

File No.: 04-1000-20-2018-565

October 31, 2018

s.22(1)

Dear s.22(1)

Re: **Request for Access to Records under the Freedom of Information and Protection of Privacy Act (the "Act")**

I am responding to your request of October 23, 2018 for:

**Neighbourhood notification results for Development Permit application number DP-2018-00392.**

**Date Range: July 1, 2018 to October 23, 2018.**

All responsive records are attached. Some information in the records has been severed, (blacked out), under s.22(1) of the Act. You can read or download this section here: [http://www.bclaws.ca/EPLibraries/bclaws\\_new/document/ID/freeside/96165\\_00](http://www.bclaws.ca/EPLibraries/bclaws_new/document/ID/freeside/96165_00)

Under section 52 of the Act, and within 30 business days of receipt of this letter, you may ask the Information & Privacy Commissioner to review any matter related to the City's response to your FOI request by writing to: Office of the Information & Privacy Commissioner, [info@oipc.bc.ca](mailto:info@oipc.bc.ca) or by phoning 250-387-5629.

If you request a review, please provide the Commissioner's office with: 1) the request number (#04-1000-20-2018-565); 2) a copy of this letter; 3) a copy of your original request; and 4) detailed reasons why you are seeking the review.

Yours truly,



**Barbara J. Van Fraassen, BA**  
**Director, Access to Information & Privacy**

[Barbara.vanfraassen@vancouver.ca](mailto:Barbara.vanfraassen@vancouver.ca)  
453 W. 12th Avenue Vancouver BC V5Y 1V4

\*If you have any questions, please email us at [foi@vancouver.ca](mailto:foi@vancouver.ca) and we will respond to you as soon as possible. Or you can call the FOI Case Manager at 604.871.6584.

Encl.

:pm

# Letter of Support

We, the immediate neighbours of the Knight Street and East 57<sup>th</sup> Avenue commercial area in Vancouver, are in support of a specialty beer and wine store to be located at 1404 E 57<sup>th</sup> Avenue, Vancouver.

We support this application to the Board of Variance to allow a Liquor Store to operate in our neighbourhood.

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We support this application to the Board of Variance to allow a Liquor Store to operate in our neighbourhood.

[illegible]

## Hicks, Claudia

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**From:** s.22(1)  
**Sent:** Monday, July 16, 2018 1:11 PM  
**To:** Hicks, Claudia  
**Subject:** re DP 2018-00392

Hi Claudia,

I just want to make sure to consider the parking situation for this application as the e 57 and Knight is a very busy corner and sometimes we cannot find parking just to stop by beyond going into the gas station. There are flower shop, MacDonald restaurant, subway store, 7-11 store , pizza store etc all congregate in this area already. The street parking is very limited. The liquor store will bring in even more stop over parking for the area and I understand it is more convenient for someone to buy wine and beer but overall it will make the traffic and parking situation even worse. I and my family preferred not to have such application approved.

Regards,

s.22(1)



A ✓

s.22(1)



## Hicks, Claudia

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**From:** s.22(1)  
**Sent:** Monday, July 16, 2018 2:07 PM  
**To:** Hicks, Claudia  
**Subject:** Notice of Development Application Disapproval

Hi Ms. Hicks,

We are addressing you today to consider the plans to develop a Retail Type-2 Liquor Store (Liquor Mart) in our neighbourhood. For the previous few years, we have been asked to approve a marijuana store and now a liquor store. We are strictly against this development for the safety of our kids and our neighbourhood. There are three schools in this area and it is frightening to hear about plans to develop such a store here. I hope you understand.

Thanks.

s.22(1)

s.22(1)

Van. BC

AJ

## Hicks, Claudia

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**From:** s.22(1)  
**Sent:** Monday, July 09, 2018 11:37 AM  
**To:** Hicks, Claudia  
**Subject:** Re. Development Application at 1408 East 57th Avenue DP-2018-00392

Dear Claudia Hicks, Project Coordinator

Re. DP-2018-00392 at 1408 East 57th Avenue

We are the owners at s.22(1) Vancouver, B.C. V5P 2A4. We do not agree to have 1408 East 57th Avenue changed to a liquor store,

as the location is too close to the vicinity of the David Thompson Secondary School. The premise is on the west side of Knight Street and is an important

route for the high school students walk to their school. It is even worst, if later on they want to change to sell marijuana. It will attract a lot of beggar to the area.

s.22(1)

s.22(1)

VamBL.

AJ



Hicks, Claudia

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From: s.22(1)  
Sent: Friday, July 13, 2018 2:18 PM  
To: Hicks, Claudia  
Cc: s.22(1)  
Subject: DP-2018-00392

To: City of Vancouver / Claudia Hicks

We would like to express our position to reject the development application no. DP-2018-00392, Liquor Store proposed at 1408 East 57th Ave., especially after we learned about a dispensary store to be opened (a big sign at the store window currently) at 1440 East 57th Ave. along with our neighbourhood objections.

