

August 20, 2025

The Court of Revision

Gentlemen and Mesdames:

Re: Park Drain Section 76 Report (2025): Recommendation for the Court of Revision

As a result of a severance on the property with Roll Number 010-439 in Lot 4, Concession 5 the Plan, Schedule of Assessment and Schedule of Maintenance are recommended to be revised, as attached, to include the parcel with Roll Number 010-0439-04.

As a result of an update to the farm tax class of the properties with Roll Numbers 010-117 and 010-119 the Schedule of Assessment and Schedule of Maintenance are recommended to be revised, as attached.

Yours truly,



Josh Warner, P. Eng.
R. Dobbin Engineering Inc.

LOT 1 LOT 2 LOT 3 LOT 4 LOT 5 LOT 6 LOT 7 LOT 8 LOT 9 LOT 10

CONC 6

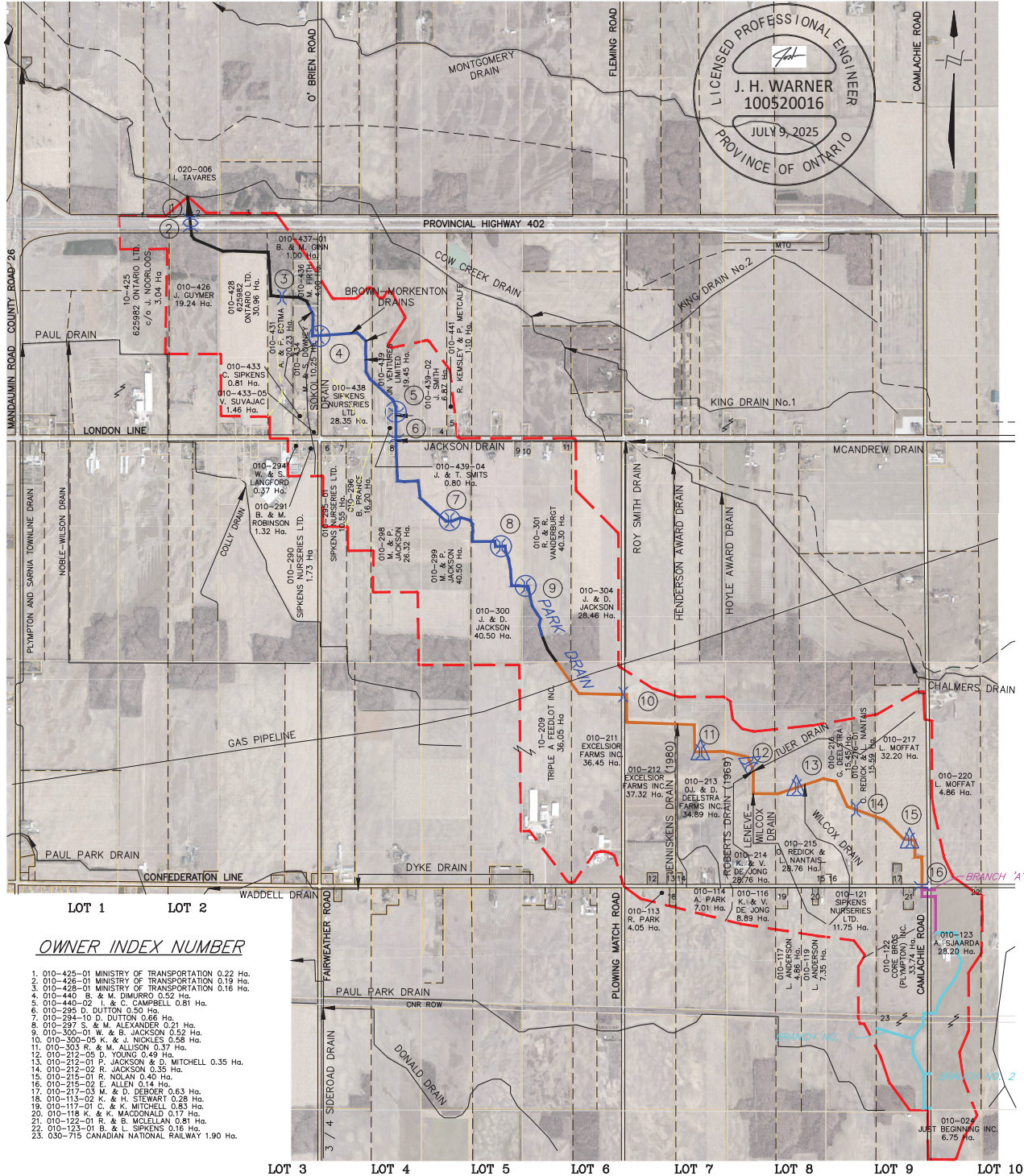
CONC 5

CONC 4

CONC 3

CONC 2

CONC 1



OWNER INDEX NUMBER

1. 010-425-01 MINISTRY OF TRANSPORTATION 0.22 Ha.
2. 010-425-01 MINISTRY OF TRANSPORTATION 0.19 Ha.
3. 010-425-01 MINISTRY OF TRANSPORTATION 0.16 Ha.
4. 010-440-01 S. & M. DUMURRO 0.52 Ha.
5. 010-440-02 J. & C. CAMPBELL 0.81 Ha.
6. 010-295-01 D. DUTTON 0.50 Ha.
7. 010-294-10 D. DUTTON 0.66 Ha.
8. 010-297-01 S. & M. ALEXANDER 0.21 Ha.
9. 010-300-01 W. & B. JACKSON 0.52 Ha.
10. 010-300-05 K. & J. NICKLES 0.58 Ha.
