

Lenore Providence

Subject: FW: [External] Minor Variance Application A132/22
Attachments: Variance.docx

From: sysfrog@rogers.com [REDACTED]

Sent: June-13-22 1:02 PM

To: Committee of Adjustment <CofA@vaughan.ca>

Subject: [External] Minor Variance Application A132/22

To Whom It May Concern:

Attached please find a letter detailing our objection to the request in Minor Variance Application A123/22 to amend zoning bylaw 1-88 to decrease the minimum interior side yard of 15 metres at the south side of the 80 York Hill Blvd. to 8.8 metres which would have a direct impact on us as we live directly behind the south side of the building. We are particularly concerned about an item in the plan to put a transformer directly behind our house.

Would you kindly acknowledge receipt of this letter.

Thank you very much.

Sincerely,

Michelle and Elliot Spiegel
[REDACTED]

121 Lisa Crescent
Thornhill, Ontario L4J 2N2
June 12, 2022

Committee of Adjustment
2141 Major Mackenzie Drive, Vaughan, ON L6A 1T1

To Whom It May Concern:

This letter is in response to the Minor Variance Application A132/22 (80 York Hill Blvd).

We reside at 121 Lisa Crescent, which is directly behind the south wall of the existing Eitz Chaim School at 80 York Hill Boulevard.

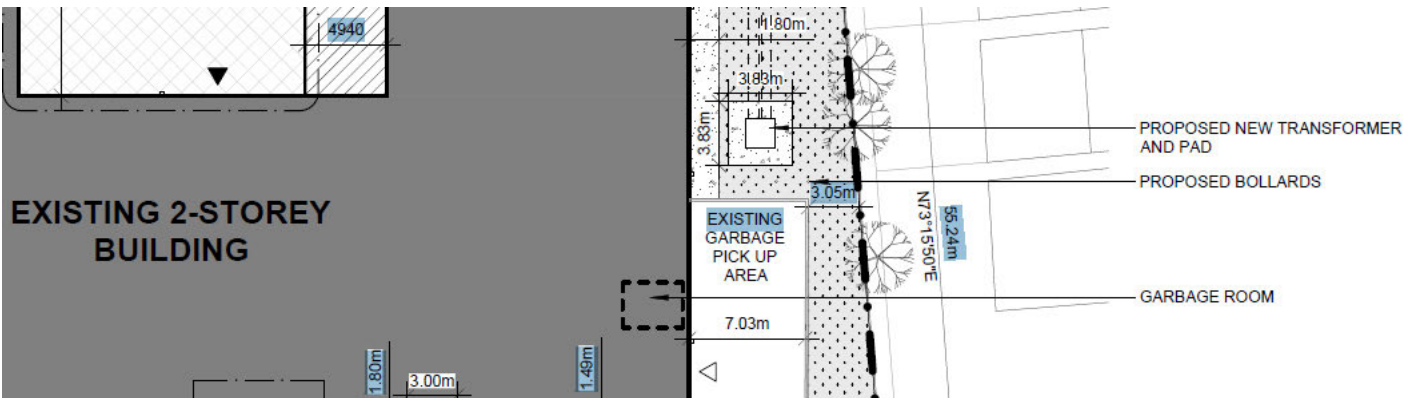
We would like to object strongly to the requested variance to change the existing requirement of a minimum interior side yard of 15 metres to the south side of the building, to permit a minimum southerly interior side yard of only 8.8 metres.

	Zoning By-law 1-88	Variance requested
3	A minimum interior side yard of 15.0 metres is required to the building. Schedule "A"	To permit a minimum southerly interior side yard of 8.8 metres

We don't understand why this variance is requested, and to what use this additional space will be used and how it will affect our home.

In the fine print of the new building design there is a plan to place a transformer in the yard directly behind our home. Is this the reason this variance is requested?

The section of the plan showing the placement of the transformer on the south side of the existing building is included below:



We strongly object to putting a transformer directly behind our home due to the following concerns:

1. The noise generated from the transformer will be very disturbing. Humming and buzzing noises are a common complaint with electrical transformers.
2. What happens if there is a fire or electrical malfunction relating to the transformer that is directly behind our home? Would that create a fire or other hazard for our home? How would the transformer be serviced?
3. Health concerns that the transformers generate an electromagnetic field (EMF), which can cause cancer.

There is a lot of space on the north side of the building, and we feel it is safer and more appropriate to put the transformer there, away from any private residences.

Aside from putting a transformer in the yard between the existing school and our home, we are not clear why this variance is requested. We are concerned of other unanticipated developments that will encroach upon our yard and our home.

Sincerely,

Michelle and Elliot Spiegel

121 Lisa Crescent

Thornhill, Ontario L4J 2N2