

Committee of Adjustment
Received | Reçu le

2024-03-13

City of Ottawa | Ville d'Ottawa
Comité de dérogation

BUILDING LOCATION SURVEY
OF

LOT 19
REGISTERED PLAN 766
(formerly Township of North Gower)
NOW TOWNSHIP OF RIDEAU

REGIONAL MUNICIPALITY OF
OTTAWA - CARLETON

SCALE 1" = 40'

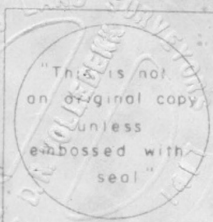
Surveyed by
Annis, O'Sullivan, Vollebakk Ltd.
1986.

SURVEYOR'S CERTIFICATE

- I HEREBY CERTIFY THAT:
- The field survey represented on this plan was completed on the 2nd day of April, 1986.
 - The building(s) and appurtenances connected therewith are wholly within the limits of the said lands unless otherwise shown hereon.
 - There are no encroachments on or with respect to the said lands unless otherwise shown hereon.
 - The above certification does not apply to structures which are underground or cannot readily be seen by an on site inspection.

April 9, 1986
Date

Dan R. Vollebakk
Ontario Land Surveyor



NOTES & LEGEND

□	denotes	Survey Monument	Planted
■	"	"	Found
S.I.B.	"	Standard Iron Bar	
S.S.I.B.	"	Short Standard Iron Bar	
I.B. Ø	"	Iron Bar Round	
I.B.	"	Iron Bar	
R.I.B.	"	Round Iron Bar	
C.C.	"	Cut Cross	
I.P.	"	Iron Pipe	
C.L.F.	"	Chain Link Fence	
B.F.	"	Board Fence	
P.B.W.F.	"	Post & Wire Fence	
Acc	"	Accepted	
Wit	"	Witness	
Plan	"	Registered Plan 766	

Bearings are astronomic, derived from the north-easterly limit of the Road Allowance between Concessions 3 & 4 as shown on Plan 766 to have a bearing of N 40° 41' 30" W.

