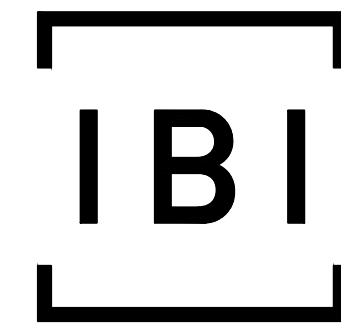
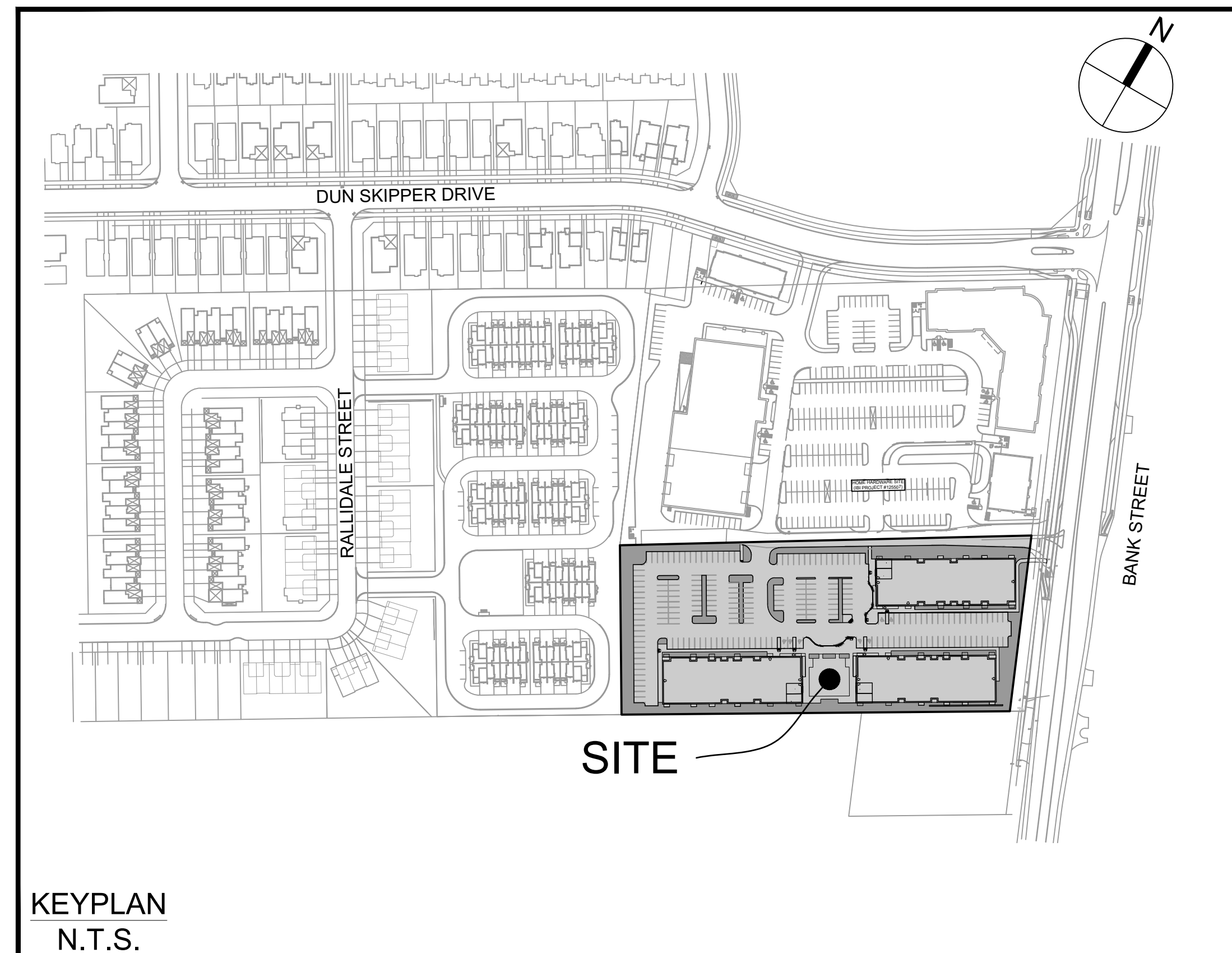


4840 BANK STREET

PATHWAYS SOUTH REGIONAL GROUP



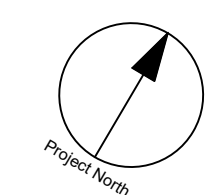
IBI GROUP
 400 – 333 Preston Street
 Ottawa ON K1S 5N4 Canada
 tel 613 225 1311 fax 613 225 9868
 ibigroup.com



Sheet List Table	
Sheet Number	Sheet Title
C-000	Cover
C-001	GENERAL PLAN OF SERVICES
C-010	NOTES LEGEND CB DATA
C-200	SITE GRADING PLAN
C-400	SANITARY DRAINAGE AREA PLAN
C-500	STORM DRAINAGE AREA PLAN
C-600	PONDING PLAN
C-900	SEDIMENT AND EROSION CONTROL PLAN

CITY OF OTTAWA

CONTRACT NO. 137175



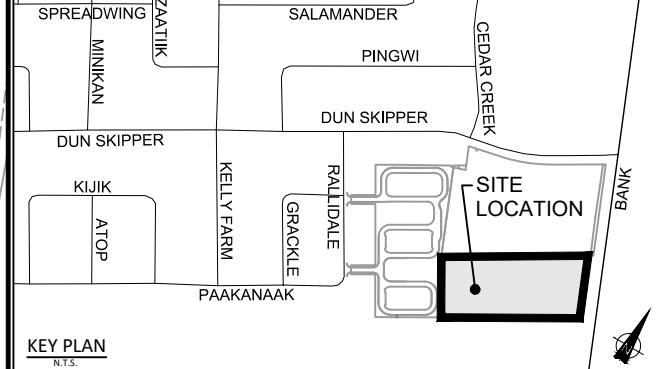
CLIENT
PATHWAYS SOUTH REGIONAL INC.

