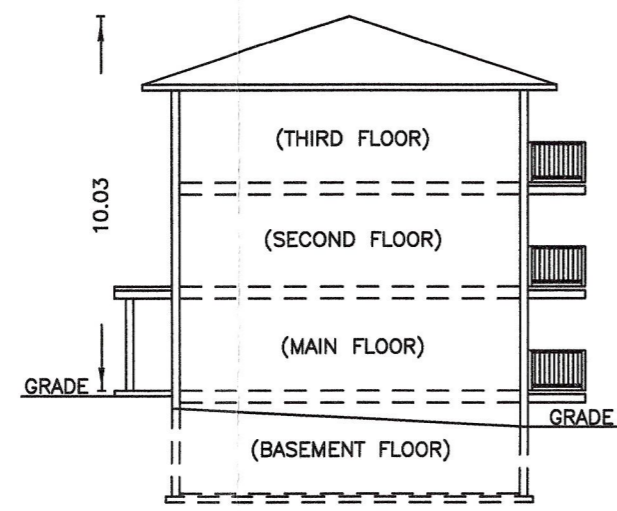
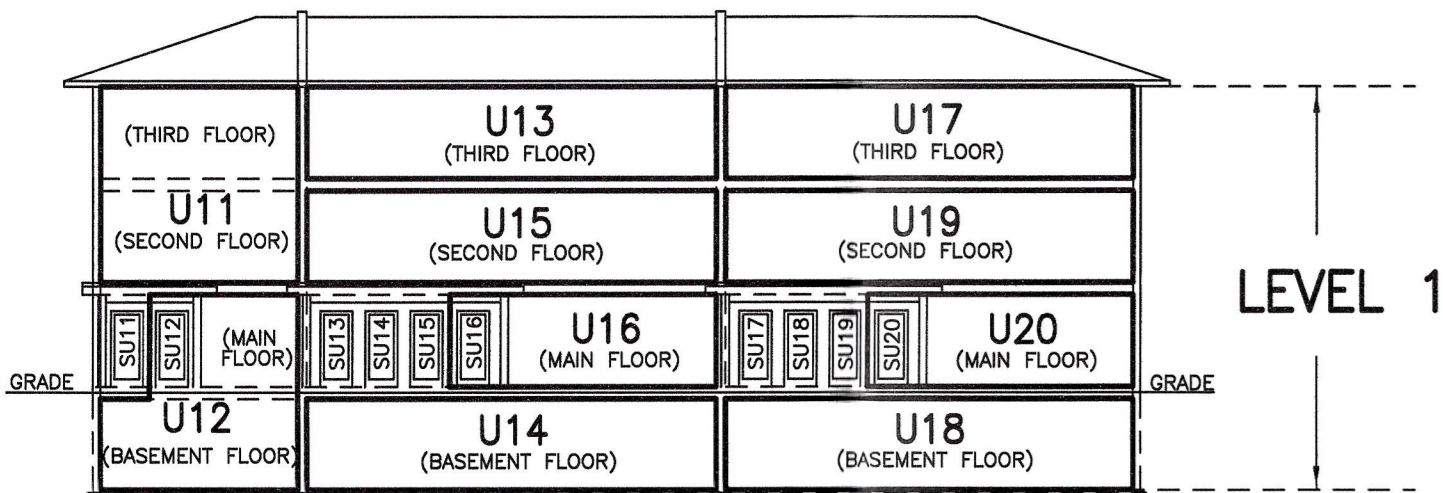


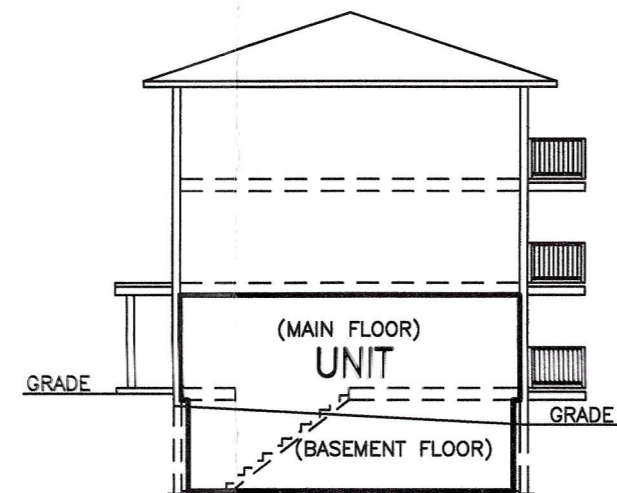
**BUILDING 'A' (SOUTHWEST ELEVATION)**  
SCALE 1 : 200



