

8273 No. 2 Road  
Richmond, BC, V7C 3M2  
17 July 2006

Mr. David Weber  
Director, City Clerk's Office, City of Richmond  
6911 No. 3 Road, Richmond, BC, V6Y 2C1

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Dear Mr. Weber,

Subject: Application for a Development Permit DP 05-293675

The applicant: 359664 BC Ltd.

Property Location: 8291 and 8311 No. 2 Road

Date & Time of the meeting: Wednesday, July 26, 2006 at 3.30 pm

Thank you in sending me the notice of the above application for a development permit, DP05-293675 by 359664 BC Ltd. The notice I received on 14 July.

By reading the intent of the permit, I have a very strong object on them. The reasons are (1) The PDD policy and the habitual allowance granted to an particular applicant and (2) By comparing the difference applicants' intents of the same area, the PDD should not grant allowance to one who asks for more allowance but ignore those who is a honor persons who do not claim more allowances.

The intent of the permit:

1. To permit the construction of 12 townhouse units.....  
Please refer to DP 04-271746 on 8171 & 8191 No. 2 Road, and RZ 04-269844 on 8431 & 8451 No. 2 Road, the applicants asked for ten (10) townhouse units. Why allow 359664 BC Ltd. for twelve (12) townhouse units?
2. To vary the provisions of the Zoning & Development Bylaw No. 5300 to:
  - a) Increase the permitted lot coverage from 40% to 42%.....  
Please refer to DP 04-271746, the applicant required 38% although the maximum is 40%. Also refer to RZ 04-269844, the applicant required 40% coverage. If the 40% is the PDD Policy, Why allow 359644 BC Ltd. .... 42% lot coverage? To grant further allowance must having a very good reasons otherwise City Bylaw is useless.
  3. b) Reduce the north side yard setback from 3 m to 2 m with a maximum 0.2 m room projection at the second floor.....  
Please refer to both DP 04-271746 and RZ04-269844, all applicants did not ask for more benefits. They all know the allowed lot coverage is 40% and if they reduce the setback that means they ask for more than 40%. That is the reduction is on top of 42%. Why?
  4. c) Reduce the front yard setback from 6 m to 4.5 m for a mailbox .....  
It is applicant duty to construct a mailbox in a townhouse area. Otherwise the PDD will not approve the application. There is no reason why the builder construct a mailbox by reduce the front yard setback. The reduction is on top of the claimed 42%. The mailbox is in favor of the builder to sell their townhouses but not their neighbors and the public. The total increase the permitted lot coverage will become 45%+. Do you think it is good for the public.

Yours faithfully,

*Johnson Lee*  
Johnson Lee

Encl.

