

Good afternoon Lindsay,

My name is Neil Parker and I'm writing on behalf of Wellington Vacant Land Condo Corporation #253, located at 27 Landsdown Drive. Several weeks ago our community became aware of a new development proposed for 1166-1204 Gordon Street which would see 156 new units erected on the parcel of land between Gordon Street and Landsdown Drive. Certainly you've heard concerns voiced from many residents already, as our condo corporation was also engaged from multiple groups with this disheartening news.

While I can't cite zoning laws and building codes in opposition to this project as articulately as our local legal experts, I can certainly remind our city planning department of ***the negative impact that "building up" continues to have on Guelph residents***. I grew up in Waterloo, and lived through this very scenario as our population rapidly outstripped the capacity of our transit system and roadways. We're blessed with an abundance of undeveloped and under-developed land in Guelph, yet the increased focus to create a skyline along Gordon Street plagues us with traffic congestion, insufficient parking but most prominently *higher risks to our personal safety*. You'll recall when I last reached out on OZS20-004, I reminded the city of the hazards posed to the school children attending Rickson Ridge Public School just up the street. Some bus, others walk, but I've witnessed close calls at our nearby intersections as well as more and more cars speeding down both Landsdown and Gordon with reckless abandon. An individual was even struck and killed just 300m from this site last fall, and as local residents we continue to witness increased thru-traffic and proportionately more aggressive drivers taking to our streets. Ill-contained population growth concentrated specifically within South Guelph is undoubtedly a contributing factor. Beyond the nightmare of finding parking for 156 new owners – some with multiple cars – we're also seemingly ignoring the environmental impact of increasing population density. I've reveled in Guelph's commitment to sustainability, but we seem to be quickly losing our way and are headed towards the same air quality advisories suffered in the GTA and soon-to-be Kitchener-Waterloo. I'm a proponent of population growth, as it brings diversity and new skills to our city. Our community simply believes we're being far too aggressive; either motivated by the financial benefits promised by the developers or overly influenced by the province's push to intensify urban development.

I ask that this letter be taken under consideration on behalf of myself and the 25 other home owners in our development who equally oppose project OZS22-007. Should you have any further questions or concerns, I have copied my fellow Directors and we'd welcome a dialogue. Thanks Lindsay,



Neil Parker

President, WVLC #253

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