

COMMUNICATION C14
ITEM NO. 5
COMMITTEE OF THE WHOLE
(PUBLIC MEETING)
September 14, 2021

From: Vaughan Zh [REDACTED]
Sent: Sunday, September 12, 2021 9:13 PM
To: Clerks@vaughan.ca
Subject: [External] Neighborhood Deputation - 3660 Rutherford Road Official Plan and Zoning By-law Amendment OP.11.012 & Z.11.043

Dear officer,

First of all, thank you for your time and patience to read this email.

Presenting here are partial residents at Vellore Woods who received the notice of a public meeting regarding the above building proposal. Some of us have been living here for over decades and we love this neighborhood. However, when we received the notice, we were all shocked by this proposal and spent sleepless nights over it.

After 3 nights (this is the maximum time that I can spend considering it's summer and back-to-school time) of conversation with neighbours, other than a couple of neighbours who are tenants or out-of-home, a total of 76 house-owners joined the conversation. 73 are against the proposal and 3 are neutral, representing 96% and 4% respectively. Therefore, 73 of us are together submitting the letter of our comments and signatures.

The concerns are that:

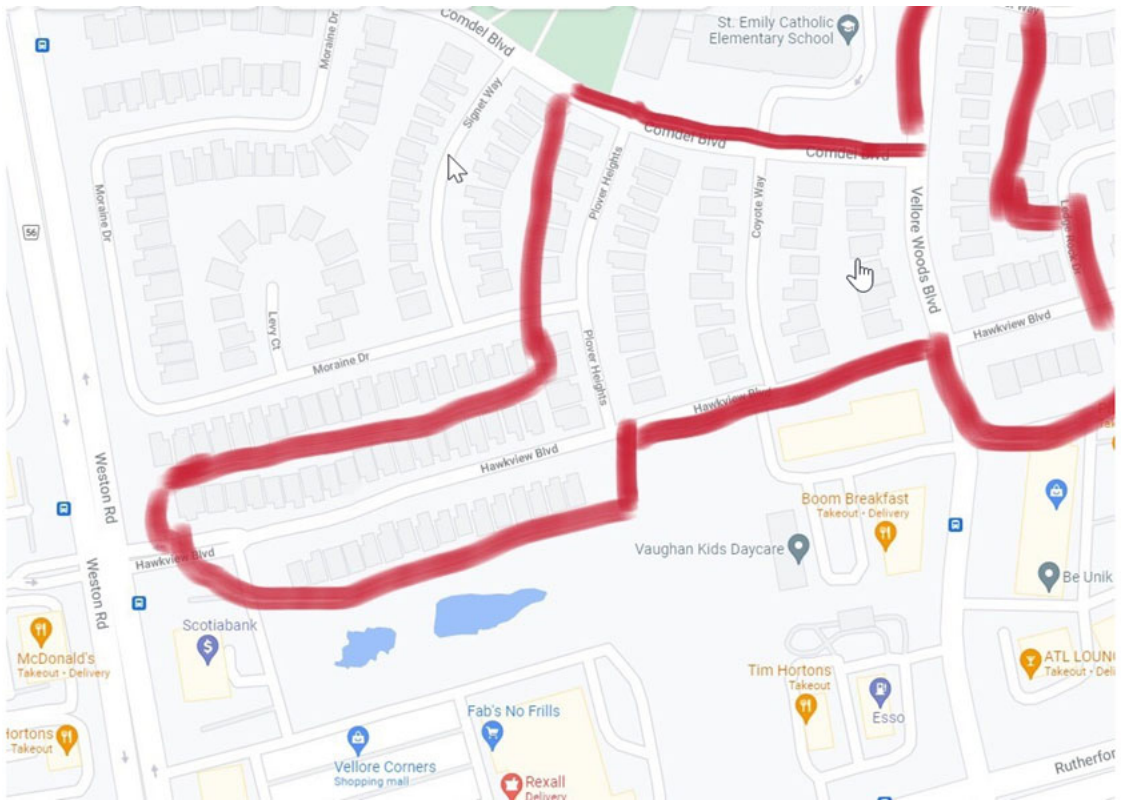
1. The vacant land is such a small area to hold 3 buildings and a row of townhouses, in total 335 dwelling units. It is so packed and will look aesthetically unpleasant from the street.
2. Aside from the unpleasant look, all the neighbors will be unhappy, every day. Nearby neighbourhoods are all 2-storey and 3-storey houses. Having 12-storey and 6-storey buildings in the middle of these houses will make other residents feel very uncomfortable. Who will be happy to see high-rise buildings right next to his/her yard? The City of Vaughan is not like Downtown Toronto.
3. The current traffic capacity is at its maximum. During rush hour, it's already a challenge driving towards the main street. Now imagine how bad it will be with an extra 335 families. Meanwhile around this vacant land there are small roads, Hawkview Blvd & Vellore Woods Blvd. It will be too crowded, and much more time will be spent on commuting.
4. Environmental pollution. While there is already a large amount of cars on the road, the construction of these apartment complexes will create even more carbon dioxide emissions, which is the primary greenhouse gas linked to climate change. According to the Canadian Government's website regarding emissions impacts resulting from vehicles idling, each litre of gasoline used creates 2.3 kilograms of carbon dioxide. With hundreds of extra vehicles, this would damage the air quality, release more dangerous emissions into the air, and additionally contribute to climate change as well.

The neighbourhood does understand the landowner runs businesses and businesses need to make money. Unfortunately the neighbourhood cannot accept this proposal since it will harm our quality of life.

We sincerely appreciate your time and consideration for our comments. For further information, please contact mobile: [REDACTED]

Vellore Woods residents

(Attached: I. letter of comments and signature; II. participating residents map)





**Committee of the Whole (Public Meeting)
September 14, 2021**

RE: Item 5

**WEST RUTHERFORD PROPERTIES LTD. OFFICIAL PLAN AMENDMENT
FILE OP.11.012 ZONING BY-LAW AMENDMENT FILE Z.11.043 3660
RUTHERFORD ROAD VICINITY OF RUTHERFORD ROAD AND VELLORE
WOODS BOULEVARD**

The Office of the City Clerk has received a petition from Vellore Woods Residents residing on Hawkview Blvd, Plover Heights, Coyote Way, and Vellore Woods Blvd.

The total number of signatures on the petition are: 72

The concerns are that:

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2. Aside from the unpleasant look, all the neighbors will be unhappy, every day. Nearby neighbourhoods are all 2-storey and 3-storey houses. Having 12-storey and 6-storey buildings in the middle of these houses will make other residents feel very uncomfortable. Who will be happy to see high-rise buildings right next to his/her yard? The City of Vaughan is not like Downtown Toronto.
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A copy of the entire petition document containing a total of 4 pages is on file in the Office of the City Clerk.