

RECEIVED VIA EMAIL

June 12, 2020

To: Town of The Blue Mountains - Town Council (via Town Clerk – Corrine Giles)

Re: Meeting of the Whole Council on June 16, 2020

Agenda Item B.15.1 Recommendation Report – Mountainside Developments Zoning Amendment PDS.20.09 (104-108 Settlers Way, Blue Mountains, ON) South Part of Lot 19, Concession 2.

THIS APPLICATION IS BEING MADE WITHOUT ANY INFORMATION CIRCULATED TO THE RESIDENTS OF THE AREA. Heather Macnaughton only was emailed by Denise Whaley, Planner, on June 10, 2020 that we could watch the meeting on-line. **This proposal has not been given ample time for proper consideration or comments. This proposal was turned down by Town Council in May 2018 due to neighbourhood objections. Although the number of units has now been reduced from 8 to 7, all of the same issues exist.**

We have the following issues with the rezoning at this time:

- 1) The west end of Settler's Way, where the proposed development is to be accessed from, was originally a laneway, so it is substantially narrower than the main part of Settler's Way. This means:
 - Garbage and fire trucks do not have proper access. Currently the garbage truck backs down the street to pick up from the subject properties as there is no room to turn around.
 - Town Snowplow cannot currently go down this part of the street.
- 2) Aerial Services for Hydro, Cable and Phone – this part of Settler's Way, all the way down to 127 Settler's Way, is in an older neighbourhood with overhead wires on the north side. With 7 townhouses on the south side, 21 wires will need to go across street for access to services.
- 3) No streetlights on street as it is an older neighbourhood.
- 4) No garbage room in plans. Does this mean there will be 4 containers (trash, recycle (2) green bin) times 7 units or 28 units at curbside weekly?
- 5) Water and sewage capacity for single family usage, not multi family.
- 6) Electrical capacity is already at capacity for this part of the street as we get dimming lights when our air conditioner turns on. Adding 7 large homes is not feasible.
- 7) Drawings of development do show places to store snow but run off would go right into adjacent properties.
- 8) Height looks to be three stories plus garages etc in lower level which would be far in excess of anything in the neighbourhood and would not be appropriate for the neighbourhood.

Respectfully Submitted,

Heather Macnaughton and David Dunphy
Full Time Residents [REDACTED] Settler's Way, Blue Mountains, ON L9Y 0N9