

## **Applicant's Submission**

We are pleased to present this application for Land Use redesignation the property at 3235 Kinsale Rd SW from RC-2 to RC-G.

3235 Kinsale Rd is an excellent location for the RC-G zoning in the popular community of Killarney/Glengarry as the city is encouraging housing options in established communities with direct easy access to transit, shopping, schools and other amenities. Consistent with other corner lot redesignation approvals on the street (3604 Richmond Rd SW) we intend to submit a 4 unit rowhouse application concurrent with the redesignation. These 3 bedroom homes are a perfect match for families seeking an affordable new home in an established community.

The property has direct lane access allowing residents to access their individual garages from the lane and reduce impact of street parking on Richmond Rd.

The site is:

- less than 5-minute walk to AE Cross School
- less than 5-minute walk to the 37 ST Safeway
- less than 10-minute walk to Killarney Elementary school.

Sinclair Signature Homes