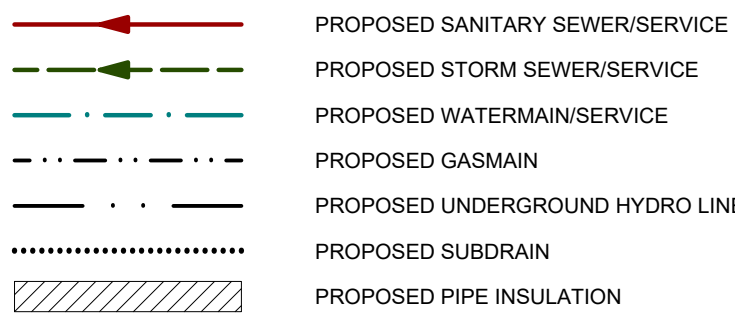
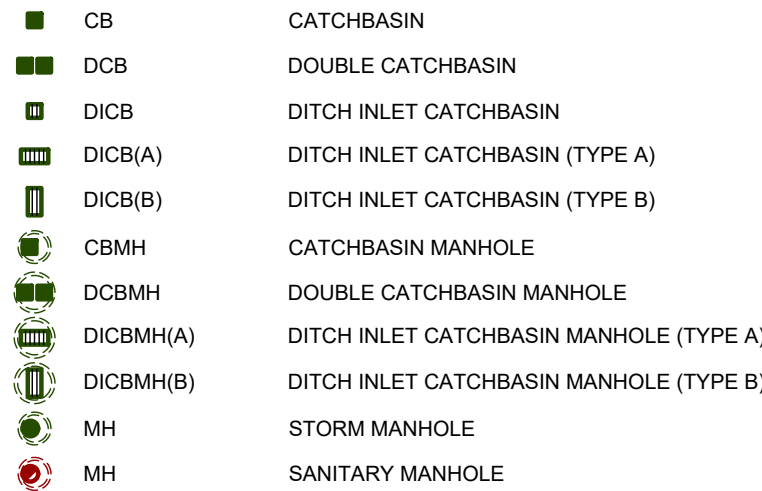


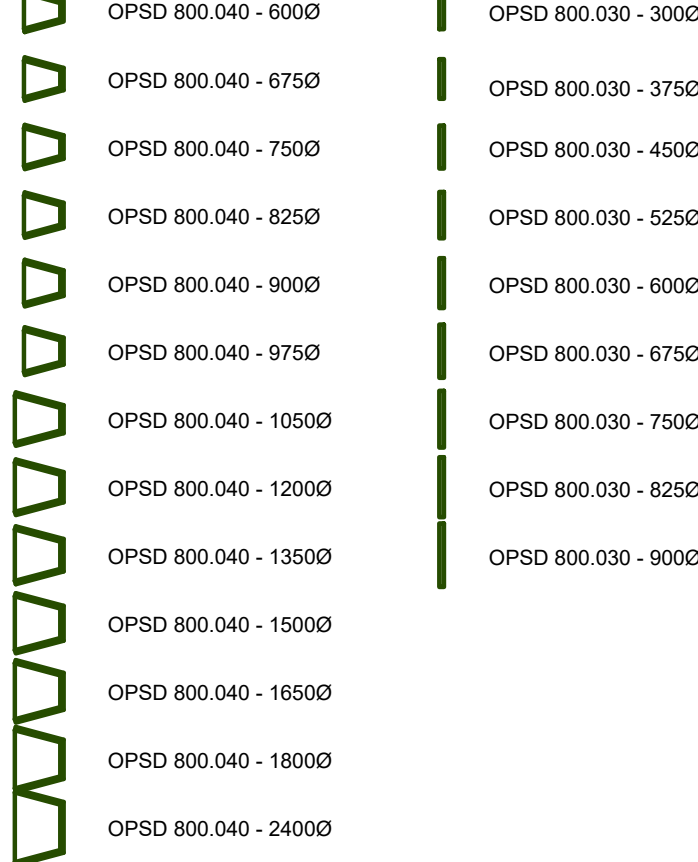
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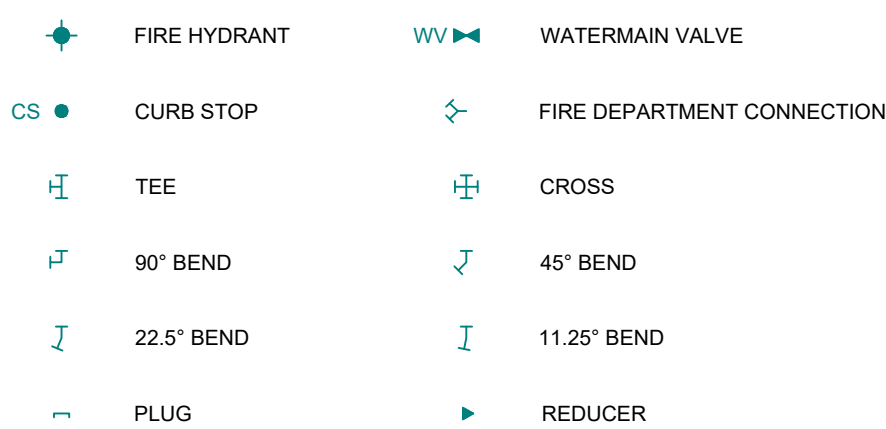
PROPOSED STANARD STRUCTURES



PROPOSED STORM HEADWALLS



PROPOSED WATERMAIN FITTINGS



PROPOSED ELECTRICAL STRUCTURES

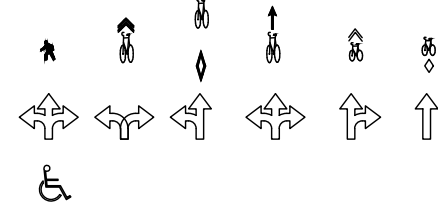


MATCHLINES

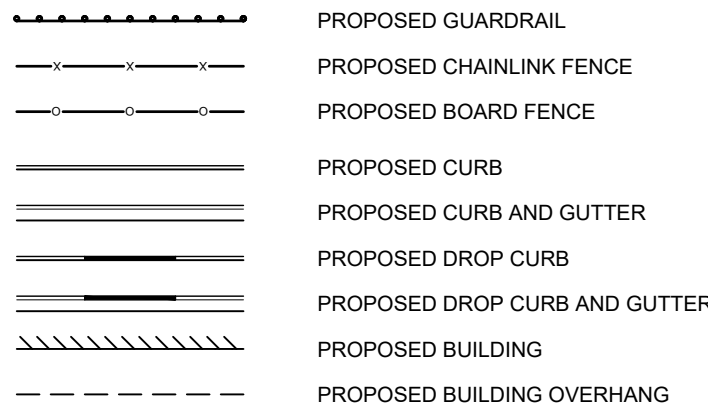
SHEET CX-X
STREET NAME
MATCHLINE

MATCHLINE
STREET NAME
SHEET CX-X

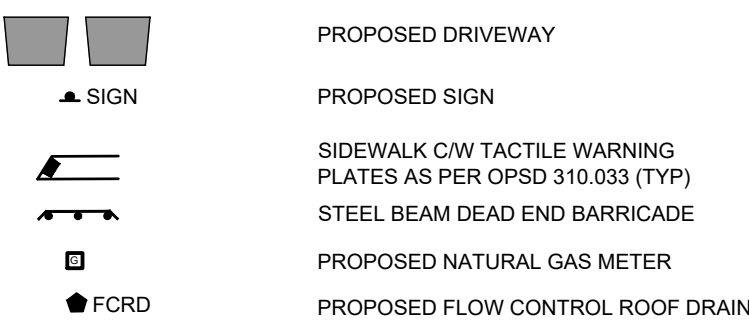
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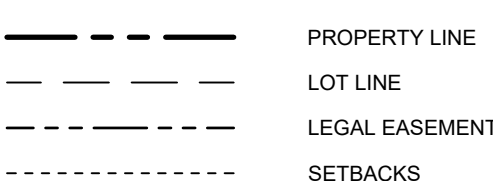
SURFACE FEATURES



