

## **COUNCIL CORRESPONDENCE UPDATE TO JUNE 7, 2023 (8:30 a.m.)**

### **Correspondence**

- (1) R. Boyer, May 19, 2023, regarding “Power Washing”**
- (2) May 30, 2023, regarding “The importance of parking spaces if Tennis BC goes ahead at HRPark”**
- (3) 2 submissions, May 31 and June 2, 2023, regarding Proposed Subdivision of 2550 Queens Avenue**
- (4) 2 submissions, June 1 and 2, 2023 regarding Ambleside Local Area Plan**
- (5) 4 submissions, June 1, 2023 regarding Increasing Population and Infrastructure Needs**
- (6) 4 submissions, June 1-4, 2023 regarding Provincial Housing Quotas**
- (7) June 2, 2023 regarding “Ambleside =+”**
- (8) 2 submissions, June 4 and 5, 2023 regarding 2500 – 3100 Marine Drive Bike Lanes**
- (9) 4 submissions, June 5, 2023 regarding Proposed Revised Soil Removal, Deposit, Blasting and Rock Breaking Bylaw No. 5130, 2021, Amendment Bylaw No. 5252, 2023 (Received at the June 5, 2023 public hearing)**
- (10) June 6, 2023 regarding “Cypress Falls Park issues and recommendations”**
- (11) R. Richards, June 6, 2023 regarding “West Van May 2023”**
- (12) June 6, 2023 regarding “Proposed Amendment to Fire Rescue Bylaw No. 5163, 2021 (Storage Garages)”**
- (13) Committee and Board Meeting Minutes – Heritage Advisory Committee meeting March 29, 2023**

### **Correspondence from Other Governments and Government Agencies**

- (14) P. Weiler, M.P. (West Vancouver-Sunshine Coast-Sea to Sky Country), May 31, 2023, regarding “May 2023 Newsletter”**

### **Responses to Correspondence**

- (15) Acting Senior Manager of Parks, May 31, 2023, response regarding “Ferry terminal pier”**
- (16) Planning Technician, May 31, 2023, response regarding “FW: 2550 Queens Avenue, Preliminary Development Proposal and VarianceDemyk”**
- (17) Acting Senior Manager of Parks, June 5, 2023, response regarding “The importance of parking spaces if Tennis BC goes ahead at HRPark”**

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**From:** Richard Boyer [REDACTED] s. 22(1)  
**Sent:** Friday, May 19, 2023 3:31 PM  
**To:** correspondence  
**Subject:** Power Washing

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Dear Mayor and Council,

Here we are in another summer, with high temperatures coming and lawn and gardening watering restrictions in place. It's good. Water's a finite resource. Why, then, no restrictions on power washing? Power washers are revving up again all over my neighbourhood: noisy, polluting, blasting away for hours at a time. Why? The unrestricted access to water for these machines undermines policies to use it sparingly as set forth in limitations to using it in our gardens. I propose that council place a moratorium on power washers until Fall.

Sincerely,

Richard Boyer

[REDACTED] s. 22(1)  
[REDACTED] s. 22(1)  
[REDACTED] s. 22(1)

**From:** s. 22(1)  
**Sent:** Tuesday, May 30, 2023 5:24 PM  
**To:** correspondence; Mark Sager; Christine Cassidy; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Linda Watt  
**Subject:** The importance of parking spaces if Tennis BC goes ahead at HRPark

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Sent from [Mail](#) for Windows

To Mayor and Council

West Vancouver Cricket had a tournament on Monday May23rd for the day. The parking lot at Hugo Ray Park was anywhere from 90% to 100% full for most of the day with cars also parked on 3<sup>rd</sup> St.

What is going to happen on days when Tennis and Pickleball are also being played?

Due to the lack of communication from Tennis BC. I thought that council must be informed of coming parking problems, as I don't know who will take responsibility for this aspect of this project.

This could repeat the days in the late 1990's and early 2000's when cars were parked on both sides of 3<sup>rd</sup> St because of a lack of parking in Hugo Ray Park. Today Tuesday May 30<sup>th</sup> 2023 is a good example, cars are parked both ways on Mathers and 3<sup>rd</sup> St for a funeral with one lane available for access to HRP on 3<sup>rd</sup> St. In the past even this one lane has been blocked. Years ago an ambulance was blocked from accessing HRP because of careless parking. Attached are pictures of today's situation if you would like to see them.

A traffic study must be done to bring all parties up to speed on what could happen now the Park is reaching full capacity. The last traffic study was for 4 pickleball courts not for 6 tennis courts and 6 pickleball courts so meaningless with this new project. There is lack of parking capacity in its current form and at least 50 parking places must be added to Tennis BC's project. Are we going to have stressed out field and court users driving up and down 3<sup>rd</sup> St looking for a parking spot, with a 200 to 300 meter walk to play. All because no parking was added to this project.

The difference between Tennis BC'S Richmond facility, which Tennis BC use as a model, is a parking lot with a tennis court next to it and Hugo Ray Park, is a wilderness with a small parking lot close by.

This study must take into account the change in use of 3<sup>rd</sup> St, its no longer a quiet small road for cars, but a multiuse pathway being used by dozens of Cyclists and Hikers as access to the upper Properties roads and trails and Preschoolers on foot to gain access to Hugo Ray Park and Capilano View Cementery for their exercise. This mix will be dynamite. 3<sup>rd</sup> St will go from a quiet narrow 2 lane street to a very busy narrow street all in a matter of weeks.

The silence from Tennis BC is frightening, it seems that none of the effected parties Pickleballers or Neighbours can get any information out of Tennis BC, why the secrecy? This is not a good sign for future relations with the neighbourhood. If problems arise.

Who do we call?

While the Mayor does communicate, the Council is remaining quiet, its disturbing how eager all are to be to give away our neighbourhood with very little consultation with the people most effected. Is there anybody to question this project and the effect it has upon the residents. Once planning is complete my hope that access and parking issues will be taken care of to the satisfaction of the residents.

Stakeholders need to get more information on Tennis BC's plans, including funding and planning, so that all involved get the information that's needed, and the neighbours don't pay the price in parking issues, lost peace and property values.

Sincerely

s.22(1)

s. 22(1)

West Vancouver BC s. 22(1)









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**From:** [REDACTED] s. 22(1)  
**Sent:** Wednesday, May 31, 2023 3:26 PM  
**To:** correspondence  
**Cc:** [REDACTED] s. 22(1)  
**Subject:** FW: 2550 Queens Avenue, Preliminary Development Proposal and VarianceDemyk

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Forwarded to: The Mayor and Councillor's of the District of West Vancouver:  
Mayor Mark Sager  
Councillor's:  
Christine Cassidy, Nora Gambioli, Peter Lambur, Scott Snider, Sharon Thompson.

The following email was sent to the Planning Department, with Attention to Hanna Demyk. We continue to have grave concerns regarding the proposed development at 2550 Queens Avenue.

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**From:** [REDACTED] s. 22(1)  
**Sent:** Monday, May 29, 2023 10:12 PM  
**To:** planningdepartment@westvancouver.ca  
**Cc:** [REDACTED] s. 22(1)  
**Subject:** 2550 Queens Avenue, Preliminary Development Proposal

Attention: Hanna Demyk, Planning Technician

On Sunday, May 28 [REDACTED] s. 22(1) were at a neighbourhood gathering with several other people. [REDACTED] s. 22(1) also attended. [REDACTED] s. 22(1) 2550 Queens Avenue in or around [REDACTED] s.22(1), but have [REDACTED] s.22(1) in the interim. Others attending the gathering asked Mr. Johnson [REDACTED] s.22(1) questions about their plans for the property. Guests at the gathering appeared largely unaware that Mr. Johnson had held a meeting on April 26, 2023, as required by the Municipality with respect to his Preliminary Development Proposal.

When Mr. Johnson was asked when he would be building his new home he said within months. As I listened to Mr. Johnson, I became increasingly alarmed that the answers he was giving to the people at the gathering were completely at odds with what was contained in the Preliminary Development Proposal (PDP). Mr. Johnson did not mention, and in fact denied, that he intended to rezone 2550 Queens Avenue to facilitate subdivision of the site into two lots, as well as apply for zoning by-law variances for side yard reductions. In fact, he gave the gathering the opinion that everything he wanted was already within the existing zoning and bylaws for the neighbourhood. Basically, he appeared to let the group believe he was waiting on the Municipality to give the go ahead.

Even as I referred him to his Proposal, he continued to evade the true nature of his proposed plans, leaving the other guests attempting to figure out what was going on, and assuming that the owners of the property would surely know what their plans were.

Please email me a complete copy of the Preliminary Development Proposal and any other pertinent information which was submitted to or requested by the Municipality with respect to 2550 Queens Avenue. That way the residents of [REDACTED] s. 22(1) will have the necessary information to decide what they want to see happen in their neighbourhood. The PDP will also give residents a term of reference for informed discussions and decisions.

Thank you and kind regards,

[REDACTED] s. 22(1)

[REDACTED] s. 22(1)

West Vancouver, BC

[REDACTED] s. 22(1)



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**From:** [REDACTED] s. 22(1)  
**Sent:** Friday, June 2, 2023 1:51 PM  
**To:** correspondence  
**Subject:** Proposed subdivide at 2550 Queens

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Hello wonderful District staff,

I really appreciate all the hard work and juggling of community issues that you do.

I am opposing the subdivide of 2550 Queens.

The plan has more building and hard surfaces than I am comfortable with. We need more ground and green around our homes.

This street has smaller lots than many in the general area.

Thank you very much for putting me on the NO side.

[REDACTED] s. 22(1)

[REDACTED] s. 22(1)

West Vancouver

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**From:** s. 22(1)  
**Sent:** Thursday, June 1, 2023 2:06 PM  
**To:** correspondence  
**Cc:** Ambleside Local Area Plan  
**Subject:** Ambleside Local Area Plan

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Good day;

Submission regarding the Ambleside Local Area Plan

While I fully appreciate the need to provide more housing in West Vancouver, especially for the “missing middle”, I do not support the plan recently issued by the Planning Department. In my opinion, all of the options put forward would adversely impact the neighbourhood feel and human scale that currently exists. Ambleside has the potential of being a unique historic neighbourhood similar to Carmel or Pasadena Historic District, while still accommodating increased density.

I support the submission of the Ambleside Dunderave Ratepayers Association and encourage Council to listen to the recommendations. I fully support the following:

- Supportive of duplexes and townhouses, but not stacked townhouses.
- Supportive of gentle infill. e.g. coach houses
- Retain neighbourhood character.
- Recognize historic neighbourhoods. i.e. Hollyburn, Ambleside
- Retain current rental stock.
- Avoid monolithic approach to densification.

Allowing land use options such as cluster cottages, lane way housing and secondary suites along with other steps would provide a wide range of housing for all incomes without destroying the neighbourhood.

I believe the following will also contribute to West Vancouver meeting its stated goals of providing an additional 1,000 to 1,500 units

- Consider the area west of the Park Royal Towers to 13th for increasing density. This is a natural “entrance” to Ambleside and would provide a logical transition from the high rise towers to lower density housing. I don’t believe it makes sense to consider a residential plan for Ambleside that starts at 13th
- Discuss and plan for more mixed use projects along Marine Drive from 13th to 19th. Most of these building could accommodate higher density, as shown by the Grosvenor development.
- Consider allowing “cluster cottages” in which 8 to 12 smaller homes could be built, all sharing a common court yard and other amenities. Properties along Mathers from 15th to 11th would be ideally suited, as would many properties in the Altamont area.
- Work with the Squamish nation to develop appropriate housing in the parcel of land between Park Royal and the train tracks.

I would suggest it may be prudent to not rush into any decisions until the impact of recent policy initiatives of the provincial government are fully understood. For instance, the policy of allowing every property to be able to build up to 4 units may have a significant impact on achieving the stated goals of 1,000 units.

