



THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN, AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER

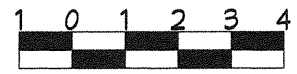
RYAN BOURGON
 BCIN#
 FIRM BCIN#
 SIGNATURE: _____

-DO NOT SCALE DRAWINGS
 -ALL DIMENSIONS TO BE CHECKED AND VERIFIED
 -DESIGN IS IN ACCORDANCE WITH LOCAL BUILDING BYLAWS AND THE LATEST EDITION OF THE 2012 ONTARIO BUILDING CODE
 -TO THE BEST OF MY KNOWLEDGE THESE PLANS ARE DRAWN TO COMPLY WITH OWNER'S AND/OR CONTRACTORS SPECIFICATIONS AND ANY CHANGES MADE ON THEM AFTER ARE MADE AT THE OWNER'S AND/OR CONTRACTOR'S EXPENSE AND RESPONSIBILITY
 -THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE JOB SITE AND NOTIFY DESIGNER OF ANY DIMENSIONAL ERRORS, OMISSIONS OR DISCREPANCIES BEFORE BEGINNING ANY WORK

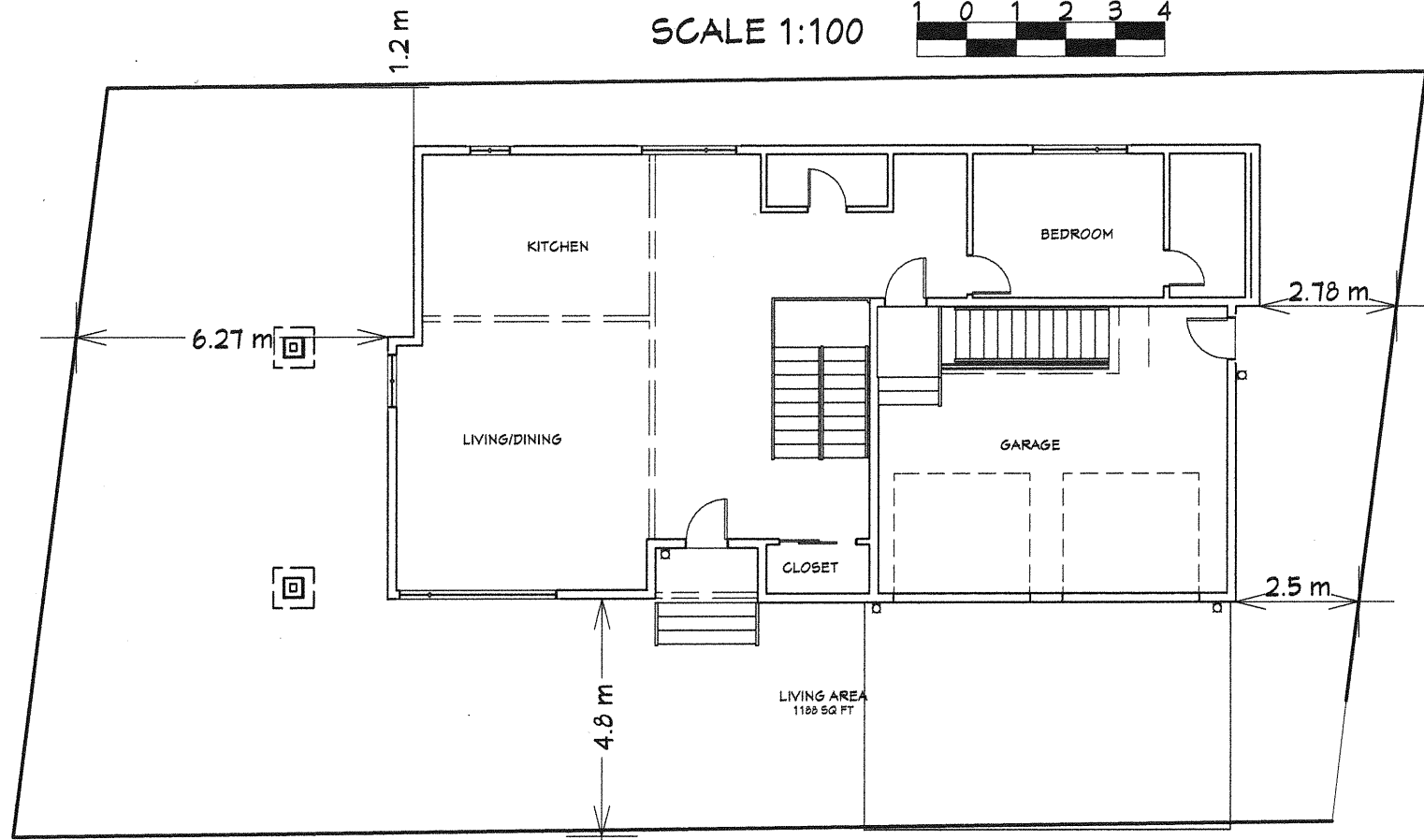
REVISION TABLE			
NUMBER	DATE	REVISED BY	DESCRIPTION

