

60 DEAN AVENUE NESTWISE INC. CITY OF BARRIE COUNTY OF SIMCOE

DRAWING LEGEND

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MUNICIPALITY:

CITY OF BARRIE
70 COLLIER STREET (BOX 400)
BARRIE, ON L4M 4T5
PH 705.726.4242
FAX 705.739.4243

CLIENT:

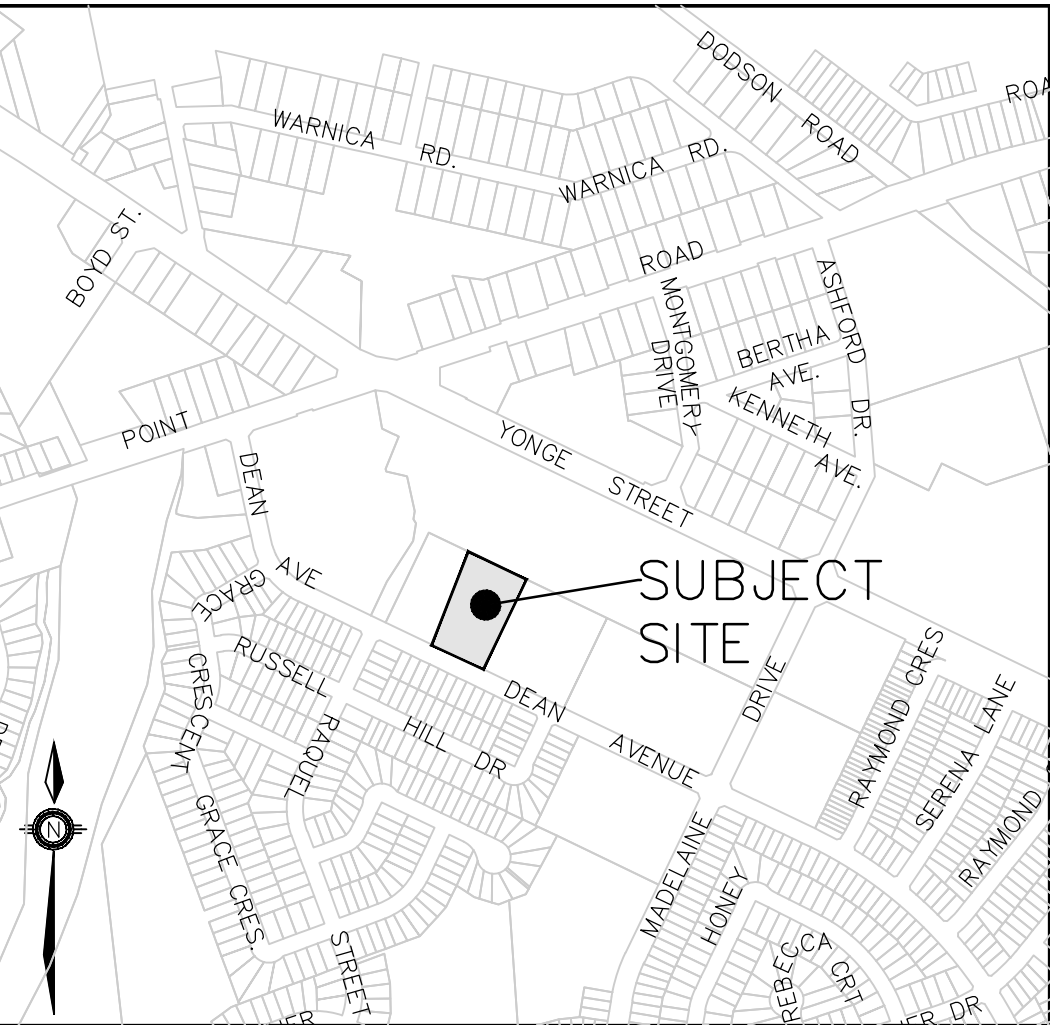
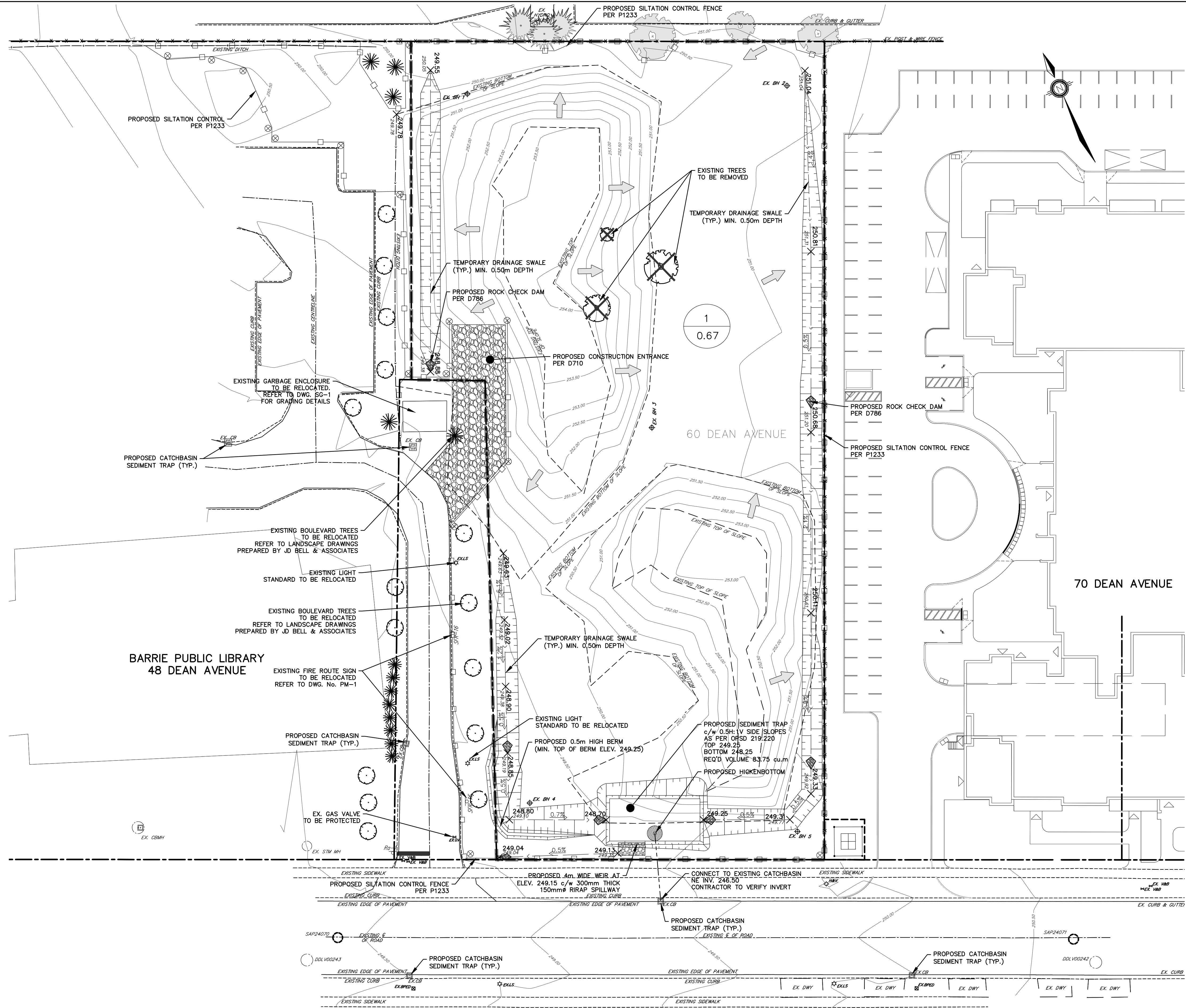
NESTWISE INC.
35 WORSLEY STREET
BARRIE, ON L4M 1L7

