

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

THOMAS ARGUE ROAD
(PUBLIC ROW)

WINGOVER PRIVATE
BLOCK 2, 4M-1512
PIN 04538-0604

SUBJECT TO A PRIVATE ROAD
NAMING APPLICATION

BLOCK 7, 4M-1512

PROPOSED MINOR VARIANCES:

1. TO PERMIT FRONTAGE ON PRIVATE STREETS WHEREAS SECTION 59(1) REQUIRES THAT "NO PERSON SHALL DEVELOP OR OTHERWISE USE ANY LOT UNLESS THAT LAND ABUTS AN IMPROVED PUBLIC STREET FOR A DISTANCE OF AT LEAST 3.0 METRES"
2. TO PERMIT FRONTAGE ON PRIVATE STREETS WHEREAS SECTION 59(2) REQUIRES THAT "NO PERSON SHALL SEVER ANY LAND UNLESS THE LAND SEVERED AND THE LAND RETAINED EACH ABUT TO A STREET, IN ACCORDANCE WITH SUBSECTIN (1)"

LANDS TO BE SEVERED

LANDS TO BE RETAINED

Committee
of Adjustment

July 21, 2022
City of Ottawa

MINOR VARIANCE SKETCH
1500 THOMAS ARGUE ROAD
NOVATECH MARKUP - JUNE 29, 2022

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

DATE

JOHN H. GUTRI, O.L.S.

PLAN 4R-
RECEIVED AND DEPOSITED

DATE

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

PLAN OF SURVEY OF
PART OF LOT 14, CONCESSION 3
GEOGRAPHIC TOWNSHIP OF HUNTLEY
CITY OF OTTAWA

SCALE 1 : 300
0 5 10 20 30 metres

FAIRHALL, MOFFATT & WOODLAND LIMITED
ONTARIO LAND SURVEYORS

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

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

POINT ID	NORTHING	EASTING
8	5020352.91	341546.51
16	5021266.66	342569.77
*	*	*
*	*	*

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
AND BY REAL TIME NETWORK OBSERVATIONS AND ARE REFERRED
TO THE CENTRAL MERIDIAN, 76°30'W LONGITUDE MTM ZONE 9,
(NAD83 ORIGINAL).
2. DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY
MULTIPLYING BY THE COMBINED SCALE FACTOR 0.999905.

LEGEND

- - SURVEY MONUMENT SET
- - SURVEY MONUMENT FOUND
- SIB - STANDARD IRON BAR
- SSIB - SHORT STANDARD IRON BAR
- IB - IRON BAR
- (P) - REGISTERED PLAN
- (S) - SET
- (M) - MEASURED
- (857) - FAIRHALL, MOFFATT & WOODLAND LIMITED, O.L.S.
- PIN - PROPERTY IDENTIFIER NUMBER
- (P1) - PLAN 4R-27606
- 688 - C.D COPELAND, OLS

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

DATE

JOHN H. GUTRI
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER

Fairhall Moffatt & Woodland LTD ONTARIO LAND SURVEYORS Surveying and Land Information Services 100-600 TERRY FOX DRIVE, KANATA, ONTARIO K2L 4B6 TEL: (613) 591-2350 FAX: (613) 591-1495 www.fmw.on.ca	 OTTAWA	JOB No. AC11901 E, N REFERENCE No. * S:\JOBS\AC11901\DWG rplan_act119.dwg (rr)
--	---	--