

April 14, 2021

BEL 211005

Mary T. Nordstrom MCIP, RPP
Manager, Land Use Planning
Town of Innisfil
2101 Innisfil Beach Road
Innisfil, ON L9S 1A1

Re: Friday Harbour Phasing Provisions, Zoning By-law Amendment Application.

Dear Ms. Nordstrom:

Beacon Environmental Limited (Beacon) is providing this letter in connection with the Zoning By-law Amendment application submitted by Friday Harbour Village Inc. on March 25, 2021, in order to address the phasing provisions identified in Zoning By-Law 029-05, requiring confirmation that any negative impacts on natural heritage features and functions have been remedied appropriately.

Beacon Environmental can confirm that through our impact assessment studies and annual monitoring that has been completed to date for the Friday Harbour Resort development, any expected negative impacts from construction activities thus far on natural heritage features and functions have been immediately addressed through the appropriate mitigation and protection measures through the annual monitoring, as approved by the Town of Innisfil and Simcoe County in consultation with the Ministry of Natural Resources and Forestry (MNR).

The results of Beacon's monitoring related to construction activities were documented annually commencing in 2010 and provided in the following documents:

- *Big Bay Point Development Annual Report for Butternut: Agreement under S.23 of O. Reg 242/08, File #: MD-23-001-10*
- *Annual Report for Town of Innisfil (OPA 17): Ecological Monitoring Program, Big Bay Point Resort*

Should you have any questions regarding this matter, please feel free to contact the undersigned at 705-999-4935, ext. 249 or by email: gpoisson@beaconenviro.com.

Yours truly,
Beacon Environmental



Geri Poisson, B.A. (Hons.), Dipl. Eco. Restoration
Terrestrial Ecologist, ISA Certified Arborist (ON-1288A)

cc: Michael Harte, Friday Harbour Resort Inc.
Vimal Patel, Friday Harbour Resort Inc.



April 12, 2021

Project No.:170003

Mary T. Nordstrom MCIP, RPP
Manager, Land Use Planning
Town of Innisfil
2101 Innisfil Beach Road
Innisfil, ON
L9S 1A1

Re: Friday Harbour Phasing Provisions, Zoning By-law Amendment Application

Dear Ms. Nordstrom:

This letter is written in connection with the Zoning By-law Amendment application submitted by Friday Harbour Village Inc. on March 25, 2021 in order to address the phasing provisions identified in ZBL 029-05 requiring confirmation that development of the Friday Harbour resort has not resulted in any negative impacts on the water quality of aquatic environment of Lake Simcoe or the resort marina basin. This is to confirm that there have been no negative impacts to the water quality or aquatic environment of Lake Simcoe or the resort marina basin as a result of the construction and ongoing maintenance conducted to date at the Friday Harbour Resort. The results of our water quality monitoring are described in the 2016 – 2020 Marina Basin Monitoring and Adaptive Management Plan Annual Reports.

If you have any questions regarding this matter, please do not hesitate to contact me.

Sincerely,

per: Hutchinson Environmental Sciences Ltd.

David Leeder, P.Geo. Limited, CISEC
david.leeder@environmentalsciences.ca