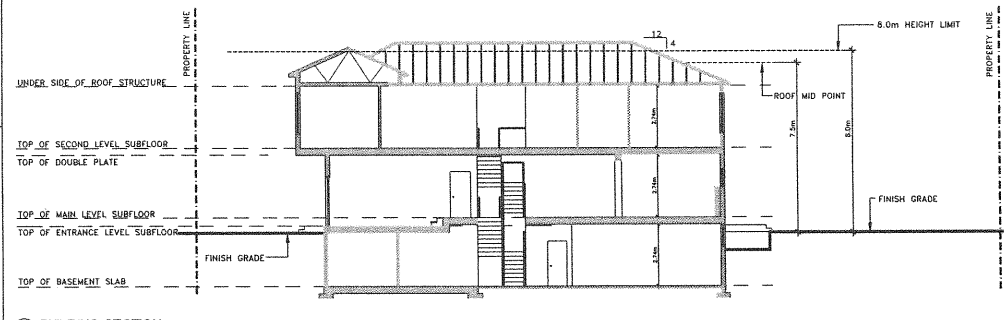
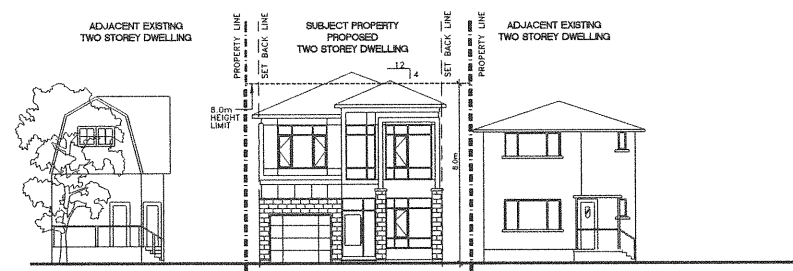
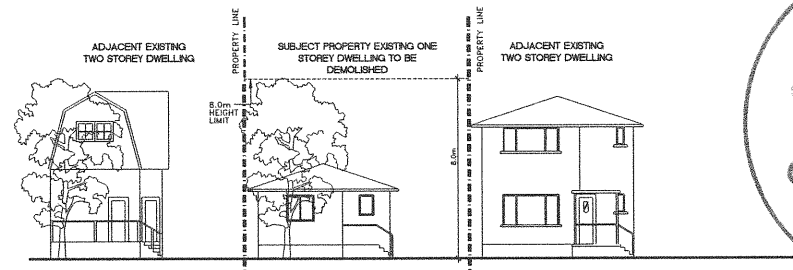


PART OF LOT 11  
296 DUNCAIRN AVENUE  
REGISTERED PLAN 382  
CITY OF OTTAWA

INFORMATION SHOWN ON THIS DRAWING HAS BEEN TAKEN FROM PLAN OF SURVEY PREPARED BY: FARLEY SMITH & DENIS SURVEYING LTD ONTARIO LAND SURVEYOR 28TH OF JULY, 2017

PROPERTY INFORMATION		ZONING STUDY	
ZONING:	R3S	MIN LOT WIDTH:	9.0 m
LEGAL DESCRIPTION:	LOT 11	MIN LOT AREA:	270 m <sup>2</sup>
REGISTERED PLAN:	382	MAX BUILDING HEIGHT:	8.0 m
	CITY OF OTTAWA	MIN FRONT YARD SETBACK:	6.0 m
LOT AREA:	3886.6481 FT <sup>2</sup> (361.1 m <sup>2</sup> )	MIN CORNER SIDE:	N/A
LOT DEPTH:	119.40 FT (35.87 m)	YARD SETBACK:	
FRONTAGE:	33.00 FT (10.06 m)	REAR YARD SETBACK MIN:	10.76 m
WARD:	15 - KITCHISSIPPI - JEFF LEIPER	MIN SIDE YARD SETBACK:	0.6 m



Committee of Adjustment  
JAN 17 2018  
City of Ottawa

NO.	REVISIONS	BY	DATE
01	FOR REVIEW	FE	NOV 14 2017
02	FOR REVIEW	FE	DEC 07 2017
03	FOR REVIEW	FE	DEC 18 2017
04	ADJUSTMENT	FE	DEC 18 2017
05	UPDATES FOR COMMITTEE	FE	JAN 10 2018

