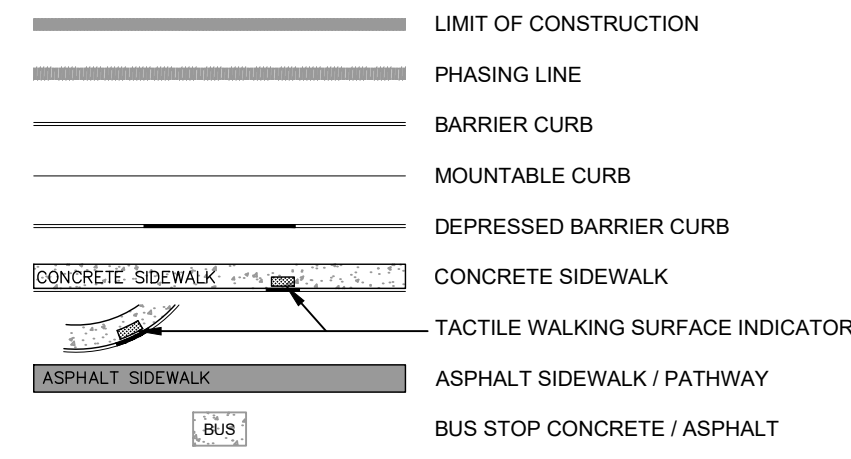
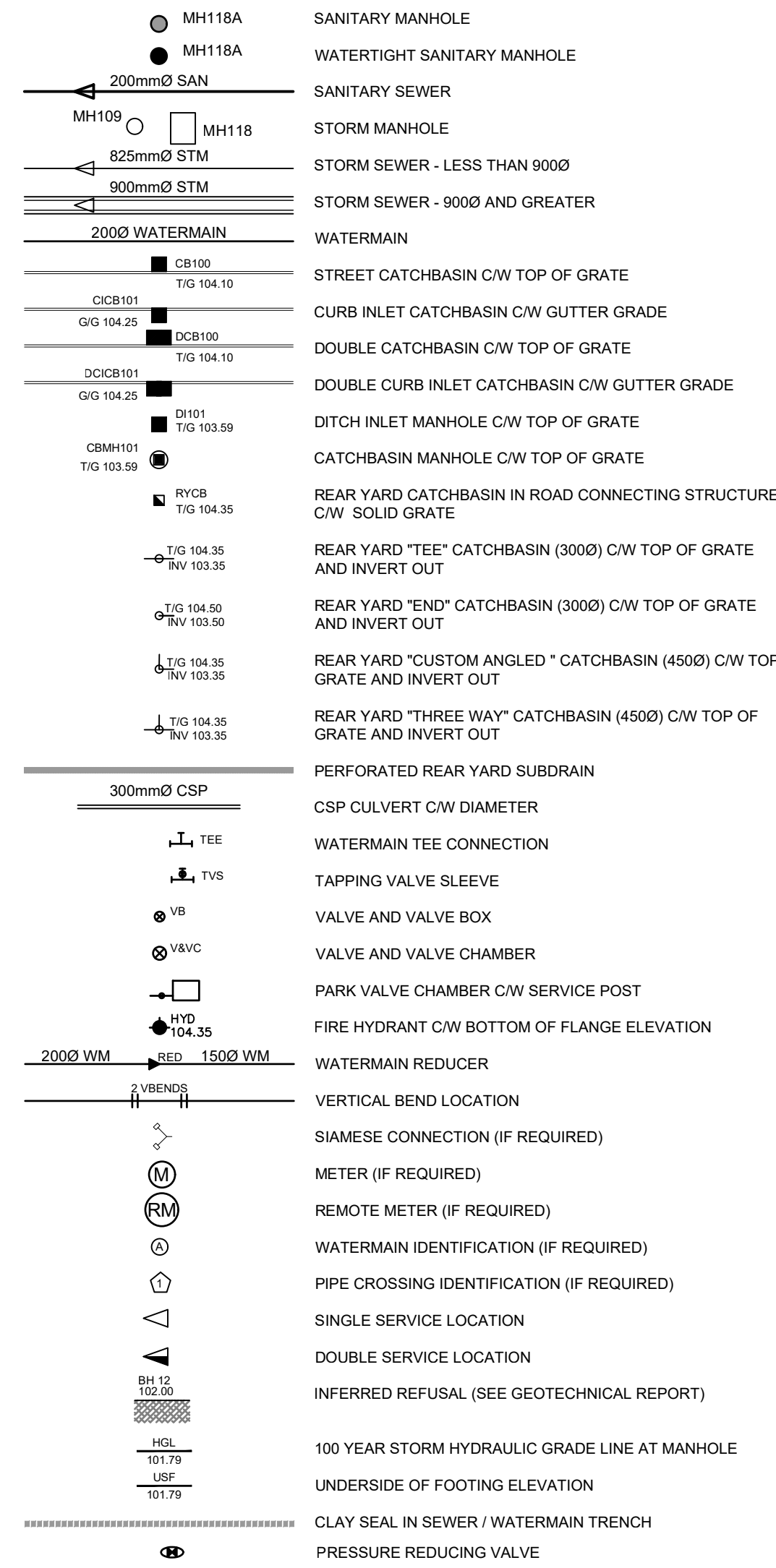


