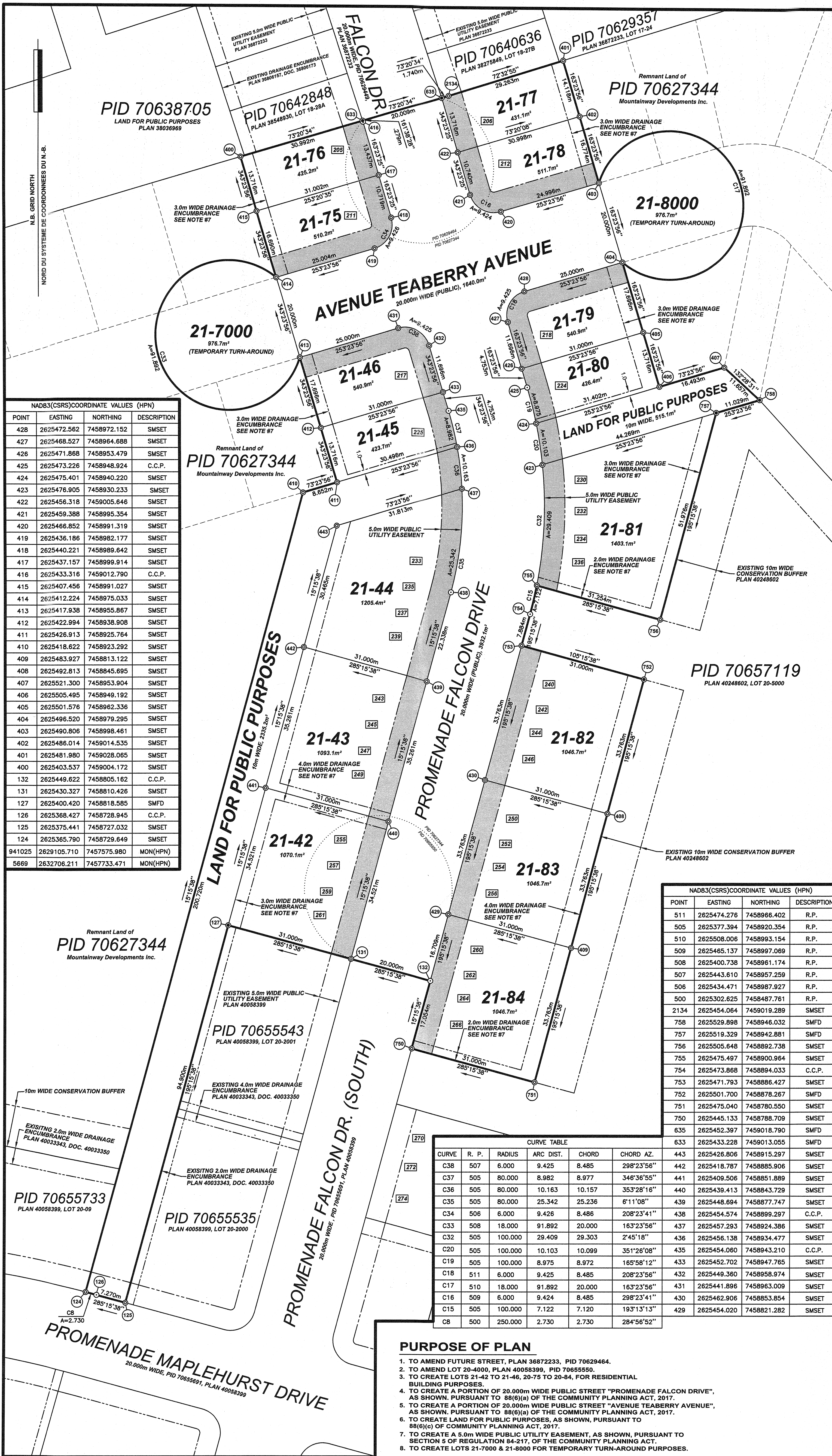




POINT	EASTING	NORTHING	DESCRIPTION
428	2625472.562	7458972.152	SMSET
427	2625468.527	7458964.688	SMSET
426	2625471.868	7458953.479	SMSET
425	2625473.226	7458948.924	C.C.P.
424	2625475.401	7458940.220	SMSET
423	2625476.905	7458930.233	SMSET
422	2625456.318	7459005.646	SMSET
421	2625459.388	7458995.354	SMSET
420	2625466.852	7458991.319	SMSET
419	2625436.186	7458982.177	SMSET
418	2625440.221	7458989.642	SMSET
417	2625437.157	7458999.914	SMSET
416	2625433.316	7459012.790	C.C.P.
415	2625407.456	7458991.027	SMSET
414	2625412.224	7458975.033	SMSET
413	2625417.938	7458955.867	SMSET
412	2625422.994	7458938.908	SMSET
411	2625426.913	7458925.764	SMSET
410	2625418.622	7458923.292	SMSET
409	2625483.927	7458813.122	SMSET
408	2625492.813	7458845.695	SMSET
407	2625521.300	7458953.904	SMSET
406	2625505.495	7458949.192	SMSET
405	2625501.576	7458962.336	SMSET
404	2625496.520	7458979.295	SMSET
403	2625490.806	7458998.461	SMSET
402	2625486.014	7459014.535	SMSET
401	2625481.980	7459028.065	SMSET
400	2625403.537	7459004.172	SMSET
132	2625448.622	7458805.162	C.C.P.
131	2625430.327	7458810.426	SMSET
127	2625400.420	7458818.585	SMFD
126	2625368.427	7458728.945	C.C.P.
125	2625375.441	7458727.032	SMSET
124	2625365.790	7458729.649	SMSET
941025	2629105.710	7457575.980	MON(HPN)
5669	2632706.211	7457733.471	MON(HPN)

CURVE	R. P.	RADIUS	ARC DIST.	CHORD	CHORD AZ.
C38	507	6.000	9.425	8.485	298°23'56"
C37	505	80.000	8.982	8.977	346°36'55"
