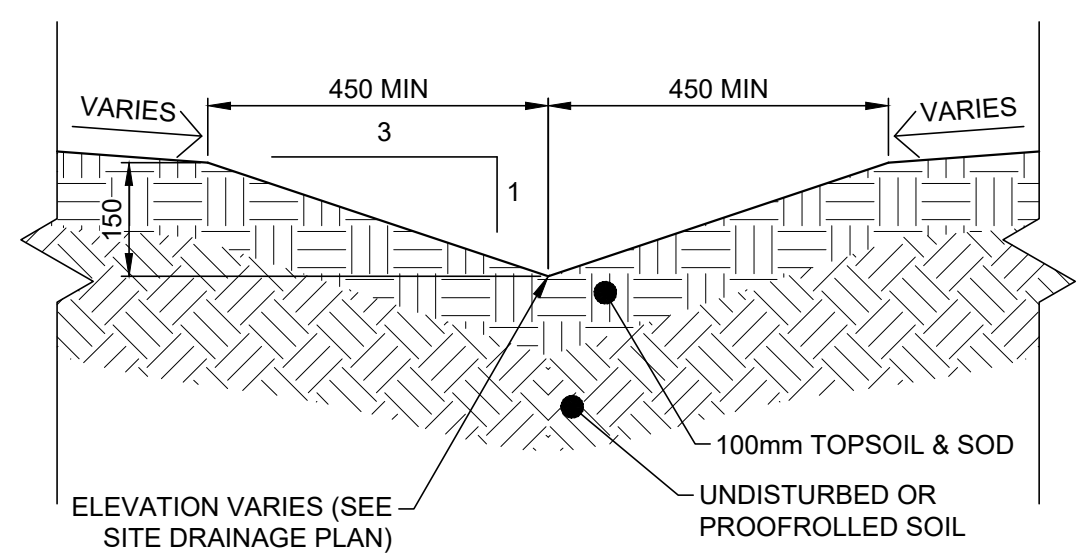


GEODETIC BENCHMARK INFORMATION

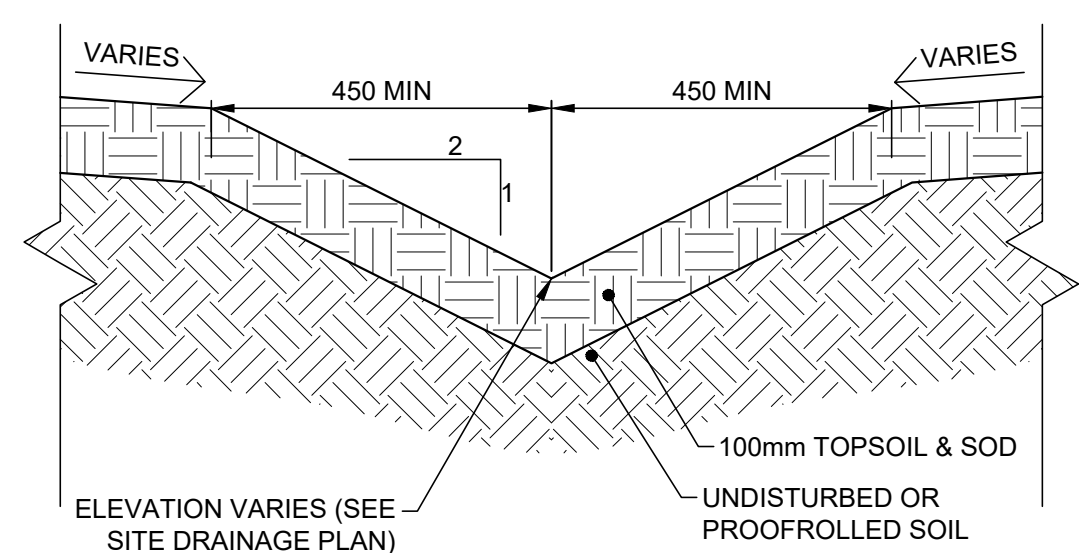
ELEVATIONS ARE OF GEODETIC ORIGIN AND ARE REFERRED TO GEODETIC SURVEY OF CANADA MONUMENT No. 0011967U132, HAVING A PUBLISHED ELEVATION OF 94.546m (CGVD 1928:1978).

GENERAL NOTES:

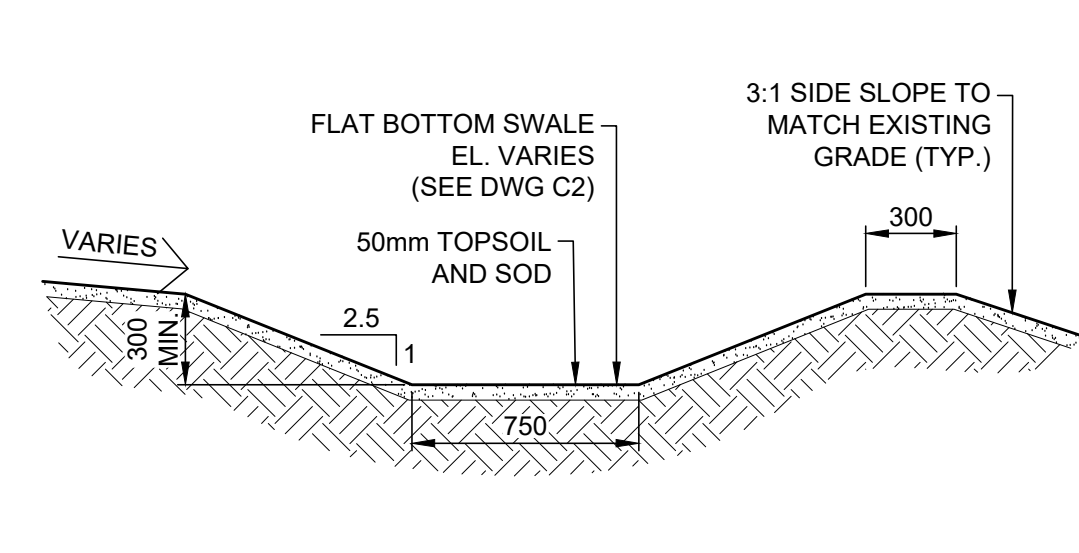
1. READ ALL CIVIL DRAWINGS IN CONJUNCTION WITH ALL CONTRACT DOCUMENTS, INCLUDING ARCHITECTURAL, STRUCTURAL, ELECTRICAL, MECHANICAL, LANDSCAPE AND VENDOR DRAWINGS AS APPLICABLE.
2. THE CONTRACTOR FOR ANY PORTION OF WORK SHALL VISIT THE SITE AND SHALL BE THOROUGHLY FAMILIAR WITH ALL THE PHYSICAL FEATURES THAT MAY AFFECT THE WORK IN ANY WAY.
3. THE CONTRACTOR MUST FIELD CHECK AND VERIFY ALL DIMENSIONS, ELEVATIONS AND EXISTING CONDITIONS AND REPORT ANY DISCREPANCIES TO THE CONSULTANT PRIOR TO COMMENCEMENT OF ANY WORK.
4. THE CONTRACTOR SHALL KEEP WORK SITES CLEAN AND FREE OF ALL CONSTRUCTION DEBRIS DURING THE PROCESS OF CONSTRUCTION AND LEAVE THE SITE CLEAN UPON COMPLETION OF WORK OR PORTIONS OF THE WORK.
5. CONSULTANT MUST APPROVE ALL DEVIATIONS FROM THE WORKING DRAWINGS. THE CONTRACTOR MUST KEEP AN ACCURATE RECORD OF ALL CHANGES FROM THE ORIGINAL INFORMATION SHOWN ON THE CONSTRUCTION DRAWINGS.
6. FEATURES OF CONSTRUCTION NOT FULLY SHOWN ARE OF THE SAME CHARACTER AS THOSE NOTED FOR SIMILAR CONDITIONS.
7. ALL CONSTRUCTION SHALL CONFORM TO THE LATEST EDITION OF THE FOLLOWING:
 - OCCUPATIONAL HEALTH AND SAFETY ACT
 - ONTARIO REGULATION 213/91 - CONSTRUCTION PROJECTS
 - THE ONTARIO BUILDING CODE AND THE NATIONAL BUILDING CODE
 - THE ONTARIO PROVINCIAL STANDARD SPECIFICATIONS / DRAWINGS
 - THE NIAGARA PENINSULA STANDARD CONTRACT DOCUMENTS
8. ALL ELEVATIONS AND DIMENSIONS SHOWN ARE IN METERS, UNLESS NOTED OTHERWISE.
9. ALL BUILDING ELEVATIONS (MAIN FINISHED FLOOR, TOP OF FOUNDATION, BASEMENT FINISHED FLOOR) TO BE COORDINATED WITH ARCHITECTURAL DRAWINGS.
10. ALL NEW GRADING AFFECTING EXISTING SITE FEATURES (TREES, FENCES, LANDSCAPING, FOUNDATION WALLS, RETAINING WALLS, SLABS, BELL PEDESTALS, UTILITY POLES ETC.) TO BE COORDINATED WITH ARCHITECTURAL, STRUCTURAL, ELECTRICAL, MECHANICAL, LANDSCAPE AND VENDOR DRAWINGS AS APPLICABLE.
11. PROVIDE APPROPRIATE SHORING FOR TRENCH EXCAVATION IN ACCORDANCE WITH THE LATEST REVISION OF THE OHSA GUIDELINE FOR CONSTRUCTION PROJECTS.
12. MINIMUM HORIZONTAL SEPARATION BETWEEN WATER MAINS AND SEWERS SHALL BE 2.5m. MINIMUM VERTICAL CLEARANCE BETWEEN SEWERS AND WATER MAINS WHICH CROSS IS 500mm.
13. RIGID PIPE TRENCH EXCAVATION AS PER OPSD 802.030 FOR EARTH EXCAVATION AND OPSD 802.033 FOR ROCK EXCAVATION, AS APPLICABLE.
14. FLEXIBLE PIPE TRENCH EXCAVATION AS PER OPSD 802.010 FOR EARTH EXCAVATION AND OPSD 802.013 FOR ROCK EXCAVATION, AS APPLICABLE.
15. ALL SANITARY SEWER CONNECTIONS SHALL BE WITH PRE-MANUFACTURED TEES AND SHALL BE INSTALLED AT A MINIMUM GRADE OF 2% UNLESS NOTED OTHERWISE.
16. SANITARY LATERAL INVERTS TO BE CONFIRMED ONCE ARCHITECTURAL BACKGROUNDS ARE PROVIDED AND A BASEMENT FLOOR ELEVATION IS CONFIRMED.
17. ALL WATER SERVICING TO COMPLY WITH CSA B137.5, ANS/INSF 14&61, AND CURRENT AWWA STANDARDS.
18. ALL WATER SERVICES TO BE INSTALLED WITH TRACER WIRE.
19. ALL WATER SERVICES TO BE INSTALLED WITH A MINIMUM OF 1.7m COVER. SEWERS TO BE INSTALLED WITH A MINIMUM COVER OF 2.20m AT THE PROPERTY LINE BELOW THE FINAL ROAD GRADE OR AT SUCH HIGHER ELEVATION ONLY AS MAY BE NECESSITATED BY THE LEVEL OF THE MAIN SEWER. ON PRIVATE PROPERTY THE MINIMUM COVER IS TO BE NO LESS THAN 1.2m.
20. ALL WATERMAIN FITTINGS SHALL BE MECHANICALLY RESTRAINED. ALL FITTINGS SHALL BE INSTALLED WITH CORROSION RESISTANT COR-BLUE TEE BOLTS AND NUTS, OR APPROVED EQUAL.
21. ALL WATERMAIN FITTINGS SHALL BE CATHODICALLY PROTECTED AS PER OPSD 1109.011.
22. BUILDING SERVICES SHALL TERMINATE AT 1.5m FROM THE FACE OF THE BUILDING. SITE SERVICES CONTRACTOR TO COORDINATE WITH THE MECHANICAL CONTRACTOR, THE CONNECTION OF SITE SERVICES, INCLUDING SANITARY STORM AND WATER, TO THE INTERNAL SERVICES.
23. GRADING IS NOT TO ADVERSELY AFFECT ADJACENT PROPERTIES.
24. EXISTING TOPOGRAPHIC SURVEY ELEVATIONS ARE SHOWN USING INFORMATION PROVIDED (BY OTHERS). ALL ELEVATIONS ARE TO BE FIELD VERIFIED PRIOR TO CONSTRUCTION. ANY DISCREPANCIES REGARDING THE SURVEY INFORMATION ARE TO BE SUBMITTED TO THE ENGINEER FOR REVIEW.
25. ALL WORK WITHIN MUNICIPAL RIGHT-OF-WAYS REQUIRES ROAD OCCUP. PERMIT.
26. THE CONTRACTOR SHALL ENSURE ALL NEW AND EXISTING MANHOLES / CATCHBASINS / VALVES AND ANY OTHER APPURTENANCE WITHIN THE CONSTRUCTION AREA, TO MATCH FINISHED GRADE, AS REQUIRED.
27. NEW MAINTENANCE HOLES TO CONFORM TO OPSD 701.010 - 701.015 AS APPROPRIATE, WITH TYPICAL MAINTENANCE HOLE BENCHING AS PER OPSD 701.021.
28. NEW CATCH BASINS TO BE PER OPSD 705.010 WITH GRATES TO OPSD 400.020.
29. PRE-CONSTRUCTION SURVEY TO BE COMPLETED BY CONTRACTOR PRIOR TO COMMENCEMENT OF WORK.
30. REMOVAL OF EXISTING FEATURES OF THE SITE ARE TO BE CARRIED OUT IN ACCORDANCE WITH OPSD 510 AS APPLICABLE.
31. ROAD, PAVED AREAS AND GRASSED AREAS TO BE RESTORED TO THEIR ORIGINAL CONDITION OR AS PER PRINCE EDWARD COUNTY STANDARDS FOR ROAD RESTORATION IF REQUIRED. TRENCH BACKFILLS WITHIN MUNICIPAL ROADWAYS TO BE WITH FULL DEPTH GRANULAR 'A'.
32. ALL CURBS WITHIN THE MUNICIPAL ROAD ALLOWANCE MUST CONFORM TO OPSD 600.040 AND THE MUNICIPAL SIDEWALK IS TO BE 125mm THICK, AS PER OPSD 310.010 OR 310.020, AS APPLICABLE.
33. ALL BARRIER CURBS AS PER OPSD 600.110. ALL BARRIER CURBS WITH GUTTER AS PER OPSD 600.040.
34. ASPHALT AND GRANULAR CROSS SECTION TO BE CONFIRMED BY GEOTECHNICAL ENGINEER. IF CHANGES TO THE ASPHALT CROSS SECTIONS ARE REQUIRED BASED ON GEOTECHNICAL CONSIDERATIONS, THE CONSULTANT SHALL BE NOTIFIED PRIOR TO COMMENCEMENT OF ANY WORK.
35. SEALED COMPACTION TEST REPORTS TO BE PROVIDED BY THE CONTRACTOR THROUGH A THIRD PARTY TESTING AGENCY.
36. PROVIDE SILT FENCE PROTECTION ON ALL NEW CATCH BASIN COVERS AND AROUND PERIMETER OF AREA OF WORK DURING CONSTRUCTION AND REMOVE UPON COMPLETION.



