

Henderson, Kelly

From: [REDACTED]
Sent: 2021/08/24 1:32 PM
To: Lacoste, Simon; Henderson, Kelly; City Clerks Office; Planning Development
Subject: [EXTERNAL]Concerns About The Projects

Follow Up Flag: Follow up
Flag Status: Flagged

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City of Brampton

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018 and FILE# OZS-2020-0036 and Branthaven Queen West Inc Project.

The Residents of The Estates of Credit Ridge
Motion to put File# OZS-2020-0018 and FILE# OZS-2020-0036 and Branthaven Queen West Inc projects ON HOLD. Due to Current Traffic Levels which are Dangerous for Public on Royal West Dr.

The Residents of The Estates of Credit Ridge have concerns to the current fluctuation of traffic that our community has been impacted by the development of Branthaven Queen West Inc Project With an estimate of 1000 people using Royal West Dr Overnight.

Future and current projects will bring about 5000 people on Royal West Dr everyday to travel to Walmart and Home Depot using Royal West Dr.

The Residents of The Estates of Credit Ridge
put Forward Motion on How to Resolve Current Traffic Levels on Royal West Dr.

THANK YOU

Bhupesh Khurana
[REDACTED]

Henderson, Kelly

From: bonniedagher [REDACTED]
Sent: 2021/08/31 8:31 AM
To: Henderson, Kelly
Subject: [EXTERNAL]Object - City is making 326 apartments- Royal West Dr and Queen Street West. Hello I just came to know that City has a proposal from one of the Builder to make 2 buildings each carrying 132 units and 196 unit apartments and 3000 square ft o...

Follow Up Flag: Follow up
Flag Status: Flagged

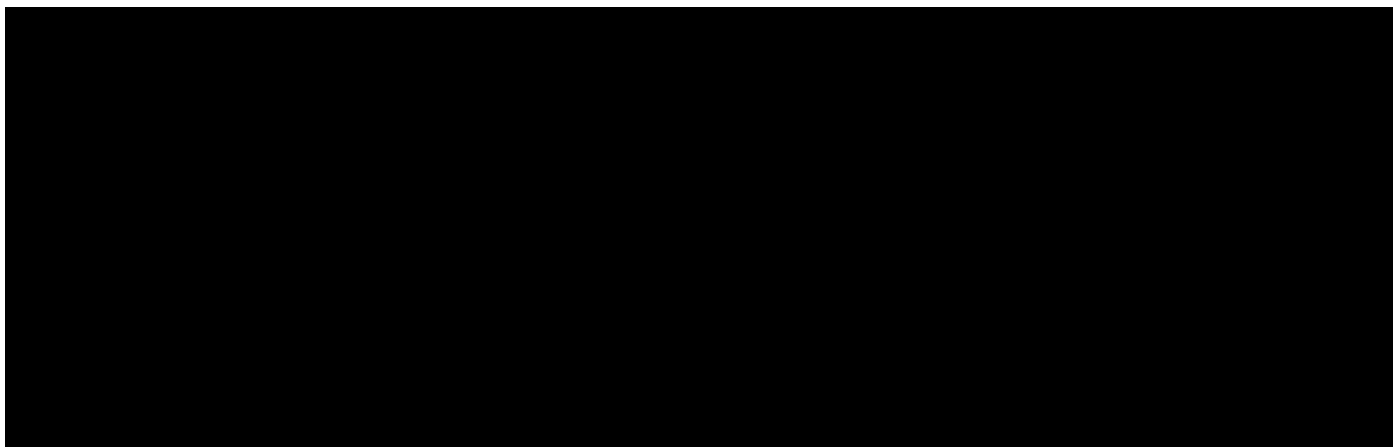
Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

We strongly object to this awful proposal as there is already too much traffic and our childrens safety is a huge concern.

It seems that the city is not interested in taking care of our neighbourhoods, instead finding ways to capitalize on extra tax dollars by cramming in these multi residential units.

This is very upsetting and not fair to the residents of this neighbourhood.

Bonnie Dagher



Sent from my Galaxy

Henderson, Kelly

From: Chris Bejnar <[REDACTED]>
Sent: 2021/08/25 12:26 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File OZS-2021-0018 and OZS-2021-0032

Follow Up Flag: Follow up
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Hi Kelly,

Thank you for the information!

A few comments and suggestions on the design. This is a great location near valley land and mature tree canopy, one of the most beautiful sites for a condominium in the city. Why not insist this is a more green project? There are many things that can be incorporated into the design to have it blend in more to its surroundings. We need to get much bolder with our designs and demand more from developers! Has the UDRP had a chance to comment on this project as of yet?

Introduce plantings as part of Balconies/terraces



MITREX Solar Cladding ,Balconies, Windows (A Canadian Company : www.mitrex.com/mitrex-solar-cladding)



Make the roof a green terraces:



Mechanical Roof penthouse is just a concrete box, should be a more architectural roof design with LED lighting fixture:



If you would like to discuss further, I would be pleased to have a conversation on this proposal.

Chris Bejnar
[REDACTED]

From: Henderson, Kelly [mailto:Kelly.Henderson@brampton.ca]

Sent: August 25, 2021 11:33 AM

To: Chris Bejnar [REDACTED]

Subject: RE: [EXTERNAL]File OZS-2021-0018 and OZS-2021-0032

Hi Chris,

For application OZS-2021-0018 all material that was submitted is available at

<https://planning.brampton.ca/CitizenAccess/Cap/CapDetail.aspx?Module=Planning&TabName=Planning&capID1=REC21&capID2=00000&capID3=000AF&agencyCode=BRAMPTON>

Henderson, Kelly

From: Harpreet Sandhu [REDACTED]
Sent: 2021/08/20 2:47 PM
To: Henderson, Kelly
Cc: Lacoste, Simon
Subject: [EXTERNAL]Zoning By-Law Amendment 1857 Queen St West, File # OZS-2021-0018
Attachments: Royal West Developments, File # C04W08.004.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

To,
Ms. Kelly Henderson,
Planner, Development Services,
Planning, Building and Economic development,
City of Brampton.

Sub: Comments related to proposed development Zoning By-Law Amendment 1857 Queen St West, File # OZS-2021-0018. Proposed construction of 2 multi storied buildings, North building – 14 storeys in height with 132 units & South Building – 12 storeys in height with 194 units.

Good Afternoon Kelly,

I have learnt about this development proposal from a friend of mine who resides on Royal West close to south end, via this letter I would like to share my comments since I am also affected as a property owner in a neighborhood where development is being proposed.

To start, please refer to note below that is included in the “Springbrook Block Plan” released by the city in 2010 under “Royal West Developments, File # C04W08.004”, it states under Slide-3 (attached): Quote: **“The Springbrook Block Plan is characterized by low density housing, upscale executive housing, turning circles, stormwater management ponds, vista blocks, gateways, and natural features.”** Unquote.

Keeping the above note in mind, I fail to understand how can a development of 2 multi storied buildings, 14 & 12 story's in height be accepted as a proposal by the city just steps from Springbrook. This actually is opposite to what's mentioned in the “Royal West Developments, File # C04W08.004” & totally defeats the cities vision of Springbrook Block Plan, as indicated on slide 13 as: Quote: **“The architecture and landscaping designs for the subject lands are consistent with the vision of the Springbrook Block Plan.”** Unquote.

Not sure, maybe the new development of these Multi Stories is outside the Springbrook Block, but please note its adjoining the Springbrook Block, just a street apart (Queen St). Approval & development of the 2 multi-Story buildings by Zoning By-Law Amendment will actually impact the overall appearance & needs of the community & its surroundings, and go against the original “Springbrook Block Plan”, this development imposes major changes to the character of the neighborhood.

Looking at the current situation on Royal West as related to morning & afternoon commuters who take a detour from Mississauga Road to Royal West is already concerning & not safe, this development will further have an adverse impact & cause concern with road safety & have Traffic Impact on Royal West.

Also the public meeting notice dated 13th August with the meeting date as 13th Sep, does not seem to provide fair notice to the impacted residents keeping in mind the current situation of Covid-19 & related limitations.

Thanks for taking the time to go through the comments above & request your support on this concern.

Best Regards,
Harpreet Sandhu



Henderson, Kelly

From: A S <[REDACTED]>
Sent: 2021/08/21 5:28 PM
To: Henderson, Kelly
Cc: Lacoste, Simon; Planning Development; City Clerks Office
Subject: [EXTERNAL]File# OZS-2020-0018, Concerns about the two apartment buildings proposal development Zoning By-Law Amendment on 1857 Queen St West

Follow Up Flag: Follow up
Flag Status: Flagged

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19th August 2021

Kelly Henderson
Planning, Building and Economic Development
City of Brampton
2 Wellington Street West
Brampton, Ontario L6Y 4R2

Subject: File# OZS-2020-0018

Dear Kelly Henderson,

We are concerned residents of the Estates of Credit Ridge regarding file File# OZS-2020-0018 for the new proposed development of two apartment buildings with commercial units on the main floor. We are opposing the redeveloping of the subject site for two apartment buildings.

First for all, the Estates of Credit Ridge is right across the area where this development is being proposed. It will take away the curb appeal and beauty of the landscape in the area. Putting apartment buildings in the area will increase the noise pollution and the traffic on the Royal West Drive dramatically. This will impact the safety of our area streets.

Secondly, an increase in the number of traffic will impact the wildlife of the area. Due to the close proximity of the area to the conservation areas of Springbrook Creek and numerous woodlots, any increase in the traffic in the area due to new development will be hazardous to the wildlife. Many wild animals living in the area have already navigated their way in a landscape, which was developed earlier. Adding high-rise apartment buildings will further create a landscape which will be full of human risk to the wildlife. If the city takes the initiatives of conserving wildlife and ecosystems seriously and responsibly, as it always boosts, then this development for two apartment buildings should be stopped immediately. We are also wondering if there was any Environmental Impact Assessment report done for redeveloping the subject site for two apartment buildings and its impact on the ecosystems and endangered species.

Thirdly, we are concerned about the city not giving us enough notice in the midst of a pandemic to voice our concerns. The notice for official plan and zoning by-law amendment for the above-mentioned project was posted on August 11, 2021. We are in the middle of a pandemic and the city expects the residents to express their concerns by September 7th, 2021. If the City of Brampton takes Covid-19 seriously, how can it expect residents to express their concerns in such a short period of time. As per the Covid-19 protocols, public gatherings are not recommended and the requirements for physical distance makes it much more challenging. We do understand that the public meeting regarding this matter will be virtual, but the deadline to express our concerns is not enough time.

Lastly, the information should be provided to the residents in a timely manner rather than just put on the city's website or Brampton Guardian newspaper. We do not have the Brampton Guardian newspaper being delivered in the area and some people may not know how to access the information on the city's website. For equity and inclusion purposes, which are the basic fundamental principles that the city always promotes, there should be a better way of reaching the area residents rather than only through limited ways. What about the people who cannot read or write English? If the city is unable to do this due to Covid-19, then the city should find better and creative ways to reach the residents and make them aware of the purpose and effects of the development.

We kindly ask for your help in understanding our concerns for opposing this redevelopment. Thanks a lot for taking your time to read this letter and our concerns and we look forward to your cooperation and help in resolving this matter.

Best regards.

Jaswinder Parmar

Kuldip Parmar



Henderson, Kelly

From: Planning Development
Sent: 2021/08/19 9:59 AM
To: Henderson, Kelly
Subject: FW: [EXTERNAL]File # OZS-2020-0018

Follow Up Flag: Follow up
Flag Status: Flagged

Hi Kelly,
Please see inquiry below

Thank you
Sheryl

From: Naveen Vasisht <[REDACTED]>
Sent: 2021/08/18 8:31 PM
To: Planning Development <Planning.Development@brampton.ca>
Cc: DEV-Construction <DEV-Construction@brampton.ca>
Subject: [EXTERNAL]File # OZS-2020-0018

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Dear Sir,

We request a Public Hearing as an effected party, for the above file.

Furthermore, our recommendation is to:

1. Reroute TTC Busses from Royal West Dr to, Mississauga Road.
2. Install at both ends of Royal West Dr gates with, remote and intercom for delivery.

Thank you for the consideration.

Yours Sincerely,

Naveen Vasisht

[REDACTED]

[REDACTED]

Henderson, Kelly

From: Lacoste, Simon
Sent: 2021/08/19 2:58 PM
To: Henderson, Kelly
Cc: Vanderberg, David (PD&D)
Subject: FW: [EXTERNAL]File# OZS-2020-0018

Hi Kelly,

Here's a comment I received from a member of the public relating to OZS-2021-0018 (on Queen at the foot of royal West).

Thanks,
Simon L

From: OLIVER SHUKOORI [REDACTED] >
Sent: 2021/08/19 2:47 PM
To: Lacoste, Simon <Simon.Lacoste@brampton.ca>
Subject: Re: [EXTERNAL]File# OZS-2020-0018

Thank you Simon

What do you think about this?

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018

New proposed development

The condo complex will have 330 units of Residential and 14 Stories high. Main floor will have Commercial units.

We will have 1000 extra people using Royal west to go to Walmart and Home Depot everyday just for this project.

ROYAL WEST DR CURRENT STATUS

Reroute TTC Bus from Royal West to Mississauga Rd because it serves the public better.

Install at both ends of royal west dr a Gate with remote and intercom for delivery.

We are not restricting anyone from using and there will be an intercom that will allow people to use Royal west.

Traffic status currently Walmart and Home Depot delivery services uses Royal West Dr for their routes. These are transportation Trucks.

We have people using Royal West from both directions Williams pkwy and Queen street for short cuts from 7am to 930am and 4pm to 730pm everyday.

Plus Also we currently have 159 units of Townhomes being built besides the subject property.

We know the revenue that it brings but please go 2km north. Single Residential Homes would benefit our community at this location.

Let me built a condo/commercial complex besides your 2 million dollar home.

Also for Commercial use Mississauga rd across Home Depot will all be commercial.

Thank you

On Thu., Aug. 19, 2021, 2:26 p.m. Lacoste, Simon, <Simon.Lacoste@brampton.ca> wrote:

Good afternoon Oliver,

Thanks for reaching out to the City of Brampton for information about this proposal. This proposal is currently being reviewed by City of Brampton staff. Part of this review process involves a public meeting where members of the public like yourself can voice your comments relating to the development. A notice explaining when and where the public meeting will take place will be mailed to property owners within 240 metres (787 feet) of the site. If you don't live within 240 metres of the site, the information will also be published on the City's website and in the Brampton Guardian. Also, I will alert the planner on file to have them email you the information about the meeting date and location once it's been set.

Thanks,

Simon Lacoste

Assistant Development Planner

City of Brampton | Planning, Building and Economic Development

E: simon.lacoste@brampton.ca

 Please consider the environment before printing this email.

From: OLIVER SHUKOORI <[REDACTED]>
Sent: 2021/08/18 3:20 PM
To: Planning Development <Planning.Development@brampton.ca>; DEV-Construction <DEV-Construction@brampton.ca>
Subject: [EXTERNAL]File# OZS-2020-0018

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We would like to have a public hearing on this matter and we have some concerns that needs to be addressed.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Henderson, Kelly

From: OLIVER SHUKOORI <[REDACTED]>
Sent: 2021/08/20 3:56 PM
To: Henderson, Kelly; City Clerks Office; Planning Development
Subject: [EXTERNAL]Motion to put ON HOLD File# OZS-2020-0018 and File# OZS-2020-0036 and Branthaven Queen West Inc Project

Follow Up Flag: Follow up
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City of Brampton

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Future and current projects will bring about 5000 people on Royal West Dr everyday to travel to Walmart and Home Depot using Royal West Dr.

The Residents of The Estates of Credit Ridge
put Forward Motion on How to Resolve Current Traffic Levels on Royal West Dr.

THANK YOU

Brampton City Contact
Kelly Henderson, MSc.Pl., MCIP, RPP

Planner, Development Services

Planning, Building and Economic Development

City of Brampton

T 905.874.2619

EMAIL: KELLY.HENDERSON@BRAMPTON.CA

Must send below email request to the City.

City of Brampton

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018 and

FILE# OZS-2020-0036

PROJECT File# OZS-2020-0018

New proposed development

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We have people using Royal West from both directions Williams pkwy and Queen street for short cuts from 7am to 930am and 4pm to 730pm everyday.

Plus Also we currently have 159 units of Townhomes being built besides the subject property.

We know the revenue that it brings but please go 2km north. Single Residential Homes would benefit our community at this location.

Let me build a condo/commercial complex besides your 2 million dollar home.

Also for Commercial use Mississauga rd across Home Depot will all be commercial.

Thank You

On Fri., Aug. 20, 2021, 8:17 a.m. OLIVER SHUKOORI, <[REDACTED]> wrote:

File# OZS-2020-0018

File# OZS-2020-0036

Hope this email finds you well

Would like to speak at the virtual meeting.

Thank you

Brampton City Contact

Kelly Henderson, MSc.Pl., MCIP, RPP

Planner, Development Services

Planning, Building and Economic Development

City of Brampton

T 905.874.2619

EMAIL: KELLY.HENDERSON@BRAMPTON.CA

City of Brampton

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018

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Let me build a condo/commercial complex besides your 2 million dollar home.

Also for Commercial use Mississauga rd across Home Depot will all be commercial.

Thank You

Best Regards,

Oliver Shukoori

Henderson, Kelly

From: Planning Development
Sent: 2021/08/18 3:41 PM
To: Jagtiani, Nitika
Subject: FW: [EXTERNAL]File# OZS-2020-0018

Hi Nitika,
Please see inquiry below

Kind regards
Sheryl

From: OLIVER SHUKOORI <[REDACTED]>
Sent: 2021/08/18 2:57 PM
To: Planning Development <Planning.Development@brampton.ca>
Subject: [EXTERNAL]File# OZS-2020-0018

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We would like to have a public hearing on this matter and we have some concerns that needs to be addressed.

[REDACTED]

Oliver

Henderson, Kelly

From: padma kotamarti <[REDACTED]>
Sent: 2021/08/20 6:12 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File# OZS-2020-0018 and OZS -2020-0036

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City of Brampton

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018 and FILE# OZS-2020-0036 and Branthaven Queen West Inc Project.

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Motion to put File# OZS-2020-0018 and FILE# OZS-2020-0036 and Branthaven Queen West Inc projects ON HOLD. Due to Current Traffic Levels which are Dangerous for Public on Royal West Dr.

We the Residents of The Estates of Credit Ridge have concerns to the current fluctuation of traffic that our community has been impacted by the development of Branthaven Queen West Inc Project With an estimate of 1000 people using Royal West Dr Overnight.

Future and current projects will bring about 5000 people on Royal West Dr everyday to travel to Walmart and Home Depot using Royal West Dr.
They can make only build single family Residential Homes.
Which will not effect our property rates.

THANK YOU
[REDACTED]
[REDACTED]
[REDACTED]

Henderson, Kelly

From: Pankaj Gupta <[REDACTED]>
Sent: 2021/08/20 10:17 AM
To: Henderson, Kelly
Subject: [EXTERNAL]File# OZS-2020-0018

Follow Up Flag: Follow up
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Hi

Good morning. I strongly object this development of condo buildings and would like to participate in public hearing meeting. Pls resister me.

Rgds
Pankaj Gupta
[REDACTED]

Henderson, Kelly

From: Paul Sirpal <[REDACTED]>
Sent: 2021/08/20 1:14 PM
To: Henderson, Kelly
Subject: [EXTERNAL]Application for an Official Plan Amendment and Zoning By-law Amendment
1857 Queen Street West File: OZS-2021-00

Follow Up Flag: Follow up
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Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi I live in the area and my street is very unhappy with proposal. What will it take for this not to happen?

Get [Outlook for Android](#)

- English

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- Email – French

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Les services d'assurance ne sont pas offerts par iA Gestion privée de patrimoine. La planification financière n'est pas offerte par iA Gestion privée de patrimoine dans la province de Québec. Seuls les services offerts par iA Gestion privée de patrimoine sont couverts par le Fonds canadien de protection des épargnants.

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Henderson, Kelly

From: Lacoste, Simon
Sent: 2021/08/23 11:23 AM
To: [REDACTED]
Subject: FW: [EXTERNAL]Objecting development plan

Follow Up Flag: Follow up
Flag Status: Flagged

Good morning Pulkit,

Thank you for passing along your comments for the files, they have been passed along to the planner assigned to the file, and they will be included as part of the public record.

Thanks,

Simon Lacoste

Assistant Development Planner
City of Brampton | Planning, Building and Economic Development
E: simon.lacoste@brampton.ca

 Please consider the environment before printing this email.

From: pulkit bhavsar <[REDACTED]>
Sent: 2021/08/20 11:30 AM
To: Lacoste, Simon <Simon.Lacoste@brampton.ca>
Subject: [EXTERNAL]Objecting development plan

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City of Brampton

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018 and FILE# OZS-2020-0036

PROJECT File# OZS-2020-0018

New proposed development

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ROYAL WEST DR CURRENT STATUS

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We know the revenue that it brings but please go 2km north. Single Residential Homes would benefit our community at this location.

Let me build a condo/commercial complex besides your 2 million dollar home.

Also for Commercial use Mississauga rd across Home Depot will all be commercial.

Thank You

Best Regards,

pulkit bhavsar



Notice: Official Plan Amendment, Zoning By-law Amendment & Plan of Subdivision

A proposal has been made to:

Permit the development of 9 single detached dwellings, 39 street townhouses, a 12-storey apartment building with a maximum of 200 apartment units, one condo townhouse block, one park, one partial stormwater management pond and Natural Heritage System blocks.

Owner: Jim and Luisa Mocon

Agent: Kensiak Urban Planning

For more information about this matter, including information about obtaining a copy of the notice and about preserving your appeal rights, contact the Planning Department, Development Services, City Hall during regular business hours, by sending an email to: planningdevelopment@toronto.ca, or by calling 905-874-2050. Refer to File # OZ3-2020-0036

Date Sign Erected: April, 2021

Above plan is conceptual for information purposes, and is subject to change.





Sent from my iPhone

Henderson, Kelly

From: Simba Powder <[REDACTED]>
Sent: 2021/08/23 1:45 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File # OZS-2020-0018

Follow Up Flag: Follow up
Flag Status: Flagged

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23rd August, 2021

Good Afternoon,

Project File # OZS-2020-0018
1857 Queen Street West

I have concerns that a condo complex with 330 units is being built in my neighbourhood. This is a single family home zoning and the city is allowing the builder to change the zoning to commercial and condo complex. When this complex was being built, it was everyone's knowledge that this is going to be single family home complex and around it also single family homes are going to be built. There is so much traffic on Royal West Drive and the adjoining streets and what will happen if this condo is built. This is going to affect the safety of the residents in Estate Credit Ridge area. The noise level is going to affect all of us, because people will be using Royal West Drive to cut a short cut to go to Walmart and home depot. There are families with small children who feel safe and play along the driveways of their houses go and play in the park. The safety of the children and adults is going to be at risk. There are also senior citizens the vulnerable population that lives in this neighbourhood. The city of Brampton has enough land to move this project somewhere else. Is the city of Brampton not concerned about the safety of its residents who are paying property taxes, but wants to burden the residents of Credit Ridge and bring in more people. It is priority of the city to look after the welfare of the citizens of Brampton. This Condo unit should not be built on this land and only single family homes should be built.

Thank You

Punam Khullar
[REDACTED]
[REDACTED]

[REDACTED]

Shipping and Receiving Hours:
Monday to Thursday 6am - 2:30pm
Friday 6am - 12:00 noon

Henderson, Kelly

From: Umesh Duaa <[REDACTED]>
Sent: 2021/08/21 1:24 PM
To: Henderson, Kelly; Planning Development
Cc: Shweta Arora
Subject: [EXTERNAL]Concerns related to proposed development of Apartment project (File# OZS-2020-0018)

Follow Up Flag: Follow up
Flag Status: Flagged

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Dear Kelly and City of Brampton Planning Team,
We, Shweta Arora and Umesh Duaa, are the residents of the house at 21 Balin Cres, Brampton, ON L6X 0V5, which is located in the Estates of Credit Ridge neighbourhood.

Recently we learnt about the proposed two Apartment buildings development project by the City of Brampton Planning Unit (File# OZS-2020-0018).

These proposed Apartment buildings will be in the close vicinity of my community (Estates of Credit Ridge). Moreover, all other surrounding residential communities are also predominantly individual houses like ours. So, as concerned residents, we can foresee the negative impact to the peaceful living of residents in all the surrounding communities. There will be an excessive increase in the traffic burden on the streets of Royal West Dr and Elbern Markell (running between Queen St and Williams Pkwy). Also, the occupants of these proposed apartment buildings will be all tenants (not homeowners). This will have a serious negative impact on the safety and quality of living of homeowners and their families in all the surrounding communities.

We understand providing affordable housing is a priority for the city. So we request that the apartment buildings be moved closer to commercial plazas or near the busy intersections of the city. This will also be convenient to the future tenants of these Apartment buildings.

Let's not forget, all the houses in the Estates of Credit Ridge and other communities are paying huge amounts in form of property taxes every year to the City. Are we paying such high property taxes to get this serious inconvenience and face safety issues?

We hope that the Planning team at City of Brampton will give a serious thought on this matter, and will shift these proposed Apartment buildings closer to other suitable commercial intersections/plazas to support affordable housing initiatives.

Thanks & Regards,
Shweta Arora
Umesh Duaa
[REDACTED]
[REDACTED]

Henderson, Kelly

From: Bahadur Singh Sangha <[REDACTED]>
Sent: 2021/09/01 3:07 PM
To: Henderson, Kelly
Subject: [EXTERNAL]Objections

Follow Up Flag: Follow up
Flag Status: Flagged

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I object on that highrise building and won't doing any proper planning to save some greenery and rainwater and credit river it self thx

Henderson, Kelly

From: PARENTE <[REDACTED]>
Sent: 2021/09/01 12:42 PM
To: Henderson, Kelly
Subject: [EXTERNAL]Opposing 1857 Queen street West

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi there,

I am opposed to the apartment building that is being proposed at 1857 Queen Street in Brampton. I would not be opposed to executive townhomes or detached homes being built in this lot. We are a single family dwelling and would like to see our community stay that way. I would have never purchased a home in this neighbourhood if I knew that apartment buildings would be this close. We have the Credit River and Eldorado Park very close by. How will having all this population here affect the environment? The traffic will be a nightmare and at busy times already is. The turning lanes are 10-15 cars deep. At times I don't make the left turn on a advance. Brampton has such a bad rap, but I can honestly say I like this pocket and community. It doesn't make sense to bring low income housing next to executive homes.

Please send me any links to the virtual meeting on September 7th so that I may attend.

Thanks,

Michael Parente

Henderson, Kelly

From: Tanya Raimundo <m[REDACTED]>
Sent: 2021/08/31 9:01 PM
To: Henderson, Kelly
Subject: [EXTERNAL]1857 Queen Street-opposed to Apartment building

Follow Up Flag: Follow up
Flag Status: Flagged

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Hi there,

I am opposed to the apartment building that is being proposed at 1857 Queen Street in Brampton. I cannot understand why there would be low income housing mixed with executive homes. I would not be opposed to executive townhomes or detached homes being built in this lot. We are a single family dwelling and would like to see our community stay that way. I would have never purchased a home in this neighbourhood if I knew that apartment buildings would be this close. I will be letting all our neighbours know about what is being proposed just across the street. I hope they all can address this with you and the city as well. Please send me any links to the virtual meeting on September 7th so that I may attend.

Thank you,

Tanya Parente

Henderson, Kelly

From: Tony Raimundo <[REDACTED]>
Sent: 2021/08/31 9:09 PM
To: Henderson, Kelly
Subject: [EXTERNAL]Apposed buildings at 1857 Queen st west

Follow Up Flag: Follow up
Flag Status: Flagged

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Hi there,

I am opposed to the apartment building that is being proposed at 1857 Queen Street in Brampton. I cannot understand why there would be low income housing mixed with executive homes. I would not be opposed to executive townhomes or detached homes being built in this lot. We are a single family dwelling and would like to see our community stay that way. I would have never purchased a home in this neighbourhood if I knew that apartment buildings would be this close. I will be letting all our neighbours know about what is being proposed just across the street. I hope they all can address this with you and the city as well. Please send me any links to the virtual meeting on September 7th so that I may attend.

Thank you,

Tony Raimundo

Henderson, Kelly

From: [REDACTED]
Sent: 2021/09/01 1:00 PM
To: Henderson, Kelly
Subject: [EXTERNAL]1857 Queen Street West City's File # ozs-2021-0018

Follow Up Flag: Follow up
Flag Status: Completed

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi Kelly,

I am a resident of Brampton and hereby submitting my comments and objections to the proposed Official Plan amendment and Zoning by-law amendment for the above property to build 14 story and 12 story buildings and commercial space. Please note this objection for the September 7th public meeting.

