

C	29
COMMUNICATION	
CW (PH) -	April 5/16
ITEM -	5

**From:** Racco, Sandra  
**Sent:** April-04-16 8:15 PM  
**To:** 'Nello DiCostanzo'  
**Cc:** Caputo, Mary; Peverini, Mauro; Uyeyama, Grant; MacKenzie, John; Abrams, Jeffrey; Furfaro, Cindy  
**Subject:** RE: Dufferin Vistas Ltd. regarding CASE NO(S): PL111184

Dear Mr. & Mrs. DiCostanzo & Family,

Thank you for your letter and I do appreciate the comments you made here however please note that any landowner can make an application to the City to develop his or her parcel of land. The applicant is expected to undertake due diligence and responsibility to show to the City that their application does not negatively impact the existing community and is guided by the Vaughan Official Plan that has been approved by Council. In this particular circumstances, the recent OMB decision released over an appeal made by the landowner has changed the designation of the lands in question from *Natural Area* to a combination of *Low Density Residential*, *Low Density Residential Special Study Area* and *Natural Area* (I have enclosed a copy of the OMB decision for your review).

And now as you know, an application for a Draft Plan of Subdivision has come forward and will be dealt with tomorrow night (Tuesday, April 5<sup>th</sup>) during the Public Hearing Committee meeting scheduled for 7:00 pm in Council Chamber at the Vaughan City Hall.

The intent of the public hearing is to receive comments from the public, whether it's an individual, a business or an agency. You have the opportunity to make deputation in front of staff and Committee members (i.e. Council members), where they will listen intently and take notes on all the issues arising from the comments. Should you or your neighbours not able to attend the meeting, you are also welcome to submit a letter or e-mail (like what you have done here) or any other form of communications to the City and they will become part of the public record. Please note that NO DECISION will be made at this meeting however, often after the public meeting, staff will meet with applicant to go over the various issues raised and ask applicant to take whatever action necessary to resolve them, including providing the necessary studies and/or technical reports and only when staff is satisfied that the applicant has met the City's standard, will staff proceed to write a technical report with recommendations to bring forward for Council's consideration.

I encourage you and your neighbours to attend this meeting and voice your concerns. A letter was sent out in the mail from my office to the neighbouring residents detailing the chronology of the OMB case and the decision last week. The planner who is assigned to this application is Mary Caputo. Should you have further questions regarding this application, please feel free to contact Mary or myself.

I look forward to seeing you tomorrow night!!!

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

*"For the Community"*

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Please visit my new website [www.4myCommunity.ca](http://www.4myCommunity.ca)



*"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"*

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**From:** Nello DiCostanzo [mailto:nello@sympatico.ca]

**Sent:** Monday, April 04, 2016 5:01 PM

**To:** Caputo, Mary; 'Susan Poch'

**Cc:** Marina Dykhtan; enzamir@gmail.com; frank huo; Mel Raskin; Yousif Abachi; i.deluca@capreit.net; jimk@sympatico.ca; harryxiao@yahoo.com; Jia Asianova; josephbarrotta@gmail.com; nfalzon@yahoo.ca; furiol@rogers.com; maria.liberatore@rogers.com; sarbjit42@hotmail.com; percaccio@hotmail.com; daddiofamily@sympatico.ca; frank bellec; Sergey Polak; Silvia Di Corte; Robbie Raskin; Racco, Sandra; MacKenzie, John; Abrams, Jeffrey; Clerks@vaughan.ca

**Subject:** Re: Dufferin Vistas Ltd. regarding CASE NO(S).: PL111184

To whom, it may concern,

We are writing to state our extreme displeasure of the proposed development regarding Dufferin Vistas Ltd Case No's PL111184.

Being a graduate of Urban Planning, I see how the city may want to develop it's city.

I however do not understand how they could develop an area of land that does not have the adequate infrastructure to support the development of over 100 townhomes.

The current state of traffic that has been created on Rutherford road is excessive especially during morning and even rush hours . If there is an emergency, how does one get to proper hospital's in time? The addition of over 100 townhomes puts excessive pressure on the existing traffic on Rutherford Rd and the surrounding side streets.

What about the increased pressure on our sewer system, as our homes were built on areas of land that were infilled. How does the current infrastructure support the increased pressure on our sewer system with the addition of 100 townhomes, which can increase the possibility of basement flooding.

The proposed development does not address the endangered wildlife in our backyards. For example I have seen numerous different turtles come from forested area and this is just one animal species.

How does the city want to deal with the death of this species of turtle? Does the City know of any of these endangered species that are in the forested area of the proposed development by Dufferin Vista's.

I hope City Council re examines the development of the Dufferin Vistas, as this area is one of the areas in Vaughan that should be protected as we have some lands that are ecological sensitive for animals and once this area is developed these animals will be lost forever.

Thank you,  
Nello DiCostanzo and Family  
33 Princess Isabella Court