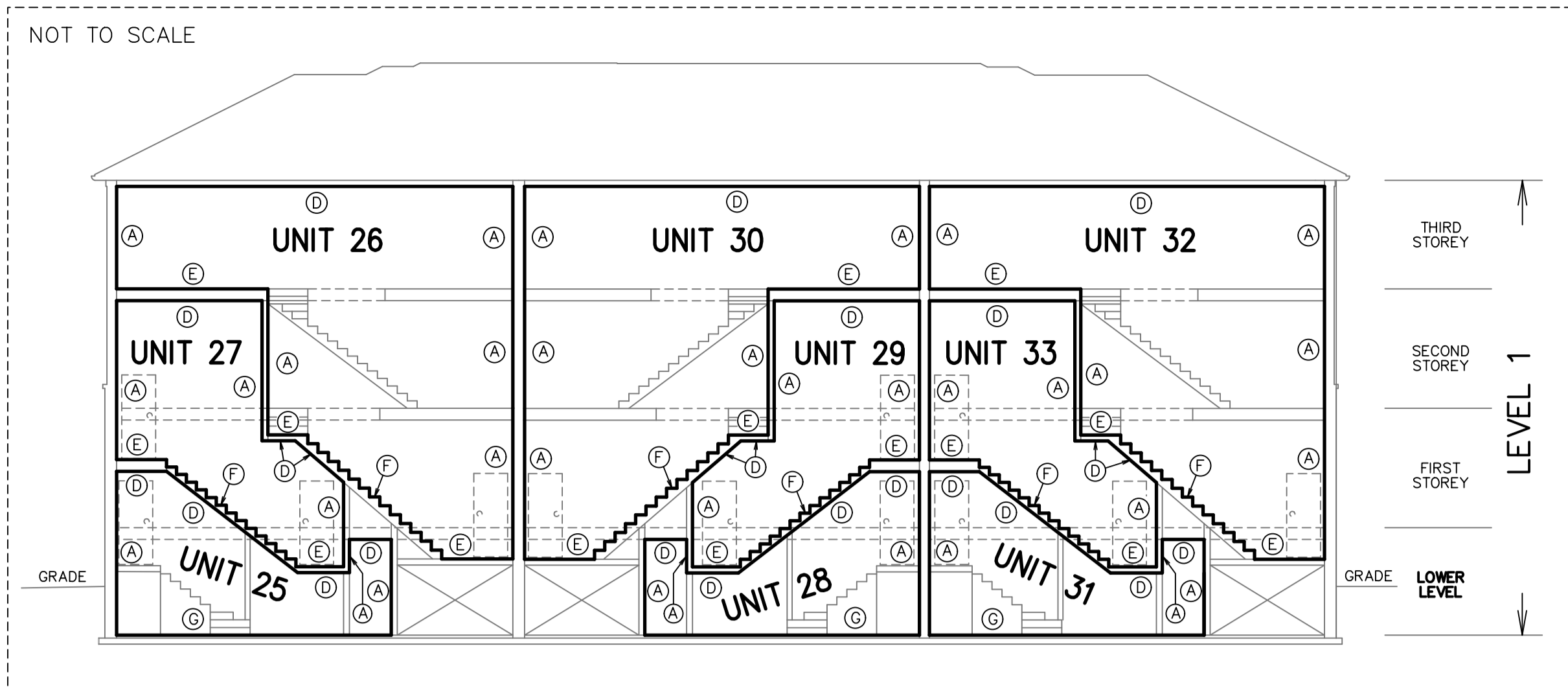
