



## COMMENT REQUEST FORM

**FILE NO: BNPL2013202**

☒ Building Department  
☒ Health Unit  
☒ Forestry Division  
☒ GIS Section  
☒ Fire/EMS  
☒ Public Works NOTE: If an agreement is req'd please  
attach the clauses you require in the agreement.

☐ Railway  
☒ Norfolk Power  
☐ Hydro One  
☐ Ministry of Transportation  
☒ Union Gas  
☒ Norfolk Heritage Committee  
☐ Conservation Authority

This Committee has received a consent/minor variance application concerning land within your jurisdiction. The proposal is explained on the attached application. If you require further information, please feel free to contact this office. In order to properly consider this application, the **Committee of Adjustment requires your comments by:**

# December 2, 2013

**APPLICANT:** ZITIA GROUP - CATHERINE COOPER, 2 GRAND RIVER STREET SOUTH PARIS, ON N3L2B2

**LOCATION:** PLAN 37M55 PT LOT 48 (1 & 3 Trillium Way, Simcoe)

**ASSESSMENT ROLL NO.:** 3310401015386490000

**PROPOSAL:** An application has been received to sever a parcel having a frontage of 3 m, a width of 3 m, a depth of 33.5 m, and an area of 100.5 sq m as a boundary adjustment. Proposed final lot size 619.75 sq m. Lands to be added to abutting lot to the east (Lot 49, 5 & 7 Trillium Way).

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### PLEASE REPLY BY EMAIL DIRECTLY TO:

**KAYLA RELL, B.A., M.A.**

PO Box 128, 22 Albert Street, Langton ON N0E 1G0  
(519) 426-5870 ext: 1828

**EMAIL:** [Kayla.Rell@norfolkcounty.ca](mailto:Kayla.Rell@norfolkcounty.ca)

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#### COMMITTEE OF ADJUSTMENT DECISION:

If you wish to be notified of the Decision of Norfolk County, Committee of Adjustment in respect of the proposed application, you must make a written request to:

Meghan Steinhoff, Secretary-Treasurer  
P.O. Box 128, 22 Albert Street, Langton ON N0E 1G0  
Phone: (519) 875-4485 ext 1835; Fax: (519) 875-4789  
[meghan.steinhoff@norfolkcounty.ca](mailto:meghan.steinhoff@norfolkcounty.ca)

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#### APPEALS TO THE ONTARIO MUNICIPAL BOARD:

If a person or public body that files an appeal of a Decision of Norfolk County Committee of Adjustment in respect of the proposed consent or variance does not make written submission to the Norfolk County Committee of Adjustment, before it gives or refuses to give a provisional consent or variance, the Ontario Municipal Board may dismiss the appeal.

**CIRCULATION DATE: November 15, 2013**

**CONSENT / SEVERANCE**

File Number	<u>BNPL2013202</u>	Application Fee	<u>✓</u>
Related File Number	<u>37M-55</u>	Conservation Authority Fee	<u>N/A</u>
Pre-consultation Meeting On	<u>N/A</u>	OSSD Form Provided	<u>N/A</u>
Application Submitted On	<u>Oct. 21/2013</u>	Sign Issued	<u>✓</u>
Complete Application On	<u>Oct. 21/2013</u>		<u>KR</u>

This development application must be typed or printed in ink and completed in full. An incomplete or improperly prepared application may not be accepted and could result in processing delays.

**Property assessment roll number: 3310-40161538649**

- |  |   |
|--|---|
| <input type="checkbox"/> Creation of a new lot             | <input checked="" type="checkbox"/> Boundary adjustment |
| <input type="checkbox"/> Surplus Dwelling                  | <input type="checkbox"/> Easement                       |
| <input type="checkbox"/> Farm Split (form to be completed) | <input type="checkbox"/> Right-of-way                   |
| <input type="checkbox"/> Other (lease / charge)            |   |

**A. APPLICANT INFORMATION**

Name of Applicant <sup>1</sup>	<u>ZITIA GROUP</u>	Phone #	<u>519-442-0500</u>
Address	<u>2 Grand River St. S.</u>	Fax #	<u>519-442-1774</u>
Town / Postal Code	<u>Paris, Ont N3L 2B2</u>	E-mail	<u>zitia@zitiagroup.com</u>

<sup>1</sup> If the applicant is a numbered company provide the name of a principal of the company.

