

LEGEND

- SUBJECT SITE**
- ACCESS/PASSAGE EASEMENT**
- SANITARY SERVICING EASEMENT**

CONSENT SKETCH - PROPOSED EASEMENTS
SITE PLAN APPLICATION: SPC-20-119174
10950, 10952 WOODBINE AVENUE
CITY of MARKHAM,
REGION of YORK

- PROPOSED EASEMENTS:**
- To grant an access and passage easement with an approximate lot frontage of 5.55 m (18.20 ft), a lot depth of 210.45 m (690.45 ft), and an area of approximately 0.118 ha (0.293 ac) in favor of the property municipally known as 51 and 53 Mobis Drive (Parts 4, 10).
 - To grant a sanitary sewer easement with an approximately lot frontage of 171.34 m (562.14 ft), a lot depth of 5.0 m (16.40 ft), and an area of approximately 0.082 ha (0.203 ac) in favor of property municipally known as 51 and 53 Mobis Drive (Parts 2, 3, 10).

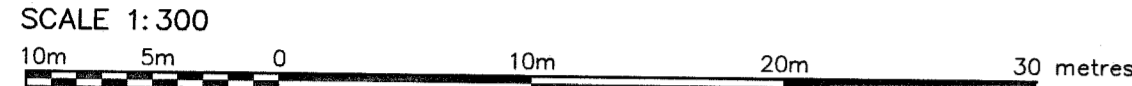
P.N.: 19.2691.00	Date: November 12, 2021
Scale: N.T.S	Revised:
Drawn By: D.S.	File No.: PN 2691_Consent_Plan

GWD
Gordon Walker Dornes
PROFESSIONAL PLANNERS

BRAMPTON
21 Queen Street East
Suite 500
Brampton, ON
L6W 3P1
P (905) 796 - 5790

MARKHAM
3601 Highway 7 East
Suite 310
Markham, ON
L3R 0M3
P (905) 477 - 6556

**PLAN OF SURVEY OF
PART OF LOT 28
CONCESSION 3
(GEOGRAPHIC TOWNSHIP OF MARKHAM)
CITY OF MARKHAM
REGIONAL MUNICIPALITY OF YORK**



R-PE SURVEYING LTD., O.L.S.
METRIC
DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

- NOTES**
- DENOTES MONUMENT FOUND
 - DENOTES MONUMENT SET
 - IB DENOTES IRON BAR
 - SIB DENOTES STANDARD IRON BAR
 - SSIB DENOTES SHORT STANDARD IRON BAR
 - CP DENOTES CONCRETE PIN
 - CC DENOTES CUT CROSS
 - PB DENOTES PLASTIC BAR
 - P.I.N. DENOTES PROPERTY IDENTIFIER NUMBER
 - PL DENOTES PLAN 65R-39040
 - PL1 DENOTES PLAN 65R-35210
 - PL2 DENOTES PLAN 65R-35498
 - CALC DENOTES CALCULATED FROM PL1
 - (1727) DENOTES E. R. GARDEN LIMITED, O.L.S.
 - ORP DENOTES OBSERVED REFERENCE POINT

INTEGRATION NOTE
BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS (A), (B) AND (C) USING CANNET REAL TIME NETWORK (RTN) No. PRS239440769532, UTM ZONE 17, NAD83 (CSRS) (CBNV6-2010.0)
COORDINATES ARE UTM ZONE 17, NAD83 (CSRS) (CBNV6-2010.0), TO URBAN ACCURACY PER SEC. 14 (2) OF O.REG. 216/10, AND CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

POINT ID	NORTHING	EASTING
ORP (A)	4863219.81	630038.34
ORP (B)	4863110.92	629745.37
RTN RS239440769532	4856317.57	630179.42

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999810.

