# LANDSCAPE SPECIFICATIONS

1. QUALIFICATION OF BIDDERS
.1 THE CONTRACTOR SHALL BE A MEMBER IN GOOD STANDING OF A MEMBER ORGANIZATION OF THE CANADIAN NURSERY TRADES ASSOCIATION.
.2 THE CONTRACTOR'S SITE SUPERVISOR SHALL BE A CERTIFIED LANDSCAPE TECHNICIAN.

2. GENERAL
.1 SITE LAYOUT HAS BEEN TAKEN FROM TOPOGRAPHIC PLAN RECEIVED FROM WNL SURVEYING NOVEMBER 2, 2021.
.2 THIS PLAN IS TO BE READ IN CONJUNCTION WITH ARCHITECTURAL AND CIVIL DRAWINGS. REFER TO CIVIL DRAWINGS FOR ALL PAVEMENTS, GRADING AND LAYOUT INFORMATION AND ACCURATE PROPERTY BOUNDARY DEFINITIONS.
.3 IT IS THE CONTRACTOR'S RESPONSIBILITY TO READ ALL DRAWINGS, SPECIFICATIONS AND NOTES RELATED TO THIS PROJECT AND CONFIRM ALL TERMS AND CONDITIONS RELATED TO THIS CONTRACT AND TO QUESTION ANY UNCERTAINTIES PRIOR TO SUBMISSION OF QUOTATION.
.4 THE CONTRACTOR SHALL VISIT THE SITE TO CONFIRM CONDITIONS. THE CONTRACTOR SHALL CONTACT THE CONSULTANT WITH QUESTIONS CONCERNING ANY UNCERTAINTY IN THE TERMS OF THE CONTRACT PRIOR TO SUBMISSION OF QUOTATION.
.5 ALL LOCATIONS ARE APPROXIMATE. ACTUAL LOCATIONS SHALL BE STAKED ON SITE BY CONTRACTOR AND APPROVED BY CONSULTANT PRIOR TO COMMENCEMENT OF LANDSCAPING.
.6 ALL WORK TO BE CONDUCTED IN STRICT ACCORDANCE WITH ALL APPLICABLE BUILDING CODES AND REGULATIONS AND BYLAWS.
.7 THE CONTRACTOR SHALL NOT DISTURB EXISTING STRUCTURES. PLANT MATERIAL, LAWNS AND PAVEMENT. THE CONTRACTOR SHALL REINSTATE ANY DISTURBANCE TO THE APPROVAL OF THE CONSULTANT AT OWN COST.
.8 THE CONTRACTOR SHALL CONFIRM THE LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION . DO NOT DISTURB UNDERGROUND UTILITIES. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO UNDERGROUND UTILITIES AT OWN EXPENSE.
.9 THE CONTRACTOR SHALL EMPLOY ANY MEASURES NECESSARY TO PREVENT SOIL FROM ENTERING THE STORM DRAINAGE SYSTEM. SCHEDULE WORK TO AVOID EXPOSURE OF SOIL TO RAINFALL.
.10 ALL WORK SHALL BE GUARANTEED AND MAINTAINED FOR A PERIOD OF ONE YEAR FOLLOWING COMPLETION OF PROJECT AND ACCEPTANCE BY CONSULTANT.

3. SOILS FOR LANDSCAPING
.1 TOPSOIL SHALL BE FRIABLE SANDY LOAM WITH A SUITABLE CONTENT OF MINERAL PARTICULATE, MICRO ORGANISMS, ORGANIC MATTER AND SOIL NUTRIENTS (NITROGEN. PHOSPHORUS. POTASSIUM), FREE OF DEBRIS AND STONES OVER 1 INCH IN DIAMETER. SAND CONTENT SHALL BE 40–70%, ORGANIC CONTENT SHALL BE 20%, THE CLAY CONTENT SHALL BE 20% MAX. A SAMPLE OF THE TOPSOIL SHALL BE SUBMITTED TO THE PROVINCIAL DEPARTMENT OF AGRICULTURE FOR ANALYSIS. THE CONTRACTOR SHALL SUPPLEMENT THE TOPSOIL IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE SOIL ANALYSIS. THE CONTRACTOR SHALL SUBMIT A COPY OF THE SOILS ANALYSIS REPORT TO THE CONSULTANT AND PROVIDE A SAMPLE OF THE TOPSOIL FOR APPROVAL PRIOR TO DELIVERY TO THE SITE.
.2 PLANTING SOIL TO BE A MIXTURE OF 60% TOPSOIL AND 40% ORGANIC MATTER (COMPOST OR WELL AGED MANURE, FREE OF WEED SEED).

4. PLANTING
.1 ALL PLANTING SHALL CONFORM TO THE CANADIAN NURSERY TRADES ASSOCIATION METRIC GUIDE SPECIFICATIONS AND STANDARDS FOR NURSERY STOCK, LATEST EDITION. ALL PLANT MATERIAL SHALL BE TOP QUALITY AND APPROVED BY THE CONSULTANT PRIOR TO PLANTING. POOR QUALITY PLANT MATERIAL WILL BE REJECTED. UNDERSIZED PLANT MATERIAL OR SUBSTITUTIONS WILL NOT BE ACCEPTED UNLESS APPROVED BY THE CONSULTANT.
.2 ENSURE ALL PLANTS ARE DELIVERED TO THE SITE IN GOOD CONDITION. DELIVER PLANTS TO THE SITE ON THE DAY THEY ARE TO BE PLANTED. DO NOT STORE PLANTS ON SITE.
.3 PLANTING TO BE IN ACCORDANCE WITH PLANTING DETAILS ON THIS DRAWING.
.4 WATER PLANTS IMMEDIATELY AFTER PLANTING AND WATER THOROUGHLY ONCE EVERY THREE DAYS FOR A PERIOD OF ONE MONTH AFTER PLANTING. CONTINUE TO WATER ONCE A WEEK FOR 3 MONTHS TO MAINTAIN OPTIMAL GROWING CONDITIONS DURING THE MAINTENANCE PERIOD.
.5 PLANTING AREAS SHALL BE MAINTAINED FOR A PERIOD OF ONE YEAR FOLLOWING DATE OF ACCEPTANCE, TO INCLUDE:
.1 WATER WHENEVER NECESSARY TO MAINTAIN OPTIMUM SOIL MOISTURE CONDITIONS FOR THE GROWTH AND HEALTH OF THE PLANT MATERIAL, WITHOUT CAUSING EROSION.
.2 REMOVE WEEDS MONTHLY.
.3 REPLACE OR RESPREAD ANY DAMAGED, MISSING OR DISTURBED MULCH.
.4 APPLY PESTICIDES AS REQUIRED TO CONTROL INSECTS, FUNGUS AND DISEASE. OBTAIN PRODUCT APPROVAL FROM CONSULTANT BEFORE APPLICATION.
.5 REMOVE DEAD AND BROKEN BRANCHES FROM PLANT MATERIAL.
.6 KEEP TREE SUPPORTS IN PROPER REPAIR AND ADJUSTMENT. REMOVE TREE SUPPORTS AT END OF MAINTENANCE PERIOD.
.7 REMOVE AND REPLACE DEAD PLANTS AND PLANTS NOT IN HEALTHY GROWING CONDITIONS. MAKE REPLACEMENTS AS SPECIFIED FOR ORIGINAL PLANTINGS.

