

NOTES: GENERAL

- DRAWINGS TO BE READ IN CONJUNCTION WITH ARCHITECTURAL AND LANDSCAPE DRAWINGS
- ALL SERVICES, MATERIALS, CONSTRUCTION METHODS AND INSTALLATIONS SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND REGULATIONS OF THE CITY OF OTTAWA STANDARD SPECIFICATIONS AND DRAWINGS, ONTARIO PROVINCIAL SPECIFICATION STANDARD SPECIFICATION (OPSS) AND ONTARIO PROVINCIAL STANDARD DRAWINGS (OPSD), UNLESS OTHERWISE SPECIFIED, TO THE SATISFACTION OF THE CITY AND THE CONSULTANT
- THE POSITION OF EXISTING POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND ABOVEGROUND UTILITIES, STRUCTURES AND APPURTENANCES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWING, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL SATISFY HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES, AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM DURING THE COURSE OF CONSTRUCTION, ANY RELOCATION OF EXISTING UTILITIES REQUIRED BY THE DEVELOPMENT OF SUBJECT LANDS IS TO BE UNDERTAKEN AT CONTRACTOR'S EXPENSE.
- THE CONTRACTOR MUST NOTIFY ALL EXISTING UTILITY COMPANY OFFICIALS FIVE (5) BUSINESS DAYS PRIOR TO START OF CONSTRUCTION AND HAVE ALL EXISTING UTILITIES AND SERVICES LOCATED IN THE FIELD OR EXPOSED PRIOR TO THE START OF CONSTRUCTION, INCLUDING BUT NOT LIMITED TO POWER, COMMUNICATION AND GAS LINES.
- ALL TRENCHING AND EXCAVATIONS TO BE IN ACCORDANCE WITH THE LATEST REVISIONS OF THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS AND AS PER THE RECOMMENDATIONS INCLUDED IN THE GEOTECHNICAL REPORT.
- REFER TO ARCHITECTS PLANS FOR BUILDING DIMENSIONS, LAYOUT AND REMOVALS. REFER TO LANDSCAPE PLAN FOR LANDSCAPED DETAILS AND OTHER RELEVANT INFORMATION. ALL INFORMATION SHALL BE CONFIRMED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- TOPOGRAPHIC SURVEY COMPLETED AND PROVIDED BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD. DATED ON MARCH 3, 2020. CONTRACTOR TO VERIFY IN THE FIELD PRIOR TO CONSTRUCTION OF ANY WORK AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
- ALL ELEVATIONS ARE GEODETIC AND UTILIZE METRIC UNITS. VERIFY THAT JOB BENCHMARKS HAVE NOT BEEN ALTERED OR DISTURBED.
- ALL GROUND SURFACES SHALL BE EVENLY GRADED WITHOUT PONDING AREAS AND WITHOUT LOW POINTS EXCEPT WHERE APPROVED SWALE OR CATCH BASIN OUTLETS ARE PROVIDED.
- ALL EDGES OF DISTURBED PAVEMENT SHALL BE SAW CUT TO FORM A NEAT AND STRAIGHT LINE PRIOR TO PLACING NEW PAVEMENT. PAVEMENT REINSTATEMENT SHALL BE WITH STEP JOINTS OF 500mm WIDTH MINIMUM.
- ALL DISTURBED AREAS OUTSIDE PROPOSED GRADING LIMITS TO BE RESTORED TO ORIGINAL ELEVATIONS AND CONDITIONS UNLESS OTHERWISE SPECIFIED. ALL RESTORATION SHALL BE COMPLETED WITH THE GEOTECHNICAL REQUIREMENTS FOR BACKFILL AND COMPACTION.
- ABUTTING PROPERTY GRADES TO BE MATCHED UNLESS OTHERWISE SHOWN.
- CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE MUNICIPAL AUTHORITIES PRIOR TO COMMENCING CONSTRUCTION, INCLUDING WATER PERMIT AND ROAD CUT PERMIT.
- MINIMIZE DISTURBANCE TO EXISTING VEGETATION DURING THE EXECUTION OF ALL WORKS.
- REMOVE FROM SITE ALL EXCESS EXCAVATED MATERIAL UNLESS OTHERWISE DIRECTED FROM THE ENGINEER. EXCAVATE AND REMOVE ALL ORGANIC MATERIAL AND DEBRIS LOCATED WITHIN THE PROPOSED BUILDING, PARKING AND ROADWAY LOCATIONS.
- AT PROPOSED UTILITY CONNECTION POINTS AND CROSSINGS (I.E. STORM SEWER, SANITARY SEWER, WATER, ETC.) THE CONTRACTOR SHALL DETERMINE THE PRECISE LOCATION AND DEPTH OF EXISTING UTILITIES AND REPORT ANY DISCREPANCIES OR CONFLICTS TO THE ENGINEER BEFORE COMMENCING WORK.
- CONTRACTOR TO OBTAIN POST-CONSTRUCTION TOPOGRAPHIC SURVEY, COMPLETED BY OLS OR PENS CONFIRMING COMPLIANCE WITH DESIGN GRADING AND SERVICING. SURVEY IS TO INCLUDE LOCATION AND INVERTS FOR BURIED UTILITIES.
- ABIDE BY RECOMMENDATIONS OF GEOTECHNICAL REPORT. REPORT ANY VARIATIONS IN OBSERVED CONDITIONS FROM THOSE INCLUDED IN REPORT.
- REPORT REFERENCES
 I. DESIGN BRIEF, WATERIDGE VILLAGE AT ROCKCLIFFE PHASE 1B, PREPARED BY IBI GROUP, PROJ. NO. 36286-5.2.2, JUNE 16, 2017
 II. DESIGN BRIEF, WATERIDGE VILLAGE AT ROCKCLIFFE PHASE 2B, PREPARED BY IBI GROUP, PROJ. NO. 118863-5.2.2, APRIL 2019
 III. SUBSURFACE INVESTIGATION REPORT, PREPARED BY YURI MENDEZ ENGINEERING, MEMO NO. 44-89H-R0, MAY 24, 2022
- PROVIDE CCTV INSPECTION REPORT FOR ALL SEWERS AND CATCHBASIN LEADS 200mm DIAMETER AND LARGER. REPEAT CCTV INSPECTION FOLLOWING RECTIFICATION OF ANY DEFICIENCIES.

NOTES: EROSION AND SEDIMENT CONTROL

** CONTRACTOR IS RESPONSIBLE FOR ALL INSTALLATION, MONITORING, REPAIR AND REMOVAL OF ALL EROSION AND SEDIMENT CONTROL FEATURES. **

- PRIOR TO START OF CONSTRUCTION:
 - INSTALL SILT FENCE IN LOCATION SHOWN ON DWG C12.
 - INSTALL FILTER FABRIC OR SILT SACK FILTERS IN ALL THE CATCHBASINS AND MANHOLES TO REMAIN DURING CONSTRUCTION WITHIN THE SITE (SEE TYPICAL DETAIL).
 - INSPECT MEASURES IMMEDIATELY AFTER INSTALLATION.
- DURING CONSTRUCTION:
 - MINIMIZE THE EXTENT OF DISTURBED AREAS AND THE DURATION OF EXPOSURE AND IMPACTS TO EXISTING GRADING.
 - PERIMETER VEGETATION TO REMAIN IN PLACE UNTIL PERMANENT STORM WATER MANAGEMENT IS IN PLACE. OTHERWISE, IMMEDIATELY INSTALL SILT FENCE WHEN THE EXISTING SITE IS DISTURBED AT THE PERIMETER.
 - PROTECT DISTURBED AREAS FROM OVERLAND FLOW BY PROVIDING TEMPORARY SWALES TO THE SATISFACTION OF THE FIELD ENGINEER. TIE-IN TEMPORARY SWALES TO EXISTING C/S AS REQUIRED.
 - PROVIDE TEMPORARY COVER SUCH AS SEEDING OR MULCHING IF DISTURBED AREA WILL NOT BE REHABILITATED WITHIN 30 DAYS.
 - INSPECT SILT FENCES, FILTER FABRIC FILTERS AND CATCH BASIN SUMPS WEEKLY AND WITHIN 24 HOURS AFTER A STORM EVENT. CLEAN AND REPAIR WHEN NECESSARY.
 - DRAWING TO BE REVIEWED AND REVISED AS REQUIRED DURING CONSTRUCTION.
 - EROSION CONTROL FENCING TO BE ALSO INSTALLED AROUND THE BASE OF ALL STOCKPILES.
 - DO NOT LOCATE TOPSOIL PILES AND EXCAVATION MATERIAL CLOSER THAN 2.5m FROM ANY PAVED SURFACE OR ONE WHICH IS TO BE PAVED BEFORE THE PILE IS REMOVED. ALL TOPSOIL PILES ARE TO BE SEEDED IF THEY ARE TO REMAIN ON SITE LONG ENOUGH FOR SEEDS TO GROW (LONGER THAN 30 DAYS).
 - CONTROL WIND-BLOWN DUST OFF SITE BY SEEDING TOPSOIL PILES AND OTHER AREAS TEMPORARILY (PROVIDE WATERING AS REQUIRED AND TO THE SATISFACTION OF THE ENGINEER).
 - NO ALTERNATE METHODS OF EROSION PROTECTION SHALL BE PERMITTED UNLESS APPROVED BY THE FIELD ENGINEER.
 - CITY ROADWAY AND SIDEWALK TO BE CLEANED OF ALL SEDIMENT FROM VEHICULAR TRACKING AS REQUIRED.
 - DURING WET CONDITIONS, TIRES OF ALL VEHICLES/EQUIPMENT LEAVING THE SITE ARE TO BE SCRAPPED.
 - ANY MUD/MATERIAL TRACKED ONTO THE ROAD SHALL BE REMOVED IMMEDIATELY BY HAND OR RUBBER TIRE LOADER.
 - TAKE ALL NECESSARY STEPS TO PREVENT BUILDING MATERIAL, CONSTRUCTION DEBRIS OR WASTE BEING SPILLED OR TRACKED ONTO ADJACENT PROPERTIES OR PUBLIC STREETS DURING CONSTRUCTION AND PROCEED IMMEDIATELY TO CLEAN UP ANY AREAS SO AFFECTED.
 - ALL EROSION CONTROL STRUCTURE TO REMAIN IN PLACE UNTIL ALL DISTURBED GROUND SURFACES HAVE BEEN STABILIZED EITHER BY PAVING OR RESTORATION OF VEGETATIVE GROUND COVER.
 - THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES, TO PROVIDE FOR PROTECTION OF THE AREA DRAINAGE SYSTEM AND THE RECEIVING WATERCOURSE, DURING CONSTRUCTION ACTIVITIES. THE CONTRACTOR ACKNOWLEDGES THAT FAILURE TO IMPLEMENT APPROPRIATE EROSION AND SEDIMENT CONTROL MEASURES MAY BE SUBJECT TO PENALTIES IMPOSED BY ANY APPLICABLE REGULATORY AGENCY.

