

FIPPA Sec. 22 (1)

From: Clara Chalifour FIPPA Sec. 22 (1)
Sent: November 17, 2021 10:33 PM
To: Shafizadeh, Parissa; Clerks
Cc: FIPPA Sec. 22 (1)
Subject: Bby Zoning Bylaw 1965, Amendment Bylaw No. 25,2021 - Bylaw No. 14382, Rez. #19-62 at 3550 Wayburne Drive

Categories: PH - Info Complete, Public Hearing

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Dear Sir/Madam,

Re: Bby Zoning Bylaw 1965, Amendment Bylaw No. 25,2021 - Bylaw No. 14382, Rez.#19-62 at 3550 Wayburne Drive

Am writing in response to information received, that the above-named property, original planned for 16 single family homes is now applying for rezoning to build 130 units consisting of 87 strata units and 47 rental units.

I have been a resident on Hardwick street since 2006 and moved here to be able to have quiet enjoyment of this lovely neighbourhood. I am concerned and respectfully object to having a developer muscle in to our quiet neighbourhood, bringing noise and traffic congestion and be robbed of parking and quiet enjoyment.

Trust that council would take my concern and objection into consideration.

Respectfully submitted with Thanks,

Clara Chalifour
5126 Hardwick Street
Burnaby BC

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From: Graham Lougheed FIPPA Sec. 22 (1)
Sent: November 18, 2021 12:31 PM
To: Clerks
Subject: 3550 Wayburne Drive - Rez. #19-62
Categories: PH - Info Complete, Public Hearing

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Good afternoon,

This email is to voice my support for the subject rezoning, which constitutes an appropriate use of this transitional development site.

Our family has resided at 4766 Laurelwood Place for over 25 years, and given the changes which are occurring both locally and regionally, the development proposal is certainly not out of context; it will provide additional and much needed homes for both the market and non-market consumers.

I note that I was approached by a neighbour to sign a petition in opposition to this proposal, but it is my opinion that those in opposition lack perspective and would only be satisfied with additional single family homes on the subject development site, which would be wholly inappropriate.

I would also like to express my strong support for additional sidewalks adjacent to the development site, and, more broadly, in the immediate neighbourhood. Clearly, we all need to continue with efforts to reduce our carbon footprint, and enhancing the pedestrian environment is a good step towards that goal.

Thank you very much for your efforts on behalf of the residents of the City of Burnaby.

Sincerely,

Graham Lougheed

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From: WebAdmin@burnaby.ca on behalf of City of Burnaby
<WebAdmin@burnaby.ca>
Sent: November 18, 2021 12:38 PM
To: Clerks
Subject: Webform submission from: Public Hearings #5
Categories: PH - Info Complete, Public Hearing

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Submitted on Thu, 11/18/2021 - 12:38
Submission # 5

Submitted values are:

Name
Denysa Leung

Address
5060 Hardwick Street
Burnaby. V5G 1P7

Email Address
FIPPA Sec. 22 (1)

Rezoning application or bylaw number
14382

Submission

When my husband and I bought this house, it was proposed to be 16 unit only compared to the current proposal of 130 mixed family units. There is already congestion due to students parking in the area, and will deter young families from wanting to continue to live in this neighbourhood. The increase in units will create crime, more pollution, more traffic, rodents, etc. Families have bought homes in this neighbourhood because it is quiet and safe to have their kids outside of their house to play. Increasing the residential numbers at 3550 Waynurne Drive will create more unhappiness and noise from current residents who are new and long time residents of Garden Grove neighbourhood.

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From: WebAdmin@burnaby.ca on behalf of City of Burnaby
<WebAdmin@burnaby.ca>
Sent: November 18, 2021 12:53 PM
To: Clerks
Subject: Webform submission from: Public Hearings #6
Categories: PH - Info Complete, Public Hearing

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Submitted on Thu, 11/18/2021 - 12:52
Submission # 6

Submitted values are:

Name
Maureen Hopper

Address
4746 Willowdale place
Burnaby . V5g4b4

Email Address
FIPPA Sec. 22 (1)

Rezoning application or bylaw number
14382

Submission
Major Hurley and Burnaby Council

I was shocked to see the latest development proposal for 3550 Wayburne.
The density the developer wants and you are considering is easily two to three times more than we have in Greentree Village for a similar section of land.

