

June 17, 2014

BEL 214098

Mr. Jeffrey Abrams, City Clerk
City of Vaughan
City Hall, Level 100
2141 Major Mackenzie Drive
Vaughan, Ontario
L6A 1T1

C 31
COMMUNICATION
CW (PH) - <u>JUNE 17/14</u>
ITEM - <u>6</u>

Dear Mr. Abrams:

Re: City of Vaughan Proposed Natural Heritage Network Study and Amendments to the Vaughan Official Plan 2010
Written Submission Pursuant to s. 17(20) of the *Planning Act* Made on Behalf of Brownside Meadows Home Corp. (9290 McGillvray Road, Part of Lot 16, Concession 9) – Block 60

Dear Mr. Abrams:

Beacon Environmental has been reviewing the City's NHN Study on behalf of the Brownside Meadows Home Corp. in respect of a property in Block 60 located at 9290 McGillvray Road (Part of Lot 16, Concession 9). The purpose of this letter is to advise the City of Vaughan of several concerns regarding the Natural Heritage Network Study and proposed amendments to the Vaughan Official Plan (2010) as they pertain to this specific property.

I would like to point out that Beacon Environmental provided comments to the City (letter to Mr. Tony Iacobelli, Senior Environmental Planner, dated April 16, 2014) regarding an earlier version of the draft NHN mapping that was posted on the City's website at that time. The April 16th letter provided site specific information regarding the presence or absence of various terrestrial and aquatic natural features, based on recent Beacon field investigations. This information was provided with the expectation that the information contained therein would be taken into consideration by the City and its consultants (North-South Environmental) when refining the NHN mapping for this area.

In particular, Beacon had noted that a headwater drainage feature on the property was an ephemeral watercourse and therefore did not warrant being designated as a Core Feature, to which a 30 m buffer on each side has been applied. Photographs of this feature were

provided as part of our April 16th submission, which clearly show that it is situated in a cultivated field and that it has no riparian vegetation associated with it.

Notwithstanding this information, this tributary still appears as a Core Feature on the proposed NHN mapping (Schedule 2), raising the question of whether the information provided by Bacon was in fact considered.

Also of concern is the addition of several areas of open tableland (agricultural fields) adjacent to the Rainbow Creek valley, which have been identified on Schedule 2 as Enhancement Areas. These areas were not mapped as such in Schedule 2 of the Vaughan Official Plan (2010); in fact they had no NHS designation whatsoever at that time. We are unclear as to why these areas have been identified as Enhancement Areas in the proposed NHN mapping and request clarification and a rationale from the City in this regard.

We would like to continue to be appraised of this project. We would also request the opportunity to continue to review future iterations of the proposed mapping and text changes and to meet again with City staff to discuss this matter further. Thank you for your consideration of these comments.

Yours truly,
Beacon Environmental



Julianna MacDonald, B.Sc., MES (PI)
Planning Ecologist



Donald M. Fraser, M.Sc.
Principal

cc. Brownside Meadows Home Corp. c/o D. Belli, Trinistar Corporation