

c.r.	=	cadastre rénové
a.c.	=	ancien cadastre
t.	=	titre
m.	=	mesure



Arpenteurs-géomètres
Arpenteur des Terres du Canada

VAUDREUIL-DORION430, rue CHICOINE, J7V 7E4
 SALABERRY-DE-VALLEYFIELD4815, boul. HÉBERT, J6S 6C3
 MIRABEL12450, rue de L'AVENIR, suite 102, J7J 2J4
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 (450) 455-3388 (450) 377-1811

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info@itag.ca

PLAN ACCOMPAGNANT LE

CERTIFICAT DE LOCALISATION

NOTES: - LE PRÉSENT CERTIFICAT DE LOCALISATION A ÉTÉ PRÉPARÉ POUR DES FINS DE VENTE OU D'OBTENTION DE PRÊT HYPOTHÉCAIRE POUR LE MANDANT ET SON ACHETEUR ET NE DOIT PAS SERVIR OU ÊTRE INVOQUÉ À D'AUTRES BUTS ET/OU UTILISÉS PAR UN TIERS SANS L'AUTORISATION ÉCRITE DU SOUSSIGNÉ.
 - CE DOCUMENT NE DOIT PAS SERVIR À L'ÉTABLISSEMENT DES LIMITES DE PROPRIÉTÉ.
 - CE PLAN AINSI QUE LE RAPPORT L'ACCOMPAGNANT FONT PARTIES INTÉGRANTES DU PRÉSENT CERTIFICAT DE LOCALISATION.

- TOUTE REPRODUCTION DE CE PLAN EST INTERDITE EN VERTU DES DISPOSITIONS DE LA LOI SUR LES DROITS D'AUTEUR.
 - LES MESURES INDICUÉES SUR CE DOCUMENT SONT EN MÈTRES (S.I.). LE FACTEUR 3,2808 DOIT ÊTRE UTILISÉ POUR LA CONVERSION EN PIEDS (M.A.)
 - LES DISTANCES ENTRE LES CONSTRUCTIONS ET LES LIMITES DE PROPRIÉTÉ SONT PRISES AU REVÊTEMENT EXTÉRIEUR DES CONSTRUCTIONS, SAUF SI ELLES SONT AUTREMENT SPÉCIFIÉES.

LOT: 2 527 917

CADASTRE: DU QUÉBEC

CIRC. FONC.: MONTRÉAL

MUNICIPALITÉ: VILLE DE POINTE-CLAIRE (TERRITOIRE RÉNOVÉ)

