

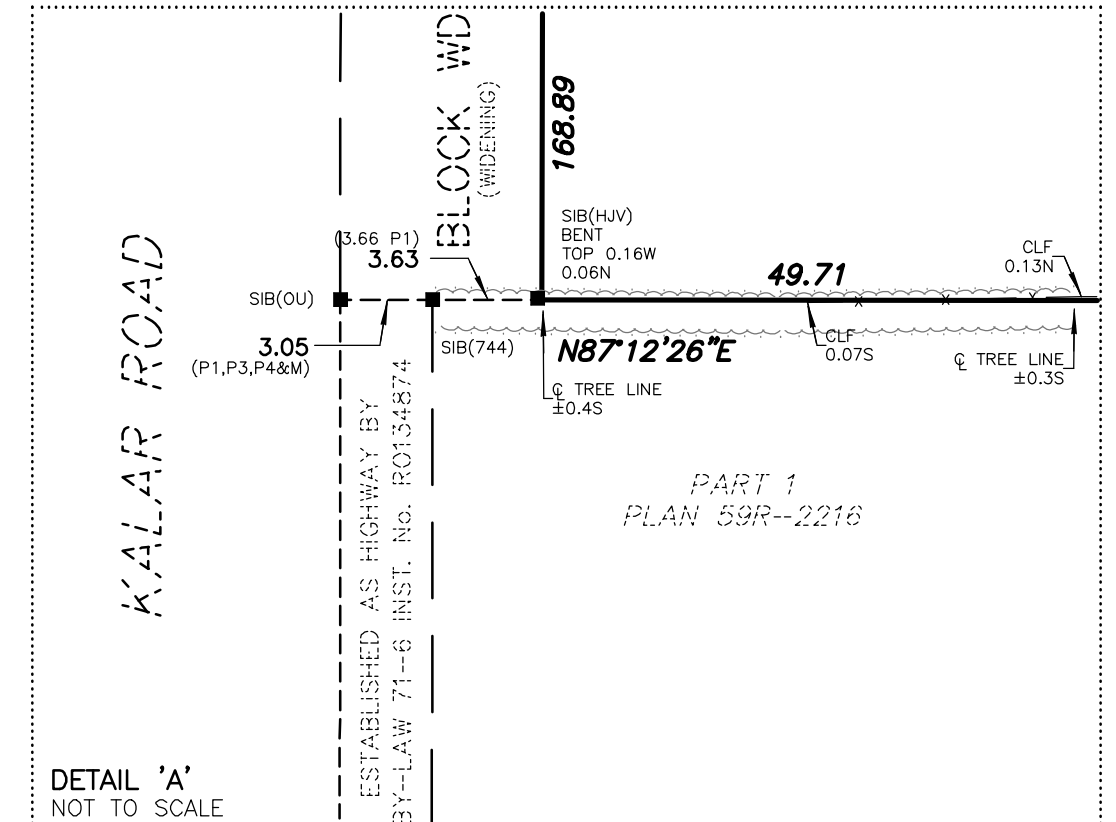
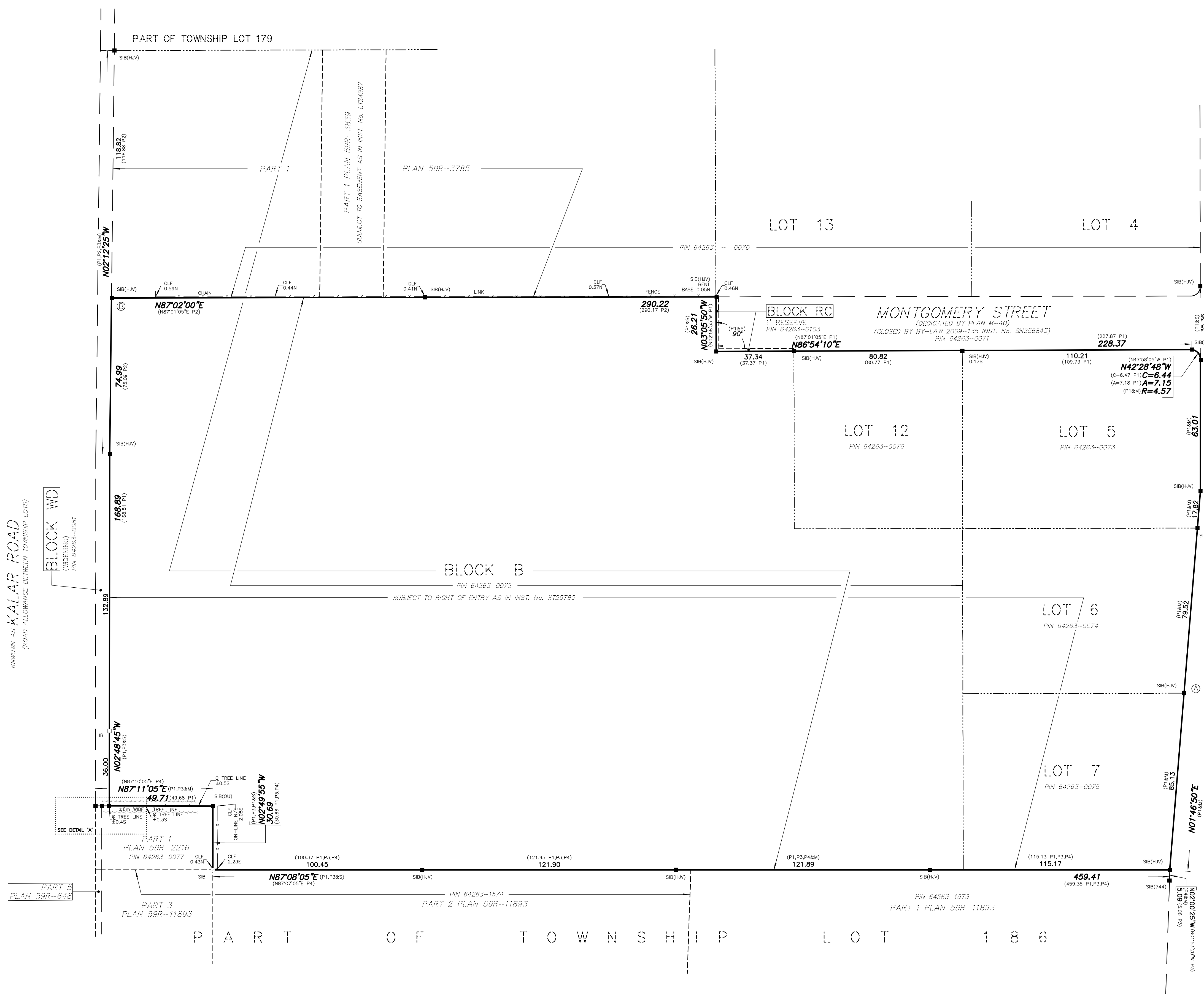
PLAN OF SURVEY OF
PART OF
BLOCK B
AND
LOTS 5, 6, 7 & 12
PLAN M-40
IN THE
CITY OF NIAGARA FALLS
REGIONAL MUNICIPALITY OF NIAGARA
SCALE 1 : 1000