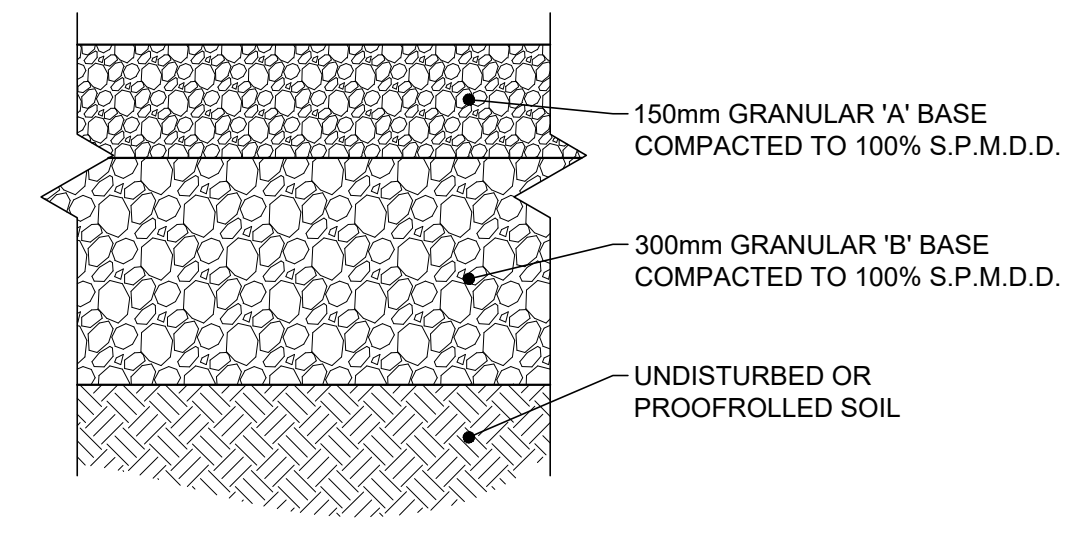
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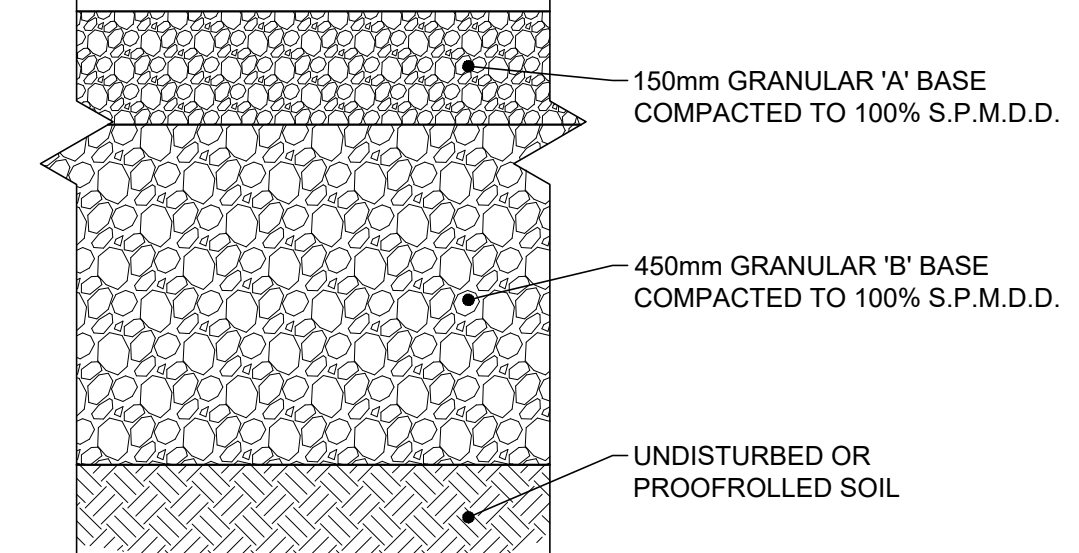
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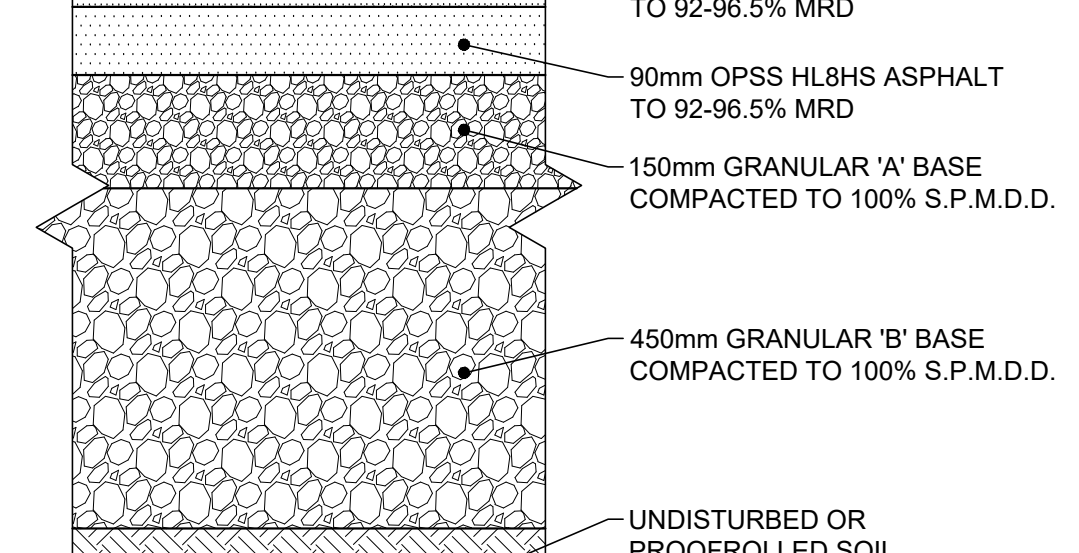
FLAT BOTTOM SWALE DETAIL
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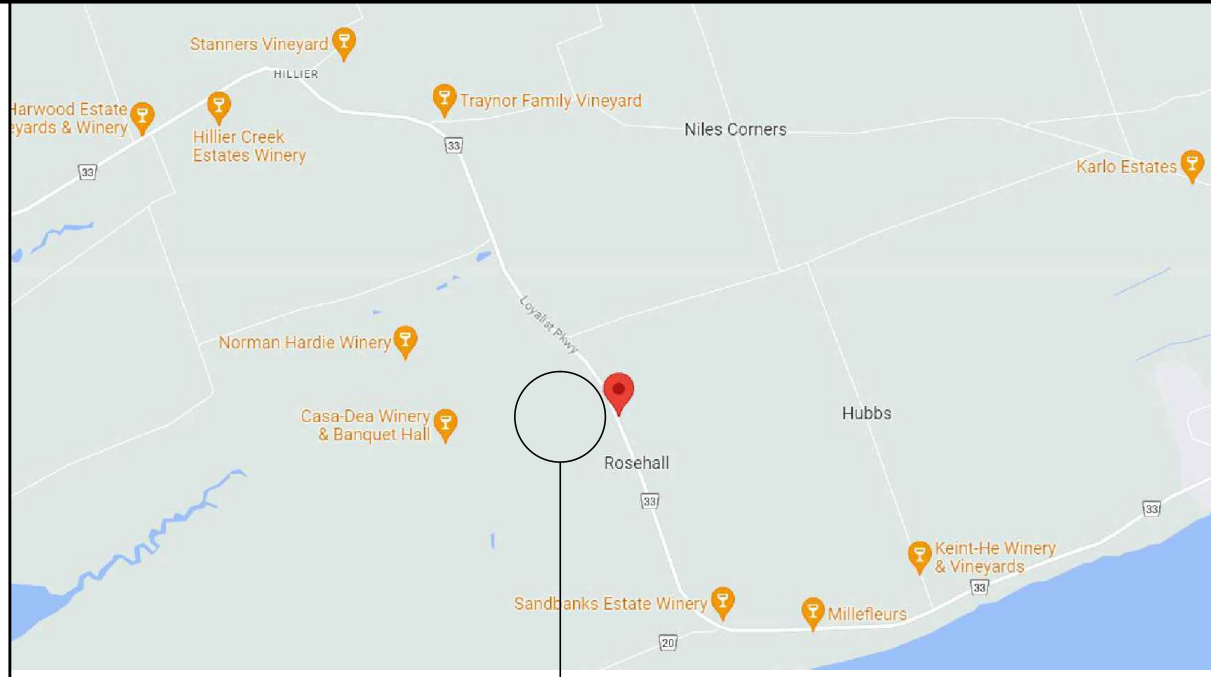
STANDARD DUTY GRANULAR SURFACE DETAIL
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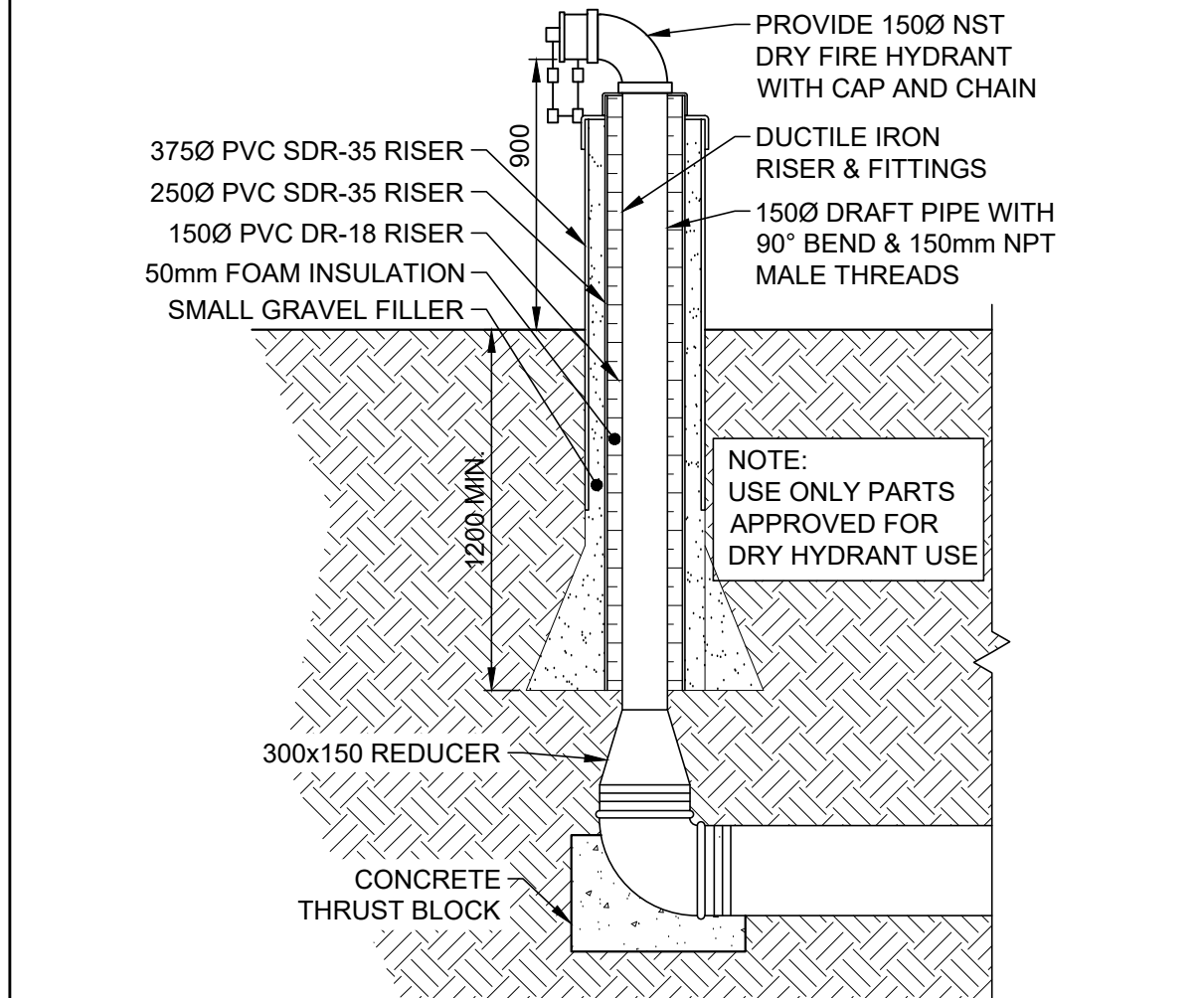
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SCALE: 1:10



