
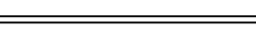
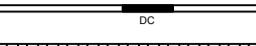


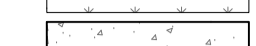
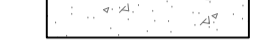
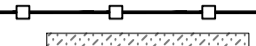

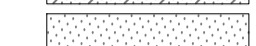
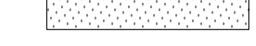
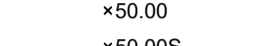
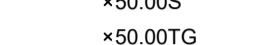
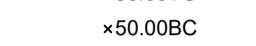

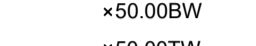
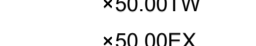

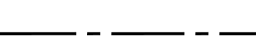




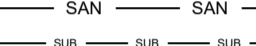
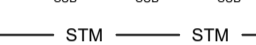





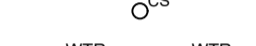






  
**JOHN SEVIGNY C.E.T.**  
**MANAGER (A), DEVELOPMENT REVIEW EAST**  
**PLANNING, DEVELOPMENT & BUILDING SERVICES**  
**DEPARTMENT, CITY OF OTTAWA**

**APPROVED**  
 By sevignyo at 2:44 pm, Apr 09, 2026

**LEGEND:**

-  PROPERTY LINE
-  PROPOSED CURB
-  PROPOSED DEPRESSED CURB
-  PROPOSED TERRACING (3:1 MAX.)
-  PROPOSED 100mm TOPSOIL AND SOD (OR HYDROSEEDING)
-  PROPOSED CONCRETE SIDEWALKS
-  PROPOSED SILTY FENCE AS PER OPSD 219.110
-  PROPOSED HEAVY DUTY ASPHALT
-  PROPOSED LIGHT DUTY ASPHALT
-  PROPOSED ELEVATION
-  PROPOSED SWALE ELEVATION
-  PROPOSED TOP OF GRATE ELEVATION
-  PROPOSED BOTTOM OF CURB ELEVATION
-  PROPOSED TOP OF CURB ELEVATION
-  PROPOSED BOTTOM OF WALL ELEVATION
-  PROPOSED TOP OF WALL ELEVATION
-  MATCH INTO EXISTING ELEVATION
-  EXISTING ELEVATION
-  PROPOSED LIMITS OF RE-GRADING
-  PROPOSED RETAINING WALL
-  PROPOSED OVERLAND MAJOR FLOW ROUTE
-  SAN
-  SAN
-  PROPOSED 250mm PERFORATED SUBDRAIN
-  PROPOSED STORM SEWER
-  PROPOSED OIL/GRIT SEPARATOR OR MANHOLE
-  PROPOSED CATCHBASIN OR CATCHBASIN-MANHOLE
-  PROPOSED REAR YARD CATCHBASIN
-  PROPOSED WATER VALVE
-  PROPOSED CURB STOP
-  PROPOSED WATER SERVICE
-  PROPOSED PIPE INSULATION
-  PROPOSED MAXIMUM HIGH WATER LEVEL
-  STORM CATCHMENT EXTENT
-  CATCHMENT NAME
-  RUNOFF COEFFICIENT
-  AREA IN HECTARES

**USE AND INTERPRETATION OF DRAWINGS**

GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION ARE PART OF THE CONTRACT DOCUMENTS AND DESCRIBE THE USE AND INTENT OF THE DRAWING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION.

BY USE OF THE DRAWINGS FOR CONSTRUCTION OF THE PROJECT, THE OWNER CONFIRMS THAT HE HAS REVIEWED AND APPROVED THE DRAWINGS. THE CONTRACTOR CONFIRMS THAT HE HAS VISITED THE SITE, FAMILIARIZED HIMSELF WITH THE LOCAL CONDITIONS, VERIFIED FIELD DIMENSIONS AND CORRELATED HIS OBSERVATIONS WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.

AS INSTRUMENTS OF SERVICE AND COPIES THEREOF FURNISHED BY THE ENGINEER ARE HIS PROPERTY. THEY ARE TO BE USED ONLY FOR THE PROJECT AND ARE NOT TO BE USED ON ANY OTHER PROJECT, INCLUDING REPEATS OF THE PROJECT. CHANGES TO THE DRAWINGS MAY ONLY BE MADE BY THE ENGINEER.

