

**Ludwig, Nicole**

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**From:** Correspondence Group, City Clerk's Office  
**Sent:** Wednesday, May 11, 2016 4:52 PM  
**To:** Public Hearing  
**Subject:** FW: Proposed MEC building: corner of E. 2nd Avenue and Quebec St.

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**From:** Amin Shahbaz s.22(1) Personal and Confidential  
**Sent:** Wednesday, May 11, 2016 4:41 PM  
**To:** Correspondence Group, City Clerk's Office  
**Subject:** Proposed MEC building: corner of E. 2nd Avenue and Quebec St.

Resident neighbour: Amin Shahbaz

s.22(1) Personal and Confidential

Subject Property:

**101 East 2nd Avenue**

**Lot 1, Block 7, District Lot 200A, Group 1, New Westminster District, Plan BCP41958; PID:027-997-430**

Dear Mayor and Council,

As a direct neighbour of this property, I oppose this project because the previous zoning was for a mix of retail and residential use which would have meant smaller retail with residential neighbours. It also would've meant that the back-lane access would be shared with a residential building with a generous set back from the back-lane townhouses - distance from front door to front door with landscaping on both sides.

With the popularity of MEC, the proposed project will significantly increase the back-lane traffic by much more than if the building was kept as residential use. Already cars illegally park in the back-lane narrowing the access path. There's no way around trucks and MEC will have a significant number of trucks using the back-lane.

Should council approve this project then please take the following into consideration:

1. The set back of the MEC property is very limited - much more so if this had been a residential development. Vertical addition can offset the density lost on narrowing the building from the back side.
2. The trucks turn-radius in the back-lane is very tight which would have them turning onto our property's pavers.
3. City will need to add no parking signs as it's already an issue which will be exasperated with the addition of MEC customers that don't want to park inside the paid parking area of MEC for quick visits.

Thank you for the consideration,

Amin

**Ludwig, Nicole**

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**From:** Correspondence Group, City Clerk's Office  
**Sent:** Friday, May 13, 2016 1:30 PM  
**To:** Public Hearing  
**Subject:** FW: Public hearing about 101 E 2nd Ave

-----Original Message-----

**From:** Marc Venot s.22(1) Personal and Confidential  
**Sent:** Friday, May 13, 2016 1:20 PM  
**To:** Correspondence Group, City Clerk's Office  
**Subject:** Public hearing about 101 E 2nd Ave

Hello,

My concern is about the aesthetic and in particular the awning. I think it should be mandatory to paint it in a dazzle camouflage way like the battleships during WWI.

regard,