

Myers, Jeanie

From: Mirella Fratia
Sent: 2023/05/03 2:00 PM
To: Myers, Jeanie
Cc: mirella.fratia; jack.fratia
Subject: [EXTERNAL]Committee of Adjustment - Application #A-2023-0098 WARD #6
Importance: High

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: Jeanie Myers, Secretary-Treasurer
Re: Application for minor variance at 28 Montpelier Street, Brampton

We are the adjoining owners located at 63 Edinburgh Dr. sharing the corner lot with 28 Montpelier St. Since we share a foundation, this is a direct impact that could potentially compromise the integrity of the properties foundation.

We highly oppose this application for the following reasons:

1. The request for the exterior side yard setback is not minor in nature, in fact it is quite major when considering the request is greater than 4 feet beyond what the by-law allows.
2. The below grade entrance request will definitely be highly visible, impactful and dangerous due to the fact this is a corner lot and the requested entrance is on the flankage side. It will also be an unappealing eyesore which is an incongruent stairwell placement contradictory to the original home design.
3. The request can only be for the purpose of renting turning this into a multiple family dwelling and with this comes a number of issues such as:
 - The home has a single car garage and has had the driveway widened well beyond the width of the garage line allowing for 2 parking spaces.
 - The corner of Montpelier and Edinburgh is a very busy corner especially with school buses and parents picking up and dropping off their children coupled with the traffic generated by the various plazas across and nearby.
 - Parking is already an issue with an over abundance of cars parked on the boulevards and streets.
 - The fear of additional noise and havoc will impede our ability for quiet enjoyment as expected in our purchase of a single family dwelling.

The application was made by the current owners who have recently sold their home and will be moving out of the country in the next month. Is this an allowable practice as the current owners will not benefit from this change and will have no interest in its outcome.

We wish to be notified of the decision of the committee of adjustment in respect of this application.

Sincerely,
Mirella and Jack Fratia
Home Owners