



What we heard: 2 Robinson Ave. survey

as of March 14, 2021

Overview

- ▶ Survey open over March 2021
- ▶ 48 responses as of March 14, 2021
- ▶ Promoted through ASH newsletter, website, social media and community posters/lawn signs
- ▶ Should be read in conjunction with the submission by ASH and the 30 responses to the SHCHC survey
- ▶ Should be considered in addition to the questions and comments transmitted in the Chat during the two community information sessions

Q1: What commercial amenities would you like nearby (i.e., grocery store, restaurants)

- ▶ 37/48 respondents said grocery store (77%)
- ▶ 15/48 respondents said restaurants (31%)
- ▶ 7/48 respondents said pharmacy (15%)
- ▶ 5/48 respondents said coffee shop (10%)
- ▶ 4/48 respondents said community centre (8%)
- ▶ 3/48 respondents said hardware store (6%)



Q1: Comments & Ideas

- ▶ “Spaces for youth and low income individuals and families to gather in peace and utilize community resources.”
- ▶ “A grocery store with FRESH PRODUCE. Sandy Hill has become a food desert. A Farm Boy outlet or something similar would be fantastic and meet an important need for the neighbourhood, esp. low-income households who can’t drive to Loblaws.”
- ▶ “A seasonal farmer’s market, similar to the one on Main Street in Old Ottawa East.”
- ▶ “A decent grocery store and a good bakery”
- ▶ “Commercial amenities must include shops, restaurants etc that offer quality food and nutritious groceries. This large development and significant increase in density cannot simply be an excuse to allow a proliferation of bad take-out joints and garish quickie marts.”
- ▶ “Grocery stores, medical services, coffee shops, bike rental services, community car rental services, vet services.”

Q2: What businesses and services does our community need, that would also create good jobs?

- ▶ 11/48 respondents said library (23%)
- ▶ 7/48 respondents said restaurants (15%)
- ▶ 7/48 respondents said day care (15%)
- ▶ 4/48 respondents said affordable housing (8%)
- ▶ 4/48 respondents said thrift store/donation centre (8%)



Q2: Comments & Ideas

- ▶ “Health services, community support services.”
- ▶ “Commercial entities that promote product repair to reduce waste streams.”
- ▶ “Social services. The more the better. This neighbourhood has a disproportionately high number of residents who are low income, have disabilities and are marginalized. They need access to services.”
- ▶ “What this community needs is to remain within the framework of affordability: this includes affordable and reasonable housing and amenities, affordable supermarkets etc.”
- ▶ “We need high quality fresh food/produce markets; we need more high-quality retail, we need spaces that bring people together (libraries, shops, cafes, bakeries, restaurants), ice cream shop, office space, study space for students, areas for cultural programming.”

Q3: What is your preferred use for a park? (e.g., sport-recreation, relax meeting space)

- ▶ 18/48 respondents said biodiversity (38%)
- ▶ 17/48 respondents said relaxation (35%)
- ▶ 15/48 respondents said sports (31%)
- ▶ 7/48 respondents said meeting space/community gathering spot (15%)
- ▶ 6/48 respondents said dog park (13%)
- ▶ 4/48 respondents said green canopy/trees (8%)



Q3: Comments & Ideas

- ▶ “A mix - think Central Park NY! Relaxation, beauty, family-friendly, high-quality infrastructure, gardens, venues for music, running paths, bike infrastructure, lots of trees, public art installations, water features/fountains.”
- ▶ “It’d be awesome if there could be a small pond or splash pad in the summer that could double as a skating rink in the winter.”
- ▶ “The park should be on a scale that reflects the increased density, not a dead piece of grass with a few park benches. We are also very short of off-leash dog parks in the inner core.”
- ▶ “A skateboard park would be a great amenity for the many young people in the neighbourhood. Right now they are using Sandy Hill Park extensively and it’s not the best spot for that activity.”
- ▶ “Green canopy (from trees that offer significant shade and cooler temperatures during summer), native plants to support pollinators and biodiversity, park benches and picnic tables to allow people to eat and congregate outside, water fountain for kids (and others) to paddle in over the summer.”
- ▶ “Relaxation, a variety of tall trees, shrubs, a pond.”

Q4: What additional services do you want for your community? This could include satellite sites for City and public services such as a YMCA, library, swimming pool, etc.