I welcome new development in Brampton, but it is apparent that the proposed amendments are not suited at this location considering the density of the selected site and lack of justification to place such tall and high rise buildings in the mix of existing single dwelling estate homes, which upsets the visual impact & surrounding credit view conservation area. The inclusion of these two tall buildings in this development plan will have a significant visual impact and be out of character.

The height of these buildings is also an area of concern, especially given the surrounding residential area and, more importantly, the proximity of these buildings to the credit view river and the edge of Green Belt, making such tall buildings inappropriate for the selected location. I am unsure of the rationale to put 14 stories high buildings in this neighbourhood. Given the approvals, it will set a new height precedent for later planning submissions in the vicinity. It will be harmful to conservation areas near this location as the design and aesthetics would not go with the vibe of the credit view river. Once occupied, it would allow the residents to put satellite dishes and phone masts as permitted by the developer.

Putting 326 units in such a dense area is unacceptably high and compromises the density requirements; therefore, these massive buildings are likely not the most efficient or optimal choices for development.

Finally, the proposal underestimates the need for and impact on parking, transport and infrastructure and local services. The Queen Street West Road repair has been undergoing from past 10 years and still doesn't meet the requirements of the neighbouring traffic, so putting an additional burden of these 325 units traffic would make things worse.

I would suggest that City should reconsider building these apartments in a location which is more open, not dense and doesn't have a negative impact on the conservative area.

Thank you,

Umesh

Henderson, Kelly

From: UMESH KALIA <[REDACTED]>
Sent: 2021/09/01 1:30 PM
To: Henderson, Kelly
Subject: [EXTERNAL]1857 Queen Street West - new apartment development

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi Kelly,

I am objecting to the proposed development for the following reasons:

1. Would increase the density of traffic and burden on infrastructure needs.
2. High Rise building would visually disturb the area appeal especially given the credit view river conservation in the close vicinity.
3. Set precedent for future high risk buildings 14 story buildings in this area 4. Queen Street West from James porter to Mississauga road has been undergoing road widening from past 7-8 years and yet this road is not suited for heavy traffic.
5. Environmental impact on natural heritage area of credit view

Regards,

Umesh

Sent from my iPhone

Henderson, Kelly

From: Prabh Sidhu <[REDACTED]>
Sent: 2021/09/02 2:22 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File number : OZS-2021-0018

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi,

I am a resident of Agincourt Street in Brampton. We got a flyer about the upcoming Plan for building a new building. We are so dissatisfied about this news. As we have been living in this area for the last 8-9 years. The area is really really good and the environment is calm as compared to other areas in Brampton. But when they make a building, the environment will totally change. We recommend not to build that as it will ruin the whole environment.

Hope you understand!

Regards

Henderson, Kelly

From: Planning Development
Sent: 2021/09/02 9:13 AM
To: Henderson, Kelly
Subject: FW: [EXTERNAL]File #OZS-20210018

Follow Up Flag: Follow up
Flag Status: Flagged

Good Morning Kelly,
Please see email below from resident.

Kind regards
Sheryl

From: rohit@crosscanadaintl.com <[REDACTED]>
Sent: 2021/09/02 7:03 AM
To: Planning Development <Planning.Development@brampton.ca>
Subject: [EXTERNAL]File #OZS-20210018

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi,

I strongly oppose construction of any apartment buildings on this site. Estates of Credit Ridge was sold to us as an exclusive community and residents don't want apartment buildings in the area.

Thank you,

Henderson, Kelly

From: [REDACTED]
Sent: 2021/09/02 6:56 AM
To: Henderson, Kelly
Cc: City Clerks Office
Subject: [EXTERNAL]File #OZS-20210018

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi,

I strongly oppose construction of any apartment buildings on this site. Estates of Credit Ridge was sold to us as an exclusive community and residents don't want apartment buildings in the area.

I would like to attend the virtual meeting on 07 Sep. Kindly register and provide link

Thank you,

[REDACTED]

Henderson, Kelly

From: Samir and Binita Shah <[REDACTED]>
Sent: 2021/09/02 5:15 PM
To: Henderson, Kelly; Planning Development
Subject: [EXTERNAL]File # OZS-2021-0018 Appeal
Attachments: IMG-20210902-WA0004.jpg

Follow Up Flag: Follow up
Flag Status: Flagged

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Hi,

We have come across the proposal for 2 Apartment Buildings with commercial units opposite to our community and would like to submit our appeal against it.

Please provide details on meetings related to this matter.

Regards,

Binita and Samir Shah

Henderson, Kelly

From: Daisy Modi [REDACTED] >
Sent: 2021/09/06 11:43 AM
To: Henderson, Kelly
Subject: [EXTERNAL]Fwd: OPPOSE 100%

Follow Up Flag: Follow up
Flag Status: Flagged

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Hi Kelly,

Please add my name in the virtual meetings.

I just came to know that the City has a proposal from one of the Builders to make 2 buildings each carrying 132 units and 196 unit apartments and 3000 square ft of commercial space.

Location is at the corner of Royal West Drive and Queen Street West, this area is already heavy with the traffic and putting apartments in the high value houses upset the demographic of the neighborhood and the Land and Credit River which is a pure country look will be destroyed as well.

I am opposing this development and proposal.

Daisy Modi

September 6, 2021

RE: Mocon Greenhouses and Rotary Glen Concept Proposals

Attention: Jeff Bowman (jeff.bowman@brampton.ca), Martin Medeiros (martin.medeiros@brampton.ca)

CC. Mayor Patrick Brown (patrick.brown@brampton.ca)

RECOMMENDATION: Reject the Concept Proposals and direct the developers to conceive new plans for this area consistent with the established vision and planning guidance for Queen West.

As a lifelong long Bramptonian and a 20 year resident of the Queen West area (Lionhead Estates since November 2000) I am writing in support of Don Naylor's "Initial Review" of the Mocon Development Proposal. As an expert in his field, Don makes several strong points about planning, aesthetics, government transparency, traffic and parking issues (current and future), in addition to posing numerous questions that need to be answered. His most thought-provoking assertion is all land is NOT necessarily suitable for development therefore we need the developers to build and the City of Brampton to plan.

With the completion of road widening along Queen Street West in 2020, the original planning concept of the street becoming the "western gateway" to the city and the downtown core area will be put to the test in the coming years. In the end, the City of Brampton will benefit greatly having a thoroughfare and surrounding developments that are functional, efficient and attractive. The citizens of Brampton know well what happens when the opposite transpires and we are left with major east-west arteries like **Williams Parkway** (with alarmingly hideous, blue concrete sound barriers) and **Sandalwood Parkway** (choked with traffic all day long and dangerous for driving with people zig-zag between lanes and racing to pass slower moving buses).

The decisions and approvals made for the Mocon and Rotary Glen sites are therefore critical to the next wave of development in the Queen West area and will set the tone for the future. Do it right and many successful projects will be conceived and built around Queen West creating strong demand to live in the area. Do it wrong and the bar will be set very low with a wonderful opportunity wasted in the beautiful south-west corner of the city along the Credit River.

The next wave of development is actually upon us already with the construction of two new townhouse developments on the south side of Queen Street West, including Copper Trail Creek (east of Creditview Rd.) and Branthaven (west of Creditview Rd.). These project are in keeping with the "Executive Residential" vision for the area, but twelve story apartment towers are NOT.

With the dual challenge of a national housing shortage and urban sprawl consuming prime rural lands, all governments are looking to add greater housing densities within their boundaries. However, the timing of when and where high density housing gets built is critical. So, while the open land available at the Mocon and Rotary Glen sites may suggest that any and all density options could be accommodated, from an infrastructure perspective this is simply not possible for many reasons including:

- Large blocks of land bordering on the east side of Mississauga Road south of Queen Street, that include Lionhead Golf Club, Eldorado Park, Huttonville Creek, and the Credit River flood plane, restrict the ability of the City to plan and build new roads in the area - for both environmental and historical reasons - to accommodate higher density housing;
- No roads run through these blocks of land today and the few existing roads that surround the area have been designated “country” roads and are protected from future development where the heritage communities of Huttonville and Springbrook were located. Today, the surrounding roads, including Creditview Road, Churchville Road, River Road and Embleton Road are limited to two lanes and provide very little relief for the traffic congestion on Mississauga Road and Queen Street;
- A major reason for the traffic issues commuters face today where Mississauga Road and Queen Street West meet is the fact that this is a “T” intersection. Queen Street terminates at this intersection and drivers are forced to turn right or left. (If they continue driving west they join River Road – a short dead end street);
- Significant problems with the “T” intersection are back ups and wait times for drivers going north and south on Mississauga Road and also for drivers turning left from Queen Street to access Mississauga Road southbound. This intersection will become a much bigger issue in the years to come as **Chinguacousy Road** to the east and **Winston Churchill Road** to the west are the only other viable 4-6 lane alternatives for north-south commuters driving to Caledon, Mississauga, the Mount Pleasant GO station, and Highways 407 and 401 from Queen West.
- Current state traffic challenges on Mississauga Road today must take into account the fact that development on the east side of the road has now reached Mayfield Road at Brampton’s northern border with Caledon. However, **no development has yet begun** on the west side of the road from south of Williams Parkway all the way to Mayfield Road, a stretch of **6 km of open land** that will no doubt be fully built-out to accommodate thousands on additional residents in the years to come.

Where City planners have achieved development successes on the west side of Brampton is the **Mount Pleasant** area where residents enjoy an environment that is functional, efficient, and attractive. It stands out as a well planned community anchored by the Go Train station with walkable streets, live/work townhouses, a central library, skating rink, playground, etc. Most importantly, the City got it right by introducing a balance of housing densities from the beginning so everything “fits together”. And, it is noteworthy that the highest density housing built to date is the Union apartment tower (limited to six floors) and taller towers are currently under construction at the Mont Vert development, located further north where proper infrastructure can be built to support the influx of new residents

In closing, to the Developers, please understand that plunking 12 story structures in the middle of an established neighbourhood of executive homes is unacceptable, an invasion of privacy, and 25 years too late for our area. This was never an intended land use for Queen West and the traffic and parking issues likely to face your future home buyers are a headache all stakeholders should endeavour to avoid. A better choice for your future towers in the Mississauga Road corridor can be found further north where four corner intersections are available (vs. a "T" intersection) and two lane roads can be widened without the challenges posed by a river valley and large blocks of land currently used for parks, golf courses, and flood planes. Specifically, the intersections of Mississauga Road with Bovaird, Sandalwood, Wanless and Mayfield roads have great potential where mixed densities and road redevelopment can be combined with success.

Finally, to the Mayor of Brampton, City Council and the Planning department, we urge you to take a step back from these two proposals and consider whether the original planning concept of Queen Street West becoming the "western gateway" to the city and the downtown core area remains the right vision for future development. Assuming it is, we need you put everything on the table now and engage all stakeholders - current residents, land owners, developers, etc.- to review and re-fresh the plans. Sitting back and allowing the "tail to wag the dog" (ie. the development industry telling the City what to build with one-off concept proposals) is unacceptable and risks wasting an opportunity to do it right and re-create a major artery and surrounding lands that we all can enjoy and be proud of.

Sincerely,

David Fitzhenry

Henderson, Kelly

From: Daya Soudhary [REDACTED]
Sent: 2021/09/04 10:35 AM
To: Henderson, Kelly
Cc: Medeiros, Martin - Councillor; Bowman, Jeff - Councillor; Santos, Rowena - Councillor; Palleschi, Michael - Councillor; Vicente, Paul - Councillor; doug.wwhillans@brampton.ca; Brown, Patrick - Mayor
Subject: [EXTERNAL]1857 Queen Street West - new multi storied building development
Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi Kelly,

I am a resident of Brampton and hereby submitting my objection and feedback to the proposed 14 and 12 story buildings with commercial spaces at the intersection of Queen and Royal West drive.

Understand that there is a need for additional affordable housing in Brampton, however I strongly condemn building commercial and high rise properties right next to a ravine that houses some of the endangered fauna, including the redbside dace fish.

- There is a huge risk of the newly constructed multi storied commercial/residential building to attract similar properties in the vicinity. This adds to the problem and would be hard to manage, ultimately changing the whole landscape and killing the redbside dace fish species.
- This property is very next to the credit view river, and far from public transport facilities. Wondering the need of constructing this huge complex in this area, and not in an area next to a train station or downtown area.
- The addition of 326 units in this dense area would create traffic and infrastructure issues to the surrounding areas, totally impacting the beauty of this area. The public amenities including schools and buses cannot accommodate the influx of this new addition. This would be a huge issue.

I would suggest the planning team reconsider building these high rise properties in a more open area, next to transport and commercial facilities, not impacting the environment.

Thanks,
Daya.

Henderson, Kelly

From: Natalie Okal <[REDACTED]>
Sent: 2021/09/04 12:04 AM
To: Henderson, Kelly; City Clerks Office
Subject: [EXTERNAL]Request to Speak at Virtual Meeting Files #OZS-2020-0018 & Official Complaint

Follow Up Flag: Follow up
Flag Status: Flagged

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Hello City Clerks Office,

I would like to pre-register to speak at the meeting on Sept 7th 2021 about City File #OZS-2020-0018.

My name is Natalie Okal, I live in the Estates of Credit Ridge, Across of the proposed development site. I have outlined my concerns below.

Concern #1 – The current Traffic levels/infrastructure of the area on Royal West Dr cannot handle a influx of high density housing coming though. Right now, there are individuals using Royal West Dr from both directions; William Parkway & Queen street for short cuts from 7am-9:30am and 4:30-7:30pm everyday. It is becoming concerning issue of safety for the children, and individuals who live and walk on royal west on a regular basis. In addition to the traffic, the increase in noise levels are disruptive to the community and quality of life.

Concern #2 - Not only will the increase of traffic impact the residents of the community, it will also impact the wildlife of the area. Due to the close proximity of the area to the conservation areas of Springbrook Creek and numerous woodlots, any increase in the traffic in the area due to new development will be hazardous to wildlife. Many wild animals such as Ontario's classified Endangered Species "Redside Dace" live in the streams and although there are plans for a blockage, the runoff from the condo & apartment complexes in the files developments **(1)** File# OZS-2020-0018 & **(2)** FILE# OZS-2020-0036 will harm the already endangered species and contaminate the streams. Adding high-rise apartment buildings will further create a landscape which will be full of human risk to the wildlife. If the city takes the initiatives of conserving wildlife and ecosystems seriously and responsibly, as it always boosts, then this development for two apartment buildings should be stopped immediately. We are also wondering if there was any Environmental Impact Assessment report done for redeveloping the subject site for two apartment buildings and its impact on the ecosystems and endangered species.

Concern #3 – We are concerned about the city not giving us enough notice in the midst of a pandemic to voice our concerns. The notice for the official plan and zoning by-law amendment for the above mentioned project was posted on August 11th, 2021. We are in the middle of a pandemic and we are expected to express our concerns by September 7th, 2021. If the city does take Covid-19 seriously, how can it expect residents to express their concerns in a this short period of time As per the Covid-19 Protocols, public gatherings are not recommended and the requirements of physical distancing make it more challenging. Although the public meeting will be virtual, the deadline to express our concerns is not enough time.

Concern #4 - The Estates of the Credit Ridge is right across the area where this development is being purposed. It will take away the curb appeal and beauty of the landscape of the area. Putting apartment buildings in the area will increase the noise pollution and traffic on Royal West drastically – impacting the safety of our area streets. The developments of Modern styled condo complex's not only diminishes the urban planning of a vintage village as designed by the Estates of the Credit Ridge but will also require major infrastructure changes to support the density of the new proposed developments.

Thank you,
Natalie Okal

Please let me know what the next step entails.

Henderson, Kelly

From: Navpreet Badhwar <[REDACTED]>
Sent: 2021/09/06 6:06 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File# OZS-2020-0018 and FILE# OZS-2020-0036

Follow Up Flag: Follow up
Flag Status: Flagged

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City of Brampton

The Residents of The Estates of Credit Ridge have concerns to be addressed on File# OZS-2020-0018 and FILE# OZS-2020-0036 and Branthaven Queen West Inc Project.

The Residents of The Estates of Credit Ridge Motion to put File# OZS-2020-0018 and FILE# OZS-2020-0036 and Branthaven Queen West Inc projects ON HOLD. Due to Current Traffic Levels which are Dangerous for Public on Royal West Dr.

The Residents of The Estates of Credit Ridge have concerns to the current fluctuation of traffic that our community has been impacted by the development of Branthaven Queen West Inc Project With an estimate of 1000 people using Royal West Dr Overnight.

Future and current projects will bring about 5000 people on Royal West Dr everyday to travel to Walmart and Home Depot using Royal West Dr.

The Residents of The Estates of Credit Ridge

put Forward Motion on How to Resolve Current Traffic Levels on Royal West Dr.

THANK YOU

Navpreet Badhwar

Henderson, Kelly

From: Pankaj Gupta <[REDACTED]>
Sent: 2021/09/05 5:00 PM
To: Henderson, Kelly; Lacoste, Simon; City Clerks Office; Planning Development
Subject: [EXTERNAL]Zoning By-Law Amendment 1857 Queen St West, File # OZS-2021-0018 and OZS-2020-0036

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

To,
Ms. Kelly Henderson,
Planner, Development Services,
City of Brampton.

Sub: Comments related to proposed development Zoning By-Law Amendment 1857 Queen St West, File # OZS-2021-0018 and OZS-2020-0036

Good Afternoon Kelly,

I got to know about this development proposal from a friend of mine who resides on Royal West and via this letter I would like to share my comments since I am also affected as a property owner in a neighborhood where development is being proposed.

To start, as per the "Springbrook Block Plan" released by the city in 2010 under "Royal West Developments, File # C04W08.004", it states: **"The Springbrook Block Plan is characterized by low density housing, upscale executive housing, turning circles, stormwater management ponds, vista blocks, gateways, and natural features."** Unquote.

Keeping the above note in mind, I fail to understand how can a development of 2 multi storied buildings, 14 & 12 storey's in height be accepted as a proposal OZS-2021-0018 by the city just steps from Springbrook and same is true for OZS-2020-0036 where another high rise is proposed. This actually is opposite to what's mentioned in the "Royal West Developments, File # C04W08.004" & totally defeats the cities vision of Springbrook Block Plan, : Quote: **"The architecture and landscaping designs for the subject lands are consistent with the vision of the Springbrook Block Plan."**

Not sure, maybe the new development of these Multi Stories is outside the Springbrook Block, but please note its adjoining the Springbrook Block, just a street apart (Queen St). Approval & development of the 2 multi-Story buildings by Zoning By-Law Amendment will actually impact the overall appearance & needs of the community & its surroundings, and go against the original "Springbrook Block Plan", this development imposes major changes to the character of the neighborhood.

One of the big issue is the current traffic situation on Royal West as related to morning & afternoon commuters who take a detour from Mississauga Road to Royal West is already concerning & not safe. This development will further have an adverse impact & cause concern with road safety & have Traffic Impact on Royal West. People drive at very high speed on royal west drive road not keeping in mind any speed limit. People take detours to home depot and walmart plaza from this road. A request has been made to City to install additional stop signs on royal west drive and also reduce the recommended speed of 50. I believe that we should also not allow right turn from queens to royal west drive except residents as an example to reduce traffic situation. I think we all are waiting for an unfortunate situation of big

mishappening and only then something will happen. This high density additional housing will worsen the traffic situation further.

Also the public meeting notice dated 13th August with the meeting date as 13th Sep, does not seem to provide fair notice to the impacted residents keeping in mind the current situation of Covid-19 & related limitations.

Thanks for taking the time to go through the comments above & request your support on this concern.

Best Regards,
Pankaj Gupta
C [REDACTED]

Henderson, Kelly

From: Twin City Cool Line [REDACTED] >
Sent: 2021/09/06 4:42 PM
To: Henderson, Kelly; Vicente, Paul - Councillor; Santos, Rowena - Councillor
Subject: [EXTERNAL]Opposition

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hi Kelly,

I am a resident of Brampton and I am am objecting the proposed Official Plan amendment and Zoning by-law amendment for 1857 Queen Street West apartments development. I believe that making these apartments at this location near the credit view river would adversely impact the sustainability of the environment and would place additional traffic on the Queen street which is currently overburdened with the traffic. Thank you

--

Inline images

Henderson, Kelly

From: aman sidhu <a[REDACTED]>
Sent: 2021/09/07 5:29 PM
To: Henderson, Kelly
Subject: [EXTERNAL]FILE# OZS-2021-0018

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.



RE: File# OZS-2021-0018
Application for an Official Plan Amendment and Zoning By-law Amendment
1857 Queen Street West

As a resident in the area, I object to the proposal on the following basis:

* This area is a Low Density Residential area and should remain as such.

There should be no Amendment made to allow 12 or 14-storey Apartment buildings. as they exceed the maximum height and unit count allowed.

The maximum height of any structure on this land should be consistent with the townhomes being built in this area i.e. 2 or 3-storey maximum height.

Every effort should be made to ensure zoning is NOT changed to "Medium Density Residential" and "High Density 1 Residential".

Tertiary Plan should NOT be changed to permit the construction of the high-rise buildings.

If a low-rise building is constructed in the area, it should be an architecturally appealing "green" building, with no shadows, set-back, and step-back from Queen Street.

We are also concerned about the following:

- Traffic count will significantly increase as a result of the development
- Sound level will significantly increase as a result of the development
- the proposed changes do not fit the Urban Design
- impact on the Environment - natural area at the rear of the property

*** I recommend the proposal be reviewed by the Urban Design Panel before proceeding forward to ensure it aligns with the environment, to assess height/shadow impacts, and to ensure there are no negative impacts on the surrounding neighbours and residents in the area **

The residents have invested a great deal of money into their homes and pay very high taxes; they do not wish to have their views obstructed by high-rise buildings and have their narrow neighbourhood streets clogged with unnecessary traffic from the thousands of new residents using our streets as an alternative route/short-cut.

If this proposed development proceeds, the residents should receive a reduction in their taxes.

[Sent from Yahoo Mail for iPhone](#)

Henderson, Kelly

From: rajwinder sidhu <[REDACTED]>
Sent: 2021/09/07 5:12 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File # OZS- 2021- 0018

Follow Up Flag: Follow up
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[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

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1857 Queen Street West

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[Sent from Yahoo Mail for iPhone](#)

Henderson, Kelly

From: Sara Kareer <[REDACTED]>
Sent: 2021/09/07 4:18 PM
To: Henderson, Kelly
Subject: [EXTERNAL]New Proposed Development File# OZS-2021-0018 Queen St/Mississauga Road

Follow Up Flag: Follow up
Flag Status: Flagged

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1857 Queen Street West

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Henderson, Kelly

From: Sunil K. <[REDACTED]>
Sent: 2021/09/07 4:22 PM
To: Henderson, Kelly
Subject: [EXTERNAL]File# OZS-2021-0018 Queen St/Mississauga Road - New Proposed Development

Follow Up Flag: Follow up
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[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED] 3

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If this proposed development proceeds, the residents should receive a reduction in their taxes.

Henderson, Kelly

From: amy qu <[REDACTED]>
Sent: 2021/09/09 8:47 PM
To: Henderson, Kelly; Vicente, Paul - Councillor; Santos, Rowena - Councillor; Bowman, Jeff - Councillor
Subject: [EXTERNAL]1857 Queen Street West City's File # ozs-2021-0018

Follow Up Flag: Follow up
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Hon. Mayor Brown and Councillors:

I am a resident of Brampton and hereby submitting my comments and objections to the proposed Official Plan amendment and Zoning by-law amendment for the above property to build 14 story and 12 story buildings and commercial space. Please note this objection for the September 7th public meeting.

I welcome new development in Brampton, but it is apparent that the proposed amendments are not suited at this location considering the density of the selected site and lack of justification to place such tall and high rise buildings in the mix of existing single dwelling estate homes, which upsets the visual impact & surrounding credit view conservation area. The inclusion of these two tall buildings in this development plan will have a significant visual impact and be out of character.

The height of these buildings is also an area of concern, especially given the surrounding residential area and, more importantly, the proximity of these buildings to the credit view river and the edge of Green Belt, making such tall buildings inappropriate for the selected location. I am unsure of the rationale to put 14 stories high buildings in this neighbourhood. Given the approvals, it will set a new height precedent for later planning submissions in the vicinity. It will be harmful to conservation areas near this location as the design and aesthetics would not go with the vibe of the credit view river. Once occupied, it would allow the residents to put satellite dishes and phone masts as permitted by the developer.

Putting 326 units in such a dense area is unacceptably high and compromises the density requirements; therefore, these massive buildings are likely not the most efficient or optimal choices for development.

Finally, the proposal underestimates the need for and impact on parking, transport and infrastructure and local services. The Queen Street West Road repair has been undergoing for the past 10 years and still doesn't meet the requirements of the neighbouring traffic, so putting an additional burden of these 325 units traffic would make things worse.

I would suggest that the City should reconsider building these apartments in a location which is more open, not dense and doesn't have a negative impact on the conservative area.

Thank you,

Henderson, Kelly

From: Gao Xun [REDACTED] >
Sent: 2021/09/09 9:35 PM
To: Henderson, Kelly; Vicente, Paul - Councillor; Santos, Rowena - Councillor; Bowman, Jeff - Councillor
Cc: Gu Xu
Subject: [EXTERNAL]About 1857 Queen Street West, City's file #ozs-2021-0018

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Dear Hon. Mayor Brown and Councilors:

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I would suggest that City should reconsider building these apartments in a location which is more open, not dense and doesn't have a negative impact on the conservative area.

Thank you,

David Gu

[REDACTED]
[REDACTED]

Henderson, Kelly

From: dezi yang <[REDACTED]>
Sent: 2021/09/09 9:57 PM
To: Henderson, Kelly; Vicente, Paul - Councillor; Santos, Rowena - Councillor; Bowman, Jeff - Councillor
Cc: dezi yang
Subject: [EXTERNAL]Subject 1857 Queen Street West City's file # ozs-2021-0018

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

To: Kelly.henderson@brampton.ca, paul.vicente@brampton.ca, rowena.santos@brampton.ca, jeff.bowman@brampton.ca

Hon. Mayor Brown and Councilors:

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I would suggest that City should reconsider building these apartments in a location which is more open, not dense and doesn't have a negative impact on the conservative area.

Thank you,
Dezi Yang
[REDACTED]

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Henderson, Kelly

From: jihua kang <[REDACTED]>
Sent: 2021/09/09 9:01 PM
To: Henderson, Kelly; Santos, Rowena - Councillor; Bowman, Jeff - Councillor
Subject: [EXTERNAL]1857 Queen Street West City's File # ozs-2021-0018

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Thank you,

Jihua Kang

[Sent from Yahoo Mail for iPhone](#)

Henderson, Kelly

From: Lili Zhang <[REDACTED]>
Sent: 2021/09/09 9:58 PM
To: Henderson, Kelly; Vicente, Paul - Councillor; Santos, Rowena - Councillor; Bowman, Jeff - Councillor
Subject: [EXTERNAL]1857 Queen Street West City's File # ozs-2021-0018

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Thank you,

Lily Zhang

Henderson, Kelly

From: Planning Development
Sent: 2021/09/14 3:10 PM
To: Henderson, Kelly
Subject: FW: [EXTERNAL]OZS-2021-0018

Hi Kelly,
Please see below

Thanks
Sheryl

From: Amar G <[REDACTED]>
Sent: 2021/09/14 1:39 PM
To: Planning Development <Planning.Development@brampton.ca>
Subject: [EXTERNAL]OZS-2021-0018

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

I am strongly opposed to this area being rezoned for 2 apartment buildings at the corner of Royal West and Queen st (OZS-2021-0018). Was any consideration even made for the traffic nightmare/safety risks that would be created in the area with limited choices as to which roads you can take. It already gets busy and on the major roads with people also speeding up our residential street of Royal West whis is at the base of this lot as Walmart, Homedepot, the banks and other stores are located off of Royal West. We have kids that live on the street, including parks. I work in health care and don't want to see a kid get struck because of increased traffic and increased recklessness due to a poor decision to put 2 large apartment buildings down the street.

The apartments also don't fit into the neighbourhood. The homes in this area are multi million dollar homes, including many custom homes. People work hard their entire lives and paid to be in this area to get away from the added chaos and be closer to green space and now there's a proposal to bring the chos right back in. That's not right. There are more appropriate areas for these buildings which should be closer to Mount Pleasant as there is a transit hub there for Brampton transit and GO. At least in the city of Mississauga when they put up Apartment buildings they think about how people are going to get around and place them by Large transit hubs Like square one or Erin mills.

