

CD-1 Rezoning: 2535 Carolina Street and 557-569 East 10th Avenue - Oppose

Date Received	Time Created	Subject	Position	Content	Author Name	Neighborhood	Attachment
2025-02-14	13:47	CD-1 Rezoning: 2535 Carolina Street and 557-569 East 10th Avenue	Oppose	10th Ave East is a bike route, I have lived on 10th for 21 years and have witnessed many bike accidents due to cars not looking or seeing cyclists. The zoning is ridiculous for many reasons including the building is too high and too many cars will be coming out onto a side street. A building this high this will cause too much shade for the existing tax paying neighbors. The city doesn't even let builders have anything higher then 6-8 stories on Broadway, this is pure greed on the part of the developer and the city. I would suggest building something that matches the rest of the new builds, a max of 6-8 stories high.	Lisa Bain	Mount Pleasant	
2025-02-10	17:59	CD-1 Rezoning: 2535 Carolina Street and 557-569 East 10th Avenue	Oppose	While I support more housing in Vancouver in general, the infrastructure along 10th avenue is not being taken into consideration for these developments. If this goes ahead, this will be the second 18+ story building approved within 2 blocks. Why are these giant buildings being placed on the residential street and not along Broadway, where it will be less disruptive to the current surroundings? Please consider making this a shorter building 8-10 stories, and not something that is going to tower over everything that exists already.	Chris Davey	Mount Pleasant	
2025-02-17	09:06	CD-1 Rezoning: 2535 Carolina Street and 557-569 East 10th Avenue	Oppose	<p>there is not adequate space on 10th to build a building of this size.</p> <p>Currently there's only one lane for travel in both directions. Cars need to stop to let others pass. All while bikes navigate at the same time.</p> <p>This building along with others will make this road very unsafe for cycling. 10th is a major east-west route for many including parents taking their children to school.</p> <p>Right now. Amazon and other delivery drives block the road when delivering packages. With a large building. deliveries will be frequent</p>	farhan patel	Mount Pleasant	
2025-02-17	15:04	CD-1 Rezoning: 2535 Carolina Street and 557-569 East 10th Avenue	Oppose	This has always been a low income neighbourhood and these massive high rise condos are upping the rent for all of us here. It also crowds transit and access to evos. 10th ave is such a beautiful tranquil residential street, this high rise does not belong there. I am worried about how this will affect the old tree line on this street. Thank you for listening.	Melissa Cross	Mount Pleasant	

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2025-02-22	14:10	CD-1 Rezoning: 2535 Carolina Street and 557-569 East 10th Avenue	Oppose	<p>Mount Pleasant needs buildings that are 100% social housing at welfare and pension rates. We need coops. We need units that are not tied to the market in any way.</p> <p>This proposal states that 20% will be below-market rents. How much below? 10% (often what is proposed in these kinds of developments) is not meaningful. Further, for how long? If the first tenant moves out, can the landlord increase the rent as much as they want? Or is there a formula for recalculating the new below-market rent at the time of vacancy?</p> <p>As it stands, I believe this proposal will continue Mount Pleasant down the path of increasing unaffordability. I understand that people think 20% below market rent sounds good, but this does not even come close to meaningful affordability for people in this neighbourhood.</p> <p>Please do better for this community: do not approve this application.</p>	Lillian Deeb	Mount Pleasant	