

PlanningAlias

From: Jeff and Susan
Sent: Wednesday, June 23, 2021 1:05 PM
To: PlanningAlias
Cc: Jeff Hampton
Subject: Rezoning Opposition 2650 Copperfield
Attachments: CITY_HALL_LETTER.doc; CITY_HALL_LETTER.pages

Here is my email in pages and as a word doc

SUBJECT: Proposed Zoning Amendment of Lot A 2650 Copperfield Road,
Folder No. OCP 00010/RZ000004

We reside at 2450 Copperfield Road in Courtenay, and are submitting this letter to express our opposition to the rezoning application for Lot A 2650 Copperfield Road.

Copperfield Road is a narrow dead end street with no side streets. The only connector is at Arden Road.

The developers want to rezone Lot A 2650 Copperfield to install 39 units with (no garages), So there would be a large influx of vehicles using Copperfield Road.

As we are not on a major bus route, most residents must rely on personal vehicles for their transportation.

Many residents have more than one vehicle, so I estimate there could be as many as 80 or more vehicles parked on this street as well as the 19 existing residences already here, all needing to use the the intersection of Copperfield and Arden for egress and exit.

Two blocks southeast on Arden is the 5 corner intersection of Cumberland Road, Arden Road and 20th Street.

Cumberland Road intersects Arden Road on an angle, creating visibility concerns for persons attempting a left turn off Arden onto Cumberland Road.

There are no sidewalks, the closest is at 20th street. There are no crosswalks, pedestrians risk their lives daily walking along Arden Road including many young children going to and from school. The speed limit along there is 50 kmh although many people travel above that speed.

The Cumberland Road/Arden Road intersection is the main and ONLY access to all the recent developments on the southeast side of Courtenay along Arden Road. It is already an unsafe intersection without adding more congestion. The Swanson /Steele subdivision also feeds through that intersection.

One would think the City would alleviate the traffic problems first before adding to the congestion and making the situation worse.

This rezoning proposal is not feasible, the development is not suited for this area and should not be approved.

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