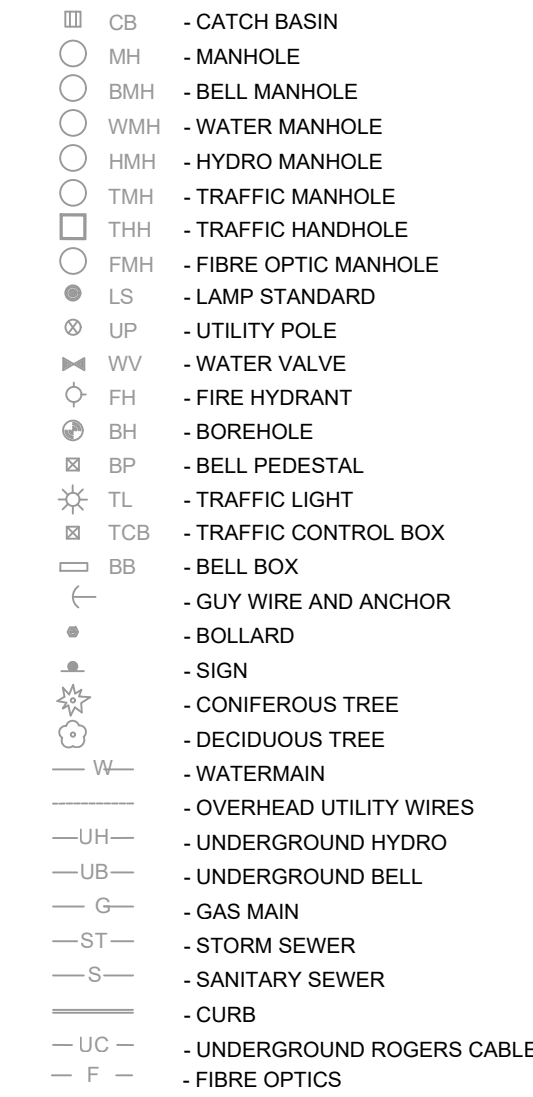
**GENERAL LEGEND**



**SERVICING LEGEND**



**FAIRHALL, MOFFATT & WOODLAND LIMITED LEGEND**



Crossing No.	PIPE 1	PIPE 2	Clearance
1	STM Bottom 99.350	WM Top 98.850	0.500
2	STM Bottom 98.970	WM Top 98.467	0.503
3	STM Bottom 99.148	WM Top 98.648	0.500
4	STM Bottom 99.122	WM Top 98.622	0.500
5	WM Bottom 100.671	STM Top 99.763	0.908
6	WM Bottom 100.253	STM Top 99.753	0.501
8	SAN Bottom 99.494	STM Top 99.221	0.273
9	SAN Bottom 100.438	STM Top 99.804	0.634
10	SAN Bottom 99.307	STM Top 99.010	0.296

