

TO: MAYOR & EACH
COUNCILLOR
FROM: CITY CLERK'S OFFICE

To Public Hearing
Date: <u>SEPT. 8 2015</u>
Item # <u>6</u>
Re: <u>BYLAWS 9280 +</u> <u>9281</u>

Mayor and Councillors

From: Mayor and Councillors
Sent: Thursday, 3 September 2015 15:31
To: 'graham.johnsen@shaw.ca'
Subject: FW: Sept. 8 Public Hearing regarding Zoning Bylaw 8500
Attachments: Wrap letter Sept 3.pdf

cc: Wayne Craig
Joe Craig

This is to acknowledge and thank you for your email of September 3, 2015 to the Mayor and Councillors, in connection with the above matter, a copy of which has been forwarded to the Mayor and each Councillor for their information.

In addition, your email has been referred to Wayne Craig, Director, Development. If you have any questions or further concerns at this time, please call Mr. Craig at 604.276.4000.

Also, your email will be included in the September 8, 2015 Public Hearing agenda package.

Thank you again for taking the time to make your views known.

Yours truly,

Schedule 17 to the Minutes of
the Public Hearing meeting of
Richmond City Council held on
Tuesday, September 8, 2015.

Michelle Jansson
Manager, Legislative Services

City of Richmond, 6911 No. 3 Road, Richmond, BC V6Y 2C1
Phone: 604-276-4006 | Email: mjansson@richmond.ca

From: Graham Johnsen [<mailto:graham.johnsen@shaw.ca>]
Sent: Thursday, 3 September 2015 13:49
To: Mayor and Councillors
Subject: Sept. 8 Public Hearing regarding Zoning Bylaw 8500

**5131 HUMMINGBIRD DRIVE
RICHMOND, BC V7E 5T7**

September 3, 2015

City of Richmond
6911 No. 3 Road
Richmond, BC V6Y 2C1

Attention: Mayor and Councillors

Dear Mesdames and Sirs:

**Re: Public Hearing for Proposed Amendments
to Single Family Zoning Bylaw 8500**

I have two submissions for Council's consideration at the Public Hearing on Tuesday.

1. Reduce Maximum Interior Ceiling Heights

Consistent with community planning elsewhere in the lower mainland, I submit that the maximum interior ceiling height should be reduced from 16.4 feet to 12 feet. I believe that such an amendment to the proposed amending bylaw would be the most effective mechanism to reduce excessive massing that is so negatively impacting existing, viable neighbourhoods in our community.

2. Limit Encroachments on Rear Yards

The devastating effects of shading and visual assault on neighbouring lands resulting from excessive massing should be further reduced by limiting now, in this proposed amending bylaw, development in rear yards - particularly where they do not abut lanes.

We have made these submissions to staff and councillors throughout this process.

Yours truly

Graham Johnsen