

**LEGEND**

	CONCRETE BARRIER CURB		LIMIT OF CONSTRUCTION
	CONCRETE WALKWAY		DRAINAGE SWALE
	PROPOSED ASPHALT WALKWAY		DRAINAGE DITCH
	PROPOSED PAVER WALKWAY		EX. STORM SEWER
	PROPOSED HEAVY DUTY ASPHALT		EX. SAN SEWER
	PROPOSED ASPHALT		EX. WATERMAIN
	LANDSCAPING CATCHBASIN		PROP. WATER/STM/SAN
	CATCHBASIN MANHOLE		SLOPING AT 3:1 UNLESS SPECIFIED
	CATCHBASIN		SURFACE ELEVATION
	SANITARY SEWER MANHOLE		SWALE ELEVATION
	FIRE HYDRANT		TOP OF WALL ELEVATION
	WATER VALVE		OVERLAND FLOW ROUTE
	WATER METER		SILT FENCE BARRIER
	REMOTE WATER METER		STRAW BALE CHECK DAM
	MECHANICAL AREA DRAIN		MUD MAT
	RETAINING WALL		GAS METER
			HYDRO METER

No.	Revisions	Date
6	REISSUED FOR SITE PLAN CONTROL	JAN. 14, 2026
5	REISSUED FOR SITE PLAN CONTROL	MAR. 14, 2025
4	REISSUED FOR SITE PLAN CONTROL	NOV. 29, 2024
3	REISSUED FOR SITE PLAN CONTROL	OCT. 28, 2024
2	ISSUED FOR SITE PLAN CONTROL	JAN. 26, 2024
1	ISSUED FOR COORDINATION	DEC. 20, 2023

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

SCALE 1:200

0 10 20 Metres

**egis** 115 Walgreen Road, R.R.3  
 Carp, ON K0A 1L0  
 Tel: 613-836-2184  
 Fax: 613-836-3742  
 www.egis-group.com

Stamp:

Client: **MORGUARD**  
 55 CITY CENTRE DRIVE, SUITE 1000  
 MISSISSAUGA, ON L5B 1M3

Project: **RESIDENTIAL BUILDING**  
 500 COVENTRY ROAD

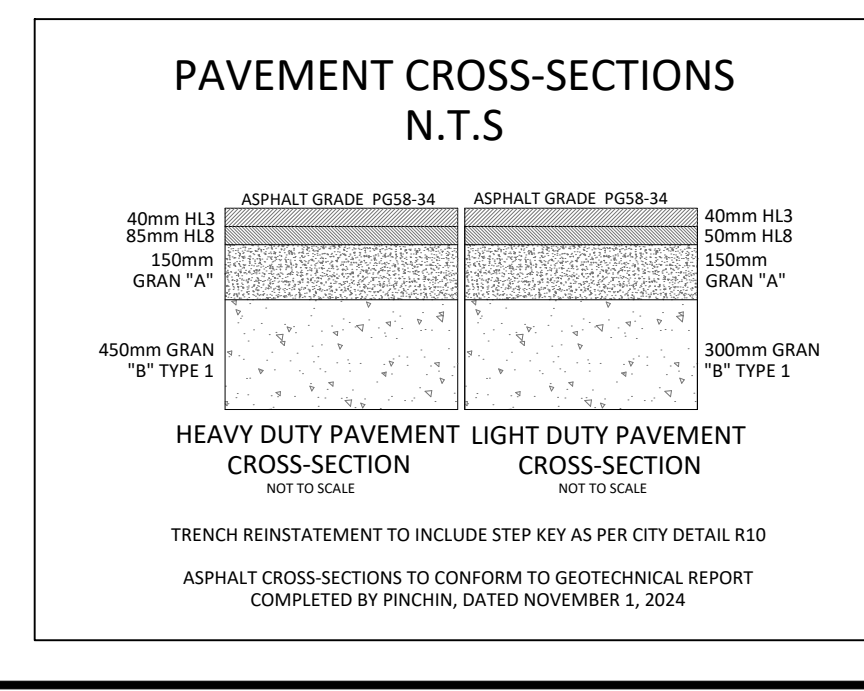
Drawing Title: **LOT GRADING, DRAINAGE, EROSION & SEDIMENT CONTROL PLAN**

Scale: 1:200	Project Number: CCO-23-2497
Drawn By: FV	Checked By: RF
Designed By: RF	Drawing Number: C101-A

- 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 FROM INFORMATION SUPPLIED BY (OR SHOWN ON) ANNE'S O'SULLIVAN, VOLLEBEK LTD. DRAWING 23868-23 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 TO DETERMINE 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 OF 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. CONTRACTOR TO MINIMIZE THE ACTUAL LIMITS OF REMOVALS AND REINSTATEMENT WHEREVER POSSIBLE, AND SHALL MAKE THEIR OWN JUDGEMENT AND ACCOUNT FOR ALL MATERIAL AND LABOUR REQUIRED FOR

