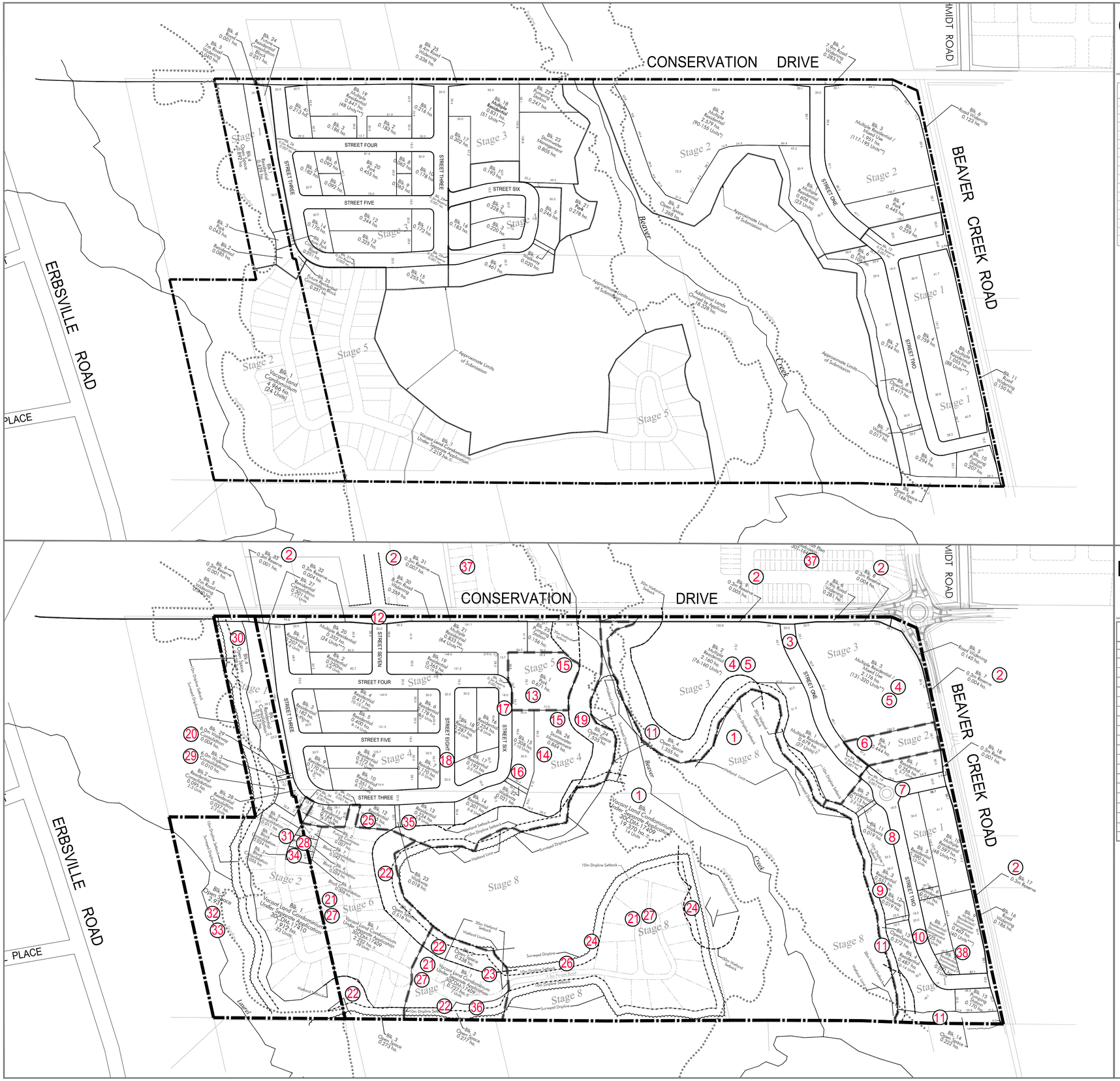


Original Draft Plan Submission
July 7,2017

Area Schedule	Northgate Land Corporation 30T-17401			1455136 Ontario Inc. 30T-17402			Northgate Land Corporation & 1455136 Ontario Inc.		
	TOTAL			TOTAL					
Description	Lots/Blks	Area	Units	Lots/Blks	Area	Units	Lots/Blks	Area	Units
Residential	26	6.621	136-210	2	0.514	7-11	28	6.621	143-221
Multiple Residential	6	7.669	300-365				6	7.669	300-365
Multiple Res./Mixed Use	1	1.951	117-195				1	1.951	117-195
Park	4	1.284		1	0.043		5	1.284	
Walkway	2	0.037					2	0.037	
Open Space	3	1.851		1	0.892		4	1.851	
Pumping Station	2	0.454					2	0.454	
Storm Water Mgmt	1	0.805					1	0.805	
Vacant Land Condominium	1	7.219	56	1	4.966	24	2	12.185	80
Future Residential Consolidation Block	2	0.237	7-11				2	0.237	7-11
Future Park Consolidation Block	1	0.014					1	0.014	
Road Widening	4	0.892		1	0.040		5	0.892	
0.3m Reserve	5	0.013					5	0.013	
Roads		3.863			0.001			3.863	
TOTAL	55	30.959	616-837	6	6.456	31-35	61	37.415	647-872

Note: Draft Plan is dated July 4 2017.

Revised Draft Plan Submission
July 14,2020

Area Schedule (39)	Northgate Land Corporation 30T-17401			1455136 Ontario Inc. 30T-17402			Northgate Land Corporation & 1455136 Ontario Inc.		
	TOTAL			TOTAL					
Description	Lots/Blks	Area	Units	Lots/Blks	Area	Units	Lots/Blks	Area	Units
Residential	25	6.757	141-215				25	6.757	141-215
Residential / SWM	2	0.296	9-11				2	0.296	9-11
Mult. Residential / SWM	1	0.462	40				1	0.462	40
Multiple Residential	5	4.621	239-323				5	4.621	239-323
Multiple Res./Mixed Use	1	2.176	131-320				1	2.176	131-320
