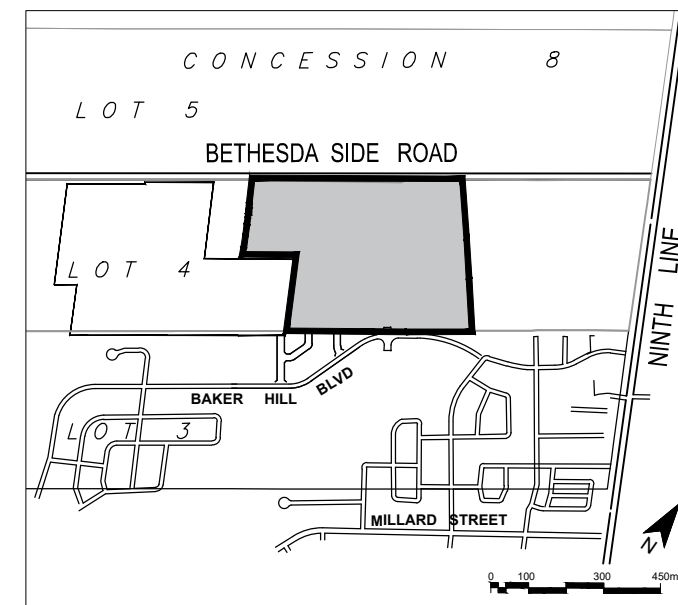


DRAFT PLAN OF SUBDIVISION

Part of Lot 4
Concession 8
Town of Whitchurch-Stouffville
Regional Municipality of York

KEY PLAN



SCHEDULE OF LAND USE

Lot / Block	Land Use	Units	Area
Lots 1-148	Single Detached Min. 12.2m (40ft)	0	62
	Single Detached Min. 11.0m (36ft)	86	3.11 ha
Blks 149-160	Street Townhouse Min. 6.1m (20ft)	X	73
Blks 161-172	Duel Frontage Townhouse Min. 7.0m (23ft)	□	51
Blks 173-179	Rear Lane Townhouse Min. 6.1m (20ft)	△	52
Blk 180	Singles and or Townhouses	15-25	0.49 ha
Blk 181	Commercial		0.29 ha
Blk 182	Elementary School		2.30 ha
Blk 183	Park		1.08 ha
Blk 184	Walkway		0.03 ha
Blk 185	6m Trail Access		0.02 ha
Blk 186	Storm Water Management Pond		1.11 ha
Blks 187-188	Open Space		1.37 ha
Blk 189	Regional Road Widening		0.19 ha
Blks 190-213	Future Development / Part lots		0.40 ha
Blks 214-217	0.30m Reserves		0.01 ha
Laneway A-C	Public Laneways A-C (6.5m) - 383m		0.28 ha
Streets C-K	Public Roads C,D,E,F,G,H,I,J,K (18.0m) - 2,122m		3.90 ha
Street B	Public Roads B (20.0m) - 81m		0.16 ha
Street A	Public Road A (23.0m) - 404m		0.96 ha
Total		339-349	21.52 ha

OWNER'S AUTHORIZATION

I hereby authorize Malone Given Parsons Ltd. to prepare and submit this Draft Plan of Subdivision to the Town of Whitchurch-Stouffville.

See Original
Bethesda Road Developments Limited 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 accurately and correctly shown.

See Original
J.D. BARNES LTD. Date

ADDITIONAL INFORMATION

AS REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT, CHAPTER P.13(R.S.O. 1990).

(a),(e),(f),(g),(j),(l) - As shown of the Draft Plan.
(b),(c) - As shown on the Draft and Key Plan.
(d) - Land to be used in accordance with the Schedule of Land Use.
(i) - Soil is loam and variable.
(h),(k) - Full municipal services to be provided.
Contour Lines at 0.5m Intervals and labeled at 1.0m Intervals.

Prepared For:
Bethesda Road Developments Limited

MGP File: 19-2807
Date: February 25, 2022

Date	Revision	By
Mar. 7, 2023	Switched Park and School	
	Added laneway towns, live / work towns	
	Proposed Floodline limit in NW corner	
	Revised public laneways (nts)	
Feb 13, 2024	Revised Draft Plan	