

APPROVED

West End Mayor's Community Advisory Committee - Orientation Session
December 8, 2010 - 5:30 - 8:30 pm at Vancouver City Hall

In attendance: Don Allison, Tony Clark, Marlann Cooper, Jim Deva, Michelle Fortin, Rob Hines, Lena Hozaima, Tiko Kerr, Dean Malone, Carol Reardon, Cherie Payne, Councillor Andrea Reimer

Absent: Christine Ackermann, Councillor Stevenson

Guests: Charles Dobson (SFU, process assistance); Dan Garrison (Staff; housing); Michael Gordon (Senior Planner, West End); Kevin Quinlan on behalf of Mayor Gregor Robertson

1) Orientation Module - City Wide Housing

Dan Garrison presented an orientation module on housing issues in the city. Discussion ensued on a number of policy areas including the 14 supportive housing sites currently underway, core needs financing, tools available to the city for encouraging rental housing supply and repair, and the cost gap for developers between building market and rental housing, which staff estimate at approximately \$100,000 per unit.

ACTION ITEMS FROM ORIENTATION SESSION

- Andrea to send link to map of 14 supportive housing sites

2) Orientation Module - Urban Design

Michael Gordon presented an orientation module on issues related to urban design decisions. Discussion ensued on issues relating to the west end design guidelines, how design is "scored" and who scores it, concerns about the use of the word "eclectic" in the design guidelines and how it's interpreted, and the specific requirements around towers in the west end.

Committee members were encouraged to attend a session of the Urban Design Panel in person to learn more about how the process works at that level.

ACTION ITEMS FROM ORIENTATION SESSION

- Andrea to send link to Urban Design Panel website which includes a schedule of upcoming meetings, and minutes from prior meetings
- Tiko to send a quote he provided verbally from a former planner which was apparently at odds with current height zoning in Nelson slopes >> Andrea to check out where the quote might come from
- Andrea to find out how many developments are turned down at the UDP

3) Work Planning Check In

The work plan developed from the last meeting was reviewed. Tiko circulated a hard copy of the West End Neighbours survey results as part of his outstanding commitment on the Priority List workplan from last meeting. The following action items were determined:

ACTION ITEMS FROM ORIENTATION SESSION

- Dean to develop a draft package of questions for meeting with developers as well as a briefing note on the developments
- Kevin Quinlan to send invite out with the times changed to 4:30 pm at the beginning and end of the two days of meetings respectively, to ensure the committee has time to meet before and after.

4) Process Decisions

Charles Dobson gave a short presentation on group process which included an overview of factors that lead to good group dynamics and decision-making. Specific areas covered included:

- Need to be mindful of the groan zone where groups struggle with decision making and get frustrated with the lack of progress. Charles stressed this inevitable but by recognizing it, groups are better able to deal with it.
- Group decision making is more likely to be effective when their time together is in the three to one ratio of positivity to negativity
- When things get hard it's important to remember to put information on the table in a way that is in the form of a question of clarification (as opposed to accusation) and neutral in tone and language
- Important for groups to remember that while groups think they get together to decide things, they can also spend some of their time to get together to invent something >> ie its OK to spend time on things that don't have an immediate outcome
- It is a good best practice to start with check in at every meeting.
- There is a desire for groups to get to consensus but that may not always be feasible or desirable when a group is representing "the community" as the community does not always, or even generally, find consensus.

Committee members discussed this and developed the following process proposal.

ON ISSUES WHICH REQUIRE VOTES

1. Chair needs to frame the issue/question of what needs to be decided
2. Check in with group >> rejig framing of issue/question if necessary
3. Discussion on where people are at regarding the issue/question
4. Reframe issue/question if necessary per discussion
5. Straw poll
6. Minority opinions heard, majority makes concessions if possible to meet concerns of minority
7. Re-poll and re-do step 6 until the group runs out of time or patience
8. Move to vote:
 - To pass on policy matters (issues/questions external to the committee's internal process): 2/3 majority
 - To pass on procedure matters (issues/questions of the committee's internal process): 50% + 1 majority

- To table a policy matter until next meeting: less than 2/3 majority but greater than 50%.
9. On issues related to policy (issues/questions external to the committee's internal process) a minority report that includes who voted against and why they voted against must always be included with the minutes

It was moved by Michelle to accept the decision making procedure. A vote was taken and the motion was carried.

The committee also discussed the issue of a spokesperson and determined that figuring out why the committee needs a spokesperson would assist in determining who should be the spokesperson. Specific factors discussed included having someone speak to the strength of our work rather than demographics and having someone who is comfortable with media. Andrea noted that herself, Tim and the Mayor are not able to refuse reasonable requests from media due to the public accountability of their roles, and thus having a separate spokesperson for WEMAC would help ensure that the committee could provide reasonable access to the media while having a community member representing WEMAC.

It was proposed that the committee would have a further discussion at the next meeting, and that interim to that time Cherie would act as spokesperson, with Rob as a back-up.

The proposal was moved by Michelle and carried unanimously.

ACTION ITEMS FROM PROCESS DECISIONS

- Andrea/Cherie to ensure there is a check in section at the beginning of each meeting.
- Andrea/Cherie to come up with core messages and circulate

5) November 24, 2010 Minutes

The minutes from the November 24th Orientation Session were approved.

6) Next Meeting and Adjournment

The meeting was adjourned. The next meeting is on January 6 from 5:30 - 8:30 pm.