

Upper left
 Plan R6 is divided into parts 1,2,3,4,5,6 which are the
 cottage lots, Part 7 is the road

5190 MACHARDY RD
 Richard Rel.
 Mac

See copy of the deed for entire description

Sept 20 12 obtained by lawyer Chris Merla, Ambridge

5190 MACHARDY RD

I REQUIRE THIS PLAN TO BE DEPOSITED
 UNDER PART II OF THE REGISTRY ACT.
 (DATE) May 14th 1971
 [Signature]
 (SIGNATURE)

RECEIVED AND DEPOSITED AS
 PLAN 5R/65
 (DATE) 1 June 1971
 [Signature]
 (SIGNATURE)
 REGISTRAR FOR
 THE REGISTRY
 DIVISION OF THE
 CARLETON (52)

Committee of Adjustment
 Received | Reçu le
 2024-09-17
 City of Ottawa | Ville d'Ottawa
 Comité de dérogation

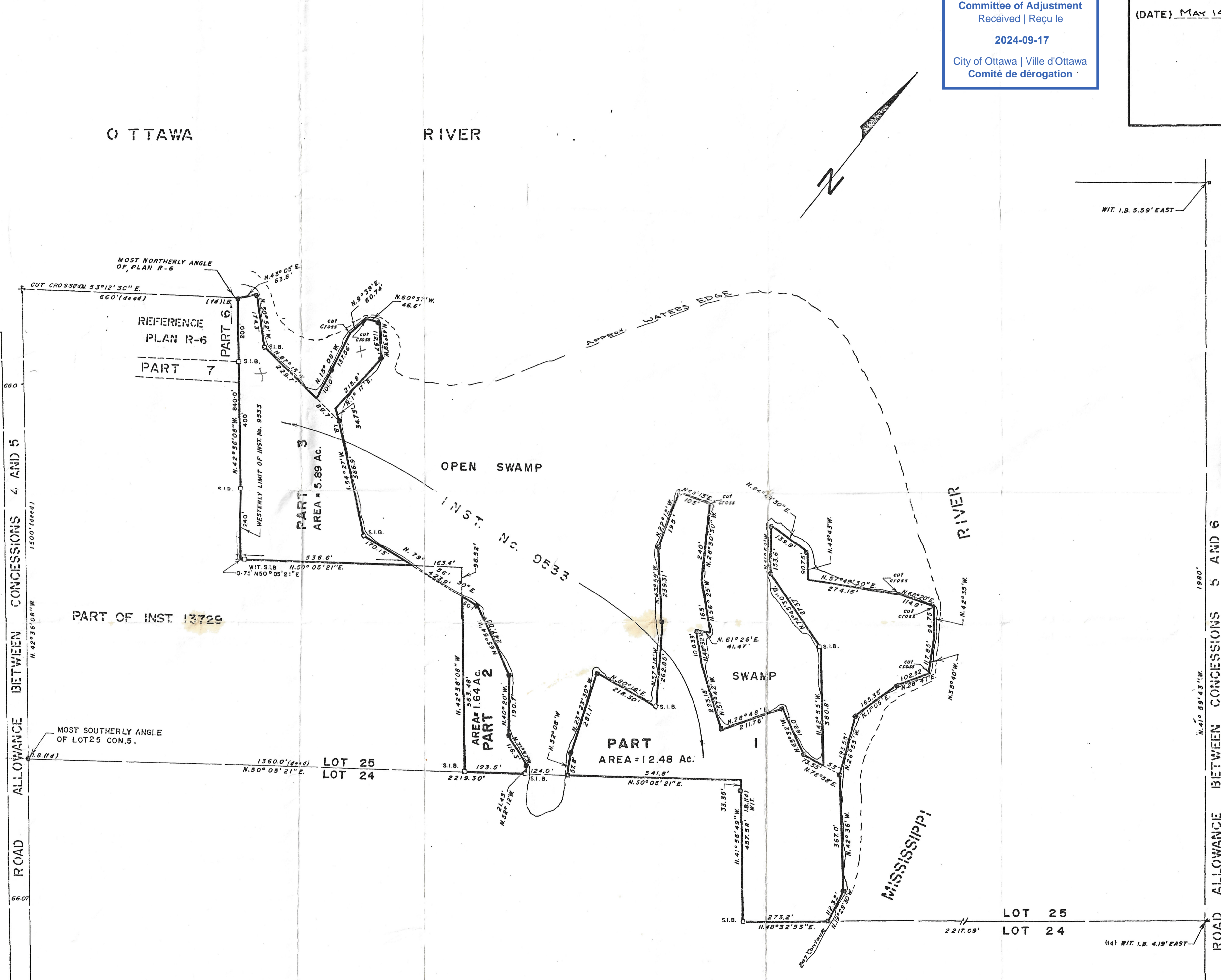
PLAN
 OF SURVEY OF
PART OF LOT 25 CONCESSION 5
 TOWNSHIP OF FITZROY
 REGIONAL MUNICIPALITY
 OF
 OTTAWA - CARLETON
 SCALE: 1" = 200'
 SURVEYED BY H.J. MARTIN O.L.S.
 1970