1737 WOODWARD DRIVE, OTTAWA, ON

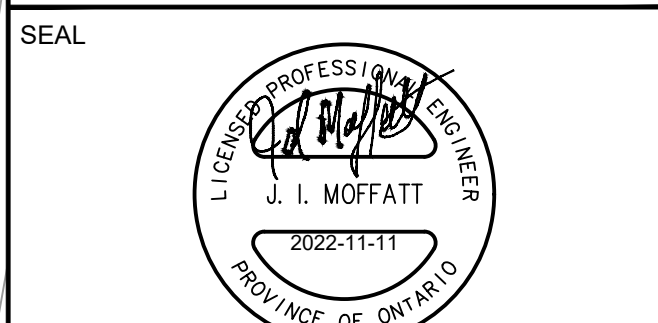
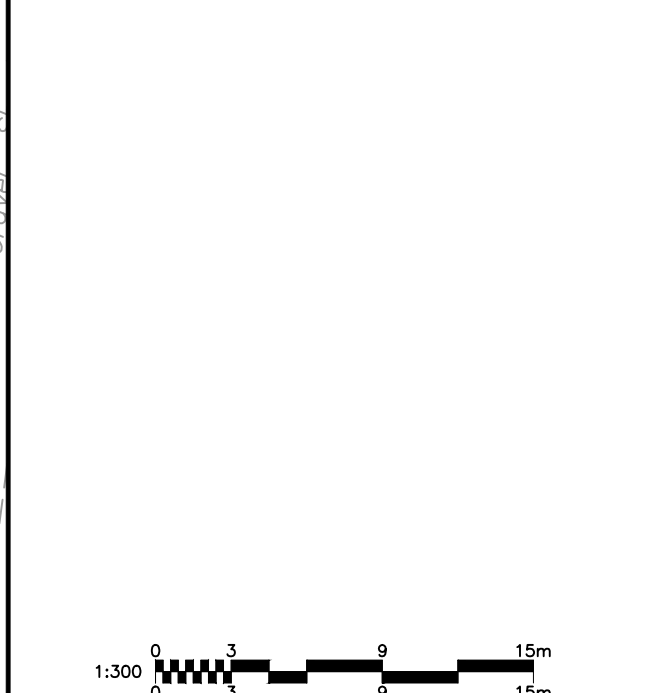
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ISSUES		
No.	DESCRIPTION	DATE
1	SUBMISSION NO. 1 FOR CITY REVIEW	2022-06-03
2	SUBMISSION NO. 2 FOR CITY REVIEW	2022-08-26
3	SUBMISSION NO. 3 FOR CITY REVIEW	2022-10-31
4	SITE PLAN APPROVAL	2022-11-11
5		
6		
7		
8		

SEE 010, 011, 012 FOR NOTES, LEGEND, CB TABLE, STREET SECTIONS AND DETAILS



CONSULTANTS



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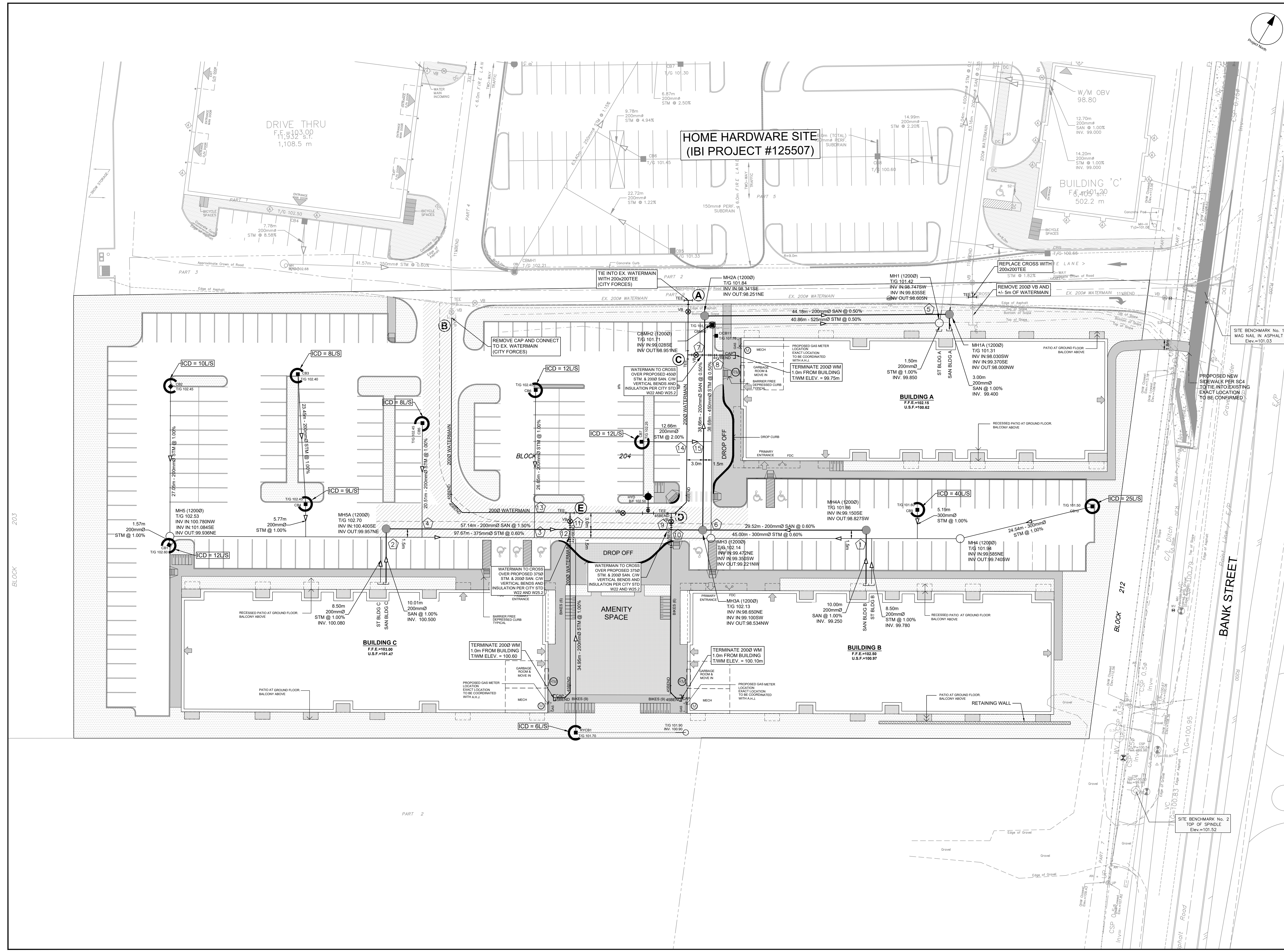
PROJECT
4840 BANK STREET