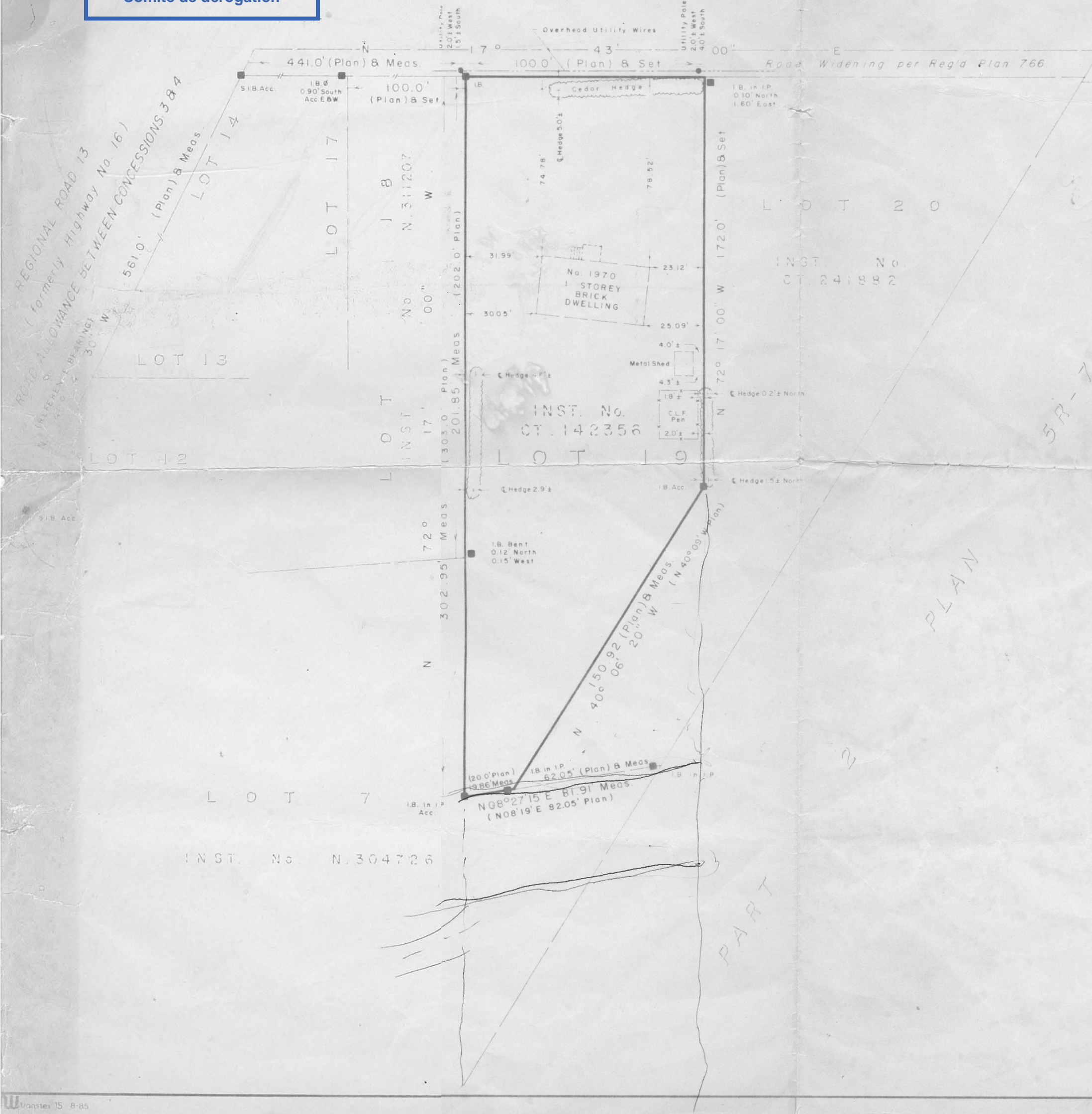
FROM THE OFFICE OF
ANNIS, O'SULLIVAN, VOLLEBEKK LTD.
ONTARIO LAND SURVEYORS
NEPEAN (Ottawa) ONTARIO

© Annis, O'Sullivan, Vollebakk Ltd., 1986.

