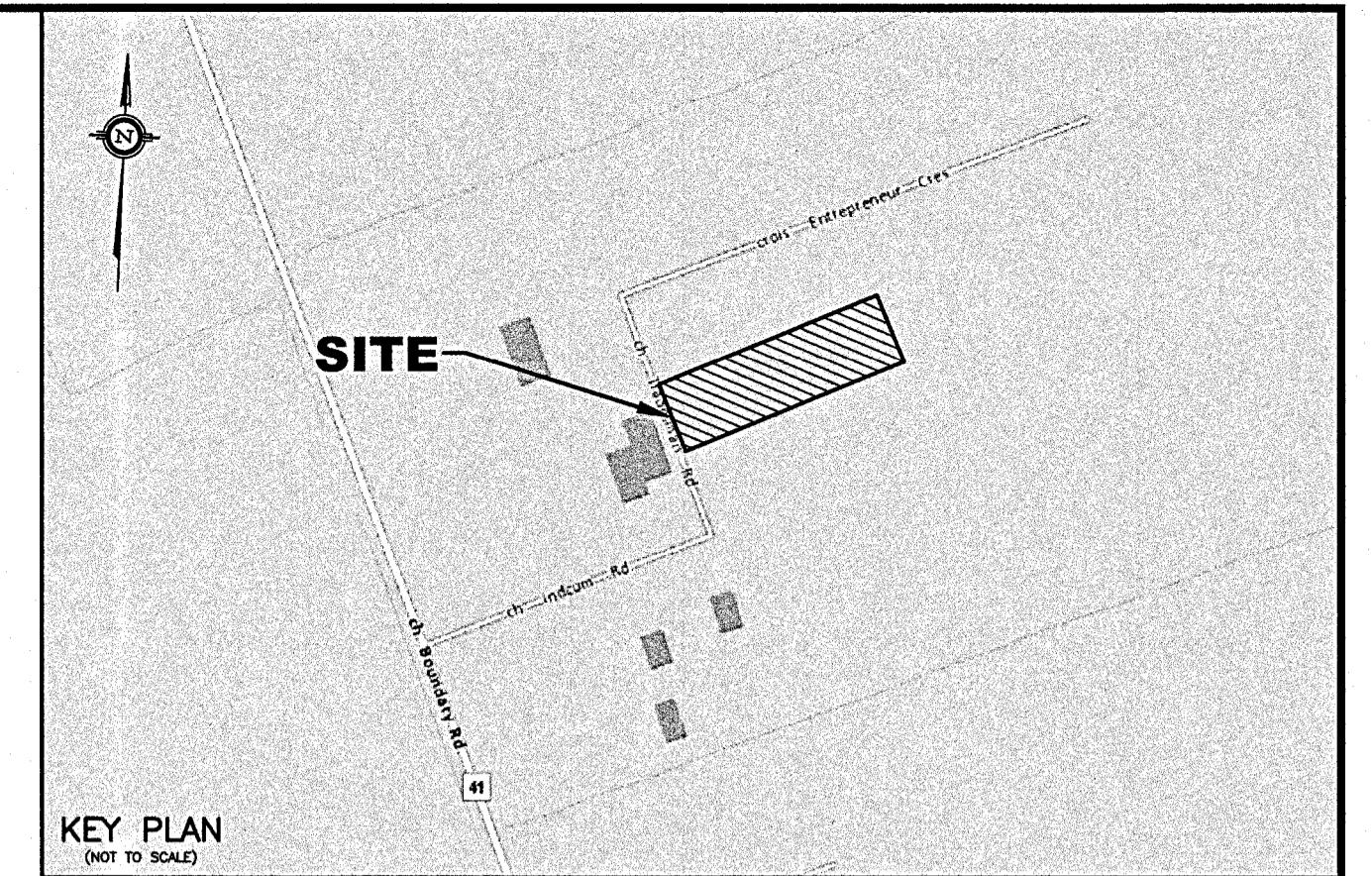


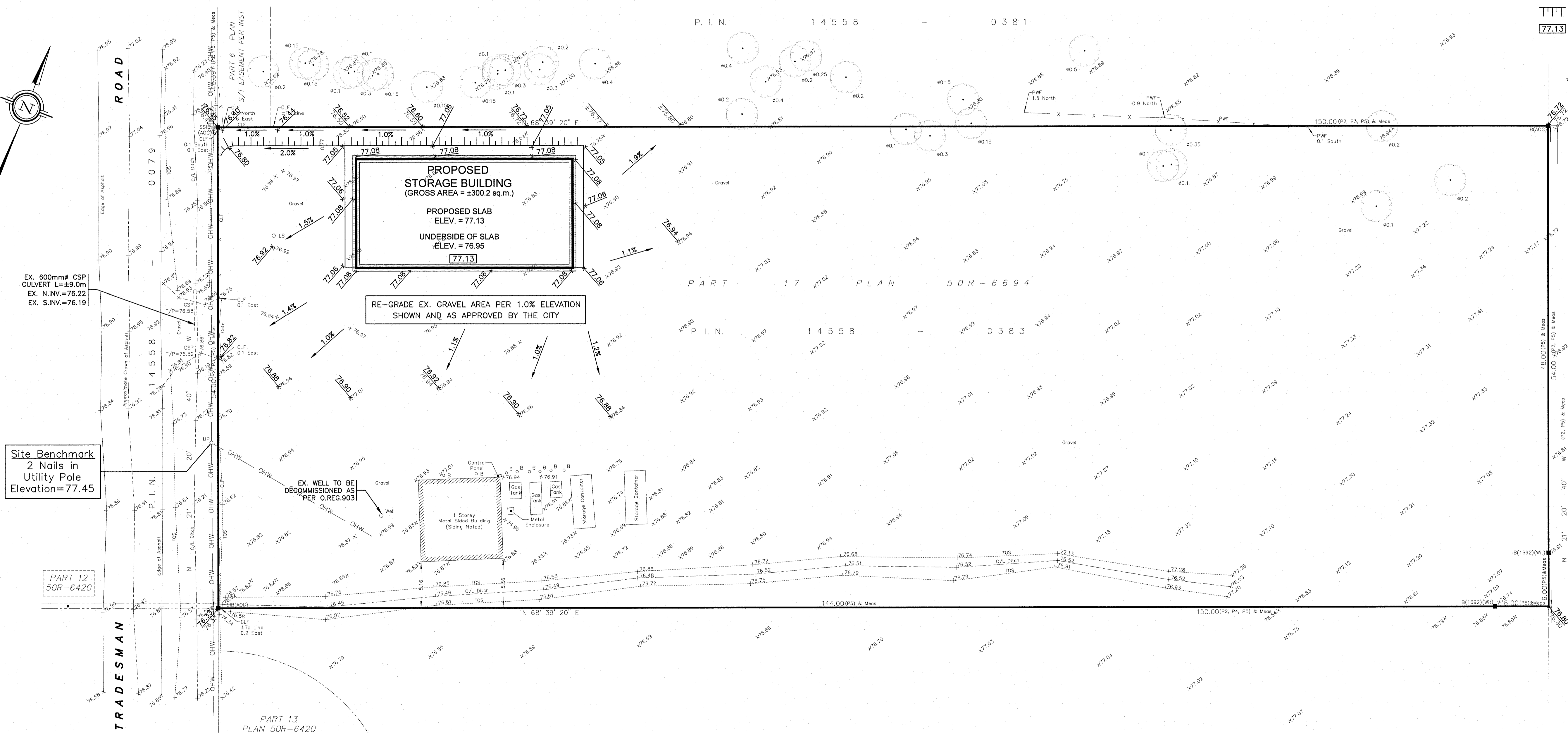
NOTES

- EXISTING SERVICES AND UTILITIES SHOWN ON THIS DRAWING WERE TAKEN FROM THE BEST AVAILABLE RECORDS BUT ARE NOT COMPLETE. CONTRACTOR IS REQUIRED TO CHECK IN THE FIELD FOR LOCATION AND ELEVATION OF PIPES AND CHECK WITH AUTHORITIES AND UTILITIES TO HIS SATISFACTION BEFORE DIGGING.
- CONTRACTOR IS ADVISED TO COLLECT INFORMATION ON SOIL CONDITIONS AS DEEMED NECESSARY. REFER TO THE SITE GEOTECHNICAL INVESTIGATION REPORT PREPARED BY THE OWNER'S SOILS ENGINEER PATERSON GROUP (REPORT NO. PG7185-1 DATED JULY 25, 2024).
- SITING DETAILS FOR THE PROPOSED STORAGE BUILDING ADDITION ISSUED FOR PERMITS WERE TAKEN FROM THE OWNER'S ARCHITECT'S SITE PLAN (DWG. NO. 1375-01'B' REV. B DATED MARCH 6, 2024) RECEIVED ON MARCH 27, 2024 PREPARED BY TIM DAVIS DESIGN INC. AND UPDATED PER BUILDING DESIGNER'S E-MAIL OF MAY 20, 2025.
- EXISTING HORIZONTAL AND VERTICAL SURVEY DATA SHOWN ON THIS PLAN INCLUDING ROAD ELEVATIONS, EXISTING DITCH ELEVATION, ETC. AND TOPOGRAPHICAL INFORMATION OF THE LOT WERE PROVIDED BY FARLEY SMITH AND DENIS SURVEYING LTD. AS DEPICTED ON THEIR TOPOGRAPHICAL SURVEY PLAN (FILE NO. 06-24 COMPLETED ON JANUARY 9, 2024) RECEIVED ON MARCH 27, 2023. T.L. MAK ENGINEERING CONSULTANTS LTD. DOES NOT TAKE ANY RESPONSIBILITY FOR THE SURVEY INFORMATION SHOWN HERE.
