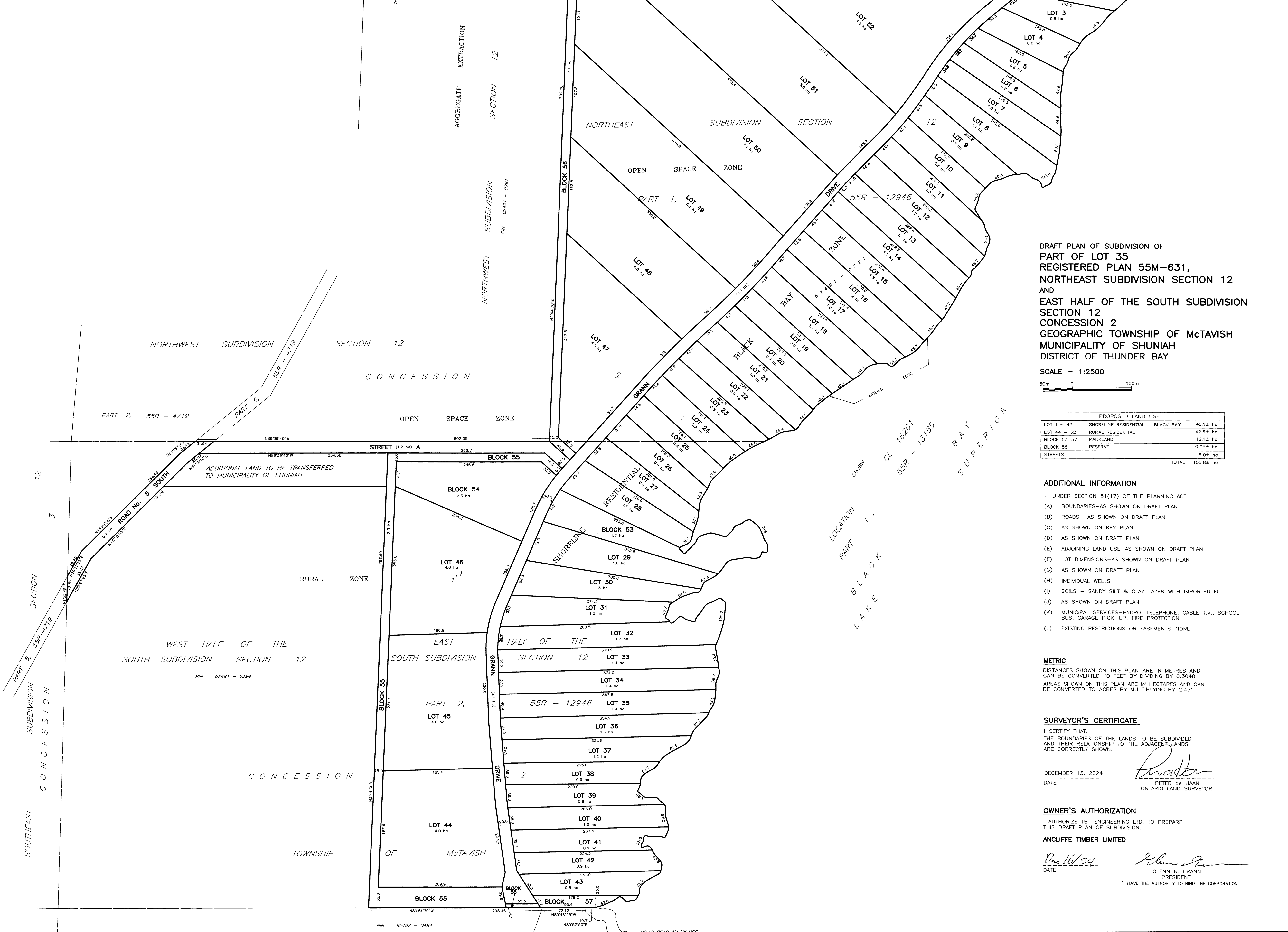


KEYPLAN SCALE - 1:20,000



DRAFT PLAN OF SUBDIVISION OF
 PART OF REGISTERED LOT 35
 REGISTERED PLAN 55M-631,
 NORTHEAST SUBDIVISION SECTION 12
 AND
 EAST HALF OF THE SOUTH SUBDIVISION
 SECTION 12
 CONCESSION 2
 GEOGRAPHIC TOWNSHIP OF McTAVISH
 MUNICIPALITY OF SHUNIAH
 DISTRICT OF THUNDER BAY

SCALE - 1:2500

PROPOSED LAND USE		
LOT 1 - 43	SHORELINE RESIDENTIAL - BLACK BAY	45.1± ha
LOT 44 - 52	RURAL RESIDENTIAL	42.6± ha
BLOCK 53-57	PARKLAND	12.1± ha
BLOCK 58	RESERVE	0.05± ha
STREETS		6.0± ha
		TOTAL 105.8± ha

- ADDITIONAL INFORMATION**
- UNDER SECTION 51(17) OF THE PLANNING ACT
 - (A) BOUNDARIES-AS SHOWN ON DRAFT PLAN
 - (B) ROADS- AS SHOWN ON DRAFT PLAN
 - (C) AS SHOWN ON KEY PLAN
 - (D) AS SHOWN ON DRAFT PLAN
 - (E) ADJOINING LAND USE-AS SHOWN ON DRAFT PLAN
 - (F) LOT DIMENSIONS-AS SHOWN ON DRAFT PLAN
 - (G) AS SHOWN ON DRAFT PLAN
 - (H) INDIVIDUAL WELLS
 - (I) SOILS - SANDY SILT & CLAY LAYER WITH IMPORTED FILL
 - (J) AS SHOWN ON DRAFT PLAN
 - (K) MUNICIPAL SERVICES-HYDRO, TELEPHONE, CABLE T.V., SCHOOL BUS, GARAGE PICK-UP, FIRE PROTECTION
 - (L) EXISTING RESTRICTIONS OR EASEMENTS-NONE

METRIC
 DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048
 AREAS SHOWN ON THIS PLAN ARE IN HECTARES AND CAN BE CONVERTED TO ACRES BY MULTIPLYING BY 2.471

SURVEYOR'S CERTIFICATE
 I CERTIFY THAT:
 THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE CORRECTLY SHOWN.

DECEMBER 13, 2024
 DATE _____
 PETER de HAAN
 ONTARIO LAND SURVEYOR

OWNER'S AUTHORIZATION
 I AUTHORIZE TBT ENGINEERING LTD. TO PREPARE THIS DRAFT PLAN OF SUBDIVISION.

ANCLIFFE TIMBER LIMITED
 DATE 16/12/24
 GLENN R. GRANN
 PRESIDENT
 "I HAVE THE AUTHORITY TO BIND THE CORPORATION"

TBT ENGINEERING CONSULTING GROUP
 TBT SURVEYORS INC. - A WHOLLY OWNED SUBSIDIARY OF TBT ENGINEERING LIMITED

1918 YONGE STREET, THUNDER BAY, ON P7E 6T9
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