



1 SITE SERVICING PLAN

102.0 SCALE: 1:150

SERVICE LOCATIONS		
ITEMS	NORTH	EAST
STORM		
OGS	4.668	24.145
GTMH#1	7.254	27.630
GTMH#2	14.488	30.134
GTMH#3	19.955	31.882
CB#1	34.486	44.864
CB#2	20.649	4.738
SANITARY		
MONITORING MH	4.709	17.745
MH	11.983	33.564

ALL NEW UNDERGROUND SERVICES ARE BASED OFF OF THE REFERENCE MARK LOCATED AT THE SOUTHWEST CORNER OF SITE AT THE FD.I.P. AND THE PLAN NORTH

PROPOSED 50mmØ WATERMAIN TABLE (P/L TO C-STORE)						
STATION	SURFACE ELEVATION	TWM ELEVATION	DEPTH OF COVER	SANITARY INVERT	STORM INVERT	DIFFERENCE
0+100	82.40	79.40	3.000	-	-	-
0+101.21	82.43	79.40	3.030	-	-	-
0+102.97	82.50	79.40	3.100	-	-	-
0+106.51	82.52	79.40	3.120	-	-	-
0+120.98	82.36	79.40	2.960	-	80.11	0.711
0+125.63	82.54	79.40	3.140	-	80.32	0.920
0+128.32	82.53	79.40	3.130	-	-	-
0+140.24	82.74	79.40	3.340	-	-	-

SITE SERVICING NOTES

INSPECTIONS BY CONSULTING ENGINEERS

1. THE ENGINEER WILL INSPECT ALL UNDERGROUND MECHANICAL UTILITIES PRIOR TO COVERING.

2. SPECIFIC ITEMS OF INSPECTION WILL INCLUDE THE VISUAL INSPECTION OF THE FOLLOWING ITEMS PRIOR TO AND DURING ITS INSTALLATION BY THE CONTRACTOR.
FLOW CONTROL DEVICE (ICD)
OIL/GRIT SEPARATOR (OGS)
TRENCH CONSTRUCTION, AND BACK FILL
PIPE MATERIALS, BEDDING, SLOPE, STRAIGHTNESS AND CONNECTIONS.
MH AND CB COVERS FOR FLUSH TO GRADE.
PIPES FOR CLEANLINESS AND NO DEBRIS IN CB OR MH'S.
ROUGH GRADE CHECK WITH EVIDENCE OF PONDING OR WATER FLOW PATTERN.

3. THE CONTRACTOR SHALL CONTACT THE ENGINEER WITH MINIMUM 48 HOURS NOTICE TO ADVISE THAT UNDERGROUND MECHANICAL UTILITIES WILL BE READY FOR INSPECTION.

4. FAILURE BY THE CONTRACTOR TO NOTIFY THE CONSULTANT ENGINEER OF DUE INSPECTIONS WILL RESULT IN THE CONTRACTOR RE-EXPOSING THE BURIED OR CONCEALED WORKS THAT THE ENGINEER HAS NOT APPROVED AT THE CONTRACTORS OWN EXPENSE, FOR THE ENGINEER TO INSPECT AND APPROVE SAID WORKS. RE INSTALLING THE INSPECTED WORKS SHALL BE AT THE CONTRACTORS EXPENSE.

5. IN THE EVENT THAT THE ENGINEER INDICATES THAT THEY WILL NOT BE PERFORMING AN INSPECTION, THE CONTRACTOR SHALL TAKE REPRESENTATIVE PHOTOGRAPHS OF ALL ASPECTS OF THE WORK THAT THE ENGINEER WAS TO INSPECT, AND PROVIDE DIGITAL FILES OF THE PHOTOGRAPHS TO THE ENGINEER.

