

 PROPERTY LINE

GENERAL NOTES

1. ALL WORKS AND MATERIALS SHALL CONFORM TO THE LATEST EDITION OF THE STANDARDS AND SPECIFICATIONS FOR THE CITY OF OTTAWA, INTERIOR PROVISIONS DRAWINGS (IPD) AND SPECIFICATIONS (SPSS), WHERE APPLICABLE, LOCAL UTILITY STANDARDS AND MINISTRY OF TRANSPORTATION STANDARD SPECIFICATIONS (SPSS), WHERE APPLICABLE.
2. THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING UTILITIES WITHIN THE SITE AND ADJACENT WORK AREAS, THE LOCATION OF EXISTING AND PROPOSED UTILITY LOCATIONS, AND THE LOCATION OF EXISTING AND PROPOSED UTILITY LOCATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION.
3. ALL DIMENSIONS SHALL BE CHECKED AND VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION, AND ALL DIMENSIONS SHALL BE CORRECTED IMMEDIATELY TO THE EXTENT OF THE CONTRACTOR'S DISCREPANCY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION.
4. ANY AREAS BEYOND THE LIMIT OF THE SITE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION.
6. RELOCATION OF EXISTING SERVICES AND/OR UTILITIES SHALL BE AS SHOWN ON THE DRAWINGS OR DIRECTED BY THE ENGINEER AT THE EXPENSE OF THE DEVELOPER.
7. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS. THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE "CONTRACTOR" AS DEFINED IN THE ACT.
8. THE CONSTRUCTION NOISE MUST CONFORM TO THE MINISTRY OF TRANSPORTATION OF ONTARIO MANUAL OF UNIFORM TRAFFIC CONTROL.
9. THE CONTRACTOR IS ADVISED THAT WORKS BY OTHERS MAY BE ONGOING DURING THE PERIOD OF THIS CONTRACT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION.
10. ALL DIMENSIONS ARE IN METRES UNLESS SPECIFIED OTHERWISE.
11. THERE WILL BE NO SUBSTITUTION OF MATERIALS UNLESS PRIOR WRITTEN APPROVAL IS RECEIVED FROM THE ENGINEER.
12. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS. THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE "CONTRACTOR" AS DEFINED IN THE ACT.
13. ALL CONSTRUCTION SHALL BE CARRIED OUT IN ACCORDANCE WITH THE CITY SERVING AND STORMWATER MANAGEMENT REPORT.
14. ALL SEWERS CONSTRUCTED WITH GRADES LESS THAN 1.0% SHALL BE INSTALLED USING LASER ALIGNMENT AND CHECKED WITH LEVEL.
15. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED AND TO BEAR THE COST OF THE SAME.
16. THE CONTRACTOR WILL BE RESPONSIBLE FOR ADDITIONAL BIDDING, OR ADDITIONAL STRENGTH PIPE IF THE MAXIMUM TRENCH WIDTH AT ANY POINT EXCEEDS THE MAXIMUM TRENCH WIDTH SPECIFIED IN THE BIDDING DOCUMENTS.
17. ALL PIPE / CURBLY SECTION SIZES REFER TO INSIDE DIMENSIONS.
18. SHOULD BURIED ARCHAEOLOGICAL REMAINS BE FOUND ON THE PROPERTY DURING CONSTRUCTION ACTIVITIES, THE HERITAGE ACT OF ONTARIO SHALL APPLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION.
19. ALL NECESSARY CLEARING AND GRUBBING SHALL BE COMPLETED BY THE CONTRACTOR. REVIEW WITH CONTRACT ADMINISTRATOR AND ENGINEER PRIOR TO CONSTRUCTION.
20. DRAWINGS SHALL BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SITE PLAN.
21. THE CONTRACTOR SHALL PROVIDE THE PROJECT ENGINEER ONE SET OF AS CONSTRUCTED SITE SERVING AND STORMWATER MANAGEMENT REPORT.
22. BEYOND THE LIMIT OF THE SITE DISTURBED DURING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DAMAGED DURING CONSTRUCTION.

NOT FOR CONSTRUCTION

TOPOGRAPHIC INFORMATION

TOPOGRAPHIC INFORMATION PROVIDED BY STANTEC GEOMATICS LTD
PROJ. NO. 161612703-111
DATED

SITE PLAN INFORMATION

SITE PLAN PROVIDED BY LEON LUBELSKI ARCHITECT
PROJ. NO.
DATED JULY 20, 2012

GEOTECHNICAL STUDY

GEOTECHNICAL RECOMMENDATIONS PROVIDED BY
 PROJ. NO.
 DATED

SITE SERVICING AND STORMWATER MANAGEMENT STUDY

SERVICING AND STORMWATER MANAGEMENT RECOMMENDATIONS PROVIDED BY DSE
 PROJ. NO. 12-625
 DATED NOVEMBER 2012

BENCH MARK

BOTTOM BRICK LOCATED AT SOUTH EAST CORNER OF EXISTING ZELLERS BUILDING
ELEV=69.79

[illegible]

1	B.N.C.	12.11.30	ISSUED FOR MUNICIPAL REVIEW
No.	BY	YY.MM.DD	DESCRIPTION

PROJECT No. 12-625

EXISTING CONDITIONS PLAN

1021 ST. LAURENT

© DSEL

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DRAWN BY:	B.N.C.	CHECKED BY:	S.J.P.	DRAWING NO.	SHEET NO.
DESIGNED BY:	A.D.F.	CHECKED BY:	S.J.P.	EX-1	1 of 4
SCALE:	1: 500	DATE:	OCTOBER 2012		