- ▶ 44/48 respondents said pool or swimming pool (92%)
- ▶ 36/48 respondents said library (75%)
- ▶ 7/48 respondents said YMCA (15%)
- ▶ 2/48 respondents said community centre (4%)
- ▶ 1/48 respondents said outdoor amphitheatre (2%)



Q4: Comments & Ideas

- ▶ “A library is very necessary in the region being as each demographic (low income adults and families, middle income individuals and families and high income individuals and family) all could benefit immensely from such a space.”
- ▶ “Definitely a public community space (or YMCA) with an indoor gym and basketball court, and a swimming pool would be ideal. A space for community programming run by OCH and the City, along with a satellite library hub.”
- ▶ “Public kid-friendly skating rink in winter that has artificial ice to extend the skating season. Swimming pool in summer - get people outside! Skateboard ramp for kids.”
- ▶ “Multi-purpose space for community gatherings.”
- ▶ “City operated or funded fitness/sports services and spaces, donation and e-waste drop off, day-care and youth services.”
- ▶ “Tool library”

Q5: When it comes to improvements in pathways and security, where do you see the greatest need in this part of the neighbourhood?

- ▶ 33/48 respondents said Lees (i.e., traffic calming) (69%)
- ▶ 21/48 respondents said pedestrian or pathways (i.e., improvements for pedestrians) (44%)
- ▶ 10/48 respondents said Chapel (25%)
- ▶ 7/48 respondents said bike (i.e., improved bike connectivity) (15%)



Q5: Comments & Ideas

- ▶ “This is a grey and dead and unsafe feeling zone for walkers. We need an infrastructure of paths for walkers (and cyclists) that is treed, green, safe and well connected to the existing path network.”
- ▶ “A well lit Lees and Chapel would be great. Statistics have shown that well lit areas are safer areas. Currently, Lees, Mann and Chapel are very dark streets and not conducive to walking after dark.”
- ▶ “More safe pedestrian crossings of Lees Avenue are required. It is currently a racetrack.”
- ▶ “A safe and unobstructed way to connect pedestrians and cyclists to the recreational pathway along the Rideau river.”
- ▶ “Traffic light at Robinson meeting Lees, pedestrian sidewalk on BOTH directions of Lees and Robinson (existing only one side at some location)”
- ▶ “The pathway behind the Viscount Alexander school that connects Mann Avenue to Templeton Street via St. Germain park is a throughway that will not be large enough to sustain more traffic. It is not well-lit and puts young school children in proximity to many passerbys.”

Q6: What type of community infrastructure would be useful for neighbourhood initiatives (i.e., shared office space, a local tool library etc.)

- ▶ 27/48 respondents said library (56%)
- ▶ 21/48 respondents said tool library or local tool library (44%)
- ▶ 14/48 respondents said office space or shared office space (29%)
- ▶ 4/48 respondents said community health centre (8%)
- ▶ 4/48 respondents said bike (i.e., bike repair/bike shop 8%)



Q6: Comments & Ideas

- ▶ “The Sandy Hill Community Centre is very small and dated. A new, large, multi-use community centre would be a dream!!”
- ▶ “Bike co-op. Local tool/outdoor equipment library (eg. canoe rental - since we are so close to the Rideau.”
- ▶ “A tool library, a normal library, a food bank, a shelter, a clothing bank, public washrooms.”
- ▶ “Communal kitchen for socials, fundraisers.”
- ▶ “Community gardens, co-working space, car-sharing , bike share, community health centre.”
- ▶ “Affordable housing, art (painting sculpting woodworking etc) studio, seniors' centre.”

Q7: What improvements would you like to see made to existing public amenities, such as local arenas and community centres?

- ▶ 9/48 respondents said pool (19%)
- ▶ 7/48 respondents said expansion of Sandy Hill Community Centre (15%)
- ▶ 5/48 respondents said Sandy Hill arena (e.g., renovations, upgrades 10%)



Q7: Comments & Ideas

- ▶ “Renovating or redeveloping the existing Sandy Hill Arena into a multi-sport community recreation facility is necessary.”
- ▶ “A basketball court near the new development, and a skateboard park for youth.”
- ▶ “A better community centre where our diverse population can meet.”
- ▶ “A community hub would be a great asset in the area and could house multiple organizations and offer multiple services in a modern and environmentally friendly setting.”
- ▶ “Sandy Hill arena should be ready to handle the greater population density on its doorstep. Public schools need to be upgraded. Surely no one believes that Viscount Alexander can accommodate a doubling or tripling of its student population?”
- ▶ “Expand the wading pool to a community pool, outdoor ice skating rink, better upkeep of snow removal on paths leading to and along the Ottawa River (extending past Robinson village).”

Q8: What increased transportation options (such as better bus service, more bike and pedestrian connections) would you like to see?