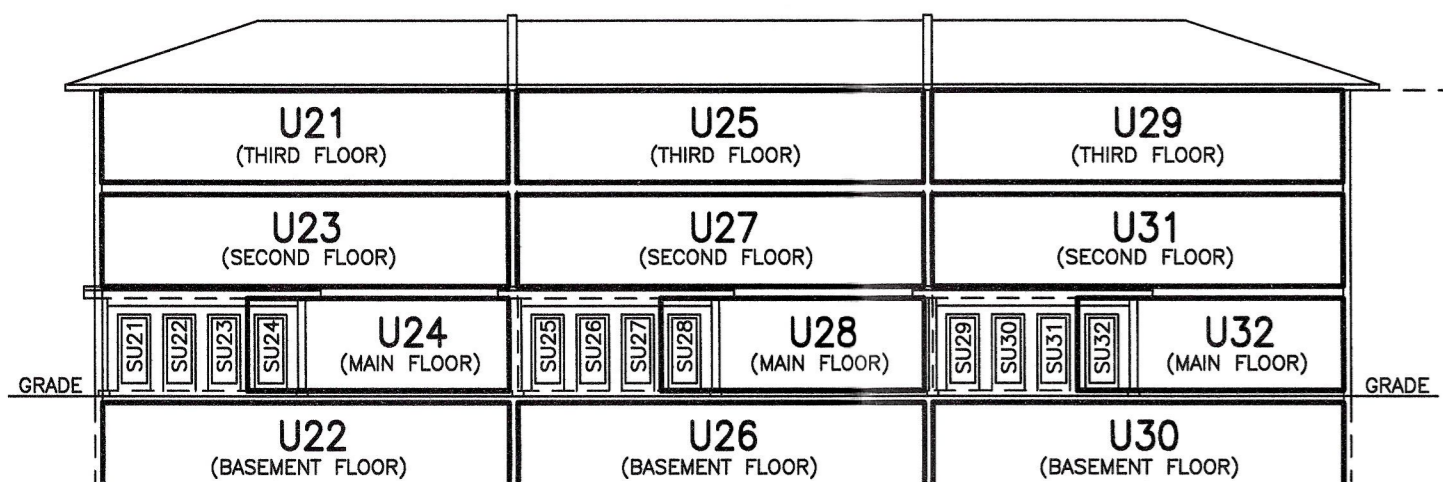
**BUILDING 'A' (SOUTHEAST ELEVATION)**  
(TYPICAL TO BUILDINGS 'A', 'B' & 'C')  
SCALE 1 : 200



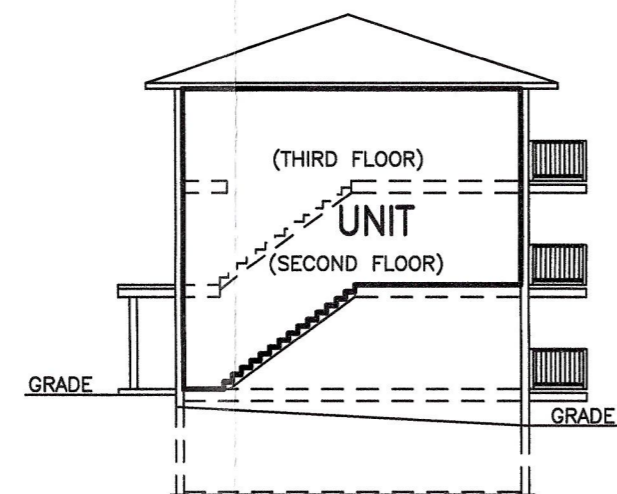
**BUILDING 'B' (NORTHEAST ELEVATION)**  
SCALE 1 : 200



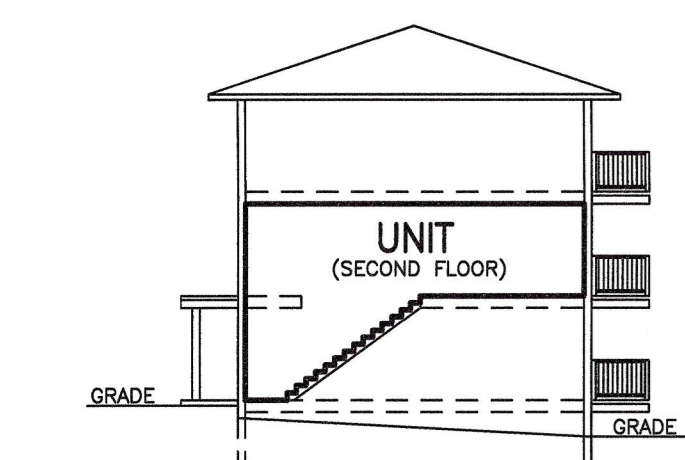
**CROSS SECTION 'A' - 'A'**  
ILLUSTRATING UNITS 2 & 12



