

PUBLIC PARTICIPATION MEETING COMMENTS

3.6 PUBLIC PARTICIPATION MEETING – Application – 3924 Colonel Talbot Road

- Councillor P. Squire: Is there a staff presentation on this matter? Sorry is there a presentation from staff?
- Matt Feldberg: Thank you Mr. Chair. It's Matt Feldberg speaking. We are just waiting for Mr. Meksula to get back on. He's actually going to do the presentation. Perhaps Mr. Page if you have a quick summary that you could provide the committee for us.
- Councillor P. Squire: Okay I'm going to move on we're not going to hold things up and so we will go to the public part. Alright Mr. Stapleton, the applicant you go ahead.
- Stephen Stapleton, Auburn Developments: Yes, thank you very much. I'm I don't need a presentation I'm happy with the staff report and I would like to thank them for their hard work on this file and we spent over a year to come into this consensus and we look forward to bringing it on stream very shortly so we want to thank staff for that and look forward to moving ahead. Thank you.
- Councillor P. Squire: Thank you Mr. Stapleton. Is there any are there any other? I understood was one other person wanted to speak to this issue.
- Cathy Saunders, City Clerk: Mr. Gray is online sir.
- Councillor P. Squire: Alright.
- Jeff Gray: Good afternoon your worship members of Council and the Planning Committee. My name is Jeff Gray and thank you for the opportunity to speak on this issue this afternoon. I'm a resident of the Applegate subdivision which is located at the southwest corner of Kilbourne Road and Colonel Talbot Roads. I am living in the subdivision since August of 2001. I am here speaking on behalf of some of the residents of the subdivision. As I stated in my previous correspondence to the city councillor for the area Anna Hopkins and the Planning Department for the city, I've addressed the concerns for the residents of the area as the following. As the residents from the area, there is no issue of this area expanding to fill the need for residential housing as it was inevitable that this was going to occur at some time to this area and is now our turn. As I stated before this is an opportunity to make things right in the beginning stages of a contract instead of a band-aid solution and coming in and making a fix for a larger dollar, in a larger dollar amount in the future. I understand there's a study being conducted the fall of 2021 for changes coming to Colonel Talbot Road which includes the above-mentioned intersection. A request being made by myself and echoed by the other residents at the applicant's subdivision is the need for some type of traffic control for the intersection of Colonel Talbot Road and Hayward, Kilbourne Road and not just stop signs for the adjoining roads. The traffic on Colonel Talbot Road has been increasing over the years and the increase at the southwest corner of the city due to the expanse. As this area is about ready to expand further people have been using it as an alternative to Wonderland Road due to construction in the past which will occur in the future as Wonderland Road is expanded to six lanes three north and three south. Traffic has continued to grow, and it is making it harder for those wanting to turn left on to Colonel Talbot Road from Kilbourne Road. I know there has been a been traffic lights or pardon me, I know there's traffic lights going on Pack Road and Colonel Talbot Road I believe either this year or next which will halt in south bound, south bound traffic break but it will not assist north bound traffic flow. The other factor that is not taken into the equation will be traffic coming from the east once Hayward and Kilbourne Road is opened and there will be traffic coming from the new

subdivision plus Wonderland and Bostwick Roads. Kilbourne Road offers a uniqueness that it does not intersect with Colonel Talbot Road in a ninety degree, at ninety degrees, it might meet at about seven degrees. This causes concern for drivers trying to make their turn from Kilbourne on to Colonel Talbot Road as Colonel Talbot Road is also curbing at this point which makes it hard for people to view traffic coming from the north and south and then you will have to add the issue of also trying to view straight ahead traffic and watch traffic entering from the east and from a road which, from a road which is intersecting with Colonel Talbot Road at ninety degrees so the new Hayward Road will be intersecting with Colonel Talbot at a ninety degree angle. I understand that regulations that stipulate when there is a requirement for increased type of traffic control measures at intersection but some of that is based on traffic, traffic collision data. I also understand that the City of London can make these changes on their own. I do not I do not have the collision data for this intersection at present, but we would have the opportunity to alleviate this potential inefficiency of bringing a new road from a new subdivision. In my opinion a four-way stop does not work as they want to try to continue traffic flow for north-south traffic plus you're coming out of a curve into a stop. This may have the same concerns dealing with traffic lights, but it still allows for the flow of traffic along Colonel Talbot Road. Traffic circle that started take hold on new subdivisions on main streets here in the city and especially one at the intersection of Southdale Road and Colonel Talbot Road in the next couple of years. A traffic circle would allow traffic to flow from all directions you would not make for a sudden stop coming out of a curve with proper signage prior to getting to the traffic circle. It is my opinion that this would be an opportune time to construct a traffic circle as there are presently no development on the east side of Colonel Talbot Road and the lands on the west side of Colonel Talbot Road would not affect the businesses or the church as there are plenty of room to expand the intersection in all directions. Again, this time is to make things right in the beginning before money is spent on a temporary fix, but that money could be used for a proper fix at the beginning at a cheaper price since the cost in the future would rise. A traffic circle would also shift those trying to access Kilbourne Road from the south at the present time traffic is trying to turn right and left on Colonel Talbot Road from Kilbourne Road playing inch game trying to get a clear view trying to make their respective turns. The right car inches forward to get a view the left will inch forward to get a view they end up going further into the intersection with the left car potentially blocking those trying to make left turns on to Kilbourne Road from Colonel Talbot Road. The turning road will also have to travel westbound into the Kilbourne Road lane trying to get a view to make a left turn at ninety degree at Colonel Talbot Road. This causes a concern for issues of cars making left hand turns on to Kilbourne Road as a traffic lane thankfully it's a wide intersection. The other issue I want to bring forward is a minor one.

- Councillor P. Squire: Sir just to let you know, you have one minute remaining.
- Jeff Gray: Thank you. Having a road with two names. I understand there've been no objection from other services who had this passed by them but having a background in public service it is always confusing to try and locate residents especially when a road has two names especially when the extension has already been named as Kilbourne Road where it intersects with Wonderland Road. It's already posted as Kilbourne Road at that intersection. I know with the advent of GPS emergency vehicles are equipped with mapping software it is not only those people who access these roads. Kilbourne Road has been around for many years I know the new road aims to honour a person who contributed to the City of London, Kilbourne Road is also honoring someone else's name. Displaying road names does not make sense with names being applied to new

roads and a new subdivision this is not an amalgamation at the area with the road games already established on two sides of Colonel Talbot Road. Thank you very much for your time.

- Councillor P. Squire: Thank you very much and I'll try to get your questions answered, your concerns answered by staff after we do the rest of the delegations.
- Jeff Gray: Thank you Councillor.
- Councillor P. Squire: Alright it doesn't look like there are any other delegations, so I'll ask for a motion to close the public participation meeting.