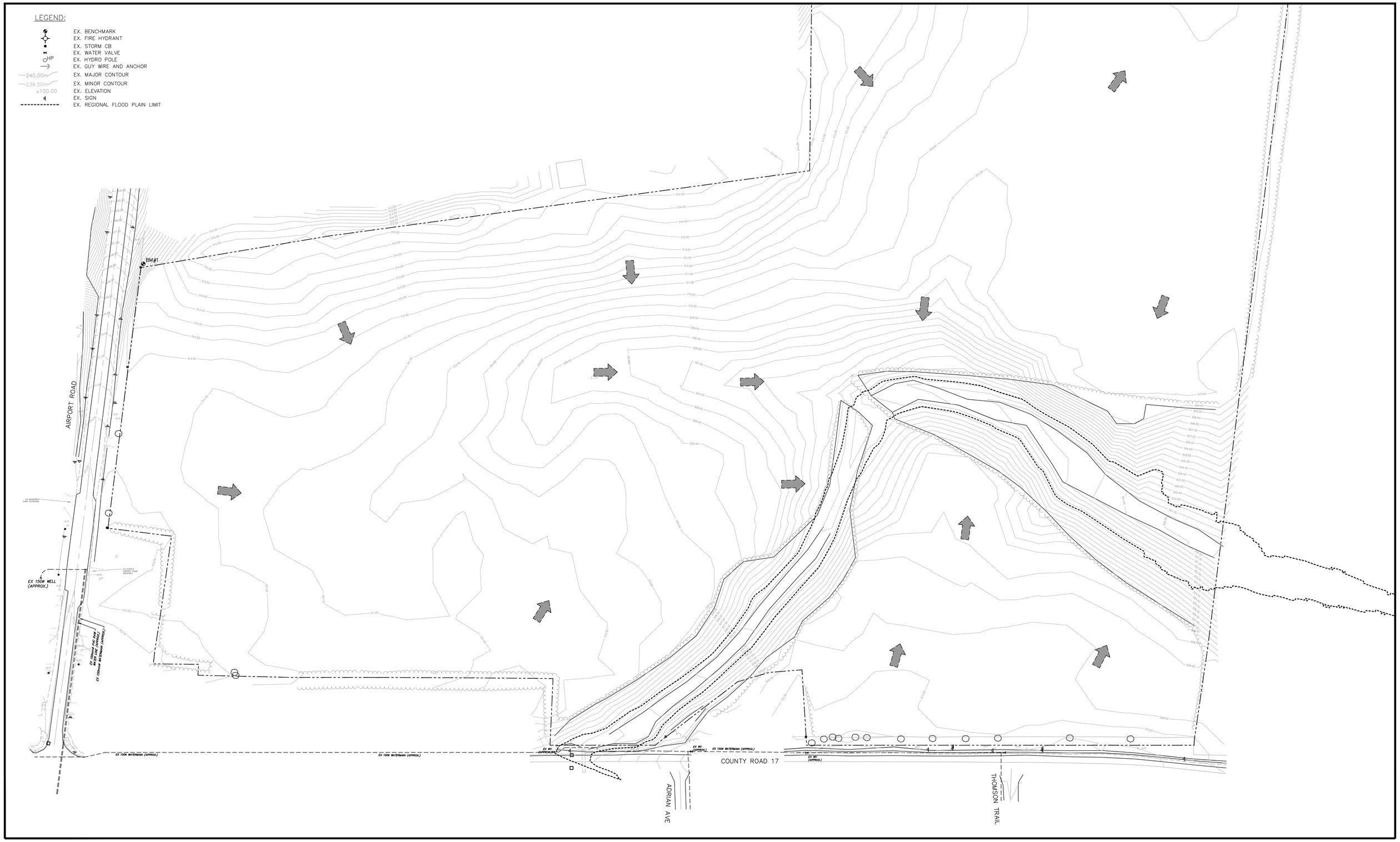

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BENCHMARK
BM#1
TOP OF IRON BAR AT NORTH WEST CORNER OF THE SITE
ELEV. 310.14

