

APPENDIX F: Public Written Submissions

Pauley, K – March 4, 2025

Office of the Mayor and Council
Town of Oakville
1225 Trafalgar Road
Oakville, ON L6H 0H3

Dear Mayor and Council Members,

I am writing to you on behalf of the residents of Westfield Trail and Andover Road to formally express concerns regarding the proposed construction site at 3000 Sixth Line in Oakville. While development is an essential aspect of community growth, it must be carried out in a way that considers the well-being of existing residents. Unfortunately, the proposed construction at this site threatens to exacerbate a multitude of problems we have already been subjected to for decades. We strongly urge the Town of Oakville to reconsider or delay this project, as the proposed development will have significant and lasting negative effects on the health, wellness, and quality of life of local residents.

For many years, residents in this area have endured ongoing and continuous construction as part of the widening of Dundas Street, followed by the addition of condominium buildings. These construction projects have subjected us to severe noise pollution, light pollution, and the constant disruption of our daily lives. Now, with the introduction of yet another construction project, we face the prospect of living in an ever-evolving construction zone for the foreseeable future. It is important to note that these developments are not just nuisances but are directly tied to a range of negative effects on both physical and mental health.

Numerous studies have shown that prolonged exposure to noise pollution, which is a given in a construction zone, is linked to increased stress, anxiety, sleep disturbances, and even cardiovascular issues. According to the *National Institute for Environmental Health Sciences*, exposure to excessive noise can elevate cortisol levels, increase the risk of hypertension, and reduce quality of life. This ongoing exposure to noise in our community is having a tangible impact on residents' mental health and wellness.

Additionally, light pollution resulting from construction sites and the proliferation of tall buildings exacerbates the issue. The disruption of natural sleep patterns caused by excessive artificial lighting is linked to higher levels of stress and an increased risk of depression, as outlined in studies by *The American Academy of Sleep Medicine*. Residents who previously enjoyed peaceful, dark nights are now forced to live in the shadows of ever-growing condo complexes, further diminishing our quality of life.

Beyond the immediate physical and mental health implications, these ongoing construction projects have long-term environmental consequences as well. Increased traffic congestion, air pollution, and disruption of local ecosystems all come as part and parcel of development. We have already witnessed the effects of previous construction projects, and the introduction of yet another large-scale development will only compound these issues, further degrading the environment we cherish.

Moreover, the value of our homes continues to decrease, as these construction projects make our once-quiet residential area a less desirable place to live. Residents continue to pay rising property taxes, yet we are left with diminished property values as a direct result of the ongoing and expanding construction. It is becoming increasingly difficult to maintain a sense of pride in our neighborhood when the very essence of it is being overshadowed by monstrous condo developments that offer no added value to the residents who have lived here for many years.

It is crucial to recognize that the residents of Westfield Trail and Andover Road are not simply asking for protection from the noise and disruption but are pleading for a consideration of the human cost associated with continued construction. We are asking the Town of Oakville to acknowledge the negative impact these projects have on our mental and physical well-being, the environment, and the long-term stability of our community.

We urge the Town of Oakville to reconsider the approval of this proposed construction site at 3000 Sixth Line. We ask for a halt to the project until a thorough impact assessment, considering the cumulative effects of construction in the area, is completed. We ask that the Town take into account not just the economic benefits of this development but the profound social, environmental, and health-related costs that we, the residents, will bear.

Thank you for your attention to this critical matter. We trust that you will make the well-being of your existing residents a priority when making decisions about the future of Oakville.

Dos Santos, F. – February 25, 2025

My name is Fatima Dos Santos, and I would like to express my opinion regarding the proposed zoning by-law amendment for 3000 Sixth Line and 21 Dundas Street West (File Z.1316.12, Ward 7) submitted by Shoppers Realty Inc.

I strongly believe that this space should remain a public green area or recreational space for the benefit of the community rather than being converted into residential and commercial developments. Public green spaces and recreational areas are essential for the well-being and quality of life of Oakville residents, providing a place for relaxation, recreation, and social interaction.

Isaak Park is already too small for the community, and adding more residential buildings in this area will only increase congestion and further reduce the limited outdoor space available for residents.

This type of development would also lead to increased population density and traffic, impacting the peace and livability of the neighborhood.

Instead, keeping this space as a park or green area would allow residents to enjoy a natural environment, promoting health, well-being, and environmental sustainability. I kindly ask that this alternative be considered before approving any zoning changes for this land.

I would appreciate being notified of any updates or decisions regarding this application.

Lei, W. – February 12, 2025

Hello,

I would like to be added to preserving appeal rights for development application of 3000 Sixth Line and 21 Dundas Street West - Z.1316.12.

Thanks

Lei

Mitchell, P. – February 14, 2025

Dear Dana Anderson and Andrew Hannaford,

This letter is to confirm receipt of the project-related correspondence sent by the Town of Oakville, on February 10, 2025, regarding Shoppers Reality Inc.

The Mississaugas of the Credit First Nation (MCFN) are the Treaty Holders of the land on which the project will take place – specifically, the Head of the Lake, Treaty No. 14. The MCFN holds Indigenous and Treaty Rights specific to the project location and its environs, which may be adversely impacted by it. The Department of Consultation and

Accommodation (DOCA) is designated by the MCFN to handle consultation matters on its behalf.

The DOCA consultation team has filed the project-related correspondence identified above. **We have no questions or comments for you at this time.** This does not indicate a position of support for the project, that the Duty to Consult and Accommodate the MCFN has been met, or that there are no adverse impacts to the MCFN's Indigenous and Treaty Rights.

DOCA expects to be notified of any and all future project updates and/or changes. Additionally, DOCA must be notified of, invited to participate in, and provided the opportunity to review any environmental and/or archaeological assessments. At its discretion, DOCA may request capacity funding from the proponent for its consultation and engagement activities relating to the project.

If you have any questions for the DOCA consultation team, please feel free to contact us.

Thank you,

Payton Mitchell
Consultation Assistant
Department of Consultation and Accommodation
Phone: 905-768-4260