

August 26th, 2020 Zoom Community Meeting Question and Answer

Attendee Questions.

Q: Is there going to be a shop for personal needs i.e. shampoo, etc.?

A: Yes, will be included.

Q: Do the green spaces include opportunities for gardens for residents?

A: Yes, raised planters and green space allowed for on roof deck as designed, perhaps more on north ground level if viable and a desire by residents for additional space is indicated.

Q: Have there been considerations for family meeting space allotment during Covid?

A: Provincial guidelines at present allow for 1 person per visit, however, these guidelines are expected to evolve. Current design allows for a lot of possible areas, and Trillium does have staff to address scheduling of visits.

Q: Re: Covid. What's been designed into the building and operations regarding pandemics, emergency response plan for shutdowns, etc.? Attendee noted only communal centralized layout.

A: Careful consideration to using appropriate surfaces, etc., soft furniture.

Independent living suites each have their own kitchens for residents to make their own meals; also available in-room tray service.

Operational changes have already been made and preparations for possible next pandemic in place.

Trillium Communities is confident in their clinical and operation team.

Attendee Concern Voiced and Noted:

About congestion of traffic at cedar hill / cedar hill x road, and safety of intersection. cumulative impact with other developments.

Attendee Concern Voiced and Noted:

Wants to have a look at the plans in more detail. Would like to see, at minimum, email delivery of a copy of the virtual presentation to be sent out. Concerned about elderly neighbours who can't use/ do not have access to, tech or internet. Concerns about 6 storey height, when current max height allowed is 4 storeys. Attendee voiced that the amenity spaces on raising the building height are "Trivial" and will oppose strenuously to council.

Q: Attendee noted that she has asked for copies of this plan 2 years 9 months ago and was promised to be sent plans for review. She noted that she has written to Saanich to ask about project numerous times. Why didn't the Development Team/Trillium Communities create goodwill by extra communication? She's worried all the time, concerned about shade from existing trees, from new fence and from new building affecting her yard.

A: Development Team has been waiting on feedback from Saanich in order to send accurate plans that reflect comments from Planning.

Q: For the neighbours that can't zoom it's hard to ask applications for additional outreach, however there's a need for respectful inclusion as best as everyone can. Everyone's responsibility to help communication.

A: Please forward contact of inquiries to Kris Coventry (Chief Operating Officer of Trillium Communities) and Marlene Davie to forward her contact details to other neighbours when requested.

Q: Attendee requests that 2 large copies of plans with dimensions be sent to her so that she can read them, height relative to their houses. Attendee requested that the correct shapes of their houses be used on the plans.

Comment: RE; requests plans mailed to Attendee as requested – request made for a follow-up meeting for all parties to reconvene in 2-3 weeks time, to give time for board meeting and impacted area residents to talk to neighbours.

Comment: Reminder that the role of community association is to help facilitate communication; opportunity for applicants to hear comments back and to Saanich. Would it be possible to set up a web site and phone number specific for this project?

Reply to Comment: Kris Coventry advised that there is a landing page on the Trillium Communities website (trilliumcommunities.com) that has information and contact details.

Comment: 2 weeks not enough time to elapse before the next meeting. Requested a longer time span.

Comment: Agreed with other Attendee comment that the proposed building seems large. Requests extra evening hours for daylight studies (shadow plans) for summer plans.

Q: Are the amenities, i.e. bowling, pool, etc., strictly for residents use only?

A: Currently a day spa and salon existing are public, that access may stay after the development. Use of bowling alley is intended for residents of Highgate and league use for adjacent care home providers in area and use for family events. It will not be for general public use, similar to other apartment amenities.

Comment: The univ height development day care - discussion at Saanich re: certainty of use. What would happen to that space if there's alternative use? **Omar** – Trillium Communities have no expertise in house for day-care and are looking for contractors, however daycare it's the only use being contemplated should that space be constructed.

Q: Does the proposal include plans for a walk-in medical facility?

A: No plans for a fixed office; the development will have on-site clinical care staff and Doctors who are available for on-site visits as needed.

Q: How solar ready is the facility?

A: Rough-in conduit from roof to basement / electrical room for future retrofit is in place. If future upgrades are necessary, there will be no impact to rooftop patio spaces.

Q: What community amenities are being provided to offset the increase in neighbourhood density requested?

A: Affordable rental units are available as part of the application. 6 units are set well below market value rents. Also, sharing of amenity areas with neighbouring facilities. The value of affordable units equates to over \$8M over 10 years.

Q: Can we consider adding community uses, such as bulletins board to announce Mt. Tolmie news, territorial acknowledgement art or community logo?

A: This will be considered.

Q: Will the affordable units be offered in perpetuity? Typically, CRD involvement in any housing agreement with CRD, but they're not wanting to get involved with University Heights. Project needs to nail down terms.

A: Kris Coventry will follow up with Brodie to discuss further

Attendee Comment Voiced and Noted: Thanked Trillium for sending the mailed invite card. Find the project very attractive and big improvement for this corner. Impressed with all of the balconies and amenities being offered. This is an improvement to the community. Would appreciate being kept informed and will try to drum up more neighbour interest for next meeting.