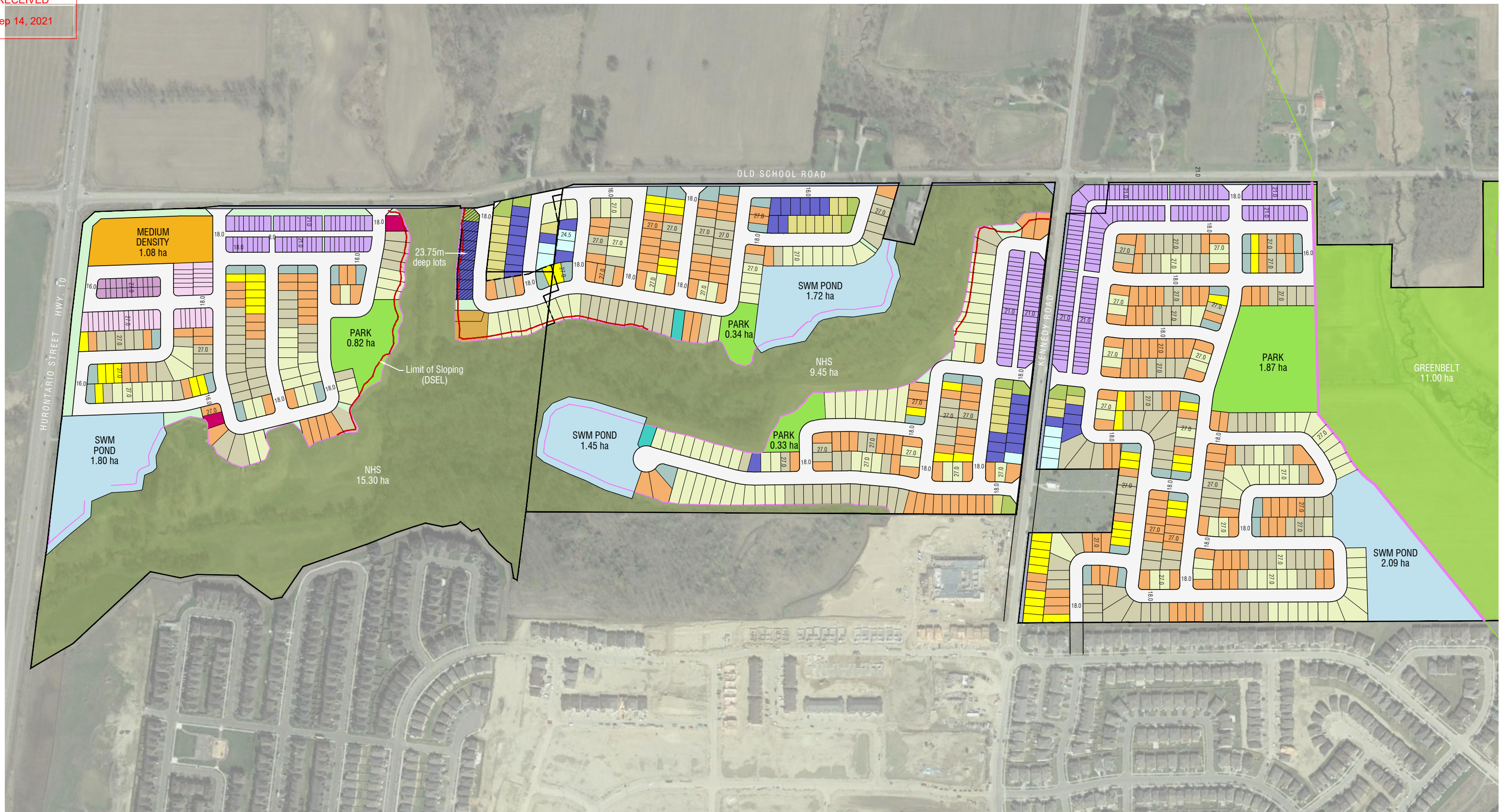




DRAFT

- All Units In Metric Unless Otherwise Noted.
- Base Information Obtained From Various Sources And Is Approximate.
- Schedule / Plan Information Is Conceptual And Requires Verification by Appropriate Agency.
- Aerial Photo: Google Earth



