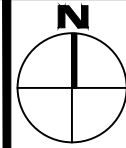


AS-BUILT TOPOGRAPHIC INFORMATION PROVIDED  
BY CONTRACTOR

Site Benchmark  
Fire Hydrant  
Top of Spindle  
Elevation=91.02

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 INFORMATION SHOWN.
2. THIS PLAN IS NOT A CADASTRAL SURVEY SHOWING LEGAL PROPERTY BOUNDARIES AND EASEMENTS. THE PROPERTY BOUNDARIES SHOWN HEREON HAVE BEEN DERIVED FROM INFORMATION SUPPLIED BY (OR SHOWN ON) FARLEY, SMITH & DENNIS SURVEYING LTD. FILE #40-20 AND CANNOT BE RELIED UPON TO BE ACCURATE OR COMPLETE. THE PRECISE LOCATION OF THE CURRENT PROPERTY BOUNDARIES AND EASEMENTS CAN ONLY BE DETERMINED BY AN UP-TO-DATE LAND TITLES SEARCH AND A SUBSEQUENT CADASTRAL SURVEY PERFORMED AND CERTIFIED BY AN ONTARIO LAND SURVEYOR.
3. THE CONTRACTOR IS TO OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OTTAWA 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 OR NOT SHOWN ON THESE DRAWINGS. IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.
6. RESTORE ALL TRENCHES AND SURFACES OF PUBLIC ROAD ALLOWANCES TO CONDITION EQUAL OR BETTER THAN ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY OF OTTAWA.
7. EXCAVATE AND DISPOSE OF ALL EXCESS EXCAVATED MATERIAL, SUCH AS ASPHALT, CURBING AND DEBRIS, OFF SITE AS DIRECTED BY THE ENGINEER AND THE CITY OF OTTAWA.
8. TOPSOIL TO BE STRIPPED AND STOCKPILED FOR REHABILITATION. CLEAN FILL TO BE PLACED IN FILL AREAS AND COMPACTED TO 95% STANDARD PROCTOR DENSITY.
9. ALL DISTURBED AREAS TO BE RESTORED TO ORIGINAL CONDITION OR BETTER UNLESS OTHERWISE SPECIFIED.
10. 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 AND BARRIERS.
11. DO NOT ALTER GRADING OF THE SITE WITHOUT PRIOR APPROVAL OF THE CITY OF OTTAWA.
12. ALL ROADWAY, PARKING LOT, AND GRADING WORKS TO BE UNDERTAKEN IN ACCORDANCE WITH CITY OF OTTAWA DETAILS AND SPECIFICATIONS. THE CONTRACTOR IS TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDING.
13. CONTACT THE CITY OF OTTAWA 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 CITY OF OTTAWA'S SATISFACTION PRIOR TO PLACEMENT OF ANY ASPHALT, TOPSOIL, SEED & MULCH AND/OR SOD.
14. ALL DIMENSIONS AND INVERTS MUST BE VERIFIED PRIOR TO CONSTRUCTION, IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.
15. ELECTRICAL, GAS, TELEPHONE AND TELEVISION SERVICE LOCATIONS ARE SUBJECT TO THE INDIVIDUAL AGENCY:
  - ELECTRICAL SERVICE - HYDRO OTTAWA
  - GAS SERVICE - ENBRIDGE
  - TELEPHONE SERVICE - BELL CANADA
  - TELEVISION SERVICE - ROGERS
16. INSTALLATION OF UTILITIES TO BE IN ACCORDANCE WITH CURRENT CODES AND STANDARDS OF INDIVIDUAL UTILITY APPROVAL AGENCIES AND THE CITY OF OTTAWA.
17. ALL PROPOSED CURB SHALL BE CONCRETE BARRIER CURB AS PER SC1.1 UNLESS SPECIFIED.
18. THIS PLAN MUST BE READ IN CONJUNCTION WITH GEOTECHNICAL REPORT BY MCINTOSH PERRY REPORT #CP-20-00223 AND THE SERVING & STORMWATER MANAGEMENT REPORT BY MCINTOSH PERRY REPORT #CP-20-0023.



