

**APPENDIX D13 - SUMMARY of AREAS by LAND USE**

**3rd Line Spur Branch Drain**

**PROJECT:** South Innisfil Creek Drain - 2019 Improvement

**TOWN:** Innisfil

**DATE:** October 22, 2019 - Amended by the Tribunal

**PROJECT #:** 300038970

**Factors Applied to Lands**

Agricultural Land @ 1.00  
 Bush @ 0.50  
 Residential @ 2.00  
 Wetland @ 0.25  
 Industrial/Commercial @ 3.00  
 Other @ 1.00

**Factors Applied to Roads**

Arterial Paved Roads @ 5.00  
 Paved Roads @ 4.00  
 Gravel Roadways @ 3.00

Con.	Lot or Plan	Owner	Roll No.	Ag. Area (ha)	Wetland Area (ha)	Bush Area (ha)	Res. Area (ha)	Ind. or Comm. Area (ha)	Other Area (ha)	Total Affected Area (ha)
<b>Innisfil Lands</b>										
3	S Pt Lot 12	T. & C. Xenophontos	002-14300	-	1.40	-	-	-	1.65	3.05
3	S Pt Lot 13	H. & K. Yamamoto & S. Yamamoto Est.	002-14400	24.70	9.12	-	-	-	3.80	37.62
3	S Pt Lot 14	L. & E. Kell	002-14500	39.08	-	2.49	-	-	-	41.57
3	S Pt Lot 15	M. Campbell	002-14600	8.31	-	8.72	-	-	3.74	20.77
3	S Pt Lot 15	Alpine Peaks (Churchill) Development	002-14700	12.71	-	3.38	-	-	-	16.09
3	S Pt Lot 16	C. Campbell & S. Todd	002-15000	21.17	-	3.74	-	-	-	24.91
3	S Pt Lot 17	J. Kell	002-15300	2.90	-	1.59	-	-	0.93	5.42
3	S Pt Lot 17	D. Kell	002-15400	5.17	-	0.53	-	-	0.30	6.00
3	N Pt Lot 17	Kell Farms Ltd	002-20000	15.03	-	1.49	-	-	-	16.52
3	N Pt Lots 1	Top Hill View Estates Inc	002-20200	7.83	-	11.60	-	-	9.57	29.00
3	Plan 51M604	First View Homes (Scarborough)	002-20251	-	-	-	0.15	-	-	0.15
3	N Pt Lot 13	Crestrail Investments Inc	002-20300	4.97	-	0.74	-	-	-	5.71
4	N Pt Lot 16	M. Demarco	002-25000	0.95	-	3.26	-	-	1.05	5.26
3	N Pt Lot 16	J. Leblanc	003-00100	0.16	-	-	0.05	-	-	0.21
3	N Pt Lot 16	G. Ciccone	003-00200	-	-	-	0.13	-	-	0.13
3	N Pt Lot 16	M. Baker	003-00300	-	-	-	0.13	-	-	0.13
3	N Pt Lot 16	United Church	003-00400	-	-	-	0.14	-	-	0.14
3	N Pt Lot 16	10187526 Canada Corp	003-00500	31.44	-	4.72	-	-	3.54	39.70
3	N Pt Lot 15	S. Johnson, G. & M. Dilipkumar & P. Pra	003-00600	1.00	-	1.91	-	-	1.07	3.98
3	N Pt Lot 15	Fernbrook Homes (Churchill) Ltd	003-00700	-	-	9.66	2.57	-	-	12.23
3	Pt Lot 15	B. Doughty	003-00800	-	-	0.05	0.09	-	-	0.14
3	N Pt Lot 15	A. Dawson	003-00900	-	-	0.01	0.10	-	-	0.11
3	Pt Lot 15	T. Borscewski & B. Hill	003-01000	-	-	-	0.12	-	-	0.12
3	Pt Lot 15	C. Mount	003-01100	-	-	0.14	0.24	-	-	0.38
3	N Pt Lot 15	S. Simpson	003-01200	-	-	0.20	0.18	-	-	0.38
3	N Pt Lot 15	Anglican Church	003-01300	-	-	0.16	-	-	0.67	0.83
3	N Pt Lot 15	A. & C. Martins	003-01400	-	-	-	0.08	-	-	0.08
3	Pt Lot 15	J. Simpson	003-01500	-	-	-	0.15	-	-	0.15
3	Pt Lot 15	P S K Holdings Inc	003-01510	-	-	-	0.14	-	-	0.14
3	N Pt Lot 15	T. & S. Alderson	003-01700	-	-	-	0.19	-	-	0.19
3	Pt Lot 15	D. Wood & R. Bellar	003-02101	-	-	-	0.20	-	-	0.20
3	N Pt Lot 15	A. Fazelipour	003-02200	-	-	0.10	0.17	-	-	0.27
3	N Pt Lot 15	Town of Innisfil	003-02300	-	-	-	0.23	-	-	0.23
3	Plan 1194	M. & M. Alves	003-02400	-	-	-	0.19	-	-	0.19
3	Lot 14	J. & R. Carvalho	003-02500	-	-	-	0.14	-	-	0.14
3	Plan 1194	T. Cooley & O. Oliveira	003-02600	-	-	-	0.14	-	-	0.14
3	Lot 12	A. & L. Daniels	003-02700	-	-	-	0.08	-	-	0.08
3	Lot 21	C. Bell	003-04300	-	-	-	0.07	-	-	0.07
3	Lot 22	N. Gundert & R. Grant	003-04400	-	-	-	0.17	-	-	0.17
4	Plan 162	B. Deputat & C. Braney	003-10000	-	-	-	-	-	0.61	0.61
4	Plan 162	A. & M. Stepanova	003-10010	-	-	-	0.23	-	-	0.23
4	Plan 162	C. Radulovici	003-10100	-	1.03	-	-	-	0.69	1.72
4	Pt Lots 3	H. Rahimimoghadam	003-10200	-	0.24	-	-	-	0.16	0.40
4	Plan 162	M. Slocombe	003-10300	-	-	0.60	-	-	-	0.60
4	Plan 162	S. & R. Thomas	003-10400	-	-	-	0.18	-	-	0.18
4	Lot 30	A. Zlender	003-10500	-	-	0.18	-	-	0.08	0.26
4	Plan 162	C. & T. Asselstine	003-10600	-	-	0.44	-	-	0.63	1.07
4	Lot 24	B. Hoseman & K. Hoseman	003-10700	-	-	-	0.20	-	-	0.20
4	Plan 162	L. Burke	003-10800	-	-	-	0.17	-	-	0.17
4	Plan 162	S. & L. Gucciardi	003-10900	-	-	-	0.06	-	-	0.06
4	S Pt Lot 23	Renaissance Nouveau Design Inc	003-11000	-	-	-	0.06	-	-	0.06
4	Pt Lots 1	A. & D. Whiteside	003-11100	-	-	0.01	0.16	-	-	0.17

