
From: CityClerk
Sent: July 17, 2023 12:20 PM
To: MayorandCouncillors
Subject: FW: RZ 20-919113 - Opposition to the Rezoning of Patterson Road Property

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

From: Teresa Fan <csvanf@gmail.com>
Sent: Monday, 17 July 2023 12:15
To: CityClerk <CityClerk@richmond.ca>
Subject: RZ 20-919113 - Opposition to the Rezoning of Patterson Road Property

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To whom it may concern,

I am the owner of 817-8988 Patterson Road and have been living at Concord Gardens for over 5 years. I am writing to express my strong opposition to the proposed rezoning of the properties located at 8911, 8931, 8951, and 8991 Patterson Road from "Residential Single Family (RS1/F)" zone to the new "Residential/Limited Commercial (ZMU54)" zone and "School and Institutional Use (SI)" zone, as well as the potential development of a mixed-used mid-rise and high-rise development in the area.

The existing "Residential Single Family (RS1/F)" zoning has been instrumental in maintaining the character and charm of our neighborhood, fostering a sense of community and providing a peaceful living environment for its residents. A drastic change to this zoning, particularly for commercial and institutional purposes, would significantly impact the quality of life for the residents and diminish the serene atmosphere that has attracted families and individuals to this area.

Rezoning the Patterson Road properties to "Residential/Limited Commercial (ZMU54)" could open the door to a host of issues, such as increased traffic congestion, noise pollution, and potential safety hazards, which are often associated with commercial developments. Our neighborhood's infrastructure is not designed to accommodate large-scale commercial activities, and such a rezoning would place an undue burden on the already limited resources and services available in the area.

Furthermore, the introduction of "School and Institutional Use (SI)" zoning might result in the construction of buildings that are out of character with the existing residential landscape. This could lead to aesthetic degradation, reduced property values, and a loss of the unique identity our neighborhood currently holds.

The proposal for a mixed-used mid-rise and high-rise development is particularly concerning. Such buildings could overshadow and dominate the skyline, disrupting the harmonious visual appeal of the community. Additionally, increased population density could put pressure on local schools, healthcare facilities, and public services, potentially leading to overcrowding and stretched resources.

I urge you to consider the opinions and concerns of the residents who have made Patterson Road their home. Rezoning and permitting a mixed-used development will not only compromise the tranquility and charm of our neighborhood but also adversely affect the well-being and quality of life of its residents.

Instead, I propose that the existing zoning regulations be maintained to preserve the residential character of the area and protect the interests of the current homeowners. If there is a need for development in the region, I encourage exploring alternative locations that are better suited to accommodate the proposed changes without disrupting the fabric of this well-established community.

Thank you for considering my views on this crucial matter. I kindly request that you take the residents' concerns seriously and make a decision that aligns with the best interests of the community as a whole.

Sincerely,

YIXIN FAN
604-726-0830