

12 February, 2025

To the Trustees :

I wish to express my very strongly held view that Bylaw 122 must remain as it now stands and must not be amended or eroded in any way.

My reasons for this statement are:

1. Bylaw 122 effectively supports our OCP goals and South Pender Community vision and all options for house size limit increase in the draft proposal, do not
2. Bylaw 122 ensured that all dwellings, legally built and existing as of September 2022 would be fully protected and could be rebuilt to their original size even if that size exceeded the LUB.
3. Bylaw 122 allowed for a generous increase for dwellings from the average of 1900 ft.squared (2500 ft. squared to lots up to 1 acre and to 4,000 ft. squared for bigger lots) but ensured that growth would be gradual and sustainable and the rural character and natural environment would be maintained.
4. Bylaw 122 established exterior and side interior lot setbacks of 20 feet which supports greater privacy between neighbours, a precious and highly valued aspect of rural life.
5. Bylaw 122 supports protecting the Island's rural character and natural environment by limiting house size/maximum floor area so that dwellings are appropriate for a rural setting, not an urban one.

We are a rural community and have chosen to be here because we enjoy and value rural living. Increasing house size/maximum floor area limit and decreasing exterior and side interior lot setbacks would allow for large dwellings that occupy a greater portion of the lot, are constructed closer to neighbours and whose construction inevitably caused more disturbance of the natural environment

Larger house size limits and reduced exterior and side interior lot setbacks do not support our OCP goals and our South Pender Island Community Vision. They are not congruent with sustainable development, preservation of privacy, protection of the natural diversity, protection of our precious and limited water supply and retention of the rural character of the island.

I cannot see any justification for increasing house size limits and think it is irresponsible to do so. If there is any move to amend or replace Bylaw 122 such action would necessarily have to be preceded by a well-articulated, evidence-based justification for doing so.

We have an obligation to protect the rural nature and rural diversity of South Pender island and to insure that future generations will also have the opportunity to experience rural life on South Pender Island.

I strongly support Bylaw 122 remaining as it now stands and strongly oppose any amendment or change.

Thank you for your time and attention.

Daphne Louis

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