



UNA Campus Vision 2050 Feedback

November 2022

CV 2050 Community Engagement

- The UNA represents the 15,000 residents of UBC's residential neighbourhoods
- The UNA has consulted residents extensively on Campus Vision 2050.



Land Use Advisory Committee



Resident Virtual Town Hall



Engagement with UBC Campus
and Community Planning



Resident Survey

- Three open-ended questions
- 876 responses
- Posing questions to Campus and Community Planning and publicizing answers on the UNA website

The UNA has drawn on its resident engagement in calling for UBC to prioritize sustainable, climate-friendly, affordable development at densities consistent with the current land-use plan.

- Climate emergency
- UBC's Climate Action Plan does not cover the University neighbourhoods

The UNA's Position

UBC should pause the Campus Vision 2050 planning process until it can complete a comprehensive Climate Action Study and Plan that includes University neighbourhoods.

Affordability

- Severe shortage of affordable housing near the University
- High demand for rental housing
- Lack of purchase options for faculty and staff
- Speculation drives up home prices

The UNA's Position

UBC should prioritize the development of rental housing (at least 50%) in its neighbourhoods, as well as affordable purchase options for UBC affiliates. The University should actively discourage speculative investment, which drives up housing costs for all and feeds the region's affordability crisis.

Ecology & Green Space

- Fragile and precious ecosystem at UBC
- Campus Vision 2050 Terms of Reference, with little consultation and no consideration of ecological or environmental impacts, call for doubling the density of remaining neighbourhood development

The UNA's Position

UBC should determine the ecological carrying capacity of its land before planning future development. The Campus Vision 2050 planning process should include detailed environmental impact studies for a range of development scenarios. The Campus Vision 2050 Terms of Reference should be revised to remove premature and arbitrary increases in density.

Affordable, Sustainable, Livable Density

- The University has advanced a plan to double housing density by building up to thirty new towers.
- Concrete and steel towers involve considerably more “embodied carbon” than other housing forms.
- Towers preclude the use of less carbon intensive mass-timber construction

The UNA’s Position

The University should draw on its faculty’s renowned expertise in urban planning, ecology, landscape architecture, and mass-timber engineering to design compact, green, human-scaled communities. These wood-based neighbourhoods should comprise a mix of low- and mid-rise apartment buildings, stacked townhomes, and mass-timber high rises no higher than twenty stories.