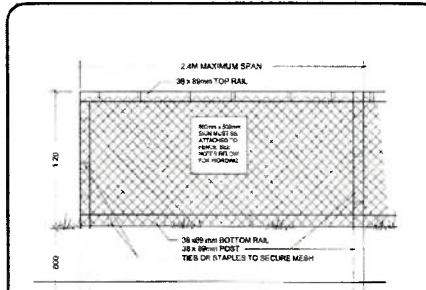


REMOVALS AND SILT CONTROL PLAN
SCALE 1:250

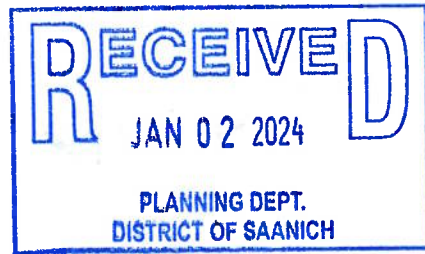


TREE PROTECTION FENCING

NOTES

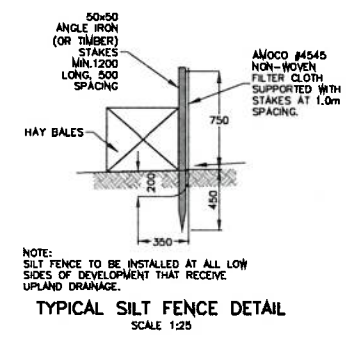
- FENCE WILL BE CONSTRUCTED USING 38 X 89 mm (2"x4") WOOD FRAME TOP, BOTTOM AND POSTS + USE ORANGE SNOW-FENCING MESH AND SECURE TO THE WOOD FRAME WITH ZIP TIES OR GALVANIZED STAPLES
- ATTACH A 500mm x 500mm SIGN WITH THE FOLLOWING WORDING: WARNING-HABITAT PROTECTION AREA. THIS SIGN MUST BE AFFIXED ON EVERY FENCE FACE OR AT LEAST EVERY 10 LINEAR METRES.

