

6.3(iv)

**Robicheau, Vanessa**

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**From:** lindsay beaudoin  
**Sent:** August 22, 2012 6:44 PM  
**To:** Powers, Russ  
**Cc:** Clark, Brad; Thomas, Cameron;  
**Subject:** 24 Brock Street North Dundas - Development

Hello,

I am writing to express my staunch opposition to the proposed development of 24 Brock Street North.

I am a mother of two young children who opted to move into this particular Dundas community because of its older character and satisfactory services. The proposed addition of a six-story building is simply not consistent with the dwellings currently in the neighbourhood, nor does it instil confidence in already problematic areas of city infrastructure.

First, the area is unable to support the increased traffic that would come with a building of the proposed size. It is not unusual for cars to travel significantly above the speed limits along Park Street North, nor is it unheard of to have vehicles fail to stop at clearly marked signs. To increase traffic along this roadway is to put our children at risk and to undermine the beauty of the natural environment for which this area of Dundas is known. The Dundas Peak attracts visitors from countless areas to appreciate nature and marvel at the land we are so lucky to share; to mar this experience to serve the interests of business completely undermines the very sentiment of ecology.

Furthermore, the over-intensification of such a small property stands to have more far-reaching impact on the landscape of Dundas. Dundas is a small town that was amalgamated into the greater city of Hamilton. To promote the encroachment of these lands suggests the Dundas heritage is no longer important and that a city landscape is preferred. Mid-rise and high-rise buildings have their places - in more highly urbanized areas that provide appropriate surrounding space, sufficient storm water runoff systems, and the desire for a city atmosphere. While an integral part of the greater Hamilton area, Dundas must remain tied to its small town identity.

While it is unfortunate that land intended for educational purposes will no longer serve this function, it is short-sighted and impractical to expect the land to meet the expectations placed upon it by the interests of finance. I trust an appropriate decision will be made that weighs the many negative ramifications of this costly error in judgement.

Lindsay Beaudoin.