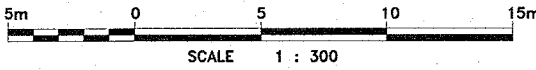


PLAN OF SURVEY OF  
OF BLOCKS 31 AND 33  
REGISTERED PLAN 59M - 476  
TOWN OF PELHAM  
REGIONAL MUNICIPALITY OF NIAGARA



KIRKUP MASCOE URE SURVEYING LTD.  
ONTARIO LAND SURVEYORS



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

- LEGEND & NOTES**
- SIB DENOTES STANDARD IRON BAR
  - IB DENOTES IRON BAR
  - CP DENOTES CONCRETE PIN
  - Ø DENOTES ROUND
  - IT DENOTES IRON TUBE
  - DENOTES SURVEY MONUMENT FOUND
  - DENOTES SURVEY MONUMENT SET
  - OU DENOTES ORIGIN UNKNOWN
  - 1339 DENOTES W. A. MASCOE, O.L.S.
  - 539 DENOTES D. G. URE, O.L.S.
  - WIT DENOTES WITNESS

DEPOSITED UNDER THE LAND  
TITLES ACT.

APRIL 12, 2021  
DATE

*William A. Mascoe*  
WILLIAM A. MASCOE  
ONTARIO LAND SURVEYOR

PLAN 59R-16939  
RECEIVED AND DEPOSITED  
*April 15, 2021*  
DATE  
*R. Lane*  
REPRESENTATIVE FOR THE LAND  
REGISTRAR FOR THE LAND  
TITLES DIVISION OF NIAGARA  
SOUTH (No. 59)

SCHEDULE				
PART	BLOCK	PLAN	P.I.N.	AREA
1	ALL OF BLOCK 33	REGISTERED PLAN 59M-476	ALL OF 64067-0356(LT)	249.8 m²
2				201.3 m²
3				201.3 m²
4				249.8 m²
5	ALL OF BLOCK 31	REGISTERED PLAN 59M-476	ALL OF 64067-0354(LT)	121.2 m²
6				222.6 m²
7				210.3 m²
8				21.0 m²
9				210.3 m²
10				21.0 m²
11				210.3 m²
12				21.0 m²
13				250.5 m²
14				25.0 m²

PART 5, 8, 10, 12 AND 14 ARE SUBJECT TO EASEMENT AS IN SN630667

**INTEGRATION DATA**

OBSERVED REFERENCE POINTS (ORPs) : UTM ZONE 17, NAD83 (ORIGINAL) (1997.0).		
COORDINATE VALUES ARE TO URBAN ACCURACY PER SEC. 14 (2) OF ONTARIO REGULATION 216/10.		
ORP	NORTHING	EASTING
Ⓕ	4766423.66	640766.64
Ⓖ	4766255.79	640772.53
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		

**BEARING NOTE**

BEARINGS ARE GRID, DERIVED FROM GPS OBSERVATIONS ON OBSERVED REFERENCE POINTS F AND G USING THE CAN-NET VRS NETWORK AND ARE REFERRED TO THE CENTRAL MERIDIAN OF UTM ZONE 17 (81° WEST LONGITUDE) NAD 83 (CSRS) (1997).

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING THE COMBINED SCALE FACTOR OF 0.99982.

**SURVEYOR'S CERTIFICATE**

- I CERTIFY THAT:
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT, AND THE REGULATIONS MADE UNDER THEM.
  - THE SURVEY WAS COMPLETED ON THE 12TH DAY OF APRIL, 2021.

APRIL 12, 2021  
DATE

*William A. Mascoe*  
WILLIAM A. MASCOE  
ONTARIO LAND SURVEYOR

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