



Committee of Adjustment
Received | Reçu le
Revised | Modifié le : 2025-05-22
City of Ottawa | Ville d'Ottawa
Comité de dérogation

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

EMAD ALREFAAI
ONTARIO LAND SURVEYOR

PLAN 4R-
RECEIVED AND DEPOSITED
DATE: _____

REPRESENTATIVE FOR LAND REGISTRAR
FOR THE LAND TITLES DIVISION OF
OTTAWA-CARLETON NO. 4.

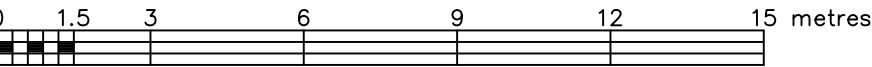
SCHEDULE				
PART	LOT	PLAN	PIN	AREA (Sq.m.)
1	58	522	ALL OF 04670-0071	459.3
2				917.2

PLAN OF SURVEY OF

LOT 58
REGISTERED PLAN 522
CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD. 2025

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 0.99993.

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°01'20" clockwise was applied to bearings on P2.

For bearing comparisons, a rotation of 0°16'15" clockwise was applied to bearings on P3.

Notes & Legend

□	Denotes	Survey Monument Planted
■	"	Survey Monument Found
SIB	"	Standard Iron Bar
SSIB	"	Short Standard Iron Bar
IB	"	Iron Bar
CP	"	Concrete Pin
(Wh)	"	Witness
Meas	"	Measured
(P1)	"	Registered Plan 522
(P2)	"	Plan by (IDB) dated February 5, 2021 (Ref. No. 19-10-089-00)
(P3)	"	Plan (1319) dated March 23, 1995 (Ref. No. 7-522)
(P4)	"	Plan by (647) dated May 9, 1966
(P5)	"	Plan by (671) dated April 26, 1967 (Ref. No. OT 522-6)
(P6)	"	Plan by (1692) dated December 19, 2024 (Ref. No. 451-24)
CRW	"	Concrete Retaining Wall
TRW	"	Timber Retaining Wall
CLF	"	Chain Link Fence
PWF	"	Post and Wire Fence
BF	"	Board Fence
C/L	"	Centreline
PVC	"	Plastic Vinyl Fence

CO-ORDINATES WERE DERIVED FROM CAN-NET REAL TIME NETWORK OBSERVATIONS, MTM ZONE 9, N.A.D. 1983 (ORIGINAL).		
POINT ID	NORTHING	EASTING
(A)	5023331.33	364744.48
(B)	5023405.00	364878.15
01919680005	5027191.26	361496.76
01919750705	5016816.93	360806.84
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.		

Surveyor's Certificate

I certify that :

- 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.
- The survey was completed on the ___ day of _____, 2025.

Date: _____

Emad Alrefaai
Ontario Land Surveyor

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

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@fddsurveys.ca



Committee of Adjustment
Received | Reçu le

2025-05-12
City of Ottawa | Ville d'Ottawa
Comité de dérogation

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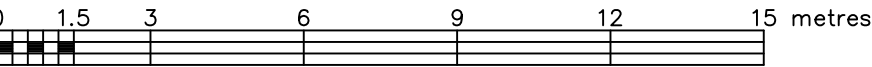
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REGISTERED PLAN 522
CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD. 2025

