

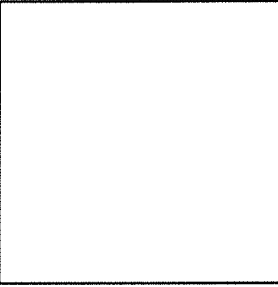
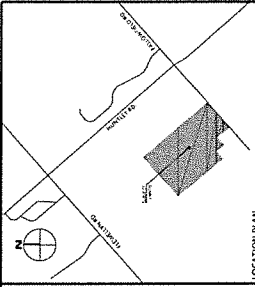
NOTE: DEVELOPMENT - AS SHOWN OR OTHERWISE - IS SUBJECT TO PERMITTING (INCL. CITY OF OTTAWA, MISSISSIPPI VALLEY CONSERVATION AUTHORITY) AS APPLICABLE.

NOTE: DEVELOPMENT - AS SHOWN OR OTHERWISE - IS SUBJECT TO ALL APPLICABLE PROVISIONS OF CITY OF OTTAWA ZONING BY-LAW NO. 2008-250, INCLUDING 'RU' ZONE PROVISIONS. RELIEF FROM THE ZONING BY-LAW COULD BE REQUIRED.

LEGEND

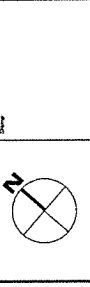
	DEVELOPMENT ENVELOPE
	WATERCOURSE
	NEW BUILDING
	ACCESS ROAD
	PROPERTY LINE
	SEPTIC BED
	ME 2 ZONE SETBACK (150M SETBACK TO PROPERTY ZONED MINERAL EXTRACTION SUBZONE 2 - ME2, PER SECTION 68 OF BY-LAW NO. 2008-250)
	ME 3 ZONE SETBACK (150M SETBACK TO PROPERTY ZONED MINERAL EXTRACTION SUBZONE 3 - ME3, PER SECTION 68 OF BY-LAW NO. 2008-250)
	MDS II SETBACK (100M SETBACK PER MINIMUM DISTANCE SEPARATION ANALYSIS PREPARED BY MCINTOSH PERRY, DATED JULY 31, 2019 AND SECTION 62 OF BY-LAW NO. 2008-250)
	100-YEAR FLOODPLAIN (PER FLOODPLAIN MAP PHASE 3 - AC2019 PRE EDP 2036)
	EIS-RELATED SETBACK (PER FIGURE 1 AND RECOMMENDATIONS OF ENVIRONMENTAL IMPACT STATEMENT PREPARED BY WINGCASTER ENVIRONMENTAL PLANNING INC., REVISION DATED OCTOBER 9, 2019)
	WATERCOURSE SETBACK (10M PER SECTION 69 OF BY-LAW NO. 2008-250)

Date	Prepared By	Checked By	Reviewed By	Scale	Sheet No.
JUN 7, 2020	PROJENAL	PROJENAL	PROJENAL	1:1500	1
JUN 7, 2020	PROJENAL	PROJENAL	PROJENAL	1:1500	1
JUN 7, 2020	PROJENAL	PROJENAL	PROJENAL	1:1500	1



No.	ISSUED FOR VARIANCE	Revision/Value	Date
1	ISSUED FOR VARIANCE		JUNE 7, 2020

McINTOSH PERRY
 1100 BROADVIEW AVE. SUITE 100
 OTTAWA, ONTARIO K1K 1R7
 TEL: 453-834-3344 FAX: 453-834-3342
 www.mcintoshperry.com



Client: OTTAWA WEST DEVELOPMENT INC.

