

STANDARD NOTES

B. SITE STORM SEWERS

- CONSTRUCTION OF PRIVATE STORM SEWERS SHALL BE IN ACCORDANCE WITH CITY STANDARDS AND SPECIFICATIONS (LATEST EDITION) AND THE MINISTRY OF THE ENVIRONMENT GUIDELINES (LATEST EDITION).
- STORM SEWERS (200MM TO 450MM) SHALL BE PVC PIPE, CSA B182.2, SDR-35
- COVER AND BEDDING MATERIAL FOR PVC PIPE SHALL BE GRANULAR 'A' AS PER OPSD 802.010 OR 802.013.
- PVC PIPE SHALL REQUIRE SPECIAL PROCEDURES AS PER CITY SPECIFICATIONS.
- ALL SEWERS SHALL BE FLUSHED PRIOR TO VIDEO INSPECTION.
- MANHOLE FRAMES AND COVERS SHALL BE AS PER OPSD 401.010 (OPEN)
- PVC SEWERS ARE TO BE TESTED FOR DEFLECTION (MANDREL PASSAGE) AFTER INSTALLATION. PRIOR TO ACCEPTANCE BY THE CITY PIPE DEFLECTION TESTING SHALL BE REPEATED.
- ALTERNATE MATERIALS MAY BE ACCEPTABLE PROVIDED APPROVAL HAS FIRST BEEN OBTAINED FROM THE CITY/ENGINEER.

C. PRIVATE DRAINS

- CONSTRUCTION OF PRIVATE DRAINS SHALL BE IN ACCORDANCE WITH CITY STANDARDS AND SPECIFICATIONS (LATEST EDITION) AND THE MINISTRY OF THE ENVIRONMENT GUIDELINES (LATEST EDITION).
- TO BE LOCATED AS INDICATED ON THE FACE OF THE PLAN.
- 200MM SANITARY PRIVATE DRAINS SHALL BE PVC PIPE CSA B182.1 M-1983, SDR-28 AS PER FORM 50 (ANY COLOR OTHER THAN WHITE). WOOD MARKING AT THE END OF THE SANITARY PRIVATE DRAIN SHALL BE PAINTED RED.
- COVER AND BEDDING MATERIAL FOR PRIVATE DRAINS SHALL BE GRANULAR 'A' INSTALLED AS PER OPSD 802.010 OR 802.013.
- MINIMUM FALL FOR PRIVATE DRAINS SHALL BE 2.0% SLOPE.
- TOP OF PRIVATE DRAINS AT STREET LINE SHALL BE IN ACCORDANCE WITH THE INVERT ELEVATION INDICATED ON THE PLAN AT THE BUILDING FACE, LESS SLOPE TO STREET LINE AT 2%.
- PRIVATE DRAIN CONNECTIONS TO THE MUNICIPAL SEWER SHALL BE AS PER CITY STANDARD DRAWING SEW-300.

B. WATER SERVICES

- CONSTRUCTION OF PRIVATE WATER SERVICES SHALL BE IN ACCORDANCE WITH CITY STANDARDS AND SPECIFICATIONS (LATEST EDITION) AND THE MINISTRY OF THE ENVIRONMENT GUIDELINES (LATEST EDITION).
- WATER SERVICE CONNECTION SHALL BE AS PER CUT-IN TEE COMPLETE WITH ANCHOR BLOCK TO CITY OF HAMILTON STANDARD WM 204.01 - WITH CURB-STOP IMMEDIATELY ADJACENT TO THE STREET LINE.
- GRANULAR BEDDING AS PER WM-200.01 AND WM-200.02 TO BE GRANULAR 'D' AS PER FORM 600.
- VALVE BOXES TO BE CONSTRUCTED AT PROPERTY LIMIT AS PER WM-202.

C. SURFACE WORKS

- CONCRETE CURBS AND CUTTERS SHALL BE AS PER OPSD 600.110. CONCRETE MUST HAVE MIN 30 MPA 28-DAY STRENGTH.
- CURB DEPRESSIONS AT DRIVEWAYS SHALL BE AS PER OPSD 600.110 AND OPSD 351.010.
- 1.5M CONCRETE SIDEWALK AS PER HAMILTON STANDARD DRAWING RD-103 (125MM THICKNESS, MIN. 30 MPA STRENGTH WITH GRANULAR 'A' BASE AS REQUIRED TO PROVIDE A LEVELLING COURSE FOR THE CONCRETE. AT DRIVEWAYS CONCRETE DEPTH TO BE 175MM.
- DRIVE AISLE SHALL CONSIST OF A MINIMUM OF 300MM GRANULAR 'B', 150MM GRANULAR 'A', 80MM HL3 & 40MM HL3. CONSTRUCTED ABOVE SUB-GRADE MATERIAL COMPACTED TO 100% SPD.
- PARKING AREAS SHALL CONSIST OF A MINIMUM OF 300MM GRANULAR 'A' AND 60MM HL3, CONSTRUCTED ABOVE SUB-GRADE MATERIAL COMPACTED TO 100% SPD.
- ROAD RESTORATION WITHIN CUTS FOR SERVICE INSTALLATIONS SHALL BE AS PER RD-100.01. GRANULAR 'A' SHALL BE USED TO MATCH EXISTING DEPTH OF GRANULAR WITHIN ROADWAY.
- ASPHALT RESTORATION WITHIN THE MUNICIPAL ROAD SHALL INCLUDE BASE COURSE OF 80MM SUPERPAVE 13.0 AND TOP COURSE OF 40MM SUPERPAVE 9.5 (TRAFFIC CATEGORY C), PG 58-28 ASPHALT CEMENT.
- BOULEVARD AREAS DISTURBED BY CONSTRUCTION SHALL BE RESTORED WITH MIN. 100MM DEPTH TOPSOIL AND SOD.

