Legend

Tree tag number

DBH: Trunk diameter measured and breast height

Proportional representation of trunk size

Optimal tree protection zone

PLAN VIS3041 1/2 | PLAN VIS3165 1/2 | PLAN VIS2851 A/B | PLAN VIP56401 19 | PLAN VIS2866 A/B | PLAN VIP56401 21 | 22

GILANA PLACE

150mm PVC WATERMAIN

EX. 200mm PVC SANITARY

EX. 200mm PVC STORM

EX. 525ø CONC @ 1.04%

DMH 1 1200ø

REMOVE EX. HEADWALL

525mmø CONCRETE

PLAN 4442 2

SLOPE FILL OVER PIPE TO MATCH EXISTING FIELD

450mmø STUB c/w HEADWALL STRUCTURE

REROUTE CREEK TO INLET STRUCTURE

RIPRAP CHANNEL AS REQUIRED

POST SIGN CLOSING AREA TO PUBLIC ACCESS

DMH 2 1350ø

2.15m TYP.

1.85m TYP.

SMH 1 1050ø

200mmø SANITARY INSPECTION CHAMBER TYP.

200mmø PVC SANITARY

600mmø CONCRETE STORM

PLAN 18897 2

INSTALL TEMPORARY 450mmø CULVERT DURING CONSTRUCTION

DUNCAN CURLING CLUB

ALL TREES IN THIS ARE TO BE REMOVED EXCEPT FOR THOSE MARKED FOR RETENTION AS PER FLAGGING ON SITE. CLEAR AND GRUB STUMPS AND UNDER BRUSH. CONTACT DNC WITH ANY QUESTIONS.

RETAIN POPLARS ALONG BOUNDRY

ALL TREES IN THIS ARE TO BE REMOVED EXCEPT FOR THOSE MARKED FOR RETENTION AS PER FLAGGING ON SITE. CLEAR AND GRUB STUMPS AND UNDER BRUSH. CONTACT DNC WITH ANY QUESTIONS.

10 0 5 10 20 30 40 50 (IN METERS)

SMH 3 1050ø

200mmø PVC SANITARY

REDUCE TO 100mmø CONNECTION

CLEAN OUT

100mmø @ MIN. 2%

PROPOSED 11 LOT SUBDIVISION

DMH 3 1350ø

200mmø STUB

300mmø STUB

REMOVE EXISTING HEADWALL

DMH 4 1350ø

EXISTING 750mmø CONCRETE STORM

600mmø CONCRETE

POST SIGN CLOSING AREA TO PUBLIC ACCESS

PAVED WALKWAY

EX. 200mm PVC STORM / SANITARY

LEANING TREE REMOVE

PLAN 3044 D

TREES IN THIS ARE TO BE RETAINED. REMOVE UNDER BRUSH AND TREES UNDER 100mmø, EXCEPT FOR GARY OAKS AS PER FLAGGING ON SITE. CONTACT DNC WITH ANY QUESTIONS.

GENERAL NOTES

- SITE MEETING REQUIRED PRIOR TO COMMENCEMENT OF CONSTRUCTION WITH MUNICIPALITY OF NORTH COWICHAN AND CONTRACTOR.
- ALL CONSTRUCTION AND MATERIALS TO BE IN ACCORDANCE WITH DISTRICT OF NORTH COWICHAN STANDARD (DNC) SPECIFICATIONS AND DRAWINGS UNLESS OTHERWISE NOTED.
- PERMIT TO CONSTRUCT WORKS ON A MUNICIPAL RIGHT OF WAY TO BE OBTAINED FROM THE ENGINEERING DEPARTMENT 48 HOURS PRIOR TO THE START OF ANY UNDERGROUND CONSTRUCTION.
- EXPOSE ALL EXISTING SERVICES AT CONNECTION AND CROSSING POINTS 48 HOURS PRIOR TO STARTING CONSTRUCTION ON ANY SUCH SERVICES. ENSURE CONSULTANT CONFIRMED THE HORIZONTAL AND VERTICAL LOCATION.
- PIPE BEDDING AND BACKFILLING TO BE PER DISTRICT OF NORTH COWICHAN ENGINEERING STANDARDS–SECTION 3, TRENCHING, BACKFILLING AND RESTORATION.
- AFTER CONSTRUCTION, RESTORE WORK AREAS AND ALL EXISTING FEATURES TO THEIR ORIGINAL CONDITION OR BETTER.
- COMPACT TRENCH BACKFILL, ROAD BASE AND DRIVEWAY BASE TO 100% STANDARD PROCTOR DENSITY FOR THE TOP 400mm AND 95% STANDARD PROCTOR BELOW.
- ALL CONSTRUCTION TO BE UNDERTAKEN USING BEST MANAGEMENT PRACTICES FOR STORMWATER TREATMENT. CONTRACTOR IS RESPONSIBLE TO PREPARE, SUBMIT AND FOLLOW AN APPROVED TEMPORARY ERROSION AND SETIMENT CONTROL PLAN AND STORMWATER POLLUTION PREVENTION PLAN WHICH WILL PREVENT CONTAMINATED WATER FROM ENTERING THE AQUATIC ENVIRONMENT. METHODS MAY INCLUDE, BUT NOT BE LIMITED TO, THE USE OF SILT FENCES, STRAW OR MULCH, HAY BALES AND/OR SETTLING PONDS. ABATEMENT PLAN TO BE SUBMITTED TO ENGINEER FOR APPROVAL PRIOR TO SITE DISTURBANCE.
- CONTRACTOR TO ENSURE THAT ALL ROADS ARE KEPT CLEAN OF CONSTRUCTION DEBRIS ON A REGULAR BASIS.

