

KEY PLAN Subject Property Scale = 1:10,000

LAND USE - AREA TABLE 21229 - 14dp November 12, 2024

Development Blocks	Blocks	1-11	89%	15.691 ha±
POPS	Blocks	12-14	5%	0.967
Road Widening	Blocks	15-18	1%	0.256
Roads			4%	0.763
Total			100%	17.677 ha±

ROADS

20.1m Public R.O.W.	370 m	0.763
Total	370 m	0.763 ha

ESTIMATED UNIT COUNT

Townhouse Units	2%	91
Residential Apartment Units	98%	4,234
Total	100%	4,325 units

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORP's): UTM ZONE 17, NAD83 (CSRS) (2010.0). COORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O.REG. 216/10

POINT ID	NORTHING	EASTING
ORP (A)	4787474.240	600107.462
ORP (B)	4786954.077	600161.791

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

LEGEND
 Subject Property

NOTES
 All dimensions are in metres.
 All area measurements are computer generated.
 All elevations refer to Geodetic Datum.

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT
 A, B, E, F, G, J, L - As Shown on Plan
 C. This represents the applicant's entire holding of undeveloped land in the vicinity.
 D. Development Blocks, POPS, Road Widening, Roads
 H. Piped water to be provided.
 I. Clay loam soil.
 K. Sanitary & storm sewers to be provided.

SURVEYOR'S CERTIFICATE
 I certify that: the boundaries of the lands to be subdivided and their relationship to the adjacent lands are correctly shown.

 A.T. McLaren Limited 03 08 2023
 Day Month Year

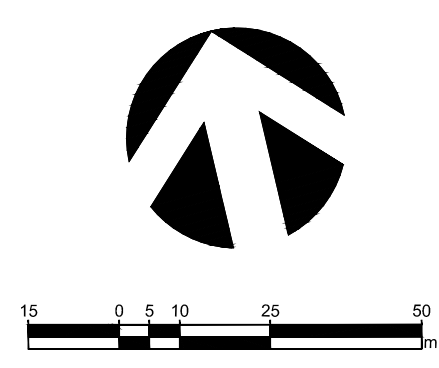
OWNER'S AUTHORIZATION
 I/we, Hammer GP LP and Hammer GP Services Corp. being the registered owner(s) of the subject lands hereby authorize BOUSFIELDs INC. to prepare and submit a draft plan of subdivision for approval.

 Mark Newman 12 / 11 / 2024
 Day Month Year

Subject to the conditions, if any, set forth in our letter dated January 15, 2025. This draft plan is approved under section 51 of the Planning Act, as amended, by the General Manager of Planning and Economic Development Department of the City of Hamilton under the authority of By-law 07-323.

This 5th day of February 2025

Director, Growth Management and Chief Development Engineer,
 Planning and Economic Development
 City of Hamilton



DRAFT PLAN OF PROPOSED SUBDIVISION PART 1, PLAN OF PART OF LOT 27 CONCESSION 2 (GEOGRAPHIC TOWNSHIP OF SALTFLEET) CITY OF HAMILTON

BOUSFIELDs INC.
 3 Church Street, Suite 200
 Toronto, Ontario M5E 1M2
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1 : 1250	November 12, 2024	21229 - 14dp
Scale	Date	Drawing Number