

From: [Toomians, Kristinae](#)
To: [Melissa Sabatino](#)
Subject: RE: Carpenter Urban Cottages
Date: Thursday, August 1, 2019 10:54:00 AM

Hi Ms. Sabatino,

Thank you for your comments. I will forward them to the Cultural Heritage Board.

Kristinae Toomians | Senior Planner

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From: Melissa Sabatino [mailto:melissasabatino@gmail.com]
Sent: Thursday, August 01, 2019 10:52 AM
To: Toomians, Kristinae <KToomians@srcity.org>
Subject: Carpenter Urban Cottages

Hello Kristinae,

I am a concerned resident living at 726 Tupper Street for 10 years now. I live directly across from David Carpenter's existing home/ lot which he is proposing to build on and connect to 25 Rae street.

I have many concerns about this project:

- the amount of homes to be built
- the size of the homes to be built
- David Carpenters capacity as a landlord
- The impact on the neighborhood
- the impact on my family's quality of life

This is not the first time we as a neighborhood community have spoken out about the idea of David Carpenter's cottages.

I do not agree that multiple families and cars will all fit neatly in his lot.

His design shows fairly large structures to be built, in a neighborhood of small bungalows, which is imposing on us.

We also only have parking on one side of the street on Tupper street, so overflow parking is a great concern.

His honesty about putting only two familys per home is possibly a deception. Why are there such tall attics where most of our homes only have crawl spaces? We think after approval to build, he will try to rent the attic space also.

These 2 pair of duplexes along with his existing home seems overwhelming crowded and obtrusive. It seems detrimental to our living situation as well.

David has not been known to rent to many neighborly people either. There was a large police raid that occurred in his home back in 2018. He doesn't rent the home to people who care to uplift the neighborhood or make good impressions.

Though the current dwelling is a 1 bedroom, there were 3 cars or more parked in the driveway and street. There was large furniture usually on the curb and items left outside, bringing down the neighborhood.

I appreciate your time reading all my comments. Thank you for considering my opinion.

Melissa Sabatino