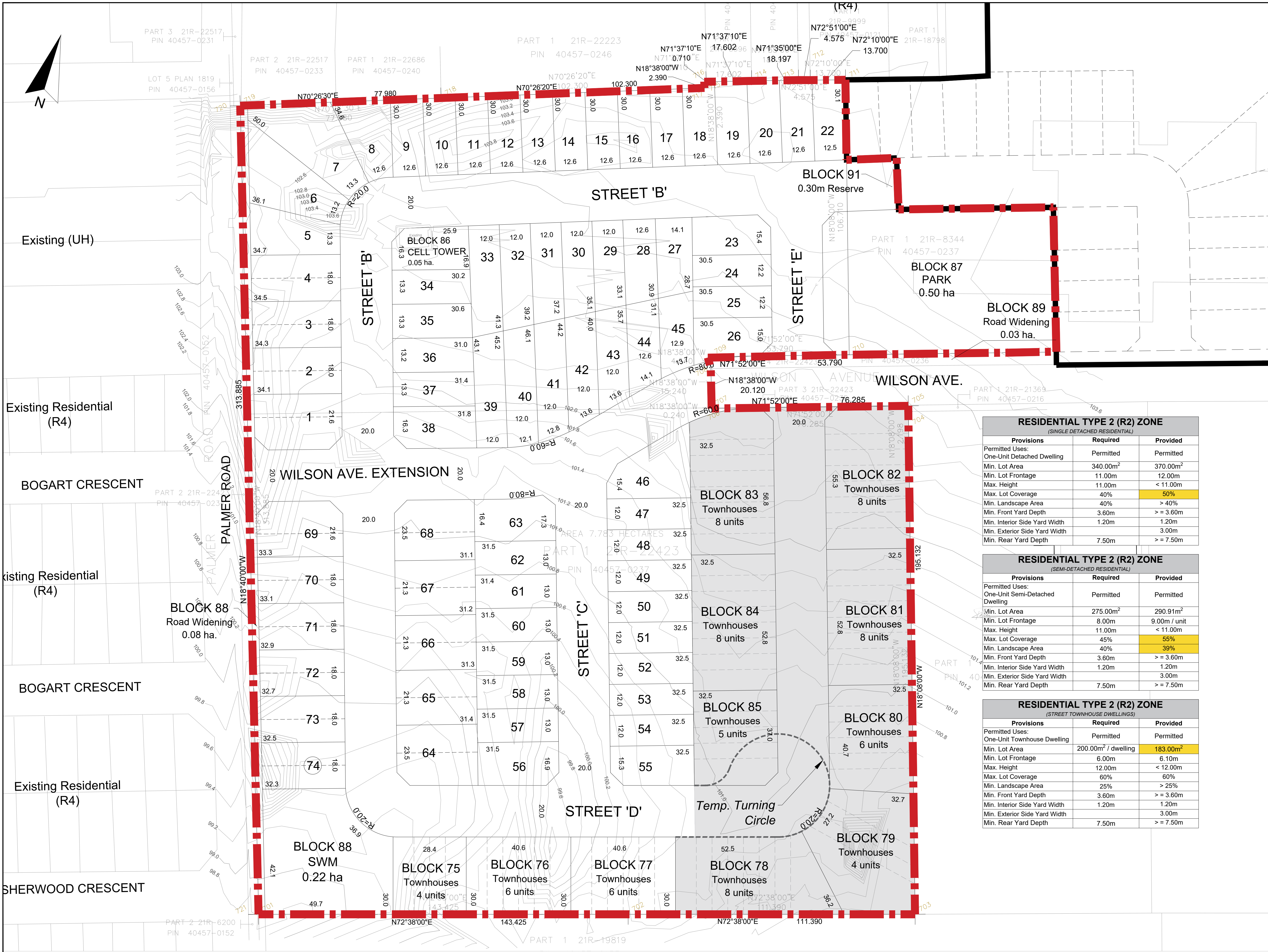
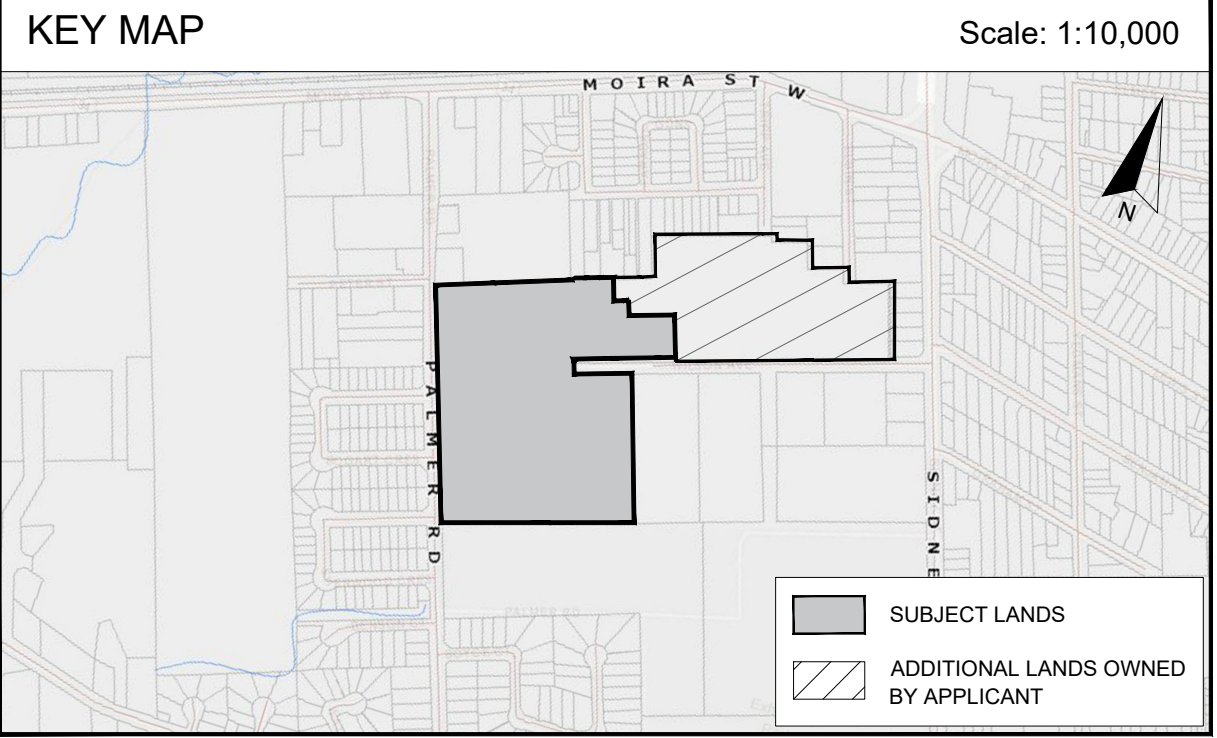




