

PUBLIC PARTICIPATION MEETING COMMENTS

3.1 PUBLIC PARTICIPATION MEETING – Technical Amendments to Setback Requirements for Low-Rise Residential Development in the Primary Transit Area (Z-8878)

- Gary Brown, 35A – 59 Ridout Street South – expressing appreciation to the Planning Office for doing a great job; believing that the fact that there were so few comments or complaints about this says a lot about their abilities and the fairness and common sense that came into effect; thinking they have had four houses built in Old South since the new by-laws came into effect in May; indicating that all four houses have dramatically different architecture yet they all conform to the new by-laws and they all fit into the neighbourhood perfectly; knowing that the intent was never to control their architecture, the intent was to control the scale, the rhythm of the street; asking for clarification where it says “thou shall not apply to additions on existing buildings” and one of the reasons that they thought that these by-laws were such a good idea and one of the complaints that they had, specific to Langarth Street, was that the houses were setback a long way from the street and were carcentric, fully paved front yards and one of the biggest complaints that they heard from the neighbours who had lived there for a long time is that these houses now extend two stories high very deeply into their backyards and people who have had gardens their entire lives can no longer garden in their backyards and he is not sure if this, as it is stated here; noting that he may be incorrect in his interpretation, exists with that; wondering if he is being advised that you can now build an extension that extends back into your backyard and shades your neighbours yard or he thought the intent of the law was to prevent this and have a rhythm on your street; reiterating that he is asking for clarification on that because it is a concern about that particular clause because that is what that seems to be what it allows; indicating that they were one of the drivers for this, they asked for these by-laws to come into effect and they hit a single, double or triple but this one went out the park, so far this has been an absolute home run by the Planning Office.