PROJECT NO:
137175

DRAWN BY: **M.M.** CHECKED BY: **S.E.L.**
PROJECT MGR: **D.C.** APPROVED BY: **J.I.M.**

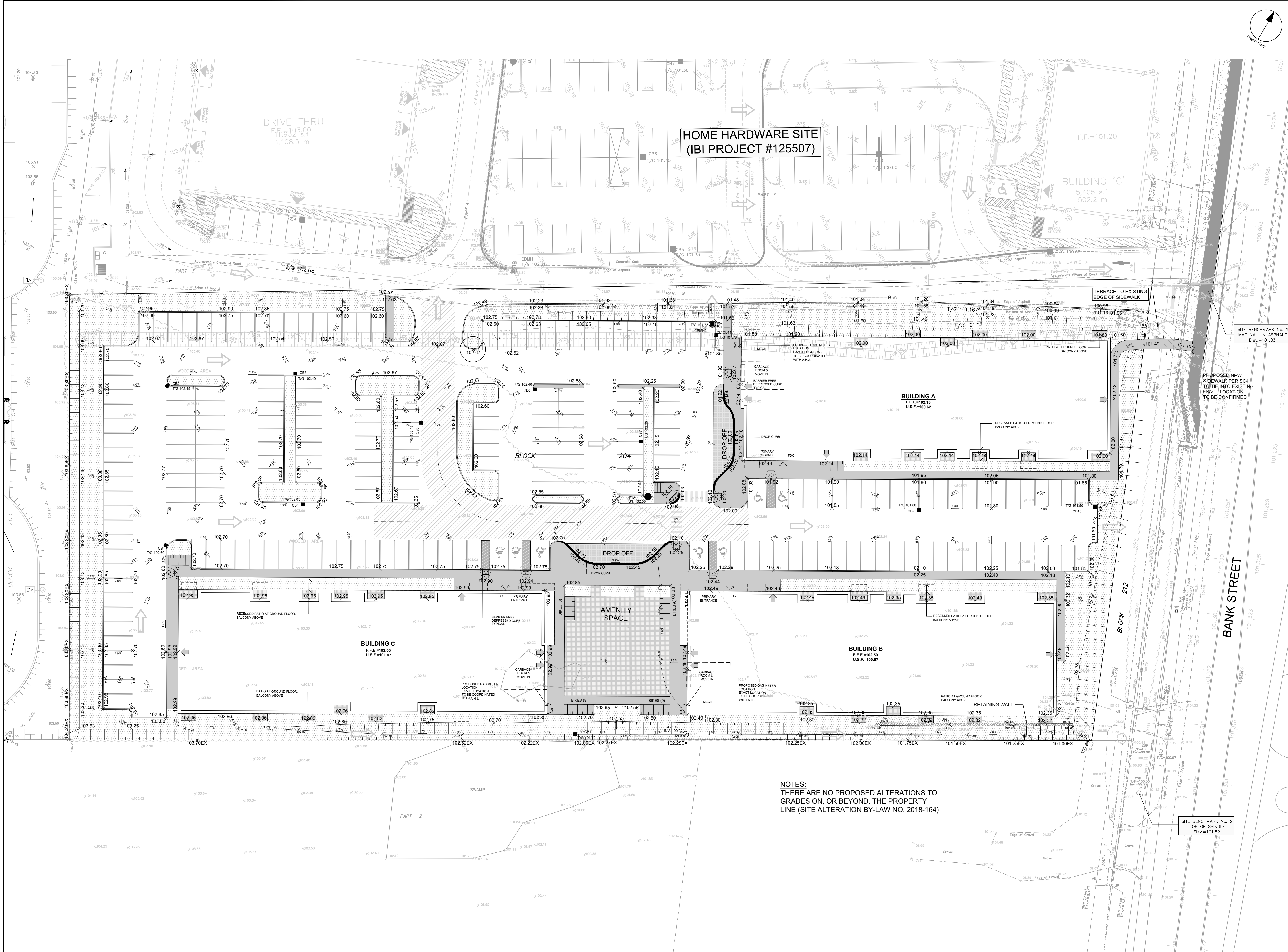
SHEET TITLE
GENERAL PLAN OF SERVICES

SHEET NUMBER **C-001** ISSUE **3**

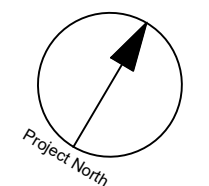


BLOCK 203

CITY FILE No. D07-12-22-0097
SCALE CHECK
File Location: \\137175_Pathways_South_0_Production\03_Design\04_Civil\Sheets\C001_GENERAL PLAN OF SERVICES.dwg Last Saved: November 11, 2022 12:32:52 PM by Marisa Mihal



