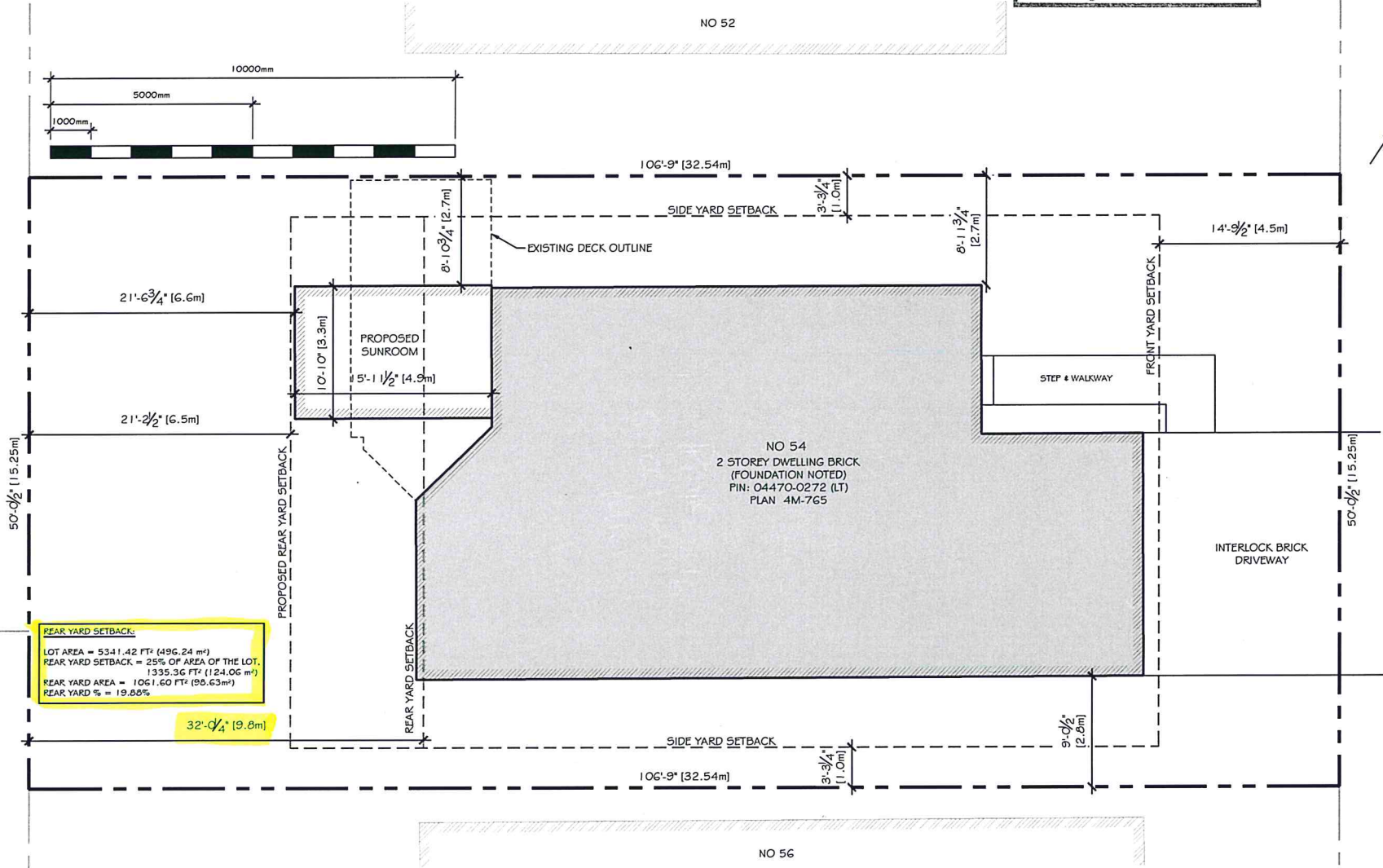


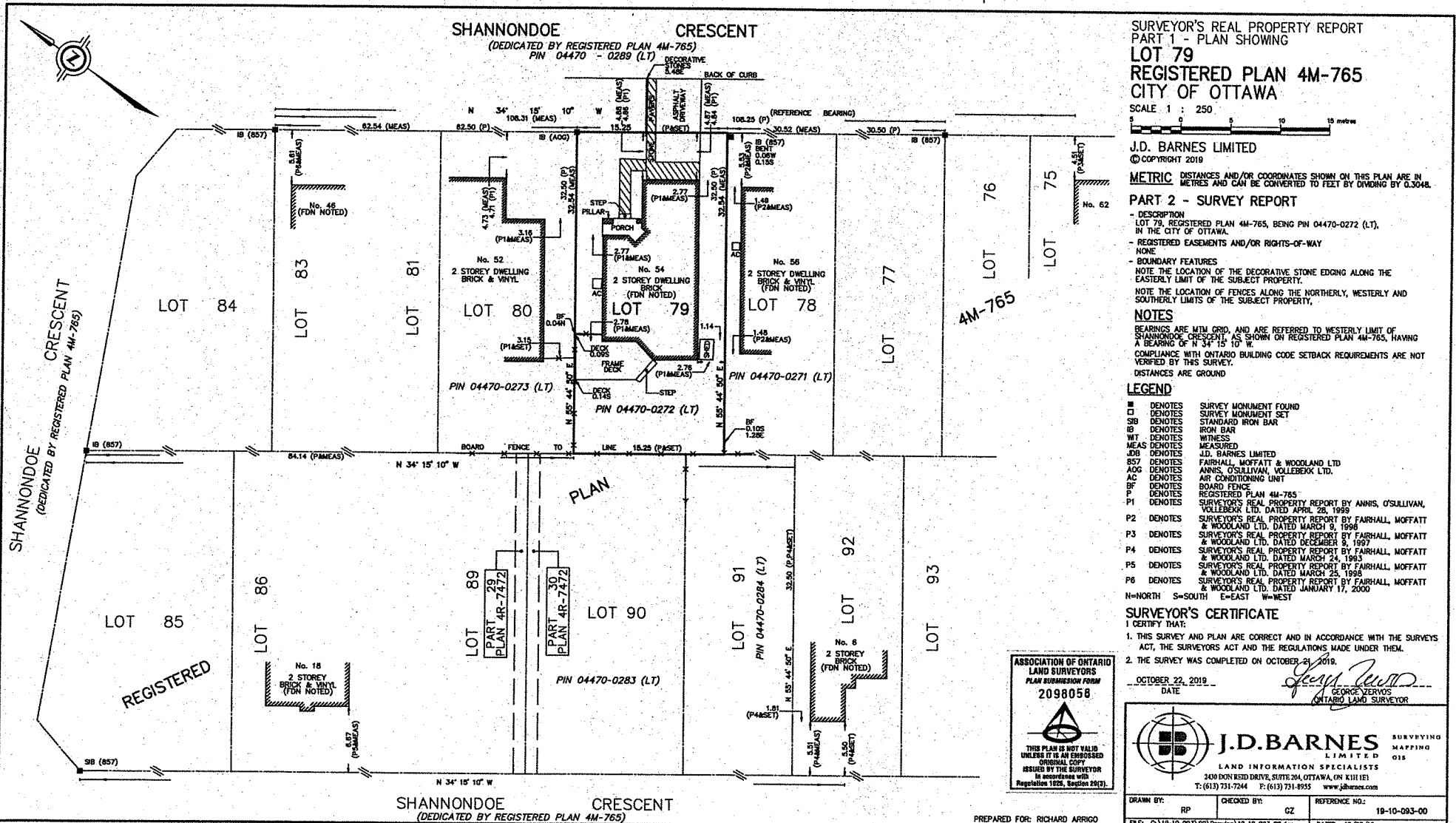
Committee of Adjustment
 FEB 03 2020
 City of Ottawa



REAR YARD SETBACK:
 LOT AREA = 5341.42 FT² (496.24 m²)
 REAR YARD SETBACK = 25% OF AREA OF THE LOT,
 1335.36 FT² (124.06 m²)
 REAR YARD AREA = 1061.60 FT² (98.63 m²)
 REAR YARD % = 19.88%

SHANNONDOE CRESCENT

(DEDICATED BY REGISTERED PLAN 4M-765)
PIN 04470 - 0289 (LT)