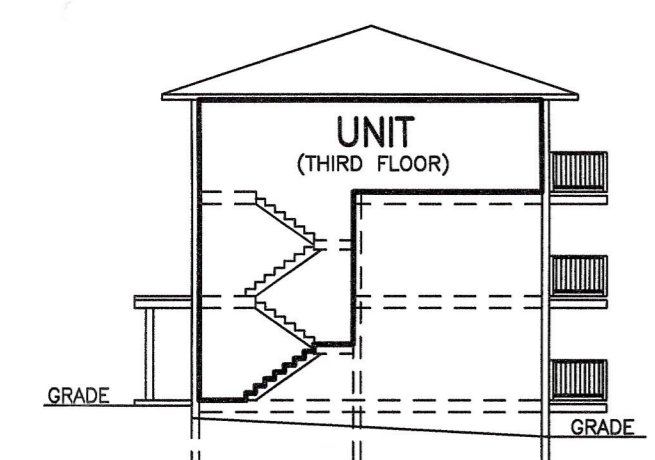
**BUILDING 'C' (NORTHEAST ELEVATION)**  
SCALE 1 : 200



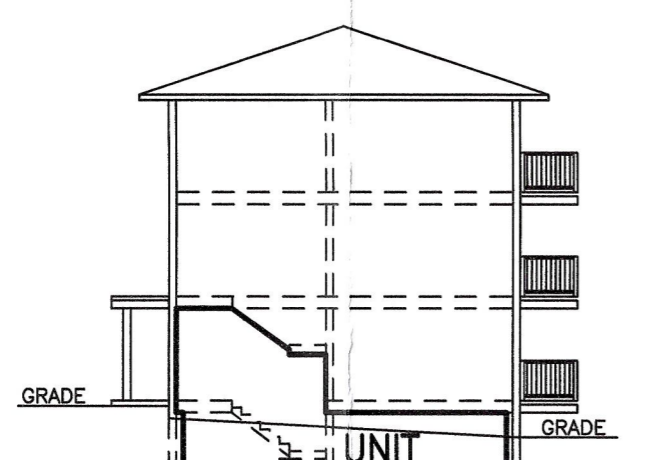
**CROSS SECTION 'A' - 'A'**  
ILLUSTRATING UNITS 1 & 11



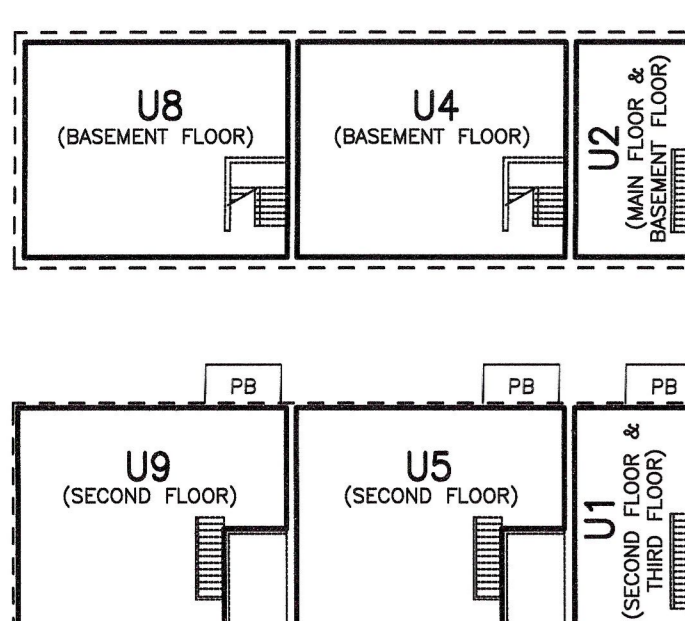
**CROSS SECTION 'B' - 'B'**  
ILLUSTRATING UNITS 5, 9, 15, 19, 23, 27 & 31



