

1.	REVISED PER CITY COMMENTS	APR 01/25	I JIVI			0/ 10
6.	UPDATED UNIT ELEVATIONS	MAR 25/25	TJM	1.250	CHECKED	
5.	REVISED PER CITY COMMENTS	DEC 20/24	TJM	1:250	DRAWN	TJM
4.	REVISED PER CITY COMMENTS	NOV 29/24	TJM		DRAWIN	C A M
3.	RE-ISSUED FOR SITE PLAN APPROVAL	OCT 17/24	TJM	4.050	CHECKED	SAM
2.	ISSUED FOR SITE PLAN APPROVAL	AUG 14/24	TJM	1:250 0 2 4 6 8 10		ТЈМ
1.	ISSUED FOR DISCUSSION	APR 26/24	TJM		APPROVED	
No.	REVISION	DATE	BY			TJM

NORTH	SPRINGHURST AN SPRINGHURST AN OBLATS AN OBLATS AN SITE SITE MEY PLAN-HA NT.S.	TEL ST	RIDEAU RIVER REFERENCED TO LOCAL GEODETIC DATUM CITY OF OTTAWA MON 3640 ELY: 66.702m TABLET IN STONE FOUNDATION WALL AT ST. PAUL UNIVERSITY SITUATED 2.84m WEST OF MOST WESTERLY OF TWO BASEMENT WINDOWS AND 0.127m ABOVE GROUND					
SOURCE REFERENCE: PLAN OF SUBDIVISION OF PART OF LOT "H" CONCESSION "D" (RIDEAU FRONT), PREPARED BY ANNIS, O-SULLIVAN, VOLLEBEKK LTD. ON DECEMBER 15, 2017. (PLAN 4M-1596) TOPOGRAPHIC INFORMATION: HORIZONTAL DATUM: NAD 83 (ORIGINAL), MTM - ZONE 9 VERTICAL DATUM: CGVD28:78 1. DRAFT PLAN OF SUBDIVISION OF PART OF LOT "H" CONCESSION "D" (RIDEAU FRONT), PREPARED BY ANNIS, O-SULLIVAN, VOLLEBEKK LTD (2015) 2. NOVATECH TOPOGRAPHIC SURVEY, APRIL 2024								
× <u>97.00</u> <i>96.50</i>	PROPOSED ELEVATION EXISTING GROUND ELEVATION		EXISTING SANITARY MAINTENANCE HOLE					
×97.00 ×96.50	PROPOSED ELEVATION PROPOSED ELEVATION (SUBDIVISION)	\bigcirc	EXISTING STORM MAINTENANCE HOLE					
96.00	EXISTING CONTOUR AND ELEVATION		EXISTING CATCHBASIN					
	TERRACE TO EXISTING (3:1 MAX)	\otimes	EXISTING VALVE & VALVE BOX LOCATION					
	PROPOSED GRADING TIE-IN LIMITS	-¢	EXISTING HYDRANT					
	PROPOSED SANITARY MAINTENANCE HOLE	DC	EXISTING DEPRESSED CURB					
	PROPOSED STORM MAINTENANCE HOLE	$\otimes \longrightarrow$	EXISTING STREET LIGHT					
СВ	PROPOSED CATCHBASIN		LEAN CONCRETE REQUIRED UNDER FOOTING					
SP Ø	PROPOSED STAND POST LOCATION		TO 3.5m BELOW FINISHED GRADE (FOOTING WITHIN 4.5m OF PROPOSED TREE)					
DC	DEPRESSED CURB		OVERDEPTH FOOTING/LEAN CONCRETE REQUIRED UNDER FOOTING TO 2.1m BELOW FINISHED GRADE (FOOTING WITHIN 4.5m-7.5m OF PROPOSED TREE)					
T6-12 FF=65.75 TF=65.75 USF=63.41	UNIT ID FINISHED FLOOR ELEVATION TOP OF FOUNDATION ELEVATION UNDERSIDE OF FOOTING ELEVATION							
SF=65.35	SUNKEN FLOOR ELEVATION		SITE BOUNDARY					
RADING AND PAVEMENT NOTES:								

1. ALL TOPSOIL, ORGANIC OR DELETERIOUS MATERIAL MUST BE ENTIRELY REMOVED FROM BENEATH THE PROPOSED HARD SURFACE (ie. PAVEMENT, CURB, SIDEWALK, ETC.) AREAS AS DIRECTED BY THE SITE ENGINEER OR GEOTECHNICAL ENGINEER. 2. EXPOSED SUBGRADES IN PROPOSED PAVED AREAS SHOULD BE HEAVILY PROOF ROLLED WITH A LARGE (10 TON) VIBRATORY STEEL DRUM ROLLER UNDER DRY CONDITIONS AND INSPECTED BY THE GEOTECHNICAL ENGINEER PRIOR TO THE PLACEMENT OF GRANULARS.

