



This bulletin updates our stakeholders on UDI news, advocacy work, legislation, events, surveys, relevant media stories and more. Feedback welcome to Director of Communications, [Cheryl Ziola](#).

## Advocacy

### PROVINCIAL

Significant changes to the **Contaminated Sites regulation** have been made, effective November 1, 2017. These changes could have a significant impact on your project! Last November, UDI released a [Member Bulletin](#) addressing these Omnibus changes, governing everything from soils and vapour to metals. Three UDI Contaminated Sites Committee members met with Ministry of Environment (MOE) staff in December to discuss Omnibus changes, with additional meetings planned. UDI will host a breakfast seminar tentatively scheduled March 29th, to update members on Omnibus changes.

### REGIONAL

The Mayors' Council and TransLink Board of Directors adopted [Phase One-Trans Link 10-year vision](#) in Nov. 2016. One proposed revenue-generating tool is a region-wide Transit Development Cost Charge (DCC). UDI continues to advocate for industry involvement in shaping this new TransLink development fee. UDI has submitted its comments on transit development levies, found [here](#).

### MUNICIPAL

#### *City of Burnaby*

UDI's Burnaby Liaison Committee continues to meet with senior City of Burnaby planning staff on the [Metrotown Plan](#). The Draft Plan will be finalized in Q2 2017. UDI is supportive of the plan and will provide comments to Council on the plan's second phase by the February.

#### *City of Richmond*

UDI sent a [letter](#) in Dec. 2016 to Richmond regarding proposed DCC increases. UDI's main concerns are: lack of consultation and the high increases, particularly in the industrial sector. UDI recommends a phasing approach in our letter. Additional meetings with city staff are planned.

#### *City of Vancouver*

Council recently passed the Empty Homes Tax (see the [staff report](#) and [staff presentation](#)). Concerns were raised that the current exemption for developments may not go far enough. In addition, sites with parcels that are vacant, but zoned residential, may be taxed under the policy. City staff agreed to additional consultation with UDI on potential emerging tax implementation issues. UDI's Real Estate Legal Issues Committee will be invited to participate. Read UDI's letter to City staff [here](#).

### CHAPTER UPDATES

### *Okanagan Chapter*

UDI's City of West Kelowna Municipal Liaison Committee reported progress on an issue that developers in West Kelowna have been facing with BC Hydro's corridor width requirements on hillsides. A constructive meeting with all stakeholders has led to a new pilot project to achieve corridor width reductions and new BC Hydro standards for hillside developments. Work is underway to create an Okanagan Communities Comparative Analysis Report that would provide key financial metrics on cost and pricing data for local municipalities.

### *Fraser Valley Group*

The Surrey Schools Coalition, which includes UDI, the Greater Vancouver Home Builders' Association, the Surrey Board of Trade, and the Surrey District Parent Advisory Council had a great success on Thursday, January 26<sup>th</sup>. The BC Government [announced its commitment of \\$217 million](#) for capital projects over the next three years, to be planned and led by a new joint executive project board with the Surrey School District. Spearheaded by Nathan Hildebrand, of Canadian Horizons, the Coalition was influential in advancing the Province's commitment of school funding. A big thank you and congratulations to Nathan and the rest of the Surrey Schools Coalition!



*Anne McMullin (second from left) with Minister Bernier (left of presentation) and other coalition members.*

## 2017 Forecast Luncheon Highlights



Thank you to our three respected industry leader panelists: **Andrew Grant** of PCI Developments Corp., **Brian McCauley** of Concert Properties Ltd., and **Eric Carlson** of Anthem Properties Group Ltd. Thanks to **Jon Stovell** of Reliance Properties for his outstanding moderation skills.

#### HIGHLIGHTS:

- British Columbians have an insatiable rental demand, but not enough rental units to meet their needs, said Brian McCauley, who added 75 per cent of rental stock in Canada is over 30 years old. He also called on communities to modernize their “archaic” zoning rules.
- Eric Carlson said the Vancouver market is “balanced” rather than in a bubble, adding prices are expected to rise another 10 per cent in 2017. Because of Vancouver’s perception as a safe haven from all the global uncertainties and controversies, we’ll continue to see more people coming.
- Andrew Grant said BC’s growing tech sector could be hampered by a lack of appropriate homes near transit infrastructure. He called for more “complete communities” around fully developed transit hubs. By 2020, he said about 16,000 more tech jobs are expected.

