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On Campus Student Housing Policy

1.0 Preamble

Housing affordability has become a key problem in British Columbia, and due to decreasing vacancy rates, students have increasing difficulty finding stable, affordable, and accessible student housing. Without student housing, many students may be unable to start, or complete their studies.

It is the opinion of the KSA that the provincial government as well as Kwantlen Polytechnic University should fulfill the opportunity to benefit student life and decrease barriers to the access of education. On campus housing relieves the burden on the transportation system as well as the housing market, and so improves the lives of all students, not solely those that live in the housing units.

KPU has the capability to build on campus housing but is being restricted from doing so by provincial government regulation that prevents it from taking on debt. While the provincial government has a role in overseeing sound financial spending, debts incurred to build student housing are 'self-supporting' in that the housing fees charged service the debt load.

2.0 Definitions

On Campus Student Housing: Housing units built for use by students on campus and owned and administered by post-secondary institutions.

Vacancy Rate: The percentage of a market's existing rental property available for rent at a given time; a healthy market is one that has 3-4% vacancy rate, meaning that there is a reasonable amount of housing stock available for potential renters to choose from. At 0.7% vacancy, Metro Vancouver is in a housing crisis, where prices are being driven up and potential renters face severe limitations to their ability to rent.

3.0 Policy

Whereas inaccessible housing is a barrier to education;

Whereas the vacancy rate in metro vancouver is 0.7%, leaving many students unable to find housing solutions;



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Whereas students typically compete with the low income renter market, filling housing that would otherwise be utilized by vulnerable income groups;

Whereas housing students on campus builds the university community and places students in proximity to their studies, reducing time spent commuting and easing the burden on often overloaded transit routes and roads;

Whereas international students face housing barriers due to their unfamiliarity with the housing market;

Whereas many short term trades programs are attended by students from outside of Metro Vancouver or the Fraser Valley, often resulting in expensive stays in nearby hotels to complete their programs;

Whereas the provincial government has financial levers that can better enable Universities to finance the development of housing, including but not limited to enabling post-secondary institutions to take on debt, as well as financing the initial payments to begin construction;

4.0 Resolution

Therefore Be It Resolved that the KSA supports the development of University administered and built student housing on campus,

Be It Further Resolved that the KSA encourages the Provincial government to enable Universities to take on debt for purposes of self-supported student housing development, and

Be It Further Resolved that the KSA believes that the Provincial government should fund the building of on-campus student housing.