



BRITISH COLUMBIA

December 17, 2024

Reference: 71698

His Worship Mark Sager
and Members of Council
District of West Vancouver
750 17th Street
West Vancouver BC V7V 3T3
Email: mayor@westvancouver.ca

Dear Mayor Sager and Members of Council:

Thank you for submitting the District of West Vancouver's first annual housing targets progress report. I am pleased to acknowledge receipt of the report and appreciate the effort made in its preparation.

The District did not meet its first annual housing target of 220 net new units, delivering 58 net new units, which represents 26 per cent of the target.

After review of West Vancouver's Year 1 progress report, I have determined that the District has not met its one-year target and not made satisfactory progress toward achieving its housing target. Under the *Housing Supply Act*, an Advisor can be appointed to assess a municipality's actions and progress in housing development, including its policies, practices and processes — past, present, and planned.

The Housing Supply Regulation provides a municipality 30 days to submit written comments to me before an Advisor can be appointed. Should an Advisor be appointed, the scope of their review could include:

1. Reviewing the zoning bylaw for alignment with small scale multi-unit housing provincial policy guidance (including site standards), and other factors to determine if any aspects are deterring development.
2. Reviewing Council decisions regarding housing projects that have been turned down to assess validity of rationale.

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3. Assessing whether appropriate municipal actions have been taken to support housing initiatives for the Metro Vancouver Regional District regional growth strategy.
4. Analyzing procedures for assessing housing development applications and provide recommendations on how the municipality could streamline processes to support delivery of future homes.
5. Providing initial opportunity and considerations for the redevelopment potential of the Park Royal area, with the goal of creating more homes for people well served by transit.

Your response regarding the consideration to appoint an Advisor must be received within 30 days from the date of this letter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Ravi Kahlon', with a stylized, cursive script.

Ravi Kahlon
Minister of Housing and Municipal Affairs

CC: Jim Bailey, Director of Planning and Development Services
David Hawkins, Senior Manager, Community Planning and Sustainability
Maeve Bermingham, Community Planner
Housing Targets Branch