

LOT 586 REGISTERED PLAN 776 CITY OF OTTAWA FARLEY, SMITH & DENIS SURVEYING LTD. 2024

Scale 1: 150

Metric Note Distances and/or coordinates 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 Can-Net Real Time Network 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°32'15" counter-clockwise was applied to bearings on P1.

Elevation Notes 1. Elevations shown are geodetic and are referred to Geodetic Datum CGVD-1928 -1978. 2. Elevations derived from Vertical Benchmark Monument No. G0123, Index No. 192 having a published elevation of 81.381 metres. 3. 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. A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc. 4. Not all overhead wires/transformers adjacent to the property have been located, the nearest overhead wire locations are shown on the plan.

- Notes & Legend Denotes Survey Monument Planted, Survey Monument Found, Standard Iron Bar, Short Standard Iron Bar, Iron Bar, Concrete Pin, Witness, Measured, Registered Plan 776, Plan by (647) dated October 28, 1963 (Lot 586), Plan by (647) dated October 29, 1963 (Lot 585), Plan by (647) dated October 29, 1963 (Lot 584), Plan by (647) dated October 29, 1963 (Lot 582), Plan by (647) dated October 29, 1963 (Lot 587), Plan by (647) dated October 29, 1963 (Lot 589), Plan by (647) dated October 29, 1963 (Lot 591), Plan by (647) dated October 28, 1963 (Lot 592), Plan by (1692) dated August 1, 2018 (File No. 315-18), Maintenance Hole (Storm), Maintenance Hole (Sanitary), Underground Storm Sewer, Underground Sanitary Sewer, Overhead Wires, Utility Pole, Catch Basin, Gas Meter, Air Conditioner, Diameter, Chain Link Fence, Board Fence, Metal Fence, Stone Retaining Wall, Invert, Top of Grate, Underside of Eave, Top of Foundation, Centreline, Not to Scale, Location of Elevations, Top of Concrete Curb/Retaining Wall Elevation, Property Line, Deciduous Tree, Coniferous Tree.

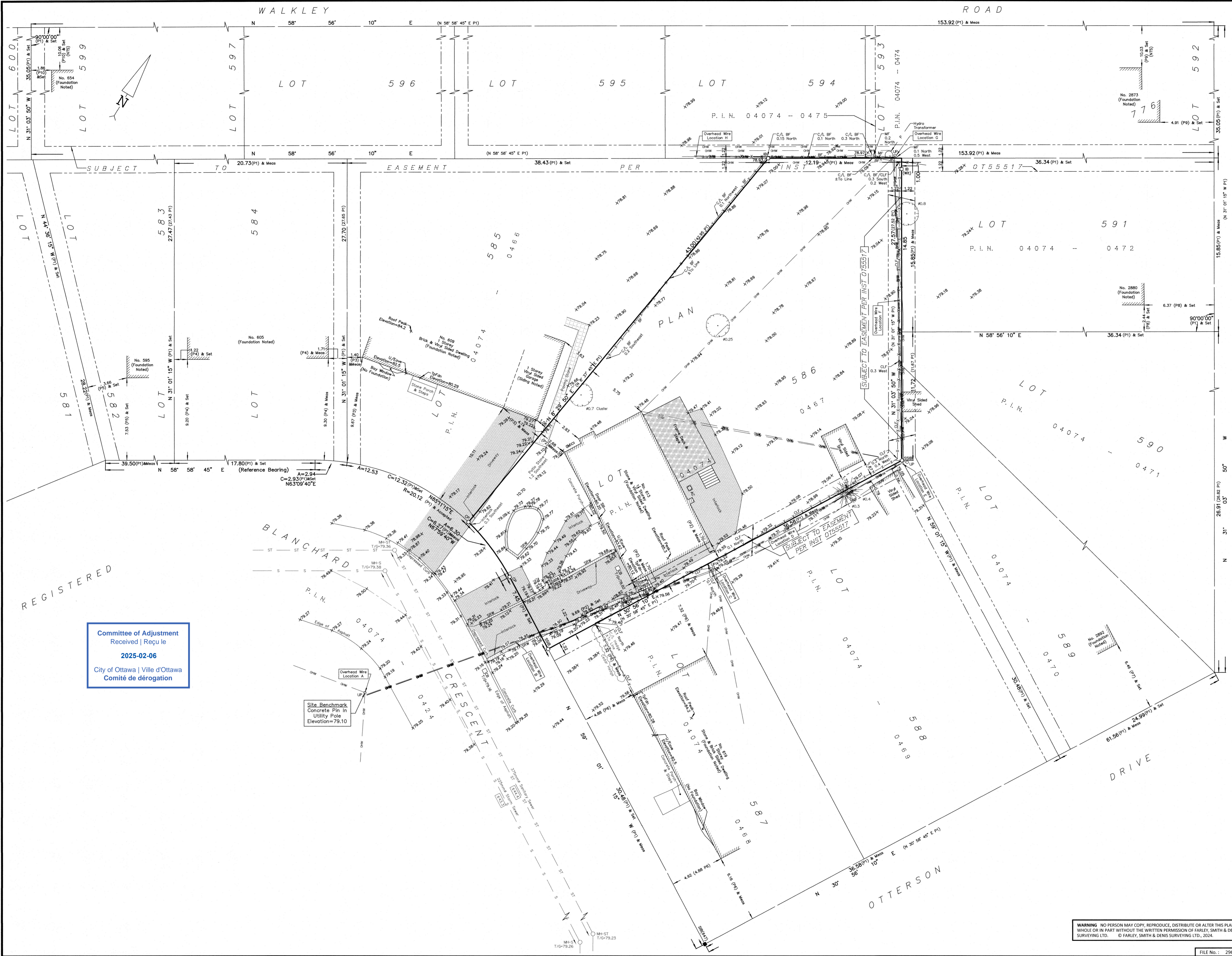
Site Area=992.5 sq.m.

