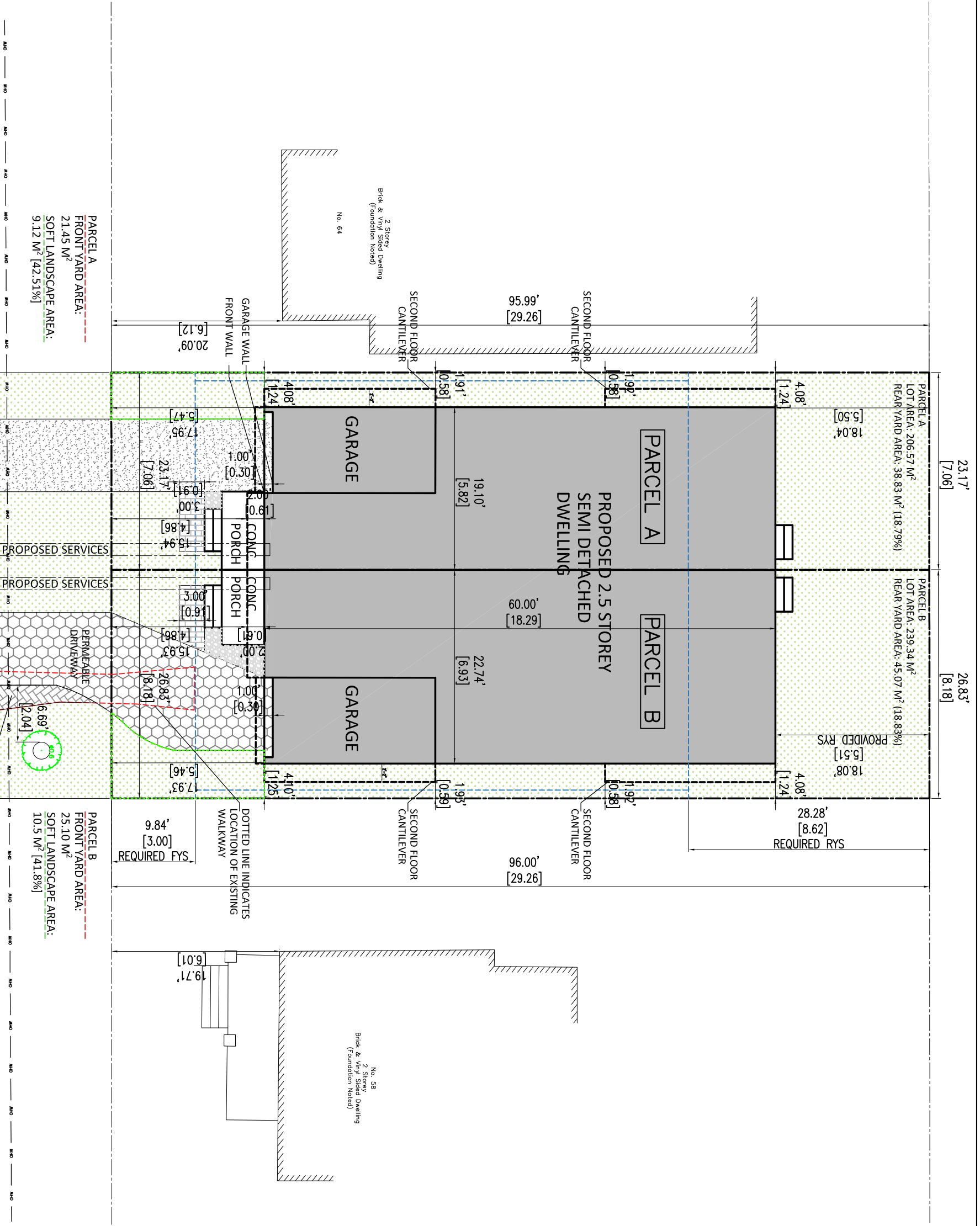


| NO. | DESCRIPTION & DATE | REVISIONS |
|-----|--------------------|-----------|
| 1 | | |
| | | |
| | | |
| | | |

GENERAL NOTES:

- THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND REPORT ALL ERRORS AND OMISSIONS TO THE CONSULTANT.
- ALL WORK AND MATERIALS TO BE IN COMPLIANCE WITH ALL CODES.
- FINISHES DESIGNED FOR EXTERIOR SURF SHALL BE APPLIED TO INTERIOR SURF TO BE SUBSTITUTED AS APPROVED BY THE CONSULTANT.
- DO NOT SCALE THE DIMENSIONS.