**AGENT INFORMATION**

Name of Agent	<u>CATHERINE COOPER</u>	Phone #	<u>519-442-0500</u>
Address	<u>2 Grand River St. S.</u>	Fax #	<u>519-442-1774</u>
Town / Postal Code	<u>Paris, Ont. N3L 2B2</u>	E-mail	<u>planningsolutions@zitiagroup.com</u>

**OWNER(S) INFORMATION** Please indicate name(s) exactly as shown on the Transfer/Deed of Land

Name of Owners <sup>2</sup>	<u>EAST FOREST HOMES</u>	Phone #	<u>519-742-2846</u>
Address	<u>155 Washburn Drive</u>	Fax #	<u>519-743-4715</u>
Town / Postal Code	<u>Kitchener, Ont N2R 1S1</u>	E-mail	<u>—</u>

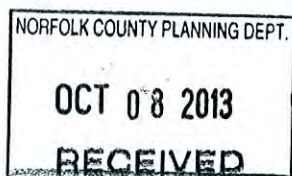
<sup>2</sup> It is the responsibility of the owner or applicant to notify the Planner of any changes in ownership within 30 days of such a change.

Please specify to whom all communications should be sent <sup>3</sup>: ☐ Applicant ☒ Agent ☐ Owner

<sup>3</sup> Unless otherwise directed, all correspondence, notices, etc., in respect of this development application will be forwarded to the Applicant noted above, except where an Agent is employed, then such will be forwarded to the Applicant and Agent.

Names and addresses of any holders of any mortgagees, charges or other encumbrances on the subject lands:

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Revised 10.2012

## B. LOCATION/LEGAL DESCRIPTION OF SUBJECT LANDS

Geographic Township	<u>County of Norfolk</u>	Urban Area or Hamlet	<u>Simcoe</u>
Concession Number	<u>-</u>	Lot Number(s)	<u>48 &amp; 49</u>
Registered Plan Number	<u>37M-55</u>	Lot(s) or Block Number(s)	<u>-</u>
Reference Plan Number	<u>-(not yet registered)</u>	Parl Number(s)	<u>19, 20 &amp; 21</u>
Frontage (metres/feet)	<u>27.25m (89.4 ft)</u>	Depth (metres/feet)	<u>33.5m (109.9 ft)</u>
Width (metres/feet)	<u>-</u>	Lot area (m <sup>2</sup> / ft <sup>2</sup> or hectares/acres)	<u>-</u>
Municipal Civic Address	<u>1, 3, 5, 7 Trillium Way</u>		

For questions regarding requirements for a municipal civic address please contact [NorfolkGIS@norfolkcounty.ca](mailto:NorfolkGIS@norfolkcounty.ca).

To obtain your municipal civic address for the severed lands please contact your local building inspector.

Are there any easements or restrictive covenants affecting the subject lands?

☐ Yes

☒ No

IF YES, describe the easement or covenant and its effect:

## C. PURPOSE OF DEVELOPMENT APPLICATION

Please explain what you propose to do on the subject lands/premises which makes this development application necessary (if additional space is required, please attach a separate sheet):

lot-line adjustment to provide an additional 3 m of  
frontage & area to adjacent lot to the west.

Name of person(s), if known, to whom lands or interest in lands is to be transferred, leased or charged (if known):

transferred to East Forest Homes Ltd

If a boundary adjustment, identify the **assessment roll number** and **property owner** of the lands to which the parcel will be added:

401.015.386.50.0000 / 401.015.389.01.0000

East Forest Homes Ltd

CONSENT / SEVERANCE

If the application involves the severance of a surplus farmhouse (through farm amalgamation), please list all properties in Norfolk County, which are owned and farmed by the applicant and involved in the farm operation:

Owners Name and Address (including those with part interest) Assessment Roll No. (obtained from your tax bill)	Geographic Township Concession and Lot #	Total Acreage (individual property)	Acres Workable (individual property)	Existing Farm Type (individual property e.g. corn production, orchard, tobacco)	Dwelling Present	Year Dwelling Built
SUBJECT LANDS					<input type="checkbox"/> Yes	<input type="checkbox"/> No
OTHER					<input type="checkbox"/> Yes	<input type="checkbox"/> No
					<input type="checkbox"/> Yes	<input type="checkbox"/> No
					<input type="checkbox"/> Yes	<input type="checkbox"/> No
					<input type="checkbox"/> Yes	<input type="checkbox"/> No
					<input type="checkbox"/> Yes	<input type="checkbox"/> No
					<input type="checkbox"/> Yes	<input type="checkbox"/> No

If the application proposes to divide a farm into two smaller agricultural parcels, please complete the following:

