

## Isfeld, Lori

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**From:** Correspondence Group, City Clerk's Office  
**Sent:** Tuesday, May 24, 2016 4:56 PM  
**To:** Public Hearing  
**Subject:** FW: COMMENTS: 3365 Commercial Dr and 1695-1775 East 18th Avenue

**From:** Tara Mahoney "s. 22(1) Personal and Confidential"  
**Sent:** Tuesday, May 24, 2016 4:42 PM  
**To:** Correspondence Group, City Clerk's Office; Andrea Reimer  
**Subject:** COMMENTS: 3365 Commercial Dr and 1695-1775 East 18th Avenue

Dear Mayor and Council,

I am writing in regard to the development at 3365 Commercial Dr and 1695-1775 East 18th Avenue (the public hearing is today at 6pm).

These are my comments:

- The majority of the large, majestic trees and underground creek should be maintained as part of this development. Considering the CoV's Urban Forest and Greenest City Strategy, cutting down these large old trees is counter to your own policy and will end up costing the tax payer more money to plant new trees instead of leaving these mature trees as they are. Is there a way the majority of the existing trees could be maintained and turned into a public space? Considering the development will increase the use of existing public amenities and parks (Trout Lake, etc.), the developers should contribute back to the commons of the community by leaving the integrity of the mini forest that is there.
- Are the developers contributing to community amenities for this area since they will be profiting from the public amenities (the park, community centre, roads, etc)? I'm concerned that the developer will build private amenities (for use of the building occupants only) further separating and isolating the community rather than bringing it together.
- Perhaps a community/public space within the complex that be utilized at a subsidized rate for a non-profit or community organization? Commercial St is a unique cluster of community organizations (Spartacus Books Collective, Tool Library Cooperative, a bike repair shop, a cafe) and it would be nice to maintain the style of establishment and for these establishments not be pushed out by increasing commercial rental space.
- Are any of the units being devoted to social housing? I believe there should be at least 20% devoted to social housing in order to maintain the economic diversity of the neighbourhood.
- Are the businesses that will be occupying the ground floor affordable? We need food outlets and amenities that are affordable, not luxury.

Thanks you for your consideration,

Tara

## Ludwig, Nicole

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**From:** Public Hearing  
**Sent:** Tuesday, May 10, 2016 3:53 PM  
**To:** Public Hearing  
**Subject:** FW: Results of vote ? Commercial & 18

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**From:** "s. 22(1) Personal and Confidential"  
**Sent:** Sunday, April 24, 2016 12:36 AM  
**To:** Reimer, Andrea  
**Cc:** "s. 22(1) Personal and Confidential"  
**Subject:** Re: Results of vote ? Commercial & 18

I understand the point re E 18th and Commercial. I hope you understand my point about the stealth manner in which this process is proceeding.

Separate matter – political donations by Cressey can be found here and are more than abundant:

<http://contributions.electionsbc.gov.bc.ca/pcs/lepublished/100128335.pdf>

Is there a list of meetings that city councillors have held with Cressey generally? Can we get a list of all donations Cressey has made to Vision over the last 10 years by year and by project and location the city? Can you give us a list of all Cressey projects in the City and the appreciation of land values as a result of rezoning? No wonder there is a perception about how developers have the inside track with Vision. His projects are all over Cedar Cottage area ... why? Why is there not a community investment authority addressing these issues instead of Cressey?

Please enlighten me, because if you are an affordable housing advocate, there is no reason why the 1% should profit of our backs. Why can't we create a community housing authority via blue chip panel and keep people like Cressey out of our pockets & neighbourhoods. Why can't we rezone Cedar Cottage, but grant the development back to the community? You folks are sure ready to rezone and hold the Arbutus lands when the 1% are concerned there, but when immigrant families and working class people want a say, no one has any time.

If you folks are really a city council for the citizens, then do something about it. Please advise as this is an important measure for affordability and with the olympic village fiasco and Bob Rennie benefiting from the contract, it's clear that everyone else except the working poor have the decisions, not us.

I advocate that we amend the charter to create a city housing authority with a blue ribbon panel to develop the lands in the public interest. Keep the councillors out of it, keep the developers out of it, but make it independent and the lands sacred so no one can touch them. When can this be discussed?

