

Kennett, Bonnie

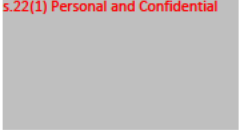
From: Reilly Wood s.22(1) Personal and Confidential
Sent: Thursday, May 18, 2017 12:03 PM
To: Public Hearing
Subject: Rezoning Application for 105 Keefer St & 544 Columbia Street

Hello,

I would like to register my strong support for the proposed development at 105 Keefer Street. We desperately need more housing in Vancouver, and 7+ FSR buildings like this are a great start. It's conveniently located and will let a lot more people (including 25 seniors) have new, high-quality housing in Chinatown.

Thank you,
Reilly Wood

s.22(1) Personal and Confidential



Kennett, Bonnie

From: Mayor and Council Correspondence
Sent: Thursday, May 18, 2017 2:29 PM
To: Public Hearing
Subject: FW: 105 Keefer Public Hearing May 23

From: Ray Peake s.22(1) Personal and Confidential
Sent: Thursday, May 18, 2017 1:19 PM
To: Mayor and Council Correspondence
Subject: 105 Keefer Public Hearing May 23

Dear Mayor and council,

I would like to voice my support of the project being proposed by Beedie Living at 105- Keefer St. in the heart of Chinatown. Any improvements to this area are greatly appreciated as I have to frequent this neighborhood on my way to my office which is also located in Chinatown. Any plans that respond to the neighbourhood context while respecting the history of the neighborhood would be welcomed by me. It would be nice to see the revitalization of Chinatown and reverse the drain of economic and cultural health of this community.

Regards,

Ray Peake

Kennett, Bonnie

From: Sean Dwyer s.22(1) Personal and Confidential
Sent: Thursday, May 18, 2017 4:06 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: 105 Keefer Rezoning

Dear Mayor and Council,

As a resident of Vancouver I would like to register my support for the 105 Keefer project in Chinatown.

This project should be approved as it fully conforms to the policy for Chinatown that was specifically put in place to revitalize the neighborhood.

It will provide much needed housing stock, bringing with it a mix of tenants that will contribute to the local economy.


Furthermore, the site is currently a parking lot and will not be displacing any residential or commercial.

I hope that you take these comments into consideration and approve of this project.

Regards,

Sean Dwyer

s.22(1) Personal and Confidential



Kennett, Bonnie

From: Emily Howard
Sent: Thursday, May 18, 2017 4:16 PM
To: Public Hearing; Mayor and Council Correspondence
Subject: Public Hearing: 105 Keefer / 544 Columbia

Dear Mayor and Council,

I hope to attend the public hearing for 105 Keefer St/544 Columbia St in person, but in case I'm unable to, I wanted to make sure my comments in support of the proposal were included in the public record.

I reside at [REDACTED] in a west facing unit that looks out toward the property in question, and so I am therefore one of the closest residential neighbours to the proposed redevelopment.

I'm also very familiar with the site since I happen to pass by it on my walk to and from work every day, and I know it's been partially vacant and underutilized for many years now since its previous use as a gas station. It has a depressing, derelict feeling to it, and it's time that something was done with it. I think the proposal being considered for rezoning approval is well designed and has a lot to offer to the neighbourhood.

Council has before them a great opportunity to approve a project that would provide 25 much needed housing units dedicated to low/moderate income seniors, a new seniors cultural space for the neighbourhood and a markedly improved public/pedestrian realm.

Although the 188 Keefer building (across the street on the southwest corner of Keefer and Main) may have its own flaws, it offers a tangible example that when done right, higher-density, multi-family developments can be successful and vibrant.

As many of you will likely recall, 188 Keefer is a newer building that was approved by Council back in 2013. This development also includes a component of subsidized seniors housing. As a young professional I was just able to squeeze in to the market and buy my own home in the building after about a decade of precarious renting in Vancouver. Fast forward 4 years later, and I'm now settled in and enjoying being a part of the community.

There is a wonderful cross section of people living in my building, from young families with newborn babies and toddlers, school aged children whom I bump into on my way to work as they walk with their mum or dad to the new Crosstown Elementary School, and seniors, who despite our mutual language barriers, are always happy to exchange a wave and hello with me when I see them. It's far from the 'soulless tower' that some folks might have you believe.

If approved, the 105 Keefer project could be another success – a hub of activity thanks to the new retail and seniors' cultural space, an accessible and attractive destination for the public due to major improvements to the streetscape, and a home for residents from different walks of life.