Project: 6415 FOLLOWFLEED ROAD

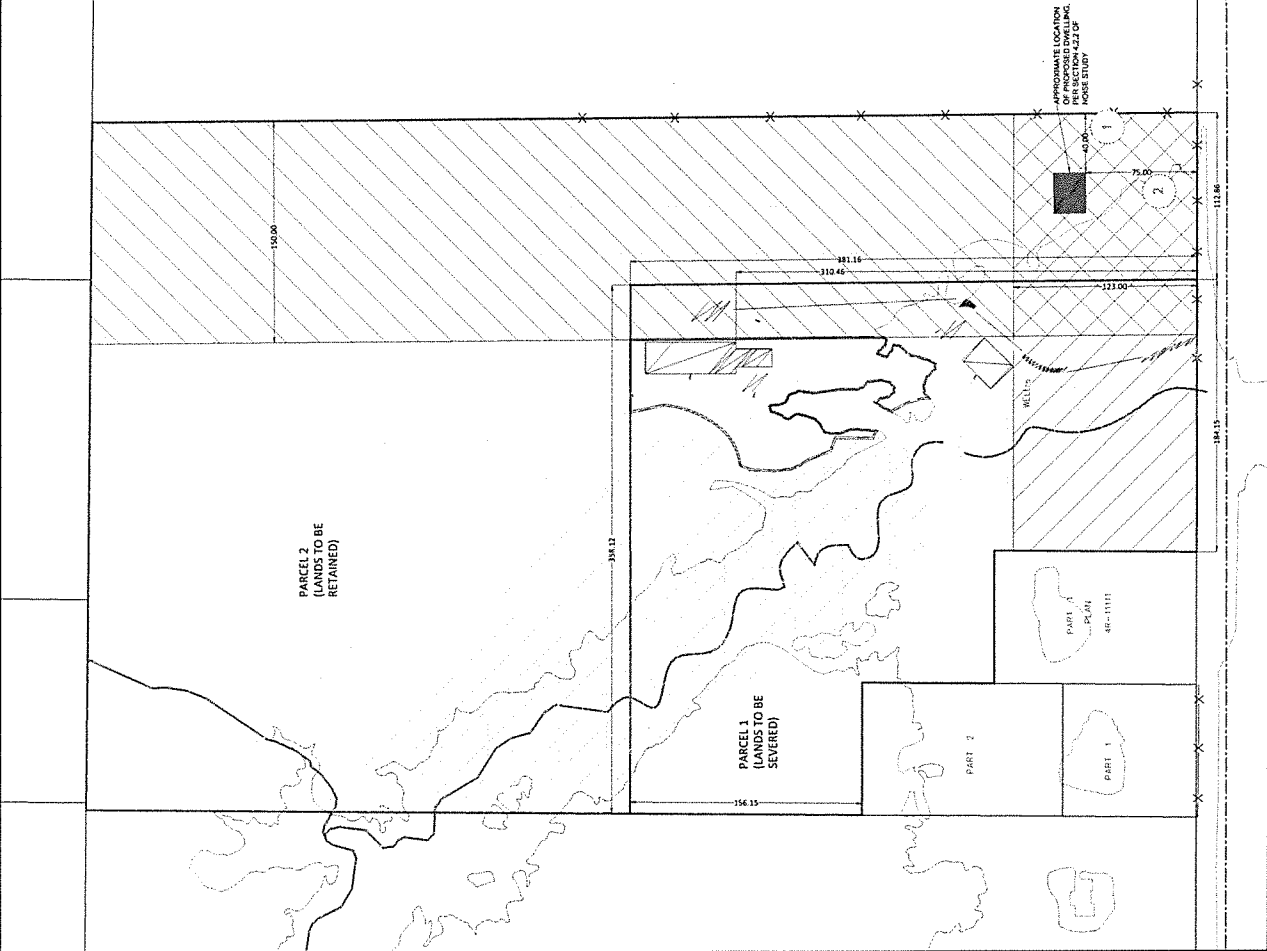
City: OTTAWA

Drawing No: SKETCH FOR MINOR VARIANCE

Scale: 1:1500

Project Number: OCP-17-0661

Date: JUNE 11, 2020



PLAN OF SURVEY
OF
PART LOT 21
CONCESSION 8
GEOGRAPHIC TOWNSHIP OF GOULBOURN
CITY OF OTTAWA
 SCALE 1:2000 METERS

G.A. SMITH - ONTARIO LAND SURVEYOR
 DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.99991
 BEARINGS ARE WITH GRID, DERIVED FROM OBSERVED REFERENCE POINTS A & B, BY REAL TIME NETWORK (RTN) OBSERVATIONS, WITH ZONE 9, CENTRAL MERIDIAN 76°30'00"W, NAD83 (GSR9)(2010)

PLAN 4R-32689
 RECEIVED AND DEPOSITED
 DATE *Feb. 95, 2020*
G. A. Smith
 REPRESENTATIVE FOR
 LAND REGISTRAR FOR
 THE LAND TITLES DIVISION
 OF OTTAWA-CARLETON (4)

DECEMBER 17, 2019
G. A. Smith
 ONTARIO LAND SURVEYOR

CONCESSION
 PART OF 04447-0031(L) 8
 PART OF 04447-0031(E) 10.5 REQUIRES
 74.5 m²

SCHEDULE
 PART LOT CONCESSION AREA
 1 PART OF 21 8
 2 PARTS 1 & 2 COMPRISE PART OF PIN 04447-0031(L)

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORP'S) DERIVED FROM REAL TIME NETWORK OBSERVATIONS (RTN) AND ARE REFERRED TO WITH ZONE 9 NAD83 (GSR9) (2010) COORDINATES. THE POINTS ARE IDENTIFIED BY THE FOLLOWING PIN AND POINT ID FOR SECTION 14 (3) OF O. REG. 216/10

POINT ID	NORTHING	EASTING
ORP A	50081072.5	351814.7
ORP B	50084222.5	352172.9

COORDINATES CANNOT IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

- LEGEND:**
- MONUMENT FOUND
 - MONUMENT SET
 - IRON BAR
 - IRON PIPE
 - SHORT STANDING IRON BAR
 - ROUND IRON BAR
 - CONCRETE PIN
 - WITNESS
 - DRIVEN UNKNOWN
 - UTILITY POLE
 - OVERHEAD WIRES
 - POST AND WIRE FENCE
 - JOHN R. HELEY O.L.S. (1442)
 - JOHN H. KENNEDY O.L.S. (1443)
 - REGIONAL MUNICIPALITY OTTAWA-CARLETON (RMCO) (P1)
 - PLAN SR-6175 (P2)
 - PLAN SR-6805 (P3)
 - PLAN 4R-11111 (P4)

SURVEYOR'S CERTIFICATE

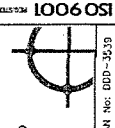
I CERTIFY THAT THE SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.

