

October 24 2016

Mr. Louis Prevost  
United Counties of Prescott and Russell  
59 Court Street, P.O. Box 304  
L'Orignal, ON K0B 1K0

Dear Mr. Prevost:

**RE: Official Plan Amendment 050-OPA-16-002  
Planning Justification Report Addendum  
OUR FILE 06128C**

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This letter is in response to your letter dated September 1, 2016, requesting an addendum to the Planning Justification Report to address the March 1, 2016 approval of the United Counties of Prescott and Russell Official Plan Amendment No. 27 by the Ontario Ministry of Municipal Affairs and Housing (MMAH).

While preparing the Planning Justification Report in advance of MMAH's approval we reviewed and analyzed the application in the context of both the 2006 Official Plan (in full force and effect) and the 2015 County adopted Official Plan. On March 1, 2016, MMAH approved Official Plan Amendment No. 27, with modifications. We have since reviewed MMAH's approval and modifications in the context of OPA No. 30.

The analysis and conclusions of Section 4.2 of our Planning Justification Report (dated March 15, 2016) do not change as a result of MMAH's approval and modification. The proposed policy changes as a result of OPA No. 27 were already considered and addressed in our Planning Justification Report and the Minister's modifications do not affect the policies that are applicable to this proposal.

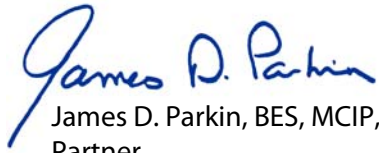
We understand that the 2006 Official Plan remains in full force and effect while appeals are heard by the Ontario Municipal Board on OPA No. 27. Nevertheless, please find enclosed an addendum to Section 4.2 of our Planning Justification Report to acknowledge the March 1, 2016 MMAH approval, with modifications, of OPA No. 27.

We have also reviewed the Traffic Impact Study, prepared by CIMA+, and the Environmental Impact Study, prepared by Golder Associates, and concluded that the 2006 Official Plan references in these studies do not change as a result of the approval of OPA No. 27 and the Minister's modifications.

Do not hesitate to contact the undersigned with any questions.

Yours truly,

**MHBC**



James D. Parkin, BES, MCIP, RPP  
Partner

cc. *Rachel Gould, Golder Associates Ltd.*  
*Marc Bataille, Colacem Canada Inc.*