

Communication : C 28
Committee of the Whole (2)
May 12, 2021
Agenda Item # 4

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Sent: Sunday, May 09, 2021 2:11 PM
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Subject: [External] 6 storey Condominium proposal at Velmar and Rutherford

To our Mayors, councilors, clerks and planning department

While we support growth in our community this site requires better planning and considerations for the ability of residents to be able to access their own neighborhood.

I reject the poor planning on this site and strongly ask you all to support the original low density designation.

I ask why is this developer provided concessions on density, height and the setback?

Our community has a character which has also contributed to the building of the community. It is an older established community and was not planned to support this density.

There is simply not enough infrastructure to allow this volume of traffic let alone access for emergency vehicles into the community. There are few options for traffic flow as Pinevalley is not accessible as a route.

While you may have traffic studies the residents have the experience of trying to navigate these side

streets to access Rutherford and it requires many lights to do so. The exit for this development is congested. Rutherford to Weston is beyond capacity as is and no matter if you try to exit from Babak or Astona to Weston you are still caught in traffic.

Residents lives are at risk with emergency vehicles. We have watched firetrucks try to get thru to children hit by cars on an already busy Velmar.

Why are these units 1 bedroom? As residents we were mandated to pay thousands of dollars for interlock driveways. Maintenance of the area. And development should contribute to the community of family and support 3 bedroom. This area has many other options for 1 bedroom already planned. This should not be one of them.

I ask why would this council allow for a development that outs the community at risk to receive essential services that will be challenged to get to those that need them.

DO NOT LET THIS CONDO CHANGE OUR COMMUNITY'S CHARACTER AND REDUCE OUR HOME VALUE.

Please reconsider and open up Pinevalley to reduce the already congested intersection.

Attilio Baldassarra