

- LEGEND**
- PROPERTY LINE
 - PROPOSED ELEVATION
 - EXISTING ELEVATION
 - GRADE AND DIRECTION
 - PROPOSED TOP OF CURB ELEVATION
 - PROPOSED TERRACE ELEVATION
 - MAXIMUM 3:1 SIDESLOPE
 - EMERGENCY OVERLAND FLOW ROUTE
 - SAN MH 1
 - CBMH 3
 - STM MH 1
 - CB
 - HYD
 - DC
 - RC
 - KCD
 - EXISTING EDGE OF PAVEMENT
 - EXISTING VALVE & VALVE BOX
 - EXISTING SERVICE POST
 - EXISTING HYDRANT
 - EXISTING COMBINED MH
 - EXISTING CATCHBASIN
 - EXISTING CATCHBASIN MH
 - EXISTING UTILITY POLE

- PAVEMENT STRUCTURE:**
- LIGHT DUTY PAVEMENT
50mm HL-3 or SUPERPAVE 12.5
150mm GRANULAR "A"
300mm GRANULAR "B" TYPE II
ASPHALT GRADE PG 58-34 - TRAFFIC LEVEL 'B'
*INSTALLED PER GEOTECHNICAL REPORT
 - HEAVY DUTY PAVEMENT
40mm HL-3 or SUPERPAVE 12.5
50mm HL-8 or SUPERPAVE 19.0
150mm GRANULAR "A"
450mm GRANULAR "B" TYPE II
ASPHALT GRADE PG 58-34 - TRAFFIC LEVEL 'B'
*INSTALLED PER GEOTECHNICAL REPORT
 - HEAVY DUTY CONCRETE ROADWAY
CONCRETE AND HEAVY DUTY GRANULAR
BASE INSTALLED PER GEOTECHNICAL REPORT
 - HEAVY DUTY PAVEMENT - ROADWAY RE-INSTATEMENT
MATCH EXISTING GRANULAR STRUCTURE OF ROADWAY IN TRENCHES.
MATCH EXISTING ASPHALT THICKNESSES IN TRENCHES.
NEW ASPHALT GRADE PG 58-34
PROVIDE FULL ROAD WIDTH ASPHALT OVERLAY, MIN. 40mm DEPTH AS
SHOWN INCLUDING INTERSECTION OF LEES & ROBINSON AVENUES.
REFER TO AMENDED ROAD ACTIVITY BY-LAW 2003-445.

PROPOSED STRUCTURAL RETAINING ALONG WEST PROPERTY LINE TO BE CONSTRUCTED PER THE DETAILS ON STRUCTURAL PLANS. CONTRACTOR TO PROVIDE STAMPED AND SIGNED RETAINING WALL DRAWINGS BASED ON PROPOSED GRADING DESIGN, EXISTING SOIL CONDITIONS AND STRUCTURAL LOADS ABOVE FOR APPROVAL PRIOR TO CONSTRUCTION. ALL RETAINING WALLS AND RAILINGS / GUARDS ARE TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.

MAINTAIN EXISTING GRADES AT BASE OF RETAINING WALL ALONG THE PROPERTY WEST LINE (TYP.)

PROPOSED STRUCTURAL RETAINING ALONG WEST PROPERTY LINE TO BE CONSTRUCTED PER THE DETAILS ON STRUCTURAL PLANS. CONTRACTOR TO PROVIDE STAMPED AND SIGNED RETAINING WALL DRAWINGS BASED ON PROPOSED GRADING DESIGN, EXISTING SOIL CONDITIONS AND STRUCTURAL LOADS ABOVE FOR APPROVAL PRIOR TO CONSTRUCTION. ALL RETAINING WALLS AND RAILINGS / GUARDS ARE TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.

