

ADDITIONAL INFORMATION
REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT (R.S.O. 1990)

(A) AS SHOWN ON PLAN	(C) AS SHOWN ON PLAN
(B) AS SHOWN ON PLAN	(H) PIPED MUNICIPAL
(D) AS SHOWN ON PLAN	(I) SILTY SAND WITH TRACE CLAY DEPOSITS
(E) REFER TO KEY PLAN	(J) AS SHOWN ON PLAN
(F) AS SHOWN ON PLAN	(K) ALL SERVICES TO BE PROVIDED
	(L) AS SHOWN ON PLAN

P.I.N. 75143-0191

LOT 33

LOT 32

LOT 31

REGENT STREET
20.12 WIDE PER
REG. PLAN 1601

LOT 30
P.I.N. 75143-0210

LOT 29
P.I.N. 75143-0211

LOT 28
P.I.N. 75143-0212

LOT 27
P.I.N. 75143-0213

LOT 26
P.I.N. 75143-0214

LOT 25
P.I.N. 75143-0215

LOT 24
P.I.N. 75143-0216

LOT 23
P.I.N. 75143-0217

LOT 22
P.I.N. 75143-0218

LOT 21
P.I.N. 75143-0219

MAYFAIR STREET
(ACCORDING TO REGISTERED PLAN 1601)

ROAD 2 EAST

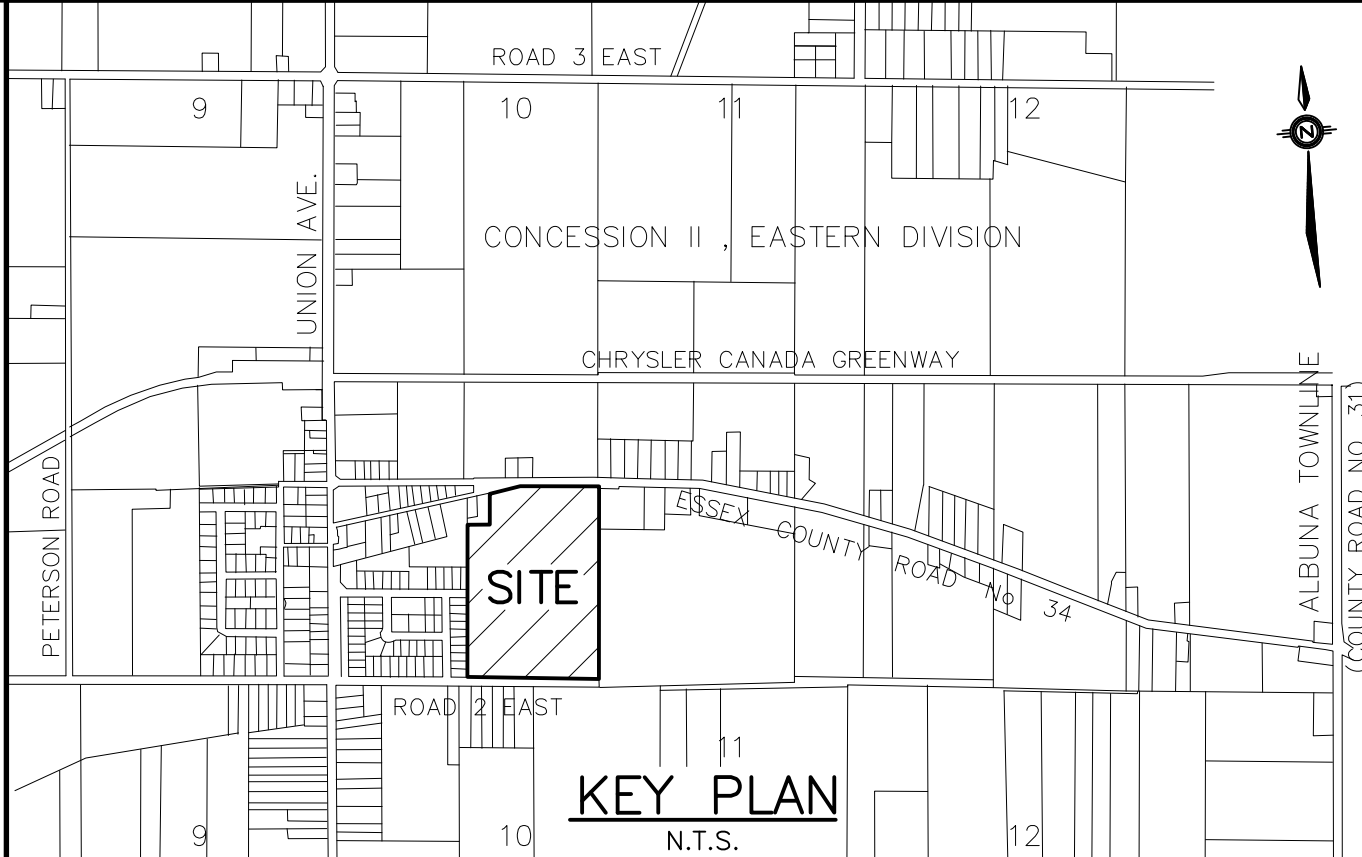
Part 7	Part 8	Part 9	Part 10	Part 11	Part 12	Part 4, Plan 12R-19035
Part 1	Part 2	Part 3	Part 4	Part 5	Part 6	Part 1, Plan 12R-4333