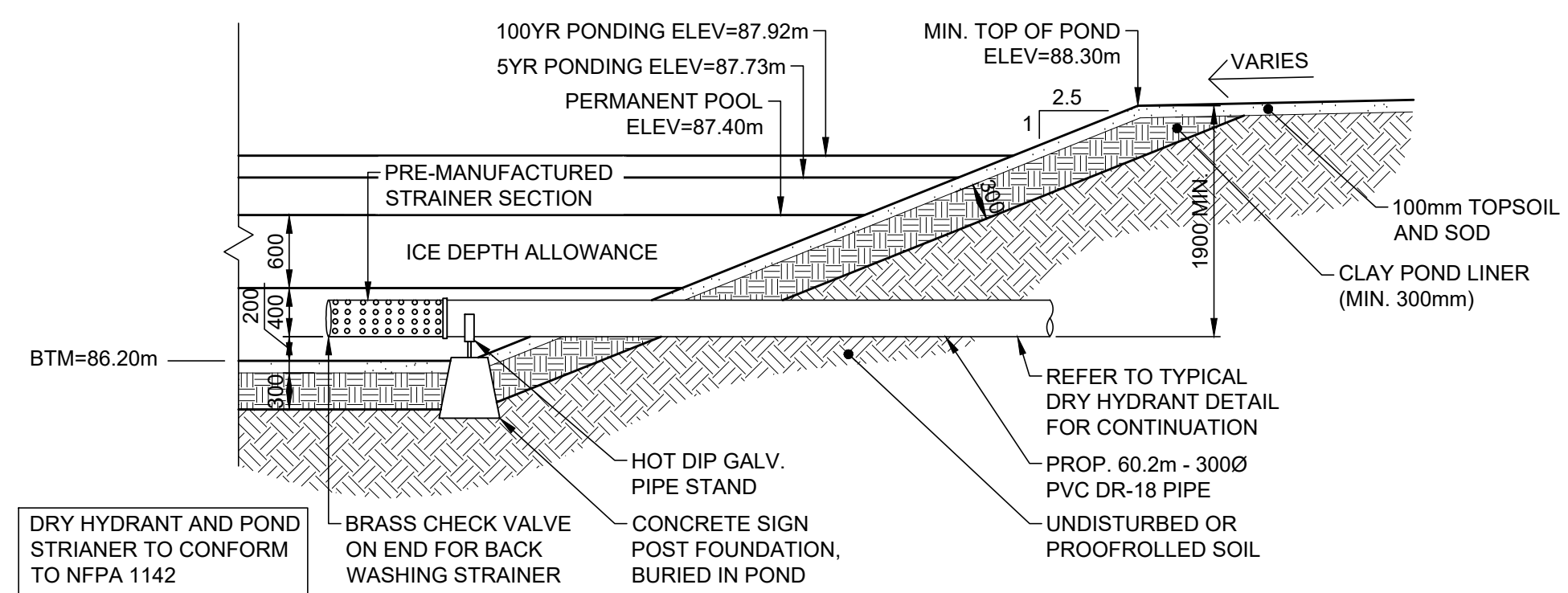
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SCALE: 1:10



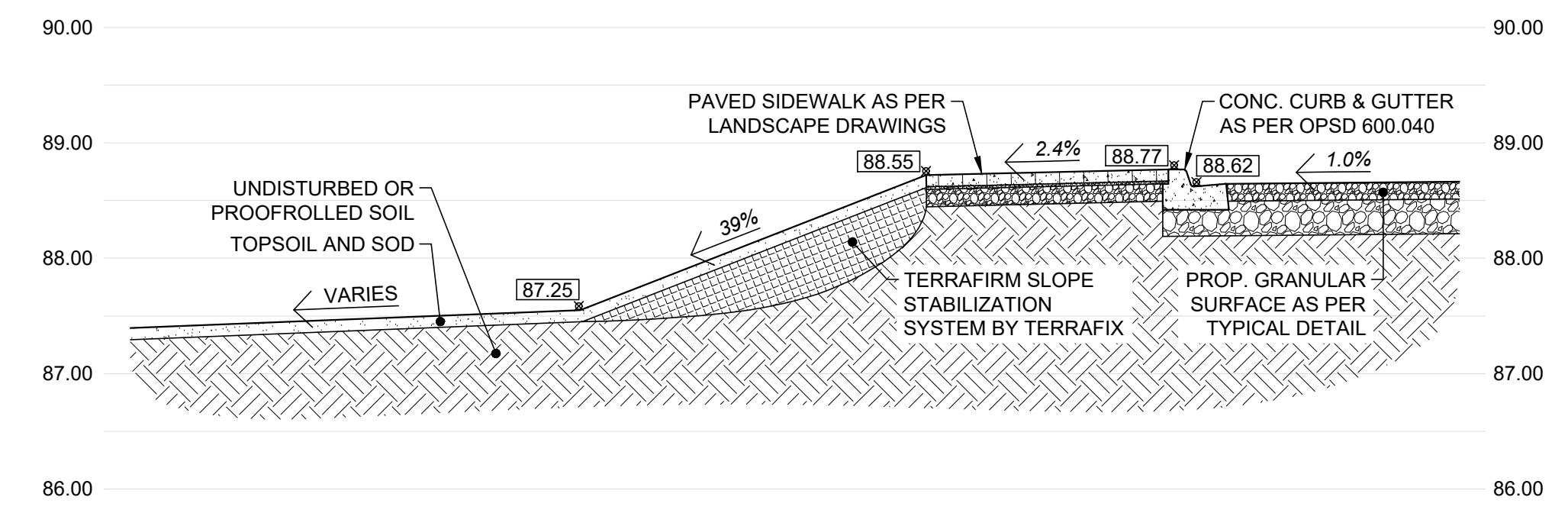
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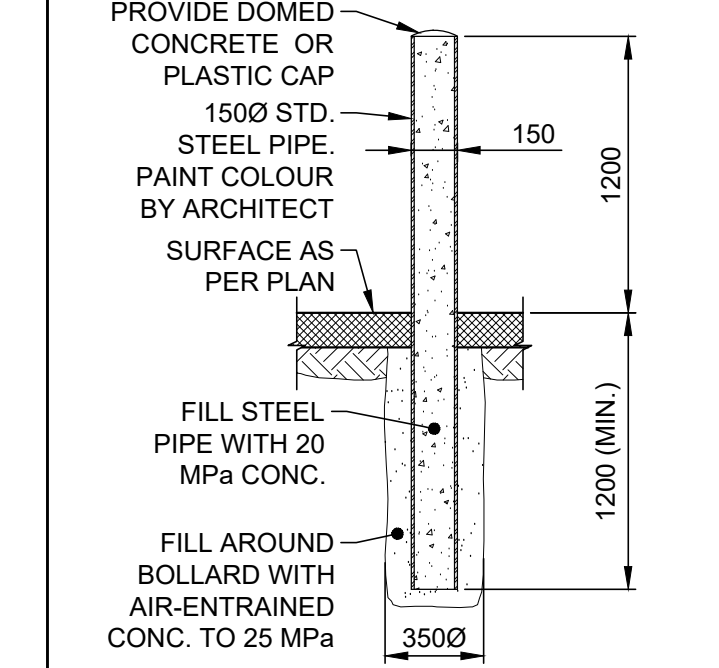
TYP. DRY HYDRANT DETAIL
SCALE: 1:25



