

From: Proximity

Sent: Wednesday, June 04, 2025 10:16 PM

To: coa@brampton.ca

Subject: 2025-06-03_CN Comments_139 DEVON RD, Brampton-Committee of Adjustment File - Review needed

Hello,

Thank you for consulting CN concerning the application A-2025-0036 for 139 Devon Rd. The building for which the application for minor variance is filled is adjacent to CN's Rail Yard and operations. CN has concerns with any proposed sensitive uses in proximity to railway operations, due to the noise, vibration, safety issues and potential trespass. CN's approach, to sensitive developments in proximity to a railyard, is largely based on a collaborative project by the Federation of Canadian Municipalities and the Railway Association of Canada, the Guide for New Development in Proximity to Railway Operations (the "FCM-RAC Guidelines") and the Province of Ontario Land Use Compatibility, D-series guidelines (the "D-6 Guidelines").

CN dose not encourage sensitive uses such as places of worship in proximity to Rail Yard operations. If the City is considering approving the proposed application for minor variance, CN requests for the property owner to replace the window for the unit subject to the application with upgraded acoustical windows and to grant CN an environmental easement for operational noise and vibration emissions, registered against the subject property in favor of CN.

Please note that the inclusion of these conditions does not constitute CN's agreement in regards to the proposed sensitive land use in close proximity to CN's Rail Yard operations, but must be included as part of the conditions in the event that the land use is approved despite CN's comments.

Thank you



CN Proximity

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