

Planning Vancouver Together

Vancouver Today Reference Guide



CITY OF
VANCOUVER

Vancouver
Plan

Share your voice at
vancouverplan.ca

The City of Vancouver is located on the traditional, unceded territories of the xʷməθkʷəy̓əm (Musqueam), Sḵwx̱wú7mesh (Squamish) and səliwətał (Tsleil-Waututh) Nations, who have lived in their territories since time immemorial.

As a City of Reconciliation, the City of Vancouver has committed to “form a sustained relationship of mutual respect and understanding with local First Nations and the urban Indigenous community.” This is an ongoing and evolving commitment, and one that is foundational to the long-term success of the Vancouver Plan.

A Commitment to Reconciliation, Equity, and Resilience

Reconciliation

The place we now call the City of Vancouver sits on the unceded homelands of the Musqueam, Squamish and Tsleil-Waututh peoples. They are the First Peoples of this place and have been stewards of the land and waters since time immemorial, with distinct cultures, traditions, languages, and complex systems of governance and knowledge. In 2014, Vancouver became the first City of Reconciliation in Canada and has signalled its support to uphold the United Nations Declaration on the Rights of Indigenous Peoples. What does an ongoing commitment to Reconciliation and truth-telling look like?

Equity

The City of Vancouver is committed to supporting equity and inclusion in communities, policies, planning and all of our activities. Today, many people have opportunities to thrive, while others struggle to meet basic needs and have their right respected. The Vancouver Plan, and the engagement to create the plan, provides opportunities to create a city for all and advance equity and inclusion. What could the future in Vancouver look like with Equity as a core principle?

Resilience

Resilience refers to our ability to anticipate, manage and recover from risks, such as earthquakes, aging infrastructure or a pandemic. Truly advancing resilience means elevating and supporting people within our community who are most at risk. Recovery is an essential step in resilience planning. Recovery means moving beyond a focus on response and survival in the face of shocks and stresses. It means planning and designing physical and social systems and structures that are flexible, adaptive, and redundant enough to bounce back when they experience shocks. It also means intentionally planning to regenerate and 'build back better' when crises occur. What would it look like if we enhanced the capacity of our neighbourhoods, our government and our buildings and infrastructure to serve our diverse communities today and recover from inevitable shocks?

Foreword

What if, together, we could create a Vancouver where individuals, communities and future generations can thrive?

Planning Vancouver Together is a strategic planning effort to produce a long-term and actionable city-wide plan. Together, let's create a new Vancouver Plan that sets directions to guide future priorities into 2050 and beyond.

This document contains background information that may be helpful as you discuss issues, questions and directions about the future. This reference guide has been developed by considering the early results of an online survey,* community meetings held at the beginning of the Planning Vancouver Together program, and what we have heard from the public over the past two years of city-wide engagement processes. Of course, you are also invited to come up with other issues and topics of concern to you.

In this reference guide we use different sources of data.** Using data is one way to understand Vancouver today. Though we draw on credible sources, data is limited in communicating people's

experience. As you discuss these issues with your family, neighbours or co-workers, we encourage you to share your stories and lived experience with us. We have included quotes from people who live, work, or play in Vancouver to draw connections between data and people's lived experiences and hopes.

This guide can be used to gain more information on the topics covered and reflect on people's experiences in the city today. For a shorter snapshot of Vancouver Today through data, please see Vancouver Today: The City at a Glance.

As you read through this reference guide, please think about how, together, we can address these key issues in planning for a future where all can thrive.

Please visit vancouverplan.ca for updates and to learn how you can share your ideas for the future.

*This document includes quotes from a Vancouver Plan survey that was available in late 2019 and early 2020. These quotes reflect common themes from a preliminary scan of survey results. A more detailed survey summary will be available in the fall of 2020.

**Unless otherwise indicated, the source of data is the Census, which is performed by Statistics Canada every 5 years. The Census uses categories that describe different demographic characteristics, including gender, racial identity, immigrant status, and others. While these terms are used in this document, we recognize that there are vast variations within these categories and that people may not identify with these categories as defined by Statistics Canada.



Photo: City of Vancouver

Contents

1. Caring for the environment and addressing climate change	8
2. Cultural vibrancy	34
3. Social well-being	58
4. How we are growing	78
5. Housing and cost of living	90
6. Our economy and making a living	124
7. Getting around	150
8. Utility systems	174
9. Next steps	188



1 Caring for the Environment and Addressing Climate Change

Introduction

You let us know how much you love Vancouver's mountain views, waterfront areas, and lush green landscapes. The environment is a deep part of our culture and identity. We are grateful for the First Peoples who have looked after this land for millennia.

The stunning mountains and shoreline that surround us support incredible biodiversity and enhance our quality

of life, but they also remind us of our exposure to risks. Vancouver is vulnerable to a wide range of climate shocks and stresses. We heard from many of you that you have concerns about the impacts of climate change.

Let us know your ideas to address climate change and how our beloved natural areas can be protected as we plan for a sustainable future.

Our Natural Setting Is One of Our Best Assets

We heard from you that you value Vancouver's beautiful natural setting. Many of you enjoy our natural areas, parks and access to nature.

Our Natural Areas Range from Tidal Flats to Forests

Vancouver's parks host 482 hectares of natural areas that range from tidal flats to mature forests.

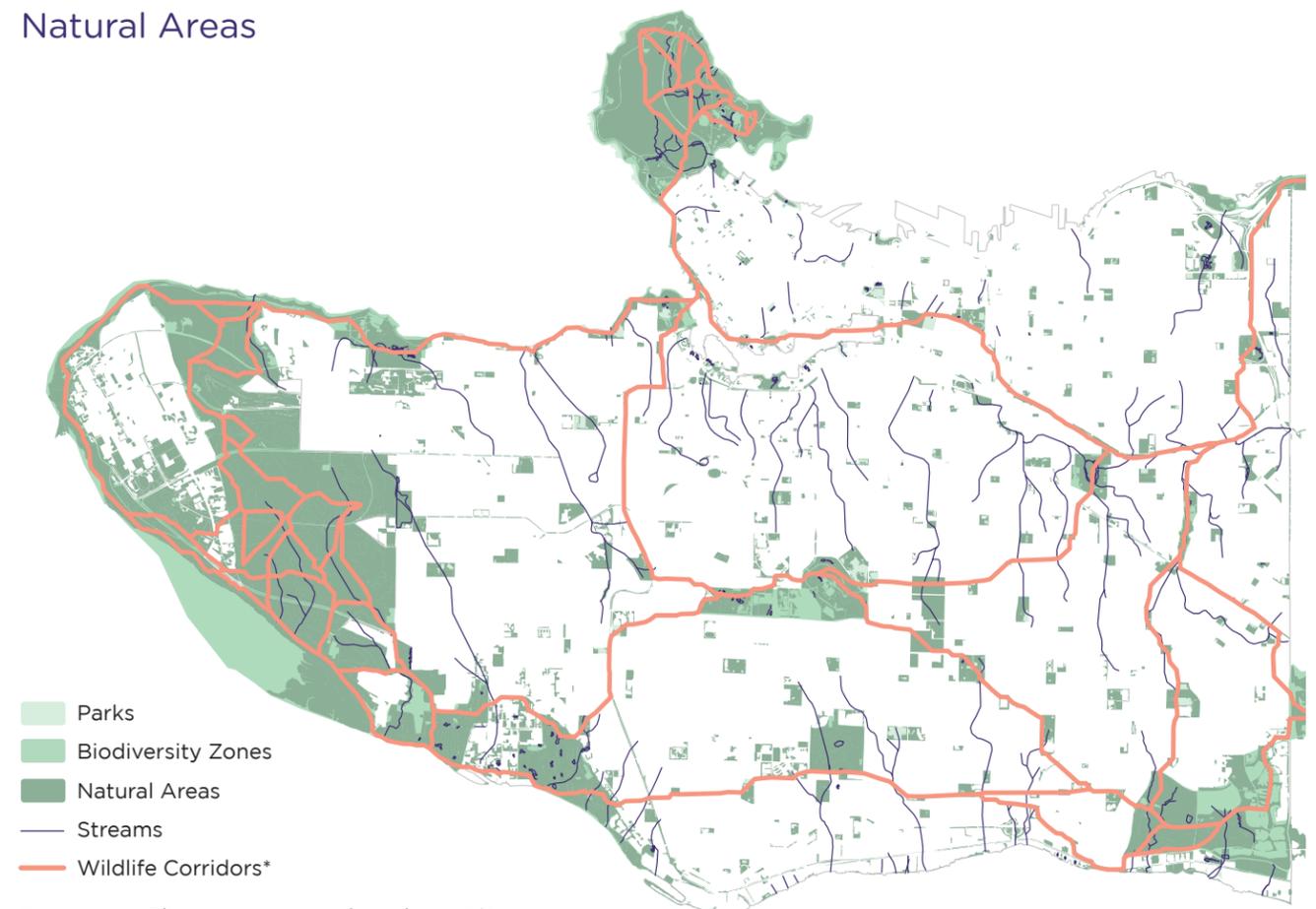
Biodiverse areas are relatively isolated. While Stanley Park and Pacific Spirit Regional Park offer large tracts of habitat, corridors between habitat areas are sparse.

Habitat creation can occur at many scales, ranging from pollinator meadows to street trees to coastal habitat. Understanding the opportunities for increased biodiversity across scales will allow us to protect what we have but also identify potential enhancements within urban areas.



Photo: City of Vancouver

Natural Areas



Source: VanPlay: Inventory and Analysis, 2018

*Potential connections for wildlife as identified in the Biodiversity Strategy, 2016

“I think most Vancouver residents feel a ‘reverence’ at some level for the city and its natural setting. We know instinctively that it’s a place unlike almost any other in the world. We have a huge responsibility to honour that.”

There Are Many Benefits of Blue-Green Systems

Blue-green systems manage water and land in a way that is inspired by nature and designed to replicate natural functions. Blue-green systems can have positive impacts on our water utility systems and climate resilience, improve biodiversity and equity outcomes, and enhance walking, cycling and recreation opportunities.

The “blue” in blue-green systems refers to integrated water management and green rainwater infrastructure services. This

function includes nature-based elements like rain gardens, wetlands or other forms of green rainwater infrastructure, as well as climate adaptation and flood management functions to manage major rainfall events.

The “green” in blue-green system refers to the value of vegetation and biodiversity. This includes trees or urban forest as well as other layers of plants.

Blue-green systems encourage walking and cycling transportation modes.

Our Parks Are One of Our Greatest Civic Assets

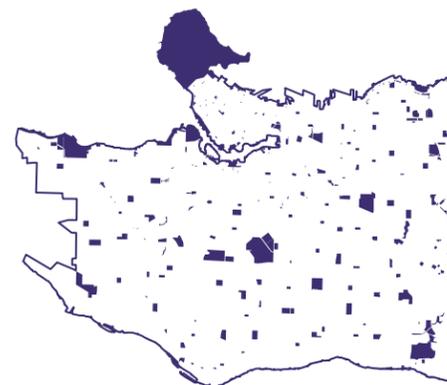
Vancouver's parks and open spaces are central to its character and identity. Our city is known for its lush trees and green landscapes. Our natural history, defined as a coastal temperate rainforest, is interwoven throughout our diverse park system, from Stanley Park, one of the most significant urban forests in the world, to our smaller neighbourhood parks.

This system is part of a broader city-wide network of living systems, located on both public and private lands, that delivers many ecosystem services, such as absorbing and filtering rainwater the

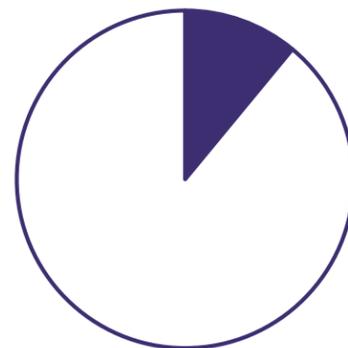
and support the health of Vancouver's residents.

Vancouver has a total of 242 parks equal to 1,452 ha of land and comprising 11 per cent of our city's area. Vancouver has one of the most accessible park systems in North America. Although parks are not distributed evenly across all neighbourhoods, the vast majority of residents are within a short distance to a park. The recent Park Provision Study (2018) estimates that 99 per cent of residents live within 10 minutes of their nearest park or green space.

Parks in Vancouver



THERE ARE
242 PARKS
TOTALLING OVER
1,452 HA



MAKING UP
11%
OF OUR
CITY

**“Access to parks,
the ocean and the
mountains helps
maintain my happiness.”**

Many of Us Enjoy Parks but There Are Gaps

Vancouver is home to hundreds of parks, green spaces, public gardens, and plazas. The park system offers a wide variety of experiences and natural areas, from temperate rainforests to urban beaches. While Vancouver has more park space today than it did 25 years ago, the amount of park space per person has declined by almost a third.¹

Access to parks is measured by balancing distance, quantity and quality to determine how well the city's population is connected to the park system. The map (right) shows Park Access Gaps, which considers distance to parks and the density of population within a 10-minute walk of each park.²

¹ Park Provision Study, Vancouver Park Board.

² Ten-minute walk was chosen as an indicator because when combined with density, it showed a more comprehensive picture of access to and demand for park space.

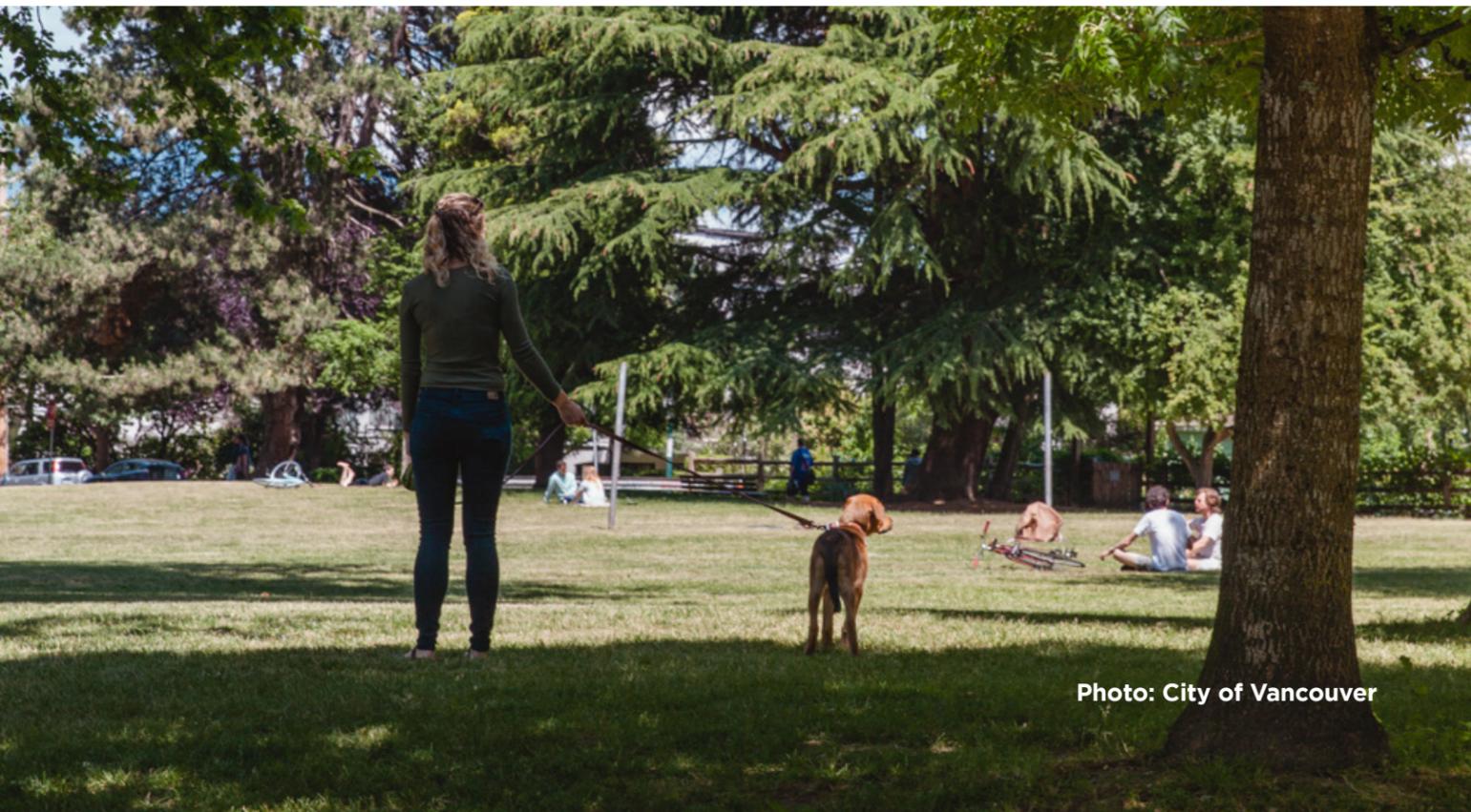
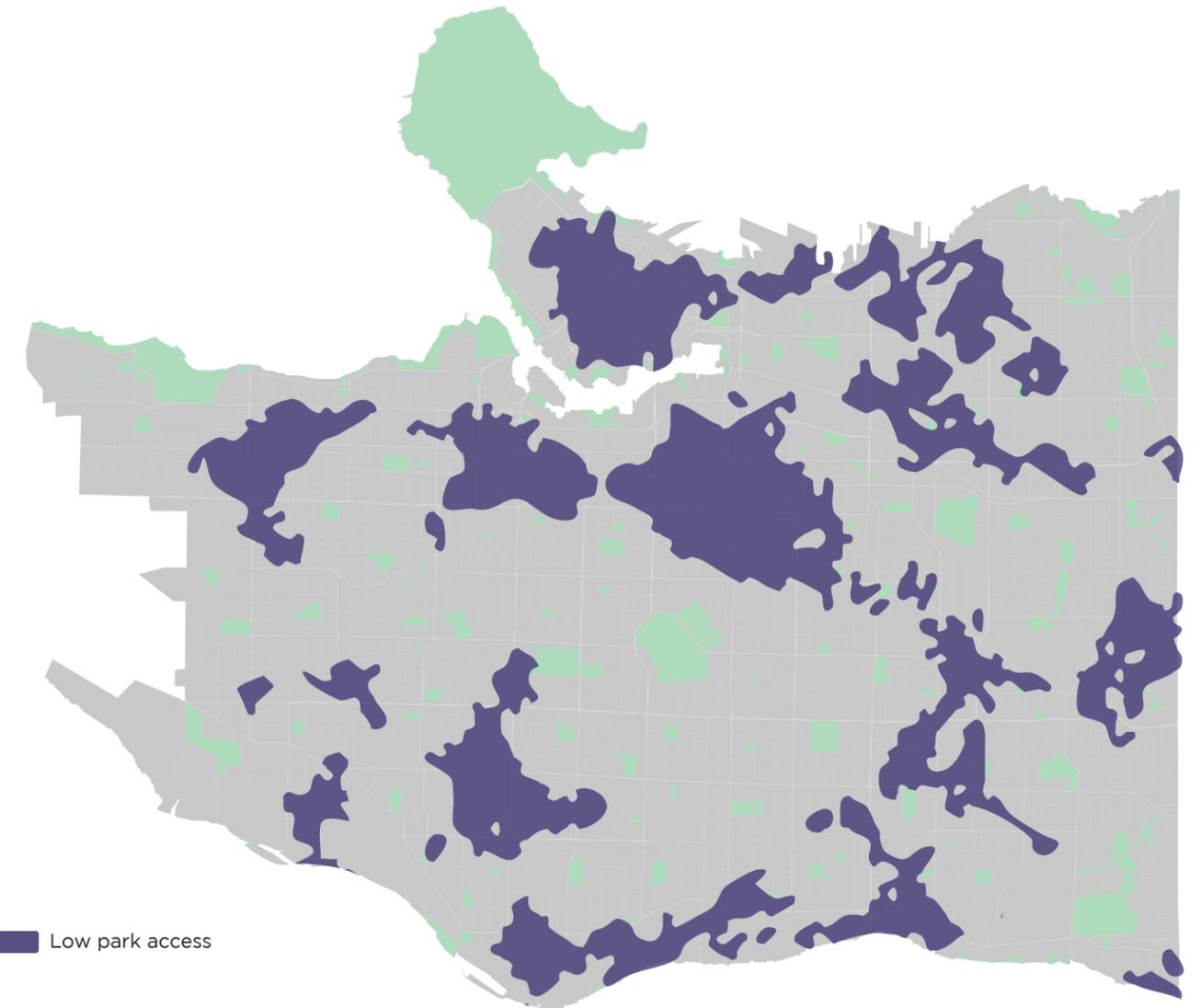


Photo: City of Vancouver

Park Access Gaps



Areas with less than .55 park ha / 1,000 people and/or no park access within a 10-minute walk. This mapped indicator shows areas of the city with low amounts of park space per person.

Source: Park Board park data + 2041 Population Projections + Park Provision Study (Including all Park Board parks except for destination parks, golf and Arbutus Greenway)



Photo: City of Vancouver

Our Canopy Cover Is Impressive but It Is Decreasing

Our urban forest plays important environmental and social roles: it cleans the air, absorbs rainwater, provides bird habitat, and improves our health and well-being.

Canopy cover is a measure to describe the amount or size of urban forest.

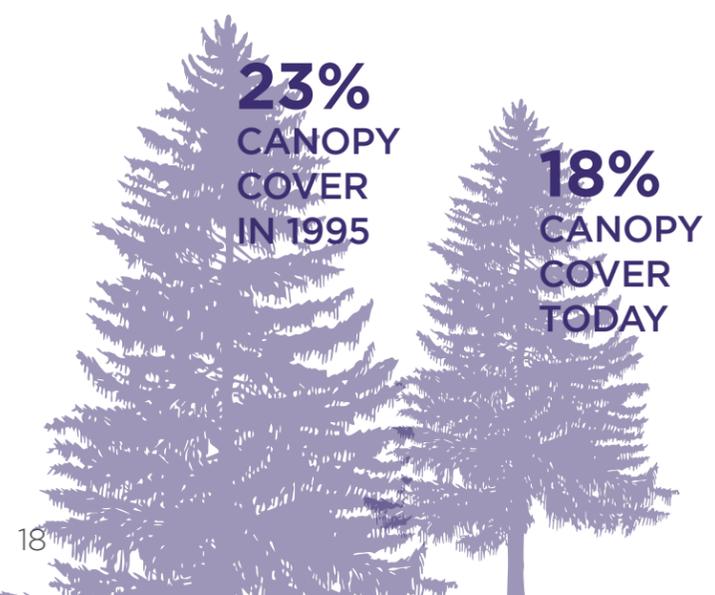
The urban forest in Vancouver includes 140,000 street trees, 300,000 trees on

park land, and trees located on private property.

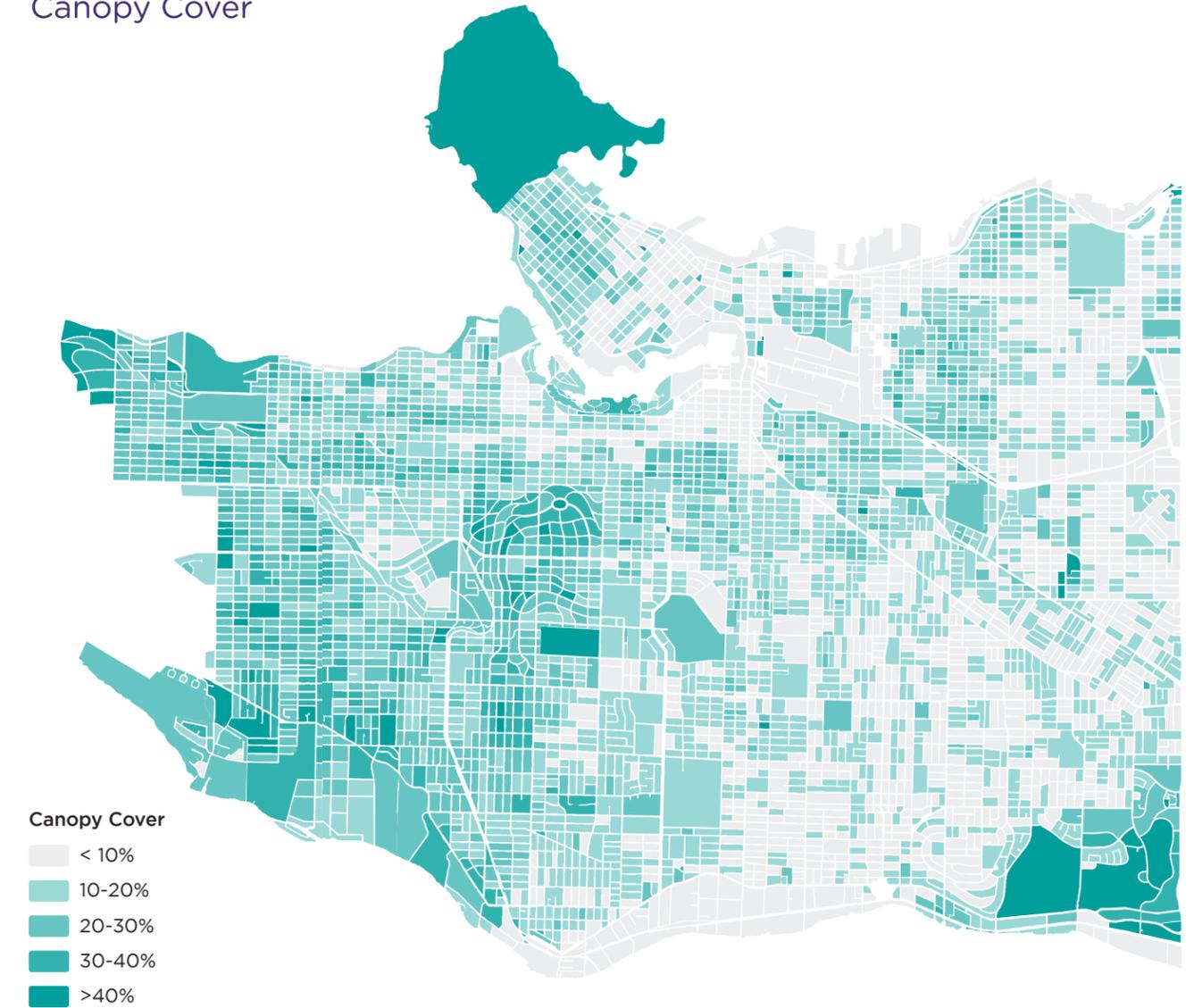
The number of street trees in the city has doubled over the last 30 years;¹ however, tree canopy cover has decreased from 23 per cent in 1995 to 18 per cent today.² Of this decline, 96 per cent occurred on private property.

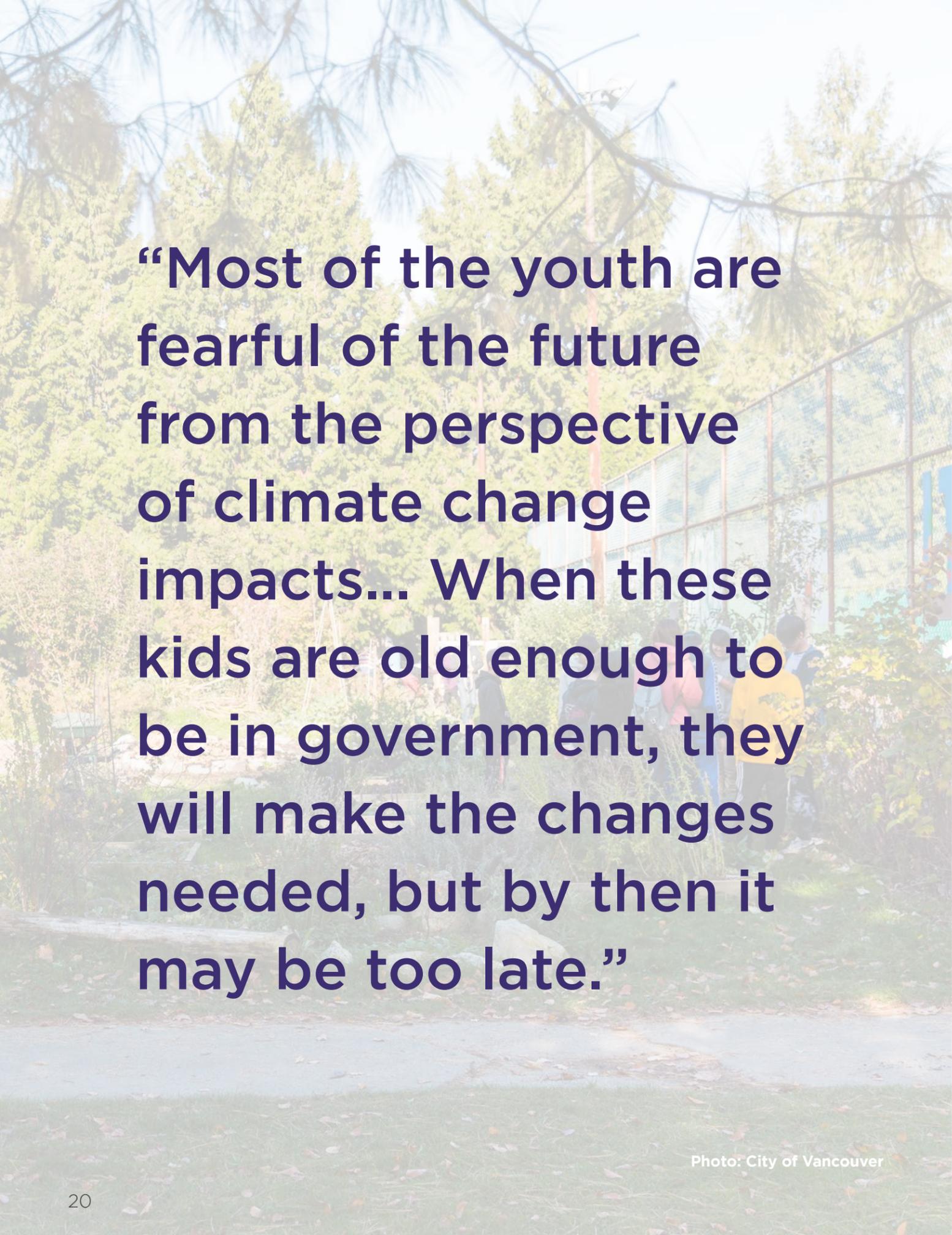
¹ VanPlay: Inventory & Analysis, 2018

² Urban Forest Strategy, 2018



Canopy Cover





“Most of the youth are fearful of the future from the perspective of climate change impacts... When these kids are old enough to be in government, they will make the changes needed, but by then it may be too late.”

Photo: City of Vancouver

We Are in a Climate Emergency

You told us that you are very worried about climate change. We need to accelerate our actions to meaningfully address climate change.

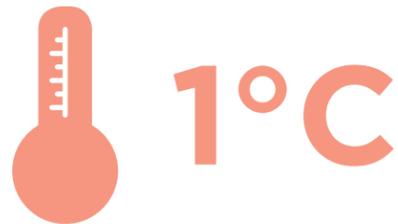
We Need to Do More to Reach Our Goals

Vancouver is joining hundreds of cities around the world in declaring a climate emergency and committing to reduce emissions locally. Last fall, staff commissioned some baseline public opinion research on the climate crisis and potential solutions. We found out that 92 per cent of Vancouver residents are concerned or deeply concerned about climate change.

Nearly 60 per cent of Vancouver’s carbon pollution comes from using natural gas to heat homes, offices and hot water, and almost 40 per cent comes from gasoline and diesel vehicles. However, only 7 per cent of residents accurately identified building heat and hot water as the largest contributor to climate change in Vancouver.

Climate change impacts are being felt in our communities today, particularly more extreme and volatile weather patterns and rising sea levels. The effects of climate change also have a significant impact on our water quality and the sewer and drainage system. How to effectively reduce vulnerability and increase resilience to the impacts of climate change are critical considerations. However, exposure to these risks is not uniform across the city. As a result, identifying how to invest in our communities to build resilience and protect those who are vulnerable in an equitable way is a priority.

THE RISKS OF CLIMATE BREAKDOWN



VANCOUVER IS ALREADY
EXPERIENCING THE IMPACTS
OF 1°C OF WARMING,
INCLUDING:

-  MORE SEVERE STORMS
-  MORE FLOODING
-  MORE FOREST FIRE SMOKE



Photo: City of Vancouver

“My hope is that we truly consider future generations and give them a chance.”

**“I hope... that we
are not displaced by
earthquake or rising
tides or smoke.”**

Shocks Worsen Social Inequity

Our sustainable future is threatened by earthquakes and sea level rise. In recent years, wildfire smoke and extreme weather have become our “new normal” and continue to disproportionately impact people that experience social isolation, chronic health issues, poverty and other barriers. Social and economic inequities, unaffordable housing, and cycles of mental health and addiction crisis undermine the well-being of all

our residents as well as the capacity of the City and local organizations to plan proactively and recover from disruptions and shocks.

Shocks exacerbate social inequity and stresses — Black, Indigenous and people of colour, as well as women, children, seniors, those experiencing poverty and those with mobility challenges are disproportionately impacted by disasters.

We Already Experience Extreme Rainfall Events

Earth's climate has been changing over millions of years, but the atmosphere has been warming at an accelerated rate over the past century due to human activities that release heat-trapping greenhouse gases (GHGs). The accelerated changes in our climate are already noticeable in Vancouver.

More extreme rainfall events in fall, winter and spring are to be expected by 2050. The amount of rain from each of these events is also predicted to increase.

In the future, events that are typically less frequent, such as the 1:20 year rainstorms,¹ are predicted to increase in intensity by 36 per cent, indicating a potential for increased flooding.

For example, in October 2017 we experienced two brief and unexpectedly intense rainfall events, both of which immediately overwhelmed our sewer and drainage system and flooded the intersection of Broadway and Cambie Street.

¹ A 1:20 year rainstorm has a one in twenty (or 5%) chance of occurring in a particular year



Photo: City of Vancouver



Photo: City of Vancouver

Forest Fires Impact Our Air Quality

Consecutive dry days in the summer are expected to increase from 23 to 29 days per year, an increase of 23 per cent. In addition, a decrease of summer precipitation by 19 per cent is also projected. These prolonged days of summer drought have implications for the health of our natural areas and water consumption needs.

Long dry periods also increase the likelihood and severity of forest fires. The worst fire seasons recorded in B.C.

were 2017 and 2018, with severe air quality advisories in place in Vancouver due to smoke. Furthermore, in 2017 over 65,000 people across the province were displaced, many of whom came to Vancouver. As the climate continues to change, the number of climate refugees will increase, air quality will continue to worsen and the risk of localized fires will increase.¹

¹ City of Vancouver, Resilient Vancouver, 2019

Extreme Heat Hurts

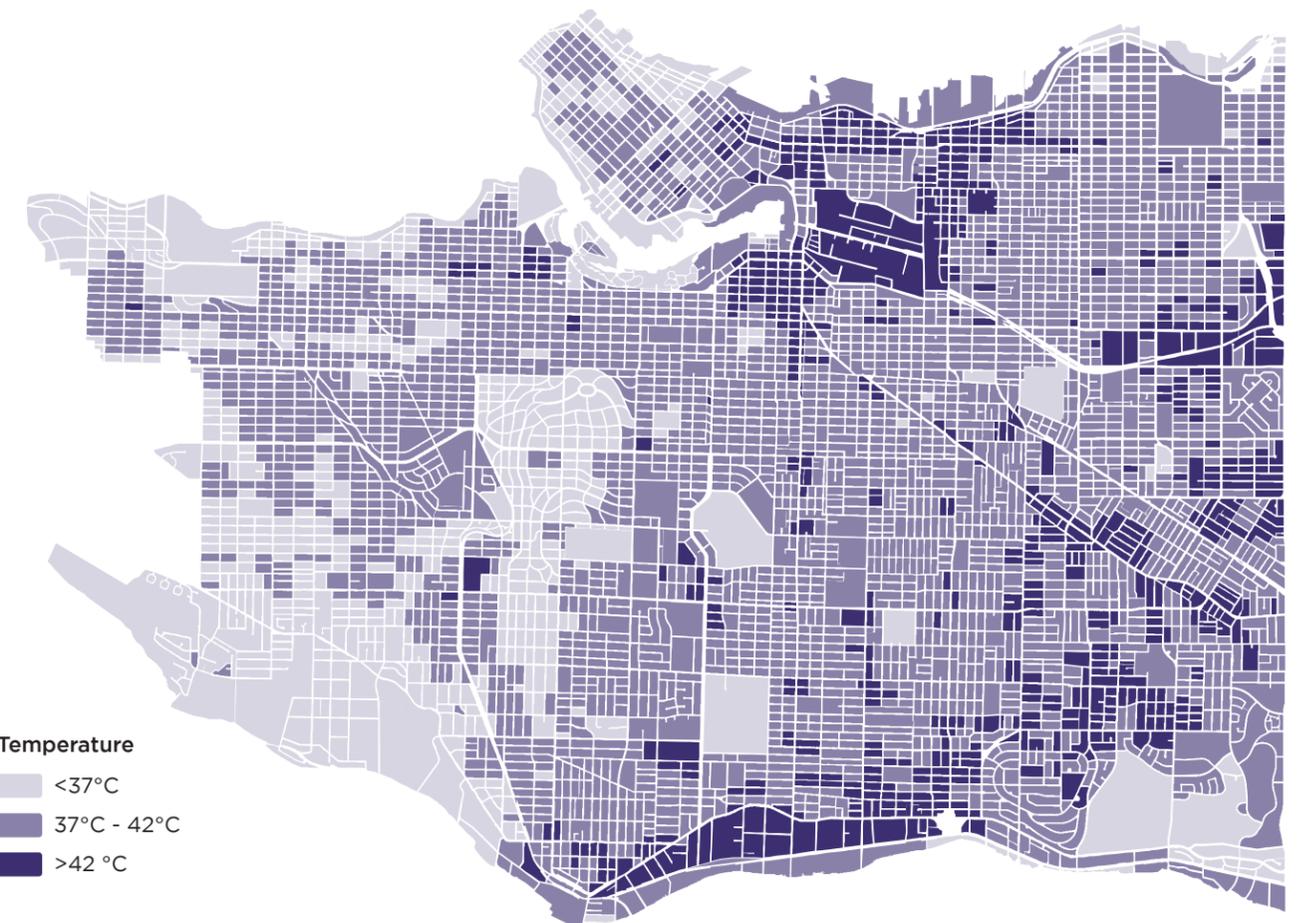
More frequent heat waves are predicted, with the number of days above 25 C increasing 139 per cent, from 18 to 43 days per year by the 2050s.¹ Heat waves can contribute to a range of medical conditions, beyond heat-related fatalities, when people are unable to maintain suitable body temperatures. Impacts range from heavy sweating and dehydration to heat stroke and chronic cardiac disease. Particularly acute negative health outcomes could occur for vulnerable populations, including the elderly, infants, those who are socioeconomically disadvantaged, pregnant women, and people experiencing homelessness.