C36	505	80.000	10.163	10.157	353°28'16"
C35	505	80.000	25.342	25.236	6°11'08"
C34	506	6.000	9.426	8.486	208°23'41"
C33	508	18.000	91.892	20.000	163°23'56"
C32	505	100.000	29.409	29.303	2°45'18"
C20	505	100.000	10.103	10.099	351°26'08"
C19	505	100.000	8.975	8.972	165°58'12"
C18	511	6.000	9.425	8.485	208°23'56"
C17	510	18.000	91.892	20.000	163°23'56"
C16	509	6.000	9.424	8.485	298°23'41"
C15	505	100.000	7.122	7.120	193°13'13"
C8	500	250.000	2.730	2.730	284°56'52"

PURPOSE OF PLAN

1. TO AMEND FUTURE STREET, PLAN 36872233, PID 70629464.
2. TO AMEND LOT 20-4000, PLAN 40058399, PID 70655550.
3. TO CREATE LOTS 21-42 TO 21-46, 20-75 TO 20-84, FOR RESIDENTIAL BUILDING PURPOSES.
4. TO CREATE A PORTION OF 20.000m WIDE PUBLIC STREET "PROMENADE FALCON DRIVE", AS SHOWN, PURSUANT TO 88(6)(a) OF THE COMMUNITY PLANNING ACT, 2017.
5. TO CREATE A PORTION OF 20.000m WIDE PUBLIC STREET "AVENUE TEABERRY AVENUE", AS SHOWN, PURSUANT TO 88(6)(a) OF THE COMMUNITY PLANNING ACT, 2017.
6. TO CREATE LAND FOR PUBLIC PURPOSES, AS SHOWN, PURSUANT TO 88(6)(c) OF THE COMMUNITY PLANNING ACT, 2017.
7. TO CREATE A 5.0m WIDE PUBLIC UTILITY EASEMENT, AS SHOWN, PURSUANT TO SECTION 5 OF REGULATION 84-217, OF THE COMMUNITY PLANNING ACT.
8. TO CREATE LOTS 21-7000 & 21-8000 FOR TEMPORARY TURN-AROUND PURPOSES.

PROPERTY INFORMATION

PID 70627344
REGISTERED OWNER: Mountainway Developments Inc.
LAND TITLES: 2016-11-24
TRANSFER No. 27945352, DATED: 2009-10-26

