

NEW MAINTENANCE SCHEDULE OF ASSESSMENT
FOR THE SOUTH DALES DRAIN

MUNICIPALITY OF LEAMINGTON

N. J. Peralta Engineering Ltd.

Consulting Engineers
45 Division St. N., Kingsville, Ontario N9Y 1E1
Tel. (519) 733-6587

Project No. D-16-037

November 24th, 2017

Mayor and Municipal Council
Corporation of the Municipality of Leamington
111 Erie St. North
Leamington, Ontario
N8H 2Z9

Mayor Paterson and Members of Council:

**SUBJECT: NEW MAINTENANCE SCHEDULE OF ASSESSMENT
FOR THE SOUTH DALES DRAIN
Municipality of Leamington, County of Essex
Project No. D-16-037**

I. INTRODUCTION

In accordance with your instructions received by email dated May 4th, 2016, from the Assistant Drainage Superintendent, Lindsay Dean, we have undertaken a review of the existing drainage works and the drainage area served by the South Dales Drain. This investigation was initiated by a resolution passed by Council appointing our firm to prepare an Engineer's Report for the variation of the assessments on the South Dales Drain, so that the cost of any future maintenance works to the South Dales Drain may be fairly assessed. These investigations, our instruction, and this assessment report are all in accordance with Section 76 of the "Drainage Act, R.S.O. 1990, Chapter D.17, as amended 2010".

II. BACKGROUND AND DRAINAGE HISTORY

The South Dales Drain is generally an open Municipal Drain which provides drainage to the lands and roads primarily located within the Municipality of Leamington, along with a portion of the watershed residing within the Community of Wheatley, in the Municipality of Chatham-Kent. The South Dales Drain commences at the west limit of Erie Street, south of Coulson Street, within the Community of Wheatley. From this point the drain meanders in a northwesterly direction where it crosses County Road 34, Mersea Road 7, Mersea Road 8 and terminates at the south limit of County Road 14, between Lots 21 & 22, Concession 8, in the Municipality of Leamington. The watershed of the South Dales Drain is irregular shaped and provides for a sufficient outlet for various tributary drains. The South Dales Drain is predominantly located within the Brookston Clay and Brookston Clay - Sand Spots soils type. The topography of the associated lands are relatively flat. As a result, these soils require effective artificial drainage to be productive.

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A review of the Municipalities of Leamington and Chatham-Kent drainage records indicates that the current governing drainage reports on file for the South Dales Drain consists of the following Engineer's Reports:

- a) July 8th, 1910 Engineer's Report on the "South Dales Drain", prepared by J.J. Newman, C.E., was carried out under the Municipality of Leamington By-Law No. 824. The works conducted under this report generally provided for the improvements along the entire length of the drain, within the Municipality of Leamington and included work within the Municipality of Chatham-Kent. These improvements included the replacement of two (2) highway bridges and eight (8) farm crossings within the South Dales Drain.
- b) August 25th, 2006 Engineer's Report on the "South Dales Drain", prepared by E.P. Dries, P.Eng., was carried out under Municipality of Leamington By-Law No. 830-08, initiated through the Municipality of Chatham-Kent. The works conducted under this report generally provided for the replacement of an existing drain crossing for Alvin Stockwell (1-394) within the Municipality of Chatham-Kent, along with providing open drain parameters and provisions for future maintenance work, extending from the outlet of the drain at Erie Street, upstream to County Road 34.

It shall be noted that the assessments for future maintenance established within this report primarily focuses on the section of drain identified within same.

From our detailed research of the above listed Engineer's Reports we have determined that generally speaking, the 1910 and the 2006 Engineer's Reports serves as the current governing By-Laws for this drain, from its outlet at Erie Street to its top end at County Road 14. Collectively, these Engineer's Reports govern the design provisions for any future maintenance works on this open channel. Currently, the costs for such maintenance works are to be assessed against the lands and roads outlined within these reports.

III. PURPOSE OF REPORT

The Municipality of Leamington is proposing to undertake maintenance works on the South Dales Drain. The intended maintenance works consists of cutting brush and trees along the side slopes of the drain banks, for the entire length of the South Dales Drain.

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Although, the 2006 Engineer's Report and By-Law established a general watershed limit of the entire drainage system, the assessments derived within this report are focused on the section of the drain in which the improvements were conducted. Therefore, these assessments are not suitable for maintenance works performed within the South Dales Drain, upstream of County Road 34.

Since the 1910 Engineer's Report and By-Law, certain changes have taken place within the drainage area and around the watershed boundaries. In general, many properties have been subdivided, property boundaries have been modified, new drains have been constructed, watershed limits have changed, drainage patterns have been altered, and land uses have changed. All of the above changes are not properly reflected by the Schedule of Assessment contained within this governing By-Law and it is necessary to prepare a new Maintenance Schedule of Assessment to properly account for all of the lands and roads affected by the entire length of the South Dales Drain.

IV. ON-SITE MEETING

With the intention of performing maintenance on the South Dales Drain, along with the need for a new Maintenance Schedule of Assessment to distribute costs for this work, it was determined that an On-Site Meeting would be conducted to address both matters at the same time.

After reviewing all of the drainage information and documentation provided by the Municipality of Leamington, we arranged with the Municipality to notify all affected landowners within the South Dales Drain watershed of an On-Site Meeting to be held on February 1st, 2017. The On-Site Meeting was attended by the following people:

Roger Gillanders (landowner - 2224 Mersea Road 10)
William Gillanders (landowner - 2224 Mersea Road 10)
Murray Walker (landowner - 2026 Mersea Road 11)
John Rosenfeld (landowner - 900 County Road 34)
Daniel Jones (landowner - 2232 Mersea Road 7)
Henry Krueger (landowner - 2001 Mersea Road 7)
Paul Krueger (landowner - 887 County Road 34)
Mark Stevenson (landowner - 1429 Mersea Road 8)
Ernie Taves (landowner - 1305 Talbot Trail)
Dave Meyer (landowner - 863 County Road 34)
Gary Taves (landowner - 1056 Talbot Trail)
Abe Friesen (landowner - 626 County Road 34)
Bill Fast (landowner - 855 County Road 34)
Abe Penner (landowner - 708 & 912 County Road 34)

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Jeremy Krueger (Essex County Highways)
Jordan Gray (Chatham-Kent Drainage Superintendent)
Carlie Lemieux (Chatham-Kent Drainage Analyst)
Lu-Ann Marentette (Leamington Drainage Superintendent)
Tony Peralta, P.Eng. (N.J. Peralta Engineering Ltd.)

Ms. Marentette provided introductions and generally advised that the Municipality of Leamington is proposing to undertake maintenance works on the South Dales Drain, based on the request of the affected landowners. Upon review of the governing By-Law for this drain, the Municipality has found that the governing Schedule of Assessment was insufficient for the purposes of assessing the costs of any future maintenance work within the South Dales Drain.

Mr. Peralta provided additional information that pertained to status of this Municipal Drain. It was further explained that the latest governing By-Law for the entire length of the South Dales Drain was prepared 1910 by J.J. Newman, C.E. Although, this By-Law is dated, the report provides an adequate drain profile and working corridor provisions for the Municipality of Leamington to conduct maintenance on the South Dales Drain.

It was noted that a subsequent report was prepared in 2006 by E.P. Dries, P.Eng., which primarily focused on the section of drain south of County Road 34 to its outlet at Erie Street. The assessments within this report reflected only those property affected by the improvements outlined within this section of the drain. As a result, it was determined that this report would not be adequate to assess maintenance costs for the entire length of the South Dales Drain.

As a result of the above information, the Municipality had initiated the preparation of the Engineer's Report for the reassessment of costs for the South Dales Drain, through Section 76 of the Drainage Act.

The landowners were further advised that the maintenance works would likely be conducted in the summer of 2017. However, the costs for this maintenance will be held by the Municipality of Leamington until the new Maintenance Schedule of Assessment was approved and adopted under Municipal By-Law.

The landowners were further advised that the scope of this report will focus solely on the reassessment of costs for the South Dales Drain and will not make recommendations to include any physical improvements to the drain, nor any of its access bridges and/or road crossings. It was emphasized that no improvements will be recommended under this report unless there is a change in scope through instruction from the Municipality.

