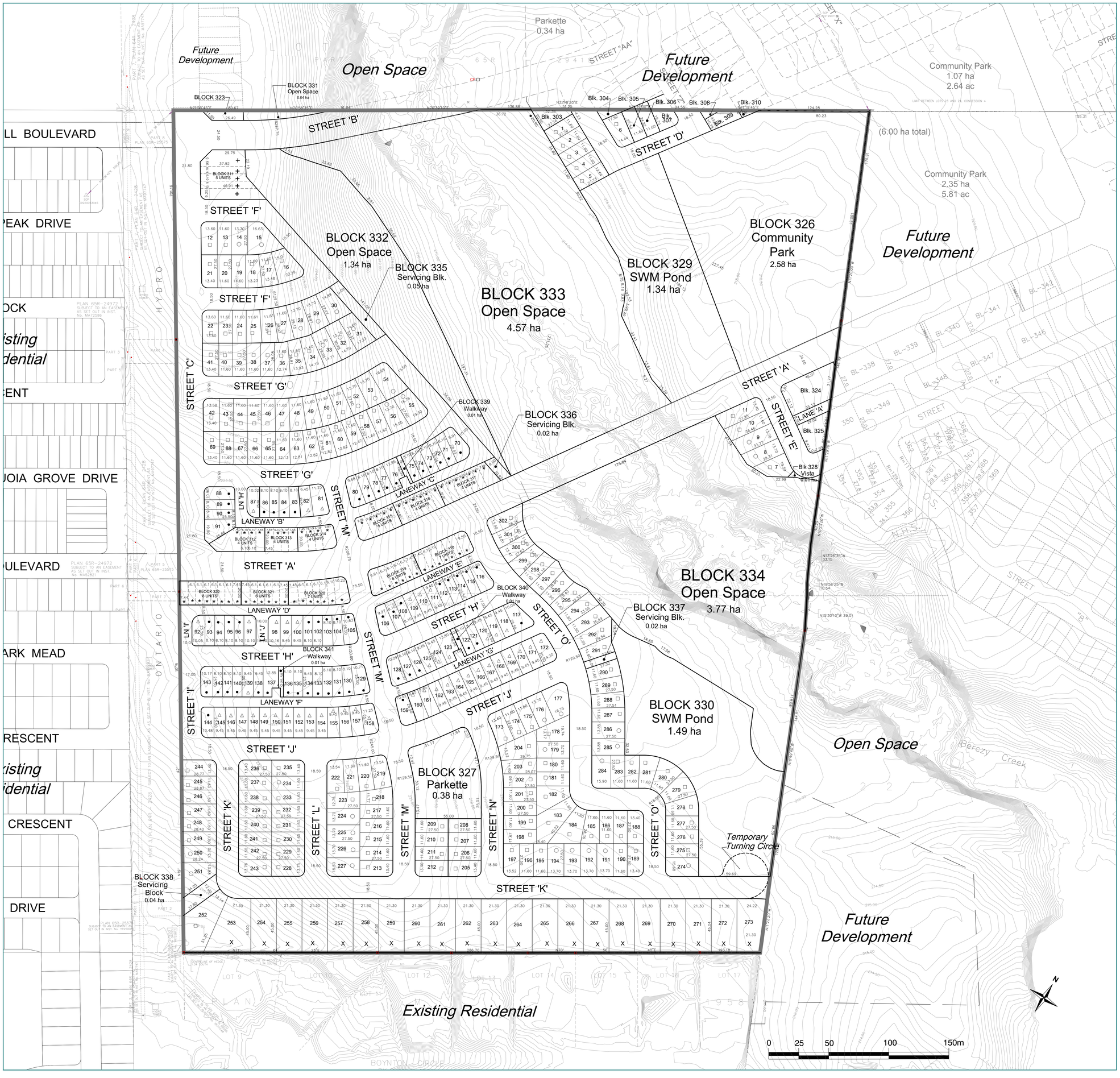
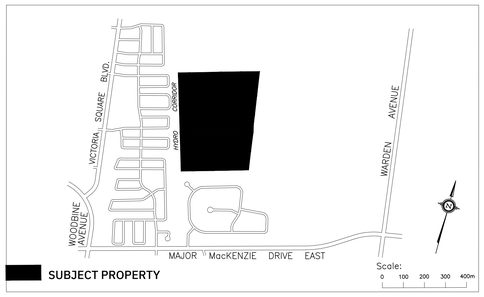


KEY PLAN



SCHEDULE OF LAND USE

Lot/Block	Land Use		Units	Area(ha)
Lots 1-302	Single Detached min. 21.3m	x	21	11.32
	Single Detached min 13.7m	○	32	
	Single Detached min. 11.6m	□	146	
	Single Detached min 9.45m	△	45	
	Single Detached min. 8.10m	●	58	
303-310	Single Detached Part Lots		(6)	0.17
311	Townhouses 6.1m Street	+	5	0.17
312-322	Townhouses 6.1m Lane	*	64	0.86
323-325	Townhouse Part Lots		(9)	0.20
326	Community Park			2.58
327	Parkette			0.38
328	Vista			0.01
329-330	SWM Ponds			2.83
331-334	Open Space			9.72
335-338	Servicing Block			0.13
339-341	Walkways			0.03
Roads	Streets 'A-B' @ 24.5m R.O.W. 780m Street 'C' @ 21.8m R.O.W. 335m Streets 'D-O' @ 18.5m R.O.W. 2500m @ 17.0m R.O.W. 320m @ 16.0 &15.5m R.O.W. 168m Laneways 'A-G' @ 8.5m R.O.W. 695m Laneways 'H-J' @ 10m R.O.W. 77m			8.75
Total		4,873m	371 (386)	37.15

OWNER'S AUTHORIZATION

We , 1212763 Ontario Limited, hereby authorize Malone Given Parsons Ltd. to prepare and submit this Draft Plan of Subdivision to the City of Markham.

