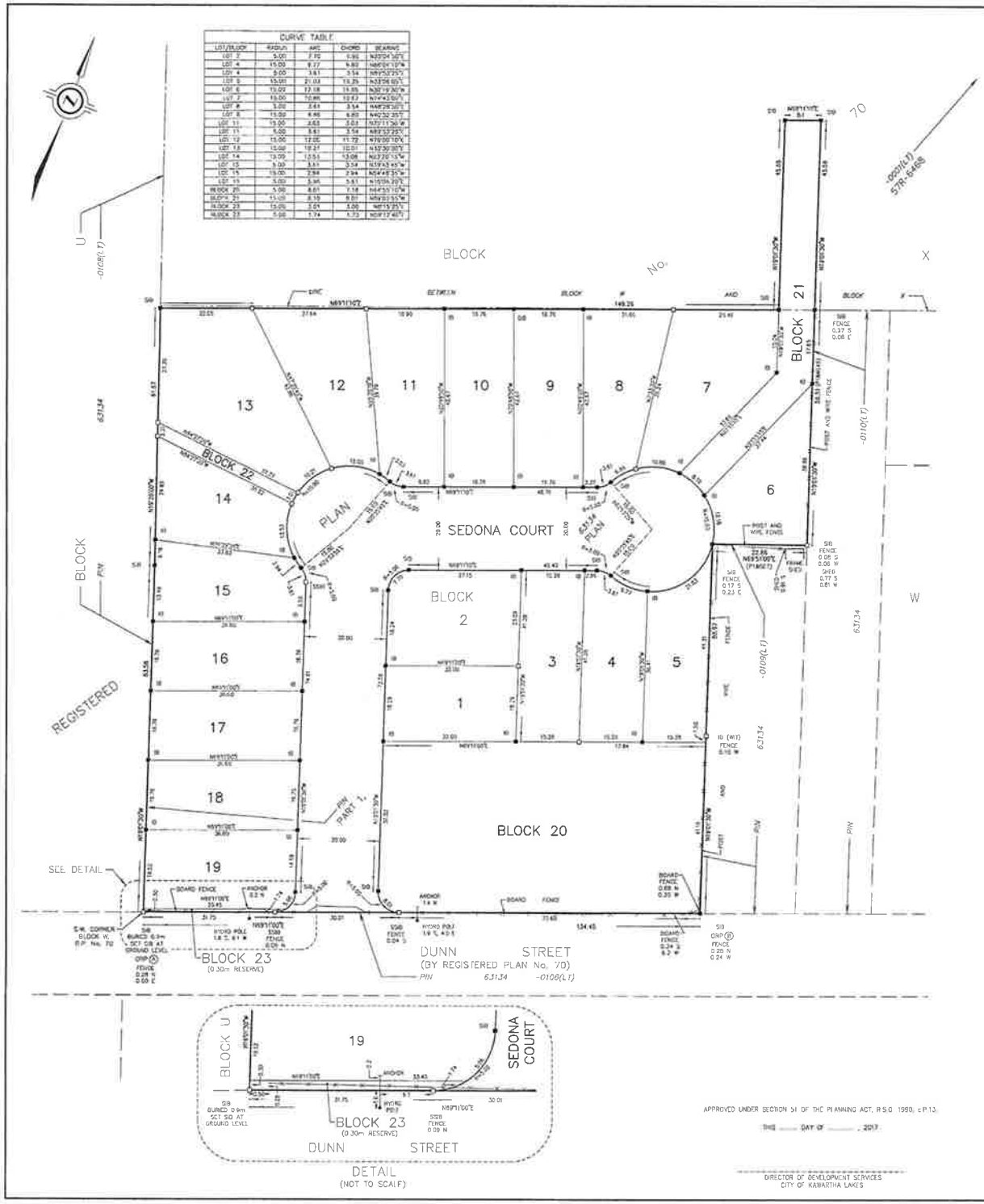

CURVE TABLE				
LOT/BLOCK	RADIUS	ARC	CHORD	BEARING
LOT 2	5.00	7.70	6.96	N33°04'30"E
LOT 4	15.00	9.77	9.60	N66°04'10"W
LOT 4	5.00	3.61	3.54	N69°53'25"E
LOT 5	15.00	21.04	19.25	N33°04'05"E
LOT 6	15.00	12.18	11.85	N30°19'30"W
LOT 7	15.00	10.88	10.67	N74°43'00"E
LOT 8	5.00	3.61	3.54	N48°28'35"E
LOT 8	15.00	6.46	6.40	N40°32'35"E
LOT 11	15.00	2.63	2.63	N70°11'30"W
LOT 11	5.00	3.61	3.54	N69°53'25"E
LOT 12	15.00	12.05	11.72	N70°00'10"E
LOT 13	15.00	19.27	18.01	N33°30'05"E
LOT 14	15.00	12.51	13.08	N33°30'15"W
LOT 15	5.00	3.61	3.54	N19°43'45"W
LOT 15	15.00	2.94	2.94	N54°45'35"W
LOT 15	5.00	5.36	5.11	N15°05'20"E
BLOCK 20	5.00	8.01	7.18	N46°53'10"W
BLOCK 21	15.00	8.19	8.01	N69°03'55"W
BLOCK 23	15.00	3.01	3.00	N81°19'25"E
BLOCK 23	5.00	5.74	5.73	N04°17'40"E

APPROVED UNDER SECTION 51 OF THE PLANNING ACT, R.S.O. 1990, c.P.13.

