

Central Broadway

Highlights

- The Central Broadway study area is the second largest job centre in the city of Vancouver after the Downtown West study area, with 56,355* jobs or 16% of all jobs in the city.
- The number of jobs in the study area has increased by 16% or 7,855 jobs since 2001.
- There are six main sub-areas in Central Broadway: Broadway West, Broadway Uptown, Broadway East, Burrard Slopes, Mount Pleasant, and VGH.
- In 2016, Broadway West had 10,105 jobs, an increase of 6% since 2001; Broadway Uptown had 13,070 jobs, an increase of 25% since 2001; Broadway East had 3,650 jobs, an increase of 24% since 2001; Mount Pleasant had 8,475 jobs, an increase of 20% since 2001; Burrard Slopes had 5,255 jobs, an increase of 1% since 2001; and, VGH had 9,350 jobs, an increase of 30% since 2001.
- There are approximately 6,591 businesses in the Central Broadway study area.

*Includes usual place of work only

Area Overview

Location: The Central Broadway study area (Central Broadway) generally includes the land between False Creek to the north, West 16th Avenue to the south, Vine Street to the west, and Clark Drive to the east (see Figure 1). There are six sub-areas: Broadway West, Broadway Uptown, Broadway East, Mount Pleasant, Burrard Slopes, and Vancouver General Hospital (VGH).

Land Use Characteristics: Central Broadway contains a diverse mix of retail, office, and some residential uses. Many of the buildings along Broadway are low to mid-rise mixed use buildings with retail on the bottom and office or residential (in limited areas) on top. The Broadway Uptown sub-area includes higher intensity office uses, with many of the offices taken up by health and technology research or municipal administrative services.

Policy Snapshot: City policies generally reserve the Central Broadway sub-areas for employment uses, with some residential is permitted in Broadway East and Broadway West subject to certain restrictions and compatibility with commercial uses.

A planning program is currently underway for the Broadway area in advance of the completion of the Broadway Subway, a tunneled extension of the Millennium Line SkyTrain along the Broadway Corridor from the existing VCC-Clark Station to Arbutus Street. The *Development Contribution Expectations Policy in Areas Undergoing Community Planning* policy, adopted in 2018, is an interim policy implemented along the corridor to curb land speculation by ensuring that land owners, realtors, and developers are aware of the City's intention to achieve affordable housing and community benefits as part of the community plan for the area.

FIGURE 1. CENTRAL BROADWAY STUDY AREA

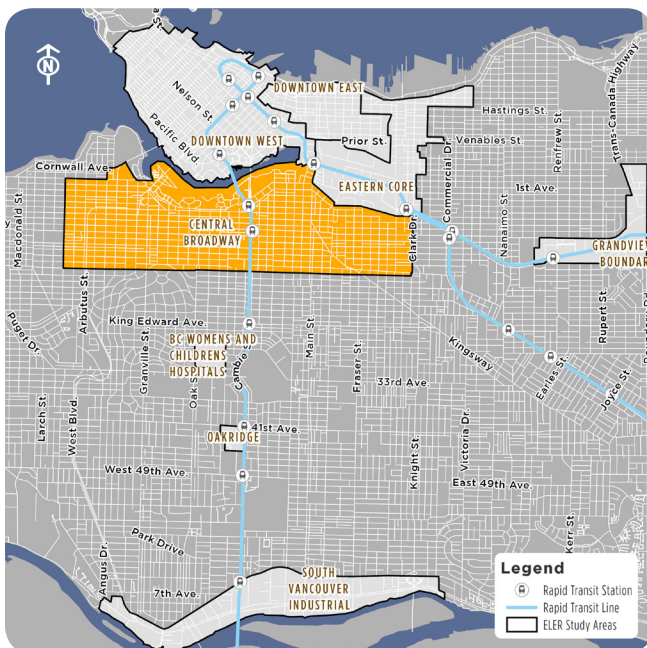


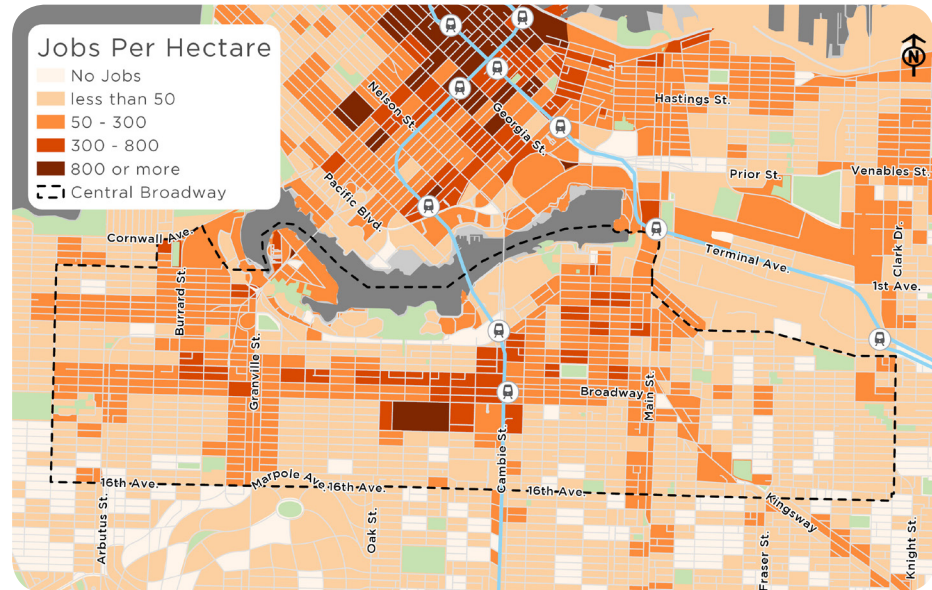
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Total Number of Jobs in Central Broadway

Central Broadway is the second largest job centre after downtown in the city of Vancouver and in the province, with 56,355 jobs or 16% of all jobs in the city. The number of jobs in the study area has increased by 16% or 7,855 jobs since 2001. Central Broadway has the second highest job density of all study areas in Vancouver, with 176 jobs per hectare (Figure 2).

FIGURE 2. ESTIMATED NUMBER OF JOBS PER HECTARE IN THE CENTRAL BROADWAY STUDY AREA

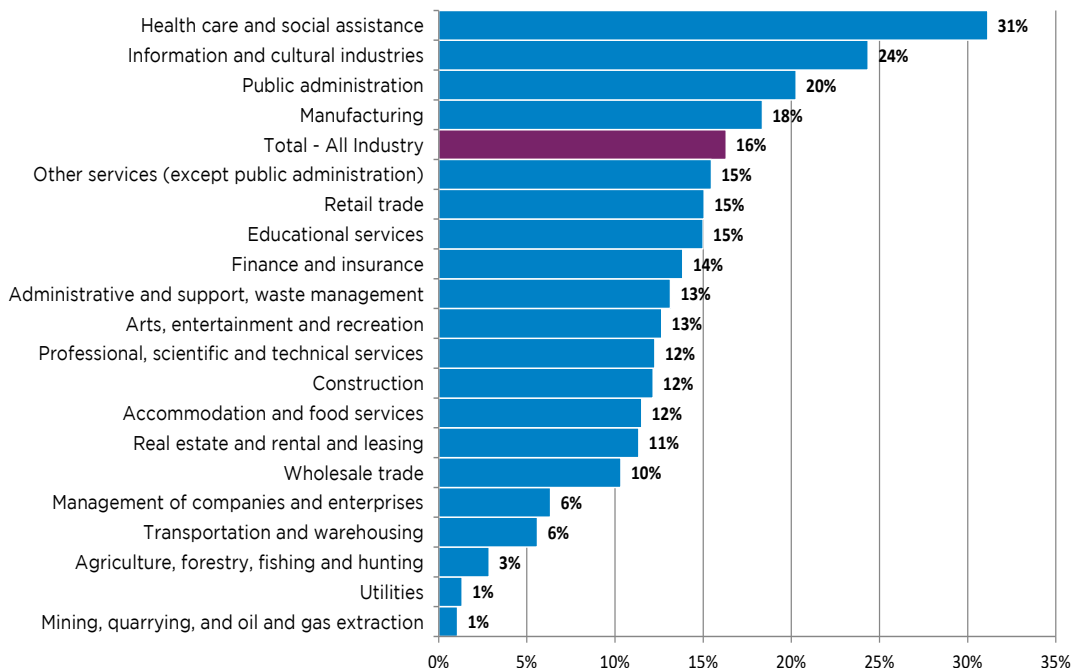


Data Source: Figures Estimated from 2016 Census

Role of Central Broadway in the City of Vancouver

About 16% of jobs in the city are in Central Broadway. This area contains an above average share of jobs in the health care and social assistance, information and cultural industries, and public administration sectors.

FIGURE 3. SHARE OF CITY JOBS IN CENTRAL BROADWAY, 2016



Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

What Sectors do People Work In?

Overall, Central Broadway has a high percentage of health care and social assistance sector jobs with 1 in 4 or 25% of all jobs in the study area working in this sector. Other top sectors by number of jobs include professional, scientific and technical services (11%), retail trade (10%), accommodation and food services (8%), and information and cultural industries (8%).

TABLE 1. CENTRAL BROADWAY JOBS BY SECTOR

Sector	# of Jobs in study area	% of Jobs in study area
Health care and social assistance	14,100	25%
Prof., scientific and tech. services	6,075	11%
Retail trade	5,725	10%
Accommodation and food services	4,575	8%
Information and cultural industries	4,525	8%
Public administration	3,675	7%
Finance and insurance	3,560	6%
Educational services	3,075	5%
Other services (except public admin.)	2,630	5%
Manufacturing	2,115	4%
Admin. & support, waste mgt.	1,575	3%
Real estate and rental and leasing	1,135	2%
Construction	1,055	2%
Arts, entertainment and recreation	965	2%
Wholesale trade	925	2%
Transportation and warehousing	490	1%
Management of companies	90	<1%
Agri., forestry, fishing and hunting	25	<1%
Mining, quarrying, & oil/gas extraction	20	<1%
Utilities	20	<1%
Total	56,355	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends in Central Broadway

The employment characteristics of Central Broadway have shifted over the past 15 years. Between 2001 and 2016, Central Broadway has experienced a net increase of 7,855 jobs. Leading the growth in jobs are the health care and social assistance sector (+3,075 jobs; 28% increase), the information and cultural industries sector (+2,025 jobs; 81% increase), and the professional, scientific and technical services sector (+1,640 jobs; 37% increase).

TABLE 2. CENTRAL BROADWAY JOBS TREND BY SECTOR (2001-2016)

Sector	trend 2001-2016 (#)	trend 2001-2016 (%)
Health care and social assistance	3,075	28%
Information and cultural industries	2,025	81%
Prof., scientific and tech. services	1,640	37%
Retail trade	1,390	32%
Educational services	1,125	58%
Public administration	1,000	37%
Accommodation and food services	925	25%
Real estate and rental and leasing	370	48%
Construction	315	43%
Arts, entertainment and recreation	200	26%
Management of companies	45	100%
Other services (except public admin.)	35	1%
Mining, quarrying, & oil/gas extraction	10	100%
Agri., forestry, fishing and hunting	-20	-44%
Utilities	-50	-71%
Admin. & support, waste mgt.	-165	-9%
Transportation and warehousing	-580	-54%
Wholesale trade	-790	-46%
Finance and insurance	-825	-19%
Manufacturing	-1870	-47%
Total	7,855	16%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Business Characteristics in Central Broadway

There were 6,591 businesses in Central Broadway in 2018. The largest share of these businesses is operating in the professional, scientific and technical services sector (1,242 businesses or 19% of all businesses in Central Broadway). The next largest sectors are health care and social assistance (986 businesses or 15% of all businesses in Central Broadway), retail trade (815 businesses or 12% of all businesses in Central Broadway), and other services (except public administration) (534 businesses or 8% of all businesses in Central Broadway).

