



The Regional Municipality of Durham Report

To: Planning and Economic Development Committee
From: Commissioner of Planning and Economic Development
Report: #2019-P-17
Date: April 2, 2019

Subject:

Annual Subdivision/Condominium Activity Report for 2018

Recommendation:

That the Planning and Economic Development Committee recommends:

That this report be received for information.

Report:

1. Purpose

1.1 This report provides the annual overview of subdivision and condominium activity in the Region from January 1 to December 31, 2018. This overview focuses on those applications which achieved major milestones in 2018 in terms of: new applications received; applications draft approved; and plans that were registered. This report also compares the 2018 results with 2017.

2. Summary

2.1 This report includes tables and maps which show the extent and location of subdivision and condominium activity by area municipality in 2018. A brief summary of the 2018 information is as follows:

- **Applications Received in 2018:** 42 (23 subdivision and 19 condominium); representing 7,215 residential units (see Table 1);
- **Plans Draft Approved in 2018:** 37 (19 subdivision, 17 condominium and 1

industrial) representing 2,993 residential units and 13 industrial units (see Table 2);

- **Plans Registered in 2018:** 44 (29 subdivision and 15 condominium), representing 4,674 residential units (see Table 3);
- **Total number of Active Subdivision and Condominium Applications in Durham Region in 2018:** 366 applications (267 plans of subdivision, 99 plans of condominium) representing 30,075 draft approved residential units and 27,787 residential units in-process (i.e. not yet draft approved) (see Table 4).

3. Subdivision and Condominium Applications Received

- 3.1 In 2018, 42 subdivision and condominium applications were received Region-wide compared to 58 applications in 2017. Of these 42 applications, there were 23 residential plans of subdivision, 8 standard residential plans of condominium, and 11 common element plans of condominium. ¹
- 3.2 The total number of residential units within subdivision and standard condominium plans increased from 5,159 in 2017 to 7,215 in 2018. Approximately 52 per cent of the proposed residential units in applications received in 2018 were located in the Town of Whitby, with over three quarters of these proposed units within one development proposal situated near the waterfront/marina. The City of Oshawa and the Municipality of Clarington each accounted for about 12 per cent of the proposed residential units, while approximately 10 per cent of the proposed residential units in applications received in 2018 were located in the City of Pickering. The Township of Scugog and the Town of Ajax accounted for about 5 per cent and 4 per cent of the residential units respectively within proposed draft plans of subdivision and condominium. A small number of residential units were also within proposed draft plans of subdivision and condominium within the Townships of Brock and Uxbridge.

4. Draft Approved Plans

- 4.1 In 2018, 37 plans were draft approved, the same as in 2017. Of the 37 plans draft approved plans, 10 were in the form of common element plans of condominium.

¹ A common element plan of condominium is typically comprised of private roadways, parking, and other common areas, and do not include any residential units.

- 4.2 The number of residential units within draft approved plans was 2,993 units in 2018, compared to 2,509 units in 2017.
- 4.3 In 2018, approximately 44 per cent (1,326) of the residential units within draft approved plans were in the City of Oshawa. About 22 per cent (659) were in the Municipality of Clarington and 13 per cent (387) were in the Town of Whitby. The remaining residential units in draft approved plans were found in the City of Pickering (303 units), the Town of Ajax (251 units), and the Township of Uxbridge (67 units).

5. Registered Plans

- 5.1 The number of registrations of plans of subdivision and condominium increased from 38 in 2017 to 44 in 2018, representing an increase in residential units from 3,108 (2017) to 4,674 (2018) within these forms of development.
- 5.2 The Municipality of Clarington and the City of Pickering combined for approximately 64 per cent of the total number of residential units within plans that were registered in 2018, with 1,606 units and 1,406 units respectively. The Town of Whitby (1,043 units) and the Town of Ajax (355 units) had approximately 22 per cent and 8 per cent respectively and the City of Oshawa had approximately 2 per cent of the residential units within registered plans, with the remainder in the Townships of Brock, Scugog and Uxbridge.

6. Residential Units by Type

- 6.1 The proportion of single detached units in subdivision and condominium applications received decreased significantly from 30 per cent in 2017 to 13 per cent in 2018. The proportion of townhouse units decreased slightly from 43 per cent in 2017 to 39 per cent in 2018. However, the proportion of apartments within these application types increased significantly from 25 per cent in 2017 to 47 per cent in 2018.
- 6.2 Single and semi-detached units together represented 20 per cent (609) of the total 2,993 residential units within draft approved plans in 2018, considerably lower than the 34 per cent proportion of the total 2,509 units within draft approved plans experienced in 2017. The proportion of multiple or townhouse units in draft approved plans increased slightly from 45 per cent (1,120) in 2017 to about 47 per cent (1,413) in 2018. The proportion of apartment units in draft approved plans increased significantly from 12 per cent (298) in 2017 to over 32 per cent (971) in 2018.

6.3 The proportion of single detached units in registered plans decreased slightly from 47 per cent (1,456) of the total 3,108 units in 2017 to 42 per cent (1,973) of the total 4,674 units in 2018. There was a significant increase in the proportion of townhouse units in registered plans from 27 per cent (842) in 2017 to 41 per cent (1,895) in 2018. Overall, there was a significant shift towards higher density dwellings in plans that were registered in 2018.

7. Active Applications

7.1 Active applications are comprised of “In Process” applications (i.e. not yet draft approved) and “Draft Approved” plans, which includes plans where Regional conditions have been cleared but registration has not yet occurred, and where the registration extends over more than one phase. At the end of 2018, there were 366 active applications (159 In Process, 207 Draft Approved) (see Table 4). The In Process applications propose a total of 27,787 potential residential units. Approximately 60 per cent (16,726) of the In Process units are within the City of Oshawa (9,765) and the City of Pickering (6,961). There were 207 Draft Approved plans at the end of 2018, comprising 30,075 residential units. Approximately 45 per cent (13,643) of the Draft Approved units are within the City of Oshawa.

7.2 The majority of the In Process and Draft Approved units are Greenfield development. These units are predominately ground-related housing types and the total unit figure represents a healthy supply for Durham Region based on recent building activity. As well, there are also opportunities for intensification within the Built-up Area in Regional Centres and along Corridors which also provides additional housing supply in Durham.

7.3 Active applications also include industrial plans of subdivision/condominium. There are currently 10 plans which are either wholly or partially industrial (6 subdivision, 4 condominium) totalling 170.6 hectares.

8. Current Activity

8.1 During the first two months of 2019, 4 new subdivision and 4 new condominium applications were received by the Region, representing 381 “In Process” residential units. In addition, 1 plan of subdivision, representing an additional 11 units, was draft approved in the first two months of 2019. There were no subdivision or condominium plans registered in the first two months of 2019.

9. Conclusion

- 9.1 2018 saw an increase in the number of subdivision and condominium applications registered, a decrease in the number of applications received, and no change in the number of applications draft approved, compared to the previous year.
- 9.2 The proportion of high density (townhouse and apartment) units increased significantly while the proportion of low density (single and semi-detached) dwellings decreased relative to the total applications received, draft approved, and registered. These trends are in line with Regional and Provincial policies that support intensification and more compact urban form.
- 9.3 The number of potential residential units that are “In Process” and “Draft Approved” remained approximately the same between 2017 and 2018 and are sufficient to satisfy Regional Official Plan Policy 4.2.6, which requires that a minimum 3 year supply of residential units be available through intensification and redevelopment, and land in draft approved and registered plans of subdivision/condominium to accommodate residential growth.
- 9.4 A copy of this report will be forwarded to the Area Municipalities for their information.