Station	Description	Finished Grade	Top of Watermain	As Built Watermain
A 0+000.00	TVS	±102.024	98.06	
0+008.67	MON CHAMBER	102.08	99.68	
0+015.05	45 BEND	101.90	99.50	
0+015.52	VBEND	101.88	99.48	
0+015.77	VBEND	101.87	98.62	
0+020.18	45 BEND	101.88	98.64	
0+023.03	VBEND	101.88	98.65	
0+023.28	VBEND	101.88	99.48	
0+028.88	TEE	101.95	99.55	
0+027.88	11 BEND	101.99	99.59	
0+032.32	HYDRANT TEE	102.08	99.68	
0+036.21	RED 150 - 100	102.10	99.70	
0+039.72	BLD D SERVICE TEE	102.06	99.66	
0+041.70	11 BEND	101.99	99.59	
0+045.80	22 BEND	102.09	99.69	
0+048.44	VBEND	102.08	99.68	
0+048.69	VBEND	102.09	98.47	
0+101.22	45 BEND	101.98	98.47	
0+101.85	VBEND	102.01	98.47	
0+102.10	VBEND	102.05	99.65	
0+104.58	45 BEND	102.19	99.79	
0+159.83	45 BEND	102.20	99.80	
0+161.13	45 BEND	102.20	99.80	
0+188.58	45 BEND	102.38	99.98	
0+189.80	45 BEND	102.41	99.61	
0+191.60	VB	102.44	99.61	
0+192.02	CAP	102.32	99.61	
B 0+000.00	TEE	101.95	99.55	
0+014.08	22.5 BEND	102.21	99.81	
0+021.66	BLD C SERVICE TEE	102.21	99.81	
0+029.46	BLD F SERVICE TEE	102.22	99.82	
0+043.01	BLD E SERVICE TEE	102.20	99.80	
0+045.88	BLD B SERVICE TEE	102.23	99.83	
D 0+050.50	CAP	102.23	99.83	
E 0+000.00	BLDG A	102.37	99.61	
0+003.91	BEND	102.20	99.80	
0+011.48	CROSSING	102.04	98.64	
0+023.68	BLDG B	102.41	100.01	

