

DEPUTATION REQUEST

COMMITTEE OF THE WHOLE
SEPTEMBER 10, 2020

Subject: King Official Plan

Spokesperson: Sher St. Kitts

Name of Group or person(s) being represented (if applicable): Residents of Snowball

Brief summary of issue or purpose of deputation:

AGGREGATES IN THE HAMLET OF SNOWBALL ARE EXPANDING. THIS LITTLE HAMLET IS ALSO ZONED 'RESIDENTIAL' AND WE BUILT OUR HOME AT 1359 WELLINGTON STREET WEST YEARS BEFORE THE AGGREGATE ARRIVED AND SLOWLY BEGAN TO EXPAND ITS OPERATIONS. TODAY WE ARE PLAGUED WITH BIG TRUCKS PASSING OUR HOME EVERY 5 - 10 SECONDS HALF OF WHICH ARE FOR EITHER BROCK AGGREGATES ACROSS THE STREET WITHIN LESS THAN 50 METERS OF OUR FRONT DOOR OR THE SUPPOSED GARDEN CENTRE WHICH IS NOW ALSO BECOMING AN AGGREGATE TRANSFER STATION - WHICH IS LESS THAN 30 METERS FROM OUR FRONT DOOR. NUISANCES OF DUST, NOISE, TRUCK BRAKES, BACK UP BEEPERS, LOADERS, TRAFFIC PROBLEMS AND SAFETY ISSUES HAPPEN DAILY AT OUR FRONT STEPS. AGGREGATE BUSINESS AND RESIDENTIAL DO NOT EXIST NEAR ONE ANOTHER IN HARMONY. WE SUFFER FROM THE DUST AND NOISE. SNOWBALL HAS BECOME MORE OF A "DUSTBALL". TOWNSHIP PROMISED TO MONITOR ANY EXPANSION OF THE AGGREGATES IN SNOWBALL AND TO ENSURE IF THAT DID. HAPPEN THE BUSINESS SO DOING WOULD TAKE STEPS TO MITIGATE THE NUISANCE SUCH AS PAVING THEIR ENTRY WAYS, REDUCING TRUCK BACK END BANGING, HORN BLOWING, HEIGHT OF AGGREGATE PILES AND HAVING SOME CONSIDERATION AND EMPATHY FOR THEIR NEIGHBOURS - THOSE OF US WHO LIVE IN SNOWBALL. THE OFFICIAL PLAN SHOULD BE TO REMOVE THESE 'INDUSTRIAL', EXPANDING BUSINESSES AWAY FROM THE FRONT DOOR STEPS OF RESIDENTIAL HOMES. THESE LAND USES CANNOT COHABIT PEACEFULLY. WE HAVE BEEN REQUESTING RELIEF FOR MANY YEARS AND YET THE AGGREGATE EXPANDS OPERATIONS WITH MORE TRUCKS, HIGHER PILES, MORE NOISE, MORE DUST AND NOW THE 'SUPPOSED' SMALL GARDEN CENTRE IS GETTING INTO THE AGGREGATE ACTION CAUSING EVEN MORE NUISANCES. OUR HOME IS A 'SPECIAL NEEDS' DWELLING SPECIFICALLY BUILT FOR OUR DISABLED SON. ITS VALUE IS DIMINISHED DUE TO AGGREGATE ACTIVITIES, WE CANNOT REPLACE IT AND WE NEED IT FOR HIM. ALSO WE ARE SENIORS AND FEEL TRAPPED IN THIS TERRIBLE, NUISANCE SITUATION WHERE OUR HEALTH, AIR QUALITY, STRESS LEVELS ARE DENIGRATED DAILY BY THE OPERATIONS ACROSS THE STREET. WE NEED RELIEF AND COMPENSATION FOR OUR LOSS OF PROPERTY VALUE AND LOSS OF ENJOYMENT OF OUR 'SPECIAL NEEDS' PROPERTY.

