

COUNCIL AGENDA

Date: June 9, 2025 Item: 6.



6.

**DISTRICT OF WEST VANCOUVER**  
750 17TH STREET, WEST VANCOUVER BC V7V 3T3

## COUNCIL REPORT

Date:	May 2, 2025
From:	Maeve Bermingham, Community Planner
Subject:	District of West Vancouver 2025 Community Profile
File:	2515.01

### RECOMMENDATION

THAT the District of West Vancouver 2025 Community Profile, attached as **Appendix A** to the report from the Community Planner dated May 2, 2025, be received for information.

#### 1.0 Purpose

To provide and publish the District’s latest community profile, summarizing key understandings of our community today, its evolution and comparative situation within the region.

#### 2.0 Legislation/Bylaw/Policy

None applicable.

#### 3.0 Council Strategic Objective(s)/Official Community Plan

Council’s Strategic Objectives and the District’s Official Community Plan collectively set municipal objectives relating to housing, the economy, transportation, parks and environment, and social well-being. Community data and trend analyses support Council’s decision-making and inform policy preparation across these various areas.

#### 4.0 Financial Implications

The 2025 Community Profile was prepared under existing staff resources.

#### 5.0 Background

Staff conduct demographic and statistical analyses to support informed policy recommendations and Council decision-making. More specifically, a “Facts and Stats” document has been prepared and updated since 2011 to summarize key findings from census results every five years.

The attached 2025 Community Profile (**Appendix A**) summarizes key data and findings from the 2021 census (published in 2023) and other reliable data sources (e.g., BC Stats, Vancouver Coastal Health) to provide updated insights about our community. Where relevant, findings are compared longitudinally between the 2001 and 2021 census counts to understand how our community has evolved, and regionally to understand how our community compares with the rest of Metro Vancouver today.

## 6.0 Analysis

### 6.1 Discussion

The attached Community Profile presents findings related to population and demographics, households and housing, the local economy, mobility, social infrastructure, and the environment. Analysis is based on ~40 data sets. A selection of key findings is provided below:

- 20-year growth rate is below the region's (1.5% vs. 7.6%) and the District is projected to accommodate ~1% of future regional growth.
- More recent 5-year growth (3.9%) has increased and is more in-line with both the District's OCP and Provincial estimates.
- One in three residents is over 65, compared to one in five regionally, and this aging trend is expected to continue.
- Housing supply has increased slowly over the past two decades (9% vs. 40% regionally) and remains less diverse (e.g. 2% townhouses vs. 10% regionally).
- While two-thirds of our housing is single-detached, with multiple bedrooms, over half of households do not have children living at home.
- Average rental vacancy rates have remained low (0.9% vs. 1.3% regionally) and 56% of our renters spend over 30% of income on housing (vs. 39% regionally).
- While our household incomes rose by 38% over the past 20 years, single-family home prices increased by 400% and rents by 180%.
- West Vancouver renters have higher monthly housing costs than District homeowners (the inverse of the region), with over half of our owners being mortgage-free.
- Our residential and commercial building stock is aging and over half of all dwellings and commercial buildings were built before 1981.
- We have fewer younger, working age residents (16% vs. 30% regionally) and our labour force participation rate declined from 58% to 52%, while the region's remained stable at 66%.

- Residents who do work are more likely to be professionals with advanced education, but jobs available in the District are more likely to be service-based.
- ~60% of our working residents commute to jobs outside the District, while ~70% of local workers commute in from other municipalities.
- Our community is composed of almost as many residents born outside of Canada as those born in Canada.
- The District has 19 schools and around 70% of students live in West Vancouver.
- Participation in programs at District facilities is high (1.5 million annual visits), and the District manages over 140 parks, 135km of trails, and 30km of public waterfront.
- Our natural assets provide an estimated \$3.2 billion in ecosystem services (like stormwater management, air purification and coastal protection).

The full Community Profile containing additional data and illustrative graphs is attached as **Appendix A**.

## 6.2 Climate Change & Sustainability

Statistical information can inform policies and decisions that address our community's evolving needs, contributing to the District's long-term social, economic, and environmental sustainability.

## 6.3 Public Engagement and Outreach

The District's 2025 Community Profile will be published digitally on the District's website as a community information resource.

## 6.4 Other Communication, Consultation, and Research

The Community Profile was prepared primarily from census data research. It will be available to other departments and external agencies to support and/or supplement their own work and research.

## 7.0 Options

### 7.1 Recommended Option

That Council receive the 2025 Community Profile for information.

### 7.2 Considered Options

a) N/A

## 8.0 Conclusion

This is an information report. A 2025 Community Profile has been prepared to support an understanding of our community as an information resource for residents' awareness, staff policy development, and Council decision-making.



Author:

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Maeve Bermingham, Community Planner



Concurrence

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David Hawkins, Senior Manager, Community Planning and Sustainability

## Appendix A - District of West Vancouver 2025 Community Profile

# District of West Vancouver 2025 Community Profile

*Published May 2025*

This Community Profile summarizes key data from the 2021 census for West Vancouver and other recent data sources. Where relevant, findings of the 2021 census are compared to those of 2001 (so we can understand how our community has evolved over the last two decades) and compares West Vancouver to Metro Vancouver (so we can understand our community within its regional context today).

Understanding key facts and trends about our community's characteristics supports Council decisions and the planning of District services, housing and land uses, amenities and infrastructure, and parks and public spaces.

Notes on Data:

- *Primary data source Statistics Canada, Census Profiles 2001-2021, unless otherwise indicated*
- *Data rounded to the nearest integer number / tenth – figures may not total 100%*

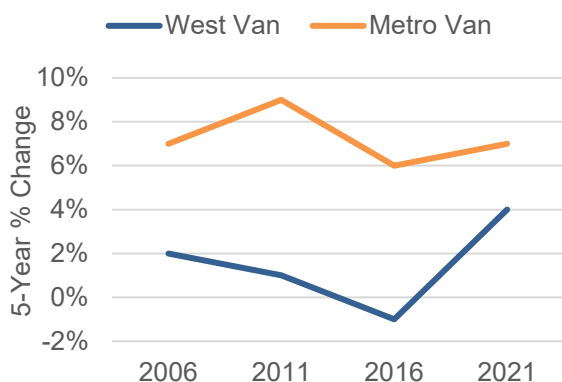
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# 1 Population & Demographics

## 1.1 Population Growth

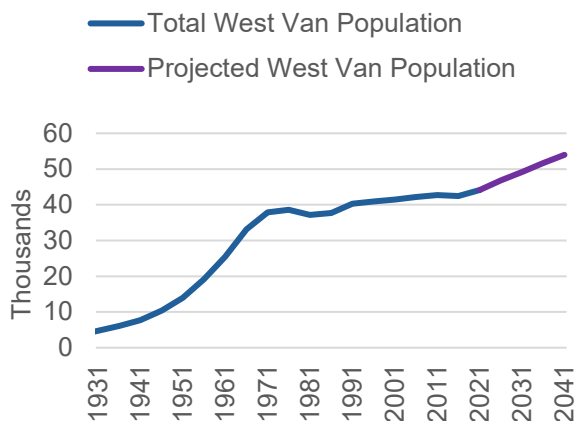
Figure 1.1.1 Population growth, West Van & Metro Van, 2001 – 2021 Census



### Slow Growth Trend

In 2021, West Vancouver had 44,122 residents making up 1.6% of the region’s 2.6 million residents. Between 2001 and 2021, the District’s average five-year population growth rate was 1.5%, which was low compared to the region’s average growth rate of 7.6% during the same period. Over the full twenty-year span, West Vancouver experienced a total population increase of 7%, compared to a 33% growth across the region.