I sincerely hope that Council will support this project. Thank you for the opportunity to share my opinion.

Emily Howard

(P.S. I am an avid car-share user, and frequently book the Evo cars that currently have 4 specially allocated parking stalls in the existing surface parking lot at 105 Keefer. It would be fantastic if the

applicant and City staff could work together to relocate these care share spaces to another location nearby, like in the large parkade at the Chinatown Plaza across the street).

Kennett, Bonnie

From: Boe Iravani
Sent: Thursday, May 18, 2017 4:37 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support 105 Keefer Street Rezoning Application

Dear Mayor and Council,

I would like to publicly lend my support to the 105 Keefer Street rezoning application as a local resident

s.22(1)
Personal and Confidential

s.22(1) Personal and Confidential

Chinatown is a community that I have grown been going to before I moved to the area and continue to visit on a regular basis to shop for my produce, go out for dinner or to simply have business coffee at one of the new coffee places. I understand that those in the community are speaking against the development as a negative to the community, but I'm not sure why that is the case? From my understanding, the following 7 key project points are being inputted into the project by the developer. These 7 points are not only positive to the local community but to a wider area of this community (tourists, non-Chinese residents and would be future residents):

- 25 units of seniors affordable housing
- Dedicated seniors cultural space on the ground floor leased at a below-market rate
- Increased permeability of the ground floor retail space to increase retail activity and pedestrian traffic – pedestrian passageways connecting through retail to Keefer, Columbia and the lane.
- Further setback from the Chinatown Monument, increasing the size of the Chinatown Memorial Plaza
- Reduction of 1 floor, from 13 to 12, allowing for more livable units and more spacious retail experience
- Market unit count decreased to 106 from 137, FSR reduced to 7.04
- Reduction of upper floor massing to better acknowledge the buildings relationship to Dr. Sun Yat Sen Garden, the Memorial Plaza, and to create a more intimate experience at the pedestrian scale

The newer developments on Main and Keefer and future developments have and will provide a much needed rejuvenation to the community and the neighbourhood. These new developments are bringing people back the old timers that left the community and bring in new people to Chinatown because of the new energy, security due to increased volume of people in the area and vibrancy that is much needed.

I fully support this proposed development and encourage Mayor and Council to approve this project at the upcoming public hearing.

Thank you,

Boe Iravani

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Kennett, Bonnie

From: Jessica Radziszewska s.22(1) Personal and Confidential
Sent: Thursday, May 18, 2017 5:03 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: 105 Keefer Re-Zoning Support

Mayor and Council,

I am writing to you today in support of the proposed development by Beedie Living at Keefer and Columbia. I live very close to Chinatown s.22(1) Personal and Confidential and am very often in the neighbourhood. I enjoy the many new restaurants, gyms and retail that have popped up as a result of new development, all which I believe fit the character of the area and add value to the neighbourhood. New development has turned Chinatown into a safer and more welcoming community and it is important that we continue to support developments that will continue to revitalize the neighbourhood and bring with them huge economic benefit.

I truly do hope that you approve of this development at the upcoming public hearing.

Thank you for your consideration,

Jessica Radziszewska

s.22(1) Personal and Confidential

Kennett, Bonnie

From: Jack Bernard 5.22(1) Personal and Confidential
Sent: Thursday, May 18, 2017 5:56 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: Public Hearing for 105 Keefer - May 23rd, 2017

To whom it may concern,

I'm unable to attend the public hearing due to child care requirements but i am writing in with FULL support for this project. I lived in the area for years, now live close to and work in the area...It can keep its culture while being revitalized and i feel this project exemplifies that. It is not dissimilar to both Main street projects which recently completed and fit seamlessly into the area. New commercial & new residents will help keep the area safe and from what i've seen...the buyers in the new buildings that completed have integrated well into the area. I feel the same will happen here. Beedie has done a fabulous job

All the best

Jack

Kennett, Bonnie

s.22(1) Personal and Confidential

From: Natalie Lee
Sent: Thursday, May 18, 2017 11:37 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support for 105 Keefer Rezoning Application

Dear Mayor and Council,

I am writing to you in support of the proposed development by Beedie Living at Keefer and Columbia.

I have seen this project evolve and develop of the past few years, responding to and addressing the concerns of the community, while adhering to Council adopted policy and preserving the character of Chinatown. The new families, residents, retailers and businesses that this development will bring to the community will only further help with the revival of Chinatown.

I believe that this project is a welcome addition to the Chinatown community and I am strong support of this rezoning application. I hope that you approve this project at the upcoming public hearing on May 23, 2017.