We are a small family with s.22(1) kids living near s.22(1) and treasure the existing primarily residential neighbourhood. This is to write to the City that we strongly have an objection to the application with the following main reasons:

1. The proposed location is located at a major intersection which is right at the centre between TWO major schools in the area within walking distance. We see many students walking by this intersection during school days.
2. A lot of young people and students use the public transits at the intersection of East 57th Ave and Knight Street and will be exposed to the proposed liquor store.
3. McDonald's restaurant, Subway restaurant, the pizza store and the two convenient stores at the intersection are the only small hub (not a major commercial boulevard) at the area for the neighbourhood and they are often used by a lot of young people & students. Liquor store is inappropriate at that location.
4. The proposed location is surrounded primarily residential area which is very different from other Liquor supply business location contexts.
5. East 57th Ave & Knight Street is already a very busy intersection for both traffic & parking. Proposed liquor store will make the situation even worse.

We indeed would like to see the City to hear the explicit objection from the neighbourhood and reject the application, especially it will be next to the coming dispensary store next to it. It'll be appreciated if you could keep us posted with the latest development of this. Thanks indeed.

Yours faithfully,

s.22(1)

Sent from my iPhone

s.22(1)

Van. BC.

**Hicks, Claudia**

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**From:** s.22(1)  
**Sent:** Monday, July 09, 2018 2:43 PM  
**To:** Hicks, Claudia  
**Subject:** Re: 1408 East 57 Ave. Development Application, DP-2018-00392

Thank you for the reply Claudia

On Jul 9, 2018, at 10:49 AM, Hicks, Claudia <[claudia.hicks@vancouver.ca](mailto:claudia.hicks@vancouver.ca)> wrote:

Hi s.22(1)  
Thank you for your comments. They will be considered as part of this application's review.

Claudia Hicks  
Project Coordinator - Development Review Branch Development, Buildings & Licensing  
604.871.6083

CONFIDENTIALITY NOTICE: This message and any accompanying documents contain confidential information intended for a specific individual and purpose. This message is private and protected by law. If you are not the intended recipient, you are hereby notified that any disclosure, copying or distribution, or the taking of any action based on the contents of this information, is strictly prohibited

-----Original Message-----

From: s.22(1)  
Sent: Thursday, July 05, 2018 8:19 PM  
To: Hicks, Claudia  
Subject: 1408 East 57 Ave. Development Application, DP-2018-00392

Hi Claudia,

I'm writing to respond to the above development application for a liquor mart in that location. I would like to express my opinion that putting a liquor mart in this location may not be ideal for the surrounding community. There are many families in the neighbourhood with young children. There are two nearby elementary schools, Moberly and Sir James Douglas Annex. And just a couple of blocks up the street around the north side down the road is a high school, David Thompson. High school students are constantly walking pass this area each school day. A liquor mart in this location along a busy Knight Street is probably a dangerous street for patrons who may be under the influence. This intersection also has been known for traffic accidents. Patrons stopping and looking for parking may also find it inaccessible which may cause more traffic violations. Please reconsider this application and take the above reasons into account when making a decision.

Sincerely,  
s.22(1)  
Resident of the neighbourhood

s.22(1)

A ✓



Hicks, Claudia

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**From:** s.22(1)  
**Sent:** Friday, June 29, 2018 2:56 PM  
**To:** Hicks, Claudia  
**Subject:** DP-2018-00392

Dear Ms. Hicks

This is to inform you that my husband s.22(1) and I s.22(1) do not want the development at 1408 East 57th Ave (DP-2018-00392) to go through. We live s.22(1) to this space and the bike lane is s.22(1) with a bench for people to sit. On the weekends young people gather there. They are very noisy and if there is a liquor store open until 11:00 pm every day of the week this will add to them sitting there and drinking or just going down the lane from the store after buying there liquor. We are s.22(1) and do not want this in our neighborhood.

Thanking you in advance.

s.22(1)

s.22(1)

Van BC

A✓

## Hicks, Claudia

**From:** s.22(1)  
**Sent:** Wednesday, July 11, 2018 10:33 AM  
**To:** Hicks, Claudia  
**Subject:** DP-2018-00392 1408 E 57th Ave

Dear Claudia

The proposed location has been applied for change of use for selling medical marijuana for many times and rejected. The main factor to be consider are the site is right besides residential zone and facilities open to children of all ages such as schools, convenient shops and restaurants are around the site.

