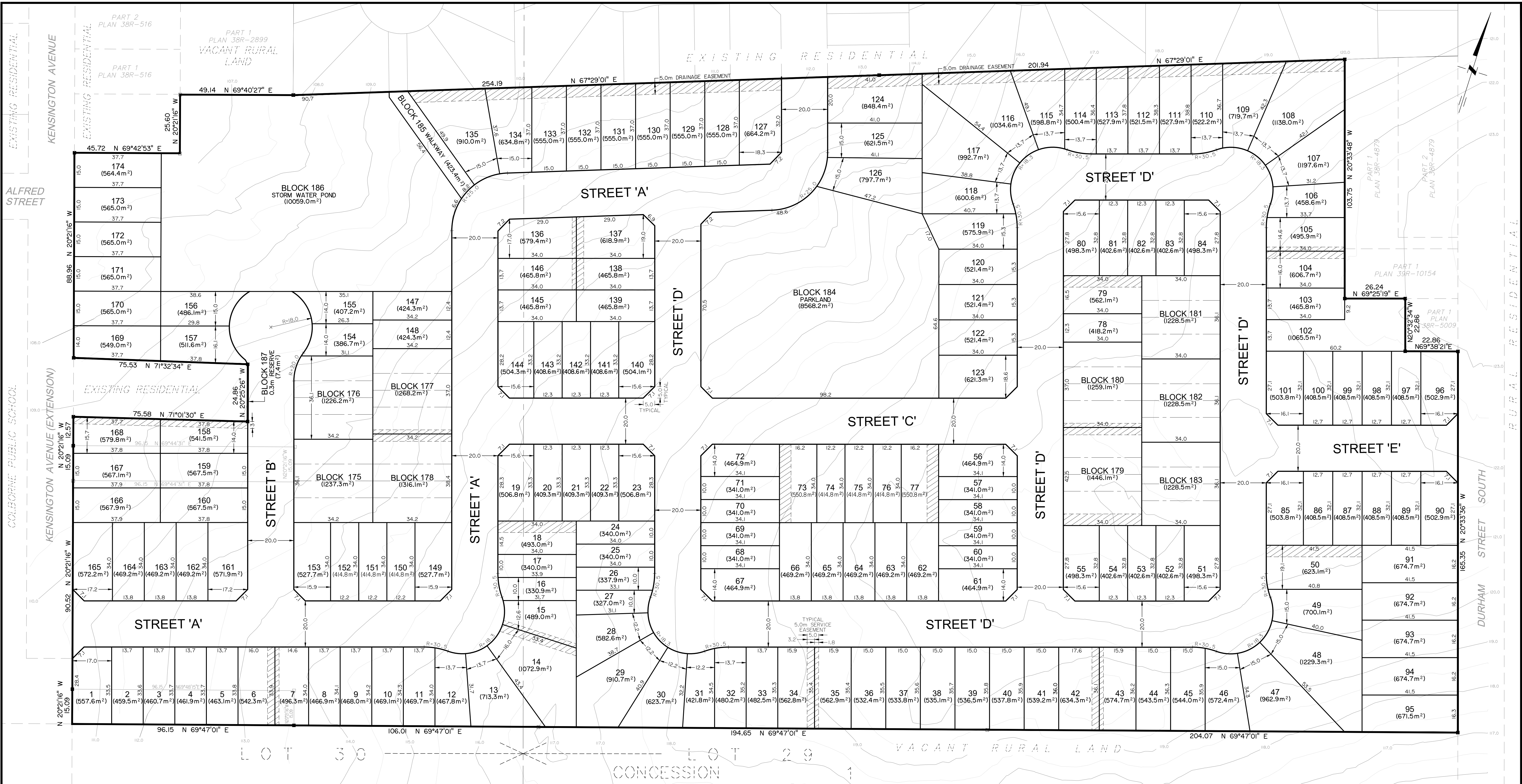
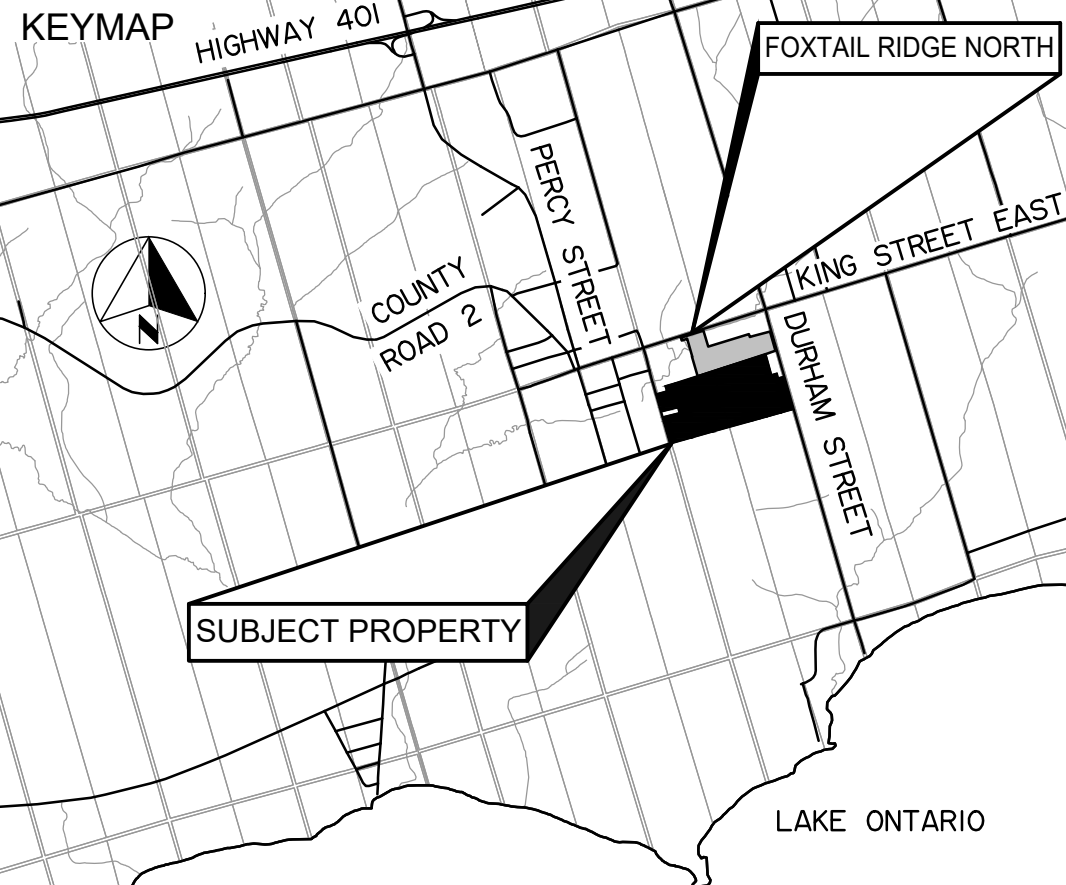
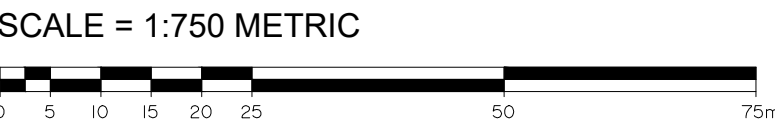