SEAL

DRAWN BY:	CHECKED BY:
C.A.	J.V.
DESIGNED BY:	
D.H.	
SCALE:	DATE:
1:1000	OCT. 2021

NO.	YY.MM.DD	REVISION	BY

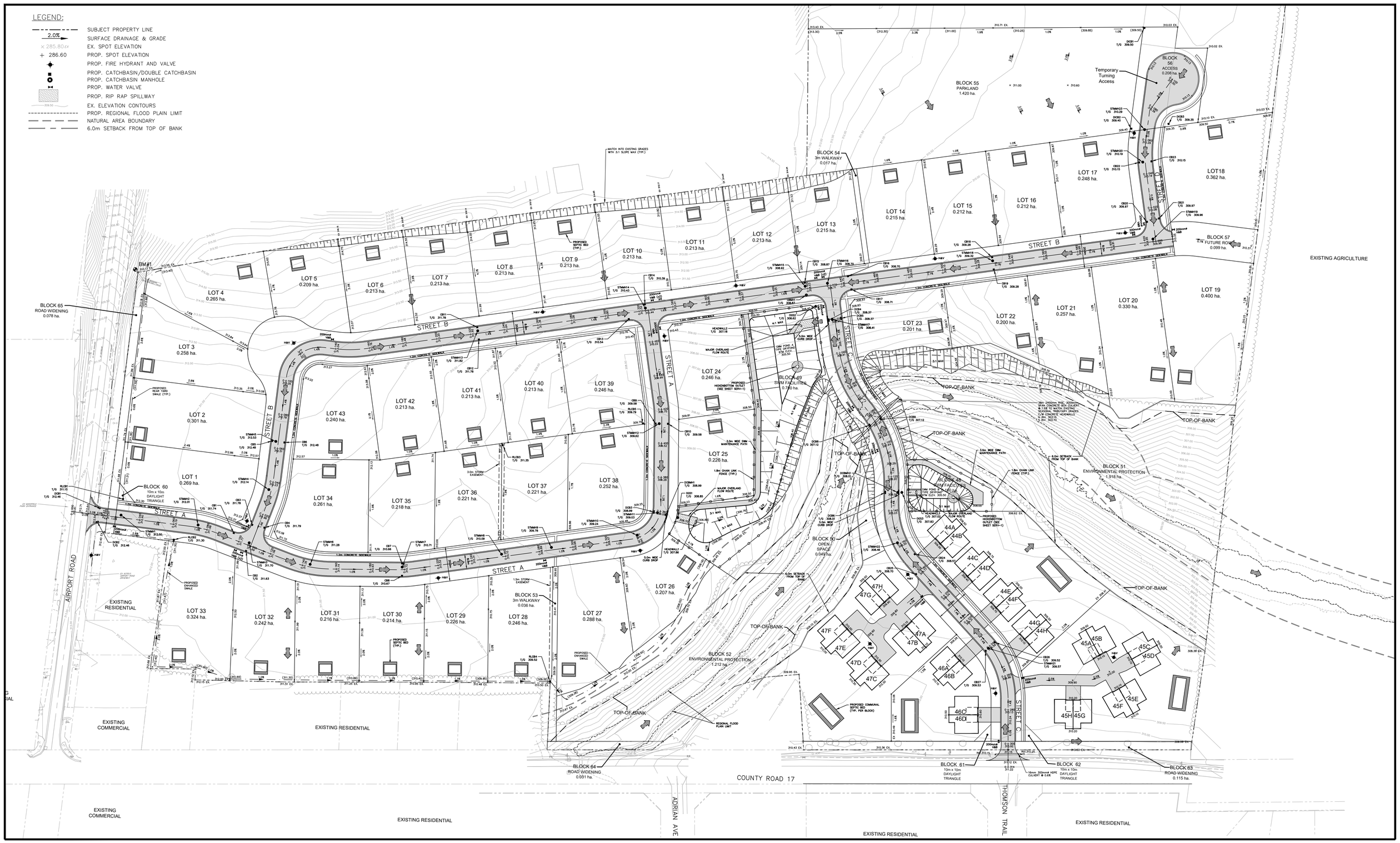
NORTH ARROW

PROJECT:
MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:
EXISTING CONDITIONS PLAN

PROJECT No. :
20-11584B

DRAWING No.
EX-1



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DRAWN BY:	CHECKED BY:
C.A.	J.V.
DESIGNED BY:	
D.H.	
SCALE:	DATE:
1:1000	JAN 2024

