

Brownridge Ratepayers Association  
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COMMUNICATION
CW (PH) - SEPT. 3/13
ITEM - 3

31 August 2013

City of Vaughan  
Committee of the Whole  
City Clerk – [Jeffrey.Abrams@Vaughan.ca](mailto:Jeffrey.Abrams@Vaughan.ca)

**Re: Item # 3; Committee of the Whole (PH); 3 Sep 2013; OP.13.007 & Z.13.019**

Dear Members of the Committee of the Whole,

We support staff recommendation to receive the report & all the issue identified & bring back a Comprehensive report to a future CW.

At this time, before seeing a complete report, our issues are:

1. An office building may not be the best use of the land. A prior report recommended that the residential OP be kept.
2. The property is north of a relative large parcel of land owned by the Province. The Provincial land is land locked & the only reasonable access will be from Centre Street. Vaughan must finalize the O.P. & the Zoning of all the properties affected (the Provincial land & the 5 single homes) before starting approving individual parcels.
3. The building Height must be limited to 2 floors, as is presently the case in the area & more specifically on Centre St. near the land in question.
4. No reduction of minimum setback should be allowed.
5. If City staff deems that the O.P. should be changed to commercial, it should restrict the uses to: Professional & Business Offices; Art Gallery; Banking Institutions; Video Store; Pharmacy; Photography Studio.
6. The parking standards must be maintained. Potential parking & Loading dock should be on the west side, as far away as possible from the residents

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7. A significant landscape must be imposed to give the look that such a significant location deserves. In the past, discussion on improving the landscape took place & the information received from the People & the Consultants should be recommended.
8. Bicycle racks should be considered.
9. Cash-in lieu received, if any, should be allocated to the area to improve the landscaping & the safety of the People because of changes to the Public Transportation system already approved by the Region of York.
10. All the preliminary issues identified by staff on the CW report must be addressed.

Thank you for the opportunity to maintain Thornhill a vibrant & well planned community.

Sincerely,

Mario G. Racco  
President – Brownridge Ratepayers Association.

Cc. Brownridge Ratepayers Association executives.