



SCHEDULE				
PART	LOT	CON	PIN	AREA
1	PART OF 10	10	ALL OF 14543-0253	18.56ha
2				0.81ha
3				0.01ha
4				0.04ha
5				0.02ha
6				0.80ha

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.

DATE _____

--- JOHN H. KENNEDY ---
ONTARIO LAND SURVEYOR

PLAN4R-

RECEIVED AND DEPOSITED.

DATE _____

REPRESENTATIVE FOR THE LAND REGISTRAR FOR THE OTTAWA No 4

PLAN OF SURVEY OF
**PART OF LOT 10
CONCESSION 10
GEOGRAPHIC TOWNSHIP OF CUMBERLAND
Now in the
CITY OF OTTAWA**
JOHN H. KENNEDY O.L.S.
SCALE 1 : 1500

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

NOTES

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B SHOWN HEREON BY REAL TIME NETWORK OBSERVATIONS UTM ZONE 18, NAD 83 (CSRS) (2010)

FOR BEARING COMPARISONS, A ROTATION OF 01°19'30" CLOCKWISE WAS APPLIED TO BEARINGS ON PLANS 50R-3581, 50R-5307, 50R-5457, 50R-5544, 4R-18917, 4R-20020 AND 4R-21154.

DISTANCES ON THIS PLAN ARE HORIZONTAL GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999610

OBSERVED REFERENCE POINTS (ORP): UTM ZONE 18, NAD 83(CSRS) (2010)		
POINT ID	NORTHING	EASTING
ORP A	5028672.32	464438.50
ORP B	5028798.46	464741.40

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

- DENOTES SURVEY MONUMENT FOUND
- DENOTES SURVEY MONUMENT PLANTED
- SIB DENOTES STANDARD IRON BAR
- SSIB DENOTES SHORT STANDARD IRON BAR
- IB DENOTES IRON BAR
- # DENOTES ROUND
- SU DENOTES SOURCE UNKNOWN
- IP DENOTES IRON PIPE
- CM DENOTES CONCRETE MONUMENT
- CC DENOTES CUT CROSS
- ORP DENOTES OBSERVED REFERENCE POINT
- Wit DENOTES WITNESS
- Acc DENOTES ACCEPTED
- Meas DENOTES MEASURED
- X-X DENOTES FENCE
- PWF DENOTES POST AND WIRE FENCE
- (AOV) DENOTES ANNIS, O'SULLIVAN & VOLLEBEKK LTD
- (671) DENOTES F.H. GOOCH O.L.S.
- (1319) DENOTES W.J. WEBSTER O.L.S.
- P DENOTES PLAN 50R-3581
- P1 DENOTES PLAN 50R-5307
- P2 DENOTES PLAN 50R-5457
- P3 DENOTES PLAN 50R-5544
- P4 DENOTES PLAN 4R-18917
- P5 DENOTES PLAN 4R-20020
- P6 DENOTES PLAN 4R-21154

Committee of Adjustment
Received | Reçu le

Revised | Modifié le : 2024-07-05

City of Ottawa | Ville d'Ottawa
Comité de dérogation

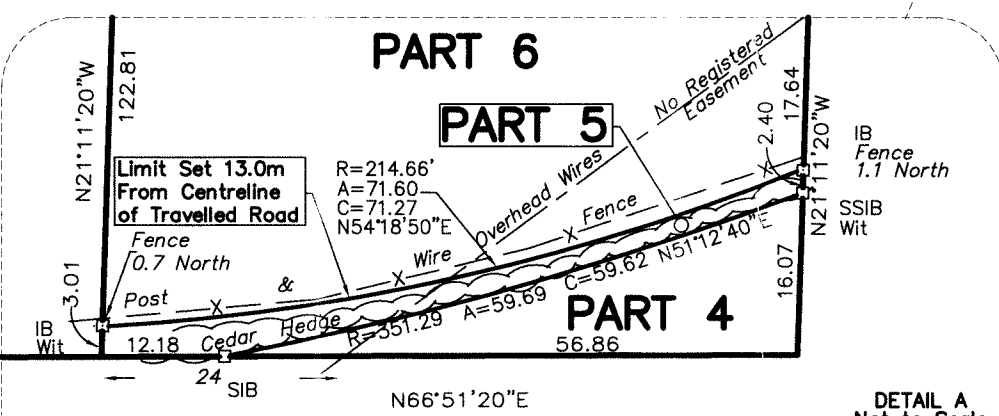
SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON THE _____th DAY OF NOVEMBER, 2016.