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As part of a Maintenance Report, it is common for the Municipality to request future cost sharing provisions for all drain crossings within the Municipal Drain. However, this would imply that provisions for each access bridge crossing would be clearly established within the governing By-Law, along with provisions for installation of same. In reviewing the 1910 By-Law, eight (8) farm crossings were mentioned within the Engineer's Report. However, the exact location, size, elevation, materials, etc. were not clearly identified within this report. As a result, it was established that cost sharing provisions for the existing drain crossings within the South Dales Drain would not be included within this report. Based on the above, the replacement on any drain crossing within the South Dales Drain would likely require a new Engineer's Report, under Section 78 of the Drainage Act, to address each drain crossing replacement.

It was also noted that the costs related to the preparation of the Maintenance Report and said engineering fees are likely to be assessed to all landowners within the drain's watershed that utilize and benefit from the South Dales Drain. The proportion of costs shall be distributed based on the new Maintenance Schedule of Assessment prepared under this report. The landowners were further advised that work prepared under the new Maintenance Schedule Report would not be eligible for grants through the policies set by the Ontario Ministry of Agriculture, Food and Rural Affairs (O.M.A.F.R.A.). However, the actual costs associated to the maintenance works is likely eligible for such grant.

The landowners were further advised of the Drainage Act processes in regards to the Report submission. The Municipality will further circulate the report to the affected landowners, with a notice of the Consideration Meeting, followed by the Court of Revisions.

At the conclusion of the meeting, the landowners were advised that, as part of the Engineer's review of the watershed, individual property Owners may be contacted to review the drainage patterns of their lands, in order for the Engineer to accurately assess the affected lands within the watershed.

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V. RECOMMENDATIONS

Maintenance Schedule of Assessment

In order to properly assess any maintenance works to the South Dales Drain it will be necessary to vary the current governing Schedule of Assessment which was prepared by J.J. Newman, C.E., dated July 8th, 1910. We recommend that the current Maintenance Schedule of Assessment be varied and same has been prepared and provided within this report.

In order to establish the new Schedule of Assessment for the South Dales Drain, a value of **\$50,000.00** has been utilized as a basis for the future cost sharing of maintenance works. This amount was distributed amongst the lands and roads affected within the watershed. The amount utilized in the Schedule of Assessment does not authorize expenditure of this amount but only provides an arbitrary value for the purpose of establishing a relative distribution of cost amongst the property owners affected by the maintenance work.

The new Maintenance Schedule of Assessment for the South Dales Drain is to be utilized for maintaining the open portions of the drain and for the brushing, drain excavation, along with flushing and cleaning of all access bridges and roadway crossing, along the entire length of the drain.

It shall also be understood that the Maintenance Schedule of Assessment for the South Dales Drain is for maintenance of the open drain portions only as previously outlined, and is not to be utilized for any of the maintenance works being conducted on the access bridge structures within the drain. The access bridge structures are to be assessed in a different fashion.

We would also recommend that all engineering costs and expenses related to the preparation, distribution, and consideration of this report be included as an expense to the drainage works and assessed in the same proportions as set out in the new Maintenance Schedule of Assessment for the South Dales Drain, attached herein.

In order to establish the watershed areas for the South Dales Drain, we reviewed and investigated all of the latest Engineer's Reports on this drain and its branches. We further reviewed the Two Creeks Drain, the Derbyshire Drain, the East South Dales Drain, the Hooker Drain, the Bert Pulley Drain, the Coulter Drain, the Goslin Drain, the East Ogle Drain and its Branches, the Vernon Drain, the Sylvester Wiper Drain, and the Big Creek Drain and its branches. Also, as part of our investigations we contacted numerous affected ratepayers by telephone to review

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the drainage of their lands in detail and/or visited the various sites to investigate the drainage of the lands in question and confirm their involvement with the South Dales Drain, where necessary. From this review, adjustments to the South Dales watershed were made and incorporated within the attached Maintenance Schedule of Assessment. Therefore, we recommend that both Municipalities file copies of this report in said drainage folders for reference when future drainage reports are prepared on said drains so that changes caused by this new Maintenance Schedule of Assessment can be accounted for in those reports.

VI. DRAWINGS

Attached, as part of this report, we have provided a plan that illustrates the South Dales Drain watershed area, the location of the drain, a listing of the affected landowners, as well as the location of the approximate limit of the watershed. The plan has been attached to the back of this report and has been reduced in size and scale. However, full scale drawings can be viewed at the Leamington Municipal Offices, if required.

VII. ASSESSMENT SCHEDULE AND MAINTENANCE WORKS

We have prepared a Schedule of Assessment to be utilized for assessing costs against the affected lands and roads for any future maintenance works conducted to the South Dales Drain and same has been attached herein. As previously mentioned, the assessment proportions as outlined within the Maintenance Schedule of Assessment has been established on the basis of an assumed future maintenance cost of \$50,000.00, and it should be understood that the maintenance charges outlined in the attached Maintenance Schedule of Assessment should not be made until such time that maintenance works have been conducted and expended. The actual cost of maintenance work on the open drain shall be assessed against the lands and roads in the same relative proportions as shown herein, subject to any future variations that may be made under the authority of the Drainage Act.

Assessment Components

The total individual assessments within the Maintenance Schedule of Assessment, comprises of two (2) separate assessment components, including:

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- i) **Benefit** defined as advantages to any lands, roads, buildings or other structures from the construction, improvement, repair or maintenance of a drainage works such as will result in a higher market value or increased crop production or improved appearance or better control of surface or subsurface water, or any other advantages relating to the betterment of lands, roads, buildings or other structures, as it relates to Section 22 of the Drainage Act.
- ii) **Outlet Liability** defined as part of the cost of the construction, improvement or maintenance of a drainage works that is required to provide such outlet or improved outlet, as it relates to Section 23 of the Drainage Act.

Assessment Rationale

Benefit Assessment - The removal of trees, brush and debris, along with the excavation of accumulated sediment within the South Dales Drain channel will drastically improve the flow of water through the drainage system. The improvements to the drain will enhance the hydraulic capacity of the channel and provides drain bank stability within the drain. As a result, the properties located adjacent to the South Dales Drain benefit from the maintenance works conducted on the drain. Therefore, the Benefit Assessment shown within the Maintenance Schedule of Assessment are levied against those properties who reside adjacent to the drain, based on the definition provided above.

Outlet Assessment - According to the parameters set within Section 23 of the Drainage Act, all lands which utilize the South Dales Drain as a drainage outlet may be assessed for Outlet Liability. As further outlined within Section 23(3) of the Drainage Act, the Outlet Assessment is "...based on the volume and rate of flow of the water artificially caused to flow...". Based on the characteristics of the lands that contribute flow to the South Dales Drain, runoff factors have been applied based on the land use of each property to reflect the actual amount of water that is artificially collected and discharged into the South Dales Drain. Therefore, developed lands (residential, commercial lots and roads) have an increased run-off factor applied to their assessment. Contrarily, lands which have surface (or subsurface) runoff that exit the watershed, or contain woodlots would have a decrease run-off factor applied to their assessment.

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Special Considerations

Based on correspondence with the Chatham-Kent Drainage Department, it is Municipal Policy for any lands within the urban areas of the Municipality of Chatham-Kent, not be assessed for individual Municipal Drain assessments. Therefore, Chatham-Kent confirmed that these lands shall be assessed to the Municipality of Chatham-Kent as a Block Assessment pursuant to Section 25 of the "Drainage Act, R.S.O. 1990, Chapter D.17, as amended 2010". However, lands used for agricultural purposes that are deemed eligible for the 1/3 grant from O.M.A.F.R.A. have been removed from the Block Assessment, for grant allocation purposes. Based on the information provided, we have allocated a Block Assessment within the Maintenance Schedule of Assessment for all lands within the limits of the Community of Wheatley, and utilize the South Dales Drain for drainage purposes.