Figure 1.1.2 Total population growth trends and 2041 projections, 1931 – 2041, 2018 Official Community Plan



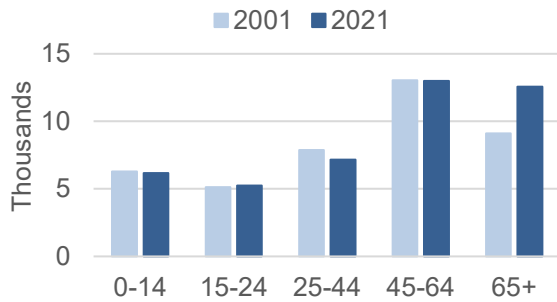
### Moderate Growth Forecast

West Vancouver’s 2021 population was approximately 2% lower than the 45,000 people projected in the 2018 Official Community Plan (OCP). The 2018 OCP anticipated steady but modest growth of 3.7% every five years to reach approximately 54,000 residents by 2041. This projection aligns closely with the actual 3.9% growth from 2016 to 2021 and is generally consistent with the Province’s long-term population projection for the District. Over the next two decades, West Vancouver is expected to account for about 1% of total regional growth<sup>1</sup>.

<sup>1</sup> BC Statistics 2021 – 2041, BC Population Estimates & Projections and BC Household Projections

## 1.2 Population Distribution

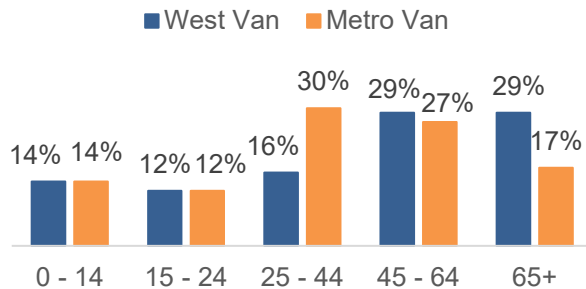
Figure 1.2.1 Population by age groups, West Van, 2001 – 2021 Census



### Aging Population

West Vancouver’s population has aged more rapidly than the region’s. In 2001, seniors made up about one in five residents, increasing to nearly one in three by 2021. In contrast, the regional seniors’ population grew from 12% to 17% over the same period. West Vancouver’s median age reached 51 in 2021, a decade older than the regional median of 41.

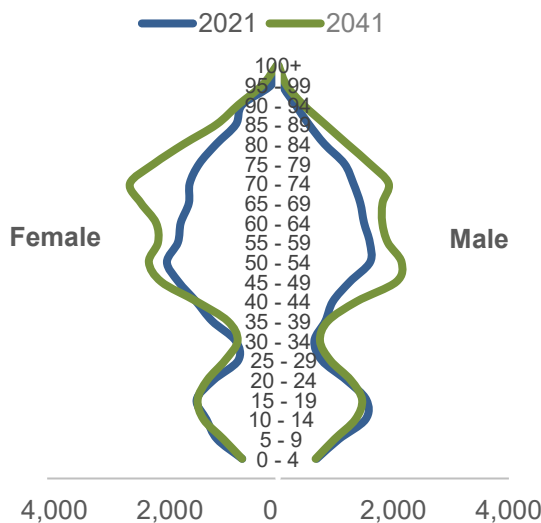
Figure 1.2.2 Population by age groups and distribution comparison, West Van & Metro Van, 2021 Census



### Declining Workforce

Since 2001, the number of working-age residents (25 – 64) has declined. Today, the District has fewer younger working adults (25 – 44) and slightly more older working adults (45 – 64) compared to the region. This suggests that younger adults may be leaving the community in their twenties, potentially due to limited job and housing opportunities.

Figure 1.2.3 Population pyramid, West Van, 2021 census projected to 2041, 2018 Official Community Plan



### Aging Trend Expected to Continue

Based on current trends, the population is expected to age further over the next 20 years, with limited growth among younger generations and an expanded seniors’ population.

## 2 Households & Housing

### 2.1 Families & Households

Figure 2.1.1 Households by type, West Van, 2001 - 2021 Census

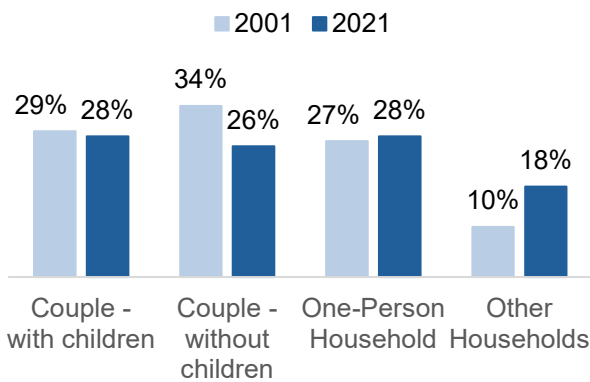
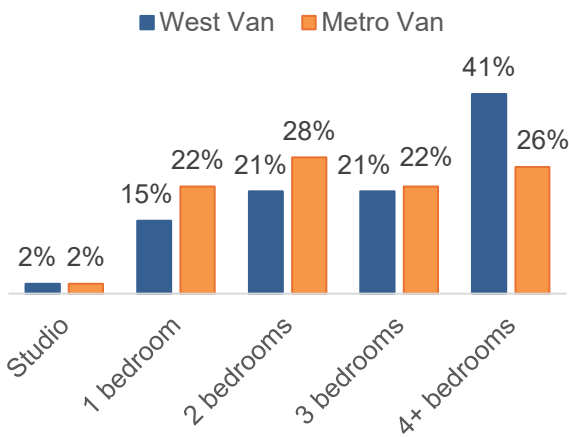


Figure 2.1.2 House size by bedroom count, West Van & Metro Van, 2021 Census



#### **Changing Household Composition**

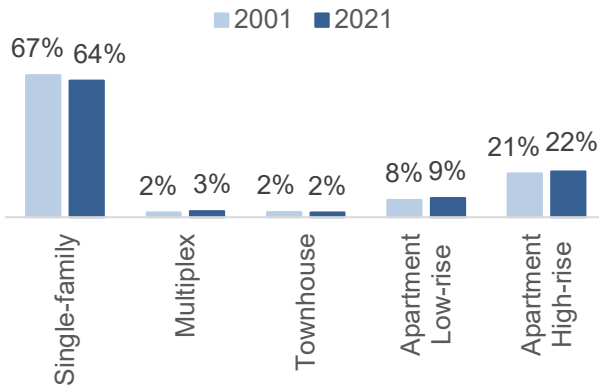
Diverse household types (i.e., multiple-family households, lone-parent family households, and non-family households) have become more common, increasing by 8% in the last twenty years. More than half of West Vancouver's households (54%) do not have children living at home.

