

From: Nikki St Clair
Sent: Monday, January 6, 2025 6:01 PM
To: Brian Bateman
Subject: 288-292 Lawrence Ave

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Dear Brian,

I have received a notice of proposed development in my neighbourhood, and would like to provide some feedback. The application is regarding [the properties at 288-292 Lawrence Ave](#).

Firstly, I am concerned about the impact of this development on our local wildlife. There are a large number of trees, bushes/shrubs, and other plants on these properties that provide vital [habitat](#) to many birds, mammals, and insects. [Removing](#) these trees would also impact our neighbourhood's canopy coverage.

I am also concerned about the affordability of the new dwelling units. As I'm sure you are well aware, we are in the midst of a deepening housing crisis, and development of new units that are not affordable to Kitchener residents will only exacerbate this problem.

Lastly, I feel that the proposed 18 bicycle parking spaces (one per unit) is too few. As a community, we need to be doing more to encourage residents to choose cycling as a mode of transportation, which delivers health benefits for the rider, as well as being a more environmentally sustainable option to driving. Only providing one bicycle parking space per unit would likely lead to fewer residents choosing cycling as their mode of transportation.

To mitigate these concerns, I would support the development if:

- The same number of trees that are cut down to allow for construction are replaced with **native species** and other native shrubs and flowers are planted on the property as well, to support local wildlife. [I would also be in support of a community garden on the property grounds.](#)
- The new dwelling units are affordable, especially if they are eligible for Rent-Geared-to-Income (RGI) programs, rent supplement programs, or at least some of the units are offered at below average market rent.
- Additional bicycle parking spaces are added to the development plan, ideally a secure indoor parking facility/room for bicycles with 24/7 access for residents.

Thank you for your consideration.

Sincerely,

Nicole St Clair
Lawrence Ave

From: karin burgess
Sent: Wednesday, January 8, 2025 11:11 AM
To: Brian Bateman
Subject: re: lawrence st development

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hi Brian...

I have lived here for over 60 yrs and watched sadly how the city has changed, in my opinion, not for the better, the small town ambiance that attracted our family immigrating from Germany in the early 60's is so slowly disappearing and it's not something someone would understand that has not gone through that process of so-called progress... and seeing the picture of this new development slated for Lawrence st is another example of slapping some lego-looking blocks together without character or charm and certainly does not fit into the neighbourhood... I have no objection for the building as it is at least not 40 storeys tall... Are there details to come, like rental or condo or ?? I hope the little garden near the front of the sidewalk is staying as many people have contributed towards its upkeep and there really is no reason to remove it, right? and hope for more of the same like keeping trees and shrubs etc.. will it be with an elevator? 1 or 2 more bedrooms? size of units? Anyway, I won't take any more of your time, thanks for the chance to put in my 5 cents, (inflation) 😊 Karin