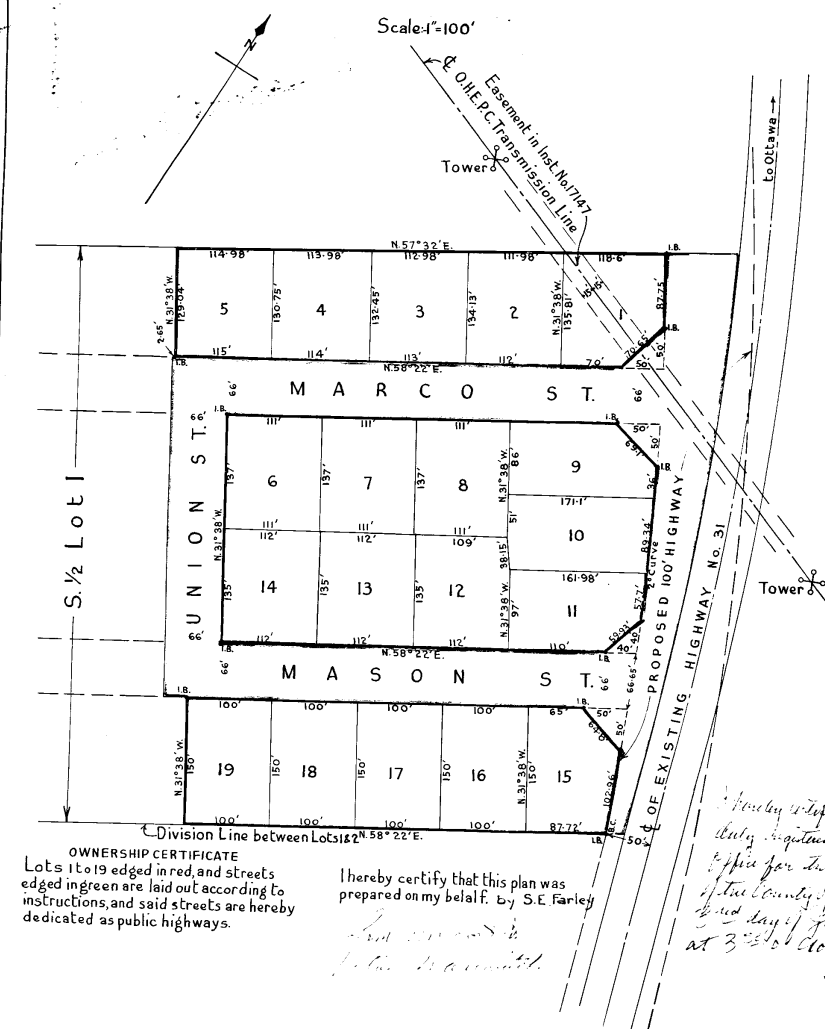


2024-05-28

572

Subdivision of:  
Part of S. 1/2 Lot I, Con. V  
TWP. OF OSGOODE

Scale: 1"=100'



**OWNERSHIP CERTIFICATE**  
Lots 1 to 19 edged in red and streets edged in green are laid out according to instructions, and said streets are hereby dedicated as public highways.

I hereby certify that this plan was prepared on my behalf, by S.E. Farley

*Sam & Rita Marcovitch*

*I hereby certify that the plan was duly registered in the Registry Office for the Registry Division of the County of Carleton on the 2nd day of July, A.D. 1952 at 3:35 P.M. as No. 572.*

*L. H. Langman  
Registrar*

Sidney E. Farley, an Ontario Land Surveyor, certifies that:

- I was present at and did personally superintend the survey represented by this plan;
- this plan accurately shows the manner in which the lands (edged in red) have been surveyed and subdivided by me;
- Every angle of the exterior boundary of the plan is defined in the survey notes by a measurement and a bearing and is plotted at one angle of equal angles in successive stations on the plan;
- I have indicated on the plan the position and form of each of the monuments;
- the monuments conform in all respects to requirements of section 13 of The Survey Act;
- the survey was made by me between the 14<sup>th</sup> day of May and the 21<sup>st</sup> day of May 1952; and
- the survey has been accurately made in accordance with the provisions of The Survey Act and the Registry Act relating therein.

Dated at Ottawa the 28<sup>th</sup> day of May 1952.

