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To: [External-Clerks](#)
Subject: [EXTERNAL] Development variance permit for 311 Ash Street
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To Whom it May Concern,

I moved across the street from 311 Ash street one month ago, and just became aware of the development variance permit application for 311 Ash street. After reading the request for public comment, I have two main concerns:

-Destruction of trees: two beautiful trees on this lot will be cut down in order to allow for the 5 new rental units. These trees provide home to birds/squirrels as well as shade to the residents of the top two floors of the building. From my understanding, these units do not have air conditioning, and removing this shade will contribute to unsafe conditions in summer weather for many vulnerable older adults who live in the building. It would be a shame to see these trees removed, as they add to the aesthetic of the neighbourhood.

-Lack of adequate parking: 6 parking spots will be removed from the existing tenants, and no parking will be added for the new units. It is highly likely that these new residents will have cars, and will attempt to park on the street. As a resident on 3rd avenue, there is alley access but only room for 1 car in the backyard of the houses on the 700th block. Most houses have 1-2 cars in-front of their house at all times, including my own where there are two living units. In summary, there is just no room for additional street parking, not to mention no room at all if one were to have a visitor. While, in an ideal world, we would not have to rely on vehicles, this is just not practical in our current society. Whether you have children, are a multigenerational household, or a frail older adult, there are many situations in which one requires a car rather than relying on public transit, biking or walking. The fact that this is not accounted for in the development variance permit is nonsensical, and makes it clear that the needs of the tenants of 311 Ash street and the surrounding neighbours are not being considered.

Thank you,
Robynn Lester