

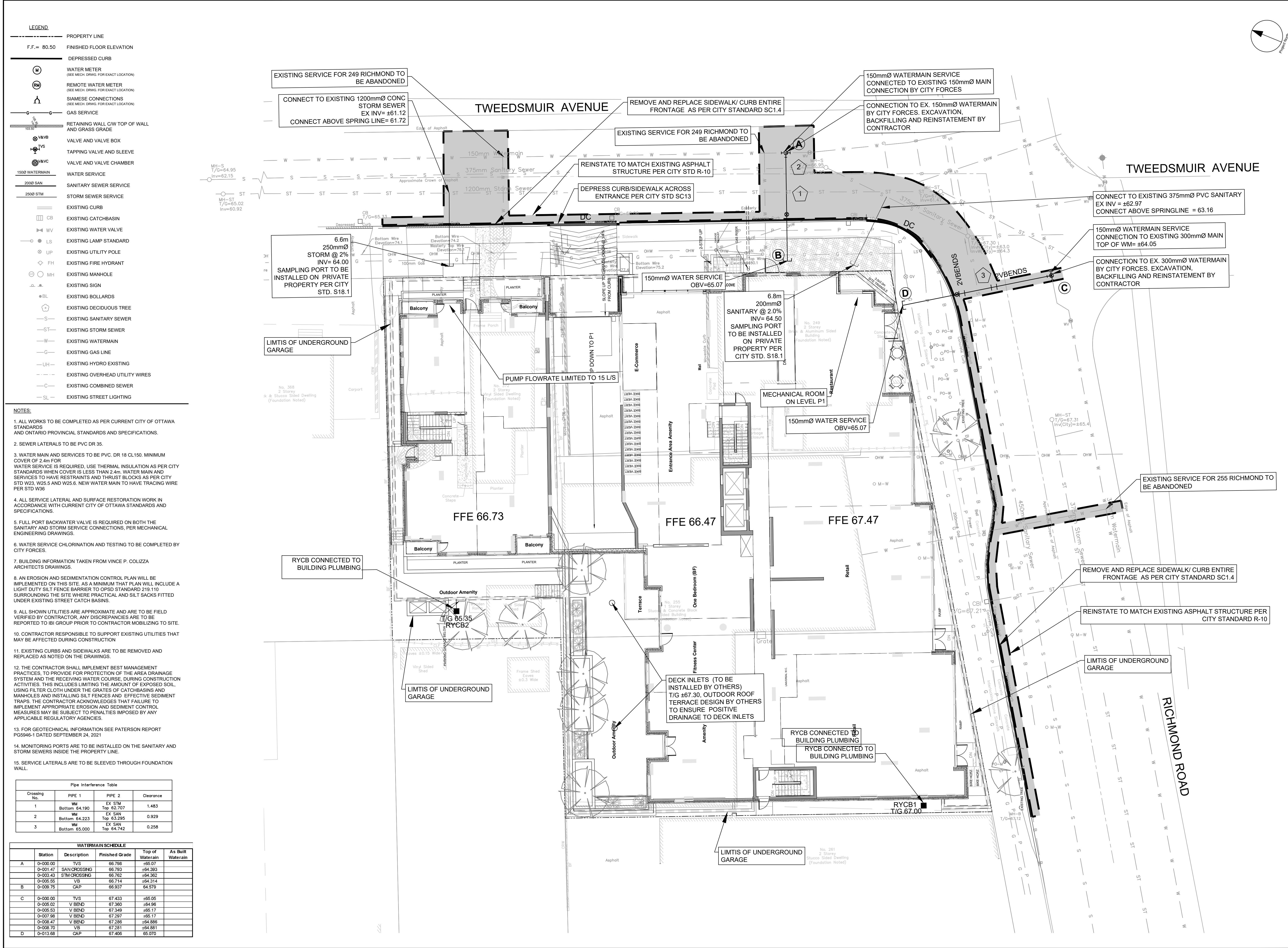
**IBI GROUP**  
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Sheet List Table	
Sheet Number	Sheet Title
000	COVER
C-001	GENERAL PLAN OF SERVICES
C-200	GRADING PLAN
C-400	SANITARY DRAINAGE AREA PLAN
C-500	STORM DRAINAGE AREA PLAN
C-900	SEDIMENT AND EROSION PLAN

255 RICHMOND  
CITY OF OTTAWA  
CONTRACT NO. 135883





CLIENT

STREET CAPITAL INC.

