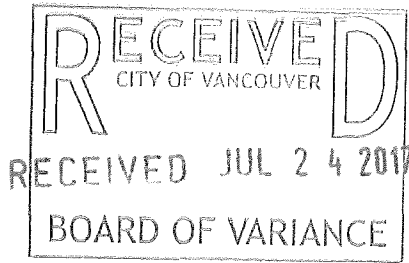
Dear Louis Ng,

We are filing this appeal to the Board of Variance to contest the City of Vancouver's decision to overturn the BoV's previous exception, which allowed The Village Wellness Society to continue operating at its current location at 206-1540 W2nd.

Through our FOI request, we've received the results of the Development Permit public consultation, and reviewed the 28 letters opposed to our business. After our review, we do not feel that the letters carried merit sufficient to overrule the 240+ letters of support submitted to the BoV last fall, the dozen or so witnesses, and the unanimous decision of the BoV.

The comments within the letters repeat many of the same concerns. I'll mention each and then address directly:

<u>Complaint</u>	<u>Instances</u>
1. The Village is too close to Granville Island	7
2. There are too many dispensaries already	7
3. There are too many children in the neighborhood	6
4. Dispensaries attract vagrants and crime	6
5. Dispensaries and their owners are bad	4
6. Comment was about another dispensary	3
7. The Waterfall building is too nice	2
8. No Medical proof of cannabis benefits	2
9. The proposed hours are too long	1
10. Dispensaries and their clients smell bad	1



Analysis from the Village:

1. **The Village is too close to Granville Island** – 7 comments.
The City's Bylaws place us in the correct zoning, and more than 300m from children's centres on Granville Island. We are members of the Granville Island Business Improvement Association, and enjoy good relationships with many of the business owners and staff on the Island. The opinions of these community members should not be considered in the City's decision making process.
2. **There are already too many dispensaries in the area.** – 7 comments
Two of the business mentioned in the letters are closed (Granville Island Dispensary and CannaWide), and two of them are outside the City's bylaw process (Canna Clinic and Weeds). The Village is the only business of its type in South False Creek. These are opinions based on inaccurate information and should not be considered in the City's decision making process.
3. **There are many children in the neighborhood** - 6 comments
We are family run and respect children's right to a safe, clean environment. Part of the reason we chose this location is that only about 14% of residents in South False Creek/Kitsilano are below the age of 17, compared to a high of 30% in Dunbar-Southlands, and 19% for the City of Vancouver*. The Village is located in an adult dense neighbourhood. *Data from 2011 vancouver.ca
4. **Dispensaries attract vagrants and crime** – 6 comments.
The complaints of needles, litter, loitering, consuming on the sea wall and in public spaces can be applied to many parts of the city. These issues exist regardless of the operation of dispensaries, and should be excluded from the City's decision making process. In one letter, a complainant noted that "once the (Granville Island Dispensary) was closed, peace returned to the neighborhood". This was in March 2016: the Village has been operating the entire time that this complainant has been enjoying a peaceful neighbourhood.
5. **Dispensaries and their owners are bad** – 4 comments
These complaints are generalizations highlighting the stigma's and discrimination facing cannabis and its consumers. These individuals are entitled to their opinion, however we question whether they are rational enough to warrant the reversal of the BOV decision.
6. **Comment was about another dispensary** – 3 comments
The Granville Island Dispensary was the subject of 3 complaints received in this process and should not be included in the response process.
7. **The Waterfall building is too nice** – 2 comments
Stephen Hynes, the developer of the Waterfall Building, testified at our BOV hearing last fall and stated that the Village fit the original vision he and Arthur



Erickson had for the building, which was one of progressive community spirit. He welcomes us in his building, next to the glass gallery which he still owns.

8. **No Medical proof of cannabis benefits** – 2 comments

Thousands of doctors/naturopaths/scientists and millions of patients disagree with this. These responses are not backed by science and should be invalid.

9. **The proposed hours are too long** - 1 comment

The current operating hours end at 7pm each day, appropriate for the neighbourhood. The proposed operating hours are theoretical and in anticipation of an evolving retail landscape.

10. **Dispensaries and their clients/products smell bad** - 1 comment

This is clearly subjective and should have no bearing on the city's decision.

