

**CD-1 Rezoning: 2156-2174 West 14th Avenue - Oppose**

Date Received	Time Created	Subject	Position	Content	Author Name	Neighborhood	Attachment
2024-11-12	19:10	CD-1 Rezoning: 2156-2174 West 14th Avenue	Oppose	For the same valid reasons my neighbours have expressed, I oppose the rezoning for this tower. Time and again, projects are approved despite overwhelming local opposition from residents who cherish their neighbourhood. Invoking the "Broadway Plan" does not justify the loss in quality of life for current residents, who must endure a flawed, one-size-fits-all policy. I urge you to reject this proposal and respect the character of our community.	Briana Scott	Kitsilano	
2024-11-12	19:19	CD-1 Rezoning: 2156-2174 West 14th Avenue	Oppose	I strongly oppose this proposed development. While increasing affordable housing is essential, placing a high-rise tower in the middle of a quiet residential street is misguided. It would make far more sense to focus large-scale developments along major travel corridors like Broadway or West 4th, where infrastructure can better support increased density. This project shows little sensitivity to the neighbourhood's existing character and lacks consideration for the strain it will place on local infrastructure. Let's prioritize thoughtful, intentional growth that respects the communities that make Vancouver unique.	Caitlin Elliott	Dunbar-Southlands	
2024-11-12	19:32	CD-1 Rezoning: 2156-2174 West 14th Avenue	Oppose	<p>I am writing to express my opposition to the proposed 17-story building at 14th and Yew (CD-1 Rezoning: 2156-2174 West 14th Avenue), as it presents safety risks to the community.</p> <p>According to ICBC public data, Arbutus Street saw a 34.5% increase in traffic accidents from 2020 to 2023, with crashes rising from 203 to 273. Additionally, nearby 16th Street experienced a 75% increase in accidents from 2022 to 2023. These data-driven trends highlight the growing traffic and safety concerns in the area.</p> <p>Furthermore, the proposed development is located near a highly populated walking and biking corridor, just 1-2 blocks away, which increases the exposure of pedestrians and cyclists to traffic risks. With multiple high-density buildings already under construction in the vicinity, this project would likely exacerbate traffic congestion and further elevate accident risks in the neighborhood.</p> <p>Given these concerns, I strongly oppose the proposed structure and urge a reassessment of the project's compatibility with the current traffic and safety conditions in the area.</p>	Derek Scott	Kitsilano	