





ADDITIONAL INFORMATION IN ACCORDANCE WITH SECTION 51(17) OF THE PLANNING ACT	
A) BOUNDARIES OF THE LANDS PROPOSED TO BE SUBDIVIDED: AS SHOWN ON DRAFT PLAN	G) NATURAL AND ARTIFICIAL FEATURES: AS SHOWN ON DRAFT PLAN
B) HIGHWAYS: AS SHOWN ON DRAFT PLAN	H) AVAILABILITY AND NATURE OF DOMESTIC WATER SUPPLIES: MUNICIPAL WATER SUPPLY AVAILABLE
C) KEY PLAN: AS SHOWN ON DRAFT PLAN	I) SOIL TYPE: BROOKSTON CLAY
D) PROPOSED USES: THE LAND IS TO BE USED ACCORDING TO SCHEDULE OF LAND USE	J) EXISTING CONTOURS: AS SHOWN ON DRAFT PLAN
E) EXISTING USES OF ADJOINING LAND: AS SHOWN ON DRAFT PLAN	K) MUNICIPAL SERVICES AVAILABLE OR TO BE AVAILABLE: ALL MUNICIPAL SERVICES AVAILABLE, INCLUDING SANITARY SERVICES
F) APPROXIMATE DIMENSIONS AND LAYOUT THE PROPOSED LOTS: AS SHOWN ON DRAFT PLAN	L) RESTRICTIONS AFFECTING THE LAND: AS SHOWN ON DRAFT PLAN
F1) AFFORDABLE HOUSING: NONE PROPOSED	

