

7.2 (a)(ga)

Send this template to clerk@hamilton.ca before Noon on Tuesday, January 14.

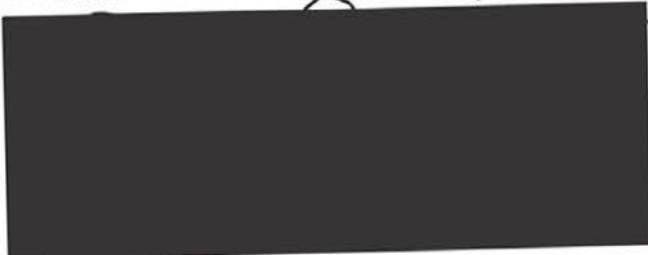
Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

~~ADD NAMES~~ Douglas Hazlett



7.2 (a)(gb)

[REDACTED]

[REDACTED]

[REDACTED]

From: [REDACTED]

Sent: January 14, 2025 7:23 AM

To: clerk@hamilton.ca

Subject:

[REDACTED]

Dear Madame Mayor and Members of Council,
I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.
Thank you for your time and consideration.
Sincerely,

A women that can't afford to live in hamilton already before up add more taxes to us.
Michelle Madley

7.2 (a)(gc)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW:
Date: Monday, January 13, 2025 8:44:56 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

-----Original Message-----

From: Joey Crouse [REDACTED]
Sent: January 13, 2025 5:28 PM
To: clerk@hamilton.ca
Subject:

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.
Thank you for your time and consideration.

Joey
Sent from my iPhone

7.2 (a)(gd)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW:
Date: Monday, January 13, 2025 4:14:46 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Amir Homes Realty Inc [REDACTED]
Sent: January 13, 2025 4:13 PM
To: clerk@hamilton.ca
Subject:

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely,

Amir Ahmadi

7.2 (a)(ge)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW:
Date: Tuesday, January 14, 2025 8:31:02 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Lori Ellis [REDACTED]
Sent: January 14, 2025 6:52 AM
To: clerk@hamilton.ca
Subject:

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely,
Lori Ellis

7.2 (a)(gf)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: [****POSSIBLE SPAM]Land transfer tax
Date: Monday, January 13, 2025 8:41:41 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: EILEEN PARKER [REDACTED]
Sent: January 13, 2025 7:28 PM
To: clerk@hamilton.ca
Subject: [****POSSIBLE SPAM]Land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

EILEEN PARKER, REALTOR®

[REDACTED]

7.2 (a)(gg)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: [****POSSIBLE SPAM]Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 4:14:57 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Tiffany Funke [REDACTED]
Sent: January 13, 2025 4:14 PM
To: clerk@hamilton.ca
Subject: [****POSSIBLE SPAM]Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Tiffany Funke

[REDACTED]

7.2 (a)(gh)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: 'NO' to a Municipal Land Transfer Tax in Hamilton
Date: Tuesday, January 14, 2025 11:13:36 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Alex Manore [REDACTED]
Sent: January 14, 2025 11:12 AM
To: clerk@hamilton.ca
Subject: 'NO' to a Municipal Land Transfer Tax in Hamilton

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Alex Manore

7.2 (a)(gi)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: 'NO' to a Municipal Land Transfer Tax in Hamilton
Date: Monday, January 13, 2025 9:15:38 PM
Attachments: [Approved-Member-Client-email-to-Councilor-F.pdf](#)
[Approved-Member-Delegation.pdf](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

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City of Hamilton

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From: Mahbuba Attayi [REDACTED]
Sent: January 13, 2025 9:01 PM
To: clerk@hamilton.ca
Subject: 'NO' to a Municipal Land Transfer Tax in Hamilton

External Email: Use caution with links and attachments

Dear Clerk,

I am saying NO to a Municipal Land Transfer tax in Hamilton!

Kind regards,

--

Mahbuba Attayi

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]

7.2 (a)(gj)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: 'NO' to a Municipal Land Transfer Tax in Hamilton
Date: Tuesday, January 14, 2025 11:13:07 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Yuriy Nesvit [REDACTED]
Sent: January 14, 2025 11:10 AM
To: clerk@hamilton.ca
Subject: 'NO' to a Municipal Land Transfer Tax in Hamilton

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Yuriy Nesvit

[REDACTED]



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Concerning Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 10:53:06 AM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Kp Singh 
Sent: January 14, 2025 10:21 AM
To: clerk@hamilton.ca
Subject: Concerning Municipal Land Transfer Tax

External Email: Use caution with links and attachments

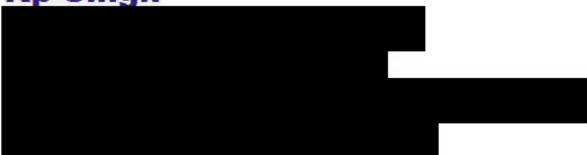
Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

--

**Regards,
Kp Singh**



7.2 (a)(gl)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Double Tax
Date: Monday, January 13, 2025 8:42:29 PM
Attachments: [Approved-Member-Delegation.pdf](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

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From: Barry Miller [REDACTED]
Sent: January 13, 2025 7:03 PM
To: clerk@hamilton.ca
Subject: Double Tax

External Email: Use caution with links and attachments

<https://www.cornerstone.inc/wp-content/uploads/sites/12/2025/01/Approved-Member-Delegation.pdf>

Sent from my iPhone

7.2 (a)(gm)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Double Tax
Date: Tuesday, January 14, 2025 8:23:38 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

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From: Parth Jani [REDACTED]
Sent: January 14, 2025 8:22 AM
To: clerk@hamilton.ca
Subject: Double Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Parth Jani

7.2 (a)(gn)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: HAMILTON - MUNICIPAL LAND TRANSFER TAX
Date: Tuesday, January 14, 2025 8:27:27 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Matthew Duffy [REDACTED]
Sent: January 14, 2025 8:00 AM
To: clerk@hamilton.ca
Subject: HAMILTON - MUNICIPAL LAND TRANSFER TAX

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to the consideration of implementing a Municipal Land Transfer Tax (MLTT) in Hamilton.

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. According to recent data, the introduction of an MLTT could add an additional \$11,475 or more to the purchase price of a typical Hamilton home. This would further strain the finances of families and individuals who are already stretched thin.

Moreover, a significant majority of Hamilton residents believe that housing is unaffordable, with 84% expressing this concern. For younger Hamiltonians, the situation is even more alarming, with 97% of those aged 30 to 44 and 95% of those aged 18 to 29 worried about the high cost of housing¹. The dream of homeownership is becoming increasingly out of reach for many, and adding an MLTT would only push it further away.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already struggling to make ends meet. Policies that reduce barriers to homeownership and promote sustainable, affordable housing options are crucial. The focus should be on creating more housing, not more taxes.

Thank you for your time and consideration.