"THIS PLAN IS PROTECTED BY COPYRIGHT"

REEVE CRAIG ROAD SOUTH

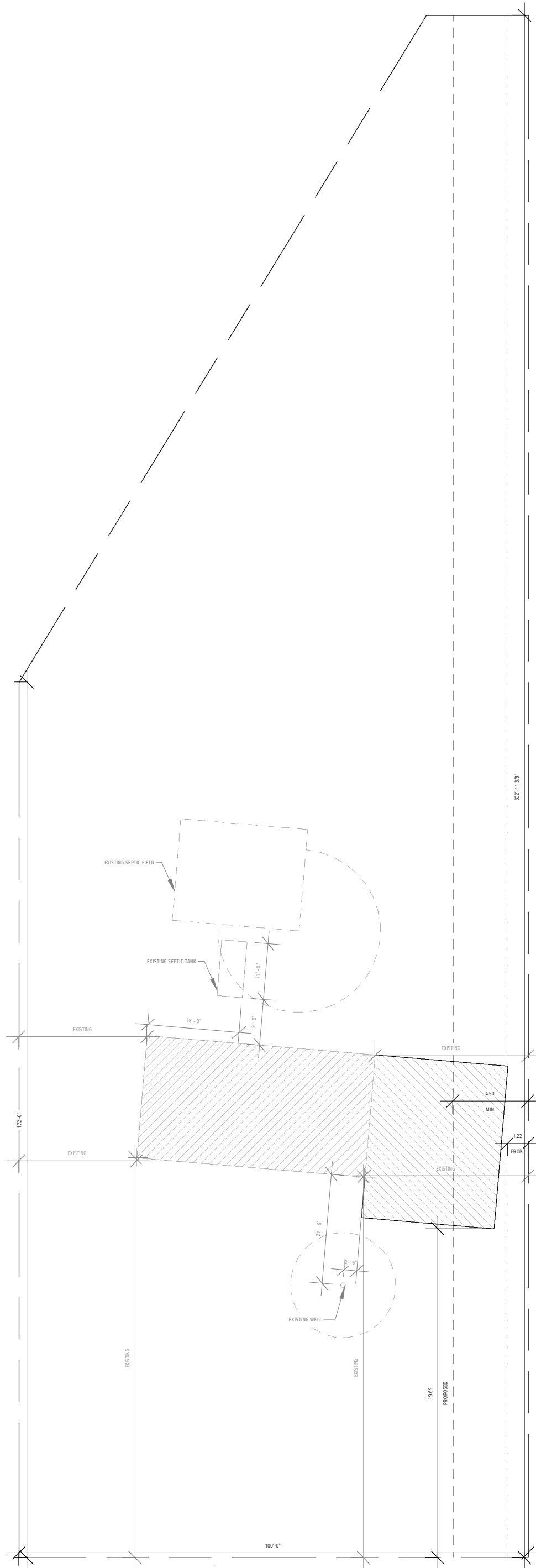
(FORCED ROAD FORMERLY REGIONAL ROAD 13)



