

**From:** Nathan Garber  
**Sent:** Sunday, May 12, 2013 9:43 PM  
**To:** Fontana, Joe  
**Cc:** Saunders, Cathy  
**Subject:** Robinson Church rezoning application

Your Worship;

Re Robinson Church rezoning application

We understand that the P&E Committee has sent the rezoning application to Council without a recommendation (Committee agenda item 13).

As neighbours on Richmond Street, Margaret and I wanted to let you know that we support the idea of a residential conversion for the church building. We believe, however, that the applicant's plan will create serious traffic and parking problems. In addition, we oppose the demolition of the residence at 1057 Richmond Street for the purpose of providing parking needed to increase the number of residential units in the church building. In our view, Councillor Branscombe offered a sensible compromise motion at the Committee. Her plan would keep the number of units at a level that would not require the demolition of 1057 Richmond yet would allow additional units through bonusing if the church property receives a heritage designation. We support a plan that would preserve the house at 1057 Richmond and ensure that parking for the newly created residences would be accessible only via Richmond Street (one of the main concerns of residents on Sherwood Avenue).

We understand you supported the developer's application at Committee and voted against the compromise. We ask that you reconsider your support for the applicant's position and help to craft a plan that will be less destructive to the neighbourhood when the matter comes before Council.

We also cannot understand why the applicant wishes to retain the Neighbourhood Facility NF1 Zoning **and extend it to the properties at 1057 and 1059 Richmond**. If the applicant truly plans to convert the church to residential use, there should be no reason to allow NF zoning at all. It seems to us that this unneeded zoning could easily become a serious problem for the city and the neighbourhood in the future if this rezoning request is granted, especially as plans proceed for the redevelopment of the old McCormick Home site across the street.

Preserving the residential and aesthetic character of this area is increasingly important to the Old North district. We hope you will see the value of a compromise that will allow the developer to create new housing units without destroying the existing ones or creating new traffic and problems for the neighbourhood and the City.

Yours truly,

Nathan Garber and Margaret Garber  
1071 Richmond Street

Cc: City Clerk