In addition to the threat urban heat poses for human health, it is also a well-known threat to the health of the natural environment. Heat is a stressor for many trees, plants and wildlife, including fish and other species in aquatic ecosystems, impacting their ability to help support the natural environment.

Heat impacts are amplified by the urban heat island effect, which causes urban areas with more concrete and fewer trees to be significantly warmer than areas with greater canopy cover and green spaces. This map shows urban heat island effects that we experience today.

¹ Pacific Climate Impacts Consortium, 2016

Urban Heat Island



Source: City of Vancouver



Photo: City of Vancouver

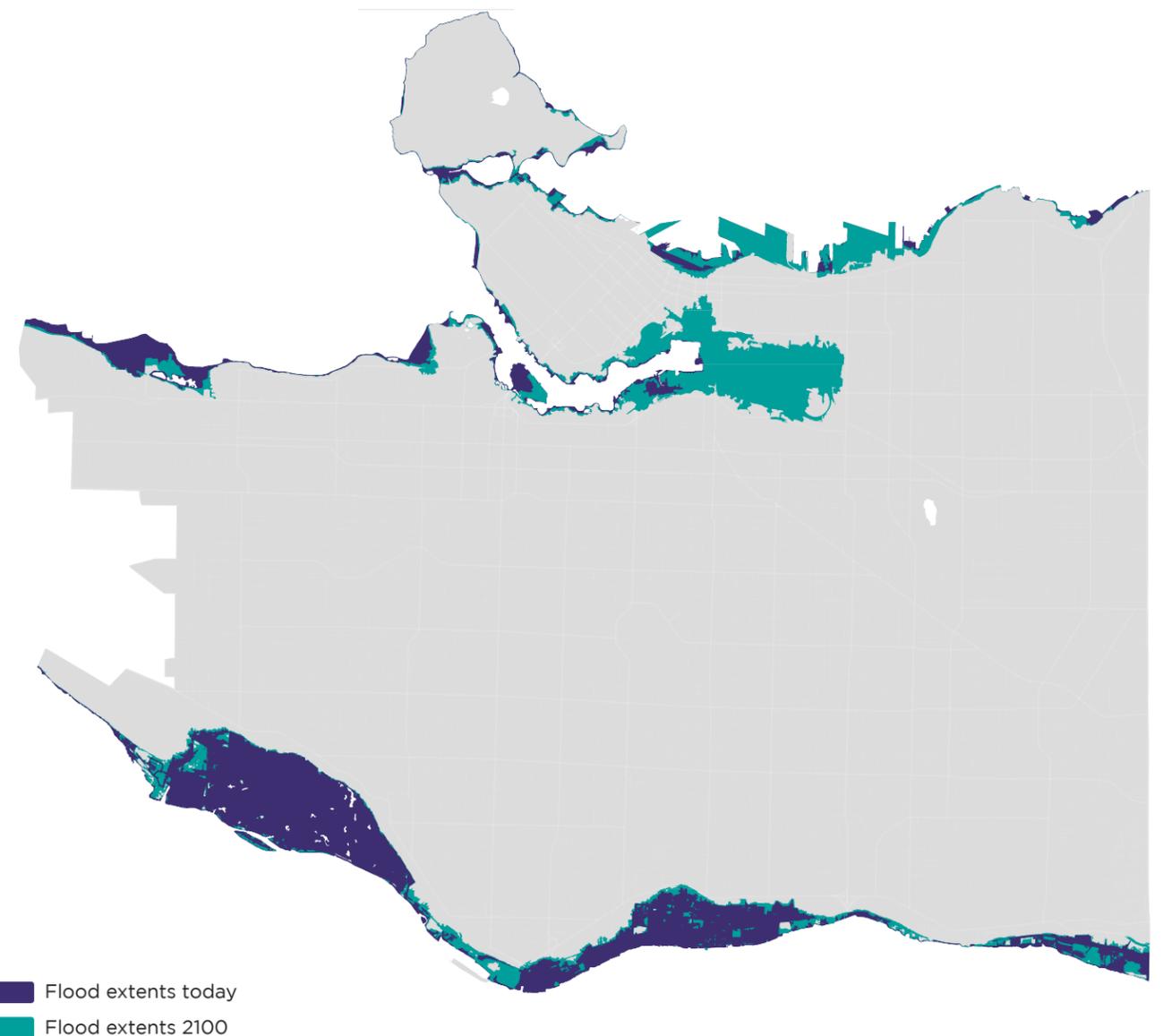
Sea Levels Are on the Rise

Sea level rise is caused by the ocean expanding as it heats up due to global warming and as major stores of ice from glaciers and ice sheets melt. Around the world, sea level rise and flood-related events are causing billions of dollars in damage. To date, observed sea level change in Vancouver over the past century has been 3.7 cm. While the pace of sea level rise is uncertain, we are making plans that are flexible and that

can accommodate sea level rise of 50 cm by 2050, 1 m by 2100, and an additional 1 m thereafter. Approximately 13 km² and \$7 billion of property are vulnerable to the effects of sea level rise and climate change-related storm surges.

Flood extents are based on major flood event (i.e., 1:500-year storm event and 1 metre of sea level rise by 2100).

Sea Level Rise and Flood Risk



■ Flood extents today
■ Flood extents 2100

Source: City of Vancouver

We Have Done A Lot To Address Climate Change

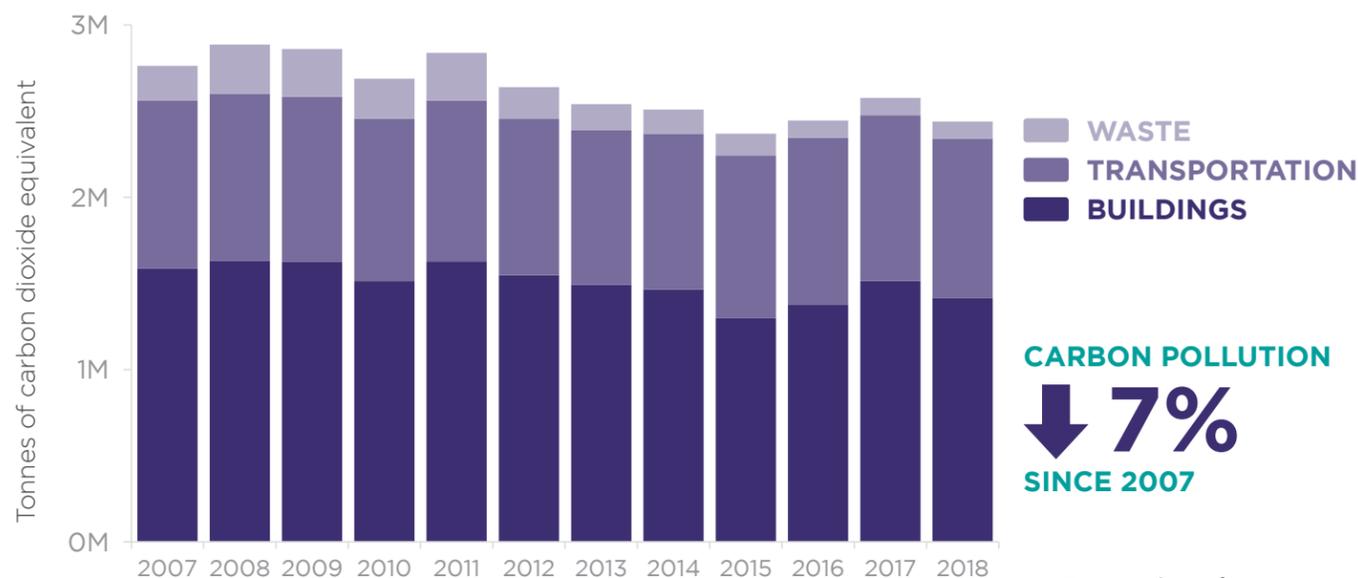
We heard that you are proud of the progress we've made. We are working on rapidly reducing our greenhouse gas emissions to help tackle the climate crisis.

Emissions Have Gone Down in the Last Decade

Buildings and vehicles emit over 95 per cent of the carbon pollution in Vancouver. This has been an area of focus for the City, and, as a result, our emissions from buildings, transportation and solid waste have declined by an average of 19,000 tonnes per year over

the past decade. We are moving in the right direction, while accommodating significant population and economic growth: for example, the population grew 9 per cent from 2006 to 2016. However, progress needs to be accelerated significantly to meet our goals.

Emissions



Source: City of Vancouver

Managing Waste and Reducing Resources Have Become Routine

In the last decade we made good progress towards reducing our water consumption, diverting solid waste from the landfill and incinerator, and decreasing our driving distances.

THE VANCOUVER LANDFILL AT BURNS BOG IS SCHEDULED TO CLOSE IN:



Trends in Resource Use



WATER CONSUMPTION ↓ 22% SINCE 2006

Source: City of Vancouver



SOLID WASTE SENT TO LANDFILL AND INCINERATOR ↓ 28% SINCE 2008



DISTANCE DRIVEN PER PERSON ↓ 38% SINCE 2007



2 Cultural Vibrancy

Introduction

We are one of the most diverse cities in the world and you let us know how much you value the the diversity of people who live, work and play here. Vancouver is home to a multitude of cultural communities who help shape the city's rich cultural fabric. We celebrate our diversity through festivals, in our public places, and in cultural spaces.

However, diversity is not evenly distributed across the region. There is

more cultural diversity in low-income areas than in high-income areas.

As we talk about culture, we must also confront our history and consider which stories are shared and how.

As you read this, think about how we can celebrate our diversity and plan for a vibrant future, while having an open dialogue about our past.

Confronting Our Past and Imagining Our Future

When we think of the city's past, whose stories do we honour and whose stories are erased? How did the place we now call the City of Vancouver come to be?

What Can We Learn from Our Past?

The City of Vancouver was incorporated on April 6, 1886. The Act of Incorporation granted voting rights to men who owned property and were at least 21 years of age. Women who were single, divorced, or widowed, age 21 and over, and owned property were also allowed to vote. While some women were able to vote, the Incorporation Act stated that they "shall not be qualified to sit or vote as Mayor or Alderman."

When the City of Vancouver was formed, many people were systematically excluded. The Vancouver Incorporation Act also stated that "No Chinaman or Indian shall be entitled to vote in any municipal election for the election of the Mayor or Alderman."

There was no mention of First Nations or that the land being incorporated was the unceded ancestral homelands of the Musqueam, Squamish and Tseil-Waututh peoples.

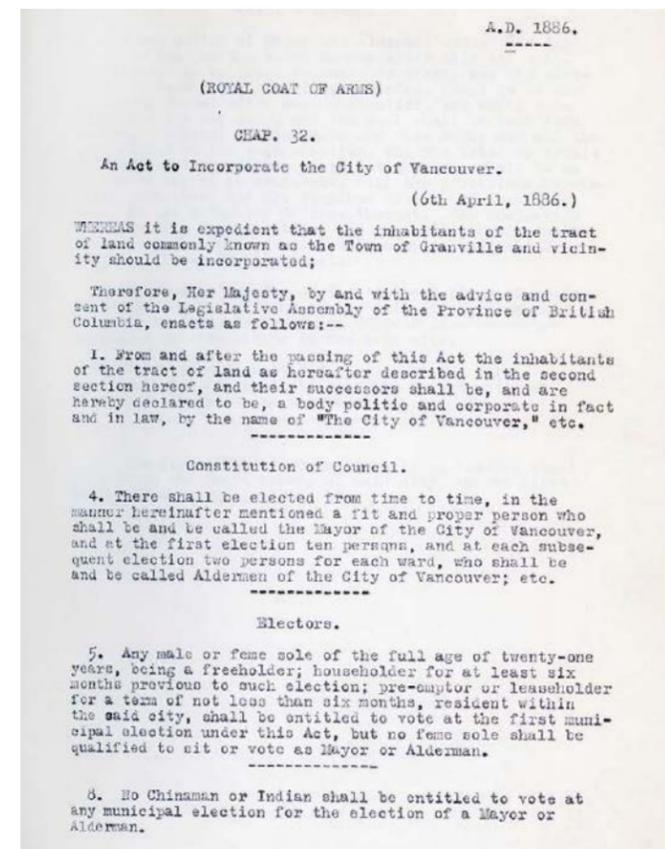
While many laws and policies have changed, the systemic exclusions of the past still create impacts today. As a City of Reconciliation, we have a responsibility to address the impacts.

What can we learn from the truth of our past to guide the future we imagine? As we surface our heritage, whose presence and contributions can we value and uphold?



Photo: City of Vancouver

Above: This photo shows men in front of a tent with a sign reading "City Hall."



Left: The City of Vancouver's Act of Incorporation.



Photo: City of Vancouver

Looking back even further, the truth of the city's past starts with the First Peoples who have been here since time immemorial. For thousands of years they have stewarded this land.



- **CITY OF VANCOUVER**
 (1886)

- **EUROPEAN COLONIZATION**
 (1791)

- **MUSQUEAM,
 SQUAMISH,
 TSLEIL-WAUTUTH
 PEOPLES**
 (TIME IMMEMORIAL)

Our Population Is Very Diverse

Many of you told us that you value Vancouver's diversity. We have a very diverse population, which is the result of many different factors.

Many Vancouver Residents Are Immigrants

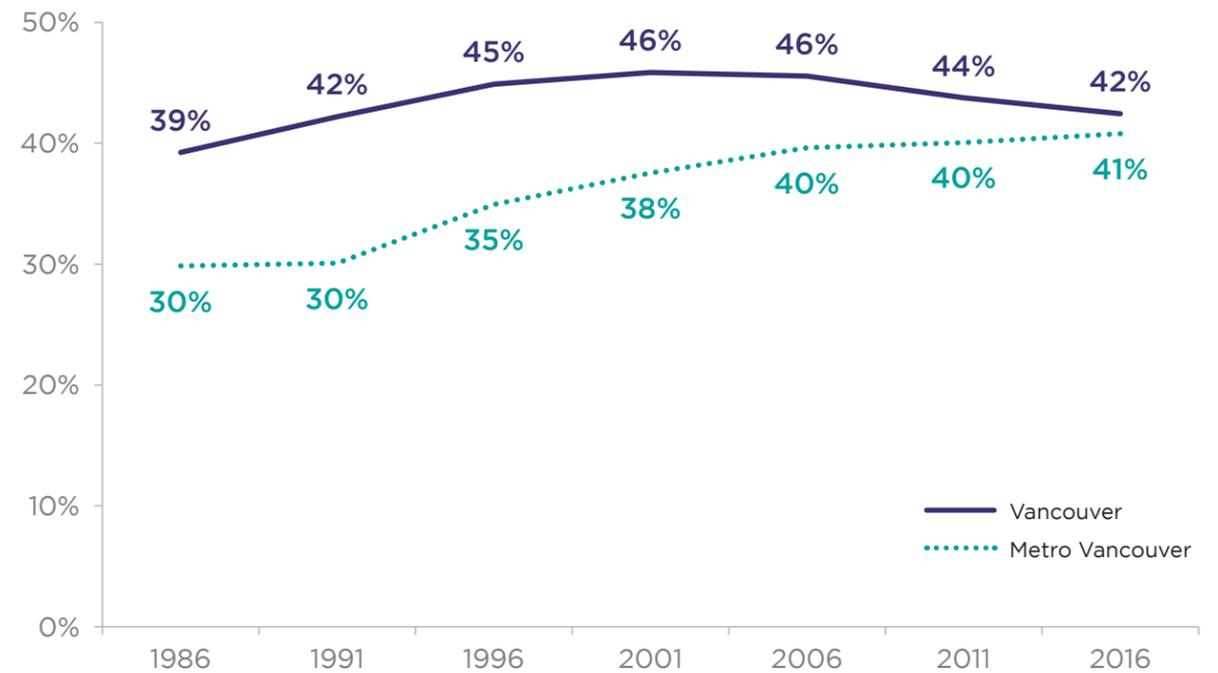
People come to Vancouver from all over the world, which, along with many other factors, contributes to the city's diversity.

The following uses Statistics Canada definitions. According to Statistics Canada, persons who are 'Canadian citizens by birth' are 'Non-immigrants.' Persons who are, or who have ever been, landed immigrants or permanent residents are 'Immigrants.' We recognize that not everybody will identify with these definitions.

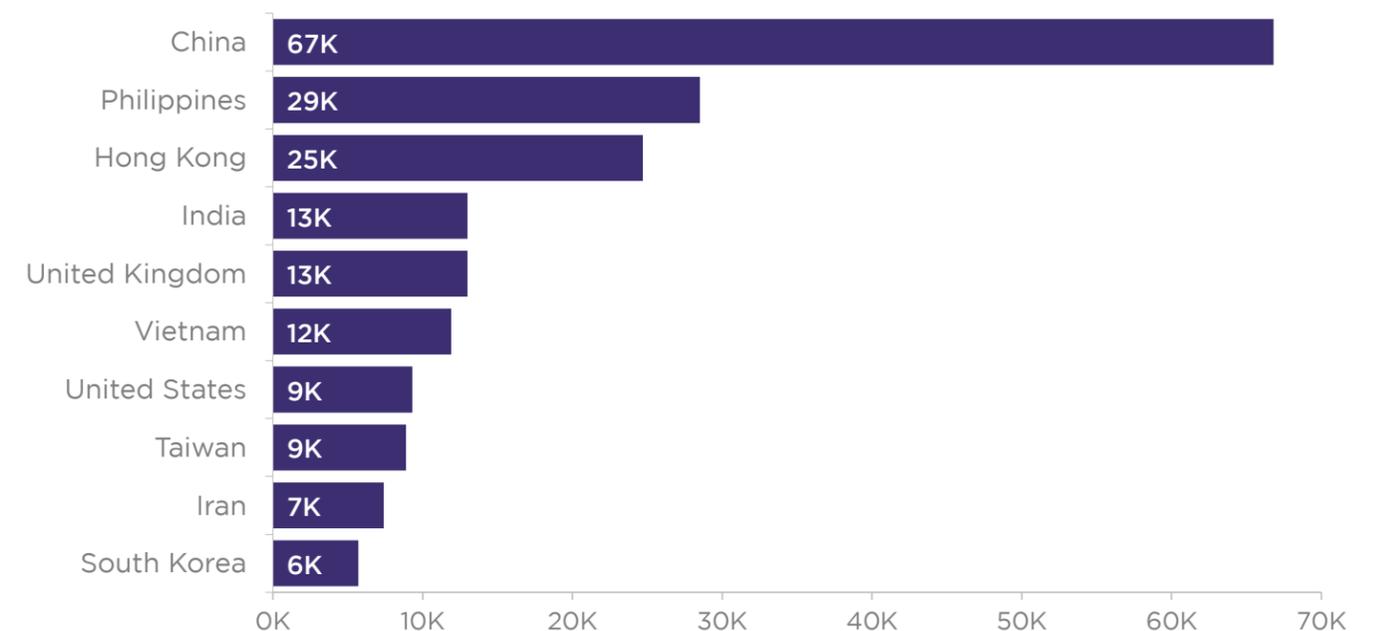
In 2016, approximately 42 per cent of Vancouver residents were immigrants. Compared to the region, Vancouver has a larger proportion of immigrants. However, this gap has been narrowing; the immigrant population as a proportion of Vancouver's population has been in decline since 2001.

Immigrants to Vancouver most commonly report their place of birth as China, Philippines, or Hong Kong.

Vancouver's Immigrant Population, 2016



Top Places of Birth for Immigrants in Vancouver, 2016



“Respect and diversity between cultures, races, faiths, and ideologies in Vancouver makes my life better.”

Almost Half of People in Vancouver Speak a Non-English Mother Tongue Language

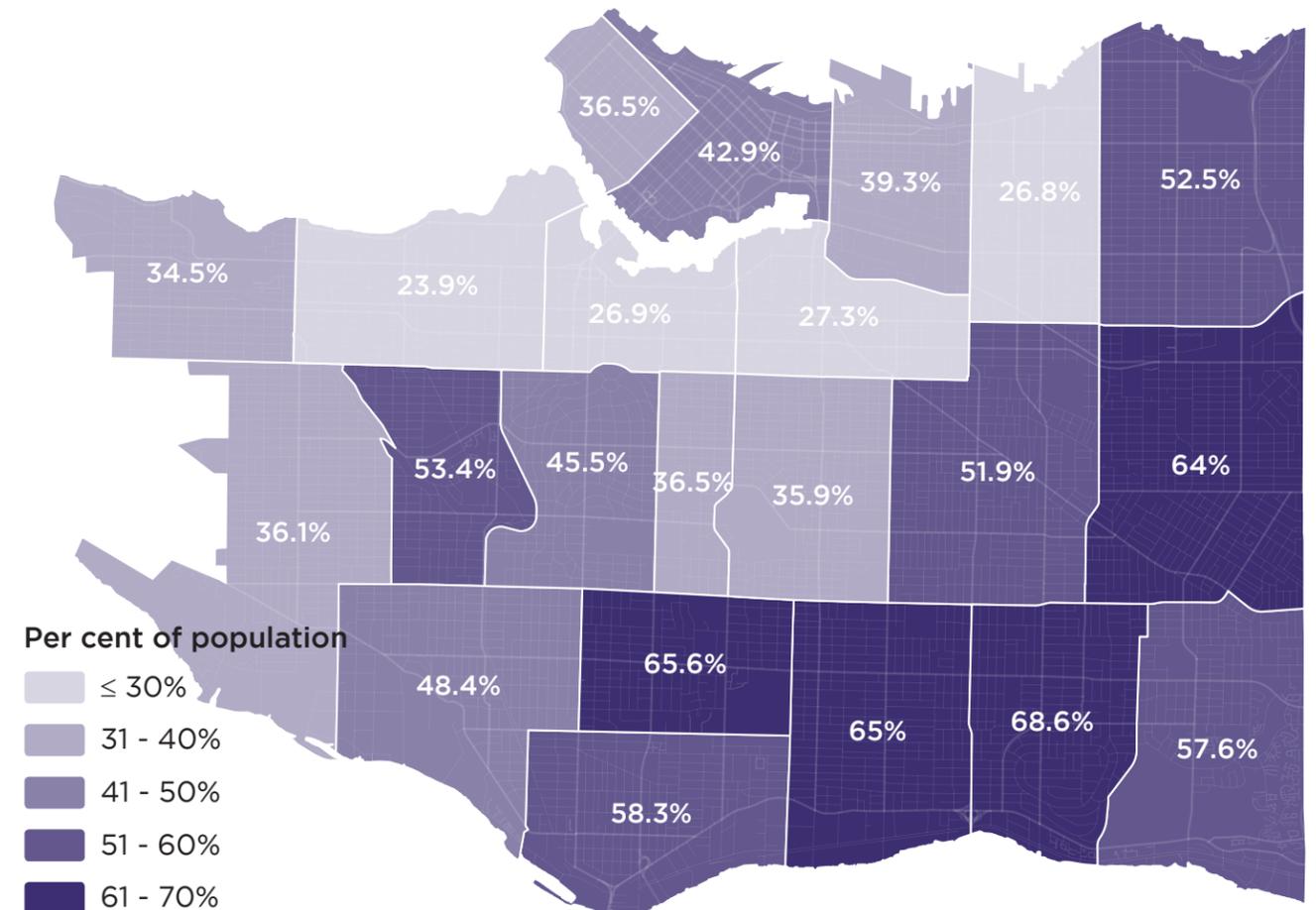
The original languages of the area now called Vancouver are **hən̓q̓əmi̓nəm̓**, **Sḵw̓x̓w̓7mesh** and **sníchim**. While there have been many historical impacts of colonization on the local First Nations languages, there are now programs helping to restore **hən̓q̓əmi̓nəm̓** and **Sḵw̓x̓w̓7mesh** and increase the number of speakers.

Today, 46 per cent of Vancouver residents speak a non-English mother tongue. The most common non-English mother tongue languages are Cantonese

(13 per cent of Vancouver residents), Mandarin (6 per cent) and Tagalog (3 per cent).

This map shows by neighbourhood the proportion of residents with a mother tongue language other than English. Kitsilano has the fewest speakers of non-English mother tongue languages. Vancouver’s south and southeast neighbourhoods have the highest concentrations of residents speaking a non-English mother tongue.

Population with Non-English Mother Tongue Language, 2016



Growth of Vancouver's Indigenous Population

Vancouver's Indigenous population is growing faster than the overall population. From 2006 to 2016, number of residents identifying as Indigenous Peoples grew 25 per cent, compared to 8 per cent for non-Indigenous populations. Based on the 2016 census, about 15,000 people — 2.4 per cent of the population living in Vancouver, including Musqueam Lands — are Indigenous, a rate slightly lower than the region overall.¹

Vancouver's urban Indigenous population is younger than the city's average.

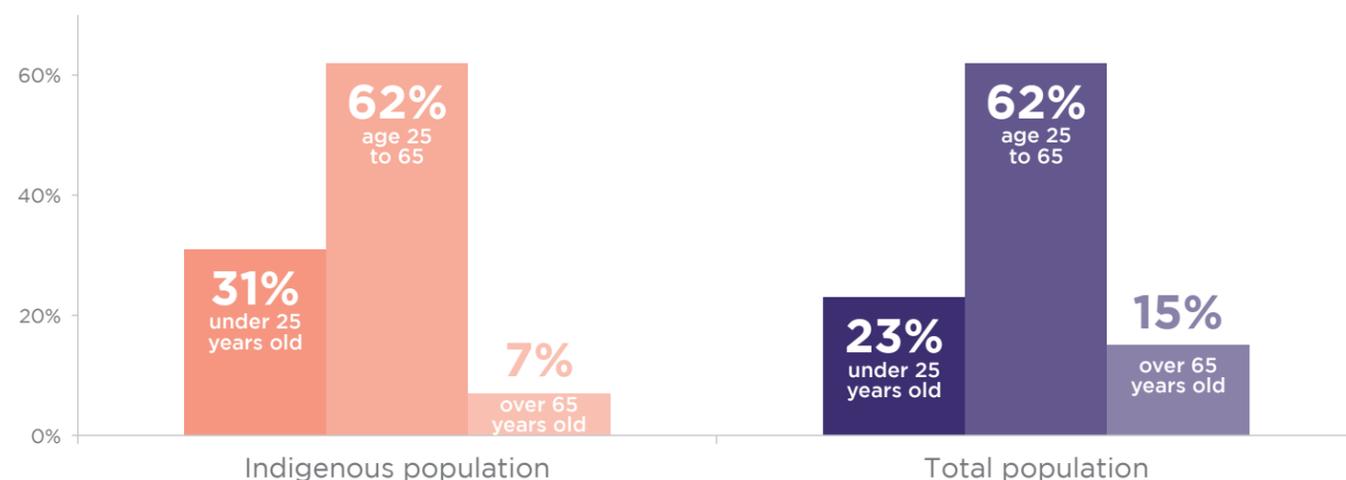
Indigenous people under 25 in Vancouver make up 31 percent of the Indigenous population, compared to 23 per cent of the total population. At the opposite end of the age spectrum, 7 per cent of Indigenous people in Vancouver are over 65, compared to 15 per cent of the total population.

¹ Figures for Vancouver include the Musqueam community in the southwest of the city; this area is also included in the Dunbar-Southlands local area. Statistics Canada reports Musqueam separately from the City of Vancouver in its standard releases of census data; without Musqueam, 2.2 per cent of the City of Vancouver's population is Indigenous.

Growth of Indigenous Population and Total Population, 2006-2016



Age of Indigenous Population and Total Population, 2016



International Immigration Is the Main Source of Population Growth in British Columbia

Population growth can occur from natural increase (births and deaths) and migration (immigration and emigration). Since 1995/1996, international migration has been the main source of population growth in Canada. In recent years, Canada has experienced a low level of natural population increase (fewer births). Our population is aging.

From 2017 to 2018, British Columbia's population grew 1.4 per cent. The province experienced gains from natural increase, international migration and interprovincial migration. International migration was the main source of population growth in British Columbia.

Factors of Population Growth, 2017 to 2018, B.C.

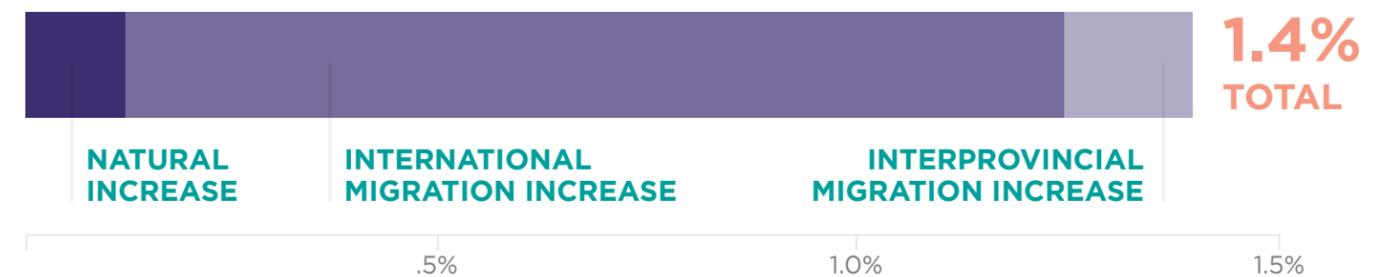




Photo: City of Vancouver

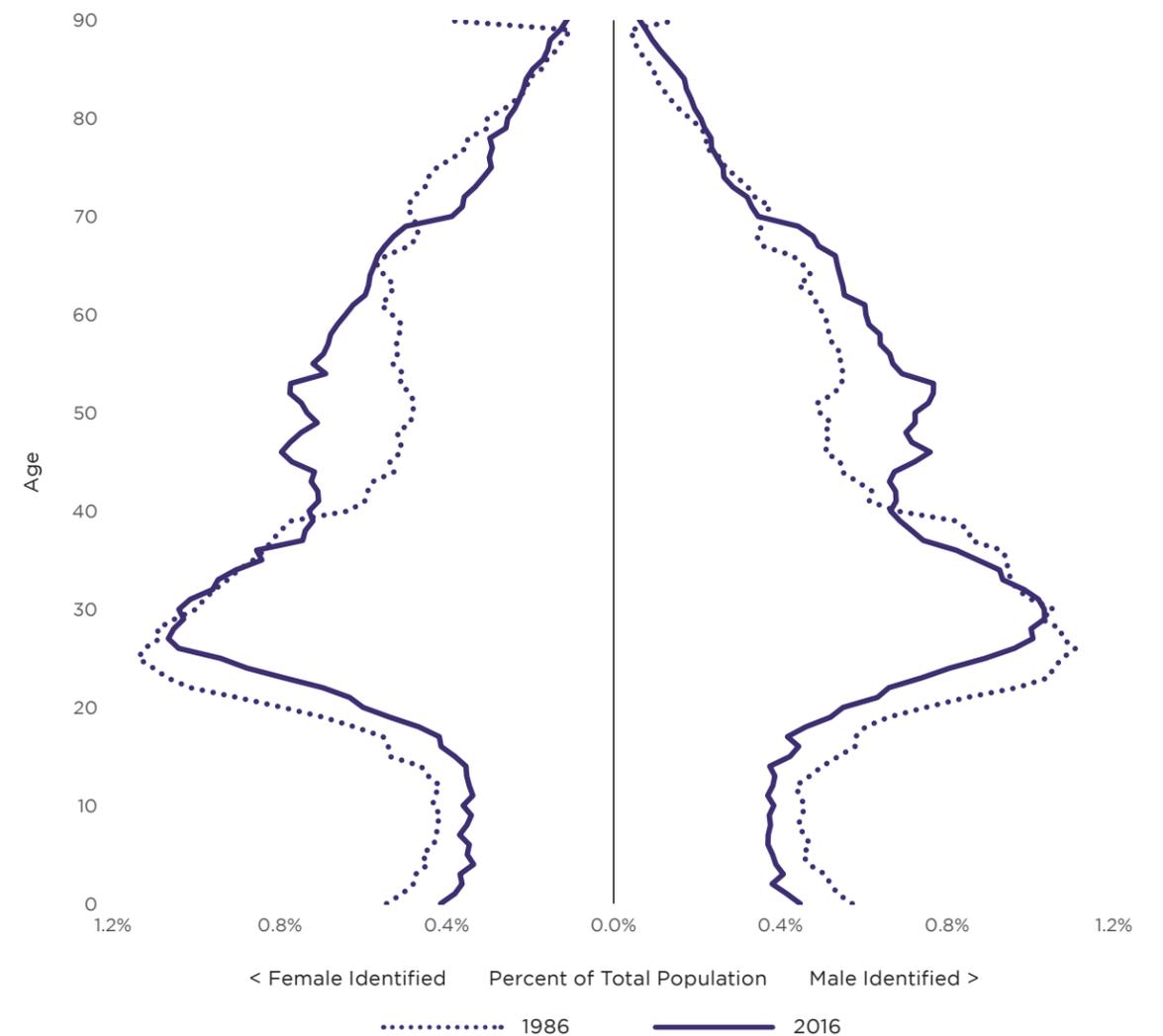
We Have an Aging Population

This figure provides an age profile of Vancouver's population in 1986 and 2016. This profile is separated according to age and the binary gender identities currently available in census data; it is recognized that people's identities are not adequately or accurately captured by offering only "male" and "female" options on the census questionnaire.

As with much of the developed world, low birth rates and longer lifespans are

shifting the profile of urban populations. Vancouver's age distribution shows the baby boom generation (those born between 1946 and 1965) aging over time. This has caused the proportion of Vancouver residents in older age brackets to increase. This graph also shows that children are making up a smaller share of the city's population in more recent years.

Age Profile



What are your hopes
for future generations
of Vancouver?

**“That all people will
have the opportunity
to thrive here, not just
the privileged few.”**

Some Groups Experience Inequity

While we value our diversity, some groups experience the city differently. We heard that many of you experience inequity or recognize that inequity exists.

Displacement of Lower-Income People has Region-Wide Impacts

A study¹ examining how Canadian urban centres have changed from 1980 to 2016 found that Metro Vancouver has experienced shifts in where low-, middle-, and high-income neighbourhoods are located. In 1980, the lowest income census tracts in the region were found in Vancouver's Metro Core. Over the years, the region's low-income census tracts have spread out across the region. This shows that displacement of lower-income people and households is a region-wide issue.

In the Metro Vancouver region, there are differences in who actually lives in low-, middle- and high-income neighbourhoods. These pie charts show ethnocultural segregation in Metro Vancouver. Low-income areas have a disproportionately higher number of visible minorities, while high-income areas are disproportionately white.

