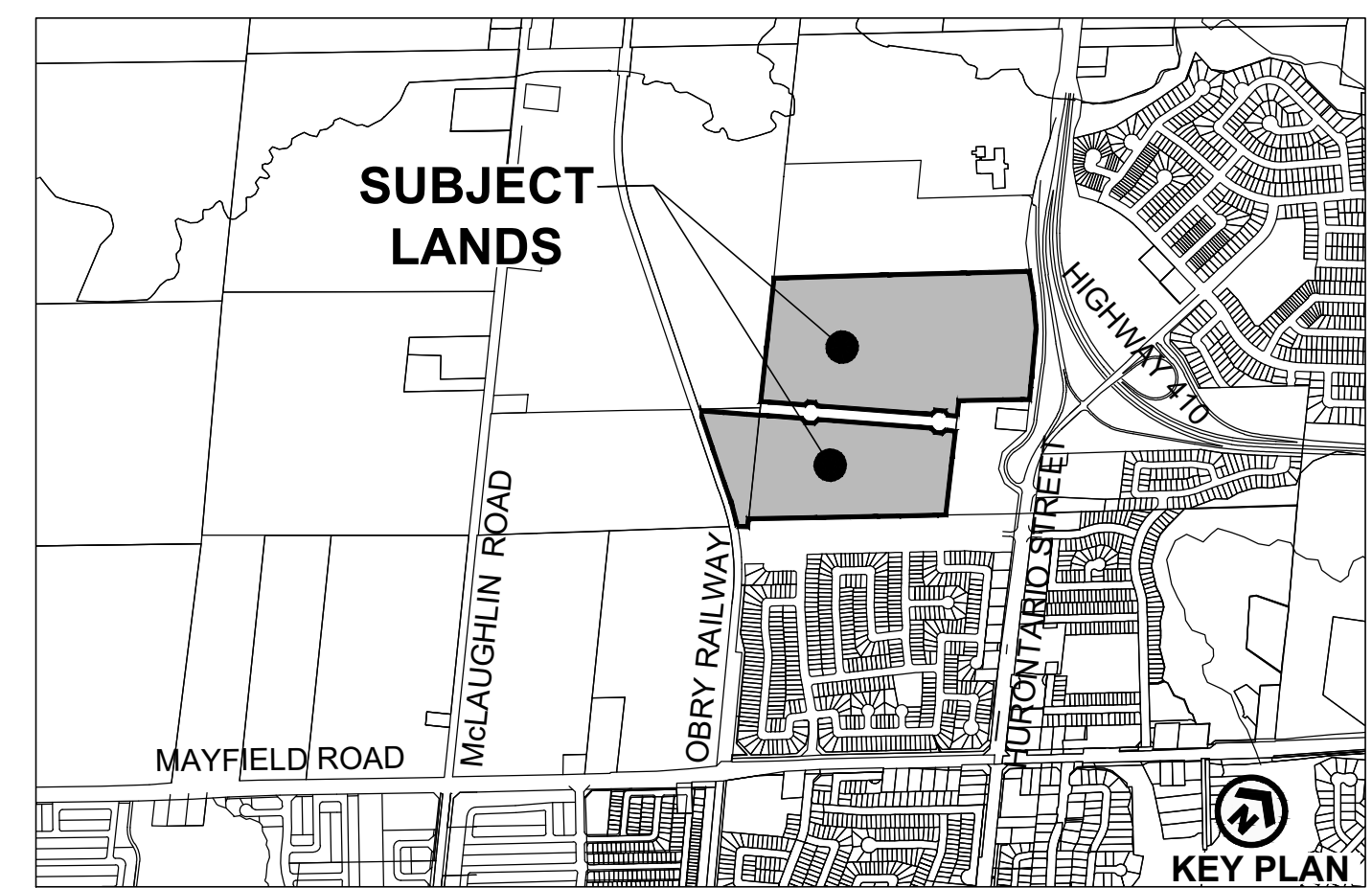
