

CD-1 Rezoning: 325 East 6th Avenue - Oppose

Date Received	Time Created	Subject	Position	Content	Author Name	Neighborhood	Attachment
2025-06-19	18:26	CD-1 Rezoning: 325 East 6th Avenue	Oppose	<p>I am a condo owner in the adjacent building 311 e 6th ave. I would like to state my strong opposition to the proposed rezoning to allow a 19 storey building to be built in an area zoned for 6 storeys.</p> <p>The proposed building will have a massive negative impact on the character and liveability of our street.</p> <p>East 6th Ave in this area is not a main throughfare and thus should not be required to consider a building that is more than 3 times the height restriction.</p> <p>There is already a building on the same block which is almost double the height restriction. It doesn't seem reasonable to expect that one block that is not on a main thoroughfare should have to absorb that kind of overdevelopment.</p> <p>The home owners in our building will now suffer from a depreciation in the value of our home asset as well as have to contend with a massive increase in traffic and population in our one block.</p> <p>Also as the building is to the east we will be dealing with shadowing for most of the morning.</p> <p>Secondly the city is overstocked with condos at this time with thousands of unsold condos and people having to walk away from their presales due to the weak market, depreciation and overstock.</p> <p>There is no reason to build such a massive extra stock of condos to sit unsold, especially if it is going to unfairly impact the local residents.</p> <p>These are real citizens of this city who bought condos in areas they liked the character of and thinking that the zoning rules meant they would be protected in keeping the character of their neighbourhood.</p> <p>Overall this is a poorly thought out proposal that is out of date and should be denied.</p> <p>Thank you</p> <p>Dr. Cameron Robson</p>	Cam Robson	Mount Pleasant	

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2025-06-19	19:09	CD-1 Rezoning: 325 East 6th Avenue	Oppose	<p>I am opposed to the rezoning application for 325 e 6th ave.</p> <p>I am an owner of a condo in 311 e 6th ave, the building adjacent to 325.</p> <p>The proposed building will negatively impact the quality of life on the block, livability, and the value of my home.</p> <p>At 20 stories the proposal is more than 3 times higher than the current zoning and not in any way conforming to the character of the immediate Neighborhood.</p> <p>With 131 units that will bring up to 300 new residents to the block and create a busy urban street where it now is a quiet residential. Parking will become almost impossible.</p> <p>We bought in this neighborhood because we liked the quiet residential character of it and believed that zoning bylaws would protect our asset and lifestyle from overdevelopment. As council you should be opposing these kinds of drastic alterations to your citizens neighborhoods. It is unrealistic to expect that people will continue to vote for council members that actively work against them.</p> <p>It is unfair to expect that one block that is not on a main thoroughfare should have to absorb the impact of two buildings that are so far above the zoning height. We had to accept the 11 storey tower at 349 e 6th ave on the same block but to add another tower that is more than 3 times the height permitted by zoning is not a legitimate plan.</p> <p>We have all spent a lot of our money and time to purchase homes in areas of Vancouver based on the character of the chosen neighborhood. It is reckless of the city to just carelessly change these neighborhoods overnight due to a current need of housing.</p> <p>However this current need of housing seems to be less than the city was planning for. There are currently thousands of unsold condos on the market right now. You should not be approving a plan that adds even more to a flat market while destroying a functioning neighborhood of real citizens.</p> <p>This plan is careless of the current residents and not in keeping with a livable city.</p> <p>A responsible development plan also takes into consideration the people living near any development and this one does not.</p> <p>This redevelopment application should be denied.</p> <p>Thank you, Mona Saheli</p>	Mona Saheli	Mount Pleasant	