

PH2 - 4. CD-1 Rezoning: 1477 West Broadway - SUPPORT

Date Received	Time Created	Subject	Position	Content	Name	Organization	Contact Info	Neighbourhood	Attachment
04/20/2022	16:10	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I am in support of transit oriented housing. As a resident of Burnaby and former resident of Vancouver while living at UBC, I find transit incredibly important and still lacking in this city. It is hard to live in transit accessible neighborhoods when there is no density near the train stops. Yes, the city is changing from what it once was, but no one in the 1970s complained it changed from the 1930s. The world is changing and we need to adapt.	Rob Ogloff		s.22(1) Personal and Confidential	I do not live in Vancouver	No web attachments.
04/20/2022	16:10	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support building as much density as possible at all Skytrain stations. This encourages use of the transit infrastructure and diversion of travel away from single occupant vehicles, and is needed to justify the capital cost of the infrastructure.	Michael Gilman			Unknown	No web attachments.
04/20/2022	16:12	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Granville Island recently established a long range vision plan ' Granville Island 2040. The Island's long term strategy is to expand the current offerings and create new opportunities for innovation in food and the arts. This strategy supports also our "locals first" approach, whereby we continually look for ways to remain relevant to Vancouverites , by seeking to provide a unique experience where local residents can meet a variety of social and cultural needs, and be inspired by a uniquely Vancouver urban place for people. In order to serve the needs of Vancouver residents, we aim to increase the total number of trips to the Island, while reducing the number of car trips. Like in the rest of the city, this has been a trend for the past 20 years. This trend has been greatly supported by the City's continuous efforts to increase residential and commercial densities, while enhancing livability through improved walking and cycling infrastructure, like recent improvements to the seawall in south False Creek. However, the impact of vehicles on the Island and the wider city streets network remains significant, as between 1.5 and 2 million vehicles drive onto the Island per year. High-density, transit oriented developments like the one being considered put more people within walking distance of the Island, which will support our efforts to help increase the number of trips to the Island, while reducing the number of car trips. For these reasons, we support this project.	Sebastian Lippa			Riley Park	No web attachments.
04/20/2022	16:21	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	The reality is that we are in the midst of a housing crisis, we cannot afford to just push every project back for another 2-5 years. This project will provide over 200 rental homes, 80 of which are multi-bedroom units, next to a skytrain station. This is within the Broadway Plan densities, which most likely will be up zoned by next year to 40 stories. If we do not build now, we will make life for many people, especially minorities in Vancouver unattainable. Preserving Vancouver, is reminiscing about the good old days, we need to look and move forward. We simply cannot afford being nostalgic, we need to be rational and realistic.	Ahmad			Mount Pleasant	No web attachments.
04/20/2022	16:25	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Whose opinions should take priority? The people who already own housing (and their land values will go up even more to their financial benefit) or the people who need the rental housing? City of Vancouver is far behind Richmond and Burnaby in focusing on major transit hubs like Brentwood and Richmond Centre	Chung Zen			Shaughnessy	No web attachments.
04/20/2022	16:28	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Yes! If we're going to build a lot of housing, this is a great location. It's ridiculous that the NIMBYs are opposing based on shadows. Welcome to a city! Also ridiculous are the 3D renderings with buildings casting shadows. Have these people forgotten that the earth rotates? Things don't cast a shadow at the same spot all day	Olive Birch			Oakridge	No web attachments.
04/20/2022	16:29	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	As a resident of Fairview, I am writing in support of rezoning 1477 W Broadway to permit the development of a large mixed-use building. The Vancouver housing crisis is certainly complex, but building more homes (especially ones in which a certain percentage are earmarked for rental at below-market rates) must be a crucial component of our response. NIMBY concerns about shade or views being blocked cannot be allowed to outweigh the fact that young professionals and families are being priced out of our city. (Also, one could argue that shade will itself become a valuable commodity, as we become increasingly likely to experience extreme temperature events similar to the 2021 heat dome). Further, adding high-density housing to transit checkpoints allows more people to live without a car (or at least reduce their time spent driving), which means reduced vehicle traffic and cleaner air. In sum, I urge you to support this rezoning application.	Rachel Wilson			Fairview	No web attachments.
04/20/2022	16:35	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	How can anyone seriously not consider supporting this? In the middle of a housing crisis, we're not willing to build an apartment building on top of a SkyTrain station? If this Council cannot approve something this obvious then it is not serving the real residents of this city at all.	Andrei Hajdukewycz			Unknown	No web attachments.
04/20/2022	16:39	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support the construction of this building. We're in a housing crisis and this tower will add 200 rental homes to a market that sorely needs them.	William Dao			Mount Pleasant	No web attachments.

