

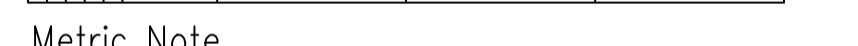
- GENERAL NOTES:**
- ALL WORK TO CONFORM TO THE LATEST MUNICIPAL STANDARDS, THE PROVINCIAL STANDARD DRAWINGS AND SPECIFICATIONS (OPSD AND OPSS) AND WHERE APPLICABLE / REQUIRED, LOCAL UTILITY STANDARDS AND THE ONTARIO MINISTRY OF TRANSPORTATION STANDARDS WILL APPLY.
  - ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE "ONTARIO OCCUPATIONAL HEALTH AND SAFETY ACT" AND ITS LATEST AMENDMENTS. THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE CONSTRUCTOR AS DEFINED IN THE ACT.
  - SHOULD DEEPLY 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 (416-314-7448). IN THE EVENT THAT HUMAN REMAINS ARE ENCOUNTERED DURING SOIL STRIPPING ACTIVITIES, BOTH THE ONTARIO MINISTRY OF CULTURE, AND THE REGISTRAR OR DEPUTY REGISTRAR OF THE CENTRIES REGULATION UNIT OF THE MINISTRY OF CONSUMER AND COMMERCIAL RELATIONS (416-326-8392), SHOULD BE NOTIFIED IMMEDIATELY AS WELL AS THE LOCAL POLICE.
  - ALL TEMPORARY TRAFFIC CONTROL AND SIGNAGE DURING CONSTRUCTION SHALL BE IN ACCORDANCE WITH CURRENT ONTARIO TRAFFIC MANUAL - BOOK 7 - TEMPORARY CONDITIONS (LATEST EDITION).
  - THE CONTRACTOR SHALL RECTIFY ANY DISTURBED AREAS TO ITS ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE GOVERNING AUTHORITIES.
  - THIS DRAWING SHALL BE READ IN CONJUNCTION WITH ALL DRAWINGS, REPORTS AND SPECIFICATIONS THAT RELATE TO THIS PROJECT.
  - FOR LEGAL SURVEY AND TOPOGRAPHIC INFORMATION REFER TO PLAN PREPARED BY FARLEY, SMITH & DENIS SURVEYING LTD. - DATED 21ST DAY OF DECEMBER, 2020
  - ALL DIMENSIONS SHALL BE CHECKED AND VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
  - THE CONTRACTOR IS TO REPORT ALL DISCOVERIES OF ERRORS, OMISSIONS OR DISCREPANCIES TO THE ENGINEER AS APPLICABLE. LOST TIME DUE TO FAILURE OF THE CONTRACTOR TO CONFIRM UTILITY LOCATIONS, AND 2) NOTIFY THE ENGINEER OF POSSIBLE CONFLICTS, PRIOR TO CONSTRUCTION, WILL BE TO THE CONTRACTOR'S PERIL AND EXPENSE.
  - 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 GOVERNING AUTHORITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DISTURBED DURING CONSTRUCTION TO THE SATISFACTION OF THE GOVERNING AUTHORITY.
  - ALL DIMENSIONS ARE IN METRES UNLESS SPECIFIED OTHERWISE.
  - THERE WILL BE NO SUBSTITUTION OF MATERIALS OR SPECIFIED PRODUCTS UNLESS PRIOR WRITTEN APPROVAL IS RECEIVED FROM THE ENGINEER.
  - ALL CONSTRUCTION SHALL BE CARRIED OUT IN ACCORDANCE WITH THE RECOMMENDATIONS MADE IN THE LATEST GEOTECHNICAL REPORT, SITE SERVING REPORT AS WELL AS THE STORMWATER MANAGEMENT REPORT FOR THIS SITE. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN THE LATEST COPIES OF SAID REPORTS.
  - THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING AND BEARING THE COSTS OF, ALL REQUIRED PERMITS, UNLESS SPECIFIED OTHERWISE.
  - ALL NECESSARY CLEARING AND GRUBBING SHALL BE COMPLETED BY THE CONTRACTOR. THE CONTRACTOR MUST OBTAIN APPROVAL FROM THE CONTRACT ADMINISTRATOR AND/OR THE MUNICIPALITY PRIOR TO ANY TREE CUTTING / REMOVAL.
  - THE CONTRACTOR SHALL PROVIDE THE ENGINEER PERTINENT AS-BUILT MEASUREMENTS, NOTES AND MARK-UPS TO ENABLE THE ENGINEER TO REVIEW AND PREPARE AS-BUILT GRADING AND SITE SERVING PLANS.
  - 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.
  - ANY EXISTING OR DISCOVERED WELLS OR MONITORING WELLS FOUND ON THE PROPERTY WILL NEED TO BE PROPERLY ABANDONED IN ACCORDANCE WITH O. REG. 903 AND ITS AMENDMENTS.

