Zoning By-law 2008-250		Accessory Structures Section 55	
	Existing	Required	Provided
Front Lot Line Setback		7.5 m	>7.5 m
Interior Side Lot Line or Rear Lot Line not abutting a street		0.6 m	> 0.6 m
Maximum Height		6.0 m	5.9 m
Parking			
Parking 1 space/100m2 GFA + 4 spaces/hole		89	187
Accessible Parking		7	7
4% of provided (parking)		Type A - 3 Type B - 4	Type A - 3 Type B - 4
Pre-development Parking			
Accessible Parking	3		
Standard Parking	214		
Bicycle Parking 1 space/1500 m2 GFA		1	2
Minimum Driveway Width		6.0 m	7.5 m
Minimum Aisle		6.7 m	7.0 m
Landscaped Area (parking)		15% of parking lot (3m buffer + interior landscaping)	±1,650m2
Full Site		±31,848m2	
Cart Storage Facility GFA		548 m2	
Snack Bar GFA		±69 m2	
Main Building GFA		±724m2	
Lot Coverage		±1,341m2	4.20%
Landscaped Open Space (full site)		± 22,217m2	69.80%
Paved Surface		±8,290m2	26.00%

GENERAL LEGEND

- BARRIER CURB
- DEPRESSED BARRIER CURB
- CONCRETE SIDEWALK
- TACTILE WALKING SURFACE INDICATOR
- ASPHALT SIDEWALK / PATHWAY

Kelby Lodoen Unseth

KELBY LODDEN UNSETH
PLANNER
PLANNING, REAL ESTATE & ECONOMIC DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

APPROVED

By Kelby Lodoen Unseth at 12:56 pm, Nov 02, 2022

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ISSUES

No.	DESCRIPTION	DATE
1	ISSUED FOR CITY REVIEW	2021-06-16
2	REVISED AS PER CITY COMMENTS	2022-03-18
3	ISSUED FOR SPA	2022-05-16
4	REVISED AS PER CITY COMMENTS	2022-06-23

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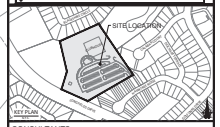
SEE DWG 010, FOR NOTES, LEGEND, CB TABLE, AND DETAILS



CONSULTANTS

1:500 — 0 5 15 25m

SEAL

LICENSED PROFESSIONAL ENGINEER
D.G.Y. Yannoulopoulos
2022/06/23
PROVINCE OF ONTARIO

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PROJECT

STONEBRIDGE CLUBHOUSE
68 HAWKTREE RIDGE,
OTTAWA, ON K2J 5N3

PROJECT NO: 122507	
DRAWN BY: D.P.S.	CHECKED BY: R.M.
PROJECT MGR: R.M.	APPROVED BY: D.G.Y.

