
Subject: FW: Ginter's Green

From: Nancy Alexander <REDACTED>
Sent: Monday, February 24, 2025 7:29 AM
To: cityclerk <cityclerk@princegeorge.ca>
Subject: Ginter's Green

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Dear Mayor and Council Members,

The following is a letter from the organizers behind Ginter's Green Forever. We are really happy that the roads through Ginter's Green have been removed from the OCP, including the Foothills extension to 22nd. Beyond that we are unsure exactly how Ginter's Green is protected in the OCP. We are concerned about the following:

- The Future Land Use Schedule keeps the grey right-of-way from Massey to Ferry, rather than designating it as a park. We request that this area be officially designated in the Future Land Use Schedule as a park and have a plan to rezone all properties necessary as P1.
- Concerning properties 015 070 531 and 015 069 815 (the subject properties that are for sale and that started Ginter's Green Forever 2.0); these must be removed from the Urban Containment Boundary. It is not an appropriate place for urban sprawl and even though it's private land, it is part of what people consider Ginter's Green. The area consists of steep slopes and is characterized by excessive seepage and runoff most of the year. It represents substantial risk for development but offers substantial value for climate change mitigation, erosion protection and urban forest values. The risks associated with the development of such properties is significant. We point to situations in other BC communities where such development on inappropriate lands have led to houses literally falling off sudden cliffs and deaths as residents died when their properties slid. Indeed we note Ginter's Green was established when the house on the upper level was actually swept off its foundations. This opens the municipality to legal risk as well as decisions by individuals to view the community with disapprobation. Imagine standing at the Ginter's Mansion or at the end of Ferry and standing at the edge of developments - the visual quality of Ginter's Green would be substantially diminished if there is development above the old house site. If these properties stay in the Urban Containment Boundary Ginter's Green will always be at risk for development. The properties are Rural Resource in the Future Land Use Schedule, so it seems like an easy ask to have them removed from the Urban Containment Boundary.
- To ensure a long term vision for the area, the current Mayor and Council Members need to make a commitment. The people who love Ginter's are always asking us, haven't we protected it yet? With the roads gone, the right-of-way rezoned, and these properties removed from the Urban Containment Boundary, I think we could confidently say "YES". That would be a great legacy you can leave for the future of Prince George. Our group has heard a lot of concern about the general lack of respect for urban forests in the OCP, including the north end of Moore's Meadow and the yellow area in the Growth Management Schedule on the escarpment and off Tyner Boulevard. The OCP is full of goals to make PG walkable and grow in a way that protects green space. Yet, when you look at the policies, the main policy to implement this is the Urban Containment Boundary, but it contains a significant amount of forest, especially on the escarpment. Urban forests offer the most value if they remain undeveloped. Because of this, Ginter's Green Forever is also requesting that the entire yellow part of the Urban Containment Boundary on the escarpment and Tyner Boulevard be removed. Please also remove the north end of Moore's Meadow from the Urban Containment Boundary. Ginter's Green Forever is often asked if we are "anti-development" or we are

asked where we would want development to happen? Our city has more than enough sites that could be used for true infill (i.e., brownfield development). So between brownfield development and a robust policy including mixed use development, we should be more than able to meet our housing needs. There should be mixed use opportunities in every neighbourhood and for every development, not only downtown. That's how you create a walkable city, prevent sprawl, and lower taxes (Have you watched Suburbia is Subsidized? <https://www.youtube.com/watch?v=7Nw6qyyrTel>). One final note on engagement. Almost three years ago our group was promised that the OCP would be the tool we could use to advocate to protect Ginter's Green and urban forests. We assumed that our group would be consulted for that purpose. We'd like to point out that we were only invited to one round table meeting. We were accused of "being over represented" when we organized to make sure folks came to public engagement sessions. There was never any real dialogue or collaboration. We bring this up, so that better consultation can be done in the future. We are also concerned that the public hearing is scheduled to be held over the school spring break. Because public consultation is so important to the OCP process, it seems like in this instance, it should be scheduled when more people are available to attend.

Sincerely,
with permission
Copied from Ginter's Green Forever,
Nancy Alexander
4321 Galinis Ave., Prince George, BC

REDACTED

This email originated from outside the organization. Do not click on links or open attachments unless you recognize and trust the sender and know the content is safe.