3. ANY SOFT AREAS EVIDENT FROM THE PROOF ROLLING SHOULD BE SUB-EXCAVATED AND REPLACED WITH SUITABLE MATERIAL THAT IS FROST COMPATIBLE WITH THE EXISTING SOILS AS RECOMMENDED BY THE GEOTECHNICAL ENGINEER.

4. THE GRANULAR BASE SHOULD BE PLACED IN MAXIMUM 300mm LIFTS AND COMPACTED TO AT LEAST 98% OF THE STANDARD TOR MAXIMUM DRY DENSITY VALUE. ANY ADDITIONAL GRANULAR FILL USED BELOW THE PROPOSED PAVEMENT SHOULD BE PLACED IN MAXIMUM 300mm LIFTS AND COMPACTED TO AT LEAST 95% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY VALUE.

5. SUBGRADE TO BE INSPECTED BY THE GEOTECHNICAL ENGINEER AT THE TIME OF CONSTRUCTION TO REVIEW IF A WOVEN GEOTEXTILE IS REQUIRED BELOW THE GRANULAR MATERIALS; AND TO CONFIRM THE DEPTH AND COMPACTION OF GRANULAR 'B' 6. PRIOR TO PLACEMENT OF WEAR COURSE ASPHALT, THE CONTRACTOR SHALL ADJUST ALL STRUCTURES TO FINAL GRADE PER CITY OF OTTAWA STANDARDS.

7. MINIMUM OF 2% GRADE FOR ALL GRASSED AREAS UNLESS OTHERWISE NOTED.

8. MAXIMUM TERRACING GRADE TO BE 3:1 UNLESS OTHERWISE NOTED.

9. ALL GRADES BY CURBS ARE EDGE OF PAVEMENT GRADES UNLESS OTHERWISE INDICATED.

10. ALL CURBS SHALL BE BARRIER CURB UNLESS OTHERWISE NOTED AND CONSTRUCTED PER CITY OF OTTAWA STANDARD (SC1.1). 11. ALL SIDEWALKS ARE TO HAVE 2% CROSSFALL UNLESS OTHERWISE NOTED. CROSSFALL IS TO BE DIRECTED AWAY FROM BUILDINGS AND PROPERTY LINES UNLESS OTHERWISE NOTED. WHERE PATHWAY TO HAVE 1% CROSSFALL, LONGITUDINAL FALL IS

12. REFER TO LANDSCAPE PLAN FOR PLANTING AND OTHER LANDSCAPE FEATURE DETAILS.

13. DESCHÂTELETS AVENUE IS A COLLECTOR ROADWAY. ALL ASPHALT USED FOR ROAD CUT REINSTATEMENTS SHALL BE LEVEL B (PG 58-34) PER R10 AND THE APPROVED SUBDIVISION PLANS.

14. ASPHALT TO BE PLACED IN LIFT THICKNESSES NOT EXCEEDING 60mm OR AS OTHERWISE RECOMMENDED BY THE GEOTECHNICAL ENGINEER.

15. REFER TO "GEOTECHNICAL INVESTIGATION - PROPOSED RESIDENTIAL DEVELOPMENT - 295 & 355 DESCHÂTELETS AVENUE, PREPARED BY PATERSON GROUP, DATED FEBRUARY 1, 2024" FOR ADDITIONAL INFORMATION. 16. RIGHT OF WAY CURBS AND SIDEWALK TO BE CONSTRUCTED AS PER SC1.1 AND SC1.4 OR SC2. ENTRANCES TO BE CONSTRUCTED

17. ARCHITECT IS TO PROVIDE UP-STANDS (RAISED FOUNDATIONS) IN LOCALIZED AREAS AS REQUIRED TO ACHIEVE A MINIMUM 0.15m CLEARANCE FROM THE PROPOSED TERRACE ELEVATIONS TO THE TOP OF FOUNDATION.

SNICTING BLOCK 28 & 29 DIA BLOCK 28 & 29	PATHWAY PATHWAY PROPERTY BFOCK 30 BFOCK 30				
VARIES VARIES (2-33%)	1.0% 3.7 MAY CUT OR TERRACE TO MATCH EXISTING GRADE. POSITIVE DRAINAGE TO BE PROVIDED AT TOE OF SLOPE FOR FILL AREAS.				
PATHWAY DETAIL (TYPICAL)					
ΝΟΛΤΞϹΗ	LOCATION CITY of OTTAWA GREYSTONE VILLAGE				
Engineers, Planners & Landscape Architects	DRAWING NAME	PROJECT No. 114025-00			
Suite 200, 240 Michael Cowpland Drive Ottawa, Ontario, Canada K2M 1P6 Telephone (613) 254-9643 Facsimile (613) 254-5867	BLOCK 28 GRADING PLAN	REV #8			
Website www.novatech-eng.com		DRAWING No. 114025-FT-GR2			
		PLANA1.DWG - 841mmx594mm			