10. Attachments

Attachment #1: Subdivision and Condominium Applications Received in 2018

Attachment #2: Subdivision and Condominium Plans Draft Approved in 2018

Attachment #3: Subdivision and Condominium Plans Registered in 2018

Attachment #4: Active Applications by Municipality as of Year End 2018

Attachment #5: Subdivision Condominium Activity Maps by Area Municipality

Respectfully submitted,

Original signed by

Brian Bridgeman, MCIP, RPP
Commissioner of Planning and
Economic Development

ATTACHMENT 1 – SUBDIVISION AND CONDOMINIUM APPLICATIONS RECEIVED IN 2018

| MUNICIPALITY | RESIDENTIAL SUBDIVISION APPLICATIONS | RESIDENTIAL CONDOMINIUM APPLICATIONS | INDUSTRIAL APPLICATIONS | COMMON ELEMENT CONDOMINIUM APPLICATIONS | SINGLE DETACHED UNITS | SEMI DETACHED UNITS | MULTIPLE ATTACHED UNITS | APARTMENT UNITS | TOTAL |
|--------------|--|--|----------------------------|--|-----------------------------|---------------------------|-------------------------------|--------------------|-------|
| AJAX | 2 | 0 | 0 | 0 | 0 | 0 | 322 | 0 | 322 |
| BROCK | 1 | 0 | 0 | 0 | 144 | 54 | 30 | 0 | 228 |
| CLARINGTON | 3 | 4 | 0 | 4 | 172 | 0 | 189 | 490 | 851 |
| OSHAWA | 3 | 0 | 0 | 1 | 85 | 0 | 618 | 150 | 853 |
| PICKERING | 3 | 4 | 0 | 2 | 0 | 40 | 474 | 240 | 754 |
| SCUGOG | 3 | 0 | 0 | 0 | 240 | 0 | 113 | 0 | 353 |
| UXBRIDGE | 2 | 0 | 0 | 2 | 0 | 0 | 125 | 0 | 125 |
| WHITBY | 6 | 0 | 0 | 2 | 304 | 0 | 920 | 2,505 | 3,729 |
| DURHAM | 23 | 8 | 0 | 11 | 945 | 94 | 2,791 | 3,385 | 7,215 |

ATTACHMENT 2 – SUBDIVISION AND CONDOMINIUM PLANS DRAFT APPROVED IN 2018

| MUNICIPALITY | RESIDENTIAL SUBDIVISION APPLICATIONS | RESIDENTIAL CONDOMINIUM APPLICATIONS | INDUSTRIAL APPLICATIONS | COMMON ELEMENT CONDOMINIUM APPLICATIONS | SINGLE DETACHED UNITS | SEMI DETACHED UNITS | MULTI FAMILY UNITS | APARTMENT UNITS | TOTAL |
|--------------|--|--|----------------------------|--|-----------------------------|---------------------------|--------------------------|--------------------|-------|
| AJAX | 2 | 0 | 0 | 2 | 0 | 29 | 222 | 0 | 251 |
| BROCK | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| CLARINGTON | 4 | 3 | 0 | 2 | 56 | 0 | 54 | 549 | 659 |
| OSHAWA | 8 | 2 | 0 | 4 | 274 | 0 | 642 | 410 | 1326 |
| PICKERING | 2 | 1 | 0 | 2 | 7 | 0 | 296 | 0 | 303 |
| SCUGOG | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| UXBRIDGE | 1 | 0 | 0 | 0 | 0 | 0 | 55 | 12 | 67 |
| WHITBY | 2 | 1 | 1* | 0 | 165 | 78 | 144 | 0 | 387 |
| DURHAM | 19 | 7 | 1 | 10 | 502 | 107 | 1,413 | 971 | 2,993 |

* The above draft approval of an industrial Plan of Subdivision involves the creation of 13 lots ranging in size from 0.31 Ha to 0.62 Ha.

