

**METRIC NOTE:**  
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE REGISTRY ACT.

DATE: MAY 9 1990

*Kenneth G. Murray*  
KENNETH G. MURRAY O.L.S.

PLAN 5R-13681

RECEIVED AND DEPOSITED

DATE: May 22 1990

ASST. DEP. *J. Richichi*  
LAND REGISTRAR FOR THE REGISTRY DIVISION OF OTTAWA-CARLETON No. 5

SCHEDULE				
Part	Lot	Reg'd Plan	Conc.	Inst. No.
16, 18	120			
182	BLK M 40 1/2			NS 59636
20			(O.F.)	

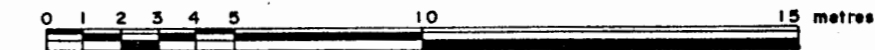
PLAN OF SURVEY OF

Part of LOTS 16 & 18  
REGISTERED PLAN 120 &  
Part of BLOCK M  
REGISTERED PLAN 40 1/2 &  
Part of the PROJECTED RAILWAY shown on  
PLAN 40 1/2 (being PT. of LOT 20 CONC. 1 (O.F.)  
TOWNSHIP OF NEPEAN  
now in the CITY OF OTTAWA  
REGIONAL MUNICIPALITY OF OTTAWA-CARLETON

FARLEY, SMITH & MURRAY SURVEYING LTD.

1990

SCALE: 1:200



BEARING NOTE

BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE WESTERLY LIMIT OF BRADFORD STREET AS SHOWN ON PLAN 5R-6382, BEING N 23° 01' 00" W.

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Received | Reçu le  
2024-03-18

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LEGEND: (IF APPLICABLE)

- SURVEY MONUMENT FOUND
- SURVEY MONUMENT SET
- SIB STANDARD IRON BAR
- SSIB SHORT STANDARD IRON BAR
- IB IRON BAR
- ⊙ ROUND
- CC CUT CROSS
- WIT. WITNESS
- X-X FENCE
- OU ORIGIN UNKNOWN
- PROP. PROPORTIONED
- 647 or HW H.R. FARLEY O.L.S.
- 1287 FARLEY, SMITH & MURRAY SURVEYING LTD.
- PN PREVIOUS NOTES
- N/W NAIL & WASHER
- 725 R.W. ARNETT O.L.S.

**SURVEYOR'S CERTIFICATE:**

I hereby certify that:  
1. This survey and plan are correct and in accordance with the Surveys Act and the Registry Act and the regulations made thereunder.  
2. The survey was completed on the 4th day of MAY 1990.  
Date: MAY 9 1990

*Kenneth G. Murray*  
Kenneth G. Murray  
Ontario Land Surveyor

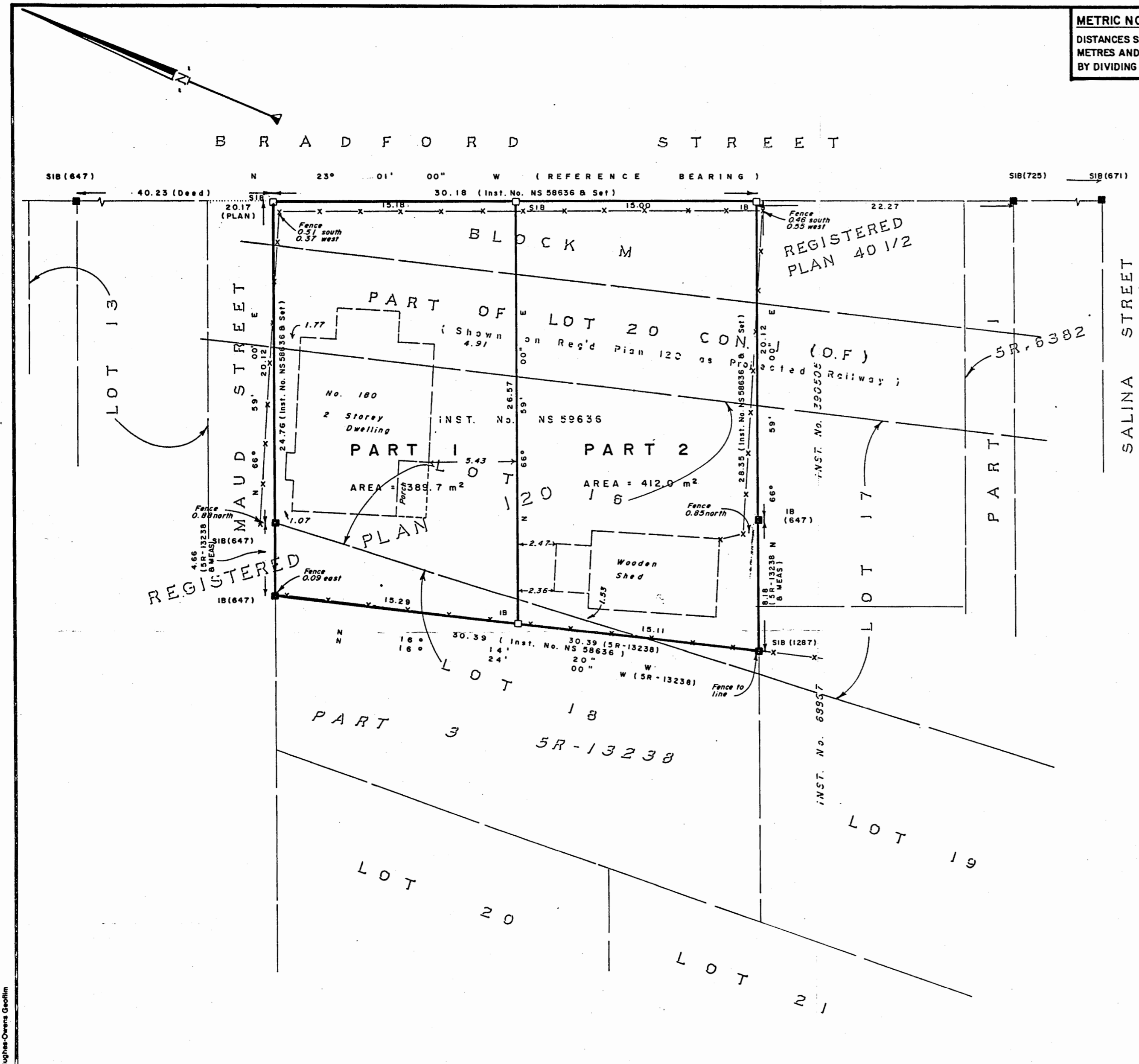
FARLEY, SMITH & MURRAY SURVEYING LTD.

