

Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.99995.

Bearings are grid, derived from Can-Net 2016 Real Time Network GPS observations on reference points A and B, shown hereon, having a bearing of N21°43'10"W and are referenced to Specified Control Points 01919680105 and 019198434761, MTM Zone 9 (76°30' West Longitude) NAD-83 (original)

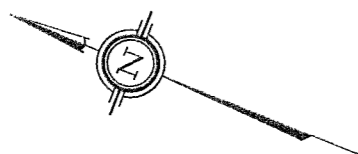
For bearing comparisons, a rotation of 0°38'00" counter-clockwise was applied to bearings on plan P1

Coordinates are derived from Can-Net 2016 Real Time Network GPS observations referenced to Specified Control Points 01919680105 and 0198434761, MTM Zone 9 (76°30' West Longitude) NAD-83 (original)

Coordinate values are to urban accuracy in accordance with O. Reg. 216/10.

| | | | | |
|----------------|----------|------------|---------|-----------|
| . 01919680105 | Northing | 5024915.16 | Easting | 373971.65 |
| . 019198434761 | Northing | 5036178.12 | Easting | 372436.11 |
| . Point A | Northing | 5031305.17 | Easting | 372976.49 |
| . Point B | Northing | 5031352.89 | Easting | 372957.50 |

Caution: Coordinates cannot, in themselves, be used to re-establish corners or boundaries shown on this plan



Committee of Adjustment
Received | Reçu le
22 - 07 - 2024
City of Ottawa | Ville d'Ottawa
Comité de dérogation

| SCHEDULE | | | |
|----------|------------|------|--------------------|
| PART | LOT | PLAN | PIN |
| 1 | Part of 22 | 23 | Part of 04263-0068 |

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

DATE: March 12th, 2019

RICHARD R. GAUTHIER
ONTARIO LAND SURVEYOR

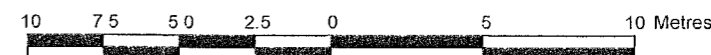
PLAN 4R-31814

RECEIVED AND DEPOSITED DATE: Mar. 12/19

REPRESENTATIVE FOR
LAND REGISTRAR FOR THE
LAND TITLES DIVISION OF
OTTAWA-CARLETON NO. 4.

**PLAN OF SURVEY OF
PART OF LOT 22
REGISTERED PLAN 23
CITY OF OTTAWA**
Surveyed by Annis, O'Sullivan, Vollebakk Ltd.

Scale 1 : 250



Metric

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

Surveyor's Certificate

I CERTIFY THAT :

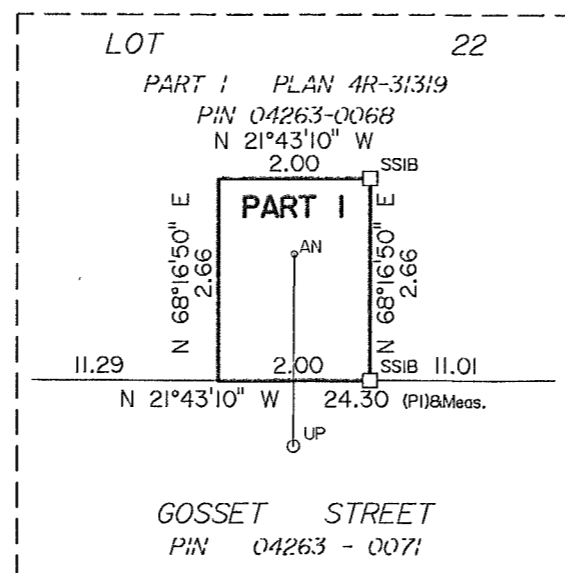
1. This survey and plan are correct and in accordance with the Surveys Act, the Surveyors Act and the Land Titles Act and the regulations made under them
2. The survey was completed on the 8th day of March, 2019.

