

## Fundraising

### Re: LCH Condo at 3291 Kingston Rd & 2 and 4 Windy Ridge Dr.

LCH Developments is proposing to build an oversized (11 stories, plus mechanical) condo at the south-east corner of Kingston Rd and Ravine/Windy Ridge Dr. (The current bylaw allows 6 stories maximum). The proposal encroaches into the residential neighbourhood – as 50% of the site eliminates two properties on Windy Ridge Dr (#2 and 4). CSVSWRA does not oppose effective development - however, we need affordable housing and changes which respect the existing physical characteristics of the neighbourhood.

#### This development threatens to:

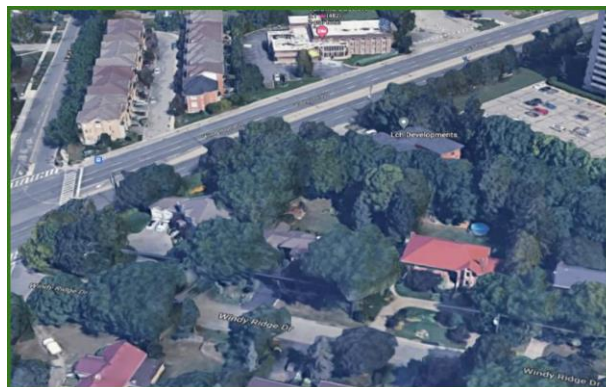
- displace current rental tenants at 3291 Kingston Rd. with no alternate options for new rental housing;
- After expert consultation we can confirm that this proposal negatively impacts Doris McCarthy trail and the Scarborough Bluffs - a designated Natural Heritage and environmentally significant area -designated by the City of Toronto;
- it will destroy 80 mature trees - Toronto Forestry confirms as a negative impact to the City's Urban Tree Canopy and confirms that this development is not beneficial to the current issues of flooding, the heat island effect and Global warming;
- increase traffic woes and impact pedestrian safety on local streets;
- overwhelm our woefully inadequate infrastructure; and
- increase flooding risk to existing area homes.

If this application is approved as proposed, it will set a horrible precedent not only for Scarborough, but for all of Toronto. The Cliffcrest Scarborough Village SW Residents Association (“**CSVSWRA**”) requests your help to ensure responsible development occurs on this site.

**Good News!** During the CMC, the CSVSWRA was added as a party to the proceedings. It is through our involvement as a party that we may endeavour to ensure that appropriately-sized development occurs on the site (the “**Purpose**”). In order to do this, the CSVSWRA must engage legal counsel, a planner, potentially other experts, in addition to some focused advertising to raise awareness, all of which costs money (the “**Expenses**”).

**If you would like to donate to support our efforts in protecting our community, you may do so, by e-mail e-transfer to [treasurer@csvsw.ca](mailto:treasurer@csvsw.ca) Any amount is greatly appreciated.**

**When sending the e-transfer, please include (i) if you are a member (associate or voting) of the CSVSWRA, and (ii) the subject “Save Windy Ridge”.**



Funds raised will be used in support of the Purpose to pay the Expenses. All funds donated to this effort will be designated specifically to this OLT appeal. Should there be any surplus funds following the end of the OLT appeal, such funds will be used by the CSVSWRA to further its corporate purposes (see extract below from our articles of incorporation), including funding day to day operating expenses allowing the CSVSWRA to continue its operations to protect the community.

Unfortunately, the CSVSWRA is not a registered charity and cannot issue charitable donation receipts. However, all financial matters are disclosed in full at our Annual General Meeting (AGM). The CSVSWRA is incorporated under the *Canada Not-for-Profit Corporations Act* and is a Registered RatePayers Group with the City of Toronto.

**CSVSWRA Mission:**

“Together we preserve the unique nature of our neighbourhoods.”

**Thank you for your support!**

**CSVSWRA Corporate Purposes:**

- a) advocating for responsible and environmentally sound development which preserves and enriches the character of neighbourhoods within our community;
- b) representing the interests of the residents of our community;
- c) promoting safety and security within our community;

and such other complementary purposes not inconsistent with these purposes.

All of the Directors, Officers and contributing members of the CSVSWRA are volunteers and do not accept any remuneration for their efforts in protecting the community. Our membership is made of residents in the area who wish to see responsible development throughout the community. We come from all walks of life and we believe that the community is valuable in all its facets.

*\*Images are artist impression*

**Existing**



**Proposed**



**There is a forest at the corner of Kingston Road and Ravine Drive that will be lost....  
Minimal setback to the road and no quality public realm streetscaping.**

