



May 12, 2020

Mason Homes
6-30 Pennsylvania Avenue
Concord, Ontario
L4K 4A5

Attention: Ashley Mason

Dear Ms. Mason:

**Re: Penryn Mason Homes - Port Hope Phase 5
Mason Homes
Phase 5 Phasing
D.M. Wills Associates Project No. 10-10323**

D.M. Wills Associates Limited (Wills) has completed a review of the Bifurcation Plan overlaid on the Phase 5 Draft Plan of Subdivision (the Plan), dated July 15, 2019, prepared by WND Associates.

Wills confirms that the site servicing strategy of Phase 5 as identified in the Functional Servicing Report (FSR) prepared by Wills dated May, 2020, can be implemented without directly impacting the 120 m buffer as identified on the Plan.

A phased approach to the construction of Phase 5 could be implemented, with Phase 5A including the development of the streets identified on the plan excluding Street C east of Street I, Street I, Street B east of Street I, and Street A south of Strachan Street. Phase 5B would include the remainder of the streets identified on the Plan, and Block 105, subject to the approval of the Municipality.

We confirm that Phase 5 can be adequately serviced in a phased approach as outlined above for storm, sanitary and water in accordance with the general servicing strategy outlined in the FSR. Should the development of Block 305 be disallowed, the realignment of Street A as generally identified on the Plan has the ability to provide the same servicing strategy outlined in the FSR.

The information outlined on the Bifurcation Plan has been provided by Mason Homes and Treescape; Wills has not completed any investigations or environmental analysis to confirm the findings outlined on the Bifurcation Plan.



Ashley Mason
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If you have any questions with regard to the enclosed, please do not hesitate to contact the undersigned.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Adam Hickey'.

Adam Hickey, P.Eng.
Municipal Engineer

AH/af