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 29th DAY OF JANUARY, 2021

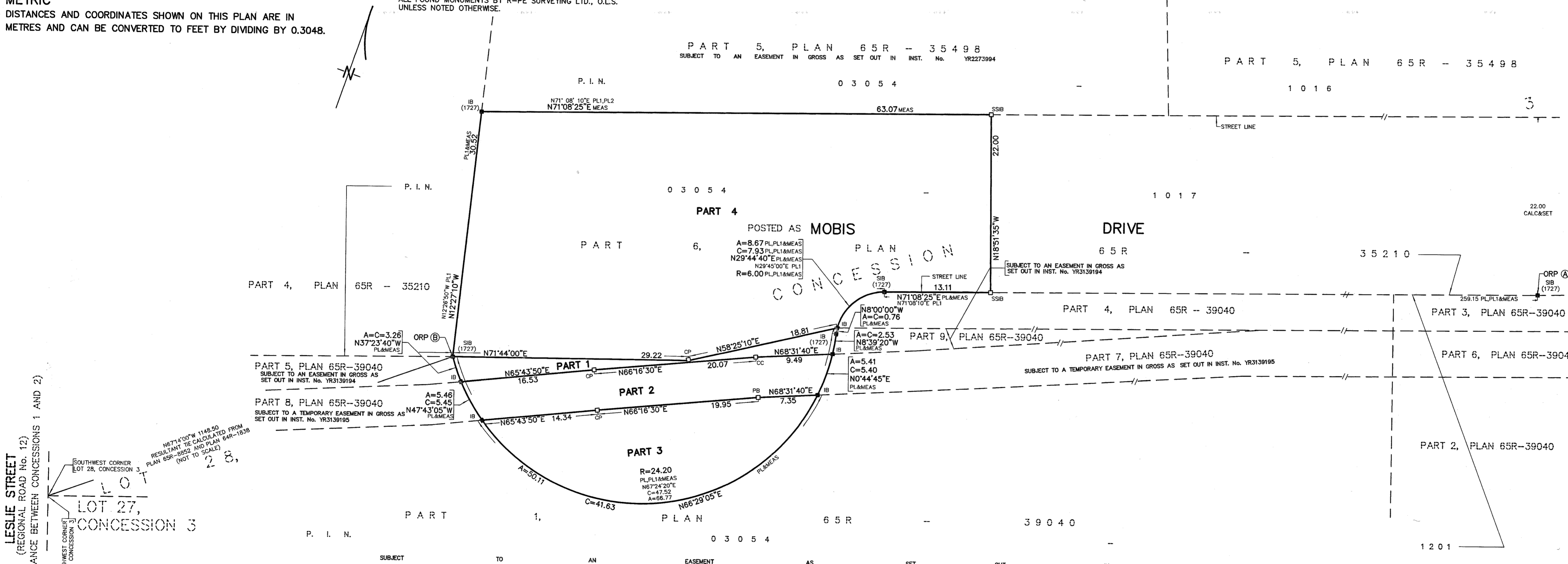
I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.
DATE JANUARY 29th, 2021
S. Goonewardena
S. GOONEWARDENA, O.L.S.

PLAN 65R-39300

RECEIVED AND DEPOSITED
DATE FEB. 12, 2021

Alec
REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF YORK (No.65)

SCHEDULE			
PART	PART OF LOT	CONCESSION	PART OF P.I.N.
1			
2	28	3	03054-1017
3			
4			



LESLIE STREET
(REGIONAL ROAD No. 12)
(ROAD ALLOWANCE BETWEEN CONCESSIONS 1 AND 2)

SOUTHWEST CORNER LOT 28, CONCESSION 3
RESULTANT TIE CALCULATED FROM PLAN 65R-8852 AND PLAN 64R-1838 (NOT TO SCALE)