Submitted by

s. 22(1)

West Vancouver, BC

s. 22(1)

Sent from my iPad



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**From:** Dave Stewart [REDACTED] s. 22(1)  
**Sent:** Friday, June 2, 2023 2:47 AM  
**To:** davestewart53@gmail.com; Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** Proposed new local area planning for Ambleside = +

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**Dave Stewart**  
**2395 Queens ave**  
**West Vancouver**  
**V7v2y7**

02 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

**Proposed new local area planning for Ambleside**

My name is Dave Stewart and I am a resident of West Vancouver.

I do don't support the proposed developments for Ambleside due to the over loading of existing road networks and services

Please **do not redact** my name or my home address or my email address.

Thank you.

Dave Stewart  
davestewart53@gmail.com

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**From:** Neil Carlson [REDACTED] s. 22(1)  
**Sent:** Thursday, June 1, 2023 3:58 PM  
**To:** njcarlson@telus.net; Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** Increase density/ Dundatave =+

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**Neil Carlson**  
**#901 2180 Argyle Ave.,**  
**West Vancouver,**  
**V7V 1A4**

01 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

**Increase density/ Dundatave**

My name is Neil Carlson and I am a resident of West Vancouver.

Other than British Properties, lower areas densification should be very restricted until or unless road congestion is solved. Also, what is cost of increasing water, sewerage, and electricity supply. One plan should be developed, not 3 alternatives!

Please **do not redact** my name or my home address or my email address.

Thank you.

Neil Carlson  
njcarlson@telus.net

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**From:** John Cave [REDACTED] s. 22(1)  
**Sent:** Thursday, June 1, 2023 4:04 PM  
**To:** john@takeoffnow.com; Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** Stop the development of our very much loved Municipality of West Vancouver. 75 years not to be destroyed by the New Dummy Party. Less than 50% of the vote and they expect to tell the rest of us how to handle any development issues. =+

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**John Cave**  
**5530 Marine Drive**  
**West Vancouver**  
**V7W 2R5**

01 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

**Stop the development of our very much loved Municipality of West Vancouver. 75 years not to be destroyed by the New Dummy Party. Less than 50% of the vote and they expect to tell the rest of us how to handle any development issues.**

My name is John Cave and I am a resident of West Vancouver.

We seemed to be controlled by the New Dummy Party with regards to future development in West Vancouver and North Vancouver. Why should a bunch of quacks who will soon lose power in Victoria have any long term say in developments on the North Shore.

I have enjoyed 75 years in West Vancouver. However, last week it took more than 2 hours on the lower road to get from Park Royal to Iron Workers Bridge at 3:30PM when an accident had the bridge closed.

No more large scale development and no one telling home owners what they should build. The current group in Victoria should concentrate on providing needs to the community. Fix the Surrey Hospital mess and quit messing around in the affairs of home owners on the North Shore.

It is time for Mayor Sager and Councillors to let Victoria know we are not going to put up with any more crap from this minority bunch of goons in Victoria. If they want their left wing buddies to live in our community, then let them buy a house or rent an apartment. Not so easy, but then it wasn't for my family. It took working 12 hour days, 7 days a week. It is not a right to live on the North Shore.

Please convey this message to Victoria on behalf of the citizens of West Vancouver.



Please **do not redact** my name or my home address or my email address.

Thank you.

John Cave

john@takeoffnow.com

**From:** [REDACTED] s. 22(1)  
**Sent:** Thursday, June 1, 2023 4:11 PM  
**To:** [REDACTED] s. 22(1) Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** [REDACTED] s.22(1) = +

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[REDACTED] s. 22(1)

**West Vancouver, BC**

[REDACTED] s. 22(1)

01 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

[REDACTED] s. 22(1)

My name is [REDACTED] s. 22(1) and I am a resident of West Vancouver.

I grew up and raised [REDACTED] s.22(1) children in West Vancouver. I have lived in West Vancouver for over 60 years and feel that the drastic density has not improved our community. Our roads, parks, community services have not grown or improved with the amount of people now living here. I really feel the only people who have benefited from all the development of new houses, apartments, and condominiums are the Developers. What have I gotten out of this and will get out of the massive future housing development that is being proposed? Please answer this simple question. Thank you!

Ps The District of WV can not even fix our 2 Piers with the huge taxes we pay. What is going on???? It looks like our Municipality is mismanaged.

Thank you.

[REDACTED] s. 22(1)

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**From:** Claire Broderick [REDACTED] s. 22(1)  
**Sent:** Thursday, June 1, 2023 5:55 PM  
**To:** cbroderick@telus.net; Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** Development in WV =+

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**Claire Broderick**  
**Apt. # 34**  
**2236 Folkestone Way**  
**West Vancouver, BC**

01 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

**Development in WV**

My name is Claire Broderick and I am a resident of West Vancouver.

I do not want 3000 more people in West Vancouver, in fact we have enough people already. It is increasingly hard to get around especially in a small car. Don't we have a say in our own small part of B. C. We pay taxes and have added to the quality of life in OUR community.

Please **do not redact** my name or my home address or my email address.

Thank you.

Claire Broderick  
cbroderick@telus.net

**From:** [REDACTED] s. 22(1)  
**Sent:** Thursday, June 1, 2023 7:08 PM  
**To:** correspondence; Christine Cassidy; Nora Gambioli; Peter Lambur; Mark Sager; Scott Snider; Sharon Thompson; Linda Watt  
**Subject:** "Municipalities targeted for growth" - June 1, 2023 edition

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FYI. So much for municipal OCPs, let alone LAPs, and the views of local residents. The Statists in Victoria are now apparently threatening to seize power over land use and arbitrarily rezone neighbourhoods to create more housing density. What could possibly go wrong with a distant, sclerotic bureaucracy, one with no local knowledge, imposing its will on communities respecting land use in order to pursue some arbitrary agenda?

I, for one, am sick and tired of leftie-loon governments threatening the citizenry, issuing various and sundry dictats with abandon. Do this, don't do that... It never bloody ends. In this instance, DWV Council needs to tell Victoria in very clear language to get lost.

[REDACTED] s. 22(1)

West Vancouver, BC  
[REDACTED] s. 22(1)

[REDACTED] s. 22(1)

Sent from my iPad

Begin forwarded message:

**From:** [REDACTED] s. 22(1)  
**Date:** June 1, 2023 at 6:32:33 PM PDT  
**To:** [REDACTED] s. 22(1)  
**Subject:** "Municipalities targeted for growth" - June 1, 2023 edition

"A nation of sheep begets a government of wolves." So said famed American journalist Edward R. Murrow. How true! The totalitarian impulse of the Statists currently occupying the corridors of power in Ottawa and Victoria is yet again being exposed by our provincial government's expressed determination to impose housing targets on certain municipalities deemed to be on a 'naughty list'. The arrogance and imperiousness is breath-taking, especially coming from a government which has proved itself to be utterly inept in meeting its own stated housing objectives. To the barricades!

[REDACTED] s. 22(1)

West Vancouver, BC  
[REDACTED] s. 22(1)

[REDACTED] s. 22(1)

Sent from my iPad

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**From:** [REDACTED] s. 22(1)  
**Sent:** Friday, June 2, 2023 3:33 PM  
**To:** correspondence; Mark Sager; Nora Gambioli; Sharon Thompson; Christine Cassidy; Linda Watt; Peter Lambur; Scott Snider  
**Subject:** BILL 43 – 2022 HOUSING SUPPLY ACT -- 10 Communities Selected For Densification by Province

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Your Worship,

Mr. Tom Davidoff is the leading light in this initiative. As he says,

**Thomas Davidoff, director, UBC Centre for Urban Economics and Real Estate –**

“The Housing Supply Act recognizes that municipalities may make land-use decisions based not just on maintaining local built character or amenity, but also in the broader provincial interest of allowing households to choose the location and type of housing that serves them best. In determining which municipalities would benefit from additional help in making land-use decisions, I was pleased to see that the Province was receptive to feedback from professionals in the field of housing and implemented a screening mechanism that was based on objective and, I believe, reasonable standards.”

» <https://news.gov.bc.ca/releases/2023HOUS0059-000851>

Tom Davidoff, executive director of UBC Sauder School of Business’s Centre for Urban Economics and Real Estate who helped develop the metrics used to pick the 10 municipalities, said smaller municipalities like West Van, Saanich and Oak Bay “stick out like a sore thumb (because) they’re expensive, they’re almost all single-family homes and where the land is most valuable. So that’s where you should have more multi-family homes.”

» [BLOCKEDvancouver\[sun\[.\]com/news/local-news/housing-experts-question-why-smaller-municipalities-selected-for-the-naughty-listBLOCKED](#)

It is important to understand that this initiative has been in the works for a decade or more, at this point, largely led by Mr. Davidoff and his colleagues at UBC and SFU. Nor will it be a simple 'fix' to address the issues that the Minister is proposing. I have watched Mr. Davidoff's efforts over the years, and there is one constant -- he is not sympathetic to those who have grown up on the West Coast and have established their homes in suburban enclaves such the Districts of West and North Van or Oak Bay. As you review what Mr. Davidoff refers to as "the metrics", it is best kept in mind that Mr. Davidoff and his colleagues at UBC and SFU were largely, if not entirely, responsible for the selection of "the metrics". The dimensions of "the metrics" were chosen specifically to target municipalities like West Van for closer examination by the Eby government with a view to transform those municipalities into high density urban communities far beyond what local property owners and residents would if it were up to them ever consider and agree to undertake.



It will do no good to pursue business as usual in the face of the government's determination to up-end the status quo ex ante. West Van's OCP is now not worth the paper it is written on, despite the many years and much considered thought that has gone into its development. Mr. Eby is a man in a hurry, and an individual in a position of who has no patience for nit-picking detail, or the sensitivities of local interests or those who would preserve neighbourhood character and amenities. What the Horseshoe Bay Local Plan envisions is not a patch on what Mr. Davidoff and Mr. Eby have in mind for us. I may remind you that Mr. Eby cut his eye teeth in DTES, and Mr. Davidoff hails from New York City. And, it is well to keep in mind that both start from the position of outsiders who now have their hands on the tiller of state and all the power that can be brought to bear by the Lieutenant-Governor in Council. Furthermore, it is well to note that municipalities in BC do not form a third level of government, as many misapprehend, but are simply an extension of the provincial government. It will take much more than the resources that Municipal Hall can muster to fend off Mr. Eby and Mr. Davidoff's designs on West Van, as you undoubtedly know.

Mr. Davidoff has pinpointed the rationale at the heart of Mr. Eby's push -- it is "...the broader provincial interest of allowing households to choose the location and type of housing that serves them best." In Mr. Davidoff's view, as I interpret it, only by provincial direct intervention will the imperatives of economic efficiency and social welfare be served in the least amount of time and the greatest impact for the largest number. What we might have thought of as benign social and urban planning is now overthrown. The provincial authorities will, in the best soviet tradition determine the land development priorities that our local government must deliver, or fail at its peril.

A word about the latter is in order. It is simply this -- if the council, elected in a free and fair election, refuses to dance to the Minister's tune, then the Minister may, if it pleases the Lieutenant-Governor in Council, remove the council and replace it with his own appointees. Radical? No argument as to that. But that is the threat implicit in the language of Bill 43 – 2022 Housing Supply Act -- do this, or else!

Nice neighbourhood you've got there -- too bad about that, eh?

Your servant,

s. 22(1)

s. 22(1)

., West Van., BC.

s. 22(1)

**From:** VIKRAM NAIR [REDACTED] s. 22(1)  
**Sent:** Saturday, June 3, 2023 11:00 AM  
**To:** nairvikram@hotmail.com; Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** Additional housing planned for West Vancouver =+

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**VIKRAM NAIR**  
**510 - 1425 ESQUIMALT AVENUE**  
**WEST VANCOUVER, BC V7T 1L1**

03 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

**Additional housing planned for West Vancouver**

My name is VIKRAM NAIR and I am a resident of West Vancouver.