(2) THE SURVEY WAS COMPLETED ON DECEMBER 13, 2019

DECEMBER 17, 2019
G.A. Smith
 DATE
 ONTARIO LAND SURVEYOR

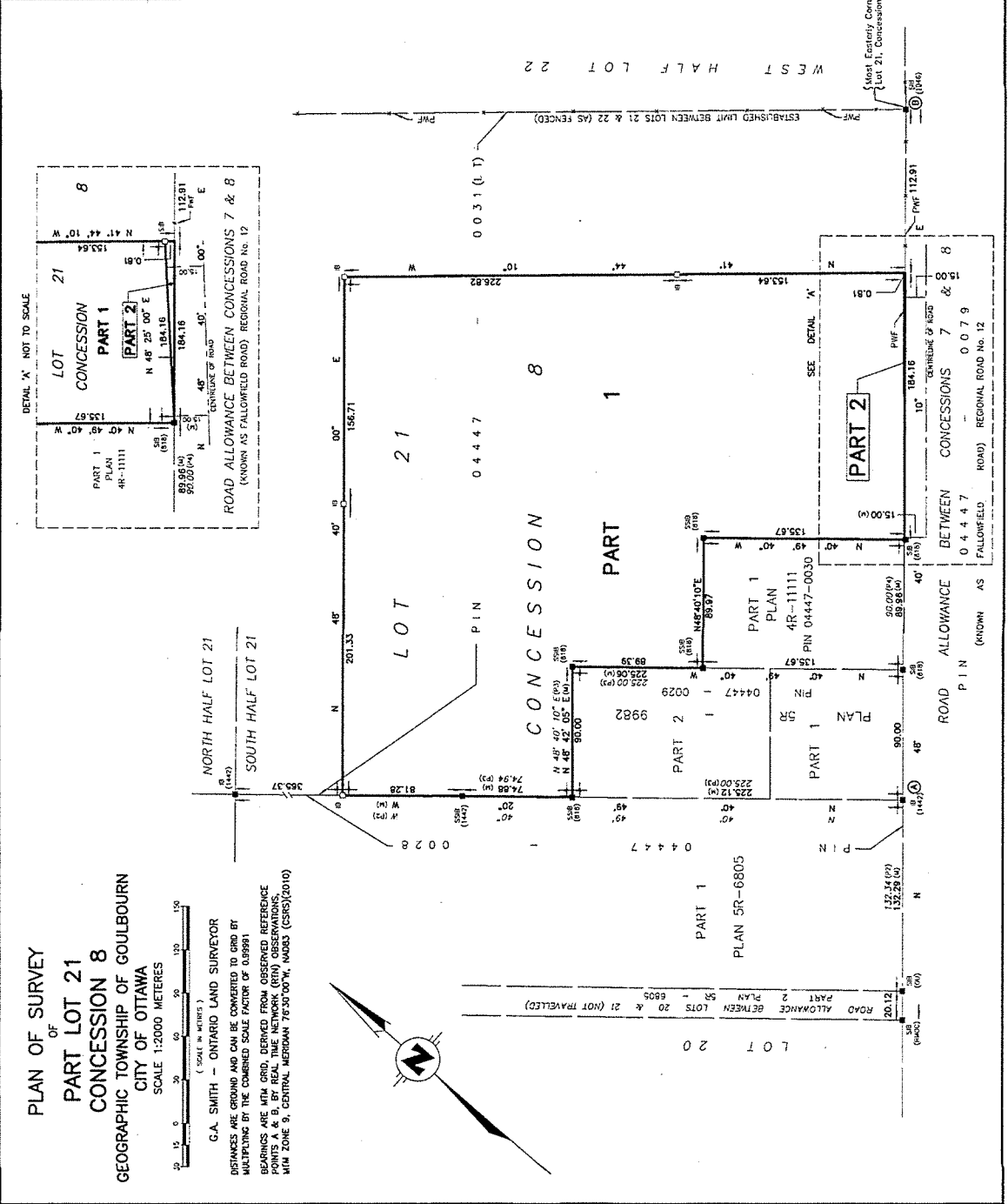
METRIC: DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

1006051



Callon Dietz INCORPORATED
 ONTARIO LAND SURVEYORS
 CARLETON PLACE LONDON NORTH BAY ST. THOMAS
 info@callondietz.com callondietz.com

SURVEY BY: E.C. URBAN ET. R.M. FILE NO. 19-0241 PLAN NO. RDD-3029



PLAN OF SURVEY
OF
PART LOT 21
CONCESSION 8
GEOGRAPHIC TOWNSHIP OF GOULBOURN
CITY OF OTTAWA
 SCALE 1:2000 METERS

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