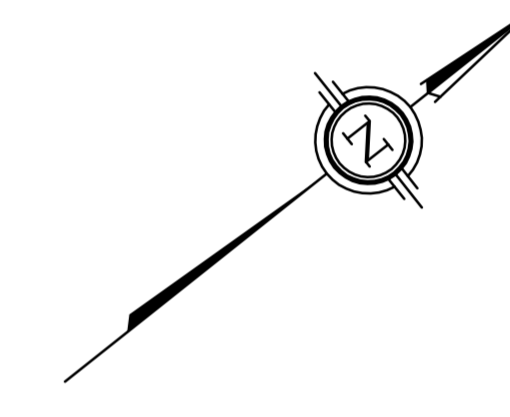


TOWN OF CALEDON
PLANNING
REGISTERED
Feb.26, 2021

SURVEYOR'S REAL PROPERTY REPORT
PART 1 - PLAN OF SURVEY OF
ALL OF BLOCK 123
REGISTERED PLAN 43M-1028
AND
ALL OF BLOCKS 63, 64 AND 70
REGISTERED PLAN 43M-1210
AND
ALL OF BLOCKS 188, 189, 190, 191, 192,
193, 201, 202, 203, 204 AND 205 AND
PART OF BLOCK 187
REGISTERED PLAN 43M-1306
AND
BLOCKS 14, 15 AND 16
REGISTERED PLAN 43M-1365
AND
PART OF LOT 5, CONCESSION 7
AND
PART OF LOT 6, CONCESSION 7
(TRAVELLED ROAD) (KNOWN AS 5 SIDEROAD)
AND
PART OF THE ROAD ALLOWANCE
BETWEEN LOTS 5 AND 6, CONCESSION 7
(KNOWN AS 5 SIDEROAD)
AND
PART OF THE ROAD ALLOWANCE
BETWEEN LOTS 5 AND 6, CONCESSION 7
(CLOSED BY BY-LAW No. 99-61, INST. LT1974409)
(GEOGRAPHIC TOWNSHIP OF ALBION)
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 500
10 0 10 20 30 METRES

HOLDING JONES VANDERVEEN INC.
ONTARIO LAND SURVEYORS
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PART 2 - REPORT

TITLE
THIS PLAN COMPRISES ALL OF PINS 14351-0136, 14351-0137, 14351-0138, 14351-1284, 14351-1285, 14351-1286, 14351-1287, 14351-1288, 14351-1289, 14351-1297, 14351-1298, 14351-1299, 14351-1300, 14351-1301, 14351-1763, 14351-1765, 14352-0337, 14352-0338, 14352-0339, 14352-0375, 14352-0376 AND 14355-0607, AND PART OF PIN 14355-1434.

REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY
SUBJECT TO AN EASEMENT AS IN INST. LT1908384 OVER PARTS 175 AND 177, PLAN 43R-23299.
SUBJECT TO AN EASEMENT AS IN INST. LT1908380 OVER PARTS 150 TO 156 BOTH INCLUSIVE, PLAN 43R-23299.
SUBJECT TO AN EASEMENT AS IN INST. LT1272967 OVER PART 14, PLAN 43R-18866.
SUBJECT TO AN EASEMENT AS IN INST. LT1272973 OVER PART 13, PLAN 43R-18866.

OCCUPATION NOTES
FENCES AS SHOWN ON PLAN.
PRECAST CONCRETE PLANTER WALL LIES ON BLOCK 201 AS SHOWN ON PLAN.
THIS PARCEL IS PARTIALLY OPENED BY AN OPEN AND TRAVELLED ROAD, KNOWN AS 5 SIDEROAD.
CONSTRUCTION FENCE AND GARDEN ADJOINING BLOCK 64, REGISTERED PLAN 43M-1210 AS SHOWN ON THE PLAN.

