

Monica Hawkins

From: Pauline Rochefort <paulinerochefort17@gmail.com>
Sent: Thursday, August 4, 2022 8:59 AM
To: Monica Hawkins
Subject: Fwd: Quarry Expansion on Lavigne Road
Attachments: B01C263D-27B1-4A05-9E08-85658F96FD5F.jpeg; IMG_2365.jpeg; IMG_8021.jpg

Bonjour Monique,
Additional letter that I am not sure is on your list.
Pauline Rochefort

Forwarded Conversation

Subject: Re: Quarry Expansion on Lavigne Road

From: Teresa Gilchrist <teresa.gilchrist76@gmail.com>
Date: Tue, Jul 19, 2022 at 8:53 PM
To: <ARAapprovals@ontario.ca>, <Steven.trahan@eastferris.ca>, <erika.lougheed@eastferris.ca>, <greg.kirton@eastferris.ca>, <monica.hawkins@eastferris.ca>, <pauline.rochefort@eastferris.ca>, <pebblebeachaggregate@sympatico.ca>, <rick.champagne@eastferris.ca>, <terry.kelly@eastferris.ca>

Hello!

As I start this email I am completely aware that this will be falling on deaf ears and you have all already made up your minds based on what is the "best" financially for the township and what makes your council look good when it comes to saving money for everyone else not on Lavigne Road; ensuring your votes on the next election with the potential "popular" vote for those who this does not directly affect.

Additionally we, as direct neighbours to Mr Degagne's quarry, are well aware of how he "legally" operates within this municipality and how I'm sure Pebble Beach Aggregate is additionally reaping the financial benefits while being utilized as Mr. Degagne's puppet.

So this email is going to be a little different than all the "proper" ones you're going to get from other residents using fancy language and quoting laws and environmental studies, etc. Not because it is not warranted but you have already heard it all and I'm not the smartest when it comes to that stuff without spending a lot of time on it; so unless I really look at it, it is not going to help me here.

This email is addressed to everyone because at this point the passing of the buck and lip service to my neighbours does not warrant my time to make sure each and every one of you have a personalized, individual email. So I will save the cut and copy to email responses to you Mr. Villard. I am so sick to my stomach on how this is all taking place and that no one can stand up and say "hey, maybe there's something to this." By no means does this email come from anger. If you are to know me, what you see is completely what you get. Big mouth, big heart and a whole lot of sass.

Let's add a little history here. My family moved from southern Ontario in 2017 to 197 Lavigne Road. We own 84 acres. Our property line at the back runs parallel to the quarry property line. Mr. Degagne's property or what we believed was your property Mr. Champagne, but leased to Mr. Degagne however, I believe he actually owns it now?

It's a beautiful place back there. We have trails that we not only enjoy but have opened up to our neighbours to enjoy too. We are not a financially wealthy family. We work hard, we don't spend money on fancy toys or take lavish vacations. Our money goes into our home and property.

In the last year, we received a letter left at our house by the town regarding a beaver dam which apparently was causing an issue upstream and causing damage to the fields of Shawn and Pam Nelson. Yes I know this is not the "quarry" issue but hear me out- I'm getting there. This is not a Cole's notes version. Oh and there's photos if you want them.

Yes we have had a beaver dam that we have been fighting since the spring 2018. And to spare you all the issues and back and forth we have had with the dam, we came to a happy truce with the beavers. We got smart and used pipes! We are well aware it was not our dam but rather possibly an issue with their property or another dam that has nothing to do with us BUT we are quite literally stuck in the middle.

Fast forward to March 2022. Imagine our horror when we went for a walk to then see an excavator had driven through our property. From Mr Degagne's property on Corbeil Road. All along our marsh property, all along our creek bed and down towards the property MR Degagne owns digging up dams. Not a phone call, email, text message or letter stating the township was coming onto PRIVATE property.

They DESTROYED our trails. Not to mention the dam that we had added pipes to, to ensure drainage was also dug up and destroyed, *narrowing* the creek. Ms. Mayor I am sure you recall our conversation and Ms. Lougheed we did reach out to you as well however we never heard back. We were not opposed to helping, however, it would have been nice to be asked PERMISSION to enter PRIVATE property; this was the sentiments expressed to not only the town foreman, but Antoine and you Ms. Mayor.

But what we became completely aware of at this moment was that Mr Degagne controlled the township. After all, in October 2021, WE were *legally* responsible for maintenance of the dam but when it was identified it was not US who needed to maintain the dam, but rather Mr. Degagne, the township was quick to jump in and have the township employees AND equipment come and destroy HIS dams that were causing the flooding issues on Lavigne and on the Nelson's property. How is that acceptable? Why did he get to have use of the town equipment to fix his problem but we had a letter threatening us to have to fix it by hand on our own?? All the while destroying what we have worked so hard to maintain and develop?

