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Legend

- PROPOSED WATERMAIN
- PROPOSED VALVE AND VALVE BOX
- PROPOSED SANITARY SEWER
- PROPOSED STORM SEWER
- EXISTING WATERMAIN
- EXISTING VALVE AND VALVE BOX
- EXISTING FIRE HYDRANT
- EXISTING SANITARY SEWER
- EXISTING STORM SEWER
- EXISTING CATCHBASIN
- EXISTING DEPRESSED CURB LOCATIONS
- PROPOSED BARRIER CURB
- THERMAL INSULATION ON STORM SEWER WHERE COVER IS LESS THAN 1.5m. THERMAL INSULATION ON WATERMAIN WHERE COVER IS LESS THAN 2.4m AS PER W22.
- WATER METER
- REMOTE WATER METER
- EXISTING BUILDING
- PROPOSED BUILDING
- EXISTING FENCE
- PROPERTY LINE
- EXISTING OVERHEAD WIRES
- PROPOSED ROAD CUT AS PER R10
- PROPOSED INTERLOCKING
- PROPOSED CURB AND SIDEWALK CUT AS PER SC2

Notes

- FINAL SERVICE LATERAL SIZES TO BE CONFIRMED BY MECHANICAL CONSULTANT
- THE LOCATION OF UTILITIES IS APPROXIMATE ONLY AND THE EXACT LOCATION SHOULD BE DETERMINED BY CONSULTING THE MUNICIPAL AUTHORITIES AND UTILITY COMPANIES CONCERNED. THE CONTRACTOR SHALL PROVE THE LOCATION OF UTILITIES AND SHALL BE RESPONSIBLE FOR THEIR PROTECTION AND THE IMPLEMENTATION OF ANY NECESSARY PROCEDURES CALLED FOR IN THE APPROPRIATE STANDARD AND REGULATIONS
- SITE PLAN PREPARED BY SUSAN D. SMITH ARCHITECT, DATED MARCH 24, 2022.
- TOPOGRAPHIC SURVEY SUPPLIED BY ANNIS, O'SULLIVAN, VOLLEBECK LTD. No. 20477-20, PART 1 OF LOT 4 (EAST PARKDALE AVENUE LOTS) AND LOTS 3 AND 4 (WEST FORWARD AVENUE LOTS) REGISTERED PLAN 35, CITY OF OTTAWA, DATED MARCH 20, 2020.
- GEOTECHNICAL REPORT PG0626-1 DATED NOVEMBER 24, 2021, PREPARED BY PATERSON GROUP LTD.

Revision	By	Appd.	YY.MM.DD
2	WAJ	KJK	22.04.12
1	DW	KJK	21.12.22

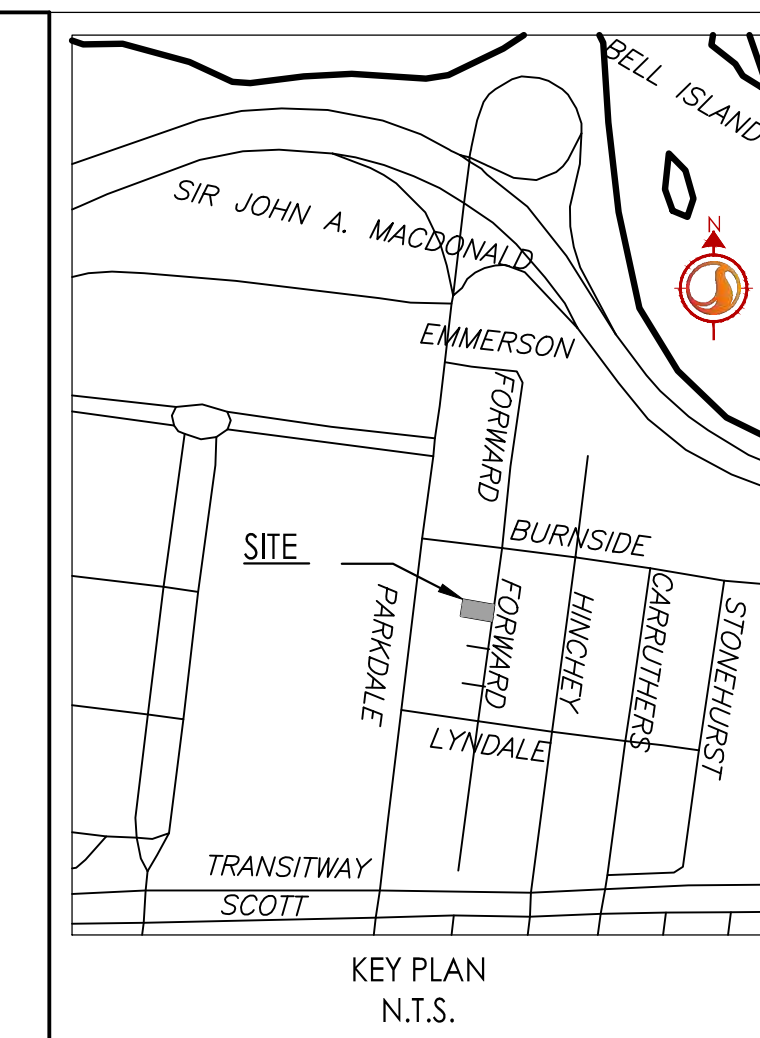
File Name:	DW	KJK	DW	21.12.22
160401680-DB	Dwn.	Chkd.	Dgn.	YY.MM.DD