I am very opposed to Ravi Kahlon's mandate to increase housing density in West Vancouver. I find that mandate absolutely unacceptable. I do not want more people to just move into West Vancouver. We want the "right people" to call West Van their home - a certain profile of people only. The charm of West Vancouver is the kind of people that choose to reside here - I really do not want that to disappear. I can park my vehicle on the street (without fear of whether a thief will steal the catalytic convertor) and walk along the streets of West Vancouver late at night without fear of being assaulted. I absolutely do not want density increased with social housing and SROs here in West Vancouver. I do not want West Vancouver becoming another Surrey or Punjab - Ravi Kahlon's ethnic country - please not being racist or discriminatory or prejudiced or biased. I am just being very honest, truthful and frank in how I feel. If I wanted that kind of a neighbourhood with that profile of neighbours and that atmosphere, I would have bought in Surrey or Delta, but I paid top dollars for my house in West Vancouver because I want to live in this neighbourhood. I do NOT want that being corrupted or eroded. Besides, the infrastructure is lacking. Try getting out of the North Shore headed to downtown Vancouver at 5:30 PM and see what the roads look like - it is a parking lot! Traffic from Whistler and Squamish headed to Vancouver makes congestion at the Marine Drive - Taylor Way junction. Try coming to the North Shore from Vancouver at 5:00 PM on a workday evening and West Georgia is a parking lot with traffic backed up all the way to Seymour at West Georgia! NO. The streets are not built for that many people and their cars, the sewer lines, water, hydro - the list goes on. I would rather do without the "incentives" that Ravi Kahlon is offering as a 'bait' for West Vancouverites to agree to his ridiculous plan. Ravi can look at densification of other neighbourhoods like Surrey, Delta, Langley, Abbotsford, etc. and take his ambitious plan somewhere else. I do vote in every election and will keep these points in mind if politicians do not keep my views in their minds! Thank you.

Please **do not redact** my name or my home address or my email address.

Thank you.

VIKRAM NAIR

nairvikram@hotmail.com

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**From:** s. 22(1)  
**Sent:** Sunday, June 4, 2023 5:38 PM  
**To:** correspondence; Mark Sager; Sharon Thompson; Peter Lambur; Christine Cassidy; Nora Gambioli; Linda Watt; Scott Snider  
**Subject:** DWV Housing Needs Report 2020

**CAUTION:** This email originated from outside the organization from email address s. 22(1). Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

Your Worship,

The municipality's 'housing needs report' is out-of-date -- it is using statistics from 2016, 2011, 2006 -- and it is comparing apples with oranges -- dollar values are not adjusted for cumulative price inflation effects. Nor does the 'housing needs report' disclose the current housing units under construction, or proposed developments for construction that include a broader range of housing types and housing price points that will be starting and/or completing in the near future. In other words, the 'housing needs report' dated 2020 is obsolete and incomplete.

Council, before it breaks for Summer Recess, should task Planning to up-date, complete and amend the 2020 'housing needs report' to reflect the changes that have been put in place since 2020, development permits that are ready to build, or are expected to be approved in the near future, and up date the values presented for rents, land rent, &tc. to account for cumulative price inflation that has taken place since 2006 (the earliest census year reported in the 2020 report).

The Minister has access to all of the Census data, Stats Canada data, &c., but he lacks the pertinent data that has not been disclosed, namely, the steps and actions that the District planning department and councils have taken to address the housing needs of the municipality. There is 2195 Gordon, for instance, that is not mentioned in the 2020 report, and doesn't show up in Stats Canada or Census databases. There is the Upper Lands development that is underway by BPP and the District which will provide a wide range of housing unit types in a broader price range than would otherwise have been available. Then there are the developments at Taylor Way and Marine Drive and proposed for Taylor Way and Clyde Avenue, both of which offer or will offer affordable housing units in a public transit available location, close to shopping amenities and medical offices. The Horseshoe Bay Local Area Plan anticipates and has zoned for 'in-fill' housing, and it is prejudicial towards single-family development -- the single-family lot sizes that characterise Horseshoe Bay Village do not conform to RS-4 zone lot area, lot width, lot set backs, etc., and so are non-conforming. Further, at least two lots have been acquired in the local planning area and these are slated to be redeveloped at twice the density permitted under the former RD-2 zoning regulation. What else? Ambleside Local Area Plan, Taylor Way Local Area Plan, and seniors assisted living developments along Taylor Way, and seniors long term care at Taylor Way and Mathers Avenue. The District has come a long way since the 2020 'housing needs report' was drafted. It's time for 'Show and Tell', your Worship.

We may have been sandbagged by the Minister; but, that shouldn't preclude council preparing and putting forward our best case against the Minister's assumptions and prejudices.

Tuum Est!

Your servant,

s. 22(1)

s. 22(1)

, West Van.,

s. 22(1)

s. 22(1)



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**From:** [REDACTED] s. 22(1)  
**Sent:** Friday, June 2, 2023 7:26 PM  
**To:** [REDACTED] s. 22(1); Christine Cassidy; Linda Watt; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Mark Sager; correspondence  
**Subject:** Ambleside =+

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[REDACTED] s. 22(1)  
[REDACTED] s. 22(1) **West Vancouver** [REDACTED] s. 22(1)

02 Jun 2023

Dear Mayor Sager and Councillors  
District of West Vancouver

**Ambleside**

My name is [REDACTED] s. 22(1) and I am a resident of West Vancouver.

I do not support further densification, or multiple units on one standard lot. In addition, the Grosvenor development obliterated homeowners' views, devaluing property values. No more of this nonsense please.

Thank you.

[REDACTED] s. 22(1)  
[REDACTED] s. 22(1)

**From:** s. 22(1)  
**Sent:** Sunday, June 4, 2023 2:38 PM  
**To:** correspondence  
**Subject:** Marine Dr Bike Lanes

**CAUTION:** This email originated from outside the organization from email address s. 22(1). Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

I am writing in response to your letter of May 25, 2023 regarding the Marine Drive Bike Lane. I am opposed to creating a bike lane on the 2500 block of Marine Drive and would ask you to reconsider this proposal.

There are three aspects of the proposed bike lane which cause me concern - the lack of notice, the impact on parking on Marine Drive and the opposition of residents who currently live on the street.

**Lack of Notice**

I first became aware of the proposed bike lane when I received your letter. I did not have an opportunity to express my concerns or provide input. If there were public hearings, I was not aware of them. There were no signs on this portion of Marine Drive letting the residents know of the proposal. We were not notified by mail of the proposed bike lane. Instead of soliciting our input, we were presented with a fait accompli, even though we are directly impacted by this bike lane. THIS IS NOT ACCEPTABLE.

**Lack of Parking**

According to the May 25, 2023 letter, the bike lane would result in there being no parking on the north side of 2500 block Marine Drive. This will result in a major inconvenience to the residents s.22(1)

The Dundarave Village is a busy commercial zone with inadequate parking. People wishing to shop in this zone are often forced to park on the 2500 block of Marine Drive. This puts a premium on parking, and it is already difficult for visitors to the residents s.22(1) to find parking. Removing parking spaces from the north side will make a bad situation worse, and will impact not only residents but also the businesses that are currently in Dundarave Village.

**Lack of Resident Support**

None of my neighbors that I talk to support this change. We all believe it will have a negative impact s.22(1). This bike lane is being imposed s.22(1) despite our opposition. I would like to know which constituency is being served by change, and why their interests are being favoured over the interests of property owners, many of whom are long time residents of West Vancouver and all of whom pay taxes.

Thank you for your urgent attention to this matter.

s. 22(1)  
s. 22(1)  
West Vancouver

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**From:** [REDACTED] s. 22(1)  
**Sent:** Monday, June 5, 2023 5:10 PM  
**To:** correspondence  
**Subject:** Bike Lanes on the 2500 block of Marine

**CAUTION:** This email originated from outside the organization from email address [REDACTED] s. 22(1) Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

Dear West Vancouver Council and Mayor,

I am writing to inform the mayor and council that we, the residents of the 2500 block of Marine Drive, are both shocked and opposed to any bike lane which removes street parking in this residential block.

I, personally, am a road biker and not against safety measures to protect bikers and car drivers. However, bike lanes need to be thoughtfully planned and residents need to be consulted BEFORE a bike lane is imposed. Especially if it will cause a drastic change such as removing street parking.

We all received a letter from the city on Wednesday, May 3, informing us that street parking would be removed on the north side of Marine Dr and the bike lane construction would begin on JUN 11th!

We were given no prior notice about this proposal whatsoever, even though studies were done over a 10 month period, AND council voted on this measure on May 15th, again, without any notification given to the residents that live along this stretch of Marine Dr. Council and mayor state that they were under the impression that all residents had been consulted before their vote on May 15th, but none of us were.

Here is a summary of our biggest concerns:

First, and foremost, we, the residents directly affected by the bike lanes and lack of street parking, were never consulted before the council and mayor voted on this project. This sets a horrible precedence for all West Vancouver property owners.

The addition of bike lanes for 6 blocks of Marine Drive does not make sense. Ambleside and the Spirit Trail are set up to take cyclists off Marine Dr and onto Bellevue Avenue. In fact, speed limits were decreased to 30 Km along Bellevue to encourage safety for both cyclists and vehicles. So why then attract cyclists back to Marine Dr with bike lanes only available for a few blocks in the widest, most visible sections of Marine Dr? Why wouldn't Bellevue or Argyle be used as a safer alternative for cyclists heading west of 25th?

Parking is already a HUGE problem in this area. We have many multiple dwelling homes in the 2500 block with shared driveways and one car garages, making street parking necessary. In addition, most of the driveways on the south side are incredibly steep so that service vehicles are unable to park or get up and down the driveways. So, in order to get my carpet cleaned for example, the truck must park on the street in front of my home in order to run the hoses to my house. The steep driveways also make driving up to and entering Marine Drive incredibly difficult. Visibility is a significant issue at the best of times. Now add in that parking on the south side will be more competitive and cars will park closer to our driveways, seeing oncoming cyclists and cars heading fast downhill towards 25th St., will be near impossible. The safety of both cars and cyclists will be negatively affected.

Speaking of parking, what part of this plan addresses where we, the residents, will be able to park once the bike lanes are constructed? Homes along both the north and south side of Marine Dr are without laneways or other alternative places to park. As mentioned above, most homes along this block are multiple family dwellings with the need for street parking.

We already have tight parking with home owners' vehicles, competing with Dundarave Village visitors, employees of Maple Leaf Gardens, and other nearby businesses, beach goers, sea wall walkers, and nearby restaurant guests. Not only do we normally have difficulty finding parking for our own cars, but having a guest or service vehicle park nearby is almost impossible. If parking on the north side of the street is eliminated, there will be times that we will be forced to park 2-3 blocks away from our own homes and will be competing for parking spaces with visitors to Dundarave Village. This is just not acceptable.

The lack of street parking absolutely decreases our property values as potential buyers will wonder where they and their guests will be able to find parking.

The bike lane project must be stopped until there can be open discussion and consultation with the affected residents of West Vancouver.

In addition, I would also like more information on the impact of general traffic once the project is in service.  
Impact of resident's guest street parking and resident vehicles coming and going from their driveways once this project is in service.  
Impact on public parking once this project is in service.  
Residential risk once bike lanes are installed.

Thank you for your time and consideration,

s. 22(1) [redacted]  
[redacted] s. 22(1)  
s. 22(1) [redacted]

**From:** s. 22(1)  
**Sent:** Monday, June 5, 2023 11:35 AM  
**To:** correspondence  
**Subject:** RE: Re Public Hearing on Soil Removal, Rock Breaking and/or Blasting on properties in West Vancouver

**CAUTION:** This email originated from outside the organization from email address s. 22(1). Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

Mayor and Councillors, we want to register our objections to the proposed changes to this bylaw (or to the new bylaw on this subject) which would allow the Director of Planning to adjust upwards the amount of blasting and rock breaking allowed under certain circumstances.