DATE: _____ 2016

--- JOHN H. KENNEDY ---
ONTARIO LAND SURVEYOR



DETAIL A
Not to Scale



SCHEDULE				
PART	LOT	CON	PIN	AREA
1				18.56ha
2				0.81ha
3				0.91ha
4	PART OF 10	10	ALL OF 14543-0253	0.64ha
5				0.02ha
6				0.85ha

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.

PLAN4R--
RECEIVED AND DEPOSITED.

DATE _____

--- JOHN H. KENNEDY ---
REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF OTTAWA No. 4

PLAN OF SURVEY OF
PART OF LOT 10
CONCESSION 10
GEOGRAPHIC TOWNSHIP OF CUMBERLAND
Now in the
CITY OF OTTAWA
JOHN H. KENNEDY O.L.S.
SCALE 1 : 1500

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

NOTES

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B SHOWN HEREON BY REAL TIME NETWORK OBSERVATIONS UTM ZONE 18, NAD 83 (CSRS) (2010)

FOR BEARING COMPARISONS, A ROTATION OF 01°19'30" CLOCKWISE WAS APPLIED TO BEARINGS ON PLANS 50R-3381, 50R-5307, 50R-5457, 50R-5954, 4R-18917, 4R-20020 AND 4R-21154.

DISTANCES ON THIS PLAN ARE HORIZONTAL GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999810

POINT ID	NORTHING	EASTING
ORP A	5028732.32	4644385.50
ORP B	5028798.46	464741.40

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

- DENOTES SURVEY MONUMENT FOUND
- SB DENOTES STANDARD IRON BAR
- SSSB DENOTES SHORT STANDARD IRON BAR
- # DENOTES IRON BAR
- R DENOTES ROUND
- SU DENOTES SOURCE UNKNOWN
- IP DENOTES IRON PIPE
- CM DENOTES CONCRETE MONUMENT
- CC DENOTES CUT CROSS
- ORP DENOTES OBSERVED REFERENCE POINT
- WT DENOTES WITNESS
- Acc DENOTES ACCEPTED
- Meas DENOTES MEASURED
- X-X DENOTES FENCE
- PWF DENOTES POST AND WIRE FENCE
- (ADV) DENOTES ANNE'S, O'SULLIVAN & VOLLEBKX LTD
- (E1) DENOTES F.H. GOUGH O.L.S.
- (1319) DENOTES W.J. WEBSTER O.L.S.
- P1 DENOTES PLAN 50R-3381
- P2 DENOTES PLAN 50R-5307
- P3 DENOTES PLAN 50R-5457
- P4 DENOTES PLAN 4R-18917
- P5 DENOTES PLAN 4R-20020
- P6 DENOTES PLAN 4R-21154

Committee of Adjustment
Received | Reçu le
2024-06-25
City of Ottawa | Ville d'Ottawa
Comité de dérogation

SURVEYOR'S CERTIFICATE

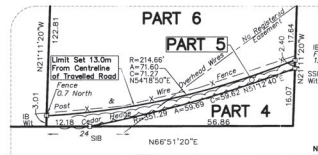
I CERTIFY THAT:

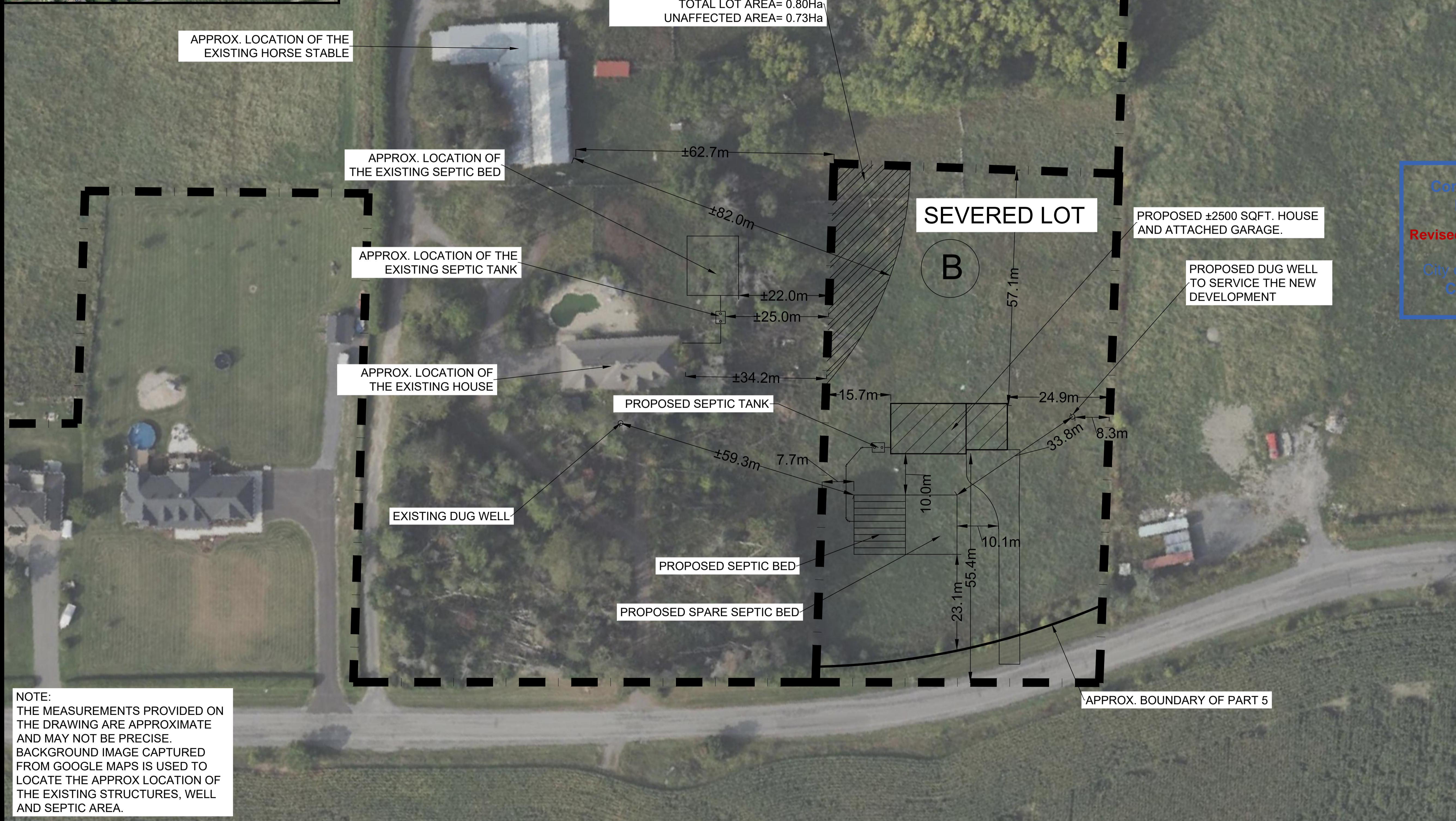
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON THE _____th DAY OF NOVEMBER, 2016.

DATE: _____ 2016

--- JOHN H. KENNEDY ---
OTARIO LAND SURVEYOR

JOHN H. KENNEDY LTD.
OTARIO & CANADA LANDS SURVEYORS
KEMPVILLE PORTLAND
Ref: 2016 - 10 - 114





NOTE:
THE MEASUREMENTS PROVIDED ON THE DRAWING ARE APPROXIMATE AND MAY NOT BE PRECISE. BACKGROUND IMAGE CAPTURED FROM GOOGLE MAPS IS USED TO LOCATE THE APPROX LOCATION OF THE EXISTING STRUCTURES, WELL AND SEPTIC AREA.