NOTES: WATERMAIN

- ALL WATERMAIN AND WATERMAIN APPURTANANCES, MATERIALS, CONSTRUCTION AND TESTING METHODS SHALL CONFORM TO THE CURRENT CITY OF OTTAWA AND MINISTRY OF ENVIRONMENT STANDARDS AND SPECIFICATIONS.
- ALL WATERMAIN 300mm DIAMETER AND SMALLER TO BE POLY VINYL CHLORIDE (PVC) CLASS 150 DR 18 MEETING AWWA SPECIFICATION C900.
- ALL WATERMAIN TO BE INSTALLED AT MINIMUM COVER OF 2.4m BELOW FINISHED GRADE. WHERE WATERMANS CROSS OVER OTHER UTILITIES, A MINIMUM 0.30m CLEARANCE SHALL BE MAINTAINED. WHERE WATERMANS CROSS UNDER OTHER UTILITIES, A MINIMUM 0.50m CLEARANCE SHALL BE MAINTAINED. WHERE THE MINIMUM SEPARATION CANNOT BE ACHIEVED, THE WATERMAIN SHALL BE INSTALLED AS PER CITY OF OTTAWA STANDARDS W25 AND W25.2. WHERE 2.4m MINIMUM DEPTH CANNOT BE ACHIEVED, THERMAL INSULATION SHALL BE PROVIDED AS PER CITY OF OTTAWA STANDARD W22, WHERE A WATERMAIN IS IN CLOSE PROXIMITY TO AN OPEN STRUCTURE, THERMAL INSULATION SHALL BE PROVIDED AS PER CITY OF OTTAWA STANDARD W23.
- CONCRETE THRUST BLOCKS AND MECHANICAL RESTRAINTS ARE TO BE INSTALLED AT ALL TEES, BENDS, HYDRANTS, REDUCERS, ENDS OF MAINS AND CONNECTIONS 100mm AND LARGER, IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS W25.3 & W25.4.
- CATHODIC PROTECTION REQUIRED FOR ALL IRON FITTINGS AS PER CITY OF OTTAWA STANDARD W40 & W42.
- ALL VALVES AND VALVE BOXES AND CHAMBERS, HYDRANTS, AND HYDRANT VALVES AND ASSEMBLES SHALL BE INSTALLED AS PER CITY OF OTTAWA STANDARD
- FIRE HYDRANT LOCATION AND INSTALLATION AS PER CITY OF OTTAWA STANDARD W18 & W19. CONTRACTOR TO PROVIDE FLOW TEST AND PAINTING OF NEW HYDRANT IN ACCORDANCE WITH CITY STANDARDS.
- IF WATER MAIN MUST BE DEFLECTED TO MEET ALIGNMENT, ENSURE THAT THE AMOUNT OF DEFLECTION USED IS LESS THAN HALF THAT RECOMMENDED BY THE MANUFACTURER.
- REFER TO LANDSCAPE DRAWINGS FOR IRRIGATION SYSTEM REQUIREMENTS

NOTES: SANITARY SEWER AND MANHOLES

- ALL SANITARY SEWER, SANITARY SEWER APPURTENANCES AND CONSTRUCTION METHODS SHALL CONFORM TO THE CURRENT CITY OF OTTAWA STANDARDS AND SPECIFICATIONS. PROVIDE CCTV INSPECTION REPORTS FOR ALL NEW SANITARY PIPING. PROVIDE DYE TESTING FOR NEW SERVICES.
- SANITARY SEWER PIPE SIZE 150mm DIAMETER AND GREATER TO BE PVC SDR-35 (UNLESS SPECIFIED OTHERWISE) WITH RUBBER GASKET TYPE JOINTS IN CONFORMANCE WITH CSA B-182.2.4.
- SEWER BEDDING AS PER CITY OF OTTAWA DETAIL S6.
- ALL SANITARY MANHOLES 1200mm IN DIAMETER TO BE AS PER OPSD 701.01. FRAME AND COVER TO BE AS PER CITY OF OTTAWA STANDARD S25 AND S24.
- MAINTENANCE HOLE BENCHING AND PIPE OPENING ALTERNATIVES AS PER THE OPSD 701.021

NOTES: PARKING LOT AND WORK IN PUBLIC RIGHTS OF WAY

- CONTRACTOR TO REINSTATE ROAD CUTS AS PER CITY OF OTTAWA DETAIL R10.
- CONTRACTOR TO PREPARE SUBGRADE, INCLUDING PROOFROLLING, TO THE SATISFACTION OF THE GEOTECHNICAL CONSULTANT PRIOR TO THE COMMENCEMENT OF PLACEMENT OF GRANULAR B MATERIAL.
- FILL TO BE PLACED AND COMPACTED PER THE GEOTECHNICAL REPORT REQUIREMENTS.
- CONTRACTOR TO SUPPLY, PLACE AND COMPACT GRANULAR B MATERIAL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL CONSULTANT. CONTRACTOR TO PROVIDE CONSULTANT WITH SAMPLES OF GRANULAR B MATERIAL FOR TESTING AND CERTIFICATION FROM THE GEOTECHNICAL CONSULTANT THAT THE MATERIAL MEETS THE GRADATION REQUIREMENTS SPECIFIED IN THE GEOTECHNICAL REPORT.
- GRANULAR A MATERIAL TO BE PLACED ONLY UPON APPROVAL BY THE GEOTECHNICAL CONSULTANT OF GRANULAR B PLACEMENT.
- CONTRACTOR TO SUPPLY, PLACE AND COMPACT GRANULAR A MATERIAL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL CONSULTANT. CONTRACTOR TO PROVIDE CONSULTANT WITH SAMPLES OF GRANULAR A MATERIAL FOR TESTING AND CERTIFICATION FROM THE GEOTECHNICAL CONSULTANT THAT THE MATERIAL MEETS THE GRADATION REQUIREMENTS SPECIFIED IN THE GEOTECHNICAL REPORT.
- ASPHALT MATERIAL TO BE PLACED ONLY UPON APPROVAL BY THE GEOTECHNICAL CONSULTANT OF GRANULAR A PLACEMENT.
- CONTRACTOR TO SUPPLY, PLACE AND COMPACT ASPHALT MATERIAL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL CONSULTANT. CONTRACTOR TO PROVIDE CONSULTANT WITH SAMPLES OF ASPHALT MATERIAL FOR TESTING AND CERTIFICATION FROM THE GEOTECHNICAL CONSULTANT THAT THE REQUIREMENTS SPECIFIED IN THE GEOTECHNICAL REPORT.
- CONTRACTOR IS RESPONSIBLE FOR ESTABLISHING LINE AND GRADE IN ACCORDANCE WITH THE PLANS, AND FOR PROVIDING THE CONSULTANT WITH VERIFICATION PRIOR TO PLACEMENT.
- ALL EXCESS MATERIAL TO BE HAULED OFFSITE AND DISPOSED OF AT AN APPROVED DUMP SITE. SHOULD THE CONTRACTOR DISCOVER ANY HAZARDOUS MATERIAL, CONTRACTOR IS TO NOTIFY CONSULTANT. CONSULTANT TO DETERMINE APPROPRIATE DISPOSAL METHOD/LOCATION.
- PAVEMENT STRUCTURE (MATERIAL TYPES AND THICKNESS) FOR HEAVY DUTY, LIGHT DUTY AND BASKETBALL COURT AREAS TO BE AS SPECIFIED IN THE GEOTECHNICAL REPORT AND SHOWN ON THE PLANS.

PAVEMENT STRUCTURE - BUS ACCESS LANES		
COURSE	MATERIAL	THICKNESS
SURFACE	H/L3 OR SUPERPAVE 12.5 AC	40 mm
BINDER	H/L8 OR SUPERPAVE 19.0 AC	50 mm
BASECOURSE	OPSS GRANULAR 'A'	150 mm
SUBBASE	OPSS GRANULAR 'B' TYPE II	450 mm

PAVEMENT STRUCTURE - PARKING AREAS		
COURSE	MATERIAL	THICKNESS
SURFACE	H/L3 OR SUPERPAVE 12.5 AC	50 mm
BASECOURSE	OPSS GRANULAR 'A'	150 mm
SUBBASE	OPSS GRANULAR 'B' TYPE II	300 mm

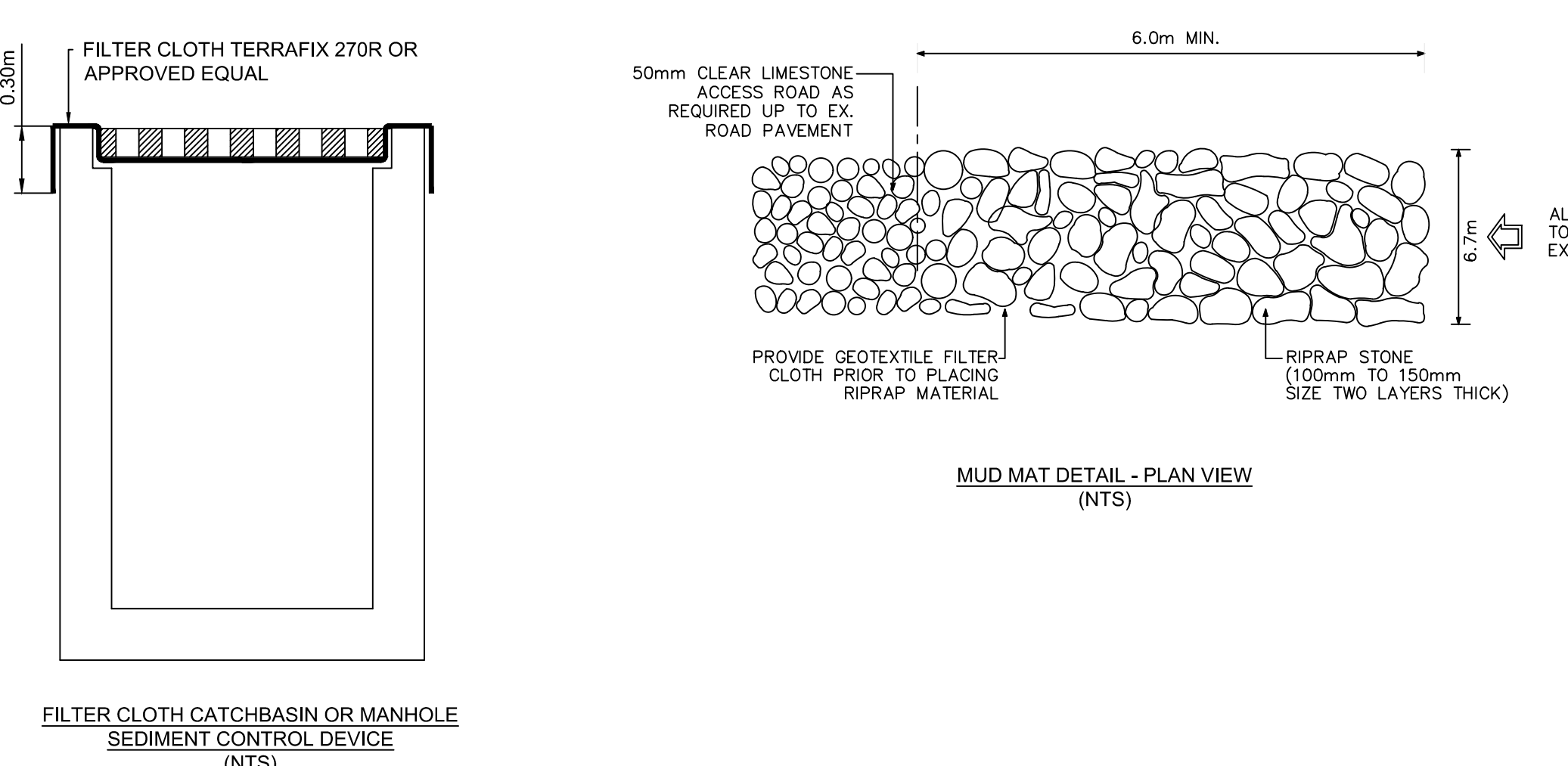
- ANY SANITARY SEWER WITH LESS THAN 2.0m COVER REQUIRES THERMAL INSULATION AS PER CITY OF OTTAWA STANDARD W22, OR APPROVED BY THE ENGINEER.