#### **Larger Homes and Small Families**

A majority (62%) of West Vancouver's housing consists of family-sized homes of three or more bedrooms, primarily in single-detached houses. The District has a higher proportion of homes with four or more bedrooms and fewer one- and two-bedroom homes compared to the region, where house size distribution is more balanced. With an average household size of 2.5 people, many homes in West Vancouver likely have "unused" bedrooms.

## 2.2 Housing Stock

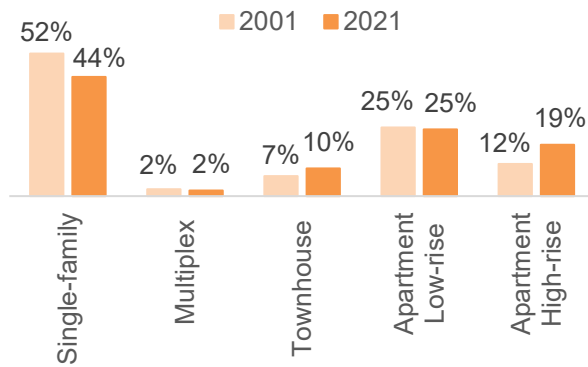
Figure 2.2.1 Structure type of occupied private dwellings, West Van, 2001 - 2021 Census<sup>2</sup>



### Limited Housing Choice

In 2021, West Vancouver had 17,690 occupied private dwellings, with nearly two-thirds being single-detached homes – meaning there has been little change in overall housing composition. For example, over the past two decades, ground-oriented housing (i.e., multiplex and row/townhomes) has increased by an average of only seven units per year.

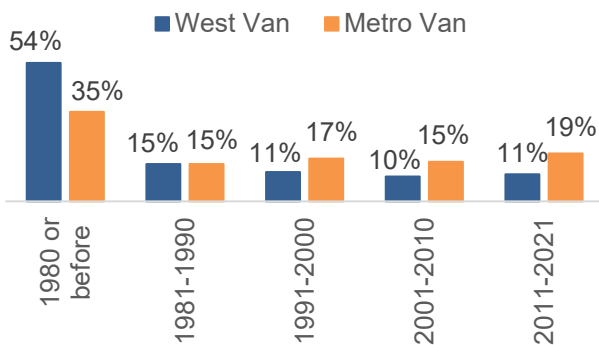
Figure 2.2.2 Structure type of occupied private dwellings, Metro Van, 2001 - 2021 Census



### Static Housing Supply

While West Vancouver’s housing stock has increased by 9% and remained relatively static in the past two decades, the regional housing stock has grown by 40% and become more diverse. The region has seen a shift from single-family dwellings to more multifamily housing. Townhomes now make up 10% of the regional housing stock, versus 2% in West Vancouver.

Figure 2.2.3 Period of construction of occupied private dwellings, West Van & Metro Van, 2021 Census



### Aging Residential Building Stock

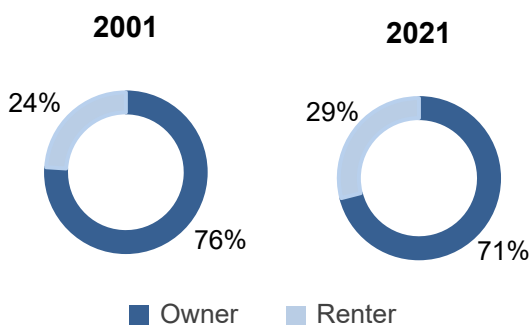
More than half of West Vancouver’s homes were built before 1981, and the last three decades have seen slower construction rates than the region. Notably, over 80% of the purpose-built rental stock was built before 1980<sup>3</sup>. By contrast, the region’s housing is younger and more evenly spread with roughly one-third of housing under 25 years old, one-third between 25-45 years old, and one-third over 45 years old.

<sup>2</sup> Multiplex refers of duplex, triplex and other -plexes housing types. Other Housing types such as movable dwellings are not included due to negligible rounding.

<sup>3</sup> 2023 BC Assessment. This percentage excludes seniors’ rental housing and supportive housing.

## 2.3 Household Affordability

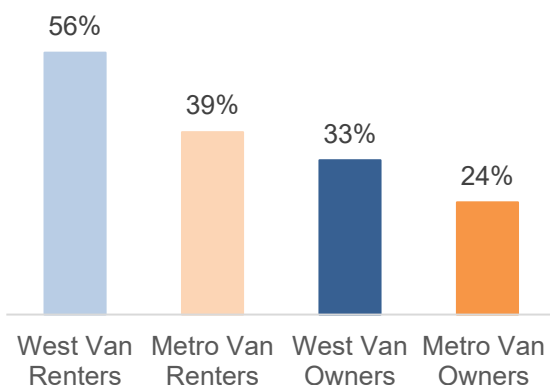
Figure 2.3.1 Household distribution by tenure, West Van, 2001 - 2021 Census



### High Homeownership Rates

In 2021, 71% of West Vancouver residents owned their homes. The proportion of renter households has increased by 5% over the last two decades, possibly due to older residents downsizing to rental properties to reduce maintenance demands or younger residents facing affordability challenges in homeownership (or a combination of both).

Figure 2.3.2 Households spending ≥ 30% of income on housing by tenure, West Van & Metro Van, 2021 Census

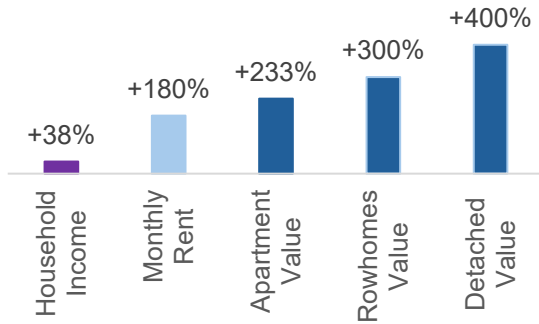


### Affordability Challenges

Housing is considered unaffordable if it costs more than 30% of a household's before-tax income. In 2021, one third of owner households and over half of renter households in West Vancouver fell below this affordability standard. Aggregately, this represents 39% of all West Vancouver households experiencing affordability challenges, compared to 29% regionally.

