

DRAFT PLAN OF SUBDIVISION

Legal Description
PART LOT 83 & 86, G.C.T. WOOLWICH;
AS IN 1267295 (firstly) LYING E OF OF 1288904
TOWNSHIP OF WOOLWICH
REGIONAL MUNICIPALITY OF WATERLOO

Owner's Certificate
I HEREBY AUTHORIZE MACNAUGHTON HERMSEN BRITTON CLARKSON PLANNING LIMITED
TO SUBMIT THIS PLAN FOR APPROVAL.

Date: March 14, 2025
Bernie Nimer
1000525725 ONTARIO INC.

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: March 13th 2025
Gavin P.T. Seaman, OLS
SBM Geomatics Ltd.



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. INDUSTRIAL	E. AS SHOWN	F. AS SHOWN
G. AS SHOWN	H. MUNICIPAL WATER SUPPLY	I. LOAM
J. AS SHOWN	K. ALL SERVICES AS REQUIRED	L. AS SHOWN

Area Schedule			30T-
DESCRIPTION	BLOCKS	AREA (ha)	
Industrial	1-11	36.499	
Stormwater Mgmt	12	1.554	
Pumping Station	13	0.039	
Open Space	14	6.173	
Future Development	15-17	3.892	
Road Widening	18-28	2.148	
0.3m Reserve	29-37	0.030	
Roads		4.594	
TOTAL	37	54.928	

Notes

- ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SHOWN
- SITE BOUNDARY, TOPOGRAPHIC BASE PLAN AND WETLAND INFORMATION PREPARED BY SBM GEOMATICS LTD. (MAY 5, 2024)
- CONTOURS, REGION OF WATERLOO (2014)
- REGULATION LIMIT AND FLOODPLAIN (GRCA, 2024)

Revision No. Date Issued / Revision By

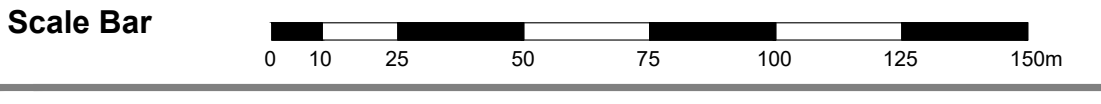
MHBC PLANNING URBAN DESIGN & LANDSCAPE ARCHITECTURE

200-540 BINGEMANS CENTRE DR. KITCHENER, ON. N2B 3X9 | P: 519.576.3650 F: 519.576.0121 | WWW.MHBCPLAN.COM

Approval Stamp	Date
	Feb. 20, 2025
File No.	2388A
Plan Scale	1:1,500
Drawn By	CAC
Checked By	PC

Applicant
1000525725 Ontario Inc.
1665 Scotch Line Rd
Elmira, Ontario

File Name DRAFT PLAN Dwg No. 1 of 1



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