

MayorandCouncillors

SCHEDULE 11 TO THE
MINUTES OF THE REGULAR
MEETING FOR PUBLIC
HEARINGS HELD ON
AUGUST 23, 2004.

From: web1@city.richmond.bc.ca
Sent: August 19, 2004 6:23 PM
To: MayorandCouncillors
Subject: Zoning Amendment Bylaws 7712 & 7713

Name: Rick & Valdeen Hillier
Address: 11411 Seabrook Crescent, Richmond, BC V7A 3H2
SubjectProperty_Bylaw: Zoning Amendment Bylaws 7712 & 7713

Comments:

We do have a problem with the townhouses being built at the area described in Bylaw 7712 and rezoning 11511, 11551, 11571 & 11591 and allowing them lane access.

We understand the Developer would like to make a better return on his investment. We understand the City receives extra revenue from these developments and therefore enhances the services the City can supply for the residents of Richmond. However, by allowing lane access for these townhouses, you will be permitting more traffic to congest an already busy subdivision.

Since the Ironwood and Coppersmith Malls have been built, our subdivision has seen a significant rise in the amount of vehicles that drive through on their way to the Malls or looking for a quick way to beat the traffic on the way to the tunnel. On the best of days, residents of this subdivision cannot use the access road off Number 5 Road or the access road off of Steveston Highway. Our access to our subdivision has been restricted to entering off of Williams Road via Shell Road or Seacote Road.

There are three schools that are also affected by the traffic pattern changes. These schools are: Thomas Kidd Elementary School on Shell Road, Daniel Woodward Elementary on Seacote Road and Richmond Christian High School on Number 5 Road. Two of these schools are elementary schools. It is our duty, as a society, to take care of and keep safe our small children. We may have done the minimum by posting speed and school zone signs; however, drivers do not heed these signs and frequently speed by at all hours and days of the week or year. After all, that is human nature, isn't it?

Our last concern is that by allowing lane access, the residents of the townhouses would use the lane as a parking lot for their extra vehicles. This would block the clear and unobstructed views a driver has while driving down the lanes in our neighbourhood. You would also increase the amount of traffic that would be using the lane. If that lane was just a small and short lane, it would not cause a problem; however, it is not and connects most of the neighbourhood. Although there is a posted speed limit, most drivers would be inclined to drive over the posted speed, thus potentially increasing the amount of car accidents in this neighbourhood.

We respectfully ask the Council to consider all of the above. Perhaps a Traffic Consultant would be able to help the Council with all the Pros and Cons of allowing more homes to be built on such a busy road and what the impact would be to the lanes, subdivision and roads around the townhouses.

Respectfully,
Rick & Valdeen Hillier
604-271-5996

