

# THE CORPORATION OF THE TOWN OF GEORGINA

## COUNCIL ADDENDUM 3

Wednesday, September 14, 2016  
7:00 PM

### 11. PUBLIC MEETINGS

(1) STATUTORY MEETING(S) UNDER THE PLANNING ACT OR MEETINGS  
PERTAINING TO THE CONTINUATION OF PLANNING MATTERS

Pages 92-142

(7:30 p.m.)

- (B) Application to Amend Zoning By-law No. 500  
YASH18 LIMITED  
Part Lot 32 and Lot 33, Plan 248  
AGENT: Cantam Group Limited

Report No. DS-2016-0070

Correspondence from;

- Peter Doel expressing support of the application
- Gerald Bryant expressing support of the application
- Bill Bennett Motors expressing support of the application
- Jeffrey Day expressing support of the application
- Beverley Wilson in opposition to the application
- Susan McAfee in opposition to the application

## Carolyn Lance

---

**From:** Peter Doel  
**Sent:** August-31-16 2:29 PM  
**To:** Tolek Makarewicz  
**Subject:** Re:Town File 03.1091

I have been a patron at this convenience store for some time and I find it very clean, well organized and well managed. The owners and staff are friendly and efficient and a new building can only improve the operation. The addition of a gas bar is a definite plus. I'm sure the need for a gas bar is there--when I came to Sutton 50 years ago and purchased a gas bar on Dalton Road there were no less than 6 gasoline outlets on the road plus 2 on High Street and 1 each on Baseline and Highway 48. Today we have only 2 and because they are both located at the busy Dalton Road and High Street intersection they can be awkward to enter and exit and I know that I will choose to fill up at the new proposed gas bar. I am not a planner but after studying the site plan I feel that it has been well thought out and the proposed redevelopment will be an asset to the Dalton Road streetscape. I support this application all the way

Peter Doel  
[pgdoel@gmail.com](mailto:pgdoel@gmail.com)

**From:** Gerald Bryant  
**Sent:** September-04-16 12:43 PM  
**To:** Anna Geniole  
**Subject:** Proposal 20993 and 20997 Dalton Road, Jacksons point

Please note that myself and many others I know fully support this proposal and believe in Yash 18 and believe it will be an asset to the local area, thank you.

Gerald Bryant  
2057 metro rd  
Jacksons pt

## **Carolyn Lance**

---

**From:** billbennettmotors@rogers.com  
**Sent:** September-08-16 11:10 AM  
**To:** Tolek Makarewicz  
**Subject:** proposal 20993,and 20997

We are in full support for this PROPOSAL ! thanks Bill

Bill Bennett Motors

77 High Street P.O. Box 765  
Sutton West, ON, L0E 1R0

Tel: (905)-722-8650  
Fax: (905)-722-7270  
Cell: (905)-252-3985  
[www.billbennettmotors.com](http://www.billbennettmotors.com)  
[www.thecreditclinic.ca](http://www.thecreditclinic.ca)

"Let us drive you happy"

-----Original Message-----

From: jeff day

Sent: September-09-16 8:55 PM

To: Anna Geniole

Subject: Comment for proposal 20993 20997 dalton Rd plan 248

I wish to make a comment about the plan for a gas station at 20993 20997 dalton Rd part of lot 32 and 33, plan 248. I own 36 allen drive which is pretty much across the street. I wish to state I strongly agree with this proposal. Our area needs a gas station and the improvements planned on the property will bring a great look to the neighbourhood. I do not see any issues with the plan.

Jeffrey day

36 allen drive jacksons point on I0e 110

Sent from my iPad

## Carolyn Lance

---

**From:** Beverley Wilson  
**Sent:** September-09-16 11:25 AM  
**To:** Tolek Makarewicz  
**Subject:** Town File: 03.1091

Dear Mr. Makarewicz:

This is in regards to Proposal 20993 and 20097 Dalton Road Jacksons Point. This application suggests the redevelopment of these properties to accommodate a gas station/ convenience store.

I question the need for a gas station when there are two gas stations 1 1/2 kms down the road.

It would seem to me that the town would be against creating a "gasoline alley".

This added station will affect the long established business of those stations down the road.

Also TMD performance, a garage run by Frank Deluca has been in operation at this location since 2008.

Mr. Deluca is a hard working father of five. He is an honest businessman with an excellent reputation who provides a much needed service to the community.

In the town's economic development plan has the uprooting of existing businesses been taken into consideration? Will the town help to relocate Mr. Deluca within the Sutton/Jacksons Point area?

I work in Sutton and can leave my vehicle at TMD and walk/bike to work. It is imperative to me that this option remains open as I am a crossing guard with the town.

We have enough gas stations and have a greater need for this garage.

A gas station somewhere along baseline to accommodate commuters leaving town would make much more sense and alleviate possible congestion on Dalton Road.

Beverley Wilson  
5 Nasello Ave, Jacksons Point

## **Carolyn Lance**

---

**Subject:** FW: Planning proposal: town file 03.1091....gas station/convenience store

**From:** Susan McAfee

**Sent:** September-14-16 2:39 PM

**To:** Anna Geniole

**Subject:** Planning proposal: town file 03.1091....gas station/convenience store

To: planning division. Attn: Anna Geniole.

I am greatly opposed to this proposal for the following reasons.

I own my home, which I have resided in for over 35 years. The proposed gas station is very close to my home.

I think it is unnecessary to have a third gas station on the small stretch of Dalton Rd. There are 2 full-size gas stations that have served the community for years.

There are other areas more suitable for a gas station that do not negatively affect existing residents.

One built between Sutton and Keswick seems logical. Especially with the hundreds of new residents on baseline.

I realize the town could benefit greatly from a multi-million dollar endeavour. But I hope the well-being of the long existing residents close by to this proposal would have an important impact on any decision making by our council members.

The town could still benefit from this type of proposal at another site which does not interfere with residents lives negatively.

A decision in favor of this proposal would certainly affect the harmonious life that exists for me now. (I speak for myself but my neighbours feel the same)

I feel certain it would negatively alter my property value. Who would want to live so close to a gas station?

I feel confident that the mayor and council members would vote against a decision to have a gas station built a couple hundred feet from their lovely homes, which exist in a residentially zoned area.

I think there would be a safety risk for the elementary school children that walk the Dalton Rd. route to school everyday due to increased traffic at this site.

Gas stations have large and numerous curb cuts to allow for easy flow of traffic. These curb cuts interrupt the sidewalk and create an unpleasant and unsafe environment for pedestrians and bicyclists.

Will there be a health risk for my family because of the ever present gas vapours that can travel with the wind to my home constantly? Is this a possibility that can be assured 100% will not happen?

There will be noise pollution. Constant traffic. Sounds from general traffic travel can already be heard from my home.

There will be light pollution from the station -- winter months would be especially bad because of early darkness. These bright lights would invade the night serenity of my home.

I know that all of the residents of Georgina have our elected officials in place to hear our voices and to care what happens to each of us. They know each of us is important and care how the impact of a decision can greatly affect the peace of a person's life.

I think this proposal would be better in an area that is farther from residential zoning and does not negatively affect existing long-time homeowners.

I recommend my town does not accept this proposal for all of the important concerns mentioned.

This is not a good idea for this neighborhood.

Thank-you

Sincerely,  
Mrs. Susan McAfee  
6 Sunnidale Blvd.  
Jackson's Point  
Ontario. L0E 1L0