Fast forward to this quarry issue. Yes we received a "registered" letter in our mailbox, as we are 120 metres from the quarry (hold onto that one for a second Mr. Villard) we don't check the mailbox regularly, again that is completely on us for not checking however I am not sure how a registered letter just gets left in a mailbox without a signature but I am sure we can pass that off to Canada Post?

For myself and my husband, the assumption was that ALL residents on our street received the letter. I mean after all...his trucks do utilize the entire street right? I mean that would be the respectful thing to do. But I digress.

My husband went to his business to inquire about the property line as we believed they would be attempting to expand onto our land. As there was NO yellow sign posted at the entrance of the quarry to indicate the intent to expand, we were quite skeptical that he was going to sneak one through. Clearly we were correct. That day it took MULTIPLE attempts of my husband asking and him not leaving for them to finally show him the map of expansion. Why the secrecy??

Let's fast forward to the blast. If our property line is directly on the property line of his quarry, (Mr. Villard, 120 meters as was why we received a letter), should we not have been NOTIFIED of that blast at 630 you say, I say it was much closer to 7pm? We got NO notice the blast was occurring. We got a letter of expansion but not of the blast? Again...120 meters.

I have to admit, you almost all got away with slipping this one through past the residents. As after all it was "legally" done on paper. But that blast, the blast was a stupid mistake on his part. Next time tell him to not get ahead of himself. It draws attention and clearly this is the last thing he wants.

SO let's address the issues we have at hand:

1. In regards to the safety of our children and residents of the road. My son's bus stop was located next door at 175, back when my son had to take that bus in regards to the fact that walking to and from that address made him virtually impossible to see due to that hill. Not only did they move that spot because of that, but also because of the lighting on the street. SO, with the increase in truck traffic, has the NNDSB been contacted regarding this? What is their opinion if the loads start running at 7am and stop at 9pm? How will it affect the safety of the children on our street? Will it interfere with their drop off and pick up times? Will bus stops have to be moved if after all, one lonely mom was able to bring to their attention the safety issues involved. Having worked for quite some time in legal liability law, if there were ever any personal injuries to anyone, resulting from the approval of tender, without proper forethought, you all can be held legally responsible and sued for damages. His insurance is not the only thing that can have a claim against it.
2. As for his trucks running at 7am and half loads. He doesn't- he runs full loads at 6:45am. No, I don't have proof. I can get it for you re: times of trucks but not the loads. I mean I have not been on the quarry site so I assume he has a scale? I would assume the drivers would have scale tickets to prove their load tonnage? After all, if the MTO requests that it needs to be provided. Not to mention the drivers have a responsibility with their licenses to ensure they are following the rules set forth by the MTO or they can lose their license. If not, can I whip a scale onto the roadway? Would that help? Might shut a few neighbours up. Or does he get the free ticket like another service that has been and is being utilized by the Municipality of East Ferris who I KNOW for a FACT had directed their drivers, by their previous owner to bypass the scales in North Bay (and surrounding areas) because they were carrying more in their loads allotted and their trucks were NOT up to MTO certification.
3. The road itself. Now I give kudos to the town for their maintenance both in the summer and winter however, I have had several issues with my vehicle, to the point the Nissan dealership commented on the wear and tear of my vehicle from our roadway after one season. Council, Mr. Villard, have you been down our roadway on a good day? How about a bad day? No? Maybe you should. Mr. Degagne wants to increase the loads? Will he be subsidizing the additional costs for repairs to the roads or will it be solely left up to us taxpayers? Because we all know what he is "legally" responsible for will NOT consist of road maintenance however, perhaps it would be a nice gesture?
4. The drivers themselves. Now for the most part, they are okay, BUT I assure you that today, on several occasions they were NOT travelling at the posted speed limit but rather well above. Will the speed limit be lowered? Will the OPP be willing to step in and enforce the speed limit? Who is going to ensure the drivers are following the rules of the road because I can tell you one driver who works for Mr. Degagne has commented on our street Facebook group to "shut the F' up" when it comes to this matter so they are clearly a great representative of Mr. Degagne's business.
5. Speaking of which. I am not sure how this works however, there are employees of the town who are negatively commenting on various posts regarding the development of the quarry. Blatantly making fun of those who were concerned about expansion and the blast. Fine representatives of the Municipality and clearly another indication that our concerns are not valid or being taken into account.
6. The wildlife. Well let's just leave it here. There is absolutely NO concern on the part of Mr. Degagne or any other parties involved in this that are supportive of the quarry in regards to the wildlife. This is an EXTREMELY touchy point for me. Not to mention I will no longer be able to enjoy my property to the fullest because of his greediness to line his pockets financially.
7. Now for what is coming from the pit. Yes, it benefits the township, but please explain to me how it will benefit the residents of East Ferris as currently we are only able to buy from him IF we use his business to complete our projects. Pretty sure home depot doesn't sell us wood for a deck only if we use their services to build it.