NO.	YY.MM.DD	REVISION	BY

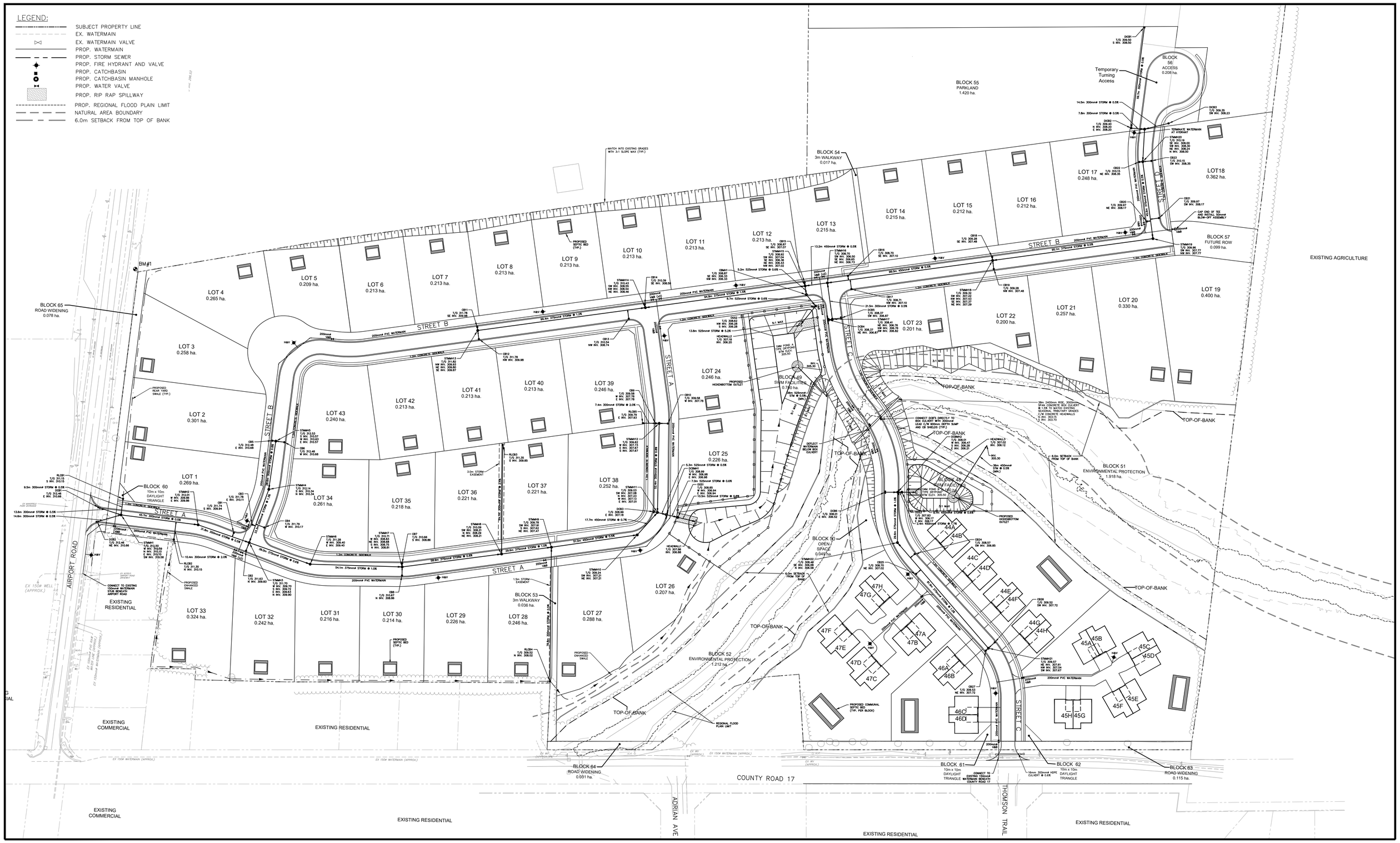
NORTH ARROW

PROJECT:
MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:
CONCEPTUAL GRADING PLAN

PROJECT No. :
20-11584B

DRAWING No.
GP-1



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C.A.	J.V.
DESIGNED BY:	
D.H.	
SCALE:	DATE:
1:1000	JAN 2024

