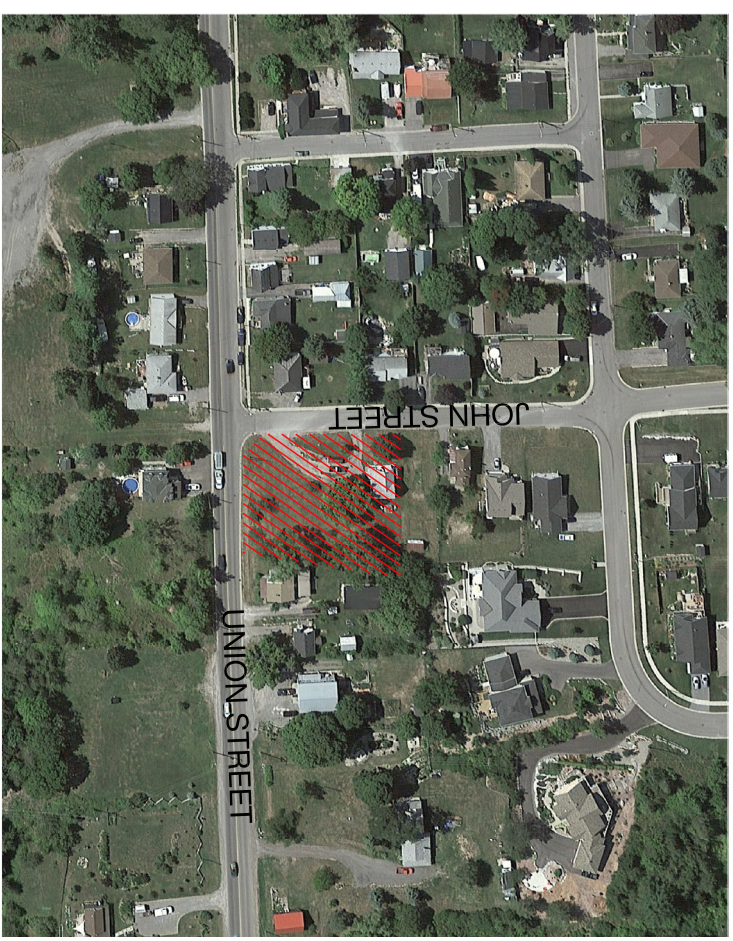


**6 JOHN ST.
PRINCE EDWARD COUNTY
DRAFT PLAN**

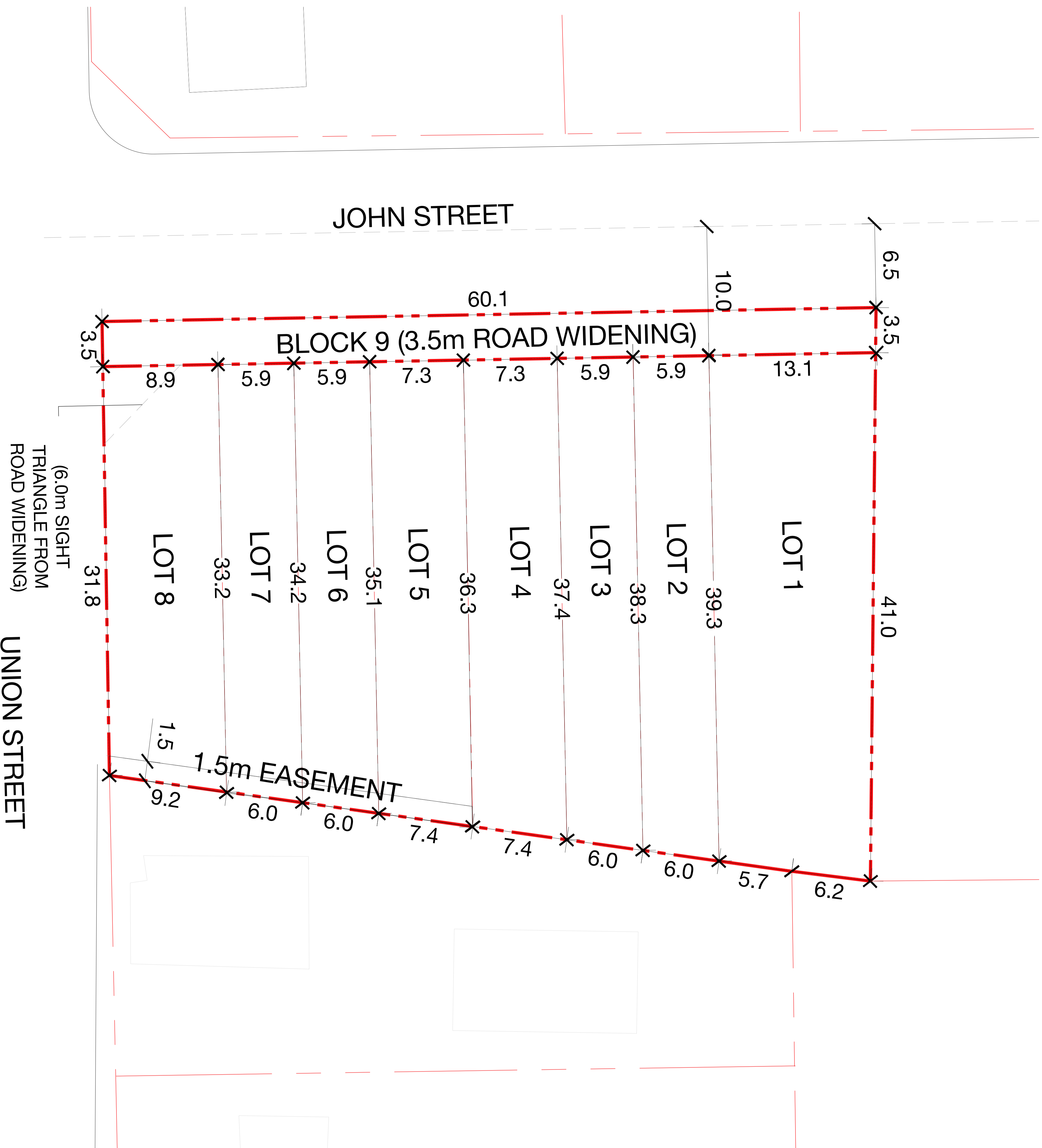


LAND USE TABLE (D)						
USE	LOT, BLOCK	LOT AREA (SQM)	BUILDING FOOTPRINT (SQM)	LOT COVERAGE	LANDSCAPE AREA (SQM)	LANDSCAPE AREA (%)
RESIDENTIAL (TOWNHOUSE)	LOT 1	496.04	73.50	15%	394.47	78%
RESIDENTIAL (TOWNHOUSE)	LOT 2	228.60	71.64	31%	120.05	53%
RESIDENTIAL (TOWNHOUSE)	LOT 3	223.09	71.64	32%	114.47	51%
RESIDENTIAL (TOWNHOUSE)	LOT 4	268.23	73.50	27%	156.56	58%
RESIDENTIAL (TOWNHOUSE)	LOT 5	259.56	73.50	28%	147.81	57%
RESIDENTIAL (TOWNHOUSE)	LOT 6	203.94	71.64	35%	95.22	47%
RESIDENTIAL (TOWNHOUSE)	LOT 7	198.42	71.64	36%	89.62	45%
RESIDENTIAL (TOWNHOUSE)	LOT 8	292.68	73.50	25%	182.41	62%
STREET ROW (ROAD WIDENING)	BLOCK 9	210.28	n/a	n/a	n/a	n/a
TOTAL SITE AREA (DEVELOPABLE)*		2,380.85	580.54	24%	1,290.61	54%
TOTAL SITE AREA (DEVELOPABLE)*		2,170.57	580.54	27%	1,290.61	59%