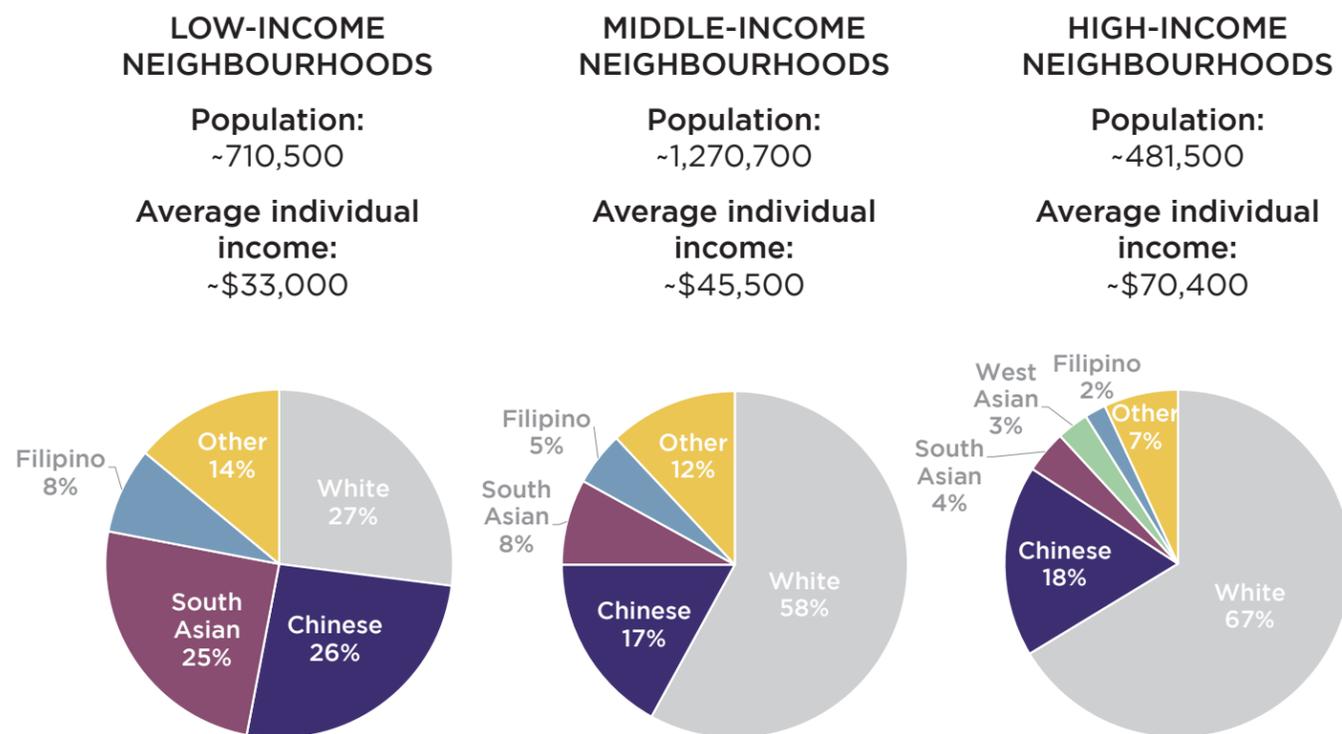
¹ The Vancouver Region Neighbourhood Change Research Partnership, Vancouver Updated 2016 Census

Non-immigrants Are Overrepresented in High-Income Areas

Similar to the previous charts, these charts show the types of neighbourhoods that recent immigrants, immigrants and non-immigrants live in in Metro Vancouver. A recent immigrant

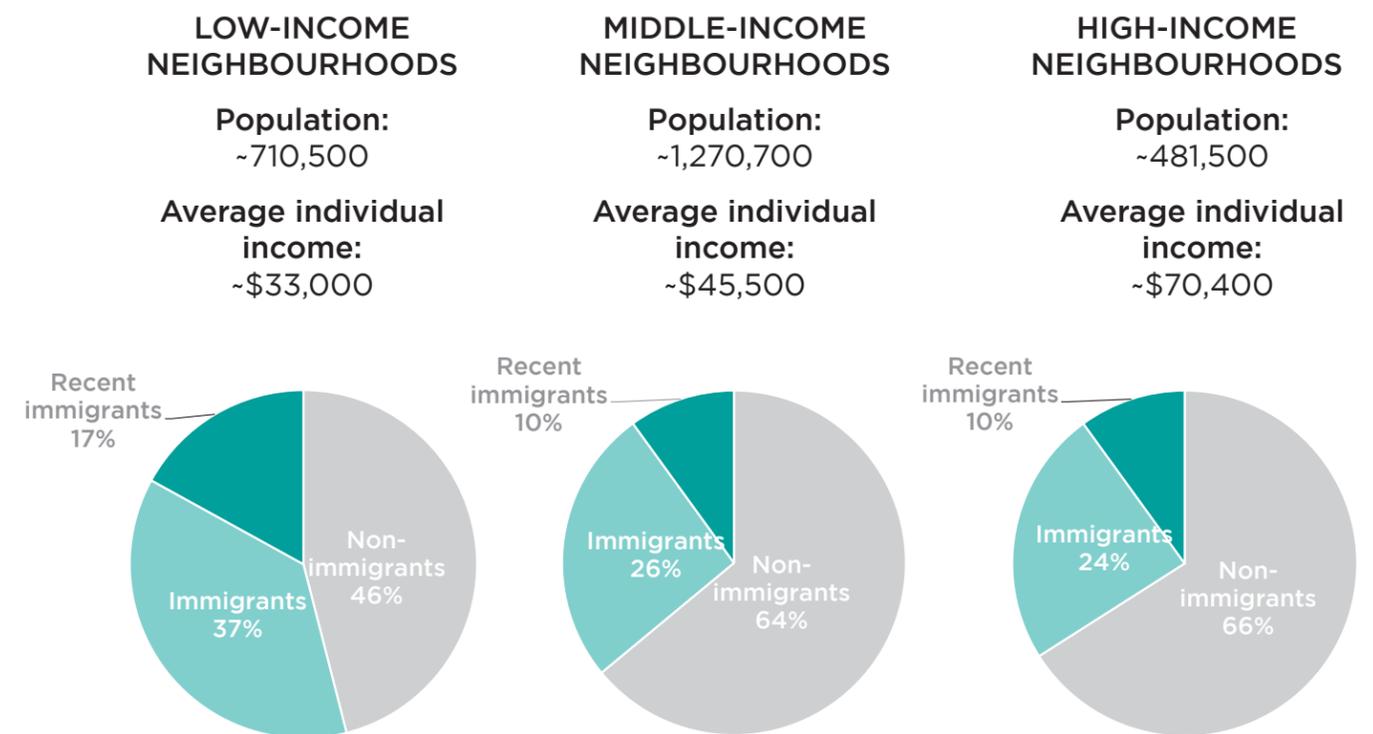
is someone who settled between 2006 and 2016 while an immigrant is someone who settled before 2006. This shows that non-immigrants are overrepresented in high-income areas.

Ethnocultural Segregation in Metro Vancouver, 2016



Source: The Yee, By the Numbers: Metro Vancouver's Increasing Inequality and Division, 2018; using 2016 Census data

Immigrant Segregation in Metro Vancouver, 2016



Source: The Yee, By the Numbers: Metro Vancouver's Increasing Inequality and Division, 2018; using 2016 Census data

There Are Many Places We Go to Express Our Culture

We heard from you that you need venues, spaces and places in which you can participate in arts and culture through different forms of expression.

Vancouver's Diversity Is Foundational to Art and Culture

Art and culture deepen our shared understanding of Vancouver's remarkable diversity. Art and culture give cities life, imbuing them with the qualities, landmarks, and stories that make cities recognizable and distinct. Art and culture embody our most deeply held values and aspirations, and imagine the futures people long for. Indigenous art and culture connects us to the Ancestors who cared for these lands. Culture encompasses communities' identities, values, beliefs, aspirations, attitudes, knowledge, memories, and heritage, as well as how these aspects of human experience are expressed through

stories, artistic and cultural practices, customs, language, food, environmental stewardship, dress and adornment, design and architecture, rituals, and religion. Culture reflects the times and lands where traditions and innovations emerge and is intertwined into every aspect of our lives. Cultural heritage is expressed through both objects and practices. Intangible cultural assets include the knowledge and practices of communities, including performing, and visual arts, crafts, food and medicines, social practices, rituals, and cultural events. Tangible objects include instruments, artifacts and cultural spaces.



Photo: City of Vancouver



Festivals Help Us Celebrate Our Identity

From Vaisakhi to car-free day, festivals of all sorts bring joy throughout the year. This includes annual festivals, such as the Vancouver Exhibition and its successor, the Pacific National Exhibition, and one-time events such as Expo 86 and the 2010 Winter Olympics. Numerous

festivals, parades and events celebrate Vancouver's diverse cultural heritage. Exhibitions, fairs and festivals provide opportunities for community gathering, celebration, and amusement, which remain an intrinsic part of Vancouver's social life and cultural identity.



Public Life Happens in All Sorts of Public Spaces

Public spaces are all publically owned places or those intended for public use, accessible and enjoyable by all for free. Public spaces contribute significantly to our city's attractiveness, health, social well-being, sustainability and economic vitality.

Vancouver has many types of public spaces, including streets and sidewalks,

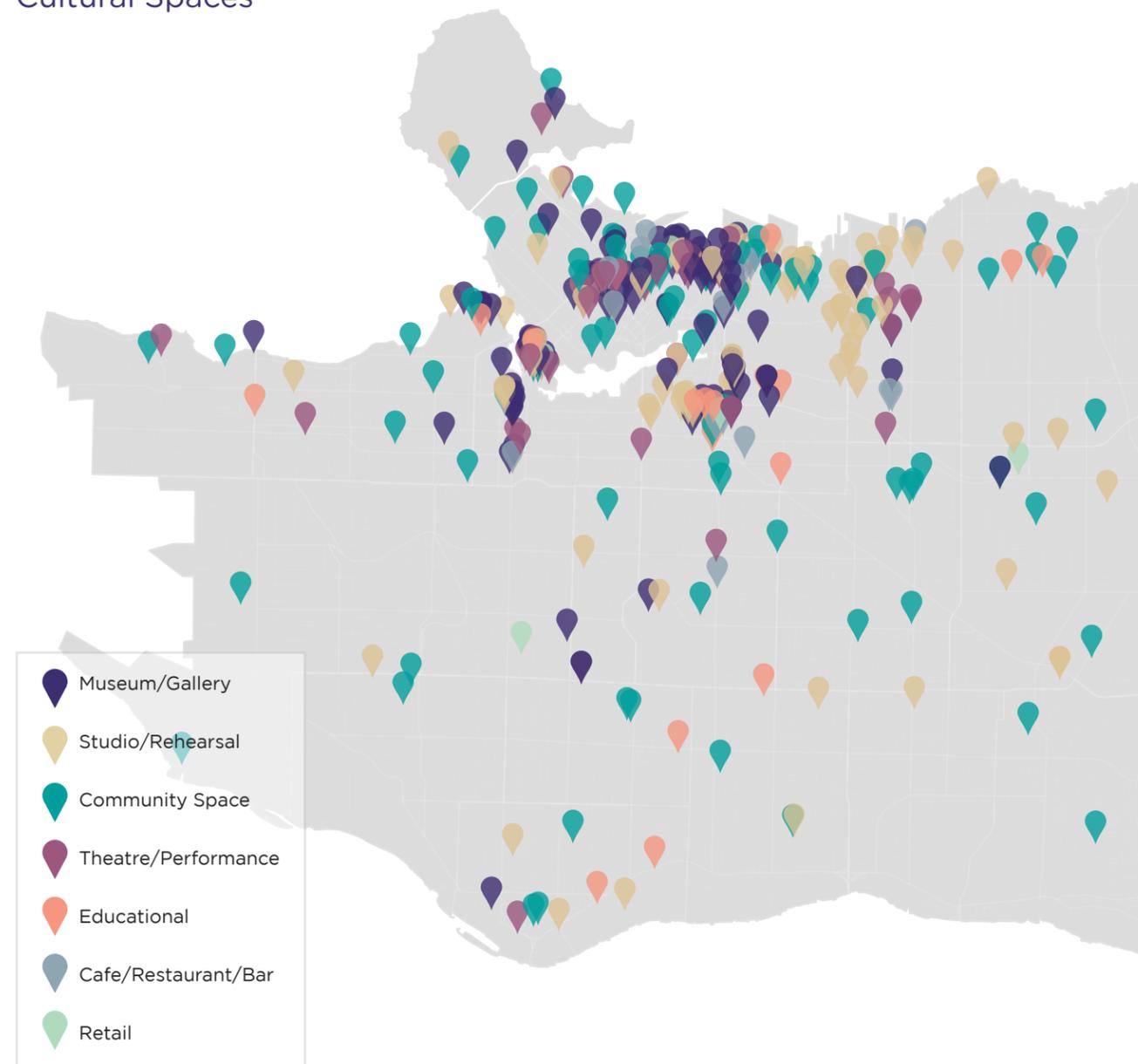
laneways, bridges, plazas, natural areas, transit hubs, atriums, the waterfront and the seawall. Other public spaces include civic buildings, like libraries, community centres and City Hall, as well as other semi-public spaces. Together, all of these public spaces contribute to public life in Vancouver.

Cultural Spaces Are Important Places of Production and Expression

Cultural spaces are places where people come together to express themselves through art and culture.

Cultural spaces are critical to Vancouver's vitality. Cultural spaces include dedicated and repurposed spaces where people create and share a wide range of artistic and cultural practices.

Cultural Spaces



Source: City of Vancouver

Cultural Spaces Are Vulnerable

In 2017, the City of Vancouver commissioned a survey of the arts and culture sector, which received with 287 responses: 119 from organizations (primarily non-profits) that represent Vancouver's various artistic practices and disciplines and 168 from individual artists (55 per cent of who work in the visual arts).

The majority of Vancouver's existing arts and cultural spaces are vulnerable. At the time of the survey, two-thirds of spaces had leases of five years or less. One-third of spaces were in leases of one year or less. Most had month-to-month leases.

Two-thirds of individuals and half of organizations surveyed were concerned about losing their space, and 77 per cent

of artists were looking for space due to uncertain tenure.

In the last 10 years, 400,000 square feet of art studio space has been lost. Between 2018 and 2019, more than 16 studios in industrial spaces housing approximately 300 artists have either been closed or are under threat of displacement due to dramatic property tax and rent increases, competition with higher-value land uses, and development pressure.

Spaces and activities that are the most at risk of displacement are often led by equity-seeking groups, which tend to be communities that are facing significant challenges participating in society.

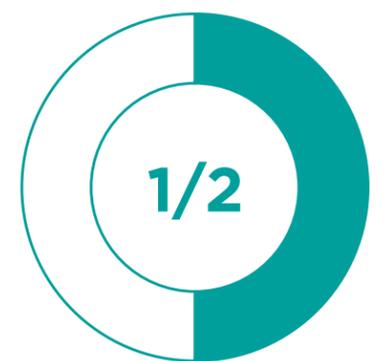
Vulnerability of Cultural Spaces



CULTURAL SPACES WITH LEASES OF FIVE YEARS OR LESS



INDIVIDUALS CONCERNED ABOUT LOSING THEIR CULTURAL SPACE



ORGANIZATIONS CONCERNED ABOUT LOSING THEIR CULTURAL SPACE

Source: AMS Planning & Research Corp., 2018

3 Social Well-being



Introduction

We build community in many different spaces across the city. Unfortunately, not everybody is able to find a community in which they feel they belong. Some struggle with feelings of loneliness and isolation. We all have the right to

feel safe, healthy and included in our community but some people do not feel this way.

We'd like to hear your ideas on how Vancouver can be more welcoming and inclusive as we plan for the future.

Where We Go to Build Community

Building community can be done in a variety of ways. Here are some of the places where you build community in Vancouver.

City-Owned Community Facilities Help Us Gather, Engage and Participate

Community facilities, such as community centres, pools, libraries and neighbourhood houses support social, physical and cultural well-being.

These community hubs provide a platform for people to gather and participate, get active and engage with their community.

City-Owned Community Facilities



THE BULK OF THE RECREATION FACILITIES WERE BUILT BETWEEN 1945 AND 1980

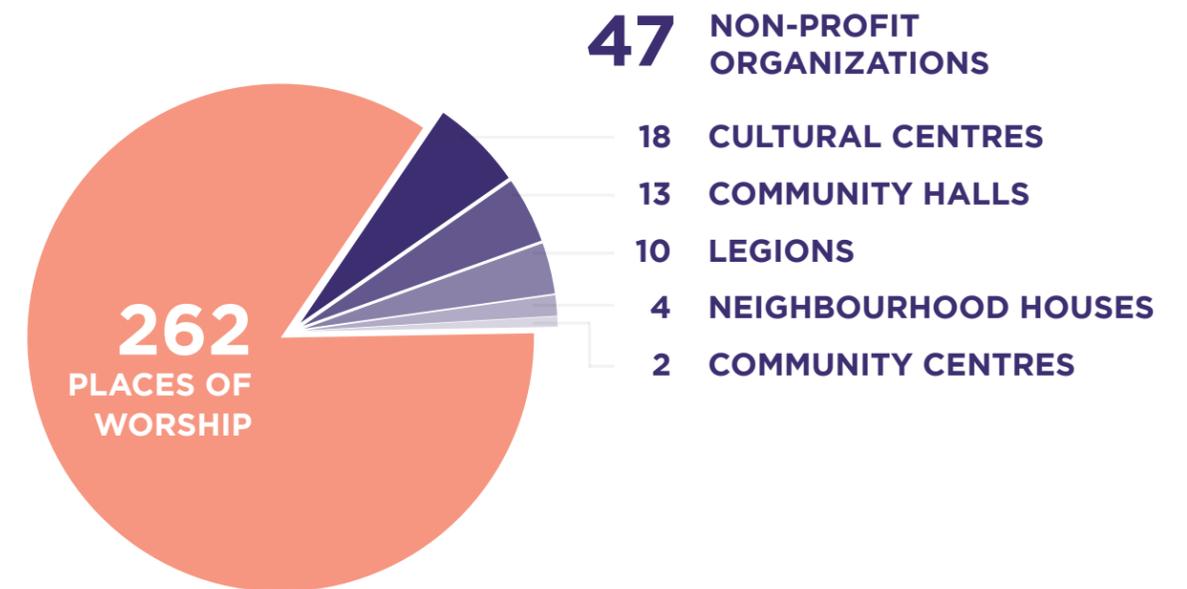
Source: City of Vancouver

Community Serving Spaces Support Important Programs and Services

Community serving spaces are affordable spaces that support important programs and services, including childcare, cultural programs, kitchen and food programs, shelters, recreational programs and non-profit programs and services (e.g.,

Girl Guides, martial arts). The graphic below shows the number of non-City-owned community serving spaces. This includes places of worship and non-profit organizations.

Types of Non-City-Owned Community Serving Spaces



Source: City of Vancouver

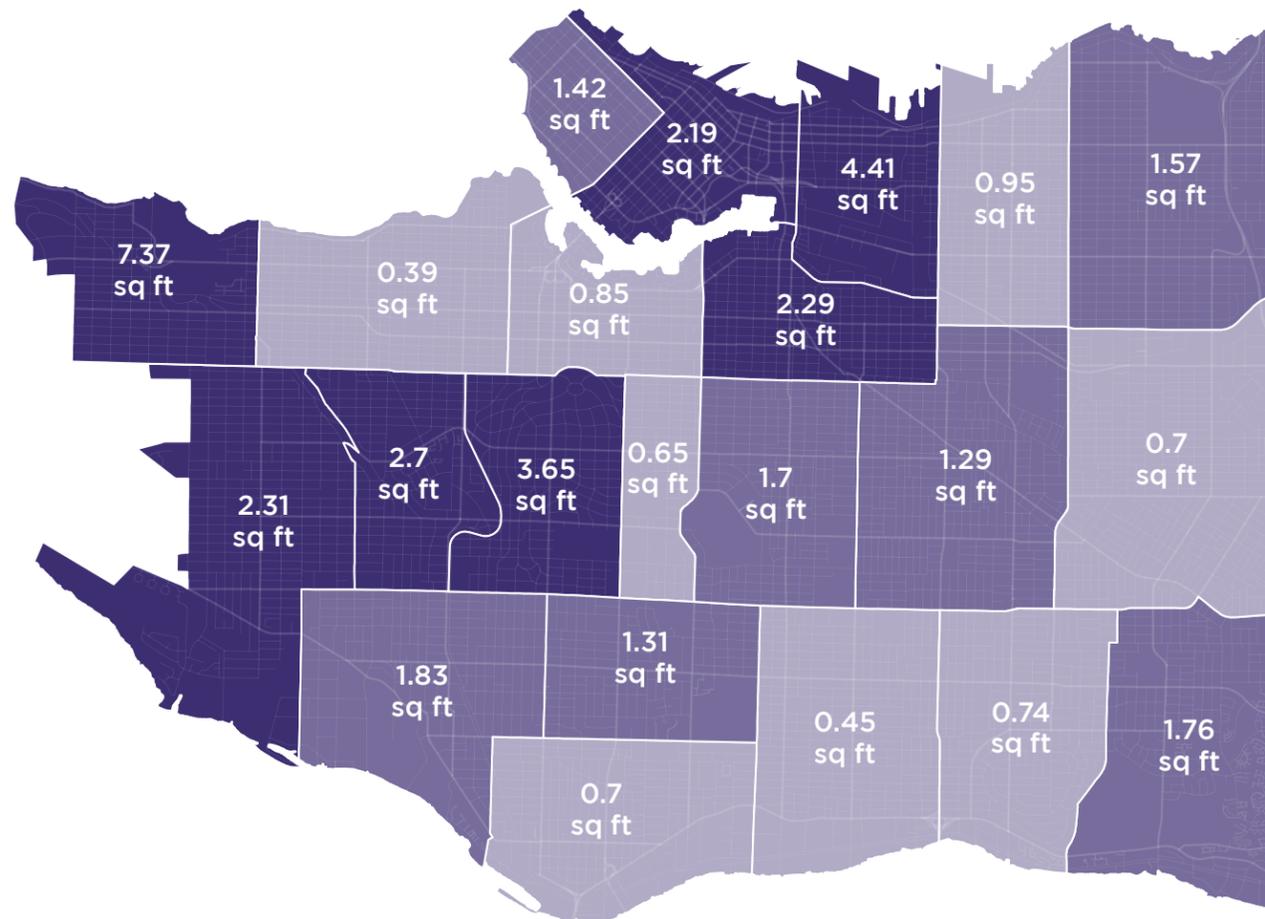
Access to Community Centres Varies

Some neighbourhoods have a higher square footage of community centres per resident than others. West Point Grey has

the most square footage of community facilities per resident and Kitsilano has the least.

Community Centre (Square Feet Per Resident)

Excluding pools, rinks, childcare, library and/or offshoot spaces



Community Centre Area Per Resident

- Over 2 sq ft per resident
- 1 sq ft to 2 sq ft per resident
- Under 1 sq ft per resident

Source: Vancouver Board of Parks and Recreation

Note: While not every neighbourhood has a community centre, the map reflects local services defined by the City of Vancouver website. Some neighborhoods split community centres between them. This map includes the square footage of each facility except for centres run by the City of Vancouver.



Photo: City of Vancouver

We Can Do More to Improve Our Sense of Well-Being

We heard that many of you do not feel a sense of belonging in Vancouver. We all deserve to feel safe, included and happy. Unfortunately, not everybody does.

A Sense of Belonging

A sense that we belong, that we are included and that we are safe in our communities are vital parts of our well-being. A feeling that we are truly a part of our community, however we may choose to define it, can help shape our personal identities and influence our level of participation in society. A strong sense of belonging is associated with better self-reported physical and mental health. On the other end of the spectrum, social exclusion denies individuals or groups the

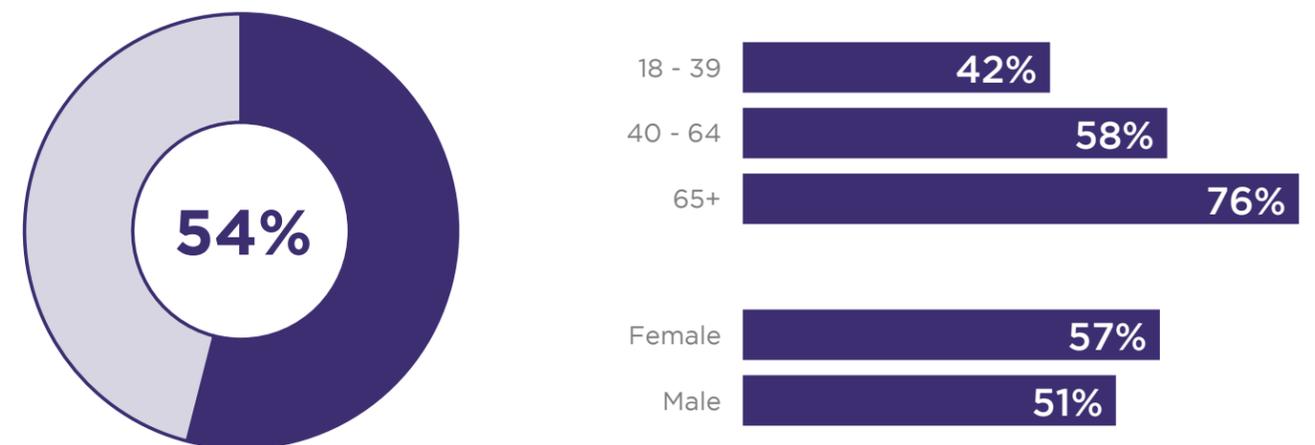
opportunity for full economic and social participation in society.

In Vancouver, 54 per cent of people surveyed feel a strong sense of community belonging. This sense of belonging is higher among Vancouver's seniors and those identifying as female.¹ Vancouver has a slightly lower sense of belonging than Metro Vancouver, where 56 per cent of people surveyed report a strong sense of belonging.



Photo: City of Vancouver

People Who Report a Strong Sense of Community Belonging



Source: My Health, My Community

¹ In this survey, people were asked to identify as male, female, transvariant or transgender, or prefer not to answer. The number of transvariant or transgender was too low to report out.



“It is hard to make friends and meaningful connections here, it is very lonely.”

Photo: City of Vancouver

Loneliness and Feelings of Isolation Are Common

Many people feel lonely or isolated in Vancouver. According to a study conducted in Metro Vancouver in 2017, one in seven people are lonely and one in four people are isolated. When

people are lonely or isolated, they are less likely to connect with friends and neighbours and are less likely to trust their community.

Loneliness and Isolation in Metro Vancouver

IN METRO VANCOUVER:



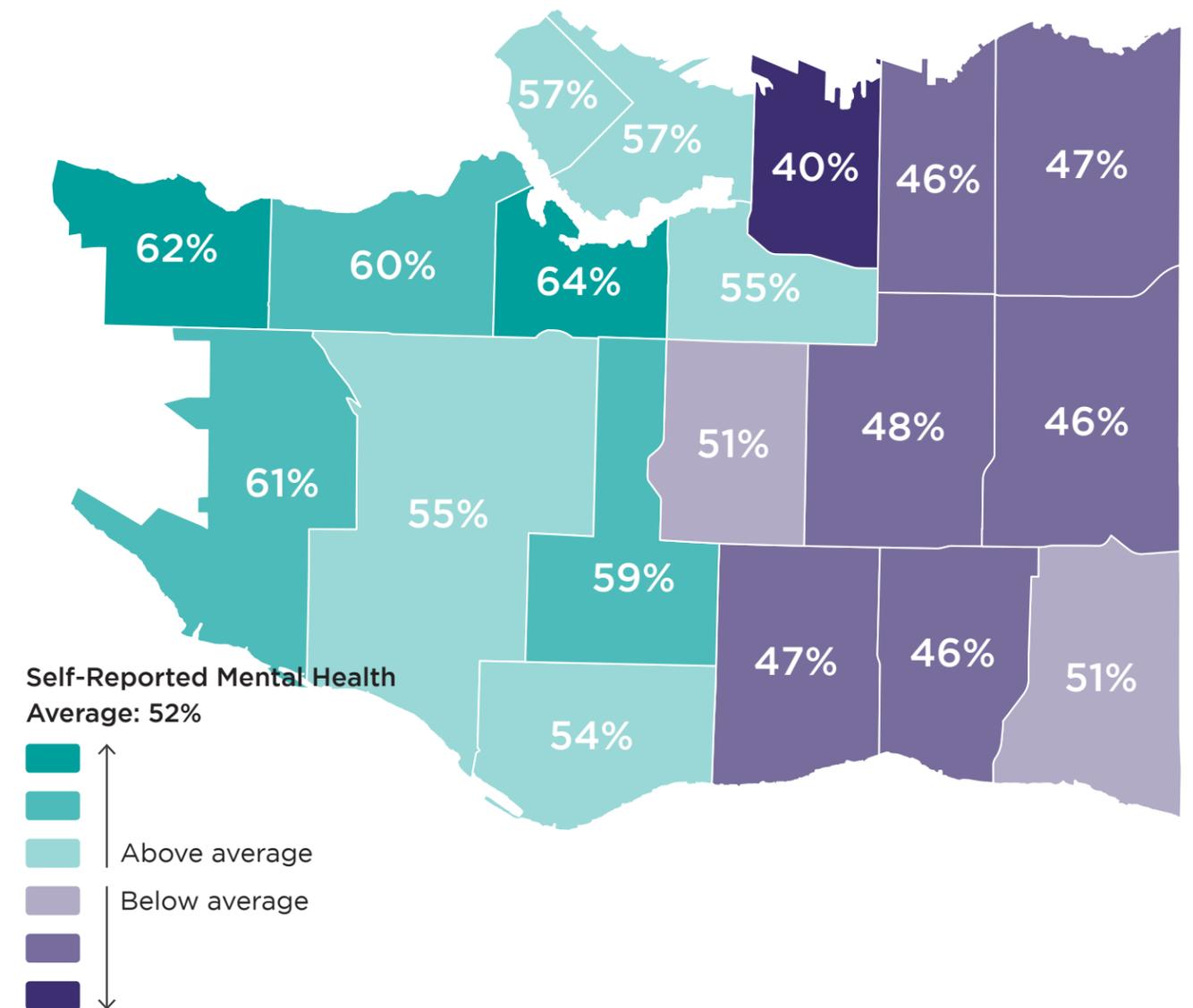
Source: Vancouver Foundation, 2017

There Are Differences in Mental Health on the West and East Sides

The map shows the results of a survey that asked people to rate their mental health. On average, 52 per cent of people rated their mental health as excellent or very good. Areas with reported mental

health higher than the average of 52 per cent are mainly on the west side of Vancouver, while those with self reported mental health below the average are in the east.

Adults Who Self Reported Excellent or Very Good Mental Health



Source: Vancouver Coastal Health/Fraser Health, My Health My Community Survey 2013-2014

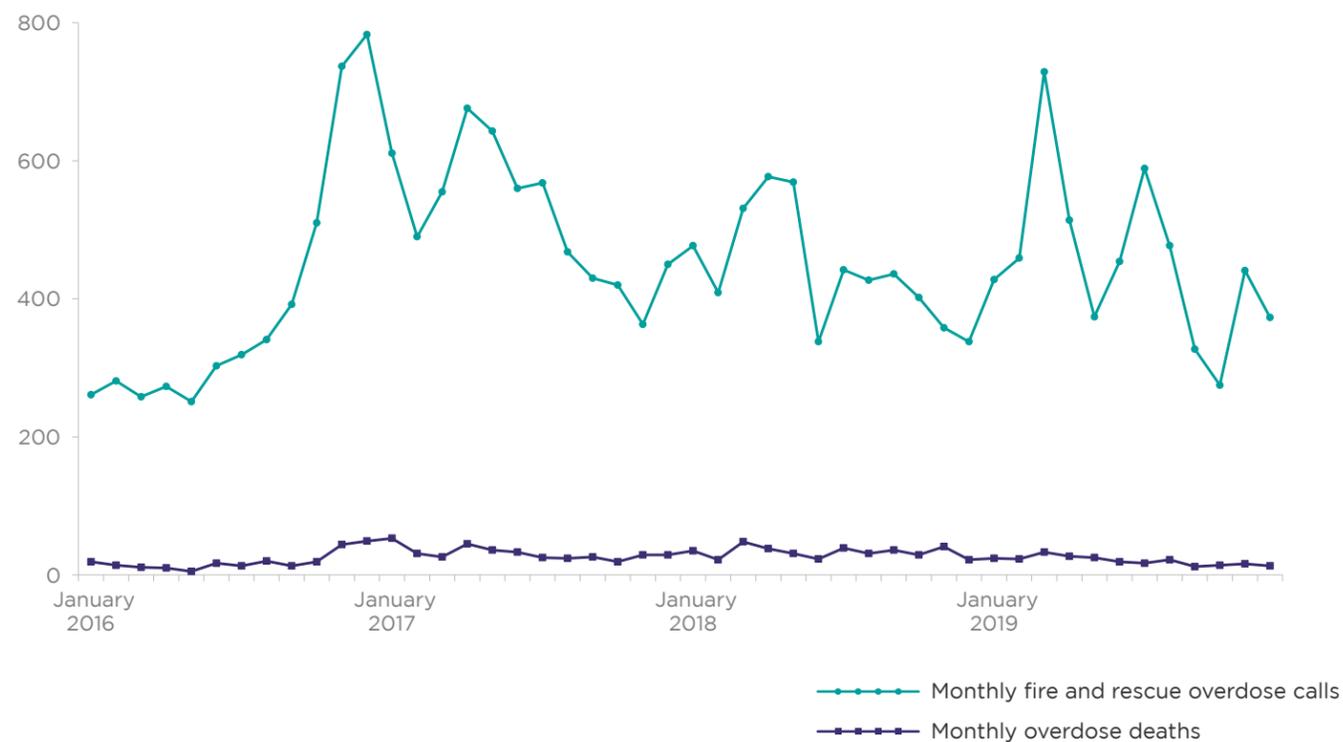
The results shown in this map are from a survey conducted throughout Metro Vancouver. In this survey, Vancouver is grouped with UBC the University of British Columbia, the University Endowment Lands and Musqueam First Nation (Musqueam 2, IRI) as one subcategory. The average of 52 per cent is the average for this entire subcategory.

We Are in an Overdose Crisis

Vancouver's overdose crisis continues to be severely impacted by the mix of a long-standing mental health and public health crisis and an increasingly potent and toxic drug supply. The historically high number of overdoses being

responded to has continued to increase in the past two years. Partners in health, public safety, and the community support access to harm reduction and treatment services for people affected by opioid addiction.

Monthly Fire and Rescue Overdose Calls and Overdose Deaths



Source: Fire and Rescue Services; BC Coroners Service

“I would love to see Vancouver as a world leader in its handling of the opioid crisis.”



Photo: City of Vancouver

Not Everybody Feels Safe in the City

Feeling that we are safe and secure in our communities is critical to our overall well-being. Vancouver is often ranked as one of the most livable major cities in the world. Public safety is a core aspect of livability.

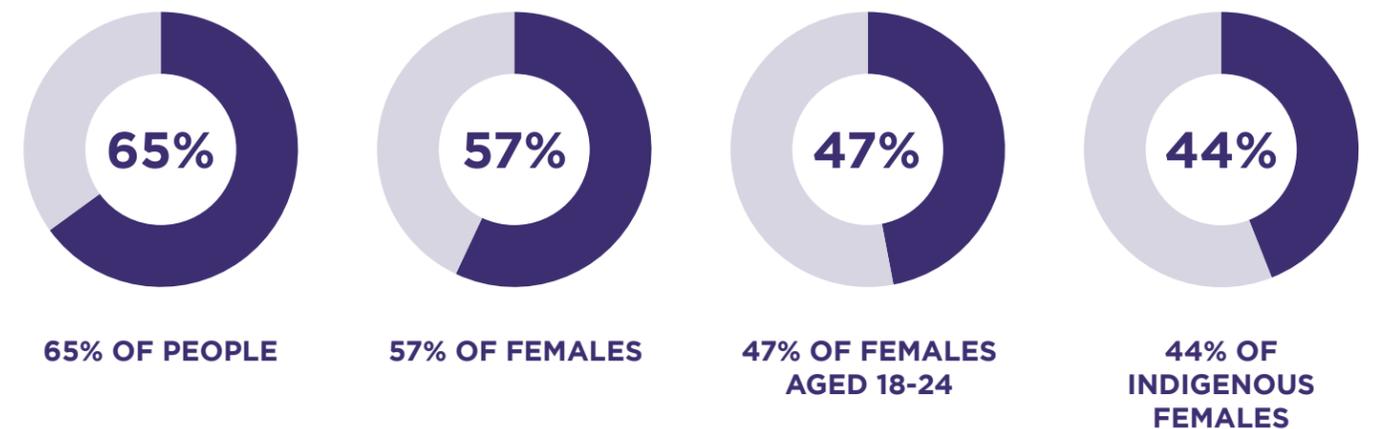
The services provided by the Vancouver Fire and Rescue Services, the Vancouver Police Department and other departments, are critical to ensuring that

Vancouver is an inclusive community for everyone to live, work, and visit. Ensuring that all citizens feel safe is a goal that requires ongoing commitment.

Our society is not yet safe for all. Perceptions of safety intersect with vulnerability and oppression. Perceptions of safety are lower among those who identify as female and especially lower among young and Indigenous females.

Perception of Safety

WHO FEELS SAFE WALKING ALONE AT NIGHT IN VANCOUVER?



Source: My Health, My Community

Resilience Helps Us Prepare, Recover and Thrive

Many of you let us know that you are worried about our preparedness for shocks, stressors and disasters. Inequities mean not everyone will be impacted in the same way.

Social and Economic Stresses Result in Inequities

Social and economic stresses result in inequities that undermine groups and individuals' ability to manage and benefit from change and to withstand and recover from shocks. In Vancouver, we see this in the way that our growing economy excludes Indigenous and Black communities and people of colour and in the way that snowstorms and power outages are inconvenient for some but life threatening for others. Similarly,

many trends we face, such as an aging population, are not inherently negative, but they represent changes that need to be considered. Understanding the social and economic stresses and trends that impact our community on a daily basis is critical to creating solutions that will build real resilience for our residents and our systems, regardless of if and when disaster strikes.



Photo: City of Vancouver

Bolstering the Resilience of Vancouver's Food System Is Critical

Access to food is essential for meeting our daily needs. Unfortunately, there are several threats to the resilience of our food systems. A 2009 report identified that Vancouver's supply of produce would last 72 hours at any given time.² Many indigenous and local food sources have declined through development, pollution and invasive species and are under continued pressure from climate change. Shocks like earthquakes, a pandemic, or other crises, threaten access to food resources. Many food suppliers, community kitchens, businesses and non-profits lack business continuity and emergency plans.

Our food systems rely on our regional transportation network. Regionally, many highways, rail lines, pipelines and digital networks that serve Vancouver have been constructed in flood plains and seismic zones. They are vulnerable to extreme weather, landslides, avalanches and accidents. Disruptions to supply chains limit access to food, water, energy and supplies for Vancouver residents, and have significant impacts on the national economy.

