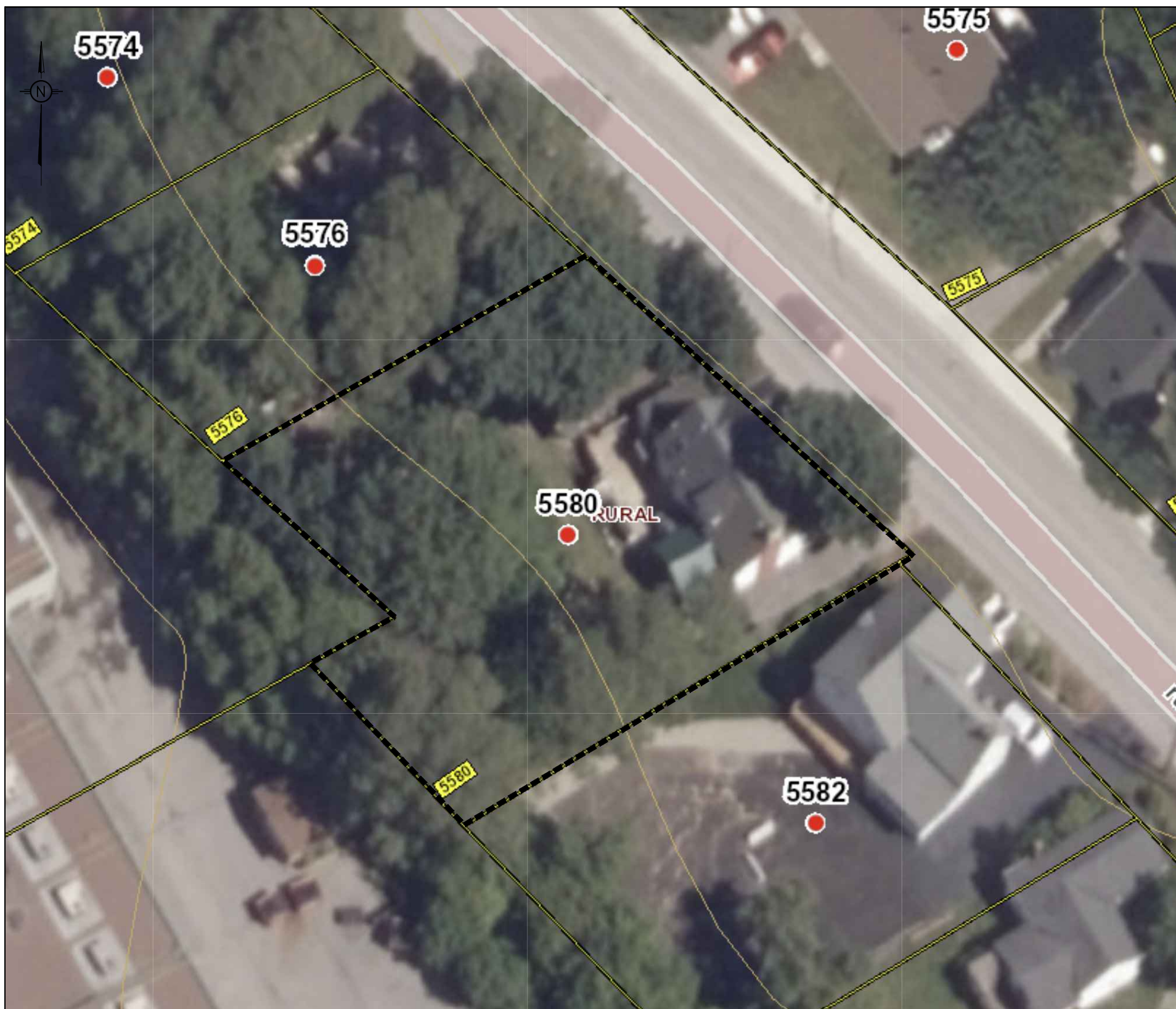


PROPOSED MULTI-USE BUILDING

5580 MANOTICK MAIN ST

OTTAWA, ON

REVISION 03



KEY PLAN (N.T.S.)

DRAWING INDEX	
TITLE PAGE	
GENERAL NOTES	C001
SEDIMENT AND EROSION CONTROL PLAN	C101
DEMOLITION PLAN	C102
GRADING AND DRAINAGE PLAN	C301
SERVICING PLAN	C401
STORM SEWER EXTENSION - PLAN & PROFILE	C501
STORMWATER MANAGEMENT PLAN	C601
PRE-DEVELOPMENT WATERSHED PLAN	C701
POST-DEVELOPMENT WATERSHED PLAN	C702
CONSTRUCTION DETAIL PLAN	C901



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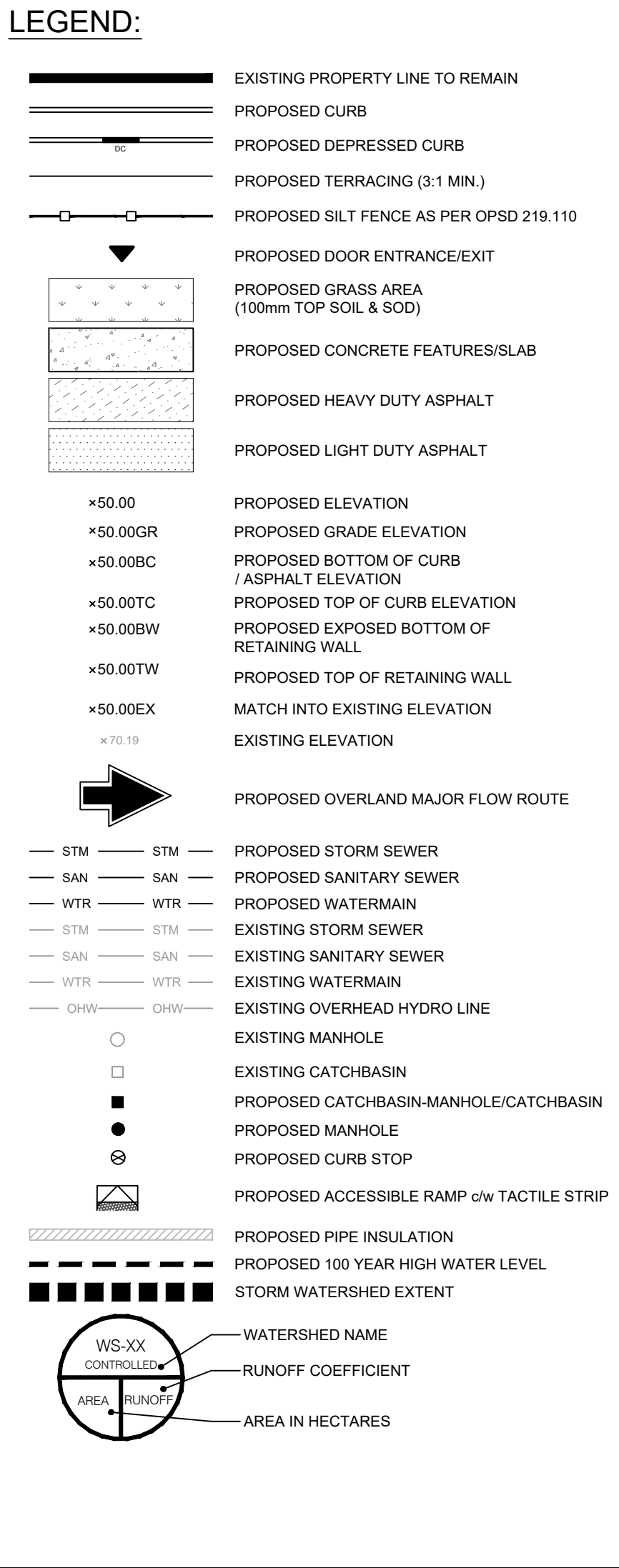
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PROPOSED MULTI-USE BUILDING
5580 MANOTICK MAIN STREET, OTTAWA, ON
REV.03 - ISSUED FOR APPROVAL - NOV 12th, 2025
LRL PROJECT no: 230464

