LEGEND

- PROPOSED BARRIER CURB
- DC — PROPOSED DEPRESSED CURB
- DRAINAGE AREA LIMITS
- 1:5 YR / 1:100 YR — APPROXIMATE PONDING LIMITS
- A-2 / 0.129 / 0.82 — POST-DEVELOPMENT AREA ID / POST-DEVELOPMENT DRAINAGE AREA (ha) / 1:5 YEAR WEIGHTED RUNOFF COEFICIENT
- STM MH — PROPOSED STORM MANHOLE (WT=WATERTIGHT COVER)
- CBMH — PROPOSED CATCHBASIN MANHOLE
- CB — PROPOSED CATCHBASIN
- RD — CONTROLLED FLOW ROOF DRAIN
- PROPOSED STORM SEWER AND FLOW DIRECTION
- ICD — PROPOSED INLET CONTROL DEVICE
- EMERGENCY OVERLAND FLOW ROUTE
- PROPOSED LANDSCAPE WALL
- PROPOSED BUILDING ENTRANCE / EXIT
- MAXIMUM 3:1 SIDESLOPE
- FFE — FINISHED FLOOR ELEVATION
- USF — UNDERSIDE OF FOOTING ELEVATION
- STM MH — EXISTING STORM MH & SEWER
- CB — EXISTING CATCHBASIN C/W CATCHBASIN LEAD
- EXISTING CONCRETE CURB
- V&VB — EXISTING VALVE & VALVE BOX
- SP — EXISTING SERVICE POST
- HYD — EXISTING HYDRANT
- CBMH — EXISTING CATCHBASIN
- CB — EXISTING CATCHBASIN MH
- EX UP — EXISTING UTILITY POLE C/W GUY WIRES

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 (m^3)	AVAILABLE STORAGE
1:2 YR	IPEX TEMPEST VORTEX LMF 100	CBMH 106 1200mmØ	450mmØ PVC	11.1	1.56	91.47	19.1	105.8m^3
1:5 YR				11.6	1.68	91.59	28.9	
1:100 YR				11.8	1.75	91.66	69.3	

INLET CONTROL DEVICE DATA TABLE: AREA A-5

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 (m^3)	AVAILABLE STORAGE
1:2 YR	IPEX TEMPEST VORTEX LMF 100	CBMH 124 1200mmØ	450mmØ PVC	11.5	1.66	91.52	11.9	52.1 m^3
1:5 YR				11.8	1.75	91.61	18.6	
1:100 YR				12.2	1.83	91.69	46.0	

ROOF DRAIN TABLE

AREA ID *	ROOF DRAIN No. (WATTS MODEL)	ROOF DRAIN OPENING SETTING	2 YEAR RELEASE RATE	APPROX. 2-YR PONDING DEPTH	5-YEAR RELEASE RATE	APPROX. 5-YEAR PONDING DEPTH	100-YEAR RELEASE RATE	APPROX. 100-YR PONDING DEPTH
A-3	RD 1 (RD-100-A-ADJ)	1/4 EXPOSED	0.75 L/s	9 cm	0.83 L/s	11 cm	0.95 L/s	15 cm
A-3	RD 2 (RD-100-A-ADJ)	1/4 EXPOSED	0.79 L/s	10 cm	0.83 L/s	11 cm	0.95 L/s	15 cm
A-6	RD 3 (RD-100-A-ADJ)	1/4 EXPOSED	0.79 L/s	10 cm	0.83 L/s	11 cm	0.95 L/s	15 cm
A-6	RD 4 (RD-100-A-ADJ)	1/4 EXPOSED	0.79 L/s	10 cm	0.83 L/s	11 cm	0.95 L/s	15 cm

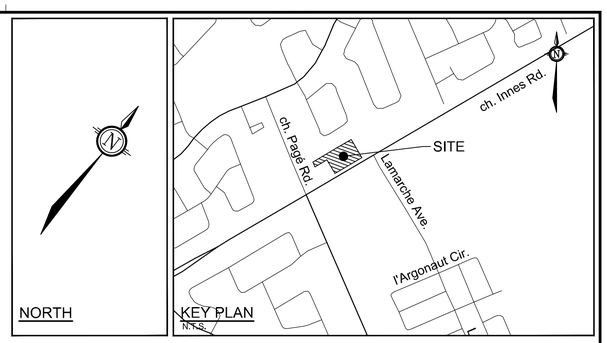
* REFER TO THE 'DEVELOPMENT SERVICING STUDY AND STORMWATER MANAGEMENT REPORT' (R-2022-171) PREPARED BY NOVATECH FOR DRAINAGE AREA IDENTIFIERS AND STORMWATER MANAGEMENT DETAILS.

