

Accepted Co-Ordinate Values for Lot Corners per (A.O.G.) Ref. 4M-842

PART 2
THIS PLAN MUST BE READ IN CONJUNCTION WITH SURVEY REPORT DATED AUGUST 22, 1995

SURVEYOR'S REAL PROPERTY REPORT
PART I
PLAN OF
LOT 78
REGISTERED PLAN 4M-842
CITY OF OTTAWA
REGIONAL MUNICIPALITY OF OTTAWA-CARLETON
SCALE 1 : 250



METRIC : Distances shown on this plan are in metres and can be converted to feet by dividing by 0.3048.

Surveyed by
Annis, O'Sullivan, Vollebakk Ltd. 1995
SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
The field survey represented on this plan was completed on the 16 th day of August, 1995

Aug. 22/95
Date
George D. Annis
George D. Annis
Ontario Land Surveyor



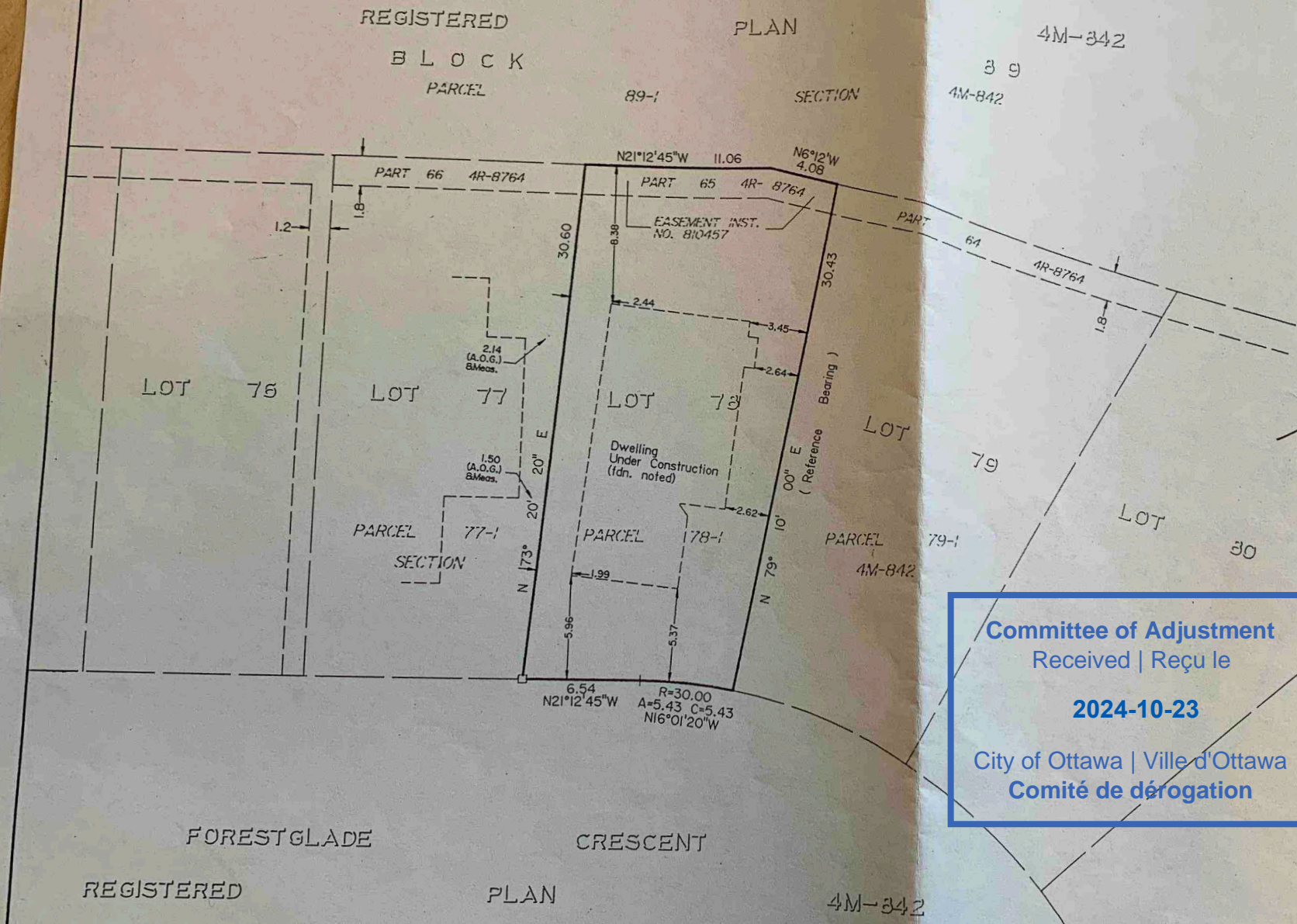
ANNIS, O'SULLIVAN, VOLLEBEKK LTD. grants to Richcraft Homes Ltd. ("The Client") the client's solicitors, mortgagees, and other related parties, permission to use original, signed, sealed copies of the Surveyor's Real Property Report (Part I) in transactions involving The Client.