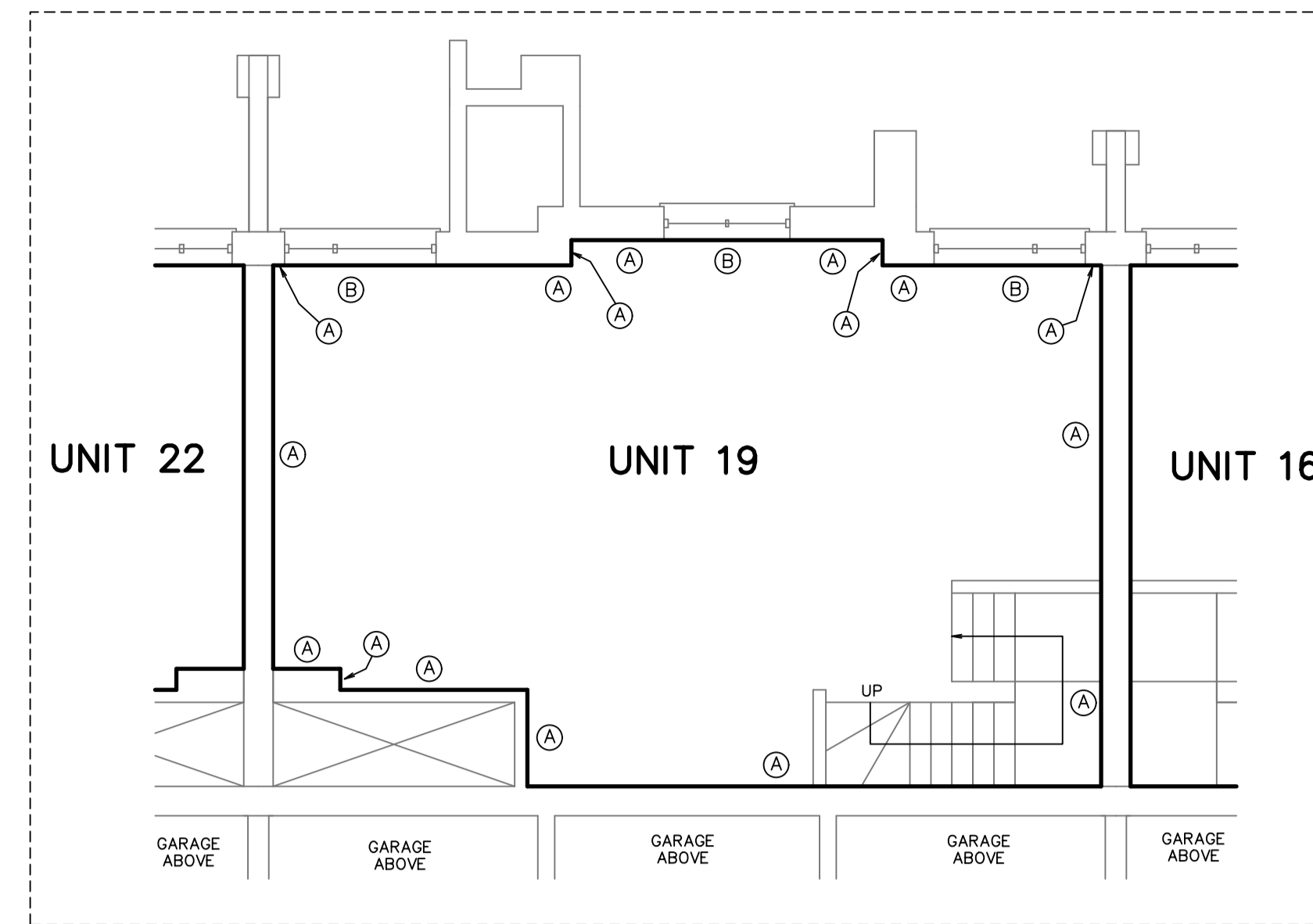


