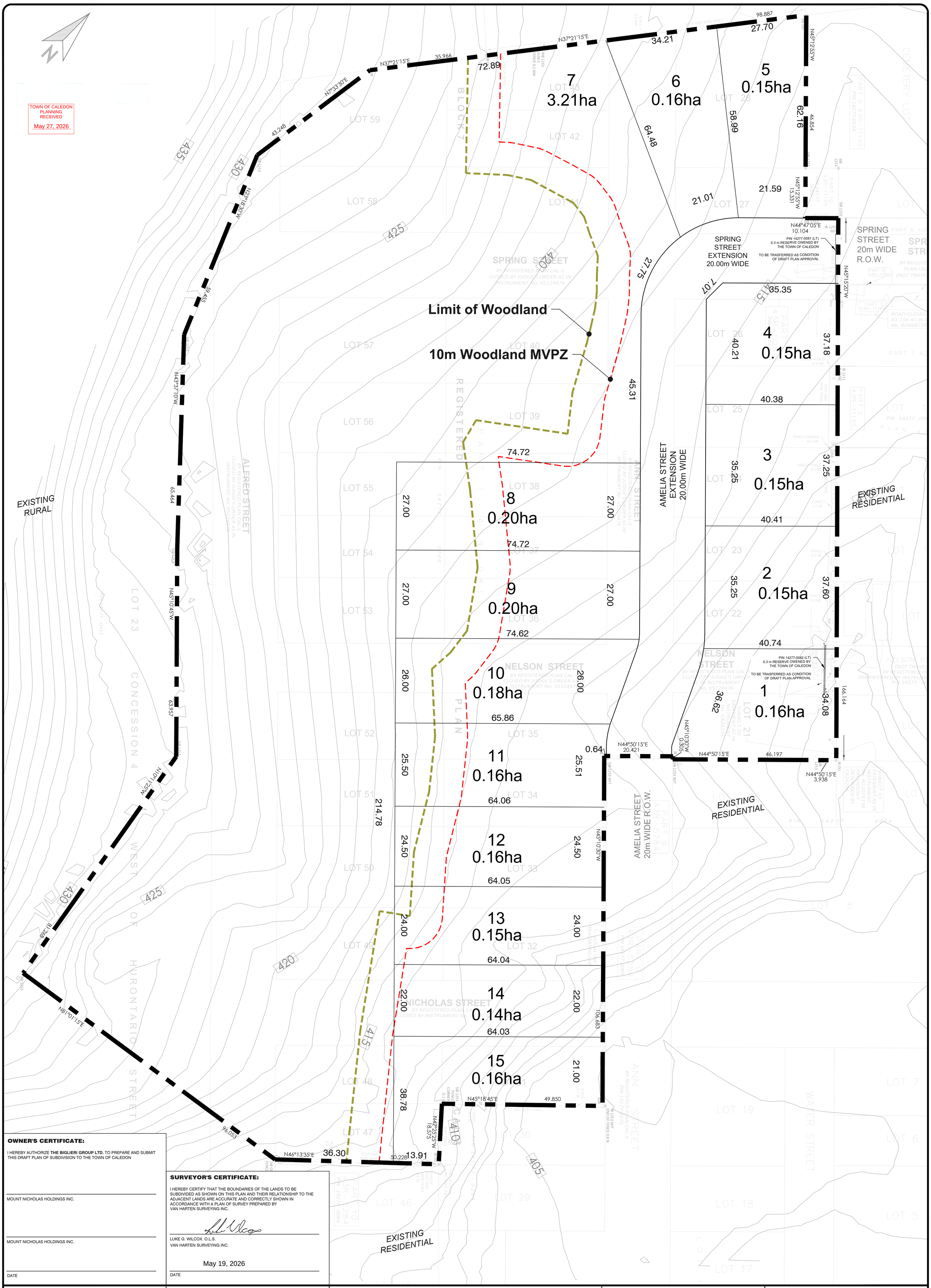
TOWN OF CALEDON
PLANNING
RECEIVED
May 27, 2026



OWNER'S CERTIFICATE:

I HEREBY AUTHORIZE **THE BIGLIERI GROUP LTD.** TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO THE TOWN OF CALEDON

MOUNT NICHOLAS HOLDINGS INC.

MOUNT NICHOLAS HOLDINGS 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 ACCURATE AND CORRECTLY SHOWN IN ACCORDANCE WITH A PLAN OF SURVEY PREPARED BY VAN HARTEN SURVEYING INC.

LUKE G. WILCOX. O.L.S.
VAN HARTEN SURVEYING INC.

May 19, 2026

DATE

TITLE:

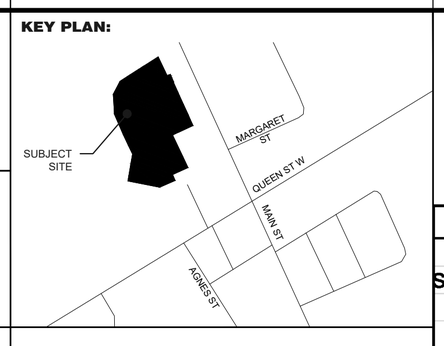
DRAFT PLAN OF SUBDIVISION

LEGAL DESCRIPTION:

PLAN OF SURVEY OF
PART LOT 23, CONCESSION 4,
WEST OF HURONTARIO STREET,
(GEOGRAPHIC TOWNSHIP OF CALEDON)
AND
PART OF LOTS 21, 22, 23, 24, 25, 26, 27 31, 32, 33, 34, 35, 47 & 59,
ALL OF LOTS 28, 36, 37, 38, 39, 40, 41, 42, 43, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57 & 58, AND
PARTS OF SPRING STREET, NELSON STREET, NICHOLAS STREET, ALFRED STREET, AND ANN STREET
BLOCK 7,
REGISTERED PLAN CAL-5
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEEL

ALTON VILLAGE
CALEDON, ONTARIO

KEY PLAN:



REQUIRED INFORMATION:

AS REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT R.S.O. 1990.

(a) SEE PLAN
(b) SEE PLAN
(c) SEE KEY MAP
(d) SEE SCHEDULE OF LAND USE
(e) SEE PLAN
(f) SEE PLAN
(g) SEE PLAN
(h) MUNICIPAL WATER AND SEWAGE AVAILABLE
(i) TOPSOIL, FILL, SAND, SANDY SILT, SILTY SAND, SILT, SAND AND GRAVEL
(j) SEE PLAN
(k) MUNICIPAL WATER AND SEWAGE AVAILABLE
(l) SEE PLAN
NOTE: CONTOURS RELATE TO CANADIAN GEODETIC DATUM

Schedule of Land Use

Description	Lot / Block No.	Residential Units	Area (ha)
Single Detached Residential			
Min, Lot Are 0.14ha	1-15	15	5.48
ROW	AMELIA STREET EXTENSION		0.40
Total		15	5.88

APPROVAL STAMP

REVISIONS

No.	Description	Date	Int.
3			
2			
1			

PROJECT No.:	16420
DATE:	May 19, 2026
SCALE:	1:500
DRAFTED BY: EC	CHECKED BY:
DRAWING No.:	**DP-01**

Biglieri
2472 Kingston Rd, Scarborough
21 King Street W, Suite 1502, Hamilton
(416) 693-9155
thebiglierigroup.com