Table with 3 columns: Overhead Wire Elevation Locations, Top Wire, Bottom Wire. Rows A through H.

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 6th day of September, 2024. Sep 12/2024 Date Emad Alrefaai Ontario Land Surveyor

This plan of survey relates to AOLS Plan Submission Form Number V-80518 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@fdsurveys.ca



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Site Benchmark Concrete Pin in Utility Pole Elevation=79.10

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.

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PRELIMINARY

613 BLANCHARD CRESCENT

DISCLAIMER NOTE:
- DUSTIN DESIGN & DRAFTING COMPANY IS NOT RESPONSIBLE FOR ANY PURCHASES REGARDING THE CONSTRUCTION (FLOOR & ROOF MATERIALS, WINDOWS & DOORS MATERIALS OR ANY OTHER TYPE OF MATERIALS IN ORDER TO BUILD THIS BUILDING).
- NONE OF THESE MATERIALS SHOULD BE PURCHASED UNTIL THE PERMIT PLANS HAS BEEN APPROVED BY THE CITY.
- THE OWNER(S) AND/OR CONTRACTOR(S) IS TAKING FULL RESPONSIBILITY ON THESE PURCHASES AND THE CONSEQUENCES THAT MAY OCCUR OF THESE DECISIONS.

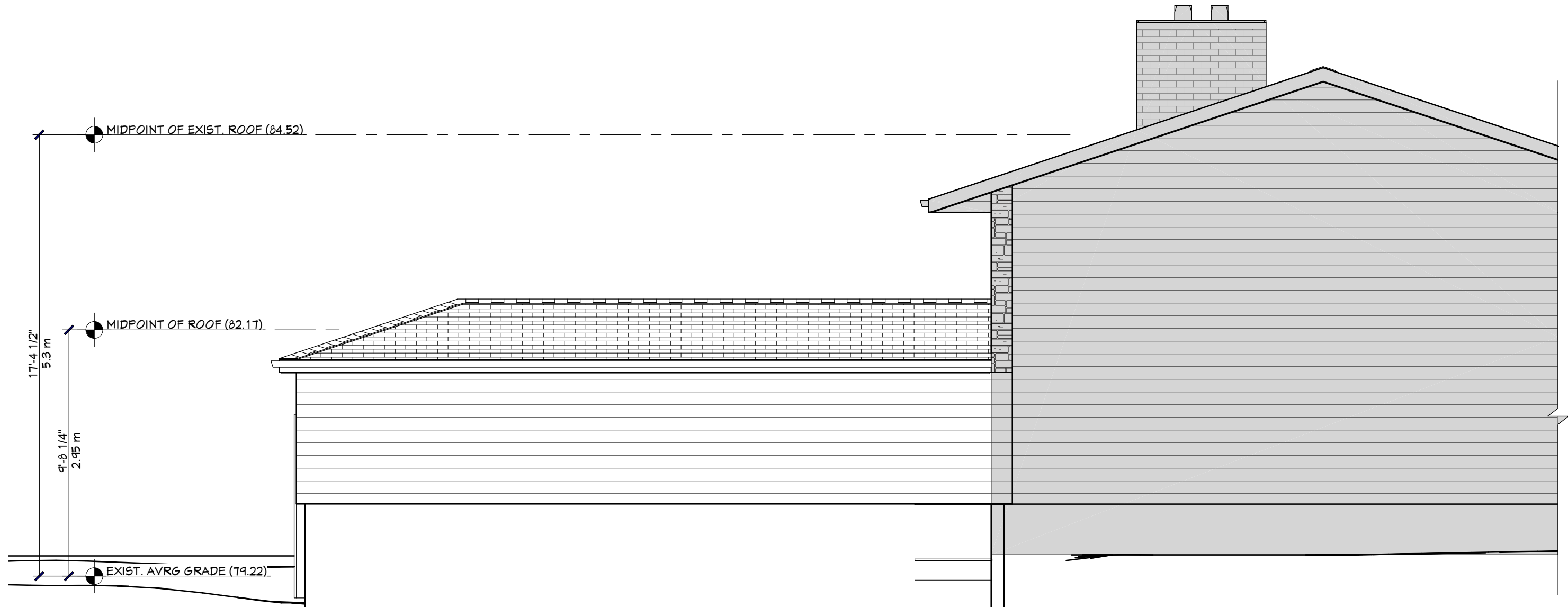
DRAWING: PROPOSED FRONT ELEVATION
SCALE: NTS
DATE: JANUARY 21, 2025