Description of Land	Lands to be Severed (m <sup>2</sup> / ft <sup>2</sup> or hectares/acres)	Lands to be Retained (m <sup>2</sup> / ft <sup>2</sup> or hectares/acres)
Area under cultivation		
Woodlot area		
Existing crops grown (type and area)		
Proposed crops grown (type and area)		

Description of Existing Buildings	Lands to be Severed	Lands to be Retained
Residence	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
Livestock barn	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
Type of livestock		
Capacity of barn		
Manure storage	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No
Type of manure storage		

Description of land intended to be **SEVERED**:

Frontage (metres/feet)	<u>3m (9.8 ft)</u>	Depth (metres/feet)	<u>33.5m (109.9 ft)</u>
Width (metres/feet)		Lot area (m <sup>2</sup> / ft <sup>2</sup> or hectares/acres)	<u>100.54 m<sup>2</sup> (1,081.8 sq ft)</u>
		PROPOSED FINAL LOT SIZE (if boundary adjustment)	<u>619.75 m<sup>2</sup> (6,671.1 sq ft)</u>

Existing use: Residential

Proposed use: Residential



Number and type of buildings and structures **EXISTING** on the land to be severed, please describe in metric units, the setback from the front lot line, rear lot line and side lot lines, the height of the building or structure and its dimensions or floor area:

None.

Number and type of buildings and structures **PROPOSED** on the land to be severed, please describe in metric units, the setback from the front lot line, rear lot line and side lot lines, the height of the building or structure and its dimensions or floor area:

Semi-detached dwelling units

Description of land intended to be **RETAINED**:

Frontage (metres/feet)	<u>24.25m (79.5 ft)</u>	Depth (metres/feet)	<u>33.5m (109.9 ft)</u>
Width (metres/feet)	<u>/</u>	Lot area (m <sup>2</sup> / ft <sup>2</sup> or hectares/acres)	<u>812.3 <del>m</del> m<sup>2</sup> (8,744.6 sqft)</u>

Existing use: Residential

Proposed use: Residential

Number and type of buildings and structures **EXISTING** on the land to be retained, please describe in metric units, the setback from the front lot line, rear lot line and side lot lines, the height of the building or structure and its dimensions or floor area:

None

Number and type of buildings and structures **PROPOSED** on the land to be retained, please describe in metric units, the setback from the front lot line, rear lot line and side lot lines, the height of the building or structure and its dimensions or floor area:

Semi-detached dwellings

Description of proposed **RIGHT OF WAY/EASEMENT**:

Frontage (metres/feet)	<u>/</u>	Depth (metres/feet)	<u>/</u>
Width (metres/feet)	<u>/</u>	Lot area (m <sup>2</sup> / ft <sup>2</sup> )	<u>/</u>

Proposed use: \_\_\_\_\_

#### D. PROPERTY INFORMATION

Present official plan designation(s): Residential

Present zoning: R2

Is there a site specific zone on the subject lands?

no

CONSENT / SEVERANCE

Has the owner previously severed any lands from this subject land holding or any other lands the owner has interest in since August 24, 1978?

☐ Yes ☒ No ☐ Unknown

If yes, indicate the file number and the status/decision: \_\_\_\_\_

Has any land been severed from the parcel originally acquired by the owner of the subject lands?

☐ Yes ☒ No ☐ Unknown

If yes, indicate the file number and the status/decision: \_\_\_\_\_

Number of separate parcels that have been created: \_\_\_\_\_

Date(s) these parcels were created: \_\_\_\_\_

Name of the transferee for each parcel: \_\_\_\_\_

Uses of the severed lands: \_\_\_\_\_

If this application proposes to sever a dwelling made surplus through farm amalgamation, when were the farm properties amalgamated? \_\_\_\_\_

Date of construction of the dwelling proposed to be severed: \_\_\_\_\_

Date of purchase of subject lands: 2011

**E. PREVIOUS USE OF THE PROPERTY**

Has there been an industrial or commercial use on the subject lands or adjacent lands?

☐ Yes ☒ No ☐ Unknown

If yes, specify the uses: \_\_\_\_\_

Has the grading of the subject lands been changed through excavation or the addition of earth or other material?

☒ Yes ☐ No ☐ Unknown

Has a gas station been located on the subject lands or adjacent lands at any time?

☐ Yes ☒ No ☐ Unknown

Has there been petroleum or other fuel stored on the subject lands or adjacent lands at any time?

