

Attach #4

PART 1
SURVEYOR'S REAL PROPERTY REPORT
PLAN OF SURVEY OF
SUMMER RESORT LOCATION S.B. 31
GEOGRAPHIC TOWNSHIP OF SCADDING
CITY OF GREATER SUDBURY
DISTRICT OF SUDBURY

SCALE 1:300
TULLOCH GEOMATICS INC., O.L.S.
2021

SURVEYOR'S REAL PROPERTY REPORT - PART 2
DESCRIPTION OF LAND
SUMMER RESORT LOCATION S.B. 31 AS IN LETTERS PATENT EP8422, BEING ALL OF PIN 73514-0086, CITY OF GREATER SUDBURY, DISTRICT OF SUDBURY.
REGISTRARS EASEMENTS AND/OR RIGHT OF WAYS
COMPLIANCE WITH MUNICIPAL ZONING BY-LAWS
BOUNDARIES NOT CONFIRMED BY THIS REPORT, SETBACKS AS SHOWN, ELEMENTS AS SHOWN

ADDITIONAL REMARKS:
THIS REPORT WAS PREPARED FOR RICHARD MILLER AND THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES.
NOTE:
THIS REPORT CAN BE UPDATED BY THIS OFFICE, HOWEVER NO FURTHER PROFESSIONAL REPORT WILL BE ISSUED SUBSEQUENT TO THE DATE OF CERTIFICATION.

MUNICIPAL ADDRESS:
108 BAYVIEW ROAD

NOTE:
BUILDING TIES ARE PERPENDICULAR OR RADIAL TO PROPERTY LIMITS AND ARE TO THE EXTERIOR FRAME OUTLINE OF THE BUILDING.

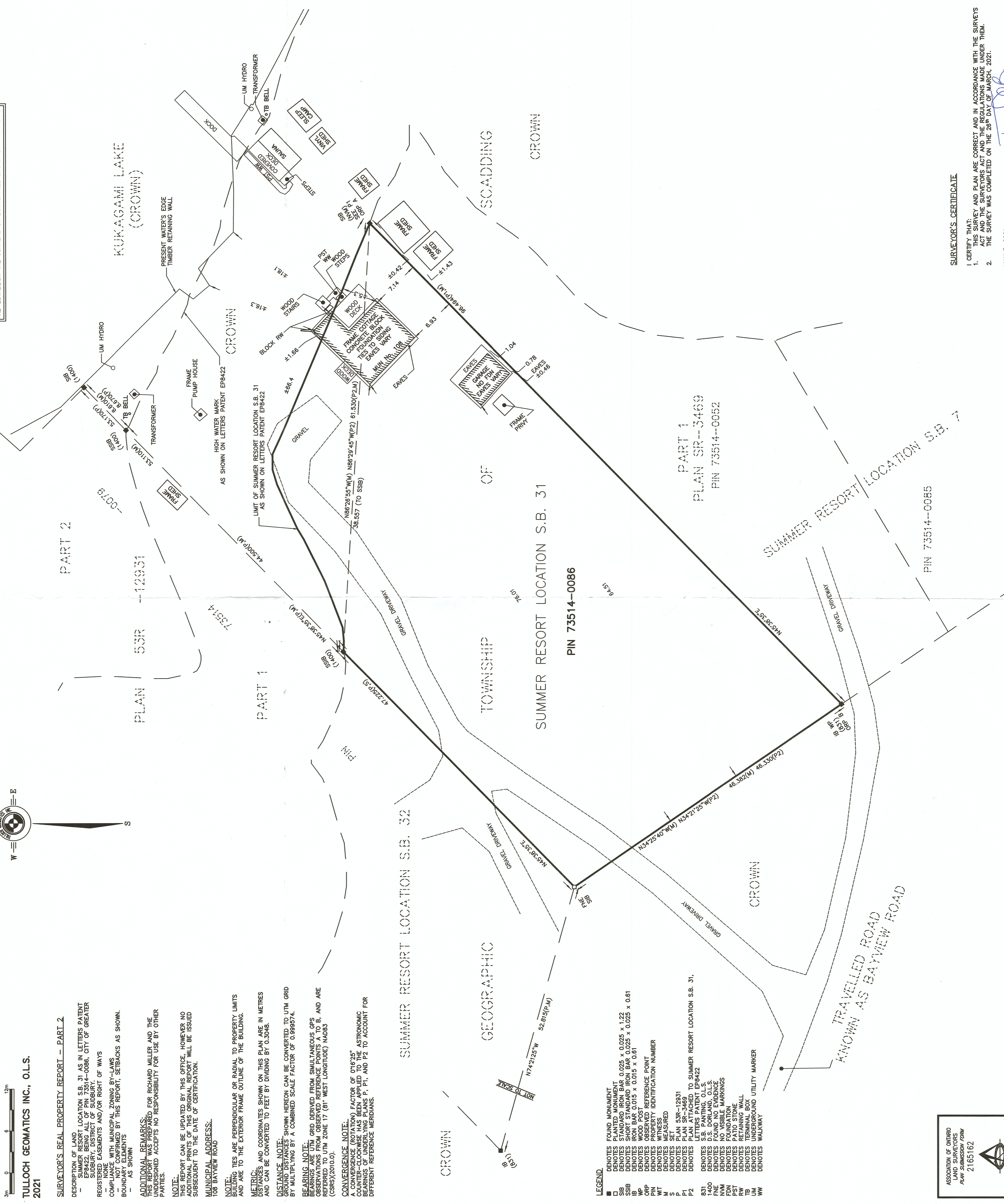
METRIC:
DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