Subject: FW: Automatic reply: Ginter's Green

From: Nancy Alexander <REDACTED>
Sent: Monday, February 24, 2025 8:11 AM
To: cityclerk <cityclerk@princegeorge.ca>
Subject: Re: Automatic reply: Ginter's Green

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Dear Mayor and council,
Please remove all of Moores Meadow from the Urban Containment Boundary. This special place is important to leave as a natural resource for the benefit of the community and mental health.

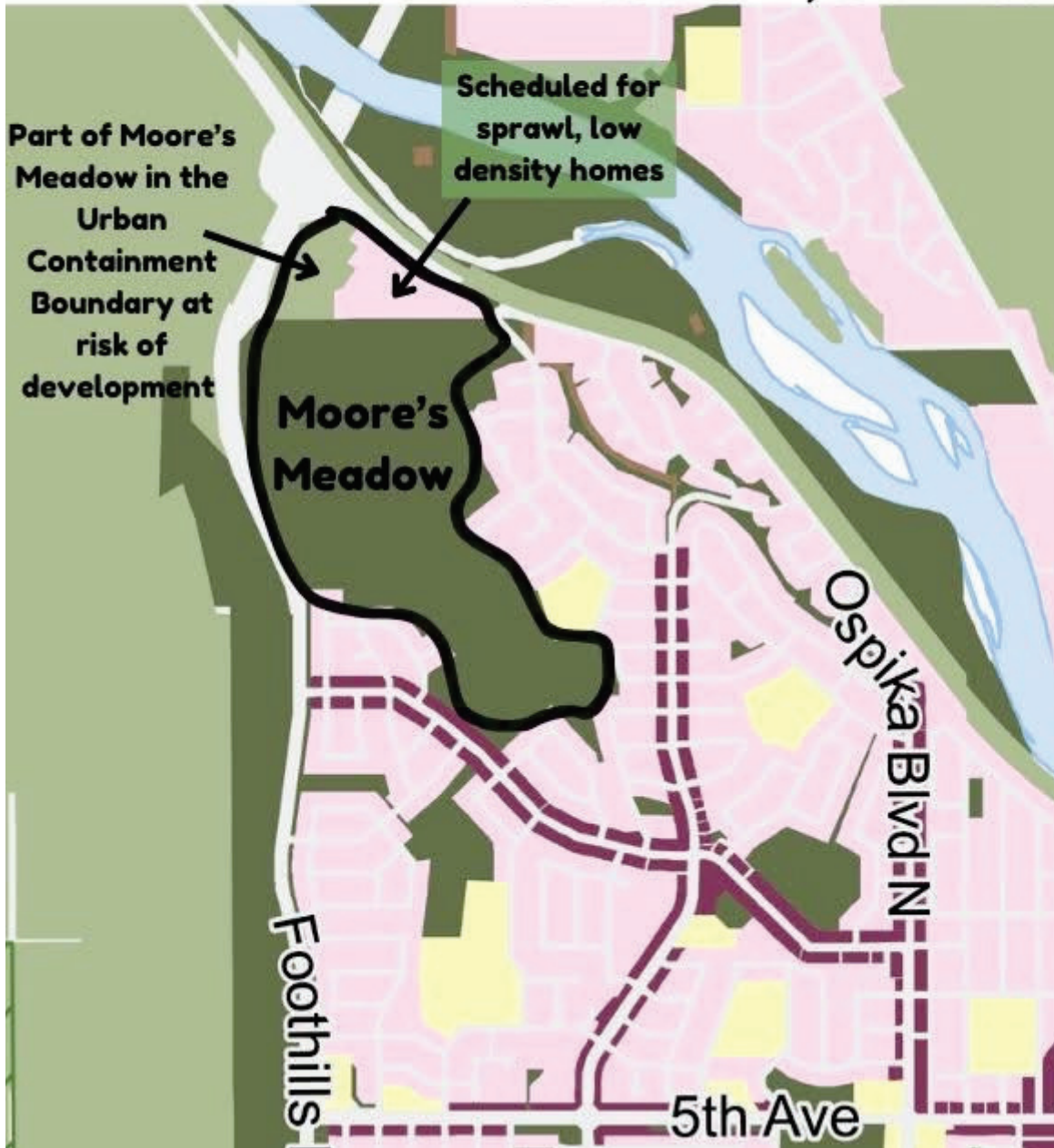
Thank you, Sincerely,
Nancy Alexander
4321 Galinis Ave., Prince George, BC

