

GENERAL LEGEND

	POTENTIAL WELL LOCATION
	NO-DEVELOPMENT AREA
	FENCELINE
	PROPERTY LINES
	PROPERTY SETBACKS
	EDGE OF ROAD
	POTENTIAL DWELLING LOCATION
	POTENTIAL SEPTIC BED LOCATION
	DIRECTION OF FLOW
	TOP OF TERRACING

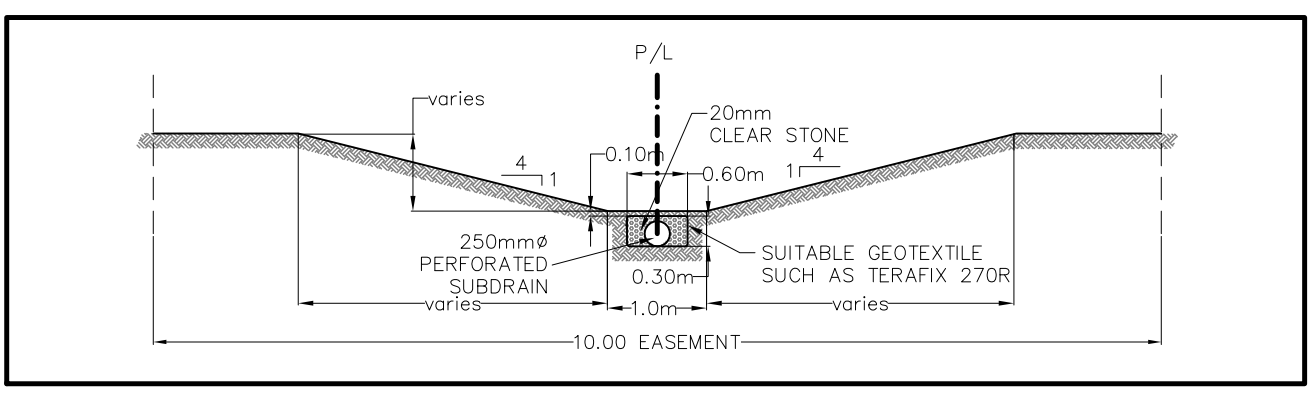
LEGEND - EROSION & SEDIMENT

	PROPERTY LINES
	TOP OF TERRACING
	EDGE OF ROAD
	LIGHT DUTY SILT FENCE AS PER OPSD 219.110
	STRAWBALE FLOW BARRIER AS PER OPSD 219.180