Thank you,

Natalie Lee

s.22(1) Personal and Confidential

Kennett, Bonnie

From: Peter Johnson s.22(1) Personal and Confidential
Sent: Friday, May 19, 2017 8:08 AM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support for 105 Keefer + 544 Columbia Rezoning

Mayor and Council,

As a local Chinatown resident, I am writing to show my support for Beedie Living's proposed development at 105 Keefer Street.

Firstly I would like to compliment the developer for its commitment to this project and its commitment to the community and residents of Chinatown. Each design has been an improvement upon the last, and I believe this version has truly got it right.

The public passage ways that connect through the building remind me of those in fan tan alley in Victoria, they are something that reflect the old network of passageways that were once seen in Chinatown.

The inclusion of the 25 affordable housing units and the addition of the senior's cultural space will provide a substantial benefit to Chinatown seniors and the community as a whole. The proposed development will breathe life back into a community which is in a need of revitalization.

Mayor and Council, this project has demonstrated its high level of design and careful consideration of the needs of the community. I hope that you approve this rezoning application at the upcoming public hearing.

Sincerely,

Peter Johnson

s.22(1) Personal and Confidential

Kennett, Bonnie

From: VCMA s.22(1) Personal and Confidential
Sent: Friday, May 19, 2017 9:32 AM
To: Mayor and Council Correspondence; Public Hearing
Subject: Re: New Rezoning proposal for 105 Keefer Street
Attachments: 2017.5.17 Letter to Support Keefer 105.pdf

Dear Mayor and Councillors,

The Vancouver Chinatown Merchants Association would like to express our support for the new Rezoning Proposal for 105 Keefer Street. We will also send our representative to speak at the Public Hearing scheduled on May 23, 2017. Attached please find our letter of support for 105 Keefer Street. Thank you very much for your kind attention.

Best regards,

Willie Chan

Chairman

Vancouver Chinatown Merchants Association



溫哥華華埠商會

Vancouver Chinatown Merchants Association

508 Taylor Street, Vancouver, B.C. Canada V6B 6M4

Phone: (604) 682-8998 Fax: (604) 682-8939

Email: vcmacanada@gmail.com

May 17, 2017

Mayor and Council
City of Vancouver
453 West 12th Avenue
Vancouver, BC
V5Y 1V4

Re Rezoning Proposal for 105 Keefer Street

Dear Mayor and Councilors:

The Vancouver Chinatown Merchants Association writes this to support the rezoning proposal for 105 Keefer Street.

In January 2015, the VCMA sent a letter to the Rezoning Planner with copies to Mayor and Council as well as to the proponent to express its reservations about the rezoning proposal at the time. Instead, we challenged the applicant to:

- Reduce the massing and bulk of the building
- Be more respectful of the context of the site with its proximity to the Chinatown Memorial, the adjacency to the Dr. Sun Yat-Sen Park and Garden, the overlook onto the historic buildings on Pender Street owned by Chinese Benevolent Association and Chinese Freemasons, and the ground level sight lines on entering Chinatown from Quebec Street
- Be respectful of essential Chinatown Character
- Provide significant on-site community benefits over and above City mandated CAC funds that might include:
 - Utility hook up and storage for community events
 - Public spaces
 - Housing for Chinese seniors
- Contribute to economic revitalization by providing well designed and affordable retail spaces and by encouraging restaurant or food related businesses
- Design a much more diverse unit mix that will include housing for families
- Re-activate the lane by providing retail spaces and storefronts that face the lane
- Design an outreach program that seeks much more meaningful and coordinated input from the community.

With this latest proposal, the VCMA commends the applicant for their persistence and their willingness to reach out to the community. The VCMA feels that the applicant has risen to the challenges and made significant improvements to the original proposal. In particular, the VCMA feels that the addition of the seniors' housing, seniors' cultural space and innovative, adaptive retail units will contribute to the revitalization of Chinatown and provide a better business environment for our members.

The VCMA is pleased to support this latest revision of the rezoning proposal for 105 Keefer Street although we echo the Urban Design Panel's suggestion to continue to refine the project design through the Development Permit process.

Yours truly,

s.22(1) Personal and Confidential

A large grey rectangular box redacting the signature of Willie Chan.

Willie Chan
Chairman
Vancouver Chinatown Merchants Association

Kennett, Bonnie

From: Mojan Mojtabavi [REDACTED]
Sent: Friday, May 19, 2017 10:24 AM
To: Public Hearing; Mayor and Council Correspondence
Subject: Support for 105 Keefer Rezoning Application

Dear Mayor Robertson and Council,

I am writing to you today in support of the proposed development at 105 Keefer Street (at Columbia).

