

Attachment E – Public Comments

From: Don Poth [REDACTED]
Sent: August 6, 2023 3:05 PM
To: Matthew Colley <MColley@regionofwaterloo.ca>
Subject: 63 Benjamin Street, New Dundee

****EXTERNAL ALERT**** This email originated from outside the Region of Waterloo.

Matthew, this is wonderful news! Our community has had an eyesore in the middle of our wonderful town for many years. I will be writing a letter of support for the proposal and could also speak. Hopefully, the time of the meeting can be later afternoon on Tuesday Aug 15. I have been a lifetime resident of this community.

I would like to have any further communication at my email
[REDACTED]
[REDACTED]

Have a good day

Donald Poth
[REDACTED]
New Dundee.
N0B2E0

From: Don Poth [REDACTED]
Sent: August 8, 2023 5:20 PM
To: Matthew Colley <MColley@regionofwaterloo.ca>
Subject: 63 Benjamin Street, New Dundee

****EXTERNAL ALERT**** This email originated from outside the Region of Waterloo.

Attached is my letter of support for the amendment to allow the 5 small lots. I could speak at the meeting, but I need to know the time

Wednesday, Aug. 9, 2023
Region of Waterloo
c/o Matthew Colley
RE: Regional Plan Amendment for 63 Benjamin St New Dundee

I am a lifetime resident of New Dundee. When I was a youngster the New Dundee Creamery was the largest business in New Dundee, employing over 100 people and New Dundee Butter, cheese and other products were made. Some facts:

- * In 1998 the creamery was closed and the building was not used and deteriorated significantly
- * In 2000, the New Dundee Optimist Club surveyed our community on what could be done to make it better. These included a new perimeter fence around the community fence, a new basketball court at the school, beautify the area around Alder Lake and many others. The major question asked was, "What can be done about the creamery and the surrounding property?"

* in 2003, a group of concerned citizens visited Parmalat (the owner of the property) expressing safety concerns about the facility. In 2004 the building was torn down, a fence was erected for safety concerns. For over 20 years, the property has been a fenced weed field in the centre of our community. A total embarrassment! And it still is!

* Over the years, township politicians, our Members of Parliament and other residents have lobbied to have something done

* In December 2016 the property was purchased by local individuals, Ontario Ltd 2551202

* In 2017 and 2018 the environmental concerns have been addressed and it now can be developed.

FINALLY A SOLUTION!

New Dundee is a wonderful community. It is close to the 401, close to Kitchener, has a great school, a great community centre and great parks. The housing however is expensive. Many homes have sold for over a million dollars and there are no houses for under \$600 000. The smaller cheaper houses are demolished and huge houses built. New smaller septic systems are allowed if a house is demolished. 5 smaller walkout lots on 63 Benjamin Street with reasonable priced homes is an excellent and perhaps the only solution. Million dollar houses with huge septic systems on that busy corner will not be a solution. If this amendment is passed, no doubt the houses around will also be sold, rebuilt or improved. The whole area will become a beautiful residential area rather than an embarrassment in its present condition. This amendment MUST be approved!

Yours truly

Don Poth

[REDACTED]

New Dundee,

[REDACTED]

[REDACTED]

Tuesday, Aug. 7, 2023

Region of Waterloo

c/o Matthew Colley

RE: Regional Plan Amendment for 63 Benjamin St New Dundee

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improved. The whole area will become a beautiful residential area rather than an embarrassment in its present condition.
This amendment **MUST** be approved!

Yours truly

Don Poth

[REDACTED]

New Dundee,

[REDACTED]

[REDACTED]

New Dundee Creamery 1998-2023

- After the creamery closed in 1998, the building sat there and significantly deteriorated
- In Oct. 2000. The Optimist Club surveyed the community and surrounding area, asking what can be done to make our community better. In June 28, 2000, a public meeting was held to discuss the results of the survey. These included: replace the perimeter fence around the community park, install a basketball court at the school, beautify the area around Alder Lake and our community, resurface the tennis courts and pave the community centre parking lot. However, the major question mentioned was, "What can be done about the creamery and the surrounding property?" Based on this meeting a New Dundee Improvement Committee was formed with members from the Optimist Club, the Bd of Tr and the WI. Subcommittees were also created with other members. You will note of the original list of projects they all have been completed which resulted in the Optimist Park on the lake, finally the Doug Fischer Memorial Park and the beautification was completed with benches around town, plants on the island at the Queen/Bridge corner and even flower boxes on the Bridge St bridge. It should be noted, the 8 aluminum boxes were paid for by Parmalat.
- In 2003 a group of concerned committee members including Willy Cober our twsp councillor travelled to Toronto to the Parmalat office to present a slide show of their creamery facility and the safety concerns were expressed. Parmalat agreed to do "something" and recommended the building be demolished
- 2004 the facility was demolished and a fence erected so that no one would slide down the hill from Benjamin St and hurt themselves. There also were environmental concerns with the property.
- Since 2004 we have had a fenced weedlot with environmental issues.
- Over the years, citizens, the twsp. The region, and our federal and provincial Member of Parliament wrote letters to Parmalat asking them to do "something" about the fenced weedpatch. In many cases, there was no response. However, the last several years, Parmalat did mow the weeds several times a year.

- In 2005, the twsp suggested that a portion of the community park be sold, the bandshell and historical gates be moved to the creamery site, making the creamery lot, a park and the remaining funds be used to build new ball diamonds at the community centre. A vote was taken and the community was opposed to this idea.
- The day after the vote results were announced, everyone was asking what's going to happen to the creamery lot. That was 12 years ago.
- Since then the property was up for sale and FINALLY the creamery property is sold.