DEVELOPER'S ENGINEER:



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056





KEY PLAN
NTS

LEGEND

- EXISTING CONTOUR AND ELEVATION
- PROPERTY LINE
- EX. BOREHOLE LOCATION AND ID NUMBER
- EX. DITCH
- EX. TREE
- EX. BUSH
- EX. GAS VALVE
- EX. LIGHT STANDARD
- EX. VALVE
- EX. HYDRANT
- DRAINAGE AREA
- CATCHMENT ID NUMBER
- AREA (ha)
- EXISTING DIRECTION OVERLAND FLOW
- EXISTING FENCE
- EXISTING CATCH BASIN
- EXISTING SANITARY MAINTENANCE HOLE
- EXISTING STORM MAINTENANCE HOLE
- PROPOSED ELEVATION
- EXISTING ELEVATION
- PROPOSED GRADIENT AND FLOW DIRECTION
- TEMPORARY SWALE
- PROPOSED CATCHBASIN
- PROPOSED STORM MAINTENANCE HOLE
- PROPOSED DOUBLECATCH BASIN MAINTENANCE HOLE
- PROPOSED CONSTRUCTION ENTRANCE
- PROPOSED SILTATION CONTROL
- PROPOSED CEDAR POST
- PROPOSED CATCHBASIN SEDIMENT TRAP