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ISSUES

No.	DESCRIPTION	DATE
1	ISSUED FOR SPA	2022-10-04
2	REVISED AS PER CITY COMMENTS	2023-04-03
3	REVISED AS PER CITY COMMENTS	2023-06-16
4	REVISED PER NEW SITE PLAN	2023-09-13
5	REVISED FOR SPA	2025-04-22
6	REVISED PER NEW SITE PLAN	2025-07-16
7		
8		

KEY PLAN

CONSULTANTS

SCALE

1:150

0 1.5 3 4.5 7.5m

SEAL

LICENCED PROFESSIONAL ENGINEER  
S. E. LABADIE  
100214983  
2025/07/16  
PROVINCE OF ONTARIO

PROJECT

255 RICHMOND

PROJECT NO: 135883

DRAWN BY: SPG

PROJECT MGR: D.G.Y

CHECKED BY: S.E.L

APPROVED BY: D.G.Y

SHEET TITLE

GENERAL PLAN OF SERVICES

SHEET NUMBER

C-001

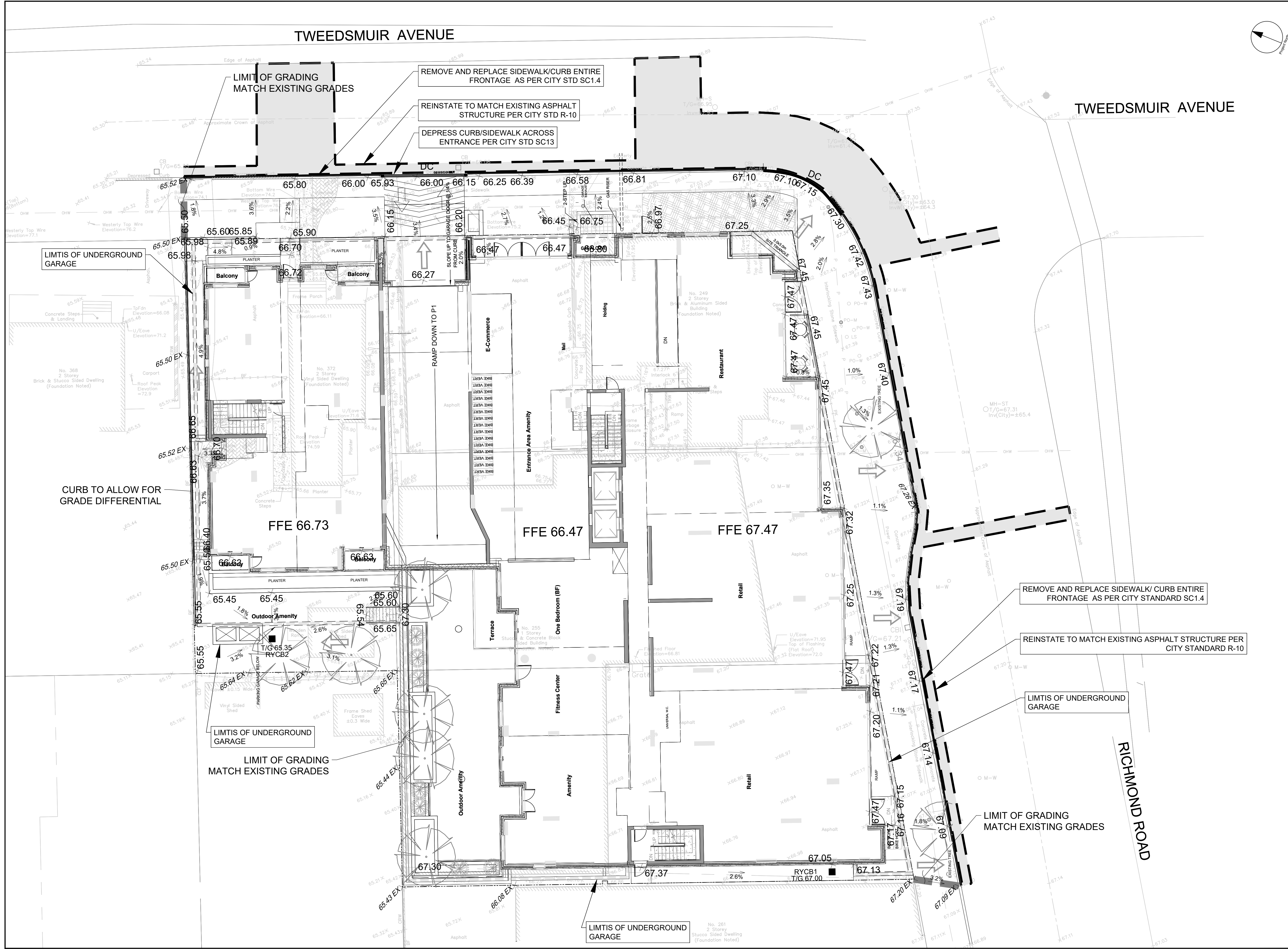
ISSUE

6

CITY FILE No. D07-12-21-0179

CITY PLAN No. 18619





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7		
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KEY PLAN

CONSULTANTS

PROJECT

255 RICHMOND

PROJECT NO:

135883

DRAWN BY:

SPG

CHECKED BY:

S.E.L.

PROJECT MGR:

D.G.Y.

APPROVED BY:

D.G.Y.