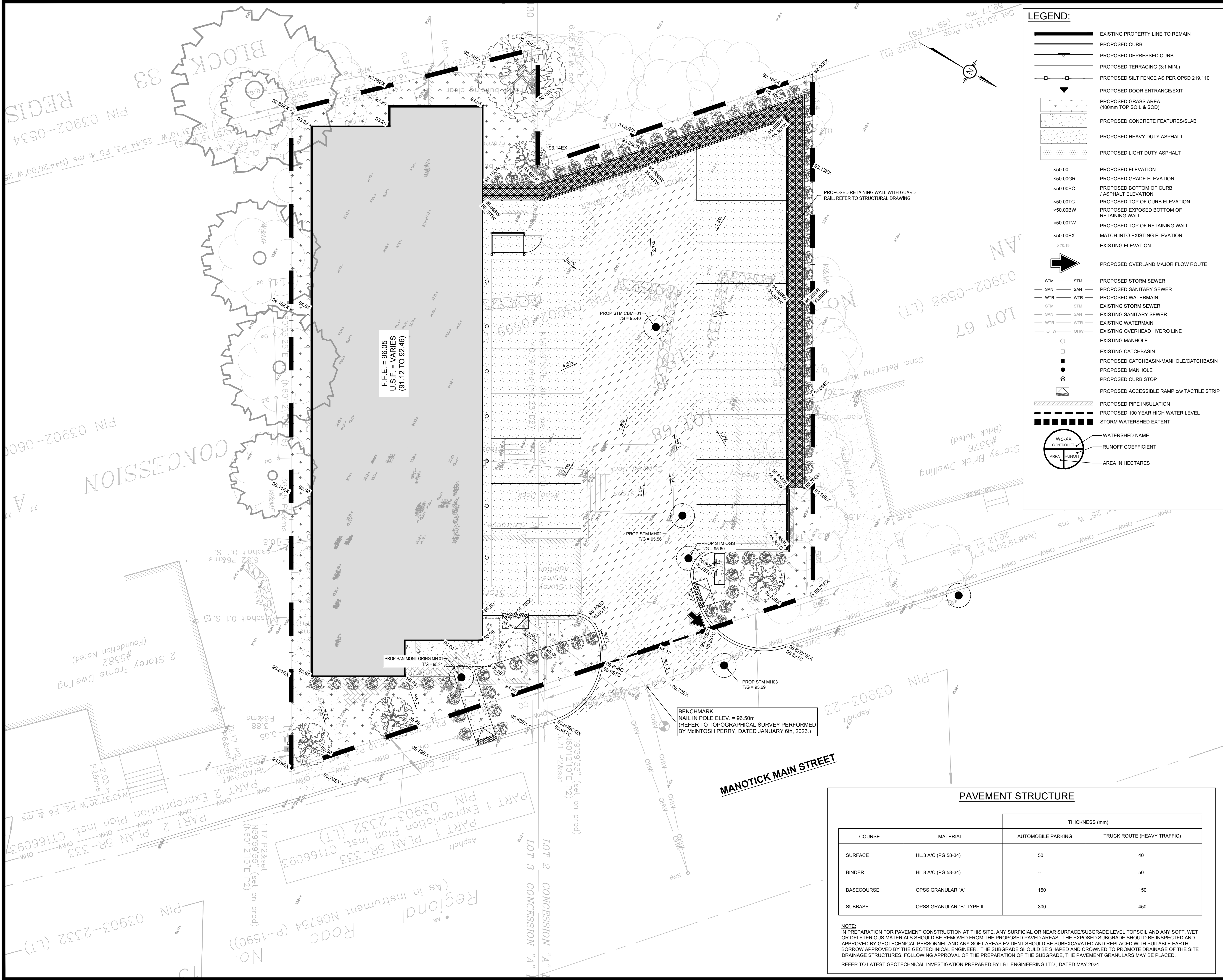


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CONTRACTOR TO VERIFY ALL DIMENSIONS AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES BEFORE WORK COMMENCES. DO NOT SCALE DRAWINGS.





LEGEND:

- EXISTING PROPERTY LINE TO REMAIN
- PROPOSED CURB
- PROPOSED DEPRESSED CURB
- PROPOSED TERRACING (3:1 MIN.)
- PROPOSED SILT FENCE AS PER OPSD 219.110
- PROPOSED DOOR ENTRANCE/EXIT
- PROPOSED GRASS AREA (100mm TOP SOIL & SOD)
- PROPOSED CONCRETE FEATURES/SLAB
- PROPOSED HEAVY DUTY ASPHALT
- PROPOSED LIGHT DUTY ASPHALT
- PROPOSED ELEVATION
- PROPOSED GRADE ELEVATION
- PROPOSED BOTTOM OF CURB / ASPHALT ELEVATION
- PROPOSED TOP OF CURB ELEVATION
- PROPOSED EXPOSED BOTTOM OF RETAINING WALL
- PROPOSED TOP OF RETAINING WALL
- MATCH INTO EXISTING ELEVATION
- EXISTING ELEVATION
- PROPOSED OVERLAND MAJOR FLOW ROUTE
- PROPOSED STORM SEWER
- PROPOSED SANITARY SEWER
- PROPOSED WATERMAIN
- EXISTING STORM SEWER
- EXISTING SANITARY SEWER
- EXISTING WATERMAIN
- EXISTING OVERHEAD HYDRO LINE
- EXISTING MANHOLE
- EXISTING CATCHBASIN
- PROPOSED CATCHBASIN-MANHOLE/CATCHBASIN
- PROPOSED MANHOLE
- PROPOSED CURB STOP
- PROPOSED ACCESSIBLE RAMP c/w TACTILE STRIP
- PROPOSED PIPE INSULATION
- PROPOSED 100 YEAR HIGH WATER LEVEL
- STORM WATERSHED EXTENT
- WATERSHED NAME
- RUNOFF COEFFICIENT
- AREA IN HECTARES

USE AND INTERPRETATION OF DRAWINGS

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03	ISSUED FOR APPROVAL	M.L.	12 NOV 2025
02	ISSUED FOR APPROVAL	M.L.	17 JUL 2025
01	ISSUED FOR APPROVAL	M.L.	17 JAN 2025
No.	REVISIONS	BY	DATE



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www.lrl.ca | (613) 842-3434

CLIENT
ABDULLA REAL ESTATE HOLDINGS INC.

DESIGNED BY: M.L. DRAWN BY: M.L. APPROVED BY: M.B.

