

Burns, Susan G AVED:EX

From: Burns, Susan G AVED:EX
Sent: Tuesday, October 21, 2014 9:40 AM
To: Brewster, Kevin AVED:EX; Porter, Donna A AVED:EX
Cc: Loughran, Tony D AVED:EX
Subject: Confidential - background for mtg today at 2:00 with CSCD

s.12

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Withheld pursuant to/removed as

s.12;s.16;s.13;s.17

Burns, Susan G AVED:EX

Subject: UBC Fire Services
Location: rm 210 @ St. Ann's

Start: Tue 2014-10-21 2:00 PM
End: Tue 2014-10-21 2:45 PM

Recurrence: (none)

Meeting Status: Accepted

Organizer: Jensen, Chris A CSCD:EX
Required Attendees: Burns, Susan G AVED:EX
Optional Attendees: Brewster, Kevin AVED:EX; Loughran, Tony D AVED:EX; Porter, Donna A AVED:EX

Burns, Susan G AVED:EX

From: Burns, Susan G AVED:EX
Sent: Tuesday, November 18, 2014 11:08 AM
To: Loughran, Tony D AVED:EX
Subject: Fire Services Doc
Attachments: Backgrounder - Fire Services.docx

Here's the document electronically:

Fire Services Issue

BACKGROUND:

Located in Metro Vancouver Electoral Area 'A', an unincorporated rural area, the University of British Columbia (UBC) is the only university in British Columbia (BC) that is not within a municipal boundary. There are approximately 60,000 students, faculty, staff and residents on campus, including about 10,000 residents in market housing (long-term lease agreements).

UBC provides services on its Point Grey campus much like a strata corporation does for condominiums. It undertakes community land use planning, with the Land Use Plan (similar to an Official Community Plan) adopted by the Minister of Community, Sport and Cultural Development.

The University Neighbourhoods Association (UNA) provides community oversight for municipal-type services in neighbourhood areas (e.g., recreation, community centre landscaping). The UNA is incorporated as a society and is governed by a board consisting of members that are elected (by residents) and appointed (by UBC and the UBC student society).

Permanent residents in UBC neighbourhood areas have a unique tax arrangement. They pay the provincial *Taxation (Rural Area) Act* residential tax rate and a UNA Service Levy (the Levy). The Levy is set at the difference between the City of Vancouver general tax levy and the general property taxes paid by all rural area resident. This method ensures that UNA residents are paying the same level of local taxes as City of Vancouver residents. The Levy is collected by UBC and remitted to the UNA. For 2014/15, the Levy is projected to generate revenue of \$3.8 million.

The rural area tax collected from UNA residents by the Province's Surveyor of Taxes provides annual revenue to the Province of \$1.5 million. The purpose of the rural area tax is to help fund local services such as policing and public roads. However, it is not intended to fund the Province for providing community fire protection services. Rural residents generally pay an additional fee for fire services provided by a regional district or improvement district. Therefore, there is an inequitable situation where other residents of BC pay an additional fee for fire protection, but UNA residents do not.

Under a contract signed in the 1990s, CSCD current pays the City of Vancouver for fire services provided to the University Endowment Lands and UBC's campus. As a consequence, UNA residents are in a unique position of receiving fire protection services of the highest standard, but costs for this service are being subsidized by other BC taxpayers.

DISCUSSION:

s.13,s.17

s.13,s.17

NEXT STEPS:

s.13,s.17

Regardless of the option eventually chosen, engagement with UBC will be necessary.

The timing of this approach will need to be discussed, as well as the role of AVED in the discussions.

Fire Services Issue

Current Status:

- s.13,s.17
- CSCD has considered options and is recommending to Minister Oakes that CSCD proceed with a General Services Agreement with UBC for the provision of fire services to UBC market-housing properties, to be funded through the existing University Neighbourhoods Association (UNA) Service Levy.
- s.13,s.17
- CSCD plans to initiate discussions with UBC in the near future (late March/early April).

Background:

- Located in Metro Vancouver Electoral Area 'A', an unincorporated rural area, UBC is the only BC university not located within a municipal boundary.
- UBC has approximately 10,000 residents in market housing (with long-term lease agreements), administered by the UNA.
- The UNA provides community oversight for municipal-type services in neighbourhood areas (e.g., recreation, community centre, landscaping, sewers, etc.).
- The UNA is incorporated as a society and is governed by a board consisting of members that are elected (by residents) and appointed (by UBC and the UBC student society).
- Permanent residents in UBC neighbourhood areas have a unique tax arrangement – they pay the provincial *Taxation (Rural Area) Act* residential tax rate and a UNA Service Levy (the Levy).
- As per the terms of the lease agreements, the Levy is set at the difference between the City of Vancouver general tax levy and the general property taxes paid by all rural area residents – ensuring that UNA residents are paying the same level of local taxes as City of Vancouver residents (although for different services/amenities).
- The Levy is collected by UBC and remitted to the UNA (for 2014/15, projected revenue of \$3.8 million).
- The rural area tax collected from UNA residents provides annual revenue of approximately \$1.5 million to the Province, and is used to help fund local services such as policing and public roads (it is not intended to fund community fire protection services).
- While rural residents generally pay an additional fee for fire services provided by a regional district or improvement district, UNA residents do not.
- Under a long-term contract signed in the 1990s, CSCD currently pays the City of Vancouver for fire services provided to the University Endowment Lands and UBC's campus.
- s.13,s.17
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Burns, Susan G AVED:EX

Subject: UBC Fire Services - Engagement Prep
Location: Rm 409 - 800 Johnson St

Start: Tue 2015-04-21 3:15 PM
End: Tue 2015-04-21 4:00 PM
Show Time As: Out of Office

Recurrence: (none)

Meeting Status: Accepted

Organizer: Jensen, Chris A CSCD:EX
Required Attendees: Brazier, Heather M CSCD:EX; Marotz, Nicola CSCD:EX; Bindra, Rena CSCD:EX; Paget, Gary CSCD:EX; Burns, Susan G AVED:EX

Burns, Susan G AVED:EX

Subject: Review Materials for UBC Fire Services
Location: Chris to call Susan

Start: Thu 2015-05-21 2:30 PM
End: Thu 2015-05-21 3:00 PM
Show Time As: Tentative

Recurrence: (none)

Meeting Status: Not yet responded

Organizer: Jensen, Chris A CSCD:EX
Required Attendees: Burns, Susan G AVED:EX

Burns, Susan G AVED:EX

Subject: UBC staff - Fire Services
Location: Rm 630, 800 Johnson St

Start: Tue 2015-05-26 10:30 AM
End: Tue 2015-05-26 11:30 AM

Recurrence: (none)

Meeting Status: Accepted

Organizer: Jensen, Chris A CSCD:EX
Required Attendees: Brazier, Heather M CSCD:EX; Burns, Susan G AVED:EX

Meeting with Michael White and Adriaan de Jager to discuss UBC Fire Protection Services.