CC21.4 - CONFIDENTIAL APPENDIX A - Part 2 - made public on September 10, 2024

BLK B WEST ELEVATION -RZ
1 : 200

BLK B SOUTH ELEVATION - RZ
1 : 200

BLK B EAST ELEVATION - RZ
1 : 200

BLK B NORTH ELEVATION - RZ
1 : 200

D

DUNPAR

4195 Dundas St. W

4195 Dundas Street West
Etobicoke, Ontario

Scale 1 : 200	North

Drawing Title

BLOCK B ELEVATIONS

Owner/Developer

1386072 ONTARIO INC.

Drawn by	Author	Page No.
Checked by	Checker	
Date	10/15/21	RZ 403

BLOCK E - EAST ELEVATION

BLOCK E - NORTH ELEVATION

BLOCK D - EAST ELEVATION

BLOCK D - NORTH ELEVATION

BLOCK E - WEST ELEVATION

BLOCK E - SOUTH ELEVATION

BLOCK D - WEST ELEVATION

BLOCK D - SOUTH ELEVATION

BLOCK C - WEST ELEVATION

BLOCK C - SOUTH ELEVATION

BLOCK C - EAST ELEVATION

BLOCK C - NORTH ELEVATION

D

DUNPAR

BETTER BY DESIGN

4195 Dundas St. W

4195 Dundas Street West
Etobicoke, Ontario

Scale

North

Drawing Title

BLOCK C, D AND E
TOWNHOME ELEVATIONS

Owner/Developer

1386072 ONTARIO INC.

Drawn by	Author	Page No.
Checked by	Checker	RZ 404
Date	04/01/22	

4 RZ 100 NORTH SOUTH BUILDING SECTION
1 : 300

ELEVATION @ PRINCE EDWARD DR. (EAST)
1 : 300

D
DUNPAR

4195 Dundas St. W
4195 Dundas Street West
Etobicoke, Ontario

Scale 1 : 300	North

Drawing Title
ANGULAR PLANE & BUILDING SECTION

Owner/Developer
1386072 ONTARIO INC.

Drawn by	Author	Page No.
Checked by	Checker	RZ 501
Date	03/08/21	

ANGULAR PLANE 3D VIEW 1

ANGULAR PLANE 3D VIEW 2

LANDSCAPE AREA DIAGRAM

RZ 400 1 : 500

D

DUNPAR

4195 Dundas St. W

4195 Dundas Street West
Etobicoke, Ontario

Scale 1 : 500	North
Drawing Title 3D VIEWS & LANDSCAPE AREA DIAGRAM	
Owner/Developer 1386072 ONTARIO INC.	
Drawn by Author	Page No.
Checked by Checker	
Date 03/09/21	RZ 502

D

DUNPAR
BETTER BY DESIGN

APPENDIX "B"

105 Six Point Rd.
Etobicoke, Ontario
Canada M8Z 2X3

Tel: 416 236 9800
Fax: 416 236 9080
dunparhomes.com

CONTEXT PLAN

SITE NOTES LEGEND

- BUILDING SECONDARY ENTRANCE
- BUILDING EXIT
- BUILDING ENTRANCE
- LOTLINE
- RAMP TO UNDERGROUND PARKING LEVELS
- OVERHEAD DOOR
- PRIVATE DRIVEWAY

PLAN OF SURVEY AND TOPOGRAPHY

ALL OF LOTS 2, 3 AND 4 AND PART OF LOTS 1 & 5
REGISTERED PLAN 116 AND PART OF LOTS 9,10, 11 & 12
REGISTERED PLAN 56
CITY OF TORONTO
(FORMERLY THE CITY OF ETOBICOKE)
I.M.PASTUSHAK LIMITED

SITE_PLAN
RZ 300 1 : 300

ISSUED FOR SETTLEMENT
WITH CITY OF TORONTO.
AUGUST 22, 2024

D
DUNPAR

4195 Dundas St. W
4195 Dundas Street West
Etobicoke, Ontario

Scale	1 : 300
North	
Drawing Title	SITE PLAN
Owner/Developer	1386072 ONTARIO INC.
Drawn by	Author
Checked by	HM
Date	08/22/24
Page No.	RZ 100

METRIC : DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

PART 2 :

Description Of Land (This Plan)
All Of Lots 2, 3 and 4, Plan 81 (Lots 1 and 2 Registered Plan 116 ; Part Of Lots 9, 10, 11 and 12, Registered Plan 56, Being All Of PIN 07493-0203(LT), PIN 07493-0205(LT), PIN 07493-0206(LT), PIN 07493-0204(LT) and PIN 07493-0208(LT)

