

Middlesex County  
399 Ridout Street North  
London, ON, N6A 2P1

March 4, 2025  
SBM-20-3218

Municipality of Thames Centre  
4305 Hamilton Road  
Dorchester, ON, N0L 1G3

**Attn: Teresa Hill – Planning and Development Coordinator**  
Middlesex County  
**Amanda Storrey – Director of Planning and Development Services**  
Municipality of Thames Centre

**RE: 39T-TC2001; Request for Extension to Conditional Draft Plan Approval.**  
**Part Lot 18, Concession B SRT N, Dorchester ON**

This is a request to extend the conditional Draft Plan Approval for file 39T-TC2001 (by Vista Woods Estates Limited) approved in 2022, lapsing on April 26, 2025. We're requesting a two year extension, expiring on April 26, 2027.

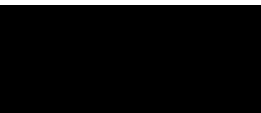
Significant work has been completed in the clearance of the conditions and the application is nearing completion. The applicant has requested a draft development agreement as they have wanted to ensure they are able to execute the agreement as soon as possible. It is expected that final engineering approval could be obtained within April (2025) and that an executed subdivision agreement could be completed in June (2025), pending market conditions. Construction of the storm drain sewer along the west side of Dorchester Road is required prior to the development of the subject lands. It is our belief that a two year extension would be reasonable to provide an appropriate amount of time for the completion of the Draft Plan Approval.

We thank the Municipality for their work clearing the draft plan conditions and consideration to approve our extension request.

Respectfully submitted,

**Strik, Baldinelli, Moniz Ltd.**

Planning • Civil • Structural • Mechanical • Electrical



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Cc. Don Cromarty, Vista Woods Estates Limited.  
Kyle McIntosh, MTE Consultants Inc.