















LEGEND

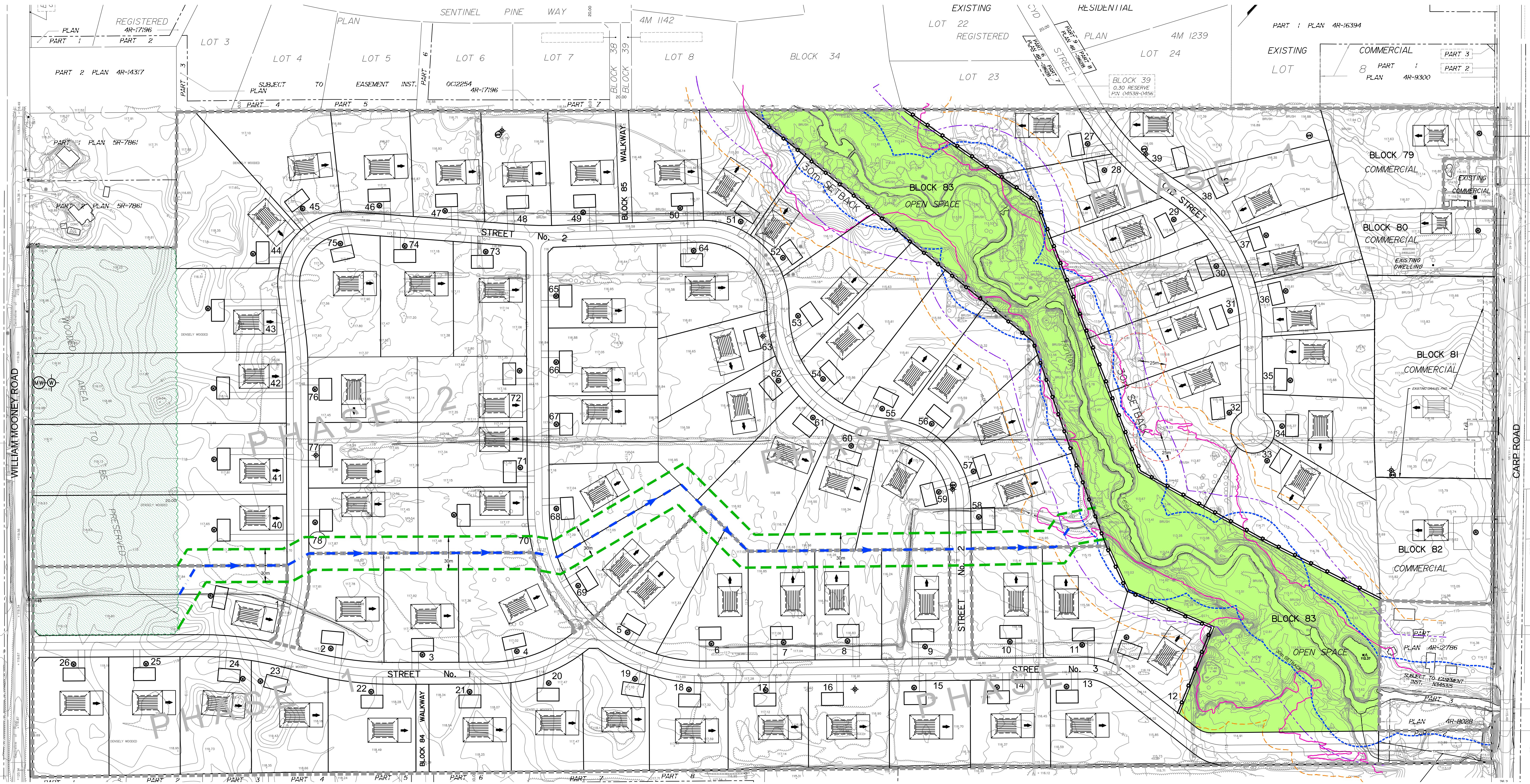
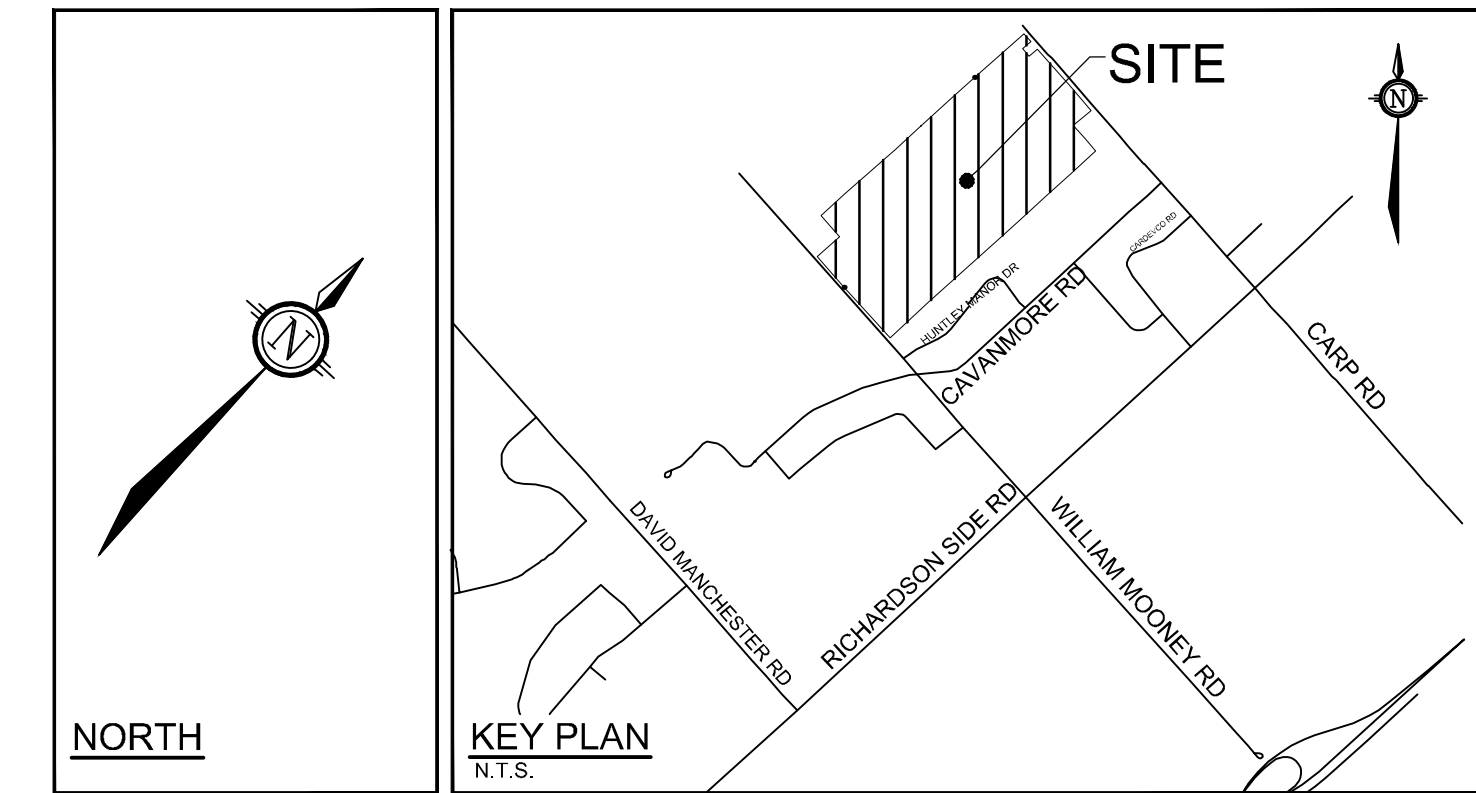
-  30m SETBACK LINE (FROM NHM)
-  MEANDER BELT (PROVIDED BY MVCA)
-  1:100 YR FLOODPLAIN (PROVIDED BY MVCA)
-  REGULATORY LIMIT (PROVIDED BY MVCA)
-  PROPOSED PHASE LIMITS
-  PROPOSED REALIGNED HEADWATER FEATURE
-  PROPOSED 30m CORRIDOR WIDTH
-  PROPOSED SPLIT RAIL FENCE
-  PROPOSED RAISED SEPTIC SYSTEM
-  PROPOSED BUILDING ENVELOPE (2500M²)
-  PROPOSED WELL LOCATION
-  EXISTING TEST WELL LOCATION
-  EXISTING MONITORING WELL LOCATION
-  EXISTING BUTTERNUT TREE LOCATION WITH 25m SETBACK

