CURVE TABLE				
BLOCK	RADIUS	ARC	CHORD	BEARING
BLOCK 261	50.00	16.19	16.12	N83°56'00"E
BLOCK 261	16.50	74.84	25.20	N43°47'00"E
BLOCK 262	16.50	4.03	4.02	N76°13'10"E
BLOCK 262	16.50	3.06	3.05	N85°37'00"E
BLOCK 262	50.00	16.19	16.12	N83°56'00"E

PLAN 4M-1736

I CERTIFY THAT THIS PLAN IS REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES DIVISION OF OTTAWA-CARLETON (No. 4) AT 9:52 o'CLOCK ON THE 17 DAY OF January, 2024 AND ENTERED IN THE PARCEL REGISTER FOR PROPERTY IDENTIFIER 04595-2900 & 04595-3169

AND THE REQUIRED CONSENTS ARE REGISTERED AS PLAN DOCUMENT No. OC2683014

REPRESENTATIVE FOR LAND REGISTRAR

THIS PLAN COMPRISES PART OF PINS 04595 - 2900 (LT) AND 04595 - 3169 (LT)

PART OF rue Canoe Street, PART OF BLOCK 262 AND PART OF BLOCK 263 ARE SUBJECT TO EASEMENT AS IN INSTRUMENT No. OC2185865.

PART OF LOT 102 IS SUBJECT TO AN EASEMENT AS IN INSTRUMENT No. OC2289756

PLAN OF SUBDIVISION OF

PART OF LOTS 13 AND 14 CONCESSION 3 (RIDEAU FRONT)

GEOGRAPHIC TOWNSHIP OF NEPEAN

NOW IN THE

CITY OF OTTAWA

SCALE 1 : 1250

0 5 10 20 30 40 metres

J.D. BARNES LIMITED

METRIC DISTANCES AND/OR COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NOTES

BEARINGS ARE MTM GRID, DERIVED FROM SPECIFIED CONTROL POINTS (SCPs) 01919770858 AND 01919680091, MTM ZONE 9, NAD83 (ORIGINAL).

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999934.

ALL FOUND MONUMENTS ARE ICD UNLESS OTHERWISE SPECIFIED.

SURVEY MONUMENTS PLANTED ARE PLASTIC BARS UNLESS OTHERWISE NOTED.

0.30 WIDE BLOCKS ARE EXAGGERATED FOR CLARITY.

ALL BEARING AND DISTANCE MEASUREMENTS CONFORM TO PLANS 4R-31819 AND 4R-33055 AND REGISTERED PLAN 4M-1645 UNLESS NOTED OTHERWISE.

INTEGRATION DATA

SPECIFIED CONTROL POINTS (SCPs) MTM ZONE 9, NAD83 (ORIGINAL)

COORDINATES TO URBAN ACCURACY PER SECTION 14 (2) OF O.REG. 216/10.