NOTES: STORM SEWERS AND STRUCTURES

- ALL STORM SEWER MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM TO THE CURRENT CITY OF OTTAWA STANDARDS AND SPECIFICATIONS. PROVIDE CCTV INSPECTION REPORTS FOR ALL NEW STORM SEWERS, SERVICES AND CB LEADS.
- STORM SEWERS 450mm DIAMETER AND SMALLER SHALL BE PVC SDR-35, WITH RUBBER GASKET PER CSA A-257.3.
- STORM SEWER LARGER THAN 450mm SHALL BE REINFORCED CONCRETE CLASS 100.
- SEWER BEDDING AS PER CITY OF OTTAWA DETAIL S6.
- ALL STORM MANHOLES TO BE AS PER STORM STRUCTURE TABLE ON DRAWING C02.
- ANY NEW OR EXISTING STORM SEWER WITH LESS THAN 2.0m COVER REQUIRES THERMAL INSULATION AS PER CITY OF OTTAWA STANDARD W22, OR APPROVED BY THE ENGINEER. ADD INSULATION ABOVE EXISTING STORM SEWER BETWEEN CBM109 AND CB114.
- CB IN LANDSCAPE AREAS SHALL BE AS PER CITY OF OTTAWA STANDARD S29, S30 AND S31.
- ALL CATCHBASIN LEADS TO BE MINIMUM 200mm DIAMETER AT MINIMUM 1.0% SLOPE UNLESS OTHERWISE SPECIFIED.
- STORM CATCHBASINS AS PER OPSD 705.010 AND FRAME/COVER AS PER CITY STANDARD DRAWINGS S19. STORM CBMHS AS INDICATED IN TABLE WITH SUMP. ADJUSTMENT SECTIONS SHALL BE AS PER OPSD 704.010.
- INSTALLATION OF FLOW CONTROL ICDS TO BE VERIFIED BY QUALITY VERIFICATION ENGINEER RETAINED BY CONTRACTOR.

LEGEND:

	EXISTING FIRE HYDRANT		EXISTING GRADE
	EXISTING VALVE & V		PROPOSED GRADE
	EXISTING VALVE CHAMBER		PROPOSED TOP OF CURB
	PROPOSED FIRE HYDRANT		PROPOSED SWALE ELEVATION
	PROPOSED VALVE AND VALVE BOX		PROPOSED SLOPE
	PROPOSED VALVE AND VALVE CHAMBER		100 YEAR PONDING LIMIT
	PROPOSED REMOTE METER		5 YEAR PONDING LIMIT
	PROPOSED METER		SIAMESE CONNECTION
	PROPOSED CATCHBASIN MANHOLE		OVERLAND MAJOR FLOW ROUTE
	PROPOSE CATCHBASIN		STORM DRAINAGE BOUNDARY
	PROPOSE LANDSCAPE CATCHBASIN		ID DENOTES WATERSHED NAME
	EXISTING CATCHBASIN MANHOLE		ID DENOTES AREA IN HECTARES
	EXISTING SANITARY SEWER AND MANHOLE		C DENOTES RUNOFF COEFFICIENT
	PROPOSED SANITARY SEWER AND MANHOLE		ID DENOTES SANITARY DRAINAGE NAME
	EXISTING STORM SEWER AND MANHOLE		GA DENOTES GROSS AREA IN HECTARES
	PROPOSED STORM SEWER AND MANHOLE		DA DENOTES DEVELOPED AREA IN HECTARES
	PROPOSED WATERMAIN		FINISHED FLOOR ELEVATION
	PROPOSED SUBDRAIN		GRASS AREAS
	EXISTING WATERMAIN		ASPHALT PAVING
	PROPOSED CENTERLINE OF SWALE		INTERLOCK PAVING
	PROPOSED TERRACING (3:1 MAX)		
	PROPOSED CONCRETE CURB		
	EXISTING BUILDING OR STRUCTURE		
	LIMIT OF CONSTRUCTION		
	EXISTING CONCRETE CURB		



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SEAL

CLIENT:

 CLIENT REF. #
 PROJECT:
WATERIDGE APARTMENTS BUILDINGS
 1000/1050 TAWADINA ROAD, OTTAWA, ON

KEY PLAN

DISCLAIMER: THIS DRAWING AND DESIGN IS COPYRIGHT PROTECTED WHICH SHALL NOT BE USED, REPRODUCED OR REVISED WITHOUT WRITTEN PERMISSION BY WSP. THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND UTILITY LOCATIONS AND REPORT ALL ERRORS AND OMISSIONS PRIOR TO COMMENCING WORK. THIS DRAWING IS NOT TO BE SCALED.

ISSUED FOR - REVISION	NO.	DATE	DESCRIPTION
	2	2022-08-15	ISSUED FOR SPA
	1	2022-05-24	ISSUED FOR CLC REVIEW

PROJECT NO:
 221-04473-00
 ORIGINAL SCALE:
 1:200
 DESIGNED BY:
 DY
 DRAWN BY:
 JT
 CHECKED BY:
 DY
 DISCIPLINE:
 CIVIL
 DATE:
 AUGUST 15, 2022
IF THIS BAR IS NOT 25mm LONG, ADJUST YOUR PLOTTING SCALE.

TITLE:
NOTES AND DETAILS
 SHEET NUMBER:
C01
 SHEET # OF
 ISSUE:
ISSUED FOR SPA
 DATE OF: 2022-08-15
 REV #
0

V:\10-13-13\13-13-2022\Projects\221-04473-00-1000-1500-Tawadina-St.-Wateridge-14.0-Tech-Drawings\Working Drawings\221-04473-00-C-01.dwg Aug 15, 2022 2:25pm BY: jayw09141

D07-XX-XX-XXXX

#XXXXX

SAN STRUCTURE TABLE							
STRUCTURE ID	TOP OF GRATE ELEVATION	INVERT				DESCRIPTION	COVER
		INLET	INLET	INLET	OUTLET		
BUILDING 1							
SANMH101	89.33			84.870	84.850	1200mm DIA.	OPSD-701.010 S24
BUILDING 2							
SANMH201	89.51			85.060	85.040	1200mm DIA.	OPSD-701.010 S24
BUILDING 3							
SANMH301	90.44			85.010	84.990	1200mm DIA.	OPSD-701.010 S24

STORM STRUCTURE TABLE													
STRUCTURE ID	AREA ID	TOP OF GRATE	STRUCTURE INFO				OUTLET PIPE INFO			ICD INFO			
			INLET	INLET	INLET	OUTLET	SIZE	OPSD	COVER	DIAMETER	TYPE	HEAD (m)	FLOW (l/s)
BUILDING 1													
CB101		89.61				86.890	600X600mm	OPSD 701.010	S19.1	200	PVC SDR-35		
STMH106		89.61			86.610	86.580	1200mm DIA.	OPSD 701.010	S24.1	250	PVC SDR-35		
CBMH105		89.35			86.530	86.500	1200mm DIA.	OPSD 701.010	S28.1	250	PVC SDR-35		
CBMH104		89.29			86.370	86.320	1200mm DIA.	OPSD 701.010	S28.1	300	PVC SDR-35		
STMH103		89.57			86.240	86.180	1200mm DIA.	OPSD 701.010	S24.1	300	PVC SDR-35		
STMH101		89.36		86.090	86.050	86.030	1200mm DIA.	OPSD 701.010	S24.1	300	PVC SDR-35		
STMH107						85.910	1200mm DIA.	OPSD 701.010	S24.1	525	PVC SDR-35		
BUILDING 2													
CB201		89.12				86.800	600X600mm	OPSD 701.010	S19.1	200	CONC. CL 100-D		
STMH204		89.24			86.620	86.560	1200mm DIA.	OPSD 701.010	S24.1	250	CONC. CL 100-D		
CBMH203		88.95			86.500	86.470	1200mm DIA.	OPSD 701.010	S28.1	250	CONC. CL 100-D		
STMH202		89.48			86.310	86.250	1200mm DIA.	OPSD 701.010	S24.1	250	CONC. CL 100-D		
STMH205						86.070	1200mm DIA.	OPSD 701.010	S24.1	525	CONC. CL 100-D		
STMH203		89.48			86.280	86.260	1200mm DIA.	OPSD 701.010	S24.1	150	PVC SDR-35		
BUILDING 3													
LCB305		90.70				89.500	600X600mm	OPSD 705.010	S30	200	HDPE		
TCB304		90.28			89.080	86.080	600X600mm	OPSD 705.010	S30	200	HDPE		
TCB303		90.25			89.050	89.050	600X600mm	OPSD 705.010	S30	200	HDPE		
CB302		90.00			88.800	86.380	600X600mm	OPSD 705.010	S19.1	200	PVC SDR-35		
STMH301		90.39	86.290	86.330	86.330	86.270	1200mm DIA.	OPSD 701.010	S24.1	300	PVC SDR-35		
CB301		89.83				86.500	600X600mm	OPSD 701.010	S19.1	200	PVC SDR-35		
STMH302		90.40			86.420	86.400	1200mm DIA.	OPSD 701.010	S24.1	300	PVC SDR-35	1.5	56.16