Permit-Seal

Client/Project
VIKA LAND DEVELOPMENT GROUP INC.
2727 GRAND VISTA CR.
OTTAWA, ON, K2J 0W5
NEW APARTMENT BUILDING
138 FORWARD AVENUE
OTTAWA, ONTARIO

Title
SITE SERVICING PLAN

Project No.	Scale	Sheet	Revision
160401680	1:75		
Drawing No.			

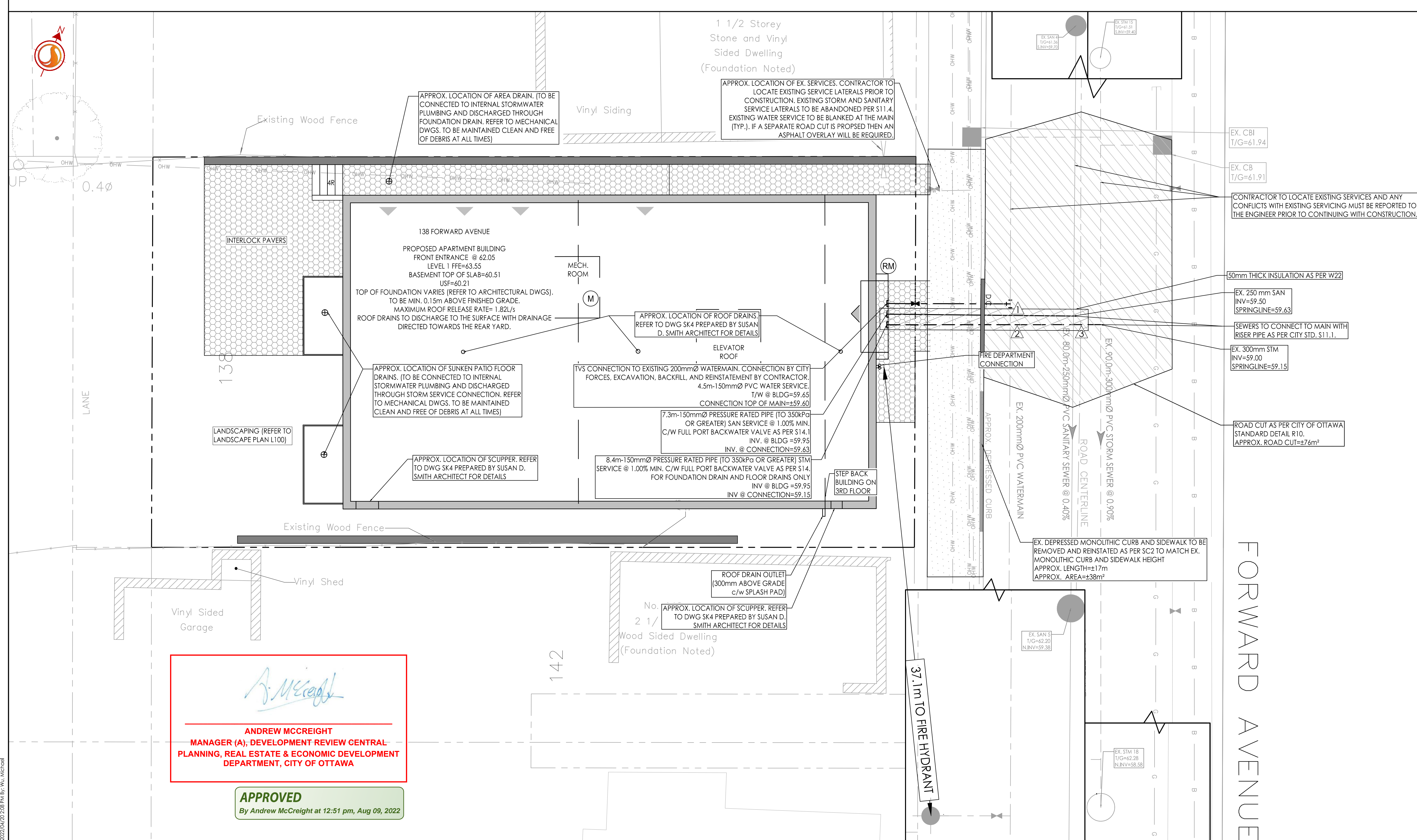


GENERAL NOTES

- ALL WORK SHALL BE CARRIED OUT IN COMPLIANCE WITH THE ONTARIO OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS.
- ALL WORK AND MATERIALS TO CONFORM WITH CURRENT MINISTRY OF THE ENVIRONMENT & ENERGY OF ONTARIO, CITY OF OTTAWA AND ONTARIO PROVINCIAL STANDARDS AND SPECIFICATIONS. LOCAL UNIT STANDARDS AND MINISTRY OF TRANSPORTATION STANDARDS WILL APPLY WHERE REQUIRED.
- THE CONTRACTOR IS ADVISED THAT WORKS BY OTHERS MAY BE ONGOING DURING THE PERIOD OF THIS CONTRACT. THE CONTRACTOR SHALL COORDINATE CONSTRUCTION ACTIVITIES AND COOPERATION WITH ALL OTHER CONTRACTORS AND PREVENT CONSTRUCTION CONFLICTS.
- THE INFORMATION SHOWN FOR EXISTING UTILITIES WAS PROVIDED BY OTHERS. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND PROTECTING ALL UTILITIES DURING CONSTRUCTION. ALL EXISTING UTILITIES MUST BE LOCATED AND VERIFIED BY EACH UTILITY PRIOR TO COMMENCEMENT OF WORK. ANY VARIANCE IS TO BE IMMEDIATELY REPORTED TO THE ENGINEER. LOT TIME DUE TO FAILURE OF THE CONTRACTOR TO CORRECT UTILITY LOCATIONS AND NOTIFY THE ENGINEER OF POSSIBLE CONFLICTS PRIOR TO CONSTRUCTION WILL BE AT THE CONTRACTOR'S EXPENSE.
