

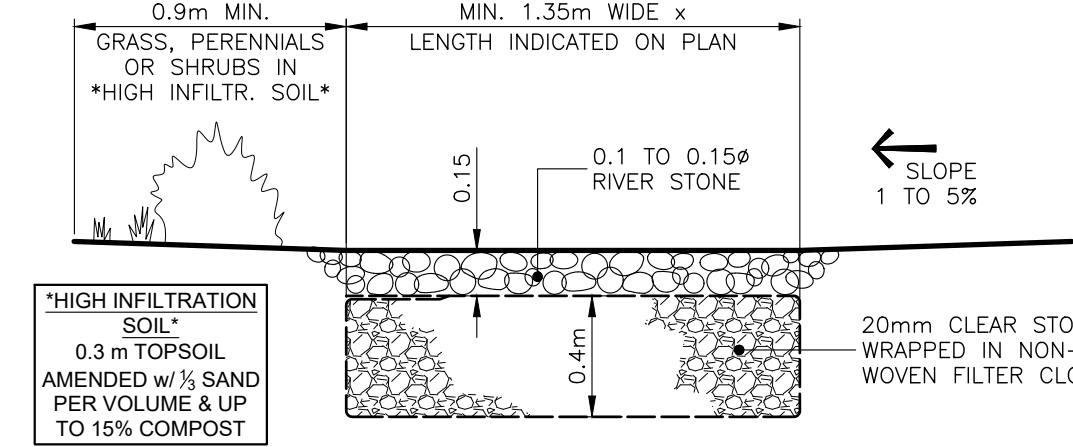
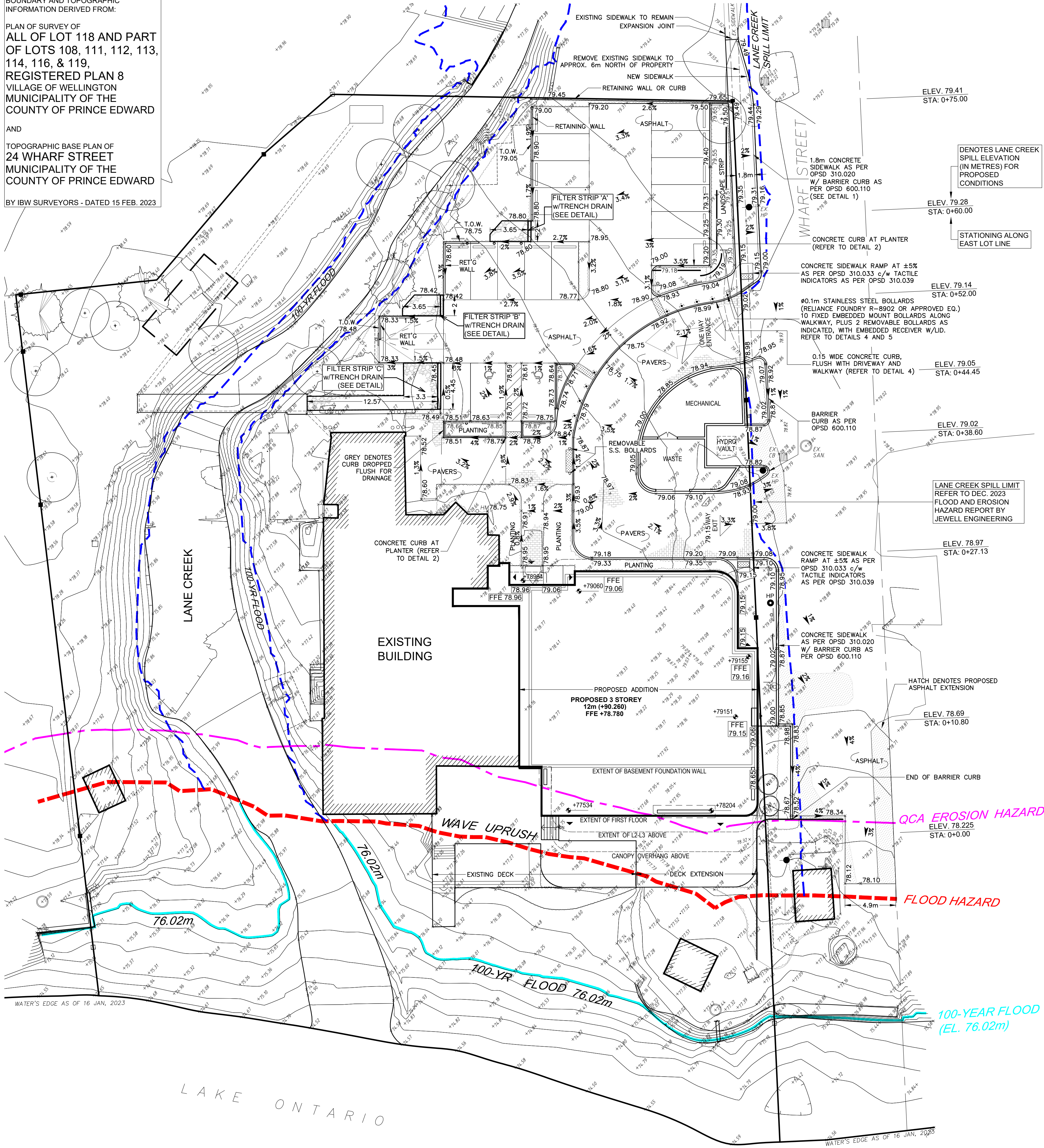
BOUNDARY AND TOPOGRAPHIC INFORMATION DERIVED FROM:

PLAN OF SURVEY OF ALL OF LOT 118 AND PART OF LOTS 108, 111, 112, 113, 114, 116, & 119, REGISTERED PLAN 8 VILLAGE OF WELLINGTON MUNICIPALITY OF THE COUNTY OF PRINCE EDWARD