BUILDIN	Obvert	Invert	Obvert	Invert					
1	300mmØ PVC STM	86.274	85.974	0.156	Clearance Under	86.630	86.430	200mmØ W/M	
2	300mmØ PVC STM	86.244	85.944	0.935	Clearance Over	85.009	84.759	250mmØ PVC SAN	
3	200mmØ PVC SAN	84.972	84.772	1.438	Clearance Under	86.610	86.410	200mmØ W/M	
4	150mmØ PVC STM	86.212	86.062	0.148	Clearance Under	86.560	86.360	200mmØ W/M	
5	150mmØ PVC STM	86.182	86.032	1.074	Clearance Over	84.958	84.708	250mmØ PVC SAN	
BUILDIN									
1	200mmØ W/M	86.920	86.720	0.446	Clearance Over	86.274	86.024	250mmØ PVC SAN	
2	200mmØ W/M	86.960	86.760	0.253	Clearance Over	86.507	85.893	525mmØ CONC STM	
3	200mmØ W/M	86.900	86.700	0.429	Clearance Over	86.271	86.021	250mmØ PVC SAN	
4	200mmØ W/M	86.940	86.740	0.248	Clearance Over	86.492	85.878	525mmØ CONC STM	
5	200mmØ PVC SAN	85.146	84.946	0.668	Clearance Under	86.428	85.814	525mmØ CONC STM	
BUILDIN									
1	300mmØ PVC STM	86.600	86.300	0.710	Clearance Under	87.710	87.310	400mmØ WM	
2	200mmØ PVC SAN	85.093	84.893	2.197	Clearance Under	87.690	87.290	400mmØ WM	
3	150mmØ PVC STM	86.450	86.300	0.820	Clearance Under	87.670	87.270	400mmØ WM	
4	300mmØ PVC STM	86.570	86.270	0.870	Clearance Over	85.400	85.150	250mmØ PVC SAN	
5	150mmØ PVC STM	86.420	86.270	0.914	Clearance Over	85.356	85.106	250mmØ PVC SAN	

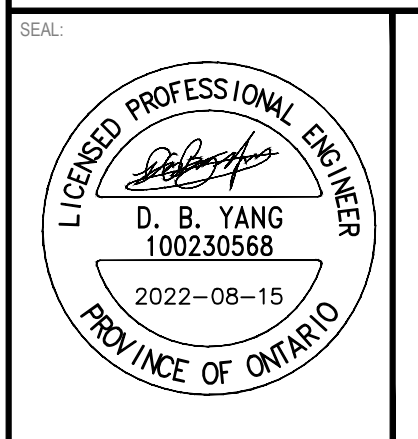
*Note: Provide Concrete Encased for crossing clearance less than 0.3m

WATERMAIN SCHEDULE					
STATION	DESCRIPTION	FINISHED GRADE	TOP OF WATERMAIN	AS-BUILT WATERMAIN	COVER
BUILDING 1					
0+000	W/M STUB	89.65	87.320		2.33
0+002.54	200mm VB	89.17	86.770		2.40
0+009.44	Connect to ex. 200mm W/M with TEE	88.86	86.460		2.40
1+000	W/M STUB	89.72	87.320		2.40
1+002.54	200mm VB	89.15	86.750		2.40
1+009.44	Connect to ex. 200mm W/M with TEE	88.85	86.450		2.40
BUILDING 2					
0+000	W/M STUB	89.22	86.820		2.40
0+009.84	200mm VB	89.51	87.110		2.40
0+018.30	Crossing 525mmØ CONC STM	89.36	86.960		2.40
0+019.82	Crossing 250mmØ PVC SAN	89.32	86.920		2.40
0+022.80	Connect to ex. 200mm W/M with TEE	89.25	86.850		2.40
1+000	W/M STUB	89.23	86.820		2.41
1+009.96	200mm VB	89.47	87.070		2.40
1+018.34	Crossing 525mmØ CONC STM	89.34	86.940		2.40
1+019.85	Crossing 250mmØ PVC SAN	89.30	86.900		2.40
1+022.84	Connect to ex. 200mm W/M with TEE	89.23	86.830		2.40
BUILDING 3					
0+000	W/M STUB	90.20	87.100		3.10
0+003.55	200mm VB	90.41	88.010		2.40
0+010.50	Connect to ex. 400mm W/M with TEE	90.17	87.770		2.40
1+000	W/M STUB	90.41	87.100		3.31
1+003.79	200mm VB	90.38	87.980		2.40
1+010.72	Connect to ex. 400mm W/M with TEE	90.15	87.750		2.40



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WATERIDGE APARTMENTS BUILDINGS
1000/1050 TAWADINA ROAD, OTTAWA, ON



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IS	RE	DATE	DESCRIPTION
2		2022-08-15	ISSUED FOR SPA
1		2022-05-24	ISSUED FOR CLC REVIEW

PROJECT NO: 221-04473-00
DATE: AUGUST 15, 2022
ORIGINAL SCALE: 1:200
DESIGNED BY: DY
DRAWN BY: JT
CHECKED BY: DY

DISCIPLINE: CIVIL
TITLE: DETAILS
SHEET NUMBER:
SHEET # OF
ISSUE: ISSUED FOR SPA
DATE OF: 2022-08-15
REV # 0

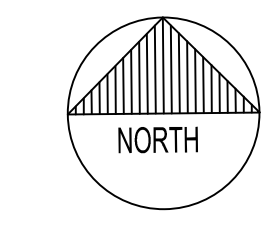
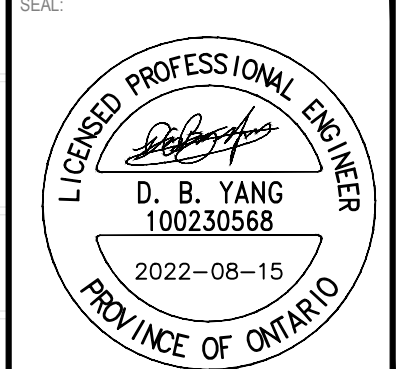
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D07-XX-XX-XXXX

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WATERIDGE APARTMENTS BUILDINGS
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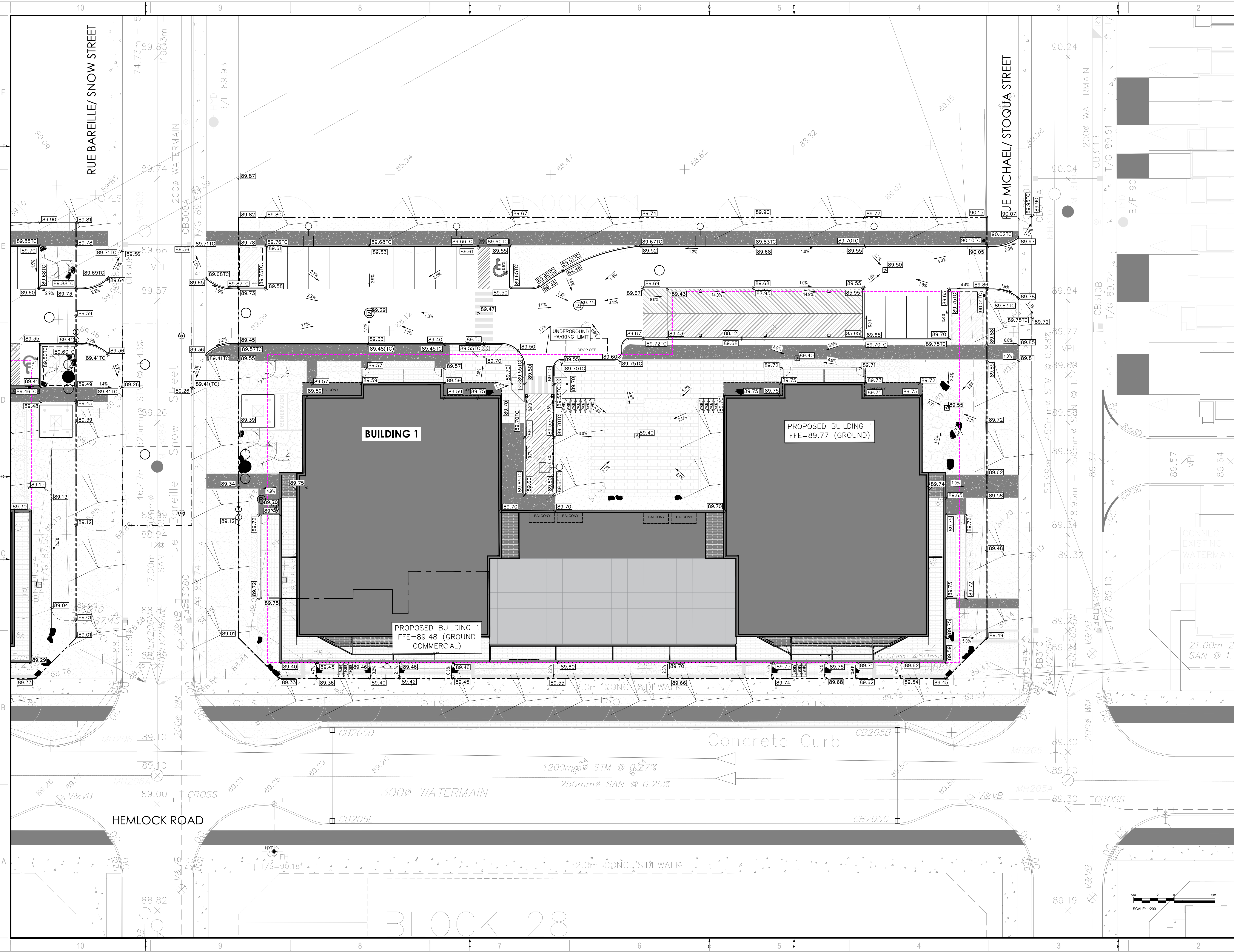


