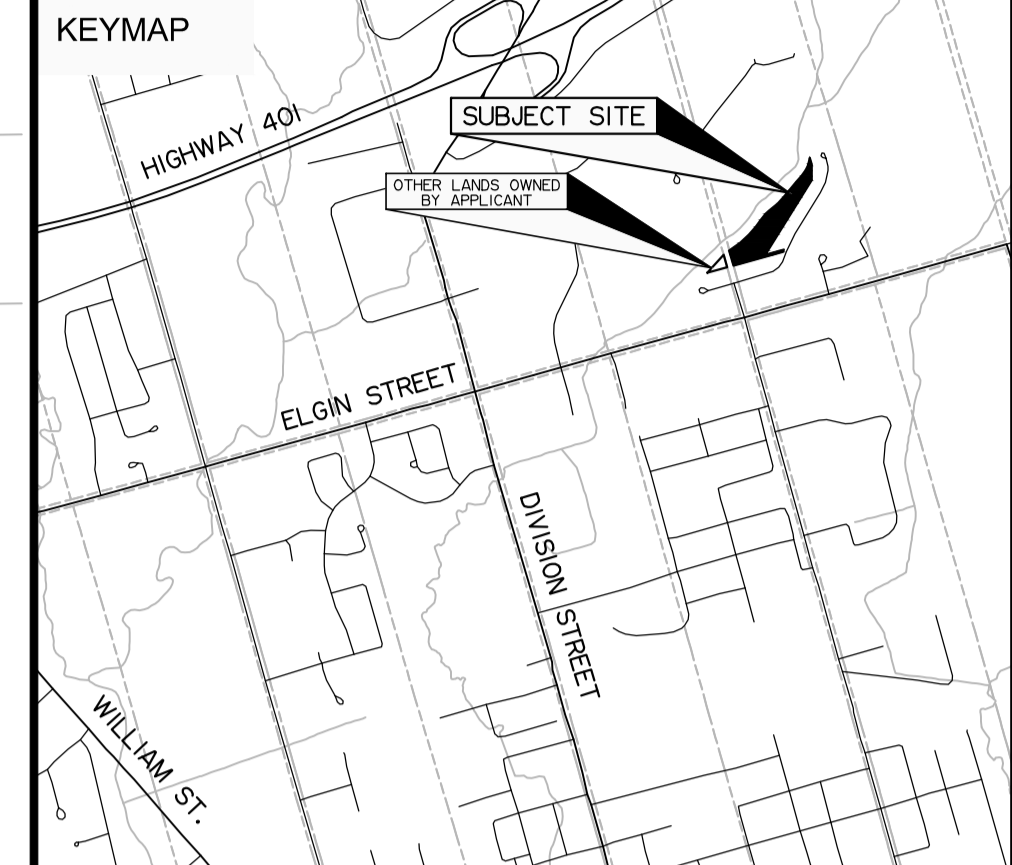


DRAFT PLAN OF COMMON ELEMENTS CONDOMINIUM

LEBLANC ENTERPRISES - 2020910 ONTARIO LTD.
PARTS 5, 6 & 7, PLAN 39R-8760,
PART OF BLOCKS A & B,
REGISTERED PLAN 227,
TOWN OF COBOURG
COUNTY OF NORTHUMBERLAND

SCALE = 1:750 METRIC



LANDUSE SCHEDULE		
LAND USE	UNITS	AREA(m ²)
BLOCK 25 - COMMON ELEMENT (PROPOSED ROAD, 6 VISITOR PARKING SPACES, STORM WATER AND PRIVATE AMENITY AREA)	1	6121.6
SITE TOTAL		6121.6m²

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51 (17) OF THE PLANNING ACT.

- (d) SEE SURVEYORS CERTIFICATE.
- (e) AS SHOWN ON DRAFT PLAN.
- (f) AS SHOWN ON DRAFT PLAN.
- (g) SEE LAND USE SUMMARY
- (h) SEE DRAFT PLAN
- (i) AS SHOWN ON DRAFT PLAN.
- (j) AS SHOWN ON DRAFT PLAN.
- (k) MUNICIPAL WATER AND SANITARY SEWER
- (l) SANDY LOAM
- (m) AS SHOWN ON DRAFT PLAN.
- (n) GARBAGE COLLECTION, FIRE PROTECTION
- (o) AS SHOWN ON DRAFT PLAN.