PARCEL A
 FRONT YARD AREA:
 21.45 M²
 SOFT LANDSCAPE AREA:
 9.12 M² [42.51%]

PARCEL B
 FRONT YARD AREA:
 25.10 M²
 SOFT LANDSCAPE AREA:
 10.5 M² [41.8%]

THIS PORTION OF EXISTING
 INTERLOCK TO REMAIN AS IS

Committee of Adjustment
Received | Reçu le

Revised | Modifié le : 2025-01-20

City of Ottawa | Ville d'Ottawa
Comité de dérogation



GENERAL NOTES:

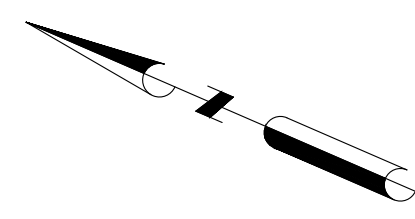
1. THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS TO THE CONSULTANT.
2. ALL WORK AND MATERIALS TO BE IN ACCORDANCE WITH THE CITY OF OTTAWA REGULATIONS AND BY-LAWS.
3. FOOTINGS DESIGNED FOR 2000 P.S.F. GENERAL MATERIAL AND COMPANION FOR CONSTRUCTION SHALL BE USED UNLESS OTHERWISE NOTED TO BE OTHERWISE CONSULTANT REFER TO DRAWING CONTENTS.
4. DO NOT SCALE THE DRAWINGS.

| NO. | DESCRIPTION & DATE | REVISIONS |
|-----|--------------------|-----------|
| 1 | | |

JOB TITLE:
60 HAKIPTON AVE
OTTAWA, ON
PROPOSED TWO 3-STORY
LOW RISE DWELLINGS
PARCEL A

SHEET TITLE:
ELEVATIONS

SCALE: AS SHOWN DWG NO.
DRAWN: C.S.
CHECKED:
DATE:
A1.1



HAMPTON AVENUE

(REGISTERED PLAN M-47)

P. I. N. 0 4 0 2 9 -- 0 1 1 7

N 23° 27' 40" W (Reference Bearing)

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 | All of 2769 | M-47 | ALL OF 04029-0103 | 239.4 |
| 2 | | | | 206.6 |

PLAN OF SURVEY OF

LOT 2769
REGISTERED PLAN M-47
CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD. 2024

Scale 1: 100

Metric Note
Distances shown 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 0.99994.

Bearing Note
Bearings hereon are grid bearings derived from the westerly limit of Hampton Avenue having a bearing of N23°27'40"W as shown on 4R-26767 and are referred to the Central Meridian of MTM Zone 9 (76°30' West Longitude) Nad-83 (Original).

For bearing comparisons, a rotation of 0°28'58" clockwise was applied to bearings on P1, 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) | 5028796.05 | 364534.88 |
| (B) | 5028769.92 | 364546.23 |
| 01919680005 | 5027191.26 | 3641496.76 |
| 01919680105 | 5024915.16 | 373971.65 |

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

- Notes & Legend**
- Denotes Survey Monument Planted
 - Standard Iron Bar
 - Iron Bar
 - Round Iron Bar
 - Concrete Pin
 - Witness
 - Measured
 - Registered Plan M-47
 - Plan by (MMM) dated December 17, 2013 (Job No. 2013051-000-000)
 - Plan by (1692) dated April 1, 2015 (File No. 513-14)
 - Plan 4R-2636
 - Plan 4R-26767
 - Plan by (AOG) dated August 30, 1978 (Lot 2770)
 - Plan by (AOG) dated August 30, 1978 (Lot 2768)
 - Plan by (647) dated March 7, 1984
 - Plan by (1692) dated June 4, 2022 (File No. 611-21)
 - Overhead Wires
 - Utility Pole
 - Chain Link Fence
 - Board Fence
 - Metal Fence
 - Interlocking Retaining Wall
 - Timber Retaining Wall
 - Centreline
 - Deciduous Tree - The Symbol shown denotes location and trunk diameter only. Size of its root system/overhead canopy may be smaller/larger than the symbol size depicted on this plan.
 - Coniferous Tree - The Symbol shown denotes location and trunk diameter only. Size of its root system/overhead canopy may be smaller/larger than the symbol size depicted on this plan.