CROSS SECTION "C" - "C"  
ILLUSTRATING TYPICAL VERTICAL UNIT BOUNDARIES  
FOR UNITS 1 TO 57, BOTH INCLUSIVE ON LEVEL 1



DETAIL "A"  
PLAN VIEW ILLUSTRATING TYPICAL UNIT BOUNDARIES FOR UNITS  
1, 4, 7, 10, 13, 16, 19, 22, 25, 28, 31, 34, 37, 40, 43, 46, 49, 52 AND 55  
ON LEVEL 1 (LOWER LEVEL)



NOTES

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B, BY REAL-TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS) (2010.0).

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

POINT ID EASTING NORTHING

ORP (A)	592 832.38	4 842 090.16
ORP (B)	592 967.97	4 842 106.75

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

THE RESULTANT BE BETWEEN ORP (A) AND ORP (B) IS 158.21 N 70°4'00" E

INTEGRATION DATA

POINT ID	EASTING	NORTHING
ORP (A)	592 832.38	4 842 090.16
ORP (B)	592 967.97	4 842 106.75

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

THE RESULTANT BE BETWEEN ORP (A) AND ORP (B) IS 158.21 N 70°4'00" E

INDEX OF PARTS

PART	SHEET(S)	DESCRIPTION
1	2	PLAN OF SURVEY OF THE CONDOMINIUM PROPERTY, THE ILLUSTRATION OF THE SERVIENT INTERESTS AND THE DESIGNATION OF THE UNITS ON LEVEL 1
2	1	PLAN OF SURVEY OF THE EXCLUSIVE USE PORTIONS OF THE CONDOMINIUM ON LEVEL 1
3	XX	ARCHITECTURAL PLANS
4	N/A	STRUCTURAL PLANS

PEEL STANDARD CONDOMINIUM PLAN No.

LEVEL 1

REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF PEEL (No.43) AT \_\_\_\_\_ O'CLOCK ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2025.

REPRESENTATIVE FOR THE LAND REGISTRAR

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE CONDOMINIUM ACT 1998, THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON THE XXth DAY OF FEBRUARY, 2025.
- THE DIAGRAMS OF THE UNITS SHOWN ON THIS PLAN ARE SUBSTANTIALLY ACCURATE.

JANUARY 15, 2025 DATE

GRANT T. STODWELL  
Ontario Land Surveyor

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

DECLARATION REGISTERED AS No.

THIS CONDOMINIUM COMPRISES ALL OF PIN 14252-1402 (L1)

SCHEDULE OF APPURTENANT AND SERVIENT INTERESTS  
(Pursuant to Clauses B (1) (G) And (H) of the Condominium Act 1998)

SUBJECT TO SERVIENT INTERESTS	BLOCK	PLAN	DESCRIBED IN	NOTES
	BLOCK 157	REGISTERED PLAN 43M-2112	PR4242796 PR4345254 PR4377541 DECLARATION	
TOGETHER WITH (APPURTENANT INTERESTS)	N/A	N/A	N/A	

CERTIFICATE OF DECLARANT

THIS IS TO CERTIFY THAT THE PROPERTY INCLUDED IN THIS PLAN HAS BEEN LAID OUT INTO UNITS AND COMMON ELEMENTS IN ACCORDANCE WITH MY INSTRUCTIONS.

ZANCOR HOMES (CALEDON) LTD.

DATED AT THIS DAY OF \_\_\_\_\_ 2025.

FABRIZIO CORTIOLUCCI  
(PRESIDENT)

I HAVE THE AUTHORITY TO BIND THE CORPORATION

BLOCK 157  
REGISTERED PLAN 43M-2112  
TOWN OF CALEDON  
REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 250

J. D. BARNES LIMITED

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

LEGEND FOR UNIT BOUNDARIES

UNIT DEFINITION:

MONUMENTS CONTROLLING THE EXTENT AND LOCATION OF THE UNITS ARE THE WALLS, FLOORS AND CEILINGS AS MORE PARTICULARLY DESCRIBED IN SCHEDULE "C" OF THE DECLARATION.

AREAS NOT DESIGNATED AS UNITS ARE COMMON ELEMENTS.

- (A) DENOTES THE BACKSIDE SURFACE OF THE DRYWALL SHEATHING AND PRODUCTION
- (B) DENOTES THE UNIT SIDE SURFACE OF WINDOW AND WINDOW FRAME IN THE CLOSED POSITION
- (C) DENOTES THE UNIT SIDE SURFACE OF DOOR AND DOOR FRAME IN THE CLOSED POSITION
- (D) DENOTES THE UPPER SURFACE OF THE DRYWALL SHEATHING AND/OR SUSPENDED DRYWALL CEILING
- (E) DENOTES THE UPPER SURFACE OF THE UNFINISHED WOOD FLOOR BOARDS SEPARATING THE UNIT FROM ANOTHER SUCH UNIT BELOW OR THE COMMON ELEMENT
- (F) DENOTES THE UPPER SURFACE OF THE UNFINISHED WOOD STAIRS SEPARATING THE UNIT FROM ANOTHER SUCH UNIT OF THE COMMON ELEMENT
- (G) DENOTES THE UPPER SURFACE OF THE CONCRETE FLOOR SLAB
- (H) DENOTES THE LOWER SURFACE OF DOOR FRAME
- (I) DENOTES THE UPPER SURFACE OF DOOR THRESHOLD
- (J) DENOTES THE UNIT SIDE SURFACE OF THE UNFINISHED CONCRETE FOUNDATION WALL
- (K) DENOTES THE UNIT SIDE SURFACE OF DOOR FRAME

MUNICIPAL APPROVAL

PARTS 1 AND 2 APPROVED AND PARTS 3, 4 AND 5 EXEMPTED UNDER SECTION 50 OF THE CONDOMINIUM ACT AND SECTION 51 OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, BY THE MANAGER OF DEVELOPMENT AND DESIGN, PLANNING DEPARTMENT OF THE CORPORATION OF THE TOWN OF CALEDON.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025.

