

Communication : C 24  
Committee of the Whole (2)  
May 12, 2021  
Agenda Item # 4

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

From: Maria Tari [REDACTED]  
Sent: Sunday, May 09, 2021 7:25 PM  
To: DeFrancesca, Rosanna <Rosanna.DeFrancesca@vaughan.ca>  
Cc: Bevilacqua, Maurizio <Maurizio.Bevilacqua@vaughan.ca>; Ferri, Mario <Mario.Ferri@vaughan.ca>; Rosati, Gino <Gino.Rosati@vaughan.ca>; Jackson, Linda <Linda.Jackson@vaughan.ca>; marilyn.iafrati@vaughan.ca; Carella, Tony <Tony.Carella@vaughan.ca>; sandra rocco@vaughan.ca; Shefman, Alan <Alan.Shefman@vaughan.ca>; Clerks@vaughan.ca; DevelopmentPlanning@vaughan.ca; info@westondownsra.ca; [REDACTED]  
Subject: [External] Velmar Condo Proposal 4101 Rutherford Road

Rosanna,

We have been residents of [REDACTED] Santa Barbara Place for 31 years and have recently been informed by our neighbours that a proposal for a six story mixed use development is being voted on May 12, 2021. This is of concern to us for several reasons. The first and foremost is that this development will increase traffic through our neighbourhood. We find it appalling that we were not notified of this committee of the whole meeting as every car that cuts through our neighbourhood runs past our house (the extended poling area does not include Santa Barbara Place). After countless studies the City has not dealt with the issue of traffic cut-through our subdivision. This will only make it worse.

Furthermore, this development is too dense for this neighbourhood, it doesn't blend in and what businessperson in their right mind would occupy the ground floor with very little parking. This development is a recipe for disaster. The ramifications of which will be borne by the existing residents of Weston Downs.

At bare minimum we would have expected mitigation of traffic infiltration included as part of the development proposal. Instead we suspect that the developers have made only assumptions that ingress and egress will be from Rutherford Road. The artist renderings, that we have seen, show very few cars. This may be good for a sales pitch but it certainly doesn't represent reality. We hasten to think what kind traffic jam will be created by cars trying to make a left turn out of the property to head north on Velmar Drive. I suspect that in short order the drivers of those vehicles will turn south and make their way through the neighbourhood to get to where they want.

A lot more thought has to be put into the planning of this redevelopment before it is approved.

Regards,

Maria & Nat Tari

Sent from my iPad