ONTARIO LAND SURVEYORS  
190 COLONNADE RD.  
NEPEAN, ONTARIO  
K2E 7J5  
727-8226

"CAUTION"  
THIS PLAN IS NOT A PLAN OF SUBDIVISION WITHIN THE MEANING OF THE PLANNING ACT.

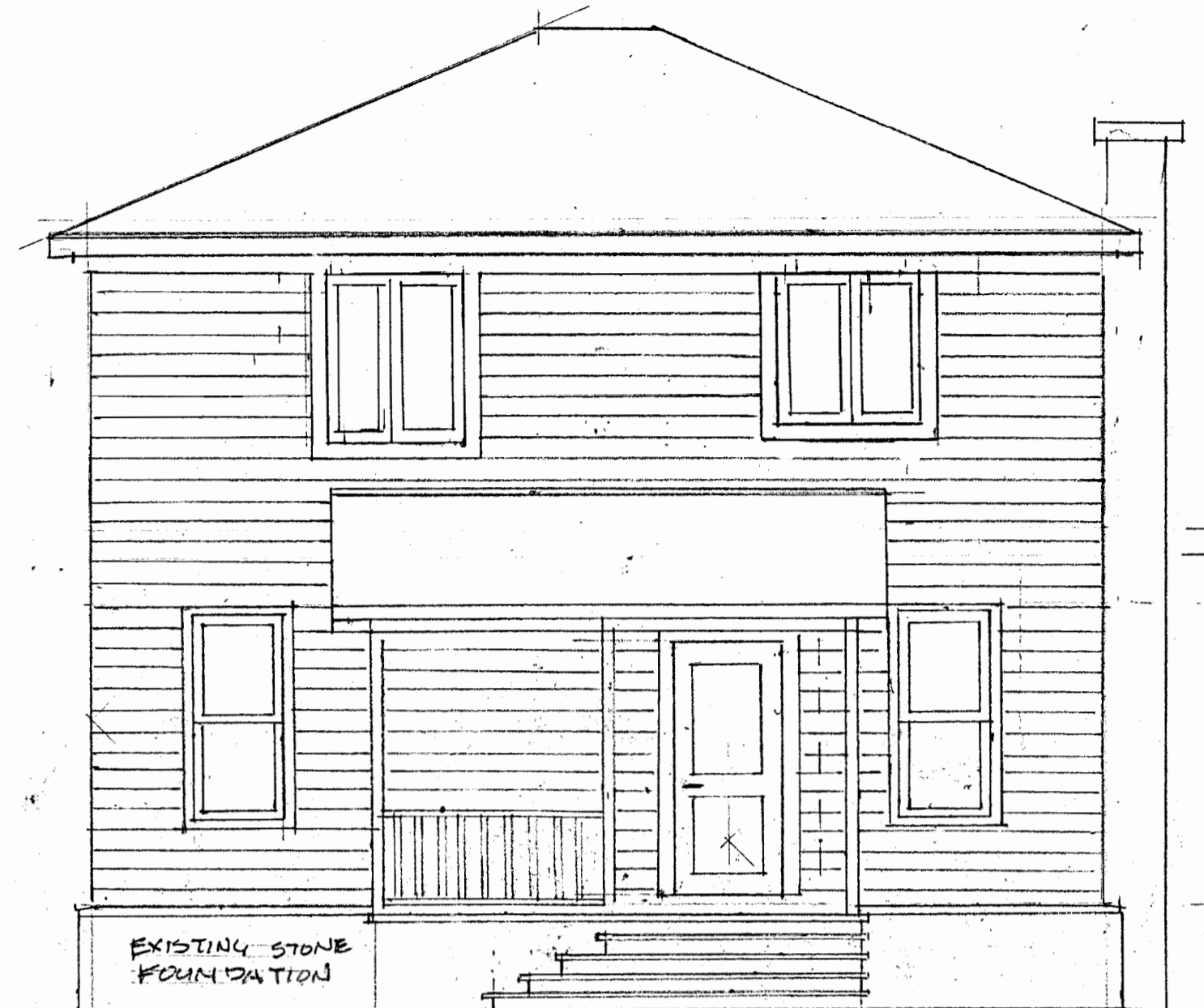
FILE No.: 56 / 89