Committee of Adjustment
Received | Reçu le

2024-03-13

City of Ottawa | Ville d'Ottawa
Comité de dérogation



GENERAL NOTES:
 - E. & O.E.
 - DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ONLY TO BE USED
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT ALL DISCREPANCIES
 - GENERAL CONTRACTOR TO CONSTRUCT IN ACCORDANCE w THE O.B.C. 2012 ANY MUNICIPAL BY LAWS & ALL OTHER APPLICABLE CODES

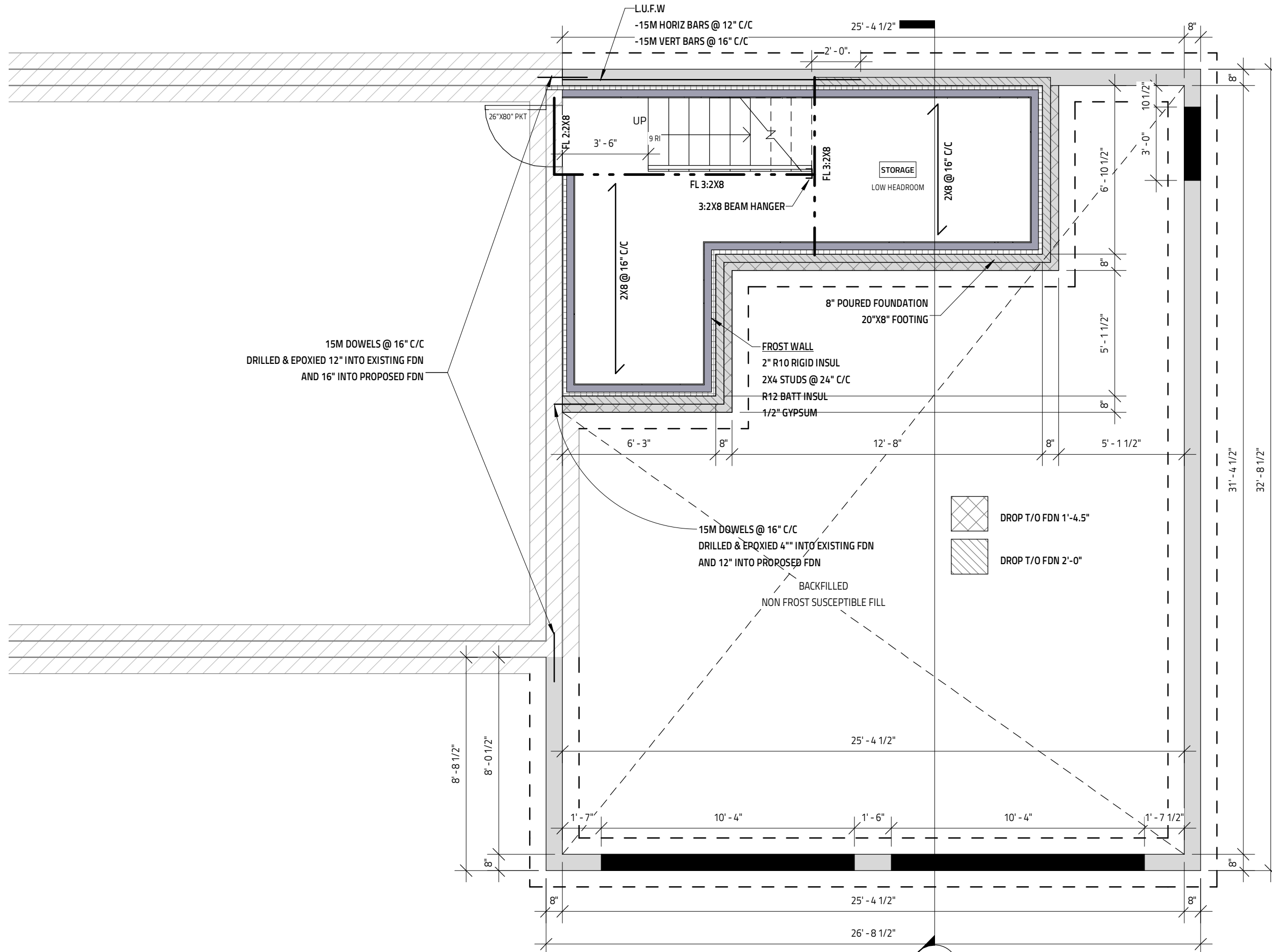
DRAWING TITLE	SITE
---------------	-------------

