

Good Morning and a warm welcome to our newly elected Council.

My name is Jeff Swartz and my Wife (Denise) and I live at [REDACTED] Lakeshore Drive, and we are [REDACTED]
[REDACTED] on the bayside, [REDACTED]

[REDACTED] We are no strangers to this beautiful Thornbury Community as we have lived here for over 27 years now. We moved to Lakeshore Drive in 2016, from Applejack, for some fairly obvious reasons, as this charming Harbour Front Community has always been the “Jewel”, and “Heartbeat”, of a very special historical pocket that has embodied the spirit of this Town.

Why am I telling you all this? As there is no real secret here; as hundreds, if not thousands of both residents and visitors alike stroll these streets, year round, to savour both its beauty and character, for all the same reasons why we wanted to call this “Home”! I’m not here to rehash all the municipal wrangling that has transpired over the past 5 years, but here, before you today to tell you that I am proud to part of a community that cares about its environment, neighbour’s and most importantly, protecting the character and charm of this very special pocket of Thornbury History.

The House we live in was built in the 1950’s and was originally owned by Captain Arnold Ferris, a marine merchant carpenter who had the mast of ship, along with its flying coloured flags, an anchor and a captains steering wheel on his lawn facing Georgian Bay, (See Attached Photo).....This is what I am talking about.....a pride of ownership and celebration of the character and History of this Community. So your all probably thinking, what does this have anything to do with the “Re-Zoning’ of a small sliver of land of the proposed Abbotts Development? Well, in fact it has everything to do with that, as changes in character of this special cherished pocket of the Town’s historical roots needs to be well thought out.....delicate in nature and above all sensitive to all aspects of its surrounding context, both built form and natural features. Unfortunately, this may mean that some areas where intensification/in-fill, fall in these special areas, such as the Abbotts property, a more sensitive scaled back approach is imperative!!!

I believe in my heart that the voice of concern raised by many of the Residents, both directly impacted by this proposed development, and not directly impacted by this proposed development all have one thing in common.....WE CARE!WE ARE NOT..... obstructionists.....WE ARE NOT.....anti-development..... WE JUST CARE, for all the reasons I have just touched upon!

Who are we then? I’ll ask all of you here today, what group of Professionally Talented Folks work together and spend hundred’s of hours and spend over 80K to “NOT FIGHT” a development, but rather assist both the Developer and the Town to come up with a more compatible development solution for this property. Alternate plans were laboured over to

present as viable options for both flexible housing types, density, but above all the preservation of a very beautiful Tree Canopy with over 800 meaningful trees and hundreds of smaller trees all making for a very significant dense tree line that provides so much beauty, character and ecological significance to this Harbour Community.

I'm an Architect with over 37 years of experience in Residential Development and I was proud to be part of a pro-active group of very caring Residents who's concerns were not selfishly driven, but rather motivated to protect the natural environment of our community that we all so truly value and enjoy. Unfortunately all of our efforts fell on deaf ears, as we were cast aside, and never considered, or at the very least, given a chance to explore the merits of our thoughts on a collaborative basis, with both the Town and the Developer.

Ignored and characterized as an "Annoyance", this group of dedicated Residents still struggle, to this day, to understand how this has happened and went this far. I have worked with so many Municipalities over my professional career and have never witnessed anything quite like this. I have been involved in many Developments similar to the "Abbotts Proposal", but were all dealt with as a "Site Plan Application", circulated to all Municipal Agencies to comment on, as well as the Public and all aspects of the Project are considered and weighed in, addressing all Engineering Concerns, Architectural Details, as well as all other Agencies assessing the full impact of the Development Proposal.

Our proposal simply asked the Town to shift the road up 10m, as compromise to save most of the Tree Canopy and, as a result the depth of the developers lots would be reduced to be more in keeping with the average depth of a Semi-Detached Home and this would save most of the Tree Canopy, and everybody wins! The Developer cherry picked our plan by taking our suggestion to have Lots fronting on Landsdowne and created a much smaller sliver of land, which is now being rezoned to "OS", but this is anything but "Open Space". Why not increase the size of this tiny sliver.....make it both more meaningful and equitable for all the Residents that back onto this portion of the Road Allowance and "SAVE TREE'S"!!! As newly elected Council Members you have a opportunity to make a meaningful difference here, and I hope both the words you have heard from me today and all the other Debutantes, can assist you in assessing the merits of this ZBA before you.

Respectfully

Jeff Swartz