DISTANCE NOTE:
GROUND DISTANCES SHOWN HEREON CAN BE CONVERTED TO UTM GRID BY MULTIPLYING BY A COMBINED SCALE FACTOR OF 0.999874.

BEARINGS NOTE:
GRID DERIVED FROM SIMULTANEOUS GPS OBSERVATIONS FROM OBSERVED REFERENCE POINTS A TO B, AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS)(2010.0).

CONVERGENCE NOTE:
A CONVERGENCE (ROTATION) FACTOR OF 018'28" COUNTER-CLOCKWISE HAS BEEN APPLIED TO THE ASTROMERIC BEARINGS OF UNDERLYING PLANS P, P1, AND P2 TO ACCOUNT FOR DIFFERENT REFERENCE MERIDIANS.

INTEGRATION COORDINATE TABLE
COORDINATES ARE DERIVED FROM GPS OBSERVATION USING PRECISE POINT POSITIONING (PPP) AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE), NAD83(CSRS)(2010).
COORDINATE VALUES ARE TO RURAL ACCURACY IN ACCORDANCE WITH SECTION 14 (2) OF O.REG 216/10.
OBSERVED REFERENCE POINTS
NORTHING
EASTING
ORP A 5172911.56 531033.68
ORP B 5172844.13 531034.72
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH THE CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.



- LEGEND
- FOUND MONUMENT
 - PLANNED MONUMENT
 - SIB DENOTES STANDARD IRON BAR 0.025 x 0.025 x 1.22
 - IB DENOTES IRON BAR 0.015 x 0.015 x 0.61
 - ORP DENOTES OBSERVED REFERENCE POINT
 - PIN DENOTES PROPERTY IDENTIFICATION NUMBER
 - WT DENOTES WITNESS
 - M DENOTES MEASURED
 - S DENOTES SET
 - P DENOTES PLAN 53R-12931
 - P1 DENOTES PLAN SR-3469 TO SUMMER RESORT LOCATION S.B. 31.
 - P2 DENOTES PLAN ATTACHED EP8422
 - 831 DENOTES S.B. PAINTING, O.L.S.
 - 1400 DENOTES D.S. DORLAND, O.L.S.
 - PNE DENOTES FOUNDING EVIDENCE
 - FM DENOTES FOUNDING MARKINGS
 - FDN DENOTES FOUNDATION
 - PST DENOTES PATO STONE
 - RW DENOTES RETAINING WALL
 - UM DENOTES UNDERGROUND UTILITY MARKER
 - WW DENOTES UNDERGROUND WALKWAY

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
2165162
THIS PLAN IS NOT VALID UNLESS THE ORIGINAL COPY IS ISSUED BY THE SURVEYOR
Registration 1000, Section 28(3)

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NOT VALID UNLESS EMBOSSED WITH THE SEAL OF THE SURVEYOR

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 26th DAY OF MARCH, 2021.

MAY 5, 2021
DATE

TERRY DEL BOSCO
ONTARIO LAND SURVEYOR



TULLOCH GEOMATICS INC.
1942 REGENT ST. UNIT L
SUDBURY, ON P3E 3V3
T. 705 671.2295
F. 705 671.9477
600 810.1957
a.s.d.b.u.r.y@tulloch.co