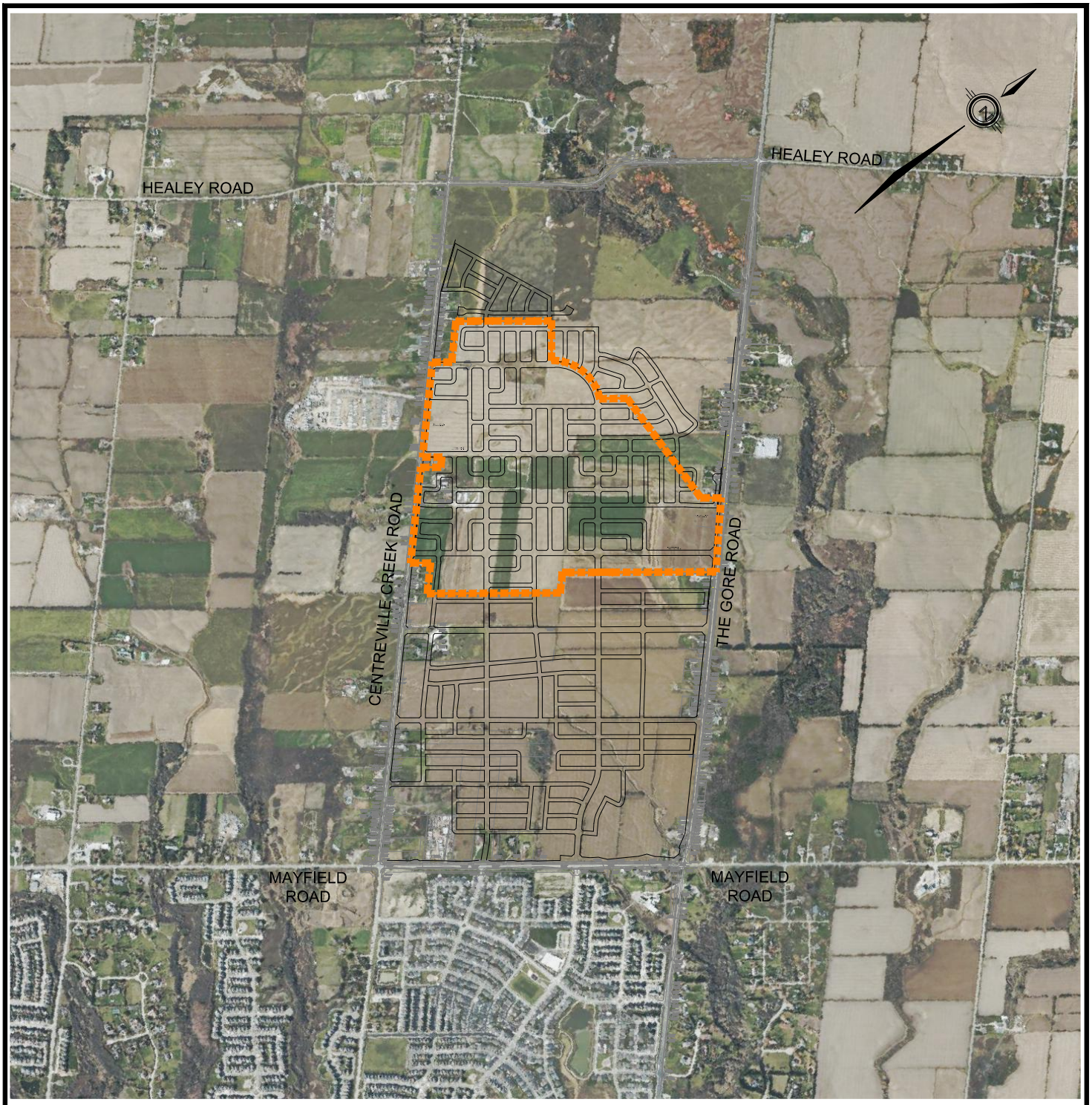
FIGURES & DRAWINGS



LEGEND

SUBJECT LANDS

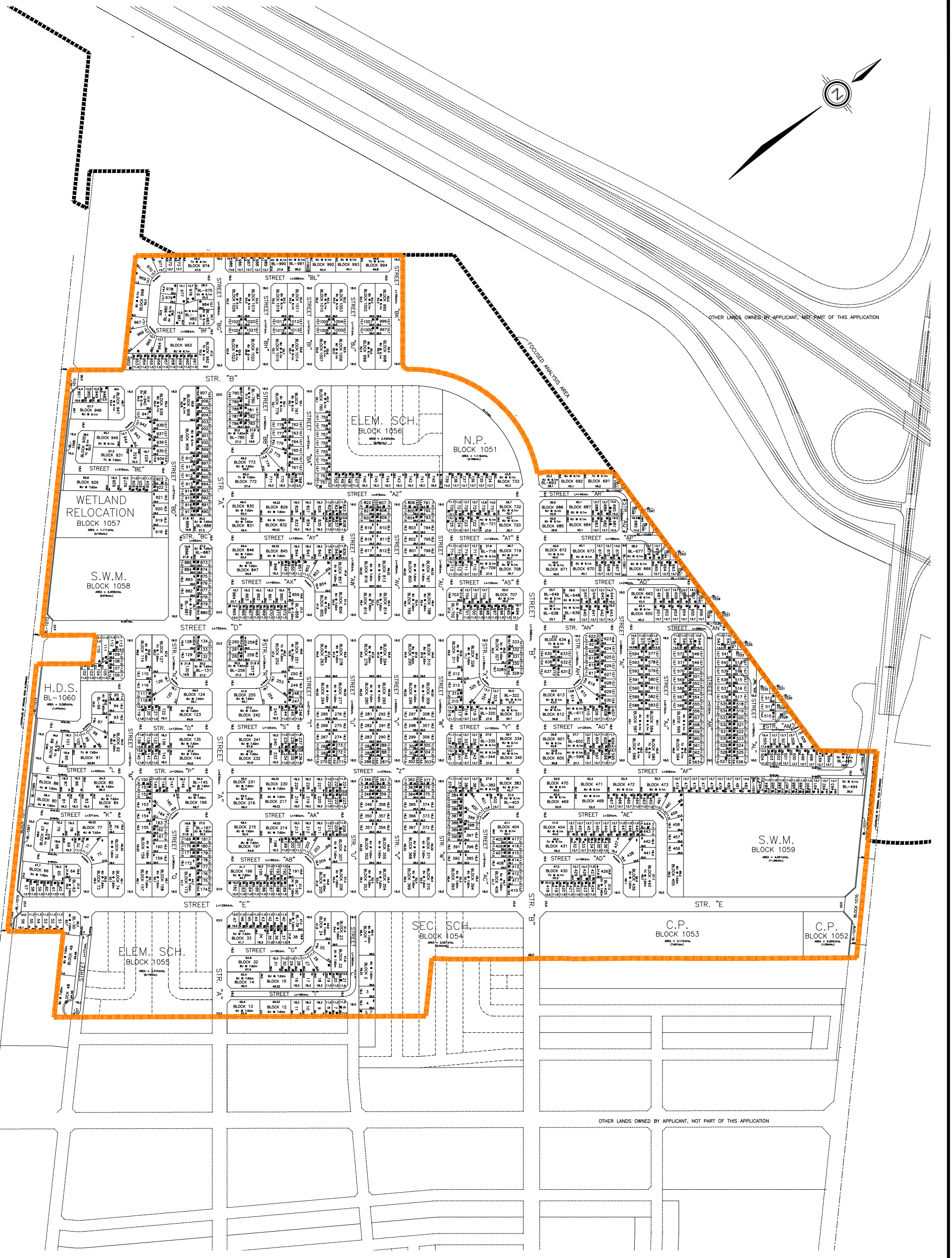
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE

TOWN OF CALEDON

SITE LOCATION PLAN

SCALE:	1:25000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	1



LEGEND

SITE BOUNDARY

NOTE: SEE APPENDIX B FOR KLM DRAFT PLAN

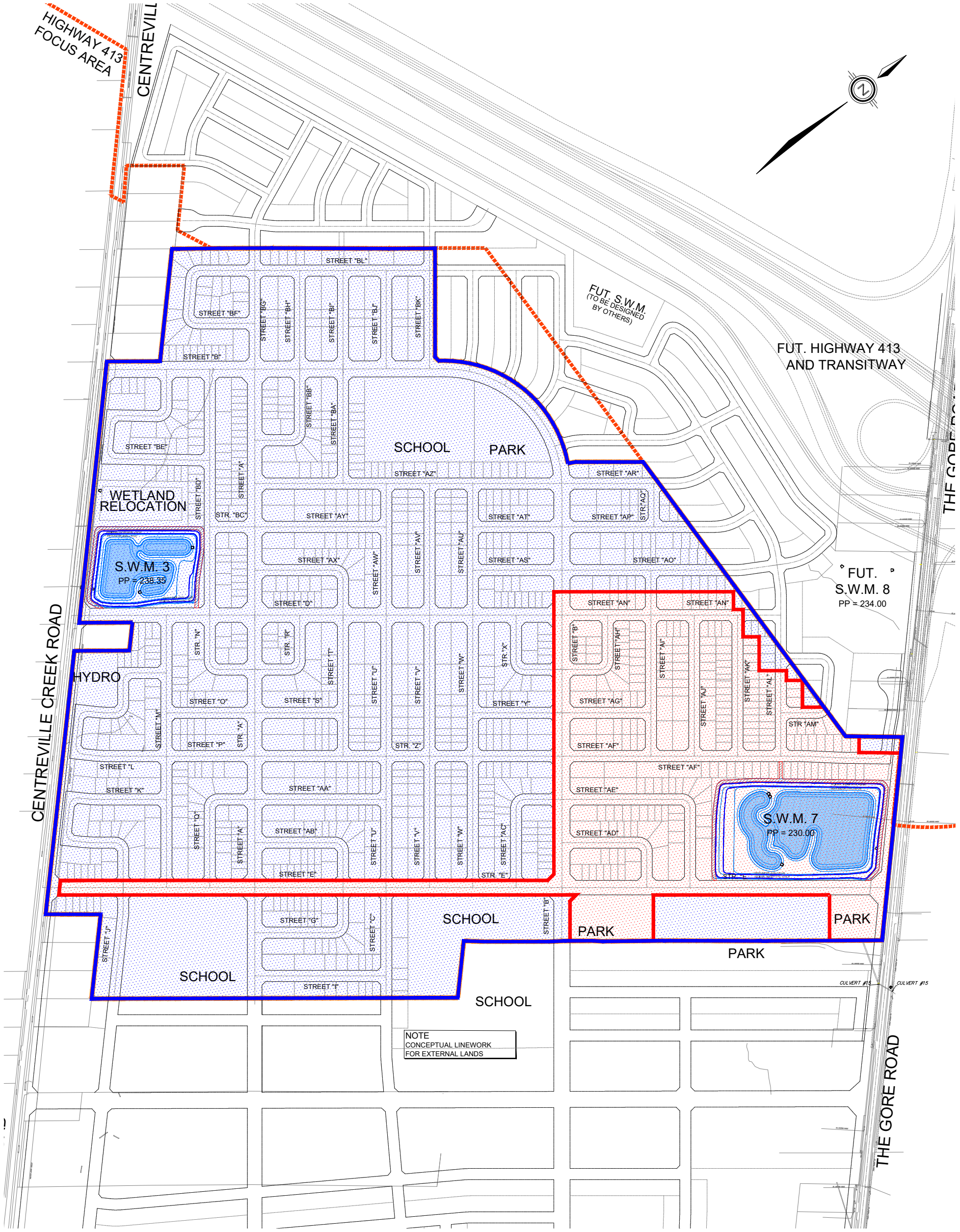
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TOWN OF CALEDON

DRAFT PLAN

SCALE:	1:6000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	2



LEGEND

SITE BOUNDARY

PHASE 1

FUTURE PHASE

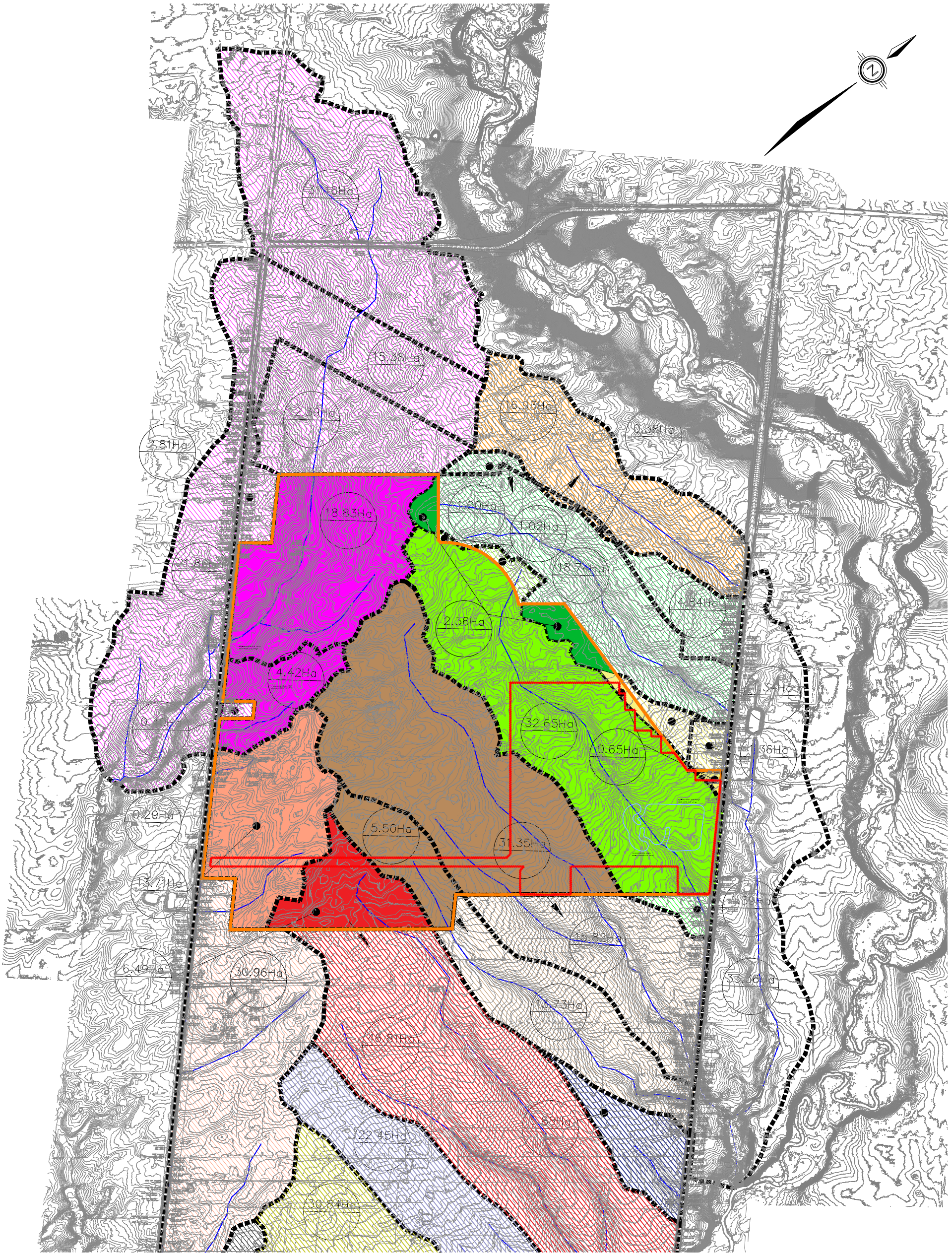
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE

TOWN OF CALEDON

PHASING PLAN

SCALE:	1:6000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	3



LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- EXISTING DITCH
- PRE-DEVELOPMENT DRAINAGE BOUNDARY
- SOLID HATCHED AREA DENOTES INTERNAL PRE-DEVELOPMENT TO APPLICABLE OUTLET
- DASHED HATCHED AREA DENOTES EXTERNAL PRE-DEVELOPMENT TO APPLICABLE OUTLET

33.36Ha — PRE-DEVELOPMENT DRAINAGE AREA

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

PRE-DEVELOPMENT STORM DRAINAGE AREAS

SCALE:	1:10000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	4

HEALEY ROAD

HEALEY ROAD

CENTREVILLE CREEK ROAD

THE GORE ROAD

HIGHWAY 413 FOCUS AREA

HIGHWAY 413 FOCUS AREA

SWM 3
12.33Ha
0.69

SWM 8
2.50Ha
0.70

SWM 3
3.28Ha
0.74

SWM 3
21.14Ha
0.69

WETLAND
1.41Ha
0.35

WETLAND RELOCATION

S.W.M. 3
PP = 236.39

EXT
0.30Ha
0.69

HYDRO

EXT
12.10Ha
0.70

SWM 1

EXT
0.32Ha
0.68

SCHOOL

PARK

FUT. S.W.M. (TO BE DESIGNED BY OTHERS)

FUT. HIGHWAY 413 AND TRANSITWAY

SWM 8
20.41Ha
0.70

NOTE
HWY 413 SWM FACILITY SIZES AND LOCATIONS TO BE CONFIRMED BY MTO

SWM 8
1.69Ha
0.85

FUT.
S.W.M. 8
PP = 234.00

SWM 7
74.91Ha
0.70

SWM 7
2.00Ha
0.85

S.W.M. 7
PP = 230.00

SCHOOL

PARK

PARK

PARK

EXT SWM 6
2.55Ha
0.75

EXT SWM 6
3.65Ha
0.40

EXT
0.14Ha
0.85

NOTE
CONCEPTUAL LINEWORK FOR EXTERNAL LANDS

TRUNK 3a

TRUNK 3b

TRUNK 7a

TRUNK 7b

TRUNK 7c

TRUNK 7d

EXT TRUNK 8

EXT TRUNK

LEGEND

- SUBJECT LANDS
- PHASE 1 BOUNDARY
- STORM TRIBUTARY AREA
- STORM SEWER TRUNK
- TRUNK 7b
- EXT TRUNK 8
- EXTERNAL STORM SEWER TRUNK
- STORM MANHOLE
- TOTAL POST-DEVELOPMENT DRAINAGE AREA TO SWM PONDS