## 2.4 Housing Affordability

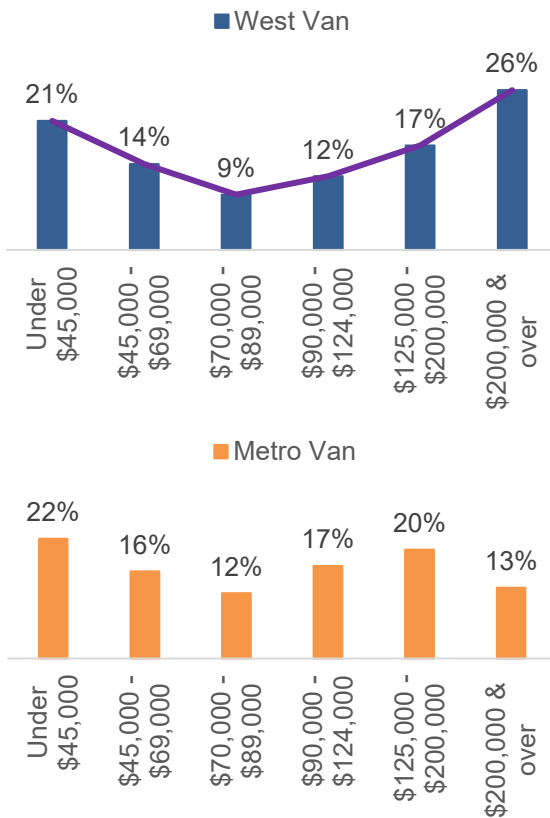
Figure 2.4.1 Median historical growth trends in income and housing costs by dwelling type and tenure, West Van, 2001 – 2021 Census



### Income to Housing Costs Imbalance

Housing costs have risen faster than incomes. While incomes increased by 38% over the past 20 years, single-family home prices grew by 400%, and rents by 180%. Multifamily housing has remained a relatively more affordable ownership option. The affordability gap may be linked to demographic trends, with fewer younger residents and families compared to 2001 and compared to the region today.

Figure 2.4.2 Households by income, West Van & Metro Van, 2021 Census<sup>4</sup>



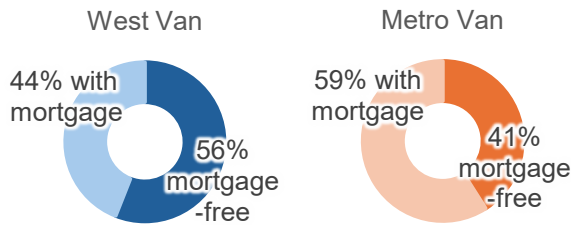
### Wealthier, but with greater disparity

West Vancouver’s median household income is \$104,000, higher than the regional median of \$90,000. High-income households earning over \$200,000 make up 26% of households, twice the regional 13%. Meanwhile, lower-income households earning under \$45,000 represent the next largest income group in West Vancouver (21%). This means a smaller portion of middle-income households live in West Vancouver, as seen in the “dip” on the graph.

<sup>4</sup> 2021 census reports annual incomes for the 2020 calendar year.

## 2.5 Owners & Ownership Housing

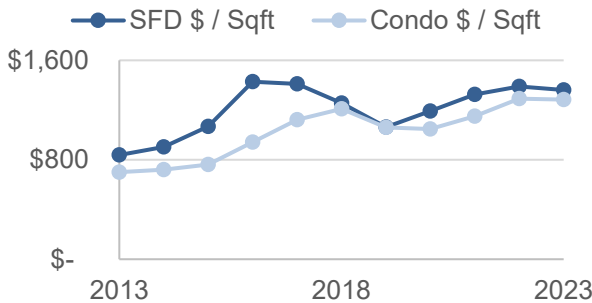
Figure 2.5.1 Mortgage-free living, West Van & Metro Van, 2021 Census



### Mortgage-Free Homeowners

More than half (56%) of West Vancouver homeowners live mortgage-free, compared to 41% regionally.

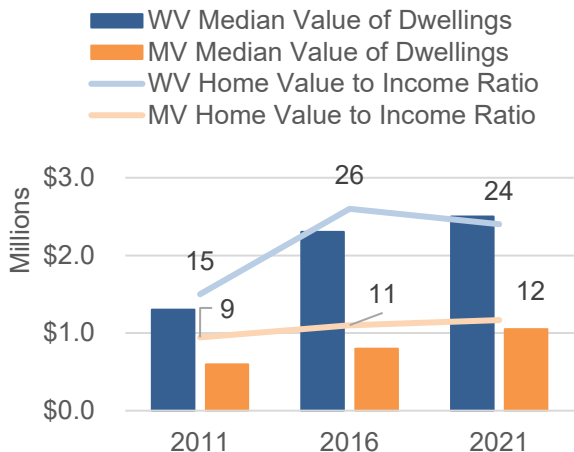
Figure 2.5.2 Average price per square foot for single-family (SFD) and condos, West Van, 2013 – 2023 BC Assessment



### Cost-to-Buy has Increased

Between 2013 and 2023<sup>5</sup>, the price per square foot of single-family homes and condos increased by 62% and 83%, respectively. While macro-economic events influenced home prices in recent years, they have returned to pre-pandemic levels and stabilized, possibly a result of the higher-interest rate environment. In 2023, detached homes averaged \$1,361 per square foot, while condos averaged \$1,284.

Figure 2.5.3 Ratio of median home value to median household income, West Van & Metro Van, 2011 – 2021 Census



### Homeownership Gap Widening

From 2011 to 2021, median household income rose by 23% (from ~\$84,000 to \$104,000)<sup>6</sup>, while median home values increased by 92% (from ~\$1.3M to ~\$2.5M). As a result, the home value-to-income ratio grew from 15 to 24. By comparison, the regional ratio increased from 8 to 12, highlighting a more prominent affordability gap in West Vancouver.

<sup>5</sup> Based on assessed value and home size from BC Assessment. Ten-year history from 2013 – 2023 from BC Assessment.

<sup>6</sup> A ten-year history (2011 – 2021) is reported due to data limitation and inconsistencies in prior Census years.