- ▶ 40/48 respondents said bike or bike lanes (83%)
- ▶ 14/48 respondents said Lees (safer connectivity to LRT, more bus stops 29%)
- ▶ 10/48 respondents said better bus service/more efficient bus services (21%)
- ▶ 5/48 respondents said pedestrian connection (10%)



Q8: Comments & Ideas

- ▶ “Make sure the new development connects easily to the bike path along the river.”
- ▶ “An enclosed pedestrian footbridge over the Queensway to the Lees O-Train Station would increase transit ridership.”
- ▶ “The Chapel Crescent transit link must be maintained, with improved policing of automobile drivers who use it as a shortcut.”
- ▶ “Bus service to local destinations as well as areas of town that are not the downtown core.”
- ▶ “Sidewalks designed and constructed so as to facilitate maintenance for year-round pedestrian use.”
- ▶ “Better and more frequent bus services, better and safer pedestrian connections, extension of sidewalk along Lees ave, more signals on Lees ave, better connection of biking trails to sidewalks.”
- ▶ “Hopefully the City is looking at making Lees Ave a complete street to improve walkability and bike-ability along here.”

Q9: What other ideas do you have for this project?

- ▶ 16/38 respondents said affordable/mixed housing (42%)
- ▶ 14/38 respondents said Sandy Hill (as in benefitting Sandy Hill 37%)
- ▶ 3/38 residents said grocery store (8%)



