

**C8**  
**COMMUNICATION**  
**COUNCIL – DECEMBER 10, 2021**  
**CW (2) - Report No. 58, Item 9**

**From:** [Clerks@vaughan.ca](mailto:Clerks@vaughan.ca)  
**To:** [Adelina Bellisario](mailto:Adelina.Bellisario)  
**Subject:** FW: [External] FW: RE: 9929 KEELE STREET, PROPOSED CONSTRUCTION OF FIVE STORY MIXED-RESIDENTIAL BUILDING  
**Date:** December-09-21 9:15:57 AM  
**Importance:** High

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**From:** Anthony LaMantia [REDACTED] >  
**Sent:** Thursday, December 09, 2021 8:40 AM  
**To:** Council@vaughan.ca; Clerks@vaughan.ca  
**Cc:** 'ginolisi' [REDACTED] >; Gina Ciampa <Gina.Ciampa@vaughan.ca>; Marilyn lafrate <Marilyn.lafrate@vaughan.ca>; Ward 1 Support Staff <SupportStaff.Ward1@vaughan.ca>  
**Subject:** [External] FW: RE: 9929 KEELE STREET, PROPOSED CONSTRUCTION OF FIVE STORY MIXED-RESIDENTIAL BUILDING  
**Importance:** High

Dear Vaughan Council/Staff,

As a Vaughan resident of 29 years (living directly behind the above-noted project), I would like to have my voice (and those of the Oakdale Road community) heard on this proposed new construction.

I understand there will be a recorded vote tomorrow at 10 a.m.

Neither I (nor residents on Oakdale Road) have heard anything back about the serious concerns that have been raised around the excessive height of the proposed structure, lack of relevant traffic studies in an area which is already gridlocked, or whether City engineers have evaluated the adequacy of existing wood fencing separating our homes from the plaza. We are on the record as identifying these as major deficiencies in the proposal.

Most residents want to maintain a positive, constructive relationship with the developer and I can assure you that we are genuinely about win-win propositions. I tend to be pro-development but believe the best way forward is to have a willing host community.

If Council is unwilling to refuse the new construction, even though it is clearly in contravention of Vaughan's Heritage District Policies, it certainly can vote to DEFER approval until some of the more pressing issues for residents (like those noted above) are directly addressed by either City staff or the developer directly.

The opportunity for proper engagement and consultation with Oakdale Road residents and homeowners would be very much appreciated.

Thank you.

Tony LaMantia

[REDACTED] (home office)  
[REDACTED] (mobile)  
[REDACTED] (personal email address)

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**From:** Anthony LaMantia [REDACTED]

**Sent:** December-03-21 10:53 AM

**To:** 'council@vaughan.ca' <council@vaughan.ca>; 'clerks@vaughan.ca' <clerks@vaughan.ca>

**Subject:** RE: 9929 KEELE STREET, PROPOSED CONSTRUCTION OF FIVE STORY MIXED-RESIDENTIAL BUILDING

**Importance:** High

Dear Vaughan Council/Staff,

I'm sending this email to voice my concerns regarding the application for consideration of the above-noted proposal, in support of the Maple Heritage Conservation District's (Heritage Vaughan's) recommendation to refuse it, which will go before City of Vaughan's Committee of the Whole on Tuesday, December 7<sup>th</sup>.

I/my family live on [REDACTED] Oakdale Road, directly behind the proposed new 20 metre high structure (including 4.5m mechanical penthouse).

My position is aligned with the vast majority of affected residents on Oakdale Road. My specific concerns are set out below:

1. This would be considerably higher than any building in the surrounding area;
2. The wood fence that is currently separating homeowners from the existing commercial plaza is falling apart—my section alone (behind my home) has three (3) posts that are broken and I could easily/manually push the fence to the ground in its severely weakened state. When I called the City to assist (over 2 years ago), someone representing History Hill/Greenpark simply hammered a 2x4 alongside one of the failing posts for support (when no one was home). My calls to the City of Vaughan came with assurances that the fence would be repaired, but no actions were taken. The existing fence is a major issue for all residents of Oakdale Road, and this will be an even more critical issue given the proposed new building(s) will have parking and cars moving in and out of that back area, requiring snow plowing in the winter directly behind our decrepid fence;
3. Finally, I'd like to believe that new/updated and credible traffic studies done by accredited professionals have been undertaken by the City apropos this new development. If so, can staff kindly point me to them? Anyone familiar with the area can attest that, between 3:30 and 6:00 pm on ALL weekdays, the congestion on Keele Street going north past Barhill right to Major Mackenzie and north of that is (in a word) stifling. It's literally bumper-to-bumper for almost three hours, every night. Has the City factored in the additional pressure on Keele Street N traffic flow that will be engendered with the addition of so many more residential units? It's a real and major concern for the radius of residents immediately behind the proposed development and well beyond it on both East and West sides and North of Keele St.

For these reasons, I strongly encourage the City's Committee of the Whole to support Heritage Vaughan's position, and refuse the developer's application.

Many thanks in anticipation,

Tony LaMantia

**PS Staff support and follow up re: the decrepid wood fence, which is long overdue, would be genuinely/much appreciated!**

[REDACTED] (home office)

[REDACTED] (mobile)

[REDACTED] (personal email address)