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04/20/2022	16:41	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need to rezone to increase density for the neighborhood to lower housing cost. Transit will also greatly benefit from the increase density	Joe Tai			Fairview	No web attachments.
04/20/2022	16:42	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This type of transit oriented development is sorely needed in this city, especially near the Broadway subway.	Megan Gerrys			Mount Pleasant	No web attachments.
04/20/2022	16:43	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I express my support for this Rezoning.	Alex Huang			I do not live in Vancouver	No web attachments.
04/20/2022	16:44	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I am writing in support of the proposed 1477 West Broadway rezoning. Located on Broadway and Granville, this location is in dire need of more housing density (particularly at below market rents). As a young professional and Engineer in Training, I strongly believe in projects like this. It is important to have development located adjacent to transportation projects like the Broadway Extension. This is a voting issue for me, I care deeply about encouraging ongoing development in the city and I will be following up on this vote. Our city cannot afford to not approve this rezoning.	Katherine Westerlund			Dunbar-Southlands	No web attachments.
04/20/2022	16:46	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need more housing! This is a great step forward	Josh Cockcroft			Kitsilano	No web attachments.
04/20/2022	16 51	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Dear Council, We are all aware of how desperately Vancouver needs housing development. This rezoning not only provides hundreds with places to live in central Vancouver, but increases demand for local businesses and helps focus our population in transit-friendly neighbourhoods, reducing vehicle dependence. The costs plastered on opposing flyers: a transient shadow and a community that includes non-millionaires. The benefits far outweigh the drawbacks; the only reason this is such a hot topic issue is because those set to benefit are not yet present while those who perceive detriment are ingrained and wealthy. Council should be mindful of who is vocal, what interests they should represent, and which group they are more prone to bias themselves towards during this decision-making process. Sincerely, A born-in-Fairview Vancouverite willing to face change with courage	Ian Hill			Fairview	No web attachments.
04/20/2022	16 58	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	As a rich old bastard, I'm lucky enough to have bought a house in the city when they were more affordable. I'm disappointed by the other rich old bastards owning homes who are opposing this. I'm concerned about the community we're leaving behind to the future generation where places to live are getting less affordable. We need to correct an intergenerational injustice created by decades of restrictive zoning and some locals defending the status quo based on flimsy excuses and self-serving motives	John Whiteman			Kitsilano	No web attachments.
04/20/2022	16 58	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This project has affordable units and above a future skytrain station which should reduce trips made by vehicles. I fully support this motion and I hope council proceeds to allow the structure to be built	Joseph tassone			I do not live in Vancouver	No web attachments.
04/20/2022	17 02	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This proposed tower is directly above under-construction high-capacity rapid transit and will serve as a catalyst for the entire Broadway corridor. I particularly like that this project maximizes its uses by serving transit, grocery/retail, office, and residential. I hope to see many more project like it in the future, all around the city. There is no precedent for preserving any residential character on this decidedly commercial street. Those attempting to do so are serving only their own desires to keep density low in their neighbourhoods and are directly at odds with civic progress and public good. To be at the mercy of what is likely a minority on such projects would be incredibly myopic, as it would likely be decades before the site could be redeveloped to fulfill its potential. With the intense real estate and rental markets, we are in no position to turn down such an obvious opportunity. If the city is committed to solving the housing crisis, unlocking an entirely new region of the city for activity, benefiting already nearby residents as well as new ones, they should approve this project.	Jason Masih			Unknown	No web attachments.
04/20/2022	17 06	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I live a few blocks away in Fairview. As a homeowner in this neighbourhood of 20+ years, I wholeheartedly support the development of housing and increasing density. We are amidst one of the worst housing crises imaginable and the entire heart and soul of Vancouver depends on providing affordable housing for everyone - not just the lucky ones who can afford it or were lucky enough to buy in early like myself.	Terence Tso			Fairview	No web attachments.

