

LEGEND

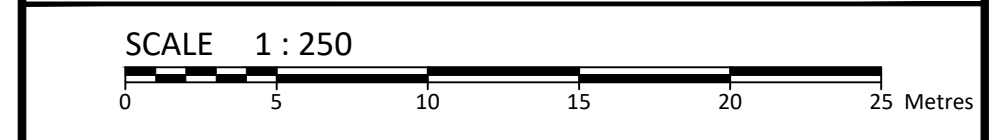
DC	BARRIER CURB CURB DEPRESSION	---	CENTRELINE OF SWALE
■	HEAVY DUTY ASPHALT	---	SLOPING AT 3:1 UNLESS SPECIFIED
▨	CONCRETE SIDEWALK	---	PROPOSED ELEVATION
▩	PAVING STONE	---	EXISTING ELEVATION
○	STORM MANHOLE	---	SWALE ELEVATION
□	CATCHBASIN OR DITCH INLET	---	TOP OF WALL ELEVATION
○	LANDSCAPE CATCHBASIN	---	BOTTOM OF WALL ELEVATION
○	SANITARY MANHOLE	---	EMERGENCY OVERLAND FLOW ROUTE
○	PERFORATED PIPE	---	SILT FENCE BARRIER (AS PER OPSD 219.130)
○	WATER VALVE/CHAMBER	---	BUILDING ENTRANCE OVERHEAD DOOR
○	FIRE HYDRANT	---	REMOTE WATER METER
○	CROSSING CONFLICT LOCATION	---	SEDIMENT CONTROL DEVICE
○	LOCATION OF SCUPPER PER ARCHITECTURAL	---	PROPERTY LINE
---	EXTENT OF SEWER/SERVICE INSULATION	---	DOWNSPOUT C/W SPLASH PAD
---	EXTENT OF MUD MAT	---	

FOR REVIEW ONLY
NOT FOR CONSTRUCTION

11	ISSUED FOR REVIEW	NOV 14, 2024
10	ISSUED FOR BUILDING PERMIT	AUG. 13, 2024
9	ISSUED FOR REVIEW	AUG. 09, 2024
8	ISSUED FOR REVIEW	MAY 22, 2024
7	ISSUED FOR REVIEW	FEB. 16, 2024
6	REVISED WATER SERVICING	FEB. 28, 2022
5	ISSUED FOR PERMIT	FEB. 04, 2022
4	REVISED PER CITY COMMENTS	NOV 24, 2021
3	REVISED PER CITY COMMENTS	JULY 30, 2021
2	REVISED PER CITY COMMENTS	APR. 22, 2021
1	ISSUED FOR REVIEW	NOV. 13, 2020

No. Revisions Date

Check and verify all dimensions before proceeding with the work Do not scale drawings



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egis GROUP

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Stamp:

Client: **INVERNESS HOMES**
38 AURIGA DRIVE, SUITE 200
OTTAWA, ON K2E8A5

Project: **MIXED USE DEVELOPMENT**
1518-1526 STITTSVILLE MAIN STREET

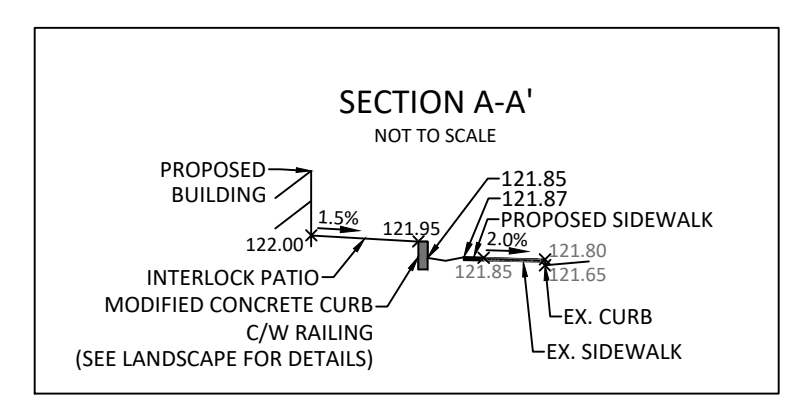
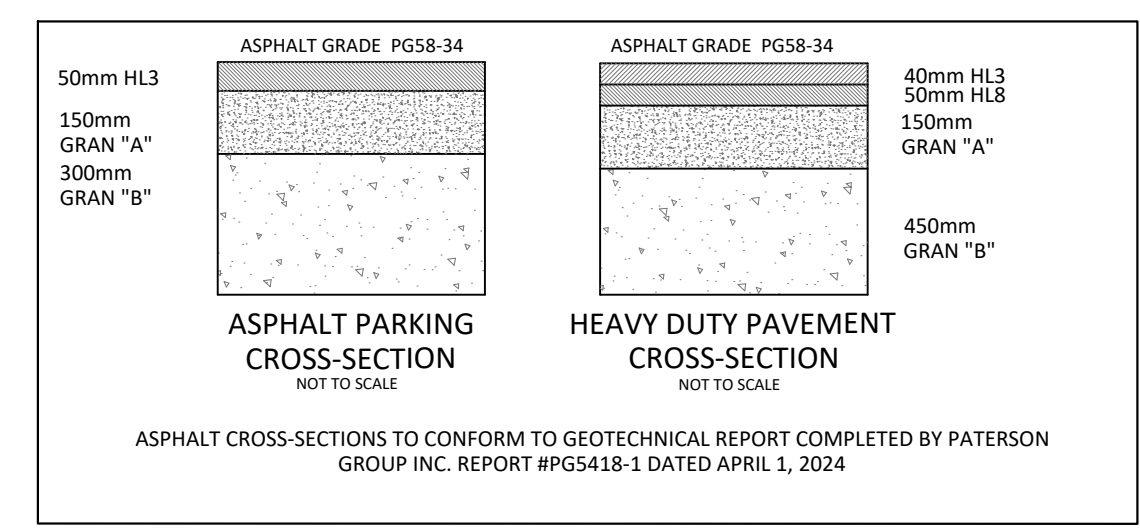
Drawing Title: **SITE GRADING AND DRAINAGE PLAN**

