

**GENERAL**

- DRAWINGS TO BE READ IN CONJUNCTION WITH ARCHITECTURAL AND LANDSCAPE DRAWINGS.
- ALL SERVICES, MATERIALS, CONSTRUCTION METHODS AND INSTALLATIONS SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND REGULATIONS OF THE: CITY OF OTTAWA STANDARD SPECIFICATIONS AND DRAWINGS, ONTARIO PROVINCIAL SPECIFICATION STANDARD SPECIFICATION (OPSS) AND ONTARIO PROVINCIAL STANDARD DRAWINGS (OPSD), UNLESS OTHERWISE SPECIFIED, TO THE SATISFACTION OF THE CITY AND THE CONSULTANT.
- THE POSITION OF EXISTING POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND ABOVEGROUND UTILITIES, STRUCTURES AND APPURTENANCES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWING, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL SATISFY HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES, AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM DURING THE COURSE OF CONSTRUCTION. ANY RELOCATION OF EXISTING UTILITIES REQUIRED BY THE DEVELOPMENT OF SUBJECT LANDS IS TO BE UNDERTAKEN AT CONTRACTOR'S EXPENSE.
- THE CONTRACTOR MUST NOTIFY ALL EXISTING UTILITY COMPANY OFFICIALS FIVE (5) BUSINESS DAYS PRIOR TO START OF CONSTRUCTION AND HAVE ALL EXISTING UTILITIES AND SERVICES LOCATED IN THE FIELD OR EXPOSED PRIOR TO THE START OF CONSTRUCTION, INCLUDING BUT NOT LIMITED TO HYDRO, BELL, CABLE TV, AND CONSUMERS GAS LINES.
- ALL TRENCHING AND EXCAVATIONS TO BE IN ACCORDANCE WITH THE LATEST REVISIONS OF THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS. ALL INFORMATION SHALL BE CONFIRMED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- REFER TO ARCHITECTS PLANS FOR BUILDING DIMENSIONS, ELEVATIONS, LAYOUT AND REMOVALS. REFER TO LANDSCAPE PLAN FOR LANDSCAPED DETAILS AND OTHER RELEVANT INFORMATION. ALL INFORMATION SHALL BE CONFIRMED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- TOPOGRAPHIC SURVEY COMPLETED AND PROVIDED BY FARLEY, SMITH & DENIS SURVEYING LTD. DATED JUNE 7, 2023. CONTRACTOR TO VERIFY IN THE FIELD PRIOR TO CONSTRUCTION OF ANY WORK AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
- ALL ELEVATIONS ARE GEODETIC AND UTILIZE METRIC UNITS. VERIFY THAT JOB BENCHMARKS HAVE NOT BEEN ALTERED OR DISTURBED.
- ALL GROUND SURFACES SHALL BE EVENLY GRADED WITHOUT PONDING AREAS AND WITHOUT LOW POINTS EXCEPT WHERE APPROVED SWALE OR DRAIN OUTLETS ARE PROVIDED.
- ALL EDGES OF DISTURBED PAVEMENT SHALL BE SAW CUT TO FORM A NEAT AND STRAIGHT LINE PRIOR TO PLACING NEW PAVEMENT. PAVEMENT REINSTATEMENT SHALL BE WITH STEP JOINTS OF 500mm WIDTH MINIMUM.
- ALL DISTURBED AREAS OUTSIDE PROPOSED GRADING LIMITS TO BE RESTORED TO ORIGINAL ELEVATIONS AND CONDITIONS UNLESS OTHERWISE SPECIFIED. EXISTING PARKING LOT SHALL BE RE-ASPHALTED AT EXISTING GRADES EXCEPT AS NOTED TO EVEN OUT GRADES. ALL RESTORATION SHALL BE COMPLETED WITH THE GEOTECHNICAL REQUIREMENTS FOR BACKFILL AND COMPACTION.
- ABUTTING PROPERTY GRADES TO BE MATCHED.
- CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION, INCLUDING WATER PERMIT AND ROAD CUT PERMIT.
- MINIMIZE DISTURBANCE TO EXISTING VEGETATION DURING THE EXECUTION OF ALL WORKS.
- REMOVE FROM SITE ALL EXCESS EXCAVATED MATERIAL UNLESS OTHERWISE DIRECTED FROM THE ENGINEER. EXCAVATE AND REMOVE ALL ORGANIC MATERIAL AND DEBRIS LOCATED WITHIN THE PROPOSED BUILDING, PARKING AND ROADWAY LOCATIONS.
- AT PROPOSED UTILITY CONNECTION POINTS AND CROSSINGS (I.E. STORM SEWER, SANITARY SEWER, WATER, ETC.) THE CONTRACTOR SHALL DETERMINE THE PRECISE LOCATION AND DEPTH OF EXISTING UTILITIES AND REPORT ANY DISCREPANCIES OR CONFLICTS TO THE ENGINEER BEFORE COMMENCING WORK.
- PRIOR TO CONSTRUCTION, A GEOTECHNICAL ENGINEER REGISTERED IN THE PROVINCE OF ONTARIO IS TO INSPECT ALL SUB-SURFACES FOR FOOTINGS, SERVICES AND PAVEMENT STRUCTURES.
- CONTRACTOR TO OBTAIN POST-CONSTRUCTION TOPOGRAPHIC SURVEY PERFORMED BY CERTIFIED OLS OR P.ENG. CONFIRMING COMPLIANCE WITH DESIGN GRADING AND SERVICING. SURVEY IS TO INCLUDE LOCATION AND INVERTS FOR BURIED UTILITIES.
- PROVIDE CCTV FOLLOWING RECTIFICATION OF ANY DEFICIENCIES.
- REPORT REFERENCES
  - ST. PATRICK'S HOME 2865 RIVERSIDE DRIVE STORMWATER MANAGEMENT REPORT, PREPARED BY NOVATECH, PROJ NO.R-2010-121, OCTOBER 29, 2010.
  - GEOTECHNICAL INVESTIGATION REPORT FOR ST. PATRICK'S HOME OF OTTAWA, PREPARED BY STANTEC, PROJ NO.121624271, OCTOBER 2022.
  - 2865 RIVERSIDE DRIVE - ADEQUACY OF PUBLIC SERVICES, PREPARED BY NOVATECH, APRIL 15, 2021.
  - ST. PATRICK'S HOME DEVELOPMENT SERVICING REPORT, PREPARED BY WSP, APRIL 26, 2024.
  - ST. PATRICK'S HOME DEVELOPMENT SWM REPORT, PREPARED BY WSP, JUNE 21, 2024.

**PARKING LOT AND WORK IN PUBLIC RIGHTS OF WAY**

- CONTRACTOR TO REINSTATE ROAD CUTS AS PER CITY OF OTTAWA DETAIL R10.
- GEOTECHNICAL INVESTIGATION REPORT - FOR ST. PATRICK'S HOME OF OTTAWA, PREPARED BY STANTEC, PROJ NO.121624271, OCTOBER 2022
- CONTRACTOR TO PREPARE SUBGRADE, INCLUDING PROOFROLLING, TO THE SATISFACTION OF THE GEOTECHNICAL CONSULTANT PRIOR TO THE COMMENCEMENT OF PLACEMENT OF GRANULAR B MATERIAL.
- FILL TO BE PLACED AND COMPACTED PER THE GEOTECHNICAL REPORT REQUIREMENTS.
- CONTRACTOR TO SUPPLY, PLACE AND COMPACT GRANULAR B MATERIAL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL CONSULTANT. CONTRACTOR TO PROVIDE CONSULTANT WITH SAMPLES OF GRANULAR B MATERIAL FOR TESTING AND CERTIFICATION FROM THE GEOTECHNICAL CONSULTANT THAT THE MATERIAL MEETS THE GRADATION REQUIREMENTS SPECIFIED IN THE GEOTECHNICAL REPORT.
- GRANULAR A MATERIAL TO BE PLACED ONLY UPON APPROVAL BY THE GEOTECHNICAL CONSULTANT OF GRANULAR B PLACEMENT.
- CONTRACTOR TO SUPPLY, PLACE AND COMPACT GRANULAR A MATERIAL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL CONSULTANT. CONTRACTOR TO PROVIDE CONSULTANT WITH SAMPLES OF GRANULAR A MATERIAL FOR TESTING AND CERTIFICATION FROM THE GEOTECHNICAL CONSULTANT THAT THE MATERIAL MEETS THE GRADATION REQUIREMENTS SPECIFIED IN THE GEOTECHNICAL REPORT.
- ASPHALT MATERIAL TO BE PLACED ONLY UPON APPROVAL BY THE GEOTECHNICAL CONSULTANT OF GRANULAR A PLACEMENT.
- CONTRACTOR TO SUPPLY, PLACE AND COMPACT ASPHALT MATERIAL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL CONSULTANT. CONTRACTOR TO PROVIDE CONSULTANT WITH SAMPLES OF ASPHALT MATERIAL FOR TESTING AND CERTIFICATION FROM THE GEOTECHNICAL CONSULTANT THAT THE MATERIAL MEETS THE REQUIREMENTS SPECIFIED IN THE GEOTECHNICAL REPORT.
- CONTRACTOR IS RESPONSIBLE FOR ESTABLISHING LINE AND GRADE IN ACCORDANCE WITH THE PLANS, AND FOR PROVIDING THE CONSULTANT WITH VERIFICATION PRIOR TO PLACEMENT.
- ALL EXCESS MATERIAL TO BE HAULED OFFSITE AND DISPOSED OF AT AN APPROVED DUMP SITE. SHOULD THE CONTRACTOR DISCOVER ANY HAZARDOUS MATERIAL, CONTRACTOR IS TO NOTIFY CONSULTANT. CONSULTANT TO DETERMINE APPROPRIATE DISPOSAL METHOD/LOCATION.
- PAVEMENT STRUCTURE (MATERIAL TYPES AND THICKNESS) TO BE AS SPECIFIED IN THE GEOTECHNICAL REPORT.

