

**WARD 10 - 9445 CLARKWAY DR**

ZONING AMENDMENT OPPOSITION

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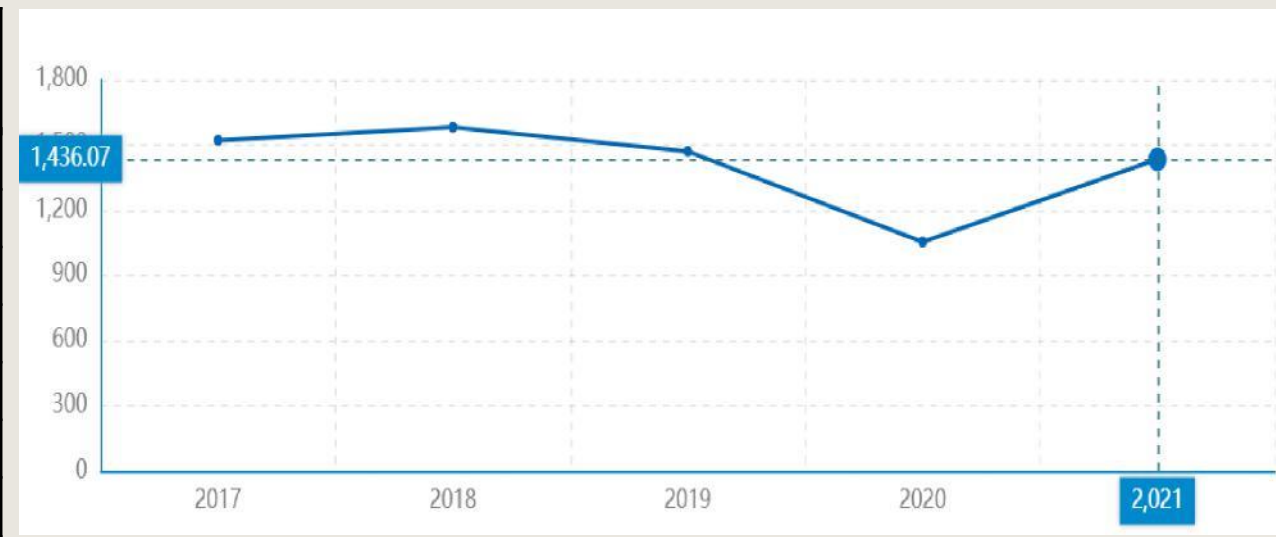
# INTRODUCTION

Raising the opposition to the proposed zoning amendment for 9445 Clarkway Drive, Brampton as it poses serious concerns around loss of Green Zone, threat to kids' safety and privacy of the residents in the neighbourhood. The intersections falls under the accident-prone zones and the streets are ineffective in handling the increased traffic.

- **Predominantly Wooded Area:** Because of the recent increase in the commercial (industrial / warehousing / retail) and residential development sites on both the sides Highway 50, this is the only Wooded Area in the neighbourhood. Re-zoning this predominantly wooded area with negatively impact the environment and the surrounding air quality and create a **negative carbon footprint** with increased traffic. **Animals living in those woods are at RISK!**
- **Kids' Safety:** There are so many kids in this area with **5 Schools within the 1.75km radius**. With one exit being granted on the Clarkway Dr and another one through the Old Clarkway Dr, it poses serious concern around kids' safety. Kids generally play on the streets and with this development and constant in-flow and out-flow of vehicles, kids' safety is at RISK! There are already 2 Commercial Plazas within 500mts range on both the sides.
- **Threat to privacy:** The neighbourhood is purely residential and with such development coming into the close proximity, **it's a threat to privacy and quiet possession.**
- **Accident Zone:** **The bloody multiples of 50 @ HY 50** → more than 500 accidents on HY 50 < 5km range..

Source: [Intersection Collisions on Peel Regional Roads | Data Portal - Region of Peel](#)

Intersection	No. of Accidents
BELLCHASE / TRADE VALLEY X 50 HY	30
CASTLEOAKS CROSS X 50 HY	15
CASTLEMORE / RUTHERFORD X 50 HY	64
LANGSTAFF / COTTRELLE X 50 HY	96
EBENEZER RD X 50 HY	38
FOGAL RD / ZENWAY X 50 HY	142
QUEEN ST X 50 HY	138



- **Increased Traffic:** The neighbourhood streets are narrow and it would be even difficult to navigate with such developments. We already have 2 Commercial Plazas in the neighbourhood and taking a left turn during the peak hours is terrifying and resulting in multiple accidents. We do not wish to increase the traffic on these narrow streets and put ourselves at risk. During the peak days and hours, parking spaces may run out based on the number of vehicles arriving historically and the anticipated growth in the visitors, resulting in parking and chaos the neighbourhood streets.
- **Community Center:** Gore Meadows Community Center is available and open to use for each and every resident which is well equipped and has library, fitness rooms, gymnasium, swimming pool, along side all the other state-of-the-art recreational facilities and community activity centers. The development that is being proposed is, in my mind, duplication of resources at the cost of neighbourhood wooded area, kids' safety, peace, security and privacy of the residents.
- **Existing Studies and Surveys:** Most of the "assumed" data presented to support the zoning amendment and thus development, is flawed and skewed. The traffic data, for example, is taken in Jan 2022 when, we were still under some sort of lockdown where people have been working from home and students studying online. **It's the core winter period when there are minimal pedestrians and less vehicles on the road.** Things have changed and the traffic is getting back to post-covid normal → and this normal is not close to the actual pre-covid normal.
- **Closing Remarks:** With the area being surrounded by pure residential zone, it's zoning amendment request is NOT consistent with the surroundings. Wooded area is being compromised and the ANIMALS living there are at RISK. There are risks to kids' safety, security and residential privacy. This area falls under the Accident Zone and the increased traffic would only worsen the condition. Narrow streets are suffering already from the existing commercial plazas. **WE DO NOT SUPPORT ANY DEVELOPMENT IN THAT GREEN ZONE AREA. WE NEED TO PRESERVE OUR WOODS!**