TABLE 3. CENTRAL BROADWAY BUSINESSES BY SECTOR

Sector	# of businesses in study area	% of businesses in study area
Prof., scientific and tech. services	1,242	19%
Health care and social assistance	986	15%
Retail trade	815	12%
Other services (except public admin.)	534	8%
Accommodation and food services	422	6%
Admin. & support, waste mgt.	383	6%
Manufacturing	345	5%
Information and cultural industries	320	5%
Wholesale trade	282	4%
Real estate and rental and leasing	279	4%
Finance and insurance	210	3%
Arts, entertainment and recreation	199	3%
Construction	180	3%
Educational services	150	2%
Management of companies	106	2%
Public administration	60	1%
Transportation and warehousing	51	1%
Mining, quarrying, & oil/gas extraction	19	<1%
Agri., forestry, fishing and hunting	6	<1%
Utilities	2	<1%
Total	6,591	100%

Source: Dun & Bradstreet, Business Establishment Data, 2018.

Sub-Area: Broadway West

Number of Jobs

The Broadway West sub-area has 10,105 jobs, which is a 6% increase from 9,570 jobs in 2001.

FIGURE 4. BROADWAY WEST SUB-AREA



What Sectors do People Work In?

The largest employment sectors in the Broadway West sub area are:

- Finance and insurance (1,480 jobs)
- Health care and social assistance (1,380 jobs)
- Professional, scientific and technical services (1,180 jobs)

In terms of specific sub-sectors, the largest employment sub-sector in the sub-area is:

- Full-service restaurants and limited service eating places (940 jobs)
- Elementary and secondary schools (805 jobs)
- Agencies, brokerages and other insurance related activities (535 jobs).

TABLE 4. BROADWAY WEST JOBS BY SECTOR

Sector	# of Jobs	% of Jobs in sub-area
Finance and insurance	1,480	15%
Health care and social assistance	1,380	14%
Prof., scientific and tech. services	1,180	12%
Educational services	1,020	10%
Accommodation and food services	1,005	10%
Retail trade	895	9%
Information and cultural industries	755	7%
Other services (no public admin.)	665	7%
Real estate and rental and leasing	460	5%
Public administration	280	3%
Construction	275	3%
Admin. & support, waste mgt.	265	3%
Manufacturing	125	1%
Arts, entertainment and recreation	115	1%
Transportation and warehousing	110	1%
Wholesale trade	70	1%
Management of companies	15	<1%
Mining, quarrying, & oil/gas extraction	10	<1%
Agri., forestry, fishing and hunting	-	0%
Utilities	-	0%
Total	10,105	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

TABLE 5. LARGEST SUB-SECTORS IN THE BROADWAY WEST SUB-AREA

Sector	Sub-Sector	Jobs
Accommodation and food services	Full-service restaurants and limited service eating places	940
Educational services	Elementary and secondary schools	805
Finance and insurance	Agencies, brokerages and other insurance related activities	535
Information and cultural industries	Motion picture and video industries	525
Other services (except public administration)	Business, professional, labour and other membership organizations	300
Finance and insurance	Depository credit intermediation	295
Health care and social assistance	Offices of dentists	290
Finance and insurance	Insurance carriers	280
Professional, scientific and technical services	Architectural, engineering and related services	260
Health care and social assistance	Offices of other health practitioners	255

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends

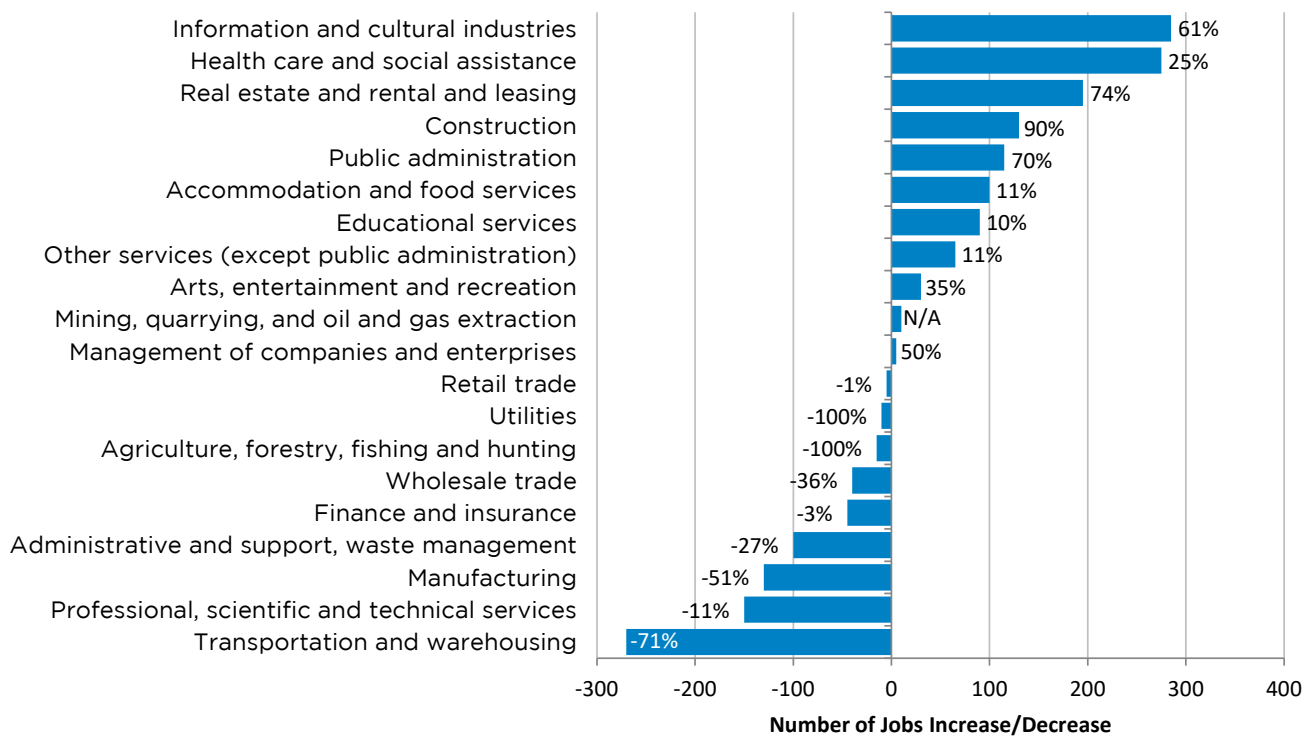
Between 2001 and 2016, the number of jobs in the Broadway West sub-area increased by 535 jobs (6% of total). Information and cultural industries saw the largest increase (+285 jobs or 61% increase).

Other sectors that experienced job increases in the Broadway West include:

- Health care and social assistance (+275 jobs; 25% increase);
- Real estate and rental and leasing (+195 jobs; 74% increase)
- Construction (+130 jobs; 90% increase)

The largest job decrease in the Broadway West sub-area was in transportation and warehousing, which decreased by 270 jobs or -71%.

FIGURE 5. JOB INCREASES & DECREASES IN EMPLOYMENT BY SECTOR IN BROADWAY WEST, 2016



Source: Statistics Canada. 2001 & 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends (continued)

A look at specific sub-sectors reveals key areas of job growth and decline over time. The largest increase over the past 15 years has been in agencies, brokerages and other insurance related activities, which went from 285 jobs in 2001 to 535 jobs in 2016 (+250 jobs; 88% increase). Other large increases include motion picture and video industries (+220 jobs; 72% increase), elementary and secondary schools (+170 jobs; 27% increase) and other financial investment activities (+155 jobs; 163% increase).

TABLE 6. LARGEST INCREASES IN SPECIFIC SUB-SECTORS IN THE BROADWAY WEST SUB-AREA, 2001 -2016

Sector	Sub-Sector	Jobs in 2016	# Increase	% Increase
Finance and insurance	Agencies, brokerages and other insurance related activities	535	250	88%
Information and cultural industries	Motion picture and video industries	525	220	72%
Educational services	Elementary and secondary schools	805	170	27%
Finance and insurance	Other financial investment activities	250	155	163%
Health care and social assistance	Offices of dentists	290	125	76%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Decreases in Broadway West were mostly experienced in sub-sectors within the professional, scientific and technical services and finance and insurance sectors. The largest decreases in quantity of jobs were in depository credit intermediation* (-310 jobs; 51% decrease). Architectural, engineering and related services (-135 jobs; 34% decrease), and insurance carriers (-125 jobs; 31% decrease) sub-sectors also saw large declines. The largest percentage decreases included freight transportation arrangement with a 100% decrease in jobs between 2001 – 2016.

TABLE 7. LARGEST DECREASES IN SPECIFIC SUB-SECTORS IN THE BROADWAY WEST SUB-AREA, 2001 -2016

Sector	Sub-Sector	Jobs in 2016	# Decrease	% Decrease
Finance and insurance	Depository credit intermediation*	295	-310	-51%
Professional, scientific and technical services	Architectural, engineering and related services	260	-135	-34%
Finance and insurance	Insurance carriers	280	-125	-31%
Professional, scientific and technical services	Computer systems design and related services	190	-125	-40%
Transportation and warehousing	Freight transportation arrangement	0	-105	-100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

**Businesses in depository credit intermediation include chartered banks, trust companies, credit unions, deposit-accepting mortgage companies, and other companies that accept deposits or issue loans.*

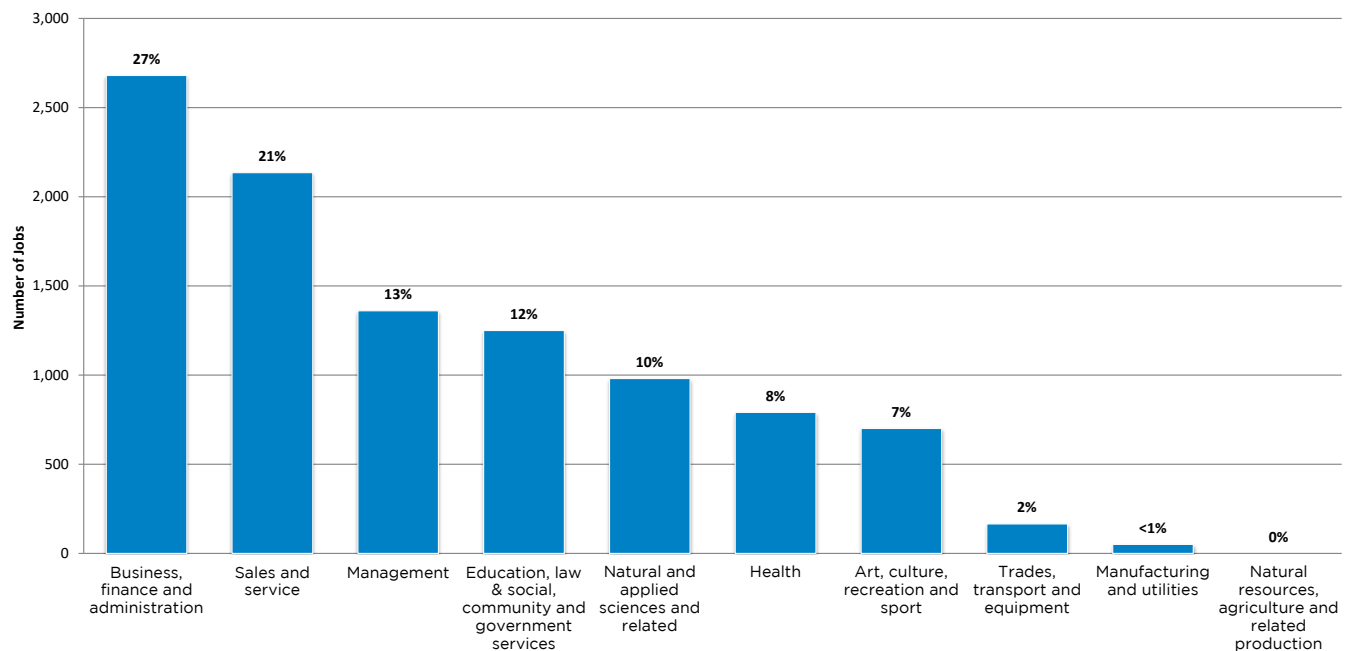
What are the Occupations of Workers in the Broadway West Sub-Area?

The highest proportion of jobs are in business, finance & administration occupations (27%).

