

From: Anne McEwan
Sent: Wednesday, January 02, 2019 8:34 AM
To: Lysynski, Heather <hlysynsk@London.ca>
Subject: Sifton Victoria on the River. - Block 153

Attn: H.Lysyncki

I hereby submit my concerns over the proposed Block 153 (Application File No. SPA17-062 - Sifton Properties Limited) File: 39T-09502 / Z-8793 Planner: L. Mottram (City Hall) 2835

Sheffield Place, Victoria on the River new subdivision.

If I understand from the plans, the vehicular entry from the present circle at the North end of Sheffield would be over a public present footpath and into Block 153. I would like a more detailed plan of this ingress/egress be made public - preferably before the meeting on 7th January 2019. I cannot fathom how a 2 lane road crossing a public pathway would not be a danger concern to residents and their children. The plans for this area (Block 153) include an asterisk alongside the area to the west, referencing a potential development area.

My concern for this proposed location for Block 153 (30 houses) is the estimated amount of automobiles that would be accessing this area. 30 houses could have 30-60 cars total. Sheffield Place from Commissioners is the only access into Victoria to EVERY street in the subdivision. One more street (Kettering) is still to be accessed. It is a 2 lane Boulevard, the mail boxes are on the same street and school bus stops are also on the same street. Homes on Sheffield would therefore have that extra amount of traffic every day passing their front yards. This area has a young family population.

With the area built on 'terraces' (original planning term) we already have a problem with speeding on Sheffield - even with the one round-a-bout

Another of my concerns with this planned entry to the new homes would be the nature upset in regards to the present wild life, ecosystem and wetland habitat in and around the pond and also the area with the cluster of tiered bird houses. I can think of no other place with this beautiful nature reserve with such a close proximity to the residents of London to be enjoyed.

I can only imagine how long construction of these homes would take plus the heavy vehicles dominating the area for the same period of time. Is it feasible to suggest concentrating on new builds in another part of Victoria and holding off on the Sifton

condominium homes until that 'potential development area' is ready for implementing because that would include new street planning and could incorporate an entry from the west side rather than the east side. In that solution, one of the detached condominiums could be moved from the West side of Block 153 to the East side

I do hope all submissions will be heard at the upcoming meeting on Monday 7th January.

Thank you for your time
Anne McEwan