June 13th, 2023

Riverain Developments Inc.
109 Atlantic Avenue, Suite 302B
Toronto, Ontario
M6K 1X4

Attn: Emily Roukhkian, Director of Development
     emily@mainandmain.ca

Dear Ms. Roukhkian:

Re:	Traffic Noise Addendum Letter
	2 Montreal Road, 280 Montgomery Street, 300 Montgomery Street and 3 Selkirk Street, Ottawa ON
	GWE File No.: 20-077 – Noise Addendum Letter

Gradient Wind Engineering Inc. (Gradient Wind) was retained by Riverain Developments Inc. to undertake a roadway traffic noise assessment for a proposed multi-phase mixed-use development located at 2 Montreal Road, 280 Montgomery Street, 300 Montgomery Street and 3 Selkirk Street in Ottawa, Ontario. This addendum memo is supplemental to our roadway traffic noise report (ref. Gradient Wind report #20-077 – Traffic Noise, dated April 25, 2022), to address the update to the site plan drawings of Phase 3, referred to as Tower C.

Gradient Wind received updated site plan drawings dated May 30th, 2023. A review of these drawings depicts a few changes; mainly:

- A rectangular notch applied at the southwest corner of the 3-storey podium.
- Minor changes in the podium floorplate width and length (a reduction of less than 1 m).
- A reduction of approximately 1.5 m of the maximum building height.

The drawings indicate no significant changes in the building's massing or setback distance from the relevant sources of roadway noise. Therefore, noise levels at the building facades are not expected to

differ from the values mentioned in Gradient Wind's noise assessment. The conclusions of our report remain unchanged.

This concludes our response and review of the design changes for 2 Montreal Road, 280 Montgomery Street, 300 Montgomery Street and 3 Selkirk Street in Ottawa, Ontario. Please advise the undersigned of any questions or concerns.

Sincerely,

Gradient Wind Engineering Inc.

Essraa Alqassab, BASc
Junior Environmental Scientist

Joshua Foster, P.Eng.
Lead Engineer

Gradient Wind File #20-077 – Addendum Memo