MANAGER OF DEVELOPMENT AND DESIGN  
PLANNING DEPARTMENT  
THE CORPORATION OF THE TOWN OF CALEDON

LEGEND

- DENOTES SURVEY MONUMENT FOUND
- SB DENOTES SURVEY MONUMENT SET
- SB# DENOTES STANDARD IRON BAR
- S#B DENOTES SHORT STANDARD IRON BAR
- IP# DENOTES IRON BAR
- IP#B DENOTES CONCRETE PIN WITH WASHER
- IP#C DENOTES CUT DRESS
- IP#D DENOTES PLASTIC BAR
- IP#E DENOTES WIRELESS
- P1 DENOTES PLAN 43M-2112
- P2 DENOTES SURVEYORS REAL PROPERTY REPORT BY J.D. BARNES LTD., DATED JANUARY 27, 2022, REF. NO. 21-30-743-00-133-136
- MS# DENOTES MAPPED
- RPE DENOTES R-PIPE SURVING LTD.

ALL BUILDING TIES ARE TAKEN TO CONCRETE FOUNDATION AND ARE AT RIGHT ANGLES TO THE LOT LIMITS.

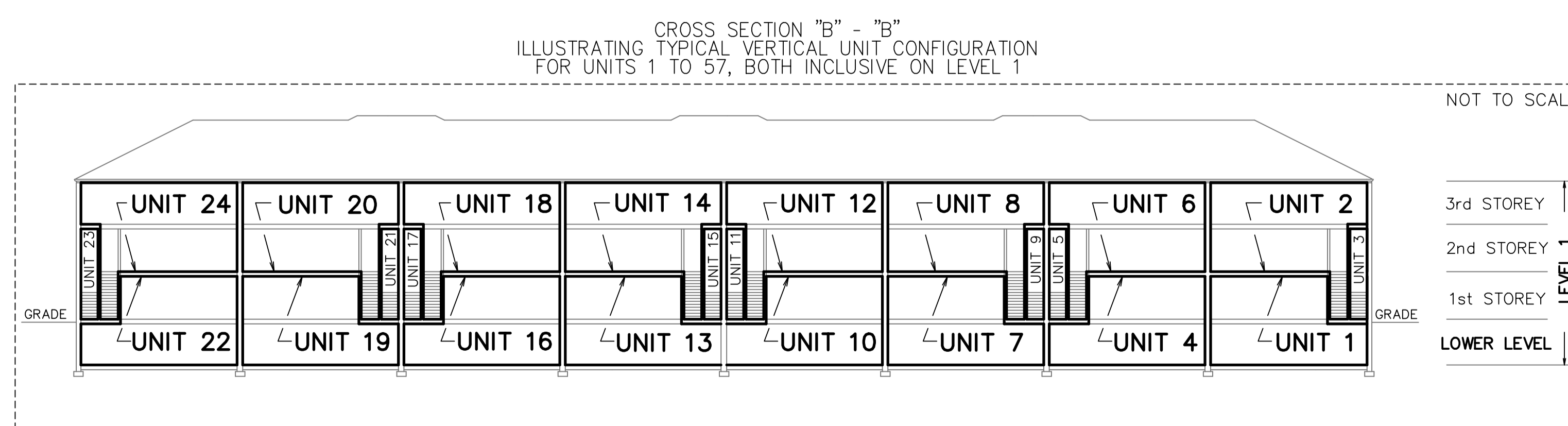
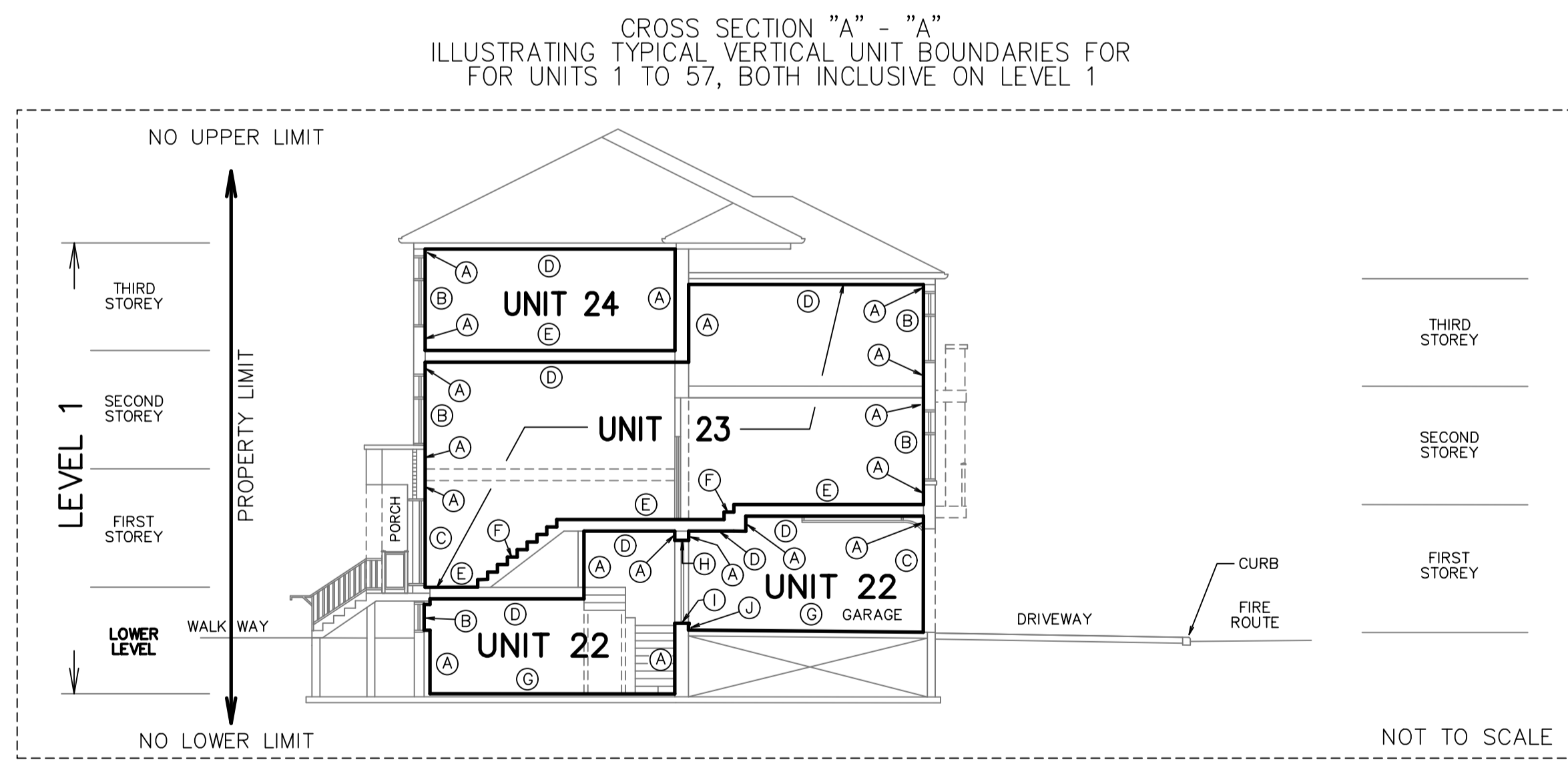
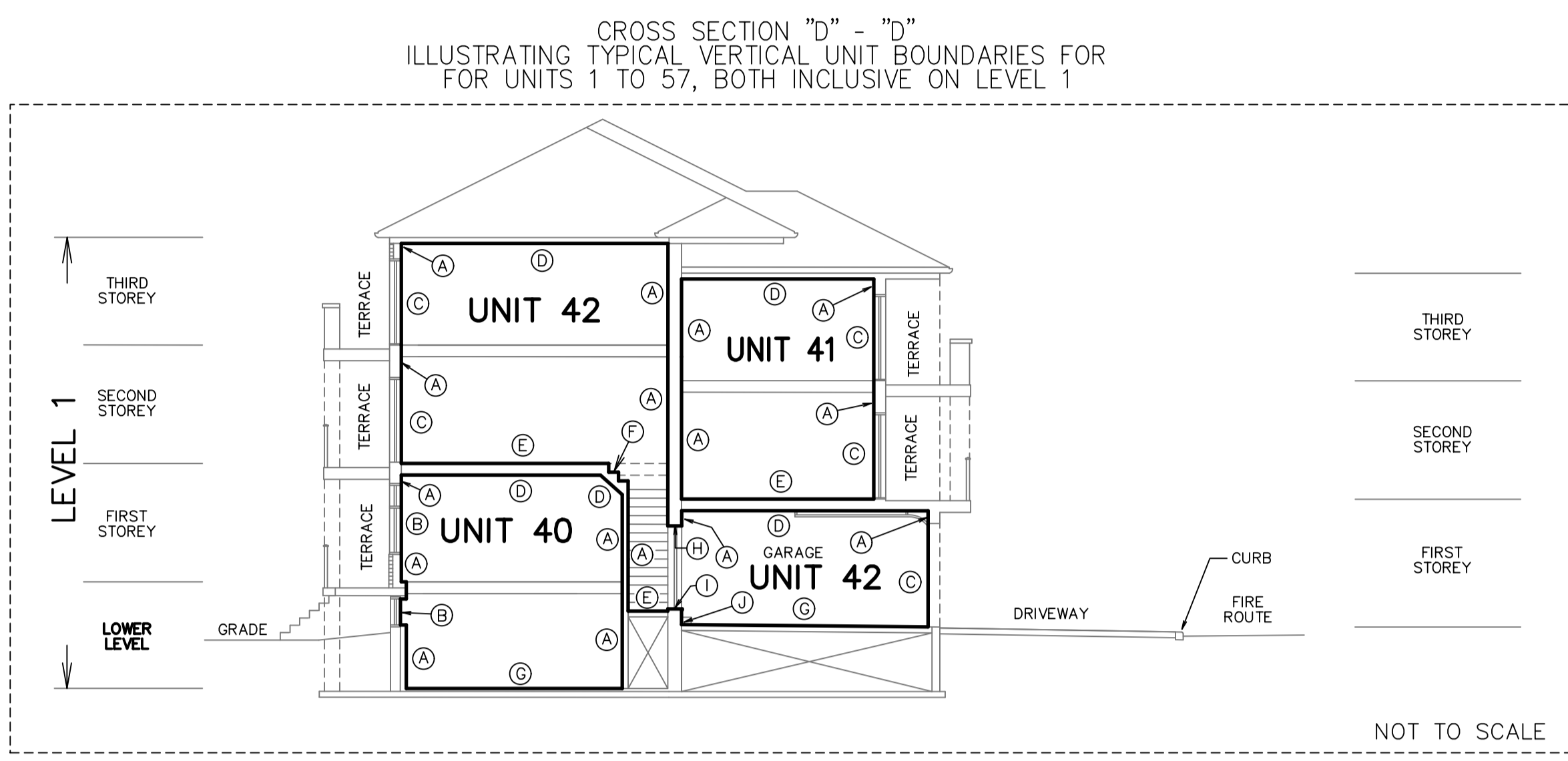
MANAGER OF DEVELOPMENT AND DESIGN  
PLANNING DEPARTMENT  
THE CORPORATION OF THE TOWN OF CALEDON

J.D. BARNES SURVEYING & MAPPING LIMITED GIS LAND INFORMATION SPECIALISTS

90 WHEELABRATOR WAY, SUITE A, MILTON, ON L7T 3C1  
T: (905) 875-9955 F: (905) 875-9956 www.jdbarnes.com

DRAWN BY: ML CHECKED BY: GS REFERENCE NO.: 21-30-743-06-CONDO-SHEET-1  
FILE: C:\21-30-743\06\Drawings\21-30-743-06-CONDO-sheet-1.dgn DATE: JANUARY 15, 2025  
PLOTTED: 2025-01-15

TOWN OF CALEDON  
PLANNING  
RECEIVED  
February 25th, 2025



PLAN VIEW SHOWING RESIDENTIAL UNITS 1, 4, 7, 10, 13, 16, 19, 22, 25, 28, 31, 34, 37, 40, 43, 46, 49, 52 AND 55 ON LEVEL 1 (LOWER LEVEL)

