



**DRAFT PLAN OF COMMON ELEMENTS CONDOMINIUM OF PART OF BLOCKS 98 AND 99 PLAN 43M-1855 AND PART OF BLOCKS 96 AND 97 PLAN 43M-2000 TOWN OF CALEDON REGIONAL MUNICIPALITY OF PEEL**

SCALE 1:300  
10m 0 10m 20m 30metres  
R-PE SURVEYING LTD., O.L.S.

**METRIC**  
DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

**SURVEYOR'S CERTIFICATE**  
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AND THEIR RELATIONSHIP TO ADJOINING LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATE MARCH 31, 2021  
Y. WAHBA  
ONTARIO LAND SURVEYOR

**OWNER'S CERTIFICATE**  
I HEREBY AUTHORIZE R-PE SURVEYING LTD., O.L.S. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF COMMON ELEMENTS CONDOMINIUM TO THE TOWN OF CALEDON FOR APPROVAL.

**CEDARCOVE DEVELOPMENTS INC.**  
DATE MARCH 31, 2021  
BARRY WALTMAN  
AUTHORIZED SIGNING OFFICER  
I HAVE THE AUTHORITY TO BIND THE CORPORATION

**NOTES**  
P.I.N. DENOTES PROPERTY IDENTIFIER NUMBER  
V DENOTES VISITOR PARKING  
SCP DENOTES SPECIFIED CONTROL POINTS  
H/C DENOTES HANDICAP SPACE

**BEARING NOTE**  
BEARINGS ARE GRID, UTM ZONE 17, NAD83 (ORIGINAL), DERIVED FROM:  
SCP 00819780215 NORTH 4845709.874 EAST 592844.462  
SCP 00819780212 NORTH 4846944.852 EAST 594478.087  
COORDINATES ARE UTM ZONE 17, NAD83 (ORIGINAL), TO URBAN ACCURACY PER SEC. 14 (2) OF OREG. 216/10, AND CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.  
DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.99973.

**ADDITIONAL INFORMATION AS REQUIRED BY SECTION 51(17) OF THE PLANNING ACT**  
(b) SEE PLAN  
(c) SEE KEY PLAN  
(d) RESIDENTIAL  
(e) SEE PLAN  
(f) SEE PLAN  
(g) SEE PLAN AND KEY PLAN  
(h) PIPED WATER  
(i) SEE SITE AND GRADING PLAN  
(j) FULLY SERVICED  
(k) SEE PLAN

**LAND USE**  
SITE AREA = 0.700 HA  
VISITOR PARKING PROVIDED: 34 SPACES  
NOTE: ALL LAND USE INFORMATION ARE PROVIDED BY SRN ARCHITECTS INC. (RECEIVED ON MARCH 19, 2021)

**rpe R-PE SURVEYING LTD.**  
ONTARIO LAND SURVEYORS  
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Website: www.r-pe.ca  
DRAWN: E.G. CHECKED: Y.W.  
JOB No. 17-256  
CAD FILE No. 17-256-DR-PLAN  
Mar 31, 2021 - 10:20:25