I also called but no one returned my phone call. When will there be a hearing on this?

Regards,

Amarinder [REDACTED]

Henderson, Kelly

From: Edward Weisz <[REDACTED]>
Sent: 2021/09/12 11:30 PM
To: Henderson, Kelly
Subject: [EXTERNAL]Application for an Official Plan Amendment & Zoning By-law Amendment (1857 Queen Street West); File # OZS-2021-0018.

Follow Up Flag: Follow up
Flag Status: Flagged

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Hello Kelly,

I am with Aviatelle Construction Company Ltd., and please be advised that Aviatelle owns the property located at 1807 Queen Street West.

I am writing to you in regard to an Application for an Official Plan Amendment and Zoning By-law Amendment for 1857 Queen Street West, your File # OZS-2021-0018 (the Rotary).

We have concerns regarding engineering, environmental and stormwater impacts. Aside from our concerns regarding stormwater control by the Rotary for its own development proposal, it appears that there may be more than one proposed stormwater outfall to be located on the Rotary's lands. Per the applicant's documents filed with the municipality, and per documents filed by Branthaven for lands at 1817 & 1831 Queen St. W., and per documents filed regarding Mocon/Cesta for lands at 1879 Queen Street West (City File: OZS-2020-0036), multiple drainage outfalls appear to have been proposed to also drain from the adjacent lands into the tributary upstream from the Aviatelle property.

What is the impact on natural hazards and natural heritage issues on the Rotary's lands and on Aviatelle's property as well?

What are the erosion, siltation and contamination impacts arising as a result of changes to the quantity, quality and velocity of outflow. Furthermore, in the event of emergency overland flows, what are the impacts on erosion, siltation and contamination?

What are the controls for the above?

How would such controls be maintained?

Furthermore, while a topographical survey has been submitted, for some reason the survey appears to have a scarcity of survey points with respect to the southwest quadrant of the Rotary lands.

Has it been demonstrated that all topographical information been fully captured and assessed by the Rotary's studies and reports regarding impacts on natural hazards and natural heritage issues on the Rotary's and Aviatelle's lands?

Has a master servicing plan been created and if so has it demonstrated that all stormwater engineering impacts have been assessed on an individual landowner basis and also in terms of cumulative impacts vis a vis the potential development of the Branthaven, Rotary and Mocon/Cesta lands in aggregate?

Have all geomorphological and fluvial morphology impacts been assessed and demonstrated in full in regard to the above?

Given the historical use of the Subject Lands and banquet hall with an extensive parking lot, has sufficient environmental review been provided to demonstrate a lack of potential impact to the Aviatelle Lands?

These comments are intended to be provided to City Council as written submissions for the purposes of entitlement to appeal any approvals by the City.

We also request that we be provided with notice and a copy of the decision in this matter.

We trust this is satisfactory. Should you require anything further, please do not hesitate to contact the undersigned.

Kind Regards,
Edward Weisz

A solid black rectangular box used to redact the signature of Edward Weisz.

Henderson, Kelly

From: Helen Su <[REDACTED]>
Sent: 2021/09/12 10:26 PM
To: Henderson, Kelly; Vicente, Paul - Councillor; Santos, Rowena - Councillor; Bowman, Jeff - Councillor
Subject: [EXTERNAL]1857 Queen Street West City's File # ozs-2021-0018

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I would suggest that City should reconsider building these apartments in a location which is more open, not dense and doesn't have a negative impact on the conservative area.

Thank you,

Hong Su
[REDACTED]

Henderson, Kelly

From: Gandhi, Priya on behalf of Medeiros, Martin - Councillor
Sent: 2021/09/13 9:44 AM
To: Henderson, Kelly; Medeiros, Martin - Councillor; Parsons, Allan
Subject: Fwd: [EXTERNAL]Virtual Public Meeting Process scheduled for September 13 at 7:00 PM - Application for an Official Plan Amendment and Zoning By-law Amendment at 1857 Queen Street West, File: OZS-2021-0018
Attachments: Official Plan Ammendment Application-File-OZS-2021-0018.pdf
Follow Up Flag: Follow up
Flag Status: Flagged

Please add to resident feedback

From: [REDACTED] >
Sent: Monday, September 13, 2021 8:46 AM
To: Brown, Patrick - Mayor; Medeiros, Martin - Councillor
Cc: [REDACTED]
[REDACTED]

Subject: [EXTERNAL]Virtual Public Meeting Process scheduled for September 13 at 7:00 PM - Application for an Official Plan Amendment and Zoning By-law Amendment at 1857 Queen Street West, File: OZS-2021-0018

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Good Morning,

Our beautiful Country-Like-Setting at our Lionhead Executive Estates homes, is about to be threatened by an application for an Official Plan Amendment and Zoning By-law Amendment at 1857 Queen Street West. File: OZS-2021-0018, by Gagnon Walker Domes Ltd. – Rotary Club of Brampton Glen Community Centre. See the attached.

Of which, most of us in our community were not made aware of this application until now, as we did not receive notice of this Application or Meeting. Only some of our neighbours did by Canada Post.

They are proposing to build 2 Hi-Rise rental apartment buildings where Carl's Catering is currently located.

The North Building being 14 storeys in height with 132 units, along with commercial space and the South Building being 12 storeys in height with 194 units.

On behalf of the residents in our beautiful Historical Hamlet of Springbrook, located in West Brampton; It is with much concern and disappointment, that the City of Brampton would even consider the intrusion of this High-Rise Development rezoning amendment application, especially in one of the most prestigious communities in the City of Brampton.

No development of this scope and nature currently exists, as is solidified by the previous commitment from the Kaneff Group in their letter of February 24, 2005, which cancelled an out-of-scope development within our community. See the attached letter.

This proposed development would dramatically create a negative and harmful impact to the lifestyle, aesthetics, security and Property Values of our community. Especially with the escalated Property Taxes that we pay to live here.

If allowed to proceed, it would set a dangerous precedent for all the other vacant bordering properties that exist in our community.

It could create an unintended landslide for the application of this same type of future development.

It would be terribly inappropriate and would change the entire landscape of our beautiful Country-Like-Setting that our community enjoys in West Brampton.

It should not be considered, and more importantly, it should not be allowed to proceed.



Yours truly,

John Brennen





February 24, 2005

Refer to file: 001-0081

Dear Lionhead Estates Residents & Neighbours

RE: Lionhead Springbrook Development - Kaneff Properties Limited

I am writing to you following the January 31st, 2005 Public Meeting at Brampton City Hall to consider our proposal for a day-care centre and live/work townhouses on our vacant land parcel west of Creditview Road on the south side of Queen Street. As a Group, you strongly voiced your concerns with this proposal and I apologize for not bringing our Development Concept Plan forward to you prior to proceeding to that Public Meeting.

We have taken your concerns to heart and are proposing a revised Development Concept, which we understand will be more to your liking. The concept proposes 12 large lots on an internal cul-de-sac. The lots range in width from 15.3m (50') to 24.0m (75') and are in keeping with the character and density of the existing Lionhead Estates Community.

We would appreciate your support for the Development Concept and encourage you to contact Mr. George Berzins of this office to advise of the same or any concerns that you may still have. Thank you for your time with respect to this matter.

Yours Very Truly

Ignat Kaneff, LL.D. (Hon.)
Chairman
Kaneff Properties Limited

cc: Councillor Palleschi
Councillor Hutton

A Tradition of Quality and Commitment for Over 45 Years

Henderson, Kelly

From: Gandhi, Priya
Sent: 2021/09/14 11:28 AM
To: Henderson, Kelly
Cc: Medeiros, Martin - Councillor
Subject: FW: [EXTERNAL]Mocon, Rotary Glen , and Cesta proposed plans for development

Follow Up Flag: Follow up
Flag Status: Flagged

Hi Kelly,

Please add the resident feedback below to the file.

Thank you,

Priya Gandhi

Executive Assistant to Martin Medeiros, Regional Councillor Wards 3 and 4
City of Brampton | 2 Wellington Street West, Brampton ON, L6Y 4R2
T: 905.874.5947 | priya.gandhi@brampton.ca | www.brampton.ca

From: [REDACTED]
Sent: Monday, September 13, 2021 2:22:52 PM
To: Medeiros, Martin - Councillor <Martin.Medeiros@brampton.ca>; Brown, Patrick - Mayor <Patrick.Brown@brampton.ca>; Bowman, Jeff - Councillor <Jeff.Bowman@brampton.ca>
Cc: [REDACTED]
Subject: [EXTERNAL]Mocon, Rotary Glen , and Cesta proposed plans for development

Caution: This email originated from outside the organization. Do not click links or open attachments that you do not trust or are not expecting.

Dear Mayor and Councillors ,

Regarding the above proposed plans of development : here are some of my objections .

A) There will be NO opportunity for natural links to the Credit River and valley as there will be an 8 Foot high chain link fence surrounding the Lion Head Golf course to their south cutting off any entry to the river and valley land.

B)Only one exit, which will be through the Mocon property ,will supply an entrance and exit from the 4 properties - and that will be a 2 lane road exiting to one stop light on Queen street. That is allowing all traffic from (by my count) 34 town homes on the Laurencor property; 39 town homes + 9 single homes + a 12 story apartment blg.+ 12 story and 14 Story apartment buildings on the Mocon property ; plus the unknown number of homes in Cesta properties - - what a hazarded mess for residents trying to enter and exit not to mention potential Fire trucks and Ambulences !!

C) The Transportation plans are MORE and more Buses travelling the new 4 lane Queen Street west road.

D)There is no possible integration with the Huttonville Estates which are to the west across Mississauga rd. ; or with the Lion Head Estates (134 homes) Which will be on the east of the Huttonville Creek ; or to the north across Queen street , the Medallion homes (and Credit Ridge estates) .

E) The Two 12 story and one 14 story apartment buildings plus the masses of Town homes on tiny lots are not appropriate for this area. If the city wants more density it should be closer to the transportation of the downtown trains and Education / and the lengthy and lovely Brampton pathways and Parks. The former Dixie Cup property and behind it on Nelson street there is the possiblity of beautiful High Rise apartments with badly needed amenities like indoor pools and gymnasiums. Why not think big .

F) And most importantly ; this is the ONLY small area of the Carolinian Forest left in Brampton - and only 15% of this endangered Hardwood forest which runs along the southernmost part of Ontario from Lake Huron to the St. Lawrence River is left in existence . This forest must be protected from rampant use and destruction. It protects the water table which feeds into the River ; nourishes the forest and prevents bank washouts and erosions by heavy rains . This forest requires this city's stewardship and care.

Thank you .

Sincerely ,

Nancy Webb

TRANSMITTAL

Date: October 26, 2021

Subject: PETITION



OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding City of Brampton Files: #OZS-2021-0018 (Rotary Glen), #OZS2020-0036 (Mocon), 1815 Queen St. W. (Branthaven Queen West Inc.) and Other Proposed Developments in the Area of Lionhead Executive Estates, The Historic Hamlet of Springbrook and Surrounding Area, Brampton, Ontario

To: **City of Brampton**
2 Wellington St. W
Brampton ON L6Y 4R2

Attention: Mr. Martin Medeiros,
Regional Councillor Wards 3 and 4
Telephone: 905-874-2634

Mr. Jeff Bowman,
City Councillor Wards 3 and 4
Telephone: 905-874-2603

The following items are attached:

☐ as requested by you

☐ for your information

☐ for your approval

☒ for action by you

☐ returned to you

☒ return copies to John Brennen

Dear Councillors Medeiros and Bowman,

Enclosed please find the following Scanned Petition documentation for your review.

Should you find the Petition documentation acceptable, please advise as to when we could meet with you to submit the documents for your presentation to Brampton City Council.

We wish to confirm that we are putting our faith in you to lead this process so that the goals of the residents are achieved. We in turn will do whatever you advise us to back you in any way we can.

The following Petition Documentation is listed below:

PETITION – OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding City of Brampton Files: #OZS-2021-0018 (Rotary Glen), #OZS2020-0036 (Mocon), 1815 Queen St. W. (Branthaven Queen West Inc.) and Other Proposed Developments in the Area of Lionhead Executive Estates, The Historic Hamlet of Springbrook and Surrounding Area, Brampton, Ontario – 30 Pages

Yours truly,

Amrik Ahluwalia and John Brennen



PETITION

Lionhead Executive Estates

PUBLIC CONSULTATION MATTERS!

City of Brampton Files:
OZS-2021-0018 (Rotary Glen)
File # OZS-2020-0036 (Mocon)
1815 Queen St. W. (Branthaven Queen West Inc.)

OBJECTION

- We stand united in objection to the proposed zoning bylaw amendments that will allow the development of high-density housing in Credit Valley Secondary Plan/Queen Street West - Springbrook Tertiary Plan.
- **Specifically, we strongly oppose:**
 - Any plan of development that proposes high rise apartments on these lands
 - Any development that will adversely impact the Area of Natural and Scientific Interest (ANSI) and the river valley surrounding the land.
 - Any development that may damage the reputation, image and subsequently, property values of the area.
 - Any plan that is not respectful of our cultural and natural heritage features.

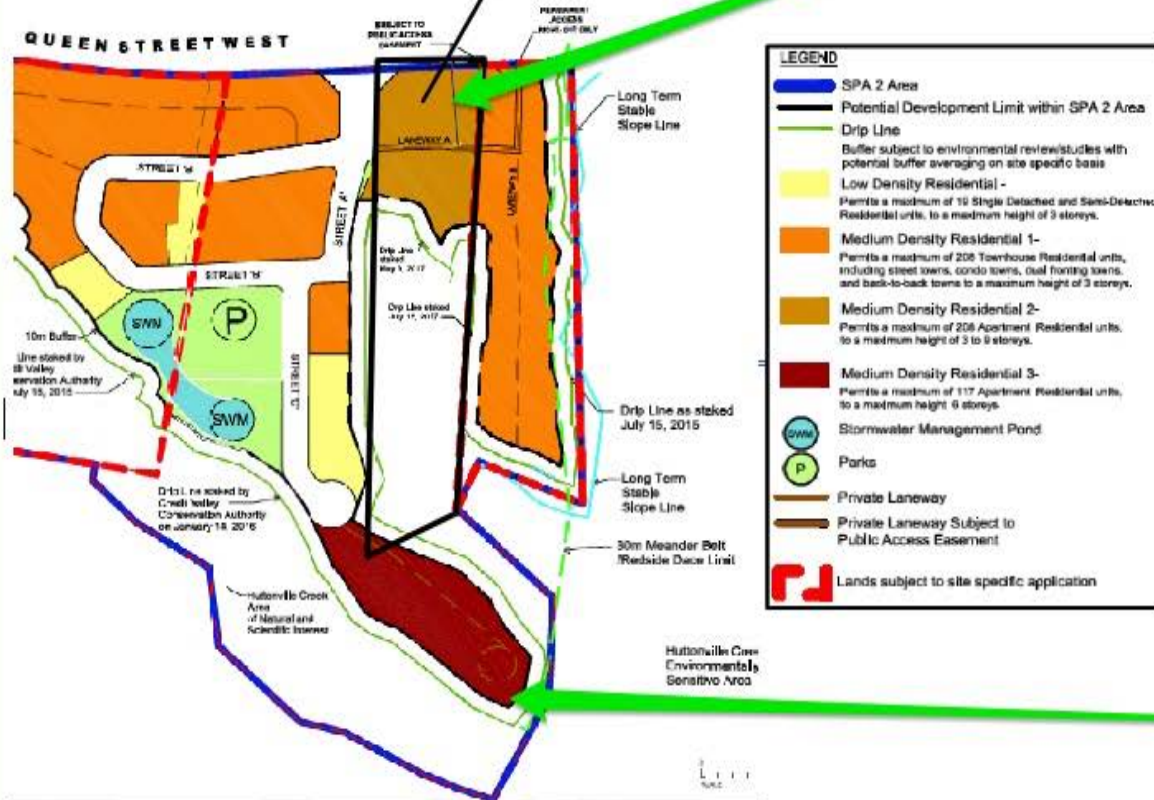
CO-OPERATION

- We recognize that the subject land is suitable and zoned for mixed residential development.
- We wish to work with the City Planning Department and Council in a positive and constructive dialogue that will deliver Development Assets that will benefit rather than hinder the prosperity and reputation of this area.

APPENDIX 5

Rotary Glen
High-Rise

SUBJECT LANDS



Mocon
High-Rise



EXTRACT FROM THE DOCUMENT KNOWN AS THE QUEEN ST W - CREDITVALLEY TERTIARY PLAN

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!

The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

1.	AMRIK AHLUWALIA 	
2.	INDERBIR AHLUWALIA 	
3.	ALAN SIMPSON 	
4.	JEAN SIMPSON 	
5.	ALAN SIMPSON RACHEL 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!

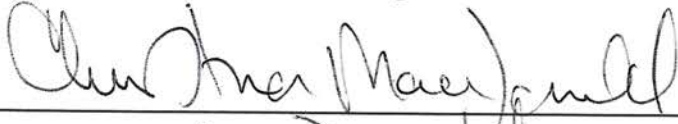
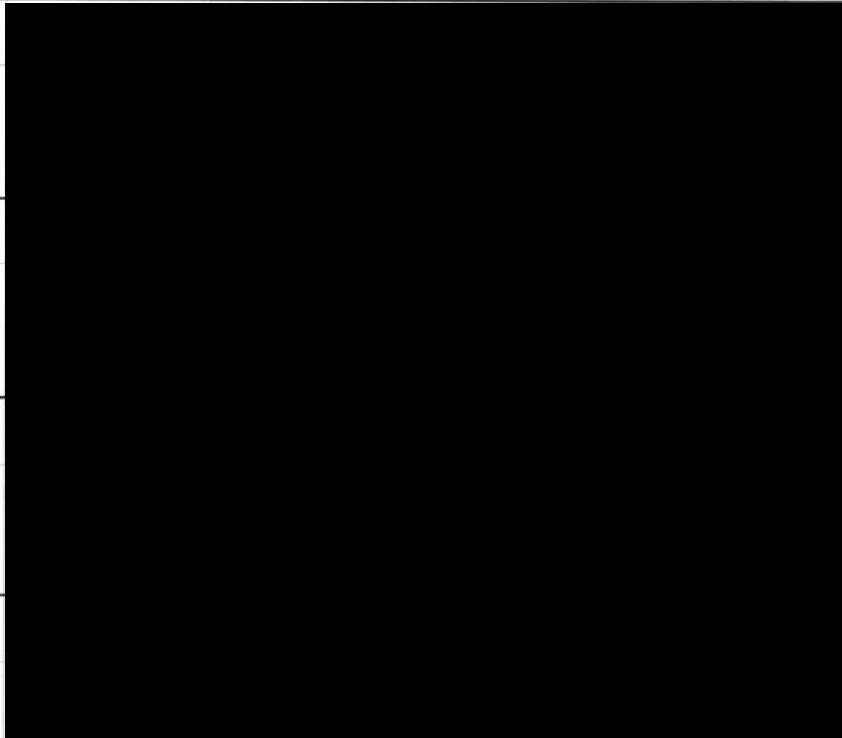

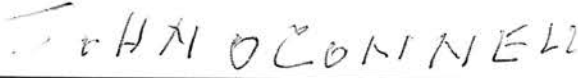

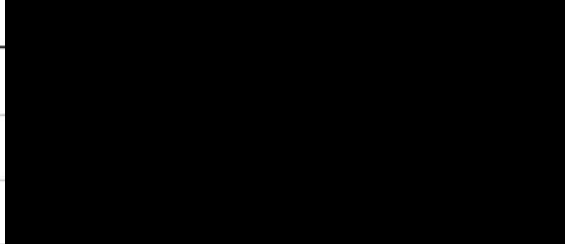
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

6.	Christina MacDonald 	
7.	Tom MacDonald 	
8.	John McConnell 	
9.	Susanna Lagtapon 	
10.	Xavier Lagtapon xavier Lagtapon	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!



The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

11.	Doris Rajk Doris Rajk	
12.	Frank Rajk Frank Rajk	
13.	Marta Ursic Marta Ursic	
14.	AVTAR SINGH GREWAL [Signature]	
15.	KULDEEP R. GREWAL K.R.	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

16.	BERNICE RUSSELL Bernice Russell	
17.	DOUGLAS RUSSELL [Signature]	
18.	SHAMINDER GILL Shaminder Gill	
19.	AJMER GILL Ajmer Gill	
20.	JAS BANWAIT [Signature]	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!


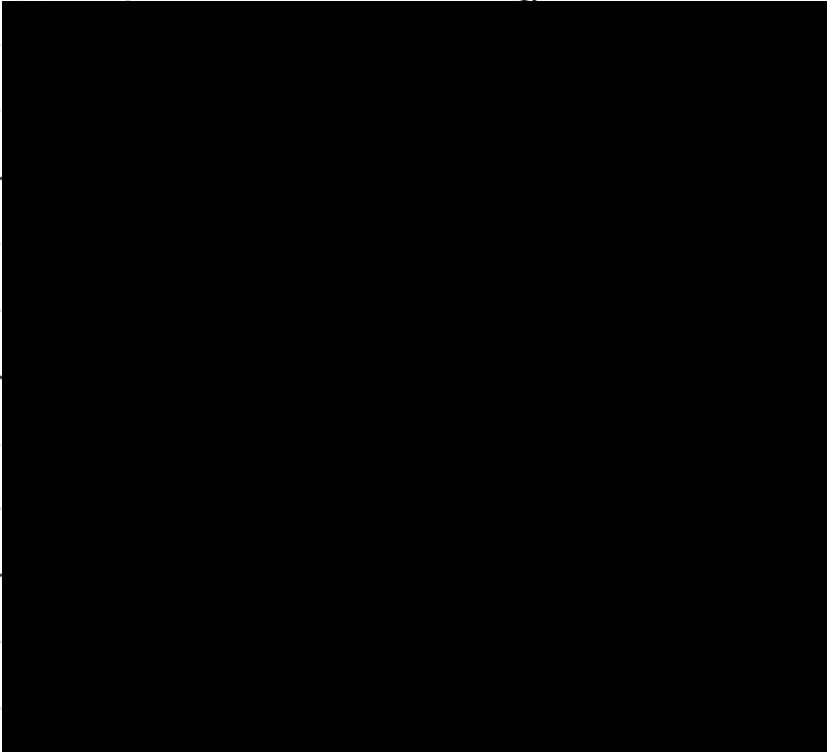
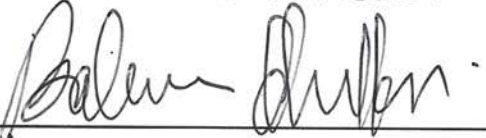



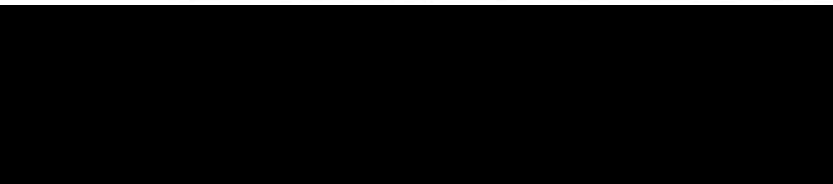
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Name and Signature

Address, Phone and Email

21.	SHAMSHER S. DHILLON 	
22.	BALVIR DHILLON 	
23.	AMOL DHILLON 	
24.	Manjit Dhillon 	
25.	ARVINDER SANDHU 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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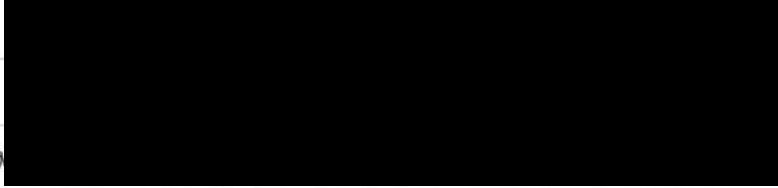

The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

26.	ARJUN SANDHU A. Sandhu	
27.	Nimrata Sandhu Nimrata Sandhu	
28.	Ramajit Sandhu R. Sandhu	
29.	Khalid Khan. KHALID KHAN Samia Khan. SAMREENA KHAN	
30.		

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!






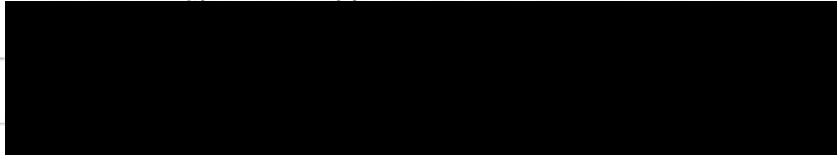
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

31.	AMARJIT S. TATHGUR 	
32.	AMANJOT TATHGUR 	
33.	HANSIKA K. TATHGUR 	
34.	TARUN S. TATHGUR 	
35.	ANDEEP GREWAL 	

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Name and Signature

Address, Phone and Email

36.	Sandra Diab 	
37.	Ramzi Diab 	
38.	Rebecca Diab 	
39.	Priha Bhavser  Rajesh Devram 	
40.	RAJESH DEVRAM 	

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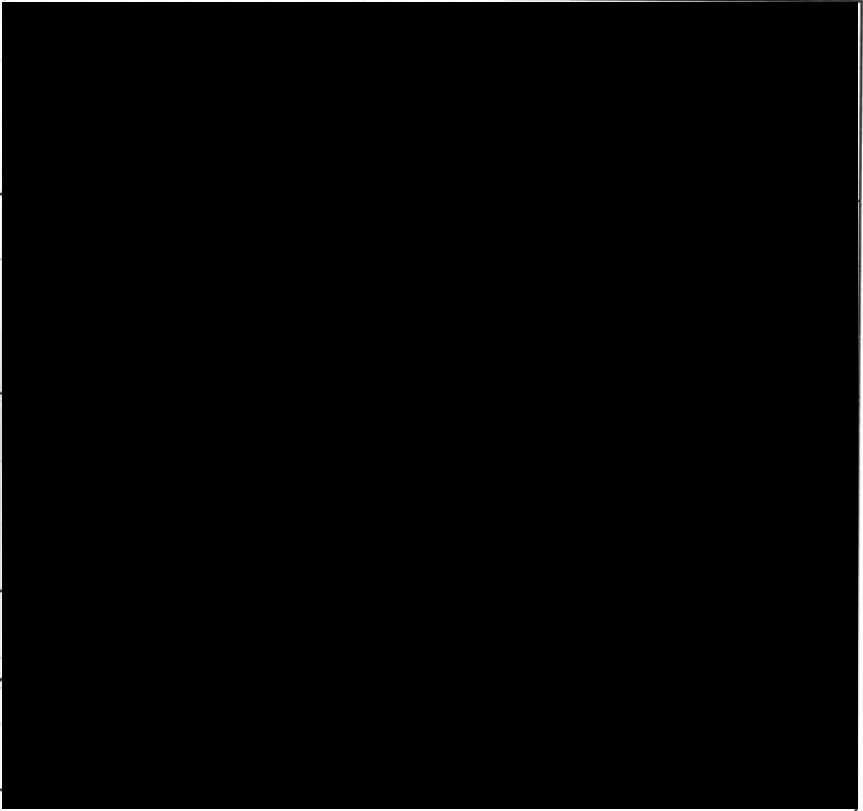
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Name and Signature