Park	2	1.115					2	1.115	
Walkway	4	0.077					4	0.077	
Open Space	8	4.918		2	3.759		10	8.677	
Pumping Station	2	0.326					2	0.326	
Storm Water Mgmt	1	0.864					1	0.864	
Residential Consolidation	2	0.238	9-14	2	0.607	10-14	4	0.845	19-28
Vacant Land Condominium	3	22.329	49	1	1.912	23	4	9.035	72
Block Consolidation	3	0.074	3	3	0.100	3	6	0.174	6
Future Common Element	1	0.037					1	0.037	
Walkway Consolidation	1	0.004		1	0.010		2	0.014	
Road Widening	4	0.966		1	0.040		5	1.006	
0.3m Reserve	13	0.032		1	0.001		14	0.033	
Roads		3.998						3.998	
TOTAL	78	49.290	621-975	11	6.429	36-40	89	55.719	657-1,015

(6) Denotes Plan Revisions

Legal Description
PART OF LOT 28, GERMAN COMPANY TRACT,
(GEOGRAPHIC TOWNSHIP OF WATERLOO),
CITY OF WATERLOO,
REGIONAL MUNICIPALITY OF WATERLOO

Key Plan



Rev. No.	Date	Issued / Revision	By
2	July 14,2020	Input Stormwater Management Block in Stage 1. Stage 8 Expanded. Revise Area Schedule.	LHB
1	June 15,2020	Input Conceptual & Proposed Developments North of Conservation Drive.	LHB

Notes:
- Topographic information prepared by MTE Engineering.

MHBC PLANNING URBAN DESIGN & LANDSCAPE ARCHITECTURE
200-540 BINGEMANS CENTRE DR. KITCHENER, ON. N2B 3X9 | P. 519.576.3650 F.519.576.0121 | WWW.MHBCPLAN.COM

Original & Revised Draft Plan Submissions

Date	July 14,2020
File No.	14148A
Plan Scale	Not to Scale
Drawn By	L.H.B.
Checked By	P.B.
Other	

Project
Northgate Land Corporation & 1455136 Ontario Inc.
Conservation Drive
Waterloo, Ontario

north

Dwg. K:\14148A-Northgate-Waterloo\Draft Plan\Draft Plan Comparison July 14 2020.dwg