☐ Yes ☒ No ☐ Unknown

Is there reason to believe the subject lands may have been contaminated by former uses on the site or adjacent sites?

☐ Yes ☒ No ☐ Unknown

Provide the information you used to determine the answers to the above questions:

Knowledge from Developer

if you answered yes to any of the above questions, a previous use inventory showing all known former uses of the subject lands, or if appropriate, the adjacent lands, is needed.

Is the previous use inventory attached?

☐ Yes ☒ No

## F. STATUS OF OTHER PLANNING DEVELOPMENT APPLICATIONS

Has the subject land or land within 120 metres of it been or is now the subject of an application under the *Planning Act, R.S.O. 1990, c. P. 13* for:

1. a minor variance or a consent;
2. an amendment to an official plan, a zoning by-law or a Minister's zoning order; or
3. approval of a plan of subdivision or a site plan?

☒ Yes ☐ No ☐ Unknown

if yes, indicate the following information about each application: If additional space is required, attach a separate sheet.

File number: unknown

Land it affects: Woodway Trails development

Purpose: Plan of Subdivision / OPA & ZBA

Status/decision: Approved

Effect on the requested amendment: none

Is the above information for other planning developments applications attached? ☐ Yes ☒ No

## G. PROVINCIAL POLICY

Is the requested application consistent with the provincial policy statements issued under subsection 3(1) of the *Planning Act, R.S.O. 1990, c. P. 13*?

☒ Yes ☐ No

If no, please explain:

Are the subject lands within an area of land designated under any provincial plan or plans?

☐ Yes ☒ No

If yes, does the requested application conform to or does not conflict with the provincial plan or plans:

Are any of the following uses or features on the subject lands or within 500 metres (1,640 feet) of the subject lands, unless otherwise specified? Please check the appropriate boxes, if any apply.

Use or Feature	On the Subject Lands		Within 500 Metres (1,640 feet) of Subject Lands (Indicate Distance)	
Livestock facility or stockyard (if yes, complete MDS 1 Calculation Form)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Wooded area	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Municipal landfill	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Sewage treatment plant or waste stabilization plant	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Provincially significant wetland (class 1, 2 or 3) or other environmental feature	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Floodplain	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Rehabilitated mine site	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Non-operating mine site within one kilometre	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Active mine site within one kilometre	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Industrial or commercial use (specify the use(s))	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Active railway line	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Seasonal wetness of lands	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Erosion	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance
Abandoned gas wells	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No _____ distance

## H. SERVICING AND ACCESS

### WATER SUPPLY

#### SEVERED

#### RETAINED

Municipal piped water

☒
☒

Communal Wells

☐
☐

Individual Wells

☐
☐

Other means (describe) \_\_\_\_\_

### SEWAGE TREATMENT

#### SEVERED

#### RETAINED

Municipal Sewers

☒
☒

Communal System

☐
☐

Septic tank and tile bed

☐
☐

Other means (describe) \_\_\_\_\_

### STORM DRAINAGE

#### SEVERED

#### RETAINED

Storm Sewers

☒
☒

Open ditches

☐
☐

Other (describe) \_\_\_\_\_



CONSENT / SEVERANCE

Have you consulted with Public Works & Environmental Services concerning stormwater management?

☒

Yes

☐

No

Has the existing drainage on the subject lands been altered?

☒

Yes

☐

No

Does a legal and adequate outlet for storm drainage exist?

☒

Yes

☐

No

☐ Unknown

Existing or proposed access to the **RETAINED** lands:

☐ Unopened road

☒ Municipal road maintained all year

☐ Municipal road maintained seasonally

☐ Provincial highway

☐ Right-of-way

☐ Other (describe below)

If other, describe: \_\_\_\_\_

Name of road/street: \_\_\_\_\_

Trillium Way

Existing or proposed access to SEVERED lands:

☐ Unopened road

☒ Municipal road maintained all year

☐ Municipal road maintained seasonally

☐ Provincial highway

☐ Right-of-way

☐ Other (describe below)

If other, describe: \_\_\_\_\_

Name of road/street: \_\_\_\_\_

Trillium Way

**I. OTHER INFORMATION**

Is there a time limit that affects the processing of this development application?

☐

Yes

☒

No

If yes, describe: \_\_\_\_\_

Is there any other information that you think may be useful in the review of this development application? If so, explain below or attach on a separate page.