* IN ROCKY AREAS, METAL POSTS (I-BAR OR REBAR) DRILLED INTO ROCK WILL BE ACCEPTED

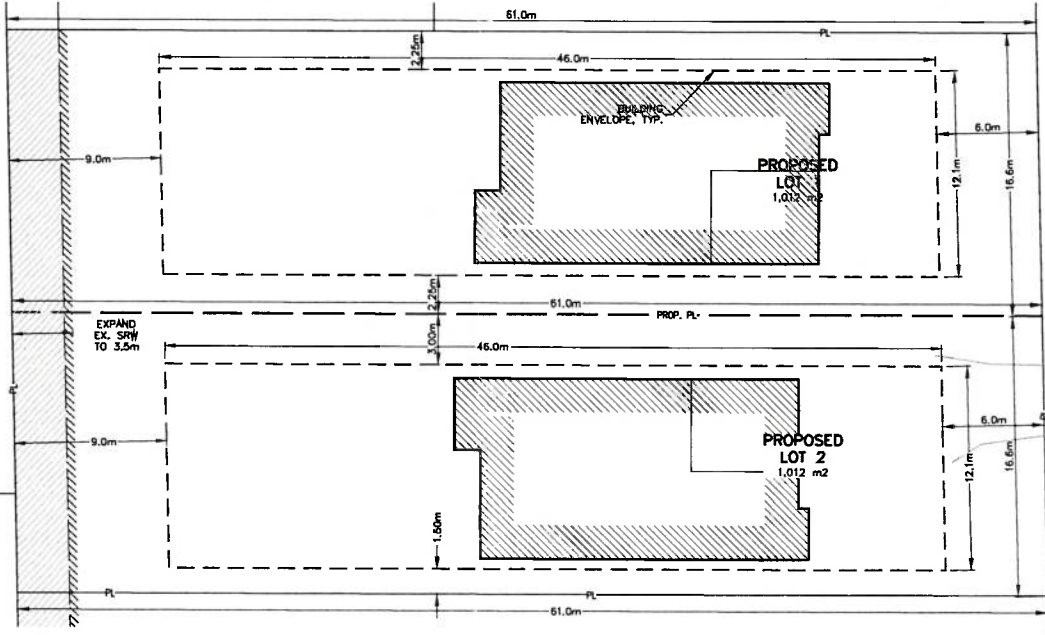


GENERAL NOTES

- ALL CONSTRUCTION AND MATERIALS TO BE IN ACCORDANCE WITH THE DISTRICT OF SAANICH SPECIFICATIONS AND STANDARD DRAWINGS, MICO SPECIFICATIONS AND LATEST VERSION OF THE B.C. PLUMBING CODE (FOR ON-SITE WORKS). WORK TO BE INSPECTED BY CONSULTING ENGINEER AND SAANICH PUBLIC WORKS INSPECTOR. FOR ANY AMBIGUITIES IN SPECIFICATIONS THE MOST STRINGENT/ROBUST SPECIFICATIONS SHALL GOVERN.
- AN OFFSITE WORKS PERMIT TO CONSTRUCT WORKS IN MUNICIPAL RIGHT OF WAYS MUST BE OBTAINED BY THE CONTRACTOR FROM THE DISTRICT PRIOR TO WORK. A PLUMBING PERMIT TO CONSTRUCT ON-SITE PLUMBING WORKS MUST BE OBTAINED FROM THE DISTRICT PRIOR TO WORK. A PERMIT TO WORK UNDER OR ADJACENT TO BYLAW PROTECTED TREES TO BE OBTAINED FROM SAANICH PARKS BEFORE ANY WORKS STARTS.
- CONTRACTOR TO ARRANGE A PRE-CONSTRUCTION MEETING PRIOR TO ANY CONSTRUCTION THAT MUST INCLUDE A DISTRICT OF SAANICH REPRESENTATIVE AND THE CIVIL ENGINEER.
- ALL OFFSITE AREAS AFFECTED BY THE WORK ARE TO BE REINSTATED TO ORIGINAL OR BETTER CONDITION BY CONTRACTOR AND COMPLETED IN PROMPT MANNER TO MINIMIZE LOCAL DISRUPTION.
- ALL EXISTING SERVICES ARE TO BE EXPOSED AT CONNECTION AND CROSSING POINTS BEFORE ANY CONSTRUCTION. ANY CONFLICTS WITH EXISTING SERVICES AND THE PROPOSED DESIGN SERVICES ARE TO BE REPORTED IMMEDIATELY TO THE ENGINEER AND SAANICH INSPECTOR.
- ALL WORK TO BE UNDERTAKEN AND COMPLETED BY THE CONTRACTOR IN SUCH A MANNER AS TO PREVENT THE RELEASE OF SEDIMENT LADEN WATER INTO THE STREET OR STORM SEWER. SITUATION FENCING TO BE ERECTED BY CONTRACTOR TO CONSTRUCTION AND MAINTAINED ON A REGULAR BASIS.
- ALL PLAN DIMENSIONS AND ALL ELEVATIONS ARE IN METRES (m) UNLESS NOTED OTHERWISE. ALL DETAIL DIMENSIONS ARE IN mm UNLESS NOTED OTHERWISE.
- CONTRACTOR TO ENSURE POSITIVE DRAINAGE OF ALL BOULEVARD AREAS TO AN APPROVED OUTLET. MINIMUM GRADE TO BE 2.0%.
