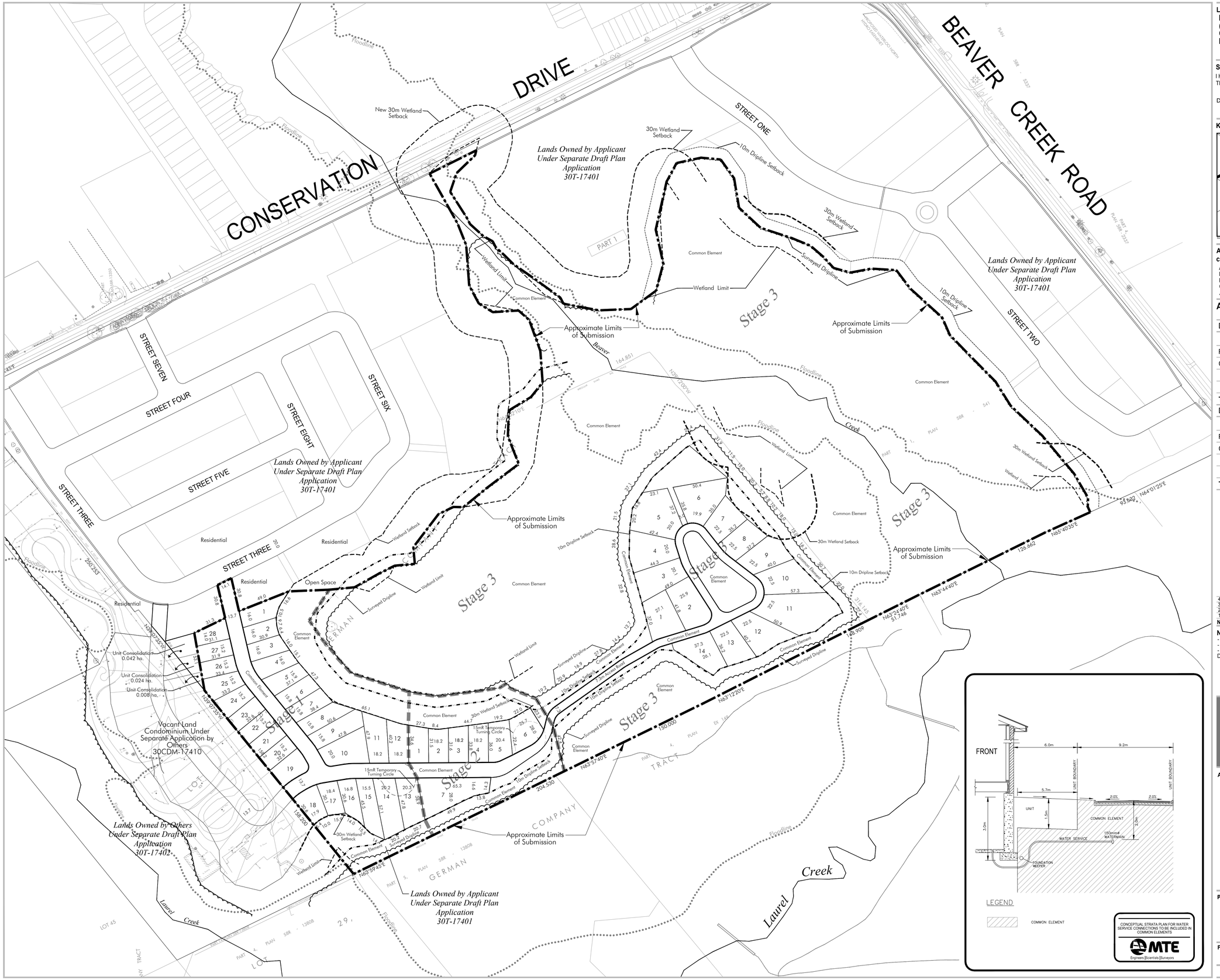


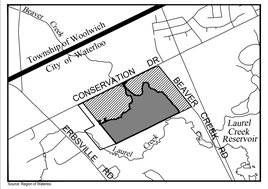
Legal Description
PART OF LOT 28, GERMAN COMPANY TRACT,
(GEOGRAPHIC TOWNSHIP OF WATERLOO),
CITY OF WATERLOO,
REGIONAL MUNICIPALITY OF WATERLOO

Surveyor's Certificate
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED ON THIS PLAN AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATE: JUNE 22, 2017

Trevor McNeil, B.Sc., O.L.S., O.L.I.P.
MTE Ontario Land Surveyors Ltd.

Key Plan



Subject Lands
Additional Lands Owned by Applicant

Additional Information Required Under Section 51(17) of the Planning Act R.S.O. 1990, c.P.13 as Amended

A. As Shown	B. As Shown	C. As Shown
D. Residential, Common Element		
E. As Shown	F. As Shown	
G. As Shown	H. Municipal Water Supply	I. Sandy Loam
J. As Shown	K. All Services As Required	L. As Shown

Area Schedule — 30CDM - 17409

Description	Stage 1			Stage 2		
	Units	Area	Units (min/max)	Units	Area	Units (min/max)
Residential	1-28	1.800	28	1-7	0.556	7
Common Element		1.332			0.786	
TOTAL	28	3.132	28	7	1.342	7

Description	Stage 3			Total		
	Units	Area	Units (min/max)	Units	Area	Units (min/max)
Residential	1-14	1.690	14	49	4.046	49
Common Element		17.680			19.798	
TOTAL	14	19.370	14	49	23.844	49

No.	Date	Issued / Revision	By
4	July 14,2020	Revise Limits for Stages 1 & 2. Revise Area Schedule.	LHB
3	May 28,2020	Revise Private Road in Stage 2.	LHB
2	April 9,2020	Plan Revised per City and Regional Comments. New Wetland and Dripline Data.	LHB
1	November 7,2018	Edits to Lots 1-4, Stage 2. Area Schedule Revised.	LHB

Notes:
- Boundary information provided by MacDonald Tamblyn Surveying Ltd., February 5,2008, Plan 58R-16404.
- Topographic information provided by Stantec Consulting. Contour Interval - 0.5m.
- Floodline mapping obtained from North Waterloo Scoped Subwatershed Study, November 2012 and GRCA Developement Resource On-Line Mapping, January 23,2017.

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

Approval Stamp

Date July 14,2020

File No. 14148A

Plan Scale 1:1,500

Drawn By L.H.B.

Checked By P.B. / T.H.

Project
1017081 Ontario Limited and Gabriella Groff
Conservation Drive
Waterloo, Ontario

north

File Name
DRAFT PLAN OF VACANT LAND CONDOMINIUM

K:\14148A-NORTHGATE-WATERLOO\DRAFT PLAN\DRAFT PLAN CONDO JULY 14 2020.DWG