



LAND USE	AREA	SITE (%)
LOTS 1-43 - 3036m ² MIN. RURAL RESIDENTIAL	15.95ha	43.6%
BLOCK 100, 101 - SWM POND	0.72ha	2.0%
BLOCK 102 - DRAINAGE EASEMENT	0.11ha	0.3%
BLOCK 103 - WETLAND COMPENSATION/WATERCOURSE	1.82ha	5.0%
BLOCK 104 - 10-21 UNIT CONDOMINIUM/APARTMENT BUILDING	0.67ha	1.8%
BLOCK 105, 107 - REGULATED LANDS	12.90ha	35.3%
BLOCK 106 - HYDRO EASEMENT	1.87ha	5.0%
BLOCK 108 - FUTURE ROAD WIDENING	0.15ha	0.4%
20.0m MUNICIPAL ROAD ALLOWANCE - STREET A, B, C, COUNTY ROAD 9 WIDENING	2.40ha	6.6%
SITE TOTAL	36.60ha	100%

**DRAFT PLAN OF SUBDIVISION
GARDEN HILL ESTATES**
PLAN 39R-14329 - PART OF LOT 16, CONCESSION 8
MUNICIPALITY OF PORT HOPE
COUNTY OF NORTHUMBERLAND

SCALE 1:1250

NO.	DATE (D/M/Y)	REVISION	BY
2.	22/05/26	REVISED PER MUNICIPALITY COMMENTS	C.O.
1.	18/04/22	FIRST SUBMISSION	C.O.

ADDITIONAL INFORMATION REQUIRED - SECTION 51(17), PLANNING ACT

a) AS SHOWN ON THE DRAFT PLAN	g) AS SHOWN ON THE DRAFT PLAN
b) AS SHOWN ON THE DRAFT PLAN	h) WELL AND SEPTIC
c) AS SHOWN ON THE DRAFT PLAN	i) CLAY SILT TO SILTY SAND
d) SEE LAND USE SCHEDULE	j) AS SHOWN ON THE DRAFT PLAN
e) AS SHOWN ON THE DRAFT PLAN	k) NON APPLICABLE
f) AS SHOWN ON THE DRAFT PLAN	l) AS SHOWN ON THE DRAFT PLAN
f.1) NOT APPLICABLE	

OWNER'S CERTIFICATE
I AUTHORIZE MONUMENT GEOMATICS TO PREPARE AND SUBMIT THIS DRAFT PLAN FOR APPROVAL.

SURVEYOR'S CERTIFICATE
I CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED AND CORRECTLY SHOWN.

OWNER: MISTRAL LAND DEVELOPMENT INC.
DATE: _____

ONTARIO LAND SURVEYOR D.S. URSO.
DATE: _____

PROJECT No.: 21-0135
DRAWN: T.M.
CHECKED: C.O.
DATE: 22/05/26

KEY PLAN

MONUMENT GEOMATICS
MONUMENTGE.COM

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