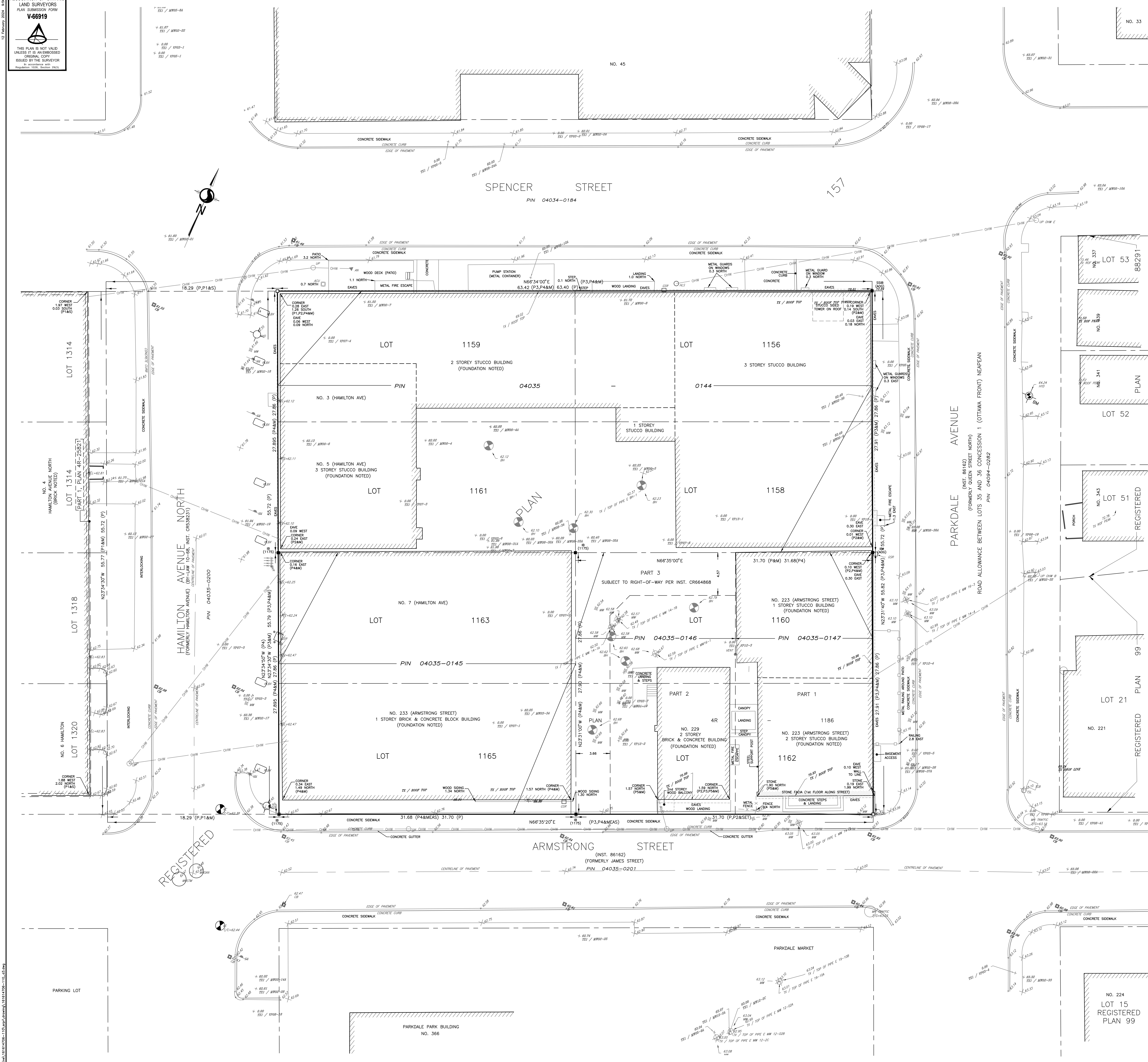




SURVEYOR'S REAL PROPERTY REPORT
PART 1 - PLAN OF SURVEY
LOTS 1155, 1158, 1159, 1160, 1161, 1162, 1163 & 1165
REGISTERED PLAN 157
CITY OF OTTAWA
Scale 1:150

METRIC CONVERSION
Distances shown on this plan are in metres and can be converted to feet by dividing by 3.281.