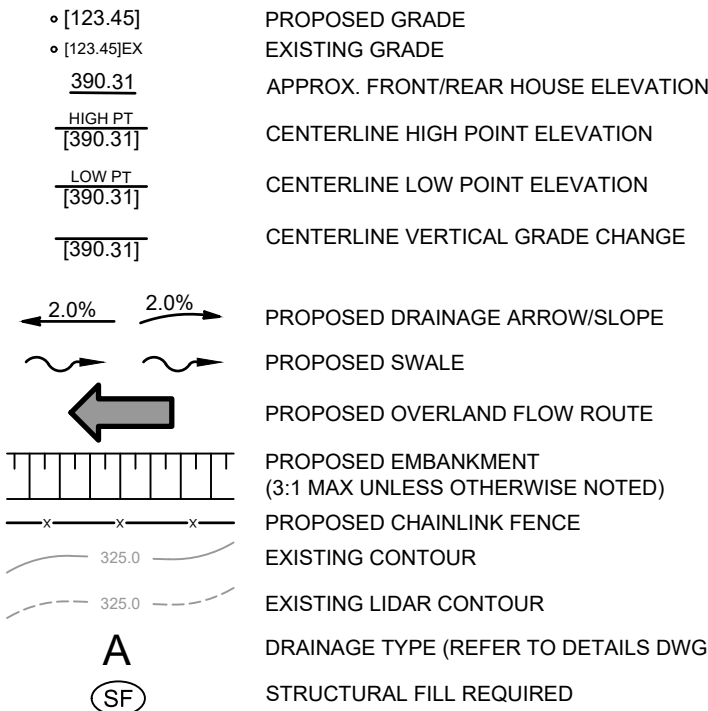
SURFACE FEATURES



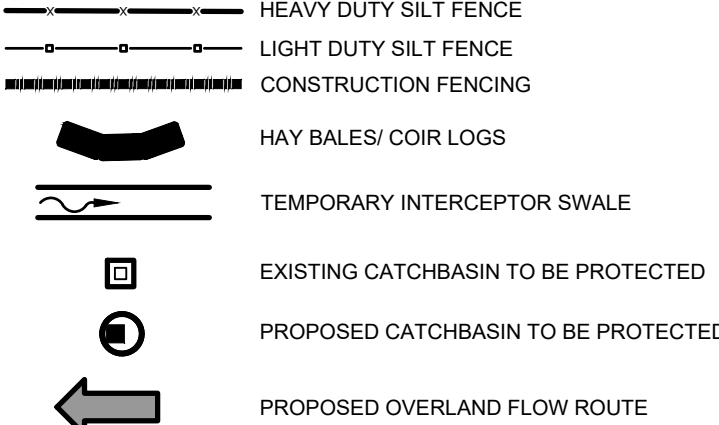
LEGAL FEATURES



GRADING



EROSION



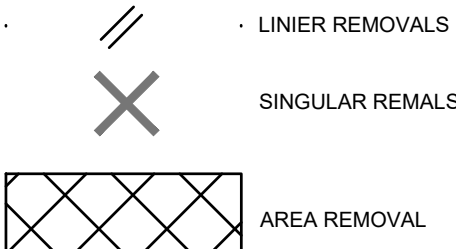
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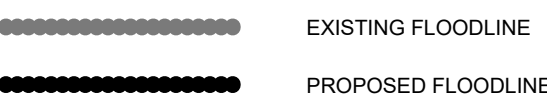
PARKING AREAS



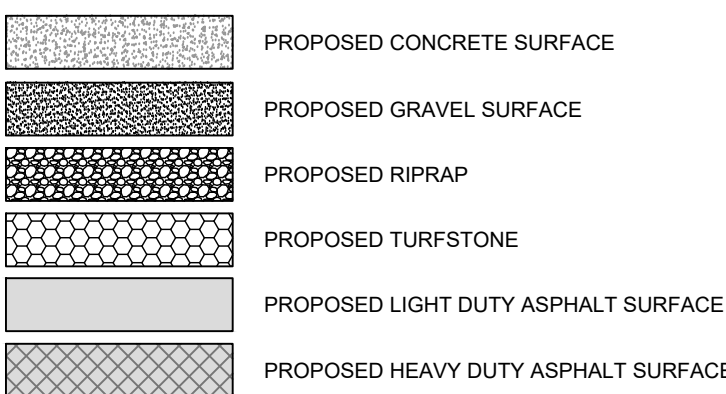
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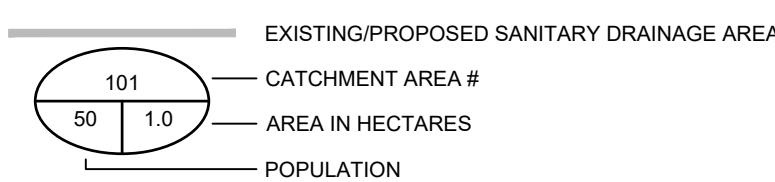
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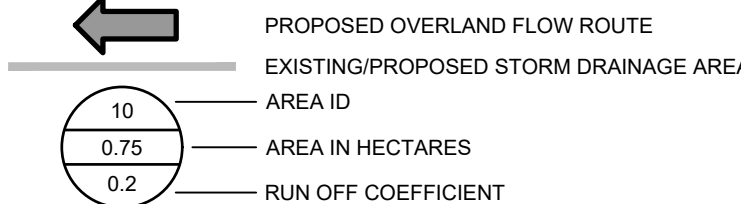
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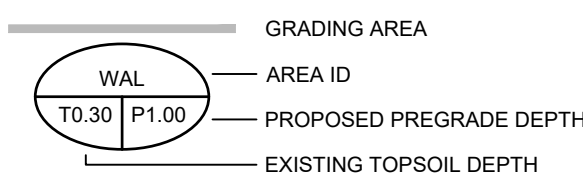
SANITARY AREAS



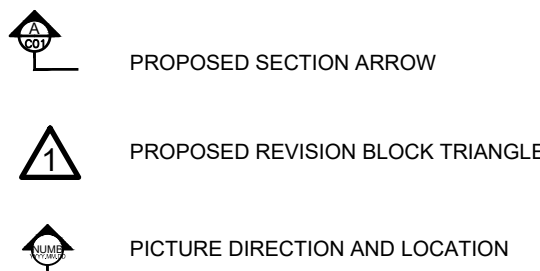
STORM AREAS



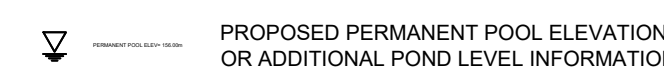
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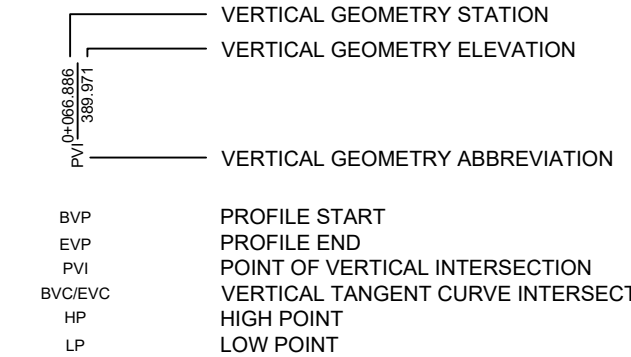
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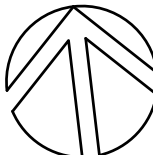
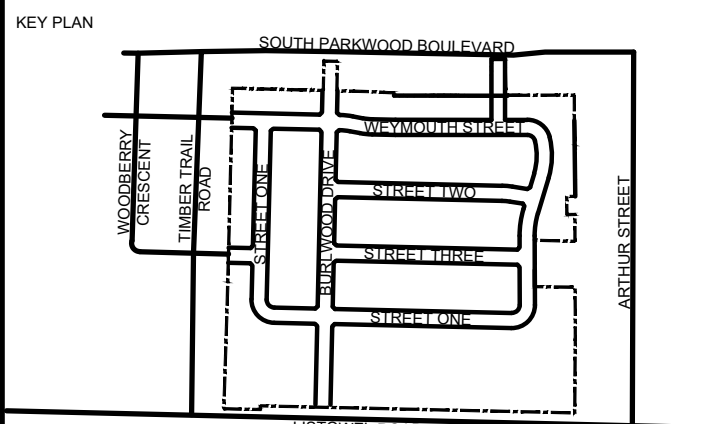
SECTIONS AND PROFILES



VERTICAL GEOMETRY POINTS



EXISTING SURVEY



DATE	ISSUANCE	NO.
2025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

CLIENT
SCHLEGEL URBAN DEVELOPMENTS

PROJECT
SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE
LEGEND PLAN

WALTERFEDY
TORONTO | CALGARY | KITCHENER | HAMILTON
800.685.1378 walterfedy.com

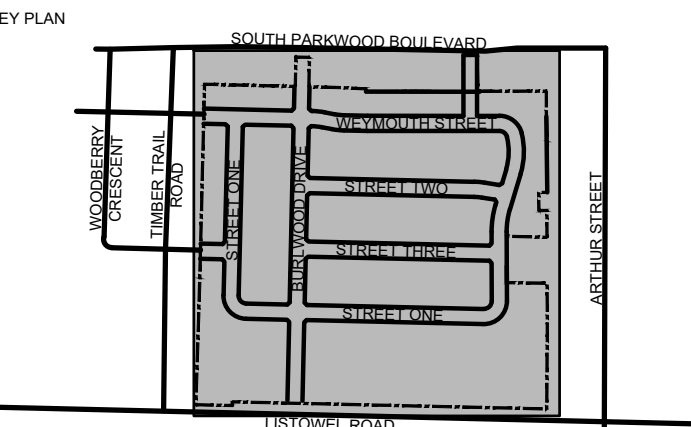


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SCALE	N.T.S.	SHEET NO.:
DATE	2025-05-26	C001
PROJECT NO.:	2022-0374-10	
DRAWN BY	KDB/UBM	
CHECKED BY	MN/EMW	

TYPICAL AERIAL PHOTO/MAPPING SOURCE: ESRI, MAXAR, GEOEYE, EARTHSTAR GEOGRAPHICS, SPINER/SURBUS DS, USGS, AEROGRIID, IGN, AND THE GIS USER COMMUNIT POWERED BY ESRI

NOTES:
1. LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024.
2. BENCHMARKS
SB LOCATED ON NORTH SIDE OF EXISTING BURLWOOD DRIVE RIGHT-OF-WAY, AT SOUTHWEST CORNER OF MUNICIPAL ADDRESS FOR BURLWOOD DRIVE, N 482625.60, E 34809.00, ELEV = 365.91
HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH PARKWOOD BOULEVARD, N 482387.70, E 34665.08, ELEV = 363.350
3. CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025.
4. ENVIRONMENTAL DISPLINES AND TREE SURVEY PROVIDED BY NRSI, 2025.