Matthew Duffy

[REDACTED]

[REDACTED]

7.2 (a)(go)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Hamilton Land Transfer Tax increase
Date: Monday, January 13, 2025 8:45:58 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Diane Price [REDACTED]
Sent: January 13, 2025 5:04 PM
To: clerk@hamilton.ca
Subject: Hamilton Land Transfer Tax increase

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

--

DIANE PRICE, REALTOR® & TEAM LEADER, SRES

[REDACTED]

7.2 (a)(gp)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Hamilton Land Transfer Tax
Date: Monday, January 13, 2025 4:08:11 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Olga Tavares 
Sent: January 13, 2025 4:05 PM
To: clerk@hamilton.ca
Subject: Hamilton Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

--

Olga Tavares



7.2 (a)(gq)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: HAMILTON MUNICIPAL LAND TRANSFER TAX
Date: Monday, January 13, 2025 8:50:22 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: rotimi bola [REDACTED]
Sent: January 13, 2025 4:18 PM
To: clerk@hamilton.ca
Subject: RE: HAMILTON MUNICIPAL LAND TRANSFER TAX

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Olurotimi Bola

7.2 (a)(gr)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Housing tax
Date: Tuesday, January 14, 2025 8:31:06 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jackie McGowan [REDACTED]
Sent: January 14, 2025 6:48 AM
To: clerk@hamilton.ca; Jackie McGowan <jackie.m@acinc.ca>
Subject: Housing tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a

time when so many residents are already struggling with the high cost of living, this tax would

exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative

solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Jackie McGowan

7.2 (a)(gs)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: I Say No To Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:41:15 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Phoebe Nkechi Okereke [REDACTED]
Sent: January 13, 2025 8:20 PM
To: clerk@hamilton.ca
Subject: I Say No To Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Kind Regards

Phoebe Okereke

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

7.2 (a)(gt)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Implementation of double taxation
Date: Monday, January 13, 2025 8:47:19 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jignesh Dave [REDACTED]
Sent: January 13, 2025 4:48 PM
To: clerk@hamilton.ca
Subject: Implementation of double taxation

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Jignesh Dave

[REDACTED]

[REDACTED]

7.2 (a)(gu)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Jap Arora
Date: Monday, January 13, 2025 8:45:16 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Japji Arora [REDACTED]
Sent: January 13, 2025 5:22 PM
To: clerk@hamilton.ca
Subject: Jap Arora

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration implementing Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

*** I am a real estate in the city. I am seeing people situation live, on the ground. This is not the way to go ! Hamiltonians need relief and this move would be the exact opposite of that.

Thank you for your time and consideration.

Sincerely,
Jap Arora

7.2 (a)(gv)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land Transfer Fee's
Date: Tuesday, January 14, 2025 8:23:48 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

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From: vendyvolak@aol.com [REDACTED]
Sent: January 14, 2025 8:21 AM
To: clerk@hamilton.ca
Subject: Land Transfer Fee's

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Vendy Volak
[REDACTED]

7.2 (a)(gw)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land Transfer Tax
Date: Tuesday, January 14, 2025 9:33:26 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Kristina Kritikos [REDACTED]
Sent: January 14, 2025 9:30 AM
To: clerk@hamilton.ca
Subject: Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Kristina Kritikos
[REDACTED]

7.2 (a)(gx)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land transfer tax
Date: Tuesday, January 14, 2025 8:30:40 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: N. B.F. [REDACTED]
Sent: January 14, 2025 7:25 AM
To: clerk@hamilton.ca
Subject: Land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Regards,

Nikroo Faragheh

7.2 (a)(gy)

From: clerk@hamilton.ca
To: [Pilon, Janet](#)
Cc: [Carson, Katie](#)
Subject: FW: Land transfer tax
Date: Monday, January 13, 2025 8:49:52 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Mark Vidovich [REDACTED]
Sent: January 13, 2025 4:24 PM
To: clerk@hamilton.ca
Subject: Land transfer tax

External Email: Use caution with links and attachments

Dear Councilor,

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report FCS24022(a) going before the General Issues Committee on January 15. A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for. Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer. I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable. Thank you for your consideration and your ongoing service to our community.

Sincerely, a Hamilton resident
Mark Vidovich

7.2 (a)(gz)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land transfer tax
Date: Monday, January 13, 2025 8:47:26 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Mark Douglas [REDACTED]
Sent: January 13, 2025 4:39 PM
To: clerk@hamilton.ca
Subject: Land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

As a property owner of 2 properties in Hamilton, I strongly oppose such a move and will do my best to be very vocal against you as mayor and city councillors in the next election

I own a unit at 124-101 Shoreview in Stoney Creek as well as 412-470 Dundas E in Waterdown

Furthermore if you vote for this, I will no longer continue to invest in Hamilton

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Mark Douglas

7.2 (a)(ha)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land transfer tax
Date: Monday, January 13, 2025 8:47:42 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Patricia Hawke [REDACTED]
Sent: January 13, 2025 4:38 PM
To: clerk@hamilton.ca
Subject: Land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Patricia Hawke
[REDACTED]

7.2 (a)(hb)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land Transfer Tax increase
Date: Tuesday, January 14, 2025 9:26:36 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jules Morris [REDACTED]
Sent: January 14, 2025 9:26 AM
To: clerk@hamilton.ca
Subject: Land Transfer Tax increase

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Jules Morris

[REDACTED]

[REDACTED]

[REDACTED]

7.2 (a)(hc)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Land Transfer Tax
Date: Tuesday, January 14, 2025 9:33:30 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Michael Brejnik [REDACTED]
Sent: January 14, 2025 9:27 AM
To: clerk@hamilton.ca
Subject: Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Regards,

michaelBREJNIK

[REDACTED]

[REDACTED]

7.2 (a)(hd)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: land transfer tax
Date: Monday, January 13, 2025 8:49:04 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Derek Doyle [REDACTED]
Sent: January 13, 2025 4:29 PM
To: clerk@hamilton.ca
Subject: land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely,

Derek Doyle
[REDACTED]

7.2 (a)(he)

Send this template to clerk@hamilton.ca before Noon on Tuesday, January 14.

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

<ADD NAME>

Craig Knapman



01/13/25

7.2 (a)(hf)

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Cassandra Allen

7.2 (a)(hg)

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Meltem Koseleci

7.2 (a)(hh)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Tuesday, January 14, 2025 10:53:58 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Colleen Readhead [REDACTED]
Sent: January 14, 2025 10:29 AM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Colleen Readhead – resident of Waterdown

[REDACTED]

[REDACTED]



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Tuesday, January 14, 2025 9:27:47 AM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Kim McGinley 
Sent: January 14, 2025 9:13 AM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Kim McGinley



7.2 (a)(hj)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Tuesday, January 14, 2025 8:31:51 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Nicole Dolphin [REDACTED]
Sent: January 13, 2025 11:37 PM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Nicole Dolphin
Resident of East Hamilton, Bartonville

[REDACTED]

7.2 (a)(hk)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Tuesday, January 14, 2025 8:30:36 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Tracey Fraser [REDACTED]
Sent: January 14, 2025 7:44 AM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely,

Tracey ~

7.2 (a)(hl)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 10:15:38 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Rui Pereira [REDACTED]
Sent: January 13, 2025 10:13 PM
To: clerk@hamilton.ca
Subject: [****POSSIBLE SPAM]MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Rui Pereira

7.2 (a)(hm)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MITT
Date: Monday, January 13, 2025 8:57:07 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: O Couto [REDACTED]
Sent: January 13, 2025 8:55 PM
To: clerk@hamilton.ca
Subject: MITT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Olivia & Justin Couto.