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 26 DAY OF NOV 1970.

DATED: Dec 23rd 1970
 [Signature]
 H.J. MARTIN
 ONTARIO LAND SURVEYOR

NOTE:
 1. BEARINGS ARE ASTRONOMIC AND REFERRED TO THE ROAD ALLOWANCE BETWEEN
 CONCESSIONS 4 AND 5, TOWNSHIP OF FITZROY BEING N.42°36'08"W. AS SHOWN
 ON PLAN R-6.
 2. 1"x4" STANDARD IRON BARS SHOWN THUS — S.I.B.
 5/8"x5/8"x2" IRON BARS SHOWN THUS — I.B.
 3. (fd) — DENOTES FOUND.
 4. WIT — DENOTES WITNESS.

CAUTION
 THIS IS NOT A PLAN OF SUBDIVISION UNDER SECTION
 26, 27 OR 28 OF THE PLANNING ACT 1970.



ROAD ALLOWANCE BETWEEN CONCESSIONS 4 AND 5
 1500' (deed)
 N.42°36'08"W

ROAD ALLOWANCE BETWEEN CONCESSIONS 5 AND 6
 1960'
 N.41°59'43"W

WIT. I.B. 5.59' EAST

(fd) WIT. I.B. 4.19' EAST

PLAN
SHOWING
PART OF LOT 25 CONCESSION 5
TOWNSHIP OF FITZROY
COUNTY OF CARLETON
SCALE 1" = 100'

Received and Deposited as
PLAN R-6

DATE _____
Registrar for the Registry
Division of the County of
Carleton.

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.

