



**Temporary Modular Housing
Margaret Mitchell Place | 2132 Ash Street
Community Advisory Committee (CAC) Meeting Notes**

March 6, 2019, 5:30 to 6:00 pm | Creekside Community Centre

1. Welcome and Introductions

- a) Facilitator greeted participants and began the meeting.

2. Discussion

a) False Creek Residents Association

The False Creek Residents Association (FCRA) requested to see data that measures the success of temporary modular housing (TMH). Collection of data was discussed at the last meeting.

The FCRA representative noted that that the gathering and sharing of data could pave the way for permanent housing projects. The representative also observed that the same questions that arise in response to temporary modular buildings will come up with future supportive housing developments.

- **Question from False Creek Residents Association:** Is there data available now?
 - **Response from BC Housing:** The City of Vancouver and BC Housing is doing a review of TMH. I can find out more about that.
 - **Comment from False Creek Residents Association:** We were told at the last CAC meeting that TMH data was being collected.
 - **Response from Facilitator:** I understood from the last meeting that the project team is still in the process of gathering this data. BC Housing may also have supportive housing reports on their website. CAC members can read reports on social and economic outcomes of

other housing projects on the BC Housing website. Visit <https://www.bchousing.org/home> and navigate to Research Centre > Research Library.

ACTION ITEM 1: A link to the supportive housing reports on the BC Housing website will be provided to CAC members and distributed with the meeting notes.

- **Comment from False Creek Residents Association:** There was a recent story in *The Vancouver Courier* about TMH. The article says that currently no one is complaining about TMH, although there was initially neighbourhood resistance to the building. The reporter provided data such as police callouts for that building. Most were minor such as missing persons reports. Very little of what they were saying was negative, which countered the original fear. This kind of data is currently lacking, and would be helpful for our neighbourhood and any neighbourhood where temporary and permanent supportive housing is being built.
- **Comment from Community Member:** There was not any exact data in those articles. The information came from the minutes of TMH CAC meetings on the City of Vancouver website.
- **Comment from Facilitator:** The other thing that is readily available to everybody is the Vancouver Police Department website, which breaks down all calls for service to a particular area, from minor crimes like graffiti vandalism through to very serious incidents. It is important to remember that calls for service also include emergency medical calls.
- **Comment from False Creek Residents Association:** If the information could be analyzed a bit more, it would be helpful for people who are concerned.
- **Comment from Community Member:** When you bring up the VPD Crime Map, you have a choice of two links – one will show a heat map for break and enters and the other will have neighbourhood crime statistics.
- **Comment from False Creek Residents Association:** Police callouts are just one element that would be helpful. I know that the data being collected by the City of Vancouver and BC Housing is much more comprehensive than that.

- **Comment from PHS:** Those surveys are underway, and are going out to residents, coordinators and case planners. The data collection process will be occurring in the very near future, at the six month point for this project.

b) Update from PHS

PHS reported that the vast majority of police calls to Margaret Mitchell Place have been missing persons reports. There is an internal policy that if a tenant is not seen in 48 hours, staff report them as a missing person. This policy arose from the National Inquiry into the Missing and Murdered Indigenous Women and Girls. There is a large number of youth tenants that are gradually settling into the building, and as a result the missing persons calls have been decreasing over time. PHS also recollects that there was a call to the police for a couple arguing and one for noise.

- **Comment from Community Member:** We have had a couple of break-ins at our building. We have not received any data from the police to find out who it was.
- **Question from Facilitator:** Have there been any calls to the building from the community?
 - **Response from PHS:** One neighbour saw a rodent near the building. We are taking action on this.
- **Additional Updates from PHS:**
 - There was a tenant feeding birds out the window. The tenant was told that this is not good practice.
 - PHS is looking into bringing a pest control company in to address any potential pest issues.
 - The 265 West 1st TMH building is 80% tenanted. A pizza party for tenants was happening at the same time as the CAC meeting. PHS will update their website with information about the welcoming party.
 - Gardening activities will be organised for spring.
 - The PHS team had the opportunity to give a presentation on TMH to the BC Teachers' Federation. Since then, principals and vice principals have reached out to PHS to see how they can support TMH.

