

1145-04
(19)

Formal Letter of Complaint

re: legal notification, increase in fees, demands, and respect - submitted without malice by ()
() West Vancouver to the Mayor and Council of the District of West Vancouver, in hope of creating more respectful interaction, without retribution.

Legal Procedure

A few days ago, I received a threatening letter as a result of your motion at a recent council meeting, of which I had not been notified nor allowed to participate in a process that greatly affects my well-being. The permit to occupy is a legal contract made between the District of West Vancouver and the individual cabin owner and changes require advance notification. (I learned this in one of your council meetings), The resulting intimidating letter was thus received as a tremendous shock.

Excessive Demands

The tone of the letter was not respectful. I feel the amount demanded is excessive, particularly in a year when access is not allowed for half the snow season. The fee may not be within reach of some of the people who work on and maintain other people's cabins. We need them. Perhaps, \$500.00 per annum plus the annual rate of inflation plus 5% increase each year for the 9 years remaining would be more reasonable and more acceptable. Annual Fees have always been nominal, hence the compulsory requirement of up-keep, maintenance and preservation of the cabin that often adds up to be in excess of what you are asking. Frequent visitors to the mountain also incur very high vehicle maintenance costs. Those cabins seized by the Municipality 5 years ago remain unsold, unloved and derelict. It does not appear fiscally responsible for the municipality to acquire cabins, and it does not meet the objective of creating a sustainable heritage community.

Threats

Established practice when a bill is not paid on time is to add interest after a set period of time. If after a minimum of three months, and warnings, steps can be made to seize property. Your property tax collection system provides an excellent model. It is also kind and respectful and provides opportunity to pay over an extended period of time. There are also grants for older people on fixed income. Your threats instructing me to pay up at year end or lose my cabin, give me no time to sell the cabin and gain a reasonable return on my investment of time, labour and materials. Given this treatment, who would want to buy? (I had hoped to keep the cabin for another twenty years). Threats promote ill-will and suspicion of your motives. Please instruct your staff to follow better procedural guidelines to avoid frightening us.

Sincerely,

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Try Hiking Down the Mountain!

It is fun to explore old long-forgotten trails. Hiking down gives you a different perspective of the mountain and a glimpse into West Vancouver's past, present and future directions.

These two hikes could introduce you to a whole new way of experiencing the mountain. The hikes originate from Westlake Road. They take advantage of improvements made this summer and use the pedestrian overpasses to cross over the highway. One leads you to Park Royal, the other to Dundarave Pier. Allow a half-day for each hike. The intrepid or those into extreme sports can combine the two hikes or permutations using a new wonderful free map available from city hall!

Let's start our first hike. Walk east along Westlake Road, crossing Marr Creek through the yellow barrier. Hike about a kilometre when on your right you will see a turn-around space. Red flashes in the trees indicate the Brewis Trail. A blue sign indicates "No Cycling." Follow the red or orange flashes along a very winding ill-defined trail. If in doubt, follow the bicycle tracks.

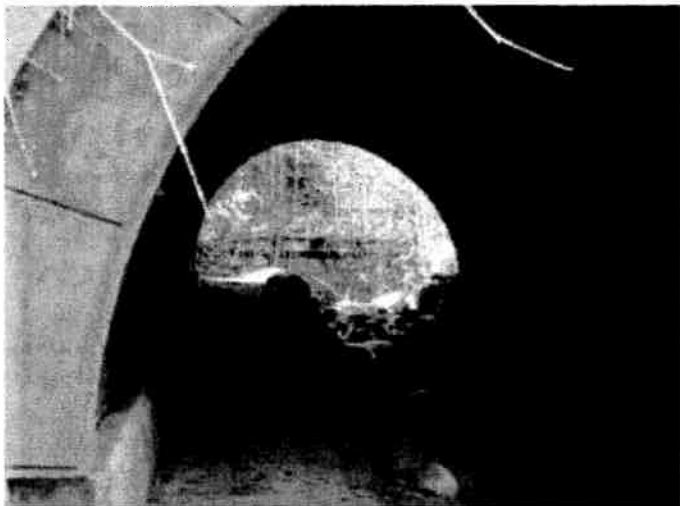
You will cross a small creek with a truck tire beside it, another creek with a very bendy plank and wind all over the place. After about twenty minutes or less, if you're fast, just before a ravine you will see red flashes pointing left to a new crossing. Ignore them for now, and walk a few steps forward to a lookout over the ravine. A fallen tree used to be the way across sixty feet above the creek, later a rope running down the cliff. Please don't try to scale the cliff as it causes erosion and abrading of the ravine sides, instead backtrack a few steps and follow the red flashes down along a new kinder path!



