

APPROVAL CERTIFICATE
APPROVED UNDER SECTION 51 OF THE PLANNING ACT, R.S.O. 1990, c.P. 13, AS AMENDED, BY THE GENERAL MANAGER OF PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT OF THE CITY OF HAMILTON UNDER THE AUTHORITY OF BY-LAW 07-323.

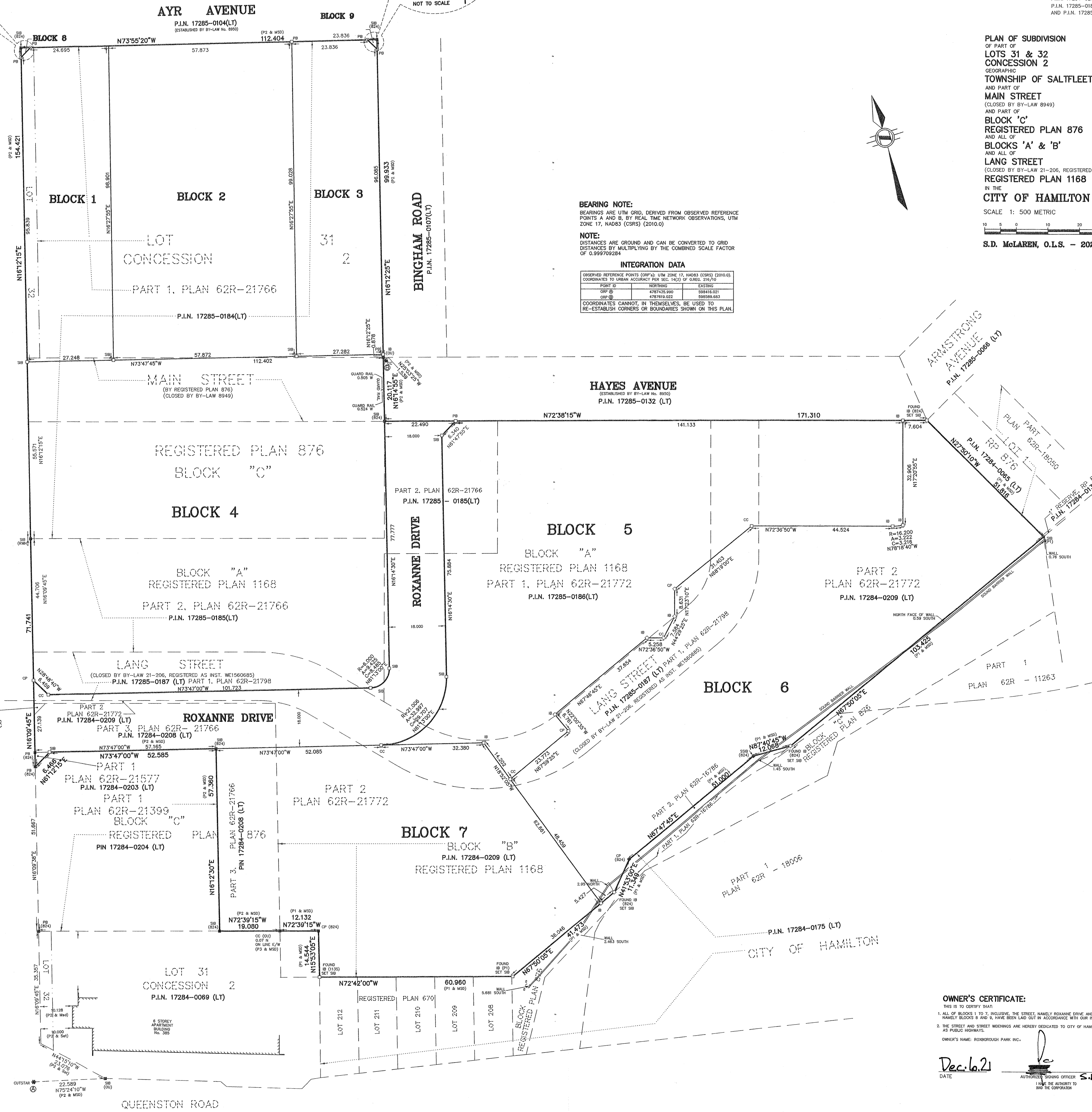
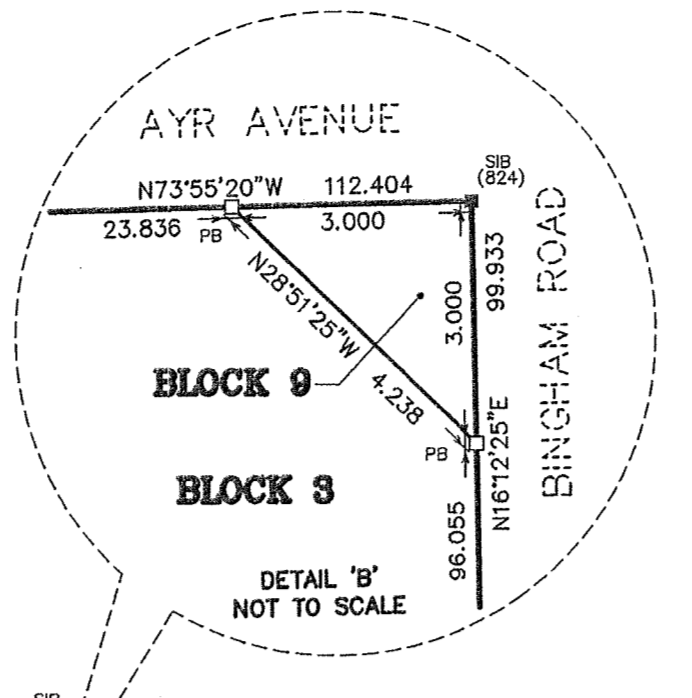
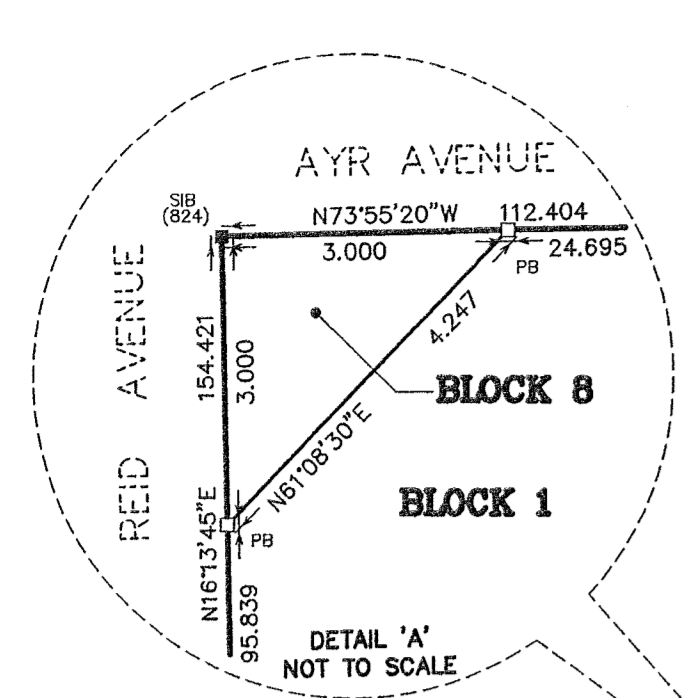
THIS 8th DAY OF December, 2021

