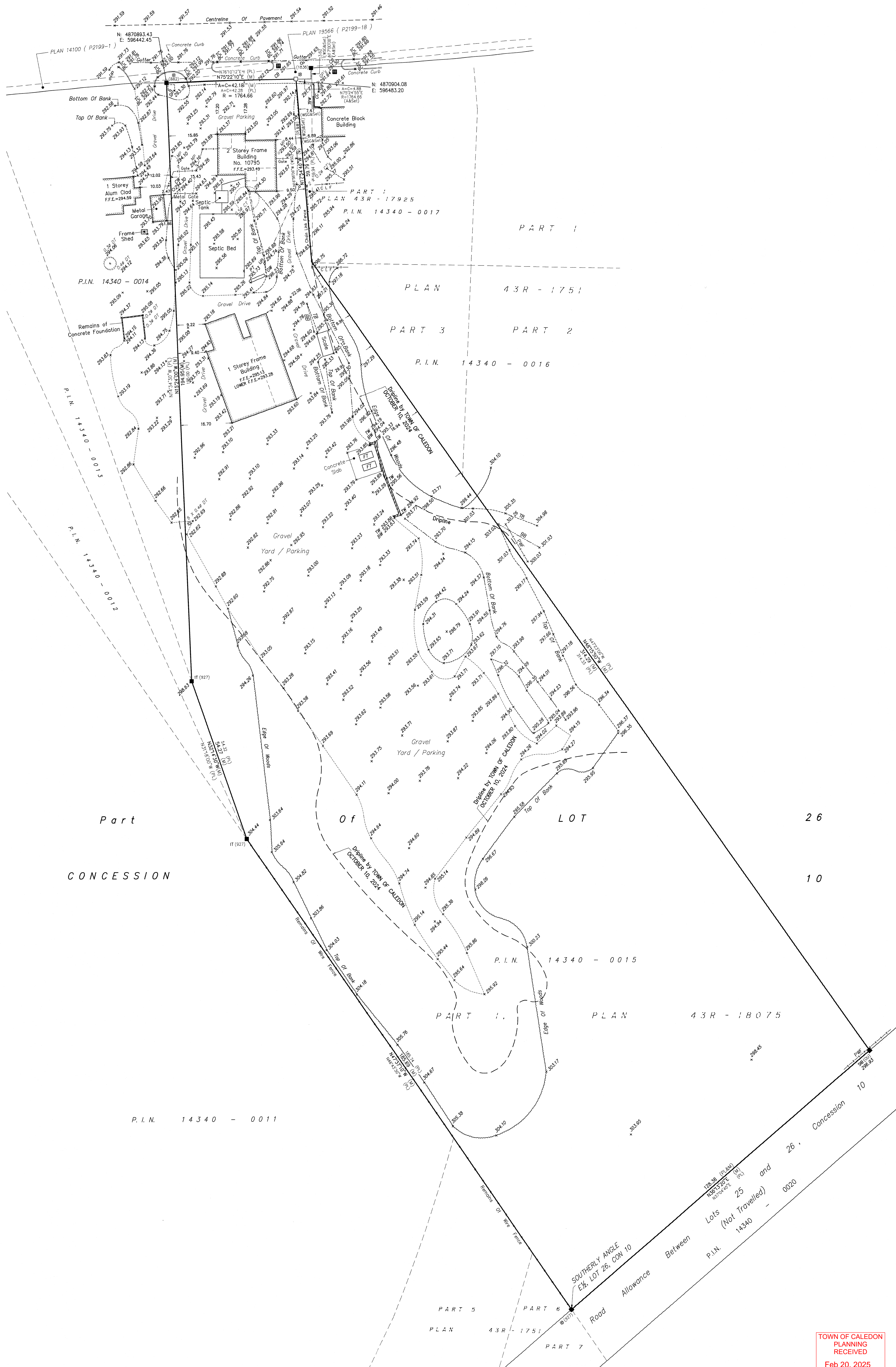


THE KING'S HIGHWAY NO. 9

( Road Allowance Between The Townships of Albion and Tecumseth )

P.I.N. 14340 - 0133

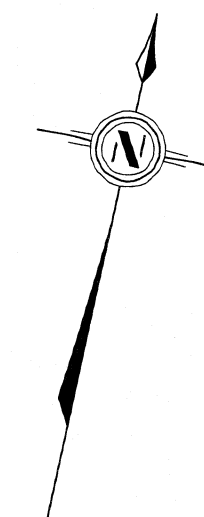


SURVEYOR'S REAL PROPERTY REPORT - PART 1

Part of LOT 26  
CONCESSION 10  
GEOGRAPHIC TOWNSHIP OF ALBION  
TOWN of CALEDON  
REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 600  
10m 5m 0m 5m 10m 20m  
AVANTI SURVEYING INC.  
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METRIC  
DISTANCES AND CO-ORDINATES SHOWN ON THIS PLAN  
ARE IN METRES AND CAN BE CONVERTED TO FEET BY  
DIVIDING BY 0.3048.



