



MHBPNA NEWS

Mt. Hope-Breithaupt Park Neighbourhood Association

www.mhbpna.org www.facebook.com/mhbpna twitter: @mhbpna email: mhbpna@gmail.com

Ringling in 2018

By Emily Slofstra and Levi Oakey, MHBPNA CoChairs

The Mount Hope-Breithaupt Park Neighbourhood Association has been a part of the history of Kitchener for over 30 years. It's a neighbourhood that comprises a large portion of our city, from Fairfield, to Midtown, to the North Ward. As one of the largest neighbourhood associations in Kitchener, we have our share of challenges, but also see so many benefits with a diverse community of engaged neighbours from King to Weber to Lancaster.

At the beginning of 2017, the MHBPNA was in a quiet period after many fruitful years under Lane Burman and Ted Parkinson's

152 Shanley Continued

As most residents are aware, the city of Kitchener's attempt in April of 2017 to sell 152 Shanley has failed.

The property has been sitting vacant and contaminated for over 30 years. At various points the owner has attempted to initiate business activities which are prohibited. According to The Record's May 8th article, the minimum bid was just over one million dollars which is the total amount owing in back taxes and various By-Law infraction charges (for the past several years the city

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fantastic tenure. As the newly acclaimed co-chairs for the 2017-2018 year, we hope to reignite passions for community building over the coming years. During this period of rebuilding, we believe that we will emerge stronger than ever. We continue to have challenges in our neighbourhood that will need to be met with a collective voice. For instance, many developments are springing up

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has been trimming the trees and bushes and generally maintaining the property because the owner refuses to perform those tasks).

Tax Sales are tightly regulated under the Municipal Act so no bids could be accepted if less than the taxes owing and the cost of running the sale. The city received only one bid for \$200,000 which was rejected.

Now that the initial tax sale failed, the city has an option to hold a second sale where the

Please see *152 Shanley* on page 3

MHBPNA Photo Contest

The MHBPNA is having a photo contest! You may have noticed our new website design at mhbpna.org, and we'd love to have a rotation of great photos in the banner to showcase the best of our neighbourhood.

To enter, submit a photo that you have taken in the Mount Hope-Breithaupt Park area to mhbpna@gmail.com. Include your name, the name of the street that you live on, and a blurb about the photo. You may use existing photos if they fit the qualifications.

Your photo must:

- 1) Be taken within the MHBPNA boundary.**
- 2) Be good quality (good photos from a phone should be fine)**

Photos that can be cropped to 1000px by 290px are preferable as they will fit the banner size on the website. You can use an existing photo from the summer, or venture out in the winter.

All suitable entries will be entered into a draw, and three winners will be selected for the following prizes:

- 2- \$50 gift certificates to Cocoon Apothecary (cocoonapothecary.ca)
- 1- \$20 gift certificate to CE Bakery & Experience (cefoodexperience.ca)

All submitted photos will become the property of the MHBPNA and may be used for future articles, blogs or promotions. Artist attribution will be used whenever possible.

The deadline for submissions is March 31.

COCOON
APOTHECARY



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property can be sold for less than the taxes and fees owing. This process is not automatic and requires city staff to organize it. Our councillor, Sarah Marsh, successfully passed a motion for this second sale to take place in 2018. Even if it does go ahead, it will take some time. For example, the tax sale in April 2017 had been planned and even announced for over a year before it finally took place.

MHPNA contacted the city towards the end of 2016 and again in 2017 to get an explanation for the delay. The response was that interest had been shown in the property and the city wanted to give those potential bidders more time to develop their proposals.

The key to a second sale is to find a bidder with a solid plan and the finances to manage both the cleanup of the contamination and the site's development which will take years. The environmental issues are regulated at the Provincial level (Ministry of the Environment) and the developer must first have a cleanup plan approved before any work can be done. If everything goes smoothly at city hall we could see another sale within a year. And if that were successful, it would be another couple of years minimum before the cleanup and development plans were approved and the site remediation begun. And after that would be construction approvals so having anything developed by 2022 is optimistic.



