

**From:** Eli Hason [REDACTED]

**Sent:** Friday, June 5, 2026 1:37 PM

**To:** Marlis McCargar <mmccargar@islandstrust.bc.ca>; northinfo <northinfo@islandstrust.bc.ca>; David Maude <dmaude@islandstrust.bc.ca>; Sam Borthwick <sborthwick@islandstrust.bc.ca>; David Graham <dagraham@islandstrust.bc.ca>

**Cc:** 3ravenscoop@gmail.com

**Subject:** Support for 3Ravens

I have read and understand the 3Ravens affordable housing application. I fully support this project. I share my largest property line with Coho and I believe that housing co-ops are one of the most important ways to try and keep some form of affordable housing on Denman Island. Without any more options for affordable housing, we will lose the uniqueness, creativity, and just younger people to afford to work and live on this island. With a low end house costing \$800k - for a first time homebuyer here it will cost \$4500 a month to buy a place on Denman Island, and there are few jobs that people have that can afford that high cost.

The beauty of our community is in a large part due to having younger people move here, with great ideas, starting new families, and keeping the vibrant nature of this island alive. There will always be retirees who already have a bunch of value from a home they had bought decades ago for a small amount of money, which is now worth exponentially more, and this will keep housing prices high for everyone. If we now decide that the barrier to entry for living on Denman Island is having rich parents or grandparents, we will lose a lot of what makes this island an amazing place to dwell. It was possible even 5-10 years ago to afford a place here with a reasonable job. Now you need to make \$150k + a year to get a mortgage for the cheapest house for sale on the island, and as we are lacking in enough rentals for those already living on the island, things need to change.

We need to work towards any types of affordable housing that make sense with properties on this island. If individuals are offering to give away their property to try and help others, I am fully on board.

There may end up being a little more vehicle traffic in the area, but this is normal everywhere in the world, and we are a part of that world, though we do often feel like we are living in a nice bubble. Coho has many more units that this enterprise is planning on, and it haven't had any issues with noise, septic, or anything of the like in the 12 years I have lived here, and we even live close to the common house.

Thank you for your time,

Eli Hason



--

Enjoy the day for all the potential it holds.

