

STAMPING AREA

MUNICIPALITY OF LUNenburg
SUBDIVISION APPLICATION NUMBER

Lm96142

FINAL

MUNICIPALITY OF LUNenburg

THIS FINAL PLAN OF SUBDIVISION IS APPROVED FOR
LOT NO. 1, 2, 3, 4, 5, 6, 7, 8
ENDORSED BY *[Signature]*
DATE 16 March 1998

"Lots 1, 2, 3, 4, 5, 6, 7, 8 & 9 (15 are) suitable for
(10) approved subdivisions
the construction or installation of an on-site sewage
disposal system for *[Signature]* detached residential
(approved use)
and any conditions which apply are contained in a
report dated *[Signature]* and available from the
Department of Environment".

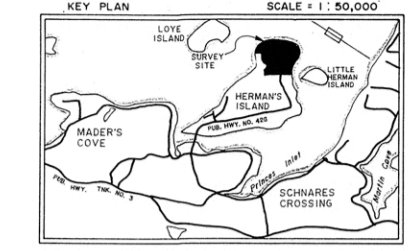
The right-of-way width, alignment and design of
the following right-of-way are acceptable to the
Municipality of Lunenburg under sub-
division application Lm96142, however, lot
owners should be aware that the road within the
right-of-way has not been constructed to a standard
suitable for fitting as a public road, and that public
services such as school bus, garbage collection or
snow ploughing should not be expected along these
roads:

Herman's Point Road
Herman's Island Road

PUBLIC ROADS

THE FOLLOWING STREETS AND HIGHWAYS ARE OWNED
AND MAINTAINED BY THE DEPARTMENT OF TRANS-
PORTATION:
Herman's Island Road, Arth #226

Waters Of Mahone Bay



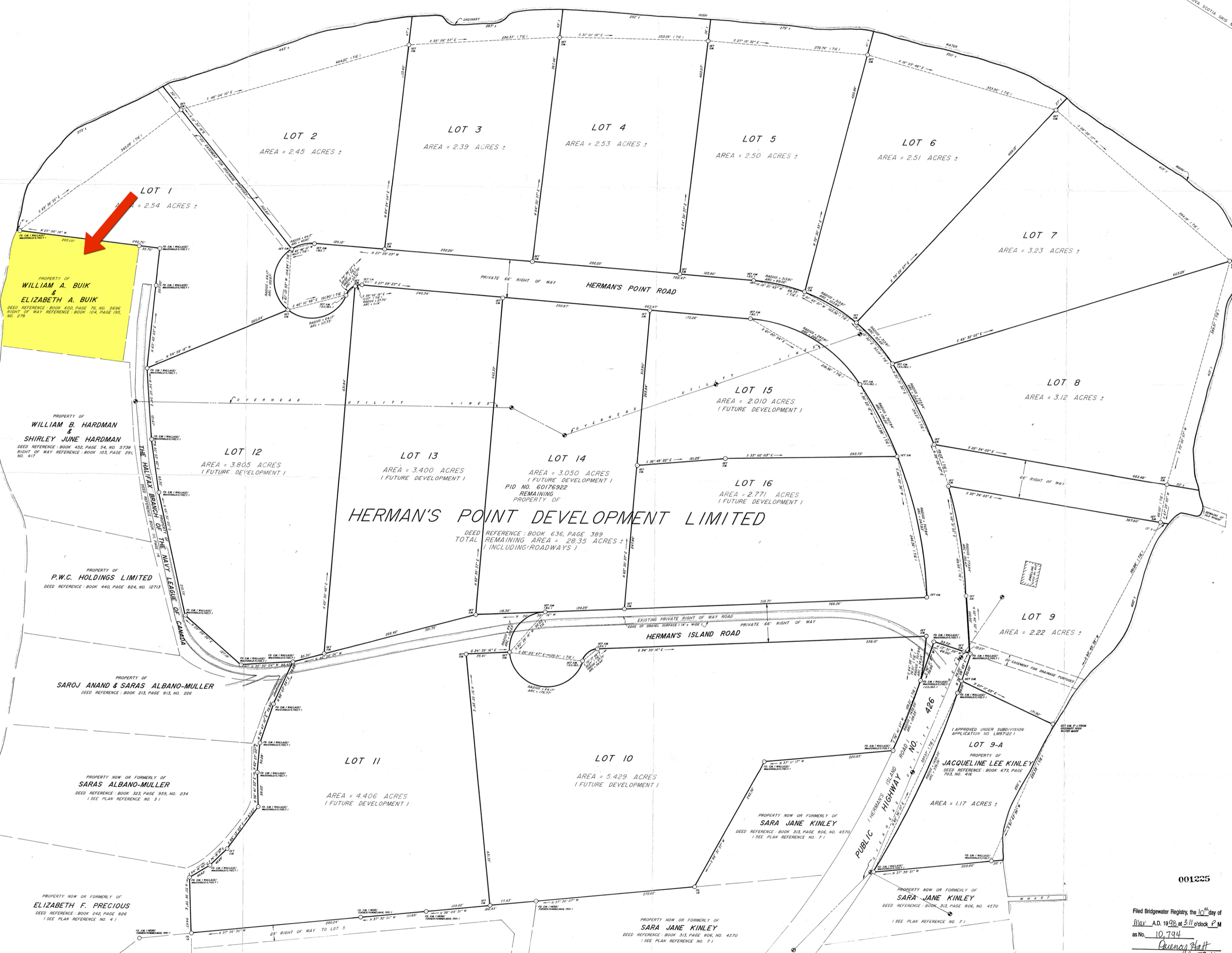
- LEGEND:
- △ N.S.C.M. NOVA SCOTIA CO-ORDINATE MONUMENT
 - OSM SURVEY MARKER
 - 1/8" I.P. IRON BOLT/IRON PIPE
 - ⊙ "X" CUT IN ROCK
 - ⊙ WOODEN POST
 - D TRAVERSE HUB
 - WIRE FENCE
 - STONE WALL
 - FD FOUND
 - ⊙ CALCULATED
 - ⊙ CALCULATED POINT
 - ⊙ UTILITY POLE
 - ⊙ ROCK PLUG
 - LANDS DEALT WITH
 - OTHER LANDS
 - B.C. BEGINNING OF CURVE
 - E.C. END OF CURVE
 - P.O.C. POINT OF CURVATURE
 - NTL. NONTANGENTIAL

