

## Introduction

Name Ryan O'Donnell

I am a London native, a recent first-time home buyer, and am employed as a Data Analyst at the Community Care Access Center here in London Ontario.

I am here to discuss my zoning amendment application that requests to change the zoning of my home from an r2-2 to an r2-2 with special permission for four units.

I will be reviewing 3 main subjects regarding my application:

- 1) Common issues outlined in the Near Campus neighborhoods strategy documents
- 2) A description of my home and my dedication to its upkeep and improvement
- 3) And from a residence perspective, a quick review of my home versus other similar properties in my local area

## Notes on the Great Near Campus Neighborhoods Policy

The focus of the Great Near Campus policy is to attempt provide a proactive solution to problems our communities have been experiencing around our two university and college campuses here in London.

Some of the issues outlined in the in the policy include:

- \*Poor Maintenance of properties
- \*Lack of quality and safe housing
- \*Loss of balance between students and residents
- \*Lack of adequate parking arrangements
- \*And Overall Community fatigue dealing with these and other ongoing issues.

*I would like to contrast*  
Description of my home and my dedication to its upkeep and improvement

\* My home is a large purpose built multi-unit building with front lobby that offers a safe direct access to all three levels of the building.

\*It has 4 independent accessible parking spaces

\*And is at the outer boundary of the Near Campus Neighbourhood zone.

\* My home offers a large amount of greenspace which includes large spacious front and rear lawns, as well as flower beds at both the front and rear areas of the property.

\*To support the long term maintenance of my home, I have invested in lawn and maintenance equipment such as a garage full of power tools, weed eater, snow blower and lawn mower.

*\* Contrast*

*It would be helpful to try to describe the spirit of the policy and how it compares to my home*

\*I have a high level of pride of ownership, and am highly responsive to any concerns and queries.

\*To meet the concerns of the staff review, I will be installing brick walkway to improve access to the rear lawn to provide respite for the occupants, as well as upgrading the front flower beds to improve curb appeal.

**From a presidence perspective, a quick review of my home vs any other properties in the local area**

\*My neighbors building is the only other similiar purpose built multi unit building in the area.

\*The buildings are of similar height, dimension, shape, and age. (This is demonstrated in figure 2 and 3)

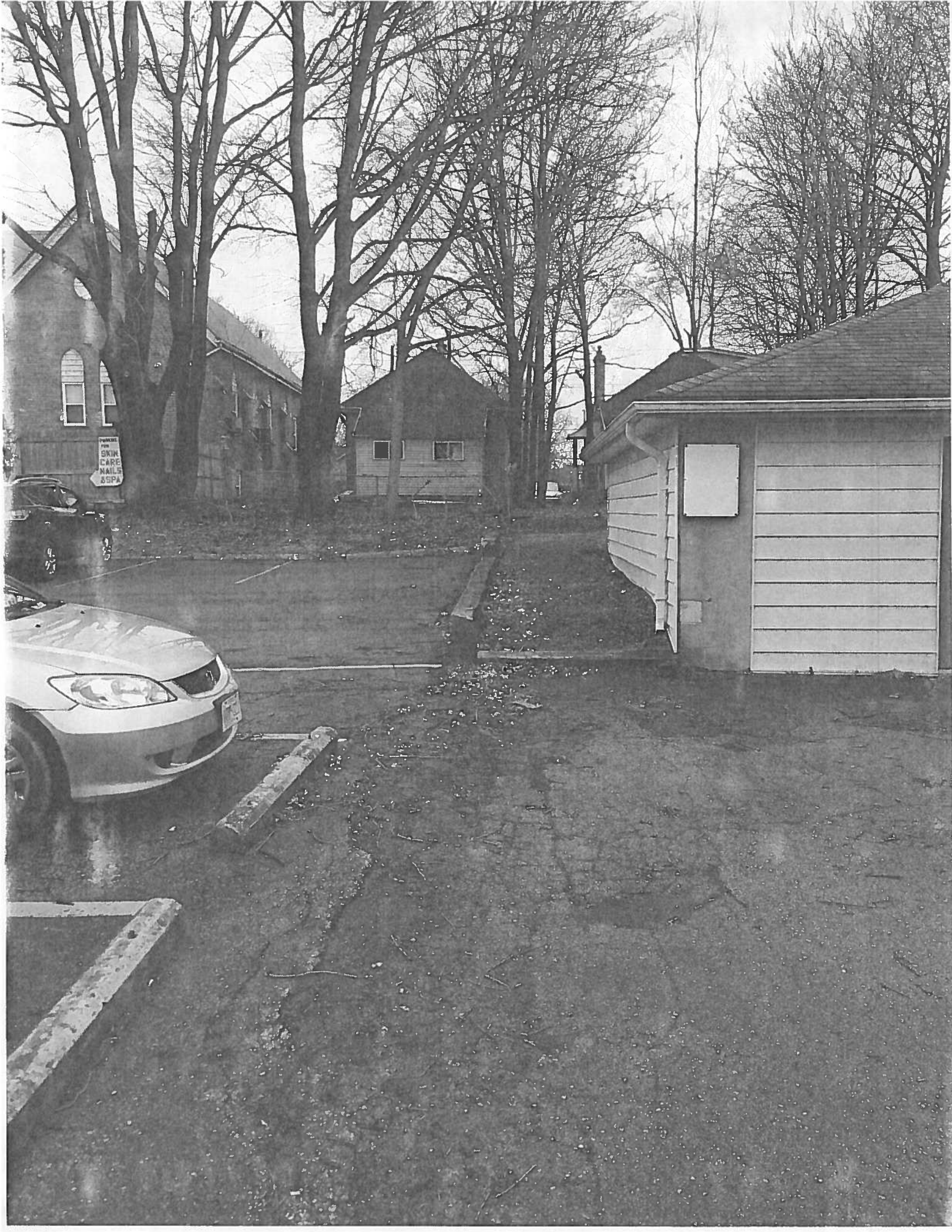
\*According to the Rental permit and current occupancy, and contrary to the staff report, my neighbours building is a 5-plex. Whereas I am requesting a similar privilege of four units.

\*From a presidence perspective, these two buildings are unique to the area; any decisions made today will not set a presidence of any future applications.

**Conclusion**

Thank you for giving me this opportunity to share with you my application.

and also thank you to Mr. Lomax and Mr. Corby for the <sup>Guidance</sup> assistance through this whole process



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