OFFICE OF THE REGIONAL CLERK

1-877-464-9675 x. 71320

york.ca



WE ASK FOR ASSISTANCE FROM YORK REGION AND FROM THE TOWNSHIP OF KING TO REMOVE THESE NUISANCE BUSINESSES FROM SUCH CLOSE PROXIMITY TO OUR HOMES AND/OR ENSURE THEY DO 'EVERYTHING' POSSIBLE TO CARE FOR THE RIGHTS OF THE RESIDENTS OF SNOWBALL I.E. PAVE THEIR PROPERTY, WATER AS NEEDED, GET TRUCK OPERATORS TO BE CONSIDERATE RE BRAKING, BANGING, HORN BLOWING, REDUCE THE # OF BIG TRUCKS ENTERING/EXITING, REDUCE HEIGHT OF PILES OF AGGREGATE, MOVE PILES TO BACK OF THEIR PROPERTY, PUT UP HIGHER CONCRETE WALLS...AND TO HAVE THE SUPPOSED GARDEN CENTRE BE ACCOUNTABLE FOR THE NEW NUISANCES THEY ARE CREATING. SEE ATTACHED - SEE THE DUST WE HAVE ENDURED FOR MANY YEARS - AND NOW ITS HAPPENING AT THE GARDEN CENTRE TOO... ITS TOO MUCH AND IF THIS CONTINUES SNOWBALL WILL BECOME AN INDUSTRIAL SITE, NOT HABITABLE BY RESIDENTS ESPECIALLY US WHO ARE ACROSS THE STREET.

OFFICE OF THE REGIONAL CLERK
1-877-464-9675 x. 71320
york.ca



Dust Clouds, Noise Pollution and Traffic Jams in Snowball Written in 2011



Dust Clouds in Snowball Hamlet

Snowball residents are caught in a cloud of controversy and dust regarding the extreme growth of Brock Aggregates (G&L) at 1380 Wellington St. W. which has grown out of its M2 boundaries onto land protected by the Oak Ridges Moraine Conservation Act and lands zoned Rural use only. To make it 'right' and to erect a 2300 square metre building on the site G&L now want zoning and planning amendments passed.

Snowball is a "Hamlet" under the official plan. This designation's objective is to retain the rural character of hamlets while permitting only limited growth... A Hamlet is primarily residential in nature...

Operations of G&L are destroying the rural character and residential use viability in the little Hamlet of Snowball, which cannot accommodate a major industrial use and retain these values. Snowball residents' property values are diminishing as the aggregate grows.

G&L now a Major Development: Currently Snowball Residents Group estimate 40-60 trucks entering and leaving this transfer station daily. Hamlets and the lands they are on allow only **small industrial** use. This 40-60 trucks coming and going cause huge, blinding dust clouds reduce visibility on the highway; continuous beeps of loader backing up and loud loading noises; noisy truck brakes and banging truck flaps several times per hour Monday – Saturday and on holidays. Large 4 axle trucks cannot turn safely out of the facility onto Wellington; they do so using residents' driveways and stopping traffic and using the soft shoulders to create even more dust. Trucks park on the soft shoulders of Wellington in the morning waiting for G&L to open...

Watering to Keep Dust down – This answer causes even more problems for residents. Watering after all these trucks causes pools of sand and water in our driveways, in our ditches clogging everything up and piling up on our properties. Watering the silt and dust on the road makes the road slippery and dangerous to vehicles.

OFFICE OF THE REGIONAL CLERK

1-877-464-9675 x. 71320

york.ca

No Fines Levied over several years of inappropriate land use: Although By-Law Officers have been sent to inspect the property repeatedly due to residents' complaints over the years, there have never been any fines levied against G&L for inappropriate use of these lands. We have contacted the Ministries of Environment and Natural Resources to no avail.
Apparently, it all rests in the hands of the Township of King and its citizens.

Water issues – Our Wells? G&L store salt on the property adjacent to the Moraine lands and near a creek and pond. Snowball residents all use well water and so the quality of our water is at great risk.

The Oak Ridges Moraine Can't Wait and neither can residents of Snowball who have endured increasing dust, noise and nuisance caused directly by the growth of this business in the tiny hamlet.

Snowball residents have suffered: health issues, lost property value, quality of life and diminished enjoyment of our lands because of this disruptive, noisy, dusty, growing business. We appeal to other citizens of King Township to help us protect the Oak Ridge Moraine, our hamlet and homes.

Snowball Residents are on a slippery/silty and dusty slope with other King residents.

If King Township allows this aggregate to grow as it has been, to a sanctioned major industrial use in a hamlet, complete with a 2300 square meter building adjacent to residents and the moraine... Then your backyard may be next.

Send concerns, complaints, letters and opinions to Mayor Pelligrini and By-Laws and Planning Department staff so they are on file and to help our elected officials help us all and help the Moraine for future generations. Call **905 833 5321** and follow up with an email so your voice is on file.

This was Sent to them in 2011 – (contacts need to be up dated for 2019)

Mayor Pelligrini: spelligrini@king.ca

Cleve (former Deputy Mayor);

"Stephen Kitchen, Director of Planning" <Skitchen@king.ca>,

By-Laws – wpeacock@king.ca

Thank You - Snowball Residents – Sher St. Kitts and Sonia Quattrochioci

OFFICE OF THE REGIONAL CLERK

1-877-464-9675 x. 71320

york.ca