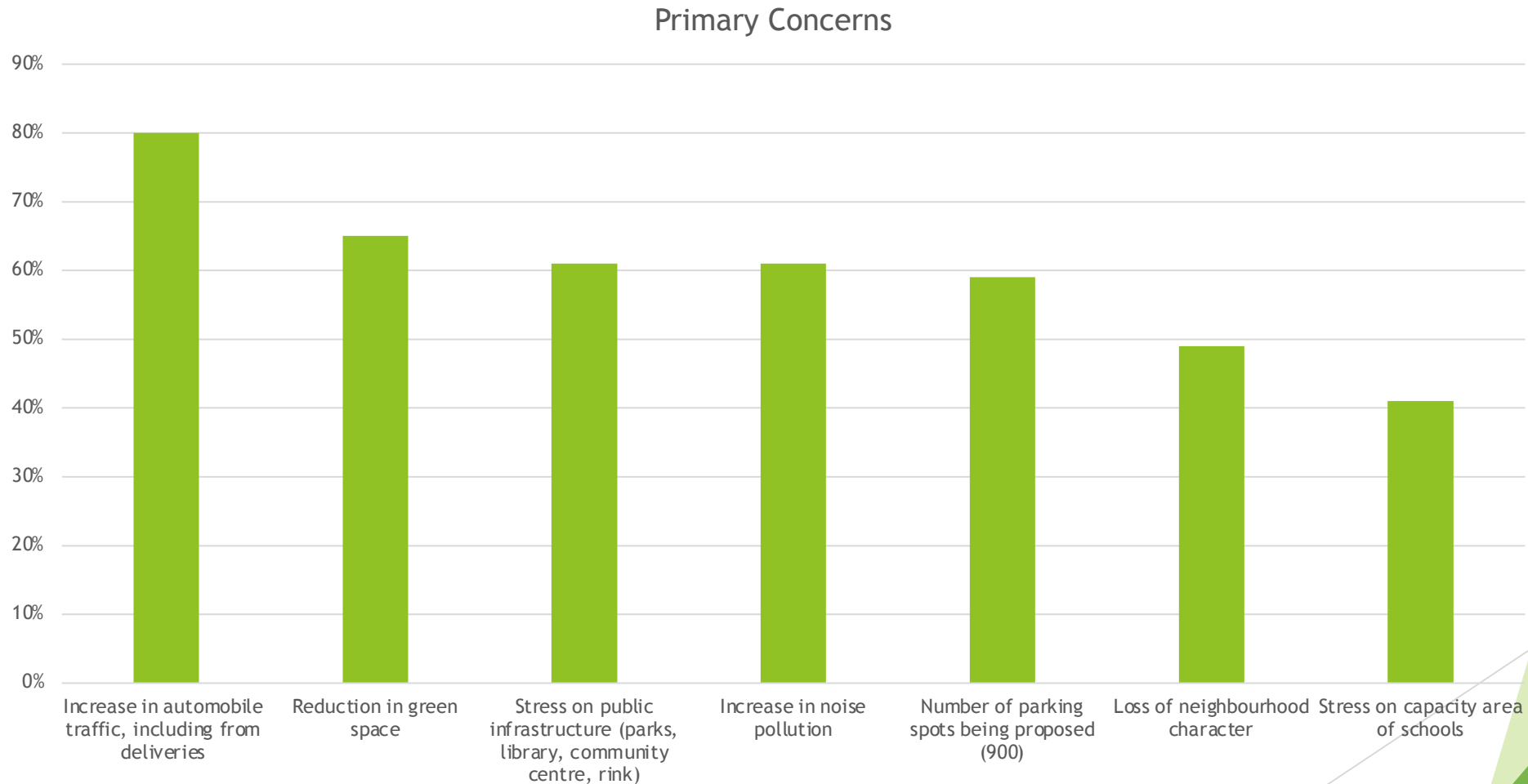
Q9: Comments & Ideas

- ▶ “Make it an example of green, 15 minute development and access to good food stores, cafes, bars with terraces, with bike/walking corridors. Charge a lot for parking.”
- ▶ “I hope the city/community is able to press the company HARD for affordable housing, specifically rental housing. The housing crisis in Ottawa is severe and we need action urgently, esp for renters. What we DON'T need is more luxury condo towers.”
- ▶ “Aside from perhaps an anchor retail store, the other shops should be modest in size & ideally affordable commercial rent to encourage creative local entrepreneurs, not just a collection of big names.”
- ▶ “I am fully supportive of using increased height as a leverage point in favour of COMPLETE EXCELLENCE in design standards. We have a transformative opportunity to demand a landmark architectural building surrounded by world-class public realm space at ground level... The development needs character! Enough sterile towers - we are in the Nation's Capital and adjacent to World Heritage Sites - let that history, vibrancy and beauty shine through and be showcased.”

Q9: Comments & Ideas

- ▶ “Allocating a reasonable amount of units for affordable housing”
- ▶ “A building that is green, architecturally pleasing and not a box with corrugated iron as building material would be a dream.”
- ▶ “Ensuring affordable housing is included, and a diverse mix of housing types (e. 3's and 4 bedrooms) And that there's a vision for this dev'p - that it's innovative, incorporates best practices in high res design, and is creative. That it's not an eyesore, but brings beauty and innovation to the neighbourhood.”
- ▶ “It should be designed from the ground up to encourage and prioritize active transportation.”
- ▶ “The development must promote walkability and public transit connections, to reduce automobile reliance, but as a result must actively attract a mix of retail/commercial tenants to ensure that residents can meet most of their daily needs within the development itself (access to recreation and public transit, cafes, grocery store, drycleaners, restaurants, library services, etc.).”

Q10: What are your primary concerns relating to this project?



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- ▶ Increase in automobile traffic, including from deliveries: 80%
- ▶ Reduction in green space: 65%
- ▶ Stress on public infrastructure (parks, library, community centre, rink): 61%
- ▶ Increase in noise pollution: 61%
- ▶ Number of parking spots being proposed (900): 59%
- ▶ Loss of neighbourhood character: 49%
- ▶ Stress on capacity of area schools: 41%

Q11: Is there anything else you'd like us to know?

- ▶ 19/37 respondents said Sandy Hill or neighbourhood (honouring history of Sandy Hill and it being a community for all 51%)
- ▶ 10/37 respondents said affordable housing (27%)
- ▶ 8/37 respondents said developer (commitments from the developer for community benefits (22%))



Q11: Comments & Ideas

- ▶ “Please be aware of the strong community that resides within Sandy hill and honour the current community by making infrastructures that are accessible and beneficial to ALL demographics (low income, middle income etc)”
- ▶ “As a community we need to positively and proactively engage the City and the developers to help make this a landmark addition to Sandy Hill through excellence in design, best practice environmentally, and a focus on aesthetic quality that ensures the development has a strong relationship to the architectural history of Sandy Hill. What an exciting, once-in a generation opportunity to transform the neighbourhood - let's make it count!!”
- ▶ “If a majority of the units in this development are not affordable, I oppose its existence. That is the most important thing, and other questions seem designed by the developer to obfuscate.”

Q11: Comments & Ideas

- ▶ “There is no justification for this type of housing densification in Sandy Hill unless there are significant requirements imposed on the developers to include rent-geared-to-income (not simply 'affordable') units with 3 bedrooms (vs one).”
- ▶ “The city and developer must increase the capacity of local public amenities (e.g., parks, recreation, pedestrian and cycling access) to support the increased population.”
- ▶ “The neighbourhood of Lee’s and Chapel and Wiggins Pvt is incredibly diverse in race, income and social standing. A lot of the character of the neighbourhood comes from that diversity and affordable housing. It is unavoidable that Sandy hill is becoming more gentrified and prices for housing are going up. My fear is that this project could push certain communities that makes our neighbourhood diverse out.”

Q11: Comments & Ideas

- ▶ “Has the storm water storage tank in Sandy Hill Park (off Nelson) the capacity to handle in-flow from this proposed development during future 100-year storms? Since its construction following two 'one-hundred year' storms between 1996 and 2006, population density in the catchment area has increased greatly, and looks likely to continue to do so in the area north of Templeton.”
- ▶ “I'd like to see the speed limit on Lees Avenue reduced. The pedestrian crossing comes after a bend (near the overpass). It's very unsafe, and drivers are not stopping in time.”
- ▶ “Where do they propose these children go to school? The schools are already at capacity.”
- ▶ “Please make sure the current neighbours can benefit from the development, not just the new residents”