



November 4, 2021

UCC File No. 17105

To: Andrew Bryce MCIP, RPP
Manager of Current Planning
City of Niagara Falls
4310 Queen Street
Niagara Falls, ON L2E 6X5

**Re: Application for Official Plan Amendment
South Niagara Falls Redevelopment (Oakland's Golf Club and King Waldorf Trailer Park)**

On behalf of our client 2610823 Ontario Inc., please accept these additional submission materials, as requested by City staff in the letter dated August 10, 2021.

As per our meetings with City and Regional staff, the need for Urban Design Guidelines and a Stage 2 Archaeological Assessment have been waived for the Official Plan Amendment and will be required to be submitted with future applications for Zoning By-law Amendment and Plan of Subdivision.

As agreed, the following materials are provided to complete the Amendment submission:

- Phase 1 and 2 Environmental Site Assessments for the Property prepared by Wood Environmental;
- Stage 1 Archaeological Assessment prepared by Detritus Consulting Ltd.;
- Transportation Impact Study prepared by R.V. Anderson and Associates; *and*
- AutoCAD file for the Concept Design

Digital copies of these materials have been added to the UCC Drive link below:

<https://drive.ucc.com/s/pMz8MwArkFiK9m5>

If City staff has any questions or requires additional materials, please contact the undersigned.

Respectfully submitted,

Craig A. Rohe, M.Pl., MCIP, RPP
Senior Planner
Upper Canada Consultants

CC: 2610823 Ontario Inc.
Matt Kernahan, Upper Canada Consultants