LEGEND:
--- EXISTING PROPERTY LINE TO REMAIN



GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION ARE PART OF THE CONTRACT DOCUMENTS AND DISCRIBE THE SCOPE AND INTENT OF THE DRAWING. THE CONTRACT DOCUMENTS INCLUDE NOT ONLY THE DRAWINGS, BUT ALSO THE OWNER-CONTRACTOR AGREEMENT, CONDITIONS OF THE CONTRACT, THE SPECIFICATIONS, ADDENDA, AND MODIFICATIONS ISSUED AFTER EXECUTION OF THE CONTRACT. THESE CONTRACT DOCUMENTS ARE COMPLEMENTARY, AND WHAT IS REQUIRED BY ANY ONE SHALL BE BINDING AS IF REQUIRED BY ALL. WORK NOT COMPLETELY DELINEATED HEREON SHALL BE CONSTRUCTED OF THE SAME MATERIALS AND DETAILED SIMILARLY AS WORK SHOWN MORE COMPLETELY ELSEWHERE IN THE CONTRACT DOCUMENTS.

BY USE OF THE DRAWINGS FOR CONSTRUCTION OF THE PROJECT, THE OWNER CONFIRMS THAT HE HAS REVIEWED AND APPROVED THE DRAWINGS. THE CONTRACTOR CONFIRMS THAT HE HAS VISITED THE SITE, FAMILIARIZED HIMSELF WITH THE LOCAL CONDITIONS, VERIFIED FIELD DIMENSIONS AND CORRELATED HIS OBSERVATIONS WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.

AS INSTRUMENTS OF SERVICE, ALL DRAWINGS, SPECIFICATIONS, CADD FILES OR OTHER ELECTRONIC MEDIA AND COPIES THERE OF FURNISHED BY THE ENGINEER ARE HIS PROPERTY. THEY ARE TO BE USED ONLY FOR THIS PROJECT AND ARE NOT TO BE USED ON ANY OTHER PROJECT, INCLUDING REPEATS OF THE PROJECT. CHANGES TO THE DRAWINGS MAY ONLY BE MADE BY THE ENGINEER.

UNLESS THE REVISION TITLE IS "ISSUED FOR CONSTRUCTION", THESE DRAWINGS SHALL BE CONSIDERED PRELIMINARY AND SHALL NOT BE USED AS A CONSTRUCTION DOCUMENT.

THESE DRAWINGS ILLUSTRATE THE WORK TO BE DONE. THE ENGINEER IS NOT RESPONSIBLE FOR THE MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES USED TO DO THE WORK, OR THE SAFETY ASPECTS OF CONSTRUCTION, AND NOTHING ON THESE DRAWINGS EXPRESSED OR IMPLIED CHANGES THIS CONDITION. CONTRACTOR SHALL DETERMINE ALL CONDITIONS AT THE SITE AND SHALL BE RESPONSIBLE FOR KNOWING HOW THEY AFFECT THE WORK. SUBMITTAL OF A BID TO PERFORM THIS WORK IS AN ACKNOWLEDGEMENT OF THE RESPONSIBILITIES, AND THAT THEY HAVE BEEN FULLY CONSIDERED IN PLANNING OF THE WORK, AND THE BID PRICE. NO CLAIMS FOR EXTRA CHARGES DUE TO THESE CONDITIONS WILL BE FORTHCOMING.