INDEX: 3230

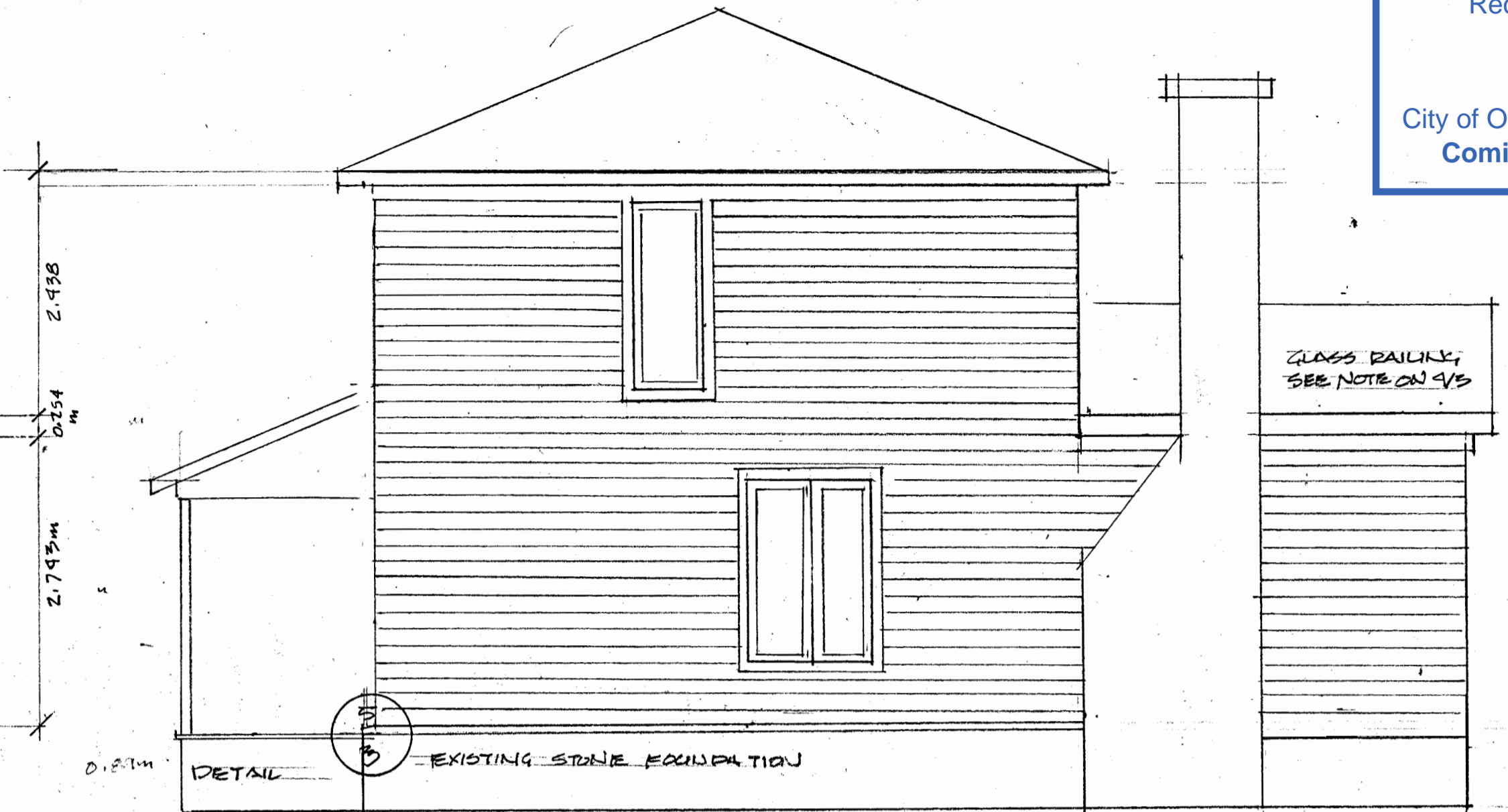


Hughes-Owens Geofilm





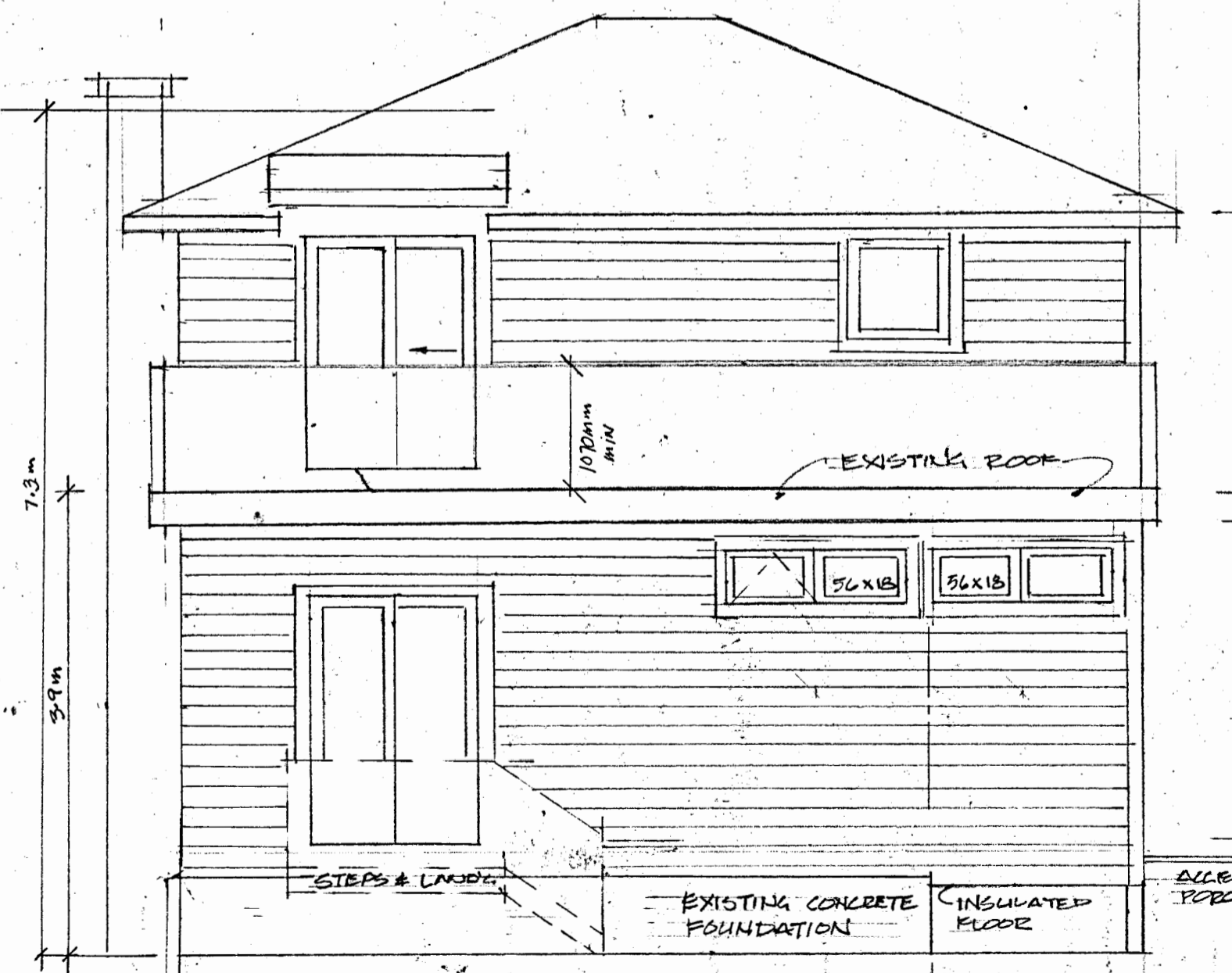
EXISTING 2 STOREY RESIDENCE & PORCH  
 8.554m FOUNDATION  
 1 FRONT ELEVATION  
 3 SCALE 1:50M



