

Committee of Adjustment
Received | Reçu le
Revised | Modifié le : 2024-10-09
City of Ottawa | Ville d'Ottawa
Comité de dérogation

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.
DATE: _____
DANIEL ROBINSON
ONTARIO LAND SURVEYOR

PLAN 4R-
RECEIVED AND DEPOSITED
DATE: _____
REPRESENTATIVE FOR LAND REGISTRAR
FOR THE LAND TITLES DIVISION OF
OTTAWA-CARLETON NO. 4.

SCHEDULE				
PART	LOT	PLAN	PIN	AREA (Sq.m.)
1	PART OF 210 & 211	246	ALL OF 04232 - 0154	254.6
2				290.8

PLAN OF SURVEY OF
LOTS 210 & 211
REGISTERED PLAN 246
CITY OF OTTAWA
FARLEY, SMITH & DENIS SURVEYING LTD. 2023

Scale 1: 100
0 2.5 5 7.5 10 metres

Metric Note
Distances on this plan are in metres and can be converted to feet by dividing by 0.3048.

Distance Note
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.

Bearing Note
Bearings hereon are grid bearings derived from the Can-Net Real Time Network and are referred to the Central Meridian of NAD 83 (Original).

For bearing comparisons, a rotation of 1°01'55" counter-clockwise was applied to bearings on P1.

For bearing comparisons, a rotation of 0°41'15" counter-clockwise was applied to bearings on P2, P3, P4 & P5.

CO-ORDINATES WERE DERIVED FROM CAN-NET REAL TIME NETWORK OBSERVATIONS, MTM ZONE 9, N.A.D. 1983 (ORIGINAL).

POINT ID	NORTHING	EASTING
(A)	5033515.74	370391.68
(B)	5033465.37	370420.22
01919680105	5024915.16	373971.65
019198434761	5036178.12	372436.11

CO-ORDINATES ARE MTM ZONE 9, N.A.D. 1983 (ORIGINAL), TO URBAN ACCURACY PER SEC. 14 (2) OF O.R.G. 216/10, AND CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

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 ___ day of _____, 2023.