NEWHOUSE NORTH LAND USE SUMMARY

Site Area	32.10 ha.	79.32 ac.	
Lands from Argo Kennedy	0.03 ha.	0.07 ac.	
Lands to Argo Kennedy	-0.01 ha.	-0.02 ac.	
Sub Total	0.02 ha.	0.05 ac.	
Lands from Holdout	0.01 ha.	0.02 ac.	
Lands to Holdout	-0.05 ha.	-0.12 ac.	
Sub Total	-0.04 ha.	-0.10 ac.	
Site Area (Post Land Exchange)	32.08 ha.	79.27 ac.	
NON-DEVELOPABLE			
NHS	15.30 ha.	37.81 ac.	
Road Widening	0.12 ha.	0.30 ac.	
Net Area	16.66 ha.	41.17 ac.	100.0%
DEVELOPABLE			
Residential (see 'UNIT SUMMARY')	7.79 ha.	19.25 ac.	46.8%
Medium Density Block	1.08 ha.	2.67 ac.	6.5%
Parks	0.82 ha.	2.03 ac.	4.9%
SWM Pond	1.80 ha.	4.45 ac.	10.8%
Walkway / Vista	0.92 ha.	2.27 ac.	5.5%
Right of Way	4.25 ha.	10.50 ac.	25.5%
TOTAL (Net Developable)	16.66 ha.	41.17 ac.	100.0%

UNIT SUMMARY

	Unit width	Unit Depth	Unit Count	Lot Mix	Frontage (m)	Area	% Net Res
Condo Block							
Back-to-Back Towns	(21')	6.40	18	9%	115.2	SEE ABOVE	
3 Storey Townhouse	(20')	6.10	8	4%	48.8		
Condo Apartments	approx. 800 sq.ft per unit		168	87%	0.0		
SUB-TOTAL			194	100%	164.0		
Residential							
Back-to-Back Towns	(21')	6.40 x 13.0	22	8%	140.8	0.23 ha.	3.0%
Rear Lane Towns	(20')	6.10 x 21.0	52	20%	317.2	0.81 ha.	10.4%
3 Storey Townhouse	(20')	6.10 x 27.0	34	13%	207.4	0.68 ha.	8.7%
Detached Homes	CUSTOM		2	1%	0.0	0.10 ha.	1.3%
Detached Homes	(36')	11.20 x 23.75	1	0%	11.2	0.04 ha.	0.5%
Detached Homes	(43')	13.40 x 23.75	8	3%	107.2	0.26 ha.	3.3%
Detached Homes	(34')	10.40 x 27.0	13	5%	135.2	0.43 ha.	5.5%
Detached Homes	(36')	11.00 x 27.0	14	5%	154.0	0.42 ha.	5.4%
Detached Homes	(38')	11.60 x 27.0	37	14%	429.2	1.26 ha.	16.2%
Detached Homes	(42')	12.80 x 27.0	46	17%	588.8	1.81 ha.	23.2%
Detached Homes	(45')	13.72 x 27.0	35	13%	480.2	1.57 ha.	20.2%
Detached Homes (Key Lots)	(45')	15.24 x 34.0	2	1%	30.5	0.18 ha.	2.3%
SUB- TOTAL			266	100%	2,601.7	7.79 ha.	100.0%
TOTAL			460		2,765.7		

ROW SCHEDULE

	(m) width	(lin.m)	(lin.m) Half
Local Road	18.0	1967.0	22.5
Window Road	16.0	283.5	0.0
Lane	8.0	222.7	0.0
ROW TOTAL		2473.2	22.5