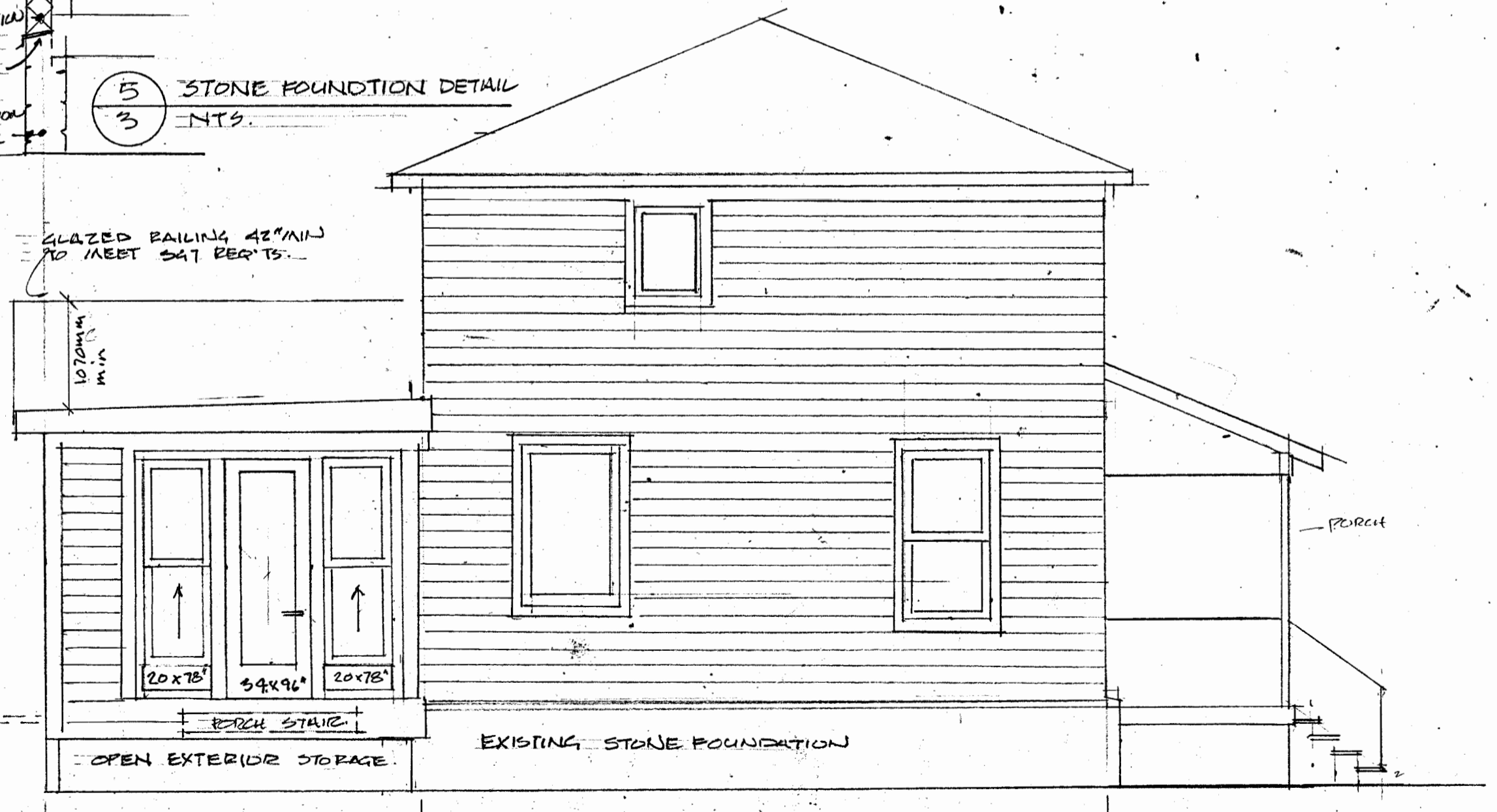
2 NORTH ELEVATION  
 3 SCALE 1:50M

EXISTING FRAME BUILDING  
 PROPOSED INSULATION & RECLADDING  
 EXISTING 127mm (5") LEDGE  
 SURVEYOR DIMENSION TO FOUNDATION LINE

5 STONE FOUNDATION DETAIL  
 3 NTS.



3 REAR ELEVATION  
 3 SCALE 1:50M



4 SOUTH ELEVATION  
 3 SCALE 1:50M



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BRADFORD ST

AREA SUMMARY

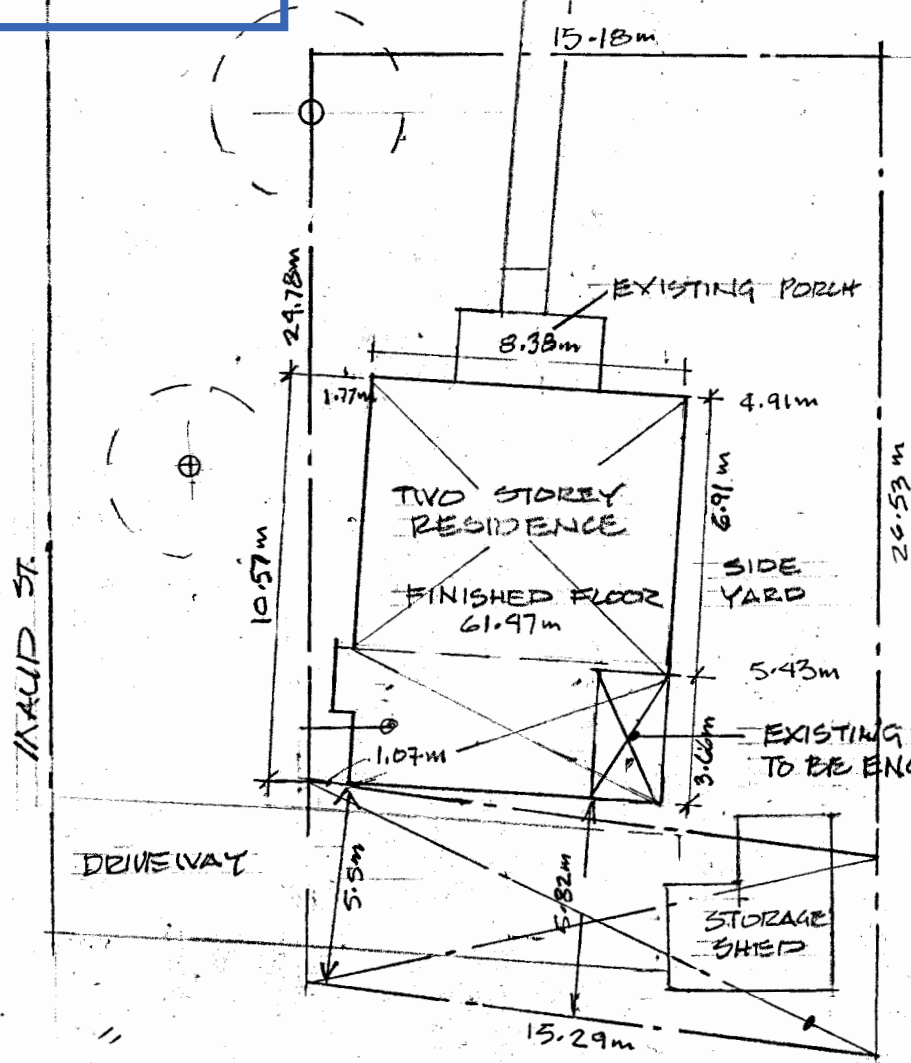
EXISTING GROUND FLOOR	81.89 sm
EXISTING SECOND FLOOR	57.91 sm
TOTAL	139.8 sm <sup>2</sup>
PROPOSED ADDITION	6.69 sm

TOTAL AREA 146.45 sm

REAR YARD (55x15.29) 84.15m

NOTE:

- EXISTING DRIVEWAY IN REAR YARD
- SOUTH FACING SIDE YARD PROVIDES OUTDOOR AMENITY SPACE



REMOVE EXISTING WALL

- EXISTING FLAT ROOF 2X10 @ 16" OC
- BUTYL MEMBRANE ROOF
- 2X10 @ 16" OC
- 2" AIR SPACE
- 8" COMFORT BATT (R20)
- 6 MIL A.B.
- 1/2" G.B.