*S. E. Farley*  
Ontario Land Surveyor.

County of Carleton } *Approved to be filed*  
City of Ottawa of the County of Carleton }  
To Wit: } *Sam & Rita Marcovitch*  
} *make oath and say*

That I am a legal owner and the within plan and subdivision thereof are agreed to by *Sam & Rita Marcovitch*

That the said plan and subdivision were signed by the said *Sam & Rita Marcovitch* at the City of Ottawa

That I know the said *Sam & Rita Marcovitch*

That I am a practicing witness to the said plan and duplicate

*Regina W. Joffe*

*[Signature]*

Approved under Section 26 of  
THE PLANNING ACT  
This 16<sup>th</sup> day of July 1952

NO SEAL  
*[Signature]*  
MINISTER OF PLANNING & DEVELOPMENT

7090 MARCO ST.

Committee of Adjustment  
 Received | Reçu le  
**2024-05-28**  
 City of Ottawa | Ville d'Ottawa  
 Comité de dérogation

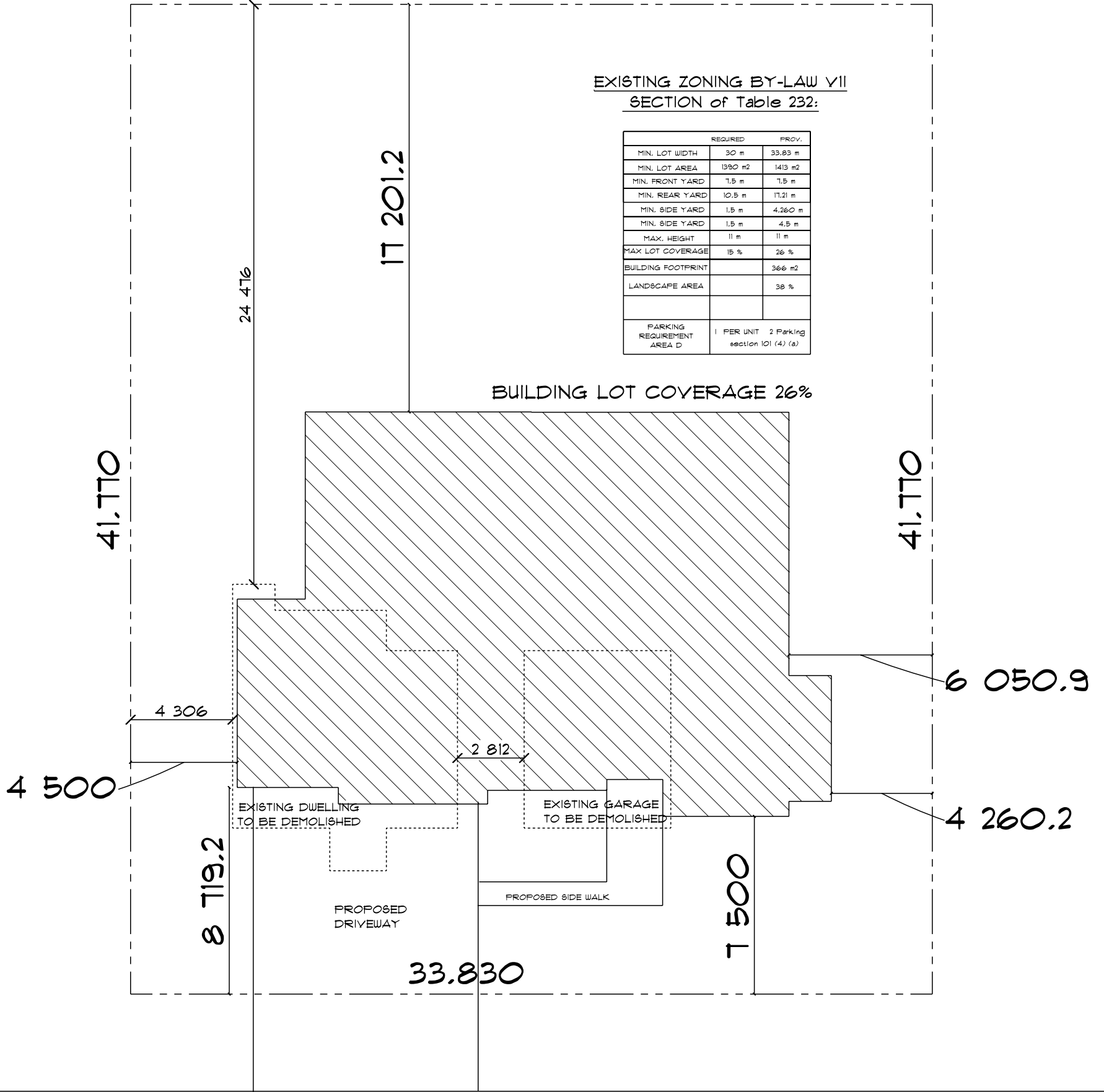
33.830

EXISTING ZONING BY-LAW VII  
 SECTION of Table 232:

	REQUIRED	PROV.
MIN. LOT WIDTH	30 m	33.83 m
MIN. LOT AREA	1380 m <sup>2</sup>	1413 m <sup>2</sup>
MIN. FRONT YARD	1.5 m	1.5 m
MIN. REAR YARD	10.5 m	17.21 m
MIN. SIDE YARD	1.5 m	4.260 m
MIN. SIDE YARD	1.5 m	4.5 m
MAX. HEIGHT	11 m	11 m
MAX LOT COVERAGE	15 %	26 %
BUILDING FOOTPRINT		366 m <sup>2</sup>
LANDSCAPE AREA		38 %
PARKING REQUIREMENT AREA D	1 PER UNIT	2 Parking section 101 (4) (a)

17 201.2

BUILDING LOT COVERAGE 26%



MARCO ST.

**SITE PLAN**

SCALE 1:200

I, Andre Theriault, Theriault design, Individual: 22368  
 Takes responsibility for design work, Firm: 105420  
 on behalf of a firm registered under Subsection 3.2.4 of division C. of the building code.  
 I and the firm is registered in the appropriate class/categories.  
 Date: \_\_\_\_\_  
 Signature of Designer: \_\_\_\_\_



ANDRE THERIAULT  
 3550 CANOTEK ROAD, UNIT 21  
 GLOUCESTER, K1J 9C3  
