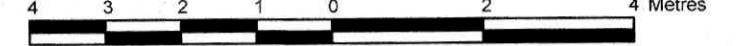


PART OF LOT 3  
BLOCK K  
REGISTERED PLAN 102  
CITY OF OTTAWA

Surveyed by Annis, O'Sullivan, Vollebek Ltd.

Scale 1 : 100



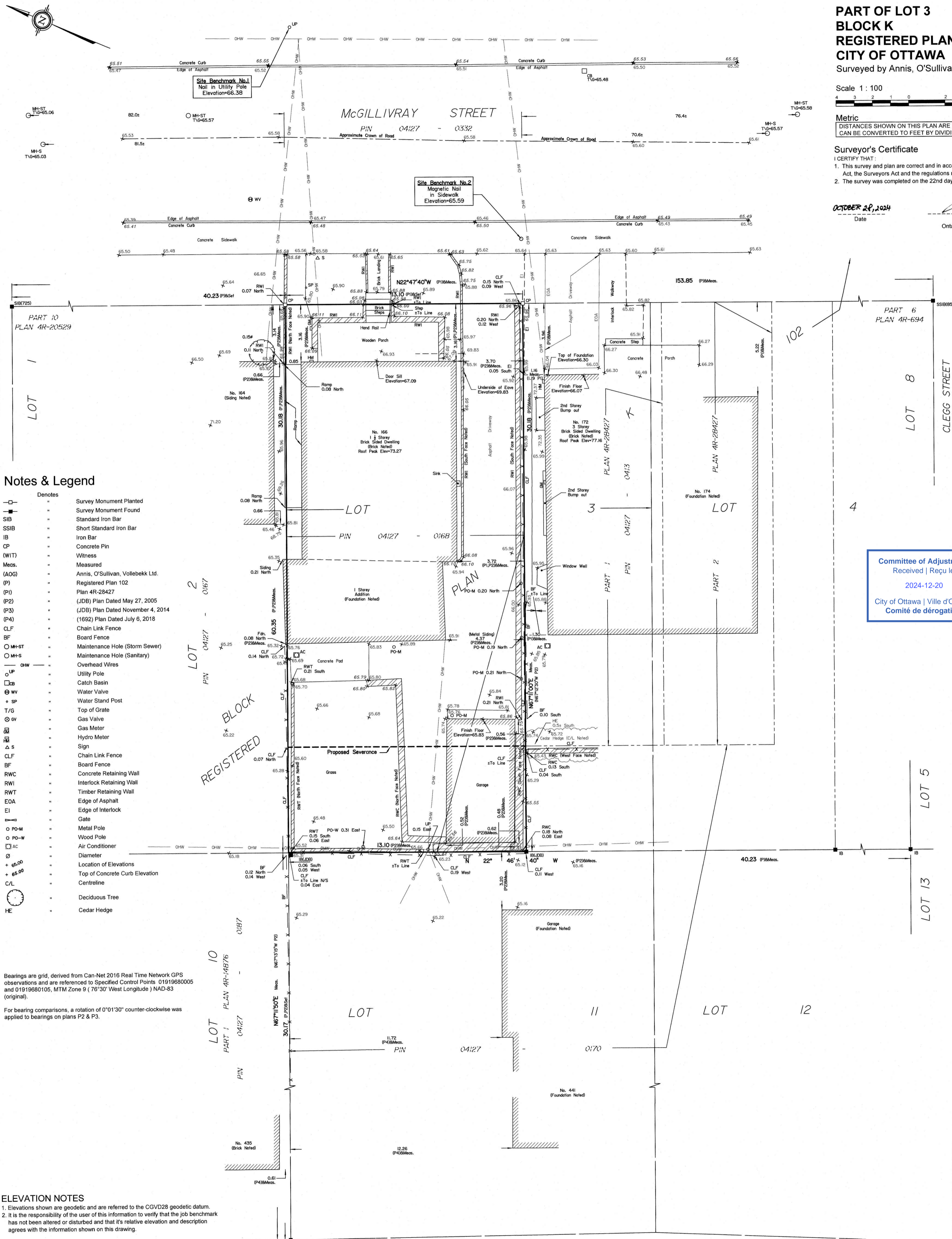
Metric  
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND  
CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

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 22nd day of October, 2024.