If the content of the letters is reviewed objectively, we believe that they do not present an argument compelling enough to overrule the 240+ letters of support, the in-person testimony from our members, and the unanimous decision of the Board of Variance allowing us to proceed.

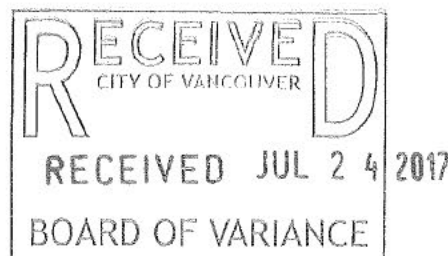
The Board of Variance granted our first appeal due to the high quality of care that we provide to our members, a quality of care that is not readily found in Vancouver dispensaries. All these reasons still apply. We now support over 3000 members: many of these citizens' travel past multiple dispensaries to patronize the Village and benefit from the services we provide.

With respect,

Jeremy Jacob

Director

The Village Wellness Society





Jeremy Jacob <jeremy@thevillagedispensary.ca>

Fwd: 1540 W 2nd Ave

Andrea Dobbs <andrea.thevillage@gmail.com>
To: Jeremy Jacob <jeremy@thevillagedispensary.ca>

Thu, Jun 15, 2017 at 12:35 PM

To follow up on.

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

From: **Pringle, Kyle** <Kyle.Pringle@vancouver.ca>

Date: Mon, Jun 12, 2017 at 11:37 AM

Subject: RE: 1540 W 2nd Ave

To: Andrea Dobbs <andrea.thevillage@gmail.com>, "jeremy.thevillage@gmail.com" <jeremy.thevillage@gmail.com>

JUNE 12TH (DATE OF DOP'S DECISION)

Hi Andrea,

Unfortunately, this is notice that the Director of Planning has decided to refuse your change of use application (DP-2017-00005). You now have 30 days to register an appeal with the Board of Variance. Please contact the Secretary of the Board of Variance, Louis Ng, at 604-873-7723 or louis.ng@vancouver.ca to schedule an appointment to register your appeal.

The refused drawings will be available for pick-up at the main floor reception desk (515 W 10th Ave) by Wednesday.

Regards,

Kyle Pringle

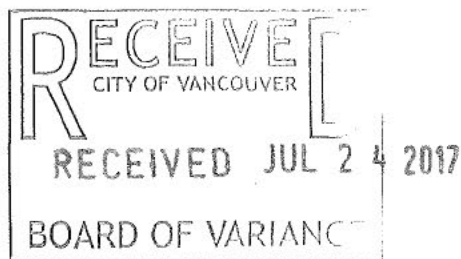
Project Coordinator - Development Review Branch

Development, Buildings, and Licensing - City of Vancouver

West Annex at City Hall, 515 West 10th Avenue

phone (604)873-7088

email kyle.pringle@vancouver.ca

**From:** Andrea Dobbs [mailto:andrea.thevillage@gmail.com]**Sent:** Friday, May 19, 2017 4:17 PM**To:** Pringle, Kyle; jeremy.thevillage@gmail.com**Subject:** Re: 1540 W 2nd Ave

Kyle,

From: ["Hamilton, Tom" <tom.hamilton@vancouver.ca>](mailto:tom.hamilton@vancouver.ca)

To: ["So, Mandy" <mandy.so@vancouver.ca>](mailto:mandy.so@vancouver.ca)

Date: 8/9/2017 9:25:39 AM

Subject: RE: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Hi Mandy, I hope to see Kathryn tomorrow. Until then I will ask Alvin to hold off ticketing this location and will let you know what direction I receive.

Tom

From: So, Mandy

Sent: Tuesday, August 08, 2017 4:46 PM

To: Hamilton, Tom

Cc: Greer, John; Peet, Bruce; Leung, Alvin

Subject: RE: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Good afternoon Tom,

Just following up on our conversation last week I was wondering if you had the opportunity to discuss this matter with Kathryn and s.13(1)

s.13(1) Please advise. Thanks.

Mandy So

Manager, Development Review Branch

Development, Building & Licensing

Ph: 604.871.6080

mandy.so@vancouver.ca

From: So, Mandy

Sent: Tuesday, August 01, 2017 1:56 PM

To: Hamilton, Tom

Cc: Greer, John; Peet, Bruce; Leung, Alvin

Subject: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Good afternoon Tom,

John & I would like to request a suspension on ticketing to the above noted MMRU (The Village Wellness Society) site until their BOV appeal date. The refusal was processed on July 4, 2017 based on objections received. s.13(1)

s.13(1) If you require any further information, please don't hesitate to ask.