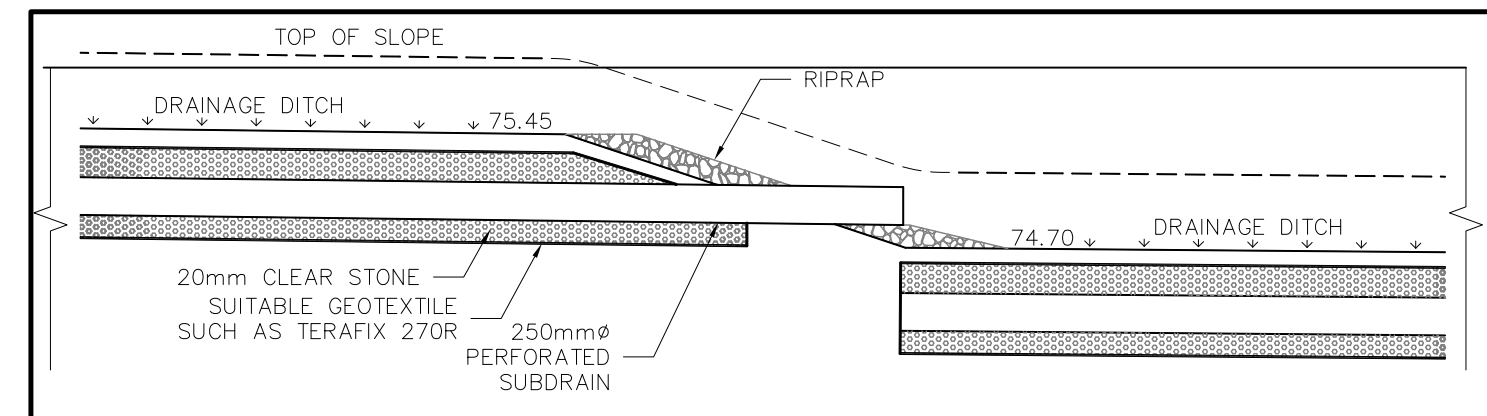
LEGEND - FILL PLACEMENT

	MVCA FLOODLINE
	MVCA REGULATION LIMIT
	PROPOSED GRADE ELEVATION
	AREA OF PROPOSED FILL

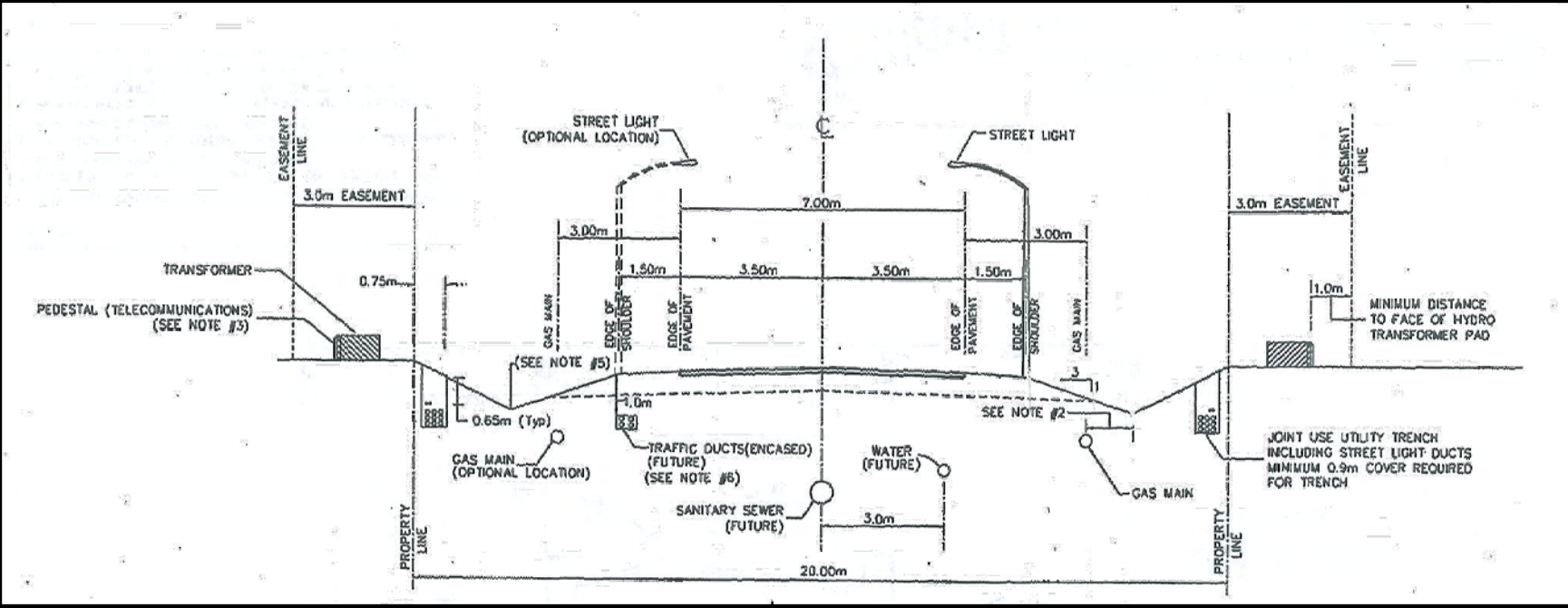
PRELIMINARY GRADING PLAN FOR FILL PLACEMENT
SCALE = 1:750