March 12, 2019
Date

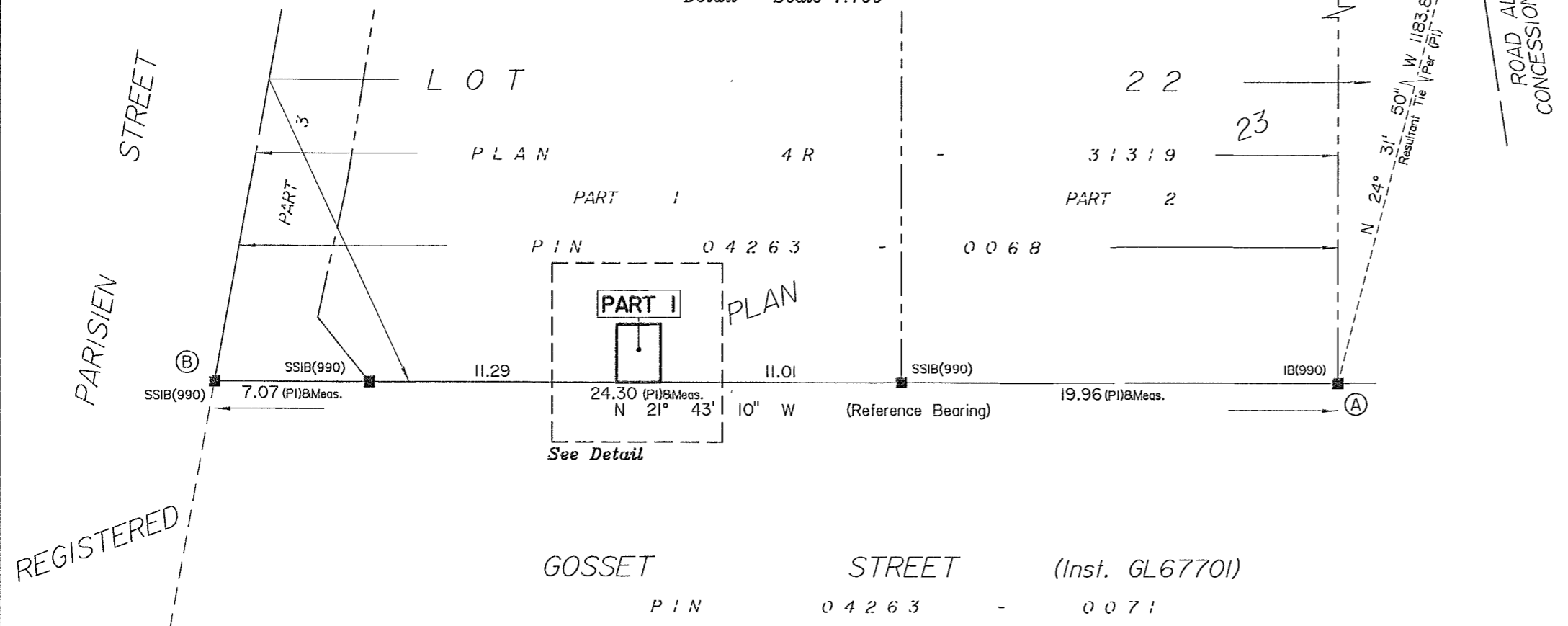
Richard R. Gauthier
Ontario Land Surveyor

Notes & Legend

- Denotes Survey Monument Planted
- " Survey Monument Found
- SIB " Standard Iron Bar
- SSIB " Short Standard Iron Bar
- IB " Iron Bar
- (WIT) " Witness
- (AOG) " Annis, O'Sullivan, Vollebakk Ltd
- Meas " Measured
- (P1) " Plan 4R-31319



Detail - Scale 1:100



GOSSET STREET (Inst. GL67701)
PIN 04263 - 0071

ANNIS, O'SULLIVAN, VOLLEBEKK LTD.
14 Concourse Gate, Suite 500
Nepean, Ont K2E 7S6
Phone: (613) 727-0850 / Fax: (613) 727-1079
Email: Nepean@aovltd.com