11. 010-303-01 R. & M. ALLISON 0.37 Ha.
12. 010-212-05 D. YOUNG 0.49 Ha.
13. 010-212-01 P. JACKSON & D. MITCHELL 0.35 Ha.
14. 010-212-02 R. JACKSON 0.35 Ha.
15. 010-215-01 R. NOLAN 0.40 Ha.
16. 010-215-02 E. ALLEN 0.14 Ha.
17. 010-217-03 M. & D. DEBOER 0.63 Ha.
18. 010-115-02 K. & H. STEWART 0.28 Ha.
19. 010-117-01 C. & K. MITCHELL 0.83 Ha.
20. 010-118-01 K. & K. MACDONALD 0.17 Ha.
21. 010-122-01 R. & B. MCLELLAN 0.81 Ha.
22. 010-123-01 B. & L. SPIKENS 0.18 Ha.
23. 030-715 CANADIAN NATIONAL RAILWAY 1.90 Ha.

LEGEND

- DRAINAGE AREA
- PARK DRAIN (1994)
- PARK DRAIN (1985)
- PARK DRAIN (1976)
- PARK DRAIN (1962)
- PARK DRAIN (1948)
- MUNICIPAL DRAIN
- X EXISTING CULVERT
- 8 CULVERT NUMBERING
- 1994 1994 REPORT
- 1985 1985 REPORT
- 1976 1976 REPORT



4218 Oil Heritage Road
Petrolia Ontario, N0N 1R0
Phone: (519) 882-0032 Fax: (519) 882-2233

DRAWING NAME:
Park Drain Plan

PROJECT No.
2025-1722

APPROVED	NO.	REVISIONS	DATE	BY
J. WARNER	2	FOR COFR	JULY 31, 2025	CS
CHECKED	1	FINAL REPORT	JULY 9, 2025	CS
B. VAN RUITENBURG				
DRAWN				
C. SAUNDERS				

SCALE: 1:25,000
0 250 500 750m

TOWN of PLYMPTON-WYOMING

PARK DRAIN PLAN

1
OF 1

Last Updated: July 31, 2025

SCHEDULE OF ASSESSMENT
Engineering for Preparation of Section 76 Report
As Recommended for the Court of Revision