HOLDOUTS LAND USE SUMMARY

Site Area	0.96 ha.	2.37 ac.	
Lands from Newhouse North	0.05 ha.	0.12 ac.	
Lands to Newhouse North	-0.01 ha.	-0.02 ac.	
Sub Total	0.04 ha.	0.10 ac.	
Lands from Argo Kennedy	0.01 ha.	0.02 ac.	
Lands to Argo Kennedy	-0.03 ha.	-0.07 ac.	
Sub Total	-0.02 ha.	-0.05 ac.	
Site Area (Post Land Exchange)	0.98 ha.	2.42 ac.	
NON-DEVELOPABLE			
Net Area	0.98 ha.	2.42 ac.	100.0%
DEVELOPABLE			
Residential (see 'UNIT SUMMARY')	0.74 ha.	1.83 ac.	75.5%
Right of Way	0.24 ha.	0.59 ac.	24.5%
TOTAL (Net Developable)	0.98 ha.	2.42 ac.	100.0%

UNIT SUMMARY

		Unit <i>width</i>	Unit Depth	Unit Count	Lot Mix	Frontage <i>(m)</i>	Area		% Net Res
Residential									
	Detached Homes	(37')	11.20 x 24.5	2	10%	22.4	0.09 ha.	0.22 ac.	12.2%
	Detached Homes	(41')	12.20 x 24.5	8	38%	97.6	0.25 ha.	0.62 ac.	33.8%
	Detached Homes	(43')	13.40 x 24.5	8	38%	107.2	0.27 ha.	0.67 ac.	36.5%
	Detached Homes	(48')	14.63 x 24.5	2	10%	29.3	0.08 ha.	0.20 ac.	10.8%
	Detached Homes	(45')	13.72 x 27.0	1	5%	13.7	0.05 ha.	0.12 ac.	6.8%
TOTAL				21	100%	270.2	0.74 ha.	1.83 ac.	100.0%

ROW SCHEDULE

	<i>(m)</i> <i>width</i>	<i>(lin.m)</i>	<i>(lin.m)</i> <i>Half</i>
Local Road	18.0	111.6	0.0
Window Road	16.0	11.7	13.2
ROW TOTAL		123.3	13.2

KENNEDY LAND USE SUMMARY

Site Area	30.32 ha.	74.92 ac.	
Lands from Newhouse North	0.01 ha.	0.02 ac.	
Lands to Newhouse North	-0.03 ha.	-0.07 ac.	
Sub Total	-0.02 ha.	-0.05 ac.	
Lands from Holdout	0.03 ha.	0.07 ac.	
Lands to Holdout	-0.01 ha.	-0.02 ac.	
Sub Total	0.02 ha.	0.05 ac.	
Site Area (Post Land Exchange)	30.34 ha.	74.97 ac.	
NON-DEVELOPABLE			
NHS	9.45 ha.	23.35 ac.	
Road Widening	0.27 ha.	0.67 ac.	
Net Area	20.62 ha.	50.95 ac.	100.1%
DEVELOPABLE			
Residential (see 'UNIT SUMMARY')	11.50 ha.	28.42 ac.	55.8%
Parks	0.67 ha.	1.66 ac.	3.3%
Pump House/Servicing Block	0.11 ha.	0.27 ac.	0.5%
SWM Pond	3.16 ha.	7.81 ac.	15.3%
Walkway / Vista	0.11 ha.	0.27 ac.	0.5%
Right of Way	5.05 ha.	12.48 ac.	24.5%
TOTAL (Net Developable)	20.60 ha.	50.90 ac.	100.0%

UNIT SUMMARY

	Unit <i>width</i>	Unit Depth	Unit Count	Lot Mix	Frontage <i>(m)</i>	Area		% Net Res
Residential								
Rear Lane Towns	(20')	6.10 x 21.0	45	14%	274.5	0.66 ha.	1.63 ac.	5.7%
Detached Homes	(37')	11.20 x 24.5	5	2%	56.0	0.19 ha.	0.47 ac.	1.7%
Detached Homes	(41')	12.20 x 24.5	14	4%	170.8	0.42 ha.	1.04 ac.	3.7%
Detached Homes	(43')	13.40 x 24.5	20	6%	268.0	0.68 ha.	1.68 ac.	5.9%
Detached Homes	(48')	14.63 x 24.5	3	1%	43.9	0.11 ha.	0.27 ac.	1.0%
Detached Homes	(34')	10.40 x 27.0	11	3%	114.4	0.42 ha.	1.04 ac.	3.7%
Detached Homes	(36')	11.00 x 27.0	11	3%	121.0	0.34 ha.	0.84 ac.	3.0%
Detached Homes	(38')	11.60 x 27.0	80	24%	928.0	2.84 ha.	7.02 ac.	24.7%
Detached Homes	(42')	12.80 x 27.0	67	20%	857.6	2.54 ha.	6.28 ac.	22.1%
Detached Homes	(45')	13.72 x 27.0	75	23%	1,029.0	3.30 ha.	8.15 ac.	28.7%
TOTAL			331	100%	3,863.2	11.50 ha.	28.42 ac.	100.0%

