

DRAFT PLAN OF
COMMON ELEMENTS CONDOMINIUM OF
BLOCKS 7 AND 8
REGISTERED PLAN 39M-XXXX
TOWN OF COBOURG
COUNTY OF NORTHUMBERLAND
SCALE 1 : 300
J. D. BARNES LIMITED
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METRIC DISTANCES AND/OR COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51 (17) OF THE PLANNING ACT.
FOR A,B,C,E,F,G, AND J SEE DRAFT PLAN AND KEY PLAN
D PARTS 1 TO 39 (BOTH INCLUSIVE) ON PROPOSED REFERENCE PLAN WILL BE PARCELS OF TIED LAND WITH A COMMON INTEREST IN THE COMMON ELEMENTS CONDOMINIUM.
H MUNICIPAL WATER IS AVAILABLE ON ADJACENT STREETS
I CLAY LOAM
K MUNICIPAL STORM AND SANITARY SEWERS ARE AVAILABLE ON ADJACENT STREETS.
L ALL EASEMENTS AFFECTING THE SUBJECT SITE ARE SHOWN ON THE FACE OF THIS PLAN.

SITE STATISTICS
SITE AREA: 1.446 ha.
TOTAL NUMBER OF P.O.T.L.S: 39
RESIDENT PARKING SPACES: 78
VISITOR PARKING SPACES: 4
FACILITIES AND SERVICES INCLUDED IN THE COMMON ELEMENTS:
- ASPHALT LANEWAY
- CONCRETE CURBS/SIDEWALKS
- STREET LIGHTS
- SANITARY/STORM SEWERS
- WATERMAIN AND FACILITIES
- LANDSCAPING
- AMENITY AREA
- UTILITIES- SNOW REMOVAL
- VISITOR PARKING

NOTES AND LEGEND
BEARINGS HEREON ARE GRID AND ARE REFERRED TO UTM ZONE 17, NAD83 (CSRS) (2010.0).
DISTANCES SHOWN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 1.000220.
P.O.T.L. DENOTES PROPOSED PARCEL OF TIED LAND
V DENOTES VISITOR PARKING SPACE
B DENOTES BARRIER FREE PARKING SPACE

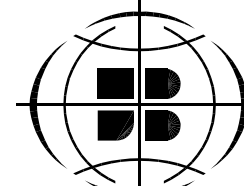
SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE DEVELOPED AS SHOWN ON THIS PLAN AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATE _____
G.C. LAFRAMBOISE
ONTARIO LAND SURVEYOR

OWNER'S CERTIFICATE
I HEREBY CONSENT TO THE SUBMISSION OF THIS PLAN FOR APPROVAL.
MARSHALL HOMES (COBOURG) LTD.

DATE _____
DUGALD WELLS - A.S.O.
I HAVE AUTHORITY TO BIND THE CORPORATION

ZONING:



J.D. BARNES LIMITED
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