 - THE ELEVATIONS SHOWN ON THE SURVEY OF 15 TRADESMAN ROAD ARE GEODETIC AND REFERENCED TO THE GEODETIC DATUM CGVD-1928 :1978. ELEVATIONS WERE DERIVED FROM VERTICAL BENCHMARK 001970U097, WHICH HAS A PUBLISHED ELEVATION OF 64.629 METERS.
- ALL GRADING SHALL BE DONE TO THE SATISFACTION OF THE CITY OF OTTAWA.
- ALL GRADES SHOWN ARE METRIC. BENCHMARK USED ON SITE BY THE OWNER'S SURVEYOR IS GEODETIC. SITE BENCHMARK SHALL BE PROVIDED BY FARLEY SMITH AND DENIS SURVEYING LTD. REFER TO SURVEYOR'S TOPOGRAPHICAL PLAN (FILE NO. 06-24).
- PROPOSED SURFACE GRADE SHALL BE 7% (MAX.) WHERE THE GROUND DROPS OFF STEEPLY. TERRACE THE GROUND AT 3H (MAX.) TO 1V AS NECESSARY TO MEET THE CITY'S GRADING REQUIREMENTS.
- WHERE ROOF EAVESTROUGHS ARE INSTALLED FOR THE NEW BUILDING, ANY ROOF DOWNSPOUTS SHALL BE DIRECTED TO OUTLET DISCHARGE TO THE FRONT YARD ONLY IF POSSIBLE AND NOT TO THE SIDE YARDS OR TO THE REAR YARD.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS TO COMPLETE THE WORKS.
- WHERE FROST COVER FROM UNDERSIDE OF CONCRETE SLAB TO PROPOSED FINISHED GROUND ELEVATION IS LESS THAN 1.5m, IT IS RECOMMENDED THAT INSULATION BE INSTALLED AT THE FOOTING AND FOUNDATION OF THE BUILDING TO PROVIDE SUFFICIENT FROST COVER FOR THE FOUNDATION STRUCTURES. THE INSULATION REQUIREMENTS SHALL BE REVIEWED AND RECOMMENDED BY THE OWNER'S SOILS ENGINEER. EXACT INSULATION REQUIREMENTS SHALL BE CONFIRMED BY THE ARCHITECT AND THE OWNER'S SITE SOILS ENGINEER TO THE CONTRACTOR PRIOR TO INSTALLATION.
