

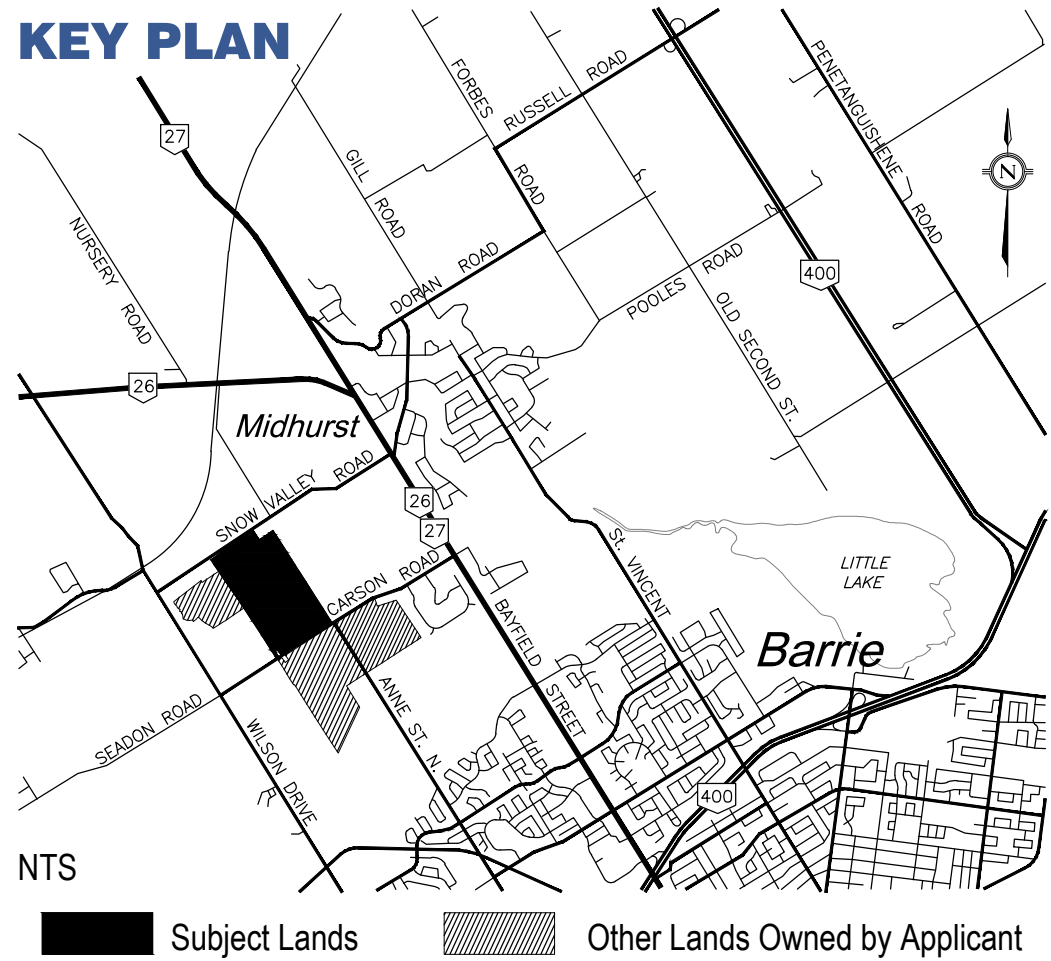
DRAFT PLAN OF SUBDIVISION

D. Hickling

SP-T-1005

Part of Lot 14 & 15
Concession 6
Township of Springwater
County of Simcoe

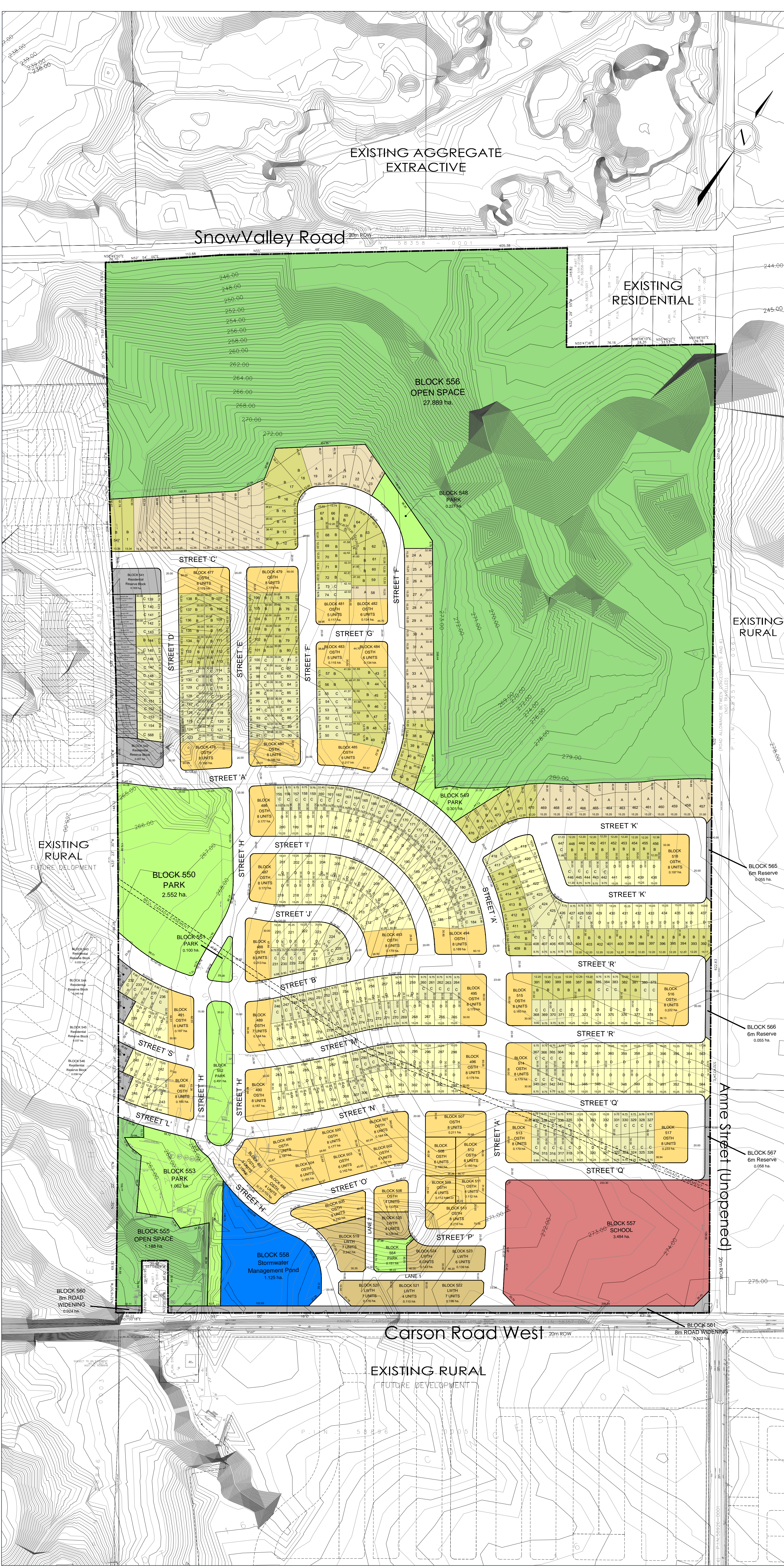
KEY PLAN



SCHEDULE OF LAND USE

LOT/BLOCK	LAND USE	LAND USE	UNITS	AREA (ha)
Lots 1-476, 547 559, 562-564, 568	Low Density Residential	Single Detached - 15.25m (A units)	42	20.44
	Single Detached - 12.2m (B units)	191		
	Single Detached - 9.8m (C units)	278		
	Semi-Detached - 7.625m (D units)			
Blocks 477-518	On-Street Townhouses (OSTH)		297	7.27
Blocks 519-525	Laneway Townhouses (LWTH)		41	1.13
Blocks 526-546	Residential Reserve			0.89
Blocks 548-554	Park			4.88
Blocks 555-556	Open Space			28.95
Block 557	School			3.48
Block 558	Stormwater Management Pond			1.13
Blocks 560-561	Road Widening			0.55
Blocks 565-567	Reserves			0.17
Roads	23.0m ROW		1,408m	
	20.0m ROW		3,674m	
	15.0m ROW		568m	
	10.0m Lane		264m	
TOTAL			5,914m	84.12

Net Density - 959 units / 55.17 ha = 17.38 upha



OWNER'S AUTHORIZATION

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

1757688 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