REDACTED

Future Land Use

showing the at-risk north end of Moore

Schedule 12; OCP Feb. 2025



Ask Council
all of Moore
from the
Containment

Subject: FW: Green's Green Forever's response to the OCP
Attachments: Ginters_ OCP 2nd reading.pdf; Ben Ginter Property mapping breakdown.png

From: Jenn Matthews <[REDACTED]>
Sent: Saturday, February 22, 2025 4:24 PM
To: Mayor and Council <mayorandcouncil@princegeorge.ca>; cityclerk <cityclerk@princegeorge.ca>
Cc: James Steidle <[REDACTED]>; Kim Menounos <[REDACTED]>; Lorne Clarke <[REDACTED]>; Selene Maxwell <[REDACTED]>; Shirley Burkinshaw <[REDACTED]>; Zoë Meletis <[REDACTED]>; Annie Booth <[REDACTED]>
Subject: Green's Green Forever's response to the OCP

Dear Mayor and Council Members,

The following is a letter (also attached) from the organizers behind Ginter's Green Forever.

We are really happy that the roads through Ginter's Green have been removed from the OCP, including the Foothills extension to 22nd. Beyond that we are unsure exactly how Ginter's Green is protected in the OCP. We are concerned about the following:

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-
- The Future Land Use Schedule keeps the grey right-of-way from Massey to Ferry, rather than designating it as a park. We request that this area be officially designated in the Future Land Use Schedule as a park and have a plan to rezone all properties necessary as P1.
-
-
-
- Concerning properties 015 070 531 and 015 069 815 (the subject properties that are for sale and that started Ginter's Green Forever 2.0, see attached map); these must be removed from the Urban Containment Boundary. It is not an appropriate place for urban sprawl and even though it's private land, it is part of what people consider Ginter's Green.
- The area consists of steep slopes and is characterized by excessive seepage and runoff most of the year. It represents substantial risk for development but offers substantial value for climate change mitigation, erosion protection and urban forest values.
- The risks associated with the development of such properties is significant. We point to situations in other BC communities where such development on inappropriate lands have led to houses literally falling off sudden cliffs and deaths as residents died when
- their properties slid. Indeed we note Ginter's Green was established when the house on the upper level was actually swept off its foundations. This opens the municipality to legal risk as well as decisions by individuals to view the community with disapprobation.
- Imagine standing at the Ginter's Mansion or at the end of Ferry and standing at the edge of developments - the visual quality of Ginter's Green would be substantially diminished if there is development above the old house site. If these properties stay in
- the Urban Containment Boundary Ginter's Green will always be at risk for development. The properties are Rural Resource in the Future Land Use Schedule, so it seems like an easy ask to have them removed from the Urban Containment Boundary.
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- To ensure a long term vision for the area, the current Mayor and Council Members need

- to make a commitment. The people who love Ginter's are always asking us, haven't we protected it yet? With the roads gone, the right-of-way rezoned, and these properties removed from the Urban Containment Boundary, I think we could confidently say "YES". That
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-

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One final note on engagement. Almost three years ago our group was promised that the OCP would be the tool we could use to advocate to protect Ginter's Green and urban forests. We assumed that our group would be consulted for that purpose. We'd like to point out that we were only invited to one round table meeting. We were accused of "being over represented" when we organized to make sure folks came to public engagement sessions. There was never any real dialogue or collaboration. We bring this up, so that better consultation can be done in the future. **We are also concerned that the public hearing is scheduled to be held over the school spring break.** Because public consultation is so important to the OCP process, it seems like in this instance, it should be scheduled when more people are available to attend.