- THE CONTRACTOR SHALL CONTACT ALL THE UTILITY COMPANIES REGARDING LOCATION OF THE EXISTING OVERHEAD UTILITY WIRES FOR RELOCATION AND POSSIBLE CONFLICT CLEARANCE PRIOR TO CONSTRUCTION.
- THIS LOT GRADING DESIGN PLAN FOR THE STORAGE BUILDING ADDITION WAS PREPARED FOR THE OWNERS FOR THE SOLE PURPOSE OF ASCERTAINING A BUILDING PERMIT. ALL WORKS CONSTRUCTED BY THE CONTRACTOR SHALL MEET CITY OF OTTAWA'S CURRENT ENGINEERING STANDARDS AND PER CITY'S REQUIREMENTS. THIS GRADING PLAN SHALL NOT BE USED FOR BUILDING CONSTRUCTION LAYOUT PURPOSES. REFER TO THE APPROVED SITE PLAN BY TIM DAVIS DESIGN INC. FOR EXACT DIMENSIONS REGARDING BUILDING LOCATION LAYOUT.
- THE OWNER AND HIS BUILDING DESIGNER SHALL REVIEW THIS PLAN AND THE APPROVED ARCHITECTURAL PLANS PRIOR TO CONSTRUCTION.
- FOR DETAILS OF THE STORAGE BUILDING TOP OF SLAB ELEVATION AND UNDERSIDE OF SLAB ELEVATION, REFER TO A-D ENGINEERING GROUP LTD.'S "TYPICAL FRAME SECTION (SIDE WALLS)" (SHEET NO. S6 REV. 2 DATED JUNE 24, 2024 - PROJ. NO. 240329) RECEIVED ON JUNE 24, 2024.
- THIS LOT SHALL BE REGRADED AS PER THE PROPOSED GRADES SHOWN ON THIS DRAWING TO ACHIEVE POSITIVE DRAINAGE AND IN ACCORDANCE WITH THE CURRENT CITY OF OTTAWA DRAINAGE STANDARDS.