D. COMPACTION REQUIREMENTS

- ALL BEDDING AND BACKFILL MATERIAL, ROAD SUB-GRADES AND GENERALLY ALL MATERIAL USED FOR LOT GRADING, FILL SECTIONS ETC. SHALL BE COMPACTED TO MINIMUM 100% SPD UNLESS OTHERWISE RECOMMENDED BY A GEOTECHNICAL ENGINEER.
- ALL MATERIALS SHALL BE PLACED IN LIFTS NOT EXCEEDING 300MM IN DEPTH.
- ALL GRANULAR ROAD BASE MATERIALS SHALL BE COMPACTED TO 100% SPD.

E. SILTATION AND EROSION CONTROL

- SILTATION CONTROL BARRIERS SHALL BE PLACED AS DETAILED ON THE PLAN ACCORDING TO DETAIL 'B' (THIS SHEET).
- ALL SILTATION CONTROL MEASURES SHALL BE CLEANED AND MAINTAINED AFTER EACH RAINFALL EVENT TO THE SATISFACTION OF THE CITY OF HAMILTON.
- CATCH BASIN SEDIMENT CONTROL DEVICES SHALL BE SILTSACK BY ACF ENVIRONMENTAL OR APPROVED EQUIVALENT, TO BE PLACED AS PER THE MANUFACTURER'S RECOMMENDATIONS (IF APPLICABLE).
- ADDITIONAL SILTATION CONTROL MEASURES MAY BE REQUIRED AS PER FIELD CONDITIONS AS DETERMINED BY THE CITY.

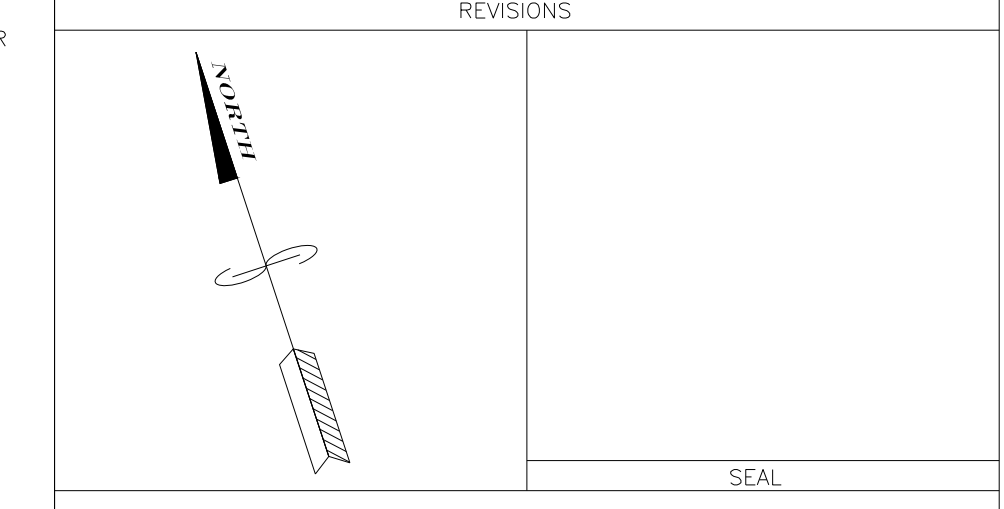


GENERAL NOTES:

- TENDERER SHALL SATISFY THEMSELVES AS TO THE NATURE OF THE GROUND AND BID ACCORDINGLY.
- ALL ROCK LINE INDICATIONS SHOWN ON THE PLAN MUST BE VERIFIED BY THE CONTRACTOR.
- CONTRACTOR SHALL VERIFY LOCATIONS AND INVERTS OF ALL EXISTING SANITARY AND STORM SEWERS AND WATERMANS, PRIVATE DRAINS AND WATER SERVICES, GAS MAINS, CABLE TV, HYDRO AND TELEPHONE DUCTS ETC AT START OF CONSTRUCTION.

NO.	DATE:	DESCRIPTION:
2	2023-01-04	ISSUED FOR ZONING SUBMISSION
1	2022-04-05	ISSUED FOR INTERNAL REVIEW

REVISIONS	
NO.	DESCRIPTION:



LandSmith Engineering & Consulting Ltd.
 Suite 332, 3-35 Stone Church Rd.
 Ancaster, ON L9K 1S4
 andrew@landsmithec.com
 289-775-9374

CLIENT:	VALVASORI PROPERTIES
MUNICIPALITY:	CITY OF HAMILTON
PROJECT NAME:	1177-1187 WEST 5TH STREET
TITLE:	SITE GRADING PLAN
SCALE:	1:200
DATE:	2023-01-04
CHECKED BY:	AS
DESIGNED BY:	DH
DWG No:	2021VP38
SHEET No:	G1

LEGEND

- ×100.50 EXISTING ELEVATION
- ×100.50 EXISTING ELEVATION (CALCULATED)
- ×100.00 PROPOSED ELEVATION
- (100.00) PROPOSED APRON ELEVATION
- ×S(100.00) PROPOSED SWALE ELEVATION
- PROPOSED DOWNSPOUT
- - - PROPOSED SWALE
- PROPOSED SILT FENCE
- ▲ PROPOSED ENTRANCE LOCATION
- OVERLAND FLOW ROUTE
- CB EXISTING CATCH BASIN
- CB PROPOSED CATCH BASIN
- DCB EXISTING DOUBLE CATCH BASIN
- DCB PROPOSED DOUBLE CATCH BASIN
- DCB EXISTING DITCH INLET CATCH BASIN
- DCB PROPOSED DITCH INLET CATCH BASIN
- ⊗ WV EXISTING WATER VALVE
- WV PROPOSED WATER VALVE