

INTEGRATION DATA		
OBSERVED REFERENCE POINTS (ORPs): UTM ZONE 17, NAD83 (CSRS) (2010.0).		
COORDINATES TO URBAN ACCURACY PER SECTION 14 (2) OF O.REG 216/10.		
POINT ID	EASTING	NORTHING
ORP (A)	654 377.13	4 779 726.81
ORP (B)	654 408.86	4 779 568.33
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		
THE RESULTANT TIE BETWEEN ORP (A) AND ORP (B) IS 161.62 (GROUND), N 11°19'25" W		

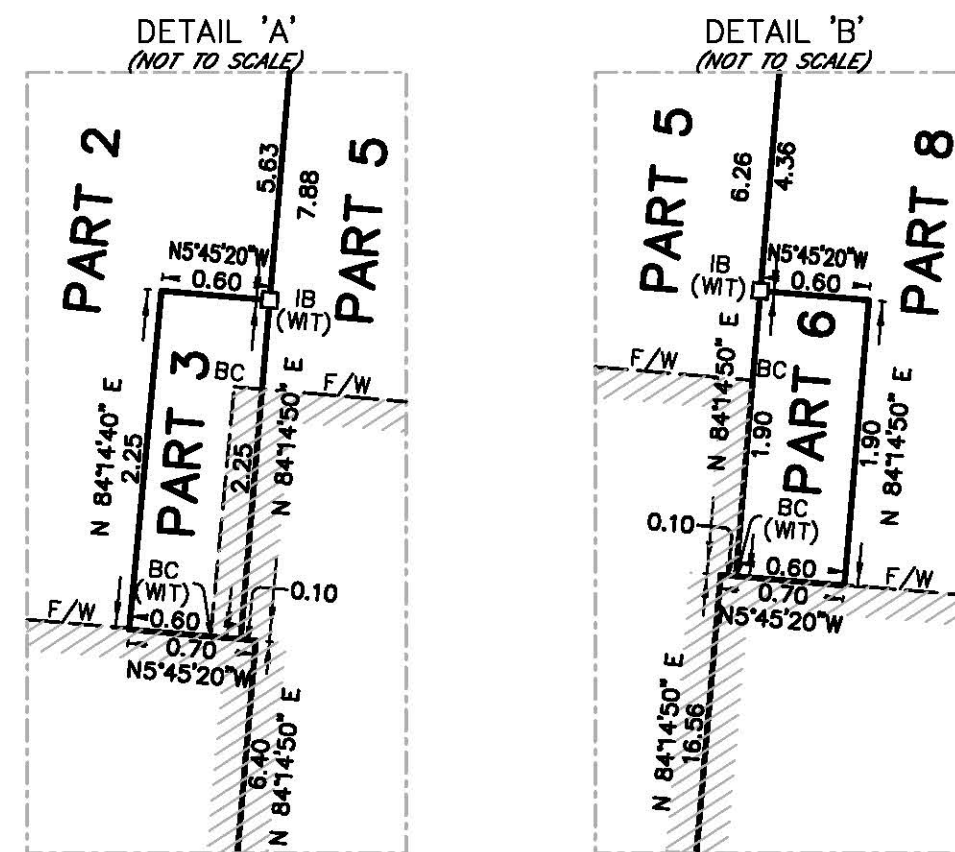
NOTES

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).

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999874

CADASTRAL POINTS HAVE BEEN RE-ESTABLISHED AT THEIR COORDINATE POSITION BASED ON FOUND SURVEY EVIDENCE AND A CONTROL NETWORK COMPLETED BY J.D. BARNES LIMITED (FILE No. 2023) AT THE TIME OF SUBDIVISION REGISTRATION.

ALL SET SSIB AND PB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH SECTION 11 (4) OF O.REG. 525/91.



