GENERAL NOTES

1. THE ORIGINAL TOPOGRAPHY, GROUND ELEVATION AND SURVEY DATA SHOWN ARE SUPPLIED FOR INFORMATION PURPOSES ONLY, AND IMPLY NO GUARANTEE OF ACCURACY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL

2. THIS PLAN IS NOT A CADASTRAL SURVEY SHOWING LEGAL PROPERTY BOUNDARIES AND EASEMENTS. THE PROPERTY BOUNDARIES SHOW HEREON HAVE BEEN DERIVED INFORMATION SUPPLIED BY (OR SHOWN ON) ANNIS, O'SULLIVAN, VOLLEBEKK LTD. SURVEY JOB # 18533-18, DATED JANUARY 17, 2018 AND CANNOT BE RELIED UPON TO BE ACCURATE OR COMPLETE. THE PRECISE LOCATION OF THE CURRENT PROPERTY BOUNDARIES AND EASEMENTS CAN ONLY BE DETERMIN BY AN UP-TO-DATE LAND TITLES SEARCH AND A SUBSEQUENT CADASTRAL SURVEY PERFORMED AND CERTIFIED BY AN ONTARIO LAND SURVEYOR.

DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER IMMEDIATELY.

THE LOCATION AND ELEVATION OF THE EXISTING SANITARY AND WATER LATERALS FOR THE EXISTING DWELLING HAVE BEEN LOCATED USING THE BEST AVAILABLE INFORMATION PROVIDED TO US. TEST DIGS SHALL BE COMPLETED PRIOR TO COMMENCEMENT OF

CONSTRUCTION IN ORDER TO VERIFY THE LOCATION AND DEPTH OF SERVICES. IF THERE IS ANY

- 3. THE CONTRACTOR IS TO OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OR TOWNSHIP BEFORE COMMENCING CONSTRUCTION.
- 4. THE CONTRACTOR IS RESPONSIBLE FOR ALL LAYOUT.
- 5. THE CONTRACTOR IS TO DETERMINE THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT AND ASSUME ALL RESPONSIBILITY FOR EXISTING UTILITIES WHETHER C NOT SHOWN ON THESE DRAWINGS. IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER
- 6. ALL 'GREEN AREAS' TO BE TREATED WITH 150mm TOPSOIL, SEED & MULCH AS SOON AS FEASIBLE.
- 7. RESTORE ALL TRENCHES AND SURFACES OF PUBLIC ROAD ALLOWANCES TO CONDITION EQUAL OR BETTER THAN ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY OR TOWNSHIP AUTHORITIES.
- 8. EXCAVATE AND DISPOSE OF ALL EXCESS EXCAVATED MATERIAL, SUCH AS ASPHALT, CURBING AND DEBRIS, OFF SITE AS DIRECTED BY THE ENGINEER AND THE CITY OR TOWNSHIP.
- 9. TOPSOIL TO BE STRIPPED AND STOCKPILED FOR REHABILITATION. CLEAN FILL TO BE PLACED IN FILL AREAS AND COMPACTE
- 10. ALL DISTURBED AREAS TO BE RESTORED TO ORIGINAL CONDITION OR BETTER UNLESS OTHERWISE SPECIFIED.
- 11. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SAFETY MEASURES DURING THE CONSTRUCTION PERIOD, INCLUDING THE SUPPLY, INSTALLATION, AND REMOVAL OF ALL NECESSARY SIGNAGE, DELINEATORS, MARKERS AN
- 12. DO NOT ALTER GRADING OF THE SITE WITHOUT PRIOR APPROVAL OF THE CITY OR TOWNSHIP
- 13. ALL ROADWAY, PARKING LOT, AND GRADING WORKS TO BE UNDERTAKEN IN ACCORDANCE WITH CITY OR TOWNSHIP STANDARDS AND SPECIFICATIONS. THE CONTRACTOR IS TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDING.
- 14. CONTACT THE TOWNSHIP FOR INSPECTION OF ROUGH GRADING OF PARKING LOTS, ROADWAYS AND LANDSCAPED AREAS PRIOR TO PLACEMENT OF ASPHALT AND TOPSOIL. ALL DEFICIENCIES NOTED SHALL BE RECTIFIED TO THE TOWNSHIP'S SATISFACTION PRIOR TO PLACEMENT OF ANY ASPHALT, TOPSOIL, SEED & MULCH AND/OR SOD.
- 15. ALL DIMENSIONS AND INVERTS MUST BE VERIFIED PRIOR TO CONSTRUCTION, IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.
- 16. HYDRO, GAS, TELEPHONE AND TELEVISION SERVICE LOCATIONS SUBJECT TO THE APPROVAL AGENCY: • ELECTRICAL SERVICE - HYDRO OTTAWA, • TELEPHONE SERVICE - BELL CANADA,
 - GAS SERVICE ENBRIDGE, TELEPHONE SERVICE - BELL CANADA,
- TELEVISION SERVICE ROGERS.
- 19. ALL EXISTING REDUNDANT PRIVATE APPROACHES FRONTING THIS DEVELOPMENT MUST BE REMOVED TO THE