Ontario Land Surveyors Job No. 17708-19 BMI P1L122 P123 R F ISW

Y:\2019\17708-19\FINAL\17708-19 BMI P1L122 P123 R F.dwg



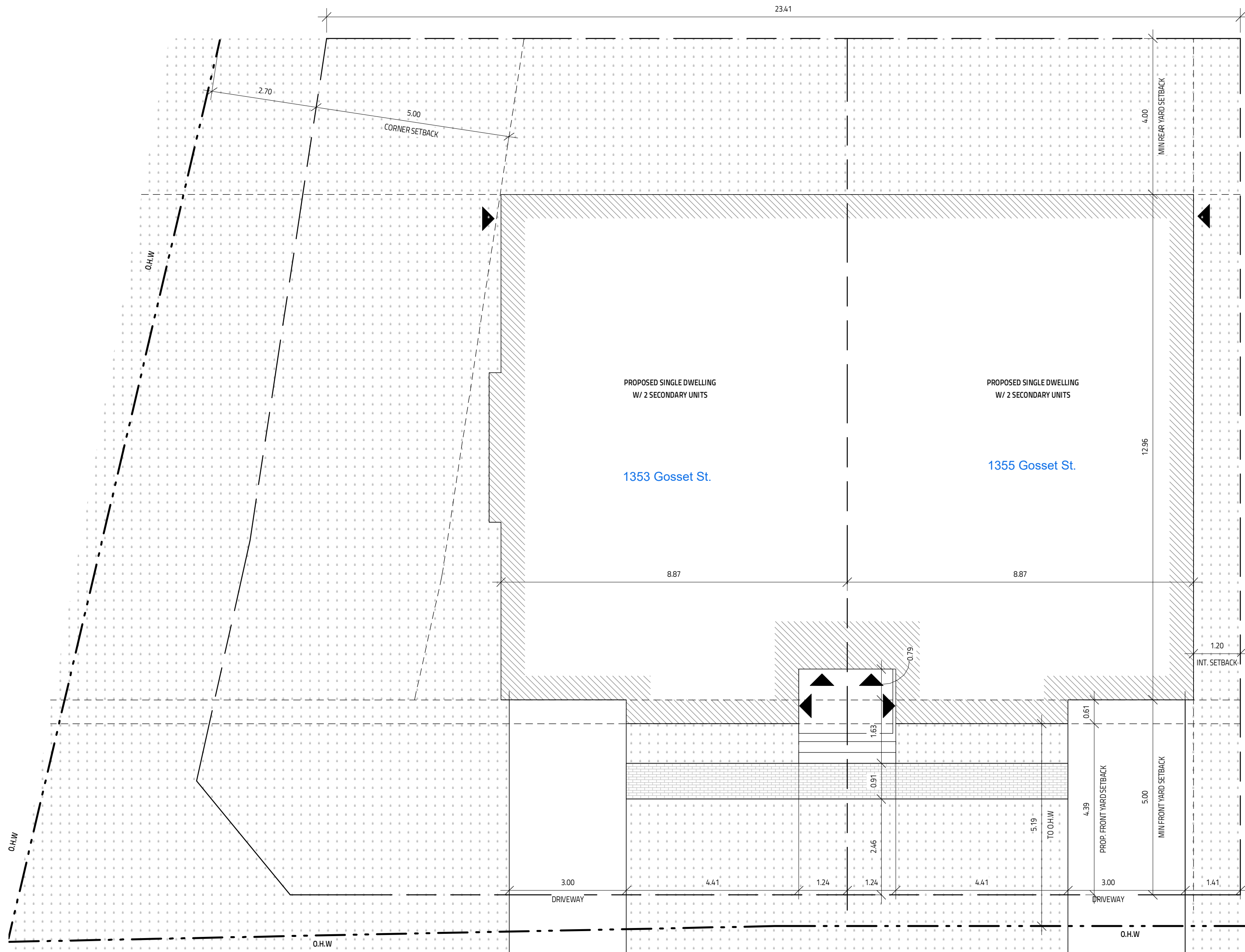
| | | | |
|---|--|-------------------------------|--|
| I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE ORIGINAL SURVEY PLAN AS FILED IN THE OFFICE OF THE REGISTRAR OF LANDS AND SURVEYS, OTTAWA, ONTARIO. | | | |
| REGISTERED PLAN NO. 23 | | PLAN 4R-31319 | |
| DATE: AUGUST 11, 2012 | | DATE: AUG 8, 2012 | |
| SIGNATURE: [Signature] | | SIGNATURE: [Signature] | |
| NAME: MARC R. HARTTEL, O.L.S. | | NAME: MARC R. HARTTEL, O.L.S. | |
| I AM A REGISTERED PROFESSIONAL SURVEYOR AND I HAVE REGISTERED THIS PLAN IN ACCORDANCE WITH THE SURVEY ACT, R.S.O. 1990, CHAPTER S.5. | | | |

PLAN OF SURVEY OF
PART OF LOT 22
REGISTERED PLAN NO. 23
 GEOGRAPHIC TOWNSHIP OF GLOUCESTER
 FORMERLY IN THE CITY OF GLOUCESTER, NOW IN THE
 CITY OF OTTAWA
 MARC R. HARTTEL, O.L.S.
 2018
 SCALE 1:1000

NOTES

1. THIS SURVEY AND PLAN ARE CONDUCTED IN ACCORDANCE WITH THE SURVEY ACT, R.S.O. 1990, CHAPTER S.5 AND THE REGULATIONS MADE THEREUNDER.
2. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
3. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
4. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
5. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
6. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
7. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
8. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
9. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].
10. THE SURVEY WAS CONDUCTED BY [Signature] ON [Date].