Thanks.

Mandy So

Manager, Development Review Branch

Development, Building & Licensing

Ph: 604.871.6080

mandy.so@vancouver.ca

To help expedite submission of your application, please fill out BOTH sides of this information sheet prior to attending the Application Preview counter located in the Development and Building Services Centre, Ground Floor, 515 West 10th Avenue (West Annex, City Hall).

JOB LOCATION (Correct and complete addressing is important. Complete this section carefully.)

Address: 1540 W 2ND Van BC, V6S 1H2 Specifics: _____

Floor Level: 2 Suite No: 206

Legal Description: _____

Lot(s) _____ Block(s) _____ District Lot(s) _____ Plan Number(s) _____

Are you aware of the presence of any contaminated soils on the subject property? ☐ Yes ☒ No

Are you aware of the existence of any contaminated soils studies, reports, soil agreements, or Ministry of Environment orders or letters with respect to the subject property? ☐ Yes ☒ No

Is the building being converted to strata-title ownership? ☐ Yes ☒ No

Note: If you intend to convert an existing building to strata title ownership, please contact Subdivision and Strata Title staff at 604.871.6627 for information on the strata conversion process in advance of the issuance of any permits.

This area must be completed by the person signing the application form

Your Name: Andrea Dobbs

Mailing Address: 2631 TRIUMPH ST

City: Vancouver Postal Code: V5K 1T1

E-mail Address: andrea.the.village@gmail.com

Phone Number: 778-896 3655 Fax Number: _____

Company Name: The Village Wellness Society

Business License Account Number: _____

You are the:

01	<input type="checkbox"/>	Property Owner
02	<input type="checkbox"/>	Contractor
03	<input type="checkbox"/>	Certified Professional
04	<input type="checkbox"/>	Design Professional
05	<input checked="" type="checkbox"/>	Tenant
06	<input type="checkbox"/>	Agent for Owner
07	<input type="checkbox"/>	Agent for Tenant
08	<input type="checkbox"/>	Consultant
09	<input type="checkbox"/>	Non-profit Association
		Cert. No: _____
10	<input type="checkbox"/>	Civic Department
98	<input type="checkbox"/>	Other

Note: Contractors/design professionals/consultants **MUST** have a valid Business License to do work in the City of Vancouver. You may obtain current business license account numbers from the Business License Counter.

Complete the following for ALL applications

Property Owner's Name: Joel Mackoff (206-1540 W. 2ND Ave. Holdings LTD)

Address: 1755 EDGEWATER LANE City: NORTH VANCOUVER

Postal Code: V7H 1T3 Phone Number: 1.604.760.8446

Is the owner aware of this application? ☒ Yes ☐ No

Contractor's Name: N/A No work being proposed.

Address: _____ City: _____

Postal Code: _____ Phone Number: _____

Business License Account Number: _____

Tenant's Name: THE VILLAGE WELLNESS SOCIETY

Address: 206-1540 W 2ND AVE City: VANCOUVER

Postal Code: V6S 1H2 Phone Number: 778.379.6008

Job Contact: N/A

Address: _____ City: _____

Postal Code: _____ Phone Number: _____

Qualified Professional Contact Name (required for Salvage & Abatement): N/A

Address: _____ City: _____ Postal Code: _____

Phone Number: _____ Business License Account Number: _____

**BOARD OF VARIANCE / PARKING VARIANCE BOARD
APPEAL DECISION**

Appeal No. Z34929 – 1540 West 2nd Avenue (Unit #206)

Appeal Section: 573(1)(b) Appeal of Regulation (Medical Marijuana-related Use)
Legal Description: Strata Plan LMS4510, District Lot 526 NWD.
Lot Size: Irregular site.
Zone: C-2B
Related By-Law Clause: Section 11.28.2(a)

Appeal Description:

Requesting a relaxation of Section 11.28.2(a) of the Zoning and Development By-law (under Section 11, Additional Regulations) and in relation to a request to change the use of the existing space to a Medical Marijuana Related-Use at this site (reviewed under Development Application No. DE419427).