NO.	YY.MM.DD	REVISION	BY

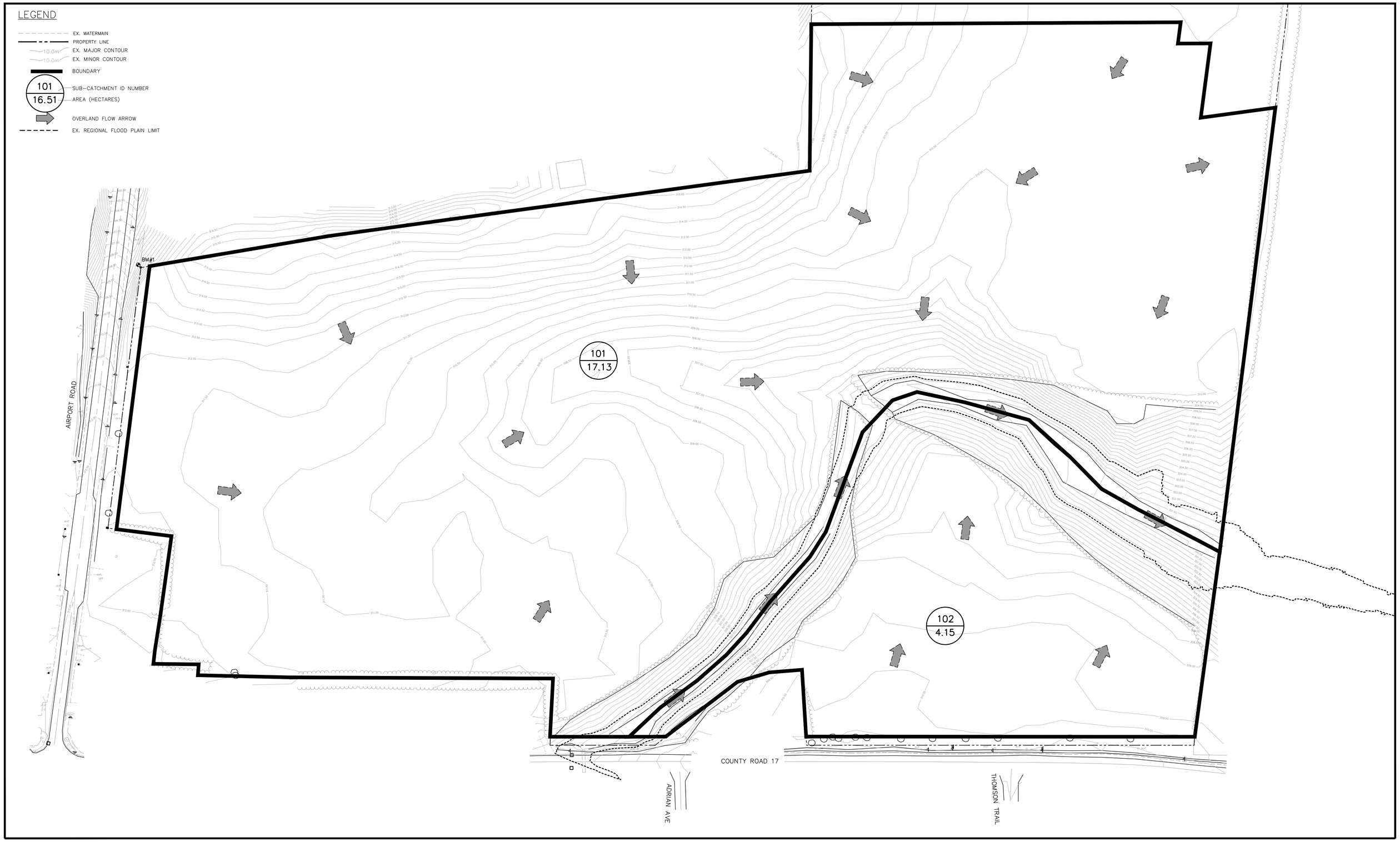
NORTH ARROW

PROJECT:
MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:
CONCEPTUAL SERVICING PLAN

PROJECT No. :
20-11584B

DRAWING No.
SERV-1



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SEAL

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C.A.	J.V.
DESIGNED BY:	
D.H.	
SCALE:	DATE:
1:1000	JAN 2024