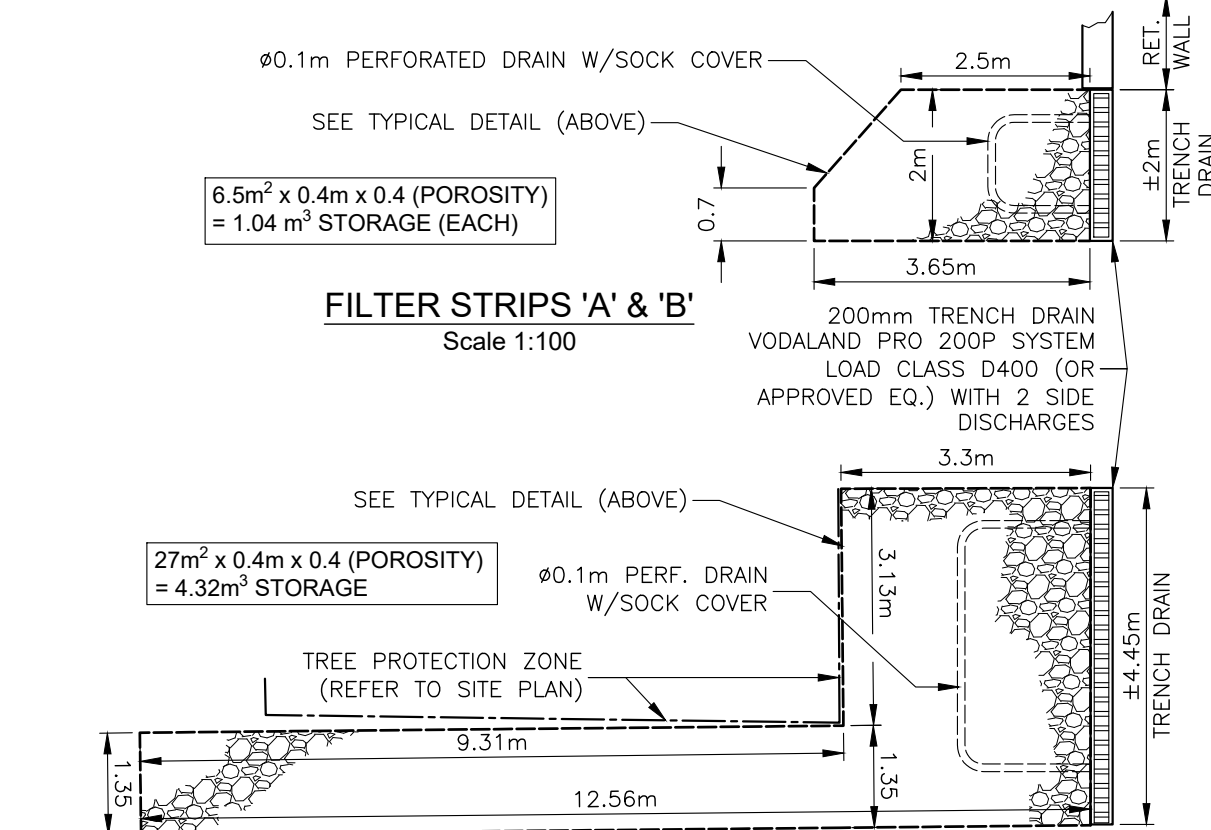
AND

TOPOGRAPHIC BASE PLAN OF 24 WHARF STREET MUNICIPALITY OF THE COUNTY OF PRINCE EDWARD

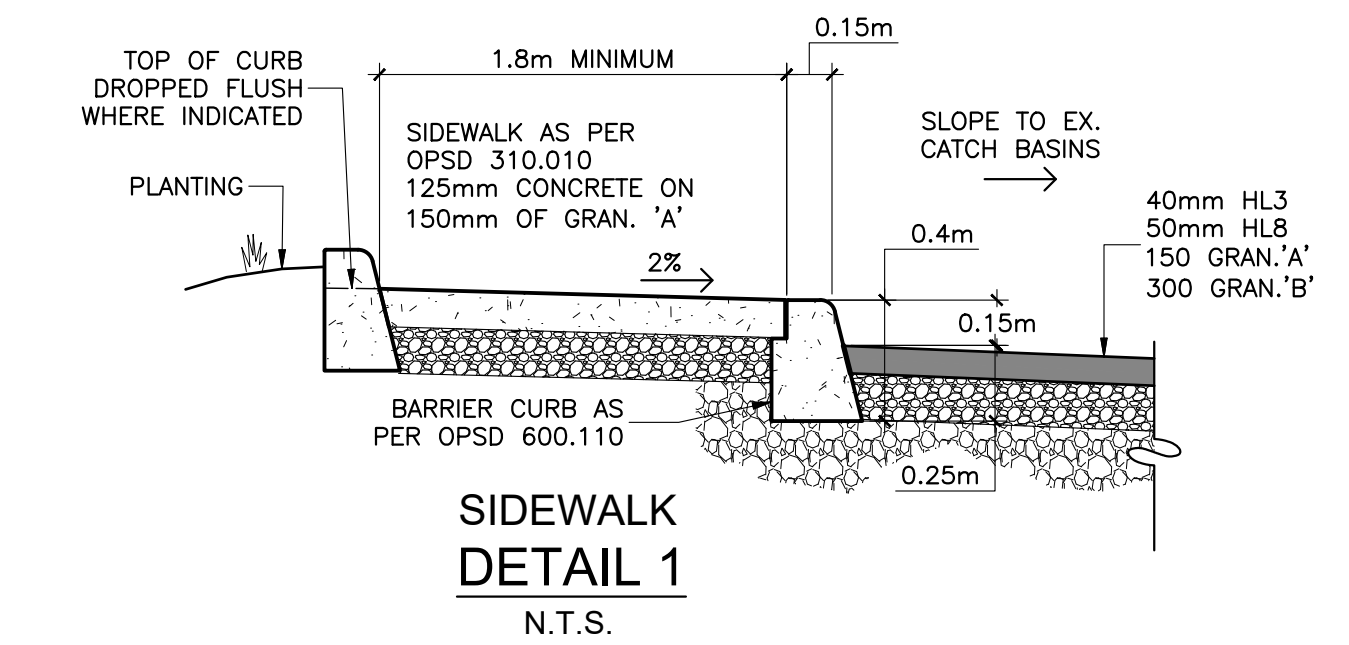
BY IBW SURVEYORS - DATED 15 FEB. 2023



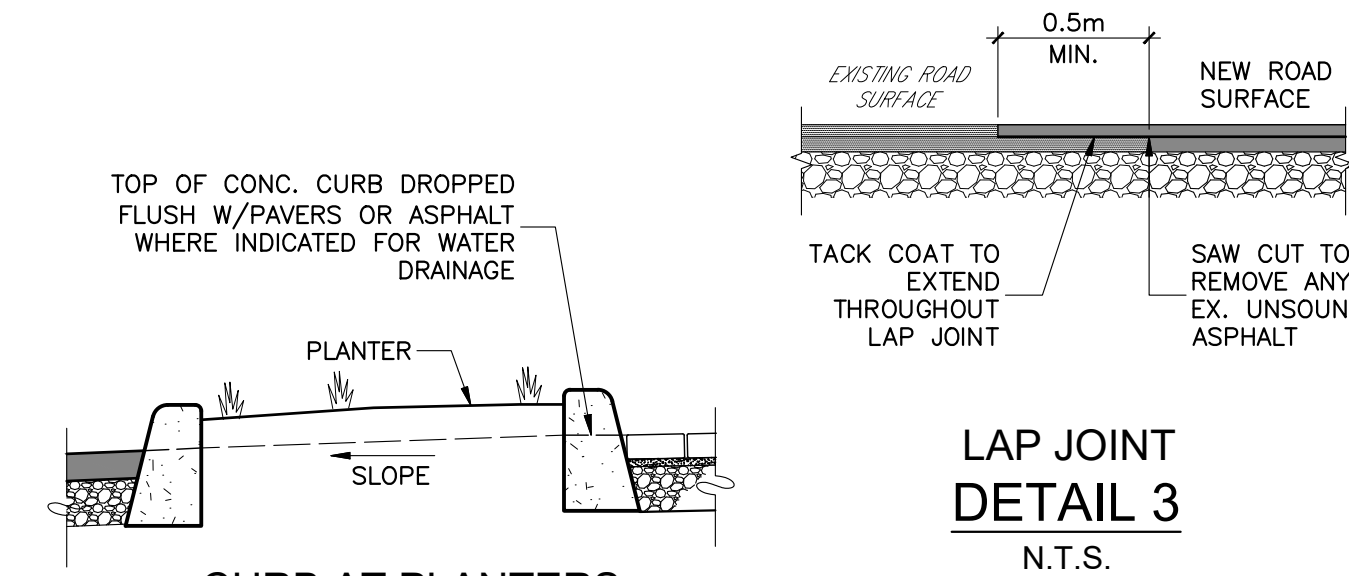
FILTER STRIP - TYPICAL DETAIL
(3 LOCATIONS) Scale 1:25



