

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)	652383.78	4788240.40
ORP (B)	652308.74	4788112.68
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 148.13 (GROUND), N30°25'10"E		

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 0.999878

FOR BEARING COMPARISONS, A ROTATION OF 0°20'30" COUNTER-CLOCKWISE HAS BEEN APPLIED TO BEARINGS ON P4.

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	LOT	PLAN	PIN	AREA
1	PART OF 4	TP 163	ALL OF 46388-0012 (LT)	1539.6 sq.m
2				1539.6 sq.m
3				114.3 sq.m

PLAN 30R-16140

Received and deposited

July 12th, 2023

Dayna Spencer

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

PLAN OF SURVEY OF
PART OF LOT 4
TP PLAN 163
TOWN OF NIAGARA-ON-THE-LAKE
REGIONAL MUNICIPALITY OF NIAGARA

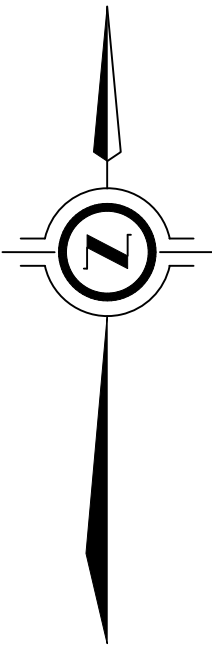
SCALE 1 : 250

5 0 5 10 15 metres

THE INTENDED PLOT SIZE OF THIS PLAN IS 610mm IN WIDTH BY 610mm 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
SIB	DENOTES	STANDARD IRON BAR
IB	DENOTES	IRON BAR
WIT	DENOTES	WITNESS
MEAS	DENOTES	MEASURED
539	DENOTES	D. G. URE, O.L.S.
567	DENOTES	R. BLAKE ERWIN, O.L.S.
744	DENOTES	MATTHEWS, CAMERON, HEYWOOD-KERRY T. HOWE SURVEYING LTD.
1339	DENOTES	W. A. MASCOE, O.L.S.
JDB	DENOTES	J.D. BARNES LIMITED
P1	DENOTES	PLAN 30R-13920
P2	DENOTES	PLAN 30R-14901
P3	DENOTES	KIRKUP MASCOE URE SURVEYING LTD.
P4	DENOTES	SRPR 2007-0042-4, DATED APRIL 18, 2018.
		PLAN OF SURVEY BY R. BLAKE ERWIN O.L.S., FILE 66-903
		AS AMENDED ON JUNE 3, 1970.

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

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 JULY 5, 2023

JULY 6, 2023
DATE

ALLAN J. HEYWOOD
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM # V-46003

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

DRAWN BY:	SC	CHECKED BY:	BM/AH	REFERENCE NO.:	23-16-016-00
FILE: G:\2023\23-16-016-00\Drawing\23-16-016-00-REF.dwg					

PLOT DATE: ---

