

Allison Hamlin

ALLISON HAMLIN
MANAGER (A) DEVELOPMENT REVIEW WEST
PLANNING, REAL ESTATE & ECONOMIC DEVELOPMENT
DEPARTMENT, CITY OF OTTAWA

APPROVED
 By Allison Hamlin at 1:22 pm, Nov 23, 2023

PLAN OF SURVEY
 PART 1 - PLAN OF SURVEY OF
 PART OF BLOCK 6
 PLAN 4M-1566
 AND
 PART OF LOT 3
 CONCESSION 1
 GEOGRAPHIC TOWNSHIP OF HUNTLEY
 CITY OF OTTAWA



REVISION TABLE		
REV.	DESCRIPTION	DRAWN APP'D. DATE
0	REVISED AS PER THE CLIENT'S COMMENTS	RP JS 11 FEB 21

ISSUE TABLE		
TO	FOR	DATE
SUNCOR	75% REVIEW	11 NOV 20
SUNCOR	PRICING	04 DEC 20
SUNCOR	ISSUED FOR SPA	18 DEC 20

METRIC
 ALL DIMENSIONS ARE IN MILLIMETRES (M.M.). CONTRACTOR TO CHECK/VERIFY ALL DIMENSIONS PRIOR TO COMMENCEMENT OF WORK. ALL DISCREPANCIES TO BE REPORTED TO THE PROJECT DESIGNER. DO NOT SCALE DRAWINGS.



DRAWING TITLE:
SERVICING PLAN

PROJECT:
PROMENADE PALLADIUM DRIVE
@ PROMENADE CAMPEAU DRIVE
 OTTAWA, ON

DRAWN BY:	RP	CAD NO. / SHEET SIZE	D (559 x 864)
DRAWING SCALE:	1:300	CAD FILE No.	PETRO-CANADA
DATE DRAWN:	2020-10-14	CONSULTANT CAD FILE No.	200258-P301
CHECKED BY:	BR	PLOT SCALE	1:1
APPROVED BY:	JS	PLOT DATE	
STD No./OUTLET No.	10565	PLOT CONFIGURATION	P301

GRADING AND SERVICES NOTES

- ALL DIMENSIONS AND ELEVATIONS ARE METRIC, UNLESS NOTED OTHERWISE.
- ALL DIMENSIONS AND DESIGN ELEVATIONS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY DISCREPANCIES MUST BE BROUGHT TO THE ATTENTION OF THE DESIGN ENGINEER OR ARCHITECT WHERE APPLICABLE.
- THE CONTRACTOR SHALL RESTORE TO ORIGINAL OR BETTER CONDITION FOR ANY EXISTING CONDITION DISTURBED DURING THE CONSTRUCTION AT CONTRACTOR'S EXPENSE.
- CONTROL MANHOLES ARE TO BE BENCHMARKED TO THE INVERTS.
- LANDSCAPING SHALL NOT ENCROACH ON BOULEVARD NOR SHALL BOULEVARD GRADES BE ALTERED.
- STANDARD DRAWINGS OF THE CITY CONSTITUTE PART OF THE PLANS OF THE CONTRACT.
- ANY CONFLICT WITH EXISTING SERVICES SHALL BE RECTIFIED AS PER CITY'S REQUIREMENTS.
- MINIMUM VERTICAL AND HORIZONTAL SEPARATION BETWEEN THE INVERTS OF THE SEWER AND A CROWN OF A WATER MAIN SHALL COMPLY WITH THE MUNICIPAL AND LOCAL BY-LAWS AT ALL CROSSINGS.
- CONSTRUCT PAVEMENT AS SPECIFIED. SEE PAVEMENT STRUCTURE DETAILS 2/P-300.
- ALL CONCRETE CURBS FROM EXISTING ROAD CURB TO STREET LINE SHALL BE BARRIER CURB TO CITY STANDARDS. ALL CONCRETE CURB HEIGHTS SHALL BE 150mm ABOVE FINISHED GRADE (A.F.G.) UNLESS OTHERWISE NOTED. DRIVEWAY CURBS ARE TO BE DISCONTINUOUS AT SIDEWALKS AND TAPERED BACK MINIMUM OF 300mm OR TO THE APPROVAL OF DESIGN ENGINEER.
- ALL REQUIRED CURB CUTTING AT ENTRANCES AND CURB DEPRESSIONS AT SIDEWALK CROSSINGS SHALL BE INSTALLED TO THE APPROVAL OF THE DESIGN ENGINEER.
- A MINIMUM CLEARANCE OF 1000mm FROM ALL ABOVE GROUND SERVICES AND UTILITIES IS REQUIRED.
- INSTALLATION OF WATER MAIN IN PRIVATE PROPERTY SHALL COMPLY WITH THE MUNICIPAL AND LOCAL BY-LAWS.
- OUTDOOR LIGHTS ARE TO BE DIRECTED DOWNWARDS AS WELL AS INWARD.
- THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND PROTECTING ALL UTILITIES DURING CONSTRUCTION. BELL, HYDRO, GAS, OR ANY OTHER UTILITIES THAT MAY EXIST ON THE SITE OR WITHIN THE STREET LINE MUST BE LOCATED AND VERIFIED BY THE RESPECTIVE UTILITY COMPANY PRIOR TO CONSTRUCTION.
- ALL SANITARY SEWER, STORM SEWER, AND WATER MAIN ON PRIVATE PROPERTY ARE TO BE INSTALLED IN ACCORDANCE WITH THE PROVINCIAL BUILDING CODE.
- ALL WATER MAIN AND HYDRANT INSTALLATIONS ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE LATEST PLANS, STANDARDS, AND SPECIFICATIONS OF THE LOCAL UTILITIES COMMISSION.
- NO BLASTING IS PERMITTED ON THE CITY RIGHT-OF-WAY AND NEAR ANY ADJACENT BUILDING.
- THE TOP OF CONCRETE CURBS ABUTTING CITY'S SIDEWALKS SHALL BE KEPT LEVEL WITH THE SIDEWALKS FOR A DISTANCE OF 600mm FROM THE SIDEWALK.
- THE PROPERTY IS TO BE GRADED AND SELF-CONTAINED SO THAT SURFACE DRAINAGE IS DIRECTED AWAY FROM THE BUILDINGS.
- THE OWNER AND/OR CONTRACTOR IS REQUIRED TO OBTAIN A "ROAD CUT PERMIT" FROM THE COUNTY BEFORE COMMENCING ANY WORK ON THE CITY'S ROAD ALLOWANCE.
- WHEN THE DEPTH OF THE COVER OVER THE PROP. SANITARY OR STORM SEWERS IS LESS THAN 1.6m SEWER LINES ARE TO BE INSULATED. THE INSULATION TO BE STYROFOAM BRAND H.I. TYPE IV OR EQUAL

