

Bill No. 542
2021

By-law No. S.- ____ - ____

A by-law to assume certain works and services in the City of London. (Creek View Subdivision Phase 1, 33M-652)

WHEREAS the Deputy City Manager, Environment and Infrastructure of The Corporation of the City of London has reported that works and services have been constructed to their satisfaction in Creek View Subdivision Phase 1, 33M-652;

AND WHEREAS it is deemed expedient to assume the said works and services;

NOW THEREFORE the Municipal Council of The Corporation of the City of London enacts as follows:

1. The Corporation of the City of London assumes the following works and services, namely:

Creek View Subdivision Phase 1, 33M-652
Landea Developments Inc. c/o Southside Group

Aldersbrook Gate – all;
Brown Drive – all;
Tokala Trail – all;
Wateroak Drive – all

2. The warranty period for the works and services in the subdivision referred to in Section 1 of this by-law is for the period of October 19, 2021 to October 19, 2022.

3. This by-law comes into force and effect on the day it is passed.

PASSED in Open Council on November 16, 2021.

Ed Holder
Mayor

Catharine Saunders
City Clerk

First Reading – November 16, 2021
Second Reading – November 16, 2021
Third Reading – November 16, 2021

33M-652 - CREEKVIEW LANDEA PHASE 1 ASSUMPTION LIMITS

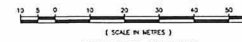
LESEX
PARCEL REGISTER
TO THE REQUIRED
860071

J. FEHNER
DEP. LAND REGISTRAR

THIS PLAN IS COMPRISED OF PART OF P.L.N. 08138-1147(LT)
LOTS 1 to 48 BOTH INCLUSIVE, BLOCKS 49 to 58 BOTH INCLUSIVE,
ALDRIBROOK GATE, BROWN DRIVE, TOKALA TRAIL AND WATERLOO DRIVE
ARE SUBJECT TO ER684974

PLAN OF SUBDIVISION
OF PART OF
LOT 22, CONCESSION 5
(GEOGRAPHIC TOWNSHIP OF LONDON)

IN THE
CITY OF LONDON
COUNTY OF MIDDLESEX
SCALE 1:750 (METRIC)



JEREMY C.E. MATTHEWS
ONTARIO LAND SURVEYOR

LEGEND:

BEARINGS ARE U.T.M. GRID DERIVED FROM SPECIFIED CONTROL POINTS
028941015 AND 028941016, UTM ZONE 17, NAD83 (ORIGINAL).
DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY
THE CORRECTED SCALE FACTOR OF 0.999565057.

SPECIFIED CONTROL POINTS (SCP's) AND OBSERVED REFERENCE POINTS (ORP's)
UTM ZONE 17, NAD83 (ORIGINAL)
COORDINATES TO URBAN ACCURACY PER SEC. 14 (2) OF O.R.S. 216/10

POINT ID	NORTHING	EASTING
SCP 028941015	4,762,454.32	473,513.25
SCP 028941016	4,762,024.25	472,467.47
ORP A	4,762,465.98	473,567.23
ORP B	4,762,653.69	473,506.23

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

- DENOTES SURVEY MONUMENT SET
- DENOTES SURVEY MONUMENT FOUND
- SB DENOTES STANDARD IRON BAR
- BB DENOTES IRON BAR
- CC DENOTES CUT CROSS
- WIT DENOTES WITNESS
- ME DENOTES MEASURED
- S DENOTES SET
- N/T DENOTES NON TANGENTIAL
- S/T DENOTES SUBJECT TO
- RD DENOTES REMAINDER
- CD DENOTES CALLON, DIETZ, O.L.S.'s
- MO DENOTES MINISTRY OF TRANSPORTATION OF ONTARIO
- PI DENOTES PLAN 33M-18454

CURVE NO.	RADIUS	ARC	CHORD	CHORD BEARING
C1	29,500	11,833	11,754	N08°47'12"W
C2	48,500	18,454	19,324	N06°47'12"W
C3	48,500	0,898	0,898	N19°44'52"W
C4	48,500	18,556	18,443	N08°15'23"W
C5	70,500	1,416	1,416	N88°53'37"W
C6	90,500	25,837	25,750	N75°07'00"W
C7	90,500	11,441	11,434	N83°40'26"W
C8	90,500	11,449	11,441	N76°25'17"W
C9	90,500	2,947	2,947	N71°52'15"W
C10	90,500	41,542	41,178	N57°47'16"W
C11	90,500	2,788	2,788	N70°03'19"W
C12	90,500	11,929	11,921	N55°23'47"W
C13	90,500	12,128	12,119	N37°46'51"W
C14	90,500	12,367	12,372	N50°01'20"W
C15	90,500	2,315	2,315	N45°22'12"W
C16	70,500	32,362	32,078	N37°47'16"W
C17	70,500	15,202	15,489	N44°37'44"W
C18	70,500	16,842	16,602	N51°28'53"W
C19	172,000	0,599	0,599	N68°33'15"W
C20	172,000	13,163	13,160	N60°15'45"W
C21	172,000	13,051	13,048	N61°53'46"W
C22	172,000	13,051	13,048	N57°32'24"W
C23	172,000	12,986	12,983	N53°12'42"W
C24	172,000	6,279	6,279	N22°36'39"E
C25	172,000	0,300	0,300	N28°30'34"E
C26	193,500	0,300	0,300	N28°30'34"E
C27	193,500	6,429	6,429	N22°30'31"E
C28	24,000	15,913	15,623	N11°28'02"E
C29	23,000	3,743	3,738	N02°47'59"W
C30	11,000	7,528	7,352	N17°44'22"W
C31	11,000	3,996	3,974	N31°15'53"W

MONUMENT NOTE:

ALL SET MONUMENTS SHOWN HEREON ARE IRON BARS (6"ø) UNLESS OTHERWISE NOTED.

OWNER'S CERTIFICATE:

THIS IS TO CERTIFY THAT:

- LOTS 1 to 48, BOTH INCLUSIVE, BLOCKS 49, 50, 51, 52, 53 AND 58, THE STREETS NAMELY ALDRIBROOK GATE, BROWN DRIVE, TOKALA TRAIL AND WATERLOO DRIVE, THE STREET WIDTHS, NAMELY BLOCK 54, THE RESERVES, NAMELY BLOCKS 55, 56 AND 57 HAVE BEEN Laid OUT IN ACCORDANCE WITH MY INSTRUCTIONS.
- THE STREETS AND STREET WIDTHS ARE HEREBY DEDICATED TO THE CORPORATION OF THE CITY OF LONDON AS PUBLIC HIGHWAYS.

LANDA DEVELOPMENTS INC.

Dec 12 / 2012
DATE

VITO FRJA
I HAVE THE AUTHORITY TO BID THE CORPORATION

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 17th DAY OF OCTOBER, 2012.

December 14, 2012
DATE

JEREMY C.E. MATTHEWS
ONTARIO LAND SURVEYOR

METRIC: DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048
M:\DWG\2011\11-16014\18014-a\dwg\Subplan_southside.dwg December 10, 2012

Callon & Dietz
INCORPORATED
ONTARIO LAND SURVEYORS
LONDON, ONTARIO
T: (519) 673-0220 F: (519) 673-5052 www.callondietz.com
SURVEY BY: DRANN BY: H.R.D. FILE NO: 11-16014 PLAN NO: X-1578

