

Pravina Attwala

Subject: FW: A169/21 - 28 Johnswood Crescent

Importance: High

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From: Sam Colosimo

Sent: Friday, September 3, 2021 2:33 PM

To: Committee of Adjustment <CofA@vaughan.ca>

Cc: 'Sam Colosimo'

Subject: [External] RE: VARIANCE APPLICATION A169 AT 28 JOHNSWOOD CRESCENT-PLEASE CONFIRM RECEIPT OF THIS EMAIL

Importance: High

Attention: Christine Vigneault, Manager of Development Services and Secretary Dear Christine,

Thank you for your time yesterday in addressing the variance application for 28 Johnswood Crescent.

As you mentioned the staff report recommendations will be available this Friday September 2, 2021. Kindly forward the report to this email address as you kindly offered.

Please be advised that I am communicating on behalf of Peter and Victoria Chiaromonte who reside at 24 Johnswood Crescent, the adjoining property immediately east of the subject property. They have been copied above on this email.

The Chiaromonte's are extremely concerned and distressed by the physical and visual encroachment of the structure built which includes a pool cabana, kitchen, bathroom and fire pit and pool equipment. The construction of thus has/will impair the peaceful enjoyment of their home and has/will significantly impair the value of their home.

More specifically:

1. Notwithstanding the issues identified in the variance application was the structure built in accordance with the Ontario Building Code or any other applicable municipal code and does it comply with size, height and coverage by laws and regulations? The Cabana is very large (approximately 25 feet in length) and runs along the fence between the applicant's property and the Chiaromonte's? It creates an unappealing visual barrier.

2. Were construction permits submitted and the applicable process including informing the neighbouring homes of the project conducted by the applicant?

3. Pool equipment installed between the applicants home and the Chiaromonte's is a concern for 2 reasons:

a) the equipment and related attachments encroach the property line or within 6-8 inches of the property line.

b) the surrounding fence to the equipment also encroaches and is built on over the property line and on the Chiaromonte's property.

c) the placement of this equipment subjects the Chiaromonte's to continual noise 24/7 both in their backyard and in their living room if they choose to open their window. It certainly impairs their quiet enjoyment of their home.

Is the pool equipment/location etc. installed in accordance with city by-laws and regulation?

In summary the Chiaromonte's feel that the enjoyment of their home and their value of their home has been impaired. Further, if this type of construction is allowed and sets a precedent for the neighbourhood it will certainly further negatively impact the appeal of the area and again home values.

They are asking for consideration in this regard.

Your direction and feedback is requested and welcomed.

Please confirm receipt of this email to ensure it reached you.

Regards,
Sam Colosimo