Scale:	1:250	Project Number:	CP-19-0608
Drawn By:	R.R.R.	Checked By:	A.J.G.
Designed By:	R.R.R.	Drawing Number:	C101

- GENERAL NOTES**
- THE ORIGINAL TOPOGRAPHY, GROUND ELEVATION AND SURVEY DATA SHOWN ARE SUPPLIED FOR INFORMATION PURPOSES ONLY, AND IMPLY NO GUARANTEE OF ACCURACY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL INFORMATION SHOWN.
 - THIS PLAN IS NOT A CADASTRAL SURVEY SHOWING LEGAL PROPERTY BOUNDARIES AND EASEMENTS. THE PROPERTY BOUNDARIES SHOWN HEREON HAVE BEEN DERIVED FROM INFORMATION SUPPLIED BY (OR SHOWN ON) FAIRHALL, MOFFATT, WOODLAND LTD. SURVEY PLAN HAA15600 DATED APRIL 16, 2020 AND CANNOT BE RELIED UPON TO BE ACCURATE OR COMPLETE. THE PRECISE LOCATION OF THE CURRENT PROPERTY BOUNDARIES AND EASEMENTS CAN ONLY BE DETERMINED BY AN UP-TO-DATE LAND TITLES SEARCH AND A SUBSEQUENT CADASTRAL SURVEY PERFORMED AND CERTIFIED BY AN ONTARIO LAND SURVEYOR.
 - THE CONTRACTOR IS TO OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY BEFORE COMMENCING CONSTRUCTION.
 - THE CONTRACTOR IS RESPONSIBLE FOR ALL LAYOUT.
 - THE CONTRACTOR IS TO DETERMINE THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT AND ASSUME ALL RESPONSIBILITY FOR EXISTING UTILITIES WHETHER OR NOT SHOWN ON THESE DRAWINGS. IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.
 - RESTORE ALL TRENCHES AND SURFACES OF PUBLIC ROAD ALLOWANCES TO CONDITION EQUAL OR BETTER THAN ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY AUTHORITIES.
 - EXCAVATE AND DISPOSE OF ALL EXCESS EXCAVATED MATERIAL, SUCH AS ASPHALT, CURBING AND DEBRIS, OFF SITE AS DIRECTED BY THE ENGINEER AND THE CITY.
 - TOPSOIL TO BE STRIPPED AND STOCKPILED FOR REHABILITATION. CLEAN FILL TO BE PLACED IN FILL AREAS AND COMPACTED TO 95% STANDARD PROCTOR DENSITY.
 - ALL DISTURBED AREAS TO BE RESTORED TO ORIGINAL CONDITION OR BETTER UNLESS OTHERWISE SPECIFIED.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SAFETY MEASURES DURING THE CONSTRUCTION PERIOD, INCLUDING THE SUPPLY, INSTALLATION, AND REMOVAL OF ALL NECESSARY SIGNAGE, DELINEATORS, MARKERS AND BARRIERS.
 - DO NOT ALTER GRADING OF THE SITE WITHOUT PRIOR APPROVAL OF THE CITY.
 - ALL ROADWAY, PARKING LOT, AND GRADING WORKS TO BE UNDERTAKEN IN ACCORDANCE WITH CITY STANDARDS AND SPECIFICATIONS. THE CONTRACTOR IS TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDING.
 - CONTACT THE CITY FOR INSPECTION OF ROUGH GRADING OF PARKING LOTS, ROADWAYS AND LANDSCAPED AREAS PRIOR TO PLACEMENT OF ASPHALT AND TOPSOIL. ALL DEFICIENCIES NOTED SHALL BE RECTIFIED TO THE CITY SATISFACTION PRIOR TO PLACEMENT OF ANY ASPHALT, TOPSOIL, SEED & MULCH AND/OR SOD.
 - ALL DIMENSIONS AND INVERTS MUST BE VERIFIED PRIOR TO CONSTRUCTION, IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.
 - ELECTRICAL, GAS, TELEPHONE AND TELEVISION SERVICE LOCATIONS ARE SUBJECT TO THE INDIVIDUAL AGENCY:
 - ELECTRICAL SERVICE - HYDRO OTTAWA
 - GAS SERVICE - ENBRIDGE
 - TELEPHONE SERVICE - BELL CANADA
 - TELEVISION SERVICE - ROGERS
 - INSTALLATION TO BE IN ACCORDANCE WITH CURRENT CODES AND STANDARDS OF APPROVAL AGENCIES HYDRO OTTAWA, BELL AND THE CITY.
 - ALL PROPOSED CURB SHALL BE CONCRETE BARRIER CURB AS PER CITY STANDARD DRAWING SCL1.1 UNLESS OTHERWISE SPECIFIED. SIDEWALK PER CITY STANDARD DRAWING SCL.4 UNLESS OTHERWISE SPECIFIED.
 - ALL EXISTING REDUNDANT PRIVATE APPROACHES FRONTING THIS DEVELOPMENT MUST BE REMOVED TO THE SATISFACTION OF THE CITY.
 - NO EXCESS DRAINAGE, EITHER DURING OR AFTER CONSTRUCTION, IS TO BE DIRECTED TOWARDS NEIGHBORING PROPERTIES.
 - NO ALTERATION OF EXISTING GRADES AND DRAINAGE PATTERNS ON PROPERTY BOUNDARIES.

