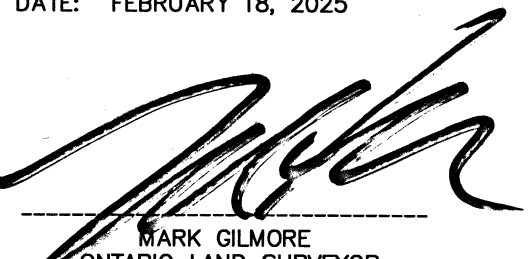
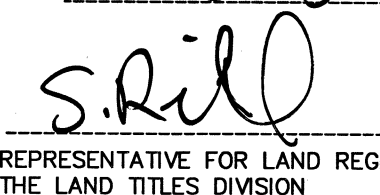


I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.

DATE: FEBRUARY 18, 2025

  
MARK GILMORE  
ONTARIO LAND SURVEYOR

PLAN 59R-18323

RECEIVED AND DEPOSITED  
DATE: March 5 2025  
  
S. RILL  
REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF NIAGARA SOUTH (59)

SCHEDULE			
PART	LOT	CONCESSION	PIN
1	PART OF LOTS 27 & 28	CONCESSION 3	PART OF 64137-0274 (LT)

PLAN OF SURVEY OF

**PART OF LOTS 27 & 28  
CONCESSION 3**

GEOGRAPHIC TOWNSHIP OF HUMBERSTONE, NOW IN THE

**CITY OF PORT COLBORNE  
REGIONAL MUNICIPALITY OF NIAGARA**

SCALE 1:1000

LANTHIER & GILMORE SURVEYING LTD.  
2025

**LEGEND**

• DENOTES SURVEY MONUMENT FOUND	'JEL' DENOTES	LANTHIER & GILMORE SURVEYING LTD.
• DENOTES SURVEY MONUMENT SET	'799'	R.H. FUNK, O.L.S.
SIB • STANDARD IRON BAR	'1499'	P.D. REITSMA, O.L.S.
SSIB • SHORT STANDARD IRON BAR	'S.S.A'	ST. LAWRENCE SEAWAY AUTHORITY
IB • IRON BAR	'RMN'	REGIONAL MUNICIPALITY OF NIAGARA
IB# • ROUND IRON BAR	P1	PLAN 59R-3936
IT • IRON TUBE	P2	PLAN 59R-3484
PB • PLASTIC BAR	P3	PLAN 59R-14881
CC • CUT CROSS	P4	PLAN 59R-15350
WIT • WITNESS	P5	PLAN 59R-15641
'OU' • ORIGIN UNKNOWN	P6	PLAN 59R-4399
ORP • OBSERVED REFERENCE POINT	P7	PLAN 59R-3481
MEAS. • MEASURED		

**INTEGRATION DATA**

OBSERVED REFERENCE POINTS (ORP) DERIVED FROM GPS OBSERVATIONS USING THE CAN-NET VRS NETWORK, UTM ZONE 17, NAD 83 (CSRS) (1997).

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

POINT ID	NORTHING	EASTING
ORP1	4,754,353.37	642,358.54
ORP2	4,754,371.01	643,139.34

**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 N88°42'40"E REFERRED TO THE CENTRAL MERIDIAN OF UTM ZONE 17 (81° WEST LONGITUDE) NAD 83 (CSRS) (1997).

FOR BEARING COMPARISONS, A ROTATION OF 2° 15' 50" IN A COUNTER CLOCK-WISE DIRECTION WAS APPLIED TO BEARINGS ON PLAN 59R-3484, PLAN 59R-3936 AND PLAN 59R-3481.

FOR BEARING COMPARISONS, A ROTATION OF 1° 11' 00" IN A COUNTER CLOCK-WISE DIRECTION WAS APPLIED TO BEARINGS ON PLAN 59R-4399.

**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**

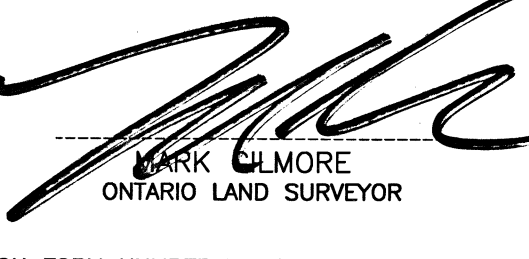
DISTANCES SHOWN ON THIS PLAN ARE ADJUSTED GROUND LEVEL DISTANCES AND CAN BE USED TO COMPUTE GRID COORDINATES BY MULTIPLYING THE DISTANCES BY A COMBINED SCALE FACTOR OF 0.99982922.

**SURVEYOR'S CERTIFICATE**


I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON FEBRUARY 12, 2025.

DATE: FEBRUARY 18, 2025

  
MARK GILMORE  
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-92316

 LANTHIER & GILMORE SURVEYING LTD.  
173 CLARENCE ST. PORT COLBORNE, ONT. (905) 835-5477

SCALE: 1:1000	DR. BY: CM CH. BY: MG	JEL FILE: 22-696	F-1484
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