5. SODDING
.1 AREAS TO BE SODDED ARE INDICATED ON THE LANDSCAPE PLAN.
.2 ALL SODDED AREAS SHALL SLOPE TO DRAIN AT A MINIMUM OF 2% SLOPE AND A MAXIMUM OF 1V/3H RISE/RUN UNLESS NOTED OTHERWISE.
.3 ENSURE THAT THE SUBGRADE UNDER THE AREAS TO BE SODDED HAS BEEN GRADED AND COMPACTED AND ACCEPTED BY THE CONSULTANT PRIOR TO COMMENCEMENT OF WORK.
.4 ALL AREAS TO BE SODDED SHALL BE COVERED WITH 6" (AFTER COMPACTION) OF APPROVED AND AMENDED TOPSOIL, UNLESS NOTED OTHERWISE.
.5 SPREAD TOPSOIL AND GRADE TO SMOOTH EVEN SLOPES. ELIMINATE LOW SPOTS AND ENSURE THAT ALL SURFACES DRAIN POSITIVELY.
.6 ROLL TO COMPACT TOPSOIL.
.7 SOD SHALL CONFORM TO THE CANADIAN NURSERY SOD GROWERS SPECIFICATION AND CONSIST OF A MIXTURE OF KENTUCKY BLUEGRASS AND CREEPING FESCUE. ADVISE CONSULTANT OF SOURCE FOR SOD.
.8 LAY SOD IN NEAT EVEN ROWS. BUTT SECTIONS NEATLY TO AVOID OVERLAPS AND GAPS.
.9 ROLL SOD LIGHTLY TO PROVIDE GOOD CONTACT BETWEEN SOD AND SOIL.
.10 WATER IMMEDIATELY AFTER LAYING AND WHENEVER NECESSARY TO MAINTAIN OPTIMUM GROWING CONDITIONS UNTIL SOD IS ACCEPTED BY CONSULTANT.
.11 SOD SHALL BE ACCEPTED BY CONSULTANT AFTER IT HAS ESTABLISHED GOOD ROOT SYSTEM AND AFTER IT HAS BEEN CUT TWICE, PROVIDED THAT IT IS FREE OF WEEDS AND THERE ARE NO VISIBLE PATCHES OF SOIL.
.12 SODDED AREAS SHALL BE MAINTAINED FOR A PERIOD OF ONE YEAR FOLLOWING DATE OF ACCEPTANCE, TO INCLUDE:
.1 WATER WHENEVER NECESSARY TO MAINTAIN OPTIMUM SOIL MOISTURE CONDITIONS TO A DEPTH OF 3".
.2 CUT GRASS TO A HEIGHT OF 50 WHEN IT REACHES A HEIGHT OF 4". REMOVE ALL GRASS CLIPPINGS WHICH WILL INHIBIT GROWTH.
.3 MAINTAIN LAWN AREAS WEED FREE.
.4 IN SEPT. APPLY 1–4–4 RATIO FERTILIZER. IN MAY APPLY 3–0–0 FERTILIZER. APPLY FERTILIZER AT RATES RECOMMENDED BY MANUFACTURER.
.5 REPLACE ANY DEAD OR POOR QUALITY SOD TO APPROVAL OF OWNER.

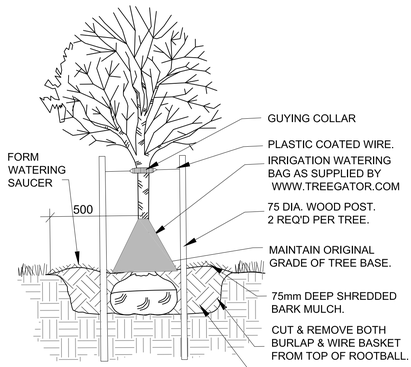
6. MULCH
.1 MULCH SHALL BE SHREDDED BARK AT LEAST TWO YEARS OLD AND FROM THE BARK OF SOFTWOOD TREES.
.2 ALL PLANTING AREAS, AND DISTURBED AREAS NOT DESIGNATED TO BE SODDED TO BE COVERED WITH 75mm OF MULCH.

7. CLEAN UP
.1 THE CONTRACTOR SHALL CONDUCT A THOROUGH CLEAN UP FOLLOWING THE COMPLETION OF THE WORK.
.2 REMOVE ALL LITTER AND UNUSED MATERIALS FROM THE SITE.
.3 ALL PAVED SURFACES USED TO ACCESS THE WORK SHALL BE CLEANED TO THE APPROVAL OF THE CONSULTANT.

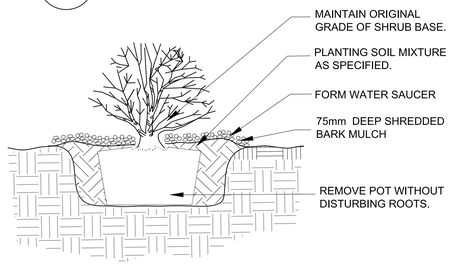
## PLANT LIST

| QTY. | COMMON NAME | BOTANICAL NAME | SIZE/ CONDITION |
|---|---|---|---|
| 12 | EASTERN RED CEDAR | JUNIPERUS VIRGINIANA | 100cm HT POTTED |
| 4 | SERVICEBERRY | AMELANCHIER CANADENSIS | 50mm CAL / WB |
| 2 | RED OAK | QUERCUS RUBRA | 60mm CAL / WB |
| 6 | RED OSIER DOGWOOD | CORNUS SERICEA | 2 GAL POTTED |
| 18 | CAROLINA ROSE | ROSA CAROLINA | 50cm POTTED |
| 10 | SPIREA | SPIRAEA JAPONICA 'ANTHONY WATERER' | 50cm POTTED |

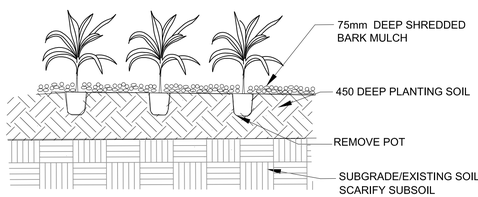
LANDSCAPE NOTES:
1. ALL PLANT MATERIAL SHALL CONFORM TO THE CANADIAN NURSERY TRADES ASSOCIATION METRIC GUIDE SPECIFICATIONS AND STANDARDS
2. ENSURE ALL PLANT MATERIAL IS KEPT WELL WATERED PRIOR TO AND AFTER PLANTING.