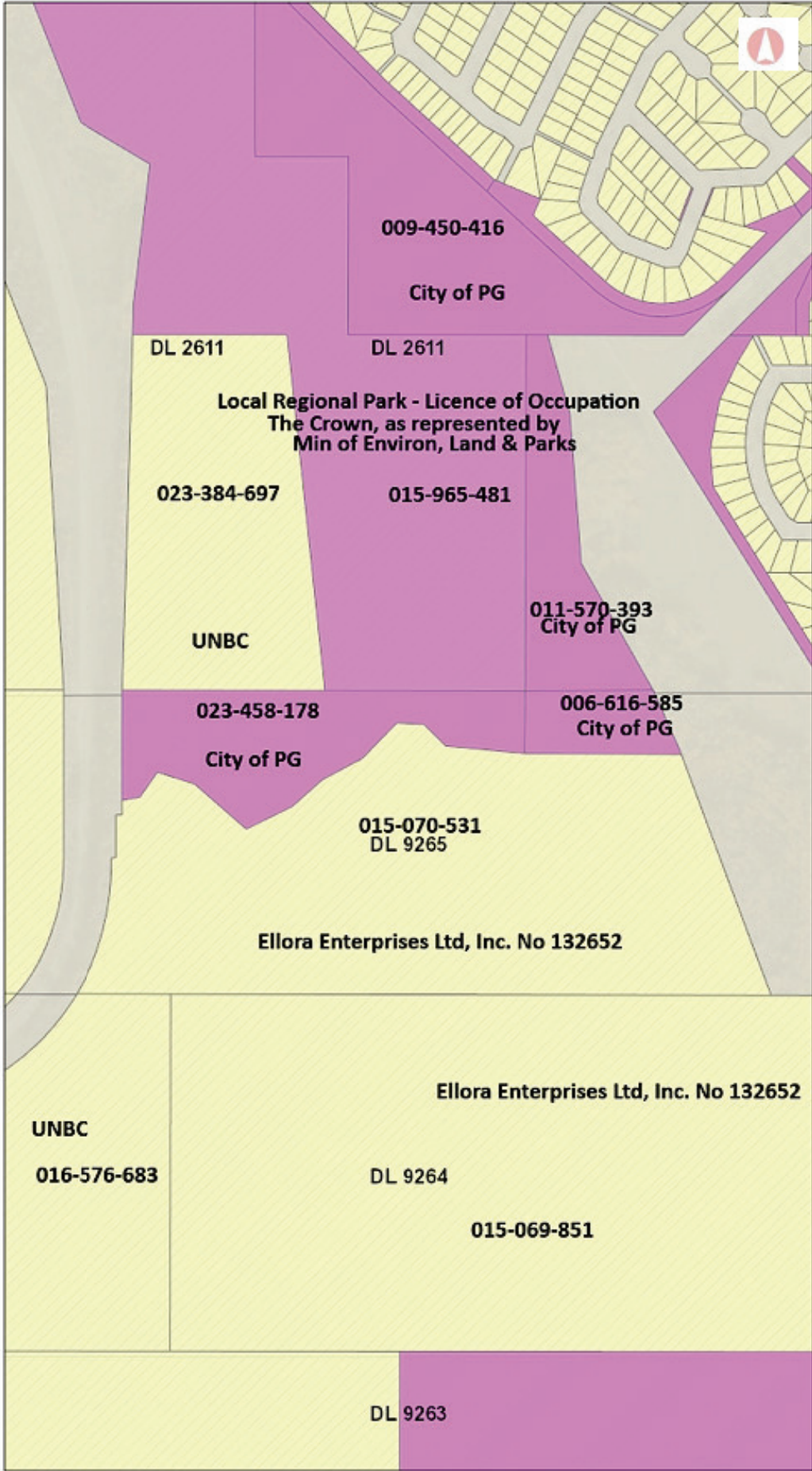
Sincerely,

Ginter's Green Forever

Jenn Matthews
 James Steidle
 Kim Menounos
 Lorne Clarke
 Selene Maxwell
 Shirley Burkinshaw
 Dr. Zoë Meletis
 Dr. Annie Booth

650 Tay Crescent
 V2M 3V2

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Subject: FW: Keep our urban forests

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

From: Brittany Ringdahl <REDACTED>

Sent: Sunday, February 23, 2025 6:15 PM

To: cityclerk <cityclerk@princegeorge.ca>

Subject: Keep our urban forests

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Dear Mayor and Council Members,

