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**Sent:** Saturday, December 7, 2024 12:26 PM

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**Subject:** McDonalds 35 University

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To our Mayor and council,

I already sent a letter to the PAC about the proposed drive thru restaurant at 35 University. Our property manager and a few neighbours appeared at the PAC meeting and spoke. I cannot appear before council on Dec. 9th. However, I want to bring a few concerns to your attention.

I am a long time active member of our townhouse board and have lived here over 30 years. Our neighbourhood has 64 homes. We are next to the Jean Coutu which is part of the proposed site. There is also an apartment building across the street. It's a residential area. I was not opposed to the Tim Hortons when it opened here and neither was I opposed to the Jean Coutu, who have been a good neighbour. I am not opposed to all development. However, we have some serious worries about another proposed drive thru restaurant in the same area. I am sure McDonalds thinks this is a great location because there is already so much traffic all day long. I know the concerns with traffic have been raised at the PAC. Reading the staff recommendations, I cannot see anything that has been recommended as to increased traffic that will address all safety concerns. The traffic study done in February, did not seem to address the safety of pedestrians crossing University or Millidge avenue or cars turning through the median both ways and both lanes of traffic. And February is likely the slowest month. No comparison to busy September when school buses start. What will guarantee there will not be more accidents because of more turning traffic? Because there are accidents quite often now. That corner is busy all day. Not just during breakfast time rush. There is also sudden surges of traffic several times a day for shift changes, school buses and drive home traffic.. And is the drive thru going to be open 24 hours a day like the McDonalds on Lansdowne? Or, Can the hours be extended shortly after they open? Is it also a sit down restaurant or just a drive thru? How is a fast food, drive thru restaurant a positive sign of growth for a residential neighbourhood? Will we living in the area be walking to it? Will those coming by bus be

using it ? Will it have real landscaping including mature trees? Because the area lost mature trees when being cleared for the existing parking lot.

Another major concern is constant noise. The noise bylaw is in place to reduce noise for residents from 11 pm to 7 am. It's supposed to be enforced by the police. But most restaurants get their daily deliveries and garbage pick up very early. I already hear noisy garbage trucks coming to some buildings here at 5 am. Will there be more trucks coming at early hours ?

Before you approve this proposed business, and I know you will, we want your assurance that it will improve our neighbourhood. That it will not worsen the already serious traffic problems or cause accidents. That it will not add to the noise after midnight and before 7 am.

We would like an answer to the issues we have raised before the project moves ahead.

Thank you.

Cindy Kilpatrick,  
Candlewood Lane  
Millidgeville

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