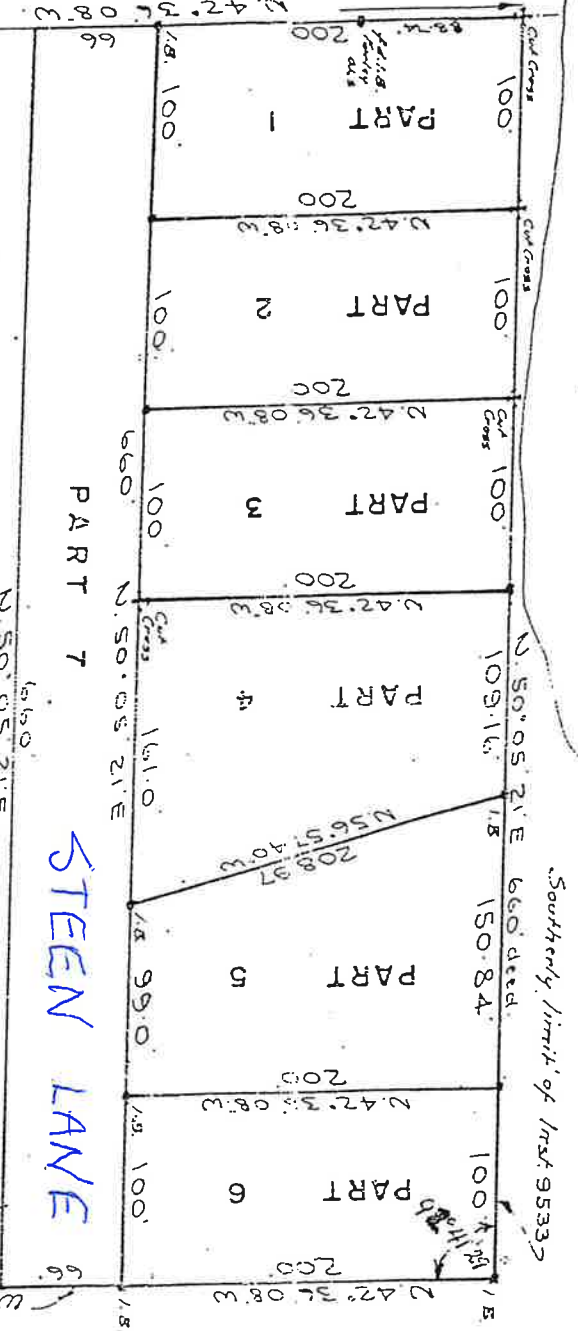
2. The survey was completed on the 5th day of October, 1968.

H. J. Martin
H. J. MARTIN
ONTARIO LAND SURVEYOR

Dated this 5th day of October, 1968.

RIVER

O T T A W A



LOT 25
LOT 24

NOTE:
Bearings are astronomic and are referred to the road allowance between Concessions 4 and 5 Township of Fitzroy having a bearing of N. 42° 36' 08" W.

MAC HARDY Road

Committee of Adjustment
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2024-09-19
City of Ottawa | Ville d'Ottawa
Comité de dérogation

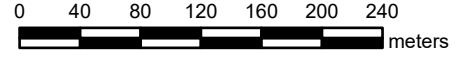


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PRINTED ON 04 SEP, 2024 AT 15:10:25
 FOR GS

SCALE



PROPERTY INDEX MAP
 OTTAWA-CARLETON(No. 04)

LEGEND

- FREEHOLD PROPERTY
- LEASEHOLD PROPERTY
- LIMITED INTEREST PROPERTY
- CONDOMINIUM PROPERTY
- RETIRED PIN (MAP UPDATE PENDING)
- PROPERTY NUMBER
- BLOCK NUMBER
- GEOGRAPHIC FABRIC
- EASEMENT