¹ BC Centre for Disease Control, Food Security

² Vancouver Economic Commission, The Economy of Local Food in Vancouver, 2009

Many of Us Would Be Impacted in an Earthquake

Vancouver is exposed to substantial earthquake risk. The last earthquake in our area to register a magnitude of 9.0 or larger happened in 1700.¹ There is a one in three chance of a major earthquake in Vancouver within the next 20-50 years.²

This map is based on a simulated magnitude 7.3 earthquake, located about 30 km west of Vancouver at a depth of 5-10 km. The map shows the potential concentration and severity of damage to

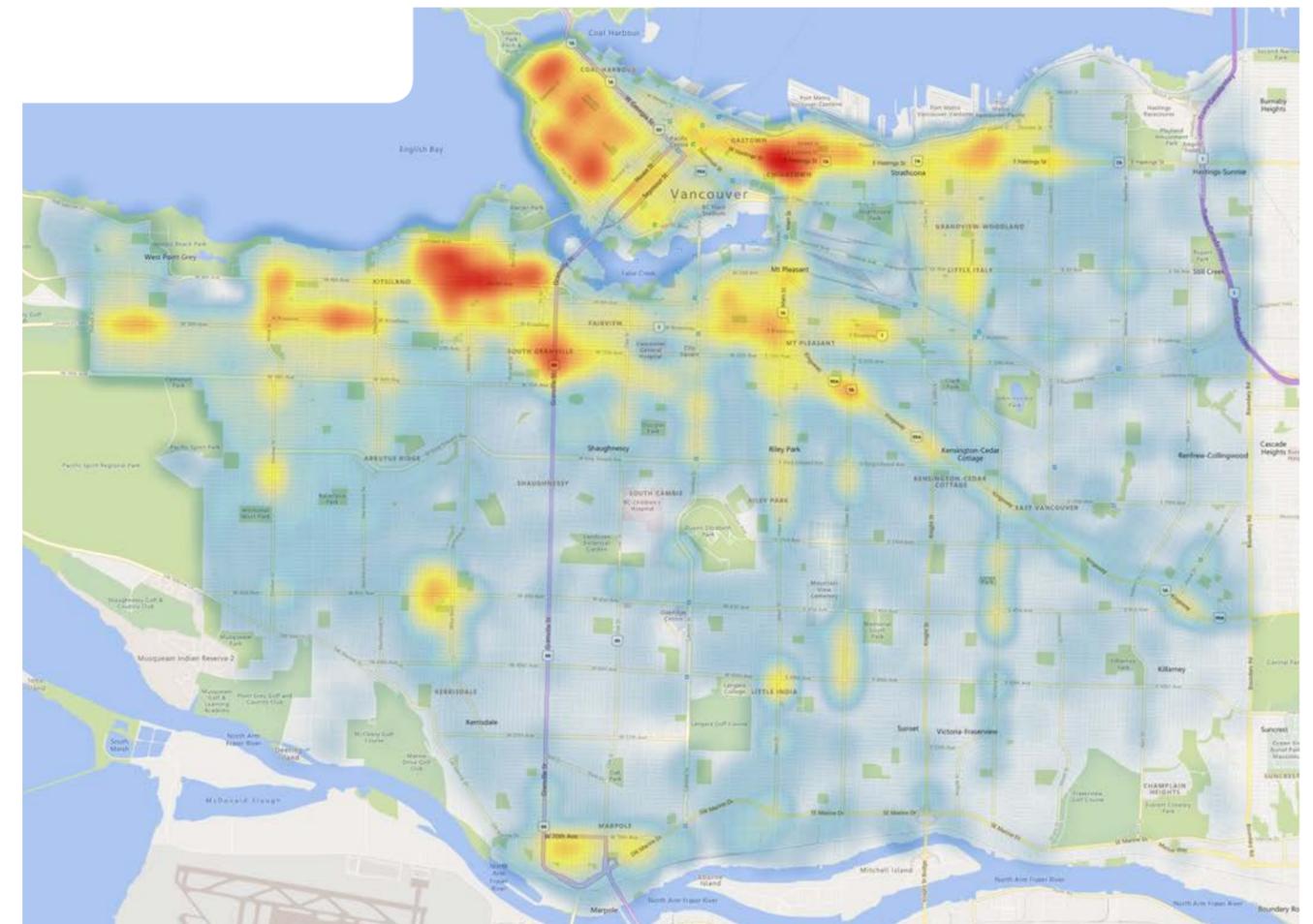
buildings as a result of this earthquake scenario.

This map does not include damage to other types of infrastructure that may impact homes and buildings. Damage is possible across Vancouver and residents everywhere should take steps to prepare their homes and workplaces for earthquakes.

1 City of Vancouver, "Understanding Earthquakes."

2 City of Vancouver, "Plan for an emergency with your family."

Earthquake Risk: Concentration of Damage to Buildings
Modelled Scenario: Magnitude 7.3 Earthquake in the Strait of Georgia



Limitations of this map: The magnitude 7.3 shallow crustal earthquake scenario was chosen as a planning scenario to evaluate the potential impacts to different types of buildings in Vancouver. Vancouver is exposed to different types of earthquakes in different locations, and no two earthquakes will have exactly the same impacts. While this model reflects only one scenario, it provides valuable information for mitigation, response and recovery planning. The model groups buildings by type, and does not provide information about individual buildings. The model does not include damage to infrastructure. Earthquake science and modelling in this region continue to evolve, providing more opportunities to get better prepared.



4 How We Are Growing

Introduction

Vancouver has grown and changed a lot over the years. When considering how we grow and change, we need to consider our role in the Metro Vancouver and the larger Cascadia regions.

As we plan for our future, let's share ideas about how we can continue to build partnerships in the regions we are a part of.

Vancouver Is a Growing City in a Growing Region

Vancouver and the Metro Vancouver region have been experiencing growth. The city plays an important role in accomodating growth in the region.

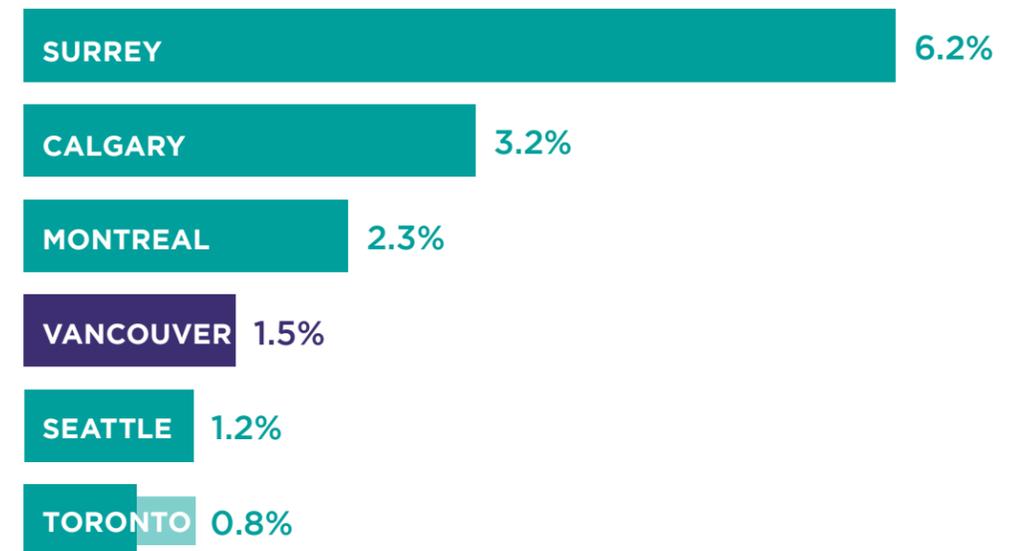
Vancouver Is One of Many Growing Cities and Regions

Vancouver is a growing city in a growing region. Between 1986 and 2016, the population of Vancouver grew an average of 1.5 per cent each year. During the same time period, Surrey, Calgary and Montreal saw higher growth rates.

Surrey is experiencing especially high growth rates with an annual average growth rate of 6.2 per cent since 1986. The Metro Vancouver region has had an average annual growth rate of 3.2 per cent over the same time period.

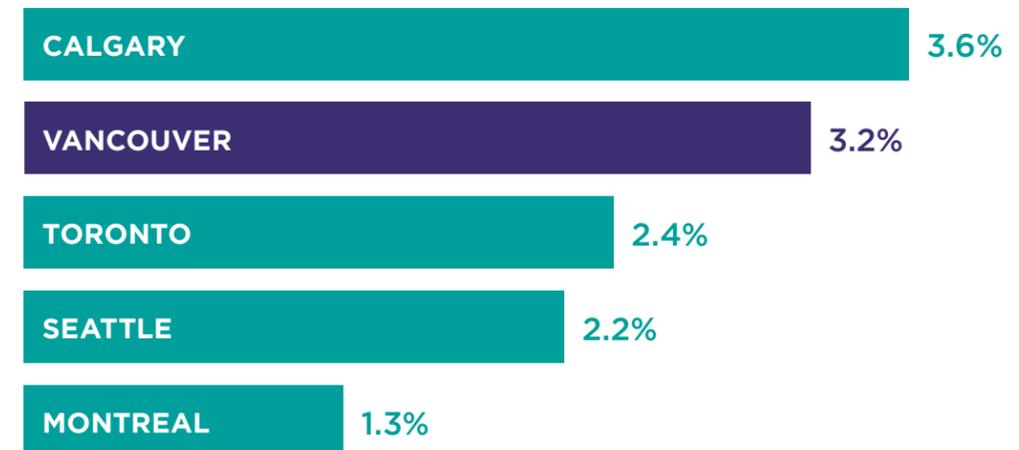
Population Growth in Cities (1986-2016)*

Average annual population growth rate.



Population Growth in Metropolitan Regions (1986-2016)*

Average annual population growth rate.



Source: Statistics Canada, 1981-2016 Census; United States Census Bureau, 1980-2010; Washington Regional Economic Analysis Project, Seattle-Tacoma-Bellevue MSA vs. Washington Comparative Trends Report: Population, 1969-2016

*1986 and 2016 data for Seattle and its metropolitan region are estimates based off best available data between United States censuses, which occur every 10 years



Photo: City of Vancouver

Vancouver Is Part of the Cascadia Region

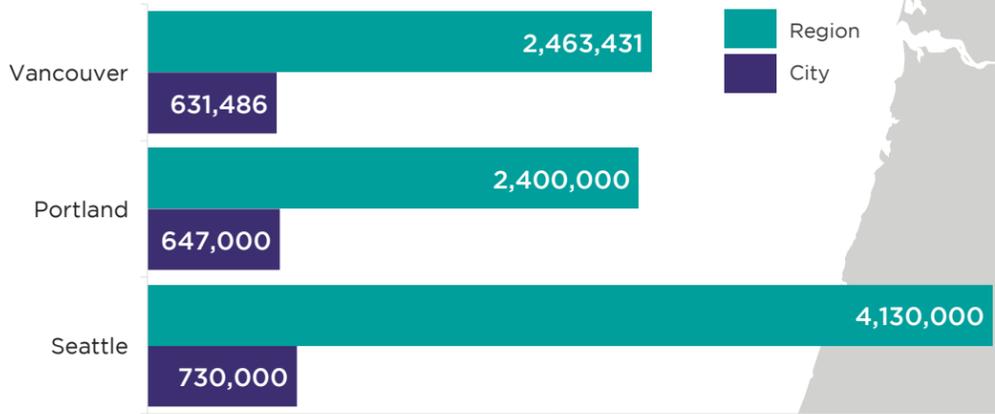
Situated on the west coast of North America, Vancouver is located in the Cascadia region. This region is bordered by the Pacific Ocean on the west and the Cascadia Mountain range on the east. Geographically, Cascadia is characterized by mountain ranges, far-reaching forests, abundant rainfall and an ecologically diverse coastline. These elements make Cascadia a lush and stunning natural setting.

Being in this natural setting means that growing areas, like Vancouver, are constrained by the mountains, ocean and forest landscapes.

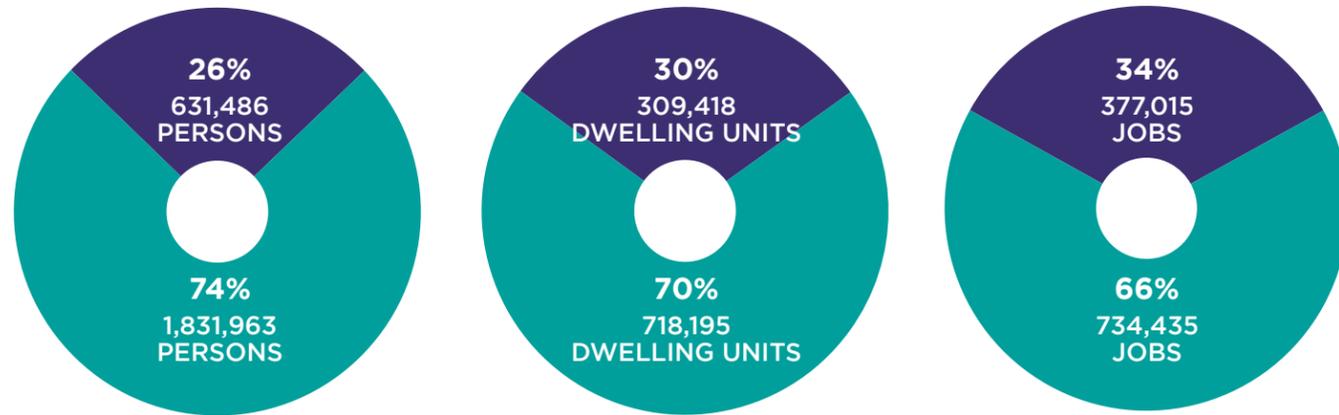
Cities in North America's Pacific Northwest, including Seattle and Portland, are also part of Cascadia. In Cascadia, Vancouver has the third largest population, after Seattle and Portland. While our population is smaller, Vancouver is more densely populated than these two cities.



Populations in Cascadian Cities and Regions



People, Dwelling Units and Jobs in Vancouver and in the Region, 2016



■ Vancouver
■ Rest of Metro Vancouver

Vancouver Is Home to Many of the People and Jobs in the Region

Vancouver is part of the Metro Vancouver region in B.C. Metro Vancouver is made up of a federation of 21 municipalities, one Electoral Area and one Treaty First Nation.

Vancouver is 114 square kilometers in size with a population of 631,486 persons in

2016. With a population of almost 2.5 millions people, Metro Vancouver is the third largest metropolitan area in Canada, behind Toronto and Montreal.

Vancouver contains a large proportion of the region's housing units, population and jobs.



A Growing Population in Vancouver

The city has grown steadily since 1986 with an annual growth rate between .85 per cent and 1.8 per cent over the past

10 years. This growth has translated into an additional 5,500 people per year on average.

Population in Vancouver, 1986-2016

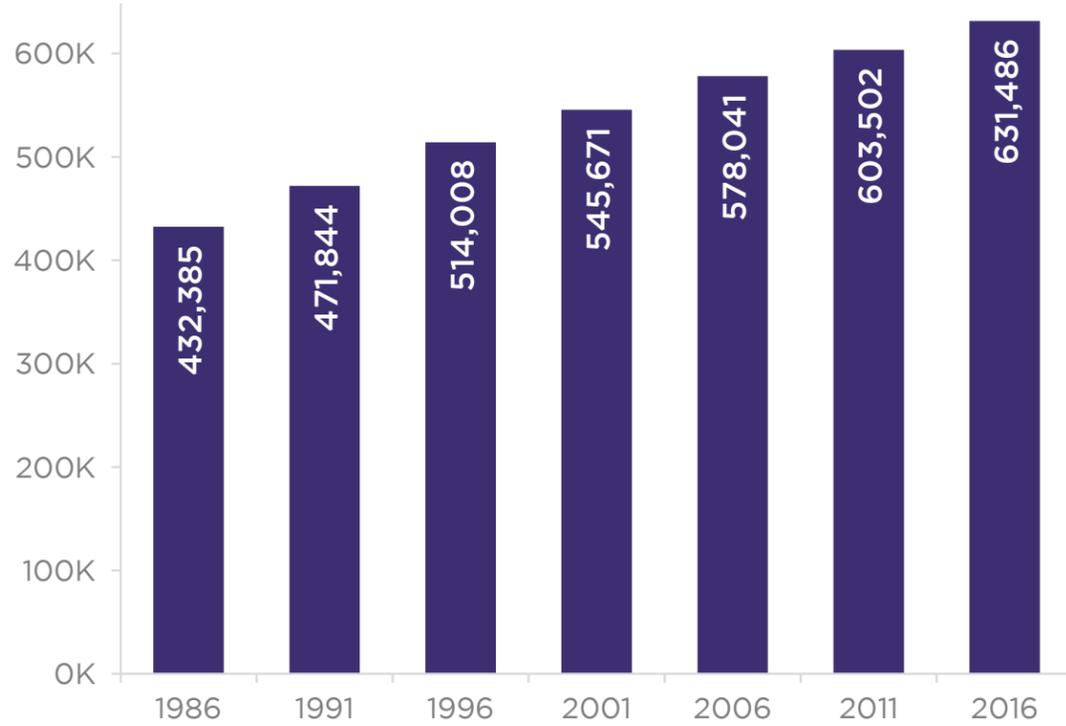


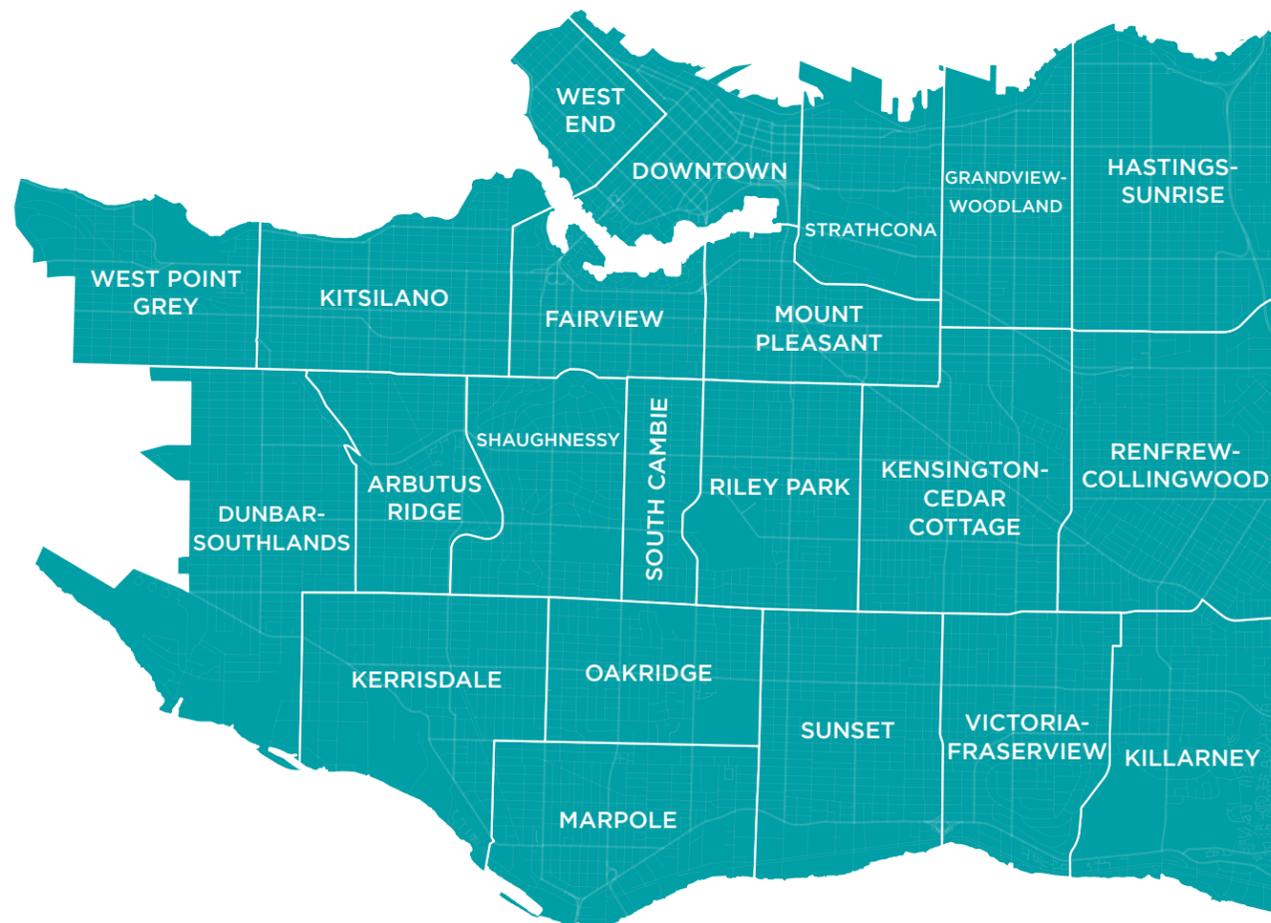
Photo: City of Vancouver

A City of Communities and Neighbourhoods

Vancouver is made up of many distinct and diverse neighbourhoods. A neighbourhood can be a small area consisting of a few buildings or streets, or a larger area with shops, schools and parks.

In the 1960s the City of Vancouver developed 22 local planning areas. These are the closest concept Vancouver has to “official” neighbourhoods.

Vancouver Local Areas



Source: City of Vancouver

Growth Across the City

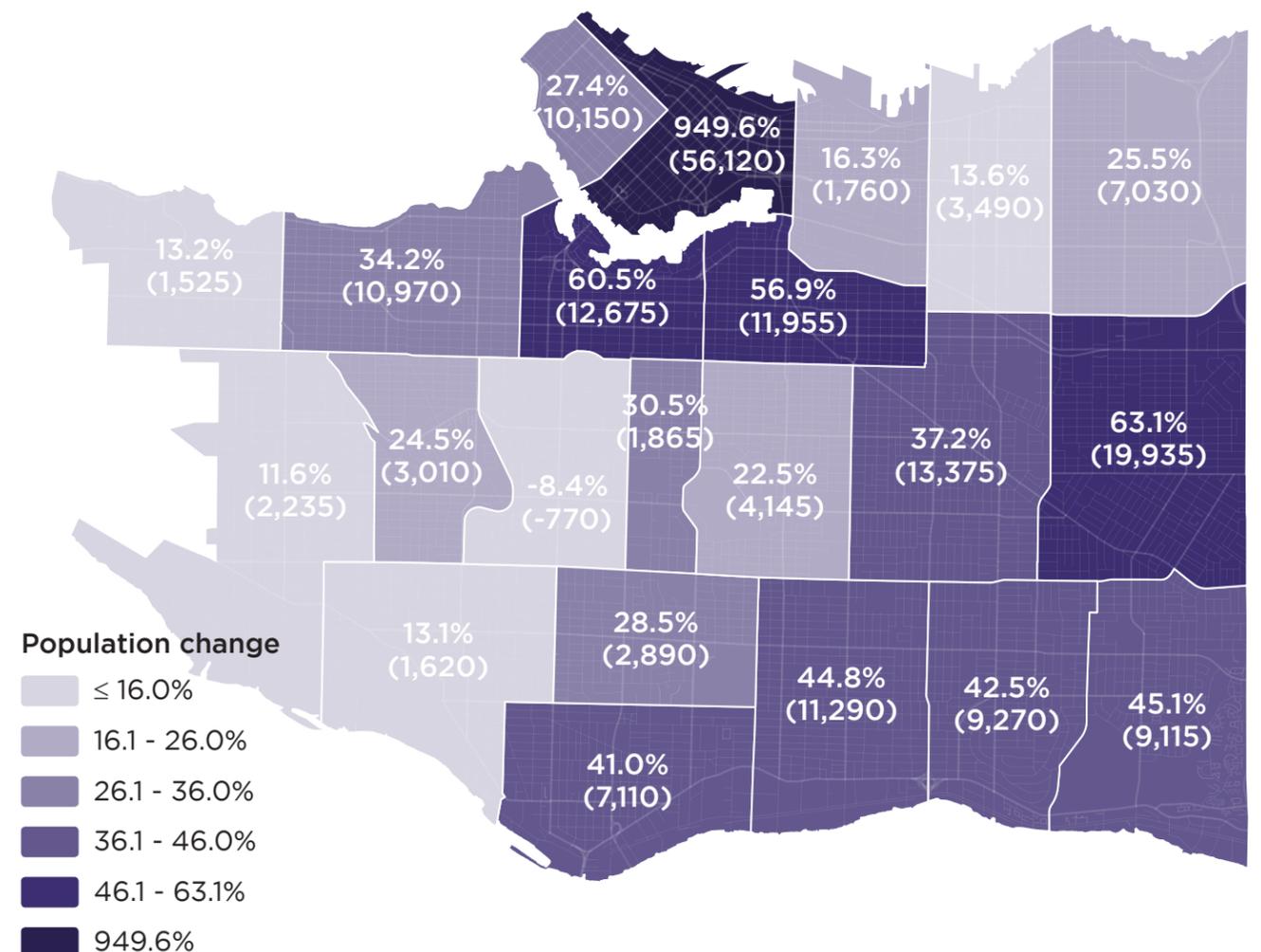
Since 1986, the population in Vancouver has grown by 46 per cent. As shown in the map on population change, growth has not been evenly distributed across the city. This map shows population growth since 1986 at the neighbourhood level. The change in population is shown as a percentage as well as an absolute number.

Planning policy in Vancouver has focused growth in Downtown and along major transportation corridors in order to provide Vancouver residents with access

to jobs and to the transit network, while protecting parks and industrial land to align with regional planning policy.

The population in Downtown has changed the most with a 950 per cent population increase from 1986. This represents 56,120 more people in this local area. Higher rates of growth are also seen in Fairview, Mount Pleasant, Killarney and Renfrew-Collingwood. The population in Shaughnessy has decreased by 8.4 per cent since 1986.

Population Change From 1986 to 2016



A teal-tinted photograph of a residential street. In the foreground, a person is walking across the street. In the background, there are several houses with gabled roofs and a utility pole with power lines. The overall scene is a typical suburban neighborhood.

5 Housing and Cost of Living

Introduction

Vancouver is facing a housing affordability crisis that has impacts across the city's diverse population. Younger generations, workers and families are concerned about their future in the city. High housing costs have exacerbated existing housing challenges faced by residents who are currently homeless or at risk of homelessness. Low vacancy rates, limited options for families, and incomes not keeping

pace with rising living costs, have all contributed to a lack of affordability in our city. When thinking about affordability, it is important to consider the combined costs of all major household expenses, including transportation, food and childcare. Let's think about what affordability looks like as we plan for the future.

For Many, Housing Costs Have Become Overwhelming

You told us that the housing crisis is the top concern in the city. The cost of housing in Vancouver is making your life difficult.

“It’s hard to get ahead when cost of living and housing is so far out of reach and seems to go up at the same rate I save.”

Photo: City of Vancouver

Housing Costs Are Rising Faster than Incomes

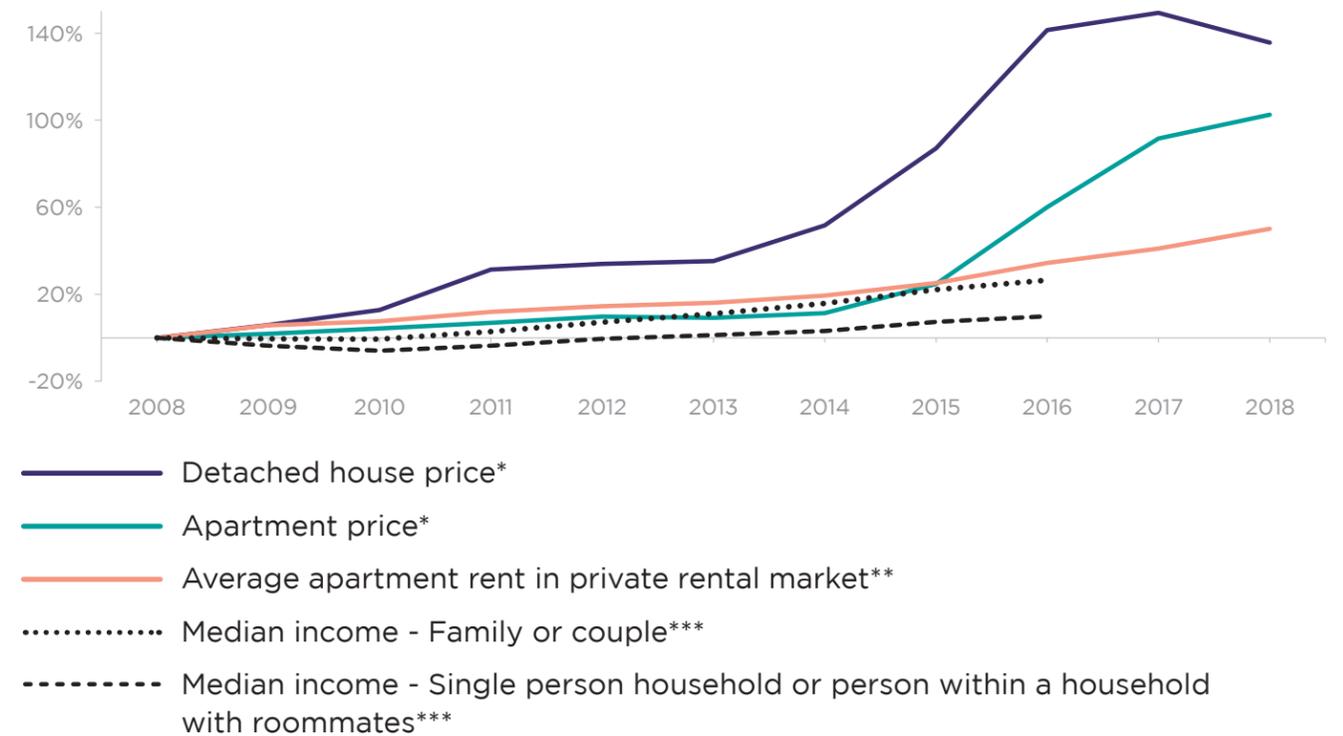
This graph shows that lower-income households are being priced out of the rental market as well as the home ownership market.

Benchmark detached home prices remain largely out of reach for local incomes given that prices have increased by 141 per cent in the last 10 years for Vancouver’s East Side, while median household incomes increased by less than 40 per cent over the same period.

This means that people who used to be able to purchase a home no longer can. Renting has become the main option and even this is becoming increasingly challenging.

Higher-income households have greater choice in the private rental market and are able to access a wider range of rental options, putting pressure on the existing limited rental stock affordable to lower incomes.

Percentage Change in Housing Costs and Median Household Income from 2008 Levels, 2008-2018



* Source: Benchmark prices from MLS Home Price Index. All data for Vancouver East in October of each respective year.

** Source: CMHC 2018 Rental Market Report.

*** Source: Statistics Canada Income Statistics Division, 2016. Median Income is shown for all family units.

For all data, increases are from 2008 levels.

Source: MLS® Home Price Index from Real Estate Board of Greater Vancouver, Statistics Canada Taxfiler data, and CMHC Rental Market Survey

“I have had lots of friends who have had to move away, away from their friends and work and the things that make them feel a sense of belonging, because they can’t afford to rent.”

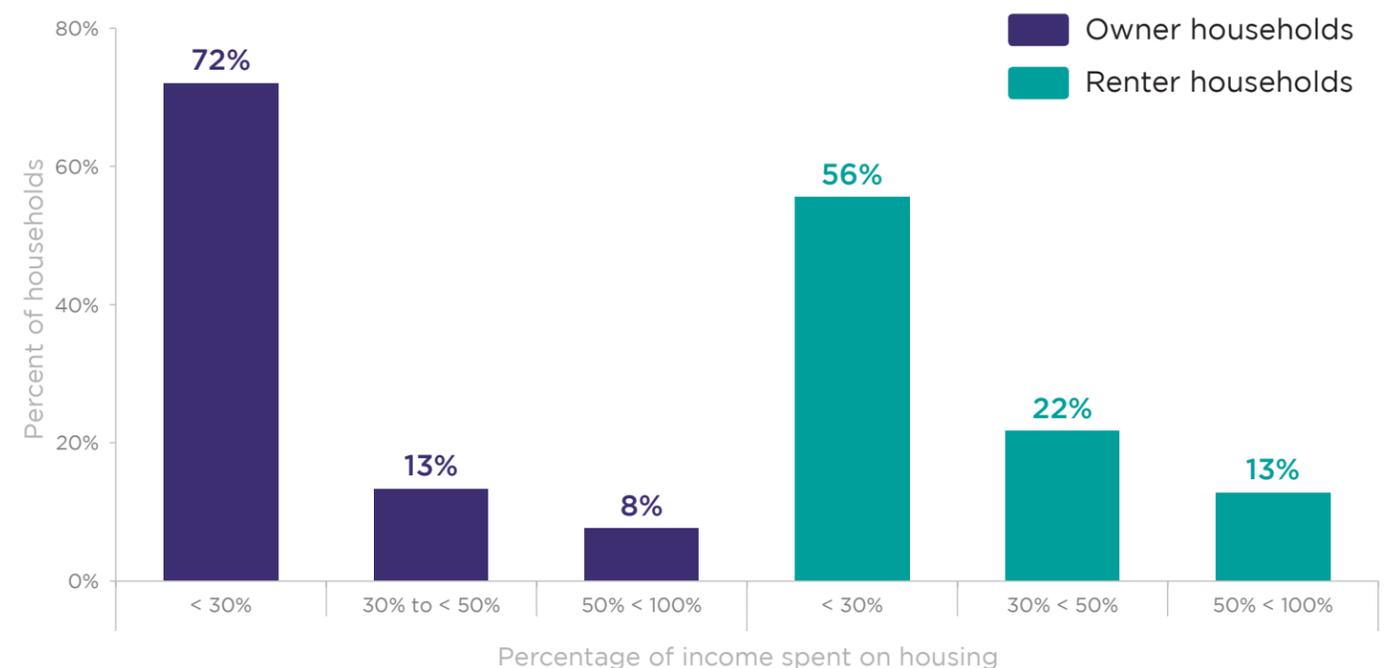
Low-Income Renters Are Especially Challenged by Housing Costs

In general, renter households have a lower income than owner households. As shown in this graph, renter households are paying over 30 per cent to 50 per cent of their incomes on housing, a higher share than owner households. Many people feel that living in Vancouver, as either an owner or a renter, is unaffordable. However, renters are especially challenged by housing costs.

The lack of deeply affordable rental

options for households, combined with an increasing share of higher-income renters competing in the private rental market, makes finding an affordable home especially difficult for low-income households. There is a significant need for more affordable, non-market rental units, including social and supportive housing.

Housing Costs as a Percentage of Household Income



For Many, Finding a Place to Live in Vancouver is Challenging

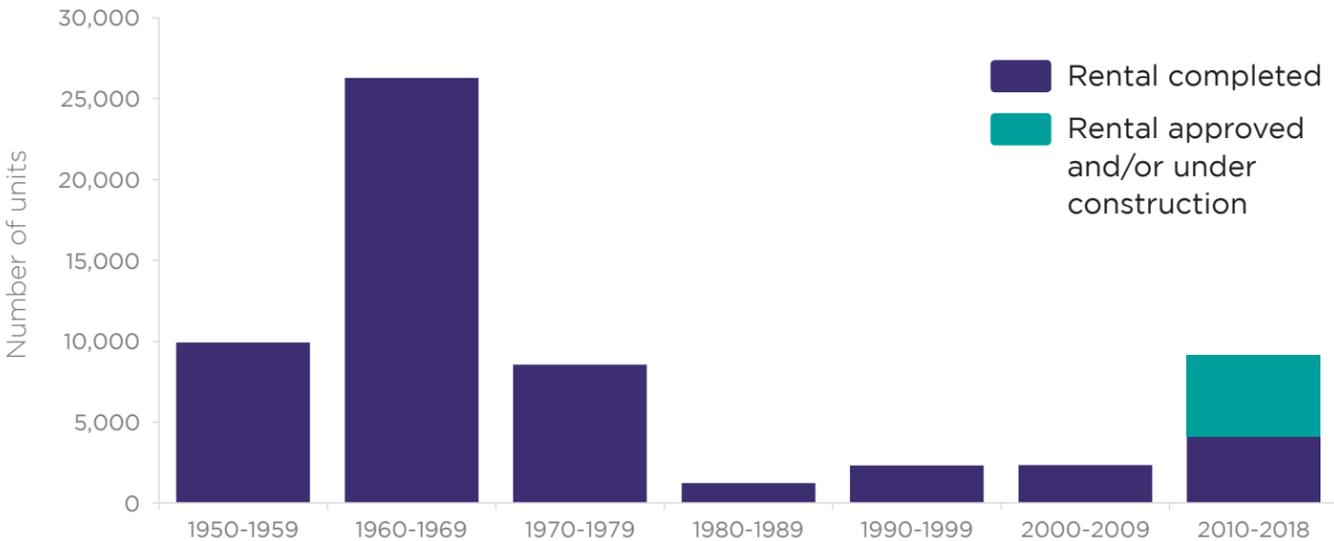
We heard from many of you that finding a place to live in Vancouver is a huge frustration. Here are some of the reasons why housing availability is such a problem.

There Is a Lack of Affordable Rental Housing Supply

Over 63 per cent of Vancouver’s existing purpose-built rental housing was constructed between 1950 and 1980, supported by important drivers like federal government tax incentives that encouraged new market rental housing. With the introduction of B.C.’s Strata Titles Act in 1966, stratified condos became a more profitable form of development, and by the 1980s most of the federal rental housing incentive programs had disappeared. The result was a collapse in rental construction

between 1980 and 2010, a collapse that was also experienced across other major Canadian cities. In 2009 the City of Vancouver introduced new development incentives for purpose-built market rental housing. These incentives have resulted in almost 9,000 new rental units being approved since 2010. However, even with the success of these incentive programs, the demand for new rental units continues to outpace new supply.