PROJECT	
1967 BANFF AVE.	
DRAWING	
SITE PLAN	
SCALE:	DRAWN BY:
1:100	RB
DATE:	SHEET:
JANUARY 19 2021	A1

SCALE 1:100



BANFF AVE



VANCOUVER AVE

Committee of Adjustment
 JAN 28 2021
 City of Ottawa

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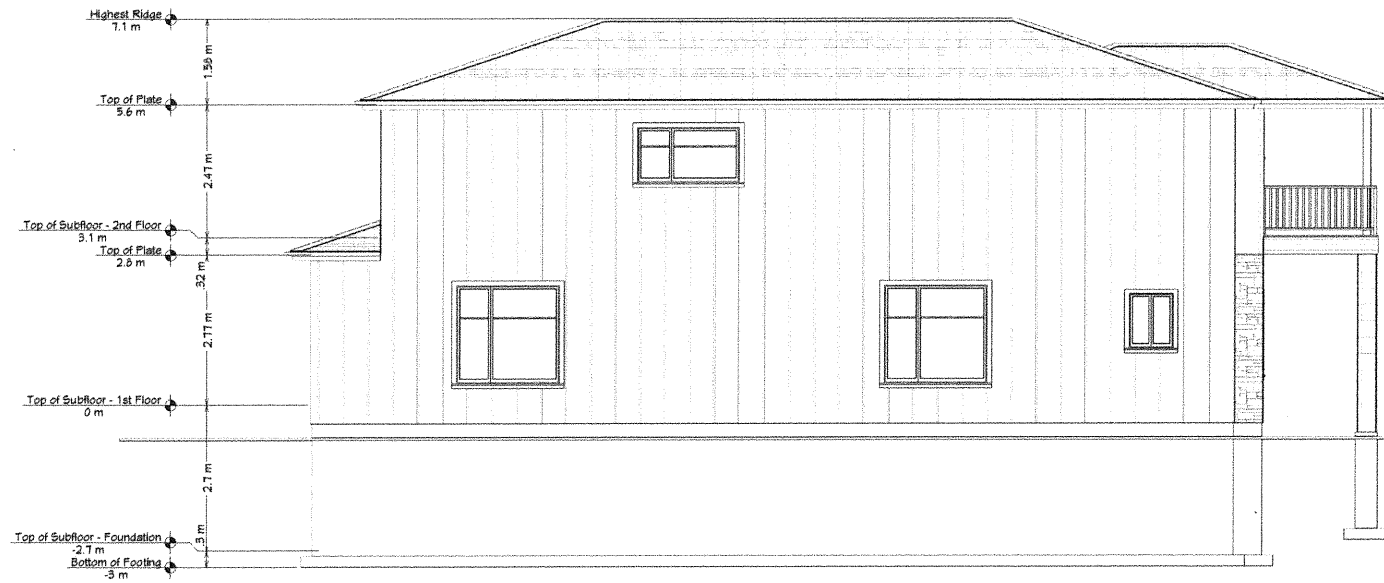
Committee of Adjustment
 JAN 28 2021
 City of Ottawa

REVISION TABLE		
NUMBER	DATE	DESCRIPTION

PROJECT	
1967 BANFF AVENUE	
DRAWING	
FRONT ELEV.	
SCALE:	DRAWN BY:
NTS	RB
DATE:	SHEET:
JANUARY 2021	A1



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REVISION TABLE			
NUMBER	DATE	REVISED BY	DESCRIPTION

PROJECT	
1967 BANFF AVENUE	
DRAWING	
REAR ELEV.	
SCALE:	DRAWN BY:
NTS	RB
DATE:	SHEET:
JANUARY 2021	A2

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REVISION TABLE		
NUMBER	DATE	DESCRIPTION

PROJECT
 1967 BANFF AVENUE

DRAWING
 LEFT ELEV.