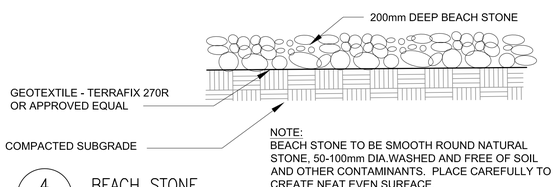

1 L–101 DECIDUOUS TREE PLANTING
N.T.S.



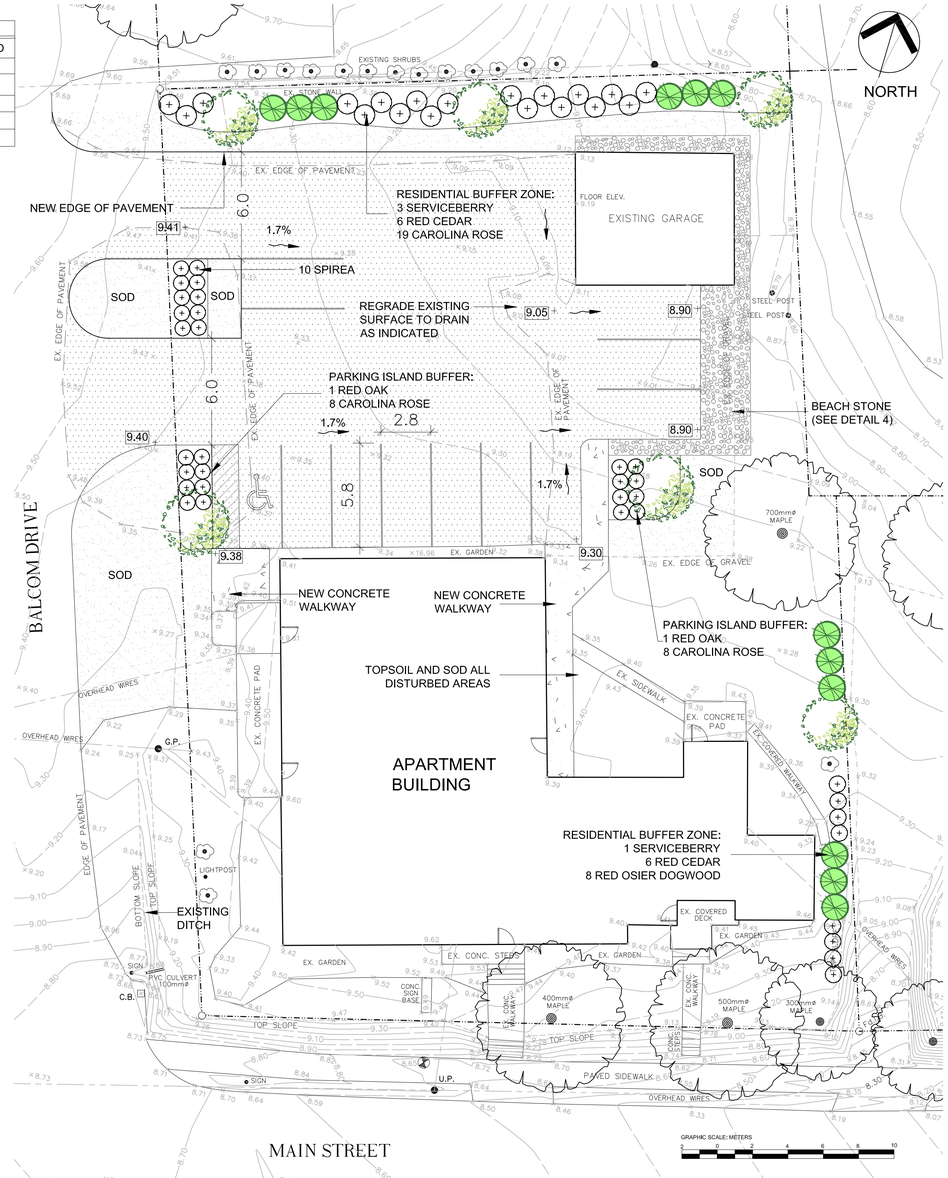

2 L–101 SHRUB PLANTING




3 L–101 ORNAMENTAL GRASS and PERENNIAL PLANTING
N.T.S.




4 L–101 BEACH STONE
N.T.S.




Gordon Ratcliffe
LANDscape ARCHITECTS
2055 Route 329, RR #1
Hubbards, Nova Scotia
Canada. B0J 1T0
TEL (902) 478 - 3683
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gfla@eastlink.ca

## LEGEND

- PROPOSED DECIDUOUS TREE
- PROPOSED CONIFEROUS TREE
- EXISTING TREE TO BE REMAIN
- EXISTING SHRUB
- PROPOSED SHRUBS
- BEACH STONE MULCH
- AREAS TO BE SODDED
- NEW CONCRETE PAVEMENT
- NEW / RESURFACED ASPHALT PAVEMENT
- EXISTING ELEVATIOM (×9.48)
- PROPOSED ELEVATION (+9.48)
- GRADIENT / DIRECTION OF SURFACE DRAINAGE (1.8%)

