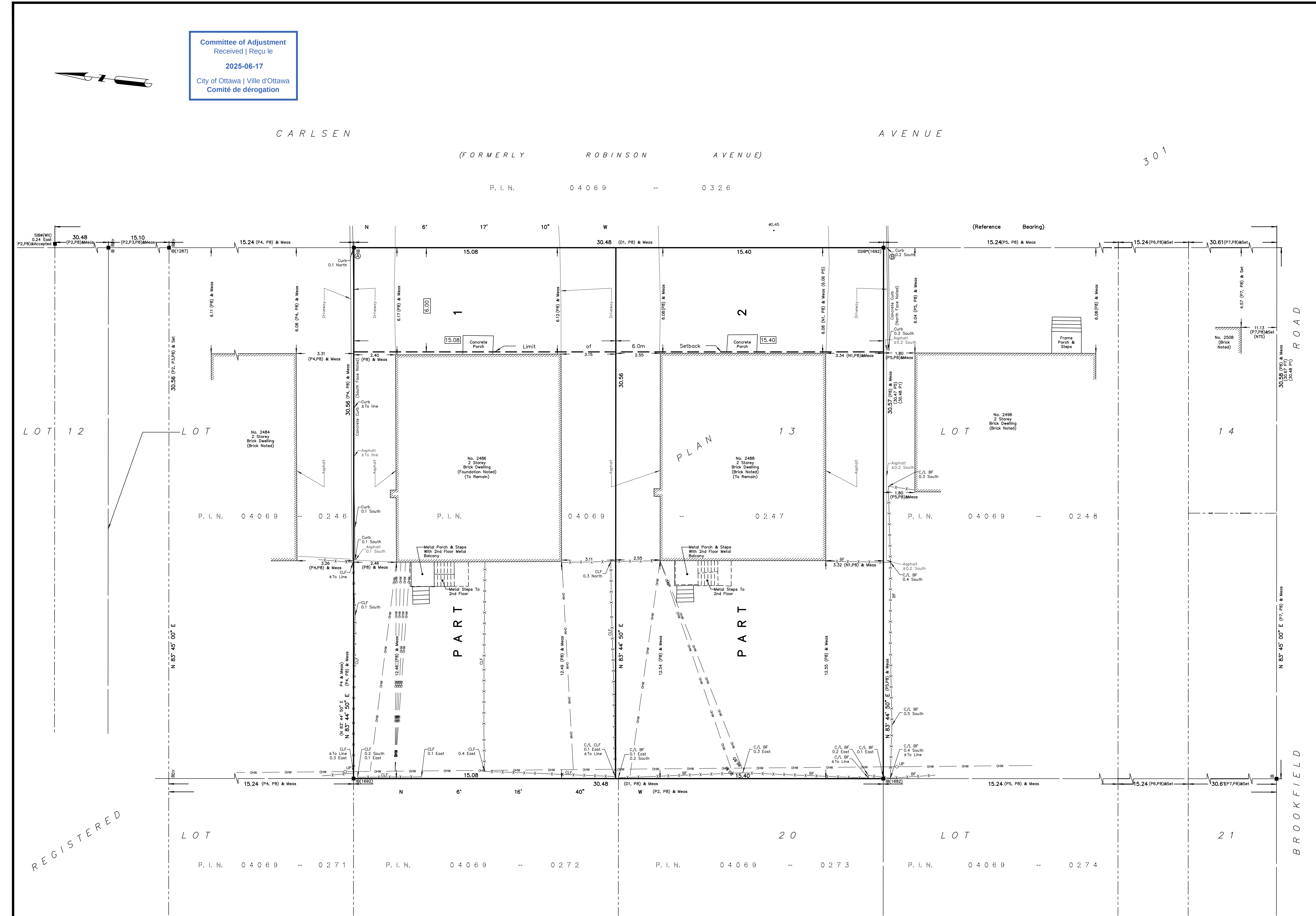




REGISTERED

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

DANIEL ROBINSON
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	PART OF 13	301	ALL OF 04069-0247	460.8
2				470.8

PLAN OF SURVEY OF
**PART OF LOT 13
REGISTERED PLAN 301
CITY OF OTTAWA**
FARLEY, SMITH & DENIS SURVEYING LTD. 2025

Scale 1: 100
0 2.5 5 7.5 10 metres

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°30'25" counter-clockwise was applied to bearings on P4 & P5.
For bearing comparisons, a rotation of 0°00'20" clockwise was applied to bearings on P6 & P7.