NO.	REVISION	DATE
1		

PROJECT:
2296 REEVECRAIG DR S
GARAGE ADDITION
OTTAWA, ON



DATE DRAWN JANUARY 16, 2024	SCALE: 1:250
DRAWN BY: SG	FILE NAME: 2296 REEVECRAIG
CHECKED BY: MV	DWG. NO. DO.0



Committee of Adjustment
 Received | Reçu le
2024-03-13
 City of Ottawa | Ville d'Ottawa
 Comité de dérogation

GENERAL NOTES:
 - E. & O.E.
 - DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ONLY TO BE USED
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT ALL DISCREPANCIES
 - GENERAL CONTRACTOR TO CONSTRUCT IN ACCORDANCE w/ THE O.B.C. 2006, ANY MUNICIPAL BY LAWS & ALL OTHER APPLICABLE CODES

NO.	REVISION	DATE

MODEL:
 2296 REEVECRAIG DR S
 GARAGE ADDITION
 OTTAWA, ON



DRAWING TITLE
BASEMENT

DATE DRAWN JANUARY 16, 2024	SCALE: 1/4" = 1'-0"
DRAWN BY: SG	FILE NAME: 2296 REEVECRAIG
CHECKED BY: MV	DWG. NO. D1.0

1
 D2.4

2X4 STUDS @ 16" C/C
 MIN R22 SPRAY FOAM
 7/16" OSB SHEATHING
 AIR BARRIER
 1" AIRSPACE
 BRICK VENEER

ASPHALT SHINGLES
 1/2" OSB SHEATHING
 2X12 @ 16" C/C C/W 2X12 RIDGE BOARD
 2X8 CEILING JOISTS @ 16" C/C
 W/ 2X8 BLOCKING @ 24" C/C

PHASE LEGEND

	EXISTING TO REMAIN
	DEMOLISHED
	PROPOSED

EXISTING TO REMAIN

RJ: LIGHT DUTY ADJUSTABLE STEEL POST

ASPHALT SHINGLES
 1/2" OSB SHEATHING
 2X12 @ 16" C/C C/W 2X12 RIDGE BOARD

2X8 CEILING JOISTS @ 16" C/C
 W/ 2X8 BLOCKING @ 24" C/C

SIMPSON STRONG TIE CS16 STRAP
 (CUT TO LENGTH) C/W 14-10D NAILS
 ON EACH SIDE OF BEAM INTO BOTTOM
 OF 2X6 JOISTS

T/O FRAME GRND

GARAGE

ALL WALLS & CEILING TO BE ADEQUATELY FUME-
 PROOF AGAINST GAS AND EXHAUST FUMES AS
 PER O.B.C. 9.10.9.16.4

3" CONC. SLAB 32 Mpa (4650 PSI) @ 28 DAYS,
 6% (+/- 1%) AIR ENTRAINMENT 0.5
 WATER/CEMENT RATIO, BROOM FINISH,
 SLOPE TO GARAGE DOOR

