

Attachment 1
Summary of Key Themes and City Responses

Summary of Key Themes	City Response
<i>How will residents be supported to find housing after one year of tenancy?</i>	<p>The intended length of the tenancy is up to one year; however, it will also depend on the needs of the individual resident and therefore could last longer. Purpose Society will work closely with individual residents to find suitable housing once they are ready to transition to independent living as outlined in the Good Neighbor Agreement.</p> <p>More information relating to this feedback will be provided on the Frequently Asked Questions section of the Be Heard New West webpage.</p>
<i>A fence should be secured on the west and south property lines at the rear of the building in the parking lot.</i>	<p>The provision of a sufficient buffer between this development and neighbouring properties through privacy screening, fencing and landscaping, will be integrated into the terms of the Good Neighbour Agreement.</p>
<i>Is there an opportunity for more representation from Bent Court Residents and the Community-at-Large in the Community Advisory Committee (CAC)?</i>	<p>The Community Advisory Committee Terms of Reference will be updated to integrate the feedback on the membership composition, including having two community members at large.</p>
<i>The monitoring area in the Good Neighbour Agreement should be expanded to include additional areas: Bent Court; frontage of 610/612 Brantford Street; Sixth Street from Brantford Street to Fifth Avenue; rear of 612 Fifth Avenue; the 7/11.</i>	<p>The monitoring area in the Good Neighbour Agreement will be expanded in response to the feedback.</p>
<i>Could the membership of the CAC include residents of the supportive housing development?</i>	<p>Consideration could be given to a supportive housing resident as long as it does not place this individual in a vulnerable position. Perhaps they could provide a resident update as part of the operator and building update and discussion section of the agenda. As such, they would only attend a portion of the meeting.</p>
<i>Why was there an expedited process for this rezoning application?</i>	<p>Although the rezoning was expedited, all the typical steps in the City's rezoning process were followed and the process has been fully consistent with the City's obligations under the Local Government Act. This rezoning was expedited so the applicant could access \$5.35 million dollars of Canada Mortgage and Housing Corporation (CMHC) funding for capital costs under the Rapid Housing Initiative, as well as 20 years of operating funding from BC Housing to support the viability of the project. The funding relies on achieving timelines that require the adoption of the zoning amendment bylaw by the beginning of July.</p>
<i>How is this project consistent with the Official Community Plan land use designation, which envisions the creation of an active and engaging streetscape along Sixth Street?</i>	<p>The four-storey building will remain in its current form, and will be used for a mix of commercial and residential uses. The ground floor and basement levels of the building are not affected by the rezoning application and will continue to be used for office and support uses as currently permitted under existing zoning and in alignment with the commercial role of Sixth Street.</p> <p>The subject site is outside of the core part of the Sixth Street Great Street, which is identified as the area from Fifth Avenue to Seventh Avenue in the City's draft Retail Strategy. It is outside of the area</p>

	recommended for restriction to active commercial uses.
<i>How will crime and active drug use be prevented near or at the site?</i>	This is residential housing and residents will be subject to an intake and assessment process as to their suitability. Regarding any issues which may have contributed to previous homelessness or placed them at risk of homelessness, they will be in a managed state. This supportive housing is not intended for people with active addictions. If a resident is found to be using illicit drugs, supportive housing staff will attempt to support them. If they continue to use, then another housing type will be sought (e.g., minimal-barrier emergency shelter) or a referral will be made to an addictions treatment or recovery program. If they address the issue, they may be eligible to return. All residents will be expected to enroll in day programs and fully engage in the range of support services offered. Supportive housing, including Mazarine Lodge in Queensborough, is not associated with increased crime or decreased public safety.
<i>What happens if an individual relapses?</i>	<p>If a resident relapses, supportive housing staff will attempt to address the situation while maintaining their current housing. If the situation cannot be addressed, they will be referred to another type of housing (e.g., minimal-barrier emergency shelter) or an addictions treatment or recovery program. If the resident stabilizes their situation and the issue is in a managed state, then they may be eligible to return.</p> <p>The process for how Purpose Society will work with an individual that relapses will be integrated into the Good Neighbour Agreement.</p>
<i>Why were businesses and residents not consulted directly about the project by Purpose Society?</i>	The events directed by Council on June 19 were designed to directly consult businesses and residents in the neighbourhood. Prior to that, applicant-led consultation was not required for this application, which is consistent with the City's practice for similar types of amendments. The application followed the typical City-led consultation process which involved a Be Heard New West page and online survey; notification was sent out to residents within 100 metres of the site and an advertisement was placed in the New West Record.
<i>What will reporting out look like for issues raised as part of the CAC? What monitoring steps will be taken to measure the success of the housing?</i>	Staff is discussing this feedback and a response will be provided on the Frequently Asked Questions, which will be updated on the Be Heard New West webpage.
<i>When will the City address the Bent Court Study Area?</i>	This question is outside the scope of the rezoning as Bent Court Study Area is not the subject of this application. Staff will meet with residents separately on this issue.
<i>How was the monitoring area determined for the Good Neighbour Agreement?</i>	The feedback received from the June 19, 2023 consultation sessions have also informed the monitoring area for the Good Neighbor Agreement.
<i>Will individual bathrooms be installed in each unit?</i>	Shared facilities such as bathrooms and kitchens, as well as a number of other communal areas and supports, are proposed given the transitional nature of the housing (typically up to a year). Further, the age of the building (1962) means it would be difficult to integrate a large number of private bathrooms and kitchens. Shared facilities will also help to maximize the total number of supportive housing units (up to 30). Provision of more individual bathrooms will be explored through the building permit application stage and with CMHC

<p><i>How will the operator mitigate the potential for loitering, open drug use smoking and other illicit behavior in the area?</i></p>	<p>The Good Neighbour Agreement and CAC are two proposed mechanisms that seek to create accountability through open communication and transparency and to resolve issues related to building management, operation and programming.</p> <p>As a recipient of BC Housing funding, the operator will also be monitored to meet their operational requirements.</p> <p>The residence is not intended for individuals who are active in their addiction. Residents will be expected to actively participate in a variety of programs and activities within the building and will have televisions and other means to entertain themselves. Accommodation for smoking cigarettes will be made in a designated smoking area in the rear parking lot, which will be screened with privacy fencing. This has been integrated into the Good Neighbour Agreement.</p>
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