

PARTS SCHEDULE																										
PART	LOT	CON/PLAN	P.I.N.	AREA	PART	LOT	CON/PLAN	P.I.N.	AREA	PART	LOT	CON/PLAN	P.I.N.	AREA	PART	LOT	CON/PLAN	P.I.N.	AREA							
1	LOT 10 PART OF LOT 11	PLAN 12M-598	PART OF 75175-1340	1277.4 sq m	11	PART OF LOT 24	PLAN 12M-598	PART OF 75175-1340	823.7 sq m	16	PART OF LOT 29 PART OF LOT 30	PLAN 12M-598	PART OF 75175-1340	979.3 sq m	21	PART OF LOT 36 PART OF LOT 37	PLAN 12M-598	PART OF 75175-1339	976.8 sq m	26	LOT 45 PART OF LOT 46					
2	PART OF LOT 11 PART OF LOT 12			1093.2 sq m	12	PART OF LOT 24 PART OF LOT 25			933.2 sq m	17	PART OF LOT 30 LOT 31 PART OF LOT 32			979.3 sq m	22	PART OF LOT 37 LOT 38 PART OF LOT 39			976.8 sq m	27	PART OF LOT 46 PART OF LOT 47					
3	PART OF LOT 12 LOT 13 PART OF LOT 14			1093.2 sq m	13	PART OF LOT 25 LOT 26 PART OF LOT 27			931.9 sq m	18	PART OF LOT 32 PART OF LOT 33			979.3 sq m	23	PART OF LOT 39 PART OF LOT 40			976.8 sq m	28	PART OF LOT 47 LOT 48 PART OF LOT 49					
4	PART OF LOT 14 PART OF LOT 15			1093.2 sq m	14	PART OF LOT 27 PART OF LOT 28			947.8 sq m	19	PART OF LOT 33 LOT 34 PART OF LOT 35			1143.9 sq m	24	PART OF LOT 40 PART OF LOT 41			978.5 sq m	29	PART OF LOT 49 PART OF LOT 50					
5	LOT 16 PART OF LOT 15			1093.2 sq m	15	PART OF LOT 28 PART OF LOT 29			962.5 sq m	20	LOT 35 PART OF LOT 36			1141.4 sq m	25	PART OF LOT 41 LOT 42			1038.2 sq m	30	PART OF LOT 50 LOT 51					
6	PART OF LOT 19			1096.7 sq m																						
7	PART OF LOT 19 PART OF LOT 20			1596.0 sq m																						
8	PART OF LOT 20 PART OF LOT 21			788.6 sq m																						
9	LOT 22 PART OF LOT 23			838.4 sq m																						
10	PART OF LOT 23			769.6 sq m																						

Appendix B - Draft Plan

WOODYCREST AVENUE

Part 2
EASEMENT CE592047

Part 8
EASEMENT CE576855

PLAN OF LOTS

12M-598

12M-598

PARTS 1 TO 19 (INCLUSIVE) – COMPRISE PART OF PIN 75175-1340

PARTS 20 TO 30 (INCLUSIVE) – COMPRISE ALL OF PIN 75175-1339

REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.

DATE NOVEMBER 30, 2017.

DATE 2017 DEC 01

BRIAN COAD
ONTARIO LAND SURVEYOR

JAYDEN KRUG
REGISTRAR FOR THE LAND TITLES DIVISION OF ESSEX (12)

Appendix B - Draft Plan

WOODYCREST AVENUE

PLAN OF SURVEY

OF
LOTS 10 to 16 (INCLUSIVE)
LOTS 19 to 42 (INCLUSIVE)
LOTS 45 to 51 (INCLUSIVE)
PLAN 12M-598

IN THE
TOWN OF KINGSVILLE
COUNTY OF ESSEX, ONTARIO
VERHAEGEN • STUBBERFIELD • HARTLEY • BREWER • BEZAIRE INC.

SCALE = 1:500

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

INTEGRATION DATA

COORDINATES ARE DERIVED FROM GRID OBSERVATIONS USING THE CAN-NET NETWORK SERVICE AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS) (2010.0)		
COORDINATE VALUES ARE TO AN URBAN ACCURACY IN ACCORDANCE WITH SECTION 14(2) OREG 216/10		
POINT ID	NORTHING	EASTING
ORP-A	N4656352.707	E357136.815
ORP-B	N4656125.936	E357119.584
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		

CURVE SCHEDULE

CURVE	RADIUS	ARC	CHORD	CHORD BEARING
C1	18.29	44.45	34.29	N40°39'40"W
C2	15.24	6.55	6.50	N82°01'40"E
C3	18.29	17.69	17.01	N82°34'40"W
C4	18.29	17.73	17.04	N27°06'30"W
C5	18.29	9.03	8.94	N14°48'30"E
C6	15.24	6.55	6.50	N16°38'50"E
C7	65.84	2.60	2.60	N05°26'25"E
C8	65.84	19.07	19.00	N14°54'05"E
C9	65.84	19.07	19.00	N31°29'25"E
C10	65.84	19.07	19.00	N48°04'50"E
C11	65.84	19.07	19.00	N64°40'10"E
C12	65.84	19.07	19.00	N81°15'20"E
C13	65.84	5.50	5.50	N88°03'20"W
C14	65.84	103.45	93.13	N49°20'10"E
C15	45.72	71.81	64.65	N49°20'10"E
C16	45.72	5.17	5.16	N88°54'00"W
C17	45.72	57.43	53.74	N51°52'40"E
C18	45.72	9.21	9.19	N10°06'30"E
C19	3.66	5.75	5.18	N40°39'50"W

LEGEND AND NOTES

BEARINGS ARE UTM GRID DERIVED FROM OBSERVED REFERENCE POINTS "A" AND "B" BY REAL TIME NETWORK OBSERVATIONS.

DISTANCES ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.99982665

ALL MONUMENTS SHOWN THUSLY □ ARE IRON BARS (IB) UNLESS OTHERWISE NOTED.

SIB DENOTES 25mm X 25mm X 1.22m STANDARD IRON BAR

SDENOTES 25mm X 25mm X 0.61m SHORT STANDARD IRON BAR

IB DENOTES 16mm X 16mm X 0.61m IRON BAR

IB + DENOTES 19mm diameter X 0.61m ROUND IRON BAR

CC DENOTES CUT-CROSS

SDENOTES 5mm X 50mm STEEL PIN

□ DENOTES SURVEY MONUMENT FOUND

□ DENOTES SURVEY MONUMENT SET AND MARKED 1744

□ DENOTES WITNESS

(S) DENOTES SET (M) DENOTES MEASURED (O) DENOTES DEED

ORP DENOTES OBSERVED REFERENCE POINT

SSB'S SHOWN ON THIS PLAN HAVE BEEN SET IN LIEU OF SIB'S WHERE THE POSSIBILITY THAT UNDERGROUND UTILITIES EXIST.

(S/P) DENOTES SET PROPORTIONALLY (OU) DENOTES ORIGIN UNKNOWN

(P) DENOTES PLAN 12M-598 (P1) DENOTES PLAN 12M-525

(1744) DENOTES VERHAEGEN STUBBERFIELD HARTLEY BREWER BEZAIRE INC., O.L.S.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

1. 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.

2. THIS SURVEY WAS COMPLETED ON THE 17th DAY OF NOVEMBER, 2017.

DATE NOVEMBER 30, 2017.

BRIAN COAD
ONTARIO LAND SURVEYOR
for VERHAEGEN • STUBBERFIELD • HARTLEY
BREWER • BEZAIRE INC.

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ONTARIO LAND SURVEYORS
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