Name of Appellant(s): Andrea Dobbs and Jeremy Jacob
The Village Wellness Society
#206 - 1540 West 2nd Avenue
Vancouver, B.C.
V6S 1H2

This appeal was heard by the Board of Variance on September 07th, 2016 and was **ALLOWED**, thereby granting a relaxation of Section 11.28.2(a) of the Zoning and Development By-law (under Section 11, Additional Regulations) and in relation to a request to change the use of the existing space to a Medical Marijuana Related-Use at this site (reviewed under Development Application No. DE419427), and subject to the following conditions:

- (1) that NO sandwich board displays and/or any advertisement(s) including similar displays and/or advertisements shall be permitted in the complex area (at 1540 West 2nd Avenue), the adjacent perimeter areas and all the sidewalks in accordance with the Board's decision on September 07th, 2016; and
- (2) that the development shall otherwise comply with the requirements and regulations of the Zoning and Development By-law to the satisfaction of the Director of Planning.

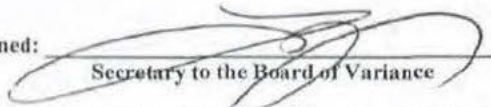
Diary? No (Yes)
To: PU 16 (JOHN TONG)
Date: SEP 07, 2016
2017 LOUIS NG
@ 8-7723

Additional note to the Appellants:

Please note that all the plans and construction must comply with the requirements of the Building By-law. If there is a question regarding the Board's decision, please contact the Secretary to the Board at (604) 873-7723. The Board's decision recorded in the executive summary Minutes (signed by the Chair of the Board) lies.

MMRU - 2016

Note: Unless otherwise ordered by the Chief Building Official in writing, the owner(s) **must obtain a Sign Permit within one-year from the hearing date** (on successful appeals / allowed appeals).

Signed: 
Secretary to the Board of Variance

Appeal No. Z34929 – 1540 West 2nd Avenue (Unit #206)

Freeman, John

From: Greer, John
Sent: Tuesday, June 27, 2017 7:50 AM
To: Lee, Darren; Pringle, Kyle
Cc: So, Mandy
Subject: RE: 1540 West 2nd Avenue - DP-2017-00005

Follow Up Flag: Follow up
Flag Status: Completed

s.13(1)

john greer
assistant director, development services
development, buildings, & licensing, city of vancouver
t: 604.871.6194 e: john.greer@vancouver.ca



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From: Lee, Darren
Sent: Friday, June 23, 2017 12:19 PM
To: Pringle, Kyle
Cc: So, Mandy; Greer, John
Subject: RE: 1540 West 2nd Avenue - DP-2017-00005

s.13(1)

darren lee | supervisor - development review branch
t | 604.871.6703

From: Pringle, Kyle
Sent: Friday, June 23, 2017 10:45 AM
To: Lee, Darren
Cc: So, Mandy; Greer, John
Subject: RE: 1540 West 2nd Avenue - DP-2017-00005

Hi Darren,

Unfortunately I notified the respondents immediately after the refusal was processed. I'll touch base with you when you get back to your desk.

Kyle

From: Lee, Darren
Sent: Friday, June 23, 2017 9:28 AM
To: Pringle, Kyle
Cc: So, Mandy; Greer, John
Subject: 1540 West 2nd Avenue - DP-2017-00005

Hi Kyle, can you confirm whether a letter was sent out to those who responded to notification informing them of the most recent Refusal?

If not, please *do not* send one. s.13(1)

s.13(1)

s.13(1)

Let me know when you're in today and

we can discuss further about next steps.

Thanks,

darren lee | supervisor - development review branch | development, buildings, & licensing
t | 604.871.6703

From: ["Leung, Alvin" <alvin.leung@vancouver.ca>](mailto:alvin.leung@vancouver.ca)

To: ["Waite, Rob" <rob.waite@vancouver.ca>](mailto:rob.waite@vancouver.ca)

Date: 7/8/2017 5:58:29 PM

Subject: FW: 1540 W 2nd Ave and Not responsive - subject to enforcement

Hi Rob,

Not responsive

Alvin

From: Jeliazkova, Diana

Sent: Monday, June 12, 2017 4:00 PM

To: Waite, Rob; Leung, Alvin

Cc: Peet, Bruce

Subject: 1540 W 2nd Ave and Not responsive - subject to enforcement

Hi Rob and Alvin,

On June 9, 2017, the following stores had their Development Permit applications processed, which has changed their enforcement status:

1540 W 2nd Ave – The Village Dispensary – their DP-2017-00005 was refused. As they are open and operating, this means that they are now subject to enforcement. Please add this location to your list of locations to issue MTIs.