AND well, I think that is it!! Yeahhhh I bet you're all exhausted after reading this! I appreciate those who made it to the end. It was for sure a LONG one. That being said. I invite EACH and every one of you to come back onto my property for a walk to see what I am talking about. My phone number is 705-978-3476. We can set up a time for you to just come and sit and have a beer or wine or water or pop and watch the trucks go by.

But what I mainly want to communicate here is that I am NOT about stopping business growth. Hell, I am trying to start a non-profit feral cat rescue but need to find \$1,500 to apply for a zoning change. FIFTEEN HUNDRED DOLLARS. FIFTEEN. To start something that is so needed here in Northern Ontario as feral rescues are closing their doors and cats are being euthanized. (that was a plug if anyone wants to help me because \$1,500 would help me complete most of the building rather than put it into whatever needs to be \$1,500 in our township....)

I am sure that me saying I am not against the quarry will stir a lot of emotions on my road and if you want you can throw me under the bus. I have big shoulders. What I am most concerned about is the fact that I know, it may look good on paper, but that is NOT going to be the way Mr. Degagne conducts his business, ESPECIALLY if he is not held accountable for his actions and that has been demonstrated to us, in the few short years that we have been here is...money talks.

Lastly, I really don't want an email back if it's a copy and paste or not a true response to the matters I have raised. It's not worth your time or mine. The purpose of this email was to voice our concerns and to show our children that sometimes you have to fight for what matters, even if it means you don't think you're not going to win. If we or our kids don't do it. No one will.

Thank you,
Teresa (and Kevin) Gilchrist

From: Pauline Rochefort <paulinerochefort17@gmail.com>
Date: Tue, Jul 19, 2022 at 10:59 PM
To: Teresa Gilchrist <teresa.gilchrist76@gmail.com>
Cc: <ARAapprovals@ontario.ca>, <steven.trahan@eastferris.ca>, <erika.lougheed@eastferris.ca>, <greg.kirton@eastferris.ca>, <Monica.Hawkins@eastferris.ca>, <pebblebeachaggregate@sympatico.ca>, <rick.champagne@eastferris.ca>, <terry.kelly@eastferris.ca>, Jason Trottier <Jason.trottier@eastferris.ca>

Good Evening Teresa and Kevin,

At this point, on behalf of the East Ferris Council, I simply wish to acknowledge receipt of your letter and the photos. Please know that your correspondence is not falling on deaf ears. Also to advise that it is our understanding the applicant may be holding a public meeting in the near future.

Pauline Rochefort

Sent from my iPhone

On Jul 19, 2022, at 5:53 PM, Teresa Gilchrist <teresa.gilchrist76@gmail.com> wrote:







East Ferris
MUNICIPALITY • MUNICIPALITÉ

October 22, 2021

To the property owner,

Subject: Nuisance Beaver and Beaver Dam

Dear Sir / Madam,

This is to put you on notice that the stream/pond located on your property is a beaver dam and is presently causing imminent flooding and damage to an uplandowner, you are responsible to monitor and control beaver activity on a go

Furthermore, it will be necessary for you to drop the current water levels in a to resolve the present flooding condition, failure to do so may result in proper from the property owner impacted by the flooding.

Should you require any additional information, please do not hesitate to contact

Yours very truly,

Antoine C. Boucher, P. Eng.
Director of Public Works and Engineering

From: Teresa Gilchrist <teresa.gilchrist76@gmail.com>

Date: Wed, Jul 20, 2022 at 9:56 PM

To: David Villard <pebblebeachaggregate@sympatico.ca>, <ARAapprovals@ontario.ca>, <Steven.trahan@eastferris.ca>, <erika.lougheed@eastferris.ca>, <greg.kirton@eastferris.ca>, <monica.hawkins@eastferris.ca>, <pauline.rochefort@eastferris.ca>, <rick.champagne@eastferris.ca>, <terry.kelly@eastferris.ca>

Hello Mr. Villard,

I thank you for your response. I have not looked at other letters but I can assure you based on the large residential uproar, a lot of responses to our emails are being received with the same answers. Tensions are running very high and emotions are also at an all-time high. I would hope at some point throughout these emails that someone can just acknowledge that we are upset and are empathetic regarding same. Instead of saying it's the MNR, MTO, MDFwhatever... Acknowledge and facts. Council you are literally our lifeline at this point. We are confused, scared and angry. We literally have nothing but you.

