

PART 2 OF 2 – SURVEY REPORT

- DESCRIPTION:**
LOT 21, REGISTERED PLAN 435, DESIGNATED AS P.I.N. 24802-0031(LT), MUNICIPALLY KNOWN AS 216 FORESTWOOD DRIVE, OAKVILLE.
- MONUMENTATION:**
IN ACCORDANCE WITH THE ONTARIO REGULATION N° 525/91 UNDER THE SURVEYORS ACT.
- COMPARISONS:**
FIELD MEASUREMENTS AGREED WELL WITH THOSE DEPICTED ON PREVIOUS PLANS. COMPARISONS ON FACE OF THE PLAN.
- FENCES:**
AS INDICATED ON FACE OF THE PLAN.
- NOTABLE FEATURES:**
ASIDE FROM FENCING, WE FOUND NO OBVIOUS VISIBLE CIRCUMSTANCES WHICH MAY CONSTITUTE AN ENCROACHMENT.
- EASEMENTS/RIGHTS-OF-WAY:**
1. NO EASEMENTS REGISTERED ON TITLE.
- ZONING:**
TO BE DETERMINED BY THE ZONING DEPARTMENT OF THE TOWN OF OAKVILLE.

ELEVATION NOTE
ALL ELEVATIONS SHOWN HEREON ARE GEODETIC AND WERE DERIVED FROM THE TOWN OF OAKVILLE BENCHMARK HAVING AN ELEVATION OF 118.729 METRES. (CYGD-1928 1978 Re-adjustment).

SURVEYOR'S REAL PROPERTY REPORT
PART 1 OF 2 – PLAN OF
LOT 21
REGISTERED PLAN 435
TOWN OF OAKVILLE
REGIONAL MUNICIPALITY OF HALTON

3 0 3 6 9
GRAPHIC SCALE – METRES SCALE 1 : 150

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
V - 7 4 4 7 4

THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR in accordance with Regulation 1026, Section 29(3).

KEY PLAN
NOT TO SCALE

LEGEND:

- DENOTES SURVEY MONUMENT FOUND
- DENOTES SURVEY MONUMENT SET
- ▣ DENOTES STANDARD IRON BAR
- ▤ DENOTES SHORT STANDARD IRON BAR
- ▥ DENOTES IRON BAR
- ▧ DENOTES IRON PIPE
- ▨ DENOTES PLASTIC BAR
- ▩ DENOTES CONCRETE PIN
- CP DENOTES PROPERTY IDENTIFICATION NUMBER
- (N) DENOTES NO IDENTIFICATION
- (950) DENOTES CUNNINGHAM MCCONNELL LTD., O.L.S.
- P-1 DENOTES REGISTERED PLAN 435
- P-2 DENOTES PLAN BY H.D. SEWELL O.L.S., DATED JULY 20, 1967
- P-3 DENOTES PLAN BY H.D. SEWELL O.L.S., DATED JUNE 10, 1953
- P-4 DENOTES PLAN BY FRED G. CUNNINGHAM INC., O.L.S., DATED JAN. 21, 1991
- B.C. DENOTES BEGINNING OF CURVE

BEARING NOTE
BEARINGS SHOWN HEREON ARE UTM GRID, DERIVED FROM GPS RTK (TOPNET NETWORK) OBSERVATIONS. FOR BEARING COMPARISONS, A ROTATION OF 0°05'45" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS SHOWN ON REGISTERED PLAN 435.

METRIC NOTE
ALL DISTANCES SHOWN HEREON ARE IN METRES AND CAN BE CONVERTED INTO FEET BY DIVIDING BY 0.3048.

CLIENT'S NOTE
THIS REPORT WAS PREPARED FOR INVESTMENT AND ITS SOLICITORS, MORTGAGEE(S) AND (OR) AGENT(S) AND THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES.

SURVEYOR'S CERTIFICATE
I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYORS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 27th DAY OF FEBRUARY, 2024.

