



VIA EMAIL

September 20, 2018

LOBP Inc.
80 Macpherson Ave
Toronto, ON
M5R 1W8

Dear Mr. Aaron David:

**Re: Road Access to Alexander Island
Hillier Ward, Prince Edward County**

Further to our meeting on Thursday, September 06 of 2018, please accept this letter as a reiteration of our conversation that day.

Firstly, I understand that Prince Edward County staff are in support of the development of a resort on Alexander Island, and that the existing zoning and official plan designations are in place for such development. The only issue that appears to be that road access to the island requires a crossing of the sand dunes.

As discussed during the meeting, I have a very large file dealing with this very road issue and the rezoning of the island for a resort type development. Originally, the road alignment was proposed to follow the path located along the upper beach, between the open water of Lake Ontario and the first set of sand dunes. At the time, our office worked with the Ministry of Natural Resources to stake a new road alignment between the sand dunes in order to move the road away from the edge of Lake Ontario. I understood that the new alignment was surveyed & registered, and our staff issued a permit (under the regulation of the time) allowing for the road to be constructed. Given the history of the Conservation Authority's involvement in this file and the fact that our office had previously issued a permit; I support this project and feel that if properly constructed, it will provide better protection of the dunes than currently exists.

That said, I understand that the County will need to follow an 'Environmental Assessment' process in order to formally 'open' the road. I assume that this process will involve providing a modern road design which minimizes vehicle access to the dunes (which are currently being destroyed by uncontrolled ATV access), will attempt to resolve erosion & deposition of the loose sand, will address the fact that a portion of the road allowance lies below the 1:100 year flood elevation of Lake Ontario, will provide for wildlife passage between the Pleasant Bay Wetland and Lake Ontario, and will address any other concerns raised by other agencies (like Ontario Parks, and/or the Ministry of Natural Resources).

Please feel free to contact me directly at this office if you have any questions or require additional information.

Sincerely,

A handwritten signature in black ink, appearing to read "Terry Murphy". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Terry Murphy
General Manager

TM/tt

- c. Robert McAulay, Commissioner of Engineering, Development and Works
for Prince Edward County