
From: yu Mav <mavyu6586@gmail.com>
Sent: July 5, 2023 9:08 AM
To: CityClerk
Subject: RZ 20-919113 - Opposition to the Rezoning of Patterson Road Property

Follow Up Flag: Follow up
Flag Status: Flagged

City of Richmond Security Warning: This email was sent from an external source outside the City. Please do not click or open attachments unless you recognize the source of this email and the content is safe.

Dear Mr. Virendra Kallianpur,

I hope this letter finds you well. 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. Furthermore, I urge you not to permit the development of a mixed-use mid-rise and high-rise development in this area.

The Patterson Road area has long been cherished as a peaceful and predominantly residential community. The proposed rezoning and subsequent development would significantly alter the character and ambiance of the neighborhood, negatively impacting the quality of life for its current residents.

Here are some specific concerns and reasons why rezoning and the proposed development should not be permitted:

Increased Traffic Congestion: A mixed-use mid-rise and high-rise development would inevitably lead to a substantial increase in traffic flow, particularly during peak hours. The existing road infrastructure is ill-equipped to handle such an influx of vehicles, leading to congestion, safety hazards, and reduced accessibility for residents.

Environmental Impact: The construction and operation of a large-scale development will undoubtedly result in increased noise, air pollution, and disturbance to the natural habitat. The proposed rezoning contradicts the principles of sustainability and responsible urban planning, undermining the overall well-being of both residents and the local ecosystem.

Strain on Local Resources: The Patterson Road area currently relies on limited resources such as water, electricity, and waste management systems. The proposed development's higher population density would place an excessive burden on these resources, potentially leading to shortages, increased utility costs, and inadequate service provision.

Loss of Community Character: The introduction of a mixed-use mid-rise and high-rise development would clash with the existing architectural style and scale of the neighborhood. It would compromise the community's aesthetic appeal, erode its unique identity, and diminish the sense of belonging among residents.

Impact on Property Values: The rezoning and subsequent development could have an adverse effect on

property values in the area. The introduction of high-density structures could decrease the desirability of nearby homes, leading to a potential decline in market value and financial losses for current property owners.

In light of these concerns, I kindly request that you reconsider the rezoning proposal and take into account the best interests of the current Patterson Road residents. It is essential to preserve the neighborhood's character, protect the environment, and ensure the well-being of its inhabitants. I strongly believe that alternative development plans can be explored that would be more compatible with the existing community.

I respectfully urge you to listen to the voices of the concerned residents who have invested their time, energy, and resources into building a harmonious and vibrant community. By respecting their wishes and preserving the integrity of the neighborhood, we can ensure a sustainable and prosperous future for all.

Thank you for considering my viewpoint. I trust that you will carefully evaluate the implications of the proposed rezoning and make a decision that upholds the best interests of the Patterson Road community.

Yours sincerely,
Resident of Concord Gardens Park Estates, 8988 Patterson Road, Richmond, BC