

# DRAFT PLAN OF SUBDIVISION

OF PART OF THE  
EAST & WEST HALVES LOT 26  
AND PART OF LOT 27  
CONCESSION 4  
TOWNSHIP OF BECKWITH  
COUNTY OF LANARK

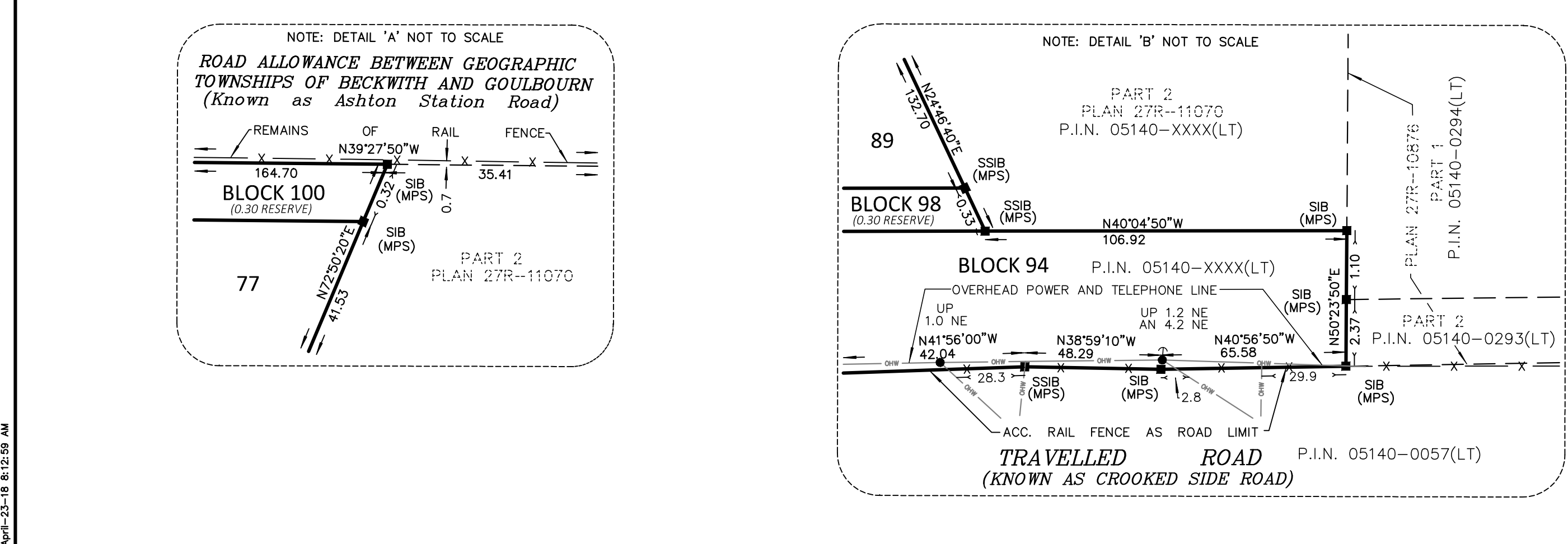
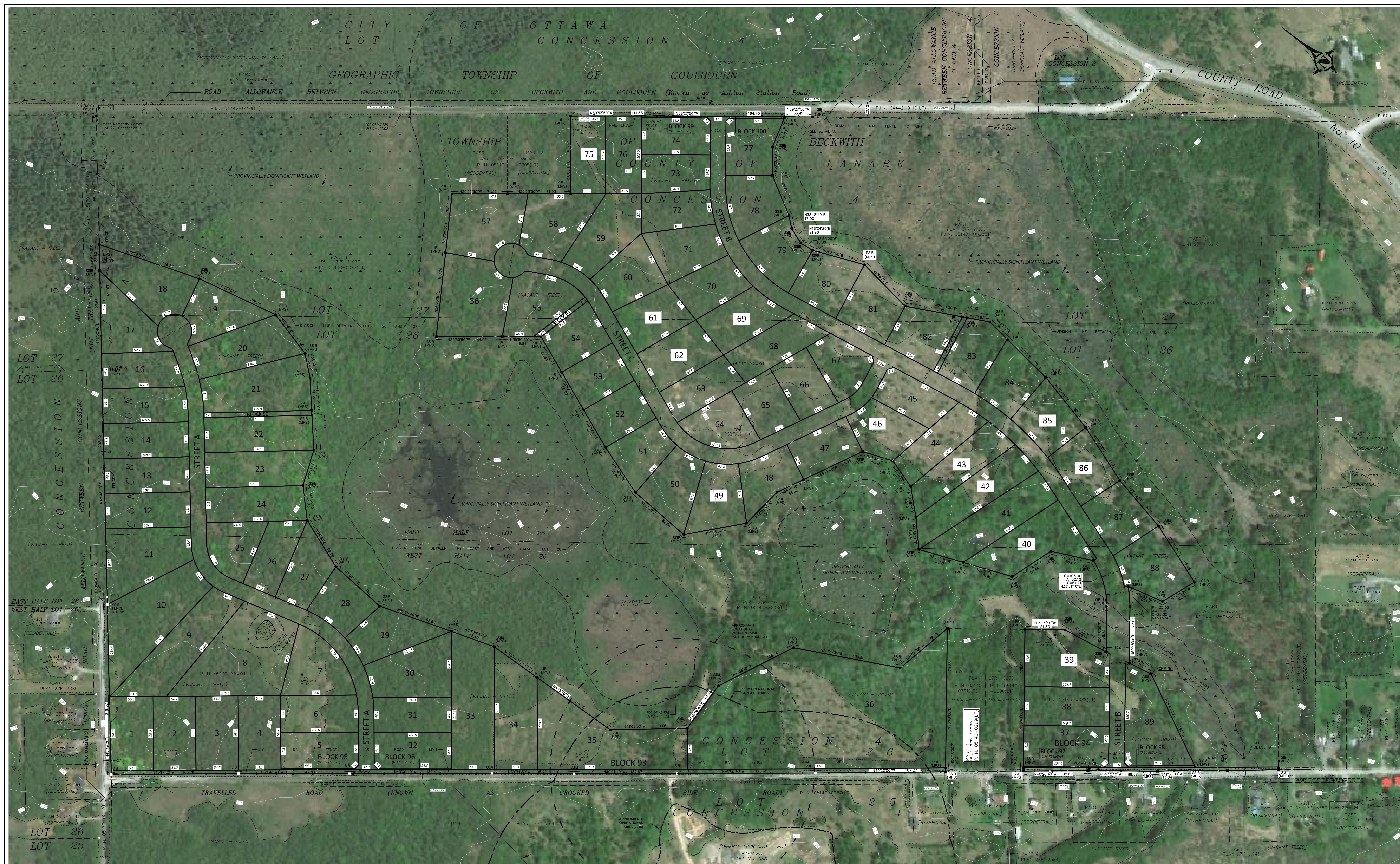
TO BE SUBDIVIDED INTO:  
LOTS 1 to 89 for single detached residential dwellings  
BLOCKS 90, 91, & 92 for recreational purposes  
BLOCKS 93 & 94 for road widening purposes  
BLOCKS 95 to 100 for 5m reserves  
STREETS A, B, & C - 20 to 30 metre wide road allowance