**STORM SEWERS AND STRUCTURES**

- ALL STORM SEWER MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM TO THE CURRENT CITY OF OTTAWA STANDARDS AND SPECIFICATIONS. PROVIDE CCTV INSPECTION REPORTS FOR ALL NEW STORM SEWERS, SERVICES AND CB LEADS.
- STORM SEWERS 450mm DIAMETER AND SMALLER SHALL BE PVC SDR-35, WITH RUBBER GASKET PER CSA A-257.3.
- STORM SEWER LARGER THAN 450mm SHALL BE REINFORCED CONCRETE CLASS 100D.
- SEWER BEDDING AS PER CITY OF OTTAWA DETAIL S6.
- ALL STORM MANHOLES TO BE AS PER STORM STRUCTURE TABLE.
- ANY NEW OR EXISTING STORM SEWER WITH LESS THAN 2.0m COVER REQUIRES THERMAL INSULATION AS PER CITY OF OTTAWA STANDARD W22, OR APPROVED BY THE ENGINEER.
- ALL CATCHBASIN LEADS TO BE MINIMUM 200mm DIAMETER AT MINIMUM 1.0% SLOPE UNLESS OTHERWISE SPECIFIED.
- STORM CATCHBASINS AS PER OPSD 705.010 AND FRAME/COVER AS PER CITY STANDARD DRAWINGS S19. STORM CBMHS AS INDICATED IN TABLE WITH SUMP, ADJUSTMENT SECTIONS SHALL BE AS PER OPSD 704.010.
- INSTALLATION OF FLOW CONTROL ICDS TO BE VERIFIED BY QUALITY VERIFICATION ENGINEER RETAINED BY CONTRACTOR.
- PROVIDE BACKWATER VALVE ON FOUNDATION DRAIN, STORM DISCHARGE, AND OVERFLOW DISCHARGE PER S14
- ALL CATCHBASINS EXCLUDING LANDSCAPE CATCHBASINS TO HAVE 150 MMØ PERFORATED PIPE FOR 3.0M ON ALL AVAILABLE SIDES AT AN ELEVATION OF 300mm BELOW SUBGRADE LEVEL AS PER CITY OF OTTAWA STANDARD DRAWING 'R1'

**SANITARY SEWER AND STRUCTURES**

- ALL SANITARY SEWER, SANITARY SEWER APPURTENANCES AND CONSTRUCTION METHODS SHALL CONFORM TO THE CURRENT CITY OF OTTAWA STANDARDS AND SPECIFICATIONS. PROVIDE CCTV INSPECTION REPORTS FOR ALL NEW SANITARY PIPING.
- SANITARY SEWER PIPE SIZE 150mm DIAMETER AND GREATER TO BE PVC SDR-35 (UNLESS SPECIFIED OTHERWISE) WITH RUBBER GASKET TYPE JOINTS IN CONFORMANCE WITH CSA B-182.2.3.4.
- SEWER BEDDING AS PER CITY OF OTTAWA DETAIL S6.
- ALL SANITARY MANHOLES 1200mm IN DIAMETER TO BE AS PER OPSD 701.01. FRAME AND COVER TO BE AS PER CITY OF OTTAWA STANDARD S25 AND S24.
- MAINTENANCE HOLE BENCHING AND PIPE OPENING ALTERNATIVES AS PER THE OPSD 701.021
- ANY SANITARY SEWER WITH LESS THAN 2.0m COVER REQUIRES THERMAL INSULATION AS PER CITY OF OTTAWA STANDARD W22, OR APPROVED BY THE ENGINEER.
- PROVIDE BACKWATER VALVE FOR BUILDING SANITARY SERVICES PER S14.1

**WATERMAIN**

- ALL WATERMAIN AND WATERMAIN APPURTANANCES, MATERIALS, CONSTRUCTION AND TESTING METHODS SHALL CONFORM TO THE CURRENT CITY OF OTTAWA AND MINISTRY OF ENVIRONMENT STANDARDS AND SPECIFICATIONS.
- ALL WATERMAIN 300mm DIAMETER AND SMALLER TO BE POLY VINYL CHLORIDE (PVC) CLASS 150 DR 18 MEETING AWWA SPECIFICATION C900.
- ALL WATERMAIN TO BE INSTALLED AT MINIMUM COVER OF 2.4m BELOW FINISHED GRADE. WHERE WATERMANS CROSS OVER OTHER UTILITIES, A MINIMUM 0.30m CLEARANCE SHALL BE MAINTAINED; WHERE WATERMANS CROSS UNDER OTHER UTILITIES, A MINIMUM 0.50m CLEARANCE SHALL BE MAINTAINED. WHERE THE MINIMUM SEPARATION CANNOT BE ACHIEVED, THE WATERMAIN SHALL BE INSTALLED AS PER CITY OF OTTAWA STANDARDS W25 AND W25.2. WHERE 2.4m MINIMUM DEPTH CANNOT BE ACHIEVED, THERMAL INSULATION SHALL BE PROVIDED AS PER CITY OF OTTAWA STANDARD W22. WHERE A WATERMAIN IS IN CLOSE PROXIMITY TO AN OPEN STRUCTURE, THERMAL INSULATION SHALL BE PROVIDED AS PER CITY OF OTTAWA STANDARD W23.
- CONCRETE THRUST BLOCKS AND MECHANICAL RESTRAINTS ARE TO BE INSTALLED AT ALL TEES, BENDS, HYDRANTS, REDUCERS, ENDS OF MAINS AND CONNECTIONS 100mm AND LARGER, IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS W25.3 & W25.4.
- CATHODIC PROTECTION REQUIRED FOR ALL IRON FITTINGS AS PER CITY OF OTTAWA STANDARD W40 & W42.
- ALL VALVES AND VALVE BOXES AND CHAMBERS, HYDRANTS, AND HYDRANT VALVES AND ASSEMBLES SHALL BE INSTALLED AS PER CITY OF OTTAWA STANDARD.
- FIRE HYDRANT LOCATION AND INSTALLATION AS PER CITY OF OTTAWA STANDARD W18 & W19. CONTRACTOR TO PROVIDE FLOW TEST AND PAINTING OF NEW HYDRANT IN ACCORDANCE WITH CITY STANDARDS.
- IF WATER MAIN MUST BE DEFLECTED TO MEET ALIGNMENT, ENSURE THAT THE AMOUNT OF DEFLECTION USED IS LESS THAN HALF THAT RECOMMENDED BY THE MANUFACTURER.

**Recommended Pavement Structure**

Location	Asphalt Thickness	Base Thickness OPSS Granular A (mm)	Subbase Thickness Granular B Type II (mm)
Standard Duty Parking Areas	60 mm SP12.5 mm	150	300
Heavy Duty Parking	40 mm SP12.5 mm 50 mm SP SP19.0 mm	150	400

**EROSION AND SEDIMENT CONTROL**

- \*\* CONTRACTOR IS RESPONSIBLE FOR ALL INSTALLATION, MONITORING, REPAIR AND REMOVAL OF ALL EROSION AND SEDIMENT CONTROL FEATURES. \*\***
- PRIOR TO START OF CONSTRUCTION:
    - INSTALL SILT FENCE IN LOCATION SHOWN.
    - INSTALL SILT SACK FILTERS IN ALL THE CATCHBASINS AND MANHOLES TO REMAIN DURING CONSTRUCTION WITHIN THE SITE.
    - INSPECT MEASURES IMMEDIATELY AFTER INSTALLATION.
    - INSTALL MUD MAT AT CONSTRUCTION ENTRANCES.
  - DURING CONSTRUCTION:
    - MINIMIZE THE EXTENT OF DISTURBED AREAS AND THE DURATION OF EXPOSURE AND IMPACTS TO EXISTING GRADING.
    - PERIMETER VEGETATION TO REMAIN IN PLACE UNTIL PERMANENT STORM WATER MANAGEMENT IS IN PLACE. OTHERWISE, IMMEDIATELY INSTALL SILT FENCE WHEN THE EXISTING SITE IS DISTURBED AT THE PERIMETER.
    - PROTECT DISTURBED AREAS FROM OVERLAND FLOW BY PROVIDING TEMPORARY SWALES TO THE SATISFACTION OF THE FIELD ENGINEER. TIE-IN TEMPORARY SWALE TO EXISTING CB'S AS REQUIRED.
    - PROVIDE TEMPORARY COVER SUCH AS SEEDING OR MULCHING IF DISTURBED AREA WILL NOT BE REHABILITATED WITHIN 30 DAYS.
    - INSPECT SILT FENCES, FILTER FABRIC FILTERS AND CATCH BASIN SUMPS WEEKLY AND WITHIN 24 HOURS AFTER A STORM EVENT. CLEAN AND REPAIR WHEN NECESSARY.
    - DOWNSTREAM STORM INFRASTRUCTURE SHALL BE PROTECTED FROM UNFILTERED RUNOFF DURING ON-SITE STORM INFRASTRUCTURE DEMOLITION.
    - DRAWING TO BE REVIEWED AND REVISED AS REQUIRED DURING CONSTRUCTION.
    - EROSION CONTROL FENCING TO BE ALSO INSTALLED AROUND THE BASE OF ALL STOCKPILES. DO NOT LOCATE TOPSOIL PILES AND EXCAVATION MATERIAL CLOSER THAN 2.5m FROM ANY PAVED SURFACE, OR ONE WHICH IS TO BE PAVED BEFORE THE PILE IS REMOVED. ALL TOPSOIL PILES ARE TO BE SEEDDED IF THEY ARE TO REMAIN ON SITE LONG ENOUGH FOR SEEDS TO GROW (LONGER THAN 30 DAYS).
    - CONTROL WIND-BLOWN DUST OFF SITE BY SEEDING TOPSOIL PILES AND OTHER AREAS TEMPORARILY (PROVIDE WATERING AS REQUIRED AND TO THE SATISFACTION OF THE ENGINEER).
    - NO ALTERNATE METHODS OF EROSION PROTECTION SHALL BE PERMITTED UNLESS APPROVED BY THE FIELD ENGINEER.
    - CITY ROADWAY AND SIDEWALK TO BE CLEANED OF ALL SEDIMENT FROM VEHICULAR TRACKING AS REQUIRED.
    - DURING WET CONDITIONS, TIRES OF ALL VEHICLES/EQUIPMENT LEAVING THE SITE ARE TO BE SCRAPPED.
    - ANY MUD/MATERIAL TRACKED ONTO THE ROAD SHALL BE REMOVED IMMEDIATELY BY HAND OR RUBBER TIRE LOADER.
    - TAKE ALL NECESSARY STEPS TO PREVENT BUILDING MATERIAL, CONSTRUCTION DEBRIS OR WASTE BEING SPILLED OR TRACKED ONTO ABUTTING PROPERTIES OR PUBLIC STREETS DURING CONSTRUCTION AND PROCEED IMMEDIATELY TO CLEAN UP ANY AREAS SO AFFECTED.
    - ALL EROSION CONTROL STRUCTURE TO REMAIN IN PLACE UNTIL ALL DISTURBED GROUND SURFACES HAVE BEEN STABILIZED EITHER BY PAVING OR RESTORATION OF VEGETATIVE GROUND COVER.
    - 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.