- PROPOSED PORCH ENCLOSURE
- 1/2" GB
- 6 MIL POLY A.B.
- 2X6 @ 16" OC
- 5 1/2" COMFORT BATT (R14)
- 12mm OSB
- 5/8" JOHN MANSVILLE Z HOUSE WRAP TAPE
- JAMES HARDIE HORIZONTAL SIDING

SOUTH WALL LINTEL 3-2X8  
WEST WALL LINTEL 3-2X6

EXISTING 2X8 @ 16" OC

2X8 @ 16" OC

DECK

EXISTING POST

OPEN EXTERIOR STORAGE

EXISTING CRAWL SPACE

FLOOR CONSTRUCTION

- 5/8" OSB
- 2X8 @ 16" OC
- 7 1/2" COMFORT BATT - R20
- 3" STYROFOAM - R 12.5
- 1/2" CEMENT BOARD

CONCRETE PIER - 8" Ø ON 24X24" FOOTING

2 WALL SECTION  
SCALE 1/2" = 1'

1 180 BRADFORD ST.  
 PART OF LOT 18  
 REGISTERED PLAN 120  
 CITY OF OTTAWA  
 SCALE 1:200m

REAR YARD (5.5x15.29) 84.15m

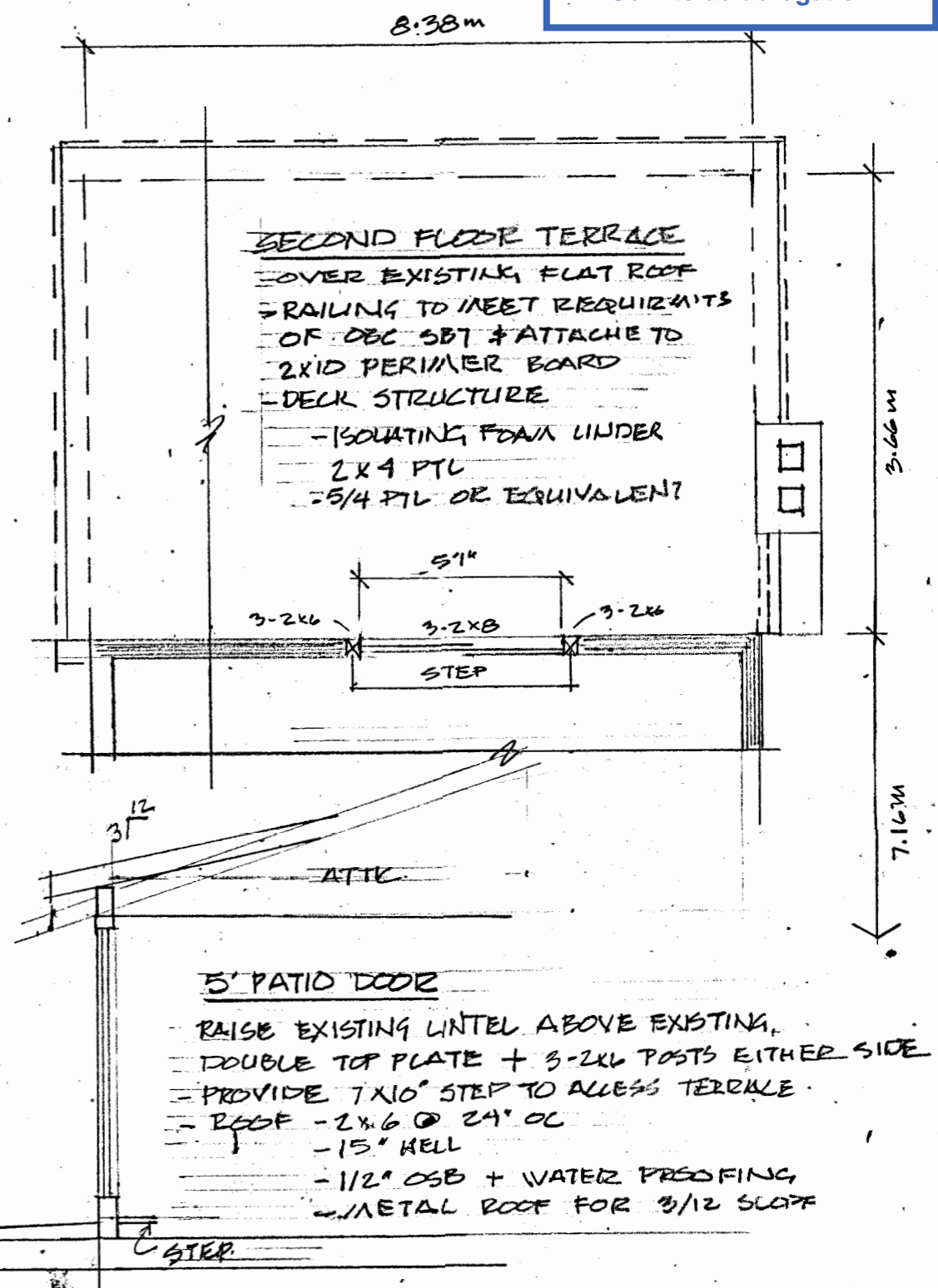
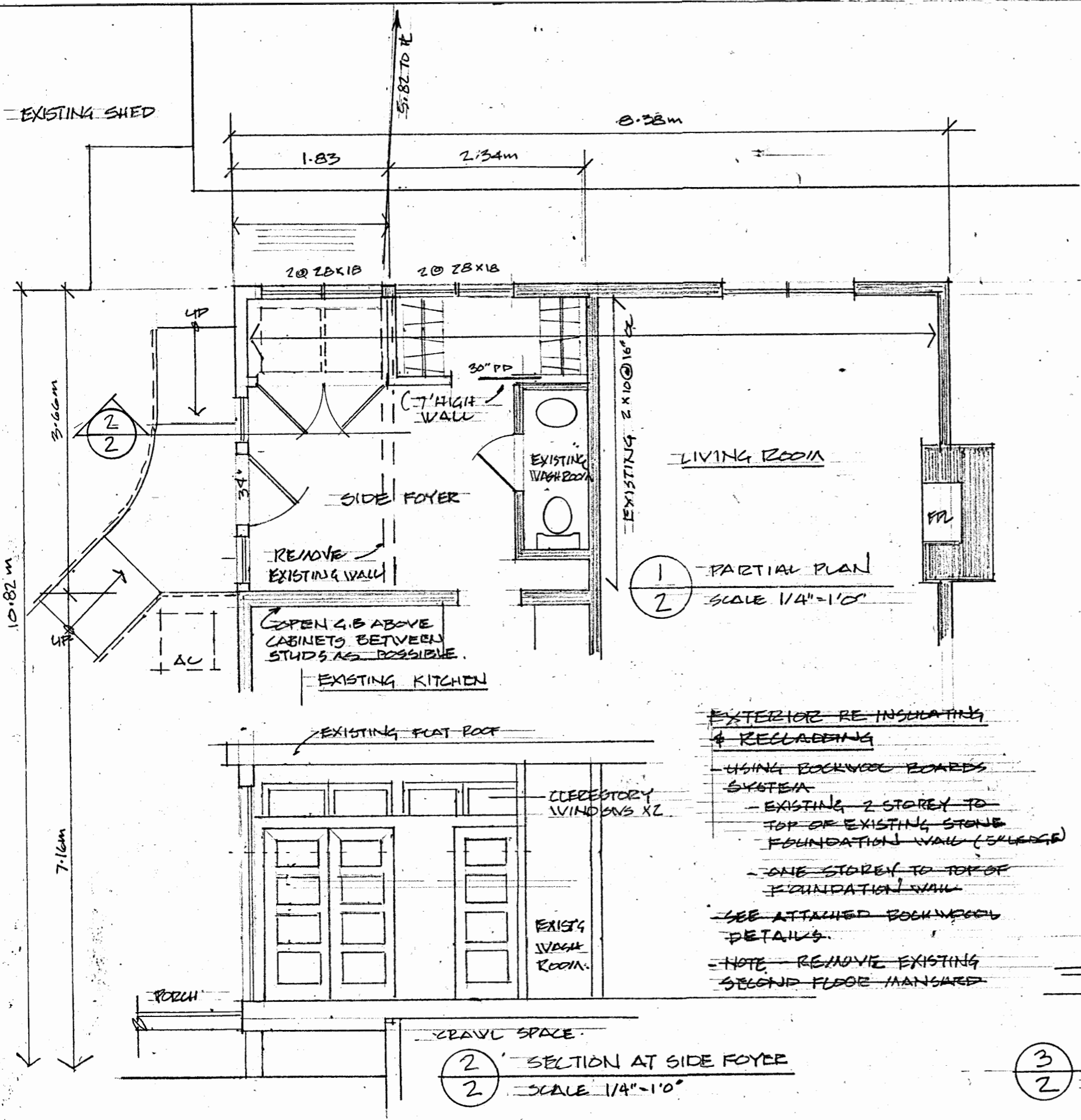
PROPOSED RENOVATION TO 180 BRADFORD ST

