

Scale 1 : 250



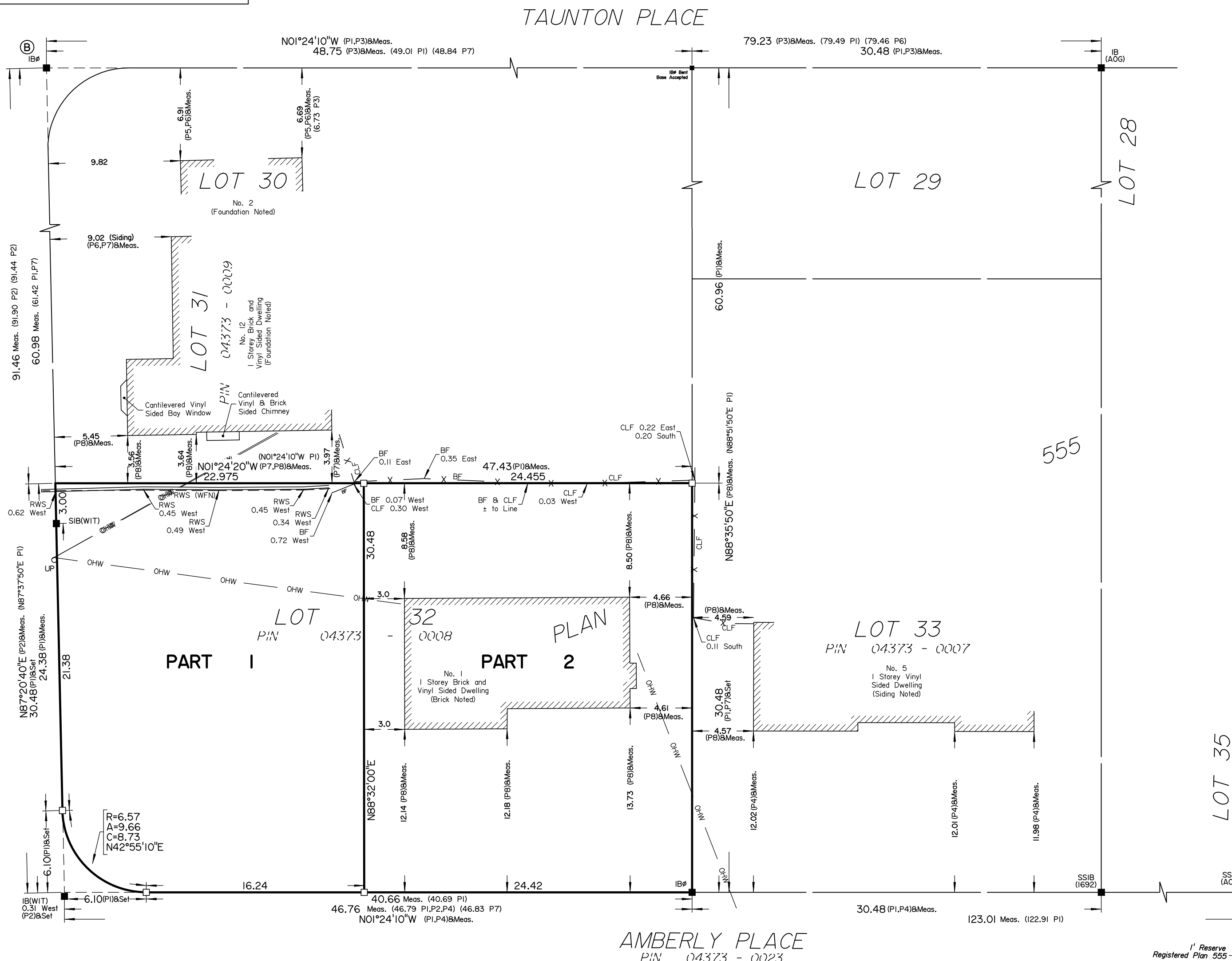
The intended plot size of the plan is 610 mm in width by 457 mm in height when plotted at a scale of 1:250.

Metric

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

SCHEDULE				
AREA (Sq.m.)	PART	LOT	PLAN	PIN
682.7	1	ALL OF 32	555	ALL OF 04373-0008
744.8	2			

DAVIDSON DRIVE  
PIN 04373 - 0023



**DRAFT PLAN OF SURVEY OF**  
**LOT 32**  
**REGISTERED PLAN 555**  
**CITY OF OTTAWA**  
 Surveyed by Annis, O'Sullivan, Vollebakk Ltd.

