Butternut per EIS

Storage Shop - Maintenance Garage (E)

Storage Dome (J)

Frame Shed (G)

Portable Office (H)

Grain Storage (D)

Salt Dome (C)

Salt Dome (B)

Salt Dome (A)

Covered Storage Area

Septic Bed

Fire Tanks / Water Storage

Antenna Tower — Precast Utility Building

NewSeptic Tank

PROPANE TANK ON CONCRETE PAD WITH BOLLARD PROTECTION

WATER CONNECTION w/ CONCRETE BLOCK PROTECTION

WASTE STORAGE - MOVED OUTSIDE ON PICK UP DAY

7 Parking Stalls

1 Type A Accessible Parking Stall

3 Bicycle Parking

8 Parking Stalls

Existing Precast Curbs

Loading

WOOD DECK

EXIST SHED

EXIST STEEL GARAGE

COVERED STORAGE AREA

GATE

SITE ACCESS

SIGN

BOULDERS

V-Notch Rock Check Dams Refer to Civil

Minimum 6.0m Wide Fire Route

Out off Swale Refer to Civil

Stormceptor Refer to Civil

Silt Fence - Refer to Civil

Storm Ponding Refer to Civil

Topsoil/Seed Refer to Civil

Berm Refer to Civil

EXISTING EARTH BERM

SWM Regulation Limit 153.0m

CB Outlet

HEDGE ROW

WOODED AREA

EXISTING WOODED AREA

EXISTING POND

TRAIL

BANK STREET

ROADWAY CENTRELINE

ROADWAY EDGE OF PAVEMENT

Northeast Lot 29 Conc 4

EXISTING TO REMAIN

GRAVEL

ASPHALT

ASPHALT WALK

GRAVEL WALK

STORAGE AREA

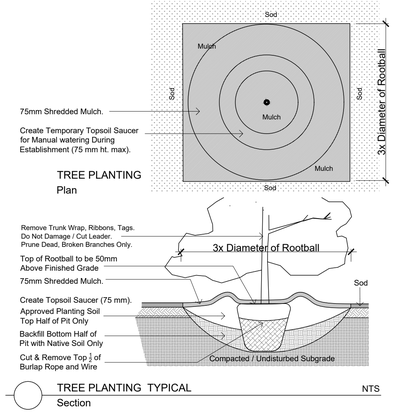
SNOW STORAGE AREA

STM

SAN

TREES 5360 BANK STREET				
CODE	#	BOTANICAL NAME	COMMON NAME	NATIVE
AR	5	Acer rubrum	Red Maple	YES
AS	1	Acer saccharum	Sugar Maple	YES
CO	1	Celtis occidentalis	Common Hackberry	YES
GD	1	Gymnocladus Dioicus	Kentucky Coffee Tree	YES
QM	1	Quercus macrocarpa	Bur Oak	YES
QR	1	Quercus rubra	Red Oak	YES
TOTALS	10			
AB	1	Abies balsamea	Balsam Fir	YES

BELOW GRADE SERVICES
REFER TO CIVIL/CUP.
- U/G Water Service
- U/G Storm Service
- U/G Sanitary Service
- U/G Gas Service
- U/G TelCo Service
- U/G Hydro Service
- O/H Hydro Service



Legend

- GRAVEL SURFACE
- ASPHALT PAVING SURFACE
- UNIT PAVER SURFACE
- GRASS
- WOODED AREA
- EXISTING TREES
- DIRECTION OF SURFACE DRAINAGE
- TOP OF SLOPE
- BOTTOM OF SLOPE
- PROPERTY LINE
- FENCE - POST & WIRE
- FENCE - CHAINLINK
- EXIST CATCH BASIN
- EXIST HYDRO POLE
- EXIST OVERHEAD HYDRO WIRE
- BELL / CABLE PEDESTALS
- FIRE HYDRANT

SURVEY

TOPOGRAPHIC PLAN OF SURVEY OF
PART OF LOT 29
CONCESSION 4 (RIDEAU FRONT)
Geographic Township of Gloucester
CITY OF OTTAWA
Surveyed by Annis, O'Sullivan, Vollebekk Ltd.

PLANNING

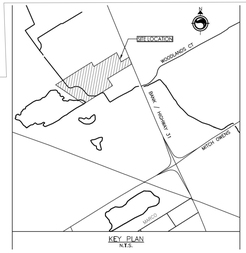
Q9
613-850-8345
Q9 Planning & Design

CIVIL

Stantec
Stantec Consulting Ltd.
400 - 1331 Clyde Avenue
Ottawa ON
Tel. 613.722.4420
www.stantec.com

ENVIRONMENTAL

GEMTEC
Consulting Engineers and Scientists



- Existing Tree to Remain
- Large Native Tree
- 150mm Topsoil / Native Riparian Seed Mix
- Existing Native Turf to Remain - Reinstate Disturbed Areas

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#	Revision	Date
5	PER MUNICIPAL COMMENTS	2026 10 15
4	PER MUNICIPAL COMMENTS	2026 07 28
2	PER MUNICIPAL COMMENTS	2026 06 08
2	PER MUNICIPAL COMMENTS	2026 01 12
1	MUNICIPAL REVIEW	2025 03 10
0	REVIEW/COORDINATION	2024 09 18

PROPERTY OWNER
PERCY PYPER (1997) LTD.

GJA INC.
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110 DIDSBURY ROAD UNIT # 9 | OTTAWA ONTARIO | K2T 0C2

LIGHT INDUSTRIAL DEVELOPMENT

5360 BANK STREET

Landscape Plan

L1

Scale: 1:600

D07-12-25-0072 PLAN NUMBER 19295