## 2.6 Renters & Rental Housing

Figure 2.6.1 Household distribution by rental tenure, West Van & Metro Van, 2021 Census

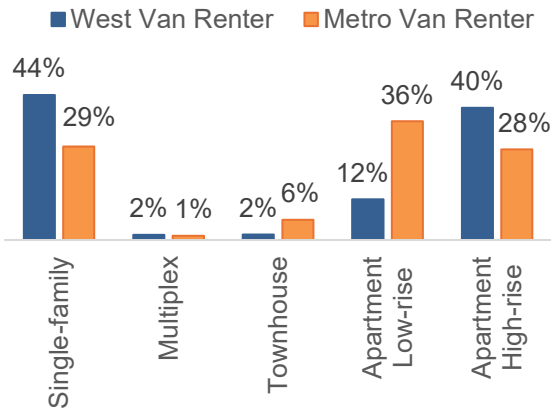


Figure 2.6.2 Average vacancy rates, West Van & Metro Van, 2004 - 2024 CMHC

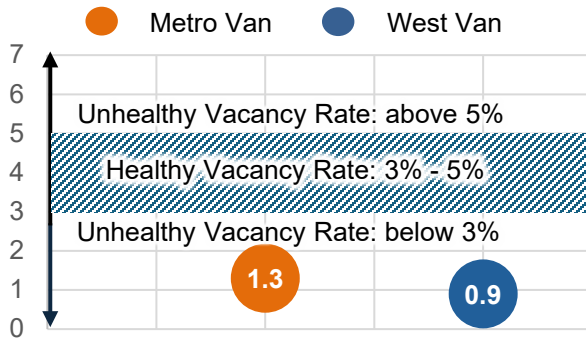
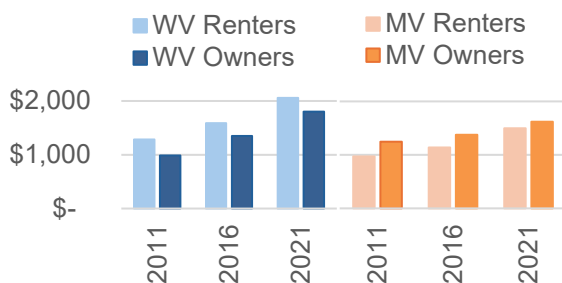


Figure 2.6.3 Median monthly shelter costs by tenure, West Van & Metro Van, Census 2011 - 2021.<sup>10</sup>



### Limited Rental Options

In 2021, West Vancouver had 5,150 renter households, most of whom lived in apartments and single-family homes. In 2023, there were roughly 2,100 purpose-built market rental housing units, meaning that more than half of renters relied on the secondary rental stock such as secondary suites and rented condos<sup>7</sup>. Nearly half of West Vancouver’s renters live in single-family homes, compared to under 30% regionally, where most renters live in multifamily housing which is usually located closer to shops, transit, and employment.

### Persistent Low Vacancy Rates

Both West Vancouver and the broader region have consistently low purpose-built rental vacancy rates, indicating a tight rental market that makes securing rental housing challenging. A balanced rental market has a vacancy rate of 3%-5%<sup>8</sup>, but over the past 20 years West Vancouver has averaged 0.9%<sup>9</sup> and the region has averaged 1.3%.

### Cost-to-Rent Increasing

West Vancouver’s renters face higher monthly housing costs than owner households. In contrast, regional homeowners typically pay more in monthly shelter costs than renters. This suggests that West Vancouver’s restricted rental market places financial pressure on renters compared to both local homeowners and regional renters.

<sup>7</sup> 2023 BC Assessment

<sup>8</sup> BC Ministry of Housing, Guidelines for Housing Needs Reports: Technical Guidelines

<sup>9</sup> CMHC Rental Market Survey – Average Historical Vacancy Rate for West Vancouver and Metro Vancouver

<sup>10</sup> Historical trend is based on a ten-year timeline from 2011 – 2021 due to inconsistent census data for previous years

## 2.7 Core Housing Needs

Figure 2.7.1 Percentage of households in core housing need by tenure, West Van & Metro Van, 2021 Census

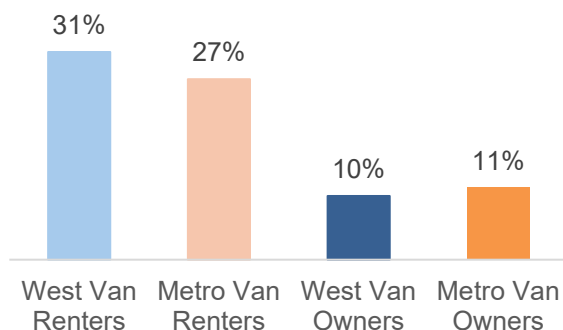
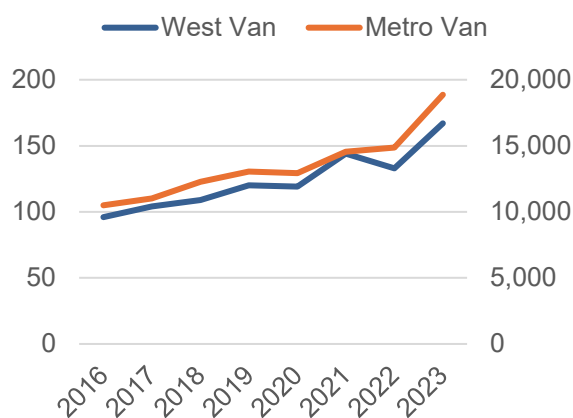


Figure 2.7.2 Households on BC Social Housing waitlist, West Van & Metro Van, 2016 – 2023 BC Housing



### Unmet Housing Needs

A household is in core housing need if its housing falls below at least one of the adequacy, suitability, or affordability standards set by Statistics Canada, and would have to spend 30% or more of its total before-tax income to access acceptable housing<sup>11</sup>. In 2021, 31% of renter households and 10% of owner households in West Vancouver met this definition. Renters in West Vancouver are more likely to experience core housing need than both local homeowners and regional renters. Approximately half of our renters in core housing need face extreme core housing need and would have to spend 50% or more of their total before-tax income on acceptable housing, including 2% of owner households.

### Subsidized Housing Gap

The demand for subsidized housing has grown across the region, with BC Housing's waitlist increasing by 80% regionally and 75% in West Vancouver since 2016<sup>12</sup>. In West Vancouver, 10% of renter households receive a housing subsidy, a proportion similar to the region (11%). West Vancouver has ~4,000 households earning less than \$45,000 and only 800 subsidized housing units<sup>13</sup> – 98% of which are dedicated to seniors.

<sup>11</sup> Housing standards are defined as follows: Adequate housing is reported by their residents as not requiring any major repairs; Affordable housing has shelter costs equal to less than 30% of total before-tax income; Suitable housing has enough bedrooms for the size and composition of resident households according to the National Occupancy Standards (NOS). Acceptable housing (meets all three housing standards).