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04/20/2022	17:07	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I am a child protection social worker and love my community. I cannot afford to live here even with a government salary and a roommate. Please mandate housing with below. This community needs to have people who actively participate to make Vancouver a better place for the health longevity of the city and the market. We need housing density. Please give us the help we are begging for.	Lauren Halldorson		Mount Pleasant	No web attachments.
04/20/2022	17:13	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I strongly support this development. Any way we can add more housing without displacing people should be taken advantage of, and right on top of a rapid transit station is the perfect location. The proposed grocery store will also be a welcome addition to the neighborhood - I love Meinhardt but it isn't affordable to shop there for everyday stuff.	Matt Holland		I do not live in Vancouver	No web attachments.
04/20/2022	17:14	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Granville-Broadway rezoning to CD-1 will provide substantial increase in the utility of this property. The location (proximity to downtown, access to transit) is an ideal work-live-play center. Such a high-rise development will enable 100s of families to live with a small carbon footprint in proximity to everything they require for day-to-day needs. I only hope that all of Broadway can be re-zoned similarly. And yes, buildings cast shadows. If you live in an urban environment, then this is something that you should become used to.	Joe Philbrook		Downtown	No web attachments.
04/20/2022	17:16	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need projects like these in locations like these. Stop the nimby nonsense.	Marie Goulet		Downtown	No web attachments.
04/20/2022	17:19	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We simply need more housing. Build!	Brian K Greeley		Mount Pleasant	No web attachments.
04/20/2022	17:20	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	It is both dire for the safety of people who rely on transit and necessary for our growing population to focus on controlled density hubs such as the buildings along West Broadway. This will enable more people to access Vancouver and does not gate keep or limit this city to only those with detached homes or vehicles.	Tien Nguyen		Killarney	No web attachments.
04/20/2022	17:29	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	The arguments against this project are classic absurd NIMBYism. This fits or will fit with the goals of the Greenest City, Transport 2050, Broadway, and Vancouver Plans. The city needs to and will change as time goes on -- the conditions we face as a society and a species necessitate that. Rental homes near transit should be automatic every single time. No more wasted energy trying to appease the landowning class in this city -- they have already had historically good fortunes and do not need anyone on staff or council working on their behalf. Build it.	Grady Chalmers		Mount Pleasant	No web attachments.
04/20/2022	17:42	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I fully support the creation of dense transit-oriented housing. More of this is needed!!!	Willow Cabral		Unknown	No web attachments.
04/20/2022	17:44	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Please build these! In a city with a rapidly growing population, I can't stress enough how valuable it is to build spaces that can accommodate many dwellers we're pretty desperate for housing here. Please don't let people in single-family homes dictate our futures!	Andrew Mead		Mount Pleasant	No web attachments.
04/20/2022	17:45	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support the rezoning and proposed retail/office/apartment building at 1477 West Broadway. It's a great opportunity to house hundreds more people in secured rentals without displacing anyone. I especially love the ample bike parking, the proximity to transit (future subway and current bus lines) as well as the grocery store at the ground level. I work a couple of blocks away on Broadway, and having a grocery store at that location would make a huge difference for me. Most importantly, though, we need the rental housing. I do wish the apartments could be larger, but they are still desperately needed and will be of great benefit to the neighbourhood.	Shannon Tolleson		Mount Pleasant	No web attachments.
04/20/2022	17:46	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support housing prices at 20% below average at this address and believe that there should be more affordable new housing projects to combat the serious crisis in Vancouver.	Sadie Caron		Mount Pleasant	No web attachments.
04/20/2022	17:50	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I fully support this development. It's adding much needed housing density to our city. This development project provides new homes and amenities to the Fairview community. The increase in density will be a boost to the surrounding businesses. New jobs are being created through the retail spaces and will provide the community with services and improve the overall walk score of the area.	Colin Drummond		Fairview	No web attachments.

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04/20/2022	17 52	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Great project! If not here, where' Concerns over density are overblown, the city is changing and we need to adapt.	Jan Overall		Mount Pleasant	No web attachments.
04/20/2022	17 59	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Vancouver needs more housing and that should be the city council's number one priority. Much more important than 'aesthetics' is the basic human need for shelter. The proposed rezoning is also perfectly placed next to a transit corridor with several amenities. Furthermore, I think that the method of getting public input via a public hearing is inherently inequitable because it will give an outsized voice to those affluent and privileged enough to have the time to attend. Please make choices to serve the best interests of the community as a whole and not just the vocal minority N MBYs.	Marcia Kishida		Riley Park	No web attachments.
04/20/2022	18 01	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This comment is to simply voice my support for an aggressive push for more density. We so desperately need more urbanized density that puts people closer to their work and services that they use daily. We need more options for people who choose not to depend on one or two vehicles per household due to sprawled out unsustainable detached housing. Shadows cast by buildings at certain times of the day is a fair con to this kind of density. It's good to acknowledge it as such however when you consider it against hundreds of people getting to have a roof above their head the choice is still fairly easy. I have sympathy for those who have lived in the neighborhood for some time and the discomfort and may cause seeing the character of it change as the city grows. At the end of the day however to oppose sustainable homes for hundreds of people over something so superficial is an out of touch stance driven purely by selfishness. Public policy and especially something so impactful as matters of sustainability and affordability of housing need to be acted on with everyone in mind. We need to put aside our personal agendas and look objectively at matters such as this from a perspective of what will benefit the most people. Vancouver is on the brink of squeezing what's left of the middle class out to suburbs. This trend has already run far to rampant where high impact long distance commuting options are heavily depended on by many people that work within the city. Our historical opposition to density in the areas where it is most needed is largely to blame for the city's current affordability issues and it will be nearly impossible to undo that damage. We need to change our mindset on this matter because the one we have been using for the last 20 years is clearly not working very well for us. Thanks! Garth	Garth Sylte		Downtown	No web attachments.
04/20/2022	18 01	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	200 rentals. Lets do it.	Brenda McCallum		Fairview	No web attachments.
04/20/2022	18 04	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	High density transit orientated developments like 1477 should be supported. Especially when the housing stock being added are rental units.	Aidan Kiel		Unknown	No web attachments.
04/20/2022	18 05	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I fully support this rezoning as it will allow denser housing to be built in Vancouver. This is desperately needed to combat the housing crisis. Please pass this rezoning.	Laurence Pascall		Mount Pleasant	No web attachments.
04/20/2022	18 20	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support the additional rental housing in one of the most expensive cities in the world	Caleb Westerby		Mount Pleasant	No web attachments.
04/20/2022	18 23	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	You have to start approving more density around transit. Don't under build transit like the Canada Line.	Steve Adams		Downtown	No web attachments.
04/20/2022	18 25	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	No displacement gentle densification is a great place to focus redevelopments	Annie Ng		Unknown	No web attachments.
04/20/2022	18 27	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	The Broadway Corridor is a major transit route that connects the entire width of the city. Housing should be significantly oriented toward dense, sustainable, livable neighbourhoods, in particular along major transit arteries.	Madelene Gamage		Grandview-Woodland	No web attachments.
04/20/2022	18 28	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Our city is in desperate need of new rentals, especially in this area. Especially with units that are accessible, physically and financially. I can't imagine what anyone would have against this development other than minor inconvenience.	Anthony Casry		Fairview	No web attachments.