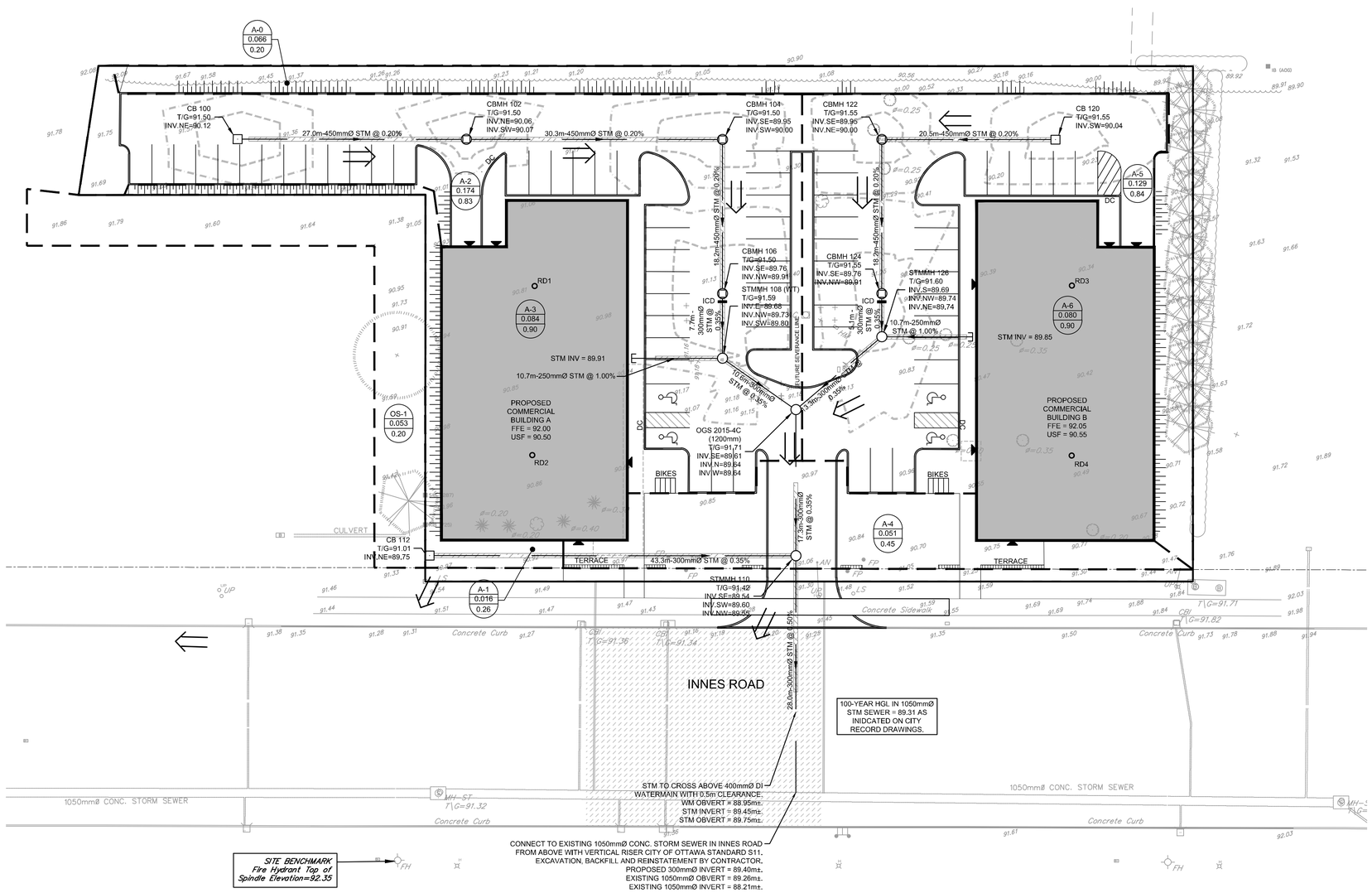
**ALL CONTROLLED FLOW ROOF DRAINS TO BE WATTS 'ADJUSTABLE ACCUTROL' ROOF DRAINS.

