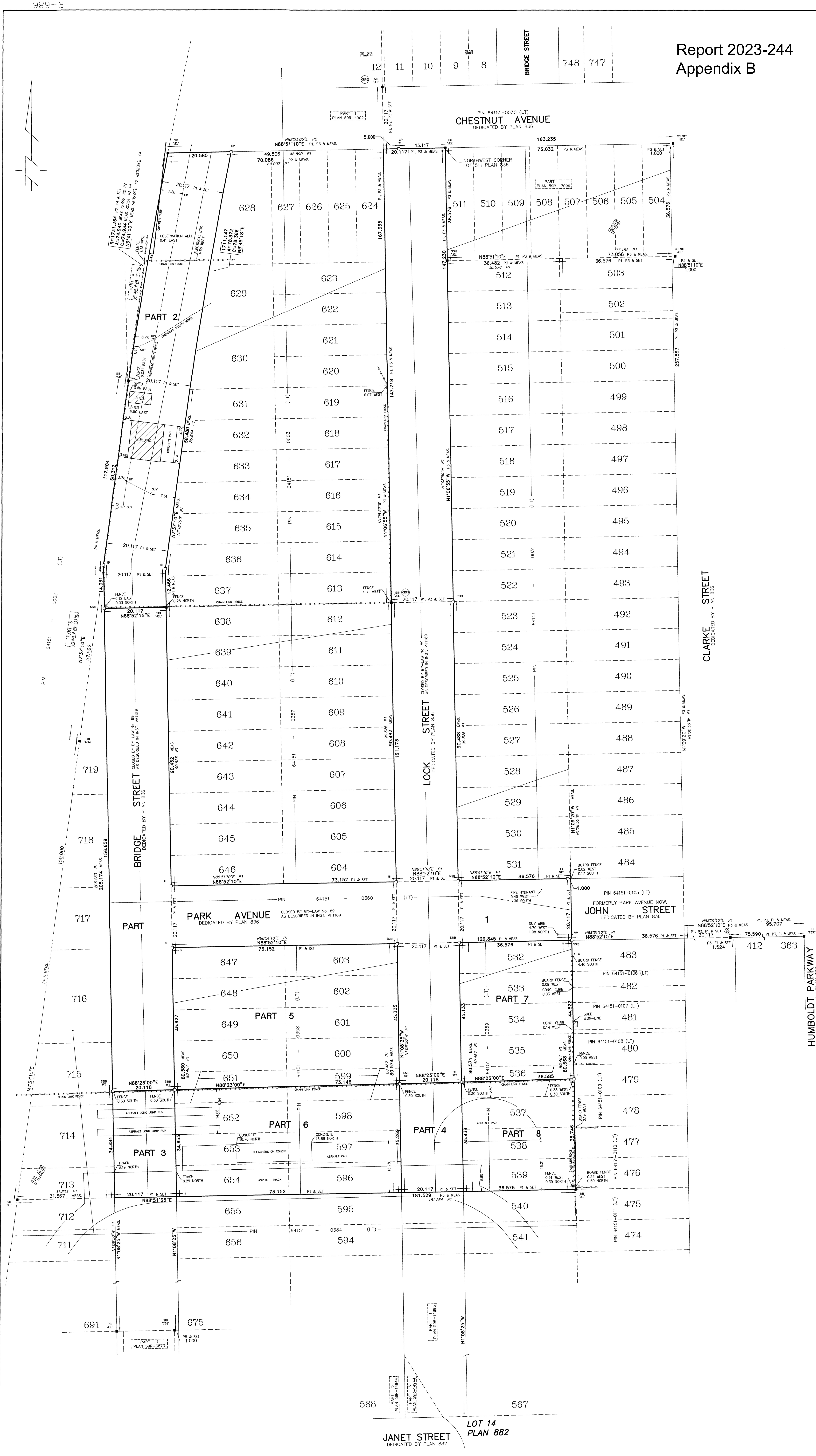




Report 2023-244
Appendix B

1 REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.

DATE: JANUARY 10, 2022

MARK GILMORE
ONTARIO LAND SURVEYOR

PLAN 59R-17/85

RECEIVED AND DEPOSITED
DATE: 2023.10.10.8

Andrienne Fogarty
REPRESENTATIVE FOR THE REGISTRAR FOR THE LAND TITLES DIVISION OF NIAGARA SOUTH (25)