Market Rental Housing Built (1950-2018)



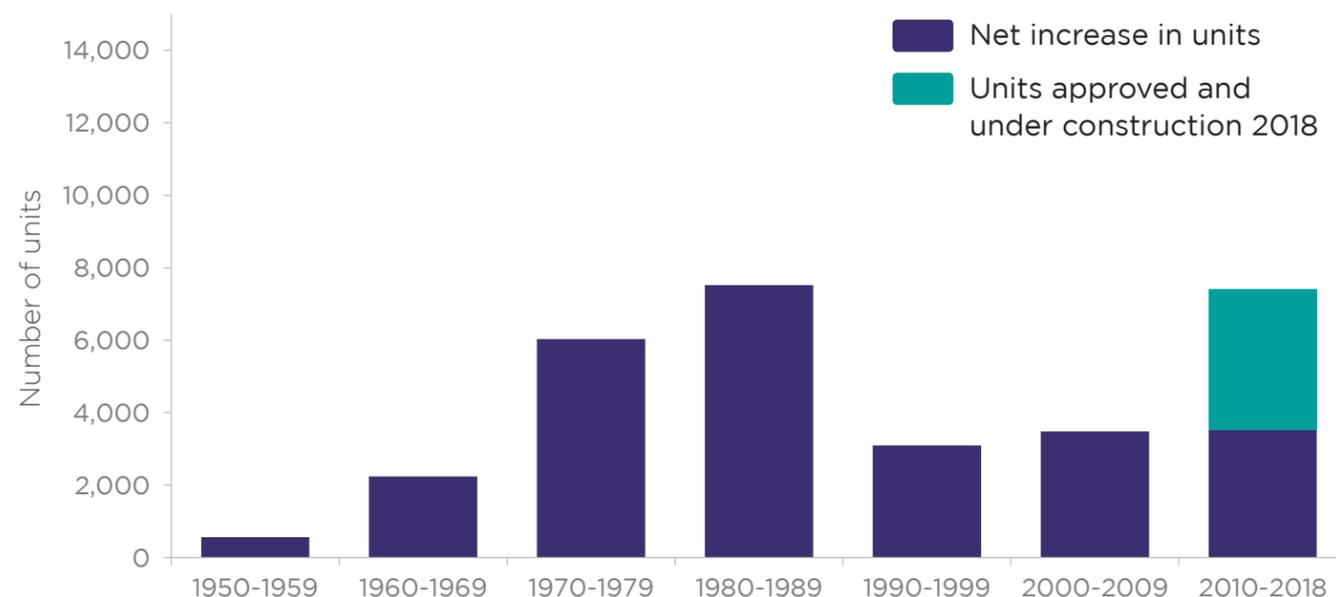
Source: City of Vancouver Market Rental Inventory, 2018

There Is Limited Non-market Housing

Non-market housing, including social, supportive, and co-op housing, is significantly undersupplied. The growing gap between market rents and local incomes means that more low- and moderate-income households need non-market housing options in order to afford to stay in the city.

We have a limited supply of non-market rental units, mostly developed under federal government programs in the 1960s to 1980s. However, thanks to efforts to require social housing in large site redevelopments, and partnerships to develop social housing on City-owned and other opportune sites, there has been an increase in social housing in recent years.

Change in Non-market Housing Stock (1950-2018)



Source: City of Vancouver Non-market Inventory, 2018

“People need to be able to find secure housing that is safe and functional to feel secure in all the aspects of their life.”

Partnerships to Build Non-market Housing

Vancouver's housing crisis has spurred many partners to action, creating new opportunities, ideas and solutions. Key partners across all sectors – senior government, non-profit, private sector and beyond – have been ramping up their efforts and are offering new commitments, resources, and capacity to address Vancouver's affordability crisis.

In 2018 and 2019, 606 temporary modular homes opened as part of the B.C. government's Rapid Response to Homelessness program on underused

or vacant sites integrated across neighbourhoods in Vancouver. The housing can be constructed more quickly than permanent housing and provides immediate relief to people living without a home.

However, there is still a large unmet demand for non-market housing in Vancouver. The B.C. Housing-City of Vancouver social housing waitlist has been consistently growing since 2010, reaching over 4,300 people in 2018.



Photo: City of Vancouver

Temporary Modular Housing



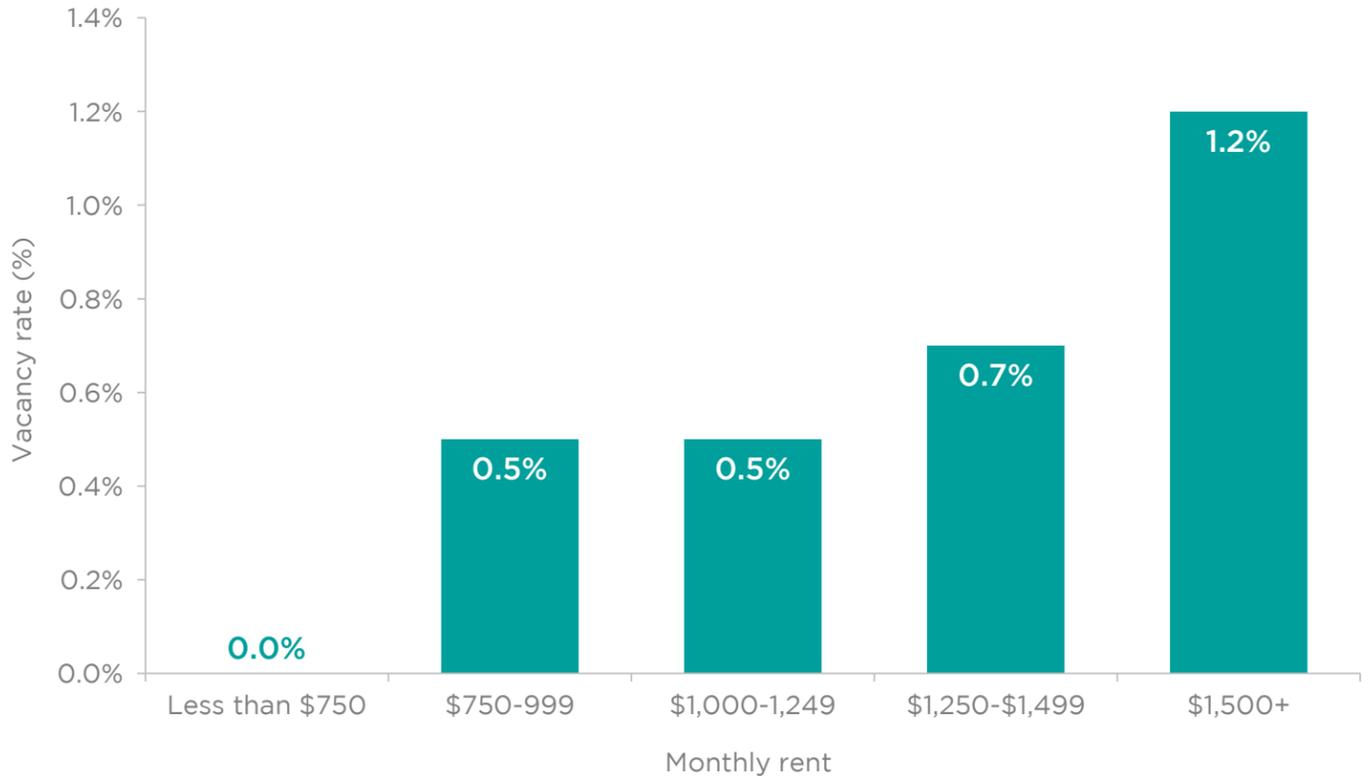
Photo: City of Vancouver

Vancouver Has a Very Low Vacancy Rate

The lack of new purpose-built rental supply for many decades is one factor behind Vancouver’s current rental housing crisis. Rising demand for rental in the past decade has further intensified the situation, as the high cost of homeownership in Vancouver has meant a growing number of households are renting instead of owning, particularly new households. The result has been low rental vacancy rates, below 1 per cent since 2012, and significant increases in

market rents in the city to levels that are increasingly unaffordable to renters earning low and moderate incomes. Further examination of Vancouver vacancy rates by rent costs ranges demonstrates that vacancy rates are much lower for more affordable units – less than \$1,499/month. The vacancy rate for units renting for between \$750 and \$1,249/month is 0.5 per cent, while the vacancy rate of units renting for over \$1,500/month is 1.2 per cent.

Private Apartment Vacancy Rate (%) by Rent Range, 2018



Source: CMHC Rental Market Report, 2019

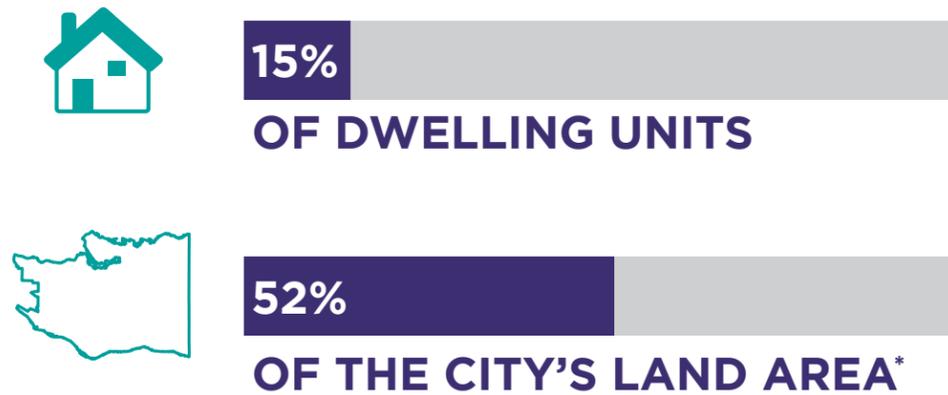
Lack of Neighbourhood Choice

A large portion of land in Vancouver is zoned for detached family homes. In Vancouver, properties with detached homes can have a secondary suite and a laneway house. The areas limited to detached family homes have become so expensive that many individuals and families are unable to afford to live in these areas.

Detached homes make up 15 per cent of dwelling units in the city. However, properties with single detached homes make up 52 per cent of the city's land area.* Areas with detached homes can be highly suitable for families. However, they have become unaffordable for many.

Detached Houses

DETACHED HOUSES MAKE UP:



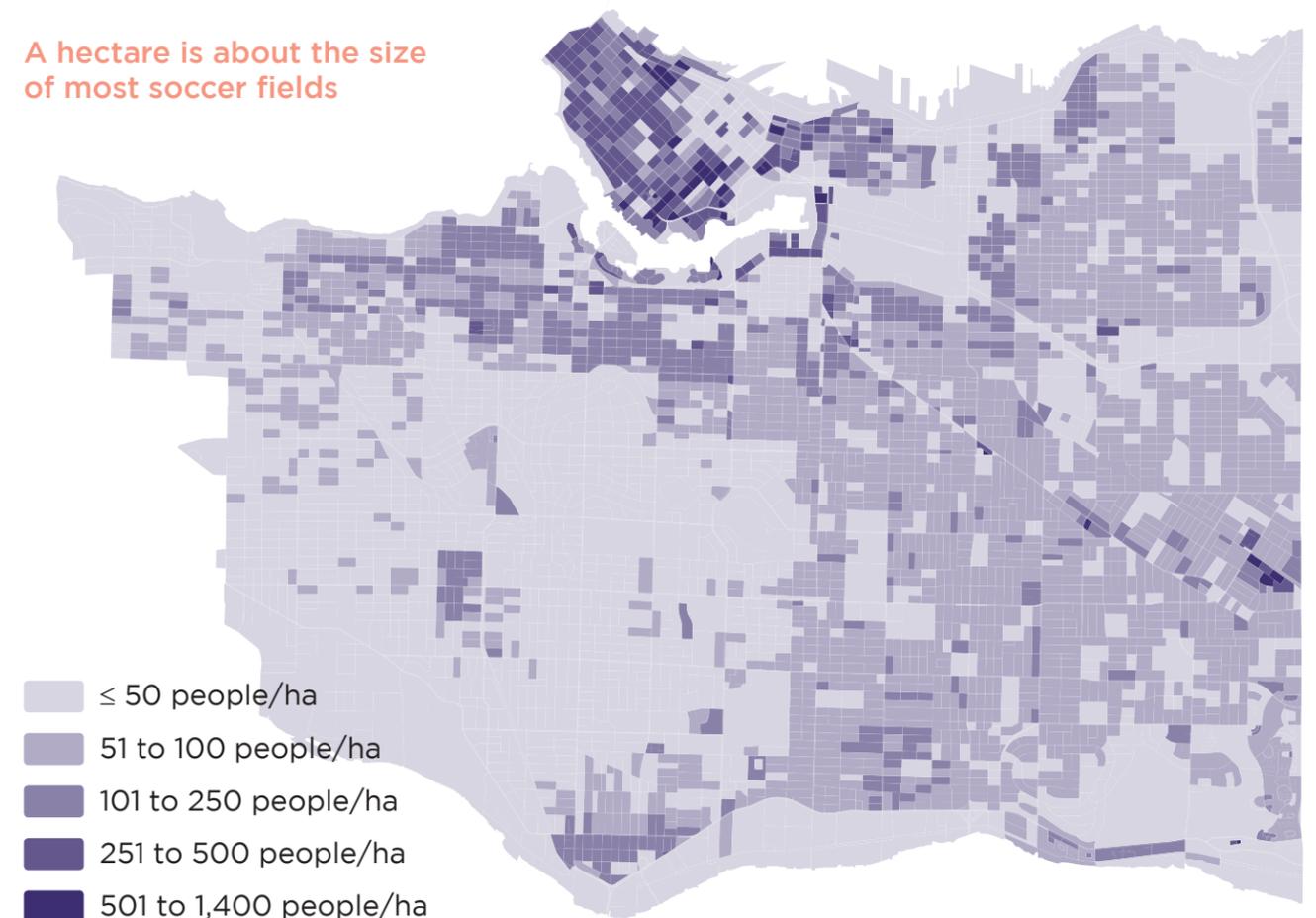
*Excluding parks and schools; Source: City of Vancouver Parcels and Zoning, 2018

Population Density Varies Widely Across the City

Population density describes the number of people who live within a certain area. On average, there are 54 people per hectare in Vancouver. However, density varies widely across the city. Planning policy in Vancouver has focused growth in Downtown and along major transportation corridors in order to provide Vancouver residents with access to jobs and to the transit network, while protecting parks and industrial land to align with regional planning policy.

Much of the west and southwest parts of the city have less than 50 people per hectare. The densest neighbourhoods in Vancouver are the West End and Downtown, which have 231 and 162 people per hectare, respectively. In these neighbourhoods, higher densities are supported by apartment buildings. We hear from Vancouver residents that it is important to support diversity, equity, and growth across the city, including in less dense neighborhoods.

Population Density (People Per Hectare), 2016



Affordable Housing Options for Families Are Limited

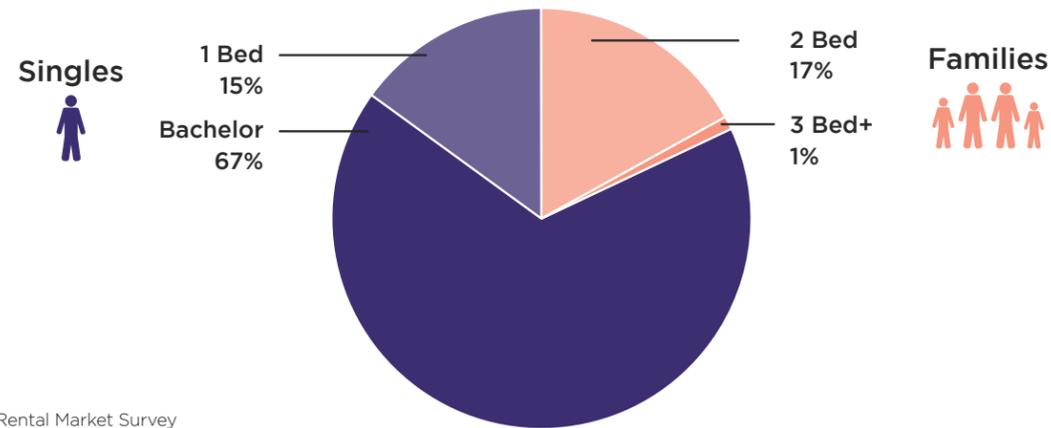
A challenge many families face is finding suitable accommodation at an affordable price, which can necessitate changing neighbourhoods or looking for a different type of housing. The addition of children usually requires more space in the form of additional rooms, which may not be available or affordable.

This is demonstrated in the availability of two- and three-bedroom apartments in the existing purpose-built rental and non-market housing supply. Approximately 18 per cent of the city’s purpose-built rental

stock (10,390 units) consists of family-sized units (17 per cent are two-bedroom units and 1 per cent are three-bedroom units). Approximately 32 per cent of the non-market stock is comprised of family-sized units (8,491 units).

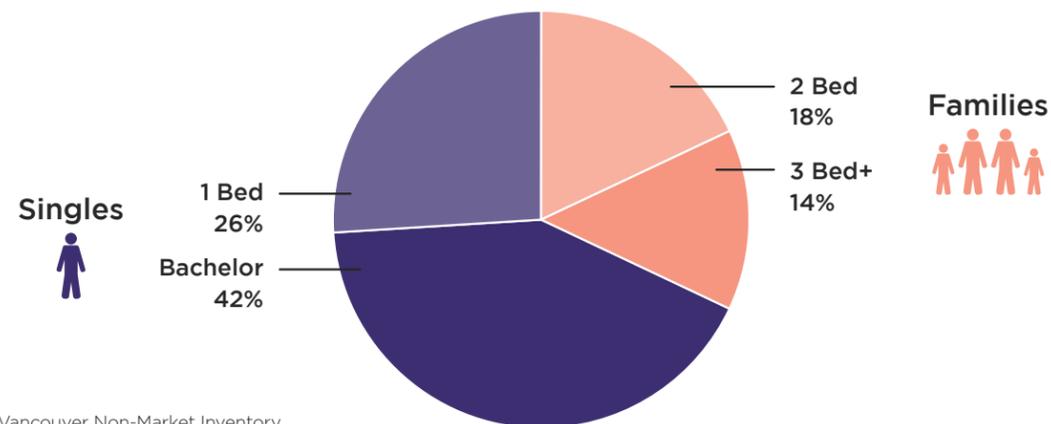
In recent years, more families with children have moved into apartments. From 2001 to 2016, the share of families with children in Vancouver living in apartments grew from 25 per cent to 38 per cent.

Purpose-Built Rental Housing by Unit Type (Family/Single)



Source: CMHC Rental Market Survey

Non-Market Housing by Unit Type (Family/Single)



Source: City of Vancouver Non-Market Inventory

“We need to build more of the right type of homes — homes specifically created for people with low incomes and homes of varying sizes so that families can live here too.”

Homelessness Is Continuing to Increase

People Experiencing Homelessness

Increasing demand on affordable housing supply is contributing to severe housing challenges for vulnerable residents. The total number of sheltered and unsheltered residents facing homelessness increased from 1,364 in 2005 to 2,223 in 2019.

While 33 per cent of the homeless population have multiple sources of income, they usually cannot afford rent and continue to live in deep poverty. The

vast majority (80 per cent) of people were living in Vancouver before they became homeless.

People of Indigenous identity are vastly overrepresented in Vancouver's homeless population. The 2019 count found that 39 per cent of the city's homeless population reported Indigenous identity, while people with Indigenous identity make up 2.2 per cent of the city's general population.

People Experiencing Homelessness in 2005 and 2019

2005:



2019:



Source: City of Vancouver and Metro Vancouver

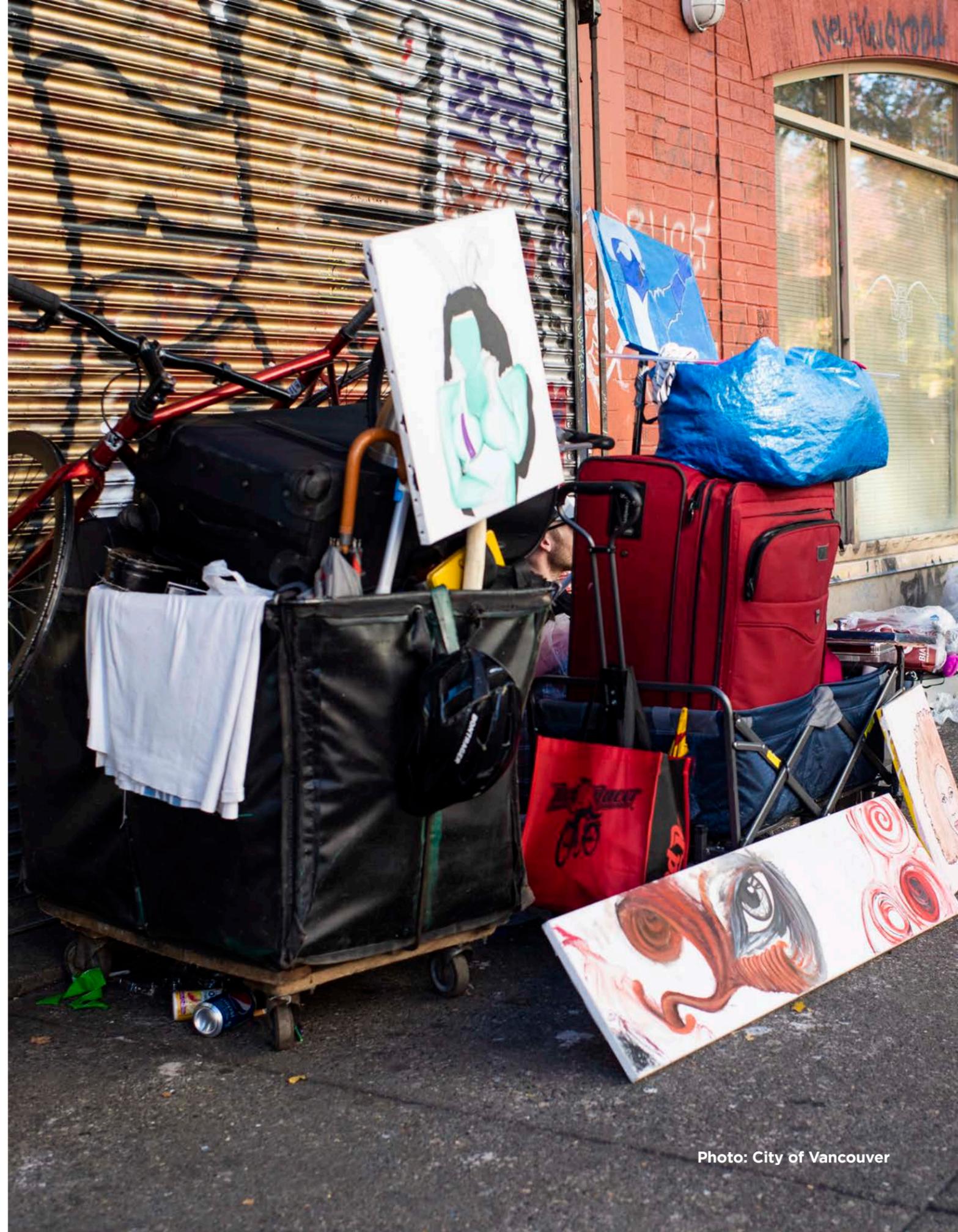


Photo: City of Vancouver

For Many, Making Ends Meet in Vancouver is Not Easy

Many of you told us that you experience a high cost of living in Vancouver. This makes it difficult to make ends meet.

Major Household Expenses Leave Little Left Over

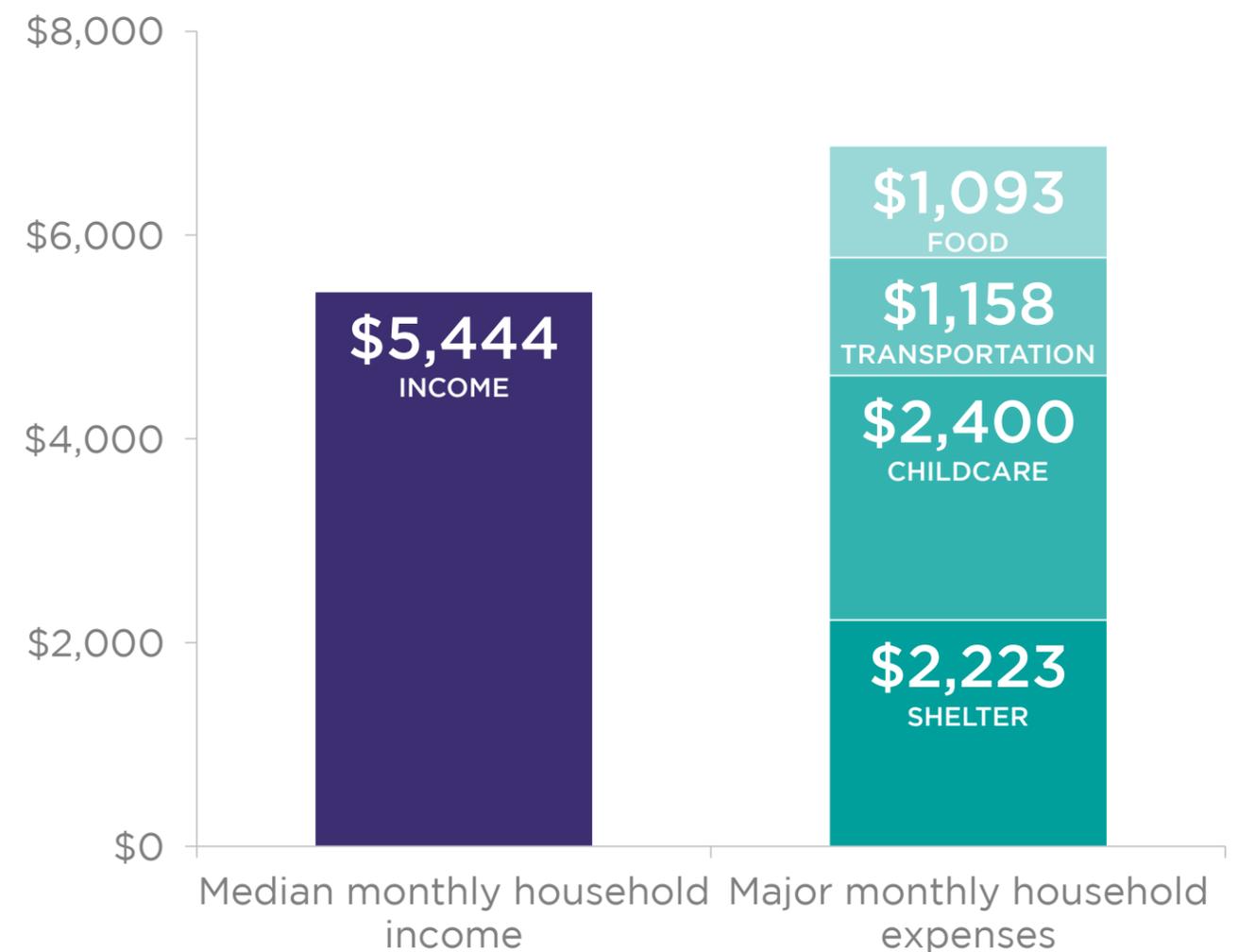
Affordability is often discussed as a proportion of a household's income that goes towards housing costs. Housing costs typically represent the largest share of a household's monthly budget. However, they are not the only major costs facing Vancouver residents. Transportation, childcare, food, and debt expenses like student loans are other major costs that residents must balance. The following provides an estimate of monthly expenses and monthly household income for a family of four in Vancouver. It is important to note that this figure does not include all expenses. Clothing, healthcare, education, other household expenses and debt expenses are not included.

- Shelter: \$2,223/month.** This is the median rent for a three- or more bedroom home in Vancouver.¹
- Childcare: \$2,400/month.** This is the average cost of having one child aged three to five (\$1,000 a month) and one aged newborn to three year old (\$1,400 a month) in licensed, full-day childcare in Vancouver.²
- Transportation: \$1,158/month.** This is an estimate of spending on public and private transportation for households in B.C.³
- Food: \$1,093/month.** This is an estimate of the monthly food costs for a family of four in Vancouver.⁴

1 Canadian Housing and Mortgage Corporation
 2 Childcare Fee Review - West Coast Child Care Resource Centre
 3 Statistics Canada, Household Spending in BC, 2017
 4 BC Centre for Disease Control

An Estimate of Major Monthly Expenses for a Family of Four

Median household income in Vancouver:
\$65,327 ANUALLY or **\$5,444 MONTHLY**



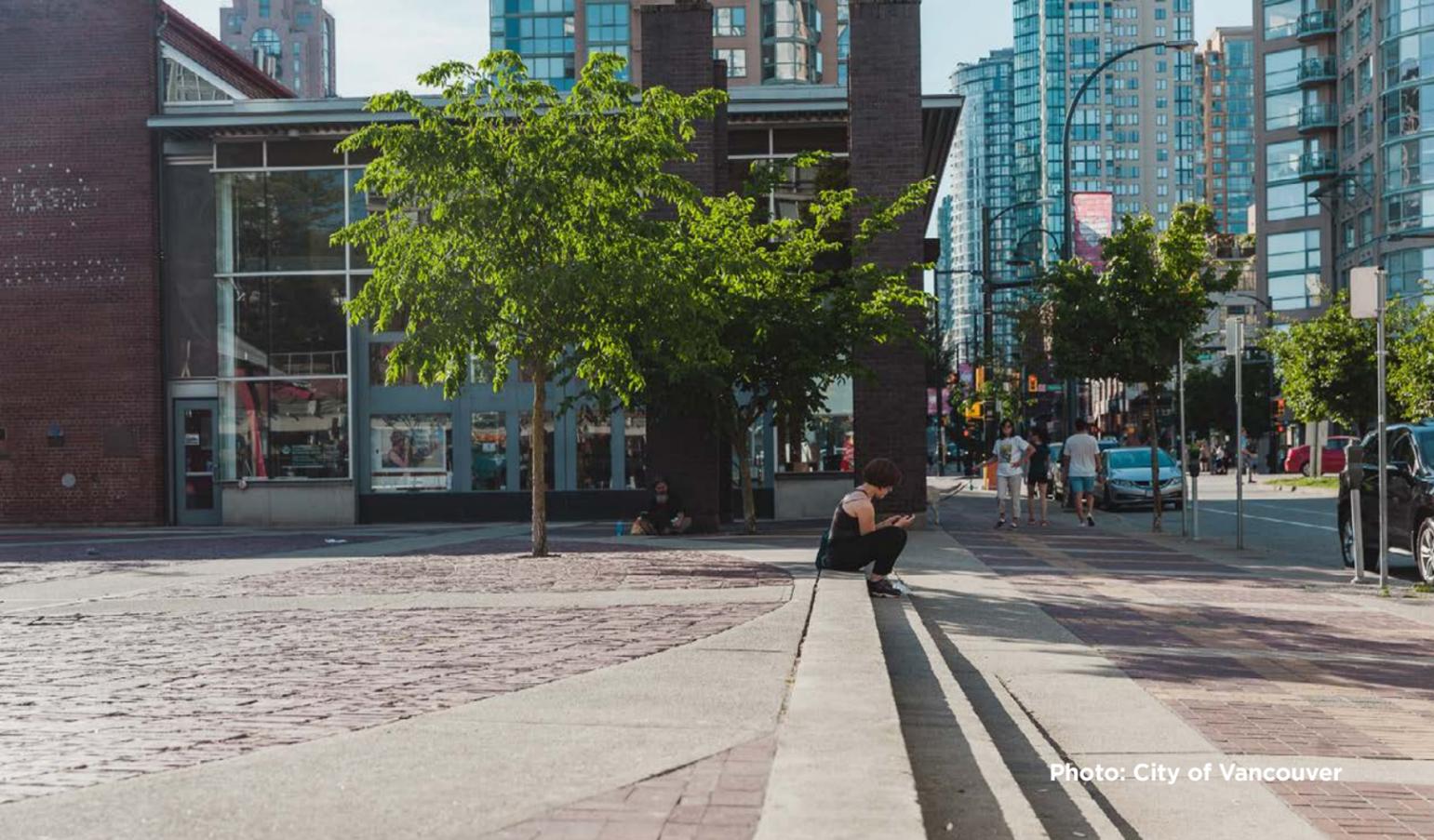


Photo: City of Vancouver

Household Incomes Vary Across the City

The previous page showed that it is difficult to make ends meet with an income of \$65,000, which is the median household income in Vancouver. This map shows that many households have an income lower than \$65,000. This makes it even more difficult to afford major household expenses.

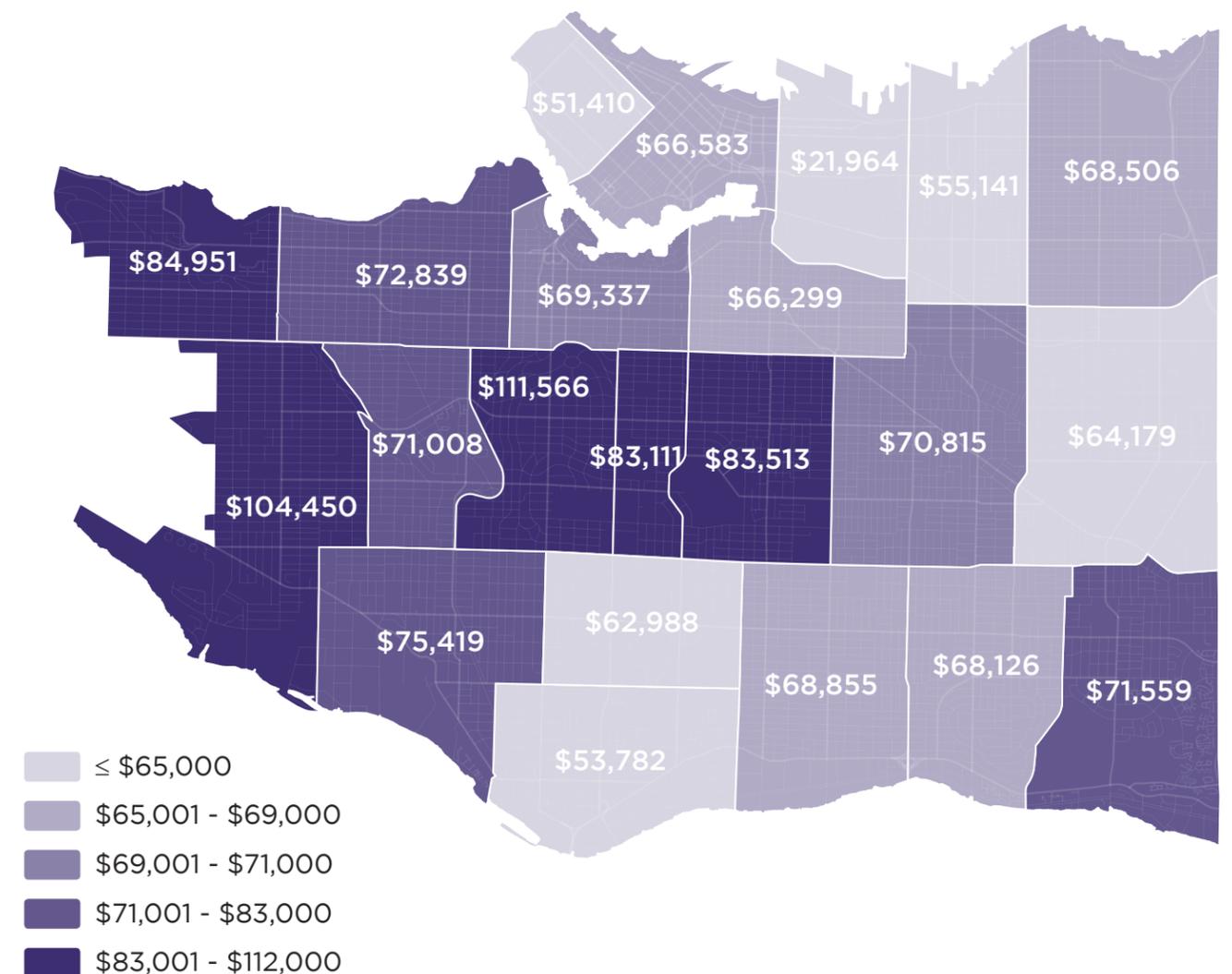
While people struggle to make ends meet in every neighbourhood, the local area with the lowest income is Strathcona, which has a median household income of \$21,964. The next lowest incomes are in the West End, Marpole and Grandview-Woodland, which all have median household

incomes in the \$50,000s. The highest household incomes are found in Shaughnessy and Dunbar-Southlands where median household incomes are \$111,566 and \$104,450, respectively.

It should be noted that household income could be skewed by household size. Local areas in or near Downtown have fewer people per household, which could influence the total household income.

It is important to note that income does not perfectly represent one's financial well-being. Wealth, including equity and debt combined with income, may be a more accurate representation.

Median Household Income, 2016



Women in Canada Are Impacted by the Wage Gap

The gender wage gap is the difference between what men and women earn in the workplace.¹ Countries all over the world, including Canada, experience the wage gap. When comparing the annual earnings for full-time workers, women workers in Canada earned 75 cents for every dollar that men earned in 2016.

Not all women experience the wage gap in the same way. Indigenous women, racialized women and newcomer women earn even less.

¹ Canadian Women's Foundation, The Facts about the Gender Pay Gap in Canada, 2018.

The Gender Pay Gap in Canada, 2016

WOMEN



Women working full-time earn 75 cents for every dollar earned by men.

INDIGENOUS WOMEN



Indigenous women working full-time earn 65 cents for every dollar earned by non-Indigenous men.

RACIALIZED WOMEN



Racialized women working full-time earn 67 cents for every dollar earned by non-racialized men.