PROJECT
PROPOSED MULTI-USE BUILDING
5580 MANOTICK MAIN ST
OTTAWA, ON

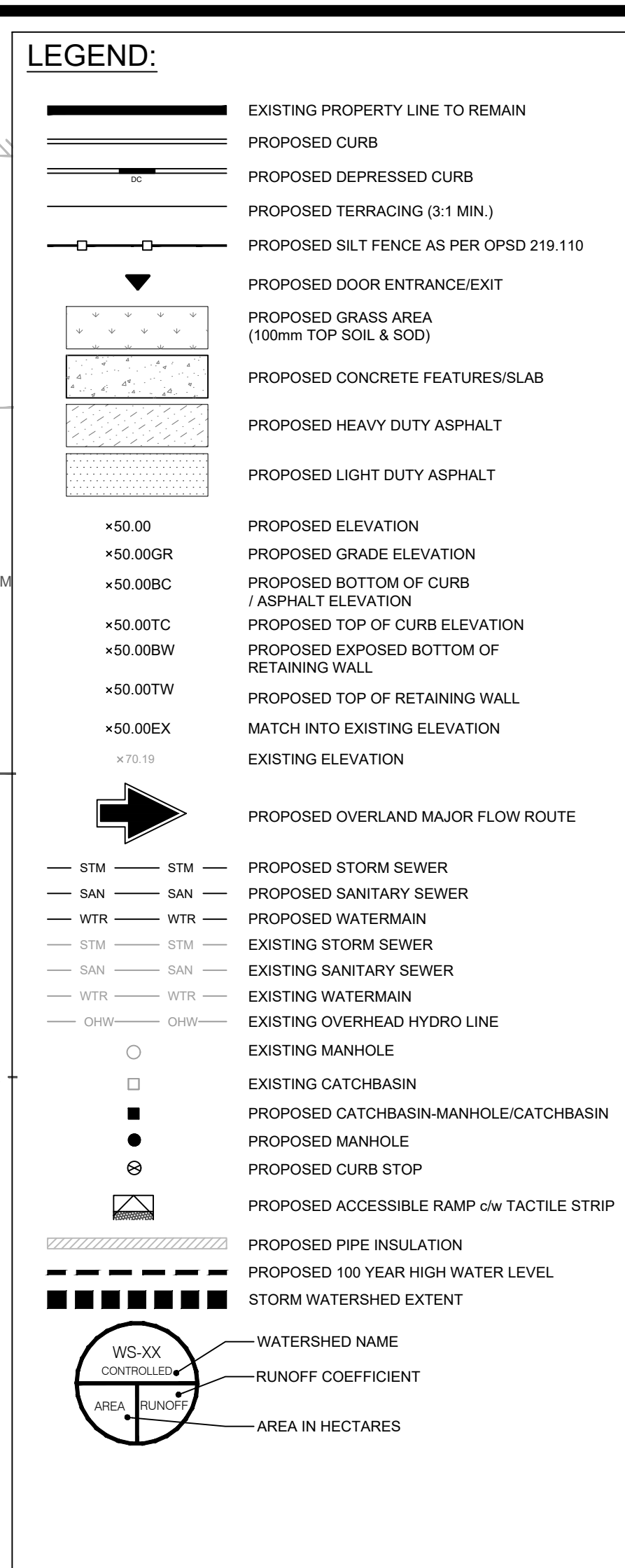
DRAWING TITLE
GRADING AND DRAINAGE PLAN

PROJECT NO.
230464 C301

PAVEMENT STRUCTURE

COURSE	MATERIAL	THICKNESS (mm)	
		AUTOMOBILE PARKING	TRUCK ROUTE (HEAVY TRAFFIC)
SURFACE	HL.3 A/C (PG 58-34)	50	40
BINDER	HL.8 A/C (PG 58-34)	--	50
BASECOURSE	OPSS GRANULAR "A"	150	150
SUBBASE	OPSS GRANULAR "B" TYPE II	300	450

NOTE:
IN PREPARATION FOR PAVEMENT CONSTRUCTION AT THIS SITE, ANY SURFICIAL OR NEAR SURFACE/SUBGRADE LEVEL TOPSOIL, AND ANY SOFT, WET OR DELETERIOUS MATERIALS SHOULD BE REMOVED FROM THE PROPOSED PAVED AREAS. THE EXPOSED SUBGRADE SHOULD BE INSPECTED AND APPROVED BY GEOTECHNICAL PERSONNEL AND ANY SOFT AREAS EVIDENT SHOULD BE SUBEXCAVATED AND REPLACED WITH SUITABLE EARTH BORROW APPROVED BY THE GEOTECHNICAL ENGINEER. THE SUBGRADE SHOULD BE SHAPED AND CROWNED TO PROMOTE DRAINAGE OF THE SITE DRAINAGE STRUCTURES. FOLLOWING APPROVAL OF THE PREPARATION OF THE SUBGRADE, THE PAVEMENT GRANULARS MAY BE PLACED. REFER TO LATEST GEOTECHNICAL INVESTIGATION PREPARED BY LRL ENGINEERING LTD., DATED MAY 2024.



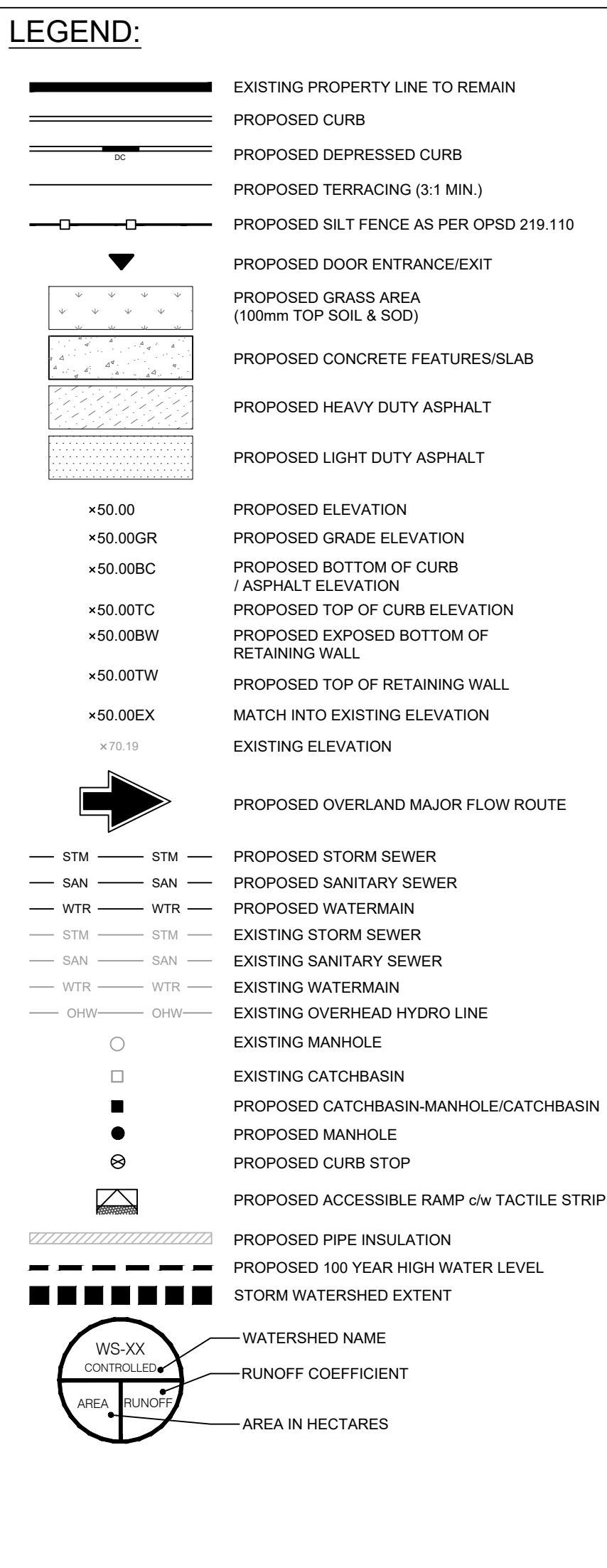
The profile view illustrates the proposed storm sewer installation. The vertical axis represents Elevation (91.30 to 96.00), and the horizontal axis represents Stationing (0+000 to 0+024). The diagram shows the existing ground elevation, existing sewer (EX. SAN 119.0m - 200mm $\varnothing$ PVC @ 0.65%), and the proposed storm sewer (PROP. STM 14.2m - 250mm $\varnothing$ PVC DR 35 @ 0.45%). Two manholes are shown: PROP STM MH-03 (TIG = 95.69, SW INV = 94.12, NW INV = 94.06) and EXIST CB TO BE REPLACED WITH 1200mm $\varnothing$ CBMH-04 (TIG = 95.51, SE INV = 94.00, NW INV = 93.95). The proposed storm sewer is shown with a minimum 120mm thickness insulation. The existing sewer is shown with a 305mm $\varnothing$ PVC pipe. The existing ground is shown with a 300mm $\varnothing$ PVC pipe @ 3.60% slope.