DRAINAGE AREA

SWM 7
70.15Ha
0.69

- DRAINAGE DESTINATION
- TOTAL AREA
- RUN-OFF COEFFICIENT

EXTERNAL DRAINAGE AREA

SWM 7
2.07Ha
0.85

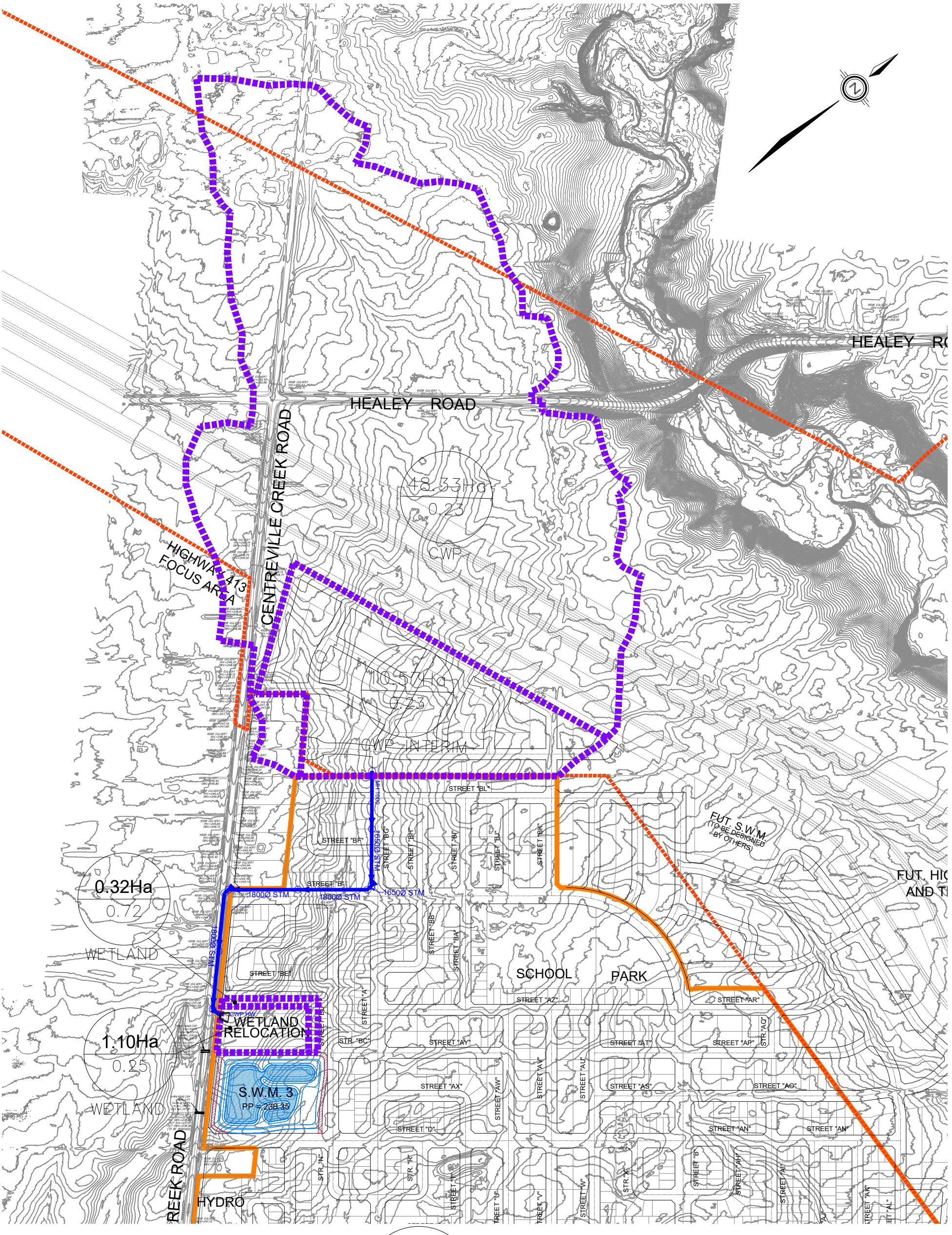
- DRAINAGE DESTINATION
- TOTAL EXTERNAL AREA
- RUN-OFF COEFFICIENT

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

POST-DEVELOPMENT STORM DRAINAGE AREAS

SCALE:	1:8000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	5



LEGEND

- SITE BOUNDARY
- HIGHWAY 413 FOCUS AREA
- STORM DRAINAGE BOUNDARY
- PROPOSED CLEAN WATER STORM SEWER
- PROPOSED CLEAN WATER STORM MANHOLE

0.32Ha / 0.72 — WETLAND

TOTAL AREA

RUN-OFF COEFFICIENT

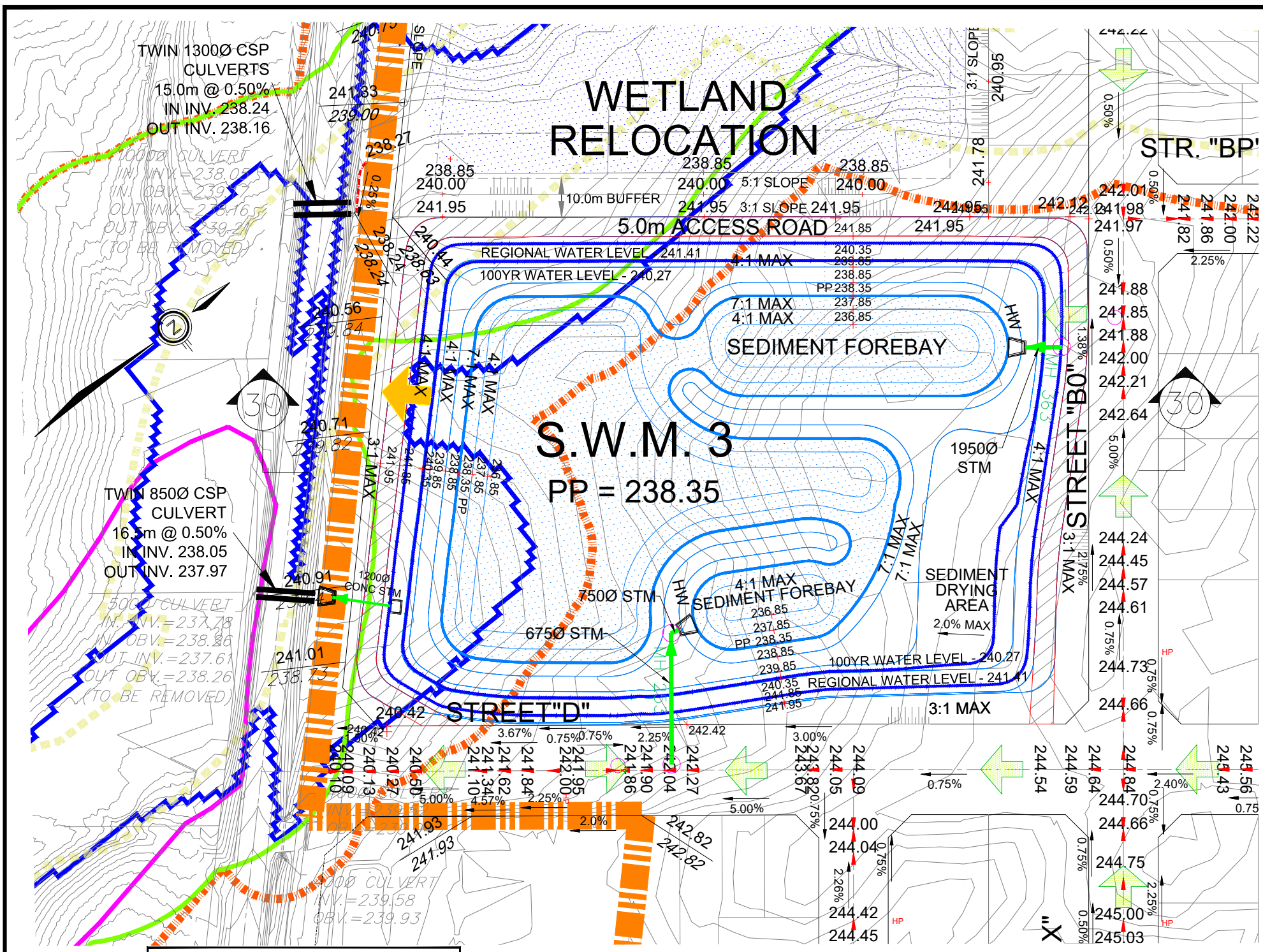
DRAINAGE DESTINATION

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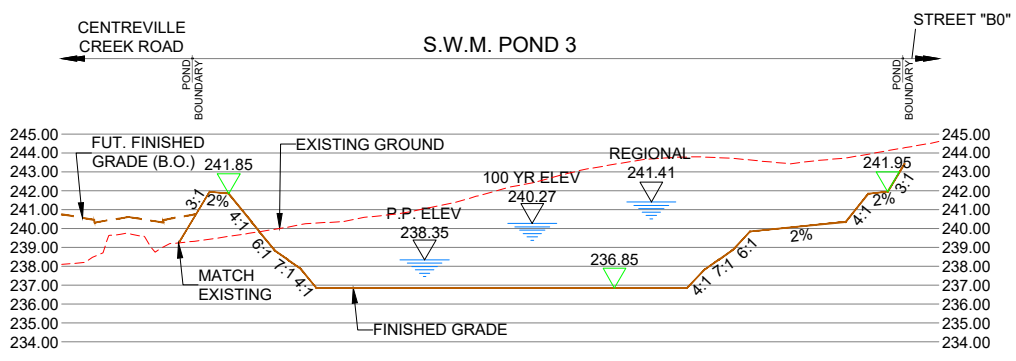
GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

CLEAN WATER PLAN

SCALE:	1:6000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	6



POND CHARACTERISTICS			
	LOWER ELEVATION (m)	UPPER ELEVATION (m)	VOLUME (m^3)
PERMANENT POOL	236.85	238.35	6799
EXT. DET	238.35	239.05	6740
100 YR WL	238.35	240.27	23007
REGIONAL WL	238.35	241.41	41824



S.W.M. POND 3
SECTION 30-30
SCALE HOR. 1:1000
VER. 1:250

LEGEND

- SUBJECT LANDS
- PHASE 1 BOUNDARY
- EXISTING HDF
- [236.74] SW — DITCH
- ACCESS ROAD
- PERMANENT POOL

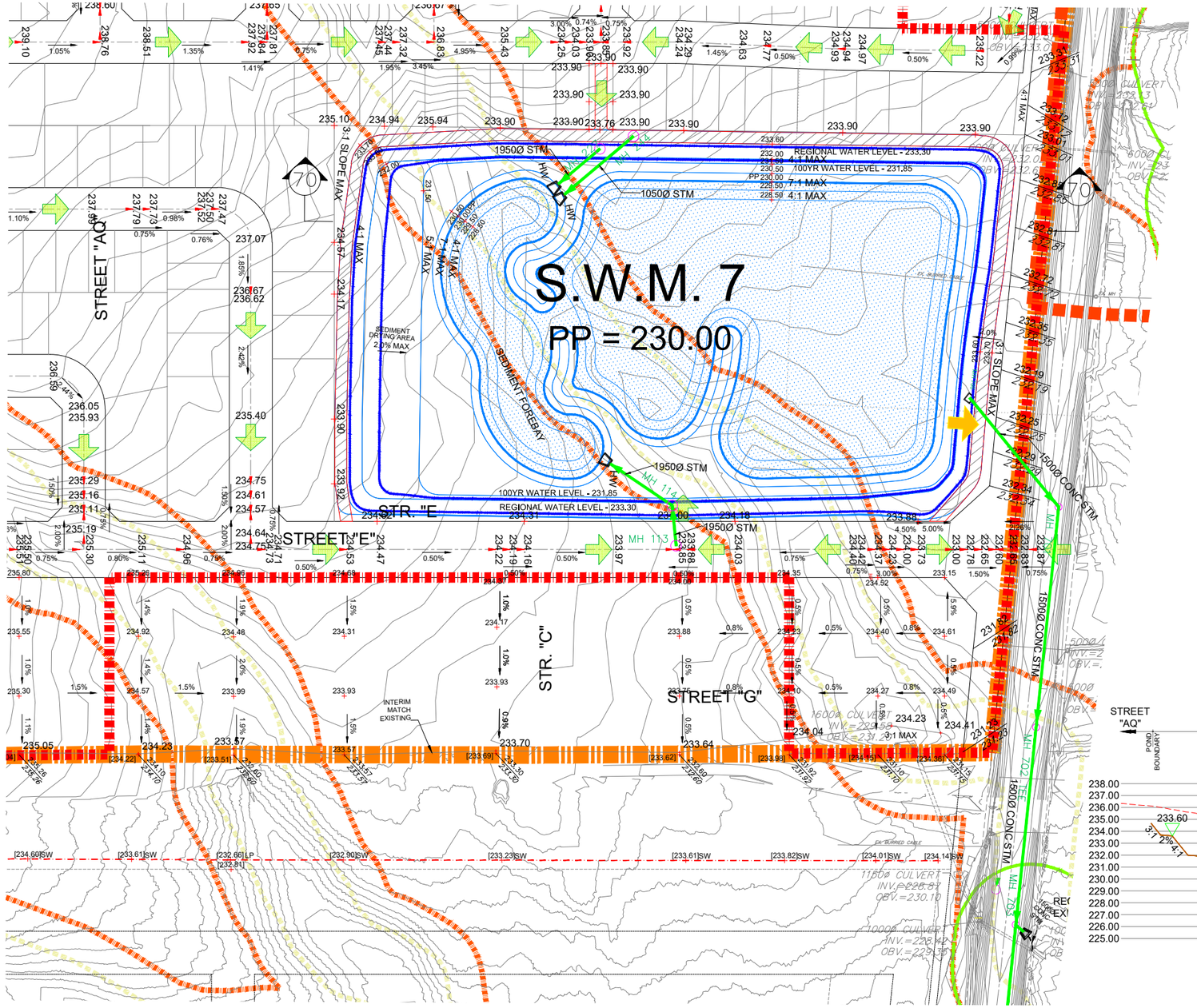
- 165.12 — PROPOSED GRADE
- [165.12] — PROPOSED GRADE (B.O.)
- 165.12 — EXISTING GRADE
- 168.00 — EXISTING CONTOUR ELEVATION
- POND OUTLET
- POND INLET
- EMERGENCY OVERFLOW DIRECTION
- OVERLAND FLOW DIRECTION
- MEANDER BELT
- REGULATION LIMIT
- AREA OF INTERFERENCE
- CREST OF SLOPE
- ESTIMATED FLOOD HAZARD

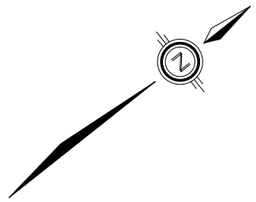
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

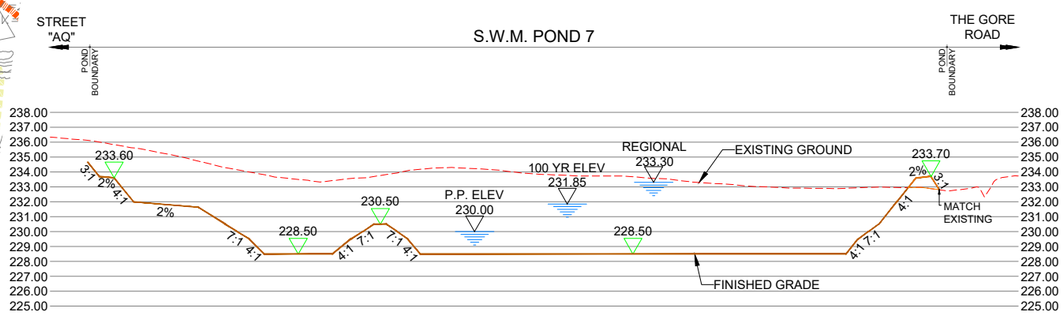
CONCEPTUAL POND DESIGN - SWM POND 3

SCALE:	1:1250	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	7





POND CHARACTERISTICS			
	LOWER ELEVATION (m)	UPPER ELEVATION (m)	VOLUME (m³)
PERMANENT POOL	228.50	230.00	14357
EXT. DET	230.00	230.70	13960
100 YR WL	230.00	231.85	46749
REGIONAL WL	230.00	233.30	96139



S.W.M. POND 7
SECTION 70-70
SCALE HOR. 1:1000
VER. 1:250

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LEGEND

- SUBJECT LANDS
- PHASE 1 BOUNDARY
- EXISTING HDF
- [236.74] SW — DITCH
- ACCESS ROAD
- PERMANENT POOL
- 165.12 — PROPOSED GRADE
- [165.12] — PROPOSED GRADE (B.O.)
- 165.12 — EXISTING GRADE
- 168.00 — EXISTING CONTOUR ELEVATION
- POND OUTLET
- POND INLET
- EMERGENCY OVERFLOW DIRECTION
- OVERLAND FLOW DIRECTION
- MEANDER BELT
- REGULATION LIMIT
- AREA OF INTERFERENCE
- CREST OF SLOPE
- ESTIMATED FLOOD HAZARD

GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

CONCEPTUAL POND DESIGN - SWM POND 7

SCALE:	1:2000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	8

HIGHWAY 413 FOCUS AREA

CENTREVILLE CREEK ROAD

FUT. S.W.M. (TO BE DESIGNED BY OTHERS)

FUT. HIGHWAY 413 AND TRANSITWAY

THE GORE ROAD

STREET "BL"
STREET "BF"
STREET "BG"
STREET "BH"
STREET "BI"
STREET "BJ"
STREET "BK"
STREET "B"
STREET "BE"
STREET "BB"
STREET "BA"
STREET "BD"
STREET "A"
STR. "BC"
SCHOOL
PARK
STREET "AZ"
STREET "AR"
WETLAND RELOCATION
STREET "AY"
STREET "AT"
STREET "AP"
STR."AQ"
S.W.M. 3
PP = 238.35
STREET "AX"
STREET "AW"
STREET "AV"
STREET "AU"
STREET "AS"
STREET "AO"
STREET "D"
STREET "AN"
FUT. S.W.M. 8
PP = 234.00
HYDRO
STR. "N"
STR. "R"
STREET "T"
STREET "U"
STREET "V"
STREET "W"
STR. "X"
STREET "B"
STREET "AH"
STREET "AI"
STREET "AK"
STREET "AL"
STREET "M"
STREET "O"
STREET "S"
STREET "Y"
STREET "AG"
STREET "AJ"
STR "AM"
STREET "P"
STR. "A"
STR. "Z"
STREET "AF"
STREET "L"
STREET "K"
STREET "AA"
STREET "Q"
STREET "AB"
STREET "AC"
STREET "AE"
STREET "AD"
S.W.M. 7
PP = 230.00
STR. "E"
STREET "J"
STREET "G"
STREET "C"
STREET "I"
SCHOOL
PARK
CULVERT #15

Ex. 200Ø WM
Ex. 400Ø WM (B.O.)
Ex. 600Ø WM (B.O.)
Ex. 200Ø WM

NOTE
CONCEPTUAL LINEWORK FOR EXTERNAL LANDS

LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- PROPOSED 200Ø WATERMAIN
- PROPOSED 300Ø WATERMAIN
- PROPOSED 400Ø WATERMAIN
- PROPOSED 200Ø WATERMAIN (B.O.)
- PROPOSED 300Ø WATERMAIN (B.O.)
- PROPOSED 400Ø WATERMAIN (B.O.)
- PROPOSED PLUG
- EXISTING PLUG
- EXISTING 200Ø WATERMAIN
- 400Ø WATERMAIN (B.O.)
- 600Ø WATERMAIN (B.O.)