AHamlin

ALLISON HAMLIN
MANAGER , DEVELOPMENT REVIEW ALL WARDS
PLANNING, DEVELOPMENT & BUILDING SERVICES
DEPARTMENT, CITY OF OTTAWA

APPROVED
By Allison Hamlin at 4:13 pm, Aug 13, 2024





GENERAL NOTES:

1. COORDINATE AND SCHEDULE ALL WORK WITH OTHER TRADES AND CONTRACTORS.
2. 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.
3. OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OTTAWA BEFORE COMMENCING CONSTRUCTION.
4. 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.
5. 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 OPSS, OPSD & AWWA GUIDELINES - ALL CURRENT VERSIONS AND 'AS AMENDED.
6. 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.
7. 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.
8. ALL ELEVATIONS ARE GEODETIC.
9. REFER TO THE GEOTECHNICAL INVESTIGATION PROPOSED DEVELOPMENT - 3493 -3499 INNES ROAD - (REPORT NO.: PG5775-LET.01), PREPARED BY PATERSON GROUP ON APRIL 5, 2021. 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.
10. REFER TO ARCHITECT'S AND LANDSCAPE ARCHITECT'S DRAWINGS FOR BUILDING AND HARDSURFACE AREAS AND DIMENSIONS.
11. REFER TO THE DEVELOPMENT SERVICING STUDY AND STORMWATER MANAGEMENT REPORT (R-2022-171) PREPARED BY NOVATECH.
12. SAW CUT AND KEY GRIND ASPHALT AT ALL ROAD CUTS AND ASPHALT TIE IN POINTS AS PER CITY OF OTTAWA STANDARDS (R10).

BENCHMARK NOTES:

1. ELEVATIONS SHOWN ARE GEODETIC AND ARE REFERRED TO THE CGVD28 GEODETIC DATUM.
2. IT IS THE RESPONSIBILITY OF THE USER OF THIS INFORMATION TO VERIFY THAT THE JOB BENCHMARK HAS NOT BEEN ALTERED OR DISTURBED AND THAT IT'S RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION SHOWN ON THIS DRAWING.
3. BENCHMARK WAS PROVIDED ON SURVEYOR'S REAL PROPERTY REPORT PART 1, PLAN OF PART OF LOT 5, CONCESSION 2 (OTTAWA FRONT) GEOGRAPHIC TOWNSHIP OF GLOUCESTER, CITY OF OTTAWWA, SURVEYED BY ANNIS, O'SULLIVAN AND VOLEBEKK LTD.

NOTE:
THE POSITION OF ALL POLE LINES, CONDUITS, WATERMAINS, 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
6587712 CANADA INC.
1085 BOULEVARD DE LA CARRIERE,
GATINEAU, QUEBEC, J8Y 6V4

VALÉRIE LAPENSÉE
PHONE: (819) 664-4306
EMAIL: valerie@matelaslapensee.ca

No.	REVISION	DATE	BY
2.	REVISED AS PER CITY COMMENTS	JUN 7/23	FST
1.	ISSUED FOR SITE PLAN APPROVAL	DEC 22/22	FST

SCALE 1:300 (1:300, 0 3 6 9 12)

DESIGN CV
CHECKED FST
DRAWN CV/ZA
CHECKED FST
APPROVED FST

FOR REVIEW ONLY

LICENSED PROFESSIONAL ENGINEER F.S. THAUVETTE 100041399 June 9, 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
3493, 3497 & 3499 INNES ROAD

DRAWING NAME
POST-DEVELOPMENT STORMWATER MANAGEMENT PLAN

PROJECT No. 118204
REV REV # 2
DRAWING No. 118204-SWM

D07-12-22-0189
PLAN #19124

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