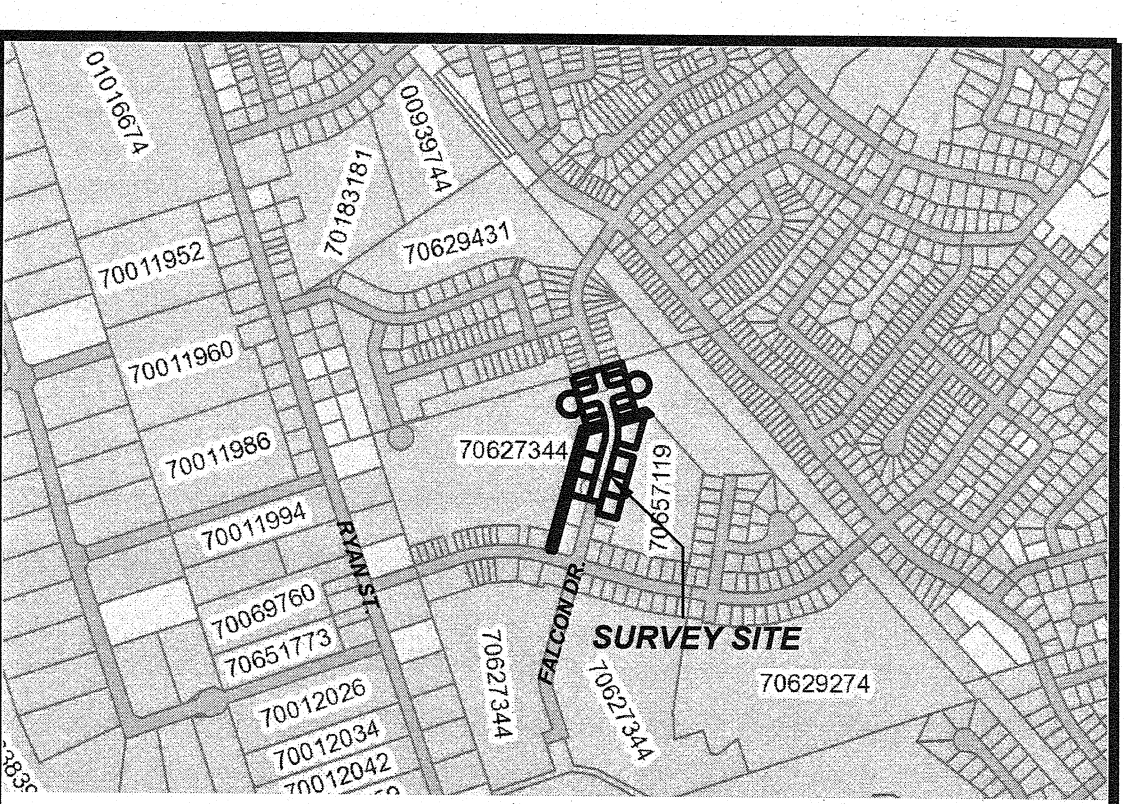
PID 70655550
REGISTERED OWNER: Mountainway Developments Inc.
LAND TITLES: 2020-05-08
TRANSFER No. 27945352, DATED: 2009-10-26
LOT 20-4000, PLAN 40058399

PID 70629464
REGISTERED OWNER: Mountainway Developments Inc.
L.T. 2017-04-03
TRANSFER No. 41804197, DATED: 2021-09-22
RUE FUTURE STREET, PLAN 36872233

OWNER'S STATEMENT

ON BEHALF OF Mountainway Developments Inc.
DO HEREBY CERTIFY THAT I AM THE REGISTERED OWNER
OF THIS PROPERTY BEING SUBDIVIDED HEREON AND DO HEREBY
GRANT APPROVAL TO THE PURSUAINTS INTERESTS MAY APPEAR.

PAUL ARSENAULT for Mountainway Developments Inc.
(PRESIDENT)



KEY PLAN

LEGEND

STANDARD SURVEY MARKER PLACED
STANDARD SURVEY MARKER FOUND
IRON PIPE FOUND
SCRIBED WOODEN SURVEYOR'S POST
CALCULATED COORDINATE POINT
TABULATED COORDINATE REFERENCE
CENTRELINE
EASEMENT
FENCE
OVERHEAD UTILITY LINE
SET BACK LINE
SQUARE METRES
NEW BRUNSWICK LAND SURVEYOR
N.B.L.S. REGISTRATION NUMBER
ORDINARY HIGH WATER MARK
PARCEL IDENTIFIER NUMBER
SERVICE NEW BRUNSWICK
DOCUMENT / BOOK / PAGE
DISTANCE OR AZIMUTH CALLED FOR IN DEED
CURVE
RADIUS POINT COORDINATE
LAND DEALT WITH BY THIS PLAN BOUNDED THUS:
LATERAL WATER SERVICE BOX
CIVIC NUMBER
HECTARE
SPOT ELEVATION IN METERS
MANHOLE
CATCHBASIN
WATER VALVE
FIRE HYDRANT
UTILITY POLE
SQUARE IRON BAR FOUND
WOODEN SURVEYORS POST FOUND
SURVEY SYSTEM COORDINATE MONUMENT
TRAVERSE CONTROL POINT
PUBLIC UTILITY EASEMENT
MUNICIPAL SERVICES EASEMENT
LOCAL GOVERNMENT SERVICES EASEMENT

City of Moncton / Ville de Moncton

Pursuant to Section 88, Community Planning Act, this subdivision plan has been assented to by Council / En vertu de l'article 88, Loi sur l'urbanisme, ce plan de lotissement a reçu l'assentiment du Conseil.