JAN 2024

DRAWN BY JOHN RIDEAN  
165 BRITANNIA RD  
OTTAWA ON

BLIN 3712





**EXTERIOR RE-INSULATING & RECLADDING**

- USING ROCKWOOL BOARDS SYSTEM
- EXISTING 2 STOREY TO TOP OF EXISTING STONE FOUNDATION WALL (SKLEGG)
- ONE STOREY TO TOP OF FOUNDATION WALL
- SEE ATTACHED ROCKWOOL DETAILS.
- NOTE REMOVE EXISTING SECOND FLOOR MANSARD

2 SECTION AT SIDE FOYER  
 2 SCALE 1/4" = 1'0"

3 TERRACE & PATIO DOOR  
 2 SCALE 1/4" = 1'0"

PROPOSED RENOVATION  
 TO 180 BRADFORD JAN 24  
 BY JOHN RIORDAN BCIN 37172

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**PLAN OF SURVEY OF  
PART OF LOT 18  
REGISTERED PLAN 120  
CITY OF OTTAWA**  
Surveyed by Annis, O'Sullivan, Vollebek Ltd.

Scale 1:200



Metric

DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND  
CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

**Surveyor's Certificate**

I CERTIFY THAT:

- This survey and plan are correct and in accordance with the Surveys Act and the Surveyors Act and the regulations made under them.
- The survey was completed on the 4th day of August, 2023.