Not responsive

On that last note – I will double-check the Tracker for locations that have a DP but no BL – the outcome of our last meeting on MMRU approval processes and enforcement was the decision to ticket all locations which have a DP but do not have a BL. I may not have been clear in communicating this to you guys, for which I apologize. I'll double-check that now and if there are additional stores that we should be ticketing I'll send you another email with that list of stores shortly.

Thank you!

Diana

From: ["Hamilton, Tom" <tom.hamilton@vancouver.ca>](mailto:tom.hamilton@vancouver.ca)

To: ["Waite, Rob" <rob.waite@vancouver.ca>](mailto:rob.waite@vancouver.ca)

Date: 8/16/2017 9:43:09 AM

Subject: RE: #206 1540 W 2nd Ave. The Village Wellness Society - Tickets Paid & Tickets Outstanding

[Thanks Rob](#)

From: Waite, Rob

Sent: Wednesday, August 16, 2017 10:02 AM

To: Hamilton, Tom

Subject: #206 1540 W 2nd Ave. The Village Wellness Society - Tickets Paid & Tickets Outstanding

Importance: High

Hi Tom,

There were no MTI issued to this MMRU in 2016.

These **3 MTI** are **paid** (\$1000) and have no balance owing.

MTI 31540

MTI 31616

MTI 31624

These **10 MTI** have **NOT been paid** and have \$1000 balance payable.

MTI 31650

MTI 31668

MTI 31689

MTI 31700

MTI 31758

MTI 31764

MTI 31770

MTI 31776

MTI 31782

MTI 31718

Let me know if you need any other information.

Rob

From: ["So, Mandy" <mandy.so@vancouver.ca>](mailto:mandy.so@vancouver.ca)

To: ["Hamilton, Tom" <tom.hamilton@vancouver.ca>](mailto:tom.hamilton@vancouver.ca)

Date: 8/9/2017 8:38:31 AM

Subject: RE: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Thanks Tom. I appreciate it.

From: Hamilton, Tom

Sent: Wednesday, August 09, 2017 9:26 AM

To: So, Mandy

Cc: Leung, Alvin; Waite, Rob; Peet, Bruce

Subject: RE: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Hi Mandy, I hope to see Kathryn tomorrow. Until then I will ask Alvin to hold off ticketing this location and will let you know what direction I receive.

Tom

From: So, Mandy

Sent: Tuesday, August 08, 2017 4:46 PM

To: Hamilton, Tom

Cc: Greer, John; Peet, Bruce; Leung, Alvin

Subject: RE: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Good afternoon Tom,

Just following up on our conversation last week I was wondering if you had the opportunity to discuss this matter with Kathryn s.13(1)

s.13(1) Please advise. Thanks.

Mandy So

Manager, Development Review Branch

Development, Building & Licensing

Ph: 604.871.6080

mandy.so@vancouver.ca

From: So, Mandy

Sent: Tuesday, August 01, 2017 1:56 PM

To: Hamilton, Tom

Cc: Greer, John; Peet, Bruce; Leung, Alvin

Subject: 1540 W. 2nd Ave (DP-2017-0005) - The Village Wellness Society

Good afternoon Tom,

John & I would like to request a suspension on ticketing to the above noted MMRU (The Village Wellness Society) site until their BOV appeal date. The refusal was processed on July 4, 2017 based on objections received. s.13(1)

s.13(1) If you require any further information, please don't hesitate to ask.

Thanks.

Mandy So

Manager, Development Review Branch

Development, Building & Licensing

Ph: 604.871.6080

mandy.so@vancouver.ca

From: ["Waite, Rob" <rob.waite@vancouver.ca>](mailto:rob.waite@vancouver.ca)

To: ["Hamilton, Tom" <tom.hamilton@vancouver.ca>](mailto:tom.hamilton@vancouver.ca)

Date: 8/22/2017 8:16:11 AM

Subject: RE: Enforcement Status - 1540 W 2nd Ave. - The Village Wellness Society

Thanks!