ROW SCHEDULE

	(m) width	(lin.m)	(lin.m) Half
Local Road	18.0	2441.8	22.5
Window Road	16.0	255.4	13.2
Lane	8.0	159.9	0.0
ROW TOTAL		2857.1	35.7

RUSSELL LAND USE SUMMARY

Site Area	36.81 ha.	90.96 ac.	
Additional Lands	0.18 ha.	0.44 ac.	
Site Area	36.99 ha.	91.40 ac.	
NON-DEVELOPABLE			
Greenbelt	11.00 ha.	27.18 ac.	
Road Widening	0.31 ha.	0.77 ac.	
Net Area	25.68 ha.	63.46 ac.	100.0%
DEVELOPABLE			
Residential (see 'UNIT SUMMARY')	14.39 ha.	35.56 ac.	56.0%
Future Development	1.08 ha.	2.67 ac.	4.2%
Parks	1.87 ha.	4.62 ac.	7.3%
SWM Pond	2.08 ha.	5.14 ac.	8.1%
Walkway / Vista	0.01 ha.	0.02 ac.	0.0%
Right of Way	6.25 ha.	15.44 ac.	24.3%
TOTAL (Net Developable)	25.68 ha.	63.46 ac.	100.0%

UNIT SUMMARY

	Unit width	Unit Depth	Unit Count	Lot Mix	Frontage (m)	Area	% Net Res
Residential							
Rear Lane Towns	(20')	6.10 x 21.0	135	29%	823.5	2.12 ha. 5.24 ac.	14.7%
Detached Homes	(37')	11.20 x 24.5	2	0%	22.4	0.08 ha. 0.20 ac.	0.6%
Detached Homes	(41')	12.20 x 24.5	3	1%	36.6	0.09 ha. 0.22 ac.	0.6%
Detached Homes	(43')	13.40 x 24.5	4	1%	53.6	0.15 ha. 0.37 ac.	1.0%
Detached Homes	(48')	14.63 x 24.5	4	1%	58.5	0.15 ha. 0.37 ac.	1.0%
Detached Homes	(34')	10.40 x 27.0	14	3%	145.6	0.51 ha. 1.26 ac.	3.5%
Detached Homes	(36')	11.00 x 27.0	25	5%	275.0	0.77 ha. 1.90 ac.	5.4%
Detached Homes	(38')	11.60 x 27.0	112	24%	1,299.2	3.77 ha. 9.32 ac.	26.2%
Detached Homes	(42')	12.80 x 27.0	107	23%	1,369.6	4.16 ha. 10.28 ac.	28.9%
Detached Homes	(45')	13.72 x 27.0	62	13%	850.6	2.59 ha. 6.40 ac.	18.0%
TOTAL			468	100%	4,934.7	14.39 ha. 35.56 ac.	100.0%

ROW SCHEDULE

	(m) width	(lin.m) Half	(lin.m)
Local Road	18.0	3133.5	0.0
Window Road	16.0	54.0	0.0
.	8.0	578.9	0.0
ROW TOTAL		3766.4	0.0