<sup>12</sup> Metro Vancouver Housing Data Book 2023 – BC Housing

<sup>13</sup> 2023 BC Assessment

## 2.8 Seniors & Accessible Housing

Figure 2.8.1 Dedicated seniors' care accommodations by construction period, West Van, 2023 BC Assessment

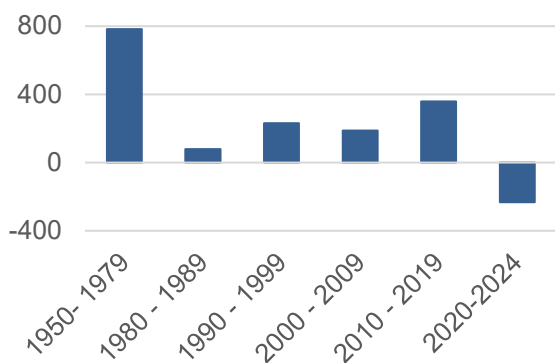
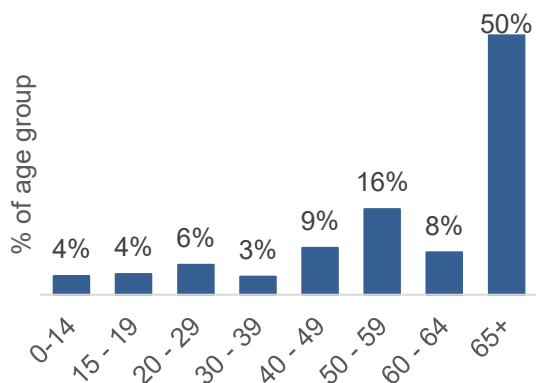


Figure 2.8.2 Age group profile of individuals with health and activity limitations, West Van, 2016 Census



### Loss of Seniors Housing

Senior citizens are the majority demographic in West Vancouver, representing almost 1 in 3 residents. Currently, there are around 1,400 beds/units<sup>14</sup> dedicated to seniors, including independent and assisted care at various affordability levels. Our seniors' population grew by 3,500 residents in the last two decades, while 280 beds were lost due to the closures of West Van and Capilano Care Centres.

### Accessible Housing Demand

Universal and adaptable interior design features accommodate residents with varying or changing needs. Currently, one in four West Vancouver residents report experiencing a health and activity limitation that affects their ability to participate in daily activities<sup>15</sup>. Nearly 75% of these individuals are 50 years or older and the number of residents with disabilities is expected to increase as our population ages. The BC Building Code was updated in 2025 to require all new large condominium and apartment buildings to provide 100% adaptable suites<sup>16</sup>.

<sup>14</sup> Count includes all housing units/beds geared for seniors across West Vancouver and across all affordability levels

<sup>15</sup> Social Planning and Research Centre BC. Customized data set Census 2016. Census data from 2021 not yet available.

<sup>16</sup> BC Building Codes & Standards, Accessibility.

## 3 Local Economy

### 3.1 Local Labour Force

Figure 3.1.1 Labour participation rate, West Van & Metro Van, 2001 – 2021 Census<sup>17</sup>

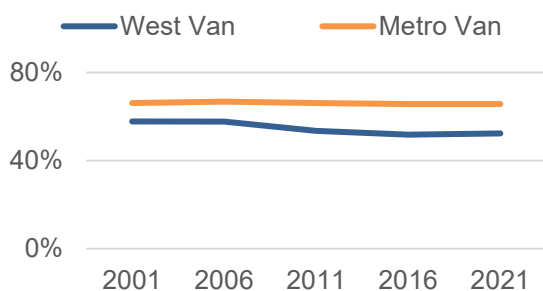


Figure 3.1.2 Unemployment rate, West Van & Metro Van, 2001 – 2021 Census

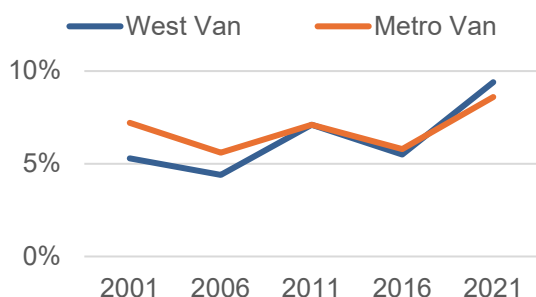
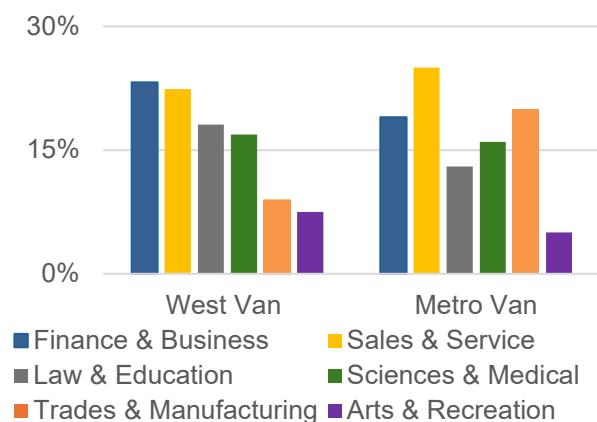


Figure 3.1.3 Occupations of resident labour force, West Van & Metro Van, 2021 Census



#### **Shrinking Labour Force**

West Vancouver’s labour force participation rate declined from 58% to 52% in the past two decades, while the regional rate remained stable at 66%. During this period, the working-age population (25 – 64 years) declined by approximately 750 individuals (a 6% decrease). By contrast, the region maintained a steady working-age population at 57%. Meanwhile, West Vancouver’s unemployment rate increased by 4.1% to 9.4%, compared to a 1.4% rise in the regional rate to 8.6%. This shrinking workforce relates to hiring challenges for local businesses and a contrast between local jobs and the skills of local residents.

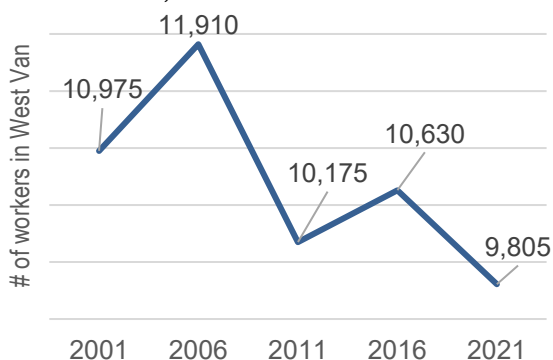
#### **Professional Resident Workforce**

West Vancouver’s resident labour force has a higher proportion of professionals with advanced education compared to the region. In 2021, the top three occupations among West Vancouver residents were in finance, law, and sales, whereas the region’s top occupations were in sales, trades, and finance. Often, West Vancouver’s local employment opportunities differ from the professional career paths prevalent among residents.

<sup>17</sup> Labour force is the population aged 15 years and over in the labour force.

