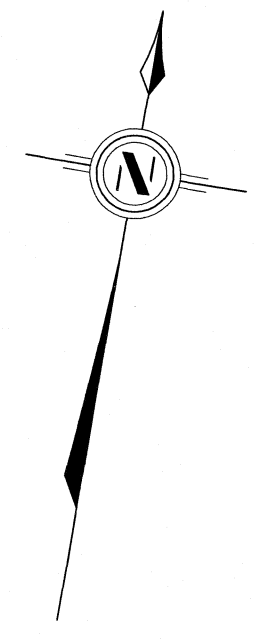
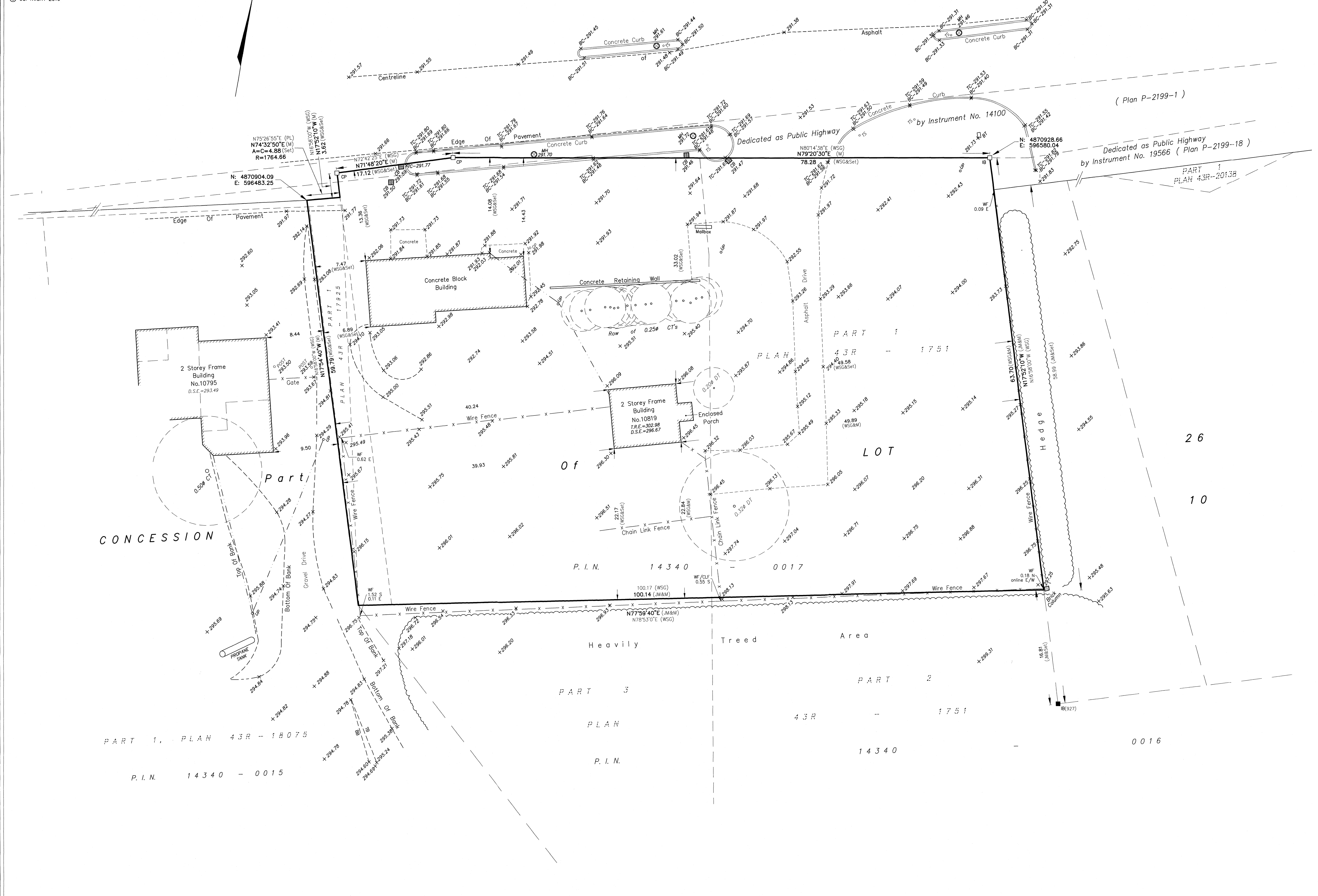


