

Walter, Penny

From: City Council
Subject: FW: Email - Communication - H  l  ne Philibert - Housing Accelerator Fund - Permitting Up to Four Units in all Residential Zoning Districts – CK 750-1
Attachments: Letter to the Municipal planning commission May 27.pdf

From: Web NoReply <web-noreply@Saskatoon.ca>
Sent: Monday, May 27, 2024 1:37 PM
To: City Council <City.Council@Saskatoon.ca>
Subject: Email - Communication - H  l  ne Philibert - Housing Accelerator Fund - Permitting Up to Four Units in all Residential Zoning Districts – CK 750-1

--- Replies to this email will go to [REDACTED] ---

Submitted on Monday, May 27, 2024 - 13:22

Submitted by user: [REDACTED]

Submitted values are:

I have read and understand the above statements.: Yes

I do not want my comments placed on a public agenda. They will be shared with members of Council through their online repository.: No

I only want my comments shared with the Mayor or my Ward Councillor.: No

Date: Monday, May 27, 2024

To: His Worship the Mayor and Members of City Council

Pronouns: She/her/hers

First Name: H  l  ne

Last Name: Philibert

Phone Number : 306 [REDACTED]

Email: [REDACTED]

I live outside of Saskatoon: No

Saskatoon Address and Ward:

Address: [REDACTED] Bate Cres

Ward: Ward 6

What do you wish to do ?: Submit Comments

What meeting do you wish to speak/submit comments ? (if known):: Municipal Planning Commission

What agenda item do you wish to comment on ?: 7.4; 7.5; 7.6; 7.7

Comments:

Please see PDF

Will you be submitting a video to be vetted prior to council meeting?: No

I live in the neighborhood of Grosvenor Park, within the proposed Corridor Residential. Most of my neighbors are not aware of the major proposed new changes in zoning, allowing 4 units/lot and 4 storey multiple units. Many had attended the public engagement meeting about the Corridor Plan on Nov 9, 2023, at Center Park Mall and believed that this was still the plan. Since the acceptance of the HAF with its proposed amendments two weeks later, on Nov 22, 2023, there has been a lack of communication and consultation with the residents most affected by these drastic and permanent changes. The whole process has been rushed and poorly thought out as a long-term solution for Saskatoon.

Many areas included in the Corridor Residential are within old, established neighborhoods zoned R1 and R2. The proposed rezoning will allow a marked increase in the height and the massing of the infills which is not what these residents bought in to. The boundaries are sometimes the center of a street or back lane. People on the side of the Corridor Residential will be much more affected, yet we all live close by in the same neighborhood within the Transit Development Area.

The Federal Government has a cookie-cutter approach and its demands do not belong in Saskatoon. Middle housing, with its 4 storey buildings on a 50 foot lot, fits in big cities, along already established high density streets. The Federal Fund should improve Saskatoon, not have a negative effect along the future rapid transit system which will take many more years to be completed.

Please concentrate on areas already zoned for apartment buildings, for instance the south side of Main Street at Preston Avenue. The University College Quarters Plan will see large numbers of high-density dwellings, and this will also impact those living in Grosvenor Park. The newly passed bylaw allowing secondary suites will already have an effect on increased density.

Are there any considerations for the cost of the infrastructure upgrades, local schools and green spaces to accommodate the increase in density in old areas? What are the future plans for the Corridor Growth and Transit Development Areas?

There are so many important issues that have not been addressed at all and huge unknown future financial considerations that the only thing to do is vote against the proposed Corridor Growth Boundary and HAF Official Community Plan Amendments so that these questions can be answered first, and then proper consultation and deliberation can be part of the process.