

Subject: Rezoning Application - [File Z-9536, 415-421 Boler Rd London Zoning By-law Amendment] –
Neighbourhood Property Owner Supporting Planning Staff's Recommendations

Dear Mayor and Council Members,

As a neighbouring property owner to the above-referenced rezoning application, I urge you to support the planning staff's recommendations. These recommendations, which include increased structure setbacks, balcony enlargement, enhanced parking and bicycle parking requirements, and the elimination of the rooftop patio, are crucial for mitigating the negative impact of the proposed development on our community.

The current proposal, approved by a narrow 3-2 committee vote, is incompatible with the existing neighbourhood character. The proposed density and design represent an over-intensification of the property, which will significantly affect neighbouring residents' quality of life.

While I acknowledge the City's need to encourage infill development, it is imperative that fairness and equity are prioritized. The applicant's claim that the project becomes unviable with the staff's recommendations should not outweigh the objective and professional assessment of our planning staff. Their recommendations reflect a balanced approach, addressing the needs of the community while considering development goals.

I respectfully request that you prioritize the professional, unbiased recommendations of the planning staff over the applicant's self-interested claims. Supporting these recommendations will ensure a more harmonious integration of the proposed development into our neighbourhood.

I consent to my letter being on the Public Agenda

Thank you for your consideration.

Sincerely,

Jim Holody