**EXISTING LEGEND:**

- EXISTING CURB
- EXISTING BOTTOM OF SLOPE
- EXISTING TOP OF SLOPE
- MAJOR CONTOURS
- MINOR CONTOURS
- EXISTING OVERHEAD WIRE
- EXISTING GUY ANCHOR
- EXISTING WATERMAIN
- EXISTING STORM SEWER
- EXISTING SANITARY SEWER
- EXISTING GAS
- EXISTING UNDERGROUND
- EXISTING CABLE
- EXISTING SWALE
- EXISTING FENCE
- PROPERTY BOUNDARY
- SITE TEMPORARY BENCH MARK
- BOREHOLE LOCATION
- EXISTING UTILITY POLE
- EXISTING ROAD SIGN
- EXISTING CULVERT
- EXISTING ASPHALT PAVING
- EXISTING SIDEWALK
- EXISTING BUILDING
- EXISTING SANITARY MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE
- EXISTING ELEVATION
- BOREHOLE
- EXISTING TREES TO REMAIN
- EXISTING CATCHBASIN
- EXISTING CATCHBASIN MANHOLE
- EXISTING STORM MANHOLE

**PROPOSED LEGEND:**

- NEW BARRIER CURB
- NEW WATERMAIN
- NEW STORM SEWER
- NEW HDPE SUBDRAIN
- NEW SANITARY SEWER
- NEW TOP OF SLOPE
- NEW BOTTOM OF SLOPE
- NEW 100mm LINE PAINTING
- HIGH POINT/LOW POINT
- DRAINAGE SWALE & DIRECTION
- UNDERGROUND CONDUIT
- NEW FENCE
- PROPOSED 100YR POND LIMIT
- NEW STORM MANHOLE
- NEW CATCH BASIN/DITCH INLET
- NEW SANITARY MANHOLE
- NEW LANDSCAPE CATCH BASIN
- NEW WATERMAIN VALVE
- NEW TWSI
- NEW BUILDING ENTRANCE
- NEW SIGN
- NEW BOLLARD LIGHT
- NEW LIGHT STANDARD
- NEW PAVEMENT ELEVATION
- NEW LANDSCAPED ELEVATION
- NEW BUILDING ELEVATION
- NEW SWALE ELEVATION
- EXISTING ELEVATION
- NEW HEAVY DUTY ASPHALT
- NEW LIGHT DUTY ASPHALT
- NEW PARTIAL DEPTH ASPHALT
- NEW CONCRETE SIDEWALK
- NEW RIVER STONE
- NEW PAVERS
- NEW BUILDING
- NEW TREES
- OVER FLOW DIRECTION

**REMOVALS LEGEND:**

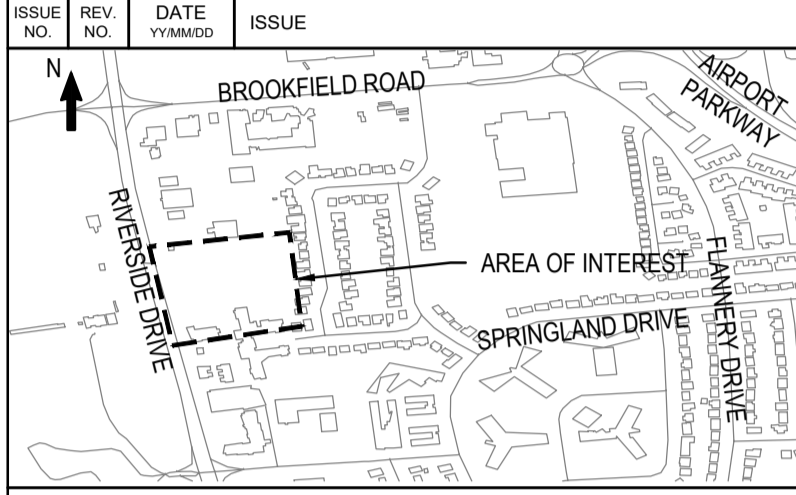
- BUILDING EXCAVATION LIMITS
- CURB REMOVAL
- STORM REMOVAL
- UG REMOVAL
- TREE PROTECTION
- FULL DEPTH ASPHALT REMOVAL
- MILLING
- CONCRETE REMOVAL
- ASPHALT SIDEWALK REMOVAL
- TYPICAL REMOVAL

**ESC LEGEND:**

- LIGHT DUTY SILT FENCE (OPSD 219.110)
- FILTER CLOTH PROTECTION
- MUD MAT
- STRAW BALE CHECK DAM



5	24/07/08	ISSUED FOR FINAL SITE PLAN CONTROL
4	24/04/20	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
3	24/04/15	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
2	24/01/23	ISSUED FOR SITE PLAN CONTROL REVIEW
1	23/08/20	ISSUED FOR COSTING
0	22/10/07	ISSUED FOR CONCEPT DESIGN



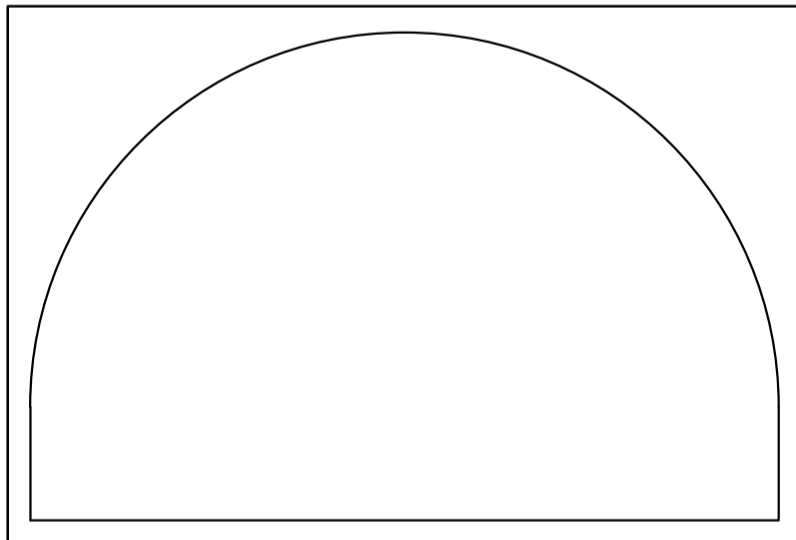
BEARING NOTE  
BEARING ARE GRID, DERIVED FROM THE CAN NET VRS NETWORK OBSERVATIONS ON NCC HORIZONTAL CONTROL MONUMENTS 1970255 AND 1980101. CENTRAL MERIDIAN: 79° 00' WEST. CONVERSION WITH ZONE 8. NAD83 (ORIGINAL).  
SITE BENCHMARK 1 N 6205585 730 E 38847 808 ELEVATION=80.24  
SITE BENCHMARK 2 N 6205587 857 E 38824 688 ELEVATION=80.94

**WSP**

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**LICENCED PROFESSIONAL ENGINEER**  
D. B. YANG  
100230568  
2024-07-08  
PROVINCE OF ONTARIO



**EDWARD J. CUHACI & ASSOCIATES ARCHITECTS Inc.**  
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Fax: (613) 236-1944 Telephone: (613) 236-7135 E-mail: info@cuhaci.com

