

**From:** Lilly N

**Sent:** April 1, 2021 2:52 PM

**To:** [clerk@hamilton.ca](mailto:clerk@hamilton.ca); Ward 1 Office <[ward1@hamilton.ca](mailto:ward1@hamilton.ca)>; Office of the Mayor <[mayor@hamilton.ca](mailto:mayor@hamilton.ca)>; Farr, Jason <[Jason.Farr@hamilton.ca](mailto:Jason.Farr@hamilton.ca)>; Nann, Nrinder <[Nrinder.Nann@hamilton.ca](mailto:Nrinder.Nann@hamilton.ca)>; Merulla, Sam <[Sam.Merulla@hamilton.ca](mailto:Sam.Merulla@hamilton.ca)>; Collins, Chad <[Chad.Collins@hamilton.ca](mailto:Chad.Collins@hamilton.ca)>; Jackson, Tom <[Tom.Jackson@hamilton.ca](mailto:Tom.Jackson@hamilton.ca)>; Pauls, Esther <[Esther.Pauls@hamilton.ca](mailto:Esther.Pauls@hamilton.ca)>; Ward 8 Office <[ward8@hamilton.ca](mailto:ward8@hamilton.ca)>; Clark, Brad <[Brad.Clark@hamilton.ca](mailto:Brad.Clark@hamilton.ca)>; Pearson, Maria <[Maria.Pearson@hamilton.ca](mailto:Maria.Pearson@hamilton.ca)>; Johnson, Brenda <[Brenda.Johnson@hamilton.ca](mailto:Brenda.Johnson@hamilton.ca)>; Ferguson, Lloyd <[Lloyd.Ferguson@hamilton.ca](mailto:Lloyd.Ferguson@hamilton.ca)>; VanderBeek, Arlene <[Arlene.VanderBeek@hamilton.ca](mailto:Arlene.VanderBeek@hamilton.ca)>; Whitehead, Terry <[Terry.Whitehead@hamilton.ca](mailto:Terry.Whitehead@hamilton.ca)>; Partridge, Judi <[Judi.Partridge@hamilton.ca](mailto:Judi.Partridge@hamilton.ca)>

**Subject:** April 6, 2021 Planning Committee Item CI 20-E & CI 21-A and report PED 20093(a)

To Mayor and Council,

Re: Planning Committee Item CI 20-E & CI 21-A and report PED 20093(a)

Secondary Dwelling Units within Urban and Rural Areas

It's great to finally see this bylaw come to Planning Committee in Hamilton.

It will allow for gentle infilling needed to address housing affordability and better land use as well as addressing the climate emergency as a small footprint home.

If I had the room on my property, I would build one secondary suite for my mother who is 83 and ready to live near us (but she doesn't want to live in my home) and another for my newly married son and his wife who need an affordable place to live but also do not want to live in my home.

These secondary dwellings will make great homes for many families.

But we can't just approve this new bylaw and sit back. We need for these units to be built ASAP. We need incentives or reduced development fees for these types of units and an increase in fees for greenfield construction that never pays for all the longterm infrastructure maintenance necessary with that type of construction. Subsidize one with the other.

We need the rules to make it so a decent size of garden suite can be built to make it liveable. Let's make Hamilton units at least 100m<sup>2</sup>. Toronto allows laneway houses up to 160m<sup>2</sup> in their bylaw, and Edmonton allows 130m<sup>2</sup>.

And perhaps most importantly, let's count these new homes not as apartments but as single family dwellings which is what they are.

See attached for a cute Vancouver laneway home.



Thank you,

Lilly Noble