

Bylaw 24-24 letter from Jason Neufeld

Jason Neufeld <email correspondence>

**Jason Neufeld**

[REDACTED]

Okotoks, Ab [REDACTED]

September 17, 2024

To whom it may concern,

**Regarding: Bylaw 24-24** Land Use Redesignation (Lots 25-37. Block F, Plan 1420L (149 Elizabeth Street)

My name is Jason Neufeld and I live at 182 Elizabeth St. I have lived here since 2008 with my wife and two children. Over the years we have built strong connections in the community and appreciate our neighbourhood. We know the residents on our block and often stop and chat with them while out. We have lived harmoniously with the business across the street and appreciate that it is currently zoned “downtown” and “traditional neighbourhood” as this zoning fits well with the area.

We have not been approached by the landowner across the street with any indication for commercial plans and are very concerned about the variety of options available through a “General Commercial” zone. This is a relatively small and narrow parcel of land to try to accommodate commercial development along with parking without having a very negative impact on the surrounding community. Many years ago the owners of this land proposed a muffler shop on this vacant land which was denied.

I have strong concerns about the potential rezoning proposed through bylaw 24-24. Our neighbourhood could be greatly impacted by development across the street if rezoned to “General Commercial”. This could result in increased noise, traffic congestion, lack of parking, and potential decreased property values. The property owners on Elizabeth Street purchased their properties with the understanding of the current zoning across the street and I do not feel this change would be fair to us.

Please do not rezone this land as it is not necessary and could have a negative impact on the quality of life for people who live in the surrounding community.

Yours truly,

Jason Neufeld