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s.13 ; s.14 ; s.17

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Withheld pursuant to/removed as

s.13 ; s.14



**From:** Schollen, Tasha GCPE:EX  
**To:** Madoc-Jones, Sian HOUS:EX; Sidhu-Umar, Kiran HOUS:EX; Gervais, Jesse HOUS:EX; Hosak, Mark HOUS:EX; Karimi, Nina HOUS:EX; Marriott, Sarah GCPE:EX  
**Cc:** Suddaby, Clay GCPE:EX; Butler, Liam GCPE:EX; Paterson, Travis GCPE:EX; Lakshmi, Hari GCPE:EX  
**Subject:** FINAL EY Report IB/QA  
**Date:** March 24, 2023 8:46:05 AM  
**Attachments:** IB\_EY Audit\_24 March 23\_FINAL.pdf  
QA\_EY Audit\_24 March 23\_FINAL.docx

---

Hello,  
IB is scheduled to go out at 10am today.

Thanks,  
Tasha

---

Tasha Schollen | Communications Manager  
Government Communications and Public Engagement  
Ministry of Housing  
Cell: 250-889-1121

---

## INFORMATION BULLETIN

For Immediate Release  
2023HOUS0020-000384  
March 24, 2023

Ministry of Housing

### **Ministry receives report on BC Housing, prepares for public release**

VICTORIA – Having received the report of the forensic investigation of BC Housing from the Office of the Comptroller General, the Minister of Housing has instructed the ministry to review the report and take the appropriate steps to release as much information to the public as the law permits.

Following a 2022 external review conducted by Ernst and Young under the direction of the Crown Agency Secretariat, and at the request of the Minister Responsible for Housing, the Office of the Comptroller General initiated a forensic investigation to further evaluate details of BC Housing's operations with select service providers.

The process for the release of this information is stipulated by the Freedom of Information and Protection of Privacy Act. The act includes a requirement that a public body must give sufficient notice to third parties before the release of information. The Province intends to release as much information as the law permits. The B.C. Public Service is carefully reviewing the report and ensuring due diligence under the appropriate legislative authority for release.

Media will be notified in advance of the public release of the report.

#### **Contact:**

Ministry of Housing  
Media Relations  
236 478-0251

---

Connect with the Province of B.C. at: [news.gov.bc.ca/connect](https://news.gov.bc.ca/connect)

**EY Review  
Questions & Answers**

---

**Key Messages:**

s.13

- 
- 
- The Act includes a requirement that a public body must give sufficient notice to third parties before the release of information.
- The BC Public Service is carefully reviewing the report and ensuring due diligence under the appropriate Legislative authority for release.
- Media will be notified in advance of the public release of the report.

**Questions and Answers:**

s.13

**From:** [noreply.newsondemand@gov.bc.ca](mailto:noreply.newsondemand@gov.bc.ca)  
**To:** [Marriott, Sarah GCPE:EX](#)  
**Subject:** BC Gov News - Ministry receives report on BC Housing, prepares for public release  
**Date:** March 24, 2023 10:03:21 AM

---



## Ministry receives report on BC Housing, prepares for public release

Having received the report of the forensic investigation of BC Housing from the Office of the Comptroller General, the Minister of Housing has instructed the ministry to review the report and take the appropriate steps to release as much information to the public as the law permits.

**READ MORE**

Government Operations, Housing, Services

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Please do not respond to this message

**From:** [Suddaby, Clay GCPE:EX](#)  
**To:** [Madoc-Jones, Sian HOUS:EX](#); [Marriott, Sarah GCPE:EX](#); [Schollen, Tasha GCPE:EX](#)  
**Subject:** Fwd: BC Gov News - Ministry receives report on BC Housing, prepares for public release  
**Date:** March 24, 2023 10:07:45 AM

---

FYI.