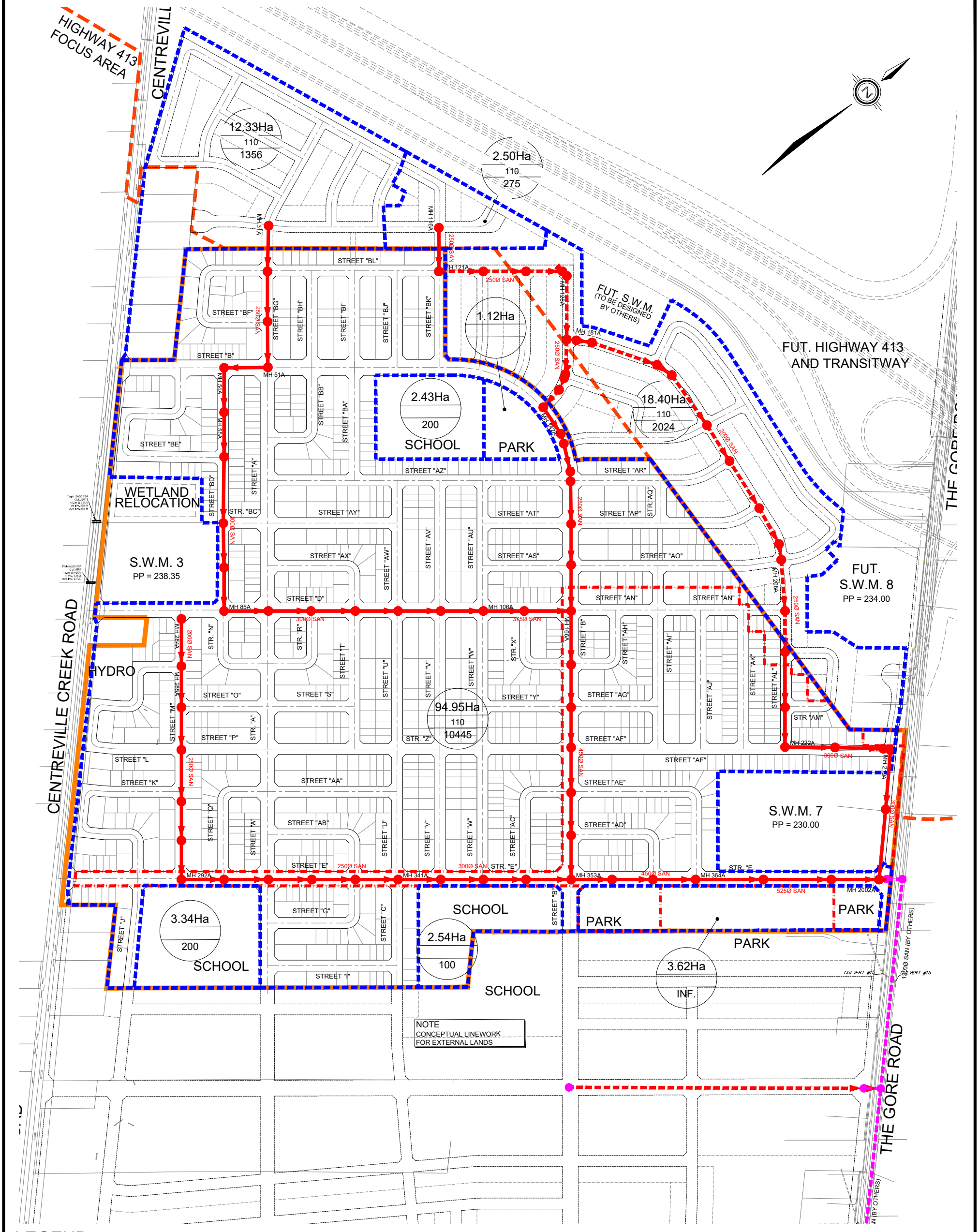
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WILDFIELD VILLAGE

TOWN OF CALEDON

CONCEPTUAL WATERMAIN SERVICING PLAN

SCALE:	1:6000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	9



LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- PROPOSED SANITARY SEWER
- SANITARY MANHOLE
- SANITARY TRIBUTARY AREA
- SANITARY TRUNK SEWER (BY OTHERS)
- SANITARY MANHOLE (BY OTHERS)
- SANITARY LOCAL SEWER DIRECTION

10.34 / 110 / 1138 — SANITARY DRAINAGE AREA IN HECTARES; POPULATION PER HECTARE; POPULATION

PROPOSED SANITARY SEWER (BY OTHERS)

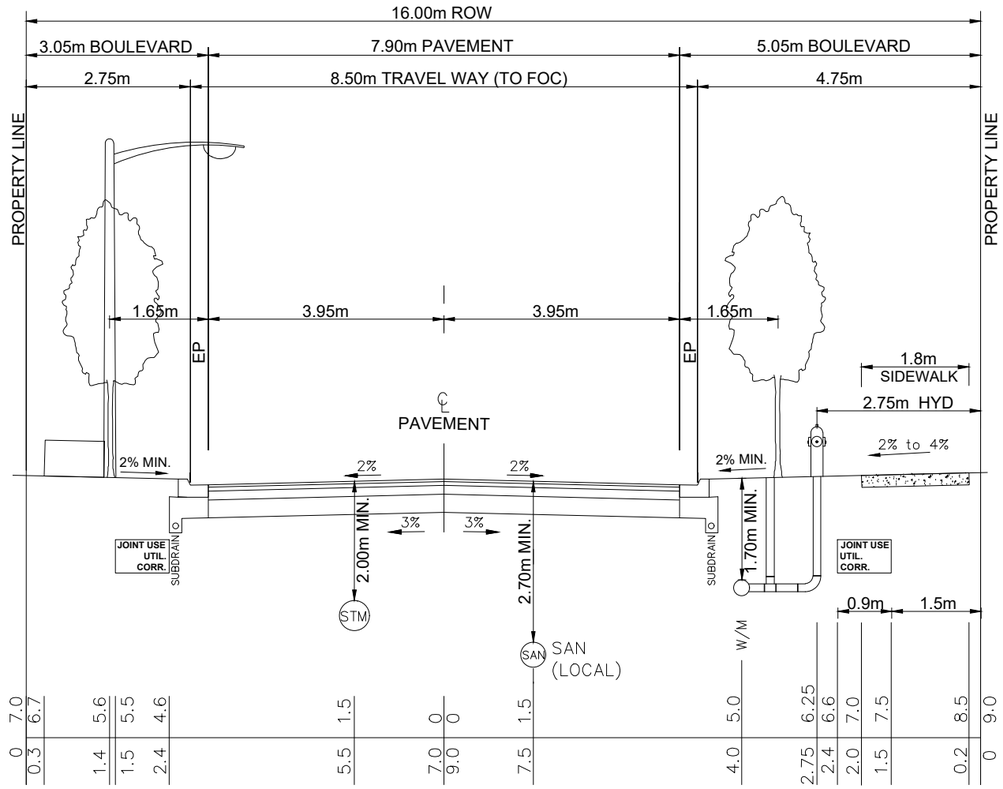
10.34 / 110 / 1138 — EXTERNAL SANITARY AREA IN HECTARES; EXTERNAL POPULATION PER HECTARE; TOTAL EXTERNAL POPULATION

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WILDFIELD VILLAGE
TOWN OF CALEDON

CONCEPTUAL SANITARY SERVICING PLAN

SCALE:	1:6000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	10



NOTES

1. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
2. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
3. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN.
4. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
5. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40 mm HL3
   - 65 mm HL8
   - 150 mm GRANULAR "A"
   - 300 mm GRANULAR "B"
6. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD.
7. ON A CRESCENT THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
   INSTALLED, AS PER APPROVED TOWN OF CALEDON STANDARD NO. 219.
8. FULL LENGTH MINIMUM 100 MM DIA.SUB-DRAINS C/W FILTERCLOTH SHALL BE
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM 95% OF S.P.D. AT OPTIMUM MOISTURE CONTENT.
10. WHERE POSSIBLE MANHOLE LIDS TO BE LOCATED OUT OF TIRE LANE OF TRAFFIC.
11. LONG DIMENSION OF TRANSFORMER TO BE PARALLEL TO STREETLINE.

TOWN OF CALEDON

16.0m LOCAL ROAD
8.5m ROADWAY
7.9m PAVEMENT

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISIONS		MAY 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT		JUNE 08

APR'D: C.C. DATE: JUNE 08
DRAWN: SCALE: N.T.S.

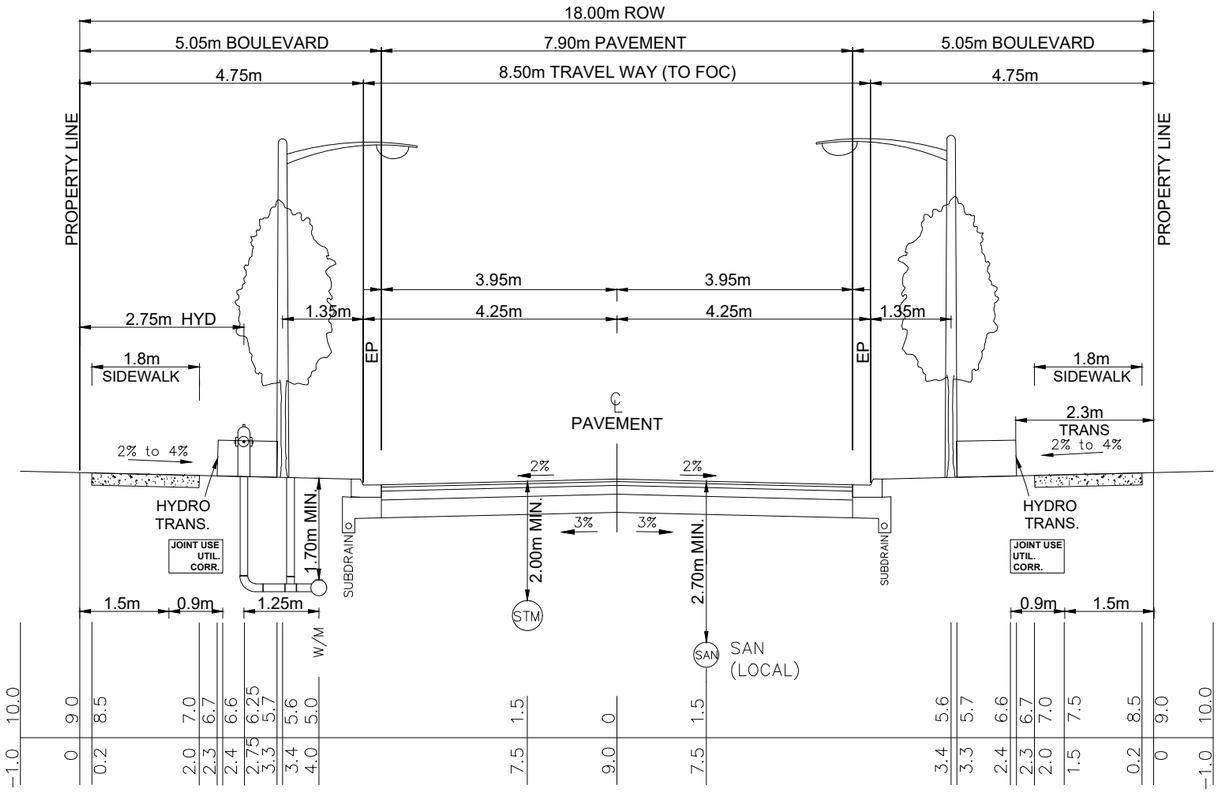
STANDARD No. 201 (MOD)

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 16.0M ROW SECTION

SCALE: N.T.S. PROJECT No.: 24-1401
DATE: AUG 2025 FIGURE: 11



NOTES

1. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
2. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
3. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN.
4. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
5. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40 mm HL3
   - 65 mm HL8
   - 150 mm GRANULAR "A"
   - 300 mm GRANULAR "B"
6. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD.
7. ON A CRESCENT THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
   INSTALLED, AS PER APPROVED TOWN OF CALEDON STANDARD NO. 219.
8. FULL LENGTH MINIMUM 100 MM DIA.SUB-DRAINS C/W FILTERCLOTH SHALL BE
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM 95% OF S.P.D. AT OPTIMUM MOISTURE CONTENT.
10. WHERE POSSIBLE MANHOLE LIDS TO BE LOCATED OUT OF TIRE LANE OF TRAFFIC.
11. LONG DIMENSION OF TRANSFORMER TO BE PARALLEL TO STREETLINE.

TOWN OF CALEDON

18.0m LOCAL ROAD
8.5m ROADWAY
7.9m PAVEMENT

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISIONS		MAY 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT		JUNE 08

APR'D: C.C. DATE: JUNE 08

DRAWN: SCALE: N.T.S.

STANDARD No. 202
(MOD)

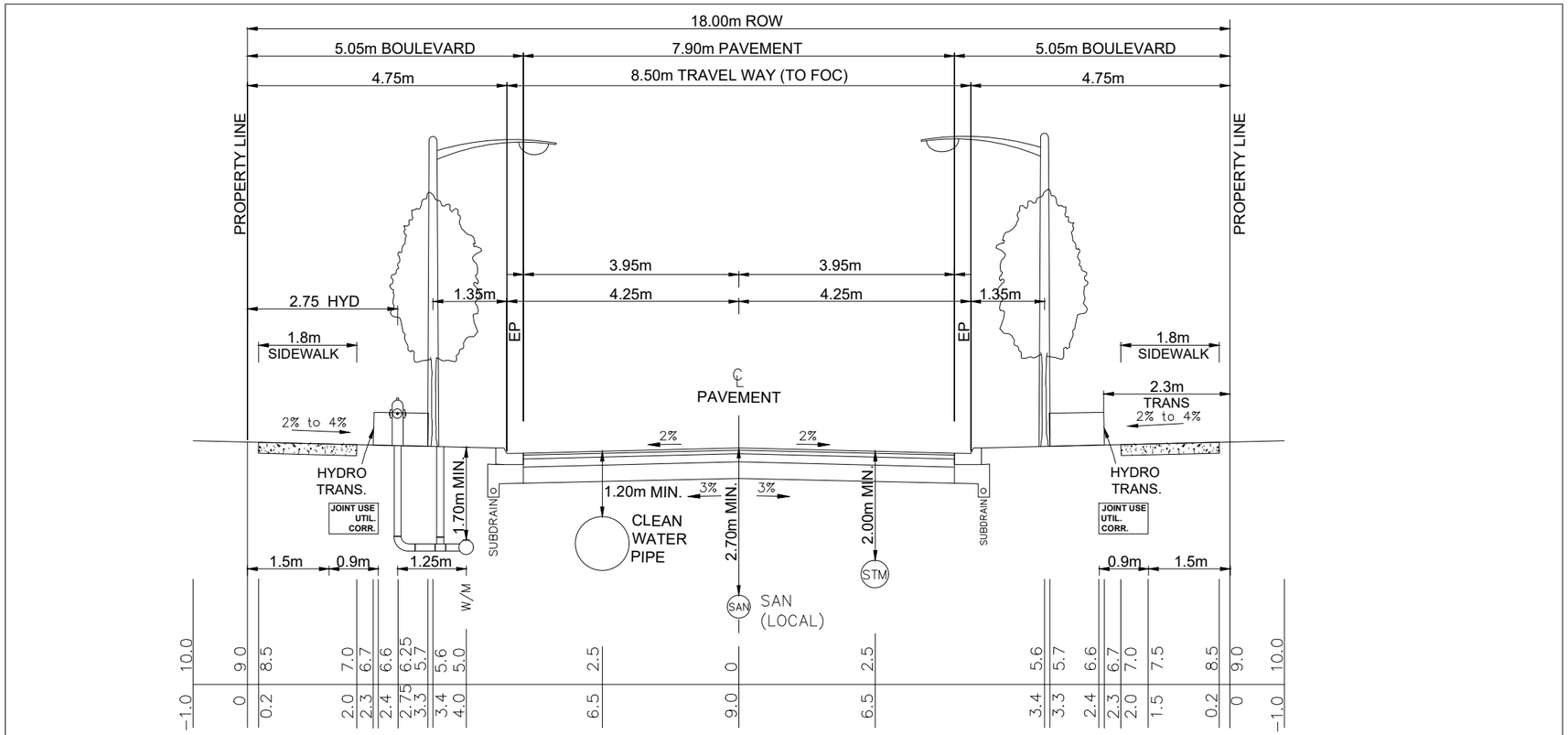
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 18.0M ROW SECTION

SCALE: N.T.S. PROJECT No.: 24-1401

DATE: AUG 2025 FIGURE: 12



NOTES

1. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
2. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
3. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN.
4. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
5. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40 mm HL3
   - 65 mm HL8
   - 150 mm GRANULAR "A"
   - 300 mm GRANULAR "B"
6. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD.
7. ON A CRESCENT THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
   INSTALLED, AS PER APPROVED TOWN OF CALEDON STANDARD NO. 219.
8. FULL LENGTH MINIMUM 100 MM DIA.SUB-DRAINS C/W FILTERCLOTH SHALL BE
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM 95% OF S.P.D. AT OPTIMUM MOISTURE CONTENT.
10. WHERE POSSIBLE MANHOLE LIDS TO BE LOCATED OUT OF TIRE LANE OF TRAFFIC.
11. LONG DIMENSION OF TRANSFORMER TO BE PARALLEL TO STREETLINE.

TOWN OF CALEDON

18.0m LOCAL ROAD
8.5m ROADWAY
7.9m PAVEMENT
(CLEAN WATER PIPE)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISIONS		MAY 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT		JUNE 08

APR'D: C.C. | DATE: JUNE 08
DRAWN: | SCALE: N.T.S.

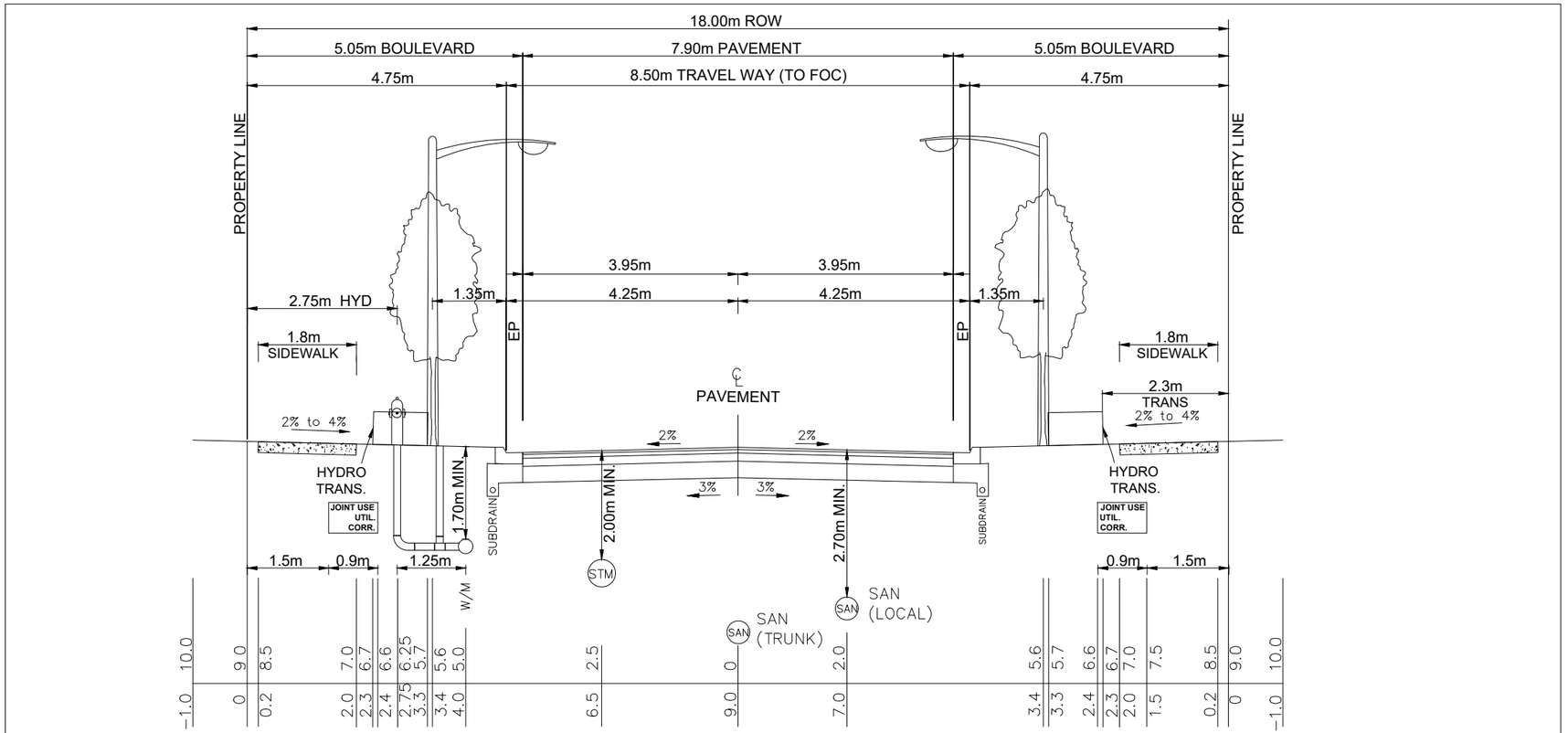
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 18.0M ROW SECTION
(CLEAN WATER PIPE)

SCALE: N.T.S. | PROJECT No.: 24-1401
DATE: AUG 2025 | FIGURE: 13



NOTES

1. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
2. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
3. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN.
4. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
5. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40 mm HL3
   - 65 mm HL8
   - 150 mm GRANULAR "A"
   - 300 mm GRANULAR "B"
6. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD.
7. ON A CRESCENT THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE. INSTALLED, AS PER APPROVED TOWN OF CALEDON STANDARD NO. 219.
8. FULL LENGTH MINIMUM 100 MM DIA.SUB-DRAINS C/W FILTERCLOTH SHALL BE
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM 95% OF S.P.D. AT OPTIMUM MOISTURE CONTENT.
10. WHERE POSSIBLE MANHOLE LIDS TO BE LOCATED OUT OF TIRE LANE OF TRAFFIC.
11. LONG DIMENSION OF TRANSFORMER TO BE PARALLEL TO STREETLINE.

