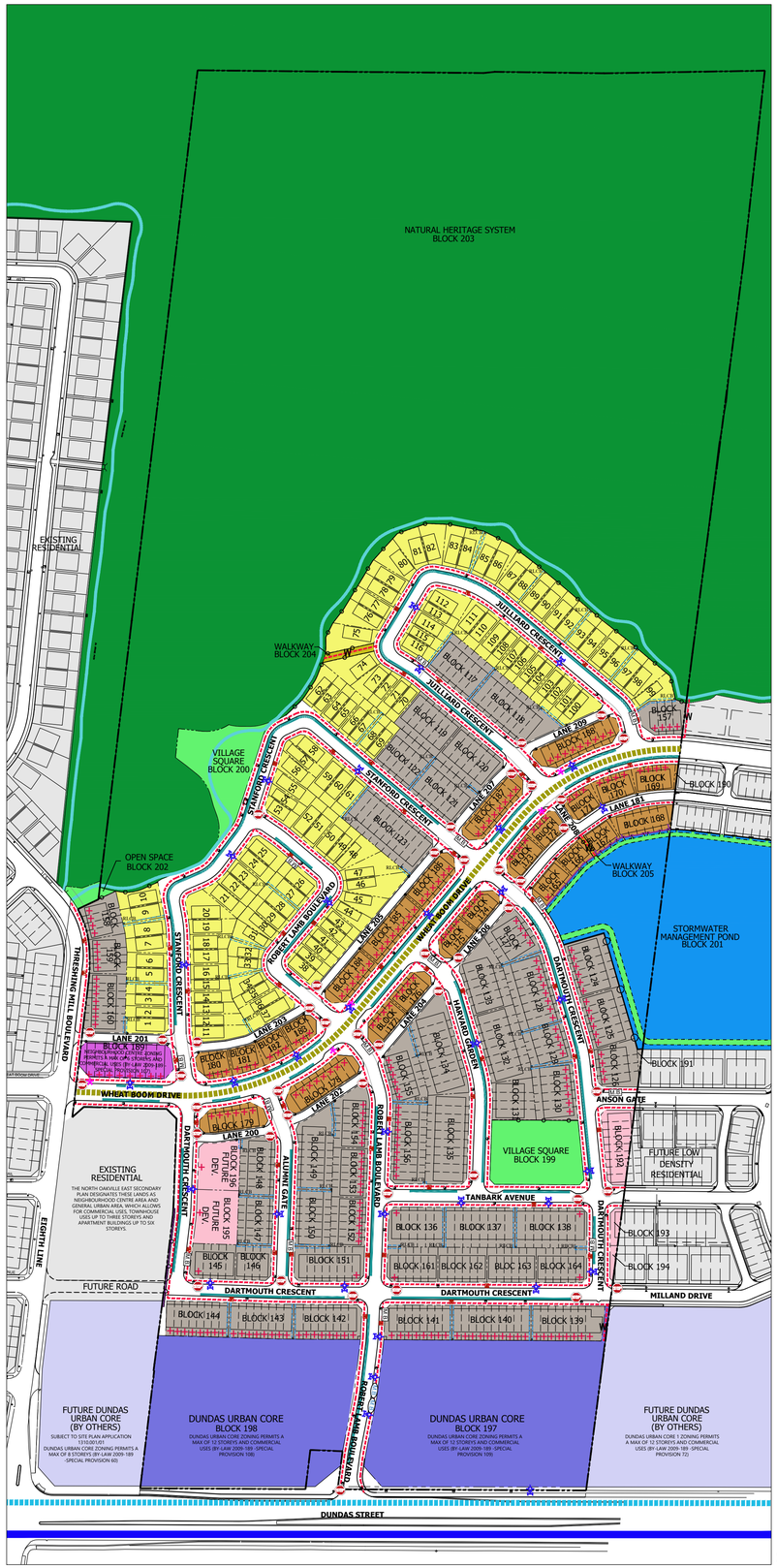


SCALE 1:2000

Unit Types

2 Storeys
- Single Detached - 116 Units

2-3 Storeys
- Street Townhomes - 320 Units
- Live Work Units - 8 Units
- Rear Lane Units - 113 Units
- Future Residential Development

Up to 12 Storeys
- Condo Apartments / Townhouse Units

Other Land Uses
- Walkway Block
- Future Dundas Urban Core
- Natural Heritage System Area
- Park Land / Open Space
- Stormwater Pond
- Other Phases / Residential Areas

Legend
- Sidewalk
- Trail
- Walkway/Stormwater Pond Access Road
- Potential location of on-street parking
- Purchasers are advised that these units have been designed to accommodate central air conditioning to allow windows and exterior doors to remain closed if necessary due to noise
- Canada Post Community Mailbox
- Temporary Canada Post Community Mailbox
- Potential location for stop signs
- Potential bus stop location
- Primary Transit Corridor Service
- Secondary Transit Corridor
- Busway Corridor
- Streetlight
- Transformer
- Hydrant

Location of ground utilities are currently being reviewed . Location shown for ground utilities are approximate and are subject to change

- Chain Link Fence
- Easement on private property
- Retaining Wall
- RLCB, Rearyard catchbasin
- W Pedestrian Walkway

NOTICE TO NEW HOME PURCHASERS

This map, and the following list, is intended to provide potential home buyers with general information about the neighbourhood and the surrounding area. If you have specific questions, you are encouraged to call the Town's Planning Department during normal business hours which are 8:30 am to 4:30 pm, Monday to Friday.