**NOTES :**

- ALL MATERIALS AND CONSTRUCTION IS TO BE IN ACCORDANCE WITH THE CURRENT CITY OF OTTAWA STANDARD DRAWINGS & SPECIFICATIONS OR OPSD/OPSS IF CITY DRAWINGS AND SPECIFICATIONS DO NOT APPLY.
- THE POSITION OF UNDERGROUND AND ABOVEGROUND SERVICE, UTILITIES AND STRUCTURES ARE NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH SERVICE, UTILITIES AND STRUCTURES IS NOT GUARANTEED. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING SERVICES AND UTILITIES PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL REPORT ALL CONFLICTS, DISCOVERIES OF ERROR AND DISCREPANCIES TO THE ENGINEER.
- THE CONTRACTOR SHALL BE RESPONSIBLE TO PROTECT AND ASSUME RESPONSIBILITY FOR ALL UTILITIES WHETHER OR NOT SHOWN ON THESE DRAWINGS.
- THE CONTRACTOR SHALL BE RESPONSIBLE TO PROTECT ALL LANDS BEYOND THE SITE LIMITS. ANY AREAS BEYOND THE SITE LIMITS, WHICH ARE DISTURBED DURING CONSTRUCTION, SHALL BE REPAIRED AND RESTORED TO ORIGINAL CONDITION OR BETTER, TO THE SATISFACTION OF THE ADJACENT LAND OWNER, THE OWNER, THE OWNERS REPRESENTATIVES AND/OR THE AUTHORITY HAVING JURISDICTION AT THE EXPENSE OF THE CONTRACTOR.
- WHERE NECESSARY, THE CONTRACTOR SHALL IMPLEMENT A TRAFFIC MANAGEMENT PLAN TO THE SATISFACTION OF THE CITY OF OTTAWA. ALL CONSTRUCTION SIGNAGE MUST CONFORM TO THE LATEST VERSION OF THE M.T.O. MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES. ALL TEMPORARY TRAFFIC CONTROL MEASURES MUST BE REMOVED UPON THE COMPLETION OF THE WORKS.
- SHOULD ANY BURIED ARCHAEOLOGICAL REMAINS BE FOUND ON THE PROPERTY DURING CONSTRUCTION ACTIVITIES, THE CONTRACTOR SHALL NOTIFY THE OWNER TO CONTACT THE HERITAGE OPERATIONS UNIT OF THE ONTARIO MINISTRY OF CULTURE. WORK MUST BE NOTIFIED IMMEDIATELY AND WORK WITHIN THE AREA SHALL BE CEASED UNTIL FURTHER NOTICE.
- FOR GEOTECHNICAL INFORMATION REFER TO GEOTECHNICAL REPORT PG3798-2 REV2 DATED NOV 23, 2022 PREPARED BY PATERSON GROUP.
- FOR GEODETIC BENCHMARK AND GEOMETRIC LAYOUT OF STREET AND LOTS, REFER TO TOPOGRAPHICAL SURVEY AND PLAN OF SUBDIVISION PREPARED BY ANNIS, O'SULLIVAN, VOLLEBEK LTD. BENCHMARK BASED ON CAN-NET VIRTUAL REFERENCE SYSTEM NETWORK.
- FOR SITE PLAN INFORMATION, REFER TO SITE PLAN PREPARED BY A&A ARCHITECTURE.
- THESE DRAWINGS ARE NOT TO BE SCALED OR USED FOR LAYOUT PURPOSES.
- ROADWAY SECTIONS REQUIRING GRADE RAISE TO PROPOSED SUB GRADE LEVEL TO BE FILLED WITH ACCEPTABLE NATIVE EARTH BORROW OR IMPORTED OPSS SELECTED SUBGRADE MATERIAL. IF NATIVE MATERIAL IS DEFICIENT AS PER RECOMMENDATION OF GEOTECHNICAL ENGINEER.
- IN AREAS WHERE EXISTING GROUND IS BELOW THE PROPOSED ELEVATION OF SEWER AND WATERMANS, GRADE RAISING AND FILLING IS TO BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL REPORT AS PER CITY GUIDELINES. ALL WATERMANS IN FILL AREAS ARE TO BE TIED WITH RESTRAINING JOINTS AND THRUST BLOCKS.
- REFER TO DRAWING C-011 FOR CROSS SECTIONS.
- THE CONTRACTOR SHALL IMPLEMENT THE EROSION AND SEDIMENT CONTROL PLAN PRIOR TO THE COMMENCEMENT OF ANY SITE CONSTRUCTION. ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED TO THE SATISFACTION OF THE ENGINEER, OR ANY REGULATORY AGENCY. ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE MAINTAINED UNTIL VEGETATION IS ESTABLISHED OR UNTIL THE START OF A SUBSEQUENT PHASE.
- CONTRACTORS SHALL BE RESPONSIBLE FOR KEEPING CLEAN ALL ROADS WHICH BECOME COVERED IN DUST, DEBRIS AND/OR MUD AS A RESULT OF ITS CONSTRUCTION OPERATIONS.