Having lived through years of development – ongoing – and development with rock breaking and blasting, and noting that residents have consistently rejected the idea of an increase in volume, whether through variances or not, the correct response by mayor and council should be to reject this. Preserving neighbourhood character seems an objective that we all profess to support and this increase in volume no matter the circumstance, is counter to this objective. The trees, their roots and vegetation as well as natural drainage will all be affected. A better plan would be to alter the design on the new build.

The Canadian Environmental Protection Act – CEPA – has been modernized with the recent passing of Bill S-5 which enshrines in Canadian law the right to a healthy environment. This means that everyone should have access to clean air and fresh water. Removing more trees and altering the landscape through blasting will open up the canopy which then results in stronger winds, drier and impermeable surfaces and reduces waterflow into the soil and promotes runoff – flooding below? I acknowledge that with the blasting already allowed, soil compacting with heavy machinery and tree loss is already a factor. But an increase of 15% exacerbates the problem.

Surely we do not need to sacrifice all for an increase in density. Let's stand up to the challenge and harmonize or Design With Nature. We do celebrate past architects who seemed to have had this ability, as we work to preserve this part of the District's heritage.

Building in and on the unique topography of West Vancouver is a skill that architects and designers should cultivate. We can only guess what happened to the development at the end of Creery and now on Southridge Place. We were familiar with both of these properties before the development began. You might want to have a look before you make a decision to allow more blasting even in certain circumstances. We have no faith that, if approved, this won't be ripe for abuse or gaming of the system.

No matter what "form" is presented to the Director of Planning, the request for additional volume in the form of a special variance is a very bad idea and should be rejected.

Thank you for your service.

Regards,

s. 22(1)

s. 22(1)

West Vancouver s. 22(1)

Sent from [Mail](#) for Windows



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**From:** [REDACTED] s. 22(1)  
**Sent:** Monday, June 5, 2023 11:51 AM  
**To:** correspondence  
**Subject:** Public Hearing, June 5 -- Proposed Amendments to the Revised Soil Removal, Deposit, Blasting and Rock Breaking Bylaw

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Dear Mayor and Council,

I would like to follow up on my concerns regarding the proposed *Revised Soil Removal, Deposit, Blasting and Rock Breaking Bylaw No. 5130, 2021, Amendment Bylaw No. 5252*, specifically my unease about increased blasting and rock breaking in the District. I communicated my concerns about these proposed changes to Mayor and Council prior to the May 29th council meeting and will, for the purposes of consistency, be repeating some of the details contained in that email.

Thank you for the opportunity to discuss this issue and have it included as part of the record for the June 5 public hearing.

(I should note that the public hearing package found on the District's web-site contains the May 1 council report which describes the now outdated version of the proposed amended *Revised Soil Removal, Deposit, Blasting and Rock Breaking Bylaw*. This is true, at least, when linking from the DWV Public Hearing notices that were published in the North Shore News.)

At the West Vancouver Builders' Forum meeting held on March 25, 2015, a discussion about rock blasting and breaking was moved up on the agenda. Forum members lobbied District staff for increased volumes under the bylaws. As is detailed in the minutes for the meeting, staff responded by reminding those gathered that substantial changes to the bylaws would require input not only from the building industry, "but also other interested parties, including residents who would be impacted by such changes."

Staff referred to public consultation where it was noted that "residents seek less rock removal and fewer trees coming down." They also noted that, "the nuisance factor to, and safety of, residents who live close to drilling sites is an issue. This becomes more prevalent in the summer months when more drilling sites are active and residents spend more time outside their houses."

Staff also mentioned their attempts to ensure that rock blasting was "completed within two weeks to reduce impacts on neighbours."

I asked Council whether providing for greater rock blasting and breaking on consolidated lots, as well for the delegated authority to exceed rock blasting and breaking limits, under specific circumstances, was consistent with the general public's current mood regarding blasting and rock breaking; whether attitudes had shifted since 2015 and that the public was now willing to accept greater levels of blasting? And, if so, how was this change in attitude measured and quantified?

I was told that the mood of the public probably hasn't changed, but that additional blasting, delegated to the Director of Planning, would happen in only rare circumstances. The example provided -- that allowing a little more blasting would help developers to site their houses in a such a way as to improve the views of others is similar to the example used by the builders at the 2015 Building Forum Meeting: "It was suggested that mechanisms be available to allow for flexibility

for each specific site such as allowing more blasting to improve neighbours' view or the orientation of the new house." This argument wasn't compelling enough to sway staff's position, until now. Why is this, what changed?

My concern around additional blasting and rock breaking volume is similar to that of spot re-zoning and whether it sets a precedent; that others will want and pressure for the same benefit. I've had discussions with councillors in the past, especially those who had spent a fair amount of time in the corridors of our Municipal Hall, and they shared similar concerns about creating precedents. Presumably, it will be up to the Director of Planning to absorb this pressure from developers and then deal with any blowback from the public.

I know a fair number of architects. Some are family and some our friends. I would describe them as having a generous nature. However, when I mentioned the example of siting a house on a lot in order to provide better views from *other* properties, they did roll their eyes, especially since their job is to provide the best design for their clients, the property owners. They also mentioned that architects can, and do, find creative solution to work with what is available on a lot and that the issue of blasting and lot manipulation appears to be mainly about designers who only offer well-worn 'template' houses -- set designs that require a lot to be significantly manipulated and reconfigured in order to make them fit. Perhaps, we just need better, more thoughtful, design so that we can actually "design with nature" instead of resorting to lot manipulation and trying to overcome (remove) nature. Isn't this what the architects, who we now celebrate and revere in West Vancouver, did in the past?

I think that most West Vancouverites also have a story about how drainage patterns on their property changed (i.e. areas on their property that are now being flooded) after blasting and clear-cutting occurred on a property above them. Some neighbours will get views, apparently, others will get the run-off.

I should also point out that some proposed amendments to the *Revised Soil Removal, Deposit, Blasting and Rock Breaking Bylaw* involve consolidated lots, another long-time irritant for West Vancouver residents concerned about community character and one that staff and previous Councils have attempted to rein in. It appears that the proposed changes to the bylaw will allow those who consolidate two lots the ability to blast or break a greater volume of rock than those with naturally (historically) larger lots. This appears to be reversing the direction of the Neighbourhood Character policy from 2021 where smaller lots, and the creation of smaller properties, was to be encouraged.

And finally, I understand that, in the proposed amendment to the bylaw, part of the criteria that the Director of Planning, or designate, will use includes environmental considerations. I can only find one reference to the environment in the current bylaw – *recommendations* regarding the timing of blasting for properties located in eagle nest buffer zones. Are environmental considerations not part of the existing bylaw? Can they only be considered when bonus blasting is being applied for?

Thank you for your time and consideration.

Regards,

s. 22(1)

s. 22(1)

West Vancouver, BC



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Received at the June 5, 2023 Public Hearing

(9)(c)

Mayor Mark Sager  
Councillors Cassidy, Gambioli, Lambur, Snider, Thompson and Watt  
District of West Vancouver  
British Columbia,  
Canada

My comments in contribution to Public Hearing of June 5, 2023  
regarding proposed:  
OCP Bylaw No. 4895, 2018 Amendment Bylaw No. 5023, 2023 and  
Zoning Bylaw No. 4662, 2010 Amendment Bylaw No. 5230, 2023

Expeditious is hardly a bad word, but in circumstances can often bring error in judgment ; the District of West Vancouver is hardly exempt this.

The fiduciary responsibility of any government is to prioritize care of the natural assets and find the balance between the required number of staff and salaries.

Two years ago, amidst the adamant cries of alarm from many citizens including the Urban Tree Alliance, the Tree Bylaw came into is promoted 'permanent' status with the continued permission for clear cutting of lots in preparation for development due to the required and permitted blasting thereupon.

For years I have spoken to the unnecessary degradation of this District's landscape due to blasting. I repeat myself that the number of trees that fall as a result of putting basements into granite means only one thing in a treed environment. I don't know how it is that there is no discussion with those who agree with the words of the District, but who in contrast want to correct now, today, the habitual devastation that the District seems more than willing to continually be in favour of perpetuating.

Rather than an easy way to offer another 15%, if the words are to interpreted as written in the WHITBY ESTATES BF -D1 Policy, "...respect the natural setting and create a variety of housing types and forms appropriate for the sloping sites", the District would amend the current bylaw to subtract 15% as the starting point .

Firstly the District needs to amend its OCP to meet or beat the provincial standards of riparian area. Net loss is no longer the provincial standard of stewardship – it is no longer used. And 10metres is the distance from a waterway, full stop. How the District continues to misinform and write this ticket that does not meet the provincial standard is most disturbing and I, as a citizen have been asking for clarity and honesty on this for 3 years and still have NO, NO answer.

The express permitting that was created as a response to the overload of the Manager of Planning & Development is not a solution.

Why are there not contracted mentors of expertise who can with decades of wisdom take some of this load – share the salaries, and also be funded by cataclysmic offences such as the topped trees on either side of the highway that has occurred in the last 10 days. What company did this in the night and for whose benefit?

References are from the bylaws up for discussion on this date and current, as of this date also Official Community Plan.

With thanks for your attention,

s.22(1)

West Vancouver, BC

s.22(1)

June 5, 2023

FOR CONSIDERATION  
AT THE PUBLIC HEARING

From: [Redacted] s. 22(1)  
Subject: Site Blasting  
Date: June 5, 2023 at 12:51 AM  
To: MayorandCouncil MayorandCouncil@westvancouver.ca

s.22(1)

Dear Mayor and Council

Re: Your consideration to allow an increase in site blasting.

As a [Redacted] s. 22(1) I am concerned that an increase in allowable blasting will further encourage house designers, developers and contractors to reconfigure the building site's existing topography in order to fit their preconceptions of a house design instead of respecting the existing natural topography of the site in their design and development approach.

If approved by Council this increase in allowable blasting will further endanger existing trees on the site and continue to contribute to ongoing tree canopy loss,

Thank you for your consideration.

s. 22(1)  
[Redacted]

RECEIVED

JUN 05 2023

DWV  
LEGISLATIVE SERVICES



## Cypress Falls Park issues and recommendations

s. 22(1)

Tue 6/6/2023 10:27 AM

To:Mark Sager <mark@westvancouver.ca>;Christine Cassidy <ccassidy@westvancouver.ca>;Nora Gambioli <ngambioli@westvancouver.ca>;Peter Lambur <plambur@westvancouver.ca>;Scott Snider <ssnider@westvancouver.ca>;Sharon Thompson <sthompson@westvancouver.ca>;Linda Watt <lwatt@westvancouver.ca>;correspondence <correspondence@westvancouver.ca>

Cc: [REDACTED] s. 22(1)

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To our esteemed Mayor, Council and Staff

My name is [REDACTED] s. 22(1), and I am on the [REDACTED] s.22(1). One of the area's [REDACTED] s.22(1) concerns itself with is local safety.

It has now been 3 weeks since Keen Lau was accidentally killed while hiking up at Cypress Falls park. I went to the park on June 6<sup>th</sup> and to my surprise nothing has been done. No new signs, No new fencing – nothing.... You wouldn't even know that a tragic accident took place. The community at large doesn't want knee jerk solutions but if for example the sea wall got washed out - staff would place safety cones and tape around the area until the dangers were fixed. Why is that same logic not being applied here?

At last weeks council meeting we heard from two very concerned citizens and I agree with them. While it is nice that Keen will have a new park named after him we also need to address the safety issues of not only Cypress Falls park but do a audit of our other parks and get them up to current day standards as well.

I strongly recommend that everyone who is a decision maker within West Vancouver go take a walk to the park and look for themselves. Walking into the park the dangers are very unassuming. Other than the name you would never know where the falls are. There is no map, there is not signs that say "Waterfall" or anything.

I also understand that at some point in the recent past that \$180,000 was set aside to improve the park. What happened to that money?

