

**Rezoning: 1249-1263 West 41st Avenue - Oppose**

Date Received	Time Created	Subject	Position	Content	Author Name	Neighborhood	Attachment
2026-01-09	11:36	Rezoning: 1249-1263 West 41st Avenue	Oppose	It is not apparent that more residential accommodation of this type is needed. According to the media, there is a glut of accommodation. Destroying single and multi family homes to replace them with cramped, yardless apartments which don't seem to be in demand does not seem compatible with a goal of making Vancouver liveable, healthy and desirable for families. To make Vancouver attractive to young families, accommodation should have more and larger rooms, and more outdoor space.	Don Rose	Oakridge	
2026-01-14	09:39	Rezoning: 1249-1263 West 41st Avenue	Oppose	<p>Dear Mayor and Councillors,</p> <p>I am writing to express my objection to the proposed rezoning of 1249–1263 West 41st Avenue from R1-1 (Residential Inclusive) to RR-2B (Residential Rental).</p> <p>As a resident of the surrounding neighbourhood, I am concerned that the proposed rezoning and allowance for a five-storey rental building with a floor space ratio of up to 2.2 is not compatible with the existing character and scale of this area. The neighbourhood is primarily composed of low-density residential homes, and a development of this size would significantly alter the streetscape and sense of community.</p> <p>I am also concerned about the potential impacts on traffic congestion, parking availability, noise levels, and overall livability. West 41st Avenue is already a busy corridor, and increased density without clear mitigation measures may negatively affect residents’ daily lives and safety.</p> <p>While I understand and support the City’s goal of increasing rental housing supply, I believe that this proposal requires more careful consideration of neighbourhood fit, infrastructure capacity, and community impact. Alternative locations or reduced density options should be explored to better balance housing needs with the preservation of established residential areas.</p> <p>Thank you for considering my comments as part of the public hearing process.</p>	Crystal Weng		