TOWN OF CALEDON

18.0m LOCAL ROAD
8.5m ROADWAY
7.9m PAVEMENT
(LOCAL SANITARY)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISIONS		MAY 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT		JUNE 08

APR'D: C.C. DATE: JUNE 08
DRAWN: SCALE: N.T.S.

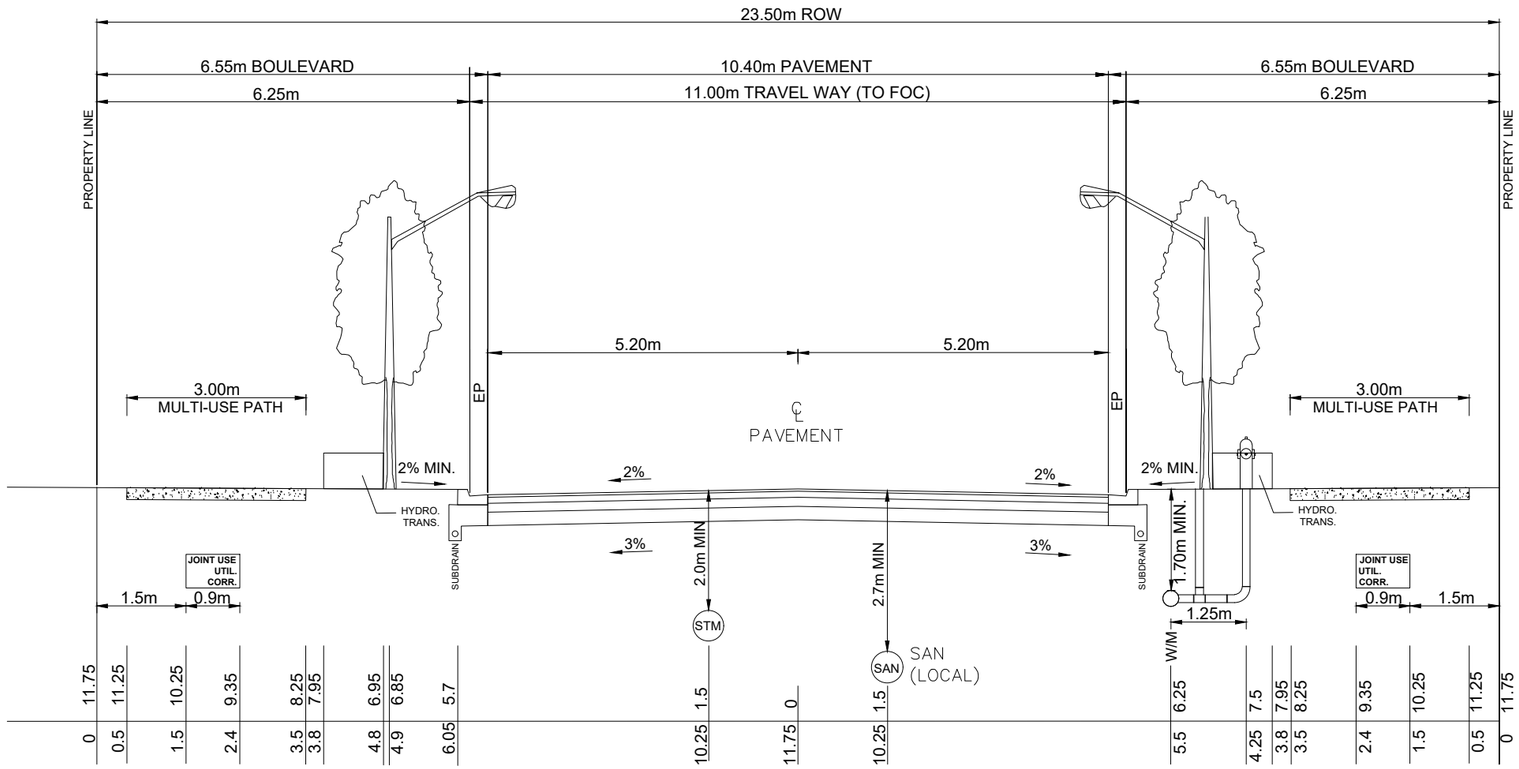
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Fax. (905) 475-3081
www.DSEL.ca

GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 18.0M ROW SECTION
(LOCAL SANITARY)

SCALE: N.T.S. PROJECT No.: 24-1401
DATE: AUG 2025 FIGURE: 14



NOTES

1. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
2. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
3. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40mm HL3 HS
   - 110mm HDBC
   - 150mm GRANULAR "A"
   - 450mm GRANULAR 'B'
4. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD
5. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN

NOTES

6. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
7. ON A CRESCENT, THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
8. FULL LENGTH MINIMUM 100mm DIA. SUB-DRAINS C/W FILTERCLOTH SHALL BE INSTALLED AS PER TOWN OF CALEDON APPROVED STANDARDS NO. 218.
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM OF 95% S.P.D. AT OPTIMAL MOISTURE CONTENT.
10. WHERE POSSIBLE, AMNHOLE LIDS TO BE LOCATED OUT OF THE TIRE LANE OF TRAFFIC.
11. 1.0m SPLASH PAD TO BE 50mm IN DEPTH - HL3 ASPHALT.

TOWN OF CALEDON

23.50m RESIDENTIAL COLLECTOR WITH MULTI-USE PATH
11.0m ROADWAY (10.4m PAVEMENT)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISION		APR. 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT, STD No. 208 NOW 209		JUNE 08

APR'D: C.C. | DATE: 29/01/00
DRAWN: BJM | SCALE: N.T.S.

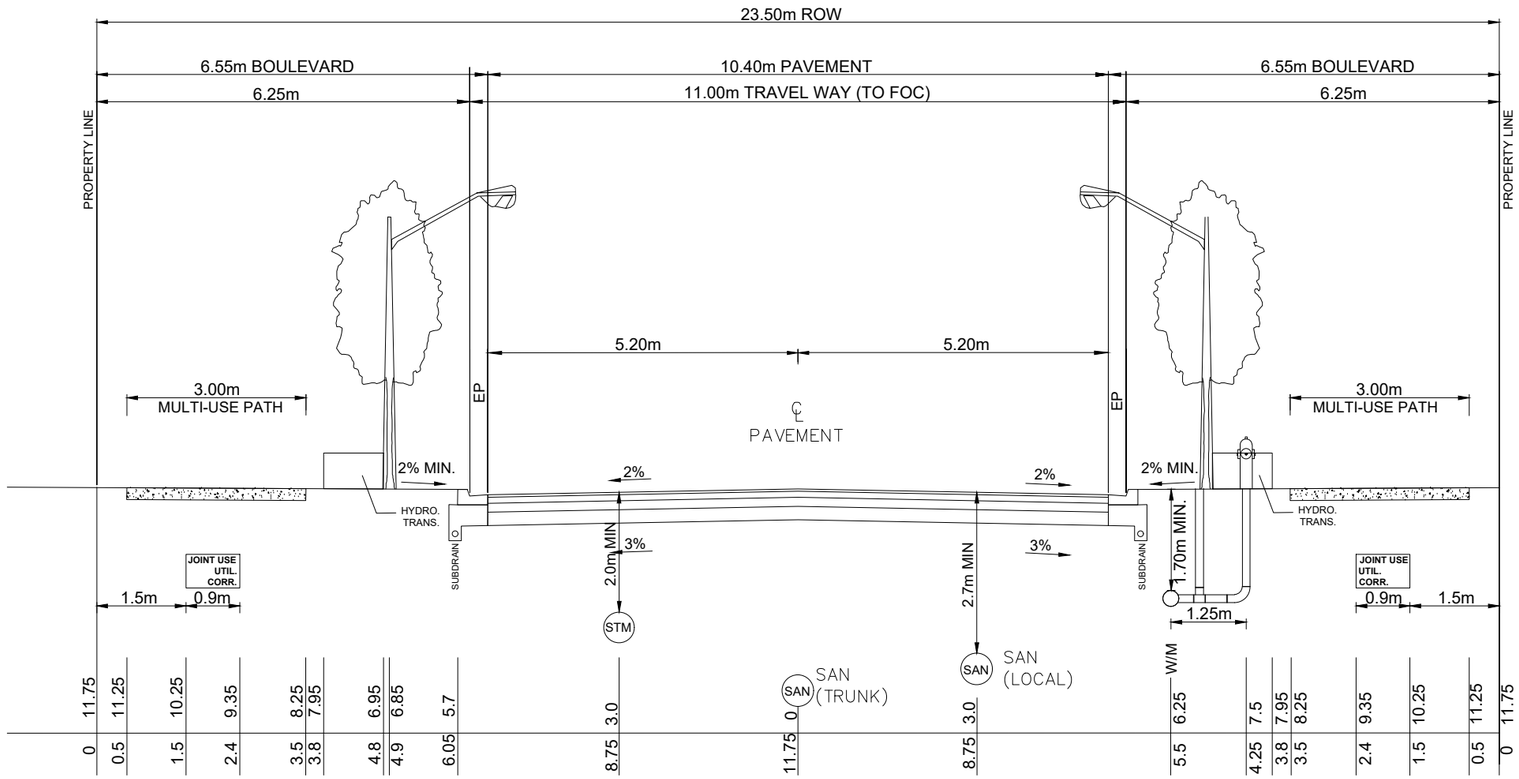
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 23.5M ROW SECTION

SCALE: N.T.S. | PROJECT No.: 24-1401
DATE: AUG 2025 | FIGURE: 15



NOTES

1. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
2. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
3. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40mm HL3 HS
   - 110mm HDBC
   - 150mm GRANULAR "A"
   - 450mm GRANULAR 'B'
4. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD
5. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN

NOTES

6. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
7. ON A CRESCENT, THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
8. FULL LENGTH MINIMUM 100mm DIA. SUB-DRAINS C/W FILTERCLOTH SHALL BE INSTALLED AS PER TOWN OF CALEDON APPROVED STANDARDS NO. 218.
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM OF 95% S.P.D. AT OPTIMAL MOISTURE CONTENT.
10. WHERE POSSIBLE, AMNHOLE LIDS TO BE LOCATED OUT OF THE TIRE LANE OF TRAFFIC.
11. 1.0m SPLASH PAD TO BE 50mm IN DEPTH - HL3 ASPHALT.

TOWN OF CALEDON

23.50m RESIDENTIAL COLLECTOR WITH MULTI-USE PATH
11.0m ROADWAY (10.4m PAVEMENT)
(LOCAL SANITARY)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISION		APR. 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT, STD No. 208 NOW 209		JUNE 08

APR'D: C.C. DATE: 29/01/00
DRAWN: BJM SCALE: N.T.S.

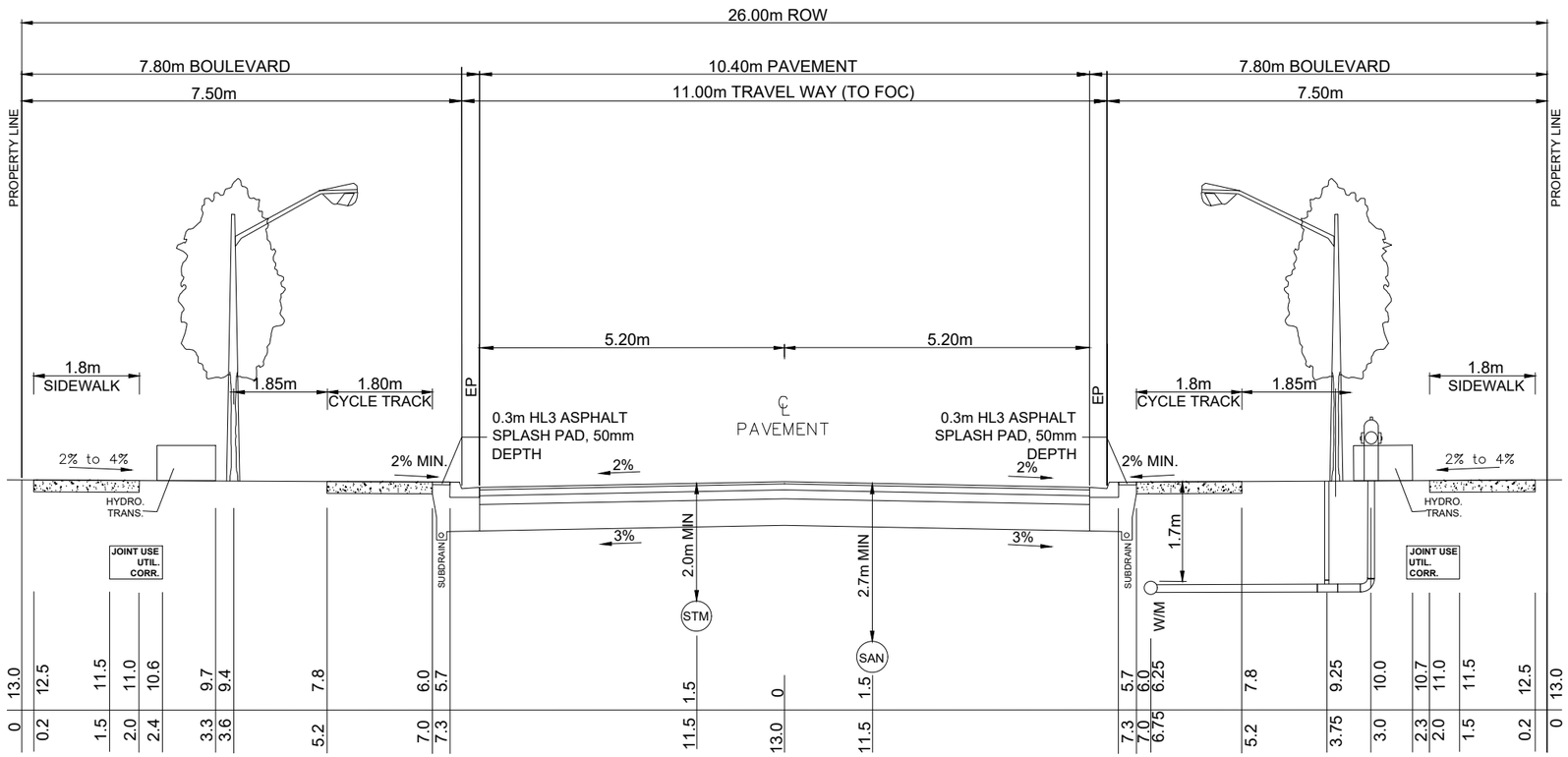
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 23.5M ROW SECTION (LOCAL SANITARY)

SCALE: N.T.S. PROJECT No.: 24-1401
DATE: AUG 2025 FIGURE: 16



NOTES

1. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
2. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
3. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40mm HL3 HS
   - 110mm HDBC
   - 150mm GRANULAR "A"
   - 450mm GRANULAR 'B'
4. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD
5. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN

NOTES

6. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
7. ON A CRESCENT, THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
8. FULL LENGTH MINIMUM 100mm DIA. SUB-DRAINS C/W FILTERCLOTH SHALL BE INSTALLED AS PER TOWN OF CALEDON APPROVED STANDARDS NO. 218.
9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM OF 95% S.P.D. AT OPTIMAL MOISTURE CONTENT.
10. WHERE POSSIBLE, AMNHOLE LIDS TO BE LOCATED OUT OF THE TIRE LANE OF TRAFFIC.
11. 1.0m SPLASH PAD TO BE 50mm IN DEPTH - HL3 ASPHALT.

TOWN OF CALEDON

26.0m LOCAL INDUSTRIAL ROAD
11.0m ROADWAY (10.4m PAVEMENT)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISION		APR. 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT, STD No. 208 NOW 209		JUNE 08

APR'D: C.C. | DATE: 29/01/00
DRAWN: BJM | SCALE: N.T.S.