Notes & Legend

—□—	Denotes	Survey Monument Planted
—■—		Survey Monument Found
SIB		Standard Iron Bar
SSIB		Short Standard Iron Bar
SSIB*		Short Standard Iron Bar(0.3m Long)
IB		Iron Bar
IBØ		Round Iron Bar
(Wit)		Witness
Meas		Measured
(P1)		Registered Plan 301
(P2)		Plan by (AOG) dated May 25, 2023 (Job No. 23715-23)
(P3)		Plan by (AOG) dated January 24, 2025 (Job No. 25391-24)
(P4)		Plan by (1287) dated November 28, 2001 (Job No. 436-01)
(P5)		Plan by (1319) dated August 4, 1983 (Ref. No. 5-301 GR)
(P6)		Plan by (1175) dated October 11, 1989 (File No. 90-4666)
(P7)		Plan by (671) dated February 26, 1987 (Ref. No. C-301-10)
(P8)		Plan by (1692) dated May 05, 2025 (File No. 62-25)
(N1)		Notes by (671) dated May 1, 1967 (Ref. No. C-301-7)
(D1)		Inst N368492
OW		Overhead Wires
UP		Utility Pole
CLF		Chain Link Fence
BF		Board Fence
C/L		Centreline
Ø		Diameter
.		Deciduous Tree - The Symbol shown denotes location and trunk diameter only. Size of its' root system/overhead canopy may be smaller/larger than the symbol size depicted on this plan.

CO-ORDINATES WERE DERIVED FROM CAN-NET REAL TIME NETWORK OBSERVATIONS, MTM ZONE 9, N.A.D. 1983 (ORIGINAL).		
POINT ID	NORTHING	EASTING
(A)	5026453.68	369396.49
(B)	5026423.38	369399.83
01919680105	5024915.16	373971.65
019198434761	5036178.12	372436.11

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

Daniel Robinson
Ontario Land Surveyor

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

FARLEY, SMITH & DENIS SURVEYING LTD.

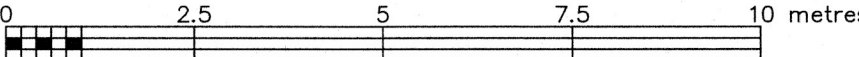
ONTARIO LAND SURVEYORS
CANADA LAND SURVEYORS

Unit 275, 30 COLONNADE ROAD, OTTAWA, ONTARIO K2E 7J6
TEL. (613) 727-8226 E-mail: info@fsdsurveyors.ca

PART OF LOT 13
REGISTERED PLAN 301
CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD. 2025

Scale 1: 100



Metric Note

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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

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For bearing comparisons, a rotation of 0°30'25" counter-clockwise was applied to bearings on P4 & P5.

For bearing comparisons, a rotation of 0°00'20" clockwise was applied to bearings on P6 & P7.

Elevation Notes

- Elevations shown are geodetic and are referred to Geodetic Datum CGVD-1928 :1978. (See AOG Job No. 23715-23)
- 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

- 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.
- Only visible surface utilities were located.
- Underground utility data derived from City of Ottawa utility sheet reference: 5981p8p2 & H13b-1.
- Sanitary and storm sewer grades from field measurement and inverts were compiled from: City of Ottawa Utility Sheets.
- A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc.
- Not all overhead wires/transmitters 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
	"	Short Standard Iron Bar (0.3m Long)
	"	Iron Bar
	"	Round Iron Bar
	"	Witness
	"	Measured
	"	Registered Plan 301
	"	Plan by (AOG) dated May 25, 2023 (Job No. 23715-23)
	"	Plan by (AOG) dated January 24, 2025 (Job No. 25391-24)
	"	Plan by (1287) dated November 28, 2001 (Job No. 436-01)
	"	Plan by (1319) dated August 4, 1983 (Ref. No. S-301 GR)
	"	Plan by (1175) dated October 11, 1989 (File No. 90-4666)
	"	Plan by (671) dated February 26, 1987 (Ref. No. C-301-10)
	"	Notes by (671) dated May 1, 1967 (Ref. No. C-301-7)
	"	Inst N368492
	"	Maintenance Hole (Storm)
	"	Maintenance Hole (Sanitary)
	"	Underground Storm Sewer
	"	Underground Sanitary Sewer
	"	Underground Water
	"	Underground Enbridge
	"	Overhead Wires
	"	Utility Pole
	"	Catch Basin
	"	Fire Hydrant
	"	Water Valve
	"	Gas Meter
	"	Bollard
	"	Diameter
	"	Chain Link Fence
	"	Board Fence
	"	Invert
	"	Top of Grate
	"	Top of Pipe
	"	Underside of Eave
	"	Top of Foundation
	"	Centreline
	"	Location of Elevations
	"	Top of Concrete Curb Elevation
	"	Property Line
	"	Deciduous Tree - The Symbol shown denotes location and trunk diameter only. Size of its' root system/overhead canopy may be smaller/larger than the symbol size depicted on this plan.

Site Area=931.7sq.m.

Surveyor's Certificate

- I certify that:
- This survey and plan are correct and in accordance with the Surveys Act, the Surveyors Act and the Regulations made under them.
 - The survey was completed on the 25th day of March, 2025.