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04/20/2022	18 33	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I have written in previously in support. I have just seen David Eby's letter of support and want to add my support to what he says. Transit stations facilitate density. We need density for environmental and liveable city living. This is the perfect spot for that.	Mike Vlasman			
04/20/2022	18 54	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This rezoning is an obviously good idea. The building will provide desperately needed rental stock at a transit station without displacing anyone. It is absurd and a massive waste of council's time that it is even under debate.	Michael Leyne			
04/20/2022	18 55	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I would like to extend my support for this project. I currently live in Fairview Heights and it's a wonderful neighborhood to live in, I wish we had more housing so more people could enjoy it. We desperately need more housing in the city and this project allows for that without displacement of current renters. This is exactly the type of housing project we so badly need to create options for the 'missing middle' to stay in the city. We already have a labour shortage and without more housing like this things will only get worse! Please consider approving it!	Meghan Creighton			
04/20/2022	19:12	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I'd like to write in support of the rezoning of 1477 West Broadway. We are in the midst of a housing crisis where more units are required to alleviate absurdly high rents. Allowing for more units to be built will allow more neighbors to be appropriately housed. Furthermore, dense mixed used development near transit is a great way to foster a more eco friendly living, since people won't have to rely on a car to get their daily necessities.	Mariana Kishida			
04/20/2022	19:19	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Unless you start upzoning the entire City, which you should do, this type of housing will continue to be needed. Do what's right.	Simon Mueller			
04/20/2022	19 31	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Why is this even a question or debate? The province needs to take over zoning in this city if the city council can't overcome N MBY influences. Upzone ALL of Vancouver and allow mixed residential/commercial in all residential areas!	Sam Fregien			
04/20/2022	19 39	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	vancouver needs more housing and more density	adrian anaya			
04/20/2022	19:43	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Obviously a good idea, desperately needed. If anything it could be taller. Buildings like this at SkyTrain stations really shouldn't need this sort of public commentary process.	Ryan E			
04/20/2022	20 01	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We are in a housing and climate crisis. We desperately need increased density in central locations serviced by good public transit and this up-zoning ticks all of these boxes. As an added bonus no existing renters are being displaced. This is an emergency and we need action. Not further consultation that will only delay or water down this development. We need to keep things streamlined so we are coordinating with the station construction. Approval for this should have been automatic.	Kevin Mitchell			
04/20/2022	20:11	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Let's stop with continuous reports - and let's get building - further analysis is only delaying the building of homes for badly needed homes - you're not going to get it perfect - start approving all the applications currently sitting the backlog - then assess - and start with a new batch - you are only adding to the costs of housing - I'm really confused as to why you are continuing to delay the inevitable! I would love to hear some rationale - and I can't wait for the next election - all of you need to be voted out! And many neighbourhood groups are saying the same thing! Can't wait!	Jerome Deies			
04/20/2022	20 20	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support this project. Council, please put together a consistent, transparent set of rules that could be applied to all rezoning applications. Every rezoning application doesn't need to be a trial by fire in front of the most engaged residents. It's not representative of the population and by extension, undemocratic. It shouldn't take this much effort to approve a rental building on top of a train station. If you wonder why housing is expensive in the city, look no further.	Srini Amoudane			
04/20/2022	20 25	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need more housing. This is on TOP of transit. It is exactly what the region needs. Build it!	Charles Walsh			
04/20/2022	20 27	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	The city needs to prioritize building more housing. The lack of affordable housing in the city is a crisis.	L D.			

