

From: [Dina](#)
To: [Toronto East York Community Council](#)
Cc: [REDACTED]
Subject: [External Sender] 135 St. Clair Avenue W.
Date: September 5, 2025 12:09:35 PM

Re: Objection to Proposed 49-Storey Mixed-Use Development on Foxbar Road, Toronto.

To Whom It May Concern,

I am writing on behalf of my family (residents [REDACTED]) and our neighbour Susan Abramovich (at [REDACTED].) to express our strong objection to the proposed 49-storey mixed-use development with its primary access opening onto our residential street.

While growth is important, this proposal is excessive in scale, inappropriate for the location, and would severely disrupt the daily lives of residents.

We urge the City to reconsider this application for the following reasons:

1. Traffic and Safety Concerns: Foxbar is a one-way residential street that is already difficult to navigate. Adding hundreds of residential and commercial units will bring a dramatic increase in traffic — including delivery trucks, service vehicles, and ride-sharing cars — leading to congestion, safety risks for pedestrians, and likely gridlock. Traffic on St. Clair is already at a standstill at rush hour and beyond. Moreover, Emergency access will also be compromised.

2. Cumulative Construction Disruption:

Residents here recently endured years of disruption from the construction of 99 Foxbar — including noise, dust, blocked access, and reduced quality of life. That experience was long, difficult, and invasive. To now face another large-scale development is not only unreasonable, but also shows a lack of consideration for the cumulative burden placed on this community.

3. Noise, Shadowing, and Scale:

A 49-storey tower is wildly out of scale with the surrounding neighbourhood. It will bring sustained noise pollution, significant shadowing over nearby homes, and a permanent change to the character and livability of the area.

4. Lack of Supporting Infrastructure:

There is no clear plan for how the area will support the influx of new residents and businesses. Local parks, public transit, parking, waste services, and schools are already under pressure. This development would further strain already-limited infrastructure.

5. Incompatibility with Neighbourhood Character

This high-rise proposal does not respect the established residential nature of the street. It sets a dangerous precedent for overdevelopment without appropriate transition or community input.

For all of these reasons, I strongly oppose this proposal in its current form and urge planning staff and decision-makers to reject it. Any future development should be more modest in scale, better integrated into the surrounding context, and supported by

sufficient infrastructure and community amenities.

Thank you for considering the voices of local residents.

Sincerely,

Dina Appleton and Susan Abramovich

Sent from my iPhone and often dictated to Siri who has a mind of her own. Please excuse any typos or brevity.