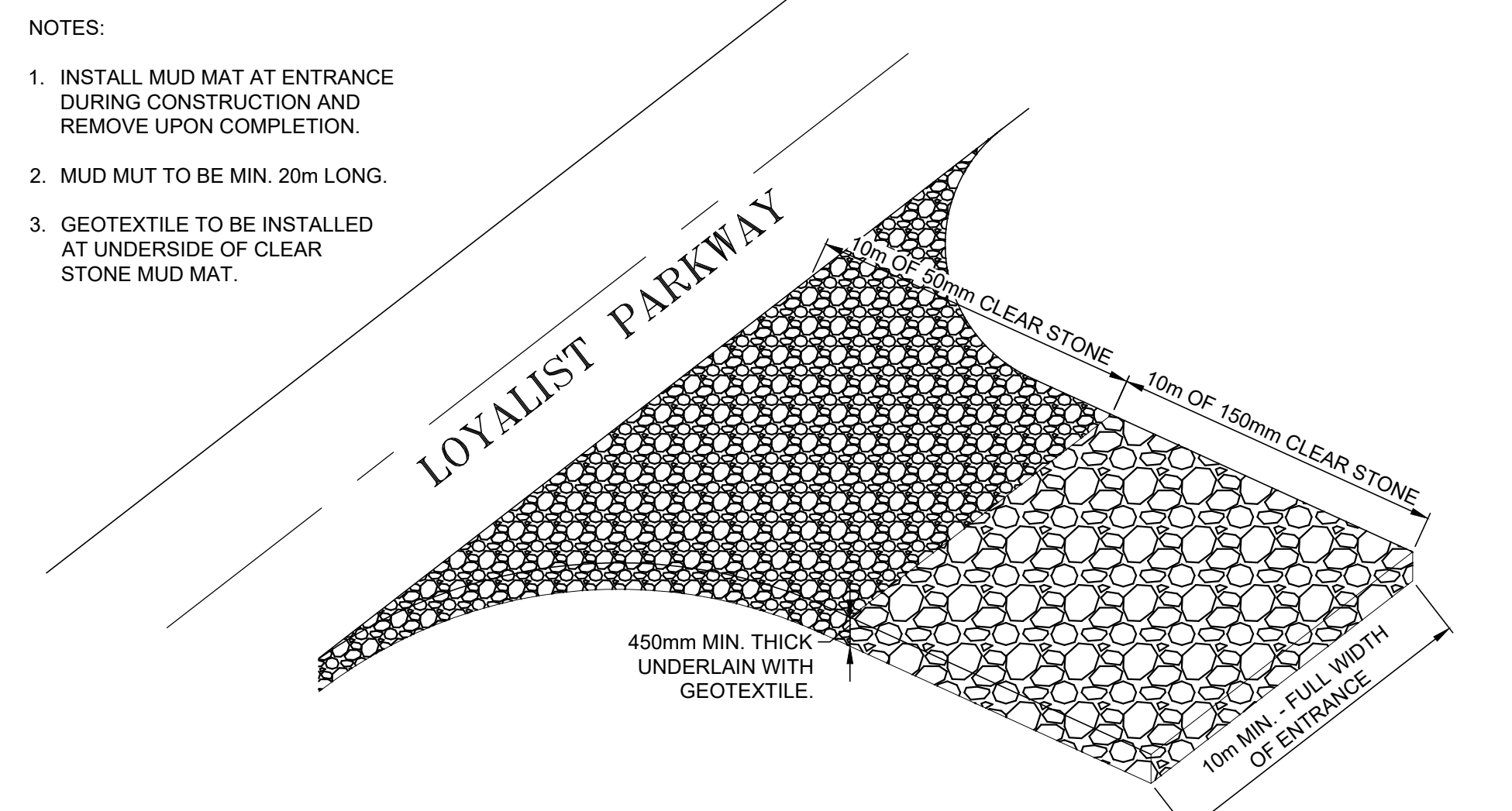
TYP. SWM / FIRE POND CROSS SECTION
SCALE: 1:50



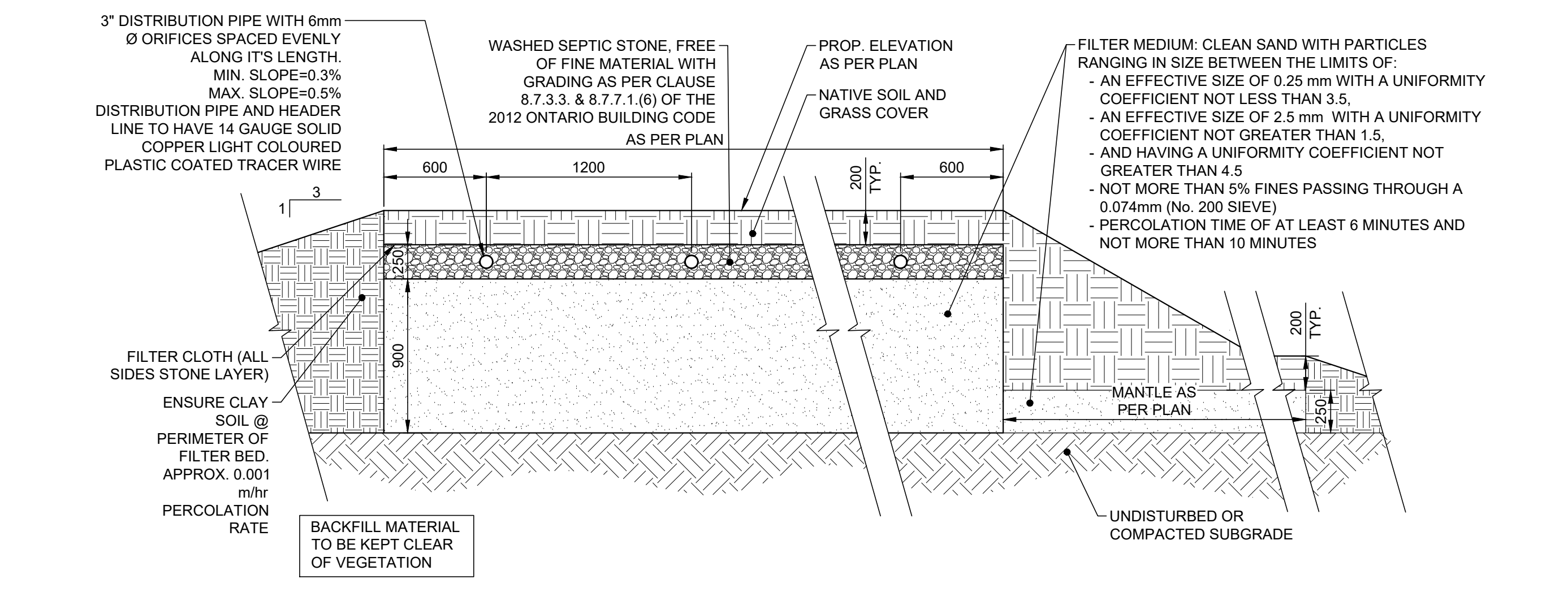
CROSS-SECTION A-A
SCALE: 1:50



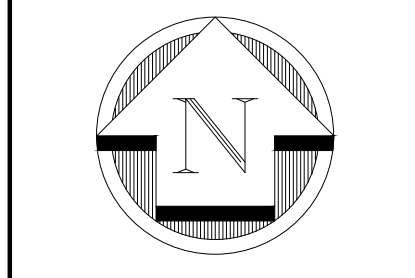
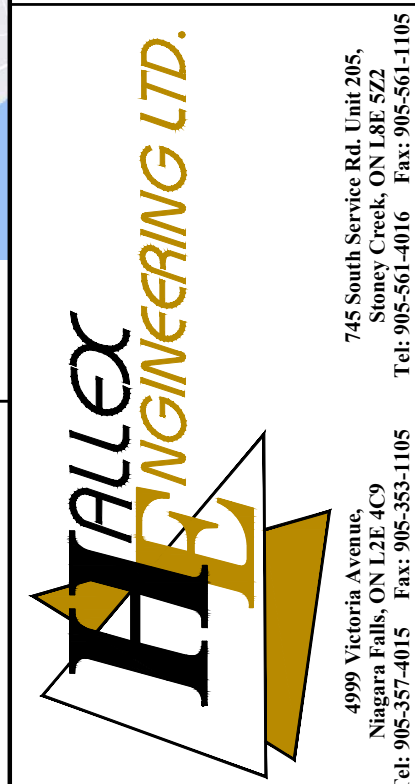
TYP. BOLLARD DETAIL
SCALE: 1:25