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04/20/2022	20 35	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Higher density housing is necessary in Vancouver. This is just one step of many that need to happen throughout Vancouver, especially on a newly forming major rapid transit corridor. I live near a very similar building in my neighborhood and have not had any concerns regarding the effects on the character of the community or views, both of which are thriving in that area. This project needs to go through.	Nicole Spencer			
04/20/2022	20 38	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This proposed project is not only fantastic, it is important and deeply necessary. There need to be great moves by the city to encourage the development of affordable homes if there is to be any sort of sustainable future for the economic and social state of this city. Areas that install accessible housing experience a decrease in violent crimes, and it's not hard to understand why; desperation brings desperate action, and a little financial/housing security goes a LONG way - especially in a city with as grievous a wealth disparity as ours. Vancouver should be welcoming and accessible to all its citizens, not just those living well above the poverty line. This project would be an excellent step in the right direction.	Nick Campney-Durrant			
04/20/2022	20 57	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need housing! This is a within the density plan, at a sky train station. The 'can' cannot continue to be kicked down the road. The needs of the many outweigh the complaints of a few who were able to buy or rent affordable housing.	JODY VANEGAS			
04/20/2022	21 09	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need more affordable housing and access to groceries. Support for these typologies needs to grow especially near transit stations because it is these people who need transit the most. There are too many people struggling to find affordable options.	Emily Cassidy			
04/20/2022	21:14	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We desperately need more density and housing. This project is central, connected to transit, and will provide much needed housing for the city and is aligned with the goals. Please approve this project.	Jessica Lu			
04/20/2022	21:14	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This is a transit oriented development, near downtown and many amenities, on a major artery. This is exactly where density and high rises in this city belong. It would be a shame if the opportunity to build housing directly above a skytrain station is missed just because of public uproar from a few of the city's wealthier and better positioned citizens.	Chris Gusz			
04/20/2022	21:18	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I've recently relocated to the City, and I'm in full support of the proposed development. I don't understand the opposition to the proposal located next to future Broadway Subway. Council should know there's a housing crisis. Did Vancouver not get named the world's 3rd most expensive housing market in 2022? What will it take for council to stop pandering to those that scream the loudest?	Frank Arellano			
04/20/2022	21 31	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We are in a housing crisis and this construction would allow so many people homes that are currently out of reach. There is no reason not to do this other than further propping up the wealth of those already well established.	Meghan Lin			
04/20/2022	21:40	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	After coming across this post on Reddit: https://www.reddit.com/r/vancouver/comments/u7z6v9/1477_west_broadway_public_hearing_extended_again/ I just wanted to share my concerns about these public hearings. I will probably be working (or just finishing) when the hearing is held. It is also clear that a very small segment of the population has a far larger voice. People in favor (and those that will benefit from) the Broadway Plan aren't even aware of these public hearings. Covid is still a concern as well. Other methods, including Reddit, offer a far better representation of how people feel. I also have very strong concerns about misuse of tax dollars. Land values will only escalate. Building sooner than later maximizes the utility gained; this expansion will cost billions of dollars after all!	Keith Francis			
04/20/2022	21:43	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need more housing.	Connor Lucier			
04/20/2022	21:44	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This project reflects the needs of the City. We are in a dual housing and climate crisis that calls for transit-oriented housing, more/densified housing near main arteries, centralized housing close to jobs and other amenities especially grocery stores. This proposal fits these criteria. These factors support sustainable day-to-day lifestyles, especially when compared to suburban sprawl, which moves Vancouver another step towards our climate action goals.	Chenoa Cassidy-Matthews			

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04/20/2022	21 51	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support increased densification with transit oriented housing.	mitchell beavis		Unknown	No web attachments.
04/20/2022	21 57	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I fully support this proposal. t was time for this kind of development 10 years ago, now the city is playing catchup. Approve this.	Zachary Redekop		Fairview	No web attachments.
04/20/2022	22 29	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need more housing units in GVA. The city is moving towards high density living and people need to accept that.	rebecca		Unknown	No web attachments.
04/20/2022	22 52	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This project is so important for improving the housing affordability crisis and sustainability. I fully support this density and height, and would like to see a even taller project to allow for more affordable housing and better access to the Skytrain. Housing + density + transit + services = walkable live/work/play = climate action & housing action	Scott Campbell		Downtown	No web attachments.
04/20/2022	22 55	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	As this building is within the pre-approved Broadway Plan, I am writing in support of it. As a young person in Vancouver I have had to constantly watch my friends and loved ones leave the city because housing affordability is impossible. Creating denser housing and neighbourhoods which can support car free living, like those built around a sky train, can provide opportunities for middle income earners to stay in the city while simultaneously decreasing emissions. Please do not stand in the way of the younger people who call this city home.	Dana Anderchek		Hastings-Sunrise	No web attachments.
04/20/2022	22 59	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Rental housing should be a priority. I support the proposed development at 1477 W. Broadway.	Thomas Nicol		West Point Grey	No web attachments.
04/20/2022	23 01	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	The province is spending billions on the broadway subway to better connect the city to the rest of the region. It will be such a shame to not build as much as we can around the stations, to maximise this opportunity. This proposal is right above the future South Granville station, and it'll provide much needed residential units that is in an easily accessible location. Having direct access to the skytrain station also means people are less likely to drive, which means less stress on our crowded road network. This project is simply a no brainer and we should be seeing more projects that are similar to this.	Naton Ting		I do not live in Vancouver	No web attachments.
04/20/2022	23 04	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Hi, I am a young engineer building a family in Vancouver, and the rising rent costs may end up pushing me out to larger cities where a tech career can cover living expenses. Allowing rezoning of incredible projects like these is how our city continues to renew itself and make room for its people. Please approve this project in order to allow Vancouver to keep up with its ability to attract people.	Giulio Pregnolato		West End	No web attachments.
04/20/2022	23 06	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I strongly support the item being brought forward. This sets a strong precedence in terms of mixed-used transit-oriented development, and this is the model that we should be striving for in the coming decades. I especially would like to highlight the many community benefits that 20% of units in affordable housing and 507 bicycle spots would provide. These are the bold actions that must be done to take steps towards many issues within our city. I believe these benefits massively outweigh the downsides to this project, including community cohesiveness and shadows. As such, I strongly implore Council to support this proposal to take this strong step towards further sustainable development in Metro Vancouver.	Avery Chan		Unknown	No web attachments.
04/20/2022	23 09	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I live nearby, in Fairview, and strongly support this building. The area really needs a grocery store, it's a no brainer to have as much housing as possible above a train station, and this corner is feels like a natural place to have a tall building. It's not exactly a quiet spot, it's a busy corner close to downtown!	Patrick Armstrong		Fairview	No web attachments.
04/20/2022	23:16	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I'm a 27 year old renter that has lived in the City of Vancouver for 4 years. I've lived in 4 rental units in my 4 years and it's always been difficult to find suitable accommodation. The city lacks much needed rental supply and I believe this project would set the precedence for more growth, specifically purpose build rental, in the City over the next coming years.	Sean Reisman		Grandview-Woodland	No web attachments.