 tel: (613) 913-2269  
 email: andre@theriaultdesign.ca

date	description
01 MAR 2022	SITE PLAN

model	
PROPOSED SDU for 7090 MARCO ST.	
drawing by	drawing no
H. MAUR	51
project no.	1
2022-291	



**FRONT ELEVATION**

SCALE: 1/8" = 1'-0"

Committee of Adjustment  
 Received | Reçu le  
**2024-05-28**  
 City of Ottawa | Ville d'Ottawa  
 Comité de dérogation

Structural engineer stamp, if required:



I, Andre Theriault, Theriault design, take responsibility for design work on behalf of a firm registered under Subsection 3.2.4 of division C. of the Building Code. I and the firm is registered in the appropriate class/categories.

Individual: 22968  
 Firm: 105420

Date: \_\_\_\_\_

Signature of Designer: \_\_\_\_\_

ANDRE THERIAULT  
 3850 CANOTEK ROAD, UNIT 21  
 GLOUCESTER, K1J 9C3  
 tel: (613) 913-2269

email: andre@theriaultdesign.ca

2	PERMIT	13 APR 2024
1	CONST DWG	30 JAN 2024

Project name

PROPOSED HOME FOR 1090 MARCO STREET

Drawn by	A.THERIAULT	drawing no	1
Project no.	2023-416		11



**REAR ELEVATION**

SCALE: 1/8" = 1'-0"

Committee of Adjustment  
 Received | Reçu le  
**2024-05-28**  
 City of Ottawa | Ville d'Ottawa  
 Comité de dérogation

Structural engineer stamp, if required:



I, Andre Theriault, Theriault design, Take responsibility for design work on behalf of a firm registered under Subsection 3.2.4 of division C. of the building code. I and the firm is registered in the appropriate class/categories.

Individual: 22968  
 Firm: 105420

Date: \_\_\_\_\_

Signature of Designer: \_\_\_\_\_

ANDRE THERIAULT  
 3850 CANOTEK ROAD, UNIT 21  
 GLOUCESTER, K1J 9C3  
 tel: (613) 913-2269

email: andre@theriaultdesign.ca

2	PERMIT	13 APR 2024
1	CONST DUG	30 JAN 2024

Project name

PROPOSED HOME FOR 1090 MARCO STREET

Drawn by

A.THERIAULT

Project no.

