



PLAN OF SURVEY
SHOWING TOPOGRAPHICAL INFORMATION OF
PART OF BLOCK H, I AND J
REGISTERED PLAN 844
TOWN OF OAKVILLE
REGIONAL MUNICIPALITY OF HALTON

SCALE 1: 400

KROMAR SURVEYORS LTD. 2023

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

BEARING
BEARINGS SHOWN HEREON ARE GRID DERIVED FROM GPS OBSERVATIONS OF OBSERVED REFERENCE POINTS 'A' AND 'B' USING THE LEICA SMARTNET RTK NETWORK AND ARE REFERRED TO THE 6° UTM COORDINATE SYSTEM, ZONE 17, CENTRAL MERIDIAN 81°00' WEST LONGITUDE.
(NAD 83 (CSRS)(2010)).

DISTANCES SHOWN HEREON ARE GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 0.999739.

OBSERVED REFERENCE POINTS		
MONUMENT ID.	NORTHING	EASTING
(A) CP(OU)	4 807 728.78	603 227.83
(B) CC(OU)	4 807 984.79	603 135.16
REFERENCE POINTS		
POINT	NORTHING	EASTING
1	4 807 722.19	603 229.94
2	4 807 886.28	603 062.33
3	4 807 961.80	603 117.91
4	4 807 900.22	603 201.60
5	4 807 763.26	603 272.76

COORDINATE VALUES SHOWN ARE FOR GEOGRAPHIC INFORMATION SYSTEM INTEGRATION ONLY. COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

ELEVATION
ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE REFERRED TO TOWN OF OAKVILLE BENCH MARK NO. 101 HAVING AN ELEVATION OF 115.838 METRES.

- LEGEND**
- DENOTES SURVEY MONUMENT FOUND
 - DENOTES SURVEY MONUMENT PLANTED
 - ▣ DENOTES STANDARD IRON BAR
 - ▤ DENOTES SHORT STANDARD IRON BAR
 - ▥ DENOTES IRON BAR
 - CP DENOTES CONCRETE PIN
 - CC DENOTES CUT CROSS
 - (S) DENOTES SET
 - (OU) DENOTES ORIGIN UNKNOWN
 - (WT) DENOTES WITNESS
 - (RP) DENOTES REGISTERED PLAN 844
 - (P1) DENOTES PLAN 20R-5018
 - (P2) DENOTES PLAN 20R-4378
 - (P3) DENOTES PLAN 20R-7593
 - (C1) DENOTES PLAN OF SURVEY BY MCCONNELL MAUGHAN LIMITED, O.L.S. DATED FEBRUARY 19, 1990.
 - (C2) DENOTES CALCULATED FROM RP AND P4
 - (DIST) DENOTES DISTURBED
 - (REPL) DENOTES REPLACED WITH
 - (1370) DENOTES KROMAR SURVEYORS LTD. O.L.S.
 - (760) DENOTES KENNETH HARVEY MCCONNELL, O.L.S.
 - (T) DENOTES TOP OF CURB
 - (B) DENOTES BOTTOM OF CURB
 - (Tw) DENOTES TOP OF WALL
 - DENOTES EXISTING GRADE ELEVATION
 - ⊗RPED DENOTES BELL PEDESTAL
 - ⊙BOL DENOTES BOLLARD
 - ⊕CATCH DENOTES CATCH BASIN
 - ⊙0.14 DENOTES CONIFEROUS TREE WITH TRUNK DIAMETER
 - ⊙0.16 DENOTES DECIDUOUS TREE WITH TRUNK DIAMETER
 - ⊙ DENOTES DOWN GUY ANCHOR
 - ⊙FH DENOTES FIRE HYDRANT
 - ⊙GAS DENOTES GAS METER
 - ⊙VALVE DENOTES GAS VALVE
 - ⊙W DENOTES HYDRO HAND WELL
 - ⊙HYPO DENOTES HYDRO POLE
 - ⊙LP DENOTES LAMP POST (PRIVATE)
 - ⊙MANHOLE DENOTES MANHOLE
 - ⊙SAM DENOTES SIAMESE CONNECTION
 - ⊙SIGN DENOTES SIGN
 - ⊙WV DENOTES WATER VALVE
 - ⊙BC DENOTES BEGINNING OF CURVE
 - ⊙BF DENOTES BOARD FENCE
 - ⊙CF DENOTES CONCRETE FOUNDATION
 - ⊙CLF DENOTES CHAIN LINK FENCE
 - ⊙CONC DENOTES CONCRETE
 - ⊙OPAD DENOTES CONCRETE PAD
 - ⊙CRW DENOTES CONCRETE RETAINING WALL
 - ⊙EOA DENOTES EDGE OF ASPHALT
 - ⊙EOC DENOTES EDGE OF CONCRETE
 - ⊙ILB DENOTES INTERLOCKING BRICK
 - ⊙INV DENOTES INVERT
 - ⊙FENCE DENOTES FENCE
 - ⊙HSD DENOTES HYDRO SERVICE (OVERHEAD)

