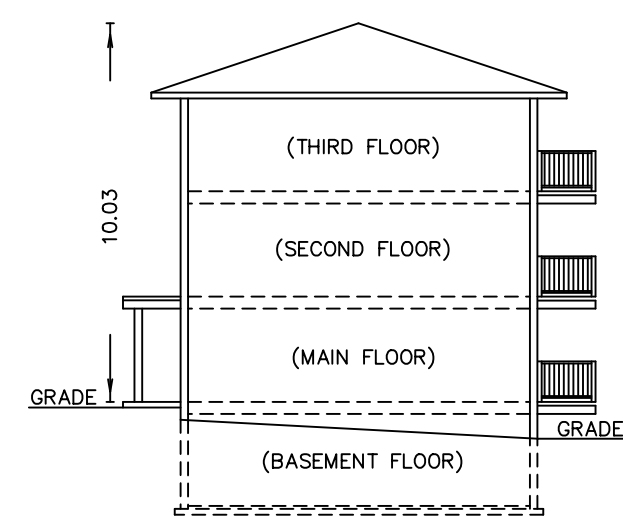
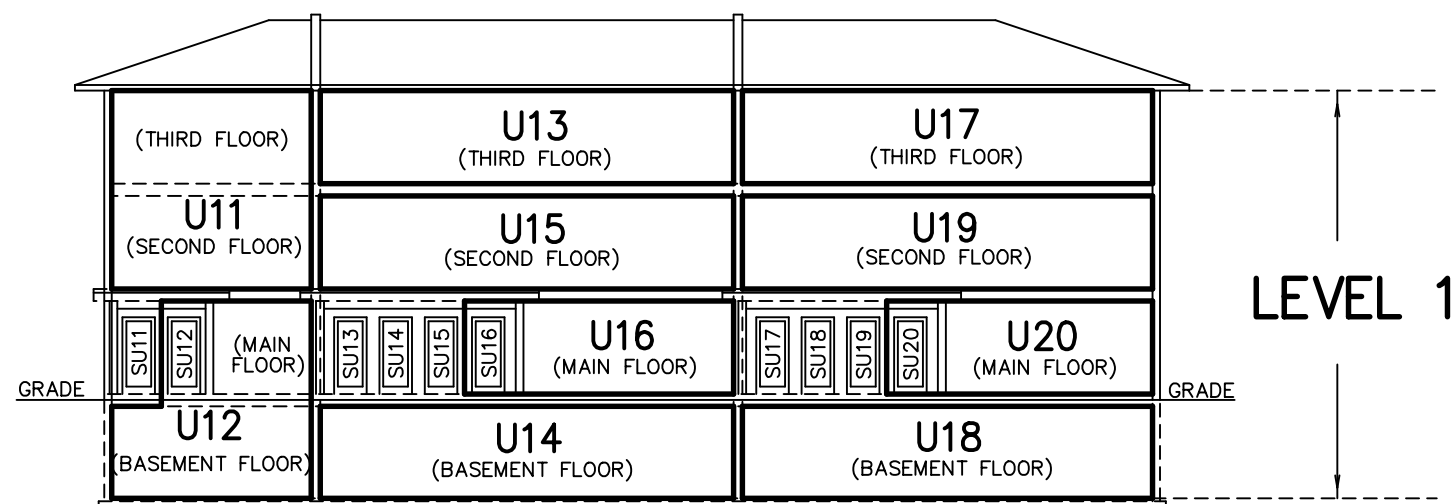


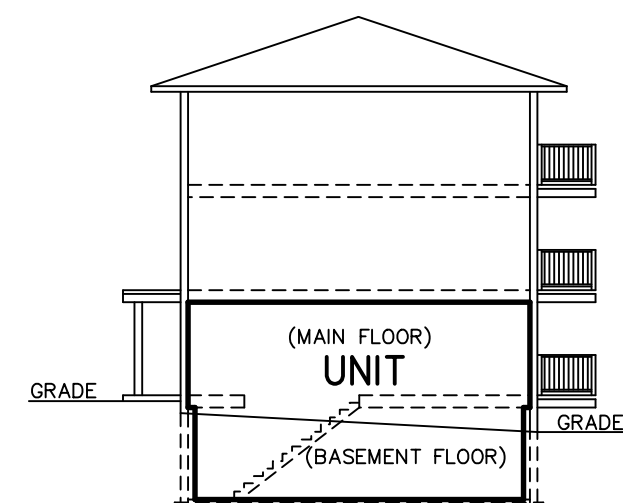
BUILDING 'A' (SOUTHWEST ELEVATION)  
SCALE 1 : 200