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4	Plan 162	D. Napper	003-11200	-	-	0.12	-	-	0.27	0.39
4	Plan 162	V. & Z. Iacob	003-11300	-	-	0.48	-	-	0.24	0.72
4	S Pt Lot 16	K. & R. Sinclair	003-11400	2.96	0.82	11.02	-	-	1.48	16.28
4	Pt Lots 6 & 7	C. & T. Asselstine	003-11500	-	-	0.16	-	-	0.06	0.22
4	Plan 162	C. Mark	003-11600	-	-	0.03	-	-	0.10	0.13
4	Plan 162	R. Schweymaier	003-11700	-	-	0.33	-	-	0.52	0.85
4	Pt Lots 2	D. & M. Wilson	003-11800	-	-	-	-	-	0.15	0.15
4	Lot 1	C. Chegancas	003-11900	-	-	-	0.15	-	-	0.15
4	Pt Lot 16	D. & L. Fairhead	003-12000	-	-	1.03	-	-	-	1.03
4	Lot 61	F. Minici	003-12100	-	-	0.13	-	-	0.11	0.24
4	Plan 162	E. & I. Gyorfi	003-12200	-	-	0.17	0.02	-	-	0.19
4	Plan 162	P. Savard	003-12300	-	-	0.14	-	-	0.03	0.17
4	Plan 162	D. & M. Bowen	003-12400	-	-	0.06	-	-	0.05	0.11
4	Plan 162	J. Giannitti & M. Giannitti Est.	003-12500	-	-	0.08	-	-	0.10	0.18
4	Plan 162	C. Asselstine & M. Marshall	003-12600	-	-	0.11	-	-	0.07	0.18
4	Pt Lot 16	P. & D. McMillan	003-12700	-	-	1.33	-	-	0.08	1.41
4	Pt Lot 16	M. Mindle & E. Gulyas	003-12800	-	-	0.35	0.36	-	-	0.71
<b>Total Lands</b>				<b>178.38</b>	<b>12.61</b>	<b>71.26</b>	<b>7.44</b>	<b>-</b>	<b>31.75</b>	<b>301.44</b>
Roads			Owner	Road Classification			Total Affected Area (ha)			
4th Line			Town of Innisfil	Paved Road			1.72			
3rd Line			Town of Innisfil	Gravel Road			1.13			
Churchill Unnamed Road 1			Town of Innisfil	Paved Road			0.44			
Churchill Unnamed Road 2			Town of Innisfil	Paved Road			0.91			
Churchill Unnamed Road 3			Town of Innisfil	Paved Road			0.21			
Allan Street			Town of Innisfil	Paved Road			0.19			
County Road 4 (Yonge Street)			Simcoe County	Paved Arterial Road			5.49			
<b>Total Roads to be Assessed</b>									<b>10.09</b>	
<b>TOTAL AFFECTED LANDS AND ROADS</b>										<b>311.53</b>