SCALE: NTS	DRAWN BY: RB
DATE: JANUARY 2021	SHEET: A3



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 City of Ottawa

REVISION TABLE		
NUMBER	DATE	REVISION DESCRIPTION

PROJECT	
1967 BANFF AVENUE	
DRAWING	
RIGHT ELEV.	
SCALE:	DRAWN BY:
NTS	RB
DATE:	SHEET:
JANUARY 2021	A4

**TOPOGRAPHIC PLAN OF SURVEY OF
LOT 154
REGISTERED PLAN 4M-35
CITY OF OTTAWA**
Surveyed by Annis, O'Sullivan, Vollebekk Ltd.

Scale 1 : 150
0 5 10 15 20 25 30 35 40 Metres

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

Surveyor's Certificate
I CERTIFY THAT:

- This survey and plan are correct and in accordance with the Survey Act and the Surveyors Act and the regulations made under them.
- The survey was completed on the 8th day of December, 2020.

Date: *12/11/20*
T. Harbeck
Ontario Land Surveyor

Notes & Legend

Denotes	Notes
[Symbol]	Survey Monument Planted
[Symbol]	Survey Monument Found
[Symbol]	Standard Iron Bar
[Symbol]	Short Standard Iron Bar
[Symbol]	Iron Bar
[Symbol]	Concrete Pin
[Symbol]	Witness
[Symbol]	Origin Unknown
[Symbol]	Measured
[Symbol]	Annis, O'Sullivan, Vollebekk Ltd.
[Symbol]	City of Ottawa
[Symbol]	Registered Plan 4M-35
[Symbol]	(1473) Plan dated May 29, 1959
[Symbol]	Plan CAR-102
[Symbol]	Plan 4R-20950
[Symbol]	Registered Plan 677
[Symbol]	(AOG) Plan dated February 21, 1994
[Symbol]	Coniferous Tree
[Symbol]	Fire Hydrant
[Symbol]	Water Valve
[Symbol]	Maintenance Hole (Storm Sewer)
[Symbol]	Maintenance Hole (Sanitary)
[Symbol]	Overhead Wires
[Symbol]	Catch Basin
[Symbol]	Top of Grade
[Symbol]	Gas Meter
[Symbol]	Sign
[Symbol]	Chain Link Fence
[Symbol]	Board Fence
[Symbol]	Concrete Retaining Wall
[Symbol]	Asphalt Sidewalk
[Symbol]	Gate
[Symbol]	Diameter
[Symbol]	Location of Elevations
[Symbol]	Top of Concrete Curb and Retaining Wall Elevation
[Symbol]	Centreline
[Symbol]	Property Line

Bearings are grds. derived from Can-NET 2016 Real Time Network GPS observations and are referred to Specified Control Points 01919880105 and 019198434761, MTM Zone 8 (78°30' West Longitude) NAD-83 (original).

01919880105 Northing 5024015.16 Easting 375971.85
019198434761 Northing 5038178.12 Easting 372458.11

For comparison purposes, a rotation of 0°34'50" counter clockwise has been applied to bearings on plans P2, P3, and P5.

ELEVATION NOTES
1. Elevations shown are geoidetic and are referred to the CGVD28 geoidetic datum.
2. It is the responsibility of the user of this information to verify that the job benchmark has not been altered or disturbed and that its relative elevation and description agree with the information shown on this drawing.

UTILITY NOTES
1. This drawing cannot be accepted as acknowledging all of the utilities and it will be the responsibility of the user to contact the respective utility authorities for confirmation.
2. Only visible surface utilities were located.
3. A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating, etc.

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
2150109

THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR IN ACCORDANCE WITH REGULATION 108R, SECTION 29 (2).

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Email: Mapas@annis.com
Ontario Land Surveyors (Lic. No. 5202-85, Reg. No. 1884, 91-29, 7, 7)

Committee of Adjustment

JAN 28 2021

City of Ottawa

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