

SAFFRON MEADOWS PHASE 2

WITHIN THE TOWN OF PELHAM

**TOWN FILE NOS:
ZONING BY-LAW AMENDMENT AM-13-18**

Craig Rohe, MCIP, RPP



**UPPER CANADA
CONSULTANTS**
ENGINEERS / PLANNERS

VACANT LAND/FUTURE RESIDENTIAL

SWAN AVENUE

LYMBURNER STREET

(PHASE 1)
(PHASE 2)

LYMBURNER STREET

STREET 'A'

RICE ROAD



LEGEND



PART 1 - FROM R2-266(H)
TO RM1-269(H)



PART 2 - FROM RM1-269(H)
TO R2-266(H)

PART 1
(PART OF
BLOCK 38)

BLOCK 38

PART 2
(LOT 14)

AFTER REDLINE

14	REVISED LOT LAYOUT	2018-12-19	MW
13	ADDED BICYCLE LANE	2018-12-17	MW
12	REVISED PH2 HYDRO LOCATIONS	2018-11-05	MW
11	REVISED SANITARY CONNECTION TO EXISTING	2018-07-27	AK
10	REGIONAL MANHOLE-ADDED INTERNAL DROP PP1	2018-07-23	AK
9	REGIONAL MANHOLE-ADDED INTERNAL DROP PPS		
#	REVISION	DATE	INT

NOTES:

1. THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWER, AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND, WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.
2. PROPERTY LINES WERE PLOTTED USING REGISTERED PLANS AND DATA LOCATED IN THE FIELD TO VERIFY THE ACCURACY OF THESE PROPERTY LINES. A LEGAL SURVEY SHOULD BE PERFORMED PRIOR TO CONSTRUCTION.
3. ALL CONSTRUCTION MUST COMPLY WITH THE NIAGARA PENINSULA STANDARD CONTRACT DOCUMENT.

DRAFTING

MW

DESIGN

AK

CHECKED BY

MH

APPROVED BY

.