TOTAL LAND USE SUMMARY

Newhouse Lands	32.10 ha.	79.32 ac.	
Holdout lands	0.96 ha.	2.37 ac.	
Kennedy Lands	30.32 ha.	74.92 ac.	
Russell Lands	36.81 ha.	90.96 ac.	
Additional Lands	0.18 ha.	0.44 ac.	
Site Area	100.37 ha.	248.01 ac.	
NON-DEVELOPABLE			
Greenbelt	11.00 ha.	27.18 ac.	
NHS	24.76 ha.	61.18 ac.	
Road Widening	0.70 ha.	1.73 ac.	
Net Area	63.91 ha.	157.92 ac.	100.0%
DEVELOPABLE			
Residential (see 'UNIT SUMMARY')	34.41 ha.	85.03 ac.	53.8%
Future Development	1.08 ha.	0.22 ac.	1.7%
Medium Density Block	1.08 ha.	2.67 ac.	1.7%
Parks	3.36 ha.	8.30 ac.	5.3%
Pump House/Servicing Block	0.11 ha.	0.27 ac.	0.2%
SWM Pond	7.05 ha.	17.42 ac.	11.0%
Walkway / Vista	1.05 ha.	2.59 ac.	1.6%
Right of Way	15.77 ha.	38.97 ac.	24.7%
TOTAL (Net Developable)	63.91 ha.	157.92 ac.	100.0%

UNIT SUMMARY

		Unit width	Unit Depth	Unit Count	Lot Mix	Frontage (m)	Area		% Net Res
Condo Block									
Back-to-Back Towns	(21')	6.40		18	9%	115.2	SEE ABOVE		
3 Storey Townhouse	(20')	6.10		8	4%	48.8			
Condo Apartments	approx. 800 sq.ft per unit			168	87%	0.0			
SUB-TOTAL				194	100%	164.0			
Residential									
Back-to-Back Towns	(21')	6.40	x 13.0	22	2%	140.8	0.23 ha.	0.57 ac.	0.7%
Rear Lane Towns	(20')	6.10	x 21.0	232	21%	1,415.2	3.59 ha.	8.87 ac.	10.4%
3 Storey Townhouse	(20')	6.10	x 27.0	34	3%	207.4	0.68 ha.	1.68 ac.	2.0%
Detached Homes	CUSTOM			2	0%	0.0	0.10 ha.	0.25 ac.	0.3%
Detached Homes	(36')	11.20	x 23.75	1	0%	11.2	0.04 ha.	0.10 ac.	0.1%
Detached Homes	(43')	13.40	x 23.75	8	1%	107.2	0.26 ha.	0.64 ac.	0.8%
Detached Homes	(37')	11.20	x 24.5	9	1%	100.8	0.36 ha.	0.89 ac.	1.0%
Detached Homes	(41')	12.20	x 24.5	25	2%	305.0	0.77 ha.	1.90 ac.	2.2%
Detached Homes	(43')	13.40	x 24.5	32	3%	428.8	1.10 ha.	2.72 ac.	3.2%
Detached Homes	(48')	14.63	x 24.5	9	1%	131.7	0.33 ha.	0.82 ac.	1.0%
Detached Homes	(34')	10.40	x 27.0	40	4%	416.0	1.35 ha.	3.34 ac.	3.9%
Detached Homes	(36')	11.00	x 27.0	50	5%	550.0	1.53 ha.	3.78 ac.	4.4%
Detached Homes	(38')	11.60	x 27.0	229	21%	2,656.4	7.87 ha.	19.45 ac.	22.9%
Detached Homes	(42')	12.80	x 27.0	220	20%	2,816.0	8.51 ha.	21.03 ac.	24.7%
Detached Homes	(45')	13.72	x 27.0	173	16%	2,373.6	7.51 ha.	18.56 ac.	21.8%
Detached Homes (Key Lot)	(45')	15.24	x 34.0	2	0%	30.5	0.18 ha.	0.44 ac.	0.5%
SUB-TOTAL				1088	100%	11,690.5	34.41 ha.	85.03 ac.	100.0%
TOTAL				1282		11,854.5			

ROW SCHEDULE

	(m) width	(lin.m) Half	(lin.m)
Local Road	18.0	7676.4	0.0
Window Road	16.0	617.8	0.0
Lane	8.0	961.5	0.0
ROW TOTAL		9255.7	0.0