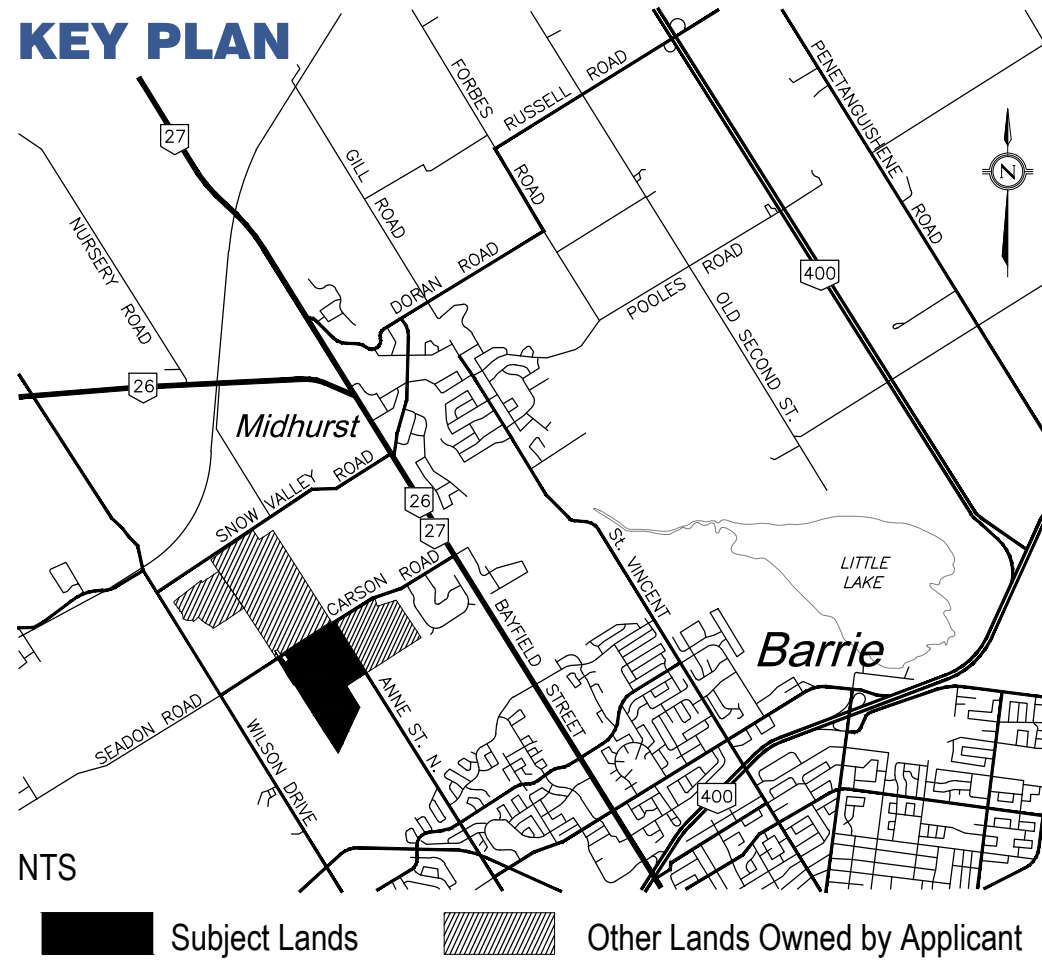


DRAFT PLAN OF SUBDIVISION

A. Hickling & R. Hickling
SP-T-1006

Part of Lots 16 & 17
Concession 6
Township of Springwater
County of Simcoe

KEY PLAN



SCHEDULE OF LAND USE

LOT/BLOCK	LAND USE	LAND USE	UNITS	AREA (ha)
Lots 1-276	Low Density Residential			
	Single Detached - 12.2m (B units)		138	
	Single Detached - 9.8m (C units)		110	12.15
	Semi-Detached - 7.625m (D units)		56	
Blocks 277-329	Laneway Townhouses (LWTH)		301	7.41
Blocks 330-343	On-Street Townhouses (OSTH)		83	2.43
Block 344	High Density / Mixed Use Residential		1.99	
Blocks 345-355	Parks		5.06	
Blocks 356-359	Open Space		13.44	
Blocks 360-361	Stormwater Management Pond		4.50	
Blocks 362-363	Walkways		0.09	
Blocks 364-366	Road Widening		0.75	
Roads	23.0m ROW	1.910m		
	20.0m ROW	2.956m		
	15.0m ROW	221m		12.29
	10.0m Lane	1,648m		
TOTAL			6,734m	688

Net Density - 688 units / 46.73 ha = 14.72 upha
(Excludes High Density / Mixed Use Block)

OWNER'S AUTHORIZATION

I hereby authorize Malone Given Parsons Ltd. to prepare and submit this Draft Plan of Subdivision to the County of Simcoe.

1757690 Ontario Inc. _____ Date _____

1757689 Ontario Inc. _____ Date _____

SURVEYOR'S CERTIFICATE

I hereby certify that the boundaries of the lands to be subdivided as shown on this Plan and their relationship to the adjacent lands are accurately and correctly shown.

Paul Edward
Ontario Land Surveyor
RPE Surveying Ltd. _____ Date _____

ADDITIONAL INFORMATION

AS REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT, CHAPTER P.13(R.S.O. 1990).
(a),(e),(f),(g),(j),(l) - As shown of the Draft Plan.
(b),(c) - As shown on the Draft and Key Plan.
(d) - Land to be used in accordance with the Schedule of Land Use.
(i) - Sand.
(h),(k) - Full municipal services to be provided.

Prepared by:

MALONE GIVEN PARSONS LTD.
140 Renfrew Drive, Suite 201
Markham, Ontario, L3R 6B3
Tel: (905) 513-0170
www.mgp.ca

mbtw watchorn

Scale: 1:2000

Date: October 7, 2013
Project No.: 12-1239

Date	Revision

FOR DISCUSSION PURPOSES ONLY