| No | ISSUE/REVISION | DATE |
|---|---|---|
| 2 | REVISED | FEB. 2/22 |
| 1 | ISSUED FOR PERMIT | DEC. 8/21 |

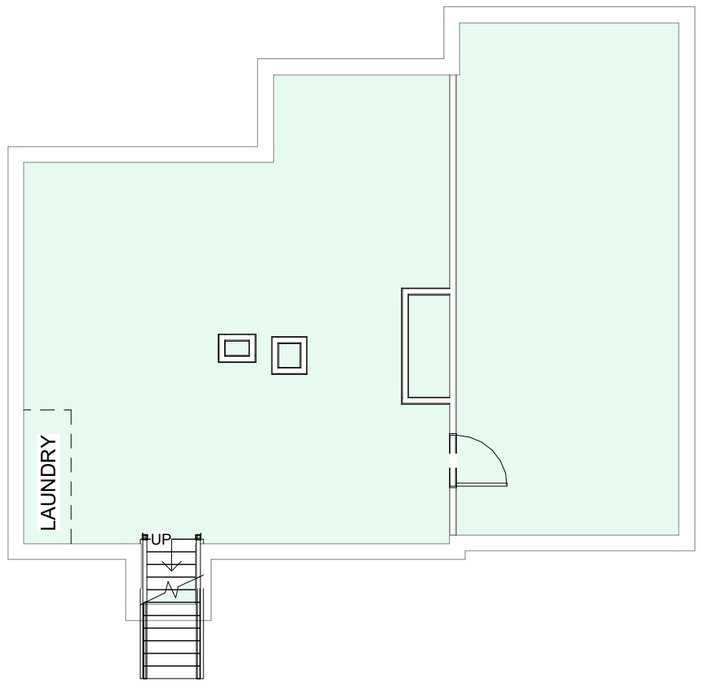
SEAL
GORDON RATCLIFFE

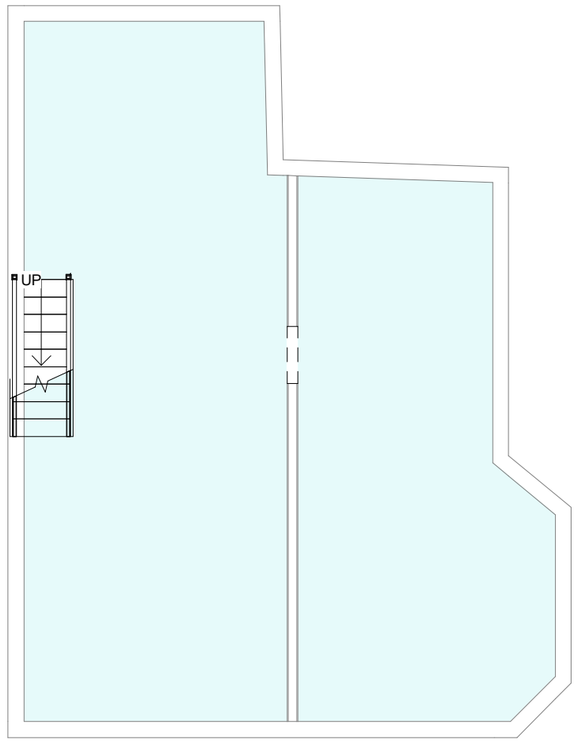
CLIENT

PROJECT
APARTMENT BUILDING
568 MAIN STREET
WOLFVILLE, NOVA SCOTIA

SUBJECT
SITE PLAN:
SITE GRADING
AND LANDSCAPING

DRAWN MDP
PROJECT No
SCALE AS NOTED
DRAWING No L-101
DATE NOV. 4/21




Apartment Legend

Basement 1

Basement 2

**Equilibrium Engineering Inc.**
12 Cornwallis
Street
Kentville, NS
info@eqeng.ca
o: 902.365.3677

| No. | Description | Date |
|---|---|---|
| 01 | REVISION 1 | 08.16 |
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| | | |

1 Balcom Dr, Wolfville

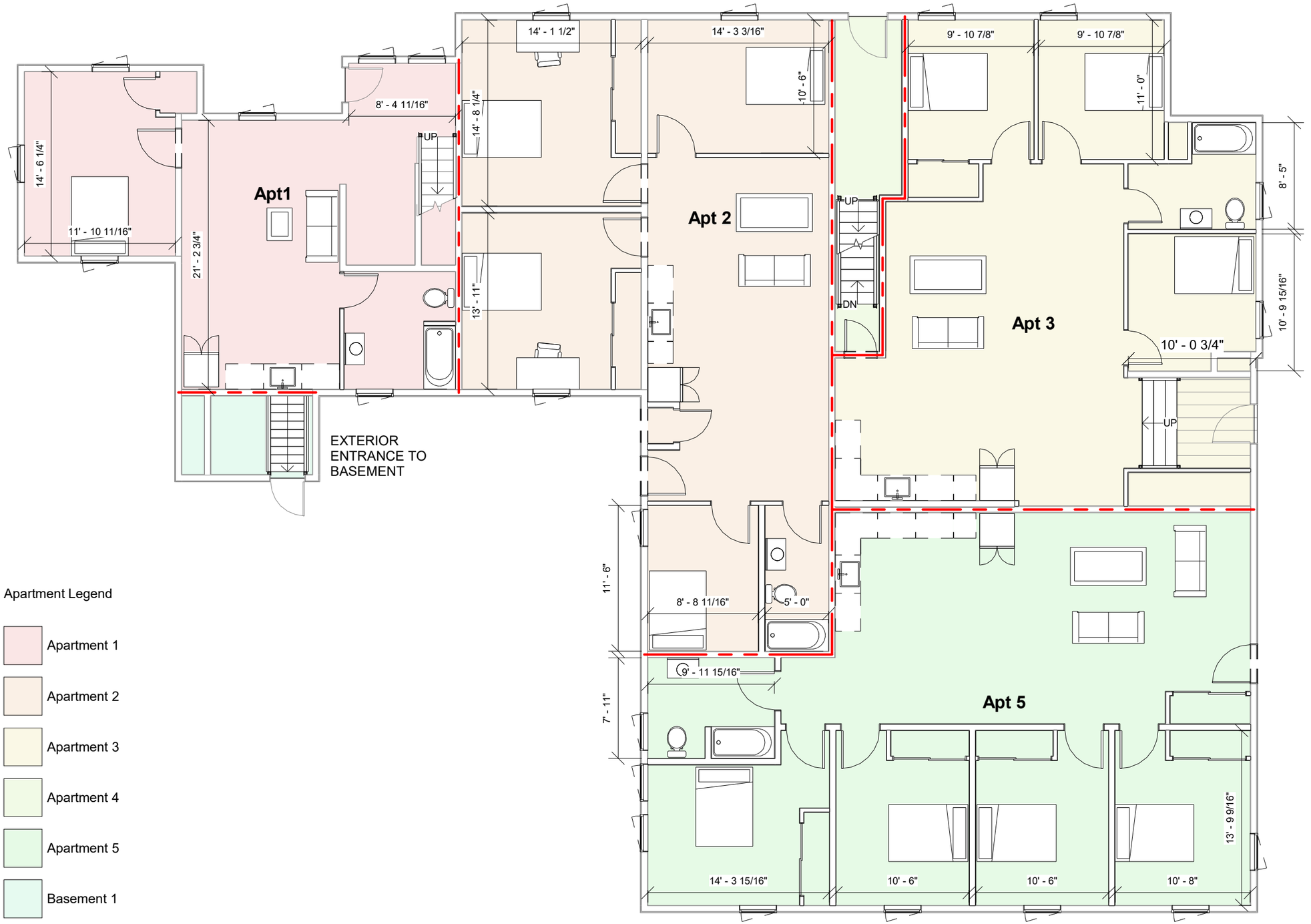
Basement Plan

| | |
|---|---|
| Project | 2021.107 |
| Date | 2021.08.13 |
| Drawn by | KF |
| Check by | JF |

A1

Scale 1/8" = 1'-0"

2021-08-17 11:55:37 AM




Apartment Legend

- Apartment 1
- Apartment 2
- Apartment 3
- Apartment 4
- Apartment 5
- Basement 1


**Equilibrium Engineering Inc.**
12 Cornwallis
Street
Kentville, NS
info@eqeng.ca
o: 902.365.3677


Notes:
1. Apartment 1 as-is stair rail to remain as per inspector comments.
2. Apartment 4 entrance door to remain as existing as per inspector comments.