PROJECT TITLE/TITRE DU PROJET  
**ST. PATRICK'S HOME  
NEW SENIOR APARTMENT BUILDING**

2865 RIVERSIDE DR #226  
OTTAWA, ONTARIO K1V 8N5

DRAWING TITLE/TITRE DU DESSIN

**NOTES AND DETAILS**

SCALE ECHELLE	AS SHOWN	PROJ. No 221-08396-00	ISSUE No 5	REV. No 0
DRAWN BY DESSINE PAR	JT	DRAWING/DESSIN		
CHECKED BY VERIFIE PAR	DY	<b>CO</b>		
DATE	JULY 2024			
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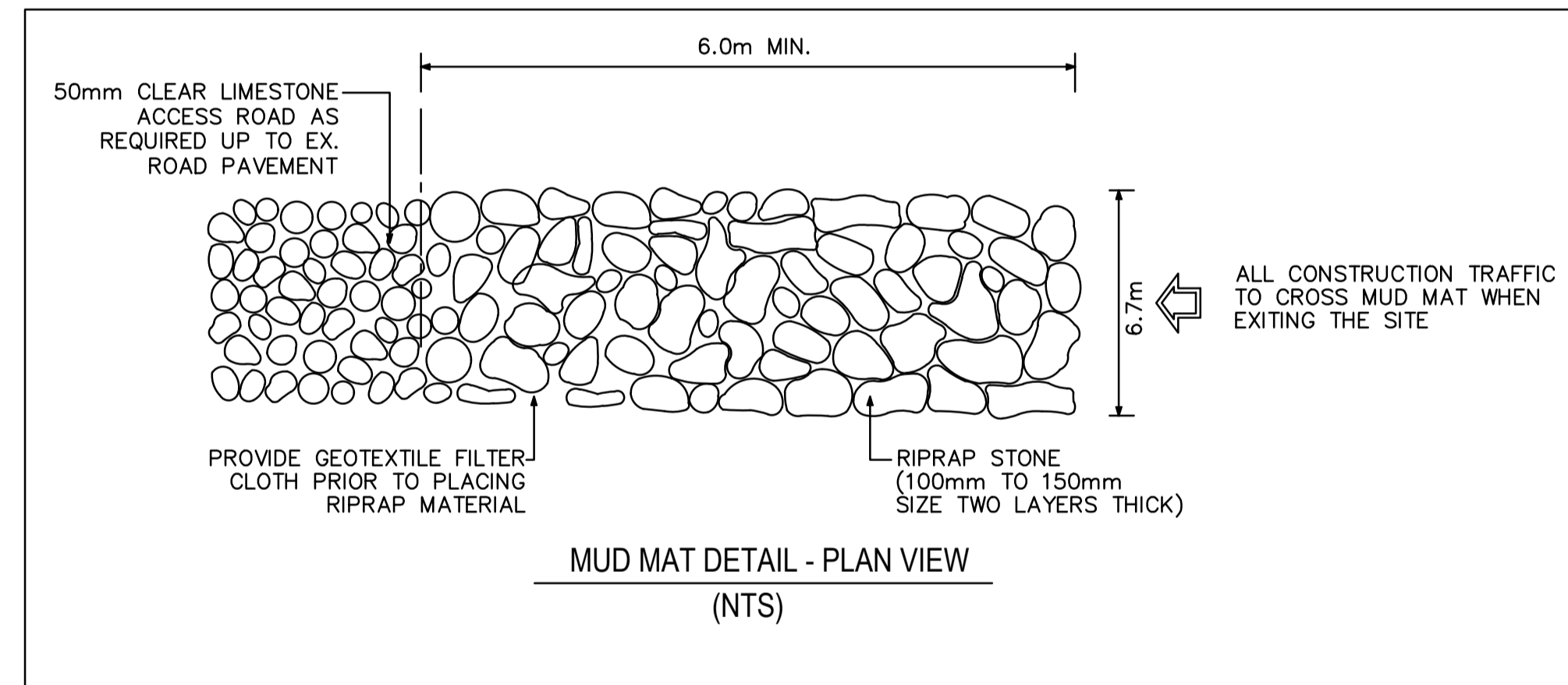
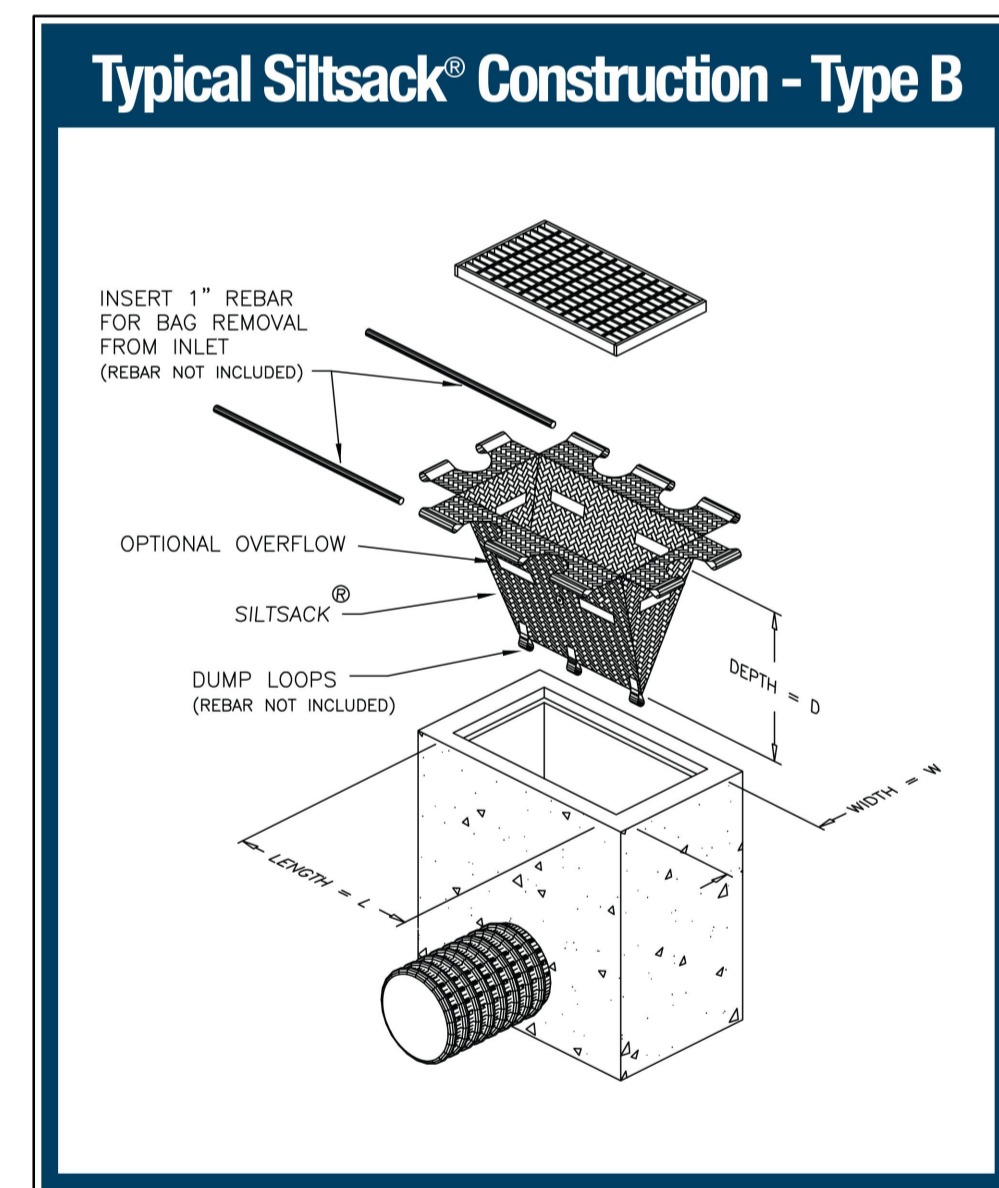


STORM STRUCTURE	TOP OF GRATE ELEVATION	STRUCTURE INFO						OUTLET	
		INLET	INLET	OUTLET	SIZE	OPSD	COVER	DIAMETER	TYPE
CB201	79.90			78.300	600X600mm	OPSD 705.010	S19.1	250	PVC SDR-35
CB202	80.10			78.500	600X600mm	OPSD 705.010	S19.1	250	PVC SDR-35
CB203	80.93	79.700	79.590	78.980	600X600mm	OPSD 705.010	S19.1	250	PVC SDR-35
STMH201	80.38		77.390	77.390	1200mm DIA.	OPSD 701.010	S24.1	375	PVC SDR-35
STMH202	80.35	78.100	77.370	77.340	1200mm DIA.	OPSD 701.010	S24.1	375	PVC SDR-35
STMH203	80.89		78.646	78.460	1200mm DIA.	OPSD 701.010	S24.1	250	PVC SDR-35
LCB01	80.95			79.950	300mm DIA.	S31	S30	250	HDPE
LCB02	80.95			79.950	300mm DIA.	S31	S30	250	HDPE
LCB03	80.95		79.770	79.770	300mm DIA.	S31	S30	250	HDPE
DICB204	79.09			78.200	300mm DIA.	OPSD 705.010	OPSD 705.030	200	PVC SDR-35

STRUCTURE ID	TOP OF GRATE ELEVATION	INVERT				DESCRIPTION		
		INLET	INLET	INLET	OUTLET	SIZE	OPSD	COVER
SANMH310	80.55			78.783	78.753	1200mm DIA.	OPSD-701.010	S24