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Our group has heard a lot of concern about the general lack of respect for urban forests in the OCP, including the north end of Moore's Meadow and the yellow area in the Growth Management Schedule on the escarpment and off Tyner Boulevard. The OCP is full of goals to make PG walkable and grow in a way that protects green space. Yet, when you look at the policies, the main policy to implement this is the Urban Containment Boundary, but it contains a significant amount of forest, especially on the escarpment. Urban forests offer the most value if they remain undeveloped. Because

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Ginter's Green Forever is often asked if we are "anti-development" or we are asked where we would want development to happen? Our city has more than enough sites that could be used for true infill (i.e., brownfield development). So between brownfield development and a robust policy including mixed use development, we should be more than able to meet our housing needs. There should be mixed use opportunities in every neighbourhood and for every development, not only downtown. That's how you create a walkable city, prevent sprawl, and lower taxes (Have you watched Suburbia is Subsidized? <https://www.youtube.com/watch?v=7Nw6qyyrTel>).

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Sincerely,

Ginter's Green Forever
Brittany A. Ringdahl RDH

REDACTED
2663 Capella Dr
Prince George BC
V2N 5L5

This email originated from outside the organization. Do not click on links or open attachments unless you recognize and trust the sender and know the content is safe.

Subject: FW: Ginters Development Plan

From: Jennifer Stevenson <REDACTED>
Sent: Sunday, February 23, 2025 6:48 PM
To: Mayor and Council <mayorandcouncil@princegeorge.ca>
Cc: cityclerk <cityclerk@princegeorge.ca>
Subject: Ginters Development Plan

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Dear Mayor and Council Members,

I am writing to express my concerns regarding the proposed development plans for the green space at Ginters, a valuable and cherished area within our city. This space is frequented by countless residents for various recreational outdoor activities. It provides an essential escape for many, enhancing the quality of life for our community.

As urban development continues to grow, it is vital that we preserve our green spaces, which serve as essential hubs for well-being, environmental sustainability, and biodiversity. Ginters has become a sanctuary for nature lovers, dog owners, and outdoor enthusiasts, and it is critical that this area remains protected from further development.

I urge the City of Prince George to revise the urban containment boundary to exclude the properties 015 070 531 and 015 069 851 from the scope of any proposed developments. Protecting this space is crucial for maintaining the balance between urban growth and environmental preservation, ensuring that future generations will continue to benefit from the natural beauty and recreational opportunities it provides.

Thank you for your attention to this important matter. I look forward to your support in preserving this valuable green space for the benefit of our community.

Sincerely,

Jennifer Stevenson

REDACTED

191 McQueen Crescent

Prince George, BC

V2M 4R7

This email originated from outside the organization. Do not click on links or open attachments unless you recognize and trust the sender and know the content is safe.

Subject: FW: OCP AMENDMENT.

From: Dave Parmar <REDACTED>
Sent: Sunday, February 23, 2025 6:43 AM
To: cityclerk <cityclerk@princegeorge.ca>
Subject: Fwd: OCP AMENDMENT.

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Hi . I would like to request council members and mayor . It would be appreciated if they get some involvement from land development and businessman to share their thoughts about what kind changes will make city safe,grow and better living place in canada. Please help us. Thanks!

Dave parmar
108-4275 22ave

Subject: FW: Save our Greenspace and wildlife corridors!
Attachments: Moore's Meadow.png

From: Michelle Oster <REDACTED>
Sent: Monday, February 24, 2025 9:16 AM
To: Mayor and Council <mayorandcouncil@princegeorge.ca>
Cc: cityclerk <cityclerk@princegeorge.ca>
Subject: Save our Greenspace and wildlife corridors!

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To the Major and City Council:

Please see the message below/attached from the Ginter's Forever group. I wholeheartedly support their efforts!

I'm reaching out on behalf of the Moore's Meadow Petition effort and to emphasize that initiative as well one more time before the OCP is finalized. ***We are emphatically advocating that the city owned gravel pit off Otway behind Leonard Place be kept the zoning it is -or better yet, assign it as Nature Park and envelop it into the boundaries of Moore's Meadow Park for all current users and future generations.***

We attended all public sessions to provide our feedback. We spoke with city planners, council members, worked with UNBC students to quantify the value of the park to visitors, conducted a petition, held community events in the park and submitted several presentations to document the importance of this land and support the protection of the area and safeguard our wildlife and water supply. There is no point in repeating everything in this email as you've received the feedback many times, in many formats. There is a long list of actions that have already been submitted to argue and support protecting this area.