**HOME HARDWARE SITE
(IBI PROJECT #125507)**



CLIENT
**PATHWAYS SOUTH
REGIONAL GROUP**

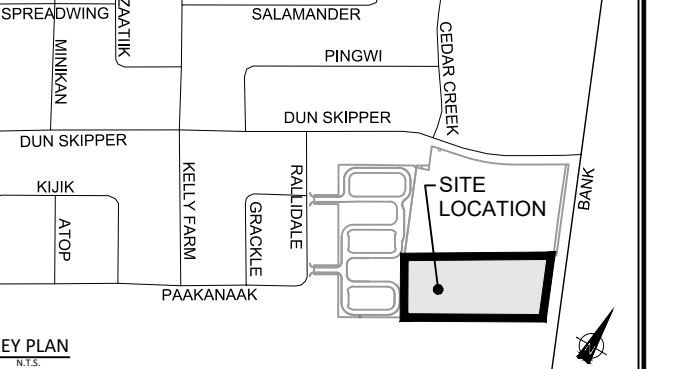
1737 WOODWARD DRIVE, OTTAWA, ON

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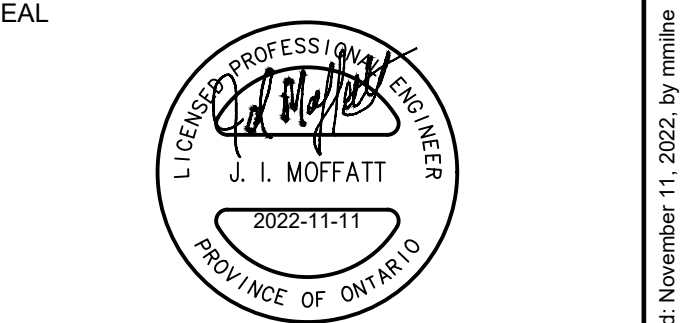
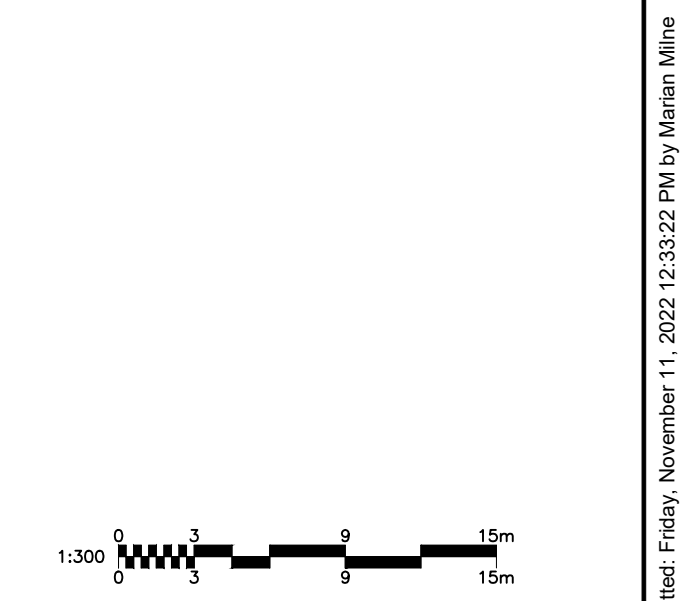
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ISSUES	No.	DESCRIPTION	DATE
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2	SUBMISSION NO. 1 FOR CITY REVIEW	2022-06-03	
3	SUBMISSION NO. 2 FOR CITY REVIEW	2022-08-26	
4	SUBMISSION NO. 3 FOR CITY REVIEW	2022-10-31	
5	SITE PLAN APPROVAL	2022-11-11	
6			
7			
8			

SEE 010, 011, 012 FOR NOTES, LEGEND, CB TABLE, STREET SECTIONS AND DETAILS



CONSULTANTS



PROJECT
4840 BANK STREET

PROJECT NO:
137175

DRAWN BY:
M.M.

CHECKED BY:
S.E.L.

PROJECT MGR:
D.C.

APPROVED BY:
J.I.M.

SHEET TITLE
SITE GRADING PLAN

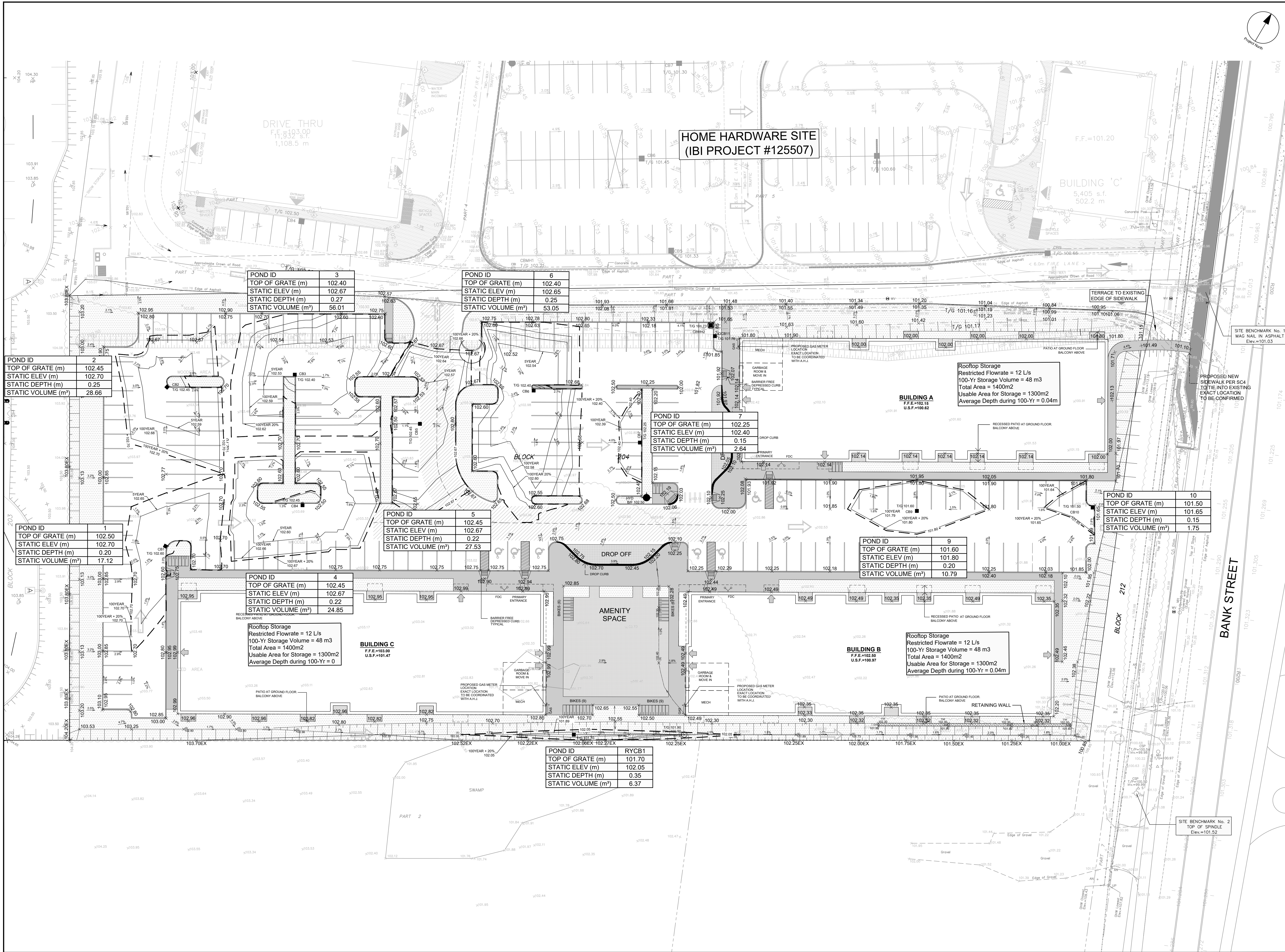
SHEET NUMBER
C-200

ISSUE
4

NOTES:
THERE ARE NO PROPOSED ALTERATIONS TO GRADES ON, OR BEYOND, THE PROPERTY LINE (SITE ALTERATION BY-LAW NO. 2018-164)