SHEET TITLE

GRADING PLAN

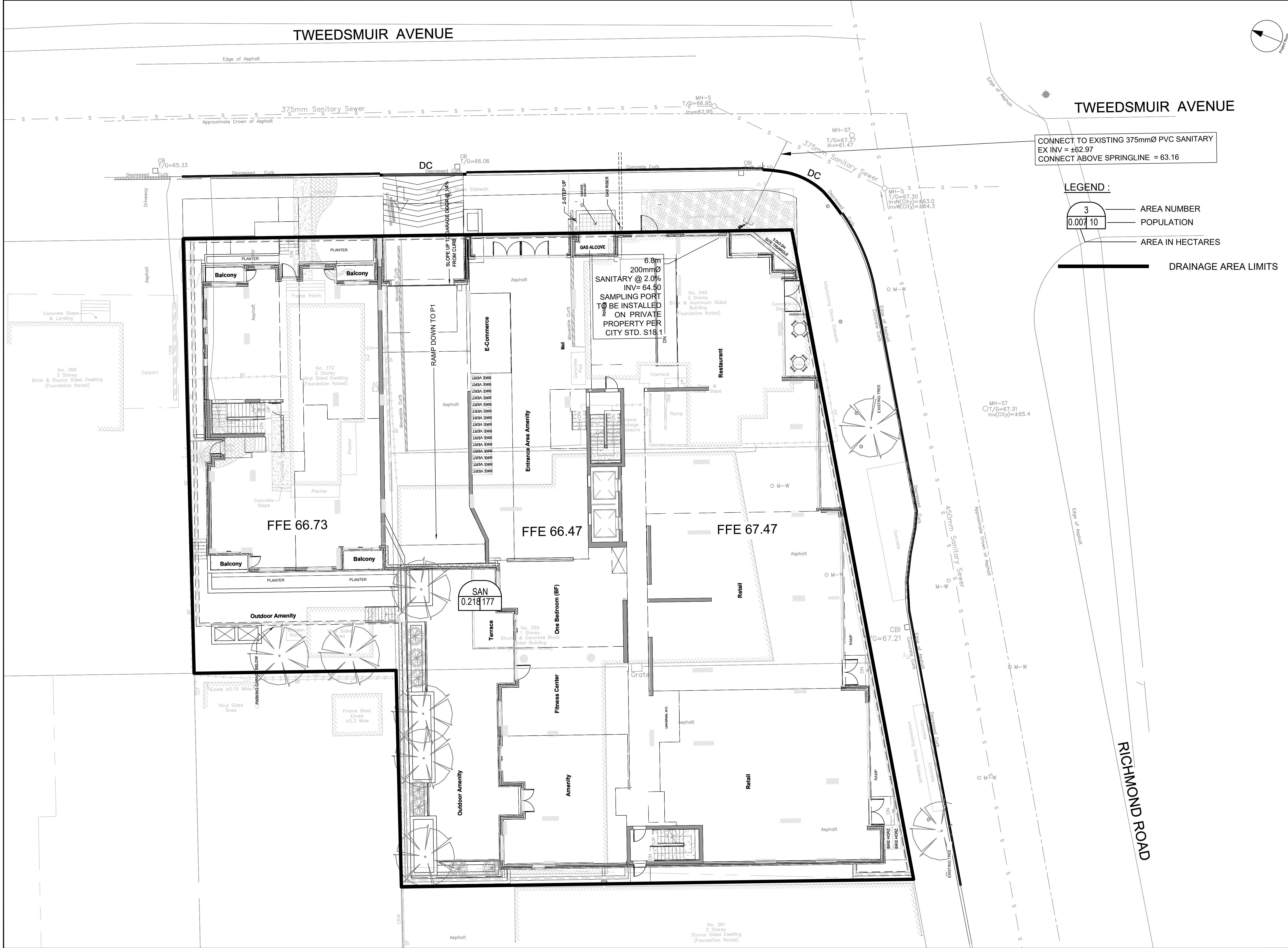
SHEET NUMBER

C-200

ISSUE

6





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7		
8		

KEY PLAN

CONSULTANTS

PROJECT

255 RICHMOND

PROJECT NO:

135883