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Date

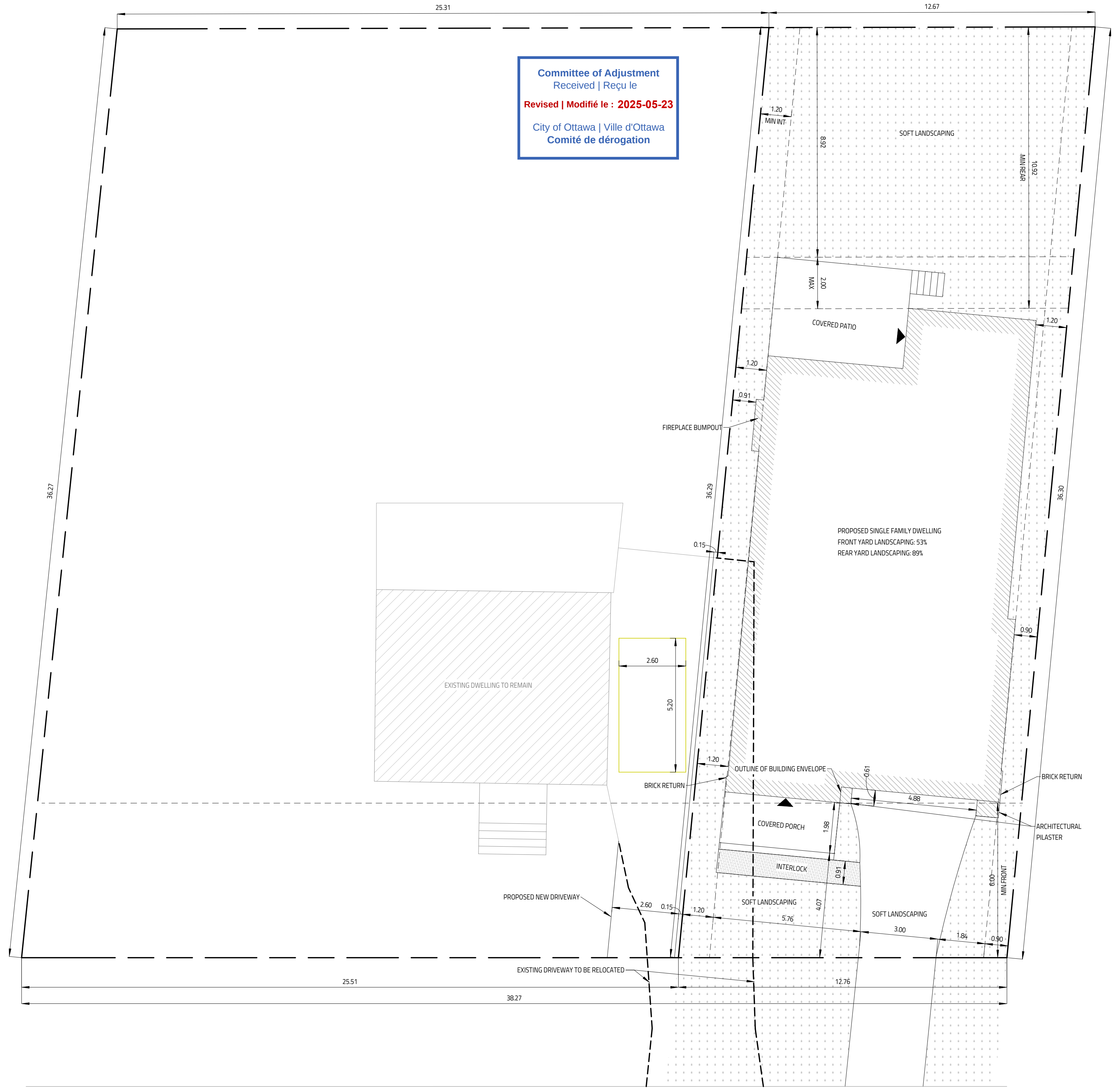
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ONTARIO LAND SURVEYORS
CANADA LAND SURVEYORS

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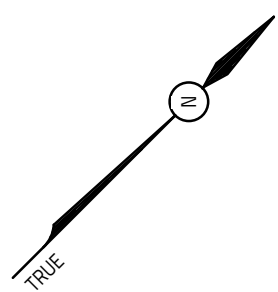


NORICE STREET

THIS DRAWING SHALL NOT BE USED
FOR CONSTRUCTION UNTIL SIGNED
AND DATED BY THE DESIGNER

FIRM BCIN: 45801
INDIVIDUAL BCIN: 113793

I REVIEW & TAKE RESPONSIBILITY FOR
THE DESIGN WORK ON BEHALF OF A
FIRM REGISTERED UNDER SUBSECTION
3.2.4 OF THE OBC 2012. I AM QUALIFIED
& THE FIRM IS REGISTERED IN THE
APPROPRIATE CLASSES/CATEGORIES.