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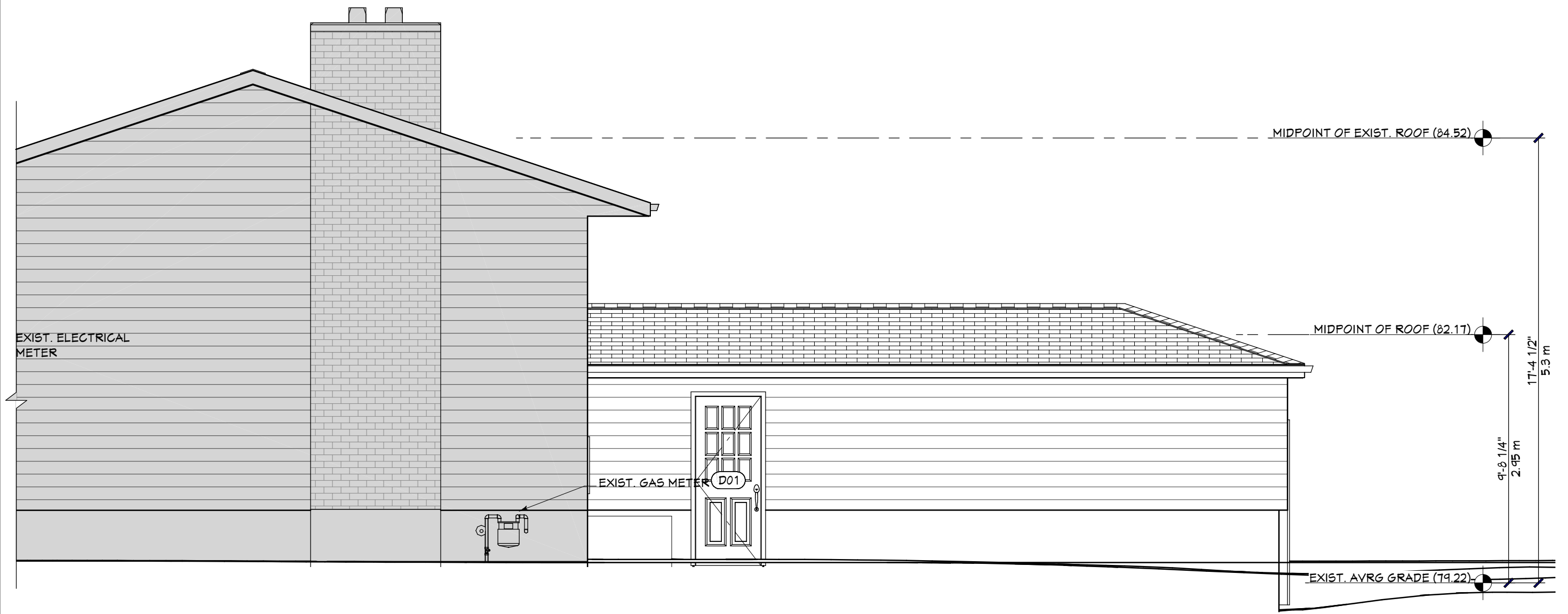
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DRAWING: PROPOSED LEFT SIDE ELEVATION
SCALE: NTS
DATE: JANUARY 21, 2025



