

Ludwig, Nicole

From: rick and rowena **s.22(1) Personal and Confidential**
Sent: Monday, May 07, 2018 4:10 PM
To: Public Hearing
Subject: COMMENTS Re: 425 West 6th Ave. : proposed CD-1 District

COMMENTS Re: 425 West 6th Ave. : proposed zoning change to CD-1 District

We object to the proposed Zoning and Development By-law amendment with respect to 425 West 6th ave, Vancouver.

The proposed building is higher than and inconsistent with, the commercial buildings east of Cambie street to Main street and south of 2nd ave.

The proposed building will block site lines of city hall at street level on Yukon street, north of 6th ave.

The proposed building will cut the sunlight to the roof garden and decks on top of the ICBC building at Yukon street and 5th ave.

The proposed 282 underground parking spaces will add too many vehicles to an already busy Yukon Street .

(i) So many additional vehicles will further increase car conflicts with the the 2 existing bike lanes on Yukon street and the ambulance and fire truck emergency vehicles that regularly travel north bound on Yukon street.

We suggest, if the application is being considered favourably, consider the turning movements on Cambie street and Yukon Street that will be required to permit access to the new parking spaces, together with other proposed developments nearby and the impact on traffic flow on Cambie Bridge. Also, if you are considering changing traffic flows to accommodate expected traffic demands, for example making Yukon street into a one-way street northbound and Alberta Street one way southbound, then you should in fairness disclose that as part of this and other current development reviews.

Rowena Bradley, Richard George

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