- STORM AND SANITARY SEWER NOTES:**
- CONTRACTOR IS TO OBTAIN A ROAD CUT PERMIT TO INSTALL AND CONNECT THE PROPOSED SERVICES TO THE MUNICIPAL INFRASTRUCTURE LOCATED WITHIN EXISTING ROAD AND STREET.
  - BEDDING, THICKNESS OF COVER MATERIAL AND COMPACTION REQUIREMENTS FOR THE STORM AND SANITARY SEWERS SHALL CONFORM TO THE MANUFACTURER'S DESIGN REQUIREMENTS AND TO THE REQUIREMENTS AND DETAILED INSTALLATIONS OUTLINED IN THE ONTARIO PROVINCIAL STANDARD SPECIFICATIONS (OPSS) AND ANY APPLICABLE STANDARDS OR REQUIREMENTS FROM THE LOCAL CITY/TOWNSHIP AS WELL AS ANY RECOMMENDATIONS PROVIDED WITHIN THE GEOTECHNICAL REPORT PREPARED FOR THIS PROJECT.
  - ALL STORM AND SANITARY SEWERS TO BE CSA CERTIFIED, BELL AND SPOOT TYPE. ONLY FACTORY FITTINGS TO BE USED.
  - ALL PIPE & CULVERT SECTION SIZES SPECIFIED ON THE DRAWING ARE REFERRED TO INSIDE DIMENSIONS. STORM SEWER MATERIALS TO BE PVC-SOR-35, WHILE ALL SANITARY SEWER MATERIALS TO BE PVC-SOR-35 FOR PIPES 200MM DIAMETER AND ABOVE; PVC-SOR-28 FOR PIPES LESS THAN 200MM DIAMETER. ALL SEWERS TO BE INSTALLED AS PER OPSD 802.010.
  - ANY FILL ENCOUNTERED AT THE SUBGRADE SEWER LEVEL OF THE PIPE SHOULD BE SUB-EXCAVATED DOWN TO NATIVE SOIL AND REPLACED WITH GRANULAR FILL IN MAXIMUM 300MM THICK LIFTS COMPACTED TO 98% SPOOD UP TO THE SUBGRADE LEVEL. REFER TO GEOTECHNICAL REPORT FOR MORE DETAIL.
  - ALL SERVICE TRENCHES SHOULD BE BACKFILLED USING COMPACTABLE MATERIAL, FREE OF ORGANICS, DEBRIS AND LARGE COBBLES OR BOLDERS. THE TRENCH SHOULD BE COMPACTED IN MAX. 300MM THICK LIFTS TO 98% SPOOD.
  - TRENCHES IN EXISTING PAVED AREAS, TRANSITIONS SHALL BE CONSTRUCTED WITH PROPER COMPACTION BETWEEN NEW AND THE EXISTING PAVEMENT STRUCTURES TO MINIMIZE POTENTIAL FUTURE DIFFERENTIAL SETTLEMENT BETWEEN THE PAVEMENT STRUCTURES. TRANSITION IS TO START AT SUBGRADE LEVEL AND EXTEND TO UNDERLAYER OF ASPHALTIC CONCRETE LEVEL (IF ANY) AT A 1:1 SLOPE. THE ASPHALTIC CONCRETE IS TO BE CUT BACK TO A MINIMUM OF 150MM FROM THE EDGE OF EXCAVATION TO ALLOW FOR PROPER COMPACTION BETWEEN THE PAVEMENT STRUCTURES.
  - ALL SEWERS CONSTRUCTED WITH GRADES LESS THAN 1.0% SHALL BE INSTALLED USING LASER ALIGNMENT AND VERIFIED WITH LEVEL INSTRUMENT PRIOR TO BACKFILLING.
  - THE CONTRACTOR WILL BE RESPONSIBLE FOR ADDITIONAL BEDDING, COVER AND ADDITIONAL BACKFILLING, IF THE EXCAVATION EXCEEDS TRENCH WIDTH AS SPECIFIED BY OPSD 401 (OPSD 802.010).
  - ALL STORM AND SANITARY MAINTENANCE HOLES TO BE SIZED IN ACCORDANCE WITH THE PLANS AND AS PER CITY OF OTTAWA STANDARDS AS APPLICABLE COMPLETE WITH BENCHING, RUNGS, AND FRAME AND COVER MAINTENANCE HOLES COVERS AND FRAMES. CONTRACTOR TO PROVIDE ALL PERTINENT SHOP DRAWINGS OF ALL MAINTENANCE HOLES AND CATCH BASINS (AS REQUIRED) TO ENGINEER FOR REVIEW AND ACCEPTANCE PRIOR TO DELIVERY TO SITE.
  - CONTRACTOR TO INSTALL FILTER FABRIC UNDER ALL MAINTENANCE HOLE AND CATCH BASIN COVER UNTIL SLODDING IS COMPLETE.
  - ALL STORM OR SANITARY SEWER WITH LESS THAN 2.0M COVER WILL REQUIRE RIGID INSULATION AS SPECIFIED ON THE SITE SERVING PLAN. THE INSULATION WILL BE INSTALLED IN ACCORDANCE WITH OPSD 1109.030.
  - CONTRACTOR TO PROVIDE INLET CONTROL DEVICE (ICD) SHOP DRAWINGS, FOR ENGINEER'S REVIEW PRIOR TO ORDERING ICD(S). INSTALLATION OF SAID ICD(S) IS TO BE IN ACCORDANCE WITH MANUFACTURER'S GUIDELINES.
  - APPROVED FLOW VALVES MUST BE INSTALLED FOR ALL SANITARY AND STORM CONNECTIONS TO BUILDINGS AS PER CITY OF OTTAWA STANDARDS.
  - ALL EXISTING PRIVATE CONNECTIONS WHICH ARE NOT NEEDED SHALL BE CAPPED AT THE PROPERTY LINE.
  - THE CONTRACTOR SHALL CONFIRM THAT ALL UNUSED LATERALS ARE CAPPED AT THE PROPERTY LINE. IF THEY ARE NOT, THE CONTRACTOR SHALL CAP THEM TO THE SATISFACTION OF THE CITY.