It shall be noted that Parcel 1-50301 within the Municipality of Chatham-Kent, currently owned by the Municipality of Chatham-Kent (for the Wheatley Arena), partially resides within the Community of Wheatley. The total affected area within the limits of the Community of Wheatley is approximately 10.0 Acres (4.047 Hectares). The remainder of this property has been assessed as a separate entry. Both of which are included within the Assessment Schedule of Assessment under **"4. PRIVATELY OWNED - NON-AGRICULTURAL LANDS"**

Maintenance Works

For the purposes of future maintenance on the entire length of the open channel, all costs shall be levied against the lands and roads within the watershed in accordance with the attached Schedule of Assessment. The physical dimensions which control the extent of maintenance works permitted on this open channel shall be limited to that which had been set out and constructed as part of the following Engineer's Reports:

- From its outlet at Station 0+000.0 to the south limit of County Road 34 at Station 1+338.0; August 25th, 2006 Engineer's Report prepared by E.P. Dries, P.Eng.
- From the south limit of County Road 34 Station 1+338.0 to the Top End of the Drain at the South limit of County Road 14; July 8th, 1910 Engineer's Report prepared J.J. Newman, C.E.

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VIII GRANTS

It should be understood that no grant is available to privately owned lands used for agricultural purposes for Engineer's Reports conducted under Section 76 of the Drainage Act.

However, in accordance with the provisions of Section 85 through Section 90 of the "Drainage Act, R.S.O. 1990, Chapter D.17, as amended 2010", when maintenance works are conducted to the South Dales Drain in the future, a grant up to the amount of 1/3 of the assessments eligible for a grant, may be made in respect of the maintenance assessments made upon privately owned lands used for agricultural purposes. Based on the current Agricultural Drainage Infrastructure Program (A.D.I.P.), "lands used for agricultural purposes" may be eligible for a grant in the amount of up to 1/3 of their total assessment. The new policies however, define "lands used for agricultural purposes" as those lands eligible for the "Farm Property Class Tax Rate", the "Managed Forest Tax Incentive Program", or the "Conservation Land Tax Incentive Program". The Municipal Clerk has provided this information to the Engineer from the current property tax roll and the Engineer has further confirmed this information with the Ag Maps Geographic Information Portal service through O.M.A.F.R.A. Properties that meet the criteria for "lands used for agricultural purposes" are shown in the attached Assessment Schedule under the subheading "**5. PRIVATELY OWNED - AGRICULTURAL LANDS (grantable)**" and are expected to be eligible for the 1/3 grant from O.M.A.F.R.A.

During our investigations, we found that some agricultural lands, which are actually being used for agricultural purposes, are not eligible for grant primarily because they do not have a Farm Tax Classification. These lands are as follows:

730-01400 - Dennis & Karen Driedger
730-02700 - 1364692 Ontario Limited
740-01800 - David & Margaretha Dyck
770-00600 - Magdalena Farms Limited
770-01910 - Magdalena Farms Ltd.
810-00500 - Edward & Kathy Hicks
810-00600 - Paul & Freda Brown

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These lands, in the Construction Schedule of Assessment have been categorized and listed under the heading "**5. PRIVATELY OWNED - AGRICULTURAL LANDS (non-grantable)**" which means that said properties would not be eligible for the O.M.A.F.R.A. grant. If these lands, which are obviously being used for agricultural purposes had a Farm Tax Classification, they would have been eligible for grant. From our research into how the Farm Tax Classifications are determined, and from further discussions with O.M.A.F.R.A. regarding same, we determined that in order for a property to gain a Farm Tax Classification, the Owner would need to meet the following criteria.

- 1) make a minimum gross income of \$7,000.00.
- 2) must be a member, or be registered with, a farm organization or group.

For the agricultural lands currently listed under the heading "**5. PRIVATELY OWNED - AGRICULTURAL LANDS (non-grantable)**" above is likely the reason why they are not eligible for the O.M.A.F.R.A. grant. We therefore encourage these landowners, which make a minimum gross income of \$7,000.00, to become a member, or be registered with a farm organization or group so that they may also become eligible for said grant.

All of which is respectfully submitted,

N. J. PERALTA ENGINEERING LTD.



Antonio B. Peralta, P.Eng.

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N. J. PERALTA ENGINEERING LTD.

Consulting Engineers
45 Division Street N.
KINGSVILLE, Ontario
N9Y 1E1

MAINTENANCE SCHEDULE OF ASSESSMENT

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3. MUNICIPAL LANDS:

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
County Road 34				10.36	4.193	County of Essex	\$ 339.00	\$ 401.00	\$ -	\$ 740.00
County Road 37				6.71	2.715	County of Essex	\$ -	\$ 466.00	\$ -	\$ 466.00
County Road 14				13.17	5.330	County of Essex	\$ 126.00	\$ 1,063.00	\$ -	\$ 1,189.00
Mersea Road 6				2.88	1.166	Municipality of Leamington	\$ -	\$ 104.00	\$ -	\$ 104.00
Mersea Road 7				15.51	6.277	Municipality of Leamington	\$ 95.00	\$ 758.00	\$ -	\$ 853.00
Mersea Road 8				29.06	11.760	Municipality of Leamington	\$ 95.00	\$ 1,771.00	\$ -	\$ 1,866.00
Mersea Road 21				5.22	2.113	Municipality of Leamington	\$ -	\$ 188.00	\$ -	\$ 188.00
Total on Municipal Lands.....							\$ 655.00	\$ 4,751.00	\$ -	\$ 5,406.00

4. PRIVATELY OWNED - NON-AGRICULTURAL LANDS:

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
1 550-00603	STR	218	1.32	1.32	0.534	Brian & Wanda Derikx	\$ -	\$ 13.00	\$ -	\$ 13.00
2 550-02400	STR	220	5.00	5.00	2.023	Abram & Aganetha Friesen	\$ -	\$ 59.00	\$ -	\$ 59.00
3 550-02500	STR	220	1.17	1.17	0.473	David & Helen Wieler	\$ -	\$ 22.00	\$ -	\$ 22.00
4 550-02600	STR	220	0.90	0.90	0.364	Charles & Pennie Hyatt	\$ -	\$ 14.00	\$ -	\$ 14.00
5 550-02620	STR	220	0.46	0.46	0.186	Johan & Aganetha Heide	\$ -	\$ 12.00	\$ -	\$ 12.00
7 550-02710	STR	220	1.49	1.49	0.603	Cheryl Wells	\$ -	\$ 27.00	\$ -	\$ 27.00
8 550-02720	STR	220	1.49	1.49	0.603	Philip & Annie Mocan	\$ -	\$ 29.00	\$ -	\$ 29.00
9 550-02800	STR	220	2.25	2.25	0.911	Peter & Margaret Klassen	\$ -	\$ 40.00	\$ -	\$ 40.00
12 550-03000	STR	219	0.60	0.60	0.243	Ronald & Neely Savard	\$ -	\$ 13.00	\$ -	\$ 13.00
13 550-03100	STR	219	0.39	0.39	0.158	Shirley White	\$ -	\$ 11.00	\$ -	\$ 11.00
14 550-03200	STR	219	0.65	0.65	0.263	Abraham & Elizabeth Penner	\$ -	\$ 21.00	\$ -	\$ 21.00
15 550-03300	STR	219	0.44	0.44	0.178	Sara Clark	\$ -	\$ 9.00	\$ -	\$ 9.00
16 550-03400	STR	219	0.43	0.43	0.174	David & Marianne Hillman	\$ -	\$ 10.00	\$ -	\$ 10.00

	Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
17	550-03500	STR	219	0.68	0.68	0.275	David & Margaretha Fehr	\$ -	\$ 15.00	\$ -	\$ 15.00
21	550-03905	STR	218	0.33	0.33	0.134	Frankie & Laura Jacobs	\$ 7.00	\$ 1.00	\$ -	\$ 8.00
22	550-03910	STR	218	1.53	1.53	0.619	Janet Duckett	\$ 16.00	\$ 14.00	\$ -	\$ 30.00
23	550-03915	STR	218	0.04	0.04	0.016	Janet Duckett	\$ -	\$ 1.00	\$ -	\$ 1.00
24	550-03916	STR	218	1.41	1.41	0.571	Michelle Bailey	\$ -	\$ 10.00	\$ -	\$ 10.00
25	550-04000	Plan 466	218	3.61	3.61	1.461	Fairview Cemetery	\$ -	\$ 29.00	\$ -	\$ 29.00
26	600-00300	NTR	219	0.42	0.42	0.170	John & Kimberly Simpson	\$ -	\$ 9.00	\$ -	\$ 9.00
27	600-00400	NTR	219	0.39	0.39	0.158	Hydro One Networks Inc.	\$ -	\$ 18.00	\$ -	\$ 18.00
29	600-00500	NTR	219	0.67	0.67	0.271	Hazel Roach	\$ -	\$ 12.00	\$ -	\$ 12.00
30	600-00600	NTR	219	0.31	0.31	0.125	Manuel & Maria Furtado	\$ -	\$ 9.00	\$ -	\$ 9.00
31	600-00700	NTR	219	0.81	0.81	0.328	N Sawatzky Farms	\$ -	\$ 16.00	\$ -	\$ 16.00
32	600-00800	NTR	219	1.00	1.00	0.405	Abram & Anna Klassen	\$ -	\$ 20.00	\$ -	\$ 20.00
34	600-00900	NTR	219	1.38	1.38	0.558	Jeffrey Turnbull	\$ -	\$ 32.00	\$ -	\$ 32.00
35	600-00901	NTR	219	0.80	0.80	0.324	Richard Iacobelli & Renee Daudlin-Iacobelli	\$ -	\$ 18.00	\$ -	\$ 18.00
38	600-01101	NTR	220	2.00	2.00	0.809	Dorothy & Erna Goron	\$ -	\$ 32.00	\$ -	\$ 32.00
41	600-01175	NTR	220	0.81	0.81	0.328	John & Jean Rosenfeld	\$ 17.00	\$ 16.00	\$ -	\$ 33.00
42	600-01190	NTR	220	0.89	0.89	0.360	David Dyck	\$ -	\$ 19.00	\$ -	\$ 19.00
43	600-01200	NTR	221	0.58	0.58	0.235	Sylvie Haineault	\$ -	\$ 11.00	\$ -	\$ 11.00
44	600-01300	NTR	221	3.00	3.00	1.214	David, Laurie & Ashely Meyer	\$ -	\$ 43.00	\$ -	\$ 43.00
46	600-01500	NTR	221	1.62	1.62	0.656	William & Margaret Fast	\$ -	\$ 19.00	\$ -	\$ 19.00
47	600-01600	NTR	221	0.46	0.46	0.186	Albert Tislau	\$ -	\$ 10.00	\$ -	\$ 10.00
49	600-01750	NTR	221	0.98	0.98	0.397	Wilhelm Friesen	\$ -	\$ 30.00	\$ -	\$ 30.00
50	600-01800	NTR	221	2.59	2.59	1.048	Jimmy & Agatha Friesen	\$ -	\$ 40.00	\$ -	\$ 40.00
51	600-01900	NTR	222	1.02	1.02	0.413	John & Helen Cook	\$ -	\$ 21.00	\$ -	\$ 21.00
52	600-02000	NTR	222	1.00	1.00	0.405	Diedrich & Katharina Wall	\$ -	\$ 18.00	\$ -	\$ 18.00
54	600-02102	NTR	222	2.29	2.29	0.927	Isaac & Ana Bergen	\$ -	\$ 43.00	\$ -	\$ 43.00
55	600-02104	NTR	222	1.58	1.58	0.639	Wilhelm & Margaretha Martens	\$ -	\$ 28.00	\$ -	\$ 28.00
56	600-02200	NTR	222	2.00	2.00	0.809	Peter & Stacey Wiebe	\$ -	\$ 30.00	\$ -	\$ 30.00
57	600-02300	NTR	222	0.90	0.90	0.364	Helena & Abram Martens	\$ -	\$ 22.00	\$ -	\$ 22.00
60	600-02901	NTR	222	1.03	1.03	0.417	Paul & Ruth Warkentin	\$ -	\$ 32.00	\$ -	\$ 32.00
61	600-02920	6	22	0.87	0.87	0.352	Todd & Elaine Armstrong	\$ -	\$ 27.00	\$ -	\$ 27.00
62	600-02925	6	21	0.92	0.92	0.372	Benjamin & Maria Peters	\$ -	\$ 27.00	\$ -	\$ 27.00
64	600-03100	6	22	0.83	0.83	0.336	Oscar Tellier	\$ 18.00	\$ 26.00	\$ -	\$ 44.00

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of			Value of Special Benefit	TOTAL VALUE
							Benefit	Outlet	Benefit		
65	600-03200	6	0.83	0.83	0.336	Nancy & Gary Roach	\$ 18.00	\$ 23.00	\$ -	\$ -	\$ 41.00
67	600-03400	NTR	5.00	5.00	2.023	Daniel Jones	\$ -	\$ 92.00	\$ -	\$ -	\$ 92.00
73	600-03804	NTR	1.27	1.27	0.514	Johan & Margaretha Wiebe	\$ -	\$ 20.00	\$ -	\$ -	\$ 20.00
74	610-03201	NTR	35.67	1.85	0.749	Wilfred Goron	\$ -	\$ 31.00	\$ -	\$ -	\$ 31.00
75	610-03300	NTR	12.00	2.57	1.040	Wilfred & Karen Goron	\$ -	\$ 18.00	\$ -	\$ -	\$ 18.00
78	730-01050	7	3.35	3.35	1.356	Nichole Vanderveer & Mark Seman	\$ -	\$ 93.00	\$ -	\$ -	\$ 93.00
84	730-01510	7	1.19	1.19	0.482	David & Tracie Krueger	\$ -	\$ 41.00	\$ -	\$ -	\$ 41.00
85	730-01520	7	1.19	1.19	0.482	John & Jodi Krueger	\$ -	\$ 42.00	\$ -	\$ -	\$ 42.00
86	730-01550	7	1.69	1.69	0.684	Henry & Beatrice Krueger	\$ -	\$ 56.00	\$ -	\$ -	\$ 56.00
88	730-01610	7	0.46	0.46	0.186	Wilhelm & Anna Wall	\$ -	\$ 19.00	\$ -	\$ -	\$ 19.00
90	730-01701	7	0.77	0.77	0.312	Abraham & Margaret Letkeman	\$ -	\$ 34.00	\$ -	\$ -	\$ 34.00
91	730-01801	7	0.85	0.85	0.344	Craig & Pauline Manning	\$ -	\$ 27.00	\$ -	\$ -	\$ 27.00
92	730-01850	7	0.46	0.46	0.186	Bernhard & Carrie Schmitt	\$ -	\$ 17.00	\$ -	\$ -	\$ 17.00
99	730-02400	7	1.75	1.75	0.708	Sarah Drummond	\$ -	\$ 50.00	\$ -	\$ -	\$ 50.00
101	730-02550	7	1.65	1.65	0.668	Scott & Holly Devlin	\$ -	\$ 58.00	\$ -	\$ -	\$ 58.00
106	740-01201	7	1.16	1.16	0.469	Mark & Sheryl Epp	\$ -	\$ 53.00	\$ -	\$ -	\$ 53.00
107	740-01202	7	3.05	3.05	1.234	Paul Konrad & Tryntje Hoekstra	\$ -	\$ 124.00	\$ -	\$ -	\$ 124.00
110	740-01350	7	0.83	0.83	0.336	Gerhard & Susana Klassen	\$ -	\$ 38.00	\$ -	\$ -	\$ 38.00
112	740-01550	7	1.30	1.30	0.526	David & Anna Wiebe	\$ -	\$ 59.00	\$ -	\$ -	\$ 59.00
118	770-00601	8	0.76	0.76	0.308	Franz & Katharina Dyck	\$ 8.00	\$ 28.00	\$ -	\$ -	\$ 36.00
119	770-00605	8	0.88	0.88	0.356	David & Sara Wieler	\$ -	\$ 37.00	\$ -	\$ -	\$ 37.00
124	770-01005	8	0.99	0.99	0.401	Edwin & Jodi Epp	\$ -	\$ 44.00	\$ -	\$ -	\$ 44.00
125	770-01100	8	0.67	0.67	0.271	Heinrich & Anna Vogt	\$ -	\$ 28.00	\$ -	\$ -	\$ 28.00
129	770-01305	8	0.84	0.84	0.340	Kevin Watson	\$ -	\$ 54.00	\$ -	\$ -	\$ 54.00
133	770-01610	8	0.46	0.46	0.186	Marc Christiansen	\$ -	\$ 25.00	\$ -	\$ -	\$ 25.00
137	780-00000	8	1.45	1.45	0.587	Garry Mills Family Farm Inc.	\$ -	\$ 70.00	\$ -	\$ -	\$ 70.00
139	780-00150	8	1.58	1.58	0.639	David & Margaretha Dyck	\$ -	\$ 108.00	\$ -	\$ -	\$ 108.00
147	780-00700	8	1.32	1.32	0.534	Cornelius Teichroeb	\$ -	\$ 46.00	\$ -	\$ -	\$ 46.00
148	780-00750	8	1.19	1.19	0.482	Johan & Aganetha Neufeld	\$ -	\$ 45.00	\$ -	\$ -	\$ 45.00
149	780-00800	8	1.33	1.33	0.538	Jacob & Anna Guenter	\$ -	\$ 64.00	\$ -	\$ -	\$ 64.00
151	780-00910	8	2.18	2.18	0.882	William & Marlene Bradley	\$ -	\$ 90.00	\$ -	\$ -	\$ 90.00
153	780-01050	8	0.68	0.68	0.275	Steven & Mary Froese	\$ -	\$ 41.00	\$ -	\$ -	\$ 41.00

