

SUBDIVISION DRAFT PLAN REQUIREMENTS

Please provide the Community Development Department with Twelve (12) copies of the draft plan with a maximum paper size of 11" x 17" (unless otherwise authorized). Note that draft plans must be prepared by a Certified Land Surveyor or Professional Engineer.

The following information must be included on the draft plan:

1. Proposed new lot lines, lot areas and property dimensions.
2. The draft plan must be drawn to a metric scale.
3. The perimeter boundaries of the land being subdivided must be based on information obtained from the legal plan of the parcel or a survey prepared by a B.C. Land Surveyor.
4. The subdivision proposal area including the parent property is to be outlined in red.
5. The layout, alignment and width of all proposed roads within the subdivision, the width of all roads contiguous to the proposed subdivision, and the registered plan numbers (BCP) numbers of the plans by which those roads were dedicated.
6. Elevation contours based on 2 metre intervals, or an interval requested by the Approving Officer, over the whole of the property to be subdivided.
7. An indication of the extent and boundaries of any adjacent lands owned by the same owners as the land being proposed for subdivision.
8. The location, setbacks from all property lines, and uses of all buildings or structures existing on the land proposed for subdivision.
9. The location of any existing natural watercourses and ponds and their boundaries.
10. The location, dimensions and uses of any existing and/or proposed easements and rights-of-ways.
11. The location, dimensions and purpose of any existing restrictive covenants on the property.
12. The location, dimensions and uses of any existing services for existing buildings, such as wells, septic tanks and fields, driveways, power lines, water, sanitary and storm sewer connections.
13. The draft plan is to be titled "***DRAFT PLAN OF SUBDIVISION***".
14. The draft plan must also include the following information:
 - (a) the legal description(s) of parcel(s) involved;
 - (b) the civic address of property(s) involved;
 - (c) the applicant's name;
 - (d) the individual's name that prepared the draft plan;
 - (e) the date the draft plan was prepared; and
 - (f) the Subdivision File Number.

Please be advised that if the submitted draft plans do not comply with the above noted requirements, the plan may not be accepted for further review.

