

Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.999933.

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 N44°08'20"W and are referenced to Specified Control Points 01919680005 and 01919750705, MTM Zone 9 (76°30' West Longitude) NAD-83 (original).

For bearing comparisons, a rotation of 0°33'30" counter-clockwise was applied to bearings on plans P1, P2, P7, P8 and P9.

Coordinates are derived from Can-Net 2016 Real Time Network GPS observations referenced to Specified Control Points 01919680005 and 01919750705, 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 Easting 361496.76
 . 01919750705 Northing 5016816.93 Easting 360806.84
 . Point A Northing 5024459.50 Easting 366629.54
 . Point B Northing 5024386.72 Easting 366700.16

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

SCHEDULE				
AREA (Sq.m.)	PART	ALL OF LOT	PLAN	ALL OF PIN
999	1	99	289002	04050-0061
1024	2			

PLAN OF SURVEY OF
LOT 99
REGISTERED PLAN 289002
CITY OF OTTAWA
 Surveyed by Annis, O'Sullivan, Vollebek Ltd.

Scale 1 : 250

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

The intended plot size of the plan is 762 mm in width by 457 mm in height when plotted at a scale of 1:250.

Surveyor's Certificate
 I CERTIFY THAT:
 1. 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.
 2. The survey was completed on the ___ day of _____, 2025.

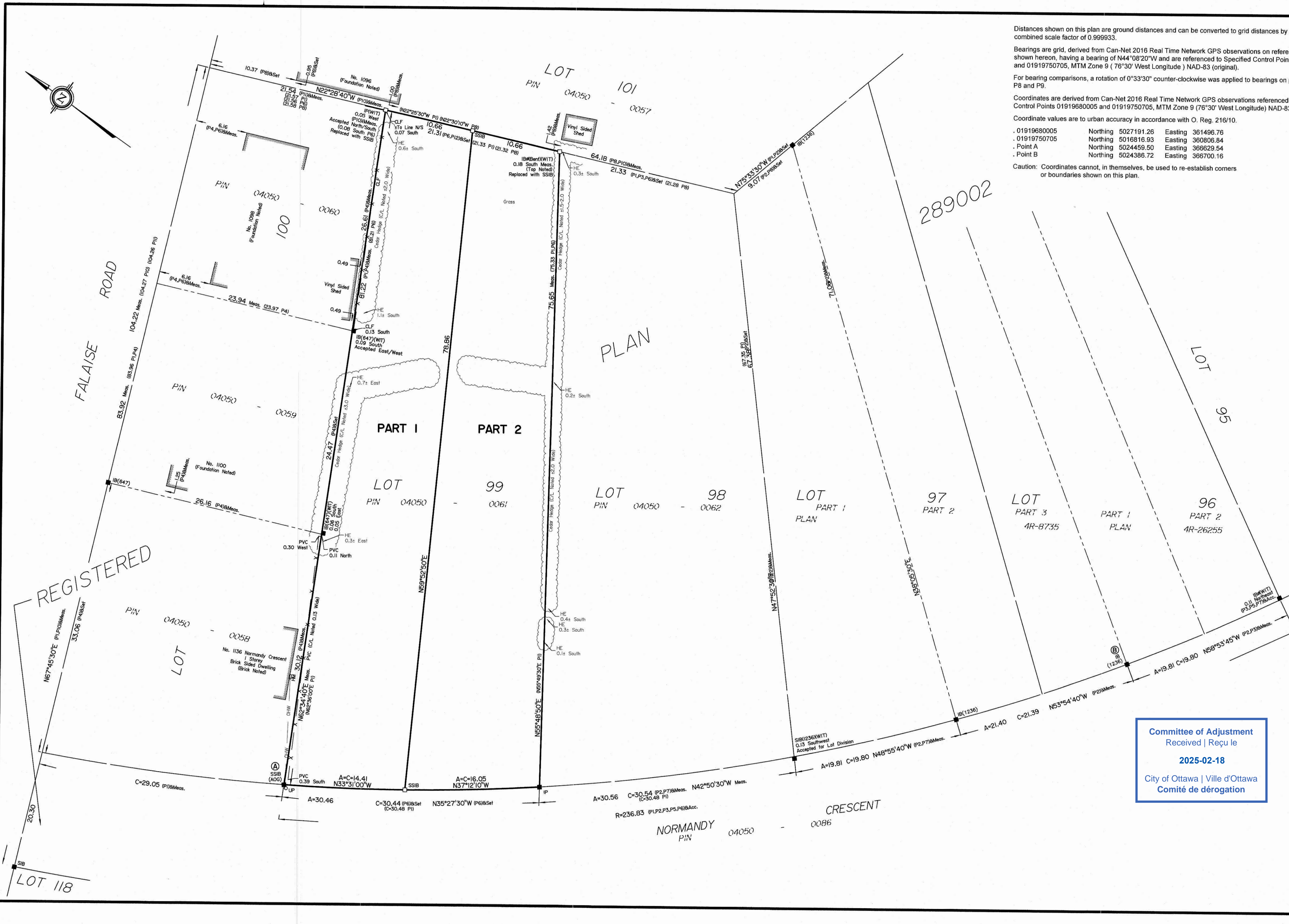
Date _____
 E. H. Herweyer
 Ontario Land Surveyor

This plan of survey relates to AOLS Plan Submission Form Number V-_____

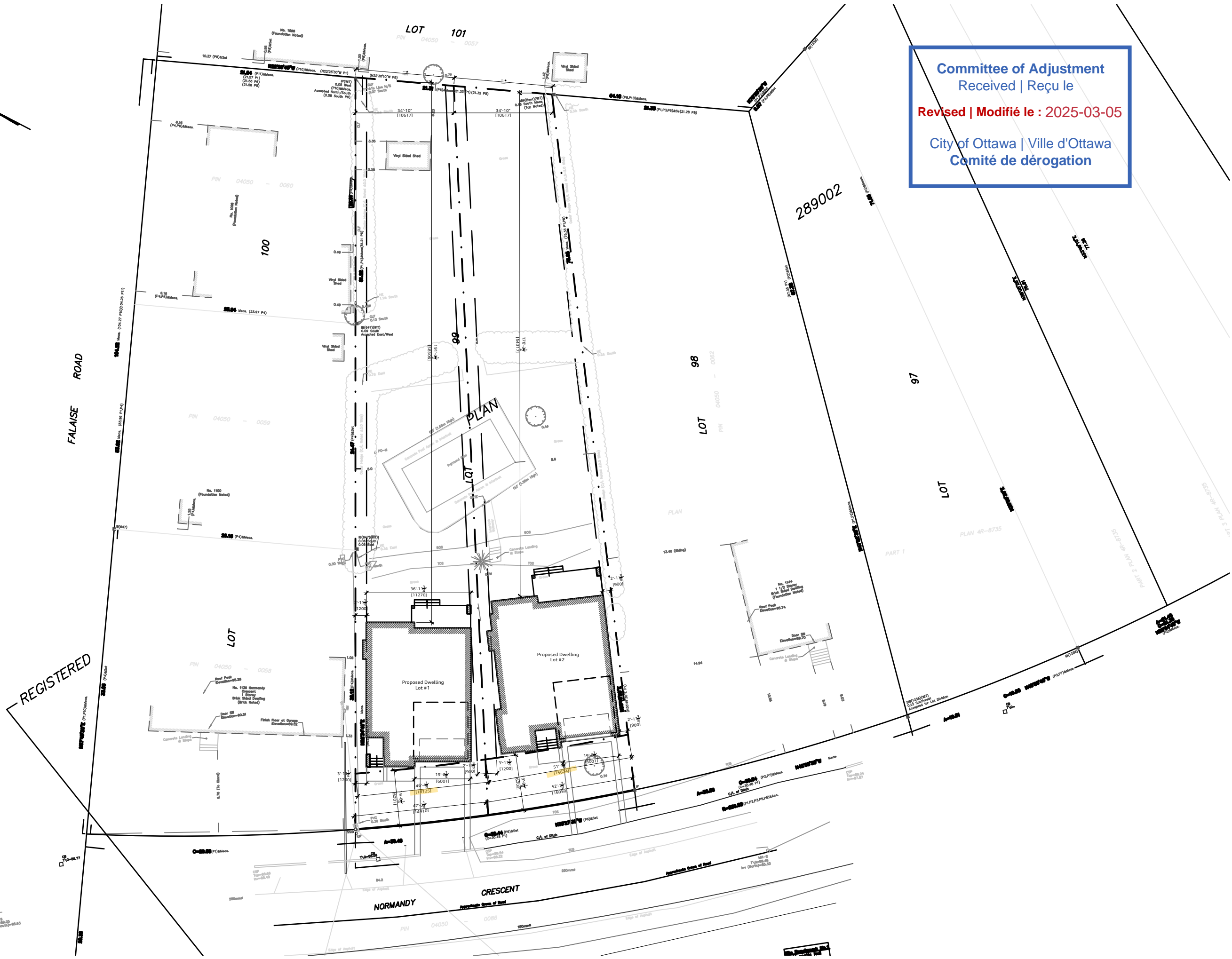
Notes & Legend

□	Denotes	Survey Monument Planted
■	"	Survey Monument Found
SIB	"	Standard Iron Bar
SSIB	"	Short Standard Iron Bar
IB	"	Iron Bar
IBØ	"	Round Iron Bar
IP	"	Iron Pipe
(WIT)	"	Witness
Meas.	"	Measured
Acc.	"	Accepted
(AOG)	"	Annis, O'Sullivan, Vollebek Ltd.
(P1)	"	Registered Plan 289002
(P2)	"	Plan 4R-8735
(P3)	"	(AOG) Plan Dated September 5, 2012
(P4)	"	(647) Plan Dated July 16, 1969 (Revised May 14, 1975)
(P5)	"	Plan 4R-24822
(P6)	"	(632) Field Notes Dated June 13, 1961
(P7)	"	(AOG) Plan Dated November 4, 2005
(P8)	"	(1236) Plan Dated August 25, 2005
(P9)	"	(647) Field Notes Dated June 14, 1970
(P10)	"	(1236) Plan Dated May 6, 1996
(P11)	"	(647) Field Notes Dated July 14, 1969
(P12)	"	(AOG) Plan dated October 17, 2024
OHW	"	Overhead Wires
CLF	"	Chain Link Fence
PVC	"	PVC Fence

Committee of Adjustment
 Received | Reçu le
2025-02-18
 City of Ottawa | Ville d'Ottawa
 Comité de dérogation

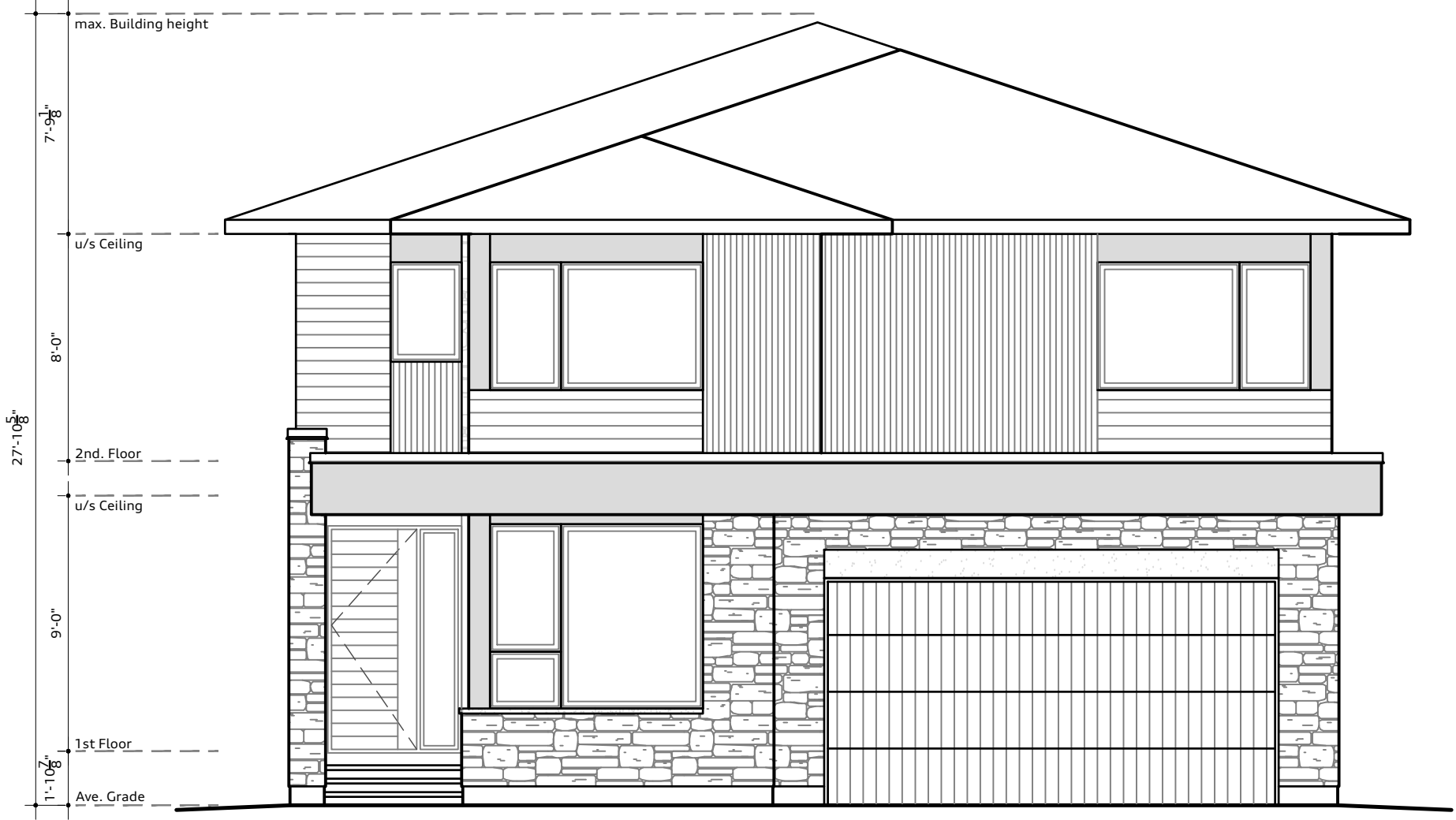


Committee of Adjustment
Received | Reçu le
Revised | Modifié le : 2025-03-05
City of Ottawa | Ville d'Ottawa
Comité de dérogation



Proposed #1140 Normandy Crescent
Site Plan
scale - 1:400

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City of Ottawa | Ville d'Ottawa
Comité de dérogation



F r o n t E l e v a t i o n
Lot #1

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 1 - Front elevation

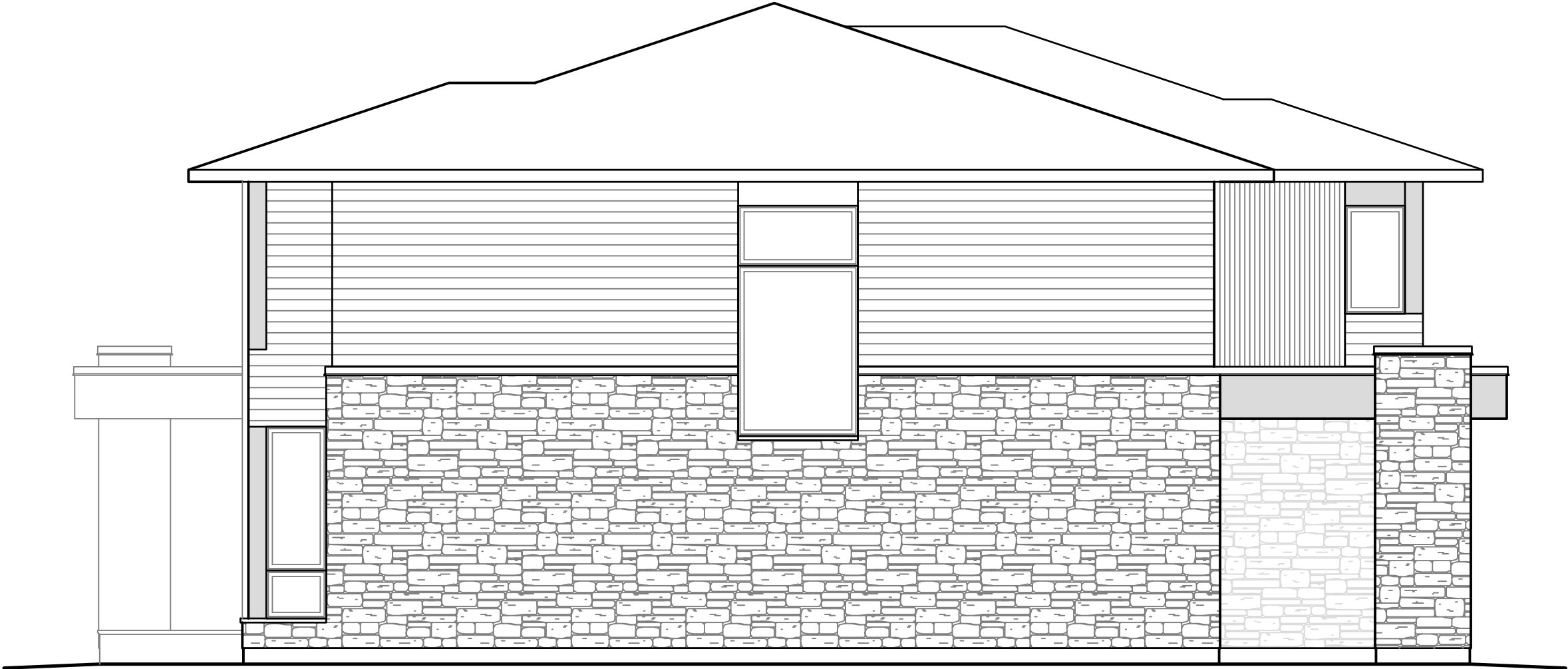
Committee of Adjustment
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2025-02-18
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Comité de dérogation



R e a r E l e v a t i o n
Lot #1

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 1 - Rear elevation

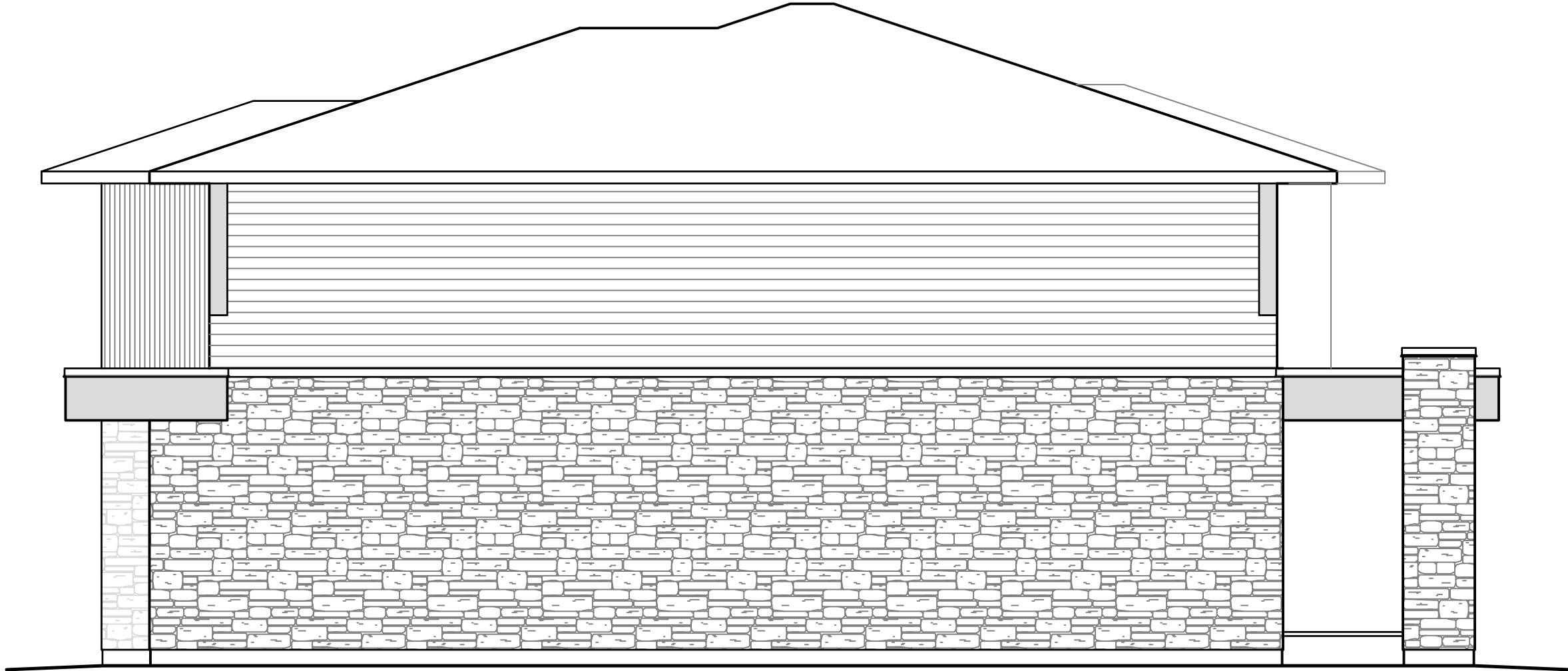
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L e f t s i d e E l e v a t i o n
Lot #1

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 1 - Left side elevation

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R i g h t s i d e E l e v a t i o n
Lot #1

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 1 - Left side elevation

Committee of Adjustment
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F r o n t E l e v a t i o n
Lot #2

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 2 - Front elevation

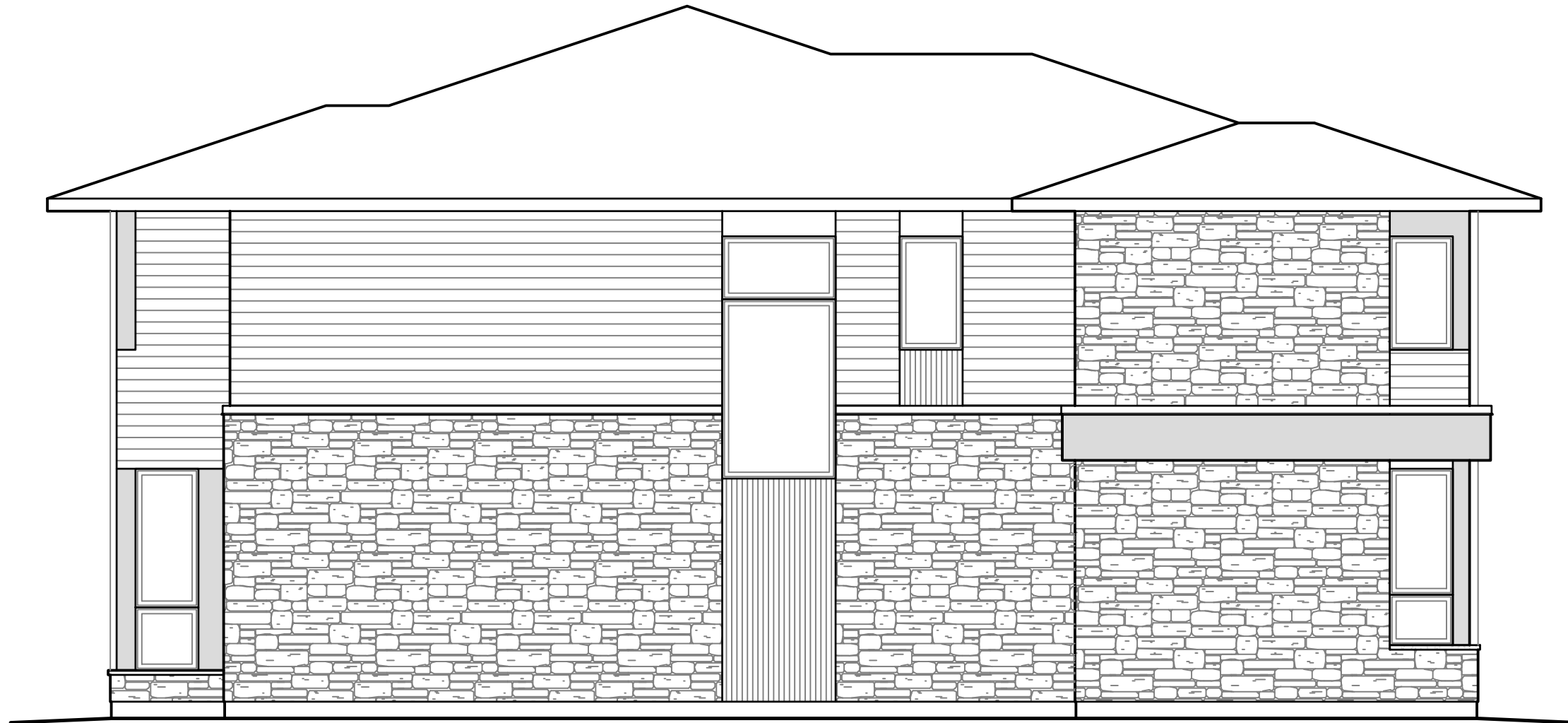
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2025-02-18
City of Ottawa | Ville d'Ottawa
Comité de dérogation



R e a r E l e v a t i o n
Lot #2

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 2 - Rear elevation

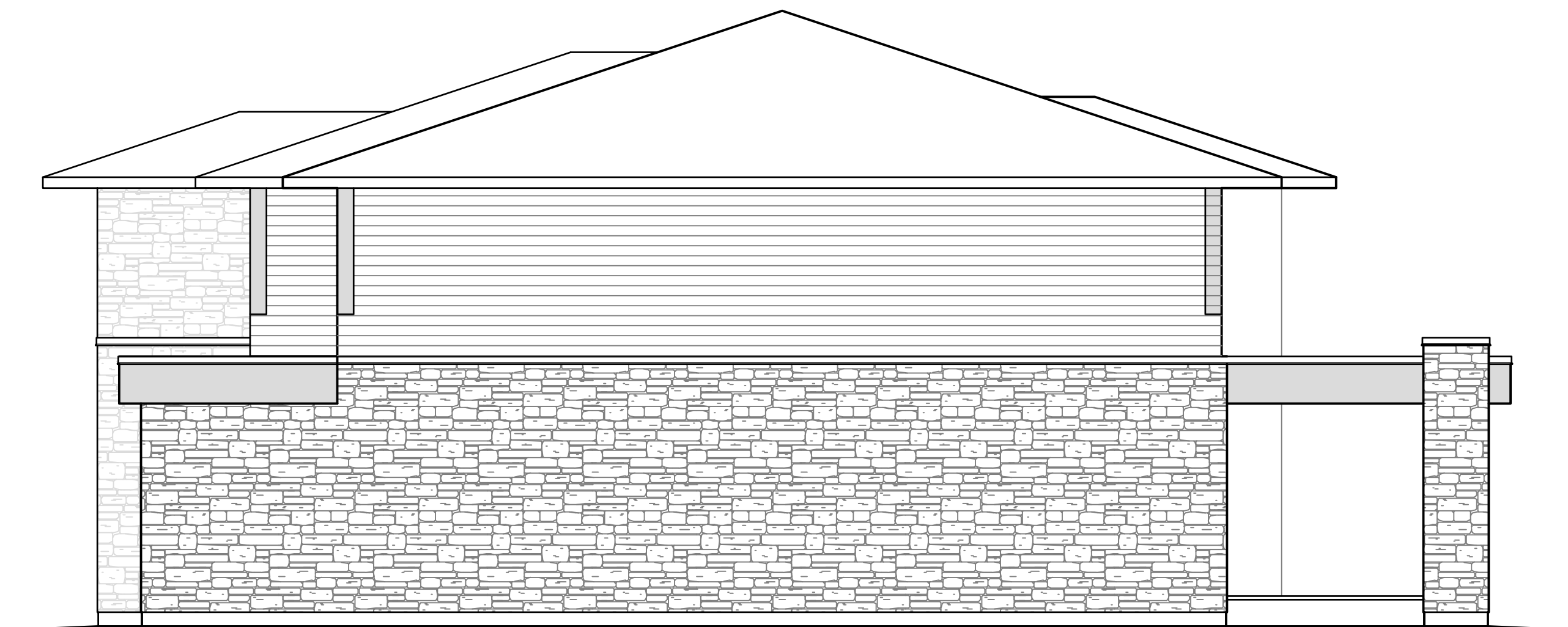
Committee of Adjustment
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2025-02-18
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Comité de dérogation



L e f t s i d e E l e v a t i o n
Lot #2

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 2 - Left elevation

Committee of Adjustment
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2025-02-18
City of Ottawa | Ville d'Ottawa
Comité de dérogation



R i g h t s i d e E l e v a t i o n
Lot #2

P r o p o s e d # 1 1 4 0 N o r m a n d y C r e s c e n t
Lot 2 - Right elevation

SURVEYORS REAL PROPERTY REPORT WITH TOPOGRAPHIC INFORMATION

PART 1 Plan of
LOT 99
REGISTERED PLAN 289002
CITY OF OTTAWA
 Surveyed by Annis, O'Sullivan, Vollebek Ltd.

Committee of Adjustment
 Reçu / Reçu le
2025-02-18
 City of Ottawa | Ville d'Ottawa
 Comité de dérogation

Scale 1 : 150

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

PART 2
 THIS PLAN MUST BE READ IN CONJUNCTION WITH SURVEY REPORT DATED: October 17, 2024

Surveyor's Certificate
 I CERTIFY THAT:
 1. This survey and plan are correct and in accordance with the Surveyors Act, the Surveyors Regulations and the regulations made under them.
 2. The survey was completed on the 9th day of October, 2024.

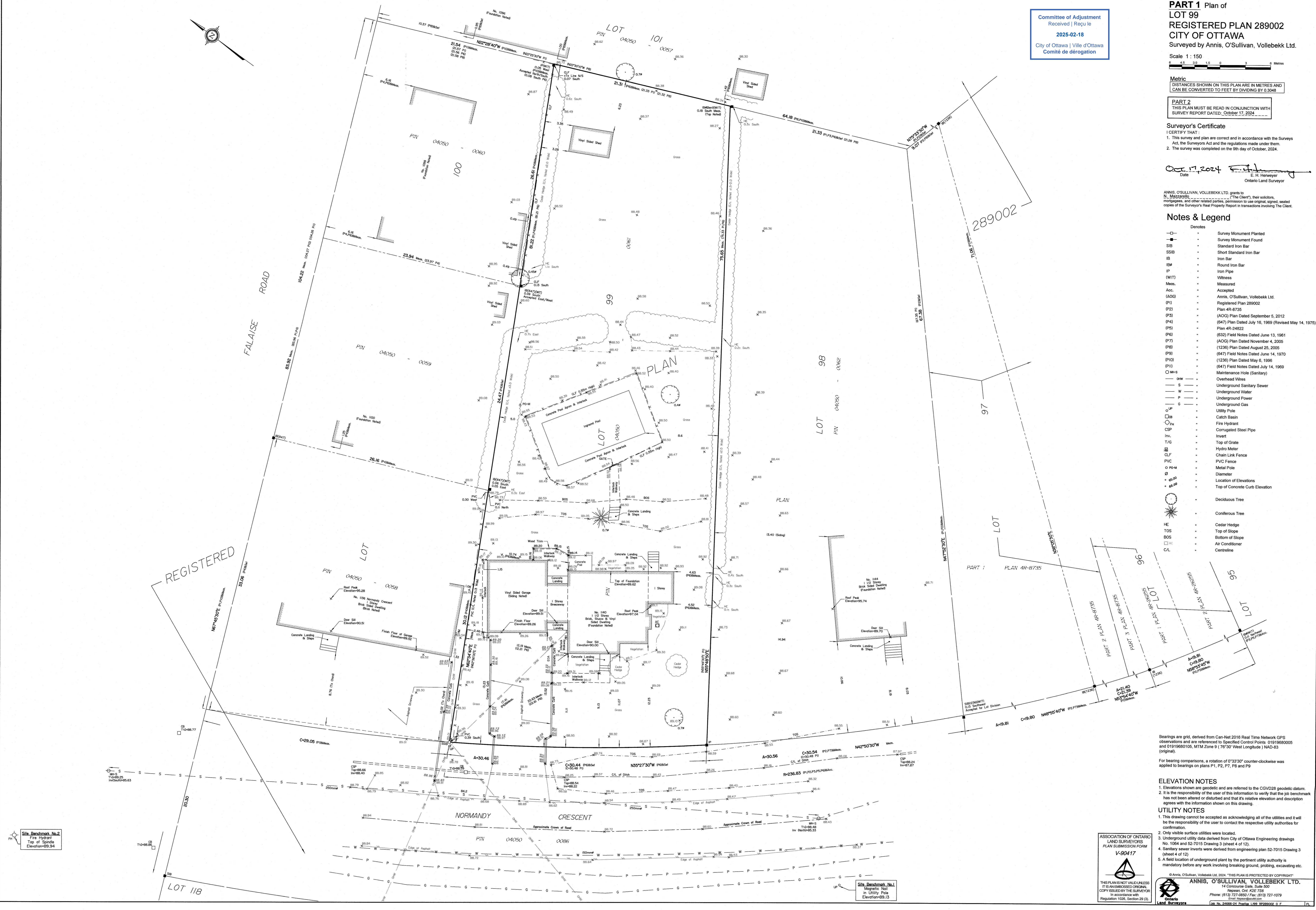
Oct 17 2024
 Date

 E. H. Henweyer
 Ontario Land Surveyor

ANNIS, O'SULLIVAN, VOLLEBEK LTD. grants to (The Client), their solicitors, mortgagees, and other related parties, permission to use original, signed, sealed copies of the Surveyor's Real Property Report in transactions involving The Client.

Notes & Legend

Denotes	
—○—	Survey Monument Planted
—■—	Survey Monument Found
SIB	Standard Iron Bar
SSIB	Short Standard Iron Bar
IB	Iron Bar
IBB	Round Iron Bar
IP	Iron Pipe
(WIT)	Witness
Meas.	Measured
Acc.	Accepted
(AOG)	Annis, O'Sullivan, Vollebek Ltd.
(P1)	Registered Plan 289002
(P2)	Plan 4R-8735
(P3)	(AOG) Plan Dated September 5, 2012
(P4)	(647) Plan Dated July 16, 1969 (Revised May 14, 1975)
(P5)	Plan 4R-24822
(P6)	(632) Field Notes Dated June 13, 1961
(P7)	(AOG) Plan Dated November 4, 2005
(P8)	(1236) Plan Dated August 25, 2005
(P9)	(647) Field Notes Dated June 14, 1970
