



LEGEND

---	PROPERTY LINE	[Pattern]	PROPOSED HEAVY DUTY ASPHALT
---	PROPOSED SWALE	○	PROPOSED STORM MANHOLE
x100.00	EXISTING SPOT ELEVATION	●	PROPOSED SANITARY MANHOLE
x100.00	PROPOSED SPOT ELEVATION	□	PROPOSED CATCH BASIN/AREA DRAIN TO BE SPECIFIED AND ACCOMMODATED BY MECHANICAL
x100.00T/C	PROPOSED TOP OF CURB ELEVATION	→	EMERGENCY FLOW ROUTE
x100.00B/W	PROPOSED BOTTOM OF WALL ELEVATION	[Pattern]	MAX PONDING LIMIT
x100.00T/W	PROPOSED TOP OF WALL ELEVATION		
x100.00T/L	PROPOSED TOP OF LID ELEVATION		
1.0%	EXISTING GRADE AND DIRECTION		
1.0%	PROPOSED GRADE AND DIRECTION		
3:1 SLOPE	PROPOSED 3:1 TERRACING		
100.00 100.00	PROPOSED/EXISTING SPOT ELEVATION		

SUBJECT TO APPROVAL

TOPOGRAPHIC INFORMATION
 TOPOGRAPHIC INFORMATION PROVIDED BY FARLEY, SMITH & DENIS SURVEYING LTD.
 PROJ. NO. 83-19
 DATED NOVEMBER 12, 2020

SITE PLAN INFORMATION
 SITE PLAN PROVIDED BY RLA ARCHITECTURE
 PROJ. NO. 1927
 DATED MARCH 11, 2021

GEOTECHNICAL STUDY
 GEOTECHNICAL RECOMMENDATIONS PROVIDED BY GOLDER ASSOCIATES
 PROJ. NO. PCS118-1
 DATED OCTOBER 10, 2019

SITE SERVICING AND STORMWATER MANAGEMENT STUDY
 SERVICING AND STORMWATER MANAGEMENT RECOMMENDATIONS PROVIDED BY DSEL
 DATED NOVEMBER 2020

BENCH MARK
 LOCATED AT FIRE HYDRANT TOP OF SPINDLE
 ELEV=78.44

No.	BY	YY.MM.DD	DESCRIPTION
2	C.P.B.	21.03.29	REVISED PER CITY COMMENTS
1	A.J.G.	20.11.20	ISSUED FOR MUNICIPAL REVIEW

PROJECT No.19-1131

GRADING PLAN
1655 & 1619 CARLING AVENUE © DSEL

SURFACE DEVELOPMENTS: 88 Spadina Avenue, Ottawa, Ontario, Tel. (613) 255-5065
 120 Iber Road Unit 103, Stittsville, Ontario, K2S 1E9, Tel. (613) 836-0856, Fax. (613) 836-7183, www.DSEL.ca

DSEL
 david schaeffer engineering ltd
 SMART SUBDIVISIONS™

DRAWN BY: G.G.G.	CHECKED BY: A.J.G.	DRAWING NO. GP-1	SHEET NO. 2 of 4
DESIGNED BY: A.J.G.	CHECKED BY: A.D.F.	DATE: NOVEMBER 2020	
SCALE: 1:200	DATE: NOVEMBER 2020		

