



Ontario Land Tribunal

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Participant Status Request Form and Participant Statement Form

This form is expected to be provided at least 10 days in advance of the first hearing event to the Tribunal and all parties. Please contact the assigned Tribunal Case Coordinator to verify the relevant contact information for the parties. A paper copy of this form must also be provided to the Tribunal Member at the first hearing event.

Important: This form includes your written request for participant status and your participant statement. The presiding Tribunal Member will consider your request and the participant statement provided below at the hearing event prior to determining whether to grant you participant status and accept your participant statement.

Request Date (yyyy/mm/dd): 2024/10/08

Case Information

Tribunal Case Number: OLT-24-000882

Date of Case Management Conference/Hearing (yyyy/mm/dd): OLT-24-000882

Contact Information

Last Name: O'Callaghan

First Name: Rose

Company Name:

Telephone Number:

Email Address: RoCallaghan64@live.ca

Representative Contact Information (if applicable)

Last Name: _____

First Name: _____

Company Name: _____

Telephone Number: _____

Email Address: _____

- I certify that I have written authorization to act as a representative and I understand that I may be asked to produce this authorization at any time.

Status Request Details and Participant Statement

A person who wishes to participate in a proceeding as a participant (and not a party) may only make a submission to the Tribunal in writing in accordance with section 17 of the *Ontario Land Tribunal Act* and Rule 7.7 of the OLT's *Rules of Practice and Procedure*.

In the space below, describe your interest in the case, your position on the issues and an explanation of your reasons in support of your position. You may also provide documentation or attachments to support your request. The information you provide will be your participant statement.

Participant Statement:

See Attachment #1

Notes:

1. Please refer to Rule 7.7 of the OLT's *Rules of Practice and Procedure* and section 17 of the *Ontario Land Tribunal Act* regarding the requirements for preparing a participant statement.
2. The OLT issues all correspondence to parties and participants electronically.
3. Personal information or documentation requested on this form is collected under the authority of the *Ontario Land Tribunal Act* and the legislation under which the proceeding is commenced.

Attachment # 1 of Rose O'Callaghan's Participant Status Request Form and Participant Statement Form

Participant Statement

Please be advised that I object most strongly to the construction of any buildings higher than those currently located on the site in question. The current apartments stand alone in a large and very well-established settlement of single-family dwellings and low-rise apartment buildings.

While it is clearly economically advantageous for investors to construct monolithic apartments and condominiums on the site, it is also clear that these structures will provide an overwhelming wall of concrete, steel and glass that will block out the sun from properties close by and also some distance away. As the owner of #4 Thirty First Street, I will suffer severe negative impacts; most notably from shade on my property and lack of privacy in my rear garden.

I ask you to also consider the increase in traffic that will result from the dramatic rise in the population in such a small and quiet neighbourhood. This will increase nuisance from noise and congestion. For many years, this area has provided a relatively safe place for people to live with children biking and people walking. It is undeniable that an increase in vehicular traffic will present a serious hazard to walkers, bikers and local children.

Allowing this development to go forward as proposed will change the entire neighbourhood that will only benefit the owners of the site. I have reviewed the plans and attended a meeting and I can find no redeeming factors other than a monetary gain for the developers.

In closing, I suggest that denying these applications will further show that the visual and design corruption that has taken place along the City of Toronto waterline will not be allowed to take place on the beautiful City outskirts.

Please note that I support Raymond Macaraeg's suggestion that the October 18th 2024 Conference be replaced by an in-person and virtual hearing where the lawyers of the investors will present their arguments that the Notice of Case Management Conference (CMC) was circulated in accordance with the Tribunal's directions and that any postponement of the CMC is inappropriate and unnecessary, while the lawyers representing the community will present their arguments.

Yours sincerely,

Rose O'Callaghan

Five generations have been raised in this home