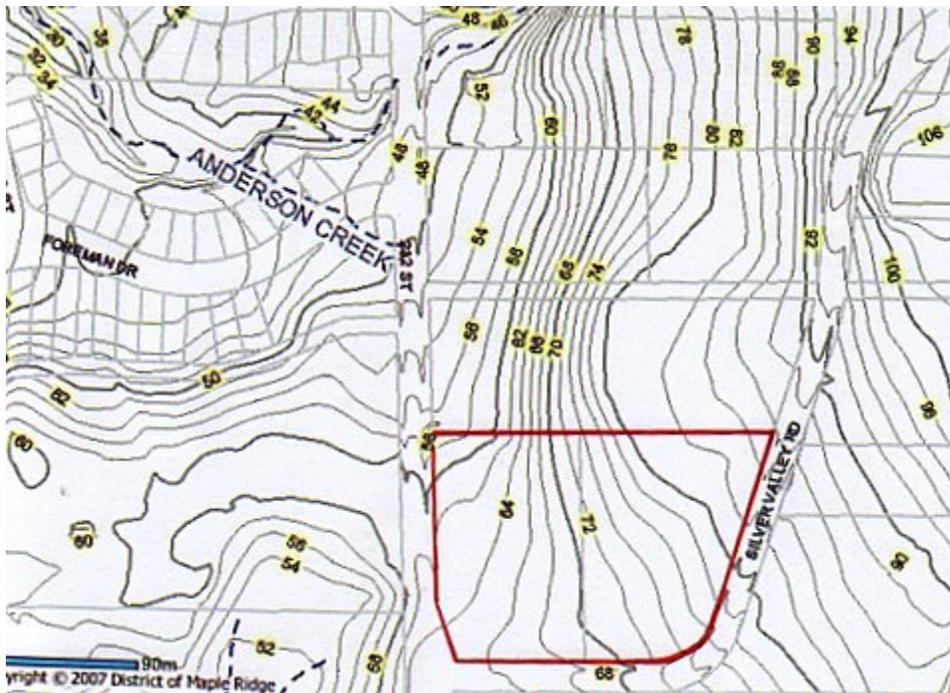


Silver Valley

Here is an important engineering question that needs to be addressed. “What is the water carrying capacity of the Alouette Watershed?”

Phrases, such as a “holistic approach” or “we must ensure, that what we do in one area will not negatively affect other areas”. These are just words.

We now have another development approved for 18 single-family lots and 31 townhouses at 232 St. and Silver Valley Rd. See the attached map.



The immediate challenge is that the six-acre site has now been completely cleared without any controls for increased onsite water flows.



Here you have water from the site flowing north towards Anderson Creek [the headwaters of Anderson Creek are 120 meters to the north of this point].

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This water from the site is flowing northwest and will end up in the Anderson Creek system and ultimately into the North Alouette River.

In the July 24 2007 Council Meeting, the Director of Planning stated that Storm Water Systems similar to the Portrait Homes development would be used in developments in the Silver Valley area. Below is a picture of the 1st Phase of Portrait Homes, taken Dec 4 2007.



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Note that this Georgie Award Winner for “Best Environmental Consideration” requires sandbags as part of their Integrated Storm Water Management System [approved by the District of Maple Ridge?].

A consideration of Alouette River Watershed flood concerns will require our current and future councils and District Staff to consider every rezoning and subdivision application and the site specific water concerns to prevent down stream flooding.

A revision of By-Law 5896-2000 - **a bylaw to regulate and prohibit tree cutting and removal in Maple Ridge**, is long overdue!

When trees are continually removed and the impervious areas are increased this will dramatically affect the “water carrying capacity of any watershed in the District of Maple Ridge”

Thank you, for your time,

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