

October 6th, 2020

E-Mailed

Fadi Yazji
Suncor Energy
11701 Sherbrooke Street East
Montreal, Quebec
H1B 1C3

Re: **JDB No. 20-12-216-00 Project Report**
8605 Promenade Campeau Drive, Ottawa
Part of PINs 04508-0143 (LT), 04508-0108 (LT) & 04508-0181 (LT)
Part of Block 6, Plan 4M-1566 & Part of Lot 3, Concession 1
Geographic Township of Huntley
City of Ottawa

Dear Mr. Yazji,

This report outlines the nature of our involvement with the above noted project and the results of our field survey.

The Project

Janusz Kuszynski engaged our firm on August 25, 2020 to prepare a Plan of Survey of the above noted property having an area of approximately 2.24 acres. The specifications for the survey are as identified on the proposal approved by Mr. Yazji on August 31, 2020 and prior to work commencement.

We have prepared a Surveyor's Real Property Report that is being delivered to you in PDF format.

Research/Data Sources

Our research included obtaining current registry office records and field notes/plans from other surveying firms involved on or adjacent to the subject property. The most current survey of the property is 2 years old.

Registry office records indicate the property is composed of parts of three parcels registered as PINs 04508-0143 (LT), 04508-0108 (LT), and 04508-0181 (LT) with the current registered owners as "West Ottawa Land Holdings Inc.", "City of Ottawa", and "Her Majesty the Queen in Right of the Province of Ontario, Represented by the Minister of Transportation for the Province of Ontario" respectively.

The survey has been integrated and referenced to the North American Datum 1983 CSRS (2010) using Real Time Network (RTN) Observations. Coordinates are expressed as MTM Zone 9 grid coordinates.

Dimensions shown on the plan are ground and dimensions on the digital (CAD) file are grid having a scale factor of 0.999907.

Data Acquisition

The equipment deployed for the field survey included Global Positioning Systems, Total Stations and the software used to import/process the field data and prepare the CAD file included Microsurvey Field Genius and GeoPlus Vision CAD.

Observations

During the course of our field survey we observed the following:

Evidence Found:

- Sufficient survey monumentation was found to re-establish the limits of the subject parcel.

Occupational Limits (Fences, Hedges, etc.):

- Note the location of the post located at the southeast corner of the property.

Easements/Rights-of-Way:

- Subject to easement as in OC1776587

Discrepancies (measurements, prior surveys):

- Minimal discrepancies were found when compared to prior survey plans.

Comments/Remarks:

- Please note that there are multiple land owners within this proposed site area:
 - West Ottawa Land Holdings Inc.
 - Her Majesty the Queen in Right of the Province of Ontario, Represented by the Minister of Transportation for the Province of Ontario”
 - City of Ottawa.
- Please note that PIN 04508-0108 (LT) (City of Ottawa owned) is currently Public Highway and part of Palladium Drive.

Project Milestones

The following is the timeline of the Project Milestones:

Project Award: August 31, 2020
Research: September 2nd, 2020
Field Survey: September 14th, 2020
Plan Preparation: September 15th, 2020
OLS Plan Examination/Signature: October 6th, 2020
Deliverables: October 6th, 2020

Data Ownership

J.D. Barnes Limited retains ownership of all of the materials provided, software developed and any data collected during the course of this project. Any reproduction or distribution of the materials provided without the written consent of J.D. Barnes Limited is prohibited.

Note to Reader

On the basis of the information that you have provided, we undertook this project and have prepared the above noted materials for the purpose of site development. We express no assurances that the data or advice provided can be used for any other purpose by you or any other party without first consulting with J.D. Barnes Limited.

Declaration of Compliance

You will note that the Plan contains a Surveyors Certificate, being a Declaration of Compliance with the Surveys Act, the Surveyors Act and the regulations made under them.

We appreciate the opportunity to be of service to your company.

Yours Truly,

J.D. BARNES LIMITED



Ontario Land Surveyor

Alec Mantha, OLS, P.Eng
Project Supervisor, Utility Surveys

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