

Schedule 152 to the Minutes of the Public Hearing meeting of Richmond City Council held on Monday, May 15, 2017 and Wednesday, May 17, 2017.

Mayor and Councillors

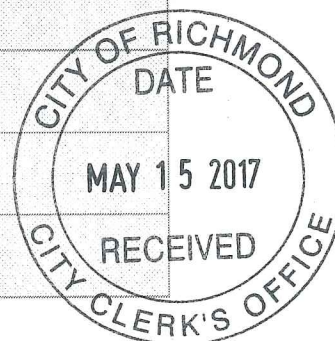
From: Webgraphics
Sent: Monday, 15 May 2017 15:59
To: Mayor and Councillors
Subject: Send a Submission Online (response #1123)

To Public Hearing
 Date: MAY 15, 2017
 Item #: 7
 Re: Bylaws 9706, 9707, 9712, 9717

Send a Submission Online (response #1123)

Survey Information

Site:	City Website
Page Title:	Send a Submission Online
URL:	http://cms.richmond.ca/Page1793.aspx
Submission Time/Date:	5/15/2017 3:59:26 PM



Survey Response

Your Name	Steve Bridger
Your Address	9811 Finn Road, Richmond BC, V7A 2L3
Subject Property Address OR Bylaw Number	Bylaw 9710 etc. Mega-houses on Farmland
Comments	I have lived in Richmond, in the ALR, for 38 years. I have chosen to live among farms and farmers, and I daily deal with slow farm traffic, muddy tractor tracks on the road, occasional pesticide spraying, tourists and berry-pickers asking directions, and a few years ago, the fight to save the Finn Road farm from unethical dumping. I support Richmond farmers any way I can. The proposed house size limit of 11,000 sq. ft. is too large. It lets people build megahouses without any intent to farm whatsoever. Why is there any need to permit this large size when the City can always grant real farmers an exclusion IF they can show they need a megahouse for farming? To let just anyone, with no farming intent, build to this size, defies reason, and undermines the purpose of the bylaw. It undermines the goals of the City to support agriculture in Richmond and it undermines the ALR. It is not a "compromise" at all but a surrender of farmland. The originally proposed size, closer to the provincial recommendation, is the only one that

makes sense. 5000 sq. ft. is more than generous to people who don't care about farming but just want to avail themselves of farmland for real estate investment. More than that is just insane. For those reasons I strongly support the bylaw proposal which I believe is Option 2, bylaw 9710 if I am reading the material correctly. ("up to a maximum of 303 sq. m. (3,261 sq. ft.) for all residential buildings.") It is astonishing that the Mayor Brodie who publicly advocated extending a Foreign Buyers Tax to agricultural land, foreseeing a buying frenzy in the ALR, would now advocate an 11,000 sq. ft. house size to anyone who wants it—an unaccountable reversal. What is he doing to preserve farmland after all? I think that a great many Richmond residents are like me, not well versed in the technical and bureaucratic matters that have gone into the various documents. But we do have a simple and instinctive grasp on how wrong it is for huge mansions to go into farmland, such as the obscene building being erected at Steveston Highway west of Number Four Road. It is just wrong, as anyone can see, and the owners have already planted a cedar hedge around the remaining "farm" property, a prelude to keeping the land OUT of farming and maintaining it as their luxury residential estate. It's so obvious. Yet most voters/residents, who don't have time or energy to keep up with the controversies and public hearings and such, naively think and hope that their local government is doing the right thing somehow to preserve the values of Richmond. It's like Douglas Todd wrote in his article on dark money, dirty money, money laundering in Canada: "Most busy Canadians like to think, naively, such complicated financial issues and money-transfer scams are being taken care of by our elected officials, bureaucrats and law enforcement agencies. They're not." – Vancouver Sun, May 6, 2017. It is only right to say no to luxury mansions on Richmond's farmland. Busy, average Richmond residents expect Council to be protecting what is of such great value to all of us.