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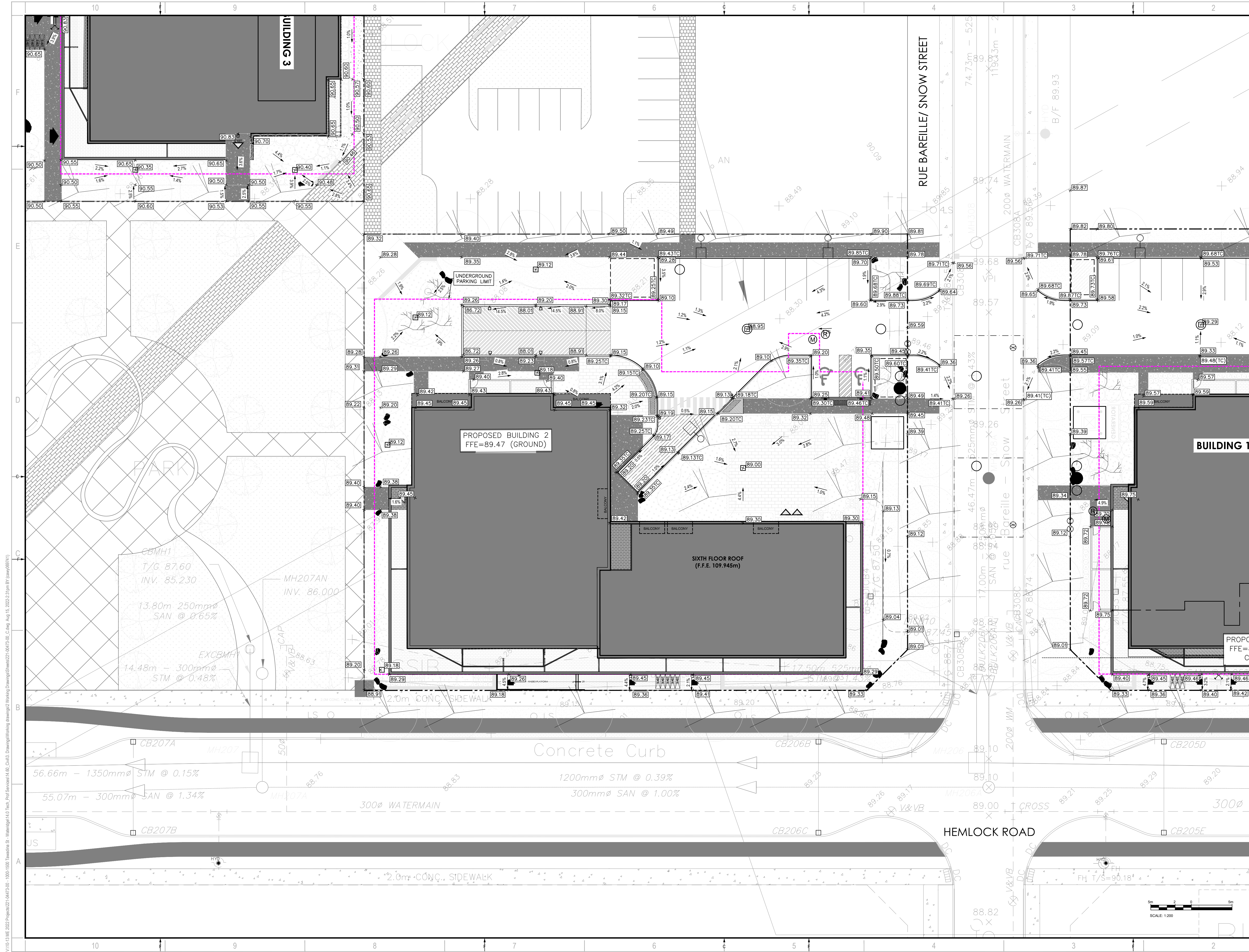
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DESIGNED BY:	DY		
DRAWN BY:	JT		
CHECKED BY:	DY		
DISCIPLINE:	CIVIL		

TITLE:	GRANDING PLAN - BUILDING 1		
SHEET NUMBER:	C03	OF	
ISSUE:	ISSUED FOR SPA	REV #	0
DATE OF:	2022-08-15		

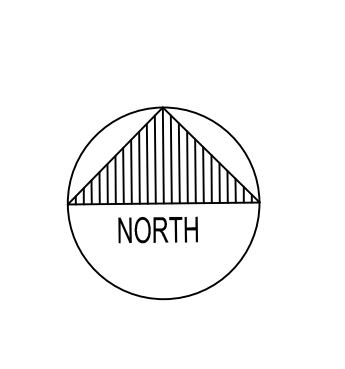
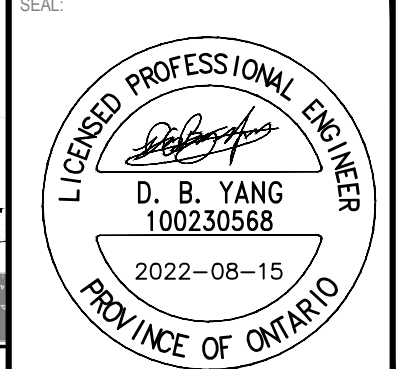


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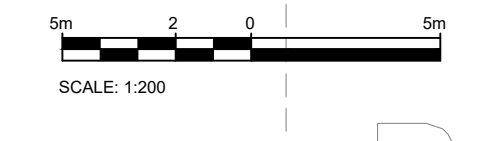


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IS	RE	DATE	DESCRIPTION
2		2022-08-15	ISSUED FOR SPA
1		2022-05-24	ISSUED FOR CLC REVIEW

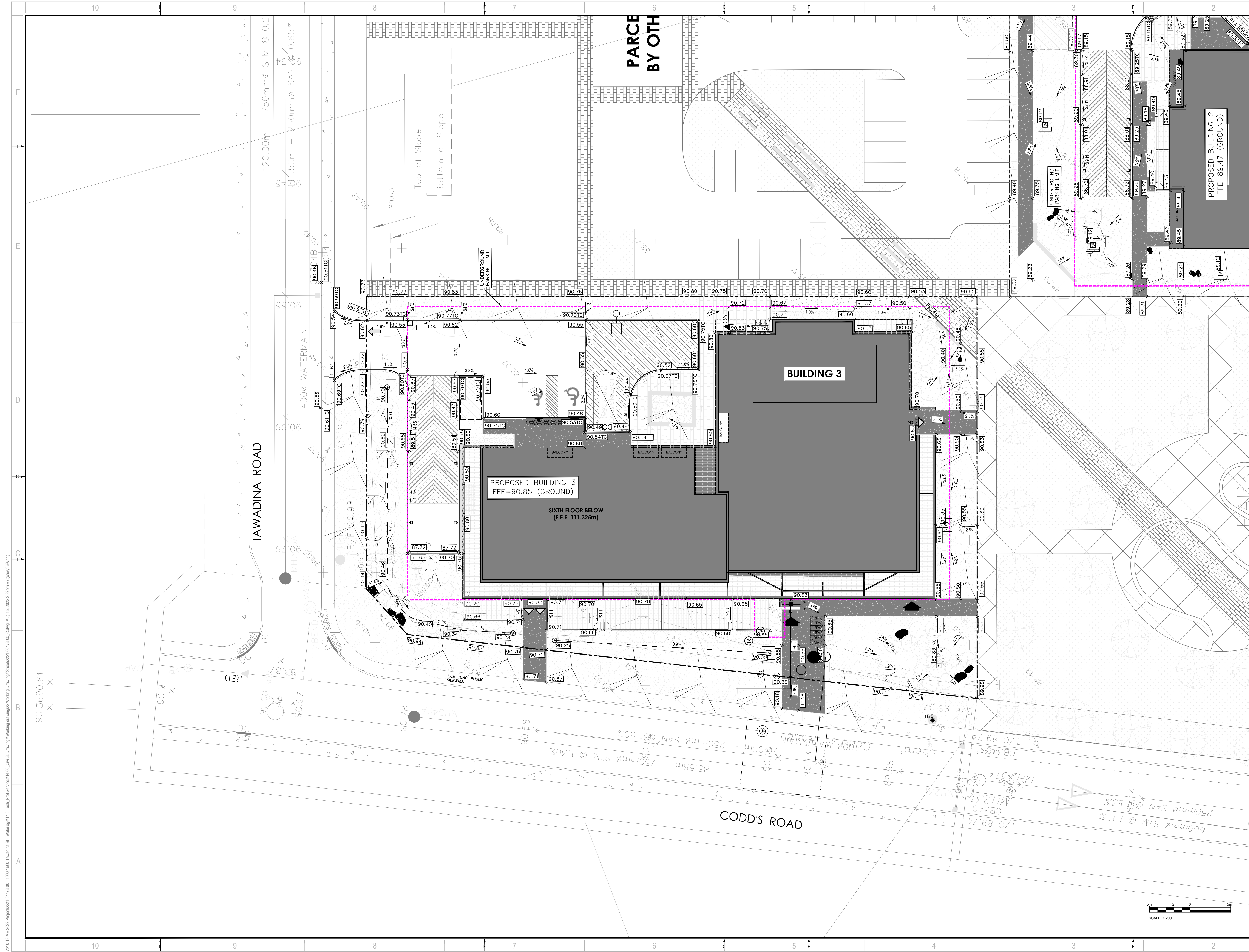
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DESIGNED BY:	DY		
DRAWN BY:	JT		
CHECKED BY:	DY		
DISCIPLINE:	CIVIL		

TITLE:	GRADING - BUILDING 2		
SHEET NUMBER:	C04	OF	
ISSUE:	ISSUED FOR SPA	REV #	0
DATE OF:	2022-08-15		



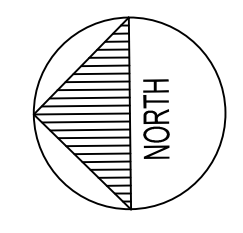
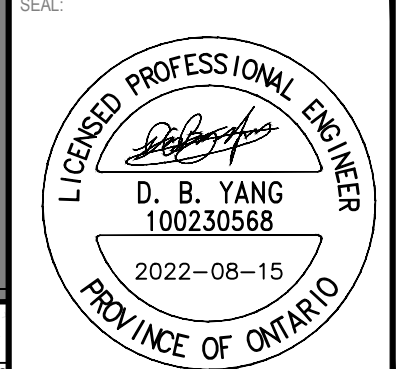
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D07-XX-XX-XXXX