- ALL PIPE, CURVERTS, STRUCTURES REFER TO NOMINAL INSIDE DIMENSIONS.
- SHOULD CLAY SEALS BE REQUIRED, THEY SHALL BE INSTALLED AS PER THE RECOMMENDATIONS WITHIN THE GEOTECHNICAL REPORT.
- UNLESS SPECIFICALLY NOTED OTHERWISE, PIPE MATERIALS SHALL BE AS FOLLOWS:  
-WATERMANS TO BE PVC DR35  
-SANITARY SEWER TO BE PVC DR35  
-PERFORATED STORM SEWERS IN REAR YARDS AND LANDSCAPE AREAS TO BE HDPE  
-STORM SEWERS 400MM DIAMETER AND LESSER TO BE PVC DR35  
-STORM SEWERS 400MM DIAMETER AND GREATER TO BE CONCRETE, CLASS AS PER OPSD 807.010 OR 807.030, OR HIGHER
- ALL CONNECTIONS TO EXISTING WATERMANS ARE TO BE COMPLETED BY CITY FORCES. CONTRACTOR IS TO EXCAVATE, BACKFILL, COMPACT AND RENOVATE.
- ANY WATERMAIN WITH LESS THAN 2.4M, AND ANY SEWER WITH LESS THAN 2.0M DEPTH OF COVER REQUIRES THERMAL INSULATION AS PER CITY OF OTTAWA STANDARD W22 AND W35, OR AS APPROVED BY THE ENGINEER.
- ALL FIRE HYDRANTS AS PER CITY STANDARD W19, c/w 150mmØ LEAD UNLESS OTHERWISE SPECIFIED.
- ALL STUBBED SEWERS SHALL HAVE PRE-MANUFACTURED CAPS INSTALLED.
- ALL CATCHBASINS SHALL HAVE A 600MM SUMP. ALL CATCHBASIN MANHOLES, AND ALL STORM MANHOLES WITH OUTLETTING PIPE SIZES LESS THAN 900MM, SHALL HAVE A 300MM SUMP.
- ALL SANITARY MANHOLES SHALL BE EQUIPPED WITH A WATERTIGHT COVER.
- ALL LEADS FOR STREET CATCHBASINS AND CURB INLET CATCHBASINS CONNECTED TO MAIN SHALL BE 200MMØ PVC DR35 @ MIN 2% SLOPE UNLESS NOTED OTHERWISE. ALL LEADS FOR RYCB'S CONNECTED TO MAIN SHALL BE 200MMØ PVC DR35 @ MIN 1% SLOPE UNLESS NOTED OTHERWISE.
- UNLESS SPECIFICALLY NOTED OTHERWISE, ALL STREET CATCHBASINS SHALL BE INSTALLED WITH TWO - 3.0M MINIMUM SUBDRAINS INSTALLED LONGITUDINALLY, PARALLEL WITH THE CURB. ALL CATCHBASINS IN ASPHALT AREAS, NOT ADJACENT TO A CURB, SHALL BE INSTALLED WITH FOUR - 3.0M MINIMUM SUBDRAINS INSTALLED ORTHOGONALLY.
- INLET CONTROL DEVICES SHALL BE INSTALLED PRIOR TO COMPLETING THE ROAD BASE (GRANULAR A).
- ALL SEWER SERVICE LATERALS WITH MAINLINE CONNECTIONS DEEPER THAN 5.0M REQUIRE A CONTROLLED SETTLEMENT JOINT.
- EACH BUILDING SHALL BE EQUIPPED WITH A SANITARY AND STORM SEWER BACKWATER VALVE AND CLEAN-OUT ON ITS PRIMARY SERVICE, AS PER ONTARIO BUILDING CODE REQUIREMENTS (BY OTHERS).
- THE HGL PROVIDED IS BASED ON HYDRAULIC MODELING COMPLETED USING PCS9MM AND THE 100 YEAR CHICAGO STORM EVENT (CBH10010).
- THE SUBGRADE OF ALL STRUCTURES, PIPE, ROADS, SIDEWALKS, WALKWAYS, AND BUILDINGS SHALL BE INSPECTED BY THE GEOTECHNICAL ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION.
- TOP COURSE ASPHALT SHALL NOT BE PLACED UNTIL THE FINAL CCTV INSPECTION AND NECESSARY REPAIRS HAVE BEEN COMPLETED TO THE SATISFACTION OF THE ENGINEER AND THE CITY OF OTTAWA.
- ALL RETAINING WALLS GREATER THAN 1.0M IN HEIGHT SHALL BE DESIGNED BY A QUALIFIED STRUCTURAL ENGINEER.
- ALL RETAINING WALLS GREATER THAN 0.6M IN HEIGHT REQUIRE A GUARD. ANY GUARD ON A RETAINING WALL GREATER THAN 1.0M IN HEIGHT SHALL BE DESIGNED BY THE QUALIFIED STRUCTURAL ENGINEER RESPONSIBLE FOR THE WALL DESIGN.
- UPON COMPLETION OF THE RETAINING WALL, THE CONTRACTOR SHALL REQUEST A PERFORMANCE CERTIFICATE FROM THE QUALIFIED ENGINEER RESPONSIBLE FOR THE WALL DESIGN.
- ALL CURBS SHALL BE CONSTRUCTED AS PER CITY OF OTTAWA STANDARDS SC1.1. TYPICAL BARRIER CURB HEIGHT SHALL BE 150MM UNLESS NOTED OTHERWISE.

