

From: [Janice Mears](#)
To: [Clerks](#)
Subject: Public Meeting for Zoning By-law amendment Application # 11-2021-RA CBM
Date: July 15, 2022 4:53:31 PM

To the Clerks Department Township of Brock,
I request to register and speak at the online zoom meeting to consider the application for the Zoning By-law Amendment - Application # 11-2021-RA CBM.

I also request that the following written comments be addressed at the meeting.

1. The " Subject Property " is identified as "Prime Agricultural" and "Major Open Space System" in the Durham Region Official Plan and also within an " area of High Potential Aggregate Resources"

According to the Planning Justification Report presentation, new or expanding mineral aggregate operations require an amendment to the Regional Official Plan"

Please provide an explanation as to why it is necessary to conduct this public meeting to change the zoning from Rural to Extractive Industrial - NOW - before the Region has called a public meeting or made a decision on the Regional Official Plan Amendment?

I note that according to the Ministry of Municipal Affairs and Housing - 2018 Citizens Guide. " Council can consider a change only if the new use is allowed by the official plan" so why is the " new use" being considered NOW when the official plan identifies the property as Prime Agriculture and Major Open Space and to date there is no public information regarding a change to the ROP?

2. According to the Ministry of Municipal Affairs and Housing Citizens Guide, a zoning by-law "protects from conflicting and possibly dangerous land uses in your community."

I live [REDACTED] from the CBM boundary and within the study area outlined in the illustration published with the public meeting notification and I am adamantly opposed to this application for zoning change from Rural to Extractive Industrial for the following reasons:

1. This narrow strip of land, identified in the illustration provided, formed over thousands of years of glacial activity, is gently sloping and provides natural drainage towards the Provincially Significant Wetlands and ultimately the Beaver River catchment which drains to Lake Simcoe.

It also serves as a corridor for wildlife passing through to the Environmentally Protected area which I frequently observe living within this area presented in the illustration and in fact just this week a bear passed through and many deer are observed along with coyotes.

If this proposed aggregate extraction activity is allowed this significant wildlife corridor will be disrupted to the degree that wildlife will no longer be able to pass through and May end up on the road with potential for danger to the animals and to traffic on Regional Road 13.

I totally disagree with the Golder report statement that "there will be no negative impacts to the significant natural features and functions on the site or adjacent lands." and I hope the Council will view this statement with appropriate due diligence.

2. I ask the Council to consider the impact of unavoidable large amounts of DUST - another example of " dangerous land use in our community."

If this zoning change is allowed and the area is extracted for 5-10 years with the prevailing

West and frequently North winds the health of the surrounding Rural neighbourhood is in jeopardy due to exposure to Silica in dust which can permanently damage lungs and may predispose to cancer.

I note that CBM has acknowledged the dust problem and have paid for dust mitigation on the property, both external and internal, for a resident of the "Pines" development.

3. I ask the Council to consider the risk to public Health and Safety from Noise, vibration, odour and other contaminants from heavy machinery several working at the same time close to a quiet rural neighbourhood. What is the combined effect of all sources added together and effect on adjacent sensitive land uses?