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of			TOTAL VALUE
							Benefit	Outlet	Special Benefit	
155	780-01205	8	2.26	2.26	0.915	Chad Brian	\$ -	\$ 77.00	\$ -	\$ 77.00
157	780-01301	8	1.46	1.46	0.591	Christopher & Linda Dowell	\$ -	\$ 54.00	\$ -	\$ 54.00
160	780-01401	8	1.98	1.98	0.801	Bonnie Ciliska	\$ -	\$ 122.00	\$ -	\$ 122.00
161	780-01500	8	0.67	0.67	0.271	Allen & Joan Brown	\$ -	\$ 31.00	\$ -	\$ 31.00
162	780-01601	8	0.63	0.63	0.255	Richard Bechard	\$ -	\$ 26.00	\$ -	\$ 26.00
163	780-01700	8	0.46	0.46	0.186	The Church of God (Resortation) Aylmer	\$ -	\$ 18.00	\$ -	\$ 18.00
167	810-00605	9	0.86	0.86	0.348	Gary Peters	\$ 9.00	\$ 37.00	\$ -	\$ 46.00
Total on Privately Owned - Non-Agricultural Lands.....							\$ 93.00	\$ 2,918.00	\$ -	\$ 3,011.00

5. PRIVATELY OWNED - AGRICULTURAL LANDS (grantable):

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of			TOTAL VALUE
							Benefit	Outlet	Special Benefit	
6	550-02700	STR	44.63	15.00	6.070	Thomas Daly	\$ -	\$ 109.00	\$ -	\$ 109.00
10	550-02890	STR	0.17	0.17	0.069	John Rosenfeld	\$ 2.00	\$ 2.00	\$ -	\$ 4.00
11	550-02900	STR	49.88	49.88	20.186	Rose Holdings Limited	\$ 317.00	\$ 355.00	\$ -	\$ 672.00
18	550-03600	STR	10.59	10.59	4.286	2584085 Ontario Inc.	\$ 140.00	\$ 219.00	\$ -	\$ 359.00
19	550-03700	STR	18.72	18.72	7.576	Maxwell Abraham	\$ -	\$ 81.00	\$ -	\$ 81.00
20	550-03900	STR	11.22	11.22	4.541	Ahmad Chehade	\$ -	\$ 59.00	\$ -	\$ 59.00
28	600-00401	NTR	63.11	63.11	25.540	N Sawatzky Farms	\$ -	\$ 632.00	\$ -	\$ 632.00
33	600-00801	NTR	56.59	56.59	22.902	N Sawatzky Farms	\$ 75.00	\$ 567.00	\$ -	\$ 642.00
36	600-01000	NTR	54.00	54.00	21.854	Paul & Mary Krueger	\$ 227.00	\$ 359.00	\$ -	\$ 586.00
37	600-01100	NTR	22.90	22.90	9.268	Gerald Rosenfeld	\$ 146.00	\$ 165.00	\$ -	\$ 311.00
39	600-01105	NTR	23.51	23.51	9.514	Kenneth & Helen Kroeker	\$ 192.00	\$ 197.00	\$ -	\$ 389.00
40	600-01150	NTR	24.18	24.18	9.786	Gerald Rosenfeld	\$ 136.00	\$ 171.00	\$ -	\$ 307.00
45	600-01400	NTR	20.98	20.98	8.490	David & Laurie Meyer	\$ 191.00	\$ 161.00	\$ -	\$ 352.00
48	600-01700	NTR	45.02	45.02	18.219	William Fast	\$ 316.00	\$ 361.00	\$ -	\$ 677.00
53	600-02100	NTR	92.61	10.00	4.047	Thomas J Dick Farms Inc.	\$ 106.00	\$ 99.00	\$ -	\$ 205.00
58	600-02805	NTR	10.24	10.24	4.144	John & Marjorie Bailey	\$ -	\$ 121.00	\$ -	\$ 121.00
59	600-02900	NTR	55.44	55.44	22.436	Peter & Jennifer Driedger	\$ 514.00	\$ 480.00	\$ -	\$ 994.00
63	600-03000	6	47.47	47.47	19.211	Tec-Land Inc.	\$ 503.00	\$ 444.00	\$ -	\$ 947.00
66	600-03300	NTR	51.90	51.90	21.004	Tec-Land Inc.	\$ 550.00	\$ 445.00	\$ -	\$ 995.00

	Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
68	600-03500	NTR	221	46.32	46.32	18,745	Elaine Hatt	\$ -	\$ 397.00	-	\$ 397.00
69	600-03600	NTR	220	50.66	50.66	20,502	Elaine Hatt	\$ -	\$ 300.00	-	\$ 300.00
70	600-03700	NTR	219 & 220	49.30	49.30	19,951	A Driedger Farms Inc.	\$ -	\$ 261.00	-	\$ 261.00
71	600-03800	NTR	219	40.33	40.33	16,321	1903274 Ontario Inc.	\$ -	\$ 213.00	-	\$ 213.00
72	600-03802	NTR	219	36.94	36.94	14,949	A Driedger Farms Inc.	\$ -	\$ 210.00	-	\$ 210.00
76	610-03400	NTR	223	44.80	12.00	4,856	Dennis Driedger	\$ -	\$ 96.00	-	\$ 96.00
77	730-00800	6	21	59.00	59.00	23,877	J N Driedger Farms Limited	\$ -	\$ 473.00	-	\$ 473.00
79	730-01100	7	21	25.00	25.00	10,117	John & Marion Driedger	\$ -	\$ 279.00	-	\$ 279.00
80	730-01200	7	21	25.00	25.00	10,117	J N Driedger Farms Limited	\$ -	\$ 271.00	-	\$ 271.00
81	730-01300	7	20	50.00	50.00	20,235	Dennis Driedger	\$ -	\$ 543.00	-	\$ 543.00
83	730-01500	7	20	45.93	45.93	18,588	Henry & Beatrice Krueger	\$ -	\$ 503.00	-	\$ 503.00
87	730-01600	7	19	49.54	49.54	20,049	Thomas J Dick Farms Inc.	\$ -	\$ 545.00	-	\$ 545.00
89	730-01700	7	19	52.72	52.72	21,335	Dennis Driedger	\$ -	\$ 522.00	-	\$ 522.00
93	730-01900	7	19	26.54	26.54	10,741	1441312 Ontario Ltd.	\$ -	\$ 394.00	-	\$ 394.00
94	730-01905	7	19	27.53	27.53	11,141	1441312 Ontario Ltd.	\$ -	\$ 344.00	-	\$ 344.00
95	730-02000	7	19	27.50	27.50	11,129	James Hatt	\$ -	\$ 298.00	-	\$ 298.00
96	730-02100	7	19	27.50	27.50	11,129	Betty Hatt & Julie Clifford	\$ -	\$ 298.00	-	\$ 298.00
97	730-02200	7	20	25.00	25.00	10,117	Gary & Angela Taves	\$ -	\$ 271.00	-	\$ 271.00
98	730-02300	7	20	50.00	50.00	20,235	Mark Stevenson	\$ -	\$ 543.00	-	\$ 543.00
100	730-02500	7	21	47.25	47.25	19,122	Ryan Pearson & Lotje Kouwenberg	\$ -	\$ 580.00	-	\$ 580.00
102	730-02600	7	21	98.80	98.80	39,984	Dennis & Karen Driedger	\$ 1,047.00	\$ 1,212.00	-	\$ 2,259.00
104	740-01110	7	15	40.77	5.00	2,023	A Driedger Farms Inc.	\$ -	\$ 68.00	-	\$ 68.00
105	740-01200	7	15	44.50	6.54	2,647	W J Brown Farms Limited	\$ -	\$ 89.00	-	\$ 89.00
108	740-01300	7	16	26.02	6.00	2,428	Kevin Flood	\$ -	\$ 81.00	-	\$ 81.00
109	740-01310	7	16	25.06	5.10	2,064	Kevin Flood	\$ -	\$ 69.00	-	\$ 69.00
111	740-01500	7	16 & 17	123.70	19.00	7,689	Tec-Land Inc.	\$ -	\$ 258.00	-	\$ 258.00
113	740-01600	7	17	50.00	10.00	4,047	Jerald & Nadine Driedger	\$ -	\$ 287.00	-	\$ 287.00
114	740-01700	7	18	26.30	5.00	2,023	Peter & Elizabeth Friesen	\$ -	\$ 104.00	-	\$ 104.00
115	740-01750	7	18	27.58	5.00	2,023	Peter & Elizabeth Friesen	\$ -	\$ 68.00	-	\$ 68.00
120	770-00700	8	20 & 21	95.90	95.90	38,810	Ronald Epp	\$ -	\$ 1,302.00	-	\$ 1,302.00
121	770-00800	8	20	50.00	50.00	20,235	Four E Farms Inc.	\$ -	\$ 679.00	-	\$ 679.00
122	770-00900	8	19	25.00	25.00	10,117	Cornelius & Nancy Unger	\$ -	\$ 339.00	-	\$ 339.00
123	770-01000	8	19	73.50	73.50	29,745	Four E Farms Inc.	\$ -	\$ 1,061.00	-	\$ 1,061.00