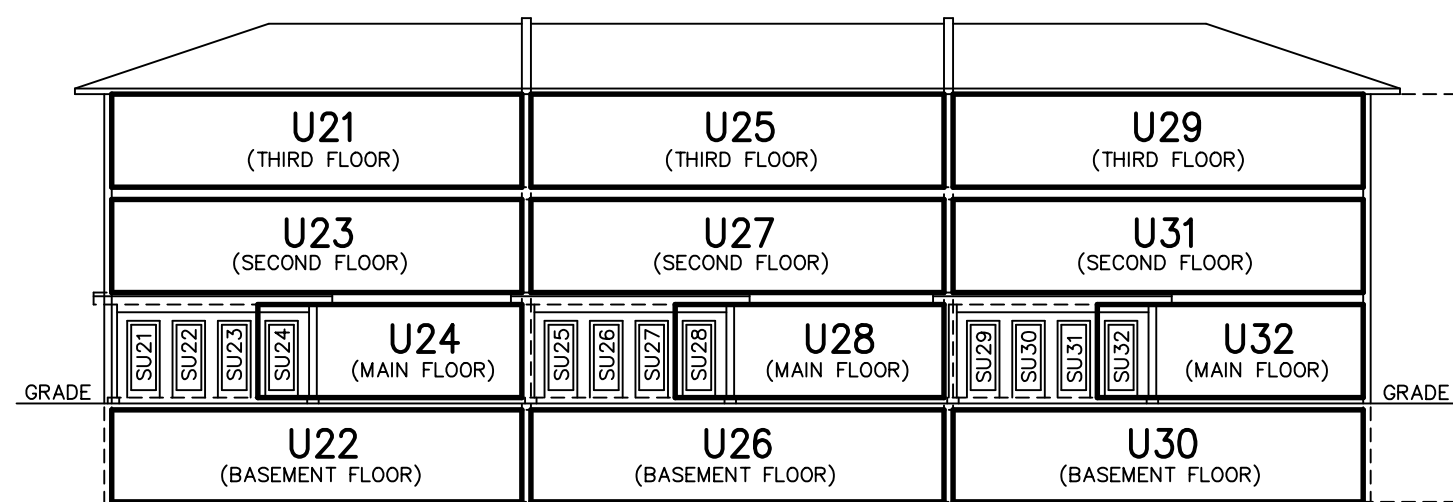
BUILDING 'A' (SOUTHEAST ELEVATION)  
(TYPICAL TO BUILDINGS 'A', 'B' & 'C')  
SCALE 1 : 200



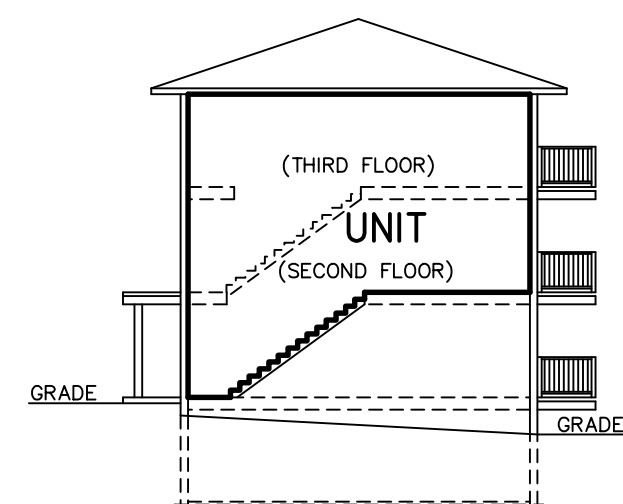
BUILDING 'B' (NORTHEAST ELEVATION)  
SCALE 1 : 200