The community has the following concerns and raise a strong objection to the proposed change of the use of existing spaces to a Retail Type 2 Liquor Store. The main concerns are:

1. There are residential units right above the proposed site where there are young children live there. Although there are rules restricting people under 19 to enter to liquor stores, it is sometime difficult to enforce the rule especially in rush hours. It creates potential dangers to nearby kids as they are unnecessary exposed liquors. The location is too close to residential zone and the application should not be approved.
2. It is residential area right next and behind the proposed site. The impact of changing the proposed site to liquor store is huge and extremely undesirable. It will create public security problem to nearby resident. It doesn't make sense to sacrifice the interest of general public to small group of liquor consumers.
3. The proposed site is at the inter-section of Knight Street and 57<sup>th</sup> Ave where it is one of the traffic black spot in Vancouver. Everyday a large amount of heavy trucks, buses, etc. passing the inter-section. People usually consume liquor right the way after buying from the proposed site. We have already too many drunk drivers around the city and we should exercise measures to improve this situation.  
  
It will have much bigger impact if serious traffic accidents happen in residential district.
4. It is anticipated there will be daily delivery of liquor and beer to the liquor store. It adds extra pressure on the already over-loaded traffic to Knight Street. Being in mind that the junction at 57<sup>th</sup> Ave is one of the major feeding road to Richmond and surrounding area, it is unacceptable to create more traffic around the site.
5. There are many restaurants around the site. To name a few, the Home Town Pizza is in the same building. MacDonald's, Subway and 7-Eleven are just across the street. Students from nearby schools like David Thompson Secondary, Sir Douglas James Annex, Moberly Elementary visit to these eating places regularly. Following the change of federal law to legalize recreational marijuana, liquor stores will be permitted selling of marijuana in the near future. This comes back to the basic factor that it will put the kids at risk. Impaired drivers (not matter affected by liquor or marijuana) create serious dangers to kids and the general public.

Based on the above, we raise strong objection to the change of use for the proposed site.

s.22(1)

s.22(1)

Van BC

A ✓

**Hicks, Claudia**

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**From:** s.22(1)  
**Sent:** Wednesday, July 11, 2018 8:03 PM  
**To:** Hicks, Claudia  
**Subject:** Re: Development permit application number DP-2018-00392

Dear Ms. Hicks,

For Liquor Store on 57th and Knight st.

I support this application for a liquor store in this corner. It will be convenient for everyone. I have lived at my current residence for over 10 years and I frequently go to this location for foodand convenience.

Name: s.22(1)

Address: s.22(1)

Kind regards,

s.22(1)

F ✓

**Hicks, Claudia**

---

**From:** s.22(1)  
**Sent:** Wednesday, July 11, 2018 8:07 PM  
**To:** Hicks, Claudia  
**Subject:** Re: Development permit application number DP-2018-00392

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For Liquor Store on 57th and Knight st.

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Name: s.22(1)

Address: s.22(1)

Kind regards,

s.22(1)

WJ

Ms. Claudia Hicks  
Dept. Of Development,  
Building and Licensing  
**City Of Vancouver**

**Re: DP-2018-00392**

Liquor store application at E.57<sup>th</sup> Ave. Vanc.

Dear Ms. Hicks:

I am writing to you to express our full support for this business application in our building,  
We consider that due to the increasing economic activity around this mayor intersection  
(Knight St. & 57<sup>th</sup> Ave) it will be good to have a liquor store in this area.

Please do not hesitate to contact me if you require more information,

Yours truly,

s.22(1)



s.22(1)



**Hicks, Claudia**

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**From:** s.22(1)  
**Sent:** Wednesday, July 11, 2018 8:22 PM  
**To:** Hicks, Claudia  
**Subject:** Liquor Store on 57th and Knight st.

Dear Ms. Hicks,

For Liquor Store on 57th and Knight st.

I support this application for a liquor store in this corner. It will be convenient for everyone. I have lived at my current residence for over 10 years and I frequently go to this location for food and convenience.

Name: s.22(1)

Address: s.22(1)

Vancouver BC V5X 1R6

Canada

Kind regards,

s.22(1)

Sent from my iPhone





## Hicks, Claudia

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**From:** s.22(1)  
**Sent:** Saturday, July 21, 2018 6:10 PM  
**To:** Hicks, Claudia  
**Subject:** Application

We support this application for a liquor Store at 57/Knight St.

s.22(1)

Vancouver

FW



## Hicks, Claudia

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**From:** s.22(1)  
**Sent:** Friday, August 03, 2018 5:03 PM  
**To:** Hicks, Claudia  
**Subject:** Development Permit Application Number DP-2018-00392

Dear Ms. Hicks,

For liquor store on 57<sup>th</sup> and Knight Street. I support this application for a liquor store in this corner. It will be convenient for everyone.

Name: s.22(1)

Address: s.22(1)

Regards,

s.22(1)



Sent from Mail for Windows 10