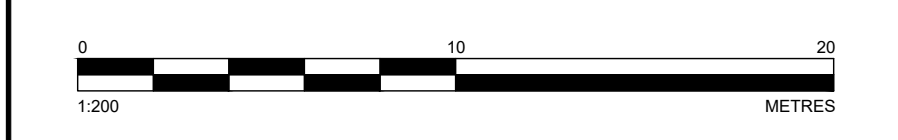


KEY PLAN
NOT TO SCALE



LEGEND

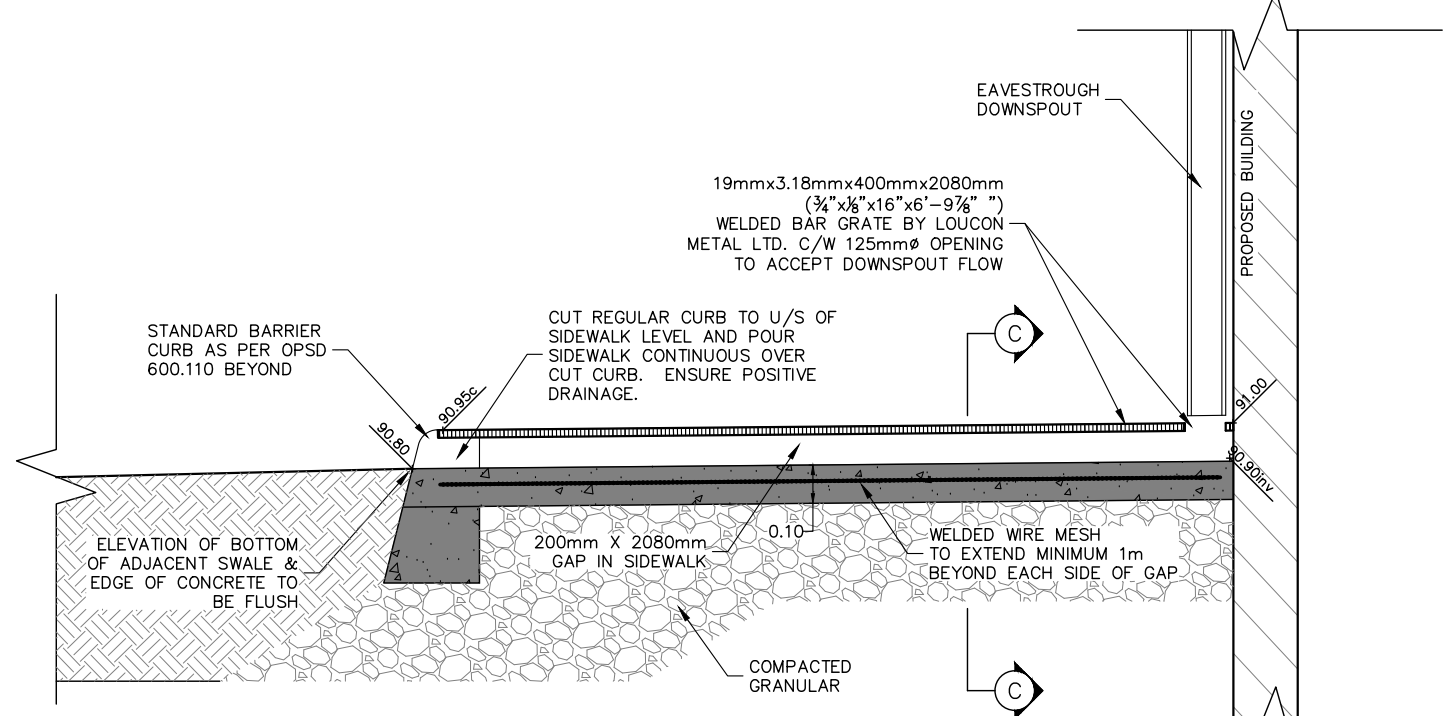
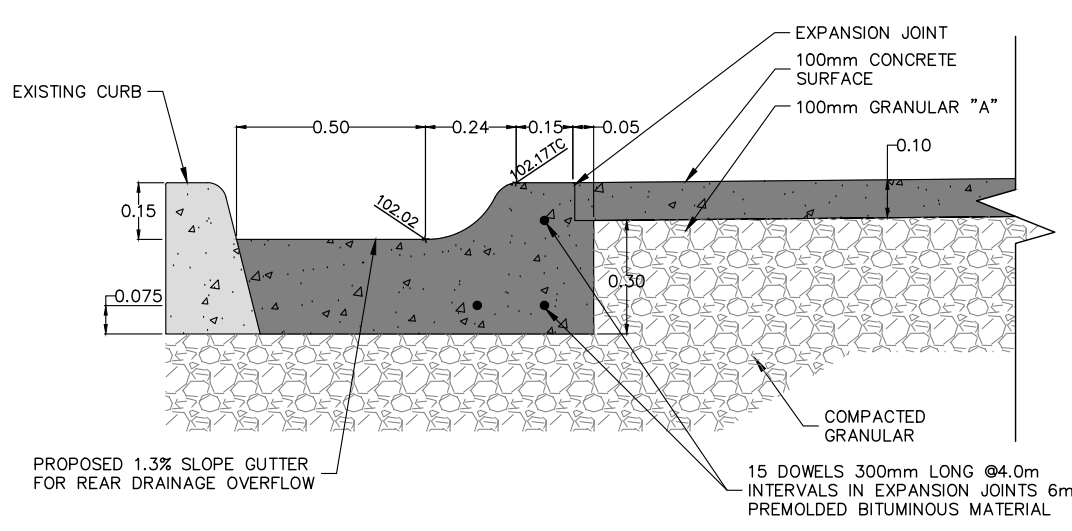
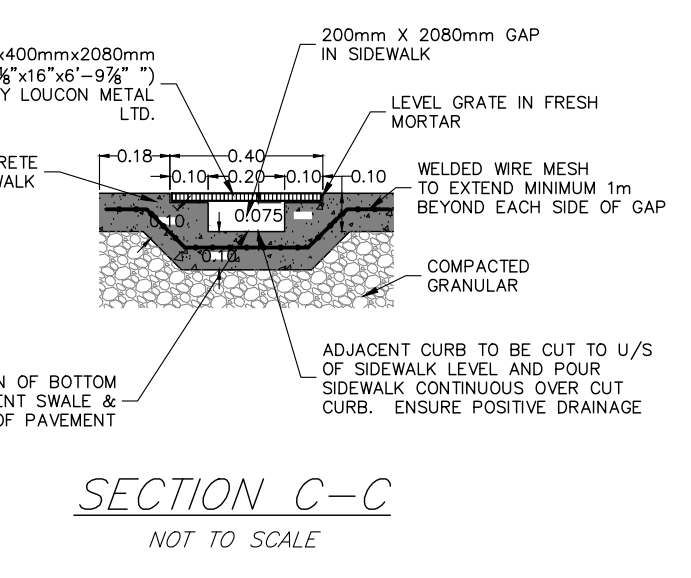
- PROPERTY BOUNDARY
- ZONING SETBACK
- PROPOSED TOP OF GRATE ELEVATION
- PROPOSED TOP OF CURB ELEVATION
- PROPOSED SWALE ELEVATION
- PROPOSED EDGE OF PAVEMENT ELEVATION
- PROPOSED DRAINAGE SLOPE & ARROW
- PROPOSED TOP OF SLOPE
- PROPOSED BOTTOM OF SLOPE
- PROPOSED CENTERLINE OF FLOW
- PR-CB PROPOSED CATCHBASIN
- PR-MH PROPOSED MAINTENANCE HOLE
- PR-RYCB PROPOSED REAR YARD CATCHBASIN
- EXISTING ELEVATION
- EXISTING BOTTOM OF SLOPE
- EXISTING CENTERLINE OF FLOW
- EXISTING TOP OF SLOPE
- EXISTING STORM SEWER
- EXISTING SANITARY SEWER
- EXISTING WATERMAIN
- EXISTING FENCE LINE
- EXISTING EDGE OF TREEBUSH
- EXISTING STORM MANHOLE
- EXISTING SANITARY MANHOLE
- EXISTING CATCHBASIN
- EXISTING CATCHBASIN INLET
- EXISTING WATER VALVE
- EXISTING HYDRANT
- EXISTING ROOF DRAIN
- EXISTING LIGHT POST
- TEMPORARY BENCHMARK
- DEPRESSED CURB

NO EXCESS DRAINAGE WILL BE DIRECTED TOWARDS THE NEIGHBOURING PROPERTIES DURING AND AFTER CONSTRUCTION

THERE IS TO BE NO ALTERATION OF EXISTING GRADE AND DRAINAGE PATTERNS ON THE PROPERTY LINES

* THIS GRADING PLAN IS NOT A SITE PLAN. BUILDING LOCATION AS PER SITE PLAN.

