

From: Jordan C [FIPPA Sec. 22 \(1\)](#)
Sent: Tuesday, June 27, 2023 9:54 AM
To: LegislativeServices <LegislativeServices@burnaby.ca>
Subject: 7388 Southwynde Avenue

Rez Ref # 22-02
Bylaw # 14578

Hi There Burnaby,

Wondering what the process for approval and edits to the possible development at 7388 Southwynde since there's an application for a 6 storey multi family with childcare facility?

Some points of concern:

1. Polygon's development is still wrapping up and people have not fully moved in yet. How will traffic be in the area; during and after construction if this development moves forward?
2. There is only 1 commercial store in the area (Kim's market), with new developments and to reduce reliance on cars and build communities; will there be a requirement for more commercial space? (Beverages; food; etc that would match the area since there's trails, a park, and Kim's mart is already a grocery store). The area already has 2 childcare complexes and an elementary school resulting in very high traffic already; BC Hydro also has their office nearby too.
3. What does non-market housing mean, will this be allowed to be priced higher or lower than market values so neighbouring properties are not greatly affected?
4. With the area already densely packed and the roads being so busy in the area already, will there be any possibility of requiring the development to be prefabricated wood frame construction, 3 storey building, to minimize the impact on homes and people in the area? (To also match the building complexes on Southwynde Avenue)

Regards,

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From: Jordan C <FIPPA Sec. 22 (1)>
Sent: Tuesday, June 27, 2023 11:06 AM
To: LegislativeServices
Subject: Re: 7388 Southwynde Avenue

Categories: Public Hearing

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Hi There,
Kindly find my information below:
Jordan Cheng
601-7418 Byrnespark Walk
Burnaby, BC
Canada, V3N 0B3

Regards,

On Tue, Jun 27, 2023 at 10:46 AM LegislativeServices <LegislativeServices@burnaby.ca> wrote:

This is to acknowledge receipt of your email.

Submissions should contain the writer's full name (first and last), and residential address including suite number which become part of public record. Please reply as soon as possible for Council's consideration.

Thank you.

City of Burnaby

Legislative Services

Phone: 604-294-7290

City of Burnaby | Corporate Services

4949 Canada Way | Burnaby, BC V5G 1M2

Our Purpose: To create the city that we all want to live in and be in.

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From: Chenglin Ma FIPPA Sec. 22 (1)
Sent: Tuesday, June 27, 2023 9:59 AM
To: LegislativeServices
Subject: 7388 Southwynde Ave Proposed Building Project

Categories: PH - Info Complete, Public Hearing

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Dear Burnaby City Council,

I am writing to express my concerns about the proposed construction of a non-market rental building in the area.

- Most residents in the area are home owners - not tenants. This rental building does not match with the community in the area.
- Most residents in the area are families. There are a lot of kids play on this street. The commercial building would cause traffic overflows, health, and safety concerns.
- There are already new buildings (Green project) arisen on this street just recently within 50 metres of the location of the proposed rental building. Sufficient residential resources already on this street.
- I am not going against the city's development plan, but come on, plan something better for the area. This rental building is gonna lower the quality of life for everyone living in the area.

Thank you for hearing and considering our voice.

Chenglin Ma

7418 Byrnepark Walk, Burnaby
FIPPA Sec. 22 (1)

From: Johanna Bonogofsky <johbonogofsky@gmail.com>
Sent: Tuesday, June 27, 2023 11:06 AM
To: LegislativeServices
Subject: Regarding 7388 Southwynde Ave

Rez Ref # 22-02

Bylaw # _____

Categories: Public Hearing, PH - Needs Addit'l Info

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Good morning,

Writing to you today regarding the planned development for 7388 Southwynde Ave in Burnaby. As a homeowner with a young child in the neighbourhood, I'd like to share my thoughts. Our unit directly faces the lot itself, and we have a few concerns. First, I'd like to acknowledge that I'm very aware of how important low income housing is, and the housing crisis in the lower mainland is a real issue. For a property such as this however, my husband and I feel that this location is not ideal for such a development.

We (as well as every neighbour we've spoken to) are concerned about the loss of natural land for the wildlife and trees. Not to mention the years of construction that we've already gone through with Byrnepark Walk just down the street. This is a very quiet and safe neighbourhood, with a number of homes next to each other, full of small children that need this safety. We've spoken with our realtor and mortgage broker who advised that while the criteria to even be eligible for one of these low income rentals is strict, these buildings tend to fall into decline faster and increase the probability of safety issues for adjacent properties.

