

Dear Mayor and City Councillors,

As a concerned neighbour of the proposed application for the Trinity United Church with Phoenix Transition Society to convert the 606/614/622 Zelkwas Avenue lots to a facility for shelter/housing for women and women with their children who have experienced and/or at risk of abuse and violence, I'm against this proposal.

As a resident of this neighbourhood for just about 32 years this August 2021, we have lived on Union Street right across the street from the church. We have seen a lot of ups and downs on this street and it has gotten busier over the years. When we moved to this house in 1989, on the corner of 5<sup>th</sup> and Union, there is a building which at the time was Integris Credit Union Bank, which had an old name and later changed, and a Chinese restaurant. It was busy at the bank and restaurant but it was localized to their parking lot. The church was a little busy, like any other church, but it was ok.

Issue #1: I don't remember when Krell Wellness Center moved into the 5<sup>th</sup> and Union building, maybe 6 or 7 years ago, it has become a busy place. With all the places rented out in the building, and most of the downstairs parking spots being used up by the renters on 5<sup>th</sup> and Ahbau, the lower part of the building, and with a limited amount of parking on the 5<sup>th</sup> and Union parking area, Krell made a deal with Trinity United Church to have part of staff park in the front part of the church facing 5<sup>th</sup> Ave. They have a least 10 or more vehicles parking in front of the church. With the limited amount of space for parking at the Krell building, most of the clients park on Union Street in front of our house and congests the street with clients. We have clients of theirs pulling into our driveway all the time to position themselves facing 5<sup>th</sup> Ave and towards the building so they can walk easily to the building and when they leave the facility. Some of the employees of the building park all day in front of the neighbour's house right next to the building. This has been a problem for a long time and it never has been addressed. In the winter when the city does snow removal, the city trucks go around the vehicles and all the snow is left on the streets and it makes a mess. The question I have to city council is if there's a bylaw to remove vehicles parked on the street when trucks are doing snow removal?

Issue #2: The duplexes on 5<sup>th</sup> Avenue next to Trinity United Church. They have a back alley and when they leave their homes to go out, they have a north road that drives directly onto Zelkwas Ave. But for the last 5 to 6 years, the church had some cement dividers to separate the church from the house next to them. They are still there but a few of them have been removed and instead of the residents from the duplexes driving onto Zelkwas Ave, they use the parking lot of the church as a short cut and drive from the back parking lot of the church. When they drive onto Union, from the back entrance of the church, it causes a lot of noise. The residents from the duplexes use this parking lot of the church as a regular street. Redacted

Issue #3: Trinity United Church is a busy place. The hall they have in the back of the church gets used up by many organizations. From AA to Yoga to weight loss to Aimhi, to name a few, the parking lot is always busy. If these two complexes get built on the property proposed, the people going to these meeting/events will not have ample parking to park and will have to park on the street. Not only that, on the back part of the church, there is the entrance of Edge Meadows Preschool. In the morning and afternoons, there is always parents dropping or picking up kids from the daycare. With Covid-19, the traffic is not that bad, but once everything gets back to normal, what will happen. They will all have to park onto Union to drop and pick up and it will be a mess.

Issue #4: On front part of church, facing 5<sup>th</sup> Avenue, the church rents out to the Prince George Conservatory of Music. At this current moment, because of Covid-19, there has not been a great deal of people going. But once it gets back to normal, the Conservatory becomes a busy place and with the vehicles of Krell, and the music center, it gets busy and a lot of them park also onto Union Street. When the conservatory has big events, with the parking as it stands now, people will park onto Union Street. Once these two buildings get built, they will be parking down all the streets in our neighbourhood, causing a big problem due to the shortage of parking that the buildings will cause.

Issue #5: Trinity United Church mass. Due the fact that at this moment in time there is Covid-19, masses are not taking place with people in them so they are all done livestream. So because of this, there is no traffic, but once it gets normal again, the traffic will be noticeable.

Issue #6: In September of 2020, I don't remember the exact day, there was a women hunched over looking into her bag for at least 1 hour. Then, she took her head out of the bag and kneeled on the cement sidewalk on the back side and put her head on the cement and staved there. Redacted

Redacted

Redacted

worried so I picked up the phone and called the police. They came with a parishioner to see the situation. Redacted

Redacted

Issue #7: Meeting with BC Housing/Trinity Church/Harmony House. This was a total waste of time. We asked them several questions about how big the building was going to be and they said that it would be that same size as a two storey house on the street. Couldn't answer the question of how many people were going to be housed? No answer. Still ironing out the details. When Phoenix Transition House passed by last week with a flyer about the project and a link to look at all the questions described at the meeting and slide show, it shows that they are proposing 2 structures. One on the 606 and 622 Zelkwas Avenue sites. 614 Zelkwas will be left alone. The 606 site will have a max of 12 meters in height and 622 site will have a 10 meter height max. These buildings will be really high and will not look very good in the neighbourhood. And with the rezoning that you, city council can pass with a capacity of 60 units, this could be a very big building in a small community. My concern is how this will affect our neighbourhood. It could bring in more activity that is not good and more policing in the area. The reasoning why BC Housing/Phoenix Transition/Harmony house wanted to have a zoom meeting before handing everything into the City of Prince George by December 18<sup>th</sup> was to gather all the information from around the community and fix everything up to paint a perfect picture. This way, you Mayor Lynn Hall and council can pass this project because it all looks good on paper.

In conclusion, Mayor and council needs to think really hard about how communities in Prince George are protected. Last year, you gave the green light to open a Government owned Marijuana shop in Spruceland Mall. The Save on Foods in Spruceland Mall sells wine in the store. There is a liquor store on 10<sup>th</sup> Avenue and on 5<sup>th</sup> and Ospika. With all the history of drug dealings that have happened on Ahbau Street which involved the police, this project is not a safe spot for these specific people in this facility because they have easy access to these areas and can fall back into the cracks. My concern is for my Mom, Redacted and with this type of project coming in, is worried about how it could affect her and the neighbourhood. She is scared of possible ambulances, fire trucks, and police coming often. She was already worried with just the lady that was on the ground last year. Redacted Redacted I don't want this project to cause more problems Redacted The reasoning for moving here to begin with was that Spruceland Mall was close and if you needed anything, you were in walking distance of food, banks, and shopping. I still want this community to have a family feel and that we can walk the streets feeling safe. Furthermore, I don't want to leave this community if this project gets passed. So I hope that Mayor and city councillors vote no to the project.

Sincerely yours,

Alfredo Pascuzzi

564 Union St.