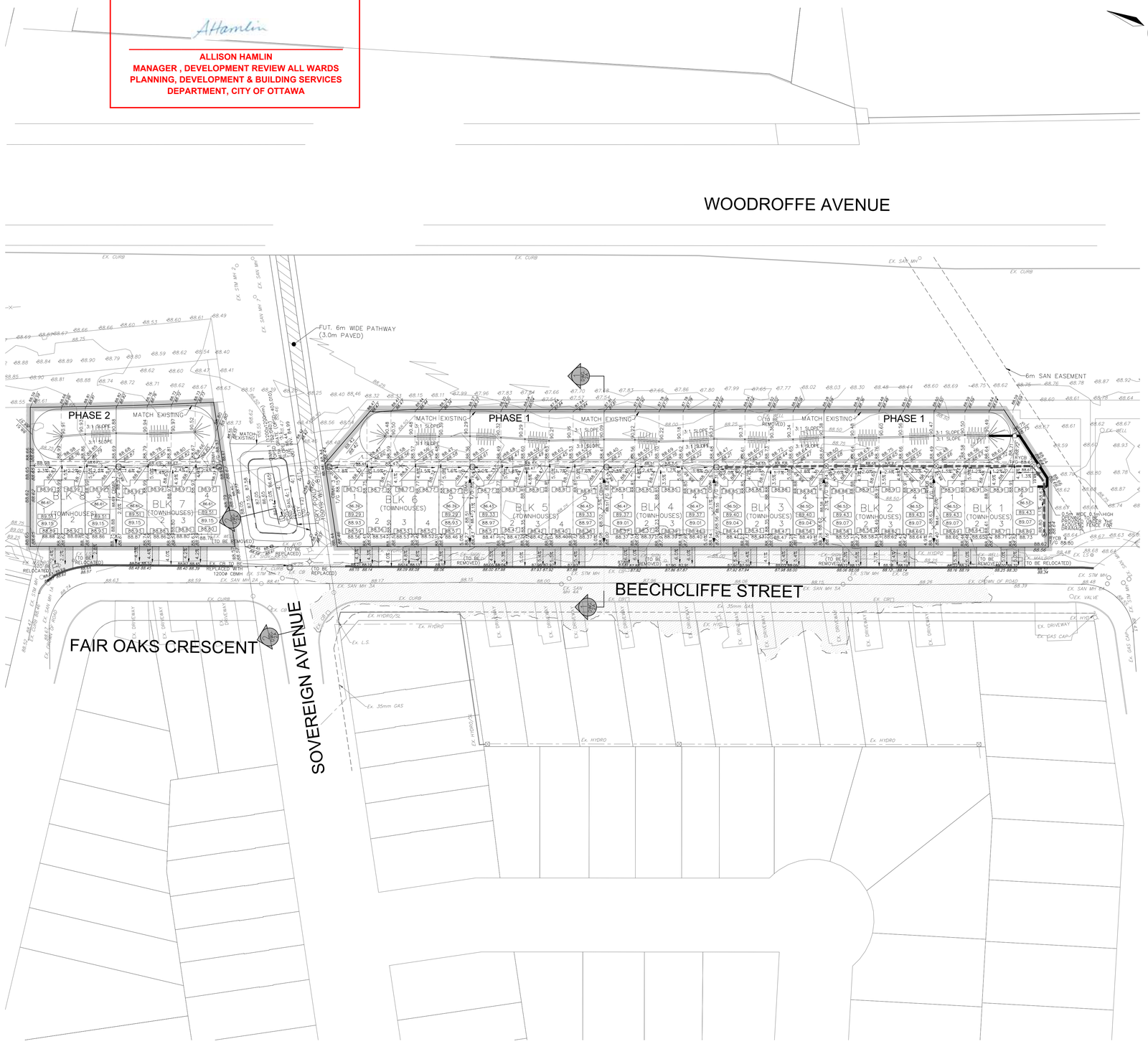
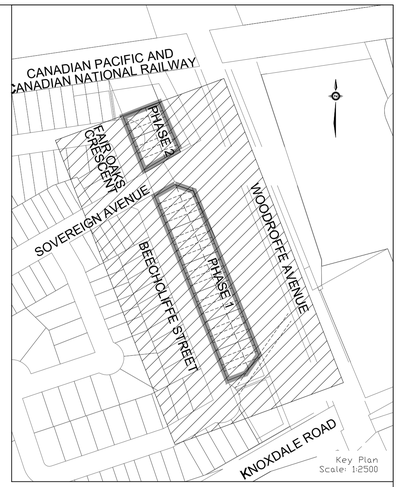
2156m² OF ROAD PAVEMENT TO BE REMOVED AND REPLACED PER DWG. 3.