COMPLIANCE WITH MUNICIPAL ZONING BY-LAWS
NOT CERTIFIED BY THIS REPORT

NOTES

- IB DENOTES SURVEY MONUMENT FOUND
- SB DENOTES SURVEY MONUMENT SET
- IB DENOTES IRON BAR
- SB DENOTES STANDARD IRON BAR
- SBIB DENOTES SHORT STANDARD IRON BAR
- FB DENOTES FLASTIC BAR
- WT DENOTES WITNESS
- 760 DENOTES K. H. MCCONNELL, O.L.S.
- 922 DENOTES SCHAEFFER ORZADOW BENNETT LIMITED, O.L.S.
- 1606 DENOTES BRASON SURVEYING INCORPORATED, O.L.S.
- 1493 DENOTES YOUNG & YOUNG SURVEYING INC., O.L.S.
- JOB DENOTES J. D. BARNES LIMITED, O.L.S.
- SCP DENOTES SPECIFIED CONTROL POINT
- N DENOTES NORTH
- S DENOTES SOUTH
- E DENOTES EAST
- W DENOTES WEST
- BF DENOTES BOARD FENCE
- CF DENOTES CONSTRUCTION FENCE
- CLF DENOTES CHAIN LINK FENCE
- SNW DENOTES PRECAST CONCRETE PLANTER WALL
- NF DENOTES NO FENCE
- RIF DENOTES REMAINS OF RAIL FENCE
- WF DENOTES WIRE FENCE
- P1 DENOTES PLAN 43R-31712
- P2 DENOTES PLAN 43R-23272
- P3 DENOTES PLAN 43M-1306
- P4 DENOTES PLAN 43M-1210

ALL SURVEY MONUMENTS FOUND ARE MARKED (1493), UNLESS OTHERWISE NOTED.
UNLESS OTHERWISE NOTED ALL MISSING PROPERTY CORNERS WERE RE-ESTABLISHED BY SETTING AND CONFIRMING BEARINGS AND DISTANCES AS SHOWN ON REGISTERED PLANS 43M-1306, 43M-1365 AND 43M-1552.

BEARING, DISTANCE AND CO-ORDINATE NOTES

BEARINGS AND CO-ORDINATES ARE GRID AND ARE DERIVED FROM TRIMBLE CAN-NET NETWORK, CONFIRMED TO SPECIFIED CONTROL POINT No. 100198002 AND ARE REFERRED TO THE 6° UNIVERSAL TRANSVERSE MERCATOR GRID PROJECTION, ZONE 17, CENTRAL MERIDIAN 81°07' WEST LONGITUDE. (GCS: CRV92-2011.0)

FOR COMPARISON PURPOSES A ROTATION OF 0°42'20" SHOULD BE APPLIED TO BEARINGS AS SHOWN ON REGISTERED PLANS 43M-1306, 43M-1365 AND 43M-1552 AND 0°49'30" TO PLAN 43M-1210 AND 0°24'50" TO PLAN 43M-1028, TO ACCOUNT FOR DIFFERENT GEOGRAPHICAL REFERENCING SYSTEMS.

CO-ORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O. REG. 216/10.

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999730625.

POINT ID	EASTING	NORTHING
SCP 1001980002	604592.721	4858634.888
S08	603278.390	4858703.962
430	603130.866	4858525.173

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

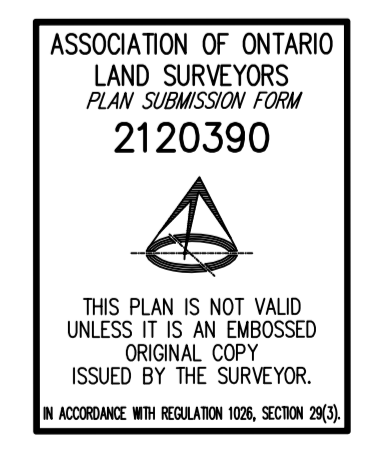
DISTANCES AND CO-ORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON OCTOBER 20, 2020.

OCTOBER 20, 2020
DATE

GARY B. VANDERVEEN
ONTARIO LAND SURVEYOR



THIS SURVEYOR'S REAL PROPERTY REPORT WAS PREPARED FOR:
TREASURE HILL

HOLDING JONES VANDERVEEN INC.
ONTARIO LAND SURVEYORS
1700 LANSTAFF ROAD, SUITE 1002
VAUGHAN, ON L4K 3S3
PHONE: 905-662-4000, EMAIL: h.j.vanderveen@h-jv.com

SCALE: 1:500 DRAWN BY: T.P. CHKD. BY: G.V. JOB NO: 15-2445-SRPR