2023-416

drawing no

2

11



## RIGHT ELEVATION

SCALE: 1/8" = 1'-0"

Committee of Adjustment  
Received | Reçu le

2024-05-28

City of Ottawa | Ville d'Ottawa  
Comité de dérogation

I, Andre Theriault, Theriault design:  
Take responsibility for design work  
on behalf of a firm registered under  
Subsection 3.2.4 of division C. of  
the building code.  
I and the firm is registered in the  
appropriate class/categories.

Date: \_\_\_\_\_

Signature of Designer: \_\_\_\_\_

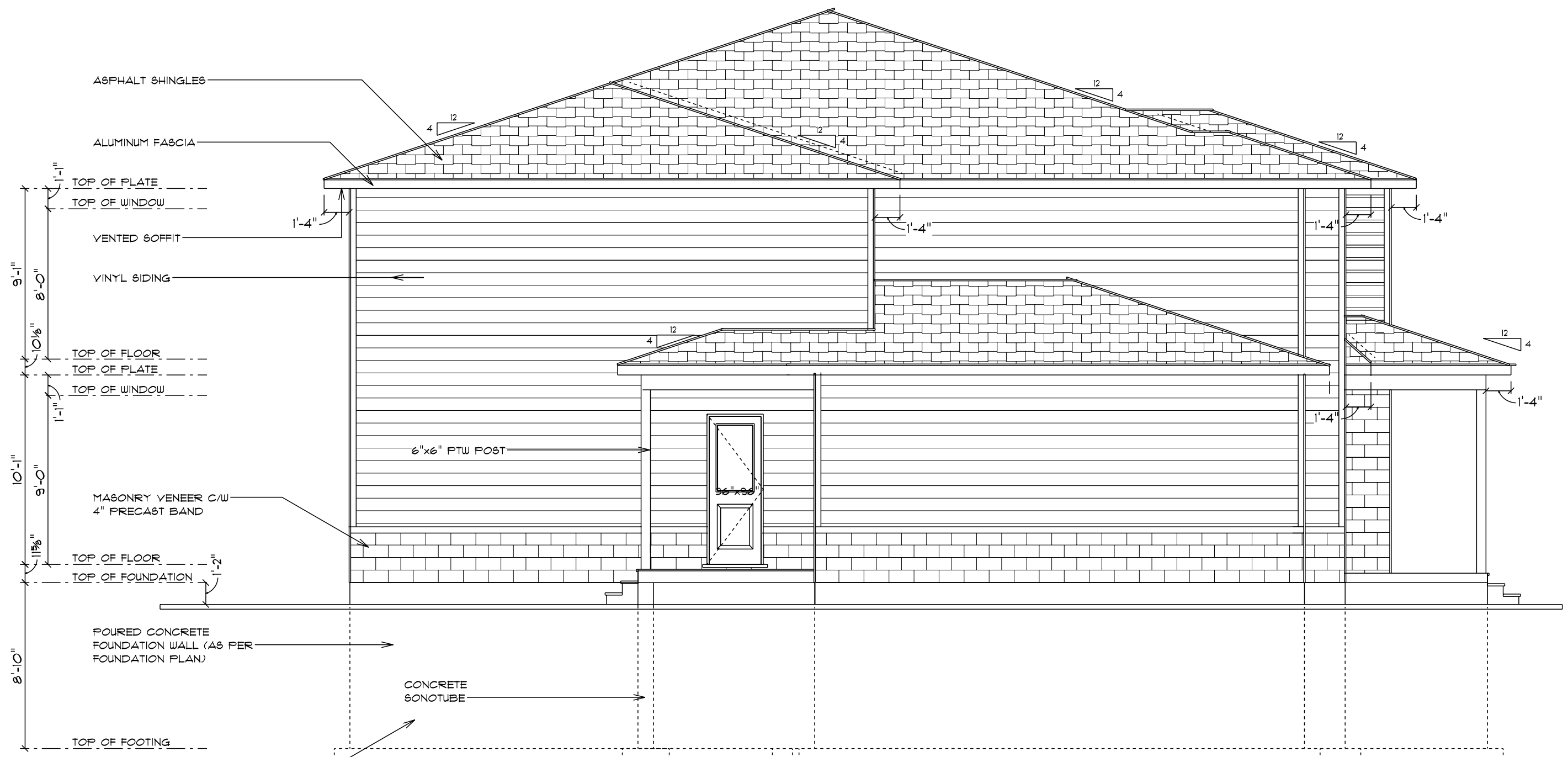
Individual: 22968  
Firm: 105420

**Theriault  
Design**  
Architecture - Planification

ANDRE THERIAULT  
2251 ESPRIT DRIVE, ORLEANS  
K4A 0A4  
tel: (613) 834-5284  
fax: (613) 834-0895  
email: theriault85@gmail.com