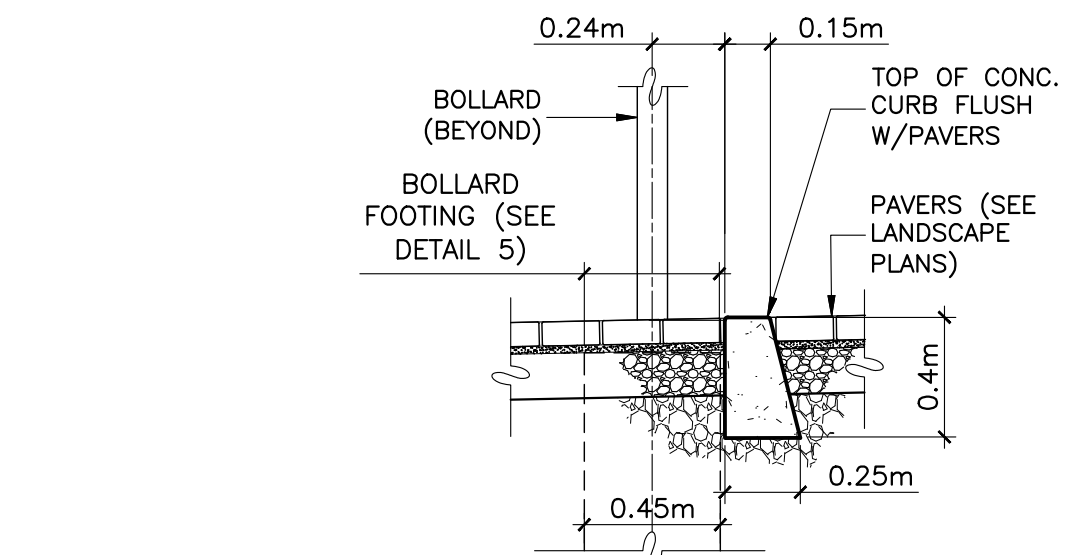
FILTER STRIPS 'A' & 'B'
Scale 1:100



SIDEWALK DETAIL 1
N.T.S.



CURB AT PLANTERS DETAIL 2
N.T.S.



CURB DETAIL 4
N.T.S.

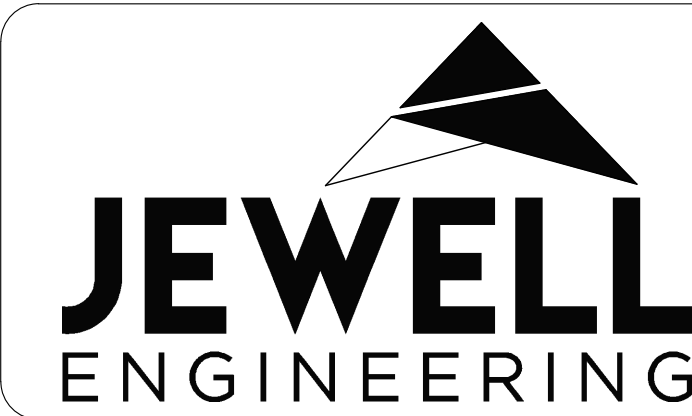
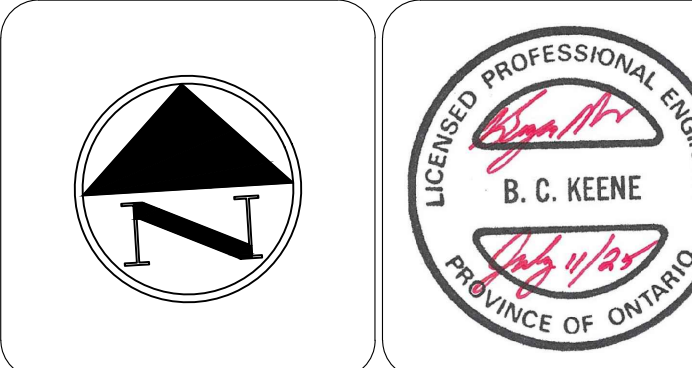
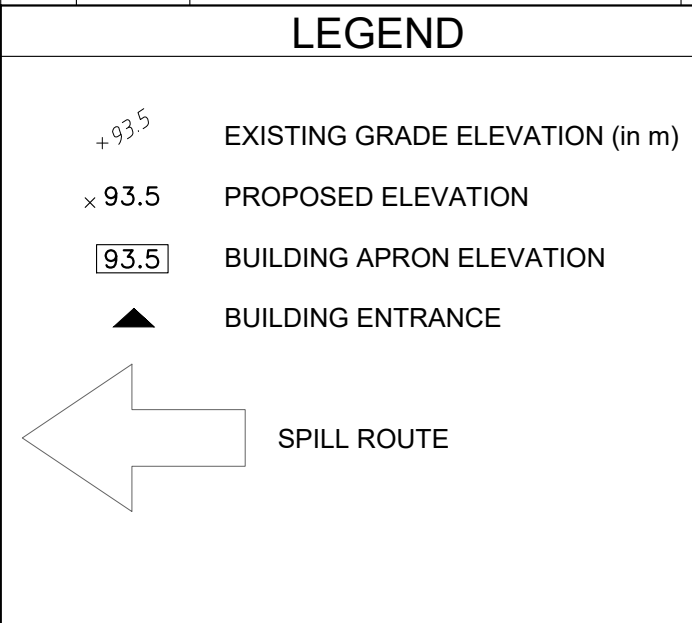
GENERAL NOTES