SHEET TITLE

SITE PLAN

SHEET NUMBER	ISSUE
C-050	4

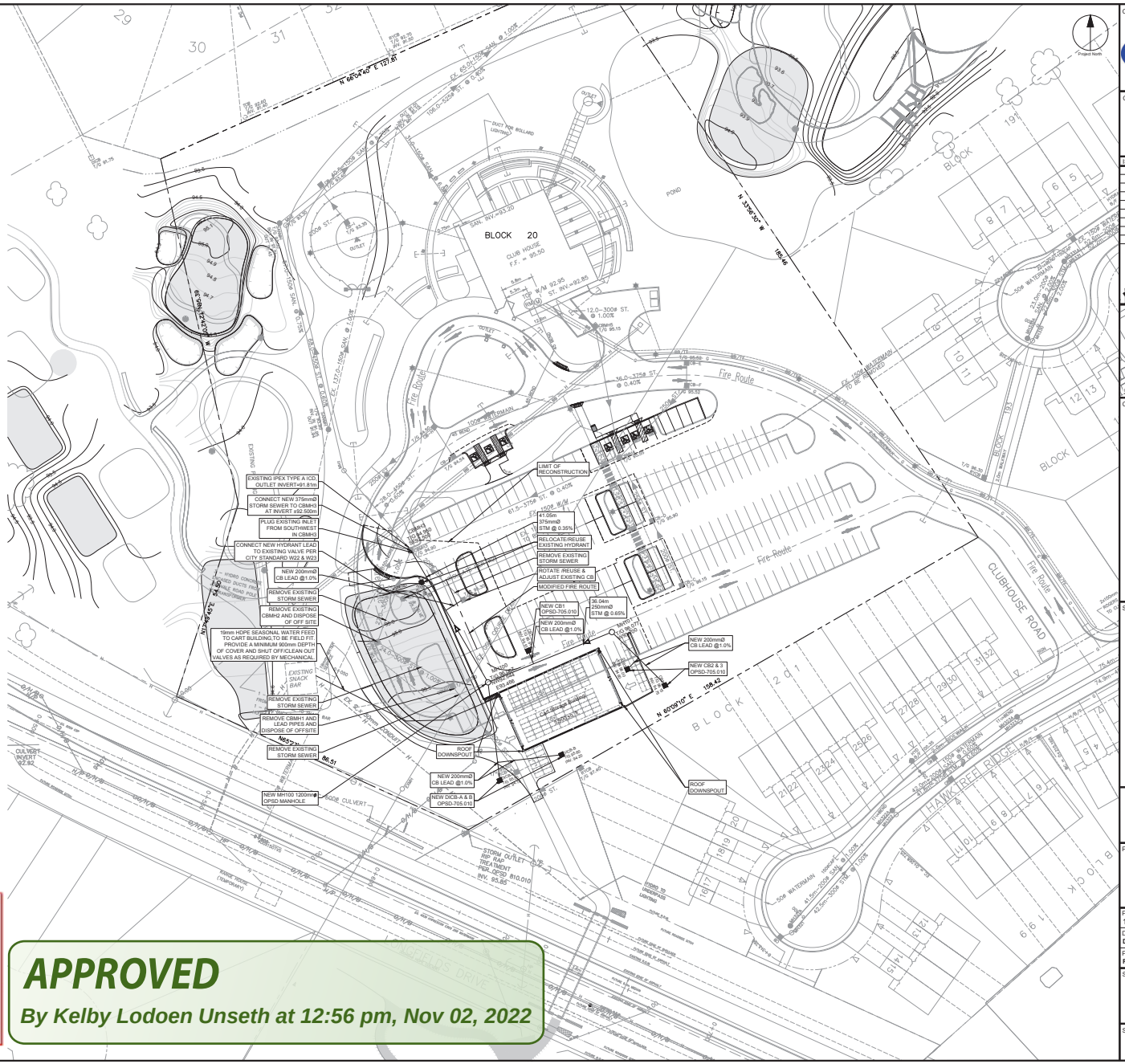
CITY PLAN No. 18711

CITY FILE No. D07-12-22-054

File Location: U:\122507 - 2021 Locations\10_Production\13_Designs_Civil\Models\Club House\Site-Plan.dwg Last Saved: June 16, 2022 by dsarma Plotted: Thursday, June 23, 2022 9:47:12 AM by Don Sarma

SERVICING LEGEND

MH118A	SANITARY MANHOLE
200mmØ SAN	SANITARY SEWER
MH109 / STM / MH118	STORM MANHOLE
	STORM SEWER
200Ø WATERMAIN	WATERMAIN
CB100 TIG 104.10	STREET CATCHBASIN C/W TOP OF GRATE
CBMH100 TIG 103.59	CATCHBASIN MANHOLE C/W TOP OF GRATE
DICB TIG 104.35	DITCH INLET MANHOLE C/W TOP OF GRATE
RYCB TIG 104.35	REAR YARD CATCHBASIN C/W TOP OF GRATE
VBVB 104.35	VALVE AND VALVE BOX
HYD 104.35	FIRE HYDRANT C/W BOTTOM OF FLANGE ELEVATION
	19mmØ HDPE SEASONAL WATER FEED



Kelby Lodoen Unseth

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ISSUES

No.	DESCRIPTION	DATE
1	ISSUED FOR CITY REVIEW	2021-06-30
2	REVISED AS PER CITY COMMENTS	2022-03-16
3	ISSUED FOR SPA	2022-05-16
4	REVISED AS PER CITY COMMENTS	2022-06-23

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SEE C-910, FOR NOTES, LEGEND, CB TABLE, AND DETAILS

CONSULTANTS

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LICENSED PROFESSIONAL ENGINEER — W. ZHUANG — 100231427 — 2022/06/23 — PROVINCE OF ONTARIO

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PROJECT

STONEBRIDGE CLUBHOUSE
68 HAWKTREE RIDGE,
OTTAWA, ON K2J 5N3

PROJECT NO: 122507	
DRAWN BY: D.P.S.	CHECKED BY: R.M.
PROJECT MGR: R.M.	APPROVED BY: D.G.Y.