1HR Fire Seperation

| No. | Description | Date |
|---|---|---|
| 01 | REVISION 1 | 08.16 |
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1 Balcom Dr, Wolfville

Main Floor Plan

| | |
|---|---|
| Project | 2021.107 |
| Date | 2021.08.13 |
| Drawn by | KF |
| Check by | JF |

A2

Scale 1/8" = 1'-0"

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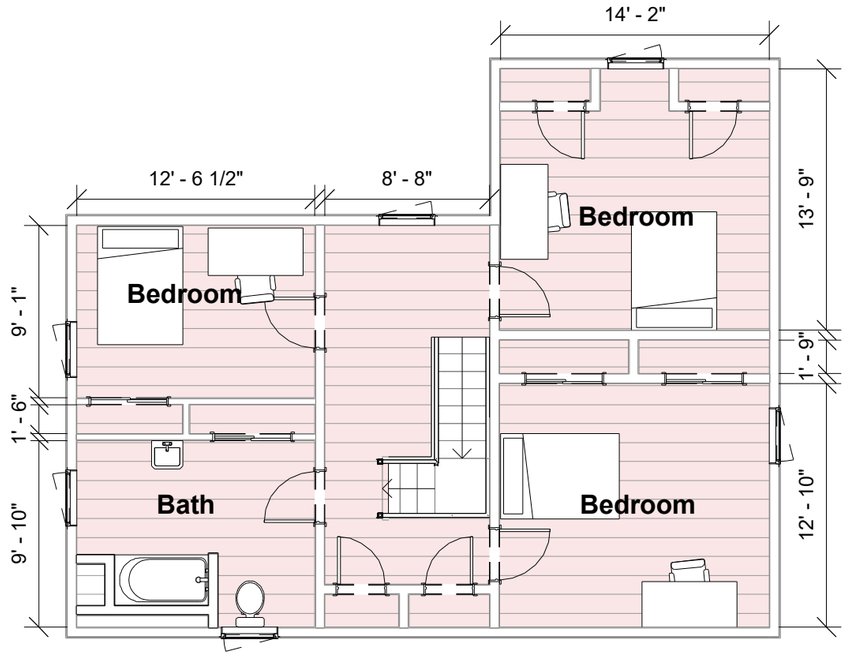


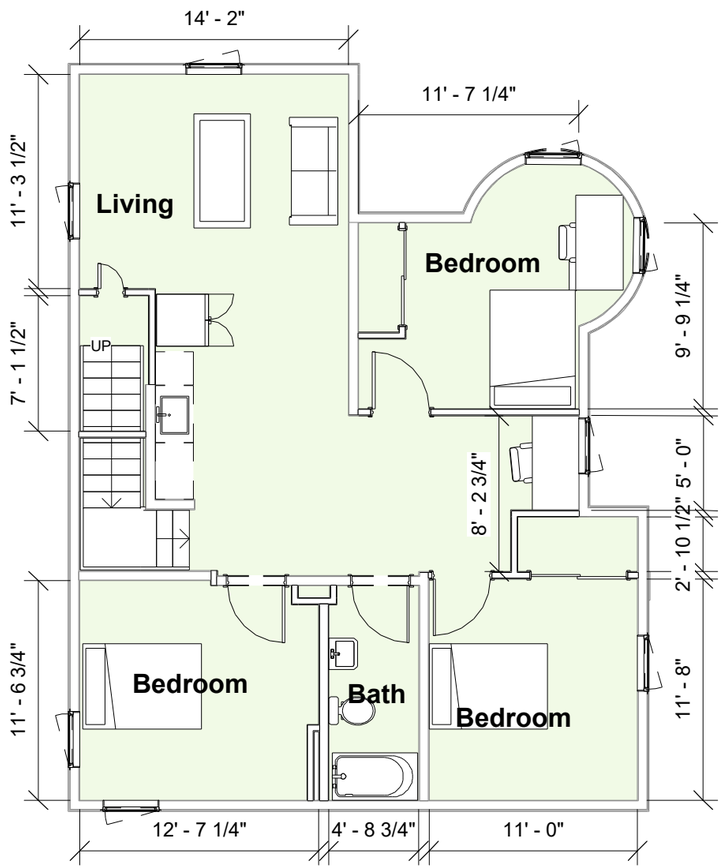


Apartment Legend

Apartment 1

Apartment 4


**Equilibrium Engineering Inc.**
12 Cornwallis
Street
Kentville, NS
info@eqeng.ca
o: 902.365.3677


| No. | Description | Date |
|---|---|---|
| 01 | REVISION 1 | 08.16 |

1 Balcom Dr, Wolfville

Second Floor Plan

| | |
|---|---|
| Project | 2021.107 |
| Date | 2021.08.13 |
| Drawn by | KF |
| Check by | JF |

A4

Scale 1/8" = 1'-0"

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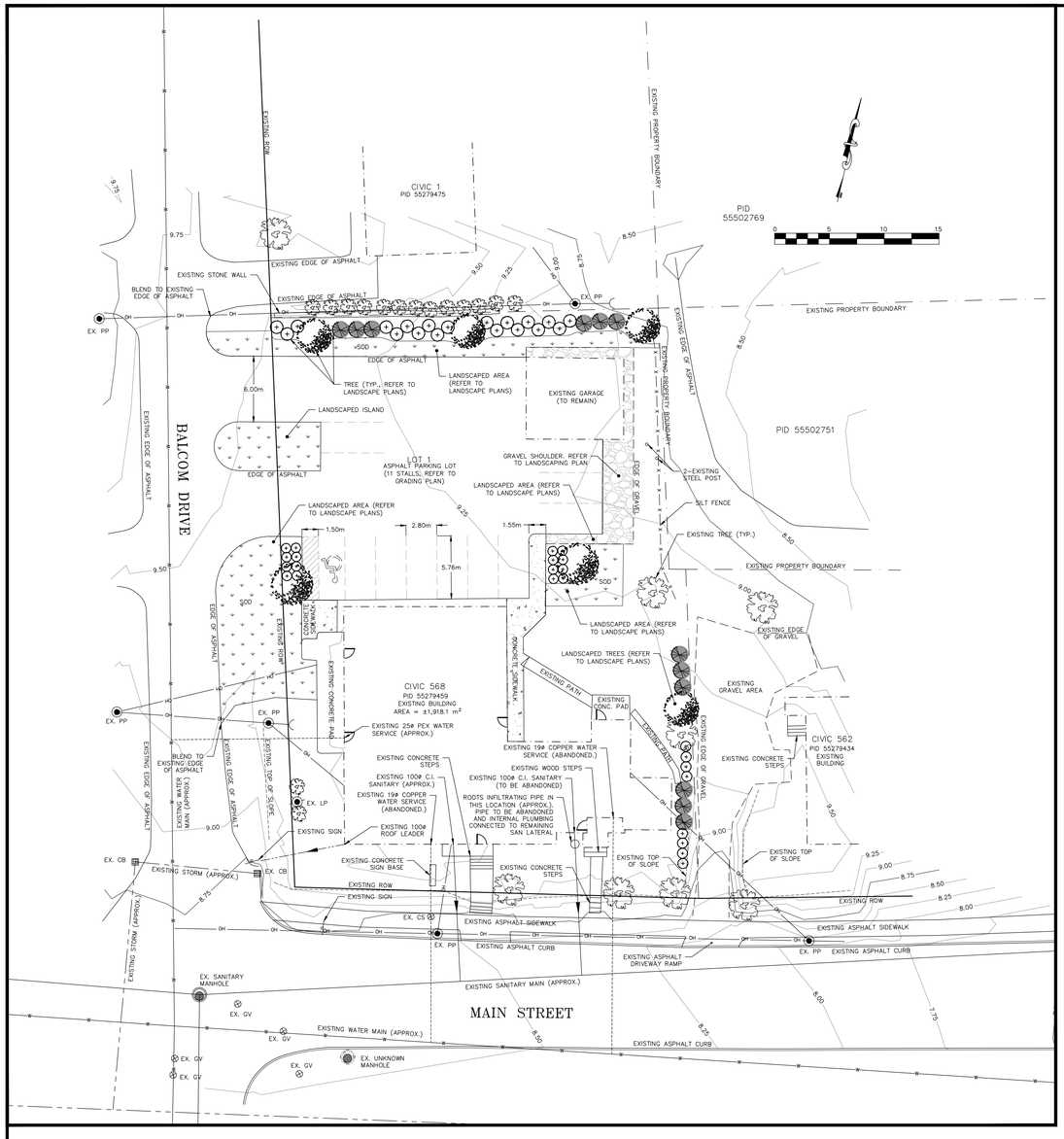



