

PRESENTATION TO NANAIMO CITY COUNCIL

Re: LYNBURN SUBDIVISION, MARCH 2016

Hello. My name is Don Duddridge. My wife and I have been residents and citizens of Nanaimo for 42 years, I was a high school teacher in the district for 36 years, my wife worked for the school district for 30 years, and we have lived at 2521 Lynburn Crescent for 37 years.

Similar to us, most of the homeowners on Lynburn are longtime residents(or the sons and daughters of longtime residents) who live in and contribute to the life and character of our city, AND WHO NOW FEEL VERY MUCH ABANDONED BY THEIR CITY!

When I canvassed more than 25 homes representing at least 60 residents on Lynburn Crescent and Departure Bay Road, they were all shocked at how far this planning had progressed with none of them having been notified or asked for their input! As expressed over and over again, we all bought our homes in the area for the unique character of the neighbourhood, and we are all concerned that the proposed developments will(and I quote from the Board of Variance Information website):

- SUBSTANTIALLY affect the use and ENJOYMENT of our "adjacent properties" in relation to views, safety, privacy, and the "basic harmony" of the area;
- adversely affect the natural environment with removal of trees, widening of roads, construction of sidewalks, and so on;
- be inappropriate compared to the current neighbourhood;
- result in EXCESSIVE increases in population density in the area!

So far in my enquiries in to this development, I have not been able to find a way to stop it, as the neighbours I have spoken to would like to do. Therefore, I am appearing tonight to at least investigate strategies to make the process fairer for all concerned.

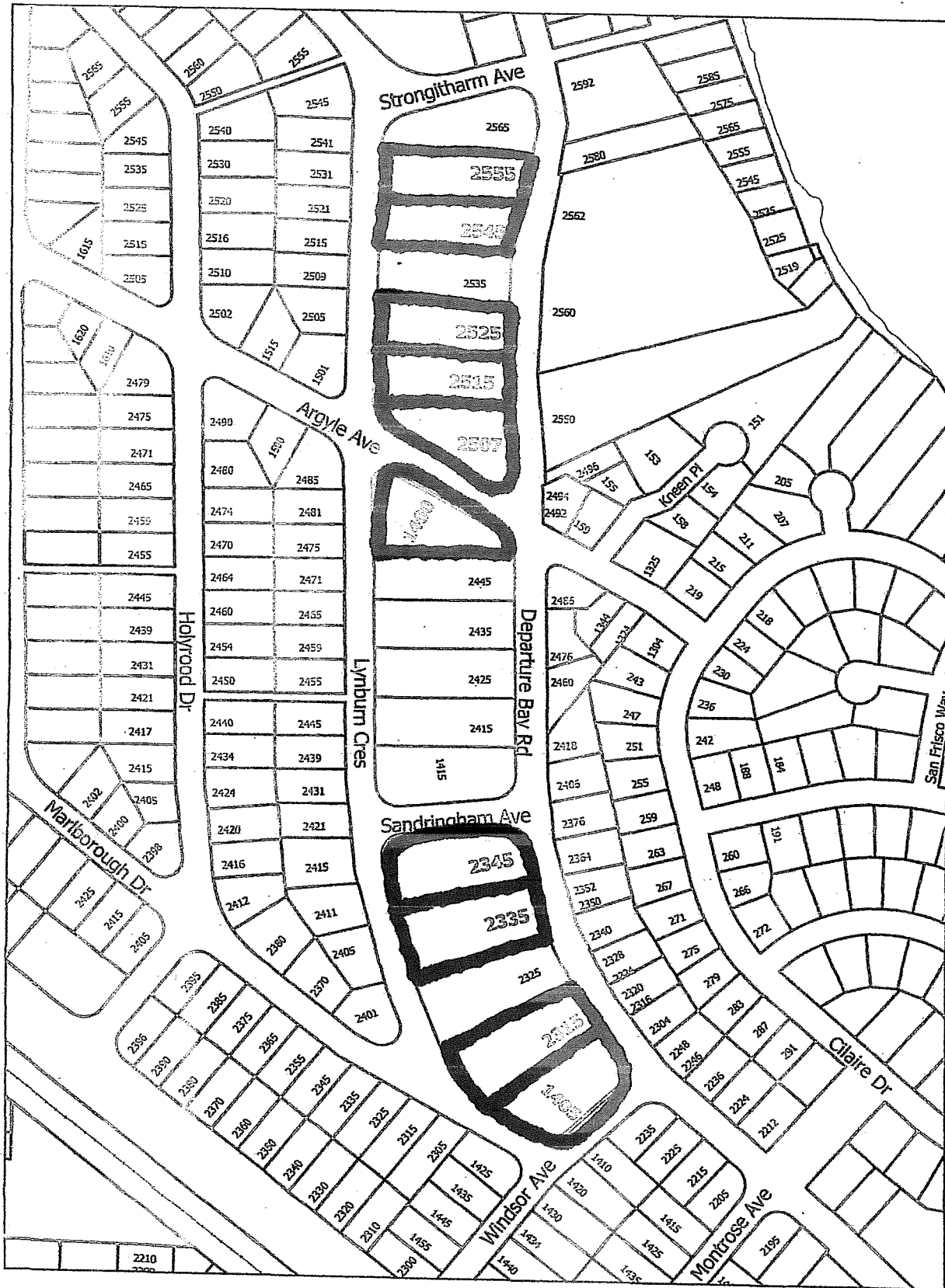
A city is really only a neighbourhood on a large scale, and neighbours are defined as people who live in and contribute to the life of a city, and who look out for the interests of all the people around them as well as themselves. Our very good neighbour, Mr. Allan Davidson, has extremely eloquently suggested some very reasonable ways in which the processes of communicating with all the affected stakeholders and the vision for the changes in any neighbourhood could be greatly improved, and we would like to add our voices in strong support of his recommendations. As it stands now, if this development goes ahead, the seeming lack of a unified vision and the piecemeal approach taking shape will make the entire area an unsightly mess for many years to come.