Date: _____
Daniel Robinson
Ontario Land Surveyor

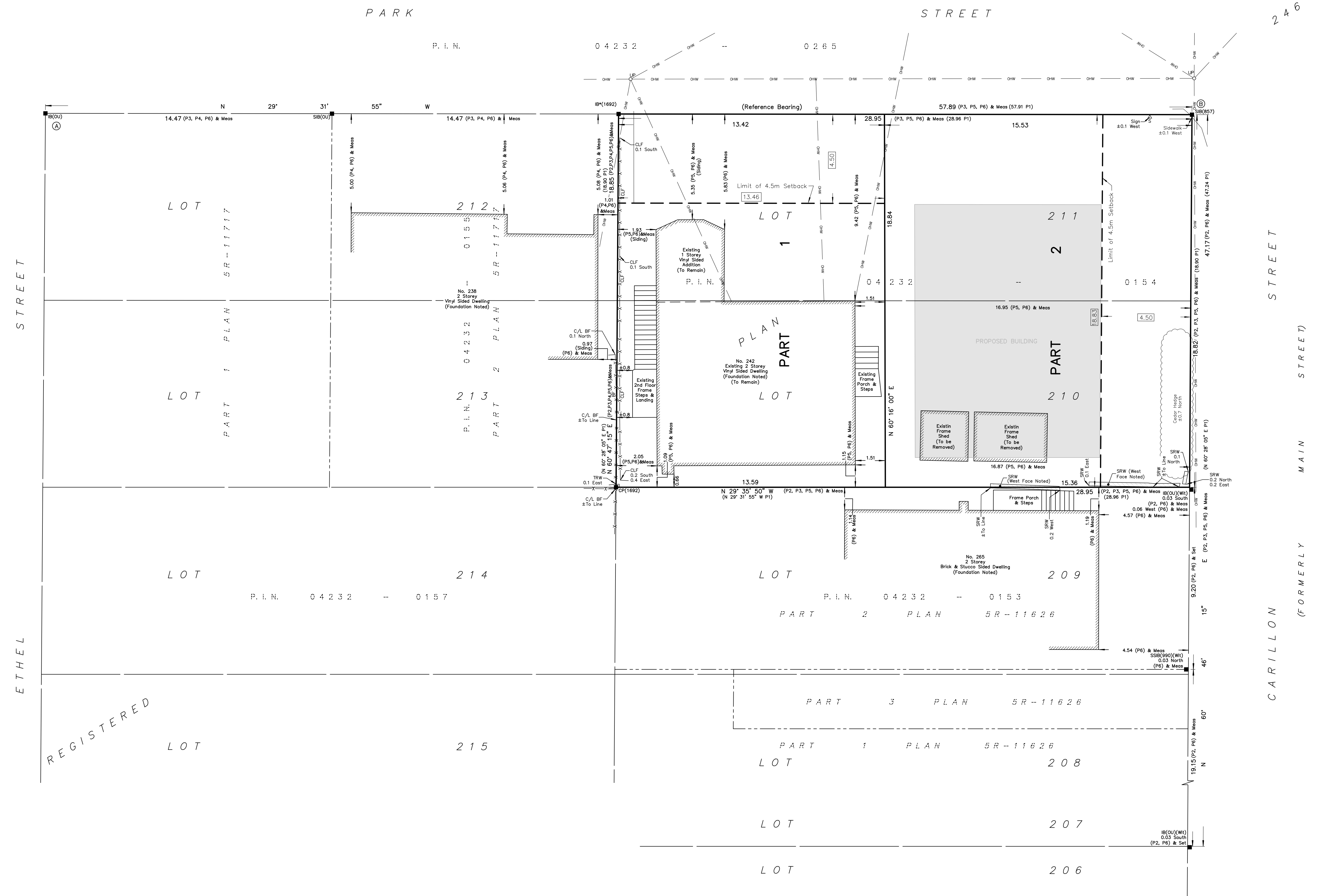
Notes & Legend

□	Denotes Survey Monument Planted
■	Survey Monument Found
SIB	Standard Iron Bar
SSIB	Short Standard Iron Bar
IB	Iron Bar
IB*	Iron Bar (0.3m Long)
CP	Concrete Pin
(Wit)	Witness
Meas	Measured
(P1)	Registered Plan 246
(P2)	Plan 5R-11626
(P3)	Plan 5R-11717
(P4)	Plan by (990) dated April 25, 1988
(P5)	Plan by (990) dated April 2, 1992
(P6)	Plan by (1692) dated October 3, 2022 (File No. 491-22)
OHW	Overhead Wires
OP	Utility Pole
CLF	Chain Link Fence
SRW	Stone Retaining Wall
C/L	Centreline
—	Property Line

This plan of survey relates to AOLS Plan Submission Form Number XXXXXXX.

FARLEY, SMITH & DENIS SURVEYING LTD.

ONTARIO LAND SURVEYORS
CANADA LAND SURVEYORS
Unit 275, 30 COLONNADE ROAD, OTTAWA, ONTARIO K2E 7J6
TEL: (613) 727-8226 E-mail: fdsurveys@bellnet.ca





WALKER HOME DESIGN

NEW BUILD DEVELOPMENT

PROJECT TYPE

242 PARK STREET

PROJECT ADDRESS

REVISIONS

- 2 - SEVERANCE PROPOSAL - 2023-03-02
- 3 - PRELIM COA SITE PLAN - 2023-06-21
- 4 - PRELIM COA VER2.0 - 2023-07-19
- 5 - HYDRO REVISION - 2024-03-25
- 6 - COA DRAWINGS VER1.0 - 2024-08-14
- 7 - COA DRAWINGS VER2.0 - 2024-11-04

NOTES

PROPOSED SITE PLAN

DRAWING TITLE

TABLOID [11x17]

