

Christine Chiasson
10 Legault Lane
Hanmer, On.
P3P 1X5
[REDACTED]

Jan. 21st 2025,

City Clerk
City of Greater Sudbury
PO Box 5000, STN A
Sudbury, P3A 5P#

Dear City Clerk:

I am a concerned resident of Hanmer who would like to be notified of the decision of the City of Greater Sudbury on the proposed zoning by-law amendment. The property is located at PIN 73508-1010 and Part of PIN 73508-1009, Parcels 9323 & 9436, Lot 12, Concession 3, Township of Capreol (4548 Notre-Dame Ave., Hanmer).

Files: #751-7/24-09

Sincerely,



Christine Chiasson
Cc Alex Singbush, Wendy Kaufman

Karen Cardinal

From: Christine Chiasson [REDACTED]
Sent: Sunday, January 5, 2025 4:39 PM
To: Alex Singbush
Subject: Application for changing zoning property owned by Colin's Haulage

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file#751-7/24-09

4548 Notre-Dame Ave. , Hanmer, On.

Dear Mr. Singbush,

I have serious concerns regarding this proposal for a number of reasons :

1- Three of the properties on Legault Lane are not on City water and have wells.

I have concerns that any runoff from the property has potential to affect our drinking water

2- This is a residential neighbourhood , therefore, excess noise or pollution would affect the residents .

I have checked online in regards to the applicant's business at Colhaul.com .

They are a demolition ,excavation business with large, industrial equipment .

Should there be a rental of such equipment and or storage of said equipment, there would be a potential for diesel polution and running of loud equipment next door. such businesses should be located in an industrial park .

I have previously contacted the city once [REDACTED] sold as I was concerned about new uses for the property and I was assured that they were aware of our wells and that the city would protect our interests in that matter . I would like assurance that these concerns are being taken under consideration for the current proposal . I am not confident that the new applicant is being upfront, as they began construction prior to approval !!

I am available at this e-mail or at [REDACTED] for your response. I am awaiting details of an in person meeting which I plan on attending with my concerns.

Thank you for your consideration in this matter,

Christine Chiasson

Karen Cardinal

From: Gary Kalmo <[REDACTED]>
Sent: Wednesday, January 8, 2025 11:29 AM
To: Alex Singbush
Subject: Application 751-7/24-09 4548 Notre Dame Ave Hanmer

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Att : Mr Singbush , My name is Gary Kalmo and I am the property owner of 8 Legault lane which is adjacent to the applicant property and i speak for myself and on behalf of my 3 tenants that occupy my building. We are not in favor and cannot support having this type of business located in our back yard due to a couple of serious concerns 1) On Legault lane we depend on well water for drinking and we have an exiting drinking water problem due to contaminated soil with fuel which i had to install special filtration system ! and being an mechanic myself by trade know for sure there will be spillage of oil and diesel fuel which cannot be avoided with the type of business that is being proposed ! this could jeopardize our wells even more . Colin's Haulage is a heavy equipment demolition and abatement business and not a small rental company, therefore will have all kinds of big machinery for work and for rent !!!! This type of business should be located in an industrial park and not in town center. Even that building that was erected is an eye sore to our area ! 2) with that said there will also be a serious noise and diesel exhaust fumes problem , this equipment will have to be started early in the morning and late in the evening ! we are in a residential section after all ?? In closing i would like to ad hoping the city take considerations for our concerns and im available anytime at [REDACTED] for any questions also by e-mail and would like to be notified of meeting dates or decisions on this zoning by-law amendment .

Thank You : Gary Kalmo