

4.11 GENERAL INDUSTRIAL ZONE (M1)

No person shall within any General Industrial Zone (M1) use any land, or erect, alter or use any building or structure except in accordance with the following provisions:

4.11.1 Permitted Uses

- i) bulk fuel depot
- ii) cartage, express truck, transport or bus terminal or yard
- iii) contractors' yard
- iv) lumber yard
- v) manufacturing, processing, assembling and/or fabricating plant
- vi) retail outlet or wholesale outlet or business office accessory to a permitted use provided that it does not exceed 25 per cent of the gross floor area of the principal use
- vii) sawmill
- viii) salvage or wrecking yard
- ix) warehouse
- x) wood products or planning mill
- xi) workshop
- xii) accessory detached dwelling
- xiii) open storage use of goods or materials if accessory to another permitted use

4.11.2 Regulations for Permitted Uses

	Metric
i) Minimum Lot Area	- 1.0 ha
ii) Minimum Lot Frontage	- 90.0 m
iii) Minimum Front Yard	- 15.0 m
iv) Minimum Interior Side Yard	- 6.0 m
v) Minimum Exterior Side Yard	- 10.0 m
vi) Minimum Rear Yard	- 15.0 m
vii) Maximum Lot Coverage	- 50%
viii) Maximum Building Height	- 10.0 m
ix) Setback from high watermark	- 120 m