- ALL CONSTRUCTION SHALL BE CARRIED OUT IN ACCORDANCE WITH THE RECOMMENDATIONS MADE IN THE GEOTECHNICAL REPORT.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED AND TO BEAR THE COST OF SAME INCLUDING WATER FEE AND ASSOCIATED COSTS.
- CONTRACTOR IS RESPONSIBLE TO KEEP THE ROADS FREE AND CLEAR FROM MUD OR DEBRIS.
- ALL DETAINED AREAS SHALL BE MAINTAINED TO EQUAL OR BETTER CONDITION TO THE SATISFACTION OF THE ENGINEER AND THE CITY. PAVEMENT REINSTATEMENT FOR SERVICE AND UTILITY CUTS SHALL BE IN ACCORDANCE WITH OPSD 509.010 AND OPSD 310.
- BENCHMARKS: IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THAT THE BENCHMARK(S) HAS NOT BEEN ALTERED OR DISRUPTED AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION SHOWN ON DRAWING GP-1.
- THE CONTRACTOR SHALL PROVIDE TO THE ENGINEER (ONE) SET OF AS CONSTRUCTED (SITE SERVICING, GRADING, AND SITE ELECTRICAL DWGS).
- EXISTING STORM AND SANITARY SERVICE LATERALS TO BE ABANDONED PER S11.4. EXISTING WATER SERVICE TO BE BLANKED AT THE MAIN.

SEWER AND WATERMAIN CROSSING TABLE

CROSSING	STM INV.	STM OBV.	SAN INV.	SAN OBV.	WTR TOP	WTR 8TM	CLEARANCE (m)	NOTES
1			59.90	60.05	59.60	59.40	0.30	
2	59.90	60.05			59.60	59.40	0.30	
3	59.87	60.17	59.50	59.75			0.37	



Andrew McCreight
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DEPARTMENT, CITY OF OTTAWA

APPROVED
By Andrew McCreight at 12:51 pm, Aug 09, 2022