In the April sale the city stated the property was not available for viewing or inspection which was a deterrent to any investor. Several neighbours have claimed the roof is leaking and recently MHPNA contacted the city to ask why the building cannot be inspected (as it had been prior to a meeting we had with the city in 2013). After two months and several emails I received the following reply: “The Building Division worked with an owner representative and their engineer several years ago to address a structural issue at the building and compliance was achieved. Since that time Building has this building on their radar and an inspector periodically attends the site and looks at the condition of the building but access to the building has been challenging as the owner representative is not easily reachable. It is my understanding that the building shows some more deterioration but nothing alarming.”

Over the years I have talked with many neighbours about the building and opinions vary. Some like the idea of condo development, others would love to see it torn down and would be fine with a parking lot. Others see it as an “old building” just sitting quietly and others have ideas about community space, cafes etc. Many people believe the city should take ownership of the building (for the 1 million plus in taxes owing), clean up the land, and then sell it to a developer and make their money back in taxes. MHPNA did talk to a developer about the property a couple of years back. He said the cost of cleaning up the contamination was a big unknown and “at the end of the day we know you can only sell condos or office space for the going rate” and this property is on the smaller scale. At our October AGM Sarah Marsh announced a neighbourhood charrette (probably in April) to discuss a vision for development. This could be used as a foundation for a city facilitated zone change and other possible planning approvals for the successful bidder. We will post information about that meeting on our website and on FaceBook. *Ted Parkinson, MHPNA*

Ringin' in 2018, continued from page 1

around King St., which a new group has been formed to keep track of and you can read all about on page 6.

We'll be starting out 2018 with new events and programs to help our neighbourhood connect. Events that we hope will get neighbours talking and articulating both what connects us and what is holding us back from making those connections. See page 5 for our speaker series on approachable density, inclusion by design and mid-city cycling.

Throughout 2018, we want to encourage and promote independent stores, Etsy shops, and pop-ups to afford the entrepreneurs in our community the opportunity to sell their goods and for neighbours to have the opportunity to “buy local”. We want to encourage the use of our great biking and walking trails, like Breithaupt Park and the Spur Line, both of which have been instrumental in helping residents to cross the neighbourhood and connect with neighbours.

We are excited by the challenges and ready to embrace the opportunities that will face us over the next year. To stay up to date on what we're up to, follow the blog and sign up for our mailing list on mhbpna.org, or connect with us on social media: @MHPNA on Facebook and Twitter and @mhbpna.kw on Instagram.

If you'd like to get involved, or just have a few ideas, send an email to mhbpna@gmail.com. Our executive meetings are open to the public and the dates are posted on page 7 of this newsletter. We look forward to engaging with you online and in the 'hood in the upcoming year.

Prueter Pace 2017

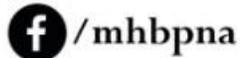
The Prueter Pace was organized by staff at Prueter Public School (on Prueter Avenue). It was a 2 kilometre cross country run open to school children (grades 4, 5 and 6) in Waterloo County and took place on October 26, 2017. Fourteen schools came with around 200 students to participate in the run from Prueter Public School through Breithaupt Park and back. Staff and parent volunteers helped direct the students through the trails and ensured the run was safe.

MHPNA supported the event by contributing the participation ribbons.



MHBPNA PRESENTS...

A series of public forums on pressing issues in our neighbourhood.



MHBPNA.ORG/PUBLICFORUM

Join Robin Mazumder and Craig Beattie in discussing the psychological impacts of urban design and developing approachable buildings.

APPROACHABLE DENSITY

JANUARY 25, 2018

7pm, Workplace One @ Breithaupt Block

Brian Doucet will share his research on building inclusive neighbourhoods. As our community grows, we are challenged to find ways to build our neighbourhood for everyone.

INCLUSIVE NEIGHBOURHOOD

FEBRUARY 15, 2018

7pm, WALES @ Extend-a-Family

Emily Slofstra will be speaking about her experiences as a cyclist in the Netherlands and in Canada and will lead a discussion on improving cycling in KW.

SUSTAINABLE STREETS

APRIL 6, 2018

7pm, Amma Yoga

MHBPNA Development Committee

There are many commercial and residential developments being planned within or near the Mt. Hope neighbourhood. A new group is being formed to:

- Create neighbourhood engagement and monitor and respond to development proposals
- Establish a formal line of communication with the City of Kitchener Planning Department and the Regional Planning Department, as well as city council, on building and development issues which impact the area
- Ensure that the RIENS guidelines and proposed zoning changes are fully communicated to all residents and are adhered to as new development occurs
- Design a communication strategy to 1) gather input from residents in the affected neighbourhood and 2) develop a formal line of communication with builders and developers to give feedback on proposed development

The group will begin meeting in 2018 and will post updates on mhbpna.org.

