

From:
To: [Committee of Adjustment \(SM\); Sean Harrigan; Debbie Chapman](#)
Subject: Objection to Proposed 8-Unit Development at 96 Wood Street
Date: Tuesday, December 10, 2024 9:56:24 AM

You don't often get email from [redacted]

[Learn why this is important](#)

[Preview attachment Wood Street.jpg](#)



[Wood Street.jpg](#)

[3.3 MB](#)



Good Morning,

I hope all is well. I am a concerned home owner on Wood St in Kitchener.

I am writing to share my concerns and objection for the proposed 8-unit development at 96 Wood Street because of the following points:

- **Neighbourhood Integrity** - by proposing this 8-unit development, the integrity of the neighbourhood will be compromised by developing a large building in its center. The neighbourhood is filled with century-old homes and a building of this size would simply diminish the cultural heritage landscape of the area. I ask that you take this into consideration and respect the beauty of the neighbourhood.
- **Building Height** - The Bylaw states 11 Meters. This is what we invested in. This proposal is looking to break the bylaw that our community invested in
- **Parking** - Wood, York, Mount Hope, Gilder and Eden Ave are all small quiet streets. With the addition of an 8-unit development there will be an additional influx of vehicles and traffic added to the neighbourhood. We already experience a high volume of vehicles parking along the street due to hospital traffic as well as individuals using these streets as thrufares to get to Glasgow and Union. These streets would simply not support the addition of vehicles that would accompany an 8-unit development. (See photo for congestion example). The property itself, does not allow for adequate parking, which will be flowed out into the street
- **The need for single detached homes** - there is no need to develop this plot of land into an 8-unit development. There have been two larger plots of land on Belmont and the corner of Belmont and Union that have been sold to develop into 11-story+ developments. The city is in need of single detached plots of land to preserve the integrity of the city and it does not need another multi unit dwelling to go up specifically right in the center of this neighborhood.

I am unable to make the Committee of Adjustment meeting today, as I am booked with other

meetings all day, but I am happy to connect outside of that to further express my concerns.

Thank you!

Alison Marshall