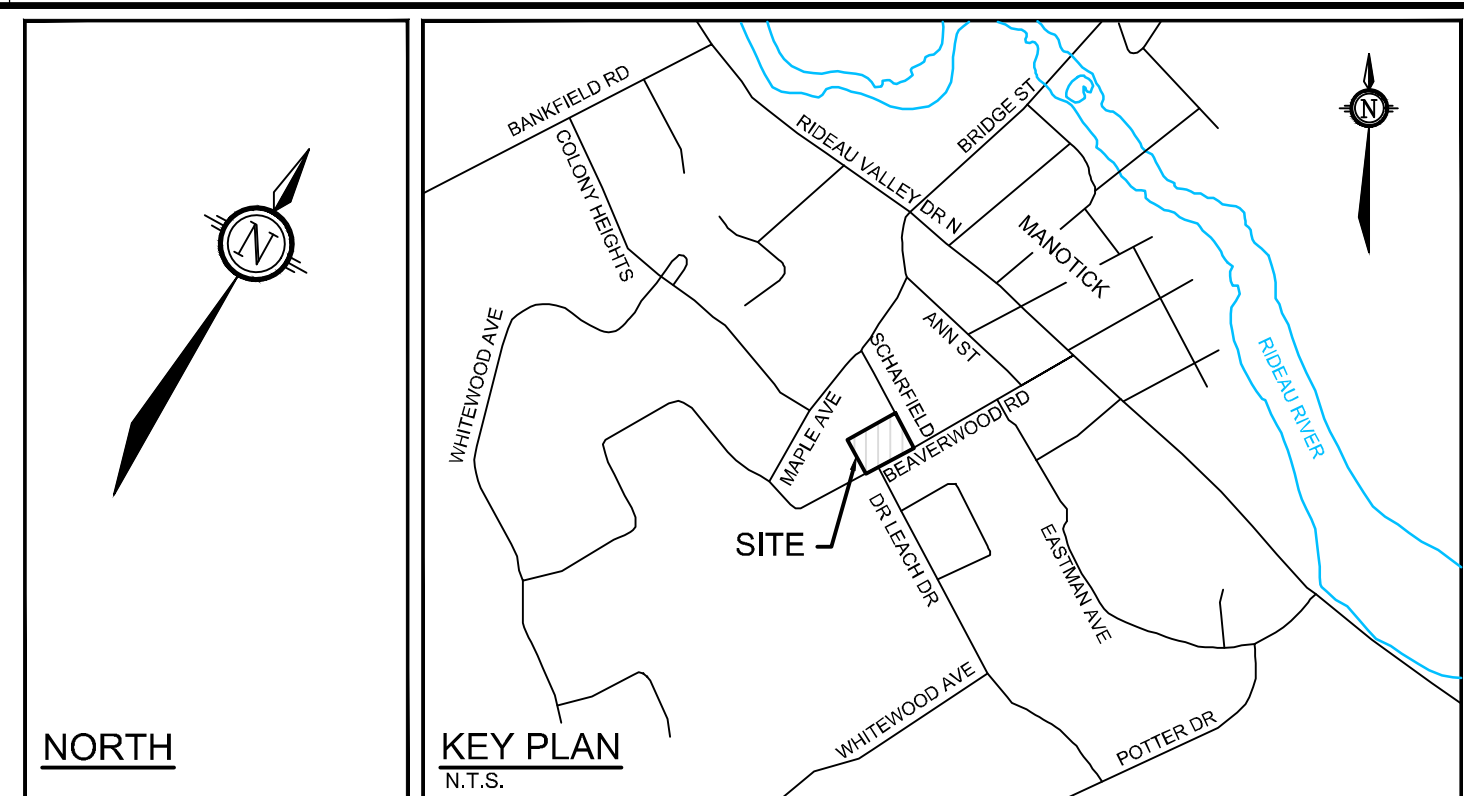


BENCHMARK NOTES:

- ELEVATIONS SHOWN ARE GEODETIC AND ARE REFERRED TO THE CGVD28 GEODETIC DATUM. ELEVATIONS ARE RELATED TO VERTICAL CONTROL MONUMENT 011948US83G HAVING AN ELEVATION OF 96.03m.
- 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.
- BENCHMARK WAS PROVIDED ON TOPOGRAPHICAL PLAN OF SURVEY, PART OF BLOCK C, REGISTERED PLAN 771, CITY OF OTTAWA, PREPARED BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD.
- TEMPORARY JOB BENCHMARK DESCRIPTION IS LOCATED ON NAIL IN EAST FACE OF UTILITY POLE, LOCATED APPROXIMATED 24.7m WEST OF THE SOUTHWEST PROPERTY BOUNDARY ALONG BEAVERWOOD ROAD. SEE TOPOGRAPHICAL PLAN OF SURVEY MENTIONED ABOVE FOR DETAILS.



GENERAL NOTES:

- COORDINATE AND SCHEDULE ALL WORK WITH OTHER TRADES AND CONTRACTORS.
- DETERMINE THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT AND ASSUME RESPONSIBILITY FOR ALL EXISTING UTILITIES WHETHER OR NOT SHOWN ON THIS DRAWING.
- OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OTTAWA BEFORE COMMENCING CONSTRUCTION.
- BEFORE COMMENCING CONSTRUCTION OBTAIN AND PROVIDE PROOF OF COMPREHENSIVE, ALL RISK AND OPERATIONAL LIABILITY INSURANCE FOR \$5,000,000.00. INSURANCE POLICY TO NAME OWNERS, ENGINEERS AND ARCHITECTS AS CO-INSURED.
- COMPLETE ALL WORKS IN ACCORDANCE WITH THE MOST CURRENT CITY OF OTTAWA STANDARDS AND SPECIFICATIONS USING THE CURRENT GUIDELINES, BYLAWS AND STANDARDS INCLUDING MATERIALS OF CONSTRUCTION, DISINFECTION AND ALL RELEVANT REFERENCES TO CPSS, OPSD & AWWA GUIDELINES - ALL CURRENT VERSIONS AND AS AMENDED.
- RESTORE ALL DISTURBED AREAS ON-SITE AND OFF-SITE, INCLUDING TRENCHES AND SURFACES ON PUBLIC ROAD ALLOWANCES TO EXISTING CONDITIONS OR BETTER TO THE SATISFACTION OF THE CITY OF OTTAWA AND ENGINEER.
- REMOVE FROM SITE ALL EXCESS EXCAVATED MATERIAL, ORGANIC MATERIAL AND DEBRIS UNLESS OTHERWISE INSTRUCTED BY ENGINEER. EXCAVATE AND REMOVE FROM SITE ANY CONTAMINATED MATERIAL. ALL CONTAMINATED MATERIAL SHALL BE DISPOSED OF AT A LICENSED LANDFILL FACILITY.
- ALL ELEVATIONS ARE GEODETIC.
- REFER TO GEOTECHNICAL INVESTIGATION REPORT (PG6160-1, REVISION 3, DATED MARCH 21, 2023), PREPARED BY PATERSON GROUP INC., FOR SUBSURFACE CONDITIONS, CONSTRUCTION RECOMMENDATIONS, AND GEOTECHNICAL INSPECTION REQUIREMENTS. THE GEOTECHNICAL CONSULTANT IS TO REVIEW ON-SITE CONDITIONS AFTER EXCAVATION PRIOR TO PLACEMENT OF THE GRANULAR MATERIAL.
- REFER TO ARCHITECTS' AND LANDSCAPE ARCHITECTS' DRAWINGS FOR BUILDING AND HARDSURFACE AREAS AND DIMENSIONS.
- REFER TO THE DEVELOPMENT SERVICING STUDY AND STORMWATER MANAGEMENT REPORT (R-2022-013) PREPARED BY NOVATECH.
- SAW CUT AND KEY GRIND ASPHALT AT ALL ROAD CUTS AND ASPHALT TIE IN POINTS AS PER CITY OF OTTAWA STANDARDS (R10).