Surveyor's Certificate

I certify that:

- This survey and plan are correct and in accordance with the Surveys Act, the Surveys Act and the Land Titles Act and the Regulations made under them.
- The survey was completed on the ___ day of _____, 2024.

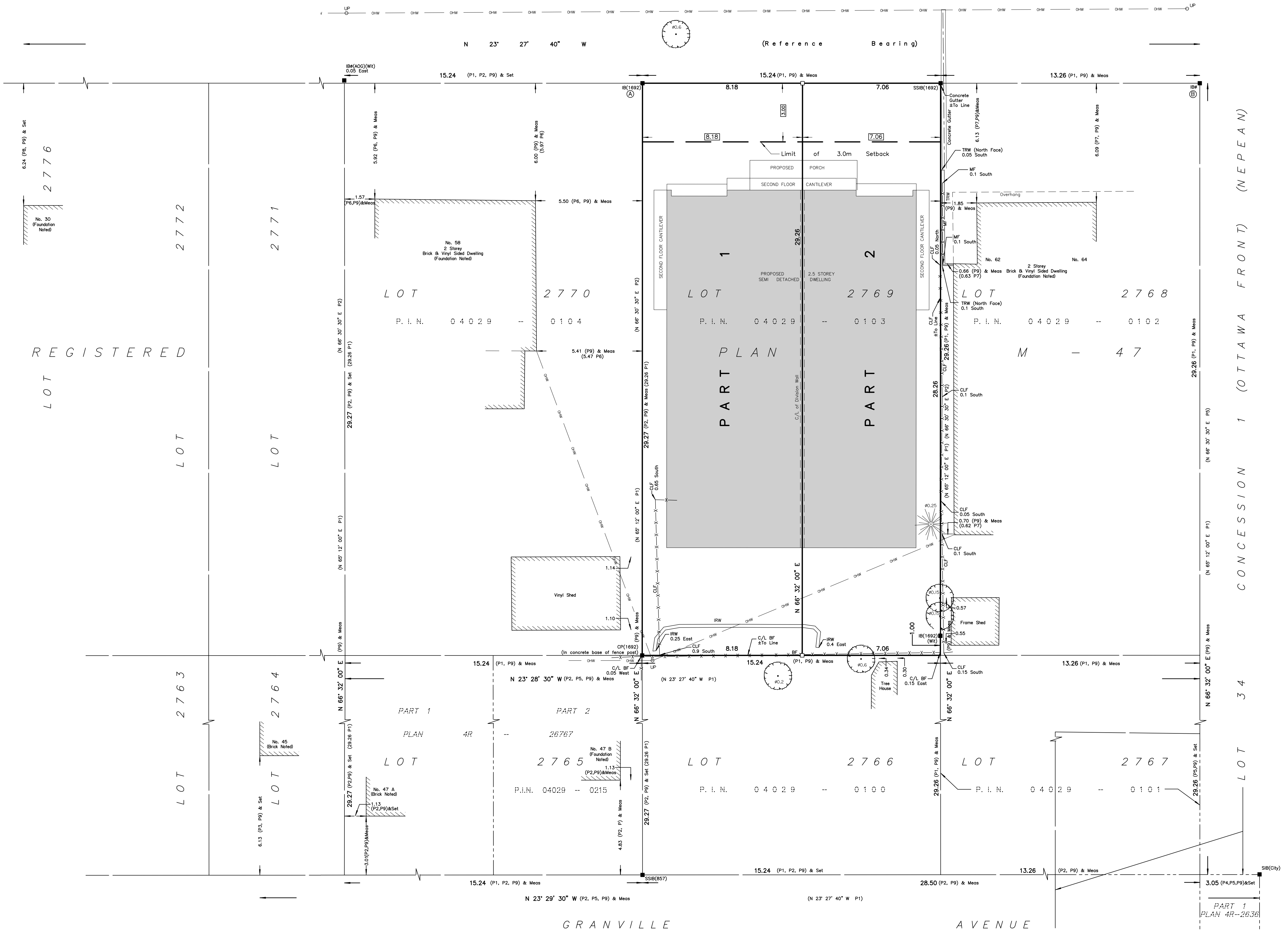
Date: _____ Daniel Robinson
Ontario Land Surveyor

