THOUSAND ISLANDS PARKWAY

(THE KING'S HIGHWAY NO. 2S - PER PLAN 563)

BEARING REFERENCE
N 70°56'15"E 272.15

LOCAL BM NO. 1
TOP OF CONCRETE MONUMENT
ELEV. - 77.91

NORTHING: 4912448.69
EASTING: 418689.34

R=117.80
N89°14'40"E
C=52.57
(PER PLAN 28R-12189)

CM (MTO)

N 70°56'15"E 86.43
(SET PER PLAN 28R-6848)

SSIB (1296)

139.22

IP (RFM)

77.93

55.04 (M)
54.96 (1296)
55.09 (RJJ)

INTERSECTION OF THE LINE BETWEEN LOTS 14 AND 15, CONCESSION 1, WITH THE SOUTHERLY LIMIT OF THE THOUSAND ISLANDS PARKWAY, PER PLAN 28R-6848.

LOT 14
LOT 15

LOT 15
CONCESSION 1

PART 1
PLAN 28R-7773
INST NO. 205312

PART 1
PLAN 28R-12189

PART 2
PLAN 28R-12189

LOT LINE

N 27°20'00"W (M)
N 27°19'50"W (M) (1296)
96.41

N 28°44'00"W 121.38 (RFM & SET)

N68°09'00"E 34.23
12.28
21.95
SSIB (RJJ)
SSIB (RJJ)
IP (RFM)

INTERSECTION OF THE LINE BETWEEN LOTS 15 AND 16 CONCESSION 1, WITH THE SOUTHERLY LIMIT OF THE THOUSAND ISLANDS PARKWAY PER PLAN 28R-12189.

GEOGRAPHIC TOWNSHIP OF LANSDOWNE

INST NO. 259398

N 27°18'00"W
25.91 (RFM & SET)

5000 5001 75.9 GSC CONTOUR 5002 5003 5004

LIMIT OF WATER'S EDGE BY R.F. MUCKLESTONE O.L.S. AUGUST 7, 1958

PER PLAN OF SURVEY

INST NO. 340994

27.43 (RFM & SET)

N 27°14'00"W (M)
N 27°14'20"W (M) (1296)
34.122

PART 3
PLAN 28R-12189
INST NO. 301604

N 71°36'E
75.0 ±

75.9 GSC CONTOUR

SSIB

N 71°36'56"E 74.89

12.5±

SSIB (WIT)

CONCRETE BOAT RAMP

N 27°18'30"W
8.6±

SSIB (WIT)

17.83

N 59°00'20"E
16.31

N 58°02'10"E

6.36

SIB (WIT) (1296)

1.2±

PART 1

FILL

SSIB (WIT)

N 66°23'00"E
15.99

SSIB (WIT)

N 63°25'48"E
17.67

SSIB (WIT)

N 40°16'40"E
12.88

N 61°58'25"W 1.04

N 42°39'56"W 1.01

N 03°07'30"W 3.38

N 88°53'20"E 3.44

EDGE OF STONE FILL

FACE OF CONCRETE RETAINING WALL

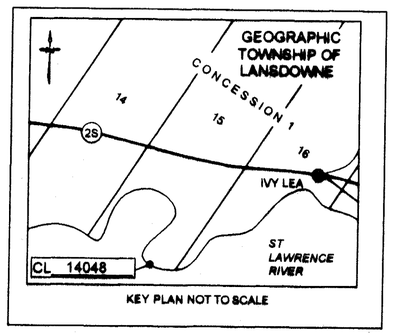
FACE OF STEEL RETAINING WALL

SEE ENLARGEMENT

END OF FLOATING DOCK

PART 2
PLAN 28R-7939

PART 2



KEY PLAN NOT TO SCALE

THE SHORE OF THE ST.LAWRENCE RIVER HAS BEEN ARTIFICIALLY ALTERED BY THE CONSTRUCTION OF RETAINING WALLS AND ADDITION OF FILL. THE POSITION OF THE WATER'S EDGE AS SHOWN ON A PLAN OF SURVEY BY R.F. MUCKLESTONE, O.L.S. DATED AUG. 7, 1958 IS THE BEST AVAILABLE EVIDENCE OF THE POSITION OF THIS LIMIT PRIOR TO THE ALTERATION.

4.2 EAST

PART 1
PLAN 28R-6848
CL 5931

2.6 EAST

CL 1275

PART 3
PLAN 28R-7939
CL 8327

WEST FACE OF FINGER DOCKS

PART 2

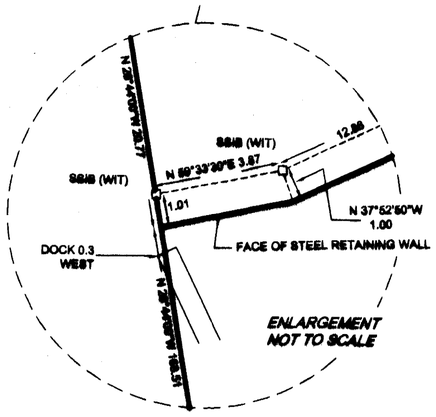
1.7 EAST

N 28°44'00"W 169.51

N 27°14'00"W 166.01

75.9m CONTOUR TIE TABLE

From Point	To Point	Bearing	Distance
98	5000	N 28°45'20" W	30.652
	5001	N 09°01'47" W	31.173
	5002	N 25°00'55" E	43.914
	5003	N 30°13'25" E	51.878
	5004	N 39°07'57" E	50.588
	5005	N 56°04'35" E	48.465
	5006	N 58°54'05" E	68.089
	5007	N 56°11'27" E	68.631
	5008	N 61°08'49" E	85.746