### 3.2 Local Labour Market

Figure 3.2.1 Commuting flow count pattern into West Van, 2001 - 2021 Census

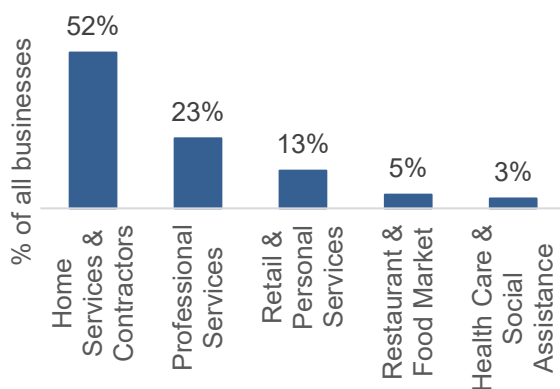


#### Diminishing Labour Market

Commuting patterns indicate a reduction in work-related travel to West Vancouver. The number of workers commuting into the District decreased from 10,975 in 2001 to 9,805 in 2021, representing a loss of approximately 60 jobs per year over two decades. Although the COVID-19 pandemic influenced commuter patterns, an overall decline has been evident since 2001.

### 3.3 Local Industry

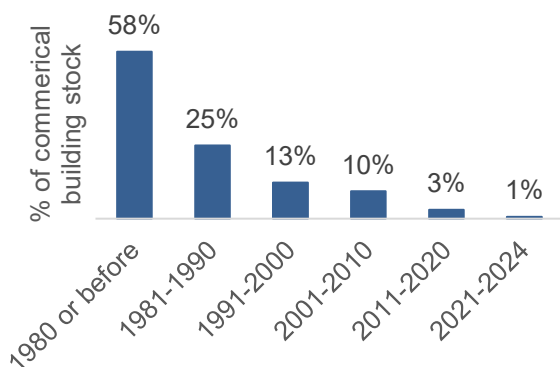
Figure 3.3.1 Top five business categories, West Van, 2024 Business License



#### Service-Based Economy

Most of West Vancouver's businesses are service-oriented, particularly in home, professional and retail services.

Figure 3.3.2 Period of construction of commercial building stock, West Van, 2023 BC Assessment

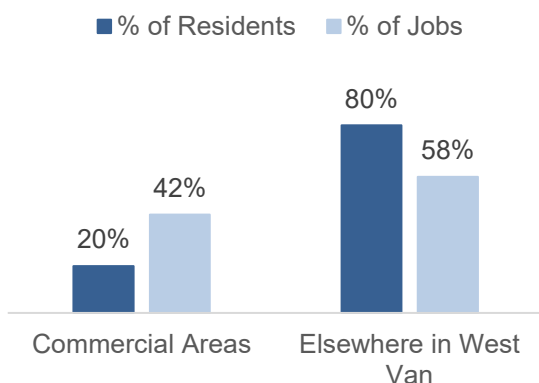


#### Aging Commercial Buildings

The average construction year of West Vancouver's commercial buildings is 1976 (making most commercial properties nearly 50 years old). Only around 14% of West Vancouver's commercial building stock was constructed in the 21st century. Older buildings are typically less energy-efficient and are often not building code compliant for new businesses wishing to renovate them.

### 3.4 Local Industry Land Uses

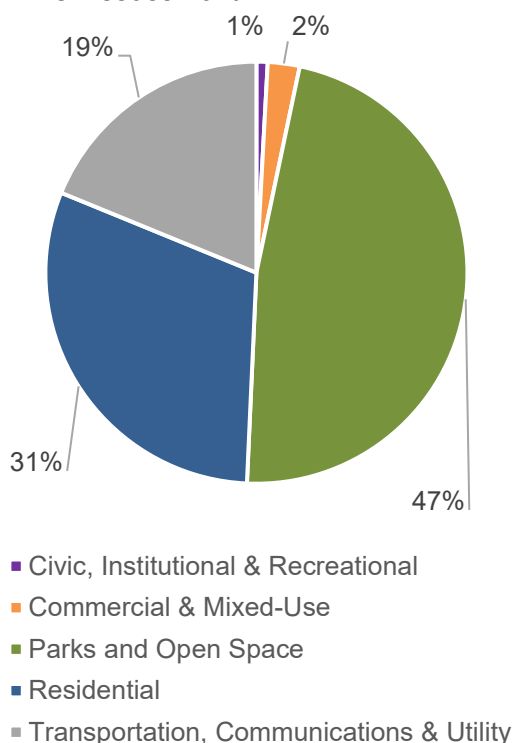
Figure 3.4.1 Locations of residents and jobs in West Van, 2016 Custom Census Data



#### **Most Live outside our Local Areas**

West Vancouver has three primary commercial areas – Ambleside, Marine Drive at the foot of Taylor Way, and Horseshoe Bay – where a range of shops, services, employment, and transit options are concentrated. These three commercial areas contain over 40% of jobs in West Vancouver. However, 80% of residents live outside these areas. As a result, most residents rely on driving to access local jobs, shops and services. This in turn influences the customer base and workforce availability of local businesses.

Figure 3.4.2 Land base by use, West Van, 2024 BC Assessment

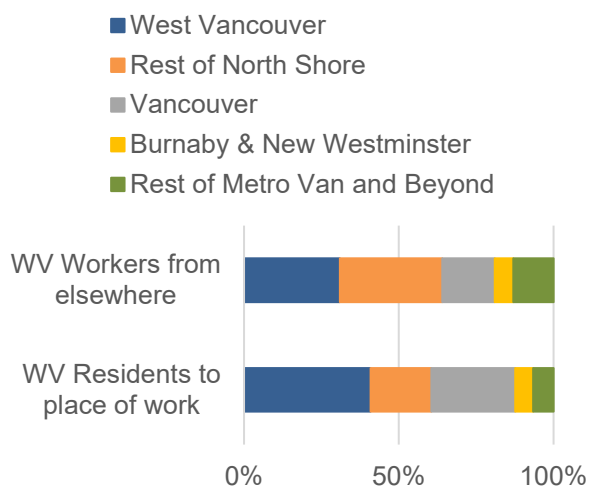


#### **Limited Commercial Land**

West Vancouver’s economy primarily serves local residents, with commercial land accounting for only 2% of the District’s total land area.

## 4 Mobility

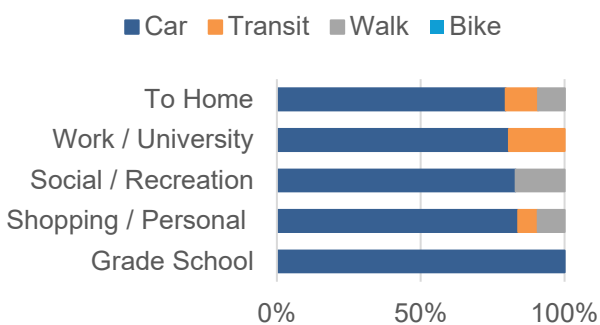
Figure 4.1 Labour force commuter flow patterns, West Van, 2021 Census



### Daily Workers' Exchange

About 60% of West Vancouver’s working residents commute to jobs outside the District, with 20% traveling to the rest of the North Shore and 27% to Vancouver. Meanwhile, around 70% of West Vancouver workers commute in from other areas, with 33% from the North Shore and 17% from Vancouver. Peak hour congestion results from this “exchange” of residents and workers, as our local workforce rely on jobs located elsewhere and our local businesses rely on employees living elsewhere.