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
126	770-01200	8	24.90	24.90	10.077	Raymond & Grace Marchand	\$ -	\$ 447.00	\$ -	\$ 447.00
127	770-01250	8	48.69	48.69	19.705	Paul Walker	\$ -	\$ 805.00	\$ -	\$ 805.00
128	770-01300	8	24.00	24.00	9.713	Paul Walker	\$ -	\$ 462.00	\$ -	\$ 462.00
130	770-01400	8	50.00	50.00	20.235	David & Lorrie Armstrong	\$ -	\$ 807.00	\$ -	\$ 807.00
131	770-01500	8	50.00	50.00	20.235	Peter Driedger c/o Leonard Driedger	\$ -	\$ 807.00	\$ -	\$ 807.00
132	770-01600	8	49.50	49.50	20.032	William & Margaret Gillanders	\$ -	\$ 824.00	\$ -	\$ 824.00
134	770-01700	8	50.00	50.00	20.235	William Gillanders	\$ 530.00	\$ 799.00	\$ -	\$ 1,329.00
135	770-01900	8	99.16	99.16	40.130	J N Driedger Farms Limited	\$ 525.00	\$ 1,660.00	\$ -	\$ 2,185.00
138	780-00100	8	98.95	9.50	3.845	Bruno & Irene Nawrocki	\$ -	\$ 129.00	\$ -	\$ 129.00
140	780-00200	8	115.00	15.00	6.070	Roy Tofflemire	\$ -	\$ 254.00	\$ -	\$ 254.00
141	780-00300	8	50.00	5.00	2.023	Phyllis Rasmussen	\$ -	\$ 118.00	\$ -	\$ 118.00
142	780-00400	8	24.50	5.00	2.023	Kenneth Driedger	\$ -	\$ 80.00	\$ -	\$ 80.00
143	780-00410	8	0.50	0.50	0.202	Kenneth Driedger	\$ -	\$ 18.00	\$ -	\$ 18.00
144	780-00450	8	25.00	5.00	2.023	Betty Hatt & Karen Symes	\$ -	\$ 68.00	\$ -	\$ 68.00
145	780-00500	8	50.00	5.00	2.023	Julie Clifford & Betty Hatt	\$ -	\$ 68.00	\$ -	\$ 68.00
146	780-00560	8	99.00	8.40	3.399	Garry Mills Family Farm Inc.	\$ -	\$ 147.00	\$ -	\$ 147.00
150	780-00900	8	97.82	3.00	1.214	Elaine Hatt	\$ -	\$ 58.00	\$ -	\$ 58.00
152	780-01000	8	49.32	10.00	4.047	Judith Finnerty	\$ -	\$ 136.00	\$ -	\$ 136.00
154	780-01100	8	150.00	6.00	2.428	Mark Stevenson	\$ -	\$ 168.00	\$ -	\$ 168.00
156	780-01300	8	97.80	3.00	1.214	William & Mary Vandenberg	\$ -	\$ 41.00	\$ -	\$ 41.00
158	780-01305	8	48.84	2.00	0.809	Alissa Douglas	\$ -	\$ 27.00	\$ -	\$ 27.00
159	780-01400	8	22.95	1.00	0.405	Douglas & Rosemary Reid	\$ -	\$ 14.00	\$ -	\$ 14.00
164	810-00400	9	100.00	20.00	8.094	John & Madeline Mills	\$ 212.00	\$ 422.00	\$ -	\$ 634.00
168	810-00700	9	49.14	4.00	1.619	J N Driedger Farms Limited	\$ -	\$ 65.00	\$ -	\$ 65.00
Total on Privately Owned - Agricultural Lands (grantable).....							\$ 5,729.00	\$ 26,409.00	\$ -	\$ 32,138.00

5. PRIVATELY OWNED - AGRICULTURAL LANDS (non-grantable):

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
82	730-01400	7	25.00	25.00	10.117	Dennis & Karen Driedger	\$ -	\$ 298.00	\$ -	\$ 298.00
103	730-02700	7	188.00	188.00	76.083	1364692 Ontario Limited	\$ 1,120.00	\$ 2,278.00	\$ -	\$ 3,398.00
116	740-01800	7	26.41	3.00	1.214	David & Margaretha Dyck	\$ -	\$ 52.00	\$ -	\$ 52.00
117	770-00600	8	49.23	49.23	19.923	Magdalena Farms Limited	\$ 522.00	\$ 686.00	\$ -	\$ 1,208.00
136	770-01910	8	97.92	25.00	10.117	Magdalena Farms Ltd.	\$ 265.00	\$ 361.00	\$ -	\$ 626.00
165	810-00500	9	12.51	7.50	3.035	Edward & Kathy Hicks	\$ 79.00	\$ 171.00	\$ -	\$ 250.00
166	810-00600	9	12.50	7.50	3.035	Paul & Freda Brown	\$ 79.00	\$ 172.00	\$ -	\$ 251.00
Total on Privately Owned - Agricultural Lands (non-grantable).....							\$ 2,065.00	\$ 4,018.00	\$ -	\$ 6,083.00
TOTAL ASSESSMENT - MUNICIPALITY OF LEAMINGTON							\$ 8,542.00	\$ 38,096.00	\$ -	\$ 46,638.00

MUNICIPALITY OF CHATHAM-KENT

3. MUNICIPAL LANDS:

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres Owned	Acres Aff'd	Hectares Aff'd	Owner's Name	Value of Benefit	Value of Outlet	Value of Special Benefit	TOTAL VALUE
Community of Wheatley Assessment for Urban Roads				13.78	5.577	Municipality of Chatham-Kent	\$ -	\$ 334.00	\$ -	\$ 334.00
Total on Municipal Lands.....							\$ -	\$ 334.00	\$ -	\$ 334.00

4. PRIVATELY OWNED - NON-AGRICULTURAL LANDS:

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres		Hectares Afft'd	Owner's Name	Value of	Value of	Value of	TOTAL VALUE					
			Owned	Aff't'd			Benefit	Outlet	Special Benefit						
172	1-50301	NTR	218	38.18	18.10	7.325	Municipality of Chatham-Kent	\$	1,044.00	\$	994.00	\$	-	\$	2,038.00
								\$	-	\$	191.00	\$	-	\$	191.00
Total on Privately Owned - Non-Agricultural Lands.....								\$	1,044.00	\$	1,185.00	\$	-	\$	2,229.00