SHEET SIZE

AS INDICTED

SCALE

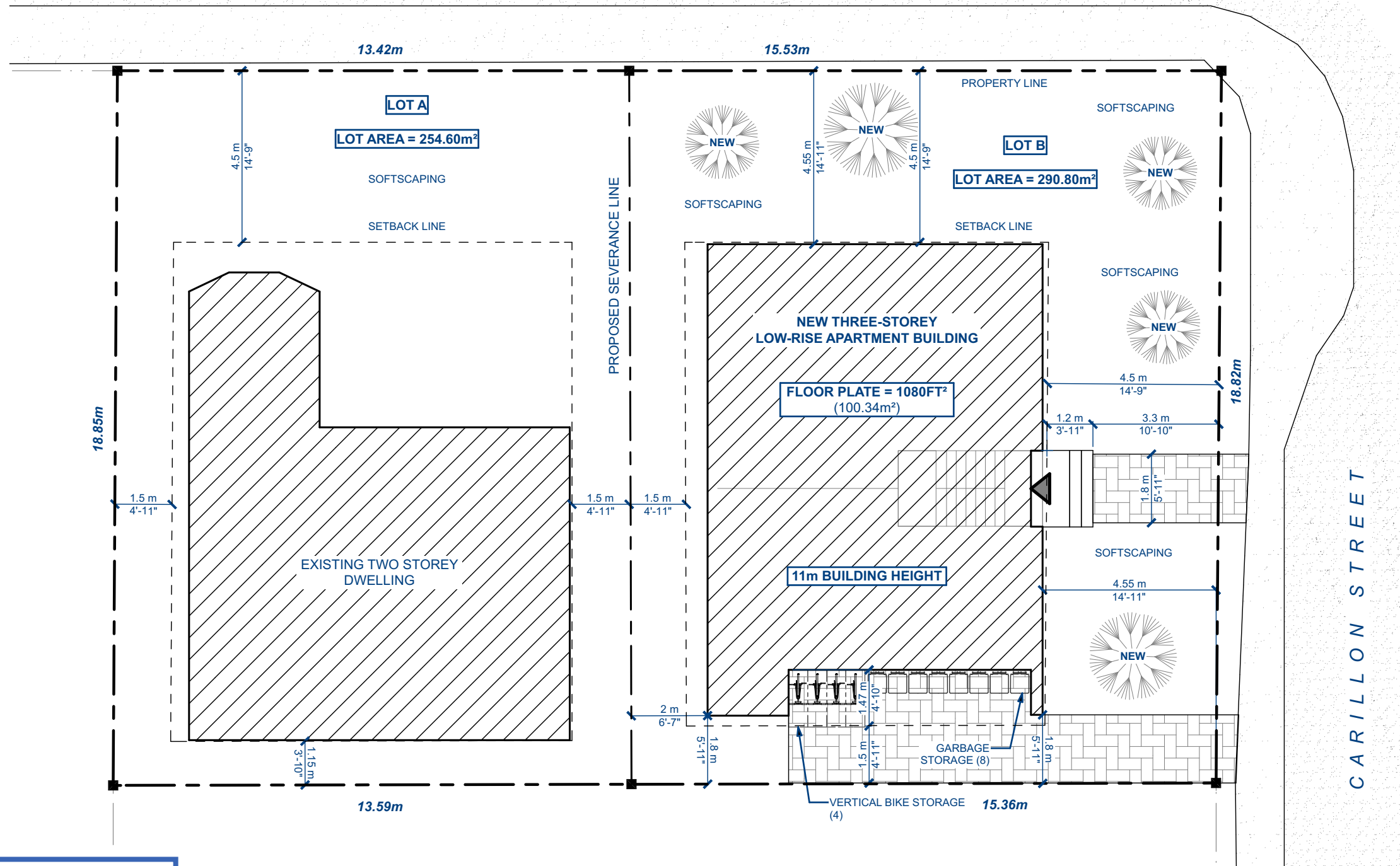
A-1

SHEET NO.

15:04:57

PARK STREET

CARILLON STREET



Committee of Adjustment
Received | Reçu le
Revised | Modifié le : 2024-11-05
City of Ottawa | Ville d'Ottawa
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ZONING INFORMATION
DESIGNATION: R4-UA
MAX BUILDING HEIGHT: 10m / 11m
FRONT SETBACK: 4.5m
CORNER SIDE SETBACK: 4.5m
INTERIOR SIDE SETBACK: 1.5m
REAR SETBACK: 25% LOT DEPTH

PROPOSED SITE PLAN
SCALE: 1:125





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NOTES

DRAWING TITLE

TABLOID [11x17]

SHEET SIZE

AS INDICTED

SCALE

A-2

SHEET NO.

