

From:

To: [Committee of Adjustment \(SM\)](#)

Subject: Objection to Variance Applications A2025-064 and A2025-065 – 82 Brunswick Ave

Date: Friday, July 11, 2025 10:21:18 PM

Dear Committee of Adjustment,

I am writing as a resident of _____ to express my concerns and opposition regarding the proposed minor variances for 82 Brunswick Ave (Applications A2025-064 and A2025-065).

The request to reduce parking requirements to only one space per semi-detached unit, despite proposing three dwelling units per lot, is not reasonable for our residential street. Brunswick Ave already experiences pressure on street parking, and this development would significantly worsen congestion and reduce safety for pedestrians and drivers alike.

In addition, I am very concerned about the lack of adequate outdoor space to accommodate waste and recycling bins for so many units. With three units per property, each potentially needing multiple bins, there is no clear space to store them without cluttering front yards or sidewalks. This not only detracts from the appearance of the neighbourhood but creates issues for accessibility, snow removal, and hygiene.

The proposed reduced rear yard setbacks further intensify this overdevelopment. These small outdoor spaces will not be functional or livable for residents, nor will they align with the established character of our area, which is defined by modest homes with reasonable setbacks and green space.

These variances represent an over-intensification of the site that does not fit the capacity or context of Brunswick Avenue. I respectfully ask the Committee to reject these applications.

Sincerely,

Zachary Schnarr