SITE BENCHMARK No. 2
TOP OF SPINDLE
Elev.=101.52

CITY FILE No. D07-12-22-0097



**HOME HARDWARE SITE
(IBI PROJECT #125507)**

POND ID	3
TOP OF GRATE (m)	102.40
STATIC ELEV (m)	102.67
STATIC DEPTH (m)	0.27
STATIC VOLUME (m ³)	56.01

POND ID	6
TOP OF GRATE (m)	102.40
STATIC ELEV (m)	102.65
STATIC DEPTH (m)	0.25
STATIC VOLUME (m ³)	53.05

POND ID	7
TOP OF GRATE (m)	102.40
STATIC ELEV (m)	102.40
STATIC DEPTH (m)	0.15
STATIC VOLUME (m ³)	2.64

POND ID	5
TOP OF GRATE (m)	102.45
STATIC ELEV (m)	102.67
STATIC DEPTH (m)	0.22
STATIC VOLUME (m ³)	27.53

POND ID	9
TOP OF GRATE (m)	101.60
STATIC ELEV (m)	101.80
STATIC DEPTH (m)	0.20
STATIC VOLUME (m ³)	10.79

POND ID	10
TOP OF GRATE (m)	101.50
STATIC ELEV (m)	101.65
STATIC DEPTH (m)	0.15
STATIC VOLUME (m ³)	1.75

POND ID	4
TOP OF GRATE (m)	102.45
STATIC ELEV (m)	102.67
STATIC DEPTH (m)	0.22
STATIC VOLUME (m ³)	24.85

POND ID	2
TOP OF GRATE (m)	102.45
STATIC ELEV (m)	102.70
STATIC DEPTH (m)	0.25
STATIC VOLUME (m ³)	28.66

POND ID	1
TOP OF GRATE (m)	102.50
STATIC ELEV (m)	102.70
STATIC DEPTH (m)	0.20
STATIC VOLUME (m ³)	17.12

POND ID	RYCB1
TOP OF GRATE (m)	101.70
STATIC ELEV (m)	102.05
STATIC DEPTH (m)	0.35
STATIC VOLUME (m ³)	6.37

Rooftop Storage
Restricted Flowrate = 12 L/s
100-Yr Storage Volume = 48 m³
Total Area = 1400m²
Usable Area for Storage = 1300m²
Average Depth during 100-Yr = 0

Rooftop Storage
Restricted Flowrate = 12 L/s
100-Yr Storage Volume = 48 m³
Total Area = 1400m²
Usable Area for Storage = 1300m²
Average Depth during 100-Yr = 0.04m

Rooftop Storage
Restricted Flowrate = 12 L/s
100-Yr Storage Volume = 48 m³
Total Area = 1400m²
Usable Area for Storage = 1300m²
Average Depth during 100-Yr = 0.04m

CLIENT
PATHWAYS SOUTH
REGIONAL GROUP

1737 WOODWARD DRIVE, OTTAWA, ON

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ISSUES

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7		
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SEE 010, 011, 012 FOR NOTES, LEGEND, CB TABLE, STREET SECTIONS AND DETAILS

KEY PLAN

CONSULTANTS

SCALE

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tel 613 225 5311 fax 613 225 5866
ibigroup.com

PROJECT
4840 BANK STREET

PROJECT NO:
137175

DRAWN BY:
M.M.

CHECKED BY:
S.E.L.

PROJECT MGR:
D.C.

APPROVED BY:
J.I.M.

