

PLAN OF SURVEY
OF PART OF BLOCK 75
REGISTERED PLAN 16M-15
TOWNSHIP OF GEORGIAN BLUFFS
COUNTY OF GREY

SCALE 1 : 400
VAN HARTEN SURVEYING INC.

PARTS 1 AND 2 APPROVED AND PART 3 & 4 ARE EXEMPTED UNDER
SECTION 9(3) OF THE CONDOMINIUM ACT AND SECTION 51
OF THE PLANNING ACT BY THE COUNTY OF GREY
THIS ____ DAY OF _____, 2022

DIRECTOR OF PLANNING
COUNTY OF GREY

PART / SHEET	DATE
PART I OF VIII PARTS SHEET 3 OF 7 SHEETS	

GREY STANDARD CONDOMINIUM
PLAN No. 121

AMENDMENTS TO THE DECLARATION AND DESCRIPTION
REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF

GREY No. (16), AS INSTRUMENT No. _____ AT _____ O'CLOCK ON THE

DAY OF _____, 2022

REPRESENTATIVE FOR THE LAND REGISTRAR

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE CONDOMINIUM ACT (1998), THE SURVEYS ACT, THE SURVEYOR'S ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THIS SURVEY WAS COMPLETED JANUARY 18, 2022

DATE: JANUARY 18, 2022.


JAMES LAWS
ONTARIO LAND SURVEYOR

DECLARATION REGISTERED AS No. GY195747

THIS PLAN COMPRISES PART OF PIN 37037-0597 & ALL OF PIN 37037-0462

SCHEDULE OF APPURTENANT AND SERVIENT INTERESTS FOR PHASE 2
(UNDER CLAUSES 8 (l) (g) AND (h) OF THE CONDOMINIUM ACT, 1998)

	PARTS	PLAN No.	DESCRIBED IN INSTRUMENT
TOGETHER WITH (APPURTENANT INTERESTS)	3,6,7,8,10,12,13,15	16R-9233	GY5186
	COMMON ELEMENTS GREY CONDOMINIUM 86		GY16241
	2	16R-11054	GY166828
	8	16R-11409	DECLARATION
	6, 8 & 9	16R-11409	
SUBJECT TO (SERVIENT INTERESTS)	5 & 10	16R-11409	GY5186
	5 & 10	16R-11409	GY11931
	5 & 10	16R-11409	GY13208
	5 & 10	16R-11409	GY13215
	5 & 10	16R-11409	GY13655
	5 & 10	16R-11409	GY16241
	5 & 10	16R-11409	GY166828
	5 & 10	16R-11409	DECLARATION

BEARING AND COORDINATE NOTE:

- BEARINGS ARE GRID BEARINGS AND ARE DERIVED FROM GPS OBSERVATIONS AND ARE REFERRED TO THE UTM PROJECTION, ZONE 17, NAD 83 (CSRS-2010) ADJUSTMENT.
- DISTANCES SHOWN ON THIS PLAN ARE ADJUSTED GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY AN AVERAGED COMBINED SCALE FACTOR OF 0.99997609
- COORDINATES ON THIS PLAN ARE UTM, ZONE 17, NAD83 (CSRS-2010) ADJUSTMENT AND ARE BASED ON GPS OBSERVATIONS FROM A NETWORK OF PERMANENT GPS REFERENCE STATIONS.

