

How well thought-out do you think the current Grandview Heights General Use Plan (GLUP) is?

Looking at the information on the City website it is clear that the community and the city have been working on this project for a very long time. Residents are obviously concerned, and rightfully so, about over developing what is beautiful part of our city.

What do you think about the extensive density increases that often occur at the Neighbourhood Concept Plan (NCP) level?

This is an important question that we all must keep in mind. The density increases are an important issue for all Surrey Residents to look at. While areas like Clayton have the makings of great communities, without all the factors considered and in place they become significant challenges for the neighbourhoods. Without proper planning and infrastructure like schools and public transportation in place, Clayton was doomed. Dianne Watts called Clayton "a failed experiment". It wasn't a failed experiment, but it did not have the infrastructure required and ready to support that level of density.

NCPs are "guidelines" not by-laws. What do you think of the ability of developers to apply for amendments to zoning and other NCP elements?

We have heard people say that the NCPs are only as good as the last developer to apply for a change. That is cause for serious concern and something that we believe should be tighten up.

Certainly this is an area that must be reviewed as a priority.

What does 'good environmental and social stewardship' mean to you in relation to city planning?

These are 2 very important issues TeamSurrey is concerned about for our city. Firstly, the environmental stewardship and economic development is a balance that must be carefully planned and managed. We in Surrey, have the ability to be a showcase City in terms of environment stewardship. We are a great balance of Residential, Agricultural, Greenways and Industrial land, we should take advantage of that opportunity and maintain our balance. We can do that and continue to grow, but in a sustainable way.

In terms of the Social Stewardship we do not believe that Surrey has managed that issue well or effectively for our citizens. We are very concerned about how those marginalized in our community have been neglected. Interesting to note that Vancouver has 20 people in their Social Planning Department, while Surrey has only 2. While we should not just measure ourselves to Vancouver, it does

indicate that we have not taken social planning seriously in our City. Surrey's homelessness count continues to be 400+ and the options for those in need continues. However, social planning is not just about those who are marginalized, it effects all of us, certainly the business community in Whalley and Newton can attest to those challenges and the impact on business.

In your opinion, who 'owns' a neighbourhood? How do you weigh the 'ownership value' of long-term residents and new residents who plan to stay, over other, shorter term interests such as political pressures and the development industry?

Residents own their neighbourhood.

This is a very tough question and we will try to answer as directly as we can. As long time residents of Surrey, we have both seen tremendous changes in our city. Some good, some not so good. The bottom line however is that growth has run away with us as a community. We have a city now that cannot meet its' obligations to its' residents - infrastructure has not kept pace with the development of the city. In our eagerness to be "bigger" we have lost communities, forgotten our soul and forgotten some of our residents. Surrey has become a city of silos. We need to change that.

On the other hand, growth in this region of the country and the province is inevitable and we must find a way to allow for that growth in a sustainable way. Urban sprawl is not environmentally or financially a good option for the city or its residents, but it has become the way Surrey is and has grown. My concern with the past two decades in Surrey is that residents cannot rely on the OCP or the NCP as it is a fluid document. It makes us all feel temporary because everything is changing too fast.

Weighing ownership is a difficult issue, as every resident is as important as the next. That said, we must honour our pioneers and, this gets back to the development issue. Unless you have sustainable development where neighbourhoods' input is respected this question will be raised. In fact, it wouldn't be raised if neighbourhoods are properly engaged in the process in a fair and open manner and the decisions that meet the needs of the community.

This also brings me to one of the fundamental reasons that TeamSurrey even exists. That is, for over a decade in Surrey we have had one-party rule. That is not healthy and that does not allow for opposition or debate.

I hope this answers your questions, thank you for contacting us.

Sincerely,
Brenda Locke , Stephen Gammer

TeamSurrey