Labels in the diagram include:

- EXISTING GROUND ELEVATION
- PROP STM MH-03
TIG = 95.69
SW INV = 94.12
NW INV = 94.06
- EXIST CB TO BE REPLACED WITH 1200mm $\varnothing$ CBMH-04
TIG = 95.51
SE INV = 94.00
NW INV = 93.95
- MINIMUM 120mm THICKNESS INSULATION
- PROP STM 14.2m - 250mm $\varnothing$ PVC DR 35 @ 0.45%
- EX. SAN 119.0m - 200mm $\varnothing$ PVC @ 0.65%
- EX. WM - 305mm $\varnothing$ PVC
- ALL UTILITY LOCATES AND SEWER LOCATIONS TO BE FIELD CONFIRMED PRIOR TO CONSTRUCTION
- EX. STM 43.0m - 300mm $\varnothing$ PVC @ 3.60%

Profile view data table:

Station	Existing Ground Elevation	Proposed Storm Sewer Elevation	Existing Sewer Elevation
0+000	95.71	94.06	95.69
0+004	95.68	94.06	95.67
0+008	95.67	94.06	95.64
0+012	95.62	94.06	95.59
0+016	95.56	94.06	95.53
0+020	95.53	94.00	95.51
0+024	95.40	94.00	95.40