LEGEND

MANHOLE 1200ø

GRATED TOP MANHOLE 1200ø

CATCH BASIN 900ø

OIL/GRIT SEPARATOR

RAIN WATER LEADER

WATER VALVE

GAS METER

WATER METER

CLEANOUT

NEW WATER LINE

EXISTING WATER LINE

NEW STORM LINE

EXISTING STORM LINE

NEW SANITARY LINE

EXISTING SANITARY LINE

NEW GAS LINE

EXISTING GAS LINE

PIPE INSULATION

MH

GTMH

CB

OGS

RWL

WV

CO&CO II

SITE SERVICING NOTES

GENERAL NOTES

1. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL EXISTING INVERTS AND ELEVATIONS USED IN THE CONSTRUCTION OF THIS SITE. DISCREPANCIES MUST BE REPORTED TO THE CONSULTING ENGINEER PRIOR TO ORDERING PRE-MANUFACTURED STORM, SANITARY AND WATER FIXTURES AND FITTINGS.

2. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND PROTECTING ALL UTILITIES DURING CONSTRUCTION. GAS, HYDRO, TELEPHONE, OR ANY OTHER UTILITY THAT MAY EXIST ON THE SITE OR WITHIN THE STREET LINES MUST BE LOCATED BY THE RESPECTIVE UTILITY AND VERIFIED PRIOR TO CONSTRUCTION. SHOULD SUBSTANTIAL DISCREPANCIES BECOME APPARENT, CONTACT THE CONSULTING ENGINEER.

3. THIS SITE PLAN WAS CREATED FROM AN SURVEY PROVIDED BY 'GEOVERRA' PERFORMED ON SEPTEMBER 11, 2020. DWG. NO. 22-02471-001-T03. ELEVATIONS ARE ORTHOMETRIC AND REFERRED TO THE CGVD-1928:1978 VERTICAL DATUM, BEING DERIVED FROM THE VERTICAL BENCHMARK 00820148154 HAVING A PUBLISHED ELEVATION OF 189.195 m.

4. ALL WORK TO BE CARRIED OUT ON SITE TO BE COMPLETED IN ACCORDANCE WITH ALL LOCAL BY-LAW STANDARDS AND ACTS.

5. PROVIDE FROST PROTECTION WITH DOW HI LOAD 40 FOR ALL SEWER LINES TO PROPERTY LINE IN ACCORDANCE WITH FROST PROTECTION DETAIL.

6. ALL MATERIALS TO BE NEW, CSA APPROVED & CONFORM TO CITY OF OTTAWA STANDARDS.

SANITARY SEWERS

1. ALL SANITARY SEWERS AND CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

2. ALL SANITARY SEWER PIPE AND FITTINGS SHALL BE PVC AND CERTIFIED TO CAN/CSA B181.2-M OR B182.2-M. 150ø TYPE PSM PIPE SHALL BE SDR 35. GASKETS SHALL BE STANDARD MANUFACTURER SUPPLIED MATERIAL.

3. SEWER BEDDING SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

4. MANHOLES SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS AND BE EQUIPPED WITH FRAMES AND SOLID COVERS. SEAL AROUND PIPES ENTERING MANHOLES WITH FLEXIBLE SEALANT. SEAL ALL BARREL JOINTS WITH SEALANT AT TIME OF INSTALLATION. MINIMUM MANHOLE SIZE SHALL BE 1200ø CONTRACTOR SHALL COORDINATE WITH MANUFACTURER FOR FINAL MANHOLE DIAMETER, IN ACCORDANCE WITH PIPE SIZES ENTERING AND LEAVING AND INVERTS.

STORM SEWERS

1. ALL STORM SEWERS AND CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

2. STORM SEWER PIPE AND FITTINGS SHALL BE PVC AND CERTIFIED TO CAN/CSA B181.2, B182.2, OR B182.4. 150ø AND LARGER TYPE PSM PIPE SHALL BE SDR35. GASKETS SHALL BE NITRILE, VITON, OR OTHER PETROLEUM-RESISTANT MATERIAL.

