

LEGEND

—	PROPOSED PROPERTY LINE	VC	EXISTING WATERMAIN VALVE CHAMBER
—	PROPOSED WATERMAIN	VB	EXISTING WATERMAIN SHUT-OFF VALVE BOX
—	PROPOSED VALVE BOX	400mm	EXISTING WATERMAIN
—	PROPOSED STORM MANHOLE	VS	EXISTING HYDRANT C/W LEAD & SHUT OFF VALVE BOX
—	PROPOSED SANITARY SEWER	GV	EXISTING GAS VALVE
—	PROPOSED FOUNDATION DRAIN	—	EXISTING GAS MAIN
—	UNDERGROUND PARKING LIMITS	—	EXISTING ABANDONED GAS MAIN
—	PROPOSED STORM SEWER	—	EXISTING BELL CONDUIT
—	PROPOSED STORM TRENCH DRAIN	—	EXISTING OVER HEAD WIRE
—	PROPOSED CAP	—	EXISTING HYDRO/UTILITY POLE
—	PROPOSED BACKWATER VALVE	—	EXISTING GUY WIRE
—	EXISTING LEGAL ADJACENT LINE	—	EXISTING TRAFFIC MANHOLE
—	EXISTING STANDARD IRON BAR / CONTROL POINT	—	EXISTING JOINT USE STREET LIGHT
—	EXISTING FLOW DIRECTION OF SEWERS	—	EXISTING STREET LIGHT
—	EXISTING SANITARY MANHOLE & SEWER	—	EXISTING TRAFFIC HAND HOLE
—	EXISTING STORM MANHOLE & SEWER	—	EXISTING TRAFFIC SIGN
—	EXISTING CATCH BASIN	—	EXISTING DITCH INLET CATCH BASIN
—	EXISTING BUILDING ENVELOPE	—	EXISTING HYDRANT
—	PROPOSED SIAMSE CONNECTION	—	PROPOSED HYDRANT

- GENERAL NOTES:**
- COORDINATE AND SCHEDULE ALL WORK WITH OTHER TRADES AND CONTRACTORS.
 - DETERMINE THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT AND ASSUME RESPONSIBILITY FOR ALL EXISTING UTILITIES WHETHER OR NOT SHOWN ON THIS DRAWING.
 - OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OTTAWA BEFORE COMMENCING CONSTRUCTION.
 - BEFORE COMMENCING CONSTRUCTION OBTAIN AND PROVIDE PROOF OF COMPREHENSIVE, ALL RISK AND OPERATIONAL LIABILITY INSURANCE FOR \$5,000,000.00, INSURANCE POLICY TO NAME OWNERS, ENGINEERS AND ARCHITECTS AS CO-INSURED.
 - RESTORE ALL DISTURBED AREAS ON-SITE AND OFF-SITE, INCLUDING TRENCHES AND SURFACES ON PUBLIC ROAD ALLOWANCES TO EXISTING CONDITIONS OR BETTER TO THE SATISFACTION OF THE CITY OF OTTAWA AND ENGINEER.
 - REMOVE FROM SITE ALL EXCESS EXCAVATED MATERIAL, ORGANIC MATERIAL AND DEBRIS UNLESS OTHERWISE INSTRUCTED BY ENGINEER. EXCAVATE AND REMOVE FROM SITE ANY CONTAMINATED MATERIAL. ALL CONTAMINATED MATERIAL SHALL BE DISPOSED OF AT A LICENSED LANDFILL FACILITY.
 - ALL ELEVATIONS ARE GEODETIC.
 - REFER TO GEOTECHNICAL REPORT (No. PB281-1, DATED JUL 16TH, 2020), PREPARED BY PATERSON FOR SUBSURFACE CONDITIONS, CONSTRUCTION RECOMMENDATIONS, AND GEOTECHNICAL INSPECTION REQUIREMENTS. THE GEOTECHNICAL CONSULTANT IS TO REVIEW ON-SITE CONDITIONS AFTER EXCAVATION PRIOR TO PLACEMENT OF THE GRANULAR MATERIAL.
 - REFER TO ARCHITECTS AND LANDSCAPE ARCHITECTS DRAWINGS FOR BUILDING AND HARDSURFACE AREAS AND DIMENSIONS.
 - REFER TO STORMWATER MANAGEMENT REPORT PREPARED BY NOVATECH ENGINEERING CONSULTANTS LTD.
 - SAV OUT AND KEY GRIND ASPHALT AT ALL ROAD CUTS AND ASPHALT TIE IN POINTS AS PER CITY OF OTTAWA STANDARDS (R10).
 - PROVIDE LINE/PARKING PAINTING.
 - CONTRACTOR TO PROVIDE THE CONSULTANT WITH A GENERAL PLAN OF SERVICES INDICATING ALL SERVICING AS-BUILT INFORMATION SHOWN ON THIS PLAN AS-BUILT INFORMATION MUST INCLUDE: PIPE MATERIAL, SIZES, LENGTHS, SLOPES, INVERT AND T/O ELEVATIONS, STRUCTURE LOCATIONS, VALVE AND HYDRANT LOCATIONS, T/W ELEVATIONS AND ANY ALIGNMENT CHANGES, ETC.