I live very close to Chinatown [REDACTED] and find myself in the neighborhood often enjoying the nearby restaurants, fitness studios, coffee shops and retailers. I often go to Pazzo Chow, a restaurant that is across the street from the proposed development site, and will sometimes find myself feeling unsafe with the loiterers in the empty parking lot. Criminal activity is evident in that area and I believe this development will make Chinatown a safer area. To turn this long standing empty lot into a resident tower offering new families, couples, singles and low income seniors a home as well, will not only be a welcome addition to this neighborhood, but will add to its economical growth.

Please carefully consider this development, as Beedie Living and their designers have taken great precaution in adhering to the City's policy and guidelines as well as public input to accurately suit the needs of Chinatown's character and respect its history. It is very important that we continue to support developments that will revitalize the neighbourhood and be a positive addition to the community.

Thank you for your consideration,

Mojan Mojtabavi

Kennett, Bonnie

From: Stephen Lee - s.22(1) Personal and Confidential
Sent: Friday, May 19, 2017 10:41 AM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support 105 Keefer Rezoning - Please Approve

Dear Mayor and Council,

As a local Chinatown resident, I would like to show my support for the 105 Keefer Street rezoning submission.

I believe that this project will be a welcome addition to the local Chinatown community. Thank you for the developer for their continued effort and commitment to work with the community. Not only have they listened the community, they have made substantial changes to the design to reflect the needs of the community.

The inclusion of seniors housing, cultural and recreational space, and a mix of smaller and larger family orientated units will only add to the vast and diverse culture of Chinatown. This project will be the magnet that attracts people back to a corner of Chinatown that is decline and lacks life and activity.

I hope you that Mayor and Council approve the proposed rezoning application. Thank you for taking the time to read this letter of support.

Regards,

Stephen Lee

s.22(1) Personal and Confidential

Kennett, Bonnie

From: Jessica Chui <s.22(1) Personal and Confidential>
Sent: Friday, May 19, 2017 10:50 AM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support 105 Keefer Street + 544 Columbia Street Rezoning

Dear Mayor and Council,

As a resident of Chinatown, I am writing in support of the proposed rezoning application for 105 Keefer Street and 544 Columbia Street, Vancouver.

The proposed development will help in the revival of the Keefer and Columbia Street corner, which will be a significant improvement on the parking lot which currently occupies the site.

The developer has demonstrated its commitment to the community. The easy option would have been to develop a building that is 90 feet and remove the 25 affordable housing units and the culture centre, however Beedie has worked with the community every step of the way. This project will have a positive impact on Chinatown.

I would ask Mayor and Council to look assess this project not only for its thoughtful design and the consideration it has given to the culture and sensitivity of Chinatown, but for the positive economic and social impact it will have and the community through the provision of additional housing supply, 25 affordable housing units and cultural and recreational facilities.

I have been following this process over the past several years and believe that this project deserves the support of Mayor and Council.

Thank you,

Jess Chui

s.22(1) Personal and Confidential

Kennett, Bonnie

From: Natalie Tsang
Sent: Friday, May 19, 2017 11:11 AM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support for 105 Keefer Rezoning Application

s.22(1) Personal and Confidential

To Whom it May Concern:

As someone who cherishes her memories growing up in Chinatown and is still a local resident, I would like to show my support and dedication to the 105 Keefer Street rezoning application.

I am thrilled for this site to finally go through its final stages of fruition and develop some much needed housing and vibrancy in our neighbourhood. This proposed development has gone through many trials and years of planning with impactful community input to design a much-needed positive addition to the Chinatown community. In addition, it has included some well-needed senior housing and a recreational space to add a positive impact and sense of community to our neighbourhood. There have been several new developments in the Keefer and Main area that have not only brought the people back to Chinatown but have brought back its spirit and charm. This will be a very welcomed addition to bringing life back to the deserted storefronts and restaurants of our neighborhood.

Chinatown is a community that is near and dear to my heart. I have grown up here and know that this vacant lot has the opportunity to finally contribute to the local economy and house the next generation.

I strongly urge Mayor and Council to approve this project at the upcoming public hearing and truly support this proposed development.