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PH2 - 4. CD-1 Rezoning: 1477 West Broadway - SUPPORT

04/20/2022	23 22	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I write in support of this rezoning application. It aligns with Vancouver's climate goals, as it reduces private vehicle dependence and adds more residents to a neighbourhood filled with amenities. As a resident of Kerrisdale who bikes by area often, this development would serve the area well. The commercial spaces, such as a grocery store, would add vibrancy to South Granville, and if a grocery store is added as intended, it could serve many currently-underserved homes. The nearby No Frills is a far walk for many people, and the location is inaccessible due to the hill from Broadway to West 4th. This development is in the right area and at the right density. In addition, with all the units being rental units and with 20% of them being at below market rates, it prevents the residence from being occupied by only the highest income residents of Vancouver. Transit should be equitable, and this development increases equity. Overall, 1477 West Broadway's alignment with our climate and equity goals means that this, and more developments like this, should be more commonplace throughout Vancouver. As a resident of Vancouver, I support this development wholeheartedly.	Kai Hsieh		Kerrisdale	No web attachments.
04/20/2022	23 37	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I am writing in support of the proposed rezoning of 1477 West Broadway. Vancouver's rental vacancy rate is a mere 1.2%, the lowest of all major metro areas in Canada. Vancouver needs more purpose built rental and this rezoning and redevelopment would help deliver it. With rental vacancy rates being so low, any additional rental supply is arguably the 'right' supply. In this case there is the additional benefit of 20% of residential floor area being below market rates. The proposed height of 39 stories does not seem out of place to me given that two recently approved towers in the area are 24 and 28 stories, respectively. It makes sense to include additional density above a skytrain station, along one of the busiest transit corridors in the region's biggest employment hub outside of the downtown peninsula. Environmentally and economically it makes sense to concentrate density around transit infrastructure.	Patrick Lee		Renfrew-Collingwood	No web attachments.
04/20/2022	23:40	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We're in a housing crisis, we can't just push every project back another 2-5 years. It's getting crazy. This is over 200 rental homes, 80 of which are multi-bedroom units, at a skytrain. These won't be some fabled empty condos. People need homes. Let's build them	Trevor Kuzik		Fairview	No web attachments.
04/20/2022	23:41	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	There is an urgent need for more rental accommodation. Council should approve this project immediately and consider the many who would fill this building over the few neighbours who are not in favour.	Paige Meekison		Riley Park	No web attachments.
04/20/2022	23 58	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need it. This should be obvious given that it's by a Skytrain station. I live in the West End but have many friends moving to Vancouver from abroad who desperately need housing.	Daniela Gardea		West End	No web attachments.
04/21/2022	00 55	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	The city needs more housing immediately DEFY THE N MBY'S	David		Unknown	No web attachments.
04/21/2022	02 00	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This is a tower above a sky train station along one of the most busiest corridors in B.C., where better to build density! We need to attack the house crisis on the demand and supply side. I don't want to be priced out of this city because of housing reactionaries who will not be around deal with the consequences of shutting down densification.	Erik Moedt		Strathcona	No web attachments.
04/21/2022	06 08	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	More people want to live in Vancouver, and this is a great way to accommodate that. To the people who complain about the environmental impacts: car-centric urban sprawl is much much worse. To those who complain based on affordability: almost none of the current housing in this city is affordable, even crappy apartments; limiting supply will only make it worse. To those who complain about amenities/services keeping up: you can support this development AND call for expanding amenities. These people are just using any reason conceivable to stop this. Really what they want is to preserve their frozen vision of the neighborhood, even if it means shutting out new people.	Laura Ashe		Mount Pleasant	No web attachments.
04/21/2022	06 37	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Vancouver needs more housing. End of story	Jonah k		Kitsilano	No web attachments.
04/21/2022	06:42	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This project is what Vancouver needs. This neighborhood has the ability to support MUCH more density.	Meghan Cavanaugh		Fairview	No web attachments.
04/21/2022	07:12	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We desperately need transit oriented development for people to afford to live in Vancouver. We need to increase housing to help young families like ours to live and work. I will vote for anyone supporting new housing projects in future.	Prem anandh		West End	No web attachments.

