

I CERTIFY THAT THIS PLAN IS REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF NORTHUMBERLAND (No 39) AT 13:56 O'CLOCK ON THE 30 DAY OF September 2020 AND ENTERED IN THE PARCEL REGISTER FOR PROPERTY IDENTIFIER 51085-1837(LT) AND REQUIRED CONSENTS ARE REGISTERED AS PLAN DOCUMENT No. Nb 203115

L. Lang
REPRESENTATIVE FOR LAND REGISTRAR

THIS PLAN COMPRISES ALL OF PIN 51085-1837.

PLAN OF SUBDIVISION OF
PART OF LOT 21 CONCESSION A
and PART OF WATER LOT IN
FRONT OF LOT 21 CONCESSION A
(GEOGRAPHIC TOWNSHIP OF HAMILTON)
TOWN OF COBOURG
COUNTY OF NORTHUMBERLAND

SCALE: 1:500
0m 5 10 25 50 metres
FRED PETRICH, B.Sc., O.L.S., O.L.I.P.

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

NOTE
BLOCKS 16, 17, 18 AND 19 ARE NOT TO SCALE TO PROVIDE CLARITY.
ALL PLANTED MONUMENTS ARE IRON BARS UNLESS OTHERWISE STATED.
BEARINGS ARE GRID REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS)(1997) CONSISTENT WITH COORDINATE SYSTEM INTEGRATION OF PLAN 39R-13179.
DISTANCES SHOWN ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 1.0002185.

LEGEND
 ■ DENOTES MONUMENT FOUND
 □ DENOTES MONUMENT PLANTED
 SIB DENOTES STANDARD IRON BAR
 SSIB DENOTES SHORT STANDARD IRON BAR
 IB DENOTES IRON BAR
 CP DENOTES CONCRETE PIN
 1005 DENOTES C. FLEISCHMANN O.L.S.
 765 DENOTES C.T. HORTON O.L.S.
 1293 DENOTES E.L. BROWN O.L.S.
 765 DENOTES HORTON, WALLACE & DAVES O.L.S.

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORPs) DERIVED FROM GNSS OBSERVATIONS USING THE TOPNET REAL-TIME NETWORK SERVICE, REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS)(1997). COORDINATE VALUES ARE TO AN URBAN ACCURACY IN ACCORDANCE WITH SECTION 14(2) OF O. REG. 216/10.

POINT	DESCRIPTION	NORTHING	EASTING
ORP A	SIB	4870993.82	725414.62
ORP B	SIB	4870806.63	725620.37

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

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT:
1. LOTS 1 TO 15 BOTH INCLUSIVE, THE STREETS, NAMELY SUZANNE MESS BOULEVARD, CEDAR SHORE TRAIL and OSLER COURT, THE STREET WIDENING, NAMELY BLOCK 16, THE 0.30 METRE WIDE RESERVES, NAMELY BLOCKS 17, 18 AND 19, AND BLOCKS 20, 21 AND 22 HAVE BEEN LAID OUT IN ACCORDANCE WITH OUR INSTRUCTIONS.

2. THE STREETS AND STREET WIDENING, NAMELY BLOCK 16, ARE HEREBY DEDICATED TO THE CORPORATION OF THE TOWN OF COBOURG AS PUBLIC HIGHWAYS.

DATED THE 17 DAY OF March, 2020

EIE CORPORATION

Virginia Lam
VIRGINIA LAM
PRESIDENT
I HAVE THE AUTHORITY TO BIND THE CORPORATION

THE CORPORATION OF THE TOWN OF COBOURG

THIS FINAL PLAN OF SUBDIVISION IS APPROVED UNDER SECTION 51 (58) OF THE PLANNING ACT, R.S.O. 1990 c.P. 13.

