

Subject: [EXTERNAL] 93-95 Dufferin Ave

Most of the "developments" allowed by the city attack the most charming houses in the neighborhood, sometimes the real gems, keeping intact the rental units and sometimes semi-slum rental homes. I wonder if anybody is at the helm here?

I agree with North Talbot association that:

93-95 Dufferin Ave is facing a demolition request by its present owner, Old Oak Properties. Old Oak purchased the partially initiated development (100 Fullarton St) from Rygar Properties in 2019. As a part of that purchase, they agreed to heritage retention terms already established by City Council, whereby 93-95 Dufferin Ave would be retained in situ, offsetting the significant loss of the Camden Terrace row-houses.

This area of town is the limit of my dog walks as it is not safe to go further downtown. This area has been partly sacrificed as an eyesore with its vast parking lots emptying in the evening and overnight, turning into a security risk. Its charming heritage homes have to be maintained. Some modern single-family homes should also be added along the streets with some green spaces over underground parkings and moderate stores and offices occupancy. The city should be busy developing a desirable mixed living space with some green area instead of building more cheap vertical housing, parkings and offices.

Instead of letting a couple of real estate go wild and disrespect the city and the downtown dwellers, London should design this area of town with an effort to maintaining its historical gems and creating new architectural landmarks. So far, destroying 19th-century structures to replace with dull or colorful junk of metal falling even as it is built is not the best inspiration to vitalize a city.

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