

From: Alex C.

Sent: Monday, January 23, 2023 11:04 AM

To: Clerks Richmondhill clerks@richmondhill.ca

Subject: City Files D02-18021 and D0318010

I would like to address council in regards to this matter scheduled for review on Wednesday, January 25, 2023

The proposed project of 9 townhomes and 8 semi detached dwellings in this parcel of land presents significant safety concerns to the surrounding residents who use Colesbrook Rd for their daily commute as proper traffic studies were not presented in plan.

The intersection of Gamble Rd and Colesbrook Rd W. is located on top of the highest elevation and it has been increasingly difficult and potentially dangerous to for vehicles to exit from Colesbrook Rd onto westbound Gamble due to limited visibility for low height vehicles (i.e. sedans) The placement of a 3 storey townhome structure will further hinder visibility of incoming westbound traffic, as the buildings appear to be planned so close to the intersection.

Based on my daily commute, vehicles making left turn onto Gamble Rd from Colesbrook Rd. almost always position themselves beyond the stop line marking in an attempt to acquire proper visibility of cross traffic. The construction of a large townhouse will definitely reduce the driver's line of sight and is outright dangerous. Council will need to perform proper traffic studies and should explore the use of a traffic signal at this intersection before proceeding.

Also, the relatively high density project will increase higher frequency of street parking close to this intersection and will create a dangerous environment for immediate residents as Colesbrook represents a busy inlet street for all the houses in the area. Additional parking spaces for visitors need to be included in the plan. Again, proper traffic studies and the possible placement speed control mechanisms and signage should be considered to avoid potential fatality as I frequently see young kids running down the sloped street to chase after their loose ball/toys. Also, please note that a previous speed sign posted southbound was torn down by the previous developer and was not replaced.

Thank You.

Dr. Alexander Cheah

20 Colesbrook Rd