OWNERS CERTIFICATE

I AUTHORIZE RFA PLANNING CONSULTANT INC. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF COMMON ELEMENT CONDOMINIUM TO THE TOWN OF COBOURG.

Al LeBlanc Feb 6th 2014
AL LEBLANC DATE
LEBLANC ENTERPRISES, 2020910 ONTARIO LTD.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED ARE CORRECTLY SHOWN.

C. Cranch Feb 10 / 14
CRYSTAL CRANCH DATE
ONTARIO LAND SURVEYOR.

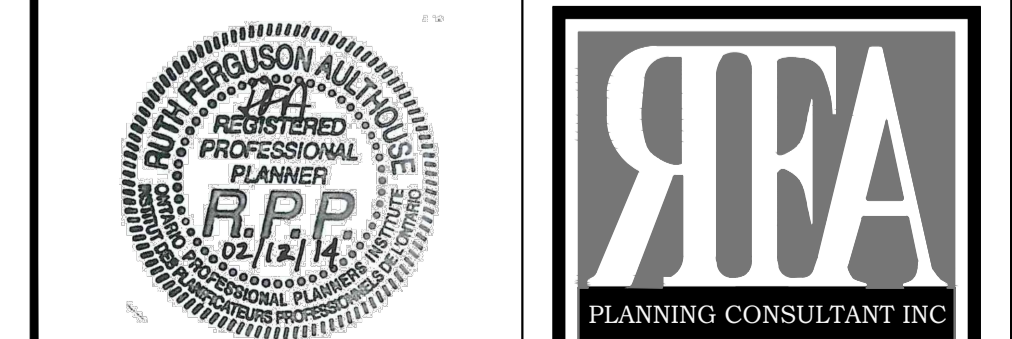
IVAN B. WALLACE
ONTARIO LAND SURVEYOR LTD.
71 MEARNS COURT, UNIT #1, BOWMANVILLE, ONTARIO, L1C 4N4
(905) 623-2205, 1-800-667-0696

NO.	DESCRIPTION	DATE	R.F.A.
3	COMMON ELEMENT REVISED FOR SWM STORAGE	JAN. 16/18	R.F.A.
2	REVISED TURNAROUND AND LOT 15	DEC. 22/15	R.F.A.
1	SUBMISSION FOR APPROVAL	FEB. 14/14	R.F.A.