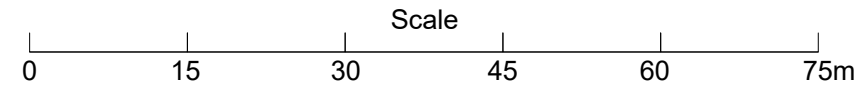
METRIC NOTE:
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO
FEET BY DIVIDING BY 0.3048

SCHEDULE OF REVISIONS			
No.	Date	Description	By
1	June 1, 2022	Updated Legal description and OLS boundary	BH
2	Aug. 10, 2023	Expand site boundary; Revise lotting;	A.S.
3	March 2, 2026	Adjust Boundary; Revise lotting;	A.S.



DRAFT PLAN OF SUBDIVISION

Part of Lots 15, 16, 17, 26 & 27, Plan 135,
Part of Lots 6 & 7, Plan 1819
In the City of Belleville,
County of Hastings



- LEGEND**
- SUBJECT SITE (82,738.31m² / 8.27 ha.)
 - PHASE 1 (65,830.05m² / 6.58 ha.)
 - PHASE 1b (16,908.26m² / 1.69 ha.)
 - ADDITIONAL LANDS OWNED BY APPLICANT (47,253.91m² / 4.73 ha.)

OWNER'S CERTIFICATE
I HEREBY AUTHORIZE INNOVATIVE PLANNING SOLUTIONS TO PREPARE
THIS DRAFT PLAN OF SUBDIVISION AND SUBMIT THIS DRAFT PLAN OF
SUBDIVISION FOR APPROVAL.

DATE June 16, 2026
Keith Watson
RIC (MIDLAND LAND) INC.

SURVEYOR'S CERTIFICATE
I CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED AND
THEIR RELATIONSHIP TO ADJACENT LANDS ARE ACCURATELY AND
CORRECTLY SHOWN.
DATE June 9, 2026
Keith Watson
KEITH WATSON, ONTARIO LAND SURVEYOR
WATSON LAND SURVEYORS LTD.

**ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51(17) OF THE
PLANNING ACT**
A) SEE SURVEYORS CERTIFICATE
B) AS SHOWN ON PLAN
C) AS SHOWN ON KEY PLAN
D) SEE LOTTING SUMMARY
E) AS SHOWN OF PLAN
F) AS SHOWN OF PLAN
G) AS SHOWN ON PLAN
H) FULL MUNICIPAL SERVICE
I) AS SHOWN ON PLAN
J) AS SHOWN ON PLAN
K) FULL MUNICIPAL SERVICES
L) AS SHOWN ON PLAN

LAND USE STATISTICS			
LAND USE	LOT / BLK. NO.	UNITS	AREA (ha)
Single Detached Lots (R4 - 12m / 370.9m ²)	5 - 63	59	2.61
Semi - Detached Lots (R4 - 18m / 582.8m ²)	1 - 4, 64 - 74	30	0.97
Street Townhouse Units (R5 - 6.1m)	75 - 85	71	1.63
Cell Tower	86		0.05
Park	87		0.50
SWM Facilities	88		0.22
Road Widening	89 - 90		0.11
0.3m Reserves	91		0.00
20.0m ROW			2.1900
TOTAL	91	160	8.27

INNOVATIVE PLANNING SOLUTIONS
PLANNERS • PROJECT MANAGERS • LAND DEVELOPERS
647 WELHAM RD., UNIT 9, BARRIE, ONTARIO, L4N 0B7
tel: 705 • 812 • 3281 fax: 705 • 812 • 3438 e: info@ipscconsultinginc.com www.ipscconsultinginc.com

Date:	December 14, 2020	Drawn By:	BH
File:	20-908	Checked:	KT