**ROADWAY STRUCTURE:**

**CAR ONLY PARKING AREAS:(900mm)**

- 50mm - SUPERPAVE 12.5 ASPHALTIC CONCRETE
- 150mm - OPSS GRANULAR "A" CRUSHED STONE
- 300mm - OPSS GRANULAR "B" TYPE II

**COLLECTOR ROAD:(690mm)**

- 40mm - SUPERPAVE 12.5 ASPHALTIC CONCRETE
- 50mm - SUPERPAVE 19.0 ASPHALTIC CONCRETE
- 150mm - OPSS GRANULAR "A" CRUSHED STONE
- 450mm - OPSS GRANULAR "B" TYPE II

**APPROVED**  
By Kersten Nitsche at 2:37 pm, Jul 08, 2024

*Kersten Nitsche*  
**KERSTEN NITSCHKE, MCIP RPP**  
**MANAGER (A), DEVELOPMENT REVIEW WEST**  
**PLANNING, DEVELOPMENT AND BUILDING SERVICES**  
**DEPARTMENT, CITY OF OTTAWA**

**CATCHBASIN/CATCHBASIN MANHOLE/DITCH INLET DATA**

STRUCTURE ID	STORM AREA ID	STRUCTURE	FRAME & COVER	ELEVATION		OUTLET PIPE		INLET CONTROL DEVICE			COMMENTS		
				TOP OF GRATE	INVERT		DIAMETER (mm)	TYPE	100yr Dynamic HEAD	RESTRICTED FLOW (l/s)		ICD TYPE	ORIFICE SIZE CIRCULAR (mm dia.)
					INLET	OUTLET							
CB5	MH113	OPSD 705.010	S19	102.05		100.650	200	PVC DR35	1.650				
CB8	CBMH140	OPSD 705.010	S19	100.200		101.60	200	PVC DR35	1.650				
CB12	MH112	OPSD 705.010	S19	102.05		100.650	200	PVC DR35	1.650				
CB103	CB103	OPSD 701.010	S28.1	102.10		100.700	200	PVC DR35	1.500				
CB104	CB104	OPSD 701.010	S28.1	102.10		100.700	200	PVC DR35	1.500				
CB110	MH110	OPSD 705.010	S19	102.10		100.700	200	PVC DR35	1.650				
CB111	MH110B	OPSD 705.010	S19	102.07		100.670	200	PVC DR35	1.650				
CB130	MH111	OPSD 705.010	S19	102.07		100.670	200	PVC DR35	1.650				
CBMH101	CBMH101	OPSD 701.010	S28.1	101.75		99.476	300	PVC DR35	2.424				
CBMH105	CBMH105	OPSD 701.010	S28.1	101.90	99.038	98.978	600	PVC DR35	3.222				
CBMH106	CBMH106	OPSD 701.010	S28.1	101.90	98.929	98.899	375	PVC DR35	3.189	108.00	CUSTOM IPEX HF	157	
CBMH115	CBMH115	OPSD 701.010	S28.1	101.85	99.088	99.058	525	PVC DR35	3.054				
CBMH120	CBMH120	OPSD 701.010	S28.1	101.75	99.413	99.383	300	PVC DR35	2.517				
CBMH121	CBMH121	OPSD 701.010	S28.1	101.80	99.217	99.187	525	PVC DR35	2.906				
CBMH140	CBMH140	OPSD 701.010	S28.1	101.80	99.152	98.884	300	PVC DR35	3.066	6.00	CUSTOM IPEX LMF	32	



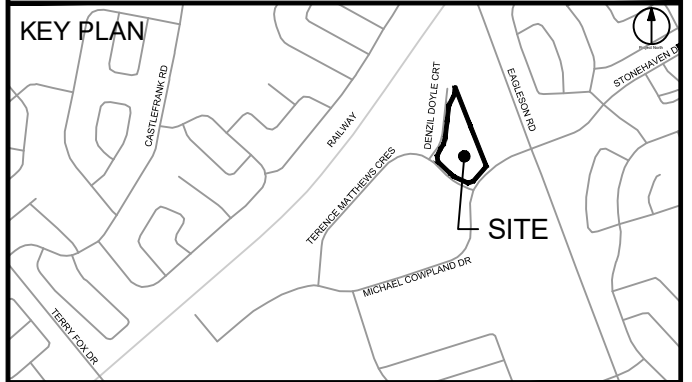
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**HUNTINGTON PROPERTIES**

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**IBI Group Professional Services (Canada) Inc.**  
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No.	DESCRIPTION	DATE
1	ISSUED FOR CITY REVIEW	2023-12-09
2	REVISED PER CITY COMMENTS	2023-03-09
3	REVISED PER CITY COMMENTS	2023-07-07
4	REVISED PER CITY COMMENTS	2023-07-19
5	REVISED PER CITY COMMENTS	2023-09-22
6	REVISED PER CITY COMMENTS	2023-11-13
7	REVISED PER CITY COMMENTS	2023-12-20

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



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A49 Architecture  
Landscape:  
Fotbim  
Mechanical & Electrical:  
Goodkey, Weedmark & Associates Limited  
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**PROJECT**  
**PROPOSED SELF STORAGE DEVELOPMENT**  
  
75 MICHAEL COWPLAND

PROJECT NO: 135470  
DRAWN BY: S.L. / D.D. CHECKED BY: T.R.B.  
PROJECT MGR: R.M. APPROVED BY: T.R.B.

**SHEET TITLE**  
**DETAILS AND NOTES**

SHEET NUMBER: **C-010** ISSUE: **6**