The next largest occupation categories are:

- Sales and service (21%)
- Management (13%)
- Education, law & social, community and government services (12%)
- Natural and applied sciences and related (10%)

FIGURE 6. QUANTITY AND PERCENTAGE OF JOBS IN THE BROADWAY WEST SUB-AREA BY OCCUPATION, 2016

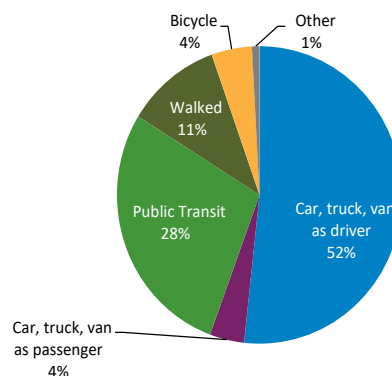


Source: Statistics Canada 2016 Census, Jobs by National Occupation Category, City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

What is the Mode Share for Workers in the Broadway West Sub-Area?

In Broadway West, 52% of commuters drive while 43% walk, bicycle or take public transit. The percentage of commuters that drive to work in the Broadway West is more than the number (42%) of commuters that drive to work in the city as a whole.

FIGURE 7. BROADWAY WEST - MODE SHARE



Source: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Where do Workers in the Broadway West Live?

Approximately 58% of commuters in the Broadway West live in Vancouver, with 15% of all commuters coming from the Kitsilano and Fairview local areas.

TABLE 8. BROADWAY WEST - WHERE WORKERS LIVE, CITY OF VANCOUVER LOCAL AREAS

Place of Residence	#	%
Kitsilano	805	8%
Fairview	675	7%
Downtown	500	5%
Mount Pleasant	445	4%
West End	405	4%
Kensington-Cedar Cottage	370	4%
Renfrew-Collingwood	370	4%
Sunset	210	2%
Riley Park	205	2%
Grandview-Woodland	205	2%
Killarney	200	2%
Dunbar-Southlands	200	2%
Hastings-Sunrise	195	2%
Marpole	195	2%
Arbutus-Ridge	180	2%
Victoria-Fraserview	155	2%
Kerrisdale	150	1%
West Point Grey	125	1%
South Cambie	85	1%
Oakridge	80	1%
Shaughnessy	55	1%
Strathcona	30	<1%
Total - Vancouver	5,840	58%

TABLE 9. BROADWAY WEST - WHERE WORKERS LIVE, SUB-AREAS OUTSIDE OF VANCOUVER

Place of Residence	#	%
Burnaby / New Westminster	1185	12%
South of Fraser	850	8%
Richmond	725	7%
NE Sector	585	6%
North Shore	545	5%
Outside Metro Vancouver	130	1%
Langley	75	1%
UEL	75	1%
Maple Ridge / Pitt Meadows	65	1%
Total - Outside Vancouver	4,235	42%

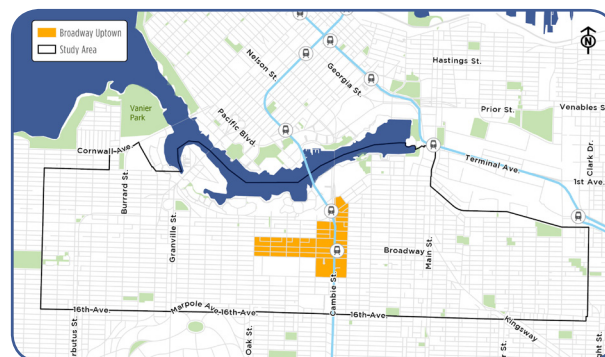
Source for Tables 8 and 9: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Sub-Area: Broadway Uptown

Number of Jobs

The Broadway Uptown sub-area had 13,070 jobs in 2016, which is an increase of 25% since 2001.

FIGURE 8. BROADWAY UPTOWN SUB-AREA



What Sectors do People Work In?

The largest employment sectors in this sub-area are:

- Health care and social assistance (3,540 jobs)
- Public administration (2,615 jobs)
- Retail trade (1,410 jobs)

TABLE 10. BROADWAY UPTOWN JOBS BY SECTOR

Sector	# of Jobs	% of Jobs in Sub-area
Health care and social assistance	3,540	27%
Public administration	2,615	20%
Retail trade	1,410	11%
Prof., scientific and tech. services	1,135	9%
Accommodation and food services	1,010	8%
Other services (except public admin.)	675	5%
Finance and insurance	540	4%
Educational services	490	4%
Manufacturing	365	3%
Administrative & support, waste mgmt.	335	3%
Information and cultural industries	300	2%
Real estate and rental and leasing	145	1%
Wholesale trade	130	1%
Transportation and warehousing	120	1%
Arts, entertainment and recreation	110	1%
Construction	60	<1%
Management of companies	20	<1%
Agri., forestry, fishing and hunting	-	0%
Utilities	-	0%
Mining, quarrying, & oil/gas extraction	-	0%
Total	13,070	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest sub-sectors in Broadway Uptown in terms of size are:

- Local, municipal and regional public administration (2,420 jobs)
- Offices of physicians (1,275 jobs)
- Full-service restaurants and limited service eating places (800 jobs)

TABLE 11. LARGEST SUB-SECTORS IN BROADWAY UPTOWN SUB-AREA

Sector	Sub-Sector	Jobs
Public administration	Local, municipal and regional public administration	2,420
Health care and social assistance	Offices of physicians	1,275
Accommodation and food services	Full-service restaurants and limited service eating places	800
Health care and social assistance	Hospitals	775
Retail trade	Grocery stores	535
Health care and social assistance	Out-patient care centres	385
	Offices of dentists	375
	Offices of other health practitioners	340
Professional, scientific and technical services	Scientific research and development services	335
Retail trade	Health and personal care stores	260

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends

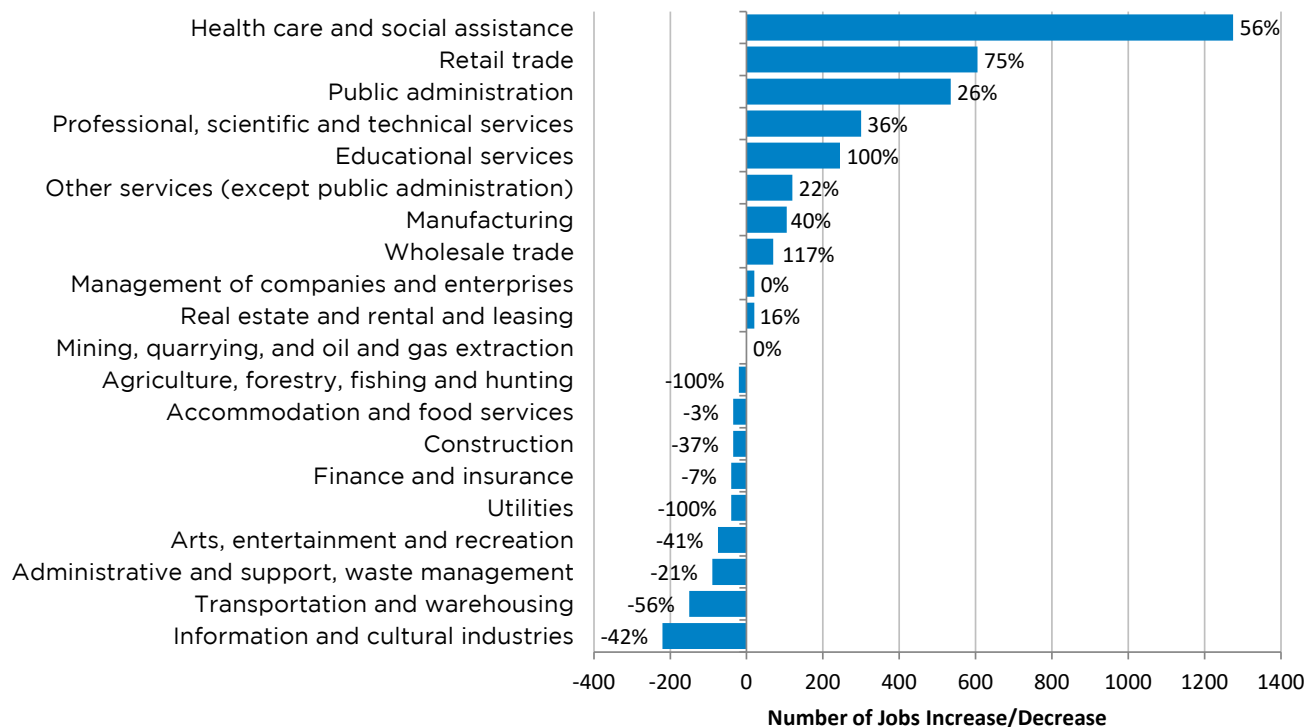
Between 2001 and 2016 jobs in Broadway Uptown increased by 25% or 2,590 jobs. The largest job increase in Broadway Uptown was in the health care and social assistance sector, which increased by 1,275 jobs or 56% between 2001 and 2016.

Other significant increases in Broadway Uptown include:

- Retail trade (+605 jobs; 75% increase)
- Public administration (+535 jobs; 26% increase)
- Professional, scientific and technical services (+300 jobs; 36% increase)

The largest job decreases in the sub-area were in information and cultural industries (-220 jobs; 42% decrease) and transportation and warehousing (-150 jobs; 56% decrease) sectors.

FIGURE 9. JOB INCREASES & DECREASES IN EMPLOYMENT SECTORS IN BROADWAY UPTOWN, 2001 - 2016



Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends (continued)

A look at specific sub-sectors reveals key drivers of job growth and decline over the past 15 years. The largest increase was in offices of physicians, which went from 605 jobs in 2001 to 1,275 jobs in 2016.

Other sectors with increases include local, municipal and regional public administration (+650 jobs; 37% increase), grocery stores (+495 jobs; 1,238% increase) and hospitals (+245 jobs; 46% increase).

TABLE 12. JOB INCREASES IN EMPLOYMENT SECTORS IN BROADWAY UPTOWN, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Increase	% Increase
Health care and social assistance	Offices of physicians	1,275	670	111%
Public administration	Local, municipal and regional public administration	2,420	650	37%
Retail trade	Grocery stores	535	495	1,238%
Health care and social assistance	Hospitals	775	245	46%
Manufacturing	Pharmaceutical and medicine manufacturing	185	185	N/A

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest decrease was in radio and television broadcasting, which lost 180 jobs (60% decrease). Other sub-sectors with significant decreases include:

- Gambling industries (-125 jobs; 100% decrease)
- Full-service restaurants and limited service eating places (-115 jobs; 13% decrease)
- Health and personal care stores (-110 jobs; 30% decrease)
- Postal service (-110 jobs; 100% decrease).

TABLE 13. JOB DECREASES IN EMPLOYMENT SECTORS IN BROADWAY UPTOWN, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Decrease	% Decrease
Information and cultural industries	Radio and television broadcasting	120	-180	-60%
Arts, entertainment and recreation	Gambling industries	0	-125	-100%
Accommodation and food services	Full-service restaurants and limited service eating places	800	-115	-13%
Retail trade	Health and personal care stores	260	-110	-30%
Transportation and warehousing	Postal service	0	-110	-100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

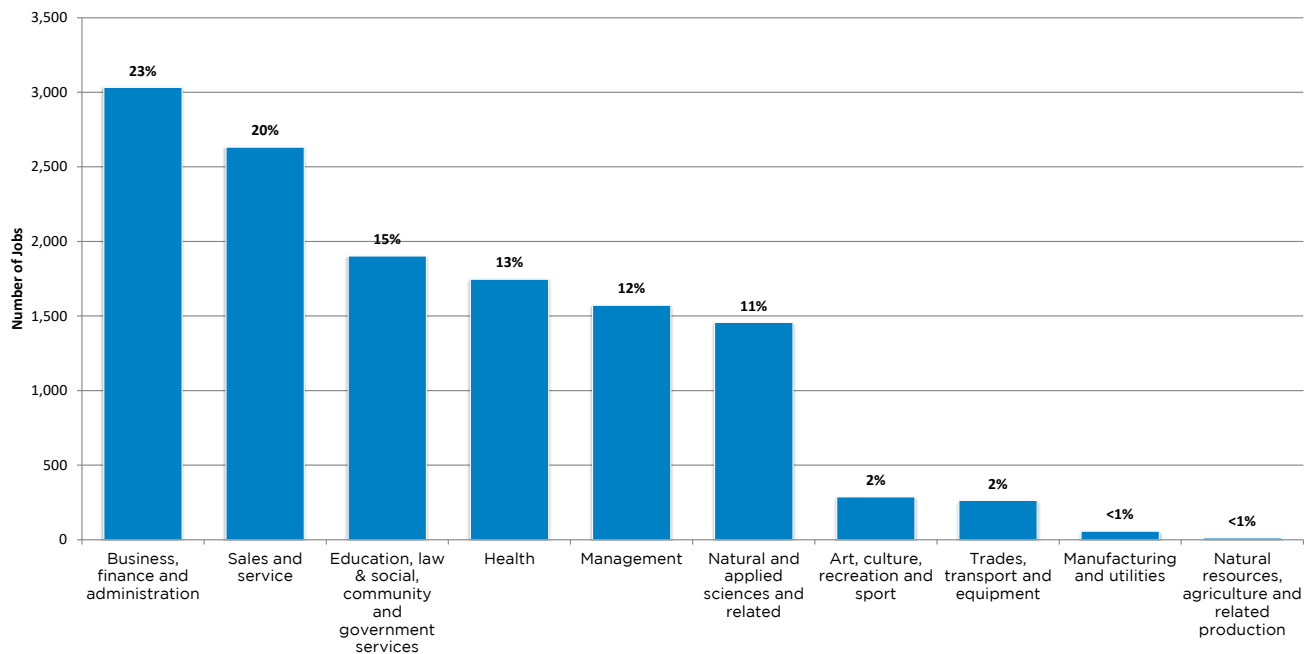
What are the Occupations of Workers in Broadway Uptown?