SCHEDULE				
PART	BLOCK	PLAN	PIN	AREA
1	PART OF BLOCK 71	30M-375	ALL OF 46374-0506 (LT)	37.8 sq.m
2				369.2 sq.m
3				1.4 sq.m
4				0.7 sq.m
5				282.0 sq.m
6	PART OF BLOCK 72		PART OF 46374-0445 (LT)	1.1 sq.m
7				0.6 sq.m
8				323.7 sq.m
9				74.6 sq.m
10				62.0 sq.m
11	PART OF BLOCK 71		ALL OF 46374-0508 (LT)	52.5 sq.m
12				47.4 sq.m
13				46.1 sq.m

PART 1 IS SUBJECT TO AN EASEMENT IN GROSS AS IN INSTR. No. NR168846

PLAN 30R-16038

Received and deposited

November 17th, 2022

Barbara Caira

Representative for the
Land Registrar for the
Land Titles Division of
Niagara North (No.30)

PLAN OF SURVEY OF

PART OF BLOCK 71 AND PART OF BLOCK 72 REGISTERED PLAN 30M-375

TOWN OF NIAGARA-ON-THE-LAKE

REGIONAL MUNICIPALITY OF NIAGARA

SCALE 1 : 250



THE INTENDED PLOT SIZE OF THIS PLAN IS 610mm IN WIDTH BY 457mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:250

J. D. BARNES LIMITED

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

LEGEND

■	DENOTES	SURVEY MONUMENT FOUND
□	DENOTES	SURVEY MONUMENT SET
SSIB	DENOTES	SHORT STANDARD IRON BAR
IB	DENOTES	IRON BAR
PB	DENOTES	PLASTIC BAR
CP	DENOTES	CONCRETE PIN AND WASHER
WIT	DENOTES	WITNESS
MEAS	DENOTES	MEASURED
JDB	DENOTES	J.D. BARNES LIMITED
BC	DENOTES	BUILDING CORNER
F/W	DENOTES	FOUNDATION WALL
P1	DENOTES	REGISTERED PLAN 30M-375
P2	DENOTES	PLAN 30R-13036
P3	DENOTES	PLAN 30R-15962
P4	DENOTES	PLAN 30R-14439

N=NORTH / S=SOUTH / E=EAST / W=WEST

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON OCTOBER 17, 2022.