Conc.	Lot or Part	Affected Hect.	Roll No.	Owner	Benefit	Outlet	Total
Agricultural Lands							
1	W 1/2 Lot 10	6.75	010-024	Just Beginning Inc.	-	136	136
2	W 1/2 Lot 7	4.05	010-113	R. Park	-	13	13
	E 1/2 Lot 7	7.01	010-114	A. Park	-	22	22
	W 1/2 Lot 8	8.89	010-116	K. & V. DeJong	-	33	33
	W 1/2 E 1/2 Lot 8	4.86	010-117	L. Anderson	-	22	22
	E 1/4 Lot 8	7.35	010-119	L. Anderson	-	33	33
	W 1/2 Lot 9	11.75	010-121	Sipkens Nurseries Ltd.	-	75	75
	E 1/2 Lot 9	33.74	010-122	Core Brothers (Plympton) Inc.	286	342	628
	W 1/2 Lot 10	28.20	010-123	A. Sjaarda	340	233	573
3	E 1/2 Lot 5 & W 1/2 Lot 6	36.05	010-209	Triple A Feedlot Inc.	89	82	171
	E 1/2 Lot 6	36.45	010-211	Excelsior Farms Inc.	156	89	245
	W 1/2 Lot 7	37.32	010-212	Excelsior Farms Inc.	235	101	336
	E 1/2 Lot 7	34.89	010-213	OJ. & D. Deelstra Farms Inc.	495	111	606
	W 1/2 Lot 8	28.76	010-214	K. & V. DeJong	511	109	620
	E 1/2 Lot 8	28.76	010-215	O. Redick & L. Nantais	412	129	541
	W 1/4 Lot 9	15.45	010-216	G. Deelstra	130	78	208
	E 1/2 W 1/2 Lot 9	15.59	010-216-01	O. Redick & L. Nantais	84	86	170
	E 1/2 Lot 9	32.20	010-217	L. Moffat	531	190	721
	W 1/2 Lot 10	4.86	010-220	L. Moffat	-	36	36
4	Lot 3	1.73	010-290	Sipkens Nurseries Ltd.	-	1	1
	W 1/4 Lot 4	10.55	010-295-01	Sipkens Nurseries Ltd.	-	6	6
	E 1/4 W 1/2 Lot 4	16.20	010-296	B. Prange	-	13	13
	E 1/2 Lot 4	26.32	010-298	M. & P. Jackson	202	28	230
	W 1/2 Lot 5	40.50	010-299	M. & P. Jackson	438	50	488
	E 1/2 Lot 5	40.50	010-300	J. & D. Jackson	537	62	599

Conc.	Lot or Part	Affected Hect.	Roll No.	Owner	Benefit	Outlet	Total
	W 1/2 Lot 6	40.30	010-301	R. & R. Vanderburgt	511	70	581
	E 1/2 Lot 6	28.46	010-304	J. & D. Jackson	-	50	50
5	W 1/2 Lot 2	3.04	010-425	625982 Ontario Ltd. c/o J. Noorloos	-	1	1
	E 1/2 Lot 2	19.24	010-426	J. Guymer	111	1	112
	W 1/2 Lot 3	30.96	010-428	625982 Ontario Ltd.	156	4	160
	W 1/4 E 1/2 Lot 3	20.23	010-431	A. & P. Botma	182	5	187
	Pt. E 1/4 Lot 3	10.25	010-434	M. & S. Downey	104	5	109
	W 1/2 Lot 4	28.35	010-438	Sipkens Nurseries Ltd.	261	17	278
	E 1/2 Lot 4	19.45	010-439	JN Ventures Limited	452	17	469
	W 1/4 Lot 5	6.87	010-439-02	J. Smith	-	7	7
	E 1/4 W 1/2 Lot 5	1.10	010-441	R. Kemsley & P. Metcalfe	-	1	1
6	E 1/2 Lot 2	0.00	020-006	I. Tavares	64	-	64