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GEOMETRIC NOTE

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- ALL ELEVATIONS ARE IN REFERENCE TO LOCAL DATUM NAD83 - GEODETIC MODEL HT2_5, UNLESS DESCRIBED OTHERWISE.
- ** DRAWINGS ARE NOT TO BE SCALED **

REVISIONS			
NO.	DATE	DESCRIPTION	BY
1	13DEC23	ISSUED FOR SPA PRECONSULTATION	JO
2	14DEC23	LANE CREEK SPILL LIMIT IDENTIFIED	JO
3	21DEC23	FILTER STRIPS ADDED	JO
4	24APR24	ISSUED FOR SPC APPLICATION	JH
5	04SEP24	REVISED GRADING	JH
6	11/11/24	ISSUED FOR 2ND SUBMISSION	JO
7	29/09/25	ISSUED FOR SPA 5	JO
8	11/07/25	ISSUED FOR SPA 6	JO



DRAKE DEVONSHIRE INN

24 WHARF STREET
WELLINGTON, ONTARIO

SITE GRADING PLAN

DRAWN BY: JO PROJECT NO: 230-5273

DESIGNED BY: JO DATE: 10 July 2025

CHECKED BY: BK SCALE: 1:200

APPROVED BY: BK CONTRACT NO: DRAWING NO: SG1

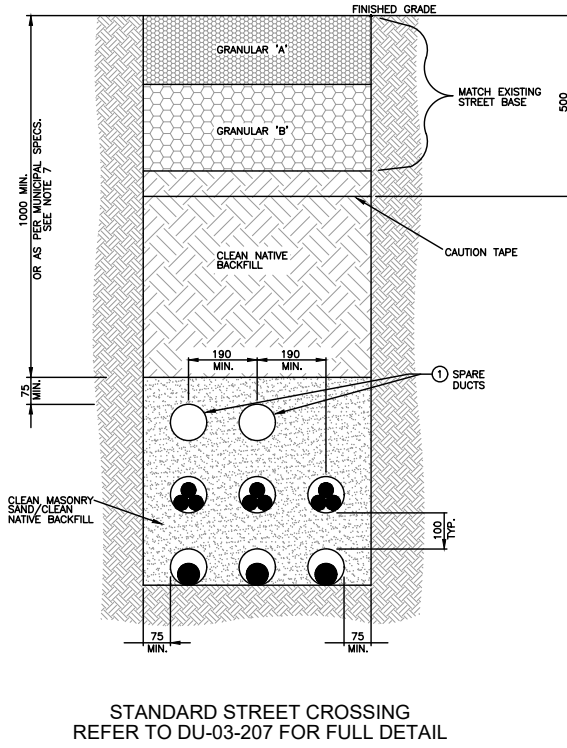
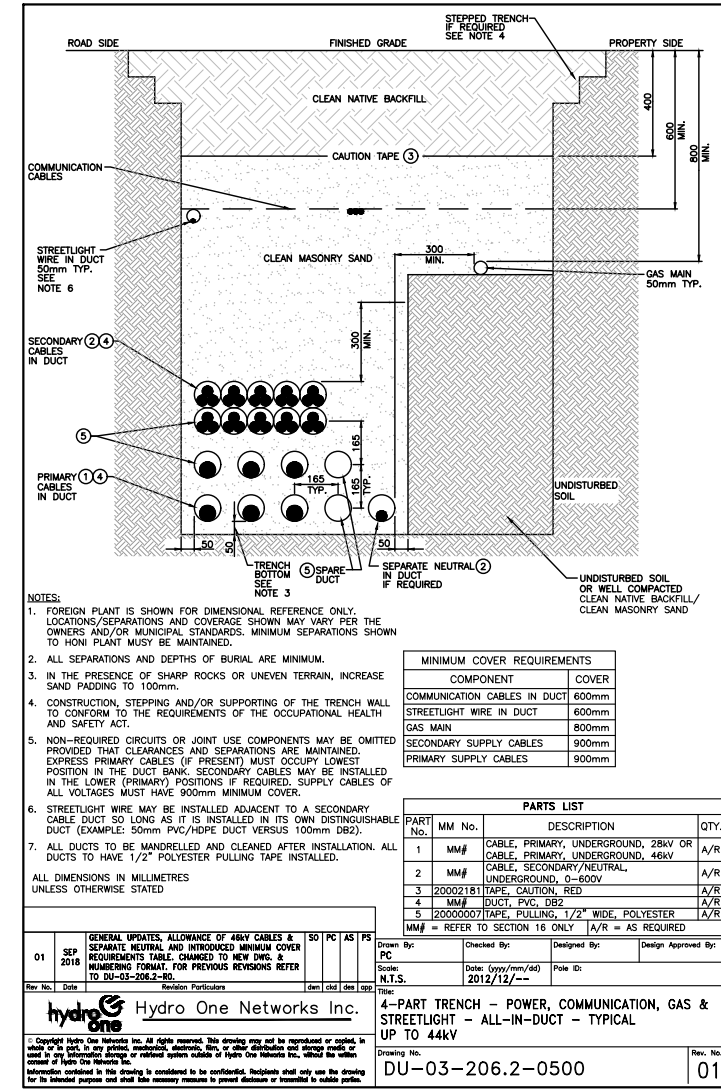
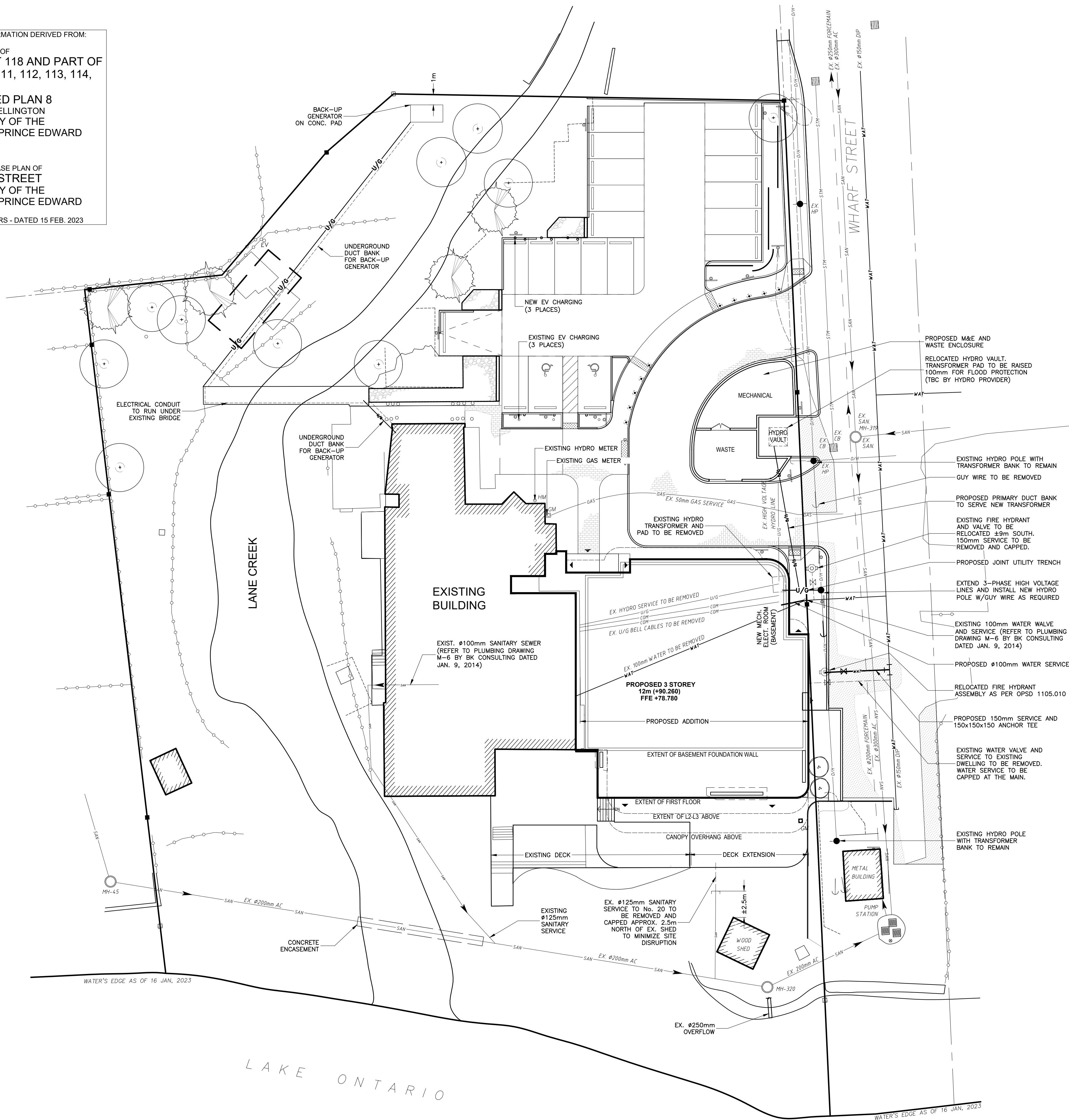
BOUNDARY INFORMATION DERIVED FROM:

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ALL OF LOT 118 AND PART OF
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REGISTERED PLAN 8
VILLAGE OF WELLINGTON
MUNICIPALITY OF THE
COUNTY OF PRINCE EDWARD

AND

TOPOGRAPHIC BASE PLAN OF
24 WHARF STREET
MUNICIPALITY OF THE
COUNTY OF PRINCE EDWARD

BY IBW SURVEYORS - DATED 15 FEB. 2023



UTILITIES NOTES:

- ALL DIMENSIONS ARE IN mm UNLESS STATED OTHERWISE.
- ALL SEPARATIONS AND DEPTHS OF BURIAL ARE MINIMUM.
- IF MINIMUM DEPTH OF COVER AS NOTED IN THE ABOVE TRENCH PROFILES IS EXCEEDED, SLOPING OF TRENCH WALLS AND/OR SHORING SHALL CONFORM TO THE REQUIREMENTS SPECIFIED IN THE OCCUPATIONAL HEALTH AND SAFETY ACT.
- ALL SECONDARY SERVICE TRENCHES ARE TO BE 3 PARTY ONLY. TOP AND SIDES OF DUCTS SHALL BE SURROUNDED BY RAKED AND COMPACTED CLEAN MASONRY SAND. CLEAN NATIVE BACKFILL TO BE RAKED AND COMPACTED, AND WITHOUT STONES AND SHARP OBJECTS. REFER TO BACKFILLING DETAILS, SECTION 3C-2 OF U/G DISTRIBUTION STANDARDS v2011.
- SECONDARY CABLES TO BE STAKED AT LOT LINE AS PER DU-03-209.2 (D4), 50 X 100mm POST AND 100mm CORRUGATED PIPE TO BE SUPPLIED AS PART OF CIVIL WORKS.
- SECONDARY SPLICE TO BE COMPRESSION TYPE ONLY.
- IF APPLICABLE, GAS METER MUST MAINTAIN A MINIMUM SEPARATION OF 1m FROM HYDRO METER.
- METER COMPARTMENT AND CONDUIT TO BE SURFACE MOUNTED ONLY. METER BASES RECESSED IN WALLS, ENCLOSED IN CABINETS OR OTHERWISE OBSTRUCTED ARE NOT PERMITTED.
- INSTALL METER COMPARTMENT AS PER ELECTRICAL SAFETY CODE RULES. USE ONLY HYDRO ONE APPROVED 200K JUMBO SIZED METER COMPARTMENT CENTRE MOUNT WITH TUNNEL TYPE CONNECTORS AND HAVING THE MINIMUM DIMENSIONS OF 17x12x4-3/4" CONTAINING 3" KNOCKOUTS. METER BASE TO MAINTAIN 1 METER MIN. CLEARANCE FROM DISCHARGE OF ANY COMBUSTIBLE GAS RELIEF DEVICE OR VENT.
- MINIMUM HORIZONTAL CLEARANCES BETWEEN HONI DISTRIBUTION EQUIPMENT (<50KV) & OTHER UTILITY EQUIPMENT ARE TO BE PER TABLE 1B, SECTION 3D OF THE U/G DISTRIBUTION STANDARDS v2011.

U/G TRANSFORMERS & KIOSKS:

- BACK OF TRANSFORMER TO BE LOCATED AS PER MUNICIPAL SPECIFICATION.
- ALL TRANSFORMERS MUST BE LOCATED AT LEAST 3m FROM SURFACE OBJECTS AND STRUCTURES, OPENINGS OR COMBUSTIBLE MATERIALS ON OPERATING SIDE, 1m ON ALL OTHER SIDES.
- ALL PADMOUNT TRANSFORMERS ARE TO BE POSITIONED SO THAT THE ACCESS DOOR OPENS FROM THE ROAD SIDE, UNLESS OTHERWISE SPECIFIED.
- REFER TO SECTION 9.0 OF THE U/G DISTRIBUTION STANDARDS v2011 FOR VAULT SPECIFICATIONS. ALL SINGLE PHASE PAD-MOUNTED TRANSFORMER VAULTS ARE TO BE 48IN DEEP PRECAST CONCRETE FOUNDATION (1 PIECE) AS PER DU-09-201.1 THE HONI APPROVED MATERIAL LIST.
- PROTECTIVE BOLLARDS ARE REQUIRED IF TRANSFORMER IS LOCATED LESS THAN 1m FROM DRIVEWAY OR BACK OF CURB. (AS PER HONI DWG. DU-03-212).
- SINGLE PHASE TRANSFORMERS AND KIOSKS TO BE INSTALLED AS PER HONI DRAWINGS: DU-03-210, DU-03-214, DU-03-301, DU-03-302, DU-14-101.
- THREE PHASE TRANSFORMERS AND KIOSKS TO BE INSTALLED AS PER HONI DRAWINGS: DU-04-301, DU-04-302, DU-04-401, DU-04-402, DU-14-101.