This map is based on information available on (November 2024) and may be revised without notice to purchasers.

1. The map shows that there will be several types of proposed and potential housing and building heights in the subdivision.
2. Sites shown on the map for future schools, townhouses, parks, shopping, etc. could have driveways anywhere along their street frontage.
3. Some streets in this subdivision will be extended in the future and temporary access roads may be closed.
4. There may be catch basins or utilities easements located on some lots in this subdivision.
5. Purchasers are advised that any unauthorized alteration of the established lot grading and drainage patterns by the homeowner may result in negative drainage impacts to their lot and/or adjoining lots.
6. Some lots and blocks will be affected by noise from adjacent roads and warnings will apply to purchasers.
7. Some dwelling units are in proximity to commercial, institutional and/or school uses from which activities may at times be audible. The map shows that some of the lots affected by noise will be fitted with noise barriers and some of the homes will be provided with central air conditioning to allow bedroom windows to be closed if necessary due to the noise.
8. Village Square blocks 199 & 200 will be developed as active parks and may contain play equipment, walkways, lighting, landscaping and passive use free-play areas. Residents close to Block(s) 199 & 200 may be disturbed by noise and lighting from the park. For detailed information pertaining to park or open space issues, please call the Town's Parks & Open Space Department 905.845.6601
9. Purchasers and/or tenants of Blocks/lots adjacent to the Natural Heritage system are advised that a walkway may abut the subject property consistent with the North Oakville East Trails Plan. During normal use of, and activity on, the walkway, some noise could occasionally be generated that may potentially interfere with outdoor activities on the subject property.
10. Natural Heritage System, valleys, woodlots and stormwater management ponds in this subdivision will be left in a natural condition with minimal maintenance and no grass cutting, only periodic removal of debris. Residents adjacent to these blocks are requested to limit the use of pesticides and fertilizers to reduce adverse effects on the NHS.
11. Purchasers and/or tenants adjacent to or near the Natural Heritage System, or any other parkland and open space/Stormwater Management pond are advised that these Parks, in whole or in part, may be vegetated to create a natural setting. Be advised that, in these areas, the Town may not carry out routine maintenance such as grass and weed cutting.
12. Community mailboxes will be directly beside some lots.
13. Purchasers are advised that the final location of walkways in Blocks 204 & 205 may change without notice.
14. School sites in this subdivision may eventually be converted to residential uses.
15. Most streets contain on-street parking, and may be available for overnight parking, subject to parking permits.
16. The completion of some dwellings in this subdivision may be delayed until after the completion of exterior finishes on the adjacent buildings.
17. There may be Transit bus routes on some streets within this subdivision with stops beside some homes. Oakville Transit reserves the right to introduce transit services and facilities such as bus stops, shelters, pads, and associated amenities on any municipal right-of-way to provide effective service coverage.
18. Boulevard trees will be planted according to Town standards and a tree will not necessarily be located in front of every home. Purchasers are further advised that home builders are not permitted to charge a purchaser separately for the cost of trees, sodding, fencing and paving of the driveway apron. The Town will not reimburse purchasers, nor assist in any recovery of moneys paid, under any circumstance.
19. The design of features on public lands may change. Builders' sales brochures may depict these features, however, the Town has no control over builders' sales brochures.
20. Gates are not permitted in fences when lots abut the Natural Heritage System, a trail, valleyland, active park, woodlot or stormwater management pond.
21. The Town's Zoning By-law regulates the width of driveways. Please do not have your driveway widened before inquiring about the permitted driveway width for your lot.
22. Purchasers are advised that winter maintenance and snow plowing from public streets and laneways will be done in accordance with the Council approved protocol and policies for snow removal.
23. This community is subject to Architectural Control. Models available for sale have to be pre-approved by the Control Architect and certain models may not be available for some of the lots. Check with your builder regarding the particular situation for the model and lot you intend to purchase.
24. Halton Region is responsible for household garbage, recycling and green bin collection. For further information, please call 311 or visit Halton.ca
25. For further general information on proposed and existing land use, please call the Town's Planning Department 905.845.6601.
26. For detailed grading and berming information, please call the Town's Development Service Department 905.845.6601

Director of Planning Services

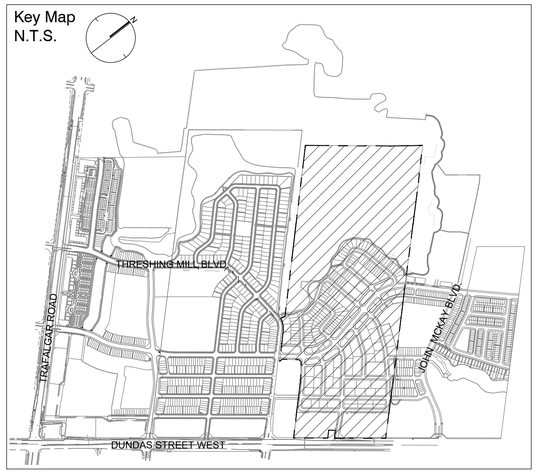
Digitally signed by Gabriel Charles
Date: 2024.11.18 16:29:51 -05'00'

Date: _____

Final Neighbourhood Information Map

REDOAK DEVELOPMENT

Town File No. 24T-20009/1310



SUBJECT TO CHANGE PENDING TOWN APPROVAL