



LOT / BLOCK	RADIUS	ARC	CHORD	BEARING
89	24.00	5.36	5.35	N 81°10'50" W
90	24.00	11.07	10.98	N 61°39'40" W
91	24.00	8.71	8.66	N 87°37'00" W
275	18.00	12.72	12.45	N 39°24'10" E
276	18.00	6.03	6.00	N 9°34'10" E

APPROVED UNDER SECTION 31 OF THE PLANNING ACT BY THE CITY OF OTTAWA

THIS 21 DAY OF June 2020

(Signature)
 STEPHEN WILLIS, MGP, RPP, RP,
 GENERAL MANAGER
 PLANNING, INFRASTRUCTURE AND ECONOMIC
 DEVELOPMENT DEPARTMENT
 CITY OF OTTAWA

PLAN 4M-1659
 I CERTIFY THAT THIS PLAN IS REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF OTTAWA-CARLETON NO. 4 AT 9:50 O'CLOCK ON THE 04 DAY OF July 2020 AND ENTERED IN THE PARCEL REGISTER FOR PROPERTY IDENTIFIERS 04345-0853, 04345-0860, 04345-0875 AND THE REQUIRED CONSENTS ARE REGISTERED AS PLAN DOCUMENT NO. 00283625

(Signature)
 REPRESENTATIVE FOR LAND REGISTRAR

This plan comprises all of PINS 04345-0853, 04345-0860 and 04345-0875.

PLAN OF SUBDIVISION OF PART OF LOTS 18 and 19 CONCESSION 5 (RIDEAU FRONT)
 Geographic Township of Gloucester
 City of Ottawa
 Surveyed by Annis, O'Sullivan, Vollebek Ltd.

Scale 1:1000

Metric DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 3.048.

Surveyor's Certificate
 I CERTIFY THAT:
 1. This survey and plan are correct and in accordance with the Surveys Act, the Surveyors Act and the Land Titles Act and the regulations made under them.
 2. The survey was completed on the 20th day of January, 2020.

June 22, 2020
 Date
(Signature)
 Ontario Land Surveyor

OWNER'S CERTIFICATE
 THIS IS TO CERTIFY THAT:
 1. Lots 1 to 226, both inclusive, Blocks 227 to 246, both inclusive, Blocks 253, 254 and Blocks 256 to 283, both inclusive, and the Streets, namely, ruelle Alvarez Lane, ruelle Chamomille Way, promenade Findlay Creek Drive, chemin Gretsch Road, trois portons, terrasse Highgarden Terrace, cours Banek Walk, chemin Kugugan Road, ruelle Lemon Leaf Lane, both portons, voie Crozier Way, both portons, voie Ovation Grove, ruelle Rathburn Lane, both portons, côte Rosales Ridge, both portons, voie Rotary Way, promenade Shuttleworth Drive, both portons, plateau Tahoe Heights, plateau Triand Meadows, place Wooler Place, both portons and the Street Widening, namely, Blocks 247 and 248 and the Reserves, namely, Blocks 249, 250, 251, 252, 255 and 284 have been laid out in accordance with our instructions.
 2. The Streets and Street Widening are dedicated to City of Ottawa as public highways.

Dated the 22nd day of June, 2020
(Signature)
 Jim Burghout
 Chairman
 Claridge Homes (Bank St.) Inc.
 Limited Partnership
 I have authority to bind the corporation.

NOTES AND LEGEND
 -□- denotes Survey Monument Planned
 -■- Survey Monument Found
 SIB Standard Iron Bar
 SSB Short Standard Iron Bar
 CC Cut Cross
 IC Iron Chain
 CLF Chain Link Fence
 BF Board Fence
 (AOG) Annis, O'Sullivan, Vollebek Ltd.
 (P1) Plan 4R-30545
 (P2) Plan 4R-30546
 (P3) Plan 4R-31557
 (P4) Registered Plan 4M-1624
 (P5) Plan 4R-30522
 (P6) Plan 4R-30756
 (P7) Plan 4R-27185

All plotted survey monuments are IBS unless otherwise noted.
 Distances shown on curved limits are Arc Distances unless otherwise noted.
 Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.99995.
 Bearings are grid, derived from Can-Net 2016 Real Time Network GPS observations on reference points A and B, shown hereon. Having a bearing of N 59°24'20" E and are referenced to Specified Control Points 0191976735 and 01919871645, MTM Zone 9 (76°39' West Longitude) NAD-83 (original).
 Coordinates are derived from Can-Net 2016 Real Time Network GPS observations referenced to Specified Control Points 0191976735 and 01919871645, MTM Zone 9 (76°39' West Longitude) NAD-83 (original).
 Coordinate values are to urban accuracy in accordance with O. Reg. 216/10.

0191976735 Northing 502903.34 Easting 378988.72
 01919871649 Northing 500718.87 Easting 372435.66
 Point A Northing 502099.29 Easting 375890.30
 Point B Northing 502085.57 Easting 378665.42

Caution: Coordinates cannot, in themselves, be used to establish corners or boundaries shown on this plan.

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