Having studied the area I have 4 main concerns

1. Fencing – The existing fencing is abhorrent and almost 3<sup>rd</sup> world in its construction. It has massive gapping holes that allow small children and dogs to easily fall into the falls or over a cliff.
  - Recommendation - remove all existing fencing. Erect new black chain link fence that spans the length of the walking path and falls observation lookout point.
2. Signage – When entering the park the sign clearly says this is a Dogs off leash park. Meanwhile about 20m into the park there is another sign that says to put your dog on a leash. How confusion is that?
  - i. In addition the signs in the park fail to mention that there is a lethal 100' waterfall or make mention to stay out of the creeks for any reason.
    - Recommendation – WV hired a full time sign maker last year. This person should be able to make some relevant signs that clearly indicate that there is a giant lethal waterfall and that going into the water can have deadly consequences. Also please remove signs that are not consistent in their messaging. Place signs around creek area with a clear message of danger.
2. Bylaw update – currently Cypress falls is designated an off leash park.
  - Recommendation - Please update the bylaws to make Cypress falls a on leash area
3. Installation of a new culvert grate
  - Recommendation – the creek narrows just before the falls and in this area a culvert grate should and needs to be installed so that animals and people that get sucked down river will be sent up a inclined steel grid instead of down the falls.

In conclusion – I am of the opinion that our parks are not being well kept to current day standards. More people are visiting WV and we need to create a safe place. The park while beautiful is also deadly and this municipality has duty of care to have signage that makes sense, fencing that protects everyone from falling off a cliff or going down a waterfall. It seems to me that

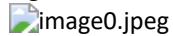
virtually no attention is given by staff to maintain or improve our local parks and stairs, bridges, fences have been left to rot and are largely no longer functional.

Last year there was a call for a new \$38m Art's Centre and while that would be very nice - NO ONE is dying because we don't have one. I know money is limited and that we need to spend responsibly however our parks and the lack of maintenance and improvements have made our parks a hazard and a liability. I believe that our parks need and must be prioritized in our budget.

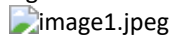
In my humble opinion the district can either continue to do nothing and the next time an accident happens perhaps face a legal negligence lawsuit or we can be proactive and get our parks brought up to current day standards.

Can we please get some immediate action to mitigate dangers and improve safety as per my above recommendations.

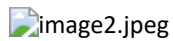
Sign should show dogs on a leash



This sign is no where close to the creek relatively speaking and is really in the middle of a place you wouldn't stop to read the sign.



Example of poorly constructed barrier. Is this really the best we can do?



5' forward and your falling down a 100' cliff into the waterfall



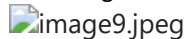
The calm pond leading down to a narrow passage that leads to the falls. This narrow place is where the culvert grate should be installed right where the log is laying across the creek. 5' down from here is the 100' fall and you would never know standing up by the bridge that there was even a waterfall.



Suggest a grate such as below to stop people from getting sucked down the creek



This bridge like many of the others in our parks is rotted in it's foundation supports and on its last legs.



Thank you for your time in reading this and consideration.

Kind Regards

s. 22(1)

Sent from my iPad

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**From:** [REDACTED] s. 22(1)  
**Sent:** Tuesday, June 6, 2023 3:41 PM  
**To:** Mark Sager; correspondence  
**Cc:** Peter Lambur; Scott Snider; Nora Gambioli; Christine Cassidy; Sharon Thompson; Linda Watt  
**Subject:** West Van May 2023  
**Attachments:** West Van May 2023.pdf

**CAUTION:** This email originated from outside the organization from email address [REDACTED] s. 22(1). Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

RAY RICHARDS

s. 22(1)

s. 22(1)

West Vancouver, B.C. s. 22(1)

Canada

s. 22(1)

s. 22(1)

Mayor Mark Sager,  
District of West Vancouver

May 29, 2023

By email

Re: Grants and give aways

Mark, you and this Council have been doing a fairly good job since being elected and I thank you for that.

Having voted to grant and give away almost \$400,000 of taxpayers' funds the only justification given is "previous councils have done it".

I suggest that just because someone else or a previous Council has done something does not make that something the correct and proper thing to do.

In fact, you and this Council were elected to not do what some previous Councils had done. Indeed, you were elected to undo some of their actions.

Recommendation: That Council instruct the staff members drafting the 2024 budget not to include and grants or give aways in the Draft 2024budget.

Respectfully,

Ray Richards

CC: Council Members

Correspondence Please do not redact my name.

Further to our telephone conversation today I am resending this email to elicit your response.

Thanks

s. 22(1)

From

s. 22(1)

Sent: Monday, May 15, 2023 2:31 PM

To: 'correspondence@wv.ca' <correspondence@wv.ca>

Cc:

s. 22(1)

'Karin.Kirkpatrick.MLA@leg.bc.ca' <Karin.Kirkpatrick.MLA@leg.bc.ca>; 'Patrick.Weiler@parl.gc.ca' <Patrick.Weiler@parl.gc.ca>

**Subject:** Proposed Amendment to Fire Rescue Bylaw No. 5163, 2021 (Storage Garages)

Dear Sir/Madam,

With reference to the above we at s. 22(1) would be adversely affected were this legislation to be enacted. We have followed up with Karin Fitzpatrick MLA, Patrick Weiler MP and yourselves at the District of West Vancouver on the subject. This matter was discussed at the Council Meeting on 9<sup>th</sup> Feb 2023 and postponed for further investigation. Could we please have an update as to when this subject is coming back for discussion at council.

Thanks, and regards,

s. 22(1)

**RECEIVED**

JUN 06 2023

DWW  
LEGISLATIVE SERVICES

**THE CORPORATION OF THE DISTRICT OF WEST VANCOUVER  
HERITAGE ADVISORY COMMITTEE MEETING MINUTES  
VIA ELECTRONIC COMMUNICATION FACILITIES  
WEDNESDAY, MARCH 29, 2023**

---

Committee Members: P. Grossman (Chair), L. Anderson, B. Clark, M. Geller, A. Hatch, P. Hundal, J. Leger, J. Mawson, H. Telenius; and Councillor C. Cassidy attended the meeting via electronic communication facilities.

Staff: E. Syvokas, Community Planner (Staff Representative); and C. Mayne, Executive Assistant to the Director of Planning & Development Services (Committee Clerk) attended the meeting via electronic communication facilities.

**1. CALL TO ORDER**

The meeting was called to order at 4:31 p.m.

**2. APPROVAL OF AGENDA**

It was Moved and Seconded:

THAT the March 29, 2023, Heritage Advisory Committee meeting agenda be amended by:

- Adding new Item 5.1: Update from Councillor Cassidy;

AND THAT the agenda be approved as amended.

CARRIED

**3. ADOPTION OF MINUTES**

It was Moved and Seconded:

THAT the February 22, 2023, Heritage Advisory Committee meeting minutes be amended by:

- On page M-6, bullet point 8 the sentence should read:

“The City and District of North Vancouver are not famous for their West Coast Modern architecture to the same degree as West Vancouver”.

AND THAT the minutes be adopted as amended.

CARRIED

**REPORTS / ITEMS**

**4. Heritage Project Updates**

E. Syvokas provided the following updates:

**1. Ambleside Local Area Plan (LAP)**

- At the February 6, 2023, Council meeting, Council directed staff to undertake public engagement for the Ambleside Local Area Plan.



- Committee members may have seen, or will see, that social and print media are beginning to promote upcoming public workshops to be held the second half of April.
- If committee members are interested in finding out more, there is a dedicated project webpage with all project information and contact details.

The committee went on to discuss, with staff responses in italics.

- Heritage buildings in the Ambleside area. Are the ‘pink’ and ‘blue’ apartment buildings and the Navy Jack House being considered in the Local Area Plan boundary? *The Navy Jack House and the “pink” and “blue” apartment buildings at 2222 and 2190 Bellevue Avenue, (which are all listed on the Community Heritage Register) are located within the study area of the Ambleside Local Area Plan, however noting that the final LAP boundaries will be determined as an outcome of the planning and engagement process. Staff will circulate staff contact for the Ambleside LAP for any questions related to the project or process.*

## 2. Ferry Building Gallery Ribbon Cutting Ceremony

- Committee members are invited to the Ferry Building Gallery Ribbon Cutting Ceremony on April 4, 2023, at 4 p.m. at 1414 Argyle Avenue.
- There is also a separate Opening Reception on April 5th from 6 to 8 p.m. Everyone is welcome to attend the Opening Reception.

## 3. Navy Jack House

- Two submissions in response to the expressions of interest for the Navy Jack House were received, and the evaluation process has been completed. Staff will be starting the negotiation process, and Council hopes to have exciting news to announce soon.
- As the project progresses it would be required to receive all the necessary permits that would be reviewed by the Heritage Advisory Committee.

The committee went on to discuss, with staff responses in italics.

- J. Mawson informed the committee that the Navy Jack Citizen Group has not been involved in discussions with the successful proponent. It is anticipated that the citizen group will have an ongoing stewardship role. It is not clear how much more fundraising will be needed. The citizen group has been asked to stay silent on who the proponent is that the District is negotiating with until negotiations are complete.

## 4. 4777 Pilot House Road

- The applicant for the preliminary public information meeting held their required preliminary public information meeting on March 1st. Staff was in attendance to observe the meeting; there appeared to be general support for the heritage house being relocated on the subject property, however there were a number of concerns raised about the proposal which will need to be addressed in the formal application.

Concerns included:

- the potential impact of the proposed coach house on views and privacy;
- impact of a variance requested for an encroachment into the front yard setback for the principal dwelling;
- parking; and
- the potential impact on neighbourhood character as a result of tree removals required to accommodate the proposal.

The committee went on to comment, with staff responses in italics.

- Was the meeting well attended? *The meeting was very well attended (approximately 35-40 people).*
- All of Lower Caulfeild is in the Wildfire Development Permit Area, including the subject property. Some people at the meeting were surprised this property was included in the Wildfire Development Permit Area. The Wildfire Hazard guidelines recommend removal of all the coniferous trees on the lot to mitigate wildfire risks due to a new building (a coach house) being constructed on the lot; these guidelines conflict with the Lower Caulfeild Heritage Conservation Area guidelines which talk about conserving heritage character by retaining natural site features such as trees. *Staff will be working with applicant's Wildfire Hazard consultant to determine if a reduction in tree removals could be achieved to meet the intent of the Lower Caulfeild Heritage Conservation Area development permit guidelines either through site redesign or other wildfire mitigation methods (such as tree pruning, or a combination thereof, which would also meet the Wildfire Hazard Protection Guidelines).*
- The coastal forest has the lowest risk of catastrophic fire in the province and the Lower Mainland has even a lower risk because we are best able to quickly detect and suppress any wildfire before it gets large. The FireSmart rules may be suitable in the interior where they have 1000+ hectare fires descend on a community, but it doesn't make any sense here where we simply don't have the conditions for such a large fire.
- This is the second project that I have heard of that has encountered this problem. Cutting trees is not a solution. Alternatives to reduce wildfire risk can be proposed such as sprinklering.
- I am surprised about the requirements for this property. We have the issue of neighbourhood character, and a forest management plan is being drafted for West Vancouver for tree preservation. Our committee is trying to encourage people to renovate existing properties and infill with coach houses rather than clear cutting and building new. If you look at WestMap you can see that the Wildfire Hazard Development Permit area covers a large part of West Vancouver; removing all trees goes against everything we are trying to do. We will run into a competing business case if this is going to make people take down all the coniferous trees on the land; Wildfire Hazard Guidelines improperly compete against heritage conservation objectives. *Staff are looking at how to address competing objectives between Wildfire Hazard and*

*tree protection and heritage conservation objectives on a broader level.*

- A lot of the proposals being reviewed by the Design Review Committee also have brought up the issue of meeting the Wildfire Hazard guidelines.
- This is a heritage committee for buildings and landscape, as such it is the right venue and right place to raise concern regarding the conflicting objectives, rather than being discussed by the Design Review Committee.

It was Moved and Seconded:

THAT the verbal report regarding Heritage Project Updates be received for information.

