

**ON TABLE**

City Council Meeting

February 27, 2023

re: Item 3.1.c

**From:** [Nicole Carleton](#)  
**To:** [External-Clerks](#)  
**Subject:** [EXTERNAL] Development Variance for 311 Ash St  
**Date:** Wednesday, February 22, 2023 1:41:50 PM

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Dear Mayor Johnstone and City Counsellors,

Today, my husband I are writing to express our strong opposition to the Development Variance Permit for 311 Ash St.

While we can all agree that more affordable housing is needed in our city. What we don't agree with, is the removal of 11 essential parking spaces, leaving inadequate parking for current residents of the building and no parking for the 5 units being proposed. Street parking on the 700 block of 3<sup>rd</sup> Ave, Walmsley St and 300 block of Ash St will be inundated with vehicles from 311 Ash St looking for street parking.

A few years ago, there was a similar Development Variance Permit for 322 Seventh Street, which caused a detrimental impact for surrounding neighborhood streets. As a result of this practice of removing established parking stalls for suites, the 300 block of Ash St and Walmsley St now have residents of 322 Seventh St encroaching on these streets as they take up all the street parking. It has caused increased traffic congestion, double parking and air pollution as people repeatedly circle the blocks looking for street parking. There have been far more incidents of blocked driveways, blocked fire hydrants and garbage and recycle bins being pushed onto the sidewalk on pick up days, as people try to jam their car into any street parking space on Ash St and Walmsley St, that they can find. We expect that if the Development Variance Permit for 311 Ash St gets approved, this will only cause even more spill over onto an already saturated street parking.

There is an incorrect assumption that residence that have access to public transportation are less likely to own a car. What we are seeing, is that people in this neighborhood commute, and don't take the bus, they drive, and parking is an indispensable part of transportation network.

Please do not allow the Development Variance Permit for 311 Ash St, as it will only push demand for street parking further onto 3<sup>rd</sup> Ave, Walmsley St, Ash St, 8<sup>th</sup> St and neighborhoods beyond, and we will be stuck with this error for the next 60 plus years or life of this building. We desperately want to maintain the sustainable living environment, good local air quality and community livability that we have left in this neighborhood.

Sincerely,

Nicole Carleton and Mark Reed

XXX Ash St  
New Westminster, BC, V3M 3M8

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