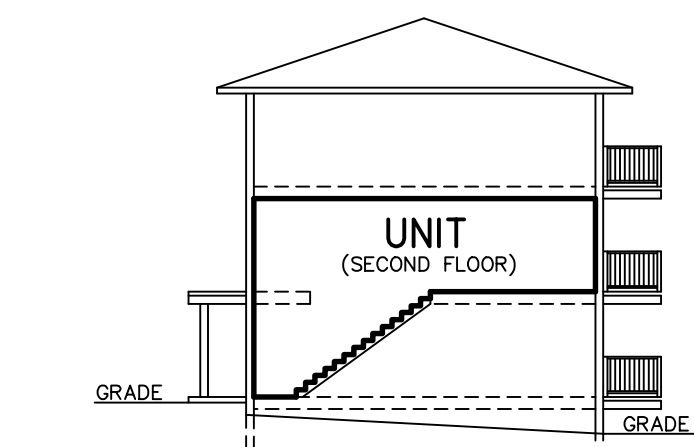
CROSS SECTION 'A' - 'A'  
ILLUSTRATING UNITS 2 & 3



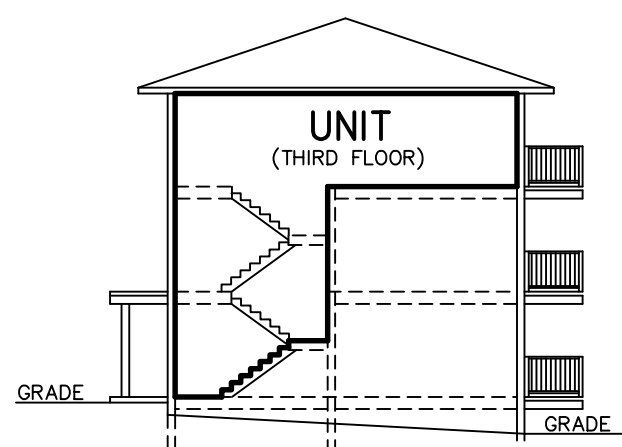
BUILDING 'C' (NORTHEAST ELEVATION)  
SCALE 1 : 200



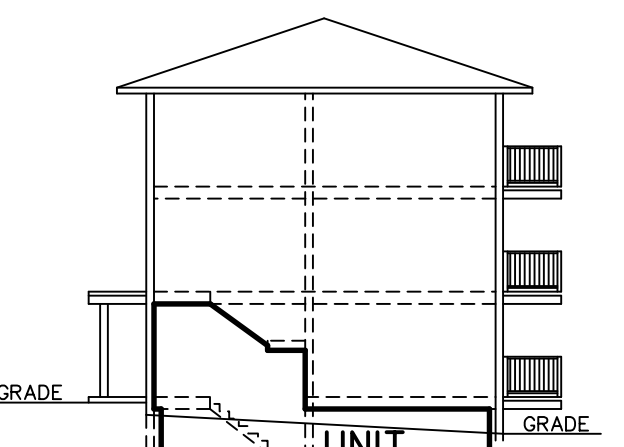
CROSS SECTION 'A' - 'A'  
ILLUSTRATING UNITS 1 & 11



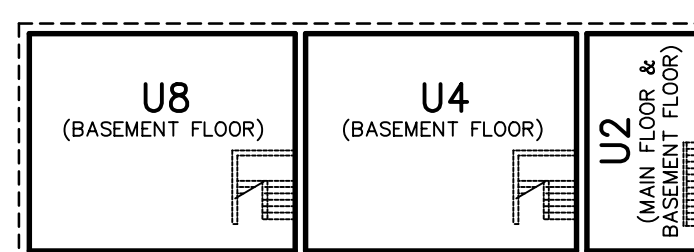
CROSS SECTION 'B' - 'B'  
ILLUSTRATING UNITS 5, 9,  
15, 19, 23, 27 & 31



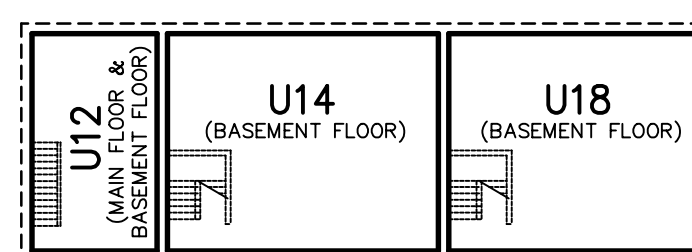
CROSS SECTION 'C' - 'C'  
ILLUSTRATING UNITS 3, 7,  
13, 17, 21, 25 & 29