- THE CONTRACTOR SHALL REFER TO THE OWNER'S BUILDING DESIGNER/STRUCTURAL PLANS PREPARED BY TIM DAVIS DESIGN INC. FOR CONCRETE SLAB DETAILS REGARDING PROPOSED BUILDING FOUNDATION, ETC. PRIOR TO CONCRETE POURING.
- THE ROOF TYPE OF THE PROPOSED BUILDING ADDITION IS PITCHED.
- THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES TO PROVIDE FOR PROTECTION OF THE RECEIVING STORM SEWER DURING CONSTRUCTION ACTIVITIES. THESE PRACTICES ARE REQUIRED TO ENSURE NO SEDIMENT AND/OR ASSOCIATED POLLUTANTS ARE RELEASED TO THE RECEIVING WATERCOURSE. THESE PRACTICES INCLUDE INSTALLATION OF SEDIMENT BARRIERS ON ALL CATCH BASIN AND MAINTENANCE HOLES AND A SILT FENCE BARRIER (AS PER OFSD 219.110 AND ASSOCIATED SPECIFICATIONS) ALONG THE PROPERTY LIMITS OF THE PROPOSED DEVELOPMENT AND ALL OTHER AREAS THAT SHEET DRAIN OFF SITE. MAINTENANCE HOLE SEDIMENT BARRIERS TO BE AMOCO 4555 NONWOVEN GEOTEXTILE OR APPROVED EQUIVALENT.
- 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.
- NO EXCESS DRAINAGE DURING AND AFTER CONSTRUCTION WILL BE DIRECTED TOWARDS THE NEIGHBOURS' PROPERTIES.
- THERE WILL BE NO ALTERATION TO THE EXISTING GRADE AND DRAINAGE PATTERN ON THE PROPERTY LINES.
- REGRADE EXISTING GRAVELLED AREA SURROUNDING THE NEW STORAGE BUILDING AND FILL LOW/SUNKEN AREA ADJACENT TO THE NEW BUILDING WITH GRAVEL AS PER PROPOSED GRADES SHOWN. TO ENSURE DRAINAGE IS DIRECTED AWAY FROM THE BUILDING LOCATION.
- FOR THIS APPLICATION, THE OWNER WILL NOT BE PAVING ANY PART OF THIS SITE.