date		model
1	CONST DWG	30 JAN 2024
2	PERMIT	13 APR 2024
drawing by		A.THERIAULT
drawing no		3
project no.		2023-416

model	
PROPOSED HOME FOR 1090 MARCO STREET	
drawing by	A.THERIAULT
drawing no	3
project no.	2023-416



### LEFT ELEVATION

SCALE: 1/8" = 1'-0"

**Committee of Adjustment**  
 Received | Reçu le  
**2024-05-28**  
 City of Ottawa | Ville d'Ottawa  
 Comité de dérogation

I, Andre Theriault, Theriault design:  
 Take responsibility for design work  
 on behalf of a firm registered under  
 subsection 3.2.4 of division C. of  
 the building code.  
 I and the firm is registered in the  
 appropriate class/categories.  
 Date: \_\_\_\_\_  
 Signature of Designer: \_\_\_\_\_

Individual: 22968  
 Firm: 105420



ANDRE THERIAULT  
 2251 ESPRIT DRIVE, ORLEANS  
 K4A 0A4  
 tel: (613) 834-5284  
 fax: (613) 834-0895  
 email: theriault85@gmail.com

date			model	
1	CONST DWG	30 JAN 2024	PROPOSED HOME FOR 7090 MARCO STREET	
2	PERMIT	13 APR 2024		
drawing by			drawing no	
A.THERIAULT			4	
project no.			11	
2023-416				

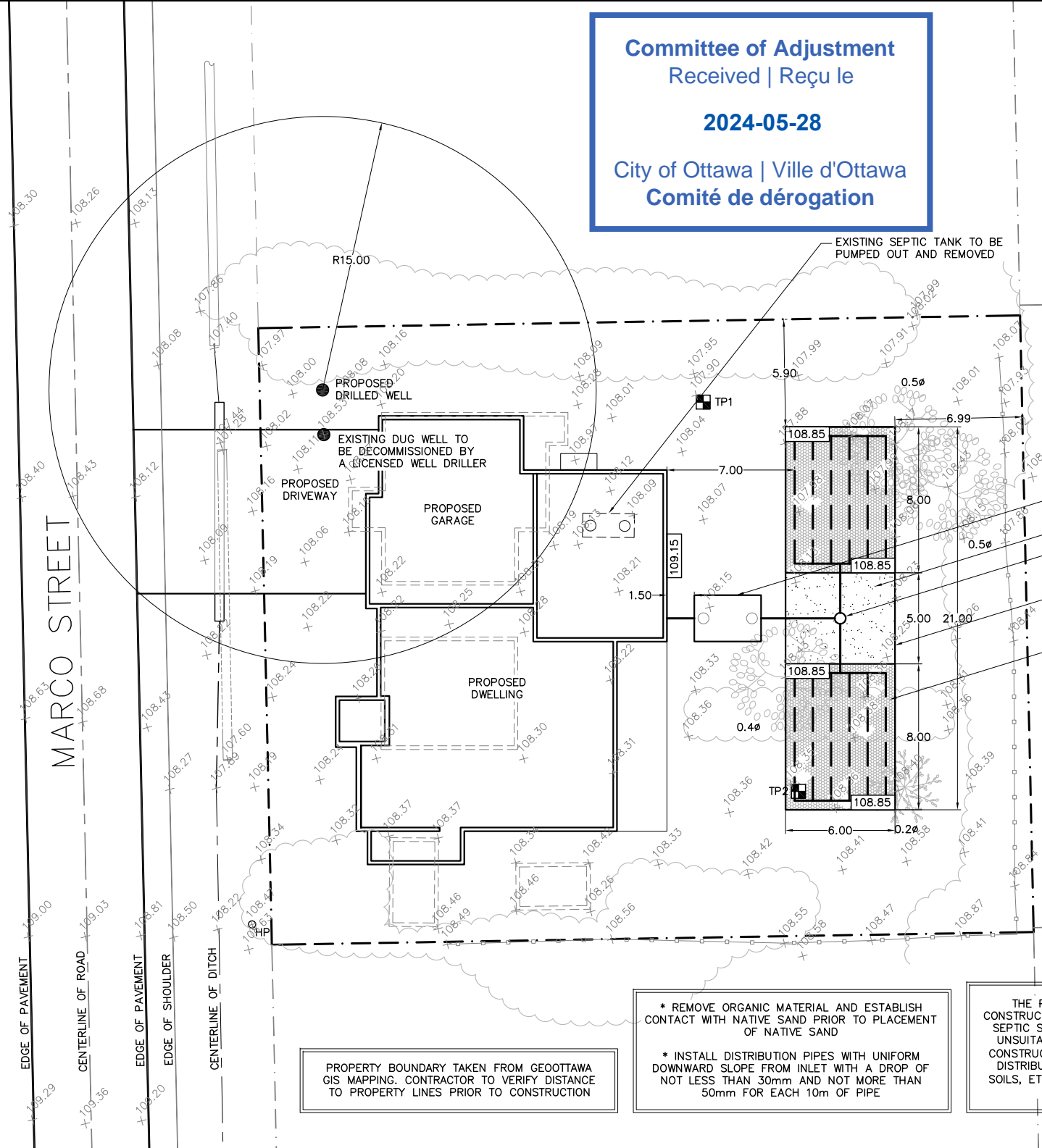
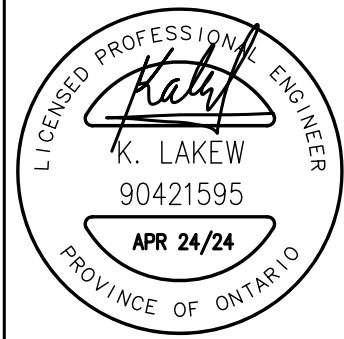


