



**Temporary Modular Housing
265 West 1st Avenue
Community Advisory Committee (CAC) Meeting Notes**

January 23, 2019, 5:30 to 6:15 pm | Creekside Community Centre

1. Welcome and Introductions

- a) The Facilitator welcomed CAC members to the meeting. CAC members introduced themselves and their organization or affiliation.

2. Overview of Agenda and Meeting Format

- a) The Facilitator acknowledged that the CAC meeting was being held on the unceded territory of the Coast Salish Peoples. The Facilitator reviewed the meeting agenda and introduced the Notetaker, reminding CAC members that their comments would be recorded.
- b) The Facilitator asked CAC members to read, sign and return the Terms of Reference (ToR).
- c) The Facilitator went over the meeting format:
 - Each organization/group will have a chance to introduce themselves and give updates.
 - Everyone will have the opportunity to ask questions.
 - Community members will have the opportunity to bring forward any comments or issues.
 - Today's meeting will end early and CAC members will have the opportunity to take a tour of the 265 West 1st Avenue TMH site shortly after 6:00 pm.
- d) The Facilitator discussed meeting frequency:
 - The CAC will meet monthly. After 3 meetings, CAC members and the Facilitator will check in to determine whether this is an appropriate frequency.
 - **Comment from City of Vancouver:** We would be happy to adjust the meeting schedule if a pertinent issue arises or we feel that we need to meet more.
 - **Comment from PHS:** From an operating perspective, we make ourselves as available as possible. We are open to communication from the public and will make available the contact numbers of TMH building managers for West 1st and Margaret Mitchell Place.

- **ACTION ITEM:** Building contact information for West 1st and Margaret Mitchell Place building managers will be circulated with these meeting notes.

3. Updates and Discussion

a. BC Housing

- BC Housing expressed excitement at having this project open at the end of the month.

b. PHS Community Services Society

- PHS expressed excitement for the opportunity to operate the West 1st TMH site.
- The Margaret Mitchell site opened in the fall, to tremendous success. The site contains 52 supportive homes.
- PHS is excited to replicate the process and practice in place at Margaret Mitchell, as well as to learn from best practices at this site.
- PHS is looking forward to working with partners such as Sole Food Farms that provide low barrier employment and opportunities for real community inclusion.
- The building manager for West 1st is looking forward to joining this project. They are coming from a well-established project, and are excited to meet a new group of people and see the project progress.
- **Question from Community Member:** Can you describe the relationship between the West 1st site and Sole Food Farms?
 - **Response from Sole Food Farms:** The farm had made previous arrangements to use this site for farming and worked to integrate these projects once the West 1st TMH site was announced, as both projects are serving the same population. Sole Food hopes to provide co-programming with the West 1st TMH site.
 - **Comment from Community Member:** This is fantastic.
 - **Comment from Sole Food Farms:** We are really excited about it.
- **Question from Community Member:** Since Marguerite Ford Apartments opened, correct me if I'm wrong, there have been a lot of emergency calls to the building. The last year or so, there has been an increase in the amount of emergency vehicles that are parked in front of that building. On 2nd Avenue it doesn't have much of an impact, but there is a potential for blocking traffic at the West 1st site. Maybe you could look into that situation – how can you remedy the traffic issues?
 - **Response from PHS:** We will have parking. There will be a parking lot available on Crowe Street if there is a non-emergency medical response but emergency vehicles will stop as close to the entrance as possible in an

emergency.

- **Question from Community Member:** I've been in here for 9 years now. For the first 5 years, there was not much of a problem with needles, almost none, occasionally 1 or 2. Since Marguerite Ford Apartments opened (3 years ago) needles have been way more frequent, even though they sent people over to do a sweep. I do not have proof that they are from [the Marguerite Ford residents], but we can see the effect. My concern is that if we have another supported housing project around the area, the amount of needles will increase.
 - **Response from PHS:** I can speak to the programming we put in at Margaret Mitchell. We have a clean sweeps team daily. This is paid employment for the people in the building and includes collecting refuse around the building. It's been a notable benefit to the neighbourhood. This programming supports community and the area.
 - **Response from City of Vancouver:** One of the loudest concerns is reflecting a huge rise in people finding needles in that community. We have tried to respond appropriately. We have put in an extra needle box in Hinge Park and have residents doing Spikes on Bikes. It is not just this community, there has been a rise everywhere.
 - **Question from Community Member:** Would you be able to help with disposal of [needles] collected by our building?
 - **Response from PHS:** Do you have a sharps container? Carly or one of our staff will come and collect it. We will make sure you have the contact information of the Needle Exchange Van. You are always welcome to give us a call or knock on the front door.
 - **Comment from Community Member:** At the open house I met the former Executive Director of PHS and told them that some residents in the Olympic Village have been noticing needles, and asked whether there will there be disposal areas and needle exchange at the sites. They said yes, and that PHS has a needle recovery service with VCH and will continue to work with community. That is pretty reassuring.
 - **Comment from PHS:** PHS runs Spikes on Bikes and does sweeps. if you contact us we will make an effort to get those [needles].
 - **ACTION ITEM:** The PHS team will send the Needle Exchange Van to the Foundry and the Wall Centre buildings and will provide representatives from these buildings with the contact info of the Needle Exchange Van.

