

Olde Berlin Town Neighbourhood Association

Winter 2018 Newsletter



Hi Neighbour

Hope you are keeping warm and cozy during the “deep freeze” this winter. Maybe you’re one of the lucky people that doesn’t have to travel far to get to work or do your errands. Maybe you don’t have as much snow to shovel as your neighbour. Or, maybe you are down south – way down south! – basking in sunshine.

Wherever you are, please stay safe, look out for your neighbour and shovel the sidewalk. Oh, and another thing, don’t park on the street overnight this winter as you may get a ticket!

A GOOD NEIGHBOUR AWARD – goes to the kind folks who recently used their riding snow-blower to help out neighbours around Hibner Park. Your thoughtfulness was very much appreciated on those heavy snowfall days.



MEET & GREET – February 10th

Our neighbourhood benefits from individuals and groups who have a keen interest in keeping our residents connected to one another. Sharing concerns, looking out for each other and spearheading activities helps make this a better place to live. We need more

- Heritage Conservation activists to keep an eye on zoning issues, new developments
- History buffs to research, share local knowledge or even create a home/garden tour
- Health and safety activists to watch out for illegal activity or by-law infractions
- Leaders who create fun events and activities for residents of all ages
- Meeting coordinators and contributors to our newsletter, facebook
- Representation on City of Kitchener’s Heritage Committee.

It’s been a year since our last Meet & Greet at Green Gables, a successful event with several new attendees and some great ideas coming forward. This year we are looking for nominations of Olde Berlin Town residents who are mindful of community needs and would advocate for one or more of the above topics or other areas of interest to our neighbourhood.

Olde Berlin Town Neighbours ANNUAL MEET & GREET Saturday, February 10, 2018

**10:30 a.m. – 12:00 noon
Downtown Community Centre
35B Weber Street West**

Learn more about your neighbourhood ~ get involved

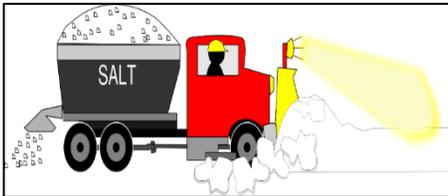
TRAFFIC & PARKING BY-LAWS

The Region of Waterloo's new Traffic and Parking By-law, went into effect January 1, 2017. It includes no stopping or parking on, in or near LRT tracks or ION stops. The LRT tracks are for ION trains and LRT-related construction vehicles only. Vehicles parked or stopped on, in or near the LRT tracks or ION stops can be ticketed or towed at the owners' expense. A fine for stopping and/or parking on, in or near the LRT tracks or ION stops is \$80. Ticketing will be done by City By-Law officers.



Winter Parking in the City of Kitchener

Every winter, from Dec. 1 through March 31 you cannot park on any city street from 2:30 to 6 a.m. However, if you're in Ward 5, (please



note: Olde Berlin Town is in Ward 10) you can park on the paved portion of a boulevard (driveway ramp or apron), provided your vehicle complies with certain conditions. The tag-and-tow bylaw prohibits parking on a city street when a snowfall of more than eight (8) cm. is forecast or a snow event is declared. A “snow event” can last 24 or more hours. For more parking information and city bylaws, check their website <https://www.kitchener.ca/en/getting-around/parking-regulations.aspx>

CIVIC CENTRE HERITAGE DISTRICT

Developments on the ‘Outer Rim’

Summary of Developments at 64 Margaret and 217, 225 and 229 Victoria St N by Hal Jaeger and Laura New

In October 2017, residents were advised that a developer was seeking zoning variances to develop 64 Margaret Ave and 217, 225 and 229 Victoria St. N. The developer proposed two buildings: a 6 storey, 21.6 metre high building along Victoria to replace the existing four houses, and a 2 ½ storey, 8 metre high building facing Margaret in the approximate location of the former Breithaupt mansion. The developer sought to exceed the maximum zoned building height of the taller building by 31% and to build closer to the lot lines than zoning permits. The design of the larger building was contemporary, including dark corrugated metal siding.

Neighbours rallied and secured a deferral of the decision at the Committee of Adjustment hearing on October 17th. On October 26th, Planning Staff explained the requested variances to the community in an information session for the neighbourhood.

