

Rhonda West

From: Barb Puddifant
Sent: Friday, August 19, 2022 1:28 PM
To: Rhonda West; Chris Larson
Subject: FW: [External] OCP4000-51/Bylaw No. 4539 and ZON-1246/Bylaw No. 4540

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

From: Don Tonks <dttonks@shaw.ca>
Sent: Friday, August 19, 2022 1:17 PM
To: Barb Puddifant <bpuddifant@salmonarm.ca>
Subject: [External] OCP4000-51/Bylaw No. 4539 and ZON-1246/Bylaw No. 4540

Reference is made to the Notice to Property Owners/Occupiers dated August 9, 2022.

Our residence is directly across from 2371 14th St. S.W. and situated at 2360 - 14th St. S.W. Salmon Arm, B.C. We strongly object to the rezoning from R1 to R4 of noted property. Even a smaller development to that property will place tremendous stress to the intersection of Foothill Rd. and 14th St. S.W. with a high risk of collisions entering Foothill Rd. to the North.

Our driveway is directly across from the potential access point to the new subdivision and could see many traffic issues. I continually note vehicles exiting Foothill Rd. Realizing they have turned earlier than necessary to reach the main downtown core and end up having them drive onto my driveway and turn around to return to Foothill Rd. We are not able to see into the future but are quite able to visualize the stress on such a short roadway (Foothill Rd to the entrance to the subdivision) that the number of vehicles exiting the subdivision as R1 could potentially be $21 \times 2 = 42$ as opposed to R4 could potentially be $64 \times 2 = 128$.

Once again we understand the need for development within the City of Salmon Arm and are not opposed to that, however we are strongly opposed to overdevelopment in an area not set up to accommodate overgrowth.

Please accept this email as opposition to a move that would change the noted property to medium density residential.(R4)

Don and Tyrril Tonks
2360-14th St. S.W.
Salmon Arm, B.C.