

**C18
COMMUNICATION
COUNCIL - April 25, 2023
CW (PM) - Report No. 17, Item 4**

From: Clerks@vaughan.ca
To: Adelina Bellisario
Subject: FW: [External] Re: Official Plan Amendment File OP.22.022/Zoning By-Law Amendment File Z.22.043/Public Meeting 4th April
Date: April-06-23 9:05:02 AM

From: Farooq Bhura [REDACTED]
Sent: Wednesday, April 05, 2023 10:37 PM
To: Clerks@vaughan.ca
Subject: [External] Re: Official Plan Amendment File OP.22.022/Zoning By-Law Amendment File Z.22.043/Public Meeting 4th April

To The City of Vaughan,

This is referrance to the above file and public meeting held at city hall on 4th April 2023 at 7:00 pm

I was in attendance at the meeting with my son Hasan Bhura.

As per the Chair to voice our concern in writing if we did not speak on the forum.

This application should not be entertained as it holds no merit.

First the applicant bough this parcel just few months ago knowing that it has been zoned for a commercial community plaza and paid the price of approximately \$ 4.5 million not \$ 100 million which would be the price had this been zoned for an apartment building hypothetically speaking. This is sheer speculation, profiteering and racketeering and to ridicule the neighborhoods whose life savings have gone into purchasing a home as well as the city itself by the applicant Does he expect that in that price he can get away

with a monstrous 15 Storey apartment building with 296 units which cost \$ 13,000 per unit . I'm not a mathematician or an accountant but everyone knows that a unit cost for apartment does not cost \$13,000

The applicant failed to call for a community meeting nor did he even attend the public hearing. My opinion is that the city should pass a law that if an original community plan has been approved with a commercial plaza on those lands the developers involved should build the commercial plaza at the same time as they developed the community houses and not leave it undeveloped. This should be a mandatory condition attached as its done with Public schooling , parks etc etc.

I again write that this application should not be given any importance and rejected at first instance.

I hope the city staff can input my concerns

Thanking you

Farooq Bhura

On Sunday, March 26, 2023 at 12:44:23 p.m. EDT, Farooq Bhura [REDACTED] wrote:

To The City of Vaughan ,

This concerns the above Files submitted at City of Vaughan for an application to build high rise plaza which is not at all acceptable to the residents of Upper Thornhill Estates.

We strongly disagree to allow this happening and oppose it.

There is no justification to create this monster in a quite and peaceful neighborhood

Farooq Bhura
Resident of

Starw cutter Gate
Maple
ON 