ATTACHMENT 3 – SUBDIVISION AND CONDOMINIUM PLANS REGISTERED IN 2018

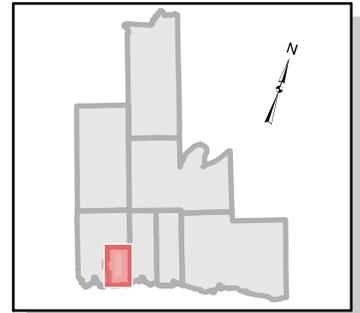
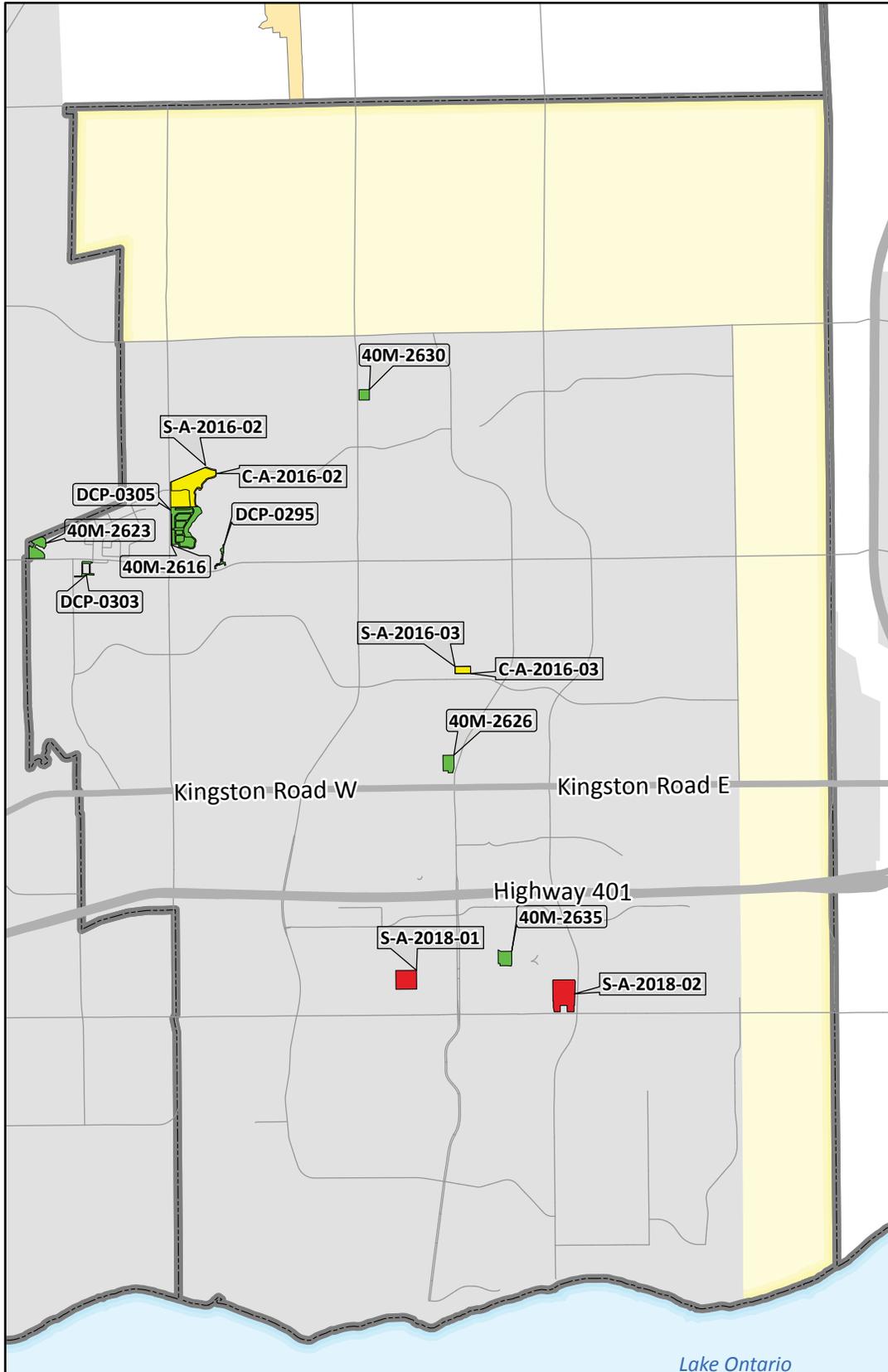
| MUNICIPALITY | RESIDENTIAL SUBDIVISION REGISTRATIONS | RESIDENTIAL CONDOMINIUM REGISTRATIONS | INDUSTRIAL REGISTRATIONS | COMMON ELEMENT CONDOMINIUM REGISTRATIONS | SINGLE DETACHED UNITS | SEMI DETACHED UNITS | MULTI FAMILY UNITS | APARTMENTS | TOTAL |
|--------------|---|---|-----------------------------|---|-----------------------------|---------------------------|--------------------------|------------|-------|
| AJAX | 5 | 0 | 0 | 3 | 48 | 0 | 244 | 63 | 355 |
| BROCK | 1 | 0 | 0 | 0 | 52 | 0 | 0 | 0 | 52 |
| CLARINGTON | 9 | 1 | 0 | 2 | 404 | 80 | 585 | 537 | 1606 |
| OSHAWA | 2 | 0 | 0 | 2 | 92 | 0 | 0 | 0 | 92 |
| PICKERING | 5 | 0 | 0 | 1 | 682 | 0 | 646 | 78 | 1406 |
| SCUGOG | 1 | 0 | 0 | 0 | 53 | 0 | 0 | 0 | 53 |
| UXBRIDGE | 1 | 0 | 0 | 0 | 0 | 0 | 55 | 12 | 67 |
| WHITBY | 5 | 2 | 0 | 4 | 642 | 0 | 365 | 36 | 1043 |
| DURHAM | 29 | 3 | 0 | 12 | 1,973 | 80 | 1,895 | 726 | 4,674 |

ATTACHMENT 4 – ACTIVE SUBDIVISION AND CONDOMINIUM APPLICATIONS BY MUNICIPALITY IN 2018

| MUNICIPALITY | IN PROCESS RESIDENTIAL SUBDIVISION APPLICATIONS | IN PROCESS RESIDENTIAL CONDOMINIUM APPLICATIONS | DRAFT APPROVED RESIDENTIAL SUBDIVISION APPLICATIONS | DRAFT APPROVED RESIDENTIAL CONDOMINIUM APPLICATIONS | TOTAL | IN PROCESS RESIDENTIAL UNITS | DRAFT APPROVED RESIDENTIAL UNITS | TOTAL UNITS |
|--------------|---|---|---|---|-------|------------------------------|----------------------------------|-------------|
| AJAX | 9 | 1 | 20 | 8 | 38 | 1,781 | 1,333 | 3,114 |
| BROCK | 5 | 2 | 7 | 1 | 15 | 704 | 931 | 1,635 |
| CLARINGTON | 17 | 8 | 33 | 9 | 67 | 2,022 | 4,472 | 6,494 |
| OSHAWA | 18 | 9 | 23 | 17 | 67 | 9,765 | 4,338 | 14,103 |
| PICKERING | 26 | 13 | 32 | 9 | 80 | 6,961 | 13,643 | 20,604 |
| SCUGOG | 10 | 0 | 12 | 2 | 24 | 530 | 530 | 1,060 |
| UXBRIDGE | 6 | 5 | 5 | 1 | 17 | 385 | 72 | 457 |
| WHITBY | 22 | 8 | 22 | 6 | 58 | 5,639 | 4,756 | 10,395 |
| DURHAM | 113 | 46 | 154 | 53 | 366 | 27,787 | 30,075 | 57,862 |



2018 SUBDIVISION/CONDOMINIUM ACTIVITY AJAX URBAN AREA



| | |
|---|---------------------|
| | 2018 Received |
| | 2018 Draft Approved |
| | 2018 Registered |
| | Hamlet |
| | Urban Area |

Received:

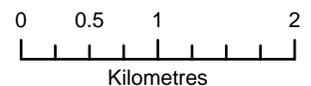
- S-A-2018-01 167 Hunt Street Ltd. (Stafford Homes)
- S-A-2018-02 Bayley Salem Developments Limited

Draft Approved:

- C-A-2016-02 Cougs (Duffins Village) Ltd.
- C-A-2016-03 Your Home Developments (Grayson) Inc.
- S-A-2016-02 Cougs (Duffins Village) Ltd.
- S-A-2016-03 Your Home Developments (Grayson) Inc.

Registered:

- DCP-0305 Cougs (Workmans) Ltd.
- DCP-0303 2399478 Ontario Inc.-Dugald Wells
- DCP-0295 Haber Homes (The Forest) Ltd.
- 40M-2623 Jizoco Developments Ltd.
- 40M-2616 Cougs (Workmans) Ltd.
- 40M-2626 Your Home Developments (Old Harwood) Inc.
- 40M-2635 King's Crescent Developments Inc.
- 40M-2630 Quantum Falls Development Inc. (Westglen House)