AHamlin

ALLISON HAMLIN
MANAGER , DEVELOPMENT REVIEW ALL WARDS
PLANNING, DEVELOPMENT & BUILDING SERVICES
DEPARTMENT, CITY OF OTTAWA





LEGEND

- PROPOSED ELEVATION — 103.45
- EXISTING ELEVATION — *102.73*
- PROPOSED SWALE GRADE — 1.5%
- HIGH POINT — 102.16
- STREET CATCHBASIN
- CATCHBASIN MANHOLE
- TEE CATCHBASIN
- ELBOW CATCHBASIN
- HYDRANT, VALVE & VB
- VALVE & VC
- VALVE & VB
- BUILDING ENVELOPE
- TOP OF FOUNDATION (TOF) — 94.70
- FINISHED FLOOR ELEVATION (FFE) — 95.00
- UNDERSIDE OF FOOTING ELEVATION (USF) — 92.00
- FRONT/REAR ENVELOPE ELEVATION — 97.60
- WALKOUT UNITS — W.O.
- STREET LIGHT STANDARD — L.S.
- CURB TRANSITION
- OVERLAND FLOW DIRECTION
- EXTERNAL OVERLAND FLOW DIRECTION
- REAR YARD OVERLAND FLOW DIRECTION
- PHASE LIMITS
- NOISE BARRIER (1.85m HIGH UNLESS OTHERWISE NOTED)
- PROPERTY BOUNDARY
- 3:1 TERRACING MAXIMUM SLOPE — 100.20 / 99.20
- PONDING AREA WITH SPILLWAY ELEVATION — 88.47
- 250ø PVC PERFORATED PIPE (REFER TO CITY STD S29 FOR REAR YARD TRENCH AND PIPE DETAILS ONLY) (SUBDRAIN APPLIED FOR SLOPE LESS THAN 1.5%)
- EXISTING SANITARY MAINTENANCE HOLE
- EXISTING STORM MAINTENANCE HOLE
- SANITARY MAINTENANCE HOLE

NOTES:

1. ANY DISTURBED AREA DURING CONSTRUCTION TO BE RESTORED TO THE ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE AUTHORITIES HAVING JURISDICTION
2. CONTRACTOR TO VERIFY THE PRECISE LOCATIONS AND INVERT ELEVATIONS OF Ex. UNDERGROUND SERVICES AND Ex. UTILITIES PRIOR TO STARTING CONSTRUCTION
3. ALL EXISTING ABOVE GROUND FEATURES, E.G. MH/CHAMBER COVERS, PEDESTALS, HYDRO AND LIGHT POLES, ETC. AFFECTED BY THE DEVELOPMENT TO BE ADJUSTED TO SUIT TO THE SATISFACTION OF PARTIES AFFECTED
4. ALL EXISTING BUILDING, SHED, POST & WIRE FENCE, CHAIN LINK FENCE, TREE, UTILITY WIRE, POLE, CULVERT AND POOL WITHIN LOTS AND BLOCKS TO BE REMOVED, UNLESS OTHERWISE NOTED
5. ALL EXISTING POST & WIRE FENCE, CULVERTS, UTILITY WIRE / POLES, TREES, SHRUBS ETC. WITHIN LOTS, BLOCKS AND ROADS TO BE REMOVED, UNLESS OTHERWISE NOTED
6. PERMISSION REQUIRED FOR REMOVAL OF EXISTING TREES ON EXTERNAL LANDS WHERE APPLICABLE
7. PERMISSION REQUIRED FOR WORK ON ADJACENT LANDS
8. A GEOTECHNICAL ENGINEER LICENSED IN THE PROVINCE OF ONTARIO IS TO INSPECT ALL SUBGRADE SURFACES FOR FOOTING AND PAVEMENT STRUCTURES PRIOR TO CONSTRUCTION

TOPOGRAPHIC INFORMATION

TOPOGRAPHIC INFORMATION PROVIDED BY CITY OF OTTAWA, PROJECT 40 BEECHCLIFFE STREET, SURVEY DATED JANUARY 2025. ADDITIONAL TOPOGRAPHIC INFORMATION PROVIDED BY AOV LTD., PROJECT No. 25159-25, SURVEY DATED MAY 2025 AND JUNE 2025.

LEGAL INFORMATION

REGISTERED PLAN PLAN PROVIDED BY AOV LTD., PROJECT No. 25159-25, RECEIVED ON MAY 12, 2025.

ELEVATION NOTE

ELEVATIONS SHOWN ON THIS PLAN ARE GEODETIC AND ARE REFERRED TO THE CGVD28 GEODETIC DATUM. SITE BENCH MARK ON TOP OF FH SPINDLE FRONTING CIVIC ADDRESS 33 BEECHCLIFFE STREET. ELEVATION=88.966m

No.	BY	DATE	DESCRIPTION
6	W.L.	26-03-05	UPDATE FOR SPA
5	W.L.	26-02-17	4th SUBMISSION
4	W.L.	25-09-15	3rd SUBMISSION
3	W.L.	25-08-01	2nd SUBMISSION
2	W.L.	25-07-15	ISSUED FOR TENDER
1	W.L.	25-06-20	1st SUBMISSION

Ottawa — CITY OF OTTAWA

PROJECT No. 24-1416

LICENSED PROFESSIONAL ENGINEER — W. LIU — 100167932 — 26-03-05 — PROVINCE OF ONTARIO

HABITAT FOR HUMANITY

40 BEECHCLIFFE STREET

DSEL
120 Iber Road, Unit 103
Stittsville, ON K2S 1E9
Tel. (613) 836-0856
Fax. (613) 836-7183
www.DSEL.ca

© DSEL

GRADING PLAN

DRAWN BY: A.S.	CHECKED BY: W.L.	SHEET NO.	
DESIGNED BY: A.S.	CHECKED BY:	7	OF 12
SCALE: 1:500	DATE: JUNE 2025		

CITY FILE No. _D07-12-25-0091 _____ CITY PLAN No. 19322