

- LEGEND :**
- DENOTES SURVEY MONUMENT FOUND
 - " " SURVEY MONUMENT PLANTED
 - " " IRON BAR UNLESS NOTED OTHERWISE
 - SIB " STANDARD IRON BAR
 - SSIB " SHORT STANDARD IRON BAR
 - IB " IRON BAR
 - (C&H) " CARTER AND HORWOOD O.L.S.
 - (1134) " N. H. VERHOEF O.L.S.
 - (1060) " WATSON LAND SURVEYORS Ltd.
 - (1512) " P. A. MILLER O.L.S.
 - NT " NON-TANGENTIAL
 - NC " NON-CONCENTRIC

Approved under Section 51 of the Planning Act,
R.S.O. 1990, by the Council of the Corporation
of the City of Quinte West this 13th day of

MARCH 2023

Byron Jardine
Byron Jardine
Director of Planning and Development
Corporation of the City of Quinte West

PLAN 21M-322

I CERTIFY THAT THIS PLAN IS REGISTERED
IN THE LAND REGISTRY OFFICE FOR THE LAND
TITLES DIVISION OF HASTINGS (21) AT 15:05
O'CLOCK ON THE 27th DAY OF July
2023, AND ENTERED IN THE REGISTER FOR
PROPERTY IDENTIFICATION NUMBER
40349-0408
AND REQUIRED CONSENTS
ARE REGISTERED AS PLAN
DOCUMENT No. HT334053

"M. PICKARD"
REPRESENTATIVE FOR LAND REGISTRAR

THIS PLAN COMPRISES ALL OF THE LAND
DESCRIBED IN PIN 40349-0408

**PLAN OF SUBDIVISION
PART OF LOT A
CONCESSION 6
TOWNSHIP OF SIDNEY
CITY OF QUINTE WEST
COUNTY OF HASTINGS**

METRIC SCALE 1 : 1000
0 5 10 20 30 40 50 100 METRES
KEITH WATSON O.L.S.

LOT AREAS			
LOT	AREA	LOT	AREA
1	8690 m. ²	9	9950 m. ²
2	8298 m. ²	10	10622 m. ²
3	8094 m. ²	11	8409 m. ²
4	8695 m. ²	12	8012 m. ²
5	8066 m. ²	13	8023 m. ²
6	8008 m. ²	14	19379 m. ²
7	8014 m. ²	15	13716 m. ²
8	9141 m. ²	16	8016 m. ²



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

OBSERVED REFERENCE POINTS DERIVED FROM GPS OBSERVATIONS USING REAL TIME NETWORK (RTN), UTM ZONE 18, NAD83 (CSRS) 2010 COORDINATES TO RURAL ACCURACY PER SEC. 14 (2) OF O. REG 216/10

POINT ID	NORTHING	EASTING
A	4897759.46	291058.36
B	4897859.01	291424.04
C	4898210.83	291314.18

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH THE CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

NOTES :
BEARINGS ARE UTM GRID BEARINGS AND ARE DERIVED FROM OBSERVED REFERENCE POINTS A AND B BY REAL TIME NETWORK OBSERVATIONS UTM ZONE 18, NAD 83 (CSRS) 2010

DISTANCES SHOWN ARE GROUND DISTANCES AND CAN BE CONVERTED TO GRID BY REAL TIME NETWORK OBSERVATIONS UTM ZONE 18, NAD 83 (CSRS) 2010 A COMBINED SCALE FACTOR OF 1.000127

FENCES ARE ON THE SURVEYED LIMITS UNLESS OTHERWISE NOTED.

WHERE IT WAS NOT POSSIBLE TO COMPLY WITH THE SURVEYS ACT REGARDING PLANTING STANDARD IRON BARS DUE TO LACK OF OVERBURDEN, SHORT STANDARD IRON BARS WERE PLANTED

OWNER'S CERTIFICATE :

THIS IS TO CERTIFY THAT
1. LOTS 1 TO 16, BOTH INCLUSIVE,
AND BLOCK 17
AND THE STREET, NAMED BEREND COURT
HAVE BEEN LAID OUT IN ACCORDANCE WITH OUR INSTRUCTIONS.
2. THE STREET IS DEDICATED AS A PUBLIC HIGHWAY
TO THE CORPORATION OF THE CITY OF QUINTE WEST.

FEBRUARY 9, 2023
DATE

Jonathan Van Huizen
Jonathan Van Huizen
President
2521461 ONTARIO LTD.
I HAVE AUTHORITY TO BIND THE CORPORATION.

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 19th DAY OF DECEMBER, 2022.

