

Adriana MacPherson

Subject: FW: [External] A084/22 - Property 494 Vaughan Mills Rd
Attachments: Pool and Cabana Proposal at 494 Vaughan Mills Rd, Vaughan ON.eml; Pool and Cabana Propsal at 494 Vaughan Mills Rd, Vaughan ON.eml; Proposed Pool and Cabana Construction at 494 Vaughan Mills Rd, Vaughan ON.eml

From: Anthony Spagnolo [REDACTED] >
Sent: May-20-22 11:14 AM
To: Adriana MacPherson <Adriana.MacPherson@vaughan.ca>; Christine Vigneault <Christine.Vigneault@vaughan.ca>; Michelle Moretti [REDACTED]; Anthony Paolini [REDACTED]; Michelle Spagnolo [REDACTED]
Subject: [External] A084/22 - Property 494 Vaughan Mills Rd



Hello Adriana and Christine,

In advance of of Committee of Adjustment Meeting on May 26, 2022 please see the attached emails and pictures in support of our application.

We reached out to each of our 3 immediate neighbours that abut our property with an email advising of the proposed pool and cabana construction, sharing our site plan with the proposed variances, and ensuring they are aware and supportive of what we are looking to do.

All three of the neighbours are supportive, as you will see in the attached email threads.

The purpose of the pictures is to show the privacy and coverage that we have as a result of the 4m + high cedar hedge at the rear.

We hope that you can include these artefacts as a part of the committee meeting.

Cheers, and have a great long weekend.

Anthony and Michelle

From: [REDACTED]
To: [REDACTED]
Cc:
Subject: Re: Proposed Pool and Cabana Construction at 494 Vaughan Mills Rd, Vaughan ON

Great, thank you. We appreciate it Cory.

On Tue., May 17, 2022, 9:44 p.m. Corrado Balducci, [REDACTED] wrote:
Hello Anthony,

Thank-you, for informing us of this change. I have looked over the site plan and am ok with it.

Corrado Balducci

Sent from my Galaxy

----- Original message -----

From: Anthony Spagnolo <[REDACTED]>
Date: 12/05/2022 2:33 pm (GMT-05:00)
To: [REDACTED]
Cc: Michelle Spagnolo <[REDACTED]>
Subject: Proposed Pool and Cabana Construction at 494 Vaughan Mills Rd, Vaughan ON

Hi Cory,

As my neighbor living at 488 Vaughan Mills Rd, Vaughan, Ontario I am writing to you today to advise that on May 26, 2022 Michelle and I are scheduled to attend a Committee of Adjustment public hearing hosted by the City of Vaughan.

During this meeting we will be seeking approval for a Minor Variance Application to the Zoning by-laws in order to build a Cabana at the rear of the property. I have attached the most current site plan with the proposed variances we are seeking approval on.

This note serves 2 purposes:

1. Advising you of our construction plans
2. Seeking your support that you are ok with what we are proposing

My ask: please reply to this email that you have looked at the site plan and are ok with our proposal.

This will demonstrate to the Committee of Adjustment that we have performed due diligence and proactively engaged our immediate neighbours to support our proposed plans.

Thank you. Please feel free to contact me if you have any questions at 

Anthony Spagnolo and Michelle Moretti

From: [REDACTED]
To: [REDACTED]
Cc: [REDACTED]
Subject: RE: Pool and Cabana Proposal at 494 Vaughan Mills Rd, Vaughan ON
Date: May-20-22 8:42:28 AM

All good Anthony.
You have yourselves a nice long weekend as well.

Regards,



Rob Dardengo
President
Meritview Decorating Ltd.
71 Strada Drive - Unit 17
Woodbridge, ON L4L 5V9
[REDACTED]

From: Anthony Spagnolo <[REDACTED]>
Sent: May 20, 2022 8:29 AM
To: Robert Dardengo [REDACTED] >
Cc: Michelle Spagnolo [REDACTED] >
Subject: Re: Pool and Cabana Proposal at 494 Vaughan Mills Rd, Vaughan ON

Thank you Rob and Giuliana, we appreciate it very much. Like I said, we do not want the cedar hedge to be impacted either.

Cheer, have a great weekend.

Anthony and Michelle.