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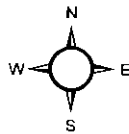
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# MAP 1

## File Number: BNPL2013202

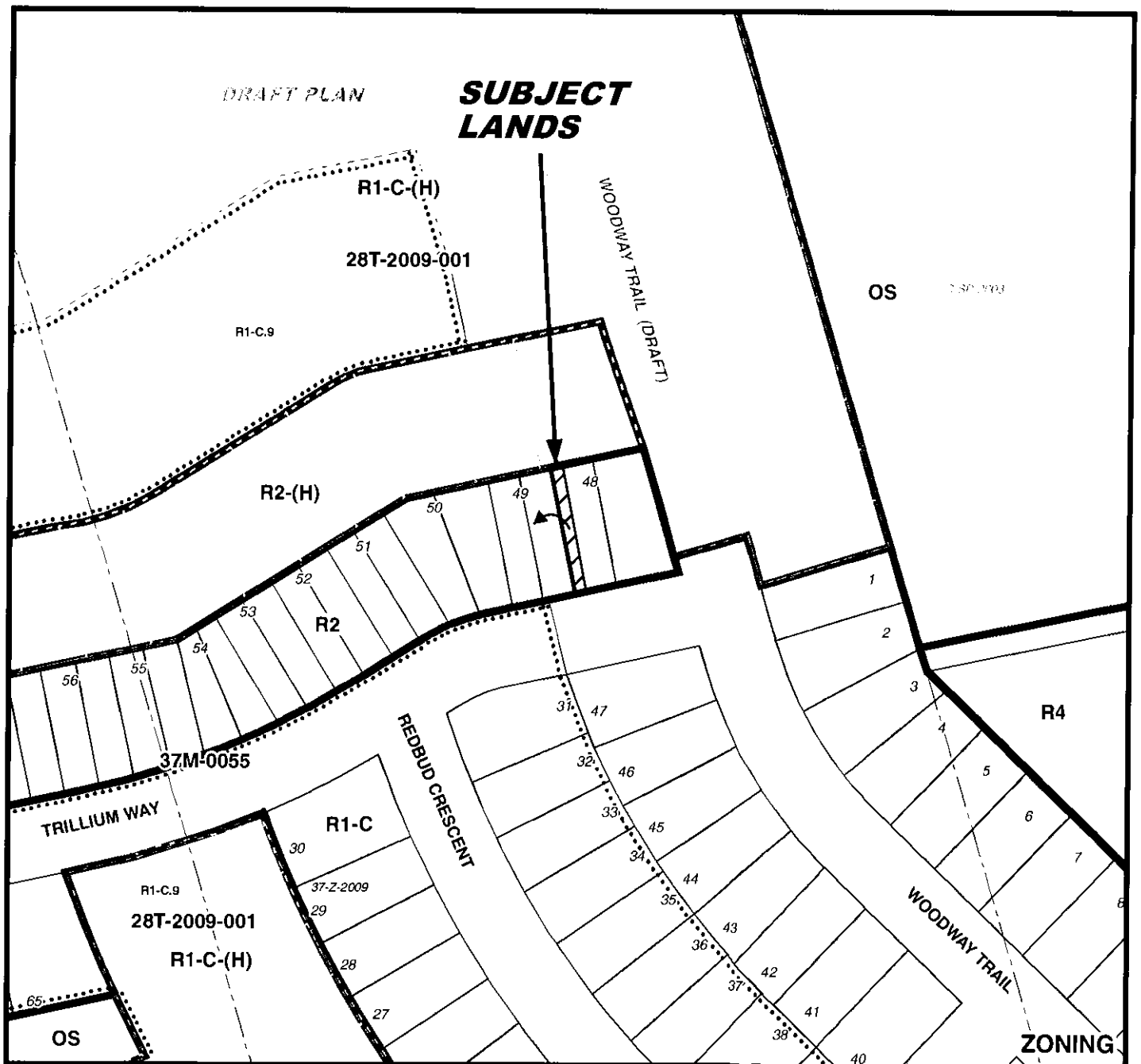
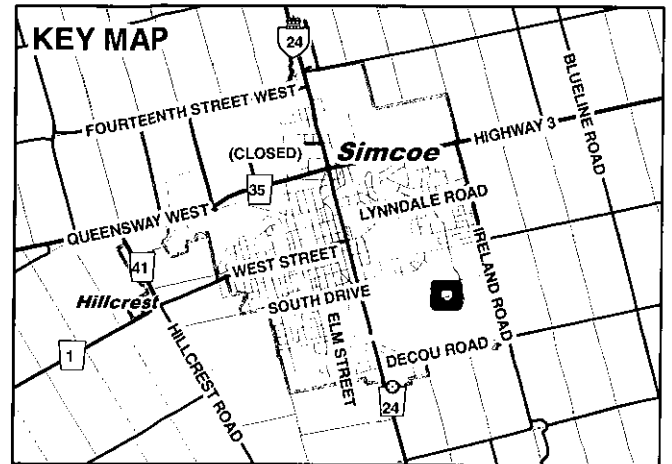
Urban Area of

