

# Residents' Voices Are Needed To PROTECT OUR NEIGHBOURHOOD

Joshua  
Creek  
Residents  
Association

January 2022

Two mega warehouse proposals for the Oakville side of Winston Churchill Blvd have been submitted to the Town of Oakville for approval.

The scale and intensity of these proposed developments are so great that, if approved, they will diminish the quality of life in our neighbourhood and substantially reduce our right to quiet enjoyment of our properties.

Combined, these developments will bring:

- five warehouse buildings (two at 50' height),
- 250 tractor trailer truck bays
- 800 vehicle parking spaces.

The land's E2 – Business Employment zoning permits operations 24/7 so the noise, traffic and emissions will affect all of us, now and endlessly.

Negative impacts include:

- Noise 24/7 from diesel tractor trailers and back-up beepers
- Visual impact of 50' high buildings
- Increased traffic congestion on nearby roads and intersections
- Reduced air quality
- Increased pressure on wildlife
- Night lighting

The Town's Livable Oakville plan defines E2 - Business Employment as "light industrial with minimal impacts on the surrounding areas".

There are many permitted uses which could be compatible with a residential neighbourhood, but industrial-scale warehousing is the most hostile and intrusive land use permitted under this zoning. It is **NOT** "minimal impact."

As concerned residents, we can join together and push back against these intrusive developments. We are most effective when we work together.

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In Oakville, concerned and engaged citizens have a track record of success when speaking with a united voice, and in our area have successfully mobilized to stop or relocate several harmful developments including the Mississauga and Oakville power plants, and most recently the Amazon distribution facility on Cornwall Road. We need ALL our voices to be heard!

## WHAT CAN YOU DO?

1. Get informed: join the Joshua Creek Residents Association and sign up for their newsletter by emailing [memberjoshuacreek@gmail.com](mailto:memberjoshuacreek@gmail.com)
2. The JCRA's website has information about the developments, and it is frequently updated.
3. Talk to your neighbours - ensure that everyone in the community is aware of these developments and engaged on the issues.
4. Contact our elected representatives and tell them these development proposals are unacceptable and must be modified so residents can continue to enjoy their properties.  
Email to:
  - Mayor Burton: [mayor@oakville.ca](mailto:mayor@oakville.ca)
  - Councilor David Gittings: [david.gittings@oakville.ca](mailto:david.gittings@oakville.ca)
  - Councilor Haslett-Theall: [janet.haslett-theall@oakville.ca](mailto:janet.haslett-theall@oakville.ca)
  - MPP Stephen Crawford: [stephen.crawfordco@pc.ola.org](mailto:stephen.crawfordco@pc.ola.org)
5. Attend upcoming community information meetings and public meetings with our elected representatives.
6. Volunteer - Street captains are needed to help engage residents and distribute flyers in their immediate area. We are also looking for concerned residents with expertise in logistics, urban planning, traffic engineering and acoustical studies. This will help us be specific and factual as we analyze current planning documents and approach municipal and other officials re mitigating and minimizing the impact of the proposed developments.
7. If you would like to volunteer, please email to JCRA board member and Claremont Crescent Street Captain Brian Mounce: [brian2play@gmail.com](mailto:brian2play@gmail.com)



### ABOUT JCRA

Joshua Creek Residents Association (JCRA) was created in 1974 as a not-for-profit community organization. Comprised of volunteers, JCRA promotes the exchange of information on issues that impact the quality of life in our community and our Town. JCRA disseminates information on these issues through our website, emails, Facebook page and our Annual General Meeting. We actively seek resident feedback through these same channels so we can represent our community's concerns and viewpoints to our municipal representatives, Town and Region staff, and other community organizations.

Please visit <https://joshuacreek.org> for more information