DATE	ISSUANCE	NO.
025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

	BOREHOLE	EXISTING BOREHOLE LOCATION
	TEST PIT	EXISTING TEST PIT LOCATION
	PIEZOMETER No.	EXISTING PIEZOMETER LOCATION
	EXISTING DECIDUOUS /CONIFEROUS TREE	
		EXISTING TREE DRIP LINE AND/OR VEGETATION LINE
	325.0	EXISTING CONTOUR
	325.0	EXISTING LIDAR CONTOUR
		REMOVALS
		EXISTING EDGE OF WATER
		PROPOSED TREE PROTECTION ZONE (NRSI)
		INSPECTED ROOT ZONES (NRSI)



1065 Listowel Rd, Elmira, ON

WALTERFEDY

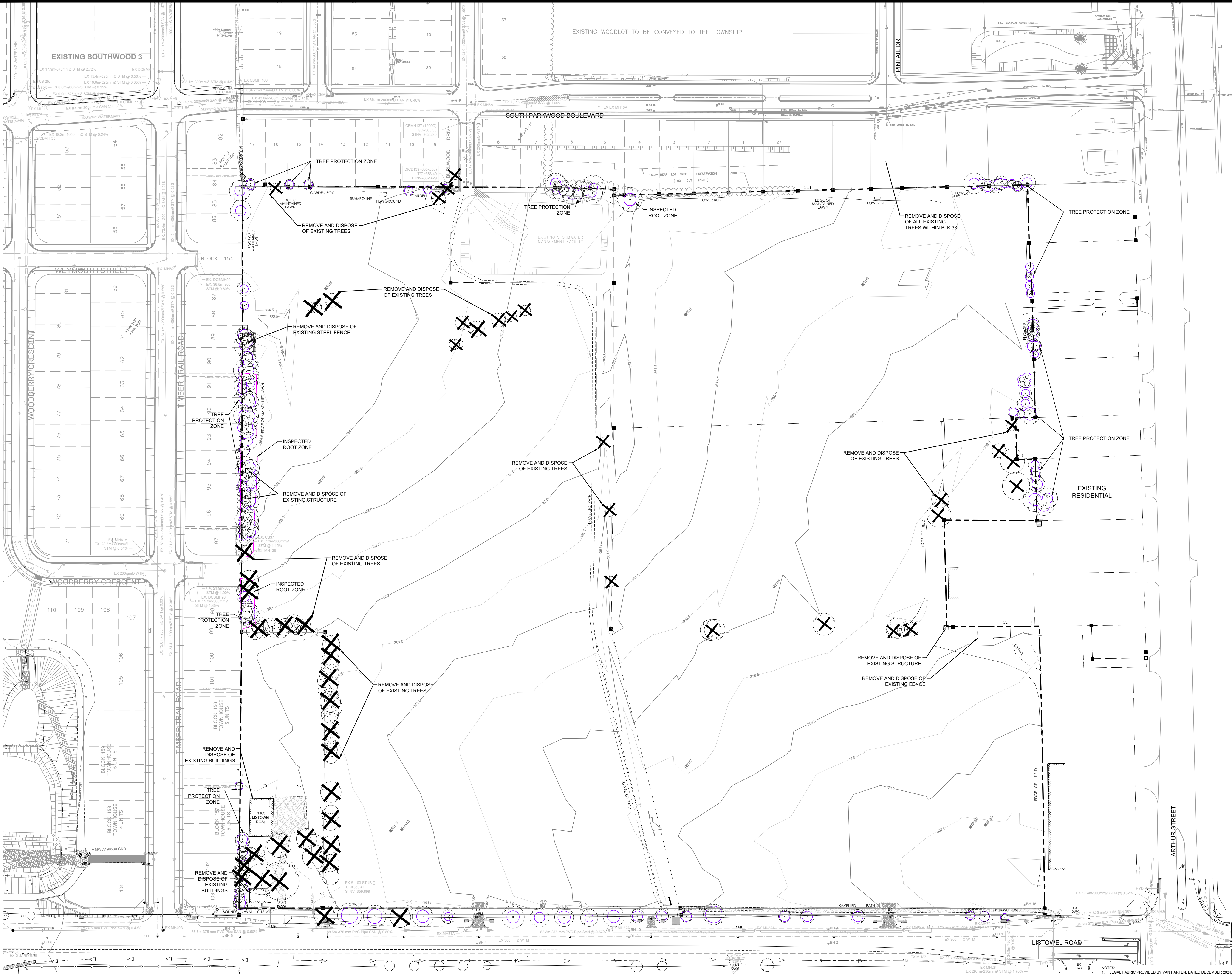
TORONTO | CALGARY | **KITCHENER** | HAMILTON

800.685.1378 walterfedy.com



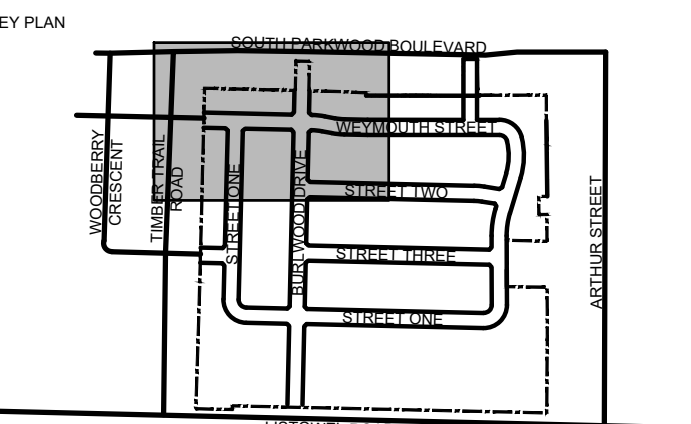
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SCALE:	1:1000	SHEET NO: C100
DATE:	2025-06-06	
PROJECT NO.:	2022-0374-10	
DRAWN BY:	KDB/JBM	
CHECKED BY:	MN/EMW	



NOTES:

1. LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024.
2. BENCHMARKS
SIB LOCATED ON NORTH SIDE OF EXISTING BURLWOOD DRIVE RIGHT-OF-WAY, A SOUTHWEST CORNER OF MUNICIPAL ADDRESS #29 BURLWOOD DRIVE, N 482550.00, E 534808.03, ELEV = 363.350
HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH PARKWOOD BOULEVARD
N 4825397.782, E 534655.084, ELEV = 363.350
3. CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025.
4. ENVIRONMENTAL DRIPLINES AND TREE SURVEY PROVIDED BY NSRI, 2025.



DATE	ISSUANCE	NO.
2025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

• [123.45] • [123.45]EX	PROPOSED GRADE EXISTING GRADE
	PROPOSED DRAINAGE ARROWS/SLOPE
	PROPOSED SWALE
	PROPOSED OVERLAND FLOW ROUTE
	PROPOSED EMBANKMENT (3:1 MAX UNLESS OTHERWISE NOTED)
	PROPOSED CHAINLINK FENCE
	EXISTING CONTOUR
	EXISTING LIDAR CONTOUR
	PROPOSED CONCRETE SURFACE
	PROPOSED GRAVEL SURFACE
	PROPOSED RIPRAP
	PROPOSED LIGHT DUTY ASPHALT SURFACE
	PROPOSED HEAVY DUTY ASPHALT SURFACE
	PROPOSED TREE PROTECTION ZONE (NRSI)
	INSPECTED ROOT ZONES (NRSI)

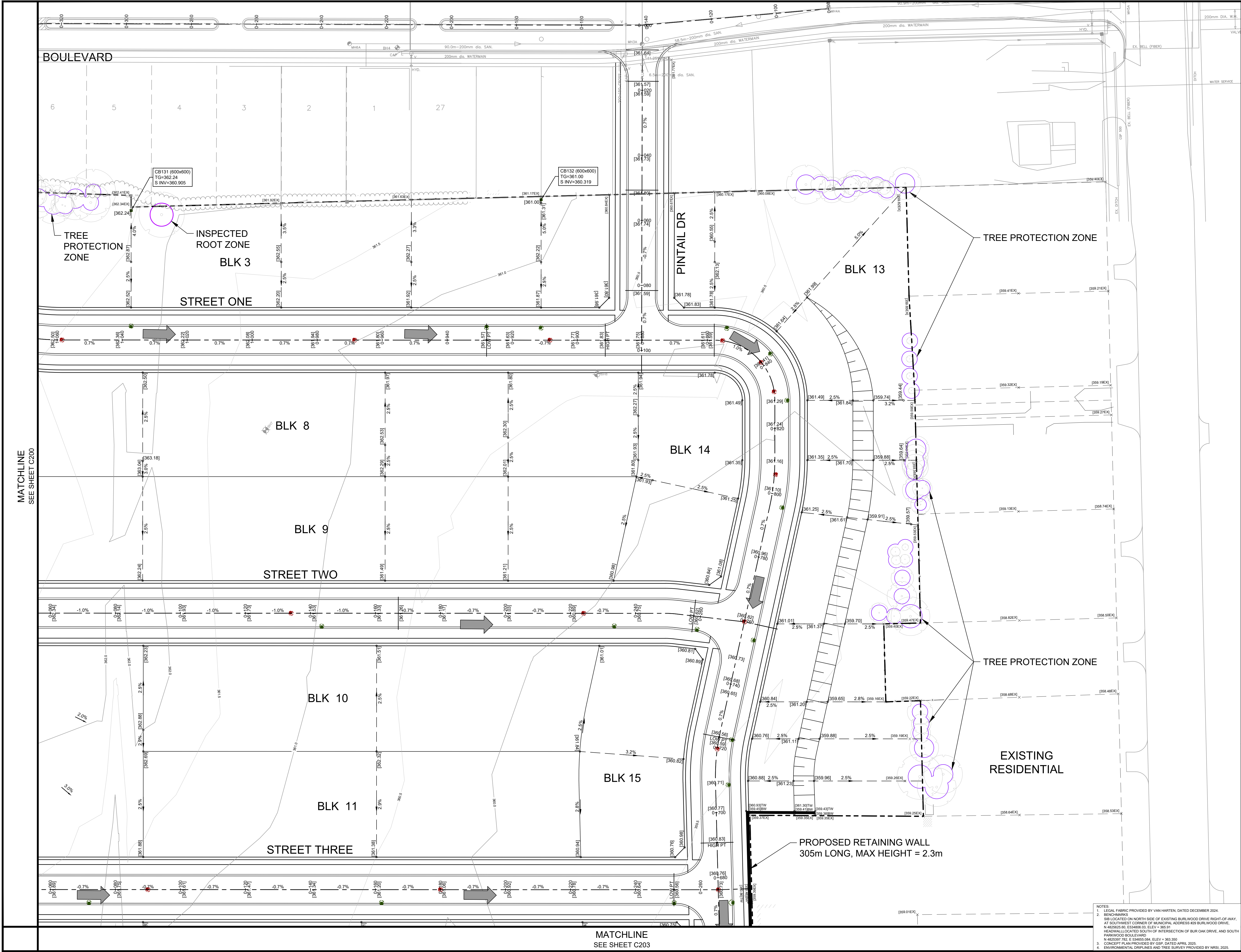


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SCALE: 1:500	SHEET NO: C200
DATE: 2025-06-06	
PROJECT NO.: 2022-0374-10	
DRAWN BY: KDB/JBM	
CHECKED BY: MN/EMW	