17. INSTALLATION TO BE IN ACCORDANCE WITH CURRENT CODES AND STANDARDS OF APPROVAL AGENCIES BELL, HYDRO AND

- 20. THIS PLAN MUST BE READ IN CONJUNCTION WITH GEOTECHNICAL REPORT BY MP DATED, JANUARY 2019. AND SITE SERVICING REPORT BY MP REPORT # CP-18-0049 DATED, JUNE 2019.
- 21. CONTRACTOR IS RESPONSIBLE TO KEEP THE ROADS FREE AND CLEAN FROM MUD OR DEBRIS.
- 22. ALL NOTES AS PER CURRENT CITY/PROVINCIAL STANDARDS, GUIDELINES, BY-LAWS AND DETAIL DRAWINGS.
- 1. CONSTRUCT ALL SEWER AND APPURTENANCES TO ONTARIO PROVINCIAL STANDARD SPECIFICATIONS AND DRAWINGS, AS
- 2. SEWER TRENCHING AND BEDDING SHALL CONFORM TO OPSD 802.010 AND 802.013 UNLESS NOTED OTHERWISE.
- 3. BEDDING SHALL BE A MINIMUM 150mm OF GRANULAR "A", COMPACTED TO MINIMUM 95% STANDARD PROCTOR DRY DENSITY. CLEAR STONE BEDDING SHALL NOT BE PERMITTED.
- 4. SUB-BEDDING, IF REQUIRED SHALL BE AS PER THE DIRECTION OF A GEOTECHNICAL ENGINEER.
- 5. BACKFILL TO AT LEAST 300mm ABOVE TOP OF PIPE WITH GRANULAR "A" OR SAND.
- TO MINIMIZE DIFFERENTIAL FROST HEAVING, TRENCH BACKFILL (FROM PAVEMENT SUBGRADE TO 2.0m BELOW FINISHED GRADE) SHALL MATCH EXISTING SOIL CONDITIONS.
- 7. SEWERS AND CONNECTIONS 150mm DIAMETER AND SMALLER TO BE PVC SDR 28 OR APPROVED EQUIVALENT. SEWERS AND CONNECTIONS LARGER THAN 200mm DIAMETER AND LESS THAN 450mm DIAMETER TO BE PVC SDR 35 OR APPROVED EQUIVALENT. SEWERS AND CONNECTIONS 450mm DIAMETER AND LARGER TO BE CONCRETE CL 65-D OR APPROVED
- 8. INSULATE ALL STORM AND SANITARY SEWERS/SERVICES, OTHER THAN CATCH BASIN LEADS THAT HAVE LESS THAN 1.5m OF COVER WITH THERMAL INSULATION.
- 9. SUPPLY AND INSTALL ALL PIPING AND APPURTENANCES AS SHOWN AND DETAILED TO WITHIN 1m OF BUILDING. ALL ENDS OF SERVICES TO BE PROPERLY CAPPED AND LOCATED WITH 2"x4"x8' LONG MARKER.
- 10. CONTRACTOR TO TELEVISE (CCTV) ALL PROPOSED SEWERS ONSITE, OUTLET CONNECTION TO THE MAIN AND PIPES 150mm
- OR GREATER PRIOR TO BASE COURSE ASPHALT. UPON COMPLETION OF CONTRACT, THE CONTRACTOR IS RESPONSIBLE TO FLUSH AND CLEAN ALL SEWERS & APPURTENANCES. 11. DYE TESTING IS TO BE COMPLETED ON SANITARY SERVICE TO CONFIRM PROPER CONNECTION TO THE SANITARY SEWER
- 12. ALL CATCHBASIN AND CATHCBASIN MANHOLE LEADS ARE TO BE MINIMUM 200mmø, CITY MINIMUM 1.0% SLOPE UNLESS OTHERWISE NOTED. ALL CATCHBASINS EXCLUDING LANDSCAPE CATCHBASINS TO HAVE 150 mmØ PERFORATED PIPE FOR 3.0m ON ALL AVAILABLE SIDES AS PER CITY OF OTTAWA STANDARD DRAWING 'R1'.
- 13. ALL SAN AND STM BUILDING CONNECTIONS TO BE EQUIPED WITH BACKWATER VALVES AS PER CITY STANDARD DRAWINGS