DUCTS:

- HYDRO DUCTS TO BE 100mm TYPE II PVC UNLESS OTHERWISE NOTED.
- BELL ENDS TO BE PLACED ON ALL OPEN DUCT ENDS.
- UNUSED DUCTS TO BE CAPPED, C/W 1/2" WIDE, 1/16" THICK PULLING TAPE (MULETAPE).
- PRIMARY AND SECONDARY CONDUCTORS TO BE INDIVIDUALLY DUCTED C/W SPARE FOR PRIMARY AND INCLUDE ADDITIONAL SPARE AT SECONDARY ROAD CROSSINGS.
- ALL DUCTS TO BE MANDRELLED AND CLEANED AFTER INSTALLATION, WITNESSED BY HYDRO ONE.
- DUCT QUANTITIES SHOWN ARE HYDRO REQUIREMENTS ONLY.
- MINIMUM RADIUS OF DUCT TO BE USED IS 36" UNLESS NOTED OTHERWISE.

REVISED: JUNE 2021

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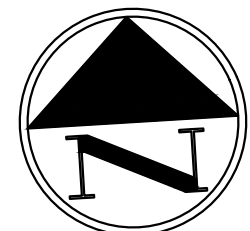
** DRAWINGS ARE NOT TO BE SCALED **

REVISIONS

NO.	DATE	DESCRIPTION	BY
1	21DEC23	ISSUED FOR SPA PRECONSULTATION	JO
2	24APR24	ISSUED FOR SPC APPLICATION	JH
3	11/11/24	ISSUED FOR 2ND SUBMISSION	JO
4	29/05/25	ISSUED FOR SPA 5	JO
5	11/07/25	ISSUED FOR SPA 6	JO

LEGEND

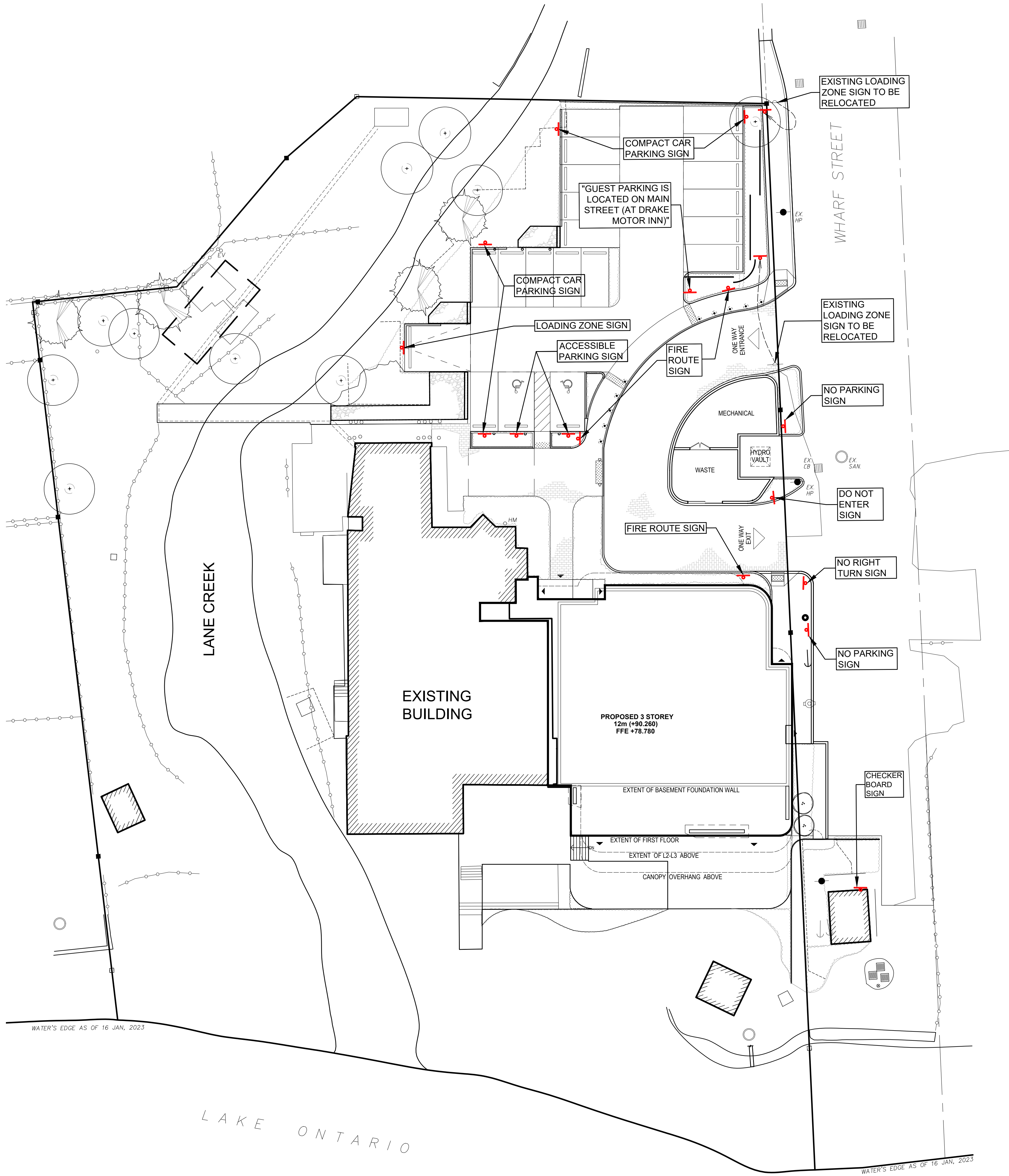
SYMBOL	SERVICE (EXIST. U.N.O.)
WAT	EXISTING WATERMAIN
VAL	VALVE
HYD	HYDRANT
SAN	EXISTING SANITARY SEWER
STM	EXISTING STORM SEWER
CBS	CATCH BASIN
GAS	GAS SERVICE
O/H	OVERHEAD UTILITY
U/G	UNDERGROUND UTILITY
UTP	UTILITY POLE



DRAKE DEVONSHIRE INN

24 WHARF STREET
WELLINGTON, ONTARIOSITE SERVICING
& UTILITY PLAN

DRAWN BY: JO	PROJECT NO: 230-5273	
DESIGNED BY: BK	DATE: 10 July 2025	
CHECKED BY:	SCALE: 1:200	
APPROVED BY:	CONTRACT NO:	DRAWING NO: SS1