DRAWN BY: L.B. CHECKED BY: R.F.A. DATE: FEBRUARY 6, 2014 SCALE: 1:750

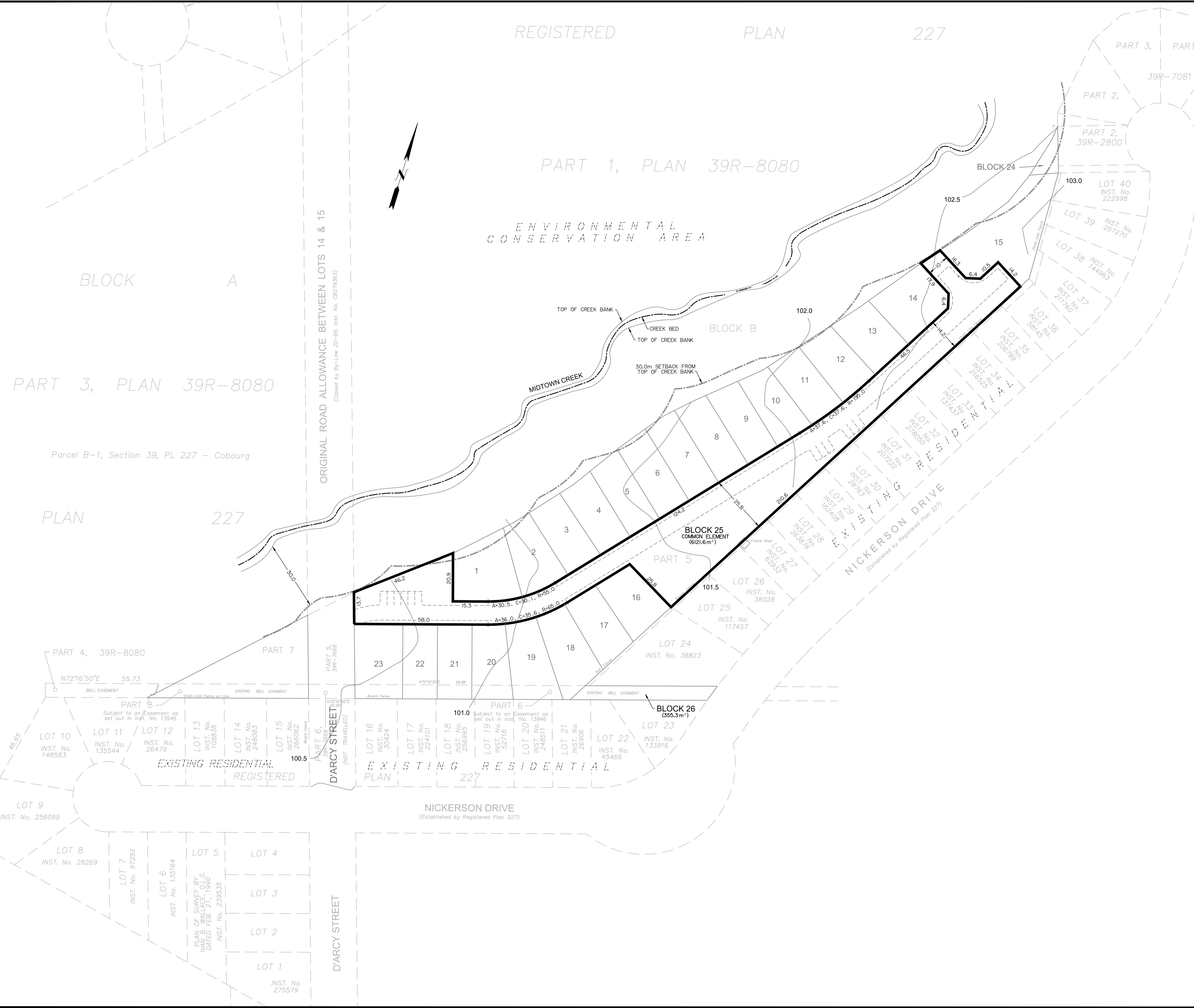
METRIC NOTE: DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NOTE: BOUNDARY SURVEY, CONTOURS AND DETAILED TOPOGRAPHIC DATA, INCLUDING CREEK BED AND TOP OF BANK, PREPARED BY IVAN B. WALLACE, ONTARIO LAND SURVEYOR LTD. (AUGUST 20, 2013)



ENVIRONMENTAL CONSERVATION AREA

ORIGINAL ROAD ALLOWANCE BETWEEN LOTS 14 & 15
(Closed by By-Law 20-99, Inst. No. C8279363)



BLOCK A
PART 3, PLAN 39R-8080
Parcel B-1, Section 39, PL 227 - Cobourg
PLAN 227

LOT 10 INST. No. 148583
LOT 11 INST. No. 135544
LOT 12 INST. No. 26479
LOT 13 INST. No. 108835
LOT 14 INST. No. 248083
LOT 15 INST. No. 266062
LOT 16 INST. No. 30424
LOT 17 INST. No. 224101
LOT 18 INST. No. 256995
LOT 19 INST. No. 52718
LOT 20 INST. No. 248511
LOT 21 INST. No. 26906
LOT 22 INST. No. 45466
LOT 23 INST. No. 133916
LOT 9 INST. No. 256099
LOT 8 INST. No. 28269
LOT 7 INST. No. 97292
LOT 6 INST. No. 135164
PLAN OF SURVEY BY IVAN B. WALLACE, O.L.S. DATED FEB. 21, 1990 INST. No. 239535
LOT 5
LOT 4
LOT 3
LOT 2
LOT 1 INST. No. 275579

LOT 24 INST. No. 38823
LOT 25 INST. No. 117457
LOT 26 INST. No. 38028
LOT 27 INST. No. 82932
LOT 28 INST. No. 293876
LOT 29 INST. No. 102408
LOT 30 INST. No. 28783
LOT 31 INST. No. 207222
LOT 32 INST. No. 278080
LOT 33 INST. No. 157457
LOT 34 INST. No. 216225
LOT 35 INST. No. 206788
LOT 36 INST. No. 58145
LOT 37 INST. No. 217780
LOT 38 INST. No. 144985
LOT 39 INST. No. 257270
LOT 40 INST. No. 222998
BLOCK 25 COMMON ELEMENT (6121.6m²)
BLOCK 26 (355.3m²)
NICKERSON DRIVE (Established by Registered Plan 227)
D'ARCY STREET (NOT TRAVELLED)