

LAND USE SCHEDULE		
LAND USE	AREA	SITE (%)
LOTS 1-43 - 3036m <sup>2</sup> MIN. RURAL RESIDENTIAL	15.95ha	43.6%
BLOCK 100, 101 - SWM POND	0.72ha	2.0%
BLOCK 102 - DRAINAGE EASEMENT	0.11ha	0.3%
BLOCK 103 - WETLAND COMPENSATION/WATERCOURSE	1.82ha	5.0%
BLOCK 104 - 10-21 UNIT CONDOMINIUM/APARTMENT BUILDING	0.67ha	1.8%
BLOCK 105, 107 - REGULATED LANDS	12.90ha	35.3%
BLOCK 106 - HYDRO EASEMENT	1.87ha	5.0%
BLOCK 108 - FUTURE ROAD WIDENING	0.15ha	0.4%
20.0m MUNICIPAL ROAD ALLOWANCE - STREET A, B, C, COUNTY ROAD 9 WIDENING	2.40ha	6.6%
<b>SITE TOTAL</b>	<b>36.60ha</b>	<b>100%</b>

**DRAFT PLAN OF SUBDIVISION**  
**GARDEN HILL ESTATES**  
 PLAN 39R-14329 - PART OF LOT 16, CONCESSION 8  
 MUNICIPALITY OF PORT HOPE  
 COUNTY OF NORTHUMBERLAND

SCALE 1:1250

NO.	DATE (D/M/Y)	REVISION	BY
2.	22/05/26	REVISED PER MUNICIPALITY COMMENTS	C.O.
1.	18/04/22	FIRST SUBMISSION	C.O.

- ADDITIONAL INFORMATION REQUIRED - SECTION 51(17), PLANNING ACT**
- a) AS SHOWN ON THE DRAFT PLAN
  - b) AS SHOWN ON THE DRAFT PLAN
  - c) AS SHOWN ON THE DRAFT PLAN
  - d) SEE LAND USE SCHEDULE
  - e) AS SHOWN ON THE DRAFT PLAN
  - f) AS SHOWN ON THE DRAFT PLAN
  - f.1) NOT APPLICABLE
  - g) AS SHOWN ON THE DRAFT PLAN
  - h) WELL AND SEPTIC
  - i) CLAY SILT TO SILTY SAND
  - j) AS SHOWN ON THE DRAFT PLAN
  - k) NON APPLICABLE
  - l) AS SHOWN ON THE DRAFT PLAN
  - m) AS SHOWN ON THE DRAFT PLAN

**OWNER'S CERTIFICATE**  
 I AUTHORIZE MONUMENT GEOMATICS TO PREPARE AND SUBMIT THIS DRAFT PLAN FOR APPROVAL.

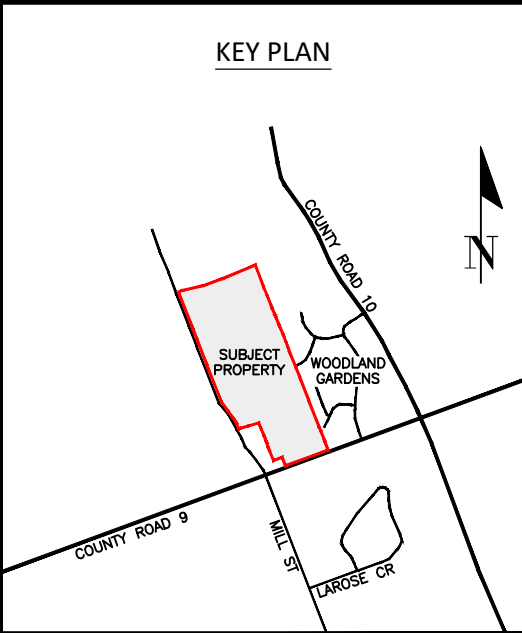
OWNER: MISTRAL LAND DEVELOPMENT INC.

DATE: \_\_\_\_\_

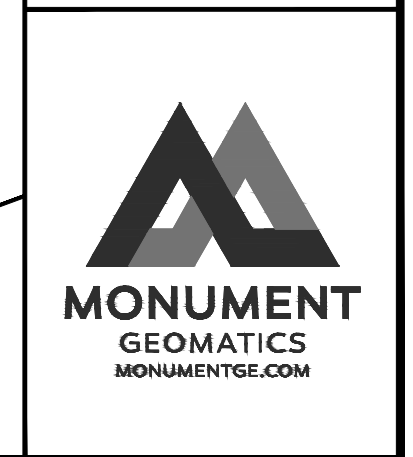
**SURVEYOR'S CERTIFICATE**  
 I CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED AND CORRECTLY SHOWN.

ONTARIO LAND SURVEYOR  
 D.S. URSO.

DATE: \_\_\_\_\_



PROJECT No.: 21-0135  
 DRAWN: T.M.  
 CHECKED: C.O.  
 DATE: 22/05/26



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 2025/05/26 10:00 AM

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