C200

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SCHLEGEL URBAN DEVELOPMENTS

KEY PLAN

North

DATE	ISSUANCE	NO.
2025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

LEGEND

- [123.45] PROPOSED GRADE
- [123.45] EX EXISTING GRADE
- 2.0% 2.0% PROPOSED DRAINAGE ARROW/SLOPE
- PROPOSED SWALE
- PROPOSED OVERLAND FLOW ROUTE
- PROPOSED EMBANKMENT (3:1 MAX UNLESS OTHERWISE NOTED)
- PROPOSED CHAINLINK FENCE
- EXISTING CONTOUR
- EXISTING LIDAR CONTOUR
- PROPOSED CONCRETE SURFACE
- PROPOSED GRAVEL SURFACE
- PROPOSED RIPRAP
- PROPOSED LIGHT DUTY ASPHALT SURFACE
- PROPOSED HEAVY DUTY ASPHALT SURFACE
- PROPOSED TREE PROTECTION ZONE (NRSI)
- INSPECTED ROOT ZONES (NRSI)

1:500 0 5.0 10.0 25.0

CLIENT

SCHLEGEL URBAN DEVELOPMENTS

PROJECT

SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE

GRADING PLAN

SHEET 2 OF 4

WALTERFEDY

TORONTO | CALGARY | KITCHENER | HAMILTON

800.685.1378 walterfedy.com

LICENSED PROFESSIONAL ENGINEER
M. A. HUNGWIA
100114044
June 4/25
PROVINCE OF ONTARIO

LICENSED PROFESSIONAL ENGINEER
E. M. WOODS
100591669
June 01, 2025
PROVINCE OF ONTARIO

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NOTES:

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- BENCHMARKS
SB LOCATED ON NORTH SIDE OF EXISTING BURLWOOD DRIVE RIGHT-OF-WAY, AT SOUTHWEST CORNER OF MUNICIPAL ADDRESS FOR BURLWOOD DRIVE, N 482626 S.D. E33489.03, ELEV = 361.91
HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH PARKWOOD BOULEVARD
N 482397 TOL. E 334655.04, ELEV = 363.350
- CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025.
- ENVIRONMENTAL DISPLINES AND TREE SURVEY PROVIDED BY NRSI, 2025.

SCALE: 1:500

DATE: 2025-06-06

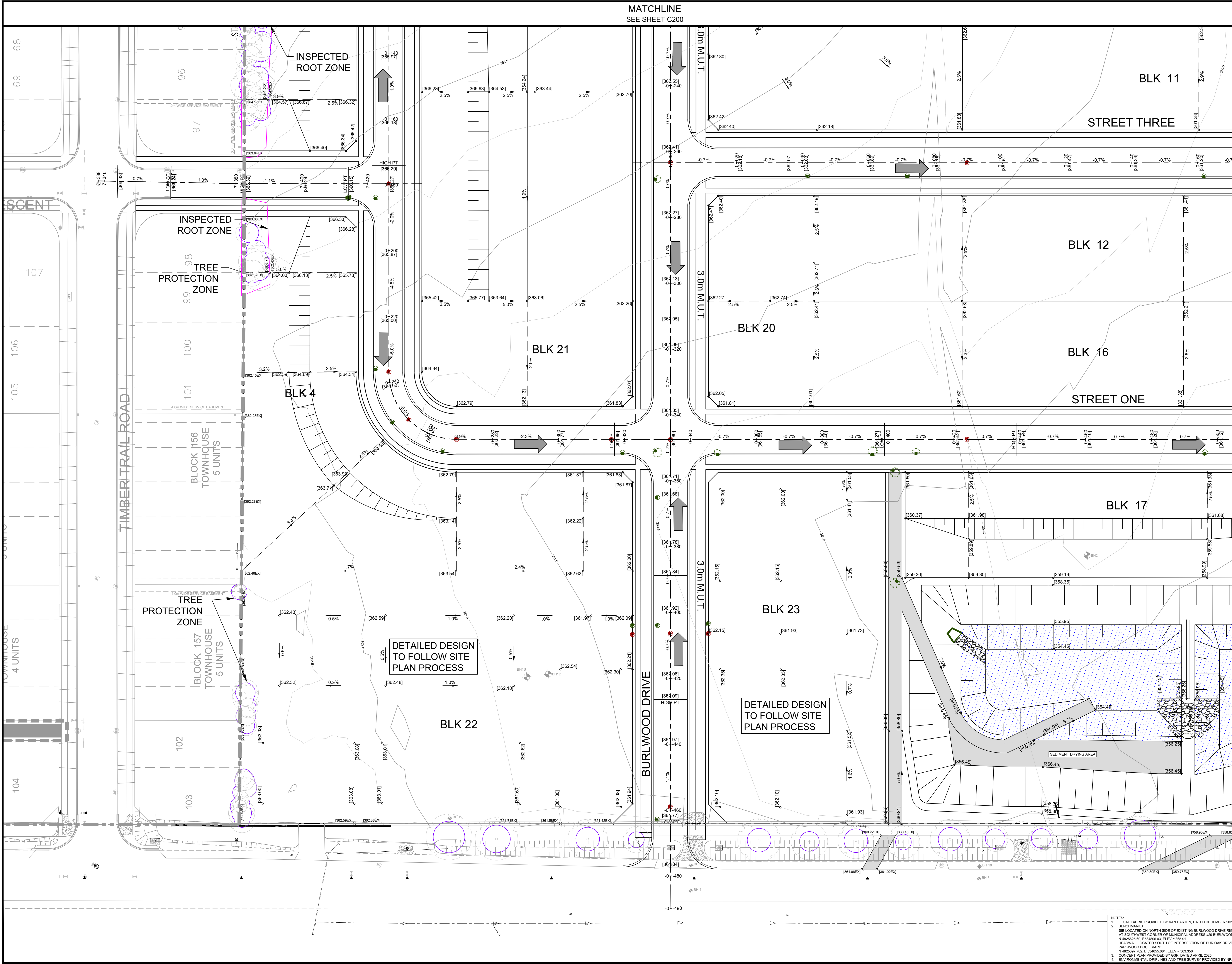
PROJECT NO.: 2022-0374-10

DRAWN BY: KDB/UBM

CHECKED BY: MN/EMW

SHEET NO.: **C201**

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KEY PLAN

North

DATE: 2025.06.06 ISSUED FOR DRAFT PLAN APPROVAL

ISSUANCE

NO.

LEGEND

- [123.45] PROPOSED GRADE
- [123.45] EXISTING GRADE
- 2.0% 2.0% PROPOSED DRAINAGE ARROW/SLOPE
- PROPOSED SWALE
- PROPOSED OVERLAND FLOW ROUTE
- PROPOSED EMBANKMENT (3:1 MAX UNLESS OTHERWISE NOTED)
- PROPOSED CHAINLINK FENCE
- EXISTING CONTOUR
- EXISTING LIDAR CONTOUR
- PROPOSED CONCRETE SURFACE
- PROPOSED GRAVEL SURFACE
- PROPOSED RIPRAP
- PROPOSED LIGHT DUTY ASPHALT SURFACE
- PROPOSED HEAVY DUTY ASPHALT SURFACE
- PROPOSED TREE PROTECTION ZONE (NRSI)
- INSPECTED ROOT ZONES (NRSI)

1:500

0 5.0 10.0 25.0

CLIENT

SCHLEGEL URBAN DEVELOPMENTS

PROJECT

SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE

GRADING PLAN

SHEET 3 OF 4

WALTERFEDY

TORONTO | CALGARY | KITCHENER | HAMILTON

800.685.1378 walterfedy.com

PROFESSIONAL ENGINEER

M. A. HUNGMIA

100114544

June 10, 2025

PROVINCE OF ONTARIO

PROFESSIONAL ENGINEER

E. M. WOODS

100581669

June 10, 2025

PROVINCE OF ONTARIO

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NOTES:

- LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024
- BENCHMARKS
- SB LOCATED ON NORTH SIDE OF EXISTING BURLEWOOD DRIVE RIGHT-OF-WAY, AT SOUTHWEST CORNER OF MUNICIPAL ADDRESS FOR BURLEWOOD DRIVE, N 482625.00, E 23489.00, ELEV = 369.1
- HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTHWOOD BOULEVARD, N 482387.70, E 346655.04, ELEV = 363.350
- CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025
- ENVIRONMENTAL DISPLINES AND TREE SURVEY PROVIDED BY NRSI, 2025.