Address, Phone and Email

41.	VINOD JOSHI Vinod Kumar Joshi	
42.	USHA JOSHI usha ji	
43.	Vipul Shah VSR	
44.	Seema Shah Seema	
45.	MAUREEN CLEMENT Maureen Clement	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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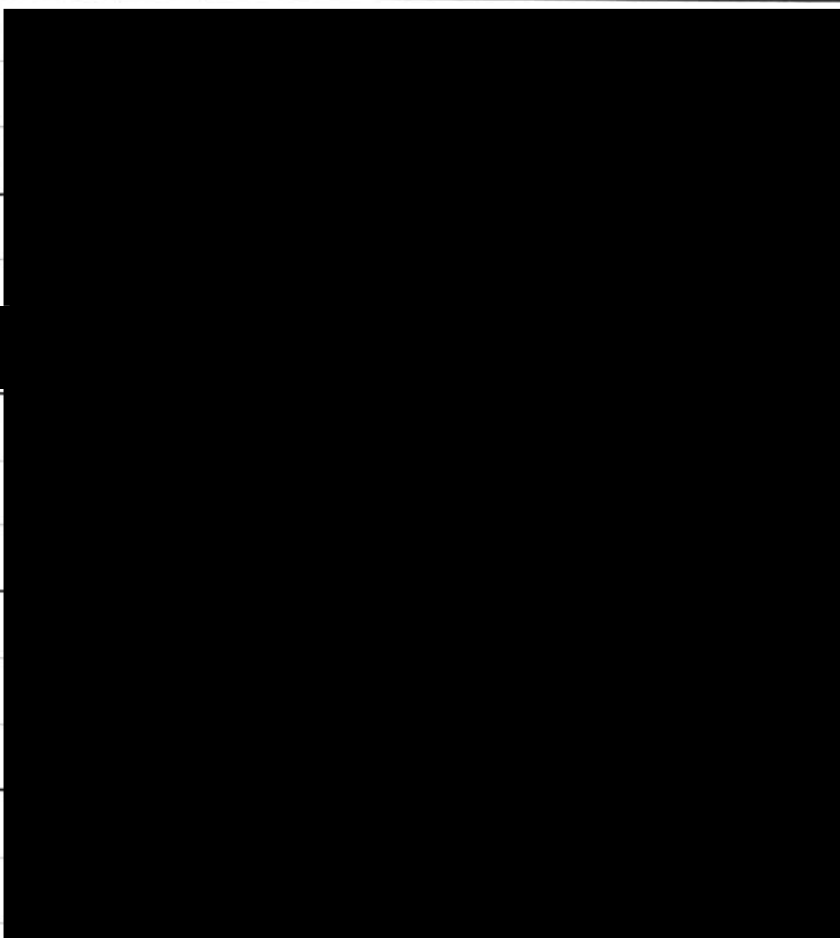

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Name and Signature

Address, Phone and Email

46.	Sandy Park - Kuhl Sue	
47.	Dr. Rup. Mithe 	
48.	Dr. Alfin Mitha M. A	
49.	M. Montalbano	
50.	Henry Montalbano	

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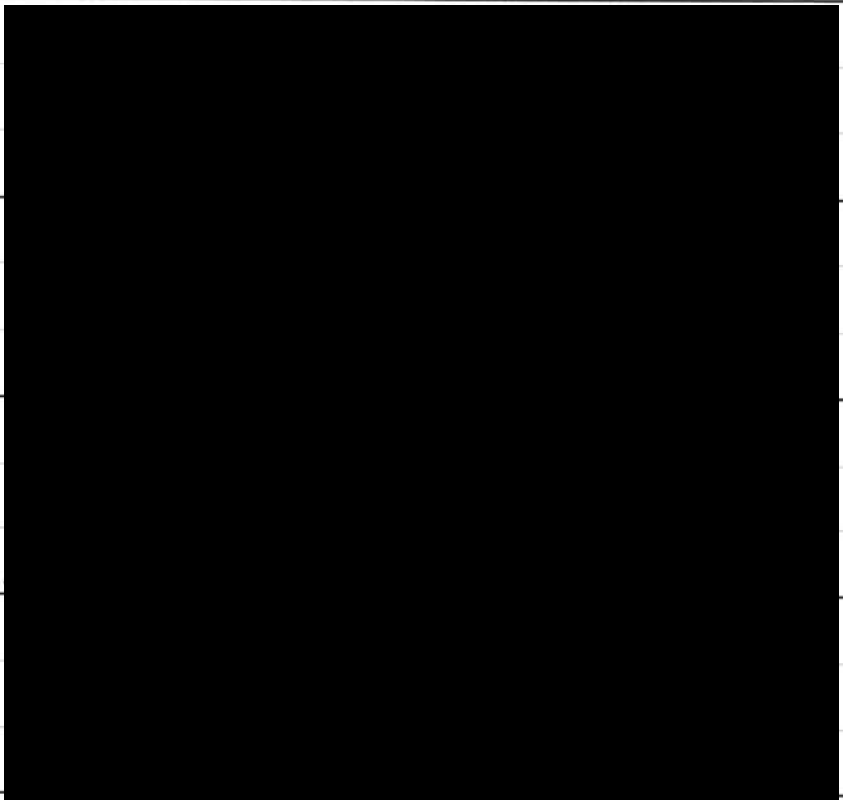
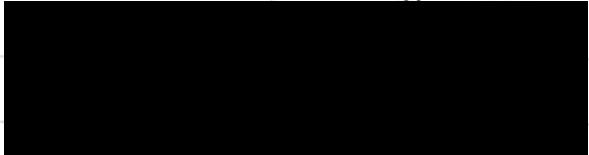
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Name and Signature

Address, Phone and Email

51.	Danuta Bartoszek Huntone K	
52.	Ryszard Bartoszek [Signature]	
53.	Devyanee Mehta [Signature]	
54.	Ahalya Mehta [Signature]	
55.	Sonu Arora [Signature]	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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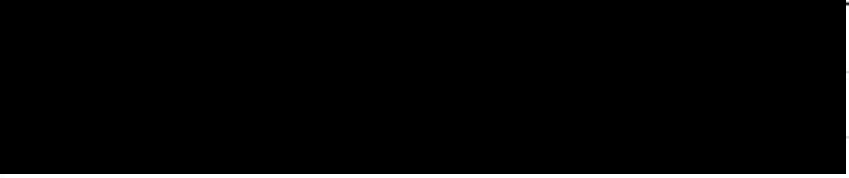
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Name and Signature

Address, Phone and Email

56.	ROBERT R. BEDARD 	
57.	LORRAINE V. BEDARD 	
58.	RAJ KANCHARLA 	
59.	CATHERINE SACARDA 	
60.	VINCENT SANTIAGO 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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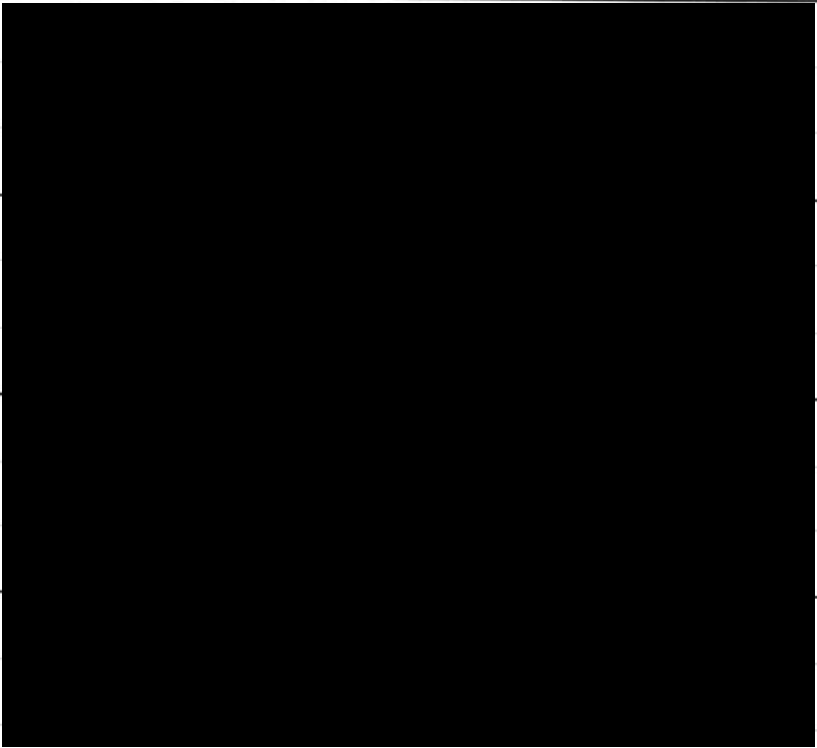



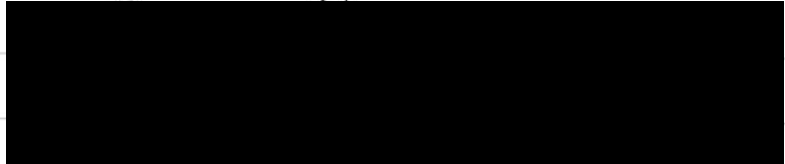

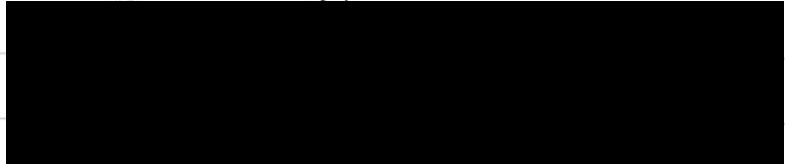

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Name and Signature

Address, Phone and Email

61.	Marinela De Roma	
		
62.	Mark Heinrich de Roma	
		
63.	RAHUL NASHIN	
		
64.	ESMITA NASTHA	
		
65.	JORGE A. PARGOSO	
		

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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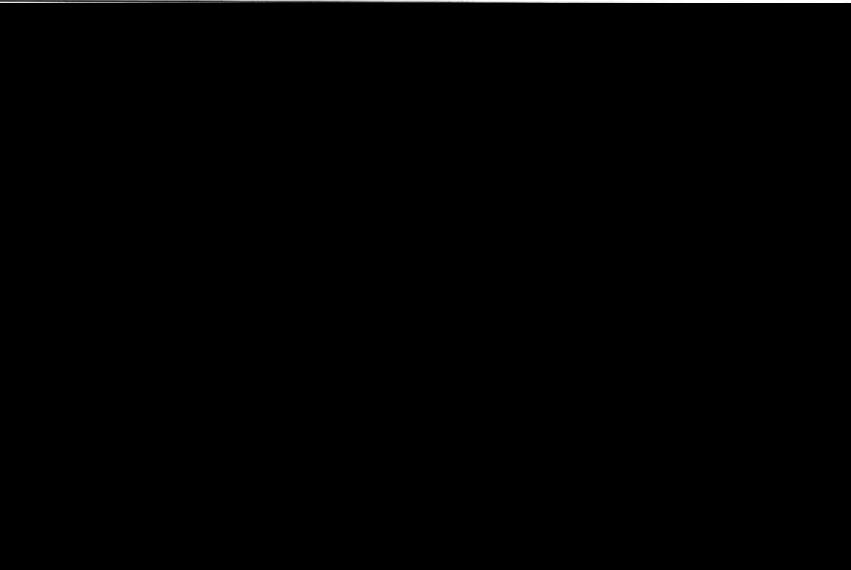



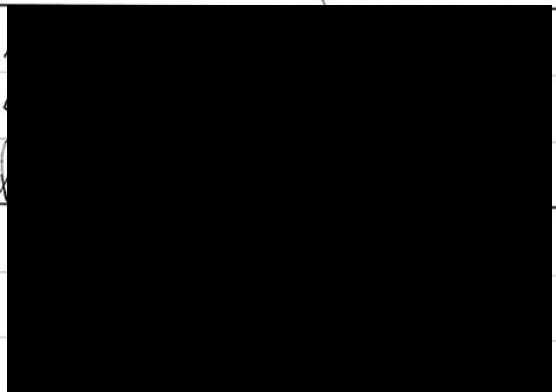

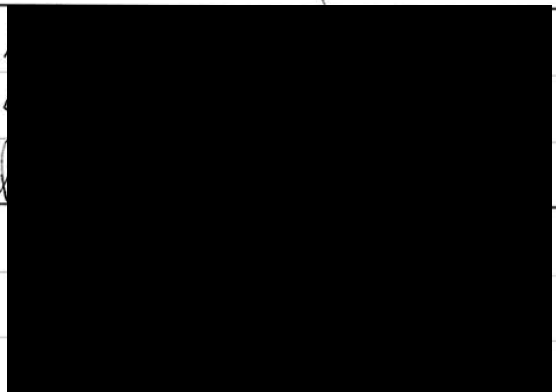
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Name and Signature

Address, Phone and Email

81.	PETER SKACHA 	
82.	MICHELE SKACHA 	
83.	DIANE BAXTER 	
84.	PETER BAXTER 	
85.	JASON KOLL 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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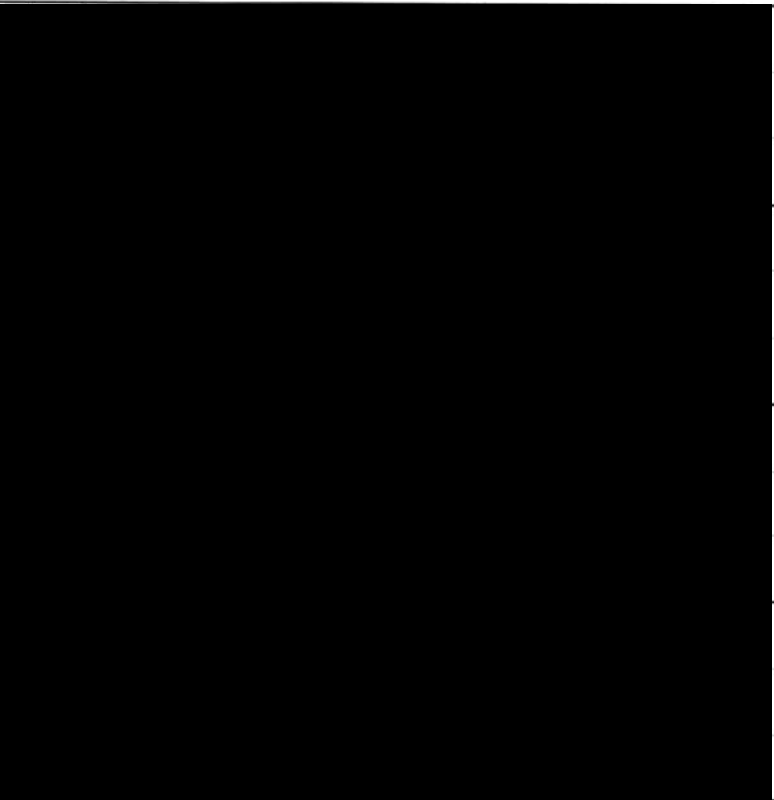
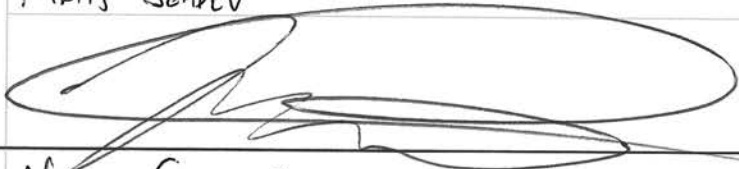



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Name and Signature

Address, Phone and Email

86.	SHAM SENDER 	
87.	NIRAJ SENDER 	
88.	NARESH SENDER N.S.	
89.	Kenny S. 	
90.	Suki K. 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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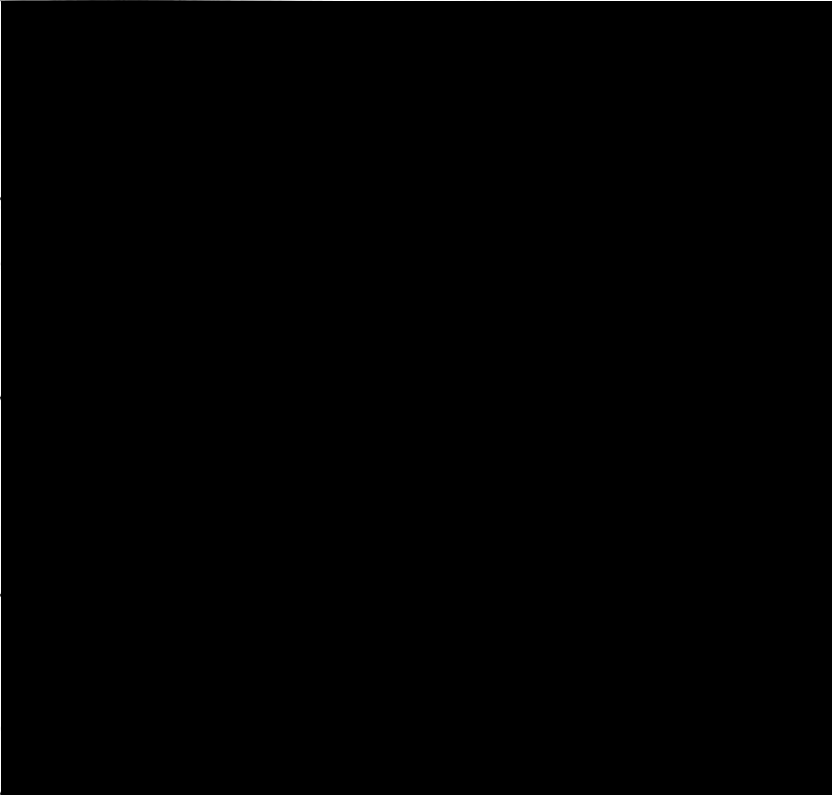

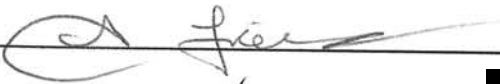
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

66 SHERRI EALEY <i>Sheri Ealey</i>	
Chuck Ealey <i>Chuck Ealey</i>	
Stephanie Eskandar <i>Stephanie Eskandar</i>	
Susan Franklin 	
 NELSON STEFFENS <i>Nelson Steffens</i>	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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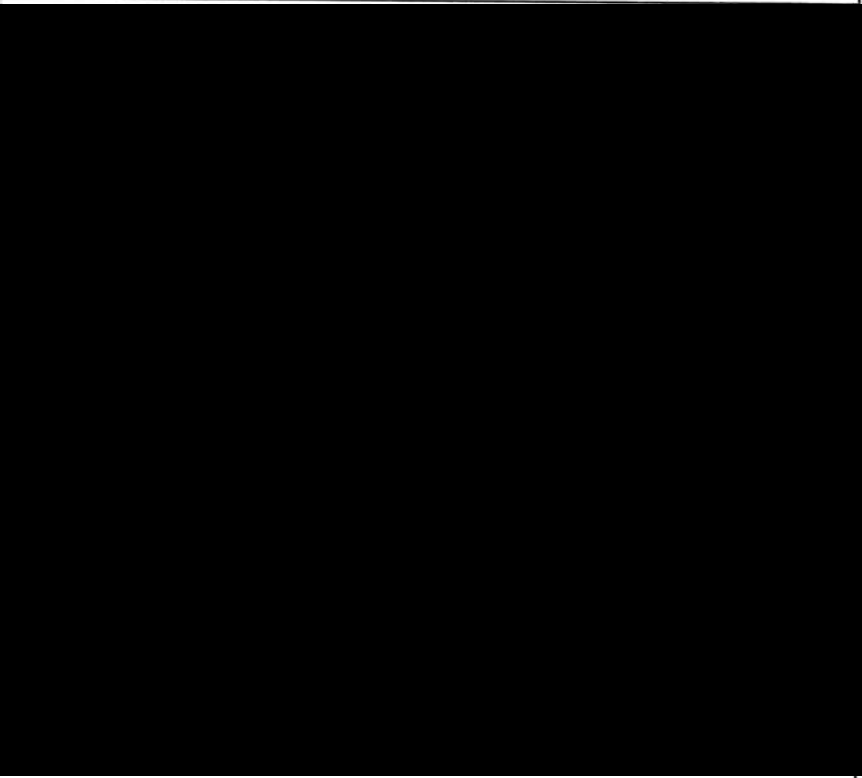



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Name and Signature

Address, Phone and Email

66 MARIELA BARAZI 	
Yasmeen Barazi 	
Bilal Barazi 	
GHASSAN BARAZI 	
Josie Harvey 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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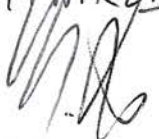
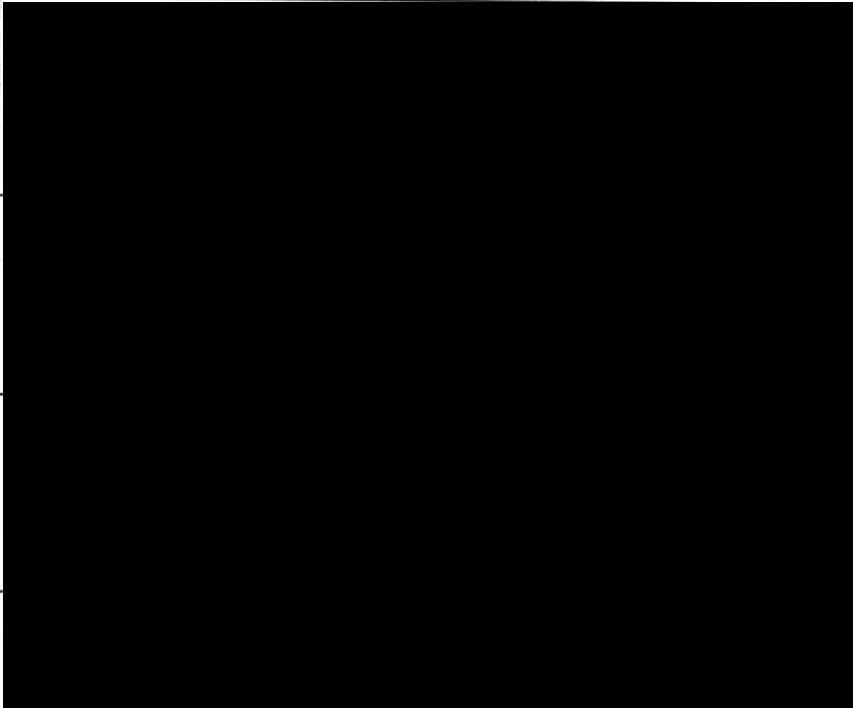


The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

66 MANFRED SCHON 	
David Fitzhenry	
Michael Maye 	
GILBERTO OLIVEIRA gilberto Oliveira ALDA OLIVEIRA	
ALDA OLIVEIRA Alda Oliveira	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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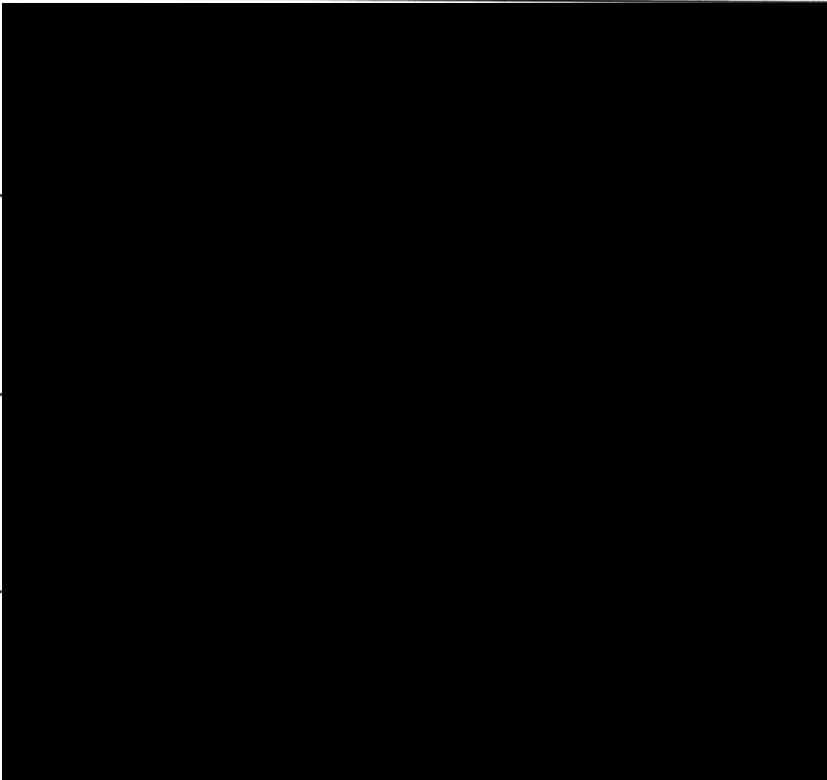
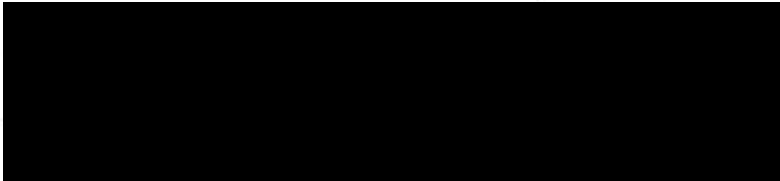
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

CC RAJINDER PURI <i>Rajinder Puri</i>	
Kusum PURI <i>Kusum Puri</i>	
JOHN GUTASUKAS <i>John Gutasukas</i>	
Sharon Gutasukas <i>Sharon Gutasukas</i>	
Laura Gutasukas <i>Laura Gutasukas</i>	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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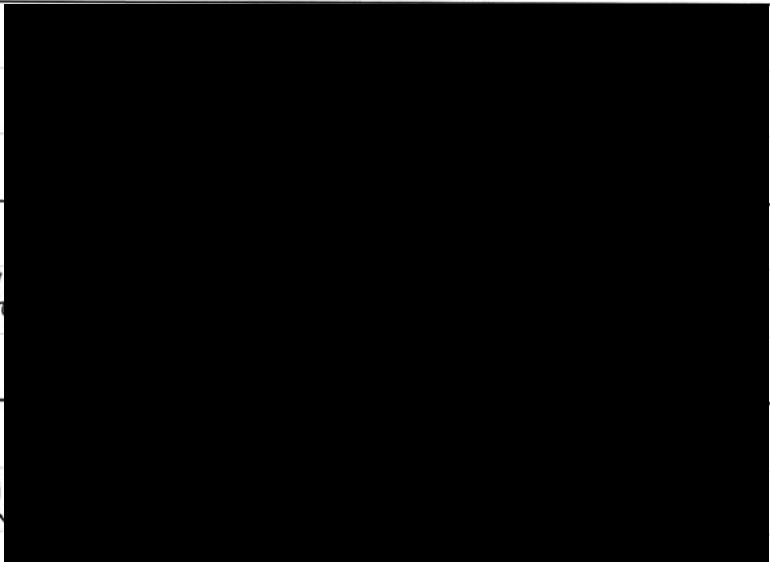
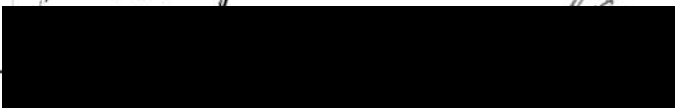

The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

76.	Anna Cardoso 	
77.	Sarabjit Waraich  d	
78.	Amarjit Waraich ASwaraihi	
79.	Ray Waraich	
80.	Sonia Aulakh Ravinder Aulakh	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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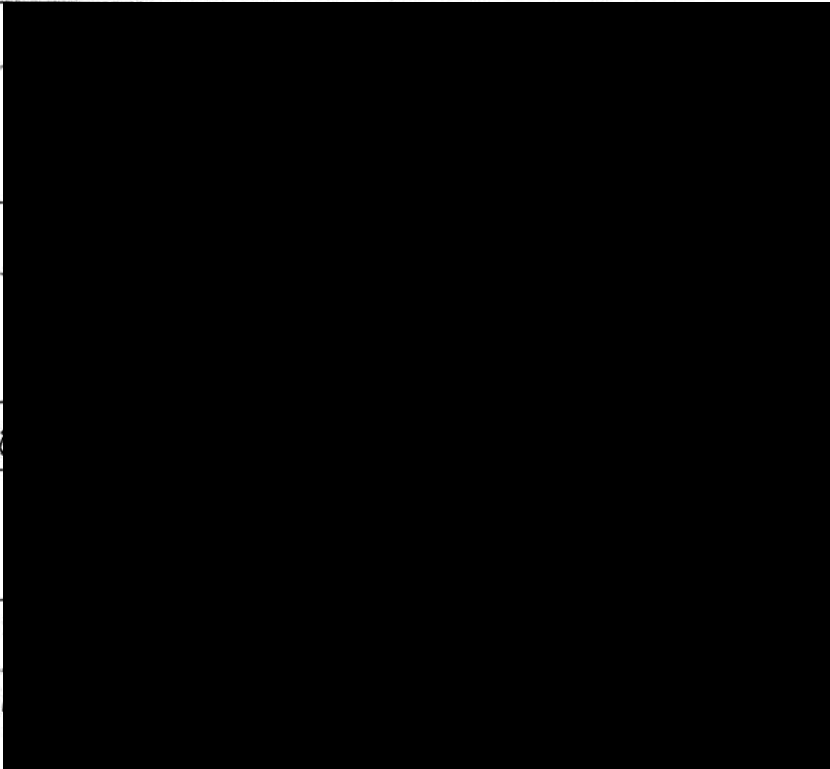

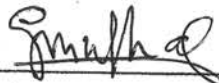

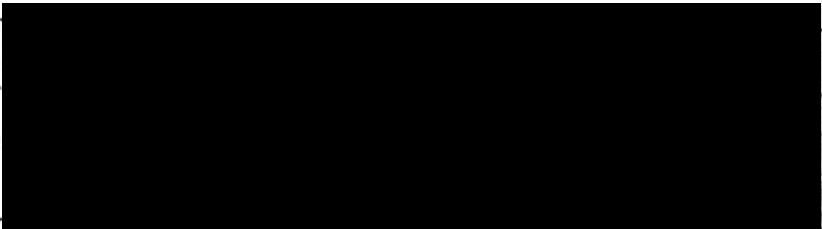
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

Talwinder Mukhal	
	
Gurnam Mukhal	
	
Jasmene mukhal	
	
Yousef Akkad	
Feras BARAZI	
Hasnae Al-Baroudi	
Nour Akkad	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!