## WATER NOTES

1. Existing water main information provided by Town of Wolfville and is considered approximate.
2. Existing water lateral size, location, and material provided by owner and is considered approximate.
3. 102psi static pressure measured on Sep. 13, 2021 at H-14 as provided by Town of Wolfville.
4. Typical apartment fixture count utilized for 5 proposed apartment units.
5. Anticipated peak flow demand = 27 usgpm.
6. Existing 25ø PEX water lateral suitable for anticipated peak flow demand.

## SEWER NOTES

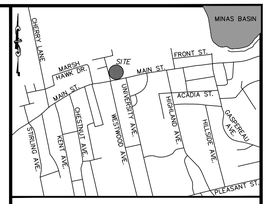
1. Existing storm and sanitary main information provided by Town of Wolfville and is considered approximate.
2. Existing sanitary and storm lateral size, location, and material provided by owner and is considered approximate.
3. Average daily domestic sanitary flow* = 340 L/person/day
4. Minimum sanitary infiltration allowance* = 24,000 L/ha/day
   *Atlantic Canada Wastewater Guidelines Manual (2006)
5. Apartment density = 2.25 person/unit
6. Post-development stormwater flows are conveyed overland and match pre-development conditions and flow patterns. Refer to 21-8304-C02 for stormwater management information.

COMPUTATIONS FOR CAPACITIES OF SANITARY SEWER LATERAL

| | MANHOLE NUMBER | | AREA | | DENSITY | | | | ACTUAL FLOW | | | PIPE CAPACITY | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Location | U/S Manhole | D/S Manhole | Development Area (Ha) | Cumulative Development Area (Ha) | Land Use | Units | Design Population | Cumulative Design Population | Peaking Factor | Dry Weather Peak Flow (L/s) | Infiltration (L/s) | Total Peak Flow Q (L/s) | Pipe Diameter (m) | Slope (%) | Manning's N | Full Capacity (Q full) (L/s) | Q/Q full |
| 589 Main Street | Building | Main | 0.19 | 0.19 | Apartment | 5 | 11 | 11 | 4.4 | 0.24 | 0.05 | 0.30 | 0.100 | 0.50 | 0.01 | 5.28 | 0.056 |

## SAFETY NOTES

1. The engineer will not be responsible for and will not have control or charge of construction means, methods, techniques, sequences, or procedures or for safety precautions, and programs required for the work in accordance with the applicable construction safety legislation, other regulations or general construction practice. The engineer will not be responsible for or have control or charge over the acts or omissions of the construction manager, contractor, subcontractors, agents, employees, or other persons performing any of the work.
2. The contractor shall have complete control of the work and shall effectively direct and supervise the work so as to ensure conformance with the contract documents. Contractor shall be solely responsible for construction means, methods, techniques, sequences, and procedures and for coordinating the various parts of the work under the contract.
3. The contractor shall be responsible for all traffic control and safety measures during construction.
4. The contractor shall be solely responsible for construction safety at the place of work and for compliance with the standard rules, regulations, and practices required by the applicable construction safety legislation.
5. The contractor shall indemnify and hold harmless the engineer and the owner in connection with any infractions or alleged infractions of the contractor with respect to any acts, codes, regulations, etc.
6. The contractor shall be the constructor under the Nova Scotia Occupational Health and Safety Act. Neither the engineer nor the owner are constructors under the Act.
7. The contractor shall exercise extreme caution when working near existing power lines, and comply with all safety regulations with respect to clearance distances. Nova Scotia Power must be contacted if any work on site presents the opportunity to contact transmission wires.




Key Plan NOT TO SCALE

## LEGEND

- SANITARY M.H. & SEWER
- STORM M.H. & SEWER
- HYDRANT
- GATE VALVE & WATERMAIN
- CATCHBASIN
- STREET TREE
- POWER POLE
- POWER POLE WITH LIGHT FIXTURE
- ANCHOR ON LIGHT POLE
- ALIANT PEDESTAL
- ALIANT FLUSH BOX
- N.S.P.I. URD BOX
- CONCRETE CURB & GUTTER
- SIDEWALK
- DRIVEWAY
- PEDESTRIAN RAMP
- PROPOSED ℄ FINISHED GRADE
- EXISTING CENTERLINE GRADE
- EXISTING GRADE (RT. SIDE R.O.W.)
- EXISTING GRADE (LEFT SIDE R.O.W.)
- PROPOSED U/G ELEC. LINES
- PROPERTY LINE
- EXISTING PROPERTY LINE
- LATERALS ,SAN.,STM. & WM.

## GENERAL NOTES:

1. Contour interval is 0.25 metres, based on topographic field data, completed by Williams Nutter Limited from September 30 to October 4, 2021.
2. Elevations are geodetic, and refer to Nova Scotia Co-ordinate Referencing System MTM NAD83 Zone 5. NSCM #208017 Elev=7.552m CGVD2013.
3. Maximum slope shall be 2:1 unless constructed in stable rock cut.
4. All work shall be in accordance with the latest Town of Wolfville Specification and Nova Scotia Standard Specification for Municipal Services.
5. All necessary permits shall be the responsibility of others, and be in place prior to construction.
6. Do not encroach on adjacent property. Make good any damage to adjacent properties at contractor's expense.
7. Do not disturb existing survey markers or services in the area. Reinstate and make good any damage or disturbance at contractor's cost.
8. Surplus materials shall be removed from site as directed by owner.
9. Contractor shall exercise extreme caution when working near any existing underground or overhead services. Contractor shall contact applicable service provider for locates prior to construction activities in area near existing services.
10. All locations and widths of driveways and walkways are to be confirmed in the field by the engineer. Any existing driveway openings that are not being utilized shall be reinstated to Town of Wolfville standards.

| No | Description | Date | By |
|---|---|---|---|
| 0. | Issued for Permit | Dec 7, 2021 | RAW |