UTM COORDINATES (METRES)		
POINT ID	NORTHING	EASTING
A	4,946,180.69	505,907.07
B	4,946,242.05	505,941.72
C	4,946,175.14	505,989.66

THESE COORDINATE VALUES COMPLY WITH SECTION 14(2) O. REG. 216/10. THESE COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH THE CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

LEGEND:

- DENOTES SURVEY MONUMENT SET
- DENOTES SURVEY MONUMENT FOUND
- SB DENOTES .025 x .025 x 1.20 STANDARD IRON BAR
- IB DENOTES .015 x .015 x 0.60 IRON BAR
- SSB DENOTES .025 x .025 x 0.60 SHORT STANDARD IRON BAR
- RP DENOTES .015 DIA. X 0.07 ROUND IRON BAR WITH STAMPED WASHER
- PB DENOTES .025 x .025 x 0.30 PLASTIC BAR
- CC DENOTES CUT CROSS
- WT DENOTES WITNESS
- OU DENOTES ORIGIN UNKNOWN
- VH DENOTES VAN HARTEN SURVEYING INC., O.L.S.'s
- H&M DENOTES HEWITT AND MILNE LTD., O.L.S.'s
- P1 DENOTES PLAN 16R-11409 BY VH

NOTE: ALL SURVEY MONUMENTS FOUND ARE VH UNLESS OTHERWISE SHOWN

CERTIFICATE OF DECLARANT

THIS IS TO CERTIFY THAT:
THE PROPERTY INCLUDED IN THE PHASE SHOWN ON THIS PLAN HAS BEEN LAID OUT INTO
UNITS AND COMMON ELEMENTS IN ACCORDANCE WITH MY INSTRUCTIONS.

DECLARANT: REID'S HERITAGE HOMES LTD.

DATE: JANUARY 18, 2022

TIM BLEVINS "PRESIDENT"
I HAVE THE AUTHORITY TO BIND THE CORPORATION.

METRIC:

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



LAND SURVEYORS and ENGINEERS

Kitchener
Ph: 519-742-8371

Guelph
Ph: 519-821-2763

Orangeville
Ph: 519-940-4110

www.vanharten.com

info@vanharten.com

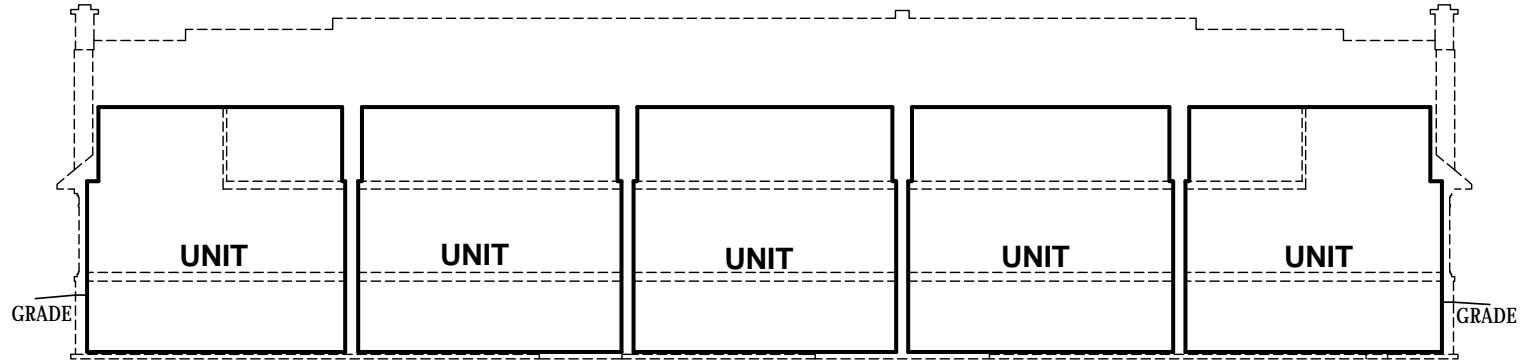
DRAWN BY: C.E.W.

CHECKED BY: J.L.