- **Question from Community Member:** Does PHS have partnerships with schools and daycares in the area?
 - **Response from PHS:** Elementary students did welcome packs and a community art project for Margaret Mitchell. It was great to see.

- **Question from Community Member:** On the CAC information sheet, it said there would be a representative from the buildings?

- **Response from PHS:** We're hoping to see that happen, but we can't force anyone. We hope to foster that after the initial move in. Moving and divorce are exceptionally stressful times for people. It will take some time to settle in, but afterward we will work to foster community engagement.
- **Question from Community Member:** When will community members be moving in?
 - **Response from PHS:** We're hoping as early as Monday February 4th.
 - **Question from Community Member:** On the [Prior-to Letter] there is a completion deadline of the 20th of March. I thought obviously all of the people couldn't move in until then.
 - **Response from City of Vancouver:** This document lists the conditions for occupancy. It is a long list of things that the applicant has to do. We are going to see the building, they have done about 90% of the things to meet these conditions. The rest will be done in the next few weeks, and then they can apply for the occupancy permit. They are ahead of schedule. We want the building to be safe and habitable, and we won't waive these things.
 - **Clarification from Facilitator:** March 20th is a deadline, but the residents can move in earlier.
 - **Comment from City of Vancouver:** These have been quick.
 - **Question from Community Member:** Are the applicants not a part of this committee?
 - **Response from City of Vancouver:** I am the CAC representative for the City of Vancouver. You will meet a representative from the applicant team when we tour the building.

c. City of Vancouver

- Two buildings have opened in the past couple weeks. They are operated by Lu'ma Native Housing Society. This will be the next building to open, tenanted in early February. We have one more building that will open in early March. That will conclude Phase 1, which is to provide 600 TMH units. We will have opened 10 sites, and we will be working on next steps.
- **Comment from Community Member:** In the CAC documents there is reference to a representative from a school in the community but that school has not yet been built. I checked with the School Board, and I don't know that we're going to have a school or a school rep on this committee.
 - **Clarification from Facilitator:** The school rep from this committee declined. As far as the future school I can't speak to that.
 - **Clarification from City of Vancouver:** For many years, we haven't seen any investment in new schools. We're saving a here, where the public art was. We are still saving that site in the hope that that it is part of the

community plan, and we're hoping that the School Board will find the money [to build a new school].

d. Vancouver Coastal Health

- All of the TMH projects have regular contact with the health teams.

e. Vancouver Police Department

- VPD liaises with staff at a lot of the TMH buildings. They do it informally, in order to curb anything more serious.
- **Question from Community Member:** How do we contact you?
 - **Response from VPD:** Email. I can pass along my contact info. I have been spending a lot of time in the Olympic Village, at places such as Urban Fare.
 - **ACTION ITEM:** VPD representative will provide email contact info to CAC members.

f. Sole Food Farms

- Sole Food is excited about potential that this site offers.

g. Creekside Community Centre

- **Note from Facilitator:** The Creekside Community Centre rep sends their regrets. They will report on the outcomes of liaising with Margaret Mitchell Place on partnerships and programming at the next meeting.

h. Community Members

- **Comment from Community Member:** We are excited. There is some experience of adverse effect from another operator. People are people and it's a good thing.
 - **Response from PHS:** We are deeply committed to being strong neighbours. I promise you from our team on this side of the table, call us and we will act.
- **Question from Community Member:** Is there anything we can do to make people feel more welcome? It could be disconcerting coming into a new community and be met with a negative reaction.
 - **Response from PHS:** Many people won't be new to this community; our tenants will likely be already familiar with the area. A lot of people may be in tents along the seawall, Carnegie Outreach has gotten them rapid access into TMH. Move-in initiatives such as art projects from kids, treats and socks, and spider plants as welcome. When residents came into Margaret Mitchell, these things went a long way in making people feel welcome.

- **Response from PHS:** These welcoming initiatives are a way of averting a standoffish relationship. We have talked about a food and beverage event. We gave it time at Margaret Mitchell, and it was successful when we did it there.
- **Response from City of Vancouver:** The City has small grants available (\$1,000 to \$2,000) for people who do small, meaningful projects that impact homeless people in their community. We issue those grants in the spring. There is an opportunity to get together with neighbours. We added some extra money for 2018 and 2019.
- **ACTION ITEM:** City of Vancouver representative will pass along grant application information to CAC members.
- **Comment from Sole Food Farms:** Sole Food applied for one of those grants to host a small event in the near future. We will be hosting an event for community to visit both the farm and the residents.

4. Action Items and Next Steps

Action Items	Responsible
<ul style="list-style-type: none"> • All CAC members will review and sign the Terms of Reference and send back to PHS before the next meeting. 	All CAC members
<ul style="list-style-type: none"> • Contact info for West 1st and Margaret Mitchell Place building managers will be circulated with these meeting notes. 	PHS Building Manager
<ul style="list-style-type: none"> • The PHS team will send the Needle Exchange Van to the Foundry and the Wall Centre and will provide representatives from these buildings with the contact info of the Needle Exchange Van. 	PHS
<ul style="list-style-type: none"> • VPD representative will provide email contact info to CAC members. 	VPD
<ul style="list-style-type: none"> • City of Vancouver representative will pass along small grant application information to CAC members who wish to organize welcoming initiatives for residents. 	CoV

5. Meeting adjourned; CAC members took a tour of the West 1st TMH site.