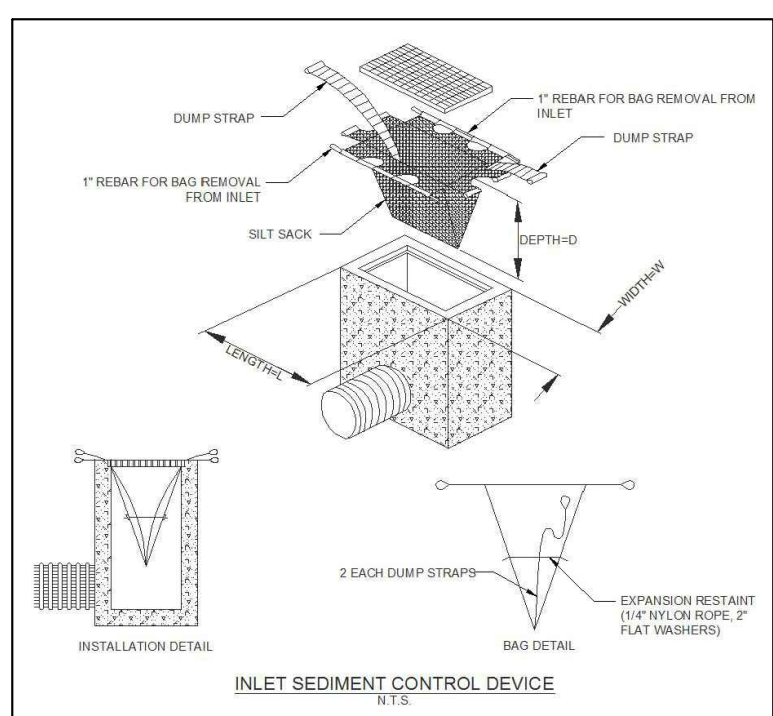
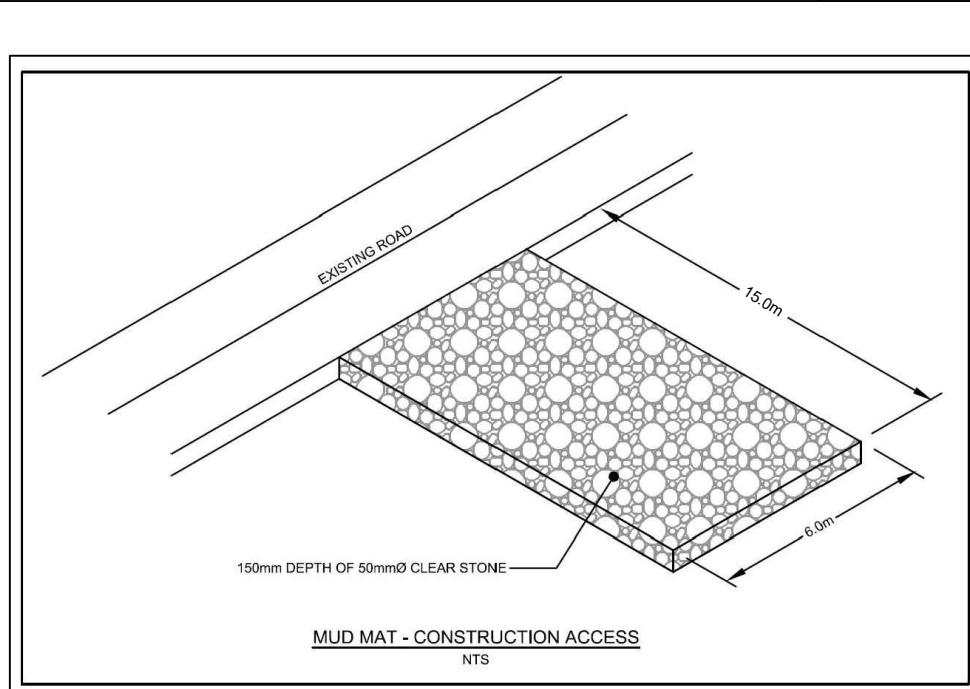
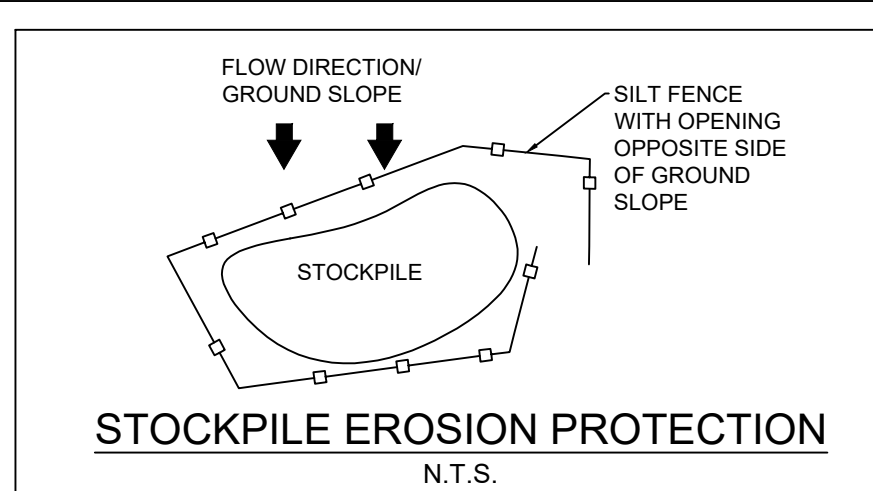
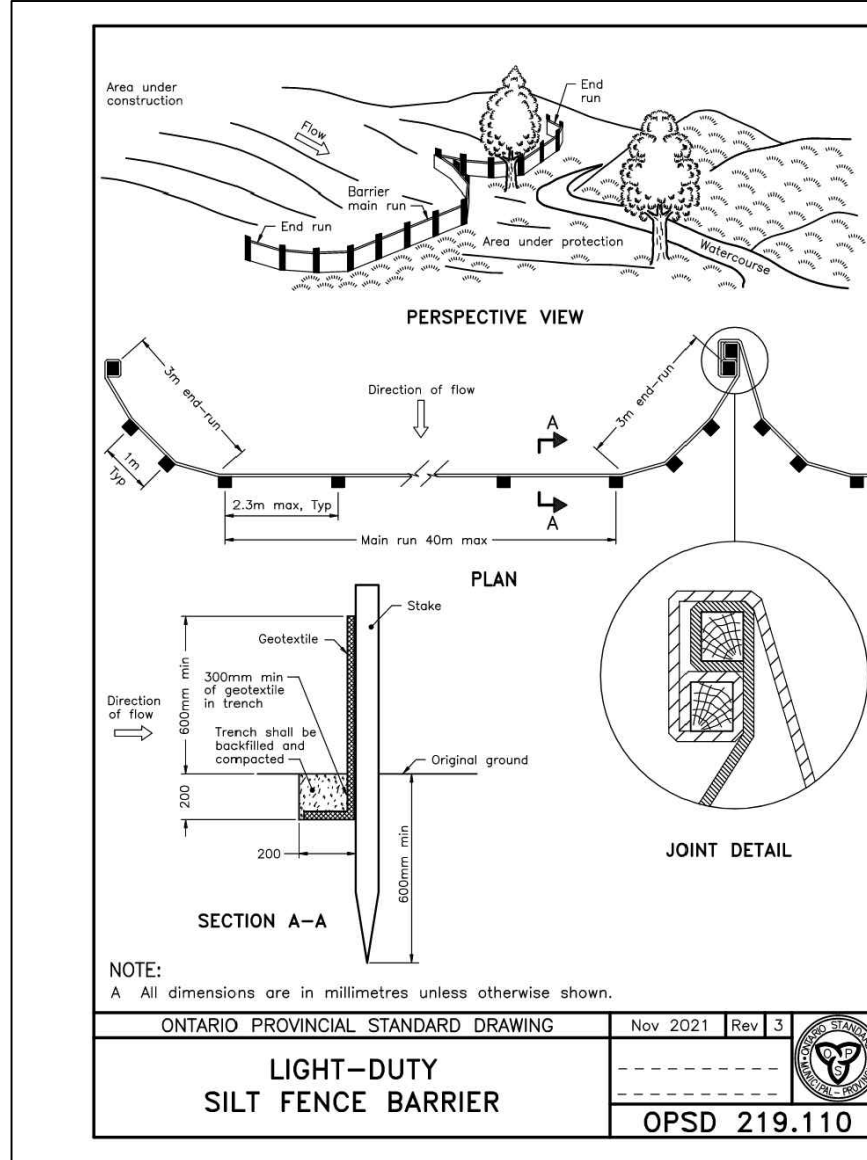
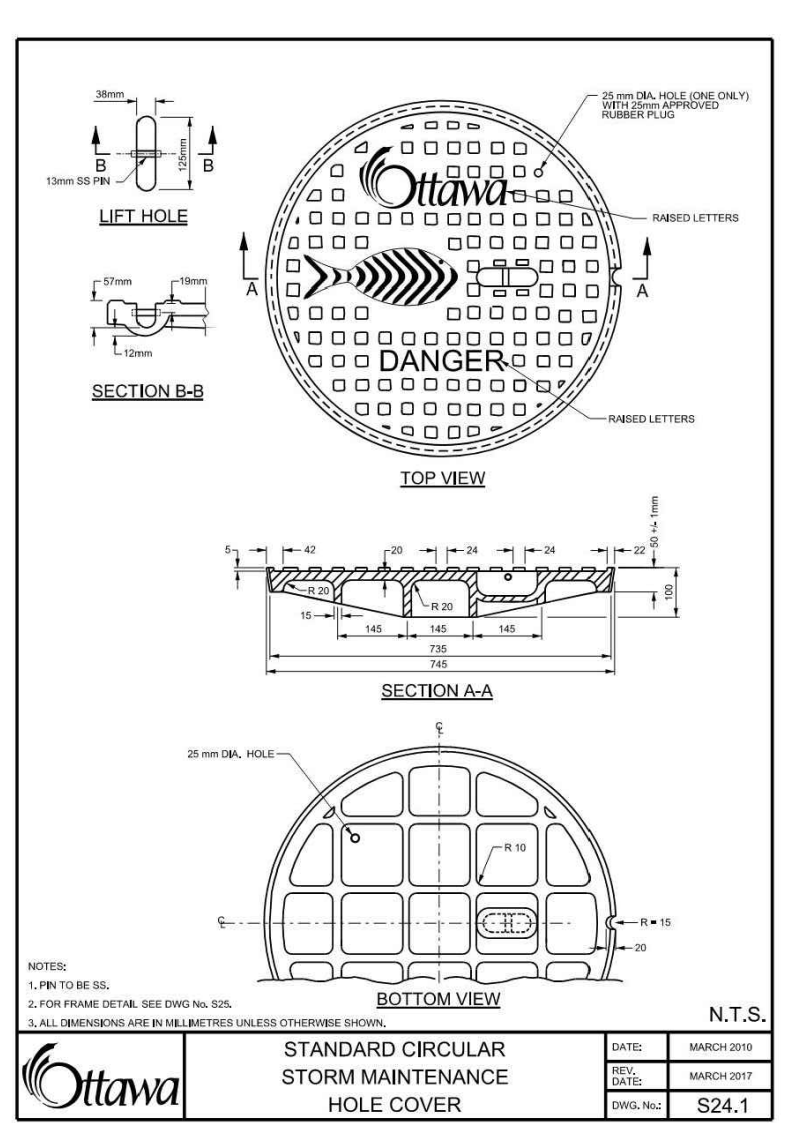
