

From: Robyn Covre

Sent: Thursday, March 19, 2026 6:00 PM

To: Catarino, Jennifer ; Baldassarra, Alaina ; clerk@hamilton.ca

Cc: Robyn Covre

Subject: Formal Objection – Proposed Development on Wilson Street East, Ancaster

External Email: Use caution with links and attachments.

Good afternoon,

My name is Robyn, and I am a resident of Ancaster for over 30 years. I am writing to formally express my strong objection to the proposed development at 392, 398, 400, 406, and 412 Wilson Street East in the downtown Village core.

As someone who has lived in this community for decades, I care deeply about preserving the character, safety, and livability of our village. I have several concerns regarding this proposal:

- Out-of-place scale and design

A multi-storey condominium development does not align with the existing charm and character of downtown Ancaster, which is known for its low-rise, village feel.

- Infrastructure limitations

The downtown core is not equipped to handle:

- Increased traffic congestion
- Additional parking demands
- Increased noise levels
- Traffic and safety concerns

Traffic in this area is already a significant issue, particularly during peak hours. Adding a development of this size will:

- Increase congestion on Wilson Street
- Create unsafe turning conditions

- Push overflow traffic into surrounding residential streets such as Academy Drive, reducing neighbourhood safety
- Parking overflow

Based on the number of units proposed, it is likely that insufficient parking will lead to street congestion, making an already busy area even more difficult to navigate.

- Construction impact

A project of this scale will require years of construction (estimated 36–48 months), bringing:

- Ongoing disruption to residents and local businesses
- Noise, dust, and limited access in the core
- Additional strain on an already busy roadway that cannot easily be closed or rerouted
- Long-term impact on the community
 - Potential decrease in property values for nearby homes
 - Reduced appeal of the village core due to congestion and overdevelopment
 - Loss of the unique “village charm” that attracts both residents and visitors

I respectfully ask that you carefully consider the long-term implications of this proposal. There are more appropriate locations for higher-density development that would not compromise the integrity of the historic village core—such as areas with better access to major roads and existing infrastructure.

Thank you for taking the time to review my concerns. I would appreciate confirmation that this email has been received and considered as part of the public record.

Sincerely,

Robyn Covre

Ancaster Resident (30+ years)