6,287 2,258 8,545

Non Agricultural Lands

2	Pt. W 1/2 Lot 7	0.28	010-113-02	K. & H. Stewart	-	2	2
	Pt. E 1/2 Lot 8	0.83	010-117-01	C. & K. Mitchell	-	7	7
	Pt. E 1/2 Lot 8	0.17	010-118	K. & K. MacDonald	-	1	1
	Pt. E 1/2 Lot 9	0.81	010-122-01	R. & B. McLellan	-	12	12
	Pt. W 1/2 Lot 10	0.16	010-123-01	B. & L. Sipkens	-	3	3
3	Pt. W 1/2 Lot 7	0.49	010-212-05	D. Young	-	3	3
	Pt. W 1/2 Lot 7	0.35	010-212-01	P. Jackson & D. Mitchell	-	2	2
	Pt. E 1/2 Lot 7	0.35	010-212-02	R. Jackson	-	2	2
	Pt. E 1/2 Lot 8	0.40	010-215-01	R. Nolan	-	4	4
	Pt. W 1/2 Lot 9	0.14	010-215-02	E. Allen	-	1	1
	Pt. E 1/2 Lot 9	0.63	010-217-03	M. & D. DeBoer	-	7	7
4	Pt. NE Pt. Lot 3	0.37	010-294	W. & S. Langford	-	1	1
	Pt. NE Pt. Lot 3	1.32	010-291	B. & M. Robinson	-	2	2
	Pt. W 1/2 Lot 4	0.50	010-295	D. Dutton	-	1	1
	Pt. W 1/2 Lot 4	0.66	010-294-10	D. Dutton	-	1	1
	Pt. E 1/2 Lot 4	0.21	010-297	S. & M. Alexander	-	1	1

Conc.	Lot or Part	Affected Hect.	Roll No.	Owner	Benefit	Outlet	Total	
5	Pt. E 1/2 Lot 5	0.52	010-300-01	W. & B. Jackson	-	1	1	
	Pt. W 1/2 Lot 6	0.58	010-300-05	K. & J. Nickles	-	1	1	
	Pt. W 1/2 Lot 6	0.37	010-303	R. & M. Allison	-	1	1	
	Pt. E 1/2 Lot 3	0.81	010-433	C. Sipkens	-	1	1	
	Pt. E 1/2 Lot 3	1.46	010-433-05	V. Suvajac	-	1	1	
	Pt. NE 1/4 Lot 3	4.00	010-436	M. Firth	-	4	4	
	Pt. NE 1/4 Lot 3	1.00	010-437-01	B. & M. Ginn	-	1	1	
	Pt. E 1/2 Lot 4	0.80	010-439-04	J. & T. Smits	-	2	2	
	Pt. W 1/2 Lot 5	0.52	010-440	B. & M. DiMurro	-	1	1	
	Pt. W 1/2 Lot 5	0.81	010-440-02	I. & C. Campbell	-	2	2	
					-	65	65	
Public Lands: Roads								
6	Pt. Lot 2	0.22	Ministry of Transportation		-	-	-	
	Pt. Lot 2	0.19	Ministry of Transportation		-	1	1	
	Pt. Lot 3	0.16	Ministry of Transportation		-	1	1	
	Camlachie Road	5.27	Town of Plympton-Wyoming		113	216	329	
	Plowing Match Road	2.63	Town of Plympton-Wyoming		-	29	29	
	Fairweather Road	1.01	Town of Plympton-Wyoming		250	2	252	
	Confederation Line	4.46	Town of Plympton-Wyoming		-	131	131	
	London Line	3.44	County of Lambton		-	15	15	
	Highway 402	0.93	Province of Ontario		-	1	1	
	Railway Tracks	1.90	Canadian National Railway		-	82	82	
	Total Area (Ha)		765.73			363	478	841
				Total - Public Lands: Roads		841		
			Total Non Agricultural Lands		65			
			Total Agricultural Lands		8,545			
			Total Assessment		\$9,451			

SCHEDULE OF MAINTENANCE - OPEN DRAIN

To Maintain the Open Channel Portion of the Park Drain (Excluding within 402 Highway Corridor)