SOUTH FACE OF FINGER DOCKS

END OF FLOATING DOCK

DOCK 1.8 EAST

1.00

N 61°02'30"E 81.40

ST. LAWRENCE RIVER

FLOW

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE REGISTRY ACT
(DATED) SEPT. 13, 2006

RONALD H. SMITH
ONTARIO LAND SURVEYOR

PLAN 28R - 12695
RECEIVED AND DEPOSITED
(DATED) Sept. 25, 2006

LAND REGISTRAR FOR THE REGISTRY DIVISION OF LEEDS N° 28

PERMISSION TO DEPOSIT THIS PLAN OF SURVEY OF CROWN LAND WAS GIVEN BY THE SURVEYOR GENERAL OF ONTARIO ON THE 8th DAY OF SEPTEMBER, 2006.

SCHEDULE

PART	LOCATION	INST. NO.	AREA	REMARKS
1	PART OF THE BED OF THE ST. LAWRENCE RIVER LYING IN FRONT OF LOT 15 CONCESSION 1		0.108 ha	CROWN
2			1.416 ha	
TOTAL AREA			1.524 ha	
GEOGRAPHIC TOWNSHIP OF LANSDOWNE				

PLAN OF SURVEY OF LOCATION CL 14048

BEING PART OF THE BED OF THE ST. LAWRENCE RIVER LYING IN FRONT OF LOT 15 CONCESSION 1

GEOGRAPHIC TOWNSHIP OF LANSDOWNE
NOW IN THE MUNICIPALITY OF TOWNSHIP OF LEEDS AND THE THOUSAND ISLANDS
COUNTY OF LEEDS

RONALD H. SMITH LTD. 2006

0 10 20 30 40
SCALE-1:500 METRES

NOTES

BEARINGS ARE ASTRONOMIC, DERIVED FROM EVIDENCE OF THE SOUTHERLY LIMIT OF THE THOUSAND ISLANDS PARKWAY, HAVING A BEARING OF N 70°56'15"E, AS SHOWN ON PLAN 563 (P-2026-6).

THERE ARE NO FENCES ON BOUNDARIES UNLESS OTHERWISE INDICATED

INSUFFICIENT OVERBURDEN TO SET STANDARD IRON BARS IN SOME LOCATIONS

ELEVATIONS ARE GEODETIC DERIVED FROM GSC 0011968U353 HAVING AN ELEVATION OF 81.371 CGVD28

LOCAL BENCHMARK NO. 1: MTO CONCRETE MONUMENT SOUTH SIDE OF THE THOUSAND ISLANDS PARKWAY HAVING AN ELEVATION OF 77.91.

GRID COORDINATES SHOWN HEREON ARE REFERRED TO THE NAD 83 (1989 ADJUSTMENT) 6° UTM PROJECTION, ZONE 18, CENTRAL MERIDIAN 75° WEST, AND ARE DERIVED FROM HORIZONTAL CONTROL MONUMENTS 00819711428 (N 4908216.377 E 404965.201) AND 00919723700 (N 4909916.877 E 406793.969)

DISTANCES SHOWN HEREON ARE HORIZONTAL GROUND LEVEL DISTANCES WHICH MAY BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY A COMBINED SCALE FACTOR OF .99969775.

LEGEND

□	DENOTES	MONUMENT PLANTED
■	"	MONUMENT FOUND
IB	"	IRON BAR
SIB	"	STANDARD IRON BAR
SSIB	"	SHORT STANDARD IRON BAR
RIB	"	ROUND IRON BAR
CP	"	CONCRETE PIN
RPL	"	ROCK PLUG
RIBC	"	ROUND IRON BAR WITH CAP
CC	"	CUT CROSS
IP	"	IRON PIPE
C.L.F.	"	CHAIN LINK FENCE
P.W.F.	"	POST AND WIRE FENCE
B.F.	"	BOARD FENCE
M	"	MEASURED
NTS	"	NOT TO SCALE
WIT	"	WITNESS
SU	"	SOURCE UNKNOWN
RFM	"	R.F. MUCKLESTONE, O.L.S.
1296	"	RONALD H. SMITH O.L.S.
RJJ	"	ROBERT J. JORDAN O.L.S.
P1	"	PLAN OF SURVEY BY RFM DATED AUG 7, 1958

METRIC

DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.304 8

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT:

(1) THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGISTRY ACT AND THE REGULATIONS MADE UNDER THEM.

(2) THE SURVEY WAS COMPLETED ON THE 7th DAY OF FEBRUARY, 2006.

(3) THIS PLAN AND FIELD NOTES WAS PREPARED FROM AN ACTUAL SURVEY PERFORMED UNDER MY PERSONAL SUPERVISION AND I WAS PRESENT ON THE SITE DURING THE PROGRESS OF THIS SURVEY.

SEPTEMBER 16, 2006
(DATED)

RONALD H. SMITH
ONTARIO LAND SURVEYOR

Ronald H. Smith
Comm. No. 1020

RONALD H. SMITH LTD.
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CANADA LANDS SURVEYORS

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1296 BATH ROAD, UNIT 3
KINGSTON, ONTARIO
1 613 547-1110

DWG BY JS 11/27/2005

REFERENCE # 04-143

04-143-PLANS.dwg

PLOTTED SEPT 15, 2006