DEMONSTRATION AND PHASING PLAN

Part of Lots 15 and 16
Concession 6
Geographic Township of Reach
Now in the
Township of Scugog
Regional Municipality of Durham

POSSIBLE PHASING AND STAGING

UNIT TYPE		UNITS					TOTAL
PHASE		1A	1B	1C	1D	2	
Min. 15.24m Single Detached	o	44		5	23		**72**
Min. 12.2m Single Detached	x	36	32	30	14	46	**158**
Min. 9.8m Single Detached	+	3	32	29	2	43	**109**
Min. 6.1m Lane Access Townhouses	*					87	**87**
TOTAL		**83**	**64**	**64**	**39**	**176**	**426**

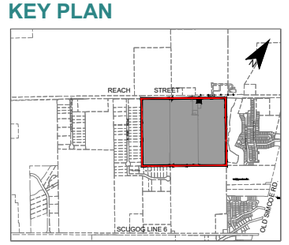
SCHEDULE OF LAND USE

BLOCK	LAND USE		UNITS Min.	UNITS Max.	AREA
1-28	Min. 15.24m Single Detached	o	72		14.83
	Min. 12.2m Single Detached	x	158		
	Min. 9.8m Single Detached	+	109		
	Min. 6.1m Lane Access Townhouses	*	87		
29-30	Condominium Townhomes		250	320	7.41
31-33	RM4 (Mid-Rise / Mixed Use)		150	235	2.72
34	RM4 (Long Term Care/Mid-Rise Mixed Use) (Max.5 Storeys)		125	225	2.48
35	Park				2.38
36-37	SWM				4.58
38	Open Space - Berm				1.37
39-41	Natural Heritage System				3.08
42	Prestige Industrial				6.00
43	General Industrial				8.79
44	Possible Future Road Connection				0.07
St. A	20m Right of Way	561			1.24
Sts. B-L	20m Right of Way	4,272			8.54
Lane A-B	8.5m Laneway	323			0.26
	TOTAL	**5,156**	**951**	**1,206**	**63.75**

Legend

- Phasing Boundaries
- Conceptual Trail System

KEY PLAN



Date: March 18, 2026
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