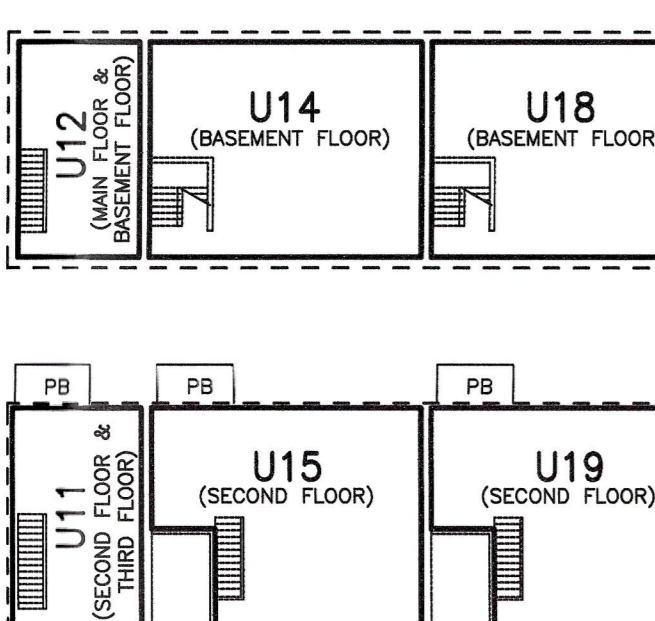
**CROSS SECTION 'C' - 'C'**  
ILLUSTRATING UNITS 3, 7, 13, 17, 21, 25 & 29



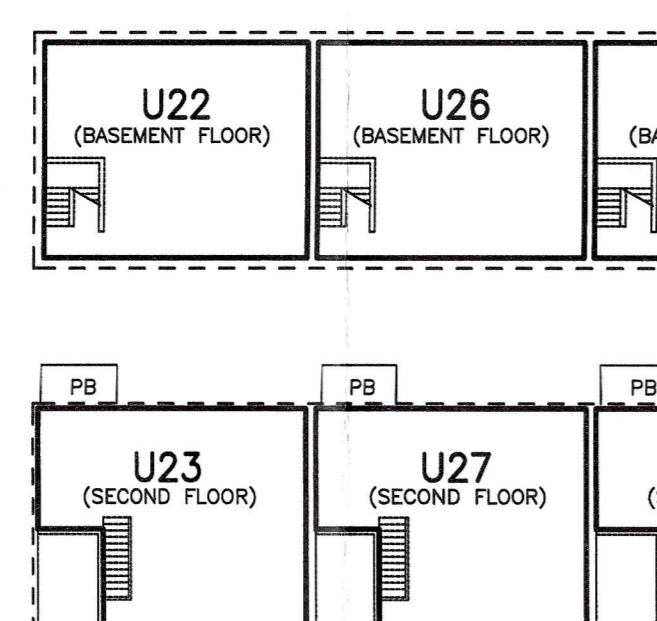
**CROSS SECTION 'D' - 'D'**  
ILLUSTRATING UNITS 4, 8, 14, 18, 22, 26 & 30