LOCATION PLAN

LEGEND

- |    |                            |     |  |
|----|----------------------------|-----|--|
| DC | BARRIER CURB               | --- | CENTRELINE OF SWALE                        |
|    | CURB DEPRESSION            | --- | SLOPING AT 3:1 UNLESS SPECIFIED            |
|    | HEAVY DUTY ASPHALT         | --- | PROPOSED ELEVATION                         |
|    | CONCRETE SIDEWALK          | --- | EXISTING ELEVATION                         |
|    | PAVING STONE               | --- | SWALE ELEVATION                            |
|    | STORM MANHOLE              | --- | TOP OF WALL ELEVATION                      |
|    | CATCHBASIN OR DITCH INLET  | --- | BOTTOM OF WALL ELEVATION                   |
|    | LANDSCAPE CATCHBASIN       | --- | EMERGENCY OVERLAND FLOW ROUTE              |
|    | SANITARY MANHOLE           | --- | SILT FENCE BARRIER (AS PER OPSD 219.130)   |
|    | PERFORATED PIPE            | --- | STRAW BALE CHECK DAM (AS PER OPSD 219.180) |
|    | WATER VALVE/CHAMBER        | --- | SEDIMENT CONTROL DEVICE                    |
|    | FIRE HYDRANT               | --- | BUILDING ENTRANCE OVERHEAD DOOR            |
|    | CROSSING CONFLICT LOCATION | --- | REMOTE WATER METER                         |
|    | LANDSCAPE AREA             | --- | WATER METER                                |
|    |                            | --- | MISC. ROCK BOULDER                         |
|    |                            | --- | SEDIMENT CONTROL DEVICE                    |

1 ISSUED FOR REVIEW MAR. 18, 2022

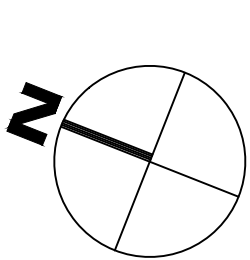
No. Revisions Date

Check and verify all dimensions before proceeding with the work Do not scale drawings

SCALE 1 : 300  
0 5 10 15 20 25 30 Metres

McINTOSH PERRY

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Tel: 613-836-2184 Fax: 613-836-3742  
www.mcintoshperry.com



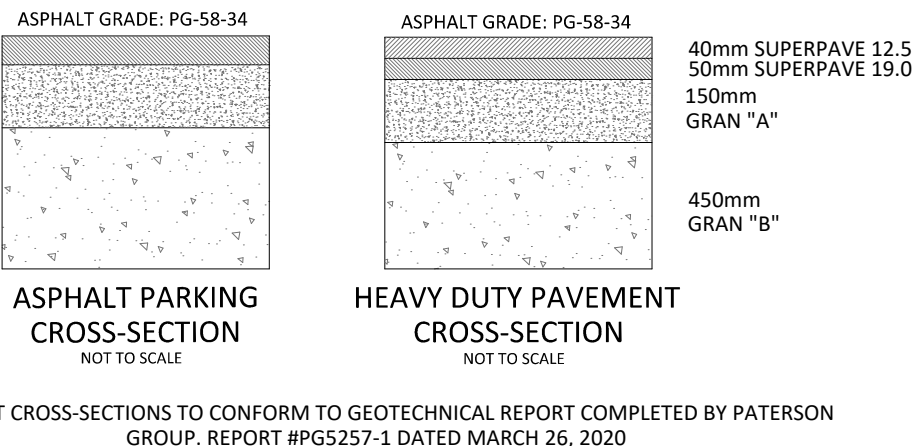
Stamp:

Client: BBS CONSTRUCTION LTD.  
1805 WOODWARD DRIVE  
OTTAWA, ON K2C 0P9

Project: WAREHOUSE EXPANSION  
2 BILL LEATHAM DRIVE

Drawing Title: LOT GRADING AND DRAINAGE PLAN

Scale: 1:300	Project Number: CP-20-0023-01
Drawn By: N.B.V.	
Checked By: C.J.M.	Drawing Number: C101
Designed By: C.J.M.	



FILENAME: \\C:\Users\N.B.V. Projects\2023\CP-20-0023-01 BBS Warehouse Addition\_2 Bill Leatham Drive\DWG\12 - Drawings\CP-20-0023 Presentation.dwg  
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