3. SEWER BEDDING SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

4. MANHOLES/GRATED TOP MANHOLES SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS AND BE EQUIPPED WITH FRAMES AND SOLID COVERS/GRATED COVERS. SEAL AROUND PIPES ENTERING MANHOLES WITH PETROLEUM-RESISTANT FLEXIBLE SEALANT AND CEMENT GROUT INSIDE AND OUTSIDE OF MANHOLE PENETRATION. SEAL ALL BARREL JOINTS WITH PETROLEUM-RESISTANT SEALANT AT TIME OF INSTALLATION. MINIMUM MANHOLE SIZE SHALL BE 1200ø CONTRACTOR SHALL COORDINATE WITH MANUFACTURER FOR FINAL MANHOLE DIAMETER, IN ACCORDANCE WITH PIPE SIZES ENTERING AND LEAVING AND INVERTS.

5. CATCH BASINS SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS AND BE EQUIPPED WITH FRAMES AND GRATES. SEAL AROUND LEAD PIPES WITH PETROLEUM-RESISTANT FLEXIBLE SEALANT AND CEMENT GROUT INSIDE AND OUTSIDE OF CATCH BASIN PENETRATION. SEAL ALL BARREL JOINTS WITH PETROLEUM-RESISTANT SEALANT AT TIME OF INSTALLATION. MINIMUM CATCH BASIN SIZE SHALL BE 900ø CONTRACTOR SHALL COORDINATE WITH MANUFACTURER FOR FINAL CATCH BASIN DIAMETER.

6. ALL CATCH BASINS WITHIN 6 METRES OF A DISPENSING ISLAND SHALL BE BENCHED IN ACCORDANCE WITH LOCAL STANDARDS, AND WEEP HOLES SHALL BE SEALED. ALL OTHER CATCH BASINS SHALL BE PROVIDED WITH MINIMUM 500 DEEP SUMPS.

7. OGS, OIL/GRIT SEPARATOR, STORMCEPTOR MODEL EFO4.

8. ICD = INLET CONSTRICTION DEVICE AND SHALL BE FITTED IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS AND SHALL HAVE A 76ø HOLE (R38) AND 0 WIDE X 0 DEEP SLOT.

WATER LINES

1. ALL WATER LINES AND CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

2. WATER LINE SYSTEM SHALL BE SUITABLE FOR 1000 KPA DESIGN PRESSURE.

3. WATER MAINS 50ø AND SMALLER TO BE SOFT COPPER TYPE 'K'.

4. WATER LINES AND SERVICE CONNECTION SHALL BE BEDDED IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

5. WATER SERVICE CONNECTION DETAIL SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS.

6. CLEAR COVER OVER ALL WATER LINES SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARDS BUT NOT LESS THAN 3000.

7. WATER SERVICE UNDER BUILDINGS SHALL BE JOINT-FREE.

GAS LINES

1. GAS PIPING SHALL BE EITHER STEEL OR PLASTIC.

2. STEEL GAS PIPING SHALL COMPLY WITH ASTM A53 GR A OR A106, AND USE ANSI/ASME B16.3 MALLEABLE IRON FITTINGS. STEEL PIPE AND FITTINGS SHALL BE COATED WITH AN ASPHALT COATING AND COVERED WITH A HDPE JACKET.

3. PLASTIC PIPING SHALL BE MDPE SDR 11 COMPLYING WITH CAN/CSA-B137.4.

Kelby Lodoen Unseth

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PLANNER
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REGISTRATION

ISSUE/REVISION	DATE	DESCRIPTION
D	2025-05-01	ISSUED FOR SPC - PHASE 3
C	2024-12-03	ISSUED FOR SPC - PHASE 3
B	2024-11-27	ISSUED FOR CLIENT REVIEW (SPC COMMENTS)
A	2024-08-01	ISSUED FOR SPC-PHASE 3
IR	DATE	DESCRIPTION

DRAWN BY SCALE

JNT

KEY PLAN

GLOBAL PROJECT ID NUMBER

CAN00650

SHEET TITLE

SITE
SITE SERVICING PLAN

CTM DESIGN FILE NAME

2024072_C102.0
SHEET NUMBER
FILE NUMBER: D07-12-24-0166
PLAN NUMBER: 19243

C102.0