As Recommended for the Court of Revision

Conc.	Lot or Part	Affected Hect.	Roll No.	Owner	Benefit	Outlet	Total	Equivalent Ha.
Agricultural Lands								
1	W 1/2 Lot 10	6.75	010-024	Just Beginning Inc.	-	82	82	6.75
2	W 1/2 Lot 7	4.05	010-113	R. Park	-	21	21	4.05
	E 1/2 Lot 7	7.01	010-114	A. Park	-	36	36	7.01
	W 1/2 Lot 8	8.89	010-116	K. & V. DeJong	-	54	54	8.89
	W 1/2 E 1/2 Lot 8	4.86	010-117	L. Anderson	-	35	35	4.86
	E 1/4 Lot 8	7.35	010-119	L. Anderson	-	53	53	7.35
	W 1/2 Lot 9	11.75	010-121	Sipkens Nurseries Ltd.	-	111	111	11.75
	E 1/2 Lot 9	33.74	010-122	Core Brothers (Plympton) Inc.	42	404	446	33.09
	W 1/2 Lot 10	28.20	010-123	A. Sjaarda	-	344	344	28.20
3	E 1/2 Lot 5 & W 1/2 Lot 6	36.05	010-209	Triple A Feedlot Inc.	143	133	276	36.05
	E 1/2 Lot 6	36.45	010-211	Excelsior Farms Inc.	252	143	395	36.45
	W 1/2 Lot 7	37.32	010-212	Excelsior Farms Inc.	379	163	542	37.32
	E 1/2 Lot 7	34.89	010-213	OJ. & D. Deelstra Farms Inc.	395	179	574	34.89
	W 1/2 Lot 8	28.76	010-214	K. & V. DeJong	421	175	596	28.76
	E 1/2 Lot 8	28.76	010-215	O. Redick & L. Nantais	261	208	469	28.76
	W 1/4 Lot 9	15.45	010-216	G. Deelstra	210	125	335	15.45
	E 1/2 W 1/2 Lot 9	15.59	010-216-01	O. Redick & L. Nantais	135	139	274	15.59
	E 1/2 Lot 9	32.20	010-217	L. Moffat	454	306	760	32.20
	W 1/2 Lot 10	4.86	010-220	L. Moffat	-	58	58	4.86
4	Lot 3	1.73	010-290	Sipkens Nurseries Ltd.	-	1	1	1.73
	W 1/4 Lot 4	10.55	010-295-01	Sipkens Nurseries Ltd.	-	9	9	10.55
	E 1/4 W 1/2 Lot 4	16.20	010-296	B. Prange	-	21	21	16.20
	E 1/2 Lot 4	26.32	010-298	M. & P. Jackson	325	45	370	26.32
	W 1/2 Lot 5	40.50	010-299	M. & P. Jackson	303	80	383	38.15
	E 1/2 Lot 5	40.50	010-300	J. & D. Jackson	463	100	563	40.50

Conc.	Lot or Part	Affected Hect.	Roll No.	Owner	Benefit	Outlet	Total	Equivalent Ha.
	W 1/2 Lot 6	40.30	010-301	R. & R. Vanderburgt	421	113	534	37.05
	E 1/2 Lot 6	28.46	010-304	J. & D. Jackson	-	80	80	26.01
5	W 1/2 Lot 2	3.04	010-425	625982 Ontario Ltd. c/o J. Noorloos	-	1	1	1.52
	E 1/2 Lot 2	19.24	010-426	J. Guymmer	179	1	180	15.14
	W 1/2 Lot 3	30.96	010-428	625982 Ontario Ltd.	252	7	259	29.11
	W 1/4 E 1/2 Lot 3	20.23	010-431	A. & P. Botma	294	8	302	18.23
	Pt. E 1/4 Lot 3	10.25	010-434	M. & S. Downey	168	8	176	10.25
	W 1/2 Lot 4	28.35	010-438	Sipkens Nurseries Ltd.	421	28	449	28.35
	E 1/2 Lot 4	19.45	010-439	JN Ventures Limited	325	27	352	19.45
	W 1/4 Lot 5	6.87	010-439-02	J. Smith	-	12	12	6.87
	E 1/4 W 1/2 Lot 5	1.10	010-441	R. Kemsley & P. Metcalfe	-	2	2	1.10
6	E 1/2 Lot 2	0.00	020-006	I. Tavares	104	-	104	0.00
					5,947	3,312	9,259	