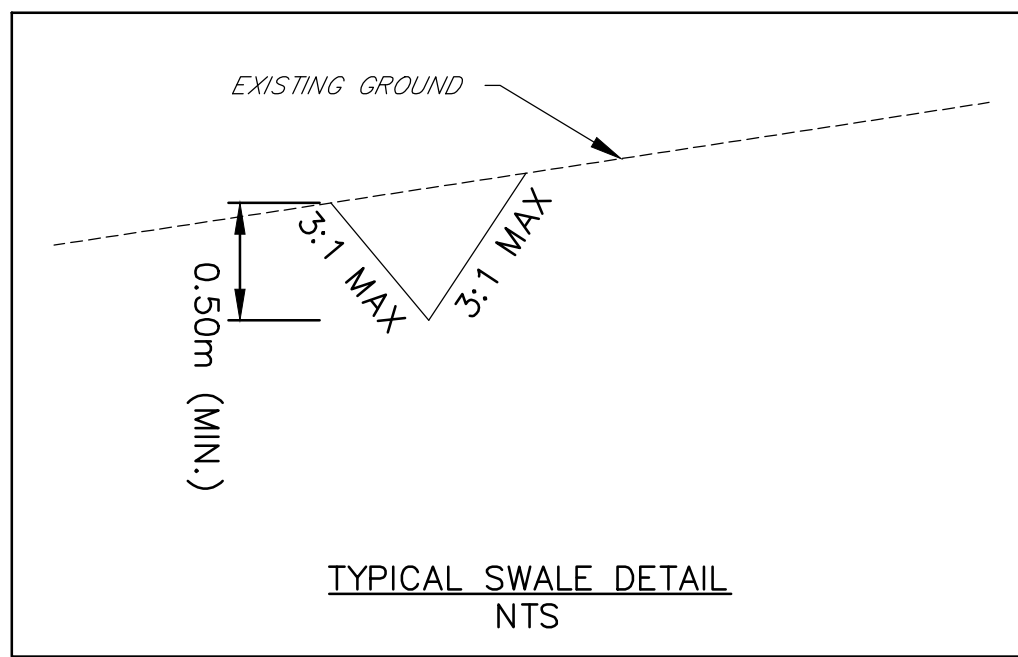
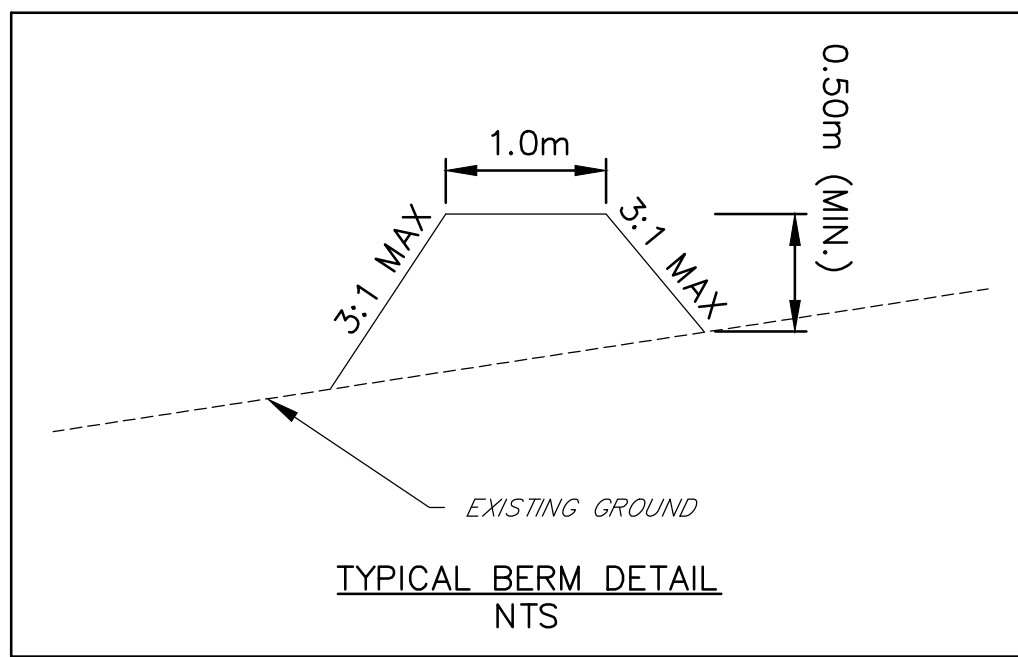
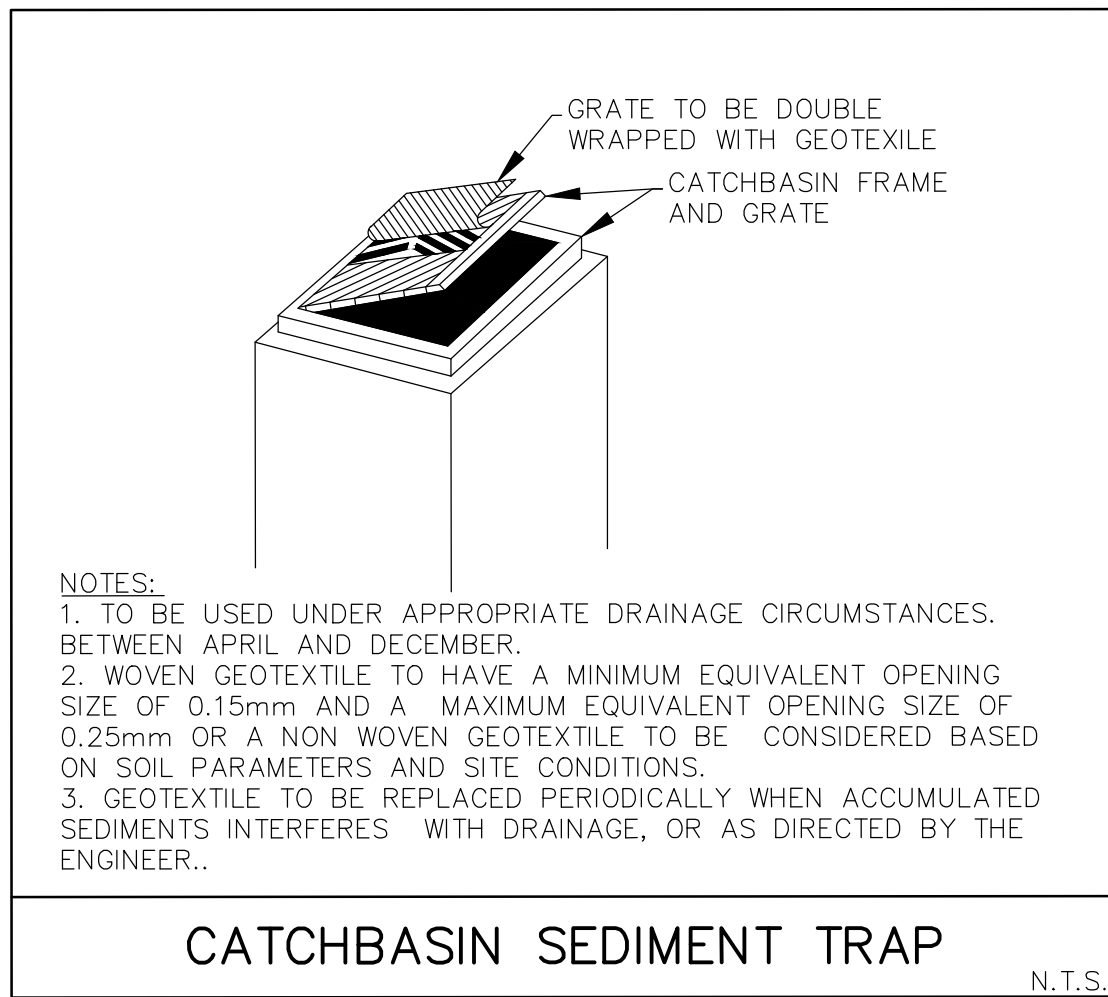
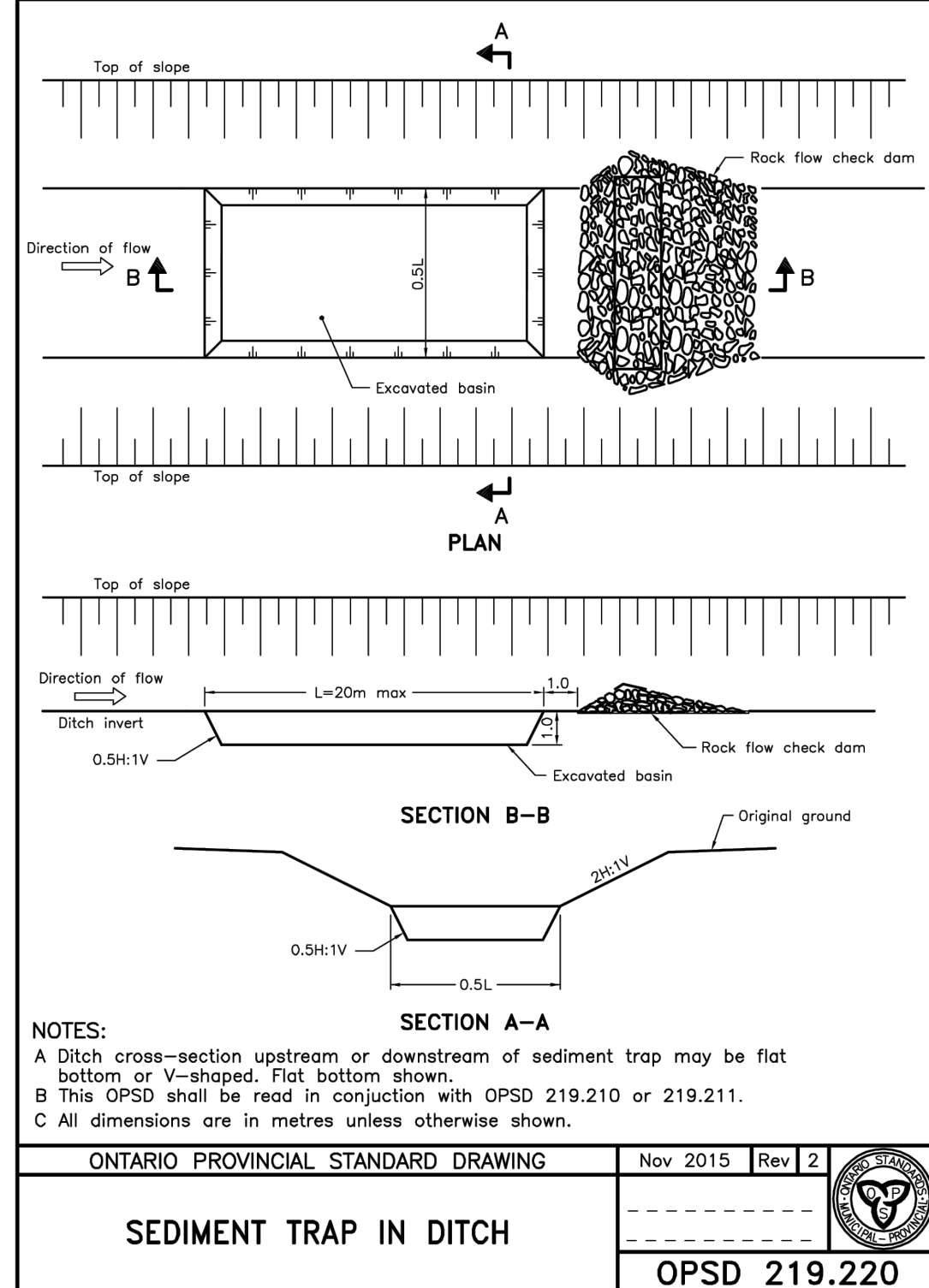
