

February 7, 2019

Clublink Corporation
15675 Dufferin Street
King City, Ontario
L7B 1K5

Attn: Robert Visentin, Senior Vice-President

Dear Mr. Visentin:

RE: Clublink and Kanata Green Space

We are writing to you on behalf of Kanata North residents and their community associations with respect to the Clublink proposal to develop the green space occupied by the Kanata Lakes golf course and used by residents for recreational purposes. The Kanata North community and its residents are unified in their overwhelming opposition to this proposal.

We understand that in late January 2019 you informed our councillor, Jenna Sudds, that Clublink intends to conduct pre-development engineering and site investigation work on the Kanata Lakes golf course. This was followed by a press release on your website (<https://kanatapossibilities.ca/>) to the same effect on January 30, 2019.

Kanata's community and residents are the beneficiaries of the various agreements relating to the Kanata Lakes golf course (e.g., para. 7 of the December 20, 1988, agreement and para. 5 of the December 29, 1988, agreement). There must be compliance with these agreements. Of course, Clublink voluntarily and freely assumed all the obligations under these agreements when it purchased the golf course lands. Your company was fully aware that it was purchasing a limited right of ownership and was obligated to operate a golf course on the lands in perpetuity. Indeed, the purchase price of \$2.833 million reflected that limited right of ownership.

In our view, the pre-development engineering and site investigation work which you propose to carry out at the golf course is incompatible with Clublink's limited ownership rights to operate a **golf course** in perpetuity. We believe that this work should be cancelled or, if the work has begun, it should cease immediately.

This brings us to a second important point. Clublink's public announcement in December 2018 of its intention to develop the Kanata Lakes golf course, the content of your website (<https://kanatapossibilities.ca/>), the public pronouncements of your senior officials, and your

professed intent to carry out pre-development engineering and site investigation work at the golf course establishes a clear record of Clublink's desire to discontinue the operation of the golf course as set out in paragraph 5 (4) of the 1981 agreement.

We will be supporting the City of Ottawa in efforts to ensure compliance with the agreements relating to the golf course – in particular, paragraph 5 (4) of the 1981 agreement. That being said, the Kanata community and its residents maintain the right to act independently in their own best interests - including retaining legal counsel, seeking standing in any legal proceedings relating to the golf course agreements, making submissions, and if necessary bringing our own legal proceedings to enforce the golf course agreements.

Furthermore, we believe that Kanata residents will suffer real and quantifiable damage from the development that Clublink proposes. Therefore, we believe that it is likely that Kanata residents would seek legal redress against anyone who causes such damage, including those who violate the agreements relating to the golf course lands or developers that sold homes at higher prices because they backed on the golf course.

Clublink's public pronouncements and website indicate that the use to which the golf course lands are put should "reflect both the community's values and needs." First, the community has spoken. The community is overwhelmingly opposed to redevelopment. The community's values are aligned with keeping the golf course and recreational green space as it is. Second, any suggestion that the community needs residential development on a green space gem in the heart of Kanata is absurd and disingenuous. There is no such need. Indeed, there is plenty of other residential development in the works to meet the community's needs quite nicely. To be blunt, this proposed redevelopment has nothing to do with the community's values and needs, but rather everything to do with Clublink trying to back out of its legal obligations and make a lot of money at the expense of the community. If your words are genuine, we suggest you stop now.

We look forward to your reply at your earliest convenience.

Yours truly,



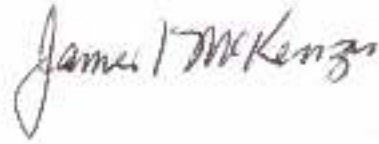
Lianne Zhou, President
Kanata Lakes Community Association



Neil Thompson, President
Kanata Beaverbrook Community Association



Todd Fetterly, President
Cathewood Court
Homeowners Association



James McKenzie, President
Nelford Homeowners' Service
Association



Tom Thompson, President
Country Club Estates
Homeowners Association



Susan Dodge, President
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