NEWCOMER WOMEN



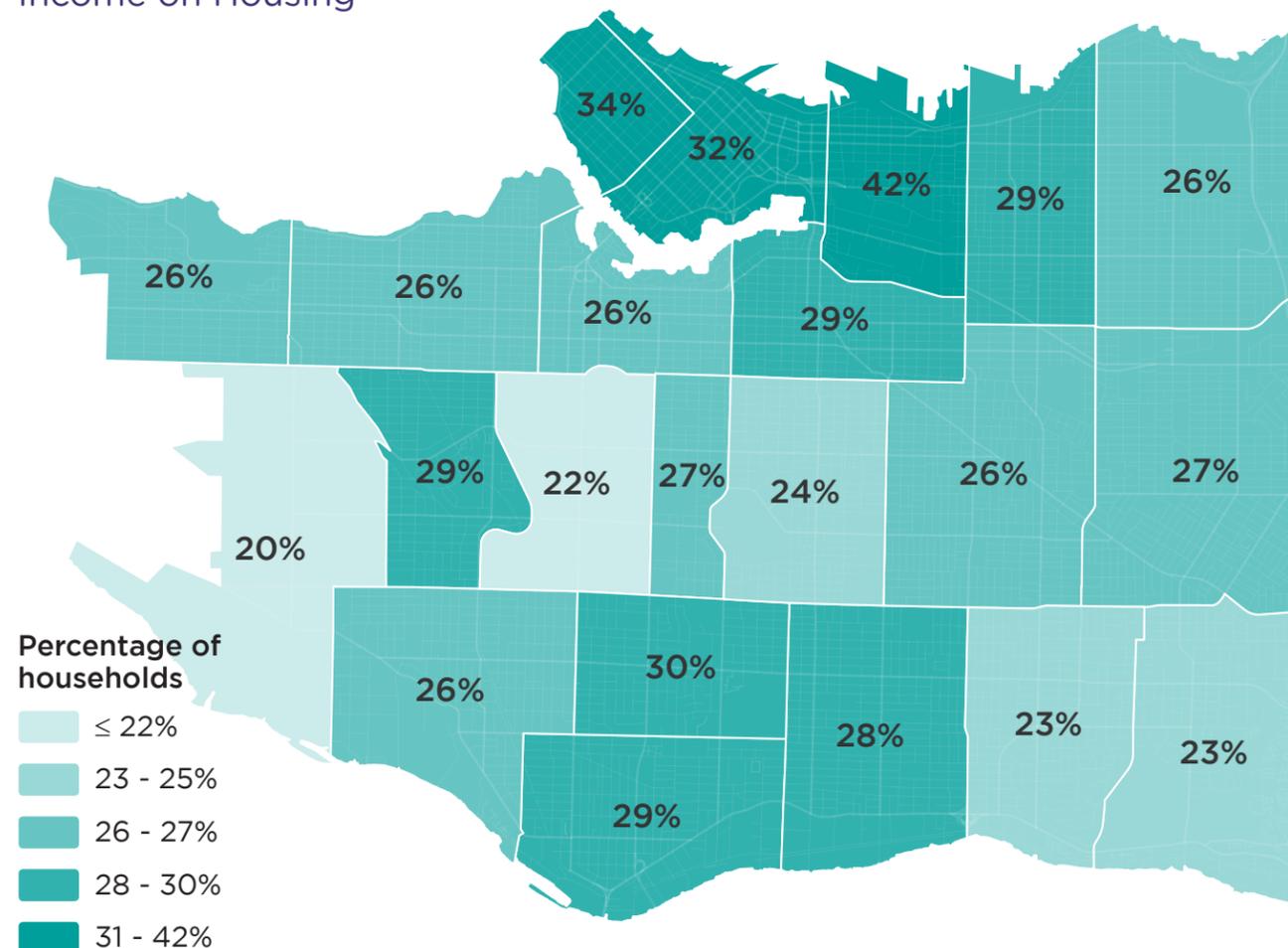
Newcomer women working full-time earn 71 cents for every dollar earned by non-newcomer men.

Housing Affordability Varies Across the City

Housing is typically considered affordable if households are spending less than 30 per cent of their income on housing. However, in Vancouver and the region, many households spend much more than 30 per cent of income on housing. This map shows the proportion of households that spend 30 to 99 per cent of their gross income on housing. This analysis excludes retirees, students, and other households that spend 100 per cent or more of their income on housing.

In Vancouver, proportionately more Strathcona residents than those in any other local area spend 30 per cent or more of their incomes on housing. Other local areas with high proportions of households spending 30 to 99 per cent of their gross income on housing costs are the West End, Downtown, Grandview-Woodland, Mount Pleasant, Arbutus Ridge, Oakridge, and Marpole.

Proportion of Households Spending 30% or More of Their Gross Income on Housing



People Make Trade-Offs Between Housing and Transportation Costs

Housing and transportation can be a household's two biggest expenses. When choosing a home location, people make trade-offs between housing and transportation costs. For example, a renter may choose to live in an expensive apartment in Downtown close to their job so that they can save money by walking to work. Alternatively, a family

may move to Surrey to seek out more affordable housing but may increase their transportation costs by buying a car.

Vancouver has higher housing costs than other cities in the region. However, people in Vancouver spend less money on their transportation costs than people outside of Vancouver.

“I will likely always experience some level of anxiety about having long term affordable housing here.”

“Between rent, and the cost of basic living it can be very hard to have a good work/life balance.”

Accessing High-Quality, Affordable, Licensed Childcare Is a Major Challenge for Families with Children

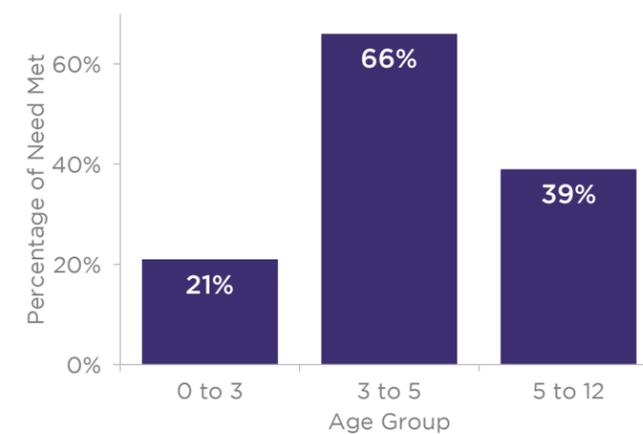
High-quality licensed childcare improves healthy outcomes for children, supports the workforce participation of parents, and helps to equalize outcomes between disadvantaged children and their peers. However, for most Vancouver families, high-quality, licensed childcare is not only unaffordable, it’s also hard to find.

As of December 2019, the City of Vancouver estimates that there is a shortfall of ~16,300 childcare spaces for children aged newborn to 12. For children aged three to five, approximately 66 per cent of childcare need is met, with a

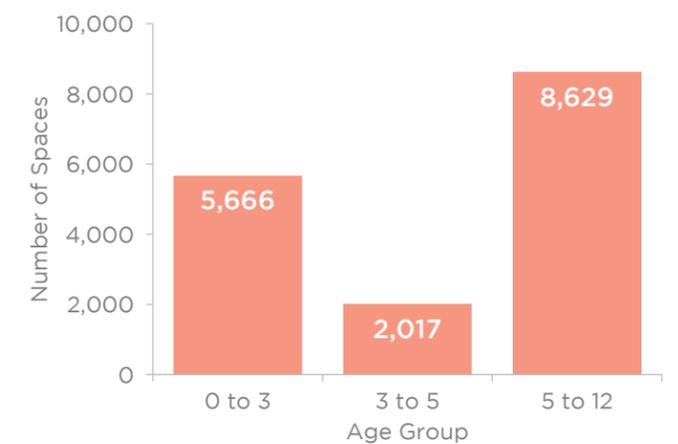
shortfall of 2,017 spaces. For children newborn to three, childcare need is particularly acute, with only about 21 per cent of need met, or a shortfall of 5,666 spaces. For children aged five to 12, about 39 per cent of need is met, with a shortfall of 8,629 spaces. Though childcare is only one of many aspects of building complete communities, the pressing need for childcare will only increase alongside an increase in the city’s population and the delivery of housing for a wide range of families.

Childcare

PERCENTAGE OF CHILDCARE NEED MET



SHORTFALL OF CHILDCARE SPACES



Source: City of Vancouver

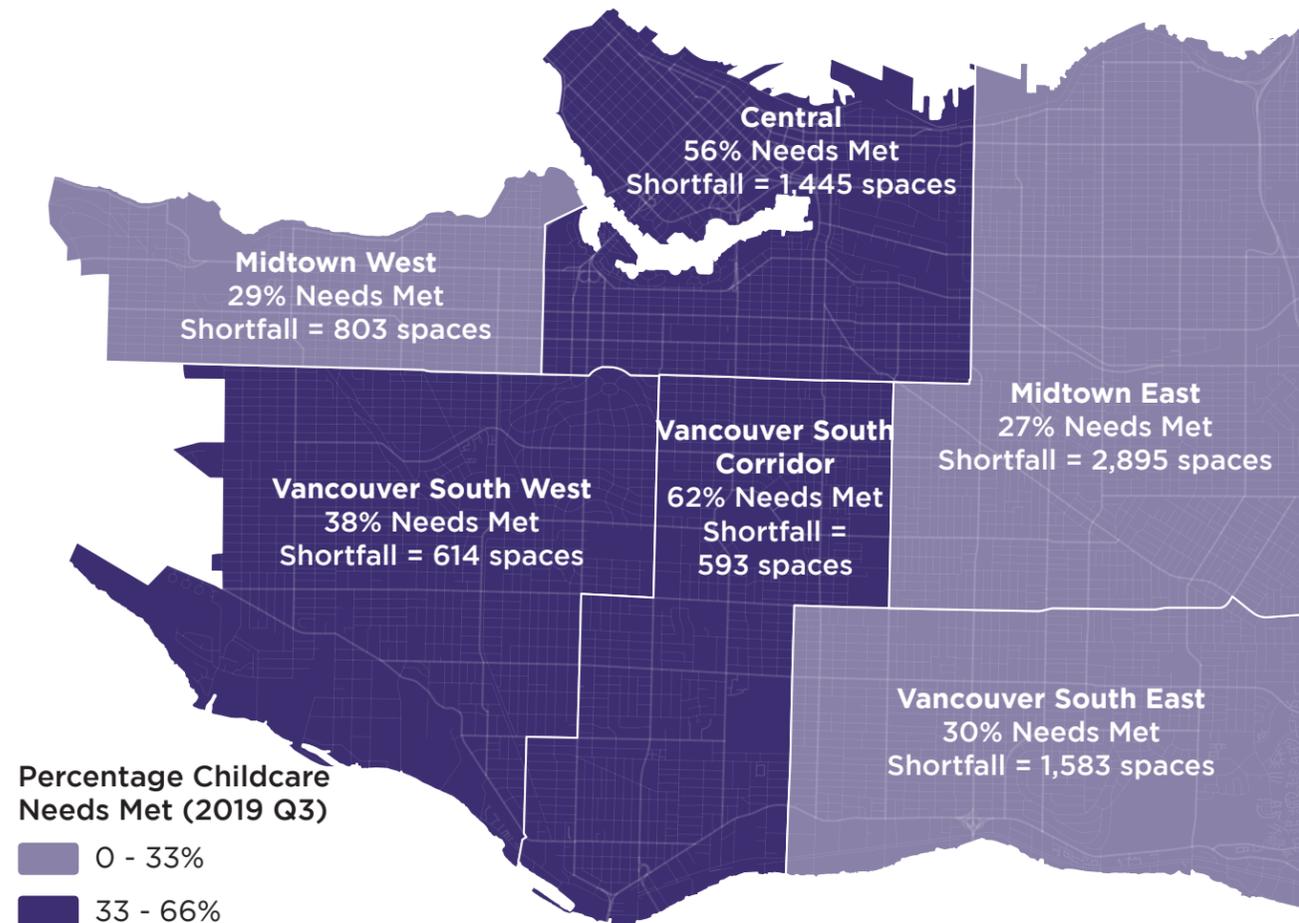
Access to Childcare Is Important

The City of Vancouver and its partners are working hard to improve access to childcare by facilitating the creation of new childcare spaces in Vancouver, planning for childcare near to where families live, work, or go to school. While the City’s ability to affect affordability is limited, the City contributes to affordability by providing City-owned facilities to non-profit childcare providers at nominal rates and through annual childcare grants, including operating grants to support affordability.

Through the implementation of Community Plans and Public Benefits Strategies, new childcare facilities are required to offset the impacts of growth. However, this does not address the gap in the need for accessible, affordable childcare.

As part of its mandate, the B.C. Government plays an essential role in funding the provision of licensed childcare.

Vancouver Licensed Childcare Serving Ages 0 to 5:
Needs Met (%) and Shortfall of Spaces (#)



Source: City of Vancouver

“Although we have a secure place to live, we were unable to find affordable childcare in Vancouver.”

Food Connects Communities

Food plays a powerful role in connecting people, building strong and resilient communities, contributing to the local economy, and supporting physical and mental health.

Food is also a major expense that can be difficult for many individuals and families to sustain. In Vancouver, 10 per cent of households experience food insecurity, meaning inadequate or insecure access to food due to financial constraints. Food insecurity rates are even higher among specific groups of residents. For example 34 per cent of single mothers and 74 per cent of people on social assistance are food insecure.

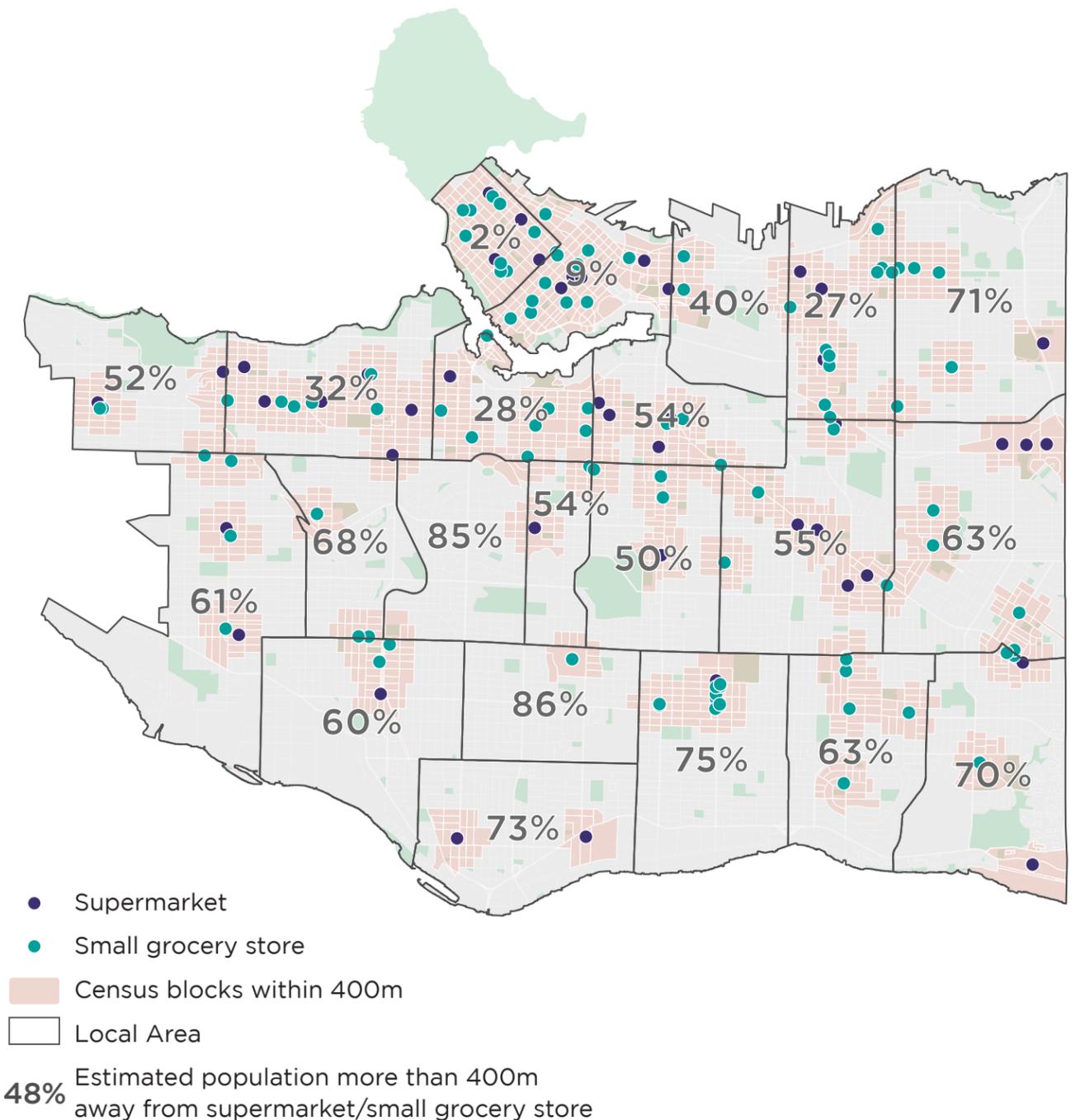
Food insecurity is also experienced when people can't access culturally appropriate foods. For example, many food sources

valued by Indigenous Peoples have been lost due to development, pollution and invasive species, or are under pressure from climate change. The high pace of development, increasing real estate values, and low profit margins in food retail have threatened the survival of many small, cultural food retailers in Vancouver. For example, between 2009 and 2016, 56 per cent of cultural food retailers in Chinatown closed.¹

Residents access food in multiple ways, such as through a diversity of small and large food retailers, charitable food providers, farmers and farmers' markets, and restaurants — or by growing or harvesting food. Access to these food sources varies greatly from resident to resident, and across the city.

¹ Hua Foundation, Vancouver Chinatown Food Security Report, 2017

Supermarkets and Small Grocery Stores in Vancouver



Source: City of Vancouver, Business Licenses, 2019

6 Our Economy and Making a Living



Introduction

Indigenous Peoples have been running their own prosperous, sustainable and equitable economies for thousands of years on this land. Today, Musqueam, Squamish, Tseil-Waututh and urban Indigenous Peoples are working on major economic development initiatives of their own and leading their communities in economic endeavours important to the future of Vancouver's economy.

In Vancouver's time as a city, it has transitioned from a predominantly resource-based economy to a diverse and knowledge-based one. Today,

Vancouver has the fastest growing economy in Canada and has experienced the most growth of any city in Metro Vancouver. Vancouver is the largest jobs and population centre in the region, has the second-lowest unemployment rate in Canada, and hosts a range of economic opportunities.

Despite our growing economy, many residents and workers still struggle to make ends meet. As you read this, think about how we can grow our economy and share in economic prosperity.

Vancouver's Role in the Region and Beyond

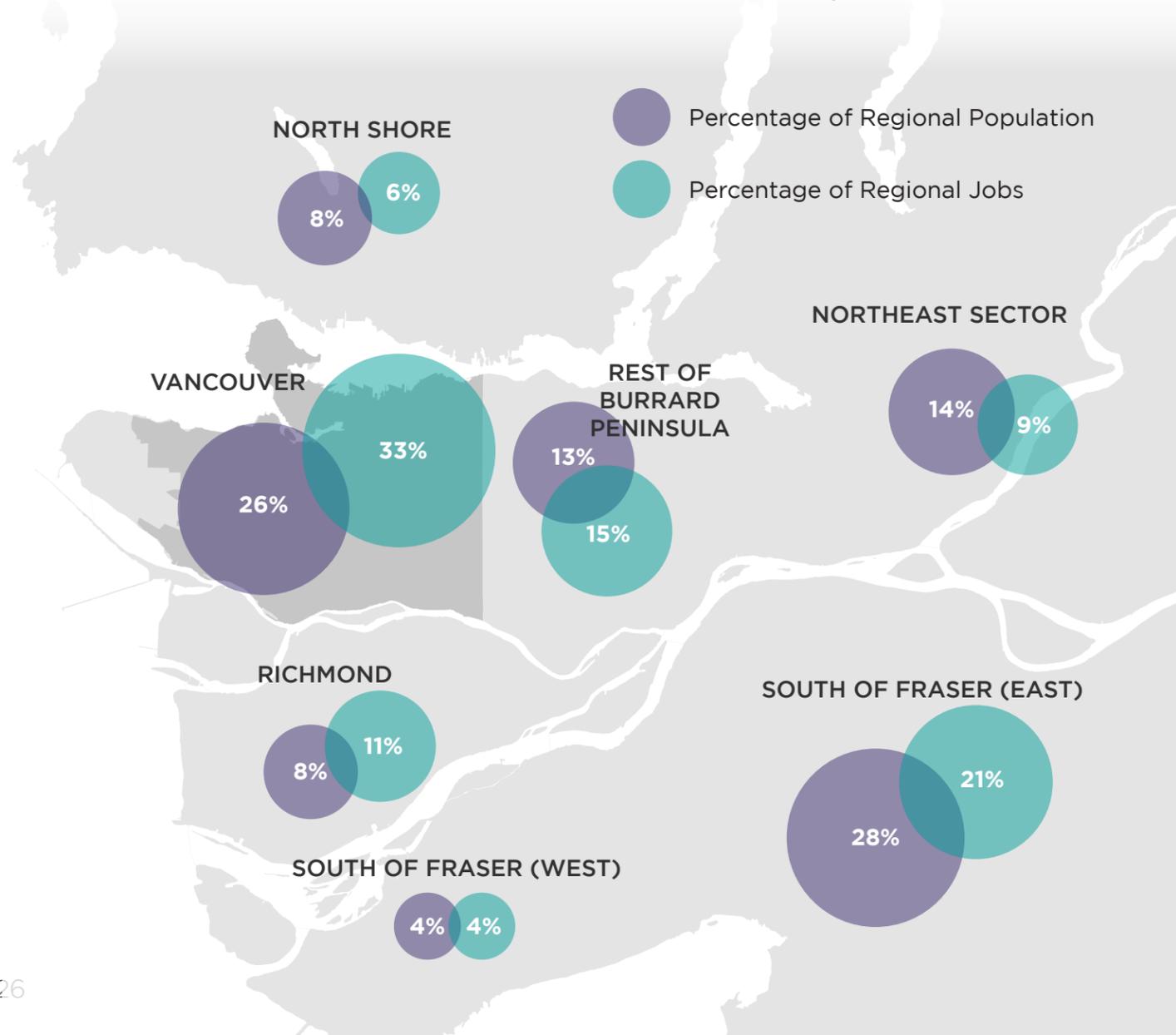
While the resource-based economy still plays a large role in other parts of B.C., Vancouver's economy has moved more towards service and technology.

Vancouver has the greatest concentration of population and jobs in the Metro Vancouver region at 26 per cent and 33 per cent.

Vancouver's economic characteristics are also influenced by its location on

the West Coast of North America in the Cascadia Region and the Pacific Rim. The Metro Vancouver region plays an important role as a gateway for trade with other countries.

A few key sectors are driving job growth in the city and region. These include tourism (70,000 jobs in the region), film (60,000 jobs in B.C.), high tech (75,000 jobs in the region) and the Port of Vancouver (52,800 jobs in Vancouver).



Port of Vancouver Plays a Critical Role

The Port of Vancouver in particular plays a critical role in Vancouver's economy. It enables annual trade of approximately \$200 billion in goods nationally and also operates cruise ship facilities.

Goods movement relies on connections to and from the Port and other destinations. The Port of Vancouver is Canada's largest port and the third-largest port in North America.

The Port of Vancouver

IN 2018:

147 MILLION TONNES
MOVED THROUGH THE PORT

VALUED AT
\$200 BILLION

Source: Port of Metro Vancouver



A Diversity of Jobs and Livelihoods Keeps Vancouver's Economy Strong

People participate in the economy differently. Vancouver has a wide variety of jobs and livelihoods. Variety can help make the economy more resilient.

The Diversity of Vancouver's Economy Is Its Strength

Vancouver has jobs in a wide variety of sectors. No single sector accounts for more than 16 per cent of total jobs.

There are about 377,000 jobs with a fixed workplace address in Vancouver. The largest sectors in Vancouver are:

professional, technical and management; healthcare and social assistance; finance, insurance and real estate; and accommodation and food services.. Together, these four sectors account for 50 per cent of all jobs in the city.

Distribution of Jobs in Vancouver, 2016

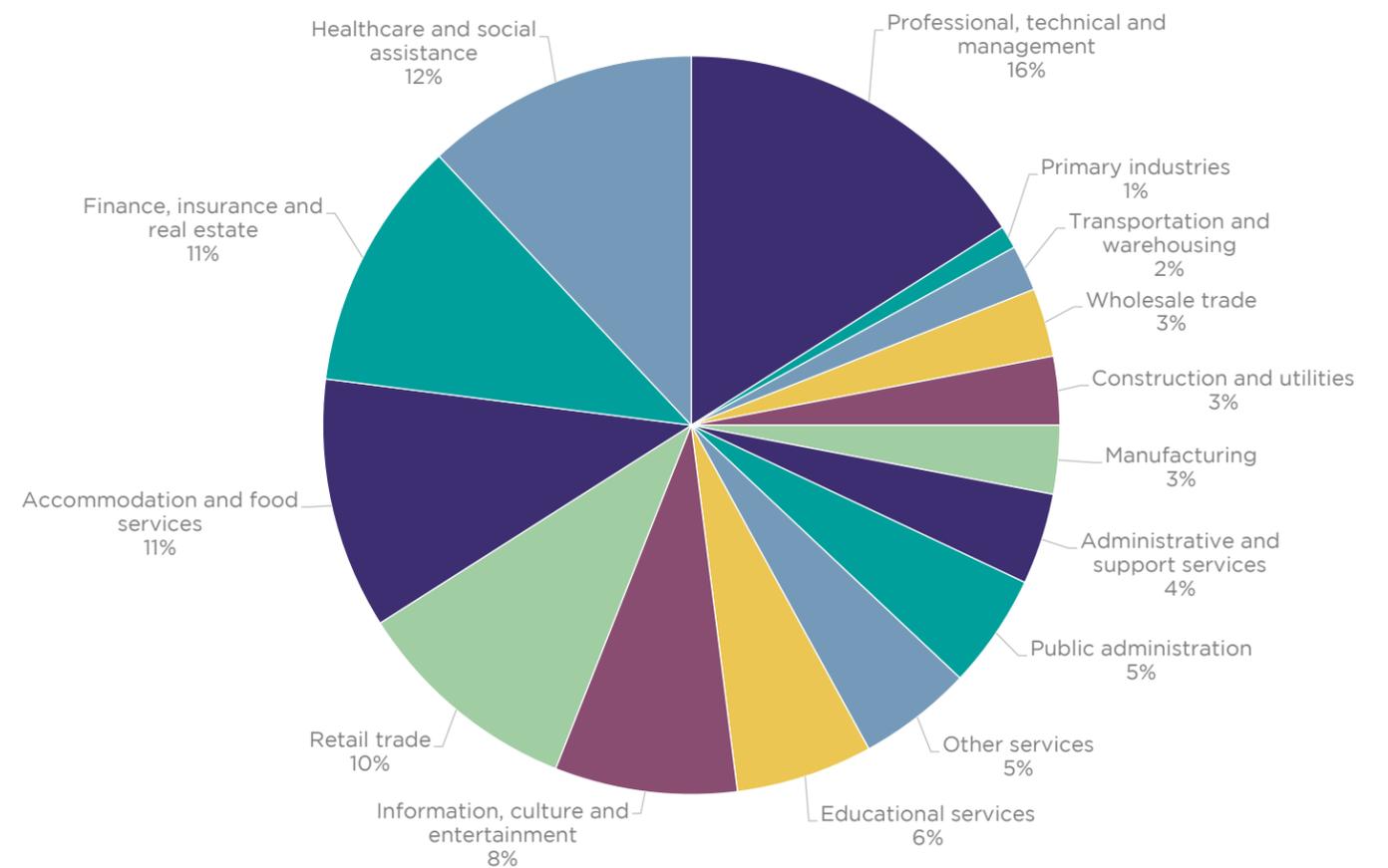




Photo: The Binners' Project

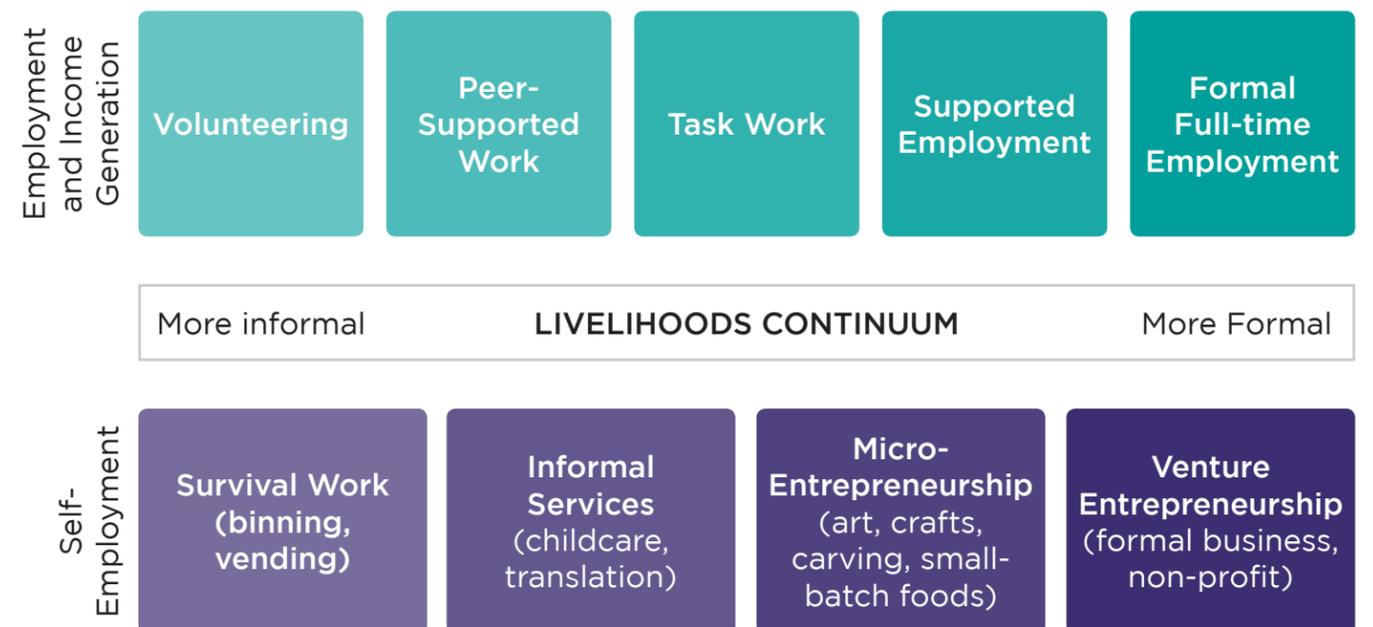
People Make Their Living in Different Ways

Planning for a wide range of jobs for residents goes beyond encouraging job growth in a wide range of economic sectors. It also involves both the formal and informal economy. The Livelihoods Continuum, from the City of Vancouver's Downtown Eastside Community Economic Development Strategy (2016), acknowledges that people create their livelihoods in diverse ways, some of which are less formal and structured than others. Policies and programs that provide for job training, employment supports, small business supports, entry-level opportunities, and post-secondary

education help to create opportunities for economic mobility from one type of livelihood to another, in different phases of a worker's life.

Vancouver has one of the largest clusters of social enterprises in North America. A social enterprise is a business that focuses on its community value, whether social, cultural, or environmental, and reinvests at least half of its profits back to that purpose. They play a key role in providing job opportunities to residents with barriers to employment, and need to be supported to expand their impacts.

Livelihoods Continuum



Source: City of Vancouver

The Strength of the Non-profit Sector is Critical to Vancouver's Economy

It is also important to recognize the role of the non-profit sector in the local economy and the link between the health of that sector and the health of the overall economy. The non-profit sector operates for the public good, not private gain; reinvests and retains assets in the public domain for the public good; demonstrates the value of care and service to others as a core value of its work; helps drive the economic strength and stability of communities; and plays an active role in public policy by channelling community voices, influencing policy, and ensuring accountability among decision-makers. The non-profit sector contributes \$6.4 billion to B.C.'s GDP, and community non-

profits alone account for 86,000 B.C. jobs.

Not only does this sector provide a significant number of jobs and economic output, it also provides critical services that support the workforce overall, such as childcare, mental health services, employment services, assistance to newcomers, and more.

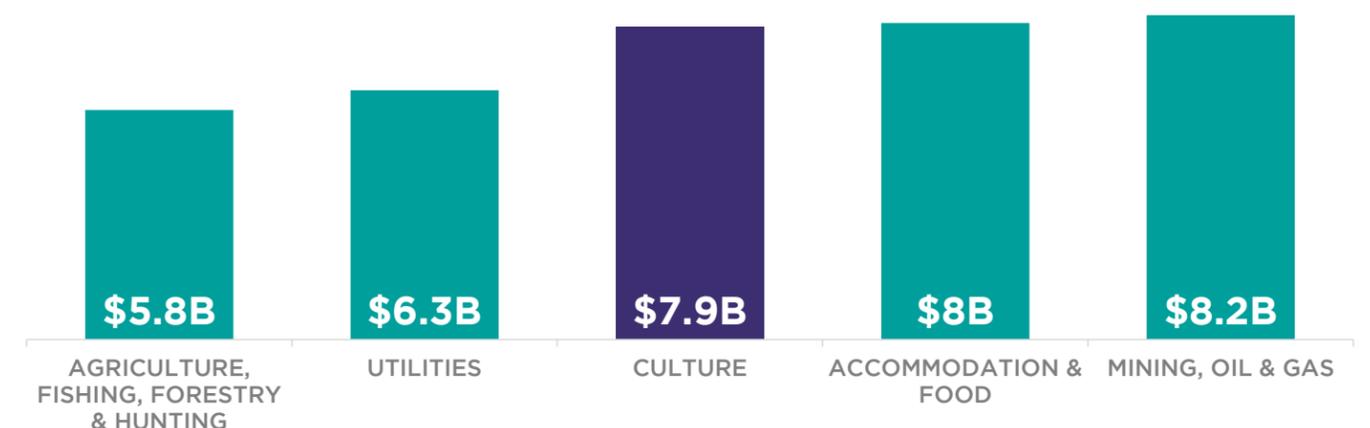
Key challenges faced by the non-profit sector include a lack of affordable or suitable spaces and retaining skilled workers. Highly skilled workers work for less pay in the non-profit sector than in for-profit businesses. Worker turnover in the non-profit sector is high.

Arts and Culture Is a Significant Part of Our Economy

The creative industries and cultural sector are critical to economic prosperity. In B.C., the cultural sector represents 2.7 per cent of our GDP, approximately \$7.9 billion. This is greater than the agriculture, fishing, forestry and hunting sector. The music industry on its own has a significant economic impact of \$690 million.

Artists and cultural workers are essential contributors to our local economy. There are 39,130 cultural workers and 8,850 artists in Vancouver. Together, they make up 13.1 per cent of the labour force. There are 1,800 companies in the creative sector in Vancouver.

Economic Impact of the Cultural Sector in B.C.



Supporting Vancouver's Workforce Is Critical

You let us know that in order to participate in the workforce, you need access to affordable and reliable housing, childcare, transportation and other social services.

Workforce Supports Are Vital for Both Employers and Employees

Access to supports such as housing, childcare, transportation, and social services that are affordable, reliable and convenient is important to the overall health of the economy.

Many local businesses experience challenges retaining workers who cannot access secure and affordable housing (including market rental and below-market rental housing) in proximity to their workplace.

Not having childcare also keeps people, especially women, out of the workforce and can negatively impact business productivity. Additionally, every dollar spent on childcare results in \$6 of economic benefit and offers a good start to the workforce of the future.¹

¹ Conference Board of Canada (2017)

“I only work part time and primarily from home due to lack of childcare.”

Childcare and Economic Well-Being Are Interconnected

Access to affordable, high-quality childcare can help communities achieve a range of economic, social and sustainability goals. Childcare impacts all families, but in particular the lives of women. When childcare is available, it enables women and lone-parents to return to work should they choose. It also reduces family poverty, especially for single mothers, and helps to attract and retain employees while decreasing stress and improving workplace productivity.

Many studies have looked at the economic returns of enabling women to enter the paid labour force through the provision of childcare. Among women currently working part-time in Canada, for example, there would be potential for an additional \$19 billion in wages if they were able to work full-time.¹

¹ Canadian Centre for Policy Alternatives, 2018.

“As a now single mom finding affordable housing for myself, two boys & two small dogs is a significant challenge.”



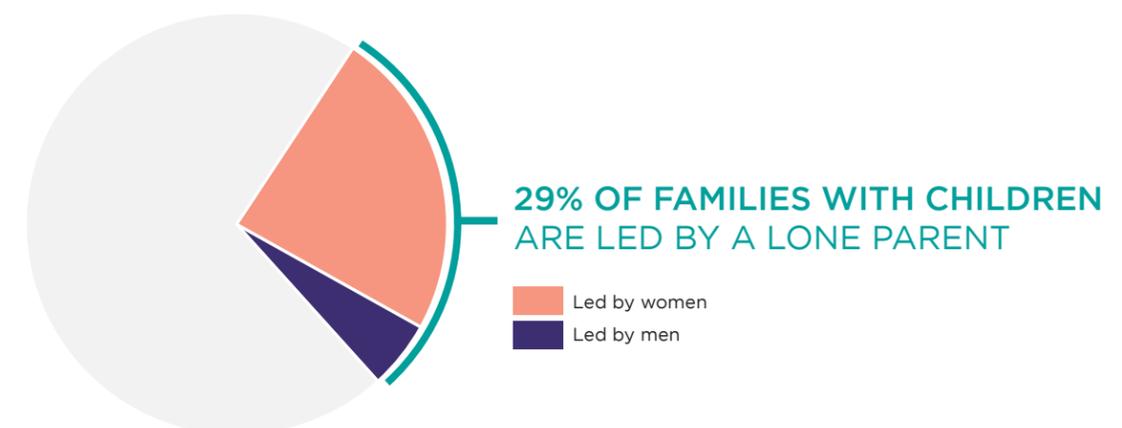
Photo: City of Vancouver

More Household Responsibilities Can Mean Less Time for Paid Work

Raising children can be challenging. Raising children can be even more challenging in lone-parent households. In Vancouver, 29 per cent of families with children are led by a lone parent. Of these, 82 per cent are led by

women. This means that women are disproportionately burdened by family responsibilities, which could limit the amount of time they can spend doing paid work.

Families with Children Led by a Lone Parent



Small Businesses Are Valued but They Are Challenged

You told us that you love Vancouver's small and local businesses. Small businesses face challenges that include increasing costs, technological change, increased competition from chains, and staffing challenges.

“I am a small business owner who has recently returned to the city. The challenges are greater than I expected.”