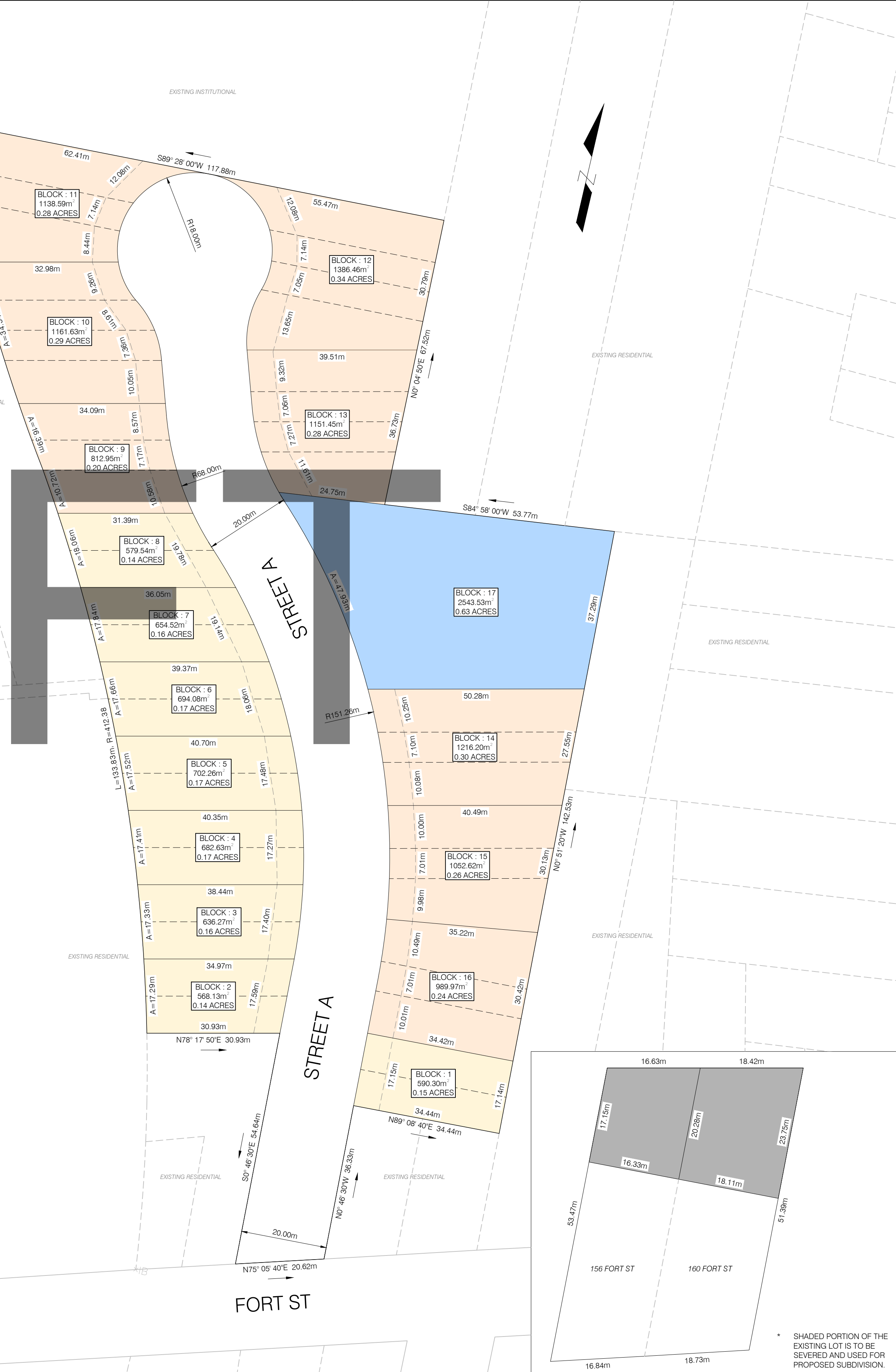
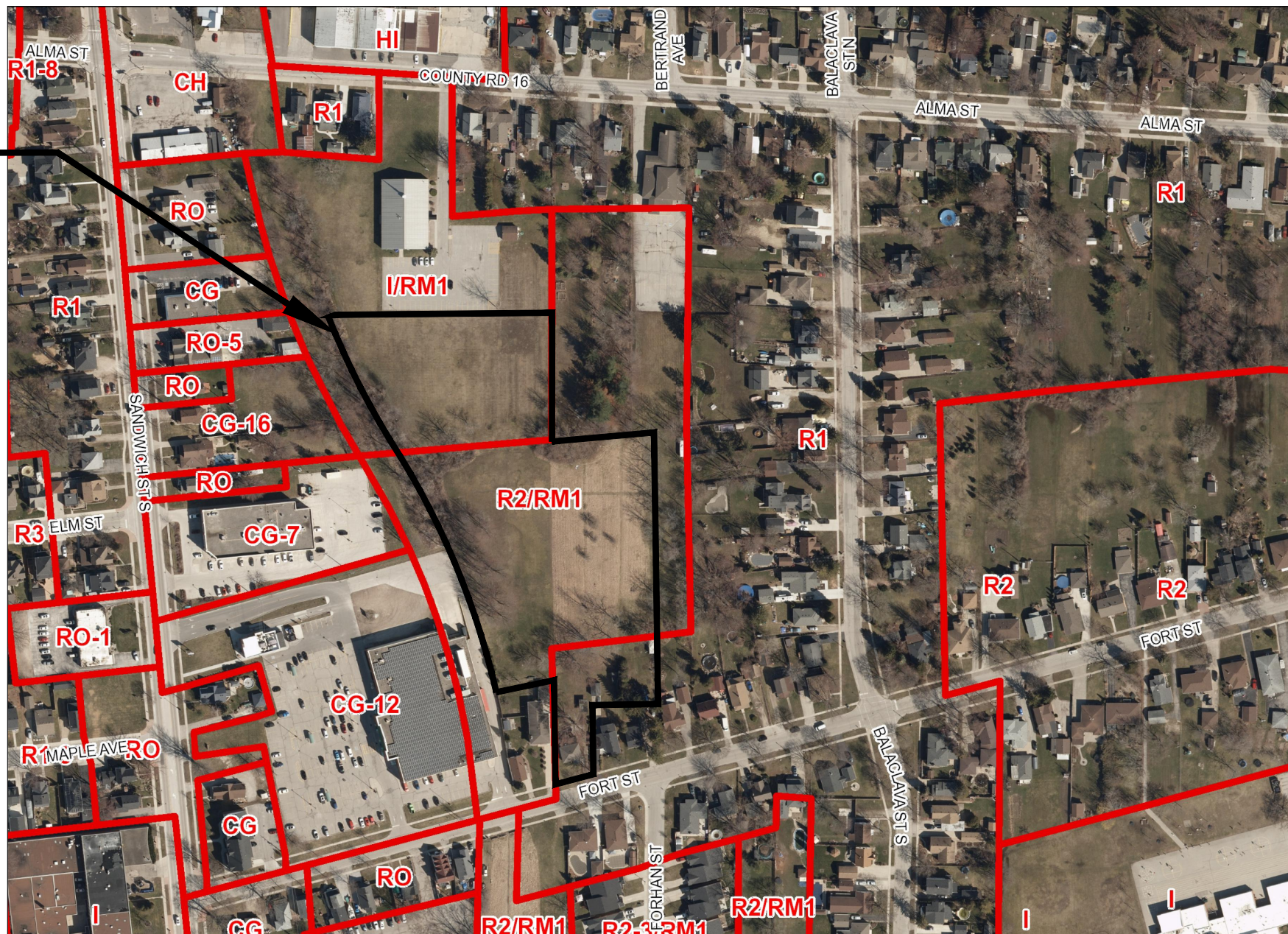
OWNER'S CERTIFICATE