From: Matthew Colley
Sent: August 23, 2023 11:24 AM
To: 'KEN BOSHART' [REDACTED]
Subject: RE: New Dundee Public Notice Meeting

Hi Ken,

See attached survey. I've also attached the notice of public meeting as this is now scheduled for September 12, 2023. No decision will be made at this meeting.

Thank you.

Matthew Colley, MCIP, RPP
Senior Planner
Planning, Development and Legislative Services
Regional Municipality of Waterloo
T: 519-575-4757 ext. 3210
C : 519-577-6241
F: 519-575-4449
Mcolley@regionofwaterloo.ca

From: KEN BOSHART [REDACTED]
Sent: August 21, 2023 4:25 PM
To: Matthew Colley <MColley@regionofwaterloo.ca>
Subject: Re: New Dundee Public Notice Meeting

****EXTERNAL ALERT** This email originated from outside the Region of Waterloo.**

Yes could you please send me the survey plan thank you

On Thursday, August 17, 2023 at 01:36:34 p.m. EDT, Matthew Colley <mcolley@regionofwaterloo.ca> wrote:

Hello Sharon

Thank you for the email.

The alternative wastewater treatment system proposed is as a tertiary septic system. This is another form of septic system permitted under the Ontario Building Code. The exact location of the systems on each parcel would be determined through the future building permit process, which is the responsibility of the Township of Wilmot and that would follow the proposed Regional Official Plan Amendment.

There are 6 existing lots of record on the subject lands identified as 63 Benjamin Street. I can provide the survey plan showing the current lot configuration if you would like.

Additional information relating to the details of the application will be made available for public review at the Regional Clerk's office and on the Region's website under the Public Notes page at www.regionofwaterloo.ca

Thank you.

Matthew Colley, MCIP, RPP

Senior Planner

Planning, Development and Legislative Services

Regional Municipality of Waterloo

T: 519-575-4757 ext. 3210

C : 519-577-6241

F: 519-575-4449

Mcolley@regionofwaterloo.ca

From: KEN BOSHART [REDACTED]
Sent: August 6, 2023 7:26 PM
To: Matthew Colley <MColley@regionofwaterloo.ca>
Cc: [REDACTED]
Subject: New Dundee Public Notice Meeting

****EXTERNAL ALERT**** This email originated from outside the Region of Waterloo.

Hello Matthew,

Regarding your proposal for 63 Benjamin St., I have some questions.

In the article it says there will be an "alternative alternate wastewater treatment system". What will this system include? As well as where is it being put in the area?

Also, it mentions that there are 5 lots, where are the 5 lots being put?

Thanks,

Sharon

From: Matthew Colley
Sent: August 23, 2023 4:02 PM
To: 'Doug Joy' [REDACTED]
Subject: RE: 63 benjamin street

Hi Doug,

Thank you for reaching out. I have attached the notice of public meeting as this is scheduled for September 12, 2023. No decision will be made at this meeting.

I have attached the survey plan, cover letter and the technical memo submitted with the application. Alternatively hard copies are available at the Region of Waterloo Office in the Clerks Department located on the 2nd floor at 150 Frederick Street in Kitchener during office hours Monday to Friday from 8:30am to 4:30pm.

The information report and draft amendment will be made available on the Region's website in early September once the formal agenda has been set and published. I can certainly follow up to let you know when that is available.

Happy to answer any questions you may have.

Thank you.

Matthew Colley, MCIP, RPP
Senior Planner
Planning, Development and Legislative Services
Regional Municipality of Waterloo
T: 519-575-4757 ext. 3210
C : 519-577-6241
F: 519-575-4449
Mcolley@regionofwaterloo.ca

From: Doug Joy [REDACTED]
Sent: August 22, 2023 6:04 AM
To: Matthew Colley <MColley@regionofwaterloo.ca>
Subject: 63 benjamin street

****EXTERNAL ALERT**** This email originated from outside the Region of Waterloo.

i would like to review the proposal for 63 benjamin street involving alternative individual wastewater systems. i cannot seem to find the link on the regions website to see this. can you please provide me with the link?

thank you.

--

doug joy
west montrose, ontario

From: Dave D [REDACTED]
Sent: September 8, 2023 1:36 PM
To: Regional Clerk <RegionalClerk@regionofwaterloo.ca>
Subject: Notification of Decision

****EXTERNAL ALERT**** This email originated from outside the Region of Waterloo.

Per the public notice below, please accept this email as my written notice to be notified of the decision of the Regional Municipality of Waterloo on the proposed Regional Official Plan amendment in regards to 63 Benjamin St, New Dundee (Township of Wilmot).

<https://www.regionofwaterloo.ca/Modules/News/index.aspx?page=2&newsId=e7996c1e-6b9f-4607-91b2-4570bdb5a0ea>

Thank you,
Dave

From: Matthew Colley <MColley@regionofwaterloo.ca>
Sent: September 12, 2023 10:21 AM
To: Matthew Colley <MColley@regionofwaterloo.ca>
Subject: Request for Notice - 63 Benjamin St Proposed ROP Amendment

Spoke to Niomi Mendler on phone on September 12, 2023 with regards to the proposed ROP Amendment. Questions focused on the difference between tertiary and conventional septic systems. The resident lives at [REDACTED] in New Dundee. Email is [REDACTED]

Resident has requested formal notice of decision

Matthew Colley, MCIP, RPP
Senior Planner
Planning, Development and Legislative Services
Regional Municipality of Waterloo
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