

GENERAL NOTES:

- 1. ALL WORK SHALL BE CARRIED OUT IN COMPLIANCE WITH THE APPLICABLE HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS.
2. ALL WORK MATERIALS AND CONSTRUCTION METHODS TO CONFORM WITH THE LATEST STANDARDS, SPECIFICATIONS, POLICIES, REGULATIONS, GUIDELINES AND LAWS FOR THE CITY OF GUELPH, REGION OF WATERLOO, ONTARIO BUILDING CODE (OBC), MINISTRY OF THE ENVIRONMENT (MOE) AND ONTARIO PROVINCIAL STANDARD DRAWINGS AND SPECIFICATIONS (OPSD AND OPSS) AND THE ENVIRONMENTAL PROTECTION ACT AND WATER RESOURCES ACT.
3. THE CONTRACTOR IS ADVISED THAT WORKS BY OTHERS MAY BE ONGOING DURING THE PERIOD OF THIS CONTRACT.
4. THE INFORMATION SHOWN FOR EXISTING UTILITIES WAS PROVIDED BY OTHERS.
5. THIS PLAN SHOULD BE READ IN CONJUNCTION WITH ALL OTHER CONSULTANTS PLANS.
6. ALL DIMENSIONS AND ELEVATIONS TO BE VERIFIED PRIOR TO CONSTRUCTION.
7. CONTRACTOR TO INSTALL SEDIMENT CONTROL FENCE AS INDICATED ON DRAWING SW-ESC.
8. ALL REQUIRED EROSION AND SEDIMENT CONTROL MEASURES TO BE INSTALLED TO THE SATISFACTION OF THE ENGINEER.
9. CONTRACTOR TO VERIFY ALL EXISTING SANITARY AND STORM CONNECTION INVERTS PRIOR TO CONSTRUCTION.
10. GENERAL CONTRACTOR IS RESPONSIBLE FOR OBTAINING AND PAYING FOR ALL PERMITS RELATED TO SERVICE CONNECTIONS.
11. CONTRACTOR TO ADJUST ALL EXISTING MANHOLE, CATCH BASIN AND WATER VALVE TOPS TO MATCH PROPOSED GRADES.
12. ALL BUILDING SERVICES SHALL BE CAPPED AND MARKED WITH A 4X4 PAINTED GREEN (SANITARY) AND YELLOW (STORM).
13. GEOTECHNICAL REPORT INFORMATION FORTHCOMING.

SITE GRADING:

- 1. ALL EXTERNAL SITE AREAS DISTURBED BY THE ACTIVITIES OF THE CONTRACTOR (CURBS, ASPHALT, SIDEWALKS, LANDSCAPING, ETC.) SHALL BE RESTORED TO EXISTING CONDITION OR BETTER.
2. COMPACTION OF ALL MATERIALS AS PER GEOTECHNICAL RECOMMENDATIONS.
3. ALL BARRIER CURB WITHIN THE PRIVATE SITE TO BE CONSTRUCTED AS PER OPSD 600.11.
4. ALL TOE WALLS TO BE CONSTRUCTED AS PER OPSD 3120.10.
5. REFER TO ARCHITECTURAL SITE PLAN FOR ALL DIMENSIONS AND SITE DETAILS INCLUDING RAMPS, WALKWAYS, SIDEWALKS, CURBS, CONCRETE PADS AND ISLANDS.
6. EMBANKMENTS TO BE SLOPED AT MAXIMUM 3:1, UNLESS OTHERWISE SPECIFIED.
7. SITE GRADING SHALL NOT PROCEED UNTIL APPROPRIATE EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED.
8. REFER TO LANDSCAPING PLANS FOR ISLAND DETAILS AND THE LIMITS OF LANDSCAPED AREAS.
9. ALL RECYCLED, PROCESSED OR OTHERWISE ALTERED MATERIALS ARE CONSIDERED ALTERNATIVES AND MUST BE APPROVED BY THE OWNER AND ENGINEER.
10. ALL UNSUITABLE SOIL AS DESIGNATED BY THE GEOTECHNICAL ENGINEER OR SURPLUS MATERIAL OBTAINED FROM EXCAVATIONS TO BE DISPOSED OFF-SITE AT A SUITABLE WASTE DISPOSAL FACILITY.