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PH2 - 4. CD-1 Rezoning: 1477 West Broadway - SUPPORT

04/21/2022	07 21	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I am worried I will be displaced because Vancouver is not building enough housing. This project is so important for improving the housing affordability crisis and sustainability. I fully support this density and height, and would like to see a even taller project to allow for more affordable housing and better access to the Skytrain. Housing + density + transit + services = walkable live/work/play = climate action & housing action	Scott Campbell				
04/21/2022	07 39	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	i support the project proposed for 1477 west broadway. i am enraged by the "public consultation" process at the city of vancouver that overrepresents those who have spare time to winge at new developments in the city. we are in the midst of a housing crisis. do your job and facilitate the building of housing. voters are watching.	Emily McGloin				
04/21/2022	07:41	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We are in a housing and a climate crisis. This building is transit oriented, close to good and other amenities, which will likely reduce shipping of goods to individuals. It promotes a more sustainable life style.	Alana Bodell				
04/21/2022	08 08	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Approve it. t's a no-brainer - all transit stations should be surrounded by large buildings. Ignore the NIMBYs, think of the future and the city as a whole.	JJ Smith				
04/21/2022	08 21	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Allowing greater density in close proximity to public transit is something that I support in general and specifically in this case, the addition of ground level retail (grocery or otherwise) enhances the quality of life for existing residents and potential residents in the immediate area.	Steven Towler				
04/21/2022	08 23	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support the rezoning of 1477 West Broadway. Vancouver is in desperate need of more affordable housing and transit oriented development. High density along a rapid transit corridor in the city centre makes sense and aligns with addressing the housing and climate crises. Efficient land use that is not car-centric is key to reducing our greenhouse gas emissions and accommodating a growing population in this region. Since this commercial site was a bank before, the new building will not displace any existing residents while adding much needed supply to the market.	Adam Wong				
04/21/2022	08 23	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Please approve this. t is so very critical for us to have more housing so that it remains somewhat affordable. High-rise makes so much more sense than any kind of low rise or single family. Especially near transit so people don't have to pollute the air with more gas fumes. Any arguments against this particular development are based on emotion. Logic dictates this project should proceed.	Kerstin Wuigk				
04/21/2022	08 34	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support this project. I live in Fairview, close to the site.	Stephen Euler				
04/21/2022	08 34	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	No displacement, moderate income rental, above a rapid transit station. This addresses the need for housing a access to transportation perfectly. Strongly in support of this project.	Kirsty Dick				
04/21/2022	08:43	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Dense transit oriented housing reduces the harmful effects of climate change. A vote against this project is a vote to pollute the earth.	Harry White				
04/21/2022	09 21	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This location is perfect for this kind of development (right on top of a Skytrain station!). The city desperately needs more transit-oriented housing.	Peter Gysbers				
04/21/2022	09 30	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I have unreserved support for the proposed development. This development results in no residential tenant displacement and will allow hundreds of people to live car-free in the heart of the city. The neighbourhood also sorely needs the imagined grocery store. This is exactly the kind of development council should be encouraging near Skytrain stations across the city. Please approve the rezoning.	Matthew Shields				
04/21/2022	09:43	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support the proposed development at 1477 W Broadway. We desperately need more affordable housing (and more housing in general). The grocery and retail space will add to the transit oriented future of the neighborhood with the skytrain station opening in 2025.	Sarah Oancia				

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PH2 - 4. CD-1 Rezoning: 1477 West Broadway - SUPPORT

