



DRAFT PLAN OF SUBDIVISION

47 BEDFORD ROAD

PART OF LOTS 14, 15, AND 16,
REGISTERED PLAN 365 (GEOGRAPHIC
TOWNSHIP OF GUELPH)
TOWNSHIP OF GUELPH/ERAMOSA
COUNTY OF WELLINGTON

LAND USE SCHEDULE			
DESCRIPTION	LOTS/BLKS.	UNITS	AREA (ha.)
SINGLE DETACHED	5	5	2.00ha
ROADS			0.37ha

NOTES

1. This plan is a minor modification to the original Draft Plan of Subdivision prepared by Astrid J. Clos Planning Consultants, dated August 22, 2022.

ADDITIONAL INFORMATION
(UNDER SECTION 51(17) OF THE PLANNING ACT)
INFORMATION REQUIRED BY CLAUSES a,b,c,d,e,f,g,j and I ARE AS SHOWN ON THE DRAFT PLAN.
h) Municipal water supply
k) All sanitary and storm sewers as required

OWNER'S CERTIFICATE
I AUTHORIZE THE GSP GROUP INC. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO

[Signature] AUG. 17, 2023
Martin Knowles, President
Marann Homes
DATE

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

[Signature] Aug. 15, 2023
Trevor McNeil, O.L.S.
MTE
DATE

PLANNING | URBAN DESIGN | LANDSCAPE ARCHITECTURE
gspgroup.ca

REVISIONS

Date: July 7, 2023 Drawn By: EF Dwg. File Name: dp23039a.dwg
Scale: 1: 500 Project No: 23039