7.2 (a)(hn)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 8:45:51 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Julie Brown [REDACTED]
Sent: January 13, 2025 5:09 PM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely, Julie Brown

7.2 (a)(ho)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 8:45:08 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Wieslawa Baran [REDACTED]
Sent: January 13, 2025 5:24 PM
To: clerk@hamilton.ca
Subject: [****POSSIBLE SPAM]MLTT

External Email: Use caution with links and attachments

Sent from my iPhone

7.2 (a)(hp)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 8:44:12 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Natalie Malda [REDACTED]
Sent: January 13, 2025 5:45 PM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Natalie Malda

7.2 (a)(hq)

From: jack@hilton.ca
To: City_Clerk@hamilton.ca
Subject: Re: MLTT
Date: Monday, January 13, 2025 8:42:28 PM
Attachments: [Jack_Scott@hamilton.ca](#)

Magda Green
Administrative Assistant to Matthew Tremont, City Clerk
Office of the City Clerk, Corporate Services
City of Hamilton
jack.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: [REDACTED]
Sent: January 13, 2025 7:02 PM
To: clerk@hamilton.ca
Subject: MLTT

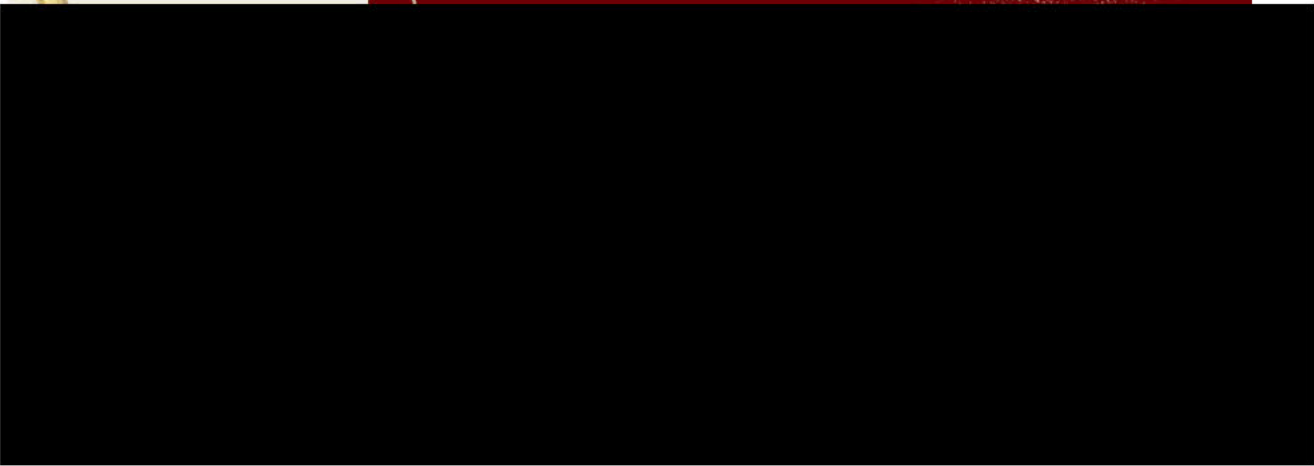
External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Kelley Bartlett, Broker



7.2 (a)(hr)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 8:41:34 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Hassan Jamil <[REDACTED]>
Sent: January 13, 2025 7:34 PM
To: clerk@hamilton.ca
Subject: Fwd: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Hassan Jamil

7.2 (a)(hs)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 4:14:51 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Brittany Arsenault [REDACTED]
Sent: January 13, 2025 4:13 PM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Brittany

7.2 (a)(ht)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Monday, January 13, 2025 4:14:28 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Cody Spencer [REDACTED]
Sent: January 13, 2025 4:12 PM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Cody Spencer

7.2 (a)(hu)

From: clerk@hamilton.ca
To: [Pilon, Janet](#)
Cc: [Carson, Katie](#)
Subject: FW: MLTT Opposition
Date: Tuesday, January 14, 2025 9:26:44 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Joseph Sequeira [REDACTED]
Sent: January 14, 2025 9:20 AM
To: clerk@hamilton.ca
Subject: [****POSSIBLE SPAM]MLTT Opposition

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Joseph Sequeira

7.2 (a)(hv)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT OPPOSITION
Date: Tuesday, January 14, 2025 11:13:02 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: [REDACTED]
Sent: January 14, 2025 11:07 AM
To: clerk@hamilton.ca
Subject: MLTT OPPOSITION

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Lynn vandenbroek

[REDACTED]

7.2 (a)(hw)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT Opposition
Date: Tuesday, January 14, 2025 10:53:10 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Lauren Richardson [REDACTED]
Sent: January 14, 2025 10:20 AM
To: clerk@hamilton.ca
Subject: MLTT Opposition

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to the consideration of implementing a Municipal Land Transfer Tax (MLTT) in Hamilton.

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. According to recent data, the introduction of an MLTT could add an additional \$11,475 or more to the purchase price of a typical Hamilton home. This would further strain the finances of families and individuals who are already stretched thin.

Moreover, a significant majority of Hamilton residents believe that housing is unaffordable, with 84% expressing this concern. For younger Hamiltonians, the situation is even more alarming, with 97% of those aged 30 to 44 and 95% of those aged 18 to 29 worried about the high cost of housing¹. The dream of homeownership is becoming increasingly out of reach for many, and adding an MLTT would only push it further away.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already struggling to make ends meet. Policies that reduce barriers to

homeownership and promote sustainable, affordable housing options are crucial. The focus should be on creating more housing, not more taxes.

Thank you for your time and consideration.

Lauren



7.2 (a)(hx)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT Protest
Date: Tuesday, January 14, 2025 10:54:07 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: [REDACTED]
Sent: January 14, 2025 10:37 AM
To: clerk@hamilton.ca
Cc: info@hamiltonapartmentassociation.ca
Subject: MLTT Protest

External Email: Use caution with links and attachments

Madame Mayor and Members of Council,

I am writing to express my strongest opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only serve to make housing even less affordable for Hamiltonians, adding yet another financial burden to the homebuyers, sellers and renters.

At a time when so many residents are already struggling with the high cost of living this tax would exacerbate the housing crisis rather than help to resolve it.

I urge you to consider alternative 'carrot oriented' solutions that focus on affordability and do not further penalize families already stretched rather than constantly beating us with the 'stick approach'. Taxes are not part this problem - incentives are.

I'd be happy to participate in any constituent think groups to help creatively solve this problem. One that can't be solved with simply another tax.

Regards,

Peter Bartrem
Ward 1 Resident

[Redacted signature block]

7.2 (a)(hy)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MLTT
Date: Tuesday, January 14, 2025 10:54:49 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: loiswatson [REDACTED]
Sent: January 14, 2025 10:52 AM
To: clerk@hamilton.ca
Subject: MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council:

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

7.2 (a)(hz)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: MTLT
Date: Monday, January 13, 2025 8:57:12 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Joel Christie [REDACTED]
Sent: January 13, 2025 8:53 PM
To: clerk@hamilton.ca
Subject: MTLT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

An MLTT leads to higher purchasing costs for landlords to acquire rental properties, which may be passed on to tenants through higher rents. It also may dissuade investors from purchasing properties for rental purposes.