SHEET TITLE

SERVICING PLAN

SHEET NUMBER	ISSUE
C-150	4

CITY PLAN No. 18711

CITY FILE No. D07-12-22-054

DATE PLOTTED: Thursday, June 23, 2022 9:50:22 AM by Don Sturma

FILE location: I:\122507_2015 Lucyfield\13_Production\13_Drawings\C_Civil\Servicing\Clubhouse\C-150 SERVICING PLAN.dwg Last Saved: June 22, 2022, by Sturma

Kelby Lodoen Unseth

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PLANNER
PLANNING, REAL ESTATE & ECONOMIC DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

GRADING LEGEND

- PROPOSED SWALE C/W FLOW DIRECTION
- SLOPE C/W FLOW DIRECTION
- MAJOR OVERLAND FLOW ROUTE
- PROPOSED SPOT GRADE
- PROPOSED SWALE GRADE
- PROPOSED SWALE HIGH POINT GRADE
- LOT CORNER GRADE C/W EXISTING GRADE
- TIE INTO EXISTING GRADE
- PONDING OUTLINE
- HEAVY DUTY ASPHALT

Table 2 - Recommended Pavement Structure - Car Only Parking Areas

Thickness (mm)	Material Description
50	**Wear Course -** HL-3 or Superpave 12.5 Asphaltic Concrete
150	**BASE** - OPSS Granular A Crushed Store
300	**SUBBASE** - OPSS Granular B Type II
	SUBGRADE - Either fill, in situ soil, or OPSS Granular B Type I or II material placed over in situ soil or fill

Table 3 - Recommended Pavement Structure - Local Roadways

Thickness (mm)	Material Description
40	**Wear Course -** HL-3 or Superpave 12.5 Asphaltic Concrete
50	**Binder Course -** HL-8 or Superpave 19.0 Asphaltic Concrete
150	**BASE** - OPSS Granular A Crushed Store
400	**SUBBASE** - OPSS Granular B Type II
	SUBGRADE - Either fill, in situ soil, or OPSS Granular B Type I or II material placed over in situ soil or fill

APPROVED

By Kelby Lodoen Unseth at 12:56 pm, Nov 02, 2022

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No.	DESCRIPTION	DATE
1	ISSUED FOR CITY REVIEW	2021-06-18
2	REVISED AS PER CITY COMMENTS	2021-08-18
3	ISSUED FOR SPA	2022-05-13
4	REVISED AS PER CITY COMMENTS	2022-06-23

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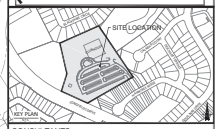
SEE C910, FOR NOTES, LEGEND, CB TABLE, AND DETAILS



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1:500 — 5 0 5 15 25m

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LICENSED PROFESSIONAL ENGINEER — W. ZHUANG — 100231427 — 2022/06/23 — PROVINCE OF ONTARIO

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PROJECT
STONEBRIDGE CLUBHOUSE
68 HAWKTREE RIDGE,
OTTAWA, ON K2J 5N3

PROJECT NO: 122507	
DRAWN BY: D.P.S.	CHECKED BY: R.M.
PROJECT MGR: R.M.	APPROVED BY: D.G.Y.

