

Official Community Plan Update



UEL

这份通知包含可能影响您的重要信息。 请找人替您翻译。



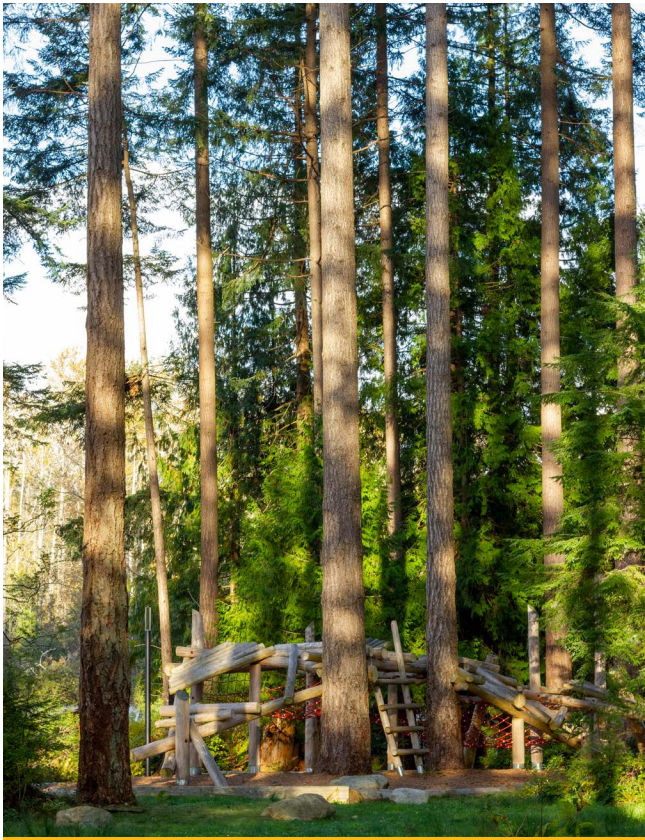
Let's Talk About the OCP Update

Discussion Guide

What is the OCP Update?

The University Endowment Lands (UEL) has launched an Official Community Plan (OCP) Update. The existing OCP was adopted in 2005, and a lot has changed since then. An OCP describes the long-term vision of a community. An OCP addresses matters like housing, transportation, infrastructure and climate change and includes:

- goals, objectives and policies that guide planning and land use management
- existing and proposed land use (i.e., residential, institutional, commercial etc.)
- existing and proposed public facilities (i.e., parks, schools, community centres etc.)
- plans for how major road, sewer and water systems will be phased
- policies and targets for reducing greenhouse gas emissions

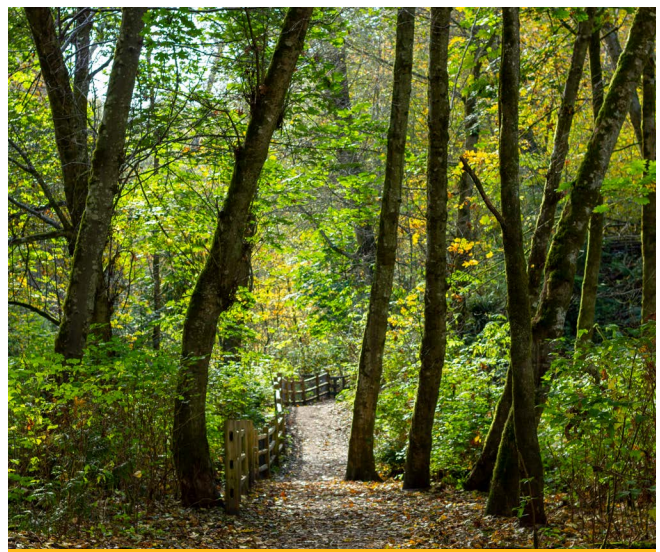


Why are we updating the OCP now?

The Province recently introduced several **housing initiatives** to increase the supply of housing. Bills 44 and 47 will guide future growth and development in the UEL. Bill 44 allows for 4–6 units on single-family lots depending on their size and location while Bill 47 directs higher density and mixed-use development within walking distance of frequent transit services like the UBC Bus Loop.

The UEL completed an **Interim Housing Needs Report** in December 2024 using the new standardized Housing Needs Report method put forth by the Province. The Report found the UEL needs 718 new housing units within the next five (5) years and 1,985 within the next 20 years.

The Province requires the UEL to update its OCP by December 31, 2025 to comply with the **new housing legislation**. The OCP Update must include policy direction to meet the current and anticipated housing needs. This mandatory planning work takes time to complete. The UEL is launching the OCP Update now to ensure there are multiple opportunities for community education and engagement.



Will the OCP Update address more than housing?

While housing is an important focus of the OCP Update it is not the only policy area that will be addressed. The OCP Update will explore ways to make the UEL more livable, accessible and affordable. The OCP Update will look at how the UEL can become more environmentally responsible and climate resilient by setting greenhouse gas (GHG) emission targets and including climate mitigation policies. The OCP Update will also explore ways to leverage growth and development for public benefits to be enjoyed by all UEL residents.

This discussion guide is meant to get people talking about the OCP Update. We encourage you to consider the questions below while going for a walk, meeting a friend for coffee, having dinner with your family etc. You are encouraged to send summaries of your answers to PlanUEL@gov.bc.ca, and/or attend an event listed on the next page to share your thoughts.



Things to think about

- What do you value most about living in the UEL?
- What types of housing would you like to see in the UEL?

Housing types

When thinking about housing types, consider the size of a home, the number of bedrooms within a home, whether a home is attached to another or part of a larger development, what the shared indoor and outdoor spaces are like etc.



- How could housing be more flexible to meet the diverse needs of our community?
- How could our community be more accessible for all ages and abilities?
- What services and amenities are missing in the UEL?
- What commercial and/or institutional uses are needed to make the UEL more convenient and enjoyable for residents?
- What opportunities do you see for the higher density and mixed-use development the Province has mandated within walking distance of the UBC Bus Loop?
- How could the UEL reduce GHG emissions and better prepare for climate change?
- What ideas do you have for protecting our tree canopy?

Get involved!

We want to hear from you! Your input will inform our plan and policies. There will be multiple opportunities to get involved throughout the OCP Update process, to learn more and share your thoughts.

Here is what's coming up this Winter/Spring:



Community Advisory Council meeting

January 20, 2025
6:00 pm – 8:00 pm

lelám Community Centre
5490 Shortcut Road



Community webinar

February 4, 2025
6:00 pm – 8:00 pm

Online via Zoom

To register for the event please scan the QR code or visit this link:
<http://bit.ly/4iIrW8d>



Community workshop

March 4, 2025
4:00 pm – 8:00 pm

lelám Community Centre
5490 Shortcut Road

Get in touch

Keep an eye on the UEL webpage for regular updates and opportunities to get involved. A **Community Survey** will be launched on February 25, 2025.

Have a question?

Contact the UEL Administration:

 planUEL@gov.bc.ca

 www.universityendowmentlands.gov.bc.ca