—  
Clay Suddaby (he/him)  
Communications Director  
BC Ministry of Housing  
Government Communications & Public Engagement

Mobile: 250-380-8947

---

**From:** Bob Mackin <[bob@thebreaker.news](mailto:bob@thebreaker.news)>  
**Sent:** Friday, March 24, 2023 10:04:59 AM  
**To:** [Clay.Suddaby@gov.bc.ca](mailto:Clay.Suddaby@gov.bc.ca) <[Clay.Suddaby@gov.bc.ca](mailto:Clay.Suddaby@gov.bc.ca)>; Tasha GCPE:EX Schollen <[Tasha.Schollen@gov.bc.ca](mailto:Tasha.Schollen@gov.bc.ca)>  
**Subject:** Fwd: BC Gov News - Ministry receives report on BC Housing, prepares for public release

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Hello,  
The news release doesn't indicate the date on which the forensic investigation report was received.  
What was the date the Ministry received the report?

Sincerely,

Bob Mackin

----- Forwarded message -----

**From:** <[noreply.newsondemand@gov.bc.ca](mailto:noreply.newsondemand@gov.bc.ca)>  
**Date:** Fri, Mar 24, 2023 at 10:02 AM  
**Subject:** BC Gov News - Ministry receives report on BC Housing, prepares for public release  
**To:** <[bob@thebreaker.news](mailto:bob@thebreaker.news)>

For Immediate Release  
2023HOUS0020-000384  
March 24, 2023

Ministry of Housing

INFORMATION BULLETIN

Ministry receives report on BC Housing, prepares for public release

VICTORIA - Having received the report of the forensic investigation of BC Housing from the Office of the Comptroller General, the Minister of Housing has instructed the ministry to review the report and take the appropriate steps to release as much information to the public as the law permits.

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Media will be notified in advance of the public release of the report.

Contact:

Ministry of Housing  
Media Relations  
236 478-0251

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Government Operations, Housing, Services

--

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[Subscribe to the newsletter](#)

**From:** [Suddaby, Clay GCPE:EX](#)  
**To:** [Madoc-Jones, Sian HOUS:EX](#); [Marriott, Sarah GCPE:EX](#)  
**Subject:** Fwd: FYI: update on forensic investigation  
**Date:** March 24, 2023 10:23:13 AM  
**Attachments:** [image001.png](#)

---

FYI BCH internal message re EY IB.

—  
Clay Suddaby (he/him)  
Communications Director  
BC Ministry of Housing  
Government Communications & Public Engagement

Mobile: 250-380-8947

---

**From:** Sara Goldvine <[sgoldvine@bchousing.org](mailto:sgoldvine@bchousing.org)>  
**Sent:** Friday, March 24, 2023 10:11:39 AM  
**To:** Suddaby, Clay GCPE:EX <[Clay.Suddaby@gov.bc.ca](mailto:Clay.Suddaby@gov.bc.ca)>  
**Cc:** Darren Harbord <[dharbord@bchousing.org](mailto:dharbord@bchousing.org)>  
**Subject:** FW: FYI: update on forensic investigation

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

FYI

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**From:** Sara Goldvine <[sgoldvine@bchousing.org](mailto:sgoldvine@bchousing.org)>  
**Sent:** Friday, March 24, 2023 10:08 AM  
**To:** \_Directors <[Directors@bchousing.org](mailto:Directors@bchousing.org)>  
**Subject:** FYI: update on forensic investigation

Good morning,

The Ministry of Housing has just released an update on the forensic investigation. Following the 2022 review by Ernst and Young (EY), the Office of the Comptroller General at the request of the Minister Responsible for Housing initiated this forensic investigation to further evaluate details of BC Housing's operations with select service providers.

The Information Bulletin is on [the government website](#). Here are highlights:

- The Minister of Housing has received the report of the forensic investigation of BC Housing from the Office of the Comptroller General.
- The process for the release of the report is stipulated by the Freedom of Information and

Protection of Privacy Act.

- The Act includes a requirement that a public body must give sufficient notice to third parties before the release of information.
- The BC Public Service is carefully reviewing the report and ensuring due diligence under the appropriate Legislative authority for release.
- The Province intends to release as much information as the law permits.
- BC Housing and the media will be notified in advance of the public release.

s.13

Any enquiries from the media or the public should be directed to [media@bchousing.org](mailto:media@bchousing.org). Media responses today will be led by the Ministry of Housing.

Once there is more information to share, the executive team will work with all of you to update employees. In the meantime, if you have questions, please reach out to me or to your VP.