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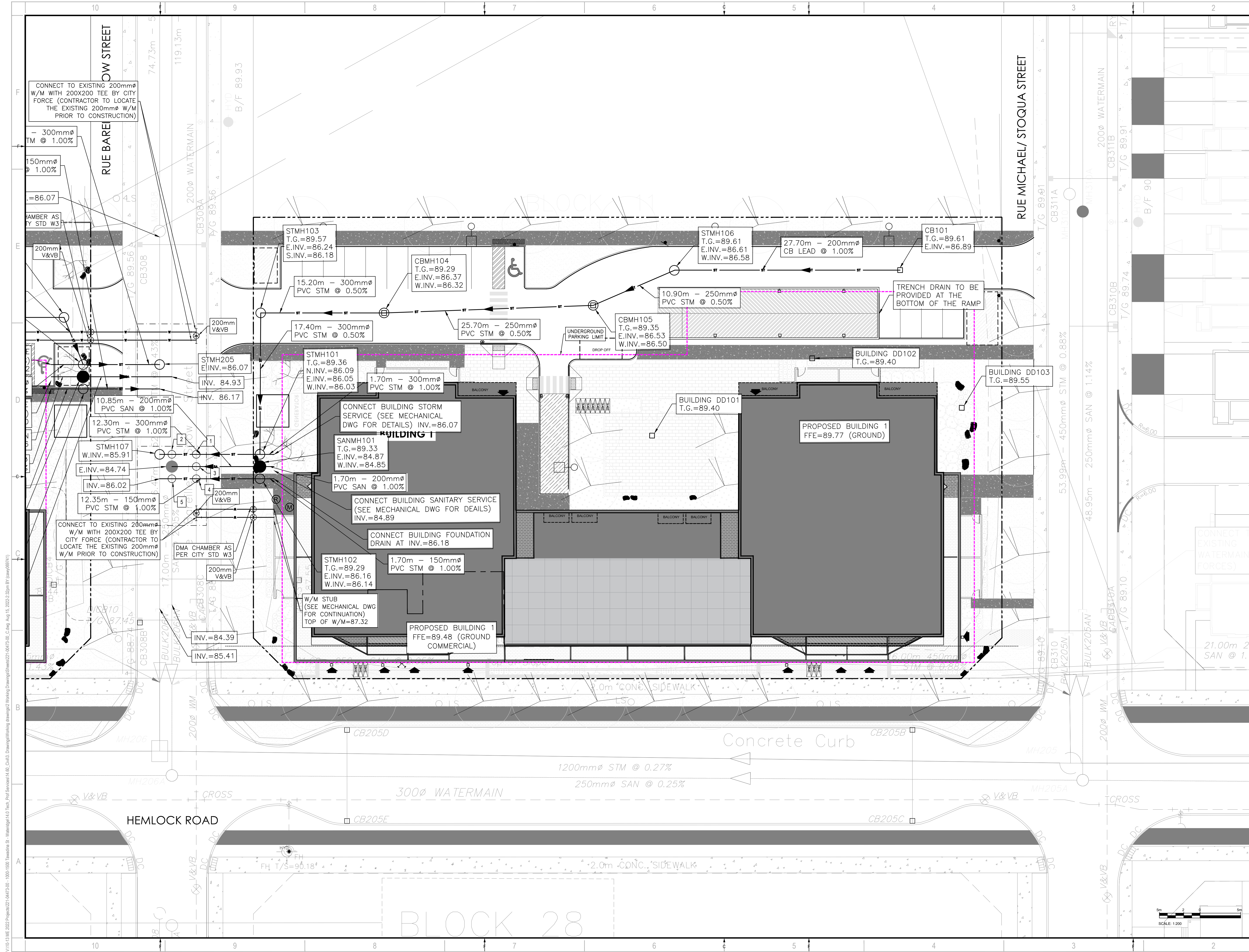
ISSUED FOR REVISION	NO.	DATE	DESCRIPTION
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	1	2022-05-24	ISSUED FOR CLC REVIEW

PROJECT NO:	221-04473-00	DATE:	AUGUST 15, 2022
ORIGINAL SCALE:	1:200	IF THIS BAR IS NOT 25mm LONG, ADJUST YOUR PLOTTING SCALE.	
DESIGNED BY:	DY		
DRAWN BY:	JT		
CHECKED BY:	DY		
DISCIPLINE:	CIVIL		

TITLE:	GRADING PLAN - BUILDING 3		
SHEET NUMBER:	C05	OF	
ISSUE:	ISSUED FOR SPA	REV #	0
DATE OF:	2022-08-15		

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ISSUED FOR - REVISION	NO.	DATE	DESCRIPTION
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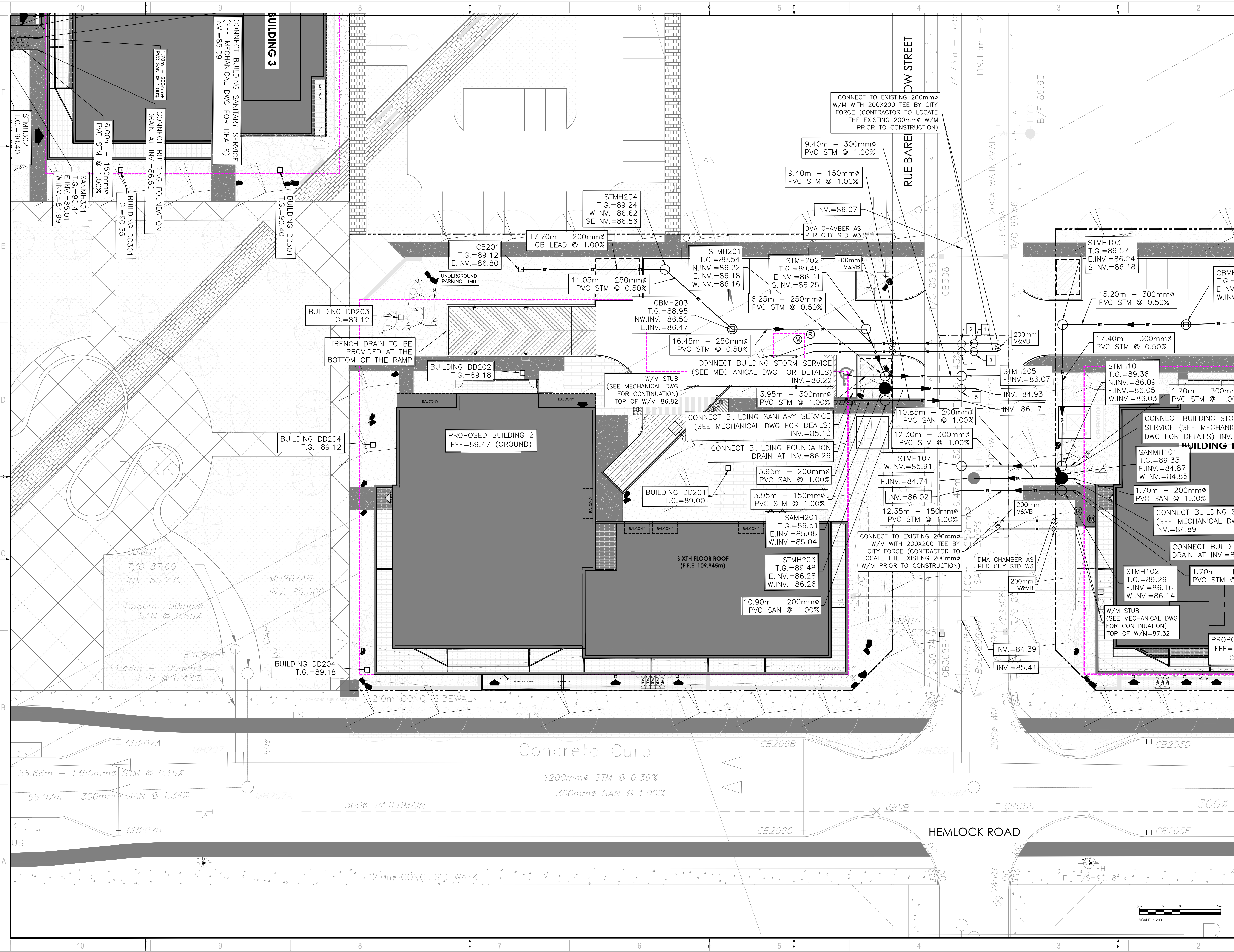
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221-04473-00	AUGUST 15, 2022	
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DESIGNED BY:	DY	
DRAWN BY:	JT	
CHECKED BY:	DY	
DISCIPLINE:	CIVIL	

TITLE:	SERVICING PLAN - BUILDING 1		
SHEET NUMBER:	C06		
ISSUE:	ISSUED FOR SPA	REV #	0
DATE OF:	2022-08-15		

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ISSUE NO.	DATE	DESCRIPTION
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1	2022-05-24	ISSUED FOR GLC REVIEW

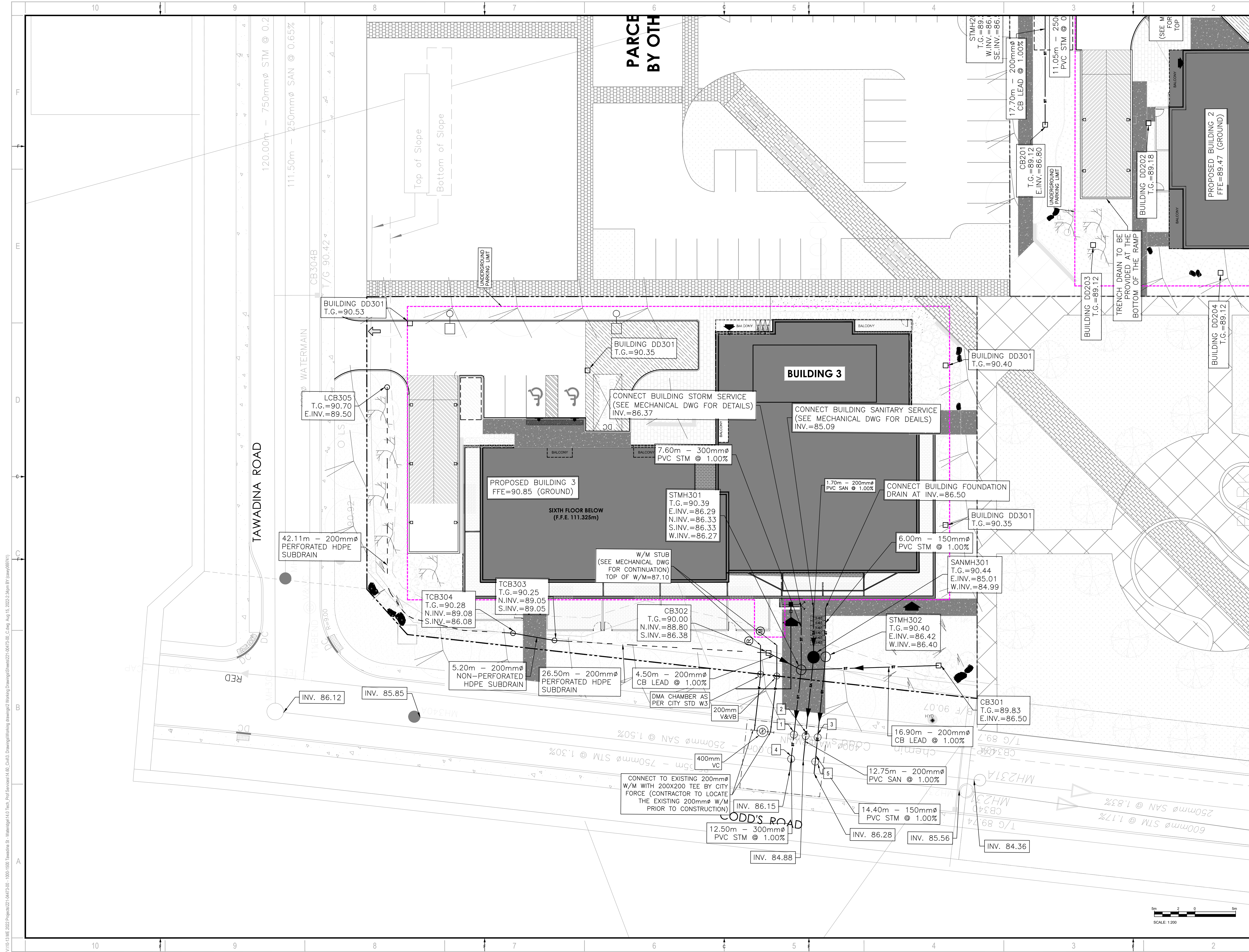
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DESIGNED BY:	DY	CHECKED BY:	DY
DRAWN BY:	JT	DISCIPLINE:	CIVIL
TITLE:	SERVICING - BUILDING 2		