NOTE:
VALUES SHOWN ARE ADAPTED BY THE COMPASS RULE WITH NO SCALE FACTOR APPLIED
ROAD DESIGN BY TONY G. McCRACKEN, PROFESSIONAL ENGINEER.

PLAN REFERENCES:

- PLAN OF SURVEY BY WALLACE MACDONALD & LIVERY, LTD. SHOWING LOT LANDS OF ROMAN CATHOLIC EPISCOPAL CORPORATION OF HALIFAX, HERMAN'S ISLAND ROAD, HERMAN'S ISLAND, LUN. CO. N.S., REFERENCE NO. 566 21A/708: 1-3-89, DATED MARCH 20, 1990.
- PLAN OF LAND AT HERMAN'S ISLAND, NOVA SCOTIA, ACQUIRED BY THE NAVY LEASE OF CANADA, DATED JUNE 17, 1947, AND SHOWN BY J. PRICE, P.L.S.
- PLAN OF SURVEY NO. 4-47 BY ERROL B. HEBB & ASSOCIATES SHOWING PROPERTY OF BARBARA M. GIBBARD & ERROL B. ZINCK AT HERMAN'S ISLAND, LUN. CO. N.S., DATED SEPTEMBER 27, 1974, FILED AT THE REGISTRY OF DEEDS UNDER NO. 8-84.
- PLAN OF SURVEY BY ERROL B. HEBB P.L.S. SHOWING PROPERTY OF LOWELL A. BAKER TO BE CONVEYED TO ROBERT H. WINTERS AT HERMAN'S ISLAND, LUN. CO. N.S., DATED JANUARY 29, 1959, FILED AT THE REGISTRY OF DEEDS UNDER NO. 544.
- PLAN OF SURVEY NO. 8-157 BY LESTER W. BERRIGAN, N.S.L.S. NO. 409, SHOWING PROPERTY OF WILLIAM A. BUIK & ELIZABETH A. BUIK AT HERMAN'S ISLAND, LUN. CO. N.S., DATED DECEMBER 15, 1995.
- PLAN OF SURVEY NO. 10-18 BY LESTER W. BERRIGAN, N.S.L.S. NO. 409, SHOWING PROPERTY OF WILLIAM B. HARDMAN & SHIRLEY JUNE HARDMAN & PROPERTY OF P.W.C. HOLDINGS LIMITED AT HERMAN'S ISLAND, LUN. CO. N.S., DATED DECEMBER 15, 1995.
- PLAN OF SURVEY NO. 4-110 BY HEBB TURNER HANDELMAN LAND SURVEYORS LIMITED SHOWING PROPERTY OF SARA J. KINLEY AT HERMAN'S ISLAND, LUN. CO. N.S., DATED JANUARY 29, 1992, FILED AT THE REGISTRY OF DEEDS UNDER NO. 10297.
- PLAN OF SURVEY NO. 92-06-483 BY GERALD D. EISNOR, N.S.L.S. NO. 525, SHOWING LANDS OF GWYNETH F. CROUSE, KATHLEEN A. MOSSMAN, LAWRENCE BAKER & ISABELLE WURMAN AT HERMAN'S ISLAND, LUN. CO. N.S., DATED JUNE 18, 1992, FILED AT THE REGISTRY OF DEEDS UNDER NO. 914.

BEARINGS ARE OF THE NOVA SCOTIA GRID SYSTEM, 3° M. T. M., C. M. 64° 30' W AND WERE TRANSFERRED FROM FOUND SURVEY MARKERS AT THE LINE LETTERED "A-B" ON PLAN REFERENCES NOS. 5 & 6.



001225

PLAN OF SUBDIVISION

SHOWING LOTS 1 THROUGH 9, PROPERTY OF HERMAN'S POINT DEVELOPMENT LIMITED AT HERMAN'S ISLAND, LUNenburg COUNTY, NOVA SCOTIA.

Filed Bridgewater Registry, the 10th day of
May A.D. 1998 at 3:11 o'clock P.M.
as No. 10,794
[Signature]
Registry

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 26th day of June, 1997.
Lester W. Berrigan, N.S.L.S. # 409

LESTER W. BERRIGAN
NOVA SCOTIA LAND SURVEYOR NO. 409
OMAHILL, LUN. CO., NOVA SCOTIA



LOT NO.	SPEED ZONE	STOPPING SIGHT DISTANCE				COMMENTS
		DISTANCE FROM LOT CORNER LEFT/RIGHT	GRADE	DISTANCE	GRADE	
1	30 km/h					
2	30 km/h					