In closing, the PERCEPTION of our neighbourhood is that our city seems to be more concerned with increasing density for tax advantages and the interests of speculators RATHER than with their neighbours who live in, work in, and truly contribute to the life of our city. Yes, for the possible loss of monetary value due to the proposed developments, there is always MASTERCARD; but the enjoyment, character, and harmony of this beautiful neighbourhood which we and our city will lose is PRICELESS!

City Council  
✓ Committee... of the whole  
✓ Open Meeting  
City Council Meeting  
2016-MAR-14  
Supplemental

Building Scheme Restrictive Covenant to be cancelled, by order of the Supreme Court of British Columbia, on the properties as highlighted below.

\* THE 10 LOTS OUTLINED IN BLACK CAN BE SUBDIVIDED



 Subject Properties

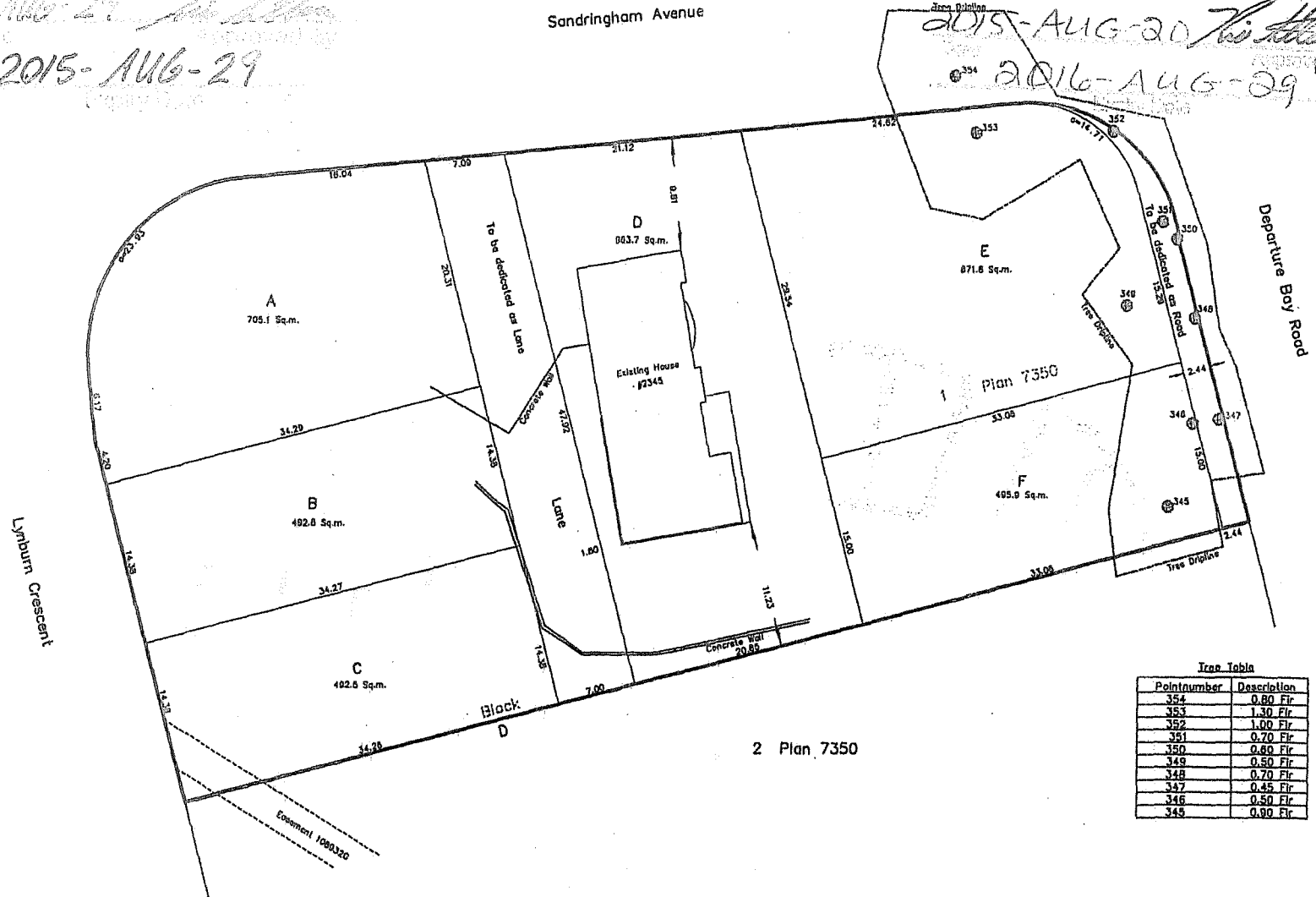
RENEWAL  
CITY OF NANAIMO  
PRELIMINARY LAYOUT  
ACCEPTANCE

2014 AUG 29

2015 AUG 29

2015 AUG 20

2016 AUG 29



Point Number	Description
354	0.80 Fir
353	1.30 Fir
352	1.00 Fir
351	0.70 Fir
350	0.60 Fir
349	0.50 Fir
348	0.70 Fir
347	0.45 Fir
346	0.50 Fir
345	0.90 Fir

Site Plan showing proposed subdivision of:  
Lot 1, Block D, Sections 18 & 19, Range 8, Mountain  
District, And of Section 1, Nanaimo District, Plan 7350.

Client: Jessie Menhas  
File: 13-102  
Scale: 1:250  
Date: June 23rd, 2014  
Drawn by: JSD

Distances and elevations are in metres.  
Geodetic elevations are derived from control monument 3473.

Date	Revision
April 01st, 2014	First issue, PLA application
June 01st, 2014	locate trees and drip line, widen lane to 7.0m
June 23rd, 2014	revise information shown on plan for PLA approval

Certified correct this 23rd day of June, 2014.

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(This document is not valid unless originally signed and sealed.)