- ANY BC HYDRO, TELUS, SHAW CABLE OR FORTIS BC GAS FACILITIES SHOWN ON THIS DRAWING ARE SCHEMATIC ONLY. REFER TO UTILITY COMPANY FOR DETAILS. CONTRACTOR TO CONFIRM LOCATION OF AND COORDINATE WITH APPLICABLE UTILITIES PRIOR TO INSTALLATION OF ANY OF THESE WORKS.
- CONTRACTOR TO ADJUST ALL APPURTENANCES TO THE PROPOSED FINISHED GRADES.
- ALL WORK TO BE CONDUCTED UNDER WORKSAFE BC REGULATIONS AND WORK AREAS TO BE PROTECTED BY APPROVED RIGID CONSTRUCTION FENCING. SAFETY IS THE CONTRACTOR'S RESPONSIBILITY.
- NOT ALL EXISTING UNDERGROUND SERVICES ARE SHOWN ON THIS DRAWING. CONTRACTOR TO CONFIRM THE LOCATION OF ANY UNDERGROUND SERVICES AND COORDINATE WITH APPLICABLE UTILITIES PRIOR TO ANY EXCAVATIONS.
- MATERIAL SUBSTITUTIONS ARE ACCEPTED ONLY BY WRITTEN PRE-APPROVAL OF THE ENGINEER.
- ALL TOPSOIL FOR THE ROAD BOULEVARD AREAS IS TO BE IMPORTED NO. 1 SCREENED TOPSOIL FREE OF COBBLES, GRAVEL, CLUMPS OR OTHER DELETERIOUS MATERIALS.
- BACKFILL TO BE TYPE 'B' BACKFILL. USE SAND BEDDING AND PIPE CUSHION WITH SELECT GRANULAR BACKFILL FOR NEW PIPE INSTALLATION IN DRIVEWAYS (CLASS B). COMPACT TO 95% MODIFIED PROCTOR DENSITY.
- PAVEMENT RESTORATION TO BE IN ACCORDANCE WITH SAANICH STD. DIV. 60555 FOR RESIDENTIAL ROADS.
- CONTRACTOR TO CONTACT ENGINEER OF RECORD IMMEDIATELY IF ANY CONFLICT BETWEEN EXISTING INFRASTRUCTURE AND DESIGN FOUND.
- NEW 200mm DRAIN TO BE SDR 35 PVC PIPE C/W CLASS B GRAVEL BEDDING.
- CONTRACTOR TO PROFESSIONALLY FLUSH AND VIDEO TAPE THE NEW DRAIN MAN. VIDEO REPORT TO BE PROVIDED BY CONTRACTOR TO CONSULTANT. VIDEO REPORT TO BE REVIEWED AND APPROVED BY THE DISTRICT OF SAANICH BEFORE ANY PAVING/BACKFILLING. CONTRACTOR TO PERSONALLY REVIEW VIDEO TO CONFIRM THERE ARE NO PIPE DEFICIENCIES BEFORE VIDEO REPORTS ARE HANDED OVER TO CONSULTANT.
- ALL DRAIN AND SANITARY WORK IS TO START AT LOW POINT OF CONNECTION AND PROCEED UPSTREAM. TO DO OTHERWISE IS AT OWNER/CONTRACTOR'S RISK.
- CONTRACTOR TO ENSURE VEHICLE ACCESS THROUGH THE WORK SITE IS MAINTAINED AT ALL TIMES.



