

No.	Revisions	Date
2	REISSUED FOR SITE PLAN CONTROL	OCT. 27, 2023
1	ISSUED FOR SITE PLAN CONTROL	JUN. 02, 2023

Check and verify all dimensions before proceeding with the work. Do not scale drawings.

SCALE 1 : 250

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Client: **CSV ARCHITECTS**  
 190 O'CONNOR STREET, SUITE 100  
 OTTAWA, ON K2P 2R3

Project: **SHEPHERDS OF GOOD HOPE**  
 1083-1095 MERIVALE ROAD

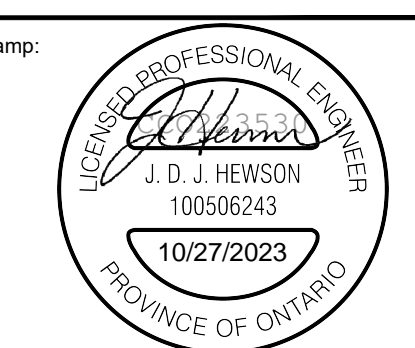
Drawing Title: **SITE SERVICING PLAN**

Scale: 1:250 Project Number: CCO-22-3530

Drawn By: NV Drawing Number: C102

Checked By: CH

Designed By: FV



**GENERAL NOTES**

- THE ORIGINAL TOPOGRAPHY, GROUND ELEVATION AND SURVEY DATA SHOWN ARE SUPPLIED FOR INFORMATION PURPOSES ONLY, AND IMPLY NO GUARANTEE OF ACCURACY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL INFORMATION SHOWN.
- THIS PLAN IS NOT A CADASTRAL SURVEY SHOWING LEGAL PROPERTY BOUNDARIES AND EASEMENTS. THE PROPERTY BOUNDARIES SHOWN HEREON HAVE BEEN DERIVED INFORMATION SUPPLIED BY (OR SHOWN ON) FAIRHALL MORTGAG & WOODLAND DRAWING 22-40870P AND CANNOT BE RELIED UPON TO BE ACCURATE OR COMPLETE. THE PRECISE LOCATION OF THE CURRENT PROPERTY BOUNDARIES AND EASEMENTS CAN ONLY BE DETERMINED BY AN UP-TO-DATE LAND TITLES SEARCH AND A SUBSEQUENT CADASTRAL SURVEY PERFORMED AND CERTIFIED BY AN ONTARIO LAND SURVEYOR.
- THE CONTRACTOR IS TO OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY BEFORE COMMENCING CONSTRUCTION.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL LAYOUT.
- THE CONTRACTOR IS TO DETERMINE THE EXACT LOCATION, SIZE, MATERIAL AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT AND ASSUME ALL RESPONSIBILITY FOR EXISTING UTILITIES WHETHER OR NOT SHOWN ON THESE DRAWINGS. IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.
- RESTORE ALL TRENCHES AND SURFACES TO PUBLIC ROAD ALLOWANCES TO CONDITION EQUAL OR BETTER THAN ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY AUTHORITIES.
- EXCAVATE AND DISPOSE OF ALL EXCESS EXCAVATED MATERIAL, SUCH AS ASPHALT, CURBING AND DEBRIS, OFF SITE AS DIRECTED BY THE ENGINEER AND THE CITY.
- TOPSOIL TO BE STRIPPED AND STOCKPILED FOR REHABILITATION. CLEAN FILL TO BE PLACED IN FILL AREAS AND COMPACTED TO 95% STANDARD PROCTOR DENSITY.
- ALL DISTURBED AREAS TO BE RESTORED TO ORIGINAL CONDITION OR BETTER UNLESS OTHERWISE SPECIFIED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SAFETY MEASURES DURING THE CONSTRUCTION PERIOD, INCLUDING THE SUPPLY, INSTALLATION, AND REMOVAL OF ALL NECESSARY SIGNAGE, DELINEATORS, MARKERS AND BARRIERS.
- DO NOT ALTER GRADINGS OF THE SITE WITHOUT PRIOR APPROVAL OF THE ENGINEER/CITY.
- ALL ROADWAY, PARKING LOT, AND GRADING WORKS TO BE UNDERTAKEN IN ACCORDANCE WITH CITY STANDARDS AND SPECIFICATIONS. THE CONTRACTOR IS TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDING.
- CONTACT THE CITY FOR INSPECTION OF ROUGH GRADING OF PARKING LOTS, ROADWAYS AND LANDSCAPED AREAS PRIOR TO PLACEMENT OF ASPHALT AND TOPSOIL. ALL DEFICIENCIES NOTED SHALL BE RECTIFIED TO THE CITY'S SATISFACTION PRIOR TO PLACEMENT OF ANY ASPHALT, TOPSOIL, SEED & MULCH AND/OR SOIL.
- ALL DIMENSIONS AND INVERTS MUST BE VERIFIED PRIOR TO CONSTRUCTION. IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE ENGINEER PROMPTLY.

