

From: willgrisdale@shaw.ca
To: [Public Submissions](#)
Subject: [EXT] 2204 35 ST SW - LOC2021-0058 - Comment from Development Map - Fri 9/3/2021 10:55:44 AM
Date: Friday, September 3, 2021 10:55:50 AM

Application: LOC2021-0058

Submitted by: Will Grisdale

Contact Information

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Feedback:

Hello,

I am a neighbour of the proposed land use amendment. There are some concerns within our local neighbourhood group about the current owner/developer. The current owner/development has not taken care of the property other than to cut the grass every couple of weeks. Earlier this summer there were transient people living in the garage of the house and only after a caseworker and multiple calls to the police was there any action taken to board up the building. There are families with young children on all corners across from this location and it is this lack of care and concern for others that has the neighbourhood concerned about the proposed development of this project. We do not want the development to take 2-3 years, theft or people trying to seek shelter in a 4 unit building that an unproven developer is trying to capitalize on. Also, the current land use proposal stated that no 4 unit or great size building would be built past 35th street. Previously a developer wanted to build a 4 plex on the NE corner of 21st Avenue and 35 street and it was not approved. That builder followed the guidelines and built a duplex.

Also, there is already a lack of unzoned parking in the neighbourhood. Specifically on 21st Avenue. With the recent development on 37th street, there is less street parking and the previous people who were parking on 37th street SW during the day are now parking on the adjacent avenues, including 21st avenue.