RC SPENCER ASSOCIATES INC.
Consulting Engineers

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Professional Engineers
Ontario



DRAFT PLAN OF SUBDIVISION
OF
PART OF LOT 10,
CONCESSION 2 EASTERN DIVISION
GEOGRAPHIC TOWNSHIP OF GOSFIELD SOUTH
NOW IN THE
TOWN OF KINGSVILLE
COUNTY OF ESSEX, ONTARIO
VERHAEGEN • STUBBERFIELD • HARTLEY • BREWER • BEZAIRE INC.
SCALE = 1:750
0 7.5 15.0 30.0 45.0 75.0 METRES
"METRIC" DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND
CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

USE	LOTS/ BLOCKS	RESIDENTIAL UNITS	AREA(Ha)
SINGLE FAMILY DWELLINGS	72	72	6.578
LINEAR PARK & MUNICIPAL DRAIN	1		0.222
STORM WATER MANAGEMENT	1		0.795
BLOCK 74			
OTHER - BLOCK 73	1		0.609
R.O.W.			2.137
TOTAL	75	72	10.341

INTEGRATED SURVEY-UTM ZONE 17 NAD83 (CSRS)
BEARINGS ARE GRID BEARINGS UTM ZONE 17 NAD83 (CSRS) AND ARE DERIVED FROM THE
CAN-NET GPS NETWORK, LEAMINGTON BASE North 4,657,220.630, East 368,549.087 AND
ARE REFERRED TO THE CENTRAL MERIDIAN 81° WEST.
DISTANCES
DISTANCES ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING
BY THE COMBINED SCALE FACTOR OF 0.99980769

LEGEND
SIB DENOTES 25mm X 25mm X 1.22m STANDARD IRON BAR
SIB DENOTES 25mm X 25mm X 0.81m SHORT STANDARD IRON BAR
B DENOTES 16mm X 16mm X 0.81m IRON BAR
B DENOTES 19mm diameter X 0.61m ROUND IRON BAR
C DENOTES CUT-CROSS
P DENOTES 5mm X 50mm STEEL PIN
M DENOTES SURVEY MONUMENT FOUND
C DENOTES SURVEY MONUMENT SET AND MARKED 1528
WT DENOTES WITNESS DENOTES PERPENDICULAR
(S) DENOTES SET (M) DENOTES MEASURED (D) DENOTES DEED
SSIB'S SHOWN ON THIS PLAN HAVE BEEN SET IN LIEU OF SIB'S WHERE THE
POSSIBILITY THAT UNDERGROUND UTILITIES EXIST.
(S/P) DENOTES SET PROPORTIONALLY (D) DENOTES ORIGIN UNKNOWN
(P) DENOTES PLAN OF SURVEY BY (1528) DATED SEPT. 28, 1990. PLAN FILE G-396.
(P1) DENOTES PLAN 12R-19035
(P2) DENOTES PLAN 12R-10878
(P3) DENOTES REGISTERED PLAN 1601
(P4) DENOTES PLAN 12R-23982
(P5) DENOTES PLAN 12R-24076
(P6) DENOTES PLAN 12R-8964
(P7) DENOTES PLAN 12R-9830
(P8) DENOTES MTO PLAN P-1518-15
(1528) DENOTES VERHAEGEN STUBBERFIELD HARTLEY BREWER BEZAIRE INC., O.L.S.
(1040) DENOTES WILLIAM J. SETTERINGTON, O.L.S.
(A) DENOTES C.G.R. ARMSTRONG, O.L.S.
(1172) DENOTES STUBBERFIELD, HARTLEY, BREWER LIMITED, O.L.S.
(MTO) DENOTES MINISTRY OF TRANSPORTATION, ONTARIO
(1201) DENOTES CLARKE SURVEYORS INC., O.L.S.

OWNER'S CERTIFICATE
DOMENICO & FILOMENA MUCCI, BEING THE REGISTERED OWNER OF THE
SUBJECT LANDS HEREBY AUTHORIZE VERHAEGEN, STUBBERFIELD, HARTLEY, BREWER,
BEZAIRE INC. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION FOR APPROVAL.
DATED: _____ DOMENICO MUCCI
DATED: _____ FILOMENA MUCCI

SURVEYOR'S CERTIFICATE
I CERTIFY THAT:
THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AND THEIR RELATIONSHIP
TO THE ADJACENT LANDS HAVE BEEN ACCURATELY AND CORRECTLY SHOWN.
DATE: DECEMBER 2 2011 _____ BRIAN COAD
ONTARIO LAND SURVEYOR
FOR VERHAEGEN • STUBBERFIELD • HARTLEY
BREWER • BEZAIRE INC.

BRANCO / MUCCI DEVELOPMENT

PROJECT NO.
11-143
SHEET NO.
1
OF 1

DRAFT PLAN

DESIGN	R.C.S.
CHECKED	R.C.S.
DRAWN	A.M.C./H.M.K.
CHECKED	R.C.S.
DATE	JULY 2011
SCALE	1 : 750

1.	WDENED BLOCK 75	14 JUN 2012	AMC
NO.	DATE	BY	

APPENDIX A