APPURTENANCE BAYETTE SURVEYING LTD./LTD.
 OTTAWA, ONTARIO
 REG. # 14-048 8P



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

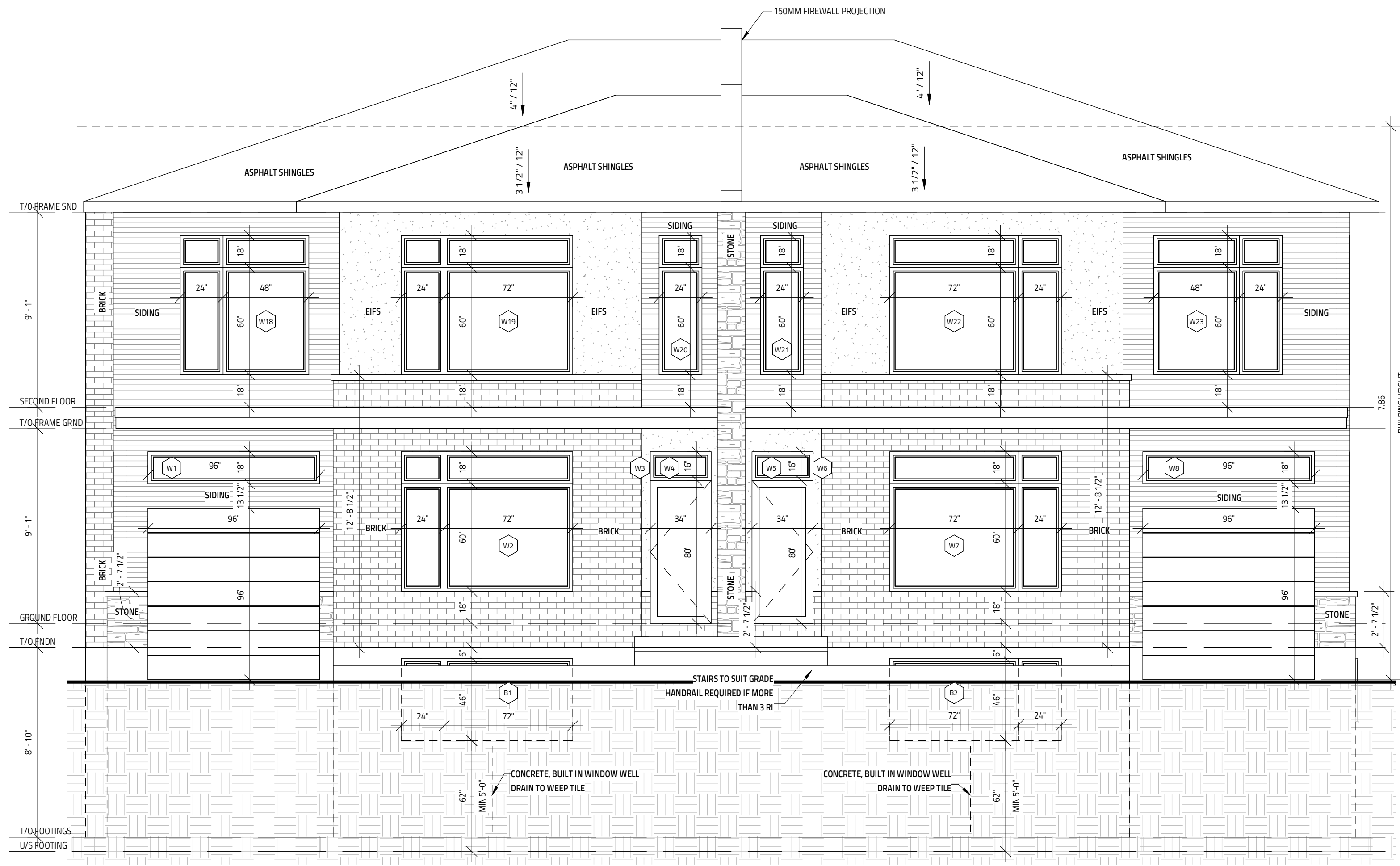
| | | |
|------------|------|----------------|
| MODEL: | | 1353 GOSSET ST |
| NO. | | 1 |
| REVISION | DATE | |
| OTTAWA, ON | | |

