

BEARING NOTE

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B BY REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS) (2010)

DISTANCE NOTE

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999818.

OBSERVED REFERENCE POINTS (ORPs): UTM ZONE 17, NAD 83 (CSRS) (2010). CO-ORDINATES TO URBAN ACCURACY PER SEC. 14 (2) OF O.REG. 216/10

POINT ID	NORTHING	EASTING
ORP A	4767352.564	640868.126
ORP B	4767488.644	640813.317

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

SCHEDULE			
PART	LOT	PLAN/CONCESSION	PIN
1	PART OF BLOCK 4	PLAN 59M-432	PART OF PIN 64063-0544(LT)
2			
PARTS 1 AND 2: SUBJECT TO EASEMENT AS IN SN535625			

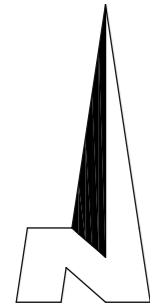
PLAN 59R-18205

Received and deposited

November 1st, 2024

Alison Chiu

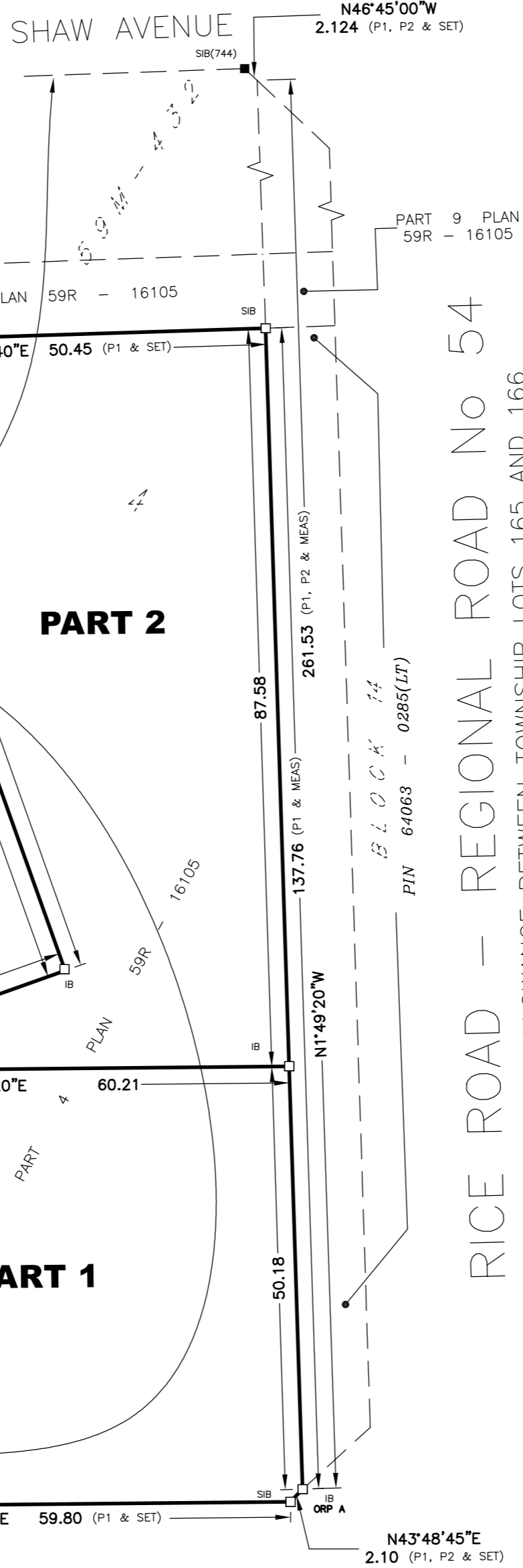
Representative for the
Land Registrar for the
Land Titles Division of
Niagara South (No.59)



BLOCK

PIN 64063 - 0544(LT)
(SUBJECT TO EASEMENT AS IN SN535625)

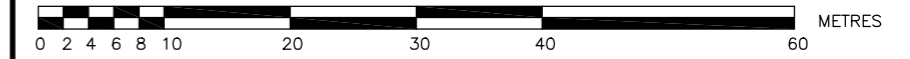
PART 1 PLAN 59R - 16105



PLAN OF SURVEY OF
PART OF BLOCK 4
PLAN 59M-432

TOWN OF PELHAM
REGIONAL MUNICIPALITY OF NIAGARA

SCALE 1 : 600



DONALD G. CHAMBERS
ONTARIO LAND SURVEYOR

THE INTENDED PLOT SIZE OF THIS PLAN IS 430mm IN WIDTH BY 424mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:600

LEGEND

■	DENOTES	SURVEY MONUMENT FOUND
□		SURVEY MONUMENT SET
SIB		STANDARD IRON BAR
SSIB		SHORT STANDARD IRON BAR
IB		IRON BAR
CP		CONCRETE PIN
RIB		ROUND IRON BAR
IP		IRON PIPE
MEAS		MEASURED
WIT		WITNESS
OU		ORIGIN UNKNOWN
N/S/E/W		NORTH/SOUTH/EAST/WEST
PIN		PROPERTY IDENTIFICATION NUMBER
P1		PLAN 59R-16105
P2		PLAN 59M-432
JDB		J. D. BARNES, O.L.S.
744		R. J. MATTHEWS, O.L.S.

METRIC NOTE

DISTANCES AND 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:
1) 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;
2) THE SURVEY WAS COMPLETED ON THE 8th DAY OF OCTOBER, 2024.

OCT. 23, 2024

DATE

Donald G. Chambers
DONALD G. CHAMBERS, B. Sc., O.L.S.

THIS PLAN OF SURVEY RELATES TO A.O.L.S. PLAN SUBMISSION FORM V-88002

CHAMBERS AND ASSOCIATES
SURVEYING LTD

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SUMMERSIDES BOULEVARD

BY PLAN 59M - 432

PIN 64063 - 0291(LT)

RICE ROAD - REGIONAL ROAD No 54
ORIGINAL ROAD ALLOWANCE BETWEEN TOWNSHIP LOTS 165 AND 166

BLOCK 14
PIN 64063 - 0285(LT)