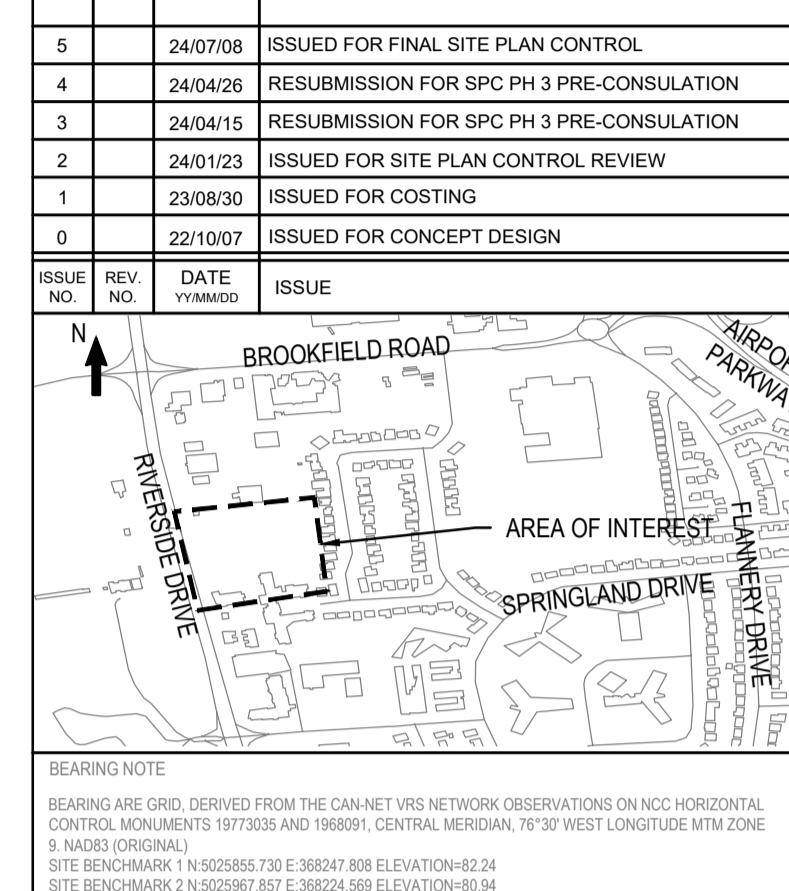
	Obvert	Invert			Obvert	Invert		
1	250mmØ PVC SAN	78.910	78.660	0.500	Clearance Above	78.160	77.810	EX.350mmØ PVC W/M
2	250mmØ PVCSTM	79.882	79.632	1.242	Clearance Above	78.390	78.240	150mmØ PVC W/M
3	250mmØ PVC STM	78.144	77.894	0.634	Clearance Under	79.078	78.778	EX.300mmØ PVC W/M
4	250mmØ PVC STM	78.120	77.870	0.210	Clearance Under	78.480	78.330	200mmØ PVC W/M

\*Note: Provide Concrete Encased for corssing clearance less than 0.30m



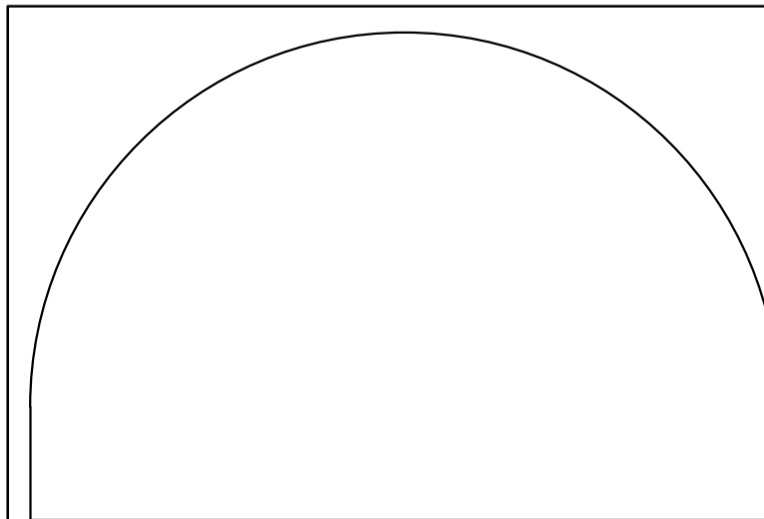
WATERMAIN SCHEDULE				
STATION	DESCRIPTION	FINISHED GRADE	TOP OF WATERMAIN	COVER
<b>150mm WATERMAIN SERVICE FROM BUILDING TO RIVERSIDE DRIVE</b>				
1+000	PROPOSED 150mm CAP	81.25	78.850	2.40
1+002.40	150mm VB	81.04	78.640	2.40
1+011.35	150x150x150 mm Tee	81.04	78.640	2.40
1+033.54	11.25° Bend	81.40	79.000	2.40
1+054.35	150mm VB	80.88	78.480	2.40
1+061.85	Connect to Ex. 305mm W/M WITH 150x300mm Tee	80.64	78.240	2.40

150mm WATERMAIN EXTENSION FROM EXISTING PRIVATE MAIN				
2+011.35	150x150 mm Tee	81.04	78.640	2.40
2+012.80	150mm VB	81.04	78.640	2.40
2+025.37	11.25° Bend	81.06	78.660	2.40
2+032.09	Crossing with 250mm PVC STM	80.98	78.580	2.40
2+042.20	11.25° Bend	80.94	78.540	2.40
2+055.33	150mm VB	81.05	78.650	2.40
2+056.70	CONNECT TO Ex. 150mm W/M WITH 150x150mm Tee	81.13	78.730	2.40



WSP CANADA INC.  
2611 QUEENSVIEW DRIVE, SUITE 300  
OTTAWA, ONTARIO  
CANADA K2B 8K2  
PHONE: 613-829-2800  
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**EDWARD J. CUHACI & ASSOCIATES ARCHITECTS Inc.**  
171 Slaters St, Suite 100, Ottawa, Ontario, K1P 5H7  
Fax: (613) 236-1944 Telephone: (613) 236-7135 E-mail: info@cuhaci.com

PROJECT TITLE/TITRE DU PROJET  
**ST. PATRICK'S HOME  
NEW SENIOR APARTMENT BUILDING**  
2865 RIVERSIDE DR.#226  
OTTAWA, ONTARIO K1V 8N5

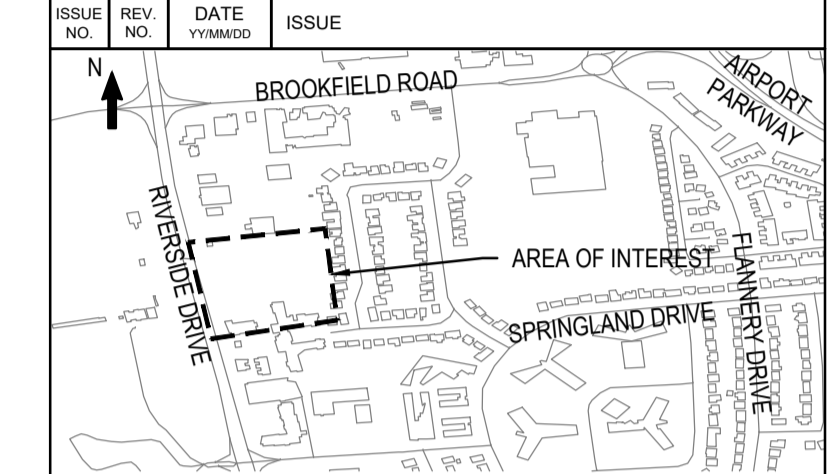
DRAWING TITLE/TITRE DU DESSIN

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DRAWN BY	DESIGNE PAR	DRAWING/DESSIN		
CHECKED BY	VERIFIE PAR	<b>C1</b>		
DATE	JULY 2024			
ACAD FILE/FICHER:				





5	24/07/08	ISSUED FOR FINAL SITE PLAN CONTROL
4	24/04/26	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
3	24/04/15	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
2	24/01/23	ISSUED FOR SITE PLAN CONTROL REVIEW
1	23/08/30	ISSUED FOR COSTING
0	22/10/07	ISSUED FOR CONCEPT DESIGN

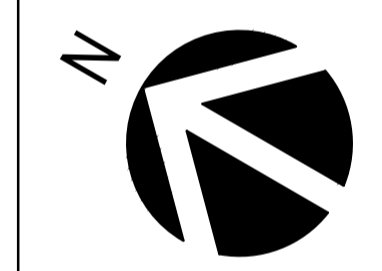


BEARING NOTE  
 BEARING AND GRID DERIVED FROM THE CANMET IRS NETWORK OBSERVATIONS ON NAD83 HORIZONTAL CONTROL MONUMENTS 1975355 AND 1980951, CENTRAL MERIDIAN, 76°30' WEST, LONGITUDE NTM ZONE 18 NAD83 (ORIGINAL).  
 SITE BENCHMARK 1 N 520585 730 E 38047 808 ELEVATION=82.24  
 SITE BENCHMARK 2 N 520587 807 E 38024 589 ELEVATION=81.94



