STRIK BALDINELLI MONIZ

sbm

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SBM-23-1899

Planning Department
County of Middlesex
399 Ridout Street North
London, ON, N6A 2P1

Attn: Time Williams, Senior Planner

**RE: Application for Removal of Holding Symbols (H-2 and H-8);
610 Head Street, Strathroy**

Strik, Baldinelli, Moniz Ltd. has been retained by Foxwood Development (London) Inc. to request the removal of the two applicable "holding" symbols presently tied to the lands, municipally addressed 610 Head Street (Subject Property). The purpose of the applicable holding provisions are as follows.

i) Notwithstanding any other provision of this By-law, the 'H-2' Holding Provision shall only be removed from the lands shown in heavy solid lines on Schedule "A" of this by-law upon the registration on title a Site Plan Agreement between the property owner and the Municipality detailing the terms and conditions of the development to the satisfaction of the Municipality.

ii) Notwithstanding any other provision of this By-law, the 'H-8' Holding Provision shall only be removed from the lands shown in heavy solid lines on Schedule "A" of this by-law upon the completion of a traffic study to the satisfaction of the Municipality.

In support of the Site Plan Control application, a Traffic Impact Study (TIS) was prepared by SBM Ltd, dated September 2022, in support of the development at 100 Second Street, which evaluated the combined commercial and residential development proposal. As part of the TIS, recommendations for improvements to Head Street were also provided and incorporated into the Civil design and engineering plans submitted with the Site Plan Control application. No further comments have been received by staff with regard to the TIS and the Site Plan Agreement has been executed by the owner (Foxwood Development (London) Inc; therefore we request the removal of both of the H-2 and H-8 symbols.

Respectfully submitted,

Strik, Baldinelli, Moniz Ltd.
Planning • Civil • Structural • Mechanical • Electrical

Nick Dyjach, MCIP RPP CPT
Associate, Planning Division Manager