This plan of survey relates to AOLS Plan Submission Form Number V-XXXXX
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: info@fsdsurveyors.ca

FILE No.: 465-24



CONCESSION 1 (OTTAWA FRONT) (NEPEAN)

REGISTERED LOT

LOT 2776

LOT 2772

LOT 2771

LOT 2770

LOT 2769

LOT 2768

LOT 2764

LOT 2763

PART 1

PART 2

LOT 2765

LOT 2766

LOT 2767

LOT 34

LOT 34

LOT 34

LOT 34

LOT 34

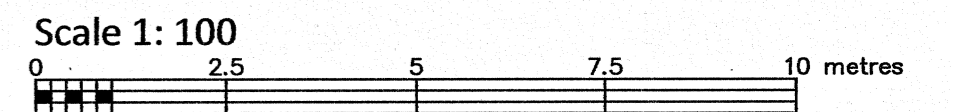
LOT 34

GRANVILLE AVENUE

GRANVILLE AVENUE

LOT 2769 REGISTERED PLAN M-47 CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD. 2021



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

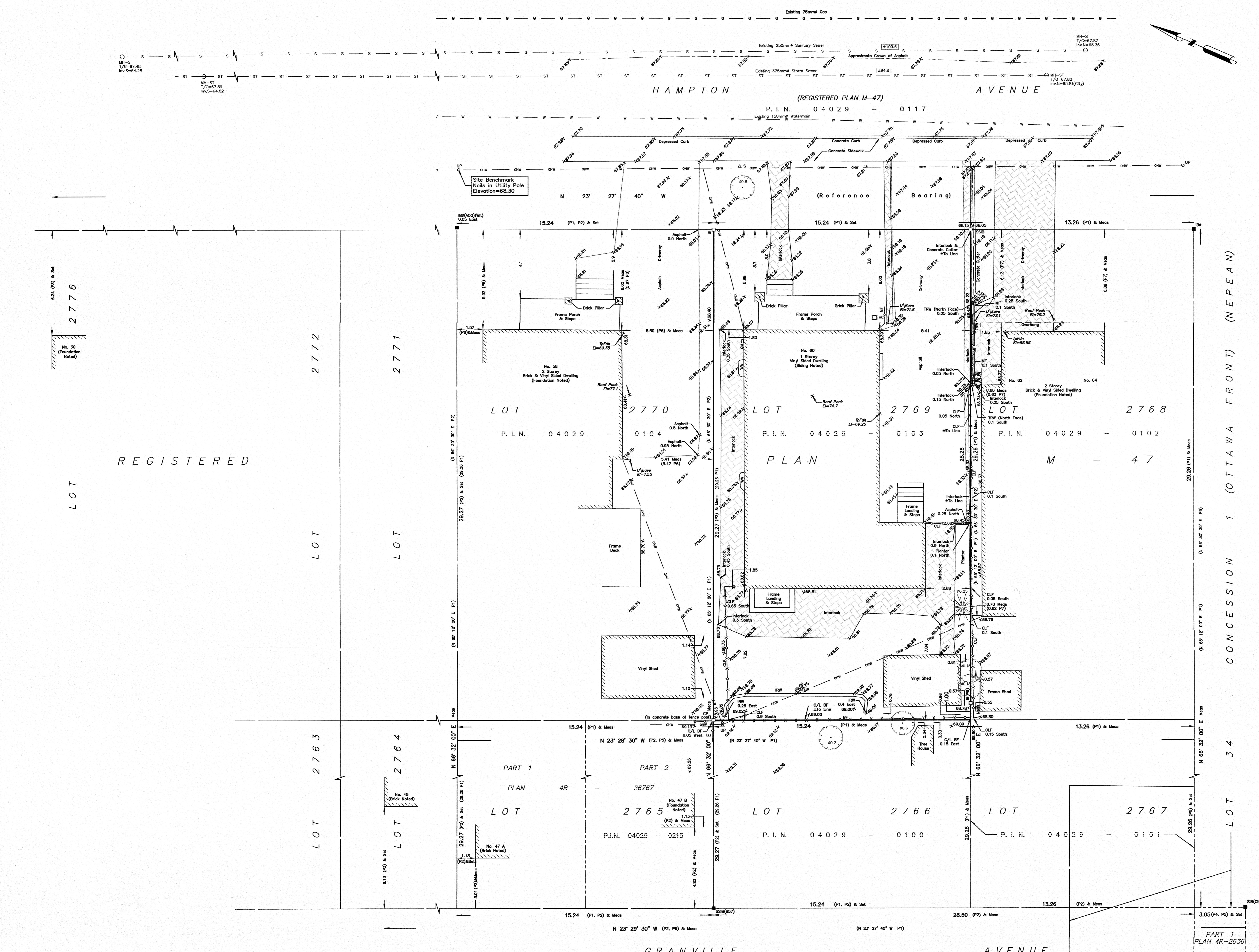
Bearing Note: Bearings hereon are grid bearings derived from the westerly limit of Hampton Avenue having a bearing of N23°27'40"W as shown on 4R-26767 and are referred to the Central Meridian of MTM Zone 9 (76°30' West Longitude) Nad-83 (Original).