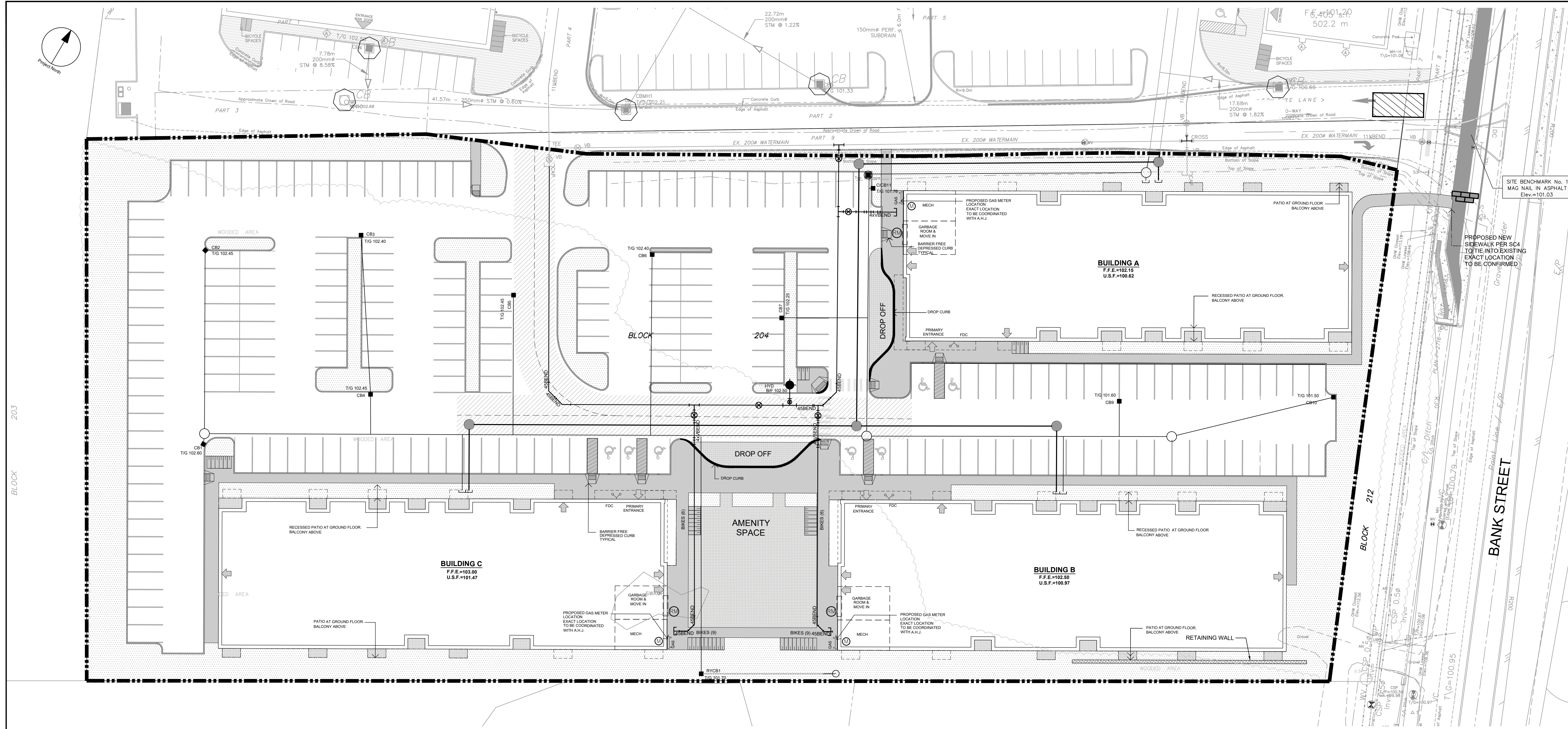
SHEET TITLE
PONDING PLAN

SHEET NUMBER
C-600

ISSUE
3

CITY FILE No. D07-12-22-0097

CITY PLAN No. 18842



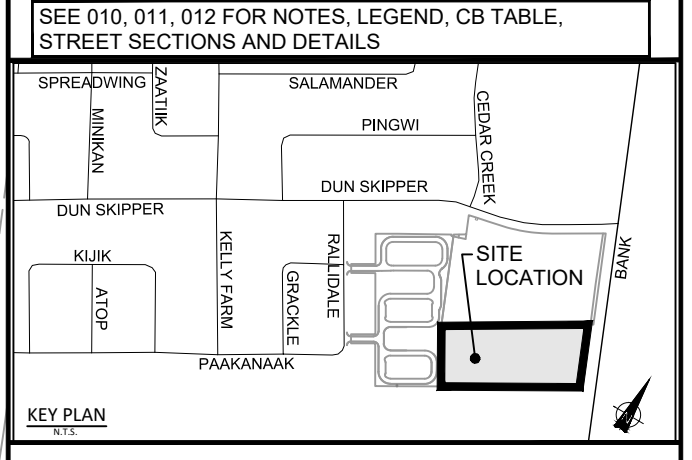
CLIENT
PATHWAYS SOUTH REGIONAL INC.
 1737 WOODWARD DRIVE, OTTAWA, ON