Registered Easements And Rights Of Ways
None

Comments
See Report Dated November 5 , 2015

INTEGRATION DATA

SPECIFIED CONTROL POINTS (SCP'S) COORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O.REG. 216/10

COORDINATE SCHEDULE

		(MEN*2)	3° MTM (CSRS) NAD83		DESCRIPTION
		(RD/4M 79°30' WEST LONGITUDE			
		NG	NORTHING	EASTING	
		1.891	4 835 587.377	303 842.690	HCM 020030110
			4 835	303 973.009	HCM 020030111

OBSERVED REFERENCE POINT S (ORP'S) DERIVED FROM REFERENCE SCP'S COORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O.REG. 216/10

COORDINATE SCHEDULE

POINT (ORP)	3° MTM NAD27 (1974 ADJUSTMENT) ZONE 10, CENTRAL MERIDIAN 79°30' WEST LONGITUDE		3° MTM (CSRS) NAD83		DESCRIPTION
	NORTHING	EASTING	NORTHING	EASTING	
3	4 835 384.828	303 946.158	4 835 606.715	303 962.155	CC(DU)
4	4 835 298.485	303 969.646	4 835 520.374	303 985.645	IB(YAY)
5	4 835 391.474	303 930.937	4 835 613.363	303 946.939	CM
6	4 835 322.180	303 798.328	4 835 544.064	303 814.328	SB(PL)

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.
NAD 83 (CSRS) COORDINATES ARE DERIVED FROM NAD 27 USING MINISTRY OF NATURAL RESOURCES CANADA NTv2 TRANSFORMATION MATRIX AND CITY OF TORONTO GRID SHIFT FILE TO27CSV.gsb

BENCH MARK

ELEVATIONS SHOWN ARE GEODETIC AND ARE REFERRED TO CITY OF TORONTO BENCH MARK No. C 506, ELEVATION = 113.542

BEARING NOTE

BEARINGS SHOWN HEREON ARE GRID BEARINGS AND ARE DERIVED FROM THE THE CITY OF TORONTO HORIZONTAL CONTROL MONUMENTS 02003010 AND 02003011 AND ARE REFERRED TO THE CENTRAL MERIDIAN 79°30' WEST LONGITUDE 3° MTM ZONE 10 NAD 27 (1974 Adjustment)

DISTANCE NOTE

DISTANCES SHOWN ON THIS PLAN ARE GROUND LEVEL DISTANCES, TO CONVERT TO GRID DISTANCE MULTIPLY BY COMBINED SCALE FACTOR 0.999961

THIS REPORT WAS PREPARED FOR DUNPAR & CIC MANAGEMENT SERVICES INC.

SURVEYOR'S REAL PROPERTY REPORT PART 1

PLAN OF SURVEY AND TOPOGRAPHY OF
ALL OF LOTS 2, 3 AND 4
PART OF LOTS 1 AND 5
REGISTERED PLAN 116
AND
PART OF LOTS 9, 10, 11 AND 12
REGISTERED PLAN 56
CITY OF TORONTO
(FORMERLY THE CITY OF ETOBICOKE)
SCALE 1 : 300
0m 5m 10m 20 metres
I.M. PASTUSHAK LIMITED