If you are interested in participating in the group please email mhbpna@gmail.com.



Dear Neighbours,

Happy New Year! I wish you a happy, healthy, and fulfilling 2018. This year, our 'hood will be the focus of several significant development decisions. Here are the top three pending projects within our borders. Please take the opportunity to have your say.

King Victoria Transit Hub. Plans will be developed for Regional Council approval. Stay tuned for public consultation on the name and public art decisions for this future central hub for trains, buses, LRT, and active transportation uses.

Breithaupt Block Phase Three. City Council will consider a zone change application and Official Plan Amendment for a proposed new 12 story building at Moore / Breithaupt. Members of the public are invited to provide their input to Garett.Stevenson@kitchener.ca

152 Shanley St. In the spring of 2018, our planning staff will host a neighbourhood charrette (a brainstorming session to discuss a design challenge) to explore redevelopment options for the vacant property at 152 Shanley Street. Your active participation as a member of the neighbourhood will help make this event successful. An early-mid April date is being targeted, likely on a Saturday afternoon. Ample notice will be given once the date has been finalized. If you want to make sure that you receive all notices and information updates on this initiative, please send me an email. The information gained at this charrette will inform the terms of the second tax sale process, which is planned to take place by the end of 2018.

As always, if you would like to speak with me about any issues, questions or ideas you may have, my door is always open. I am reachable at sarah.marsh@kitchener.ca, my office 519-741-2786, or cell 519-807-8006.

Sincerely,

Sarah Marsh

Councillor Sarah Marsh – Ward 10

Where are the Paper Bins?

Many residents have been visiting the Abitibi paper bins beside the Breithaupt Centre for many years and depositing their old newspapers and catalogues for recycling. About two years ago Emterra took over the bins.

Originally these bins were placed there through an agreement with the Breithaupt Centre and the Optimists Club of Kitchener. Several years ago the Optimists Club disbanded and they generously gave the bins/revenue to MHBPN.

For a few years we collected around \$1100 per year in revenue and we were able to use this money to fund our programs and donate to neighbourhood activities (like street parties and other events).

When Emterra took over they notified us that we would be making far less money. It was difficult to contact them - no one seemed to answer their phone or return calls. It was also difficult to notify them about when the bins needed emptying and we had the occasional problem with garbage and the MHBPN executive and others would have to clean it up.

We determined Emterra was giving us around \$400 per year which was still something, but perhaps not worth the work involved. In the fall Emterra was very slow to respond to our frequent calls to empty the bins and eventually they took them away!

MHBPN will be exploring other ways to generate revenue so we can continue to support neighbourhood events. If you have ideas please email us at mhbpna@gmail.com.



Executive Meeting Dates

Thursday January 18

Thursday March 15

Thursday May 17

Thursday July 18

Thursday September 20

All meetings take place at Breithaupt Recreation and Community Centre in room 104 at 7pm. Any member of the public is welcome to attend. Meeting agendas can be found online a week before each meeting at mhbpna.org. If you have an issue or idea you would like to bring forward, please send an email to mhbpna@gmail.com to be added to the agenda. Come chat with us and talk about our community.



MHPNA 2017-18 Executive

Co-Chair: Levi Oakey
Co-Chair: Emily Slofstra
Treasurer: Trudy Beaulne
Communications: Ted Parkinson
Special Events: Louis Burbach

Members at Large

Rachel Bolton
Michelle Jennings

Eli Winterfeld
Curtis Knischewsky

Do YOU have questions? Try calling the City of Kitchener Contact Centre at 519-741-2345. They are open 24 hours. Main centre Mon - Fri 7-7 and Sat 8 - 4. After hours urgent requests are transferred to a dispatch centre.

For concerns about structures you may call the Building Division at 519-741-2312

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MHPNA January 2018 newsletter is edited and assembled by Ted Parkinson, Communications Director MHPNA. Thanks to our writers and content resources which include: Levi Oakey, Emily Slofstra

This newsletter is written, formatted and delivered by volunteers. If you would like to write an article, tell us about an event you are having, or volunteer to deliver the newsletter, please contact us at

mhbpna@gmail.com

You can also leave a note or letter for us at the Breithaupt Centre.

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