May 09/2025
Date

Emad Alnefai
Ontario Land Surveyor

This plan of survey relates to AOLS Plan Submission Form Number V-98761

FARLEY, SMITH & DENIS SURVEYING LTD.

ONTARIO LAND SURVEYORS
CANADA LAND SURVEYORS

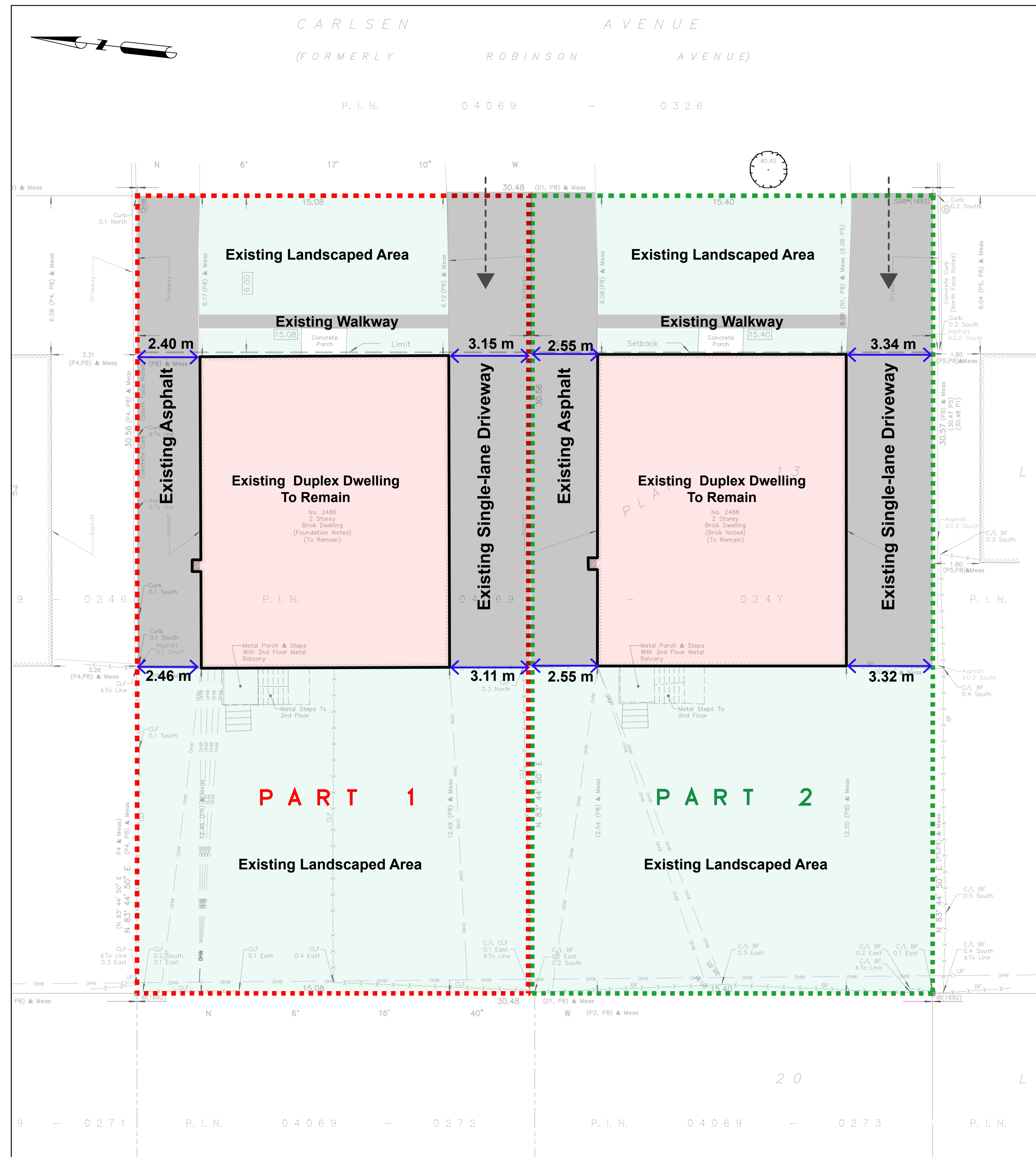
Unit 275, 30 COLONNADE ROAD, OTTAWA, ONTARIO K2E 7J6
TEL. (613) 727-8226 E-mail: info@fstdsurveys.ca

TOPOGRAPHIC DATA WAS COLLECTED UNDER WINTER CONDITIONS. SNOW COVER AND ICE PRECLUDE DETERMINING LOCATION AND ELEVATION OF SOME TOPOGRAPHICAL DATA THAT IS OTHERWISE VISIBLE.

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FILE No.: 62-25

Committee of Adjustment
Received | Reçu le
Revised | Modifié le : **2025-06-20**
City of Ottawa | Ville d'Ottawa
Comité de dérogation











2438