NOTES & LEGEND

Symbol	denotes	Survey Monument Planted
⊕	"	" Found
⊖	"	" Found
S.I.B.	"	Standard Iron Bar.
S.S.I.B.	"	Short Standard Iron Bar.
I.B.	"	Iron Bar.
WIT.	"	Witness.
PLAN	"	Registered Plan 4M-842
(A.O.G.)	"	Annis, O'Sullivan, Vollebakk Ltd.

All planted bars are I.B.'s unless otherwise noted.
Bearings are astronomic, derived from The Southerly Limit of Lot 78 shown to be N 79° 10' E on Plan 4M-842.

Committee of Adjustment
Received | Reçu le
2024-10-23
City of Ottawa | Ville d'Ottawa
Comité de dérogation



REGISTERED PLAN 4M-342
BLOCK PARCEL 89-1 SECTION
FORESTGLADE CRESCENT
REGISTERED PLAN 4M-342

FROM THE OFFICE OF
ANNIS, O'SULLIVAN VOLLEBEKK LTD.
ONTARIO LAND SURVEYORS
NEPEAN (Ottawa) ONTARIO
© Annis, O'Sullivan, Vollebakk Ltd., 1995
THIS PLAN IS PROTECTED BY COPYRIGHT



944 CRAWFORD DR.
 PETERBOROUGH, ONTARIO, K9J 3X2
 WWW.LIFESTYLESUNROOMS.COM

TEL: 800-465-0593
 FAX: 800-934-0822

PROJECT

12X12 SUNROOM &
 6X12 COVERED DECK
 ADJACENT

PROJECT ADDRESS

22 FORESTGLADE
 CRESCENT, OTTAWA,
 ON K1G 5X3

DRAWING TITLE

SITE PLAN

PAGE NUMBER

1

REVISION	PROJECT	DRAWING
1	PRJ98697	2

MODEL TYPE
225 STUDIO / 3" ALUM TOP

CLIENT
MCBRIDE

DATE	SCALE
2024-08-06	SCALE: 1= 100

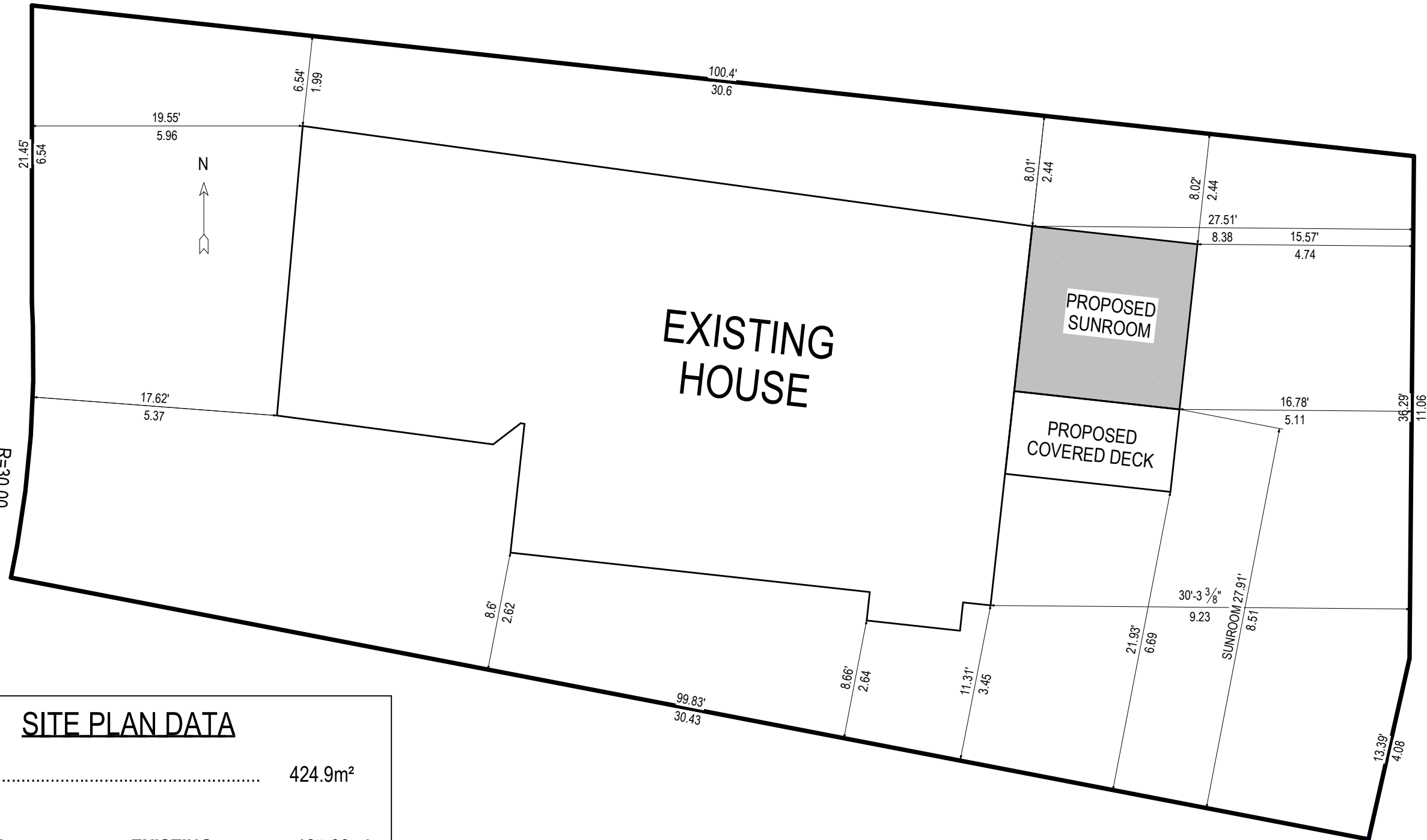
DRAWN BY:	CHECKED BY:
SHAWN SAWATZKY	

BCIN: 28441

I CERTIFY THAT I, SHAWN SAWATZKY, HAVE REVIEWED AND TAKE RESPONSIBILITY FOR THIS DESIGN AND I HAVE MET THE REQUIREMENTS AND QUALIFICATIONS AS SET OUT IN THE ONTARIO BUILDING CODE.