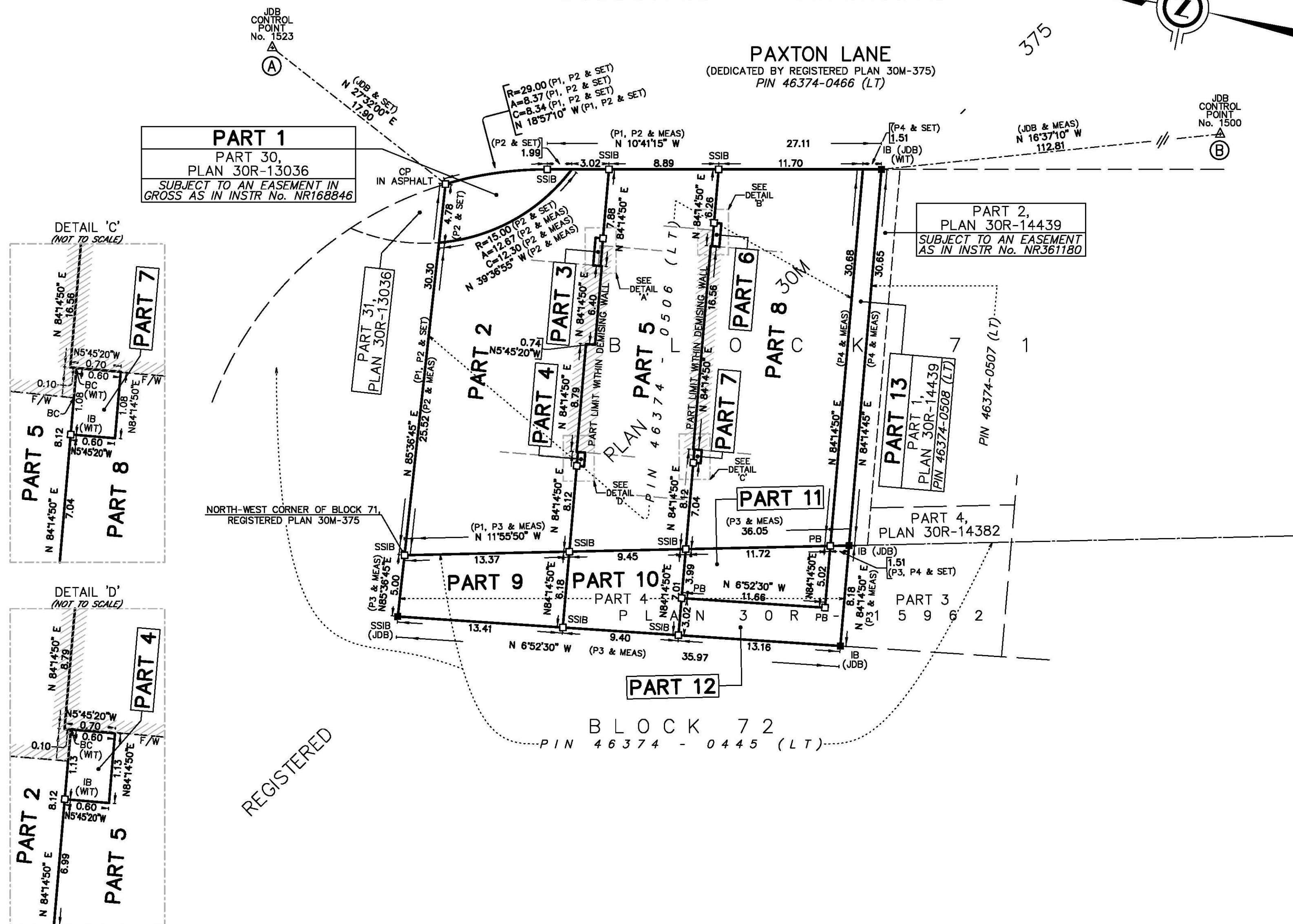
NOVEMBER 11, 2022.
DATE

Allan J. Heywood
ALLAN J. HEYWOOD
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER R-V33452

		J.D. BARNES SURVEYING LIMITED MAPPING GIS			
		LAND INFORMATION SPECIALISTS 4318 PORTAGE ROAD - UNIT 2, NIAGARA FALLS, ON L2E 6A4 T: (905) 358-3693 F: (905) 358-6224 www.jdbarnes.com			
DRAWN BY:	JN	CHECKED BY:	BM/AH	REFERENCE NO.:	15-16-371-00
FILE: G:\30M\30m-375\00\Drawing\REFe\15-16-371-00-BLOCK 71.dgn					

PLOTTED: 11/14/2022



INTEGRATION DATA		
OBSERVED REFERENCE POINTS (ORPs): UTM ZONE 17, NAD83 (CSRS) (2010.0).		
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THE RESULTANT TIE BETWEEN ORP (A) AND ORP (B) IS 161.62 (GROUND), N11°19'25"W

NOTES

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ALL SET SSIB AND PB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH SECTION 11 (4) OF O.REG. 525/91.

SCHEDULE				
PART	BLOCK	PLAN	PIN	AREA
1	PART OF 71	30M-375	PART OF 46374-0506 (LT)	35.2 sq.m

PLAN 30R-16078

Received and deposited

February 17th, 2023

Kevin Oikonen

Representative for the
Land Registrar for the
Land Titles Division of
Niagara North (No.30)

PLAN OF SURVEY OF

PART OF BLOCK 71
REGISTERED PLAN 30M-375
TOWN OF NIAGARA-ON-THE-LAKE
REGIONAL MUNICIPALITY OF NIAGARA

SCALE 1 : 250



THE INTENDED PLOT SIZE OF THIS PLAN IS 610mm IN WIDTH BY 356mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:250

J. D. BARNES LIMITED

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

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON OCTOBER 17, 2022

FEBRUARY 9, 2023
DATE

Allan J. Heywood
ALLAN J. HEYWOOD
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-39711

LEGEND

■	DENOTES	SURVEY MONUMENT FOUND
SSIB	DENOTES	SHORT STANDARD IRON BAR
IB	DENOTES	IRON BAR
PB	DENOTES	PLASTIC BAR
WT	DENOTES	WITNESS
MEAS	DENOTES	MEASURED
JDB	DENOTES	J.D. BARNES LIMITED
P1	DENOTES	PLAN 30R-16038
CP	DENOTES	CONCRETE PIN



J.D.BARNES
LIMITED
LAND INFORMATION SPECIALISTS
4318 PORTAGE ROAD - UNIT 2, NIAGARA FALLS, ON L2E 6A4
T: (905) 358-3693 F: (905) 358-6224 www.jdbarnes.com

SURVEYING
MAPPING
GIS

DRAWN BY: TS	CHECKED BY: AH	REFERENCE NO.: 15-16-371-00
FILE: G:\30M\30m-375\00\Drawing\REFs\15-16-371-00 PART BLOCK 71.dgn		

PLOTTED: 2/14/2023