



**WESTON
CONSULTING**

planning + urban design

November 2, 2012

To Whom It May Concern:

Re: Mr. John Morrison, Royal LePage

Weston Consulting has worked closely with Mr. John Morrison for over 20 years on a wide range of properties for a variety of different client types ranging from developers, school boards and public agencies through to individual property owners and corporations. Our work with John typically involves analyzing and understanding the range of development opportunities which may be achievable on a particular property, and arriving at a highest and best use scenario which maximizes property value.

Over the years, John's experience and understanding of the real estate marketplace has led to a wide variety of successful projects and satisfied clients. John's ability to quickly hone in on opportunities and to rectify potential issues in advance, position him as an expert in his profession. In addition, John has demonstrated a superb and uncanny knowledge of an ever evolving market across the Greater Toronto Area. His initial instincts on property value and market interest are often proven to be quite accurate by the time a property has transacted.

John's knowledge, professionalism and attention to detail, along with his friendly and approachable demeanor, make working with him an absolute pleasure.

I would enthusiastically recommend John Morrison to any landowner looking to maximize value and liquidity in any type of market conditions.

Yours truly,
Weston Consulting
Per:



Mark N. Emery, BES, MCIP, RPP
President