OCTOBER 24, 2024

Mirel Aradau
Ontario Land Surveyor



Notes & Legend

- Denotes
- Survey Monument Planted
- Survey Monument Found
- Standard Iron Bar
- Short Standard Iron Bar
- Iron Bar
- Concrete Pin
- Witness
- Measured
- Annis, O'Sullivan, Vollebek Ltd.
- Registered Plan 102
- (P1) Plan Dated May 27, 2005
- (P2) (JDB) Plan Dated November 4, 2014
- (P4) (1692) Plan Dated July 6, 2018
- Chain Link Fence
- Board Fence
- Maintenance Hole (Storm Sewer)
- Maintenance Hole (Sanitary)
- Overhead Wires
- Utility Pole
- Catch Basin
- Water Valve
- Water Stand Post
- Top of Gate
- Gas Valve
- Gas Meter
- Hydro Meter
- Sign
- Chain Link Fence
- Board Fence
- Concrete Retaining Wall
- Interlock Retaining Wall
- Timber Retaining Wall
- Edge of Asphalt
- Edge of Interlock
- Gate
- Metal Pole
- Wood Pole
- Air Conditioner
- Diameter
- Location of Elevations
- Top of Concrete Curb Elevation
- Centreline
- Deciduous Tree
- Cedar Hedge

Bearings are grid, derived from Can-Net 2016 Real Time Network GPS observations and are referenced to Specified Control Points 01919680005 and 01919680105, MTM Zone 9 (76°30' West Longitude) NAD-83 (original).

For bearing comparisons, a rotation of 0°01'30" counter-clockwise was applied to bearings on plans P2 & P3.

ELEVATION NOTES

- 1. Elevations shown are geodetic and are referred to the CGVD28 geodetic datum.
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. A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc.