**SEWER NOTES:**

- CONSTRUCT ALL SEWERS, CATCH BASINS, MANHOLES AND APPURTENANCES IN ACCORDANCE WITH OPSD STANDARDS AND SPECIFICATIONS, AS WELL AS CITY.
- SEWER TRENCHING AND BEDDING SHALL CONFORM TO OPSD 802.010 AND 802.013 UNLESS NOTED OTHERWISE.
  - BEDDING SHALL BE A MINIMUM 150mm OF GRANULAR "A", COMPACTED TO MINIMUM 98% STANDARD PROCTOR DRY DENSITY. CLEAR STONE BEDDING SHALL NOT BE PERMITTED.
  - SUB-BEDDING, IF REQUIRED SHALL CONSIST OF 450mm OF COMPACTED GRANULAR "B" TYPE 1.
  - BACKFILL TO AT LEAST 300mm ABOVE TOP OF PIPE WITH GRANULAR "A" OR GRANULAR "B" TYPE 1.
  - TO MINIMIZE DIFFERENTIAL FROST HEAVING, TRENCH BACKFILL (FROM PAVEMENT SUBGRADE TO 2.0 METRES BELOW FINISHED GRADE) SHALL MATCH EXISTING SOIL CONDITIONS.
- SANITARY SEWERS AND CONNECTIONS 150mm AND SMALLER TO BE PVC SDR-28.
- SEWERS AND CONNECTIONS 200mm AND LARGER TO BE PVC SDR-35. BEDDING TO BE TYPE "B" EXCEPT AT RISERS, UNLESS NOTED OTHERWISE.
- INSULATE ALL STORM AND SANITARY SEWERS/SERVICES THAT HAVE LESS THAN 2.0m OF COVER WITH THERMAL INSULATION AS PER OPSD 1109.030.
- SEWER CONNECTIONS ARE TO BE MADE ABOVE THE SPRINGLINE OF THE SEWERMAIN AS PER CITY OF OTTAWA STANDARD DRAWING S11, S11.1 & S11.2.
- SUPPLY AND INSTALL ALL PIPING AND APPURTENANCES AS SHOWN AND DETAIL TO WITHIN 1.0m OF BUILDING. ALL ENDS OF SERVICES TO BE PROPERLY CAPPED AND LOCATED WITH 2"x4"x6" LONG MARKER.
- CONTRACTOR TO TELEVIS (CCTV) ALL PROPOSED SEWERS ON SITE. OUTLET CONNECTION TO THE MAIN AND PRESS 150mm OR GREATER PRIOR TO BASE COURSE ASPHALT. UPON COMPLETION OF CONTRACT, THE CONTRACTOR IS RESPONSIBLE TO FLUSH AND CLEAN ALL SEWERS & APPURTENANCES.
- EYE TESTING IS TO BE COMPLETED ON SANITARY SERVICE TO CONFIRM PROPER CONNECTION TO SANITARY SEWER MAIN.