Best,

Sara



---

Sara Goldvine | Vice President, Communications and Public Affairs (she/they)

604-218-1504 | [sgoldvine@bchousing.org](mailto:sgoldvine@bchousing.org) | [www.bchousing.org](http://www.bchousing.org)

With acknowledgement and gratitude to the xʷməθkʷəy̓əm (Musqueam), Skwxwú7mesh (Squamish), and səliłwətał (Tseil-Waututh), on whose traditional lands I live and work.

**From:** [Paterson, Travis GCPE:EX](#)  
**To:** [Karimi, Nina HOUS:EX](#); [Madoc-Jones, Sian HOUS:EX](#); [Marriott, Sarah GCPE:EX](#); [Hosak, Mark HOUS:EX](#); [Gervais, Jesse HOUS:EX](#); [Sidhu-Umar, Kiran HOUS:EX](#)  
**Cc:** [Suddaby, Clay GCPE:EX](#); [Schollen, Tasha GCPE:EX](#); [Butler, Liam GCPE:EX](#); [Lakshmi, Hari GCPE:EX](#)  
**Subject:** 330pm Media Requests  
**Date:** March 24, 2023 3:28:50 PM

---

## 2 Media requests

Bob Mackin/Breaker – EY report – **Due 430pm**

Bill Metcalfe/Nelson Star – RTA follow up – **Due ASAP**

## OK for HOUS to respond?

### Reporter

Bob Mackin, Reporter  
The Breaker News  
[bob@thebreaker.news](mailto:bob@thebreaker.news)  
604-982-9130 c: 604-724-5604

**Deadline** 4:30 PM

### Request

The news release doesn't indicate the date on which the forensic investigation report was received.

What was the date the Ministry received the report?

## Recommendation **HOUS to send response**

Further details will be made available when the report is made public.

## OK for HOUS to respond?

### Reporter

Bill Metcalfe, Reporter  
Nelson Star  
[bill.metcalfe@nelsonstar.com](mailto:bill.metcalfe@nelsonstar.com)  
250-352-1890 c: 250-352-7670

**Deadline** 3:00 PM

### Request

Given that assisted living facilities are not covered by the Residential Tenancy Act, in a building that houses some assisted living tenants and some independent living clients, it would appear that the act would apply to some of those tenants and not others. Is this correct, or is the whole building exempt from the RTA because it is a registered assisted living facility? It's called Lake View Village, in Nelson

## **Recommendation Follow Up Response**

Yes it is possible for the RTA to apply to some tenants and not others.

### **Background**

This is a follow-up to a media request from March 17, 2023.

#### *REQUEST:*

A tenancy agreement in a large apartment building states that the rent includes not just occupancy but meals and regular cleaning services.

Can a landlord apply for a rent increase of more than 2% on the basis that the portion of the rent that is for cleaning and meals is not rent, and can therefore be separated out and increased by more than 2%?

In other words, can the portion of the rent that is for cleaning and meals be considered to be not covered by the RTA?

#### *RESPONSE:*

Provided Background

- If it was a singular rental agreement that stated that the rent includes meals and regular cleaning services, then the Residential Tenancy Act would apply. That means that the landlord is still only permitted to increase the rent once in a 12-month period, from the last increase or when the rent was initially set, and is subject to the annual rent increase limit.
- However, some services can be offered in addition to a tenancy agreement – for example, renting a parking spot through a separate agreement – which would be excluded from the Residential Tenancy Act.
- Without knowing how the tenancy agreement is structured, this is a challenging question to answer. A determination as to whether the Act applies to the rent, cleaning and meals that are provided by this particular landlord, would have to be made by the Director, upon application to the Residential Tenancy Branch.

**From:** [Suddaby, Clay GCPE:EX](#)  
**To:** [Madoc-Jones, Sian HOUS:EX](#); [Karimi, Nina HOUS:EX](#); [Marriott, Sarah GCPE:EX](#)  
**Cc:** [Schollen, Tasha GCPE:EX](#)  
**Subject:** FW: Response to media request  
**Date:** March 24, 2023 6:03:52 PM

---

FYI only, we're not taking any further action on this.

