

JOHN SEVIGNY C.E.T.  
MANAGER (A), DEVELOPMENT REVIEW EAST  
PLANNING, DEVELOPMENT & BUILDING SERVICES  
DEPARTMENT, CITY OF OTTAWA

APPROVED  
By sevignyjo at 10:19 am, Jan 09, 2025

#### LEGEND:

- EXISTING PROPERTY LINE TO REMAIN  
PROPOSED CURB  
PROPOSED DEPRESSED CURB  
PROPOSED TERRACING (3:1 MIN.)  
PROPOSED SILT FENCE AS PER OPSD 219.110  
PROPOSED DOOR ENTRANCE/EXIT  
PROPOSED GRASS AREA  
(100mm TOP SOIL & SOD)  
PROPOSED CONCRETE FEATURES/SLAB  
PROPOSED HEAVY DUTY ASPHALT  
PROPOSED LIGHT DUTY ASPHALT  
PROPOSED ELEVATION  
PROPOSED HIGH POINT ELEVATION  
PROPOSED BOTTOM OF CURB  
PROPOSED TOP OF CURB ELEVATION  
PROPOSED EXPOSED BOTTOM OF  
RETAINING WALL  
PROPOSED TOP OF RETAINING WALL  
MATCH INTO EXISTING ELEVATION  
EXISTING ELEVATION  
PROPOSED OVERLAND MAJOR FLOW ROUTE  
PROPOSED STORM SEWER  
PROPOSED SANITARY SEWER  
PROPOSED WATERMAIN  
EXISTING STORM SEWER  
EXISTING SANITARY SEWER  
EXISTING WATERMAIN  
EXISTING MANHOLE  
EXISTING CATCHBASIN  
PROPOSED CATCHBASIN-MANHOLE/CATCHBASIN  
PROPOSED MANHOLE  
PROPOSED CURB STOP  
PROPOSED PIPE INSULATION  
PROPOSED 100 YEAR HIGH WATER LEVEL  
STORM WATERSHED EXTENT  
WATERSHED NAME  
RUNOFF COEFFICIENT  
AREA IN HECTARES

#### USE AND INTERPRETATION OF DRAWINGS

GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION ARE PART OF THE CONTRACT DOCUMENTS AND DESCRIBE USE AND INTENT OF THE DRAWING. THE CONTRACT DOCUMENTS INCLUDE NOT ONLY THE DRAWINGS, BUT ALSO THE OWNER-CONTRACTOR AGREEMENTS, CONDITIONS OF THE CONTRACT, THE SPECIFICATIONS, ADDENDA, AND MODIFICATIONS ISSUED AFTER EXECUTION OF THE CONTRACT. THESE CONTRACT DOCUMENTS ARE COMPLEMENTARY, AND WHAT IS REQUIRED BY ANY ONE SHALL BE BINDING AS REQUIRED BY ALL. WORK NOT COMPLETELY DELINEATED HEREON SHALL BE CONSTRUCTED OF THE SAME MATERIALS AND DETAIL SIMILARLY AS WORK SHOWN MORE COMPLETELY ELSEWHERE IN THE CONTRACT DOCUMENTS.

BY USE OF THE DRAWINGS FOR CONSTRUCTION OF THE PROJECT, THE OWNER CONFIRMS THAT HE HAS REVIEWED AND APPROVED THE DRAWINGS. THE CONTRACTOR CONFIRMS THAT HE HAS VISITED THE SITE, FAMILIARIZED HIMSELF WITH THE LOCAL CONDITIONS, VERIFIED FIELD DIMENSIONS AND CORRELATED HIS OBSERVATIONS WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.

AS INSTRUMENTS OF SERVICE, ALL DRAWINGS, SPECIFICATIONS, CAD FILES OR OTHER ELECTRONIC MEDIA AND COPIES THERE OF FURNISHED BY THE ENGINEER ARE HIS PROPERTY. THEY ARE TO BE USED ONLY FOR THIS PROJECT AND ARE NOT TO BE USED ON ANY OTHER PROJECT, INCLUDING REPEATS OF THE PROJECT. CHANGES TO THE DRAWINGS MAY ONLY BE MADE BY THE ENGINEER.

UNLESS THE REVISION TITLE IS "ISSUED FOR CONSTRUCTION", THESE DRAWINGS SHALL BE CONSIDERED PRELIMINARY AND SHALL NOT BE USED AS A CONSTRUCTION DOCUMENT.