MANDANT: GISELÈ CHARETTE
 JEAN-PIERRE LAUZON

Dessiné par: AL
 Vérifié par: SB

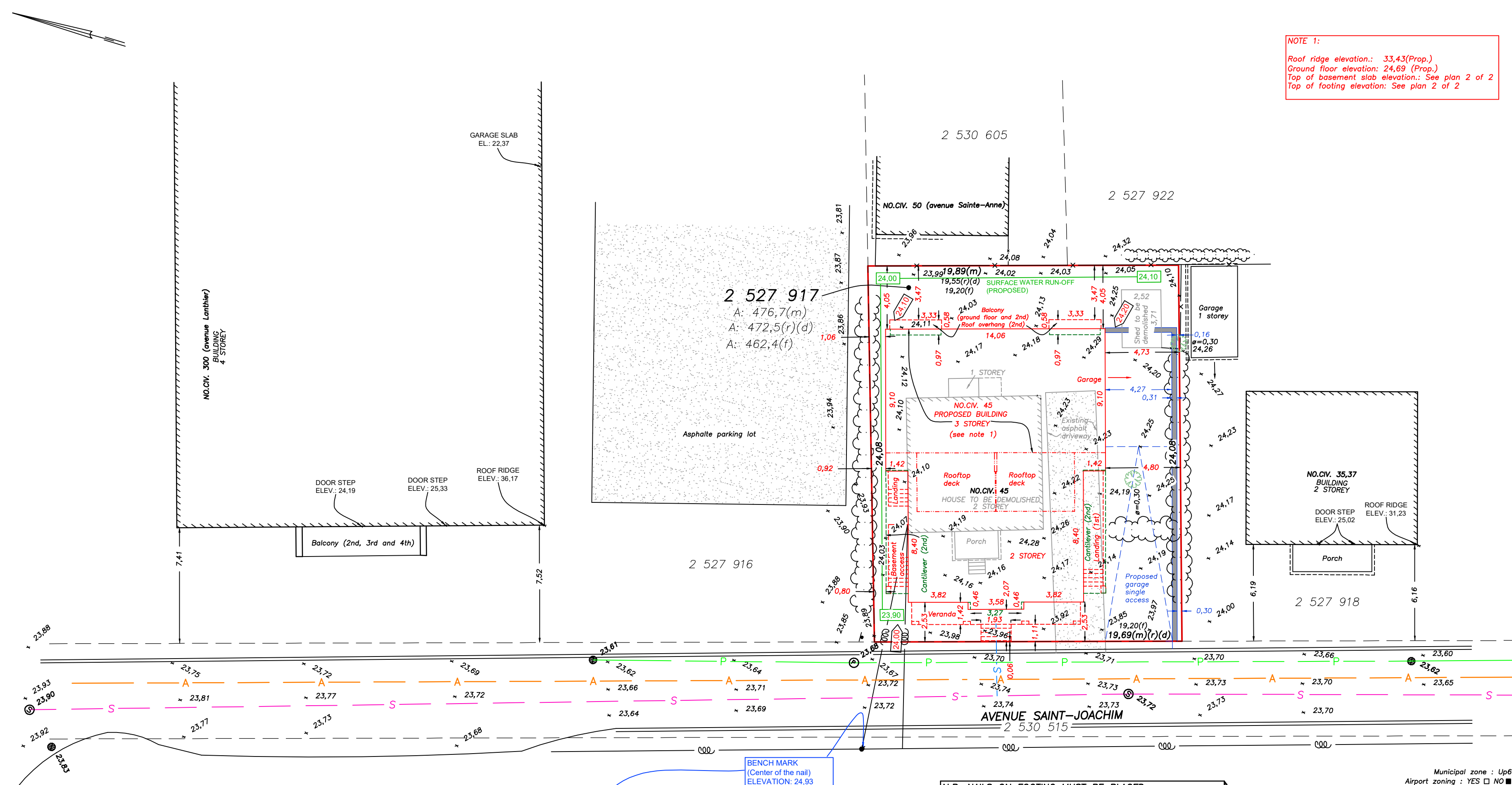
LEVÉ: LE 28 FÉVRIER 2019

ÉCHELLE: 1:200 (SI)

MIN.: 19657

DQS: R24989-1-1

NOTE 1:
 Roof ridge elevation: 33,43(Prop.)
 Ground floor elevation: 24,69 (Prop.)
 Top of basement slab elevation: See plan 2 of 2
 Top of footing elevation: See plan 2 of 2



LEGEND

	PROPERTY LIMIT	$\phi=0,30$		CONIFEROUS AND DIAMETER		FIRE HYDRANT
	LOT LIMIT	$\phi=0,30$		DECIDUOUS AND DIAMETER		STORM SEWER MANHOLE
	SERVITUDE	$\phi=0,30$		SANITARY SEWER MANHOLE		CATCH BASIN
	FENCE					
	HEDGE					
	EXISTING HOUSE					
	PROPOSED EXTENSION (FOUNDATION)					
	OVERHEAD WIRES					
	ELECTRICAL POST					
	EARTH ANCHOR					
	HEAT PUMP OR AIR CONDITIONING SYSTEM					
	ELEVATION POINT (EXISTING)	41,10				
	PROPOSED GROUND LEVEL	41,00		A		P
				S		S
						S
						S



BENCH MARK
 (Center of the nail)
 ELEVATION: 24,93

MARCH 13, 2026	PROPOSED BUILDING
DATE	MODIFICATION

CLIENT : Luximar Ltd.

BEFORE BEGINNING THE WORK, THE CONTRACTOR MUST HAVE IN HIS POSSESSION THE CONSTRUCTION PERMIT DULY ISSUED BY THE CITY.

NOTE A: PROPOSED ELEVATIONS MUST BE APPROVED BY ARCHITECT AND MUNICIPAL AUTHORITIES.
 NOTE B: ELEVATIONS SHOWN ON THIS PLAN ARE IN REFERENCE TO THE CGVD28 DATUM.
 NOTE C: PROPOSED HOUSE AS PLANS RECEIVED BETWEEN FEBRUARY 6 AND MARCH 4, 2026 FROM JEAN GAGNIER, ARCHITECTE DU QUÉBEC.
 NOTE D: THIS PLAN IS SUBJECT TO A COMPLETE TITLE SEARCH CONCERNING THE SERVITUDES THAT MAY AFFECT IT.

