

LEGEND:



SITE BOUNDARY



120 Iber Road, Unit 103
 Stittsville, ON K2S 1E9
 TEL: (613) 836-0856
 FAX: (613) 836-7183
 www.DSEL.ca

BGO - 1822 BANK ST
 SITE LOCATION PLAN
 CITY OF OTTAWA

DATE: FEBRUARY 2026

SCALE: 1:4000

PROJECT No.: 23-1369

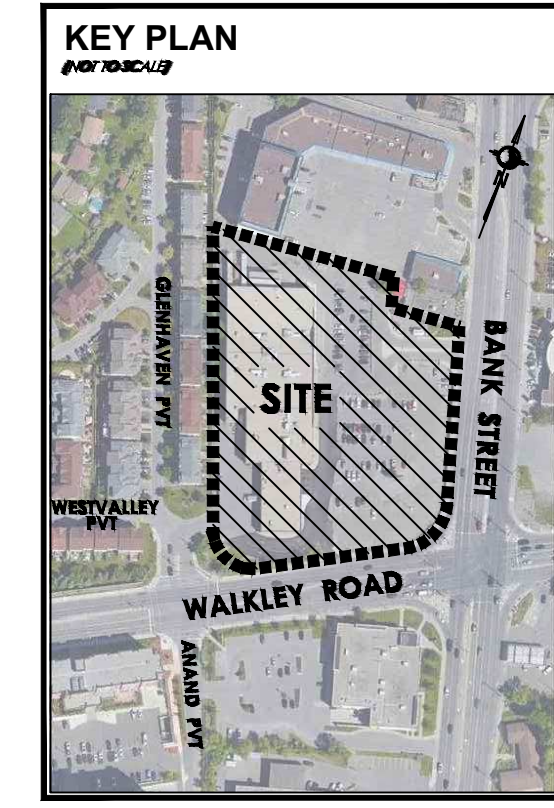
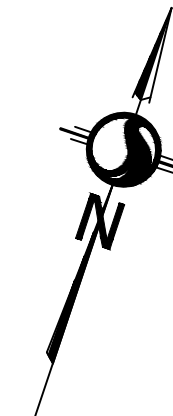
FIGURE: 1

February 12, 2026



SUBJECT TO THE CONDITIONS, IF ANY, SET FORTH IN OUR LETTER DATED THIS DRAFT PLAN IS APPROVED BY THE CITY OF OTTAWA UNDER SECTION 51 OF THE PLANNING ACT THIS _____ DAY OF _____ 20__.

ANDREW MCCREIGHT, MANAGER
DEVELOPMENT REVIEW-CENTRAL
PLANNING, DEVELOPMENT AND BUILDING
SERVICES DEPARTMENT, CITY OF OTTAWA



**DRAFT PLAN OF SUBDIVISION OF
PART OF LOT 23
JUNCTION GORE
(GEOGRAPHIC TOWNSHIP OF GLOUCESTER)
CITY OF OTTAWA**

Scale 1:300
0 5 10 15 20 METRES

METRIC CONVERSION
DIMENSIONS AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51 OF THE PLANNING ACT

- 84- AS SHOWN ON DRAFT PLAN
- 85- AS SHOWN ON DRAFT PLAN
- 86- AS SHOWN ON DRAFT AND KEY PLANS
- 87- RESIDENTIAL - MIXED USE RENTAL
- 88- AS SHOWN ON DRAFT PLAN
- 89- AS SHOWN ON DRAFT PLAN
- 90- TO BE DETERMINED
- 91- AS SHOWN ON DRAFT PLAN
- 92- CITY OF OTTAWA
- 93- SEE SOI REPORT
- 94- AS SHOWN ON DRAFT PLAN
- 95- ALL MUNICIPAL SERVICES ARE AVAILABLE
- 96- AS SHOWN ON DRAFT PLAN

LAND USE

BLOCK 1 (DEVELOPMENT) =	2368.0 m ²
BLOCK 2 (DEVELOPMENT) =	1264.0 m ²
BLOCK 3 (DEVELOPMENT) =	2203.0 m ²
BLOCK 4 (DEVELOPMENT) =	2203.0 m ²
TOTAL DEVELOPMENT LANDS =	9038.0 m ²
BLOCK 5 (PARK) =	1667.0 m ²
BLOCK 6 (ROW PUBLIC) =	2662.0 m ²
BLOCK 7 (ROW PRIVATE) =	3148.2 m ²
BLOCK 8 (ROAD WIDENING) =	481.7 m ²
BLOCK 9 (ROW TEMPORARY) =	323.4 m ²
TOTAL AREA OF SUBDIVISION =	17333.2 m ²

OWNER'S CERTIFICATE
I HEREBY AUTHORIZE STANTEC GEOMATICS LTD. TO SUBMIT THIS DRAFT PLAN OF SUBDIVISION ON MY BEHALF

DATE _____

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE SUBJECT LAND AND OTHER RELATIONSHIPS TO ADJOINING LANDS HAVE BEEN ACCURATELY AND CORRECTLY SHOWN.

DATE _____ FRANCIS LAU
ONTARIO LAND SURVEYOR

Stantec Geomatics Ltd.
CANADA LAND SURVEYORS
ONTARIO LAND SURVEYORS
1800 GUYER AVENUE, SUITE 300
OTTAWA, ONTARIO, K2C 3K4
TEL: 453-7816
STANTEC.COM

DRAWN: ME CHECKED: * DATE: February 12, 2026 PROJECT No.: 161614709-131



120 Iber Road, Unit 203
Stittsville, ON K2S 1E9
TEL: (613) 836-0856
FAX: (613) 836-7183
www.DSEL.ca

BGO - 1822 BANK ST
CONCEPT PLAN
CITY OF OTTAWA

PROJECT No. :	23-1369
SCALE	1:400
DATE:	FEBRUARY 2026
DRAWING No.	2