Mr. Trahan and I spoke today at great length and I appreciate his time for the phone call. He clarified a lot for me on the matters pertaining to the quarry and in regards to what the Municipality can and cannot do. With respect I understand but do not fully agree how something that would impact residents of a Municipality cannot be overturned so to speak. I am fully aware this falls on Mr. Degagne's shoulder which in turn falls on yours Mr. Villard, I guess if you are assisting him. If you have Mr. Degagne's direct phone number and are able to provide that to me, I am happy to communicate to him my particular concerns. If that is not able to be provided, please see below and provide me with the Objection Form you were referring to.

As for a few things you have pointed out in your letter. I am sorry you feel I have attacked your integrity and personal beliefs however, I continue to stand behind that. At no time did I say that you would be working for free nor would I expect you to, however again, money talks and you're getting paid to do and say as he wishes OR wishes you to believe. Integrity or not. I respectfully think we should agree to disagree on this point.

Your letter raised even more concerns regarding the cover up of Mr. Degagne. At no point do I believe that he is genuinely concerned about the residents in the area and that has been shown on several occasions over the years in areas, NOT only related to the quarry, but on other issues so forgive me if I feel you telling me he is concerned about residents is again, a load of BS.

Yes we did receive the notice, and again I question, if my husband had a question would not a businessman open to the "concerns of the residents" not want to be transparent if he showed up instead of hiding what was to be presented to literally like 4 people at a Public Notice of Application? If he was so concerned for residents, would he not want to let everyone know on our street what he was proposing? I mean after all, if he was proceeding through this process legally and with "concerns of the residents" I would think first and foremost he would go above and beyond to be completely honest and transparent no? I would.

What I am reading in your response back to me is a lot of "what we thought" responses for actions carried out by Mr. Degagne after he has been called out on it. "We thought"? Should you not have known? IS that not part of the process? Knowing and not guessing? I am going to run with this point and if you can prove to me at what point "Dan & Marcel" notified us of the blast? Sorry "attempted" to notify of us the blast? He sent no letter, email, phone call to me or my husband. Therefore he did NOT attempt to reach anyone- regardless of him not needing to; which again, I find unusual and I assure you, no horn was sounded. Half loads, I agree with you, how can we tell, can he provide us with the driver tickets for the scales? It's great that he can say well "we thought" but again, no transparency to prove. If he clearly "attempted" to notify us, he would have record of such? Same with load tickets. And if I walk my trails and he is not obligated to notify me of a blast. Would he then be responsible for me being hit with flying debris? Sound impairment? Because I walk back along the fence line on a daily basis with my dogs.

As for wildlife, I am aware of all those mentioned in your letter. I am also aware that bear traffic no longer exists as of 2022, as it has since spring 2018 on my back property, the decline is down in deer, as well as fox and coyote, wolf, coywolves. I am no wildlife expert however, I do heavily track and am well aware of changes in the patterns to their behaviour; including birds. The reasoning for this? I don't know. Could it be quarry or could it be other? However, I feel, the further expansion of the quarry will diminish the traffic of wildlife whether it be from truck traffic or blasting.

As for the rest, you need not walk my property as you have made it clear it will only be done "if the timing works" for you and I am sure you are a very busy man. As well I am well aware of where you stand. As well as Mr. Degagne. AGAIN the issue for us is not the expansion but the fact that we know that him telling everyone, oh hey, it's only if we need to, is a complete and utter lie. We will have blast and trucks running twice as much as his truck run from Bonfield to benefit HIS business projects.

Alas, I have said my peace and will continue to support my neighbours. I appreciate the time everyone has taken to read the emails from me. To listen to myself and my family voice our concerns.

Teresa Gilchrist

On Wed, Jul 20, 2022 at 10:58 AM David Villard <pebblebeachaggregate@sympatico.ca> wrote:

Teresa

Please find my response to your concerns. I know many of my comments are the same as were sent to others but in many cases it is how I have addressed the concern.