APPROVED
By Kersten Nitsche at 2:15 pm, Jan 28, 2025

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



ROOF DRAIN (B2A)

TYPE OF CONTROL DEVICE	WATTS DRAINAGE RD-100-A-ADJ (FULLY EXPOSED)		
NUMBER OF ROOF DRAINS	1		
ROOFTOP STORAGE AVAILABLE (m³)	2-YEAR	5-YEAR	100-YR
DEPTH OF FLOW (m)	0.015	0.020	0.040
FLOW PER ROOF DRAIN (L/s)	0.19	0.25	0.50
TOTAL FLOW	0.19	0.25	0.50

ROOF DRAIN (B2B)

TYPE OF CONTROL DEVICE	WATTS DRAINAGE RD-100-A-ADJ (FULLY EXPOSED)		
NUMBER OF ROOF DRAINS	1		
ROOFTOP STORAGE AVAILABLE (m³)	2-YEAR	5-YEAR	100-YR
DEPTH OF FLOW (m)	0.025	0.035	0.060
FLOW PER ROOF DRAIN (L/s)	0.32	0.44	0.76
TOTAL FLOW	0.32	0.44	0.76

ROOF DRAIN (B2C)

TYPE OF CONTROL DEVICE	WATTS DRAINAGE RD-100-A-ADJ (FULLY EXPOSED)		
NUMBER OF ROOF DRAINS	1		
ROOFTOP STORAGE AVAILABLE (m³)	2-YEAR	5-YEAR	100-YR
DEPTH OF FLOW (m)	0.025	0.035	0.060
FLOW PER ROOF DRAIN (L/s)	0.32	0.44	0.76
TOTAL FLOW	0.32	0.44	0.76

ICD TABLE

STRUCTURE ID	ICD SIZE	STYLE	AREA ID	2-YEAR DESIGN HEAD (m)	2-YEAR DESIGN FLOW (L/s)	5-YEAR DESIGN HEAD (m)	5-YEAR DESIGN FLOW (L/s)	100-YEAR DESIGN HEAD (m)	100-YEAR DESIGN FLOW (L/s)
MH2	TEMPEST LME 65	VORTEX	83	0.33	2.10	2.58	6.00	2.67	6.10

FILENAME: C:\OT\work\01\Project - Inverness Homes\1518-1526 Stittsville Main Street\Civil1 - Drainage\CP-19-0608 PRESENTATION.dwg
LAST SAVED: Tuesday, November 12, 2024, 12:04 PM
LAST PLOTTED: Thursday, November 14, 2024, 12:04 PM
CIBITREE CREATED

D07-12-24-0093