**Committee of Adjustment**  
Received | Reçu le  
**2024-05-28**  
City of Ottawa | Ville d'Ottawa  
Comité de dérogation

**LEGEND**

- EXISTING ELEVATIONS
- PROPOSED ELEVATIONS
- TEST PIT LOCATION
- SEPTIC BED OUTLINE
- PERFORATED PVC PIPE
- SOLID PVC PIPE
- HP
- HYDRO POLE
- TEMPORARY BENCHMARK

- CONSTRUCTION NOTES:**
1. All dimensions and elevations are in metres. Do not scale drawing.
  2. This drawing is not a legal survey, a utility plan or a site plan and is for septic purposes only.
  3. TBM = Twin nails in utility pole. Elevation = 109.10 metres.
  4. This drawing cannot be accepted as acknowledging all of the utilities, and it will be the responsibility of the user to contact the respective utility authorities for confirmation.
  5. This drawing is not for construction until approved by the relevant authorities.
  6. Contractor is responsible for location and protection of utilities.
  7. The sewage system envelope (leaching bed) as identified on the drawing must be maintained free of the deposit or disposal of any materials, structures, or equipment other than the material or equipment required for the construction of the leaching bed within the sewage system envelope.
  8. Topsoil rootmat (organics) to be removed from bed area and exposed subgrade. No wheeled vehicles to be allowed in leaching bed area.
  9. Percolation rate of any imported sand for bed to be 6 to 8 min/cm, with < 5% passing the #200 (0.080 mm) sieve.
  10. Stone layer to be washed septic stone, free of fine material, with gradation conforming to OBC Table 8.7.3.3.A.
  11. The septic system leaching bed is to be graded to provide positive drainage away from the septic system and treated with 75 to 100 mm permeable topsoil and seed. Grass growth is to be established.
  12. The following are not to be connected to the septic system: Water softener; swimming pool or filter system backwash; sump pump discharge.
  13. Septic system to be installed in accordance with the OBC.
  14. Septic tank to meet criteria described in the OBC.
  15. No silty clay or clayey or silty material to be placed around or over leaching bed.
  16. All changes to this design must be verified and approved by Kollaard Associates Incorporated.
  17. Minimum clearance from treatment unit to;
    - \* structure = 1.5m
    - \* property line = 3m
    - \* drilled well = 15m
  18. Minimum clearance from distribution piping to;
    - \* structure = 6.7m
    - \* property line = 4.7m
    - \* drilled well = 16.7m