**WATERMAIN NOTES**

- CONSTRUCT ALL WATERMANS AND APPURTENANCES IN ACCORDANCE WITH OPSD STANDARDS AND SPECIFICATIONS, AS WELL AS CITY STANDARDS.
- WATERMANS AND/OR WATER SERVICES ARE TO HAVE A MINIMUM COVER OF 2.4m. OTHERWISE THERMAL INSULATION IS REQUIRED AS PER CITY STANDARDS (IF AVAILABLE) OR OPSD 1109.030.
- IF THE WATERMAIN MUST BE DEFLECTED TO MEET ALIGNMENT, ENSURE THAT THE AMOUNT OF DEFLECTION USED IS EQUAL TO OR LESS THAN THAT WHICH IS RECOMMENDED BY THE MANUFACTURER.
- THERMAL INSULATION OF WATERMANS AT OPEN STRUCTURES AS PER CITY STANDARDS (IF AVAILABLE) OR OPSD 1109.030.
- VALVES TO BE OPERATED BY CITY STAFF ONLY.
- NO CONNECTION TO EXISTING WATER NETWORK SHALL BE COMPLETED UNTIL A WATER PERMIT IS OBTAINED FROM THE CITY. CITY TO BE PRESENT FOR WATERMAIN CONNECTION. CONNECTION, EXCAVATION, BACKFILLING AND REINSTATEMENT TO BE COMPLETED BY CONTRACTOR.
- IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PERFORM ANY WATERMAIN CONNECTIONS REQUIRED. THIS SHALL BE COMPLETED IN THE PRESENCE OF A DESIGNATED MUNICIPAL WATER OPERATOR AND THE SELECTED CONTRACTOR SHALL PROVIDE TO THE SATISFACTION OF THE CITY THAT THEY ARE COMPETENT TO PERFORM THE WORKS PRIOR TO INITIATING CONSTRUCTION.
- CONCRETE THRUST BLOCKS TO CONFORM TO OPSD 1103.010 AND OPSD 1103.020.
- ALL WATERMAIN TO BE CLASS 150 DR-18 OR APPROVED EQUIVALENT.
- ALL WATERMAIN TO BE EQUIPPED WITH TRACER WIRE.
- AS PER CITY GUIDELINE, THE MINIMUM VERTICAL CLEARANCE BETWEEN WATERMAIN AND SEWER/UTILITY IS 0.25m FOR CROSSING OVER THE SEWER, AS PER CITY DETAIL W2.2. FOR CROSSING UNDER THE SEWER, THE MINIMUM VERTICAL CLEARANCE IS 0.50m AS PER CITY DETAIL W2.5. FOR CROSSING UNDER SEWER, ADEQUATE STRUCTURAL SUPPORT FOR THE SEWERS IS REQUIRED TO PREVENT EXCESSIVE DEFLECTION OF JOINTS AND SETTLING. THE LENGTH OF WATER PIPE SHALL BE CENTERED AT THE POINT OF CROSSING SO THAT THE JOINTS WILL BE EQUIDISTANT AND AS FAR AS POSSIBLE FROM THE SEWER.

**CROSSING CONFLICT TABLE**

LOCATION	DESCRIPTION	SEPARATION
1	200mm WTR SERVICE INV 85.66 300mm STM SERVICE TOP 85.36 200mm WTR SERVICE INV 85.09	0.30
2	150mm SAN SERVICE TOP 84.53 200mm WTR SERVICE INV 84.59	0.56
3	150mm SAN SERVICE TOP 83.02 300mm STM SERVICE INV 85.04	1.57
4	305mm WTR MAIN TOP 84.48 300mm STM SERVICE INV 84.98	2.11
5		0.50

**STM STRUCTURE TABLE**

NAME	RIM ELEV.	INVERT IN	INVERT OUT	DESCRIPTION
CB2	86.80		SW85.218	STRUC: OPSD 705.010 FRAME: CITY S19 COVER: CITY S19
CBM#1	86.97	NE85.110	W85.081	STRUC: OPSD 701.010 FRAME: CITY S25 COVER: CITY S28.1 C/W TEMPEST LMF85 ICD AT OUTLET
STM#2	87.21	E84.970		STRUC: OPSD 701.010 FRAME: CITY S25 COVER: CITY S4.1

FILENAME: C:\Ottawa\01 Project - Proposed 2023\06\106\CCO-22-3530\_CD\_S001\Agreement\_1083 Merivale Road.rvt  
 DATE PLOTTED: Thursday, September 28, 2023 10:51 AM  
 LAST PLOTTED: Friday, October 27, 2023 10:51 AM  
 LAST PLOTTED BY: F. Valenti

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