

LEGEND

- FINISH FLOOR ELEVATION
- NEW STORM MANHOLE
- NEW SANITARY MANHOLE
- EX. SANITARY MANHOLE
- NEW CATCH BASIN
- EX. CATCH BASIN
- NEW WATER VALVE
- EX. WATER VALVE
- BACKFLOW PREVENTOR
- WATER METER
- NEW FIRE HYDRANT
- OVERLAND FLOW PATH
- RETAINING WALL
- DRAINAGE BOUNDARY
- SUB-CATCHMENT BOUNDARY
- SHAMOSE CONNECTION
- EX. SANITARY SEWER
- EX. STORM SEWER
- EX. WATER MAIN
- NEW STORM SEWER
- NEW SANITARY SEWER
- NEW WATER MAIN
- SILT FENCE PER OPSD 219-110
- CHAIN LINK FENCE (CLF)

SCALE 1 : 400

SURVEYOR'S REAL PROPERTY REPORT - PART 1
PLAN OF SURVEY
PART OF LOT 28
CONCESSION 1
EAST OF HURONTARIO STREET
(GEOGRAPHIC TOWNSHIP OF CHINGUAOUSSY)
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEELE

BEARING NOTE
 BEARINGS ARE ASTROMERIC AND ARE REFERRED TO THE NORTHEASTERLY LIMIT OF HURONTARIO STREET, HAVING A BEARING OF N44°17'30"W ACCORDING TO PLAN 43R-30982

ELEVATION NOTE
 ELEVATIONS ARE GEODETIC AND ARE REFERRED TO THE NAD83-CRS COORDINATE SYSTEM DERIVED FROM THE GLOBAL POSITIONING SYSTEM OBSERVATIONS

SURVEY INFORMATION NOTE
 REFER TO TOPOGRAPHIC SURVEY DRAWING PREPARED BY GREATER TORONTO ACRES SURVEYING INC., ONTARIO LAND SURVEYORS, O.L.S. PROJECT # 19239 FOR SURVEY INFORMATION INCLUDING BEARING, EASEMENTS AND BENCHMARK REFERENCES.

