



Mayor Andrea Horwath and Hamilton City Council Members
City of Hamilton
71 Main St W, Hamilton, ON
L8P 4Y5

June 27, 2025

Re: Letter of Support - Redevelopment of 84 York Boulevard

Dear Mayor and Members of Council,

We understand that the leaders of Philpott church are applying to you to request the removal of any Heritage constraints against their property located at 84 York Boulevard. We have been in dialogue with them as a consequence of our work with the Salvation Army and our collaboration with OVG on the revitalization of the area around the arena. This request is in aid of efforts to accelerate the redevelopment of this site and this is an interest we share.

The redevelopment of this site is not only timely it's essential. It will enhance the surrounding streetscape, introduce much-needed residential density, and provide active ground-floor uses along York Boulevard that can serve as dynamic gathering places before and after events. Restaurants, retail, and a growing residential community will contribute to the safety, vibrancy, and economic health of the district creating an environment that is welcoming, lively, and walkable.

The church site sits directly across from the newly rebranded TD Coliseum, which now features Matty Matheson's Iron Cow Public House, a major new culinary destination within the arena. A key factor in the long-term success of Iron Cow, the arena and the full potential of the broader entertainment district, will be a vibrant, safe, and active corner at York Boulevard and Park Street.

Removing the heritage constraints and allow development to happen, reflects the kind of thoughtful urban development that aligns with the City's goals for a more inclusive and prosperous downtown and it's 10 Year Downtown Revitalization Strategy. It builds on momentum, adds critical mass to the area, and reinforces the public-private collaboration that continues to shape a more dynamic Hamilton.

We believe this redevelopment is a natural and valuable complement to our investment in the arena and the surrounding precinct. HUPEG fully supports the church's proposal and the significant private investment it represents for Downtown Hamilton.

Sincerely,

A handwritten signature in black ink, reading 'P.J. Mercanti'.

PJ Mercanti
President, HUPEG