TOWN OF CALEDON
PLANNING RECEIVED
Jul 15, 2020

SURVEYOR'S REAL PROPERTY REPORT - PART 1
 PLAN OF
Part of LOT 26
CONCESSION 10
 GEOGRAPHIC TOWNSHIP OF ALBION
TOWN of CALEDON
 REGIONAL MUNICIPALITY OF PEEL
 SCALE 1:300
 AVANTI SURVEYING INC.
 © COPYRIGHT 2019



THE KING'S HIGHWAY NO. 9
 (Road Allowance Between The Townships of Albion and Tecumseth)
 P. I. N. 14340 - 0133

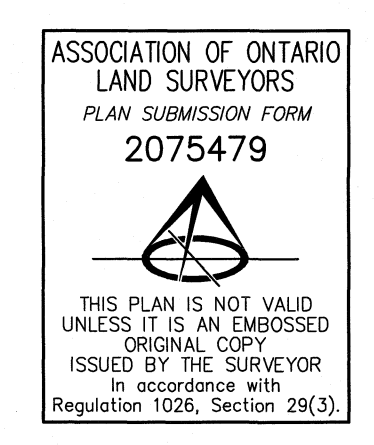


METRIC
 DISTANCES AND CO-ORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

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 REGULATIONS MADE UNDER THEM.
 2. THE SURVEY WAS COMPLETED ON THE 7th DAY OF NOVEMBER, 2019.

JANUARY 22, 2019
 DATE

CHRIS BERSNEWCZ
 ONTARIO LAND SURVEYOR



LEGEND

□	DENOTES	SURVEY MONUMENT SET
■	DENOTES	SURVEY MONUMENT FOUND
N,S,E,W	---	NORTH,SOUTH,EAST,WEST
M	---	MEASURED
P.I.N.	---	PROPERTY IDENTIFIER NUMBER
IB	---	IRON BAR
CP	---	CONCRETE PIN
PL	---	PLAN 43R-18075
(927)	---	J. C. MOORE, OLS
WSG	---	PLAN BY W.S. GIBSON, O.L.S.
A	---	DATED NOVEMBER 8, 1961
JM	---	PLAN BY J. C. MOORE, OLS
	---	DATED AUGUST 21, 2006
	---	PLAN BY J. C. MOORE, OLS
	---	DATED MAY 30, 1988

LEGEND Cont..)

F.F.E.	DENOTES	FINISHED FLOOR ELEVATION
T.R.E.	---	TOP OF ROOF ELEVATION
GP	---	GUARD POST
UP	---	UTILITY POLE
---	---	OVERHEAD WIRES
CB	---	CATCH BASIN
TB	---	TOP OF BANK
BB	---	BOTTOM OF BANK
BT	---	BELL TELEPHONE BOX
TS	---	TRAFFIC SIGNAL
CLF	---	CHAIN LINK FENCE
DT	---	DECIDUOUS TREE
CT	---	CONIFEROUS TREE
∅	---	DIAMETER

BEARING NOTE
 BEARINGS ARE UTM GRID DERIVED FROM SPECIFIED CONTROL POINTS 00819870428 AND 00820108113, UTM ZONE 17, NAD83 (CSRS)

SPECIFIED CONTROL POINTS (SCPs): UTM ZONE 17, NAD83 (CSRS) COORDINATES TO URBAN ACCURACY PER SECTION 14(2) OF O.REG. 216/10

SCP 00819870428	NORTHING	EASTING
4870862.26	596288.66	
SCP 00820108113	4871017.56	596744.26

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

DISTANCE NOTE
 DISTANCES SHOWN HEREON ARE GRID DISTANCES AND CAN BE CONVERTED TO URBAN DISTANCES BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 0.99967479.

REVISION NOTE
 THIS PLAN WAS REVISED ON MAY 6, 2019
 THIS PLAN WAS REVISED ON FEBRUARY 3, 2020.

ELEVATION NOTE
 ELEVATIONS ARE GEODETIC AND ARE REFERRED TO THE TOWN OF CALEDON BENCH MARK NO. 0011912U377, HAVING A PUBLISHED ELEVATION OF 271.20 METRES.

THIS PLAN WAS PREPARED FOR:
NUCON PROPERTY MANAGEMENT INC.

PART 2 - SURVEY REPORT

1) PLEASE NOTE LOCATION OF FENCES AND OVERHEAD WIRES
 2) REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY: NONE
 3) THIS PLAN DOES NOT CERTIFY COMPLIANCE WITH ZONING BY-LAWS

Avanti SURVEYING INC.
 310 North Queen St., Unit 102, Toronto ON M9C-5K4
 Tel: (416) 231-1174 - Fax: (416) 621-3360
 E-MAIL: info@avantisurveying.com

DRAWN: DCZ/AM CHECKED: B.C./C.B. PROJECT 18-278