Broadway Uptown has a high percentage of occupations in business, finance & administration with 23% or 1 in 4 jobs in 2016 in the sub-area.

The next largest occupation categories are:

- Sales and service (20%)
- Education, law & social, community and government services (15%)
- Health (13%)

FIGURE 10. QUANTITY AND PERCENTAGE OF JOBS IN BROADWAY UPTOWN BY OCCUPATION, 2016

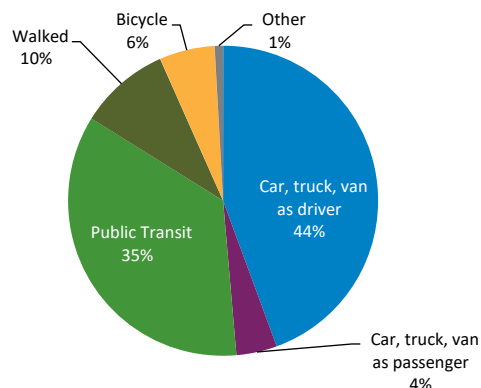


Source: Statistics Canada 2016 Census, Jobs by National Occupation Category, City of Vancouver Includes jobs data for usual place of work only.

What is the Mode Share for Workers in the Broadway Uptown Sub-Area?

In Broadway Uptown, 44% of commuters drive to work while 51% walk, bicycle or take public transit. The percentage of commuters that drive to work is comparable to the 42% of commuters that drive to work in the city as a whole.

FIGURE 11. BROADWAY UPTOWN - MODE SHARE



Source: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Where do Workers in the Broadway Uptown Sub-Area Live?

55% of workers live in Vancouver compared to 45% of workers that commute from outside of Vancouver. In Vancouver, 15% of workers come from the nearby Fairview, Downtown and Kitsilano local areas.

TABLE 14. BROADWAY UPTOWN - WHERE WORKERS LIVE, CITY OF VANCOUVER LOCAL AREAS

Place of Residence	#	%
Fairview	810	6%
Downtown	630	5%
Kitsilano	565	4%
Kensington-Cedar Cottage	550	4%
Renfrew-Collingwood	535	4%
Mount Pleasant	515	4%
West End	485	4%
Hastings-Sunrise	370	3%
Sunset	365	3%
Riley Park	350	3%
Marpole	335	3%
Grandview-Woodland	265	2%
Victoria-Fraserview	260	2%
Killarney	225	2%
Dunbar-Southlands	165	1%
Kerrisdale	155	1%
South Cambie	135	1%
Arbutus-Ridge	120	1%
Oakridge	115	1%
West Point Grey	95	1%
Shaughnessy	85	1%
Strathcona	25	<1%
Total - Vancouver	7,155	55%

TABLE 15. BROADWAY UPTOWN - WHERE WORKERS LIVE, SUB-AREAS OUTSIDE OF VANCOUVER

Place of Residence	#	%
Burnaby / New Westminster	1,700	13%
South of Fraser	1,085	8%
NE Sector	925	7%
North Shore	800	6%
Richmond	800	6%
Maple Ridge / Pitt Meadows	165	1%
Outside Metro Vancouver	150	1%
Langley	135	1%
UEL	50	<1%
Total - Outside Vancouver	5,810	45%

Source for Tables 14 and 15: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Sub-Area: Broadway East

Number of Jobs

The Broadway East sub-area had 3,650 jobs in 2016, which is an increase of 700 jobs or 24% since 2001.

FIGURE 12. BROADWAY EAST SUB-AREA



What Sectors do People Work In?

The largest employment sectors in this sub-area are:

- Retail trade (845 jobs)
- Accommodation and food services (540 jobs)
- Professional, scientific and technical services (485 jobs)

TABLE 16. THE BROADWAY EAST JOBS BY SECTOR

Sector	# of Jobs	% of Jobs in sub-area
Retail trade	845	23%
Accommodation and food services	540	15%
Prof., scientific and tech. services	485	13%
Health care and social assistance	445	12%
Other services (except public admin.)	260	7%
Public administration	205	6%
Educational services	155	4%
Information and cultural industries	135	4%
Construction	115	3%
Manufacturing	105	3%
Finance and insurance	80	2%
Arts, entertainment and recreation	80	2%
Administrative & support, waste mgmt.	70	2%
Real estate and rental and leasing	60	2%
Wholesale trade	45	1%
Transportation and warehousing	15	<1%
Utilities	10	<1%
Mining, quarrying, & oil/gas extraction	-	0%
Agri., forestry, fishing and hunting	-	0%
Management of companies	-	0%
Total	3,650	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest sub-sectors in Broadway East in terms of size are:

- Full-service restaurants and limited service eating places (1,065 jobs)
- Sporting goods, hobby and musical instrument stores (625 jobs)
- Architectural, engineering and related services (250 jobs)

TABLE 17. LARGEST SUB-SECTORS IN BROADWAY EAST SUB-AREA

Sector	Sub-Sector	Jobs
Accommodation and food services	Full-service restaurants and limited service eating places	505
Retail trade	Sporting goods, hobby and musical instrument stores	365
Professional, scientific and technical services	Architectural, engineering and related services	250
Public administration	Other federal government public administration	145
Retail trade	Grocery stores	115
Educational services	Other schools and instruction	110
Health care and social assistance	Out-patient care centres	105
	Offices of physicians	75
Retail trade	Automobile dealers	70
Professional, scientific and technical services	Computer systems design and related services	65

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends

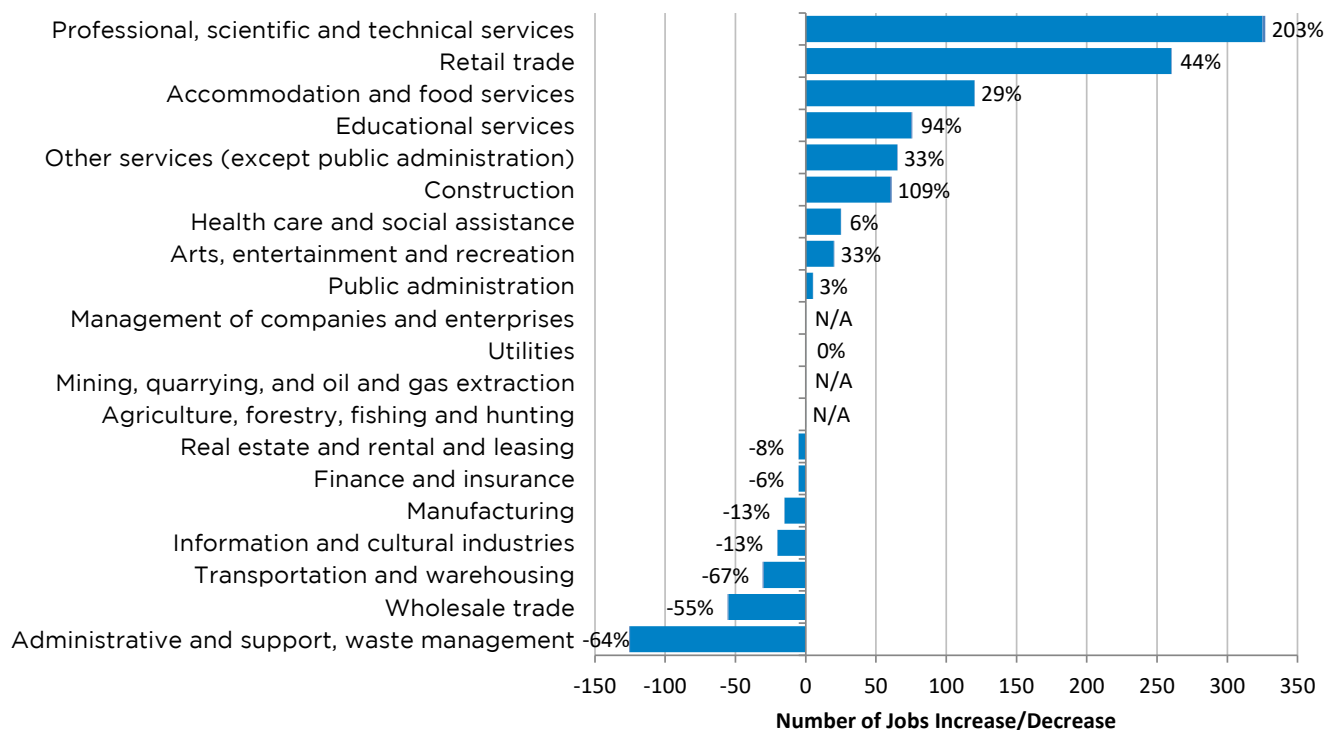
Between 2001 and 2016 jobs in Broadway East increased by 24% or 700 jobs. The largest job increase in Broadway East was in the professional, scientific and technical services sector, which increased by 325 jobs or 203% between 2001 and 2016.

Other significant increases in the sub-area include:

- Retail trade (+260 jobs; 44% increase)
- Accommodation and food services (+120 jobs; 29% increase)
- Educational services (+75 jobs; 94% increase)

The largest job decreases in the sub-area were in administrative and support, waste management (-125 jobs; 64% decrease) and wholesale trade (-55 jobs; 55% decrease).

FIGURE 13. JOB INCREASES & DECREASES IN EMPLOYMENT SECTORS IN BROADWAY EAST, 2001 - 2016



Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends (continued)

A look at specific sub-sectors reveals key drivers of jobs growth and decline over the past 15 years. The largest increase was in architectural, engineering and related services, which went from 25 jobs in 2001 to 250 jobs in 2016.

Other sectors with increases include sporting goods, hobby and musical instrument stores (+170 jobs; 87% increase), full-service restaurants and limited service eating places (+150 jobs; 42% increase) and other schools and instruction (+95 jobs; 633% increase).

TABLE 18. JOB INCREASES IN EMPLOYMENT SECTORS IN BROADWAY EAST, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Increase	% Increase
Professional, scientific and technical services	Architectural, engineering and related services	250	225	900%
Retail trade	Sporting goods, hobby and musical instrument stores	365	170	87%
Accommodation and food services	Full-service restaurants and limited service eating places	505	150	42%
Educational services	Other schools and instruction	110	95	633%
Health care and social assistance	Offices of physicians	75	65	650%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest decrease was in individual and family services, which lost 100 jobs (87% decrease). Other sub-sectors with significant decreases include:

- Nursing and residential care facilities (-85 jobs; 100% decrease)
- Out-patient care centres (-55 jobs; 34% decrease)
- Furniture stores (-50 jobs; 100% decrease)
- Services to buildings and dwellings (-50 jobs; 71% decrease).