On Fri., May 20, 2022, 6:27 a.m. Robert Dardengo, [REDACTED] wrote:

Hi Anthony, hope all is well.
Me and Giuliana are fine with what you are proposing.
I just want to make one small point.
I want to be assured that our cedars trees will be fine and that they will not suffer based on the location and distance from the property line of your cabana.
Other than that we have no issues with what your are prposing.

All the best and good luck with the build.

Regards,



Rob Dardengo
President
Meritview Decorating Ltd.
71 Strada Drive - Unit 17
Woodbridge, ON L4L 5V9

From: Anthony Spagnolo <[REDACTED]>
Sent: May 18, 2022 5:10 PM
To: Robert Dardengo <[REDACTED]>
Cc: Michelle Spagnolo <[REDACTED]>
Subject: Re: Pool and Cabana Propsal at 494 Vaughan Mills Rd, Vaughan ON

Hi Rob,

Just wanted to check in on this. Our committee meeting is scheduled for next week on May 26th and we want to be able to provide the committee with the neighbour feedback and support in advance so it would be considered in the approval process.

We have received positive support from our neighbors on either side. Can you let us know.

Thanks very much,

Anthony and Michelle.

On Tue., May 17, 2022, 8:53 a.m. Anthony Spagnolo, [REDACTED] wrote:

Hi Rob,

The Cabana would be 1.2 metres from the rear property line at one end and 1.65 meters at the other end. That would put it at least 2 meters from the cedar hedge. As part of the application we were asked to complete an arborist report, which we did. We can confirm that the arborist determined that there would be no impact to the cedar hedge. Honestly, we love the cedars ourselves.

The height variance we are looking for is 3.53 meters for the Cabana. Current by-law is 3

meters.

Hope this helps and that you are good with our proposal. Let me know if you have any other questions.

Thanks,
Anthony

On Tue., May 17, 2022, 8:34 a.m. Robert Dardengo, <rob@meritview.ca> wrote:

Hi Anthony, just a couple of questions for you.
What will be your distance from the cedars/property line at the rear yard?
Also what is the max height of your cabana?

Thanks

Rob Dardengo
President
Meritview Decorating Ltd.
71 Strada Drive - Unit 17
Woodbridge, ON L4L 5V9
[REDACTED]

From: Anthony Spagnolo <[REDACTED]>
Sent: May 12, 2022 2:40 PM
To: Robert Dardengo <[REDACTED]>
Cc: Michelle Spagnolo <[REDACTED]>
Subject: Pool and Cabana Propsal at 494 Vaughan Mills Rd, Vaughan ON

Hi Rob,

As my neighbor living at 135 Deerpase Circle, Vaughan, Ontario I am writing to you today to advise that on May 26, 2022 Michelle and I are scheduled to attend a Committee of Adjustment public hearing hosted by the City of Vaughan.

During this meeting we will be seeking approval for a Minor Variance Application to the Zoning by-laws in order to build a Cabana at the rear of the property. I have attached the most current site plan with the proposed variances we are seeking approval on.

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our proposal.

This will demonstrate to the Committee of Adjustment that we have performed due diligence and proactively engaged our immediate neighbours to support our proposed plans.

Thank you. Please feel free to contact me if you have any questions at [REDACTED]

Anthony Spagnolo and Michelle Moretti

From:
To:
Cc:
Subject:

Re: Pool and Cabana Proposal at 494 Vaughan Mills Rd, Vaughan ON

Thank you Joe. Appreciate it.

On Tue., May 17, 2022, 5:45 p.m. Joe Miotto, [REDACTED] > wrote:

Good Afternoon Anthony and Michelle

Thank you for including us in your plans to install a pool and cabana . After reviewing your drawings we will not opposing your plans . As long they do not interfere with the water drainage along our properties we are good .

Sincerely
Joe & Rita Miotto

On Thursday, May 12, 2022, 2:37 PM, Anthony Spagnolo <[REDACTED]> wrote:

Hi Joe,

As my neighbor living at 500 Vaughan Mills Rd, Vaughan, Ontario I am writing to you today to advise that on May 26, 2022 Michelle and I are scheduled to attend a Committee of Adjustment public hearing hosted by the City of Vaughan.

During this meeting we will be seeking approval for a Minor Variance Application to the Zoning by-laws in order to build a Cabana at the rear of the property. I have attached the most current site plan with the proposed variances we are seeking approval on.

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Thank you. Please feel free to contact me if you have any questions at [REDACTED]

Anthony Spagnolo and Michelle Moretti