

DORCHESTER AVENUE
(AS PER REGISTERED PLAN 294)

SURVEYOR'S REAL PROPERTY REPORT
WITH TOPOGRAPHIC DETAILS
PART 1 - PLAN SHOWING

PART OF LOT 31
REGISTERED PLAN 294
CITY OF OTTAWA

J.D. BARNES LIMITED
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SCALE 1 : 100

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
PART OF LOT 31, REGISTERED PLAN 294 BEING ALL OF PINS 04044-0086(LT), 04044-0087(LT) AND 04044-0088(LT) IN THE CITY OF OTTAWA
- REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY
NONE
- BOUNDARY FEATURES
NOTE LOCATION OF THE CHAIN LINK FENCES AND CEDAR HEDGE ALONG THE WESTERLY LIMIT OF THE SUBJECT PROPERTIES
NOTE LOCATION OF THE CHAIN LINK FENCE AND THE CEDAR HEDGE ALONG THE SOUTHERLY LIMIT OF PIN 04044-0086(LT)
NOTE LOCATION OF THE CEDAR HEDGE ALONG THE EASTERLY LIMIT OF PIN 04044-0087(LT)
NOTE LOCATION OF THE CHAIN LINK FENCE, THE CEDAR HEDGE AND THE DECIDUOUS HEDGE ALONG THE NORTHERLY LIMIT OF PIN 04044-0088(LT)
NOTE LOCATION OF THE CEDAR HEDGE, THE CHAIN LINK FENCE, THE TIMBER RETAINING WALL AND THE CROSSING TELEPHONE CABLE ALONG THE EASTERLY LIMIT OF PIN 04044-0088(LT)

NOTES

- BEARINGS ARE MTR GRID, AND DERIVED FROM GLOBAL NAVIGATION SATELLITE SYSTEMS (GNSS) BY REAL TIME NETWORK (RTN) OBSERVATIONS, MTR ZONE 9, NAD 83, (CSRS) (2010).
- FOR BEARING COMPARISONS, A COUNTER-CLOCKWISE ROTATION OF 0°46'00" WAS APPLIED TO BEARINGS ON REGISTERED PLAN 294 DISTANCES ARE GROUND.
- COMPLIANCE WITH ONTARIO BUILDING CODE SETBACK REQUIREMENTS ARE NOT VERIFIED BY THIS SURVEY.
- NOTES ON TREES
- TREE DIMENSIONS ARE SHOWN +/- HEREON
- DIAMETER OF TREES TAKEN AT NETWORK GRADE
- RADIIUS DENOTES MEASUREMENT OF CROWN FROM CENTER OF TREE

LEGEND

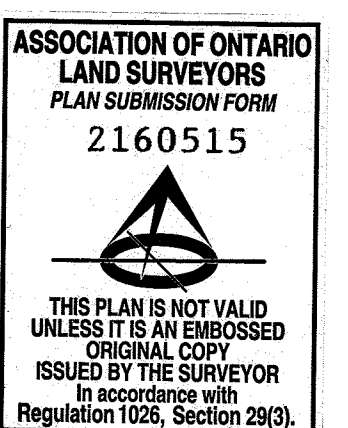
- DENOTES SURVEY MONUMENT FOUND
 - DENOTES SURVEY MONUMENT SET
 - SB DENOTES STANDARD IRON BAR
 - SBIB DENOTES SHORT STANDARD IRON BAR
 - IB DENOTES IRON BAR
 - PB DENOTES PLASTIC BAR
 - MEAS DENOTES MEASURED
 - ACC DENOTES ACCEPTED
 - WIT DENOTES WITNESS
 - RP DENOTES REGISTERED PLAN 294
 - D1 DENOTES PLAN SR-7887
 - P2 DENOTES BUILDING LOCATION SURVEY BY R.W. ARNETT, O.L.S., DATED JUNE 8, 1983
 - P3 DENOTES PLAN BY J. ERIC KIRK, O.L.S., DATED MAY 16, 1972
 - P4 DENOTES BUILDING LOCATION SURVEY BY R.W. ARNETT, O.L.S., DATED NOVEMBER 5, 1985
 - D2 DENOTES INSTRUMENT NS202000
 - D3 DENOTES INSTRUMENT N672588
 - D4 DENOTES INSTRUMENT NS36314
 - 857 DENOTES FAIRHALL, MOFFATT & WOODLAND LIMITED
 - AOC DENOTES ANNIS, O'SULLIVAN, VOLLEBECK LTD.
 - JDB DENOTES J.D. BARNES LTD.
 - 725 DENOTES R.W. ARNETT, O.L.S.
 - 1319 DENOTES W.J. WEBSTER, O.L.S.
 - NO IDENTIFICATION DENOTES NO IDENTIFICATION
 - PROPERTY LINE DENOTES PROPERTY LINE
- N-NORTH / S-SOUTH / E-EAST / W-WEST

TOPOGRAPHIC LEGEND

- FDN DENOTES FOUNDATION
- WW DENOTES WINDOW WELL
- C/L DENOTES CENTERLINE
- D DENOTES DIAMETER
- R DENOTES RADIUS
- BF DENOTES BOARD FENCE
- CLF DENOTES CHAIN LINK FENCE
- HP DENOTES HYDRO POLE
- FH DENOTES FIRE HYDRANT
- GM DENOTES GAS METER
- WK DENOTES WATER KEY
- WM DENOTES WATER METER
- CB DENOTES CATCH BASIN
- E...J DENOTES HYDRO JUNCTION BOX
- MH_STM DENOTES STORM MANHOLE
- MH_SAN DENOTES SANITARY MANHOLE
- C DENOTES OVERHEAD HYDRO CABLE
- STM DENOTES OVERHEAD TELEPHONE CABLE
- STM DENOTES UNDERGROUND STORM SEWER
- SAN DENOTES UNDERGROUND SANITARY SEWER
- DENOTES DECIDUOUS TREE
- DENOTES CONIFEROUS TREE