A. McLaren
General Manager
City of Hamilton
Planning and Economic Development

I CERTIFY THAT THIS PLAN 62M-1278 IS REGISTERED IN THE LAND REGISTRY OFFICE OF WENTWORTH (62) AT 11:41 O'CLOCK ON THE 10th DAY OF December 2021.
P.L.N. 17284-0203 (LT) P.L.N. 17285-0184 (LT)
P.L.N. 17284-0208 (LT) P.L.N. 17285-0188 (LT)
P.L.N. 17284-0209 (LT) P.L.N. 17285-0184 (LT)
P.L.N. 17284-0210 (LT) P.L.N. 17285-0188 (LT)
AND REQUIRED CONSENTS ARE REGISTERED AS PLAN DOCUMENT No. VE 1567606
C. Adsett
REPRESENTATIVE FOR LAND REGISTRAR
THIS PLAN COMPRISES ALL OF PIN 17284-0203 (LT), P.L.N. 17284-0208 (LT), P.L.N. 17284-0209 (LT), P.L.N. 17284-0210 (LT), P.L.N. 17285-0184 (LT), P.L.N. 17285-0188 (LT), P.L.N. 17285-0184 (LT) AND P.L.N. 17285-0187 (LT).

PLAN OF SUBDIVISION
OF PART OF
LOTS 31 & 32
CONCESSION 2
GEOGRAPHIC
TOWNSHIP OF SALT FLEET
AND PART OF
MAIN STREET
(CLOSED BY BY-LAW 8949)
AND PART OF
BLOCK 'C'
REGISTERED PLAN 876
AND ALL OF
BLOCKS 'A' & 'B'
AND ALL OF
LANG STREET
(CLOSED BY BY-LAW 21-206, REGISTERED AS INST. WE1560685)
REGISTERED PLAN 1168
IN THE
CITY OF HAMILTON
SCALE 1: 500 METRIC

S.D. McLAREN, O.L.S. - 2021



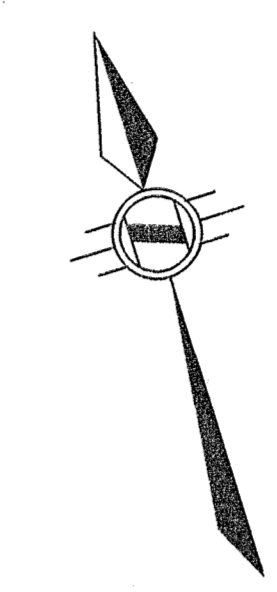
BEARING NOTE:
BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B, BY REAL TIME NETWORK OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS) (2010.0)

NOTE:
DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999709284

INTEGRATION DATA

POINT ID	NORTHING	EASTING
REF 01	4787435.990	299418.021
REF 02	4787191.622	299286.887

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.



OWNER'S CERTIFICATE:
THIS IS TO CERTIFY THAT:
1. ALL OF BLOCKS 1 TO 7, INCLUSIVE, THE STREET, NAMELY ROXANNE DRIVE AND THE STREET WIDENINGS, NAMELY BLOCKS 'A' AND 'B', HAVE BEEN Laid OUT IN ACCORDANCE WITH OUR INSTRUCTIONS.
2. THE STREET AND STREET WIDENINGS ARE HEREBY REDUCED TO CITY OF HAMILTON AS PUBLIC HIGHWAYS.
OWNER'S NAME: ROXBOROUGH PARK INC.
S. Manchia
DATE: Dec. 6, 2021
AUTHORIZED SIGNING OFFICER: S. MANCHIA
I HAVE BEEN ASSISTED BY: SEE SEE CORPORATION

- LEGEND:**
- DENOTES MONUMENT SET
 - DENOTES MONUMENT FOUND
 - IRON BAR
 - ▬ STANDARD IRON BAR
 - ▬ PLASTIC BARR
 - CUT CROSS
 - CONCRETE PILE
 - SHORT STANDARD IRON BAR
 - A.T. McLAREN O.L.S.
 - L.A. WOODS O.L.S.
 - GREG URSCHING
 - PLAN 62R-21772
 - PLAN 62R-21776
 - PLAN 62R-21798

METRIC NOTE
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 SURVEY ACT, THE SURVEYORS ACT AND THE LAND TILES ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 8th DAY OF NOVEMBER, 2021.
DATE: Dec 3, 2021
S. D. McLaren, O.L.S.

A.T. McLaren Limited
LEGAL AND ENGINEERING SURVEYS
69 JOHN STREET SOUTH, SUITE 230
HAMILTON, ONTARIO, L8N 2B9
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