

**LOT COVERAGES**

PART	LOT AREA	COVERAGE	LOT COVERAGE (%)
1	4925.0 sq.m	234.8 sq.m	4.77%
2	6010.8 sq.m	113.5 sq.m	1.89%
3 & 4	17.7 ha	±3310.3 sq.m	1.87%

**NOTE: THIS SKETCH IS NOT A PLAN OF SURVEY**

SKETCH FOR PLANNING PURPOSES ONLY

**280, 298, 282 NIVEN ROAD**  
**TOWN OF NIAGARA-ON-THE-LAKE**  
 REGIONAL MUNICIPALITY OF NIAGARA

SCALE 1 : 1000



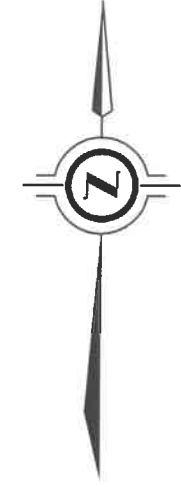
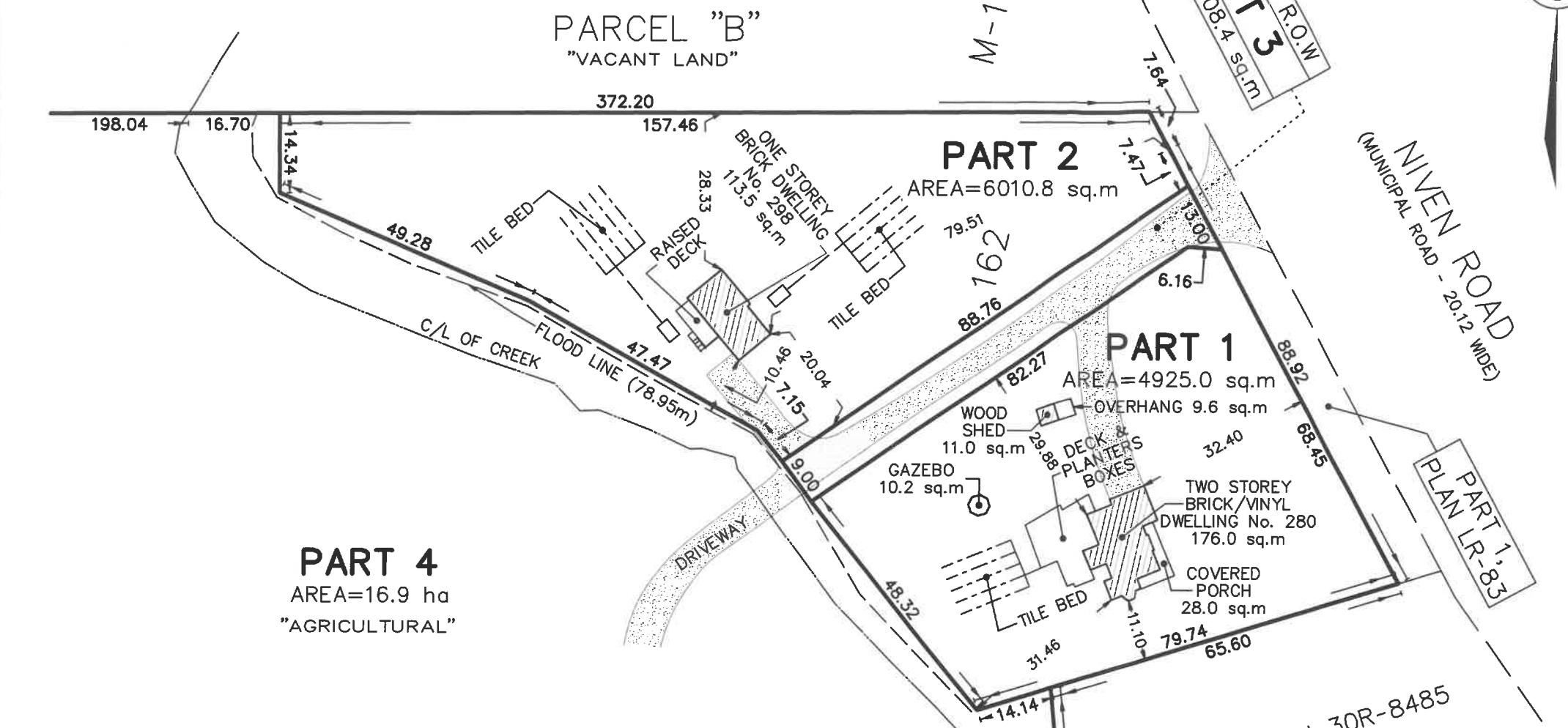
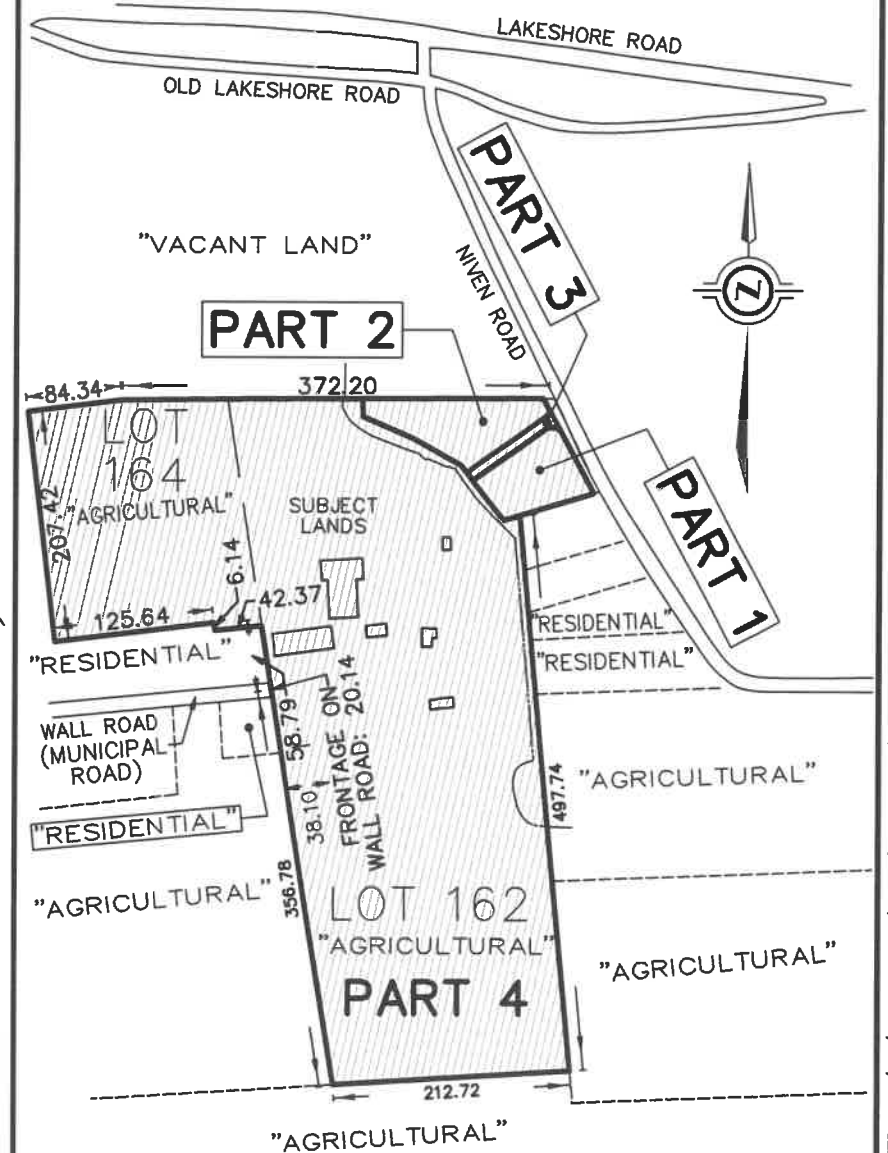
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**METRIC NOTE**

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

**KEY PLAN (not to scale)**  
 TOWN OF NIAGARA-ON-THE-LAKE



**LEGAL DESCRIPTION**

PART OF LOT 162 AND PART OF LOT 164, PLAN M-11

BOUNDARY INFORMATION HAS BEEN DERIVED FROM AVAILABLE RECORDS AND/OR FIELD MEASUREMENTS. THIS IS NOT A PLAN OF SURVEY.

SOME FEATURES SHOWN ON PART 4 OF THIS SKETCH HAVE BEEN DIGITIZED FROM AERIAL PHOTOGRAPHY - LOCATION IS APPROXIMATE.

*Allan Heywood*  
 ALLAN HEYWOOD  
 ONTARIO LAND SURVEYOR

MARCH 30, 2023.  
 DATE

**J.D. BARNES LIMITED**  
 SURVEYING 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

JN	DRAWN
AH	CHECKED
03/30/2023	DATED:
22-16-213-00	Ref. No.

**CAUTION**

- (A) THIS IS NOT A PLAN OF SURVEY AND SHALL NOT BE USED EXCEPT FOR THE PURPOSE INDICATED IN THE TITLE BLOCK.
- (B) THIS SKETCH IS PROTECTED BY COPYRIGHT.