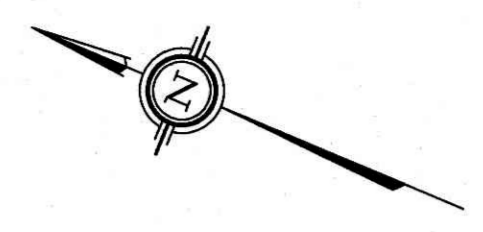
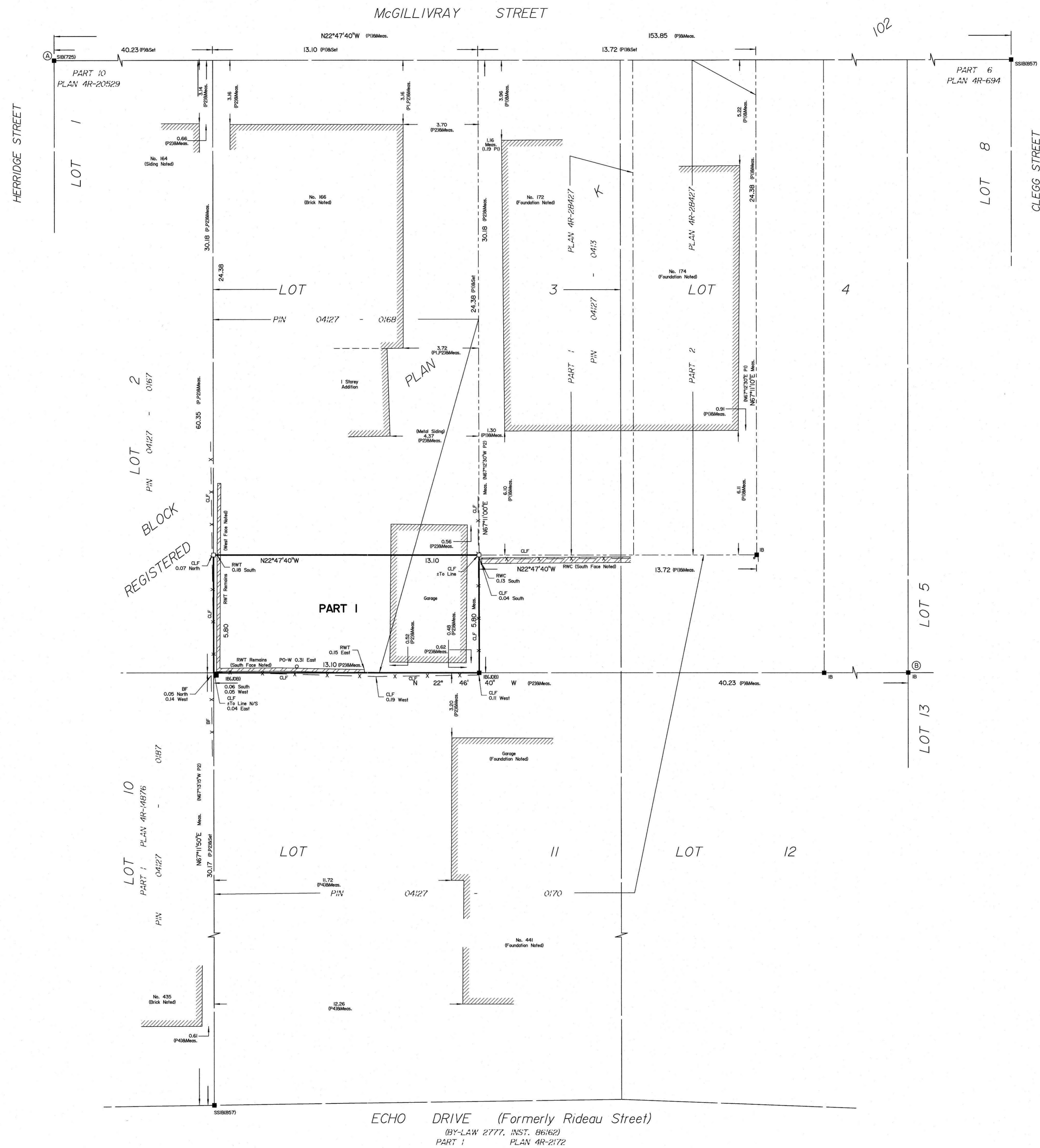
Committee of Adjustment
Received | Reçu le
2024-12-20
City of Ottawa | Ville d'Ottawa
Comité de dérogation

ECHO DRIVE (Formerly Rideau Street)
(PY-LAW 2777, INST. 86162)
PART 1 PLAN 4R-2172

ANNIS, O'SULLIVAN, VOLLEBEK LTD.
14 Concourse Gate, Suite 500
Nepean, Ont. K2E 7S6
Phone: (613) 727-0850 / Fax: (613) 727-1079
Email: Napsan@aosvl.com
Ontario Land Surveyors
Reg. No. 24911-24, RPA, Div. P1.1, 3, Bk. K, RPI02, O.F.

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
V-90440
THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR. In accordance with Regulation 1026, Section 29 (3).





SCHEDULE				
PART	LOT	BLOCK	PLAN	PIN
1	PART OF 3	K	102	PART OF 04127-0168

PLAN OF SURVEY OF  
**PART OF LOT 3  
 BLOCK K  
 REGISTERED PLAN 102  
 CITY OF OTTAWA**  
 Surveyed by Annis, O'Sullivan, Vollebek Ltd.

Scale 1 : 100  
  
 The intended plot size of the plan is 914 mm in width by 610 mm in height when plotted at a scale of 1:100.

Metric  
 DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

**Surveyor's Certificate**  
 I CERTIFY THAT:  
 1. This survey and plan are correct and in accordance with the Survey Act, the Surveyors Act and the Land Titles Act and the regulations made under them.  
 2. The survey was completed on the \_\_\_ day of \_\_\_\_\_, 2024.  
 MMM DD YYYY Date Mirel Aradau Ontario Land Surveyor

- Notes & Legend**
- |        |         |                                   |
|--------|---------|-----------------------------------|
| □      | Denotes | Survey Monument Planted           |
| ■      |         | Survey Monument Found             |
| SIB    |         | Standard Iron Bar                 |
| SSIB   |         | Short Standard Iron Bar           |
| IB     |         | Iron Bar                          |
| (WIT)  |         | Witness                           |
| Meas.  |         | Measured                          |
| (ADG)  |         | Annis, O'Sullivan, Vollebek Ltd.  |
| (P)    |         | Registered Plan 102               |
| (P1)   |         | Plan 4R-28427                     |
| (P2)   |         | (JDB) Plan Dated May 27, 2005     |
| (P3)   |         | (JDB) Plan Dated November 4, 2014 |
| (P4)   |         | (1692) Plan Dated July 6, 2018    |
| CLF    |         | Chain Link Fence                  |
| BF     |         | Board Fence                       |
| RWC    |         | Concrete Retaining Wall           |
| RWT    |         | Wooden Retaining Wall             |
| o PO-W |         | Wood Pole                         |

Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.999951.  
 Bearings are grid, derived from Can-Net 2016 Real Time Network GPS observations on reference points A and B, shown hereon, having a bearing of N02°14'00"W and are referenced to Specified Control Points 0191968005 and 01919680105, MTM Zone 9 ( 76°30' West Longitude ) NAD-83 (original).  
 For bearing comparisons, a rotation of 0°01'30" counter-clockwise was applied to bearings on plans P2 & P3.  
 Coordinates are derived from Can-Net 2016 Real Time Network GPS observations referenced to Specified Control Points 01919680005 and 01919680105, MTM Zone 9 ( 76°30' West Longitude ) NAD-83 (original).  
 Coordinate values are to urban accuracy in accordance with O. Reg. 216/10.

