

From: [REDACTED]
To: [Annette Crumme](#)
Subject: Opposition to proposed rezoning - Rosebank Cres, Riverview
Date: Tuesday, March 5, 2019 3:54:40 PM

Good afternoon,

I want to thank you for the opportunity on Feb 28 to learn more about the proposed rezoning - R1 to R2 - in The Fairways development on Rosebank Crescent. After having heard about the proposal from the perspective of The Shaw Group (Shaw)/Clayton Developments (Clayton) and the Town of Riverview, I have taken the time to further consider my stance on the proposal.

My name is Jennifer Caravan, and I moved to Riverview from London, Ontario with my husband and two young children last summer. Having lived in both large cities and small towns across Canada and in the United States, I recognized the priceless value of raising my kids in a smaller community - a place where neighbours look out for one another, and where people take pride in being part of their community. From the research I did, and after a number of in-person visits, Riverview seemed to fit that bill, and more.

My husband and I reviewed what would be best for our family in our forever home: would we purchase an existing home, or take on the challenge of building a new home from afar? Ultimately, something about The Fairways development clicked with me, and nothing else felt "just right". I loved the vision for the neighbourhood: primarily custom-built "executive" single family homes, with plenty of green space on a quiet crescent.

Having grown up in a rural subdivision - a 15 minute drive outside of a small town in Ontario - where no two houses were alike, I developed an appreciation for a neighbourhood of custom-built homes - no cookie-cutter houses for me! More importantly (in my mind) I wanted to offer my kids a similar-style community without being disconnected geographically from friends and classmates (which was a great source of frustration for me as a teenager...) The Fairways, to me, offered the best of both worlds: a quiet and distinctive "community within a community".

My husband and I selected a lot in December 2017, and construction began in April 2018 with the expectation that the remainder of our block and future development would be completed in a similar style, as laid out by the detailed information on Clayton's website. At no time before the lot was purchased, during the build, or upon taking possession in August 2018, were we advised that any future development (i.e. Phase II) was being considered for anything other than what we were sold on: detached single family executive homes.

The proposed rezoning is not the first time I have been left disappointed by Clayton since we

moved here, but it has by far had the greatest impact on my impression of the company. I feel like my family has been sold a bill of goods. This is not what was proposed to us, and it is certainly not what we signed up for.

Although we could have purchased a bigger lot for much less money elsewhere, we selected this area specifically because of what it offered for our children. By increasing (potentially doubling) the traffic and population in this neighbourhood through rezoning, my kids will be impacted: my kids, who just want to ride their bikes and play street hockey; my kids, whom I wanted to benefit from growing up in a small, quiet neighbourhood, just as I had done.

Further, surrounding a section of single-family homes with duplexes/semi-detached homes and low-rise apartments, thus creating an isolated and out-of-place "island", will not only look ridiculous, I am very concerned that doing so will affect the value of my home and ability to sell in the future. This was planned to be our forever home, with the expectation of building equity and value over time; I'm not confident we would have made the same investment in this neighbourhood had we known about the rezoning proposal sooner.

I am not naive. I appreciate that the purpose of any private sector business is to generate and maximize profit, and I accept that Shaw/Clayton has a responsibility to do so, as does any other public enterprise. I also believe that a business - a land development company that labels itself "The Community Builder", especially! - has an equal responsibility to cultivate good relationships within the community in which it operates. By not acting in good faith - altering plans *after* a number of families have bought into a project, without prior consultation with, or even consideration for, those families - Shaw/Clayton is showing us that they value profit without regard for our community. That is not the kind of mentality I expected to find when I moved here from Ontario.

We need our elected officials to put community first. I am asking you to please represent my community - my "community within a community" - when considering the rezoning proposal before you. Please vote, "no".

With regards,
Jennifer Caravan

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