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BEARING NOTE
Bearings are grid, derived from CAN-NET VRS NETWORK GPS OBSERVATIONS ON NCC HORIZONTAL CONTROL MONUMENTS 1973035 AND 19680191, CENTRAL MERIDIAN, 76° 30' WEST LONGITUDE MM ZONE 9, NAD83 (ORIGINAL).
1973035 N:5006040.42 E:324888.04
19680191 N:5033564.26 E:388064.74
FOR BEARING COMPARISONS, A ROTATION OF 0° 30' 40" COUNTER-CLOCKWISE HAS BEEN APPLIED TO BEARINGS ON P3 & P4.

AREA = 3538.02 sq. m

NOTE
THIS PLAN OF SURVEY IS TO BE READ IN CONJUNCTION WITH THE REPORT SUMMARY NOTED AS PART 2 HEREOF.
THIS REPORT CAN ONLY BE UPDATED BY THIS OFFICE. NO ADDITIONAL PRINTS OF THIS ORIGINAL REPORT WILL BE ISSUED SUBSEQUENT TO THE DATE OF CERTIFICATION. ALL TIES TO CURVED BOUNDARY ARE RADIAL TO ARC.
RISK OF UNDERGROUND SERVICES, MONUMENTATION PLANTED ACCORDINGLY.

PART 2
This report was prepared for Taggart Realty Management and the undersigned accepts no responsibility for the use by other parties.
1. REGISTERED RIGHTS-OF-WAY/EASEMENTS
Subject to right-of-way over Part 3, 4R-1186 as in Inst. CR664868
2. PROPERTY IMPROVEMENTS
See Part 1, Plan of Survey for details.
3. COMPLIANCE WITH MUNICIPAL ZONING BYLAWS
Compliance is not certified by this report.
4. ADDITIONAL REMARKS

LEGEND	
■	DENOTES
■	FOUND MONUMENTS
■	SET MONUMENTS
■	IRON BAR
■	ROUND IRON BAR
■	STANDARD IRON BAR
■	SHORT STANDARD IRON BAR
■	CUT CROSS
■	CONCRETE PIN
■	WITNESS
■	PROPERTY IDENTIFICATION NUMBER
■	MEAS. M
■	INST
■	SET
■	ORIGIN UNKNOWN
■	STANTEC GEOMATICS LTD.
■	REGISTERED PLAN 157
■	PLAN 4R-2001
■	PLAN 4R-1186
■	PLAN BY AGO DATED NOVEMBER 3, 2000
■	PLAN BY H.A. KEN SHIPMAN LTD DATED MAY 10, 2010
■	PLAN BY
■	AIR CONDITIONING UNIT
■	ANCHOR
■	CAS SERVICE REGULATOR
■	HYDRO LIGHT STANDARD
■	PULL BOX
■	MONITORING WELL
■	MONITORING WELL FROM SPREADSHEET
■	TRAFFIC SIGNAL LIGHT
■	UTILITY POLE
■	VALVE CHAMBER
■	OVERHEAD UTILITY WIRES

SURVEYOR'S CERTIFICATE
I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT.
2. THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
3. THE SURVEY WAS COMPLETED ON THE 14th DAY OF JANUARY, 2024.

Feb 12, 2024
DATE
B. Webster
BRIAN J. WEBSTER
ONTARIO LAND SURVEYOR

SR0 MAP COORD.= 365040.5029420
DRAWN: ME
CHECKED: BW
PIN: BW
FIELD: CA
PROJECT NO.: 161614706-110

Stantec
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