PROPOSED SEPTIC SYSTEM DETAILS:

LOCATION	DESIGN FLOW (L/day)	# OF RUNS	LENGTH OF RUNS	IMPORTED SAND (min/cm)	SIDE SLOPES	LOADING RATE (L/m²/day)	LOADING AREA REQUIRED (m²)	LOADING AREA PROVIDED (m²)
LOTS 1-78	3500	8	17.5	8	3:1	4	875	877
BLOCK 79 AND 82	1635	6	12	8	3:1	4	408	618
BLOCK 80	1050	6	8	8	3:1	4	262	542
BLOCK 81	2785	8	15	8	3:1	4	696	877

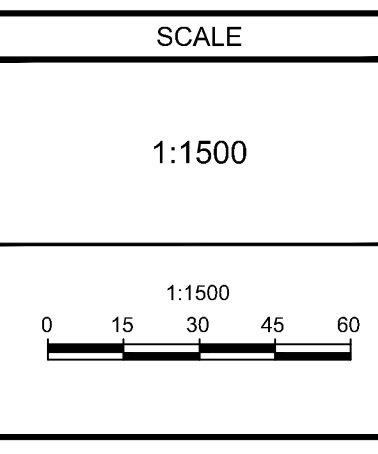
RR4 and RC9 Zoning Provisions

ZONING MECHANISMS	Minimum Lot Area (m²)	Minimum Lot Width (m)	Minimum Front Yard Setback (m)	Minimum Rear Yard Setback (m)	Minimum Interior Side Yard Setback (m)	Minimum Corner Side Yard Setback (m)	Maximum Height (m) - Principal Building	Maximum Lot Coverage (%)	Landscaping of Yards	Outdoor Storage
RC9	4000	30	10	10	4.5	3	11	25	required front and corner side yards to be landscaped, except for driveways, crossing the front or corner side yard leading to a parking area	outdoor storage permitted in interior side and rear yard only; must be screened and concealed from view from abutting streets and from adjoining non-commercial or non-industrial zones
RR4	4000	30	7.5	15	4.5	3	4.5	11	N/A	N/A



NOTE: THE POSITION OF ALL POLE LINES, CONDUITS, WATERMANS, 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.

No.	REVISION	DATE	BY
8	REVISED PER COMMENTS	JUN 27/19	LAB
7	ISSUED FOR COORDINATION	MAY 29/19	LAB
6	ISSUED FOR COORDINATION	MAY 9/19	LAB
5	REVISED FOR COORDINATION	JUL 11/18	LAB
4	REVISED FOR COORDINATION	APR 06/18	LSC
3	ISSUED FOR COORDINATION - REVISED NTW LOCATIONS	JUL 21/17	SM
2	ISSUED FOR COORDINATION	MAY 12/17	DJC
1	ISSUED FOR COORDINATION	MAY 10/17	DJC



DESIGN	FOR REVIEW ONLY
DJC	
SMG	
DJC	
SMG	
SMG	

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CITY OF OTTAWA
 2727 CARP ROAD

LOT DEVELOPMENT AND
 CONSTRAINTS PLAN

PROJECT No.	100149-00
REV #	8
DRAWING No.	100149-LDC