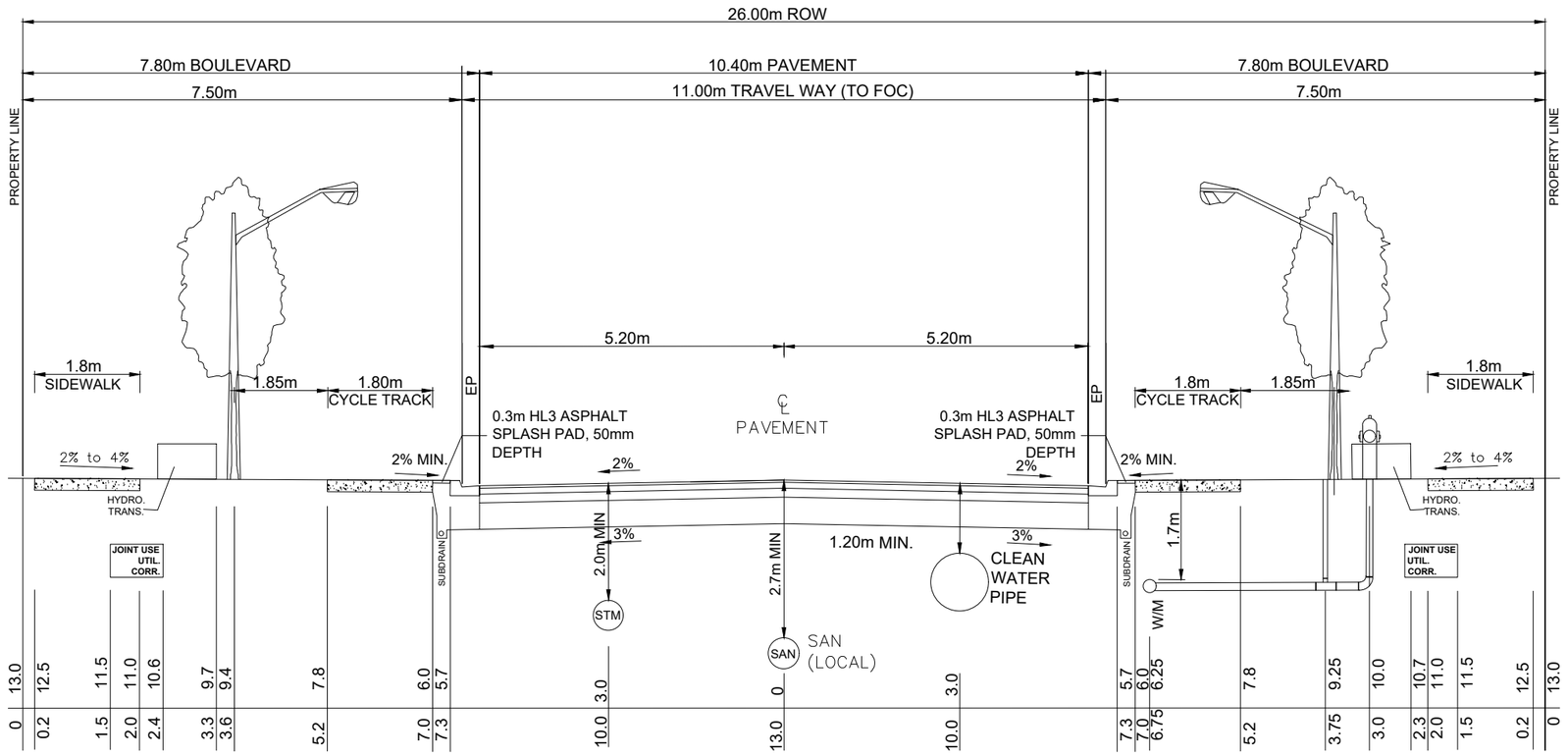
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 26.0M ROW SECTION

SCALE: N.T.S. | PROJECT No.: 24-1401
DATE: AUG 2025 | FIGURE: 17



NOTES
1. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
2. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
3. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40mm HL3 HS
   - 110mm HDBC
   - 150mm GRANULAR "A"
   - 450mm GRANULAR 'B'
4. THE BOULEVARDS REQUIRE A MINIMUM OF 300mm OF TOPSOIL AND NURSERY SOD
5. TREES TO BE PLACED IN LOCATIONS PER APPROVED LANDSCAPE PLAN

NOTES
6. STREETLIGHT FIXTURE PER APPROVED TOWN STANDARD.
7. ON A CRESCENT, THE WATERMAIN SHALL BE PLACED ON THE OUTSIDE.
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9. SUB-GRADE SHALL BE COMPACTED TO A MINIMUM OF 95% S.P.D. AT OPTIMAL MOISTURE CONTENT.
10. WHERE POSSIBLE, AMNHOLE LIDS TO BE LOCATED OUT OF THE TIRE LANE OF TRAFFIC.
11. 1.0m SPLASH PAD TO BE 50mm IN DEPTH - HL3 ASPHALT.

TOWN OF CALEDON

26.0m LOCAL INDUSTRIAL ROAD
11.0m ROADWAY (10.4m PAVEMENT)
(CLEAN WATER PIPE)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISION		APR. 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT, STD No. 208 NOW 209		JUNE 08

APR'D: C.C. DATE: 29/01/00
DRAWN: BJM SCALE: N.T.S.

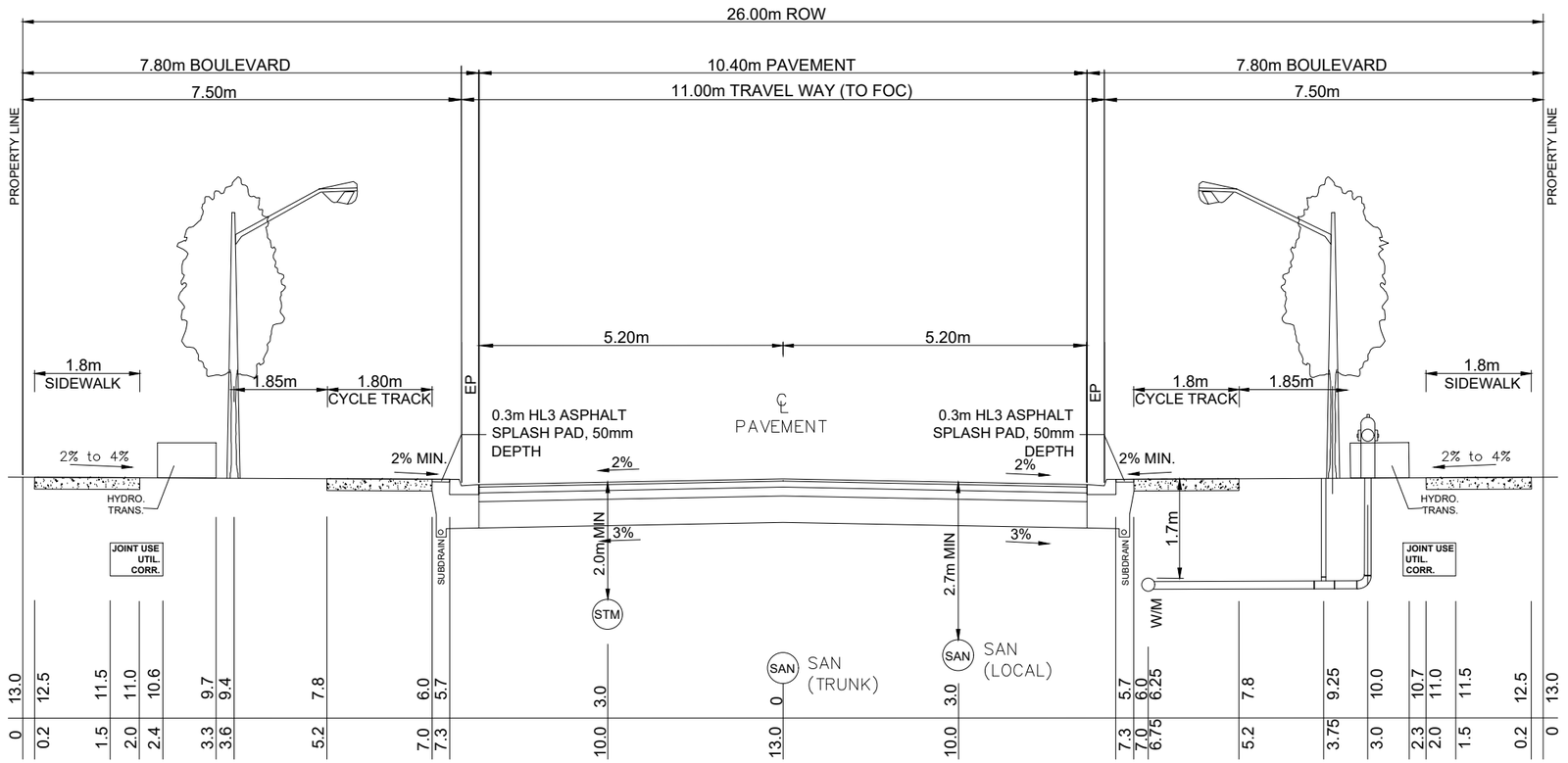
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 26.0M ROW SECTION
(CLEAN WATER PIPE)

SCALE: N.T.S. PROJECT No.: 24-1401
DATE: AUG 2025 FIGURE: 18



NOTES

1. UTILITY CORRIDOR TO HAVE A MINIMUM COVER OF 0.9m.
2. WATERMAIN TO HAVE MINIMUM COVER OF 1.7m.
3. THE FOLLOWING IS A MINIMUM ROAD BASE AND WILL REQUIRE A SOILS REPORT VERIFICATION
   - 40mm HL3 HS
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   - 150mm GRANULAR "A"
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11. 1.0m SPLASH PAD TO BE 50mm IN DEPTH - HL3 ASPHALT.

TOWN OF CALEDON

26.0m LOCAL INDUSTRIAL ROAD
11.0m ROADWAY (10.4m PAVEMENT)
(LOCAL SANITARY)

NO.	REVISION	APR'D	DATE
4	TEXT AND SLOPE REVISION		APR. 19
3	DIMENSION AND TEXT REVISION		JAN. 09
2	DIMENSION AND LAYOUT REVISION		JULY 08
1	DIMENSION EDIT, STD No. 208 NOW 209		JUNE 08

APR'D: C.C. DATE: 29/01/00
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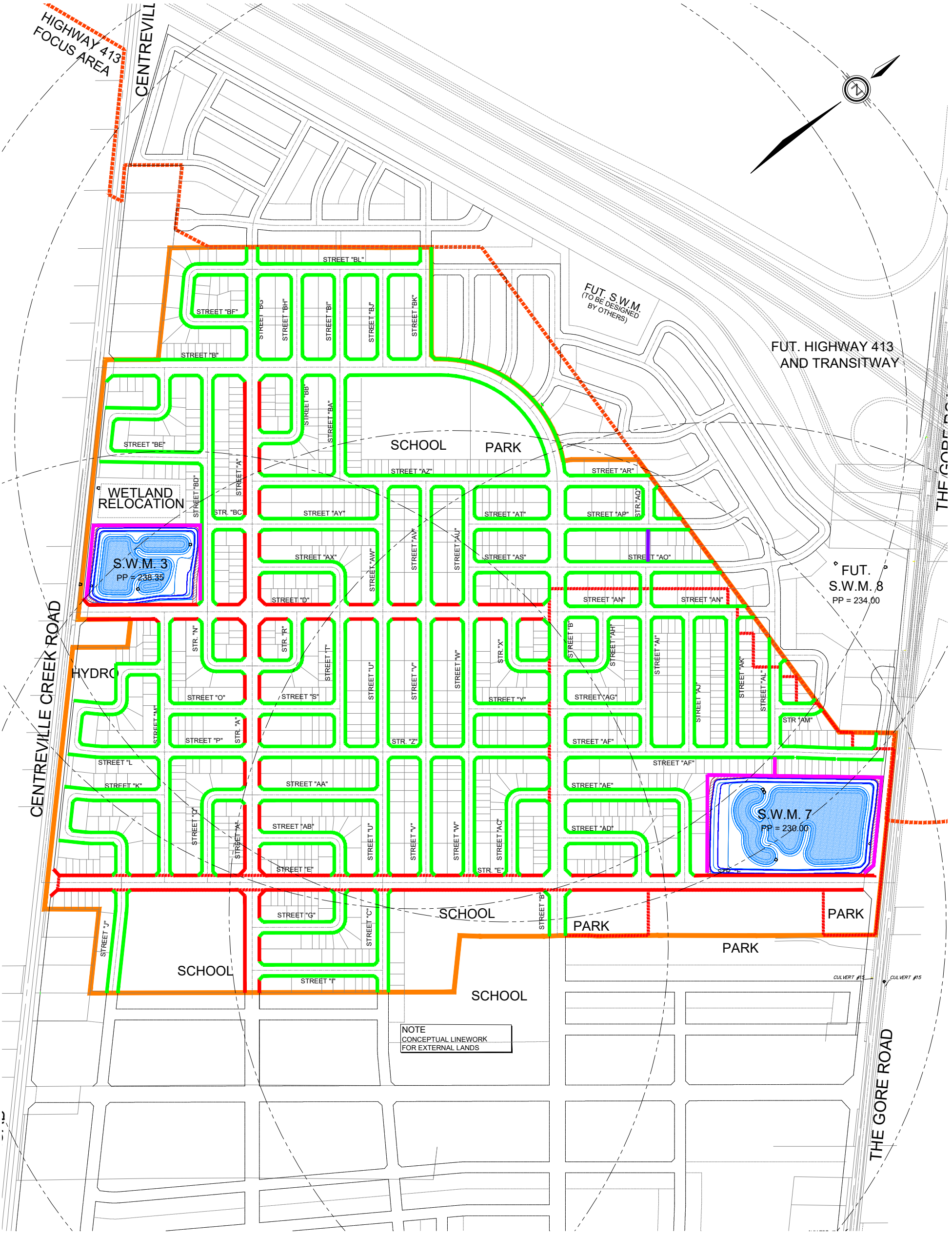
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

MODIFIED 26.0M ROW SECTION
(LOCAL SANITARY)

SCALE: N.T.S. PROJECT No.: 24-1401
DATE: AUG 2025 FIGURE: 19



LEGEND

- SITE BOUNDARY
- 1.8m SIDEWALK
- 3.0m MULTI-USE PATH
- WALKWAY BLOCK
- 5.0m MULTI USE TRAIL (POND ACCESS)
- 800m PARK/SCHOOL RADIUS

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE

TOWN OF CALEDON

SIDEWALK LOCATION PLAN

SCALE:	1:6000	PROJECT No.:	24-1401
DATE:	AUG 2025	FIGURE:	20

HIGHWAY 413 FOCUS AREA

CENTREVILLE CREEK ROAD

THE GORE ROAD

STREET "BE"

STREET "BG"

STREET "BH"

STREET "BI"

STREET "BJ"

STREET "BK"

STREET "B"

STREET "BB"

STREET "BA"

FUT. S.W.M. (TO BE DESIGNED BY OTHERS)

FUT. HIGHWAY 413 AND TRANSITWAY

NOTE
HWY 413 SWM FACILITY SIZES AND LOCATIONS TO BE CONFIRMED BY MTO

SCHOOL

PARK

STREET "AZ"

STREET "AR"

WETLAND RELOCATION

STR. "BC"

STREET "AY"

STREET "AT"

STREET "AP"

STR. "AQ"

STREET "A"

STREET "BD"

STREET "AX"

STREET "AS"

STREET "AO"

S.W.M. 3
PP = 238.35

STREET "AV"

STREET "AW"

STREET "AU"

STREET "D"

STREET "AN"

FUT. S.W.M. 8
PP = 234.00

HYDRO

STR. "N"

STR. "R"

STREET "T"

STREET "U"

STREET "V"

STREET "W"

STR. "X"

STREET "Y"

STREET "AG"

STREET "AH"

STREET "AI"

STREET "AK"

STREET "AL"

STR "AM"

STREET "O"

STREET "S"

STREET "P"

STR. "A"

STR. "Z"

STREET "AF"

STREET "L"

STREET "K"

STREET "AA"

STREET "AB"

STREET "AD"

STREET "AE"

STREET "Q"

STREET "E"

STREET "C"

STR. "E"

S.W.M. 7
PP = 230.00

STREET "G"

STREET "J"

STREET "I"

SCHOOL

PARK

NOTE
CONCEPTUAL LINEWORK FOR EXTERNAL LANDS

CULVERT #15

CULVERT #14

CULVERT #13

LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- STORM OVERLAND FLOW ARROW
- EXTERNAL STORM OVERLAND FLOW ARROW
- EMERGENCY OVERLAND FLOW ARROW
- 187.60 PROPOSED CENTERLINE ELEVATION
- [187.60] PROPOSED CENTERLINE ELEVATION BY OTHERS
- 183.50 / 183.60 PROPOSED ELEVATION
- EXISTING ELEVATION
- MEANDER BELT
- REGULATION LIMIT
- AREA OF INTERFERENCE
- CREST OF SLOPE
- ESTIMATED FLOOD HAZARD
- 3.65m CL DELTA - SPLIT DRAINER LOTS (0-0.80m)
- 1.51m CL DELTA - LOOK OUT LOTS (0.8m-2.0m)
- 2.01m CL DELTA - WALKOUTS LOTS (2.0m-2.5m)
- 2.85m CL DELTA - EXTENDED WALKOUTS (>2.5m)
- TEMPORARY CUT-OFF SWALE
- MATCH EXISTING
- EXISTING CONTOUR ELEVATION

CUT-FILL DEPTH ALONG CENTER LINE:

CUT DEPTH (m)	FILL DEPTH (m)
0.00~0.50:	0.00~0.50:
0.50~1.00:	0.50~1.00:
1.00~1.50:	1.00~1.50:
1.50~2.00:	1.50~2.00:
2.00~2.50:	2.00~2.50:
2.50~3.00:	2.50~3.00:
>3.00	>3.00

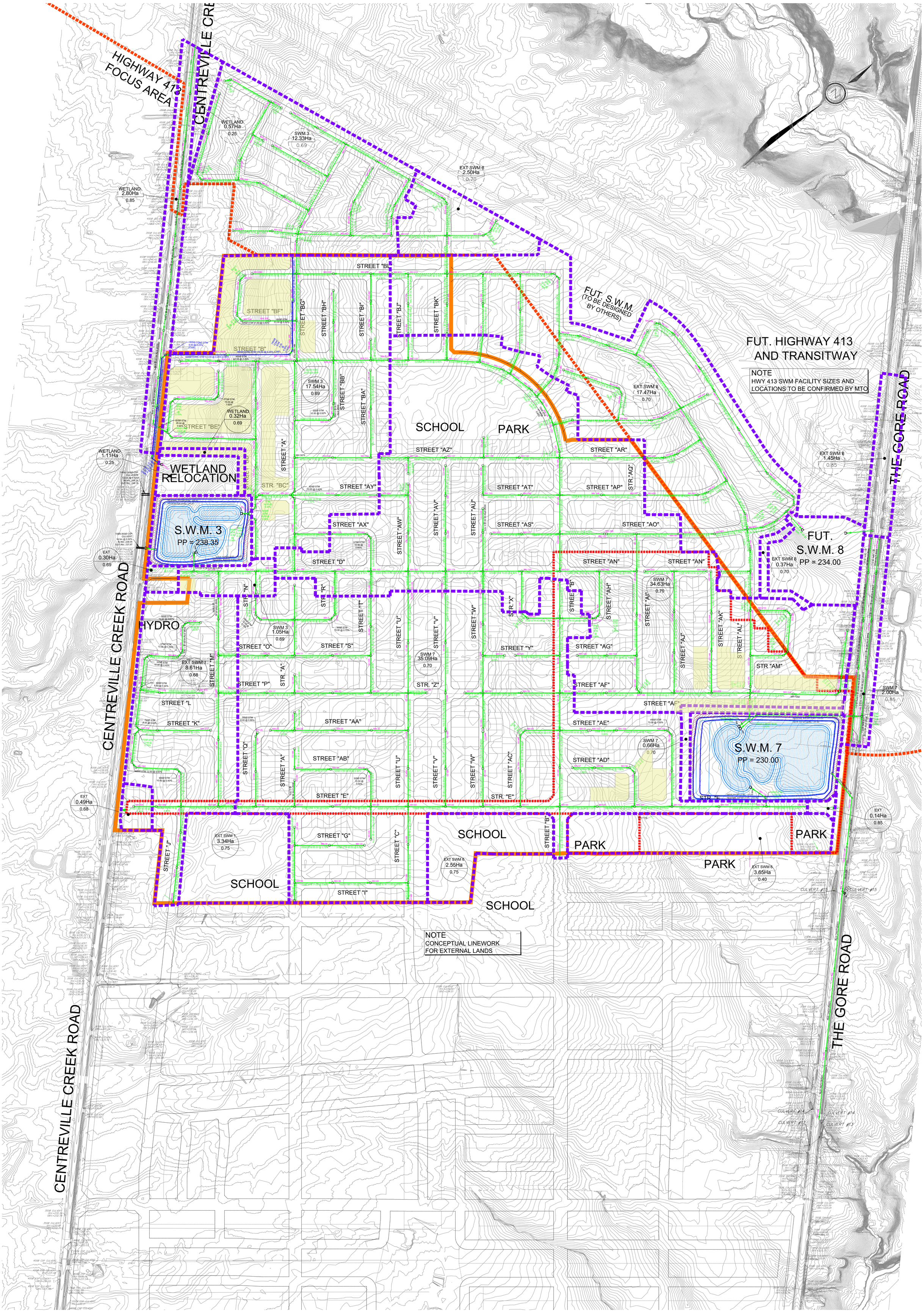
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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE