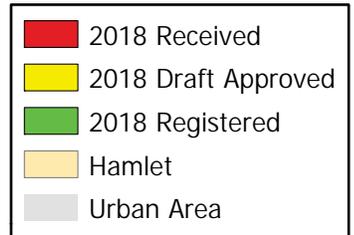
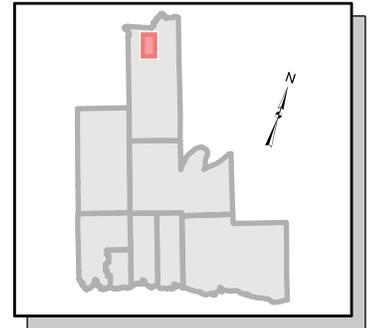
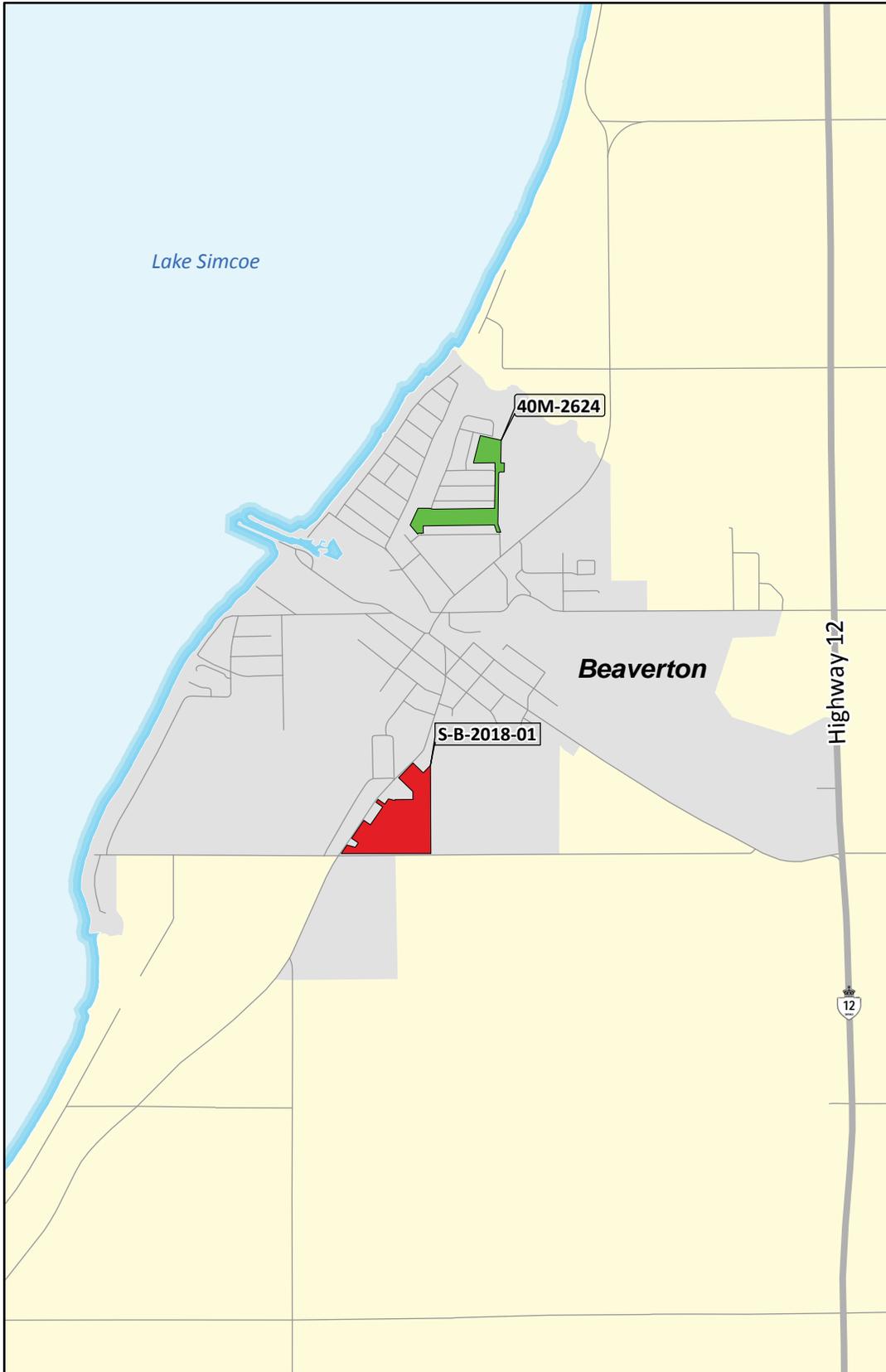
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2018 SUBDIVISION/CONDOMINIUM ACTIVITY BEAVERTON URBAN AREA, BROCK TOWNSHIP

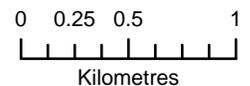


Received:

S-B-2018-01 Beaverton Lake Homes/Best Homes Ltd.

Registered:

40M-2624 Marydel Homes Inc.



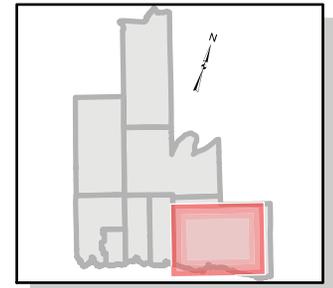
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2018 SUBDIVISION/CONDOMINIUM ACTIVITY CLARINGTON URBAN AREA



2018 Received
2018 Draft Approved
2018 Registered
Hamlet
Urban Area



Received:

- C-C-2018-01 Aspen Gardens Ltd.
- C-C-2018-02 Tooley Mills Developments Inc.
- C-C-2018-03 Holland Homes
- C-C-2018-04 Bowmanville Apartments Inc.
- C-C-2018-05 Averton Homes (Bowmanville) Inc.
- C-C-2018-06 Modo Bowmanville Towns Ltd.
- C-C-2018-07 Akero Developments Inc.
- C-C-2018-08 Brightstar Newcastle Corporation
- S-C-2018-02 Modo Bowmanville Urban Towns Ltd.
- S-C-2018-03 Trolleybus Urban Development Inc.
- S-C-2018-05 Delpark Homes (Prestonvale) Inc.

Draft Approved:

- C-C-2016-01 Prestonvale Heights Limited
- C-C-2018-01 Aspen Gardens Ltd.
- C-C-2018-02 Tooley Mills Developments Inc.
- C-C-2018-03 Holland Homes
- C-C-2018-04 Bowmanville Apartments Inc.
- S-C-2017-01 Lindvest Properties (Clarington) Limited
- S-C-2017-06 Tornat Newcastle Limited
- S-C-2017-08 2510267 Ontario Ltd. c/o Rosella Canonaco
- S-C-2017-09 WED Investments Ltd.

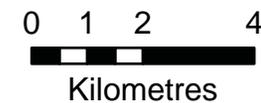
Registered:

- DCP-0296 Prestonvale Heights Limited
- DCP-0298 Aspen Gardens Ltd.
- DCP-0299 Tooley Mills Developments Inc.
- 40M-2619 2408428 Ontario Inc.
- 40M-2617 Averton Homes Inc.
- 40M-2614 Port Darlington
- 40M-2633 Northglen Landowners Group (2265719 Ontario Inc.)
- 40M-2627 Northglen East Subdivision
- 40M-2628 Northglen East Subdivision
- 40M-2612 Pollux Developments Inc.
- 40M-2615 Port Darlington Land Corporation
- 40M-2629 WED Investments Ltd.

