N

COMMUNITY CENTRE ROAD

N20°39'20"W

N20°39'20"W

±18.3m [60.0']

±47.3m [155.2']

BLOCK 10
857.4 m²

±46.8m [153.6']

LOT 1	LOT 2	LOT 3	LOT 4	LOT 5	LOT 6	LOT 7	LOT 8	LOT 9	LOT 10	LOT 11	LOT 12	LOT 13	LOT 14	LOT 15	BLOCK 11
1258.7 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	1058.2 m²	920.0 m²	920.0 m²	2338.22m²
±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±20.0m [65.6']	±20.0m [65.6']	±46.0m [150.9']
±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	±46.0m [150.9']	
±31.7m [104.1']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±23.0m [75.5']	±20.0m [65.6']	±20.0m [65.6']	

BLOCK 1

STREET 'A'

BLOCK 25
8939.5 m²
SINGLE & SEMI DETACHED
***8 - 11** UNITS*

BLOCK 26
8939.5 m²
SINGLE & SEMI DETACHED
***8 - 11** UNITS*

BLOCK 1

STREET 'C'

BLOCK 32
2059.1 m²
SEMI-DETACHED
2 UNITS

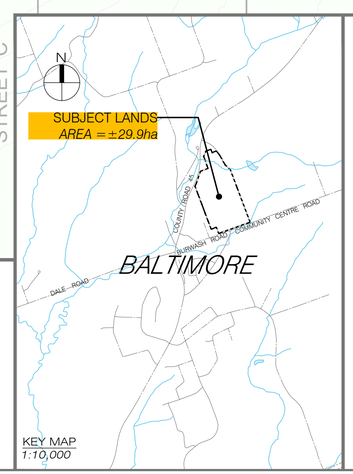
BLOCK 34
2063.1 m²
SEMI-DETACHED
2 UNITS

LEGEND

- Subject Lands
- Existing Parcel Line
- Proposed Lot/Block Line
- Proposed ROW Centreline
- Approximate Top of Bank
- Existing Watercourse
- Watercourse Buffer (15m)
- Existing Unevaluated Wetland
- Wetland Buffer (15m)
- Single Detached Residential Lot (BLOCK 25 - *13 Lots*)
- Semi Detached Residential Lot (BLOCK 35 - *2 Lots*)
- Open Space - Shared Septic Treatment Area
- Proposed Dwelling Unit (125 sq.m)
  Gross Floor Area: 250 m²
- Proposed Driveway
- Building Envelope
  Front Yard Setback: 7.0 m
  Side Yard Setback: 3.0 m
  Rear Yard Setback: 6.0 m

NOTES:

1. Property Boundaries and Topographic Baseplan derived from survey sketch by IBW Surveyors, 2024
2. Concept plan for discussion purposes only. Subject to change based on future studies.
3. Dwelling Type:
   Lots 1–13: Single Detached Dwelling
   Lots 14–15: Semi-Detached Dwelling



KEY MAP
1:10,000

CONCEPT PLAN
CP1

BURWASH SUBDIVISION
Stalwood Homes - c/o Anthony Dew

PART OF 9380 BURWASH ROAD

TOWNSHIP OF HAMILTON
COUNTY OF NORTHUMBERLAND

Project Number:	24-2700
Drawn By:	MC/PP
Horiz. Scale:	1:550
Revision Date:	June 30, 2026

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