SANITARY SEWERS:

- 1. ALL STORM SEWER WORKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH CURRENT CITY OF GUELPH AND ONTARIO PROVINCIAL STANDARD DRAWINGS (OPSD) AND SPECIFICATIONS (OPSS).
2. ALL SANITARY SEWERS SHALL BE PVC (SDR 35) MEETING CSA 182.2-02.
3. BEDDING FOR SANITARY SEWERS SHALL BE AS PER THE GEOTECHNICAL REPORT.
4. ALL SANITARY MANHOLES TO BE AS PER OPSD 701.010.
5. WHERE SANITARY SEWERS CROSS OTHER UTILITIES THE MINIMUM CLEARANCE BETWEEN OUTSIDE OF PIPE WALLS SHALL BE 0.30m OR BEDDING REQUIREMENT.
6. "MODULOC" OR APPROVED PRE-CAST MANHOLE AND CATCHBASIN ADJUSTERS TO BE USED INSTEAD OF BRICKING.
7. SERVICES TO BUILDINGS TO BE TERMINATED 1.5m FROM THE OUTSIDE FACE OF BUILDING UNLESS OTHERWISE NOTED.
8. THE CONTRACTOR IS TO PROVIDE CCTV CAMERA INSPECTIONS OF ALL SANITARY SEWERS PRIOR TO ASPHALT PLACEMENT.
16. DROP STRUCTURES AT MANHOLES SHALL BE AS PER OPSD 1003.010.
17. SANITARY MANHOLES TO BE BENCHED TO THE OBVERT AS PER CITY OF GUELPH STANDARDS.

PAVING NOTES:

- 1. INSPECTION OF SUB-GRADE REQUIRED BY ENGINEER/GEOTECHNICAL CONSULTANT PRIOR TO PLACEMENT OF PAVEMENT STRUCTURE.
2. STANDARD DUTY ASPHALT PAVEMENT TO BE CONSTRUCTED AS PER THE GEOTECHNICAL REPORT, AS FOLLOWS:
3. HEAVY DUTY ASPHALT PAVEMENT TO BE CONSTRUCTED AS PER THE GEOTECHNICAL REPORT, AS FOLLOWS:
4. SAMPLES OF BOTH GRANULAR 'A' AND GRANULAR 'B' AGGREGATES SHOULD BE PROVIDED BY THE CONTRACTOR.
5. THE ASPHALTIC CONCRETE PAVING MATERIAL SHOULD CONFIRM TO THE REQUIREMENTS OPSS 1150.
6. ALL PAVEMENT MARKING, LINE PAINTING, DIRECTIONAL LINES/ARROWS ETC. SHALL BE PLACED IN ACCORDANCE WITH THE SITE PLAN AND DETAILS PROVIDED BY THE SITE PLAN ARCHITECT.
7. STEP JOINT IS TO BE USED WHERE PROPOSED ASPHALT MEETS EXISTING HEAVY DUTY ASPHALT.
8. CONCRETE SIDEWALKS ON SITE TO BE CONSTRUCTED AS PER LANDSCAPE PLANS WITH THE WIDTH AS SPECIFIED ON THE SITE PLAN.
9. DETECTABLE WARNING SURFACES TO BE PROVIDED AT WALKWAYS AND CURB RAMPS AS PER CITY OF GUELPH ACCESSIBILITY DESIGN GUIDELINES SECTION 4.4.8.

WATERMAIN NOTES (CITY OF GUELPH)

- 1. ALL MATERIALS AND CONSTRUCTION METHODS MUST CORRESPOND TO THE CURRENT REGION OF WATERLOO AND AREA MUNICIPALITIES STANDARDS AND SPECIFICATIONS.
2. WATERMAIN AND/OR WATER SERVICE MATERIALS: 100mm (4") AND LARGER MUST BE PVC CLASS SDR-35 WITH CAST IRON PIPE FITTINGS WITH OUTSIDE DIAMETER MANUFACTURED TO THE LATEST EDITION OF AWWA C900.
3. WATERMAINS AND/OR WATER SERVICES ARE TO HAVE A MINIMUM COVER OF 1.7m WITH A MINIMUM HORIZONTAL SPACING OF 2.5m FROM THEMSELVES AND OTHER UTILITIES.
4. PROVISIONS FOR FLUSHING WATER LINE PRIOR TO TESTING, ETC. MUST BE PROVIDED WITH AT LEAST A 50mm (2") OUTLET ON 100mm (4") AND LARGER LINES.
5. ALL CURB STOPS TO BE 3.0 m (10') OFF THE FACE OF THE BUILDING UNLESS OTHERWISE NOTED.
6. HYDRANTS SHALL CONFORM TO AWWA C502 AND SHALL BE MCANITY BRIGADIER STYLE M-67 BY CRANE (CANADA).
7. WATERMAINS TO BE INSTALLED TO GRADES AS SHOWN ON APPROVED SITE PLAN.
8. WATERMAINS MUST HAVE MINIMUM VERTICAL CLEARANCE OF 0.3m (12") OVER / 0.5m (20") UNDER AND OVER SEWERS AND ALL OTHER UTILITIES WHEN CROSSING.
9. ALL PROPOSED WATER PIPING MUST BE ISOLATED FROM EXISTING LINES IN ORDER TO ALLOW INDEPENDENT PRESSURE TESTING AND CHLORINATING FROM EXISTING SYSTEMS.