TYPICAL SILT FENCE DETAIL
SCALE 1:25



PLAN WITH OF BUILDING ENVELOPES
SCALE 1:200

ATTENTION: CONTRACTOR TO GET HYDRO, TELUS, SHAW AND FORTIS BC CONTACTS AT CONSTRUCTION START. IT WILL BE THE CONTRACTOR RESPONSIBILITY ENTIRELY TO COORDINATE THESE UTILITIES.

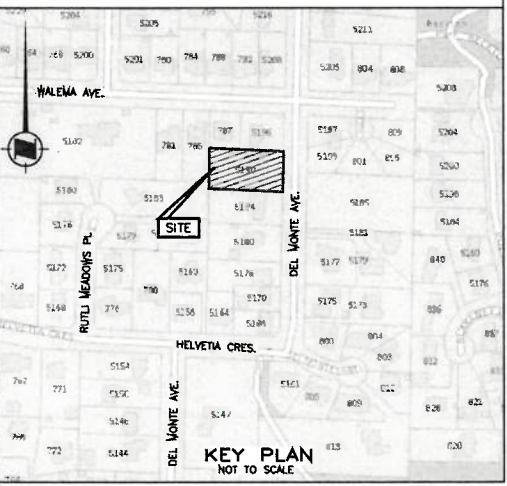
NOTICE: IT SHALL BE THE DEVELOPER'S RESPONSIBILITY TO CONDUCT SITE INVESTIGATIONS FOR CONDITIONS AFFECTING THE PROJECT WORK. THIS MAY INCLUDE INVESTIGATIONS FOR ARCHEOLOGICAL MATERIALS, BEDROCK, SPECIAL SOILS, FILL, WASTE, HIGH GROUNDWATER, HAZARDOUS MATERIALS, OR OTHER DELETERIOUS CONDITIONS. VIDEO TAPING OF EXISTING SANITARY MAINS, DRAIN MAINS AND SERVICE PIPES. THE DEVELOPER SHALL PROVIDE THE INVESTIGATION FINDINGS IN A WRITTEN REPORT OR DVD VIDEO INSPECTION TO CALID SERVICES LTD. FOR USE IN OUR DESIGN AND CONSTRUCTION SERVICES.



MINIMUM OF 72 HOURS NOTICE REQUIRED THE CONTRACTOR IS TO CALL B.C. ONE CALL AND HAVE EXISTING U/G SERVICES STAKED PRIOR TO ANY CONSTRUCTION. THIS DESIGN IS VALID ONLY IF REVIEWED DURING CONSTRUCTION BY CALID SERVICES LTD.

CIVIC ADDRESS: 5190 DEL MONTE AVE.
LEGAL DESCRIPTION: AMENDED LOT B (DD3886611), SECTION 44, LAKE DISTRICT, PLAN 11104

The Contractor shall confirm the actual location of all services within the area of construction, and should not assume that the locations shown on the drawings are either accurate or complete.