ADDITIONAL INFORMATION UNDER THE PLANNING ACT SECTION 51.17 (A-L) OF THE PLANNING ACT.

- A) BOUNDARY SHOWN BASED ON 47R-1140 PLAN (PDF)
- B) NOT APPLICABLE
- C) SEE PLAN
- D) RESIDENTIAL (LOTS 1-8), ROAD WIDENING (BLOCK 8) NAMED ON PLAN
- E) SEE PLANNING REPORT
- F) SEE PLAN
- G) SEE PLANNING REPORT
- H) SEE APPENDIX: SERVICING REPORT
- I) SEE APPENDIX: GEOTECHNICAL INVESTIGATION
- J) SEE APPENDIX: STORMWATER REPORT
- K) SEE APPENDIX: SERVICING REPORT
- L) SEE 47R-1140 PLAN (PDF)

NOTE: THE FOLLOWING DRAFT PLAN OF SUBDIVISION IS BASED ON AN ONTARIO LAND SURVEYOR BOUNDARY SURVEY (APPROXIMATE), ALL DIMENSIONS TO BE CONFIRMED/CERTIFIED BY ONTARIO LAND SURVEYOR, WHERE REQUIRED.



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No. REVISION	DATE	BY

FOTENN
Planning + Design

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DESIGNED ET
REVIEWED ET
DATE 2024.06.21

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