---

**From:** Paterson, Travis GCPE:EX <[Travis.Paterson@gov.bc.ca](mailto:Travis.Paterson@gov.bc.ca)>  
**Sent:** Friday, March 24, 2023 4:33 PM  
**To:** Schollen, Tasha GCPE:EX <[Tasha.Schollen@gov.bc.ca](mailto:Tasha.Schollen@gov.bc.ca)>  
**Cc:** Suddaby, Clay GCPE:EX <[Clay.Suddaby@gov.bc.ca](mailto:Clay.Suddaby@gov.bc.ca)>  
**Subject:** FW: Response to media request

---

**From:** Bob Mackin <[bob@thebreaker.news](mailto:bob@thebreaker.news)>  
**Sent:** Friday, March 24, 2023 4:33 PM  
**To:** Paterson, Travis GCPE:EX <[Travis.Paterson@gov.bc.ca](mailto:Travis.Paterson@gov.bc.ca)>  
**Cc:**<sup>s.17</sup>  
**Subject:** Re: Response to media request

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Hello,  
With all due respect, the Ministry issued a news release today saying that the report was received and it would be released after going through FIPPA processes. I didn't ask for "further details" about the content of the report. I obviously understand you cannot provide any details about the contents of the report at this point. I simply asked for the date that was omitted from the news release about when the report was received by the Ministry.  
Will you please provide me the date that the report was received by the Ministry?

Sincerely,

Bob Mackin

On Fri, Mar 24, 2023 at 4:19 PM Paterson, Travis GCPE:EX <[Travis.Paterson@gov.bc.ca](mailto:Travis.Paterson@gov.bc.ca)> wrote:

Hi Bob

Response from the Ministry of Housing.

Further details will be made available when the report is made public.

Thanks

Travis

**Travis Paterson** | Senior Public Affairs Officer  
Government Communications and Public Engagement  
Ministry of Housing  
250-882-8105  
*he, him*

### **Request**

The news release doesn't indicate the date on which the forensic investigation report was received.

What was the date the Ministry received the report?

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[Subscribe to the newsletter](#)

**From:** [Paterson, Travis GCPE:EX](#)  
**To:** [Madoc-Jones, Sian HOUS:EX](#); [Karimi, Nina HOUS:EX](#); [Marriott, Sarah GCPE:EX](#); [Hosak, Mark HOUS:EX](#); [Gervais, Jesse HOUS:EX](#); [Sidhu-Umar, Kiran HOUS:EX](#)  
**Cc:** [Suddaby, Clay GCPE:EX](#); [Schollen, Tasha GCPE:EX](#); [Butler, Liam GCPE:EX](#); [Lakshmi, Hari GCPE:EX](#)  
**Subject:** RE: 355 pm Media Requests  
**Date:** March 24, 2023 4:14:28 PM

---

OK thanks

---

**From:** Madoc-Jones, Sian HOUS:EX <[Sian.MadocJones@gov.bc.ca](mailto:Sian.MadocJones@gov.bc.ca)>  
**Sent:** Friday, March 24, 2023 4:14 PM  
**To:** Paterson, Travis GCPE:EX <[Travis.Paterson@gov.bc.ca](mailto:Travis.Paterson@gov.bc.ca)>; Karimi, Nina HOUS:EX <[Nina.Karimi@gov.bc.ca](mailto:Nina.Karimi@gov.bc.ca)>; Marriott, Sarah GCPE:EX <[Sarah.Marriott@gov.bc.ca](mailto:Sarah.Marriott@gov.bc.ca)>; Hosak, Mark HOUS:EX <[Mark.Hosak@gov.bc.ca](mailto:Mark.Hosak@gov.bc.ca)>; Gervais, Jesse HOUS:EX <[Jesse.Gervais@gov.bc.ca](mailto:Jesse.Gervais@gov.bc.ca)>; Sidhu-Umar, Kiran HOUS:EX <[Kiran.Sidhu-Umar@gov.bc.ca](mailto:Kiran.Sidhu-Umar@gov.bc.ca)>  
**Cc:** Suddaby, Clay GCPE:EX <[Clay.Suddaby@gov.bc.ca](mailto:Clay.Suddaby@gov.bc.ca)>; Schollen, Tasha GCPE:EX <[Tasha.Schollen@gov.bc.ca](mailto:Tasha.Schollen@gov.bc.ca)>; Butler, Liam GCPE:EX <[Liam.Butler@gov.bc.ca](mailto:Liam.Butler@gov.bc.ca)>; Lakshmi, Hari GCPE:EX <[Hari.Lakshmi@gov.bc.ca](mailto:Hari.Lakshmi@gov.bc.ca)>  
**Subject:** RE: 355 pm Media Requests

All approved thank you folks!