Most Businesses are Small Businesses

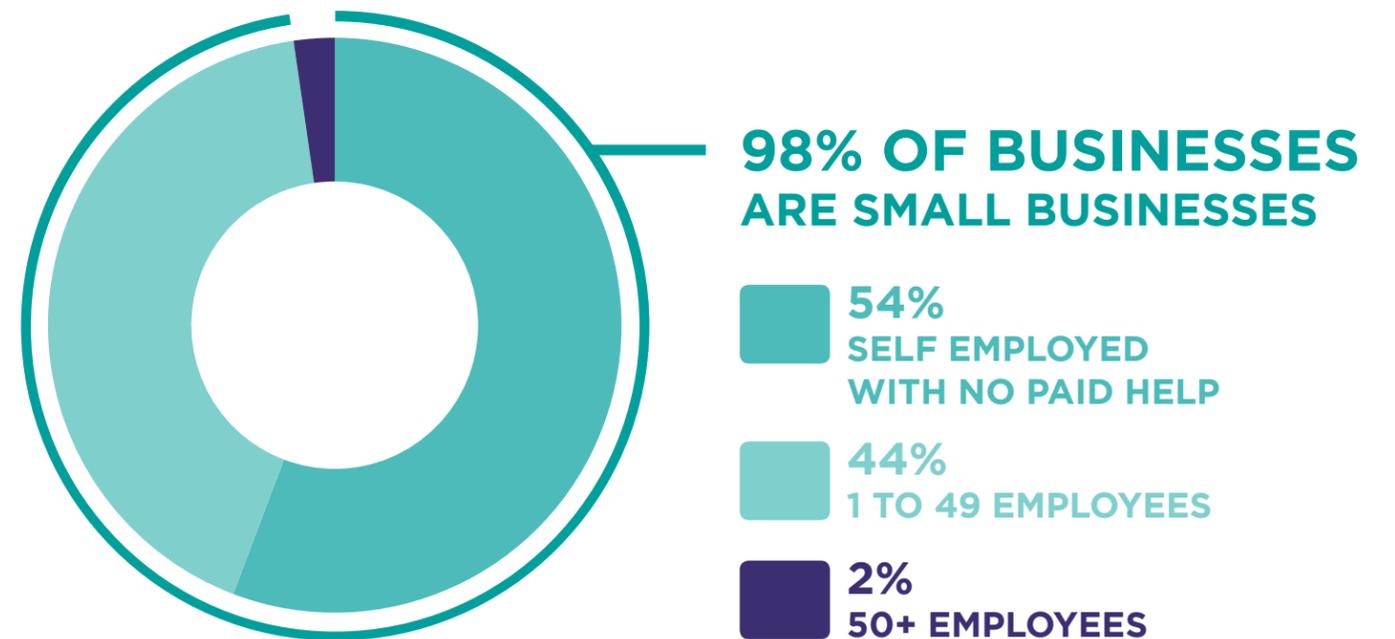
There are approximately 80,000 businesses in Vancouver. Of these businesses, 54 per cent are self-employed individuals and 46 per cent are businesses with one or more employees.

BC Stats defines a small business as one with fewer than 50 employees, or operated by a person who is self-employed without paid help. Vancouver has approximately 78,153 small businesses, representing 98 per cent of all businesses. Small businesses

are concentrated in certain sectors: professional, scientific and technical; real estate, rental and leasing; and transportation and warehousing.

While only 2 per cent of businesses in Vancouver are considered large businesses, a majority of employees in Vancouver work in large businesses. Large businesses are concentrated in public administration; utilities; and educational services.

Size of Businesses in Vancouver



Source: Statistics Canada Business Registry, 2017. Published by BC Stats, 2017. Business Locations by Employee Size; Statistics Canada Labour Force Survey, 2017. Employment by class of worker, annual.



“Cost of living is very high and I have a hard time hiring employees to move here to support my small business as it grows.”

Small Independent Businesses and Neighbourhood Shopping Districts Are an Important Part of the City's Economy

Small independent businesses maintain a local culture of entrepreneurship and innovation that often provides support to other businesses and enhances economic capacity and competitiveness. These businesses provide economic impacts that circulate benefits back into the local economy in many ways, including local procurement of goods and services, employment opportunities, re-investment of profits locally, and the ripple effects from local jobs and spending. Neighbourhood shopping streets function as the centres of public life in their communities, fostering a sense of place and belonging.

Preliminary findings from the City's Retail Commercial District Small Business Study show a significant increase in vacant storefronts in four of the six areas examined. The study also identified several key challenges facing small independent businesses, including: affordability and property taxes assessments and lease rates; public realm safety and maintenance; parking; permitting and licensing; labour costs and employee retention; leasing issues; and changing neighbourhood demographics and preferences.



“When storefronts are empty or when chains move in, my community and the local economy loses out.”

Photo: City of Vancouver

Job Space Is Important but It Is Under Threat

A growing economy needs space. Let's rethink job space in the context of affordability, resilience and climate change.

Land Dedicated to Jobs Is Limited and Land Price Is at a Premium

Vancouver has a limited amount of land dedicated to job space. About 50 per cent of jobs are located on 10 per cent of the land base. With high demand and

limited supply, vacancy rates for office and industrial space in Vancouver remain historically low and are well below what are typically regarded as balanced levels.

Job-Only Lands



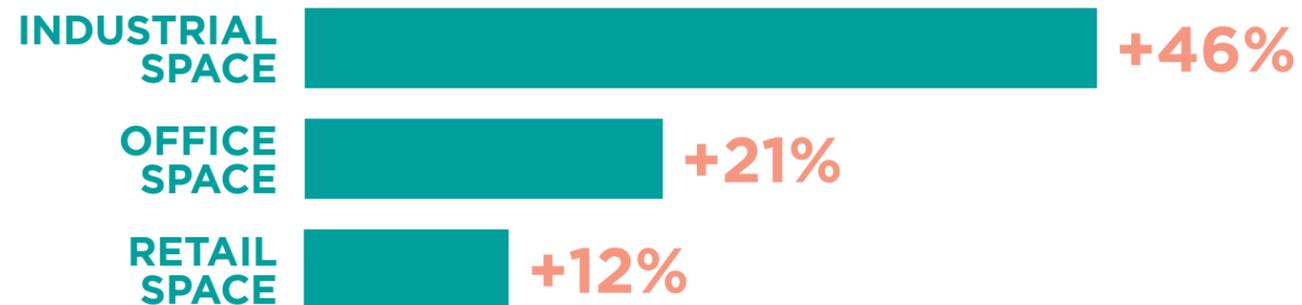
Source: City of Vancouver

Rents Are Increasing and Affordability Impacts are Wide-Ranging

Affordability challenges are impacting many aspects of Vancouver, and job space affordability is a major concern for many in the city. Over the past four years, net asking rents have increased for: industrial space (+46 per cent); office space (+21 per cent); and retail space (+12 per cent). Small businesses, non-profits, and arts and culture workers are particularly vulnerable to these pressures.

Some of the implications of decreased affordability include: risk of business relocation out of Vancouver, inability for businesses to grow into new spaces, loss of social and cultural assets and vibrancy, and a threat to a diverse economy and innovation.

Increase in Net Asking Rents Over the Last Four Years



Source: CoStar



Photo: City of Vancouver



Photo: City of Vancouver

Vancouver Is the Central City in the Region and Demand for Office Space Is High

High-intensity employment in Vancouver is well supported by the regional rapid transit system. Vancouver's Central Business District in Downtown and the Broadway Corridor are the two largest employment centres in the province, and demand for continued growth in office

space is high. Vacancy rates are less than 3 per cent and ~70 per cent of office space under construction in the region is in Vancouver. Industry experts are projecting that demand for office space in Vancouver will continue in the near term.

“Difficult to find office space downtown for small firms... Now more likely to expand operations in another city.”

Vancouver's Industrial Areas Play a Critical Role

Many businesses operating in Vancouver's industrial areas provide important city-serving functions that support the health and resilience of the overall economy, providing goods and services to both residents as well as other businesses. Examples include light industrial uses such as food manufacturing, auto and equipment repair services and distribution centres, and heavier industrial uses such as recycling and waste processing. Many of these city-serving industrial businesses rely on having a central city location for proximity to both customers and suppliers. This allows them to lower transportation costs and GHG emissions while increasing the overall resilience and competitiveness of the supply chains upon which other businesses rely.

Industrial land also serves an important economic function. Metro Vancouver's Regional Industrial Lands Strategy found that approximately 47 per cent of Metro Vancouver jobs are in industries that can be classified as “community serving” while about 53 per cent of jobs are in industries that can be characterized as “economic drivers.” The latter are in sectors that draw in revenues from outside the region, helping to grow the economy and create more jobs.

There is strong competition for the use of industrial space. Industrial lands provide space for new business sectors that are driving investment and job growth

in the local economy, such as creative products manufacturing (CPM) and digital entertainment information and communications technology (DEICT). In general, city-serving industrial businesses cannot afford to pay as much for space as CPM and DEICT businesses, and there are opposing views regarding the uses that should be supported in Vancouver's industrial areas. While current City and regional policies do not allow residential uses in industrial lands, the impacts of providing residential uses in industrial land near rapid transit stations is being explored.

In addition to economic value, industrial lands have significant social, cultural and environmental value. In terms of social value, industrial areas are often home to businesses offering higher-wage, lower-barrier jobs for residents without post-secondary degrees or for those with limited English. Some businesses in these areas also operate around the clock, providing opportunities for shift work to those needing more than one job.

In terms of cultural value, a high concentration of arts and cultural production spaces as well as some social services, schools and institutions, are located on these lands. Industrial lands are particularly significant for viable art production studios, as such activity cannot necessarily take place in other areas of the city.

A photograph of a person riding a bicycle on a paved path. The person is wearing a dark shirt and shorts. To the left of the path is a large, leafy tree. The background shows a grassy area and some bushes. The overall scene is outdoors and appears to be a park or a recreational area.

7 Getting Around

Introduction

Getting around the city and the region is essential for meeting our everyday needs. We all get around in different ways and are making great progress towards using more sustainable modes of transportation, like walking, cycling, and taking transit.

Our experiences getting around the city can vary based on our physical abilities and feelings of safety as well as which modes of transportation we can afford to take.

We'd like to hear your ideas on how we can improve everyone's ability to get around the city in the future.

How We Get Around in Vancouver

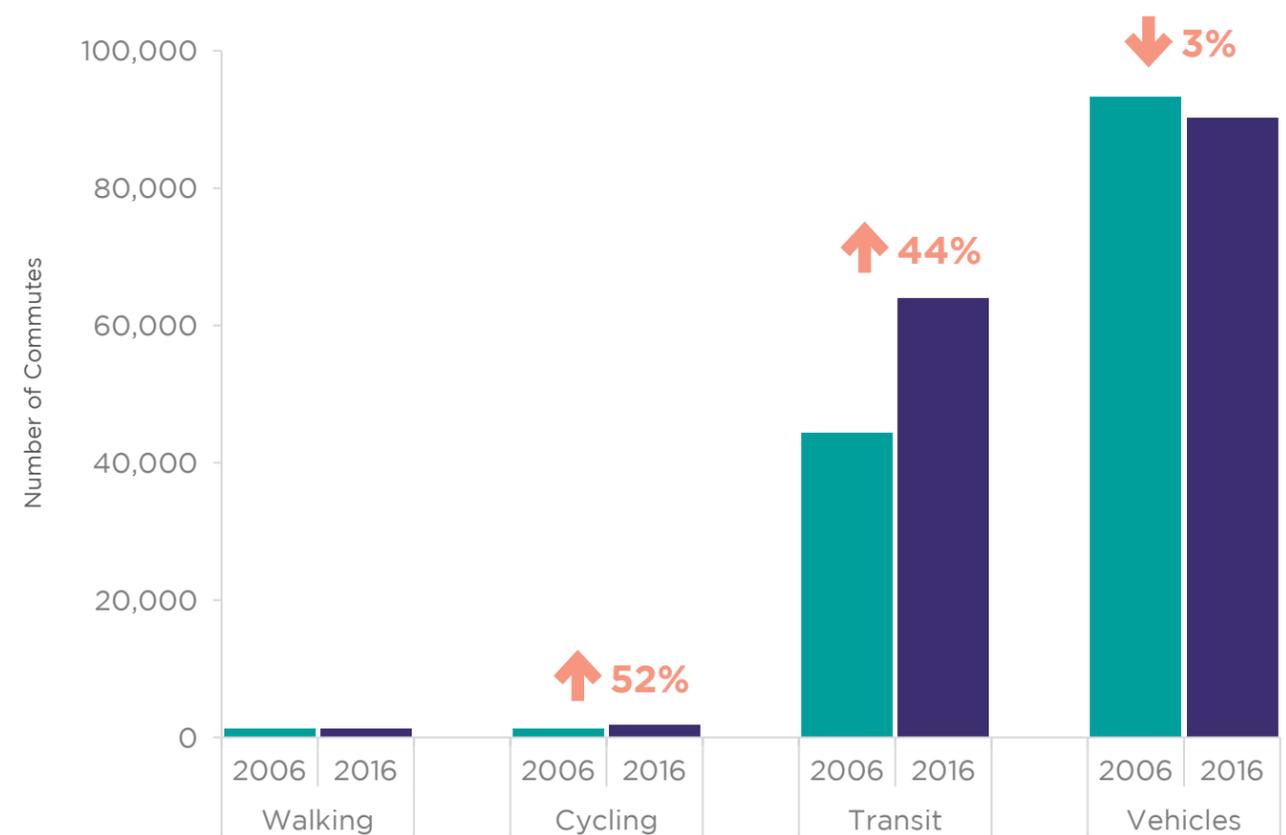
Many of you appreciate that you can get around by walking, cycling or taking transit in Vancouver. We have made great progress towards our sustainable mode share goals.

Many People Travel into Vancouver from Across the Region

In 2016, there were almost 160,000 commuting trips into Vancouver per day. The number of trips into Vancouver from outside of Vancouver increased between 2006 and 2016. This increase

was accommodated entirely by transit and cycling. There was a 3 per cent decrease in the number of vehicle trips into Vancouver.

Number of Commutes from Outside of Vancouver, 2006 and 2016



“I also hope that
...people continue
to ditch their cars in
favour of sustainable
transportation.”

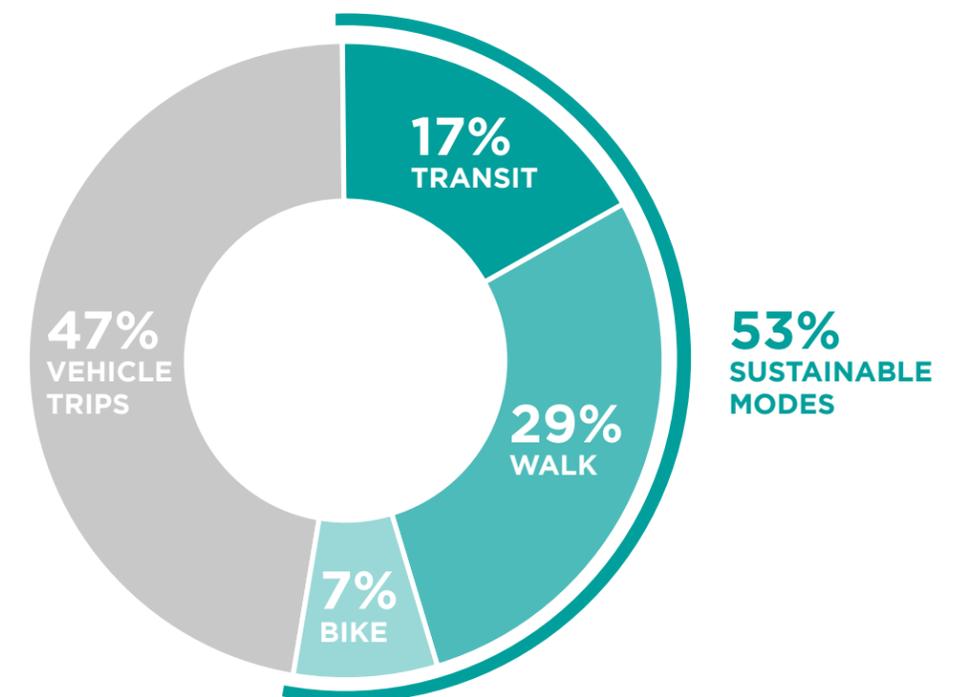
More than Half of Trips Are Made Sustainably

Sustainable transportation includes walking, cycling or taking transit. In Vancouver, sustainable transportation is becoming more and more common. In 2018, more than half of trips were sustainable. Transit accounted for 17% of trips, while 29% were taken by walking and 7% by bike.

Our transportation system and the way our land is developed are very

closely linked. Historically, the speed and convenience of car travel meant that people could move further away from where they worked, leading to long commutes, more emissions, and sprawling development. In contrast, compact and complete communities allow people to walk or roll to access their daily needs.

Sustainable Mode Share in Vancouver, 2016



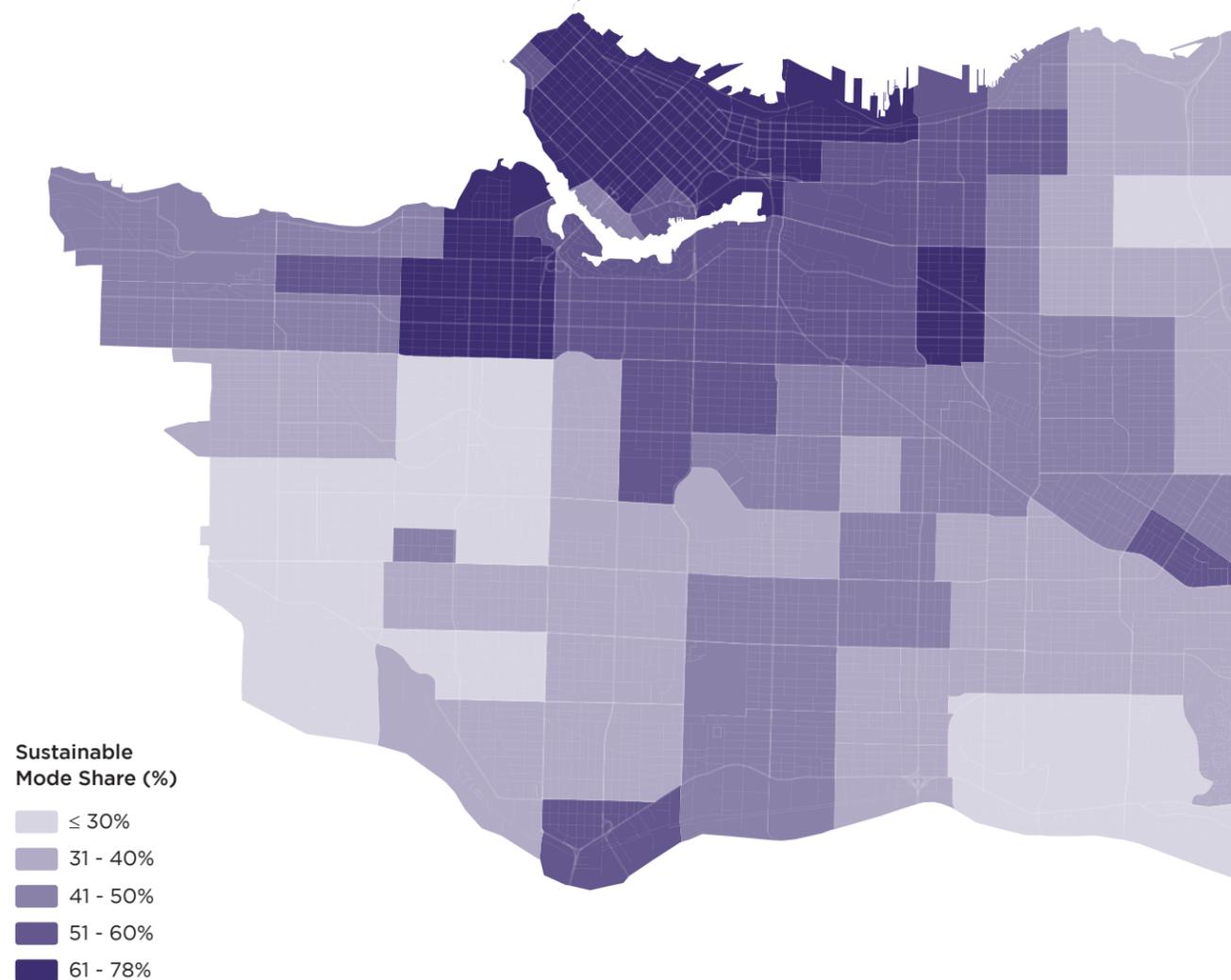
Source: Vancouver Panel Survey, 2018

Sustainable Mode Share Varies Across the City

While the popularity of sustainable modes has been growing, walking, cycling and transit are more common in some parts of Vancouver than others. This map shows the sustainable mode share for commuting trips. There are significant differences between

neighbourhoods in the ways people travel. Sustainable mode shares are more common in the core area, which includes the Downtown peninsula and around False Creek. Sustainable modes are less common in the south and southwest parts of the city.

Sustainable Mode Share, 2016



Inequities in the Way We Get Around

Our income can have an impact on the way we get around or travel to work. Owning a car is expensive, making transit a cheaper option. Walking and biking are also less expensive options, but not everyone can afford to live within walking or biking distance to their job. This graph shows the type of transportation that people in different income brackets use to get to work in Vancouver. Driving is the most common type of transportation

for those with the highest income. Taking transit is the most common type for those with the lowest income.

The type of transportation we use to travel can have an impact on the length of the trip. Transit trips have the longest trip lengths, at an average of 36 minutes. Longer commutes can affect our well-being and reduce the amount of time we can spend with our friends and family.

Mode Share by Income Group, 2016

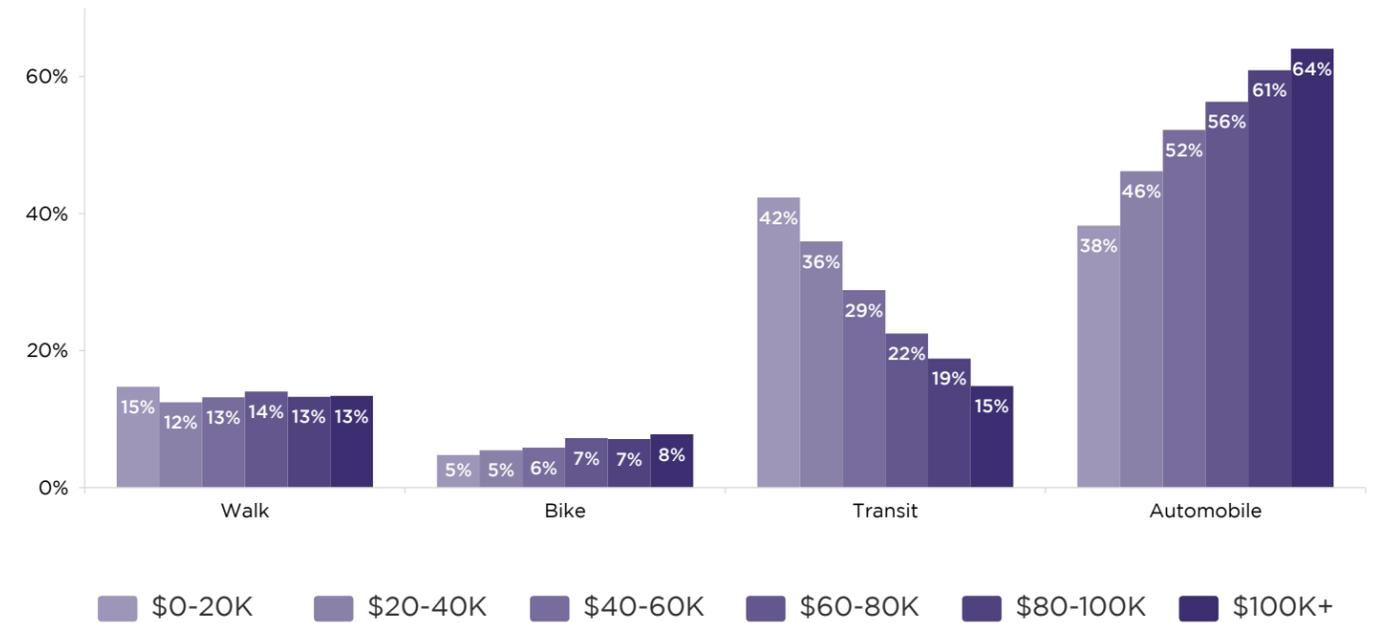


Photo: City of Vancouver

Many People Rely on the Transit Network

Transit ridership is at an all-time high. However, increased demands on our transportation network mean congestion is a problem.

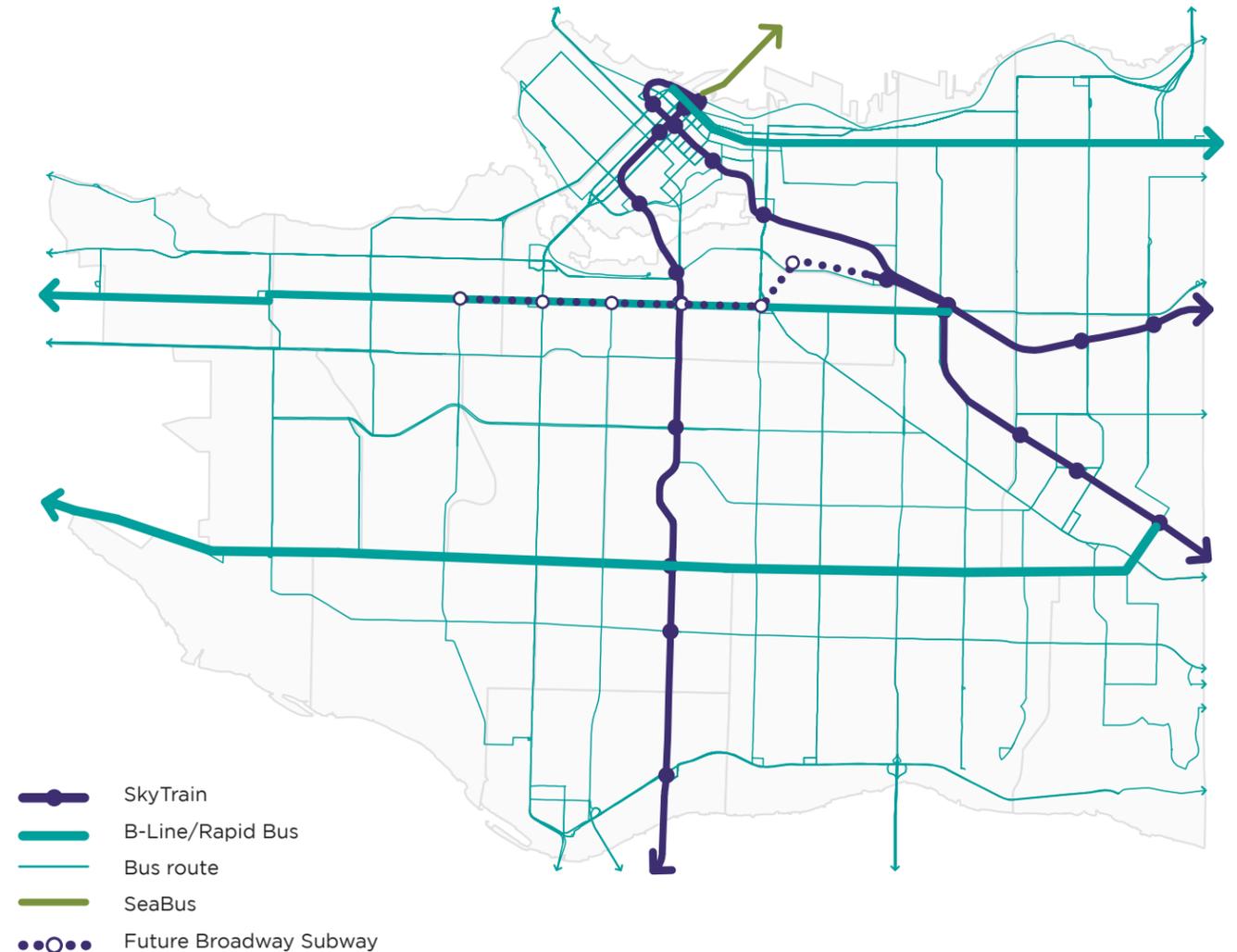
We Have an Extensive Transit Network

Transit in Vancouver is part of a regional network provided by TransLink. Vancouver is served by the Expo Line and Millennium Line, which connect Downtown to the cities of Burnaby, New Westminister, Surrey, Port Moody and Coquitlam, and the Canada Line, which connects Downtown to YVR Airport and

Richmond. We also have a commuter rail line, the West Coast Express, that connects to municipalities further east, and the SeaBus ferries that connect to the North Shore. In Vancouver we have 36 bus routes, including two limited-stop B-Line/Rapid Bus services.

“Vancouver’s bus and SkyTrain lines are a gem that so many of us completely rely on.”

The Transit Network

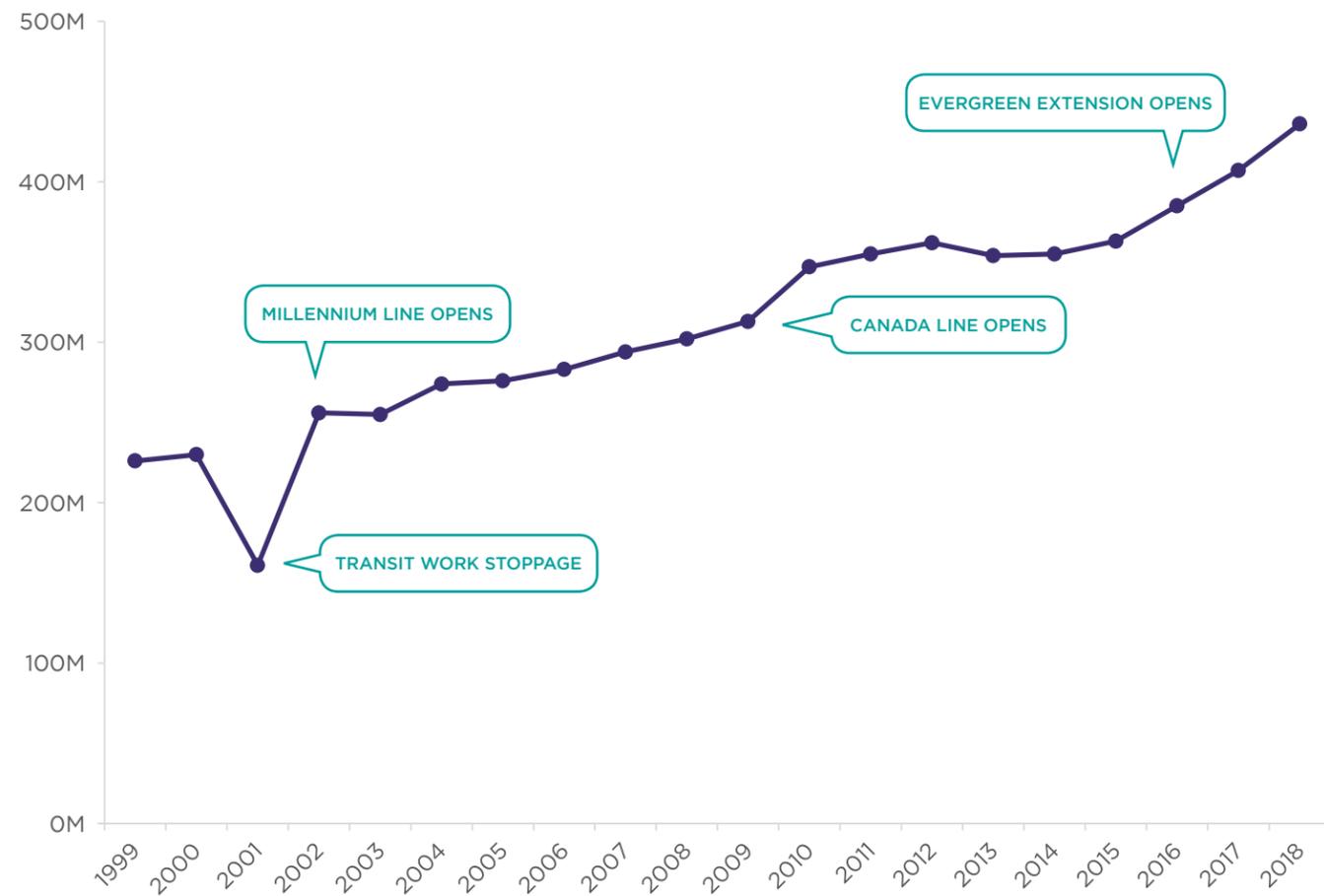


Our Transit System Is Growing and Ridership Is at an All-Time High

Transit ridership in the region has been growing steadily. This graph shows that ridership increases when capacity is added through major transit

projects, such as the Canada Line or the Evergreen Extension. Ridership in 2018 reached a record high, with nearly 436 million boardings across the region.

Transit Ridership in the Metro Vancouver Region



Source: TransLink, 2019



Photo: City of Vancouver

Commute Times by Bus Are Getting Longer

You let us know that congestion is a big problem in Vancouver. A 2019 report from TransLink shows that commute times by bus have been getting longer in the last five years due to congestion and lack of bus priority. This means that bus users experience slower and less reliable trips, as well as overcrowding.

Bus delay is found all across the region. In Vancouver, the corridors with the biggest delays are 41st Avenue, Broadway and Hastings Street. In January 2020, a Rapid Bus was implemented on 41st Avenue to help address this issue.

Bus Delay in Metro Vancouver



80% OF BUS ROUTES IN THE REGION ARE SLOWER THAN FIVE YEARS AGO

Source: TransLink, 2019

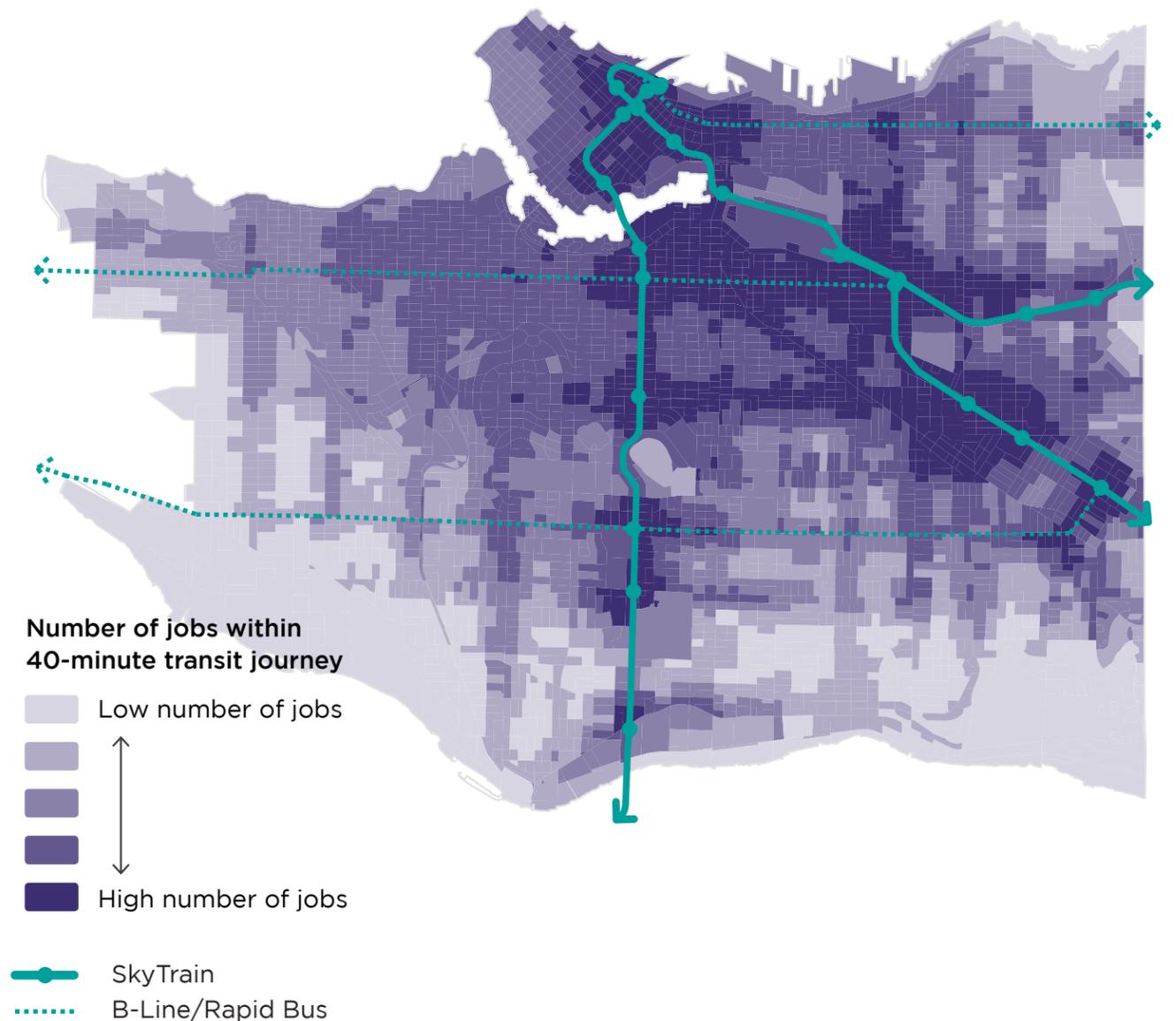
“I can’t drive and the buses are getting slower and slower... I’m visiting my friends less because getting around is becoming more difficult.”

Access to Jobs by Transit Is High Near Rapid Transit Stations

Many people rely on transit to get to their jobs. You may live close to a bus stop or a SkyTrain Station; however, that does not necessarily mean that you can get to as many jobs as everybody else. This map shows the number of jobs that can be reached by transit within 40 minutes.

Access to jobs within a 40-minute transit journey is highest in the Downtown core and some parts of East Vancouver, especially near rapid transit stations and high-service bus corridors that connect the stations.

Number of Jobs Within a 40-Minute Transit Journey



Source: City of Vancouver, 2019

Getting Around by Walking, Cycling and Rolling

Walking, cycling and rolling are great ways to get around. However, everybody's experience with walkability is different.

