

I have lived at [REDACTED] Maple St. for 42 years, 5 doors down from the proposed hotel project in the old bank in Fenwick. Allow me say that I am not against development nor am I against change. I would like to see development downtown in Fenwick. Some people are quick to label you as some sort of dinosaur if you do not agree with their proposals. I am eager to see Fenwick develop. I believe this council was elected as a common sense council. Common sense tells me that if variances to this degree are required, this location might not be appropriate for this type of building. Just because a building is "Great Looking", does not qualify it as great planning. As a longtime resident, I would like to express some of my concerns and observations, most of which I am sure that anyone driving through Fenwick on a daily basis are keenly aware of.

The Church St. and Canboro Rd. intersection, with its "Traffic Calming" features has made it a difficult, if not a dangerous corner to navigate. Vehicles are constantly going around the flag pole in the wrong lane at Canboro Rd. and Maple St. I have almost been hit a number of times by vehicles using the wrong lane. Problems with the line of sight will be hampered even more for vehicles pulling onto Canboro Rd. from Maple St. These problems will only increase as new development brings increased traffic. Delivery trucks are already blocking lanes of traffic on a regular basis. Large greenhouse trucks, nursery trucks and farm equipment use these roads daily.

Is the infrastructure in Fenwick adequate to handle the anticipated growth? The water and sewer systems are almost 40 years old. Water to Fenwick is supplied via a single 12 inch asbestos cement main. An underwriter's survey has reported that a lack of a redundant water supply for Fenwick is an area of concern. As east Fenwick and downtown Fenwick develop and come on line, is the Town ready?

The builder wants to make this building a feature destination, whatever that is? At the end of the day, he can go home to his quiet rural home, but those of us who will be living in the shadow of this building have nowhere else to go. We will be living with increased traffic, noise and all the other inconveniences associated with this proposed establishment. Apparently “occasional inconveniences” are OK as long as it inconveniences someone else.

Mr. [REDACTED] seems to think that he can use the municipal parking lot for his customers. This is a Municipal Parking lot built and maintained by the taxpayer. The lot is already used by patrons of The Broken Gavel, The Maple Acres Library, The Model Railroad Club, The Grill on Canboro and other businesses in the downtown core. A small commercial building on the east side of the former bank is for sale and will also require parking when it is sold. The fire hydrant in front of The Grill on Canboro is constantly being blocked by parked cars and numerous other parking bylaw violations are occurring. Businesses have placed No Parking signs on their private parking lots. I don’t understand how a parking study can conclude that there is adequate parking when there will be future development of the old fire hall, the post office, the old school building, among others, which could not possibly have been included in the study. Proponents of this project think that a lack of parking is a minor issue or occasional inconvenience. It is not a minor issue.

Fenwick does not have a problem attracting residents. Homes usually sell quite quickly and I don’t believe anyone is moving to Fenwick for the night life. Some people think a hotel is a good idea. Let us not forget that some people thought that Cannabis grow ops were good for Fenwick.

Lack of enforcement of existing By-laws seems to be a growing issue in the Town of Pelham. If Fenwick development is not done properly, parking may be the least of the Town's issues. Hopefully this won't be another, "If you don't like it, you can move" scenario.

I feel that future development should enhance the quality of life for all Fenwick residents. I have enclosed a few photos of my observations.

Respectfully yours

Otto Heinrich

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 home