DRAWN BY:

SPG

CHECKED BY:

S.E.L.

PROJECT MGR:

D.G.Y.

APPROVED BY:

D.G.Y.

SHEET TITLE

SANITARY DRAINAGE AREA PLAN

SHEET NUMBER

C-400

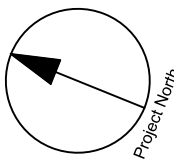
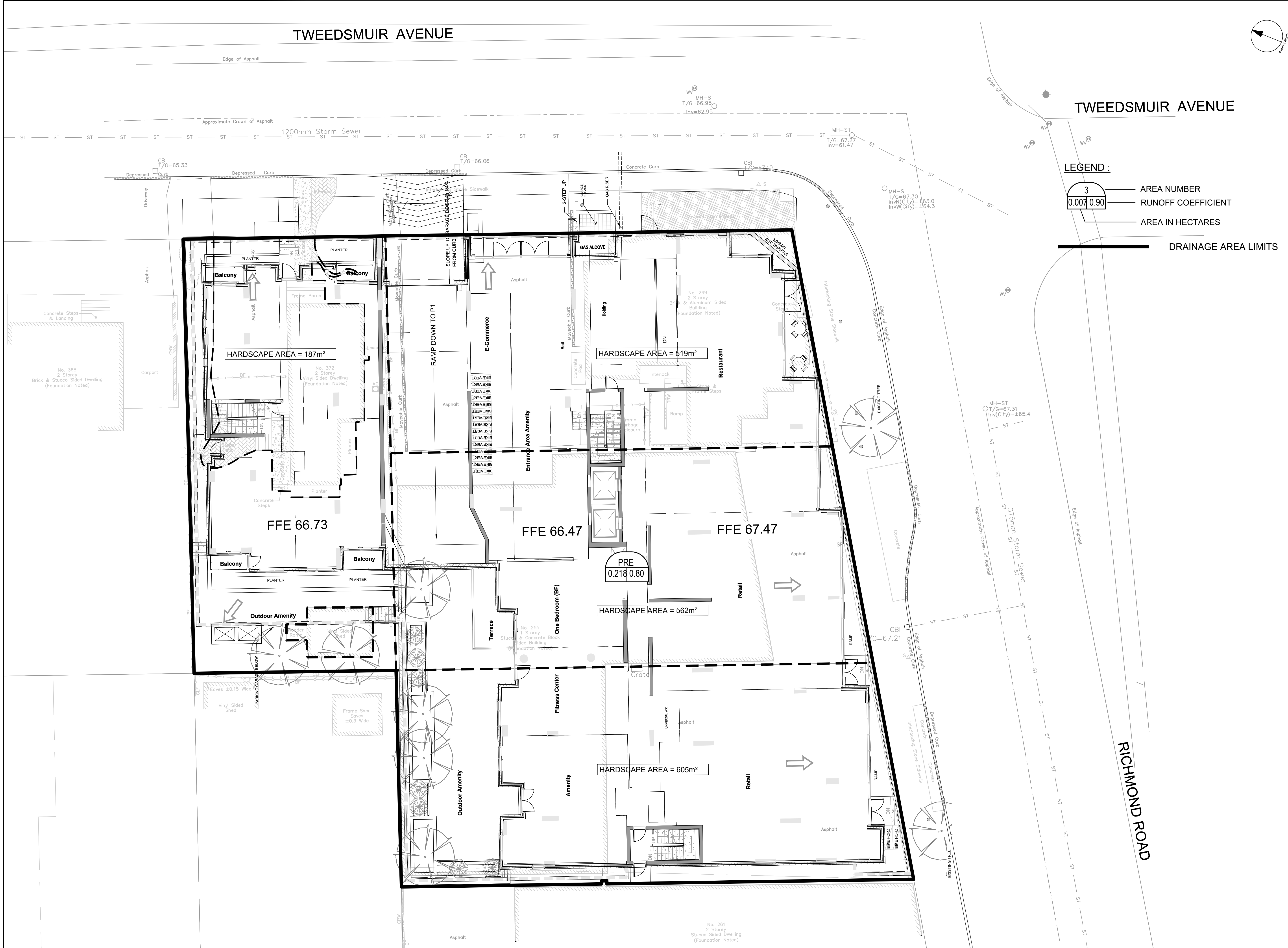
ISSUE

