

Laura Rupprecht

Subject: FW: Development of the property at 181 Toronto Street (Files: ZAB 2022-5, SPD 2022-06, SUB 2022-02)

From: DOUGLAS MACKIE [REDACTED]

Sent: September 7, 2022 1:28 PM

To: Dave Barton <dbarton@uxbridge.ca>; Willie Popp <wpopp@uxbridge.ca>; Jennifer Beer <jbeer@uxbridge.ca>

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In my opinion, the proposed zoning and development project for the subject property is both inappropriate and unacceptable. Let me explain.

The three story buildings in the proposal are a clone of the homes on Rodine Egan Crt. Those homes back onto a green space and impact no one. However, the proposed development on Toronto Street backs onto homes on Fred Barnard Way (particularly those numbered even from 20 to 32). The two blocks of three story homes will tower over our properties. Once all the trees are removed (as planned), there will likely be no solution to our privacy concerns and the quality of life we presently enjoy at the rear of our properties will be lost.

When I purchased my property seven years ago, I fully realized that the vacant lot behind my home would ultimately be developed. So, I am not against developing the property but I am interested in seeing it developed in an acceptable way.

I suggest that a plan with row bungalows, similar to but not necessarily identical to our homes, would be perfectly logical. It may be possible to accomplish this with a single point access road onto Toronto Street by using an internal service road in the front of the homes. These homes would face Toronto Street as would their garages. This should be possible considering there are already single family homes existing on Toronto Street. There are lots of examples of this kind of neighbourhood in both Durham and York Regions.

I am asking the Township to reconsider the proposed plan and urge the developer to submit alternative suggestions. I realize that going back to the drawing board may delay the proposed project but this would take into consideration and respect my objections. The Township and the developer have had months to prepare the proposal, I have had just a few weeks to digest everything.

Doug Mackie
[REDACTED]