ADDITIONAL WATERMAINS NOTES:

- 1. ALL MATERIALS AND CONSTRUCTION METHODS MUST CORRESPOND TO THE CURRENT OBC, OPSD, OPSS AND CITY GUELPH STANDARD SPECIFICATIONS.
2. THRUST BLOCKS AND SUPPORTS SHALL COMPLY WITH CITY OF GUELPH DETAIL SD-27.
3. VALVE AND BOXES SHALL BE MUELLER MVB COMPOSITE OR APPROVED EQUIVALENT.
4. WATERMAINS AND/OR WATER SERVICES ARE TO HAVE A MINIMUM HORIZONTAL SPACING OF 2.5m FROM SEWERS AND/OR OTHER UTILITIES.
5. CONTRACTOR SHALL INSTALL WATERMAIN DEFLECTION AS PER DETAIL ON DRAWING SSP-DT1.
6. BUILDING SERVICE VALVES SHALL BE LOCATED WITHIN THE FRONT DRIVE AISLE ASPHALT, 1.5 METERS FROM THE EDGE OF THE CONCRETE APRON.
7. THE CONTRACTOR IS TO CERTIFY IN WRITING TO THE ENGINEER/OWNER THAT THE HYDRANTS HAVE BEEN TESTED IN ACCORDANCE WITH THE CITY OF GUELPH, OPSD AND LOCAL FIRE DEPARTMENT STANDARDS.
8. PRIVATE FIRE HYDRANTS SHALL BE FLOW TESTED AND COLOUR CODED IN CONFORMANCE WITH THE LOCAL MUNICIPAL, REGIONAL AND FIRE DEPARTMENT REQUIREMENTS.
9. ALL WATERMAINS SHALL BE BACTERIOLOGICALLY TESTED IN ACCORDANCE WITH ALL LOCAL MUNICIPAL, REGIONAL AND PROVINCIAL REQUIREMENTS.
10. ALL METALLIC FITTINGS SHALL BE CATHODICALLY PROTECTED PER GEOTECHNICAL RECOMMENDATIONS.
11. WATERMAIN BEDDING SHALL BE A MIN. 0.15 m LAYER OF COMPACTED OPSS GRANULAR 'A' UP TO 225mm ABOVE THE TOP OF THE PIPES.
12. CONTRACTOR TO PROTECT EXISTING WATERMAINS AND APPURTENANCES DURING CONSTRUCTION.

STORM SEWERS:

- 1. FOR CONSTRUCTION DETAILS NOT SHOWN ON PLANS, REFERENCE SHALL BE MADE TO THE ONTARIO PROVINCIAL STANDARD DRAWINGS, REGION OF WATERLOO AND AREA MUNICIPALITY STANDARDS, AND CITY OF GUELPH STANDARD SPECIFICATIONS.
2. ALL STORM SEWER WORKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH CURRENT CITY OF GUELPH AND ONTARIO PROVINCIAL STANDARD DRAWINGS (OPSD) AND SPECIFICATIONS (OPSS).
3. ALL STORM MANHOLES TO BE AS PER OPSD 701.010 (SIZE AS SHOWN) WITH FRAME AND COVER AS PER OPSD 401.01 TYPE 'A'.
4. ALL STORM SEWERS UP TO 450mm DIA. SHALL BE PVC SDR-35 MEETING CSA 182.2-02.
5. STORM SEWER BEDDING AND COVER SHALL BE AS PER THE GEOTECHNICAL REPORT.
6. ALL SINGLE CATCH BASINS TO BE PRECAST AS PER OPSD 705.010 WITH FRAME AND GRATE AS PER OPSD 400.020.
7. ALL DOUBLE CATCH BASINS TO BE PRECAST AS PER OPSD 705.020 WITH FRAME AND GRATE AS PER OPSD 704.010.
8. ALL SINGLE CATCH BASIN LEADS TO BE MINIMUM 200mm PVC (SDR-35) OR APPROVED EQUIVALENT SLOPED AT 1.0% MINIMUM AND 8.0% MAXIMUM UNLESS OTHERWISE SPECIFIED.
9. CATCH BASIN LEAD INVERTS TO BE A MINIMUM OF 1.50m BELOW FINISHED GRADE UNLESS OTHERWISE SPECIFIED.
10. ALL MANHOLE AND CATCHBASIN EXCAVATIONS TO BE BACKFILLED WITH A FREE DRAINING WELL GRADED GRANULAR MATERIAL.
11. ALL SEWERS TO BE TESTED IN ACCORDANCE WITH CITY OF GUELPH AND OPSS STANDARDS.
12. STORM SEWER BENCHING TO BE CONSTRUCTED AS PER OPSD 701.021.
13. "MODULOC" OR APPROVED PRE-CAST MANHOLE AND CATCH BASIN ADJUSTERS TO BE USED INSTEAD OF BRICKING.
14. SERVICES TO BUILDINGS TO BE TERMINATED 3.0m FROM THE OUTSIDE FACE OF BUILDING UNLESS OTHERWISE NOTED.
15. THE CONTRACTOR IS TO PROVIDE CCTV CAMERA INSPECTIONS OF ALL STORM SEWERS AND CATCH BASIN LEADS.
16. CONTRACTOR SHALL INSTALL SUBDRAIN AT INTERNAL CATCH BASINS AS PER DETAIL ON SHEET SSP-DT1.
17. DROP STRUCTURES AT MANHOLES SHALL BE AS PER OPSD 1003.010 AS REQUIRED.

EROSION AND SEDIMENT CONTROL NOTES

- 1. ALL SEDIMENT CONTROL WORKS AND TREE PROTECTION (AS PER LANDSCAPING PLANS) MUST BE INSTALLED PRIOR TO COMMENCING CONSTRUCTION.
2. ALL EROSION AND SEDIMENTATION CONTROLS TO BE REMOVED UPON COMPLETION OF THE WORKS AS DIRECTED BY THE ENGINEER.
3. THE CONTRACTOR SHALL CONTACT THE ENGINEER 48 HOURS (AT MINIMUM) IN ADVANCE OF CONSTRUCTION TO REVIEW SEDIMENT CONTROLS AND CONFIRM SILT FENCE PLACEMENT.
4. THE CONTRACTOR SHALL PREVENT MUD TRACKING ONTO EXISTING ROADS, AND SHALL PROVIDE CLEANUP AT HIS OWN EXPENSE.
5. ANY EXTERNAL AREAS DISTURBED DUE TO CONSTRUCTION SHALL BE RESTORED TO THEIR ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE ENGINEER.
6. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING SEDIMENT & EROSION CONTROLS FOR DURATION OF THE WORK TO THE SATISFACTION OF THE ENGINEER.
7. ADDITIONAL ON SITE SEDIMENT CONTROLS AND/OR SILT FENCE MAY BE NECESSARY AS REQUIRED BY ENGINEER.
8. EROSION SEDIMENT CONTROL STRATEGIES ARE NOT STATIC AND MAY NEED TO BE UPDATED AS SITE CONDITIONS CHANGE TO PREVENT SEDIMENT RELEASE INTO THE NATURAL ENVIRONMENT.
9. IF SITE CONSTRUCTION ACTIVITIES ARE INTERRUPTED AND/OR INACTIVITY EXCEEDS 30 DAYS, ALL STRIPPED AND/OR BARE SOIL AREAS TO BE STABILIZED BY SODDING/SEEDING/MULCHING OR OTHER APPROVED METHOD.
10. ALL EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE REGULARLY INSPECTED AND MAINTAINED, AS REQUIRED, TO THE SATISFACTION OF THE CITY OF GUELPH.
11. DURING ALL CONSTRUCTION PHASES, MUD TRACKING CONTROL, CONSISTING OF FLUSHING AND SWEEPING ROADS, IS TO BE PROVIDED FOR ALL ROADS, AS WARRANTED.
18. CONSTRUCTION SEQUENCE:
- INITIAL SEDIMENT CONTROL INSTALLATION INCLUDING SILT FENCE, SEDIMENT TRAPS ON EXISTING CB'S AND CBMH'S, AND MUDMAT (IF NECESSARY)
- SITE GRADING OPERATIONS AND UNDERGROUND SERVICING OPERATIONS
- SEDIMENT TRAPS ON PROPOSED CB'S AND CBMH'S BUILDING CONSTRUCTION
- FINAL GRADING OPERATIONS

