

From: Carol & Merwin Lewis

Sent: Friday, December 9, 2022 9:54 PM

To: Council Agenda <councilagenda@london.ca>

Subject: [EXTERNAL] letter to be placed on the public agenda

Please include the following letter on your public agenda for the item City of London Corporate Growth Projections 2021-2051:

I understand that London City Council has voted to support Bill 23 Population Growth Projections that could see sprawl onto farmland and carve up Greenbelt space.

This will cost the City of London \$97 million over the next five years in underfunded development charges born by the existing property tax base. Residents, and not developers, will bear the brunt of infrastructure costs.

This will undermine the city's ability to undertake affordable housing projects. And without measures to protect tenants and create affordable rental and supportive housing, more renters will face eviction and homelessness, and hence student enrolment in Western University and Fanshawe College will be threatened.

Bill 23 proposes allowing the provincial government to override municipal governments' decision-making authority over development approvals. Municipal governments will no longer be allowed to implement green standards in site plan control to require new buildings to be designed sustainably, meaning municipalities like the City of London will be limited in how they can manage growth while meeting targets for reducing greenhouse gas emissions set out in climate change plans. Bill 23 proposes amending the Land Tribunal Act to remove the right of individuals or bodies in Ontario to appeal to the Ontario Land Tribunal about reviewing planned development.

Expert reviews of Bill 23 suggest that the proposed changes will result in environmental disasters, leading to fast-tracked developments in areas at risk of severe flooding. This will ultimately result in a high cost for municipal governments and taxpayers left to cover expensive maintenance associated with sprawling development as well as future disaster mitigation.

As London City Council should be aware, the actions of Bill 23 will do nothing to solve the housing crisis. The province's own Housing Affordability Task Force said there is plenty of land available for development without opening up the Greenbelt—which Doug Ford promised 18 times NOT to touch. The removal of more than 7,000 acres of protected land from the Greenbelt will see the paving over of farmland and natural habitat, jeopardizing food security and environmental protection, and allowing well-connected land speculators (and PC donors) to make huge profits.

I ask that London City Council work to repeal rather than support this anti-democratic legislation.

Carol Lewis

838 Dufferin Avenue

London, Ontario N5W 3K1