

From: Dianne Auty
Sent: Wednesday, February 9, 2022 4:55 PM
To: clerk@hamilton.ca
Subject: Official plan amendment (fileUHOPA-21-023)

Legislative Coordinator,
Planning Committee,
City of Hamilton

I am writing to express my opposition to the proposed official plan amendment for the property at 442-462 Wilson St. E. in Ancaster. This development, if approved, will have a great impact on the character of the neighbourhood and all of Ancaster.

We live in an area of mainly older detached homes and the proposed building is an extreme departure from this. However, the impact this type of building will have extends beyond appearances.

1)environmentally climatic conditions will be affected -airflow and air quality will be affected -sunlight will be lost to neighbouring properties which affects the trees and gardens in the area

- trees that benefit the environment and people's physical and mental health will also be lost -storm water runoff will increase -an increase in the artificial light will be detrimental to wildlife in the area

2)traffic -Wilson and Rousseau is already a very busy intersection and this building would only contribute to more backups and increased noise and air pollution.

-The proposed traffic flow out of the property would increase the volume of traffic along Lodor St. which does not have the capacity for it.

-Parking for visitors and maintenance vehicles would overflow onto neighbouring streets 4)There are already several seniors residences in Ancaster and one being built at Southcote and GolfLinks within walking distance of the proposed building.

As well, there is a massive Amica in Dundas and several residences along Rymal Rd.

5) Who will pay for all the infrastructure changes that will be required?

As a resident of ## Lodor St., I can only see this development as having a negative impact on the quality of life in the neighbourhood and hope you will consider carefully the ramifications of such a development.

Sincerely,
Dianne Auty