Congratulations to our Forecast contest winner winner **Graham Russell**, QuadReal. Don't forget to provide us with your 2017 predictions before Feb. 1st here: [New forecast contest](#).

Due to the lengthy Forecast Lunch 2017 wait list of 150 plus people, and to ensure our regional offices/members could also watch, we offered the event for the first time on [Facebook Live Video with great feedback](#).

- [Facebook Photo Gallery Forecast Lunch 2017](#): Please tag pics/post comments.
- [UDI Forecast Lunch 2017 YouTube Video \(high quality\)](#)
- [Media Release: Forecast Lunch 2017](#)
- [Axiom Live Audience Poll Results](#)

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## February Luncheon: Politics, Pundits, and Predictions on the Provincial Election

Join three BC veteran political reporters: **Keith Baldrey** of Global News, **Mike Smyth** of The Province, and **Vaughn Palmer** of the Vancouver Sun as they share their insights on the upcoming 2017 Provincial Election (May 9, 2017).



**Keith Baldrey**  
*Legislative Bureau Chief*  
Global News



**Mike Smyth**  
*Political Columnist*  
The Province



**Vaughn Palmer**  
*Political columnist*  
Vancouver Sun



**Anne McMullin**  
*President and CEO*  
UDI Pacific Region

Moderated by **Anne McMullin**, President and CEO of the Urban Development Institute, the political panel will address:

- What priorities will the political parties focus on?
- Which issues will dominate the election campaign?
- How will they tackle the continued housing challenges in BC?
- Their thoughts on: BC's economic performance, Federal government, the Trump factor, future job growth, transit and transportation

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## UDI in the Media

- [REW-Transit Hubs Missed Opportunity-Forecast Lunch 2017](#)
- [Roundhouse Radio-No Housing Bubble Forecast Lunch 2017](#)
- [Vancouver Sun-Insatiable Rental Demand-Forecast Lunch 2017](#)
- [Vancouver Sun Column-Finding Solutions by Anne McMullin](#)
- [Metro News-Strong Condo and Presales-Forecast Lunch 2017](#)
- [CTV News: First-Time homebuyer announcement](#)
- [Vancouver Sun: First-Time Homebuyer Loan](#)
- [Huffington Post: Supply Issue](#)
- [Vancouver Sun: Land Assembly](#)
- [Frances Bula blog: Advice to Developers](#)
- [Vancouver Sun \(Media Sponsor\): UDI Awards 2016](#)
- [Shaw TV: UDI Awards 2016](#)
- [MLA Sam Sullivan cites "supply" problem at UDI event](#) (advance to 1:12 in video)

## New Members

UDI welcomed these new members from across the province in early 2017.

- AUTO PROP
- Community Energy Association of BC
- Appraisal Institute of BC
- Venture Kamloops
- Building Books Solutions
- Form Retail Advisors
- Circa Ventures
- Bell Tech Electric
- Checkwitch Poiron Architects Inc.
- PortLiving Real Estate Corp.
- Spark Communications
- MGA (Michael Green Architecture)
- Analogue Projects
- PBX Engineering
- Oriental Yuhong (CANADA) Developments
- Imani Developments
- M+ Architecture

## UDI Editor at Large - David Allison

Missed the 2017 Forecast Luncheon? Read the highlights written by [David Allison](#), UDI's Editor-at-Large.

## UDI 2017 Forecast

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What will the year 2017 hold for real estate and development in the Lower Mainland?

It's a question that has a lot of us scratching our heads and looking for clues after a 2016 that scorched old records and sent prices through the roof (metaphorically, of course).

It's also a question that the Urban Development Institute sought to answer at the annual Forecast Luncheon, convening the sages of Vancouver's development community to read the tea leaves.

The new-year holds plenty of promises—from federal funding for transportation to the likelihood of continued low interest rates—but also it's fair share of pitfalls. So, what should we expect?

The answers may surprise you.

[Read more...](#)

## Future of B.C. Real Estate Report

Resonance Consultancy and UDI presented an exclusive B.C. buyer insight called the Future of B.C. Housing Report on Jan. 24th.



For those who weren't able to attend this report unveiling event, you can view the speakers' analysis on [Periscope](#) or [download a free copy of the Housing in BC Report](#).

"The data shows that the region on the verge of a tectonic demographic shift." —The Globe and Mail

"An insane 60-page-long report looking at housing in British Columbia." —Vancouver Is Awesome



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