

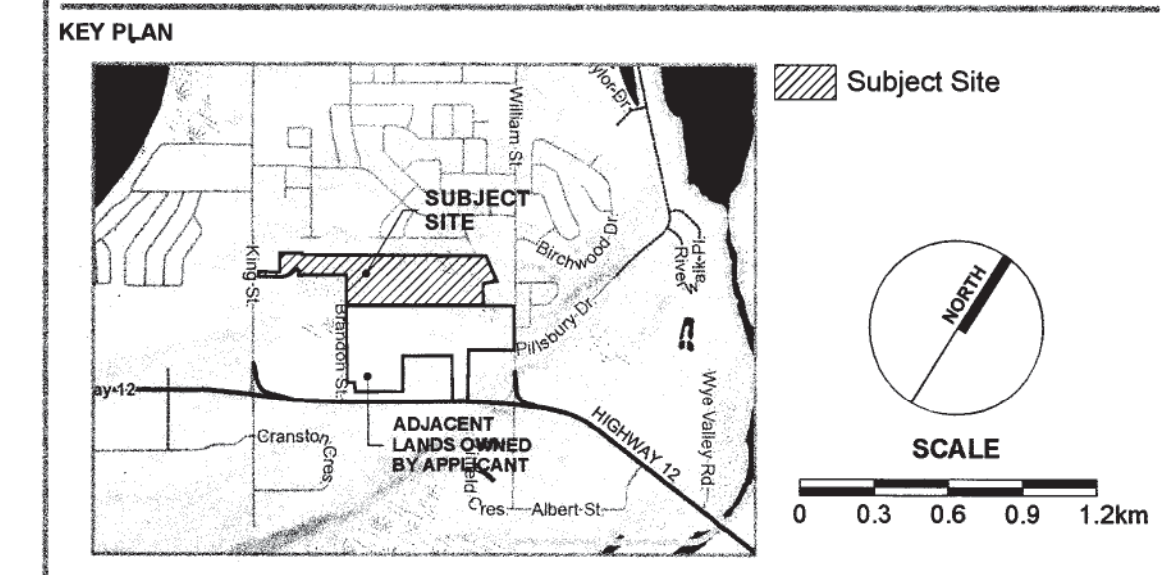
LAND USE SUMMARY

LAND USE	LOT / BLOCK #	UNITS	AREA
SINGLE DETACHED - 10m LOTS	014, 054, 055, 057-101	48	1.738ha
SINGLE DETACHED - 12m LOTS	001-013, 015, 017-032, 037-043, 046-053, 056, 102-138	81	4.335ha
SINGLE DETACHED - 15m LOTS	016, 033-036, 044-047	9	0.633ha
TOWNHOUSE - 6m UNITS	142-153, 157, 158	80	1.860ha
TOWNHOUSE - 7.6m UNITS	139-141, 154-156, 159, 160	49	1.695ha
SERVICE	161-163		0.066ha
HYDRO	164, 165		0.054ha
STORMWATER	166		0.041ha
WALKWAY	167-169		0.091ha
ROADS	PRATT AVE, STREETS A, B, & C		3.359ha
0.3m RESERVES	170		0.002ha
TOTALS		267	13.874ha

LEGAL DESCRIPTION
 PART OF LOT 102, CONCESSION 2,
 GEOGRAPHIC TOWNSHIP OF TAY
 TOWN OF MIDLAND
 COUNTY OF SIMCOE

OWNER'S CERTIFICATE
 I HEREBY AUTHORIZE MACNAUGHTON HERMSEN BRITTON CLARKSON PLANNING LIMITED TO SUBMIT THIS PLAN FOR APPROVAL.
 DATE: Oct. 12, 2022
 PRATT DEVELOPMENT INC.
 DON PRATT, PRESIDENT

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: Oct 12, 2022
 RUDY MAK - O.L.S.
 RUDY MAK SURVEYING LTD.



LEGEND

- SITE BOUNDARY
- RIGHT OF WAY LINE
- BLOCK LINE
- PARCEL FABRIC LINE
- WATERCOURSE
- WOODED AREA

REV. No.	DATE	ISSUED / REVISION	BY
01	SEPT. 26, 2022	ADD PART 11 OF PLAN 51R-32441 TO PROPERTY, REVISE RESIDENTIAL LOT MIX, REVISE ROAD LAYOUT, ADD EXTRA SERVING BLOCKS, ADD EXTRA WALKWAY BLOCKS, ADD STORMWATER BLOCK	M.M.

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT R.S.O. 1990 C. P.13 AS AMENDED

A. AS SHOWN	F. AS SHOWN	J. AS SHOWN
B. AS SHOWN	G. AS SHOWN	K. ALL SERVICES AS REQUIRED
C. AS SHOWN	H. MUNICIPAL WATER SUPPLY (PIPED)	L. AS SHOWN
D. RESIDENTIAL	I. SANDY/SANDY LOAM	
E. AS SHOWN		

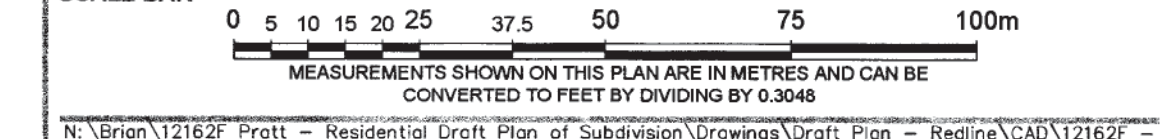
PLANNING URBAN DESIGN & LANDSCAPE ARCHITECTURE
MHBC PLANNING
 113 COLLIER STREET
 BARRIE, ON, L4M 1H2
 P: 705 728 0045 F: 705 728 2010
 WWW.MHBCPLAN.COM

STAMP	DATE SEPT. 26, 2022
	FILE No. 12162F
	SCALE 1:1,500 (ARCH D)
	DRAWN BY M.M.
	CHECKED BY K.C.
	OTHER

PROJECT
PRATT RESIDENTIAL SUBDIVISION
 PRATT DEVELOPMENTS INC.
 27 CLAPPERTON ST. SUITE 300
 BARRIE ON L4M 3E6
 705-722-4500

FILE NAME
DRAFT PLAN OF SUBDIVISION

DWG No.
1 of 1



N:\Briar\12162F Pratt - Residential Draft Plan of Subdivision\Drawings\Draft Plan - Redline\CAD\12162F - Residential - Draft Plan - 2022-09-26.dwg