

December 22, 2020

VIA E-mail: MarkC@gsai.com

Mr. Mark Condello

Glen Schnarr & Associates Inc.
700 – 10 Kingsbridge Garden Circle
Mississauga, ON L5R 3K6

**Re: OBA-ZBA Application Comments
2207 Dixie Road, Mississauga, Ontario**

Dear Mr. Condello,

As requested, HGC Engineering has reviewed the comments from the City of Mississauga received May 2020 (shown below), and the latest site plan prepared by Otto Palfy dated November 23, 2020,

From Transportation and Works staff:

- 3. A Noise Feasibility Study prepared by HGC Engineering dated November 6, 2019 has been submitted by the applicant. The report indicates that all four units are required to be equipped with air conditioning systems so that windows may remain closed and there are no OLA proposed as the elevated decks at the rear are less than 4m in depth. The study states that the primary sources of noise were determined to be road traffic from Dixie Road and the Queensway. On page 2 the Noise Report indicates that "There are no significant sources of stationary noise within 500m of subject site." The consultant is to confirm/analyse that there are no stationary noise impacts from the subject site to the adjacent lands.*

During the site visit on July 25, 2019 by HGC personnel, sound emissions from nearby commercial and institutional uses were not audible. To the west of the site area and across Dixie Road is a medical facility ("Dixie Road Medical Associates"), which does not feature significant noise emitting equipment that could impact the subject site. A residential air conditioner is located on ground level at the south side of the medical building.

Approximately 200 m north of the site and north of Queensway E, there are commercial plazas (containing various restaurants and retail stores), and industrial facilities on the east side of Dixie Road (most notably containing a furniture warehouse and a FedEx Service Centre). There are several rows of existing intervening residential dwellings between the commercial/industrial facilities and the site area. The sound emissions from these commercial/industrial uses are not expected significantly impact the site area due distance and elevated background noise from the proximity of the site to Dixie Road and Queensway East.

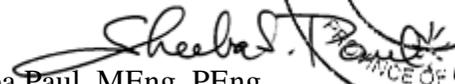


We trust that this is sufficient information for your present needs. Please do not hesitate to call if you have any further questions or require additional information.

Yours truly,
HOWE GASTMEIER CHAPNIK LIMITED


Harry Cai, BEng, EIT

Reviewed by:


Sheeba Paul, MEng, PEng

