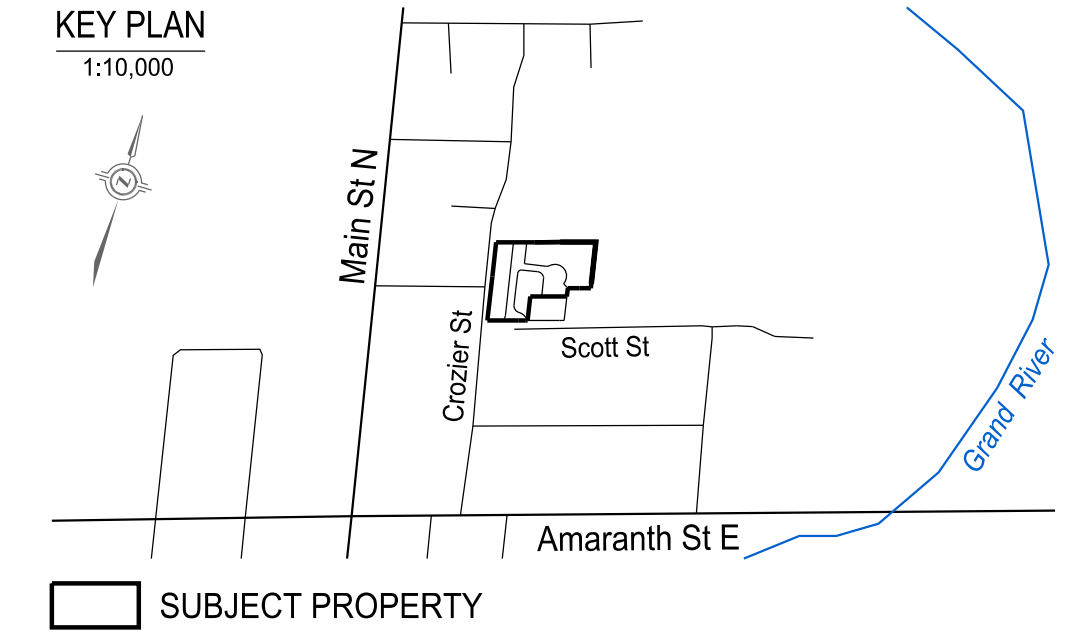


DEVELOPMENT CONCEPT PLAN

ALL OF LOTS A AND B AND PART OF LOT C
REGISTERED PLAN 29A
(FORMERLY IN THE VILLAGE OF GRAND VALLEY)
TOWNSHIP OF EAST LUTHER GRAND VALLEY
COUNTY OF DUFFERIN



OWNER'S CERTIFICATE:
I authorize Weston Consulting Group Inc. to prepare and submit this plan for draft approval.

Date: _____
DANIEL HRVYNA
HRVYNA LAW PROFESSIONAL CORPORATION
200-101 BLOOR STREET WEST
TORONTO, ONTARIO M6H 1M5
TEL: (416) 532-8006

SURVEYOR'S CERTIFICATE:
I hereby certify that the boundaries of the lands being subdivided and their correct relationship to the adjacent lands are accurately and correctly shown on this plan.

Date: _____
VAN HARTEN SURVEYING INC.
ONTARIO LAND SURVEYOR
660 RIDDELL ROAD
ORANGEVILLE, ONTARIO L9W 3G5
TEL: (519) 964-4110 FAX: (519) 940-4113

ADDITIONAL INFORMATION:
[Section 51(17) of the Planning Act, R.S.O. 1990, c. P.13],
as amended to December 03, 2018.
a), b), e), f), g), & j) - on plan.
c) - on key plan
d) - see statistics
h) - piped water to be installed by developer
i) - loam
k) - all services to be made available by developer
l) - subject to easement as in instrument DC75735

DEVELOPMENT STATISTICS:

	UNITS	AREA(HA)
Residential - Condominium Townhouses [Blk 1]:	14	0.236
Residential- Condominium Single Detached Dwellings [Blks 2-3]:	9	0.547
Common Elements:		0.273
Cul-de-Sac Right of Way:		0.024
TOTAL	23	1.080
Overall Density (based on area of 1.080 ha):		21.3 uph
Visitor Parking requirement (townhouses):		3.5 spaces
Visitor Parking provided (townhouses):		4 spaces



REVISIONS LIST

Date	Description
05 MAR 2019	Revise townhouse blocks & driveways
20 FEB 2019	Revise Lot 23 building design
20 DEC 2018	Revise condo road, blocks and lots.
08 AUG 2018	D1 revised to reflect Site Plan dated 17.04.2018

File Number: 8947
Drawing Number: C3
Drawn By: SM
Planner: JS
Scale: 1:300
CAD: 8947/draft plans/C3.dgn

