

KNOWN AS HIGHLAND DRIVE  
(FORMERLY SPRING STREET BY PLAN 349)  
PIN 64190-0003 (LT)

ORP 'A'

KNOWN AS SOUTH MILL STREET  
PIN 64190-0120 (LT)  
(TRAVELLED ROAD)

ORP 'B'

(N86°52'20"E P1)  
N86°51'20"E MEAS

130.16 P1 & MEAS  
99.98 meas. (97.23 D1)

30.18 D1 & SET  
50.29 P1 & MEAS  
20.12 D2 & MEAS  
79.87 P1 & MEAS

34.04  
13.64  
30.18 D1 & SET  
50.29 P1, D1 & MEAS  
20.12 D2 & MEAS  
79.87 P1 & MEAS

234.98 P1 & MEAS  
50.29 P1, D1 & MEAS  
34.04  
17.96  
6.03 East  
0.01 West

16.25  
12.45  
16.25  
50.29 P1 & MEAS  
20.12 D2 & MEAS

PARCEL 1  
AREA = 1027.0 m<sup>2</sup>  
(TO BE REINDED)

PARCEL 2  
AREA = 480.3 m<sup>2</sup>  
(TO BE SEVERED)

1.61  
0.75  
30.18 D1 & SET  
N86°51'20"E MEAS  
(N86°52'20"E P1)

Part 1  
Plan 308-14311  
PIN 64190-0153 (LT)

INTEGRATION DATA

POINT	NORTHING	EASTING
ORP 'A' (SIB/DEL)	4 749 263.72	658 963.97
ORP 'B' (SIB/DEL)	4 749 213.48	658 966.53

**CAUTION**  
COORDINATES CANNOT IN THEMSELVES BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THE PLAN

**BEARING NOTE**  
BEARINGS HEREON ARE GRID UTM MAD 83 : CSRS - CANV - 2010.0, DERIVED FROM OBSERVED REFERENCE POINTS (ORP's) USING THE CAN-NET VRS NETWORK AND ARE REFERRED TO THE CENTRAL MERIDIAN OF ZONE 17 (81° WEST LONGITUDE).  
DISTANCES ARE ADJUSTED GRID DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE AVERAGE COMBINED SCALE FACTOR (CSF 0.99987192).  
ALL COORDINATES ARE IN METRES AND ARE UTM-ZONE 17, (MAD 83 : CSRS - CANV - 2010.0) (CENTRAL MERIDIAN 81° WEST LONGITUDE).  
COORDINATES ARE TO AN URBAN ACCURACY IN ACCORDANCE WITH SECTION 14 (2) OF O. REG 216/10.

PLAN OF SURVEY  
SHOWING PROPOSED SEVERANCE  
FOR ZONING/CONSENT APPLICATION  
**PART OF LOT 23**  
CONCESSION 1 LAKE ERIE  
GEOGRAPHIC TOWNSHIP OF BERTIE  
TOWN OF FORT ERIE  
REGIONAL MUNICIPALITY OF NIAGARA

SCALE 1 : 500



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LAND SURVEYORS  
PLAN SUBMISSION FORM  
2076241

THIS PLAN IS NOT VALID  
UNLESS IT IS AN EMBOSSED  
ORIGINAL COPY  
ISSUED BY THE SURVEYOR  
In accordance with  
Regulation 1026, Section 29(3)

**METRIC NOTE:**  
DISTANCES AND CO-ORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

**LEGEND AND NOTES**

- DENOTES SURVEY MONUMENT PLANTED
  - SIB DENOTES SURVEY MONUMENT FOUND
  - SSB DENOTES STANDARD IRON BAR (25mmx25mmx120cm)
  - IB DENOTES SHORT STANDARD IRON BAR (25mmx25mmx60cm)
  - IB Ø DENOTES ROUND IRON BAR (15mmx15mmx60cm)
  - IT DENOTES ROUND IRON TUBE (20mmø x 60cm)
  - (WT) DENOTES WITNESSES
  - (OU) DENOTES ORIGIN UNKNOWN
  - (OU) DENOTES PROPERTY IDENTIFIER NUMBER
  - (OU) DENOTES OBSERVED REFERENCE POINTS
  - (1684) DENOTES 1 E. LANTHER'S O.L.S.
  - P1 DENOTES PLAN 188-14311
  - D1 DENOTES R0564729 (PIN 64190-0114 (LT))
  - D2 DENOTES R0592071 (PIN 64190-0116 (LT))
- IMPERIAL DISTANCES ARE CONVERTED TO NEAREST 0.01m.

**SURVEYOR'S CERTIFICATE**

I CERTIFY THAT:  
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT AND IN ACCORDANCE WITH THE REGULATIONS MADE UNDER THEM.

2. THIS SURVEY WAS COMPLETED ON THE 28th DAY OF FEBRUARY 2019.  
MARCH 12, 2019  
DATE  
HAROLD D. HYDE  
ONTARIO LAND SURVEYOR

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HAROLD D. HYDE O.L.S.  
SURVEY : 177085-PlanOfSurvey  
DRAWN BY : G.P.