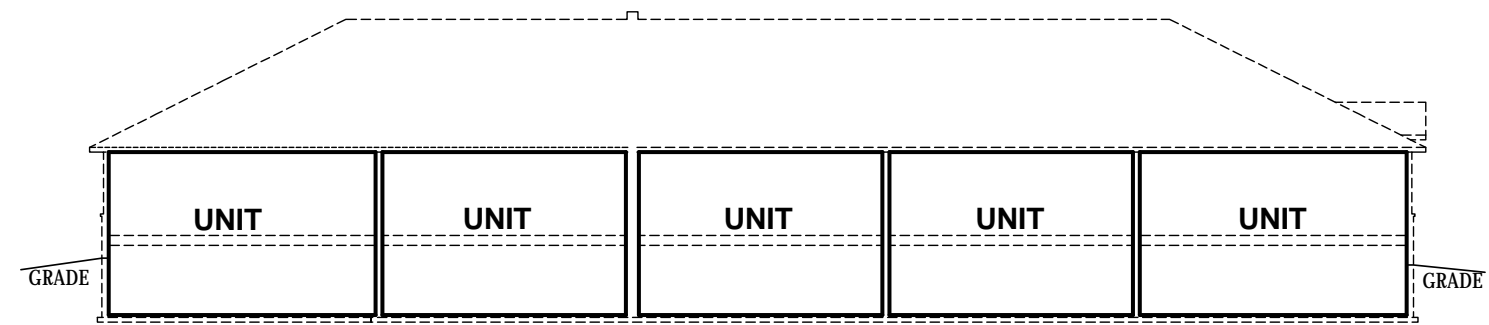
PROJECT No. 18555-08

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2010.dwg

REPRESENTATIVE SECTIONS FOR
BLOCK 11, SHOWING THE RELATIONSHIP
OF LEVELS NOT TO SCALE



REPRESENTATIVE SECTIONS FOR
BLOCK 17, SHOWING THE RELATIONSHIP
OF LEVELS NOT TO SCALE



PART / SHEET	DATE
PART I OF VIII PARTS SHEET 6 OF 7 SHEETS	

**GREY STANDARD CONDOMINIUM
PLAN No. 121**

LEVEL 1 , UNITS 13 TO 22

AMENDMENTS TO THE DECLARATION AND DESCRIPTION

REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF

GREY No. (16), AS INSTRUMENT No. _____ AT _____ O'CLOCK ON THE

DAY OF _____, 2022

REPRESENTATIVE FOR THE LAND REGISTRAR

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE CONDOMINIUM ACT (1998), THE SURVEYS ACT, THE SURVEYOR'S ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THIS SURVEY WAS COMPLETED SEPTEMBER 1, 2021
- THE DIAGRAMS OF THE UNITS SHOWN ON THIS PLAN ARE SUBSTANTIALLY ACCURATE.

DATE: JANUARY 18, 2022.


JAMES LAWS
ONTARIO LAND SURVEYOR

DECLARATION REGISTERED AS No. GY195747

SCALE 1 : 400
0 5 10 20 30 metres
VAN HARTEN SURVEYING INC.

UNIT BOUNDARY DEFINITIONS

MEASUREMENTS CONTROLLING THE EXTENT AND LOCATION OF THE UNITS ARE THE WALLS, FLOORS, CEILINGS AND OTHER PHYSICAL FEATURES AS MORE PARTICULARLY DESCRIBED IN SCHEDULE C OF THE DECLARATION

- (A)** DENOTES UNIT SIDE SURFACE OF THE VERTICAL STUDS ON ALL EXTERIOR WALLS AND WALLS BETWEEN UNITS AND PROJECTIONS THEREOF
- (B)** DENOTES UNIT SIDE SURFACE OF THE UNFINISHED CONCRETE WALLS IN THE BASEMENT AND PROJECTIONS THEREOF
- (C)** DENOTES THE UNFINISHED UNIT SIDE SURFACE OF THE GARAGE DOOR FRAME AND THE UNFINISHED UNIT SIDE SURFACE OF THE GARAGE DOOR IN A CLOSED POSITION AND PROJECTIONS THEREOF.
- (D)** DENOTES UPPER SURFACE OF THE UNFINISHED CONCRETE SLAB FLOOR IN THE BASEMENT AND/OR GARAGE
- (E)** DENOTES UNIT SIDE SURFACE AND PLANE OF THE JOISTS ON THE CEILING OF THE UPPERMOST FLOOR AND PROJECTIONS THEREOF.
- (F)** DENOTES IN THE VICINITY OF THE OVERHANGS, THE UPPER SURFACE OF THE UNFINISHED SUBFLOOR AND PROJECTIONS THEREOF.

