

Pilon, Janet

Subject: May 22, 2019 Council Meeting

From: Linda Barnes

Sent: May 20, 2019 2:03 PM

To: clerk@hamilton.ca

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To: The Clerk and Council – Please include my letter in the May 22nd 2019 Council Meeting

Agenda

Dear Honourable Mayor & Council,

Please take back your delegated authority for Site Plan Control/Approval on the application for 310 Frances Avenue, Stoney Creek. As per the Planning Act, you have carriage and in the best interest of all citizens, it is incumbent upon you that approval for a build of this massive scale rests with **all** City of Hamilton elected representatives.

I have many issues of concern regarding the above noted development some of which I'm listing below.

> **Let's not forget the birds** – I use to work in the financial district downtown Toronto. The office towers were continually being hit by birds who were attracted to the towers' lights at night and the poor creatures would lie dead, or worse, dying at the base of the towers, a horrible sight. Can't believe the developers here would consider 3 huge towers **all made of glass!!**

> High rise buildings are known to be **wind tunnels**, again I can speak from experience having worked in them for many years in Toronto. On more than one occasion I had to wait to ask someone if I could hold their arm to cross the major intersections crossing Bay Street at Queen and King Streets. I did this as I once saw a woman blown over and roll, again horrible to witness – wind is an enormous force for all, not only for challenged and elderly people but also 'lighter built' folk, children and animals, domestic and wild.

> Those of us who live by the lake already get **strong winds** – can you not imagine what three additional towers 59 , 54 and 48 floors on a small piece of land, are going to do to this area?

> In addition, the **traffic!** There will be thousands of additional cars trying to exit and get onto the North Service Road each and every day. Yes, traffic lights will 'somewhat' help but they will also slow the congestion of thousands of cars in all directions.

> Please, **let's be sensible**. Yes, we're aware that condos are going to be built at the above noted location, but at least keep them in similar height with the existing two towers which makes much

more sense from all angles. Dare I suggest maybe 20, 25 and 28 floors – or if lower we won't object!

> Let's all be made aware of the fact that **glass buildings** are much cheaper to build than brick/concrete ones so again I say **let's not forget the birds!** Maybe brick/concrete builds at lower heights could be discussed?

> We keep hearing about **zoning** – can zoning not be changed? Of course it can!! It's been changed before and **can and will be changed again!**

> I will finish by saying that this is not a complete list of concerns but ask that consideration be taken seriously.

Linda Barnes – Shoreliner Owner/Resident