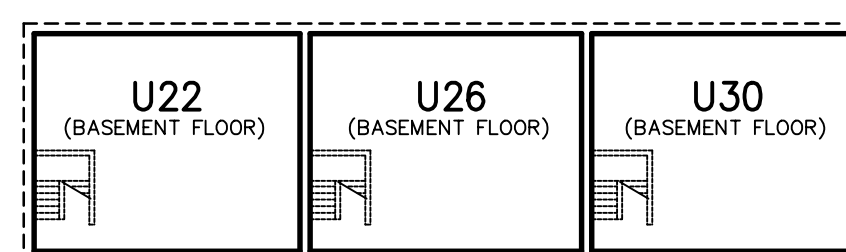
CROSS SECTION 'D' - 'D'  
ILLUSTRATING UNITS 4, 8,  
14, 18, 22, 26 & 30



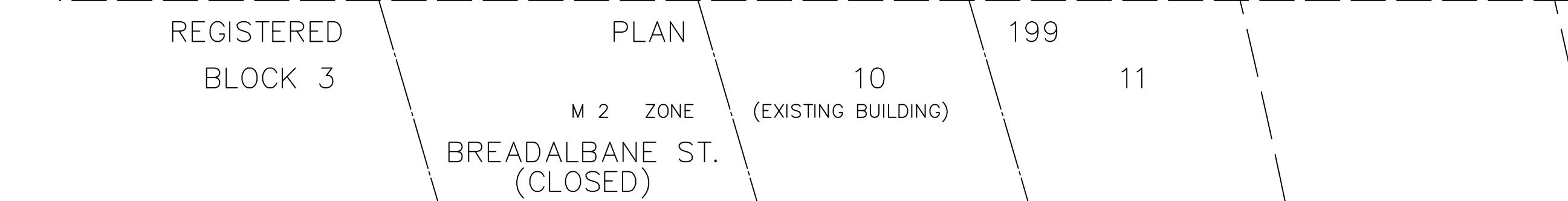
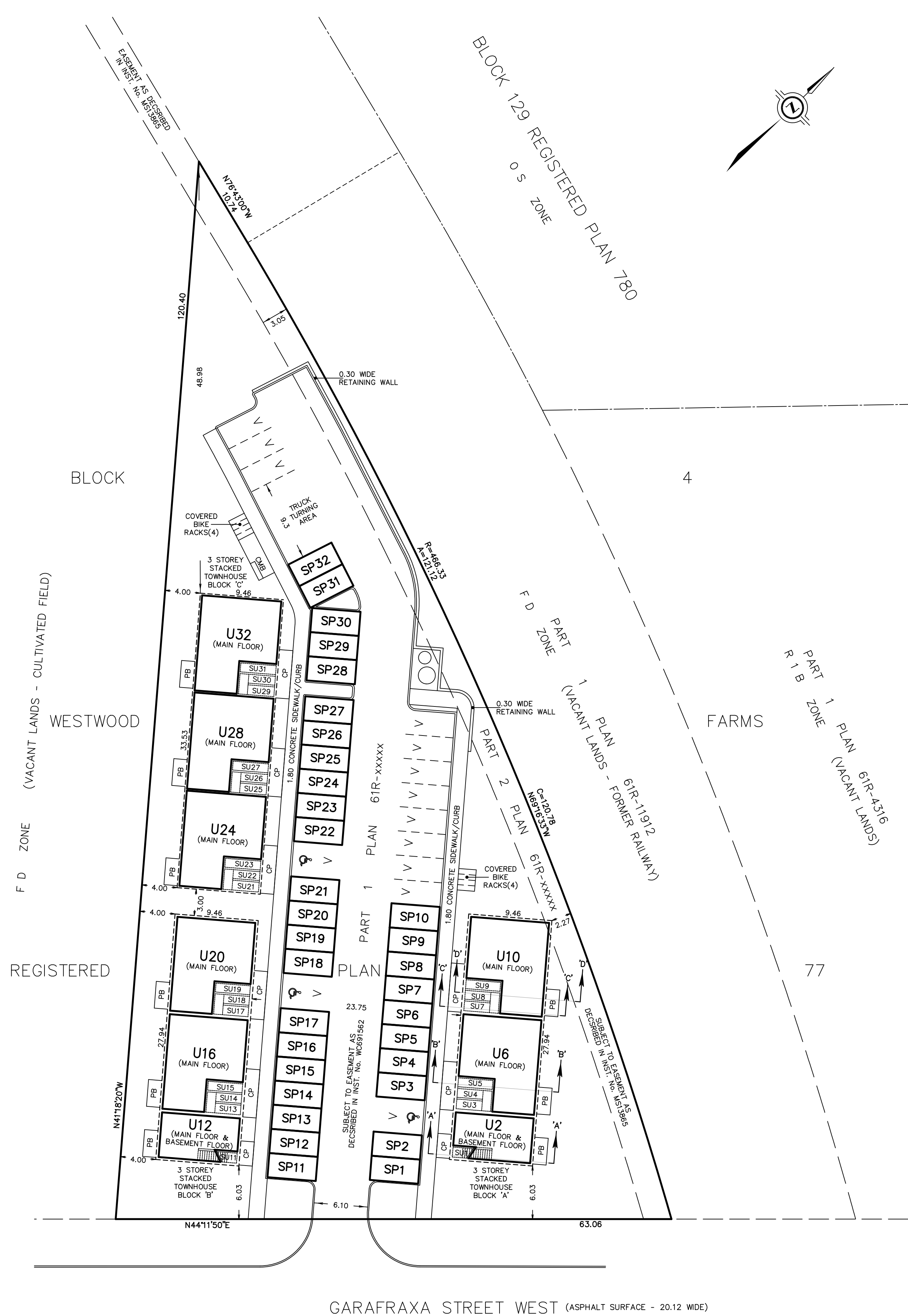
PLAN VIEW OF BUILDING 'A',  
ILLUSTRATING BASEMENT  
FLOOR, SECOND FLOOR &  
THIRD FLOOR UNITS



