

4.00	Comments by Emily Turner, Economic Development Division	
4.01	Economic Development is very supportive this project. The enhancement of the Coboconk Train Station and the new use of the property will create a significant asset within the boundaries of the Coboconk downtown. The Downtown Revitalization plan for Coboconk identified a need to attract unique specialty services as well as increase the use of vacant, or underutilized buildings. This project supports that direction.	Noted.
4.02	Staff have discussed the designation with the Chamber of Commerce who are supportive of the designation proceeding. The designation will be reviewed by the Kawartha Lakes Municipal Heritage Committee at its meeting of April 7 2022 and will be presented to Committee of the Whole on May 3;	Noted.
4.03	The responses to the heritage staff comments from the first submission have been satisfied in the revised plans.	Noted.
5.00	Comments by Athol Hart, Kawartha Lakes Municipal Heritage Committee	
5.01	The Committee had the opportunity to review the architectural design at its April 7, 2022 meeting with the architects from ERA. The Committee found the presentation to be enlightening and is in favour of the design as presented.	Noted.
5.02	The Committee would like to follow through with the architects on the colour palette for the building to ensure that the new portion of the building is subordinate to the old. The committee appreciates the comment of the presenter that the intention is for the additions to be "complimentary to the historic structure".	Noted. To be addressed by architect. Not required for Site Plan Agreement.
5.03	The Committee would request to be circulated on subsequent submissions to continue to be involved in the conversation regarding this project.	Noted. Architect to continue to coordinate with committee.
6.00	Comments by Michelle Stewart, Hydro One Networks Inc.	
6.01	No further concerns from Hydro One's end at this point.	Noted.
7.00	Comments by Prabin Sharma, MTO	
7.01	Entrance: It is noted that the development is proposing for an additional separate entrance to the wellness centre. This means the property will have two entrances: one for the baseball diamond and the next for the wellness centre. MTO's policy is to allow one entrance/access for each legal lot. Please provide justification on the need for a separate second entrance to support the proposed wellness centre.	The goal of the proposed second site entrance is to separate the uses of the existing sports fields and proposed Wellness Centre from one another. It is our understanding that the sports field parking area gets fairly congested with pedestrians and vehicles during the summer and would prefer the Wellness Centre traffic not be affected by or increase the congestion.
7.02	Illumination: The proponent has stated on the response letter that the illumination plan would be submitted for MTO's review at the permit application stage, and agreed to follow MTO standards to ensure lights do not escape to highway Right of Way. MTO is willing to accept the proponent's request and review the illumination plan at a later stage to help the move project forward.	Noted. Thank you. ARUP to provide required plan at Building Permit submission.