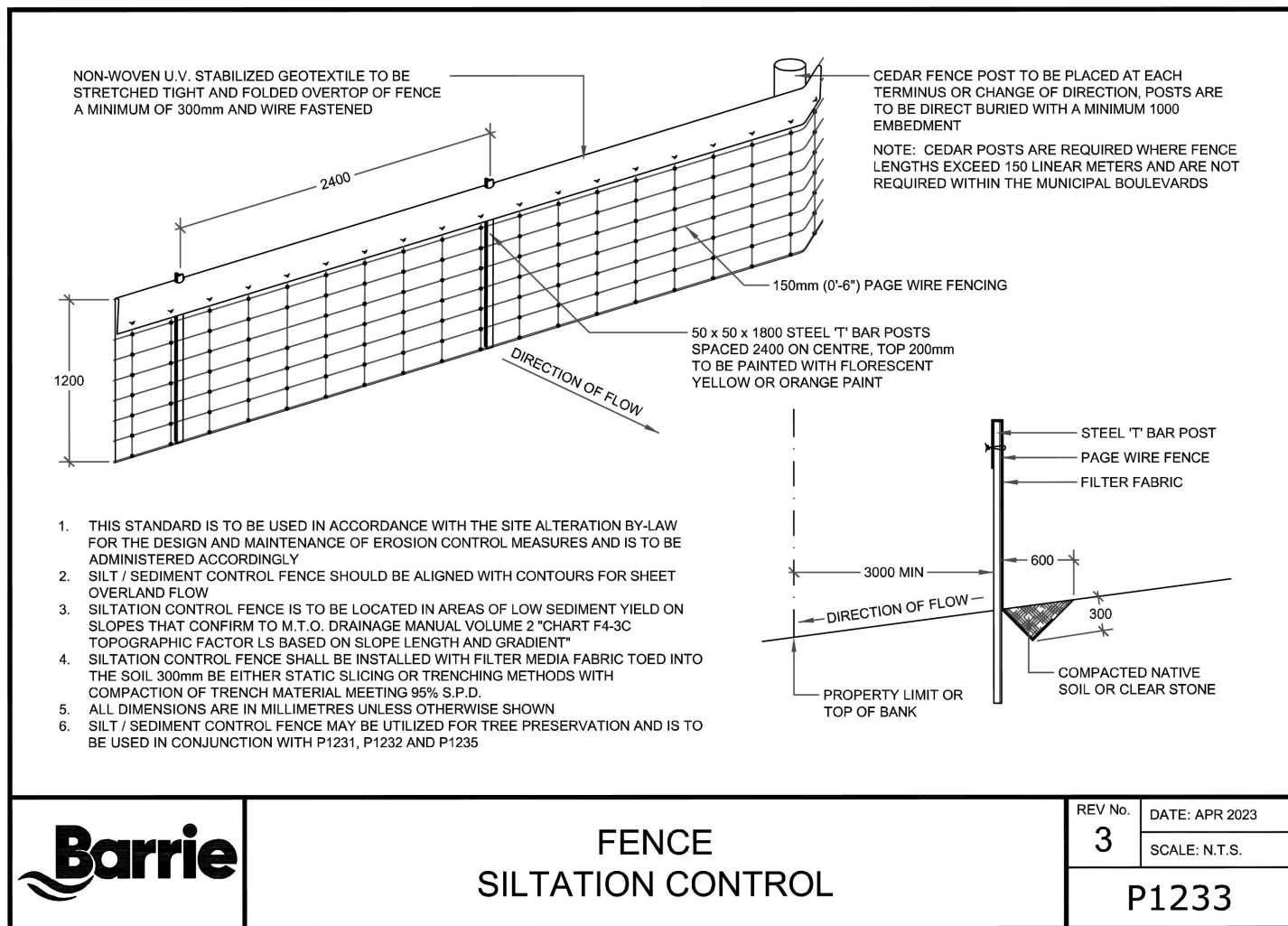
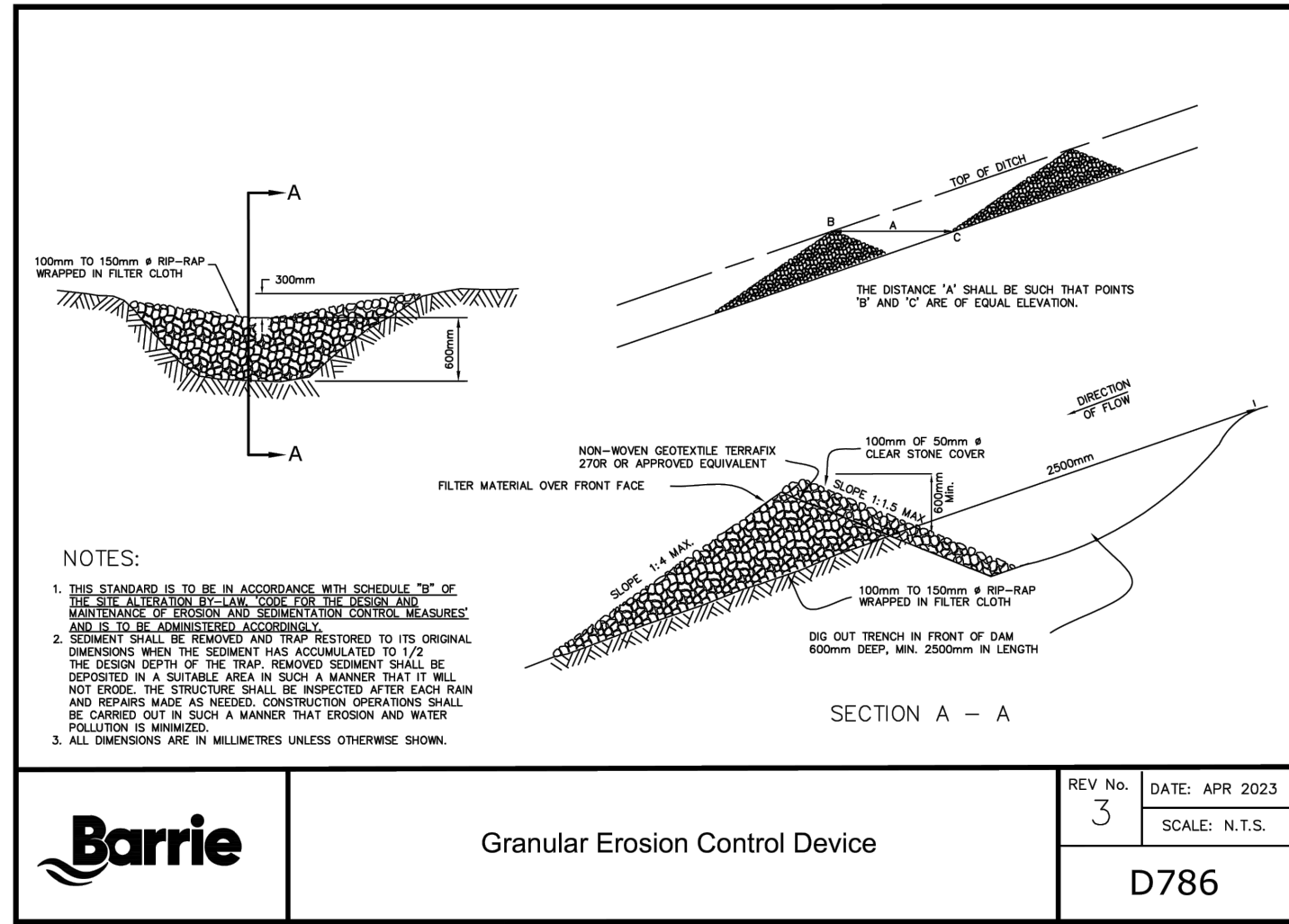
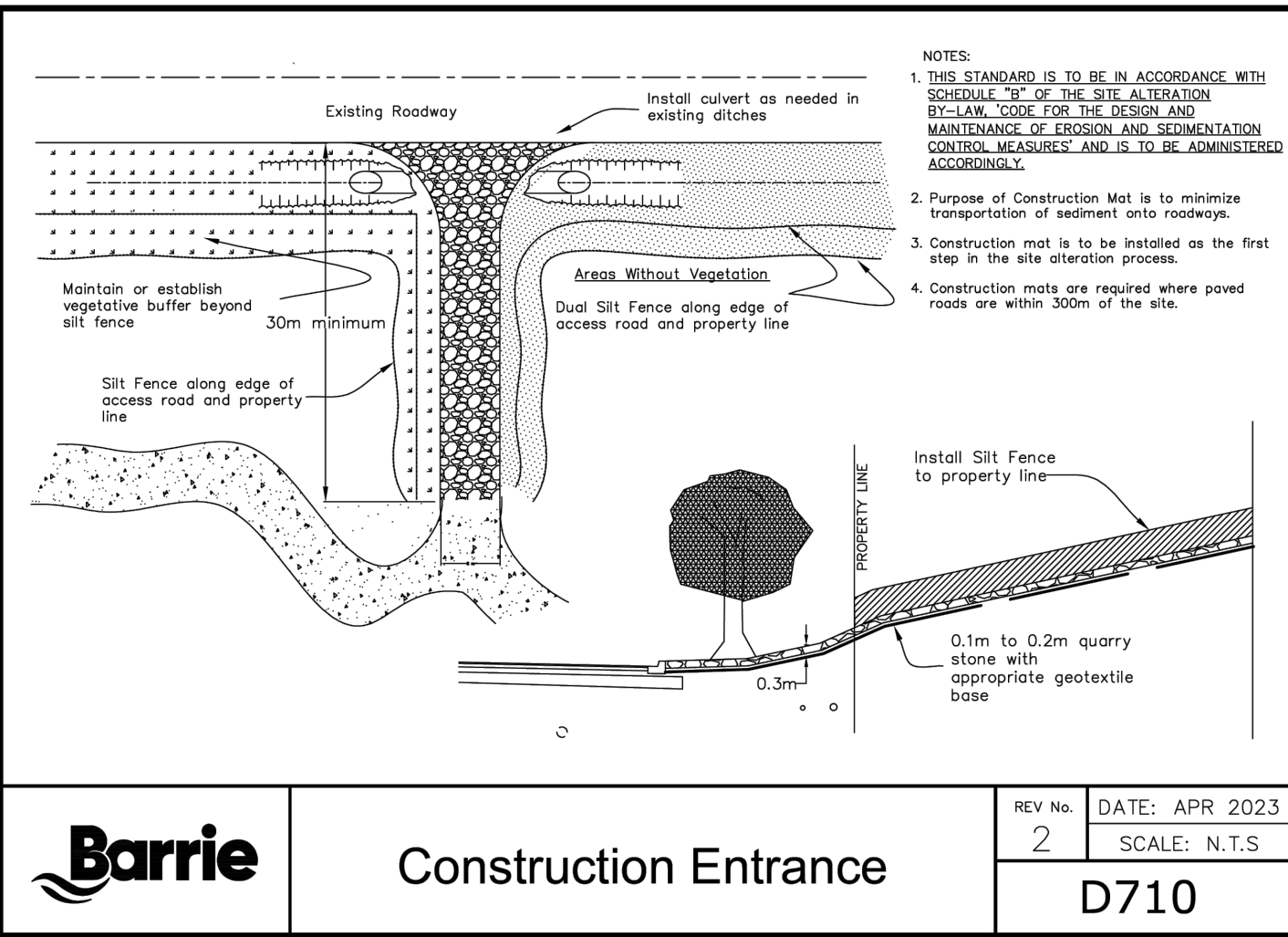
NOTE:
I HAVE REVIEWED THE PLANS FOR THE CONSTRUCTION OF 60 DEAN AVENUE AND HAVE PREPARED THIS PLAN TO INDICATE THE COMPATIBILITY OF THE PROPOSAL TO EXISTING ADJACENT PROPERTIES AND MUNICIPAL SERVICES. IT IS MY BELIEF THAT ADHERENCE TO THE PROPOSED GRADES AS SHOWN WILL PRODUCE ADEQUATE SURFACE DRAINAGE AND PROPER FACILITY OF MUNICIPAL SERVICES WITHOUT ANY DETRIMENTAL EFFECT TO THE EXISTING DRAINAGE PATTERNS OR ADJACENT PROPERTIES.