NOT FOR CONSTRUCTION

Evolution
DESIGN & DRAFTING

613-808-7185 // 613-884-7068

| | | |
|---------------|------------|----------------|
| DRAWING TITLE | | SITE PLAN |
| DATE DRAWN | SCALE: | 1:75 |
| MAY 22, 2024 | DRAWN BY: | SG |
| CHECKED BY: | FILE NAME: | 1353 GOSSET ST |
| MLJ | DWG. NO. | A0.1 |



GENERAL NOTES:
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IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY THE WINDOW AND DOOR DIMENSIONS ALONG WITH WINDOW TYPE AND SWING WITH THE DRAWINGS AND CONDITIONS ON SITE & REPORT ALL DISCREPANCIES TO DESIGNER PRIOR TO PUTTING WINDOW & DOOR ORDER INTO PRODUCTION

MATERIALS USED & CONSTRUCTION PROCEDURE MUST CONFORM TO:
 1. SPECIFICATIONS & NOTES SHOWN ON THIS DRAWING
 2. NOTES & DETAILS SHOWN ON STRUCTURAL DRAWINGS
 3. PROVISIONS IN PART 9 OF O.B.C. 2012

2 PLY MOD BITUMINOUS FLAT ROOF MEMBRANE IS 'SOMPREMA RESISTO' CONFORMING TO CCMC 13288-L
 EXTERIOR FINISH EIFS IS 'ADEX-MFS' SYSTEM CONFORMING TO CCMC 12913-R
 EXTERIOR FINISH CEMENT BOARD PANELING IS HARDIE PANEL HZ5 CONFORMING TO CCMC 12678-R

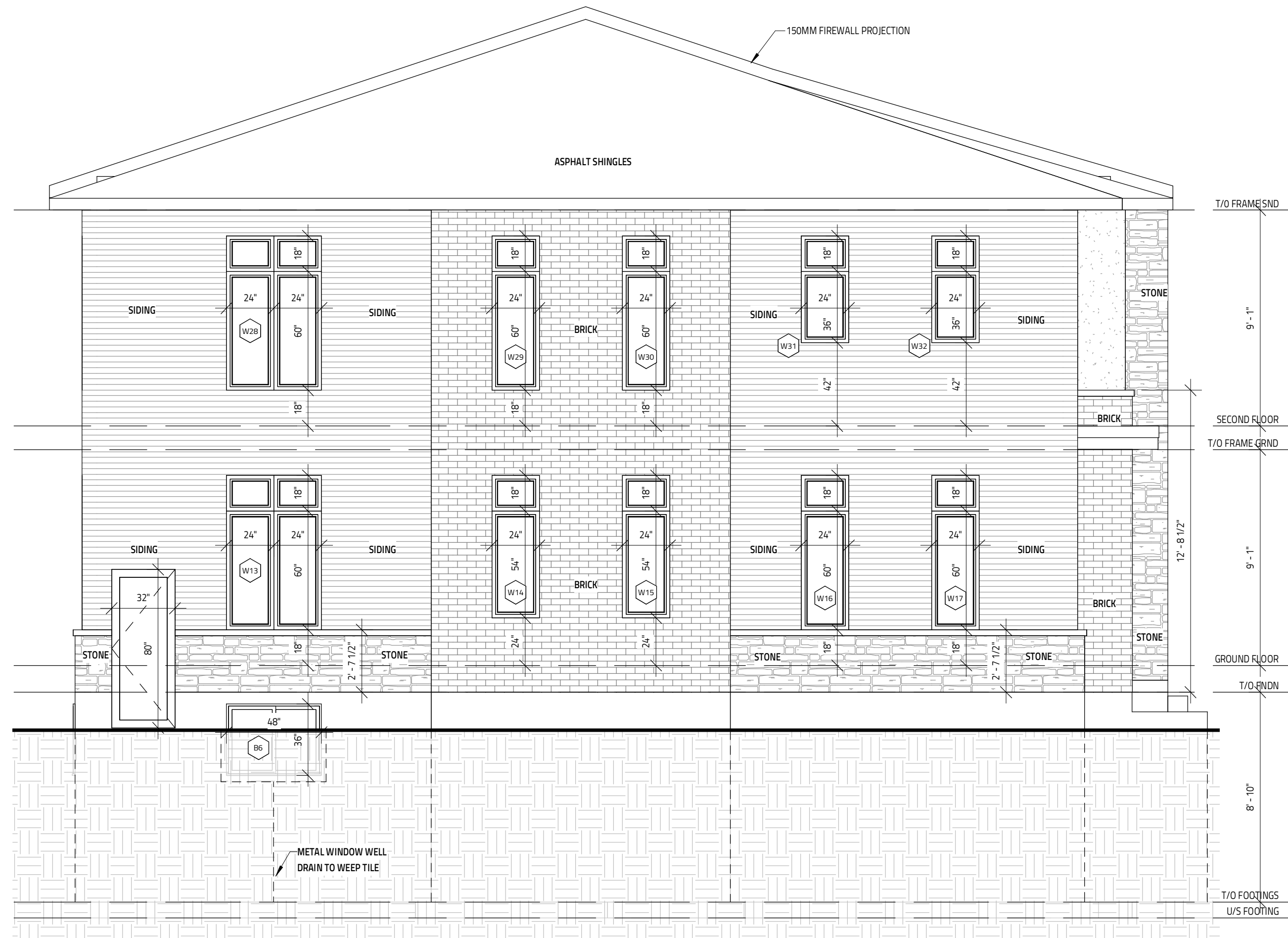
MODEL: 1353 GOSSET ST
 1353 GOSSET ST
 NOT FOR CONSTRUCTION
 OTTAWA, ON