POINT ID	EASTING	NORTHING
SCP 01919770858	365 388.10	5 011 428.36
SCP 01919680091	367 372.34	5 017 606.95

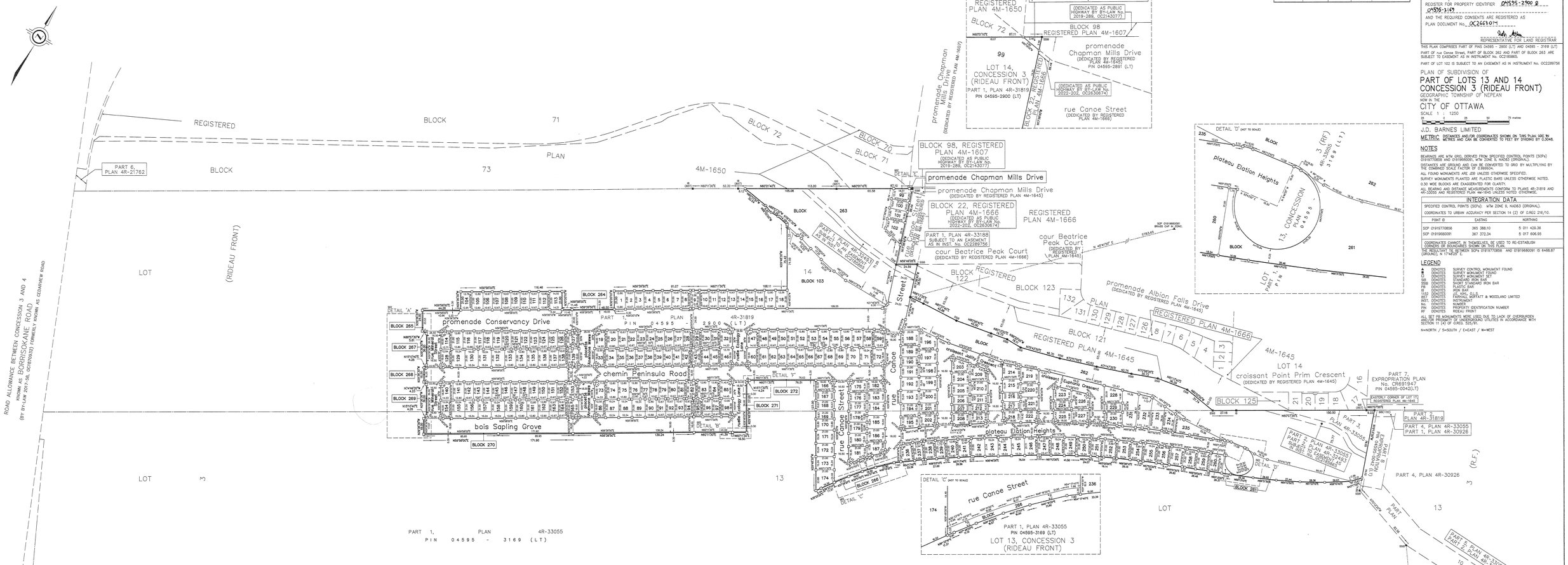
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.
THE RESULTANT TIE BETWEEN SCPs 01919770858 AND 01919680091 IS 6488.87 (GROUND), N 174°22' E.

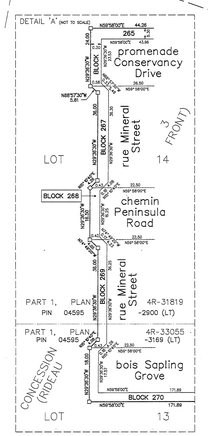
LEGEND

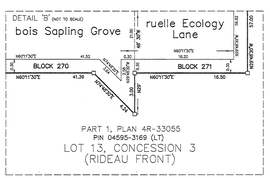
▲	DENOTES SURVEY CONTROL MONUMENT FOUND
●	DENOTES SURVEY MONUMENT FOUND
SIB	DENOTES STANDARD IRON BAR
SSIB	DENOTES STANDARD IRON BAR
SSIB	DENOTES SHORT STANDARD IRON BAR
PB	DENOTES PLASTIC BAR
⊙	DENOTES IRON PIPE
1310	DENOTES CP 1310 O.L.S.
IGCP	DENOTES FAIRHALL MOFFATT & WOODLAND LIMITED
INST.	DENOTES INSTRUMENT
No.	DENOTES NUMBER
PIN	DENOTES PROPERTY IDENTIFICATION NUMBER
RP	DENOTES ROOKU FRONT

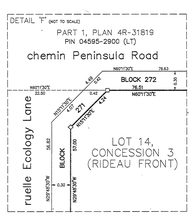
ALL SET PIB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH SECTION 11 (4) OF O.REG. 525/91.

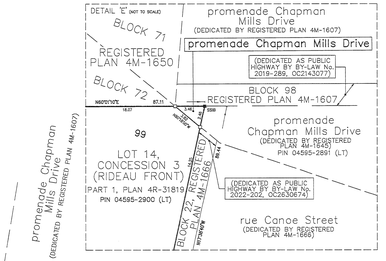
N=NORTH / S=SOUTH / E=EAST / W=WEST











OWNER'S CERTIFICATE - PLAN OF SUBDIVISION PIN 04595 - 3169 (LT)

THIS IS TO CERTIFY THAT:

1. PART OF LOTS 86 TO 88, BOTH INCLUSIVE, PART OF LOTS 154 TO 165, BOTH INCLUSIVE, PART OF LOT 181, LOTS 170 TO 174, BOTH INCLUSIVE, PART OF LOTS 185 TO 187, BOTH INCLUSIVE, PART OF LOT 194, LOT 195, PART OF LOT 200, LOT 202, PART OF LOT 207, LOT 208, PART OF LOT 212, LOT 213, PART OF LOT 217, LOT 218, PART OF LOTS 223 AND 224, PART OF LOT 227, LOTS 228 TO 230, BOTH INCLUSIVE, BLOCK 262, PART OF BLOCK 263, BLOCK 266, PART OF BLOCK 269, BLOCK 270, PART OF BLOCK 271
THE STREETS, NAMELY, bois Sapling Grove AND plateau Elation Heights, promenade Conservancy Drive, chemin Peninsula Road, rue Mineral Street, ruelle Ecology Lane, rue Canoe Street, croissant Jollity Crescent AND croissant Euphoria Crescent,
HAVE BEEN LAID OUT IN ACCORDANCE WITH OUR INSTRUCTIONS.