Non Agricultural Lands

2	Pt. W 1/2 Lot 7	0.28	010-113-02	K. & H. Stewart	-	3	3	0.56
	Pt. E 1/2 Lot 8	0.83	010-117-01	C. & K. Mitchell	-	12	12	1.66
	Pt. E 1/2 Lot 8	0.17	010-118	K. & K. MacDonald	-	2	2	0.34
	Pt. E 1/2 Lot 9	0.81	010-122-01	R. & B. McLellan	-	20	20	1.62
	Pt. W 1/2 Lot 10	0.16	010-123-01	B. & L. Sipkens	-	4	4	0.32
3	Pt. W 1/2 Lot 7	0.49	010-212-05	D. Young	-	5	5	0.98
	Pt. W 1/2 Lot 7	0.35	010-212-01	P. Jackson & D. Mitchell	-	4	4	0.70
	Pt. E 1/2 Lot 7	0.35	010-212-02	R. Jackson	-	4	4	0.70
	Pt. E 1/2 Lot 8	0.40	010-215-01	R. Nolan	-	6	6	0.80
	Pt. W 1/2 Lot 9	0.14	010-215-02	E. Allen	-	2	2	0.28
	Pt. E 1/2 Lot 9	0.63	010-217-03	M. & D. DeBoer	-	12	12	1.26
4	Pt. NE Pt. Lot 3	0.37	010-294	W. & S. Langford	-	1	1	0.74
	Pt. NE Pt. Lot 3	1.32	010-291	B. & M. Robinson	-	3	3	2.64
	Pt. W 1/2 Lot 4	0.50	010-295	D. Dutton	-	1	1	1.00
	Pt. W 1/2 Lot 4	0.66	010-294-10	D. Dutton	-	1	1	1.32
	Pt. E 1/2 Lot 4	0.21	010-297	S. & M. Alexander	-	1	1	0.42
	Pt. E 1/2 Lot 5	0.52	010-300-01	W. & B. Jackson	-	2	2	1.04
	Pt. W 1/2 Lot 6	0.58	010-300-05	K. & J. Nickles	-	2	2	1.16

Conc.	Lot or Part	Affected Hect.	Roll No.	Owner	Benefit	Outlet	Total	Equivalent Ha.
5	Pt. W 1/2 Lot 6	0.37	010-303	R. & M. Allison	-	1	1	0.74
	Pt. E 1/2 Lot 3	0.81	010-433	C. Sipkens	-	1	1	1.62
	Pt. E 1/2 Lot 3	1.46	010-433-05	V. Suvajac	-	2	2	2.92
	Pt. NE 1/4 Lot 3	4.00	010-436	M. Firth	-	6	6	8.00
	Pt. NE 1/4 Lot 3	1.00	010-437-01	B. & M. Ginn	-	1	1	1.50
	Pt. E 1/2 Lot 4	0.80	010-439-04	J. & T. Smits	-	3	3	1.60
	Pt. W 1/2 Lot 5	0.52	010-440	B. & M. DiMurro	-	2	2	1.04
	Pt. W 1/2 Lot 5	0.81	010-440-02	I. & C. Campbell	-	3	3	1.62
					-	104	104	
Public Lands: Roads								
6	Pt. Lot 2	0.22	Ministry of Transportation		-	1	1	0.00
	Pt. Lot 2	0.19	Ministry of Transportation		-	1	1	0.76
	Pt. Lot 3	0.16	Ministry of Transportation		-	1	1	0.64
Camlachie Road		5.27	Town of Plympton-Wyoming		-	254	254	21.08
Plowing Match Road		2.63	Town of Plympton-Wyoming		-	46	46	10.52
Fairweather Road		1.01	Town of Plympton-Wyoming		-	4	4	4.04
Confederation Line		4.46	Town of Plympton-Wyoming		-	212	212	17.84
London Line		3.44	County of Lambton		-	24	24	13.76
Highway 402		0.93	Province of Ontario		-	1	1	3.72
Railway Tracks		1.90	Canadian National Railway		-	93	93	7.60
					-	637	637	
Total - Public Lands: Roads					637			
Total Non Agricultural Lands					104			
Total Agricultural Lands					9,259			
Total Assessment					10,000			