Certified / Certifié
Date
Signature
City Clerk / Greffier(ère) Municipal(e)

APPROVED / APPROUVÉ
GORDON S. LOCKE
ASST. L'AGENT D'AMÉNAGEMENT
- SST. TO THE DEVELOPMENT OFFICER

VILLE DE / CITY OF
MONCTON
DATE
Signature

UTILITIES APPROVAL

PURSUANT TO SECTION 5 OF "DESIGNATED EASEMENT REGULATION" 84-217, THE PUBLIC UTILITY EASEMENTS ON THIS PLAN VESTS IN NEW BRUNSWICK POWER CORPORATION, BELL CANADA, AND ROGERS COMMUNICATIONS INC. WITH THE FILING OF THIS PLAN.

NOTES:

1. AZIMUTHS AND COORDINATES WERE DERIVED FROM N.B. HIGH PRECISION NETWORK NAD83(CRS), REFERENCED TO MONUMENTS No. 941025 AND 5669
2. THE SCALE FACTOR USED IS EQUAL TO 1.000019
3. THE DOCUMENT NUMBERS REFERRED TO ON THIS PLAN ARE THOSE OF WESTMORLAND COUNTY REGISTRY OFFICE.
4. AZIMUTHS ARE ROUNDED TO THE NEAREST 01"
5. CERTIFICATION IS NOT MADE AS TO LEGAL TITLE, BEING THE DOMAIN OF A LAWYER, NOR TO THE ZONING AND SETBACK BY-LAWS OR REGULATIONS, BEING THE DOMAIN OF THE DEVELOPMENT OFFICER.
6. CERTIFICATION IS NOT MADE AS TO COVENANTS SET OUT IN THE DOCUMENT(S), NOR TO THE LOCATION OF ANY UNDERGROUND SERVICES AND/ OR FIXTURES, PERMANENT OR OTHERWISE.
7. SEE REGISTERED DRAINAGE DOCUMENT # 41801151 & PLAN # 41801110.
8. PERIPHERAL INFORMATION OUTSIDE THE SURVEY AREA WAS PROVIDED BY SNB AND IS FOR REFERENCE ONLY.

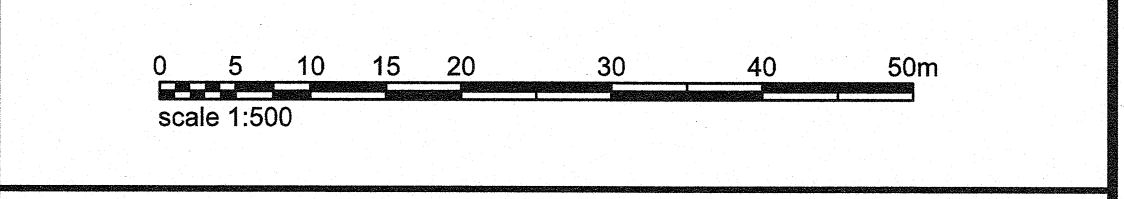
AMENDING SUBDIVISION PLAN

MOUNTAIN WAY ESTATES SUBDIVISION
UNIT 5, PHASE 2

(TO AMEND EXISTING PLAN 36872233 - LIBERTY HILLS SUBDIVISION)
(TO AMEND EXISTING PLAN 40058399 - MOUNTAIN WAY ESTATES SUBDIVISION)

OWNER : MOUNTAINWAY DEVELOPMENTS INC.

SITUATED ON THE EAST SIDE OF RYAN STREET
CITY OF MONCTON
PARISH OF MONCTON
COUNTY OF WESTMORLAND
PROVINCE OF NEW BRUNSWICK



DRAWN BY: S.P. & K.L. CHECKED BY: K.L.

ide J.R. DAIGLE
ingénierie • engineering
arpentage • land surveying

30 Gordon St., Suite 101
Moncton NB
E1C 1L8
Tel: (506) 859-1081
Fax: (506) 383-1498
jrdaille@daigleeng.com

SURVEYED BY: KIM LABRIE N.B.L.S. # 399
FIELD SURVEY COMPLETED: 2021-07-05 & 2021-07-27

SURVEYOR'S STATEMENT:

I, KIM LABRIE N.B.L.S., DO HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND ABILITY THIS PLAN CORRECTLY DEPICTS ANY RESEARCH, FIELD WORK AND COMPUTATIONS UNDERTAKEN FOR THIS PROJECT.

2021-10-04
Kim Labrie
KIM LABRIE
of Arpentage 3POINTS Survey Inc.

N.B.L.S.
N.B.L.S.

Subcontractor
Arpentage
3POINTS
Survey Inc.

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