NO.	YY.MM.DD	REVISION	BY

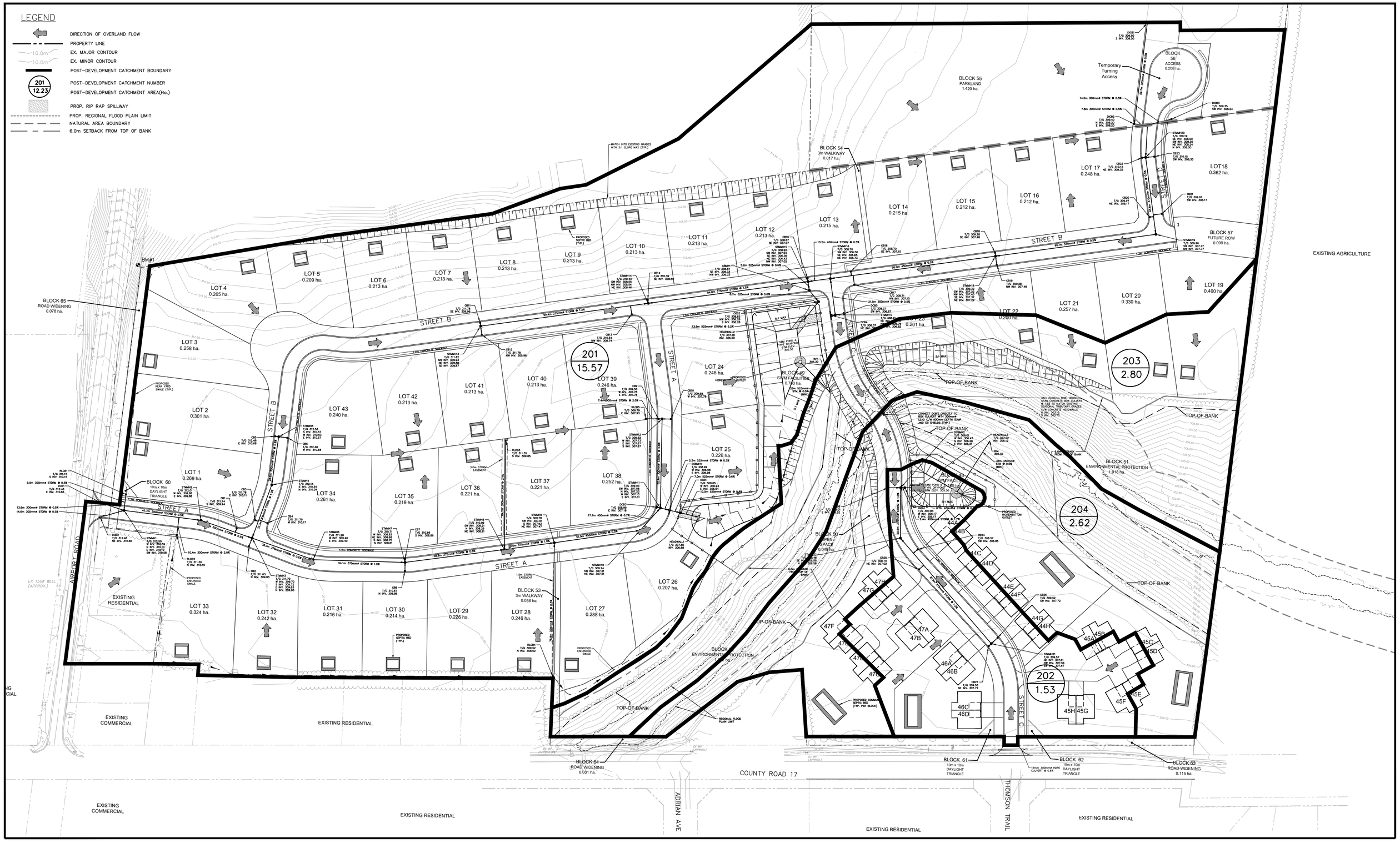
NORTH ARROW

PROJECT:
MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:
PRE-DEVELOPMENT CATCHMENT PLAN

