



**Maple Ridge Modular**

**Community Advisory Committee**

**Meeting Minutes - Thursday, April 4, 2019**

**Maple Ridge Public Library, Alouette Room - 3pm to 4pm**

**Representatives in attendance:**

- Coast Mental Health
- BC Housing
- Ridge Meadows RCMP
- Maple Ridge Fire Department
- Fraser Health Authority
- Open Door Church
- CEED Centre
- Rosewood Cottages
- 3 community representatives

Minutes from the January 24<sup>th</sup>, 2019 meeting were reviewed by the committee and approved.

| <u>Agenda Item</u>                             | <u>Discussion</u>  | <u>Follow-up</u> |
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| <p><b>Burnett Street Site- New Modular</b></p> | <ul style="list-style-type: none"> <li>• BC Housing announces Coast Mental Health as the operator for the new 51-unit modular building on Burnett Street.</li> <li>• The modular building will be similar to tə cecəw (The Beach) that opened in the Mount Pleasant neighbourhood October 2018. Construction completion is scheduled for fall 2019.</li> <li>• Staffing and planning tenant selection will be similar to Royal Crescent with a priority to house the individuals remaining at Anita’s Place encampment, as well as other homeless people in the community. It will also include nursing support to deal with major medical issues as well as engagement with Fraser Health.</li> <li>• We are committed to operate the site in a safe and effective manner.</li> </ul> |                  |
| <p><b>BC Housing</b></p>                       | <p>BC Housing responses to community representative questions:</p> <ul style="list-style-type: none"> <li>• We are excited to meet with Coast Mental Health around the tenant selection process and while October may seem like a little way off, it will come fast.</li> <li>• There were assumptions made in the community about Royal Crescent; it was assumed that Royal Crescent was strictly for people at Anita’s Place camp. However, Royal Crescent also addresses the needs of individuals living near the railway tracks, in existing shelters and in doorways.</li> <li>• The estimated homeless population in Maple Ridge was around 200 or so. For those individuals who have moved to Royal Crescent, it has been life changing, but we never</li> </ul>                |                  |

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|  | <p>thought it would empty the camp.</p> <ul style="list-style-type: none"> <li>• There is also the need to recognize that one housing model would not fit the needs of everyone and the supports they need.</li> <li>• One of the most difficult things for all staff, is that people do have the right to live the way they want. For some individuals, even if an adequate supply of suites were available, they would still continue to live rough.</li> <li>• Of the people at Anita’s camp, fourteen people have come back. What is evident is that the number of people verified or registered does not equal the number of homeless in the community as many chose not to return and are instead staying in shelters, living rough or couch-surfing.</li> <li>• Housing options will begin with people at Anita’s Place camp. There will be room at the Burnett site to include the needy homeless living in town, which will include individuals who were not verified during the registration process at the camp.</li> <li>• The community priority for housing in Maple Ridge will continue to focus on need. This includes people at the Salvation Army shelter who have never been at the camp.</li> <li>• For some of the people who did not choose to apply for housing at Royal Crescent, they may be more willing to accept housing at the Burnett suites. The units at this site are bigger; studio apartments with private bathrooms.</li> </ul> |  |
|  | <ul style="list-style-type: none"> <li>• For the building to be successful, it isn’t simply filling a building, there does need to be a balance of needs for the building as a whole, balance contributes to a healthy</li> </ul>   |  |

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|  | <p>community.</p> <p>And, while the Burnett suites are larger than on Royal Crescent, almost twice the size, the rent for the tenants will remain the same.</p>  |   |
| <p><b>Review of Neighbourhood Feedback</b></p> | <ul style="list-style-type: none"> <li>• We have seen increased daily/nightly people coming into our parking lot and yelling to people living at Royal Crescent modular. People are throwing rocks at windows to get the attention of certain tenants.</li> <li>• Everyday there are people on the sidewalk or gathering and there is constant traffic of people on Royal Crescent and on north side of the building.</li> <li>• Our seniors are very upset and feel they have lost their 'community'; they don't like seeing people that are under the influence, and they feel bad about who they see; and, the language being used is very upsetting to them, it really upsets them.</li> <li>• We've had people locking up their bikes on our fence, going through the dumpster between 1-4 am: It is very busy at this time.</li> <li>• It wasn't so bad in January, but now with the warmer weather it is a steady stream of people, the whole community has been affected.</li> <li>• We understand that people are homeless and that Coast Mental Health have banned guests, individuals who are not allowed on the property, but they are still trying to access the site from the corner of our parking lot and roadside fence.</li> <li>• The window that is broken seems to have people trying to access whoever lives there, there has been a real escalation.</li> <li>• Decampment issues have put a tremendous pressure at the Royal Crescent site; people have nowhere to go and it is an issue.</li> </ul> | <p>Coast Mental Health will arrange a meeting with tenants from Rosewood seniors home to identify issues and resolve.</p> <p>Coast Mental Health will also reach out to neighbours to identify interest in neighbourhood walks.</p> |

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|                              | <ul style="list-style-type: none"> <li>• We use to have a process with the Port Haney Neighbourhood Association, where we would make a visible presence on the street, just people out walking as one way to deter this type of activity; like a block watch but neighbours out walking together having a cup of tea, and at random times.</li> <li>• Perhaps when the construction progresses across the street that will have a positive impact.</li> </ul>  |  |
| <p><b>Program Report</b></p> | <ul style="list-style-type: none"> <li>• <b>Successes:</b><br/>One tenant has completed his 60 days' certificate of completion from a treatment facility. We are meeting with this tenant to look at other housing options and a return to work plan. This individual arrived at Royal Crescent in October 2018, referred to us from the Salvation Army Caring Place shelter. He had experienced a stroke, found himself homeless and subsequently began to escalate his use of substances. A model tenant, he was open to any of the supports we could offer and upon intake the conversation began around treatment 'one day' being his primary recovery goal along with improving his health and minimizing risks of another stroke, and with a desire to return to work. He had previously worked assisting property developers/landlords removing items from suites. During his treatment, his former boss visited him twice to see how he was recovering and tenant is optimistic about returning to work.</li> <li>• Another tenant has moved out of Royal Crescent into a suite in the community, citing a need for less supports, but appreciative of the time he had at Royal Crescent. This tenant does have family in the community who have assisted in the move to a new rental property. This tenant was also referred into the program through the Salvation Army Caring Place shelter.</li> </ul> |  |

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|                            | <ul style="list-style-type: none"> <li>• Issues of decampment have impacted the Royal Crescent site with a noticeable uptick in 'guests/visitors' of tenants. We have also seen an uptick in problematic individuals who have become banned guests due to behavioural issues that run the gamut from suite-hopping, attempting to 'move-in' to criminal activity. With the addition of five external cameras, an updated banned guest policy and procedure staff are doing their utmost to ensure the site remains safe for tenants, staff and community. During the initial days of decampment, and the financial support of BC Housing, we were able to have a security guard on site over multiple overnights.</li> <li>• Our Clean Team have also been instrumental in engaging with the community. In addition to inside cleaning tasks, they have gone out into the community picking up any needles found or garbage. We want tenants to feel a responsibility to the neighbourhood they call 'home' and the hope is that people understand that just because someone was once 'homeless' does not mean they don't care about their homes, their neighbourhood and their community.</li> </ul> |  |
| <p><b>Next meeting</b></p> | <ul style="list-style-type: none"> <li>• Next Meeting: has been proposed for early June with consensus that the day/time selected has been working for Committee Members schedules.</li> </ul>  |  |