THESE DRAWINGS ILLUSTRATE THE WORK TO BE DONE. THE ENGINEER IS NOT RESPONSIBLE FOR THE MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES USED TO DO THE WORK, OR THE SAFETY ASPECTS OF CONSTRUCTION, AND NOTHING ON THESE DRAWINGS EXPRESSED OR IMPLIED CHANGES THIS CONDITION. CONTRACTOR SHALL DETERMINE ALL CONDITIONS AT THE SITE AND SHALL BE RESPONSIBLE FOR KNOWING HOW THEY AFFECT THE WORK. SUBMITTAL OF A BID TO PERFORM THIS WORK IS ACKNOWLEDGEMENT OF THE RESPONSIBILITIES, AND THAT THEY HAVE BEEN FULLY CONSIDERED IN PLANNING OF THE WORK, AND THE BID PRICE. NO CLAIMS FOR EXTRA CHARGES DUE TO THESE CONDITIONS WILL BE FORTHCOMING.

UNAUTHORIZED CHANGES:  
IN THE EVENT THE CLIENT, THE CLIENT'S CONTRACTORS OR SUBCONTRACTORS, OR ANYONE FOR WHOM THE CLIENT IS LEGALLY LIABLE MAKES OR PERMITS TO BE MADE ANY CHANGES TO ANY REPORTS, PLANS, SPECIFICATIONS OR OTHER CONSTRUCTION DOCUMENTS PREPARED BY LRL ASSOCIATES LTD. (LRL) WITHOUT OBTAINING LRL'S PRIOR WRITTEN CONSENT, THE CLIENT SHALL ASSUME FULL RESPONSIBILITY FOR THE RESULTS OF SUCH CHANGES. THEREFORE THE CLIENT AGREES TO WAIVE ANY CLAIM AGAINST LRL AND TO RELEASE LRL FROM ANY LIABILITY ARISING DIRECTLY OR INDIRECTLY FROM SUCH UNAUTHORIZED CHANGES.

IN ADDITION, THE CLIENT AGREES TO THE FULLEST EXTENT PERMITTED BY LAW, TO INDEMNIFY AND HOLD HARMLESS LRL FROM ANY DAMAGES, LIABILITIES OR COST, INCLUDING REASONABLE ATTORNEY'S FEES AND COST OF DEFENSE, ARISING FROM SUCH CHANGES.

EXISTING SERVICES AND UTILITIES SHOWN ON THESE DRAWINGS ARE TAKEN FROM THE BEST AVAILABLE RECORDS, BUT MAY NOT BE COMPLETE OR TO DATE. CONTRACTOR SHALL VERIFY IN FIELD FOR LOCATION AND ELEVATION OF PIPES AND CHECK WITH THE UTILITY COMPANIES BEFORE DIGGING OR PERFORMING WORK.

CONTRACTOR IS ADVISED TO COLLECT INFORMATION ON SOIL CONDITIONS BEFORE START OF CONSTRUCTION.

THE ENGINEER WAIVES ANY AND ALL RESPONSIBILITY AND LIABILITY FOR PROBLEMS WHICH ARISE FROM FAILURE TO FOLLOW THESE PLANS, SPECIFICATIONS AND THE DESIGN INTENT THEY CONVEY, OR FOR PROBLEMS WHICH ARISE FROM OTHERS' FAILURE TO OBTAIN AND/OR FOLLOW THE ENGINEER'S GUIDANCE WITH RESPECT TO ANY ERRORS, OMISSIONS, INCONSISTENCIES AMBIGUITIES OR CONFLICTS WHICH ARE ALLEGED.

CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES BEFORE WORK COMMENCES. DO NOT SCALE DRAWINGS.

SUBJECT FOR  
APPROVAL

09	ISSUED FOR APPROVAL	M.L.	17 DEC 2024
08	ISSUED FOR APPROVAL	M.L.	24 OCT 2024
07	ISSUED FOR APPROVAL	M.L.	11 OCT 2024
06	ISSUED FOR APPROVAL	M.L.	08 AUG 2024
05	ISSUED FOR APPROVAL	S.V.	30 JUL 2024
04	ISSUED FOR APPROVAL	M.L.	28 JUN 2024
03	ISSUED FOR APPROVAL	M.L.	29 JAN 2024
02	ISSUED FOR APPROVAL	M.L.	25 OCT 2023
01	ISSUED FOR COORDINATION	M.L.	06 OCT 2023

No.	REVISIONS	BY	DATE
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NOT AUTHENTIC UNLESS SIGNED AND DATED



LRL

ENGINEERING | INGÉNIERIE

5430 Canotek Road | Ottawa, ON, K1J 9G2  
www.lrl.ca | (613) 842-3434

CLIENT

TRIM WORKS DEVELOPMENT LTD

DESIGNED BY: M.L. DRAWN BY: M.L. APPROVED BY: M.B.

PROJECT

PLAZA TRIM ROAD DEVELOPMENT  
1280 TRIM RD,  
OTTAWA, ON

DRAWING TITLE

STORMWATER MANAGEMENT PLAN

PROJECT NO.

230202

DATE

APRIL 2023

C601

#19188

D07-12-24-0089