

**From:** [Info](#)  
**To:** [External-Clerks](#)  
**Subject:** FW: proposed HRA for 323 Regina Street  
**Date:** Monday, January 24, 2022 10:19:23 AM

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**From:** Matt Meehan  
**Sent:** Monday, January 24, 2022 10:06 AM  
**Subject:** [EXTERNAL] proposed HRA for 323 Regina Street

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I do not support the proposed HRA for 323 Regina Street.

1. I do not support an HRA for this site.
  2. The site is not designated as a heritage protected site.
  3. The house has already been renovated and normal maintenance has been carried out, without an HRA.
  4. Why would the City now decide that the site should get an HRA?
  - 5.
  6. I do not support the increase in the size of the infill home.
  7. It seems that all approved infill houses are larger than originally allowed.
  8. Why does the City have maximum sizes for infill homes and then approve homes larger than allowed?
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3. A key question council should ask is how much \$ value is the City giving to the land owner.
  4. By giving the land owner 958 sf of new density the City is giving net value in the range of \$250,000 or more. The question is whether the City can identify that it is getting back similar value.

Regards,

Matt Meehan  
New Westminster, BC