04/21/2022	09 52	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This is self-explanatory. Rental prices are sky rocketing and people need homes. It's that simple	Abdul-Hafiz Akinlusi				
04/21/2022	09 58	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This is a great project with much needed rental on top of rapid transit. No brainer. Height and density fits with neighbourhood.	Aaron Wilson				
04/21/2022	09 59	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This is a valuable location at a transit crossroads. No current residents are displaced to build, since this location was a bank building before. A logical and perfect place for a keystone highrise apartment building with supermarket and transit right there, and other community amenities (library, for instance) just steps away. A building like this is long overdue in the area!	Kathy McTaggart				
04/21/2022	10 01	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Good project. I like the height and density and grocery store. Please approve.	Ron Kumar				
04/21/2022	10 03	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	We need much more housing and especially near rapid transit. This is so close to downtown and many amenities. Council should approve this.	Pardeep Kaila				
04/21/2022	10 03	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	This city DESPERATELY needs rentals near transit as 2 entire generations are now permanently priced out of owning. Do you realize that the vast majority of people under 40 in this city can't afford a car? We rely on rental housing and public transportation to live and work and contribute to society. Who is going to keep this city running when everybody who isn't a multi-millionaire is forced to leave? We need to get it together and start taking major steps to making this city actually liveable for the people who work here and keep it running. Multi-millionaire homeowners do not contribute to society as much as working-class renters who are working in our schools, hospitals, first response, etc. We NEED the people working in our stores, restaurants, public services, trades... and those people should not have to commute from Chilliwack due to the lack of rentals and Co-ops in Vancouver. City council needs to stop catering to rich homeowners who don't understand or care about anything other than their property values. It's ridiculous that this needs to be said again and again. Every single proposed rental project in this city should be immediately approved and sped up. What are we doing here?"	Chelsea D				
04/21/2022	10 04	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I live and work in Fairview and I strongly support this rezoning and proposed 39-storey development. It will bring exactly what's needed at Broadway and Granville: a good number of rental homes including below market rental, a grocery store, and a solid, forward-looking vision for how we should be looking to make the most out of the new Broadway line. Fairview offers amazing walkability and some of the best perks of city living: easy access to transit, groceries, restaurants, clinics and shops, all within a few blocks. But without a strong and stable supply of housing for a variety of income levels in the area, this all falls apart. Outside of Granville Island, Fairview doesn't get much tourist attention. Most businesses here, including their employees, are dependent on local patrons who live and work nearby. I'm concerned that opposition and inaction on higher-density development in Vancouver is permanently destroying the city's livability. In my view, rejecting this rezoning and development is simply not an option. Not when: rent prices in the city have increased over 20% in the past 1 year; the hard-fought Broadway subway line is finally being built, presenting the perfect opportunity to build density around new stations; many small businesses in Fairview, particularly around Broadway/Oak and VGH area have struggled or closed because pandemic office closures in the area meant they had no patrons around; and businesses on Broadway in Fairview that managed to survive the pandemic are now hit with the Broadway subway construction/removal of street parking - again highlighting their dependence on local patrons. This should highlight how important it is to use density as a tool to make our community stronger and our businesses viable. I urge Council to consider not only how this development might fit within the neighbourhood, but what it costs our community to reject it, or to delay approval to a point where it becomes unfeasible. This is an opportunity to support local businesses and the people whose livelihoods depend on them after these difficult 2 years. I would also create new jobs in the area by adding retail space, help make new local business possible by introducing more density, and would help counter the loss of community that comes with lack of affordable housing by creating market and below market homes. With so much at stake and so much to be gained, this is an amazing opportunity to improve Fairview and Vancouver and it should not be wasted.	Parvej Sidhu				

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	owntown	No web attachments.
	ount Pleasant	No web attachments.
	airview	No web attachments.
	do not live in Vancouver	No web attachments.
	do not live in Vancouver	No web attachments.
	est End	No web attachments.
	airview	No web attachments.

PH2 - 4. CD-1 Rezoning: 1477 West Broadway - SUPPORT

04/21/2022	11 02	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I am in support of this project as I see the need to densify Vancouver with affordable rentals and give Vancouverites the opportunity to stay in the city where they grew up. South Granville specifically is a beautiful neighbourhood but lacks modern accommodations as well as amenities. The addition of this development will provide both which are much needed. Finally, it will be on a major transit line so makes all the more sense.	Jon West			Mount Pleasant	No web attachments.
04/21/2022	11:16	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	As a young Vancouverite concerned about affordability and sustainability in our city, I would like to voice my strong support for this proposed rezoning. I have personally experienced the challenge of finding rental housing in the city, and think that this kind of transit-oriented development is just the kind of thing we need more of to help young people and renters in general to flourish in our beautiful city and contribute to its ongoing vitality.	Neil Jongbloed			Kensington-Cedar Cottage	No web attachments.
04/21/2022	11 24	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I support this rezoning because the location is central to our city. The increased retail and number of residents will bring a new level of vibrancy to this area and will make it a place to "be" rather than "pass through" on Granville or West Broadway.	K F			Kitsilano	No web attachments.
04/21/2022	11 25	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	I want to send my continued support to 1477 W Broadway. I believe projects like this will help the ever-growing crisis of home rentals and ownership in this city. As someone who was just looking for an apartment to rent, I had a firsthand look at just how competitive it is to find somewhere to live. Every apartment I visited had dozens of applicants all desperate to find somewhere, anywhere to call home. It was eye-opening, and at times, demoralizing. Projects like this, build over convenient rapid transit, and central to where the lions share of Metro Vancouver's jobs are should become a priority in Vancouver. I'm upset to learn that there is opposition to this building, but I believe council will make the right choice. All the best, Andrew	Andrew Rochfort			Mount Pleasant	No web attachments.
04/21/2022	11 25	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Dear Mayor and Council, As a resident of Vancouver, I strongly support the rezoning application given that the application increases the number of homes near key resources and amenities (such as a grocery store), as well as its proximity to an under-construction rapid transit line. A 39-storey, mixed-use building is a good fit for the city, particularly at such an in-demand intersection as Granville at Broadway. Providing more residential rental units, 20% of which will be at below market rates, in such a key location in Vancouver will enable folks like myself to continue considering Vancouver as a place to live and work. I strongly urge council to approve this rezoning application. Additionally, approving this application now, prior to the finalization of the Broadway Plan could expedite construction by at least six months, and help minimize impacts on the future South Granville Station. Faster (and cheaper) construction, and less impact on the future transit station make this project even more worthwhile. Thank you for your consideration of my position, Aidan	Aidan Fehr			Fairview	No web attachments.
04/21/2022	11 26	PH2 - 4. CD-1 Rezoning: 1477 West Broadway	Support	Single family homes should have absolutely no place beside major transit corridors. Utilize the nearby mass transit options and permit the housing that is desperately needed!	Shahriar Haji Ali Akbari Mehrizi			Unknown	No web attachments.

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