- PROPOSED DOUBLE CHAMBER SEPTIC TANK, 9,400 LITRES CAPACITY C/W EFFLUENT FILTER
- PROPOSED FILTER MEDIA SAND AREA = 126 SQM
- PROPOSED DISTRIBUTION BOX CONSTRUCTED ON COMPACTED MATERIAL
- PROPOSED FILTER MEDIA BED W. TWO (2) CELLS EACH HAVING 6 RUNS OF 7.00 METRES @ 1.00 METRES O.C., C/W NON-PERFORATED HEADER AND FOOTER
- PROPOSED WASHED SEPTIC STONE AREA = 96 SQM

TBM = TWIN NAILS IN UTILITY POLE. ELEVATION = 109.10 METRES

THIS DRAWING IS NOT FOR CONSTRUCTION UNTIL APPROVED BY THE RELEVANT AUTHORITIES

PROPERTY BOUNDARY TAKEN FROM GEOOTTAWA GIS MAPPING. CONTRACTOR TO VERIFY DISTANCE TO PROPERTY LINES PRIOR TO CONSTRUCTION

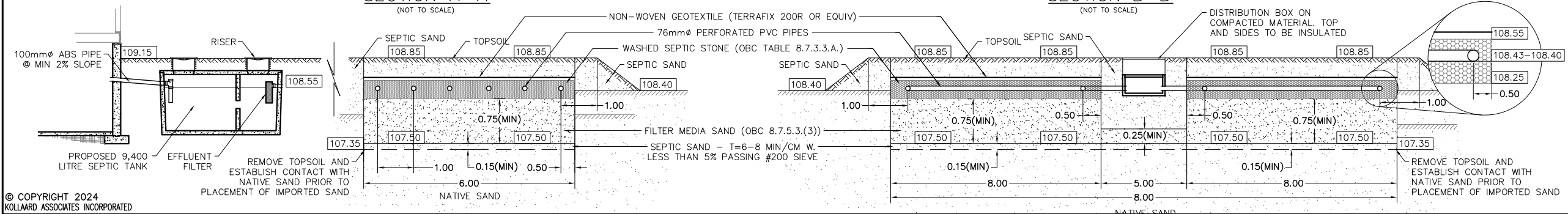
\* REMOVE ORGANIC MATERIAL AND ESTABLISH CONTACT WITH NATIVE SAND PRIOR TO PLACEMENT OF NATIVE SAND

\* INSTALL DISTRIBUTION PIPES WITH UNIFORM DOWNWARD SLOPE FROM INLET WITH A DROP OF NOT LESS THAN 30mm AND NOT MORE THAN 50mm FOR EACH 10m OF PIPE

THE PROPOSED SEPTIC SYSTEM MAY BE CONSTRUCTED WITHIN THE AREA OF THE EXISTING SEPTIC SYSTEM LEACHING BED, PROVIDED ANY UNSUITABLE MATERIAL ENCOUNTERED DURING CONSTRUCTION (SUCH AS, BUT NOT LIMITED TO, DISTRIBUTION PIPES, ORGANIC CONTAMINATED SOILS, ETC.) BE REMOVED FROM THE PROPOSED SEPTIC SYSTEM BED AREA.

**SECTION A-A**  
(NOT TO SCALE)

**SECTION B-B**  
(NOT TO SCALE)



REV.	NAME	DATE	DESCRIPTION

**Kollaard Associates**  
Engineers

(613) 860-0923

210 PRESCOTT STREET  
PO BOX 189  
KEMPTVILLE ONTARIO  
K0G 1J0

FAX (613) 258-0475  
www.kollaard.ca  
Info@kollaard.ca

CLIENT: DEEPAK KUMAR

DRAWING: PROPOSED SEPTIC DESIGN PLAN

LOCATION: 7090 MARCO STREET  
LOT 1, CONC. 5,  
OSGOODE,  
CITY OF OTTAWA, ONTARIO

DESIGNED BY: AKM      DATE: APR 24, 2024

DRAWN BY: AKM      SCALE: 1:300

KOLLAARD FILE NUMBER: 240113