TEMPORARY MUDMAT DETAIL
SCALE: NTS



TYPE 'A' DISPERSAL BED SECTION
SCALE: 1:25



DATE
AUG. 26, 2024
AUG. 26, 2024
NOV. 29, 2024
FEB. 07, 2025
FEB. 18, 2025
FEB. 24, 2025
JUN. 11, 2025

REV.	DRAWING REVISION
1	ISSUED FOR SITE PLAN APPROVAL
2	ISSUED FOR SITE PLAN APPROVAL
3	ISSUED FOR SITE PLAN APPROVAL
4	ISSUED FOR SITE PLAN APPROVAL
5	ISSUED FOR SITE PLAN APPROVAL
6	ISSUED FOR SITE PLAN APPROVAL
7	ISSUED FOR SITE PLAN APPROVAL
8	ISSUED FOR SITE PLAN APPROVAL
9	ISSUED FOR SITE PLAN APPROVAL

CLIENT:
ROYALCLIFF HOMES
100 REGINA ROAD, UNIT 3
WOODBIDGE, ON

PROJECT:
VOLTA ESTATE WINERY
17945 LOYALIST PARKWAY,
ROSEHALL,
PRINCE EDWARD COUNTY, ON

SHEET TITLE:
GENERAL NOTES,
TYPICAL DETAILS
& KEY PLAN

DATE:	MAY 10, 2023
SCALE:	1:750
DR. BY:	MA
CH. BY:	JH/JS/AI
JOB No.:	220526
DWG.	CO
REV.	9

CONTRACTOR TO FIELD VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. ANY UNUSED WATER SERVICE LATERALS TO BE REMOVED ENTIRELY AND CAPPED AT THE MAIN. ANY UNUSED SEWERS TO BE CAPPED AND ABANDONED AT THE PROPERTY LINE.

GENERAL CONTRACTOR TO ENGAGE LOCATE COMPANY TO IDENTIFY ALL BURIED SERVICES BEFORE ANY CONSTRUCTION BEGINS. ANY CONFLICT WITH EXISTING UTILITIES ARE TO BE COMMUNICATED TO THE ENGINEER FOR RESOLUTION OF THE CONFLICT.

FROST PROTECTION TO BE PROVIDED ON THE SEWERS / LATERALS WHERE COVER IS LESS THAN 1.5m BETWEEN GRADE AND OVERTOP OF PIPE AS PER OPSD 1109.030.

ROOF DRAINS "DS" OF AGRICULTURAL COMPLEX TO DISCHARGE TO SPLASH PAD ON GRADE WITHIN POND CATCHMENT AREA BOUNDARY. FLOWS SHALL BE DIRECTED AWAY FROM THE PROPOSED BUILDING WITHOUT ANY EROSION OR INCONVENIENCE TO OTHERS.

SUMP PUMP TO DISCHARGE TO SPLASH PAD ON GRADE. FLOWS SHALL BE DIRECTED AWAY FROM THE PROPOSED BUILDINGS WITHOUT ANY EROSION OR INCONVENIENCE TO OTHERS.

AGRICULTURAL COMPLEX TO BE PROVIDED WITH GRINDER PUMP AS PER MECHANICAL DRAWINGS.

CONTRACTOR TO COORDINATE INSTALLATION OF THE PROPOSED STORM SEWER AND LOADING DOCK RETAINING WALLS.

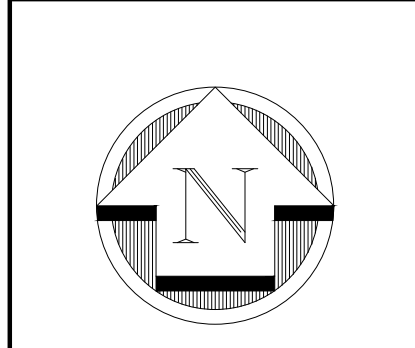
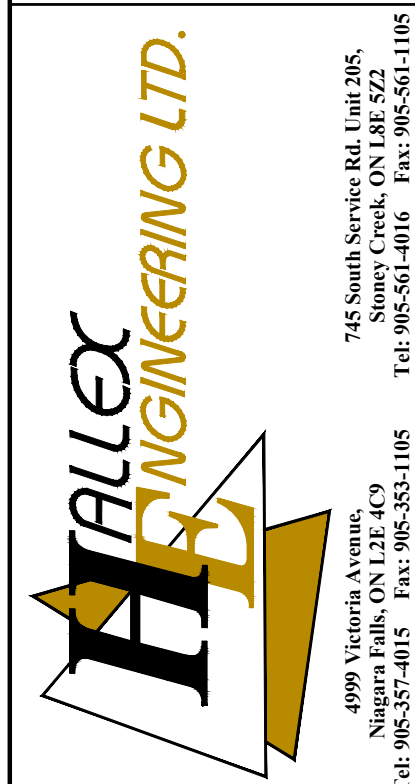
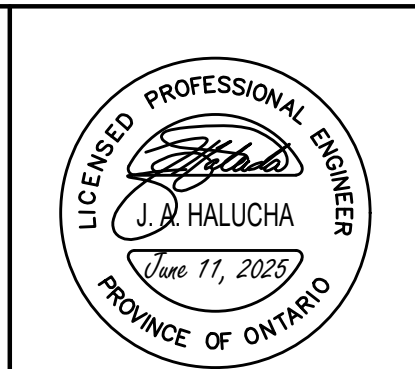
NAME	LENGTH	SLOPE	DESCRIPTION
TD.1 TO MH.1	18.1m	1.0%	1500 PVC DR-28
MH.1 TO MH.2	57.5m	0.5%	2500 PVC SDR-35
MH.2 TO POND	37.7m	0.5%	2500 PVC SDR-35

PROPOSED STORM STRUCTURE TABLE
PROP. CB.1 TOP=88.59 E.INV=88.13
PROP. MH.1 (12000) TOP=88.65 SE.INV=87.91 W.INV=87.94
PROP. MH.2 (12000) TOP=88.84 SE.INV=87.59 NW.INV=87.62

- NOTES:
- ALL EROSION & SEDIMENTATION CONTROL DEVICES MUST BE INSTALLED PRIOR TO THE BEGINNING OF EARTH REMOVAL ACTIVITIES AND LEFT IN PLACE UNTIL FINAL COVER IS ESTABLISHED.
 - SILTATION CONTROL BARRIERS SHALL BE PLACED ON ALL NEW AND EXISTING CATCH BASIN COVERS AND AROUND PERIMETER OF AREA OF WORK DURING CONSTRUCTION AND REMOVE UPON COMPLETION.
 - EROSION AND SEDIMENTATION CONTROL DEVICES TO BE INSPECTED MINIMUM WEEKLY AND AFTER EVERY RAINFALL AND MAINTAINED AND CLEANED AS DIRECTED AND TO THE SATISFACTION OF THE COUNTY OF PRINCE EDWARD.
 - ADDITIONAL SILT CONTROL LOCATIONS MAY BE REQUIRED AS DETERMINED BY THE COUNTY OF PRINCE EDWARD.
 - DISTURBED SURFACES, INCLUDING ASPHALT PAVEMENT, CONCRETE SIDEWALK & AND GRASS BOULEVARD / DITCH TO BE RESTORED AS PER COUNTY OF PRINCE EDWARD STANDARDS.
 - ENTRANCE TO SITE TO BE IN ACCORDANCE WITH MUNICIPAL ENTRANCE PERMIT STANDARDS AND CONDITIONS.
 - GENERAL CONTRACTOR WILL ENGAGE LOCATE COMPANY TO IDENTIFY ALL BURIED SERVICES BEFORE ANY CONSTRUCTION BEGINS.
 - ANY DEVIATIONS FROM THE PLANS (I.E. SERVICE DIAMETER, MATERIAL) SHALL BE NOTED ON THE AS CONSTRUCTED DRAWINGS AND PROVIDED TO THE ENGINEER.
 - DOMESTIC WELL WATER SUPPLY DESIGN TO BE COMPLETED DURING THE BUILDING PERMIT APPLICATION (BY OTHERS).

