

December 4, 2022

To whom it may concern,

Good morning,

My name is Ryan Bissonnette and I have been a Pelham business owner for the better part of a decade. I understand there has been some discussion around the development of 1145 Pelham St. Fonthill proposed by Duliban Family Holdings as a 47 unit, 4 story, luxury residential apartment with rooftop terrace.

I am writing to you to provide my unconditional support for this rezoning application and proposed development of this luxury residence that members of our community will be proud of. We have dealt with Adam & Jason Duliban for over 10 years and are very grateful for our relationship with them. Through their many charitable efforts throughout the town of Pelham and their vision for this building it is clear to me that they want the best for our beloved town. The Duliban's have without reservation, continued to enhancement the development, workforce and esthetic appearance of our community. This proposed development makes sense in many ways in accordance with what the province has stated they want. Most notably, the fact its on an arterial roadway and close to downtown with ample space for parking. It is designed and owned by local professionals with the sole intention of providing local residents a place to stay and prosper within Pelham. This project should be evaluated on its own merit and seen for what it is and not be grouped into other projects. I understand that residents may focus exclusively on what they want to have (or not have) in their backyard, but projects of this nature must be evaluated based on the short and long term value they add to Pelham.

I am a partner at Root Bissonnette Walker LLP, a professional accounting firm offering services to companies, non-profit organizations and individuals including accounting, audit, advisory, tax compliance and tax planning needs. We are based in Pelham and take great pride in our community. As business owners that have lived in Niagara for many decades, we value the progressive advancement in our community and are proud to endorse the community bettering itself.

Covid 19 has shown and reminded us how important our local businesses are to the community along with individuals born and raised from our town able and willing to make significant capital investments to aid in our future. A luxury residence of this nature will serve a population base that Fonthill would be proud to call its residents.

Yours truly,



Ryan Bissonnette, CPA, CA  
Partner, Root Bissonnette Walker LLP