| NO. | REVISION | DATE |
|-----|----------|------|
| 1 | | |

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FRONT ELEVATION

| | |
|--------------------------|---------------------------|
| DATE DRAWN: MAY 22, 2024 | SCALE: 1/4" = 1'-0" |
| DRAWN BY: SG | FILE NAME: 1353 GOSSET ST |
| CHECKED BY: MJ | DWG. NO. A4.0 |



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MATERIALS USED & CONSTRUCTION PROCEDURE MUST CONFORM TO:
 1. SPECIFICATIONS & NOTES SHOWN ON THIS DRAWING
 2. NOTES & DETAILS SHOWN ON STRUCTURAL DRAWINGS
 3. PROVISIONS IN PART 9 OF O.B.C. 2012

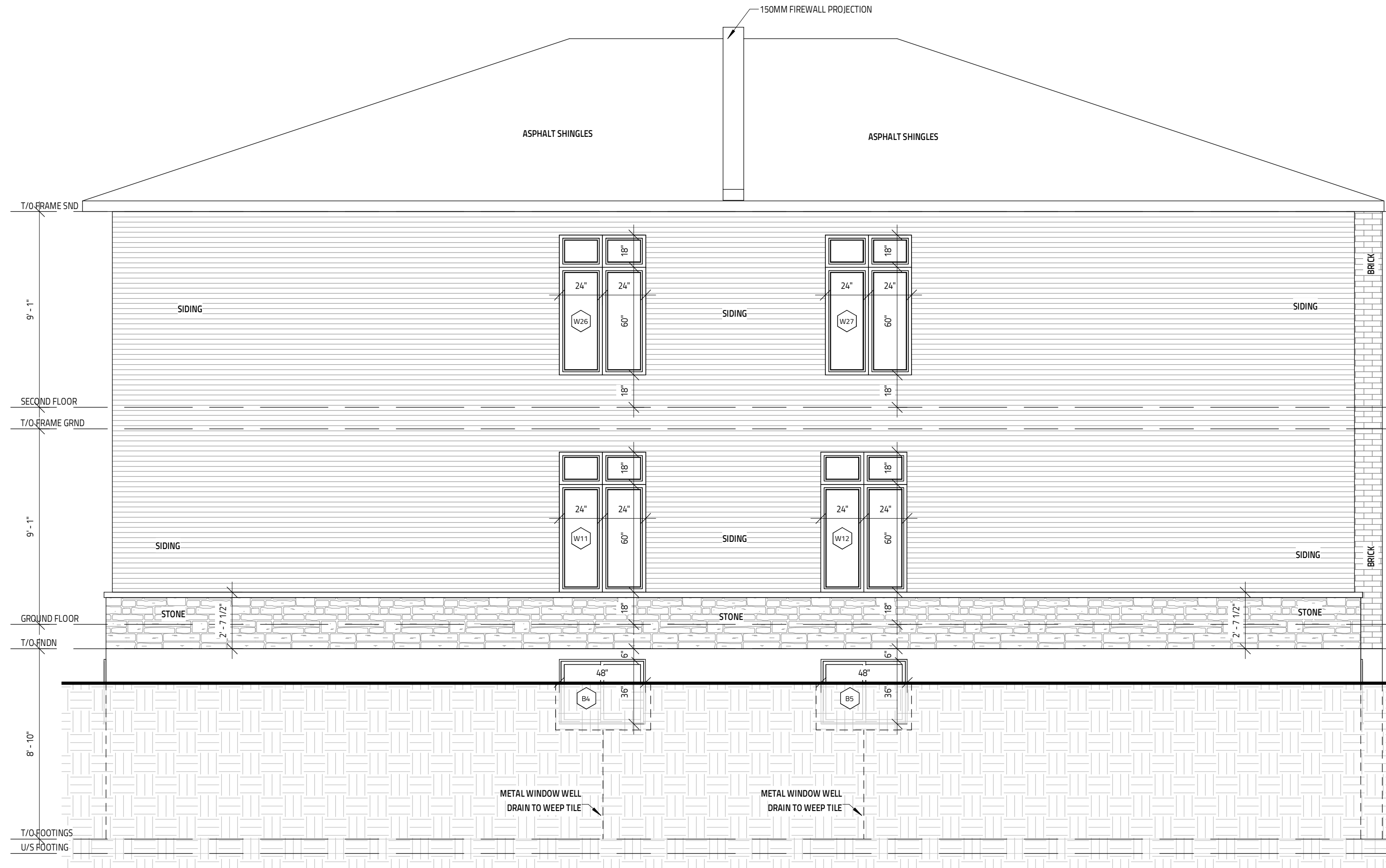
2 PLY MOD BITUMOUS FLAT ROOF MEMBRANE IS 'SOMPREMA RESISTO' CONFORMING TO CCMC 13288-L
 EXTERIOR FINISH EIFS IS 'ADEX-MFS' SYSTEM CONFORMING TO CCMC 12913-R
 EXTERIOR FINISH CEMENT BOARD PANELING IS HARDIE PANEL HZ5 CONFORMING TO CCMC 12678-R