And to be granted 130 units because of a "concession" of 18 being non-market is ridiculous!

The added density and traffic of this housing would add enormous pressure to the already busy comings and goings from the BCIT campus, let alone the uncontrolled high speed traffic and danger on Wayburne Avenue..... that we presently deal with.

Our 700 (approx) townhouses in Greentree are a model of an appropriate density that makes for a liveable Community In a Burnaby that is otherwise losing its way with massive high rise development.

I am asking that you
Please vote NO to this proposal.

Thank you
Maureen Hopper

FIPPA Sec. 22 (1)

From: WebAdmin@burnaby.ca on behalf of City of Burnaby
<WebAdmin@burnaby.ca>
Sent: November 18, 2021 10:08 PM
To: Clerks
Subject: Webform submission from: Public Hearings #7
Categories: PH - Info Complete, Public Hearing

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Submitted on Thu, 11/18/2021 - 22:08
Submission # 7

Submitted values are:

Name
Matthew Loh

Address
5060 Hardwick St
Burnaby . V5G1P7

Email Address
FIPPA Sec. 22 (1)

Rezoning application or bylaw number
By Law # 14382. Re: 3550 Wayburne Drive.

Submission

Being born and raised in East Vancouver, I was skeptical moving into Burnaby when we purchased our house recently. I was amazed at what a beautiful city that was just next door to the city I grew up in. I'm happy to have our family move into Garden Grove. I will not live anywhere else!

With this new bylaw, we were proposed to be ONLY 16 units compared to the current proposal of 130 mixed family units. I understand that housing is important in our congested city, but we already have issues with traffic coming through our street. Lots of students and workers cut through to access Wayburne from Canada Way. I have to restrict my toddler son playing outside our front yard due to this concern. The increase in units will only create more problems. We have seen rodents, moles, and raccoons. This will only give them more of a place to hangout. With more cars, there will be an influx of pollution and crime (break-ins). Isn't Burnaby a city suppose to be a well planned and solid community?

Families have bought homes so they can raise their families in a peaceful and family freeing environment. Increasing the residential numbers at 3550 Wayburne Drive will destroy our city.

Please don't turn do this to our beautiful neighbourhood.

Thank you for your time.

FIPPA Sec. 22 (1)

From: Shelly Ip FIPPA Sec. 22 (1)
Sent: November 18, 2021 11:52 PM
To: Clerks
Subject: Rezoning of 3550 Wayburne Drive
Categories: PH - Info Complete, Public Hearing

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Mishelle Ip
Place
BC

4718 Laurelwood
Burnaby,
V5G 4B2

November 19, 2021

Dear Mayor and Council,

I am writing in regard to the proposed rezoning of 3550 Wayburne Drive to allow for the construction of 130 townhouse units. As a long-time resident of Greentree Village, I have some serious reservations about this.

My primary concern is the density of this proposed development. 130 units on this plot of land is much, much higher than anything in the neighbourhood. A similar sized area in Greentree Village would have between 30 and 40 units; the area to the east of Westminster Drive would have even less – probably between 10 and 15 homes. With up to 10 times the density of the surrounding area, this is far beyond “gentle densification”. I feel strongly that any development in this area should reflect the original plans of the city for this community – a low density residential neighbourhood with a lot of green space.

I was unable to find any images of what this development would look like, but given the number of units, these buildings must be multi-story, and I suspect more in appearance of small apartment buildings than townhouses. All the residential buildings in a wide radius are single and two story dwellings. I would ask you to please keep any development in character with our community.

And finally, traffic and parking is also a concern. Greentree Village is one of the few areas in Burnaby where it is still safe for children to play outside on their own. What will happen when hundreds of additional cars regularly pass through our neighbourhood? With a potential of up to 500 new residents in the area, traffic will certainly increase. And while I am sure that there will be underground parking, I highly doubt it will be sufficient. Our community, in particular Garden Grove Drive, is already inundated with BCIT students parking from as early as 8 am till as late as 10 pm. The existing parking restrictions are completely inadequate and rarely enforced. I hate to think of what our streets will look like with this large of a population increase.

I ask you as a council to not permit this rezoning for stacked townhouses. Please consider supporting instead the development of single family residences or townhouses with similar density to that of the rest of the community. Please do not change the face of our neighbourhood.

Sincerely,

Mishelle Ip