(P10)	(1236) Plan Dated May 5, 1995
(P11)	(647) Field Notes Dated July 14, 1969
○ M+S	Maintenance Hole (Sanitary)
—○—	Overhead Wires
—S—	Underground Sanitary Sewer
—W—	Underground Water
—P—	Underground Power
—G—	Underground Gas
○ LP	Utility Pole
□ CB	Catch Basin
○ FH	Fire Hydrant
CSP	Corrugated Steel Pipe
Inv.	Invert
T/G	Top of Grate
Hydro Meter	Hydro Meter
CLF	Chain Link Fence
PVC	PVC Fence
○ P-O-M	Metal Pole
∅	Diameter
+ 65.00	Location of Elevations
+ 68.00	Top of Concrete Curb Elevation
○	Deciduous Tree
○	Coniferous Tree
HE	Cedar Hedge
TOS	Top of Slope
BOS	Bottom of Slope
□	Air Conditioner
CL	Centreline



Bearings are grid, derived from Can-Net 2016 Real Time Network GPS observations and are referenced to Specified Control Points 01919680005 and 01919680106, NAD 83 Zone 17 (70°30' West Longitude) NAD 83 (original).

For bearing comparisons, a rotation of 0°33'30" counter-clockwise was applied to bearings on plans P1, P2, P7, P8 and P9

ELEVATION NOTES
 1. Elevations shown are geodetic and are referred to the CGVD28 geoid 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. Underground utility data derived from City of Ottawa Engineering drawings No. 1054 and 52-7015 Drawing 3 (sheet 4 of 12).
 4. Sanitary sewer inverts were derived from engineering plan 52-7015 Drawing 3 (sheet 4 of 12).
 5. A field location of underground plant by the permit utility authority is mandatory before any work involving breaking ground, probing, excavating etc.

ASSOCIATION OF ONTARIO LAND SURVEYORS
 PLAN SUBMISSION FORM
V-90417

THIS PLAN IS NOT VALID UNLESS IT IS AN UNREVISED ORIGINAL COPY ISSUED BY THE SURVEYOR in accordance with Regulation 1026, Section 29 (3)

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 Email: info@annisov.com
 Ontario Land Surveyors
 Lic. No. 24666-41, Practice 1399, 87808002, 0 F

Site Benchmark No. 2
 Fire Hydrant
 Top of Sunda
 Elevation=89.94

Site Benchmark No. 1
 Magnetic Nail
 in Utility Pole
 Elevation=89.13