Aug 15, 2023  
Date

*T. Hartwick*  
T. Hartwick  
Ontario Land Surveyor

**Notes & Legend**

- Denotes Survey Monument Planted
- Survey Monument Found
- SSB Standard Iron Bar
- SSSB Short Standard Iron Bar
- IS Iron Bar
- (WIT) Witness
- (AOC) Annis, O'Sullivan, Vollebek Ltd.
- Mass Measured
- (P1) Registered Plan 120
- (P2) Plan SR-13051
- (P3) Plan 4R-24030
- (P4) Plan SR-13235
- (P6) (1287) Plan February 5, 1991
- (P6) (647) Plan June 17, 1965
- CLF Chain Link Fence
- CL Centreline

Bearings are grid, derived from Can-Net 2010 Real Time Network GPS observations and are referenced to Specified Control Points: 01919602005 and 01919750705, MTM Zone 9 (78°30' West Longitude) NAD-83 (original).

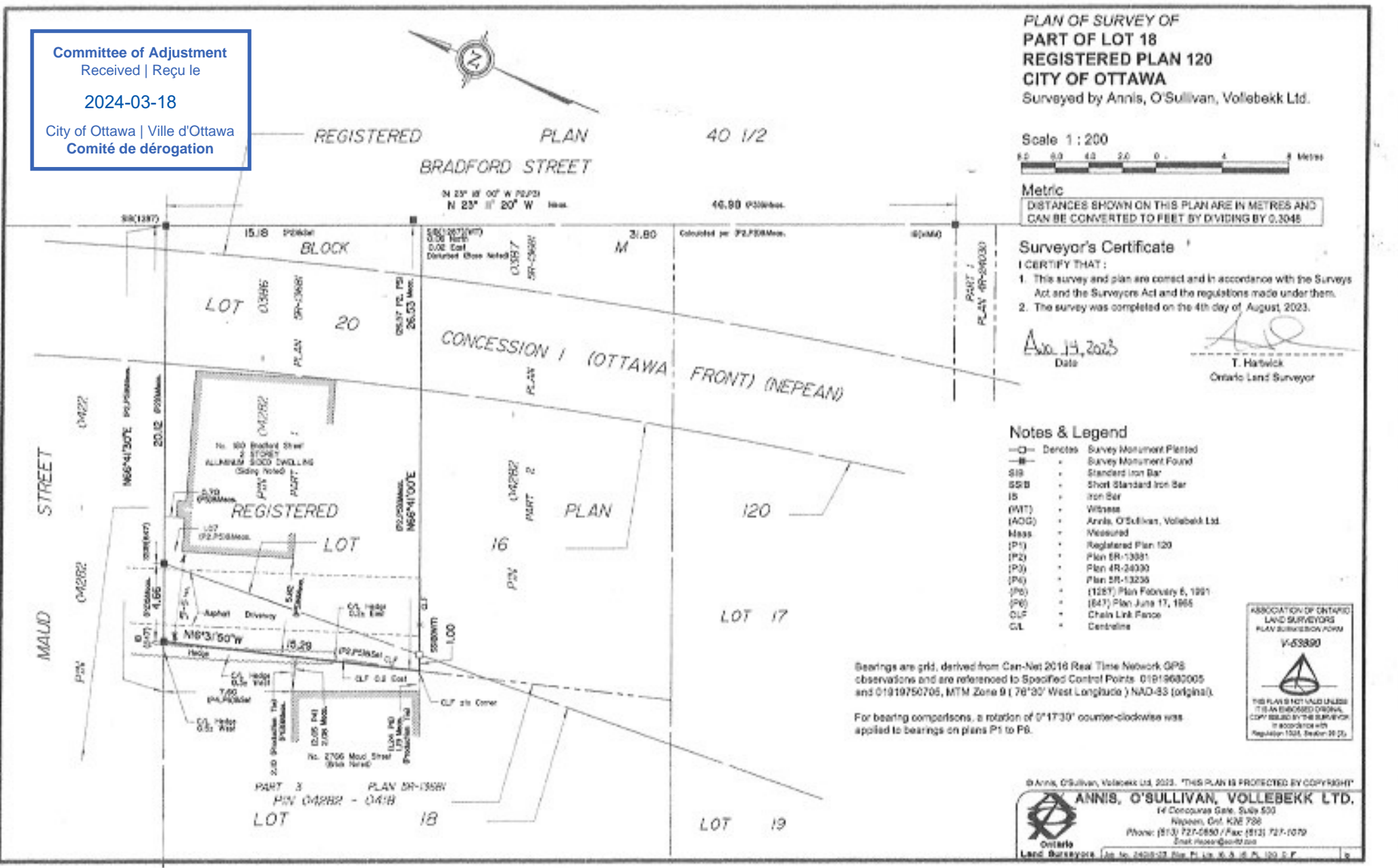
For bearing comparisons, a rotation of 0°17'30" counter-clockwise was applied to bearings on plans P1 to P6.



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**ANNIS, O'SULLIVAN, VOLLEBEK LTD.**  
14 Concorde Gate, Suite 503  
Nepean, Ont. K2E 7Z6  
Phone: (613) 727-0850 / Fax: (613) 727-1070  
Email: info@ao22.com

Ontario  
Land Surveyors (Reg. No. 2428-07, Reg. P. Lic. 6, 3, 6, 5, 100, 1, 2, 7)





Address, Street, or Place



rue Kehoe St

rue Bradford St

rue Maud St

av Cascades Ave

rue Bradford St

av. D. B. D.

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20m

-8437948.701 5679724.630 Meters





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AREA OF PROPOSED WORK  
- 1.83 m x 3.61 m UNDER  
EXISTING ROOF