

PUBLIC PARTICIPATION MEETING COMMENTS

3.1 PUBLIC PARTICIPATION MEETING – 349 Southdale Road East (Z-9308/39CD-20501)

- Councillor Squire: Are there any public presentations or does the applicant wish to speak?
- Hi. Good afternoon Mr. Chair. It's, it's Scott Allen from MHBC. I just want to confirm that you can hear me at this point.
- Councillor Squire: Yes, we can hear you loud and clear.
- Scott Allen, MHBC: My apologies. I wasn't sure if I was speaking or not. We are acting on behalf of the applicant and at this time we would like to express our support for the findings and recommendations of the Development Services report prepared by Mr. Meksula. We just wanted to confirm that we agree with the finding that this redevelopment proposal is appropriate to the site, compatible with local development context and supports housing choice in North Longwoods. This finding is also in keeping with the commentary provided in our planning justification report. We'd also like to thank staff for their assistance with this application and with their approval, the applicant intends to proceed with site plan approval and is hoping to initiate site development in the Fall. Thank you for your consideration and I will gladly answer any questions Committee Members may have.
- Councillor Squire: Thank you very much. Questions from Committee for the applicant or for staff? There being none is somebody prepared to move the recommendation? Moved by Councillor Lewis, seconded by Councillor Hillier. Any comments or questions? There being none I will call the vote. Oh, sorry. Oh, I'm sorry, there's another person that wishes to speak. I apologize. I thought that was it. Go ahead.
- Catharine Saunders, City Clerk: Thank you Mr. Chair. Among Omar is here to speak today.
- Councillor Squire: Thank you.
- Among Omar: Good afternoon. How are you today?
- Councillor Squire: I'm very good. Sorry that I skipped over you. That's our fault so go ahead.
- Among Omar: That's okay. That's alright. It's perfectly okay. How are you guys doing today?
- Councillor Squire: I'm good. Go Habs!
- Among Omar: I do appreciate you giving us the opportunity to voice our concerns. I have a couple here. My backyard is to the west, facing to the west, so the property, the vacant lot is right behind my backyard and my first concern is privacy slash safety. Can you hear me?
- Councillor Squire: Yes. I can hear you and I am writing down your questions.
- Among Omar: Ok. I babysit my grandchildren, both of them under the age of six and most of the time I just let them play in the back yard unattended so I'm very concerned now that there will be condominiums built behind my house. Right now there is just a chain link fence that's maybe four feet high and there is a gate, as well.

I'm very concerned about their safety, my privacy, most of the time I just let them play in the backyard unattended. I was wondering what will happen with the chain link fence, will it be repaired, sorry, not repair, or will something else be built there?

- Councillor Squire: Okay. Did you have any other concerns you wanted me to find out about?

- Amongy Omar: Yes. There's also a tree that it's between the two lots, it's between my backyard and the lot, it's right between the chain link fence is right in the middle of the tree so it's mainly leaning towards the vacant lot land so I was wondering will you be cutting that down?

- Councillor Squire: Okay. Are there any other concerns that you have?

- Amongy Omar: I have one more concern.

- Councillor Squire: Sure.

- Amongy Omar: How many of the trees will you be able to save?

- Councillor Squire: Okay. Alright. Did you want to say anything else while you had the opportunity?

- Amongy Omar: That's about it.

- Councillor Squire: Great. I'll ask your questions; we'll try to get answers. If you stay on you'll be able to hear that. Thank you very much.

- Amongy Omar: Thank you. You're welcome.

- Councillor Squire: Maybe I can go to the applicant. I hope you heard the three questions. The first was privacy and safety between her home which backs onto the development; the tree between her yard and the development site, there's a tree right on the property line and she would like to know what is going to occur with that and the last thing is how many trees are you able to save on the site.

- Scott Allen, MHBC: Thank you Mr. Chair. In response to the first question, there will be a, I believe 1.8 metre tall wood board fence that will be established and that will be addressed through site plan approval. I believe Mr. Meksula's report speaks to that so that matter would be addressed in terms of privacy, there would also be landscaping, tree planting as well adjacent to that fence to have additional privacy so that matter certainly is a concern and we'll investigate it further in site plan approval. Secondly, with respect to trees, there has been a Tree Preservation Plan prepared and several of the trees, the boundary trees are to be preserved. I can't speak specifically to this one but I can speak to the fact that the trees on the northern boundary, the intent is to save those and I apologize, I don't really have the details in front of me but that would be further investigated. The specific tree that Ms. Omar, I believe it is, is speaking to we will certainly investigate that further to see if we can preserve it as well if it happens to be not identified currently in this Tree Preservation Plan for protection.

- Councillor Squire: Okay. Does that help you?

- Amongy Omar: Yes. Absolutely it did. Just one more question. The tree that I'm talking about between the two properties I don't know who it belongs to. If it belongs to me or if it belongs to the property.

- Councillor Squire: I think they will. I think they will be able to tell you who owns the tree and I think they'll also be able to tell you what the plans are for the tree and you can always check with our staff for the Planning Committee and we can help you with that.
- Amony Omar: Okay and you did say that there will be a short.
- Councillor Squire: 1.8 metres.
- Amony Omar: 8.8 metres?
- Councillor Squire: 1.8 metres I think was what they said wooden fence.
- Amony Omar: Oh, I'm sorry.
- Councillor Squire: Yep.
- Amony Omar: Wooden fence.
- Councillor Squire: Yep.
- Amony Omar: Okay. I'm writing all this down here. I have a gate, I don't know why there's a gate. I can actually literally open the gate and walk into the property. Will you be getting rid of the chain link fence?
- Councillor Squire: I'll ask that, okay? Applicant, are you going to, I assume you will be building the wood fence inside of the chain link fence. Perhaps I'm wrong.
- Scott Allen, MHBC: Mr. Chair, we can certainly investigate that. I just don't think that that specific detail has been evaluated yet but the most appropriate approach is what we will take.
- Councillor Squire: Okay. There will be another site plan meeting and these things will be ironed out but it's good you came today to mention them. Okay?
- Amony Omar: Okay. Thank you so much.
- Councillor Squire: You're very welcome. Have a nice evening.
- Amony Omar: You as well.
- Councillor Squire: Any other public? I'm sorry? Is someone speaking? No. Okay, any other participants? Okay, we'll go back to the Committee then. This was moved and seconded. Okay, who is on the line now?
- Hi, my name is Roberto Voivoda with my wife Moo Ching.
- Councillor Squire: Okay. I did not know you were going to speak but now that you are here it's our pleasure to hear you so go ahead.
- Robert Voivoda: Thank you very much. We are having issues trying to set everything up in order to do it.
- Councillor Squire: Yep, that's okay.
- Mr. Chair, it's Cathy Saunders, I believe these individuals are here for item 3.4, not 3.1.

- Councillor Squire: Oh. Okay.
- Catharine Saunders, City Clerk: I believe they are here for 16 Wethered Street North.
- Councillor Squire: Okay.
- Catharine Saunders, City Clerk: If they could confirm that.
- Robert Voivoda: Yes.
- Catharine Saunders: We are not on that item right now.
- Robert Voivoda: Okay. Sorry.
- Councillor Squire: That's okay. Okay, let's take one more final shot at this. Is there any; are there any other public presentations? Councillor Hopkins was there something you wanted to say when this is done or?
- Councillor Hopkins: Yes. Mr. Chair. Are we going to be closing the public participation meeting as well?
- Councillor Squire: Yes. Let's do that.