NOTES:

- IN THE VICINITY OF THE EXTERIOR DOORS AND WINDOWS, THE UNIT BOUNDARY IS THE UNFINISHED UNIT SIDE SURFACE OF EXTERIOR DOOR, DOOR FRAME, AND WINDOW FRAME AND THE UNIT SIDE SURFACE OF ALL GLASS PANELS THEREIN.

CERTIFICATE OF DECLARANT

THIS IS TO CERTIFY THAT:
THE PROPERTY INCLUDED IN THE PHASE SHOWN ON THIS PLAN HAS BEEN LAID OUT INTO UNITS AND COMMON ELEMENTS IN ACCORDANCE WITH MY INSTRUCTIONS.

DECLARANT: REID'S HERITAGE HOMES LTD.

DATE: JANUARY 18, 2022

TIM BLEVINS "PRESIDENT"
I HAVE THE AUTHORITY TO BIND THE CORPORATION.

METRIC:

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

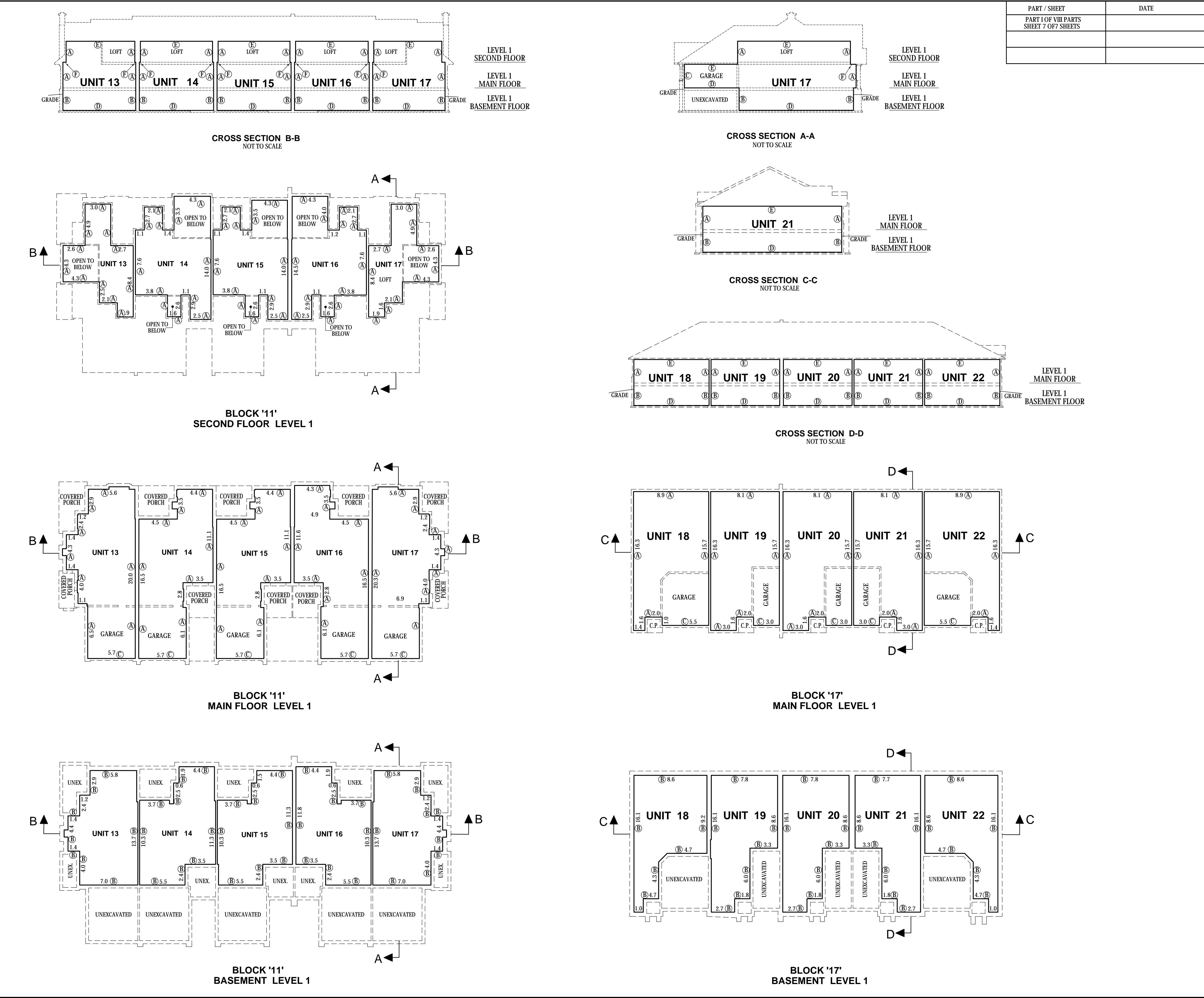
 **Van Harten**
SURVEYING INC.
LAND SURVEYORS and ENGINEERS