LEGEND

- EXISTING ELEVATION
- PROPOSED ELEVATION
- S.I. SWALE INVERT
- D.I. DITCH INVERT
- H.P. HIGH POINT
- T.O.S. TOP OF SLOPE
- B.O.S. BOTTOM OF SLOPE
- DC DROPPED CURB
- OFR OVERLAND FLOW ROUTE
- DIRECTION OF FLOW
- NEW SANITARY SEWER
- NEW STORM SEWER
- NEW WATER MAIN
- NEW SWALE
- EXISTING DITCH
- EX. OVERHEAD WIRES
- FENCE
- SILT FENCE
- PROPERTY LINE
- NEW SUMP PUMP
- NEW CATCHBASIN
- NEW MANHOLE
- NEW DOWNSPOUT
- BOLLARD
- 45° BEND
- DRY HYDRANT
- GUY WIRE ANCHOR
- LIGHT POLE
- LIGHT STANDARD
- BUILDING ENTRANCE



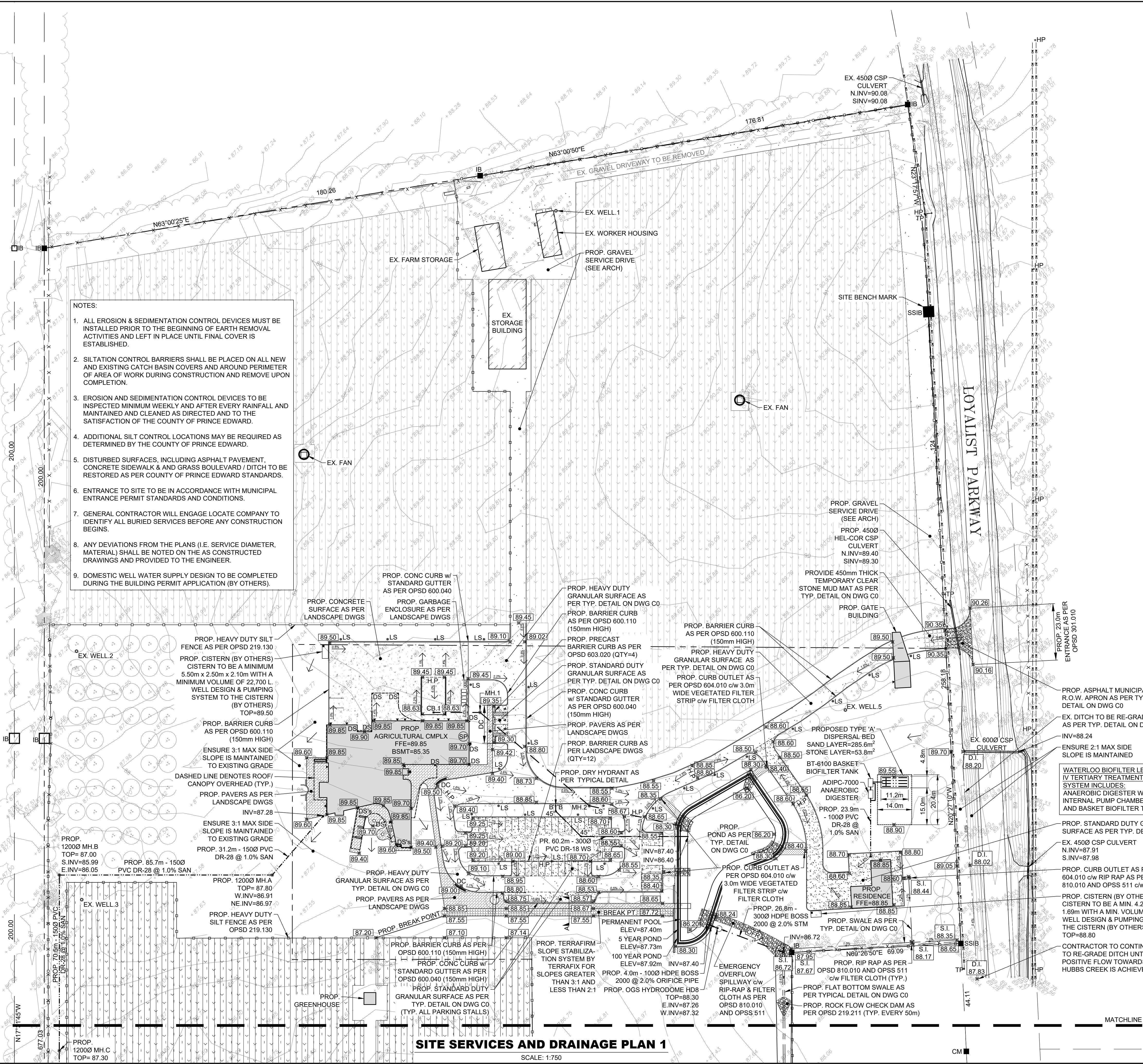
REV.	DRAWING REVISION	DATE
1	ISSUED FOR SITE PLAN APPROVAL	AUG. 26, 2024
2	ISSUED FOR SITE PLAN APPROVAL	AUG. 26, 2024
3	ISSUED FOR SITE PLAN APPROVAL	NOV. 29, 2024
4	ISSUED FOR SITE PLAN APPROVAL	FEB. 07, 2025
5	ISSUED FOR SITE PLAN APPROVAL	FEB. 18, 2025
6	ISSUED FOR SITE PLAN APPROVAL	FEB. 24, 2025
7	ISSUED FOR SITE PLAN APPROVAL	JUN. 11, 2025