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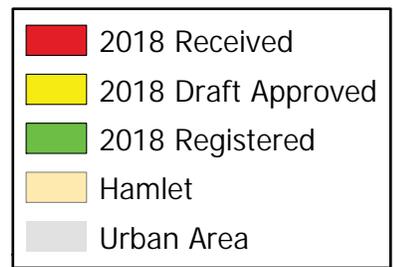
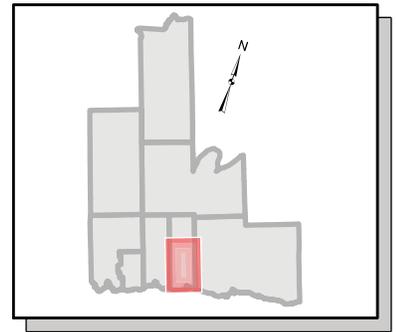
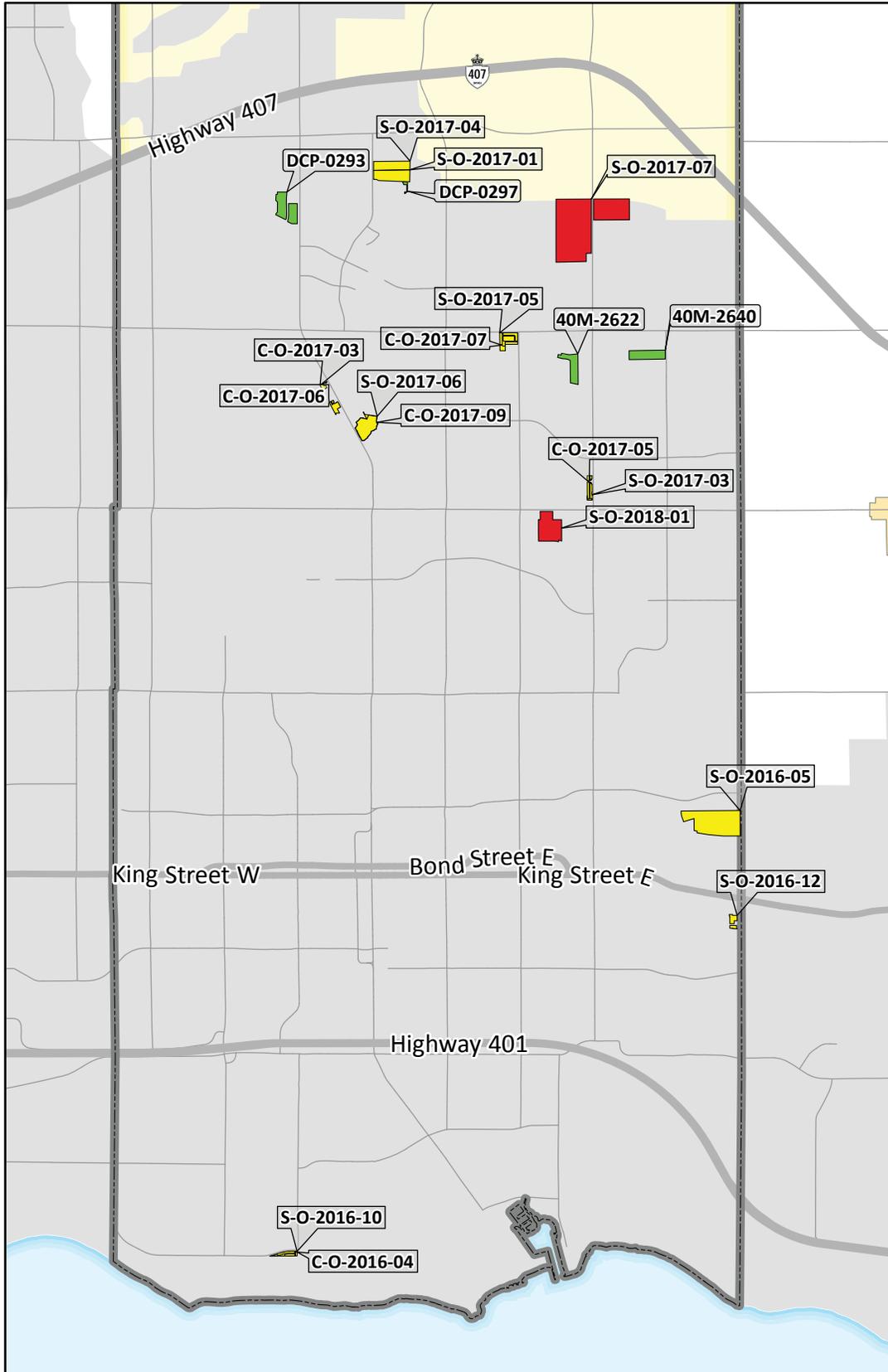
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2018 SUBDIVISION/CONDOMINIUM ACTIVITY OSHAWA URBAN AREA



Received:

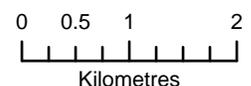
- C-O-2017-09 Podium Developments/1569
Simcoe Street North Ltd.
- S-O-2017-06 Podium Developments/1569
Simcoe Street North Ltd.
- S-O-2017-07 Minto (Harmony Road) LP
- S-O-2018-01 Whitby Meadows Inc.

Draft Approved:

- C-O-2016-04 SO Developments Inc./Graywood
Developments
- C-O-2017-03 Podium Developments
(1900 Simcoe Street North Ltd.)
- C-O-2017-05 Initialcorp (Harmony Road) Inc.
- C-O-2017-06 Podium Developments
(1800 Simcoe Street North Ltd.)
- C-O-2017-07 Stafford Homes Ltd.
- C-O-2017-09 Podium Developments/1569
Simcoe Street North Ltd.
- S-O-2016-05 Kingsway College c/o Jeremy O'Dell
- S-O-2016-10 SO Developments Inc./Graywood
Developments
- S-O-2016-12 1494339 Ontario Limited
- S-O-2017-01 Weston Consulting
- S-O-2017-03 Initialcorp (Harmony Road) Inc.
- S-O-2017-04 Weston Consulting
- S-O-2017-05 Stafford Homes Ltd.
- S-O-2017-06 Podium Developments/1569
Simcoe Street North Ltd.

Registered:

- DCP-0293 2157236 Ontario Limited
- DCP-0297 Lindenbrook Properties/2380409 Ontario Inc.
- 40M-2622 825901 Ontario Ltd. et al
- 40M-2640 North Grandview Inc. (Delpark Homes - Oshawa)



