



**C12
COMMUNICATION
COUNCIL – September 26, 2023
CW (1) - Report No. 31, Item 2**

The Friends to Conserve Kleinburg

September 25, 2023

TO: Clerk@vaughan.ca, members of council

RE: Redevelopment of Block 55W - known as Copper Creek Golf Course- Petition Submission

Dear: Mayor DelDuca, Regional Councillors Jackson & Ferri, Local Councillors Martow & DeFrancesca;

I trust this message finds you well. I am reaching out to you about the upcoming vote as a concerned member of our community who holds a deep appreciation for our environment and the welfare of our fellow residents. I am aware of the pivotal role you play in shaping the future of our municipality and would like to kindly request your support for the residents immediately abutting the Block 55 development.

We are asking for a commitment to public service and your dedication to representing our interests. Furthermore, it's crucial to remember that your role represents the collective voice of our residents, not just the interests of developers. Our residents have expressed their concerns and aspirations to protect this ecological corridor, and it's vital that we acknowledge and respect their voices in the decision-making process.

We elected you to ensure the protection of our interests, and we implore you to reconsider and stand alongside us in our mission to protect our environment.

Residents are deeply concerned and suspicious regarding the extraordinary interest the Mayor and some Councillors have taken in this *Planning Act* application. It is the local Councillor that knows residents and the development context - why is Council not deferring to the local Council?

We know that the developer involved, Mr. Silvio DeGasperis has contributed significantly to a number of Councillors now taken an unusually strong and unwarranted interest in this sub-division.

In addition, Councillor Jackson made a number of erroneous statements at the September 12, 2023 Committee of the Whole meeting. We expect these statements concerning the On the Boulevard to be corrected on the record. Many of our members live in this neighbourhood.

I strongly urge you to support measures that prioritize the preservation of our ecological corridor, including tree preservation, a minimum buffer of thirty (30) meters, and the implementation of a single-loaded road to allow municipal services to maintain this corridor indefinitely in public ownership.

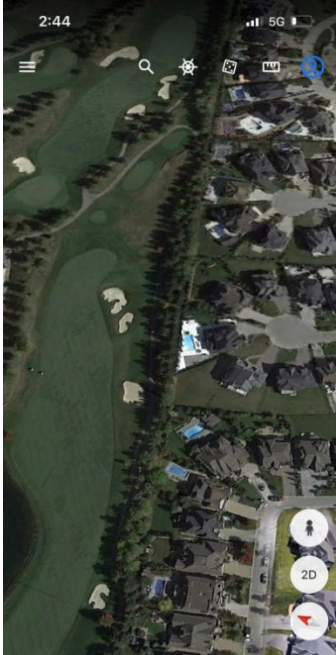
Your decision should align with the responsibility of maintaining the beauty and sustainability of our municipality for both current and future generations. Rather than demonstrate a disregard of city policies, please consider upholding the democratic principle that the voice of the people should guide our decisions. It's clear that the specific applicant in question wields significant influence over staff reports at the municipal, regional, and provincial levels, as highlighted in recent news.

The ecological corridor in question is not just a piece of land; it is a vital lifeline for the environment in our area. Irresponsible development poses a significant threat to the delicate balance of our local ecosystem. The negative consequences of such development can include habitat destruction, increased pollution, disruption of wildlife migration patterns, and a loss of biodiversity. These issues can have lasting and far-reaching impact on the health and well-being of our community and future generations.

I wanted to share actual photos taken recently of the trees within this ecological corridor (see below). This is indisputable evidence of what exists today.

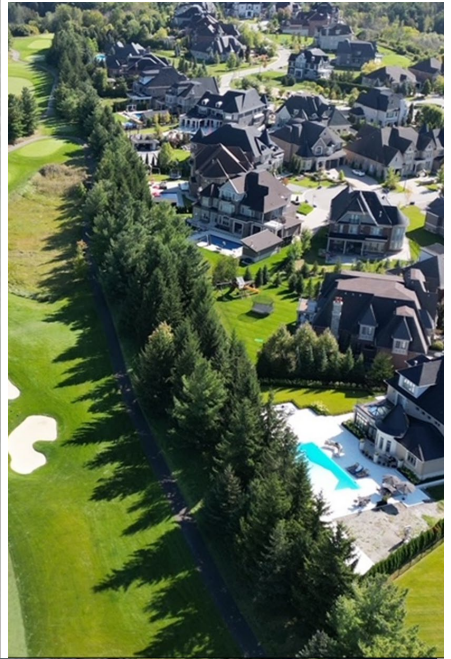


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Support and protection of ecological corridors such as ours has been set as precedent.

Below are excerpts from the Staff Reports going back over twenty (20) years supporting this precedent for twenty-four (24) to thirty (30) meter buffers after having reviewed the two Council extracts regarding other development approvals within the Kleinburg/Nashville Community.

Comments are as follows:

OFFICIAL PLAN AMENDMENT FILE OP.03.007
ZONING BY-LAW AMENDMENT FILE Z.08.037
DRAFT PLAN OF SUBDIVISION FILE 19T-08V06
1422174 ONTARIO LTD. - LEA VIVOT IN-TRUST
WARD 1 - VICINITY OF REGIONAL ROAD 27 AND KIRBY ROAD

This development was approved in accordance with the policies of OPA 601 Kleinburg/Nashville as amended which included the following:

1. **24 metre wide landscape buffer along Hwy #27 that is designated public open space and conveyed to City of Vaughan.**
2. **A 30 metre wide Linear Park/Buffer is provided along the south property limit that buffers the existing Hedgerow Lane residential neighbourhood. This buffer is in City ownership in accordance with the policies of OPA 601 as amended.**

ZONING BY-LAW AMENDMENT FILE Z.13.042
DRAFT PLAN OF SUBDIVISION FILE 19T-13V009
MONARCH CASTLEPOINT KIPLING NORTH DEVELOPMENT LIMITED
WARD 1 - VICINITY OF KIPLING AVENUE AND TESTON ROAD

This development was approved by Council on September 8, 2014 and included the following:

During the Block Plan process, the area residents had requested that a minimum 25 m wide landscape buffer be publicly owned, and that there be no residential lots abutting Theresa Circle. Through the approval of the Block 55 East Plan, the Owner accommodated to include a landscape buffer increased to 25 m in width and will be conveyed to a public authority together with the requirement to provide landscape screening. Further, the Block 55 East Plan was amended to eliminate any proposed residential lots directly abutting Theresa Circle.

I have included photos below with measurements clearly indicating the distance from property line to the tree drip line (full branch extension). Note, that the distances ranged from approximately 67' (20m) to 80' (24m).
Example below:





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As a subject matter expert, having planted thousands of trees both deciduous and coniferous, the diameter of the trees are too large for transplant. Attempting to do so would be a death warrant for these trees. Crown die-back would result in a tipping point due to insufficient biomass resulting in the death of the tree. Moreover, there is no equipment available or practical solution to successfully remove the tree with that size root ball and transplant it.

We strongly urge each of you to consider your position and support responsible development.

We remind you to honour your Mission Statement “Citizens FIRST through service excellence” and “the values: respect, accountability and dedication.” This is the pledge you made to serve the citizens of Vaughan, respect our natural surroundings and leave a lasting positive impact on our municipality!

Thank you for taking the time to consider our viewpoint. I am optimistic that you will reconsider your decision and support your constituents in the endeavor to protect our ecological corridor and the environment we all hold dear.

Sincerely,

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