

November 10, 2020

City of Prince George

1100 Patricia Blvd

Prince George B.C. V2L 3V9

Attention: The Mayor, City Council and City Planning Staff

Re: **Liquor Licence Application No. LL100172**

I read all of the documents with interest relating to this application. I direct you to page 3 of Staff Report to Council. "The City has not received any complaints related to the existing liquor store retail use." 'Administration supports this application, as no negative land use impacts are anticipated and the proposal is consistent with OCP policy direction."

I have raised issues relating to the 3240 10th property since Sept. 26, 2013 22 times. I realize that city council and staff are very busy people with much to do, but I do expect them to consider the obvious impact of a liquor store close to residential properties in an older, poorly developed part of the city.

I understand why the city wants to develop the Ahbau Street corridor, but surely, those of us who live adjacent, deserve the same amenities approaching equality to those of newer areas of the city.

For Bylaw complaints, there are two files: City files **Redacted** and **Redact** relating to Bylaw 7370 NP100359 regarding illegal dumping and storing of lot waste on the 3240 10th Ave. site.

I had an on-site meeting with Ian Wells at 3240 10th Ave. (Dec. 5, 2018) I've also sent photos.

On Oct. 26, 2018 I had a one hour meeting with Kathleen Soltis and Ian Wells on the 5th Floor of City Hall. I asked them on behalf of the city to consider improvement offsets for the Ahbau Street corridor to make up for having a 7 day Liquor Store in the neighborhood. Mrs. Soltis said she was in favor of discussing offsets. Minutes were taken by a secretary at the meeting. I explained the problems of:

1. lack of continuous east side site clean-up by the Liquor Store property owner,
2. air quality impacted due to idling vehicles (BC is Idle Free)
3. traffic danger due to road markings at 10th and Ahbau, where drivers' vision turning south and north from 10th, are blocked by each others' vehicles
4. waiving of standard of safe passage sidewalks for citizens who use wheeled transport,
5. waiving of landscaping, due to the 'no trigger' , when the store was opened
6. lack of city amenities such as even one refuse bin in the area, lack of bus benches or shelters
7. public nuisance by on-foot patrons drinking in dense bush in Harry Loder Park where they remain hidden from view but can be heard

Offsets suggested included:

1. Installation of one attractive city refuse container for pedestrian use,
2. Few trees planted along Ahbau from 10th to 15th, a bench midway, for those carrying groceries
3. improved traffic lines at 10th and Ahbau to optimize sight of southbound Ahbau traffic turning east onto 10th, or traffic crossing east to west to Babine.
4. installation of 1.8 m sidewalks instead of 'the route' along Central, Ahbau St. and 10th Ave., leading to Spruceland Mall, especially for Heather Park/Kelly Road-Shasta bus students
5. installation and enforcement of 'BC is idle free' signage at the liquor store
6. installation of at least one bench or bus shelter on Ahbau St.

I would like to know:

1. the plan for maintenance of 3240 10th Ave. once it is vacated.
2. the plan for removal of all business signs at 3240 10th Ave.
3. the plan for the snow dump. The property houses a berm of left-over spring piles of used winter road crush mixed with road litter. The litter is released daily as the snow melts near the taxi stands operating on this property. Each spring I e mail photos to Mr. Wells to contact the owner to ask him to clean the property.
4. if Portland cement sidewalks and landscaping will be waived for the new location on Central, as it was for the 3240 location. Presently there are eroded asphalt routes. Planter is non maintained.

I moved to my home in 1992 when the site was a government Liquor Store and there were no issues. The site was tidy, the signage was small and it was open fewer hours. I am witnessing a lack of development of amenities in my neighborhood as infill has brought many new take out restaurants, along with much more foot, bus passenger and vehicle traffic.

A buffer for the residential area, of park land once existed in front of the store. On Dec. 2, 2013 the city transferred that strip of land to Grandma's Inn, 3 months after I first complained about the dump debris of the growing private snow dump. (Variance Permit No. VP100359)

Sincerely,

Mrs. W. Girard,

1140 Dahl St., Prince George



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GMC
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