



PLANNING
URBAN DESIGN
& LANDSCAPE
ARCHITECTURE

November 11, 2025

Natalie Thomson, Secretary/Treasurer Committee of Adjustment
Town Administration Building
1593 Four Mile Creek Road
P.O. Box 100
Virgil, ON L0S 1T0

**RE: 263 CONCESSION ROAD 6, TOWN OF NIAGARA-ON-THE-LAKES
CONSENT DEFERRAL
OUR FILE: 09144U**

On behalf of our client, Parth Patel & Sejal Patel (the "Owner"), we are requesting a deferral of the consent application for a proposed severance for the lands municipally known as 263 Concession Road 6 in the Town of Niagara-on-the-Lake (the "Subject Lands") to facilitate the development of the proposed lands for agricultural-related uses.

The request for deferral is to enable Council to decide on the concurrent Zoning By-law Amendment Application ("ZBA"). Furthermore, the deferral enables the Town to further progress its Official Plan Review, as the proposed draft policies of the Official Plan, include policies regarding lot creation for agricultural-related uses, which are directly relevant to the application.

If you have questions or require any further information to assist with your review, please do not hesitate to call or email.

Thank you,

MHBC

A handwritten signature in black ink, appearing to read 'Debra Walker'.

Debra Walker, BES, MBA, MCIP, RPP
Partner

A handwritten signature in black ink, appearing to read 'Eric Brathwaite'.

Eric Brathwaite, BA, CPT
Senior Planner

Cc: *Client*
Connor MacIsaac, Planner II, Niagara-on-the-Lakes