UNAUTHORIZED CHANGES:
IN THE EVENT THE CLIENT, THE CLIENT'S CONTRACTORS OR SUBCONTRACTORS, OR ANYONE FOR WHOM THE CLIENT IS LEGALLY LIABLE MAKES OR PERMITS TO BE MADE ANY CHANGES TO ANY REPORTS, PLANS, SPECIFICATIONS OR OTHER CONSTRUCTION DOCUMENTS PREPARED BY LRL ASSOCIATES LTD. (LRL) WITHOUT OBTAINING LRL'S PRIOR WRITTEN CONSENT, THE CLIENT SHALL ASSUME FULL RESPONSIBILITY FOR THE RESULTS OF SUCH CHANGES. THEREFORE THE CLIENT AGREES TO WAIVE ANY CLAIM AGAINST LRL AND TO RELEASE LRL FROM ANY LIABILITY ARISING DIRECTLY OR INDIRECTLY FROM SUCH UNAUTHORIZED CHANGES.

IN ADDITION, THE CLIENT AGREES TO THE FULLEST EXTENT PERMITTED BY LAW, TO INDEMNIFY AND HOLD HARMLESS LRL FROM ANY DAMAGES, LIABILITIES OR COSTS, INCLUDING REASONABLE ATTORNEY'S FEES AND COST OF DEFENSE, ARISING FROM SUCH CHANGES.

IN ADDITION, THE CLIENT AGREES TO INCLUDE IN ANY CONTRACTS FOR CONSTRUCTION APPROPRIATE LANGUAGE THAT PROHIBITS THE CONTRACTOR OR ANY SUBCONTRACTORS OF ANY TIER FROM MAKING ANY CHANGES OR MODIFICATIONS TO LRL'S CONSTRUCTION DOCUMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF LRL AND THAT FURTHER REQUIRES THE CONTRACTOR TO NOTIFY BOTH LRL AND THE CLIENT FROM ANY LIABILITY OR COST ARISING FROM SUCH CHANGES MADE WITHOUT SUCH PROPER AUTHORIZATION.

GENERAL NOTES:
EXISTING SERVICES AND UTILITIES SHOWN ON THESE DRAWINGS ARE TAKEN FROM THE BEST AVAILABLE RECORDS, BUT MAY NOT BE COMPLETE OR TO DATE. CONTRACTOR SHALL VERIFY IN FIELD FOR LOCATION AND ELEVATION OF PIPES AND CHECK WITH THE UTILITY COMPANIES BEFORE DIGGING OR PERFORMING WORK.
CONTRACTOR IS ADVISED TO COLLECT INFORMATION ON SOIL CONDITIONS BEFORE START OF CONSTRUCTION.
THE ENGINEER WAIVES ANY AND ALL RESPONSIBILITY AND LIABILITY FOR PROBLEMS WHICH ARISE FROM FAILURE TO FOLLOW THESE PLANS, SPECIFICATIONS AND THE DESIGN INTENT THEY CONVEY, OR FOR PROBLEMS WHICH ARISE FROM OTHERS' FAILURE TO OBTAIN AND/OR FOLLOW THE ENGINEER'S GUIDANCE WITH RESPECT TO ANY ERRORS, OMISSIONS, INCONSISTENCIES AMBIGUITIES OR CONFLICTS WHICH ARE ALLEGED.
CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES BEFORE WORK COMMENCES. DO NOT SCALE DRAWINGS.

10m 5 0 10 20m
SCALE: 1:500

Committee of Adjustment
Received | Reçu le
Revised / Modifié le : 2024-08-29
City of Ottawa | Ville d'Ottawa
Comité de dérogation

NO.	ISSUED FOR APPROVAL	S.V.	29 AUG 2024
	REVISIONS	BY	DATE

NOT AUTHENTIC UNLESS SIGNED AND DATED

LRL
ENGINEERING | INGÉNIERIE
5430 Canotek Road | Ottawa, ON, K1J 9G2
www.lrl.ca | (613) 842-3434

CLIENT
MARTIN BRAZEAU

DESIGNED BY: P.P. DRAWN BY: S.V. APPROVED BY: P.P./J.A.

PROJECT
PROPOSE LOT SEVERANCE
612 SMITH ROAD, NAVAN, ON

DRAWING TITLE
SITE DEVELOPMENT PLAN

PROJECT NO.
230678 **C201**