DR W310X39 C/W 2X6

ASPHALT SHINGLES
 1/2" OSB SHEATHING

ASPHALT SHINGLES
 1/2" OSB SHEATHING

2X12 @ 16" C/C C/W 2X12 RIDGE BOARD
 2X8 CEILING JOISTS @ 16" C/C W/ 2X8 BLOCKING @ 24" C/C

2X12 @ 16" C/C C/W 2X12 RIDGE BOARD
 2X8 CEILING JOISTS @ 16" C/C W/ 2X8 BLOCKING @ 24" C/C

2X4 STUDS @ 16" C/C
 7/16" OSB SHEATHING
 AIR BARRIER
 1" AIRSPACE
 BRICK VENEER

GENERAL NOTES:
 - E. & O.E.
 - DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ONLY TO BE
 USED
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK &
 VERIFY ALL DIMENSIONS ON SITE & REPORT ALL DISCREPANCIES
 - GENERAL CONTRACTOR TO CONSTRUCT IN ACCORDANCE W/
 THE O.B.C. 2006, ANY MUNICIPAL BY LAWS & ALL OTHER
 APPLICABLE CODES

NO.	REVISION	DATE

MODEL:
 2296 REEVE CRAIG DR S

GARAGE ADDITION

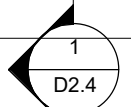
OTTAWA, ON

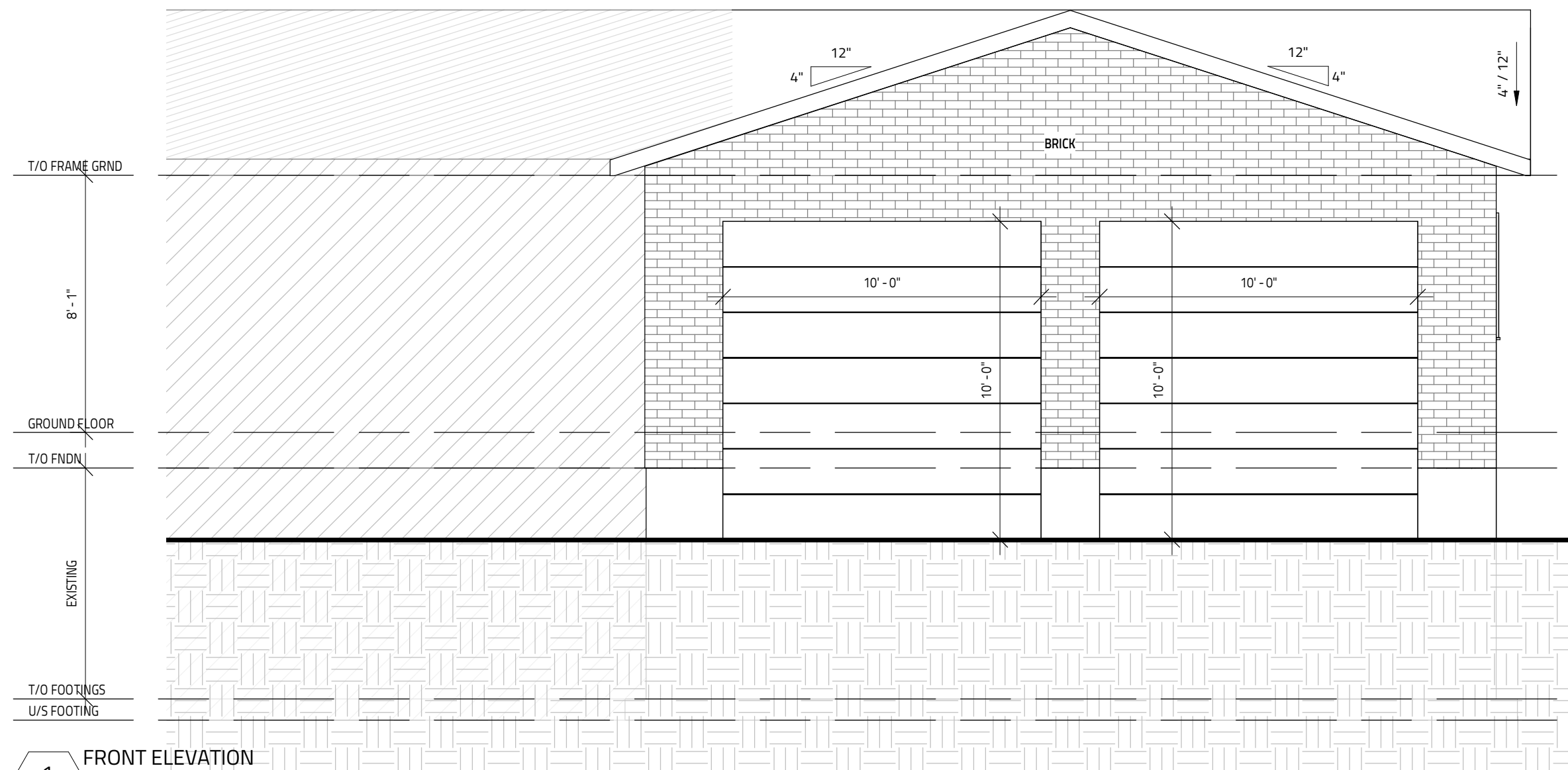


DRAWING TITLE
 GROUND FLOOR

DATE DRAWN JANUARY 16, 2024	SCALE: As indicated
DRAWN BY: SG	FILE NAME: 2296 REEVE CRAIG
CHECKED BY: MV	DWG. NO. D2.0

2 Section 1
 SCALE: 1/2" = 1'-0"





GENERAL NOTES:
 - E. & O.E.
 - DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ONLY TO BE USED
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT ALL DISCREPANCIES
 - GENERAL CONTRACTOR TO CONSTRUCT IN ACCORDANCE w/ THE O.B.C. 2006, ANY MUNICIPAL BY LAWS & ALL OTHER APPLICABLE CODES