TABLE 19. JOB DECREASES IN EMPLOYMENT SECTORS IN BROADWAY EAST, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Decrease	% Decrease
Health care and social assistance	Individual and family services	15	-100	-87%
	Nursing and residential care facilities	0	-85	-100%
	Out-patient care centres	105	-55	-34%
Retail trade	Furniture stores	0	-50	-100%
Administrative and support, waste management and remediation services	Services to buildings and dwellings	20	-50	-71%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

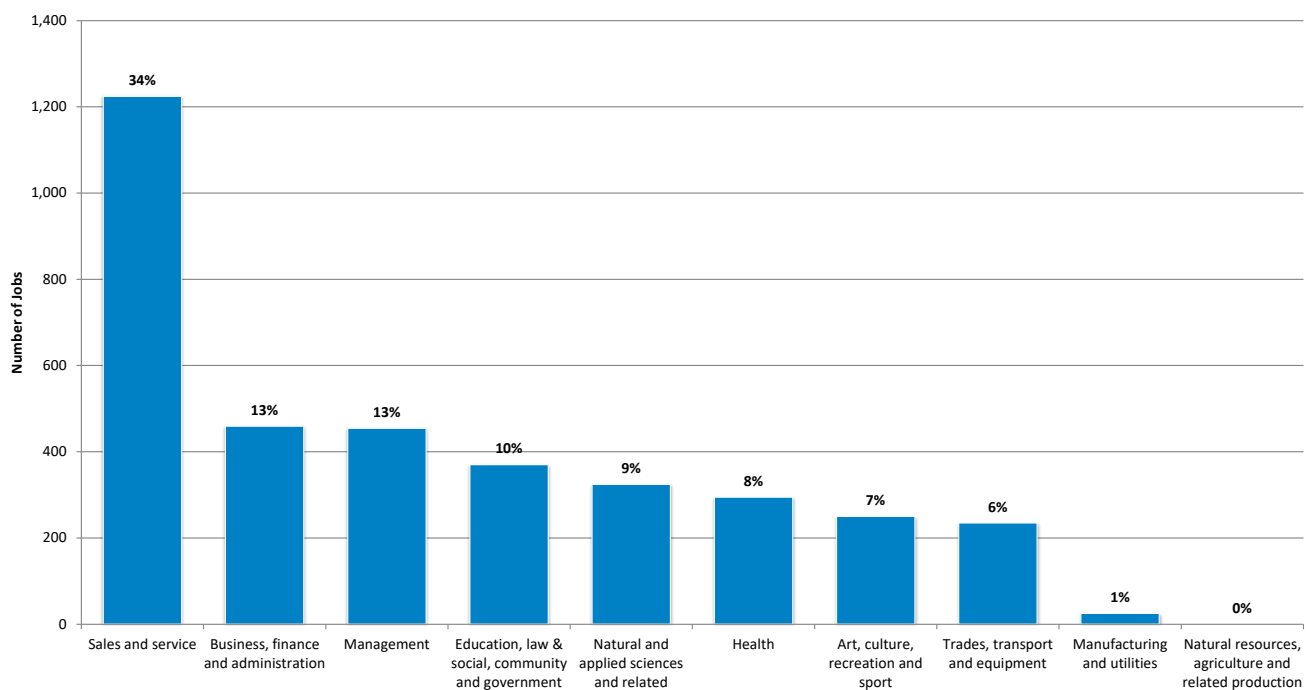
What are the Occupations of Workers in Broadway East?

Broadway East has a high percentage of jobs in sales and service occupations with 1 in 3 jobs or 34% of all jobs in Broadway East in 2016.

The next largest occupation categories are:

- Business, finance & administration (13%)
- Management (13%)
- Education, law & social, community and government services (10%).

FIGURE 14. QUANTITY AND PERCENTAGE OF JOBS IN BROADWAY EAST BY OCCUPATION, 2016

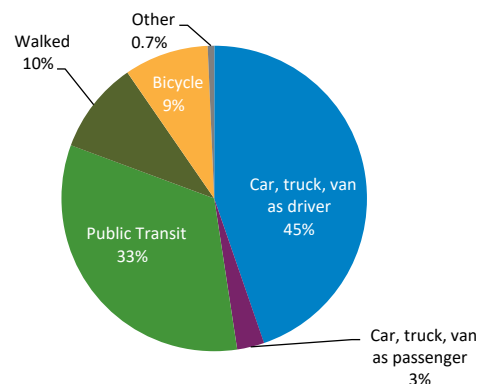


Source: Statistics Canada 2016 Census, Jobs by National Occupation Category, City of Vancouver Includes jobs data for usual place of work only.

What is the Mode Share for Workers in Broadway East?

In Broadway East, only 45% of commuters drive to work while 52% walk, bicycle or take public transit. The percentage of commuters that drive to work is comparable to the 42% of commuters that drive to work in the city as a whole.

FIGURE 15. BROADWAY EAST - MODE SHARE



Source: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Where do Workers in Broadway East Live?

62% of workers commute within Vancouver compared to 38% from outside of Vancouver. In Vancouver, 15% of workers come from the nearby Mount Pleasant and Kensington-Cedar Cottage local areas.

TABLE 20. BROADWAY EAST - WHERE WORKERS LIVE, CITY OF VANCOUVER LOCAL AREAS

Place of Residence	#	%
Mount Pleasant	340	9%
Kensington-Cedar Cottage	235	6%
Kitsilano	170	5%
Renfrew-Collingwood	145	4%
West End	140	4%
Riley Park	140	4%
Downtown	135	4%
Fairview	130	4%
Hastings-Sunrise	130	4%
Sunset	120	3%
Grandview-Woodland	100	3%
Killarney	90	2%
Marpole	75	2%
South Cambie	55	2%
Victoria-Fraserview	45	1%
West Point Grey	30	1%
Oakridge	30	1%
Shaughnessy	30	1%
Strathcona	30	1%
Dunbar-Southlands	25	1%
Arbutus-Ridge	25	1%
Kerrisdale	10	0%
Total - Vancouver	2,230	62%

TABLE 21. BROADWAY EAST - WHERE WORKERS LIVE, SUB-AREAS OUTSIDE OF VANCOUVER

Place of Residence	#	%
Burnaby / New Westminster	500	14%
South of Fraser	305	8%
NE Sector	230	6%
North Shore	150	4%
Richmond	150	4%
Maple Ridge / Pitt Meadows	25	1%
Langley	20	1%
Outside Metro Vancouver	15	<1%
UEL	0	0%
Total - Outside Vancouver	1,395	38%

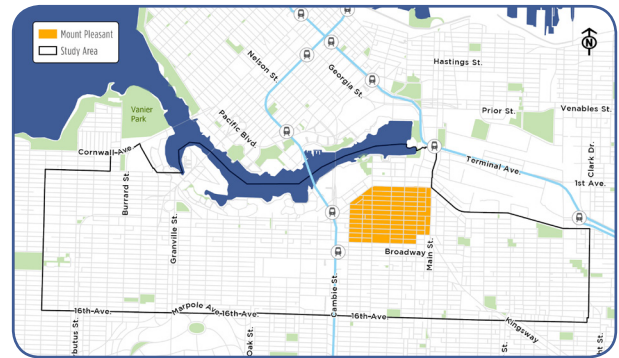
Source for Tables 20 and 21: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Sub-Area: Mount Pleasant

Number of Jobs

The Mount Pleasant sub-area had 8,475 jobs in 2016, which is an increase of 1,385 jobs or 20% since 2001.

FIGURE 16. MOUNT PLEASANT SUB-AREA



What Sectors do People Work In?

The largest employment sectors in this sub-area are:

- Information and cultural industries (2,695 jobs)
- Professional, scientific and technical services (1,360 jobs)

TABLE 22. MOUNT PLEASANT JOBS BY SECTOR

Sector	# of Jobs	% of Jobs in sub-area
Information and cultural industries	2,695	32%
Prof., scientific and tech. services	1,360	16%
Manufacturing	795	9%
Retail trade	710	8%
Finance and insurance	505	6%
Wholesale trade	450	5%
Other services (except public admin.)	365	4%
Administrative & support, waste mgmt.	355	4%
Construction	255	3%
Accommodation and food services	250	3%
Health care and social assistance	215	3%
Arts, entertainment and recreation	190	2%
Real estate and rental and leasing	140	2%
Transportation and warehousing	80	1%
Educational services	70	1%
Management of companies	30	<1%
Agri., forestry, fishing and hunting	10	<1%
Mining, quarrying, & oil/gas extraction	-	0%
Utilities	-	0%
Public administration	-	0%
Total	8,475	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest sub-sectors in Mount Pleasant in terms of size are:

- Motion picture and video industries (1,635 jobs)
- Software publishers (615 jobs)
- Architectural, engineering and related services (360 jobs)

TABLE 23. LARGEST SUB-SECTORS IN MOUNT PLEASANT SUB-AREA

Sector	Sub-Sector	Jobs
Information and cultural industries	Motion picture and video industries	1,635
Information and cultural industries	Software publishers	615
Professional, scientific and technical services	Architectural, engineering and related services	360
Professional, scientific and technical services	Computer systems design and related services	340
Professional, scientific and technical services	Specialized design services	330
Finance and insurance	Depository credit intermediation	325
Retail trade	Clothing stores	300
Accommodation and food services	Full-service restaurants and limited service eating places	180
Manufacturing	Cut and sew clothing manufacturing	150
Professional, scientific and technical services	Advertising, public relations, and related services	150

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends

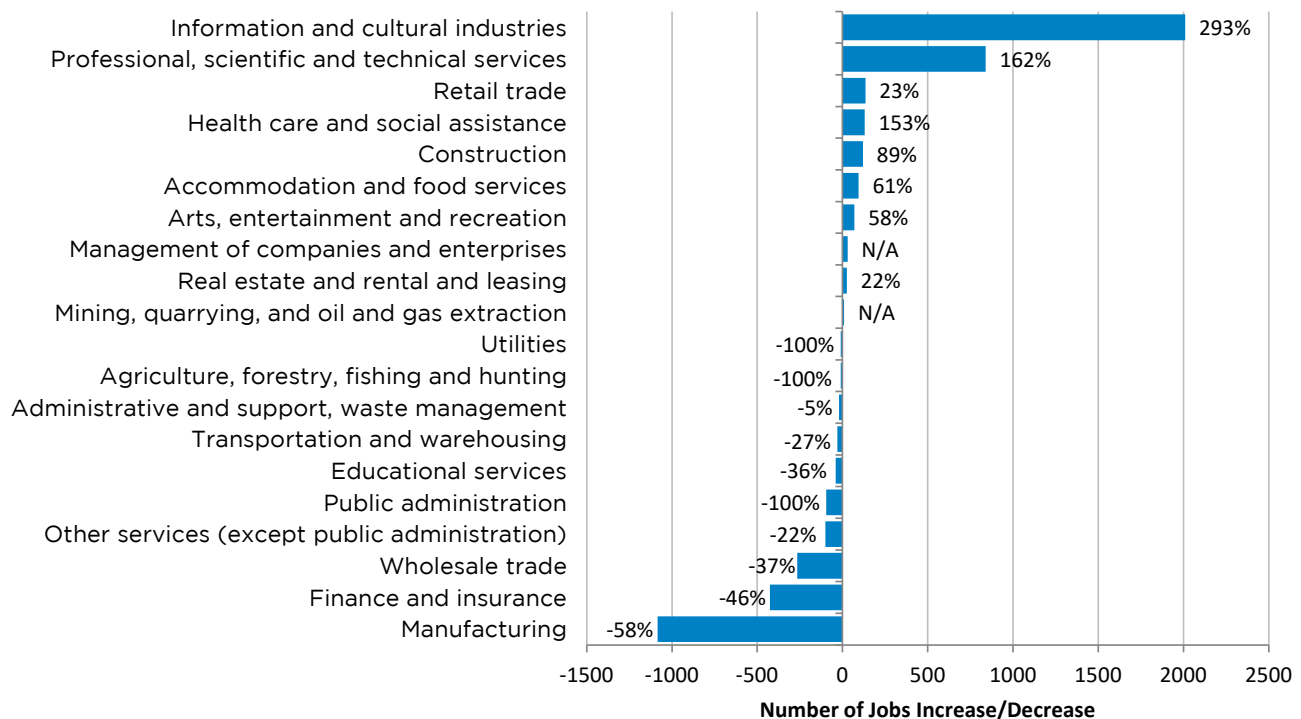
Between 2001 and 2016 jobs in Mount Pleasant increased by 20% or 1,385 jobs. The largest job increase in Mount Pleasant was in the information and cultural industries sector, which increased by 2,010 jobs or 293% between 2001 and 2016.