LEGEND

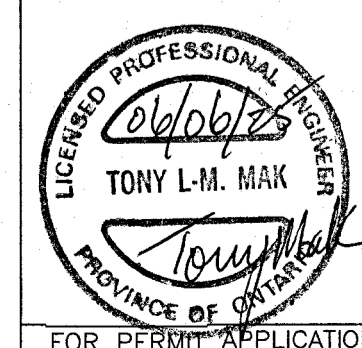
- PROPOSED ELEVATION
- EXISTING ELEVATION
- F.F.
- T.O.F.
- U.S.F.
- EXISTING UTILITY POLE
- EXISTING OVERHEAD WIRES
- PROPOSED GENERAL DIRECTION OF LOT GRADING AND SURFACE FLOW
- PROPOSED RIGID STYROFOAM INSULATION AS PER A-D ENGINEERING'S SECTIONAL DETAILS SHOWN IN DWG. NO. S6 AND S7 AND/OR OWNER'S SOILS ENGINEER'S REQUIREMENTS
- PROPOSED TERRACING 3:1 (MAX.) TO 1 V
- DENOTES PROPOSED STORAGE BUILDING SLAB ELEVATION



APPROVED
By Adam Brown at 1:03 pm, Aug 14, 2025

ADAM BROWN
MANAGER, DEVELOPMENT REVIEW - RURAL
PLANNING, REAL ESTATE & ECONOMIC DEVELOPMENT
DEPARTMENT, CITY OF OTTAWA

7	REVISIONS AS PER CITY'S REVIEW COMMENTS OF JUNE 6, 2025	06/06/25	TLM
6	REVISIONS AS PER OWNER'S BUILDING DESIGNER'S REVISED SITE PLAN OF MAY 20, 2025 AND CITY'S REVIEW COMMENTS OF APRIL 16, 2025	05/27/25	TLM
5	REVISIONS AS PER OWNER'S BUILDING DESIGNER'S COMMENTS OF MARCH 11, 2025	03/12/25	TLM
4	REVISIONS AS PER CITY'S REVIEW COMMENTS OF OCTOBER 9, 2024	10/21/24	TLM
3	REVISIONS AS PER OWNER'S REVIEW COMMENTS OF JUNE 28, 2024	06/28/24	TLM
2	REVISIONS AS PER TYPICAL FRAME SECTION DETAILS PER A-D ENGINEERING GROUP'S DWG. NO. S6 REV. 2 DATED JUNE 24, 2024	06/26/24	TLM
1	REVISIONS AS PER TYPICAL FRAME SECTION DETAILS PER A-D ENGINEERING GROUP'S DWG. NO. S6 REV. 1 DATED	06/21/24	TLM
No.	REVISION	DATE	BY



SCALE	DESIGN
0 2.5 7.5 12.5m	T.L.M.
1:250 HORIZONTAL	CHECKED
VERTICAL	T.L.M.
	DRAWN BY
	P.M.
	CHECKED
	T.L.M.
	APPROVED
	T.L.M.

PROJECT	DRAWING TITLE
15 TRADESMAN ROAD PART OF BLOCK 4 REGISTERED PLAN 50M-136 CITY OF OTTAWA	PROPOSED GRADING PLAN FOR BUILDING ADDITION

PROJECT No.	DATE	DRAWING No.
824-47	MARCH 2024	G-1

T.L. MAK ENGINEERING CONSULTANTS LTD. CONSULTING ENGINEERS	
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