N.B. NAILS ON FOOTING MUST BE PLACED

NOTE THAT ALL THE CONSTRUCTIONS HIDDEN BY THE SNOW ARE NOT MEASURED.

BENOIT PÉLOQUIN **Arpenteur-géomètre inc.**
 Quebec Land Surveyor

575, avenue Marshall,
 bureau 101
 Dorval, Qc,
 H9P 1E1
 Tel. 514-695-9889
 www.barpenteurgeometre.com

Plan	PROPOSED LAYOUT	
Cadastre	CADASTRE DU QUÉBEC	
Lot(s)	2 527 917	
Municipalité	VILLE DE POINTE-CLAIRE	
Circon. Foncière Reg. division	MONTRÉAL	Echelle Scale 1:200 IS

Note(s):
 The dimensions between the main building and the property limits were taken at the foundation.
 The dimensions between the accessory building(s) and the property limits were taken at the siding.

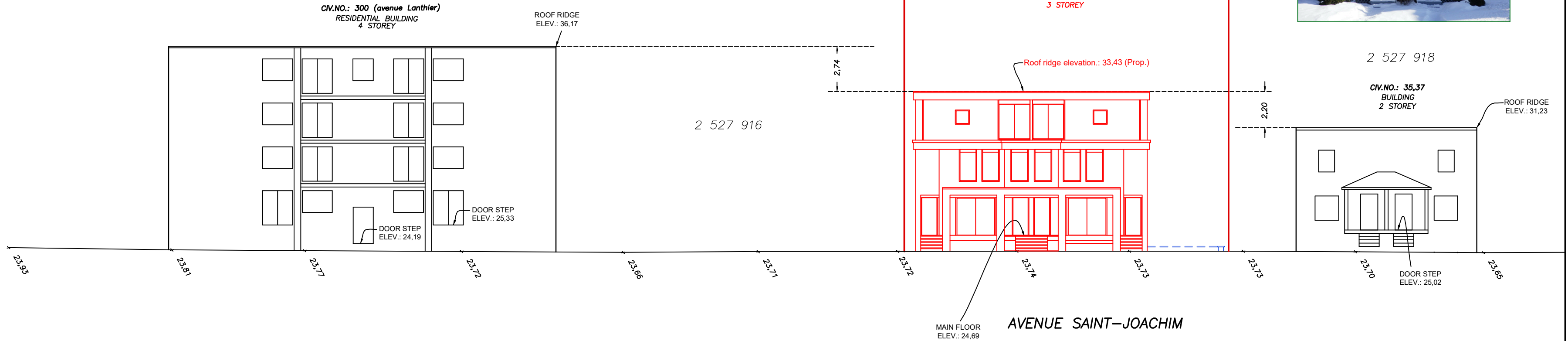
Municipal zone : Up6
 Airport zoning : YES NO
 Field work, February 9, 2026.