Other significant increases in the sub-area include:

- Professional, scientific and technical services (+840 jobs; 162% increase)
- Retail trade (+135 jobs; 23% increase)
- Health care and social assistance (+130 jobs; 153%)

The largest job decreases in the sub-area were in manufacturing (-1,085 jobs; 58% decrease) and finance and insurance (-425 jobs; 46% decrease).

FIGURE 17. JOB INCREASES & DECREASES IN EMPLOYMENT SECTORS IN MOUNT PLEASANT, 2001 - 2016



Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends (continued)

A look at specific sub-sectors reveals key drivers of jobs growth and decline over the past 15 years. The largest increase was in motion picture and video industries, which went from 360 jobs in 2001 to 1,635 jobs in 2016.

Other sectors with increases include software publishers (+585 jobs; 1,950% increase), specialized design services (+280 jobs; 560% increase) and computer systems design and related services (+270 jobs; 386% increase).

TABLE 24. JOB INCREASES IN EMPLOYMENT SECTORS IN THE MOUNT PLEASANT SUB-AREA, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Increase	% Increase
Information and cultural industries	Motion picture and video industries	1,635	1,275	354%
	Software publishers	615	585	1,950%
Professional, scientific and technical services	Specialized design services	330	280	560%
	Computer systems design and related services	340	270	386%
Retail Trade	Clothing stores	300	215	253%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest decrease was in cut and sew clothing manufacturing, which lost 735 jobs (83% decrease). Other sub-sectors with significant decreases include:

- Securities and commodity contracts intermediation and brokerage (-335 jobs; 97% decrease)
- Sporting goods, hobby and musical instrument stores (-190 jobs; 86% decrease)
- Depository credit intermediation* (-175 jobs; 35% decrease).
- Printing and related support activities (-160 jobs; 53% decrease)

TABLE 25. JOB DECREASES IN EMPLOYMENT SECTORS IN THE MOUNT PLEASANT SUB-AREA, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Decrease	% Decrease
Manufacturing	Cut and sew clothing manufacturing	150	-735	-83%
Finance and insurance	Securities and commodity contracts intermediation and brokerage	10	-335	-97%
Retail trade	Sporting goods, hobby and musical instrument stores	30	-190	-86%
Finance and insurance	Depository credit intermediation*	325	-175	-35%
Manufacturing	Printing and related support activities	140	-160	-53%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

**Businesses in depository credit intermediation include chartered banks, trust companies, credit unions, deposit-accepting mortgage companies, and other companies that accept deposits or issue loans.*

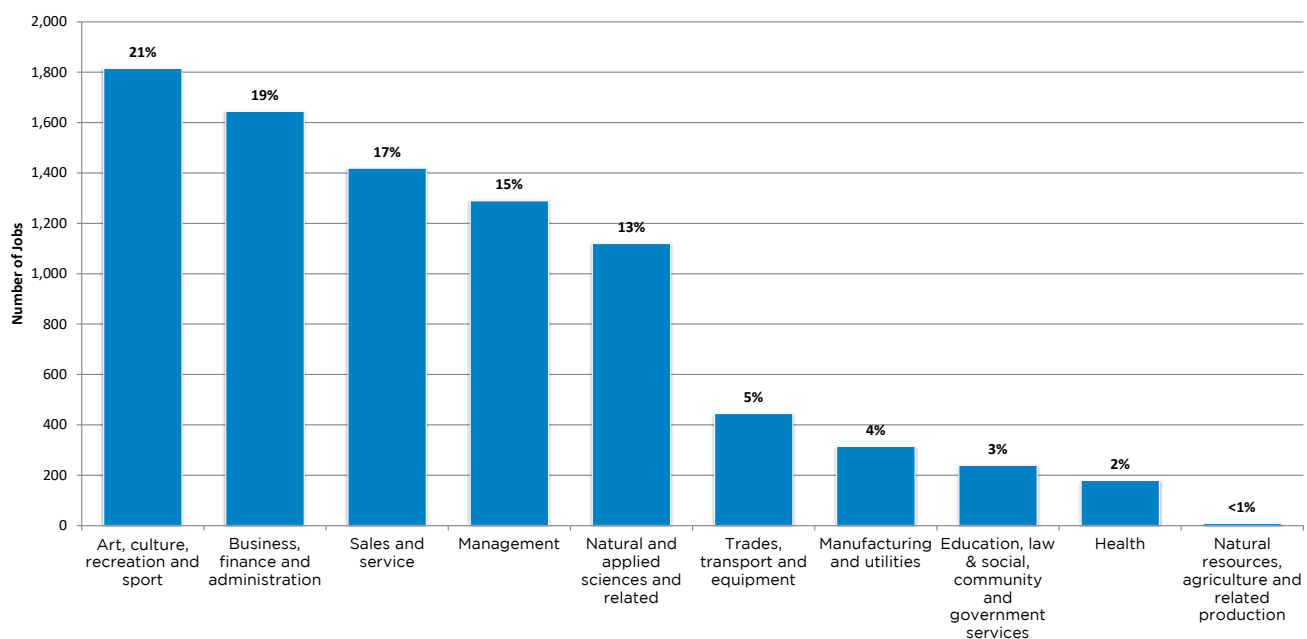
What are the Occupations of Workers in Mount Pleasant?

Mount Pleasant has a high percentage of jobs in art, culture, recreation and sport occupations with 1 in 5 jobs or 21% of all jobs Mount Pleasant in 2016.

The next largest occupation categories are:

- Business, finance & administration (19%)
- Sales and service (17%)
- Management (15%)

FIGURE 18. QUANTITY AND PERCENTAGE OF JOBS IN MOUNT PLEASANT BY OCCUPATION, 2016

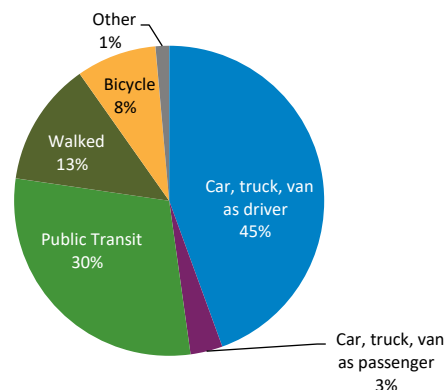


Source: Statistics Canada 2016 Census, Jobs by National Occupation Category, City of Vancouver Includes jobs data for usual place of work only.

What is the Mode Share for Workers in Mount Pleasant?

In Mount Pleasant, only 45% of commuters drive to work while 51% walk, bicycle or take public transit. The percentage of commuters that drive to work is comparable to the 42% of commuters that drive to work in the city as a whole.

FIGURE 19. MOUNT PLEASANT - MODE SHARE



Source: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Where do Workers in Mount Pleasant Live?

59% of workers commute within Vancouver compared to 41% from outside of Vancouver. In Vancouver, 24% of workers come from the nearby Mount Pleasant, Downtown and West End local areas.

TABLE 26. MOUNT PLEASANT - WHERE WORKERS LIVE, CITY OF VANCOUVER LOCAL AREAS

Place of Residence	#	%
Mount Pleasant	770	9%
Downtown	690	8%
West End	555	7%
Fairview	420	5%
Kensington-Cedar Cottage	385	5%
Kitsilano	355	4%
Renfrew-Collingwood	330	4%
Grandview-Woodland	250	3%
Riley Park	200	2%
Sunset	160	2%
Hastings-Sunrise	150	2%
Victoria-Fraserview	115	1%
Strathcona	95	1%
Dunbar-Southlands	85	1%
Killarney	80	1%
Marpole	75	1%
West Point Grey	60	1%
South Cambie	55	1%
Arbutus-Ridge	35	<1%
Kerrisdale	35	<1%
Oakridge	30	<1%
Shaughnessy	15	<1%
Total - Vancouver	4,945	59%

TABLE 27. MOUNT PLEASANT - WHERE WORKERS LIVE, SUB-AREAS OUTSIDE OF VANCOUVER

Place of Residence	#	%
Burnaby / New Westminister	985	12%
South of Fraser	715	8%
North Shore	555	7%
NE Sector	520	6%
Richmond	380	5%
Outside Metro Vancouver	145	2%
Maple Ridge / Pitt Meadows	110	1%
Langley	65	1%
UEL	15	<1%
Total - Outside Vancouver	3,490	41%

Source for Tables 26 and 27: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Sub-Area: Burrard Slopes

Number of Jobs

The Burrard Slopes sub-area had 5,255 jobs in 2016, which is a marginal increase of 60 jobs or 1% since 2001.

FIGURE 20. BURRARD SLOPES SUB-AREA



What Sectors do People Work In?

The largest employment sectors in this sub-area are:

- Professional, scientific and technical services (1,230 jobs)
- Retail trade (900 jobs)
- Health care and social assistance (620 jobs)

TABLE 28. BURRARD SLOPES JOBS BY SECTOR

Sector	# of Jobs	% of Jobs in sub-area
Prof., scientific and tech. services	1,230	23%
Retail trade	900	17%
Health care and social assistance	620	12%
Information and cultural industries	560	11%
Accommodation and food services	300	6%
Other services (except public admin.)	300	6%
Finance and insurance	280	5%
Real estate and rental and leasing	235	4%
Administrative & support, waste mgmt.	235	4%
Manufacturing	170	3%
Wholesale trade	125	2%
Construction	80	2%
Arts, entertainment and recreation	70	1%
Public administration	70	1%
Educational services	55	1%
Management of companies	15	<1%
Transportation and warehousing	10	<1%
Mining, quarrying, & oil/gas extraction	-	0%
Utilities	-	0%
Agri., forestry, fishing and hunting	-	0%
Total	5,255	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest sub-sectors in Burrard Slopes in terms of size are:

- Architectural, engineering and related services (545 jobs)
- Motion picture and video industries (490 jobs)
- Automobile dealers (380 jobs)

TABLE 29. LARGEST SUB-SECTORS IN BURRARD SLOPES

Sector	Sub-Sector	Jobs
Professional, scientific and technical services	Architectural, engineering and related services	545
Information and cultural industries	Motion picture and video industries	490
Retail trade	Automobile dealers	380
Finance and insurance	Depository credit intermediation	185
Accommodation and food services	Full-service restaurants and limited service eating places	180
Health care and social assistance	Out-patient care centres	145
Professional, scientific and technical services	Computer systems design and related services	145
	Specialized design services	130
	Advertising, public relations, and related services	110
Real estate and rental and leasing	Offices of real estate agents and brokers	110

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends

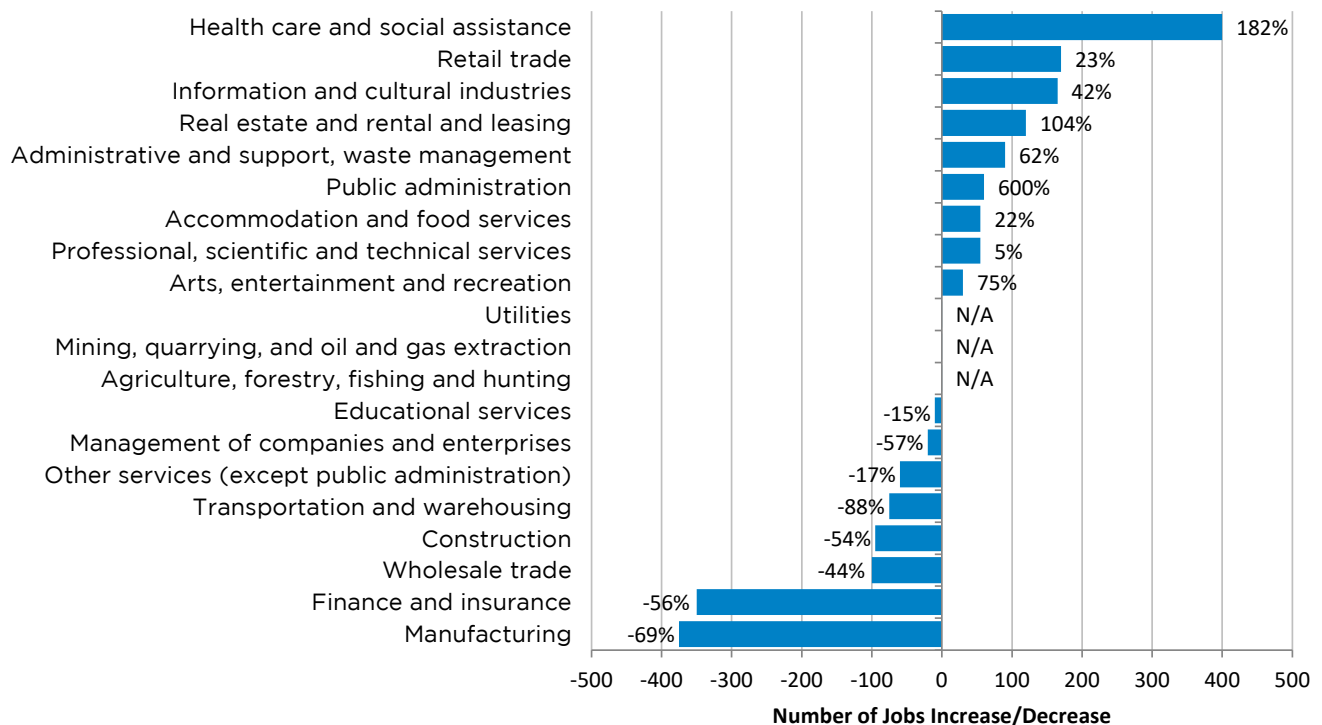
Between 2001 and 2016 jobs in Burrard Slopes increased by 1% or 60 jobs reflective of the balancing of losses and gains in job trends in the area (see figure below). The largest job increase in Burrard Slopes was in the health care and social assistance sector, which increased by 400 jobs or 182% between 2001 and 2016.