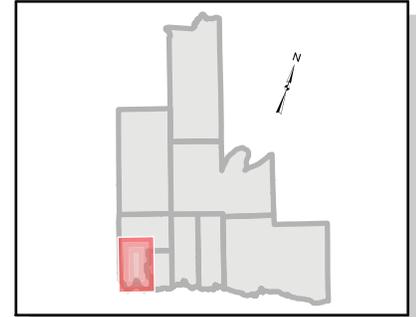
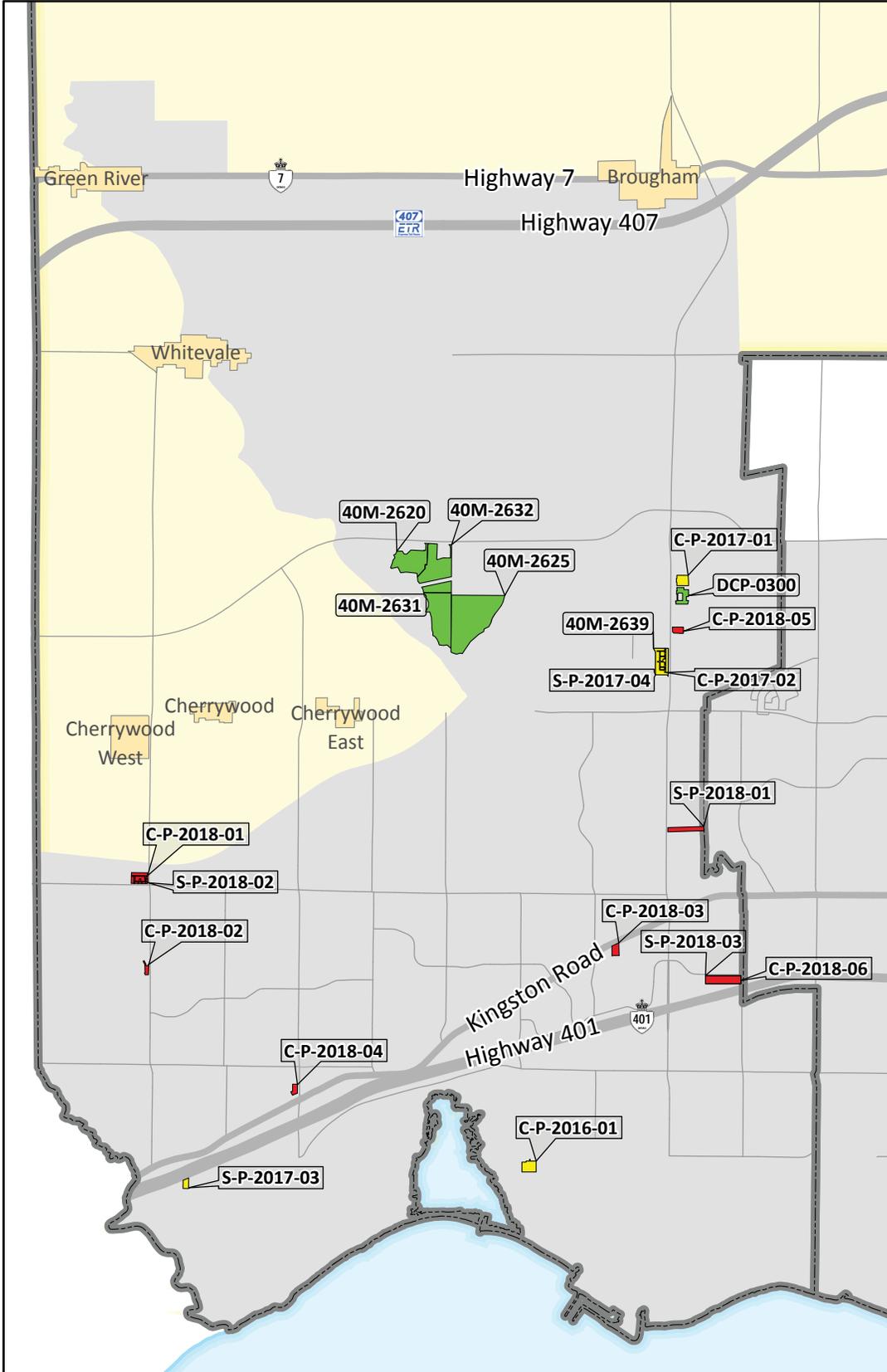
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2018 SUBDIVISION/CONDOMINIUM ACTIVITY PICKERING URBAN AREA



| | |
|---------------------------------------|---------------------|
| ■ | 2018 Received |
| ■ | 2018 Draft Approved |
| ■ | 2018 Registered |
| ■ | Hamlet |
| ■ | Urban Area |

Received:

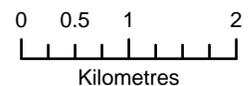
- C-P-2018-01 Icon Forest District Limited
- C-P-2018-02 Altona Road Subdivision Ltd.
- C-P-2018-03 Marshall Homes (Centre Point) Inc. (2450734 Ontario Inc.)
- C-P-2018-04 Icon Dunfair Limited
- C-P-2018-05 Gironde Community Development Inc.
- C-P-2018-06 Metropia (Notion Road) Development Inc.
- S-P-2018-01 Skale (2165 Brock) Inc.
- S-P-2018-02 Icon Forest District Limited
- S-P-2018-03 Metropia (Notion Road) Development Inc.

Draft Approved:

- C-P-2016-01 Madison Liverpool Limited
- C-P-2017-01 Averton (Brock) Limited
- C-P-2017-02 Madison Brock Limited
- S-P-2017-03 2554569 Ontario Inc.
- S-P-2017-04 Madison Brock Limited

Registered:

- DCP-0300 Averton (Brock) Limited
- 40M-2631 Zavala Developments Inc.
- 40M-2625 Hunley Homes Limited
- 40M-2620 Mattamy (Seaton) Limited
- 40M-2632 Mattamy (Seaton) Limited
- 40M-2639 Madison Brock Limited



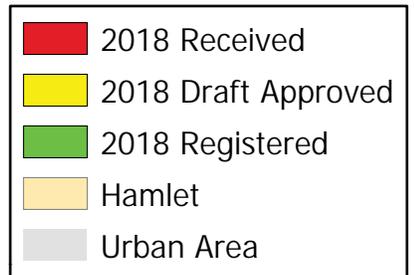
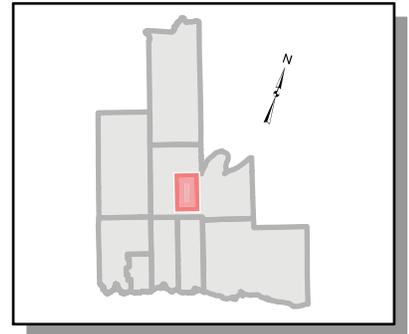
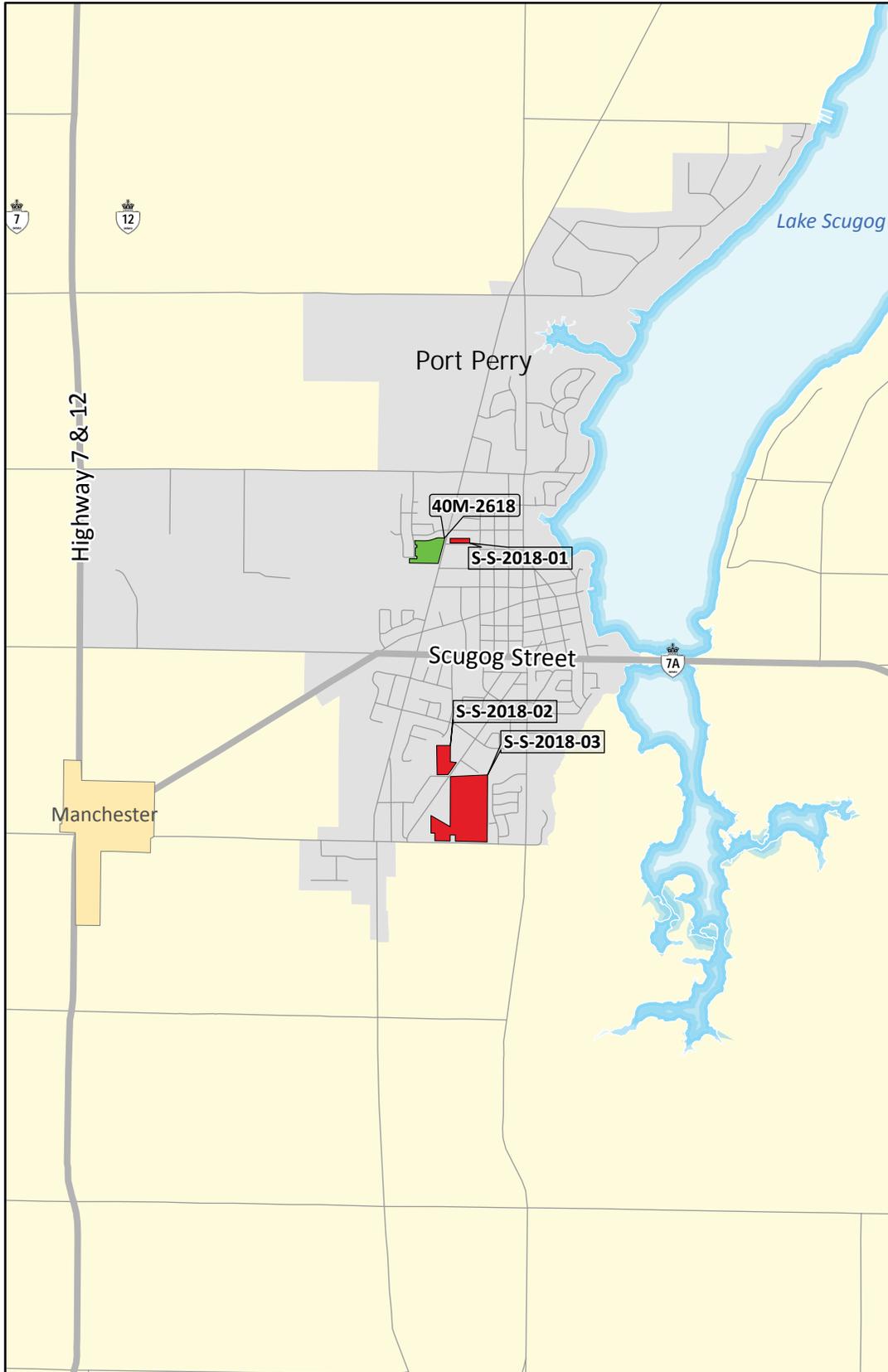
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2018 SUBDIVISION/CONDOMINIUM ACTIVITY PORT PERRY URBAN AREA, TOWNSHIP OF SCUGOG

