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7 May 2020  
Project: 190327

Ashley Mason  
Mason Homes Limited  
70 Innovator Avenue  
Unit #1  
Stouffville, ON L4A 0Y2

Dear Ms. Mason:

**RE: TRANSPORTATION OPINION – PENRYN MASON HOMES – PORT HOPE  
RESIDENTIAL DEVELOPMENT – PHASE 5 BIFURCATION PLAN**

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It is understood that the proposed Draft Plan of Subdivision has been modified to allow for further study of a woodlot in the southeast corner of the plan. This has resulted in the Draft Plan being divided into Phase 1 for the development of 264 residential dwelling units west of the woodlot and Phase 2 comprising the woodlot and a buffer area. The latter area is designated as Block 305.

With this change, part of the alignment of north-south Street A is shifted slightly to the west such that this local road would run along the west side of Block 305 and outside of the woodlot and buffer area. It is our opinion that the resultant road alignment provides the same traffic service, functionality, and level of safety as would the original alignment of Street A. Therefore, from a traffic perspective, the proposed modification of Street A is acceptable.

If you have any questions or comments, please contact the undersigned.

Yours truly,

**PARADIGM TRANSPORTATION SOLUTIONS LIMITED**

A handwritten signature in dark ink, appearing to read "Garry Pappin", written in a cursive style.

**Garry Pappin**  
LEL  
Senior Project Manager