SCALE: 1:500

DATE: 2025-06-06

PROJECT NO.: 2022-0374-10

DRAWN BY: KDB/JBM

CHECKED BY: MN/EMW

SHEET NO.:

C202

MATCHLINE
SEE SHEET C201

BLK 15

BLK 11

STREET THREE

BLK 12

BLK 16

STREET ONE

BLK 18

BLK 24

BLK 17

BLK 27
SWM

STORM WATER MANAGEMENT POND
REFER TO C600 FOR DETAILS

SERVICE EASEMENT
AND EMERGENCY EXIT

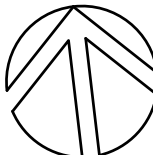
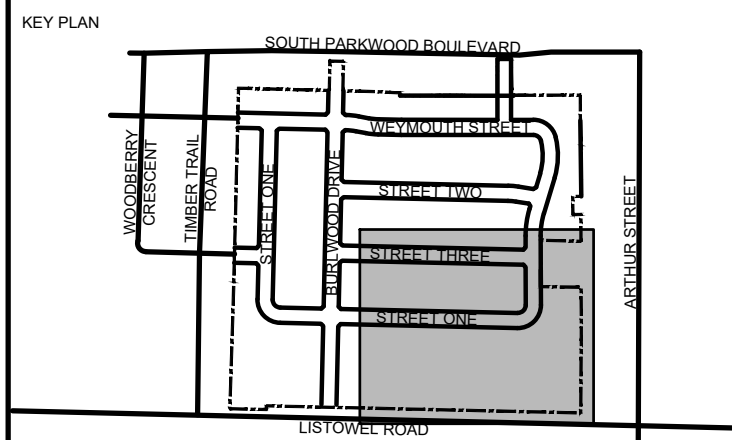
EXISTING
RESIDENTIAL

PROPOSED RETAINING WALL
305m LONG, MAX HEIGHT = 2.3m

DETAILED DESIGN
TO FOLLOW SITE
PLAN PROCESS

ARTHUR STREET

LISTOWEL ROAD



DATE	ISSUANCE	NO.
2025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

LEGEND	
• [123.45]	PROPOSED GRADE
• [123.45]EX	EXISTING GRADE
2.0%	PROPOSED DRAINAGE ARROW/SLOPE
~	PROPOSED SWALE
←	PROPOSED OVERLAND FLOW ROUTE
[]	PROPOSED EMBANKMENT (3:1 MAX UNLESS OTHERWISE NOTED)
[]	PROPOSED CHAINLINK FENCE
---	EXISTING LIDAR CONTOUR
[]	PROPOSED CONCRETE SURFACE
[]	PROPOSED GRAVEL SURFACE
[]	PROPOSED RIPRAP
[]	PROPOSED LIGHT DUTY ASPHALT SURFACE
[]	PROPOSED HEAVY DUTY ASPHALT SURFACE
[]	PROPOSED TREE PROTECTION ZONE (NRSI)
[]	INSPECTED ROOT ZONES (NRSI)

1:500
0 5.0 10.0 25.0

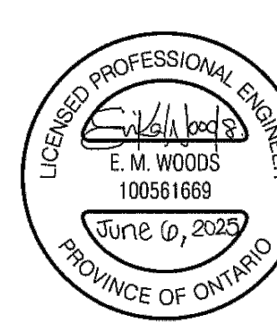
CLIENT
SCHLEGEL URBAN DEVELOPMENTS

PROJECT
SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE
**GRADING PLAN
SHEET 4 OF 4**

WALTERFEDY
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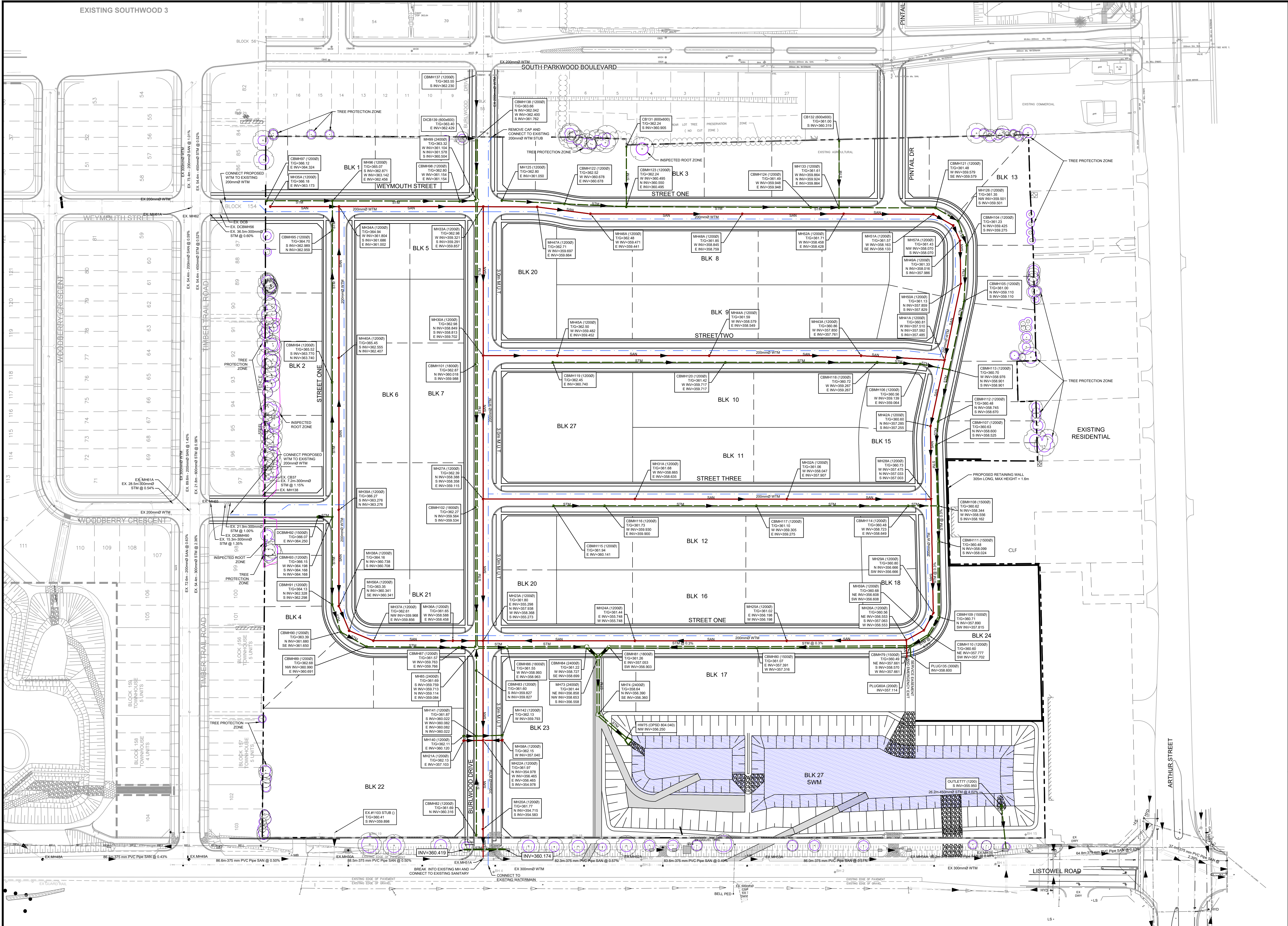
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SCALE	DATE	SHEET NO.
1:500	2025-06-06	C203
PROJECT NO.	2022-0374-10	
DRAWN BY	KDB/UBM	
CHECKED BY	MN/EMW	

MATCHLINE
SEE SHEET C203

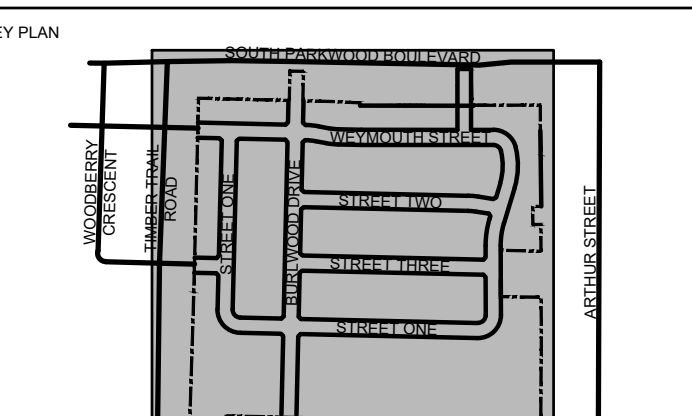
NOTES
1. LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024.
2. BENCHMARKS
SB LOCATED ON NORTH SIDE OF EXISTING BURLWOOD DRIVE RIGHT-OF-WAY,
AT SOUTHWEST CORNER OF MUNICIPAL ADDRESS FOR BURLWOOD DRIVE,
N 482625.80, E 34889.03, ELEV = 363.91
HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH
PARKWOOD BOULEVARD,
N 482397.70, E 34665.04, ELEV = 363.350
3. CONCEPT PLAN PROVIDED BY GSI, DATED APRIL 2025.
4. ENVIRONMENTAL DISPLINES AND TREE SURVEY PROVIDED BY NRSI, 2025.

C:\Users\jmillier\OneDrive\Documents\Walterfedy\2022-0374-10_Southwood 5\Project Files\Blank_Note_Jonathan Miller, 2025-06-09 11:19:20 AM





KEY PLAN



North

DATE: 2025.06.06 ISSUED FOR DRAFT PLAN APPROVAL

ISSUANCE

NO.