NORTHWEST CORNER LOT 27, CONCESSION 3

rpe R-PE SURVEYING LTD.
ONTARIO LAND SURVEYORS
643 Chrislea Road, Suite 7
Woodbridge, Ontario L4L 8A3
Tel. (416) 635-5000 Fax (416) 635-5001
Tel. (905) 264-0881 Fax (905) 264-2099
Website: www.r-pe.ca
DRAWN: V.K./I.A.A. CHECKED: S.G.
JOB No. 20-042 CAD FILE No. 20-042R04a

**PLAN OF SURVEY OF
PART OF LOTS 27 AND 28
CONCESSION 3
(GEOGRAPHIC TOWNSHIP OF MARKHAM)
CITY OF MARKHAM
REGIONAL MUNICIPALITY OF YORK**

SCALE 1:300
10m 5m 0 10m 20m 30metres
R-PE SURVEYING LTD., O.L.S.

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

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 ____ DAY OF _____, 2021
DATE _____, 2021

S. GOONEWARDENA
ONTARIO LAND SURVEYOR

POSTED AS **MOBIS DRIVE**
PART 6, PLAN 65R -- 35210

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.
DATE _____, 2021
S. GOONEWARDENA, O.L.S.

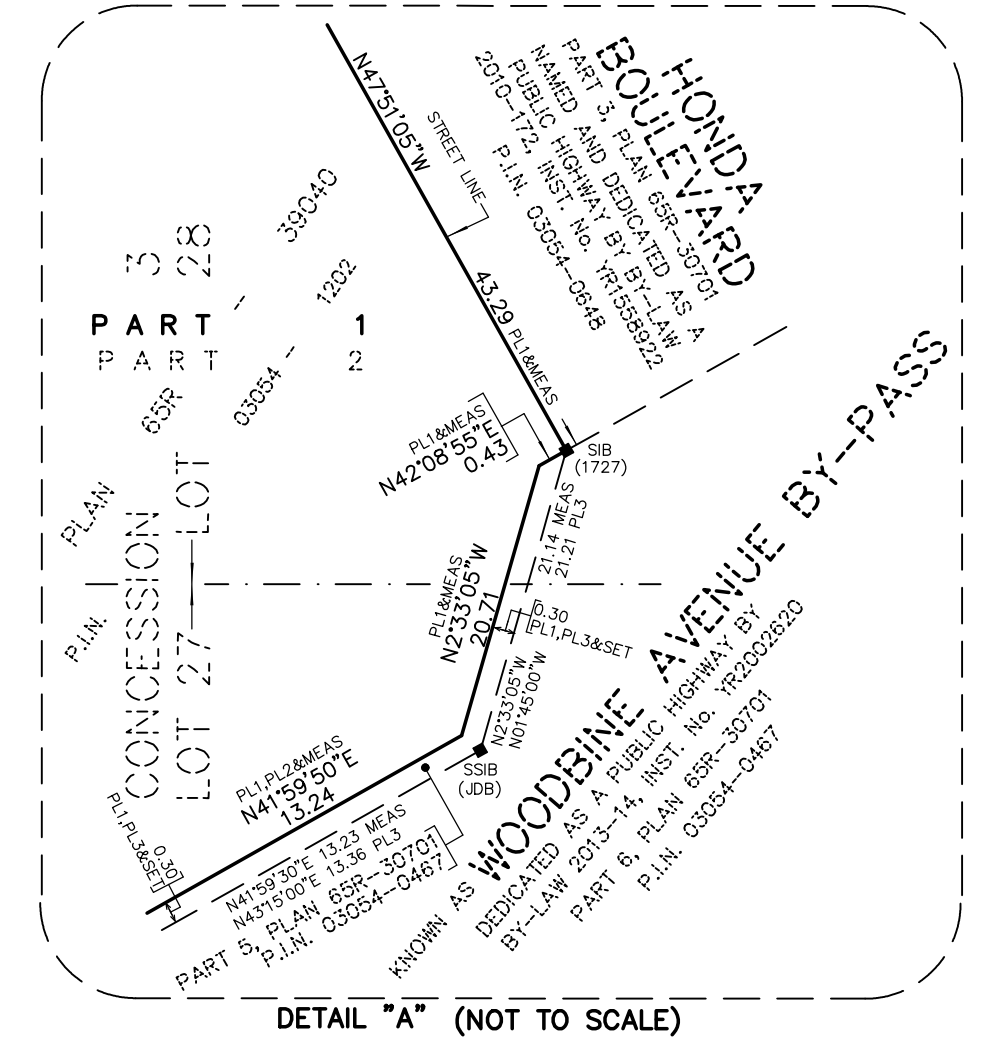
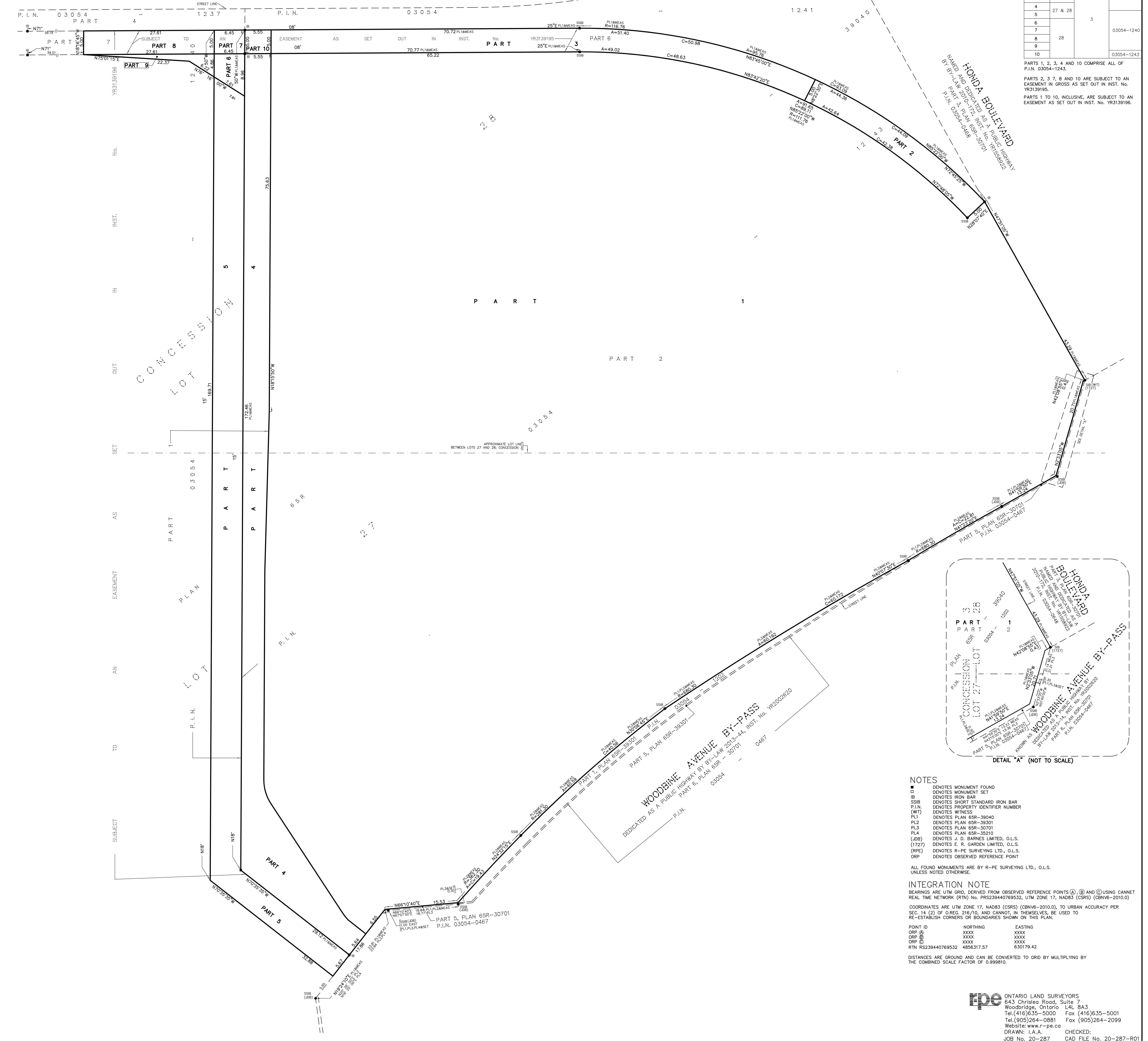
PLAN 65R-