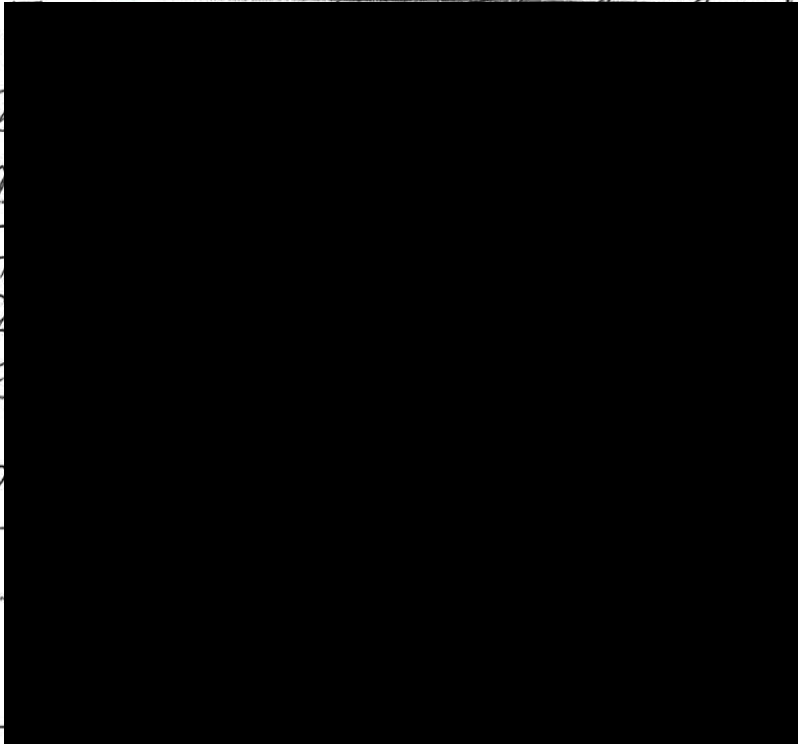

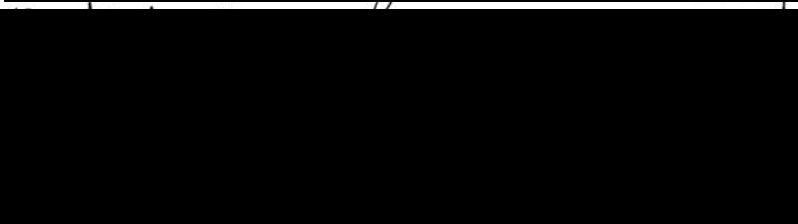
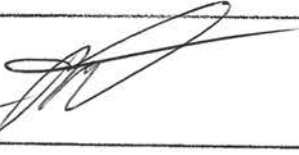


The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

	
	
TERESA DE VITO	
J.	
Mark V. Myko 	
CHERYL A. ROY	
	
Lynn Myers 	
S Abid Ali	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!



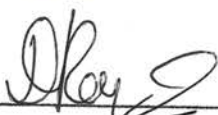

The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

KELLY GROVES Kelly Groves	
Tatiana Mohl 2m	
Simran Mahal Simran Mahal	
Baldevi Mahal Baldevi Mahal	
FRANCIS ROY 	
Darriel Roy 	
MAKIEE CLEMENT 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

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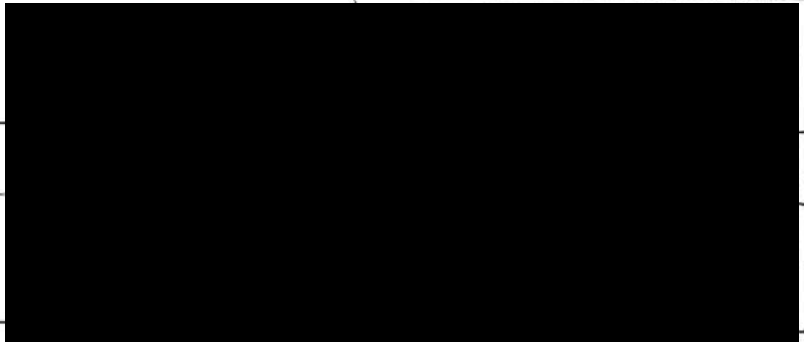
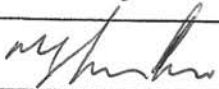
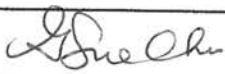
The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

RATHY ANDRE	
MICHAEL SUE-CHU BRACE SUE-CHU	
 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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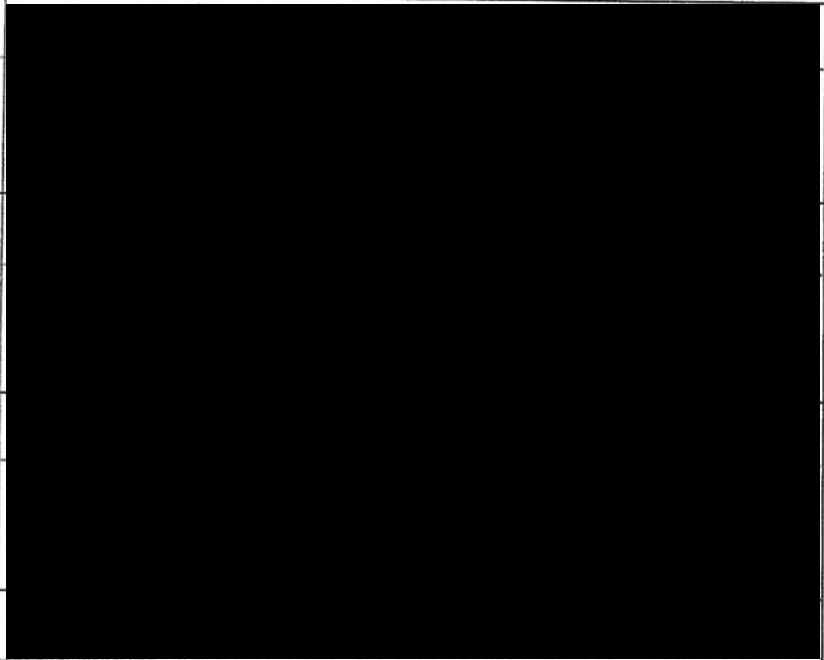
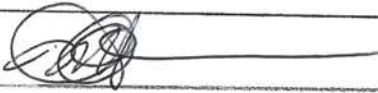
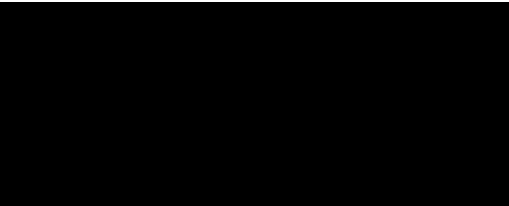


The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

Mady Armstrong	
Jacyn Carlo-Armstrong f Carlo-armstrong	
Janet Bertollo	
J Bertollo	
Pietro Bertollo	
Pietro Bertollo	
	
 Josre Harvey	
	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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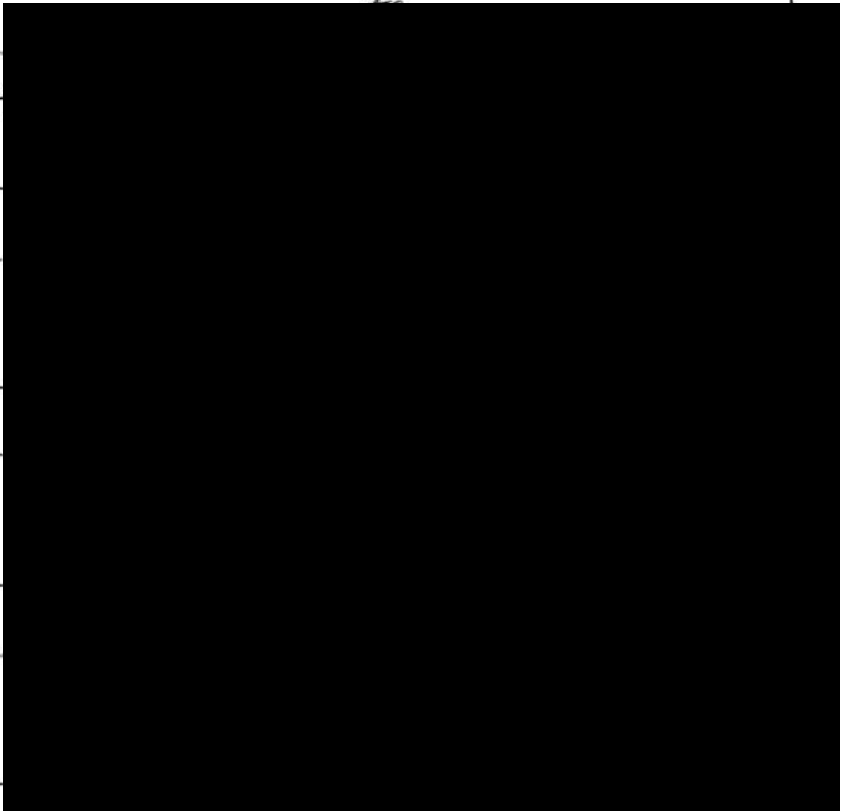
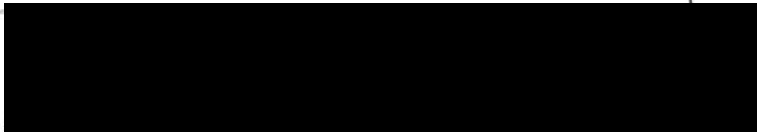
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

Connie M Tavares	Connie M-Tavares	
Mario Tavares		
JORRIE	YAU	
SALINA	To	
EUGENI	YAU	
JASPAAL	PANNU	
RUCHI	PANNU	
MEHEK	PANNU	
VIRGINIA CARLO		

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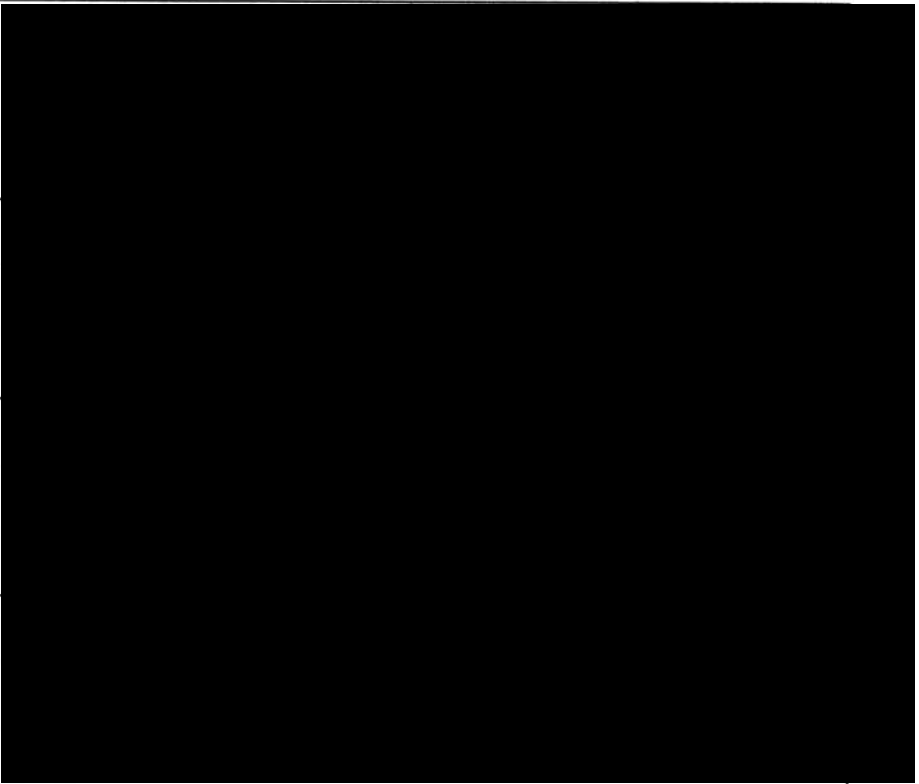


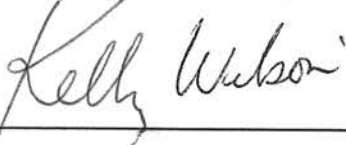


The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

cc JOHN BREIVIVEN 	
Darlene Brennen 	
Michelle Brennen 	
Kelly Wilson 	
Nelson Steffer 	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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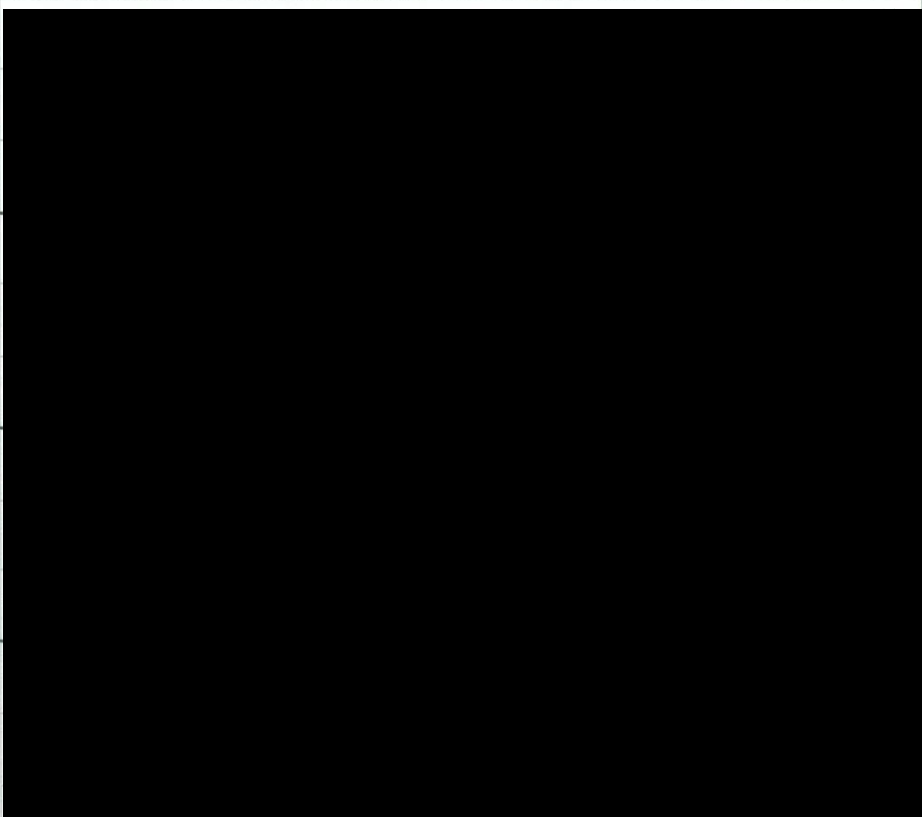

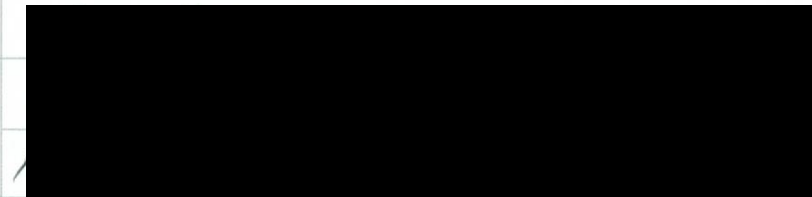



PUBLIC CONSULTATION MATTERS!

The Historic Hamlet of Springbrook and Surrounding Area

October 16, 2021

Name and Signature

Address, Phone and Email

Michael Yildirim	
	
MANJIT PANU	
Manjit Panu	
HAIDER Sehi	
	
Shemir Muhic	
	
BELAL USDIW	
	

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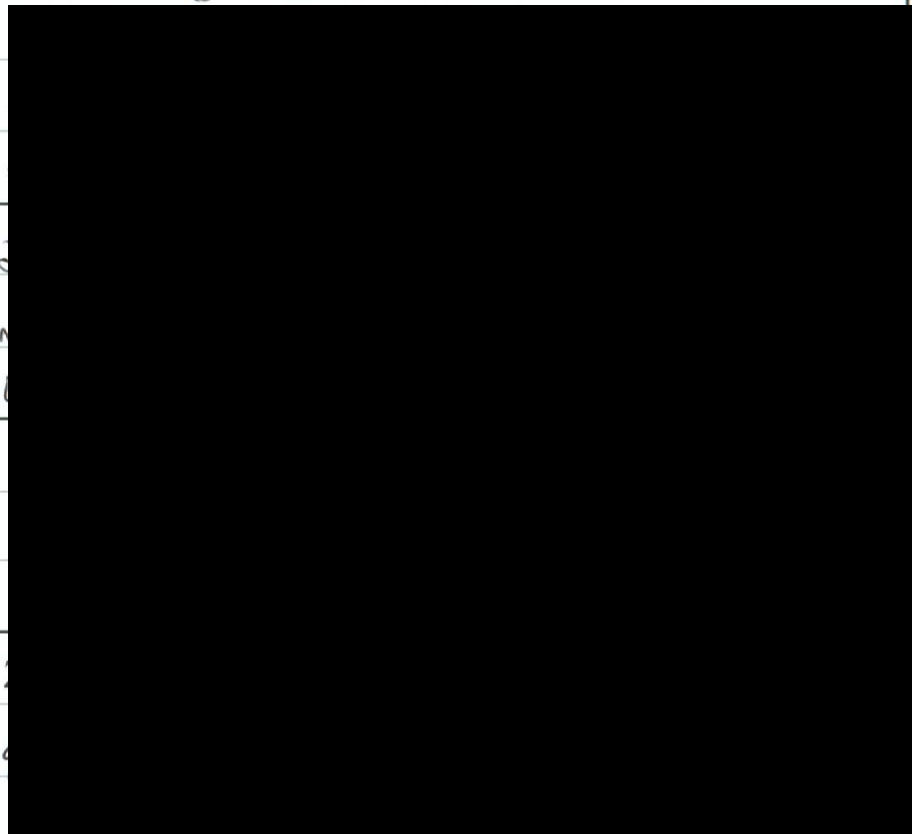

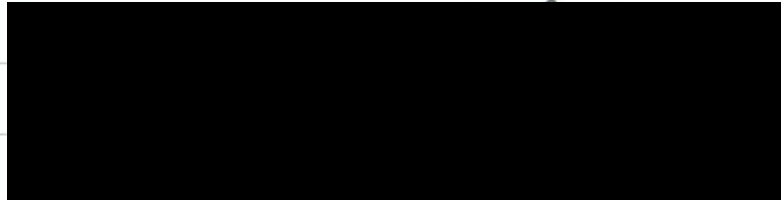
PUBLIC CONSULTATION MATTERS!

The Historic Hamlet of Springbrook and Surrounding Area

October 16, 2021

Name and Signature

Address, Phone and Email

Karen Miles	
K Miles	
Joan Walker	
Joan Walker	
Vanessa + Chris Olwen	
	
PAT RESTIVO	
for P. Restivo	
Sachin Bhardwaj	
Sachin	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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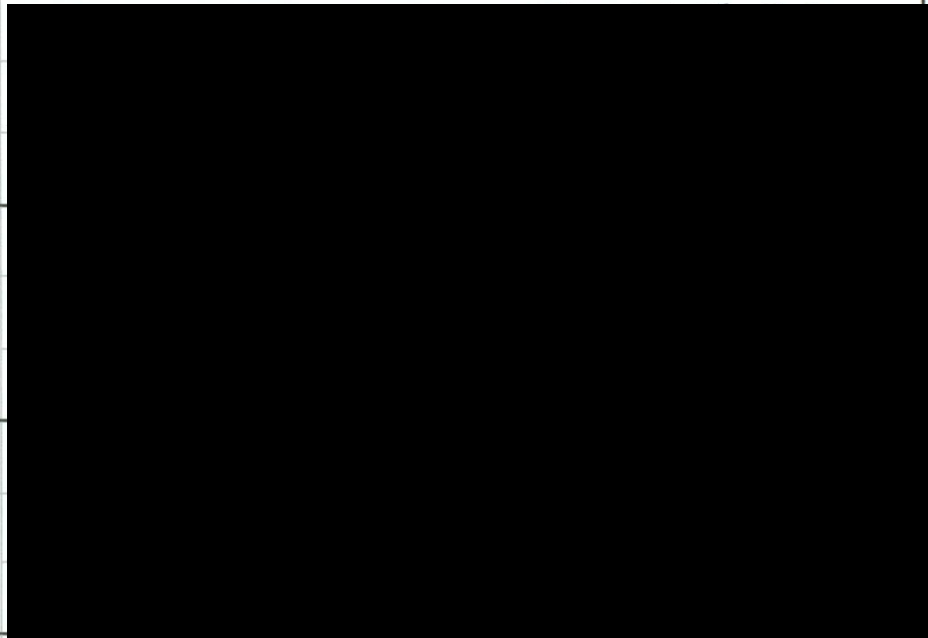
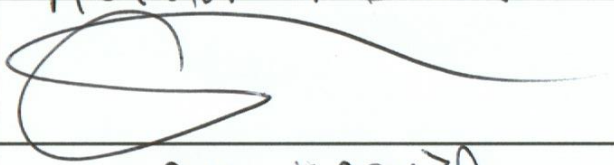

PUBLIC CONSULTATION MATTERS!

The Historic Hamlet of Springbrook and Surrounding Area

October 16, 2021

Name and Signature

Address, Phone and Email

MICHAEL PRESOTTI 	
ANTHONY BOON 	
MILAN KROUTA 	

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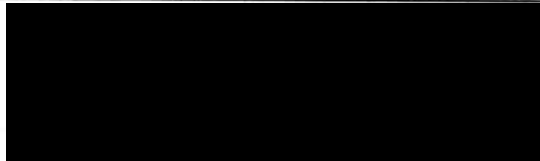
The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

cc JOHN KUCHERSPA 	

PETITION

Huttonville Estates

PUBLIC CONSULTATION MATTERS!

City of Brampton Files:

OZS-2021-0018 (Rotary Glen)

File # OZS-2020-0036 (Mocon)

1815 Queen St. W. (Branthaven Queen West Inc.)



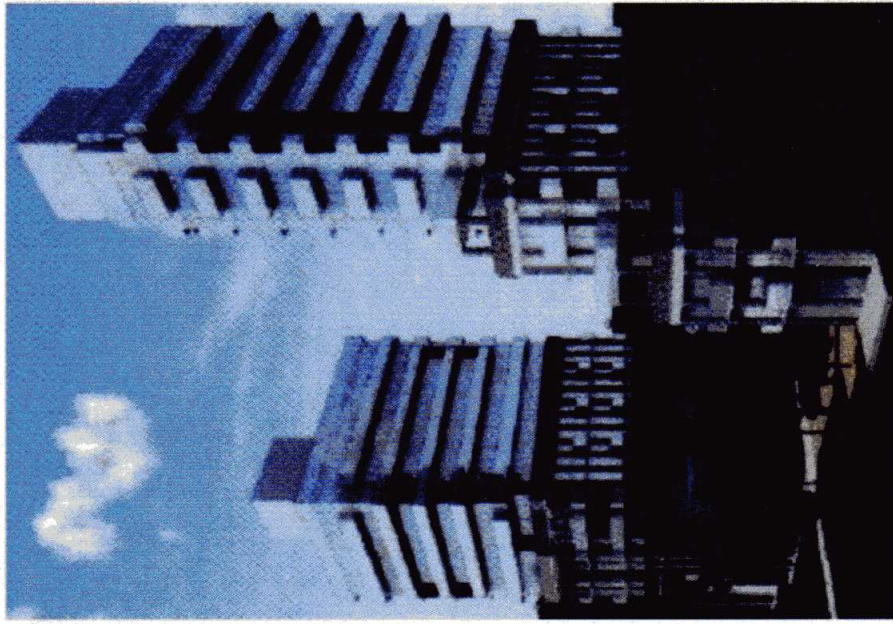
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 - Any development that may damage the reputation, image and subsequently, property values of the area.
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CO-OPERATION

- We recognize that the subject land is suitable and zoned for mixed residential development.
- We wish to work with the City Planning Department and Council in a positive and constructive dialogue that will deliver Development Assets that will benefit rather than hinder the prosperity and reputation of this area.

