



ROCK COMMUNITY CHURCH

249 Clarence Street Woodbridge, ON Canada L4L 1L6

Tel: 416.771.2705

C 4
COMMUNICATION
CW (PH) - June 20/2017
ITEM - 2

June 19, 2017

Re: 31-55 Mousey St. Woodbridge, ON

Dear Mr. Eugene Fera,

My name is Cheol Yong (C.Y.) Lee, I am a director of Rock Community Church located at 249 Clarence St. Woodbridge. The Church received a notice of a public hearing scheduled on June 20th, about the planning application for 31-55 Mousey St. The church board has several concerns about the application.

1. Entire neighbourhood is zoned, R2, single family low density residential zone; and OS2, open space park zone. There is no major or minor arterial road nearby except municipal residential streets. How can this project fit into the context from the planning point of view?
2. Mousey St. is very narrow street without any curb or sidewalk. How will it accommodate the much increased traffic if the 9 storey residential tower is constructed?
3. The proposed building will possibly have hundreds of tenants and the church has many young children on Sundays. How will the security and privacy issues be resolved?; high fence, landscaping, etc...?
4. Is there any plan the city may in future connect Mousey St. to Davison Dr.?

Once we receive the answers to the above questions, the church will decide their action in regards to the application.

Thank you so much in advance for your help on this matter and if you have any concerns, please contact me any time at my office (416-223-6400 x201) or cell (416-219-7540); or email, cylee@cyleearchitect.com.

Yours Sincerely,

Cheol Yong (C.Y.) Lee, Director, Rock Community Church
OAA, MRAIC, M. Sc. Arch., B. Arch., B.Sc. Arch.

From: Fera, Eugene
Sent: June-19-17 11:46 AM
To: Bellisario, Adelina
Cc: [REDACTED]
Subject: FW: 31-55 Mounsey St. Woodbridge
Attachments: Letter to Mr. Fera.pdf; ATT00001.htm

Mr. Lee thank you for your comments regarding the June 20, 2017 Public Hearing meeting for OP.16.012. I will forward you comments to the Clerks Department and to the applicant.

Eugene Fera

From: C.Y. Lee [REDACTED]
Sent: June-19-17 11:39 AM
To: Fera, Eugene <EUGENE.FERA@vaughan.ca>
Cc: Ariel Lee [REDACTED]; Yooshin Kim [REDACTED]; Jae Pil Yoo [REDACTED]; John Lee [REDACTED]; Sung Kim [REDACTED]; John Park [REDACTED]; Albert Hsu [REDACTED]; E. Jay Kim [REDACTED]; Eugene Chang [REDACTED]; David Cho [REDACTED]; Joo Hong Lee [REDACTED]
Subject: 31-55 Mounsey St. Woodbridge

Hi Eugene,

Further to our telephone conversation of last week, I am enclosing a letter in regards to the planning application for 31-55 Mounsey St. I will also be attending the tomorrow's public hearing. If you have any concerns, please contact me any time.

Thank you.

Best regards,

C.Y. LEE, ARCHITECT, OAA, MRAIC
B.Sc.Arch., B.Arch., M.Sc.Arch.

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