SIGNAGE NOTES

SIGNS IDENTIFIED BY AN ONTARIO TRAFFIC MANUAL (OTM) NUMBER MUST COMPLY WITH OTM SPECIFICATIONS. ALL SIGNS TO BE SET ON A PERMANENT GALVANIZED STEEL POST OR BUILDING WALL WHERE APPLICABLE. LOCATE THE SIGNS AS PER THE ARCHITECTURAL SITE PLAN WHERE NOTED BY THE SYMBOL: . ALL SIGNS TO BE VISIBLE DAY AND NIGHT WITH LIGHT REFLECTIVE BACKGROUND & LETTERING. BOTTOM EDGE OF THE ACCESSIBLE PARKING SIGN TO BE 1.2m ABOVE THE ASPHALT SURFACE. BOTTOM EDGE OF THE FIRE ACCESS ROUTE SIGN TO BE 2m ABOVE THE PAVED SURFACE. PROVIDE MULTI-DIRECTIONAL ARROWS IDENTIFYING THE FIRE ACCESS ROUTE OR A SINGLE DIRECTIONAL ARROW INDICATING THE LIMIT OF THE FIRE ACCESS ROUTE.



30 cm x 45 cm
(not to scale)

LOADING ZONE SIGN



30 cm x 45 cm
(not to scale)

FIRE ROUTE SIGN



30 cm x 30 cm
(not to scale)

NO PARKING SIGN
OTM No. Rb-51



30 cm x 45 cm
(not to scale)

ACCESSIBLE PARKING SIGN
OTM No. Rb-93



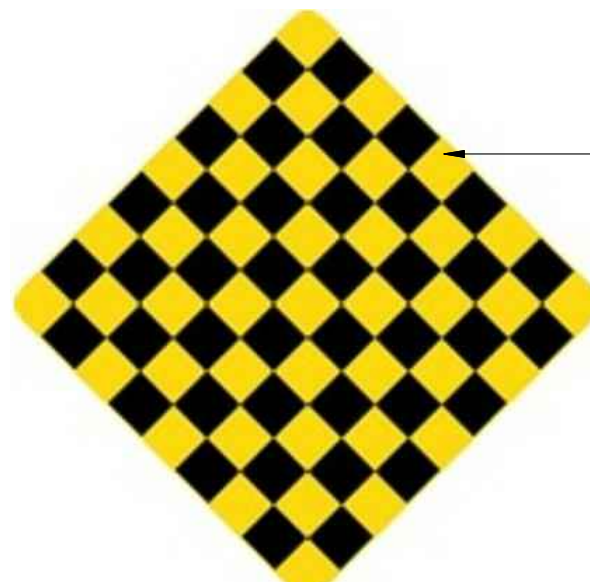
30 cm x 45 cm
(not to scale)

COMPACT CAR
PARKING SIGN



45 cm x 45 cm
(not to scale)

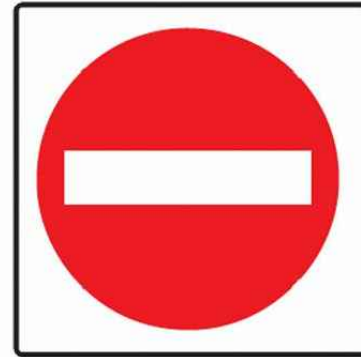
NO RIGHT TURN
SIGN



YELLOW
REFLECTIVE
BACKGROUND

75 cm x 75 cm
(not to scale)

CHECKERBOARD SIGN
OTM No. Wa-8



45 cm x 45 cm
(not to scale)

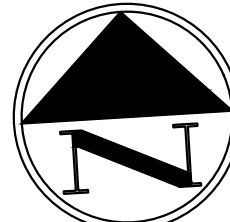
DO NOT ENTER
SIGN

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REVISIONS

NO.	DATE	DESCRIPTION	BY
1	11/11/24	ISSUED FOR 2ND SUBMISSION	JO
2	29/01/25	COMPACT CAR PARKING SIGNS ADDED	JO
3	29/05/25	ISSUED FOR SPA 5	JO
4	11/07/25	ISSUED FOR SPA 6	JO



DRAKE DEVONSHIRE INN

24 WHARF STREET
WELLINGTON, ONTARIO

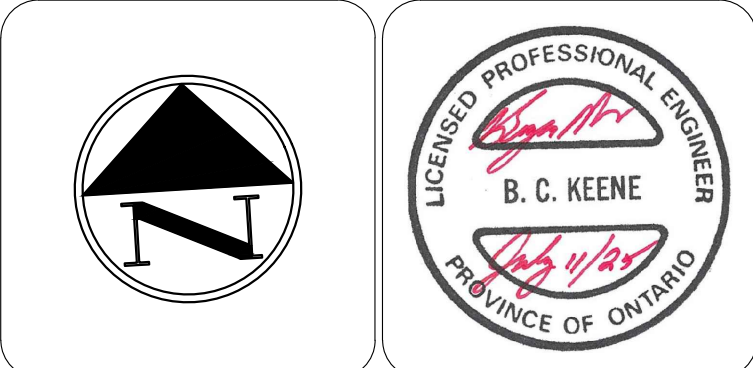
SIGNAGE PLAN

DRAWN BY: JO	PROJECT NO: 230-5273	
DESIGNED BY: BK	DATE: 10 July 2025	
CHECKED BY:	SCALE: 1:200	
APPROVED BY:	CONTRACT NO:	DRAWING NO: SMP1



REVISIONS			
NO.	DATE	DESCRIPTION	BY
1	24APR24	ISSUED FOR SPC APPLICATION	JH
2	11/11/24	ISSUED FOR 2ND SUBMISSION	JO
3	29/01/25	TRUCK ROUTE REVISED / BACK-UP ADDED	JO
4	29/05/25	ISSUED FOR SPA 5	JO
5	11/07/25	ISSUED FOR SPA 6	JO