CLIENT:
ROYALCLIFF HOMES
100 REGINA ROAD, UNIT 3
WOODBRIDGE, ON

PROJECT:
VOLTA ESTATE WINERY
17945 LOYALIST PARKWAY,
ROSEHALL,
PRINCE EDWARD COUNTY, ON

SHEET TITLE:
SITE SERVICES AND
DRAINAGE PLAN 1

DATE: MAR. 2024
SCALE: 1:750
DR. BY: LB/MA
CH. BY: JH/JS/AI
JOB No.: 220526
DWG. REV.: C1 9

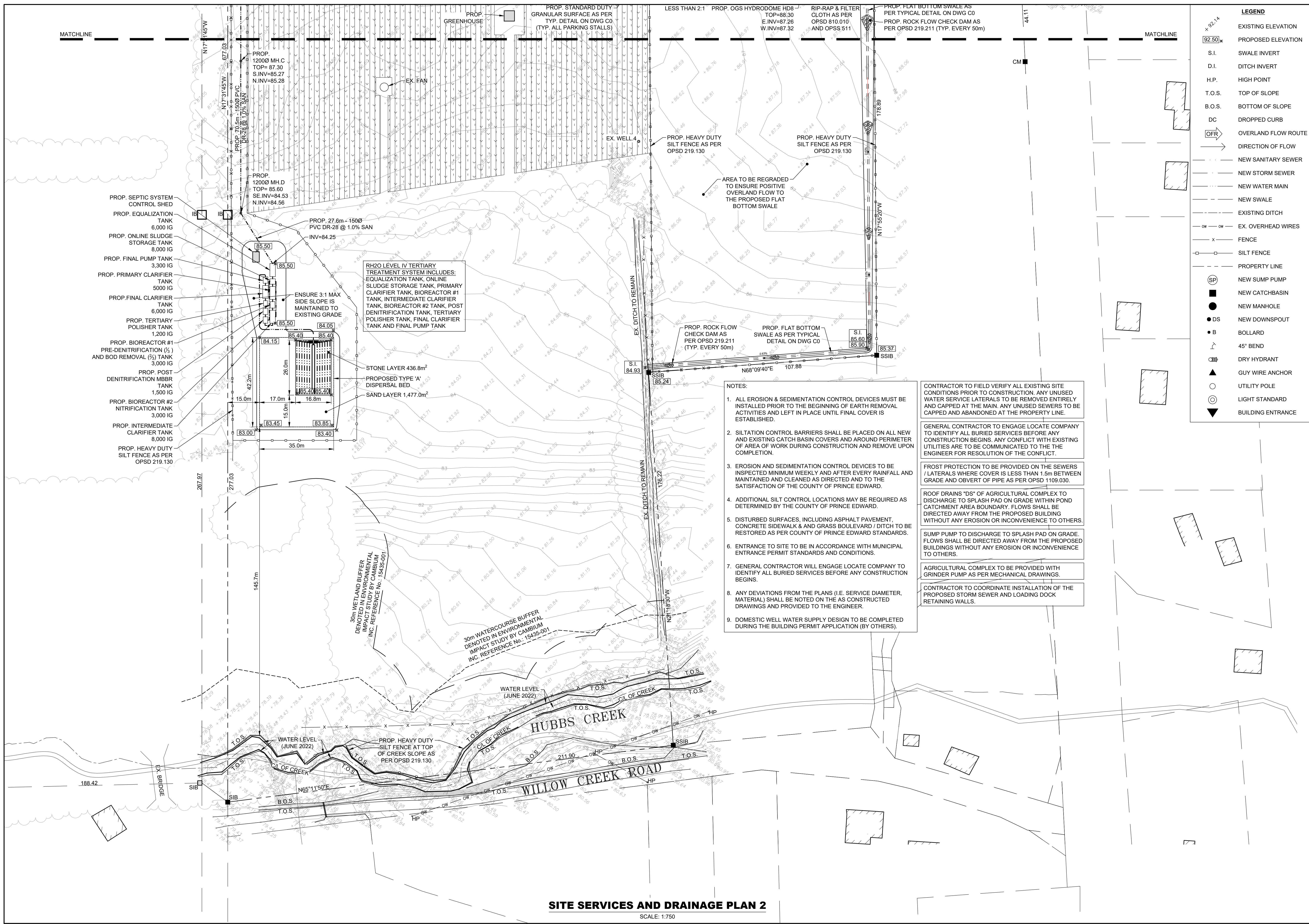


SITE SERVICES AND DRAINAGE PLAN 1

SCALE: 1:750

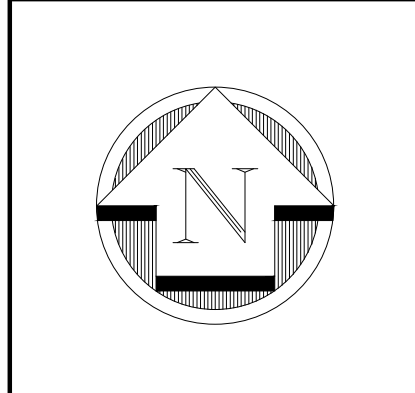
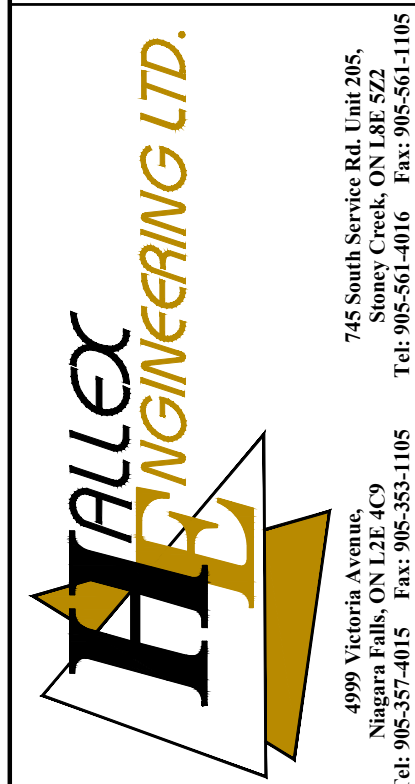
MATCHLINE

MATCHLINE



LEGEND

EXISTING ELEVATION
PROPOSED ELEVATION
S.I. SWALE INVERT
D.I. DITCH INVERT
H.P. HIGH POINT
T.O.S. TOP OF SLOPE
B.O.S. BOTTOM OF SLOPE
DC DROPPED CURB
OFR OVERLAND FLOW ROUTE
DIRECTION OF FLOW
NEW SANITARY SEWER
NEW STORM SEWER
NEW WATER MAIN
NEW SWALE
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NEW MANHOLE
NEW DOWNSPOUT
BOLLARD
45° BEND
DRY HYDRANT
GUY WIRE ANCHOR
UTILITY POLE
LIGHT STANDARD
BUILDING ENTRANCE



- NOTES:**
- ALL EROSION & SEDIMENTATION CONTROL DEVICES MUST BE INSTALLED PRIOR TO THE BEGINNING OF EARTH REMOVAL ACTIVITIES AND LEFT IN PLACE UNTIL FINAL COVER IS ESTABLISHED.
 - SILTATION CONTROL BARRIERS SHALL BE PLACED ON ALL NEW AND EXISTING CATCH BASIN COVERS AND AROUND PERIMETER OF AREA OF WORK DURING CONSTRUCTION AND REMOVE UPON COMPLETION.
 - EROSION AND SEDIMENTATION CONTROL DEVICES TO BE INSPECTED MINIMUM WEEKLY AND AFTER EVERY RAINFALL AND MAINTAINED AND CLEANED AS DIRECTED AND TO THE SATISFACTION OF THE COUNTY OF PRINCE EDWARD.
 - ADDITIONAL SILT CONTROL LOCATIONS MAY BE REQUIRED AS DETERMINED BY THE COUNTY OF PRINCE EDWARD.
 - DISTURBED SURFACES, INCLUDING ASPHALT PAVEMENT, CONCRETE SIDEWALK & AND GRASS BOULEVARD / DITCH TO BE RESTORED AS PER COUNTY OF PRINCE EDWARD STANDARDS.
 - ENTRANCE TO SITE TO BE IN ACCORDANCE WITH MUNICIPAL ENTRANCE PERMIT STANDARDS AND CONDITIONS.
 - GENERAL CONTRACTOR WILL ENGAGE LOCATE COMPANY TO IDENTIFY ALL BURIED SERVICES BEFORE ANY CONSTRUCTION BEGINS.
 - ANY DEVIATIONS FROM THE PLANS (I.E. SERVICE DIAMETER, MATERIAL) SHALL BE NOTED ON THE AS CONSTRUCTED DRAWINGS AND PROVIDED TO THE ENGINEER.
 - DOMESTIC WELL WATER SUPPLY DESIGN TO BE COMPLETED DURING THE BUILDING PERMIT APPLICATION (BY OTHERS).

CONTRACTOR TO FIELD VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. ANY UNUSED WATER SERVICE LATERALS TO BE REMOVED ENTIRELY AND CAPPED AT THE MAIN. ANY UNUSED SEWERS TO BE CAPPED AND ABANDONED AT THE PROPERTY LINE.

GENERAL CONTRACTOR TO ENGAGE LOCATE COMPANY TO IDENTIFY ALL BURIED SERVICES BEFORE ANY CONSTRUCTION BEGINS. ANY CONFLICT WITH EXISTING UTILITIES ARE TO BE COMMUNICATED TO THE THE ENGINEER FOR RESOLUTION OF THE CONFLICT.

FROST PROTECTION TO BE PROVIDED ON THE SEWERS / LATERALS WHERE COVER IS LESS THAN 1.5m BETWEEN GRADE AND OBVERT OF PIPE AS PER OPSD 1109.030.

ROOF DRAINS "DS" OF AGRICULTURAL COMPLEX TO DISCHARGE TO SPLASH PAD ON GRADE WITHIN POND CATCHMENT AREA BOUNDARY. FLOWS SHALL BE DIRECTED AWAY FROM THE PROPOSED BUILDING WITHOUT ANY EROSION OR INCONVENIENCE TO OTHERS.

SUMP PUMP TO DISCHARGE TO SPLASH PAD ON GRADE. FLOWS SHALL BE DIRECTED AWAY FROM THE PROPOSED BUILDINGS WITHOUT ANY EROSION OR INCONVENIENCE TO OTHERS.

AGRICULTURAL COMPLEX TO BE PROVIDED WITH GRINDER PUMP AS PER MECHANICAL DRAWINGS.

CONTRACTOR TO COORDINATE INSTALLATION OF THE PROPOSED STORM SEWER AND LOADING DOCK RETAINING WALLS.

SITE SERVICES AND DRAINAGE PLAN 2
SCALE: 1:750

REV.	DRAWING REVISION	DATE
3	ISSUED FOR SITE PLAN APPROVAL	AUG. 26, 2024
4	ISSUED FOR SITE PLAN APPROVAL	AUG. 26, 2024
5	ISSUED FOR SITE PLAN APPROVAL	NOV. 29, 2024
6	ISSUED FOR SITE PLAN APPROVAL	FEB. 07, 2025
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9	ISSUED FOR SITE PLAN APPROVAL	JUN. 11, 2025

CLIENT:
ROYALCLIFF HOMES
100 REGINA ROAD, UNIT 3
WOODBIDGE, ON

PROJECT:
VOLTA ESTATE WINERY
17945 LOYALIST PARKWAY,
ROSEHALL,
PRINCE EDWARD COUNTY, ON

SHEET TITLE:
SITE SERVICES AND
DRAINAGE PLAN 2

DATE: MAY, 2023
SCALE: 1:750
DR. BY: LB/MA
CH. BY: JH/JS/AI
JOB No.: 220526

DWG.	REV.
C2	9