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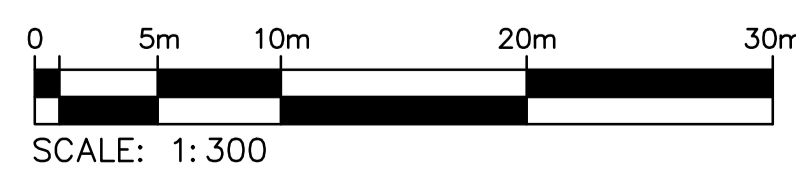
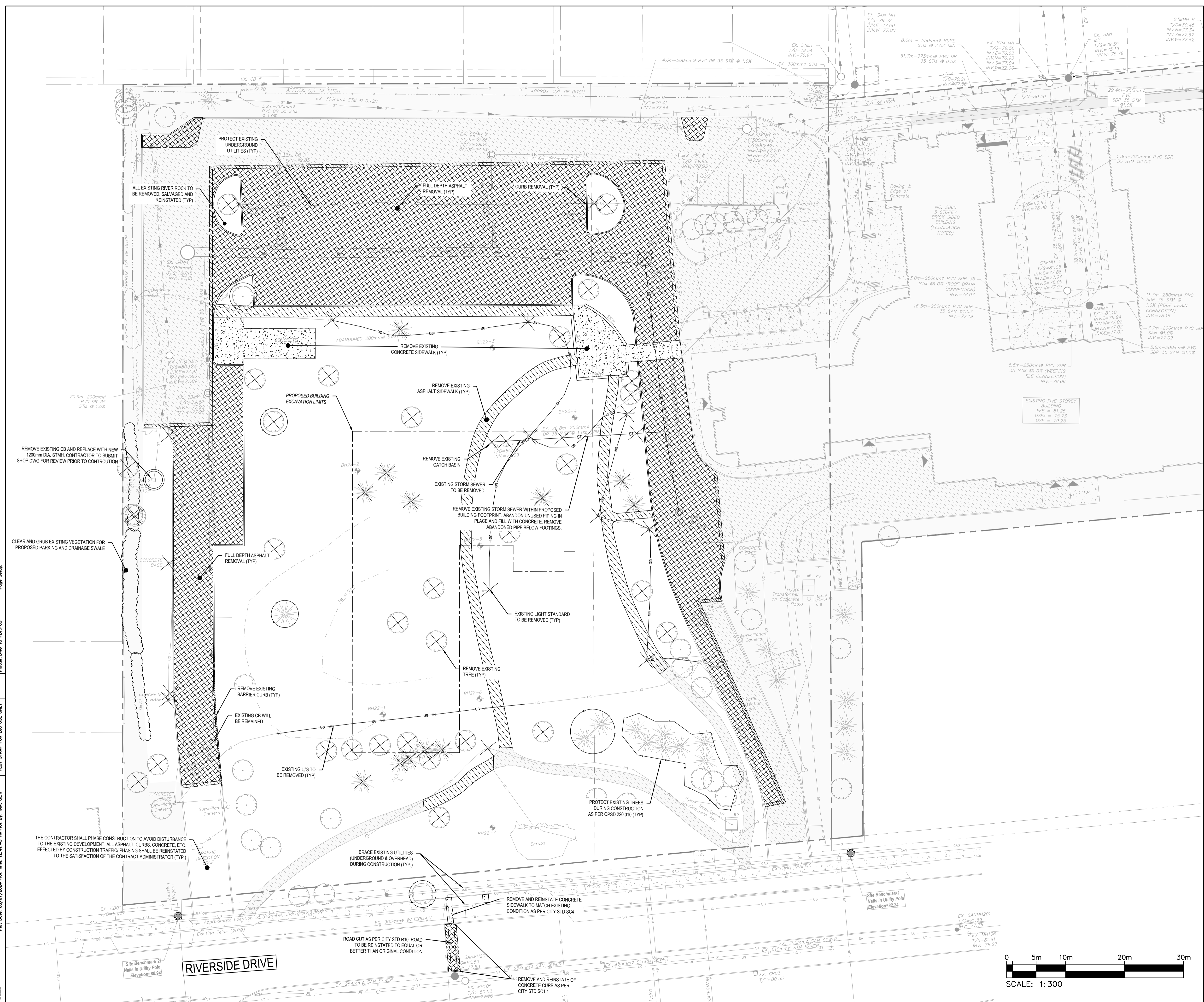
**EDWARD J. CUHACI & ASSOCIATES ARCHITECTS Inc.**  
 171 Slater St, Suite 100, Ottawa, Ontario, K1P 5H7  
 Fax: (613) 236-1944 Telephone: (613) 236-7135 E-mail: info@cuhaci.com

PROJECT TITLE/TITRE DU PROJET  
**ST. PATRICK'S HOME  
 NEW SENIOR APARTMENT BUILDING**  
 2865 RIVERSIDE DR #226  
 OTTAWA, ONTARIO K1V 8N5

DRAWING TITLE/TITRE DU DESSIN

**REMOVAL PLAN**

SCALE ECHELLE	1:300	PROJ. No	221-08396-00	ISSUE No	5	REV. No	0
DRAWN BY DESSINE PAR	JT	DRAWING/DESSIN	<b>C2</b>				
CHECKED BY VERIFIE PAR	DY						
DATE	JULY 2024	ACAD FILE/FICHER:					



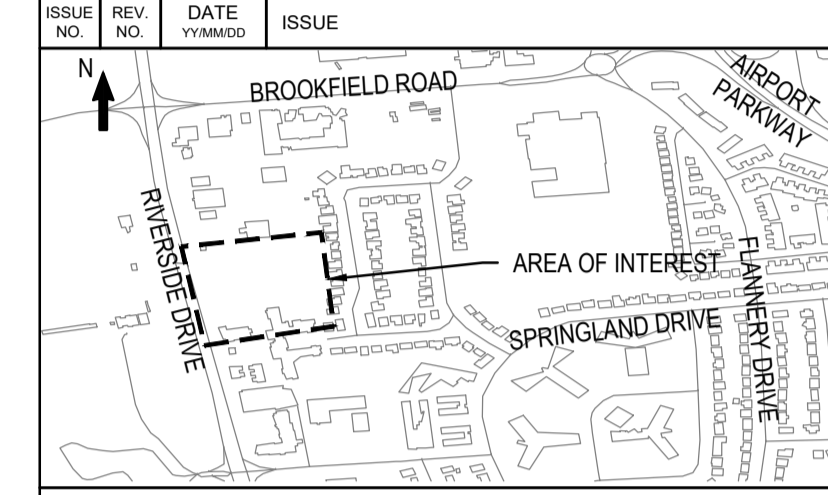
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 Plot Stamp For Use Only  
 Plotter: DWG TO PDF PLOT3  
 Page Setup:

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5	24/07/08	ISSUED FOR FINAL SITE PLAN CONTROL
4	24/04/20	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
3	24/04/15	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
2	24/01/23	ISSUED FOR SITE PLAN CONTROL REVIEW
1	23/08/20	ISSUED FOR COSTING
0	22/10/07	ISSUED FOR CONCEPT DESIGN

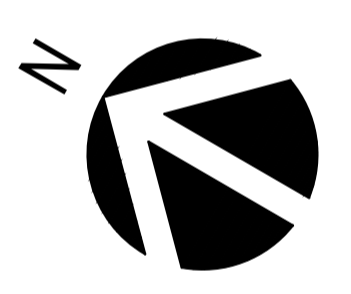


BEARING NOTE  
 BEARING ARE GRID, DERIVED FROM THE CAN NET VRS NETWORK OBSERVATIONS ON NCD HORIZONTAL CONTROL MONUMENTS 19170265 AND 198091. CENTRAL MERIDIAN, 79°30' WEST LONGITUDE MTM ZONE 8 NAD83 (ORIGINAL).  
 SITE BENCHMARK 1 N 0205865 730 E 388247 808 ELEVATION=80.24  
 SITE BENCHMARK 2 N 0205967 857 E 38824 569 ELEVATION=80.94



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 2611 QUEENSWAY DRIVE, SUITE 300  
 OTTAWA, ONTARIO  
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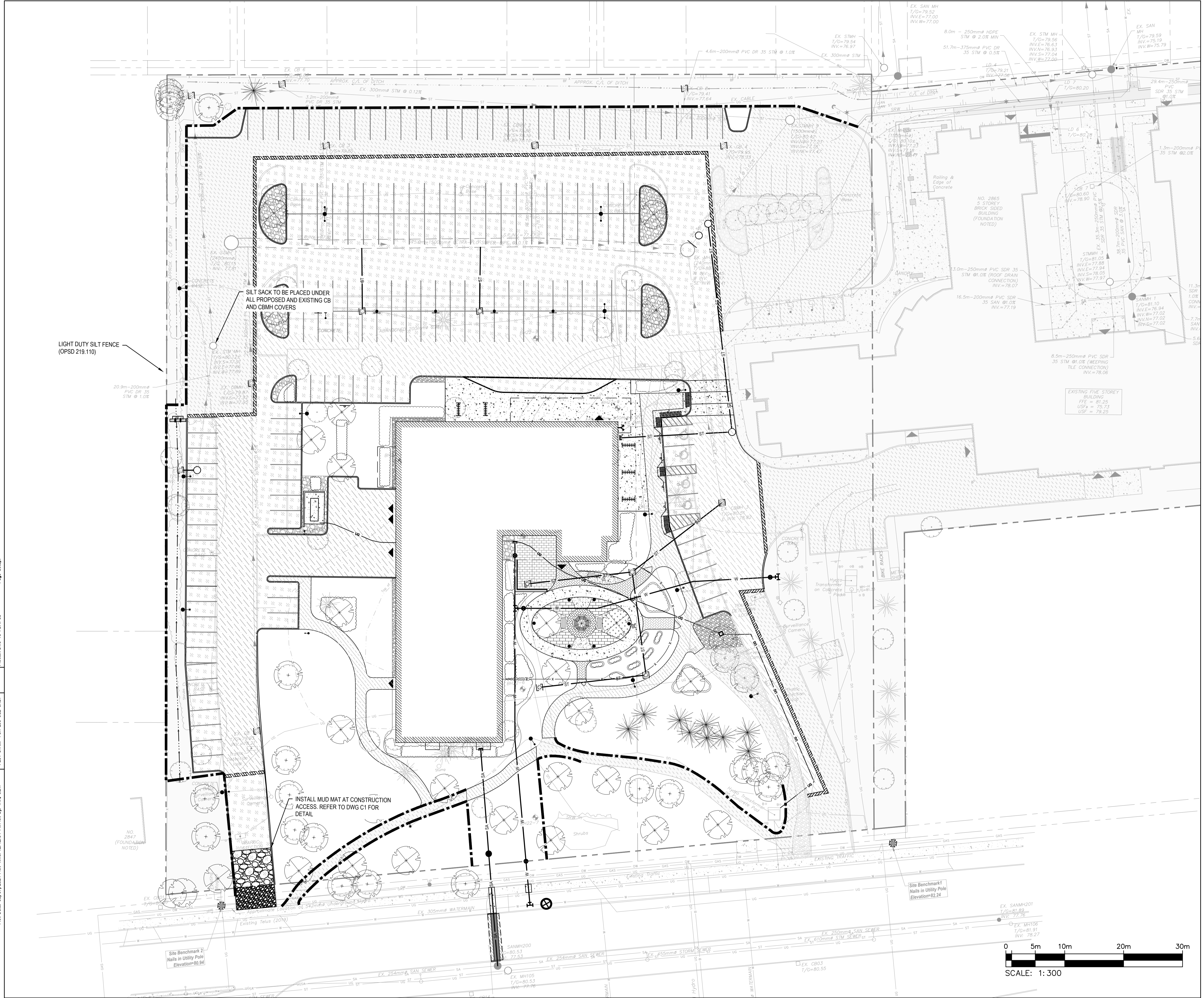


