

- ADDENDUM -
- GUELPH CITY COUNCIL MEETING -
- February 7, 2011 -

CORRESPONDENCE

55 Yarmouth Street: Draft Plan of Condominium (Conversion) File 23CDM-11501 – Ward 1

- Habitat for Humanity
- Guelph & Wellington Development Association

BY-LAWS

"THAT By-law Numbers (2011)-19151 to (2011)-19152 are hereby passed." (Councillor Furfaro)

<p>By-Law Number (2011)-19151 A by-law to authorize the execution of a Financial Agreement between The Corporation of the City of Guelph and Silvercreek (Guelph) Developments Limited. (OMB Settlement Re: Silvercreek Developments OMB File O 070094 and Z 070067, dated the 17th day of March, 2009)</p>	<p>To authorize the execution of a Financial Agreement resulting from an OMB Settlement.</p>
<p>By-Law Number (2011)-19152 A by-law to remove Part of Block 151, Plan 61M152 designated as Parts 9 to 18 inclusive, Reference Plan 61R11254 in the city of Guelph from Part Lot Control. (155-165 Creighton Avenue to create 6 on-street townhouse lots)</p>	<p>To remove land from part lot control to create six on-street townhouses to be known municipally as 155-165 Creighton Avenue.</p>



*Building
houses,
building
hope*

February 2, 2011

Re: Draft Plan of Condominium – File 23CDM-11501

To Mayor Farbridge and Council

I am writing this letter of support on behalf of Habitat for Humanity Wellington County. We have been a recipient of land donated by Skyline. We built a semi-detached house for two low income families located on Bagot Street, near Willow Road. The two families purchased their homes and moved in on December 30th, 2010.

It has been a wonderful example of how community, a charitable organization and a for-profit housing company can create affordable home ownership possibilities. Skyline founders and staff have been supportive and willing partners to turn a small piece of property, which could not be used for any economic enterprise, into a valuable and attractive place for families to live. We have also worked together contributing to a safe and attractive neighbourhood. Together, Skyline and Habitat held a celebration with the community on World Habitat Day, October 4th. A street hockey game, barbeque and fence painting by children were part of the celebrations, at the same time the Skyline employees were the volunteer builders on the build site in the background of the event.

My understanding of the project noted above is that the project will turn a rental building into condominiums that will be classified as affordable. Habitat for Humanity's mission is to achieve the same on such scale that everyone can have and hope to have a safe and decent place to live and to own. Affordable homes in Guelph are scarce. Habitat for Humanity Wellington County has only built seven houses to –date that meet this definition. We are pleased to support other builders/renovators who can contribute to the stock of affordable home ownership units.

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Housing to address homelessness and those at risk of homelessness requires a continuum of housing options and contributors. The person on the street needs a shelter, the person in a shelter needs a supportive temporary housing option, people in supportive housing can move into affordable rental agreements and those who can maintain rental agreements can progress into home ownership. Home ownership is an exit point for those needing social assistance. Affordable housing options that include affordable homeownership needs to be available to build a fully vibrant, diverse and healthy community.

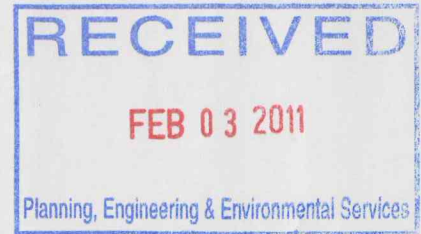
It is our pleasure to provide our support to this project.

Sincerely,

A handwritten signature in black ink, appearing to read "Diane Nelson".

Diane Nelson
Executive Director
Habitat for Humanity Wellington County
Suite 300, 104 Dawson Road, Guelph N1H 1A8

GWDA



January 20, 2011

Ms. Katie Nasswetter
Senior Development Planner
Planning, Engineering and Environmental Services
City of Guelph
1 Carden Street
GUELPH, Ontario
N1H 3A1

Dear Ms. Nasswetter:

Re: 55 Yarmouth Street - Proposed Plan of Condominium (File # 23CDM-11501)

The Guelph and Wellington Development Association is in receipt of the Public Meeting Notice dated January 14, 2011 for the above-noted proposal.

The proposed application will result in a conversion of an existing rental building, consisting of 72 apartment units, 5 commercial units and 55 parking spaces, to condominium ownership. Although the Official Plan prohibits the conversion of rental accommodation when the vacancy rate is below 1.5%, we are aware that the current vacancy rate is above this benchmark. In addition, the removal of this high end rental building from the rental market should not significantly impact the availability of "affordable rental units" within the City.

The Guelph and Wellington Development Association supports this application and we encourage staff to expedite the processing of this file.

Yours truly

A handwritten signature in blue ink, appearing to read "Alfred Artinger".

Alfred Artinger
President