### SIMCOE



1:1,500

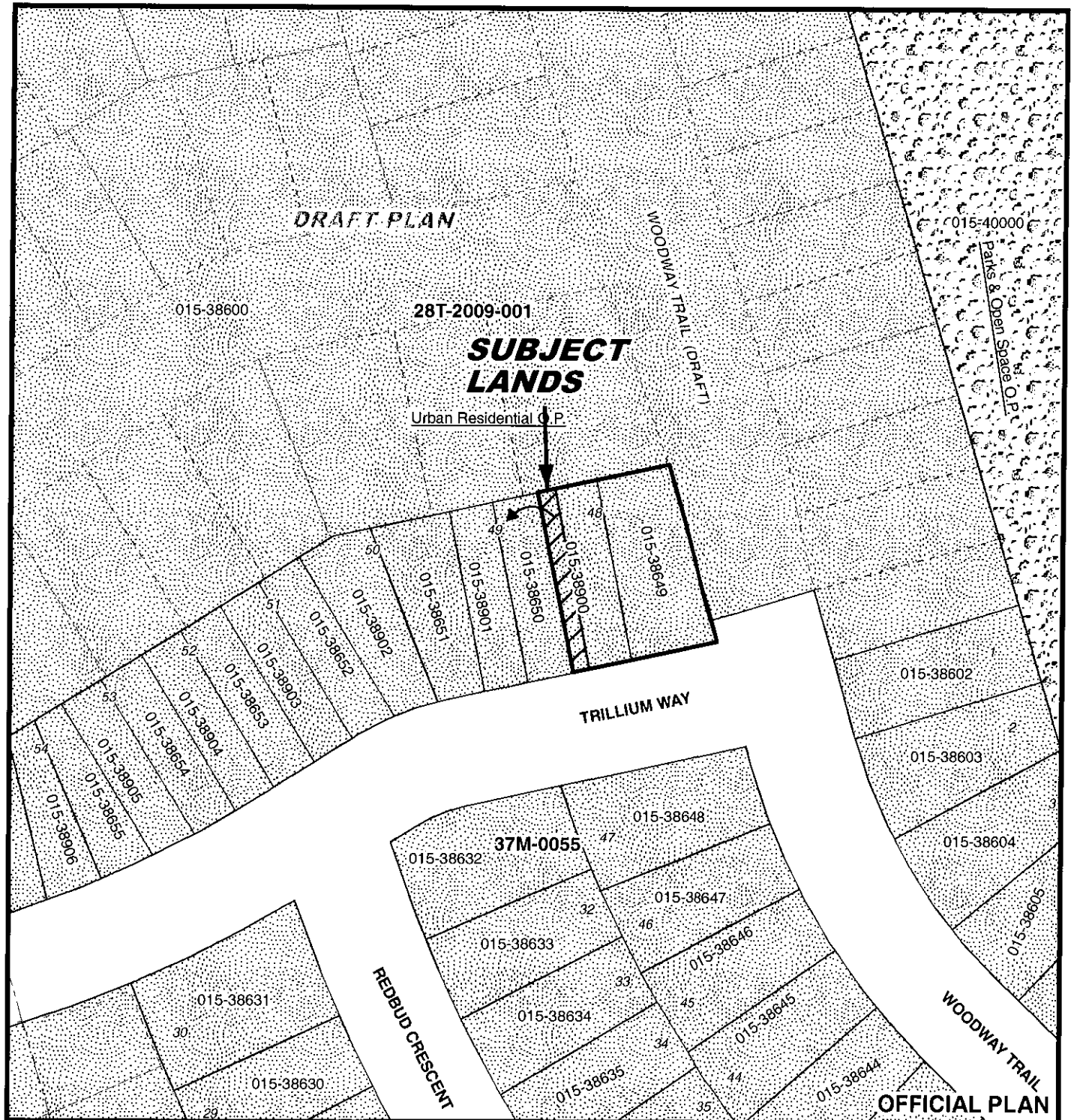
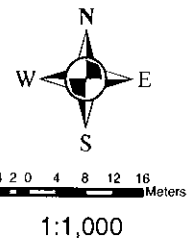
10 5 0 10 20 30 40 Meters