BEARING NOTE

BEARINGS ARE UTM GRID DERIVED FROM SPECIFIED  
CONTROL POINTS 08B1870428 AND 08B2010813, UTM  
ZONE 17, NAD83 (CSRS)

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

	NORTHING	EASTING
SCP 00819870428	4870862.26	596288.66
SCP 0082010813	4871017.56	596744.26

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

DISTANCE NOTE

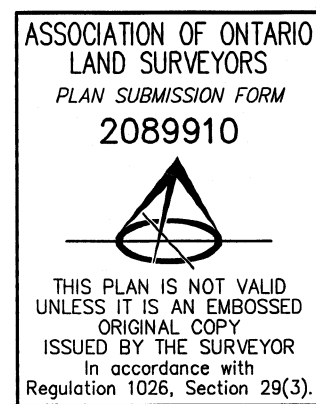
DISTANCES SHOWN HEREON ARE GROUND DISTANCES  
AND CAN BE CONVERTED TO GRID DISTANCES BY  
MULTIPLYING BY A COMBINED SCALE FACTOR OF  
0.99967479.

ELEVATION NOTE

ELEVATIONS ARE GEODETIC AND ARE REFERRED TO THE  
TOWN OF CALEDON BENCH MARK NO. 00119120377,  
HAVING A PUBLISHED ELEVATION OF 271.20 METRES.

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   |
| SIB     | ---     | STANDARD IRON BAR  |
| SSIB    | ---     | SHORT STANDARD IRON BAR  |
| CP      | ---     | CONCRETE PIN   |
| IT      | ---     | IRON TUBE  |
| PL      | ---     | PLAN 43R-18075   |
| (982)   | ---     | J. R. SNEATH, OLS  |
| (927)   | ---     | J. C. MOORE, OLS   |
| OU      | ---     | ORIGIN UNKNOWN   |
| ---     | ---     | OVERHEAD WIRES   |
| PT      | ---     | PROPANE TANK   |
| FT      | ---     | FUEL TANK  |
| SP      | ---     | SIGN POST  |
| GP      | ---     | GUARD POST   |
| MP      | ---     | METAL POST   |
| CB      | ---     | CATCH BASIN  |
| TB      | ---     | TOP OF BANK  |
| BB      | ---     | BOTTOM OF BANK   |
| CC      | ---     | CONCRETE CURB  |
| TRW     | ---     | TIMBER RETAINING WALL  |
| CLF     | ---     | CHAIN LINK FENCE   |
| GW      | ---     | GUY WIRE   |
| F.F.E.  | ---     | FINISHED FLOOR ELEVATION   |
| CW      | ---     | CONCRETE WELL  |
| DT      | ---     | DECIDUOUS TREE   |
| CT      | ---     | CONIFEROUS TREE  |
| Ø       | ---     | DIAMETER   |
| TW      | ---     | TOP OF WALL  |
| BW      | ---     | BOTTOM OF WALL   |
| A       | ---     | PLAN BY AVANTI SURVEYING INC.,<br>O.L.S., DATED JANUARY 22, 2019 |
| WSG     | ---     | PLAN BY W.S. GIBSON, O.L.S.,<br>DATED NOVEMBER 8, 1961           |
| (1836)  | ---     | AVANTI SURVEYING INC., O.L.S.                                    |



SURVEYOR'S CERTIFICATE

- I CERTIFY THAT :
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
  - THE SURVEY WAS COMPLETED ON THE 7TH DAY OF MAY, 2019.

MAY 10, 2019  
DATE  
CHRIS BERESNEVICZ  
ONTARIO LAND SURVEYOR

REVISED OCTOBER 11, 2024.

REVISED FEBRUARY 05, 2020

NUCON PROPERTY MANAGEMENT

PART 2 - SURVEY REPORT

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

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

TOWN OF CALEDON  
PLANNING  
RECEIVED  
Feb 20, 2025