THIS IS NOT A PLAN OF SURVEY

NOTES

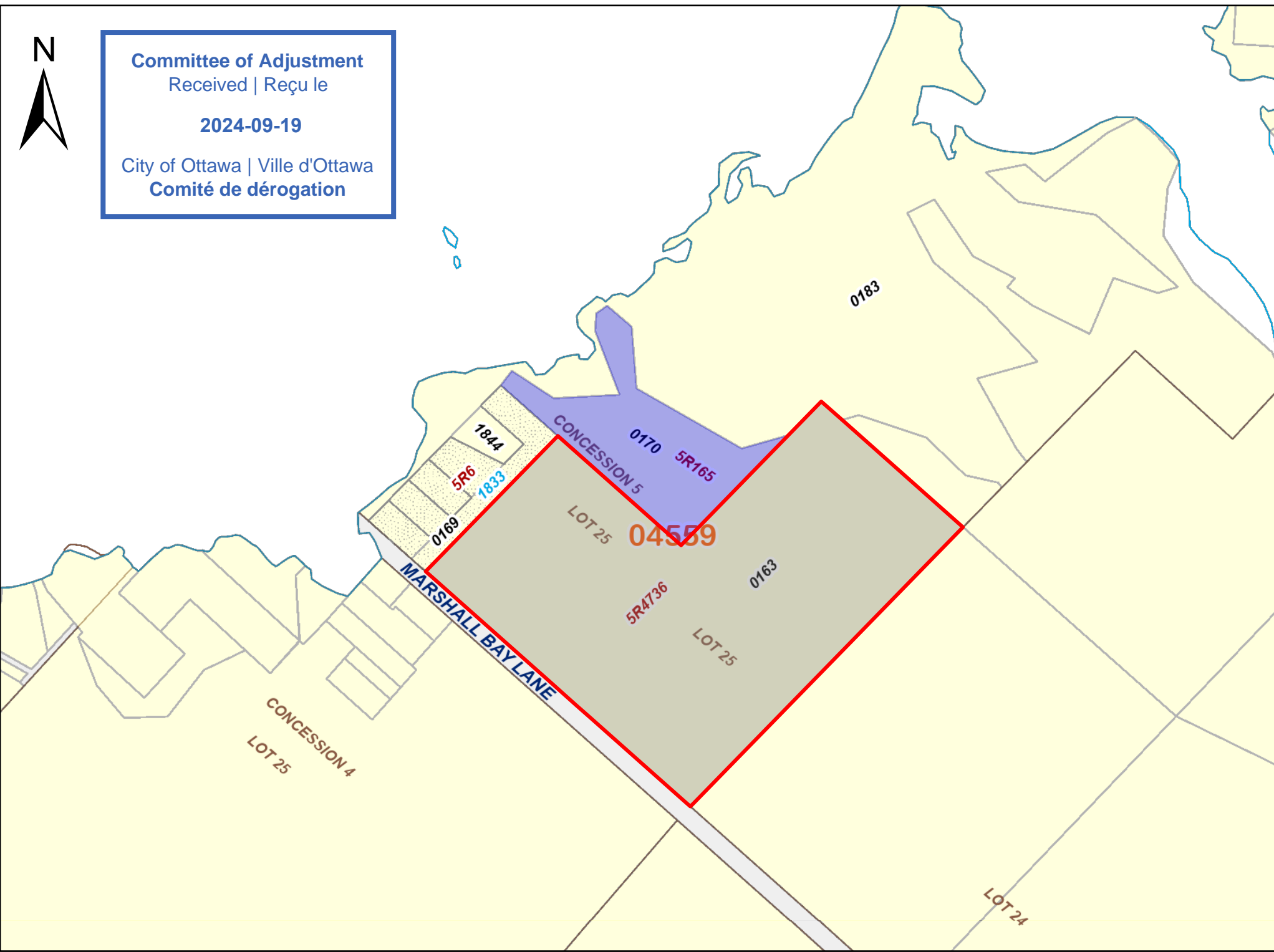
REVIEW THE TITLE RECORDS FOR COMPLETE PROPERTY INFORMATION AS THIS MAP MAY NOT REFLECT RECENT REGISTRATIONS

THIS MAP WAS COMPILED FROM PLANS AND DOCUMENTS RECORDED IN THE LAND REGISTRATION SYSTEM AND HAS BEEN PREPARED FOR PROPERTY INDEXING PURPOSES ONLY