THIS ____ DAY OF _____, 2017.

DIRECTOR OF DEVELOPMENT SERVICES
CITY OF KAWARTHA LAKES

PLAN 57M-

I CERTIFY THAT THIS PLAN IS REGISTERED IN
THE LAND REGISTRY OFFICE FOR THE LAND TITLES
DIVISION OF VICTORIA (No 57)
AT_____O'CLOCK ON THE _____ DAY
OF_____, 2017 AND ENTERED IN THE PARCEL
REGISTER FOR PROPERTY IDENTIFIER 63134-0001(LT)
AND THE REQUIRED CONSENTS ARE
REGISTERED AS PLAN DOCUMENT No._____

REPRESENTATIVE FOR LAND REGISTRAR

THIS PLAN COMPRISES PART OF PIN 63134-0001(LT)

PLAN OF SUBDIVISION OF
PART OF BLOCKS W AND X
REGISTERED PLAN No. 70
CITY OF KAWARTHA LAKES

SCALE 1 : 500

10 0 10 20 30 metres

COE, FISHER, CAMERON

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

OWNER'S CERTIFICATE - PLAN OF SUBDIVISION

THIS IS TO CERTIFY THAT:

1 LOTS 1 TO 19 BOTH INCLUSIVE, BLOCKS 20 TO 22 BOTH INCLUSIVE, THE STREET NAMELY SEDONA COURT AND THE RESERVE NAMELY BLOCK 23, HAVE BEEN LAID OUT IN ACCORDANCE WITH OUR INSTRUCTIONS.

2 THE STREETS AND STREET WIDENINGS ARE HEREBY DEDICATED TO THE CORPORATION OF THE CITY OF KAWARTHA LAKES AS PUBLIC HIGHWAY

3 LAKES TERMINALS & WAREHOUSING LTD BY ITS ATTORNEY ROMSPEN INVESTMENT CORPORATION.

I JOEL MICKELSON STATE TO THE BEST OF MY KNOWLEDGE AND BELIEF THE POWER OF ATTORNEY REGISTERED AS AL31228 IS STILL IN FULL FORCE AND EFFECT I AM ACTING WITHIN THE SCOPE OF THE AUTHORITY GRANTED UNDER THE POWER OF ATTORNEY

DATED THIS 24 DAY OF November 2017

JOEL MICKELSON - AUTHORIZED SIGNING OFFICER
"I HAVE THE AUTHORITY TO BIND THE CORPORATION"

NOTES

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 ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 1.000032

FOR BEARING COMPARISONS, A ROTATION OF 1°44'30" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS ON PLAN 57R-6468

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORPs) UTM ZONE 17, NAD83 (CSRS) (2010.0)
COORDINATES TO URBAN ACCURACY PER SECTION 14 (2) OF O.REG 216/10.

POINT ID	EASTING	NORTHING
ORP (A)	634 883.03	4 935 559.84
ORP (B)	635 016.71	4 935 607.62

COORDINATES CHANGE, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

LEGEND

■	DENOTES	SURVEY MONUMENT FOUND
□	DENOTES	SURVEY MONUMENT SET
SIB	DENOTES	STANDARD IRON BAR
SSIB	DENOTES	SHORT STANDARD IRON BAR
IB	DENOTES	IRON BAR
P1	DENOTES	PLAN 57R-6468
M/AS	DENOTES	MEASURED
JDB	DENOTES	J.D. BARNES LIMITED
WT	DENOTES	WITNESS

SURVEY MONUMENTS PLANTED ARE IRON BARS UNLESS OTHERWISE NOTED.

SURVEY MONUMENTS FOUND ARE COE, FISHER, CAMERON, O.L.S. UNLESS OTHERWISE NOTED

DISTANCES SHOWN ON CURVED LIMITS ARE ARC MEASUREMENTS

ALL SET SIB AND IB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH SECTION 11 (4) OF O.REG. 525/91

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 JULY 31st, 2017.

NOV 23, 2017
DATE

DONALD E. HOBDEN
ONTARIO LAND SURVEYOR

COE FISHER CAMERON LAND SURVEYORS
SURVEYING MAPPING GIS
A wholly owned subsidiary of J.D. Barnes Limited
20 KENT STREET WEST, LINDSAY, ON K9V 2Z3
T. (705) 324-4112 F. (705) 324-8496 www.jdb.mcn.com

DRAWN BY:	CHECKED BY:	REFERENCE NO:
DHT	GGH	15-17-246-01
FILE: C:\15-17-246\Drawing\15-17-246-01.dwg		DATE: 11/23/2017

PLOTTED 11/23/17

APPENDIX "B"
to
REPORT PLAN 2018-001
FILE NO. D05-19-014