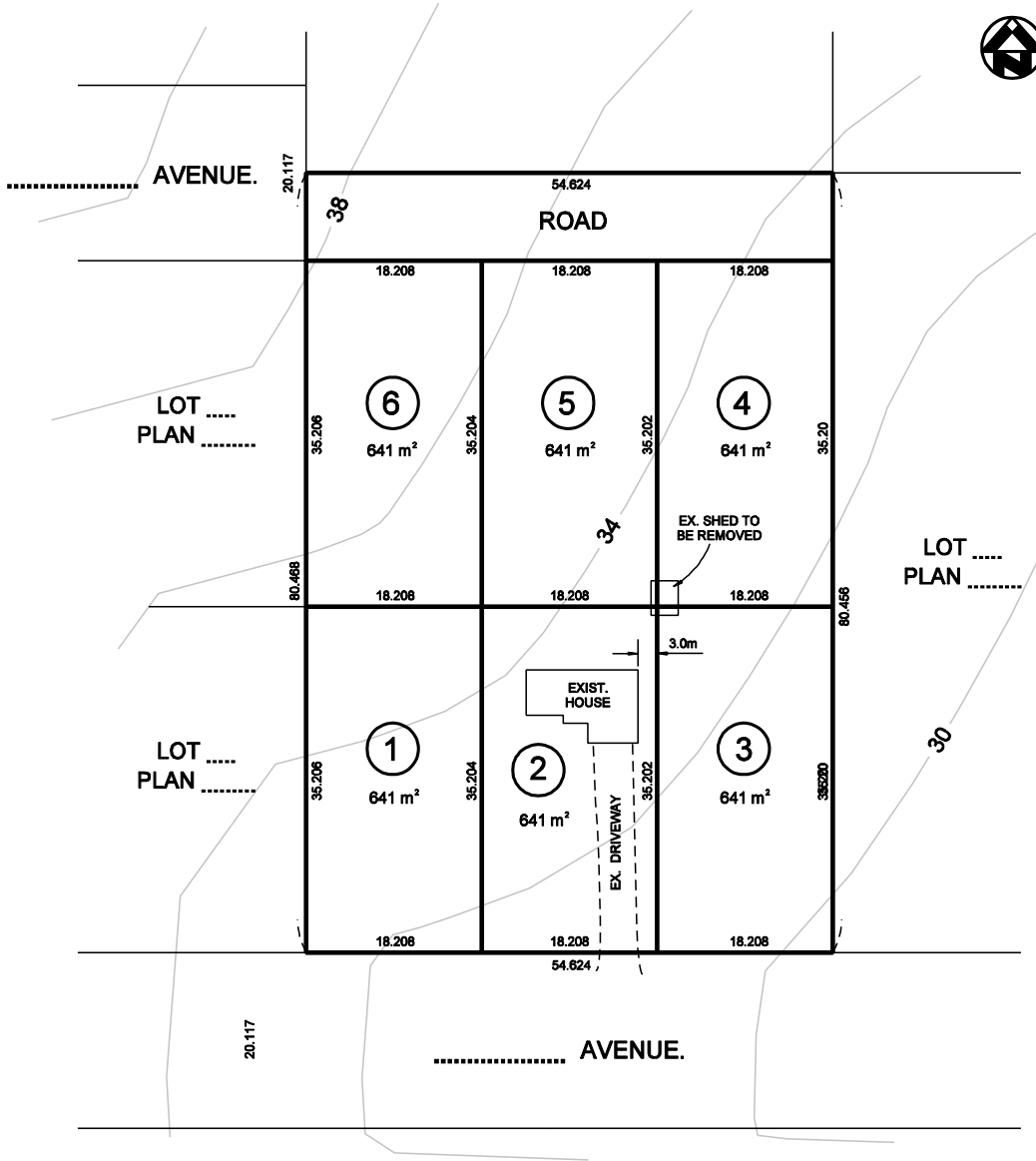
- EXAMPLE -

URBAN

DRAFT PLAN OF SUBDIVISION

LOT, SECTION, TOWNSHIP, PLAN

SCALE 1:1250



PLAN PREPARED BY: _____

PLAN PREPARED ON _____ (DATE)

DISTRICT OF MISSION
 S - (SUBDIVISION FILE #)
 NAME OF APPLICANT
 CIVIC ADDRESS

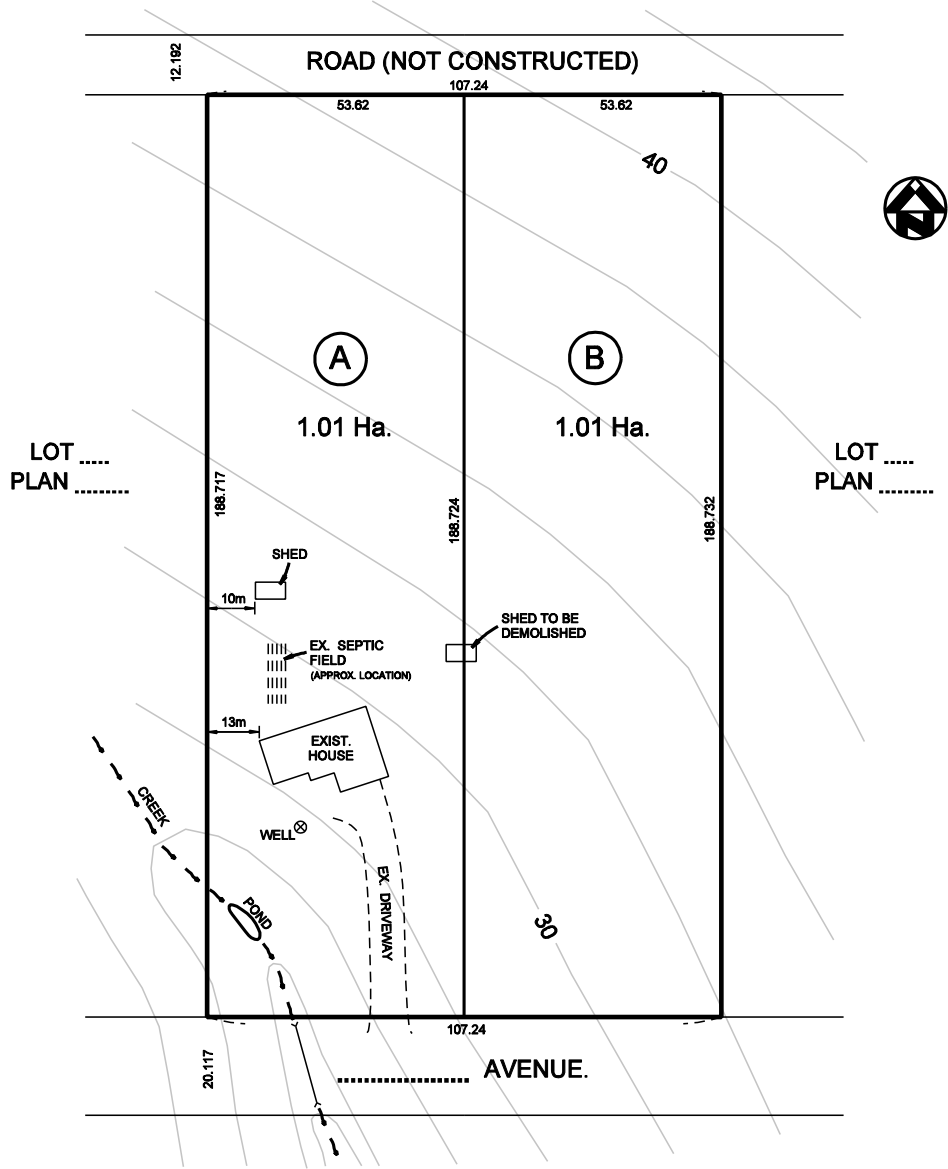
- EXAMPLE -

RURAL

DRAFT PLAN OF SUBDIVISION

LOT, SECTION, TOWNSHIP, PLAN

SCALE 1:1250



PLAN PREPARED BY: _____

PLAN PREPARED ON _____ (DATE)

DISTRICT OF MISSION
S - (SUBDIVISION FILE #)
NAME OF APPLICANT
CIVIC ADDRESS