Sincerely,
Natalie Tsang

Kennett, Bonnie

From: Katie Hunter
Sent: Friday, May 19, 2017 11:30 AM
To: Public Hearing
Subject: 105 Keefer St. Project

s.22(1) Personal and Confidential

Dear Mayor and Council,

My name is Katie Hunter and I support the 105 Keefer Street project in Chinatown.

This project will bring more desperately needed housing to the community and encourage more families, singles and even seniors to live in the heart of Chinatown. This kind of housing mix will encourage a more inclusive and well rounded community, and will contribute to revitalizing Chinatown. There are a number of businesses in the area that would also directly benefit from more people living in the area.

Please support this project at the public hearing next week. Thank you for considering my comments.

Sincerely,
Katie Hunter

s.22(1) Personal and Confidential

Kennett, Bonnie

From: Sarah McNeil
Sent: Friday, May 19, 2017, 1:02 PM
To: Public Hearing
Subject: 105 Keefer

s.22(1) Personal and Confidential

To whom this may concern,

My name is Sarah McNeil and I live in the downtown area. I am **pro** the building of 105 Keefer Street. This building will offer so much to land that is only functioning as a parking lot and breeding ground for drug use. By utilising this space for seniors low-income housing units and a seniors non-profit recreational centre it is hard for me to find a negative. The addition of homes will allow the area to grow and progress in a positive way. As a young professional living in Vancouver I understand that the real estate is in dire need of supply. It all comes down to the simple ethics that supply reduces demand. I understand that I cannot buy in the Vancouver area but as long as others can why should that be stopped? People forget that some people actually live in the homes they purchase.

Once again I would love to see this project move forward solely on the basis that the land is not being used to its fullest potential. Would you rather have a parking lot or a place for families to grow and seniors in the area to come together?

Thank you,

Sarah McNeil

s.22(1) Personal and Confidential

Kennett, Bonnie

s.22(1) Personal and Confidential

From: Jessica Pau
Sent: Friday, May 19, 2017 12:57 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support for 105 Keefer Rezoning Application

Dear Mayor and Council,

As a long-time resident in the Vancouver community, I am writing to show my support for the rezoning at 105 Keefer Street. I believe this to be a well-designed proposal that has not only respected City procedures, but has also thoroughly listened to public input. The Architects and Beedie Living have done an exceptional job in efforts to make this development fit in line with Chinatown's character, as well as abiding to the policy requirements.

This proposed development, once approved, will be impacting the community in a positive way - the empty lot will be providing much needed residency to not only the next generation of the Chinatown community, but will also be including 25 low-income seniors housing units with the addition of space for the seniors to practice recreational activities. The consideration of reducing the sight lines from Dr. Sun Yat-Sen Garden show their dedication to developing a proposal that respects Chinatown's History and respects the community.

I have no doubt that the development at 105 Keefer Street will be a positive addition in the revitalization of OUR Chinatown. Thank you for considering my input.

Sincerely,

Jessica Pau

Kennett, Bonnie

From: Eric Tsui s.22(1) Personal and Confidential
Sent: Friday, May 19, 2017 1:02 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: Support for 105 Keefer Rezoning Application

To Mayor and Council,

I am writing to publicly provide my support to the proposed development and rezoning application at 105 Keefer Street + 544 Columbia.

I have lived in Vancouver my entire life after my parents immigrated to Vancouver from Hong Kong. I have lived in on Main Street in Chinatown for the past several years.

I have owned and lived in Chinatown since 2011 when I purchased a 2 bedroom unit at s.22(1) Personal and Confidential Vancouver. I have seen Chinatown, develop and evolve over the past several years, and the local community is better for it.

I constantly hear in the media that the 'local Chinatown community' is against development, against gentrification. In particular the vocal voices of a small social group that claim to reflect the views of all of Chinatown and have now decided to take aim at this site specifically.

I have attended the open houses for 105 Keefer + 544 Columbia over the past three years. To my understanding the proposed rezoning application confirms to Council adopted a policy, adopted policy that was put in place in order to revitalize the local Chinatown community.

Despite this, the application has been required to proceed through open house after open house. The developer has been cognizant of the community and the needs of its residents. The inclusion of 25 seniors housing units and the cultural recreational center will be provide a substantial benefit to the community and help to bring culture and life back to the Keefer triangle.

Mayor and Council, it is simple, this site, and this community deserve a development that will have a positive impact on the community, and the application that has been refined over the past three years far exceeds the requirements of policy and provides community benefit that is above and beyond any recent development that has been approved in Chinatown.

Look past the noise of those small groups in the community that are trying dictate how they think Chinatown should look.

I would encourage that Mayor and Council approve this application at the upcoming public hearing.