---

**From:** Paterson, Travis GCPE:EX <[Travis.Paterson@gov.bc.ca](mailto:Travis.Paterson@gov.bc.ca)>  
**Sent:** Friday, March 24, 2023 3:54 PM  
**To:** Karimi, Nina HOUS:EX <[Nina.Karimi@gov.bc.ca](mailto:Nina.Karimi@gov.bc.ca)>; Madoc-Jones, Sian HOUS:EX <[Sian.MadocJones@gov.bc.ca](mailto:Sian.MadocJones@gov.bc.ca)>; Marriott, Sarah GCPE:EX <[Sarah.Marriott@gov.bc.ca](mailto:Sarah.Marriott@gov.bc.ca)>; Hosak, Mark HOUS:EX <[Mark.Hosak@gov.bc.ca](mailto:Mark.Hosak@gov.bc.ca)>; Gervais, Jesse HOUS:EX <[Jesse.Gervais@gov.bc.ca](mailto:Jesse.Gervais@gov.bc.ca)>; Sidhu-Umar, Kiran HOUS:EX <[Kiran.Sidhu-Umar@gov.bc.ca](mailto:Kiran.Sidhu-Umar@gov.bc.ca)>  
**Cc:** Suddaby, Clay GCPE:EX <[Clay.Suddaby@gov.bc.ca](mailto:Clay.Suddaby@gov.bc.ca)>; Schollen, Tasha GCPE:EX <[Tasha.Schollen@gov.bc.ca](mailto:Tasha.Schollen@gov.bc.ca)>; Butler, Liam GCPE:EX <[Liam.Butler@gov.bc.ca](mailto:Liam.Butler@gov.bc.ca)>; Lakshmi, Hari GCPE:EX <[Hari.Lakshmi@gov.bc.ca](mailto:Hari.Lakshmi@gov.bc.ca)>  
**Subject:** 355 pm Media Requests

### 3 Media requests

David Wiwchar/The Peak Port Alberni – PASS Our Home - **Due 5pm**  
Bob Mackin/Breaker – EY report – **Due 430pm**  
Bill Metcalfe/Nelson Star – RTA follow up – **Due ASAP**

**OK for BCH to respond ?**

### Reporter

David Wiwchar, News Director

The Peak 93.3 FM (Port Alberni) CJAV  
[david.wiwchar@jpbg.ca](mailto:david.wiwchar@jpbg.ca)  
250-723-2455 c: 250-731-4728

**Deadline** 5 pm

### **Request**

Is there someone I can interview about this? (he copied the Port Alberni PAFC IB – we asked for questions and timeline)

I don't usually send questions in advance – I'm not sure many reporters do – an interview is simply a conversation and can go in many directions.

I would like to know why the contract with the Shelter Society was not renewed?

I would also like to know why BC Housing has chosen PAFC considering their current 'little homes' project is more than 6 months behind schedule?

### **Background for Ministry:**

BCH is declining the interview.<sup>s.13</sup>  
s.13

### **Recommendation – BCH to provide background**

BC Housing has a duty to shelter guests and supportive housing residents, as well as the community of Port Alberni, to ensure shelters and supportive housing are appropriately operated and that residents and staff are being supported. Due to this responsibility, BC Housing did not renew the Port Alberni Shelter Society's contract to operate the supportive housing or shelter at Our Home at 8<sup>th</sup>. Because this matter is being discussed through legal counsel, we cannot comment further.

BC Housing invited select, Indigenous-focused housing and shelter non-profit operators to submit proposals to manage Our Home at 8<sup>th</sup>. The invitation was focused on Indigenous-led operators to best support guests and residents, the majority of whom identify as Indigenous.