NO.	REVISION	DATE
1		

MODEL:
7 NORICE STREET
3170 SQ. FT. + 235 SQ. FT. O.T.B

OTTAWA, ON

Evolution
DESIGN & DRAFTING
613-884-7068 /// 613-808-7185

SITE PLAN	
DATE DRAWN MARCH 25, 2025	SCALE: 1:100
DRAWN BY: SG	FILE NAME: 7 NORICE
CHECKED BY: MV	DWG. NO. A0.2

GENERAL NOTES:
- E. & O.E.
- THESE DRAWINGS ARE NOT FOR CONSTRUCTION
UNTIL LOCAL AUTHORITIES ISSUE A PERMIT
- DO NOT SCALE DRAWINGS. FIGURED DIMENSIONS
ONLY TO BE USED
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO
CHECK & VERIFY ALL DIMENSIONS ON SITE & REPORT
ALL DISCREPANCIES
- GENERAL CONTRACTOR TO CONSTRUCT IN
ACCORDANCE w/ THE O.B.C. 2024, ANY MUNICIPAL
BY LAWS & ALL OTHER APPLICABLE CODES

7 NORICE STREET

SINGLE DWELLING

Committee of Adjustment
Received | Reçu le

2025-05-12

City of Ottawa | Ville d'Ottawa
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1 FRONT ELEVATION
SCALE: 3/16" = 1'-0"

2 REAR ELEVATION
SCALE: 3/16" = 1'-0"

7 NORICE STREET

SINGLE DWELLING

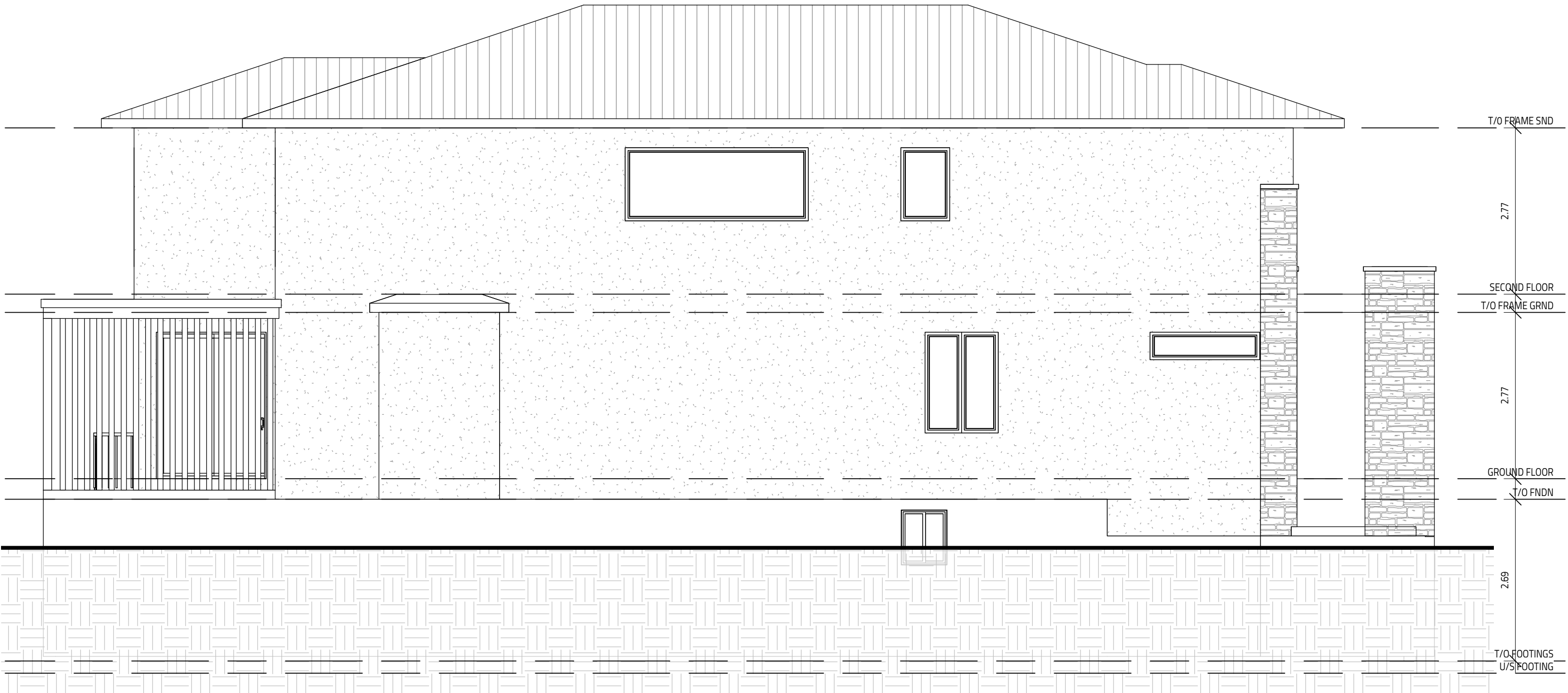
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Evolution
DESIGN & DRAFTING
613-884-7068 /// 613-808-7185

