

Subject:

FW: 2057 Major Mac Developments - OBJECTIONS

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COMMUNICATION
CW (PH) - February 7 / 2017
ITEM - 4

From: Racco, Sandra

Sent: Friday, January 20, 2017 11:41 AM

To: 'Ghai, Sunil [REDACTED]'; Antoine, Mark <Mark.Antoine@vaughan.ca>

Cc: Liana Di Marco [REDACTED]; Peverini, Mauro <MAURO.PEVERINI@vaughan.ca>; MacKenzie, John <John.Mackenzie@vaughan.ca>; Abrams, Jeffrey <Jeffrey.Abrams@vaughan.ca>; McEwan, Barbara <Barbara.McEwan@vaughan.ca>; Furfaro, Cindy <Cindy.Furfaro@vaughan.ca>

Subject: RE: 2057 Major Mac Developments - OBJECTIONS

Good morning Sunil,

Thank you for your comments in relations to the 2057 Major Mackenzie Dr. application that is coming forward on Feb. 7th.

I appreciate your comments and will ensure they are included as part of communications for that evening.

I look forward to hearing also from your neighbours in the surrounding area. If you speak to them, please encourage them to voice their concerns and to come out that evening if possible.

I am well aware of the concerns and I, myself have concerns with the proposal but under the Planning Act, we must allow the applicant to come forward with his proposal and for us to listen to all comments prior to making any decisions.

Wishing you a pleasant weekend!!!

Sandra Young Racco, B. Mus.Ed., A.R.C.T.
Councillor, Concord/North Thornhill
City of Vaughan

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"Don't be distracted by criticism. Remember that the only taste of success some people have is when they take a bite out of you"



From: Ghai, Sunil [REDACTED]

Sent: Friday, January 20, 2017 9:18 AM

To: Antoine, Mark; Racco, Sandra

Cc: Liana Di Marco

Subject: 2057 Major Mac Developments - OBJECTIONS

Importance: High

Hi Mark,

Regarding 2057 Major Mac developments, I have received the Notice of Public Hearing to be held on Tuesday February 7th, 2017 at 7:00 PM.

With all due respect, as an affected neighbor I am bringing my strongest objections to your kind attention for the proposed developments to construct 71 townhome units with 95 parking spots that will be managed by a future unknown Condominium Corporation.

Below are my objections:

- Increased volume of vehicular traffic impacting noise, pollution, safety of road for children. 95 additional cars on this already congested Petticoat Road and Peter Rupert will be a nightmare for the residents. Peter Rupert is already being used by TTC, there are two schools on this street and it serves as a link to Rutherford Road. To make it worst, there is a designated Bike Lane. It has become unmanageable for pedestrians to cross the road and for the drivers this road is a hazard.
- Entry to development from Petticoat Road - our subdivision was not designed to absorb this level of traffic volume. Entrance should be from Major Mackenzie (similar to other developments in Maple).
- Increased road parking, Petticoat Road is already congested with cars parked from existing homes. There is no room for additional car space.
- Mature trees are to be removed or relocated (which in all likelihood means they will die). These beautiful trees will be cut that will make Maple city to look like a desert.
- Proposed density of development doesn't match the neighborhood. The residents moved into Maple with a hope that a proper density will be maintained forever. But the proposed development of 2057 Major Mac will jeopardize this hope.
- As a tax payer to City of Vaughan, our expectation is that the lands be developed reasonably (i.e. single detached, semi-detached or even 18 townhouses) - not the 71 units proposed.

Hi Sandra,

With all due respect, being our Representative for the Ward, please do you utmost best to review, look into the residents objections and advise the planners to not approve the proposed developments without major changes as noted above.

We will attend the Public Hearing on Feb 7th, 2017 to voice our objections once again.

Thank you

Sunil Ghai
[REDACTED]