APPLICANT AND PROPERTY OWNER  
OTTAWAWEST DEVELOPMENT INC.  
6620 FERNBANK ROAD  
STITTVILLE, ONTARIO  
K2S 1B6

SCALE 1 : 1500  
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

### SCHEDULE OF AREAS

LOT/BLOCK	FRONTAGE (m)	AREA (m <sup>2</sup> )
1	54.6	5,243
2	54.7	5,203
3	54.7	5,233
4	54.7	5,226
5	47.7	4,750
6	48.3	4,763
7	114.7	5,676
8	78.4	12,563
9	45.1	4,502
10	45.1	10,680
11	45.1	7,737
12	45.1	4,548
13	45.1	4,948
14	45.1	4,948
15	45.1	4,548
16	49.3	4,549
17	45.1	5,303
18	45.1	6,763
19	49.7	5,033
20	45.6	6,688
21	45.1	6,238
22	45.1	6,110
23	45.1	6,002
24	45.1	5,767
25	94.1	4,130
26	45.1	4,364
27	45.1	4,499
28	62.6	4,220
29	45.1	5,103
30	45.1	6,842
31	45.1	4,535
32	47.7	4,764
33	54.9	9,229
34	55.1	7,616
35	193.9	13,097
36	33.4	44,445
37	52.8	5,841
38	50.0	5,485
39	46.3	7,182
40	89.0	7,229
41	45.1	7,865
42	45.1	6,964
43	45.1	5,790
44	45.1	5,098
45	48.0	4,437
46	45.1	4,828
47	84.0	4,204
48	69.2	4,336
49	45.1	5,160
50	45.1	5,294
51	46.2	4,335
52	56.0	4,229
53	56.0	4,229
54	61.7	4,354
55	99.6	5,770
56	45.1	8,492
57	52.2	7,296
58	63.4	6,510
59	45.1	6,402
60	52.7	5,119
61	62.2	4,981
62	57.1	5,228
63	45.1	4,499
64	110.7	4,577
65	57.0	4,295
66	54.0	4,335
67	70.3	4,335
68	52.9	5,226
69	63.3	5,355
70	52.0	4,584
71	45.1	5,191
72	45.1	4,373
73	45.1	4,377
74	45.5	4,553
75	45.5	4,553
76	45.5	4,553
77	75.1	4,793
78	84.3	4,874
79	90.4	4,897
80	69.0	4,835
81	71.3	4,805
82	71.4	4,828
83	54.7	4,624
84	57.9	4,722
85	70.0	4,888
86	76.2	4,757
87	76.1	4,940
88	46.2	5,733
89	155.5	7,731
BLOCK 90	N/A	835
BLOCK 91	N/A	480
BLOCK 92	N/A	480
BLOCK 93	N/A	5,489
BLOCK 94	N/A	1,340
BLOCK 95	N/A	28
BLOCK 96	N/A	28
BLOCK 97	N/A	31
BLOCK 98	N/A	26
BLOCK 99	N/A	25
BLOCK 100	N/A	21
STREET	LENGTH (m)	AREA (m <sup>2</sup> )
STREET A	680	14,754
STREET B	1,100	22,817
STREET C	650	14,029
TOTAL AREA (m <sup>2</sup> )		600,841
TOTAL AREA (ha)		60.084



