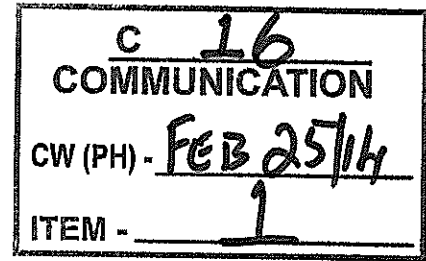


February 25, 2014

John Mackenzie, Commissioner of Planning
Jeffrey A. Abrams, City Clerk
Cc: Sandra Racco, Ward 4 Councillor

City of Vaughan
2141 Major Mackenzie Drive,
Vaughan, ON L6A 1T1



Re: File number OP.13.015, Z.13.043& 19T-13V010 (Applicant: Nine-Ten West Limited)

To Whom It May Concern:

I recently received a notice of public meeting regarding the above referenced planning application to be held on February 25, 2014 at 7pm.

I oppose and object to the suggested amendments to amend the City's Official Plan Application (OP.13.015), Zoning By Law Amendment Application (z.13.043) and the Draft Plan Subdivision Application (19T-13V010).

The proposed development will negatively impact the quality of life of the surrounding residents and community, including issues related to traffic congestion, construction pollution, additional load on surrounding infrastructure, crowded schools, reduction of privacy, and loss in property value.

While I understand the applicant's intention to develop this land, I do not believe that the proposed high-rise buildings are appropriate or compatible with the current low-density, residential neighbourhood surrounding this plot. In comparison to the scale of development proposed, there are very limited benefits offered to the community. There are excellent city playgrounds in the surrounding neighbourhoods, including one at Apple Blossom and Dufferin, so I see very little benefit to existing residents.

I would strongly urge city council to not only consider the technical issues related to a project of this scope, but also the harmful effects on the surrounding communities and neighbourhoods.

Thank you for your consideration.

Kaniz Sivjee
15 Santa Amato Crescent,
Vaughan, ON L4J 0C4