

From: [Francesca Laratta](#)
To: [Assunta Ferrante](#)
Subject: FW: [External] Protecting Our Community: Safety, Structural Integrity, and Environmental Concerns Over Luca Avenue Extension and Tree Removal
Date: Wednesday, April 1, 2026 9:44:56 AM

From: Clerks@vaughan.ca <Clerks@vaughan.ca>
Sent: Tuesday, March 31, 2026 9:40 AM
To: Francesca Laratta <Francesca.Laratta@vaughan.ca>
Subject: FW: [External] Protecting Our Community: Safety, Structural Integrity, and Environmental Concerns Over Luca Avenue Extension and Tree Removal

From: Samuel John [REDACTED]
Sent: Monday, March 30, 2026 9:15 PM
To: [Clerks@vaughan.ca](#); Chris Ainsworth <[Chris.Ainsworth@vaughan.ca](#)>; [mayor@vaughan.ca](#); [Council@vaughan.ca](#)
Cc: Linda Jackson <[Linda.Jackson@vaughan.ca](#)>; Mario Ferri <[Mario.Ferri@vaughan.ca](#)>; Gino Rosati <[Gino.Rosati@vaughan.ca](#)>; Mario G. Racco <[MarioG.Racco@vaughan.ca](#)>; Marilyn lafrate <[Marilyn.lafrate@vaughan.ca](#)>; Adriano Volpentesta <[Adriano.Volpentesta@vaughan.ca](#)>; Rosanna DeFrancesca <[Rosanna.DeFrancesca@vaughan.ca](#)>; Gila Martow <[Gila.Martow@vaughan.ca](#)>
Subject: [External] Protecting Our Community: Safety, Structural Integrity, and Environmental Concerns Over Luca Avenue Extension and Tree Removal

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Dear Mayor and Councillor,

REGARDS

Application Details:

- Draft Plan of Subdivision: 19T-26V001
- Zoning By-law Amendment: (file ending in .001)
- Owner: Senang Investments Limited
- Proposal: 108 single detached dwellings, Natural Heritage System lands, and Stormwater Management Facility
- Location: Major Mackenzie Drive West
- Public Meeting: March 31, 2026

I am writing as both a concerned resident of Vaughan and a mother who is deeply worried about the future of our small community on Luca Avenue and Lady Karen Crescent. The proposed development threatens the safety of our children, the structural integrity of our

homes, and the natural environment that defines our neighborhood.

Our street is a quiet, close-knit community where neighbors know and look out for one another. With limited access points, our layout has naturally provided a sense of security—something increasingly important as safety concerns grow across the city.

The level of opposition within our community is overwhelming. Residents near the Dufferin and Major Mackenzie area have come together with near-unanimous support, gathering 328 signatures (94 on paper and 234 online). This demonstrates the depth of concern regarding the impact of this proposal. We respectfully ask that you consider the following key issues, which reflect the collective voice of our neighborhood:

- 1. Child Safety and Overcrowding of Recreational Space**
- 2. Investment in Safety and Stability**
- 3. Community Safety and Crime Prevention**
- 4. Structural Risks and Soil Stability**
- 5. Loss of Wildlife Habitat**
- 6. A Balanced Alternative**
- 7. Unclear Ownership of the Tree Line**

Luca/Lady Karen Avenue is a narrow residential street and was never intended to function as an “Urban Main Street.” Converting it into a high-traffic route would significantly increase danger for the many children who live here. Increased traffic, speeding, and shortcutting vehicles would create a hazardous environment.

Most households in our area include young families. Children regularly play outside—riding bikes, skating, and playing sports directly in front of their homes. At the end of Luca Avenue alone, five families with 11 young children use the cul-de-sac as a safe play area. With Eagles Landing Park already overcrowded in the summer, our street has become an essential recreational space. Turning it into a thoroughfare would put children at serious risk.

Many families, including new residents, chose this neighborhood specifically for its safety and child-friendly environment. Altering this fundamentally changes what drew us here.

When we purchased our home as second owners, there was no disclosure of any plan to transform Luca Avenue into a main road or to remove the mature pine trees behind our property. All official descriptions, including mapping services, continue to identify this as a quiet residential street.

We deliberately moved away from a busy main road to provide a safe environment for our children. To secure this setting—enhanced by the privacy and natural beauty of the mature tree line—we paid a significant premium. This was not just a financial investment, but a commitment to our family’s future. The proposed changes now threaten both.

Our neighborhood has remained one of the safest areas in Vaughan, with no history of home invasions or robberies. This is largely due to our street design, which limits quick access to major roads. Opening Luca Avenue would remove this natural security feature and could increase vulnerability to crime. Maintaining the current layout supports established principles

of crime prevention through environmental design.

The proposed removal of the mature pine tree line raises serious concerns. These trees play a critical role in stabilizing the soil behind our properties. Their root systems help maintain the integrity of raised-fill yards. Removing them could result in erosion, fence damage, and potential structural issues. We believe the City and developer must be held accountable for any resulting damage.

The treeline is not simply decorative—it supports a thriving ecosystem. Residents regularly observe wildlife such as deer, foxes, wild turkeys, and birds including blue jays, robins, woodpeckers, and owls. The area also serves as a natural corridor connecting to nearby forested land. Removing it would significantly disrupt local biodiversity and eliminate an important natural habitat.

We recognize the need for housing development. However, preserving the existing tree line could offer a balanced solution. Maintaining this natural feature would enhance property values, benefit the developer, and preserve the privacy, safety, and character of our community.

There is ongoing confusion regarding ownership of the trees. Previously, residents were informed that the land fell under conservation authority jurisdiction, while more recently it has been described as private property. We ask that this be clarified.

In closing, we respectfully urge the City to deny the extension of Luca Avenue and to implement a Tree Preservation Order to protect the existing pine tree line. Our community's safety, stability, and environment depend on it.

We appreciate your time and consideration and hope you will take into account the serious concerns of the families who call this neighborhood home.

Sincerely,
Samuel John
Lady Karen Resident & Parent in Vaughan