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**From:** "Reimer, Andrea" <Andrea.Reimer@vancouver.ca>  
**Date:** Saturday, April 23, 2016 at 11:59 PM  
**To:** "s. 22(1) Personal and Confidential"  
**Cc:** "s. 22(1) Personal and Confidential"  
**Subject:** RE: Results of vote ? Commercial & 18

"s.  
22(1)

As noted - I thought quite clearly in the last email - at this point in the process I am not able to communicate on the content of a public hearing except at the hearing.

I will forward your email to the Clerk .Additionally, the project details and staff contact are online at:  
<http://former.vancouver.ca/commsvcs/planning/rezoning/applications/3365commercial/index.htm>

Please do not contact me directly again on this issue until the public hearing has concluded. I do take the integrity of process quite seriously.

a

**Councillor Andrea Reimer** | City of Vancouver  
Chair, Standing Committee on Policy and Strategic Priorities  
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**From:** "s. 22(1) Personal and Confidential"  
**Sent:** Saturday, April 23, 2016 11:50 PM  
**To:** Reimer, Andrea  
**Cc:** "s. 22(1) Personal and Confidential"  
**Subject:** Re: Results of vote ? Commercial & 18

Have you advise if anyone was consulted on this before hand? While procedurally correct, it all seems a bit convenient that all these administrative barriers are now in place. No one advised us in advance that there were these conditions for a public hearing. Yet, you folks did not agree to delay the public hearing until the matter of the historical designation was properly addressed within resident concerns. I do not understand why the council is operating in this manner. Can you please advise on this particular component – in addition to why this hearing was scheduled without proper and appropriate resident consultation. I believe you are a resident in this area and would also like to have proper advance notification. There is something there that is not making sense to me, and while I appreciate your communication back on this, there is strong impression by the community that the fix is in on this project & Cressy had the inside track with city council. How can I be made more aware of what is going on – especially with any additional dealings that Cressy has in our neighbourhood. Please advise.

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**From:** "Reimer, Andrea" <Andrea.Reimer@vancouver.ca>  
**Date:** Saturday, April 23, 2016 at 11:44 PM  
**To:** "s. 22(1) Personal and Confidential"  
**Subject:** RE: Results of vote ? Commercial & 18

"s.  
22(1)

After an item has been referred to public hearing, I am not able to meet with anyone on the issue outside of public hearing. This includes staff, other councillors, residents and the proponent. I'm sorry if this wasn't clear - it's why I regretted not having time before Tuesday.

Further to that, I will have to forward all of your questions on to the City Clerk. Per above, I am not able to have any contact with anyone of the issue outside of correspondence or evidence reviewed by all of Council. The public hearing is like a trial where the proposal is held up against existing policies and Council's role is akin to a judge. It's important that the integrity of the process is upheld.

Andrea

**Councillor Andrea Reimer** | City of Vancouver  
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**From:** "s. 22(1) Personal and Confidential"  
**Sent:** Saturday, April 23, 2016 3:15 PM  
**To:** Reimer, Andrea  
**Cc:** "s. 22(1) Personal and Confidential"  
**Subject:** Re: Results of vote ? Commercial & 18

So what is the next step? When is hearing? Why were our concerns, it appears, not considered fully?  
Also, how can we get the internal briefing documents on this project?  
Is there any info on how much the land for city purposes sold for?  
When are you available to meet, please? Thank you.

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**From:** "Reimer, Andrea" <[Andrea.Reimer@vancouver.ca](mailto:Andrea.Reimer@vancouver.ca)>  
**Date:** Saturday, April 23, 2016 at 3:08 PM  
**To:** "s. 22(1) Personal and Confidential"  
**Subject:** Re: Results of vote ? Commercial & 18

The item was referred to public hearing.

**Councillor Andrea Reimer**  
Chair | **Policy and Strategic Priorities**  
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On Apr 23, 2016, at 3:04 PM, "s. 22(1) Personal and Confidential" wrote:

Hi Andrea

Wanted to follow up on what happened.

"s.  
22/1

Sent from my iPhone