PLAN VIEW OF BUILDING 'B',  
ILLUSTRATING BASEMENT  
FLOOR, SECOND FLOOR &  
THIRD FLOOR UNITS



PLAN VIEW OF BUILDING 'C',  
ILLUSTRATING BASEMENT  
FLOOR, SECOND FLOOR &  
THIRD FLOOR UNITS



KEY PLAN  
SCALE 1 : 10,000

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51 (17) OF THE PLANNING ACT

- 51 (17) (a) - (c) AS SHOWN
- (d) SEE 'RELEVANT INFORMATION' SECTION
- (e) - (g) AS SHOWN
- (h) MUNICIPAL WATER SUPPLY
- (i) UNKNOWN
- (j) SEE SITE GRADING PLAN
- (k) MUNICIPAL STORM AND SANITARY SEWERS
- (l) AS SHOWN

OWNER'S CERTIFICATE

WE HEREBY AUTHORIZE J.D. BARNES LIMITED TO SUBMIT THIS DRAFT PLAN OF STANDARD CONDOMINIUM. **1000288449 ONTARIO INC.**

June 26, 2024  
DATE

X I HAVE THE AUTHORITY TO BIND THE CORPORATION

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

JUNE 23, 2023  
DATE

KERRY F. HILLIS  
ONTARIO LAND SURVEYOR

RELEVANT INFORMATION

CURRENT ZONE - FD ZONE (PROPOSED - R4 (SITE SPECIFIC) - No. 465 GARAFRAXA STREET WEST  
SITE AREA - 4185 sq.m.  
TOTAL BUILDING AREA - 845.8 sq.m.  
COVERAGE = 20%

BUILDING 'A' - 10 DWELLING UNITS - LEVEL 1  
BUILDING 'B' - 10 DWELLING UNITS - LEVEL 1  
BUILDING 'C' - 12 DWELLING UNITS - LEVEL 1  
32 TOTAL DWELLING UNITS

