

LEGEND

- PROPOSED BARRIER CURB
- PROPOSED DEPRESSED CURB
- DRAINAGE AREA LIMITS
- PRE-DEVELOPMENT AREA ID
PRE-DEVELOPMENT DRAINAGE AREA (ha)
1.5 YEAR WEIGHTED RUNOFF COEFFICIENT
- OFF-SITE AREA ID
OFF-SITE DRAINAGE AREA (ha)
1.5 YEAR WEIGHTED RUNOFF COEFFICIENT
- EXISTING CONCRETE CURB
- EXISTING VALVE & VALVE BOX
- EXISTING SERVICE POST
- EXISTING HYDRANT
- EXISTING CATCHBASIN
- EXISTING CATCHBASIN MH
- EXISTING UTILITY POLE
C/W GUY WIRES

GENERAL NOTES:

1. COORDINATE AND SCHEDULE ALL WORK WITH OTHER TRADES AND CONTRACTORS.
2. DETERMINE THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT AND ASSUME RESPONSIBILITY FOR ALL EXISTING UTILITIES WHETHER OR NOT SHOWN ON THIS DRAWING.
3. ALL ELEVATIONS ARE GEODETIC.
4. REFER TO GEOTECHNICAL INVESTIGATION REPORT (PG6160-1, REVISION 2, DATED DECEMBER 16, 2022), PREPARED BY PATERSON GROUP INC., FOR SUBSURFACE CONDITIONS, CONSTRUCTION RECOMMENDATIONS, AND GEOTECHNICAL INSPECTION REQUIREMENTS. THE GEOTECHNICAL CONSULTANT IS TO REVIEW ON-SITE CONDITIONS AFTER EXCAVATION PRIOR TO PLACEMENT OF THE GRANULAR MATERIAL.
5. REFER TO THE DEVELOPMENT SERVICING STUDY AND STORMWATER MANAGEMENT REPORT (R-2022-013) PREPARED BY NOVATECH.

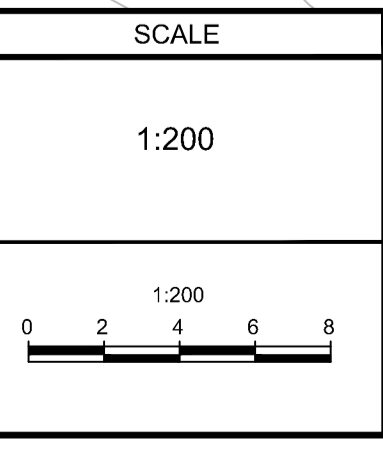
BENCHMARK NOTES:

1. ELEVATIONS SHOWN ARE GEODETIC AND ARE REFERRED TO THE CGVD28 GEODETIC DATUM.
2. IT IS THE RESPONSIBILITY OF THE USER OF THIS INFORMATION TO VERIFY THAT THE JOB BENCHMARK HAS NOT BEEN ALTERED OR DISTURBED AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION SHOWN ON THIS DRAWING.
3. BENCHMARK WAS PROVIDED ON TOPOGRAPHICAL PLAN OF SURVEY, PART OF BLOCK C, REGISTERED PLAN 771, CITY OF OTTAWA, PREPARED BY ANNIS, O'SULLIVAN, VOLLEBEK LTD.
4. TEMPORARY JOB BENCHMARK DESCRIPTION IS LOCATED ON NAIL IN EAST FACE OF UTILITY POLE, LOCATED APPROXIMATELY 24.7m WEST OF THE SOUTHWEST PROPERTY BOUNDARY ALONG BEAVERWOOD ROAD. SEE TOPOGRAPHICAL PLAN OF SURVEY MENTIONED ABOVE FOR DETAILS.

NOTE:
THE POSITION OF ALL POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, DETERMINE THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

OWNER INFORMATION
NIVO DEVELOPMENTS INC.
255 MICHAEL COWPLAND DRIVE,
OTTAWA, ONTARIO, K2M 0M5
CONTACT: ANTHONY NICOLINI
PHONE: (613) 880-2274
EMAIL: anthony@arkconstruction.ca

No.	REVISION	DATE	BY
2	REVISED PER CITY COMMENTS	DEC 22/22	FST
1	ISSUED FOR SITE PLAN APPROVAL	JUL 15/22	FST



DESIGN	SM
CHECKED	FST
DRAWN	SM
CHECKED	FST
APPROVED	FST



LOCATION
CITY OF OTTAWA
1185 BEAVERWOOD ROAD

DRAWING NAME
PRE-DEVELOPMENT
STORMWATER
MANAGEMENT PLAN

PROJECT No.	121184
REV	REV # 2
DRAWING No.	121184-SWM1

M:\2021\121184\CADD\Design\121184-SWM1.dwg, SWM1, Dec 22, 2022, 4:08pm, cvassef

D07-12-22-0114