SHEET NUMBER:	C07
ISSUE:	ISSUED FOR SPA
DATE OF:	2022-08-15
REV #	0

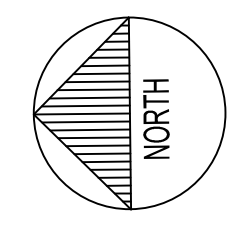
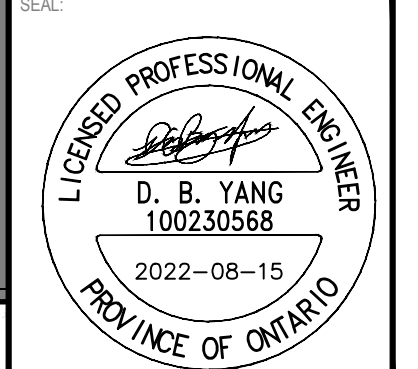
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D07-XX-XX-XXXX

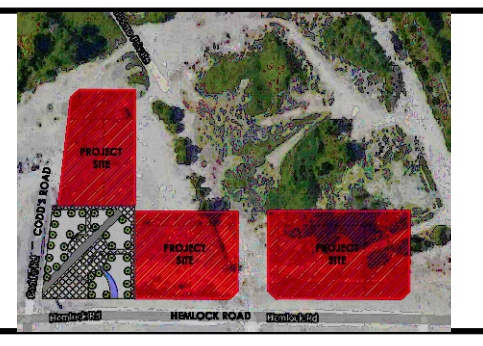
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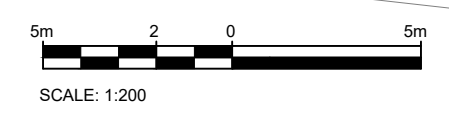
ISSUED FOR - REVISION

NO.	DATE	DESCRIPTION
2	2022-08-15	ISSUED FOR SPA
1	2022-05-24	ISSUED FOR CLC REVIEW

PROJECT NO:	221-04473-00	DATE:	AUGUST 15, 2022
ORIGINAL SCALE:	1:200	IF THIS BAR IS NOT 25mm LONG, ADJUST YOUR PLOTTING SCALE.	
DESIGNED BY:	DY		
DRAWN BY:	JT		
CHECKED BY:	DY		
DISCIPLINE:	CIVIL		

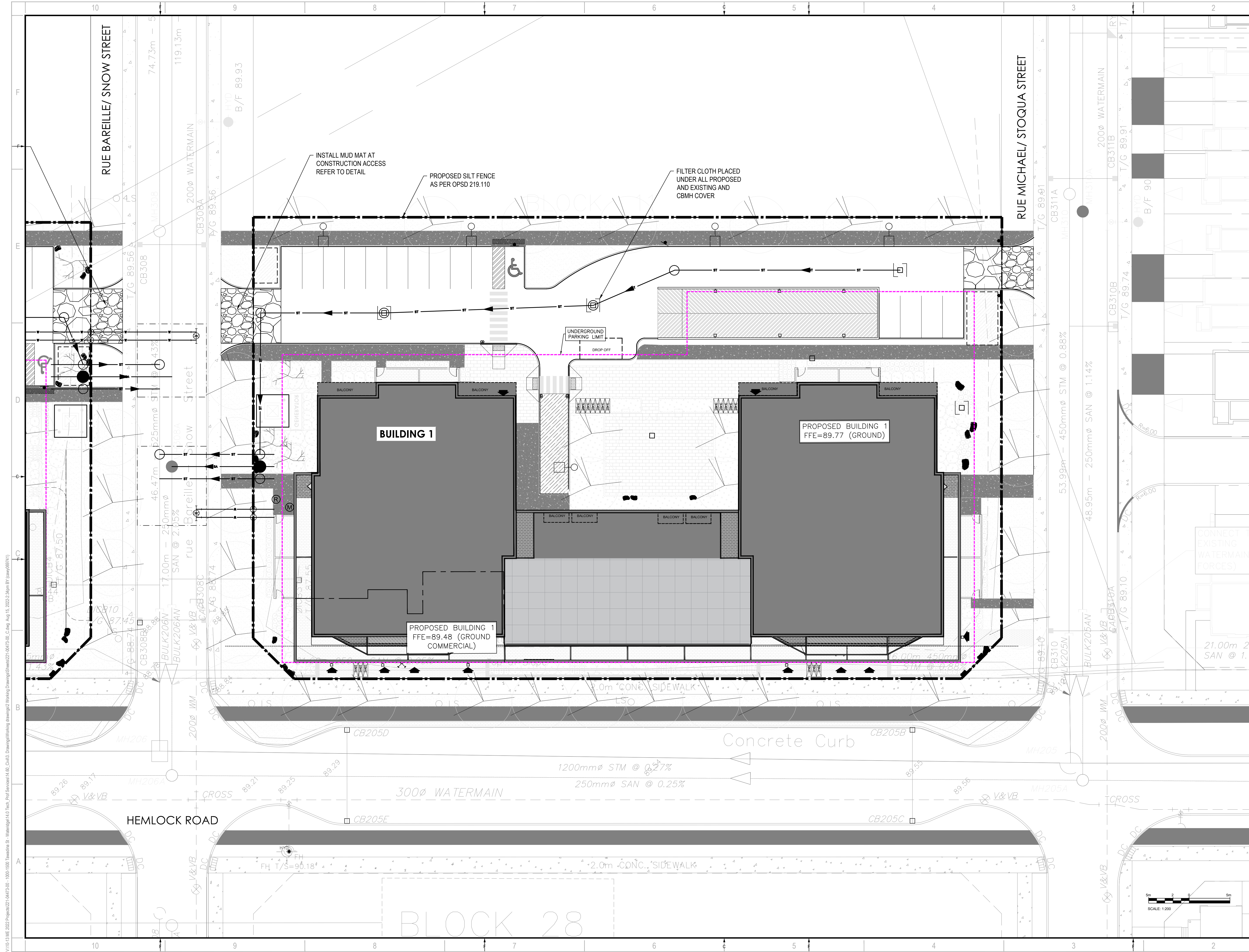
SERVICING PLAN - BUILDING 3

SHEET NUMBER:	C08
ISSUE:	ISSUED FOR SPA
DATE OF:	2022-08-15
REV #	0



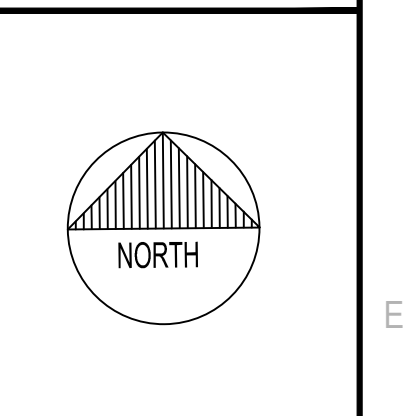
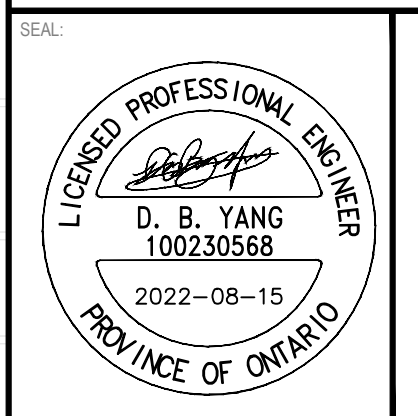
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CLIENT:
BHG
BAYVIEW
HOSPITALITY GROUP

CLIENT REF #
PROJECT:
WATERIDGE APARTMENTS BUILDINGS
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IS	RE	DATE	DESCRIPTION
2		2022-08-15	ISSUED FOR SPA
1		2022-05-24	ISSUED FOR GLC REVIEW

PROJECT NO:
221-04473-00

ORIGINAL SCALE:
1:200

DESIGNED BY:
DY

DRAWN BY:
JT

CHECKED BY:
DY

DISCIPLINE:
CIVIL

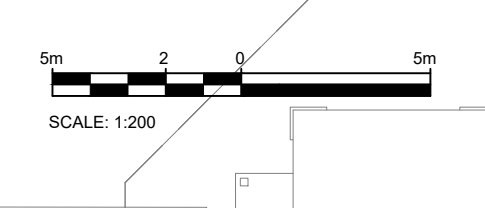
TITLE:
EROSION AND SEDIMENTATION CONTROL PLAN - BUILDING 1