SEPT. 11, 2020
DATE

Glenn McLaughlin
GLENN MCLAUGHLIN
DIRECTOR OF PLANNING AND DEVELOPMENT
I HAVE THE AUTHORITY TO BIND THE CORPORATION

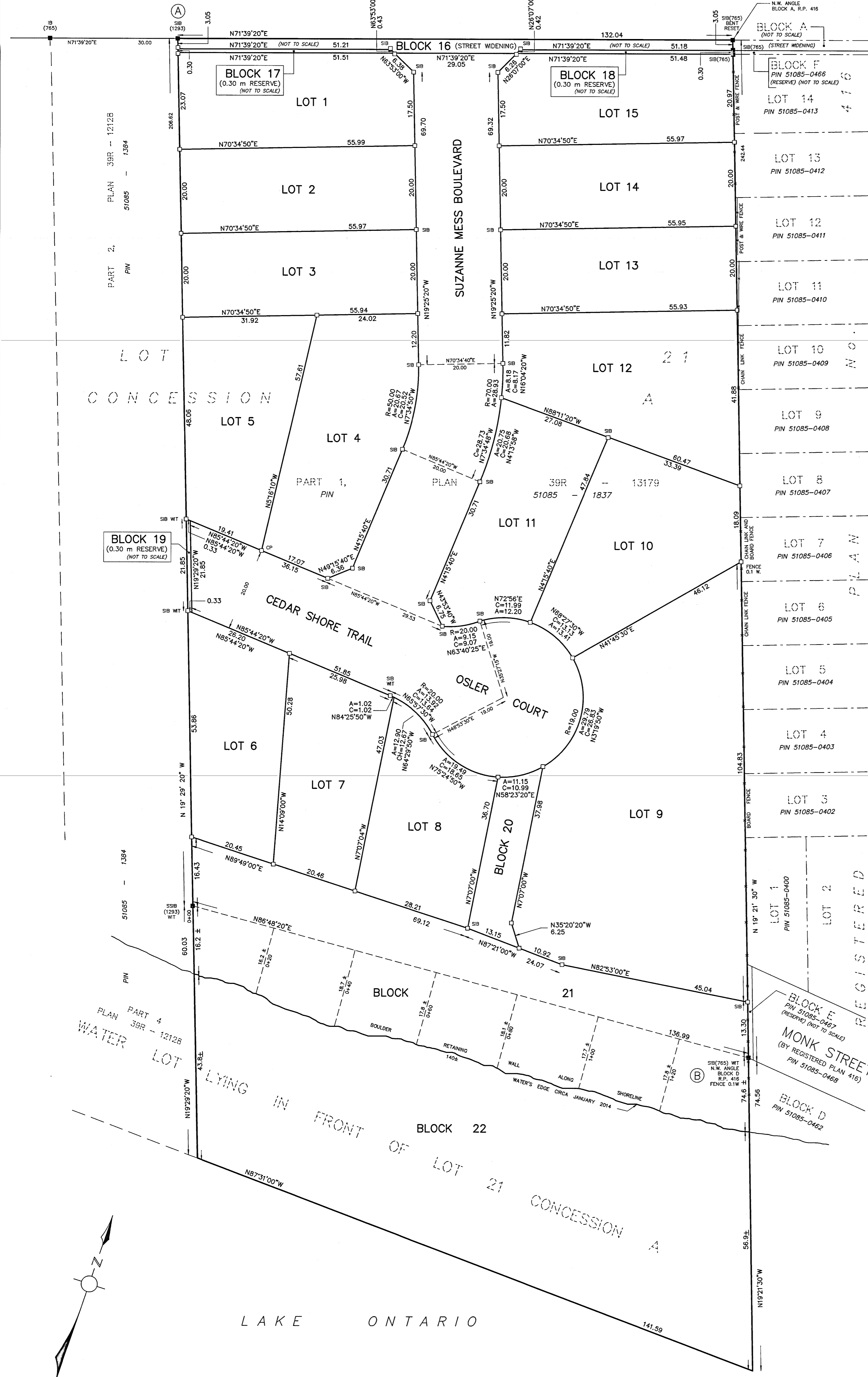
SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYOR'S ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 1st DAY OF FEBRUARY, 2020.

FEBRUARY 10, 2020
DATE

Fred Petrich
FRED PETRICH
ONTARIO LAND SURVEYOR

(TRAVELED ROAD KNOWN AS) KING STREET WEST
PIN 51085-1392



SOB SYLVESTER & BROWN
LAND SURVEYING
191 TORONTO ROAD
PORT HOPE, ONTARIO L1A 3V5
OFFICE: 905-885-2260
sylvester.brown@dfsurveyors.ca

DRAWN BY: RD/MDM CHECKED BY: AK SHEET SIZE: 24x36 JOB No: P2017-027