6









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**TWEEDSMUIR AVENUE**

**LEGEND :**

- 3

0.007 0.90
- AREA NUMBER
- RUNOFF COEFFICIENT
- AREA IN HECTARES

**DRAINAGE AREA LIMITS**



**CONSULTANTS**



**SEAL**



**IBI GROUP**  
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Ottawa ON K1S 5N4 Canada  
Tel 613 225 1311 / 613 241 3300 Fax 613 225 9868  
ibigroup.com

**PROJECT**  
255 RICHMOND

**PROJECT NO:**  
135883

**DRAWN BY:**  
SPG

**CHECKED BY:**  
S.E.L.

**PROJECT MGR:**  
D.G.Y.

**APPROVED BY:**  
D.G.Y.

**SHEET TITLE**  
PRE-DEVELOPMENT STORM  
DRAINAGE AREA PLAN

**SHEET NUMBER**  
C-501

**ISSUE**  
6

CITY PLAN No. 18619

CITY FILE No. D07-12-21-0179



NOTES:

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.

1. SILT FENCE TO BE ERRECTED PRIOR TO EARTH WORKS BEING COMMENCED. SILT FENCE TO BE MAINTAINED UNTIL VEGETATION IS ESTABLISHED OR UNTIL START OF SUBSEQUENT PHASE.
2. SILT SACK TO BE PLACED AND MAINTAINED UNDER COVER OF ALL CATCHBASINS. GEOTEXTILE SILT SACK IN STREET CBs TO REMAIN UNTIL ALL CURBS ARE CONSTRUCTED. GEOTEXTILE FABRIC IN RYCBs TO REMAIN UNTIL VEGETATION IS ESTABLISHED. ALL CATCHBASINS TO BE REGULARLY INSPECTED AND CLEANED, AS NECESSARY, UNTIL SOD AND CURBS ARE CONSTRUCTED.
3. WORKS NOTED ABOVE ARE TO BE INSTALLED, INSPECTED, MAINTAINED AND ULTIMATELY REMOVED BY SERVICING CONTRACTOR.
4. THIS IS A "LIVING DOCUMENT" AND MAY BE MODIFIED IN THE EVENT THE PROPOSED CONTROL MEASURES ARE INSUFFICIENT
5. SEE DRAWING C-010 FOR ADDITIONAL DETAILS AND NOTES.

LEGEND :

- ■ ■ ■ ■ LIGHT DUTY SILT FENCE AS PER OPSD-219.110
- — — — — SNOW FENCE
- STRAW BALE CHECK DAM AS PER OPSD-219.180
- ◆ ROCK CHECK DAM AS PER OPSD-219.210
- SILT SACK PLACED UNDER EXISTING CB COVER
- 6.0 15.0 TEMPORARY MUD MAT 0.15m THICK 50mm CLEAR STONE ON NON WOVEN FILTER CLOTH