THE INTENDED PLOT SIZE OF THIS PLAN IS 820mm IN WIDTH BY 530mm IN HEIGHT
WHEN PLOTTED AT A SCALE OF 1:1000 (INCLUDING 15mm BEYOND EACH BORDER)
© 2023
MacKAY, MacKAY & PETERS LIMITED - ONTARIO LAND SURVEYORS

METRIC DISTANCES AND COORDINATES SHOWN HEREON ARE IN METRES
AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
V-49509

THIS PLAN IS NOT VALID
UNLESS IT IS AN EMBOSSED
ORIGINAL COPY
ISSUED BY THE SURVEYOR
IN ACCORDANCE WITH
REGULATION 1026, SECTION 29(3)



INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORP's): UTM ZONE 17, NAD83 (CSRS) (2010.0)
COORDINATES ARE TO AN URBAN ACCURACY PER SECTION 14(2) OF O.REG. 216/10

POINT ID	NORTHING	EASTING
A	4769782.953	652359.487
B	4769946.697	651835.877

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


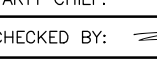
BEARING REFERENCE
BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B, BY REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS) (2010.0)
DISTANCES ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.99986195
A ROTATION OF 01°18'25\"/>

- LEGEND**
- DENOTES A SURVEY MONUMENT FOUND
 - DENOTES A SURVEY MONUMENT PLANTED
 - SIB DENOTES STANDARD IRON BAR
 - IB DENOTES IRON BAR
 - P1 DENOTES PLAN M-40
 - P2 DENOTES PLAN 59R-3785
 - P3 DENOTES PLAN 59R-1578
 - P4 DENOTES PLAN 59R-11893
 - PIN DENOTES PROPERTY IDENTIFICATION NUMBER
 - (OU) DENOTES ORIGIN UNKNOWN
 - ⊙ DENOTES CENTRELINE
 - CLF DENOTES CHAIN LINK FENCE

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 REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 13TH DAY OF APRIL, 2023.

APRIL 13, 2023
DATE

ROY C. MAYO
ONTARIO LAND SURVEYOR
FOR MACKAY, MACKAY AND PETERS LIMITED

 MacKay, MacKay & Peters Limited LAND SURVEYORS & MAPPERS SINCE 1906	3380 South Service Road Unit 101 Burlington, ON L7N 3J5 (905) 639-1375 halton@mmplimited.com mmplimited.com	DRAWN BY: G.S. PARTY CHIEF: A.C. CHECKED BY:  PROJECT No.: 23-052-PS
	E:\30 & 59\Niagara\59\South Niagara\M-Plans\M-040\LOT 5, 6, 7, 12, BLOCK B\23-052-PS\23-052-PS.dwg	