

CD-1 Rezoning: 282 West 49th Avenue (Langara Family YMCA) - Oppose

Date Received	Time Created	Subject	Position	Content	Author Name	Neighborhood	Attachment
2025-02-24	15:15	CD-1 Rezoning: 282 West 49th Avenue (Langara Family YMCA)	Oppose	<p>I oppose the densification of this area at the expense of community amenities.</p> <p>The previous plan called for a much better YMCA facility. This plan calls for a reduced facility with no pools. Where is the community contribution for the zoning concession and how is the neighbourhood benefiting from development? Does the neighbourhood not pay taxes too? Homes are being built for wealthy foreign buyers and investors, some units are being subsidized for low income non-residents by the local tax papers who are losing green space and their community facility while the developer gets prime land to profit.</p> <p>I have no issue with density when done right and in already dense areas. I would support the previous plan which called for lower height towers and a significantly upgraded YMCA facility that would accommodate the new residents and enhance the experience of existing residents.</p> <p>The plan as- is runs rough shod over the existing neighbourhood. Residents are tax payers and services are consistently limited and over crowded. The sunset pool was closed years ago and now this pool is closed. Where is the benefit to adding more population when services to the existing population are stripped. This land is valuable to the Vancity taxpayer let's not give it away.</p>	Kuldip Mann	Sunset	