

Parkside at Victoria Hill  
Strata Plan EPS 2995  
271 Francis Way  
New Westminster, B.C.  
V3L 0H2



October 21, 2021

**City of New Westminster,**  
511 Royal Avenue,  
New Westminster, British Columbia V3L 1H9

**RE: Drainage / Developer Responsibility FOLLOW UP from May 17, 2021**  
Parkside, 271 Francis Way / Glenbrook Townhouses, 245 Francis Way

**Attention: New Westminster City Council**  
[clerks@newwestcity.ca](mailto:clerks@newwestcity.ca) Telephone: 604.527.4523

## OVERVIEW

New Westminster City Engineering Dept identified a drainage concern (June 2018) on the south property line of the Parkside development, located at 271 Francis Way, to the Developer, ONNI. There is risk to both our property and the adjacent development directly to our south: Glenbrook Townhouses located at 245 Francis Way.

To date, this matter remains unresolved.

In May 17, 2021 Parkside Strata outlined our concerns in a message to the City of New Westminster. Following the recommended process we received confirmation of receipt from the City Clerk on Monday, May 17<sup>th</sup> 2021, stating our correspondence *"has been forwarded to Mayor Cote and members of Council, the Director of Development Services and the Acting Director of Engineering Services"*. Parkside has not received a response, in any form, from any representative of the City acting on this issue, despite 2 confirmations from the City Clerk that the information was received.

In July 2021, an exploratory drainage pit was dug on our property by the Developer, ONNI Group. No notice was provided by the Developer.

Subsequently, correspondence from ONNI's Senior Engineer stated:

- July 26, 2021, *"Next step is to have our drainage design approved by the City of New Westminster"*.
- August 3, 2021 *"As soon as we receive the confirmation of design from the City of New Westminster I will forward to your team"*.
- Despite repeated follow up by Parkside Strata, by both phone and email, no communication from the Developer or the City of New Westminster has been received.

Our concern remains focussed on the long term safety and value of properties that are being adversely affected by a lack of action on this issue, first brought to the attention of the City and the Developer in June, 2018.

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**Parkside requests that:**

City Council direct the Engineering Department to report on progress, a solution and a plan to resolve this problem.

Parkside asks that our concerns be addressed at the next Regular Council Meeting on **Monday, November 1<sup>st</sup>, 2021**. Representatives of Parkside Strata EPS 2995 will be available either in person or by video conference.