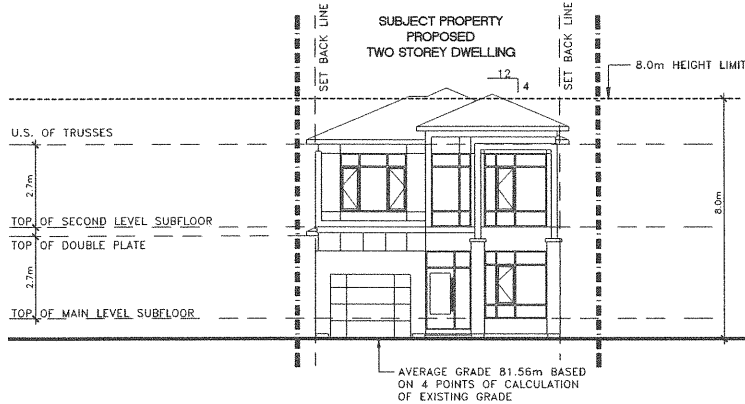
**P2 concepts**  
AN ARCHITECTURAL FIRM

STRUCTURAL  
MECHANICAL  
ELECTRICAL

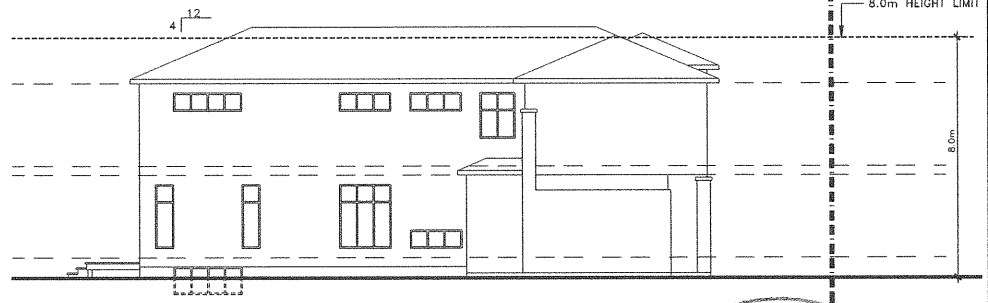
DESIGNED BY: P.E.  
DRAWN BY:  
PROJECT: 296 DUNCAIRN AVENUE

DRAWING TITLE: SITE PLAN STREET ELEVATION BUILDING SECTION

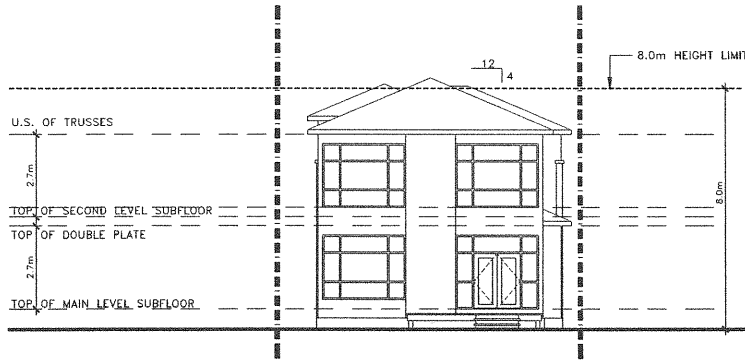
PROJECT NO: 0226  
DATE: NOVEMBER 14, 2017  
SP-01



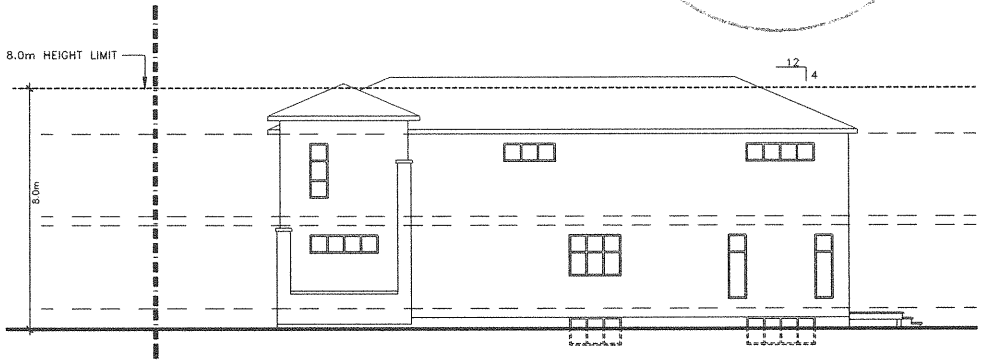
1 FRONT ELEVATION  
SP02 SCALE 1:75



2 LEFT SIDE ELEVATION  
SP02 SCALE 1:75



3 REAR ELEVATION  
SP02 SCALE 1:75



4 RIGHT SIDE ELEVATION  
SP02 SCALE 1:75

Committee  
of Adjustment  
JAN 17 2018  
City of Ottawa

11			
10			
09			
08			
07			
06			
05			
04			
03			
02			
01	UPDATES FOR COMMITTEE OF ADJUSTMENT	PL	JAN 10 2018
	REVISIONS	BY	DATE

NOT FOR CONSTRUCTION UNLESS SHOWN AND DATED

**P2**  
concepts  
ARCHITECTURE INC. 207 W  
SPADINA AVENUE, 2ND FLOOR  
TORONTO, ONTARIO M5S 1A5

CONSULTING ENGINEERS

STRUCTURAL  
MECHANICAL  
ELECTRICAL

DESIGNED BY: P.E. DRAWN BY: APPROVED BY:

PROJECT: 296 DUNCAIRN AVENUE

DRAWING TITLE: BUILDING ELEVATIONS

PROJECT NO: 0226  
DATE: JANUARY 04, 2018

SP-02