UNLESS THE REVISION TITLE IS ISSUED FOR CONSTRUCTION, THESE DRAWINGS SHALL BE CONSIDERED PRELIMINARY AND SHALL NOT BE USED AS A CONSTRUCTION DOCUMENT.

THESE DRAWINGS ILLUSTRATE THE WORK TO BE DONE. THE ENGINEER IS NOT RESPONSIBLE FOR THE MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES USED TO DO THE WORK, OR THE SAFETY ASPECTS OF CONSTRUCTION, AND NOTHING ON THESE DRAWINGS EXPRESSED OR IMPLIED CHANGES TO THE CONTRACT DOCUMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF LRL AND THAT FURTHER REQUIRES THE CONTRACTOR TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION.

IN THE EVENT THE CLIENT, THE CLIENT'S CONTRACTORS OR SUBCONTRACTORS, OR ANYONE FOR WHOM THE CLIENT IS LEGALLY LIABLE MAKES OR PERMITS TO BE MADE ANY CHANGES TO ANY REPORTS, PLANS, SPECIFICATIONS OR OTHER CONSTRUCTION DOCUMENTS PREPARED BY LRL ASSOCIATES LTD. (LRL) WITHOUT OBTAINING LRL'S PRIOR WRITTEN CONSENT, THE CLIENT SHALL ASSUME FULL RESPONSIBILITY FOR THE RESULTS OF SUCH CHANGES. THEREFORE THE CLIENT AGREES TO WAIVE ANY CLAIM AGAINST LRL AND TO RELEASE LRL FROM ANY LIABILITY ARISING DIRECTLY OR INDIRECTLY FROM SUCH UNAUTHORIZED CHANGES.

IN ADDITION, THE CLIENT AGREES TO THE FULLEST EXTENT PERMITTED BY LAW, TO INDEMNIFY AND HOLD HARMLESS LRL FROM ANY DAMAGES, LIABILITIES OR COSTS, INCLUDING REASONABLE ATTORNEY'S FEES AND COSTS OF DEFENSE, ARISING FROM SUCH CHANGES.

EXISTING SERVICES AND UTILITIES SHOWN ON THESE DRAWINGS ARE TAKEN FROM THE BEST AVAILABLE RECORDS, BUT MAY NOT BE COMPLETE OR TO DATE. CONTRACTOR SHALL VERIFY FOR LOCATION AND ELEVATION OF PIPES AND CHECK WITH THE UTILITY COMPANIES BEFORE DIGGING OR PERFORMING WORK.

CONTRACTOR IS ADVISED TO COLLECT INFORMATION ON SOIL CONDITIONS BEFORE START OF CONSTRUCTION.

THE ENGINEER WAIVES ANY AND ALL RESPONSIBILITY AND LIABILITY FOR PROBLEMS WHICH ARISE FROM FAILURE TO FOLLOW THESE PLANS, SPECIFICATIONS AND THE CONTRACT DOCUMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF LRL AND THAT FURTHER REQUIRES THE CONTRACTOR TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION.


CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES BEFORE WORK COMMENCES. DO NOT SCALE DRAWINGS.

No.	REVISIONS	BY	DATE
05	RE-ISSUED FOR APPROVAL	S.V.	30 JAN 2026
04	RE-ISSUED FOR APPROVAL	S.V.	28 NOV 2025
03	RE-ISSUED FOR APPROVAL	S.V.	26 JUN 2025
02	RE-ISSUED FOR APPROVAL	S.V.	26 FEB 2025
01	ISSUED FOR APPROVAL	S.V.	18 DEC 2024

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01	ISSUED FOR APPROVAL	S.V.	18 DEC 2024



NOT AUTHENTIC UNLESS SIGNED AND DATED



**LRL**  
 ENGINEERING | INGENIERIE  
 5430 Canotek Road | Ottawa, ON, K1J 9G2  
 www.lrl.ca | (613) 842-3434

CLIENT: **PATRICE HOULE HOLDING INC.**

DESIGNED BY: S.V.    DRAWN BY: S.V.    APPROVED BY: V.J.

PROJECT: **524 LACOLLE WAY, OTTAWA, ON**

DRAWING TITLE: **GRADING AND DRAINAGE PLAN**

PROJECT NO.: 240203

DATE: SEPTEMBER 2024

C301

**SITE BENCHMARK**  
 Fire Hydrant  
 Top of Spindle  
 ELEVATION=57.75

Bearings are grid, derived from Can-Net Real Time Network GPS observations, MTM Zone 9 (76°30' West Longitude) NAD83 (Original).