## MAP 2

File Number: BNPL2013202

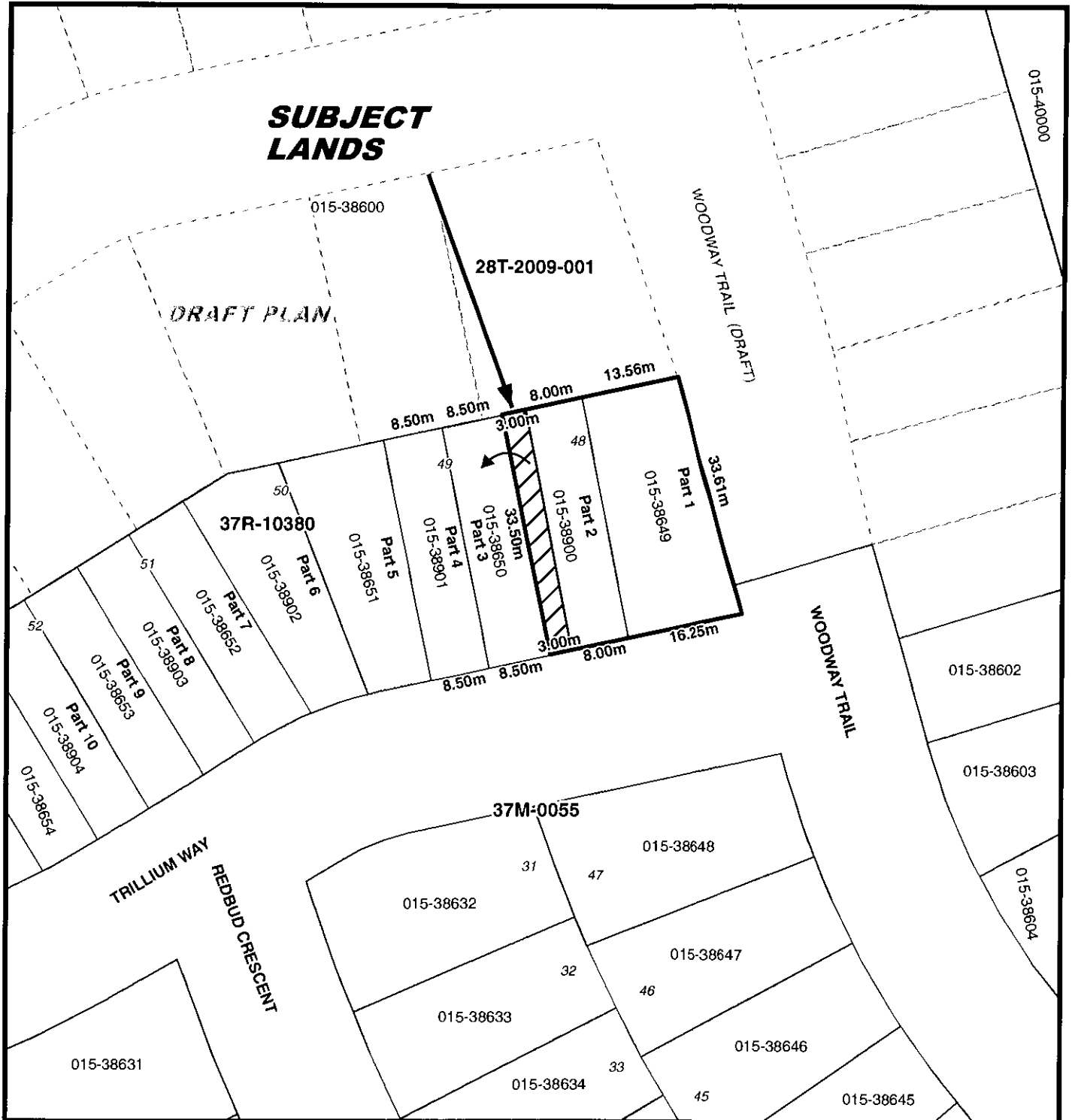
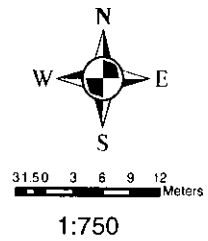
Urban Area of SIMCOE



