

Craig Dumart

From: Kate Wills <kwills@mhbcplan.com>
Sent: Monday, November 28, 2022 4:18 PM
To: Craig Dumart; Sarah Coutu
Cc: cortesarch; Pierre Chauvin
Subject: Duke and Madison

Hi Craig and Sarah.

We have been advised by our client that the distribution of affordable units at Duke and Madison has changed. Based on numbers and costing for construction, the applicant will be providing 40 affordable dwelling units and 60 units at market rate.

You had previously asked for the rental rates for the affordable units. These may be different than the numbers in your report, but the housing consultant has provided the following:

- 3 studio at \$570.00 per month
- 5 studio at \$589.00 per month
- 2 one bdrm at \$680.00 per month
- 25 one bdrm at 758.00 per month
- 5 two bdrm at \$875.00 per month

Please note that these rates could change when the new CMHC rents come out in January.

There is a chance that the number of affordable units could increase to 50 units, depending on costing, municipal support and other factors. Other factors that can change the number of affordable units are Bill 23 and 109.

I left a voicemail for Craig this afternoon to explain the changes outlined in this email.

If you would like to coordinate a meeting to discuss these changes, please let me know.

Thank you
Kate

KATE WILLS, BES, MCIP, RPP | Associate

I am currently working remotely and can best be reached at kwills@mhbcplan.com

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