

Assunta Ferrante

Subject: FW: [External] Re:Future Luca Avenue and 1078 Major Mackenzie Development

C19.
Communication
Council – April 28, 2026
CW(PM) – Report No. 18 Item No. 4

From: Tatiana Goutman [REDACTED]
Sent: Monday, March 30, 2026 12:57 PM
To: mayor@vaughan.ca; developmnetplanning@vaughan.ca; Clerks@vaughan.ca
Subject: [External] Re:Future Luca Avenue and 1078 Major Mackenzie Development

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.

Tatiana Goutman
[REDACTED] Luca Avenue
Vaughan, ON L6A 0X4
[REDACTED]

Date: March 25, 2026

City of Vaughan
2141 Major Mackenzie Drive
Vaughan, ON L6A 1T1

Subject: Comments on Zoning By-Law Amendment File Z.26.001 — Green Belt and Community Safety Concerns (Luca Avenue)

Dear Sir/Madam,

I am writing as a resident of [REDACTED] Luca Avenue regarding Zoning By-Law Amendment File Z.26.001, which affects properties adjacent to the Green Belt area near Luca Avenue. I wish to express my serious concerns about the potential environmental, ecological, and community impacts this amendment may cause.

The greenbelt directly adjacent to our property serves as a vital wildlife corridor, providing daily passage for animals such as deer, coyotes, raccoons, owls, foxes, and even weasels. It is essential that this natural habitat be preserved for the health of our local ecosystem. Protecting this corridor is critical to maintaining biodiversity and ensuring responsible, sustainable development within the City of Vaughan.

Furthermore, the greenbelt has consistently been identified as part of a conservation area, and therefore excluded from the City's annual spring maintenance. My family and I have taken it upon ourselves to clean the area regularly, and we are happy to continue doing so — provided that the greenbelt remains undisturbed and preserved in its natural state.

I would also like to emphasize the importance of keeping Luca Avenue closed as it currently is. Our neighbourhood is a small, close-knit community where children can safely play and residents look out for each other. Opening Luca Avenue would significantly increase traffic volume and speeding, particularly during rush hours as commuters attempt to shortcut between Sir Benson and Dufferin. The street's narrow width and winter snowbanks further compound safety risks for both residents and drivers. Maintaining the closure will help keep our community safe while preserving its character.

The Green Belt is an essential natural buffer that supports flood prevention, air quality, and environmental balance. Any zoning changes that reduce its protection or increase development risk eroding these benefits. I respectfully request that the City of Vaughan maintain the full protection of the Green Belt area, in accordance with provincial and municipal environmental policies, and ensure that comprehensive environmental assessments and public consultations are conducted before any decisions are made on File Z.26.001.

Thank you for considering the perspective of our community. Please include this letter in the public record associated with this file. I would appreciate confirmation of receipt and may be contacted at [REDACTED] should any further information be required.

Yours sincerely,
Tatiana Goutman