



DRAFT PLAN OF SUBDIVISION

Part of Lot 86, Concession 1
Town of Aurora
Regional Municipality of York

KEY PLAN



SUBJECT PROPERTY
 OTHER LANDS OWNED BY APPLICANT

SCHEDULE OF LAND USE

LOT / BLOCK	LAND USE	UNITS	AREA
1-78	Single Detached Min. 15.24m	□ 23	1.46
	Single Detached Min. 13.70m	+	1.43
	Single Detached Min. 12.20m	○	1.18
79-87	Lane Access Single Detached Min. 13.70m	^	0.30
	Lane Access Single Detached Min. 12.20m	~	0.18
88-92	Townhouses Min. 6.1m	=	0.54
93	Saint Anne's School		4.28
94	Neighbourhood Park		1.61
95	Natural Heritage / Open Space		17.77
96-97	SWM / Trailhead		0.21
98 & 111	Servicing Blocks		0.04
99-100	Overland Flow		0.01
101	Access to Saint Anne's School		0.05
102-109	Vista's / Open Space		0.07
110	Road Widening		0.21
112-113	0.3m Reserves		0.01
Street A	23.0m Right of Way 436m		1.02
Street B-D	18.0m Right of Way 490m		0.96
Street E	16.5m Right of Way 165m		0.27
Street B	15.0m Right of Way 160m		0.19
TOTAL		108	31.79

OWNER'S AUTHORIZATION

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

See Original _____ See Original _____
Angelo DeGasperis Date

SURVEYOR'S CERTIFICATE

I hereby certify that the boundaries of the lands to be subdivided and their relationship to the adjacent lands are correctly shown.

See Original _____ See Original _____
Neil A. LeGrow 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 clay loam and sandy loam.
 (h),(k) - Full municipal services to be provided.

Prepared by:
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Prepared for:
SHINING HILL ESTATES COLLECTION INC.

Date: March 8, 2021 Project No.: 15-2374

Date	Revision	By
Oct 7/21	Revise the plan according to Town's comments	DR
Nov 1/21	Add servicing block and temporary turning circle	DR