TOWN OF CALEDON

CONCEPTUAL GRADING PLAN

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	1



LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- STORM DRAINAGE BOUNDARY
- PROPOSED STORM SEWER
- PROPOSED CLEAN WATER SEWER
- PROPOSED STORM MANHOLE
- FUT. PROPOSED STORM SEWER
- APPROX AREA OF RESIDENTIAL UNITS REQUIRING SUMP PUMPS

SWM 7 / 70.15Ha / 0.69 — DRAINAGE AREA; DRAINAGE DESTINATION; TOTAL AREA; RUN-OFF COEFFICIENT

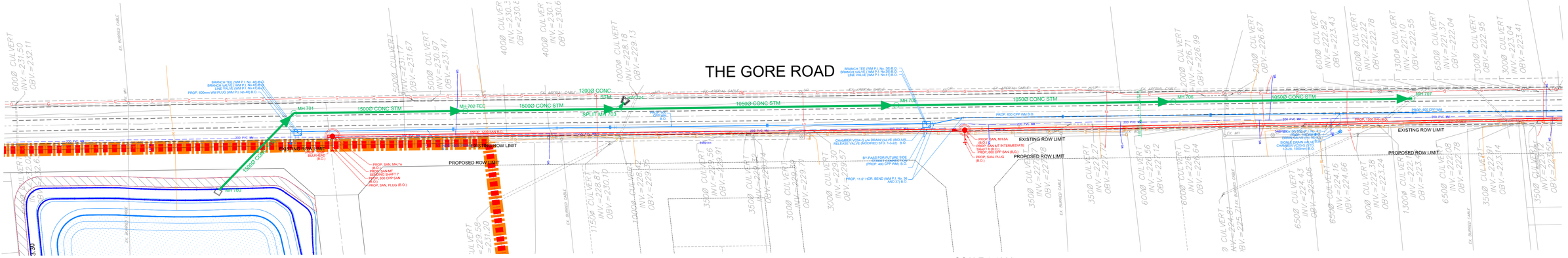
WETLAND / 2.80Ha / 0.85 — FUTURE DRAINAGE AREA; DRAINAGE DESTINATION; TOTAL AREA; RUN-OFF COEFFICIENT

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

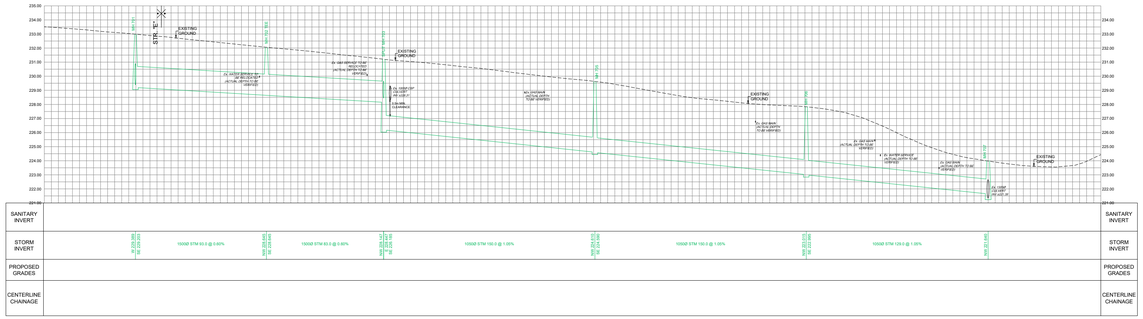
CONCEPTUAL STORM SERVICING PLAN

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	2



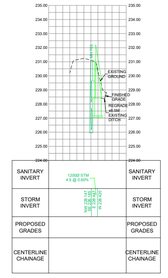
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THE GORE ROAD - POND 7 OUTLET

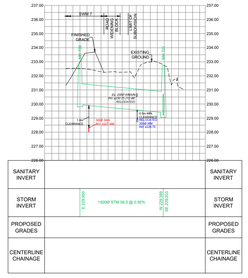


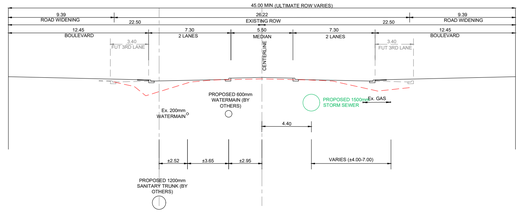
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NORTH POND 7 OUTLET TO DITCH



POND 7 OUTLET





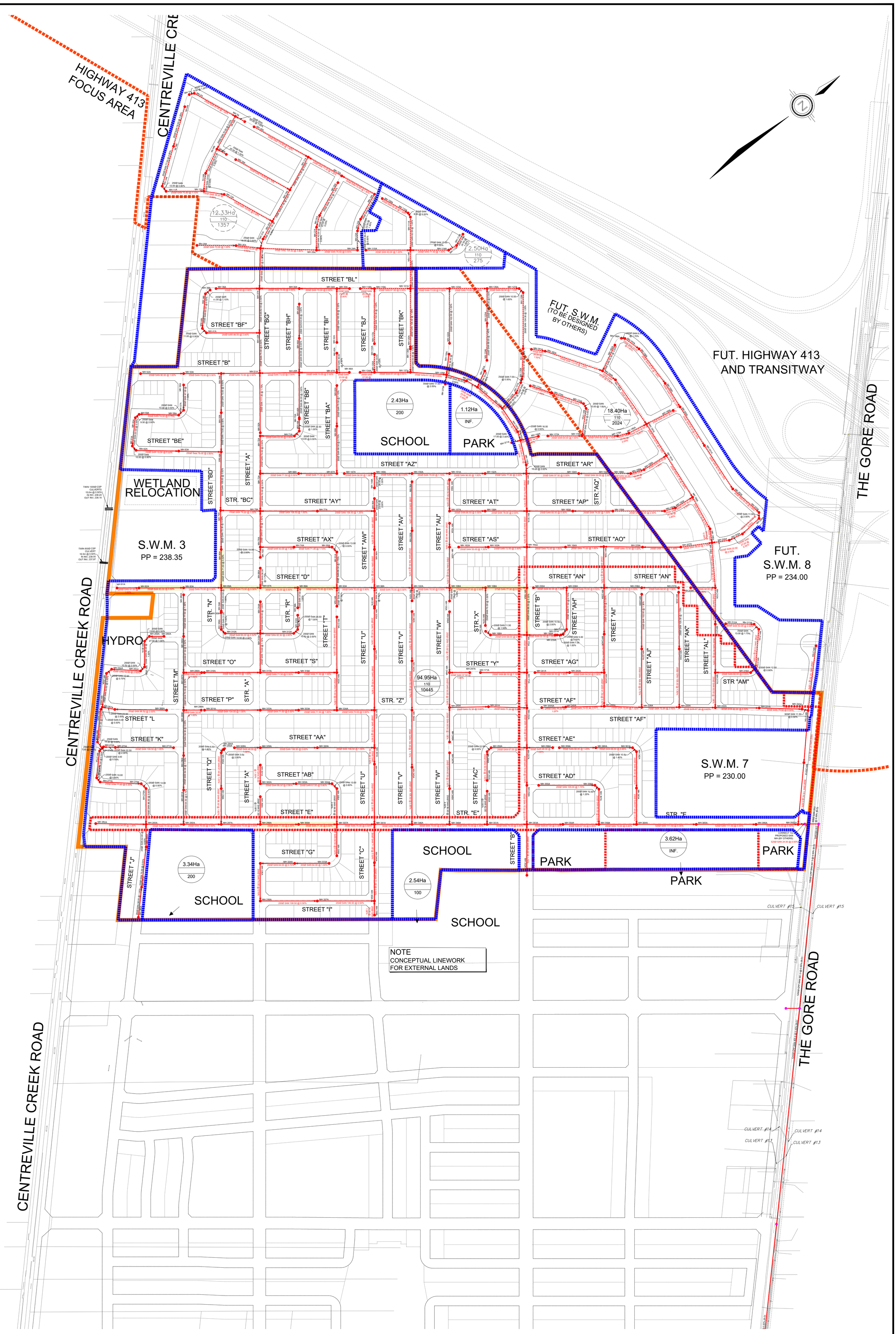
THE GORE ROAD
TYPICAL SECTION
(N.T.S.)

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

SWM 7 OUTFALL PLAN & PROFILE

SCALE:	AS SHOWN	PROJECT No.:	24-1401
DATE:	MAY 2025	DRAWING:	1



LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- PROPOSED SANITARY SEWER
- PROPOSED SANITARY MANHOLE
- LOCAL SANITARY SEWER REQUIRED
- FUTURE PROPOSED SANITARY SEWER
- PROPOSED SANITARY TRUNK SEWER BY OTHERS
- PROPOSED SANITARY MANHOLE BY OTHERS
- SANITARY DRAINAGE BOUNDARY

0.63Ha / 110 / 70 — DRAINAGE AREA
SANITARY DRAINAGE AREA IN HECTARES
POPULATION PER HECTARE
POPULATION

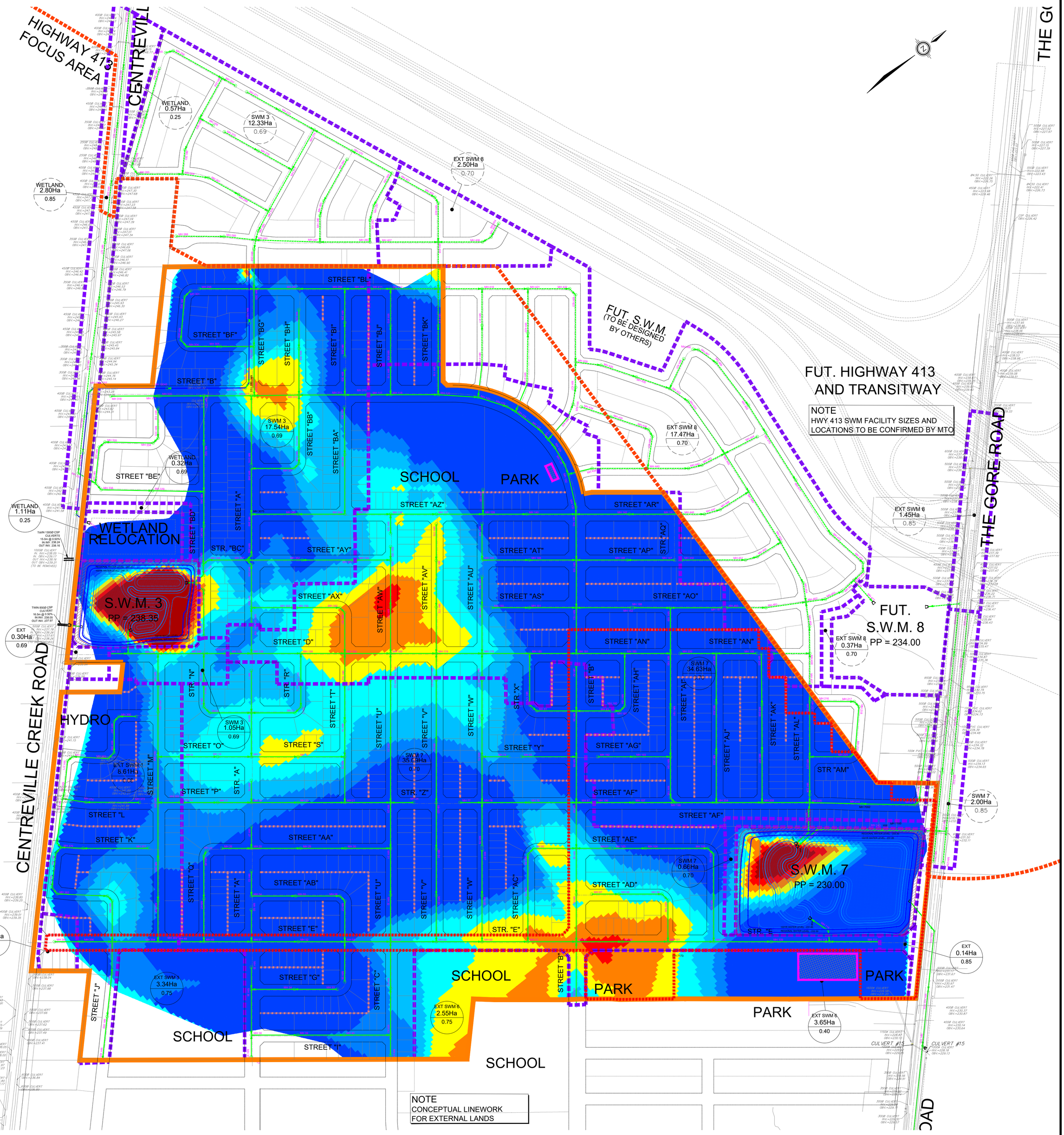
2.50Ha / 110 / 275 — FUTURE DRAINAGE AREA
SANITARY DRAINAGE AREA IN HECTARES
POPULATION PER HECTARE
POPULATION

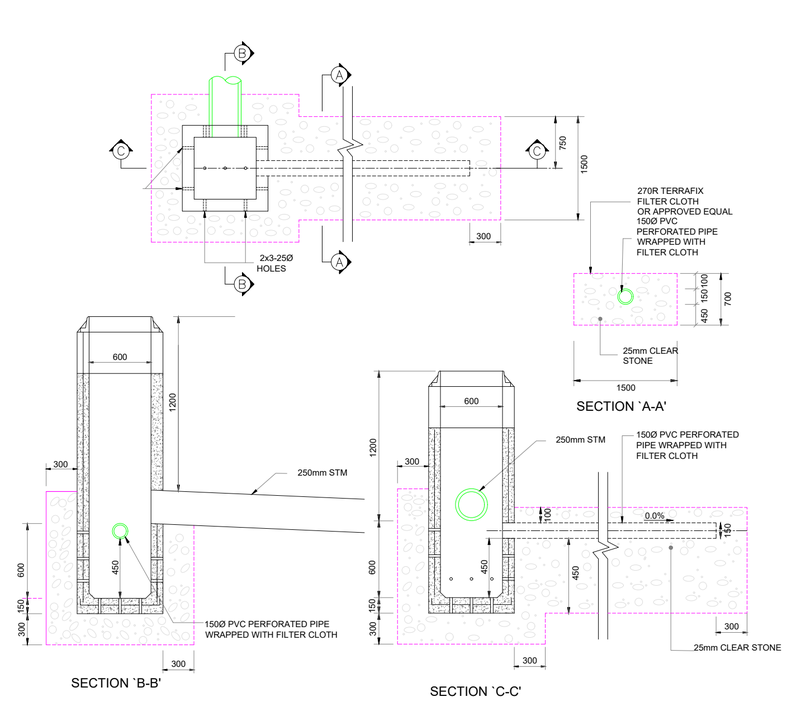
DSEL
600 Alden Road, Suite 606
Markham, Ontario, L3R 0E7
Tel. (905) 475-3080
Fax. (905) 475-3081
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GLOBAL
PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

CONCEPTUAL SANITARY SERVICING PLAN

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	4





RLCB - INFILTRATION TRENCH DETAIL
SCALE: N.T.S.

INFILTRATION GALLERY DETAILS

INFILTRATION PIT DETAILS (LOCATION)	INFILTRATION MIN AREA (m²)	SUBDRAIN SPACING "X" (m)	INFILTRATION PIT DEPTH "Y" (m)	INFILTRATION PIT BOTTOM ELEV. (m)	BEDDING DEPTH "Z" (m)
NORTH PARK	3600m²	±3.0m	0.70m	±260.65m	0.15
SOUTH PARK	250m²	±3.0m	0.70m	±265.80m	0.15

LEGEND

- SITE BOUNDARY
- PHASE 1 BOUNDARY
- PUBLIC LID INFILTRATION TRENCH
- PROPOSED STORM SEWER
- PROPOSED CLEAN WATER SEWER
- PROPOSED STORM MANHOLE
- INFILTRATION GALLERY
- RLCB INFILTRATION TRENCH LOCATION
- DRAINAGE AREA
- R-3 0.60Ha 0.61 — DRAINAGE AREA RUNOFF COEFFICIENT

BOTTOM OF LID VS. GROUNDWATER

ABOVE (m)	BELOW (m)
0.00~0.50:	0.00~0.50:
0.50~1.00:	0.50~1.00:
1.00~1.50:	1.00~1.50:
>1.50	>1.50

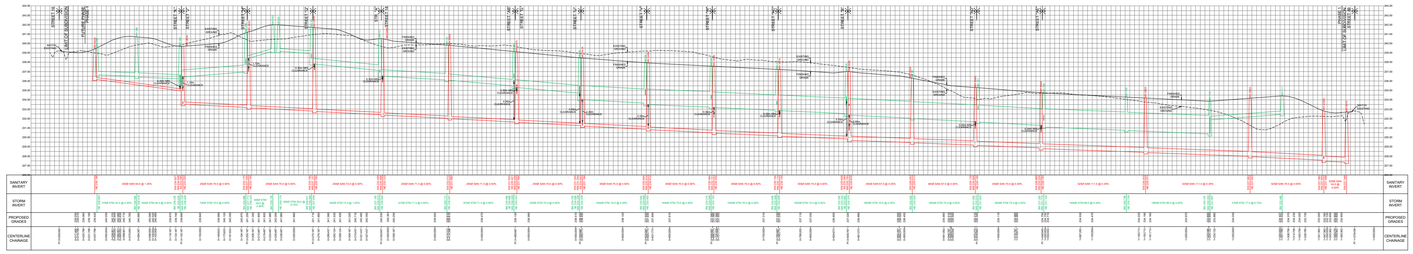
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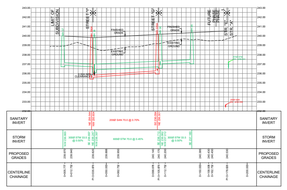
CONCEPTUAL LID PLAN