| | |
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| MODEL: 1353 GOSSET ST | |
| NOT FOR CONSTRUCTION | |
| NO. | REVISION |
| 1 | |
| DATE | OTTAWA, ON |

1353 GOSSET ST

OTTAWA, ON
 613-808-7185 /// 613-884-7068

| | |
|-------------------------------|---------------------------|
| DRAWING TITLE: LEFT ELEVATION | |
| DATE DRAWN: MAY 22, 2024 | SCALE: 1/4" = 1'-0" |
| DRAWN BY: SG | FILE NAME: 1353 GOSSET ST |
| CHECKED BY: MJ | DWG. NO. A4.1 |



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 1. SPECIFICATIONS & NOTES SHOWN ON THIS DRAWING
 2. NOTES & DETAILS SHOWN ON STRUCTURAL DRAWINGS
 3. PROVISIONS IN PART 9 OF O.B.C. 2012

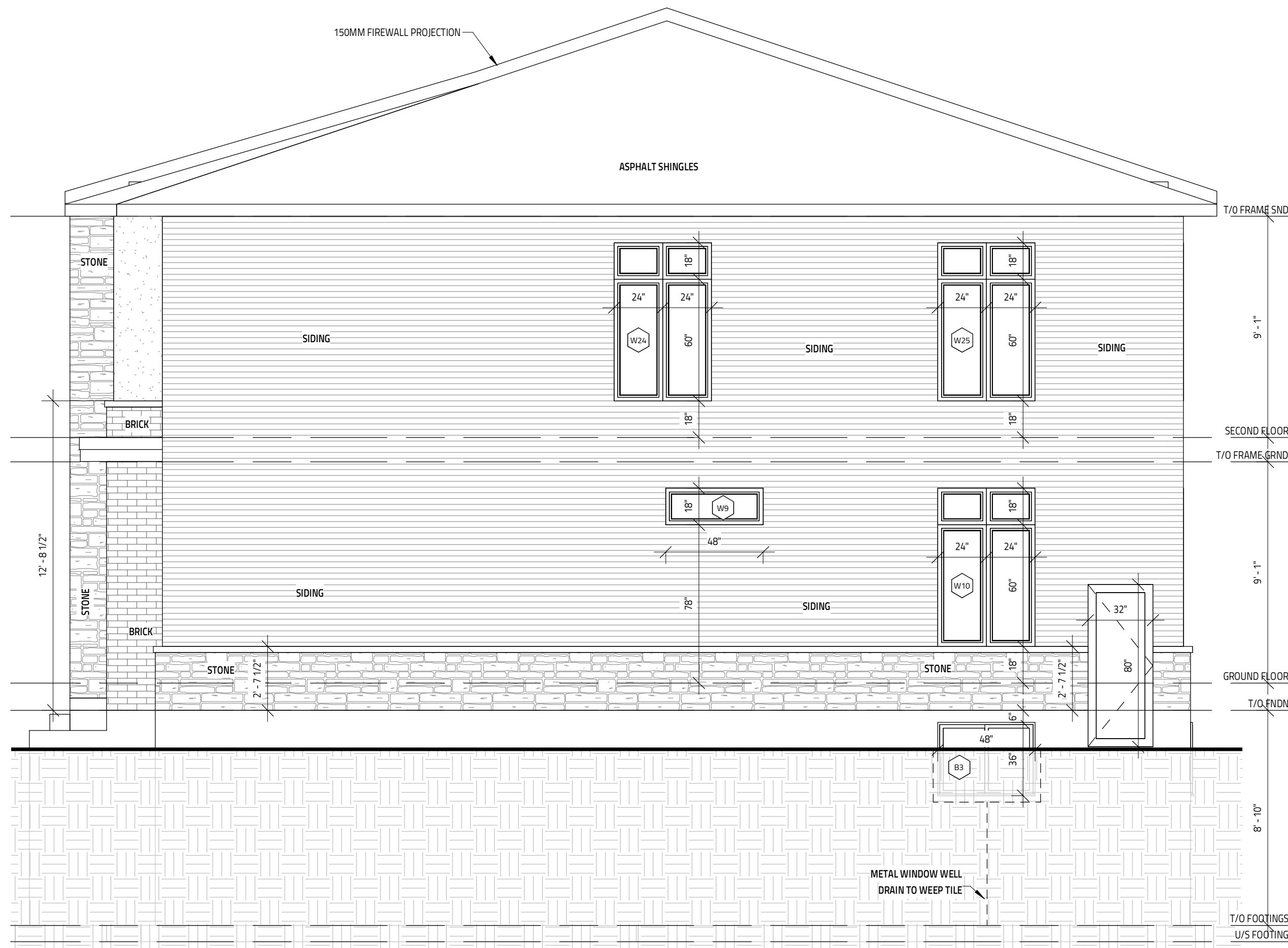
2 PLY MOD BITUMINOUS FLAT ROOF MEMBRANE IS 'SOMPREMA RESISTO' CONFORMING TO CCMC 13288-L
 EXTERIOR FINISH EIFS IS 'ADEX-MFS' SYSTEM CONFORMING TO CCMC 12913-R
 EXTERIOR FINISH CEMENT BOARD PANELING IS HARDIE PANEL H25 CONFORMING TO CCMC 12678-R

| | |
|-----------------------------|----------|
| MODEL: 1353 GOSSET ST | |
| NOT FOR CONSTRUCTION | |
| 1 | |
| NO. | REVISION |
| | DATE |
| OTTAWA, ON | |

