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March 22, 2015

VIA EMAIL

Planning Committee
the Corporation of the City of London
City Hall, 300 Dufferin Avenue
London, Ontario, N6A 4L9

Attention: Planning Committee Members

Dear Sirs/Madams:

Re: COMMENTS ON THE CITY OF LONDON -LANDS SOUTH OF EXETER ROAD, NORTH OF DINGMAN DRIVE, EAST OF WHITE OAK ROAD AND WEST OF THE OF THE MARR DRAIN - RECOMMENDED URBAN GROWTH BOUNDARY EXPANSION FOR FUTURE INDUSTRIAL GROWTH

Thank You for the opportunity to comment.

Our property is **WESTMINSTER LAND ASSEMBLY (3405 Dingman Drive and 3226 & 3356 Westminster Drive -240 Acres – 150 acres inside Urban Growth Boundary)**. This parcel provides commercial/ industrial land as envisioned by Westminster planners along the 401/402 corridor, as a ready to develop infill project. Our plans include parks, baseball and soccer fields on these lands. We will work with the city in attracting new economic development opportunities in London.

- Our property is across the street from 3260 Dingman Drive, which is currently being developed by Pen Equity. We would similarly like to develop our lands along the strategic 401 / 402 corridor.

We agree with concept of Recommendation 4 - to establish industrial opportunities at strategic locations that will support economic development and prosperity in London and Southwestern Ontario.

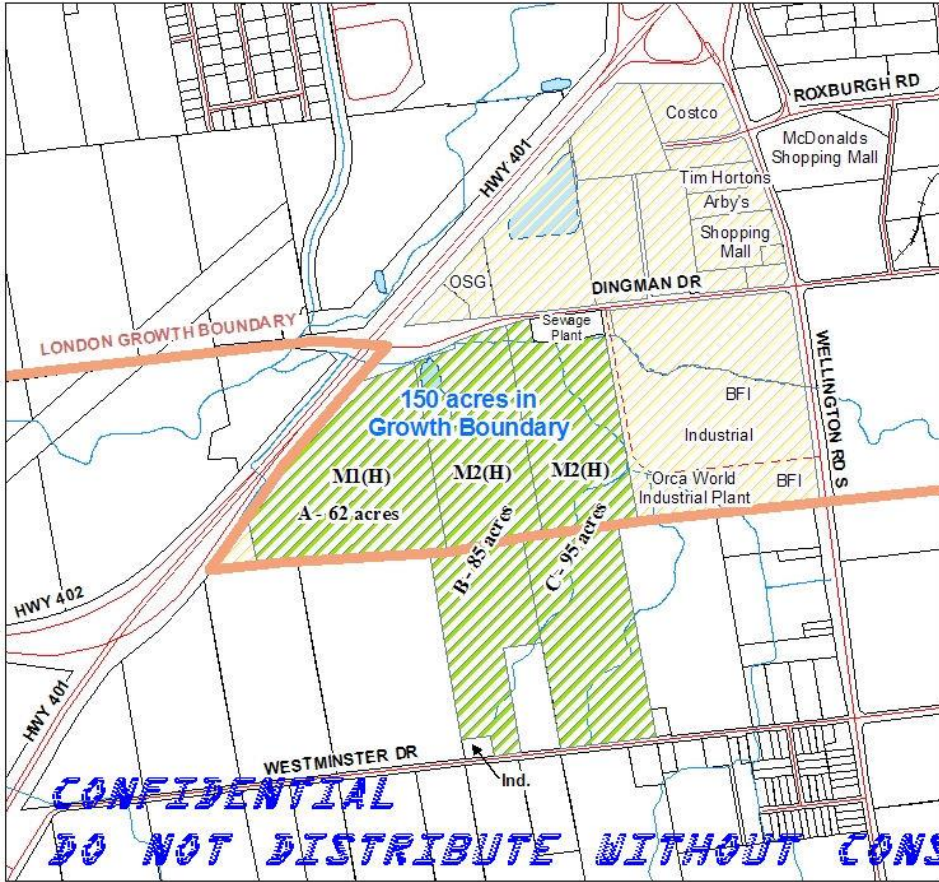
We recommend that the lands inside the Urban Growth Boundary, should be developed first as infill projects. When these lands are nearly exhausted then, the boundary should be expanded.

If the Urban Growth Boundary needs to be expanded, we recommend that it should be done as a complete package. In our case, where land parcels are partly split both inside and outside the boundary for the urban growth, these should also be included in changes to Urban Growth Boundary to allow maximum infill projects.

Sincerely,

K Patpatia (1787996 Ontario Inc.) & J Manocha (401L Inc.)

London 401 Development Opportunity



Land Assembly

- 242 acres
- 150 acres inside Growth Boundary
- Zoning allows wide range of uses
- Hwy 401 exposure (700m)
- Access to Dingman Drive and Westminister Drive
- Privately held/owned
- Assembly consists of parcels 'A', 'B' & 'C'

August 2011