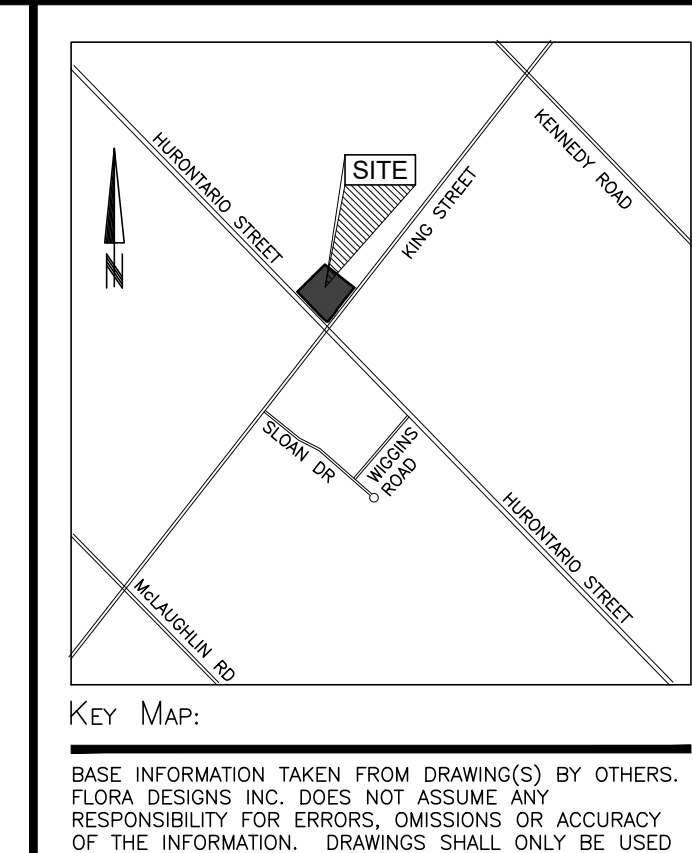
GENERAL NOTES

- PRIOR TO STARTING ANY WORKS, THE CONTRACTOR MUST ENSURE THAT ALL NECESSARY APPROVALS ARE IN PLACE FROM THE TOWN OF CALEDON, REGION OF PEELE, CONSERVATION AUTHORITY AND ALL OTHER EXTERNAL AGENCIES, AS REQUIRED.
- ALL THE CONSTRUCTION WORKS FOR THIS PROJECT SHALL CONFORM TO THE LATEST STANDARDS AND SPECIFICATIONS OF THE TOWN OF CALEDON, THE REGION OF PEELE, M.O.E. AND OPSD/OPSS. ONTARIO PROVINCIAL STANDARDS MAY BE USED WHERE NO OTHER STANDARD OR SPECIFICATION IS PROVIDED BY THE LOCAL CONCERNED AUTHORITIES.
- ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE CURRENT "OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS". THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE CONSTRUCTOR AS DEFINED IN THE ACT.
- ALL TEMPORARY TRAFFIC CONTROL AND SIGNS DURING CONSTRUCTION SHALL BE IN ACCORDANCE WITH CURRENT ONTARIO TRAFFIC MANUAL BOOK 7; TEMPORARY CONDITIONS FIELD EDITION.
- PRIOR TO COMMENCING ANY WORK WITHIN THE MUNICIPAL RIGHT OF WAY, THE CONTRACTOR OR DEVELOPER WILL OBTAIN ALL NECESSARY ROAD OCCUPANCY PERMITS FROM THE CITY/TOWN'S RIGHT-OF-WAY MANAGER/UNIT.
- ANY AREAS WITHIN R.O.W. WHICH REQUIRE FILL IN EXCESS OF 300 MM ARE SUBJECT TO COMPACTION TESTS AND SUCH TESTS MUST SHOW A MIN. COMPACTION OF 90% S.P.D. AT ALL DEPTHS.
- A UTILITY CLEARANCE RADIUS OF 1.2 METERS BETWEEN THE PROPOSED DRIVEWAY ENTRANCE CURB RETURN AND ALL CURBS AND UNDERGROUND UTILITIES MUST BE MAINTAINED.
- THE SERVICE CONNECTION TRENCH WITHIN THE TRAVELLED PORTION OF THE ROAD ALLOWANCE SHALL BE BACKFILLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE ROAD OCCUPANCY / ACCESS PERMIT APPLICATION.
- ALL RESTORATIONS AND REGRADING SHALL BE COMPLETED TO THE SATISFACTION OF THE TOWN OF CALEDON AND REGION OF PEELE. ALL AREAS WITHIN PUBLIC RIGHT-OF-WAYS DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER. GRASSED AREAS SHALL BE PROVIDED WITH 200% TOPSOIL AND SODDED TO THE SATISFACTION OF THE DIRECTOR OF ENGINEERING.
