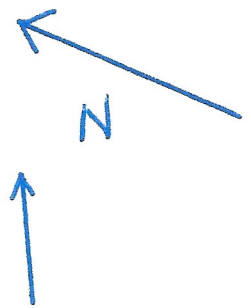


← 309.6 →



SKETCH FOR SEVERANCES
AT 3970 STONECREST RD.
PIN 04568-0025

R.U. ZONING

EXISTING HOUSE
PROPOSED HOUSE



RETAINED

~12.41 ha

ALL LENGTHS IN METRES

Committee of Adjustment

Received | Reçu le

2025-05-15

City of Ottawa | Ville d'Ottawa

Comité de dérogation

534.9

EIS BUILDING
ENVELOPE ~40X50

EXISTING
WELL

25

SEE DETAIL A

13

EXISTING
DRIVEWAY

128

OTHER

OTHER

191

SEVER 2

162

162

0.81 ha

78

SEVER 1

105

105

0.81 ha



78

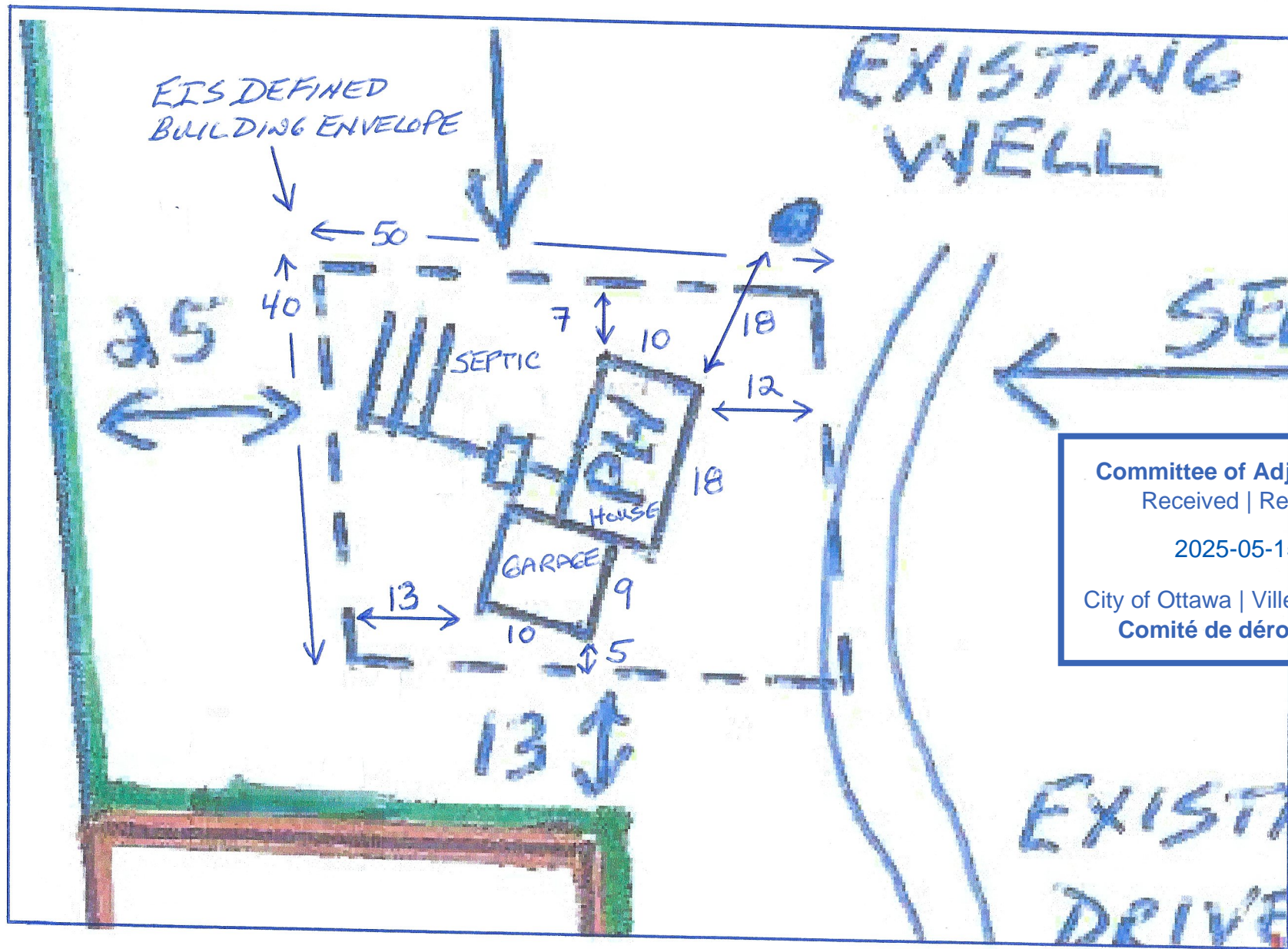


EIS BUILDING
ENVELOPE
~40X50

50

54.52

← #3970 STONECREST ROAD →



Committee of Adjustment
Received | Reçu le

2025-05-15

City of Ottawa | Ville d'Ottawa
Comité de dérogation

DETAIL A

FOR SKETCH FOR SEVERANCES AT
3970 STONECREST RD

ALL DIMENSIONS IN METRES
ALL DIMENSIONS APPROXIMATE

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

SCHEDULE				
PART	LOT	CONCESSION	PIN	AREA(SQ.M.)
1	PART OF 12	1	PART OF 04568-0025	8093
2				8093
3				392

I REQUIRE THIS PLAN TO BE
DEPOSITED UNDER THE
LAND TITLES ACT.

DATE 2024/04/17

JOHN H. GUTRI, O.L.S.

PLAN 4R-36130
RECEIVED AND DEPOSITED

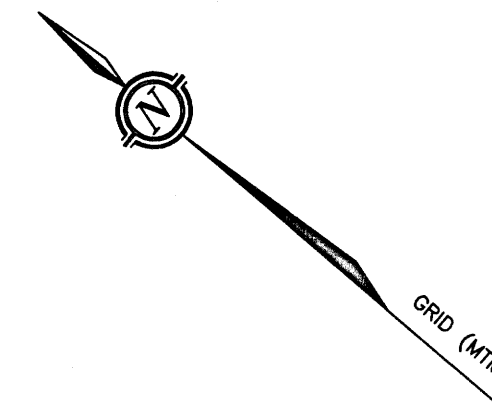
DATE April 17, 2024

Yang Liu
REPRESENTATIVE FOR
LAND REGISTRAR FOR THE
LAND TITLES DIVISION OF
OTTAWA - CARLETON (N° 4)

Committee of Adjustment
Received | Reçu le

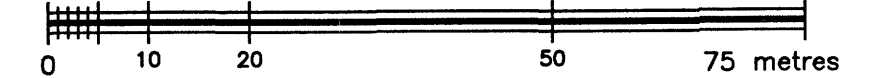
2025-05-15

City of Ottawa | Ville d'Ottawa
Comité de dérogation



PLAN OF SURVEY OF
PART OF LOT 12
CONCESSION 1
GEOGRAPHIC TOWNSHIP OF TORBOLTON
CITY OF OTTAWA

SCALE 1 : 750



FAIRHALL, MOFFATT & WOODLAND LIMITED