5. PRIVATELY OWNED - AGRICULTURAL LANDS (grantable):

Tax Roll No.	Con. or Plan No.	Lot or Part of Lot	Acres		Hectares Afft'd	Owner's Name	Value of		Value of Special Benefit	TOTAL VALUE
			Owned	Afft'd			Benefit	Outlet		
169	1-39400	STR	218	16.47	6.665	Maxwell Abraham	\$ 240.00	\$ 61.00	\$ -	\$ 301.00
170	1-43000	STR	218	14.63	5.921	2584085 Ontario Inc.	\$ 174.00	\$ 150.00	\$ -	\$ 324.00
171	1-43100	NTR	218	28.64	11.590	1659538 Ontario Limited	\$ -	\$ 174.00	\$ -	\$ 174.00
Total on Privately Owned - Agricultural Lands (grantable).....							\$ 414.00	\$ 385.00	\$ -	\$ 799.00
TOTAL ASSESSMENT - MUNICIPALITY OF CHATHAM-KENT										
				140.90	57.021		\$ 1,458.00	\$ 1,904.00	\$ -	\$ 3,362.00
TOTAL ASSESSMENT - MUNICIPALITY OF LEAMINGTON (BROUGHT FORWARD)										
				2765.82	1119.312		\$ 8,542.00	\$ 38,096.00	\$ -	\$ 46,638.00
TOTAL ASSESSMENT							\$ 10,000.00	\$ 40,000.00	\$ -	\$ 50,000.00

1 Hectare = 2.471 Acres
D-16-037
November 24th, 2017

WATERSHED PLAN

OF THE

SOUTH DALES DRAIN

IN THE

MUNICIPALITY OF LEAMINGTON (Geographic Township of Mersea)

IN THE

COUNTY OF ESSEX • ONTARIO

N. J. PERALTA ENGINEERING LTD.

45 DIVISION STREET NORTH
KINGSVILLE, ONTARIO
N9Y 1E1

DATE: NOVEMBER 24th, 2017

MUNICIPALITY OF LEAMINGTON

MAYOR: JOHN PATERSON
CLERK: RUTH ORTON
DRAINAGE
SUPERINTENDENT: LU-ANN MARENTETTE

ANTONIO B. PERALTA, P.ENG.



THESE DRAWINGS HAVE BEEN REDUCED IN SIZE AND
THE SCALE THEREFORE VARIES.
FULL SCALE DRAWINGS CAN BE VIEWED AT THE
MUNICIPAL OFFICES IF REQUIRED.

- DENOTES OVERALL WATERSHED LIMITS
--- DENOTES SUB-WATERSHED LIMITS
--- DENOTES MUNICIPAL BOUNDARY
--- DENOTES URBAN AREA BLOCK ASSESSMENT
--- DENOTES TILE DRAINAGE ONLY
XX -- DENOTES PARCEL ID#

ROLL INFORMATION

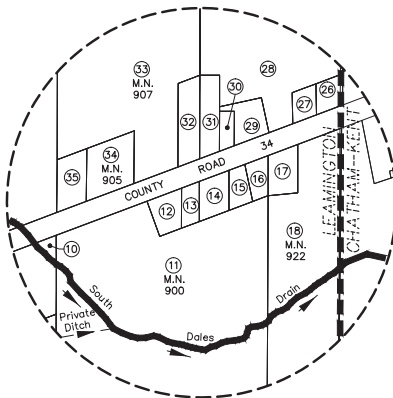
LEAMINGTON

PARCEL ID#	ROLL#	NAME
1	550-00603	Brian & Wanda Derikx
2	550-02400	Abram & Aganetha Friesen
3	550-02500	David & Helen Wieler
4	550-02600	Charles & Pennie Hyatt
5	550-02620	Johan & Aganetha Heide
6	550-02700	Thomas Daly
7	550-02710	Chris Wells
8	550-02720	Philip & Annie Mocan
9	550-02800	Peter & Margaret Klassen
10	550-02890	John Rosenfeld
11	550-02900	Rose Holdings Limited
12	550-03000	Ronald & Neely Savard
13	550-03100	Shirley White
14	550-03200	Abraham & Elizabeth Penner
15	550-03300	Sara Clark
16	550-03400	David & Marianne Hillman
17	550-03500	David & Margaretha Fehr
18	550-03600	2584085 Ontario Inc.
19	550-03700	Maxwell Abraham
20	550-03900	Ahmad Chehade
21	550-03905	Frankie & Laura Jacobs
22	550-03910	Janet Duckett
23	550-03915	Janet Duckett
24	550-03916	Michelle Bailey
25	550-04000	Fairview Cemetery
26	600-00300	John & Kimberly Simpson
27	600-00400	Hydro One Networks Inc.
28	600-00401	N Sawatzky Farms
29	600-00500	Hazel Roach
30	600-00600	Manuel & Maria Furtado
31	600-00700	N Sawatzky Farms
32	600-00800	Abram & Anna Klassen
33	600-00801	N Sawatzky Farms
34	600-00900	Jeffrey Turnbull
35	600-00901	Richard Jacobelli
36	600-01000	& Renee Daudlin-Jacobello
37	600-01100	Paul & Mary Krueger
38	600-01101	Gerald Rosenfeld
39	600-01105	Dorothy & Erna Goron
40	600-01150	Kenneth & Helen Kroeker
41	600-01150	Gerald Rosenfeld
42	600-01170	John & Jean Rosenfeld
43	600-01190	David Dyck
44	600-01200	Sylvie Haineault
45	600-01300	David, Laurie & Ashely Meyer
46	600-01400	David & Laurie Meyer
47	600-01500	William & Margaret Fast
48	600-01600	Albert Tisla
49	600-01700	William Fast
50	600-01750	Wilhelm Friesen
51	600-01800	Jimmy & Agatha Friesen
52	600-01900	John & Helen Cook
53	600-02000	Diedrich & Katharina Wall
54	600-02100	Thomas J Dick Farms Inc.
55	600-02102	Isaac & Ana Bergen
56	600-02104	Wilhelm & Margaretha Martens
57	600-02200	Peter & Stacey Wiebe
58	600-02300	Helena & Abram Martens
59	600-02805	John & Marjorie Bailey
60	600-02900	Peter & Jennifer Driedger
61	600-02901	Paul & Ruth Warkentin
62	600-02920	Todd & Elaine Armstrong
63	600-02925	Benjamin & Maria Peters
64	600-03000	Tec-Land Inc.