SHEET TITLE
GRADING PLAN

SHEET NUMBER	ISSUE
C-250	4

CITY PLAN No. 18711

CITY FILE No. D07-12-22-054

Date Plotted: Thursday, June 23, 2022 10:17:28 AM by Don Sturrie | Last Saved: June 23, 2022, by dsturrie | File Location: I:\122507_2701 Lorgfield\10_Production\13_Design\Civil\Stone\Club House\C-250.dwg

APPROVED
By Kelby Lodoen Unseth at 12:55 pm, Nov 02, 2022

Kelby Lodoen Unseth

KELBY LODDEN UNSETH
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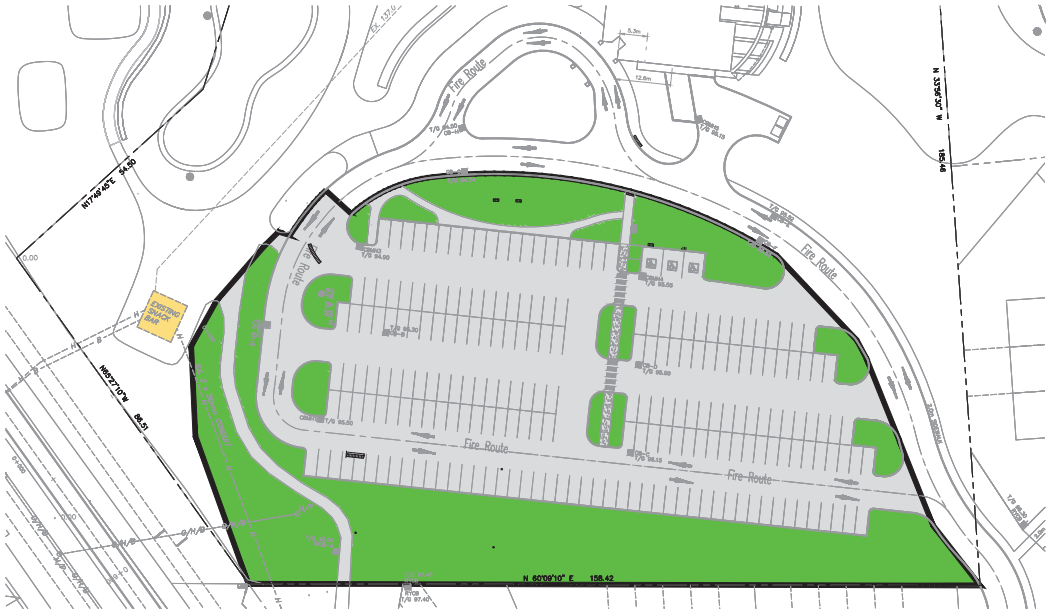

PRE-DEVELOPMENT
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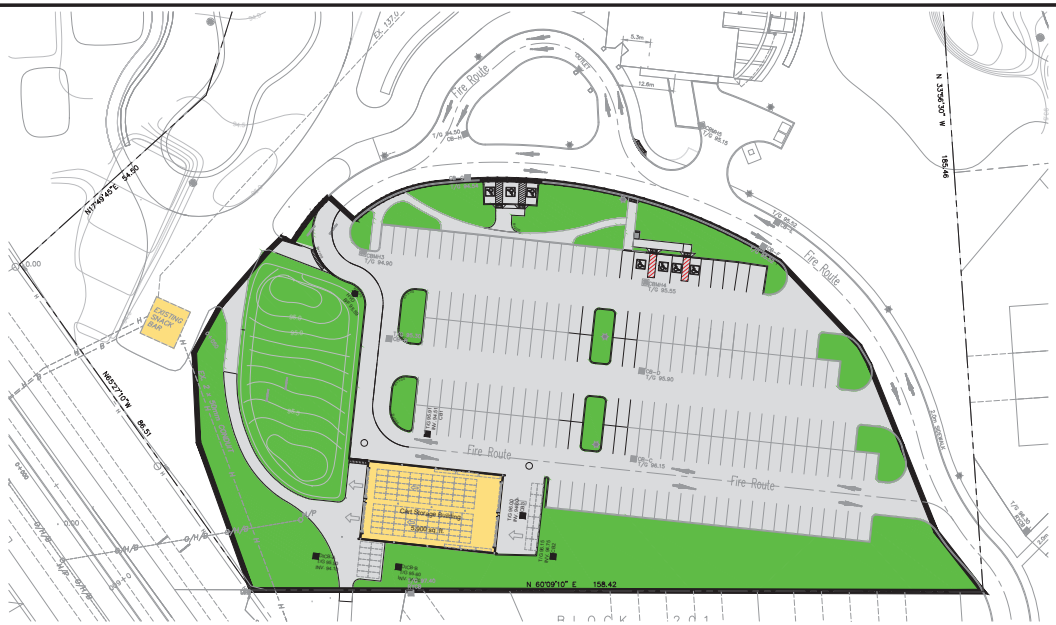

