

**DRAFT PLAN OF SUBDIVISION
FILE: 21T-20006C**

PART OF LOTS 19 & 20
CONCESSION 2, W.H.S.
(GEOGRAPHIC TOWNSHIP OF CHINGUACOUSY)
12259 CHINGUACOUSY ROAD
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEEL

**MATTAMY - MAYFIELD WEST
PHASE 2**

OWNER'S AUTHORIZATION
I HEREBY AUTHORIZE KORSIK URBAN PLANNING TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO THE TOWN OF CALEDON FOR APPROVAL.

SIGNED _____ DATE _____
John D'Angelo
Mayfield Developments Inc.
71 Buttermill Avenue, Vaughan, ON,
Milton, ON, L5T 8Z4
Tel. (905) 738-0105

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

SIGNED *R. Dan Broeder* DATE April 4, 2018

Ross DenBroeder, Ontario Land Surveyor
RADY-PENTEK & EDWARD SURVEYING LTD.
643 CHRISLER ROAD, SUITE 7, WOODBRIDGE, ONTARIO L4L 8A3
Tel. (416) 635-5000 Fax (416) 635-5001

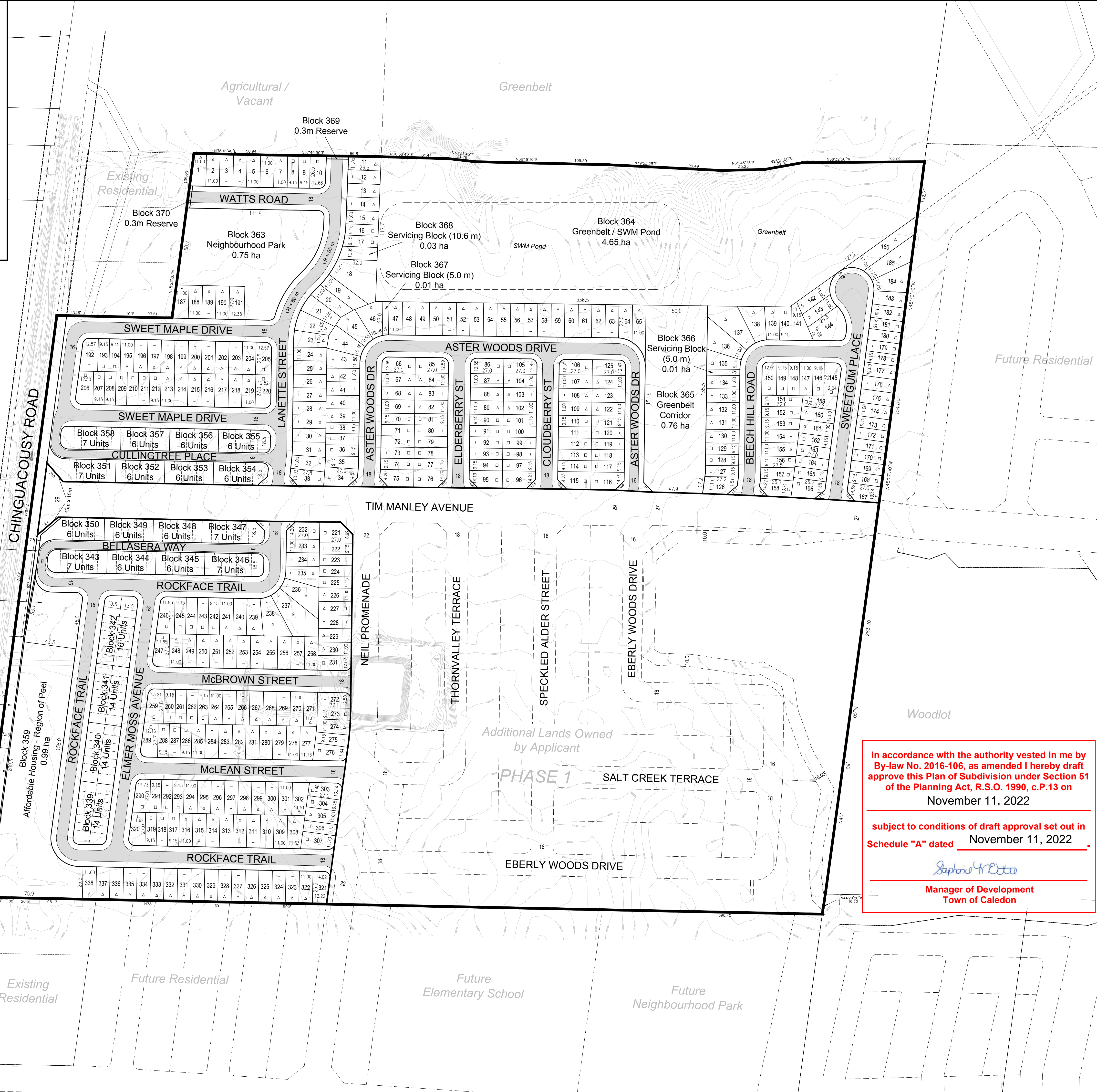
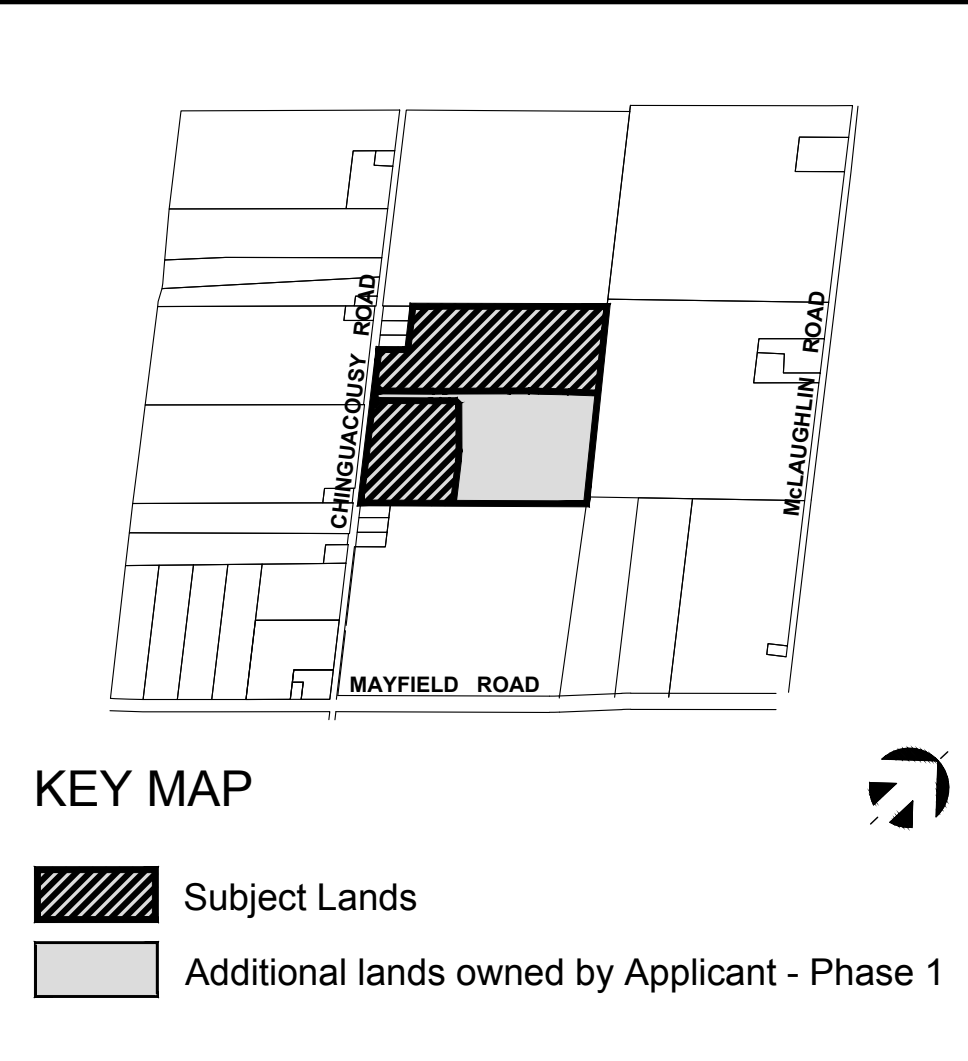
ADDITIONAL INFORMATION (UNDER SECTION 51 (17) OF THE PLANNING ACT)