WATERMAIN NOTES

- 1. CONSTRUCT ALL WATERMAINS AND APPURTENANCES IN ACCORDANCE WITH OPSD STANDARDS AND SPECIFICATIONS AS WELL AS CITY OR TOWNSHIP STANDARDS AS INDICATED.
- 2. WATERMAINS AND/OR WATER SERVICES ARE TO HAVE A MINIMUM COVER OF 2.4m. OTHERWISE THERMAL INSULATION IS REQUIRED AS PER CITY OF OTTAWA STANDARD DRAWING 'W22'.
- 3. IF THE WATERMAIN MUST BE DEFLECTED TO MEET ALIGNMENT, ENSURE THAT THE AMOUNT OF DEFLECTION USED IS EQUA TO OR LESS THAN THAT WHICH IS RECOMMENDED BY THE MANUFACTURER.
- 4. USE APPROVED SADDLE CONNECTION WITH MAIN (CORPORATION) STOP AS PER CITY OF OTTAWA STANDARD DRAWING
- 5. CONNECTION TO EXISTING BY CITY OR TOWNSHIP FORCES. EXCAVATION, BACKFILLING AND REINSTATEMENT IS TO BE COMPLETED BY THE CONTRACTOR.
- 6. THERMAL INSULATION OF WATERMAINS AT OPEN STRUCTURES AS PER CITY OF OTTAWA STANDARD DRAWING 'W22'.
- 7. THERMAL INSULATION OF WATERMAINS UNDER ROAD SIDE DITCHES AS PER CITY OF OTTAWA STANDARD DRAWING 'W21'.



800 INDUSTRIAL AVENUE, UNIT 9, OTTAWA, ON K1G 4B8

296 SOMERSET STREET EAST PROPOSED MIXED USE MULTI-UNIT

OTTAWA

Project Number: 1:100

Checked By: R.P.K Drawing Number: Designed By: S.V.L SHEET 2 of 2

ONTARIO

 LOCATION
 STATION
 GRADE
 TOP OF PIPE
 DEPTH (m)

 CONNECTION
 0+000.00
 58.05
 ±55.80
 2.24*

 WV
 0+006.08
 58.20
 55.80
 2.40

 BLDG
 0+008.33
 58.20
 55.80
 2.40
*NOTE: THERMAL INSULATION SHALL BE INSTALLED AS PER CITY STD DWG W22 SAN STRUCTURE TABLE WHERE WATERMAIN DEPTH IS LESS THAN 2.4m. NAME TOP OF GRATE INVERT IN INVERT OUT DESCRIPTION OPSD 701.010 SE55.253 NW55.233 COVER S24

18. ALL PROPOSED CURB SHALL BE CONCRETE BARRIER CURB UNLESS SPECIFIED. SATISFACTION OF THE CITY OR TOWNSHIP. WELL AS THE CITY OR TOWNSHIP STANDARDS AS INDICATED.



BARRIER CURB CURB DEPRESSION **HEAVY DUTY ASPHALT** ASPHALT RAMP AND/OR WALKWAY CONCRETE RAMP AND/OR WALKWAY SWALE CENTERLINE

> TERRACING @ 3:1 SLOPE UNLESS SPECIFIED STORM MANHOLE

CATCH BASIN MANHOLE CATCH BASIN OR DITCH INLET LANDSCAPE CATCH BASIN PERFORATED SUBDRAIN

SANITARY MANHOLE TYPICAL GRADE BOTTOM OF WALL GRADE ×73.21(S) SWALE GRADE

T/G 73.21 EXISTING GRADE (NOT SHOWN ON SURVEY)

OVERLAND FLOW ROUTE 100yr PONDING 5yr PONDING

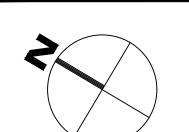
GRADE MARKER SILT FENCE

FOR REVIEW ONLY

REVISED AS PER COMMENTS SEPT. 27, 201 REVISED AS PER COMMENTS AUG. 20, 2019 REVISED AS PER CITY COMMENTS JUN. 28, 201 REVISED AS PER CITY COMMENTS JUN. 21, 2019 03 REVISED AS PER CITY COMMENTS REVISED AS PER CITY COMMENTS MAR. 14, 2019 APR 02, 2018 ISSUED FOR CLIENT REVIEW Date Revision/Issue

SCALE 1:100 Check and verify all dimensions Do not scale drawings before proceeding with the work

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RESIDENTIAL BUILDING

Drawing Title: SITE SERVICING PLAN

CP-18-0049 S.V.L

#17817