

C11
COMMUNICATION
COUNCIL – May 16, 2023
CW (2) - Report No. 23, Item 4

From: [Jacquelyn Gillis](mailto:Jacquelyn.Gillis@vaughan.ca)
To: [Adelina Bellisario](mailto:Adelina.Bellisario@vaughan.ca)
Subject: FW: [External] Re: Courtesy Meeting Notice for Blue Water Ranch Developments Inc.
Date: May-11-23 8:53:59 AM

From: Clerks@vaughan.ca <Clerks@vaughan.ca>
Sent: Tuesday, May 9, 2023 9:31 AM
To: Jacquelyn Gillis <Jacquelyn.Gillis@vaughan.ca>
Subject: FW: [External] Re: Courtesy Meeting Notice for Blue Water Ranch Developments Inc.

From: Margaret Holyday <Margaret.Holyday@vaughan.ca>
Sent: Tuesday, May 09, 2023 8:58 AM
To: Sam Chaim [REDACTED] >
Cc: Gila Martow <Gila.Martow@vaughan.ca>; Roz Chaim [REDACTED];
Clerks@vaughan.ca; Haiqing Xu <Haiqing.Xu@vaughan.ca>; Nancy Tuckett
<Nancy.Tuckett@vaughan.ca>; Mary Caputo <Mary.Caputo@vaughan.ca>
Subject: RE: [External] Re: Courtesy Meeting Notice for Blue Water Ranch Developments Inc.

Hi Sam,

The Owner appealed the subject applications to the Ontario Land Tribunal (OLT). A Case Management Conference (CMC) with the OLT is scheduled for June 2, 2023. Direction from Vaughan Council on the applications and development is required prior to the June 2, 2023 CMC. The applications cannot be postponed at this time, the OLT and legal services need to understand Vaughan's position on the application as the OLT will be the final decision maker.

Thank you for your email, I have also copied the Clerks Department on this reply for their records. The meeting is scheduled today at 1pm, should you wish to attend.

Thank you,
Margaret

From: Sam Chaim [REDACTED] >
Sent: Monday, May 08, 2023 9:33 PM
To: Margaret Holyday <Margaret.Holyday@vaughan.ca>
Cc: Gila Martow <Gila.Martow@vaughan.ca>; Roz Chaim [REDACTED]
Subject: [External] Re: Courtesy Meeting Notice for Blue Water Ranch Developments Inc.

Hello Margaret,

We were unable to pull together anything formal to present.

But we did want to share a couple of thoughts that are significant and need to be brought to the attention of the committee. We hope you can see to it that these thoughts are shared.

The residents of [REDACTED] and [REDACTED] Gatineau, D'or Condo, the 2 new buildings to the immediate north of the subject properties, Blue Ranch, are in the early stages of "Occupancy." The board of directors for D'or has not yet been formed as the condo corporation is still a few months away from being registered, meaning the owners group has no collective voice to put forward and no collective opportunity to acquire the information needed in this situation. We suggest that the majority are not even informed of the magnitude of Blue Ranch.

Given the proximity of D'or It would be wrong, to have this review without ensuring the residents are in fact informed. This application should therefore be tabled pending registration of D'or so that the residents can have the opportunity to consider the implications and thoughtfully put forward their concerns.

On a personal note we can comment that almost 5 years ago when we bought our unit, which is south facing on the 13th floor, we were told that the land in question was zoned for a maximum of 12 storeys and a scale similar to the Constantia Retirement Home. Blue Ranch has applied for 26 and 29 storeys. That is a far cry from what was contemplated 5 years ago.

In addition, we suggest the scale of these 2 towers are out of synch with the neighborhood of Beverly Glen.

We implore you to send this project back to the drawing board and reject the plan for 26 and 29 storeys.

Thank you for listening.

Sam and Roz Chaim

New Residents of

[REDACTED] Gatineau Drive, [REDACTED].

[REDACTED]

On Fri., Apr. 28, 2023, 11:53 Margaret Holyday, <Margaret.Holyday@vaughan.ca> wrote:

Good Afternoon,

Please be advised that Blue Water Ranch Developments Inc. Files OP.21.017, Z.21.032 and DA.21.041 will be considered at the May 9, 2023 Committee of the Whole (2) meeting.

Should you have any questions, please contact me at the undersigned.

Thank you,

Margaret Holyday, MCIP RPP

Senior Planner

905-832-8585 ext. 8216 | margaret.holyday@vaughan.ca

City of Vaughan | Development Planning Department

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