**DRAFT PLAN OF SUBDIVISION**  
**FOXTAIL RIDGE SUBDIVISION**  
**SOUTH**  
PART 4, PLAN 39R-13820,  
PART OF ALBERT AND PRINCESS STREETS  
REGISTERED PLAN 19 (GLOVER PLAN)  
PART OF LOTS 29 & 30  
CONCESSION 1

TOWNSHIP OF CRAMAHE  
VILLAGE OF COLBORNE  
COUNTY OF NORTHUMBERLAND



| LAND USE SCHEDULE                                                                                                                                          |                        |        |       |
|------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------|--------|-------|
| LAND USE                                                                                                                                                   | AREA(m <sup>2</sup> )  | AREA%  | UNITS |
| BLOCKS 35-50, 91-95, 119-135, 137, 156, 157, 159, 160, 166, 167 & 170-174 - SINGLE DETACHED LOTS - 15.0m MINIMUM FRONTAGE (486.1m <sup>2</sup> )           | 30960.2                | 19.3   | 50    |
| BLOCKS 114, 32-34, 62-66, 102-118, 136, 138, 139, 145, 146, 154, 155, 161-165 & 169 - SINGLE DETACHED LOTS - 13.7m MINIMUM FRONTAGE (396.7m <sup>2</sup> ) | 29751.7                | 18.5   | 52    |
| BLOCKS 19-23, 28-31, 51-55, 73-90, 96-101, 140-144, 147-153, 158 & 168 - SINGLE DETACHED LOTS - 12.2m MINIMUM FRONTAGE (402.6m <sup>2</sup> )              | 24311.7                | 15.1   | 52    |
| BLOCKS 15-18, 24-27, 56-61 & 67-72 - SEMI-DETACHED DWELLINGS - 20.0m MIN. FRONTAGE PER BLOCK (327.0m <sup>2</sup> PER UNIT)                                | 7585.4                 | 4.7    | 20    |
| BLOCKS 175-183 - TOWNHOUSE ROW DWELLINGS - 36.0m MIN. FRONTAGE PER BLOCK (248.2m <sup>2</sup> PER UNIT)                                                    | 11438.5                | 7.1    | 36    |
| BLOCK 185 - PARKLAND                                                                                                                                       | 8568.2                 | 5.3    |       |
| BLOCK 186 - STORM WATER POND                                                                                                                               | 423.4                  | 0.3    |       |
| BLOCKS 187 - 0.3m RESERVE                                                                                                                                  | 10059.0                | 6.3    |       |
| 20.0m MUNICIPAL ROAD ALLOWANCE = 1897.3m (STREETS 'A', 'B', 'C', 'D' & 'E')                                                                                | 37436.3                | 23.4   |       |
| SUB TOTAL                                                                                                                                                  | 160541.8m <sup>2</sup> | 100.0% | 210   |

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

(a) SEE SURVEYORS CERTIFICATE.  
(b) AS SHOWN ON DRAFT PLAN.  
(c) AS SHOWN ON DRAFT PLAN.  
(d) SEE LAND USE SUMMARY  
(e) SEE DRAFT PLAN  
(f) AS SHOWN ON DRAFT PLAN.  
(g) AS SHOWN ON DRAFT PLAN.  
(h) MUNICIPAL WATER AND SANITARY SEWER  
(i) SANDY LOAM  
(j) AS SHOWN ON DRAFT PLAN.  
(k) GARBAGE COLLECTION, FIRE PROTECTION, ROAD MAINTENANCE, SCHOOL BUSES, ETC.  
(l) AS SHOWN ON DRAFT PLAN; PROPOSED EASEMENTS FOR SERVICING SHOWN AS

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

**CONTOURS NOTE:**  
EXISTING TOPOGRAPHY PREPARED BY MONUMENT GEOMATICS. CONTOURS DRAWN AT INTERVALS OF 0.5m.

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|           |                                  |               |        |
|-----------|----------------------------------|---------------|--------|
| 2         | ADD DRAINAGE EASEMENT ON LOT 168 | JUNE 21, 2023 | R.F.A. |
| 1         | 1st SUBMISSION                   | APRIL 2022    | R.F.A. |
| No.       | REVISION                         | DATE          | APPROD |
| DRAWN BY: | L.B.                             | CHECKED BY:   | R.F.A. |
| DATE:     | APRIL 04, 2022                   | SCALE:        | 1:750  |

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

MERRILL MCLEAN  
ONTARIO LAND SURVEYOR.

SYLVESTER & BROWN LTD.  
ONTARIO LAND SURVEYORS  
191 TORONTO ROAD, PORT HOPE, ONTARIO  
(905) 885-2280

REGISTERED PROFESSIONAL PLANNER  
R.P.P.  
K.P.A.

RFA  
PLANNING CONSULTANT INC.

211 Dundas Street East, Suite 202,  
Belleville, Ontario, K8N 1E2

JOB No. 500 - DP2