Other significant increases in the sub-area include:

- Retail trade (+170 jobs; 23% increase)
- Information and cultural industries (+165 jobs; 42% increase)
- Real estate and rental and leasing (+120 jobs; 104% increase)

The largest job decreases in the sub-area were in manufacturing (-375 jobs; 69% decrease) and finance and insurance (-350 jobs; 56% decrease).

FIGURE 21. JOB INCREASES & DECREASES IN EMPLOYMENT SECTORS IN BURRARD SLOPES, 2001 - 2016



Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends (continued)

A look at specific sub-sectors reveals key drivers of jobs growth and decline over the past 15 years. The largest increase was in motion picture and video industries, which went from 120 jobs in 2001 to 490 jobs in 2016.

Other sectors with increases include architectural, engineering and related services (+170 jobs; 45% increase), out-patient care centres (+135 jobs; 1,350% increase) and automobile dealers (+125 jobs; 49% increase).

TABLE 30. JOB INCREASES IN EMPLOYMENT SECTORS IN BURRARD SLOPES, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Increase	% Increase
Information and cultural industries	Motion picture and video industries	490	380	345%
Professional, scientific and technical services	Architectural, engineering and related services	545	170	45%
Health care and social assistance	Out-patient care centres	145	135	1,350%
Retail trade	Automobile dealers	380	125	49%
Health care and social assistance	Home health care services	100	100	N/A

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest decrease was in printing and related support activities, which lost 175 jobs (88% decrease). Other sub-sectors with significant decreases include:

- Depository credit intermediation* (-175 jobs; 49% decrease)
- Accounting, tax preparation, bookkeeping and payroll services (-140 jobs; 72% decrease)
- Taxi and limousine service (-80 jobs; 100% decrease)
- Other personal services (-80 jobs; 80% decrease)

TABLE 31. JOB DECREASES IN EMPLOYMENT SECTORS IN BURRARD SLOPES, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Decrease	% Decrease
Manufacturing	Printing and related support activities	25	-175	-88%
Finance and insurance	Depository credit intermediation*	185	-175	-49%
Professional, scientific and technical services	Accounting, tax preparation, bookkeeping and payroll services	55	-140	-72%
Transportation and warehousing	Taxi and limousine service	0	-80	-100%
Other services (except public administration)	Other personal services	20	-80	-80%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

**Businesses in depository credit intermediation include chartered banks, trust companies, credit unions, deposit-accepting mortgage companies, and other companies that accept deposits or issue loans.*

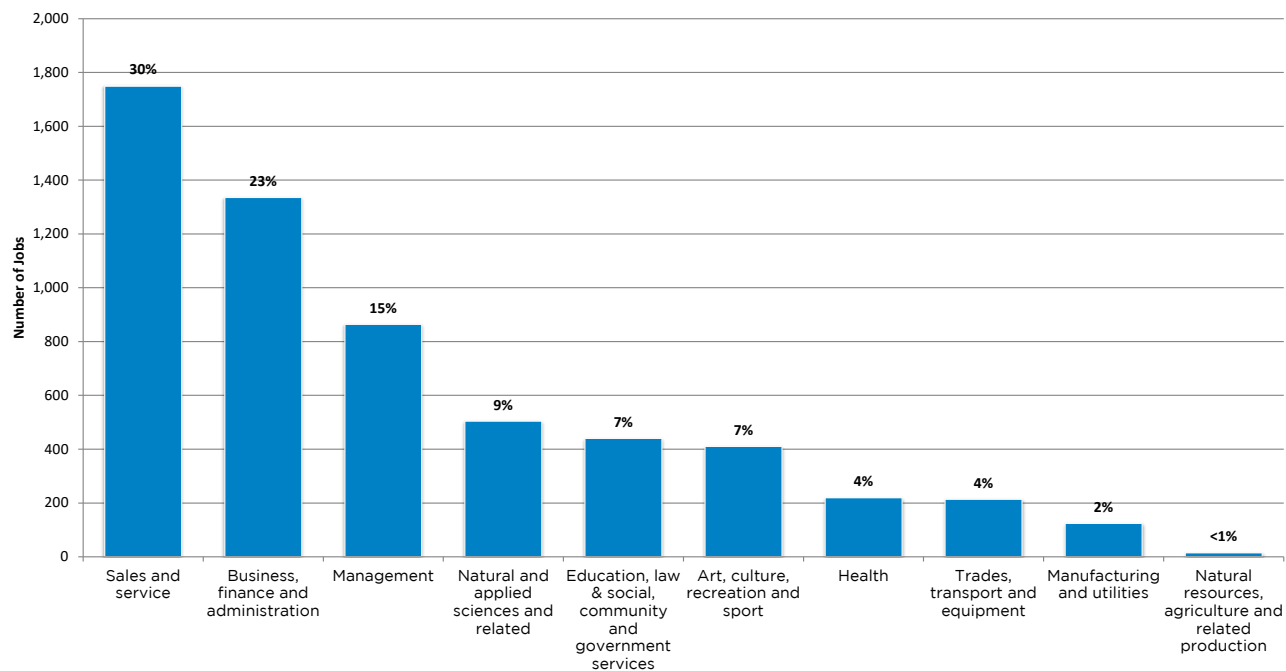
What are the Occupations of Workers in Burrard Slopes?

Burrard Slopes has a high percentage of jobs in sales and service occupations with 1 in 3 jobs or 30% of all jobs Burrard Slopes in 2016.

The next largest occupation categories are:

- Business, finance & administration (23%)
- Management (15%)
- Natural and applied sciences and related (9%)

FIGURE 22. QUANTITY AND PERCENTAGE OF JOBS IN BURRARD SLOPES BY OCCUPATION, 2016

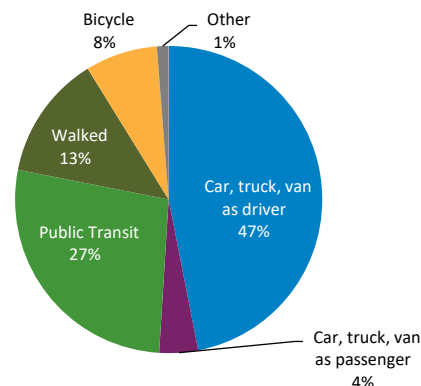


Source: Statistics Canada 2016 Census, Jobs by National Occupation Category, City of Vancouver Includes jobs data for usual place of work only.

What is the Mode Share for Workers in Burrard Slopes?

In Burrard Slopes, only 47% of commuters drive to work while 48% walk, bicycle or take public transit. The percentage of commuters that drive to work is higher compared to the 42% of commuters that drive to work in the city as a whole.

FIGURE 23. BURRARD SLOPES - MODE SHARE



Source: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Where do Workers in Burrard Slopes Live?

59% of workers commute within Vancouver compared to 41% from outside of Vancouver. In Vancouver, 22% of workers come from the nearby Kitsilano, Fairview, and Downtown local areas.

TABLE 32. BURRARD SLOPES - WHERE WORKERS LIVE, CITY OF VANCOUVER LOCAL AREAS

Place of Residence	#	%
Kitsilano	420	8%
Fairview	385	7%
Downtown	370	7%
West End	310	6%
Mount Pleasant	290	6%
Kensington-Cedar Cottage	145	3%
Renfrew-Collingwood	140	3%
Grandview-Woodland	120	2%
Sunset	100	2%
Marpole	100	2%
Hastings-Sunrise	95	2%
Riley Park	90	2%
West Point Grey	85	2%
Arbutus-Ridge	85	2%
Dunbar-Southlands	80	2%
Killarney	70	1%
Kerrisdale	60	1%
Victoria-Fraserview	45	1%
Strathcona	45	1%
South Cambie	30	1%
Oakridge	20	<1%
Shaughnessy	20	<1%
Total - Vancouver	3,105	59%

TABLE 33. BURRARD SLOPES - WHERE WORKERS LIVE, SUB-AREAS OUTSIDE OF VANCOUVER

Place of Residence	#	%
Burnaby / New Westminster	510	10%
North Shore	400	8%
Richmond	365	7%
South of Fraser	360	7%
NE Sector	315	6%
Outside Metro Vancouver	80	2%
Langley	50	1%
Maple Ridge / Pitt Meadows	40	1%
UEL	20	<1%
Total - Outside Vancouver	2,140	41%

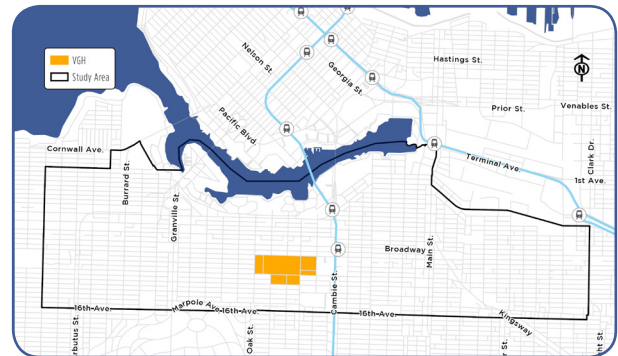
Source for Tables 32 and 33: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Sub-Area: VGH

Number of Jobs

The VGH sub-area had 9,350 jobs in 2016, which is an increase of 2,185 jobs or 30% since 2001.

FIGURE 24. VGH SUB-AREA



What Sectors do People Work In?

