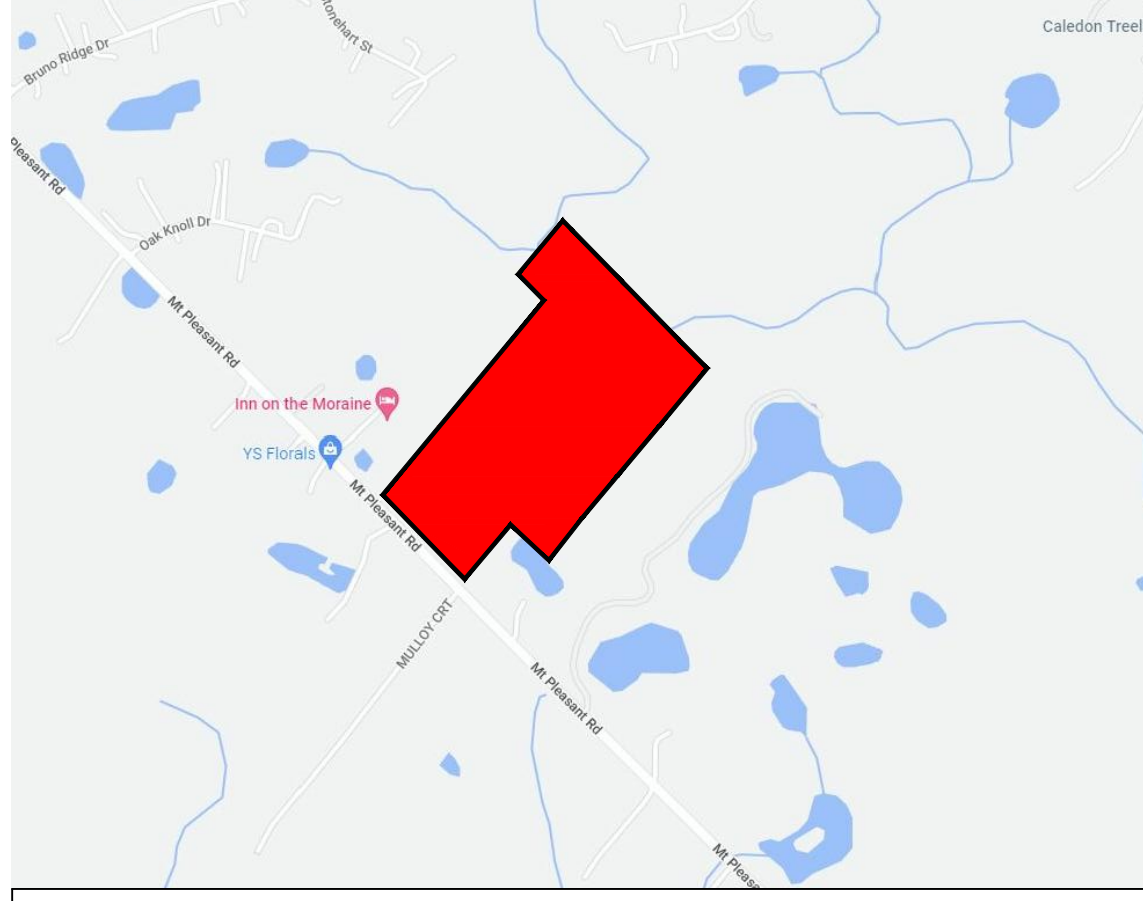
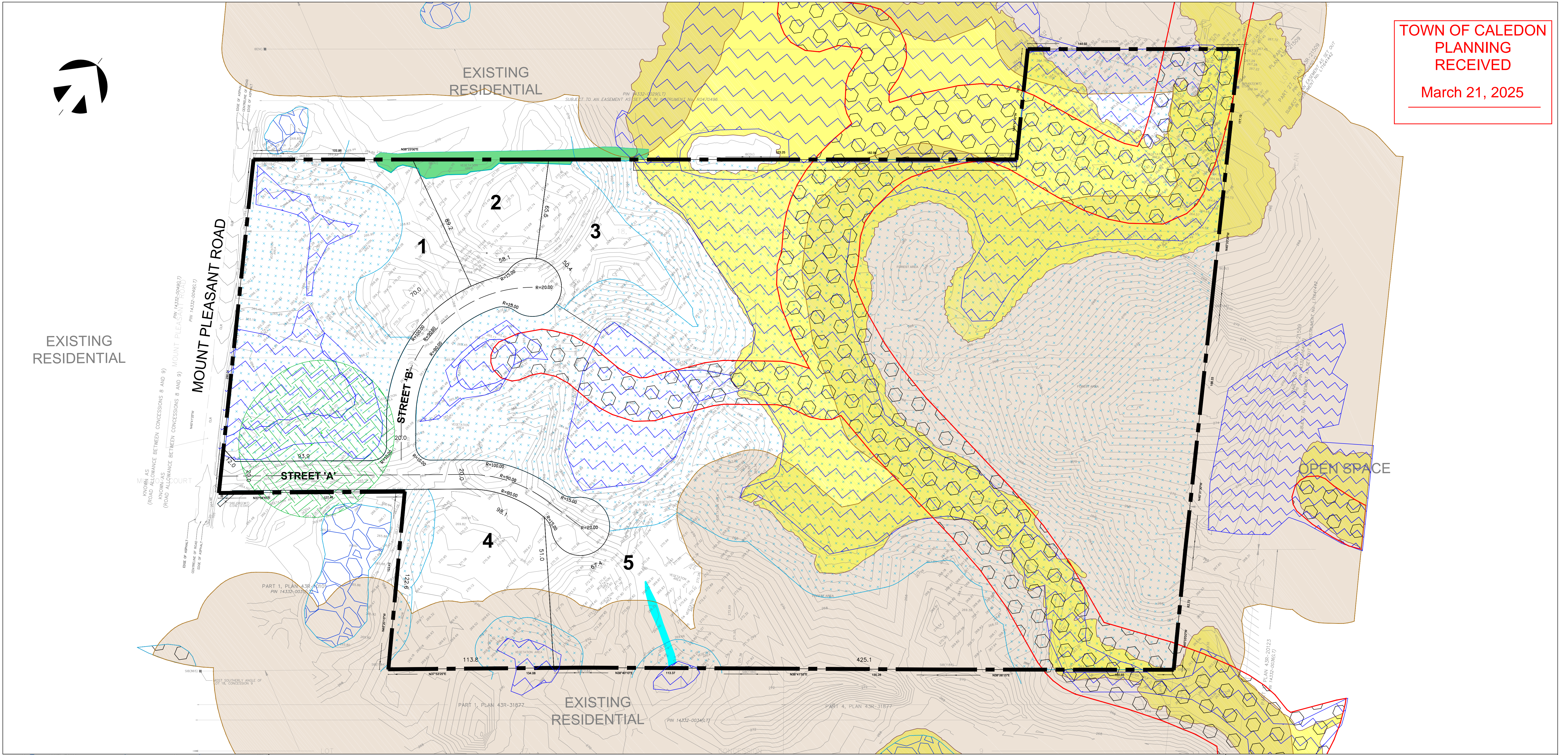