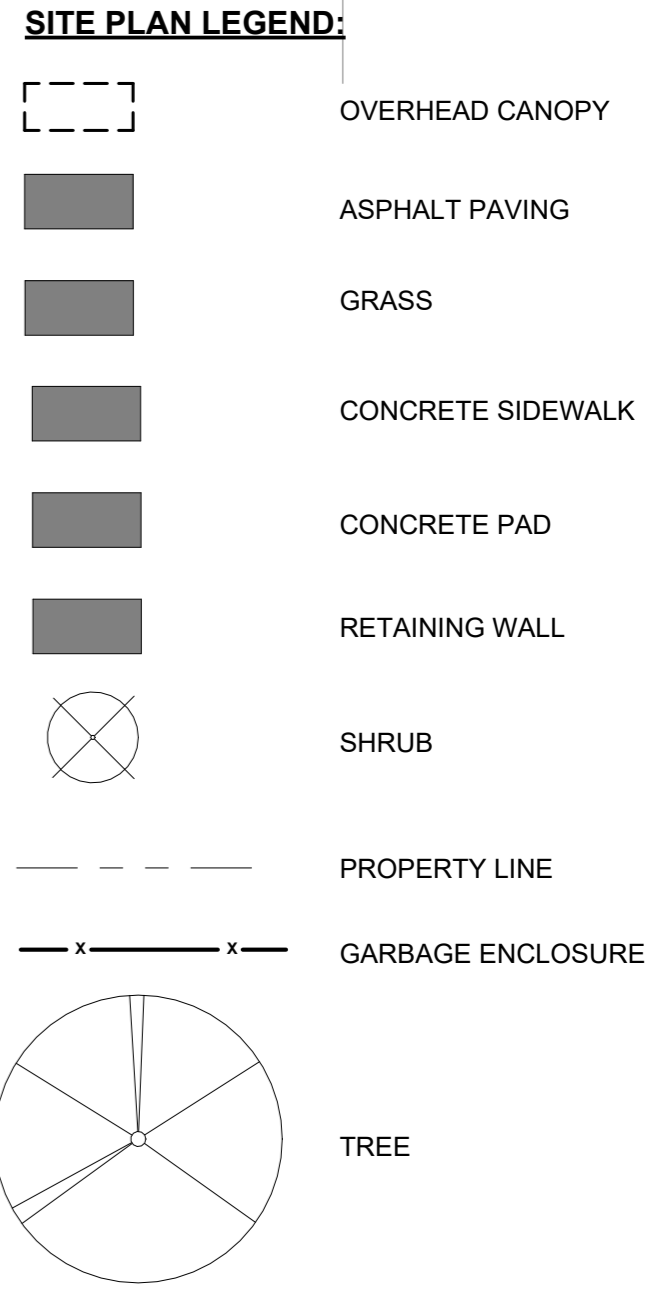
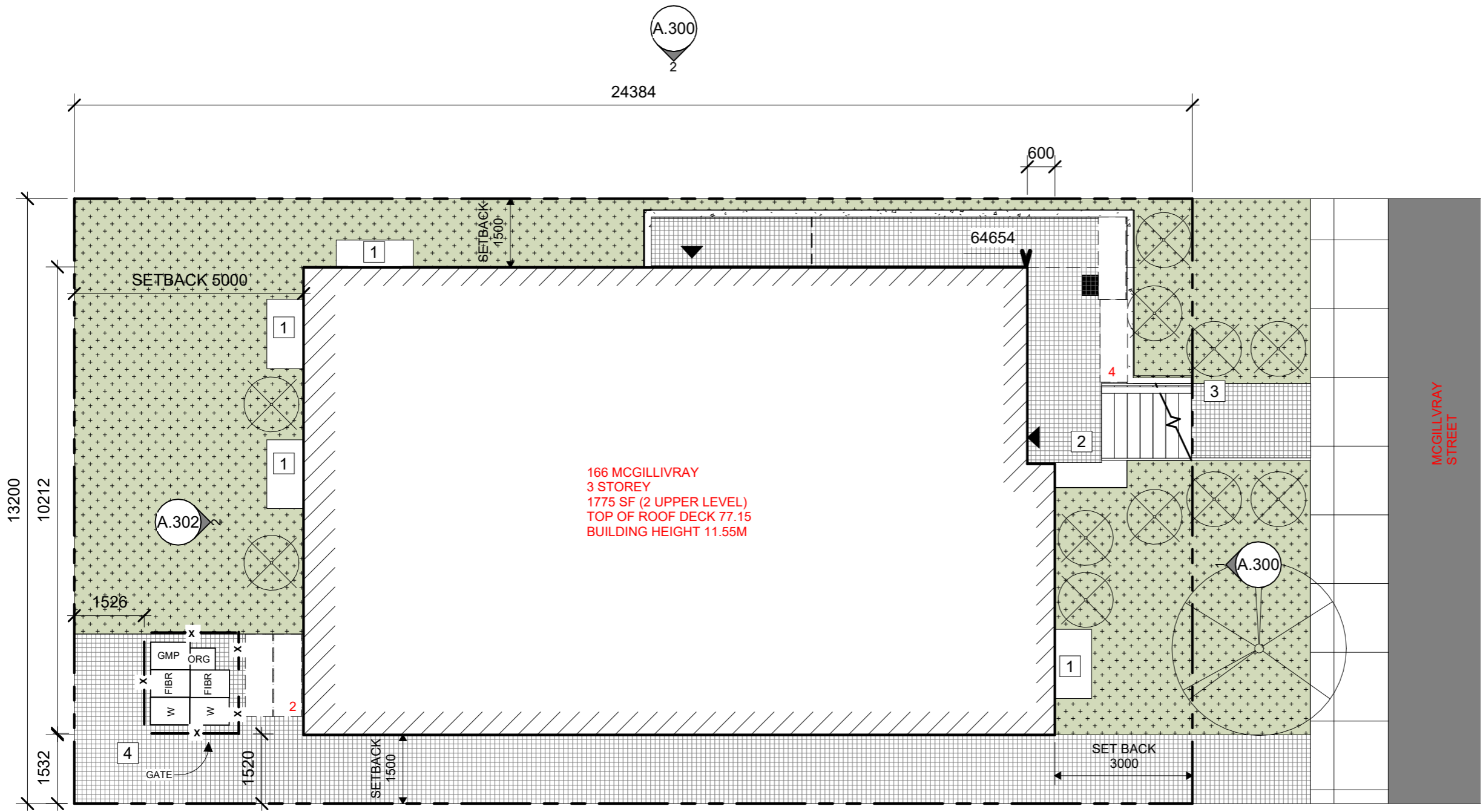
.01919680005	Northing	5027191.26	Eastings	361496.76
.01919680105	Northing	5024915.16	Eastings	373971.65
.Point A	Northing	5026944.08	Eastings	368997.24
.Point B	Northing	5029858.19	Eastings	369000.98