We were assured that changing the zoning for the gravel pit wasn't on the table. That assurance allowed us to focus on the private property at the end of the meadow (DL2400) as it presents risks to critical city assets. While we've been focusing on creating future mitigation strategies that could help safeguard critical city assets and priorities when that development time comes, the draft plan was released. After a year or more of attending the public sessions and submitting presentations in person and by email, we were heartbroken to see the gravel pit area zone changed to future development!

All efforts have received little to no response from the City. When I moved to Prince George 25 years ago, I was enamored with the thought that average citizens could have a voice. Sadly, that's not feeling true. I've lived on the boundary of the meadow for 20 years, witnessing the wildlife from our yard and wildlife cameras, taking pride seeing and showing off all kinds of wildlife making their way to the river. It is an established wildlife corridor. Last spring, a baby moose was born in that pit. Adorable! We have always been told over the years that this area is not under threat and changing the zoning would never happen due to its location next to the park and well protected areas.

With the sale and future development of the private acreage at the end of the meadow, this is the only space left for wildlife of all kinds to come down from Cranbrook Hill, through Moore's, and down to the river. If we don't protect it, wildlife will be forced into the neighborhoods, causing issues for all. In addition, the area is critical to protect our water supply being adjacent to the city's major well. We have recruitment and retention issues keeping professionals in the city. If we are going to attract and retain them, we need greenspace to do that – it is what makes us stand out from bigger cities. We will already face the risks presented by the massive impact the private development will bring. Add on the all the benefits of greenspace that we all know of and that is well documented, it's an easy, straightforward decision to make within our control. We know its your job to consider the future but its not wrong to protect the values of your

current users and taxpayers – I believe there is a balance here. We live here and know what’s best too! The citizens of Prince George have made it clear that parks and greenspace are imperative to our quality of life in the North– we don’t need to squeeze in a few more houses in the pit as the acres right below are slated for development. Please leave a legacy for future generations while we can!

We emphatically implore to the Mayor and City Council to: **PLEASE INCORPORATE THE CITY GRAVEL PIT INTO THE BOUNDARIES OF MOORES MEADOW NATURE PARK.**

And if not, please to reply and state the reasons – is it money? Maybe we can raise it. Please tell us what led to this re-zoning so we can problem solve and contribute to a solution.

We appreciate your help and continued service to our beloved city.

Sincerely,
Michelle Oster
Resident
4770 Leonard Place

The following is a letter from the organizers behind Ginter's Green Forever.

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[https://can01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.youtube.com%2Fwatch%3Fv%3D7Nw6qyyrTel&data=05%7C02%7CMichelle.Oster%40unbc.ca%7Cae0daeac0fe34521a18f08dd53a920b0%7Ca7ee9abb4885492eb331a6fa051a39bb%7C0%7C0%7C638758708031793357%7CUnknown%7CTWfPbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIIYiOiIwLjAuMDAwMCIslIAiOIJXaW4zMilsIkFOIjoiTWfPbCislldUIjoyfQ%3D%3D%7C0%7C%7C%7C&sdata=FWsD2JmDVdjb3ix4HO4auAbclVI9eMnewq0NBzJn0iQ%3D&resvred=0\).](https://can01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.youtube.com%2Fwatch%3Fv%3D7Nw6qyyrTel&data=05%7C02%7CMichelle.Oster%40unbc.ca%7Cae0daeac0fe34521a18f08dd53a920b0%7Ca7ee9abb4885492eb331a6fa051a39bb%7C0%7C0%7C638758708031793357%7CUnknown%7CTWfPbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIIYiOiIwLjAuMDAwMCIslIAiOIJXaW4zMilsIkFOIjoiTWfPbCislldUIjoyfQ%3D%3D%7C0%7C%7C%7C&sdata=FWsD2JmDVdjb3ix4HO4auAbclVI9eMnewq0NBzJn0iQ%3D&resvred=0).)

