



July 7, 2021

Township of Douro-Dummer
894 South Street, P.O. Box 92
Warsaw, Ontario
K0L 3A0

Attention: Martina Chait

Dear Ms. Chait:

**Re: Peer Review Services
Wildfire Golf Course
2215 Wildfire Drive, Douro-Dummer
D.M. Wills Project No. 20089-008**

PARTNERS IN
ENGINEERING, PLANNING &
ENVIRONMENTAL SERVICES

D.M. Wills Associates Limited (Wills) has been retained by the Township of Douro-Dummer to complete a Technical Peer Review of the Zoning Bylaw Amendment application for Wildfire Golf Course to support the proposed Cart Storage Building Addition.

The following information was received as part of this Peer Review:

- Functional Servicing Letter, Engage Engineering, dated April 1, 2021.

Proposed Development Description

The proposed development expansion includes a new cart storage building addition. The engineering letter provides a brief discussion of the proposed stormwater management strategy and notes that fire protection will be provided by an existing standpipe. No figures, supporting calculations, servicing or grading information was provided.

1.0 Comments

- 1.1 The engineering letter does not provide sufficient information to demonstrate how adequate services for the proposed building addition will be provided, does not quantify the potential negative impacts to adjacent properties or demonstrate how these impacts will be appropriately mitigated. As such, we do not recommend approval of the Zoning By-law Amendment until additional technical studies are provided.



D.M. Wills Associates Limited
150 Jameson Drive, Peterborough, Ontario, Canada K9J 0B9
P. 705.742.2297 F. 705.748.9944 E. wills@dmwills.com



Martina Chait
Page 2 of 2
July 7, 2021

Based on the nature of the proposed development, we recommend that the Zoning Bylaw Application and the Site Plan Approval Application be submitted concurrently along with the supporting technical studies.

We trust that this information is suitable for your purposes at this time. Please contact our office if you have any questions or require clarification.

Respectfully submitted,

A handwritten signature in blue ink that reads "Chris Proctor-Bennett".

Chris Proctor-Bennett, P.Eng.
Group Leader, Stormwater Management Engineer

CPB/jl



Professional
Engineers
Ontario



Consulting
Engineers
of Ontario



ASSOCIATION OF
CONSULTING ENGINEERING
COMPANIES CANADA

D.M. Wills Associates Limited
150 Jameson Drive, Peterborough, Ontario, Canada K9J 0B9
P. 705.742.2297 F. 705.748.9944 E. wills@dmwills.com