

BM P1 TOP OF SPINDLE
ELEV=182.41

UTM GRID NOTES

BEARINGS ARE U.T.M. GRID NAD83 (CSRS) EPOCH(2010), DERIVED FROM G.N.S.S. OBSERVATIONS AND THE LEICA SMARTNET BASE STATION NETWORK AND ARE REFERRED TO THE CENTRAL MERIDIAN 81°00' WEST LONGITUDE, ZONE 17.

DISTANCES SHOWN ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.9995804.

OBSERVED REFERENCE POINTS (ORP) DERIVED FROM G.N.S.S. OBSERVATIONS USING REAL TIME NETWORK (RTN), U.T.M. ZONE 17, NAD83 (CSRS) EPOCH(2010), COORDINATES TO URBAN ACCURACY PER SEC. 14(2) OF O.REG. 216/10		
POINT ID	NORTHING	EASTING
ORP 1	4723684.496	483445.785
ORP 2	4723659.366	483521.294
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		

FOR BEARING COMPARISONS, A ROTATION OF 00°21'30" COUNTER CLOCKWISE WAS APPLIED TO BEARINGS ON P1, AND A ROTATION OF 00°09'00" CLOCKWISE WAS APPLIED TO BEARINGS ON P2 TO CONVERT TO GRID BEARINGS.

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

BENCHMARK

ELEVATIONS ARE GEODETIC CGVD28(HIV2.0)(1997), DERIVED FROM G.N.S.S. OBSERVATIONS AND THE LEICA SMARTNET BASE STATION NETWORK.

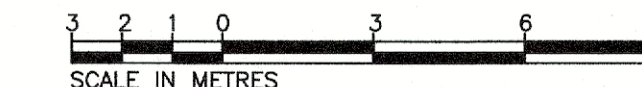
SITE BENCHMARKS

AS INDICATED ON THE FACE OF THIS PLAN.

PLAN OF SURVEY WITH TOPOGRAPHICAL DETAIL

OF ALL OF
LOT 30
AND PART OF
LOT 29
REGISTERED PLAN No. 204
(GEOGRAPHIC TOWNSHIP OF YARMOUTH)
IN THE
MUNICIPALITY OF
CENTRAL ELGIN
COUNTY OF ELGIN

SCALE 1:150



THE INTENDED PLOT SIZE OF THIS PLAN IS 915mm IN WIDTH BY 610mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:150

2026
ARCHIBALD, GRAY & MCKAY LTD.
ONTARIO LAND SURVEYORS

CAUTION

SURFACE FEATURES WERE LOCATED BY VISUAL INSPECTION, FEATURES UNDER VEHICLES, CONSTRUCTION DEBRIS, DIRT, SNOW, ETC. MAY NOT BE SHOWN.

TOPOGRAPHIC LEGEND

A/C	DENOTES AIR CONDITIONER
ASPH	DENOTES ASPHALT
BM	DENOTES BENCHMARK
CB	DENOTES CATCH BASIN
CONC	DENOTES CONCRETE
DIA	DENOTES DIAMETER IN mm
D/W	DENOTES DRIVEWAY
FH	DENOTES FIRE HYDRANT
GMR	DENOTES GAS METER
HMR	DENOTES HYDRO METER
HP	DENOTES HYDRO POLE
LS	DENOTES LAMP STANDARD
MH	DENOTES MANHOLE
OHV	DENOTES OVERHEAD WIRES
S/W	DENOTES SIDEWALK
WV	DENOTES WATER VALVE
WVS	DENOTES WATER VALVE SERVICE
N	DENOTES NORTH
E	DENOTES EAST
W	DENOTES WEST
S	DENOTES SOUTH
PA	DENOTES POLE ANCHOR
P	DENOTES SIGN
CT	DENOTES CONIFEROUS TREE
DT	DENOTES DECIDUOUS TREE
SR	DENOTES SHRUB

NOTES & LEGEND

■	DENOTES MONUMENT FOUND
CD	DENOTES MONUMENT PLANTED
CC	DENOTES CUT CROSS
CP	DENOTES CONCRETE PIN
IB	DENOTES IRON BAR
PB	DENOTES PLASTIC BAR
RIB	DENOTES ROUND IRON BAR
WIT	DENOTES WITNESS
AGM	DENOTES ARCHIBALD, GRAY & MCKAY LTD., O.L.S.'s
HR	DENOTES HOLSTEAD & REDMOND, O.L.S.'s
741	DENOTES D.L. HOUGHTON, O.L.S.
1130	DENOTES J.G. RUPERT O.L.S.
RP	DENOTES REGISTERED PLAN
P1	DENOTES HR PLAN# 80-0238'C DATED JUNE 16, 1999
P2	DENOTES AGM PLAN# W-14648, FILE# PS-0204-01, DATED OCTOBER 31, 2014
P3	DENOTES REGISTERED PLAN No. 204
N1	DENOTES J.G. RUPERT FIELD NOTES, FILE# 71-F243, DATED OCTOBER 26, 1971
N2	DENOTES HOLSTEAD, ORENDOFF & REDMOND FIELD NOTES, FILE# 80-0238, DATED APRIL 25, 1980
D1	DENOTES INSTRUMENT No.

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 THE 6th DAY OF MARCH, 2026.

March 17, 2026
DATE

THOMAS J. STIRLING
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY IS RELATED TO
AOLS PLAN SUBMISSION FORM NUMBER V128516.

AGM PLAN • SURVEY • ENGINEER		ARCHIBALD, GRAY & MCKAY LTD. 3514 WHITE OAK ROAD, LONDON, ON, N6E 2Z9 PHONE: 519-685-5300 FAX: 519-685-5303 EMAIL: info@agm.on.ca WEB: www.agm.on.ca
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DRAWN BY: BLB	DIGITAL FILE: PS2601TP1C24.dwg	PLAN No:
CHECKED BY: RAM	FIELDWORK BY: B. PALIZE	8-L-9955
FILE No: PS-0204-01-2	Plot date: Mar 17, 2026	

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