

## **SCHEDULE 4 – CONDITIONS OF ONE BLOCK DRAFT PLAN OF SUBDIVISION**

### **CONDITIONS OF DRAFT APPROVAL FOR ONE BLOCK PLAN OF SUBDIVISION FILE: D12SUB22.001 - D&M DEVELOPERS INC.**

**DATED: JULY 4, 2022**

#### **LEGAL DESCRIPTION**

**PART OF LOT 277, REGISTERED COMPILED PLAN 1098  
AND PART OF LOTS 1 TO 4, BLOCK 15, REGISTERED PLAN 31  
AND PART OF LOT 7, BLOCK 15, REGISTERED PLAN 63  
TOWN OF HALTON HILLS, REGIONAL MUNICIPALITY OF HALTON  
12 CHURCH STREET EAST (ACTON)**

The conditions, which shall be fulfilled prior to final approval of this Draft Plan of Subdivision, are as follows:

#### **TOWN OF HALTON HILLS**

1. That approval applies to the proposed Plan of Subdivision, prepared by Tarasick McMillan Kubicki Limited, dated June 8, 2022, to show one (1) Medium Density Block and one (1) road widening block.
2. That the Owner agrees to deposit mylars of the Registered Plan of Subdivision with the Town of Halton Hills and provide the Town with computerized information in a format satisfactory to the Town.
3. That the Owner agrees to construct all works, which must be considered temporary to facilitate the development of the subject property. These works may include, but not be limited to, emergency access, temporary cul-de-sacs and stormwater facilities.
4. The Owner agrees to pay any required fees for Subdivision Final Approval. The fee shall be the approved amount as of the date Final Approval is to be granted.
5. That the Owner agrees to dedicate a 2.46 metre road widening along the entire frontage of 12 Church Street East to the Town of Halton Hills.

#### **HALTON REGION**

6. The Owner shall provide digital copies of the registered plan of subdivision to the Region of Halton, prior to registration of the plan. The Owner shall also provide Halton Region's Development Project Manager prior to registration and prior to commencement of any works, digital drawings in accordance with the Region of

Halton's Digital Drawing Specifications for Development and as well upon submission of the "as constructed drawings".

7. The Owner agrees to deposit mylars of the registered plan of subdivision to the satisfaction of the Town of Halton Hills, and that prior to the registration of the plan, the Owner's surveyor shall submit to the Region of Halton, horizontal co-ordinates of all boundary monuments for the approved draft plan of subdivision. These co-ordinates must be to real 60 UTM co-ordinates, NAD 83 datum.
8. The Owner agrees that should the development be phased, the Owner shall submit a phasing plan prior to final approval of the first phase. The phasing plan will indicate the sequence of development, the land area in hectares, the number of lots and blocks for each phase and the proposed use of all blocks including, the proposed number of units, the specific lots to be developed, site access to each phase, grading and the construction of public services.