- **Question from Community Member:** There was recently a large event on West 6th Avenue. During this event, were there any concerns for the building?
 - **Response from PHS:** The people operating the bus out of the parking lot asked if they could use the restroom at Margaret Mitchell Place. Other than the street being closed down, the event did not have a big impact on the Margaret Mitchell site. The West 1st Avenue TMH site had to turn away deliveries. This was an interesting event, so we were happy to oblige.
 - **Additional comment from PHS:** As for other upcoming events, the train will soon be moved onto the tracks where Ash turns onto Broadway. It is either a trolley or a locomotive that will be obtaining heritage status.

c) Update from BC Housing

ACTION ITEM 2: BC Housing reported that they will follow up with their research department regarding the status of the TMH evaluation and report back to the CAC.

- **Question from Community Member:** The province announced funding for another 200 temporary modular homes. Will the City of Vancouver be getting any of those?
 - **Response from BC Housing:** We hope so, but nothing has been signed off yet.

d) Update from the City of Vancouver

The City of Vancouver reported that they recently checked in with the Vancouver School Board CAC representative from False Creek Elementary. This representative has not attended the last few meetings. The VSB representative had no concerns about the site and was pleased with the litter pickup. They liked the idea of impressing the idea of service to the community upon the elementary school students.

- **Comment from False Creek Residents Association:** I took pictures before the site opened when people were camping. It was a mess. Since the blackberry

bushes have been cut down, it has been much cleaner. We are about to start up the FCRA newspaper and will include the before and after photos.

- **Comment from the City of Vancouver:** Yes, the blackberry bushes have been cut down.
 - **Response from PHS:** People were dumping refuse in there. Thank you for clearing that area.

- **Question from City of Vancouver:** How is the PHS web redesign going?
 - **Response from PHS:** While the web page is not perfect, it should show the photos of the site by now. Navigating to the page is cumbersome, and not as user friendly as it could be. But those photos should be available.
 - **Question from Facilitator:** Does the City want to link to that?
 - **Response from PHS:** That sounds like a good idea.
 - **ACTION ITEM 3:** The City of Vancouver will include a link to the PHS web page for Margaret Mitchell Place on the City's web page for Margaret Mitchell Place.
 - **Comment from Community Member:** Social media sounds like a good way to share pictures and information.
 - **Response from PHS:** We are working on getting a photo album together and finding a permanent place for it.

- **Question from False Creek Residents Association:** Will the meeting notes be available on the PHS and City of Vancouver websites?
 - **Response from Facilitator:** The meeting notes will be posted online on the City of Vancouver's website and the PHS website.
 - **ACTION ITEM 4:** The PHS CAC representative will distribute the meeting notes electronically to all CAC members.

e) Vancouver Coastal Health

The Vancouver Coastal Health representative was absent.

f) Vancouver Police Department

The Vancouver Police Department representative was absent.

g) Community Members

The Facilitator asked community members if they had anything to share in regard to the site.

- **Comment from Community Member:** We have had a few break-ins in the area, but we do not have more information. It was brought to our attention that ambulances arrived at the building. We do not know what happened.
 - **Response from PHS:** There is a prolonged period of time when the police are required to be on site until the coroner arrives. [Context: there were three deaths in the building]. This could take 6 to 7 hours. In addition, some tenants ignore not feeling well, and staff have to step in and call ambulances for them.

- **Comment from Community Member:** No concerns about the site have been expressed at my building. The Homeless Count is on next week. The City is always looking for more people to volunteer.