LEGEND

	DENOTES SURVEY MONUMENT SET
	DENOTES SURVEY MONUMENT FOUND
	DENOTES STANDARD IRON BAR
	DENOTES IRON BAR
	DENOTES CUT CROSS
	DENOTES CONCRETE MONUMENT
	DENOTES NAIL WITH OLS IDENTIFICATION
Meas	DENOTES MEASURE
CA	DENOTES CUT ARROW
WI	DENOTES WITNESS
	DENOTES CROSS (PRINCIPAL)
	DENOTES IRON TUBE
AV	DENOTES AVANTI SURVEYING INC. (DEC. 6/2010)
	DENOTES BLAIR MARTIN, O.L.S. (APR. 20/1995)
	DENOTES BAIRD AND MUCKLESTONE LIMITED, O.L.S. (FEB. 11/1985)
	DENOTES CUNNINGHAM McCONNELL LIMITED (FEB. 17/2010)
RP	DENOTES REGISTERED PLAN 56
RP1	DENOTES REGISTERED PLAN 116
P.	DENOTES PLAN 64R-10852
	DENOTE S YOUNG & YOUNG SURVEYING INC.
	DENOTES PLAN RS-1173
	DENOTES PLAN 66-640
	DENOTES PLAN 64R-23838
	DENOTES R.C. RANDALL, O.L.S.
	DENOTES INST. 2447680
	DENOTES INST. 2478287
	DENOTES INST. 7818888
	DENOTES INST. EB591289
	DENOTES INST. 2438888
TW	DENOTES TOP OF WALL
	DENOTES GRATE
	DENOTES CONCRETE PAD
	DENOTES CONCRETE STEPS
	DENOTES WALKWAY
Meas	DENOTES MEASURE
	DENOTES FIRE HYDRANT
	DENOTES METAL SIGN
HW	DENOTE S HANDWELL
TL	DENOTES TRAFFIC LIGHT
	DENOTES INTERLOCK GRID
	DENOTES HANDRAIL
	DENOTES METAL PIPE
	DENOTES GARBAGE BIN
	DENOTES STREET LIGHT
	DENOTES VENT
	DENOTES GAS METER
STM MH	DENOTE S STORM MANHOLE
WV	DENOTES WATER VALVE
SAN MH	DENOTES SANITARY MANHOLE
	DENOTES CATCH BASIN
	DENOTES UTILITY POLE
	DENOTES AREA DRAIN
	DENOTES LETDOWN
	DENOTES BOLLARD
COL	DENOTES CONCRETE COLUMN
R	DENOTES RAMP
	DENOTES FINISHED FLOOR
	DENOTES GARAGE SILL
	DENOTES OVERHANG
	DENOTES TOP OF CURB
	DENOTES BOTTOM OF CURB
	DENOTES OVERHEAD HYDRO/PHONE WIRE
	DENOTES BRICK RETAINING WALL
	DENOTES CONCRETE RETAINING WALL
	DENOTES STONE RETAINING WALL
	DENOTES WOOD RETAINING WALL
P	DENOTES PLANTER
	DENOTES TICKET STATION
	DENOTES ANCHOR
	DENOTES BELL PEDESTAL
	DENOTES PLASTIC PIPE
	DENOTES HYDRO METER
	DENOTES SIAMESE CONNECTION
	DENOTES ORNAMENTAL STREET LIGHT
	DENOTES LIGHT STANDARD
	DENOTES FLAG POLE
	DENOTES WROUGHT IRON FENCE
	DENOTES METAL FENCE
	DENOTES BOARD FENCE
	DENOTES CHAIN LINK FENCE
	DENOTES EDGE OF ASPHALT
	DENOTES CONCRETE CURB
	DENOTES CONIFEROUS TREE , DIAMETER 0.15
	DENOTES DECIDUOUS TREE , DIAMETER 0.15
	DENOTES CLEANOUTS ON CURB TAKEN AT GUTTER UNLESS NOTED OTHERWISE

SURVEYOR'S CERTIFICATE

I CERTIFY THAT :
1) THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
2) THE SURVEY WAS COMPLETED ON THE 20th DAY OF October , 2015

DATE : November 5 , 2015

P. HOFMANN, Ontario Land Surveyor

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
1935561
THIS PLAN IS NOT VALID UNLESS IT IS STAMPED WITH AN ORIGINAL SEAL OF AN ONTARIO LAND SURVEYOR
Regulation 1026, Section 29(2)

I.M. PASTUSHAK
LIMITED
A SOLICITOR'S CORPORATION OF I.M. PASTUSHAK LIMITED
SURVEYORS LAND ENGINEERS
ENGINEERS STREET PATHWAYS TO OWNERSHIPS, ESTABLISHED
Telephone (416) 2 Fax (416) 236 Email info@ impastushak.com www.impastushak.com

DRAWN BY: G. CHECKED BY: PH SYSTEM FILE NO: 15-15-026-00
CAD FILE: 4195 TOPO DATED PLOTTED: 01/05/15

D
DUNPAR
BUILDER BY DESIGN

4195 Dundas St. W
4195 Dundas Street West
Etobicoke, Ontario

Scale	North
Drawing Title	SURVEY
Owner/Developer	1386072 ONTARIO INC.
Drawn by	Author
Checked by	HM
Date	08/22/24
Page No.	RZ 102

1 Level P2
1 : 250

D
DUNPAR
BETTER BY DESIGN

4195 Dundas St. W
4195 Dundas Street West
Etobicoke, Ontario

Scale 1 : 250	North

Drawing Title
P2 PARKING PLAN

Owner/Developer
1386072 ONTARIO INC.

Drawn by	Author	Page No.
Checked by	HM	RZ 200A
Date	06/22/24	

1 Level_P1
1 : 250

D
DUNPAR
BETTER BY DESIGN

4195 Dundas St. W
4195 Dundas Street West
Etobicoke, Ontario

Scale 1 : 250
North

Drawing Title
P1 PARKING PLAN

Owner/Developer
1386072 ONTARIO INC.

Drawn by	Author	Page No.
Checked by	HM	RZ 200B
Date	06/22/24	