LEGEND

- BF DENOTES BARRIER FREE
- SP DENOTES SURFACE PARKING UNIT
- V DENOTES VISITOR PARKING STALL
- SU DENOTES PRIVATE STAIRWELL TO CORRESPONDING UNIT NUMBER
- U DENOTES RESIDENTIAL UNIT
- PB DENOTES PRIVATE BALCONY
- CP DENOTES COVERED PORCH
- OMB DENOTES COMMUNITY MAIL BOX

SURFACE PARKING UNIT BOUNDARY DEFINITIONS

HORIZONTAL

THE FACE AND PLANE OF THE CONCRETE CURB AND/OR THE PRODUCTION THEREOF AND/OR THE VERTICAL PLANE ESTABLISHED BY MEASUREMENT(S) SHOWN ON FINAL PLAN

VERTICAL

THE UPPER SURFACE AND PLANE OF THE ASPHALT SURFACE AND/OR THERE IS NO UPPER VERTICAL LIMIT

RESIDENTIAL UNIT BOUNDARY DEFINITIONS

HORIZONTAL

THE UNFINISHED INTERIOR UNIT SIDE SURFACE AND THE PLANE AND PROJECTIONS OF THE WALL STUDS ON WALLS SEPARATING ONE UNIT FROM ANOTHER AND WALLS BETWEEN UNITS AND COMMON ELEMENTS AND IN THE VICINITY OF WINDOWS AND EXTERIOR DOORS, THE UNFINISHED INTERIOR SURFACE OF THE WINDOWS AND WINDOW FRAMES, THE INTERIOR SURFACE OF ALL EXTERIOR DOORS AND DOOR FRAMES AND THE INTERIOR SURFACE OF ALL GLASS THEREIN

VERTICAL

THE UNDERSIDE OF SUB-FLOOR OR THE UPPER SURFACE OF THE UNFINISHED CONCRETE FLOOR SLAB AND/OR THE UNFINISHED UNIT SIDE CEILING SURFACE AND/OR THE UNFINISHED UNIT SIDE CEILING SURFACE IN THE UPPERMOST FLOOR OF THE UNIT

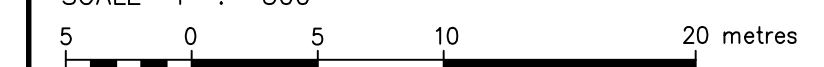
NOTWITHSTANDING THE DEFINITION OF THE UNIT, THE UNIT SHALL NOT INCLUDE SUCH PIPES, WIRES, CABLES, CONDUITS, PUBLIC UTILITY LINES OR HARDWARE USED FOR POWER, CABLE T.V., GAS, WATER OR DRAINAGE WHICH, DESPITE BEING WITHIN THE VERTICAL PLANES DEFINING A UNIT, SERVICE MORE THAN ONE UNIT OR OTHER UNITS THAN THE UNIT(S) PASSED THROUGH.

AREAS NOT DESIGNATED AS UNITS ARE COMMON ELEMENTS

DRAFT PLAN OF STANDARD CONDOMINIUM OF PART OF BLOCK 4 WESTWOOD FARMS REGISTERED PLAN 77

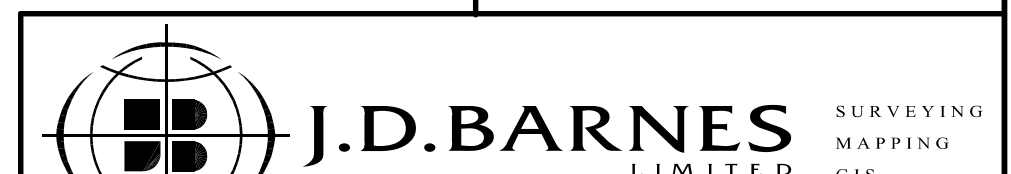
TOWNSHIP OF CENTRE WELLINGTON  
COUNTY OF WELLINGTON

SCALE 1 : 300



J.D. BARNES LIMITED

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



DIGITAL DISTANCE DATA IS IN GRID AND CAN BE CONVERTED TO GROUND BY MULTIPLYING BY 1.000430.

DRAWN BY: DM CHECKED BY: REFERENCE NO.: 21-14-609-04  
PLOTTED: 6/23/2023 DATED: JUNE 23, 2023