- **Comment from Community Member:** My wife works nearby. There have been no problems at their workplace regarding TMH. One of the newer employees found out that the building was TMH and wondered how other employees felt about safety. Nobody has had any issues. New hires do not even know what type of building it is. There seems to be a bag with garbage hanging on the tree close to the site.
 - **Response from PHS:** There are people who sit in a circle and put empties in there. They hang it from the tree so that it does not sit on the ground. We have supplied them with garbage cans but unfortunately the garbage cans disappear.

- **Comment from Community Member:** There is a semicircular plaza space across from building that leads to Lot 12. This is clearly an afterthought. It is not a usable plaza because the paving stones are not there. This is a City liability, as it is a tripping hazard. It is not a good use of space.

- **Comment from PHS:** This plaza has gotten exceptionally worse with the cold. I have contacted the City. Someone has unfortunately fallen and our staff intervened. I called it in and sent pictures.
- **Comment from the Facilitator:** As we have heard on other committees, it is good practice for residents to call 3-1-1 on their own to report issues such as these. The more they hear from you they are more likely to respond. You can ask for a ticket number to refer to for follow-up calls.
- **Question from False Creek Residents Association:** PHS mentioned the peer group that does pickup. What are they called?
 - **Response from PHS:** The Clean Team.
 - **Question from False Creek Residents Association:** How wide is their scope?
 - **Response from PHS:** It depends on the mobility of each team member. We try to make sure that the Clean Team goes in different directions. We ask the people who have greater mobility to disperse further out. People with limited mobility focus on pickup close to the site. We are creating a map so that we are not duplicating services. We are hoping to integrate the Marguerite Ford Apartments Clean Team into this mapping process.
 - **Request from False Creek Residents Association:** If anyone from the Clean Team would be willing to have their picture taken, it would be great if you could share that with us so that we could do a write-up on this group in a future issue of the FCRA newsletter.
 - **Response from PHS:** A lot of the team members take great pride in their work. We will ask. It is also important to share that being part of the Clean Team is a paid employment opportunity.
 - **ACTION ITEM 5:** PHS will check in with members of the Clean Team to see if anyone would like to be photographed and positively profiled in the FCRA newsletter.
- **Comment from False Creek Residents Association:** Out of 20 to 25 enclaves, there have been no calls expressing concern about the site.

- **Comment from PHS:** After we spoke to the BC Teachers’ Federation, they banded together, gathered a bunch of donations and organized gifts. We are going to add some money to the cash donations to have a pizza party and a community party. Because we already had gifts secured for Christmas, we have saved these gifts to distribute at one of these future events. This speaks to the plenitude, rather than scarcity, that we are receiving from the community.

3. Action Items and Next Steps

The Facilitator reminded participants that the Margaret Mitchell Place CAC currently meets on a quarterly schedule. One CAC member proposed that the group meet every six months. It was decided upon further discussion that the group continue to meet every three months.

The Margaret Mitchell Place Building Manger reminded CAC members that they could call the building at any time if they have questions or concerns.

ACTION ITEM 6: A meeting will be scheduled for June and an invitation will be sent out to CAC members. The group prefers a 5:00 pm start time if possible. The meeting agenda will be sent out one week in advance.

Action Items	Responsible
1. A link to the supportive housing reports on the BC Housing website will be provided to CAC members and distributed with the meeting notes.	PHS
2. BC Housing will follow up with their research department regarding the status of the TMH evaluation and report back to the CAC.	BC Housing
3. The City of Vancouver will include a link to the	City of Vancouver

Action Items	Responsible
PHS webpage for Margaret Mitchell Place on the City's webpage.	
4. The PHS CAC representative will distribute the meeting notes electronically to all CAC members.	City of Vancouver
5. PHS will check in with members of the Clean Team to see if anyone would like to be photographed and positively profiled in the FCRA newsletter.	PHS
6. A meeting will be scheduled for June and an invitation will be sent out to CAC members. The group prefers a 5:00 pm start time if possible. The meeting agenda will be sent out one week in advance.	PHS