

Jackie Beaudin respecting 370 Concession Street

Subject: Re:Zoning Bylaw Amendment (File No. ZAC-18-008) 370 Concession Street

Please refer to my letter of August 28, 2019.

Re proposal to reconfigure parking lot and construction of 4 to 3 townhouses.

I have not received clear clarification as to whether this is a 3 or 6 unit complex being that a townhouse is 2 stories.

None of my concerns and I am sure others have been addressed. If it is a 3 unit complex, occupants could choose to live on one floor and rent the other floor resulting in more cars in the parking lot.

The idea of paving over more green space with the accelerating climate change as witnessed this month and my concern of flash floods (Toronto) and no where for water to go except run off is of concern as we have have had at least 2 flooded basements in the past.

The status of the 25+ healthy oxygen producing trees bordering the proposed parking extension spots on the west side of the area. It boggles my mind why these trees would be sacrificed for the sake of blacktop. This is the 21st Century!

I listened on CBC Radio last week that Toronto is about to create 10+ parks in high density condo areas and what planting 10 trees in a block can do for your mental well being.

The visual pollution due to flood lights and car head lights entering and exiting this small area and noise pollution created by cars coming and going next to the neighbours backyard. A fence does not eliminate visual or noise pollution.

The failure to address the added street parking problems. More units, more cars. Don't forget the proposed condo/town house planned for East 15th and Concession (north east side of street).

This street is zoned for parking one side only. Neighbours have had problems parking their own vehicles within close access to their homes on East 15th Street.

No mention of the modern design of townhouses which do not blend in with the existing neighbourhood.

I urge the City Council to think hard and long before they make their decision.

Jackie Beaudin
Hamilton