

FROM: Do It Yourself Garage (1974) Limited
SENT: April 2, 2019
TO: Clerks Richmond Hill (clerks@richmondhill.ca)
SUBJECT: Comment For April 3, 2019 meeting

TO WHOM IT MAY CONCERN:

I am the property manager and my family owns the property located at 10077 Yonge Street, Richmond Hill. I am writing this letter specifically in regards to the proposal to repeal the Downtown Local Center Secondary Plan.

The proposal of the DLCSP in my opinion truly unrealistic. It is very upsetting to me to think that there has been no full realistic thought and especially consideration or respect to any of the landowner's investments in their properties.

Specifically commenting on the DLCSP's vision for "linked system of courtyards and mews"

1. The property located at 10077 Yonge Street has an enormous transformer in the back, question, what do I do with that?
2. There are 2 large garbage bins in the back of the property to service my tenants, a garbage truck comes by twice a week to empty the bins, question, what do I do with that?
3. During the winter months there is so much snow that I don't have room to put it and it takes up at least 6-8 parking spaces, question, what do I do with that?
4. There is a driveway going to the back parking lot between my building and the building next door which is proposed to be a walkway, question, how do you have cars driving in and out and courtyards and mews on the same driveway.
5. Companies insure properties according to business within the building not for courtyards and mews. question, what do I do with that.
6. Maintenance and liability of the courtyards and mews, who is responsible for that, why should it be the property owner, I don't want these proposed courtyards and mews.
7. Safety issues, what do I do with that.
8. Who is responsible and installing the proper lighting and who will be paying for the lighting.
9. What is the GAIN to have courtyards and mews in the back of properties when sidewalks designated specifically for walking on Yonge Street are less than 200 feet away measured. The plan shows walkway across the back but it then stops because of the tridel building, then going thru a driveway for cars and back onto Yonge Street, then going back to the back of properties. It seems like COURTYARDS AND MEWS to nowhere. What is the GAIN for this vision.
10. I depend on the back of my parking lot for parking for my Tenants and their customers, hydro transformer, garbage bins and rear access to the building, question, where will they park their cars?
11. We already have enormous parking problems, it is unrealistic to ignore all the major issues and put courtyards and mews without any consideration to any the above issues.
12. There are so many more issues that need to be addressed and taken into consideration.

I don't understand why the vision of courtyards and mews can't be on Yonge Street, with all the little shops, putting benches, cleaning and maintaining Yonge Street as an uptown main street should be.

Take a look at Markham Main Street, or Unionville Main Street. It is so unrealistic, to propose taking the back of building owner's property without truly walking through and assessing each and every property and asking what is the benefit to each property owner. The property owners are the one's who pay the realty taxes and make growth possible. What is the GAIN for this unrealistic vision for the Town of Richmond Hill. Let's clean the front of Yonge Street and not just ignore everything and move it all to the back where it cannot be seen. As they say OUT OF SIGHT, OUT OF MIND is not the solution.

Thank you,

DO IT YOURSELF GARAGE (1974) LIMITED

Mary Amato