PLAN 1 DE 2

Dossier File 260053 Minute 1520
 Signed in Dorval MARCH 6, 2026

DIGITALLY SIGNED
 PAUL DESCHAMPS a.-g. / q.i.s.
 2026-03-16





INSERTION PLAN

MARCH 13, 2026	PROPOSED BUILDING
DATE	MODIFICATION

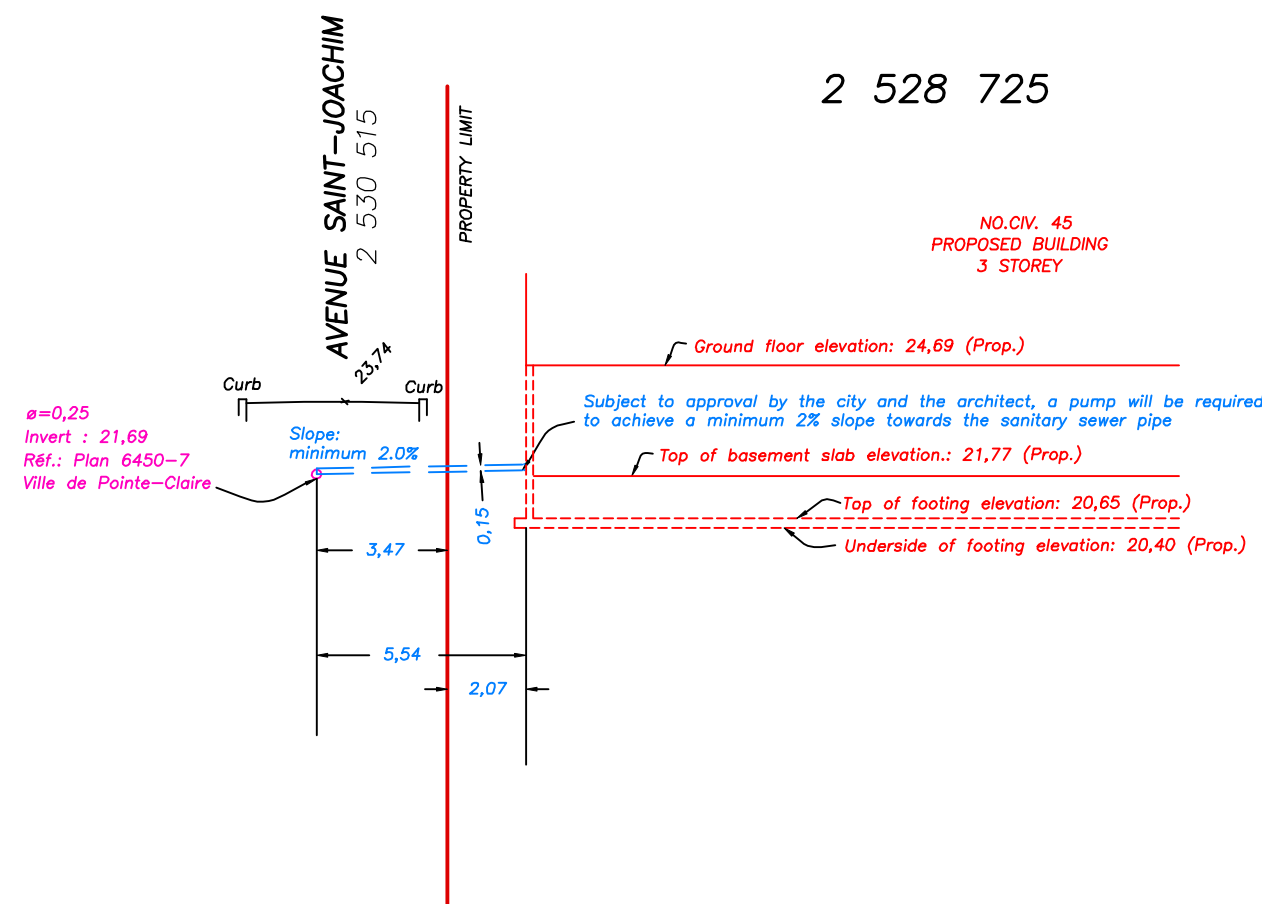
CLIENT : Luximar Ltd.

BEFORE BEGINNING THE WORK, THE CONTRACTOR MUST HAVE IN HIS POSSESSION THE CONSTRUCTION PERMIT DULY ISSUED BY THE CITY.

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Municipal zone : Up6
 Airport zoning : YES NO
 Field work, February 9, 2026.

NOTE THAT ALL THE CONSTRUCTIONS HIDDEN BY THE SNOW ARE NOT MEASURED.



SECTION PLAN – SANITARY SEWER PIPE CONNEXION

PLAN 2 DE 2

		575, avenue Marshall, bureau 101 Dorval, Qc, H9P 1E1 Tel. 514-695-9889 www.bparpenteurgeometre.com	
		Dossier File	260053 Minute 1520
Plan PROPOSED LAYOUT		Signed in Dorval MARCH 6, 2026	
Cadastre CADASTRE DU QUÉBEC		DIGITALLY SIGNED PAUL DESCHAMPS a.-g. / q.l.s.	
Lot(s) 4 255 057		2026-03-16	
Municipalité Municipalité VILLE DE POINTE-CLAIRES			
Circon. Foncière Reg. division MONTRÉAL			
Note(s): The dimensions between the main building and the property limits were taken at the foundation. The dimensions between the accessory building(s) and the property limits were taken at the siding.		Echelle Scale 1:200 IS	