While low income housing is important, we feel strongly that our quiet and family-oriented forested neighbourhood is not suitable for such a development. Perhaps a different land lot might be considered that is already paved/empty, since this lot is full of trees and plant life, and is home to wildlife.

Thank you for your time.

Regards,

Johanna Bonogofsky

From: Chris Verhagen FIPPA Sec. 22 (1)
Sent: Tuesday, June 27, 2023 12:09 PM
To: LegislativeServices
Subject: Re: 7388 Southwynde Avenue zoning application

Categories: Public Hearing

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My apologies, I did not include our address in the previous email. Here is the same message again, but with our address attached so that it can be included for the public record:

Hi Legislative Services,

We would like to voice our opposition to the zoning application for 7388 Southwynde Avenue. We strongly believe that it is important to preserve the natural environment in Burnaby in general, and at this location in particular. The proposed six-story building would not only destroy some of the nature that gives the area its welcoming and peaceful atmosphere, but also tower over the other buildings in the area, and clash with and ruin the till-now carefully considered urban design of the area. We are certainly not alone in the neighbourhood in feeling this way. The encroachment on natural spaces that started with Byrnespark by Polygon and is being pushed further with this and presumably other attempted developments to follow is reckless, ill-considered, and wholly unpalatable.

To date we have already been extremely disappointed by our city's lack of transparency on this matter. We have recently received mail to provide input on the new City Hall and the Edmonds Town Centre, but were given no communication about this sudden construction project right in our backyard. If I hadn't been down there on a walk with my dog last week I wouldn't even have known about it. I wonder why City Council would want to try to pass this zoning application through so quietly, without consideration of the constituents who will be affected by it? Is that fair representation for the residents to whom City Council owes its jobs and is responsible?

We will be participating in the public hearing tonight as well. We will be watching very closely to see which municipally elected representatives actually listen to residents and support preserving the natural spaces that Burnaby still has, and which are intent on destroying them in favour of short-term gains, corporate interests, and more empty homes. This will be a great litmus test to see which candidates we will consider voting for in the future, and which candidates we will actively discourage voting for in our circles of influence going forward.

Thank you for your consideration.

Chris and Eunhee Verhagen
56-7488 Southwynde Ave.
Burnaby, BC V3N 5C6

On Tue, Jun 27, 2023 at 12:03 PM Chris Verhagen FIPPA Sec. 22 (1) wrote:
Hi Legislative Services,

We would like to voice our opposition to the zoning application for 7388 Southwynde Avenue. We strongly believe that it is important to preserve the natural environment in Burnaby in general, and at this location in particular. The

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proposed six-story building would not only destroy some of the nature that gives the area its welcoming and peaceful atmosphere, but also tower over the other buildings in the area, and clash with and ruin the till-now carefully considered urban design of the area. We are certainly not alone in the neighbourhood in feeling this way. The encroachment on natural spaces that started with Byrnepark by Polygon and is being pushed further with this and presumably other attempted developments to follow is reckless, ill-considered, and wholly unpalatable.

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Thank you for your consideration.

Chris and Eunhee Verhagen

FIPPA Sec. 22 (1)

From: Chen Zhao **FIPPA Sec. 22 (1)**
Sent: Tuesday, June 27, 2023 12:26 PM
To: LegislativeServices
Subject: reject non market rental

Categories: PH - Info Complete, Public Hearing

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To whom it may concern:

Chen Zhao

7428 Byrnepark walk, Burnaby, B.C.

V3N 0B4

I hope this email finds you well. I am writing to inform you that after careful consideration, I reject the proposal for building a non-market rental building at 7388 Southwynde Ave.

Sincerely,

From: TAE EUN KIM **FIPPA Sec. 22 (1)**
Sent: Tuesday, June 27, 2023 12:28 PM
To: LegislativeServices
Subject: Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 15, 2023 - Bylaw No. 14578
Categories: Public Hearing, PH - Info Complete

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Hi

My name is Taeun and I live in 7428 byrnpark walk.

I could not join the zoom meeting held yesterday for the public hearing.

I wanted you to know that I will say 'NO' to the development plan, because of few reasons.

First, the byrnpark dr is the one end closed road as cul-de-sac. I think it will cause too much traffic coming out from our parking hill also, that is where the trail entrance starts... so too much traffic will lead to some accidents.

Second, the building height. It said it is the 6 storey building which will block all beautiful neighbor views to the existing townhomes and condos around area.

I hope city of burnaby will consider more to process this development. I don't think it is a development but it seems they want to build more homes and remove all greens in the city.

Thanks

Taeun (7428 byrnpark walk, burnaby)