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**Subject:** Tridon Proposal

Go to Tridon's website and click on Current Developments and there it is: OAKWOOD MEADOWS

GRAND BEND and go down to see **COMING SOON!** I ask myself, "How can this be?"

Craig, on June 26 you replied to my email of June 21. You answered my questions and kindly scanned me a copy of

The Official Plan Amendment Process flow chart. At the June 25 Zoom meeting, Tridon's spokesperson pinned them at step 2. The chart says Step 3 will be a public notice at least 20 days prior to a public meeting, either published as an advertisement in a local newspaper or mailed to owners of properties within 120 m of subject property and a sign is posted on the property.

My back window is 4 m away from the property. How can I be certain to receive notice of meeting? I worry about this because rumours are rife and the one most repeated is a version of, "It's a done deal."

I'm hearing that the municipality is even courting Tridon with County funds ear-marked for affordable housing, that Councils really just rubber-stamp whatever staff recommends.

I can't let myself believe that. So I access the Ontario Municipal Councillor's Guide (2018), Section 1: role of Council, Councillors and staff and I learn that Councils do indeed make decisions. That is a relief because a development of this magnitude must be scrutinized carefully, and time is needed for all stakeholders to exercise due diligence and to follow due process. Good government protects and facilitates this.

I also need reassurance that the statutory public meeting will be a *real* meeting where concerned citizens can speak and hear others speak. "Coming Soon!" notwithstanding, what's the big rush? Zoom does not accommodate clear and fair communication, and covid should not trump democracy, so a public meeting will be a challenge. Maybe an outdoor venue where people bring lawnchairs and a mic system is set up? Or let's wait and see what stage 3 recovery looks like.

The Tridon spokesperson referred to 3 studies that were submitted in the application:

- an engineering report by MTE Consultants Inc
- a traffic impact study by Paradigm Transportation Solutions
- an environmental impact study by Natural Resource Solutions

Can ordinary people - like myself – access these studies or at least be provided summaries?

Thank you for any help you can offer.

Best regards from Marlan Siren

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