EXISTING LIGHT STANDARD TO BE RELOCATED

REFER TO FUNCTIONAL DESIGN DRAWINGS AND RMA PACKAGE FOR ALL MUNICIPAL ROADWAY MODIFICATIONS WITHIN CHAPEL CRESCENT AND LEES AVENUE

PROVIDE NEW WESTERN SITE ENTRANCE PER CITY DETAIL SC 1.1

CLOSE EXISTING SITE ENTRANCE. REMOVE AND REPLACE EXISTING DEPRESSED CURB WITH NEW MONOLITHIC CURB AND SIDEWALK PER CITY DETAIL SC 2.

JOB BENCHMARK #1 CUT CROSS ON CONCRETE CURB Elevation = 62.04

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.

OWNER INFORMATION
2 ROBINSON AVENUE LIMITED PARTNERSHIP
88 ALBERT STREET
OTTAWA, ONTARIO, K1P 5E9
CONTACT: MR. KIERAN WAUGH
PHONE: (416) 903-1377
EMAIL: kwaugh@placetedore.com

No.	REVISION	DATE	BY
4	RE-ISSUED FOR SITE PLAN APPROVAL	JAN 10/23	FST
3	RE-ISSUED FOR SITE PLAN APPROVAL	OCT 07/22	FST
2	REVISED PER CITY COMMENTS / UPDATED SITE PLAN	MAR 30/22	FST
1	ISSUED FOR SITE PLAN APPROVAL	NOV 15/21	FST

SCALE
1:300

DESIGN
SM / FST
CHECKED
FST
DRAWN
DM / SM
CHECKED
SM / FST
APPROVED
FST

FOR REVIEW ONLY

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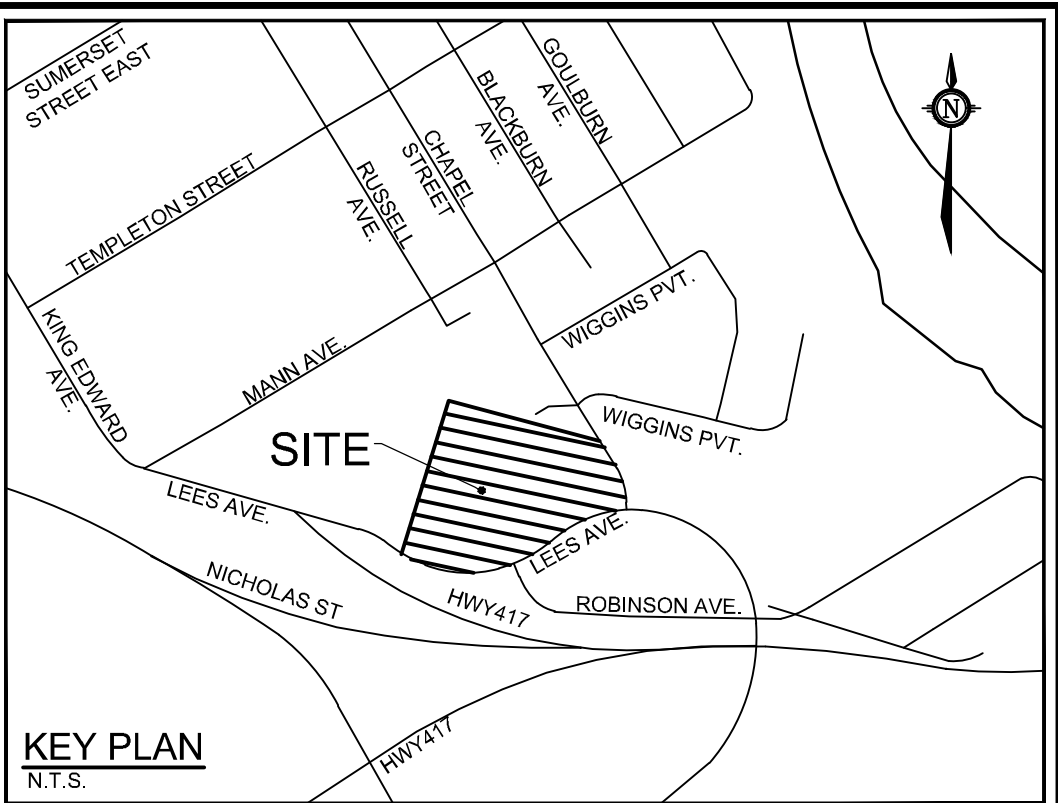
LOCATION
CITY OF OTTAWA
320 LEES AVENUE (2 ROBINSON AVENUE)
DRAWING NAME
GRADING PLAN

