

ZONE CHANGE SKETCH

PART OF LOT 10, CONCESSION 8

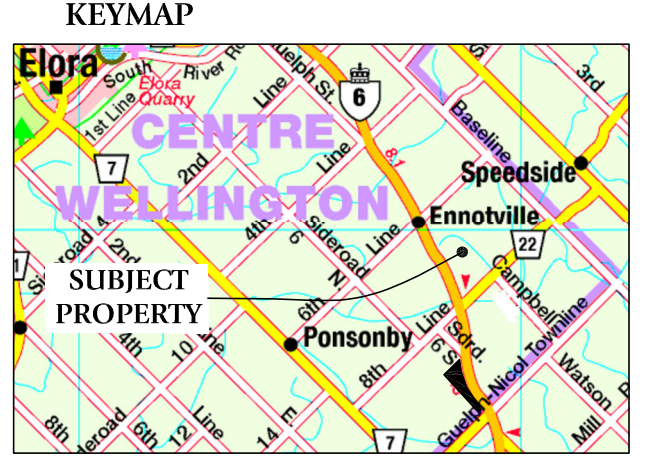
GEOGRAPHIC TOWNSHIP OF NICHOL

TOWNSHIP OF CENTRE WELLINGTON

COUNTY OF WELLINGTON

SCALE 1 : 3000

VAN HARTEN SURVEYING INC.



- NOTES:
1. THIS IS NOT A PLAN OF SURVEY AND SHOULD NOT BE USED FOR REAL ESTATE TRANSFERS OR MORTGAGES.
 2. SUBJECT LANDS ARE ZONED AGRICULTURAL.
 3. SUBJECT LANDS HAVE AN OFFICIAL PLAN DESIGNATION OF PRIME AGRICULTURAL & CORE GREENLANDS.
 4. DISTANCES ON THIS PLAN ARE SHOWN IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.
 5. DIMENSIONS ON THIS SKETCH ARE APPROXIMATE AND HAVE NOT BEEN VERIFIED BY SURVEY.
 6. PROPERTY OWNER: POLSTO FARM LIMITED.

O.P. : CORE GREENLANDS
ZONING: AGRICULTURAL

ZONE CHANGE REQUEST:

(A) TO REZONE THE RETAINED PARCEL FROM AGRICULTURAL TO A SPECIALIZED AGRICULTURAL TO PROHIBIT A RESIDENTIAL DWELLING.

(B) TO PERMIT A REDUCED LOT FRONTAGE OF THE SEVERED PARCEL TO BE 12m INSTEAD OF 30m AS REQUIRED IN SECTION 6.1.3.2.b) OF THE ZONING BY-LAW.

THIS SKETCH WAS PREPARED ON THE 9th DAY OF JULY 2021.

JEFFREY E. BUISMAN
ONTARIO LAND SURVEYOR

20.12m WIDE PIN 71171-0079		25.3m WIDE		WELLINGTON COUNTY ROAD 22		ROAD ALLOWANCE BETWEEN CONCESSIONS 8 & 9	
PIN 71370-0012 #7701 PART 1, 61R-1498	PIN 71370-0013 #7703 PART 1, 61R-539	PIN 71370-0014 #7707 PART 1, 61R-4614	PIN 71370-0063 #7709 PART 2, 61R-8182	PIN 71370-0129 #7711 PART 2, 61R-8655	PIN 71370-0130 #7713 PART 3, 61R-8655	PIN 71370-0016 #7715	PIN 71370-0147 #5854 PART 2, 61R-11703
CONCESSION		LOT		10			

Van Harten

SURVEYING INC.
LAND SURVEYORS and ENGINEERS

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DRAWN BY: ARN	CHECKED BY: JEB	PROJECT No. 29193-20
Jul 09, 2021-2:28pm G:\NICHOL\Con8\acad\ZONE LOT 10 (POLSTO) UTM.dwg		