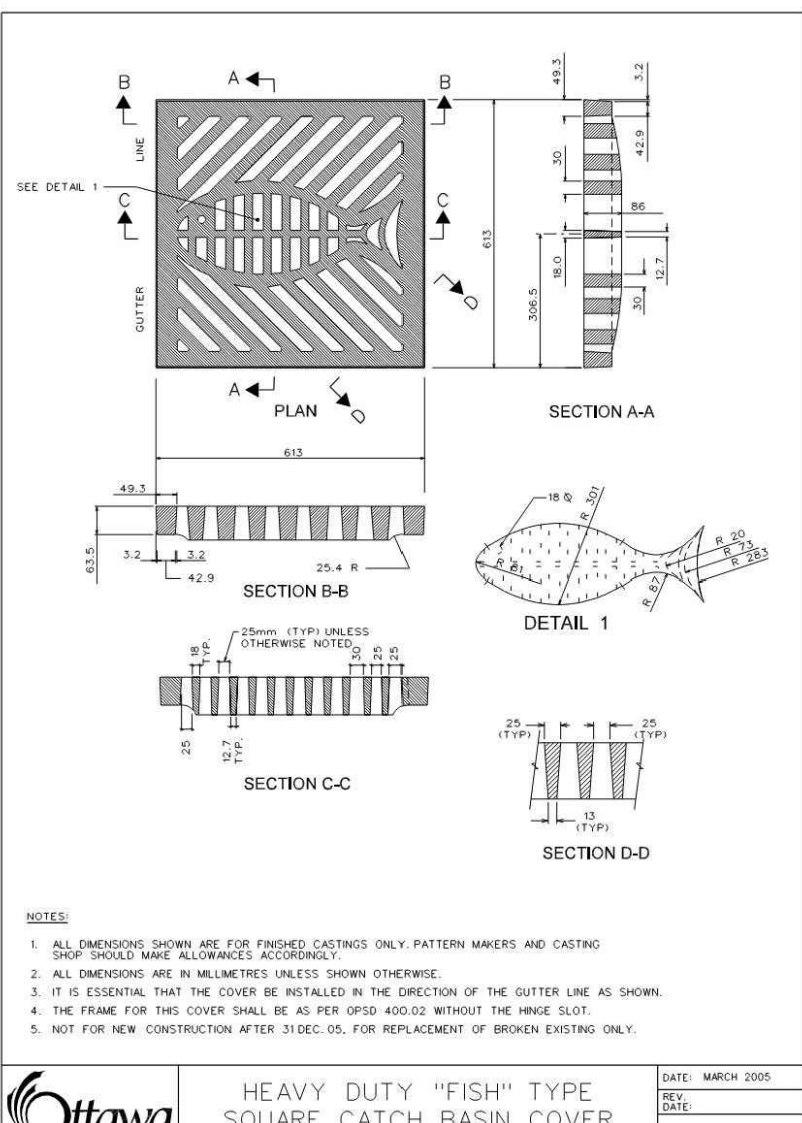
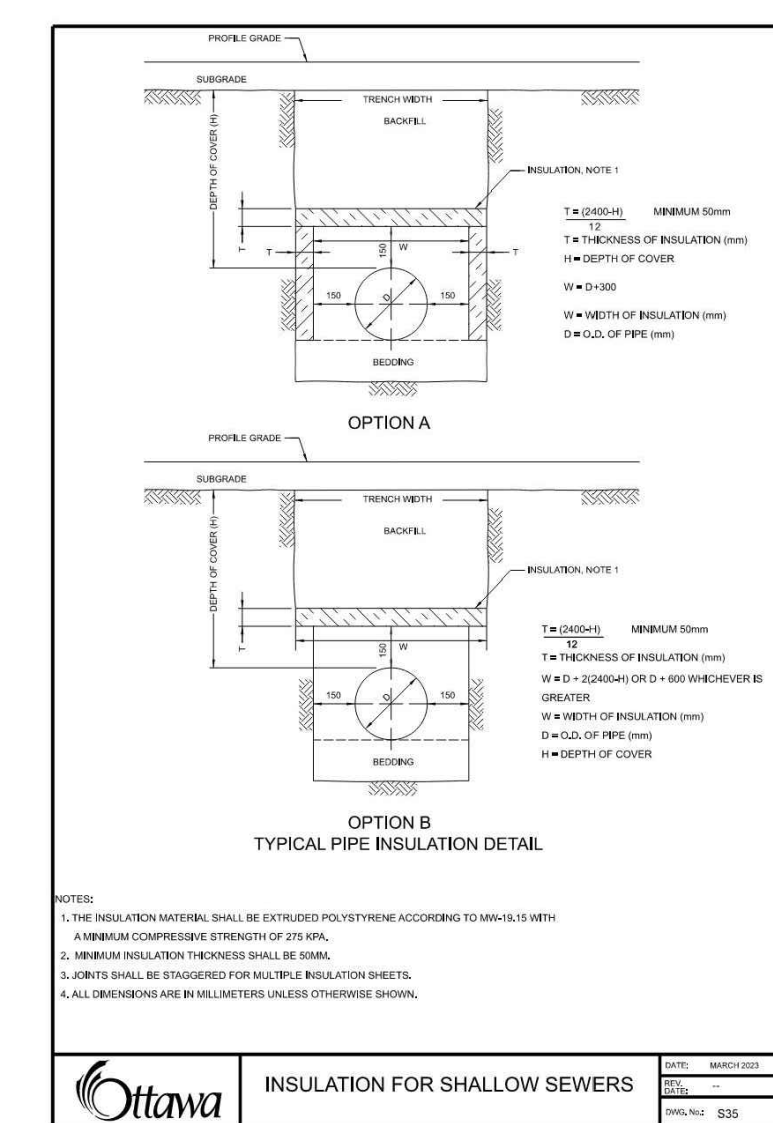
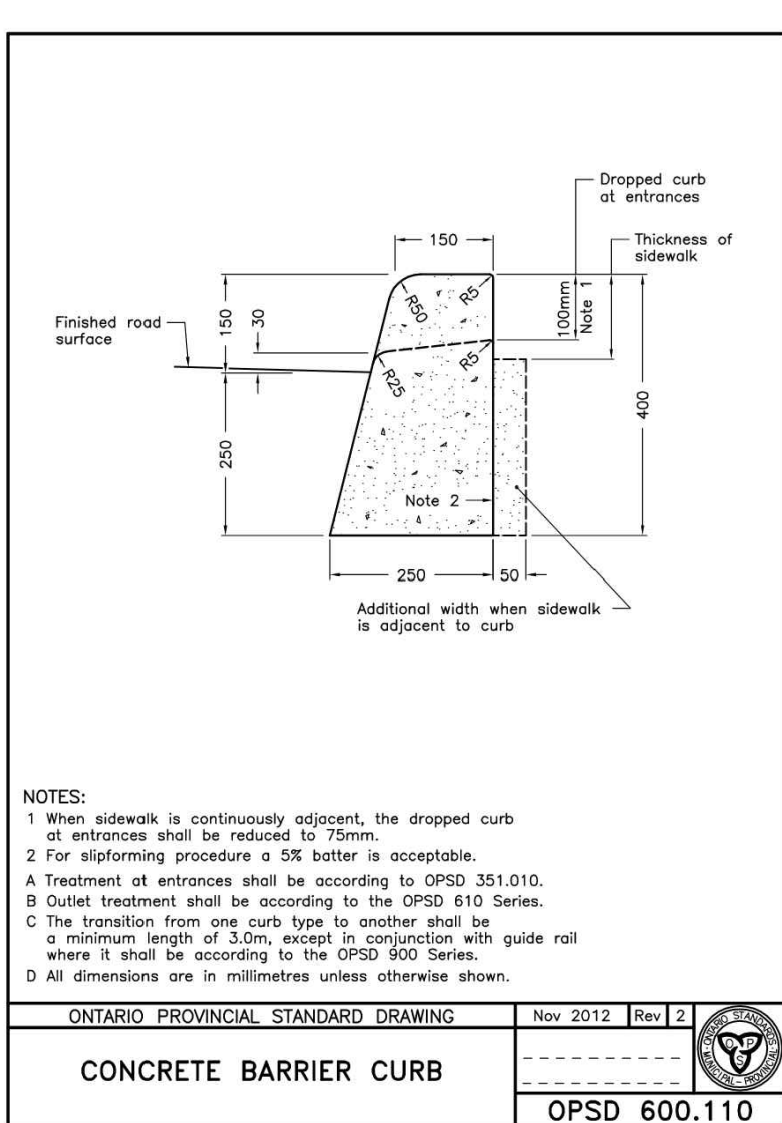
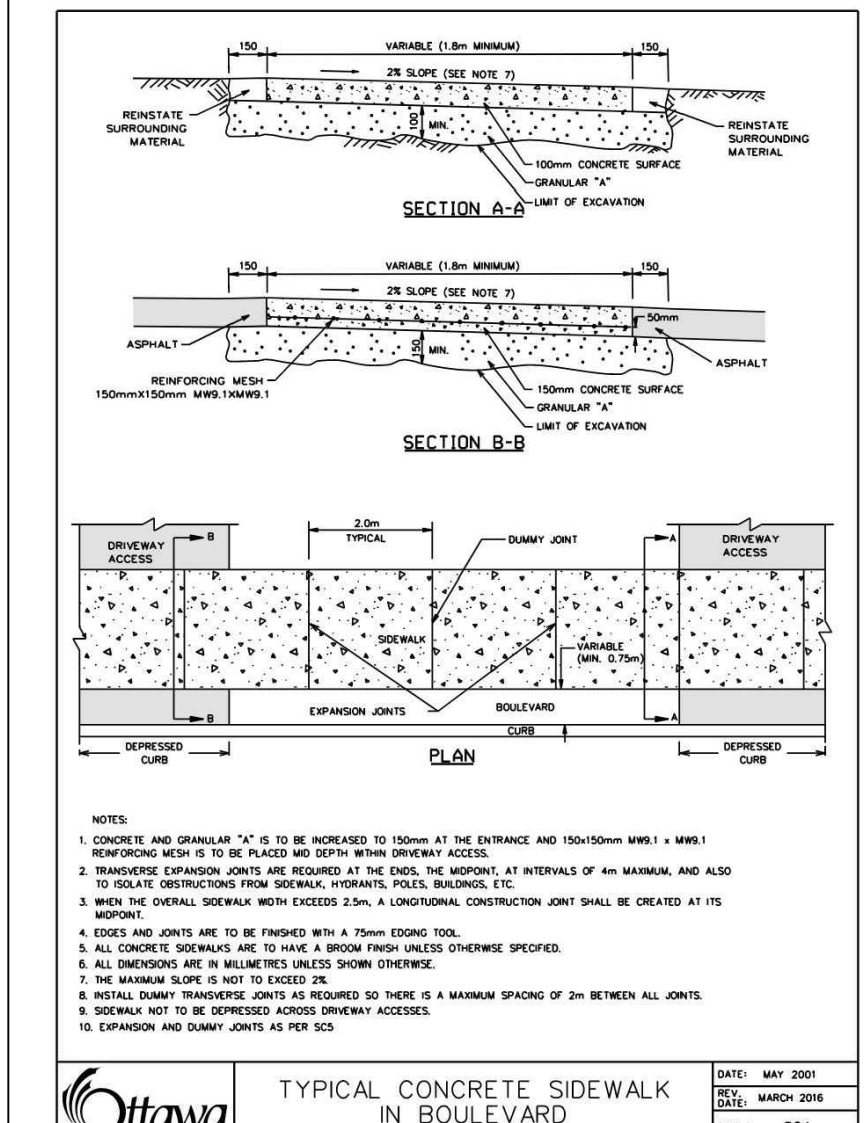
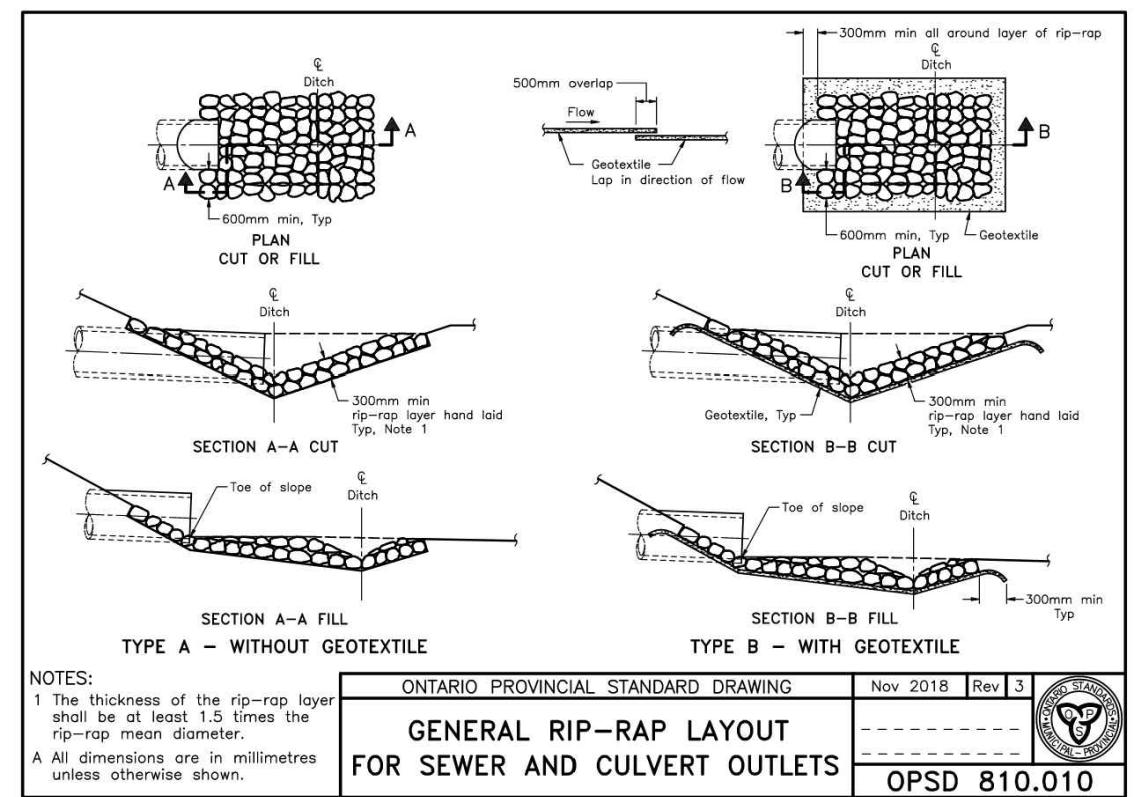
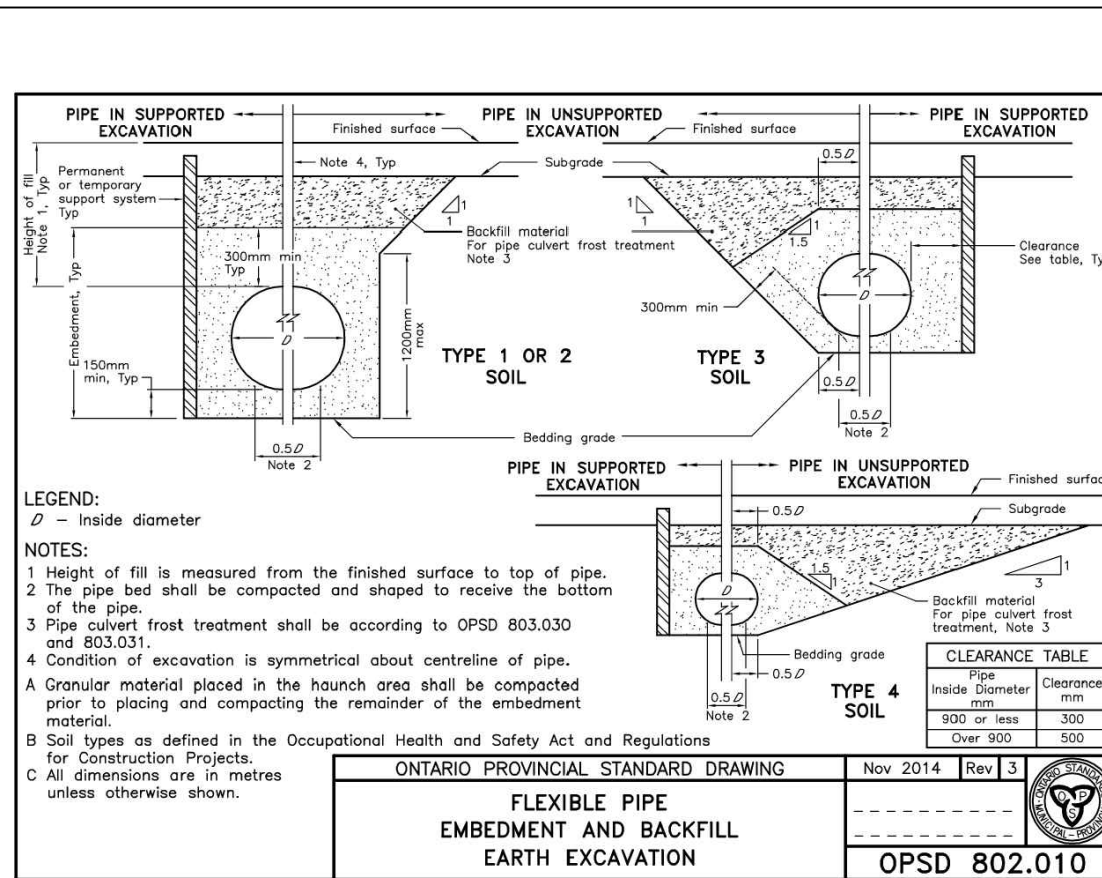