Rob

From: Hamilton, Tom

Sent: Tuesday, August 22, 2017 9:14 AM

To: Waite, Rob; Peet, Bruce

Subject: RE: Enforcement Status - 1540 W 2nd Ave. - The Village Wellness Society

Yes, please continue ticketing as per normal routine.

Tom

From: Waite, Rob

Sent: Tuesday, August 22, 2017 8:33 AM

To: Hamilton, Tom; Peet, Bruce

Subject: Enforcement Status - 1540 W 2nd Ave. - The Village Wellness Society

Hi Tom & Bruce,

I want to confirm that I am to resume enforcement and issuance of MTI's at 1540 W 2nd Ave. - The Village Wellness Society, a minimum of 2x per week.

Thanks,
Rob

From: ["Jeliazkova, Diana" <Diana.Jeliazkova@vancouver.ca>](mailto:Diana.Jeliazkova@vancouver.ca)

To: ["Waite, Rob" <rob.waite@vancouver.ca>](mailto:rob.waite@vancouver.ca)
["Leung, Alvin" <alvin.leung@vancouver.ca>](mailto:alvin.leung@vancouver.ca)

Date: 6/16/2017 8:43:56 AM

Subject: RE: MMRUs

Hey Alvin,

1540 W 2nd was refused on June 9th (see email below) so their unit number #206 wasn't approved. Please start ticketing at this location.

Diana

From: Waite, Rob
Sent: Friday, June 16, 2017 8:13 AM
To: Leung, Alvin
Cc: Jeliazkova, Diana
Subject: RE: MMRUs

I will try to find out for you Alvin.

Rob

From: Leung, Alvin
Sent: Thursday, June 15, 2017 4:56 PM
To: Waite, Rob
Cc: Jeliazkova, Diana
Subject: RE: MMRUs

Not responsive

1540 W 2nd Ave is open and operating but note they are using unit #206-1540 W 2nd Ave...#206 is also noted on their large white Development Application sign but NOT on the Case File in POSSE CF-2017-00005...I wonder if that was left out and if #206 is approved.

From: Waite, Rob
Sent: Wednesday, June 14, 2017 8:05 AM
To: Leung, Alvin
Cc: Peet, Bruce; Jeliazkova, Diana
Subject: FW: MMRUs

Hi Alvin,

Please check the two locations that I have highlighted in red and advise Diana if they are open and operating. These MMRU's have recently been refused by the DoP.

Thanks,
Rob

From: Pringle, Kyle
Sent: Monday, June 12, 2017 2:12 PM
To: Jeliazkova, Diana
Subject: MMRUs

Hi Diana,

If you don't mind, could you update the MMRU spreadsheet with the following info?

Not responsive

1540 W 2nd Ave – Refused on June 9, 2017
Not responsive

Thanks,

Kyle Pringle

Project Coordinator - Development Review Branch
Development, Buildings, and Licensing - City of Vancouver
West Annex at City Hall, 515 West 10th Avenue
phone (604)873-7088

From: Lee, Darren
Sent: Tuesday, June 13, 2017 11:05 AM
To: Jeliaskova, Diana; Waite, Rob
Cc: Hicks, Sarah
Subject: RE: MMRUs

Thanks for this.

Rob, please let us (and Sarah) know once this is confirmed.

darren lee | supervisor - development review branch
t | 604.871.6703

From: Jeliaskova, Diana
Sent: Tuesday, June 13, 2017 10:44 AM
To: Lee, Darren; Waite, Rob
Subject: RE: MMRUs

Hi Darren,

Rob will be the best person to tell us whether those stores are still open and operating, so I'm leaving that job to him – thanks in advance, Rob! I checked the Tracker and there it says that all those stores are still open, but I'd rather have Rob confirm that.

Hope that helps,
Diana

From: Lee, Darren
Sent: Tuesday, June 13, 2017 10:35 AM
To: Jeliaskova, Diana
Subject: RE: MMRUs

Thanks Diana. I think that was the intention. I still have to go through the letters Sarah sent and check on the applications as she had requested...how can we best check that the businesses she's identified are in fact operational?

darren lee | supervisor - development review branch
t | 604.871.6703

From: Jeliaskova, Diana
Sent: Monday, June 12, 2017 4:44 PM
To: Lee, Darren
Subject: RE: MMRUs

Hey Darren,

Turns out Sarah was still working on them, and she just sent them out! You're copied on her email.

