



Zelinka Priamo Ltd.

LAND USE PLANNERS

December 3, 2021

Mayor Ed Holder, and City Councilors
City of London
300 Dufferin Avenue
London, ON
N6A 4L9

Dear Mayor and Councilors,

**RE: Zoning By-law Amendment Application (Z-9162)
99 Southdale Road West
Amended Zoning By-law
London, Ontario
Our File: SSD/LON/13-01**

Zelinka Priamo Ltd., on behalf of Southdale West Holdings Ltd., is providing support for the amended Zoning By-law submitted by staff regarding 99 Southdale Road West. The policies of the Southwest Area Secondary Plan contemplates an upper density limit of 100 units per hectare for the subject lands. Throughout the planning and design process that limit was used in preparing the proposed site plan as presented to the Planning and Environment Committee at the November 22nd meeting. We are agreeable to the 100 units per hectare density being added as a special provision to the Zoning By-law as this is consistent with the policies of SWAP and reflects the density shown on the submitted Site Plan.

In addition, Southdale West Holdings Ltd., as suggested by members of the Planning and Environment Committee, is committed to working with City Planning Staff, and adjacent land owners through the Site Plan Approval process to address concerns around building heights that were raised during the PEC meeting on November 22nd.

In closing, the revised Zoning By-law, adding a density provision of 100 uph (max) is agreeable, and consultation through the Site Plan Approval process will continue on other matters raised by neighbouring community groups.

Yours very truly,

ZELINKA PRIAMO LTD.

Casey Kulchycki, BAA, MCIP, RPP
Senior Planner