CARRIED

## **5. Heritage Plaques**

E.Syvokas indicated that this agenda item is a follow up to the discussion at the last committee meeting where it was determined that committee members wanted a bit of time to think about the plaque design for Heritage Revitalization Agreement (HRA) projects. The committee members who volunteered to work on the template design were not able to discuss in depth prior to this meeting, however some ideas were shared by email (P. Hundal shared an idea to use an iconic West Coast Modern shape on the plaque and A. Hatch circulated a sketch of a potential West Coast Modern template).

Heritage plaques would enable recognition of heritage sites and raise the profile of heritage in West Vancouver and a heritage plaque program could play a key part of education and awareness around the value of heritage conservation, the potential opportunities available through HRA's, and make HRA's more visible and understandable to the public. Further, the plaques could then be used for further education and outreach initiatives such as creating walking tours to the sites with plaques etc.

Staff sent a memo out to the committee outlining specific questions to help the committee make recommendations for heritage plaques. In order to move this item forward, staff requested clarity on the following:

1. Should DWV use CNV's template and modify it for West Vancouver or develop a unique DWV template?
2. Sign dimensions;
3. Sign material; and
4. Sign content.

The committee went on to comment, with staff responses in italics.

- A. Hatch: I circulated a potential sketch for a West Coast Modern template but trust that the graphic designer at the District to make it better. My intention was that the non-West Coast Modern plaques adopt the City of North Vancouver template; there is value in consistency and brand recognition. Uniform approach will build a stronger recognition. The other municipalities might adopt our template for West Coast Modern buildings.

- I do not agree with using the same template as the other North Shore municipalities. Also, there should be some relationship between the West Coast Modern plaque template and the plaque for all other heritage sites.
- Plaque design should be unique to West Vancouver.
- This is topic is important and we need more time. A separate plaque for West Coast Modern buildings is important.
- If we are going to put plaques on buildings, they should be high quality.
- Concerned about the durability of laminate material. Strongly recommend a durable solution.
- The information that will be required for a HRA project will be different than for other heritage sites. The plaques will help advertise that we have this program and showcase this program, which is different from what you want to put on an older building. *The plaque for HRA properties will need to have more detail. A simpler heritage marker could be used for non-HRA sites – it doesn't have to be the same type of sign for HRA and non HRA sites.*
- A QR code could be added to the plaques for proving additional information on a property.
- *Staff could work with the Communications Department to design a West Coast Modern and a non-West Coast Modern template for the committee to provide comments on draft templates may help guide the discussion forward.*
- Engaging the public on different design options would raise interest in heritage preservation and would help make a final decision on template design.
- Public involvement is important but need to give people guidelines and proposals to view. Ultimately should be decided by HAC and staff.
- Artists in West Vancouver could be included in this process, the public votes and then awarded at an event.
- Do we need a decision on this right away for the Boyd House to move forward? *The new infill building permitted through the HRA is not near completion so finalizing the design of the heritage plaque is not urgent. Could they submit a cheque to hold funds for the plaque until we decide? The HRA says that the heritage plaque must be installed by the Developer. Staff would have to investigate if we could secure the funds to complete it on behalf of the developer. We don't know the cost of the plaque so this would add some challenges.*
- More time is needed to discuss the template designs.
- Suggest having the Communications Department comment on different types of signage materials and on the potential for a public initiative regarding the design of the heritage plaques. *Staff will talk to the Communications Department and see if they have room in their workplan to complete this public engagement initiative.*

- The group that was formed will meet informally before the next meeting and bring ideas back to the group. The group is as follows: B. Clark, P. Grossman, A. Hatch, and M. Geller.

It was Moved and Seconded:

THAT

1. the discussion regarding Heritage Plaques be received for information;
2. the District be requested to provide further information on Heritage Plaque materials and durability for some options at the next meeting; and
3. interested committee members meet informally prior to the next meeting of the Heritage Advisory Committee to discuss design options with discussion including optimal ways for the public to participate.

CARRIED

### 5.1 Update from Councillor Cassidy

P. Grossman and Councillor Cassidy talked prior to the meeting and discussed raising the profile of heritage, so that it is included in Council's Strategic Plan, and the Black Cat site. Councillor Cassidy provided the following update on those topics:

- 1) Council is currently at the preliminary stages of the Strategic Plan planning process. Council is receptive to heritage issues. The Navy Jack House has helped give a boost to heritage and recognizing the importance of heritage conservation.
- 2) Mayor and Council are supportive of saving the Black Cat. Are committee members interested in talking to the property owner about potential opportunities available through a Heritage Revitalization Agreement (such as adding additional residential units in the building, adding a coach house etc.)?

The committee went on to provide comments, with staff responses in italics:

- I agree that the building has potential, however it would be a considerable expense to bring up to a standard that would be acceptable. The next step is to explore if the owners are interested in a Heritage Revitalization Agreement and if not, let the realtor know that the committee thinks it has potential.
- The owners were not in a hurry to sell until the next-door neighbour put in an application to redevelop the site, now there is more urgency to discuss this before the current owner decides to sell.
- It is suggested that a group of interested committee members, staff and Councillor Cassidy meet with the property owner. *Staff would be happy to meet with the owner. Prior to meeting, staff would do some research on the history of the site, existing uses, existing zoning, adjacencies, and the potential options that might make sense.* ACTION: Laura will reach out to the owner to see if the owner interested and suggest meeting times and dates.
- It is important to find ways of incentivizing heritage conservation.
- One thing committee members can do as individuals to raise the profile of heritage is attend the public sessions for the Ambleside Local Area Plan and advocate for heritage protection.

It was Moved and Seconded:

THAT the update from Councillor Cassidy be received for information.

CARRIED

**6. PUBLIC QUESTIONS**

There were no questions.

**7. NEXT MEETING**

Staff confirmed that the next Heritage Advisory Committee meeting is scheduled for April 26, 2023, at 4:30 p.m. via electronic communication facilities.

**8. ADJOURNMENT**

It was Moved and Seconded:

THAT the March 29, 2023, Heritage Advisory Committee meeting be adjourned.

CARRIED

The meeting adjourned at 6:32 p.m.

Certified Correct:

s. 22(1)

s. 22(1)

Chair

Staff Representative



**From:** Patrick Weiler MP <patrick.weiler@parl.gc.ca>  
**Sent:** Wednesday, May 31, 2023 8:46 PM  
**To:** correspondence  
**Subject:** May 2023 Newsletter

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Patrick Weiler  
 Member of Parliament for West Vancouver-  
 Sunshine Coast-Sea to Sky Country

# MAY 2023 NEWSLETTER

@patrickbweiler



patrick.weiler@parl.gc.ca



604 913 2660

Dear Mayor and Council,

I had the opportunity to spend most of May in the riding, meeting with constituents and stakeholders across West Vancouver-Sunshine Coast-Sea to Sky Country. I had the honour of welcoming Foreign Affairs Minister Mélanie Joly to West Vancouver to meet with Iranian-Canadians about how we can continue supporting families in Iran and ensure Canada plays an active role in promoting and protecting human rights. I had the opportunity to join the celebration of the 100 year anniversary of École Pauline Johnson, and meet with Bowen Island Municipality Councillors. On the Coast, I joined the fun for May Day in Pender Harbour. In the Sea to Sky, it was a pleasure to introduce Industry Minister François-Philippe Champagne to Squamish businesses, and announce an important water infrastructure project in Whistler.

This month marked an important milestone, as I had the opportunity to submit my first private member's motion – M-83 – in the House of Commons, aimed at taking action to preserve Canada's iconic old growth forests. My motion calls for a number of concrete steps, including banning the export of old growth, conserving old growth forests through partnership with the provincial government, banning the destruction of old growth on federal lands, and supporting sustainable forms of forestry. This motion is in line with our reconciliation commitments and helps us act on our climate action goals. You can [read my full motion here](#) and check out [CBC News](#) and [Pique Newsmagazine](#) for more in-depth coverage of my motion and what it

hopes to achieve. If you want to put pressure on the House of Commons to support my motion, [join the letter writing campaign](#) from the Endangered Ecosystem Alliance and tell your MP to take action.

Welcoming 352 Afghan refugees to their new home in Canada at YVR this month was a moment that I will never forget. It reinforced the importance of Canada's international obligations to supporting the most vulnerable in Afghanistan and around the world. The House will rise for the summer in a few weeks, but until then I will be in Ottawa working to pass important pieces of legislation. I look forward to spending more time in our riding this summer. As always, if you want to come say hi at an event or share your thoughts on how I can better serve you as your Member of Parliament, please do not hesitate to reach out.



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## Parliamentary Updates



### **My Motion to Preserve Canada's Old Growth**

Canada's old growth forests are iconic, irreplaceable, and immeasurably valuable for the habitat and the ecosystem services they provide. Currently, less than 8% of productive big treed old growth forests remain in British Columbia, and less than a third of all old growth forests have legal protection.

Our old growth forests are important carbon sinks that are able to capture large amounts of greenhouse gases out of the atmosphere and store them for centuries. They capture and often store more than twice the accumulated carbon per hectare than secondary forests,

making them one of the most effective nature-based solutions to climate change. Old growth forests provide critical habitat to the Marbled Murrelet, Spotted Owl, and other species at risk, without which they would be extirpated or extinct. Protecting our old growth forests preserves these important carbon sinks and shows how nature can be our best ally in fighting the climate crisis.

As Canada implements the United Nations Declaration on the Rights of Indigenous Peoples into Canadian law, we must work in partnership with Indigenous Peoples on nature conservation to protect sacred old growth forests, including through new Indigenous Protected and Conserved Areas.

Simply put, old growth trees are worth more standing, yet they are threatened by continued inherently unsustainable logging. **That is why, on May 3rd, I introduced Motion-83 in the House of Commons, which provides a plan for federal leadership in old growth forest protection.**

My Motion specifically calls for:

1. banning the export of old-growth trees and products made from old growth logs,
2. banning the destruction of old growth on federal lands, and
3. conserving old growth through the Old Growth Nature Fund and our upcoming Nature Agreement with BC.
4. supporting sustainable value added forestry industry initiatives in partnership with First Nations for products not source from old growth forests.

[You can read the full motion published online here.](#)

I am proud to have the support of organizations that work in this space, such as the Ancient Forest Alliance, Endangered Ecosystems Alliance, and several others who have endorsed my motion. Together we are working to get my motion to a vote. If you want to help, [support the EEA's letter writing campaign and send a message to your MP.](#)