Caution: Coordinates cannot, in themselves, be used to re-establish corners or boundaries shown on this plan.

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ECHO DRIVE (Formerly Rideau Street)  
 (BY-LAW 2777, INST. 86162)  
 PART 1 PLAN 4R-2172





**1 Site Plan 1**  
A.100 1 : 100

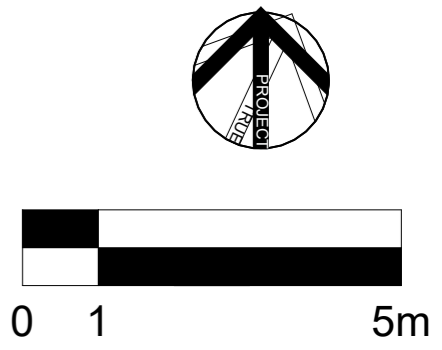
<b>WASTE STORAGE</b>	<b>REAR YARD SETBACK</b>	<b>SIDE YARD SETBACK</b>	<b>FRONT YARD SETBACK</b>
GMP BINS: 1X 360L	5000 MM	1500 MM	3000 MM
FIBER BINS: 2X 360L	<b>REAR YARD SOFT LANDSCAPING</b>		<b>ADDITIONAL FRONT FACADE SETBACK 600MM</b>
WASTE BINS: 2X 360L	45M <sup>2</sup>		<b>42% OF FRONTAGE</b>
ORGANIC BINS: 1X 57L			