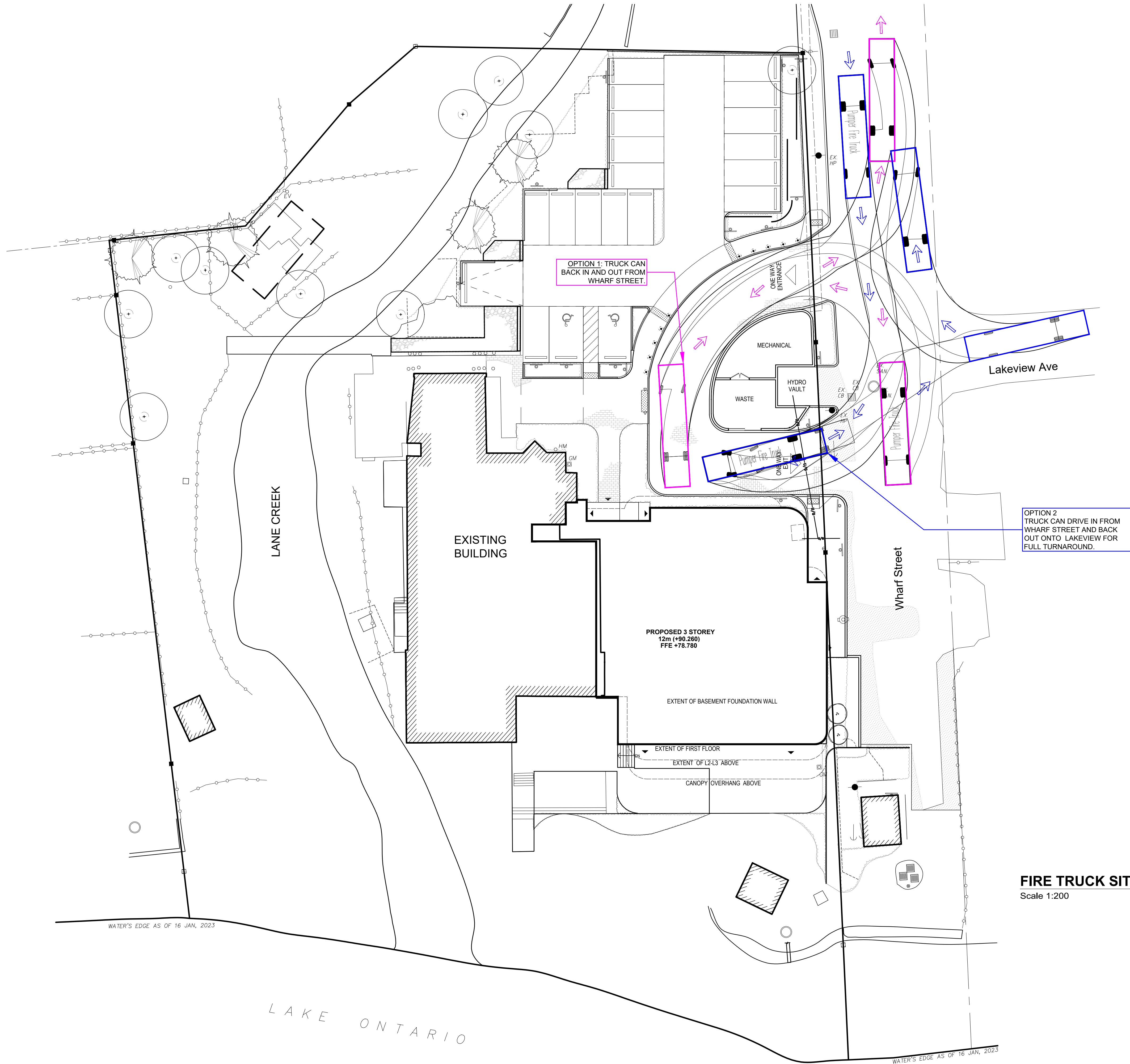
LEGEND	
SYMBOL	SERVICE (EXIST. U.N.O.)
 WAT	EXISTING WATERMAIN
	VALVE
	HYDRANT
 SAN	EXISTING SANITARY SEWER
	MAINTENANCE HOLE
 STM	EXISTING STORM SEWER
	CATCH BASIN
 GAS	GAS SERVICE
 O/H	OVERHEAD UTILITY
 U/G	UNDERGROUND UTILITY
	UTILITY POLE



DRAKE DEVONSHIRE INN
 24 WHARF STREET
 WELLINGTON, ONTARIO

SITE ACCESS PLAN GARBAGE TRUCK AND COMPACT CAR PARKING

DRAWN BY: JO	PROJECT NO: 230-5273
DESIGNED BY: BK	DATE: 10 July 2025
CHECKED BY:	SCALE: 1:200
APPROVED BY:	CONTRACT NO:
	DRAWING NO: SA1



FIRE TRUCK SITE ACCESS
Scale 1:200

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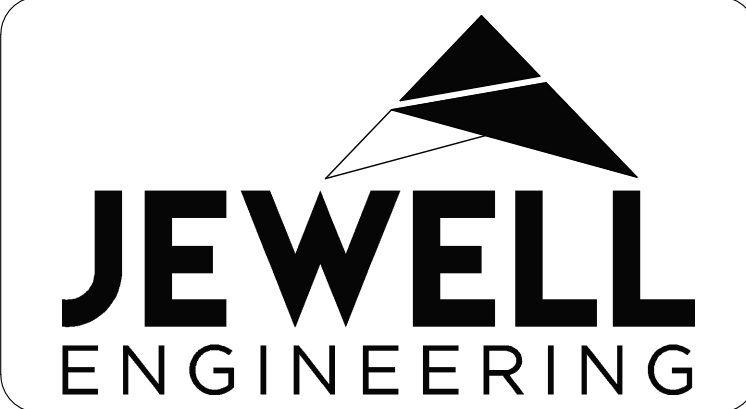
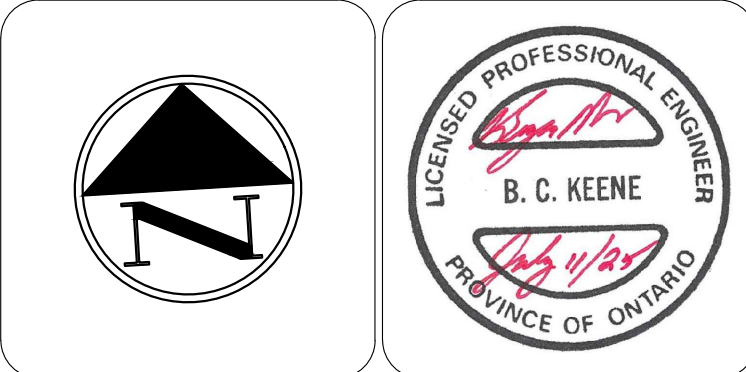
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	VALVE
	HYDRANT
	EXISTING SANITARY SEWER
	MAINTENANCE HOLE
	EXISTING STORM SEWER
	CATCH BASIN
	GAS SERVICE
	OVERHEAD UTILITY
	UNDERGROUND UTILITY
	UTILITY POLE



DRAKE DEVONSHIRE INN

24 WHARF STREET
WELLINGTON, ONTARIO

**SITE ACCESS PLAN
FIRE TRUCK**

DRAWN BY: JO	PROJECT NO: 230-5273	
DESIGNED BY: BK	DATE: 10 July 2025	
CHECKED BY:	SCALE: 1:200	
APPROVED BY:	CONTRACT NO:	DRAWING NO: SA2