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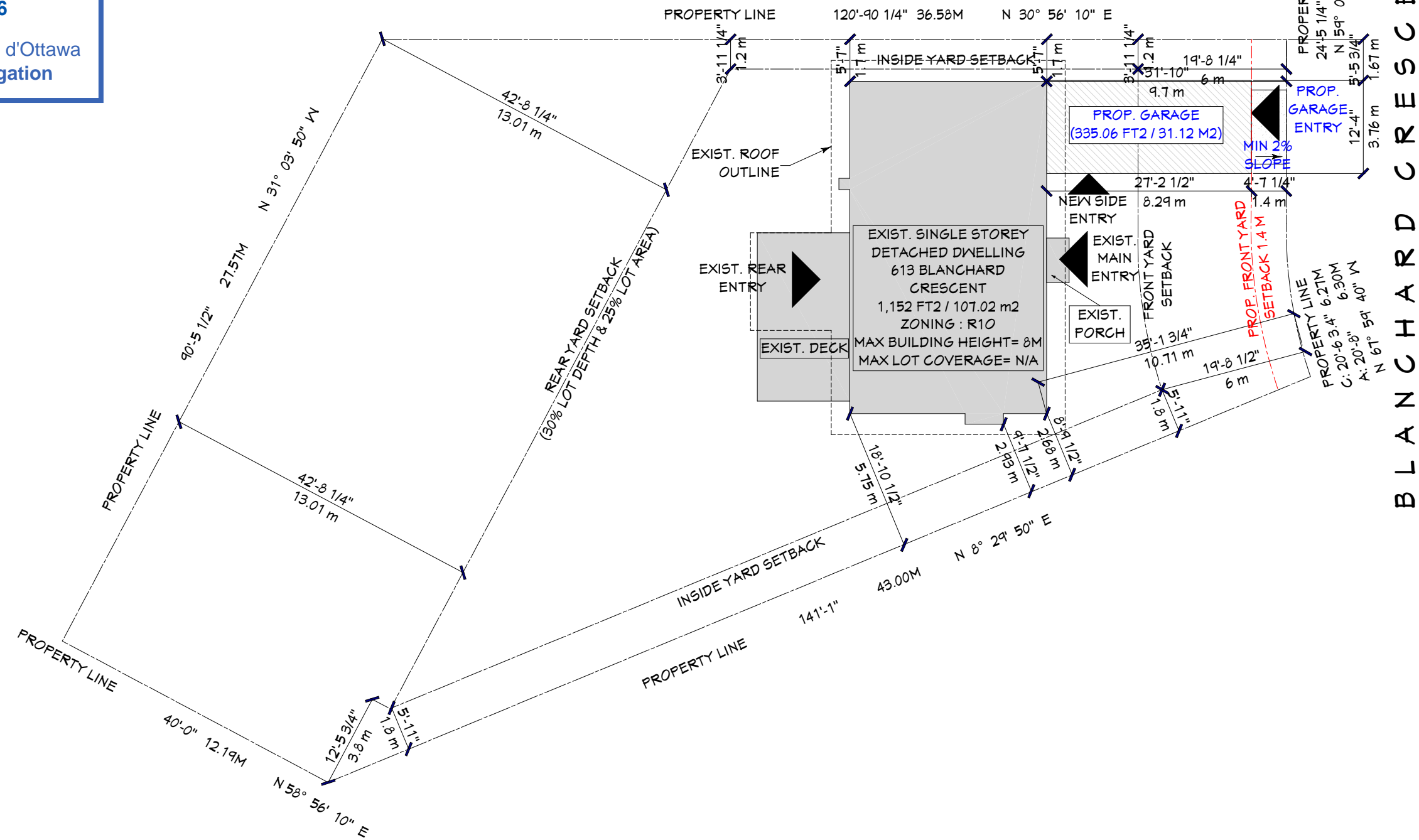
DRAWING: PROPOSED RIGHT SIDE ELEVATION
 SCALE: NTS
 DATE: JANUARY 21, 2025



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2025-02-06

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NOTES:
-PROPERTY LIMITS AND EXISTING BUILDING LOCATION FROM FARLEY, SMITH & DENIS SURVEYING LTD.
-ZONING INFORMATION FROM THE CITY OF OTTAWA
-AS THE FRONT ADDITION EXCEEDS THE FRONT YARD SETBACK, A MINOR VARIANCE IS REQ'D

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PRELIMINARY

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DRAWING: PROPOSED SITE PLAN
SCALE: NTS
DATE: JANUARY 21, 2025