**SITE PLAN KEYNOTES:**

- 1 WINDOW WELL
- 2 MAILBOXES/INTERCOM
- 3 BIKEWAY
- 4 BIKE STORAGE + GARBAGE STORAGE

# NUMBER OF BIKE PARKING SPACES

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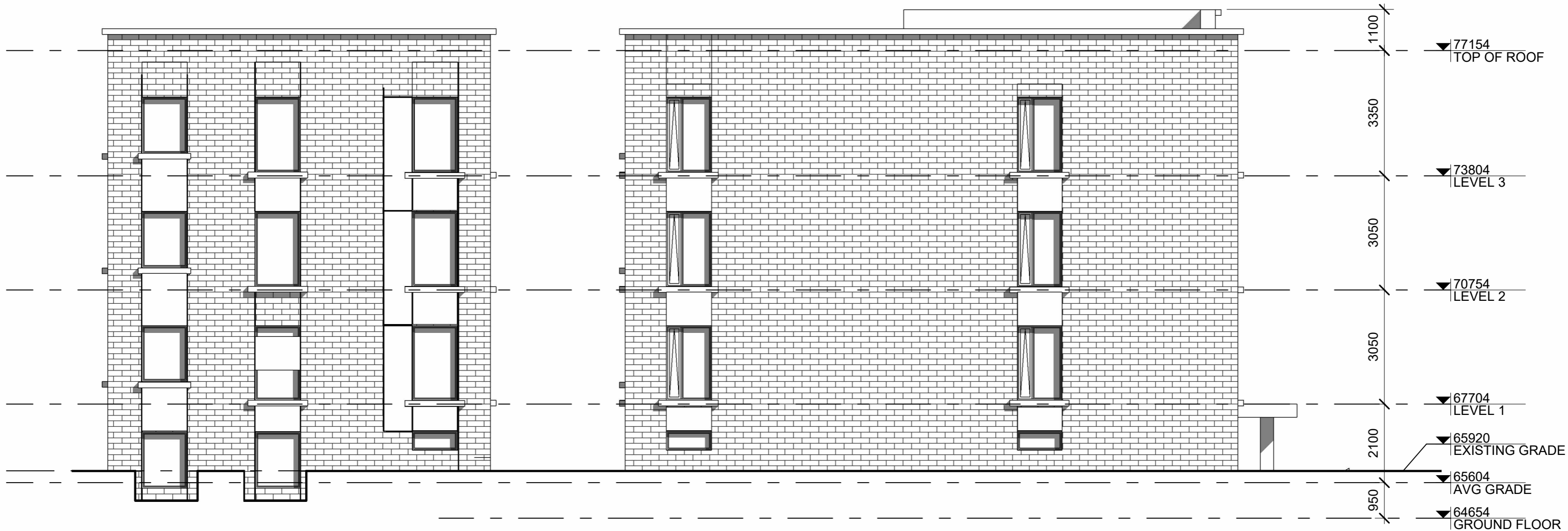


**1 EAST ELEVATION** Front Facade:  
25% Fenestration  
A.300 1:100

**Committee of Adjustment**  
 Received | Reçu le  
 2025-01-14  
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 Comité de dérogation

