

**From:** Siobhan Koch <[siobhan@imbyhomes.org](mailto:siobhan@imbyhomes.org)>  
**Sent:** Thursday, November 28, 2024 2:18 PM  
**To:** [clerk@hamilton.ca](mailto:clerk@hamilton.ca)  
**Subject:** Video Submission for December 3rd planning meeting

**External Email:** Use caution with links and attachments

Dear Members of the Planning Committee,

I am writing on behalf of IMBY, a charity dedicated to building affordable Accessory Dwelling Units that will create beautiful rental options for families in Hamilton.

At IMBY, we are deeply concerned about the notice of motion by Councillor Danko proposing to limit the height of ADUs to one storey in Hamilton. This motion would significantly restrict the development of ADUs and undermine the city's efforts to create affordable housing options within established neighborhoods.

IMBY's latest project, a two-storey ADU, is designed to house a single mother and her child, offering a safe and affordable rental space in a supportive community. This type of project would not be possible under the proposed one-storey limitation. The ability to build a two-storey ADU is not only crucial for creating the kind of independent living spaces that families need, but it is also the most cost-effective way to meet the growing demand for affordable housing in our city. Limiting the height of ADUs to one storey would effectively reduce most units to studio apartments, making them unsuitable for families who require more space to thrive.

Adding a restriction to one storey would only further limit the capacity of ADUs to meet the needs of families while increasing pressure on the rental market for larger homes.

ADUs offer minimal impact on neighboring properties, with smaller footprints and shorter depths compared to single-family infill homes, which are typically much larger and more intrusive. On top of that the build time is quick - causing less construction intrusion on the neighbours.

As we continue to build ADUs in Hamilton, including our upcoming project, we invite you to witness firsthand the positive impact these homes can have on neighborhoods. Recently, we had the opportunity to showcase one of our builds to Councillor Cassar, and we plan to extend the invitation to the rest of City Council. We encourage you to join us for a tour and see the potential of ADUs in providing affordable housing solutions for families in Hamilton.

I respectfully urge the Planning Committee to reject the motion limiting ADUs to one storey. We believe that ADUs, especially two-storey models, are an essential tool in creating affordable housing, enhancing neighborhoods, and supporting families who desperately need affordable rent options within the city of Hamilton.

Thank you for your time and consideration. We look forward to your continued support of ADUs in Hamilton.

Sincerely,

Siobhan Koch

Team Lead

IMBY Homes