ALL BUILDING TIES ARE TAKEN TO CONCRETE BLOCK UNLESS NOTED OTHERWISE

- SURVEY REPORT**
1. THE RE-ESTABLISHMENT OF THE SUBJECT PROPERTY BOUNDARIES IS BASED ON INFORMATION CONTAINED IN THE RELEVANT TITLE DOCUMENTS, REGISTERED PLANS AND ON THE EVIDENCE OF PRIOR SURVEYS FOUND DURING THE COURSE OF PREPARING THE SUBJECT SURVEY.
 2. THE TYPE AND LOCATION OF THE EXISTING BUILDINGS AND OTHER IMPROVEMENTS, FENCES ETC., ON OR NEAR THE SUBJECT PROPERTY ARE AS SHOWN ON THE SURVEY PLAN.
 3. COMPLIANCE WITH MUNICIPAL ZONING REQUIREMENTS IS NOT CERTIFIED BY THIS REPORT.
 4. TOGETHER WITH EASEMENT OVER PART 5, PLAN 20R-3261 AS IN INST. H108541, (ASSIGNED BY 116047, 272713, 283438).
 5. TOGETHER WITH EASEMENT OVER PARTS 15, 16, 17 AND 18, PLAN 20R-4378 AS IN INST. H148160.
 6. SUBJECT TO EASEMENT OVER PART 13, PLAN 43R-4378 AND PART 4, PLAN 20R-5018 AS IN INST. H137279.
 7. SUBJECT TO EASEMENT OVER PARTS 12 AND 13, PLAN 43R-4378 AS IN INST. H137491.
 8. SUBJECT TO EASEMENT OVER PARTS 12, 13 AND 14, PLAN 20R-4378 AS IN INST. H137492.
 6. SUBJECT TO EASEMENT OVER PARTS 12, 13 AND 14, PLAN 20R-4378 AS IN INST. H139511.
 6. SUBJECT TO EASEMENT OVER PARTS 12, 13 AND 14, PLAN 20R-4378 AS IN INST. H148160.
 7. LAND COMPRISES ALL OF PIN 24849-0058(LT).

PLAN	ORIGINAL BEARING REFERENCE	ROTATION ANGLE
P	ASTRONOMIC	-00°53'10"
P1	ASTRONOMIC	-00°53'10"
RP	ASTRONOMIC	-00°53'10"

TOTAL SITE AREA = 23614.9m²

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 17th DAY OF NOVEMBER, 2023

DATE November 21, 2023

STUART M. MOORE
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-60217

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MUNICIPAL ADDRESS: No. 2172 WYECROFT ROAD, OAKVILLE

FIELD: D.L. DRAWN: S.D. CHECKED: S.M.M. JOB NO: 23-169

DWG NAME: 23-1698701 PLOT INFO: 11-44 21/Nov/2023 WORK ORDER NO: 38862

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PLAN AVAILABLE AT: www.ProtectYourBoundaries.ca

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