
From: "Caputo, Mary" <Mary.Caputo@vaughan.ca>
Date: Thursday, September 17, 2020 at 4:41 PM
To: "DeGasperis, Daniela" <Daniela.DeGasperis@vaughan.ca>
Subject: FW: [External] Files OP.16.006 & Z.20.019

FYI

Thank you,

Mary Caputo, Hon. B.A., MCIP RPP
Senior Planner
905-832-8585 ext. 8635 | mary.caputo@vaughan.ca

City of Vaughan | Development Planning Department
2141 Major Mackenzie Drive, Vaughan, ON L6A 1T1



From: Adamo, Frances <Frances.Adamo@vaughan.ca>
Sent: Thursday, September 17, 2020 3:49 PM

To: Caputo, Mary <Mary.Caputo@vaughan.ca>
Cc: Squadrilla, Dorianne <Dorianne.Squadrilla@vaughan.ca>; Germano, Derek <Derek.Germano@vaughan.ca>; Manocchio, Frances <Frances.Manocchio@vaughan.ca>; Cortese, Marisa <Marisa.Cortese@vaughan.ca>
Subject: FW: [External] Files OP.16.006 & Z.20.019

Hi Mary,

Please see below.

Thank you!

Frances

Frances Adamo
Citizen Service Representative
905-832-8585, ext. 8353 | frances.adamo@vaughan.ca

City of Vaughan | Development Planning Department
2141 Major Mackenzie Drive, Vaughan, ON L6A 1T1
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From: Clerks@vaughan.ca <Clerks@vaughan.ca>
Sent: Thursday, September 17, 2020 2:45 PM
To: DevelopmentPlanning@vaughan.ca
Subject: FW: [External] Files OP.16.006 & Z.20.019

From: Bernard Lapidus [REDACTED] >
Sent: Thursday, September 17, 2020 1:39 PM
To: Clerks@vaughan.ca
Cc: Shefman, Alan <Alan.Shefman@vaughan.ca>; [REDACTED]
Subject: [External] Files OP.16.006 & Z.20.019

Files OP.16.006 & Z.20.019

I do not think I will be able to make my comments about this development at the Council meeting on Tuesday, 6th. October, and hereby respectfully submit my comment for councils attention and input in their decision making.

1. I am a resident of 110 Promenade Circle
2. I am a Director of Royal Promenade II and also serve on the Shared Facilities Board, which includes 120 Promenade Circle, Royal Promenade I.
3. The above listed files apply for the construction of a 30 story(331 apartments) building and a 28 story(354 apartments), with a 3rd 2 story office and commercial building. Underground parking is provided. No mention of public parking. A total of 12 outdoor parking spots are shown.
4. These buildings, comprising a total of 685 units, means it is providing accommodation for approximately 2000 people.
5. These properties are ONLY accessible through PROMENADE CIRCLE, **a farm road**. BY sheer coincidence it is paved.
6. This application MUST be discussed with another application to the Ontario Lands Tribunal, by the SAME Applicant for Seven(7) mixed use 27 storied consisting of approximately 1800 (One thousand eight hundred) residential units ,plus 2400 parking bays, adding a further 6000 people living on this property. This application is due to be heard on the 30th. October 2020.
7. This population of 8000 people will most probably translate into an ownership of about 6000 motor vehicles.—Inadequate Parking facilities.
8. The access to this above development is via PROMENADE CIRCLE, the above mentioned FARM ROAD.
9. On both applications no public amenities, like outdoor spaces for recreational usage are provided. The nearest open space is a postage stamp sized park, the Pierre Tredeau Park, only accessible along the very busy Promenade Circle. No public Tennis/Pickle ball courts. or soccer pitches or netball or baseball facilities are planned in the locale. This a REQUIREMENT for healthy living.
10. There are NO SAFE pedestrian sidewalks.
11. The majority of the residents, will most likely work in the city of Toronto, and its environs to the south of this development.
12. The available access to the closest railheads is Finch Station , via the YRT bus service or Richmond Hill GO train station, via the VIVA bus service. The GO trains only operate sporadically.
13. Due to the need to use a bus and then use other forms of public transport, experience has shown that people prefer to go by car.
14. Yonge Street, Bathurst and Dufferin cannot handle this extra vehicle traffic.
15. PROMENADE CIRCLE, a FARM ROAD or UNASSUMED ROAD, is NOT DESIGNED or CONSTRUCTED TO HANDLE ALL THIS EXTRA TRAFFIC.
16. The Council MUST handle the issue of PROMENADE CIRCLE, declaring it an ASSUMED ROAD and upgraded to either Provincial or Regional standards, **BEFORE** approving any further developments. Not doing this will be irresponsible.
17. Council must practise the new NORM, **SOCIAL DISTANCING**, for HEALTHY LIVING, in applying your minds to these applications.

Thanking You,

Yours

Bernard Lapidus

[REDACTED]

[REDACTED]