Sincerely,

Parkside Strata

**Record of communication:**

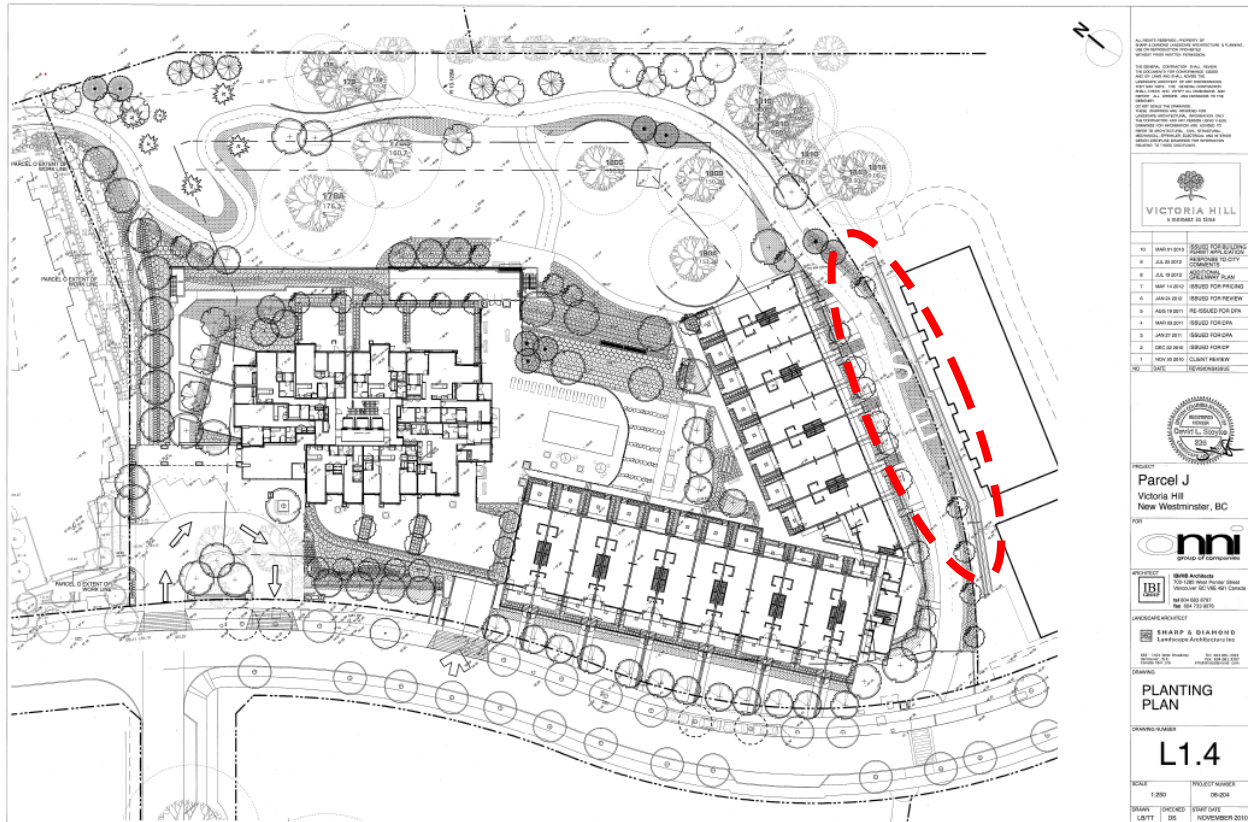
	From	To:	Subject	Date / Time
1	Parkside Strata EPS 2995	TO: <a href="mailto:clerks@newwestcity.ca">clerks@newwestcity.ca</a> CC: <a href="mailto:lsptale@newwestcity.ca">lsptale@newwestcity.ca</a> <a href="mailto:rbasi@newwestcity.ca">rbasi@newwestcity.ca</a> <a href="mailto:cmEDURECAN@newwestcity.ca">cmEDURECAN@newwestcity.ca</a> <a href="mailto:jlowrie@newwestcity.ca">jlowrie@newwestcity.ca</a>	Parkside EPS 2995 (Drainage - Developer Responsibility)	Monday, May 17, 2021 at 11:51 AM
2	External Clerks	<a href="mailto:parkside.strata.2995@gmail.com">parkside.strata.2995@gmail.com</a>	RE: Parkside EPS 2995 (Drainage - Developer Responsibility) FOLLOW UP	Monday, May 17, 2021 at 12:43 PM
3	Parkside Strata EPS 2995	<a href="mailto:clerks@newwestcity.ca">clerks@newwestcity.ca</a>	Re: Parkside EPS 2995 (Drainage - Developer Responsibility) FOLLOW UP	Wednesday, June 2, 2021 at 7:42 AM
3	External Clerks	<a href="mailto:parkside.strata.2995@gmail.com">parkside.strata.2995@gmail.com</a>	RE: Parkside EPS 2995 (Drainage - Developer Responsibility) FOLLOW UP	Wednesday, June 2, 2021 at 8:55 AM
4	Parkside Strata EPS 2995	<a href="mailto:clerks@newwestcity.ca">clerks@newwestcity.ca</a>	RE: Parkside EPS 2995 (Drainage - Developer Responsibility) FOLLOW UP	Tuesday, June 8, 2021 at 2:33 PM
5	External Clerks	<a href="mailto:parkside.strata.2995@gmail.com">parkside.strata.2995@gmail.com</a>	RE: Parkside EPS 2995 (Drainage - Developer Responsibility) FOLLOW UP	Tuesday, June 8, 2021 at 4:36 PM
6	Parkside Strata EPS 2995	TO: <a href="mailto:ewat@newwestcity.ca">ewat@newwestcity.ca</a> CC: <a href="mailto:lleblanc@newwestcity.ca">lleblanc@newwestcity.ca</a>	RE: Parkside EPS 2995 (Drainage - Developer Responsibility) FOLLOW UP	Monday, July 12, 2021 at 9:14 AM

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## PARKSIDE EPS 2995 LANDSCAPE DRAWING

Area of concern and recommended action indicated in **RED**



cc: **City of New Westminster**

Lisa Spitale, *Chief Administration Officer*

Rupinder Basi, *Supervisor of Development Planning*

Christian Medurecan, *Engineering Technologist*

Lisa Leblanc, *Director of Engineering*

[lspitale@newwestcity.ca](mailto:lspitale@newwestcity.ca)

[rbasi@newwestcity.ca](mailto:rbasi@newwestcity.ca)

[cmedurecan@newwestcity.ca](mailto:cmedurecan@newwestcity.ca)

[lleblanc@newwestcity.ca](mailto:lleblanc@newwestcity.ca)