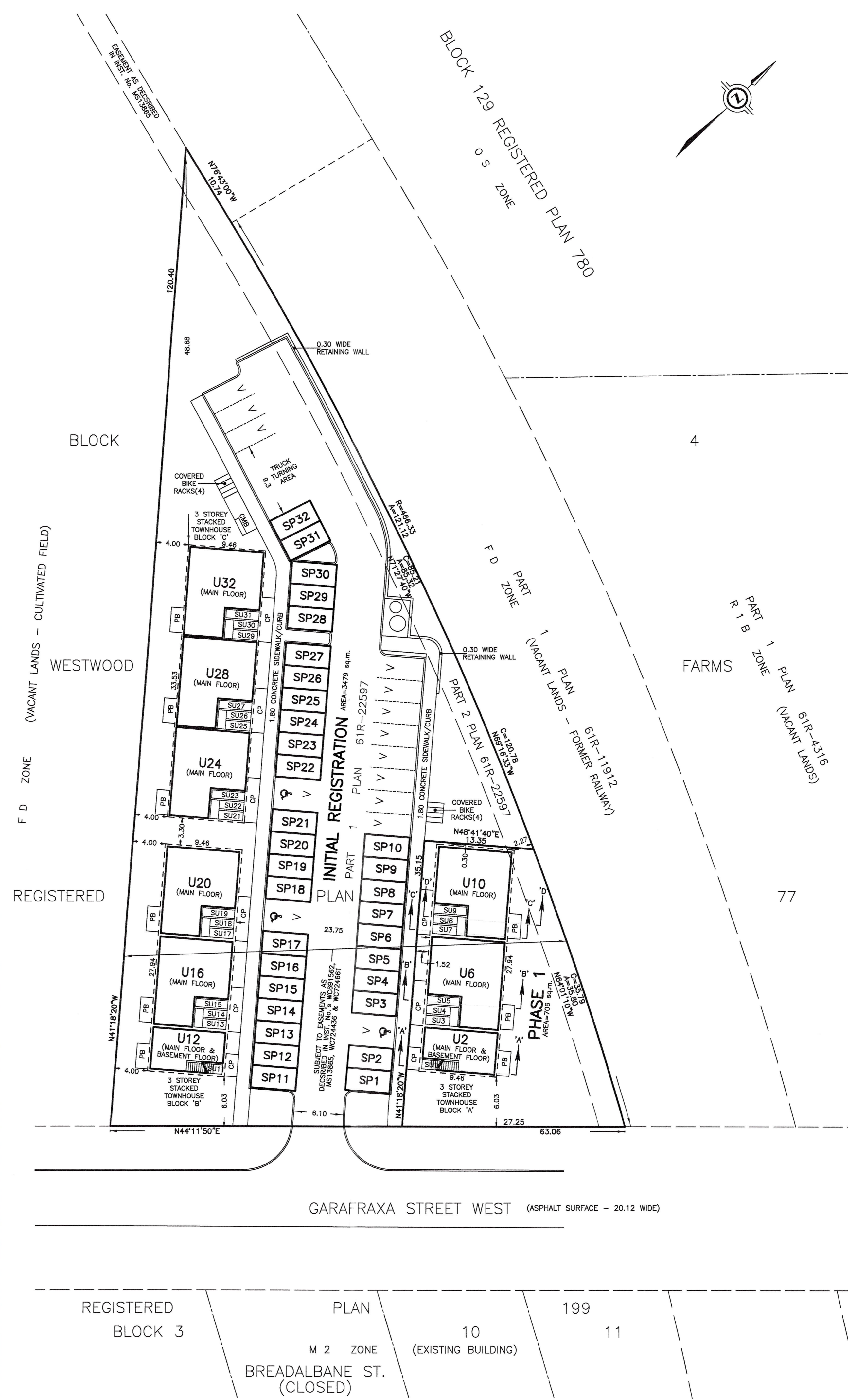
**PLAN VIEW OF BUILDING 'A',**  
ILLUSTRATING BASEMENT  
FLOOR, SECOND FLOOR &  
THIRD FLOOR UNITS



**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 PHASED STANDARD CONDOMINIUM.

**HABITAT FOR HUMANITY GUELPH WELLINGTON**

4/9/25  
DATE

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.

Kerry F. Hillis  
ONTARIO LAND SURVEYOR

JUNE 23, 2023  
DATE

REVISED NOV.20/23-BUILDING 'C' MOVED 0.30NW  
REVISED AUG.15/25-SHOWED PROPOSED PHASING LIMITS

**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%

**LEGEND**

- 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
- 32 PARKING UNITS - 2.75W x 5.50L (typ) - LEVEL 1
- 11 VISITOR PARKING STALLS - 2.75W x 5.50L (typ)
- 3 BF VISITOR PARKING STALLS - 4.00W x 5.50L (typ)
- 46 TOTAL PARKING STALLS
- 8 BICYCLE SPACES

**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

Subject to the revised conditions set forth in our letter dated **OCTOBER 21, 2025**, the draft approved plan No. **230-23004** is hereby redlined approved on this **21<sup>ST</sup>** day of **OCTOBER, 2025**

**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

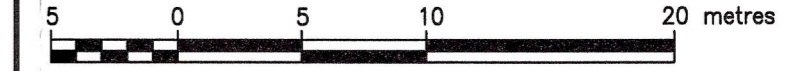
**VERTICAL**  
THE UNDERSIDE OF SUB-FLOOR OR THE UPPER SURFACE OF THE UNFINISHED CONCRETE FLOOR SLAB AND/OR THE UNFINISHED UNIT SIDE CEILING SURFACE AND/OR THE UNFINISHED UNIT SIDE CEILING SURFACE IN THE UPPERMOST FLOOR OF THE UNIT

SARAH WILHELM  
MANAGER OF POLICY PLANNING

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 PHASED STANDARD CONDOMINIUM OF PART OF BLOCK 4 WESTWOOD FARMS REGISTERED PLAN 77 TOWN OF FERGUS 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.

**J.D. BARNES LIMITED**  
LAND INFORMATION SPECIALISTS  
257 WOODLAWN ROAD WEST, UNIT 101, GUELPH, ON N1H 8J1  
T: (519) 822-4031 F: (519) 822-1220 www.jdbarnes.com

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