DISTANCES SHOWN ON THIS PLAN ARE GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY A CORRECTED SCALE FACTOR OF 0.999609.

BEARINGS SHOWN ON THIS PLAN ARE UTM GRID BEARINGS, DERIVED FROM OBSERVED NEUTRONIC POINTS A AND B, SHOWN HEREON, BY MEANS OF THE MERIDIAN OF UTM ZONE 18, (75° 00' WEST LONGITUDE) MADS (CGRS) (2011.0).

OBSERVED REFERENCE POINTS (ORP'S) DERIVED FROM GPS OBSERVATIONS USING REAL TIME NETWORK (RTN) SERVICE. UTM ZONE 18, MADS (CGRS) (2011.0).

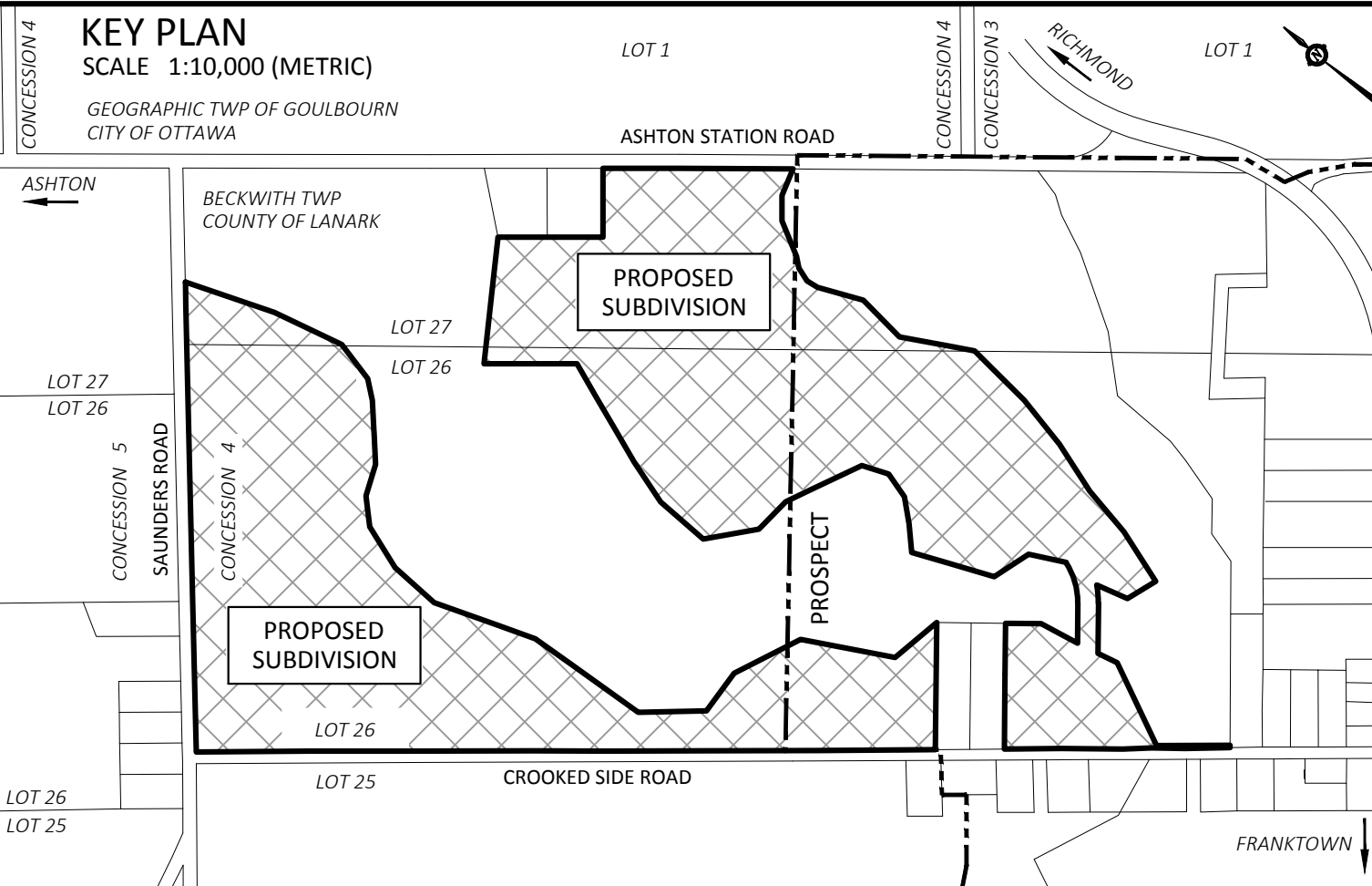
COORDINATES TO RURAL ACCURACY PER SEC. 14 (2) OF OREG. 216/10

