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Subject: KDA Yonge and Bernard

<https://www.yorkregion.com/news-story/9970359-vaughan-postpones-may-public-hearings-after-outcry-on-hot-potato-applications/>

Firstly to the Richmond Hill Councillors who did not read the article in the Vaughan Citizen that was dealing with a development that was opposed by ratepayers and in recognition of the rights of citizens to participate in conducting public scrutiny of developments, the Council meeting was postponed.

The Councillors in Richmond Hill who are actively pushing for the KDA development have shown a shameless disregard for the residents of Richmond Hill to participate in public meetings to express their opposition for this project which made sense for 15 storey heights but makes no sense for 40 storeys. To add insult to injury the most recent proposal was released on May 6, 2020 with a meeting to approve the project on May 13, 2020. What that says is that there is no possible way that residents will have ample time to review the many hundreds of pages in the proposal within one week. How could the Councillors not know that this in itself is impossible. And looming above all of this is the COVID19 pandemic which has shuttered residents in their homes. Some Councillors have suggested that virtual meetings are just fine during a pandemic which shows an abysmal understanding of the impact that this pandemic is having on residents.

What the Councillors who are rushing this through the process at the speed of light have failed to realize the very negative aspects of their latest proposal which include but are not limited to the following.

The failure to realize that:

1. Increasing height and density have implications for all of the residents in Richmond Hill who are aware that if Council can ram through this proposal in the pompous manner they are doing, this might similarly and negatively impact other proposals that are being considered.

2. The density proposed are well beyond what residents have come to expect over the past several years. This almost tripling of the storey height leads to density that is not necessary or appropriate for this area.

3. The Yonge Bernard KDA plan approved by Council in 2017 went through a lengthy and rigorous review that resulted in the approval of the 15 storey height. The like a bolt out of the blue all that work fell by the wayside just like that and the plan went into drive to triple the storey height and density. It is very unusual for developments like this that require a lot of input from the community as well could suddenly balloon so out of proportion to what everyone expected.

4. This is project that deserves to abut a major highway such as a location at Yonge and Highway 7 and not in a suburban residential enclave like Yonge Bernard where the residential streets are capillaries and not arteries and yet these residential streets such as Canyon Trail and Yorkland will absorbing much of traffic congestion that will inevitably result. This size of project needs a subway to quickly clear the area without congestion. Also the Yonge Bernard location would not be able to handle the congestion when the residents in the 40 storey towers emerge on a weekday morning in an attempt to drive to work when they almost certainly all meet each other at the same points trying leave the area for work.

5. Claims have been circulating that the newest project would actually reduce traffic congestion but that just does not make any sense whatsoever.

6. Mention has been made that the construction of these towers will increase affordable housing. There is no evidence whatsoever that in the present realty market in Toronto and surrounding areas that that could possible be the case here.

7. And how can anyone who has the slightest appreciation of the gravity of the current COVID19 pandemic, not be open to postponing a project that is not a business essential and that more importantly does not take into consideration the importance of public scrutiny. That should be the major consideration of any Councillor who is a supporter of democratic principles of public presentation and not, let us be clear, symbolic representation. These are not normal times. Councillors need to take that into consideration.

8. I am almost certain that this Council has not taken into consideration, the downstream traffic south along Yonge Street will bring. Already, between Major Mackenzie and Highway 7 along Yonge, the side streets such as Avenue Road and Kersey are crowded with lines of traffic that have exited Yonge Street to find another route home enduring one stoplight after another in their drive through those residential streets. The density of the current proposal will just make that a lot worse.

9. The 2017 plan should be endorsed by Council and defended by the Richmond Hill Planning Staff at the upcoming LPAT hearings.

10. The livability and vibrancy of the Richmond Hill Community depends on having a Council that listens to its residents and if that is not the role of any Council then what is it?

Vaughan Council responded to reason and the needs of its residents. Let us see if Richmond Hill Council is capable of doing the same.

Aldo Dolcetti