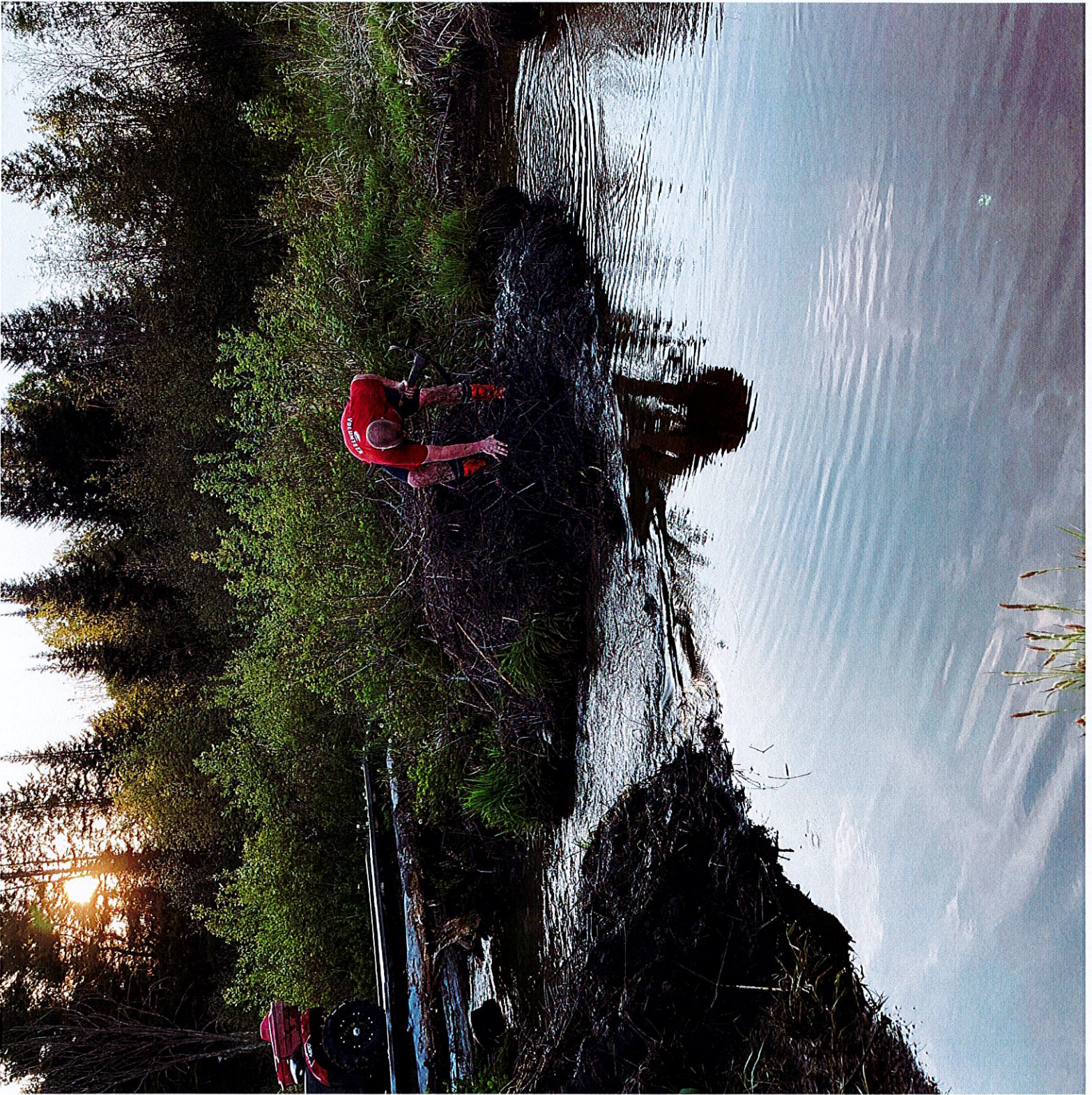
Sincerely,

David Villard

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David Villard Pebble Beach Aggregate (705)840-0733 pebblebeachaggregate@sympatico.ca





197 km: jae



October 22, 2021

To the property owner.

Subject: Nuisance Beaver and Beaver Dam

Dear Sir / Madam,

This is to put you on notice that the stream/pond located on your property is obstructed by a beaver dam and is presently causing imminent flooding and damage to an upstream property. As landowner, you are responsible to monitor and control beaver activity on a go forward basis.

Furthermore, it will be necessary for you to drop the current water levels in a controlled manner to resolve the present flooding condition, failure to do so may result in property damage claim from the property owner impacted by the flooding.

Should you require any additional information, please do not hesitate to contact the undersigned.

Yours very truly,

Antoine C. Boucher, P. Eng.
Director of Public Works and Engineering