PROJECT No. 119171
REV. REV.#4
DRAWING No. 119171-GR

PROVIDE FULL ROAD WIDTH ASPHALT OVERLAY, MIN. 40mm DEPTH AS SHOWN INCLUDING INTERSECTION OF LEES & ROBINSON AVENUES. ADJUST ALL AFFECTED IRONWORKS ACCORDINGLY. REFER TO AMENDED ROAD ACTIVITY BY-LAW 2003-445.

REFER TO FUNCTIONAL DESIGN DRAWINGS AND RMA PACKAGE FOR ALL MUNICIPAL ROADWAY MODIFICATIONS WITHIN CHAPEL CRESCENT AND LEES AVENUE

REFER TO 119171-NDT FOR NOTES, DETAILS AND TABLES



BENCHMARK INFO:
CITY OF OTTAWA MONUMENT NO. 2011-0127 LOCATED NEAR THE SOUTH-WEST CORNER OF THE INTERSECTION OF LEES AVENUE AND ROBINSON AVENUE. GEODETIC ELEVATION = 63.60m.
ALL ELEVATIONS ARE REFERRED TO THE CGVD28 GEODETIC DATUM, DERIVED FROM VERTICAL CONTROL MONUMENT NO. 3003 HAVING AN ELEVATION OF 76.989 METRES. BEARINGS ARE GRID, DERIVED FROM THE NORTHERLY LIMIT OF PART 1 ON PLAN 4R-1381 AND ARE REFERRED TO THE CENTRAL MERIDIAN OF MTM ZONE 9 (76°30' WEST LONGITUDE) WAD-83 (ORIGINAL).
THE EXISTING GRADES SHOWN ON THE PLANS ARE TAKEN DIRECTLY FROM TOPOGRAPHICAL SURVEY PLAN (Ref. # 21029-20 JRE L1 7 PL. 49 T.F.), PREPARED BY ANNE O'SULLIVAN VOLLEBERG SIGNED AND DATED AUGUST 14, 2020.
SURROUNDING BACKGROUND TOPO INFORMATION BEYOND THE LIMITS OF THE SITE SURVEY ARE SHOWN FROM CITY OF OTTAWA 1:1000 MAPPING FOR CONTEXT ONLY.

REFER TO FUNCTIONAL DESIGN DRAWINGS AND RMA PACKAGE FOR ALL MUNICIPAL ROADWAY MODIFICATIONS WITHIN CHAPEL CRESCENT AND LEES AVENUE

JOB BENCHMARK #3 CUT CROSS ON CONCRETE SIDEWALK Elevation = 65.57

MAINTAIN AND PROTECT EXISTING MUNICIPAL INFRASTRUCTURE WITHIN THE R.O.W. DURING ALL PHASES OF CONSTRUCTION

EXISTING LIGHT STANDARD TO BE MAINTAINED AND PROTECTED

EXISTING LIGHT STANDARD TO BE MAINTAINED AND PROTECTED

REFER TO FUNCTIONAL DESIGN DRAWINGS AND RMA PACKAGE FOR ALL MUNICIPAL ROADWAY MODIFICATIONS WITHIN CHAPEL CRESCENT AND LEES AVENUE

PROVIDE FULL ROAD WIDTH ASPHALT OVERLAY, MIN. 40mm DEPTH AS SHOWN INCLUDING INTERSECTION OF LEES & ROBINSON AVENUES. ADJUST ALL AFFECTED IRONWORKS ACCORDINGLY. REFER TO AMENDED ROAD ACTIVITY BY-LAW 2003-445.

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D07-12-21-0202 # 18357