
From: cityclerk
Subject: FW: **Important** TPU application for 4321 Grouse

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From: Kristin Houghtaling Redacted
Sent: Monday, November 20, 2023 8:16 AM
To: cityclerk <cityclerk@princegeorge.ca>
Subject: Fw: **Important** TPU application for 4321 Grouse

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Good morning to our Mayor and City Council,

I was unsure about sending in my own email regarding this situation, but I feel that this particular response (attached to this email below) to the TPU application at Grouse road in Haldi needs to be highlighted. The email below my response is one that doesn't focus on the dangerously low well water aquifer, the inadequate septic system and the complete lack of sidewalks/road clearing, but the actual behaviors of the youth that would be living at this type of facility ***cited directly from the owners own website for Maples. This proposed facility is not merely a group home.

Almost every one of the dozens of letters that yourself and the city council have received has also been shared with every resident in Haldi via a private neighborhood email system. And as I've been reading the responses that have been sent to the City, I have to say... the concerns are very valid and they are not merely "NIMBY" responses. Each and every letter has highlighted so many points as why such a facility should not be in ANYONE'S backyard.

I know that you are all passionate about where we live and the direction that our wonderful City is going. But please, please listen to these very real concerns about allowing this TPU to pass. It poses not only very real danger for the families in our area but the integrity of neighborhood zoning for every other neighborhood in our fine City.

As a real estate agent, it is part of my duty and due diligence to help my clients purchase homes in areas that will meet the needs of themselves and their families and be conducive to the lifestyle that they are looking for in their future home. Allowing this Temporary Use Permit to pass would not only be negligent and irresponsible, it would set a very dangerous precedent for the protection of the rest of the wonderful neighborhoods in our City.

Kristin Houghtaling
REALTOR®

c: Redacted
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----- Forwarded message -----

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> This is the letter i sent tonight to the city. My husband is writing one as well to send in.
>
>
> To whom it concerns,
>
> I am writing to express my extreme concern and disagreement regarding the proposed youth facility at 4321 Grouse Road, by MPI MAGNOLIA PROPERTIES (the "Applicant") in my community.
>
> Over the past few days, I have been reading the concerns of my fellow community members about the proposed youth facility moving into the Grouse Road location. Though I agree with the major concerns of inadequate sewer and water as well as the conditions of the road in the winter, this is a relatively small concern of mine compared to the danger that our community will be put in if this passes.
>
> This facility is in contract with Maples adolescent treatment center in the lower mainland. It is a facility that offers specialized programs and services to address the needs of young people (12 to 17 years old) who have a lot of mental health concerns or troubling behaviour (taken directly from their website).
>
> Many of these programs are for youth that struggle with various extreme mental health disorders. Disorders such Conduct disorder. The central aspect of conduct disorder is a pattern of behavior that violates rules or fundamental age-appropriate societal norms as well as the basic rights of others. Conduct disorder is organized into 4 major categories, according to the diagnostic and statistical manual of mental disorders: aggression toward others (people or animals, initiation of violence, threatening or manipulating behavior), destruction of property (including arson), deceitfulness or theft (breaking and entering, forgery), and serious rule violations (truancy, running away, law breaking). Many youths who struggle with mental health disorders lack guilt, empathy and remorse for their actions, they are impulsive and often don't consider the consequences of their behaviour.
>
> Andrew Middleton states in his letter of approval that this facility is for, "young people with parents or guardians who are concerned about their safety who are accessing care."
>
> How is it then safe for the families and children in this neighbourhood to then be subjected to this potential violence?
>
> Though I agree and am very empathetic toward the fact that there is a high need to support our youth and that there needs to be more access to mental health supports in general, I am in complete disagreement that a residential community is the place to access it. Surely there are better locations that could support the needs of the high-risk youth attending this facility, such as the Bowron house located on Gunn Road on the grounds of the Prince George Youth correction facility.
>
> RCMP and first responders would undoubtedly be reoccurring visitors to this location, and it has been expressed many times how long the wait time for RCMP and ambulance have been in our area, especially in the winter months. That alone is a major risk, not only for our community members, but also the youth that attend this facility that could have a major life-threatening incident, which is a reality for youth who struggle with mental health concerns. I would think that anyone with the best interests of the youth attending this facility would agree that first responders' access and response time puts their clientele at risk. I would say that it is negligence on the owners of the treatment center, to have not taken this into consideration.
>
> Haldi is a community full of children and families that access the trail systems located directly in front and beside this property. My own children use it as access to dirt biking trails, walking and bike riding, cross country skiing and sledding in the winter.

>

> Most of the people who reside in this neighbourhood chose to live in the safety of a rural area to raise their children, away from the risks and vulnerabilities that city life can hold. We love that our children have the freedom and safety to roam, feeling comfortable that we are all keeping an eye on their whereabouts and actions. Haldi has a strong sense of community that often has get togethers in support of upholding that feeling of community connectedness. This is not just another “Not in my back yard” scenario... this is a not in anyone’s back yard scenario. Our children’s safety is being put on the line in order to help rehabilitate high risk and dangerous youth.

>

> I also have immense fear of what could happen if the zoning changes for this location and creates a potential for other facilities in the future, such as rehabilitation programs for adults, halfway houses or correctional facilities.

>

> Allowing this change sets a precedent for future changes in every community on a whim. I ask how is this in any way fair that our communities wellbeing, once again is in the hands of people who have no connection to this community? How were we not included in decisions that greatly effect OUR mental health and wellbeing?

>

> I urge you to consider how you might feel if this was happening in your neighbourhood, with your children and grandchildren, and community’s safety put on the line simply because this property seemed like a cheap investment.

>

> Thank you for taking the time to read my letter of concern,

>

> Regards,

>

> Daryl Tinney

>

> 4767 Leslie Road