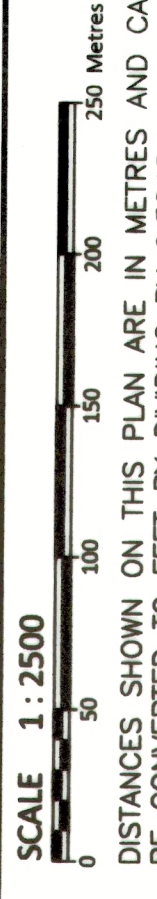


DRAFT PLAN OF SUBDIVISION

OF PART OF
LOTS 1 & 2
CONCESSION 6
GEOGRAPHIC TOWNSHIP 0
CITY OF OTTAWA

TO BE SUBDIVDED INTO:
 LOTS 1 TO 61 FOR RESIDENTIAL USE
 BLOCKS 62 & 63 OPEN SPACE
 STREETS 1, 2 & 3 - 20 METRE WIDE

APPLICANT AND PROPERTY OWNER
THOMAS CAVANAGH CONSTRUCTION LIMITED
9094 CAVANAGH ROAD
ASHTON, ONTARIO



OWNER'S CERTIFICATE
I HEREBY AUTHORIZE MCINTOSH PERRY CONSULTING ENGINEERS LIMITED TO PREPARE AND SUBMIT THIS PLAN FOR REVIEW AND APPROVAL.

DATED AT ASHTON THIS 26th DAY OF APRIL, 2018.

JEFF CAVANAGH, PRESIDENT
THOMAS CAVANAGH CONSTRUCTION LIMITED
I HAVE THE AUTHORITY TO BIND THE CORPORATION

OWNER'S CERTIFICATE
I HEREBY AUTHORIZE MCINTOSH PERRY CONSULTING ENGINEERS
LIMITED TO PREPARE AND SUBMIT THIS PLAN FOR REVIEW AND
APPROVAL.

DATED AT Carp THIS 19th DAY OF April, 2018.

M. van Vliet
MANDY VAN VLIET

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AS SHOWN ON THIS PLAN AND THEIR RELATIONSHIP TO THE ADJOINING LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATE April 10, 2018

BRIAN W. KERR, O.L.S.:

[illegible]

McINTOSH PERRY

SURVEYING INC.
3240 Drummond Cons 5A, R.R. #7, Perth, ON K7H 3C9
Tel: 613-267-6524 Fax: 613-267-7992
www.mcintoshperry.com

PROJECT		PINERY - PHASES 3 & 4		DRAWN: POK	
DATE		PAPER SIZE	SCALE	PROJECT No.	CWG. No.
JANUARY 10, 2018		24" x 36"	1:2500	17-0202	17-0202-01
				CHECKED: BWK	

LEGEND AND NOTES

■	IB	DNOTES	MONUMENT FOUND
■	SB	DNOTES	IRON BAR
■	ACB	DNOTES	STANDARD IRON BAR
■	ACB	DNOTES	NON-STANDARD IRON BAR
■	DN	DNOTES	FOUND
■	RE	DNOTES	ROUND IRON BAR
■	W	DNOTES	WIRE
■	W	DNOTES	SURVIVING LOT
■	(1283)	DNOTES	E.F.I. COLE O.L.S.
■	(1507)	DNOTES	ANN'S, ROWE & KASPEZAK LTD.
■	(1507)	DNOTES	ANN'S, O'SULLIVAN, VOLLEBAEK LTD.
■	(1507)	DNOTES	ORIGIN UNKNOWN
■	WT	DNOTES	WITNESS
■	WT	DNOTES	GEOMETRICS LTD.
■	WT	DNOTES	CHAIN LINK FENCE
■	WT	DNOTES	TOP OF WELL CAP ELEVATION
■	TWC	DNOTES	ORIGINAL GROUND ELEVATION
■	1500	DNOTES	TREES
■	OG+	DNOTES	LOT/BLOCK DIMENSION
■	1500	DNOTES	EXISTING GROUND CONTOUR

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51 (17) OF THE PLANNING ACT

A. AS SHOWN ON THE DRAFT PLAN
B. AS SHOWN ON THE DRAFT PLAN
C. AS SHOWN ON THE KEY PLAN
D. SEE PROPOSED SCHEDULE OF LAND USE
E. AS SHOWN ON THE DRAFT PLAN
F. AS SHOWN ON THE DRAFT PLAN
G. AS SHOWN ON THE DRAFT PLAN
H. PRIVATE WELLS TO SUPPLY DOMESTIC WATER
I. SEE SOIL REPORT
J. AS SHOWN ON THE DRAFT PLAN

SCHEDULE OF LAND USE			
LOT/BLOCK	USE	UNITS	AREA (Ha/ac)
1 TO 61	RESIDENTIAL	61	55.35/136.77
62	OPEN SPACE	-	21.89/54.06
63	OPEN SPACE	-	0.08/0.20
STREETS	STREETS	-	4.37/10.80



LOT/BLOCK	FRONTAGE	AREA (m)	AREA (ha)
1	91.95	0.821	
2	48.29	0.821	
3	48.52	0.821	
4	52.09	0.821	
5	52.83	0.824	
6	48.86	0.824	
7	48.86	0.824	
8	48.78	1.000	
9	48.62	1.000	
10	58.04	0.806	
11	57.61	0.807	
12	58.47	0.800	
13	59.26	0.800	
14	54.83	0.800	
15	54.83	0.800	
16	53.48	0.800	
17	52.95	0.800	
18	53.17	0.800	
19	63.79	0.800	
20	55.79	0.805	
21	51.06	0.809	
22	50.36	0.809	
23	50.36	0.808	
24	50.36	0.808	
25	50.19	0.831	
26	50.10	0.866	
27	50.34	0.882	
28	51.10	0.933	
29	50.00	0.852	
30	50.00	0.945	
31	50.00	0.848	
32	50.00	0.806	
33	50.01	0.806	
34	50.68	0.800	
35	59.87	0.800	
36	70.58	0.800	
37	88.89	1.824	
38	88.89	1.824	
39	79.38	1.950	
40	74.63	1.844	
41	74.63	1.844	
42	52.40	0.824	
43	52.40	0.833	
44	50.10	0.812	
45	37.11	0.830	
46	55.20	0.810	
47	55.49	0.840	
48	53.72	0.893	
49	54.92	0.888	
50	54.92	0.910	
51	57.00	0.800	
52	50.29	0.864	
53	71.86	0.805	
54	71.07	0.805	
55	45.91	1.456	
56	42.87	0.863	
57	51.93	0.888	
58	51.93	0.888	
59	57.00	0.800	
60	66.37	0.800	
61	96.32	0.836	
BLOCK 62	-	21.876	
BLOCK 63	-	0.084	
	TOTAL AREA	77.387	

STREET	LENGTH (m)	AREA (ha)
1	378	0.57
2	292	0.63
3	457	0.983
	TOTAL AREA	2.179