

February 10, 2021

Township of Woolwich  
24 Church St West  
PO Box 158  
Elmira, ON N3B 2Z6

Attention: Jeremy Vink, Manager of Planning

**Reference: 231 Woolwich Street, 110 & 118 Menno Street, 33 and 37-38 Mader's Lane  
DPS 30T-20701, OPA 1/2020, ZBA 3/2020  
Application Resubmission Package**

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Dear Mr. Vink

On December 18, 2019 Polocorp Inc, on behalf of Breslau Properties Ltd ('BPL') and 805232 Ontario Limited (together, herein referred to as the "Applicants"), submitted an application package for an Official Plan (OPA 1/2020) and Zoning By-law Amendments (ZBA 3/2020) to accompany a proposed Draft Plan of Subdivision (Draft Plan 30T-20701) on the lands municipally described as 231 Woolwich Street, 110 & 118 Menno Street, 33 and 37-38 Mader's Lane in the Township of Woolwich, Regional Municipality of Waterloo. The package has since been circulated to stakeholder agencies and comments have been received.

As a result of the comments received, the Draft Plan of Subdivision and supporting materials have been revised accordingly. As such, please find enclosed the following materials for your consideration including a Comment Tracking Table to facilitate your review:

- Comment Tracking Table, February 10, 2021;
- Planning Justification Report Addendum Letter, *February 10 2021* (Polocorp Inc);
- Transportation Impact Study, Response to Review Agency Comments, *November 11, 2020* (Paradigm Transportation Solutions Ltd);
- Functional Servicing Report, Version #2, *January 29, 2021* (IBI Group);
- Addendum Report to Hydrogeological Investigation, *January 29 2021* (Chung and Vander Doelen Engineering Ltd);
- Status Update – Ottawa Street Extension Integrated Municipal Class Environmental Assessment, *January 7, 2021* (IBI Group);
- Stormwater Management Report, *January 29, 2021* (IBI Group);
- Draft Plan of Subdivision, *February 8, 2021* (Polocorp Inc); and,
- Conceptual Phasing Plan, *February 8, 2021* (Polocorp Inc).

Please note that water modelling information is currently being finalized by IBI Group for Region's consideration and will be submitted under separate cover. Similarly, minor revisions to

the Noise and Vibrations Feasibility Study, produced by HGC Engineering is being completed and will be submitted under separate cover.

We trust the enclosed information is sufficient to continue the review of the proposed planning applications. Should you require any additional information, or wish to discuss this submission further, please feel free to contact the undersigned. We look forward to continuing to work with Township and Regional staff on this application.

Regards,



Paul Puopolo, MCIP, RPP, OALA  
Planner



Matthew Warzecha, MCIP, RPP  
Planner

CC: John Rose, Breslau Properties Limited  
Derek Good, Breslau Properties Limited  
Randy Walden, 805232 Ontario Inc.  
Laura Sernoski, 805232 Ontario Inc.