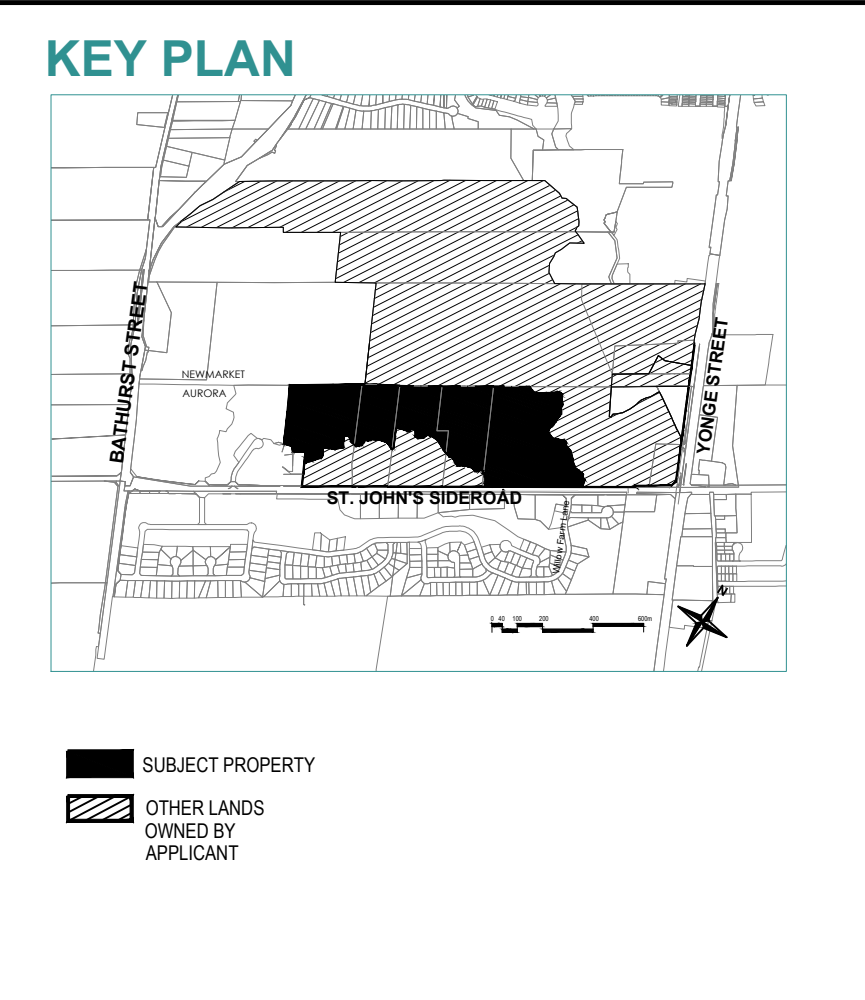


# DRAFT PLAN OF SUBDIVISION

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



### SCHEDULE OF LAND USE

LOT / BLOCK	LAND USE	UNITS	AREA
1-79	Single Detached Min. 15.24m	□ 31	2.00
	Single Detached Min. 13.70m	+	29
	Single Detached Min. 12.20m	○	19
	Lane Access Single Detached Min. 13.70m	△	5
	Lane Access Single Detached Min. 12.20m	~	4
89	Mid / High Rise Residential		0.87
90	Saint Anne's School		4.28
91	Neighbourhood Park		1.61
92	Natural Heritage / Open Space		17.72
93	Servicing Block		0.02
94	Trail Head		0.02
95	Road Widening		0.21
96-97	0.3m Reserves		0.01
Street A	23.0m Right of Way 436m		1.03
Street B-C	18.0m Right of Way 420m		0.81
Street B	15.0m Right of Way 108m		0.16
Lane A	9.2m Right of Way 141m		0.14
<b>TOTAL</b>		<b>88</b>	<b>31.79</b>

### OWNER'S AUTHORIZATION

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

*[Signature]* March 4, 2021  
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.

*[Signature]* March 7/21  
Neil A. LeGrow O.L.S. 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:

**MGP** Malone Given Parsons.

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www.mgp.ca

Prepared for:

**SHINING HILL ESTATES COLLECTION INC.**

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