

From: Clerks@vaughan.ca
To: [Assunta Ferrante](mailto:Assunta.Ferrante)
Subject: FW: [External] Proposed zoning amendment (Z.21.002) by Q Towers Limited Partnership
Date: Wednesday, October 30, 2024 8:26:59 AM

From: waqas shahid [REDACTED]
Sent: Tuesday, October 29, 2024 8:36 PM
To: Rosanna DeFrancesca <Rosanna.DeFrancesca@vaughan.ca>; Clerks@vaughan.ca
Cc: Aisha Malik [REDACTED]
Subject: [External] Proposed zoning amendment (Z.21.002) by Q Towers Limited Partnership

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Subject: Opposition to Proposed Zoning Amendment Z.21.002 by Q Towers Limited Partnership

Dear City Council,

We, the residents of [REDACTED] Alexie Way adjacent to the southwest corner of Major Mackenzie Drive and Fossil Hill Road, strongly oppose the proposed zoning amendment (Z.21.002) by Q Towers Limited Partnership to construct a 10-story and a 5-story building, incorporating 428 residential units and commercial spaces. This development fundamentally alters the character and functionality of our community, which primarily consists of townhouses and low-rise buildings.

Our primary concerns include:

- Increased Traffic Congestion:** With a high school directly across the street, our area already experiences heavy pedestrian and vehicle traffic. The proposed high-density development will exacerbate congestion, leading to potential safety hazards for students and residents.
- Parking and Road Safety Concerns:** The influx of new residents and commercial visitors will significantly increase parking demands. Spillover parking on nearby residential streets will congest local access points and create road safety issues, especially for pedestrians and school-going children.
- Overburdened Infrastructure:** The addition of hundreds of new residents and commercial establishments will strain our local streets, which were not designed to handle such a high volume of traffic. Our community lacks the infrastructure to support this scale of development.
- Deviation from Original Neighborhood Plan:** When purchasing our homes, we were informed that the vacant lot would be developed as a low-rise commercial plaza, aligning with the aesthetics of other local plazas. The proposed high-rise structures are

inconsistent with the original plan and the character of our neighborhood.

- **Visual Disruption and Loss of Privacy:** A 10-story building will visually dominate the neighborhood, reducing privacy for current homeowners. The high-rise will disrupt natural sunlight, impacting the aesthetic appeal and overall quality of life for residents.

We urge the City Council to reject this amendment, preserving the safety, accessibility, and integrity of our community. We respectfully request that the development be reconsidered and limited to a low-rise commercial plaza in keeping with the neighborhood's existing design and infrastructure capabilities.

Thank you for considering the voices of your constituents.

Sincerely,

Waqas Shahid

Aisha Malik