**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  
 Andrew Broxham  
 Ontario Land Surveyor

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

LOT 28  
REGISTERED  
PLAN 863

REGISTERED

**Notes & Legend**

- Denotes Survey Monument Planted
- Denotes Survey Monument Found
- SIB Standard Iron Bar
- SSIB Short Standard Iron Bar
- IB Iron Bar
- IB# Round Iron Bar
- (WIT) Witness
- Meas. Measured
- Acc. Accepted
- (AOG) Annis, O'Sullivan, Vollebakk Ltd.
- (P1) Registered Plan 555
- (P2) (AOG) Plan dated August 3, 2016
- (P3) (AOG) Plan dated August 29, 2007
- (P4) (1692) Plan dated February 25, 2021
- (P5) (725) Plan dated March 13, 1979
- (P6) (1692) Plan dated March 25, 2020
- (P7) (671) Plan dated June 9, 1987
- (P8) (AOG) Plan dated XXXX
- CLF Chain Link Fence
- BF Board Fence
- RWS Stone Retaining Wall
- WFN West Face Noted
- o UP Utility Pole
- OHW — Overhead Wires

**Committee of Adjustment**  
 Received | Reçu le  
**2025-12-10**  
 City of Ottawa | Ville d'Ottawa  
 Comité de dérogation

Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.999959.

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 N34°46'50"E and are referenced to Specified Control Points 01919680184 and 019198434761, MTM Zone 9 (76°30' West Longitude) NAD-83 (original).

For bearing comparisons, a rotation of 7°43'50" counter-clockwise was applied to bearings on plan (P1).

Coordinates are derived from Can-Net 2016 Real Time Network GPS observations referenced to Specified Control Points 01919680184 and 019198434761, MTM Zone 9 (76°30' West Longitude) NAD-83 (original).

Coordinate values are to urban accuracy in accordance with O. Reg. 216/10.

. 01919680184	Northing	5040610.16	Easting	384736.56
. 019198434761	Northing	5036178.12	Easting	372436.11
. Point A	Northing	5034711.29	Easting	374037.48
. Point B	Northing	5034838.50	Easting	374125.83

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

**ANNIS, O'SULLIVAN, VOLLEBEKK LTD.**  
 14 Concourse Gate, Suite 500  
 Nepean, Ont. K2E 7S6  
 Phone: (613) 727-0850 / Fax: (613) 727-1079  
 Email: Nepean@novit.com

Ontario Land Surveyors Job No. 25550-25 ND Management L132 RP555 R D3 ISW

Committee of Adjustment  
Received | Reçu le

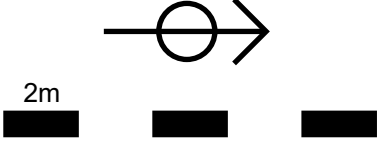
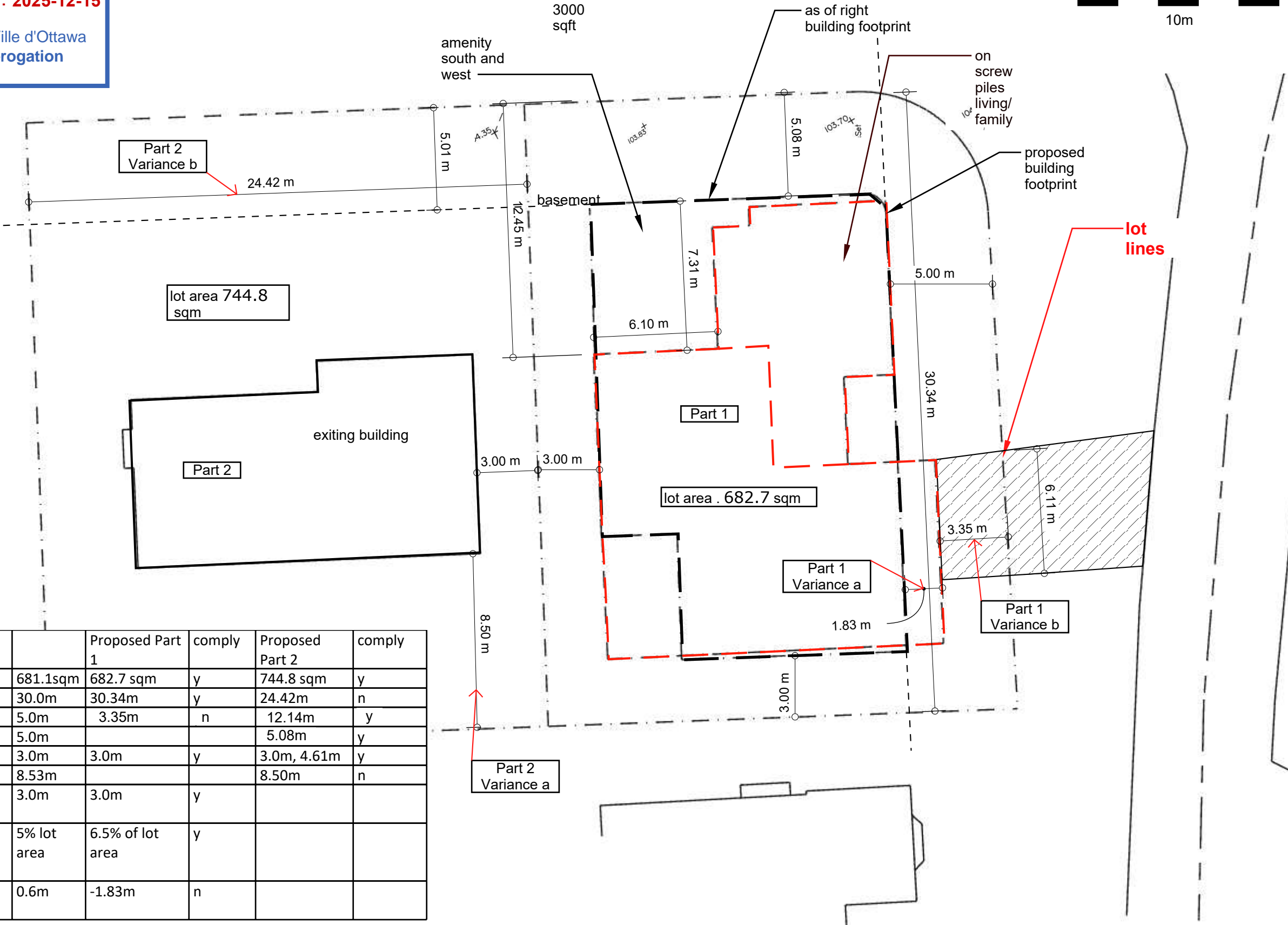
Revised | Modifié le : 2025-12-15