A second land transfer tax would hurt the economy and negatively impact the real estate market and related industries, like construction and retail.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.
Sincerely,

Joel Christie

7.2 (a)(ia)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Tax
Date: Monday, January 13, 2025 8:41:27 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Bernie Knowles [REDACTED]
Sent: January 13, 2025 8:08 PM
To: clerk@hamilton.ca
Subject: Municipal Land Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Bernadette Knowles
[REDACTED]

7.2 (a)(ib)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax - NO MORE TAXES
Date: Monday, January 13, 2025 4:09:59 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Ankit Khanna [REDACTED]
Sent: January 13, 2025 4:08 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax - NO MORE TAXES

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Ankit Khanna

7.2 (a)(ic)

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Brandon Garth

7.2 (a)(id)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax - Opposition
Date: Monday, January 13, 2025 8:48:41 PM
Importance: High

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Philip Kuca [REDACTED]
Sent: January 13, 2025 4:32 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax - Opposition
Importance: High

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Philip Anthony Kuca

7.2 (a)(ie)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 9:27:13 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jimmy Carter [REDACTED]
Sent: January 14, 2025 9:18 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Good morning Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thanks,

Jim Carter/Broker

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7.2 (a)(if)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 9:26:39 AM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Ron Lewyckyj 
Sent: January 14, 2025 9:24 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely

Ron Lewyckyj



7.2 (a)(ig)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 8:33:35 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Michael McDonald [REDACTED]
Sent: January 14, 2025 8:33 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many Hamilton residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Sincerely, Michael McDonald

7.2 (a)(ih)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 8:33:12 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Doreen Ssenabulya [REDACTED]
Sent: January 14, 2025 6:26 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Doreen Ssenabulya

7.2 (a)(ii)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 8:23:52 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Cummins [REDACTED]
Sent: January 14, 2025 8:20 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Hamilton Council

We are writing this email to express our strong opposition to considering the implementation of a municipal land transfer tax in Hamilton. We have recently been fortunate enough to be able to purchase a home in Hamilton with the closing date in late May. If we had received warning that Hamilton may implement such a tax, we would have looked elsewhere for a home. As it stands now, if such a tax is implemented we would, in all likelihood, have to renege on our house deal and lose our deposit as this is all we could afford. Not a very good reputation for a community to have.

Sincerely,

M & F Cummins
[REDACTED]

7.2 (a)(ij)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 9:48:29 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Denise DL [REDACTED]
Sent: January 13, 2025 9:24 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a

time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative

solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Denise Davis-Lawson

7.2 (a)(ik)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal land transfer tax
Date: Monday, January 13, 2025 9:48:16 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Justin Brown [REDACTED]
Sent: January 13, 2025 9:38 PM
To: clerk@hamilton.ca
Subject: Municipal land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a

time when so many residents are already struggling with the high cost of living, this tax would

exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative

solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Justin Brown, B. Comm.

[REDACTED]



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:50:27 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: alex mustatea 
Sent: January 13, 2025 4:17 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Alex Mustatea



7.2 (a)(im)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:49:43 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Haroon Makhdoomi [REDACTED]
Sent: January 13, 2025 4:25 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your consideration in advance.

Thanks&Regards,
Haroon Makhdoomi

[REDACTED]

7.2 (a)(in)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:47:52 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: [REDACTED]
Sent: January 13, 2025 4:37 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Vito Pirri

7.2 (a)(io)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal land transfer tax
Date: Monday, January 13, 2025 8:46:14 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Mike Filipe [REDACTED]
Sent: January 13, 2025 4:59 PM
To: clerk@hamilton.ca
Subject: Municipal land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a

time when so many residents are already struggling with the high cost of living, this tax would

exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative

solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration

7.2 (a)(ip)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal land transfer tax
Date: Monday, January 13, 2025 8:45:02 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Katherine Howlett [REDACTED]
Sent: January 13, 2025 5:24 PM
To: clerk@hamilton.ca
Subject: Municipal land transfer tax

External Email: Use caution with links and attachments

Dear Councilor,

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report FCS24022(a) going before the General Issues Committee on January 15.

A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for.

Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer.

I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable.

Thank you for your consideration and your ongoing service to our community.

Katherine Howlett

7.2 (a)(iq)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal land transfer tax
Date: Monday, January 13, 2025 8:43:24 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Katarzyna J [REDACTED]
Sent: January 13, 2025 6:29 PM
To: Jackson, Tom <Tom.Jackson@hamilton.ca>; clerk@hamilton.ca
Subject: Municipal land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Homelessness will increase if this is implemented.

Our taxes are already higher than any other municipality including Toronto. Unless you plan on greatly reducing them, I see absolutely no benefit for this. We are already taxed to death.

I also don't agree with Toronto having this either but wages are much higher in Toronto than Hamilton. Hamilton does not have the same amount of public attractions and amenities to justify this at all.

This is highly disturbing and not great for future generations.

Our city councillors should be utilizing tax revenues more efficiently than pet projects that don't deliver any value to citizens and taxing us more is not the answer.

Thank you for your time and consideration.

I am available to be reached below if needed.

Katarzyna



7.2 (a)(ir)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:42:58 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Fady R 
Sent: January 13, 2025 6:37 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

--

Fady Rassam



7.2 (a)(is)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:42:50 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: heather bosma [REDACTED]
Sent: January 13, 2025 6:42 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

David and Heather Bosma

7.2 (a)(it)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:42:07 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: [REDACTED]
Sent: January 13, 2025 7:09 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Donald Lee Plouffe

[REDACTED]
[REDACTED]
[REDACTED]

7.2 (a)(iu)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 4:14:35 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Gunjan Chadha [REDACTED]
Sent: January 13, 2025 4:12 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Gunjan Chadha
[REDACTED]

7.2 (a)(iv)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 4:14:14 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Elaine Warren <[REDACTED]>
Sent: January 13, 2025 4:10 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

ELAINE WARREN

[REDACTED]

7.2 (a)(iw)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 4:10:07 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Mike Andrew [REDACTED]
Sent: January 13, 2025 4:07 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

To whom it may concern

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report FCS24022(a) going before the General Issues Committee on January 15. A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for. Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer. I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable. Thank you for your consideration and your ongoing service to our community.

Sincerely,

Michael Andrew

7.2 (a)(ix)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:59:56 AM
Attachments: [1.png](#)
[smime.p7s](#)
[ATT00001.txt](#)
[ATT00002.htm](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Doug Folsetter [REDACTED]
Sent: January 10, 2025 3:22 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Doug Folsetter

7.2 (a)(iy)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT) - No one asked for it and no one wants it.
Date: Monday, January 13, 2025 4:10:02 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Tobias Smulders [REDACTED]
Sent: January 13, 2025 4:08 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT) - No one asked for it and no one wants it.

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Tobias Smulders

--

7.2 (a)(iz)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 10:53:39 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Gary Vandervelde [REDACTED]
Sent: January 14, 2025 10:27 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Gary Vandervelde

REALTOR

7.2 (a)(ja)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 10:53:34 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Nicole Vandervelde [REDACTED]
Sent: January 14, 2025 10:27 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Nicole Vandervelde

REALTOR

7.2 (a)(jb)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 10:53:14 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Robin Colville <[REDACTED]>
Sent: January 14, 2025 10:22 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Robin Colville
[REDACTED]

7.2 (a)(jc)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 9:39:22 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Ryan Manalo [REDACTED]
Sent: January 14, 2025 9:36 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Ryan Manalo

7.2 (a)(jd)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 8:31:29 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: shenli Bao [REDACTED]
Sent: January 13, 2025 10:15 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Shenli / Sylvia

7.2 (a)(je)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:47:05 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Peter Doma [REDACTED]
Sent: January 13, 2025 4:51 PM
To: clerk@hamilton.ca; McMeekin, Ted <Ted.McMeekin@hamilton.ca>; [Office of the Mayor <Officeofthe.Mayor@hamilton.ca>](mailto:Officeofthe.Mayor@hamilton.ca)
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor, Ted McMeekin, and Members of Council,

I am writing to express my strong opposition to the consideration of implementing a Municipal Land Transfer Tax (MLTT) in Hamilton.

