

From: **Brookside +Company**
To: David Piccini MPP, Mayor John Henderson, members of Cobourg Town Council,
Director of Planning Glenn McGlashon, Members of the Planning Advisory Committee.

Our purpose here is to introduce our recommendation that the Brookside Site be developed into a sustainable, comprehensive, inclusive and healthy neighbourhood with a center that will serve not only those who live on the site but also the 600 homes in the surrounding residential area that are within a 5-10 minute walk of its Center. The Plan we are working on will incorporate many of the more specific uses others have recommended and will recognize and address many of the planning and development issues that have been by-passed as human settlements in Ontario have grown since World War II.

Brookside+Company refers to an initial group of citizens who are working to promote the future use of the Brookside site to the benefit of Cobourg as a whole. The process being followed consists of five stages that begin with a Vision Statement and ends with a Plan for Implementation. Along the way we expect that many citizens will become involved. We recognize that public support is key to success.

A first draft of Stage Two, identifies challenges to be met in a final Plan and includes:

- (Ca) The Site and its amenities shall compliment, not compete with, those in the Center of Cobourg.
 - (Cb) In total the site shall be energy-consumption and carbon-emission neutral.
 - (Cd) The restoration of Strathmore Hall and its adaptive-reuse compatible with neighbourhood needs.
 - (Ce)* A circulation system that shall include pedestrian and bike only pathways.
 - (Cf) Housing on the site shall be affordable-to-all irrespective of social or economic circumstances.
 - (Cg) Housing forms and combinations shall make possible, owned, rented, coop and co-housing use.
 - (Ci) Incentives shall exist that discourage personal vehicle ownership.
 - (Cj) Incentives shall exist that encourage inter-personal community relationships and civic-empathy.
 - (Ck) Incentives shall exist to encourage cultural expressions through the arts and historical awareness.
 - (Cl) Incentives shall exist that encourage an awareness of the natural world, its cycles and its beauty.
 - (Cm) Incentives shall exist that encourage physical activity by all age groups.
 - (Cn) A community wide Reduce-Reuse-Recycle System that includes grey water recycling.
 - (Co)* A commercial vegetable garden in the Brook Creek flood plain (which occupies 30% of the site).
 - (Cq) Amenities that address the needs of the young, the old, and promote their interrelationship.
- Etc ...

Stage Five implementation recommendations will include several proposals which will encourage the Province to donate the Brookside Site to the Town. Among others is the development of the Brookside Neighbourhood as a creative and realistic expression of its Revised Provincial Policy Statements.

Some may consider our purpose as described above to be unrealistic ... it is not. All proposals will be based on the experience of others and examples that have been successfully created elsewhere.

More information will be made available at a later date. In the meantime please feel free to contact the Facilitator of the Brookside Project by phone or email.

Facilitator: Keith Oliver