



**Mystic Pointe & Area Residents Association**  
[mysticpointer@gmail.com](mailto:mysticpointer@gmail.com)

November 14, 2017  
Nancy Martins, Secretary  
Planning and Growth Management Committee  
City of Toronto  
pgmc@toronto.ca

**Re: Item PG24.4, 39 Newcastle Street - Official Plan and Zoning By-law Amendment Application – Refusal Report and Supplementary Report**

Dear Ms. Martins,

We are writing on behalf of the Mystic Pointe and Area Residents Association (MPARA) regarding the current version proposal for 39 Newcastle Street as referenced in the above mentioned Refusal Report.

MPARA supports the Mimico-Judson Secondary Plan. This plan was developed with the participation of all the stakeholders and we believe it should be adhered to for all projects planned for this area.

The applicant's original proposal for the site seemed to come very close to conforming to the plan. The current version of the applicant's proposal doesn't even come close.

We are opposed to this Application due to the many reasons provided in Planning Staff's Refusal Report and we support Staff's Refusal Report.

This development proposal for 39 Newcastle Street needs to be stopped.

Sincerely,

Mystic Pointe and Area Residents Association  
Werner Schwarz & Bryan Pett, Co-Chairs