

Smith, Theresa L.

From: David Horne [dbhorne@shaw.ca]
Sent: Tuesday, June 20, 2017 7:42 PM
To: City Clerk
Subject: [EXTERNAL] re: Bylaw 217D2017

Phyllis & David Horne
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To Whom it May Concern,

I am writing this letter again to express our concerns with the **bylaw 217D2017 for the re-designation of the the land located at 1432 Pennsburg Drive SE to a one dwelling (R-C1) to residential - Contextual One Dwelling (R-C1s).**

As I had stated before in the other letter with concerns that we had with the other owners with some very serious concerns. It was an illegal suite downstairs with renters upstairs. The owners never came and checked on the house unless they were evicting them. There were on going parties, drug deals going on out back in the alley, fighting, tons of vehicles parked in the back alley blocking us from our garage because they had used all the street parking. Our fence was destroyed by people backing into it. They rented out the garage and there were people living in there at certain times of the year and dumping their sewage in the back alley(I phoned and complained about that).

When we read the letter from the father explaining about his son buying his first home and renting out the basement to cover some expenses, we got very concerned again. First of all, this young man who is suppose to be living here has not moved in! Yes, there has been someone doing the renovations for downstairs and upstairs but there is no one living there. The garage is used as a storage unit for his business(which we have seen this before), the weeds are awful, there is a washer and dryer sitting outside partially covered by a tarp. The windows on the house have been left open for days upstairs but we haven't seen anyone there or lights on.

Secondly, if this young man was suppose to live here why isn't he? If he was in such financial need he would have moved into the house by now. Also, we see this as another person buying and renting out the place and having no intentions of ever living here. Right now we have so many illegal suites in this area and they are not maintained by the people living in them or the owners. It is starting to look like slum lords!!

Even if this doesn't pass he will have people living in the basement anyways and we doubt he will be living upstairs for very long.

In our minds this will make it this much easier for other people to have their properties re-designated to R-C1s. We are concerned this will affect the value of our property!

Phyllis & Dave Horne

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