Rotary Glen
High-Rise



LEGEND

- SPA 2 Area
- Potential Development Limit within SPA 2 Area
- Drip Line
- Buffer subject to environmental restrictions with potential buffer averaging on site specific basis
- Low Density Residential - Permits a maximum of 10 Single Detached and Semi-Detached Residential units to a maximum height of 3 storeys.
- Medium Density Residential 1- Permits a maximum of 250 Townhouse Residential units, including townhomes, condos town, dual housing town, and back-to-back town to a maximum height of 3 storeys.
- Medium Density Residential 2- Permits a maximum of 250 Apartment Residential units to a maximum height of 3 to 5 storeys.
- Medium Density Residential 3- Permits a maximum of 177 Apartment Residential units to a maximum height of 6 storeys.
- Stormwater Management Pond
- Parks
- Private Laneway
- Private Laneway Subject to PUE Access Easement
- Lands subject to site specific application

Mocon High-Rise

EXTRACT FROM THE DOCUMENT KNOWN AS THE QUEEN ST W - CREDITVALLEY TERTIARY PLAN

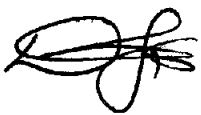
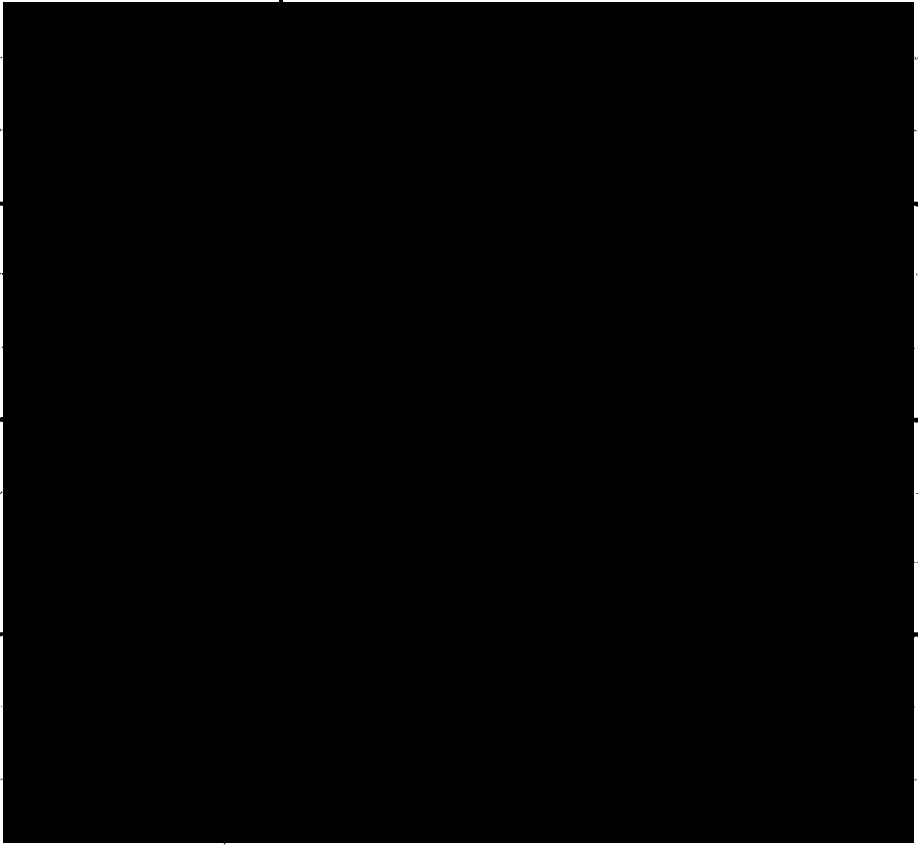

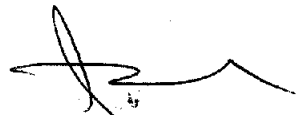
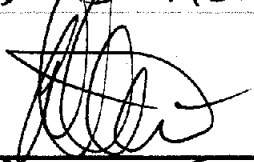

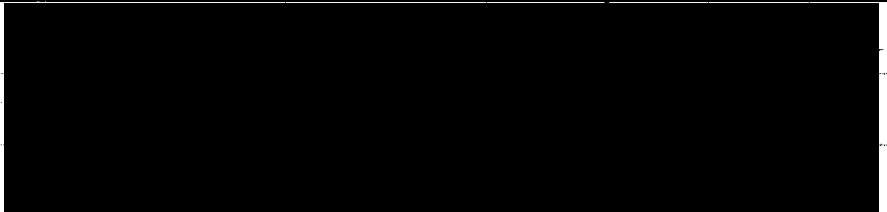
The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

1.	Dianne Jones 	
2.	Nakul Bhatia 	
3.	ANTHONY JONES 	
4.	DAVID MEW 	
5.	Rose Sejni 	


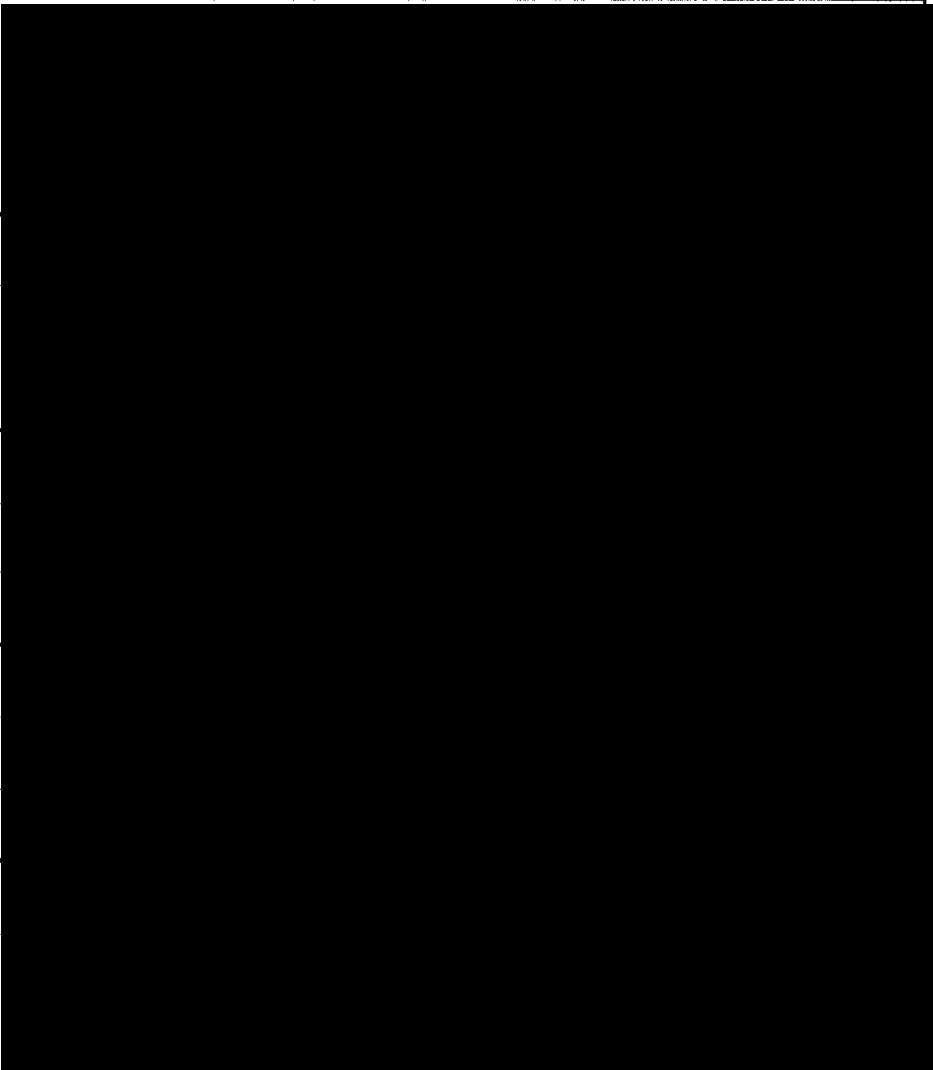
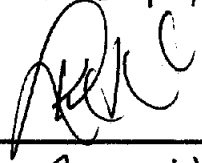
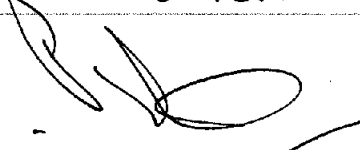
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

6.	JEFFERSON JONES 	
7.	khushpal Sandhu 	
8.	Amrajit Gill Amrajit Gill	
9.	Satwant Singh Satwant Singh	
10.	Patrick O'Neill 	

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Name and Signature

Address, Phone and Email

11.	AZHAR. MARUK
12. a b c	Penny Chin P. Chi Peter Chin Allan Chin All Chi
13.	Alicia Duval A. Duval
14.	Robert Duval R. Duval
15.	Alana Duval Alana Duval

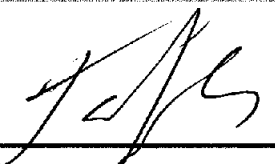
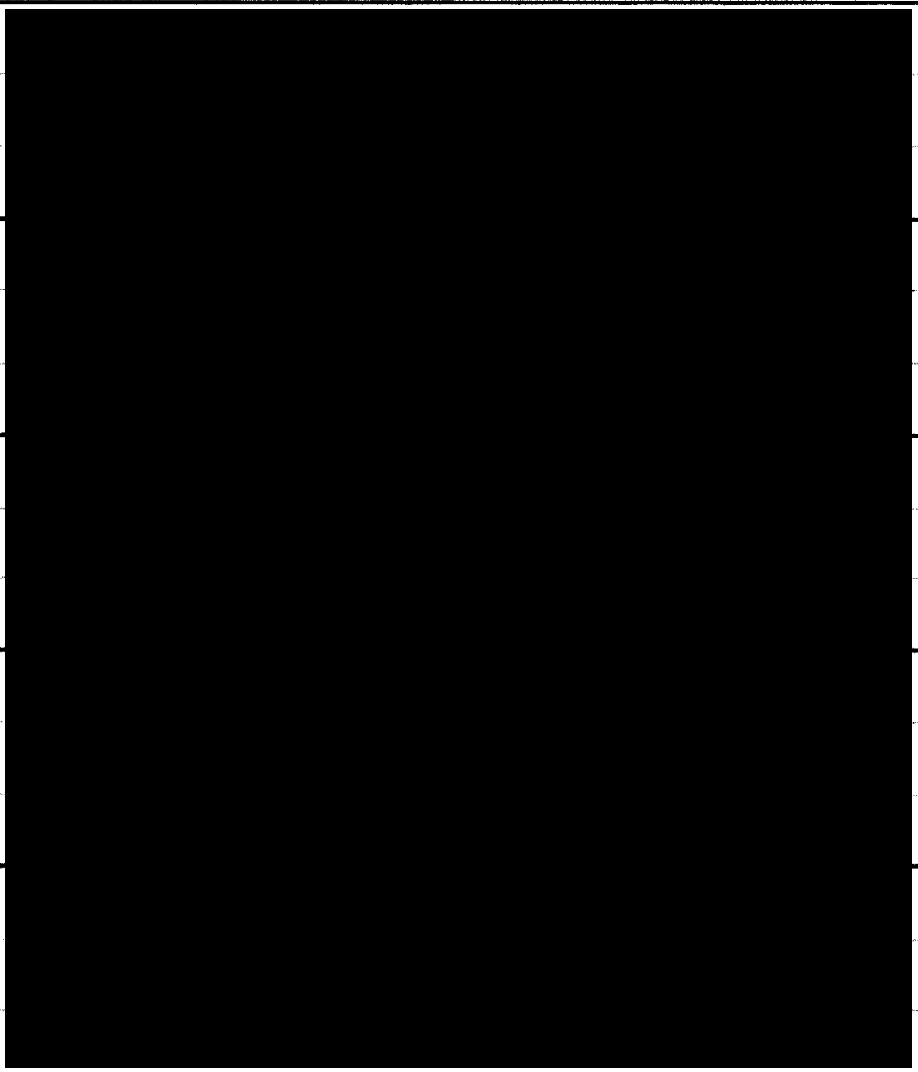

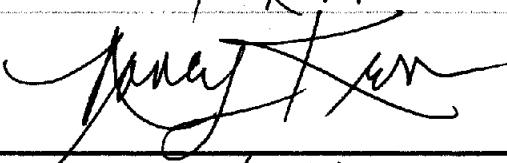


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September 24, 2021

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Name and Signature

Address, Phone and Email

16.	FABIAN KARNAUDIE 	
17.	LIZ KARNDUDIE 	
18.	NANCY KERR 	
19.	ALAN KERR 	
20.	Kevin Saroya 	

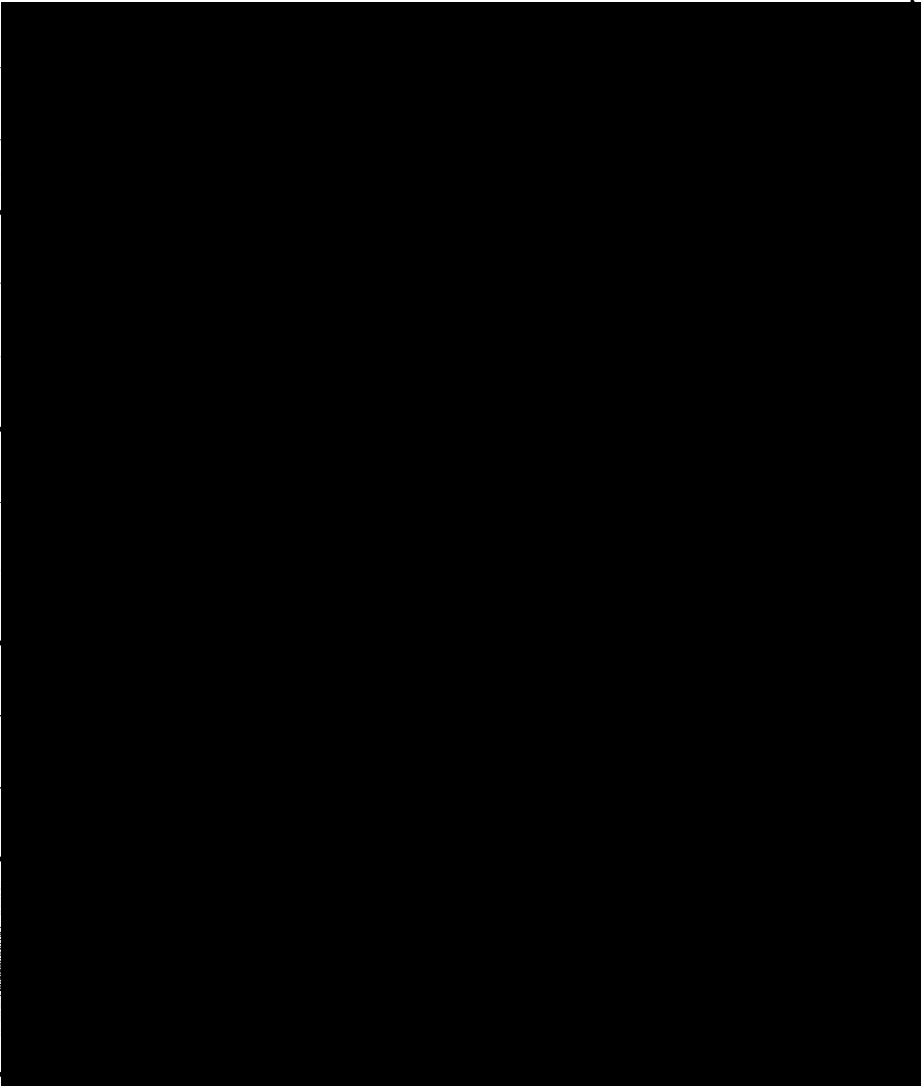

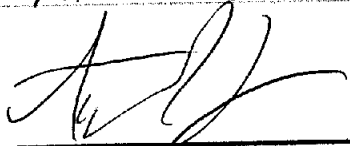
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

21.	Satinder K. Saroya Shayn	
22.	NANCY COSWAY NancyCosway	
23.	STEVE COSWAY 	
24.	Elena Nestico E. Nestico	
25.	Andrew Ko 	


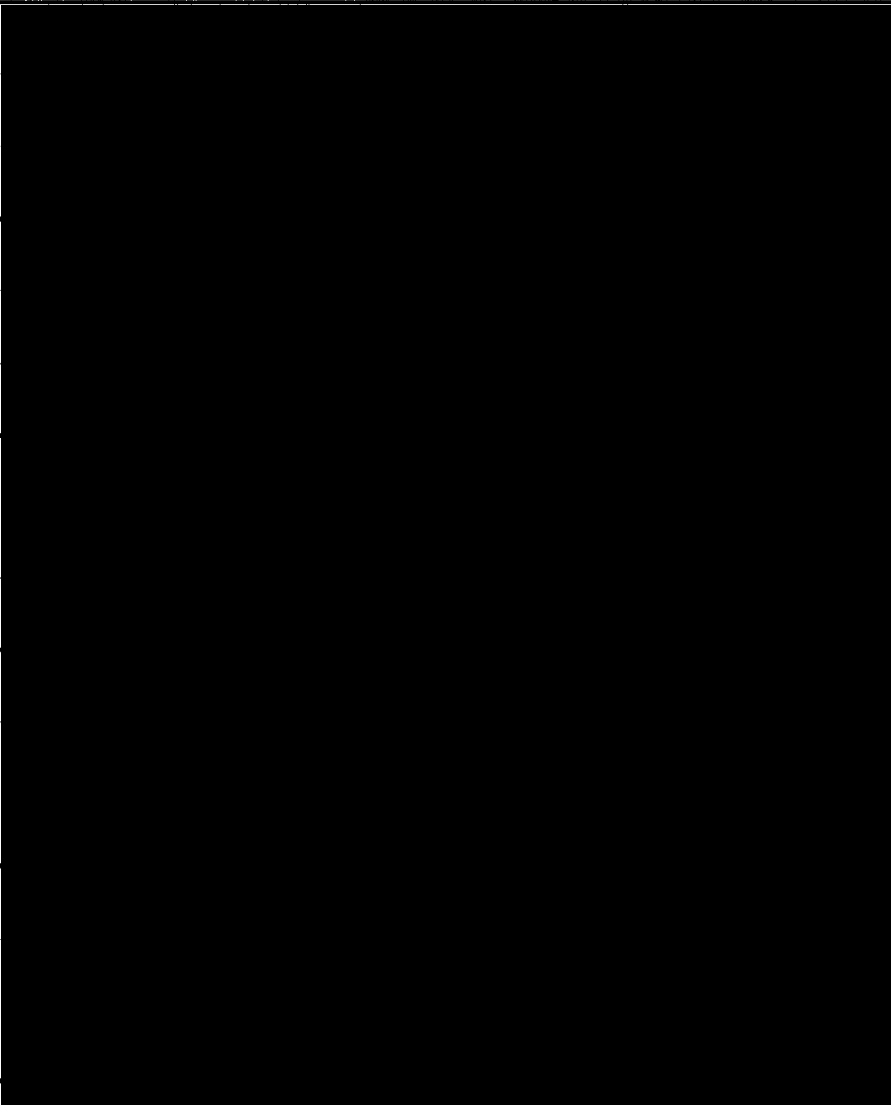
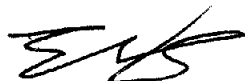
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

26.	 Mia Kim	
27.	Mr. Semianin Walter	
28.	Terry Chapman B 9	
29.	Elliot N-Semianin 	
30.	Nanci York - Bran Nanci York Bran	





The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

31.	NAVEET POKHAR	
		
32.	ANJANA KANDANA RATHA	
a.		
b.		
33.	Anthony Mason	
		
34.	JONATHAN MASON	
		
35.	JANET MASON	
	JMASON	




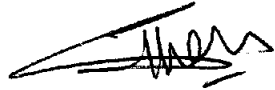
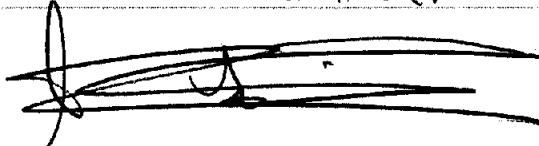
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

36.	CHARLIE CAMILLERI 
37.	Dr. MURKOSH SAINI 
38.	DR. AARON SAINI 
39.	Sukhbir Kaur 
40.	ANGELO TSINOGLOU 




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September 24, 2021

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Name and Signature

Address, Phone and Email

41. <i>Chang Duck Kim</i> <i>Shang a Kim</i>	
42. REGINE TALA <i>Rebe</i>	
43. <i>Mikyul / Co</i> <i>him / Co</i>	
44. <i>Felix kg</i> <i>[Signature]</i>	
45. <i>Harjit Singh</i>	

The Historic Hamlet of Springbrook and Surrounding Area

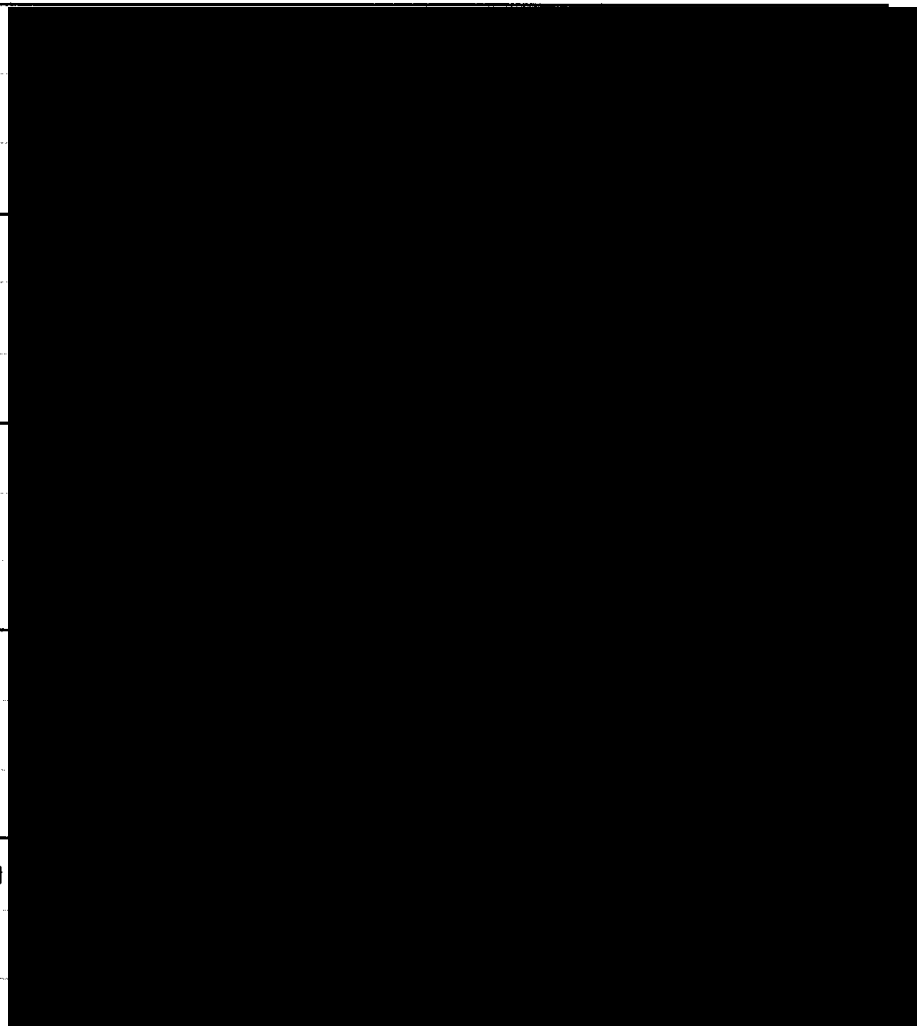
September 24, 2021

Page 10 of 41

Name and Signature

Address, Phone and Email

46.	HARDYAL SINGH BATH JHBATH
47.	ZDENKA & JOHN ROBIC John Robic
48.	2 ZDENKA ROBIC PR John Robic
49.	JOHN CARDILLO
50.	VIRGINIA CENTENNIAL



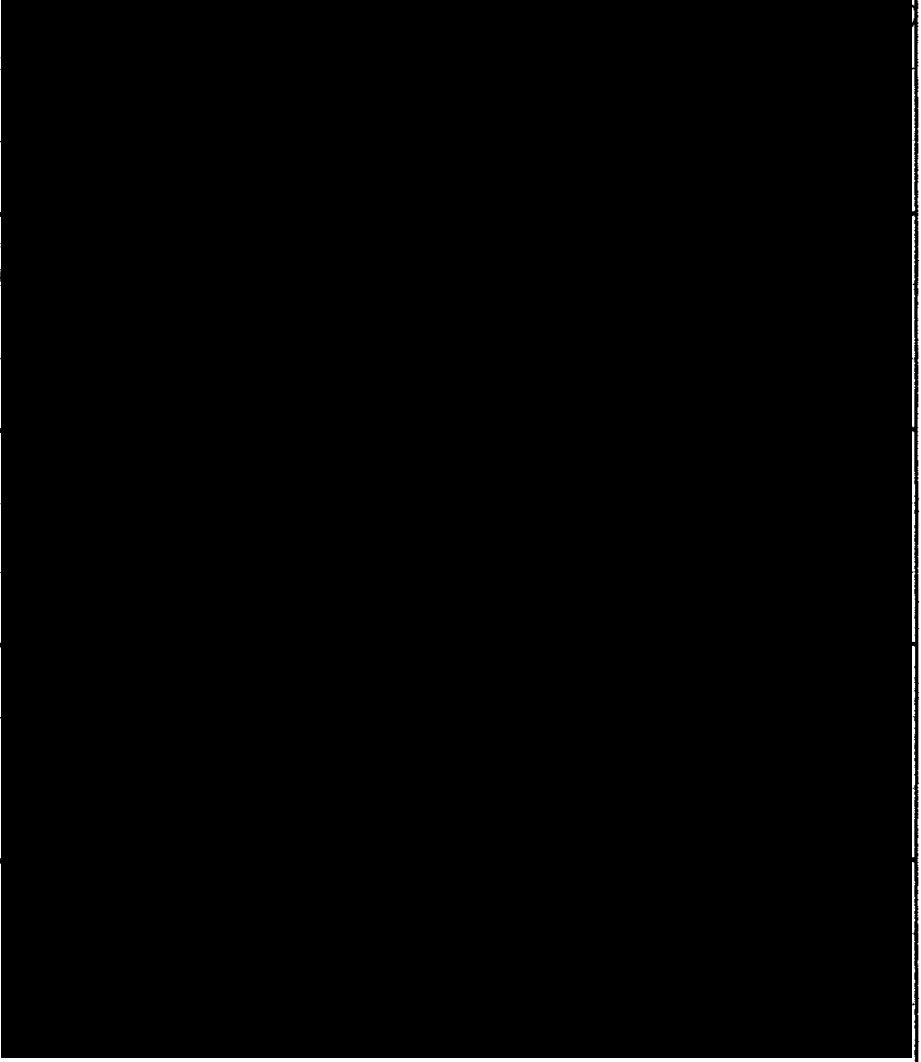
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

51.	Amanda Kerr <i>Amanda Kerr</i> A	
52.	Alexandra Kerr <i>Alex Kerr</i>	
53.	Mandeep Grewal <i>Mall</i>	
54.	J. Strachan <i>[Signature]</i>	
55.	Anna morozova <i>[Signature]</i>	

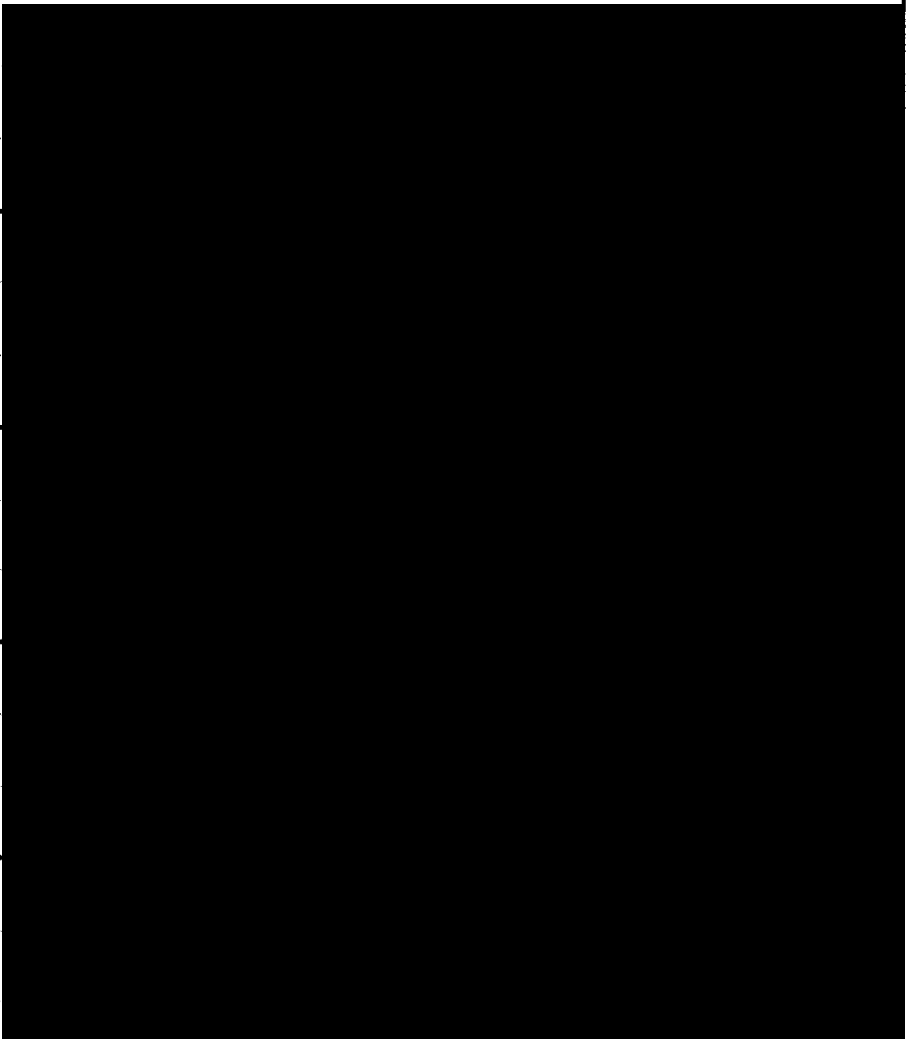
The Historic Hamlet of Springbrook and Surrounding Area

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Page 12 of 41

Name and Signature

Address, Phone and Email

56.	Debra Fuller Debra Fuller	
57.	Lawrence Fuller P.P. Debra Fuller	
58.	CHAM C SO C SO	
59.	JOYCE SO JOYCE SO	
60.	ANA CHEN ALVAREZ TSINOGLU Ana Chen Alvarez	


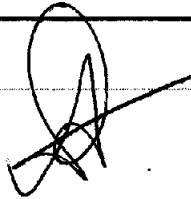


The Historic Hamlet of Springbrook and Surrounding Area

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Page 1 of 3

Name and Signature

Address, Phone and Email

61.	CHARANIT Paul	
62.	Amanjot Paul	
63.	Sewa R. Paul	
64.	Gurmmeet K. Paul	
65.	Archon Paul	Archon.P



TRANSMITTAL

Date: October 27, 2021

Subject: PETITION

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding City of Brampton Files: #OZS-2021-0018 (Rotary Glen), #OZS2020-0036 (Mocon), 1815 Queen St. W. (Branthaven Queen West Inc.) and Other Proposed Developments in the Area of Lionhead Executive Estates, The Historic Hamlet of Springbrook, Huttonville and Surrounding Area, Brampton, Ontario

To: **City of Brampton**
2 Wellington St. W
Brampton ON L6Y 4R2

Attention: Regional Councillor
Mr. Michael Palleschi

City Councillor
Mr. Doug Whillans

Dear Councillors Palleschi and Whillans,

The proposed developments for high-density housing on Queen Street have been and are being processed by The City Planners with virtually no meaningful consultation with the existing surrounding residents.

For the last 20 years, this corner of Brampton has been developed by The City with executive homes to provide housing for professionals in our city, our local business owners, doctors, lawyers, and other professionals. This land use is stated clearly in the Secondary Plan, updated as recently as February 2021.