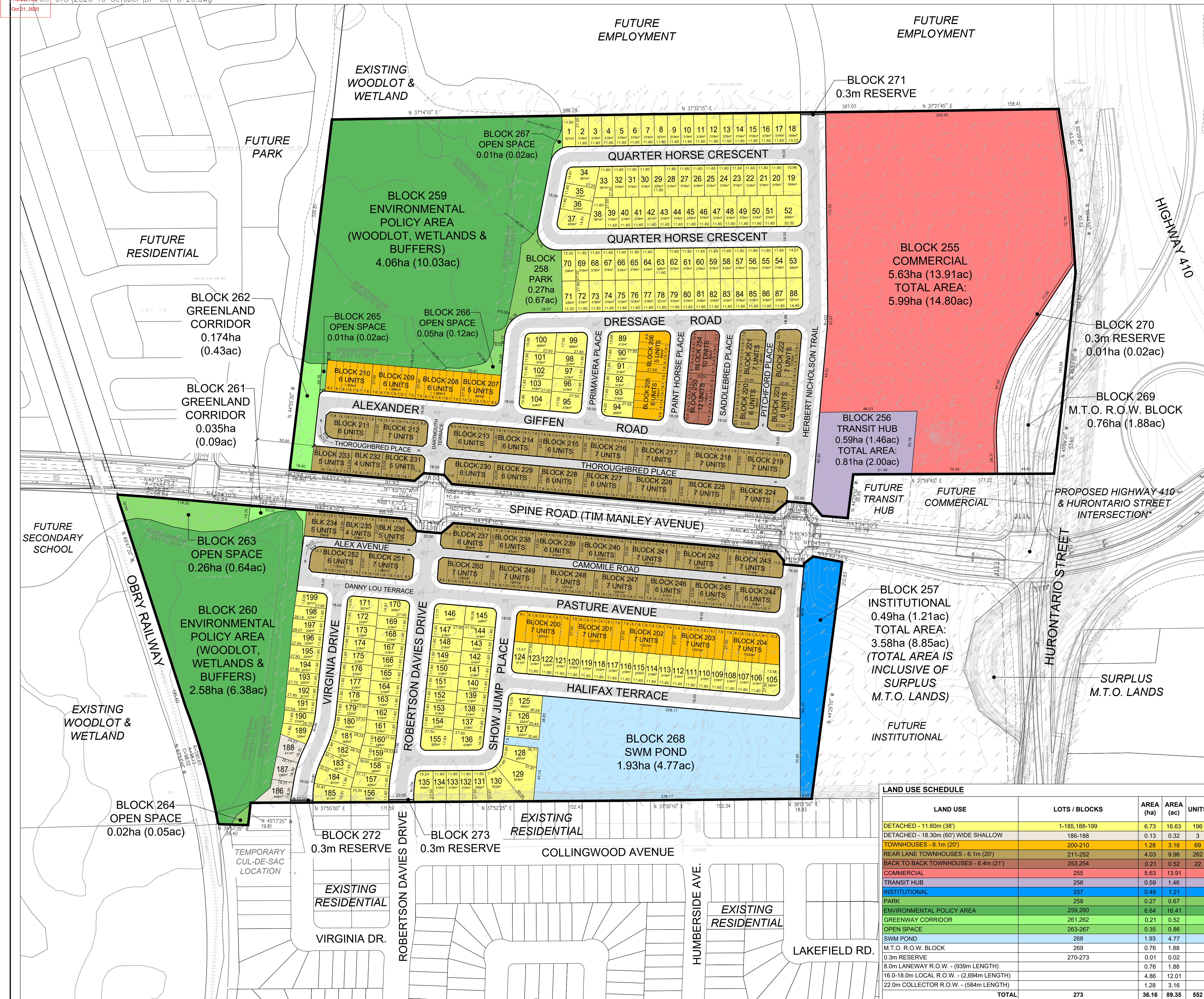