A) SHOWN ON PLAN	G) SHOWN ON PLAN
B) SHOWN ON PLAN	H) MUNICIPAL AND PIPED WATER TO BE PROVIDED
C) SHOWN ON PLAN	I) CLAY LOAM
D) SHOWN ON PLAN	J) SHOWN ON PLAN
E) SHOWN ON PLAN	K) SANITARY AND STORM SEWERS TO BE PROVIDED
F) SHOWN ON PLAN	L) SHOWN ON PLAN

LAND USE SCHEDULE

Land Use	Lot/Block	Lot/Block Total	Area (ha)	Units
Detached Residential (11.0 m)	1-7, 11-15, 19-32, 39-65, 67-69, 82-84, 87-89, 102-104, 107-109, 122-124, 130-134, 136-139, 142, 143, 147, 154, 155, 160, 161, 174-177, 182-191, 195-204, 213-219, 225-230, 233-241, 248-258, 264-271, 274, 277-285, 294-302, 305, 308-316, 322-338	197	6.27	197
Detached Residential (9.15 m)	8-10, 16, 17, 33-38, 66, 70-81, 85, 86, 90-101, 105, 106, 110-121, 125-129, 135, 140, 141, 144-146, 148-153, 156-159, 162-173, 178-181, 192-194, 205-212, 220-225, 231, 232, 242-247, 259-263, 272, 273, 275, 276, 286-293, 303, 304, 306, 307, 317-321	140	3.94	140
Heritage House	18	1	0.09	1
Back-to-Back Towns (6.40 m)	339-342	4	0.55	58
Rear Lane Towns (6.05 m)	343-358	16	1.28	101
Affordable Housing - Region of Peel	359	1	0.99	
Affordable Housing - Habitat for Humanity	360	1	0.19	
Road Widening	361, 362	2	0.40	
Neighbourhood Park	363	1	0.75	
Greenbelt / SWM Pond	364	1	4.65	
Greenbelt Corridor	365	1	0.76	
Servicing Block (5 m/10.6 m)	366-368	3	0.05	
0.3m Reserve	369-372	4	0.00	
8m Lane ROW (391 m)				0.32
16m Road ROW (207 m)				0.34
18m Road ROW (2,814 m)				5.16
Totals		372	37.2	497

In accordance with the authority vested in me by By-law No. 2016-106, as amended I hereby draft approve this Plan of Subdivision under Section 51 of the Planning Act, R.S.O. 1990, c.P.13 on
November 11, 2022
subject to conditions of draft approval set out in Schedule "A" dated November 11, 2022
Stephan Yrreco
Manager of Development
Town of Caledon



S:\Korsik & Company\MATTAMY\Chinguacousy\Stage 2\Draw Plan\2022\06\Chinguacousy_Cook_DP_Stage 2_20m ROW_Jun 22.dwg

DATE [D.M.Y]	REVISION	DWG	BY
27/05/22	Additional road widening block, B2B relotting	C	KC
21/04/22	Resubmission - local ROW and lotting revisions, 36m road widening	C	KC
12/08/21	Resubmission - lotting revisions	B	KC
03/12/20	Original Submission	A	KC

NOTES:
* Local/Local corner radii = 5m
* All roads intersecting with Tim Manley Avenue = 7.5m x 7.5m daylight triangle
* Pavement illustration is diagrammatic

mattamy HOMES **RGF**
Real Estate Fund L.P.

SCALE 1:1500 June 6, 2022
DRAWN BY: KC CHECKED BY: SP

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