NO.	REVISION	DATE

MODEL:
2296 REEVECRAIG DR S

 GARAGE ADDITION

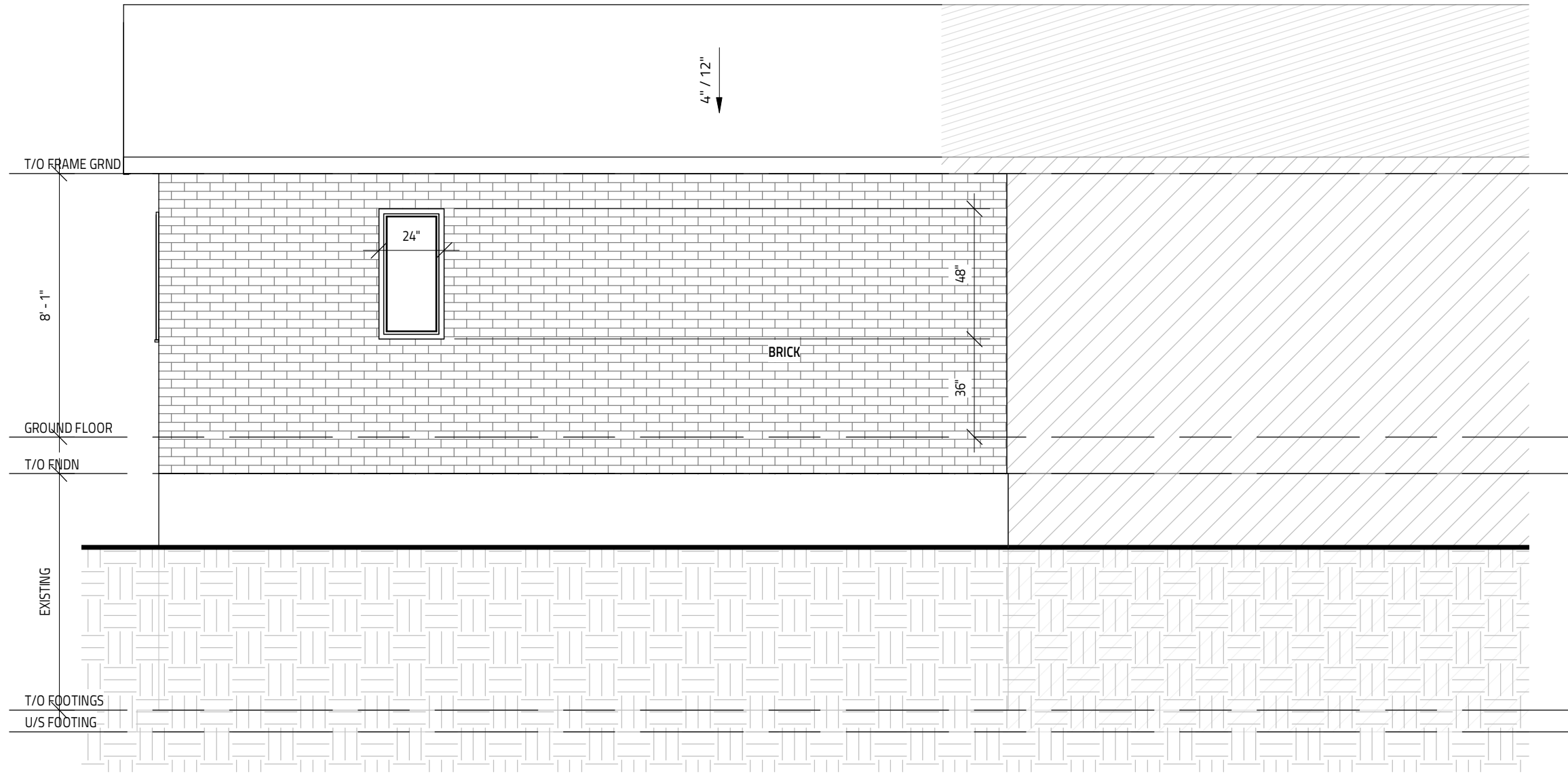
 OTTAWA, ON



DRAWING TITLE
FRONT ELEVATION

DATE DRAWN JANUARY 16, 2024	SCALE: 1/4" = 1'-0"
DRAWN BY: SG	FILE NAME: 2296 REEVECRAIG
CHECKED BY: MV	DWG. NO. D2.1

1 FRONT ELEVATION
 SCALE: 1/4" = 1'-0"



GENERAL NOTES:
 - E. & O.E.
 - DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ONLY TO BE USED
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT ALL DISCREPANCIES
 - GENERAL CONTRACTOR TO CONSTRUCT IN ACCORDANCE w/ THE O.B.C. 2006, ANY MUNICIPAL BY LAWS & ALL OTHER APPLICABLE CODES