UTILITIES

- ALL WATERWORKS CONSTRUCTION AND MATERIALS TO BE IN ACCORDANCE WITH THE DNC STANDARD SPECIFICATIONS AND DRAWINGS FOR DISTRIBUTION MAINS UNLESS OTHERWISE NOTED.
- A MINIMUM OFFSET OF 1.0m HORIZONTAL CENTER TO CENTER, AND 150mm CLEAR VERTICAL SEPARATION TO BE MAINTAINED BETWEEN WATER SERVICE CONNECTIONS AND ALL GAS MAINS AND ELECTRICAL AND TELEPHONE CONDUITS EXCEPT WHERE NOTED AND APPROVED BY DNC.
- INSTALL 19mm SERVICE CONNECTIONS COMPLETE WITH DOUBLE STRAP.
- DNC TO FLUSH AND DISINFECT WATERMAINS IN ACCORDANCE WITH A.W.W.A. STANDARDS.
- CONTRACTOR TO PROVIDE THE ENGINEER AND THE DNC 24 HOURS NOTICE PRIOR TO PROCEEDING WITH ANY WORK ON OR AROUND EXISTING WATERMAINS.
- DISTRICT OF NORTH COWICHAN TO CONNECT TO EXISTING WATERMAINS.
- ALL PVC PIPES SHALL BE SDR 35 FOR SEWER & STORM MAINS UNLESS OTHERWISE NOTED
- ALL MANHOLES ARE TO BE 1050mmø UNLESS NOTED OTHERWISE. REFER TO MNC STD. DWGS. S2, S2A, D2, AND D2A.
- FOR HYDRO, TELUS, SHAW AND TERASEN GAS WORKS REFER TO DWGS SUPPLIED BY UTILITY COMPANY. INFORMATION ON UTILITIES SHOWN ON CIVIL DWGS ARE NOT TO BE USED FOR CONSTRUCTION. REPORT CONFLICTS TO PROJECT ENGINEER. OBTAIN PERMITS FOR UTILITIES AS APPLICABLE PRIOR TO STARTING CONSTRUCTION.

ROAD

- ASPHALT REMOVAL TO BE SAWCUT. REFER TO DNC DWG. T1
- CONSTRUCTION OF ALL ROADWAYS TO BE IN ACCORDANCE WITH THE DISTRICT OF NORTH COWICHAN STANDARD SPECIFICATIONS.
- ALL NEW PAVING TO BE BLENDED TO EXISTING. ASPHALT REMOVED AND REPLACED TO ENSURE CROSSFALL BETWEEN 1% AND 3% TO MAINTAIN POSITIVE DRAINAGE TO GUTTER.

The Corporation of the District of North Cowichan

LEGEND: ALL EXISTING WORKS SHOWN THIN / ALL PROPOSED WORKS SHOWN BOLD

WATER MAIN; SANITARY MAIN; STORM DRAIN MAIN; GAS MAIN; HYDRO/TEL/CABLE; FENCE

WATER VALVE; HYDRANT ASSEMBLY; PERMANENT END OF LINE; TEMPORARY END OF LINE; SURVEY MONUMENT; CONTROL POINT

MANHOLE; CLEANOUT; CULVERT; DITCH/SWALE; CATCHBASIN

UTILITY POLE; HYDRO POLE; TELEPHONE POLE; ANCHOR POLE; ANCHOR; POLE-MOUNT LUMINAIRE; STREETLIGHT ON PEDESTAL

ENGINEER'S SEAL

No.	DESCRIPTION	DATE	SIGN
A	FOR TENDER	23/04/09	LDG

REVISIONS

DESIGN: LDG
DRAWN: LDG
CHECKED:
DATE: DEC/08
B.M.: GEODETIC
ELEV.: MNC MON
SCALE: Horz. 1:250 Vert. AS REQ'D

PROJECT: GILANA PLACE

TITLE: STORM/SANITARY & GRADING PLAN

CONSULTANTS No.

SHEET No. 1 OF 3

GRID No. C-04 | REV. No.

N.C. No. 1700