# MAP 3

File Number: BNPL2013202

Urban Area of SIMCOE



PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

LOT	AREA	PLAN
1	15.00	PLAN 37R-10000
2	15.00	PLAN 37R-10000
3	15.00	PLAN 37R-10000
4	15.00	PLAN 37R-10000
5	15.00	PLAN 37R-10000
6	15.00	PLAN 37R-10000
7	15.00	PLAN 37R-10000
8	15.00	PLAN 37R-10000
9	15.00	PLAN 37R-10000
10	15.00	PLAN 37R-10000
11	15.00	PLAN 37R-10000
12	15.00	PLAN 37R-10000
13	15.00	PLAN 37R-10000
14	15.00	PLAN 37R-10000
15	15.00	PLAN 37R-10000
16	15.00	PLAN 37R-10000
17	15.00	PLAN 37R-10000
18	15.00	PLAN 37R-10000
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27	15.00	PLAN 37R-10000
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33	15.00	PLAN 37R-10000
34	15.00	PLAN 37R-10000
35	15.00	PLAN 37R-10000
36	15.00	PLAN 37R-10000
37	15.00	PLAN 37R-10000
38	15.00	PLAN 37R-10000
39	15.00	PLAN 37R-10000
40	15.00	PLAN 37R-10000
41	15.00	PLAN 37R-10000
42	15.00	PLAN 37R-10000
43	15.00	PLAN 37R-10000
44	15.00	PLAN 37R-10000
45	15.00	PLAN 37R-10000
46	15.00	PLAN 37R-10000
47	15.00	PLAN 37R-10000
48	15.00	PLAN 37R-10000
49	15.00	PLAN 37R-10000
50	15.00	PLAN 37R-10000

LOT	AREA	PLAN
1	15.00	PLAN 37R-10000
2	15.00	PLAN 37R-10000
3	15.00	PLAN 37R-10000
4	15.00	PLAN 37R-10000
5	15.00	PLAN 37R-10000
6	15.00	PLAN 37R-10000
7	15.00	PLAN 37R-10000
8	15.00	PLAN 37R-10000
9	15.00	PLAN 37R-10000
10	15.00	PLAN 37R-10000
11	15.00	PLAN 37R-10000
12	15.00	PLAN 37R-10000
13	15.00	PLAN 37R-10000
14	15.00	PLAN 37R-10000
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17	15.00	PLAN 37R-10000
18	15.00	PLAN 37R-10000
19	15.00	PLAN 37R-10000
20	15.00	PLAN 37R-10000
21	15.00	PLAN 37R-10000
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45	15.00	PLAN 37R-10000
46	15.00	PLAN 37R-10000
47	15.00	PLAN 37R-10000
48	15.00	PLAN 37R-10000
49	15.00	PLAN 37R-10000
50	15.00	PLAN 37R-10000

PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

PLAN OF SURVEY OF  
LOTS 13, 14, 15, 40, 41, 42  
43, 44, 45, 48, 49 & 50  
REGISTERED PLAN 37M-55  
NORFOLK COUNTY

SCALE 1:500  
B.A. JACOBS SURVEYING LTD.  
REGISTERED LAND SURVEYOR

BEARING NOTES:  
ALL BEARINGS ARE GIVEN IN DEGREES, MINUTES AND SECONDS.  
ALL DISTANCES ARE GIVEN IN METERS AND CENTIMETERS.  
ALL MONUMENTS ARE IDENTIFIED BY THEIR LOCATION AND CHARACTER.

LEGEND AND NOTES:  
1. MONUMENTS PLANTED BY THE SURVEYOR.  
2. MONUMENTS PLANTED BY THE OWNER.  
3. MONUMENTS PLANTED BY THE ADJACENT OWNER.  
4. MONUMENTS PLANTED BY THE ADJACENT OWNER.

CO-ORDINATES CANNOT BE USED TO RE-ESTABLISH CORNERS OF BOUNDARIES SHOWN ON THIS PLAN UNLESS SPECIFIED OTHERWISE.

SURVEYOR'S CERTIFICATE  
I, B.A. JACOBS, SURVEYOR, DO HEREBY CERTIFY THAT:  
1. THE SURVEY WAS MADE IN ACCORDANCE WITH THE SURVEY ACT AND THE REGULATIONS MADE UNDER THEREIN.  
2. THE SURVEY WAS COMPLETED ON \_\_\_\_\_

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_



PLAN 37R-  
RECEIVED AND DEPOSITED  
FILED ACT

DATE: \_\_\_\_\_  
BY: \_\_\_\_\_  
WITNESSES: \_\_\_\_\_  
NOTARY: \_\_\_\_\_