NO.	REVISION	DATE

MODEL:
2296 REEVECRAIG DR S

GARAGE ADDITION

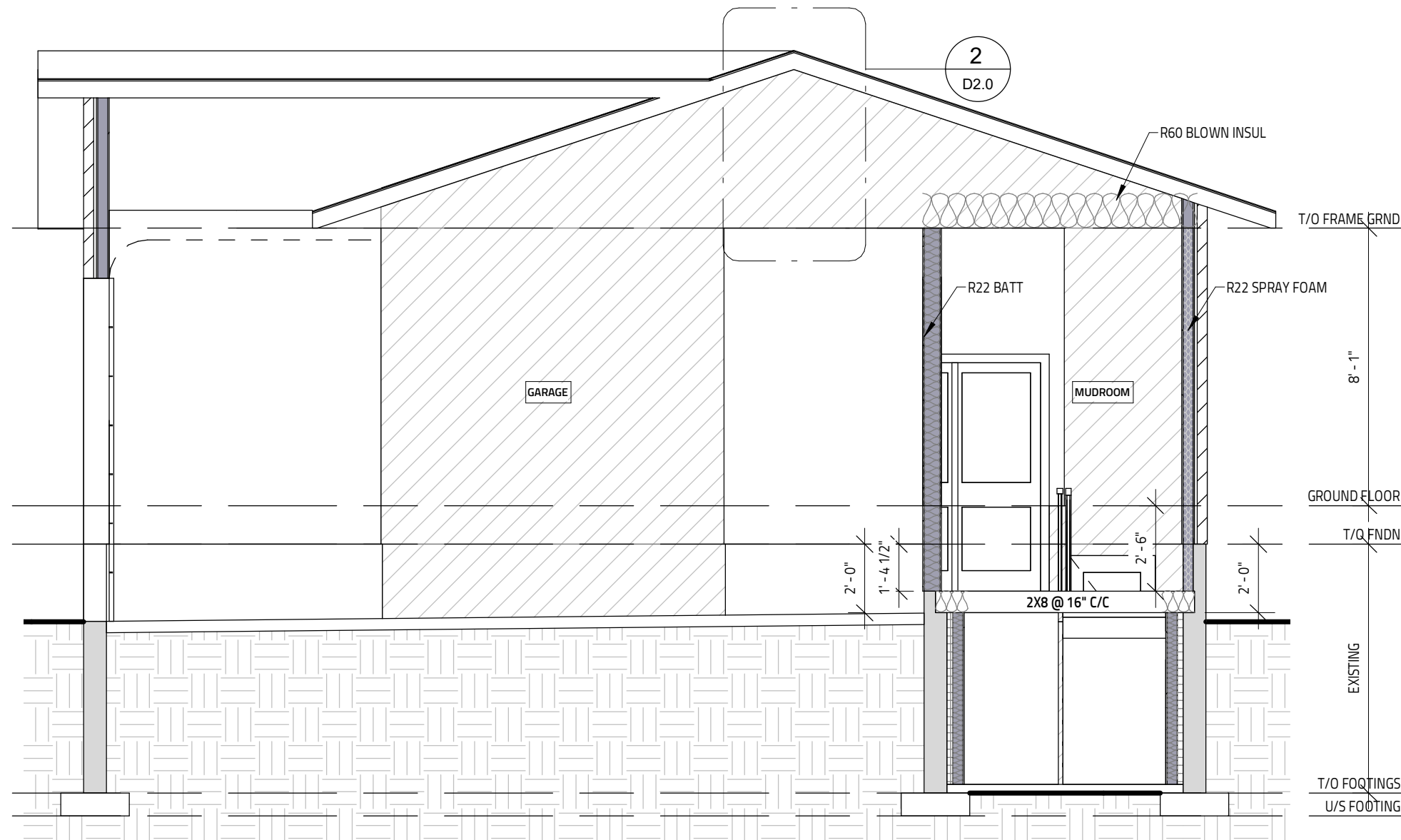
OTTAWA, ON



DRAWING TITLE
REAR ELEVATION

DATE DRAWN JANUARY 16, 2024	SCALE: 1/4" = 1'-0"
DRAWN BY: SG	FILE NAME: 2296 REEVECRAIG
CHECKED BY: MV	DWG. NO. D2.3

1 REAR ELEVATION
 SCALE: 1/4" = 1'-0"



GENERAL NOTES:
 - E. & O.E.
 - DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS ONLY TO BE USED
 - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT ALL DISCREPANCIES
 - GENERAL CONTRACTOR TO CONSTRUCT IN ACCORDANCE w/ THE O.B.C. 2006, ANY MUNICIPAL BY LAWS & ALL OTHER APPLICABLE CODES

NO.	REVISION	DATE

MODEL:
 2296 REEVECRAIG DR S
 GARAGE ADDITION
 OTTAWA, ON



DRAWING TITLE
 SECTION

DATE DRAWN JANUARY 16, 2024	SCALE: 1/4" = 1'-0"
DRAWN BY: SG	FILE NAME: 2296 REEVECRAIG
CHECKED BY: MV	DWG. NO. D2.4

1 Section 2
 SCALE: 1/4" = 1'-0"