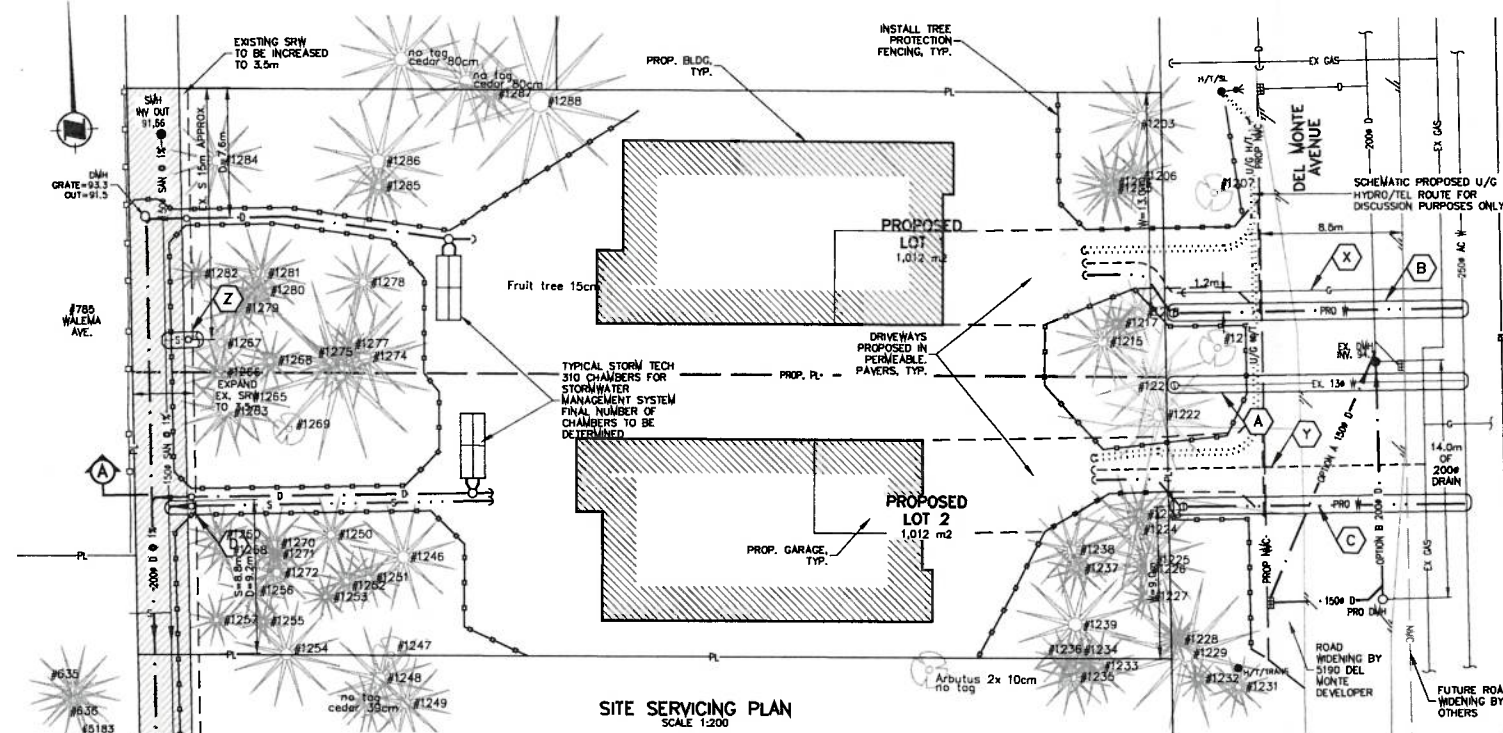


PERMIT TO PRACTICE
CALID SERVICES LTD.
PERMIT NUMBER 1001820
ENGINEER & GEOSCIENTIST
BRITISH COLUMBIA



207-2750 QUADRA ST.
VICTORIA, B.C. V8T-4E8
PHONE: (250) 368-6919
FAX: (250) 361-6919
engineer@calid.co

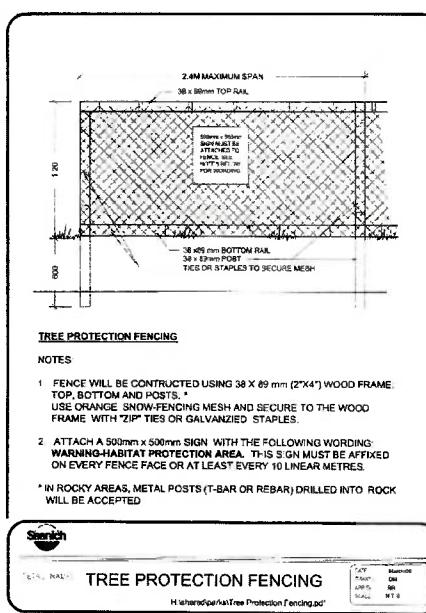
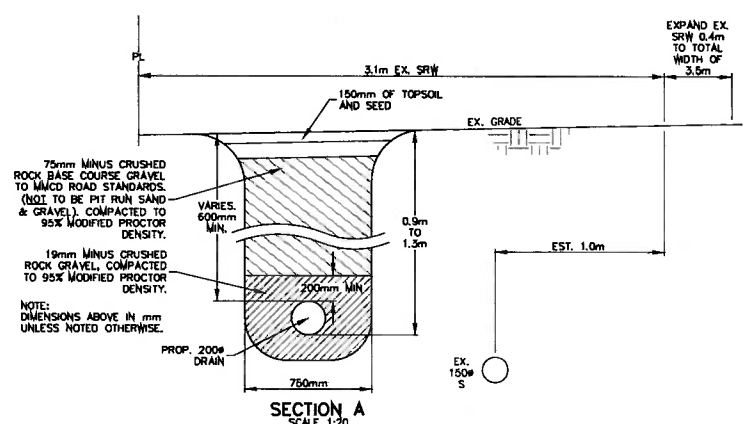
CONFIRM UNDERGROUND LOCATION WITH UTILITY COMPANIES	LEGEND - Existing services shown solid		REVISIONS		REVISIONS APPROVED			DESIGN APPROVED			DISTRICT OF SAANICH			CONSULTANT			
	STANDARD MOUNT	DA 100 @ DA 100 @ DA 200 @ DA 300 @	CURB	—C—	SIDEWALK	SZR	SILT TRAP	□	VALVE	○	REVISION # 1	REVISION # 2	REVISION # 3	EXCEPTIONS	Lot B (DD 3886611), Section 44, Lake District	FILE No.	815
	POLE MOUNT	CA 100 @ CA 100 @ CA 200 @ CA 400 @	DITCH	—D—	WATER	—W—	CONC. BOX	■	FLUSH VALVE	→	APP.	DATE	SIGN	APPROVED BY	5190 DEL MONTE AVE-SERVICING AND GRADING PLANS	SAANICH Dwg. No.	1 OF 2
EXISTING U/G UTILITIES	DRAIN	—O—	WOODBOX	□	HYDRANT	○	REDUCER	↘	DESIGN	DATE	SIGN	DESIGN ENG	B.M. GEODETIC (COV28) CNTRL. MON. 5-26 ELEV. See Legal Survey	SAANICH FILE	21-079	
PROPOSED U/G UTILITIES	GAS	—G—	MANHOLE	○	CATCHBASIN	■	PLUG	—	DESIGN	DATE	SIGN	ASSIST. ENG	DESIGN ENG	SAANICH FILE	SVS02363	
		SEWER	—S—	CLEANOUT	□	CAP	—			MUNICIPAL ENG.	DATE	SIGN	MUNICIPAL ENG.	DESIGN ENG			