ELEVATION NOTE:

- ELEVATIONS SHOWN ON THIS PLAN ARE RELATED TO GEODETIC DATUM CGVD28.78 AND ARE DERIVED FROM CITY OF OTTAWA PUBLISHED CONTROL MONUMENT 20160328 HAVING A PUBLISHED ELEVATION OF 82.472 METRES.
- IT IS THE RESPONSIBILITY OF THE USER OF THIS INFORMATION TO VERIFY THAT THE SITE BENCHMARKS HAVE NOT BEEN ALTERED OR DISTURBED, AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION SHOWN ON THIS DRAWING.



SURVEYOR'S CERTIFICATE

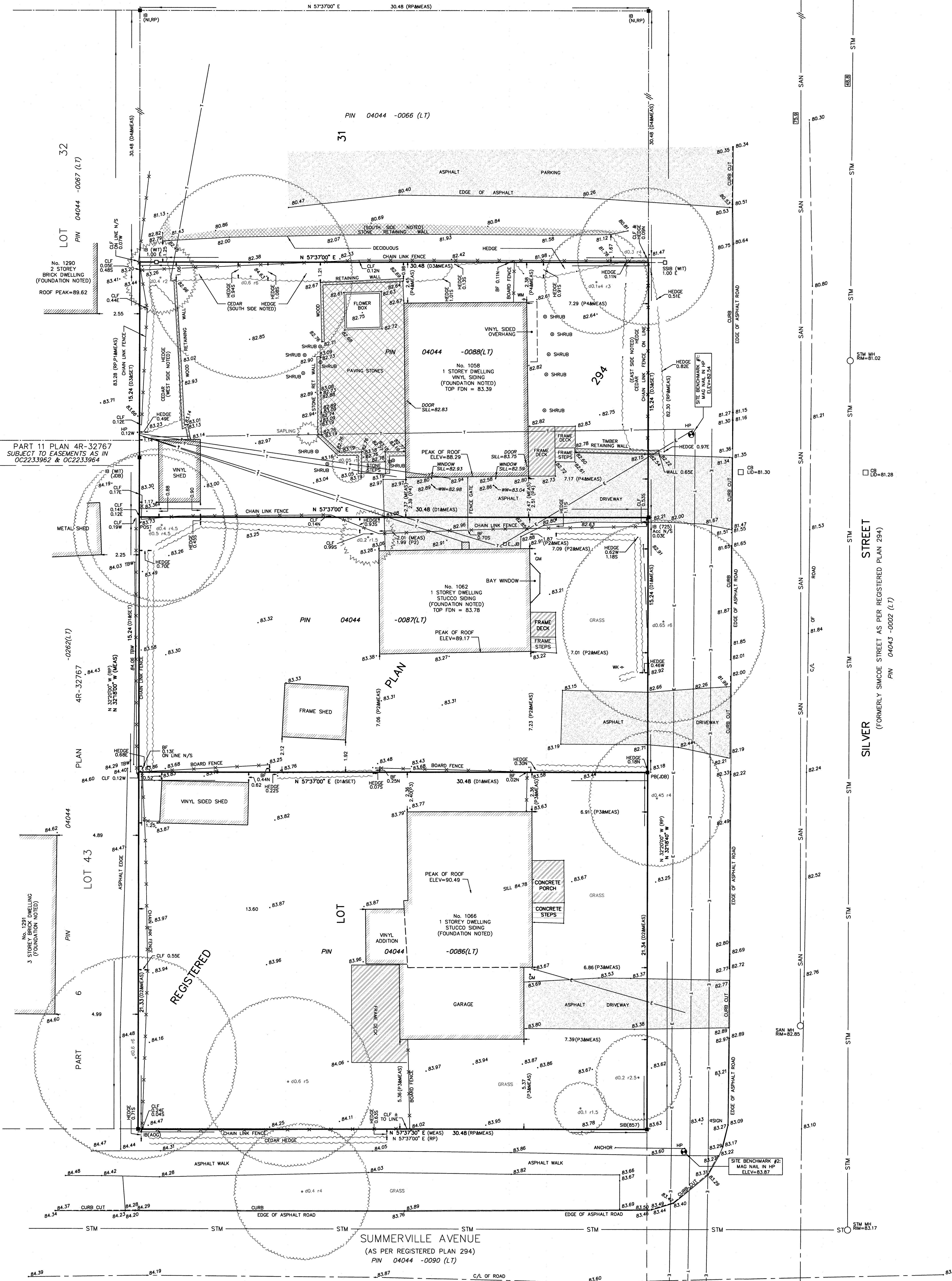
- I CERTIFY THAT:
- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
 - THE SURVEY WAS COMPLETED ON DECEMBER 20, 2021.

JANUARY 12, 2022
DATE

SHAWN LEROUX
ONTARIO LAND SURVEYOR

J.D. BARNES SURVEYING MAPPING GIS LIMITED
LAND INFORMATION SPECIALISTS
43 STEACIE DRIVE, SUITE 101, KANATA, ON K2K 2J9
T: (613) 771-7244 F: (613) 254-8659 www.jdbarnes.com

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DATED: 1/12/2022 PLOTTED: 1/12/2022



SILVER STREET
(FORMERLY SINCE STREET AS PER REGISTERED PLAN 294)
PIN 04043-0002 (LT)

SUMMERVILLE AVENUE
(AS PER REGISTERED PLAN 294)
PIN 04044-0090 (LT)