2. THE STREETS ARE DEDICATED TO CITY OF OTTAWA AS PUBLIC HIGHWAY.

DATED THIS 4 DAY OF November 2023

ARGO (JOCK RIVER) LIMITED

FRANK CARO
President
"I HAVE THE AUTHORITY TO BIND THE CORPORATION"

OWNER'S CERTIFICATE - PLAN OF SUBDIVISION PIN 04595 - 2900 (LT)

THIS IS TO CERTIFY THAT:

1. LOTS 1 TO 85, BOTH INCLUSIVE, PART OF LOTS 86 TO 88, BOTH INCLUSIVE, LOTS 89 TO 132, BOTH INCLUSIVE, BLOCK 103, LOTS 134 TO 153, BOTH INCLUSIVE, PART OF LOTS 154 TO 165, BOTH INCLUSIVE, LOTS 166 TO 168, BOTH INCLUSIVE, PART OF LOT 169, LOTS 170 TO 174, BOTH INCLUSIVE, PART OF LOT 177, LOTS 180 AND 181, PART OF LOT 184, LOTS 188 TO 193, BOTH INCLUSIVE, PART OF LOT 194, LOTS 198 TO 200, BOTH INCLUSIVE, PART OF LOT 201, LOTS 203 TO 206, BOTH INCLUSIVE, PART OF LOT 207, LOTS 209 TO 211, BOTH INCLUSIVE, PART OF LOT 212, LOTS 214 TO 216, BOTH INCLUSIVE, PART OF LOT 217, LOTS 219 TO 222, BOTH INCLUSIVE, PART OF LOT 223, LOTS 225 AND 226, PART OF LOT 227, LOTS 231 TO 235, BOTH INCLUSIVE, PART OF LOT 236, BLOCK 260, PART OF BLOCK 261, BLOCK 262, PART OF BLOCK 263, BLOCK 266, PART OF BLOCK 269, PART OF BLOCK 271, AND BLOCK 272
THE STREETS, NAMELY, promenade Conservancy Drive, chemin Peninsula Road AND promenade Chapman Mills Drive,
THE LANES, NAMELY rue Mineral Street, plateau Elation Heights, rue Canoe Street, croissant Jollity Crescent, croissant Euphoria Crescent AND rue Canoe Street,
HAVE BEEN LAID OUT IN ACCORDANCE WITH OUR INSTRUCTIONS.

2. THE STREETS ARE DEDICATED TO CITY OF OTTAWA AS PUBLIC HIGHWAY.

DATED THIS 14 DAY OF November 2023

BARRHAVEN CONSERVANCY DEVELOPMENT CORPORATION

FRANK CARO
President
"I HAVE THE AUTHORITY TO BIND THE CORPORATION"

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 OCTOBER 23rd, 2023.

OCTOBER 23rd, 2023
DATE

C.M. FOX
ONTARIO LAND SURVEYOR

APPROVED UNDER SECTION 51 of the PLANNING ACT,
BY THE CITY OF OTTAWA, THIS 21st DAY OF December 2023.

DON HERWEYER, MCIP, RPP, ACTING GENERAL MANAGER, PLANNING, REAL ESTATE AND ECONOMIC DEVELOPMENT DEPARTMENT, CITY OF OTTAWA.

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER: V-57920

J.D.BARNES LIMITED
LAND INFORMATION SPECIALISTS
60 STEACIE DRIVE, SUITE 100, KANATA, ON K2K 2A9
T: (613) 721-7246 F: (613) 254-8659 www.jdbarnes.com

DRAWN BY:	CHECKED BY:	REFERENCE NO:
SM	NS/C.F.	18-10-127-00 (CONSERVANCY EAST PH-2A)
PLOTTED: 11/24/2023		DATED: 10/23/2023 CVR

FILE: Q:\18-10-127\07.Drawing\04-plan\Conservancy East Jock River 1 PH2A\18-10-127-00-reftab.dgn