- THE LOCATION OF ALL ABOVE / UNDER GROUND UTILITIES SHOWN ON THIS PLAN IS APPROXIMATE AND FOR PLANNING AND DESIGN PURPOSES ONLY. THE EXACT LOCATION SHALL BE DETERMINED BY CONSULTING CONCERNED UTILITY COMPANIES. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES AND SHALL BE RESPONSIBLE FOR ADEQUATE PROTECTION FROM DAMAGE DURING CONSTRUCTION.
- ALL DIMENSIONS, ELEVATIONS, SURVEY POINTS AND OTHER INFORMATION SHALL BE CHECKED AND VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO ANY CONSTRUCTION. ANY DISCREPANCIES FOUND MUST BE REPORTED IMMEDIATELY TO THE ENGINEER PRIOR TO THE WORK BEING SHOWN ON THE PLANS OR NOT BE COORDINATED WITH THE CONCERNED AUTHORITY OF THE CONCERNED AGENCIES.
- ALL DAMAGE TO TREES REQUIRES THE APPROVAL OF PARKS, FORESTRY AND RECREATION DIVISION SUPERVISOR OF THE CITY/TOWN/REGION.
- ANY DAMAGE TO TREES ADJACENT TO THE CONSTRUCTION SITE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES IN DEPTH AND MATERIAL. ANY DISCREPANCIES BETWEEN EXISTING AND LATEST STANDARD PAVEMENT STRUCTURE SHALL BE REPORTED TO THE ENGINEER PRIOR TO COMMENCEMENT OF CONSTRUCTION AND SHOULD TAKE APPROPRIATE ACTION TO THE SATISFACTION OF THE CONCERNED AUTHORITY.
- MANHOLE AND VALVE CHAMBER COVERS ARE TO BE SET WITHIN BASE COURSE ASPHALT AND ADJUSTED TO FINAL GRADE PRIOR TO INSTALLING TOP LIFT OF ASPHALT.
- BLASTING IS NOT PERMITTED.
- ALL BACKFILL PREVENTORS MUST BE SELECTED IN ACCORDANCE WITH THE TOWN OF CALEDON AND REGION OF PEELE BACKFLOW PREVENTION LAW, THE MANUFACTURER'S SPECIFICATIONS AND THE GUIDELINES SET OUT IN THE MOST RECENT VERSION OF THE AWWA CANADIAN CROSS CONNECTION CONTROL MANUAL AND THE CSA 884.10 / 07 / 864.
- ALL PRIVATE WATER SERVICE PIPES, VALVES AND HYDRANT SHALL BE OPERATED, REGULATED AND MAINTAINED BY THE OWNER.
- INSULATE SEWERS AND WATERMANS AS PER OPSD 1109.030 WHEREVER OVERTOP OF SEWER IS LESS THAN 1200mm FROM FINISH GRADE AND WHEREVER OVERTOP OF WATERMAIN IS LESS THAN 1700mm FROM FINISH GRADE. REDUNDANCY IS TO BE MARKED ON PLAN VIEW OR NOT. INSULATION THICKNESS INCLUDING BEDDING AND BACKFILLING MATERIAL SHALL BE PER RECOMMENDATIONS PROVIDED BY PROJECT GEOLOGICAL ENGINEER.