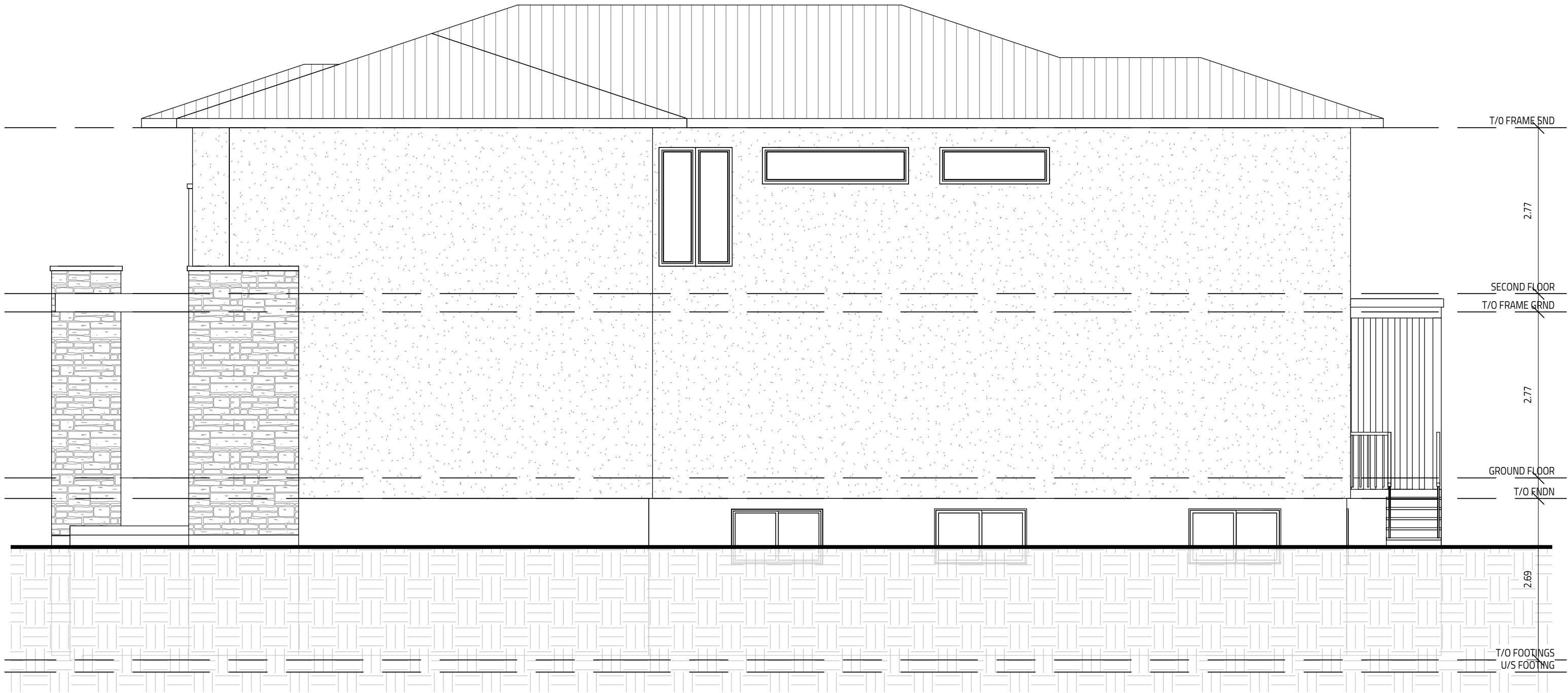


1 LEFT ELEVATION
SCALE: 3/16" = 1'-0"

7 NORICE STREET

SINGLE DWELLING

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1 RIGHT ELEVATION
SCALE: 3/16" = 1'-0"



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2025-05-14

City of Ottawa | Ville d'Ottawa
Comité de dérogation



Committee of Adjustment

Received | Reçu le

2025-05-14

City of Ottawa | Ville d'Ottawa

Comité de dérogation



Committee of Adjustment
Received / Reçu le

2025-05-14

City of Ottawa / Ville d'Ottawa
Comité de dérogation



Committee of Adjustment
Received | Reçu le

2025-05-14

City of Ottawa | Ville d'Ottawa
Comité de dérogation