



PLAN OF SURVEY OF
**PART OF LOT 12, CONCESSION 3,
 SOUTH OF DUNDAS STREET**
 (FORMERLY TOWNSHIP OF TORONTO)
 CITY OF MISSISSAUGA
 REGIONAL MUNICIPALITY OF PEEL
 SCALE 1 : 200
 R. AVIS SURVEYING INC.

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

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NOTES AND LEGEND

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS (P) AND (B) BY REAL TIME NETWORK (RTN) OBSERVATIONS UTM ZONE 17, 81° WEST LONGITUDE NAD83 (CGRS2011).

POINT	NORTHING	EASTING
A	N 4824468.939	E 615324.602
B	N 4824543.276	E 615379.828

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

DISTANCES SHOWN HEREON ARE GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 0.9997566.

ELEVATIONS ARE BASED ON CITY OF MISSISSAUGA DATUM AND WERE DERIVED FROM CITY OF MISSISSAUGA BENCHMARK No. 734, HAVING A PUBLISHED ELEVATION OF 79.784m TO OBTAIN GEODETIC ELEVATIONS (1978 G.S.C. RE-ADJUSTMENT) SUBTRACT (0.121m) FROM VALUES SHOWN HEREIN.

BENCH MARK LOCATION:
 ON THE SOUTH FACE AT THE WEST CORNER OF ST. JAMES SEPARATE SCHOOL AT THE EAST END OF WANTA ROAD

ELEVATIONS AS SHOWN AT CONCRETE CURB INDICATE THE TOP OF CURB UNLESS OTHERWISE NOTED.

- DENOTES SURVEY MONUMENT FOUND
- DENOTES SURVEY MONUMENT PLANTED
- SB DENOTES STANDARD IRON BAR
- SSB DENOTES SHORT STANDARD IRON BAR
- IB DENOTES IRON BAR
- CB DENOTES CEMENT CONCRETE CURB
- WT DENOTES WITNESS
- MEAS-M DENOTES MEASURED
- N.S.E.W DENOTES NORTH, SOUTH, EAST, WEST
- (P1) DENOTES PLAN OF SURVEY WITH TOPOGRAPHIC BY SPEIGHT, VAN NOSTRAND & GIBSON LTD. DATED APRIL 11, 2018.
- (BP) DENOTES REGISTERED PLAN 43M-467
- (BN) DENOTES BENNETT & NORGROVE LTD. O.L.S.
- (HJK) DENOTES KOESTER BENNETT NORGROVE LTD. O.L.S.
- (SWN) DENOTES SPEIGHT, VAN NOSTRAND & GIBSON LTD. O.L.S.
- (BR.) DENOTES BRICK
- BF DENOTES BOARD FENCE
- (B) DENOTES BOTTOM OF CURB
- BP DENOTES BELL POLE
- BD DENOTES BOLLARD
- BMH DENOTES BELL MANHOLE
- SB DENOTES BELL BOX
- CRW DENOTES CONCRETE RETAINING WALL
- CB DENOTES CATCH BASIN
- CBMH DENOTES CATCH-BASIN MANHOLE
- CONC. DENOTES CONCRETE
- EHW DENOTES ELECTRICAL HAND WELL
- FH DENOTES FIRE HYDRANT
- GR DENOTES GAS MAIN
- GVK DENOTES GAS VALVE KEY
- HDP DENOTES HYDRO POLE
- HQW DENOTES HYDRO CUIV WIRE
- HLP DENOTES HYDRO LIGHT POLE
- MP DENOTES METAL POST
- MW DENOTES MONITORING WELL
- MH DENOTES MANHOLE
- SAN MH DENOTES SANITARY MANHOLE
- (STU.) DENOTES STUCCO
- TL DENOTES TRAFFIC LIGHT
- TS DENOTES TRAFFIC SIGN
- TLS DENOTES TRAFFIC LIGHT STANDARD
- WV DENOTES WATER VALVE
- WVC DENOTES WATER VALVE CHAMBER

010# DENOTES CONIFEROUS TREE WITH TRUNK DIAMETER 0.10 metres

020# DENOTES DECIDUOUS TREE WITH TRUNK DIAMETER 0.10 metres

○ DENOTES SPOT ELEVATION

AREA = 3751.0 sq. m

SURVEYOR'S CERTIFICATE

I CERTIFY THAT
 1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.

2. THE SURVEY WAS COMPLETED ON THE 13th DAY OF MAY, 2020

MAY 22, 2020
 DATE

ASSOCIATION OF ONTARIO LAND SURVEYORS
 PLAN SUBMISSION FORM
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THIS PLAN IS NOT VALID UNLESS IT IS AN UNREVISED ORIGINAL COPY ISSUED BY THE SURVEYOR IN ACCORDANCE WITH REGULATION 1029, SECTION 29(3).