

As many NCPS in this City a lot of work and time has gone into them. What the problem is that the plans are done to maximize the units in the area so the lowest common denominator for bio-diversity green space and infrastructure are applied. There is little thought to the immediate needs of transportation and mobility. The issues around mobility and infrastructure are always long term and do not address the concerns of residents in the short term.

I believe that the major densification of this City should now be focused in the town centres and along the major transit corridors. We cannot afford to continue to place density in areas that are not and will not likely in the near future be serviced by adequate transit. We have lost too much of our ecologically sensitive areas and our bio-diversity is in jeopardy. Now is the time to develop smart and sustainably.

I have always believed that we need to respect the planning process and once the residents and the other stakeholders have developed a plan it should be honoured. There will always be those cases where an NCP is done for an area and something comes up that just won't work and a change will have to be made. The important thing is that the developers of the land whether they are residents or outside groups they were at the table and agreed to the plan so it should work for all. When we start to honour these plans we hopefully will see infrastructure keep pace with the growth of the city. Schools should arrive in a more timely fashion because the Province can have faith in the population numbers.

Good environmental stewardship means that when we plan our city we first look environmental factors. Substantive trees and other flora that is needed to preserve and feed the fauna. We need to look at how this bio diversity in each area is connected and how we will impact and interact with it. In social planning for neighbourhoods we need to look at what amenities are provided, the open spaces and how residents will interact with the environment around them. Is there a healthy balance for them to feel good about the area they live in so that they can interact with one another. Is there opportunity for them to interact with others and to be active in their community (gardens, walking paths, interpretive natural areas)

I believe that the residents own their neighbourhood. Although I believe that all stakeholders as well as some citizens at large with specific knowledge and skills belong in the planning process. Those living there and those planning to stay into the future should have a strong voice and be respected. Those from outside have the tough task of planning the changes to a community that need to be well thought out so that it is sustainable for all. This part of our growth must sustain the development sector as much as it works to sustain the biodiversity and our sense of community and our social well-being.

These are tough thoughtful questions that provoke interesting dialogue. While progress is inevitable it does need to be managed. As diverse as this City is so are our

landscape and so must be our neighbourhoods. Thank you for this opportunity to communicate my thoughts to the people of Grandview Heights,

Michael Bose.