Kitchener Ph: 519-742-8371 Guelph Ph: 519-821-2763 Orangeville Ph: 519-940-4110

www.vanharten.com info@vanharten.com

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PART / SHEET	DATE	GREY STANDARD CONDOMINIUM PLAN No. 121
PART 1 OF VIII PARTS SHEET 7 OF 7 SHEETS		

FLOOR PLANS AND SECTIONS

AMENDMENTS TO THE DECLARATION AND DESCRIPTION

REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF

GREY No. (16), AS INSTRUMENT No. _____ AT _____ O'CLOCK ON THE

DAY OF _____, 2022

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SURVEYOR'S CERTIFICATE

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- THIS SURVEY WAS COMPLETED SEPTEMBER 1, 2021
- THE DIAGRAMS OF THE UNITS SHOWN ON THIS PLAN ARE SUBSTANTIALLY ACCURATE.

DATE: JANUARY 18, 2022.

JAMES LAWS
ONTARIO LAND SURVEYOR

DECLARATION REGISTERED AS No. GY195747

SCALE 1 : 400

VAN HARTEN SURVEYING INC.

UNIT BOUNDARY DEFINITIONS

MEASUREMENTS CONTROLLING THE EXTENT AND LOCATION OF THE UNITS ARE THE WALLS, FLOORS, CEILINGS AND OTHER PHYSICAL FEATURES AS MORE PARTICULARLY DESCRIBED IN SCHEDULE C OF THE DECLARATION

(A) DENOTES UNIT SIDE SURFACE OF THE VERTICAL STUDS ON ALL EXTERIOR WALLS AND WALLS BETWEEN UNITS AND PROJECTIONS THEREOF

(B) DENOTES UNIT SIDE SURFACE OF THE UNFINISHED CONCRETE WALLS IN THE BASEMENT AND PROJECTIONS THEREOF

(C) DENOTES THE UNFINISHED UNIT SIDE SURFACE OF THE GARAGE DOOR FRAME AND THE UNFINISHED UNIT SIDE SURFACE OF THE GARAGE DOOR IN A CLOSED POSITION AND PROJECTIONS THEREOF.

(D) DENOTES UPPER SURFACE OF THE UNFINISHED CONCRETE SLAB FLOOR IN THE BASEMENT AND/OR GARAGE

(E) DENOTES UNIT SIDE SURFACE AND PLANE OF THE JOISTS ON THE CEILING OF THE UPPERMOST FLOOR AND PROJECTIONS THEREOF.