INLET CONTROL DEVICE DATA TABLE: AREA A-2

DESIGN EVENT	ICD TYPE (PLUG TYPE)	OUTLET STRUCTURE	DIAMETER OF OUTLET PIPE (mm)	PEAK DESIGN FLOW (L/s)	DESIGN HEAD (m)	WATER ELEVATION (m)	VOLUME (m³)	AVAILABLE STORAGE
1:2 YR	IPEX	CBMH 101	200mm Ø PVC	1.2	0.42	89.50	14.4	38.7 m³
1:5 YR	VORTEX LMF 75	CBMH 101	200mm Ø PVC	1.4	0.60	89.88	20.0	
1:100 YR				2.5	1.81	90.89	38.6	

PROPOSED ROOF DRAIN TABLE: AREA R-1 (RD 1 to RD 5)

AREA ID	ROOF DRAIN No. (WATTS MODEL)	ROOF DRAIN OPENING SIZE	1.5 YEAR RELEASE RATE	APPROX. 5-YR PONDING DEPTH	1:100 YEAR PONDING DEPTH	APPROX. 100-YR PONDING DEPTH
R-1	RD 1 (RD-100-A-ADJ)	CLOSED	0.32 L/s	8 cm	0.32 L/s	12 cm
R-1	RD 2 (RD-100-A-ADJ)	CLOSED	0.32 L/s	8 cm	0.32 L/s	12 cm
R-1	RD 3 (RD-100-A-ADJ)	CLOSED	0.32 L/s	7 cm	0.32 L/s	10 cm
R-1	RD 4 (RD-100-A-ADJ)	FULLY EXPOSED	1.28 L/s	10 cm	1.73 L/s	14 cm
R-1	RD 5 (RD-100-A-ADJ)	CLOSED	0.32 L/s	8 cm	0.32 L/s	12 cm

LEGEND

	PROPOSED BARRIER CURB		BUILDING ENTRANCE / EXIT
	PROPOSED DEPRESSED CURB		EXISTING CONCRETE CURB
	DRAINAGE AREA LIMITS		EXISTING VALVE & VALVE BOX
	POST-DEVELOPMENT AREA ID		EXISTING SERVICE POST
	POST-DEVELOPMENT RUNOFF AREA (ha)		EXISTING HYDRANT
	1.5 YEAR WEIGHTED RUNOFF COEFFICIENT		EXISTING CATCHBASIN
	MAXIMUM 3:1 SIDESLOPE		EXISTING CATCHBASIN MH
	PROPOSED TERRACE ELEVATION		EXISTING UTILITY POLE
	PROPOSED SANITARY MANHOLE		GW GUY WIRES
	PROPOSED STORM MANHOLE		
	PROPOSED HYDRANT AND VALVE		
	PROPOSED CATCHBASIN MANHOLE		
	PROPOSED CATCHBASIN		
	EMERGENCY OVERLAND FLOW ROUTE		
	PROPOSED HYDRO TRANSFORMER		
	FINISHED FLOOR ELEVATION		
	APPROXIMATE PONDING LIMITS		

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
NIVO DEVELOPMENTS INC.
255 MICHAEL COWPLAND DRIVE,
OTTAWA, ONTARIO, K2M 0M5
CONTACT: ANTHONY NICOLINI
PHONE: (613) 880-2274
EMAIL: anthony@arkconstruction.ca

No.	REVISION	DATE	BY
3	REVISED PER CITY COMMENTS	MAR 16/23	FST
2	REVISED PER CITY COMMENTS	DEC 22/22	FST
1	ISSUED FOR SITE PLAN APPROVAL	JUL 15/22	FST

SCALE

1:200

DESIGN	SM
CHECKED	FST
DRAWN	SM
CHECKED	FST
APPROVED	FST

FOR REVIEW ONLY

LICENSED PROFESSIONAL ENGINEER
F.S. THAVUETTE
100041399
MAR 16, 2023
PROVINCE OF ONTARIO

NOVATECH
Engineers, Planners & Landscape Architects
Suite 200, 240 Michael Cowpland Drive
Ottawa, Ontario, Canada K2M 1P6
Telephone (613) 254-9643
Facsimile (613) 254-5867
Website www.novatech-eng.com

LOCATION
CITY OF OTTAWA
1185 BEAVERWOOD ROAD

DRAWING NAME
POST-DEVELOPMENT
STORMWATER
MANAGEMENT PLAN

PROJECT No. 121184
REV # 3
DRAWING No. 121184-SWM2

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