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From: Ed Johnston

Sent: August 2, 2024 11:36 AM

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Subject: Re proposed Hawk Ridge Home townhouses at 173 and 177 Dundas St. East, Flamborough

External Email: Use caution with links and attachments

Hello,

Writing re the proposed townhouse development per title line. I am unable to attend to speak at the August 13th meeting as I will be out of town, and am writing with the expectation of being heard as a concerned citizen.

I believe this proposal will lead to several issues in this area of Waterdown, namely negative expected realities:

-Noise increases with Tall tree removal and high density residents, turning our quiet street into a noisy one.

-Traffic increases on an already busy and dangerous area of Dundas, plus overflow onto Riley Street.

-Parking overflow from visitors of proposed townhouses will very likely end up onto Riley Street.

-Water flow- still concerned for water flow from the Dundas level down to the residents/homeowners level on Riley St and Scott St.

-Home values-impact of townhouses negatively impacting single family dwelling prices.

-Builders adjustments made compared to original 2018 design- I believe these to be of immaterial value, possibly not to code, and thus these issues remain of concerns to local residents.

Thanks for listening and having my voice represented. Ed

Ed Johnston

Sent from my iPad