

From: Clerks@vaughan.ca
To: [Assunta Ferrante](mailto:Assunta.Ferrante)
Subject: FW: [External] Meeting on May 7th 2024,3300 Rutherford Road Condo concerns
Date: May-07-24 8:46:21 AM

From: Amram Bentolila <[REDACTED]>
Sent: Monday, May 6, 2024 9:21 PM
To: Marilyn lafrate <Marilyn.lafrate@vaughan.ca>; Clerks@vaughan.ca
Subject: [External] Meeting on May 7th 2024,3300 Rutherford Road Condo concerns

CAUTION! This is an external email. Verify the sender's email address and carefully examine any links or attachments before clicking. If you believe this may be a phishing email, please use the Phish Alert Button.

Dear Councillor/City Clerk,

I hope this email finds you well.

Unfortunately I am not able to attend the meeting on May 7th, 2024. But I am writing to express my concerns about the proposed condo development at 3300 Rutherford Road in Vaughan, Ontario. While I appreciate the city's efforts to accommodate growth, I believe that this development poses several challenges that need to be carefully considered before any rezoning decisions are made.

Firstly, the area was initially zoned for industrial use, and the transition to residential condos seems abrupt and incongruous with the existing community. The industrial zoning was intended to foster economic growth and provide employment opportunities in Vaughan. Rezoning this area for residential use could undermine these objectives.

Secondly, the proposed development could significantly impact traffic congestion in the area. Rutherford Road is already busy, and adding high-density residential units could exacerbate the existing traffic issues. The potential for increased congestion raises concerns about road safety and commuting times for local residents. Additionally, increased traffic congestion has been linked to heightened stress and anxiety, which could negatively affect the mental health and well-being of local residents.

Furthermore, the infrastructure in the area may not be adequately equipped to handle the increased population density. This includes concerns about parking availability, public transportation capacity, and the strain on local services such as schools and healthcare facilities.

Lastly, the development could affect the overall character of the community. Many residents, including myself, moved to this area for its industrial and commercial character, and the sudden shift to high-rise residential buildings could change the neighborhood's

atmosphere significantly.

I respectfully request that the city carefully reconsiders the proposed rezoning and condo development, taking into account the concerns of local residents. It would be beneficial to explore alternative locations for high-density residential developments that align more closely with Vaughan's long-term planning goals and existing zoning designations.

Thank you for your attention to this matter. I look forward to hearing from you and hope that our concerns will be addressed in the decision-making process.

Sincerely,

Amram Bentolila , resident on Deepsprings Cres, Maple, Ontario