



December 18, 2020

Guelph City Hall
1 Carden Street
Guelph, ON
N1H 3A1

Dear Honourable Mayor and Members of Council:

The Guelph (M.O.G.) Welcome In Drop In Centre Corporation is submitting a development application to rezone 721 Woolwich to permit 32 studio apartments with interior and exterior amenity space for the purpose of permanent supportive housing for Guelph citizens who experience chronic homelessness and have complex needs due to aging, medical, mental health and/or addiction issues.

As part of the development application, please accept this letter as a formal request for:

- \$500,000 for a municipal incentive to help offset the costs for 2021-2022 development charges, planning and permit fees.
- Waiver of the payment in lieu of parkland conveyance.

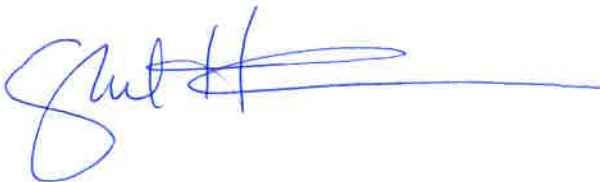
This request is part of the business plan for this site and application the Drop In Centre is making this month to the CMHC Rapid Housing Initiative. This federal initiative is focused on creating affordable rental housing for vulnerable populations who are in severe housing need. The Drop-In Centre will contribute \$600,000 in capital funding. In its role as Service Manager, the County of Wellington has provided a Letter of Intent for a \$1,200,000 capital commitment and is also finalizing an allocation of rent subsidies and operating funds for staffing at this site.

At the November 10, 2020 Pre-Consultation Meeting Parks Planning Staff confirmed that payment in lieu of conveyance of parkland will be required for this supportive housing development. Payment would be based on the appraised value of the lands, meaning the cash-in-lieu payment required is the same for this supportive housing initiative as it would be for a regular apartment or multiple residential development.

In support of the request for waiver of the payment in lieu of parkland conveyance, we confirm that Section 33 of Parkland Dedication By-law 2019-20366 exempts a number of classes of Development or Redevelopment from the requirements of parkland dedication. Subsection 33(i) provides Council the ability to exempt “such other land uses, projects or specific Development or Redevelopment” from the requirements of the parkland dedication by-law, by resolution by Council. We respectfully request that Council exercise their authority to exempt cash-in-lieu for the Drop In Centre’s supportive housing development. We confirm that our intent is to waive payment only as it relates to the supportive housing initiative. If the lands were to redevelop in the future for another use the standard parkland dedication requirements would continue to apply.

The above requested contribution from the City of Guelph, together with the waiver of the payment in lieu of parkland conveyance, will strengthen the Drop In Centre’s application to CMHC and ensure a local response to a significant housing issue in our community.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Gail Hoekstra', with a long horizontal line extending to the right.

Gail Hoekstra
Executive Director