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| | |
|--------------------------|---------------------------|
| REAR ELEVATION | |
| DATE DRAWN: MAY 22, 2024 | SCALE: 1/4" = 1'-0" |
| DRAWN BY: SG | FILE NAME: 1353 GOSSET ST |
| CHECKED BY: MJ | DWG. NO. A4.2 |

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK & VERIFY THE WINDOW AND DOOR DIMENSIONS ALONG WITH WINDOW TYPE AND SWING WITH THE DRAWINGS AND CONDITIONS ON SITE & REPORT ALL DISCREPANCIES TO DESIGNER PRIOR TO PUTTING WINDOW & DOOR ORDER INTO PRODUCTION



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 EXTERIOR FINISH CEMENT BOARD PANELING IS HARDIE PANEL H25 CONFORMING TO CCMC 12678-R

| | |
|-----------------------------|------------|
| MODEL: 1353 GOSSET ST | |
| NOT FOR CONSTRUCTION | |
| NO. | REVISION |
| 1 | |
| DATE | OTTAWA, ON |

1353 GOSSET ST

OTTAWA, ON



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| | |
|--------------------------|---------------------------|
| RIGHT ELEVATION | |
| DATE DRAWN: MAY 22, 2024 | SCALE: 1/4" = 1'-0" |
| DRAWN BY: SG | FILE NAME: 1353 GOSSET ST |
| CHECKED BY: MJ | DWG. NO. A4.3 |