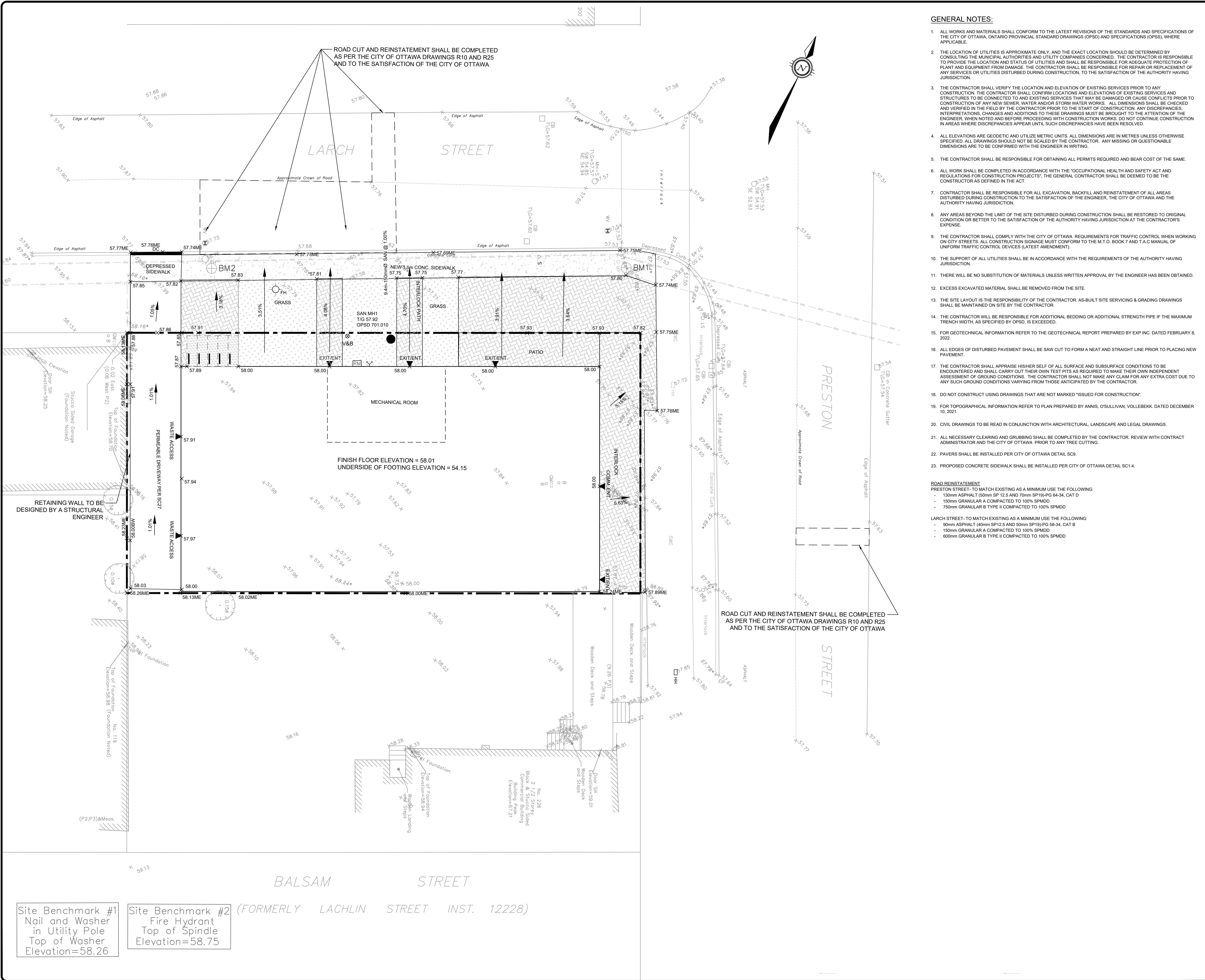


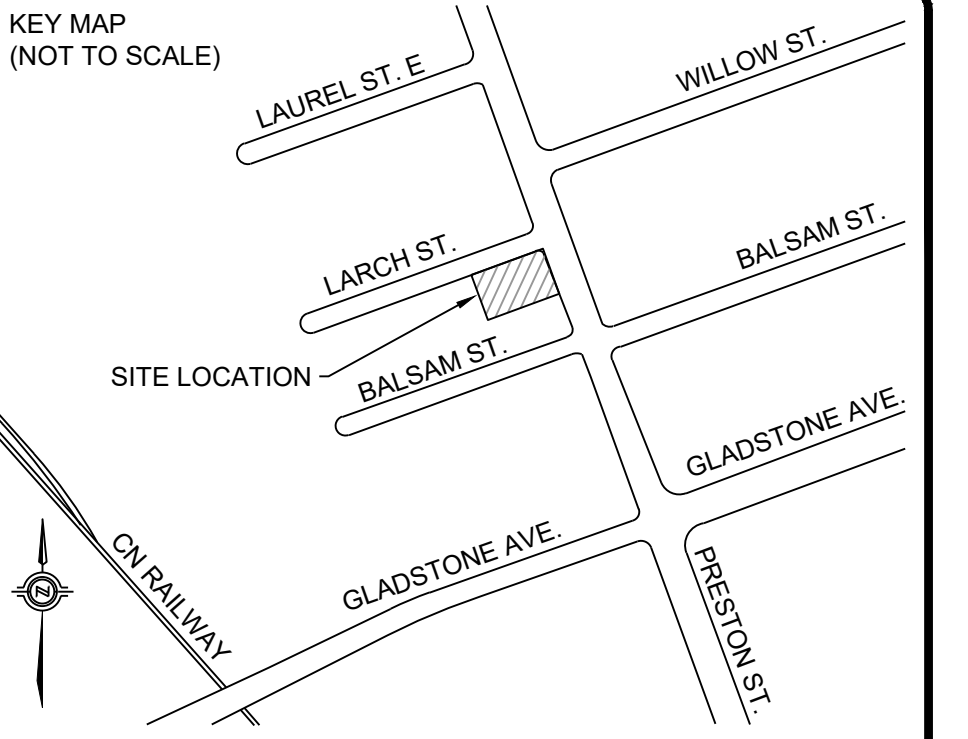
FILE: E:\OTTOTT-22019695-A0160 Execution65 Drawings\22019695-04-C200.dwg

