

SCHEDULE 5 TO THE MINUTES  
OF THE REGULAR MEETING  
FOR PUBLIC HEARINGS HELD  
ON MARCH 15<sup>TH</sup>, 2004.

**Mayor and Councillors**

From: web2@city.rich  
Sent: March 15, 2004 3:35 PM  
To: Mayor and Councillors  
Subject: 7711 and 7731 Acheson Road (Bylaw 7655 and 7656)

<b>To Public Hearing</b>
Date: <u>March 15, 2004</u>
Item # <u>5</u>
Re: <u>Bylaws 7655 +</u> <u>7656</u>
<u>Acheson Road</u>

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Name: Ms. Shana Kibble  
Address: 7751 Acheson Road  
Subject Property Bylaw: 7711 and 7731 Acheson Road (Bylaw 7655 and 7656)

Comments:

My name is Shana Kibble, I was born and raised in Richmond and have lived here most of my life. I have been at 7751 Acheson Road for the past 15 years which has been in the family even since the property has existed.

I disagree with the proposed redevelopment of 7731 and 7711 Acheson in conjunction with 7920 on Bennett for several reasons.

From 3 older homes want to squeeze in 10 new homes in it's place. I am well aware that this is within the 1994 area plan design, however, up until now, with the exception of the south west part of Bennett, all the old lots have either become one huge house or split into 2 lots with a single new home on each. Considering the likelihood of other properties side by side coming up for redevelopment into something this densified is minimal at best, for Acheson, I fail to see how this proposal really fits in with the character of our street.

To allow for this many homes to be built in the area, it is to be serviced by a single lane. This means up to 20 cars being funneled in an out of one lane. Given the "skill" of Richmond drivers these days it's going to be suicide trying to get in and out of driveway safely. This lane in theory is supposed to connect, SOMEDAY, with the rest of the lane started at Minoru boulevard which I cannot see happening anytime soon.

As well, I was extremely disappointed upon reading Mr. Fiss's report that the 4 foot buffer zone when we talked to him in December has been removed and now the lane will be running right up to our property line. I don't like this at all, especially as it means the destruction of the other 10, some 50 year old, remaining mature trees on the three properties. I also am worried about damage being done to the many trees we have along the border. I'm worried because I watched at how much care went into the clearing of the properties next door using only a backhoe. A small part of our fence was destroyed for one thing. The other being, as I have been told by friends who do construction, the trees were taken down illegally. A 2 storey or more tree is supposed to be felled first. The only thing used here was the backhoe.

When I questioned Mr. Fiss, his logic in removing the 4 foot buffer was based on the assumption that our property will be redeveloped soon. It is an assumption he did not bother to check the facts thereof. I also take exception to him indicating in his report that this would be something occurring soon.

I note in Mr. Fiss's report that there is no hint of any environmental impact when there most definitely has been already and going to be even more if this proposal goes ahead. In cramming 10 new homes there is no room to plant any trees to replace all the good 50 year old trees destroyed which have been about 10 thus far.

If you want to know what the area used to look like, look at the aerial photos of our street in the City's computer which date to 2002. Of all the old homes replaced, I can count about 3 mature trees that have been saved from the axe and can count ZERO trees replanted. I realize there is no tree bylaw but I also thought a tree plan was necessary when the redevelopment entailed more than just a single family home. As this is what has been proposed for here since day one, I had hoped, for some of the trees to survive. I called Suzanne Carter back in June 2003 to this effect. She did nothing. Come October when it became clear the houses were going to be demolished already, I phoned her again. I was ignored and instead received a reply from

Mr. Eric Fiss who was now in charge. He did nothing either. A great deal of wildlife has been displaced, unfortunately most of it unwanted and into our property.

Going from the newer single family home construction done on our street, I am also concerned about being able to safely travel up and down our street during construction. Cars and trucks were parked on the road on a regular basis during construction which is not permitted. There is no parking allowed on the city boulevard and with good reason. Our street is barely wide enough for 2 cars to pass side by side. It is also not a quiet street due to the connection between No. 3 Road and Minoru Boulevard as well as the proximity of Richmond High. Given the scale of the proposed redevelopment, I can only imagine how many vehicles will be involved. I expect the parking bylaw to be observed and if not, I expect it to be enforced.

I have feeling that whatever I say and what other neighbours might say won't matter at all. It would be appreciated if for once you'd listen to the people that voted for you rather than just seeing the chance to make more money for the city from redevelopment.

Thank-you.