SEWER NOTES:

ITEM	SPEC. No.	REFERENCE
CATCH-BASIN (600x600mm)	705.010	OPSD
STORM / SANITARY MANHOLE (1200mm)	701.010	OPSD
CB, FRAME & COVER	400.020	OPSD
STORM / SANITARY MH FRAME & COVER	401.010	OPSD
SEWER TRENCH - BEDDING (GRANULAR A)	SB, ST, W17	CITY OF OTTAWA / OPSD
COVER (GRANULAR A OR GRANULAR B TYPE I, WITH MAXIMUM PARTICLE SIZE=25mm)		
STORM SEWER	PVC DR 35	
SANITARY SEWER	PVC DR 35	
CATCH-BASIN LEAD	PVC DR 35	
SEWER SERVICE CONNECTION - RIGID PIPE	S11	CITY OF OTTAWA
SEWER SERVICE ABANDONMENT	S11.4	CITY OF OTTAWA

- WATERMAIN NOTES:**
- SPECIFICATIONS:

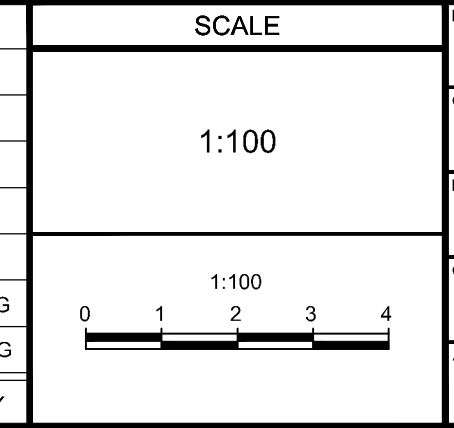
ITEM	SPEC. No.	REFERENCE
WATERMAIN TRENCHING	W11	CITY OF OTTAWA
THERMAL INSULATION IN SHALLOW TRENCHES	W22	CITY OF OTTAWA
VALVE BOX ASSEMBLY	W24	CITY OF OTTAWA
CONNECTION DETAIL FROM EXISTING TO NEW WM	W25.1	CITY OF OTTAWA
WATERMAIN CROSSING BELOW SEWER	W25	CITY OF OTTAWA
WATERMAIN CROSSING OVER SEWER	W26.2	CITY OF OTTAWA
THERMAL INSULATED AT OPEN STRUCTURE	W23	CITY OF OTTAWA
WATER SERVICE INSTALLATION AT SEWER CROSSING	W38	CITY OF OTTAWA
 - SUPPLY AND CONSTRUCT ALL WATERMANS AND APPURTENANCES IN ACCORDANCE WITH THE CITY OF OTTAWA STANDARDS AND SPECIFICATIONS. EXCAVATION, INSTALLATION, BACKFILL AND RESTORATION OF ALL WATERMANS BY THE CONTRACTOR. CONNECTIONS AND SHUT-OFFS AT THE MAIN AND CHLORINATION OF THE WATER SYSTEM SHALL BE PERFORMED BY CITY OFFICIALS.
 - WATERMAIN SHALL BE MINIMUM 2.4m DEPTH BELOW GRADE UNLESS OTHERWISE INDICATED. OTHERWISE THERMAL INSULATION IS REQUIRED AS PER STD. DWG022.
 - PROVIDE MINIMUM 0.25m CLEARANCE BETWEEN OUTSIDE OF PIPES AT ALL CROSSINGS WHEN WATERMAIN IS BELOW AND MINIMUM 0.25m CLEARANCE WHEN WATERMAIN IS ABOVE.
 - WATER SERVICE IS TO BE CONSTRUCTED TO WITHIN 1.0m OF FOUNDATION WALL AND CAPPED, UNLESS OTHERWISE INDICATED.
 - ALL EXISTING WATER SERVICES TO BE BLANKED AT MAIN BY CITY FORCES, EXCAVATION AND REINSTATEMENT BY CONTRACTOR.
 - WATERMANS TO BE INTERCONNECTED FOR REDUNDANCY.

NOTE:
THE POSITION OF ALL POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, DETERMINE THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

CLARIDGE HOMES
CLARIDGE HOMES
SUITE 2001,
210 GLADSTONE AVENUE,
OTTAWA, ONTARIO
K2P 0Y6.



No.	REVISION	DATE	BY
2	ISSUED WITH SITE PLAN APPLICATION	APR15/21	JAG
1	ISSUED FOR PRELIMINARY CONSTRUCTION	FEB22/21	JAG



FOR REVIEW ONLY

DESIGN	CJF
CHECKED	JAG
DRAWN	CJF
CHECKED	JAG
APPROVED	GJM



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LOCATION
CITY OF OTTAWA
10CN2 - 829 CARLING AVE.

DRAWING NAME
GENERAL PLAN OF SERVICING

PROJECT No. 121008
REV # 2
DRAWING No. 121008-GP

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