On November 6th, when City Council discussed the Heritage Permit Application, residents objected, citing two guidelines in the Heritage Conservation District Plan: that new developments must “use materials and colours that represent the texture and palette of the Civic Centre Neighbourhood” and must not “have a negative impact on the heritage resources within the District.” City Council accepted the Heritage Permit Application without modification to the design.

On November 15th, the community was advised that the developer had modified the proposal, including reducing the building height to 18.5 metres.

On November 21st, in a split decision, the Committee of Adjustment accepted four of five requested variances, but upheld the setback requirement from the north property line. Neither residents nor the developer appealed the decision. Residents continue to discuss related matters with councillors and city officials.

The experience is likely indicative of future challenges as the city intensifies. The lure of tremendous profits and tax revenues entice developers and the city to build beyond the zoning, Official Plan and Heritage District Plan's limits. Our neighbourhood will need to be highly informed and vigilant in upholding individual property rights, community rights and the cultural heritage belonging to all of Kitchener and beyond. We will need many alliances as well. Many individuals contributed to the campaign, and some need special recognition: Victoria Boyle and Graham Kennery, Hugh Whiteley, Jean Haalboom, Donna Kuehl, John Ryrie and Karen Taylor-Harrison.

Possible New Development at 50-56 Weber St.W. and 107 Young Street by D. Kuehl



Residents of Olde Berlin Town NA were invited to attend an information session on January 11th about a possible new development on the southeast corner of Weber and Young streets. The presentation included pictorial images of a six-storey design, an overview of the zoning

requirements and how their proposal would fit with the regulations. All three properties are zoned as CR3 (i.e., commercial residential). The developer was seeking input from the neighbourhood. A site plan application has not been made to the city yet.

Reference: City of Kitchener: Zoning By-Law:

<http://app2.kitchener.ca/appdocs/zonebylaw/default.aspx?status=c&dir=PublishedCurrentText\Sections>

This past summer our Neighbourhood Association was recognized by the City of Kitchener at a City Council meeting at City Hall. On June 5, 2017 they presented a certificate of appreciation for 45 years of continuous service.



Sarah Marsh, City Councillor for Ward 10

Kitchener City Hall, 200 King St. W. Kitchener, ON N2G 4G7

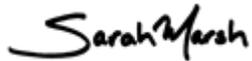
Hello Olde Berlin Town Neighbours!

In the past few months, several of you have become actively involved in responding to a committee of adjustment application for a new development at 64 Margaret Ave. As a direct result of your involvement, the project will now be a lower height than originally proposed, and the building will be further setback from the neighbouring property to the north on Victoria St. Congratulations to those community members who took the time to get involved.

Speaking of involvement, I strongly encourage all members of this beautiful neighbourhood who want to get more involved in the neighbourhood to let me know. We have terrific volunteers already, and I know we have more interested members to organize more neighbourhood activities. It's easier than ever to organize street parties and other events. I look forward to hearing your ideas about how you'd like to connect with your neighbours.

As always, if you have any questions or ideas for me, feel free to contact me. Happy winter!

Sincerely,



Councillor Sarah Marsh – Ward 10

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Neighbourhood Programs at the The Downtown Community Centre

35B Weber Street West, Kitchener

Volunteers from Olde Berlin Town participate on the Board of the Downtown Neighbourhood Alliance along with other Neighbourhood Associations (DNA) downtown Kitchener.

The DNA, coordinates affordable programs in FALL, WINTER, & SPRING for all ages at the Community Centre.

Neighbourhood volunteers deliver newsletters and the seasonal program booklet. To register you can phone 519-741-2501, register at the Centre in person, or select your program on-line at www.kitchener.ca – then select WebReg.

Important Numbers To Know

- ◆ Ward Councillor, Sarah Marsh (519) 741-2786
- ◆ Property Standards (519) 741-2330 ◆ Gas Leaks (519) 741-2529
- ◆ Police (519) 653-7700 ◆ Crime Stoppers 1-800-222-TIPS (8477)
- ◆ City of Kitchener's Corporate Contact Centre - 519-741-2345

OBTNA Board Members

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