1. CD-1 Rezoning: 5-15 West 2nd Avenue and 1751 Ontario Street

Date Received	Time Created	Subject	Position	Content	Name	Organization	Contact Info	Neighbourhood	Attachment
04/13/2022	09:45	PH2 - 1. CD-1 Rezoning: 5-15 West 2nd Avenue and 1751 Ontario Street	Oppose	Dear Council members. I'm a resident and condo owner in the neighborhood where the proposed development takes place. I live just a block away and I really appreciate living there. Mount pleasant, especially in the Olympic village, is a great neighborhood loved by their inhabitants, which has an unique character to it. t is very urbanized but it's not too densely populate with tall high rises. Many of us in Olynpic village agree and welcome the rezoning to from M-2 to CD-1, but the height of the proposed building is way of character if compared with other buildings in the area. The only building that has been approved to as tall as the proposed development in the neighborhood is the Opsal building, at 2nd street with 1775 Quebec street . But please, be reminded that the Opsal building was only allowed to go such height because great part of its strata Land had is occupied by the Heritage building. Currently, the Heritage building of the Opsal strata is where the Brewhall, a restaurant and bar is placed, Which adds a rich option for food and entertainment for the residents of the neighborhood The land in which the proposed development is being requested is much smaller than the Opsal and many other developments in the neighborhood, yet the rezoning application is requesting approval for the construction of a significantly taller building which occupies the entirety of the land. I would like to remind the Council that in Olympic village, there are no high rises buildings that occupy the entirety of the land. Every building has a lower rise or, construction free area next to it, which helps reducing population density and provide opportunities for family-friendly common areas like gardens and playgrounds. For many of us who live and love this neighborhood, this development is opening a precedent and putting in risk the character of a neighborhood many of us chosen for our homes. I believe the council should consider limiting the size of the height of this development to match the Neighboring buildings in the same block and also require an area of lower rise or no construction within the development land. Best regards Rodrigo Janz	Rodrigo Janz		s.22(1) Personal and Confidential	Mount Pleasant	No web attachments.
04/13/2022	09 56	PH2 - 1. CD-1 Rezoning: 5-15 West 2nd Avenue and 1751 Ontario Street	Oppose	Dear City Council, I would like to express my opposition to the proposed development that is happening on the neighborhood I chose to be my home. This development is asking for a much higher inhabitants' density from the remaining of the neighborhood. If it is approved, I'm afraid it will open precedent for developments that will destroy the character and personality of Olympic Village, which is a very urbanized area but of moderate density. The only buildings in the area that has comparable height to the proposed development were build in lands that are large and the strata has areas free of construction, lower rise construction or area with heritage buildings. The proposed development is not offering any of that and is a clear violation of the format that has been established to the other buildings in the area. This small land shouldn't contain such a tall building, it would fit better in the area if it was limited to 10 floors or less. Yours truly, S N.	Siraphurin Nimmahnratanakul			Mount Pleasant	No web attachments.