

PlanningAlias

From: K Faze ·
Sent: Monday, June 21, 2021 11:19 AM
To: PlanningAlias
Subject: 2650 Copperfield Road File Number: OCP00010/RZ00004

Good Day.

I am writing to you regarding the 2650 Copperfield Road rezoning application.

File Number: OCP00010/RZ00004

Bylaw Numbers: 3018 & 2912

Virtual Public Hearing Wednesday, June 23, 2021. 5P.M.

I would like to acknowledge the lands in question as being on the unceded traditional territory of The K'ómoks First Nation.

I am writing to express my concerns about the rezoning application and the proposed development. As a daily user of the forest, and a resident of the Arden/Webdon area, I see some concerns with a development of any kind and especially of this size.

First, there are real environmental concerns. And while I spend a lot of time in the forest and know what I observe, I am not an environmental scientist (or a scientist of any kind) and I am sharing a more "real" relationship with this forest. Many, MANY birds use the subject property for nesting. Stand still in the space and you will hear an incredible amount of songs. Larger mammals (bears, raccoons, cougars, deer..) use this space to migrate, rest, feed...etc. I have not seen for myself but am told from other residents I meet along the paths that there are salmon still seen in the stream directly along the subject property, at certain times of the year of course.

Encroachment into these wild spaces not only displaces these wild animals and birds but offers them no alternative, and therefore will affect the biodiversity that is known to be so important to the well being of humans and the environment that we live in.

The next concern is the access this space offers to the real people around this area. Access to wild spaces is integral to the health of people. We have great wild spaces at Strathcona, and up near Comox lake, but not all people have the access to transportation to access those spaces. A forest like this one is unlike the Cates park across Cumberland Road, it is wild, full of forageable plants and trails and the lessons for both children and adults are endless. This forest offers a place for healing and general well being and is used daily by so many people. As we saw through the last year of the Covid pandemic, these spaces are more important to the well being of the community than many could ever have imagined.

Please do not underestimate the importance of mental health and the part these forests play on a population. We are seeing more and more issues surrounding mental health and our community has the opportunity to move in the right direction by maintaining spaces and forests such as this one.

My last concern is regarding traffic. There is a concern along Arden road and the speed in which people drive, the current number of vehicles using this road and the lack of safety that already exists. Adding 39 units would create many more potential accidents. There is also a concern in regards to the Arden and Cumberland road intersection. This intersection is already awkward and dangerous and difficult to maneuver at the traffic levels that already exist.

I am in complete agreement that we are in need of higher density rather than sprawling development. That said, reducing the amount of already dwindling wild spaces while coexisting with wildlife, maintaining the healthy community that we all treasure, and being sure to develop within areas that can handle the increased traffic are integral factors to consider when making important decisions such as this one.

I would like to finish by stating that as a renter, I hold no financial stake in these decisions and my statements are made with consideration to the health of both wild and domestic animals, and the humans that use this space and live in/commute around it.

Thank you for taking the time to read my concerns.

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