DRAWING No. GRADING



- GENERAL NOTES:**
- ALL WORKS AND MATERIALS SHALL CONFORM TO THE LATEST REVISIONS OF THE STANDARDS AND SPECIFICATIONS OF THE CITY OF OTTAWA, ONTARIO PROVINCIAL STANDARD DRAWINGS (OPSD) AND SPECIFICATIONS (OPSS), WHERE APPLICABLE.
 - 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 IS RESPONSIBLE TO PROVIDE THE LOCATION AND STATUS OF UTILITIES AND SHALL BE RESPONSIBLE FOR ADEQUATE PROTECTION OF PLANT AND EQUIPMENT FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIR OR REPLACEMENT OF ANY SERVICES OR UTILITIES DISTURBED DURING CONSTRUCTION, TO THE SATISFACTION OF THE AUTHORITY HAVING JURISDICTION.
 - THE CONTRACTOR SHALL VERIFY THE LOCATION AND ELEVATION OF EXISTING SERVICES PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL CONFIRM LOCATIONS AND ELEVATIONS OF EXISTING SERVICES AND STRUCTURES TO BE CONNECTED TO AND EXISTING SERVICES THAT MAY BE DAMAGED OR CAUSE CONFLICTS PRIOR TO CONSTRUCTION OF ANY NEW SEWER, WATER AND/OR STORM WATER WORKS. ALL DIMENSIONS SHALL BE CHECKED AND VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. ANY DISCREPANCIES, INTERPRETATIONS, CHANGES AND ADDITIONS TO THESE DRAWINGS MUST BE BROUGHT TO THE ATTENTION OF THE ENGINEER, WHEN NOTED AND BEFORE PROCEEDING WITH CONSTRUCTION WORKS. DO NOT CONTINUE CONSTRUCTION IN AREAS WHERE DISCREPANCIES APPEAR UNTIL SUCH DISCREPANCIES HAVE BEEN RESOLVED.
 - ALL ELEVATIONS ARE GEODETIC AND UTILIZE METRIC UNITS. ALL DIMENSIONS ARE IN METRES UNLESS OTHERWISE SPECIFIED. ALL DRAWINGS SHOULD NOT BE SCALED BY THE CONTRACTOR. ANY MISSING OR QUESTIONABLE DIMENSIONS ARE TO BE CONFIRMED WITH THE ENGINEER IN WRITING.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED AND BEAR COST OF THE SAME.
 - ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE "OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS", THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE CONTRACTOR AS DEFINED IN THE ACT.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR ALL EXCAVATION, BACKFILL AND REINSTATEMENT OF ALL AREAS DISTURBED DURING CONSTRUCTION TO THE SATISFACTION OF THE ENGINEER, THE CITY OF OTTAWA AND THE AUTHORITY HAVING JURISDICTION.
 - ANY AREAS BEYOND THE LIMIT OF THE SITE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE AUTHORITY HAVING JURISDICTION AT THE CONTRACTORS EXPENSE.
 - THE CONTRACTOR SHALL COMPLY WITH THE CITY OF OTTAWA REQUIREMENTS FOR TRAFFIC CONTROL WHEN WORKING ON CITY STREETS. ALL CONSTRUCTION SIGNAGE MUST CONFORM TO THE M.T.O. BOOK 7 AND T.A.C. MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (LATEST AMENDMENT).
 - THE SUPPORT OF ALL UTILITIES SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE AUTHORITY HAVING JURISDICTION.
 - THERE WILL BE NO SUBSTITUTION OF MATERIALS UNLESS WRITTEN APPROVAL BY THE ENGINEER HAS BEEN OBTAINED.
 - EXCESS EXCAVATED MATERIAL SHALL BE REMOVED FROM THE SITE.
 - THE SITE LAYOUT IS THE RESPONSIBILITY OF THE CONTRACTOR. AS-BUILT SITE SERVICING & GRADING DRAWINGS SHALL BE MAINTAINED ON SITE BY THE CONTRACTOR.
 - THE CONTRACTOR WILL BE RESPONSIBLE FOR ADDITIONAL BEDDING OR ADDITIONAL STRENGTH PIPE IF THE MAXIMUM TRENCH WIDTH, AS SPECIFIED BY OPSD, IS EXCEEDED.
 - FOR GEOTECHNICAL INFORMATION REFER TO THE GEOTECHNICAL REPORT PREPARED BY EXP INC. DATED FEBRUARY 8, 2022.
 - ALL EDGES OF DISTURBED PAVEMENT SHALL BE SAW CUT TO FORM A NEAT AND STRAIGHT LINE PRIOR TO PLACING NEW PAVEMENT.
 - THE CONTRACTOR SHALL APPRAISE HIS/HERSELF OF ALL SURFACE AND SUBSURFACE CONDITIONS TO BE ENCOUNTERED AND SHALL CARRY OUT THEIR OWN TEST PITS AS REQUIRED TO MAKE THEIR OWN INDEPENDENT ASSESSMENT OF GROUND CONDITIONS. THE CONTRACTOR SHALL NOT MAKE ANY CLAIM FOR ANY EXTRA COST DUE TO ANY SUCH GROUND CONDITIONS VARYING FROM THOSE ANTICIPATED BY THE CONTRACTOR.
 - DO NOT CONSTRUCT USING DRAWINGS THAT ARE NOT MARKED "ISSUED FOR CONSTRUCTION".
 - FOR TOPOGRAPHICAL INFORMATION REFER TO PLAN PREPARED BY ANNIS, O'SULLIVAN, VOLLEBEKK, DATED DECEMBER 10, 2021.
 - CIVIL DRAWINGS TO BE READ IN CONJUNCTION WITH ARCHITECTURAL, LANDSCAPE AND LEGAL DRAWINGS.
 - ALL NECESSARY CLEARING AND GRUBBING SHALL BE COMPLETED BY THE CONTRACTOR. REVIEW WITH CONTRACT ADMINISTRATOR AND THE CITY OF OTTAWA PRIOR TO ANY TREE CUTTING.
 - PAVERS SHALL BE INSTALLED PER CITY OF OTTAWA DETAIL SC9.
 - PROPOSED CONCRETE SIDEWALK SHALL BE INSTALLED PER CITY OF OTTAWA DETAIL SC1.4.