- GENERAL NOTES**
- ALL WORKS AND MATERIALS SHALL CONFORM TO THE LATEST REVISION OF THE STANDARDS AND SPECIFICATIONS FOR THE CITY OF OTTAWA, ONTARIO PROVINCIAL STANDARDS (OPSS) AND SPECIFICATIONS (OSPS), WHERE APPLICABLE. LOCAL UTILITY STANDARDS AND MINISTRY OF TRANSPORTATION STANDARDS WILL APPLY WHERE REQUIRED.
 - THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL EXISTING UTILITIES WITHIN THE SITE AND ADJACENT WORK AREAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES TO THE SATISFACTION OF THE AUTHORITY HAVING JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DISTURBED DURING CONSTRUCTION, TO THE SATISFACTION OF THE AUTHORITY HAVING JURISDICTION.
 - ALL DIMENSIONS SHALL BE CHECKED AND VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED IMMEDIATELY TO THE ENGINEER. LOST TIME DUE TO FAILURE OF THE CONTRACTOR TO CONFIRM UTILITY LOCATIONS AND NOTIFY ENGINEER OF POSSIBLE CONFLICTS PRIOR TO CONSTRUCTION WILL BE AT THE CONTRACTOR'S EXPENSE.
 - ANY AREAS BEYOND THE LIMIT OF THE SITE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE AUTHORITY HAVING JURISDICTION AT THE CONTRACTOR'S EXPENSE.
 - 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.
 - 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 'CONSTRUCTOR' AS DEFINED IN THE ACT.
 - ALL CONSTRUCTION SIGNAGE MUST CONFORM TO THE MINISTRY OF TRANSPORTATION OF ONTARIO MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES PER LATEST AMENDMENT.
 - THE CONTRACTOR IS ADVISED THAT WORKS BY OTHERS MAY BE ONGOING DURING THE PERIOD OF THIS CONTRACT. THE CONTRACTOR SHALL COORDINATE CONSTRUCTION ACTIVITIES TO PREVENT CONFLICTS.
 - ALL DIMENSIONS ARE IN METRES UNLESS SPECIFIED OTHERWISE.
 - THERE WILL BE NO SUBSTITUTION OF MATERIALS UNLESS PRIOR WRITTEN APPROVAL IS RECEIVED FROM THE ENGINEER.
 - ALL CONSTRUCTION SHALL BE CARRIED OUT IN ACCORDANCE WITH THE RECOMMENDATIONS MADE IN THE GEOTECHNICAL REPORT.
 - FOR DETAILS RELATING TO STORMWATER MANAGEMENT AND ROOF DRAINAGE REFER TO THE SITE SERVICING AND STORMWATER MANAGEMENT REPORT.
 - ALL SLOPES CONSTRUCTED WITH GRADIES LESS THAN 1.0% SHALL BE INSTALLED USING LASER ALIGNMENT AND CHECKED WITH LEVEL INSTRUMENT PRIOR TO BACKFILLING.
 - THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED AND TO BEAR THE COST OF THE SAME.
 - THE CONTRACTOR WILL BE RESPONSIBLE FOR ADDITIONAL BEDDING, OR ADDITIONAL STRENGTH PIPE IF THE MAXIMUM TRENCH WIDTH AS SPECIFIED BY OPSD IS EXCEEDED.
 - ALL PIPE / CULVERT SECTION SIZES REFER TO INSIDE DIMENSIONS.
 - SHOULD BURIED ARCHAEOLOGICAL REMAINS BE FOUND ON THE PROPERTY DURING CONSTRUCTION ACTIVITIES, THE HERITAGE OPERATIONS UNIT OF THE ONTARIO MINISTRY OF CULTURE MUST BE NOTIFIED IMMEDIATELY.
 - ALL NECESSARY CLEARING AND GRUBBING SHALL BE COMPLETED BY THE CONTRACTOR. REVIEW WITH CONTRACT ADMINISTRATOR AND THE CITY OF OTTAWA PRIOR TO ANY TREE CUTTING / REMOVAL.
 - DRAWINGS SHALL BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SITE PLAN.
 - THE CONTRACTOR SHALL PROVIDE THE PROJECT ENGINEER ONE SET OF AS CONSTRUCTED SITE SERVICING AND GRADING DRAWINGS.
 - BENCHMARKS: IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THAT THE SITE BENCHMARK(S) HAS NOT BEEN ALTERED OR DISTURBED AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION DEPICTED ON THIS PLAN.