Thank you,
Eric Tsui

s.22(1) Personal and Confidential

Kennett, Bonnie

From: Edgars Buksevics
Sent: Friday, May 19, 2017 1:19 PM
To: Mayor and Council Correspondence
Cc: Public Hearing
Subject: Strong Support for 105 Keefer, Vancouver

s.22(1) Personal and Confidential

Dear Mayor and Council,

I am a resident in the nearby Main Street neighbourhood. Ever since our move to the area, I have been following the 105 Keefer project with a great deal of interest, and, frankly, I am very surprised that it has taken so long to approve a project that is so suitable and appropriate for our neighbourhood.

In my judgement, the latest proposal of 105 Keefer, more than addresses various social and housing diversity issues by providing much needed seniors' housing. Through several reiterations the project also has achieved a very suitable built-form and public spaces in front of the building.

As a resident that is often walking by the currently empty parking lot, my family's biggest concern has always been safety. I firmly believe, that development of 105 Keefer in its current proposed form will help alleviate some of the safety concerns I have about the area. I further see 105 Keefer as being a project that helps the city link its various neighbourhoods and make them far less fragmented by making linkages between Chinatown/Gastown and False Creek as well as the new St.Pauls/False Creek Flats precinct.

I trust that this note finds you well and voices my very strong support to approve 105 Keefer at the upcoming public hearing.

Best regards,

Edgar Buksevics

Kennett, Bonnie

From: Mayor and Council Correspondence
Sent: Friday, May 19, 2017 1:23 PM
To: Public Hearing
Subject: FW: 105 Keefer Public Haering

From: Deren Akinci §.22(1) Personal and Confidential
Sent: Friday, May 19, 2017 11:56 AM
To: Mayor and Council Correspondence
Subject: 105 Keefer Public Haering

Dear Mayor and Council.

I am in strong support of this project going forward. I think it will bring significant benefit to the area in terms of amenities and providing seniors a better quality of life. The parking lot that currently sits there is an eye-sore and would not be missed.

I very much hope you do what is best of the neighborhood and approve this project.

Thank you,
Deren Akinci

Kennett, Bonnie

From: Jean Lehtinen
Sent: Friday, May 19, 2017 3:23 PM
To: Mayor and Council Correspondence; Public Hearing
Subject: 105 Keefer Street - Development Proposal

s.22(1) Personal and Confidential

To whom it may concern,

I'm writing to express my support for the proposed development at 105 Keefer St in Chinatown. As a lifelong Vancouver resident and someone who spent a lot of time in Chinatown during my childhood I feel very connected to the area. I attended an open house in January and found that the project team had addressed all of the concerns of those who were opposed to the development. The addition of seniors housing and a community space aids in preserving the cultural importance of Chinatown by allowing long-time residents somewhere to gather in the community and continue to add value. The market housing will provide more supply to the area for all of us looking to continue to contribute to our communities and build our lives in Vancouver.

The existing parking lot provides a home for unpleasant activity – one resident mentioned specifically that there are knife fights occurring on a regular basis! What a shame that such an eyesore sits directly next to the historic plaza which should be a safe place for community members to enjoy. I think the resistance to development in the area cannot last forever and that Beedie Living has provided a fine example of how to combine the need for some new life in the area while providing space to continue to foster the important cultural aspects of the community.

I sincerely hope you will vote to approve this proposal – I look forward to seeing this project completed!

Jean Lehtinen

Dear Mayor and Council,

I am writing to you in support of the 105 Keefer project proposed at the corner of Keefer and Columbia Street. As a member of the Vancouver Alliance of Multicultural Arts Society, our group is also a part of the Chinatown Seniors Cultural and Recreation Coalition that has worked with Beedie for the past few years to partner on a space in the proposed new building.

We have been waiting many years for our own space and are looking forward to the building being approved and built so that we can finally use it! The Centre will be a magnet to attract all non-profits and small-societies back to Chinatown to help promote Chinese performing arts and culture and contribute to the cultural diversity of Vancouver.

Culture and recreation are so important to the Chinese-Canadian Community and over the past decade I have seen many cultural groups move out of Chinatown as they were unable to find suitable space. We look forward to bringing a focus on culture back to the community and getting more people involved.

I would also like to note that I am so pleased that there are 25 units of Seniors Social Housing included in this project. Many seniors in Chinatown have been displaced due to new developments but the 105 Keefer project adds seniors housing which is very exciting!

I hope that you see all the benefits to this well thought out project.

