

Re:Minor Variance A-2024-0429,  
4 Alderway Avenue, Plan 646, part Lots 151 and 152

Dear Members of the Brampton City Council,

I am writing to formally express my concerns regarding the application for a variance for 4 Alderway Ave currently under review by the Committee of Adjustments. The proposed changes outlined in the application are of significant concern to myself and other members of the community.

Firstly, the owner of this home already began digging for the external below-grade entrance at the back of the home without marking locates. This was of grave concern to me, as my husband and I live at 3 Greystone and when the workers were challenged on this, they just kept digging. 311 made no response, but TSSA shut the work down until locates were clearly marked. The rear entrance was also extremely near the lot line, with not enough setback, and I have no idea how the owner circumvented this, unless he bought land from his adjacent neighbour on Greystone. I feel this question should be asked.

Secondly, the proposed 8.1 meter driveway, extending against the adjacent property, is alarming. This driveway expansion, intended for the parking of three cars side by side, allowing for a total of six vehicles, will increase congestion and compromise the integrity of the surrounding area. There is already congestion every morning and evening with cars parked on Kingview and Alderway and children walking to and from school in a dangerous setting.

Thirdly, despite the property being divided into three units, the inclusion of three kitchens, six bedrooms, and five bathrooms raises questions about the compatibility of the proposed development with the existing residential character of the neighborhood, not to mention the additional draw on hydro, water and sewage, which will affect us all. The client also lied on the application by answering "No" to the question "Has this property ever been the subject of an application for minor variance?" This is not true. My husband and I attended the public meeting to challenge the previous application in May 2024, (A-2024-0041) with 50 other residents from the neighbourhood. I feel the owner is just repeating his original request to the committee, despite it being denied, and at the previous meeting one of your own committee members supported us saying that this was a mature neighbourhood and not the place for a triplex.

In light of these concerns, I urge the Council to carefully consider the implications of the proposed changes on the community. It is imperative that steps be taken to preserve the integrity and harmony of our neighborhood by denying these variances. The by-laws exist for a reason and I request they be upheld.

I give permission for my letter to be placed on the Agenda, and shared.

Sincerely,  
Doreen Scott-Dunne,