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. [According to recent data, the introduction of an MLTT could add an additional \\$11,475 or more to the purchase price of a typical Hamilton home¹.](#) This would further strain the finances of families and individuals who are already stretched thin.

[Moreover, a significant majority of Hamilton residents believe that housing is unaffordable, with 84% expressing this concern¹. For younger Hamiltonians, the situation is even more alarming, with 97% of those aged 30 to 44 and 95% of those aged 18 to 29 worried about the high cost of housing¹.](#) The dream of homeownership is becoming increasingly out of reach for many, and adding an MLTT would only push it further away.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already struggling to make ends meet. Policies that reduce barriers to homeownership and promote sustainable, affordable housing options are crucial. The focus should be on creating more housing, not more taxes.

Thank you for your time and consideration.

Regards,

Peter Doma (Ward 15 Resident)



7.2 (a)(jf)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:46:57 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Sharon Caesar [REDACTED]
Sent: January 13, 2025 4:52 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Sharon Caesar

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

7.2 (a)(jg)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:46:04 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Honor Hughes [REDACTED]
Sent: January 13, 2025 5:02 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Honor Hughes

[REDACTED]

7.2 (a)(jh)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:45:45 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Melissa Curtis [REDACTED]
Sent: January 13, 2025 5:10 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

--

Melissa Curtis

[REDACTED]

7.2 (a)(ji)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:44:41 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Raji Purewal [REDACTED]
Sent: January 13, 2025 5:33 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration implementing Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your consideration

Raji Purewal

7.2 (a)(jj)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:44:26 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Kit Ward [REDACTED]
Sent: January 13, 2025 5:36 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Kit Ward
[REDACTED]

7.2 (a)(jk)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:43:54 PM
Attachments: [image001.png](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Ron Contenta [REDACTED]
Sent: January 13, 2025 6:10 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Thank You,
Ron



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 10:53:50 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Joanne Kennedy 
Sent: January 14, 2025 10:28 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Joanne Kennedy



7.2 (a)(jm)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal land transfer tax
Date: Tuesday, January 14, 2025 10:53:29 AM
Attachments: [2Heather O'Sullivan Letterhead.docx](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Heather O'Sullivan [REDACTED]
Sent: January 14, 2025 10:26 AM
To: clerk@hamilton.ca
Subject: Municipal land transfer tax

External Email: Use caution with links and attachments

[Heather O'Sullivan](#) [REDACTED]
[REDACTED]
[REDACTED]

7.2 (a)(jn) [REDACTED]

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 9:27:07 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Isabel Zulian [REDACTED]
Sent: January 14, 2025 9:18 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. I, as a 28-year-old, finally saved up to purchase a new construction condo in Waterdown, with it projected to be finished this year. My dream of home ownership is almost here, a second tax would hurt me and an entire generation like me who just want to establish their own home base like generations before.

NO Municipal Land Transfer Tax.

Isabel Zulian

[REDACTED]

[REDACTED]

7.2 (a)(jo)

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Oxana Polyakova

2025-02-14

7.2 (a)(jp)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax in Hamilton
Date: Tuesday, January 14, 2025 9:00:08 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jim Duffy [REDACTED]
Sent: January 14, 2025 8:42 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax in Hamilton

External Email: Use caution with links and attachments

January 14, 2025

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to the consideration of implementing a Municipal Land Transfer Tax (MLTT) in Hamilton. Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. According to recent data, the introduction of an MLTT could add an additional \$11,475 or more to the purchase price of a typical Hamilton home. This would further strain the finances of families and individuals who are already stretched thin.

Moreover, a significant majority of Hamilton residents believe that housing is unaffordable, with 84% expressing this concern. For younger Hamiltonians, the situation is even more alarming, with 97% of those aged 30 to 44 and 95% of

those aged 18 to 29 worried about the high cost of housing¹. The dream of homeownership is becoming increasingly out of reach for many, and adding an MLTT would only push it further away.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already struggling to make ends meet. Policies that reduce barriers to homeownership and promote sustainable, affordable housing options are crucial. The focus should be on creating more housing, not more taxes.

Thank you for your time and consideration.

Jim Duffy



7.2 (a)(jq)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax outlined in report FCS24022(a)
Date: Monday, January 13, 2025 8:44:49 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: N Hopwood [REDACTED]
Sent: January 13, 2025 5:32 PM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax outlined in report FCS24022(a)

External Email: Use caution with links and attachments

Dear Councilor,

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report FCS24022(a) going before the General Issues Committee on January 15. A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for. Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer. I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable. Thank you for your consideration and your ongoing service to our community.

Sincerely,
Nikki Hopwood

[REDACTED]

7.2 (a)(jr) [REDACTED]

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 9:33:14 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: David Balsdon [REDACTED]
Sent: January 14, 2025 9:31 AM
To: clerk@hamilton.ca
Subject: Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

David Balsdon
[REDACTED]

[REDACTED]

[REDACTED]

7.2 (a)(js)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No MLTT in Hamilton
Date: Monday, January 13, 2025 8:41:50 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Vicky Urban [REDACTED]
Sent: January 13, 2025 7:31 PM
To: clerk@hamilton.ca
Subject: No MLTT in Hamilton

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Vicky Urban

7.2 (a)(jt)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No MLTT —URGENT—
Date: Tuesday, January 14, 2025 8:23:43 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Nicole Theroux [REDACTED]
Sent: January 14, 2025 8:22 AM
To: clerk@hamilton.ca
Subject: No MLTT —URGENT—

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a

time when so many residents are already struggling with the high cost of living, this tax would

exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative

solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Nicole Theroux

7.2 (a)(ju)

Dear Councilor,

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report [FCS24022\(a\)](#) going before the General Issues Committee on January 15.

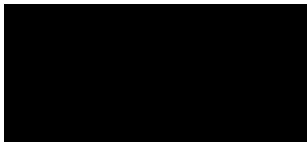
A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for. Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer.

I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable.

Thank you for your consideration and your ongoing service to our community.

Sincerely,

Mellisa Rogal



7.2 (a)(jv)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No More Tax!!!
Date: Tuesday, January 14, 2025 10:54:35 AM
Attachments: [image.png](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk
Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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From: Douglas VanDuzer [REDACTED]
Sent: January 14, 2025 10:49 AM
To: clerk@hamilton.ca
Subject: No More Tax!!!

10:48 🌙
◀ Mail



Send this template to clerk@hamilton.ca before Noon on Tuesday, January 14.

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

<ADD NAME>

7.2 (a)(jw)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: NO MORE TAXES!!!
Date: Monday, January 13, 2025 9:48:23 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Gerry Chopik [REDACTED]
Sent: January 13, 2025 9:36 PM
To: clerk@hamilton.ca
Subject: NO MORE TAXES!!!

