

## STAMPING AREA

MUNICIPALITY OF LUNenburg  
SUBDIVISION APPLICATION NUMBER

LM050038

FINAL

THIS FINAL PLAN OF SUBDIVISION IS APPROVED FOR  
LOT(S) NO. 1 & 2ENDORSED *David Whynot Whynot*  
DEVELOPMENT OFFICERDATE *July 28, 2005*

lots 1, 2 & remainder 1000 (are) suitable for  
(lot(s) approved and/or revealed)  
the construction or installation of an on-site sewage  
disposal system for *single unit dwellings*  
(unimproved lots)

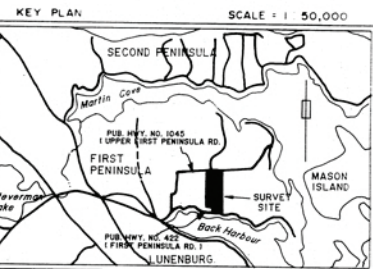
and any conditions which apply are contained in a  
report dated *July 14, 2005*, and available from the  
Department of Environment".

## PUBLIC ROADS

THE FOLLOWING STREETS AND HIGHWAYS ARE OWNED  
AND MAINTAINED BY THE DEPARTMENT OF TRANSPORTATION:

*First Peninsula Rd. South #422*  
*Upper First Peninsula Rd. South #1165*

"Access to the public street as shown, has been  
approved for the lots created by this final plan of  
subdivision, and any conditions which apply are  
contained in a report dated \_\_\_\_\_ and  
available from the Department of Transportation and  
Public Works."



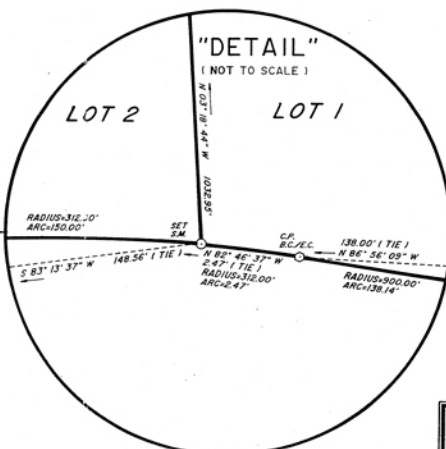
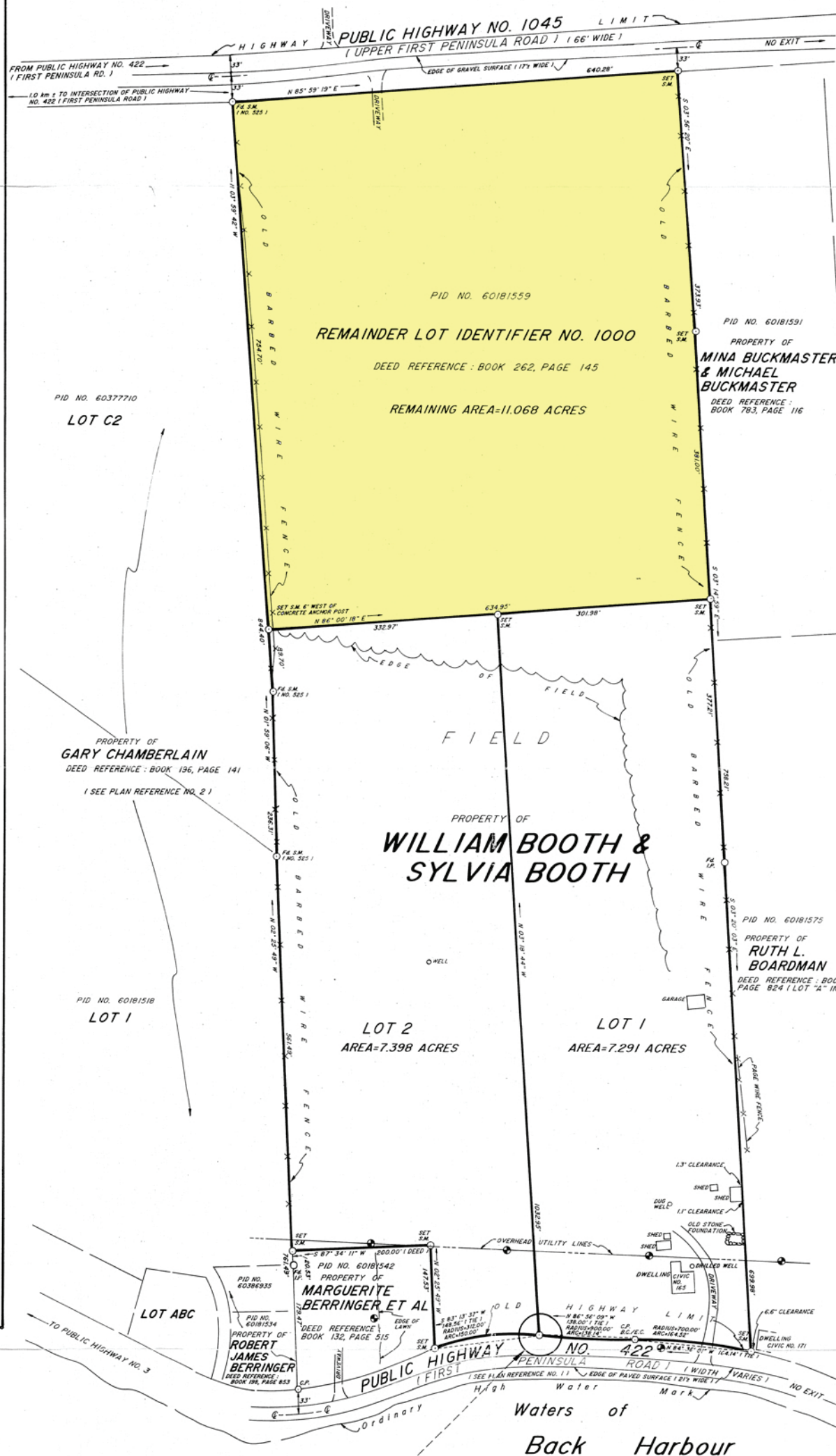
- LEGEND**
- △ N.S.C.M. NOVA SCOTIA CO-ORDINATE MONUMENT
  - S.M. SURVEY MARKER
  - I.B./I.P. IRON BOLT / IRON PIPE
  - ⊗ "X" CUT IN ROCK
  - WOODEN POST
  - ⊕ TRAVERSE HUB
  - X — X — WIRE FENCE
  - STONE WALL
  - Fd FOUND
  - (C) CALCULATED
  - ⊙ C.P. CALCULATED POINT
  - ⊙ UTILITY POLE
  - ROCK PLUG
  - LANDS DEALT WITH
  - OTHER LANDS
  - B.C. BEGINNING OF CURVE
  - E.C. END OF CURVE
  - P.O.C. POINT OF CURVATURE
  - N.T.C. NONTANGENTIAL

