

SUBJECT TO THE CONDITIONS, IF ANY, SET FORTH IN OUR LETTER DATED June 8, 2026. THIS DRAFT PLAN IS APPROVED BY THE CITY OF OTTAWA UNDER SECTION 51 OF THE PLANNING ACT THIS 23 DAY OF JUNE, 2026.

SEAN MOORE, MANAGER
DEVELOPMENT REVIEW WEST
PLANNING, DEVELOPMENT AND BUILDING
SERVICES DEPARTMENT, CITY OF OTTAWA

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SEAN MOORE, M.C.P., R.P.P., MANAGER
DEVELOPMENT REVIEW - WEST
PLANNING, DEVELOPMENT AND BUILDING SERVICES DEPARTMENT - CITY OF OTTAWA



DRAFT PLAN OF SUBDIVISION OF
**PART OF LOT 24
CONCESSION 9**
GEOGRAPHIC TOWNSHIP OF GOULBOURN
NOW IN THE
CITY OF OTTAWA
SCALE 1 : 1000
J.D. BARNES LIMITED
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METRIC DISTANCES AND/OR COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NOTES
ALL DISTANCES ON CURVES ARE ARC DISTANCES UNLESS OTHERWISE SPECIFIED

ADDITIONAL INFORMATION
As required under section 51(17) of the
Planning Act R.S.O. 2001

(a) (b) (c) (d) (e) and (f) - As shown on this Plan.
(g) - As shown on this Draft and Key Plan.
(h) - Land to be used in accordance with the Schedule of Land Use.
(i) (j) (k) - Full Municipal Services.
(l) - See Soils Report

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LAND TO BE SUBDIVIDED ARE CORRECTLY SHOWN.

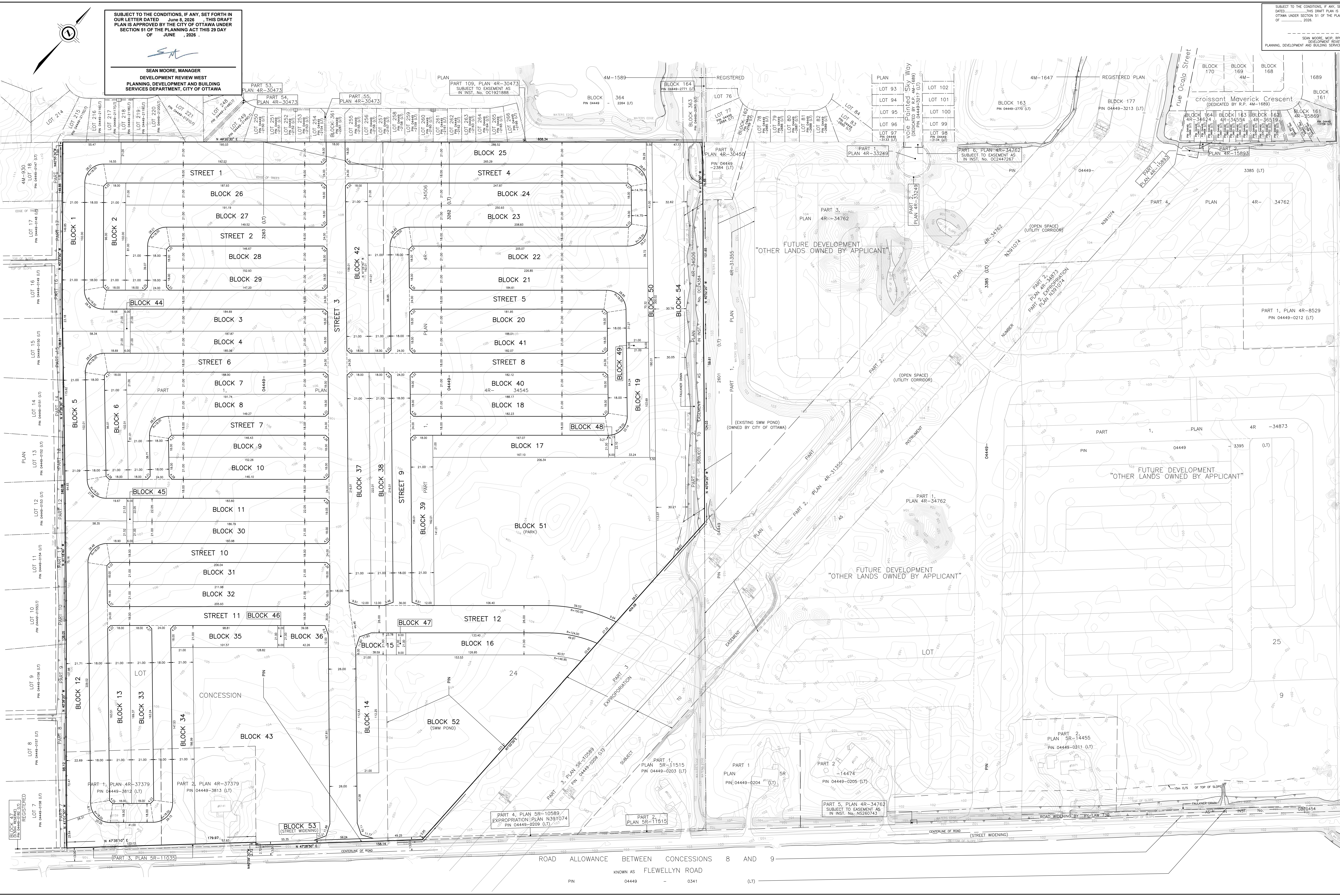
MARCH 13, 2026
DATE
CHAD LEBLANC
ONTARIO LAND SURVEYOR

