



Comments on Application Number: A-24-189

From rjfrancescutti@rogers.com <rjfrancescutti@rogers.com>

Date Fri 9/20/2024 10:52 AM

To Committee of adjustment <CofA@hamilton.ca>

Cc Francescutti Kathy <kfrancescutti@rogers.com>

External Email: Use caution with links and attachments

We have some concerns about the application for Minor Variance on property 820 Upper Wentworth Street.

The owner's behaviour in the past raises concerns about his future actions regarding the property.

1. The owner was raising chickens in contravention of city ordinance. They were removed after several months which suggests a complaint was lodged.
2. During the residency of the chickens, the owner built a car shelter that covered about 50% of the area between the two properties – east and west buildings. Some time after the removal of the chickens, the owner, I assume a complaint was lodged, deconstructed to wooden car shelter and removed all the material. One can logically assume that there was no building permit for the shelter and the order to remove came as a result of the inspection of the chickens.
3. There is only one entrance to the parking area for both structures. This may present safety and access issues in the event of an emergency. A few months ago, there was billowing smoke from the backyard of an adjacent property and the fire department had trouble finding the fire – from both Upper Wentworth and Fieldway.

The underlying concern is that there appears to be a history of disregarding building/zoning rules – until caught. There appears to be some uncertainty in the project description, particularly about parking spaces, permanent structure for parking and green space. These could provide uncertainty and the opportunity of “nudge” the rules.

These are our concerns.

Respectfully submitted.

Richard John Francescutti
503-870 Upper Wentworth Street
Hamilton, Ontario L9A 4W4
Land: (905) 385-2972
Cell: (905) 973-1133