

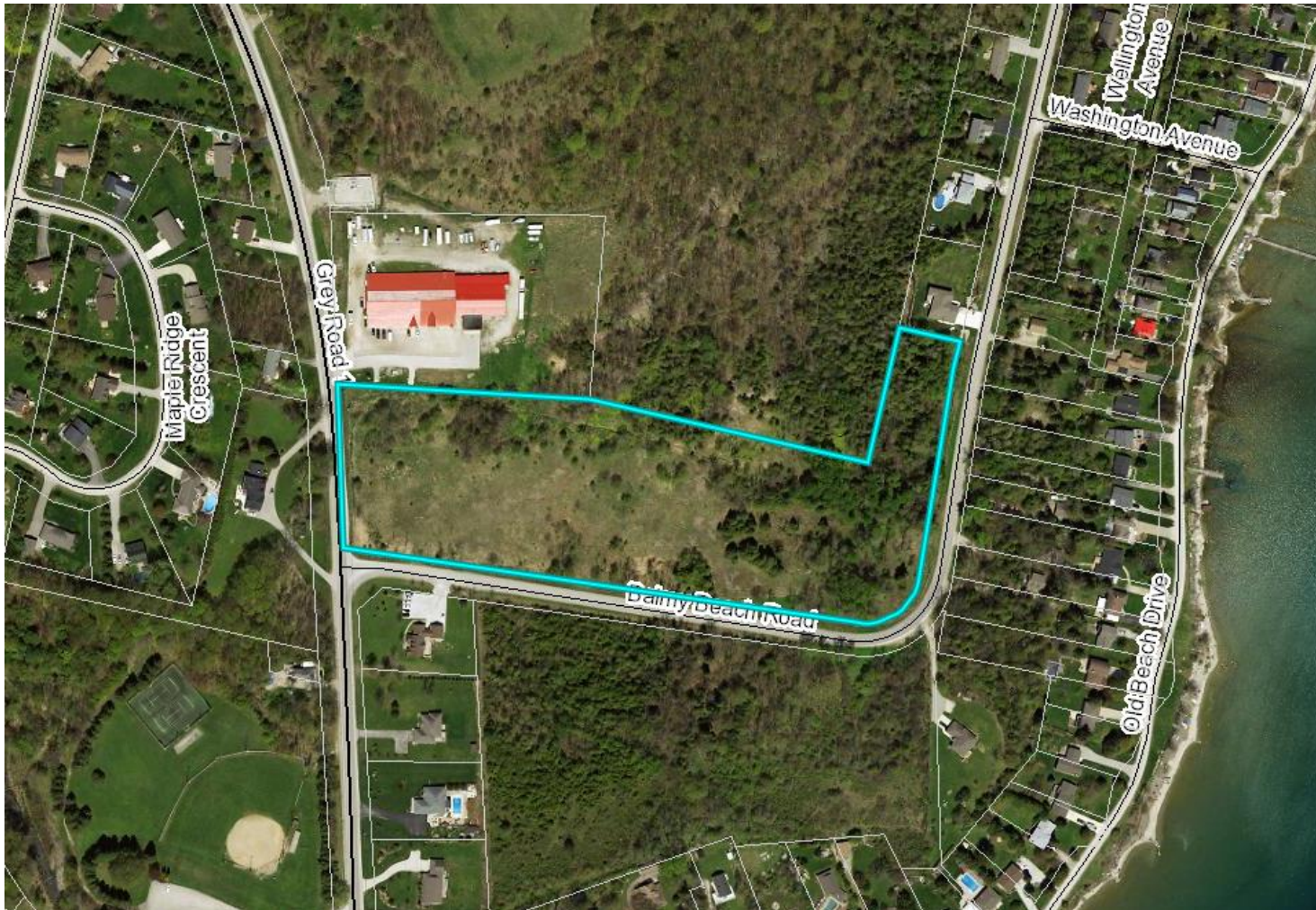


**Balmy Beach Estates**  
**Plan of Subdivision 42T-2006-08**  
**PDR-CW-25-18**

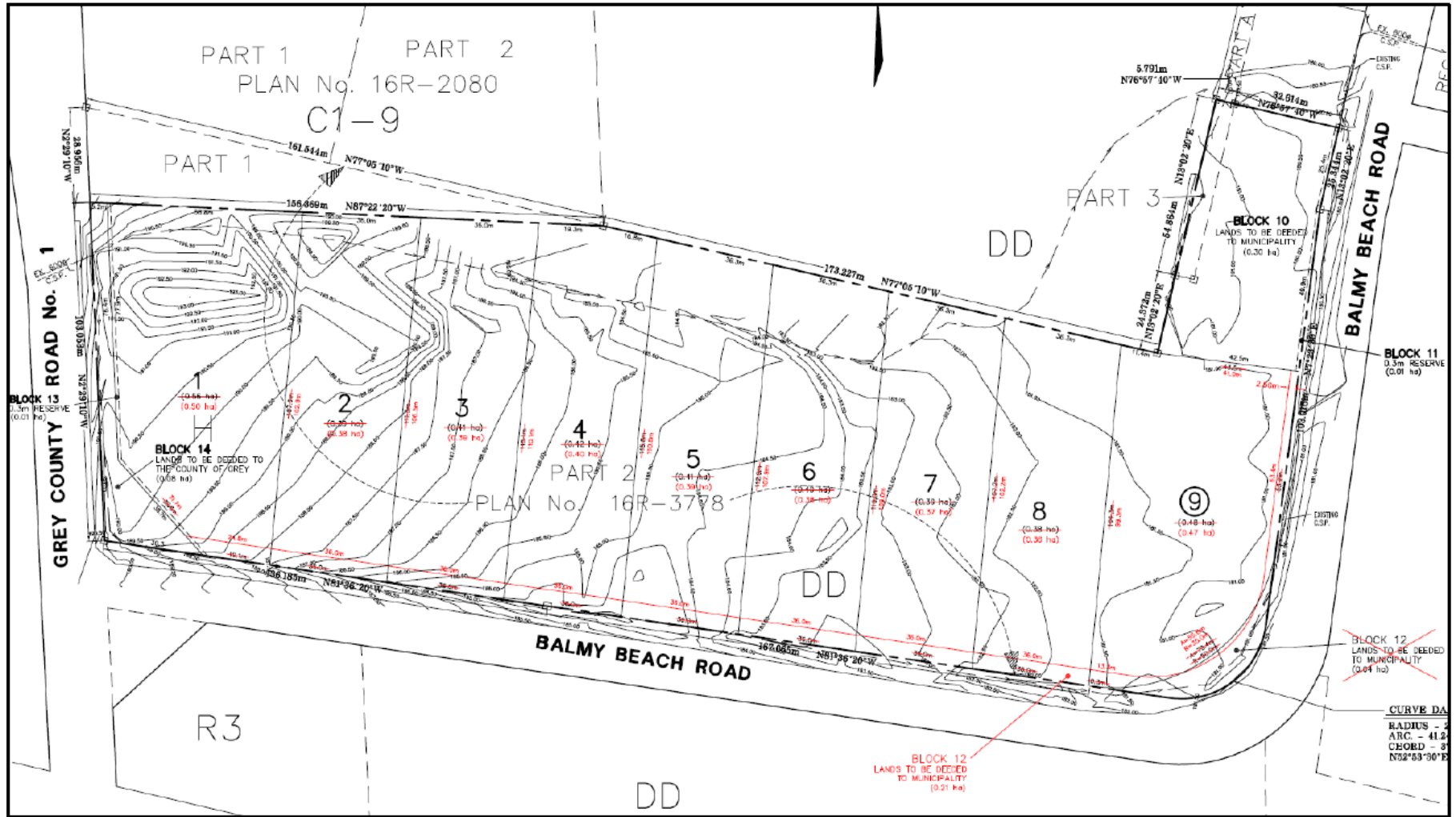
Part of Lot 17, Concession 3 and Part of Lot 'A' Registered  
Plan No. 171 (geographic Township of Sarawak),  
Township of Georgian Bluffs

This presentation contains a summary of Report PDR-CW-25-18. For more details on this application, please see the Staff Report.

# Balmy Beach Estates: Subject Lands



# Balmy Beach Estates: Draft Plan



Draft Plan Courtesy Hewett and Milne Ltd.



# Proposed Red-line Revision

- ▶ The draft approved subdivision is located in the settlement area of Balmy Beach.
- ▶ The draft approved subdivision includes a total of 9 single detached residential lots.
- ▶ The proposed red-line revisions are required in order to deed an additional 16 feet to the Township based on existing utilities being discovered while preparing the site for development.
- ▶ The Township recommended that the lands where the utilities were discovered be deeded to the Township.
- ▶ The existing number of draft approved lots would remain the same.
- ▶ The proposed draft conditions would remain generally the same as before with the exception of draft condition # 1.

# Recommendation

- 1. That Report PDR-CW-25-18 be received and that the redline revisions for Plan of Subdivision File 42T-2006-08 Balmy Beach Estates are approved subject to the revised conditions set out in the attached Notice of Decision.**