POINT ID	NORTHING	EASTING
ORP "A"	4996363.6	422260.6
ORP "B"	4994881.8	422879.0

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

### LEGEND

- D DENOTES MONUMENT PLANTED
- SB DENOTES STAINLESS STEEL IRON BAR
- SP DENOTES SHORTRISE IRON BAR
- SPUL DENOTES SHORTRISE IRON BAR
- ACC DENOTES ACCEPTED
- ACC DENOTES MONITOR-HERRY SURVEYING INC.
- UP DENOTES UTILITY POLE
- AN DENOTES ANCHOR
- ORP DENOTES OBSERVED REFERENCE POINT
- NE DENOTES NORTHEAST
- NW DENOTES NORTHWEST
- SE DENOTES SOUTHEAST
- SW DENOTES SOUTHWEST
- TEST DENOTES TEST WELL LOCATION
- WELL DENOTES TOP OF WELL CASING ELEVATION
- BELL DENOTES BELL & HOWE POLE
- HYDRO DENOTES HYDRO-ELECTRICITY WIRES
- POL DENOTES POLE ANCHOR
- EXIST DENOTES EXISTING ROAD CENTRE LINE
- EXIST DENOTES EXISTING EDGE OF GRAVEL
- EXIST DENOTES EXISTING DITCH LINE
- EXIST DENOTES EXISTING TREE LINE
- EXIST DENOTES EXISTING FENCE LINE
- EXIST DENOTES EXISTING GROUND CONTOUR
- WETLAND DENOTES WETLAND



### BENCHMARKS

No.	DESCRIPTION	ELEVATION
BM#1	SPIKE & WASHER IN ROOT OF CEDAR TREE	123.89m
BM#2	SPIKE & WASHER IN ROOT OF SPRUCE TREE	127.74m
BM#3	SPIKE IN TREE STUMP	123.30m

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

- A. AS SHOWN ON THE DRAFT PLAN
- B. AS SHOWN ON THE DRAFT PLAN
- C. AS SHOWN ON THE KEY PLAN
- D. AS NOTED IN THE TITLE BLOCK
- E. AS SHOWN ON THE DRAFT PLAN
- F. AS SHOWN ON THE DRAFT PLAN
- G. AS SHOWN ON THE DRAFT PLAN
- H. PRIVATE WELLS TO SUPPLY DOMESTIC WATER
- I. SOIL TYPE IS GENERALLY SAND / SANDY SILT WITH VARYING BEDDOCK
- J. AS SHOWN ON THE DRAFT PLAN
- K. MUNICIPAL WATER AND WASTEWATER SERVICES ARE NOT AVAILABLE
- L. AS SHOWN ON THE DRAFT PLAN

### OWNER'S CERTIFICATE

I HEREBY AUTHORIZE MCINTOSH PERRY CONSULTING ENGINEERS LIMITED TO PREPARE AND SUBMIT THIS PLAN TO THE COUNCIL OF THE COUNTY OF LANARK FOR REVIEW AND APPROVAL.

DATED AT \_\_\_\_\_ THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2018.

MARK STEINBERGER, PRESIDENT  
OTTAWAWEST DEVELOPMENT INC.  
I HAVE THE AUTHORITY TO BIND THE CORPORATION

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AS SHOWN ON THIS PLAN AND THEIR RELATIONSHIP TO THE ADJOINING LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATE \_\_\_\_\_ TIME \_\_\_\_\_  
TOM D. JONES, O.L.S.

### REVISIONS

No.	DESCRIPTION	DATE	BY

PROJECT: BECKWITH ESTATES  
DRAWN: SH  
CHECKED: TJ  
DATE: APR 17, 2018  
SCALE: 38' x 54"  
DATE: 15-0022  
DRAWING NO.: 18-0022-03