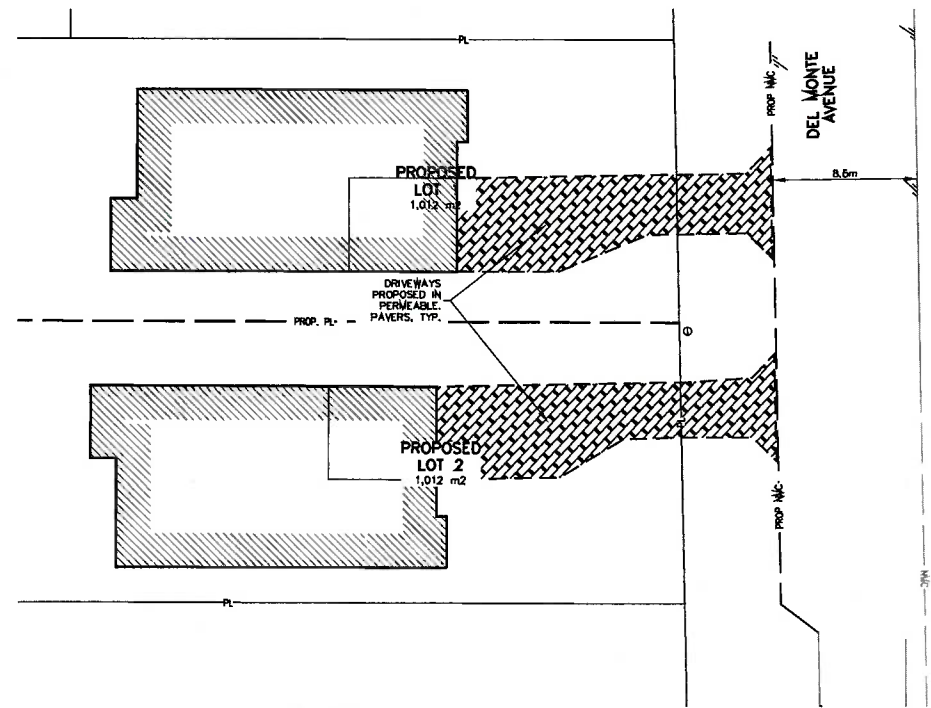
- KEY NOTES**
- (A) DISTRICT OF SAANICH CREWS TO DISCONNECT AND REMOVE EXISTING 150mm WATER SERVICE AND METER. WORK AT DEVELOPER'S EXPENSE.
 - (B) DISTRICT OF SAANICH TO INSTALL PROVISIONAL WATER SERVICE FOR FUTURE LOT 1.
 - (C) DISTRICT OF SAANICH TO INSTALL PROVISIONAL WATER SERVICE FOR FUTURE LOT 2.
 - (D) DISTRICT OF SAANICH TO INSTALL NEW 100# SANITARY SERVICE C/W SIC INSIDE THE SRW.
- WORK BY DISTRICT OF SAANICH AT DEVELOPER'S EXPENSE:
- (X) EXISTING GAS SERVICE TO BE CAPPED BY FORTIS BC AND RETAINED FOR FUTURE LOT 1.
 - (Y) FORTIS BC TO INSTALL NEW GAS SERVICE FOR FUTURE LOT 2.
 - (Z) EXISTING SANITARY SERVICE TO BE RETAINED FOR FUTURE LOT 1. VIDEO SCOPE THE ONSITE CONDITION AND LOCATION. PROVIDE DIGITAL VIDEO AND REPORT TO THE ENGINEER FOR REVIEW IF SERVICE SUITABLE FOR REUSE.