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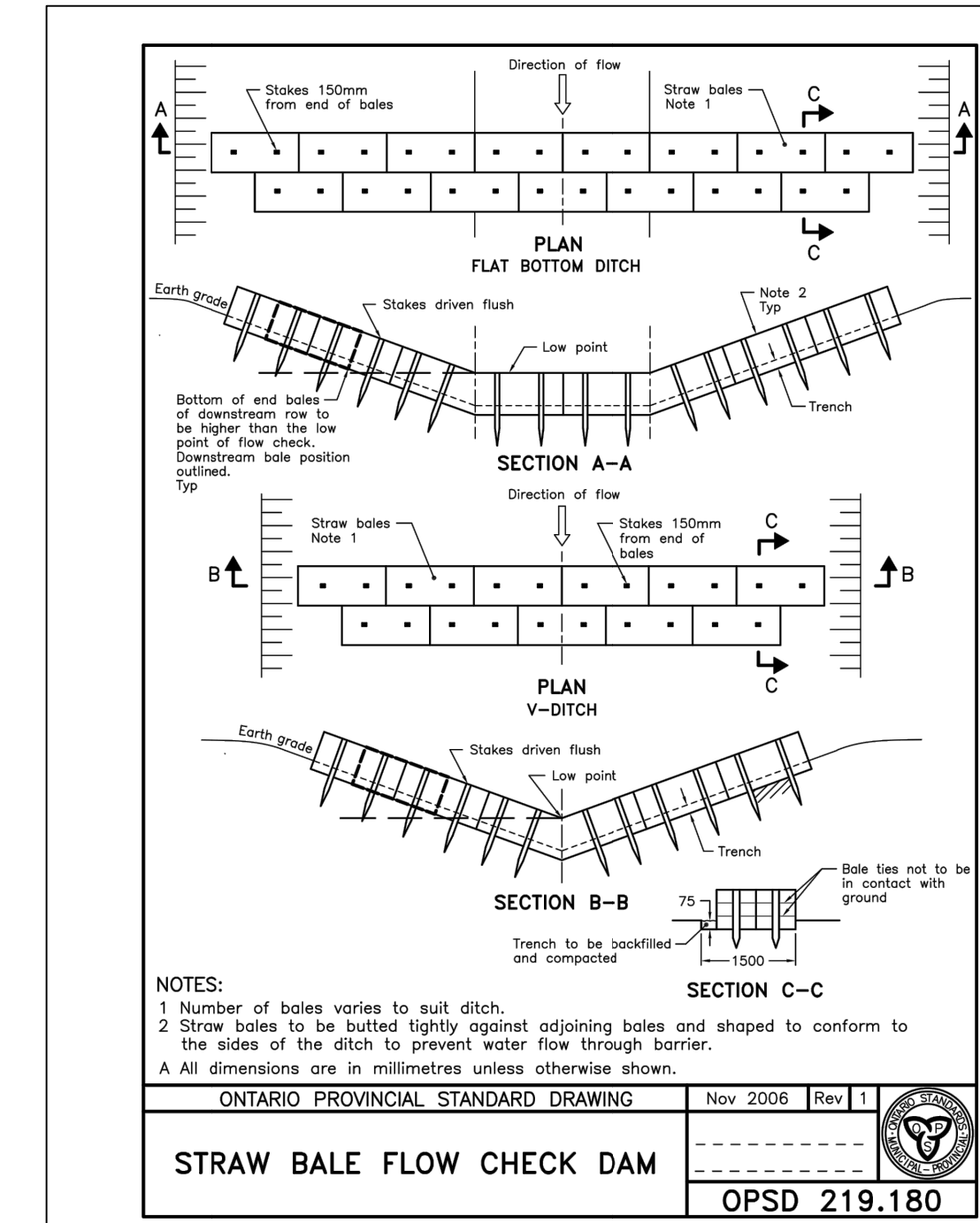
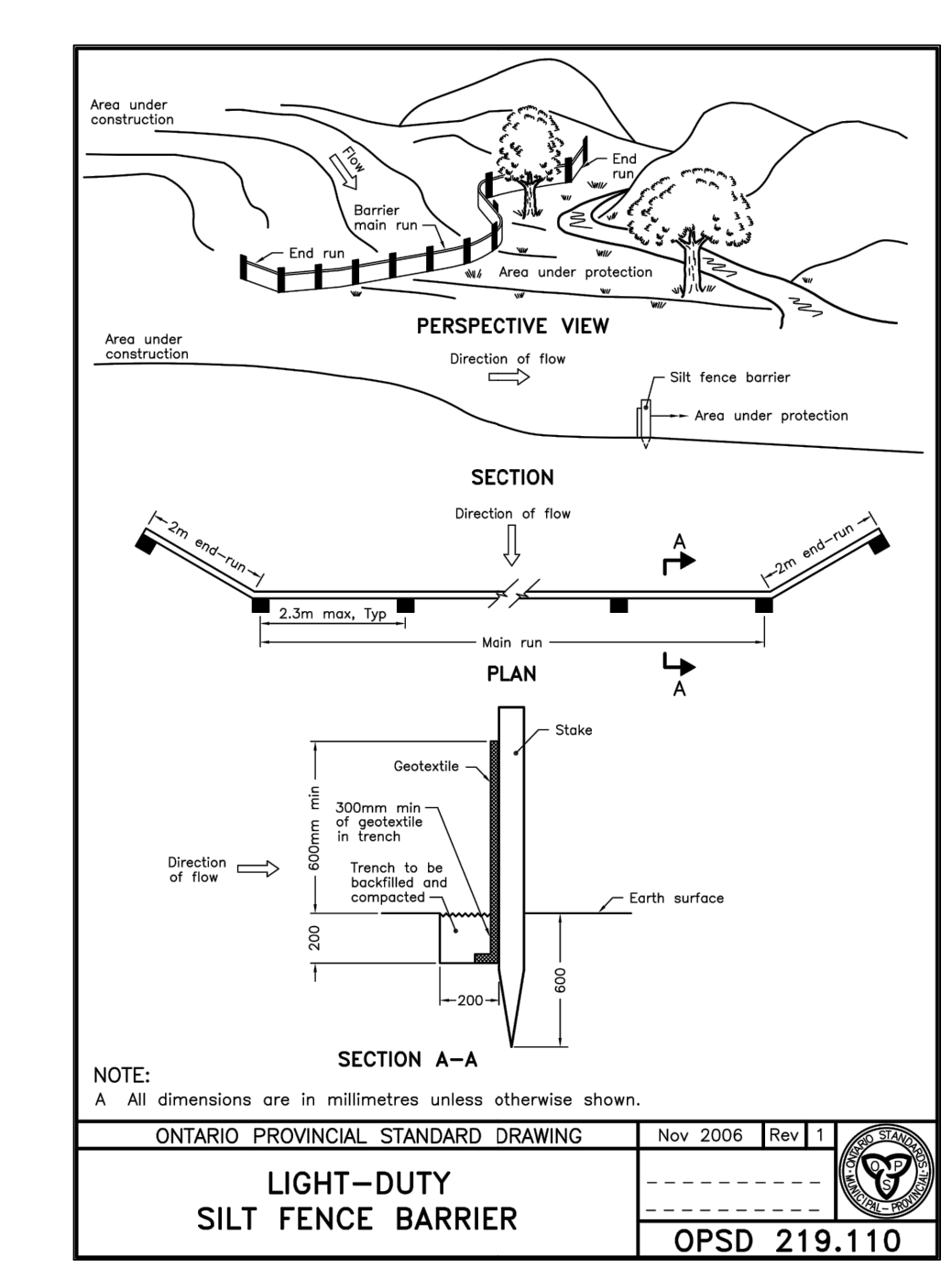
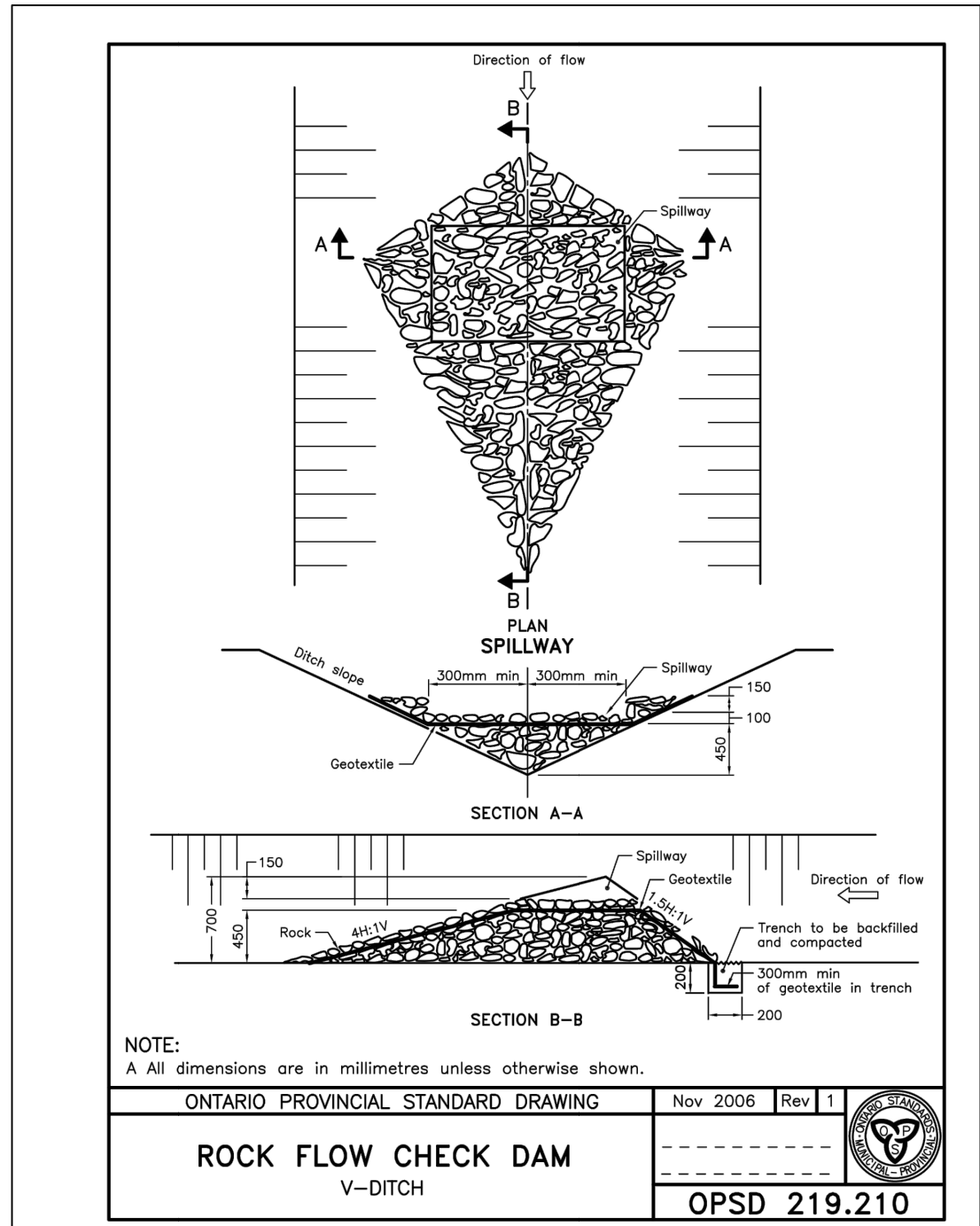
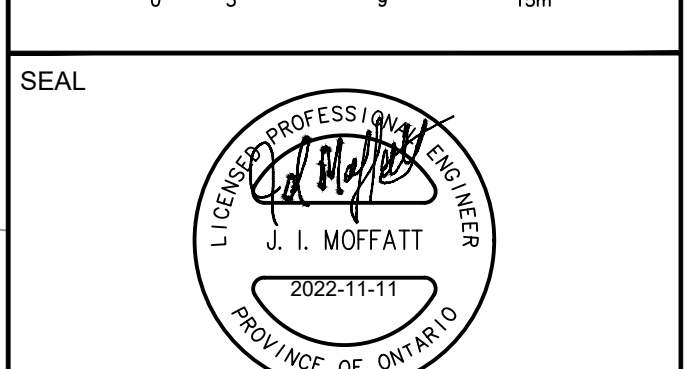
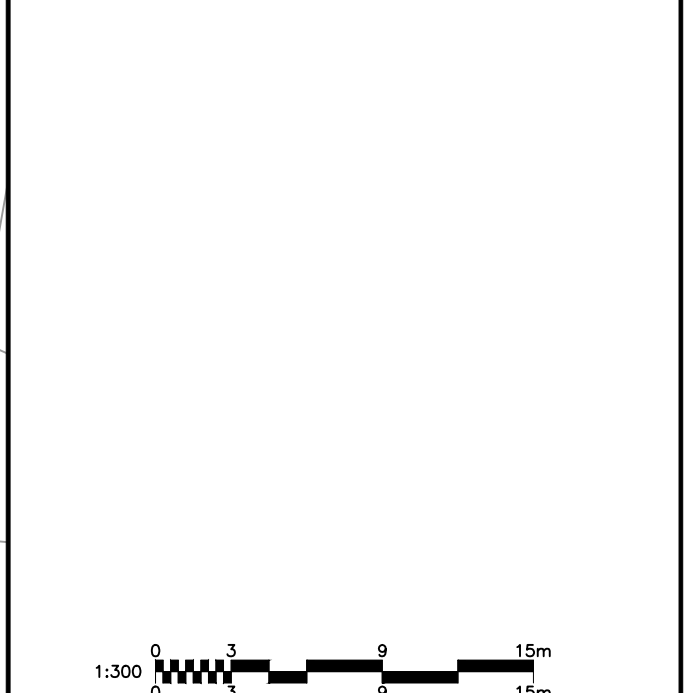
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8		