**NOTE**  
VALUES SHOWN - NOT ADJUSTED  
DISTANCES SHOWN - HORIZONTAL GROUND DISTANCES.

## PLAN REFERENCES

- 1) DEPARTMENT OF HIGHWAYS PLAN TITLED "1st PENINSULA ROAD; FROM STA. 1+05.9 TO STA. 19+30.4, DATED JANUARY 20, 1968.
- 2) PLAN OF SURVEY NO. 86-02-66 BY GERALD D. EISNOR, N.S.L.S. NO. 525, SHOWING THE SUBDIVISION OF LANDS OF GARY CHAMBERLAIN AT FIRST PENINSULA, LUN. CO., N.S., DATED FEBRUARY 19, 1986, FILED AT THE REGISTRY OF DEEDS UNDER NO. 8404.

BEARINGS ARE OF THE NOVA SCOTIA GRID SYSTEM, 3° M.T.M., C.M. 64° 30' W  
AND WERE TRANSFERRED FROM PLAN REFERENCE NO. 2.

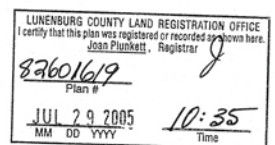


NOTE:

SEE "DETAIL"

## STOPPING SIGHT DISTANCE

| LOT NO. | SPEED ZONE | DISTANCE FROM<br>LOT CORNER<br>(LEFT/RIGHT) | LEFT<br>GRADE DISTANCE | RIGHT<br>GRADE DISTANCE | PASS<br>OR<br>FAIL | COMMENTS          |
|---------|------------|---------------------------------------------|------------------------|-------------------------|--------------------|-------------------|
| 1       | 50km/HR    |                                             |                        |                         |                    | EXISTING ENTRANCE |
| 2       | 50km/HR    | 30m LEFT                                    | 0%                     | 150m + 0%               | 120m               | PASS              |
| 1000    | 50km/HR    |                                             |                        |                         |                    | EXISTING ENTRANCE |



## PLAN OF SUBDIVISION

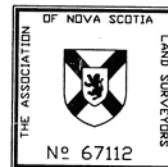
SHOWING LOT 1 AND LOT 2, PROPERTY OF WILLIAM BOOTH & SYLVIA BOOTH, ALSO;

## PLAN OF SURVEY

SHOWING REMAINDER LOT IDENTIFIER NO. 1000, PROPERTY OF WILLIAM BOOTH & SYLVIA BOOTH, CIVIC NO. 165 FIRST PENINSULA ROAD, FIRST PENINSULA, LUNenburg COUNTY, NOVA SCOTIA.

FIELD SURVEYS CARRIED OUT  
DURING THE PERIOD OF  
JULY 14, 2004 - APRIL 11, 2005  
SCALE:  
1"=100'  
DATE OF PLAN:  
MAY 13, 2005  
PLAN NO:  
9964

Surveyor's Certificate  
I, Lester W. Berrigan, Nova Scotia Land Surveyor,  
hereby certify that the survey represented by this plan  
was conducted under my supervision, and that the  
survey and plan were made in accordance with the  
Nova Scotia Land Surveyors Act and the regulations  
made thereunder.  
Dated this 13th day of MAY, 2005.  
*Lester W. Berrigan* N.S.L.S. #405



**BERRIGAN SURVEYS LIMITED**  
NOVA SCOTIA LAND SURVEYORS  
OAKHILL, LUN. CO., NOVA SCOTIA

