

From: liz tatchen [REDACTED]

Sent: March 23, 2026 11:40 AM

To: Community Input Mailbox <communityinput@ucluelet.ca>

Subject: Bylaw No.1398, 2026 - Zoning Bylaw Amendment RZ25-06-604 Rainforest Drive

[External]

Dear Mayor and Council,

As a resident of Ucluelet, and homeowner at 1768 Rainforest Lane, I am writing to express my **opposition to proposed Bylaw No. 1398, 2026** - Zoning Bylaw Amendment RZ25-06-604 Rainforest Drive.

I am also specifically **opposed to the removal of Section 219 Covenant CB283129**, which contains the original promise to build a medical clinic in exchange for the drastic zoning change (and clearcutting that has already occurred) of this environmentally sensitive rainforest lot.

Firstly, the proposal to build twelve mixed commercial/resort condo dwellings **does not benefit the community**. There are already plenty of these type of units available in Ucluelet; I believe the benefit is primarily of financial nature to the applicant/developer.

Secondly, I believe removal of the Section 219 Covenant CB283129 would be a slap in the face to the many residents who were likely only persuaded to allow the original zoning amendment (Bylaw No. 1309, 2022) to pass because of this promise. The covenant states:

"Dwelling units within the Development must not be used for any type of commercial tourist accommodation, unless and until the ground floor of the Development contains an operational health care office, as defined from time to time by the District of Ucluelet Zoning Bylaw No.1160, 2013 ("Health Care Office"), with a minimum gross floor area of 700m² or a Health Care Office functioning as a physician's clinic providing general practitioner services with a minimum gross floor area of 200m²."

Removal of this covenant would **set a precedent and an expectation that certain applicants/developers can do whatever they want in this community** by first obtaining a zoning variance by 'promising the moon', then if the original plan 'doesn't materialize', there will be no accountability to the community for shifting away from community benefit to personal financial gain.

Respectfully,

Liz Tatchen

A solid black rectangular redaction box covering the signature area.