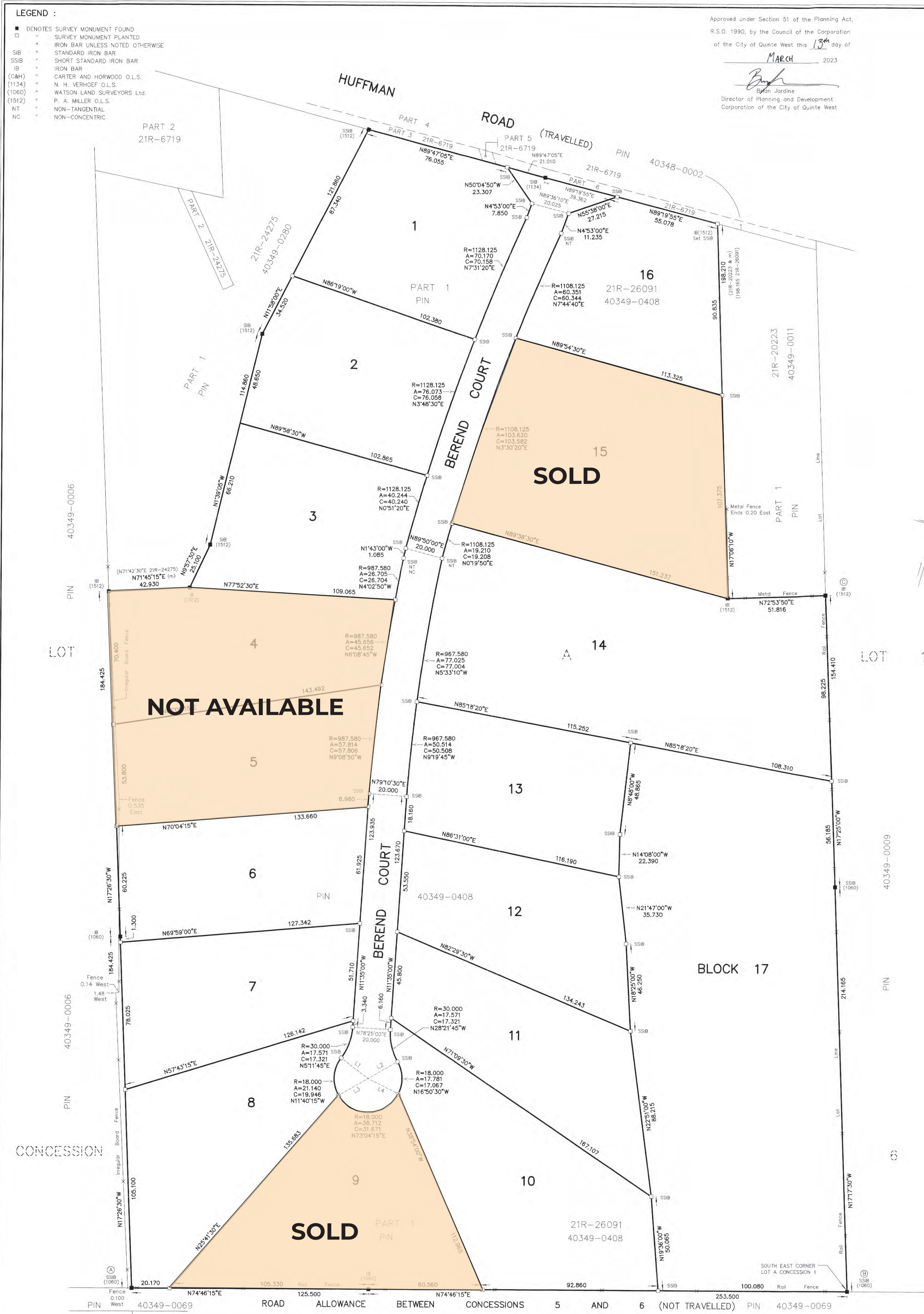
JANUARY 11, 2023

Keith Watson
KEITH WATSON
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS
PLAN SUBMISSION FORM NUMBER V-37356

218 CHURCH STREET
BELLEVILLE, ONTARIO
WATSON
LAND SURVEYORS Ltd.
K8N - 3C3
(613) 962 - 9521

PROJECT No 12764-V-21



LINE TABLE

No.	BEARING	DISTANCE
L1	N68°01'35"W	18.000
L2	N44°51'35"E	18.000
L3	N44°41'00"E	18.000
L4	N78°32'30"W	18.000

LOT A
CONCESSION 5

ROAD ALLOWANCE BETWEEN CONCESSIONS 5 AND 6 (NOT TRAVELLED) PIN 40349-0069