15:04:58



PROPOSED FRONT ELEVATION
SCALE: 1/8" = 1'-0"



PROPOSED RIGHT ELEVATION
SCALE: 1/8" = 1'-0"



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NOTES

DRAWING TITLE

TABLOID [11x17]

SHEET SIZE

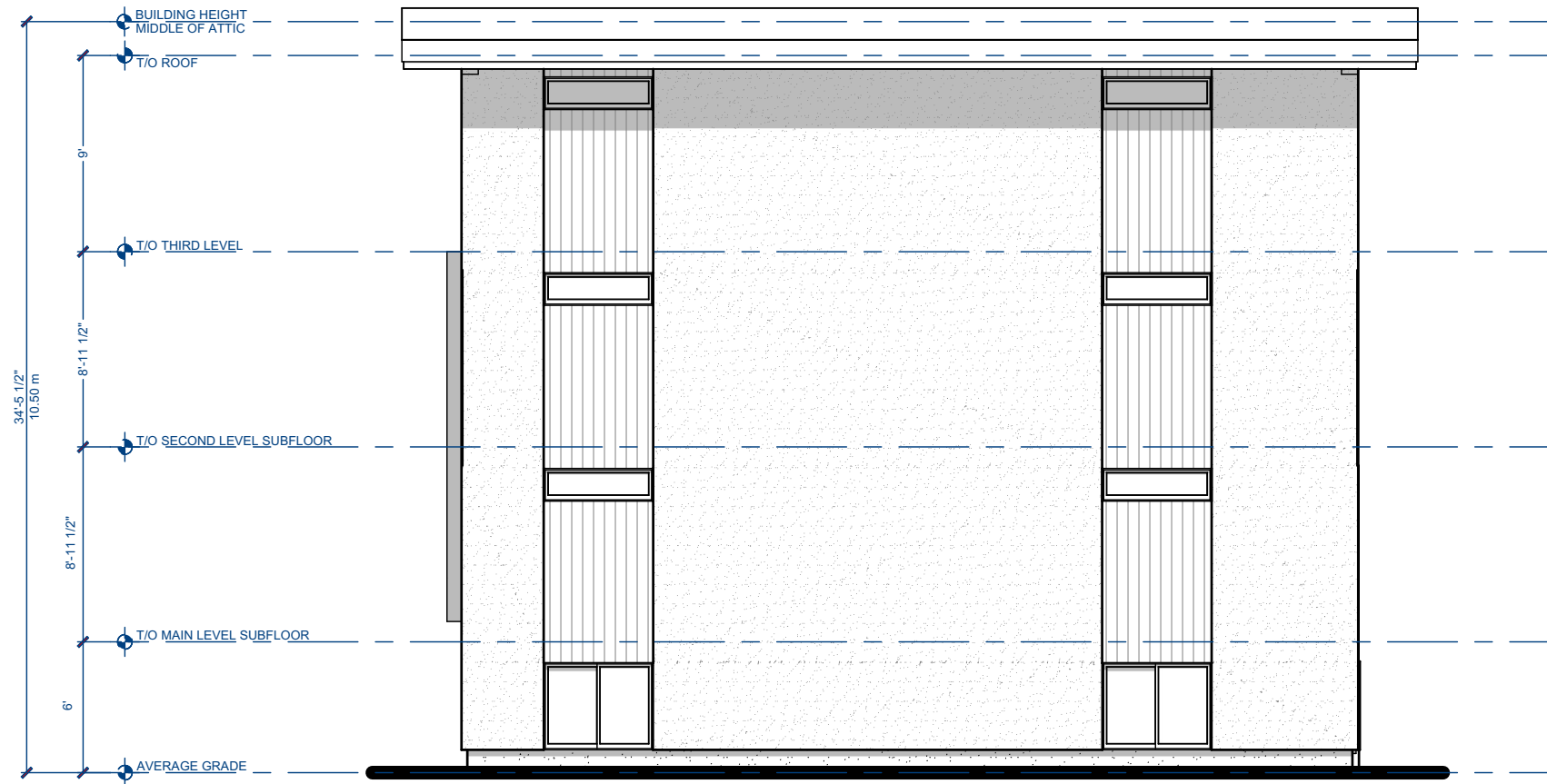
AS INDICATED

SCALE

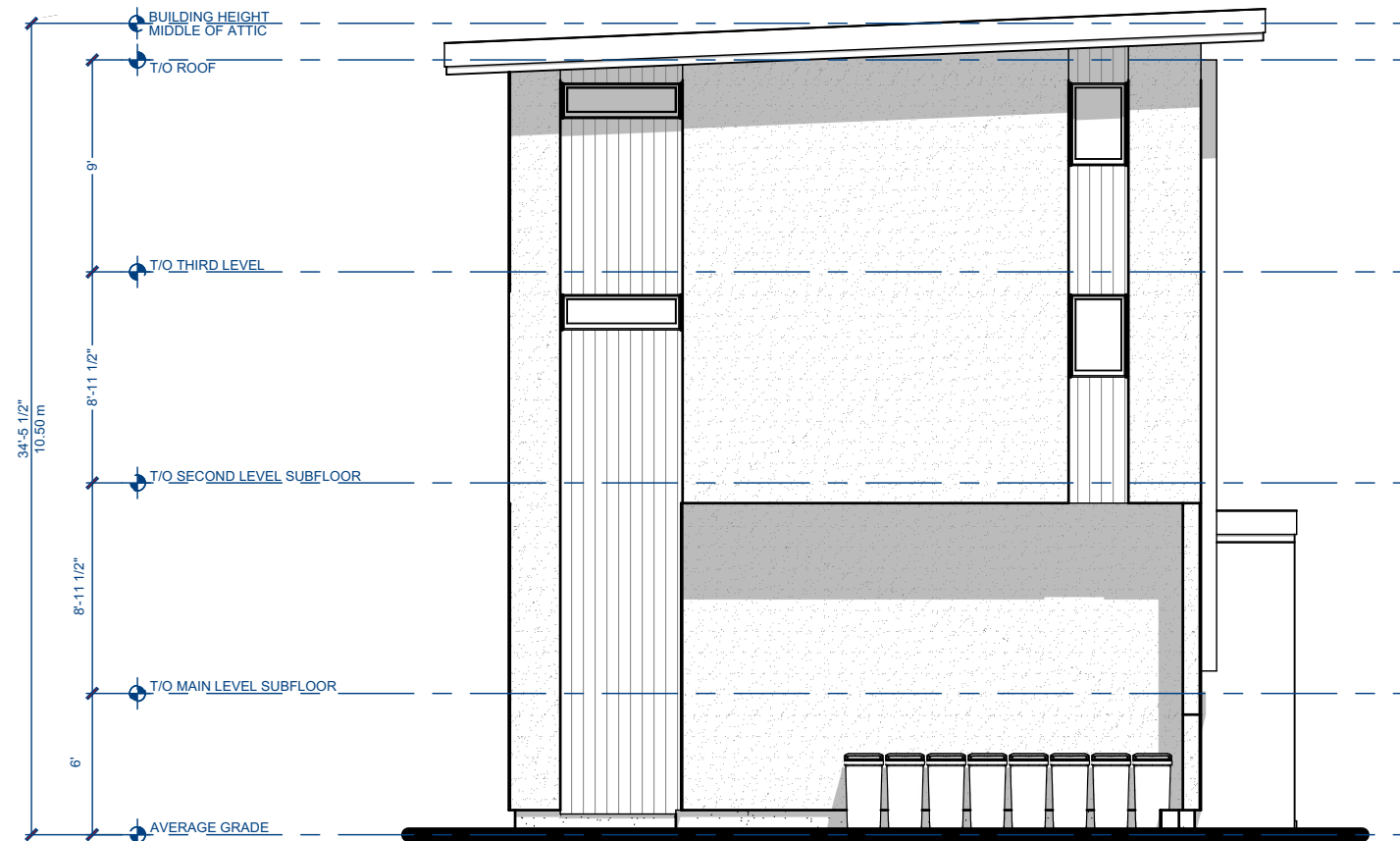
A-3

SHEET NO.

15:04:58



PROPOSED REAR ELEVATION
SCALE: 1/8" = 1'-0"



PROPOSED LEFT ELEVATION
SCALE: 1/8" = 1'-0"