The Port Alberni Friendship Center (PAFC) was selected due to its robust operating proposal that contained the Indigenous-focused programming that will be essential to supporting clients at Our Home at 8<sup>th</sup>. Each program and activity at Our Home at 8<sup>th</sup> will be based in the Nuuchahnulth and other cultures, traditions, and language. PAFC Elders will support many of the programs and activities and many will be fluent in the Nuuchahnulth language. In addition to programs and

activities, PAFC will host and participate in community events and celebrations that offer an inclusive Indigenous perspective.

While there have been some construction delays to the Walyaqil Tiny Shelter Village, we remain confident in PAFC's abilities as a supportive housing operator and look forward to seeing the shelter open soon.

**OK for HOUS to respond?**

**Reporter**

Bob Mackin, Reporter  
The Breaker News  
[bob@thebreaker.news](mailto:bob@thebreaker.news)  
604-982-9130 c: 604-724-5604

**Deadline** 4:30 PM

**Request**

The news release doesn't indicate the date on which the forensic investigation report was received.

What was the date the Ministry received the report?

**Recommendation HOUS to send response**

Further details will be made available when the report is made public.

**OK for HOUS to respond?**

**Reporter**

Bill Metcalfe, Reporter  
Nelson Star  
[bill.metcalfe@nelsonstar.com](mailto:bill.metcalfe@nelsonstar.com)  
250-352-1890 c: 250-352-7670

**Deadline** 3:00 PM

**Request**

Given that assisted living facilities are not covered by the Residential Tenancy Act, in a building that houses some assisted living tenants and some independent living clients, it would appear that the act would apply to some of those tenants and not others. Is this correct, or is the whole building exempt from the RTA because it is a registered assisted living facility? It's called Lake View Village, in Nelson

**Recommendation Follow Up Response**



Yes it is possible for the RTA to apply to some tenants and not others.

### **Background**

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#### *REQUEST:*

A tenancy agreement in a large apartment building states that the rent includes not just occupancy but meals and regular cleaning services.

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#### *RESPONSE:*

Provided Background

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- However, some services can be offered in addition to a tenancy agreement – for example, renting a parking spot through a separate agreement – which would be excluded from the Residential Tenancy Act.
- Without knowing how the tenancy agreement is structured, this is a challenging question to answer. A determination as to whether the Act applies to the rent, cleaning and meals that are provided by this particular landlord, would have to be made by the Director, upon application to the Residential Tenancy Branch.

## Howlett, Tim GCPE:EX

---

**From:** Madoc-Jones, Sian HOUS:EX  
**Sent:** March 24, 2023 8:46 AM  
**To:** Smith, George PREM:EX; Howlett, Tim GCPE:EX  
**Subject:** FW: FINAL EY Report IB/QA  
**Attachments:** IB\_EY Audit\_24 March 23\_FINAL.pdf; QA\_EY Audit\_24 March 23\_FINAL.docx

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

FYI

---

**From:** Schollen, Tasha GCPE:EX <Tasha.Schollen@gov.bc.ca>  
**Sent:** Friday, March 24, 2023 8:46 AM  
**To:** Madoc-Jones, Sian HOUS:EX <Sian.MadocJones@gov.bc.ca>; Sidhu-Umar, Kiran HOUS:EX <Kiran.Sidhu-Umar@gov.bc.ca>; Gervais, Jesse HOUS:EX <Jesse.Gervais@gov.bc.ca>; Hosak, Mark HOUS:EX <Mark.Hosak@gov.bc.ca>; Karimi, Nina HOUS:EX <Nina.Karimi@gov.bc.ca>; Marriott, Sarah GCPE:EX <Sarah.Marriott@gov.bc.ca>  
**Cc:** Suddaby, Clay GCPE:EX <Clay.Suddaby@gov.bc.ca>; Butler, Liam GCPE:EX <Liam.Butler@gov.bc.ca>; Paterson, Travis GCPE:EX <Travis.Paterson@gov.bc.ca>; Lakshmi, Hari GCPE:EX <Hari.Lakshmi@gov.bc.ca>  
**Subject:** FINAL EY Report IB/QA

Hello,  
IB is scheduled to go out at 10am today.

Thanks,  
Tasha

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Tasha Schollen | Communications Manager  
Government Communications and Public Engagement  
Ministry of Housing  
Cell: 250-889-1121

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Withheld pursuant to/removed as

s.14

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Withheld pursuant to/removed as

s.13 ; s.14 ; s.17