LEGEND

CB / DCB	PROPOSED CATCHBASIN / DOUBLE CATCHBASIN
DCB/DDCB	PROPOSED DITCH INLET CATCHBASIN / DOUBLE CATCHBASIN
CBMH / DCBMH	PROPOSED CATCHBASIN MANHOLE / DOUBLE CATCHBASIN MANHOLE
DCBMA / DCBMA	PROPOSED DITCH INLET CATCHBASIN MANHOLE (TYPE A) / (TYPE B)
MH	PROPOSED STORM MANHOLE
MH	PROPOSED SANITARY MANHOLE
HYD	PROPOSED FIRE HYDRANT
WV	PROPOSED WATERMAIN VALVE
CS	PROPOSED CURB STOP
REDUCER	PROPOSED REDUCER
EX CB / DCB	EXISTING CATCHBASIN / DOUBLE CATCHBASIN
EX CB	EXISTING CATCHBASIN
EX MH	EXISTING MANHOLE
EX CBMH / DCBMH	EXISTING CATCHBASIN MANHOLE / DOUBLE CATCHBASIN MANHOLE
EX SAN MH	EXISTING SANITARY MANHOLE
EX HYD	EXISTING FIRE HYDRANT
EX WV	EXISTING WATERMAIN VALVE
EX CS	EXISTING CURB STOP
EX WELL	EXISTING FIRE DEPARTMENT CONNECTION
EXISTING WELL	EXISTING WELL
PROPOSED SANITARY SEWER/SERVICE	PROPOSED SANITARY SEWER/SERVICE
PROPOSED WATERMAIN/SERVICE	PROPOSED WATERMAIN/SERVICE
EXISTING SANITARY SERVICE	EXISTING SANITARY SERVICE
EXISTING WATERMAIN	EXISTING WATERMAIN
PROPOSED SUDRAIN	PROPOSED SUDRAIN
PROPOSED LAMP STANDARD	PROPOSED LAMP STANDARD
PROPOSED UTILITY / HYDRO POLE	PROPOSED UTILITY / HYDRO POLE
SIGN	PROPOSED SIGN
PR HYDRO	PROPOSED HYDRO TRANSFORMER
TRANSFORMER	PROPOSED TREE PROTECTION ZONE (NRSI)
	INSPECTED ROOT ZONES (NRSI)

1:1000

0 10.0 20.0 50.0

CLIENT

SCHLEGEL URBAN DEVELOPMENTS

PROJECT

SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE

GENERAL SERVICING PLAN

SHEET 1 OF 1

WALTERFEDY

TORONTO | CALGARY | KITCHENER | HAMILTON

800.685.1378 walterfedy.com

LICENSED PROFESSIONAL ENGINEER
M. A. HUNNIMYIA
100114544
June 1/25
PROVINCE OF ONTARIO

LICENSED PROFESSIONAL ENGINEER
E. M. WOODS
100551669
June 1/25
PROVINCE OF ONTARIO

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- LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024.
- BENCHMARKS
- SB LOCATED ON NORTH SIDE OF EXISTING BURWOOD DRIVE RIGHT-OF-WAY, AT SOUTHWEST CORNER OF MUNICIPAL ADDRESS FOR BURWOOD DRIVE, N 425626.60, E 34898.03, ELEV = 363.91
- HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH PARKWOOD BOULEVARD, N 425297.72, E 34665.04, ELEV = 363.350
- CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025.
- ENVIRONMENTAL DISPLINES AND TREE SURVEY PROVIDED BY NRSI, 2025.

SCALE: 1:1000

DATE: 2025-06-06

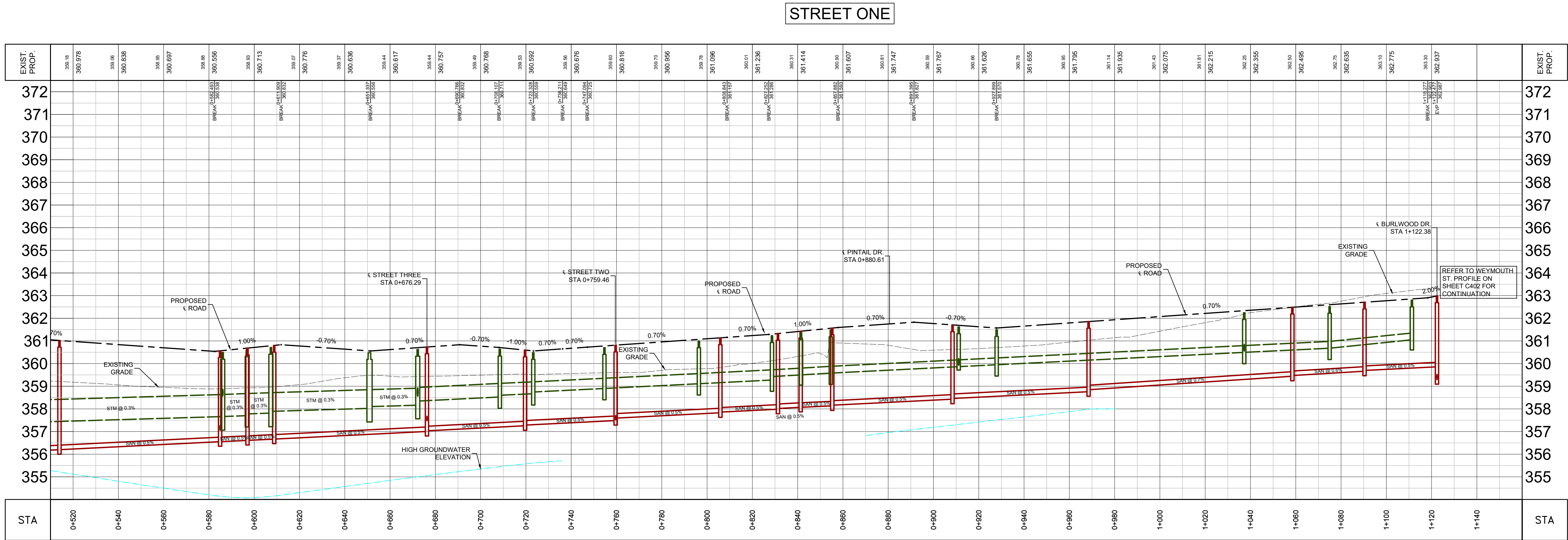
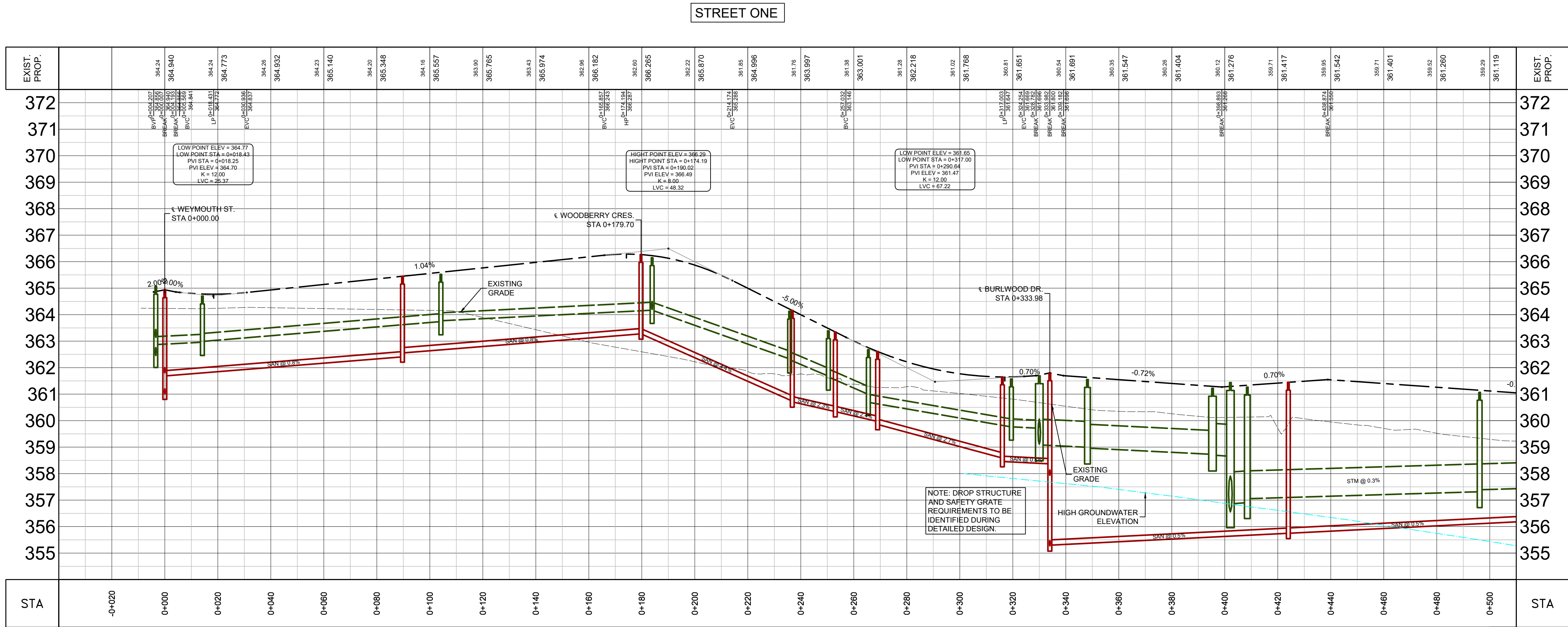
PROJECT NO.: 2022-0374-10

DRAWN BY: KDB/JBM

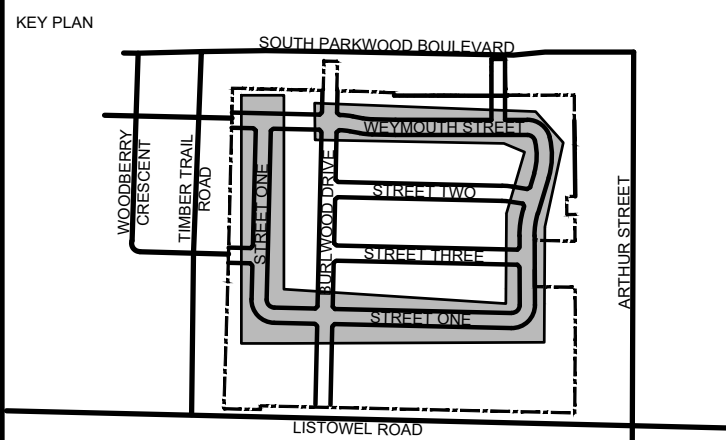
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SHEET NO.: **C300**

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NOTES:
1. LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024.
2. BENCHMARKS
SB LOCATED ON NORTH SIDE OF EXISTING BURLWOOD DRIVE RIGHT-OF-WAY,
AT SOUTHWEST CORNER OF MUNICIPAL ADDRESS FOR BURLWOOD DRIVE,
N 482625.00, E 34898.00, ELEV = 365.91
HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH
PARKWOOD BOULEVARD
N 482387.70, E 348655.04, ELEV = 363.350
3. CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025.
4. ENVIRONMENTAL DISPLINES AND TREE SURVEY PROVIDED BY NRSI, 2025.