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	5

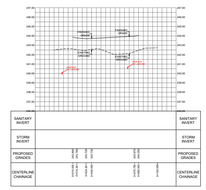
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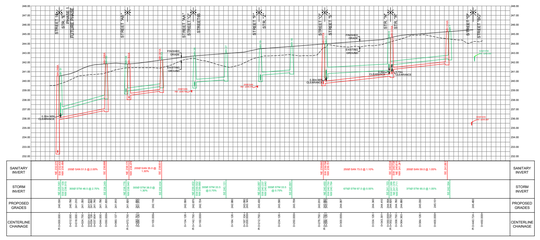
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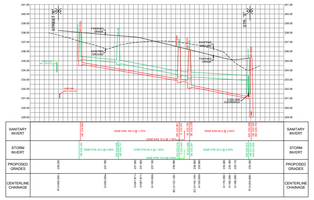
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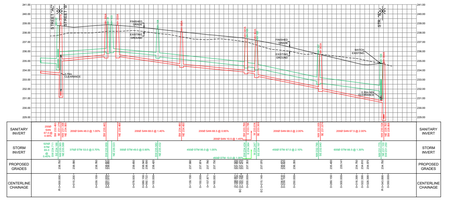
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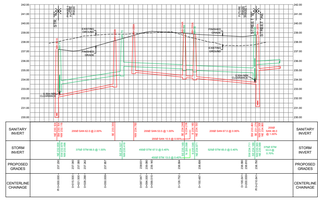
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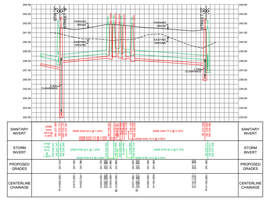
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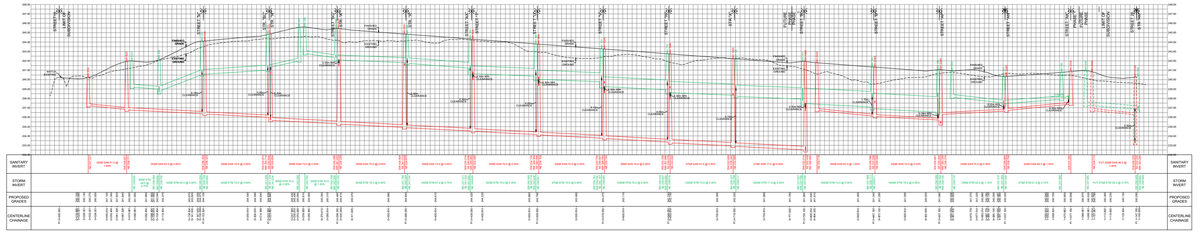
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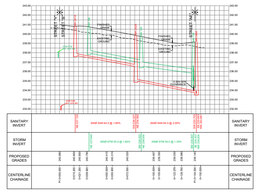
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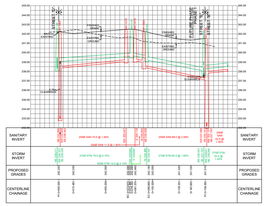
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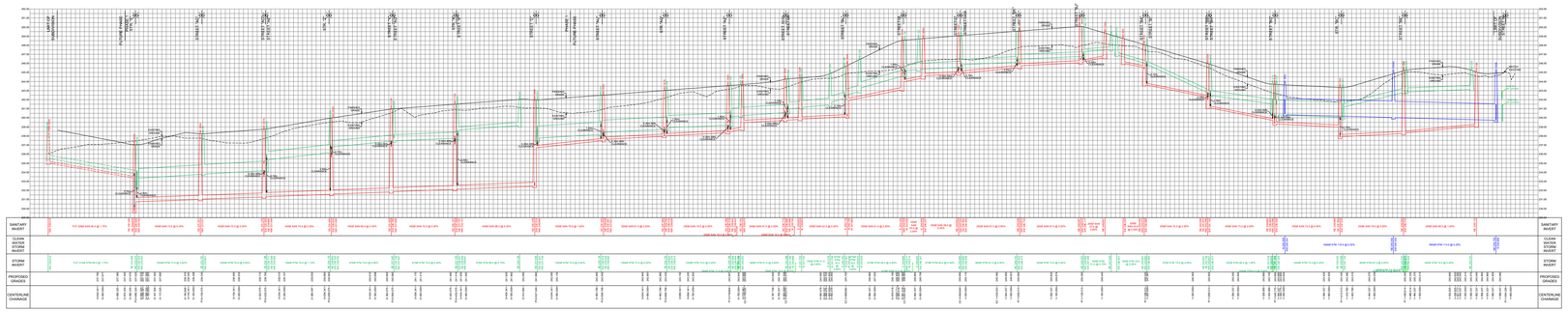
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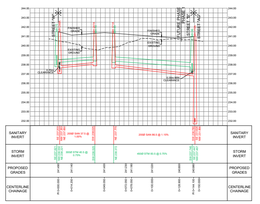
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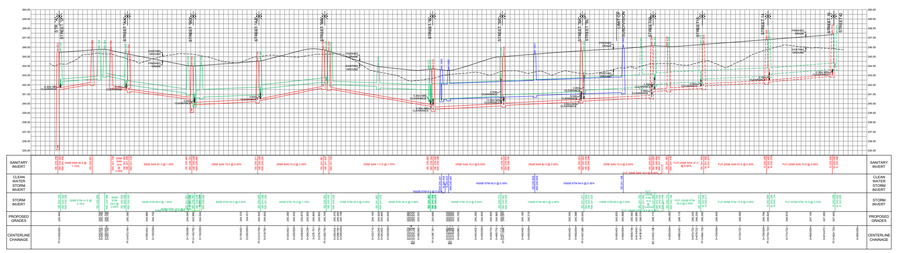
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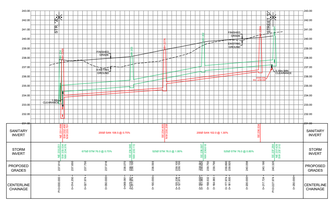
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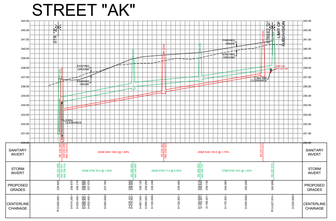
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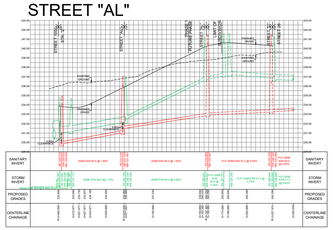
STREET "AJ"



STREET "AK"



STREET "AL"



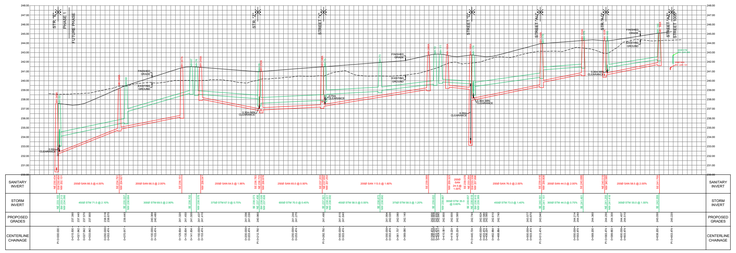
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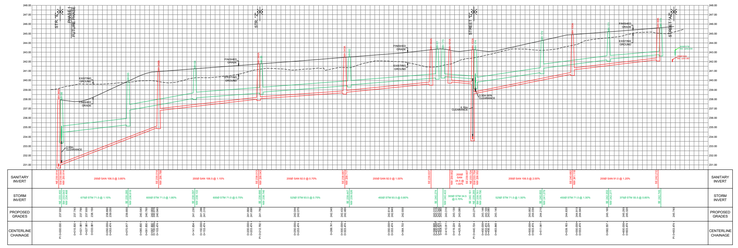
PROFILES

SCALE:	1:3000	PROJECT No.:	24-1401
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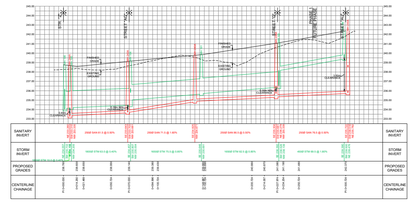
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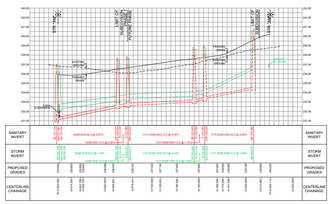
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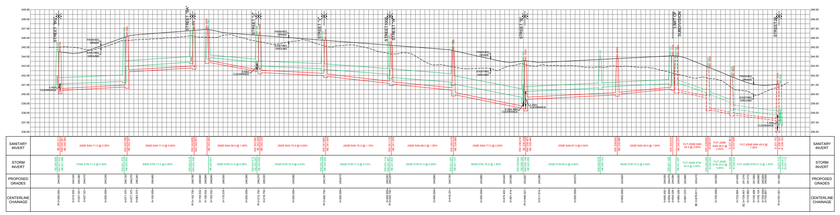
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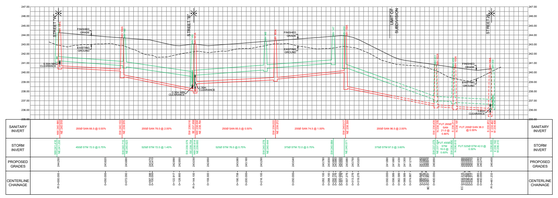
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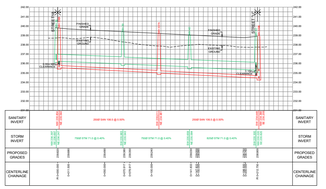
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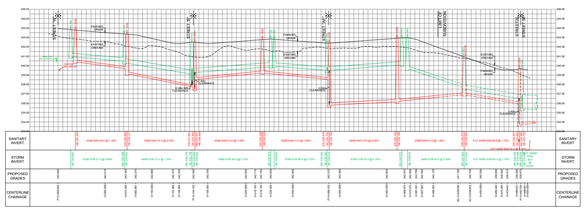
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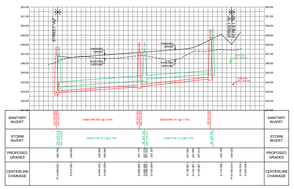
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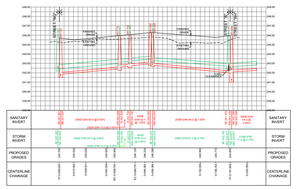
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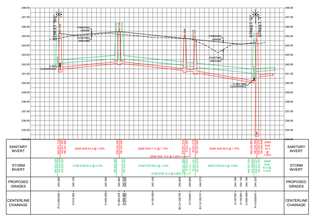
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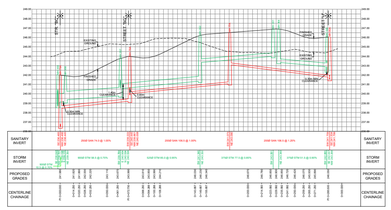
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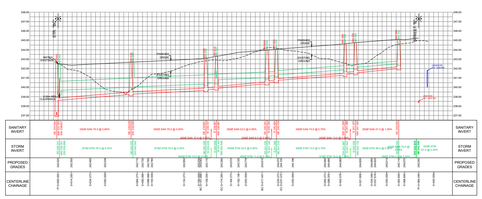
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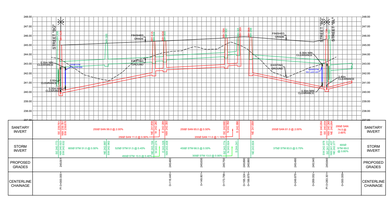
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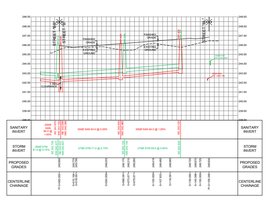
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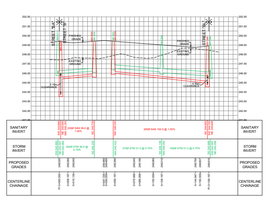
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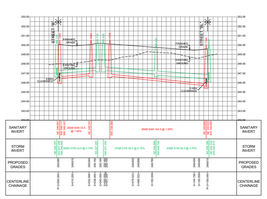
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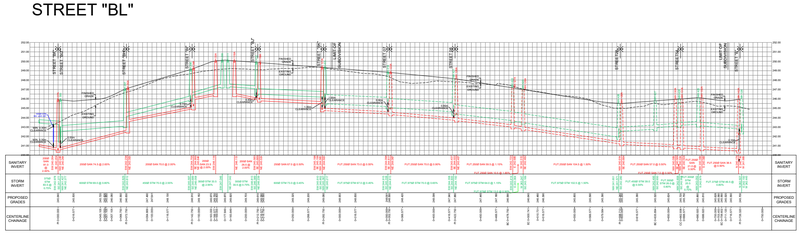
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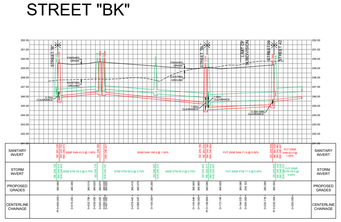
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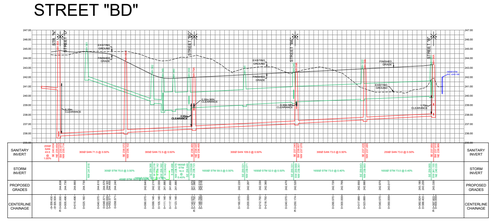
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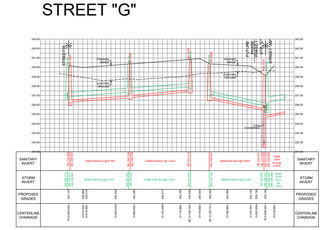
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STREET "G"



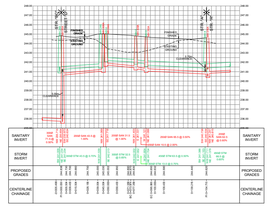
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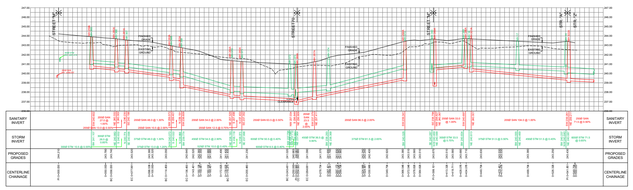
PROFILES

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	7

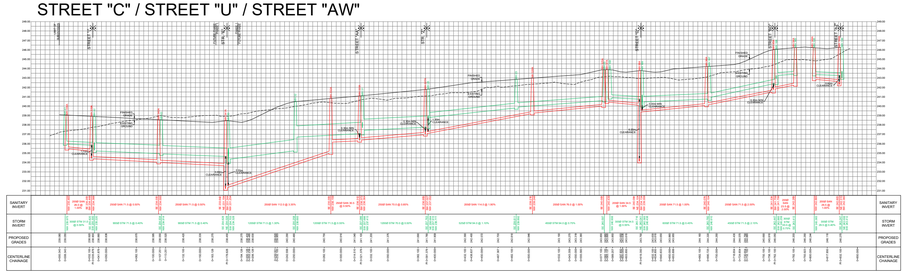
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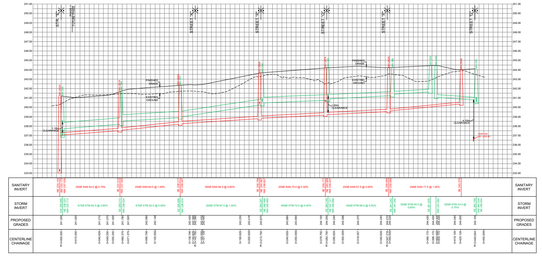
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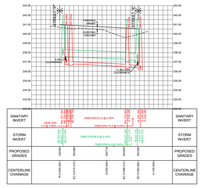
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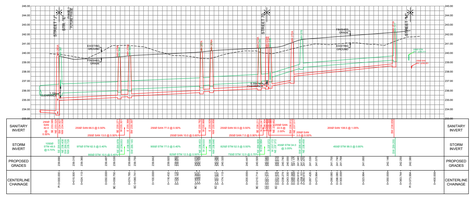
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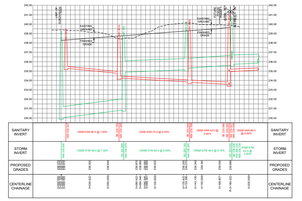
SERVICING/OVERLAND



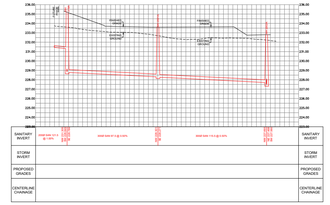
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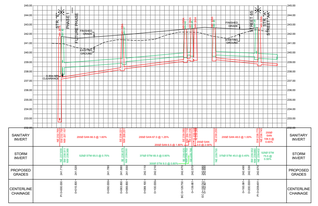
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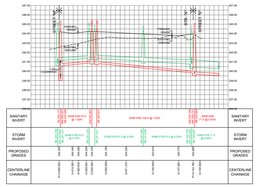
SANITARY EASEMENT
THROUGH POND BLOCK



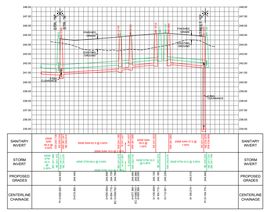
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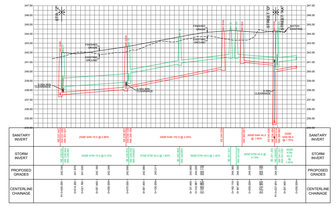
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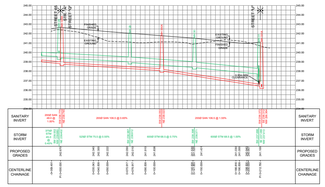
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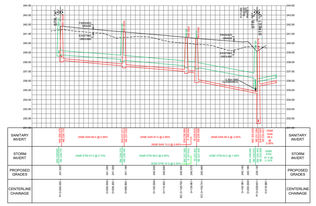
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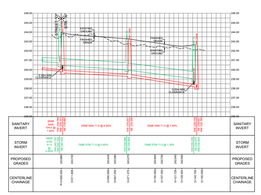
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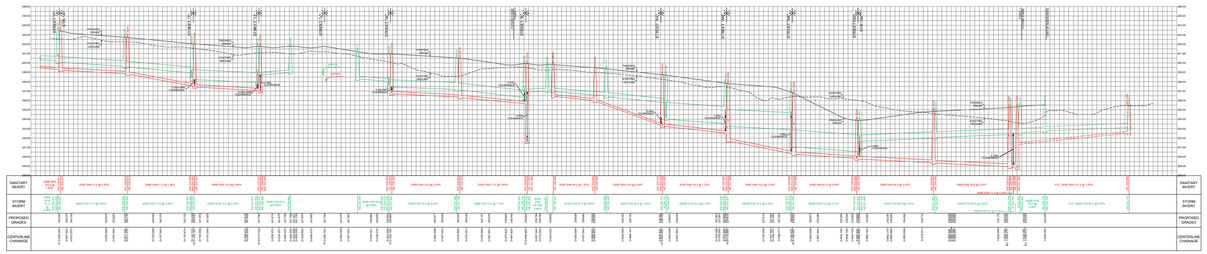
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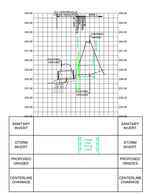
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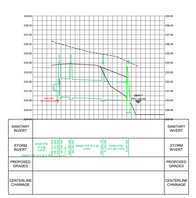
STREET "Z" / STREET "AF"