I AUTHORIZE PILLON ABBS INC. AND BAIRD AE INC. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION FOR APPROVAL.

LEGEND			
	SEMI DETACHED BLOCKS		SWM BLOCK
	STREET ROW HOUSE BLOCKS		RIGHT OF WAY

ZONING PROVISION						
PROPOSED ZONING	R2 SEMI-DETACHED DWELLING (REQUIRED)	R2-#-# SEMI-DETACHED DWELLING (PROPOSED)	ZONING COMPLIANCE	RM1 STREET ROW HOUSE DWELLING (REQUIRED)	RM1-#-# STREET ROW HOUSE DWELLING (PROPOSED)	ZONING COMPLIANCE
LOT AREA MIN.	650 m <sup>2</sup>	568.13 m <sup>2</sup>	RELIEF REQUESTED	185 m <sup>2</sup> / DWELLING UNIT	185 m <sup>2</sup> / DWELLING UNIT	COMPLIES
	310 m <sup>2</sup>	275.34 m <sup>2</sup> / DWELLING UNIT				
LOT FRONTAGE MIN.	20 m	17.15 m	RELIEF REQUESTED	25 m	25 m	COMPLIES
	9.5 m / DWELLING UNIT	8.58 m / DWELLING UNIT		6 m / DWELLING UNIT	6 m / DWELLING UNIT	
FRONT YARD DEPTH MIN.	6 m	6 m	COMPLIES	6 m	6 m	COMPLIES
INTERIOR SIDE YARD WIDTH MIN.	ATTACH GARAGE: 1.5 m WITHOUT GARAGE: 2.5 m	ATTACH GARAGE: 1.5 m WITHOUT GARAGE: 2.5 m	COMPLIES	INTERIOR LOT = N/A EXTERIOR LOT = 3 m	INTERIOR LOT = N/A EXTERIOR LOT = 1.5 m	RELIEF REQUESTED
EXTERIOR SIDE YARD WIDTH MIN.	6 m	6 m	COMPLIES	6 m	6 m	COMPLIES
REAR YARD DEPTH MIN.	7.5 m	6 m	RELIEF REQUESTED	6 m	6 m	COMPLIES
LOT COVERAGE MAX.	35%	50%	RELIEF REQUESTED	INTERIOR LOT = 51% EXTERIOR LOT = 40%	INTERIOR LOT = 61% EXTERIOR LOT = 50%	RELIEF REQUESTED
MIN. DWELLING UNIT AREA	65 m <sup>2</sup>	65 m <sup>2</sup>	COMPLIES	60 m <sup>2</sup>	60 m <sup>2</sup>	COMPLIES
LANDSCAPED OPEN SPACE MIN.	30%	30%	COMPLIES	30%	30%	COMPLIES
MAX. BUILDING HEIGHT	8.5 m	8.5 m	COMPLIES	10 m	10 m	COMPLIES

ZONING MAP  
SCALE 1: 3,000



LOT SEVERANCE DETAIL

SCALE 1: 500