- EROSION AND SEDIMENT CONTROL**
- THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES TO PROVIDE PROTECTION OF THE AREA DRAINAGE SYSTEM AND THE RECEIVING WATER COURSE, DURING CONSTRUCTION ACTIVITIES. THIS INCLUDES LIMITING THE AMOUNT OF EXPOSED SOIL, TEMPORARY SEDIMENT CONTROL (GEOSECK INSERTS WITH AN OVERFLOW UNDER GRADE OR COVER) TO BE IMPLEMENTED DURING CONSTRUCTION ON ALL PROPOSED ROAD CATCHBASINS, REARWARD CATCHBASINS AND CATCHBASIN MANHOLES AND OTHER SEDIMENT TRAPS. NO RECYCLED GEOSECK MATERIAL SHALL BE PERMITTED FOR USE ON SITE. THE CONTRACTOR ACKNOWLEDGES THAT FAILURE TO IMPLEMENT APPROPRIATE EROSION AND SEDIMENT CONTROL MEASURES MAY BE SUBJECT TO PENALTIES IMPOSED BY ANY APPLICABLE REGULATORY AGENCY.
  - AT THE DISCRETION OF THE PROJECT MANAGER OR MUNICIPAL STAFF, ADDITIONAL SILT CONTROL DEVICES SHALL BE INSTALLED AT DESIGNATED LOCATIONS.
  - FOR SILT FENCE BARRIER, USE OPSD 210.130. GEOTEXTILE FOR SILT FENCE AS PER OPSD 1860, TABLE 3.
  - EXCEPT AS PROVIDED IN PARAGRAPHS 4.1 AND 4.2 BELOW, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS FEASIBLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED, BUT IN NO CASE MORE THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY HAS TEMPORARILY OR PERMANENTLY CEASED.
  - WHERE THE INITIATION OF STABILIZATION MEASURES BY THE 14TH DAY AFTER CONSTRUCTION ACTIVITY TEMPORARILY OR PERMANENTLY CEASES IS PRECLUDED BY SNOW COVER, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS FEASIBLE.
  - WHERE CONSTRUCTION WILL RESUME ON A PORTION OF THE SITE WITHIN 21 DAYS FROM WHEN ACTIVITIES CEASED, (I.E. THE TOTAL TIME PERIOD THAT CONSTRUCTION ACTIVITY IS TEMPORARILY CEASED IS LESS THAN 21 DAYS) THEN STABILIZATION MEASURES DO NOT HAVE TO BE INITIATED ON THAT PORTION OF SITE BY THE 14TH DAY AFTER CONSTRUCTION ACTIVITY TEMPORARILY CEASED.

- ROADWAY NOTES**
- RESTORE ANY TRENCHES AND DISTURBED SURFACES OF PUBLIC ROAD ALLOWANCES TO CONDITION EQUAL OR BETTER THAN ORIGINAL CONDITION AND TO THE SATISFACTION OF CITY AUTHORITIES.
  - CONCRETE CURB AND SIDEWALK SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA STANDARD SC1.1 (BARRIER CURB), SC2 (MODIFIED SIDEWALK & CURB), AND SC4 (STANDARD SIDEWALK) AS NOTED. PROVISIONS SHALL BE MADE FOR CURB DEPRESSIONS AT SIDEWALKS, DRIVEWAYS AND RAMPS.
  - PAVEMENT REINSTATEMENT FOR SERVICE AND UTILITY CUTS SHALL BE IN ACCORDANCE WITH CITY OF OTTAWA DETAIL R10 AND OPSD 509.010, OPSD 310, AND SHALL BE REINSTATEMENT PER THE DETAIL SHOWN ON THIS DRAWING.
  - GRANULAR "A" SHALL BE PLACED TO A MINIMUM THICKNESS OF 300mm AROUND ALL STRUCTURES WITHIN PAVEMENT AREA.
  - ALL GRANULAR FOR ROADS SHALL BE COMPACTED TO A MINIMUM OF 100% SPMD.
  - ASPHALT WEAR COURSE SHALL NOT BE PLACED UNTIL THE VIDEO INSPECTION OF SEWERS & NECESSARY REPAIRS HAVE BEEN CARRIED OUT TO THE SATISFACTION OF THE ENGINEER.
  - SUB-EXCAVATE SOFT AREAS AND FILL WITH GRANULAR "B" COMPACTED TO MAXIMUM 90% SPMD.
  - CONCRETE STRUCTURE: REFER TO DETAIL.



FILENAME: U:\Information\2023\CCO-23-2497\Morguard\500 Coventry R.R.3 - Drawing\CCO-23-2497 - Presentation.dwg  
 LAST SAVE: Wednesday, January 14, 2026 1:42:58 PM  
 LAST PLOTTED: Wednesday, January 14, 2026 1:42:58 PM