



County of Bruce
Planning & Development Department
brucecounty.on.ca
226-909-5515

Site Plan (Sketch) Requirements

The sketch needs to:

- be legible
- be generally to scale
- indicate what direction is north
- show dimensions in metric units
- fit on a single page

The sketch may:

- be done by hand or on a computer
- include a table outlining building setback and size dimensions

Applications require a sketch showing the following:

- the boundaries and dimensions of the subject land
 - Buildings and Structures Existing, proposed or to be demolished (labeled)
 - Location, indicating distance from the front lot line, rear lot line and side lot lines
 - Type
 - Area
 - Dimensions
- Servicing, if applicable (wells, septic tanks)
- the approximate location of all natural and artificial features (for example buildings, railways, roads, watercourses, drainage ditches, banks of rivers or streams, wetlands, wooded areas) that:
 - are located on the subject land and on land that is adjacent to it, and
 - in the applicant's opinion, may affect the application
- the current uses of land that is adjacent to the subject land (for example, residential, agricultural, or commercial)
- the location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public travelled road, a private road or a right of way
- if access to the subject land will be by water only, the location of the parking and docking facilities to be used
- the location and nature of any easement affecting the subject land

Site Plans for Consent (Severance) Applications also Require:

- the boundaries and dimensions of any land abutting (bordering) the subject land that is owned by the owner of the subject land
- the approximate distance between the subject land and the nearest original surveyed township lot line or landmark such as a bridge or railway crossing
- the boundaries and dimensions of the subject land, the part that is intended to be severed and the part that is intended to be retained
- the location of all land previously severed from the parcel originally acquired by the current owner of the subject land