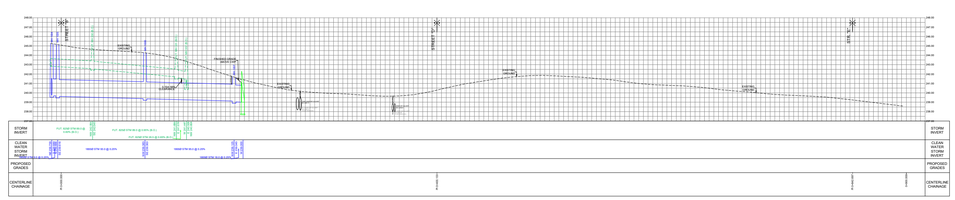
POND 3 OUTLET



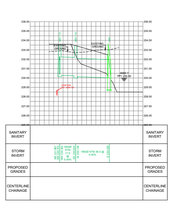
POND 7 NORTH WEST INLET



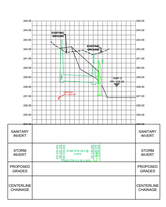
CENTREVILLE CREEK ROAD



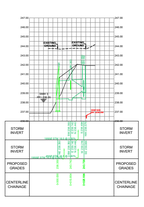
POND 7 SOUTH INLET



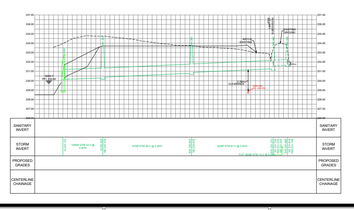
POND 3 SOUTH INLET



POND 3 NORTH INLET



POND 7 NORTH EAST INLET

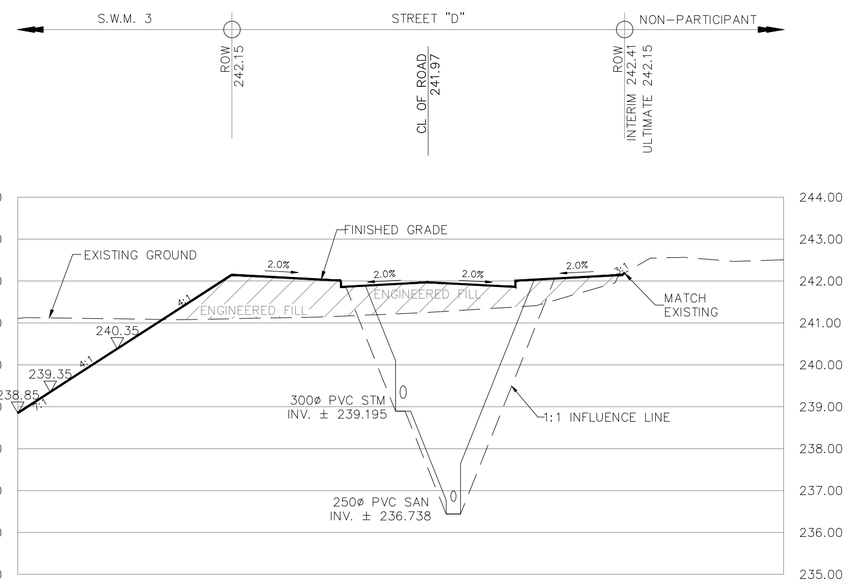


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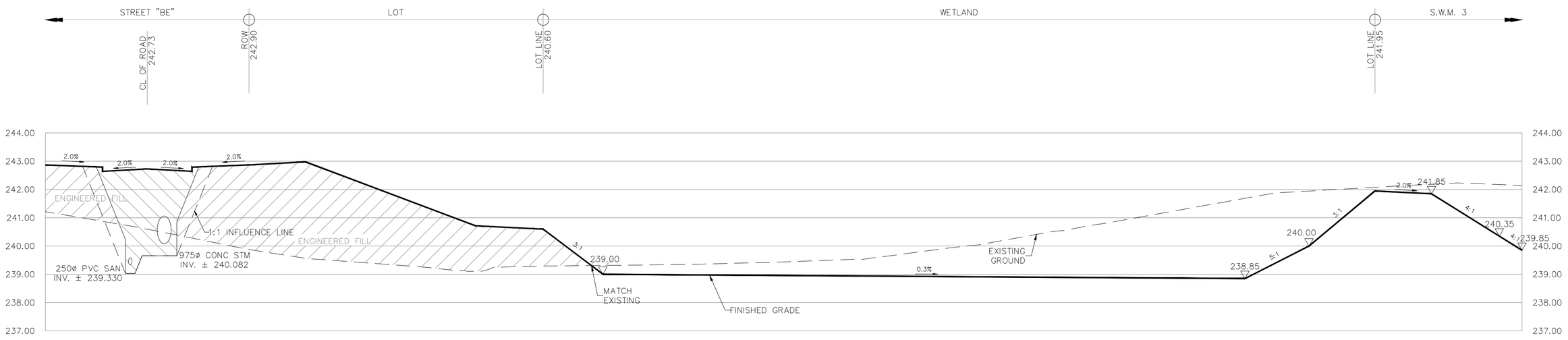
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WILDFIELD VILLAGE
TOWN OF CALEDON

PROFILES

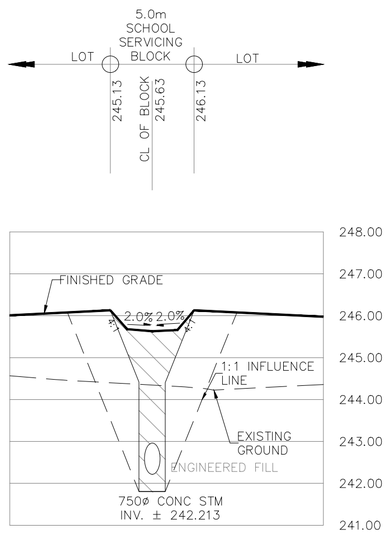
SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	8



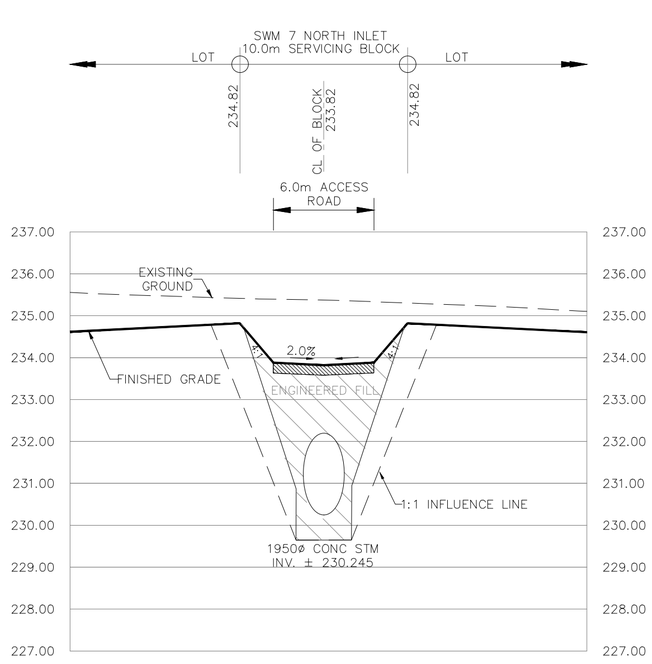
SECTION 1-1
SCALE HOR. 1:500
VER. 1:200



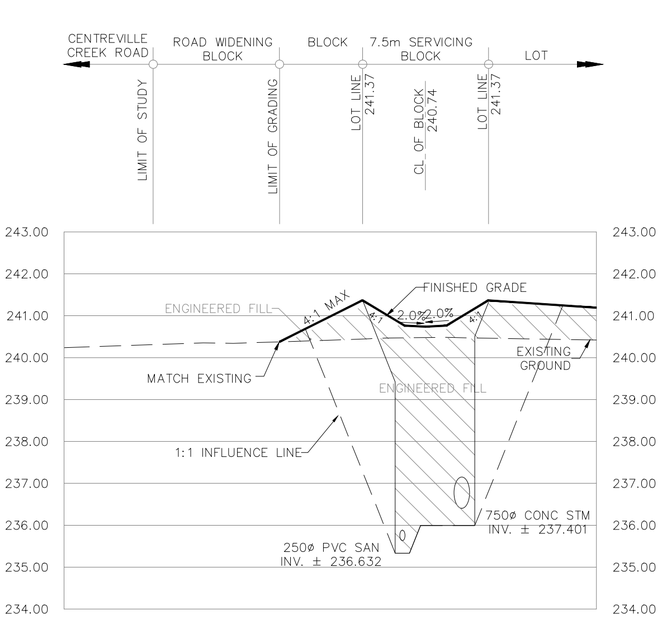
SECTION 2-2
SCALE HOR. 1:500
VER. 1:200



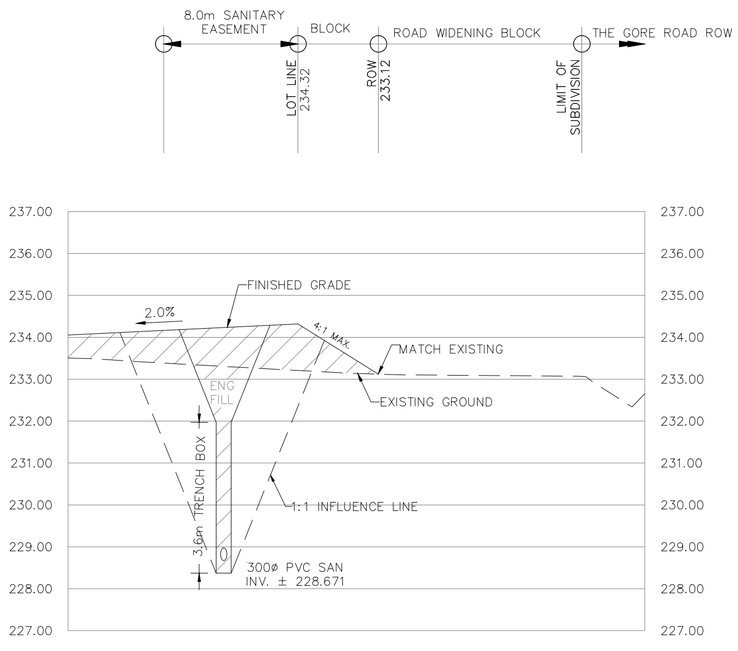
SECTION 3-3
SCALE HOR. 1:250
VER. 1:100



SECTION 4-4
SCALE HOR. 1:500
VER. 1:200



SECTION 5-5
SCALE HOR. 1:500
VER. 1:200



SECTION 6-6
SCALE HOR. 1:500
VER. 1:200

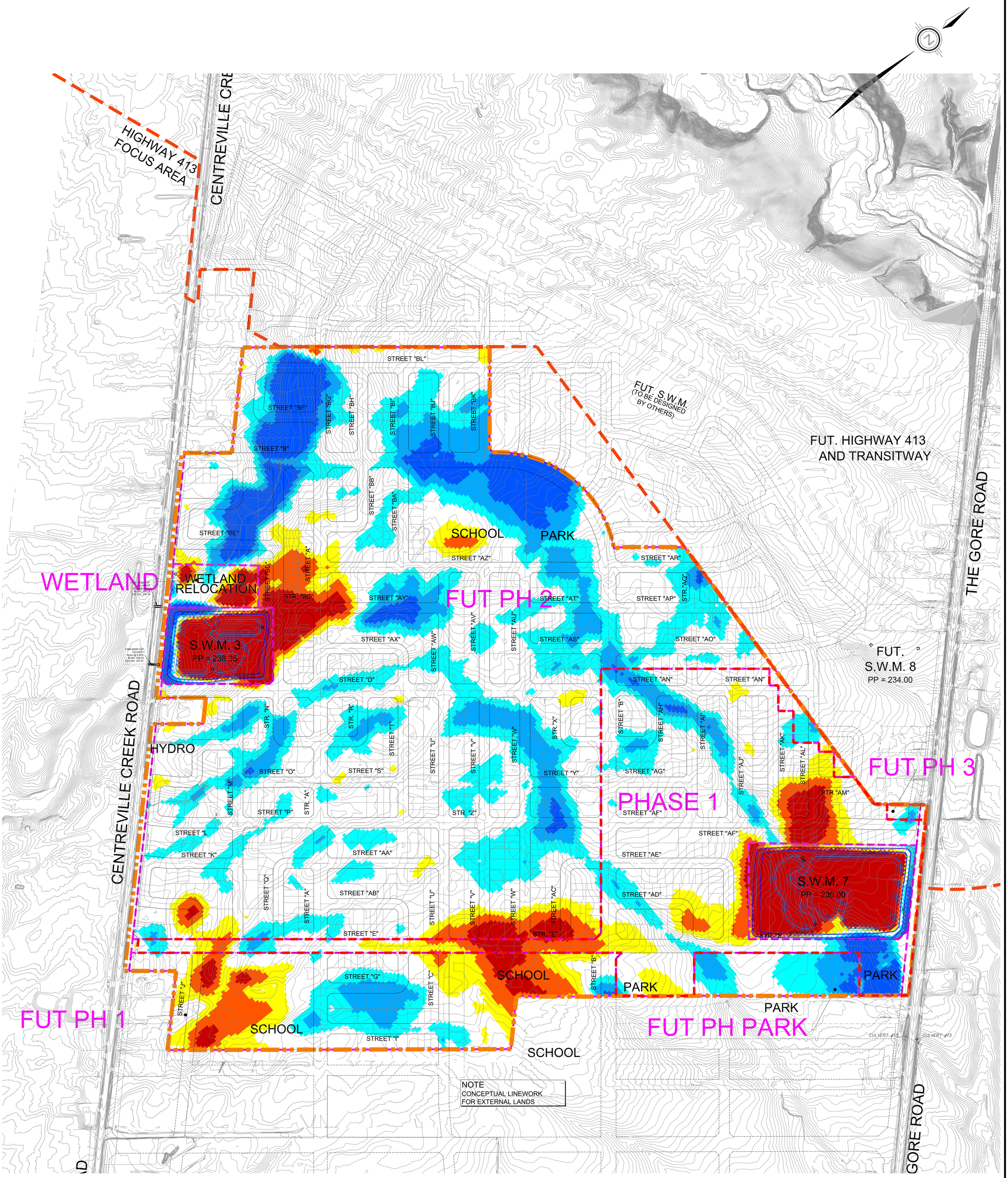
LEGEND

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GLOBAL PROPERTIES INC.
WILDFIELD VILLAGE
TOWN OF CALEDON

CROSS SECTIONS

SCALE:	AS SHOWN	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	9



NOTE
CONCEPTUAL LINEWORK
FOR EXTERNAL LANDS

AREA ID	TOTAL AREA [m2]	TOPSOIL [m3]	FILL [m3]	CUT UNBULKED [m3]	CUT BULKED [m3]	NET UNBULKED [m3]	NET BULKED[m3]	TOTAL UNBULKED [m3]	TOTAL BULKED [m3]	PREGRADE DEPTH [m]
PHASE 1	222052.92	66615.88	62306.57	62955.99	69251.59	6945.02	6945.02	125262.56	131558.16	0.7
SWM 7	46285.37	13885.61	4396.96	135585.56	149144.11	144747.15	144747.15	-126464.58	-126464.58	0.45 above PP, 0 below PP
Phase 1 Totals	**268338.29**	**80501.491**	**66703.53**	**198541.55**	**218395.70**	**151692.17**	**151692.17**	**-1202.019**	**5093.581**	
WETLAND	11164.26	3349.28	2577.71	9171.84	10089.02	7511.31	7511.31	11749.54	12666.73	0.3
SWM 3	24785.76	7435.73	7856.09	47577.18	52334.90	44478.81	44478.81	-29186.99	-29186.99	0.45 above PP, 0 below PP
FUT PH 3	1495.13	448.54	653.69	28.57	31.43	-622.26	-622.26	682.26	685.11	0.7
FUT PH PARK	21244.86	6373.46	16007.78	2.31	2.54	-16005.24	-16005.24	16010.09	16010.32	0.3
FUT PH 1	114355.34	34306.6	26188.45	55015.45	60516.99	34328.54	34328.54	81203.9	86705.44	0.7
FUT PH 2	729122.28	218736.68	354198.43	93438.9	102782.79	-251415.64	-251415.64	447637.33	456981.22	0.7
Totals	**1170505.92**	**351151.779**	**474185.68**	**403775.8**	**444153.37**	**-30032.31**	**-30032.31**	**526894.109**	**548955.409**	

LEGEND

EARTHWORKS BOUNDARY

CUT-FILL DEPTH:

CUT DEPTH (m)	
0.00~0.50:	
0.50~1.00:	
1.00~1.50:	
>1.50:	

FILL DEPTH (m)	
0.00~0.50:	
0.50~1.00:	
1.00~1.50:	
>1.50:	

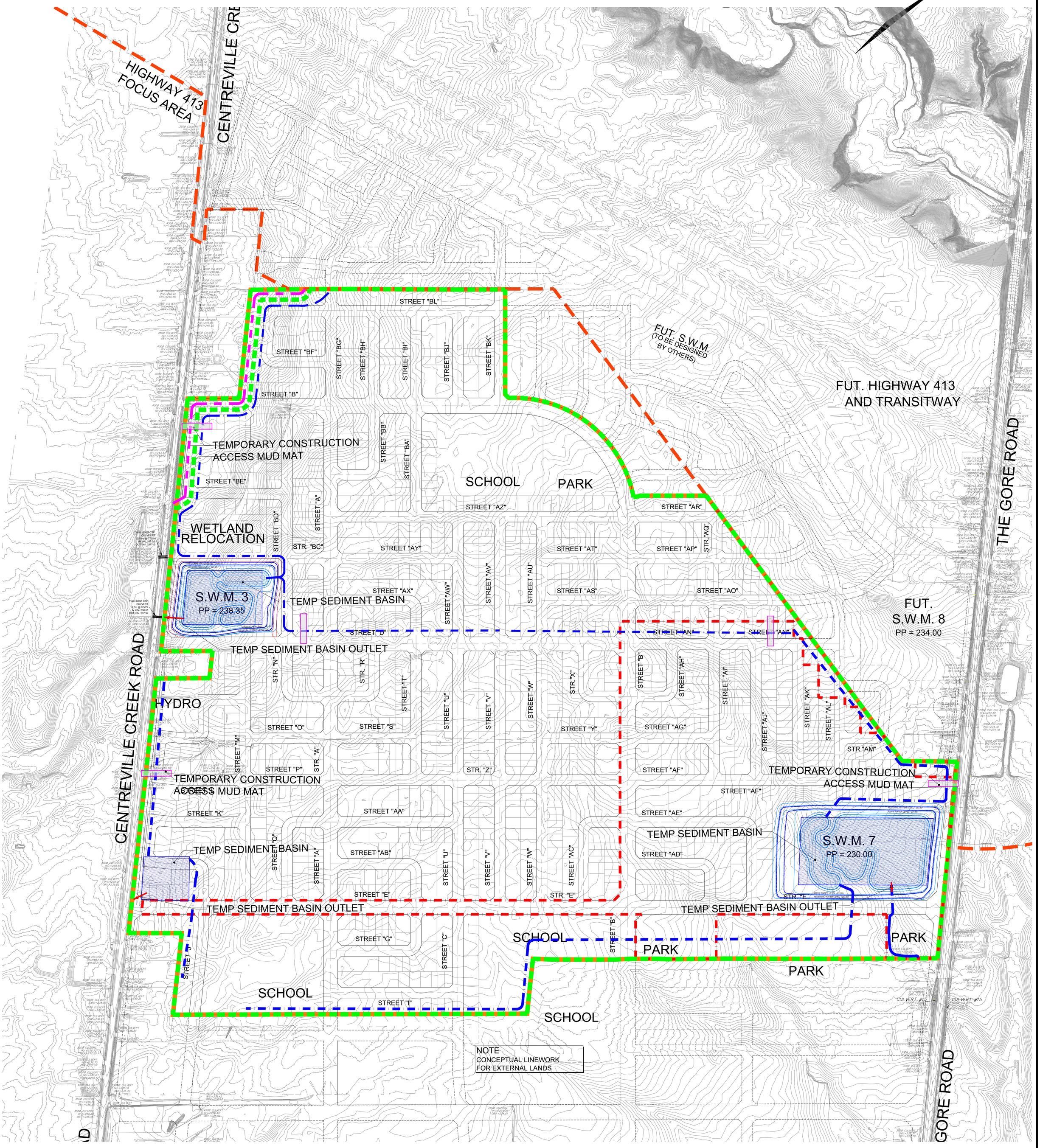
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TOWN OF CALEDON

EARTHWORKS PLAN

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	10



LEGEND

- PROPERTY LIMIT
- PHASE 1 BOUNDARY
- SILT CONTROL FENCE
- CUT OFF SWALE
- CLEAN WATER SWALE
- SITE ACCESS OR SWALE CROSSING

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SILTATION PLAN

SCALE:	1:3000	PROJECT No.:	24-1401
DATE:	AUG 2025	DRAWING:	11