

**From:** [Rick Childs](#)  
**To:** [OneStop](#)  
**Subject:** 49 Quinton Ave Rezoning  
**Date:** November 8, 2024 4:59:13 PM

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*I live at 18 Heritage Gardens directly behind this proposed rezoning. Presently we have water run off from the existing buildings parking lot which runs under the dividing fence between the property and ours, requiring me to replace my garden shed in the spring due to water damage!*

*Presently with the existing building we are blocked from the sun for most of the afternoons in the summer, that being said an additional building we will be blocked from having any sun on our decks*

*Adding another building would create a bigger water problem and more excess noise with traffic coming and going at all hours.*

*I bought this property two years ago as my quiet retirement home and have spent a great deal of money upgrading it  
I believe this rezoning will lower my property value down.*

*I hope this proposal will be denied so i can live my life in peace and quiet!*

*Regards  
Richard Childs*

**From:** [Duff, Deanna \(ASD-S\)](#)  
**To:** [OneStop](#)  
**Subject:** Rezoning of 49 Quinton Avenue  
**Date:** November 7, 2024 11:40:53 AM  
**Attachments:** [Outlook-Logo Desc.png](#)

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Hello,

I am sending an email is regards to the rezoning of 49 Quinton Avenue. We recently bought (January 2024) the house across the street (48 Quinton Avenue). As a young family, we bought a house in this neighbourhood with knowing that the neighbourhood was zoned as one-unit residential, clearly, we know that there have been expectations, and we bought the house knowing that. The neighbourhood is well populated with a lot of families with children who enjoy walking to the park or just strolling around the neighbourhood. There already has been a few times where the individuals in the apartments on 49 Quinton Avenue driving through the neighbourhood quickly and going around turns and corners sharp and fast. I am completely against this rezoning due to the danger it will create more traffic with the potential of people speeding through the neighbourhood. I am also worried about parking. There is not enough parking for the tenants that are currently living there so by building another apartment building, it will create more on street parking thus making it more difficult for us to drive in and out of our driveway. It will also cause individuals to walk in closer to the centre of the road, creating a more dangerous situation for the children and families that live in this area.

If you rezone this area, what are your detailed plans about parking, safety, etc.

**Deanna Duff**  
Island View School  
School Counsellor  
(506) 658-5346



**From:** [Steven Macleod](#)  
**To:** [OneStop](#)  
**Subject:** Concerns Regarding Proposed Apartment Building, 49 Quinton Avenue  
**Date:** November 14, 2024 1:51:30 PM

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Subject: Concerns Regarding Proposed Apartment Building, 49 Quinton Avenue

I am writing to express my concerns regarding the proposed rezoning and construction of another 10-unit apartment building on Quinton Avenue.

While I understand the need for housing development, I believe this project, may introduce issues that would negatively impact existing residents. The neighborhood's quiet and family-friendly nature is one of its key attractions, and increased traffic and parking overflow would disrupt that appeal. Residents frequently enjoy playing, walking, running, cycling around our neighborhood; the accessibility and safety of such activities is part of why we chose to buy our home. Congested streets with limited parking, makes the neighborhood less appealing, for current and future homeowners impacting property values.

Quinton Avenue already has two apartment buildings and adding a third in such close proximity adds significant concern to the lack of adequate parking for their residents. From experience with nearby apartment buildings, we see buildings often lack sufficient on-site parking for tenants; one parking spot per apartment is not adequate. For instance, the building near us has four units with only four designated parking spaces, yet it's common to see an additional four to six cars parked on the street.

With more cars parked along the street, visibility and space for drivers and pedestrians decreases, the ability to properly clean streets is impaired, which is a particular concern in the winter months as snow builds up and becomes a hazard. It also forces residents and their visitors, to park farther from their homes when incidental street parking is required.

There have been several instances where we have not had enough room between our driveway and an unknown person's car to put our garbage bins out for collection and still enter/exit our driveway. Parking enforcement is minimal, or perhaps non-existent on the west side, as we often see vehicles parked in clearly marked no parking zones, dedicated bike lanes, obstructing sidewalk entry/exit points and private walkways, as well as parking too close to driveways without consequences.

I respectfully request that you take these concerns into consideration. It may be prudent to revisit the plans to ensure that adequate parking and traffic measures are included. I am hopeful that, a solution can be found that respects the needs of both the community and future residents.

Thanks

Steve MacLeod 17 Quinton Ave, Saint John NB