PROJECT No. :
20-11584B

DRAWING No.
PRE-1



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SEAL

DRAWN BY:	CHECKED BY:
C.A.	J.V.
DESIGNED BY:	
D.H.	
SCALE:	DATE:
1:1000	JAN 2024

NO.	YY.MM.DD	REVISION	BY

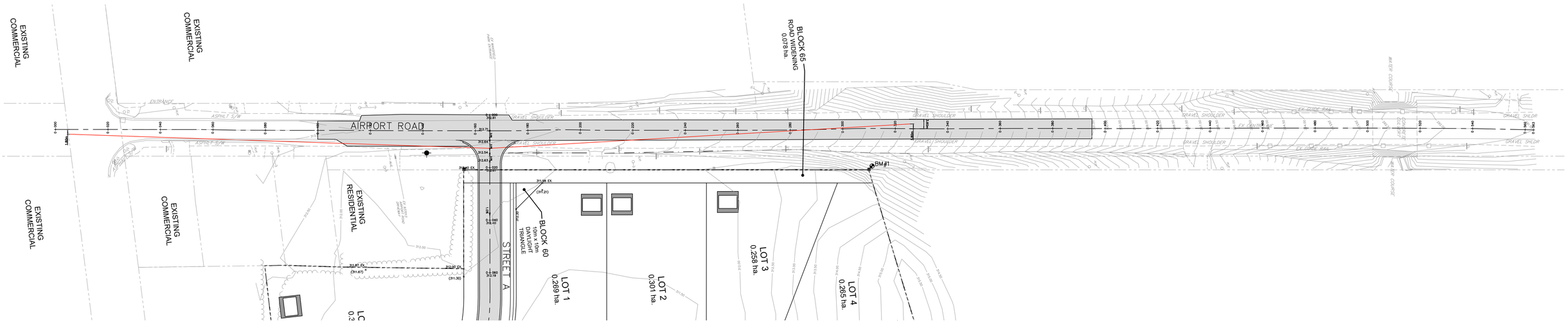
NORTH ARROW

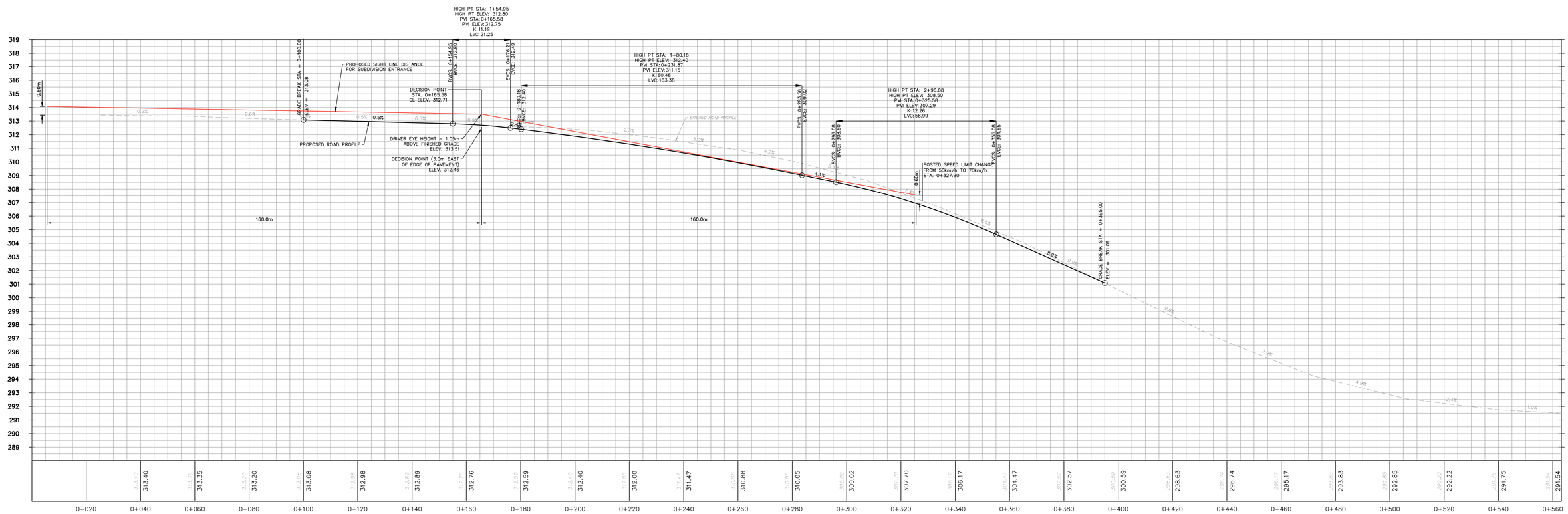
PROJECT:
MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:
POST-DEVELOPMENT CATCHMENT PLAN

PROJECT No. :
20-11584B

DRAWING No.
POST-1





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BENCHMARK

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ELEV. 310.14

SEAL

DRAWN BY:	CHECKED BY:
C.A.	J.V.
DESIGNED BY:	
J.V./C.A.	
SCALE:	DATE:
HOR. 1:750 VERT. 1:150	JAN 2024

NO.	YY.MM.DD	REVISION	BY

NORTH ARROW

PROJECT:

MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:

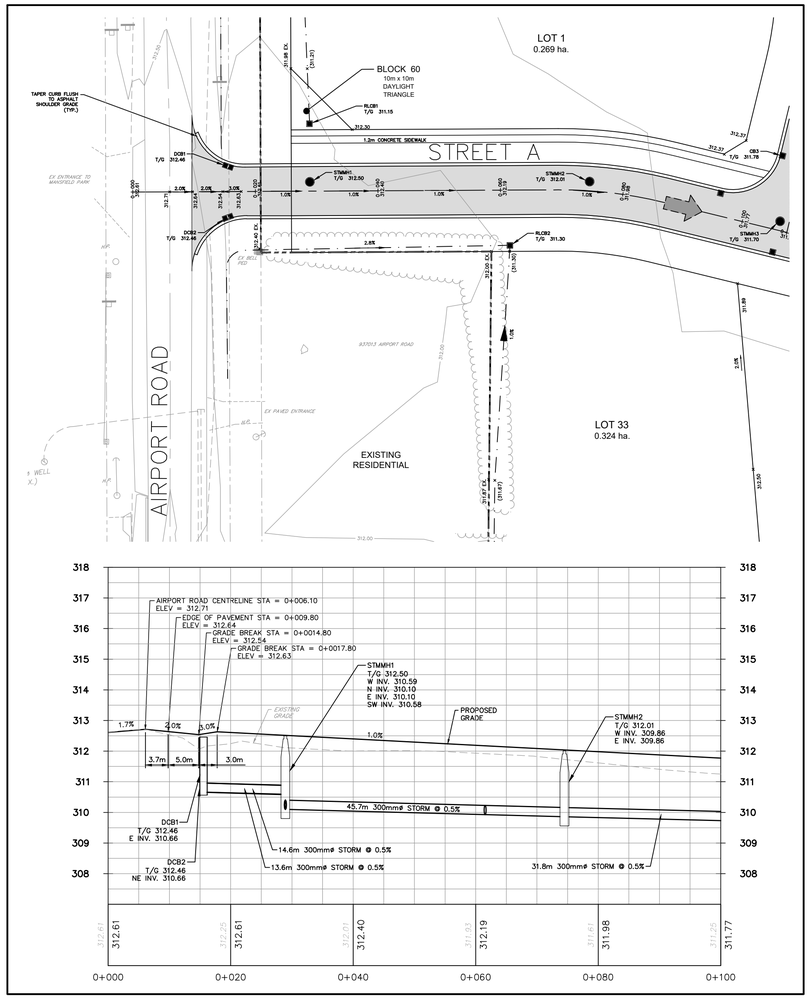
AIRPORT ROAD SIGHT LINE PROFILE
0.25m BELOW CENTRELINE ELEVATION