POST DEVELOPMENT
1:500

Pre-development		Area (ha)	C
CBMH3	Grass	0.333	0.20
	Building	0.000	0.90
	Driveway & Parking	0.744	0.90
	Total	1.077	**0.68**
Post-development		**Area (ha)**	**C**
CBMH3	Grass	0.395	0.20
	Building	0.051	0.90
	Driveway & Parking	0.631	0.90
	Total	1.077	**0.64**

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No.	DESCRIPTION	DATE
1	ISSUED FOR CITY REVIEW	2021-06-16
2	REVISED AS PER CITY COMMENTS	2022-04-12
3	ISSUED FOR SPA	2022-06-16
4	REVISED AS PER CITY COMMENTS	2022-04-12
5	REVISED AS PER CITY COMMENTS	2022-06-16

NOT FOR CONSTRUCTION

C-510, FOR NOTES, LEGEND, CB TABLE, AND DETAILS

CONSULTANTS

1:500 0 5 15 25m

SEAL

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PROVINCE OF ONTARIO

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PROJECT
STONEBRIDGE CLUBHOUSE
68 HAWKTREE RIDGE,
OTTAWA, ON K2J 5N3

PROJECT NO: 122507

DRAWN BY:	CHECKED BY:
D.P.S.	R.M.
PROJECT MGR:	APPROVED BY:
R.M.	D.G.Y.

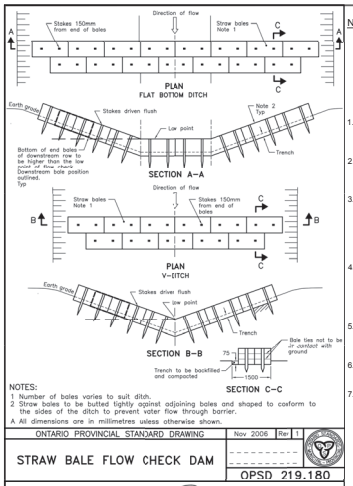
SHEET TITLE
STORM DRAINAGE AREA PLAN

SHEET NUMBER C-550 | ISSUE 5

CITY PLAN No. 18711

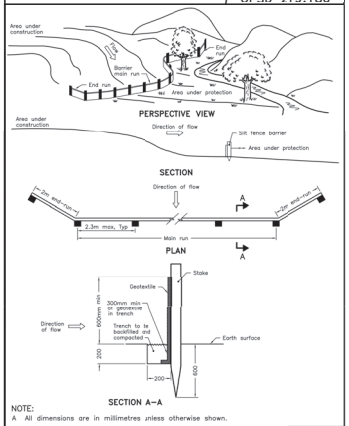
CITY FILE No. D07-12-22-0054

File location: I:\122507_2021 Stonebridge\13_Production\13.3_Design\C_Civil\Stonebridge Club House\C-550.dwg Last Saved: June 16, 2022, by dsumie Plotted: Thursday, June 23, 2022 10:22:21 AM by Don Sumie



NOTES:
1 Number of bales varies to suit ditch.
2 Straw bales to be butted tightly against adjoining bales and shaped to conform to the sides of the ditch to prevent water flow through barrier.
A All dimensions are in millimetres unless otherwise shown.

ONTARIO PROVINCIAL STANDARD DRAWING	Nov 2006	Rev 1
STRAW BALE FLOW CHECK DAM	OPSD 219.180	



NOTE:
A All dimensions are in millimetres unless otherwise shown.

ONTARIO PROVINCIAL STANDARD DRAWING	Nov 2006	Rev 1
LIGHT–DUTY SILT FENCE BARRIER	OPSD 219.110	

NOTES:

THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES, TO PROVIDE FOR PROTECTION OF THE AREA DRAINAGE SYSTEM AND THE RECEIVING WATERCOURSE, DURING CONSTRUCTION ACTIVITIES. THE CONTRACTOR ACKNOWLEDGES THAT FAILURE TO IMPLEMENT APPROPRIATE EROSION AND SEDIMENT CONTROL MEASURES MAY BE SUBJECT TO PENALTIES IMPOSED BY ANY APPLICABLE REGULATORY AGENCY.