Revision or Issue

Strum CONSULTING

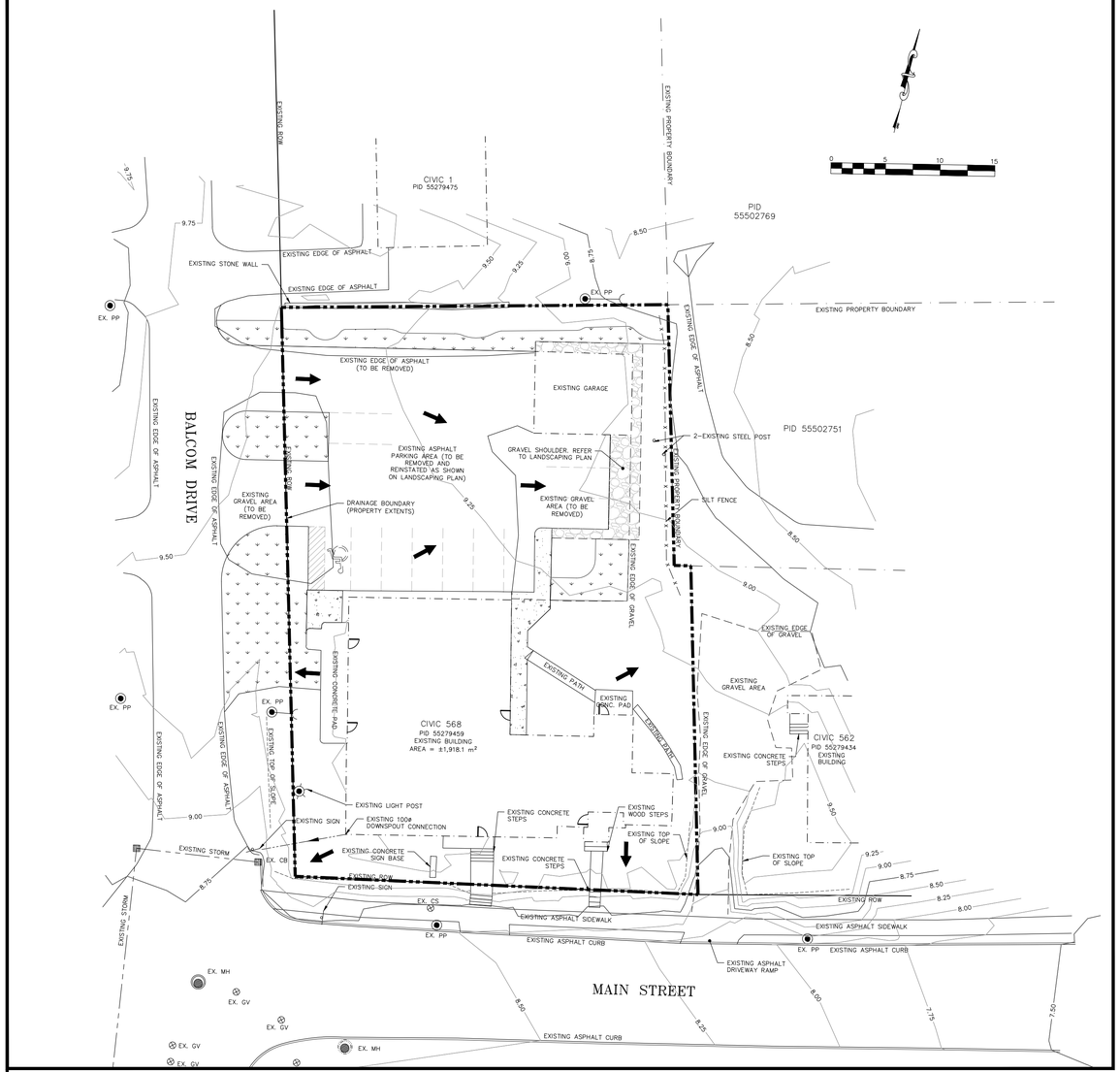
Project
568 MAIN STREET
APARTMENTS
WOLFVILLE, NOVA SCOTIA

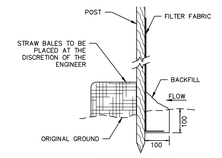
Drawing
SERVICING SCHEMATIC

Scale 1:250

REGISTERED PROFESSIONAL ENGINEER PROVINCE OF NOVA SCOTIA 12050 DATE Dec 7/21

| Date | | Drawn |
|---|---|---|
| Dec 7, 2021 | | ARL |
| Design | Check | Approv. |
| RAW | MLM | RAW |
| Project No. | | Sheet |
| 21-8304 | | 1 Of 2 |
| Drawing No. | | Rev. |
| C01 | | 0 |




## DETAIL #1
## SILT FENCE
NOT TO SCALE

NOTES:

1. EXCAVATE A 100X100 TRENCH IN A CRESCENT SHAPE ACROSS THE FLOW PATH, WITH ENDS POINTING UPSLOPE.
2. SET WOOD STAKES SUPPLIED BY MANUFACTURER. DRIVE STAKES SECURELY INTO GROUND 900MM APART ALONG THE DOWNSLOPE SIDE OF THE TRENCH.
3. STAPLE FILTER FABRIC TO THE UPSTREAM SIDE OF THE STAKES, EXTENDING THE BOTTOM 200mm INTO THE TRENCH.
4. FILTER FABRIC SHOULD NOT EXCEED 900mm IN HEIGHT.
5. BACKFILL AND COMPACT THE SOIL IN THE TRENCH OVER THE FILTER FABRIC AND VEGETATE SOIL IMMEDIATELY.

| STORM DRAINAGE ANALYSIS – USDA (SCS TR-20) METHOD | | | | | |
|---|---|---|---|---|---|
| | SUB CATCHMENT ($m^2$) | WEIGHTED RUNOFF COEFFICIENT (CN) | TIME OF CONCENTRATION (min) | 10 YR PEAK FLOW (L/sec) | 100 YR PEAK FLOW (L/sec) |
| PRE-DEVELOPMENT | ±1,918 | 88 – ROOFS, PAVING, GRASS, & GRAVEL | 5.0 | 33.9 | 53.4 |
| POST-DEVELOPMENT | ±1,918 | 89 – ROOFS, PAVING & GRASS COVER | 5.0 | 35.3 | 54.7 |

STORMWATER MANAGEMENT NOTES

Storm water modeled using Hydrocad v.10.00 software, using the USDA Natural Resources Conservation Service method (formally SCS).

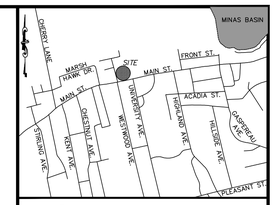
1. 24hr type-III Chicago storm distribution used, modified in accordance with 2019 Kentville Environment Canada IDF curve data.
   - 100 year storm – total rainfall: 121mm
   - 10 year storm – total rainfall: 86mm
2. Ia/s ratio = 0.2
3. Antecedent moisture condition = 2 (average (normal) conditions)
4. Pre-development catchment drainage boundaries match post-development boundaries.
5. Portions of the post development flows are conveyed through the buildings downspouts, the remaining flow travels via overland.
6. Existing 100ø stormwater connects to building downspout and drains to the surface at the corner of Main Street and Balcom Drive.
7. Post-development stormwater flows are conveyed overland and match pre-development conditions and flow patterns.

