

Pilon, Janet

Subject: To be added to the Aug 12 Council agenda, concerning Item 5.1

From: Brian Bentham

Sent: Wednesday, August 10, 2022 3:01 PM

To: Brian Bentham

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Dear Hamilton City Councilors and Staff,

You may receive the message below, or something very similar to it, from numerous residents of Ancaster in the coming hours. It's easy to write this off as a "form email", given they'll all be very close to one another. A version of this message has been shared to ease everyone's ability to thoughtfully communicate about the issue below.

I implore you to see the "form" of the email purely as a convenience given the time sensitive nature of these messages. Please do underestimate the value Ancaster residents place on the message itself.

I am an Ancaster resident and I am in highly in favour of the change to the zoning by-law to eliminate exclusionary zoning. Exclusionary zoning is a relic of a bygone error and is based on outdated logic and flawed reasoning. I and many others do not believe that the "ER" zone in Ancaster should be excepted from the elimination of exclusionary zoning as Councillor Ferguson has proposed.

Strongly consider the points made by subject matter experts, including Chief Planner Steve Robichaud, in reply to Councillor Ferguson's concerns about the character of Ancaster and flooding downstream. Converting an existing home's configuration to accommodate multiple dwellings makes so much sense in our modern world. It will have a positive impact to climate change by avoiding the costly use of additional farmland to accommodate our ever-growing population. It will not affect the exterior of a home, and thus the character of the town.

Building multi-unit new construction projects would of course remain subject to the city's site plan control process and would require a storm water management plan. You have the power to impose green building standards like permeable paving, rain barrels, rain gardens and planting of trees and native plants vs turf to mitigate the issues of runoff.

Gentle intensification is the best solution building a better future across our city while maintaining its character. It would mitigate the need to build multi-storey condominium units that Ancaster residents are so opposed to; those WILL undoubtedly destroy the charm and character of Ancaster. They are monstrously out of step with the community.

If Hamilton is to accommodate another 236,000 people by 2051, changes are required to zoning across the city to make it happen in a way which benefits both new and existing residents of our fine city.

Ancaster is a part of Hamilton and not some exception. We need to work together to provide affordable housing for everyone. Councilor Ferguson's request for Ancaster to receive an exception is misguided and ill-informed. It will sow division between communities within Hamilton. Now is a time to come together; not a time to drift apart into our silos.

Thank you for your consideration.

Sincerely,
Brian Bentham