

Subject: FW: Comments to Council for New Community Area Block 27 Secondary Plan Study File # 26.4.1.
Attachments: Block27PlanJun19-2018.pdf

From: tony nicoletti [REDACTED]
Sent: Tuesday, June 19, 2018 10:27 AM
To: Magnifico, Rose <Rose.Magnifico@vaughan.ca>; Hassakourians, Armine <Armine.Hassakourians@vaughan.ca>
Cc: Kiru, Bill <Bill.Kiru@vaughan.ca>; Rossi, Melissa <Melissa.Rossi@vaughan.ca>; Balfour, Cameron <Cameron.Balfour@vaughan.ca>
Subject: Comments to Council for New Community Area Block 27 Secondary Plan Study File # 26.4.1.

Hi Rose, Armine,

Attached is our comments for Block 27 Secondary Plan.
We are not be able to attend today's council meeting.
I am hoping that this letter will be attached and received as a communication for today's Council meeting.

Thanks
Tony Nicoletti

Tony Nicoletti
[REDACTED]
[REDACTED]

June 19th, 2018

City of Vaughan
City Clerk's Office
2141 Major Mackenzie Dr
Vaughan, Ontario L6A 1T1

Dear Sir and Madam,

Re: Letter to Council, Tuesday, June 19, 2018 at 1:00pm
New Community Area Block 27 Secondary Plan Study – File # 26.4.1

I represent the owners of 2939 Kirby Road which is located south east corner of Jane and Kirby Rd.

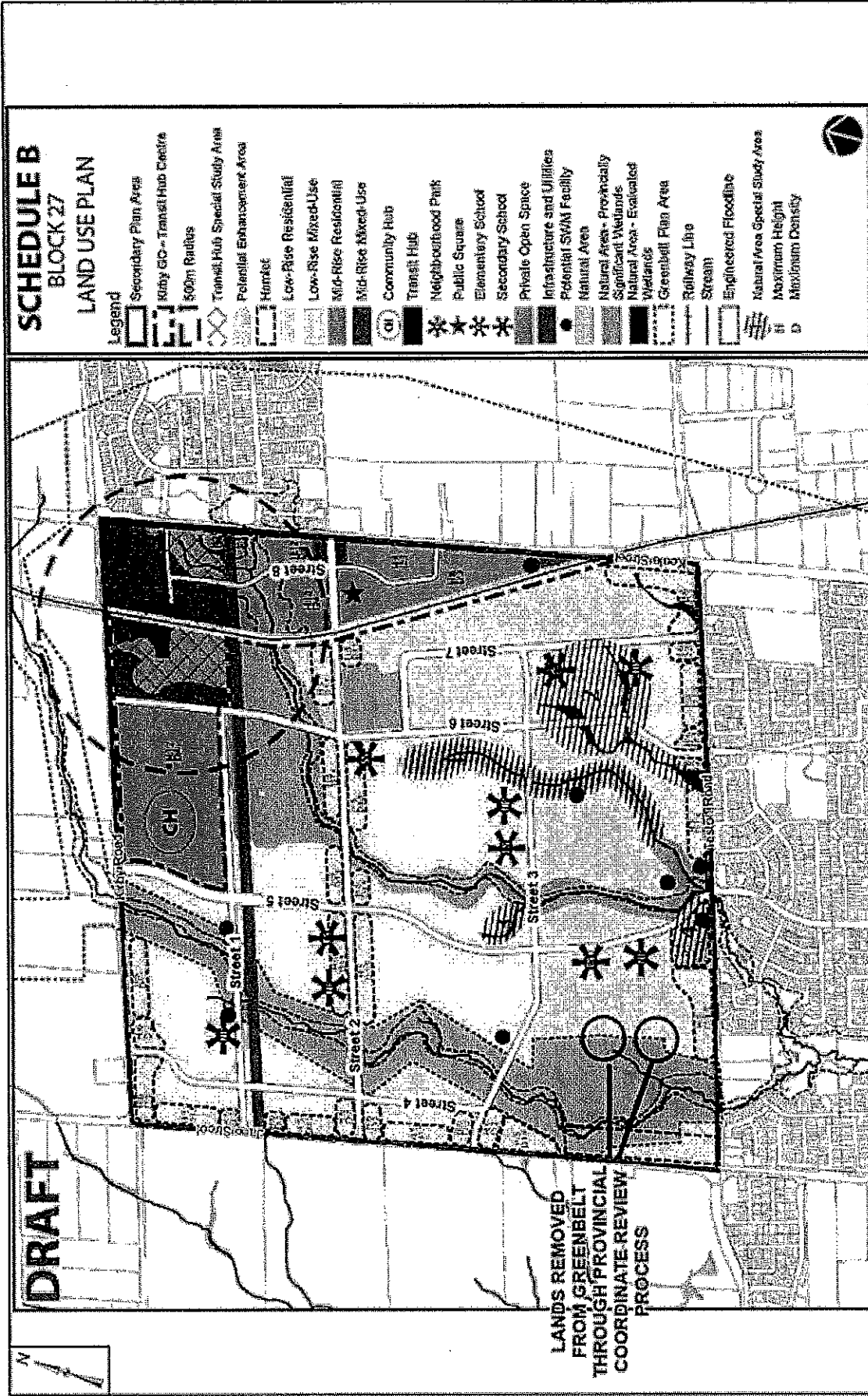
We would like to thank staff for meeting with us on Jun 13th 2018 to discuss the draft secondary plan for block 27.

We are concerned and brought to the attention of staff that there are some inconsistencies with the schedules and the policies with this proposed secondary plan for Block 27. Staff did acknowledge that the schedules contain drafting errors that will be adjusted in a following revision.

The inconsistencies that were addressed are:

1. Major collector, Street 5 is shown with a wider road leading to arterial road, Kirby Road. This wider road is not mentioned in the policies and the other 3 Major Collector / Arterial Road connections and not shown similarly. Staff addressed this as a drafting error and to be corrected.
2. Locations for Low Rise Mixed-Use described in policies are not shown on some intersections of Major Collector / Arterial Roads. More specifically, south corner of Jane St. and Street 1 and the west corner of Street 5 and Kirby Rd. Furthermore, Low Rise Mixed use shown at Street 1 should extend to Street 4 similar to as shown on Street 3 and the other intersections with arterial roads.
3. The height and density along Jane St., near Kirby Road intersection should equal the same as shown for height and density at Keele St. and Teston Rd. intersection.
4. To clarify height and density of community hub area west of the 500m radius shown on schedule B. It is understood that the Height of 8 storeys and density of 3.0 applies to this area. Note other areas south of 500m radius do show the Height and Density.

The following page is for reference of street numbers used above and is an excerpt from schedule B, Attachment 3, dated May 31, 2018 which was included in the committee of the whole report for June 5, 2018.



Block 27 - Land Use Plan

LOCATION:
Lots 26 to 30, Concession 4

APPLICANT:
New Community Areas - Secondary Plan Block 27

Document Path: \\0008_Archive\Projects\New Community Areas\27-30-4-10-28-4-10_LandUsePlan.mxd



Attachment

FILES:
26.4.1

DATE:
May 31, 2018

Printed on: 09/12/2018