## ENVIRONMENTAL NOTES:

1. All work shall be in accordance with the latest edition of the Nova Scotia Environment Erosion and Sedimentation Control handbook for construction sites.
2. Install a silt fence in areas indicated on this drawing. Filter fabric shall be Terrafix 370 RS or equivalent, and shall be installed to N.S.E. standards and specifications.
3. All erosion control measures shall be confirmed on site prior to construction and shall be at the discretion of the site engineer. Also, the site engineer shall determine if any alterations or additional measures are required above and beyond those indicated on this drawing, in consideration of method of construction.
4. The amount of exposed soil areas in this development must remain at a minimum at all times using either wood chips or straw on the exposed areas.
5. Install silt bags in all existing nearby catchbasins during construction as well as new catchbasins as soon as possible.
6. Silt accumulation along silt fences and swales shall be removed regularly. Inspect after each rainfall.
7. Grubbed material, which is not used for fill, will be disposed offsite in accordance with Nova Scotia Environment legislation.
8. The contractor and developer shall maintain a stockpile of erosion control material onsite.
9. All water pumped from ditches, swales or sumps shall be filtered through a sediment trap, 2 m3 (3 yd3) of type 2 gravel, filter bag, or undisturbed vegetation to filter out solid material.
10. With respect to sediment control, all work shall be completed to the satisfaction of the project's site engineer.
11. The contractor and site engineer shall incorporate a routine end-of-day check to ensure the integrity of the protection measures.
12. Machinery maintenance shall not be performed in or near a watercourse, ditch or storm sewer. Some examples of maintenance include, but are not limited to, washing out cement mixers, changing oil, greasing, spray painting, cleaning of spraying equipment or painting equipment, etc.
13. Any hazardous liquid including fuel and lubricants shall be stored in a designated area surrounded by an impervious berm which would contain a spill of the volume of all stored liquid.
14. Any spillage of a hazardous material into any watercourse must be reported to the Nova Scotia Environment's Environmental Emergencies 24 hour service at 902-426-6030.
15. The effectiveness of the control measures shall be inspected and monitored during rain events and maintained and upgraded as necessary or as directed by the site engineer or environmental inspectors.
16. Contractor shall monitor meteorological conditions and forecasts as a proactive means to minimize the potential for erosion.
17. Before clearing or grubbing commences, clearing limits, easements, setbacks, sensitive/critical areas and their buffers, trees and drainage courses shall be delineated with flagging tape and Enviro-fences. this ensures workers can clearly recognize areas to be protected.
18. No clearing or construction will occur within the protective green/belts/protected sensitive areas, noted as undisturbed areas throughout this design package.
19. Contractor must have a person on site daily who has successfully completed the Erosion and Sediment Control (ESC) course provided by NSTIR, N.S. Environment, Fisheries and Oceans Canada (DFO), and Dalhousie university. This person must show their "Green Card" on demand.
20. Contractor to ensure copies of all pertinent approvals and permits from NSTIR and N.S.E. are held on site (including this environmental control plan and subsequent revisions to erosion and sediment control (ESC) measures and water control plans). contractor shall comply with all permit requirements, conditions, and maintain all ESC measures until ground cover is re-established.
21. Contractor must prepare their own ESC plan (including a contingency plan for failure of esc measures) for approval by the project engineer prior to construction (this drawing may be simply revised to indicate the contractor's specific plans).
22. Contractor must continually update the ESC plan as site conditions change (e.g., new ground elevations (embankments/cuts) and drainage patterns). Provide updates to the project engineer and discuss new changes to the esc plan.
23. Contractor to install and maintain diversion ditches around (and through) the site as necessary to "keep clean water clean".
24. Contractor responsible for creation of temporary settling ponds to keep sediment on site, and maintenance throughout the period of use (including drainage of 'clean water' and accumulated sediments: water outlets should be protected with 200-250mm stone or other protective cover). Take special care prior to storm events to avoid over-filling the pond (flocculants and pumping maybe required to direct to other storage areas or via tanker to an off site location).
25. Contractor is responsible for dust control on site. Dust must be prevented through application of water to exposed dry soils to prevent dust from being generated and blown from the site to adjacent areas.

## GENERAL NOTES (CONTINUED):

11. Information shown as to existing works is approximate only. The contractor shall be responsible for locating existing underground infrastructure (ie. Telephone, cable, fibre optic, power lines, gas, etc.) before proceeding with work.
12. For building details, refer to the structural, mechanical, electrical, and architectural drawings as well as all other contract documents.
13. For site dimensions and survey data, refer to survey plan.
14. Refer to Landscape Architect plan for details on planting.




Key Plan NOT TO SCALE

LEGEND

- STORM M.H. & SEWER
- CATCHBASIN
- CONCRETE CURB & GUTTER
- SIDEWALK
- DRIVEWAY
- PEDESTRIAN RAMP
- DRAINAGE AREA IDENTIFIER
- CRITICAL CALCULATION POINT
- OVERLAND FLOW DIRECTION
- DRAINAGE BOUNDARY
- WETLAND IDENTIFIER
- DRAINAGE AREA VOLUME IDENTIFIER
- VOLUME RATE IDENTIFIER
- STORMWATER MANAGEMENT AREA
- BODY OF WATER
- EXISTING LOTS
- EXISTING ROW
- LOW POINT IN ROADWAY
- HIGH POINT IN ROADWAY
- PROPOSED LOTS
- PROPOSED ROW
- SILT FENCE

## GENERAL NOTES:

1. Contour interval is 0.25 metres, based on topographic field data, completed by Williams Nutter Limited from September 30 to October 4, 2021.
2. Elevations are geodetic, and refer to Nova Scotia Co-ordinate Referencing System MTM NAD83 Zone 5. NSCM #208017 Elev=7.552m CGVD2013.
3. Maximum slope shall be 2:1 unless constructed in stable rock cut.
4. All work shall be in accordance with the latest Town of Wolfville Specifications and Nova Scotia Standard Specification for Municipal Services.
5. All necessary permits shall be the responsibility of others, and be in place prior to construction.
6. Do not encroach on adjacent property. Make good any damage to adjacent properties at contractor's expense.
7. Do not disturb existing survey markers or services in the area. Reinstate and make good any damage or disturbance at contractor's cost.
8. Surplus materials shall be removed from site as directed by owner.
9. Contractor shall exercise extreme caution when working near any existing underground or overhead services. Contractor shall contact applicable service provider for locates prior to construction activities in area near existing services.
10. All locations and widths of driveways and walkways are to be confirmed in the field by the engineer. Any existing driveway openings that are not being utilized shall be reinstated to Town of Wolfville standards.

| No | Description | Date | By |
|---|---|---|---|
| 0. | Issued for Permit | Dec 7, 2021 | RAW |

Revision or Issue

Strum CONSULTING

Project
568 MAIN STREET
APARTMENTS
WOLFVILLE, NOVA SCOTIA

Drawing
STORMWATER MANAGEMENT PLAN

Scale 1:250

REGISTERED PROFESSIONAL ENGINEER PROVINCE OF NOVA SCOTIA
RAE WATTS
R. A. WATTS
12050

| Date | Drawn |
|---|---|
| Dec 7, 2021 | ARL |
| Design: RAW / Check: MLM | Approv.: RAW |
| Project No.: 21-8304 | Sheet: 2 Of 2 |
| Drawing No.: C02 | Rev.: 0 |