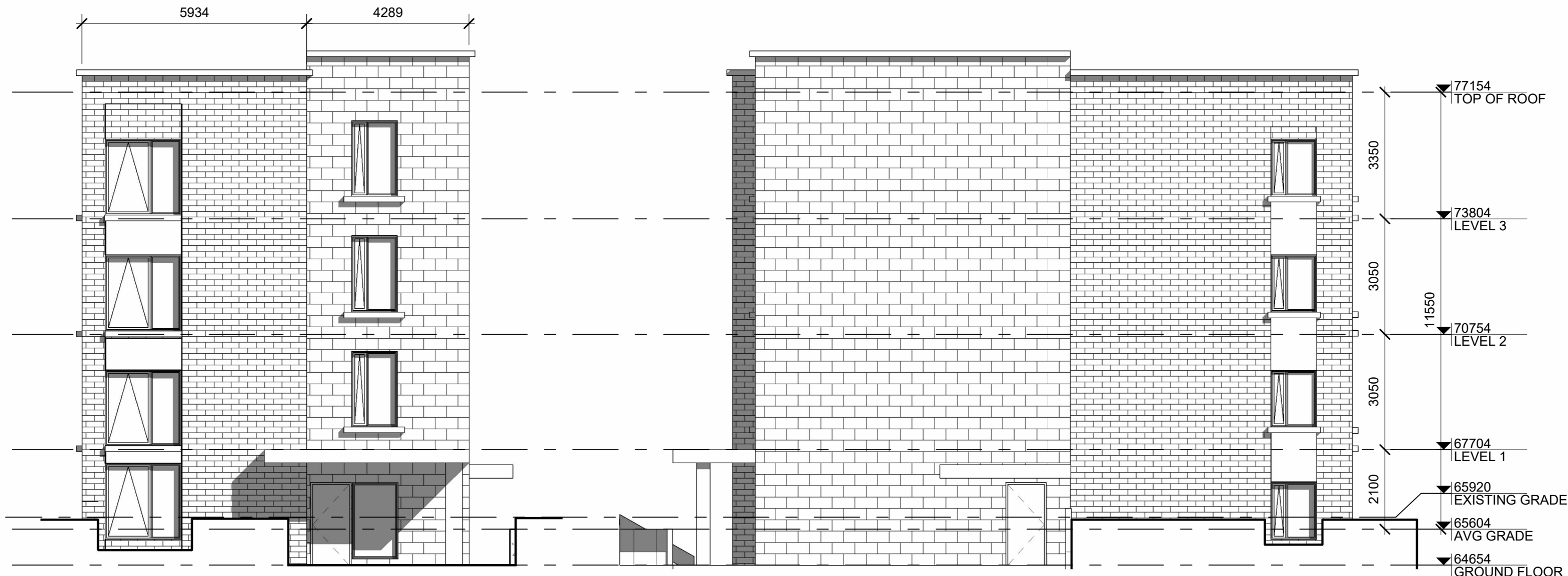
**2 NORTH ELEVATION**  
A.300 1:100

Committee of Adjustment  
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**2 WEST ELEVATION**  
 A.302 1:100

**1 SOUTH ELEVATION**  
 A.302 1:100

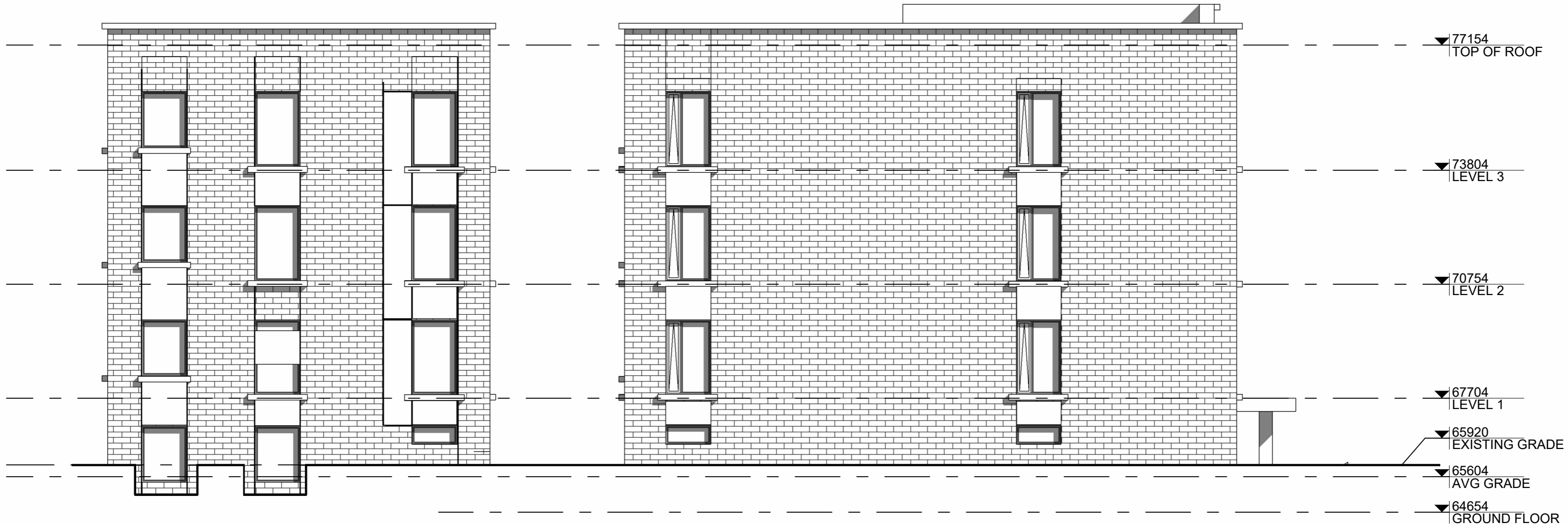


**1 EAST ELEVATION** Front Facade:  
25% Fenestration  
A.300 | 1:100

**2 NORTH ELEVATION**  
A.300 | 1:100

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**2 WEST ELEVATION**  
A.302 1:100

**1 SOUTH ELEVATION**  
A.302 1:100

**Committee of Adjustment**  
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