



	<i>LEGAL DESCRIPTION</i>
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OWNER'S CERTIFICATE

 AUGUST 29, 2025
PINWOOD HOMES (TARA) LTD. DATE

I HEREBY CERTIFY THAT THE BOUNDARIES OF
THE LANDS TO BE SUBDIVIDED ARE
CORRECTLY SHOWN.

20-16-353-00
REQUIREMENTS OF SECTION 51(17)
OF THE PLANNING ACT

- | <u>SITE STATISTICS</u> | | |
|-------------------------------|-------|--------------|
| AREA | ha | % COVERAGE |
| BUILDING (77 UNITS) | 0.224 | 30.11 |
| ROADWAY/PARKING | 0.281 | 37.77 |
| LANDSCAPE | 0.239 | 32.12 |
| TOTAL | 0.744 | 100.00 |
| DENSITY | | 103.49 un/ha |
- PARKING STATISTICS:**
- REQUIRED SPACES = 1 SPACE PER UNIT
 $77 \times 1 = 77$
- ACCESSIBLE SPACES REQUIRED = FOR 76-100 STANDARD
 SPACES REQUIRED = 4 ACCESSIBLE SPACES
- TOTAL SPACES REQUIRED = 77
- TOTAL SPACES PROVIDED = 84 (INCLUDES 4 ACCESSIBLE)



**UPPER CANADA
CONSULTANTS**
ENGINEERS / PLANNERS

DRAFTING		TA	
DATE		SEPTEMBER 2, 2025	
PRINTED		SEPTEMBER 2, 2025	
SCALE		1:250	
DWG No.		REV	
25010-DP		0	