SHEET NUMBER:
C09

ISSUE:
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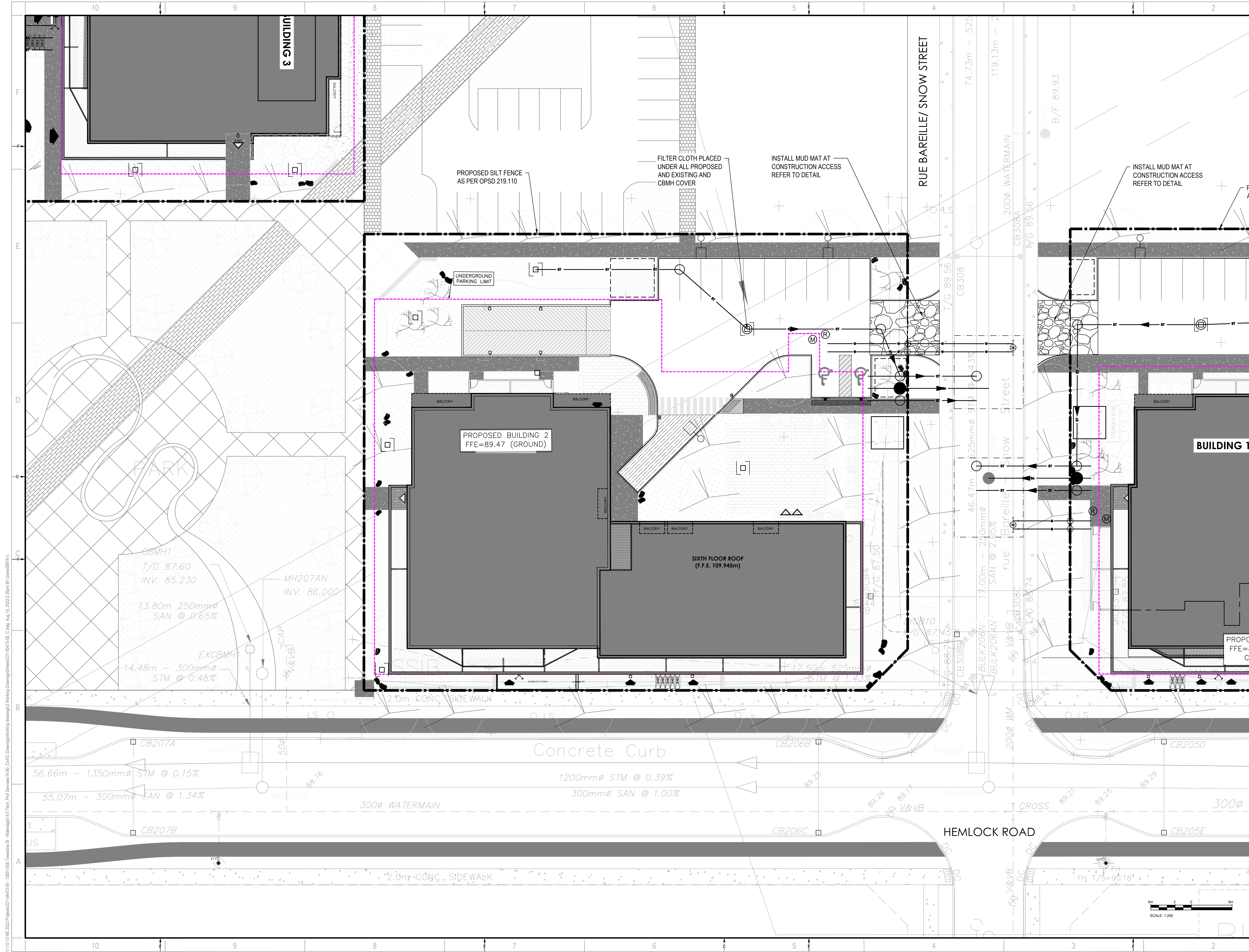
DATE OF: **2022-08-15**

REV #
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V10-13.ME 2022 Project: 221-04473-00 - 1000-1050 Tawadina St. - Wateridge 14.0 Tech. Prof. Services 14.00_Civil3_Drawing/Working/Working Drawings/Sheet/221-04473-00_C09_Aug 15, 2022 2:26pm BY: eaw069141

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IS	RE	DATE	DESCRIPTION
2		2022-08-15	ISSUED FOR SPA
1		2022-05-24	ISSUED FOR CLC REVIEW

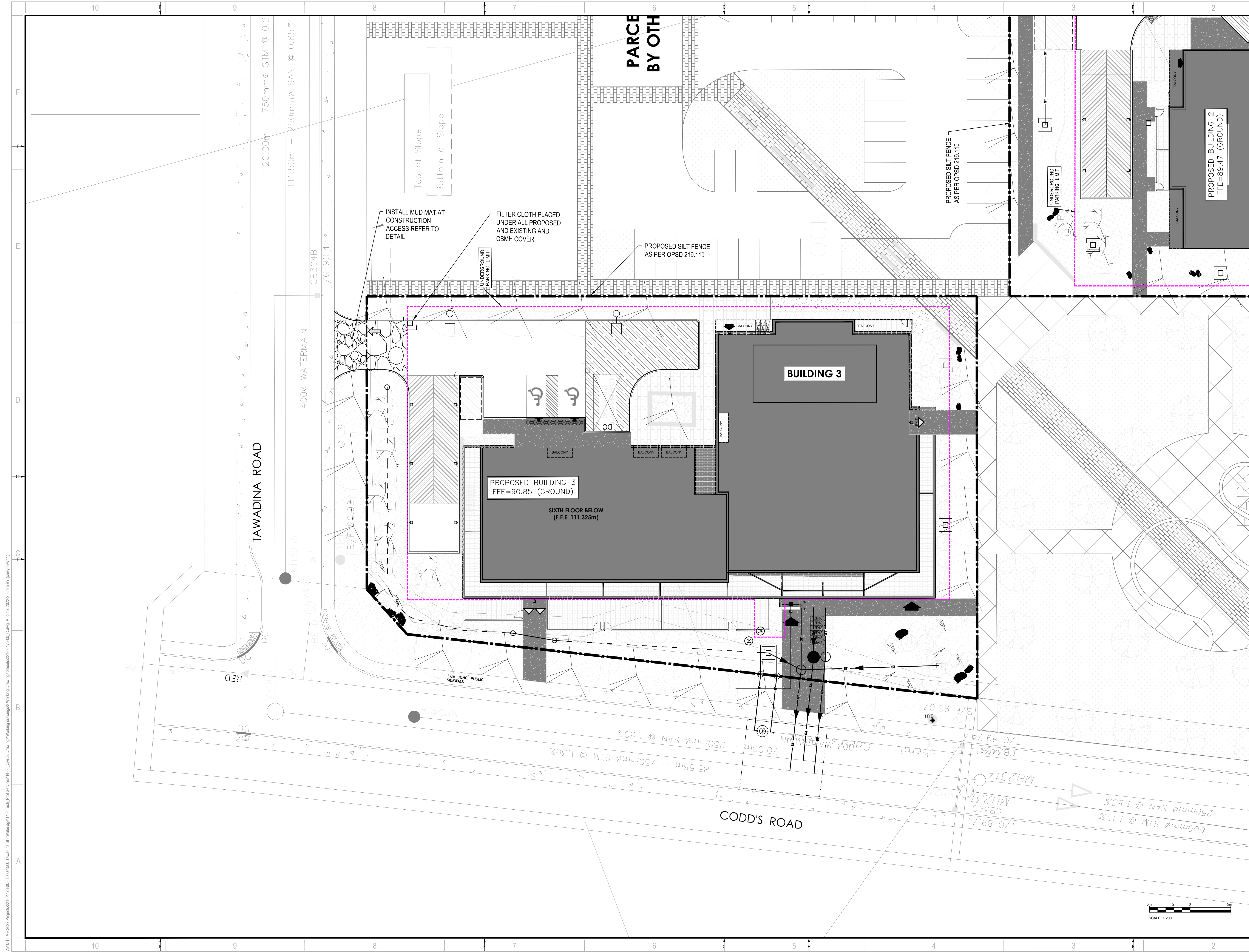
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ORIGINAL SCALE: 1:200	IF THIS BAR IS NOT 25mm LONG, ADJUST YOUR PLOTTING SCALE.
DESIGNED BY: DY	
DRAWN BY: JT	
CHECKED BY: DY	
DISCIPLINE: CIVIL	

TITLE: EROSION AND SEDIMENTATION CONTROL PLAN - BUILDING 2	
SHEET NUMBER: C10	
ISSUE: ISSUED FOR SPA	REV #: 0
DATE OF: 2022-08-15	

V10-13.ME 2022 Project: 221-04473-00 - 1000-1500 Tawadina St. - Wateridge 14.0 Tech. Prof. Services Ltd. - Working Drawings/Working Drawings/Sheet: 221-04473-00 - C10 - Aug 15, 2022, 2:35pm BY: haww09141

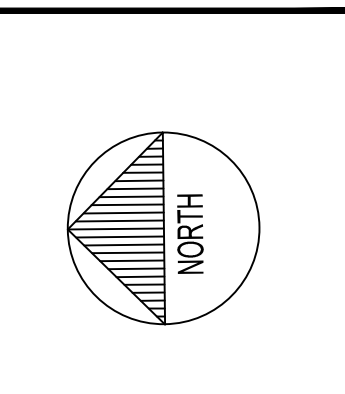
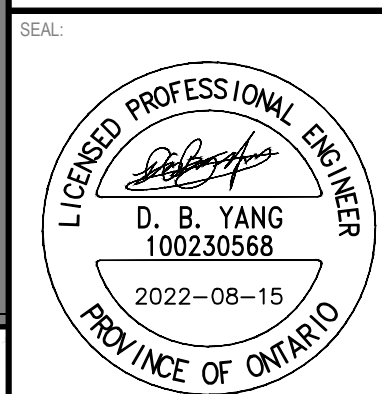
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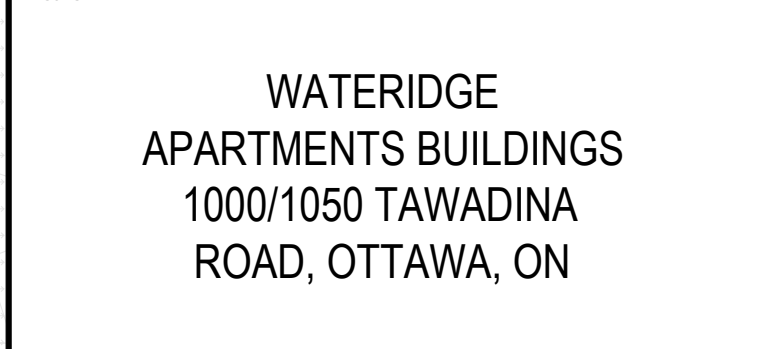
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CLIENT:
BHG
BAYVIEW
HOSPITALITY GROUP

CLIENT REF #
PROJECT:
**WATERIDGE
APARTMENTS BUILDINGS
1000/1050 TAWADINA
ROAD, OTTAWA, ON**



KEY PLAN
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IS	RE	DATE	DESCRIPTION
2		2022-08-15	ISSUED FOR SPA
1		2022-05-24	ISSUED FOR CLC REVIEW

PROJECT NO:
221-04473-00

DATE:
AUGUST 15, 2022

ORIGINAL SCALE:
1:200

DESIGNED BY:
DY

DRAWN BY:
JT

CHECKED BY:
DY

DISCIPLINE:
CIVIL

TITLE:
**EROSION AND SEDIMENTATION
CONTROL PLAN - BUILDING 3**

SHEET NUMBER:
C11

ISSUE:
ISSUED FOR SPA

DATE OF: 2022-08-15

REV #
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V10-13.ME 2022 Project: 221-04473-00 - 1000-1500 Tawadina St. - Wateridge 14.0 Tech. Prof. Services 14.00, Civil 3.0, Drawing/Working drawings/2 Working Drawings/Sheet: 221-04473-00, C11, Aug 15, 2022, 2:35pm BY: (saw069141)

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D07-XX-XX-XXXX