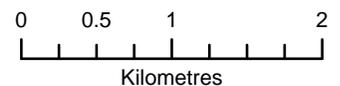


Received:

- S-S-2018-01 Oxnard Port Perry Inc.
- S-S-2018-02 Chieftan Development Corporation
- S-S-2018-03 Delpark Homes

Registered:

- 40M-2618 Cawkers Creek Corporation



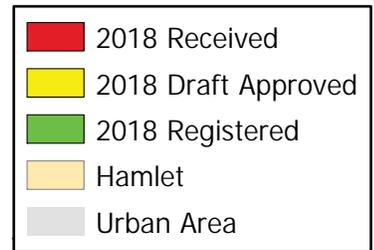
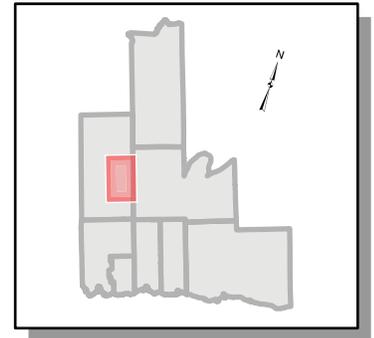
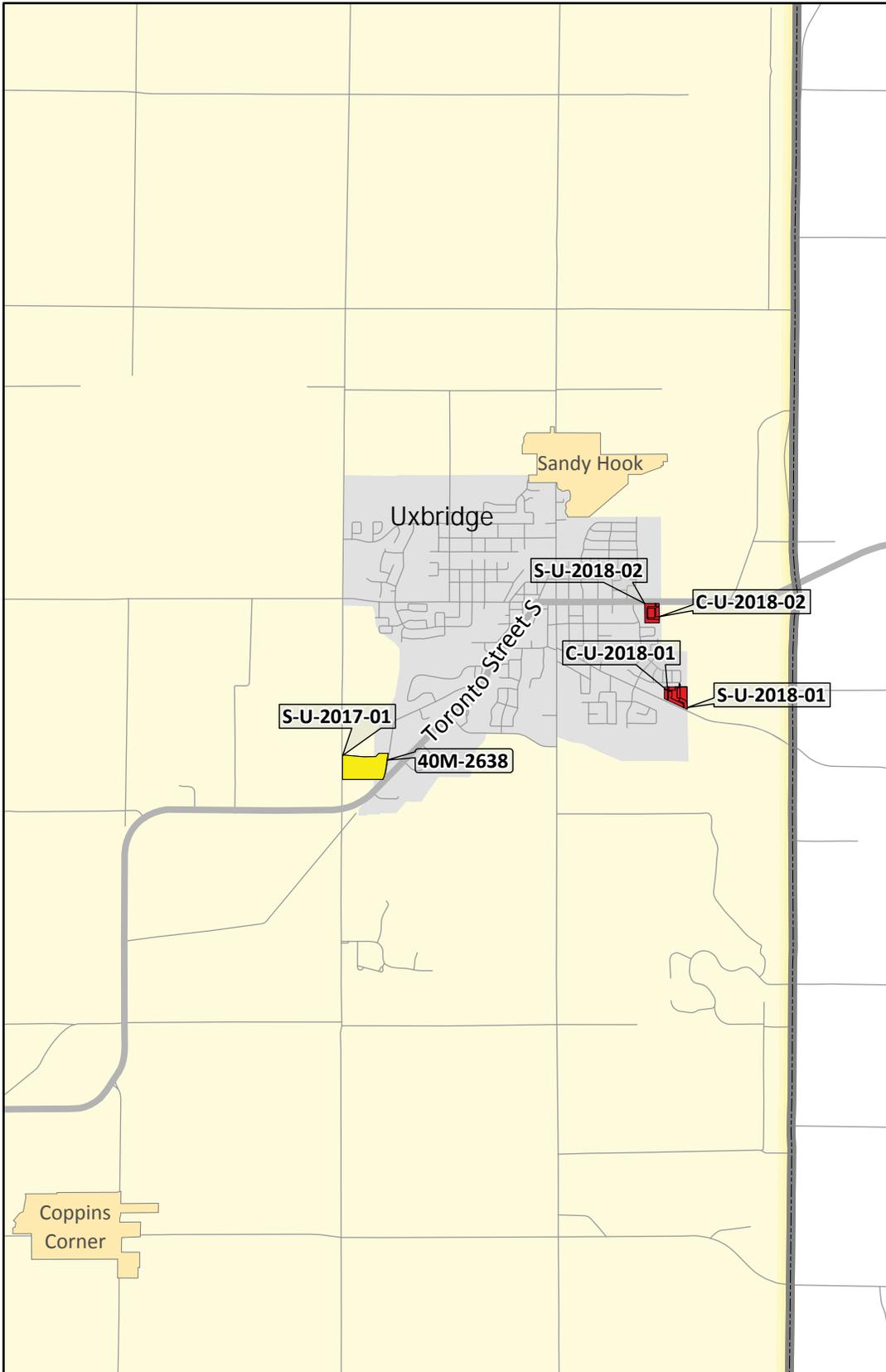
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Citation: Digital cartography by The Regional Municipality of Durham, Planning & Economic Development Department, Planning Division, March, 2019.