Figure 4.2 Daily total trips by purpose and mode split, West Van, 2017 TransLink Trip Diary



### Prevailing Auto-Dependence

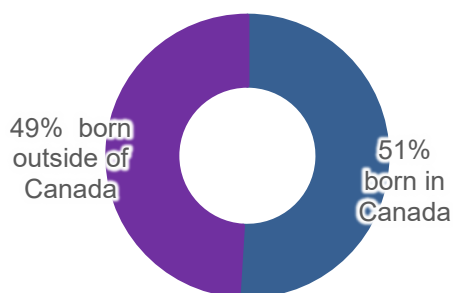
Cars remain the primary mode of transportation, accounting for at least 80% of daily trips, regardless of purpose<sup>18</sup>. However, commuter car trips declined by 5% over the past two decades, with slight increases in walking and biking. By comparison, the region has seen similar shifts away from car use, but towards public transit. Unlike the broader region, which has seen higher transit use, West Vancouver’s transit ridership has slightly declined.

<sup>18</sup> TransLink - Metro Vancouver Regional Trip Diary, 2017. 2023 not available.

## 5 Social Infrastructure

### 5.1 Social Network

Figure 5.1.1 Immigration status and mother tongue languages, West Van, 2021 Census



#### **Culturally & Linguistically Diverse**

About half of West Vancouver’s residents were born in Canada, while the other half were born abroad. More than 70 mother tongue languages are spoken in District households, with Mandarin and Persian being the most commonly spoken non-official languages.

Figure 5.1.2 Educational and childcare facilities, West Van, 2024 VCH & School District 45



19 Schools educating 7,500 Students



~80 Childcare Facilities Supporting ~2,000 Children

#### **A Community of Learners**

West Vancouver is home to more than 6,000 children aged 14 and younger. Approximately 70% of the 7,500 students attending the District’s 19 schools live in West Vancouver, while the remaining 30% commute in from outside the District<sup>19</sup>. Additionally, there are about 80 childcare and preschool facilities providing approximately 2,000 spaces for young children, including those requiring before- and after-school care.

<sup>19</sup> Vancouver Coastal Health & School District 45, 2024

## 5.2 Social Amenities

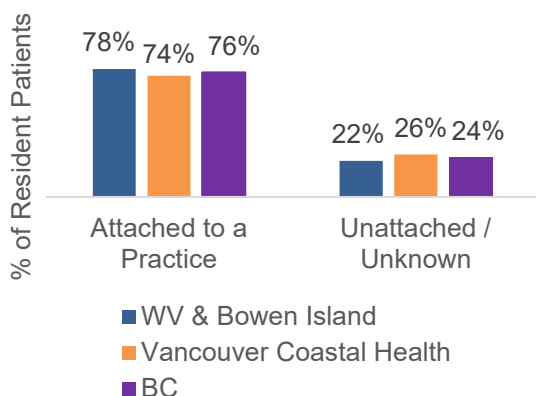
Figure 5.2.1 Community programming and services, 2024 West Van



### High Participation in Programs & Services

Community programs and services provide residents with recreational, health and wellness, and social and support opportunities. In 2024, West Vancouver’s main community centres, including the Ice Arena, Aquatic Centre, and Seniors’ Activity Centre, had nearly 1.5 million visitors. Together, these facilities offered almost 700 programs serving residents with diverse needs and interests.

Figure 5.2.2 Primary care attachment by health area, 2022-2023, BC Ministry of Health



### Healthcare Access

West Vancouver/Bowen Island health area 332 has a higher life expectancy (87 years) than Vancouver Coastal Health (VCH) at 85 years or BC at 82 years<sup>20</sup>. Additionally, health area 332 has up to 4% more resident patients attached to a primary care facility / clinic than VCH or BC<sup>21</sup>. The District has 12 pharmacies, staffed by more than 30 full-time pharmacists<sup>22</sup>.

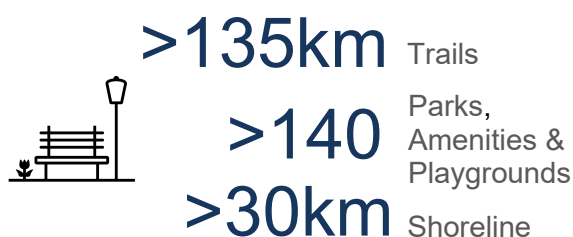
<sup>20</sup> BC Ministry of Health, Population Health Surveillance & Epidemiology, 2022, Statistics Canada, Census of Canada, 2021

<sup>21</sup> BC Ministry of Health, Family Physicians, 2022 – 2023

<sup>22</sup> College of Pharmacists of British Columbia, 2024

## 6 Environmental Resiliency

Figure 6.1 Natural capital assets, 2019 West Van



### Abundance of Natural Assets

West Vancouver contains some of the most biodiverse areas in the region, offering clean air, fresh drinking water and extensive recreational opportunities. The District manages over 140 parks, including sports amenities and playgrounds, and 135 km of trails. Additionally, more than 30 km of shoreline provide public waterfront access points, beaches, and piers.

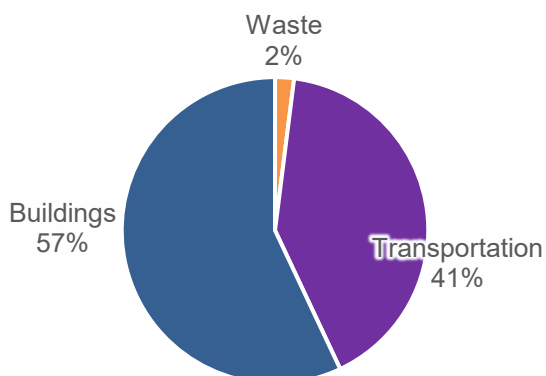
Figure 6.2 Valuation of natural capital, 2019 West Van



### Valuable Ecosystem Services

West Vancouver’s forests, waterways, foreshore, and parks provide an estimated \$3.2 billion in ecosystem services to the community. These features contribute to stormwater management, air purification, cooling, and coastal protection. However, they are also vulnerable to climate change impacts, such as sea level rise and wildfire.

Figure 6.3 Community emissions inventory, Climate Action Strategy, 2024 West Van



### GHG Emissions Action

In 2021, 98% of the District’s community greenhouse gas (GHG) emissions came from buildings and transportation. Personal-use vehicles traveling under 4 km formed the largest share of transportation emissions. Without further mitigative actions, emissions are projected to increase by 17% in 2050. West Vancouver declared a Climate Emergency in 2019 and has set GHG reduction targets of 45% below 2010 levels by 2030 and net-zero by 2050.

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