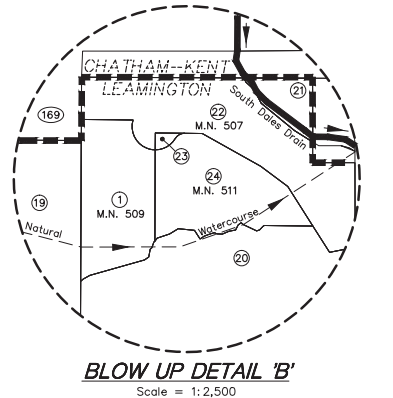
PARCEL ID#	ROLL#	NAME
65	600-03100	Oscar Teller
66	600-03200	Nancy & Gary Roach
67	600-03300	Tec-Land Inc.
68	600-03400	Daniel Jones
69	600-03500	Elaine Hatt
70	600-03600	Elaine Hatt
71	600-03700	A Driedger Farms Inc.
72	600-03800	1903274 Ontario Inc.
73	600-03802	A Driedger Farms Inc.
74	600-03804	Johan & Margaretha Wiebe
75	610-03201	Wilfred Goron
76	610-03300	Wilfred & Karen Goron
77	610-03400	Dennis Driedger
78	730-00800	J N Driedger Farms Limited
79	730-01050	Nichole Vanderveer & Mark Sernan
80	730-01100	John & Marion Driedger
81	730-01200	J N Driedger Farms Limited
82	730-01300	Dennis Driedger
83	730-01400	Dennis & Karen Driedger
84	730-01500	Henry & Beatrice Krueger
85	730-01510	David & Tracie Krueger
86	730-01520	John & Jodi Krueger
87	730-01550	Henry & Beatrice Krueger
88	730-01600	Thomas J Dick Farms Inc.
89	730-01610	Wilhelm & Anna Wall
90	730-01700	Dennis Driedger
91	730-01701	Abraham & Margaret Letkeman
92	730-01801	Craig & Pauline Manning
93	730-01850	Bernhard & Carrie Schmitt
94	730-01900	1441312 Ontario Ltd.
95	730-01905	1441312 Ontario Ltd.
96	730-02000	James Hatt
97	730-02100	Betty Hatt & Julie Clifford
98	730-02200	Gary & Angela Taves
99	730-02300	Mark Stevenson
100	730-02400	Sarah Drummond
101	730-02500	Ryan Pearson
102	730-02550	& Lotje Kouwenberg
103	730-02600	John & Jean Rosenfeld
104	730-02650	Dennis & Karen Driedger
105	730-02700	1364692 Ontario Limited
106	740-01110	A Driedger Farms Inc.
107	740-01120	W J Brown Farms Limited
108	740-01201	Mark & Sheryl Epp
109	740-01202	Paul Konrad & Tryntje Hoekstra
110	740-01300	Kevin Flood
111	740-01310	Kevin Flood
112	740-01350	Gerhard & Susana Klassen
113	740-01500	Tec-Land Inc.
114	740-01550	David & Anna Wiebe
115	740-01600	Jerald & Nadine Driedger
116	740-01700	Peter & Elizabeth Friesen
117	740-01750	Peter & Elizabeth Friesen
118	740-01800	David & Margaretha Dyck
119	770-00600	Magdalena Farms Limited
120	770-00601	Franz & Katharina Dyck
121	770-00605	David & Sara Wieler
122	770-00700	Ronald Epp
123	770-00800	Four E Farms Inc.

PARCEL ID#	ROLL#	NAME
124	770-00900	Cornelius & Nancy Unger
125	770-01000	Four E Farms Inc.
126	770-01005	Edwin & Jodi Epp
127	770-01100	Heinrich & Anna Vogt
128	770-01200	Raymond & Grace Marchand
129	770-01250	Paul Walker
130	770-01300	Paul Walker
131	770-01305	Kevin Watson
132	770-01400	David & Lorrie Armstrong
133	770-01500	Peter Driedger
134	770-01600	c/o Leonard Driedger
135	770-01610	William & Margaret Gillanders
136	770-01700	Marc Christiansen
137	770-01910	William Gillanders
138	780-00000	J N Driedger Farms Limited
139	780-00000	Magdalena Farms Ltd.
140	780-00000	Garry Mills Family Farm Inc.
141	780-00100	Bruno & Irene Nawrocki
142	780-00150	David & Margaretha Dyck
143	780-00200	Roy Tofflemire
144	780-00300	Phyllis Rasmussen
145	780-00400	Kenneth Driedger
146	780-00410	Kenneth Driedger
147	780-00450	Betty Hatt & Karen Symes
148	780-00500	Julie Clifford & Betty Hatt
149	780-00560	Garry Mills Family Farm Inc.
150	780-00700	Cornelius Telchroeb
151	780-00750	Johan & Aganetha Neufeld
152	780-00800	Jacob & Anna Guenter
153	780-00900	Elaine Hatt
154	780-00910	William & Marlene Bradley
155	780-00910	Judith Finnerty
156	780-01000	Steven & Mary Froese
157	780-01050	Mark Stevenson
158	780-01100	Chad Brian
159	780-01205	William & Mary Vandenberg
160	780-01301	Christopher & Linda Dowell
161	780-01305	Alissa Douglas
162	780-01400	Douglas & Rosemary Reid
163	780-01401	Bonnie Cliska
164	780-01500	Allen & Joan Brown
165	780-01601	Richard Bechard
166	780-01700	The Church of God (Resortation) Aymer
167	810-00400	John & Madeline Mills
168	810-00500	Edward & Kathy Hicks
169	810-00600	Paul & Freda Brown
170	810-00605	Gary Peters
171	810-00700	J N Driedger Farms Limited
172	1-39400	Abraham Maxwell
173	1-43000	2584085 Ontario Inc.
174	1-43100	1659538 Ontario Limited
175	1-50301	Municipality of Chatham-Kent

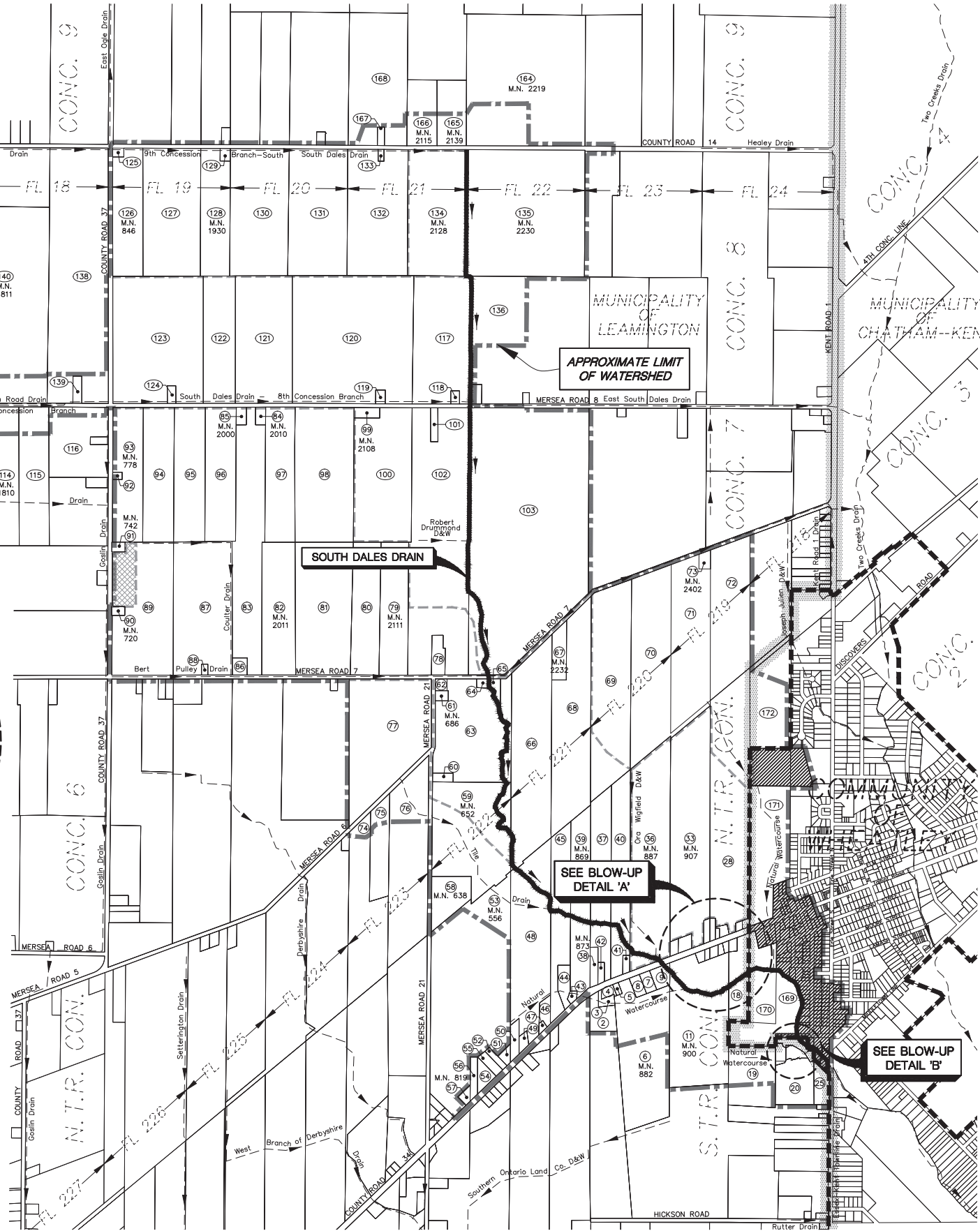
CHATHAM-KENT



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WATERSHED PLAN

Scale = 1:12,500

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