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Sincerely,

Ginter's Green Forever

This email originated from outside the organization. Do not click on links or open attachments unless you recognize and trust the sender and know the content is safe.

Subject: FW: Ginters' Green Forever

From: Julia Whittaker <REDACTED>
Sent: Monday, February 24, 2025 9:43 AM
To: Mayor and Council <mayorandcouncil@princegeorge.ca>; cityclerk <cityclerk@princegeorge.ca>
Subject: Ginters' Green Forever

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- To ensure a long term vision for the area, the current Mayor and Council Members need to make a commitment. The people who love Ginter's are always asking us, haven't we protected it yet? With the roads gone, the right-of-way rezoned, and these properties removed from the Urban Containment Boundary, I think we could confidently say "YES". That would be a great legacy you can leave for the future of Prince George. Our group has heard a lot of concern about the general lack of respect for urban forests in the OCP, including the north end of Moore's Meadow and the yellow area in the Growth Management Schedule on the escarpment and off Tyner Boulevard. The OCP is full of goals to make PG walkable and grow in a way that protects green space. Yet, when you look at the policies, the main policy to implement this is the Urban Containment Boundary, but it contains a significant amount of forest, especially on the escarpment. Urban forests offer the most value if they remain undeveloped. Because of this, Ginter's Green Forever is also requesting that the entire yellow part of the Urban Containment Boundary on the escarpment and Tyner Boulevard be removed. Please also remove the north end of Moore's Meadow from the Urban

Containment Boundary. Ginter's Green Forever is often asked if we are "anti-development" or we are asked where we would want development to happen? Our city has more than enough sites that could be used for true infill (i.e., brownfield development). So between brownfield development and a robust policy including mixed use development, we should be more than able to meet our housing needs. There should be mixed use opportunities in every neighbourhood and for every development, not only downtown. That's how you create a walkable city, prevent sprawl, and lower taxes (Have you watched Suburbia is Subsidized? <https://www.youtube.com/watch?v=7Nw6qyyrTel>). One final note on engagement. Almost three years ago our group was promised that the OCP would be the tool we could use to advocate to protect Ginter's Green and urban forests. We assumed that our group would be consulted for that purpose. We'd like to point out that we were only invited to one round table meeting. We were accused of "being over represented" when we organized to make sure folks came to public engagement sessions. There was never any real dialogue or collaboration. We bring this up, so that better consultation can be done in the future. We are also concerned that the public hearing is scheduled to be held over the school spring break. Because public consultation is so important to the OCP process, it seems like in this instance, it should be scheduled when more people are available to attend. Sincerely, Ginter's Green Forever

Julia Whittaker
306 Lyon Street North

This email originated from outside the organization. Do not click on links or open attachments unless you recognize and trust the sender and know the content is safe.

Subject: FW: Ginter's Green Forever

From:Carolym Shannon <REDACTED>
Sent: Monday, February 24, 2025 10:57 AM
To: cityclerk <cityclerk@princegeorge.ca>
Subject: Ginter's Green Forever

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To the City of Prince George Mayor and Council.

Ginter's Green. This is no place for development.

We are really happy that the roads through Ginter's Green have been removed from the OCP, including the Foothills extension to 22nd. Beyond that we are unsure exactly how Ginter's Green is protected in the OCP. We are concerned about the following:

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Sincerely, Ginter's Green Forever

Carolyn Shannon
4025 22nd Ave.
Prince George, BC

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Subject: FW: Ginters in OCP

From: Torie Beram <REDACTED>
Sent: Monday, February 24, 2025 10:51 AM
To: cityclerk <cityclerk@princegeorge.ca>
Subject: Ginters in OCP

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Dear Mayor and Council Members,

The following is a letter from the organizers behind Ginter's Green Forever and which I fully agree with and support. As an active community group organizing with the future of our greenspaces in mind they hold the same values as me and I echo every concern of theirs listed below:

We are really happy that the roads through Ginter's Green have been removed from the OCP, including the Foothills extension to 22nd. Beyond that we are unsure exactly how Ginter's Green is protected in the OCP. We are concerned about the following:

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-Torie Beram

1380 Gorse St, Prince George, BC

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