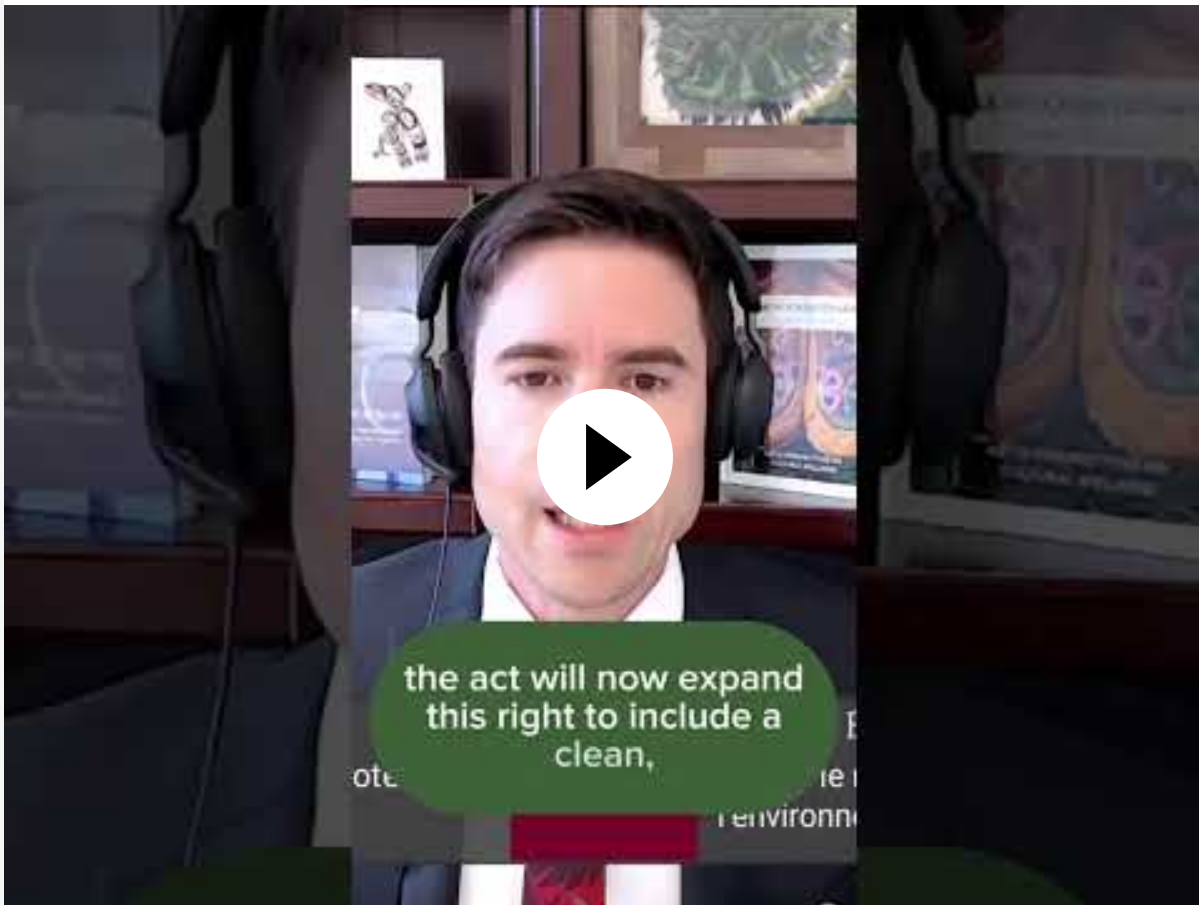
For more information on what I'm proposing, [check out this video](#) below and these articles with [Pique News](#) and [CBC Vancouver](#).



While the Province of British Columbia is ultimately responsible for forestry and forest management, Motion-83 represents how the federal government can take a leadership role in ending the loss of old growth forests, and supporting the British Columbian government to do the same. We must continue to work with all orders of government and in partnership with Indigenous Peoples to permanently protect old growth forests, and I urge you to join me to help make that happen.

## **Advancing Bill S-5 – Amending the Canadian Environmental Protection Act**





Bill S-5, the Act to amend the Canadian Environmental Protection Act, passed Third Reading in the House. Having included my amendment to enshrine a right to a healthy, clean and sustainable environment into law, this landmark update to CEPA will have significant impacts across the country for generations to come.

I look forward to seeing swift final consideration in the Senate and seeing this important piece of legislation receive Royal Assent in the coming days.

### **Bill C-21**

Bill C-21 passed Third Reading in the House of Commons on May 18 after a number of amendments were made and is now passing through the Senate. C-21 will increase the penalties for trafficking or smuggling of illegal weapons and firearms, freeze the market for handguns, ban all new semi-automatic assault-style firearms from Canada, and prevent those that are a danger to themselves and others from acquiring firearms.

This follows investments of nearly \$1B in border security and law enforcement to stop the flow of illegal gun trafficking, while we pursue social programming to address the root causes of gun and gang violence.

### **Bill C-46**

Known as the Cost of Living Act, Bill C-46 received Royal Assent on May 11, and includes provisions for inflation relief and strengthening public healthcare in Canada. It introduces the Grocery Rebate program that aims to provide targeted relief for 11 million low- and modest-income Canadians and families. Eligible recipients will receive additional funds, such as up to \$467 for eligible couples with two children, up to \$234 for single Canadians without children,

and an extra \$225 for seniors, on average. The Grocery Rebate will be distributed to eligible individuals on July 5, 2023, through the Canada Revenue Agency via direct deposit or cheque.

Additionally, the Cost of Living Act includes a \$2 billion top-up for the Canada Health Transfer (CHT). This funding aims to support provinces and territories in reducing backlogs and wait times in public healthcare, as well as provide assistance to pediatric hospitals and emergency rooms. The \$2 billion top-up is part of the federal government's \$198.3 billion plan to enhance healthcare for Canadians. It follows previous top-ups totaling \$6.5 billion provided during the pandemic.

## **Bill C-22**

Bill C-22, the Canada Disability Benefit Act, passed Third Reading in the Senate on May 18. This legislation marks a significant milestone in the fight against poverty and the provision of financial stability for individuals with disabilities in Canada. It is a crucial commitment and serves as the foundation of the [Government's Disability Inclusion Action Plan](#) (DIAP), which was initially proposed in the 2020 Speech from the Throne. The DIAP is a comprehensive strategy aimed at fostering inclusivity for individuals with disabilities and recognizes that disability inclusion is beneficial for society as a whole. The plan will continually evolve, with the goal of implementing government-wide actions and targeted investments to bring about long-lasting positive change.

## **Updates from the Indigenous and Northern Affairs Committee**

In INAN, we have begun a very exciting study on Indigenous land restitution, also referred to as Land Back. This study will examine the many ways in which Indigenous peoples can acquire more ownership and stewardship of lands in their traditional territories, ranging from the management of protected areas to additions to Indian Reserves, and everything in between. We will be hearing from various orders of government, academics, legal practitioners, non-government organizations, and a range of Indigenous governments and leadership. As we continue to work towards reconciliation, land restitution is one critical way to give independence and autonomy to Indigenous Nations and their lands, which remain the grounding factors of their communities and traditions.

So far, the witnesses have been incredibly powerful and I look forward to hearing more.

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## **Welcoming Afghan Refugees**





On May 17th, I was honoured to join MP Taleeb Noormohamed on behalf of Immigration Minister Sean Fraser to welcome 352 Afghan refugees to their new home in Canada.

Following the Taliban takeover of Kabul in August 2021, Canada and many other countries around the world took action to take in many of the hundreds of thousands of people who had to flee their homes. Canada alone is working hard to resettle at least 40,000 Afghans as quickly and safely as possible. We are very proud to have been one of the first countries to

launch a humanitarian resettlement program for Afghan refugees, and we're proud of the progress that has been made so far. You can read more about this work [here](#).

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## Community Updates in West Vancouver

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I'm always thrilled to be back in our beautiful riding, especially when we are having such beautiful weather. On May 12, I hopped on a ferry to Bowen Island to attend a meeting with the mayor and council to hear from them about their priorities in the next few months. We discussed a variety of issues including affordable housing, the Oceans Protection Plan and climate action. It was great to learn more about their work and answer their questions as we continue to work together on our many shared priorities.



On May 23rd, I was delighted to host our Minister of Foreign Affairs Mélanie Joly on the North Shore along with Natural Resources Minister Jonathan Wilkinson, MP Terry Beech and MP Ron McKinnon. We hosted a roundtable with members of our Iranian-Canadian communities to discuss the actions Canada has taken to hold the Iranian regime accountable for their



actions, what more we can do, and Minister Joly took note of suggestions the community had. We will continue to support the community both here and in Iran as they fight for their human rights.

On May 25th, My Sea to Sky held an event at my office to call on the federal government to implement a strong cap on oil and gas emissions. I was happy to join them and give a speech in support of this much needed action to ensure our largest source of emissions is reduced. Thank you to all those who came out to make their voices heard.

My alma mater École Pauline Johnson celebrated its 100-year anniversary this month with a fair that was fun for the whole family. It is hard to believe that it has been a full century that this important public French immersion school has been educating children in West Vancouver. Félicitations à tous les enseignants, aux élèves actuels et anciens et aux familles pour ces 100 ans de succès!

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## Community Updates on the Sunshine Coast

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The annual May Day celebration in Pender Harbour brought a huge crowd, drawing people of all ages from all over the Coast and beyond. Congratulations to Pender Harbour for a successful 78th annual May Day. The annual Salmon Release Festival at Chapman Creek was another tremendous success with the release of salmon fry into the creek and a variety of activities by the "Fish Whisperer", crafts and more.

I had a lot of fun painting with the Sunshine Coast Hospice Society participants and volunteers, reinforcing the huge impact the Society has on the Sunshine Coast through the range of palliative, hospice, grief and loss programs they offer.

It was a pleasure to drop in at Arrowhead Clubhouse to see how it is helping people living with mental illness to learn skills, get support, and build relationships in a safe, stigma-free environment. Always giving back to their community, watch for their upcoming car wash, and

bring your car over to Arrowhead for a free car wash by the members of the Clubhouse. I also met with members of Transportation Choices Sunshine Coast (TraC), who have a very interesting project and vision for active transportation for the Sunshine Coast. I look forward to continuing to work with them to make active transportation options a reality for Coast residents.

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## **Community Updates in the Sea to Sky**

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May was a big month in the Sea to Sky. Starting off with McHappy Day, I spent the day handing out burgers, smiles, and meeting community members in support of BC's Ronald McDonald House. All proceeds went to support local Ronald McDonald's Houses, making a difference in the lives of countless children and families. It was also a special day as it was the last event with my long-time staffer, Christina! She has been with me since the beginning and is now moving on to a new adventure. I cannot thank her enough for all her work over the years in keeping me connected with the Sea to Sky community - we'll miss you, Christina!



Last week, I was in the Sea to Sky again and had the opportunity to meet with incredibly engaged grade 11 and 12 students at Howe Sound Secondary to discuss their questions about my role as their MP and pressing matters such as the environment and affordability. Thanks to all the students for a great conversation.

## Welcoming Minister François-Philippe Champagne to Squamish

Squamish is one of the fastest growing communities in the country and is quickly becoming a clean tech hub. Canada's Minister of Innovation, Science and Industry, François-Philippe Champagne and I met with business leaders in industries ranging from outdoor apparel to clean hydrogen to build connections to enable the Government of Canada to work with our innovative enterprises in Squamish to reach their global potential. Check out this video to learn more about what we discussed and how we see the Sea to Sky playing a key role in the green energy transition.



## Announcing investments in water infrastructure improvements in Whistler and across British Columbia





I finished off the month in Whistler to announce an important \$2.4 million investment to construct a new water treatment plant for South Whistler. I joined Anne Kang, British Columbia's Minister of Municipal Affairs, and Whistler's Mayor Jack Crompton to announce this project, which will enable the replacement of an existing well pump, the decommissioning of one well and two chlorine dosing systems, and the construction of approximately 600 metres of new water main. This project will help service the new developments and employee housing that is planned in Cheakamus, and provide redundancy to the overall wastewater system in Whistler.

We also announced a joint investment from the federal and provincial governments to support three other water infrastructure projects across British Columbia.

Investing in infrastructure projects that preserve our clean water and environment is essential to the health and well-being of Canadians. Projects like these will ensure residents have a high quality of water treatment, helping build cleaner, healthier, and more resilient communities.

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## **Call for Nominations for the Veterans Ombud Commendation**

Nominations for the 2023 Veterans Ombud Commendation are now open. This award recognizes the exceptional dedication and selfless motivation of those who work tirelessly to support the Veterans and their families of the Canadian Armed Forces and the Royal Canadian Mounted Police. If you know an individual or organization who has made outstanding contributions to Canada's Veterans and their families, please consider nominating them for this award.

Nominations must include a completed nomination form and a summary citing why the nominee is deserving of the Veterans Ombud Commendation. Nominations may now be submitted in writing, video or audio format. Click [here](#) for the guidelines & form. The nomination submission deadline is **June 30, 2023**.

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## Are you aged 15-30? Participate in our Constituency Youth Council Survey



Our Constituency Youth Council is launching a project to gauge the views of young people here in our riding aged 15-30 on transit accessibility and the move towards net-zero emissions public transport.

The goal of this survey is to understand young constituents' perspectives on the efficiency, energy usage, and importance of public transit as we work to build EV and net-zero emissions transit systems and achieve Canada's net-zero emissions goals. The collected data will be used to propose a mock bill or letter to Canada's Minister of Environment, the Honourable Steven Guilbeault and the Minister of Transportation, the Honourable Omar Alghabra, articulating the main concerns/changes young constituents would like to see addressed in regards to net-zero public transit.