PROJECT No. :
20-11584B

DRAWING No.
PP-2

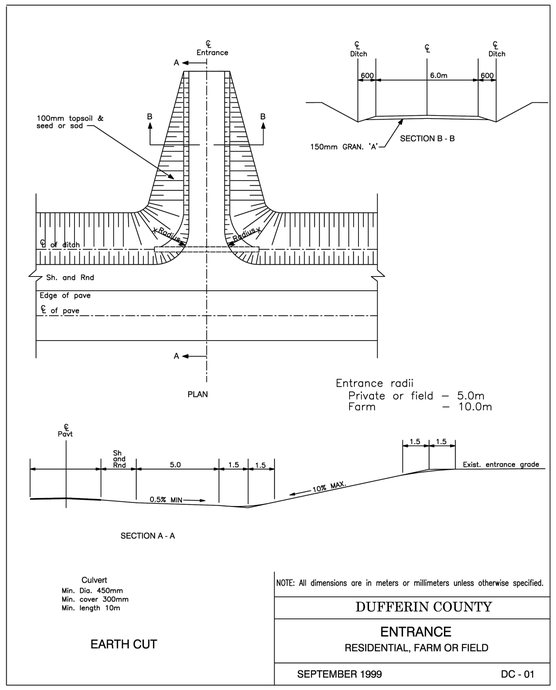
GENERAL NOTES

1. All standards in accordance with current Ontario Provincial Standard Drawings (OPSD) and Ontario Provincial
2. Standard Specifications (OPSS) unless otherwise noted.
3. All dimensions are in metres. Pipe sizes in millimetres unless otherwise noted.
4. Notify Bell Canada, ICG, Water and Sewer, Hydro and Cable Departments (where applicable) 72 hours prior to commencement for locates.
5. All construction to be completed to the satisfaction of the Engineer.
6. All services and utilities to be supported as per OPSD–1007.01
7. All trenching to be in accordance with the Occupational Health and Safety Act.
8. All traffic control and signage to be in accordance with M.T.O. requirements.
9. Township of Mulmur and Engineer to be notified at least 72 hours prior to construction.
10. Wherever pipes are passing through uncompacted fill areas, the bedding trench shall be excavated to the undisturbed ground level and backfilled with Granular 'A' compacted to 95% standard proctor density or as otherwise shown on the drawings.
11. The location of underground and above ground utilities and structures shown on drawings is approximate only and may not be complete. The exact location of all utilities and structures shall be determined by consulting the municipal authorities and utilities companies concerned. The contractor shall prove the exact location of all utilities and structures before construction and shall be responsible for adequately protecting them against damage, assuming all liabilities for damage of such.
12. The Contractor must check and verify dimensions, obtain all utility locates, and obtain all required permits and licenses and verify existing service elevations before proceeding with any work.
13. Latest approved drawings to be used for construction and all discrepancies reported to the engineer.
14. Drawings are not to be scaled.
15. Pipe length as labeled is measured horizontally along pipe centre line and may differ from baseline chainage where baseline is not parallel to pipe.
16. Utilize erosion and siltation controls as necessary during construction.
17. Ensure accessibility to existing residential driveways at all times.
18. Ensure adequate protection to all culverts.



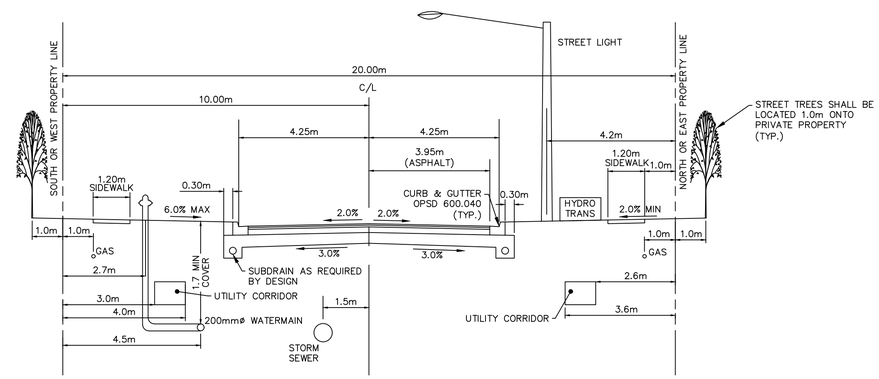
STREET A ENTRANCE DETAIL

HOR. 1:500
VER. 1:100



NOTES:
1. GRANULAR ROAD BASE TO BE COMPACTED TO 100% S.P.D.
2. LIGHTING FIXTURES TO BE L.E.D. (TYPE TO BE APPROVED BY TOWNSHIP ENGINEER)
3. THICKNESS OF ASPHALT AND GRANULAR BASE AS PER GEOTECHNICAL RECOMMENDATIONS
4. BOULEVARDS TO RECEIVE 150mm DEPTH TOPSOIL AND SOD.
5. SIDEWALK TO BE INSTALLED ON ONE SIDE OF THE STREET ONLY.

MINIMUM ROAD BASE REQUIREMENTS
- 40mm HL–3 SURFACE COURSE
- 50mm HL–8 BASE COURSE
- 150mm GRANULAR 'A'
- 300mm GRANULAR 'B'



TYPICAL ROAD CROSS SECTION
20.0m ROAD ALLOWANCE – URBAN SECTION

HOR. 1:500

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SEAL

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DESIGNED BY: D.H.	
SCALE:	DATE: JAN 2024

NO.	YY.MM.DD	REVISION	BY

NORTH ARROW

PROJECT:
MANSFIELD SUBDIVISION
TOWNSHIP OF MULMUR

DRAWING:
AIRPORT ROAD DETAILS PLAN

PROJECT No. : 20-11584B

DRAWING No. DET-1