



BRITISH COLUMBIA
REAL ESTATE
ASSOCIATION

June 7, 2018

Honourable Mike Farnworth, MLA
Minister of Public Safety and Solicitor General
Room 128, Parliament Buildings
Victoria, BC V8V 1X4
Sent by email: PSSG.Minister@gov.bc.ca

Dear Minister,

Re: Ensuring Healthy Homes for British Columbians

The British Columbia Real Estate Association (BCREA) remains concerned with the risks posed by the personal cultivation of cannabis and home production of other drugs. Properties used in drug production can pose serious health and safety risks to the public—even if the property is no longer being used for drug production. That is why we recommend that the BC Government develop a consistent, centralized remediation process for homes used in drug operations.

Remediation standards are necessary to ensure homes used in drug operations are safe to reintroduce into the housing market, but currently there is no standardized process in BC. Instead, there is a patchwork of policies at the municipal level, which is insufficient to ensure the health and safety of residences and their occupants.

We recognize that developing a province-wide remediation process is complex. To help understand what such a process could look like, BCREA commissioned research from the University of the Fraser Valley.

The research recommends defining what constitutes a healthy home, which would serve as the baseline against which all remediation standards could be measured. This approach makes clear that the challenge is not with legal or illegal drug operations—it is with the damage that any drug operation can cause and the risks that they can pose to human safety and property.

This is a public health concern and, as such, a consistent remediation process could be effectively administered by the Ministry of Health. The research proposes a five-step remediation process in which a drug operation is discovered, inspected, remediated, inspected

1420 – 701 Georgia Street W, PO Box 10123, Pacific Centre, Vancouver, BC V7Y 1C6

President James Palanio
Past President Jim Stewart

President-Elect Michael Trites
Chief Executive Officer Darlene Hyde

bcrea@bcrea.bc.ca | 604.683.7702 (tel)
www.bcrea.bc.ca | 604.683.8601 (fax)



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again and finally designated a healthy home. Such an approach could facilitate a holistic response to ensuring healthy homes for British Columbians.

A structured remediation process would help to ensure that properties used in drug operations can be effectively and safely reintroduced into the housing market. Our research, a summary of which is attached to this letter, provides an example of what such a process could look like. You can read the full research paper here: <https://bit.ly/2rq47d9>.

Our research is intended as a starting point for future discussions and we look forward to building upon this idea with you when we meet on June 14. If you would like additional information in the meantime, please contact me directly (dhyde@bcrea.bc.ca; 604.742.2787).

BCREA is the professional association for more than 23,000 REALTORS® in BC, focusing on provincial issues that impact real estate. Working with the province's 11 real estate boards, BCREA provides continuing professional education, advocacy, economic research and standard forms to help REALTORS® provide value for their clients.

To demonstrate the profession's commitment to improving Quality of Life in BC communities, BCREA supports policies that encourage economic vitality, provide housing opportunities, respect the environment and build communities with good schools and safe neighbourhoods.

Sincerely,



Darlene Hyde

Chief Executive Officer

Encl. 1

Cc: Hon. Adrian Dix, Minister of Health (HLTH.Minister@gov.bc.ca)
Hon. Selina Robinson, Minister of Municipal Affairs and Housing
(MAH.Minister@gov.bc.ca)
Mike Morris, MLA – Public Safety Critic (mike.morris.mla@leg.bc.ca)
Joan Issacs, MLA – Coquitlam-Burke Mountain (joan.isaacs.mla@leg.bc.ca)
Mike Bernier, MLA – Peace River South (mike.bernier.mla@leg.bc.ca)
Sam Sullivan, MLA – Vancouver-False Creek (sam.sullivan.mla@leg.bc.ca)

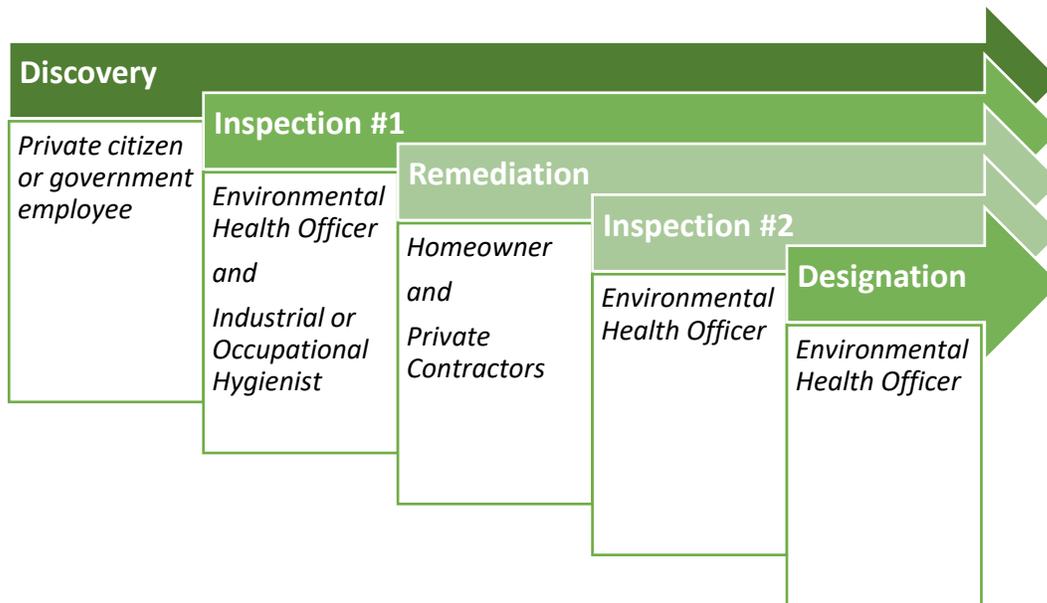


Ensuring Healthy Homes for British Columbians

May 2018

Considering the unique harms inflicted on homes used in the production of cannabis and synthetic drugs, a structured remediation process is essential to ensure such properties are effectively reintroduced into the housing market. Unfortunately, BC has no provincial policy framework.

Research conducted by the University of the Fraser Valley School of Criminology and Criminal Justice proposes a remediation process that takes a public health perspective and identifies roles and responsibilities for various stakeholders. Read the full research paper here: <https://bit.ly/2rq47d9>.



Stage	Description	Done by
D iscovery	Homes used for drug production are typically identified by self-reporting through application for a permit, through some sort of inspection, or by a neighbour. A report is made to the Ministry of Health.	Private citizen or government employee
I nspection #1	Qualified inspectors look for health hazards. If hazards exist, an order is issued to protect the public safety. Orders are publicly available, either through a website or on land titles.	Environmental Health Officer and Industrial or Occupational Hygienist
R emediation	Homeowners hire qualified contractors to bring the home up to healthy standards.	Homeowner and private contractors
I nspection #2	Provincial Environmental Health Officers inspect the home.	Environmental Health Officer
D esignation	Provincial Environmental Health Officers designate the home as fully remediated and healthy. All orders and land title notices are removed.	Environmental Health Officer