

March 10, 2022

062-14

**Via Email**

Ms. Melanie Pham, MCIP, RPP  
Senior Planner, Community Planning & GIS

City of Hamilton,  
71 Main Street West  
Hamilton, ON L8P 4Y5  
[melanie.pham@hamilton.ca](mailto:melanie.pham@hamilton.ca)

Dear Ms. Pham,

**RE: Waterdown Community Node Draft Secondary Plan  
87 Hamilton Street North, Hamilton (Waterdown)**

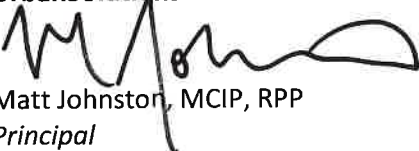
Our office, UrbanSolutions Planning & Land Development Consultants (UrbanSolutions), is the authorized planning consultant on behalf of the registered landowner for the property municipally known as 87 Hamilton Street North, in the City of Hamilton. Our office understands that the City of Hamilton has prepared a draft secondary plan for the Waterdown Community Node which proposes to place the subject lands into a Mixed Use - Medium Density designation under the proposed Waterdown Community Node Secondary Plan. Further, the draft Waterdown Community Node Secondary Plan proposes to rezone the subject lands from a site specific Mixed Use Medium Density (C5, 582) Zone to a site specific **Mixed Use Medium Density (C5, 752, 754) Zone**. The landowner is supportive of the proposed change in applicable designation and zoning for the subject property as the intent represents appropriate strides towards necessary intensification in the Waterdown Community Node. We ask that our office is notified of any updates on the development of the Secondary Plan, as well as any decisions that are made on this matter.

On behalf of the Owner, we appreciate the City's efforts in this regard and for the opportunity to participate in this important process.

Please feel free to contact the undersigned with any questions.

Regards,

**UrbanSolutions**



Matt Johnston, MCIP, RPP  
*Principal*



Scott Beedie, BURPI  
*Planner*

cc: 1631162 Ontario Ltd.