SCHEDULE		
PART	LOT/STREET	PIN
1	PART OF BRIDGE STREET, PARK AVENUE & LOCK STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)	
2	PART OF BRIDGE STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)	ALL OF PIN 64151-0360 (LT)
4	PART OF LOCK STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)	
5	PART OF LOTS 599 & 601 (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)	ALL OF PIN 64151-0358 (LT)
6	PART OF LOTS 599 & 601 (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)	
7	LOTS 532, 533, 534 & 535 (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)	ALL OF PIN 64151-0359 (LT)
8	LOTS 532, 533 & 535	

PLAN OF SURVEY OF

PART OF BRIDGE STREET, PARK AVENUE & LOCK STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. V11189)

LOTS 532 to 539 (both inclusive)

LOTS 596 to 603 (both inclusive)

LOTS 647 to 654 (both inclusive)

PLAN 836

IN THE

CITY OF PORT COLBORNE
REGIONAL MUNICIPALITY OF NIAGARA

SCALE: 1:400

LANTHIER & GILMORE SURVEYING LTD.
2022

LEGEND

• DENOTES SURVEY MONUMENT FOUND	• JEL DENOTES LANTHIER & GILMORE SURVEYING LTD.
• SURVEY MONUMENT SET	• 1:337 D.G. MARK, C.L.S.
• STANDARD IRON BAR	• 'AGM' ARCHIBALD, GRAY & MCKAY SURVEYING LTD.
• SHORT STANDARD IRON BAR	• P1 PLAN 836
• IRON BAR	• P2 PLAN 59R-4902
• ROUND IRON BAR	• P3 PLAN 59R-17096
• PLASTIC BAR	• P4 PLAN 59R-11180
• CUT CROSS	• P5 PLAN 59R-14844
• CONCRETE PIN	• F1 '1337' FILE W.O. 02-3902
• WITNESS	• R RADIAL
• ORIGIN UNKNOWN	• A ARC
• OBSERVED REFERENCE POINT	• C CENTRE
• MEASURED	• GUY WIRE
	• UTILITY POLE

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORP) DERIVED FROM GPS OBSERVATIONS USING THE PRECISE POINT POSITIONING (PPP) SERVICE, UTM ZONE 17, NAD 83 (CSRS) (1997).

COORDINATES TO URBAN ACCURACY PER SEC. 14 (2) OF O.R.G. 216/10.

POINT ID	NORTHING	EASTING
ORP1	4,751,118.36	643,377.60
ORP2	4,751,285.64	643,374.34

CAUTION

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

BEARING NOTE

BEARINGS ARE UTM GRID, DERIVED FROM SIMULTANEOUS GPS OBSERVATIONS FROM MONUMENTS ORP1 TO ORP2, SHOWN HEREON, HAVING A BEARING OF N106°55'W REFERRED TO THE CENTRAL MERIDIAN OF UTM ZONE 17 (81° WEST LONGITUDE) NAD 83 (CSRS) (1997).

FOR BEARING COMPARISONS, A ROTATION OF 1° 31' 50" IN A COUNTER CLOCK-WISE DIRECTION WAS APPLIED TO BEARINGS ON PLAN 836.

FOR BEARING COMPARISONS, A ROTATION OF 2° 06' 25" IN A COUNTER CLOCK-WISE DIRECTION WAS APPLIED TO BEARINGS ON PLAN 59R-4902.

DISTANCE NOTES

METRIC CONVERSION

DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

GRID SCALE CONVERSION

DISTANCES SHOWN ON THIS PLAN ARE ADJUSTED GROUND LEVEL DISTANCES AND CAN BE USED TO COMPUTE GRID COORDINATES BY MULTIPLYING THE DISTANCES BY A COMBINED SCALE FACTOR OF 0.999832.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON JANUARY 6, 2022.

DATE: JANUARY 10, 2022

MARK GILMORE
ONTARIO LAND SURVEYOR

LANTHIER & GILMORE SURVEYING LTD.
7715 DUNDAS ST. PORT COLBORNE, ONT. (S95) S35-547

SCALE: 1:400 DR. BY: CM JEL. FILE: 22-605 R-686