TOWN OF CALEDON
PLANNING
RECEIVED
March 21, 2025



LEGEND

	Subject Boundary		Woodland
	Lot Line		Aquatic Feature Buffer
	Dry Swale		Meander Belt
	Hedge Row		Pond
	Wetland		General Habitat for Butternut (50 m Buffer)
	Flood Plain		Butternut

AREA TABLE

Estate Residential	Lot 1	2.58 ha
Estate Residential	Lot 2	0.55 ha
Estate Residential	Lot 3	1.37 ha
Estate Residential	Lot 4	1.27 ha
Estate Residential	Lot 5	16.05 ha
R.O.W.		1.04 ha
TOTAL		22.86 ha

UNIT COUNT

Estate Residential	Lots 1-5	5
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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 correctly and accurately shown.

Valerio G. Papa O.L.S. Signature
Guido Papa Surveying

21
Day

03
Month

2025
Year

ROAD LENGTH

Street A - B 427.91 m

ADDITIONAL INFORMATION REQUIRED
UNDER THE PLANNING ACT

D. Single Detached Estate Residential Dwellings, Open Space and Buffers.
H. Piped water.
I. Dark brown sandy silt/silty sand, clay with trace to some gravel and contains organic material.
K. Private Sanitary Servicing.

OWNERS AUTHORIZATION

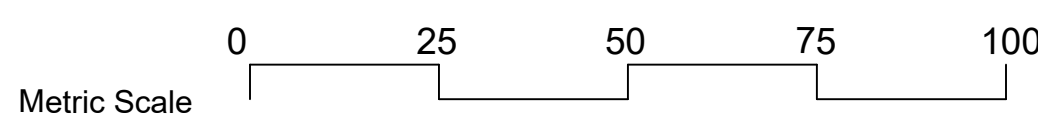
We, 2818963 Ontario Inc. representing the registered owner of the registered lands hereby authorize DESIGN PLAN SERVICES INC. to prepare a draft plan of subdivision for submission and approval.

Parvesh Sangwan - Owner Signature

21
Day

03
Month

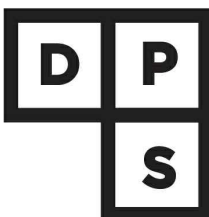
2025
Year



DRAFT PLAN OF SUBDIVISION WITH
CONSTRAINTS
PART 1 OF LOT 18
CONCESSION 9

GEOGRAPHIC TOWNSHIP OF ALBION NOW IN THE
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEEL

DESIGN PLAN SERVICES INC.
Town Planning Consultants



87 Skyway Avenue, Suite 200
Toronto, ON M9W 6R3
Telephone: 416.626.5445
www.designplan.ca

1:1200 Scale	March 20, 2025 Date	21303-A3.1 Drawing Number	Rev.	Drawn	JD Design
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