* CLIENT IS RESPONSIBLE TO ENSURE BUILDING LOCATION MEETS MUNICIPAL ZONING BY-LAWS



GRADING PLAN
SCALE = 1:200

SECTION A-A
NOT TO SCALE

SECTION B-B
DOWNSPOUT SURFACE OUTLET AT SIDEWALK
NOT TO SCALE

NOTES:

- ALL DIMENSIONS ARE IN METRES, UNLESS OTHERWISE SPECIFIED. ALL ELEVATIONS ARE IN METRES.
- THIS IS NOT A LEGAL SURVEY.
- EXISTING SERVICES INFORMATION SHOWN ARE BASED ON BEST CURRENT INFORMATION. CONTRACTOR TO VERIFY EXACT LOCATION AND REPORT ANY DISCREPANCIES TO KOLLAARD ASSOCIATES INC.
- CLIENT IS RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS.
- CONTRACTOR TO VERIFY THAT APPROPRIATE PERMITS HAVE BEEN ACQUIRED PRIOR TO ANY CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR LOCATION AND PROTECTION OF UTILITIES.
- ALL DIMENSIONS TO BE VERIFIED ON SITE BY CONTRACTOR PRIOR TO CONSTRUCTION.
- THIS DRAWING IS NOT FOR CONSTRUCTION UNTIL ALL APPROVALS HAVE BEEN GRANTED.

- INSPECTION OF ROUGH GRADE BY KOLLAARD ASSOCIATES INC. AND MUNICIPALITY MUST BE CONDUCTED PRIOR TO PLACEMENT OF TOPSOIL OR SOIL.
- HYDRO SERVICE TO BE INSTALLED ACCORDING TO THE SPECIFICATIONS OF SERVICE PROVIDER AND THE MECHANICAL ENGINEER.
- ALL MATERIALS AND CONSTRUCTION TO BE IN ACCORDANCE WITH MUNICIPAL STANDARDS AND ONTARIO PROVINCIAL STANDARDS AND SPECIFICATIONS.
- ANY CHANGES MADE TO THIS PLAN MUST BE VERIFIED AND APPROVED BY KOLLAARD ASSOCIATES, INC.
- THIS DRAWING IS PART OF KOLLAARD ASSOCIATES DESIGN REPORT #250848.

#	COMMENT	2025-XXXX	XX
No.	REVISION	DATE	BY

CONSULTANTS

Kollaard Associates
Engineers

BOX 189
210 PRESCOTT STREET
KEMPTVILLE, ONTARIO
K0G 1A0
FACSIMILE (613) 258-0475

(613) 860-0923

DESIGN: AVB
DRAWN: BM
CHECKED: AVB
APPROVED: AVB

STAMP: LICENSED PROFESSIONAL ENGINEER
MAY 14, 2026
A.L.VAN BRUGGEN
100518079
PROVINCE OF ONTARIO

CLIENT NAME	PROJECT NAME	PROJECT LOCATION	DRAWING
1763295 ONTARIO INC.	PROPOSED COMMERCIAL DEVELOPMENT	41 EDGEWATER STREET, KANATA ON	GRADING PLAN

PROJECT No.	DATE	SCALE	DRAWING No.
250848	2026.03.19	AS_NOTED	4 OF 6

LEGAL INFORMATION:
PLAN OF SURVEY OF PART OF LOT 39 CONCESSION 12 GEOGRAPHIC TOWNSHIP OF GOULBOURN NOW IN THE CITY OF OTTAWA
Surveyed by Anna, O'Sullivan, Vollebek Ltd.

TOPOGRAPHIC INFORMATION:
TOPOGRAPHIC SURVEY FILE #250848
DATE: 2025-10-15
Surveyed by Kollaard Associates Inc.

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