

**From:** [Clerks@vaughan.ca](mailto:Clerks@vaughan.ca)  
**To:** [Adelina Bellisario](#)  
**Subject:** FW: [External] Opposition to proposed Town Development near Kerwood Estates- File no: OP.24.0144, Z.24.026 and 19T.24V007  
**Date:** June-10-25 8:27:52 AM

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-----Original Message-----

From: A Sh [REDACTED]  
Sent: Monday, June 9, 2025 5:03 PM  
To: [Clerks@vaughan.ca](mailto:Clerks@vaughan.ca)  
Cc: [marilyn.lafrate@vuaghan.ca](mailto:marilyn.lafrate@vuaghan.ca); Gina Ciampa <[Gina.Ciampa@vaughan.ca](mailto:Gina.Ciampa@vaughan.ca)>  
Subject: [External] Opposition to proposed Town Development near Kerwood Estates- File no: OP.24.0144, Z.24.026 and 19T.24V007

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Ali & Elsa Shirbegi  
[REDACTED] Old Humber Cres.  
Vaughan, On [REDACTED]

Dear Members of Council:

We are residents of the Kerwood Estate community, and we are writing to express our strong opposition to the proposed townhouse development at 10990 and 11010 Highway 27, Vaughan.

Our concerns stem from the significant and lasting impacts this development would have on traffic, infrastructure, environmental sustainability, and the overall character of our neighborhood.

Highway 27 is already a heavily trafficked arterial road, and the addition of high-density housing will inevitably worsen congestion. This increased traffic volume raises serious safety concerns for all commuters and residents in the surrounding area.

Furthermore, the existing infrastructure—particularly the pumping station and sanitary sewer system—was specifically designed to support the current 40 estate homes. It is not equipped to handle the increased load that additional residential units would create. This could result in system failures, environmental harm, and potential health and safety risks for current residents.

We are also concerned about the broader environmental consequences of this proposal. The increased population density would place further strain on local ecosystems and natural resources, contributing to pollution and long-term degradation of the environment.

Importantly, our community was carefully planned and developed as an estate neighborhood. The introduction of townhouses would fundamentally alter its character and aesthetic. This change threatens to reduce property values and diminish the unique qualities that make our neighborhood a desirable place to live.

Given these significant concerns, we respectfully urge the city council to reconsider and reject this development application. We strongly believe that preserving the low-density, estate nature of our community is in the best long-term interest of both residents and the City of Vaughan.

Thank you for your attention to this matter. We look forward to your support.

Ali and Elsa Shirbegi