SERVICES NOTES:

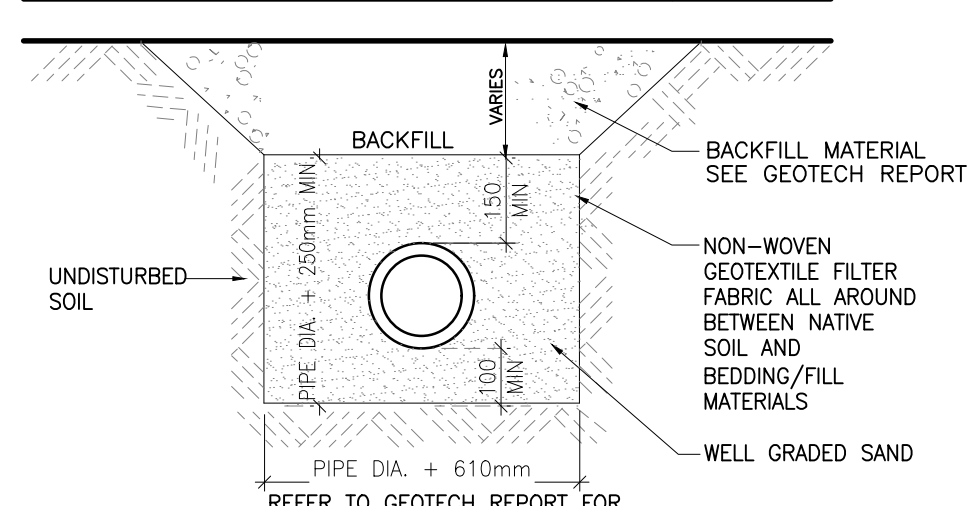
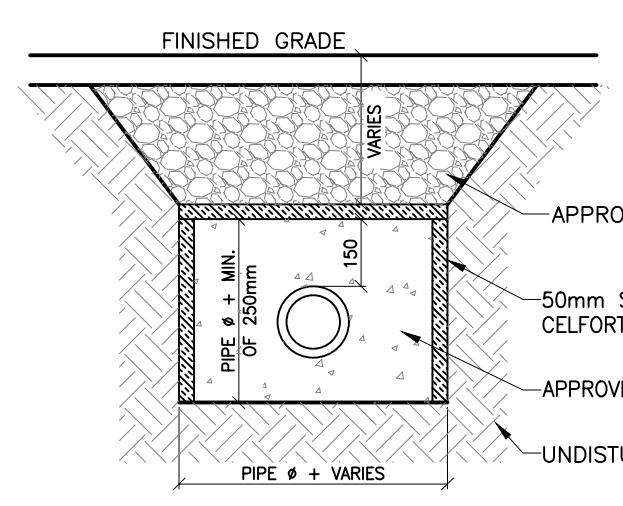
CONTACT LOCAL UTILITY AGENCIES (GAS, HYDRO & TELEPHONE) TO LOCATE THE EXISTING INCOMING SERVICES, AND USE THE SAME TO SERVE NEW INSTALLATIONS (IF APPLICABLE).

STORM/SANITARY:

- 600x600 PRECAST C.B.'S WITH GOSS TRAP AS PER CITY STD c/w RELATED GRATING AS PER OPSD-400-09.
- 1200# PRECAST M.H.'S AS PER STD c/w RELATED FRAME AND COVER AS PER OPSD-401-02.
- 1500# PRECAST M.H.'S AS PER STD c/w RELATED FRAME AND COVER AS PER OPSD-401-02.
- 1800# PRECAST M.H.'S AS PER CITY STD c/w RELATED FRAME AND COVER AS PER OPSD-401-02.
- ALL STORM & SANITARY DRAIN LINES ARE PVC SDR35 PIPE.

WATERMAINS:

- ALL NEW WATERMAIN CONNECTIONS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY STANDARDS.
- WATERMAIN AND/OR WATER SERVICES TO HAVE A MINIMUM OF 1.0m HORIZONTAL SEPARATION FROM OTHER UTILITIES AS PER CITY STANDARDS.
- WHERE WATERMAIN AND/OR WATER SERVICES CROSSES UNDER SANITARY OR STORM SEWER A MINIMUM CLEARANCE OF 0.5m SHALL BE PROVIDED.
- BEDDING MATERIAL TO BE INSTALLED AS PER CITY STANDARDS.
- WATER SERVICE TO HAVE MIN. 1.8m COVER AS PER CITY STANDARDS.



1 SERVICING PLAN
 P-301 SCALE: 1:300