Many Factors Impact Walkability

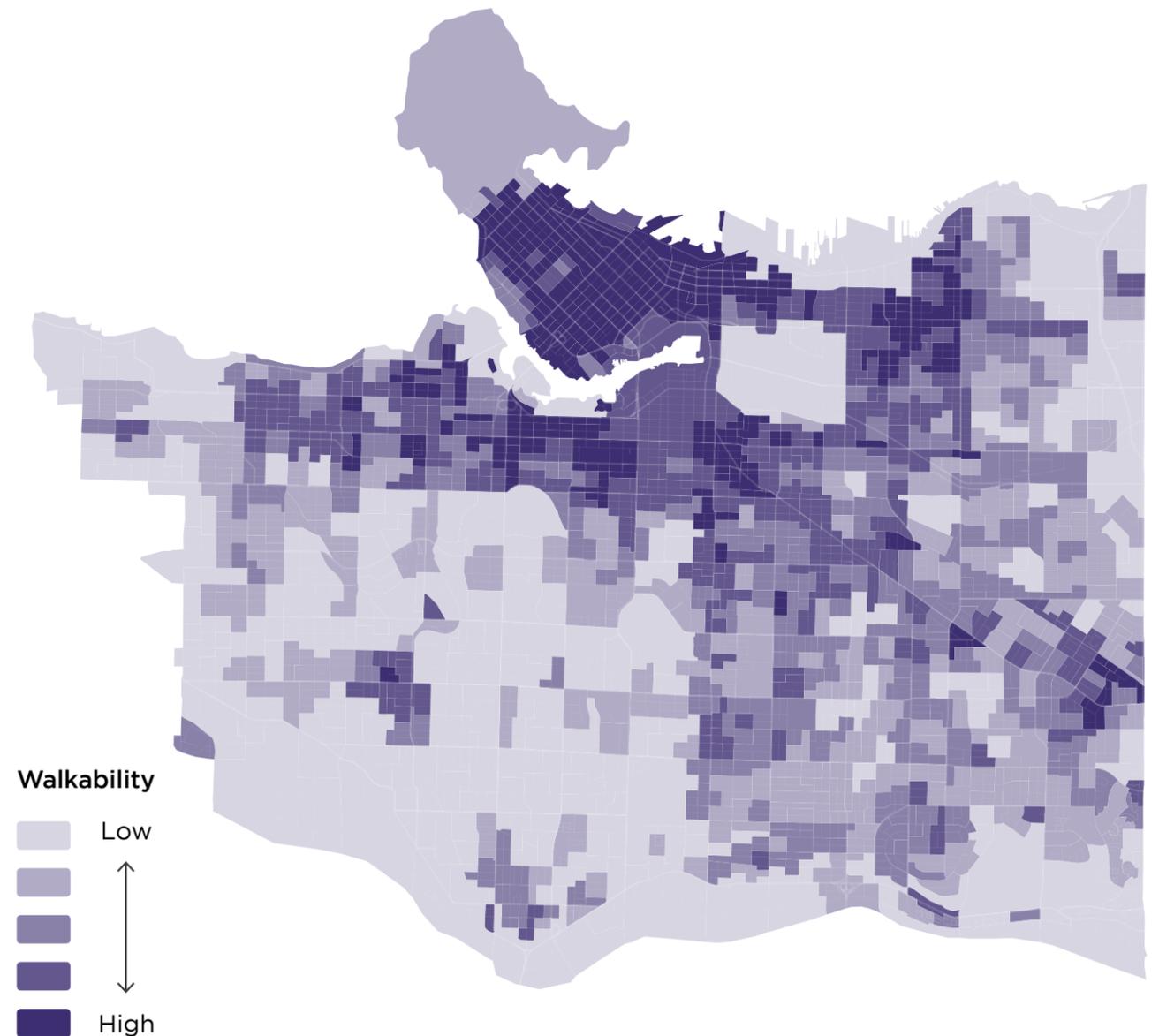
Many factors can influence walkability or how walkable a neighbourhood is. Walkability can be impacted by street and sidewalk design as well as having shops, services, and other destinations nearby.

Walkability can mean different things to different people. Our experience walking can vary widely based on factors such as our physical abilities and whether we choose to walk or are forced to because of lack of access to a car or transit. Our experience can also be impacted by

things like air pollution, traffic noise and street trees, or how sociable or safe we feel.

This map uses a walkability index based on street connectivity (density of intersections), land use mix, residential density, commercial floor area ratio, presence of sidewalks, and sidewalk conditions. Looking at these factors, we see that some neighbourhoods in Vancouver are more walkable than others.

Walkability



Walkability index input parameters: street connectivity (density of intersections), land use mix, residential density, commercial floor area ratio, presence of sidewalks, and sidewalk conditions

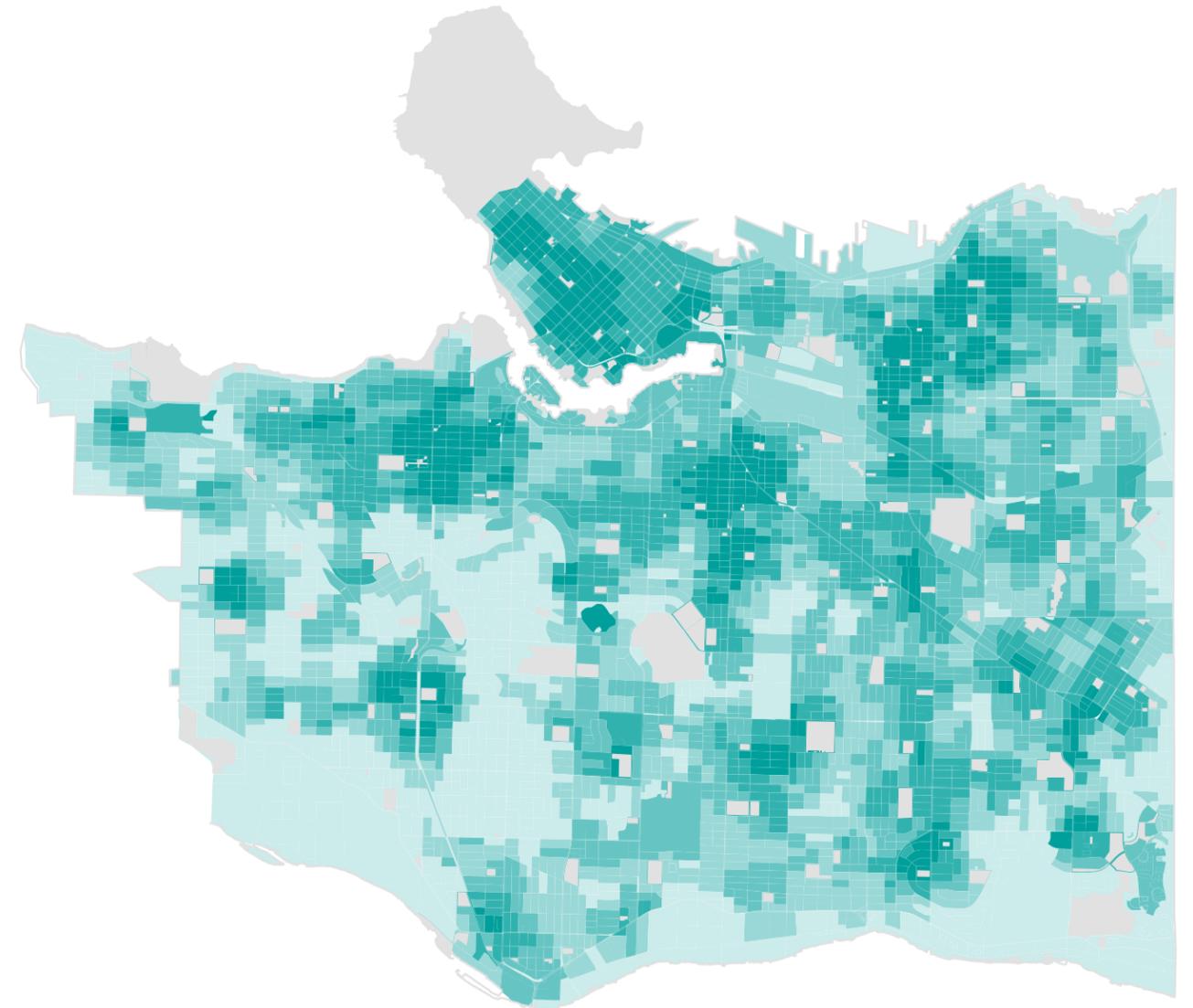
Meeting Important Daily Needs Within an Easy Walk*

When thinking about walkability, we should also consider the destinations that we visit. There are some destinations that people need to visit every day in order to meet their daily needs. These places include parks, grocery stores, disaster hubs, childcare centres, healthcare facilities, elementary and secondary schools, and the transit and cycling networks.

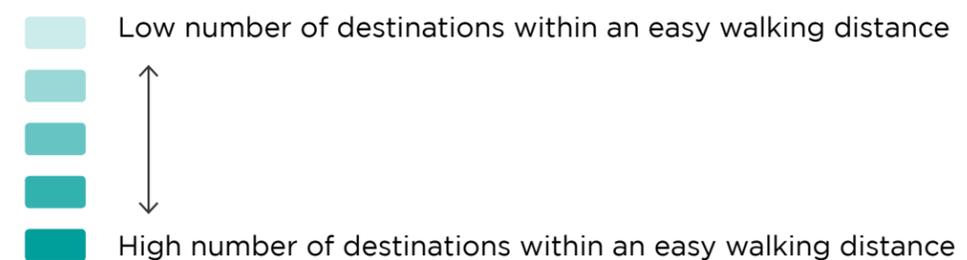
This map considers our walking distance to those important places. This proximity analysis is fundamental in evaluating the ability someone has to access life's essential services within an easy walk of their home. It points out major gaps across the city where daily needs are not within an easy distance.

* Walk, roll or use of mobility aid

Daily Destinations Within an Easy Walking Distance



Number of Daily Destinations Within an Easy Walking Distance



Proximity Analysis includes easy walking distances to: parks, grocery stores, disaster hubs, childcare centres, healthcare facilities, elementary and secondary schools, the transit network and the cycling network.



Photo: City of Vancouver

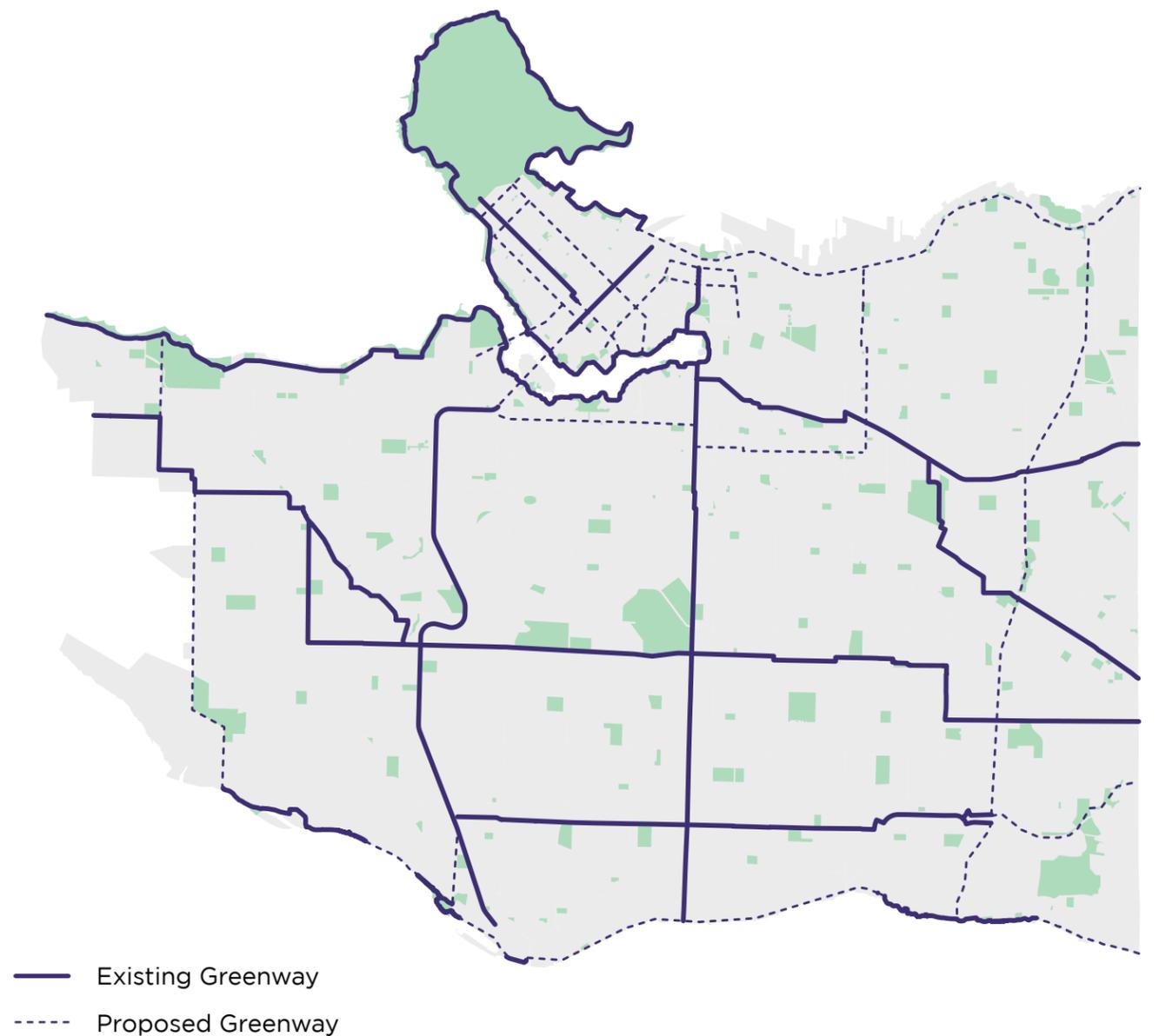
There Are Many Benefits of Greenways

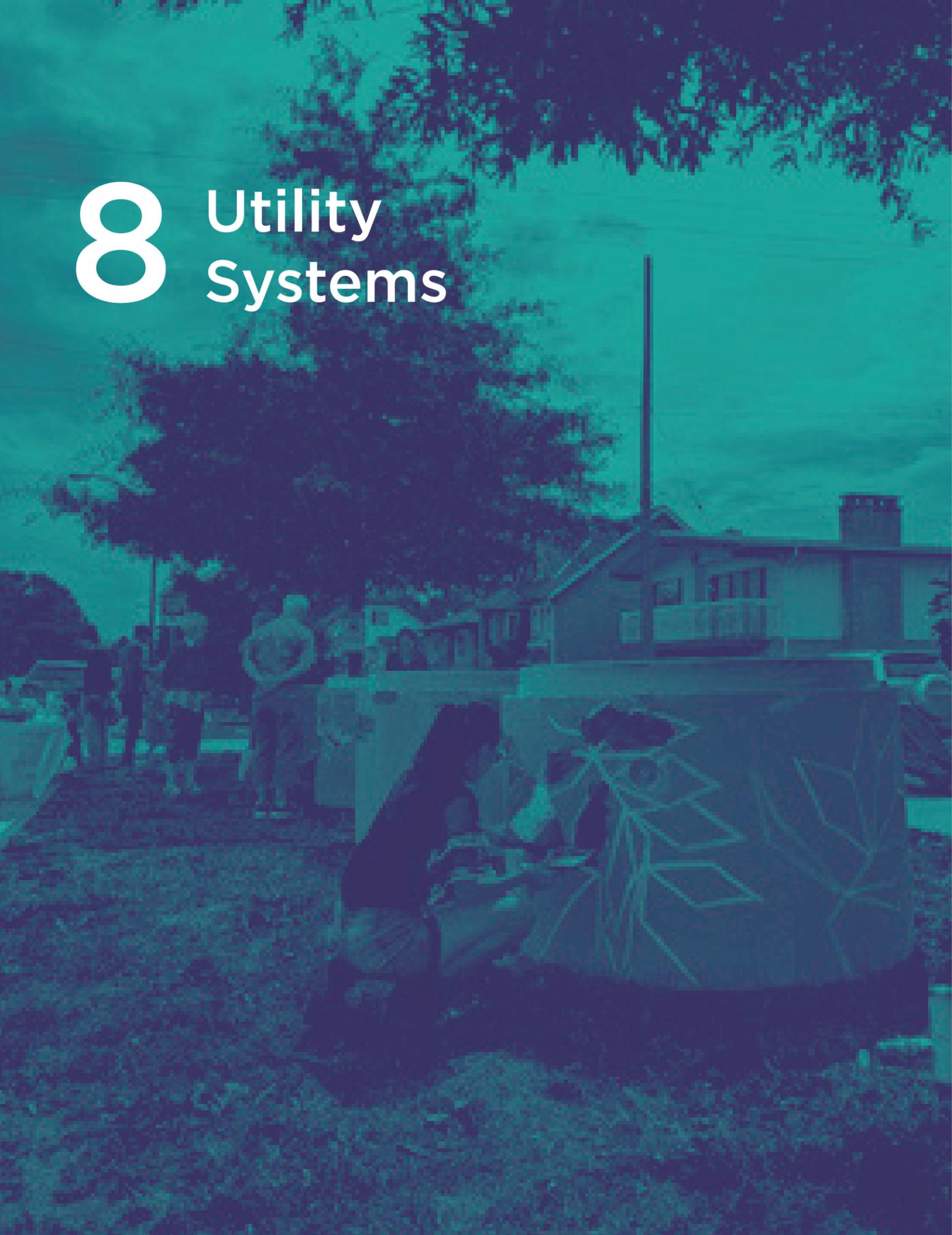
Greenways in Vancouver are linear public corridors for pedestrians and cyclists that connect parks, nature reserves, cultural features, historic sites, neighbourhoods and retail areas. Our greenway network comprises city and neighbourhood greenways. City greenways can be on streets and or on trails, and they provide a safe, comfortable and intuitive connection to destinations. Neighbourhood greenways are small-scale, local connections for pedestrians

and cyclists that link parks, natural areas, historic sites, amenities and commercial streets.

In addition to providing utilitarian commuting routes, greenways can also provide opportunities for urban recreation. They encourage people of all ages and abilities to travel by foot and bike, and they enhance the experience of nature and city life. There are currently 18 existing and planned greenways in the city.

Greenways





8 Utility Systems

Introduction

The City of Vancouver works with its regional partners to help residents, workers and visitors meet their daily needs. We all rely on our water resources and water and energy utilities to stay safe and healthy.

As the population grows in the city and region, our water and energy utility and our natural systems experience increased pressure. Let's think about how we can meet the needs of our growing population and ensure that people are able to meet their daily needs sustainably.

Water Is Essential for Our Health and Well-Being

We need access to water in order to meet our daily needs. Many of you feel a positive sense of well-being by spending time near the water.

We Are a City of Water

The water resources found in urban areas, such as Vancouver, include groundwater, surface water, drinking water, rainwater and wastewater. These water resources are interrelated and all contribute to or were derived from some part of the natural water cycle.

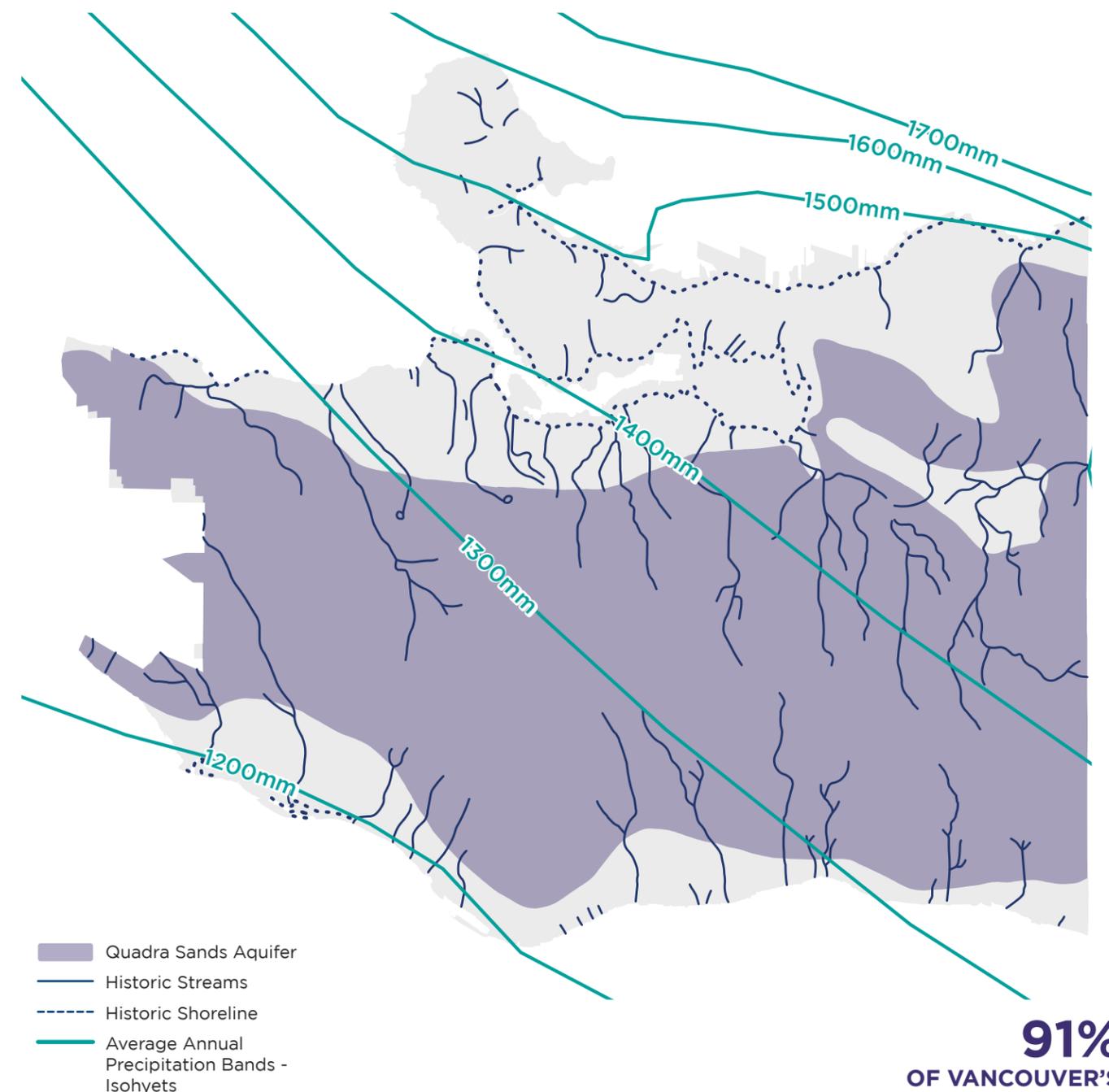
Vancouver is famous for its rain, which has become an intrinsic part of the city's culture and identity. Rain is deeply embedded in many of our daily experiences. On average, it rains over 160 days and between 1,200 and 1,600 millimetres a year.¹ Rainwater that flows off of our roofs, streets, parking lots and other surfaces, picks up pollutants, and is

conveyed through our pipes to either the treatment plant or directly into our local waterbodies.

Vancouver also has water underground. Groundwater is found underground in cracks and spaces in soil, sand and rocks. Large bodies of underground are called aquifers. An aquifer is a layer of permeable material below ground where groundwater can be transmitted and stored. The largest aquifer in Vancouver is called Quadra Sands, which extends across much of Vancouver south of Broadway and into Burnaby.

¹ Metro Vancouver

Water in Vancouver



91%
OF VANCOUVER'S
ORIGINAL STREAMS
ARE BURIED

Water Serves Our Community in Many Ways

Surface water is water on the surface of the earth, such as streams, rivers, lakes, wetlands and oceans. Historically, many creeks and streams flowed freely across the peninsula. Over the nineteenth and early twentieth centuries, most streams were culverted and integrated into the sewer and drainage system, and ravines were filled for development. Two exceptions are Musqueam Creek and Still Creek, which are Vancouver's last two remaining salmon-bearing streams. The larger bodies of surface water around Vancouver (Fraser River, False Creek, English Bay, Burrard Inlet and the Salish Sea) have played significant roles in shaping the history and peoples of this place, and remain a central part of the identity of Vancouver. Urban

development and modern human activity has, however, led to the severe degradation of these waterbodies due to pollution and poor stewardship.

Wastewater is the by-product of many uses of water by humans, and it can be split into two categories: blackwater and greywater. Blackwater refers to wastewater from intensive uses, like flushing toilets. Greywater refers to wastewater from less intensive uses, including showering, hand and dish washing and laundry. Greywater requires less intensive treatment before it can be discharged or reused. However, the current collection and treatment system in Vancouver does not differentiate between the two categories.

“I never tire of walking along the various sea walls — even when it is raining!”



Photo: City of Vancouver

Drinking Water Comes from Reservoirs Managed by Metro Vancouver

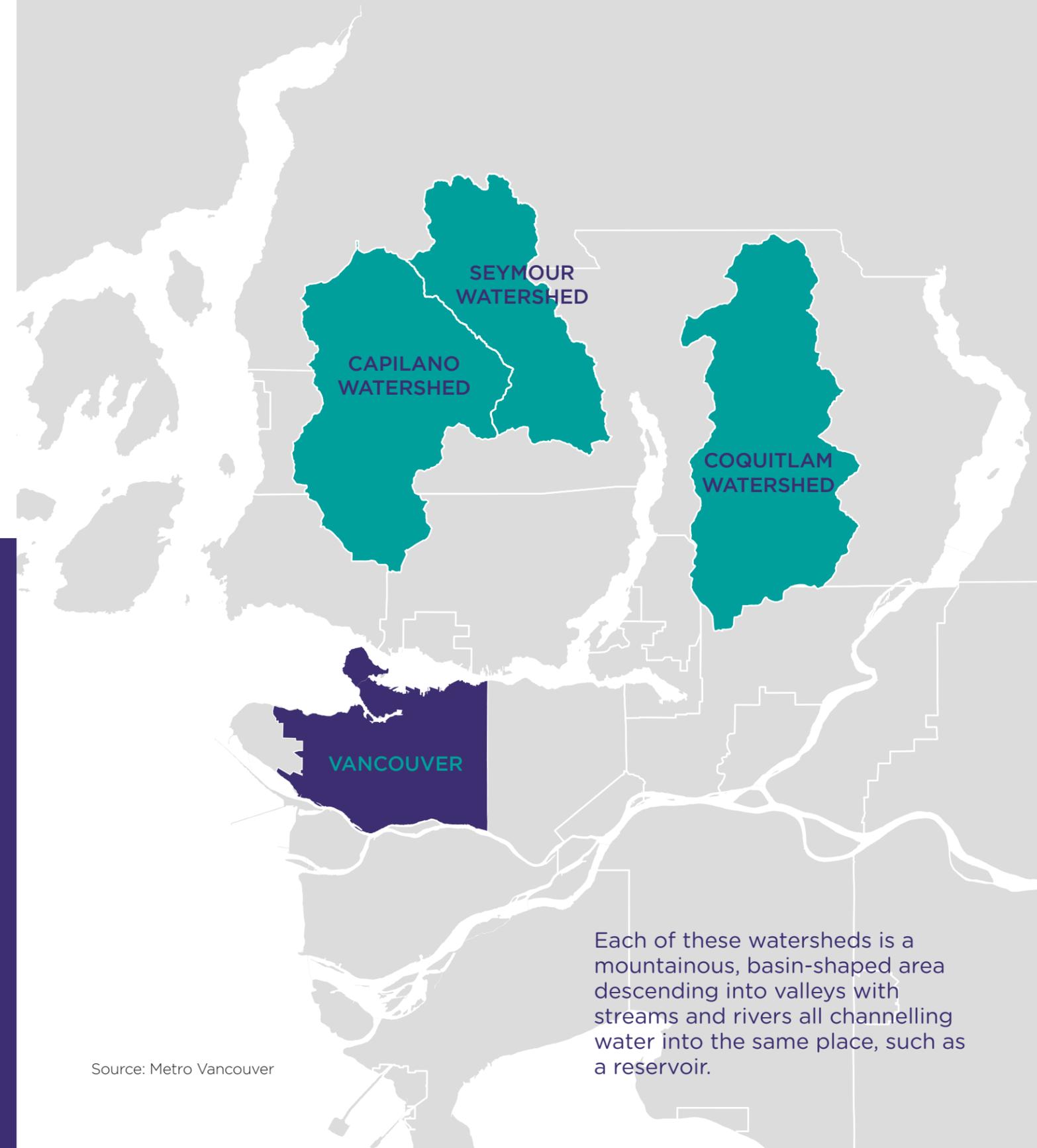
Drinking water, also known as potable water, generally comes from two main sources: surface water or groundwater. In Vancouver, our drinking water comes from surface water collected in three reservoirs: the Capilano and Seymour reservoirs on the North Shore, and the Coquitlam reservoir, located just north of the City of Coquitlam. The three reservoirs are managed by Metro Vancouver. The water in the reservoirs originates primarily from rainfall and snowmelt, which is collected by various rivers and streams that feed into the

reservoir lakes. The water is treated, and then delivered through a pipe network to 2.5 million residents and water users in the Metro Vancouver area. This water is used for drinking, washing, cooking, irrigation, and other purposes. We rely on rainfall and snowmelt for recharging our drinking water supply. Due to climate change, warmer winters with less snow, and hotter summers with dry spells and less rainfall are predicted, which will affect water availability.¹

¹ Pacific Climate Consortium, 2016

“I need easy access to nature and wildlife. I need fresh air and clean water, like all animals.”

Water in the Region



Source: Metro Vancouver

Each of these watersheds is a mountainous, basin-shaped area descending into valleys with streams and rivers all channelling water into the same place, such as a reservoir.

Servicing the City for the Long Term

How we serve our current and future generations while renewing existing water, drainage, sewer and district energy infrastructure is both a challenge and an opportunity.

Integrated Utility Services Can Help Us Be More Resilient

Water and energy infrastructure support the daily well-being and activities of our residents, businesses and visitors. It is fundamental to a vibrant and growing city. Through our water, drainage, sewer and district energy infrastructure, Vancouver is striving to deliver integrated utility services that protect public health and the environment. Integrated utilities

will help our city become more resilient and resourceful with our water and energy systems.

Much of Vancouver's existing drainage and sewer utility infrastructure was installed during the post-war period, so many assets are reaching capacity and asset lifespan limits, requiring significant upgrades and renewal investments.



Photo: City of Vancouver



Photo: City of Vancouver

Protect and Enhance the Health of Our Waterway

Vancouver's sewage and stormwater drainage system consists of both combined and separated pipes. Generally, during dry weather, combined pipes convey wastewater to the treatment plant. During wet weather, pipes can become overwhelmed, causing

combined sewer overflows (CSOs) in our local waters. In 2018, there were over 30 billion litres of CSOs recorded at Metro Vancouver outfalls in Vancouver. Vancouver has a regulatory obligation to eliminate CSOs by 2050.

Water and Sewer Mains in Vancouver

VANCOUVER HAS:

2,117 KM

OF SEWER MAINS

2,269 KM

DRIVING DISTANCE TO WINNIPEG

Source: City of Vancouver

Green Rainwater Infrastructure Is a Nature-Based Solution

Vancouver is a city that continues to densify and change form through development, as we grow to meet our housing, community and economic needs. As the population grows, there is more pressure on the existing water, sewer and drainage system, much of which is aging.

Green rainwater infrastructure (GRI) is an emerging field and approach to rainwater management that uses both engineered and ecosystem-based practices to protect, restore and mimic the natural water cycle. It uses soils, plants, trees and built structures, such as blue-green roofs, swales, rainwater tree trenches and

rain gardens, to capture, store and clean rainwater before it is absorbed in the ground or returned it to our waterways and atmosphere. GRI can also include the harvest and reuse of rainwater.

GRI can be considered both a drainage infrastructure tool and an approach to water management and natural systems.

There are many imperatives for advancing a new approach to water management in Vancouver, including population growth, a chronic aquatic water quality crisis, the climate emergency, affordability, equity, and reconciliation with Indigenous Peoples.

Neighbourhood Energy

A neighbourhood renewable energy system produces heat at an energy centre. Distribution pipes then take the heat from the energy centre to residential, commercial, and institutional buildings to meet their hot water and space heating requirements. Neighbourhood renewable energy systems are most suitable in dense urban areas.

Neighbourhood renewable energy systems are undergoing a renaissance

in cities around the world as a result of growing concerns about climate protection, energy security, and economic resilience.

Currently, neighbourhood energy provides low-carbon heat and hot water service to 5.3 million square feet of development in Vancouver and is forecast to serve more than 22 million square feet in the long term. Existing service includes 34 buildings and nearly 10,000 residents.

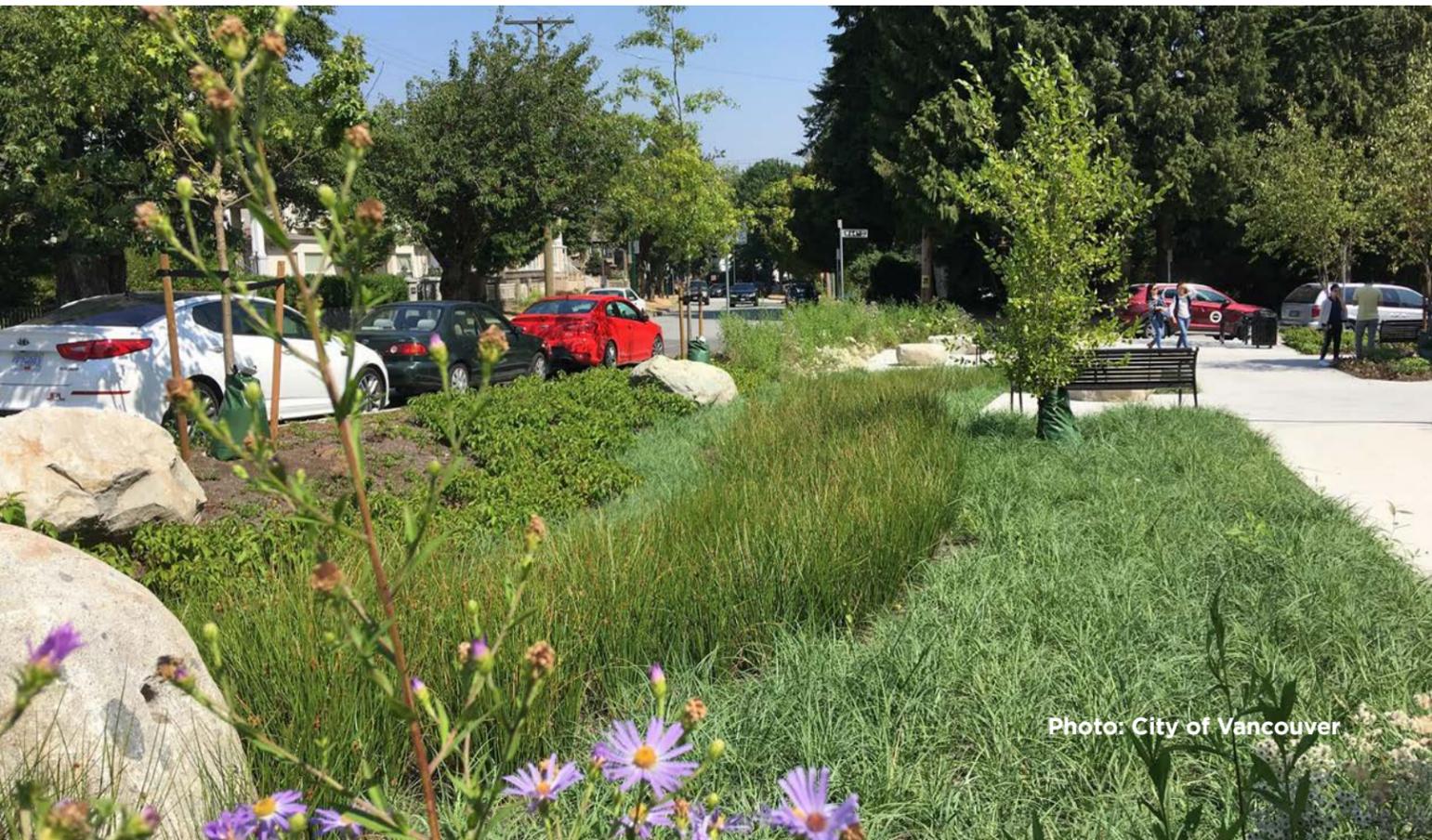


Photo: City of Vancouver



Photo: City of Vancouver

9 Next Steps

Next Steps

Please use this reference guide to inform your conversations with your friends, family and neighbours.

A deeper understanding of where Vancouver is today could help you

imagine what kind of future you and your community wants and needs.

To learn more and to share your thoughts, please visit vancouverplan.ca.

Policies are currently in place to address many of these challenges. To learn more please see the following:

Biodiversity Strategy
Community Amenity Contributions (CAC) Policy Update
Climate Change Adaptation Strategy
Climate Emergency Response
Culture|Shift
DTES Community Economic Development Strategy
Earthquake Preparedness Strategy
Employment Lands and Economy Review
Greenest City Action Plan
Healthy City Strategy
Heritage Action Plan
Housing Vancouver
One Water
Poverty Reduction Plan
Rain City Strategy
Reconciliation Framework
Regional Context Statement
Regional Growth Strategy
Renewable City Strategy

Renter's Office Report Back
Resilient Vancouver
Single Room Accommodation (SRA) Bylaw
Single Room Occupancy (SRO) Revitalization Action Plan
Rental Housing Incentive Policies
Retail and Commercial District Small Business Strategy
Special events policy update
Tenant Relocation and Protection Policy
Transport 2050
Transportation 2040
Urban Forest Strategy
Vancouver Heritage Register
VanPlay
Women's Equity Strategy
Zero Waste 2040
+ there are ongoing planning projects, completed plans being carried out, as well as nine Community Visions.

Website: vancouverplan.ca
Email: planningtogether@vancouver.ca
Phone: 3-1-1

Media inquiries:
media@vancouver.ca
604-871-6336