COUNTERPOINT ENGINEERING INC. CONFORMANCE REQUIREMENTS:

- 1. GENERAL - THE FOLLOWING ITEMS ARE TO BE PROVIDED TO COUNTERPOINT NO LESS THAN 10 WORKING DAYS PRIOR TO THE REQUEST FOR A LETTER OF GENERAL CONFORMANCE/FINAL CERTIFICATION.
2. GENERAL - AS-CONSTRUCTED TOPOGRAPHIC/UNDERGROUND SURVEY COMPLETED BY A REGISTERED LAND SURVEYOR AS PER THE SPECIFICATIONS OUTLINED WITHIN THE CONTRACT DOCUMENT;
3. GENERAL - GEOTECHNICAL ENGINEER CERTIFICATION LETTER, WHICH INCLUDES SUB-GRADE COMPACTION RESULTS, BEDDING AND BACKFILL COMPACTION AND MATERIAL ACCEPTANCE, GRANULAR, ASPHALT, SITE CONCRETE MATERIAL ACCEPTANCE AND COMPACTION RESULTS;
4. GENERAL - SHOULD THE SUBMITTED MATERIALS INDICATE NON-COMFORMANCE OR DEFICIENCIES, THEY MUST BE ADDRESSED TO COUNTERPOINT'S SATISFACTION WITH AN UPDATED SUBMITTAL PRIOR TO ISSUANCE OF A LETTER OF GENERAL CONFORMANCE/FINAL CERTIFICATION;
5. GENERAL - COUNTERPOINT MUST ALSO COMPLETE ALL NECESSARY SITE INSPECTIONS AS OUTLINED IN THE APPROVED SERVICE PROGRAM, WITH ALL DEFICIENCIES ADDRESSED TO COUNTERPOINT'S SATISFACTION;
6. STORM & SANITARY - CCTV INSPECTION OF FLUSHED STORM AND SANITARY PIPES AND STRUCTURES;
7. STORM - OIL/GRIT SEPARATOR MANUALS, RECORD OF INSPECTION AND CLEANING (IF REQUIRED);
8. SANITARY - AIR TEST RESULTS FOR SANITARY SEWER (IF REQUIRED);
9. WATERMAIN - WATERMAIN PRESSURE, CHLORINATION AND BACTERIAL TEST RESULTS AND MUNICIPAL APPROVAL IF AVAILABLE;
10. GENERAL - LANDSCAPE/ELECTRICAL ARCHITECT ACCEPTANCE LETTER, IF REQUIRED BY THE MUNICIPALITY;
11. GENERAL - GEOTECHNICAL AND STRUCTURAL CERTIFICATIONS OF SITE RETAINING WALLS, IF APPLICABLE.



LEGEND

LEGAL & TOPOGRAPHY
PROVIDED BY: J.D. BARNES LIMITED
257 WOODLAWN ROAD WEST, UNIT 101
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BENCHMARK AND ELEVATION
ELEVATIONS SHOWN HEREON ARE GEODETIC (CGVD28-1978) AND ARE DERIVED FROM GNSS OBSERVATIONS USING NATURAL RESOURCES CANADA'S GEOD MODEL HTV2.0
BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B, BY REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CRS) (2010.0).

Table with 4 columns: No., ISSUED FOR REZONING #1 (30%), REVISIONS/ISSUED, DATE, BY, CITY. Row 1: 1, ISSUED FOR REZONING #1 (30%), 20/11/2024, BY, CITY.

counterpoint ENGINEERING logo with a large 'X' symbol. Text: A SUBSIDIARY OF DILLON CONSULTING LIMITED. 8395 Jane St., Suite 100, Vaughan, ON L4K 5Y2 Phone 905.326.1404 Fax 905.326.1405. License: LICENSED PROFESSIONAL ENGINEER I.S. YOGANATHAN 100100545 NOV 20/2024 PROVINCE OF ONTARIO ENGINEER'S STAMP.

APPLICANT: HOME OPPORTUNITIES
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SITE LOCATION: 280 CLAIR ROAD WEST
GUELPH, ON N1L 1G1
SITE PLAN FILE No.:

NOTES PLAN table with 3 columns: DESIGNED BY, CHECKED BY, DATE. Row 1: J.Y., J.H., SEPTEMBER, 2024. Row 2: G.D., J.H., PROJECT NO. 24010. Row 3: J.H., J.H., DRAWING NO. SW-N. Row 4: NTS, SCALE.