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council:

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.
Sincerely,

[REDACTED]--
Gerry Chopik
[REDACTED]

7.2 (a)(jx)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No Municipal Land Transfer Tax in Hamilton
Date: Monday, January 13, 2025 8:44:33 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Hassan Rasul <[REDACTED]>
Sent: January 13, 2025 5:35 PM
To: clerk@hamilton.ca
Subject: No Municipal Land Transfer Tax in Hamilton

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Hassan Rasul

Resident Ward 15

[REDACTED]
[REDACTED]

7.2 (a)(jy)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: NO to doubling of Land Transfer Taxes in Hamilton
Date: Monday, January 13, 2025 8:50:16 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Sara Rahimi [REDACTED]
Sent: January 13, 2025 4:19 PM
To: clerk@hamilton.ca
Subject: NO to doubling of Land Transfer Taxes in Hamilton

External Email: Use caution with links and attachments

Dear Councilor,

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report FCS24022(a) going before the General Issues Committee on January 15. A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for. Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer. I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable. Thank you for your consideration and your ongoing service to our community.

Sincerely,
Sara Rahimi

7.2 (a)(jz)

Pilon, Janet

Subject: Increase in city tax in Hamilton.

From: Gargi Mukherjee
Sent: January 15, 2025 9:09 AM
To: <mailto:clerk@hamilton.ca>
Cc: <mailto:mtaylor-qp@ndp.on.ca>
Subject: Increase in city tax in Hamilton.

Hi,
We all are going through our financial struggles. Among all these struggles just increasing the tax on houses to 6.3% is just insane. The city should increase tax on big business houses and not the common people. While we are struggling to buy groceries and keep roof on our head this type of insanity by the city of Hamilton is not to be encouraged at all.
Request the city not to impose the additional tax on the houses in the city of Hamilton.
Thank You
Gargi Mukherjee

7.2 (a)(ka)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No to MLTT!
Date: Tuesday, January 14, 2025 10:54:13 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.png](#)

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Seif El-Sahly 
Sent: January 14, 2025 10:42 AM
To: clerk@hamilton.ca
Subject: No to MLTT!

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Regards,


Seif El-Sahly, P.Eng.




7.2 (a)(kb)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No to Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:41:22 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Ike Anselm Okereke [REDACTED]
Sent: January 13, 2025 8:18 PM
To: clerk@hamilton.ca
Subject: No to Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Kind Regards



From: clerk@hamilton.ca
To: [Pilon, Janet](#)
Cc: [Carson, Katie](#)
Subject: FW: No to Municipal Land Transfer Tax (MLTT) in Hamilton
Date: Monday, January 13, 2025 8:46:29 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jo Anna Garcia 
Sent: January 13, 2025 4:56 PM
To: clerk@hamilton.ca
Subject: No to Municipal Land Transfer Tax (MLTT) in Hamilton

External Email: Use caution with links and attachments



Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Regards,

Jo Anna Garcia



7.2 (a)(kd)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No to Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 8:49:36 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jackie Corcoran [REDACTED]
Sent: January 13, 2025 4:27 PM
To: clerk@hamilton.ca
Subject: No to Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Jackie Corcoran

[REDACTED]

7.2 (a)(ke)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: NO to Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:41:59 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Marge Woodworth [REDACTED]
Sent: January 13, 2025 7:14 PM
To: clerk@hamilton.ca
Subject: NO to Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.
Sincerely,

Marge Woodworth



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: NO TO THE DOUBLE TAX
Date: Monday, January 13, 2025 8:58:34 AM
Attachments: [Approved-Member-Delegation.pdf](#)

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

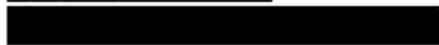
magda.green@hamilton.ca

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From: Cindy Zupanovic 
Sent: January 10, 2025 3:33 PM
To: clerk@hamilton.ca
Subject: NO TO THE DOUBLE TAX

External Email: Use caution with links and attachments

Cindy Zupanovic



7.2 (a)(kg)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: No to the Municipal Land Transfer Tax (MLTT)
Date: Monday, January 13, 2025 4:15:16 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Michael T Swick [REDACTED]
Sent: January 13, 2025 4:14 PM
To: clerk@hamilton.ca
Subject: No to the Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Michael Swick

[REDACTED]

7.2 (a)(kh)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: NO to the Municipal Land Transfer Tax
Date: Tuesday, January 14, 2025 10:54:55 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: pwheeler [REDACTED]
Sent: January 14, 2025 10:53 AM
To: clerk@hamilton.ca
Subject: NO to the Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Paul Wheeler

[REDACTED]

7.2 (a)(ki)

January 13, 2025

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely

Ellen Boyce, Broker

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

7.2 (a)(kj)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposed
Date: Monday, January 13, 2025 8:43:04 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Amy Shugar [REDACTED]
Sent: January 13, 2025 6:36 PM
To: clerk@hamilton.ca
Subject: Opposed

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Thank you

AMY SHUGAR

[REDACTED]

7.2 (a)(kk)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposed of MLTT
Date: Tuesday, January 14, 2025 10:54:02 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: S.A. HACHE [REDACTED]
Sent: January 14, 2025 10:32 AM
To: clerk@hamilton.ca
Subject: Opposed of MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Kind regards,

[REDACTED]

S.A. Hache
[REDACTED]

7.2 (a)(kl)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposing the Municipal Land Transfer Tax (MLTT).
Date: Tuesday, January 14, 2025 10:53:23 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Fatima Contenta [REDACTED]
Sent: January 14, 2025 10:27 AM
To: clerk@hamilton.ca
Subject: Opposing the Municipal Land Transfer Tax (MLTT).

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
F Contenta

7.2 (a)(km)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposition to land transfer tax
Date: Tuesday, January 14, 2025 9:28:21 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Diana Siebenaler [REDACTED]
Sent: January 14, 2025 9:04 AM
To: clerk@hamilton.ca
Subject: Opposition to land transfer tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Best- Diana Siebenaler
[REDACTED]

7.2 (a)(kn)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposition to MLTT
Date: Monday, January 13, 2025 4:10:35 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Gaye Males 
Sent: January 13, 2025 4:10 PM
To: clerk@hamilton.ca
Subject: Opposition to MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Cheers,

Gaye

Gaye Males, Broker



7.2 (a)(ko)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposition to MLTT
Date: Monday, January 13, 2025 4:09:54 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Brent Savo Sardaro [REDACTED]
Sent: January 13, 2025 4:08 PM
To: clerk@hamilton.ca
Subject: Opposition to MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Brent Savo

7.2 (a)(kp)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposition to MLTT
Date: Tuesday, January 14, 2025 9:33:19 AM
Attachments: [NoMuniTaxLetter.pdf](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Nathan Olsen [REDACTED]
Sent: January 14, 2025 9:30 AM
To: clerk@hamilton.ca
Subject: Opposition to MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Nathan Olsen

7.2 (a)(kq)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposition to Municipal Land Transfer Tax in Hamilton
Date: Tuesday, January 14, 2025 8:33:23 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Cindy Mayor [REDACTED]
Sent: January 14, 2025 8:30 AM
To: clerk@hamilton.ca
Subject: Opposition to Municipal Land Transfer Tax in Hamilton

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Cindy Mayor

[REDACTED]



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Opposition to Municipal Land Transfer Tax
Date: Monday, January 13, 2025 8:44:18 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Demis Rasho 
Sent: January 13, 2025 5:42 PM
To: clerk@hamilton.ca; Ward 8 Office <ward8@hamilton.ca>
Subject: Opposition to Municipal Land Transfer Tax

External Email: Use caution with links and attachments

Dear Mayor and Council Members,

I am reaching out to voice my firm opposition to the potential introduction of a Municipal Land Transfer Tax (MLTT). This tax would contribute to making housing even more unaffordable for the residents of Hamilton, placing an additional financial strain on homebuyers, sellers, and renters alike. Given that many residents are already facing challenges due to the high cost of living, this measure would only worsen the current housing crisis instead of offering a solution. I strongly encourage you to explore alternative strategies that prioritize affordability and do not impose further hardships on families who are already struggling.

