



LAND USE SCHEDULE

LAND USE	LOT/BLOCK No.	AREA(ha)
SINGLE FAMILY RESIDENTIAL (R1)	LOTS 1-23	9.12
SWM POND	BLOCK A	0.81
COUNTY ROAD WIDENING	BLOCK B	0.23
SWM EASEMENT/WALKWAY	BLOCK C	0.20
FUTURE ROAD ALLOWANCE	BLOCK D	0.11
ROADS (STREET A,B,C)		1.90
TOTAL		12.37

LEGEND

■ DENOTES FOUND SURVEY MONUMENT

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

a) SHOWN ON PLAN
 b) SHOWN ON PLAN
 c) SEE KEY PLAN
 d) RESIDENTIAL
 e) SHOWN ON PLAN
 f) SHOWN ON PLAN
 g) SHOWN ON PLAN
 h) PRIVATE WELL
 i) SANDY LOAM
 j) SHOWN ON PLAN
 k) PRIVATE SERVICES
 l) SEE INSTRUMENTS NS020085 & NS017771

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

December 4, 2025
 DATE

DARREN WALKER
 ONTARIO LAND SURVEYOR, TULLOCH GEOMATICS INC.

OWNER'S CERTIFICATE
 I, THE UNDERSIGNED, BEING THE REGISTERED OWNER OF THE SUBJECT LANDS, HEREBY AUTHORIZE MORGAN PLANNING AND DEVELOPMENT INC. TO PREPARE THIS DRAFT PLAN OF SUBDIVISION AND TO SUBMIT SAME TO THE TOWNSHIP OF SEVERN AND THE COUNTY OF SIMCOE FOR APPROVAL.

December 8, 2025
 DATE

MR. RON CHESLOCK
 SOUTH SHORE HOMES INC.

APPROVED SUBJECT TO CONDITIONS IN ACCORDANCE WITH SECTION 51(31) OF THE PLANNING ACT, RSO, CHAP. P.13, AS AMENDED

THIS 13th DAY OF January, 2025 2025

DIRECTOR OF PLANNING/CHIEF PLANNER, COUNTY OF SIMCOE

DRAFT PLAN OF PROPOSED SUBDIVISION
 PART OF LOT 1, CONCESSION 1,
 (GEOGRAPHIC TOWNSHIP OF NORTH ORILLIA)
 NOW IN THE
TOWNSHIP OF SEVERN
 COUNTY OF SIMCOE
 2025

NO.	REVISIONS	DATE	BY
3.	3RD SUBMISSION	MAY 2023	JM
2.	2ND SUBMISSION	OCT. 2022	JM
1.	1ST SUBMISSION	NOV. 2021	JM
NO.	REVISIONS		

LAND USE PLANNING CONSULTANTS

MORGAN PLANNING & DEVELOPMENT

T 705-327-1873 BOX 834, DRILLIA, ON L3V 6K8
 WWW.MORGANPLANNING.CA

TATHAM ENGINEERING

SCALE: 1:750
 JOB NO. 319827
 DESIGN: CU CHECKED: BL
 DRAWN: CU DATE: NOVEMBER 2015
 DWG. DP-1