DRAFT PLAN OF SUBDIVISION FILE # 21T-17007C & RZ 17-11 FIELDGATE DEVELOPMENTS (CALEDON 410 DEVELOPMENTS LTD.)

PART OF LOT 19, CONCESSION 1,
WEST OF HURONTARIO STREET
(GEOGRAPHIC TOWNSHIP OF CHINGUACOUSY)
MAYFIELD WEST PHASE 2
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEEL

OWNERS CERTIFICATE

I HEREBY AUTHORIZE GLEN SCHNARR & ASSOCIATES INC. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO THE TOWN OF CALEDON FOR APPROVAL.

SIGNED

JACK EISENBERGER, ASO
CALEDON 410 DEVELOPMENTS LTD.

DATE: SEPT. 26, 2017

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AS SHOWN ON THIS PLAN AND THEIR RELATIONSHIP TO ADJACENT LANDS ARE CORRECTLY AND ACCURATELY SHOWN.

SIGNED

THOMAS SALB, OLS
J. D. BARNES LIMITED
401 WHEELABRATOR WAY, SUITE A
MILTON, ON, L9T 3C1
PHONE: 905-875-9955
EMAIL: tsalb@jdbarnes.com

DATE: JULY 10, 2019

ADDITIONAL INFORMATION

(UNDER SECTION 51(17) OF THE PLANNING ACT) INFORMATION REQUIRED BY CLAUSES A,B,C,D,E,F,G, & J ARE SHOWN ON THE DRAFT AND KEY PLANS.

- H) MUNICIPAL AND PIPED WATER TO BE PROVIDED
- I) SANDY LOAM AND CLAY LOAM
- K) SANITARY AND STORM SEWERS TO BE PROVIDED

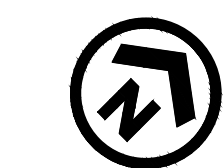
NOTES

- LANEWAY TO LOCAL / COLLECTOR TRIANGLE - 3.0m x 3.0m
- LOCAL TO LOCAL RADII - 5.0m
- LOCAL TO SPINE ROAD TRIANGLE - 7.5m x 7.5m
- COLLECTOR TO SPINE ROAD TRIANGLE - 10m x 10m
- PAVEMENT ILLUSTRATION IS DIAGRAMMATIC

* PROPOSED HIGHWAY 410 & HURONTARIO STREET INTERSECTION INFO. OBTAINED FROM WOOD DATED DECEMBER, 2018

LAND USE SCHEDULE

LAND USE	LOTS / BLOCKS	AREA (ha)	AREA (ac)	UNITS
DETACHED - 11.60m (38')	1-185,188-199	6.73	16.63	196
DETACHED - 18.30m (60') WIDE SHALLOW	186-188	0.13	0.32	3
TOWNHOUSES - 6.1m (20')	200-210	1.28	3.16	69
REAR LANE TOWNHOUSES - 6.1m (20')	211-252	4.03	9.96	262
BACK TO BACK TOWNHOUSES - 6.4m (21')	253,254	0.21	0.52	22
COMMERCIAL	255	5.63	13.91	
TRANSIT HUB	256	0.59	1.46	
INSTITUTIONAL	257	0.49	1.21	
PARK	258	0.27	0.67	
ENVIRONMENTAL POLICY AREA	259,260	6.64	16.41	
GREENWAY CORRIDOR	261,262	0.21	0.52	
OPEN SPACE	263-267	0.35	0.86	
SWM POND	268	1.93	4.77	
M.T.O. R.O.W. BLOCK	269	0.76	1.88	
0.3m RESERVE	270-273	0.01	0.02	
8.0m LANEWAY R.O.W. - (939m LENGTH)		0.76	1.88	
16.0-18.0m LOCAL R.O.W. - (2,694m LENGTH)		4.86	12.01	
22.0m COLLECTOR R.O.W. - (584m LENGTH)		1.28	3.16	
TOTAL	273	36.16	89.35	552



SCALE 1:1500
(24 x 36)
OCTOBER 8, 2020

