

- 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.
  - ALL ELEVATIONS ARE GEODETIC.
  - REFER TO GEOTECHNICAL INVESTIGATION REPORT (PG6401-1, DATED OCTOBER 26, 2022), 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 THE DEVELOPMENT SERVICING STUDY AND STORMWATER MANAGEMENT REPORT (R-2022-151) PREPARED BY NOVATECH.

- BENCHMARK NOTES:**
- ELEVATIONS ARE GEODETIC AND ARE REFERRED TO CITY OF OTTAWA CONTROL POINT 2011-0007 HAVING A PUBLISHED ELEVATION OF 80.55 METRES.
  - IT IS THE RESPONSIBILITY OF THE USER OF THIS INFORMATION TO VERIFY THAT THE SITE BENCHMARKS HAVE NOT BEEN ALTERED OR DISTURBED AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION SHOWN ON THIS DRAWING.
  - BENCHMARK WAS PROVIDED ON SURVEYOR'S REAL PROPERTY REPORT WITH TOPOGRAPHIC DETAILS PART 1 - PLAN SHOWING LOT 47 (SOUTH SIDE OF LISGAR STREET), REGISTERED PLAN NO. 12281, CITY OF OTTAWA, SURVEYED BY J.D. BARNES LIMITED (REF. # 21-10-108-00).

- LEGEND**
- PROPOSED BARRIER CURB
  - PROPOSED DEPRESSED CURB
  - DRAINAGE AREA LIMITS
  - POST-DEVELOPMENT AREA ID
  - POST-DEVELOPMENT DRAINAGE AREA (ha)
  - 1.5 YEAR WEIGHTED RUNOFF COEFFICIENT
  - PROPOSED CATCHBASIN MANHOLE
  - PROPOSED STORM SEWER
  - OVERLAND FLOW ROUTE
  - EXISTING CONCRETE CURB
  - EXISTING WATER KEY
  - EXISTING CATCHBASIN
  - EXISTING UTILITY POLE
  - CW ANCHOR WIRES

**INTERNAL SWM STORAGE SYSTEM**

DESIGN EVENT	STORAGE SYSTEM CONTROLLED FLOW	STORAGE VOLUMES	
		REQUIRED	PROVIDED
1:2 YR	PUMPED FLOW RATE = 3.2 L/s	5.7 m³	>30 m³
1:5 YR		9.1 m³	
1:100 YR		23.0 m³	
1:100+20%		29.5 m³	

**NOTES:**

- ALL DRAINAGE FROM AREA A-2 (PROPOSED AMENITY AREA DECK DRAINS AND ALL ROOF DRAINS) TO BE DIRECTED TO THE INTERNAL STORMWATER STORAGE SYSTEM. REFER TO ARCHITECTURAL AND MECHANICAL PLANS FOR DETAILS.
- REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FOR EXACT SIZE AND DETAILS OF INTERNAL STORMWATER STORAGE SYSTEM.
- REFER TO ARCHITECTURAL AND MECHANICAL PLANS FOR LOCATION AND CONNECTIONS AND DETAILS OF THE INTERNAL STORMWATER STORAGE SYSTEM AND PIPING.

*Andrew McCreight*

**ANDREW MCCREIGHT**  
 MANAGER, DEVELOPMENT REVIEW CENTRAL  
 PLANNING, REAL ESTATE & ECONOMIC DEVELOPMENT  
 DEPARTMENT, CITY OF OTTAWA

**APPROVED**  
 By Andrew McCreight at 2:47 pm, Jan 30, 2024

**PROPOSED SITE FLOWS & STORMWATER MANAGEMENT TABLE**

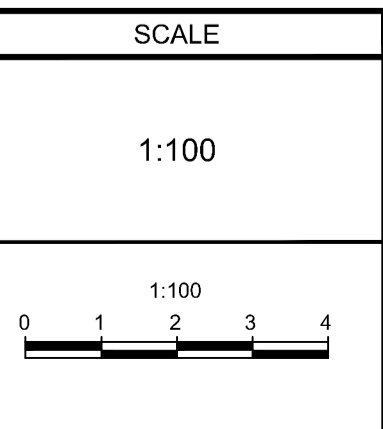
DESIGN EVENT	PRE-DEVELOPMENT CONDITIONS		POST-DEVELOPMENT CONDITIONS				
	UNCONTROLLED FLOWS (L/s)	ALLOWABLE RELEASE RATE (L/s)	A-1 FLOW (L/s)	A-2 FLOW (L/s)	TOTAL FLOW (L/s)	TOTAL REQUIRED STORAGE (m³)	REDUCTION IN FLOW (L/s or %)*
1:2 YR	13.3	7.4	1.5	3.2	4.7	5.7	8.6 or 65 %
1:5 YR	18.0		2.1	3.2	5.3	9.1	12.7 or 71 %
1:100 YR	34.3		4.0	3.2	7.2	23.0	27.1 or 79 %

\*REDUCED FLOW COMPARED TO UNCONTROLLED PRE-DEVELOPMENT CONDITIONS FROM THE CURRENT 0.069 HA SITE AREA.

**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**  
 230 LISGAR STREET INC.  
 c/o THE FALSETTO COMPANY INC.  
 1524 ARNHEM ST.  
 OTTAWA, ON, K2C 1V1  
 CONTACT: ALBERT FALSETTO  
 Tel: (613) 281-5224  
 Email: a.falsetto@rogers.com

No.	REVISION	DATE	BY
3.	REVISED PER CITY COMMENTS	JAN 8/24	FST
2.	REVISED PER CITY COMMENTS	MAY 19/23	FST
1.	ISSUED FOR SPC APPLICATION	NOV 11/22	FST



DESIGN	CV
CHECKED	FST
DRAWN	CV
CHECKED	FST
APPROVED	FST

**FOR REVIEW ONLY**

LICENSED PROFESSIONAL ENGINEER  
 F.S. THAUVETTE  
 100041399  
 January 8, 2024  
 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  
 230-232 LISGAR STREET

**DRAWING NAME**  
 POST-DEVELOPMENT STORM DRAINAGE AREA PLAN

**PROJECT No.** 122160  
**REV #** 3  
**DRAWING No.** 122160-SWM2  
**PLAN #** 18902

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