

From: Paul De Sousa
Sent: Friday, August 9, 2024 2:48 PM
To: COA <coa@brampton.ca>
Subject: Permission to use Re: [EXTERNAL]HYBRID IN-PERSON AND VITURAL ATTENDANCE FOR APPLICATION # A-2024-0258

Please make public this version.

Good morning,

Could we please request to attend virtually, Application A-2024-0258 for property

4-68 Eastern Ave

Plan 518, Part Blocks B H and R, RP 43R28803, Parts 3 and 4 RP 43R32668 Part 2, Ward 3

Noble Prime Solutions

Waheguru Management Inc.

Meeting August 20, 2024 at 9:30 am

Concerns:

This is already a congested road with employees and damaged cars illegally parking across the street from them so tight driving space already, there is not enough room for 121 parking spots, especially as the lot is constantly full of trailer trucks currently and more to come as stated in the Application. When they were previously Rejected to having a Commercial Truck Driving School at that location often fully and partially blocking roads and illegally parking in No Parking Zones which is still happening. As per the conclusion of the Rejection at the last Application meeting, they were supposed to remove all trucks - this has never happenedWHY???

On the application it seems misleading, saying 121 parking spaces (bi-law requires 125). It says exclusive of 12 truck parking spaces but on the back of the application is a map, on the map it details 2 and 4 car spaces and 12 truck spaces. This seems like a back door for the truck driving school as on the back map it says "USES" - Commercial School!!!!

Why is this being addressed again after the First Application was denied and the Appeal was rejected as well and behaviours have not changed.

Are they Licensed for Motor vehicle repair and the facility being inspected and approved with proper equipment and ventilation because how can you do repairs in a building and have large recreational courts? This doesn't add up

Previous this was Already taken before Council as they were running a truck driving school that was not zoned for this area blocking traffic and making it unsafe to see on coming traffic. Their request was denied as they were blocking driveways, parking and unloading trailers on the road and leaving trailers in no parking zones and well as tipping trailers over into the ditch. These actions have not stopped since their rejection (other than the trailers in ditches) and the City of Brampton has not enforced the verdict so we view this situation getting worse. Many times employees of our business and customers have a very hard time getting out of the driveway because they still park in the No Parking Zone in front of our driveway or partially covering the entrance/exit and we can't see if there are oncoming cars coming causing Safety concerns. When asked to move they just disrespectfully yell and laugh. If at this new business, the parking lot is full of Clients for sports this would only increase vehicles in the no parking on the side of the road area whether it is car or trucks.

After hours and on weekends we have found employees on our property parking their vehicles and sitting having lunch and leaving garbage. This is private property and car parking is not allowed nor trespassing.

This application asks for Motor Vehicle Repair Shop. We feel this is a Camouflage to have their trucks and the Truck Driving School as do other business we have spoken with - as this was rejected. There are still currently on that property, trucks illegally as per the rejection and with students waiting outside every morning circled around trucks and under the trucks, even though Last Year their Appeal application was Rejected!! The City has said this case is being taken to court as they have not followed the Direction from the City of Brampton so how can there be another application? This is a narrow road in which many people often park over the 3 hour limit (parking all day) making it even narrower. There have been MANY near miss accidents as people in vehicles will dart out fast in their vehicles from the driveways onto the road from the parking lots and not look for cars already driving down the road. This road is also scheduled for changes with bike lanes and a road coming up from the 410 going to the hospital with 4 lanes rather than 2 which will make their property smaller as our will also be cut into.

Application is for recreational use 1 Badminton court, 1 Volleyball Court, accessory offices - no outdoor storage (what are the trucks if they are staying there all the time as well as the Large Motor home that has been sitting in the parking lot for quite some time).

Question - why would badminton and volleyball courts need parking for trucks??

To be honest I am disappointed that this is an Application when it is shown as a recreation facility but on the back of the application it clearly shows a Commercial School which is the application which was rejected so this is just a back door loophole. It is the City who should be upholding these Rejected decisions and should be enforcing them.

The City of Brampton has a passed plan to put in on Eastern Ave 4 Lanes, Bike lanes, Sidewalks so it will be cutting into the properties more. This is a dangerous road that needs attention not further problems as many people literally race down this road and many people especially at rush hour times take this road as a short cut. We have people tell us they want to come to our business but feel the road is not safe as there are cars racing down this road as well as pulling out in front of cars suddenly, narrowly missing accidents. These are often people who have just had someone hit their cars and are already nervous of other drivers from accidents.

Just a reminder of last year when the same thing happened and an old man had to be taken to the hospital.

On the map on the back of the Application it shows 12 truck larger parking spots but all trucks that have ever been there are Semi's with trailers and remain attached. These spots are only by scale the size of a cab or trailer and Only the width of a car parking spots so not wide enough room for a semi and not necessarily long enough to have the trailer and cab which means the semi trucks will be parked where they always are in the location where the 121 parking spots are allocated for. In short even less vehicle parking spots.

After counting the parking spots on the map, there are only 35 parking spots on one side of the building (no handicaps spots) and 39 on the other side which only makes 74 parking spots - NOT the 121 and clearly not the 124 required by the City as well, room has to be given for loading zones and door ways on either side shown on the map.

This means again cars will be parking on the street making it hard for 2 lanes of traffic and the upcoming bike lanes, sidewalk and 4 lanes of traffic that they are widening the road that the City has planned for in the near future. We already were notified as they would have been that some of the property space will be taken to widen the road so again, less parking space.

There are 4 tall condo's being planned to be built shortly on Queen St just behind their building which will also make this road very backed up from vehicles and Emergency vehicles going to the hospital coming off of the 410 Hwy making it very backed up for the existing business'.

As well there are environmental concerns from the trucks as there are strict regulations.

This proposal is catering only to one group while all bi-law requirements are not legal, inconveniencing the rest of the business' on the street without due respect of their neighbours and the impact of the result.

I have attached photos as of today Friday August 9, 2024 showing Trucking activity there still and a Motorhome that has been there a long time.





Authorization given - Paul DeSousa

Address as below in signature

79 Eastern Ave

Brampton, ON L6W 1X9

Phone number

Paul De Sousa

Phoenix Custom Autobody Inc.

79 Eastern Ave

Brampton, Ontario L6W 1X9