Thank you for considering my perspective.

Best regards,

Demis Rasho



7.2 (a)(ks)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Overtaxed
Date: Monday, January 13, 2025 8:43:31 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Bill Derry [REDACTED]
Sent: January 13, 2025 6:25 PM
To: clerk@hamilton.ca
Subject: Overtaxed

External Email: Use caution with links and attachments

[REDACTED]

7.2 (a)(kt)

From: emma@roccasisters.ca
To: emma@roccasisters.ca
Subject: PETITION AGAINST MUNICIPAL LAND TRANSFER TAX
Date: Tuesday, January 14, 2025 12:39:46 AM

Maggie Green
Administrative Assistant to Matthew Pennum, City Clerk
Office of the City Clerk, Corporate Services
City of Hamilton
maggie.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: emma@roccasisters.ca
Sent: January 14, 2025 9:22 AM
To: maggie@hamilton.ca
Subject: PETITION AGAINST MUNICIPAL LAND TRANSFER TAX

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,



THE ROCCA SISTERS TEAM

EMMA HETHERINGTON
Licensed Sales Representative



Direct: 226-878-8742 Office: 905-335-4102 Website: www.roccasisters.ca
Royal LePage/Burlinghead Real Estate Services, Brokerage
emma@roccasisters.ca
www.roccasisters.ca

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7.2 (a)(ku)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Please say NO to the MLTT in Hamilton
Date: Tuesday, January 14, 2025 11:13:28 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Brianne Taylor [REDACTED]
Sent: January 14, 2025 11:12 AM
To: clerk@hamilton.ca
Subject: Please say NO to the MLTT in Hamilton

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Brianne Taylor

[REDACTED]

7.2 (a)(kv)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Property Tax Increase Proposal - Public Comment
Date: Tuesday, January 14, 2025 9:00:24 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Stewart Gilmour <[REDACTED]>
Sent: January 14, 2025 8:35 AM
To: clerk@hamilton.ca
Subject: Property Tax Increase Proposal - Public Comment

External Email: Use caution with links and attachments

Hello,

Please tell us why this city deserves another pay raise from its residents. What has the city done with the initial raise of 5.79% to warrant an additional and even larger hike.

Our parks are a disgrace, our roads are falling apart, and nothing is being done. Let's see some results before the reward. At this point I'd rather see the municipality take on some debt to target these issues rather than tax us. Tax us once there's some positive momentum, win us back!

People are already struggling to afford housing. In what world does adding to this cost make any sense?

A very concerned citizen,
Stewart



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Proposed MLTT
Date: Monday, January 13, 2025 9:01:31 AM
Attachments:

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Ron Hunter
Sent: January 10, 2025 4:55 PM
To: clerk@hamilton.ca
Subject: Proposed MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely,

Ron Hunter



7.2 (a)(kx)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Proposed MLTT
Date: Monday, January 13, 2025 8:47:13 PM
Attachments: [Outlook-545ozxsh.png](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Amey Hanna [REDACTED]
Sent: January 13, 2025 4:50 PM
To: clerk@hamilton.ca
Subject: Proposed MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

As a real estate lawyer practising in Hamilton, I know that this proposed tax will negatively impact the real estate market in Hamilton. Hamilton provides affordable housing options and allows individuals and families to realize their dream of home ownership in a vibrant City. Another tax will definitely make this dream unattainable and drive purchasers further south (ie. St. Catharines, Welland and Niagara).

Regards,

Amey Hanna B.A. (Hons.), J.D.

7.2 (a)(ky)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Proposed Municiple LTT
Date: Tuesday, January 14, 2025 11:13:12 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Kevin Andrew [REDACTED]
Sent: January 14, 2025 11:11 AM
To: clerk@hamilton.ca
Subject: Proposed Municiple LTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration. Sincerely,

Kevin Andrew
[REDACTED]

7.2 (a)(jz)

Pilon, Janet

Subject: Increase in city tax in Hamilton.

From: Gargi Mukherjee
Sent: January 15, 2025 9:09 AM
To: <mailto:clerk@hamilton.ca>
Cc: <mailto:mtaylor-qp@ndp.on.ca>
Subject: Increase in city tax in Hamilton.

Hi,
We all are going through our financial struggles. Among all these struggles just increasing the tax on houses to 6.3% is just insane. The city should increase tax on big business houses and not the common people. While we are struggling to buy groceries and keep roof on our head this type of insanity by the city of Hamilton is not to be encouraged at all.
Request the city not to impose the additional tax on the houses in the city of Hamilton.
Thank You
Gargi Mukherjee

7.2 (a)(kz)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: re- LTT
Date: Monday, January 13, 2025 8:47:36 PM
Attachments: [image001.png](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

City Hall is located on the ancestral territory of the Haudenosaunee Confederacy, the Anishinaabe and many other Indigenous peoples. It is also covered by the Dish with One Spoon Wampum agreement, which asks that all sharing this territory do so respectfully and sustainably in community.

From: Paul Bellavia [REDACTED]
Sent: January 13, 2025 4:38 PM
To: clerk@hamilton.ca
Subject: re- LTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration

Paul Bellavia, CPA
[REDACTED]

7.2 (a)(1a)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: RE MLTT
Date: Tuesday, January 14, 2025 8:33:29 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Colin Gainham [REDACTED]
Sent: January 14, 2025 8:29 AM
To: clerk@hamilton.ca
Subject: RE MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal

Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable

for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a

time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative

solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

Colin Gainham

7.2 (a)(lb)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Say NO to double tax
Date: Tuesday, January 14, 2025 8:31:34 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: AFS [REDACTED]
Sent: January 13, 2025 10:08 PM
To: clerk@hamilton.ca; Jackson, Tom <Tom.Jackson@hamilton.ca>
Subject: Say NO to double tax

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Annette Sciarra (Ward 6)

7.2 (a)(lc)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Statement regarding Property Tax Increase
Date: Tuesday, January 14, 2025 8:33:00 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Christine Le [REDACTED]
Sent: January 14, 2025 12:21 AM
To: clerk@hamilton.ca
Subject: Statement regarding Property Tax Increase

External Email: Use caution with links and attachments

To Whom It May Concern,

As a resident of Hamilton, I am writing to express my concerns regarding the proposed 6.3% property tax hike in the 2025 budget. While I understand the importance of maintaining and improving public services, I must highlight a shared sentiment among many residents: the noticeable lack of tangible improvements in key areas such as road maintenance, library services, and police or crime regulation.

Over the past few years, Hamiltonians have witnessed tax increases, yet the day-to-day impact on the quality of life for residents remains underwhelming. Roads in many areas are in disrepair, public libraries are struggling to modernize and meet community needs, and issues related to crime and public safety persist. These are critical areas that directly affect residents' lives and should reflect the investments made through increased taxes.

