



DEVRY SMITH FRANK *LLP*
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BY E-MAIL

July 18, 2022

City of Toronto
City Clerk's Office
Toronto City Hall
100 Queen Street West, 13th Floor
Toronto, ON M5H 2N2

Attention: Mr. John Elvidge, City Clerk
E-mail: clerk@toronto.ca

Dear Sir:

Re: OPA 575 – 25 MTSA's City-Wide
Our Client: D. Crupi & Sons Limited
Our File No.: DCRUP850

We represent D. Crupi & Sons Limited (“**Crupi**”), the owners of property on the north and south side of Passmore Avenue in the vicinity of the Milliken Go Station noted as SASP No. 709 under Amendment 575.

Crupi has been operating an asphalt plant on the south side of Passmore Avenue for approximately 50 years supplying asphalt for city transportation and infrastructure projects. The Crupi lands on the north side of Passmore contain a large service facility and equipment storage area.

The proposed Major Transit Station Area (“**MTSA**”) includes the Crupi lands north of Passmore and is adjacent to the large asphalt plant on the south side of Passmore.

The proposed MTSA will permit and encourage Mixed Use and High Density residential development in close proximity to the Crupi asphalt plant. The introduction of Sensitive Uses into a Provincially Significant Employment Area and adjacent to a long existing asphalt plant makes no sense and is contrary to all the City's Employment Land Use policies.

Crupi strongly objects to OPA 575 and SASP No. 709 and requests that this amendment not be approved.

Yours truly,

DEVRY SMITH FRANK *LLP*

A handwritten signature in blue ink, appearing to read "D. White", is written over the typed name of the firm.

David S. White, Q.C.
DSW/jrg