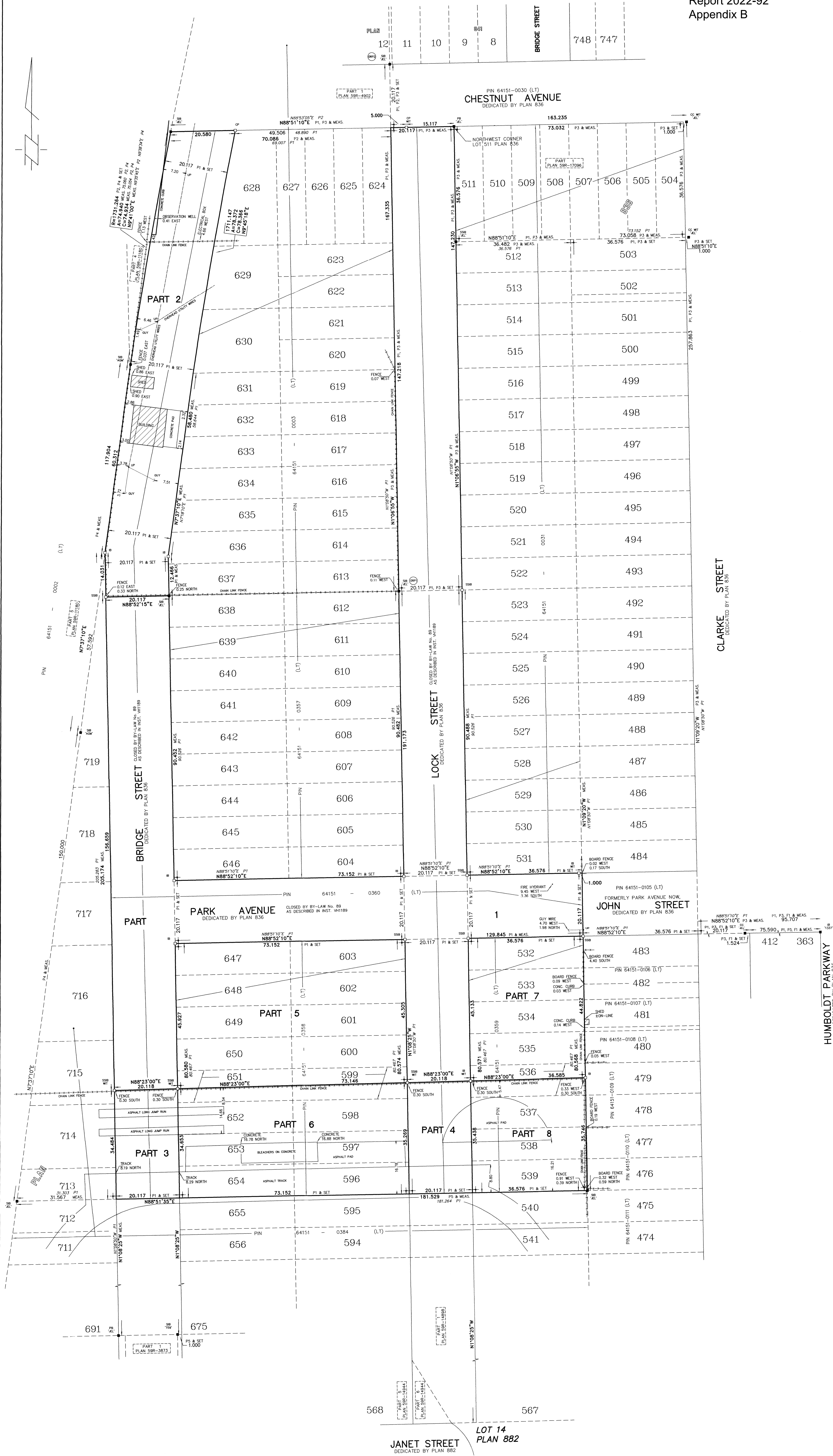




I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.

DATE: JANUARY 10, 2022

MARK GILMORE

ONTARIO LAND SURVEYOR

PLAN 59R-17185

RECEIVED AND DEPOSITED
DATE: 2023/02/08

Annelique Fogaccia

REPRESENTATIVE FOR LAND REGISTRATION
FOR THE LAND TITLES DIVISION
OF NIAGARA SOUTH (59)

SCHEDULE

PART	LOT/STREET	PLAN	PIN
1	PART OF BRIDGE STREET, PARK AVENUE & LOCK STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. W11189)		
2	PART OF BRIDGE STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. W11189)		ALL OF PIN 64151-0360 (LT)
4	PART OF LOCK STREET (CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. W11189)	836	
5	PART OF LOTS 569 & 651 LOTS 600, 601, 602, 603, 647, 648, 649 & 650		ALL OF PIN 64151-0358 (LT)
6	PART OF LOT 536 LOTS 532, 533, 534 & 535		ALL OF PIN 64151-0359 (LT)
8	PART OF LOT 536 LOTS 537, 538 & 539		

PLAN OF SURVEY OF

PART OF BRIDGE STREET, PARK AVENUE & LOCK STREET
CLOSED BY BY-LAW No. 89 AS DESCRIBED IN INST. W11189

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

0102030405060

metres

LANTHER & GILMORE SURVEYING LTD.

2022

LEGEND

★ DENOTES SURVEY MONUMENT FOUND

CSB = SURVEY MONUMENT SET

SIB = STANDARD IRON BAR

IB = IRON BAR

IRB = ROUND IRON BAR

IT = IRON TIE

PI = PLASTIC BAR

OT = OLD CROSS

CP = CONCRETE PIN

WT = WITNESS

OU = ORIGIN UNKNOWN

ORP = OBSERVED REFERENCE POINT

MEAS. = MEASURED

'JEL' DENOTES

'1337' = D.G. MARR, O.L.S.

'ACM' = ARCHIBALD, GRAY & MURRAY SURVEYING LTD.

P1 = PLAN 836

P2 = PLAN 59R-4902

P3 = PLAN 59R-17096

P4 = PLAN 59R-11160

P5 = PLAN 59R-14944

FT = '1337' FILE NO. 02-3902

R = RADIUS

ARC = ARC

C = CENTRE

QUY = QUARTY MIRE

UP = UTILITY POLE

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORP's) 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.S.G. 216/10.

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

CAUTION

BEARINGS 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 HEREIN, HAVING A BEARING OF N70°05'57" 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 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:

1. 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.

2. THE SURVEY WAS COMPLETED ON JANUARY 6, 2022.

DATE: JANUARY 10, 2022

MARK GILMORE

ONTARIO LAND SURVEYOR

LANTHER & GILMORE SURVEYING LTD.

1713 CLARENCE ST. PORT COLBORNE, ONT. (506) 833-5417

SCALE: 1:400

DR BY: CM

JEL FILE: 22-805

R-686