For bearing comparisons, a rotation of 0°28'58" clockwise was applied to bearings on P1, P5.

Elevation Notes: 1. Elevations shown are geodetic and are referred to Geodetic Datum CGVD-1928 :1978. (Monument No. 19754238) 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 agrees with the information shown on this drawing.

Utility Notes: 1. This drawing cannot be accepted as acknowledging all of the utilities and it will be the responsibility of the user to contact the respective utility authorities for confirmation. 2. Only visible surface utilities were located. 3. Underground utility data derived from City of Ottawa utility sheet reference: E-06-18, E-06-22, 2731 Sheets 4 & 5 of 5. 4. Sanitary and storm sewer grades and inverts were derived from: Field measurement. 5. A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc.

Notes & Legend table with symbols for Survey Monument Planted, Standard Iron Bar, Iron Bar, Round Iron Bar, Concrete Pin, Witness, Measured, Registered Plan M-47, Plan by (MMM) dated December 17, 2013, Plan by (1692) dated April 1, 2015, Plan by (AOC) dated August 30, 1978, Plan by (647) dated March 7, 1984, Maintenance Hole (Storm), Undergound Storm Sewer, Undergound Sanitary Sewer, Undergound Water, Undergound Gas, Overhead Wires, Utility Pole, Gas Meter, Air Conditioner, Sign, Chain Link Fence, Board Fence, Metal Fence, Interlocking Retaining Wall, Timber Retaining Wall, Underside of Eave, Top of Foundation, Centreline, Elevation, Window Well, Location of Elevations, Top of Concrete Curb Elevation, Property Line, Deciduous Tree, Coniferous Tree.



Warning: NO PERSON MAY COPY, REPRODUCE, DISTRIBUTE OR ALTER THIS PLAN IN WHOLE OR IN PART WITHOUT THE WRITTEN PERMISSION OF FARLEY, SMITH & DENIS SURVEYING LTD. 2021. Surveyor's Certificate: I certify that: 1. This survey and plan are correct and in accordance with the Surveyors Act, the Surveyors Act and the Regulations made under them. 2. The survey was completed on the 16th day of December, 2021. Daniel Robinson, Ontario Land Surveyor. 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. FILE NO.: 611-21