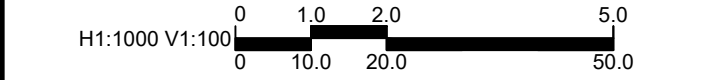


DATE	ISSUANCE	NO.
2025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

LEGEND

- PROPOSED SANITARY SEWER
- PROPOSED STORM SEWER

NOTE:
1. DROP STRUCTURES AND SAFETY GRATES REQUIREMENTS TO BE REVIEWED DURING DETAILED DESIGN.
2. PIPE & STRUCTURE SIZES TO BE REVIEWED DURING DETAILED DESIGN.



CLIENT
SCHLEGELE URBAN DEVELOPMENTS

PROJECT
SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE
STREET ONE
SHEET 1 OF 3

WALTERFEDY
TORONTO | CALGARY | KITCHENER | HAMILTON
800.685.1378 walterfedy.com



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SCALE	SHEET NO.
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DATE	
2025-06-04	
PROJECT NO.	
2022-0374-10	
DRAWN BY	
KDB/UBM	
CHECKED BY	
MNEMEW	

C400

LEGEND

— PROPOSED SANITARY SEWER

- - - PROPOSED STORM SEWER

H1:1000 V1:100

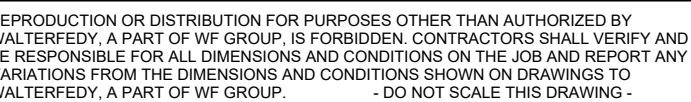
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TITLE

SHEET TWO & THREE

SHEET 2 OF 3



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SCALE:	H1:1000 V1:100	SHEET NO.: C401
DATE:	2025-06-04	
PROJECT NO.:	2022-0374-10	
RAWN BY:	KDB/JBM	
CHECKED BY:	MN/EMW	

C401

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STA	-0+020	0+000	0+020	0+040	0+060	0+080	0+100	0+120	0+140	0+160	0+180	0+200	0+220	0+240	0+260		STA	

EXIST. PROP.																			EXIST. PROP.
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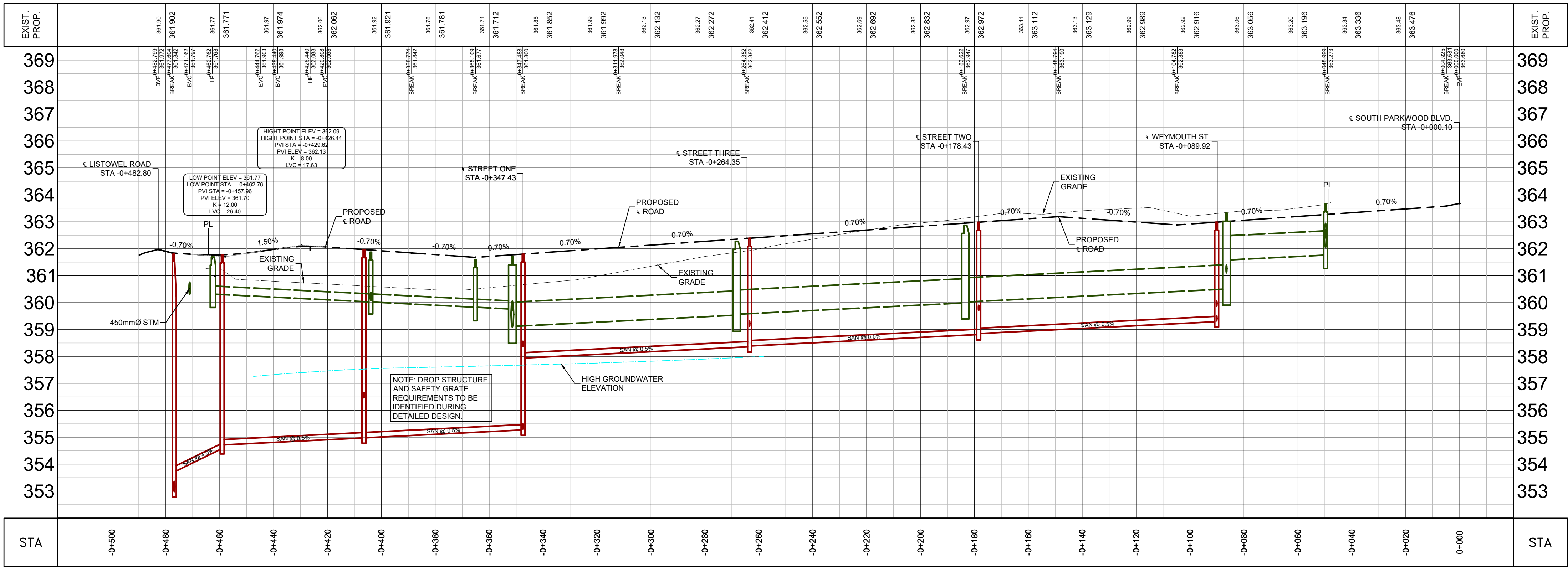
NOTES:

1. LEGAL FABRIC PROVIDED BY VAN HARTEN, DATED DECEMBER 2024.
2. BENCHMARKS
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HEADWALL LOCATED SOUTH OF INTERSECTION OF BUR OAK DRIVE, AND SOUTH PARKWOOD BOULEVARD
N 482397.782, E 534655.084, ELEV = 363.350
3. CONCEPT PLAN PROVIDED BY GSP, DATED APRIL 2025
4. ENVIRONMENTAL COMPLIANCE AND TRFEE SURVEY PROVIDED BY NRSL 2025

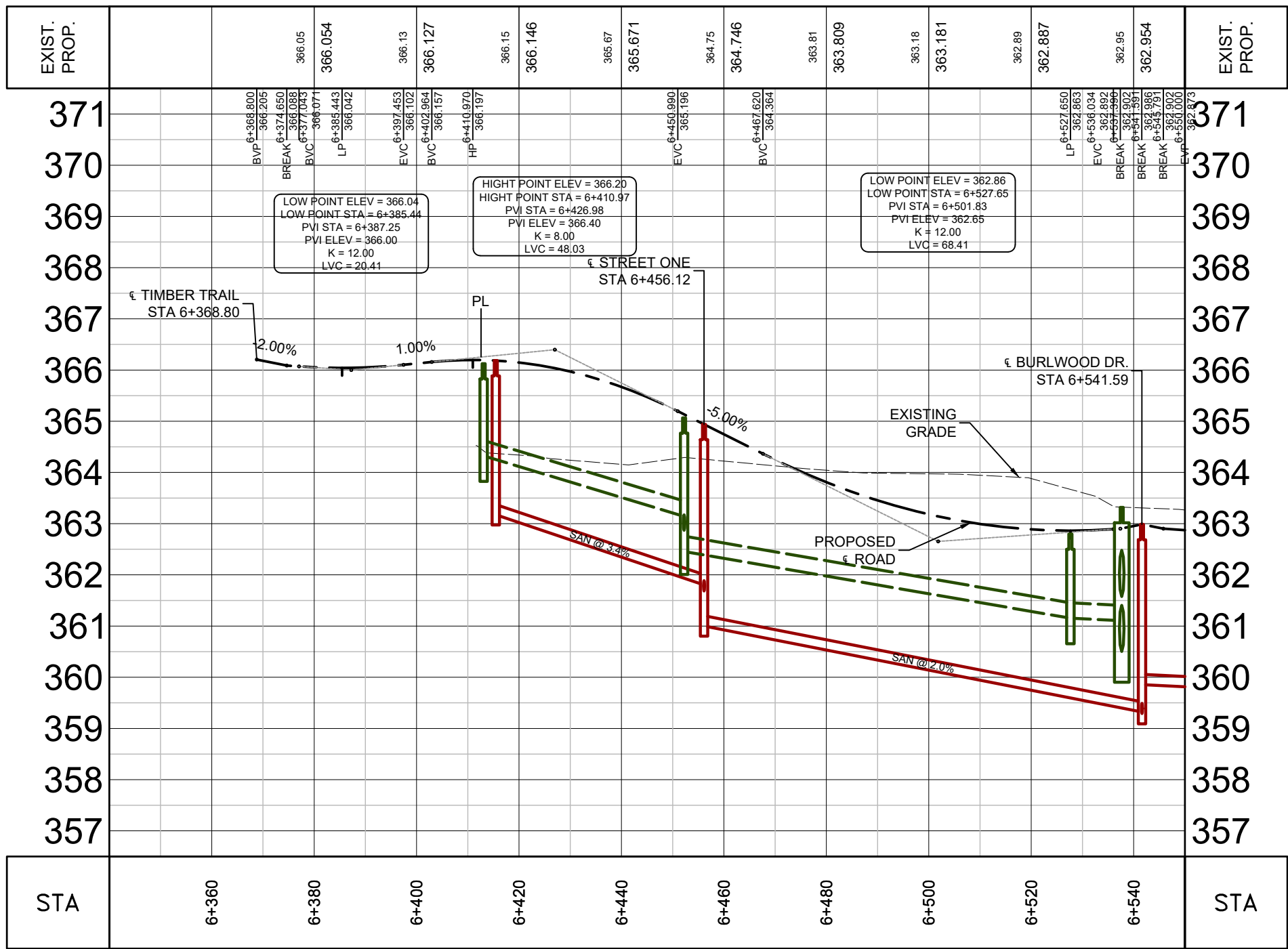
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DATE: 2025-06-04	
PROJECT NO.: 2022-0374-10	
RAWN BY: KDB/JBM	
CHECKED BY: MN/EMW	

