

SURVEY REPORT

Re: **CHEO**
Topographical Plan of Survey
Part of Lot 15
Junction Gore
Geographic Township of Gloucester
City of Ottawa

Property Description

The subject lands are described as Part of Lot 15, Junction Gore, Geographic Township of Gloucester, or detailed on PIN 04258-0401. The PIN designation provides for a large parcel than the scope of work detailed.

Registered Easements and Rights-of-Way

The above noted PIN indicates the property is subject to the following easement:

- Instrument NS89571; an easement in favour of the Crown in Right of Ontario. The easement is for a permanent air space encroachment, and does not affect the portion of the property that is the subject of this survey.
- Instrument N585636 & LT 1169416; easements and rights-of-way in favour of Ottawa Health Sciences Centre Inc. and the Crown in right of Canada, over Parts 46 & 48 Plan 4R-15993. These easements are outside the limits of the surveyed area.
- Instrument CT151205; a right-of-way in favour of the Crown in right of Canada, over Part 44 Plan 4R-15993. This easement does not affect the area surveyed.
- Instrument N601401; an easement in favour of Ottawa Health Sciences Centre Inc. This easement does not affect the subject area of the survey.
- Instrument N722690; an easement in favour of Transalta Energy Corporation over Parts on Plan 5R-5211, and 4R-10636, and does not affect the subject property.

Encroachments

The primary access road along the southern and eastern boundaries of the lands surveyed is situated entirely outside the property boundary. Various road related features are also situated south and east of the surveyed limits (curbs, utility hardware, signs, light standards, etc). Parking stalls situated along the easterly limit also lie east of the surveyed boundary.

Access and Use

This property is presently used as a children's hospital, with primary access to the facility from the adjacent Municipal Roadway (Smyth Road).

OTTAWA, Ontario
March 15, 2021
Our Reference: 21265-20



V. Andrew Shelp
Ontario Land Surveyor