SCHEDULE OF LAND USE		
LAND USE	BLOCKS	AREA (sq. m)
SINGLE DETACHED	BLOCKS 1 TO 25, BOTH INCLUSIVE,	108,267.8
STANDARD TOWNHOUSE	BLOCKS 26 TO 42, BOTH INCLUSIVE,	63,562.1
STANDARD CONDOMINIUM BLOCKS	BLOCKS 43	23,726.4
PATHWAYS	BLOCKS 44 TO 50, BOTH INCLUSIVE,	2,750.1
PARK	BLOCK 51	29,998.9
SWM POND	BLOCK 52	22,111.4
ROAD WIDENING	BLOCKS 53	448.5
NATURAL HERITAGE	BLOCKS 54	18,208.6
STREETS	STREETS 1 TO 12, BOTH INCLUSIVE	3,613.0
TOTAL		344,665.5

OWNER'S CERTIFICATE
CAVAN (STITTVILLE) INC., BEING A REGISTERED OWNER OF THE
SUBJECT LAND HEREBY AUTHORIZES J.D. BARNES LIMITED TO PREPARE AND
SUBMIT THIS DRAFT PLAN OF SUBDIVISION FOR APPROVAL.

DATE
FRANK CARO
PRESIDENT
(I HAVE THE AUTHORITY TO BIND THE CORPORATION)
CAVAN (STITTVILLE) INC.

ROAD ALLOWANCE BETWEEN LOTS 25 AND 26
ALSO KNOWN AS SHEA ROAD
PIN 04449-0207 (LT)



ROAD ALLOWANCE BETWEEN CONCESSIONS 8 AND 9
KNOWN AS FLEWELLYN ROAD
PIN 04449 - 0341 (LT)

J.D. BARNES
LAND INFORMATION SPECIALISTS
ESTABLISHED 1972, 1000 SHEPPARD AVENUE EAST, SUITE 200
T: (416) 731-2244 F: (416) 246-8609 www.jdbarnes.com
DRAWN BY: JM CHECKED BY: SL REFERENCE NO: 23-10-060-00 WEST
VERSIÓN: 1.0
DATE: 5/13/2026
PLOT DATE: 5/13/2026 3:11 PM