- ROAD REINSTATEMENT**
- PRESTON STREET- TO MATCH EXISTING AS A MINIMUM USE THE FOLLOWING:
- 130mm ASPHALT (50mm SP 12.5 AND 70mm SP19) PG 64-34, CAT D
 - 150mm GRANULAR A COMPACTED TO 100% SPMD0
 - 750mm GRANULAR B TYPE II COMPACTED TO 100% SPMD0
- LARCH STREET- TO MATCH EXISTING AS A MINIMUM USE THE FOLLOWING:
- 90mm ASPHALT (40mm SP12.5 AND 50mm SP19) PG 58-34, CAT B
 - 150mm GRANULAR A COMPACTED TO 100% SPMD0
 - 600mm GRANULAR B TYPE II COMPACTED TO 100% SPMD0



LEGEND

---	PROPERTY LINE
---	EXISTING OVERHEAD UTILITY
?????	PROPOSED SLOPE
X.XXXME	PROPOSED ELEVATION MATCHING EXISTING
X.XXX	PROPOSED ELEVATION
X.XXXTW	PROPOSED TOP OF WALL ELEVATION
X.XXXBW	PROPOSED BOTTOM OF WALL ELEVATION
X.XXX	EXISTING ELEVATION
V&B	PROPOSED VALVE AND VALVE BOX
●	PROPOSED SANITARY MAINTENANCE HOLE
○	PROPOSED STORM MAINTENANCE HOLE
⊗ BM	SITE BENCHMARK
▶	PROPOSED BUILDING ENTRANCE
FF	PROPOSED FINISH FLOOR ELEVATION
USF	PROPOSED UNDERSIDE OF FOOTING ELEVATION
○ LS	EXISTING LIGHT STANDARD
○ UP	EXISTING UTILITY POLE
R10	PROPOSED REMOTE WATER METER
Y	PROPOSED SIAMESE CONNECTION

No.	REVISIONS	Date	By	App.
4	RE-ISSUED PER CITY COMMENTS	JUN 2024	A.D.	B.T.
3	RE-ISSUED PER CITY COMMENTS	FEB. 2024	Y.A.	B.T.
2	RE-ISSUED PER CITY COMMENTS	OCT. 2023	Y.A.	B.T.
1	ISSUED FOR SITE PLAN CONTROL APPROVAL	APR. 2023	Y.A.	Y.A.



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exp.

• BUILDINGS • EARTH & ENVIRONMENT • ENERGY •
 • INDUSTRIAL • INFRASTRUCTURE • SUSTAINABILITY •

Owner/Client:
224 ON PRESTON INC.

Location:
**224 PRESTON STREET
 OTTAWA, ONTARIO**

Title:
GRADING PLAN

Designed By: Y.A. | Drawn By: B.P. | Checked By: C.C.
 Scale: 1:100 | Date: APR, 2023 | Drawing No.:
 Project No.: OTT-22019695-AO | **C200**

DOT-12-23-0060 #18968