**EDWARD J. CUHACI & ASSOCIATES ARCHITECTS Inc.**  
 171 Slater St., Suite 100, Ottawa, Ontario, K1P 5H7  
 Fax: (613) 236-1944 Telephone: (613) 236-7135 E-mail: info@cuhaci.com

PROJECT TITLE/TITRE DU PROJET  
**ST. PATRICK'S HOME  
 NEW SENIOR APARTMENT BUILDING**  
 2865 RIVERSIDE DR.#226  
 OTTAWA, ONTARIO K1V 8N5

DRAWING TITLE/TITRE DU DESSIN  
**SEDIMENT AND EROSION  
 CONTROL PLAN**

SCALE ECHELLE	1:300	PROJ. No 221-08396-00	ISSUE No 5	REV. No 0
DRAWN BY DESSINE PAR	JT	DRAWING/DESSIN		
CHECKED BY VERIFIE PAR	DY	<b>C3</b>		
DATE	JULY 2024	ACAD FILE/FICHIER:		



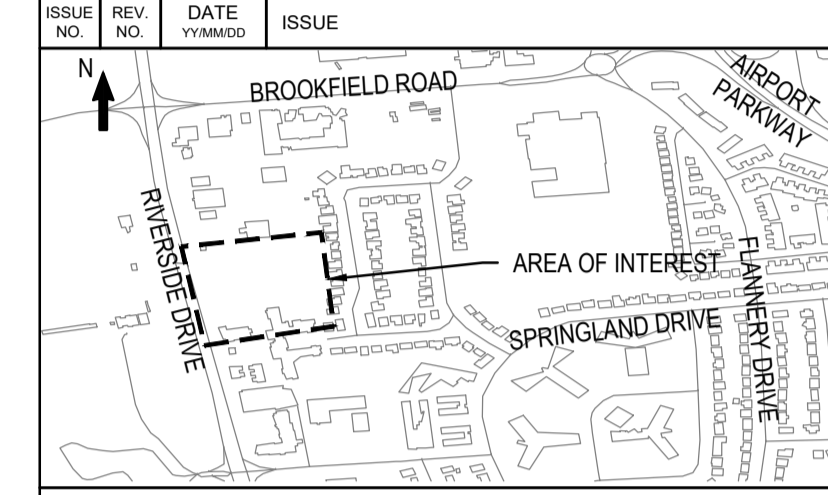
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 PLOT STAMP FOR E.A. USE ONLY  
 PLOTTER: DWG TO PDF.PC3  
 Page Setup:

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5	24/07/24	ISSUED FOR FINAL SITE PLAN CONTROL
4	24/04/24	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
3	24/04/15	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
2	24/01/23	ISSUED FOR SITE PLAN CONTROL REVIEW
1	23/08/20	ISSUED FOR COSTING
0	22/10/07	ISSUED FOR CONCEPT DESIGN



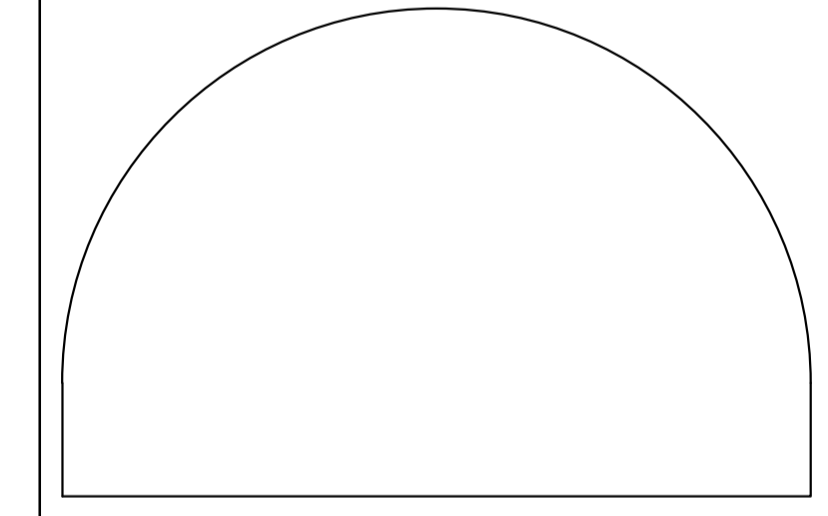
BEARING NOTE  
 BEARING ARE GRID, DERIVED FROM THE CAN NET VRS NETWORK OBSERVATIONS ON NCD HORIZONTAL CONTROL MONUMENTS 1970255 AND 198091. CENTRAL MERIDIAN, 79° 00' WEST LONGITUDE WITH ZONE 8 NAD83 (ORIGINAL).  
 SITE BENCHMARK 1 N 8025865 730 E 388347 808 ELEVATION=80.24  
 SITE BENCHMARK 2 N 8025967 857 E 388204 569 ELEVATION=80.94

**WSP**

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**LICENCED PROFESSIONAL ENGINEER**  
  
 D. B. YANG  
 100230568  
 2024-07-08  
 PROVINCE OF ONTARIO

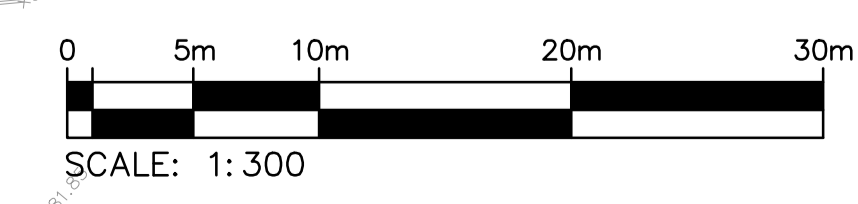
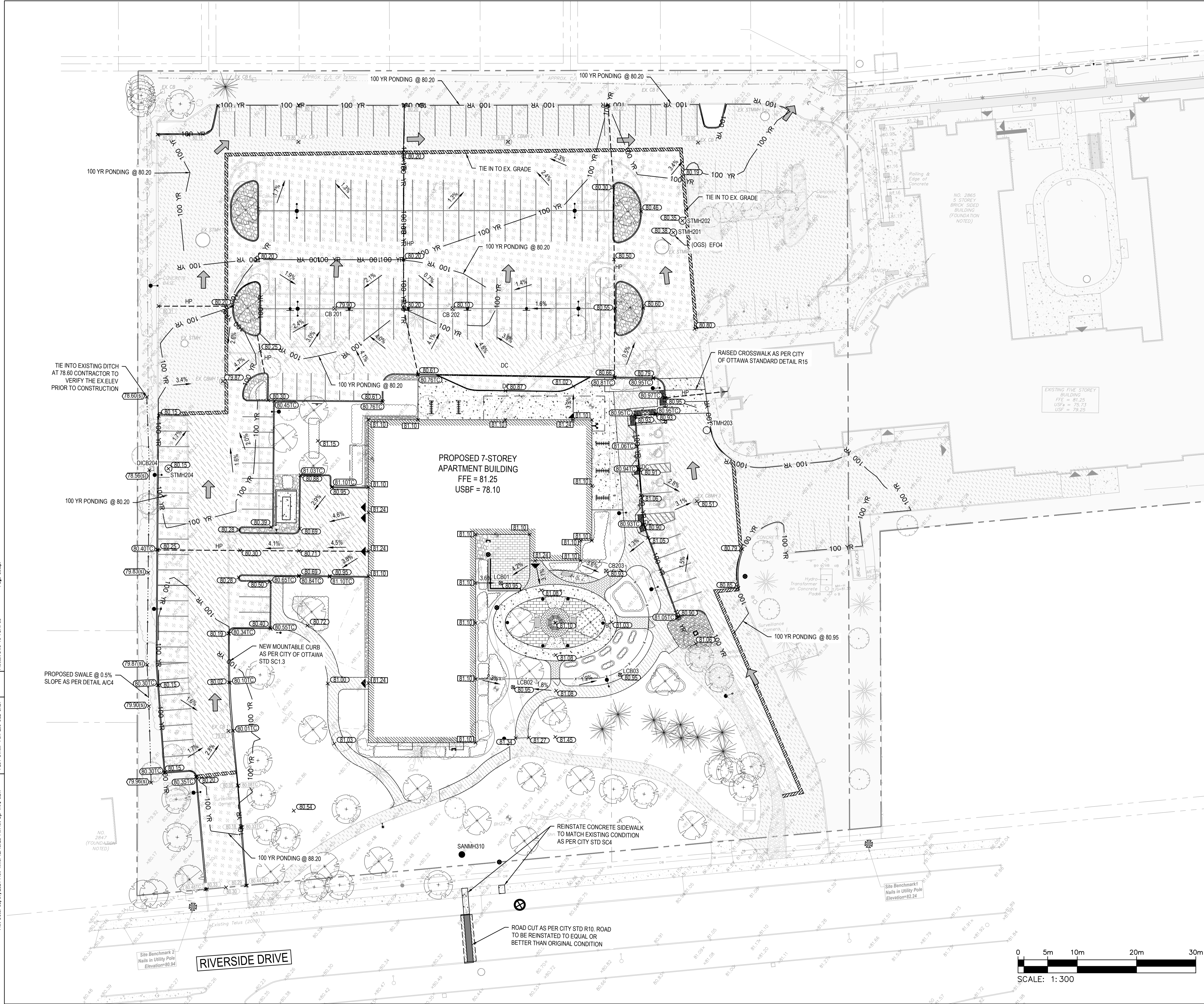