FOR DIMENSIONS OF PROPERTIES BOUNDARIES SEE RECORDED PLANS AND DOCUMENTS

ONLY MAJOR EASEMENTS ARE SHOWN

REFERENCE PLANS UNDERLYING MORE RECENT REFERENCE PLANS ARE NOT ILLUSTRATED



Anthony & Margaret Pocket

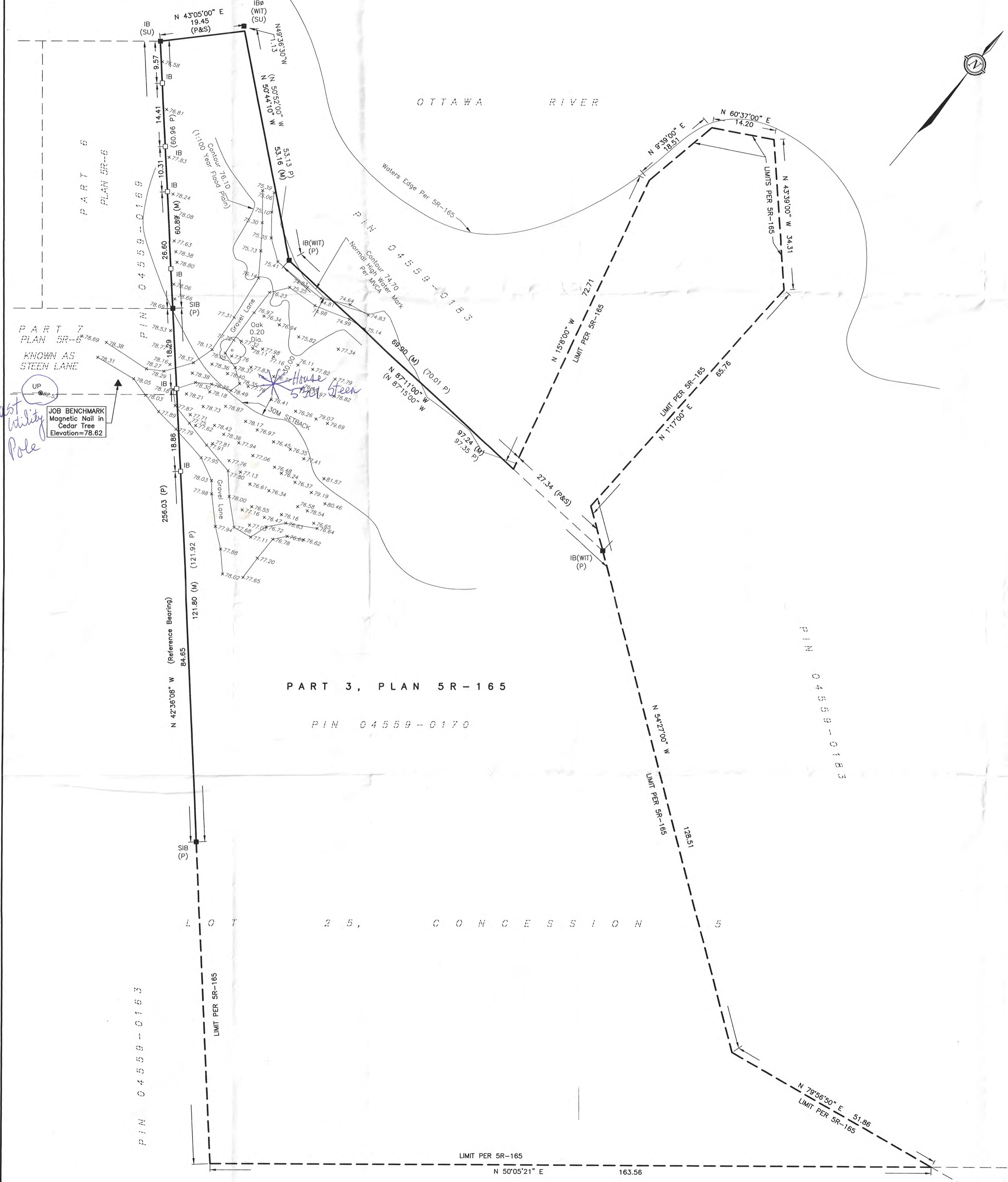
METRIC
DISTANCES AND ELEVATIONS SHOWN ON THIS PLAN ARE IN METRES
AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

TOPOGRAPHIC SURVEY OF
PART OF LOT 25
CONCESSION 5
GEOGRAPHIC TOWNSHIP OF FITZROY
CITY OF OTTAWA

SCALE 1 : 500
0 10 20 50 metres

FAIRHALL, MOFFATT & WOODLAND LIMITED
ONTARIO LAND SURVEYORS

Committee of Adjustment
Received | Reçu le
2024-09-19
City of Ottawa | Ville d'Ottawa
Comité de dérogation



ELEVATION NOTES

1. ELEVATIONS SHOWN HEREON ARE REFERRED TO GEODETIC DATUM (CGVD28).
2. IT IS THE RESPONSIBILITY OF THE USER OF THIS INFORMATION TO VERIFY THAT THE JOB BENCHMARK HAS NOT BEEN ALTERED OR DISTURBED AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREE WITH THE INFORMATION SHOWN ON THIS DRAWING.

