

From: [Carolyn McGee](#)
To: [Etobicoke Community Council](#); [Councillor Crisanti](#); [Councillor Holyday](#); [Councillor Morley](#); [Councillor Nunziata](#); [Councillor Perruzza](#)
Subject: [External Sender] Opposition to tower at 4975 Dundas Street West
Date: July 5, 2026 6:24:06 PM

To: Etobicoke York Community Council

Re: 25 213384 WET 03 OZ, development application for 4975 Dundas Street West

Dear Chairman Stephen Holyday and Community Council Members

We are deeply concerned about the proposal for a 44-storey development at 4975 Dundas Street West. The extraordinary height and density of the proposed building will set a new minimum standard for development in the Village of Islington, currently designated an historic village but destined to become a corridor of tall towers should bad planning approvals be made.

Recently, it has been made clear to us by our municipal elected officials and planning staff that City planning is mandated by the Province. We have witnessed the OLT's repeated and inevitable approvals of development proposals that were thoughtfully denied by the City.

We challenge the rationalization for the height of this development in Islington Village. While it falls within a provincial PMTSA (Islington Station), it is located at the extreme periphery where mandated height and density should be much lower.

We appreciate the efforts of Councillors and City staff negotiating with developers, advocating for compromises and small benefits to counter the alarming pace and density of development proposals. Still, this 44-storey tower is unprecedented and will, with its certain successors, be destructive to the quality of life on the street. We dismiss the threat that this applicant will withdraw its offerings of compromise and will obtain approval of its initial proposal at the OLT.

A 44-storey tower at 4975 Dundas Street West is poor planning for this community. Please consider our concerns as you make your decision on this application.

Board of Directors

Islington Ratepayers & Residents Association