These proposed developments are an insult to the existing residents. As such the subdivisions surrounding these proposed developments have been preparing petitions opposing these developments. **Please find attached the petition from River Road with 40 signatures.**

We look to you as our Ward 6 Councillors to rally support from your Councillor Colleagues to exercise oversight on these developments and fill in these areas of land with suitable high-quality, single-family housing types that does not include medium or high-density product.

Yours Sincerely,

Don Naylor and Dianne Hunnam-Jones

PETITION

River Road Neighbourhood

PUBLIC CONSULTATION MATTERS!

City of Brampton Files:

OZS-2021-0018 (Rotary Glen)

File # OZS-2020-0036 (Mocon)

1815 Queen St. W. (Branthaven Queen West Inc.)



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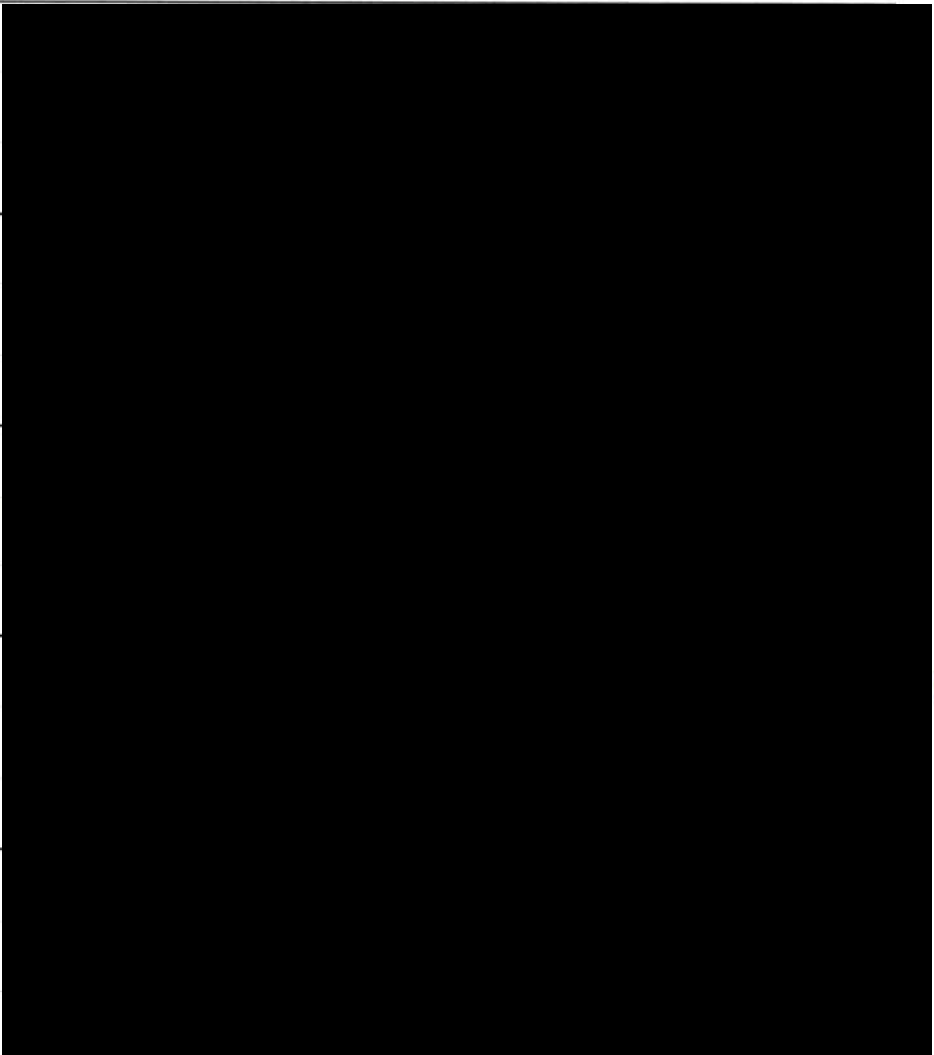
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

1.	Eva Naylor Charlene Bogan	
2.	Don Naylor [Signature]	
3.	Barton Naylor [Signature]	
4.	Kerry Powers	
5.	JERRY SMITKA [Signature]	

OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
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PUBLIC CONSULTATION MATTERS!

The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

6.	CATHERINE SMITKA C. Smith
7.	WAYNE BOND W. Bond
8.	Carol McCartney Carol McCartney
9.	Jack Rutherford JACK RUTHERFORD
10.	



OBJECTIONS to – Official Plan Amendments and Zoning By-Law Amendments regarding
Rotary Glen, Mocon and Other Proposed Developments in the Area

PUBLIC CONSULTATION MATTERS!

The Historic Hamlet of Springbrook and Surrounding Area

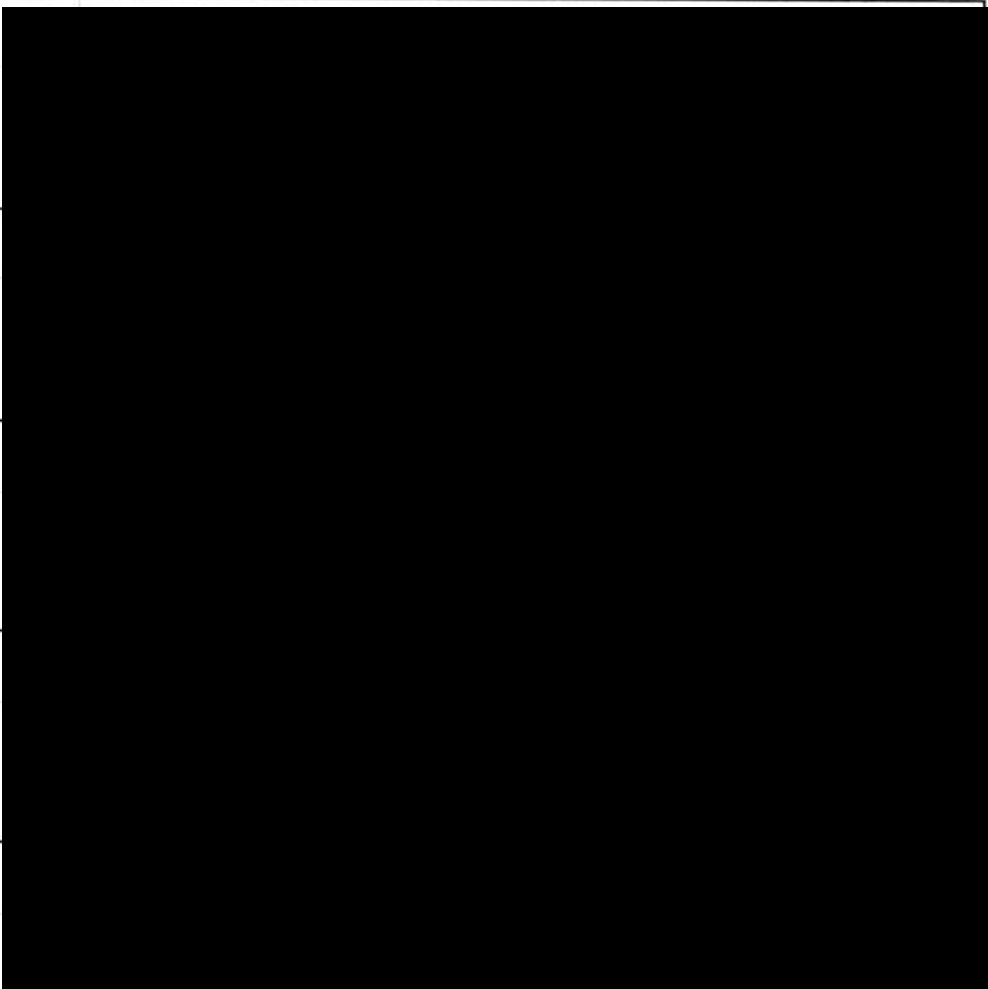
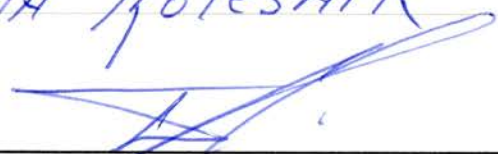
September 24, 2021

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* Day 2

Name and Signature

Address, Phone and Email

11.	Andrzej Kanczuga akanczuga1@hotmail.com AKanczuga	
12.	Dominika Kanczuga D.Kanczuga	
13.	Dave West D. West	
14.	Arkie Carman Arkie Carman	
15.	Sam Holesnik 	

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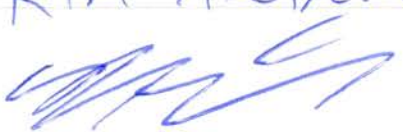
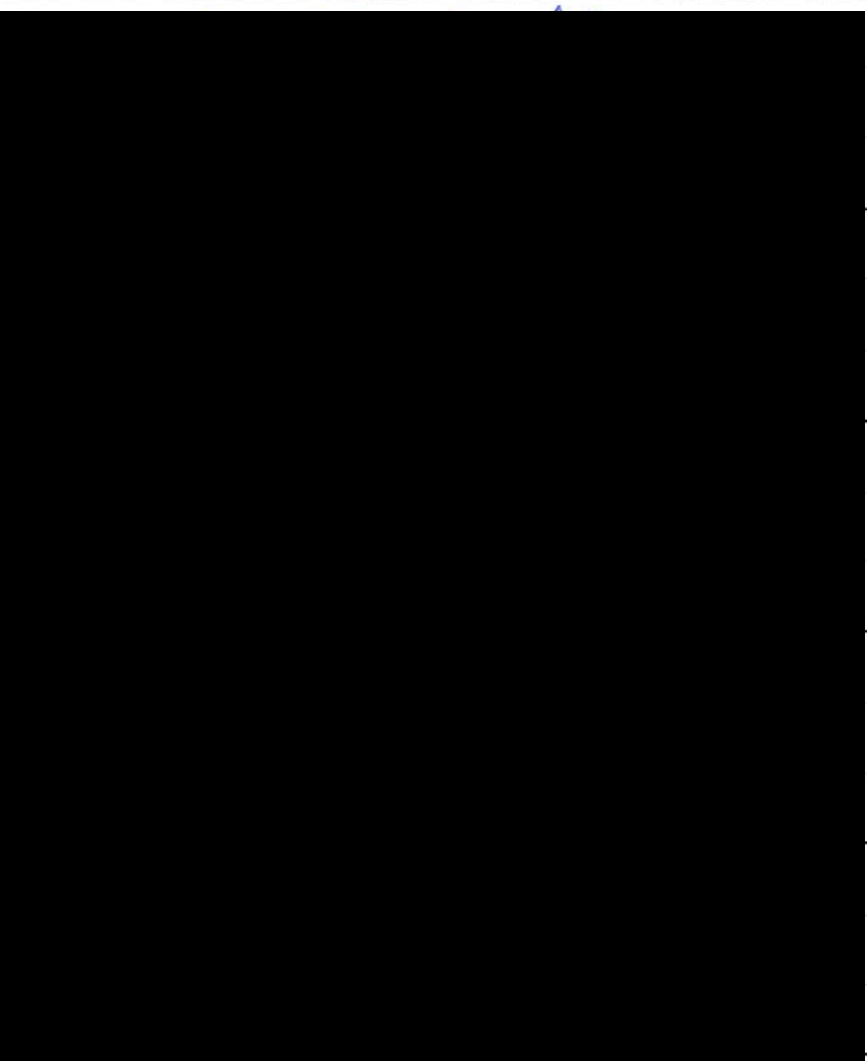



The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

16.	KIM MIEDEMA 	
17.	Mari Lundberg 	
18.	TUSHAR MEHTA 	
19.	Weiyang Lu 陆为英	
20.	Han Xiao 	

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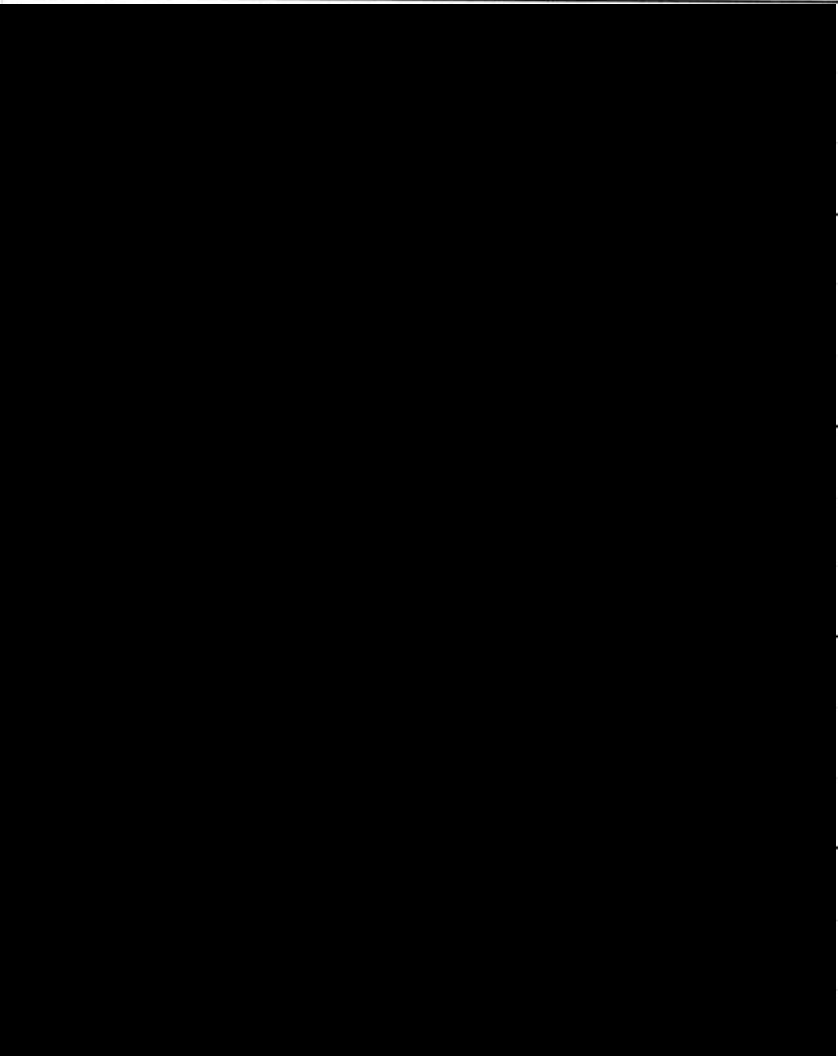
The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

21.	MARY KING <i>Mary King</i>	
22.		
23.		
24.	Vasilios (Bill) PAPOUTSIS	
25.	Daniel Horgan <i>Daniel Horgan</i>	

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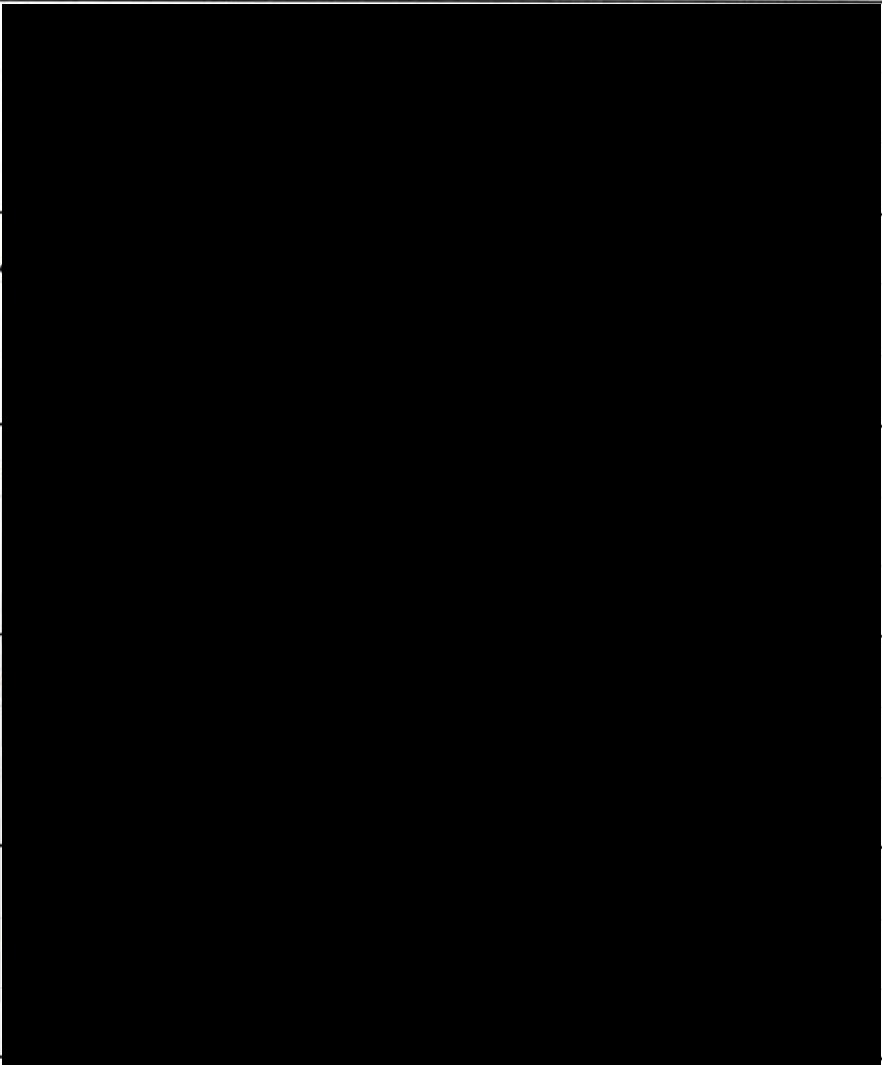
The Historic Hamlet of Springbrook and Surrounding Area

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Name and Signature

Address, Phone and Email

26.	GAVIN CARROW	
27.	AISON CARROW	
28.	NANCY WARD Joe. Ward.	
29.	Chris : Shantel Emerson	
30.		

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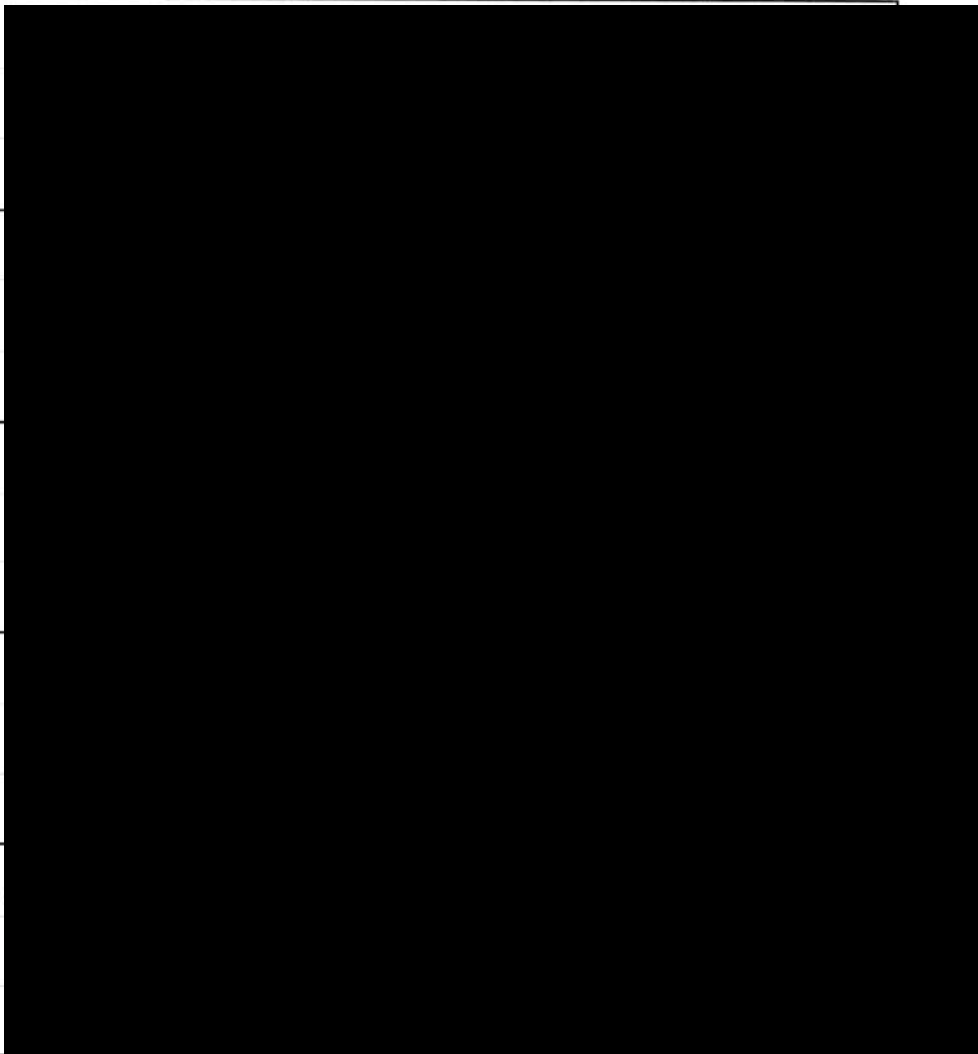

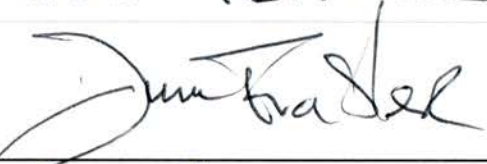
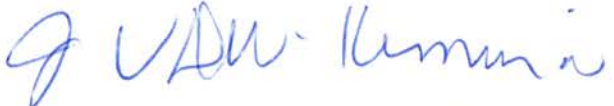

The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

31.	GRAHAM & SANDRA THOMAS 	
32.	Robert McCordistas 	
33.	Jane FRASER 	
34.	Jo Anne VanDewiele-Kimura 	
35.	Michael & Joanne Kimura 	

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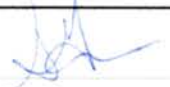

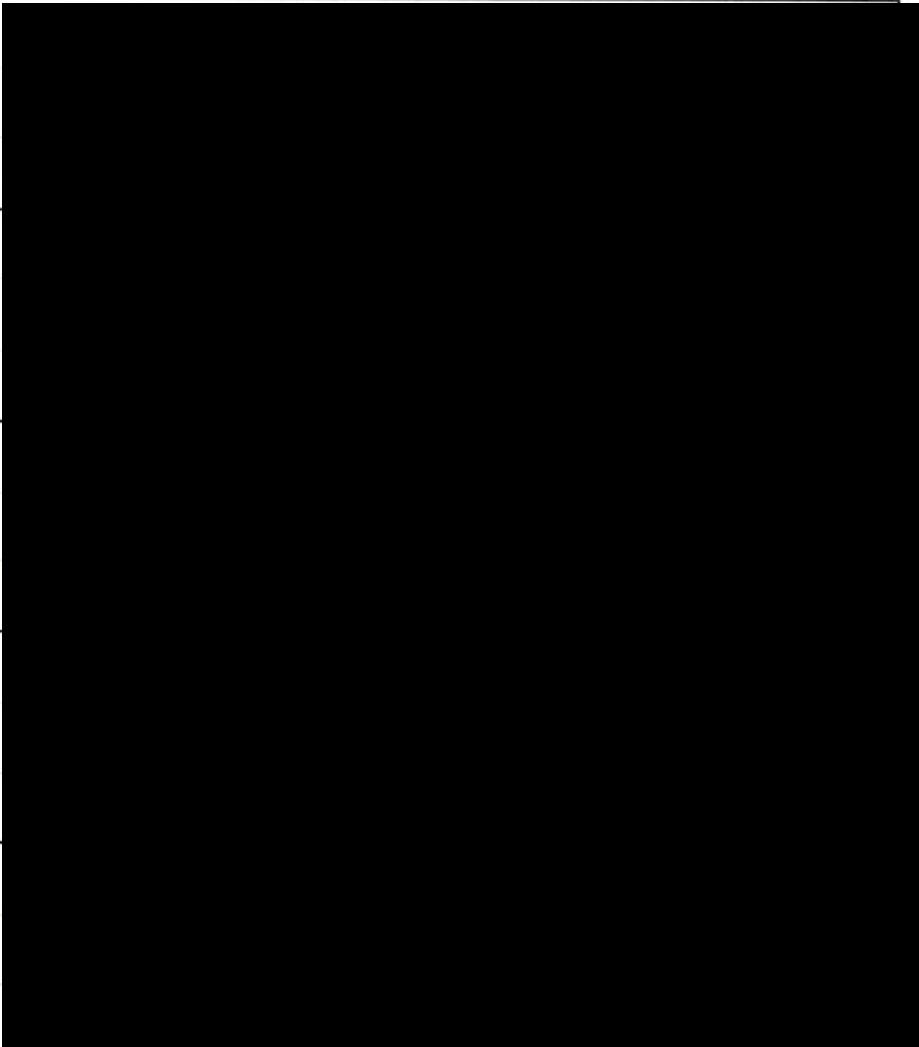
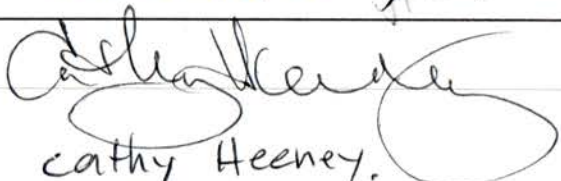
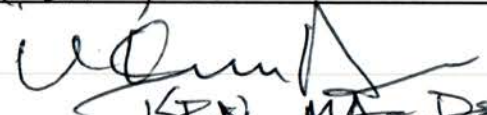
The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

36.	 SUE GREEN DREW ADAMO 	
37.	 cathy Heeney. (John) N.H.	
38.	 KEN MA - Donald	
39.		
40.		

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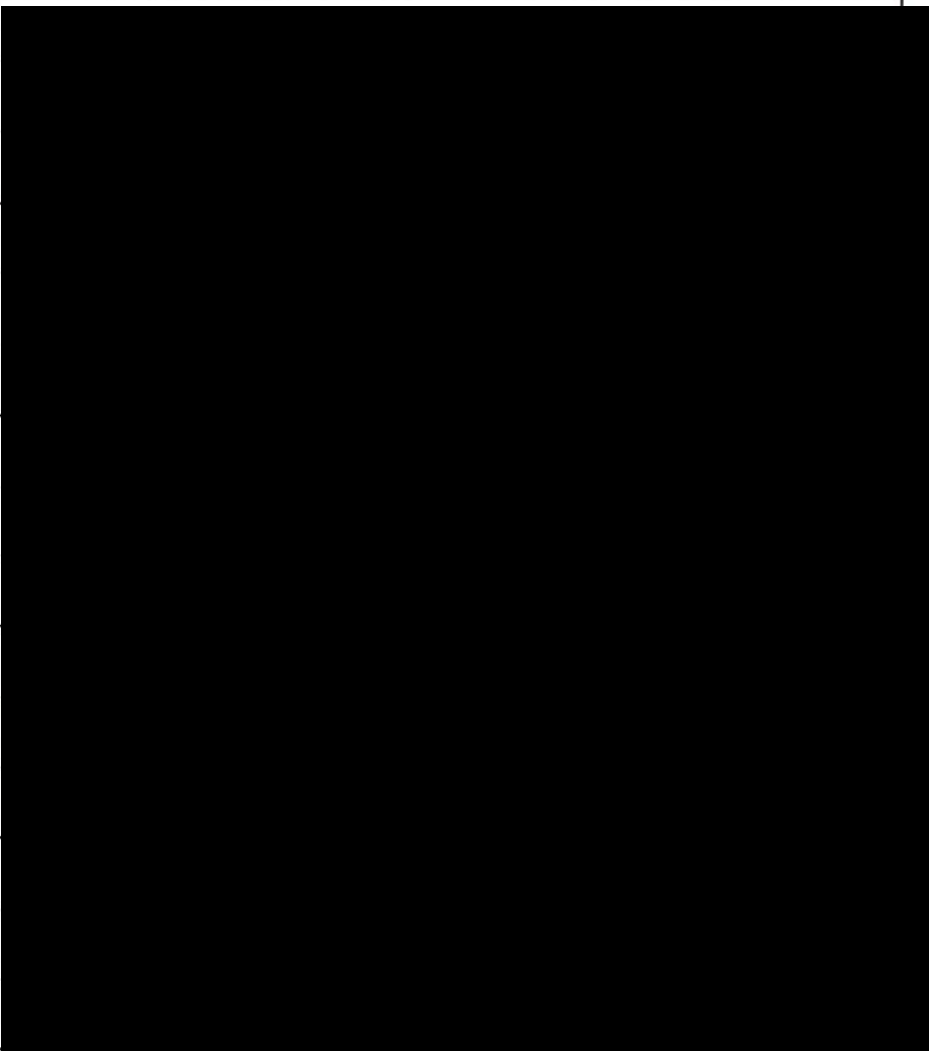

The Historic Hamlet of Springbrook and Surrounding Area

September 24, 2021

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Name and Signature

Address, Phone and Email

41.		
42.		
43.		
44.	Sudha Abraham 	
45.		