CONSULTANTS



LEGEND:

	LIGHT DUTY SILTS 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
	SILTS SACK PLACED UNDER EXISTING CB COVER
	TEMPORARY MUD MAT 0.15m THICK 50mm CLEAR STONE ON NON WOVEN FILTER CLOTH

- NOTES:
- SILTS FENCE TO BE ERECTED PRIOR TO EARTH WORKS BEING COMMENCED. SILTS FENCE TO BE MAINTAINED UNTIL VEGETATION IS ESTABLISHED OR UNTIL START OF SUBSEQUENT PHASE.
 - STRAW BALE SEDIMENT TRAPS TO BE CONSTRUCTED IN EXISTING ROAD SIDE DITCHES. TRAPS TO REMAIN AND BE MAINTAINED UNTIL VEGETATION IS ESTABLISHED.
 - SILTS SACK TO BE PLACED AND MAINTAINED UNDER COVER OF ALL CATCHBASINS. GEOTEXTILE SILTS SACK IN STREET C/S TO REMAIN UNTIL ALL CURBS ARE CONSTRUCTED. GEOTEXTILE FABRIC IN RYCB TO REMAIN UNTIL VEGETATION IS ESTABLISHED. ALL CATCHBASINS TO BE REGULARLY INSPECTED AND CLEANED, AS NECESSARY, UNTIL SOD AND CURBS ARE CONSTRUCTED.
 - WORKS NOTED ABOVE ARE TO BE INSTALLED, INSPECTED, MAINTAINED AND ULTIMATELY REMOVED BY SERVING CONTRACTOR.
 - THIS IS A "LIVING DOCUMENT" AND MAY BE MODIFIED IN THE EVENT THE PROPOSED CONTROL MEASURES ARE INSUFFICIENT.
 - THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES, TO PROVIDE 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.



PROJECT
4840 BANK STREET

PROJECT NO:
 137175

DRAWN BY:
 M.M.

PROJECT MGR:
 D.C.

CHECKED BY:
 S.E.L.

APPROVED BY:
 J.I.M.

SHEET TITLE
SEDIMENT AND EROSION CONTROL PLAN

SHEET NUMBER
C-900

ISSUE
3

CITY FILE No. D07-12-22-0097
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