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 171 Slater St, Suite 100, Ottawa, Ontario, K1P 5H7  
 Fax: (613) 236-1944 Telephone: (613) 236-7135 E-mail: info@cuhaci.com

PROJECT TITLE/TITRE DU PROJET  
**ST. PATRICK'S HOME  
 NEW SENIOR APARTMENT BUILDING**  
 2865 RIVERSIDE DR #226  
 OTTAWA, ONTARIO K1V 8N5

DRAWING TITLE/TITRE DU DESSIN  
**GRADING PLAN**

SCALE ECHELLE	1:300	PROJ. No 221-08396-00	ISSUE No 5	REV. No 0
DRAWN BY DESSINE PAR	JT	DRAWING/DESSIN		
CHECKED BY VERIFIE PAR	DY	<b>C4</b>		
DATE	JULY 2024	ACAD FILE/FICHER:		



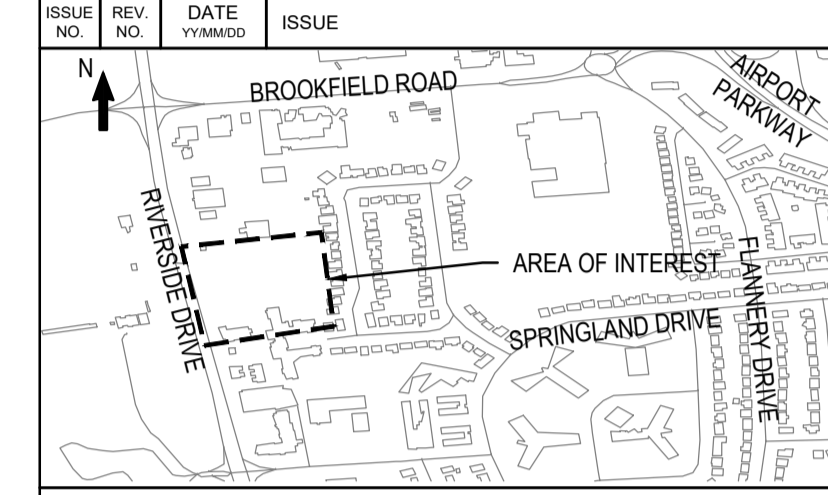
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 Printer: DWG TO PDF PLOT3

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5	24/07/08	ISSUED FOR FINAL SITE PLAN CONTROL
4	24/04/20	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
3	24/04/15	RESUBMISSION FOR SPC PH 3 PRE-CONSULTATION
2	24/01/23	ISSUED FOR SITE PLAN CONTROL REVIEW
1	23/08/20	ISSUED FOR COSTING
0	22/10/07	ISSUED FOR CONCEPT DESIGN

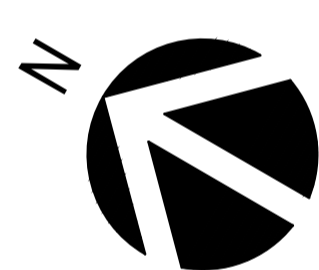


BEARING NOTE  
 BEARING ARE GRID, DERIVED FROM THE CAN NET VRS NETWORK OBSERVATIONS ON NCD HORIZONTAL CONTROL MONUMENTS 1970255 AND 1980901. CENTRAL MERIDIAN, 79° 30' WEST LONGITUDE. MTN ZONE 8. NADES (ORIGINAL).  
 SITE BENCHMARK 1: 1025955 730 E 38847 808 ELEVATION=82.24  
 SITE BENCHMARK 2: 1025957 857 E 38824 589 ELEVATION=80.94



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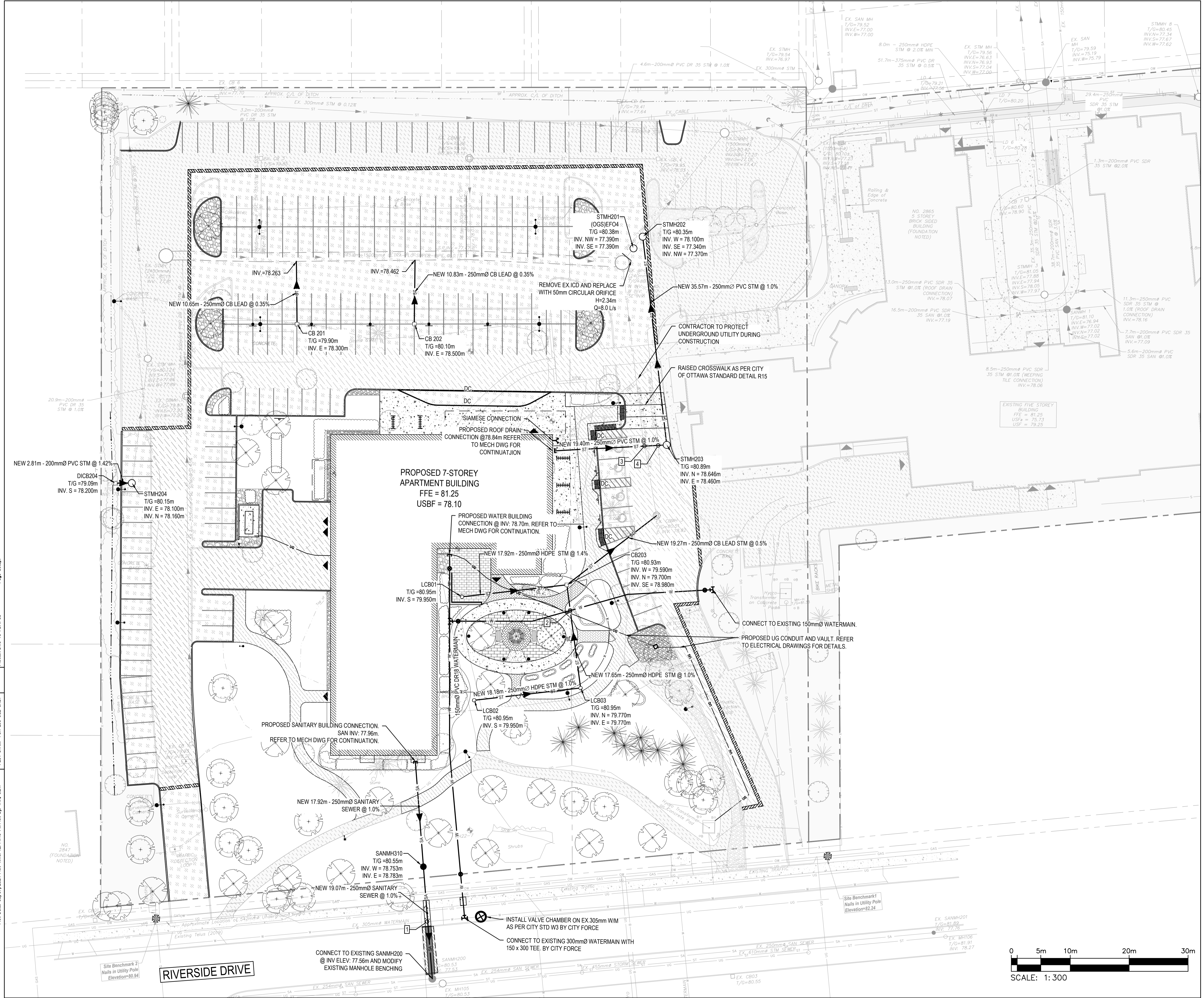
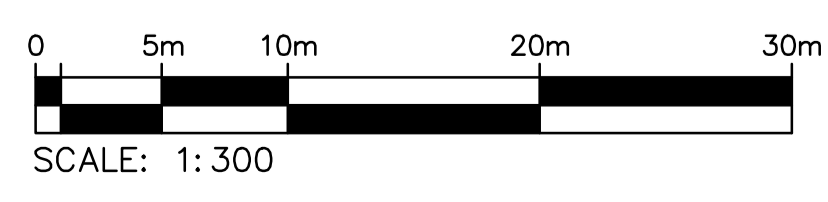
**EDWARD J. CUHACI & ASSOCIATES ARCHITECTS Inc.**  
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 Fax: (613) 236-1944 Telephone: (613) 236-7135 E-mail: info@cuhaci.com

PROJECT TITLE/TITRE DU PROJET  
**ST. PATRICK'S HOME  
 NEW SENIOR APARTMENT BUILDING**  
 2865 RIVERSIDE DR #226  
 OTTAWA, ONTARIO K1V 8N5

DRAWING TITLE/TITRE DU DESSIN

**SERVICING PLAN**

SCALE	PROJ. No	ISSUE No	REV. No
ECHELLE	221-08396-00	5	0
DRAWN BY	DESIGNE PAR	DRAWING/DESSIN	
CHECKED BY	VERIFIE PAR		
DATE	JULY 2024	ACAD FILE/FICHIER:	



Plot Date: 08/07/2024 Plot Time: 12:41:13 PM Plot By: TAN, JBT  
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 PLOTTER: DWG TO PDF PLOT3  
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