



DRAFT PLAN OF SUBDIVISION

668A, 668B, 694 & 704 NORTH STREET
 PART OF LOTS 29 & 30, CONCESSION 2 CLARKE
 MUNICIPALITY OF CLAIRINGTON
 REGIONAL MUNICIPALITY OF DURHAM

GOLF VISTA HOMES CORP. & BEACH ROAD VILLAS INC. & PANTEIRA INC.

SCALE: 1:1000

OWNER'S AUTHORIZATION

I authorize Paul A King Planning Consultant to prepare and submit this plan for draft approval.

John Spina Date: July 02, 2021

John Spina, ASO
 Beach Road Villas Inc. &
 Golf Vista Homes Corp. &
 Panterra Inc.
 7681 Hwy 27, Unit 16
 Woodbridge, ON L4L 4M5

ADDITIONAL INFORMATION

[Section 51(17) of the Planning Act, 1990]

a), b), e), g), and j) - on plan
 c) - on key plan
 d) - see statistics (f)
 h) - piped water to be installed by Developer
 i) - Clay Loam
 k) - all municipal services to be made available
 l) - nil

SURVEYOR'S CERTIFICATE

I hereby certify that the boundaries of the lands being subdivided and their relationship to the adjacent lands are accurately and correctly shown on this plan.

H.F. Grandt Date: JUNE 30, 2021

H.F. GRANDT, OLS
 H.F. GRANDT CO. LTD.
 1575 Highway 7A West, Unit 2A
 Port Perry, ON L9L 1A6

DEVELOPMENT STATISTICS

PROPOSED LAND USE	Lot/Block No.	Units	ha.
1) Low Density Residential	1-81	57	3.52
Single Detached Residential 11.6m (min)		57	
Semi Detached Residential 15.0m (min)		48	
2) Street Townhouses	82-87	26	0.59
3) Open Space/Environmental Protection Area 88, 89			5.31
4) Road Widening	90		0.07
5) Vista	91		0.04
5) 0.3m Reserves	92-95		0.01
6) Roads A-E @ 18.0m R.O.W.	870m		1.63
TOTAL	870m	131	11.17

No.	REVISIONS	DATE
1	ISSUE FOR REVIEW	07/02/21

Planning & Development Consultant

PAUL A. KING

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