DATE: MAR. 12, 2024

Robert D. McConnell
ROBERT D. MCCONNELL
ONTARIO LAND SURVEYOR

CUNNINGHAM MCCONNELL LIMITED
ONTARIO LAND SURVEYORS

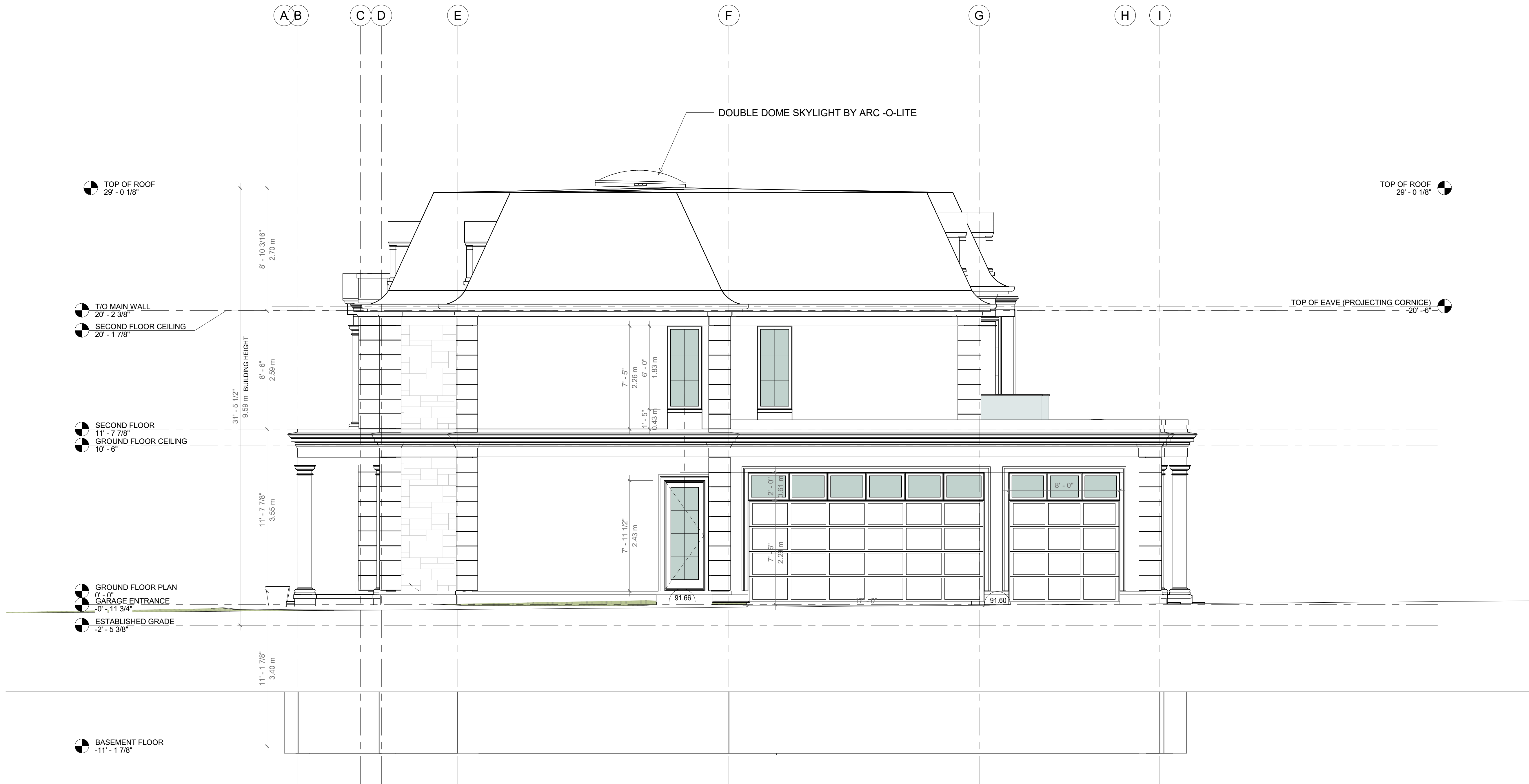
1200 SPEERS ROAD, UNIT 38 OAKVILLE, ONTARIO L6L 2X4
PHONE (905) 845-3497
FAX (905) 845-3519
E-mail: info@ccmls.com

305 MAIN STREET MILTON, ONTARIO L9T 1N7
PHONE (905) 878-7810
FAX (905) 878-6672

CLIENT: INVESTBUILD
O.L.S. FILE N° 108-21UTM

PLAN N° 108-21-2

© COPYRIGHT
NO PERSON MAY COPY, REPRODUCE, DISTRIBUTE OR ALTER THIS PLAN IN WHOLE OR IN PART WITHOUT THE WRITTEN PERMISSION OF CUNNINGHAM MCCONNELL LIMITED



1 SIDE NORTH WEST ELEVATION
A-202 1/4" = 1'-0"

Description

1 ISSUED FOR COMMITTEE OF ADJUSTMENT 2024-03-26

Project
PRIVATE RESIDENCE

216 Forestwood Drive,
Oakville, ON



95 St. Clair Avenue West, Suite 306, Toronto,
ON, CANADA, M4V 1N7

All reproduction & intellectual property rights reserved © 2023

Contractor must verify all dimensions and be responsible for same reporting any discrepancies to architect before commencing the work. The drawing is an instrument of service and shall remain the property of the architect; the copyright of this drawing and work executed from the same being reserved. Do not scale drawing.

This drawing shall not be used for construction unless signed by the architect.



Professional Seals

Date 2024-03-26 5:12:22 PM Project No. 20600

Sheet Title SIDE NORTH WEST ELEVATION

Dwg. File Name
\\MAKOW\Company Data\Makow\Drawings\Active\216 Forestwood\A-Rev\216 Forestwood 2.rvt

Scale 1/4" = 1'-0" Drawn Author Checked

Original is 36" x 24" Do not scale contents of this drawing

Author Checker

Sheet Number

A-202