The largest employment sectors in this sub-area are:

- Health care and social assistance (7,655 jobs)
- Educational service (765 jobs)
- Professional, scientific and technical services (195 jobs)

TABLE 34. VGH SUB-AREA JOBS BY SECTOR

Sector	# of Jobs	% of Jobs in sub-area
Health care and social assistance	7,655	82%
Educational services	765	8%
Prof., scientific and tech. services	195	2%
Accommodation and food services	170	2%
Administrative & support, waste mgmt.	165	2%
Other services (except public admin.)	110	1%
Public administration	100	1%
Construction	70	1%
Retail trade	70	1%
Utilities	10	<1%
Manufacturing	10	<1%
Information and cultural industries	10	<1%
Finance and insurance	10	<1%
Management of companies	10	<1%
Real estate and rental and leasing	-	0%
Wholesale trade	-	0%
Transportation and warehousing	-	0%
Mining, quarrying, & oil/gas extraction	-	0%
Arts, entertainment and recreation	-	0%
Agri., forestry, fishing and hunting	-	0%
Total	9,350	100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest sub-sectors in the VGH sub-area in terms of size are:

- Hospitals (4,885 jobs)
- Offices of physicians (1,840 jobs)
- Universities (735 jobs)

TABLE 35. LARGEST SUB-SECTORS IN VGH SUB-AREA

Sector	Sub-Sector	Jobs
Health care and social assistance	Hospitals	4,885
	Offices of physicians	1,840
Educational services	Universities	735
Health care and social assistance	Out-patient care centres	385
	Medical and diagnostic laboratories	255
	Offices of other health practitioners	150
Professional, scientific and technical services	Scientific research and development services	110
Accommodation and food services	Special food services	100
Administrative and support, waste management and remediation services	Services to buildings and dwellings	85
Public administration	9120 Provincial and territorial public administration (9121 to 9129)	70

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends

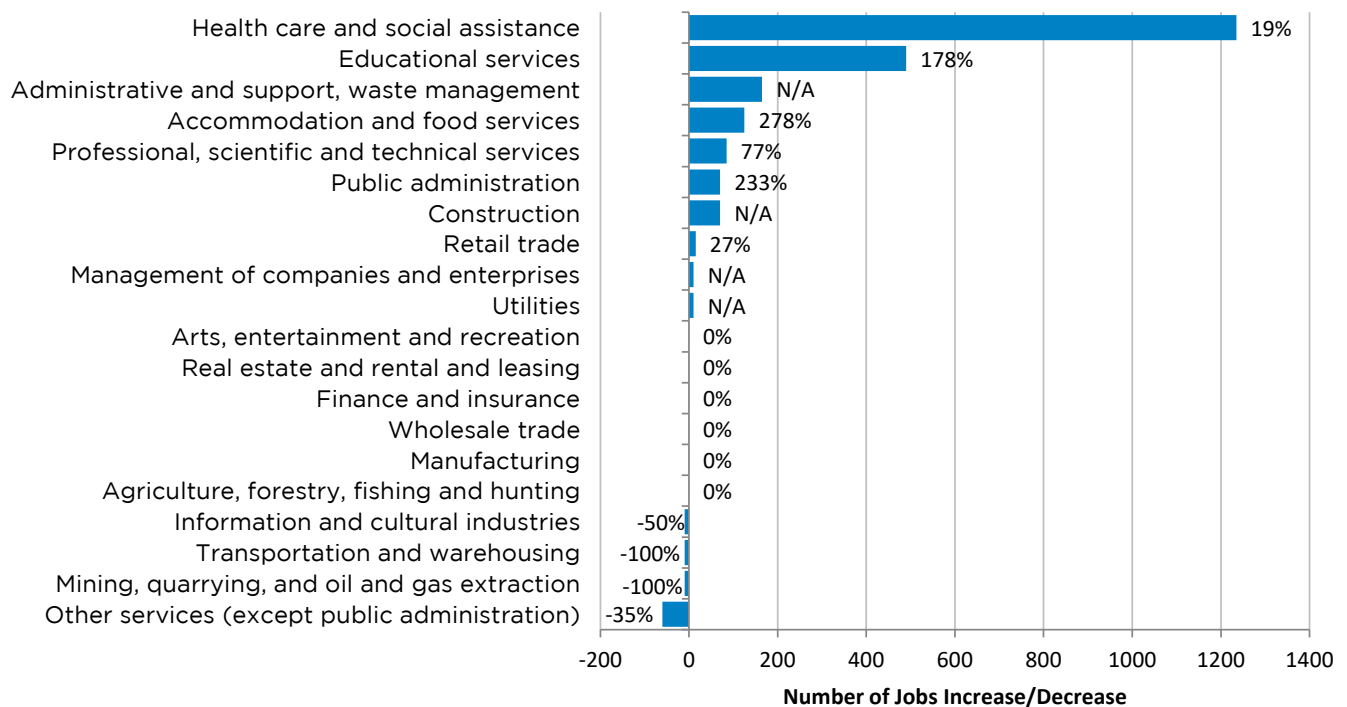
Between 2001 and 2016 jobs in the VGH sub-area increased by 30% or 2,185 jobs. The largest job increase in the sub-area was in the health care and social assistance sector, which increased by 1,234 jobs or 19% between 2001 and 2016.

Other significant increases in the sub-area include:

- Educational services (+490 jobs; 178% increase)
- Administrative and support, waste management (+165 jobs)
- Accommodation and food services (+125 jobs; 278% increase)

The largest job decreases in the sub-area were in other services - except public administration (-60 jobs; 35% decrease) and mining, quarrying, and oil and gas extraction (-10 jobs; 100% decrease).

FIGURE 25. JOB INCREASES & DECREASES IN EMPLOYMENT SECTORS IN THE VGH SUB-AREA, 2001 - 2016



Source: Statistics Canada 2016 Census, Jobs by NAICS (2 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

Employment Trends (continued)

A look at specific sub-sectors reveals key drivers of job growth and decline over the past 15 years. The largest increase was in offices of physicians, which went from 175 jobs in 2001 to 1,840 jobs in 2016.

Other sectors with increases include universities (+590 jobs; 407% increase), out-patient care centres (+350 jobs; 1000% increase) and medical and diagnostic laboratories (+215 jobs; 538% increase).

TABLE 36. JOB INCREASES IN EMPLOYMENT SECTORS IN VGH SUB-AREA, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Increase	% Increase
Health care and social assistance	Offices of physicians	1840	1665	951%
Educational services	Universities	735	590	407%
Health care and social assistance	Out-patient care centres	385	350	1000%
Health care and social assistance	Medical and diagnostic laboratories	255	215	538%
Health care and social assistance	Offices of other health practitioners	150	100	200%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

The largest decrease was in hospitals, which lost 1,170 jobs (19% decrease). Most other sub-sectors with job decreases lost all jobs between 2001 and 2016 such as:

- Business, professional, labour and other membership organizations (-105 jobs; 100% decrease)
- Elementary and secondary schools (-50 jobs; 100% decrease)
- Technical and trade schools (-45 jobs; 100% decrease)
- Social advocacy organizations (-20 jobs; 100% decrease)

TABLE 37. JOB DECREASES IN EMPLOYMENT SECTORS IN VGH SUB-AREA, 2001 - 2016

Sector	Sub-Sector	Jobs in 2016	# Decrease	% Decrease
Health care and social assistance	Hospitals	4885	-1170	-19%
Other services (except public administration)	Business, professional, labour and other membership organizations	0	-105	-100%
Educational services	Elementary and secondary schools	0	-50	-100%
Educational services	Technical and trade schools	0	-45	-100%
Other services (except public administration)	Social advocacy organizations	0	-20	-100%

Source: Statistics Canada 2016 Census, Jobs by NAICS (4 digit), City of Vancouver Employment Areas. Includes jobs data for usual place of work only.

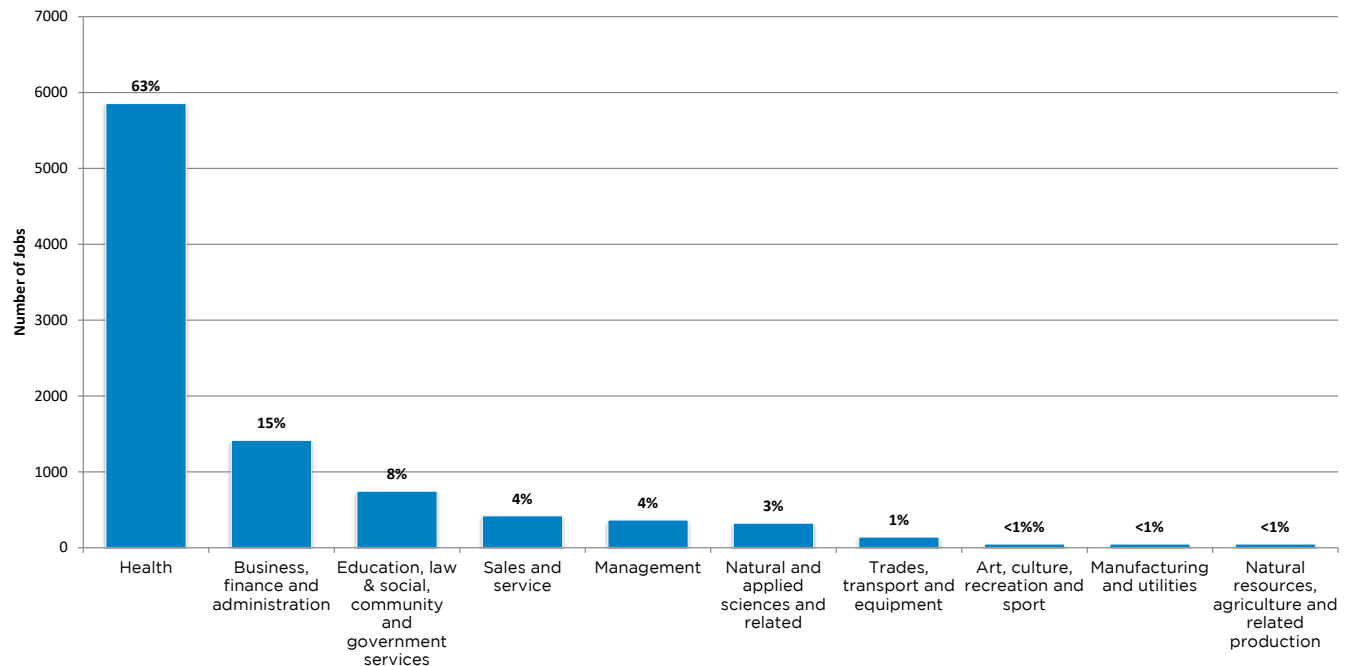
What are the Occupations of Workers in the VGH sub-area?

The VGH sub-area has a high percentage of jobs in the health occupation with 2 in 3 jobs or 63% of all jobs in the sub-area in 2016.

The next largest occupation categories are:

- Business, finance & administration (15%)
- Education, law & social, community and government services (8%)
- Sales and service (4%)

FIGURE 26. QUANTITY AND PERCENTAGE OF JOBS IN THE VGH SUB-AREA BY OCCUPATION, 2016

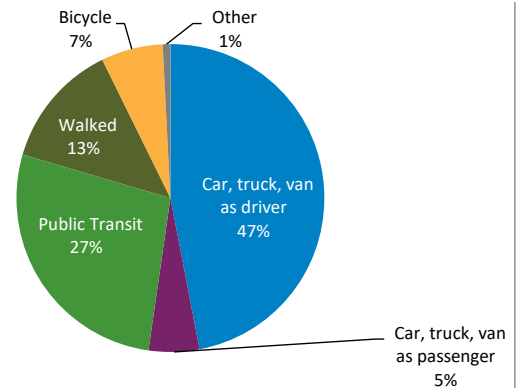


Source: Statistics Canada 2016 Census, Jobs by National Occupation Category, City of Vancouver Includes jobs data for usual place of work only.

What is the Mode Share for Workers in the VGH sub-area?

In the VGH sub-area, 47% of commuters drive to work while 47% walk, bicycle or take public transit. The percentage of commuters that drive to work is slightly higher compared to the 42% of commuters that drive to work in the city as a whole.

FIGURE 27. VGH - MODE SHARE



Source: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.

Where do Workers in the VGH sub-area Live?

70% of workers commute within Vancouver compared to 30% from outside of Vancouver. In Vancouver, 23% of workers come from the nearby Fairview, Kitsilano, and Mount Pleasant local areas.

TABLE 38. VGH SUB-AREA - WHERE WORKERS LIVE, CITY OF VANCOUVER LOCAL AREAS

Place of Residence	#	%
Fairview	785	11%
Kitsilano	455	6%
Mount Pleasant	435	6%
Downtown	420	6%
Kensington-Cedar Cottage	340	5%
Renfrew-Collingwood	330	5%
West End	305	4%
Sunset	225	3%
Killarney	205	3%
Dunbar-Southlands	200	3%
Hastings-Sunrise	185	3%
Riley Park	180	3%
Marpole	155	2%
Victoria-Fraserview	155	2%
Grandview-Woodland	140	2%
South Cambie	130	2%
West Point Grey	110	2%
Kerrisdale	80	1%
Oakridge	75	1%
Shaughnessy	70	1%
Arbutus-Ridge	65	1%
Strathcona	15	<1%
Total - Vancouver	5,060	70%

TABLE 39. VGH SUB-AREA - WHERE WORKERS LIVE, SUB-AREAS OUTSIDE OF VANCOUVER

Place of Residence	#	%
Burnaby / New Westminster	510	7%
North Shore	360	5%
Richmond	315	4%
South of Fraser	400	6%
NE Sector	365	5%
Outside Metro Vancouver	80	1%
Langley	40	1%
Maple Ridge / Pitt Meadows	50	1%
UEL	20	<1%
Total - Outside Vancouver	2,140	30%

Source for Tables 38 and 39: Statistics Canada 2016 Census, Flow Data from Selected Geographies, Includes jobs data for usual place of work only.