

DRAFT PLAN OF SUBDIVISION

Legal Description
PART OF LOT 20, NORTH OF BLEAMS ROAD
PART OF LOT 20, SOUTH OF SNYDERS ROAD
TOWNSHIP OF WILMOT
REGIONAL MUNICIPALITY OF WATERLOO

Owner's Certificate
I HEREBY AUTHORIZE MACNAUGHTON HERMSEN BRITTON CLARKSON PLANNING LIMITED TO SUBMIT THIS PLAN FOR APPROVAL.

DATE: December 4, 2018
Badeview Development Inc. (OWNER)

Surveyor's Certificate
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED ON THIS PLAN AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATE: Nov. 22, 2018
TREVOR D.A. McNEIL, OLS (MTE OLS LTD.)

Key Plan

Subject Lands

SCALE: NTS

Source: Region of Waterloo SLRN

Additional Information Required Under Section 51(17) of the Planning Act R.S.O. 1990, c.P.13 as Amended

- A. AS SHOWN B. AS SHOWN C. AS SHOWN
D. INDUSTRIAL, STORMWATER MANAGEMENT, DRAINAGE CHANNEL
E. AS SHOWN F. AS SHOWN
G. AS SHOWN H. MUNICIPAL WATER SUPPLY I. SILTY CLAY LOAM
J. AS SHOWN K. ALL SERVICES AS REQUIRED L. AS SHOWN

Area Schedule			30T-19601	
	Stage 1		Stage 2	
Description	Blocks	Area (ha)	Blocks	Area (ha)
Industrial	1-4	15.625	1,2	13.942
Stormwater Management	5,6	7.089		
Drainage Channel	7-10	1.444		
0.3m Reserve	11-15	0.011		
Roads		2.614		1.349
Sub-Total	15	26.783	2	15.291

Description	Total	
	Blocks	Area (ha)
Industrial	6	29.567
Stormwater Management	2	7.089
Drainage Channel	4	1.444
0.3m Reserve	5	0.011
Roads		3.963
Total	17	42.074

- Notes
1. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SHOWN.
2. SITE BOUNDARY AND TOPOGRAPHIC BASE PLAN PREPARED BY MTE AUGUST 25, 2017 AND UPDATED JUNE 2018.
3. DRAINAGE CHANNEL DESIGN FROM MTE, NOVEMBER 2019.
4. ADJACENT PARCEL FABRIC IS APPROXIMATE.

Revision No.	Date	Issued / Revision	By
8.	Jan. 25, 2021	Revisions as per comments from Township staff;	DGS
7.	Jul. 20, 2020	Revise turning radii at west leg intersection of Street One/Two;	DGS
6.	Jun. 4, 2020	Revs. to add area to Stormwater management block;	DGS
5.	Mar. 13, 2020	Revs. as per Township comments;	DGS
4.	Nov. 20, 2019	Revs. as per revised drainage channel design;	DGS
3.	Sept. 23, 2019	Revs. as per road realignment and drainage channels;	DGS
2.	Nov. 22, 2018	For submission to Region;	DGS
1.	Nov. 5, 2018	For review by surveyor and client;	DGS

PLANNING URBAN DESIGN & LANDSCAPE ARCHITECTURE

MHBC

200-540 BINGEMANS CENTRE DR. KITCHENER, ON, N2B 3X9 | P: 519.576.3690 | F: 519.576.0121 | WWW.MHBCPLAN.COM

Approval Stamp	Date January 25, 2021
File No. 1159A	Plan Scale 1:2,000 (24x36)
Drawn By D.G.S.	Checked By P.C.
Project Wilmot Employment Lands	
Applicant Badenview Developments Inc. P.O. Box 249 Breslau, ON N0B 1M0 P: 519.648.2285	
File Name DRAFT PLAN	Dwg No. 1 of 1
Scale Bar 0 10 25 50 75 100 125 150m	