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requirement		Proposed Part 1	comply	Proposed Part 2	comply
a Lot Area	681.1sqm	682.7 sqm	y	744.8 sqm	y
b Lot Width	30.0m	30.34m	y	24.42m	n
c Front Yard	5.0m	3.35m	n	12.14m	y
d Corner Side Yard	5.0m			5.08m	y
e Interior Yard	3.0m	3.0m	y	3.0m, 4.61m	y
f Rear Yard Interior Lot	8.53m			8.50m	n
g Rear Yard same as Interior Side Yard	3.0m	3.0m	y		
h Amenity Space adjacent to Rear Yard (note 1)	5% lot area	6.5% of lot area	y		
i garage setback from entrance or porch	0.6m	-1.83m	n		

Modulink  
Planning & Design  
51 Rothwell Drive  
Ottawa, On  
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CLIENT  
Scale  
1 : 200

PROJECT  
1 Amberly PI

ISSUE  
DRAWN BY  
CJ

PROJECT NO.  
2025

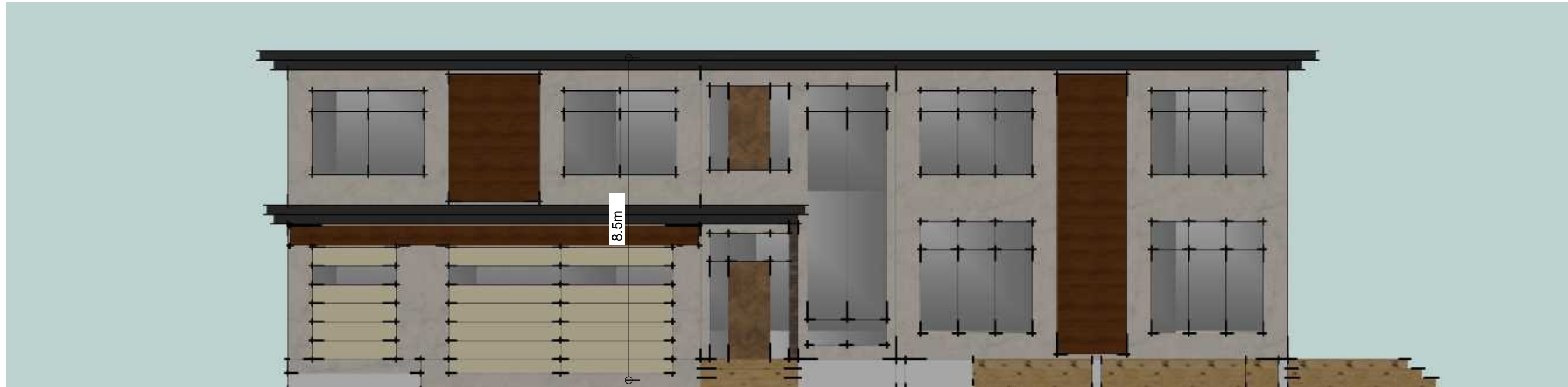
Dec 11, 25  
Zoning

A.05

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**2025-12-10**  
 City of Ottawa | Ville d'Ottawa  
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South Elevation



North Elevation



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CLIENT Scale  
 PROJECT 1 Amberly PI  
 PROJECT NO. 2025  
 ISSUE  
 DRAWN BY CJ

Dec 2, 25  
 Elevations

Committee of Adjustment  
 Received | Reçu le  
**2025-12-10**  
 City of Ottawa | Ville d'Ottawa  
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West Elevation



East Elevation

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Dec 2, 25  
 Elevations