1. SILT FENCE TO BE ERECTED PRIOR TO EARTH WORKS BEING COMMENCED. SILT FENCE TO BE MAINTAINED UNTIL VEGETATION IS ESTABLISHED OR UNTIL START OF SUBSEQUENT PHASE.
2. STRAW BALE SEDIMENT TRAPS TO BE CONSTRUCTED IN EXISTING ROAD SIDE DITCHES. TRAPS TO REMAIN AND BE MAINTAINED UNTIL VEGETATION IS ESTABLISHED.
3. SILT SACK TO BE PLACED AND MAINTAINED UNDER COVER OF ALL CATCHBASINS. GEOTEXTILE SILT SACK IN STREET CBs TO REMAIN UNTIL ALL CURBS ARE CONSTRUCTED. GEOTEXTILE FABRIC IN RYCBs TO REMAIN UNTIL VEGETATION IS ESTABLISHED. ALL CATCHBASINS TO BE REGULARLY INSPECTED AND CLEANED, AS NECESSARY, UNTIL SOD AND CURBS ARE CONSTRUCTED.
4. CONTRACTOR TO PROVIDE DETAILS ON LOCATION(S) AND DESIGN OF DEWATERING TRAP(S) PRIOR TO COMMENCING WORK. CONTRACTOR ALSO RESPONSIBLE FOR MAINTAINING TRAP(S) AND ADJUSTING SIZE(S) IF DEEMED REQUIRED BY THE ENGINEER DURING CONSTRUCTION.
5. CONTRACTOR TO PROTECT EXISTING CATCHBASINS WITH FILTER CLOTH UNDER THE COVERS TO TRAP SEDIMENTATION. REFER TO IDENTIFIED STRUCTURES.
6. WORKS NOTED ABOVE ARE TO BE INSTALLED, INSPECTED, MAINTAINED AND ULTIMATELY REMOVED BY SERVICING CONTRACTOR.
7. THIS IS A "LIVING DOCUMENT" AND MAY BE MODIFIED IN THE EVENT THE PROPOSED CONTROL MEASURES ARE INSUFFICIENT

LEGEND :

- LIGHT DUTY SILT FENCE AS PER OPSD-219.110
- SNOW FENCE
- STRAW BALE CHECK DAM AS PER OPSD-219.180
- ROCK CHECK DAM AS PER OPSD-219.210
- SILT SACK PLACED UNDER EXISTING CB COVER
- TEMPORARY MUD MAT 0.15m THICK 50mm CLEAR STONE ON NON WOVEN FILTER CLOTH

APPROVED

By Kelby Lodoen Unseth at 12:52 pm, Nov 02, 2022

Kelby Lodoen Unseth

KELBY LODDEN UNSETH
PLANNER
PLANNING, REAL ESTATE & ECONOMIC DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

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2	REVISED AS PER CITY COMMENTS	2021-08-06
3	ISSUED FOR SPA	2022-06-16
4	REVISED AS PER CITY COMMENTS	2022-06-23

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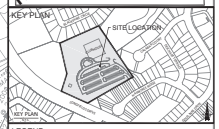
SEE DWG. 310, FOR NOTES, LEGEND, CB TABLE, AND DETAILS

KEY PLAN



LEGEND

1:2500

SEAL

LICENSED PROFESSIONAL ENGINEER
D. G. Y. Yannoulopoulos
2022/06/23
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2022/06/23
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PROJECT
STONEBRIDGE CLUBHOUSE
68 HAWKTREE RIDGE,
OTTAWA, ON K2J 5N3

PROJECT NO: 122507	
DRAWN BY: D.P.S.	CHECKED BY: R.M.
PROJECT MGR: R.M.	APPROVED BY: D.G.Y.

SHEET TITLE
EROSION AND SEDIMENTATION CONTROL PLAN

SHEET NUMBER	ISSUE
C-950	4

CITY PLAN No. 18711

CITY FILE No. D07-12-22-054

Date Plotted: Thursday, June 23, 2022 10:24:43 AM by Don Sturna
Last Saved: June 16, 2022, by dsturna
File Location: J:\122507_2021 Legacy\10_Production\13_Drawings\C_Civil\Stone\Club House\C-950.dwg