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**From:** Deanna C <inthekeyofdc@gmail.com>  
**Sent:** May 15, 2023 2:19 PM  
**To:** CityClerk  
**Subject:** Re: Public Hearing on Richmond Zoning Bylaw 8500, Amendment Bylaw 10423 (RZ 17-782750)

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Hello,

I would like to submit the below written comment to today's Public Hearing regarding the proposed rezoning along River Road and Elmbridge Way.

I have been a resident in the Ora complex that is next to the proposed rezoning area since 2021. Over the past two years, I have seen the high amount of vehicle traffic that goes through the back alleyway. The back alleyway is used by people accessing/leaving the commercial parking lot, residents accessing/leaving the resident parking, commercial trucks, as well as others who are simply using it to go from Elmbridge to River Road, or vice versa. Further, the proximity of the Olympic Oval brings added traffic whenever there is a sporting or community event. It is a very busy alleyway that already has frequent jams due to the high traffic and mix of commercial and residential visitors.

The proposed 1.3 or 1.5m expansion of the alleyway by the developer's planning team is woefully inadequate and does not address the sure increase in traffic that the new rezoning and development would bring to the area. The increased traffic would lead to more jams and increased chance of vehicle and pedestrian accidents, which would have a significant, negative impact on all of the area's residents, guests and visitors. An expansion of anything less than 3 metres (for a vehicle to comfortably pass through) is not a reasonable solution.

As someone who frequently uses the alleyway as both a driver and pedestrian, I believe the best solution for the long-term would be to have the entrance to the new building/complex on a different side, instead of trying to pack everyone into the already-crowded back alleyway. I ask that you listen to and heed the concerns of residents, as we understand the daily uses and patterns of this area. This question of the alleyway affects not only current residents and commercial tenants/visitors of Ora, but also future residents and hotel guests of the proposed rezoning/development and anyone else who will be using these roads. You have the opportunity here to shape a neighbourhood in a positive way -- I hope you will give this ample consideration.

Thank you,  
Deanna Chan