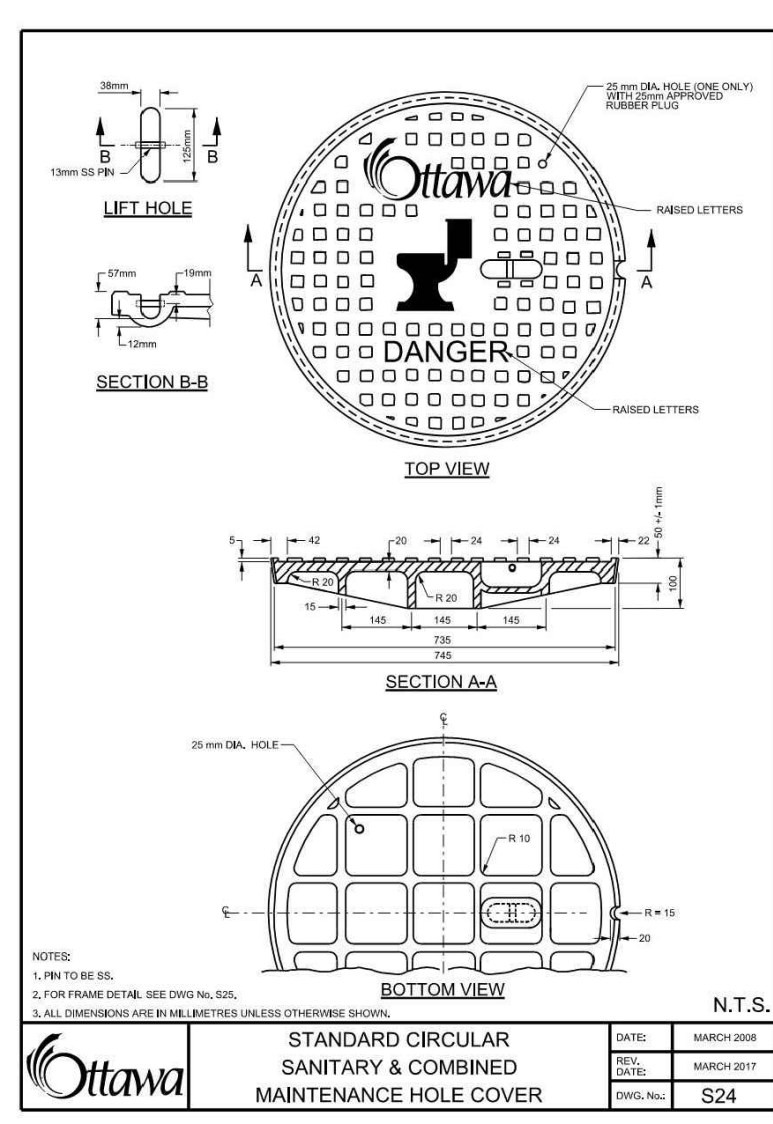
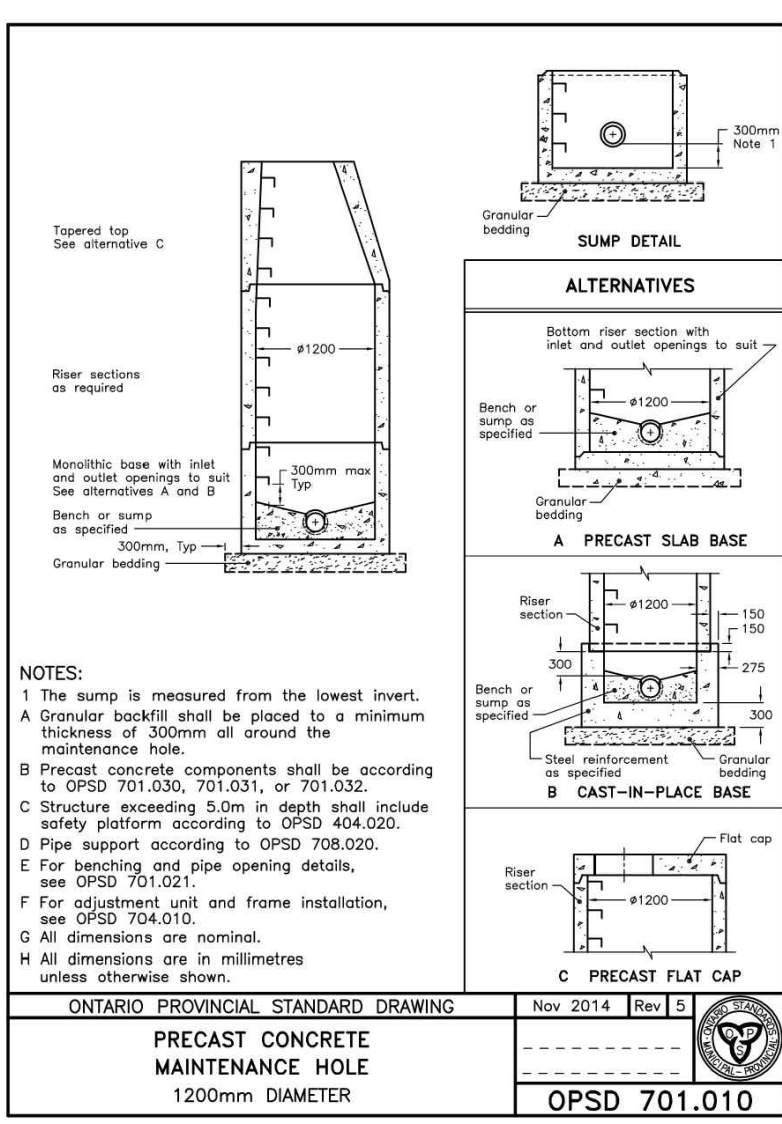
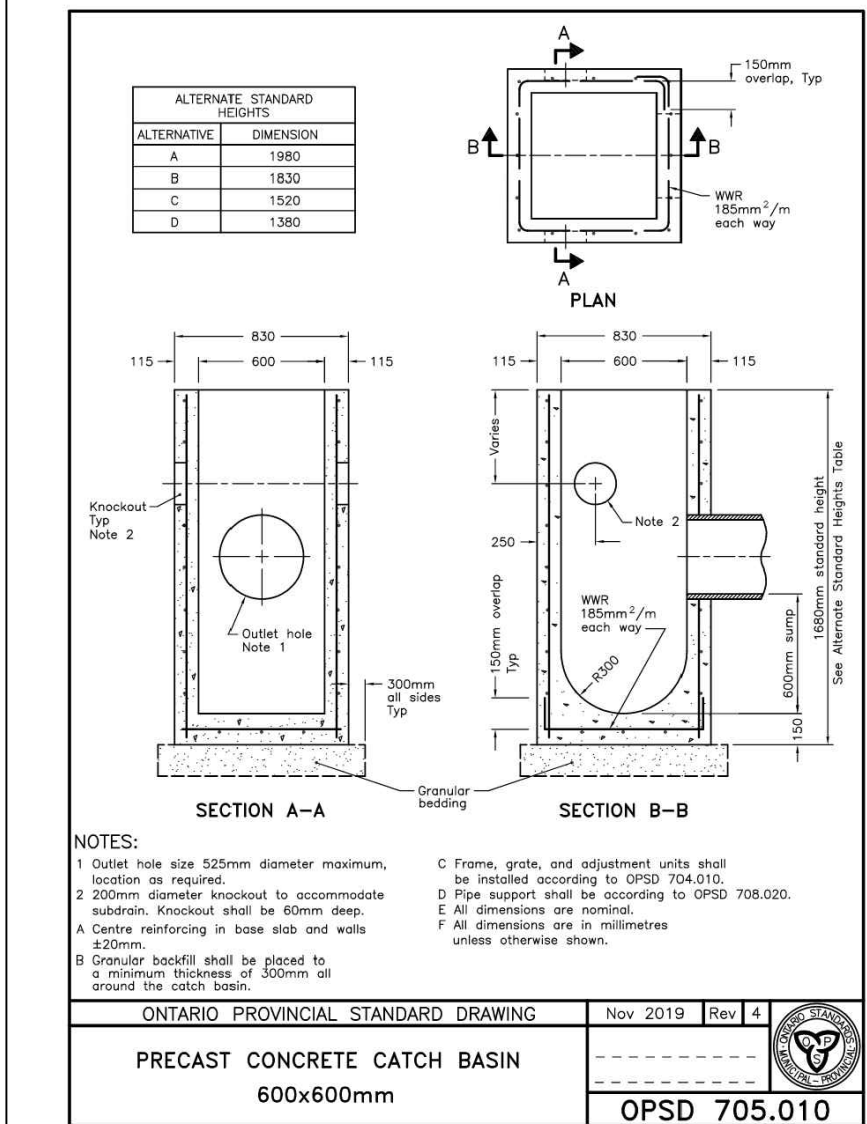
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PROJECT NO. [REDACTED]

230464 C601



USE AND INTERPRETATION OF DRAWINGS

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PROJECT

PROPOSED MULTI-USE BUILDING

5580 MANOTICK MAIN ST

OTTAWA, ON

DRAWING TITLE

CONSTRUCTION DETAIL PLAN

PROJECT NO.

230464 C901