TOPOGRAPHIC PLAN OF SURVEY OF  
**PART OF LOT 1  
 CONCESSION 3 (OTTAWA FRONT)**  
 GEOGRAPHIC TOWNSHIP OF GLOUCESTER  
 CITY OF OTTAWA

FARLEY, SMITH & DENIS SURVEYING LTD. 2021

Scale 1:200



**Metric Note**  
 Distances and coordinates on this plan are in metres and can be converted to feet by dividing by 0.3048.

**Distance Note**  
 Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.99956.

**Bearing Note**  
 Bearings are grid, are referred to the westerly limit of Part 1 on Plan 4R-10640 having a bearing of N 24° 32' 44" W and are referred to the Central Meridian of MTM Zone (76°30' West Longitude) Nad-83 (Original).

For bearing comparisons, a rotation of 0°00'45" clockwise was applied to bearings on P2.

**Elevation Notes**

- Elevations shown are geodetic and are referred to Geodetic Datum CGVD-1928:1978.
- Elevations derived from NCC Monument No. 019680229 having a published elevation of 86.121 metres.
- It is the responsibility of the user of this information to verify that the job benchmark has not been altered or disturbed and that its relative elevation and description agrees with the information shown on this drawing.

**Utility Notes**

- This drawing cannot be accepted as acknowledging all of the utilities and it will be the responsibility of the user to contact the respective utility authorities for confirmation. DO NOT scale the drawing - any errors or omissions shall be reported to ADAD Inc. without delay.
- Only visible surface utilities were located.
- Underground utility data compiled from City of Ottawa utility sheet reference: G-32-07, G-32-08, P005-501-1, 14559ap242 & 14559ap243.
- Sanitary and storm sewer grades and inverts were compiled from: City of Ottawa Underground Plans.
- A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc. CONFIRM

**LEGEND:**

- SITE BOUNDARY
- PROPOSED CONCRETE CURB WITH DEPRESSION
- PROPOSED BUILDING ENVELOPE
- EXISTING HYDRO POLE
- EXISTING FIRE HYDRANT
- EXISTING GROUND ELEVATION
- PROPOSED ELEVATION
- PROPOSED DOOR ENTRANCE
- DIRECTION AND SLOPE OF SURFACE WATER FLOW
- PROPOSED FINISHED FLOOR ELEVATION
- PROPOSED UNDERSIDE OF FOOTING ELEVATION
- SITE BENCHMARK SITE BENCHMARK 2 NAILS IN UTILITY POLE ELEVATION=91.06

No	DATE	ISSUED FOR	App.	No	DATE	REVISION	App.
1	2021/11/23	SITE PLAN CONTROL	H.A.	1			
2				2			
3				3			
4				4			
5				5			

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Key Plan

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Stamps

Project  
**ORLEANS RESIDENTIAL & MEDICAL FACILITY**  
 3 996 Innes Road, Ottawa, ON.

Title  
**SITE SERVING PLAN**

Date: 2021/11/23

Revision: 0

Drawn / A.A.  
 Verif. / H.A.

Scale  
 1:200

Drawing #  
 SS-1