SANITARY SEWER NOTES
 REGION OF PEELE STANDARD DRAWINGS AND O.P.S.D. WITH REGION'S AMENDMENTS FOR SANITARY SEWERS SHALL CONSTITUTE PART OF THE ENGINEERING DESIGN AND CONSTRUCTION CONTRACT. UNLESS OTHERWISE NOTED ON THE DRAWINGS, THE FOLLOWING MINIMUM REQUIREMENTS SHALL APPLY TO THE WORKS.

- SANITARY MANHOLES AS PER O.P.S.D. 701.010 WITH FRAMES AND COVERS AS PER O.P.S.D. 401.01 TYPE "A" CLOSED COVER UNLESS OTHERWISE NOTED ON THE DRAWINGS.
- BENCHING IN MANHOLES TO BE AS PER O.P.S.D. 701.021 AS ADVISED BY THE REGION OF PEELE. BENCHING IN SANITARY MANHOLES TO BE TO THE O.P.S.D. 404.020 TO BE INSTALLED ONLY IN MANHOLES WHERE DEPTHS EXCEED 5.0M AS DIRECTED BY THE REGION AND AS INDICATED ON THE PROFILE DRAWINGS.
- SANITARY SEWER PIPE SHALL BE PVC DR35 CONFORMING TO A.S.T.M. D3034 UNLESS OTHERWISE NOTED. ALL SANITARY SERVICE CONNECTIONS ON SANITARY SEWER SHALL BE PER OPSD 1003.010. SANITARY SERVICE CONNECTIONS TO THE 125MM DIA FOR DUAL SINGLE RESIDENTIAL CONNECTIONS AND 150MM DIA FOR DUAL RESIDENTIAL AND SINGLE NON-RESIDENTIAL CONNECTIONS. SANITARY SERVICE CONNECTIONS TO BE MINIMUM 2% GRADE SERVICES TO BE MIN. 2.1M AND MAX. 2.75M DEPT AT PROPERTY LINE. RISERS SHALL BE USED WHERE NOTED AS PER OPSD 1003.010. GRANULAR BACKFILL AROUND MANHOLES SHALL BE COMPACTED BY MECHANICAL MEANS TO A MINIMUM OF 95% S.P.D.
- CONNECTIONS OF PVC PIPES TO MANHOLES OR CONCRETE STRUCTURES MUST BE WITH WADERS RECOMMENDED BY THE PVC PIPE SUPPLIER OR AS PER CITY OR REGIONAL STANDARDS.
- SANITARY SEWERS SHALL BE INSTALLED WITH BEDDING AS PER REGION STANDARD DRAWING 2-3-1.
- SANITARY SEWERS SHALL CONFORM TO THE CURRENT MANUFACTURERS APPROVED PRODUCTS LIST, SANITARY SEWER AND APPURTENANCES, STANDARD DRAWINGS 2-1-1 TO 2-1-10.
- MANHOLE ADJUSTERS SHALL BE PER OPSD 704.010 TO A MAXIMUM DEPTH OF 0.30 M. 3 ADJUSTER RINGS ALLOWED IN ANY COMBINATION OF 2".
- DROP STRUCTURES FOR NEW MANHOLES SHALL BE AS PER OPSD-1003.01 AND 1003.02. DROP PIPE SHALL BE ONE SIZE LESS THAN SEWER TO A MAX. 450MM DIAMETER AND SHALL BE CONNECTED TO MANLINE SEWER WITH TEE OR WYE.

WATER SERVICE NOTE
 DOMESTIC WATER CONNECTIONS ARE TO BE EXTENDED INTO THE BUILDING AND TERMINATED 0.3M TO THE FINISHED FLOOR WITH A FLANGE FITTING. (REFER TO MECH FOR EXACT LOCATION INSIDE BUILDING AND METER SIZE)



KEY MAP:

BASE INFORMATION TAKEN FROM DRAWING(S) BY OTHERS. FLORA DESIGNS INC. DOES NOT ASSUME ANY RESPONSIBILITY FOR ERRORS, OMISSIONS OR ACCURACY OF THE INFORMATION. DRAWINGS SHALL ONLY BE USED FOR GUIDELINE PURPOSES.

TOWN OF CALEDON
 PLANNING
 APR 21, 2025

REVISIONS

NO.	DATE	DESCRIPTION	CHECKED BY
1	APR 16, 2025	ISSUED FOR SITE PLAN APPLICATION RE-SUBMISSION	3. CP
2	SEP 25, 2022	ISSUED FOR SITE PLAN APPLICATION RE-SUBMISSION	2. CP
3	NOV 26, 2019	ISSUED FOR SITE PLAN APPLICATION	1. CP

NOTE: Contractor is to check and verify all dimensions and conditions on the project, and is immediately report any discrepancies to the Architect and Engineer before proceeding with the work.

PROFESSIONAL ENGINEER

C.C. PATEL
 1416136451
 APR 16, 2025
 PROVINCE OF ONTARIO

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PROJECT:
PROPOSED TRAVEL STOP
 14027 HURONTARIO STREET, CALEDON, ON L7C 2E1

DRAWING TITLE:
SITE SERVICING & EROSION AND SEDIMENT CONTROL PLAN
 (TOWN FILE # SPA 2019-0065)
 (R.O.P. FILE # C-601035)

JOB NUMBER: FD-018372
SCALE:
SHEET NUMBER: SS-1

DRAWN BY: AT
CHECKED BY: CP
DATE: