



DRAFT PLAN OF SUBDIVISION OF
 LOTS 97 TO 110 (INCLUSIVE), 120, 121, 122 & 123
 BLOCKS 160, 161, 163
 PART OF LOTS 96, 124 TO 136 (INCLUSIVE) & 150
 PART OF BLOCKS 162, 176, 177 & 178
 REGISTERED PLAN 4M-1593
 CITY OF OTTAWA

SCALE
 1 : 1000

DATE: OCTOBER, 2022

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AND THEIR RELATIONSHIP TO ADJOINING LANDS ARE CORRECTLY SHOWN.

DATED 2022/10/21

JOHN H. GUTRI
 ONTARIO LAND SURVEYOR

FAIRHALL MOFFATT & WOODLAND LIMITED
 ONTARIO LAND SURVEYORS
 JOB No. AB25691

OWNER'S CERTIFICATE

I/WE, 1514947 ONTARIO INC., BEING THE REGISTERED OWNER(S), HEREBY AUTHORIZE NOVATECH TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO THE CITY OF OTTAWA FOR REVIEW AND APPROVAL.

DATED _____

ANDREW WILDEBOER
 (I have the authority to bind the company)

- ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51 (17) OF THE PLANNING ACT.**
- A) The boundaries of the land proposed to be subdivided, certified by an Ontario land Surveyor;
As shown on Draft Plan
 - B) The location, width & names of the proposed highways within the proposed subdivision & of existing highways on which the proposed subdivision abuts;
As shown on Draft Plan
 - C) On a small map, on a scale of not less than 1cm to 100m, all of the land adjacent to the proposed subdivision that is owned by the applicant or in which the applicant has an interest, every subdivision adjacent to the proposed subdivision & the relationship of the boundaries of the land to be subdivided to the boundaries of the township lot of other original grant of which the land forms the whole part;
As Shown on Draft Plan
 - D) The purpose for which the proposed lots are to be used;
Residential, Open Space, and Common Elements shown on Draft Plan
 - E) The existing uses of all adjoining lands;
Residential, Open Space, Core Airport and Future Development Land shown on Draft Plan
 - F) The approximate dimensions & layout of the proposed lots;
As shown on Draft Plan
 - G) Natural & artificial features such as buildings or other structures or installations, railways, highways, watercourses, drainage ditches, wetlands & wooded areas within or adjacent to the land proposed to be subdivided;
Natural Features as shown on Draft Plan
 - H) The availability and nature of domestic water supplies;
Development will be supplied with full municipal piped water service
 - I) The nature & priority of the soil;
Sand, Silty Sand, & Silty Clay
 - J) Existing contours or elevations as may be required to determine the grade of the highways and the drainage of the land proposed to be subdivided;
Contours shown at 0.5 metre intervals on Draft Plan
 - K) The municipal services available or to be available to the land proposed to be subdivided;
Development will be supplied with private sanitary and storm water sewer services.
 - L) The nature & extent of any restrictions affecting the land proposed to be subdivided, including restrictive covenants or easements. 1994, c. 23, s. 30; 1996, c. 4, s. 24 (3);
As shown on Draft Plan.

WEST CAPITAL AIRPARK - PHASE 1B-2

NOVATECH
 Engineers, Planners & Landscape Architects
 Suite 200, 240 Michael Cowpland Drive
 Ottawa, Ontario, Canada K2M 1P6
 Telephone (613) 254-9643
 Facsimile (613) 254-5867
 Website www.novatech-eng.com

PROJECT No. 102085-1

M:\2022\102085\CADD\PHASE1B-2\Planning\Draft\Plans\102085-1\PH1B-2.dwg, DP-A1 (PH1B-2), Oct 20, 2022 - 10:58am, wabsh

PLAN 1.DWG - 9/11mm/9/11mm