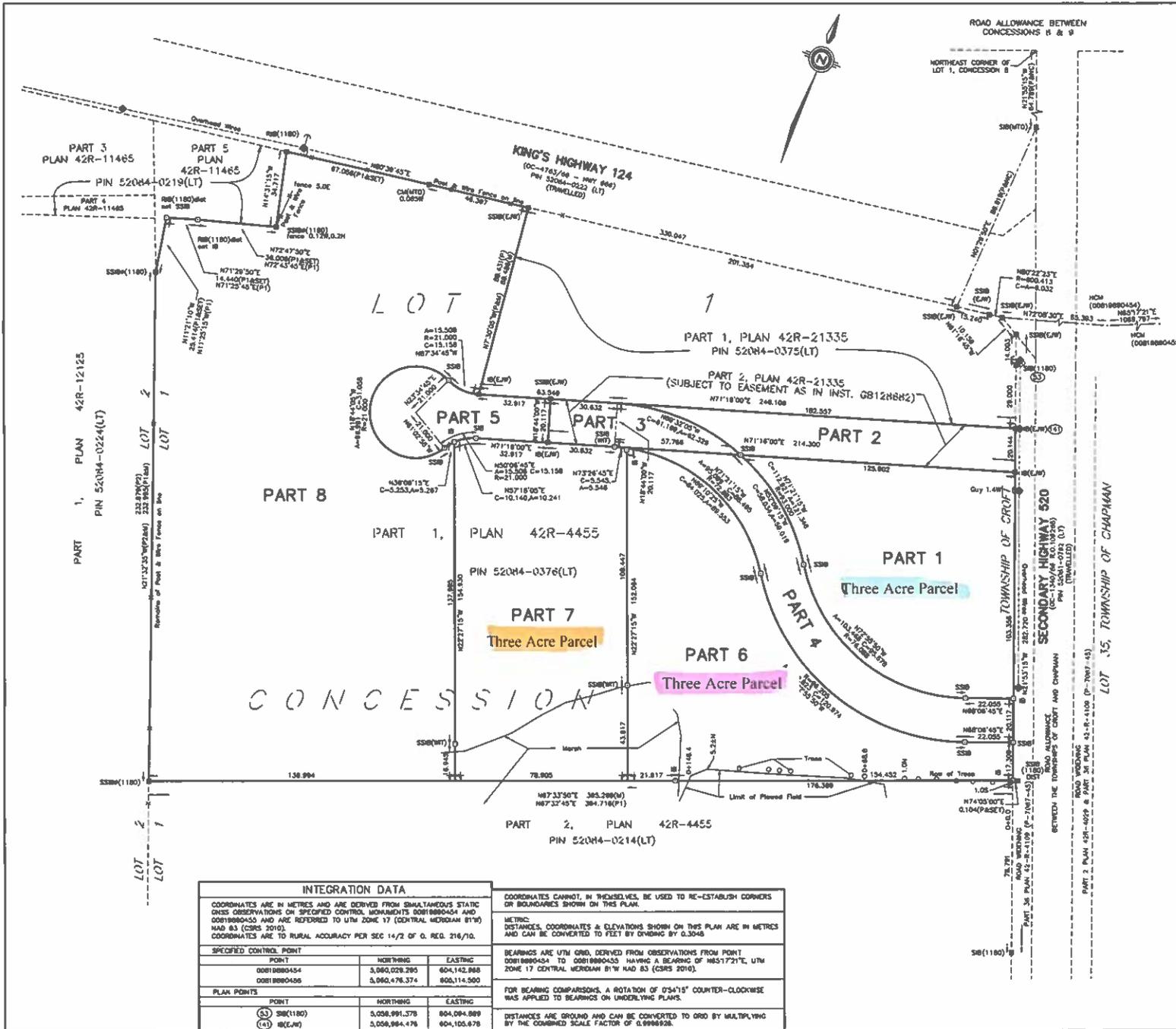
PLAN 42R-22763

Received and deposited

June 3rd, 2025

Judy Toussaint

Representative for the
Land Registrar for the
Land Titles Division of
Perry Sound (No.42)



PLAN SCHEDULE				
PART	LOT	CONCESSION	PIN	AREA (ha)
1				0.9823
2				0.2990
3				0.1408
4				0.4184
5	PART OF 1	B	ALL OF 52064-0376 (LT)	0.2233
6				1.2142
7				1.2208
8				3.7838

PART 2 AND 3: SUBJECT TO EASEMENT AS SET OUT IN INST. NO. G8126882

PLAN OF SURVEY
OF PART OF
LOT 1, CONCESSION 8
GEOGRAPHIC TOWNSHIP OF CROFT
NOW IN THE
MUNICIPALITY OF MAGNETAWAN
DISTRICT OF PERRY SOUND
E. J. WILLIAMS SURVEYING LIMITED
SCALE 1 : 1000 (Metric)

THE INTENDED PLOT SIZE OF THIS PLAN IS 710mm IN WIDTH BY 500mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1 : 1000

- LEGEND:**
- B DENOTES SURVEY MONUMENT FOUND
 - B/D DENOTES SURVEY MONUMENT PLANTED
 - C DENOTES SPECIFIED CONTROL POINT
 - IB DENOTES IRON BAR
 - S/B DENOTES STANDARD IRON BAR
 - SSB DENOTES SHORT STANDARD IRON BAR
 - E/W DENOTES E. J. WILLIAMS SURVEYING LIMITED
 - WT DENOTES WITNESS
 - RB DENOTES ROUND IRON BAR
 - R DENOTES ROUND
 - 1180 DENOTES J.R. WHITE, O.L.S.
 - MTO DENOTES MINISTRY OF TRANSPORTATION
 - P DENOTES PLAN 42R-21335
 - P1 DENOTES PLAN 42R-4455
 - P2 DENOTES PLAN 42R-21225
 - HC DENOTES NOT CONFIRMED BY FIELD MEASUREMENT
 - OST DENOTES DISTURBED
 - CM DENOTES CONCRETE MONUMENT

SURVEYOR'S CERTIFICATE
I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THIS SURVEY WAS COMPLETED ON THE 14TH DAY MAY, 2025.

DATE: MAY 18, 2025 PETER H. AUBREY
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AQLS PLAN SUBMISSION FORM NUMBER V-61600

EJWILLIAMS
SURVEYING LIMITED

ONTARIO LAND SURVEYORS
PLANNERS

HUNTSVILLE & SOUTH RIVER
Main Office: 357 Huntsville Rd 3rd Fl. P1H 1C3
Huntsville, Ontario
Phone: 705-788-4171
Fax: 705-788-1007
Email: info@ejwillsurveysjlp.com F1652-216F.eng

INTEGRATION DATA		
COORDINATES ARE IN METRES AND ARE DERIVED FROM SIMULTANEOUS STATIC GNSS OBSERVATIONS ON SPECIFIED CONTROL MONUMENTS 0081880454 AND 0081880456 AND ARE REFERRED TO UTM ZONE 17 (CENTRAL MERIDIAN 81°W) MAD 83 (CSRS 2010). COORDINATES ARE TO RURAL ACCURACY PER SEC 14/2 OF O. REG. 216/10.		
POINT	NORTHING	EASTING
0081880454	5,060,029.290	604,142.888
0081880456	5,060,476.374	605,114.500
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		
METRIC: DISTANCES, COORDINATES & ELEVATIONS SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048		
BEARINGS ARE UTM GRID, DERIVED FROM OBSERVATIONS FROM POINT 0081880454 TO 0081880456 HAVING A BEARING OF N85°17'21"E, UTM ZONE 17 CENTRAL MERIDIAN 81°W MAD 83 (CSRS 2010).		
FOR BEARING COMPARISONS, A ROTATION OF 0°54'19" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS ON UNDERLYING PLANS.		
DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.9998928.		