2018 SUBDIVISION/CONDOMINIUM ACTIVITY UXBRIDGE URBAN AREA



Received:

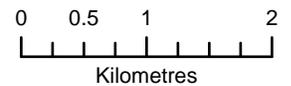
- C-U-2018-01 2452595 Ontario Ltd.
- C-U-2018-02 Weston Lane Developments
- S-U-2018-01 2452595 Ontario Ltd.
- S-U-2018-02 West Lane Developments

Draft Approved:

- S-U-2017-01 Moorefield Properties Ltd.

Registered:

- 40M-2638 Moorefield Properties Ltd.



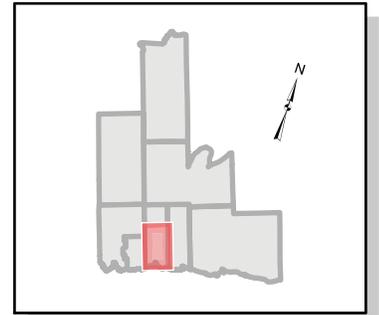
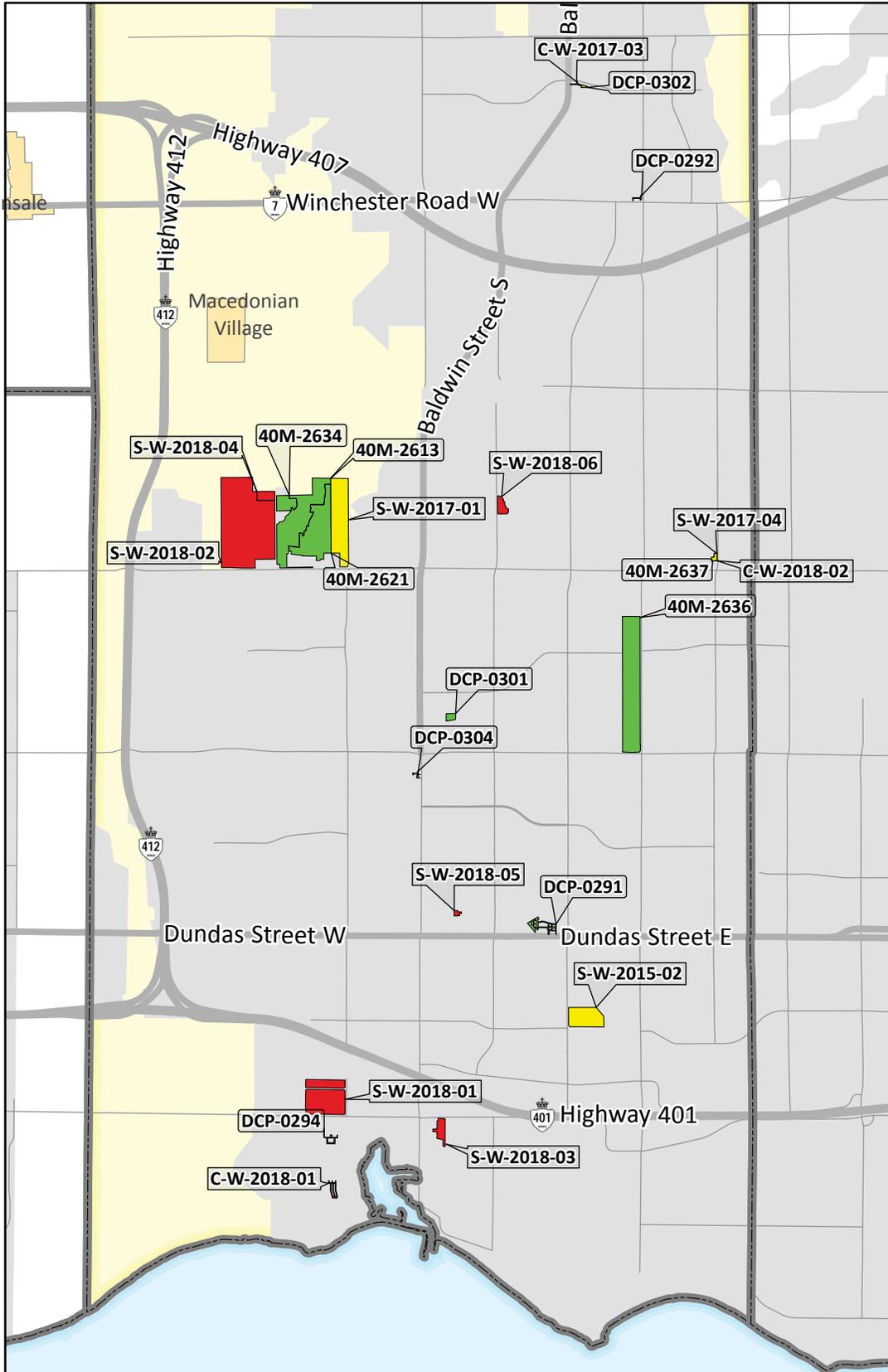
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2018 SUBDIVISION/CONDOMINIUM ACTIVITY WHITBY URBAN AREA



| | |
|---------------------------------------|---------------------|
| ■ | 2018 Received |
| ■ | 2018 Draft Approved |
| ■ | 2018 Registered |
| ■ | Hamlet |
| ■ | Urban Area |

Received:

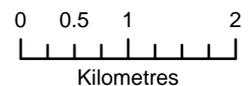
- C-W-2018-01 Gordon Scadding Developments Limited
- C-W-2018-02 2500564 Ontario Limited
- S-W-2018-01 Nordeagle Developments Ltd.
- S-W-2018-02 HAW Limited Partnership/Heathwood Homes
- S-W-2018-03 Block Andrin (Whitby) Developments Limited
- S-W-2018-04 4300 Country Lane Developments
- S-W-2018-05 Sabrina Homes Inc.
- S-W-2018-06 Signature 4335 Garden Inc.

Draft Approved:

- C-W-2017-03 Brooklin Meadows Limited
- S-W-2015-02 1696352 Ontario Ltd.
- S-W-2017-01 Cedar City TFP Whitby Developments Inc.
- S-W-2017-04 2500564 Ontario Limited

Registered:

- DCP-0301 Whitby (Brock and Rossland) Developments
- DCP-0292 Brooklin Meadows Limited
- DCP-0294 Courtrice North Inc.
- DCP-0304 Matanda Homes Limited
- DCP-0291 1010 Dundas East Developments Inc.
- DCP-0302 Brooklin Meadows Limited
- 40M-2613 Heathwood Homes (Whitby Country Lane) Limited
- 40M-2621 Heathwood Homes (Whitby Country Lane) Limited
- 40M-2634 Heathwood Homes (Whitby Country Lane) Limited
- 40M-2636 Minto (Rossland) Inc.
- 40M-2637 2500564 Ontario Limited



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