I urge the city to provide clear and transparent communication about how the proposed tax increase will address these specific concerns. Residents need assurance that their hard-earned money will be allocated toward measurable and impactful improvements. Additionally, I recommend that the city explore alternative cost-saving measures or revenue-generating strategies to ease the burden on taxpayers without compromising essential services.

Hamilton is a thriving city with immense potential, but its growth must be accompanied by meaningful and visible enhancements in public services. I respectfully request that the council take these concerns into consideration and work toward a balanced solution that prioritizes the needs of residents.

Sincerely,

Christine Le





From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: STOP 2nd Land Transfer Tax
Date: Monday, January 13, 2025 4:08:18 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jacob Poirier 
Sent: January 13, 2025 4:07 PM
To: clerk@hamilton.ca
Subject: STOP 2nd Land Transfer Tax

External Email: Use caution with links and attachments

Dear Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely
Jacob Poirier

JACOB POIRIER



7.2 (a)(le)

January 13, 2025

Nancy Lutz

[REDACTED]
[REDACTED]
[REDACTED]

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT).

Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it.

I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

[REDACTED]

7.2 (a)(lf)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: STOP MLTT IN HAMILTON
Date: Tuesday, January 14, 2025 11:12:12 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Trishia Acorda [REDACTED]
Sent: January 14, 2025 10:57 AM
To: clerk@hamilton.ca
Subject: STOP MLTT IN HAMILTON

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my **strong opposition** to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters.

At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,

--

7.2 (a)(lg)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Stop tax
Date: Monday, January 13, 2025 8:43:48 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Lui Nunno [REDACTED]
Sent: January 13, 2025 6:12 PM
To: clerk@hamilton.ca
Subject: Stop tax

External Email: Use caution with links and attachments

I've been asking myself: Who will increase the tax faster: the mayor of Toronto or the one of Hamilton? Both NDP. What can we expect?

Regards,

Luigi Nunno

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7.2 (a)(lh)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Stop the Double Tax!!!
Date: Monday, January 13, 2025 8:42:13 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Alexis Hapers [REDACTED]
Sent: January 13, 2025 7:09 PM
To: clerk@hamilton.ca
Subject: Stop the Double Tax!!!

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,

Alexis Hapers
[REDACTED]

7.2 (a)(li)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Stop the MLTT in Hamilton!
Date: Tuesday, January 14, 2025 9:03:10 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: Stefanie Di Francesco [REDACTED]
Sent: January 14, 2025 8:55 AM
To: clerk@hamilton.ca
Subject: Stop the MLTT in Hamilton!

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Stefanie Di Francesco
[REDACTED]

7.2 (a)(lj)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Stop the Municipal Land Transfer Tax (MLTT)
Date: Tuesday, January 14, 2025 10:54:22 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Adam French [REDACTED]
Sent: January 14, 2025 10:42 AM
To: clerk@hamilton.ca
Subject: Stop the Municipal Land Transfer Tax (MLTT)

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Sincerely,
Adam French

7.2 (a)(lk)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Strongly Oppose MLTT
Date: Tuesday, January 14, 2025 8:31:11 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Jolene Mosca [REDACTED]
Sent: January 14, 2025 6:37 AM
To: clerk@hamilton.ca
Subject: Re: Strongly Oppose MLTT

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Regards,

Jolene Mosca

7.2 (a)(II)



From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: strongly opposed!
Date: Monday, January 13, 2025 8:50:02 PM

Magda Green


Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: EXIT Realty Strategies 
Sent: January 13, 2025 4:21 PM
To: clerk@hamilton.ca
Subject: strongly opposed!

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Kim Smiley Wiley






7.2 (a)(lm)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Tax increases
Date: Tuesday, January 14, 2025 9:27:37 AM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: mohammad ali hekmatian [REDACTED]
Sent: January 14, 2025 9:18 AM
To: clerk@hamilton.ca
Subject: Tax increases

External Email: Use caution with links and attachments

You can use this as This petition written by hamilton Real Estate board:

Dear Councilor,

I am writing to you as a resident of your ward to share my opposition to the consideration of a Municipal Land Transfer Tax outlined in report FCS24022(a) going before the General Issues Committee on January 15. A municipal land transfer tax is an unfair tax on hopeful homebuyers. It isn't only a burden on first-time buyers but also on those hoping to purchase homes that are appropriate for growing families. The financial costs of purchasing a home are already extraordinarily difficult to save for. Implementing a municipal land transfer tax will mean residents must delay the dream of homeownership even longer. I am urging you to not support any exploration of a municipal tax and shut it down before it can go any further. Enough is enough. We cannot afford another unfair tax that will only make housing less affordable. Thank you for your consideration and your ongoing service to our community.

Sincerely,
Mohammad Ali Hekmatian
[REDACTED]

7.2 (a)(In)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: TAXES
Date: Tuesday, January 14, 2025 9:33:10 AM
Attachments: [Approved-Member-Delegation.pdf](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Heather Buchanan Curren [REDACTED]
Sent: January 14, 2025 9:28 AM
To: clerk@hamilton.ca
Subject: TAXES

External Email: Use caution with links and attachments

7.2 (a)(lo)

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: Transfer tax
Date: Monday, January 13, 2025 8:43:36 PM

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services
City of Hamilton
magda.green@hamilton.ca

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-----Original Message-----

From: ken mackenzie [REDACTED]
Sent: January 13, 2025 6:24 PM
To: clerk@hamilton.ca
Subject: Transfer tax

External Email: Use caution with links and attachments

clerk@hamilton.ca.

Dear Madame Mayor and Members of Council, I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin.

Thank you for your time and consideration.

Ken Mackenzie
[REDACTED]

[REDACTED]

From: clerk@hamilton.ca
To: [Pilon, Janet](#); [Carson, Katie](#)
Subject: FW: URGENT URGENT: STRONG OPPOSITION TO ANY CONSIDERATION OF A MUNICIPAL LAND TRANSFER TAX
Date: Monday, January 13, 2025 8:46:42 PM
Attachments: [MVS EMAIL Logo Melissa Vass Scott Realtor Hamilton \(0.5 x 0.5 in\).png](#)

Magda Green

Administrative Assistant to Matthew Trennum, City Clerk

Office of the City Clerk, Corporate Services

City of Hamilton

magda.green@hamilton.ca

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From: Melissa L Vass Scott [REDACTED]
Sent: January 13, 2025 4:57 PM
To: clerk@hamilton.ca
Subject: URGENT URGENT: STRONG OPPOSITION TO ANY CONSIDERATION OF A MUNICIPAL LAND TRANSFER TAX

External Email: Use caution with links and attachments

Dear Madame Mayor and Members of Council,

I am writing to express my strong opposition to any consideration of implementing a Municipal Land Transfer Tax (MLTT). Implementing this tax would only make housing even less affordable for Hamiltonians, adding yet another financial burden to homebuyers, sellers, and renters. At a time when so many residents are already struggling with the high cost of living, this tax would exacerbate the housing crisis rather than help resolve it. I urge you to consider alternative solutions that focus on affordability and do not further penalize families already stretched thin. Thank you for your time and consideration.

Sincerely,
Melissa Vass Scott

[REDACTED]
[REDACTED]
[REDACTED]