Sincerely,

s.22(1) Personal and Confidential

A large grey rectangular box redacting the signature of Eric Szeto.

ERIC SZETO

Founder, Vancouver Alliance of Multicultural Arts Society

To: Vancouver Mayor and Council

From: Maple Leaf Multicultural Art Group

RE: Seniors Cultural and Recreation Centre at 105 Keefer Street

Please accept our support and endorsement of the development proposed at 105 Keefer Street. This project would include a new Culture & Recreation Centre, something that is badly needed in Chinatown.

Our group, the Maple Leaf Multicultural Art Group has been looking for a more permanent location for many years. Currently, we meet at various locations, mostly outside of Chinatown. Because we have to travel far, we are not able to get together as often as we would like to. Our ability to train, learn, practice and promote traditional Chinese Canadian arts and culture suffers because of a lack of available affordable space in Chinatown, which is where we would like to be.

The project at 105 Keefer Street, with its proposed Culture & Recreation Centre and 25 supportive senior's homes, is a great opportunity to bring Chinese culture back to Chinatown.

Please work together to make sure that this project is approved.

Thank you for accepting our comments.

Most Sincerely,

s.22(1) Personal and Confidential

s.22(1) Personal and
Confidential

Xinlei Zhū

President, Maple Leaf Multicultural Art Group

Dear Vancouver Mayor and Council,

I am writing to you as Chair of the Vancouver Seniors' Singing Club Association.

Like so many seniors' groups in Chinatown, we do not have a space that we can use to practise our singing in. It is very difficult to find suitable space in Chinatown that is big enough for our group and affordable.

As our group is a member of the Chinatown Seniors Cultural & Recreation Coalition we would very much like to see the 105 Keefer building be built so that the Seniors groups in Chinatown have their own secure space so that we can socialize and practise Chinese arts and culture. It is important that our cultural groups remain in Chinatown as it represents our cultural centre.

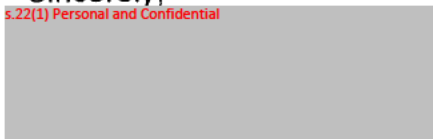
We would like to remain in Chinatown so that we can pass down our culture and traditions to younger generations!

Please approve of 105 Keefer so that we can have a safe cultural space!

Thank you.

Sincerely,

s.22(1) Personal and Confidential



Wai Chi Lo

Chair, Vancouver Senior's Singing Club Association

Hello,

I'm writing on behalf of the Chinatown Seniors Choir in support of the proposed development at 105 Keefer St. This building will include space for the Seniors Cultural and Recreation Coalition that will be used by various groups in Chinatown.

Seniors in the community have been isolated by language barriers and this new space will provide them the opportunity to socialize, bringing them out of isolation.

Our Choir, of 35 seniors, all over 75 years old, will engage the community with Chinese Folk Songs and Cantonese Opera songs, helping to revitalize the true spirit of Chinatown. The space provided at 105 Keefer St. is an ideal place for our rehearsals and performances.

We look forward to this new Arts and Culture Centre, as it will be great for Chinatown. There are so many groups, not just our own, who struggle to find space for rehearsals, meetings, and performances. It will be very nice to have a new space that is safe and clean, that can be shared by all of us.

Please approve this project at 105 Keefer St. so that the cultural groups can come back to Chinatown and can have a space to continue to practice and promote their important traditions.

Thank you.

Sincerely,

s.22(1) Personal and Confidential

Siú Hing Paŋg

Director, Chinatown Seniors Choir

To Mayor Gregor Robertson and Council,

As I'm sure you know, arts and culture are a very important part of Chinatown. We, and so many other groups in the community cannot find space where we can meet, practice and maintain the traditional dancing, singing, and other performing arts that are so important to us.


When our group, the Evergreen Cantonese Opera Troup first heard over a year ago that there would be a space dedicated to the Seniors Cultural and Recreation Coalition, we were very excited. Our society has been eagerly and diligently looking for space for our learning and performing.

The location is perfect and very convenient for all of our members. Finally there will be a secure space we can rehearse our traditional Cantonese opera on a regular basis. It is also an ideal space for us to promote the performing art of Cantonese Chinese Opera.

We understand that this project still needs to be approved. We urge you to please allow this building to be developed so that a Culture and Recreation Centre can be established.

Yours Truly,

s.22(1) Personal and Confidential



Connie Lam

President, Evergreen Cantonese Opera Troup

Dear Mayor and Council,

We are looking forward to seeing the 105 Keefer St. proposal approved at this Public Hearing. Our group, the Chinatown Seniors Yoga Club, run yoga classes that are specially designed for seniors. The exercise is not too strenuous and is very good for health and prosperity.