1212763 Ontario Limited — March 24, 2021 Date

SURVEYOR'S CERTIFICATE

I hereby certify that the boundaries of the lands to be subdivided as shown on this Plan and their relationship to the adjacent lands are accurately and correctly shown.

R-PE, O.L.S., — March 24, 2021 Date

ADDITIONAL INFORMATION

AS REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT, CHAPTER P.13(R.S.O. 1990).

(a),(e),(f),(g),(j),(l) - As shown on the Draft Plan.
(b),(c) - As shown on the Draft and Key Plan.
(d) - Land to be used in accordance with the Schedule of Land Use.
(i) - Soil is Silty Clay.
(h),(k) - Full municipal services to be provided.

NOTE: Contours relate to Canadian Geodetic Datum.
Contour interval is 1m with .25m interpolated.

DRAFT PLAN OF SUBDIVISION

Azuria Lands - 10271 Woodbine Avenue

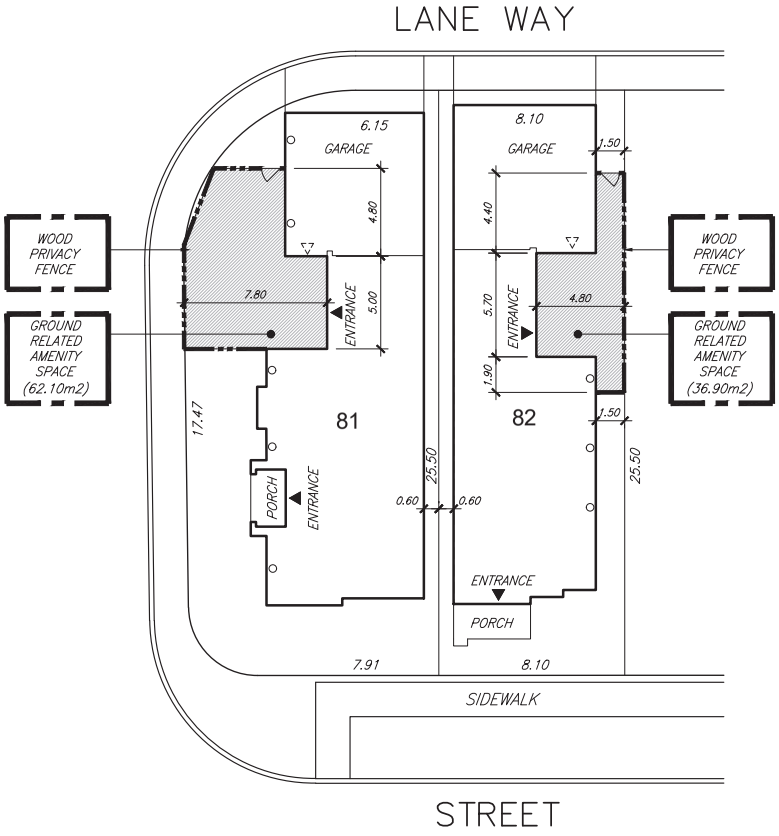
Part of Lots 22 & 23,
Concession 4,
City of Markham
Regional Municipality of York

Prepared For:
1212763 Ontario Limited

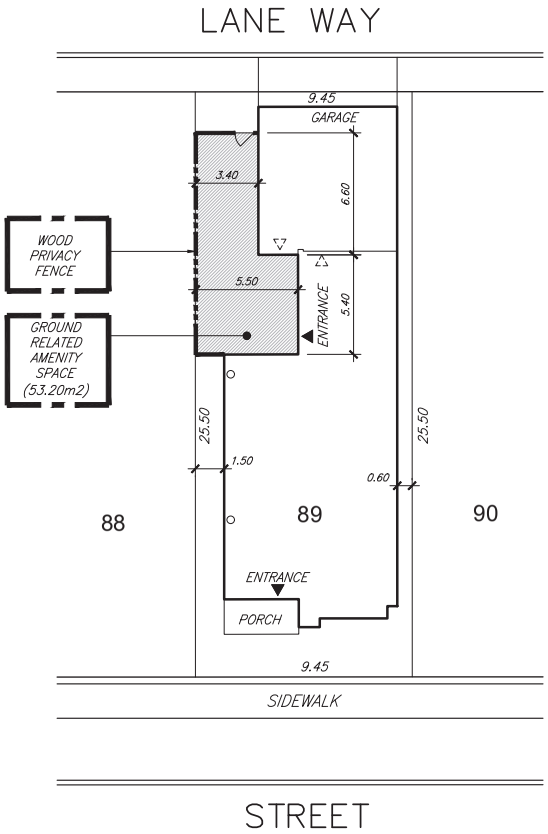
Date	Revision
Oct 1, 20	New surrounding plans
Nov 16, 20	Snow storage notches, updated lot numbering
Dec 15, 20	Updated lot numbering
Apr 27, 21	Revised Plan
June 2, 21	Add Parkette

MGP Malone Given Parsons.
140 Renfrew Drive, Suite 201 | Markham, ON | L3R 6B3
905 513 0170 | mgp.ca

MGP File: 17-2622 Date: Dec 17, 2019



TYPICAL 8.10m REAR LANE SINGE DETACHED



TYPICAL 9.45m REAR LANE SINGE DETACHED