SURVEYOR'S REAL PROPERTY REPORT
PART 1 - PLAN SHOWING
LOT 79
REGISTERED PLAN 4M-765
CITY OF OTTAWA

SCALE 1 : 250

J.D. BARNES LIMITED
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METRIC DISTANCES AND/OR COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

PART 2 - SURVEY REPORT

- DESCRIPTION
LOT 79, REGISTERED PLAN 4M-765, BEING PIN 04470-0272 (LT), IN THE CITY OF OTTAWA.
- REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY
NONE
- BOUNDARY FEATURES
NOTE THE LOCATION OF THE DECORATIVE STONE EDGING ALONG THE EASTERLY LIMIT OF THE SUBJECT PROPERTY.
NOTE THE LOCATION OF FENCES ALONG THE NORTHERLY, WESTERLY AND SOUTHERLY LIMITS OF THE SUBJECT PROPERTY.
- NOTES**
BEARINGS ARE MTM GRID, AND ARE REFERRED TO WESTERLY LIMIT OF SHANNONDOE CRESCENT, SHOWN ON REGISTERED PLAN 4M-765, HAVING A BEARING OF N 34° 15' 10" W.
COMPLIANCE WITH ONTARIO BUILDING CODE SETBACK REQUIREMENTS ARE NOT VERIFIED BY THIS SURVEY.
DISTANCES ARE GROUND

LEGEND

- DENOTES SURVEY MONUMENT FOUND
 - DENOTES SURVEY MONUMENT SET
 - SIB DENOTES STANDARD IRON BAR
 - IB DENOTES IRON BAR
 - WT DENOTES WITNESS
 - MEAS DENOTES MEASURED
 - JDB DENOTES J.D. BARNES LIMITED
 - 857 DENOTES FAIRHALL, MOFFATT & WOODLAND LTD
 - ADG DENOTES ANNIS, O'SULLIVAN, VOLLEBERG LTD.
 - AC DENOTES AIR CONDITIONING UNIT
 - BF DENOTES BOARD FENCE
 - P DENOTES REGISTERED PLAN 4M-765
 - P1 DENOTES SURVEYOR'S REAL PROPERTY REPORT BY ANNIS, O'SULLIVAN, VOLLEBERG LTD. DATED APRIL 26, 1999
 - P2 DENOTES SURVEYOR'S REAL PROPERTY REPORT BY FAIRHALL, MOFFATT & WOODLAND LTD. DATED MARCH 9, 1998
 - P3 DENOTES SURVEYOR'S REAL PROPERTY REPORT BY FAIRHALL, MOFFATT & WOODLAND LTD. DATED DECEMBER 9, 1997
 - P4 DENOTES SURVEYOR'S REAL PROPERTY REPORT BY FAIRHALL, MOFFATT & WOODLAND LTD. DATED MARCH 24, 1993
 - P5 DENOTES SURVEYOR'S REAL PROPERTY REPORT BY FAIRHALL, MOFFATT & WOODLAND LTD. DATED MARCH 25, 1998
 - P6 DENOTES SURVEYOR'S REAL PROPERTY REPORT BY FAIRHALL, MOFFATT & WOODLAND LTD. DATED JANUARY 17, 2000
- N=NORTH S=SOUTH E=EAST W=WEST

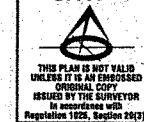
SURVEYOR'S CERTIFICATE

- I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
 2. THE SURVEY WAS COMPLETED ON OCTOBER 21, 2019.

OCTOBER 22, 2019
DATE

George Jervois
GEORGE JERVOIS
CHARTERED LAND SURVEYOR

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
20190508



THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR IN ACCORDANCE WITH REGULATION 1925, SECTION 28(7)

J.D. BARNES SURVEYING MAPPING GIS LIMITED
LAND INFORMATION SPECIALISTS
3400 DON RICH DRIVE, SUITE 204, OTTAWA, ON K1H 1E1
T: (613) 731-7244 F: (613) 731-8933 www.jdbarnes.com

DRAWN BY: RP	CHECKED BY: GZ	REFERENCE NO.: 19-10-093-00
FILE: G:\19-10-093\00\Drawing\19-10-093-00.dwg	DATE: 10/28/19	PLOTTED: 10/22/2019

PREPARED FOR: RICHARD AFRIGO

Committee of Adjustment
FEB 03 2020
City of Ottawa