RECEIVED AND DEPOSITED
DATE _____, 2021

REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF YORK (No.65)

SCHEDULE			
PART	PART OF LOTS	CONCESSION	PART OF P.I.N.
1	27 & 28		
2	28		03054-1243
3			
4	27 & 28	3	
5			
6			
7			03054-1240
8	28		
9			
10			03054-1243

PARTS 1, 2, 3, 4 AND 10 COMPRISE ALL OF P.I.N. 03054-1243.
PARTS 2, 3, 7, 8 AND 10 ARE SUBJECT TO AN EASEMENT IN GROSS AS SET OUT IN INST. No. YR3139195.
PARTS 1 TO 10, INCLUSIVE, ARE SUBJECT TO AN EASEMENT AS SET OUT IN INST. No. YR3139196.



- NOTES**
- DENOTES MONUMENT FOUND
 - DENOTES MONUMENT SET
 - IB DENOTES IRON BAR
 - SSB DENOTES SHORT STANDARD IRON BAR
 - P.I.N. DENOTES PROPERTY IDENTIFIER NUMBER
 - (WIT) DENOTES WITNESS
 - PL1 DENOTES PLAN 65R-39040
 - PL2 DENOTES PLAN 65R-39301
 - PL3 DENOTES PLAN 65R-30701
 - PL4 DENOTES PLAN 65R-30210
 - (JDB) DENOTES J. D. BARNES LIMITED, O.L.S.
 - (1727) DENOTES E. R. GARDEN LIMITED, O.L.S.
 - (RPE) DENOTES R-PE SURVEYING LTD., O.L.S.
 - ORP DENOTES OBSERVED REFERENCE POINT

ALL FOUND MONUMENTS ARE BY R-PE SURVEYING LTD., O.L.S. UNLESS NOTED OTHERWISE.
INTEGRATION NOTE
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POINT ID NORTHING EASTING
ORP (A) XXXX XXXX
ORP (B) XXXX XXXX
ORP (C) XXXX XXXX
RTN RS239440769532 4856317.57 630179.42
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Website: www.r-pe.co
DRAWN: I.A.A. CHECKED:
JOB No. 20-287 CAD FILE No. 20-287-101



AREA CERTIFICATE

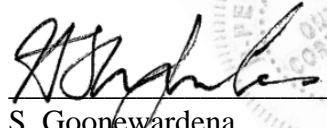
for

**Part of Lots 27 and 28, Concession 3
(Geographic Township of Markham)
City of Markham
Regional Municipal of York
Our File No. 20-042**

I, S. Goonewardena, an Ontario Land Surveyor of the City of Vaughan, hereby certify that the areas listed below have been computed from the following deposited reference plans.

<u>Parcel ID</u>	<u>Description</u>	<u>Area (Hectares)</u>
“West Parcel”	Parts 1, 5, 7, 8 and 9 on Plan 65R-39040 and Parts 1, 2 and 3 on Plan 65R-39300 save and except Parts 2 and 4, Plan 65R-39301	10.617
“East Parcel”	Parts 2 and 6 on Plan 65R-39040 save and except Part 1, Plan 65R-39301	2.377

March 22nd, 2021
Date


S. Goonewardena
Ontario Land Surveyor