Are you okay with sending letters to any newly approved DPs from now on?

Diana

From: Lee, Darren
Sent: Monday, June 12, 2017 4:11 PM
To: Jeliaskova, Diana
Subject: RE: MMRUs

Thanks Diana, I don't have them yet...

darren lee | supervisor - development review branch
t | 604.871.6703

From: Jeliaskova, Diana
Sent: Monday, June 12, 2017 3:48 PM
To: Pringle, Kyle
Cc: Lee, Darren
Subject: RE: MMRUs

Hi Kyle,

Yes, this is a recent change. The letters used to be sent by Phoebe, but after she left that process stalled for a bit. My understanding was that the outstanding letters were to be sent by Sarah Hicks, the Deputy Chief Licence Inspector, but that all new DP approvals for MMRUs will get a letter from your group at the time of their DP issuance, to let them know that the next step in the process is to obtain a Business Licence.

Darren – I asked Sarah to send you copies of those letters, but please let me know if you don't have them and I'll search in VanDocs for an old copy.

I hope this helps..

Diana

From: Pringle, Kyle
Sent: Monday, June 12, 2017 3:34 PM
To: Jeliaskova, Diana
Cc: Lee, Darren
Subject: RE: MMRUs

Hi Diana,

I'll have the development page updated, and no, I haven't notified them of that requirement. Is that a recent change?

Thanks,

Kyle

From: Jeliaskova, Diana
Sent: Monday, June 12, 2017 3:33 PM
To: Pringle, Kyle
Cc: Lee, Darren
Subject: RE: MMRUs

Hey Kyle,

Not responsive

I'm cc'ing Darren because this is a relatively recent change in procedure, so I just want to make sure that we're all on the same page.

Thanks,
Diana

From: Jeliaskova, Diana
Sent: Monday, June 12, 2017 3:18 PM
To: Pringle, Kyle
Subject: RE: MMRUs

Hi Kyle,

Thanks for letting me know! I've made the updates to the spreadsheet.

Could you also have someone remove these applications from the following page?
<http://development.vancouver.ca/#mmru>

Thanks,
Diana

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Project Coordinator - Development Review Branch
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phone (604)873-7088
email kyle.pringle@vancouver.ca

From: ["Leung, Alvin" <alvin.leung@vancouver.ca>](mailto:alvin.leung@vancouver.ca)
To: ["Waite, Rob" <rob.waite@vancouver.ca>](mailto:rob.waite@vancouver.ca)
Date: 7/4/2017 8:31:17 AM
Subject: RE: MMRUs

FYI: I confirmed with Darren that it is indeed Unit 206 at 1540 W 2nd Ave...for some reason they left it out on the CF

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Sent: Friday, June 16, 2017 8:13 AM
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darren lee | supervisor - development review branch

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Kyle Pringle
Project Coordinator - Development Review Branch
Development, Buildings, and Licensing - City of Vancouver
West Annex at City Hall, 515 West 10th Avenue
phone (604)873-7088
email kyle.pringle@vancouver.ca

From: ["Leung, Alvin" <alvin.leung@vancouver.ca>](mailto:alvin.leung@vancouver.ca)
To: ["Waite, Rob" <rob.waite@vancouver.ca>](mailto:rob.waite@vancouver.ca)
Date: 8/8/2017 7:40:41 AM
Subject: RE: West side MMRU's

That would be great. Thanks

From: Waite, Rob
Sent: Tuesday, August 08, 2017 8:38 AM
To: Leung, Alvin
Subject: RE: West side MMRU's

Thanks Alvin,

Posse is down so we can't do much regular work using it. I will send you a list as well.

Rob

From: Leung, Alvin
Sent: Tuesday, August 08, 2017 8:37 AM
To: Waite, Rob
Subject: West side MMRU's

Hi Rob,

Here is the updated list of the west side MMRU's we are still ticketing:

- 1) Not responsive
- 2) #206-1540 W 2nd Ave – The Village Wellness Society dba The Village + Dispensary – due to DE Refusal
- 3) Not responsive
- 4)
- 5)
- 6)

And finally Not responsive

I will assign my west side MMRU's to you this week.

Alvin Leung
Property Use Inspector
Development, Buildings and Licensing (DBL)
604-871-6009