I encourage all those interested to take the survey [here](#).

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**OFFICE OF MP PATRICK WEILER  
CONSTITUENCY OFFICE: 6367 BRUCE ST., WEST  
VANCOUVER**

**OFFICE HOURS: WEEKDAYS  
10AM-5PM**

Office of Patrick Weiler MP  
6367 Bruce St  
West Vancouver, BC V7W 2G5  
Canada

If you believe you received this message in error or wish to no longer receive email from us, please [unsubscribe](#).

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**From:** Jill Lawlor  
**Sent:** Wednesday, May 31, 2023 8:37 AM  
**To:** correspondence  
**Cc:** s. 22(1)  
**Subject:** Ambleside Pier Update

Good morning s. 22(1)

Thank you for your email dated May 29, 2023 to Mayor and Council regarding the Ambleside Pier. Your correspondence has been forwarded to me to reply.

I am pleased to share a contractor has been hired and the repairs for the Ambleside Pier & Dundarave Pier are anticipated to start in mid-June. The repairs at Ambleside Pier will consist of replacement of deck planking, railings, damaged support posts and lighting repairs. We will be posting more information on the District's website and updated signage will also be installed at the site.

We look forward to reopening our piers this summer!

Best wishes,

Jill

**Jill Lawlor** (she, her, hers)  
Acting Senior Manager of Parks | District of West Vancouver  
d: 604-921-3467 | c: 604-418-3657 | [westvancouver.ca](https://www.westvancouver.ca)



We acknowledge that we are on the traditional, ancestral and unceded territory of the Squamish Nation, Tsleil-Waututh Nation and Musqueam Nation. We recognize and respect them as nations in this territory, as well as their historic connection to the lands and waters around us since time immemorial.

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**From:** [REDACTED] s. 22(1)  
**Sent:** Monday, May 29, 2023 10:49 AM  
**To:** correspondence  
**Subject:** Ferry terminal pier

**CAUTION:** This email originated from outside the organization from email address [REDACTED] s. 22(1) Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

All great you want to destroy the building @ Ambleside and make an outdoor exercise park, I agree the man did a wonderful thing BUT!!!!!!!!!!!!!! We need the pier fixed...it is has chain linink around it with NO SIGN saying keep off dangerous and I see young kids getting over the fence and walking the unsafe rails to dive off ..even at low tide and the water level is very low...I contact the bylaw and they come when they can But they inundated with calls about the crabers and the kids...this should be your top of your agenda!

Thank you  
[REDACTED] s. 22(1)  
[REDACTED] s. 22(1)  
West Vancouver BC

Sent from [Mail](#) for Windows

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**From:** Hanna Demyk <[hdemyk@westvancouver.ca](mailto:hdemyk@westvancouver.ca)>  
**Sent:** Wednesday, May 31, 2023 3:45 PM  
**To:** [REDACTED] s. 22(1)  
**Cc:** [REDACTED]  
**Subject:** RE: 2550 Queens Avenue, Preliminary Development Proposal

Hello [REDACTED] s. 22(1),

Thank you for your email regarding the proposed development at 2550 Queens Avenue.

Please see the following link to the District webpage dedicated to this development proposal: <https://westvancouver.ca/major-projects/2550-queens-avenue>. The webpage includes a **link to the entire preliminary information package** for your reference.

Please note that a formal development application was only recently received. As such, staff review of the formal development proposal has not yet commenced so I cannot speak to the feasibility of the proposal at this stage. A general overview of the subdivision process and what is taken into consideration is [available here](#). In this case, a rezoning of 2550 Queens Avenue and zoning bylaw variances would be required to facilitate subdivision of the site into two (2) single-family lots. The rezoning process is [outlined here](#).

In accordance with the *Preliminary Public Consultation Policy*, a **Preliminary Information Meeting** was held on April 26, 2023. Neighbouring property owners within 100 metres of the subject site were notified by mail 2 weeks prior to the meeting date.

In compliance with the *Development Procedures Bylaw*, should the proposal advance, the applicant would be required to host a **Development Application Information Meeting** prior to the application being forwarded to Council for their consideration. At that time, the public will be given an opportunity to learn about the proposed rezoning/variances, review proposed plans, and provide feedback on the proposal for Council consideration.

The District webpage will be updated regularly and details on any future public information meeting / public hearing would be added to the webpage (should the proposal advance). Additionally, neighbours within 100 metres of the subject site would be notified by mail at least ten (10) calendar days prior to any future meetings.

Best regards,

**Hanna Demyk**

Planning Technician | District of West Vancouver  
t: 604-913-2750 | [westvancouver.ca](http://westvancouver.ca)

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**From:** [REDACTED] s. 22(1)  
**Sent:** Wednesday, May 31, 2023 3:26 PM  
**To:** correspondence  
**Cc:** [REDACTED] s. 22(1)  
**Subject:** FW: 2550 Queens Avenue, Preliminary Development Proposal and VarianceDemyk

**CAUTION:** This email originated from outside the organization from email address [REDACTED] s. 22(1) Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

Forwarded to: The Mayor and Councillor's of the District of West Vancouver:  
Mayor Mark Sager  
Councillor's:  
Christine Cassidy, Nora Gambioli, Peter Lambur, Scott Snider, Sharon Thompson.

The following email was sent to the Planning Department, with Attention to Hanna Demyk. We continue to have grave concerns regarding the proposed development at 2550 Queens Avenue.

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**From:** [REDACTED] s. 22(1)  
**Sent:** Monday, May 29, 2023 10:12 PM  
**To:** planningdepartment@westvancouver.ca  
**Cc:** [REDACTED] s. 22(1)  
**Subject:** 2550 Queens Avenue, Preliminary Development Proposal

Attention: Hanna Demyk, Planning Technician

On Sunday, May 28 [REDACTED] s. 22(1) were at a neighbourhood gathering with several other people. [REDACTED] s. 22(1) also attended. [REDACTED] s. 22(1) 2550 Queens Avenue in or around [REDACTED] s. 22(1), but have [REDACTED] s. 22(1) in the interim. Others attending the gathering asked Mr. Johnson [REDACTED] s. 22(1) questions about their plans for the property. Guests at the gathering appeared largely unaware that Mr. Johnson had held a meeting on April 26, 2023, as required by the Municipality with respect to his Preliminary Development Proposal.

When Mr. Johnson was asked when he would be building his new home he said within months. As I listened to Mr. Johnson, I became increasingly alarmed that the answers he was giving to the people at the gathering were completely at odds with what was contained in the Preliminary Development Proposal (PDP). Mr. Johnson did not mention, and in fact denied, that he intended to rezone 2550 Queens Avenue to facilitate subdivision of the site into two lots, as well as apply for zoning by-law variances for side yard reductions. In fact, he gave the gathering the opinion that everything he wanted was already within the existing zoning and bylaws for the neighbourhood. Basically, he appeared to let the group believe he was waiting on the Municipality to give the go ahead.

Even as I referred him to his Proposal, he continued to evade the true nature of his proposed plans, leaving the other guests attempting to figure out what was going on, and assuming that the owners of the property would surely know what their plans were.

Please email me a complete copy of the Preliminary Development Proposal and any other pertinent information which was submitted to or requested by the Municipality with respect to 2550 Queens Avenue. That way the residents of [REDACTED] s. 22(1) will have the necessary information to decide what they want to see happen in their neighbourhood. The PDP will also give residents a term of reference for informed discussions and decisions.

Thank you and kind regards,

[REDACTED] s. 22(1)

[REDACTED] s. 22(1)

West Vancouver, BC

[REDACTED] s. 22(1)



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**From:** Jill Lawlor  
**Sent:** Monday, June 5, 2023 1:42 PM  
**To:** s. 22(1)  
**Cc:** correspondence; Sue Ketler; Liezl de Jesus; Jennifer Notte  
**Subject:** The importance of parking spaces if Tennis BC goes ahead at HRPark

Dear s. 22(1),

Thank you for your email to Mayor and Council regarding parking at Hugo Ray Park. Your correspondence has been forwarded to me for response.

Staff are re-engaging with the traffic consultant to update the parking study for Hugo Ray Park. As information becomes available, it will be shared on the District's website. Please sign up for updates about sports courts in West Vancouver at the below:

<https://westvancouver.ca/parks-recreation/parks-trails/sports-courts>

Best wishes,

Jill

**Jill Lawlor** (she, her, hers)  
Acting Senior Manager of Parks | District of West Vancouver  
d: 604-921-3467 | c: 604-418-3657 | [westvancouver.ca](https://westvancouver.ca)

**From:** s. 22(1)  
**Sent:** Tuesday, May 30, 2023 5:24 PM  
**To:** correspondence; Mark Sager; Christine Cassidy; Nora Gambioli; Peter Lambur; Scott Snider; Sharon Thompson; Linda Watt  
**Subject:** The importance of parking spaces if Tennis BC goes ahead at HRPark

**CAUTION:** This email originated from outside the organization from email address s. 22(1). Do not click links or open attachments unless you validate the sender and know the content is safe. If you believe this e-mail is suspicious, please report it to IT by marking it as SPAM.

Sent from [Mail](#) for Windows

To Mayor and Council

West Vancouver Cricket had a tournament on Monday May23rd for the day. The parking lot at Hugo Ray Park was anywhere from 90% to 100% full for most of the day with cars also parked on 3<sup>rd</sup> St.

What is going to happen on days when Tennis and Pickleball are also being played?

Due to the lack of communication from Tennis BC. I thought that council must be informed of coming parking problems, as I don't know who will take responsibility for this aspect of this project.

This could repeat the days in the late 1990's and early 2000's when cars were parked on both sides of 3<sup>rd</sup> St because of a lack of parking in Hugo Ray Park. Today Tuesday May 30<sup>th</sup> 2023 is a good example, cars are parked both ways on Mathers and 3<sup>rd</sup> St for a funeral with one lane available for access to HRP on 3<sup>rd</sup> St. In the past even this one lane has been blocked. Years ago an ambulance was blocked from accessing HRP because of careless parking. Attached are pictures of today's situation if you would like to see them.

A traffic study must be done to bring all parties up to speed on what could happen now the Park is reaching full capacity. The last traffic study was for 4 pickleball courts not for 6 tennis courts and 6 pickleball courts so meaningless with this new project. There is lack of parking capacity in its current form and at least 50 parking places must be added to Tennis BC's project. Are we going to have stressed out field and court users driving up and down 3<sup>rd</sup> St looking for a parking spot, with a 200 to 300 meter walk to play. All because no parking was added to this project.

The difference between Tennis BC'S Richmond facility, which Tennis BC use as a model, is a parking lot with a tennis court next to it and Hugo Ray Park, is a wilderness with a small parking lot close by.

This study must take into account the change in use of 3<sup>rd</sup> St, its no longer a quiet small road for cars, but a multiuse pathway being used by dozens of Cyclists and Hikers as access to the upper Properties roads and trails and Preschoolers on foot to gain access to Hugo Ray Park and Capilano View Cementery for their exercise. This mix will be dynamite. 3<sup>rd</sup> St will go from a quiet narrow 2 lane street to a very busy narrow street all in a matter of weeks.

The silence from Tennis BC is frightening, it seems that none of the effected parties Pickleballers or Neighbours can get any information out of Tennis BC, why the secrecy? This is not a good sign for future relations with the neighbourhood. If problems arise.

Who do we call?

While the Mayor does communicate, the Council is remaining quiet, its disturbing how eager all are to be to give away our neighbourhood with very little consultation with the people most effected. Is there anybody to question this project and the effect it has upon the residents. Once planning is complete my hope that access and parking issues will be taken care of to the satisfaction of the residents.

Stakeholders need to get more information on Tennis BC's plans, including funding and planning, so that all involved get the information that's needed, and the neighbours don't pay the price in parking issues, lost peace and property values.

Sincerely

s.22(1)

s. 22(1)

West Vancouver BC s. 22(1)