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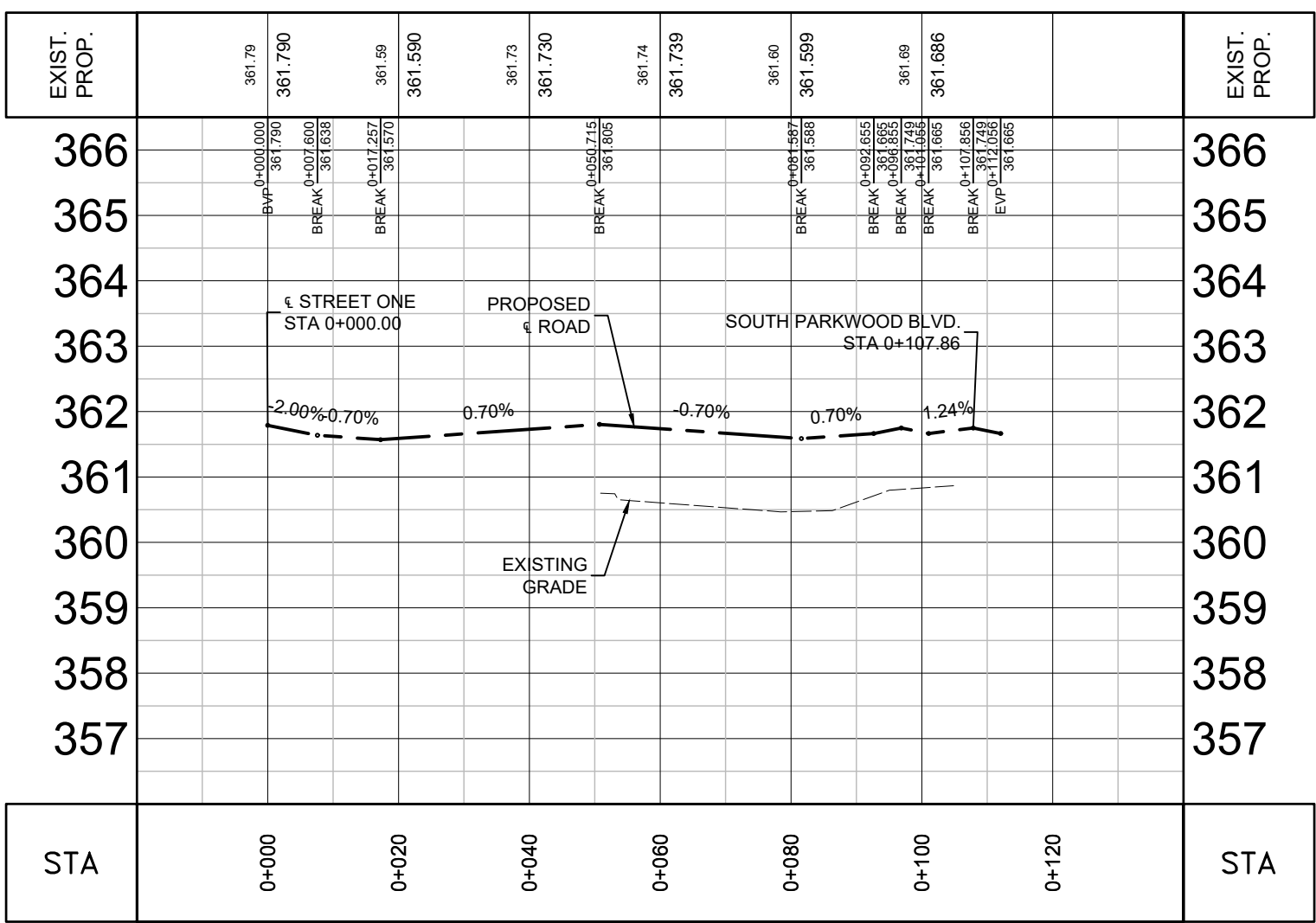
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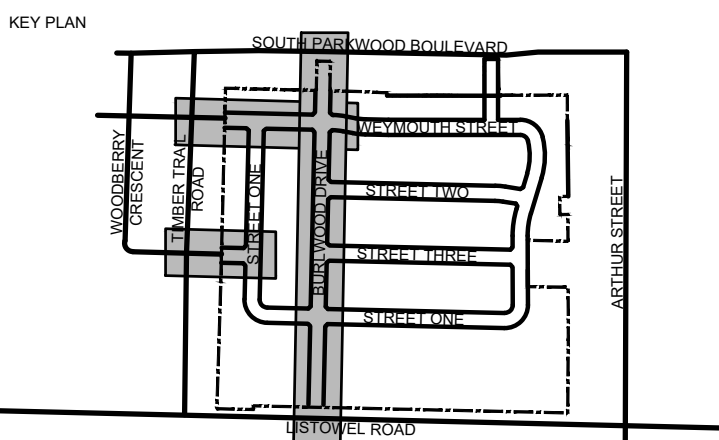
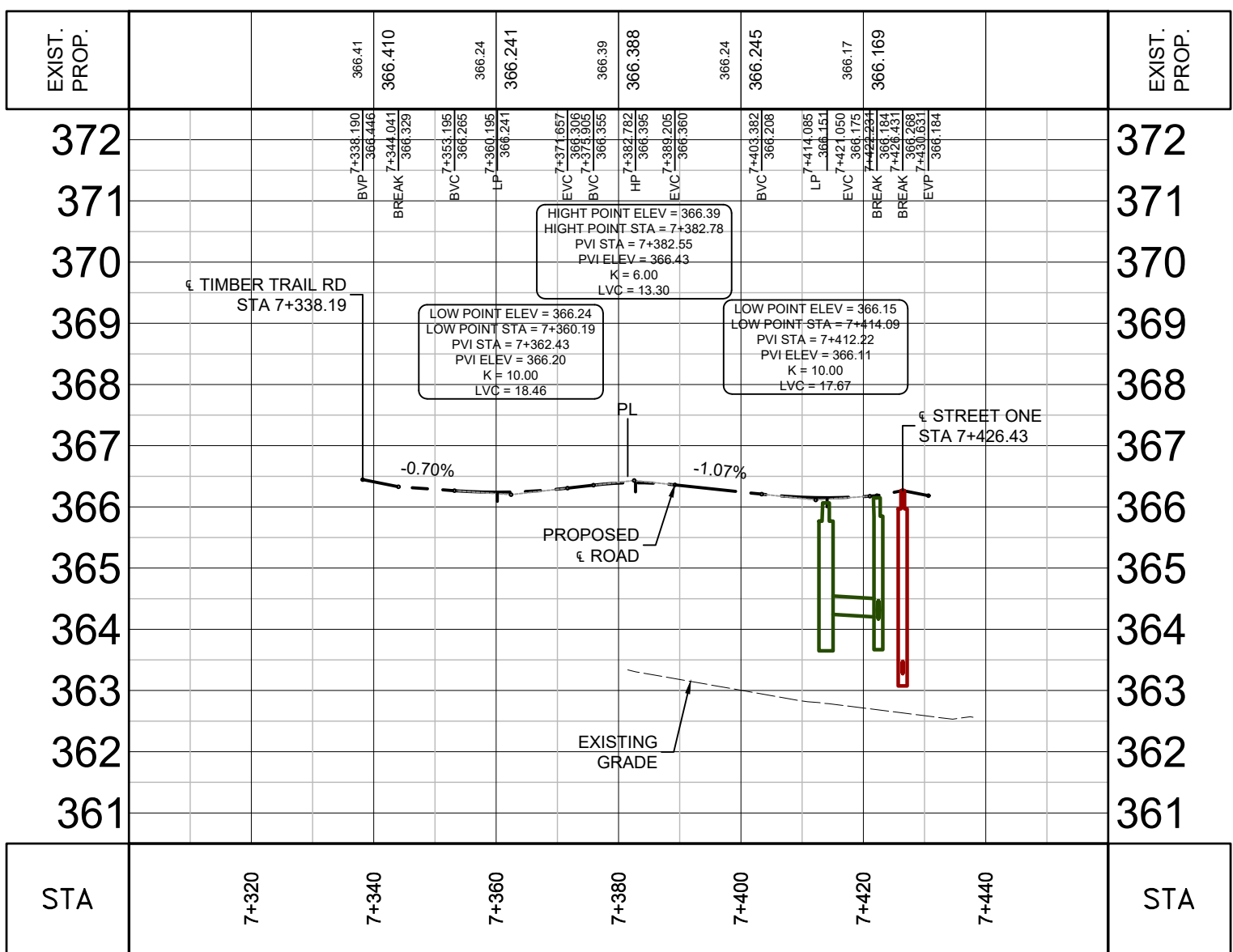
WEYMOUTH ST.



PINTAIL DR.



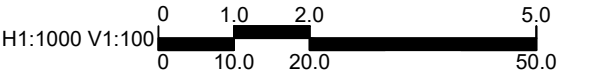
WOODBERRY CRES.



DATE	ISSUANCE	NO.
2025.06.06	ISSUED FOR DRAFT PLAN APPROVAL	

LEGEND	
—	PROPOSED SANITARY SEWER
---	PROPOSED STORM SEWER

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 - PIPE & STRUCTURE SIZES TO BE REVIEWED DURING DETAILED DESIGN.



CLIENT
SCHLEGEL URBAN DEVELOPMENTS

PROJECT
SOUTHWOOD 5

1065 Listowel Rd, Elmira, ON

TITLE
**BURLWOOD DR, WEYMOUTH ST & WOODBERRY CRES
SHEET 3 OF 3**

WALTERFEDY
TORONTO | CALGARY | KITCHENER | HAMILTON
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SCALE: H1:1000 V1:100
DATE: 2025-06-04
PROJECT NO.: 2022-0374-10
DRAWN BY: KDB/UBM
CHECKED BY: MN/EMW

C402