STORM WATER MANAGEMENT DATA:

1. SAANICH CATCHMENT TYPE II OF 100m²/1% OF HARD SURFACE AREAS REQUIRED.
2. SITE AREA IS 0.2%.
3. DRIVEWAYS PROPOSED TO BE AQUA-PAVE PERMEABLE PAVERS THUS TREATMENT IS PROVIDED WITHIN STRUCTURE OF DRIVEWAY (MIXTEK TREATMENT MEMBRANE).
4. HARD SURFACE FOR EACH LOT WITH 200m² FOR ROOF AND 70m² FOR PATIOS=270m² TOTAL. THEREFORE 2.7m³ STORM WATER STORAGE REQUIRED FOR EACH LOT.
5. RELEASE RATE FOR EACH LOT IS 1 L/s.



RECEIVED
JAN 02 2024
PLANNING DEPT.
DISTRICT OF SAANICH



CALID SERVICES LTD. PREPARED THIS DRAWING FOR THE LISTED CLIENT ONLY AND ACCEPTS NO RESPONSIBILITY FOR THIRD PARTY USE.

CONFIRM UNDERGROUND LOCATION WITH UTILITY COMPANIES	LEGEND - Existing services shown solid		REVISIONS		REVISIONS APPROVED			DESIGN APPROVED			DISTRICT OF SAANICH			CONSULTANT	815	
	STANDARD MOUNT	CURB	SIDEWALK	SILT TRAP	REVISION # 1	REVISION # 2	REVISION # 3	EXCEPTIONS	Lot B (DD 3886611), Section 44, Lake District			FILE No.	2 OF 2			
POLE MOUNT	DITCH	WATER	CONC. BOX	FLUSH VALVE	APP. DATE SIGN	APP. DATE SIGN	APP. DATE SIGN	APPROVED BY	DATE	SIGN	B.M. GEODETIC (CIV028) CNTRL MON. 5-26 ELEV. See Legal Survey			SAANICH DWG. No.	21-079	
EXISTING U/G UTILITIES	DRAIN	GAS	MANHOLE	CATCHBASIN	DATE	DATE	DATE	ASSIST. ENG.	DATE	SIGN	DESIGN	DRAWN	gkc/asp	CHECKED	SAANICH FILE	SVS02363
PROPOSED U/G UTILITIES	SEWER	CLEANOUT	CAP	PLUG	DATE	DATE	DATE	MUNICIPAL ENG.	DATE	SIGN	SCALES	Hor. Indicated	Vertical Indicated	DATE	JUNE 12/23	

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