**ELEVATION NOTES**

- Elevations shown are geodetic and referred to the CGVD28 geodetic datum.
- 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.

**UTILITY NOTES**

- This drawing cannot be accepted as acknowledging all of the utilities and it will be the responsibility of the user to contact the respective utility authorities for confirmation.
- Only visible surface utilities were located.
- A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc.

- NOTES - GENERAL**
- ALL ELEVATIONS ARE GEODETIC AND UTILIZE METRIC UNITS.
  - JOB BENCH MARK - CONFIRM WITH LRL PRIOR TO UTILIZATION.
  - ALL EDGES OF DISTURBED PAVEMENT SHALL BE SAW CUT TO FORM A CLEAN CUT LINE PRIOR TO PLACING NEW PAVEMENT. PAVEMENT REINSTATEMENT SHALL BE WITH STEP JOINTS OF 500mm WIDTH MINIMUM.
  - CURBS TO BE BARRIER, CONSTRUCTED AS PER OPSD 600.110.
  - ALL SIDEWALK CONSTRUCTION TO BE AS PER OPSD 310.010 & OPSD 310.050.
  - ALL MATERIAL SUPPLIED AND PLACED FOR PARKING LOT AND ACCESS ROAD CONSTRUCTION SHALL BE TO OPSD STANDARDS AND SPECIFICATIONS UNLESS OTHERWISE NOTED. CONSTRUCTION TO OPSD 206, 310 & 314. MATERIALS TO OPSD 1001, 1003 & 1010.
  - OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION SUCH AS BUT NOT LIMITED TO ROAD CUT PERMITS, SEWER PERMITS, WATER PERMIT, ETC. THE APPROVAL OF THIS PLAN DOES NOT EXEMPT THE CONTRACTOR FROM THE REQUIREMENTS TO OBTAIN THE VARIOUS PERMITS/APPROVALS REQUIRED TO COMPLETE THE CONSTRUCTION PROJECT.
  - FILTER FABRIC TO BE INSTALLED AND MAINTAINED BETWEEN THE FRAME AND COVER OF ALL CATCHBASINS AND CATCHBASIN MANHOLES DURING THE CONSTRUCTION PERIOD TO MINIMIZE SEDIMENTS ENTERING THE STORM SEWER SYSTEM. ALL GRASSED AREAS MUST BE COMPLETED PRIOR TO THE REMOVAL OF THE FILTER FABRIC IN THE CATCH BASINS.
  - REMOVE FROM SITE ALL EXCESS EXCAVATED MATERIAL UNLESS OTHERWISE DIRECTED FROM THE ENGINEER. EXCAVATE AND REMOVE ALL ORGANIC MATERIAL AND DEBRIS, IF ANY, LOCATED WITHIN THE PROPOSED BUILDING, PARKING AND ROADWAY LOCATIONS.
  - EXISTING ASPHALT ROADWAY TO BE SAWCUT AND MILLED WHERE ENTRANCE DRIVEWAYS ARE PROPOSED.

**PAVEMENT STRUCTURE**

COURSE	MATERIAL	THICKNESS (mm)	
		AUTOMOBILE PARKING	TRUCK ROUTE (HEAVY TRAFFIC)
SURFACE	HL.3 A/C (PG 58-28)	50	40
BINDER	HL.8 A/C (PG 58-28)	-	40
BASECOURSE	GRANULAR "A"	100	150
SUBBASE	GRANULAR "B" TYPE II	300	300

**NOTE:**  
 IN PREPARATION FOR PAVEMENT CONSTRUCTION AT THIS SITE, ANY SURFICIAL OR NEAR SURFACE/SUBGRADE LEVEL, TOPSOIL AND ANY SOFT, WET OR DELICIOUS MATERIALS SHOULD BE REMOVED FROM THE PROPOSED PAVED AREAS. THE EXPOSED SUBGRADE SHOULD BE INSPECTED AND APPROVED BY GEOTECHNICAL PERSONNEL AND ANY SOFT AREAS EVIDENT SHOULD BE SUBGRAVATED AND REPLACED WITH SUITABLE EARTH BORROW APPROVED BY THE GEOTECHNICAL ENGINEER. THE SUBGRADE SHOULD BE SHAPED AND CROWNED TO PROMOTE DRAINAGE OF THE SITE OFF. FOLLOWING APPROVAL OF THE PREPARATION OF THE SUBGRADE, THE PAVEMENT GRANULARS MAY BE PLACED.