LIFESTYLE ENGINEERING

FORESTGLADE CRESCENT



SITE PLAN DATA

LOT AREA	424.9m ²
LOT COVERAGE EXISTING	127.09m ²
PROPOSED SUNROOM	13.37m ²
PROPOSED COVERED DECK ...	6.68m ²
TOTAL	147.14m ²
GFA/LOT AREA RATIO	34.6%



944 CRAWFORD DR.
 PETERBOROUGH, ONTARIO, K9J 3X2
 WWW.LIFESTYLESUNROOMS.COM

TEL: 800-465-0593
 FAX: 800-934-0822

PROJECT

12X12 SUNROOM &
 6X12 COVERED DECK
 ADJACENT

PROJECT ADDRESS

22 FORESTGLADE
 CRESCENT, OTTAWA,
 ON K1G 5X3

DRAWING TITLE

REAR ELEVATION

PAGE NUMBER

5

REVISION	PROJECT	DRAWING
1	PRJ98697	2

MODEL TYPE

225 STUDIO / 3" ALUM TOP

CLIENT

MCBRIDE

DATE

2024-08-06

SCALE

SCALE: 1/4" = 1'

DRAWN BY:

SHAWN SAWATZKY

CHECKED BY:

BCIN: 28441

I CERTIFY THAT I, SHAWN SAWATZKY, HAVE REVIEWED AND TAKE RESPONSIBILITY FOR THIS DESIGN AND I HAVE MET THE REQUIREMENTS AND QUALIFICATIONS AS SET OUT IN THE ONTARIO BUILDING CODE.

LIFESTYLE ENGINEERING

PROJECT

12X12 SUNROOM &
6X12 COVERED DECK
ADJACENT

PROJECT ADDRESS

22 FORESTGLADE
CRESCENT, OTTAWA,
ON K1G 5X3

DRAWING TITLE

LEFT ELEVATION

PAGE NUMBER

6

REVISION	PROJECT	DRAWING
1	PRJ98697	2

MODEL TYPE

225 STUDIO / 3" ALUM TOP

CLIENT

MCBRIDE

DATE

2024-08-06

SCALE

SCALE: 3/16" = 1'

DRAWN BY:

SHAWN SAWATZKY

CHECKED BY:

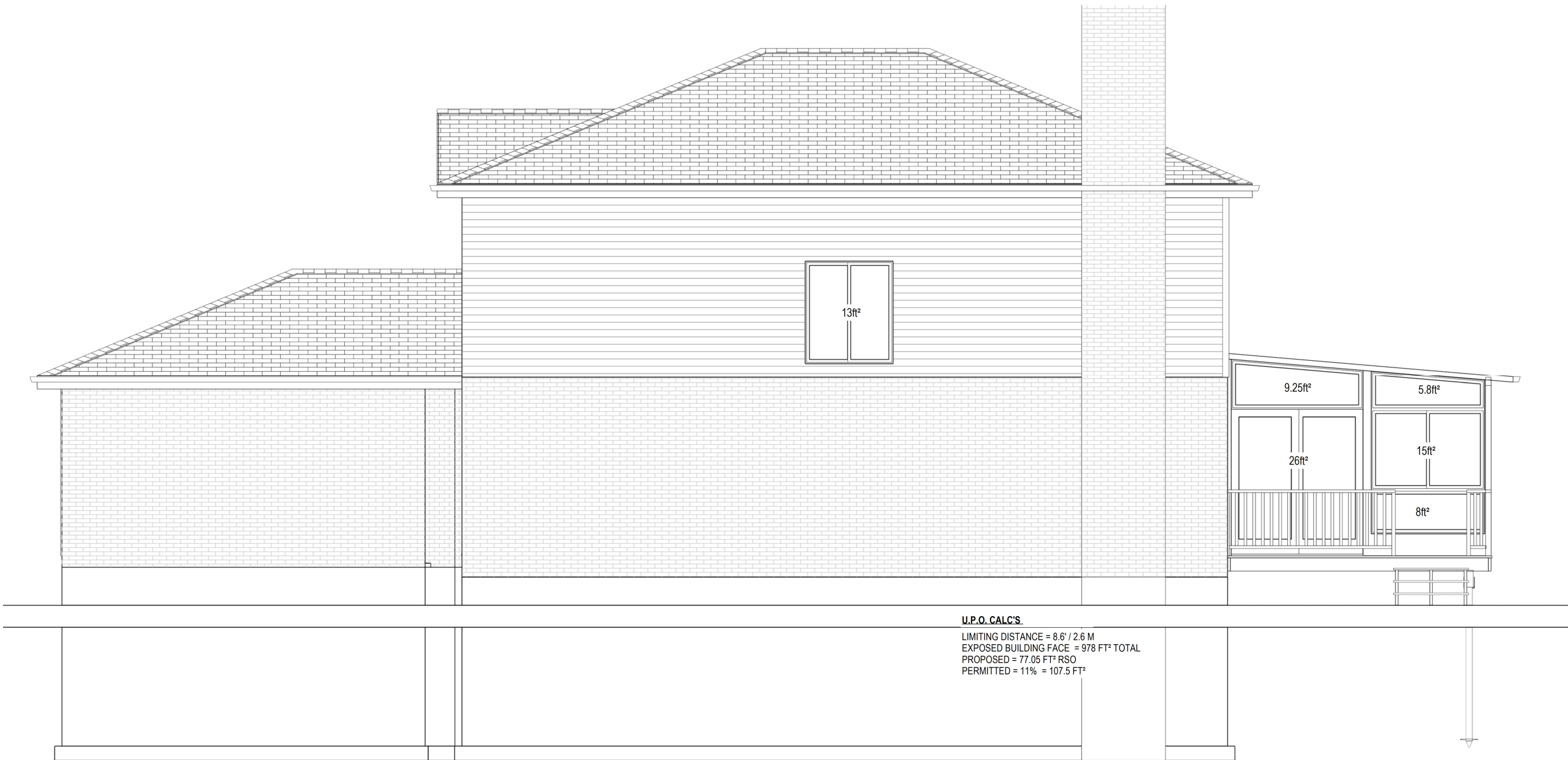
BCIN: 28441

BCIN: 28441

I CERTIFY THAT I, SHAWN SAWATZKY, HAVE REVIEWED AND TAKE RESPONSIBILITY FOR THIS DESIGN AND I HAVE MET THE REQUIREMENTS AND QUALIFICATIONS AS SET OUT IN THE ONTARIO BUILDING CODE.



LIFESTYLE ENGINEERING





944 CRAWFORD DR.
 PETERBOROUGH, ONTARIO, K9J 3X2
 WWW.LIFESTYLESUNROOMS.COM

TEL: 800-465-0593
 FAX: 800-934-0822

PROJECT

12X12 SUNROOM &
 6X12 COVERED DECK
 ADJACENT

PROJECT ADDRESS

22 FORESTGLADE
 CRESCENT, OTTAWA,
 ON K1G 5X3

DRAWING TITLE

RIGHT ELEVATION

PAGE NUMBER

7

REVISION	PROJECT	DRAWING
1	PRJ98697	2

MODEL TYPE

225 STUDIO / 3" ALUM TOP

CLIENT

MCBRIDE

DATE

2024-08-06

SCALE

SCALE: 3/16" = 1'

DRAWN BY:

SHAWN SAWATZKY

CHECKED BY:

BCIN: 28441

I CERTIFY THAT I, SHAWN SAWATZKY, HAVE REVIEWED AND TAKE RESPONSIBILITY FOR THIS DESIGN AND I HAVE MET THE REQUIREMENTS AND QUALIFICATIONS AS SET OUT IN THE ONTARIO BUILDING CODE.

LIFESTYLE ENGINEERING



U.P.O. CALC'S

LIMITING DISTANCE = 6.4' / 1.9 M
 EXPOSED BUILDING FACE = 978 FT² TOTAL
 PROPOSED = 81.8 FT² RSO
 PERMITTED = 8.5% = 83.13 FT²