The Hollyburn Fir on the Old Brewis Trail

A long straight climb up the other side of the ravine parallels a huge fallen tree. Twenty minutes later you will find yourself standing beside another tree, the Hollyburn Fir, the largest living tree on the mountain.

Continue down the mountain through the trees. You will emerge in the cleared swath of the Skyline Trail by the Hydro Lines. Turn east to your left, transverse another ravine and you will come to a signpost on your right indicating the Lower Brewis Trail. Follow the flashes down the mountain for another twenty minutes coming to the Millstream trail, once known as Donald Road. Turn left, cross through the black wire fence and go right to Shields Dam.



Once past the Dam you can cross the wooden footbridge bridge and follow the trail along the tow-path under Eyremount Drive alongside Lawson Creek.



The trail reaches Chippendale Road where you cross the road directly to find wooden steps taking you steeply down to a path that winds to the west behind some houses and then across a wooden bridge before leading you down a snicket to emerge on Cammeray where you turn left for a few feet to enter Woodward Park at the other side on your right.



Winding west and crossing a couple of wooden bridges climb the second set of steps steeply up into Tyrol Place and up into Tyrol Road turning right to descend to busy Cross Creek Road. Cross the road carefully and turn right walking along the edge after about fifty metres you will see concrete steps on your left that lead to the head of Ottaburn Street. Follow the road down winding into 11th Street, immediately left into Wildwood Lane.

Fifty meters along on your right lies a snicket that takes you across the freeway to Mathers. Turn left and then right into Braeside Crescent. Descend until the road turns left where you go down some steps on your right into Leyland Park. Enjoy the view of Lions Gate Bridge and the city from picnic tables further down. You descend to 10th Street, crossing Esquimalt and down a snicket to Duchess. Turn left and down onto Keith. Turn left again. If the fence is open you may be able to cut down to Park Royal through the old Village Walk, if not keep walking to meet Taylor way and then right to Park Royal, the end of our adventure.





Our second hike down the mountain starts at the old Forks Trail on Westlake Road just below and just west of the old Microwave station not far from the road to Cypress Bowl. Notice the red flash on the tree. The tiny trail quickly widens. Follow the trail down until you come to the Skyline Trail, the site of the old Forks Store. Turn left and after about 10 meters veer down to your right to follow Marr Creek. Notice the change in vegetation.



Hike for about half an hour. At a fork, keep right. You will eventually come out at a black gate just above the picnic tables at the public viewpoint. Once through the gate follow the trail taking you below the view point curving to the right. This hard limestone path takes you to a T-junction where you turn left and follow the trail down past some of West Vancouver's most expensive new residences.

Exit at Fokestone Way, the third exit on your left, just ten or fifteen minutes from the lookout. Walk down Folkstone Way and turn right on Skilift Road just below the Salmon House on the Hill. Walk towards the west to Chairlift road where there is a new traffic circle.



A footbridge takes you across the highway immediately left of the circle. A short trail takes you to 26th Street. Descend. Go left at Rosebery to Shamrock Place. Opposite its junction with Rosebery Avenue a small trail on your right leads you south to join 25th Street at Parmerston Avenue.

Continue south down 25th crossing Ottawa, Nelson, Mathers, Lawson, Kings and Haywood Avenues, bringing you to the Dundarave Village at Marine Drive.

Cross Upper Bellevue, the rail-line, then Lower Bellevue, ending your hike at Dundarave Pier.