ONTARIO LAND SURVEYORS

COORDINATES WERE DERIVED FROM REAL TIME NETWORK
OBSERVATIONS (SMARTNET) MTM ZONE 9, NAD83 (CSRS).

COORDINATES HAVE BEEN DETERMINED TO AN RURAL ACCURACY
IN ACCORDANCE WITH SECTION 14(2) OF O.REG 216/10.

POINT ID	NORTHING	EASTING
A	5033802.42	334287.40
B	5033940.22	334167.67
C	5034027.60	334091.78

COORDINATES CANNOT IN THEMSELVES BE USED TO RE-ESTABLISH
CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

NOTES

1. BEARINGS ARE GRID, DERIVED FROM OBSERVED REFERENCE POINTS
(A) AND (C) BY REAL TIME NETWORK OBSERVATIONS AND ARE REFERRED
TO THE CENTRAL MERIDIAN, 76°30'W LONGITUDE MTM ZONE 9,
NAD83 (CSRS).

2. DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY
MULTIPLYING BY THE COMBINED SCALE FACTOR 0.999902.

LEGEND

- - SURVEY MONUMENT FOUND
- - SURVEY MONUMENT SET
- SIB - STANDARD IRON BAR
- SSIB - SHORT STANDARD IRON BAR
- IB - IRON BAR
- ⊙ - ROUND IRON BAR
- (P) - PLAN 5R-11846
- (P1) - PLAN 5R-11160
- (P2) - PLAN 4R-10077
- (P3) - PLAN BY FAIRHALL, MOFFATT & WOODLAND LIMITED,
DATED 1989-11-29 (REF. 78(b)-1-TORBOLTON).
- (P4) - NOTES BY FAIRHALL, MOFFATT & WOODLAND LIMITED,
DATED 1989-11-24 (REF. 78(b)-1-TORBOLTON).
- (S) - SET
- (M) - MEASURED
- (857) - FAIRHALL, MOFFATT & WOODLAND LIMITED, O.L.S.
- (1227) - L. E. ROSS, O.L.S.
- (AOG) - ANNIS, O'SULLIVAN & VOLLEBEKK LTD., O.L.S.
- PIN - PROPERTY IDENTIFIER NUMBER
- P&W - POST & WIRE FENCE
- SE - SOUTHEAST
- NW - NORTHWEST
- UP ⊙ - UTILITY POLE
- ← - GUY WIRE

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE
WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES
ACT AND THE REGULATIONS MADE UNDER THEM.

2. THE SURVEY WAS COMPLETED ON APRIL 10, 2024.

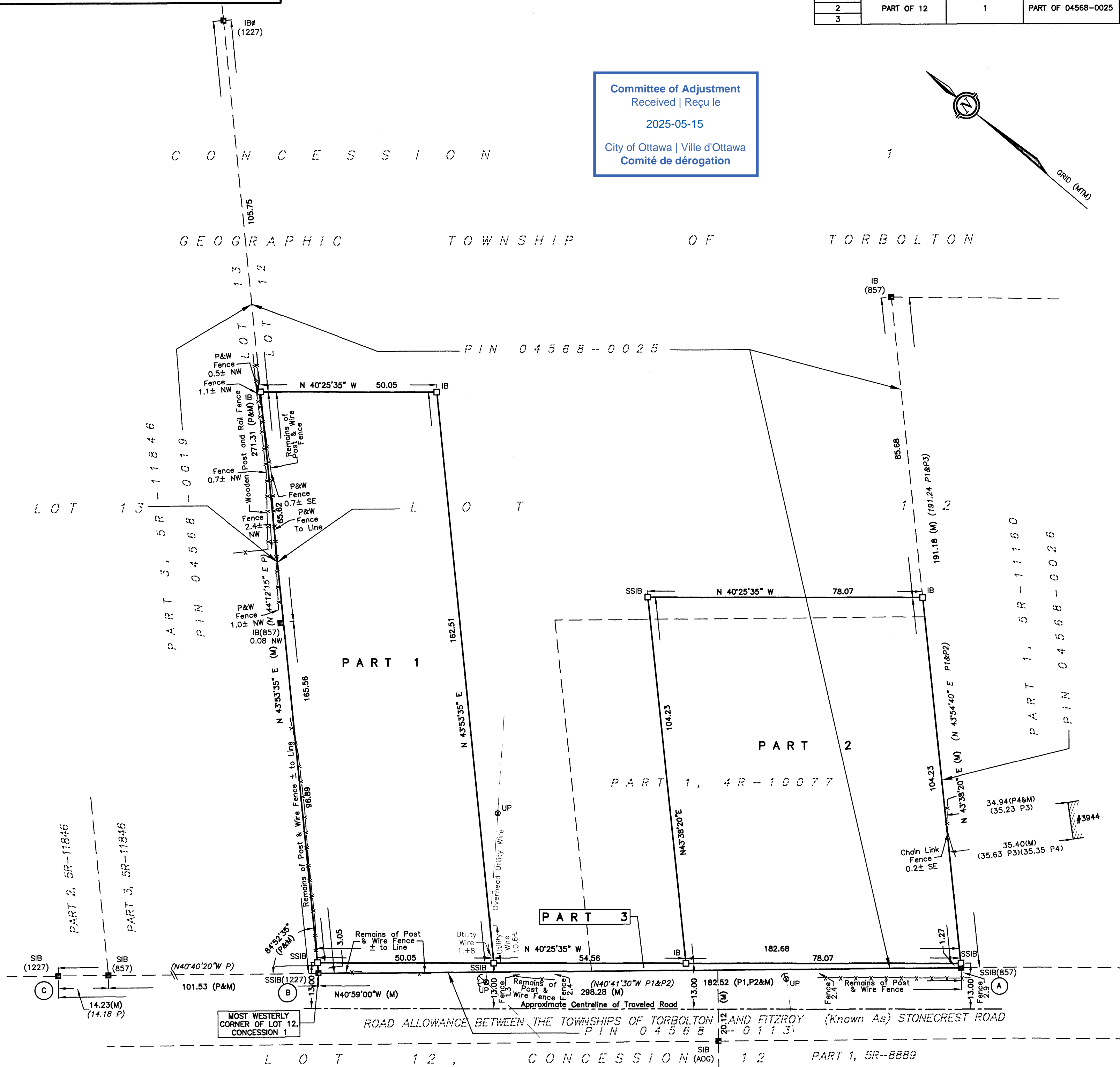
2024/04/17
DATE

JOHN H. GUTRI
ONTARIO LAND SURVEYOR

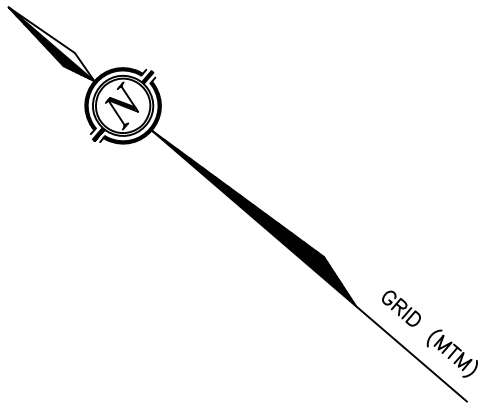
THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-40503

Fairhall Moffatt & Woodland LIMITED ONTARIO LAND SURVEYORS Surveying and Land Information Services 100-800 TERRY FOX DRIVE, KANATA, ONTARIO K2L 4B6 TEL: (613) 591-2580 FAX: (613) 591-1495 www.fmw.on.ca		JOB No.
		A C 2 8 5 0 0
		E 334485 , N 5034530
		REFERENCE No. 116(a)-1-TORBOLTON

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



Committee of Adjustment
Received | Reçu le
2025-05-15
City of Ottawa | Ville d'Ottawa
Comité de dérogation

SCHEDULE				
PART	LOT	CONCESSION	PIN	AREA(SQ.M.)
1	PART OF 12	1	PART OF 04568-0025	15

COORDINATES WERE DERIVED FROM REAL TIME NETWORK OBSERVATIONS (SMARTNET) MTM ZONE 9, NAD83 (CSRS).		
COORDINATES HAVE BEEN DETERMINED TO AN RURAL ACCURACY IN ACCORDANCE WITH SECTION 14(2) OF O.REG 216/10.		
POINT ID	NORTHING	EASTING
A	5033802.42	334287.40
B	5033940.22	334167.67
COORDINATES CANNOT IN THEMSELVES BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		

PLAN 4R-36394

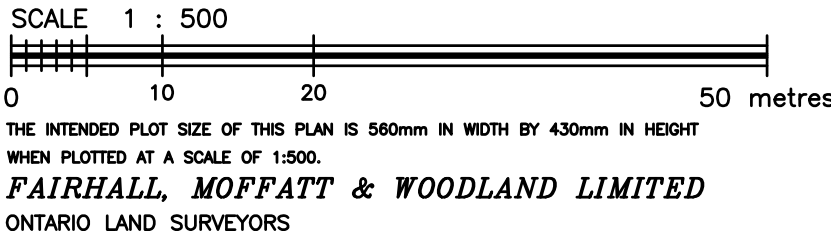
Received and deposited

September 19th, 2024

January Pastrano

Representative for the
Land Registrar for the
Land Titles Division of
Ottawa-carleton (No.4)

PLAN OF SURVEY OF
PART OF LOT 12
CONCESSION 1
GEOGRAPHIC TOWNSHIP OF TORBOLTON
CITY OF OTTAWA



NOTES

- BEARINGS ARE GRID, DERIVED FROM OBSERVED REFERENCE POINTS (A) AND (B) BY REAL TIME NETWORK OBSERVATIONS AND ARE REFERRED TO THE CENTRAL MERIDIAN, 76°30'W LONGITUDE MTM ZONE 9, NAD83 (CSRS).
- DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR 0.999902.

LEGEND

- - SURVEY MONUMENT FOUND
- SIB - STANDARD IRON BAR
- SSIB - SHORT STANDARD IRON BAR
- IB - IRON BAR
- Ø - ROUND IRON BAR
- (P) - PLAN 5R-11846
- (P1) - PLAN 5R-11160
- (P2) - PLAN 4R-10077
- (P3) - PLAN BY FAIRHALL, MOFFATT & WOODLAND LIMITED, DATED 1989-11-29 (REF. 78(b)-1-TORBOLTON).
- (P4) - PLAN 4R-36130
- (S) - SET
- (M) - MEASURED
- (857) - FAIRHALL, MOFFATT & WOODLAND LIMITED, O.L.S.
- (1227) - L. E. ROSS, O.L.S.
- (AOG) - ANNIS, O'SULLIVAN & VOLLEBEKK LTD., O.L.S.
- (WIT) - WITNESS
- PIN - PROPERTY IDENTIFIER NUMBER

SURVEYOR'S CERTIFICATE

- I CERTIFY THAT:
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
 - THE SURVEY WAS COMPLETED ON APRIL 10, 2024.

2024-09-17

JOHN H. GUTRI
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-88203.

**Fairhall
Moffatt &
Woodland**

LIMITED
ONTARIO LAND SURVEYORS
Surveying and Land Information Services
100-600 TERRY FOX DRIVE, KANATA, ONTARIO K2L 4B6
TEL: (613) 591-2580 FAX: (613) 591-1495
www.fmw.on.ca



JOB No.
A C 2 8 5 0 0
E 335020, N 5033000
REFERENCE No.
116(b)-1-TORBOLTON
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