(F) DENOTES IN THE VICINITY OF THE OVERHANGS, THE UPPER SURFACE OF THE UNFINISHED SUBFLOOR AND PROJECTIONS THEREOF.

NOTES:

- IN THE VICINITY OF THE EXTERIOR DOORS AND WINDOWS, THE UNIT BOUNDARY IS THE UNFINISHED UNIT SIDE SURFACE OF EXTERIOR DOOR, DOOR FRAME, AND WINDOW FRAME AND THE UNIT SIDE SURFACE OF ALL GLASS PANELS THEREIN.

CERTIFICATE OF DECLARANT

THIS IS TO CERTIFY THAT:

THE PROPERTY INCLUDED IN THE PHASE SHOWN ON THIS PLAN HAS BEEN LAID OUT INTO UNITS AND COMMON ELEMENTS IN ACCORDANCE WITH MY INSTRUCTIONS.

DECLARANT: REID'S HERITAGE HOMES LTD.

DATE: JANUARY 18, 2022

TIM BLEVINS "PRESIDENT"

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METRIC:

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

Van Harten
SURVEYING INC.
LAND SURVEYORS and ENGINEERS

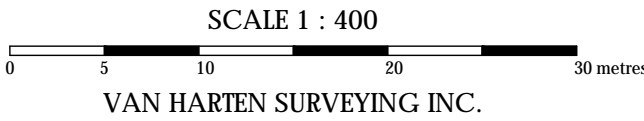
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PART / SHEET	DATE
PART II OF VIII PARTS SHEET 3 OF 3 SHEET	

GREY STANDARD CONDOMINIUM
PLAN No. 121

PLAN OF SURVEY OF
THE LOCATION and EXTENT of
THE EXCLUSIVE USE PORTIONS
OF THE
COMMON ELEMENTS ON LEVEL 1



LEGEND

- A13 DENOTES EXCLUSIVE USE FOR FRONT YARD
FOR UNIT WITH SAME NUMBER
- B13 DENOTES EXCLUSIVE USE FOR REAR YARD
FOR UNIT WITH SAME NUMBER

EXCLUSIVE USE DEFINITIONS

- ① DENOTES UNIT SIDE EDGE OF CONCRETE CURB
- ② DENOTES FACE OF CONCRETE FOUNDATION WALL, THE EXTERIOR SIDE OF THE CONCRETE FOUNDATIONS WALL AND ANY PARGED MATERIAL THEREON AND PROJECTIONS THEREOF, THE EXTERIOR SIDE OF THE FINISHED EXTERIOR SURFACE OF THE SIDING, AND BRICK AND PROJECTIONS THEREOF AND THE EXTERIOR FINISHED SURFACE OF THE SOFFIT THE EAVES AND THE EAVE TROUGH AND PROJECTIONS THEREOF AND THE EXTERIOR SURFACE OF THE FINISHED GARAGE DOOR FRAME, AND GARAGE DOOR IN A CLOSED POSITION AND THE PROJECTIONS THEREOF.
- ③ DENOTES PRODUCTION OF CENTRELINE OF DIVISION WALL BETWEEN UNITS
- ④ DENOTES DIMENSION OUTLINED ON PLAN
- ⑤ DENOTES LIMIT OF CONDOMINIUM
- ⑥ DENOTES UPPER SURFACE OF ASPHALT DRIVEWAY
- ⑦ DENOTES TOP OF SOD

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
THIS PLAN OF SURVEY ACCURATELY SHOWS THE EXTENT AND LOCATION OF EXCLUSIVE USE PORTIONS OF THE COMMON ELEMENTS.

DATE: JANUARY 18, 2021

JAMES LAWS
ONTARIO LAND SURVEYOR

METRIC:

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