UTILITY NOTES

1. THIS DRAWING CANNOT BE ACCEPTED AS ACKNOWLEDGING ANY UNDERGROUND UTILITIES AND IT WILL BE THE RESPONSIBILITY OF THE USER TO CONTACT THE RESPECTIVE UTILITY AUTHORITIES FOR CONFIRMATION OR LOCATION.
2. BEFORE ANY WORK INVOLVING PROBING, EXCAVATING, ETC., A FIELD LOCATION OF UNDERGROUND PLANT BY THE PERTINENT UTILITY AUTHORITY IS MANDATORY.

NOTES

1. BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE SOUTHWESTERLY LIMIT OF PART 3 AS SHOWN ON PLAN SR-165, HAVING A BEARING OF N42°36'08"W.
2. BOUNDARY INFORMATION OUTSIDE OF "WORK AREA" TAKEN FROM PLAN SR-165 AND IS NOT SURVEYED BY THIS PLAN.

LEGEND

- - SURVEY MONUMENT SET
- - SURVEY MONUMENT FOUND
- SIB - STANDARD IRON BAR
- IB - SHORT STANDARD IRON BAR
- ⊕ - CUT CROSS
- (P) - PLAN SR-165
- (SU) - SOURCE UNKNOWN
- (WIT) - WITNESS
- (M) - MEASURED
- (S) - SET
- DIA. - DIAMETER
- PIN - PROPERTY IDENTIFIER NUMBER
- ⊙ UP - UTILITY POLE
- ⊙ - DECIDUOUS TREE
- - - - OVERHEAD UTILITY WIRES

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.

2. THE SURVEY WAS COMPLETED ON JULY 18, 2017.
DATE: 2017/08/10
JOHN H. GUTR
ONTARIO LAND SURVEYOR

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
2020078
THIS PLAN IS NOT VALID
UNLESS IT IS AN EMBOSSED
ORIGINAL COPY
ISSUED BY THE SURVEYOR
in accordance with
Regulation 1026, Section 29 (3).

Fairhall
Moffatt &
Woodland
LIMITED
ONTARIO LAND SURVEYORS
Surveying and Land Information Services
100-500 TERRY FOX DRIVE, KANATA, ONTARIO K2L 4B6
TEL: (613) 591-2280 FAX: (613) 591-1495
www.fmw.on.ca

OTTAWA



JOB No.
X10800
E 321281, N 5032965
REFERENCE No.
109 - 5 FITZROY
S:\JOBS\X10800\DWG 2017-08-09
tp105x.dwg (kb)

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**5301 Steen Lane
(5190 MacHardy Road)**

Severance Sketch

Legend

-  Retained Lot
-  Severed Lot
-  Dwelling (existing)
-  Well (existing)
-  Septic field bed - partially raised (existing)

Committee of Adjustment
Received | Reçu le
Revised | Modifié le : 2024-09-24
City of Ottawa | Ville d'Ottawa
Comité de dérogation

CLIENT: Tara and James Pocket
PREPARED BY: GA
REVIEWED BY: AS
DATE: 11/09/2024



FOTENN
Planning + Design

OTTAWA
300 - 396 Cooper Street
Ottawa, ON K2P 2H7
T 613.730.5709

fotenn.com

Ottawa River

Mississippi River

TO BE RETAINED
+/- 10.35 ha

TO BE SEVERED
+/- 4.5 ha



5190

5190

196

Steen Lane

MacHardy Road

175m

236m

140m

1,161m to railway crossing