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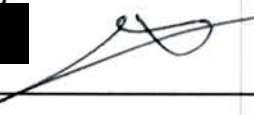
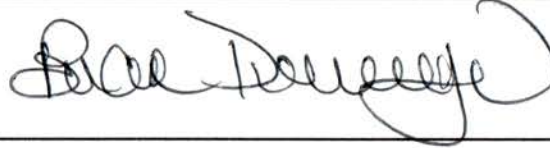
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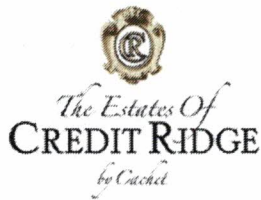
September 24, 2021

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Name and Signature

Address, Phone and Email

46.	Binu Mathew Abraham [Redacted] Binu. 	
47.	Oussama Azar [Redacted] 	
48.	MANJIT S. SAFRI Mentor Gid 3rd	
49.	BRIAN STENY  [Redacted]	
50.		



The Residents of the Estate of Credit Ridge Official Petition

Petition Form

Attention: Brampton City Clerk's Office.

2 Wellington St W,
Brampton, ON L6Y 4R2
Brampton City Hall

The Residents of the Estates of Credit Ridge **Petition to:** Put File# OZS-2020-0018, FILE# OZS-2020-0036 and Branthaven Queen West Inc Project on HOLD due to the rising traffic levels that are dangerous for the public on Royal West Dr.

We, the undersigned residents of the Estate of Credit Ridge and nearby neighbourhoods, **call upon** City of Brampton Development Planning to put on **HOLD:** File# OZS-2020-0018, FILE# OZS-2020-0036 and Branthaven Queen West Inc Project due to rising traffic and to **RE-EVALUATE** the Projects to create proper flow of the community based on the below concerns.

File# OZS-2020-0018

The Residents of the Estates of Credit Ridge have concerns about the proposed condo complex that which will be 14 stories high, house 330 units and have commercial units on the main floor.

The complaint: Our Current traffic levels from the Branthaven Queen W project has already brought an additional 1000 people using the plaza's of Walmart & Home Depot causing many individuals to cut traffic through our subdivision at dangerous levels. Royal West should not be a DR street per legal name and it should be changed. Our safety is at risk, as some days walking on Royal West we see Transportation trucks going 60km in between roundabouts because of the Walmart, Home Depot Delivery Services.

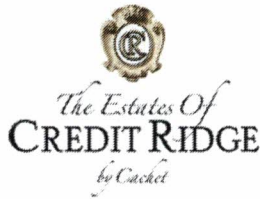
The development of a high-rise building beside 2 million dollar homes will not only decrease the privacy of those living in the area but disrupt the urban planning flow of the division. It also goes against the agreement we were told that only Single Residential Homes as this land is a dead-end. The Noise levels, increased traffic and construction will effect the lives of our current residents.

Lastly, we must keep our river stream safe and putting an additional 5000 people in a 14 story high-rise beside a river will contaminate the water table.

Our Proposal back to the city: Put this project on HOLD to address the current traffic issues of this division before any type of development happens. The current infrastructure cannot withstand the additional 5000 people it will need to develop the project. We would like gated community status. We would like two gates at each ends of Royal West, not restricting any from coming in, but to control the flow of traffic because of our safety, kids, pets and walking. We would like a intercom for deliveries and remotes for residents.

In addition we believe that a high-rise is not the best development choice for this area but propose the development of Single Family Detached Homes in the same style as the current estates to keep the flow of the neighbourhood, doesn't breach the privacy of those in the area while still increasing value.

The residents of the Estates of Credit Ridge Motion on how to resolve current traffic levels & HOLD all developments until this issue of high traffic is solved & re-evaluating the projects coming in to establish proper flow of the community.



The Residents of the Estate of Credit Ridge Official Petition

FILE# OZS-2020-0036

The Residents of the Estates of Credit Ridge have concerns about the development of – single family detached dwellings, 39 street townhouses, a 12-storey apartment building, one condo townhouse block, one park, one partial stormwater management point and Natural heritage system blocks.

The Complaint: Again, traffic levels are a huge priority as the current infrastructure cannot handle this influx of individuals coming through. Right now, we have people using Royal West from both directions; William Parkway & Queen street for short cuts from 7am-9:30am and 4:30-7:30pm everyday. And there is no current restrictions from transportation trucks using the area.

Water contamination of the creek/river is a very serious matter, by increasing these developments to an additional 5000 people It will contaminate the water table

Our Proposal back to the city: Put this project on HOLD to address the current traffic issues of this division before any type of development happens. Potentially install a both ends of Royal West Dr a Gate with remote and intercom for deliveries. We are not restricting anyone from using it but an intercom will decrease that influx.

The residents of the Estates of Credit Ridge Motion on how to resolve current traffic levels & HOLD all developments until this issue of high traffic is solved & re-evaluating the projects coming in to establish proper flow of the community.

Branthaven Queen West Inc projects

The residents of the Estates of Credit Ridge have concerns to the current fluctuation that has impacted our community by the development of the Branthaven Queen West Project with an estimate of 1000 People using royal west drive Overnight.

The Future and current projects in the area will be bringing about 5000 people on Royal west drive everyday to travel to Walmart & home depot and the infrastructure was not built to sustain that level. This level of traffic in the area will be Dangerous of the residents and public on Royal West Drive.

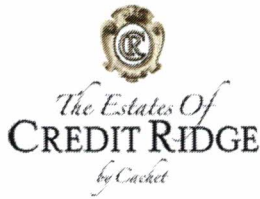
Lastly, we must keep our river stream safe and by putting 5000 people beside a river, it will contaminate the water table.

The residents of the Estates of Credit Ridge Motion on how to resolve current traffic levels & HOLD all developments until this issue of high traffic is solved & re-evaluating the projects coming in to establish proper flow of the community.

Thank You,

The Residents of the Estate of Credit Ridge

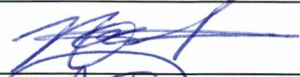

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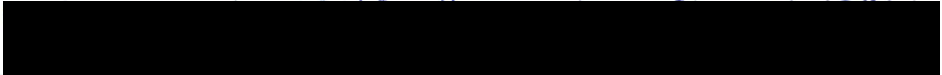
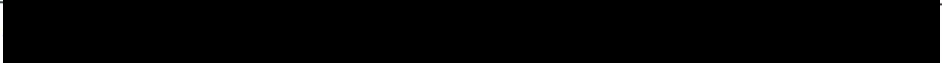
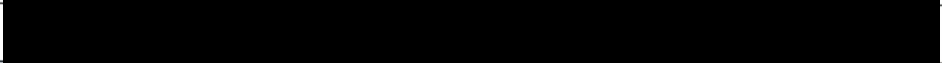
The Residents of the Estate of Credit Ridge Official Petition

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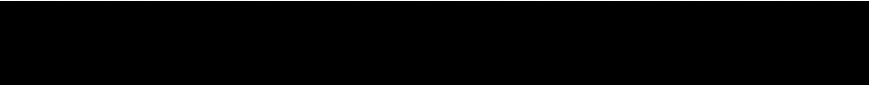
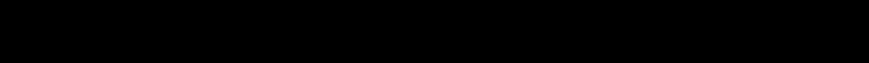
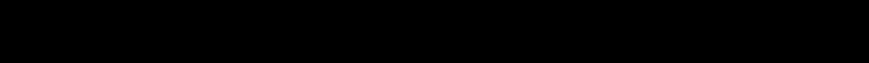
We, the undersigned residents of the Estate of Credit Ridge and nearby neighbourhoods, **call upon** City of Brampton Development Planning to put on **HOLD:** File# OZS-2020-0018, FILE# OZS-2020-0036 and Branthaven Queen West Inc Project due to rising traffic and to **RE-EVALUATE** the Projects to create proper flow of the community based on the outlined concerns.

Name of Organizer 1	Natalie Demiana Okal	Signature of Organizer 1	
Name of Organizer 2	Oliver Shukoori	Name of Organizer 2	
Purpose of the Petition:	City of Brampton Development Planning to put on HOLD: File# OZS-2020-0018, FILE# OZS-2020-0036 and Branthaven Queen West Inc Project due to rising traffic and the additional concerns laid out below and to RE-EVALUATE the Projects to create proper flow of the community based on the outlined concerns.		
Wards Affected	Wards 4, 5 & 6 + Hunttonville.		

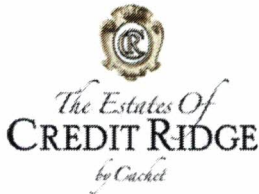
Organizer 1 Information:

Full Name:	Natalie Demiana Okal
Address:	
Phone:	
Email:	

Organizer 2 Information

Full Name:	Oliver Shukoori
Address:	
Phone:	
Email:	



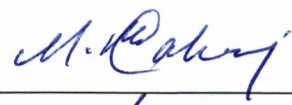




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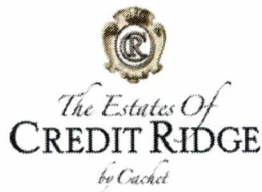
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- Each petitioner must Print and Sign his or her own name, original signatures only. (No Pencil)
- Each petitioner must provide his or her full address – due to the development concerns.

Supporter Name	Mailing Address	Signature (please sign in Ink)
1. Oliver Shukoori		
2. Natalie Okal		
3. NADIRA MAHAJAN		
4. Manohar Bhangra		
5. Stephen + Vicky Chin		
6. EUGENE CARDALLO		
7. Bhawana Malik		
8. Daidya Kinfal		

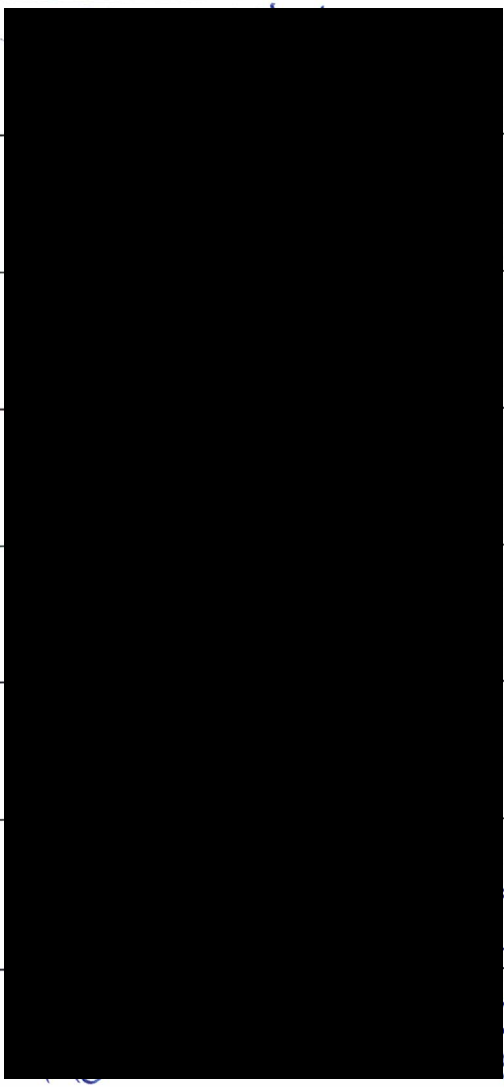


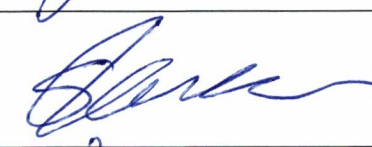
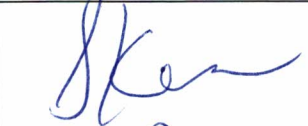
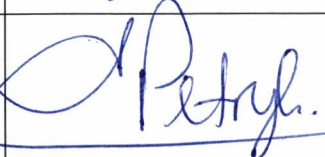

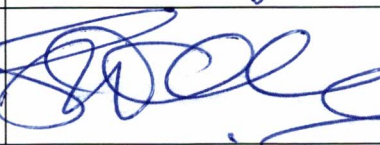
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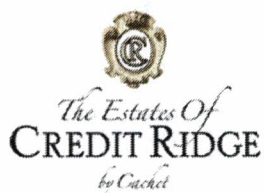
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Supporter Name	Mailing Address	Signature (please sign in Ink)
9. Sukhwant Kaur		P. K. Randhawa
10. Zakiya Mittal		
11. Mayle Dorrington		
12. ^{Sahib} Sidhu G. Sidhu		G. Sidhu
13. Sam Kaur		
14. Sumit Kaur		
15. Laura Petryk		
16. 		

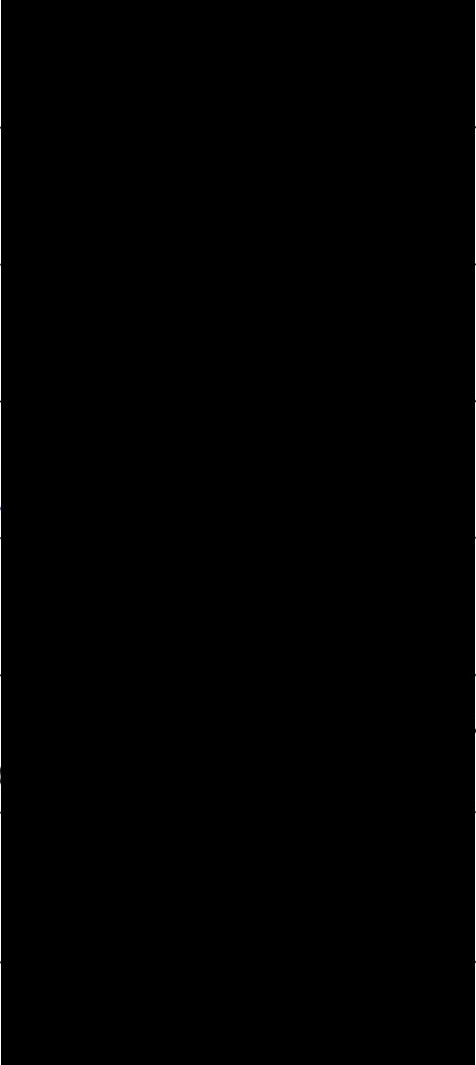
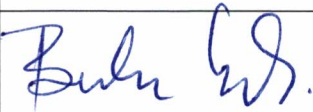



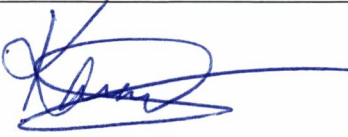



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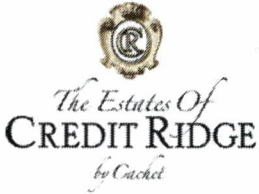
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Supporter Name	Mailing Address	Signature (please sign in Ink)
17. BERHANE GHEBLU		
18. MUHAMMAD JAWAID		
19. Mohes Aman Zy		
20. Pawany K. Gaur		
21. Karan Kandiah		
22. Kuldip & Jaswinder Parmar		
23. Manny Dhillon		
24. Lakshmi Gunnasekara		

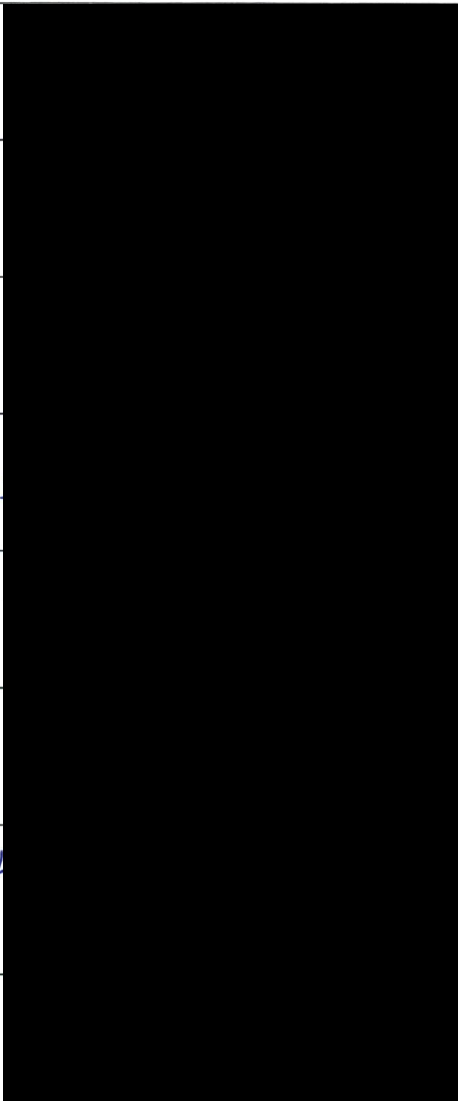




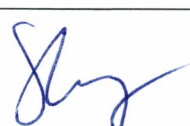

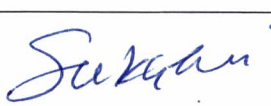

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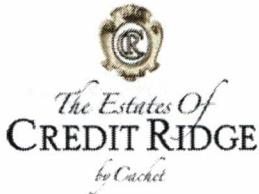
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Supporter Name	Mailing Address	Signature (please sign in Ink)
25. SANA ALI		
26. REDACTED Rabab Okal		
27. Fatima Zaidi		
28. Michael Parente		
29. Syroot Kang		
30. DAVE FLEMING		
31. SUKHBIR BIR		
32. TARIQ KANTROO		





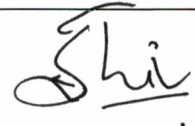

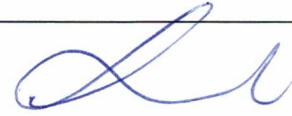


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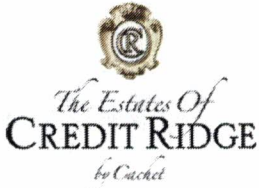
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Supporter Name	Mailing Address	Signature (please sign in Ink)
33. Bals-Shan		
34. Ali Khazal		
35. AMAR CHADHA		
36. SHIV SHARMA		
37. Pu/Kit Bhavsar		
38. ABDUL AMAN		
39. HAIDER WARRAICH		
40. Rashminder Kaur		

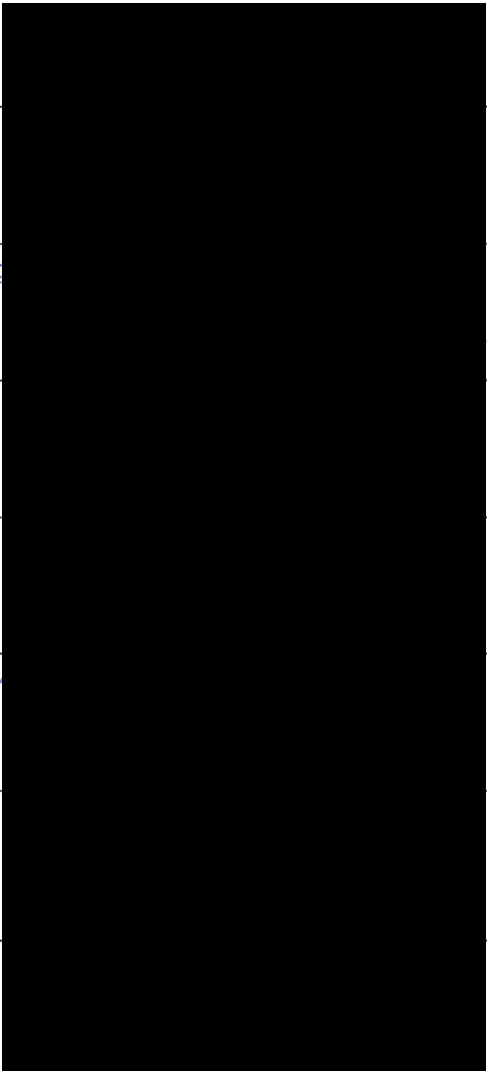








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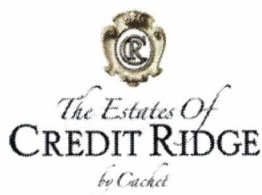
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Supporter Name	Mailing Address	Signature (please sign in Ink)
41. Sachin Kumar		
42. Luy Lui		
43. Bakad Kumar Shae		
44. Rakesh Ghis		
45. Zafreen Kassar & Ehab Shahata		
46. Famar Al-chalabi		
47. ALICE		
48. MANISH JAIN		

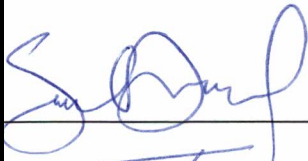


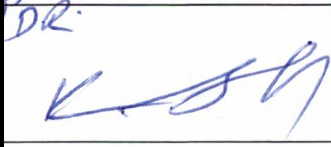

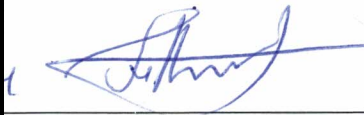


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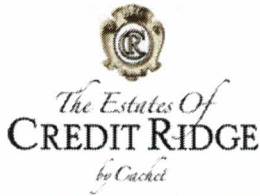
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49. Sawdy Ahmed		
50. A. Javidan		
51. GURSHARAN S. PEAR		
52. KATHIRGIANMI Shanmyganat		
53. Sumeet Solal		
54. ARASA RATHI		
55. HARVINDER		
56. KAMAL GILL		

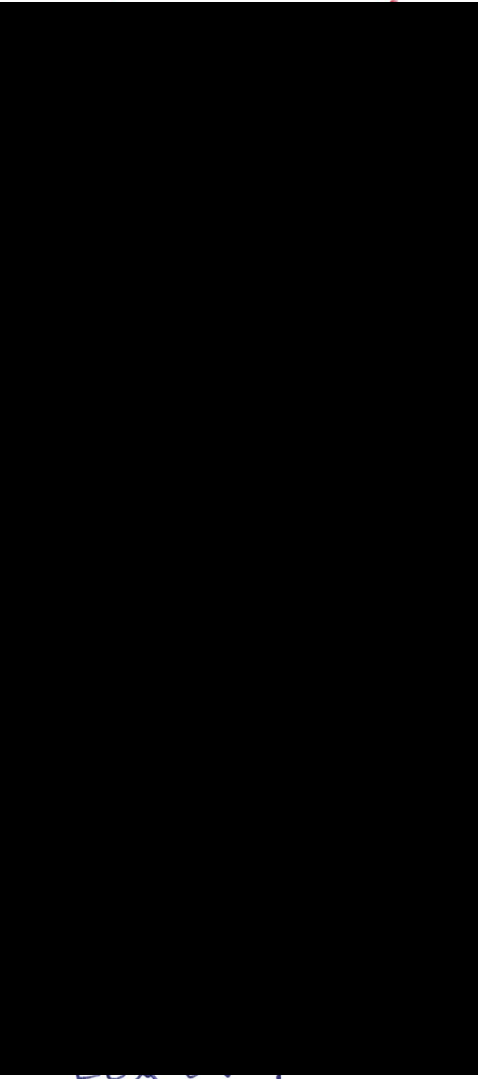
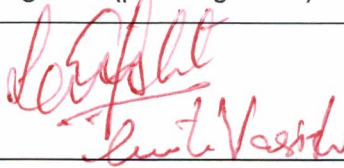



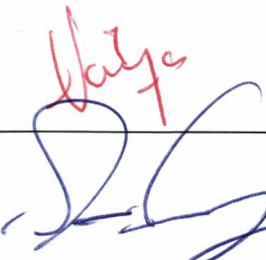
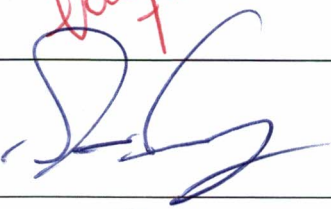

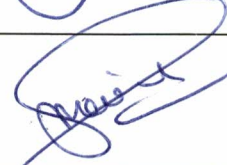
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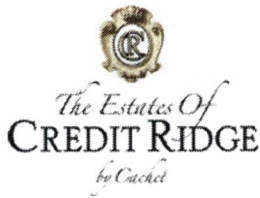
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57. NAVEEN +ANITA VASISHT		
58. Reeta Sandal		
59. Dalbir Bhanga		
60. Siddharth paul		
61. Naiya Bhavsar		
62. AN Pomeroy		
63. Pascal Monge		
64. SANJEEV MALN		

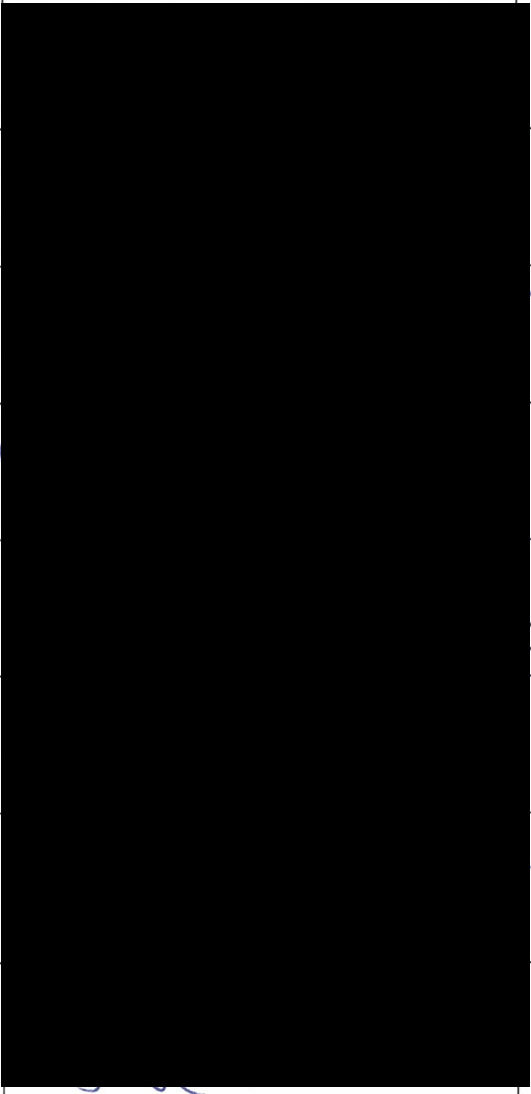

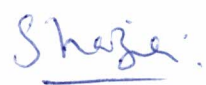



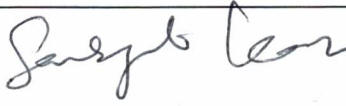


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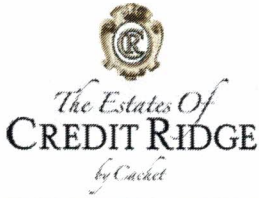
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Supporter Name	Mailing Address	Signature (please sign in Ink)
65. Zain Khan		
66. Shazie Kalia		
67. Umresh Kalia		
68. Avtar Jassal		
69. Julka		
70. Sandeep Kumar		
71. SHAMSHIR IQBAL		
72. Ali Farooq		

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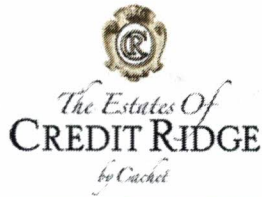
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73. KEN NATHAN		
74. TERRY HARRIS		
75. Zaib Rohile		
76. SHWANN MADNA		
77. HARJOT GREWAL		
78. Edries Shah.		
79. Ahmad Shah.		
80. Salomon Jack Azini		

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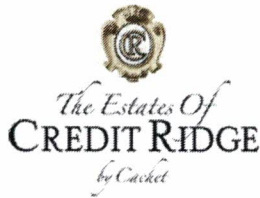
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	Supporter Name	Mailing Address	Signature (please sign in Ink)
81.	81. PUVANESWARAN KIMARAJ		
82.	82. Mohammad Yousuf Zay		
83.	83. Kalpesh Shah		
84.	84. Khuram Ali		
85.	85. VANSAV NARAYANAN		
86.	86. Zaid Aureshi		
87.	87. Mannohan Kaur		
88.	88. SUKHWINDER MANN		

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	Supporter Name	Mailing Address	Signature (please sign in Ink)
89.	83. AMIT SHARMA		
90.	74. DAN MODI		
91.	75. MITCH / RADH DANCAR		
92.	76. NARINDER		
93.	77. Rahul Saggu		
94.	78. Kalachelvan Panchalingam		
95.	79. Thaya Bala Loganathan		
96.	80. Adnan S -		

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