"A-A" PROPOSED DRAINAGE DITCH SECTION
NOT TO SCALE



"B-B" PROPOSED DRAINAGE DITCH PROFILE
NOT TO SCALE



"F-F" PROPOSED ROAD SECTION
NOT TO SCALE

- GRADING & DRAINAGE NOTES**
- Finished grade to slope away from proposed and existing buildings at a minimum of 2% grade for the first 5.0 metres from building. Grade elevations are as indicated.
 - All roadside ditches, swales and exposed drainage channels to be treated with 75mm of topsoil and seeded/mulched or hydroseeded as soon as possible. (Unless noted otherwise)
 - All materials and construction methods to be in accordance with the City of Ottawa.
 - All disturbed areas to be reinstated to the satisfaction of the engineer and the City of Ottawa.
 - The owner (and/or Contractor) agrees to prepare and implement an erosion and sediment control plan at least equal to the stated minimum requirements and to the satisfaction of the City of Ottawa and the Mississippi Conservation, appropriate to the site conditions, prior to undertaking any site alterations (filling, grading, removal of vegetation, etc.) and during all phases of site preparation and construction in accordance with the current Best Management Practices for Erosion and Sediment Control such as but not limited to installing a light duty silt fence barrier as shown of Kollaard Associates Inc. dwg. No. 070415-3 (Erosion & Sediment Control Plan).
 - Match existing elevations at all exterior property lines. Ensure positive drainage whether indicated or not.
 - All lots to be graded to allow positive drainage away from tile beds and dwellings consistent with the drainage patterns outlined on this plan. All isolated low areas are to be eliminated.
 - Undersides of footing and terrace elevations have been set for grading drainage purposes only. Builders should consult the geotechnical report for the subdivision prior to construction. Builders should obtain a subsurface inspection report from qualified engineer prior to concrete placement.
 - Driveway entrance culverts to will consist of non-perforated 12.00 METRE - 600mm O Corrugated Steel Pipe.
 - Roadway subgrade shall be inspected by a licensed Geotechnical engineer prior to the placement of granulars.
 - All drainage easements, road side ditches, and property line swales with slopes one percent (1%) or less require a subdrain (see typical detail).
 - Subdrain cover material to consist of a sand/peat mixture capable of supporting vegetative growth.

NOTE:

- All dimensions are in metres.
- All elevations are in metres and are based on a geodetic benchmark. TBM = Bell kiosk located south/west side of Dunrobin Road, across from proposed lot #2, elevation = 79.82 m (geodetic)
- This drawing does not represent a legal survey.
- Finished grade to slope away from proposed building at a minimum of 2%. Grade elevations are as indicated.
- All dimensions to be verified on site by contractor prior to construction.
- All materials and construction methods to be in accordance with City of Ottawa Standards and Ontario Provincial Standards and Specifications.
- All disturbed areas to be reinstated to the satisfaction of the engineer and the City of Ottawa.
- The owner (and/or Contractor) agrees to prepare and implement an erosion and sediment control plan at least equal to the stated minimum requirements and to the satisfaction of the City of Ottawa, appropriate to the site conditions, prior to undertaking any site alterations (filling, grading, removal of vegetation, etc.) and during all phases of site preparation and construction in accordance with the current Best Management Practices for Erosion and Sediment Control.
- Any changes made to this plan must be verified and approved by Kollaard Associates Inc.

No.	REVISION	DATE	BY

Kollaard Associates Engineers

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DESIGN	KL/SD/WK
CHECKED	SD
DRAWN	PV/RR/ML
CHECKED	SD
APPROVED	SD

SCALE
1:750

PROJECT LOCATION
2050 DUNROBIN ROAD, CITY OF OTTAWA, ONTARIO

CLIENT NAME
ZBIGNIEW HAUDEROWCZ

PROJECT NAME
PROPOSED RESIDENTIAL SUBDIVISION

DRAWING
PRELIMINARY GRADING PLAN FOR FILL PLACEMENT

PROJECT No.
200977

DRAWING No.
200977-GRF

DATE
MARCH 09, 2021

SHEET SET