We have many members, but it is very hard for us to provide a consistent service because we always have to practice in random places depending on what is available. The Seniors Cultural Space in this development will allow us to finally have stability.

With this new space our membership could increase to over 50 seniors. This yoga practice is good for the body and mind. It helps to reduce chronic pain and increase health and well-being. This is of course good for our health care system, but more importantly it is good for all the Chinese seniors who will benefit from our program.

Please make the decision to approve this development so we can have a stable place to offer our health benefits.

Thank you and kind regards,

s.22(1) Personal and Confidential



David Chow

President and Lead Coach

Chinatown Senior's Yoga Club

17 May 2017

To Mayor and Council,

I am writing to support the 105 Keefer project in Chinatown.

My name is Eric Szeto and I am the Chair of the Chinatown Seniors Cultural & Recreational Coalition Steering Committee. I have previously submitted a petition to Mayor and Council that provides 1075 signatures of real people who live in Vancouver and are involved with Chinatown regularly. Our coalition represents over a dozen small not for profit Chinese community groups who are active in Chinatown. Given the lack of appropriate space to carry out our activities, we united together to advocate for more recreation space for seniors.

First and foremost, I support 105 Keefer project because of the cultural space and housing it will provide for many seniors. The project is an ideal development that will allow groups like us to remain in Chinatown for years to come. Currently, we are scattered across the greater Vancouver area, and are forced to rent different spaces each time we want to learn, practise and perform Chinese culture.

The 105 Keefer project will provide space for us to return to Chinatown and promote our traditional Chinese culture - which is important in keeping Chinatown authentic and vibrant. This project will also help implement the City's Chinatown revitalization project and promote the Vancouver's cultural diversity and multiculturalism. A development like this will attract more people into the centre of Chinatown and will assist in revitalizing and restoring the community to what it was 30 years ago.

105 Keefer is an excellent example for Vancouver and other communities like Surrey, Richmond and Burnaby – this project has a good mixture of residents from different income backgrounds and family types. It will bring families, couples, singles and seniors together and they will positively contribute to the community.

In closing, we hope Council favourably consider and approve the 105 Keefer project at the public hearing so that over 1000 seniors who are members of our coalition will have stable, secure and affordable space to carry out our traditional and cultural activities.

Enclosed are support letters from member from our coalition.

Sincerely,

5.22(1) Personal and Confidential

Eric Szeto

Chair of the Chinatown Seniors Cultural & Recreational Coalition Steering Committee

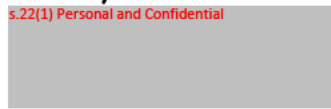
Dear City Council,

On behalf of the Yuan Chi Dance Group I am writing in support of 105 Keefer.

The Yuan Chi Dance Group promotes seniors Yuan Chi exercise and light dance. We like so many other small recreation groups, have no permanent space at the moment to practise.

We have rented from the Chinese Cultural Centre, but the space and staff are not always friendly to seniors. The new space at 105 Keefer is specifically for seniors recreation, activity and culture and I know will be very welcoming and accommodating. We cannot wait for this new space to be built and really hope that you approve of it at the public hearing. Please support seniors recreation and activity in Chinatown.

5.22(1) Personal and Confidential



Regards,

President, Yuan Chi Dance Group

Yin Or Wong

Hello Mayor Robertson and Councillors,

I'm writing this letter on behalf of the Shanghai Mulan Guan Vancouver Seniors Association. Right now there are so many important associations for seniors in Chinatown, but the problem is we have no space to meet! If the Mayor and Council will support the new building proposal at 105 Keefer Street then we can finally all have a space to share that will meet our needs.

It is important that seniors in Chinatown have a suitable place to meet and participate in recreation and cultural activities. It helps bring people to the community and allows us to pass along our traditions to younger generations.

Our association combined to promote Chinese martial arts and folk dance together, particularly for seniors. Right now we have to be scattered around Vancouver, Burnaby, Surrey and Richmond. We would like to come back to Chinatown to promote this special Chinese art form.

The project by Beedie Group will give us the space we need at a very good location in Chinatown. Please stand up for a new Chinatown Seniors Culture and Recreation Centre.

Thank you very much.

Best Regards,

s.22(1) Personal and Confidential

Su Ming Yang

Secretary General, Shanghai Mulan Guan Vancouver Seniors Association