

RE: 2026.SC32.1 Request to Refuse the Zoning By-law Amendment for 5, 7, 9 and 11 Bellamy Road South (Application No. 25 124181 ESC 20 OZ)

Hello Deputy Mayor Ainslie and Members of Scarborough Community Council,

I respectfully request that Scarborough Community Council refuse the requested zoning by-law amendment for 5, 7, 9 and 11 Bellamy Road South (Application No. 25 124181 ESC 20 OZ) at its public meeting scheduled for May 28, 2026.

While Residents recognize the importance of accommodating growth along the Kingston Road corridor, the current proposal raises serious concerns regarding compatibility with the surrounding low-rise residential neighbourhood and the resulting impacts on privacy, sunlight access, parking availability, neighbourhood character

There have been two well attended community consultation meetings regarding this proposal and has consistently expressed significant concerns about its scale, density, and fit within the surrounding area.

Although the application has been revised to three five-storey (including the “mechanical” level) blocks of stacked, back-to-back townhouses containing 110 residential units, with 108 parking spaces provided through a combination of underground and stacked parking. In my view, these revisions do not adequately address the fundamental concerns raised by the community as there are many important site specific and technical concerns that still need to be addressed.

In addition to the concerns about density, this proposal raises important issues related to traffic, pedestrian and road safety, access for wheel trans, and the loss of healthy mature trees and potential sink holes.

If approved, the impacts would extend beyond Bellamy Road South to neighbouring streets throughout the area and combined with other approved development projects. In my view, this proposal would not serve the long-term interests of the community or meaningfully address housing affordability.

A Common Question raised by Residents and directed to each of you...“Would you seriously be OK with that Size of Development next door to you and in Your Neighbourhood?”

For these reasons, I respectfully request that Scarborough Community Council to refuse the requested zoning by-law amendment for 5, 7, 9 and 11 Bellamy Road South and that Council consider the concerns raised by residents and protect the character, safety, and livability of our neighbourhood.

Best regards,

"Scarborough is Stronger Together"

Ron Parkinson, Spokesperson

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NOTE: The SUN is non-partisan to the information provided which is for community awareness & discussion purposes only.