BENCHMARK:			
BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT, AT THE SOUTH-EAST CORNER OF BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.			
BENCHMARK NO. 03120030029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.			
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT. BENCHMARK NO. 03120030007. NOTE: MONUMENT SET IN CONCRETE.			
BENCHMARK NO. 01010000001 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.			
N.4911945.724 E.608745.995			
1.	FIRST SUBMISSION	MAR 2025	DR
NO.	REVISIONS	DATE	INITIAL



NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE
EROSION AND SEDIMENT
CONTROL PLAN

		229 Mapleview Dr. E. Unit 1 Barrie, ON L4N 0W5 P. 705.734.2538 F. 705.734.1058	
DESIGN	DR/CG	SCALE: 1:300	DATE FEB 2025
DRAWN	CG	PROJECT PRA-24067	DWG. NO DWG. N°
CHECKED	DR		ESC-1



EROSION CONTROL NOTES

1. THE ACCOMPANYING PLANS SET OUT THE MEASURES THAT WILL BE TAKEN BY THE DEVELOPER AND ITS CONTRACTORS TO CONTROL DOWNSTREAM SEDIMENT TO THE LOWEST LEVEL PRACTICALLY ACHIEVABLE. THE CONDITIONS AND TECHNIQUES SET OUT ARE TO BE FOLLOWED UNLESS APPROVED OTHERWISE BY THE CONTRACT ADMINISTRATOR, CONSERVATION AUTHORITY AND/OR MUNICIPALITY.
2. ALL TEMPORARY SILT CONTROL AND EROSION PROTECTION DEVICES (I.E. SILT FENCING, DRAINAGE SWALES, ROCK CHECK DAMS, SEDIMENT TRAP, GRAVEL ACCESS PAD, ETC.) SHALL BE CONSTRUCTED PRIOR TO COMMENCEMENT OF SITE WORKS AND SHALL REMAIN IN PLACE AND BE MAINTAINED BY THE CONTRACTOR UNTIL CONSTRUCTION IS COMPLETE AND THE GRASS HAS ESTABLISHED GROWTH, SUBJECT TO APPROVAL BY THE CITY ENGINEERING DEPARTMENT.
3. ALL SEDIMENTATION CONTROL MEASURES ARE TO BE INSPECTED REGULARLY (MINIMUM WEEKLY), AS WELL AS AFTER EVERY RAINFALL EVENT AND ANY DAMAGED SILT CONTROL AND EROSION PROTECTION DEVICES SHALL BE PROMPTLY REPAIRED OR REPLACED BY THE CONTRACTOR.
4. THE CONTRACTOR MUST USE MATERIALS, CONSTRUCTION PRACTICES, AND MITIGATION TECHNIQUES IN ORDER TO PREVENT THE UNAUTHORIZED HARMFUL ALTERATION, DISRUPTION OR DESTRUCTION OF VEGETATION OR THE IMPAIRMENT OF WATER QUALITY.
5. THE CONTRACTOR SHALL BE PREPARED FOR UNEXPECTED CONDITIONS AND ACCORDINGLY HAVE STOCKPILED MATERIALS ON SITE FOR NECESSARY REPAIRS AS A RESULT OF FAILED OR INADEQUATE CONTROL MEASURES.
6. AREAS WITHOUT STABLE GROUND COVER SHALL BE PROTECTED WITH SILTATION CONTROL FENCING, STRAW MULCH, ETC. AND MAINTAINED BY THE CONTRACTOR UNTIL VEGETATION HAS BECOME ESTABLISHED IN THE SUBSEQUENT GROWING SEASON.
7. ALL EXPOSED SOIL MUST BE GRADED TO A STABLE SLOPE AND TREATED AS QUICKLY AS POSSIBLE TO PREVENT EROSION AND SEDIMENT FROM LEAVING THE SITE. ALL AREA STRIPPED OF VEGETATIVE COVER FOR LONGER THAN 30 DAYS SHALL BE TOPSOILED AND SEEDED AT THE DIRECTION OF THE ENGINEER.
8. ALL SITE DRAINAGE TO OUTLET VIA SHEET DRAINAGE, BERMS OR SWALES (AS NECESSARY) TO FACILITATE THE COMPLETION OF GRADING WORKS. THE CONTRACTOR SHALL CONSTRUCT ANY ADDITIONAL SWALES OR BERMS THAT MAY BE NECESSARY TO DIRECT RUN-OFF IN A CONTROLLED MANNER OF SUITABLE QUALITY.
9. ALL CONSTRUCTION VEHICLES SHALL ENTER AND EXIT THE SITE FROM PROPOSED CONSTRUCTION ACCESS VIA THE GRAVEL ACCESS PAD.
10. ANY DEWATERING WASTE SHALL BE DISCHARGED TO A VEGETATED AREA AT LEAST 30M FROM ANY WATERCOURSE AND FILTERED. FILTERING METHODS MUST BE APPROVED BY THE SITE INSPECTOR.
11. TECHNIQUES FOR EROSION AND SEDIMENT CONTROLS ARE TO ADHERE TO ACCEPTED ENGINEERING PRACTICE AND MUNICIPAL, CONSERVATION AUTHORITY AND ONTARIO PROVINCIAL STANDARD SPECIFICATIONS AND DRAWINGS. THE CONTRACTOR SHALL OBTAIN A CURRENT COPY AND BECOME FAMILIAR WITH OPSD 809, CONSTRUCTION SPECIFICATION FOR TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES, AS WELL AS APPLICABLE MUNICIPAL STANDARDS AND/OR APPROVAL AGENCY STANDARDS.
12. THE CONTRACTOR MAY CONSIDER ALTERNATIVE SEDIMENT AND EROSION CONTROL MEASURES. SUCH MEASURES MUST BE PRESENTED IN WRITING FOR APPROVAL BY THE CONTRACT ADMINISTRATOR AND MUST BE APPROVED IN WRITING BY THE APPLICABLE AGENCIES.

SITE DATA	
OVERALL SITE AREA TO BE DISTURBED	0.67Ha
EXISTING LAND USE	EX. INSTITUTIONAL
PREDOMINANT SOIL TYPE	SANDY LOAM
SEDIMENT TRAP SIZING	
BOTTOM ELEVATION	248.25
TOP ELEVATION	249.25
OVERFLOW WEIR ELEVATION	249.15
DIMENSIONS (LxWxD)	13.50x6.30x1.0
STORAGE VOLUME	95.82m ³
CATCHMENT AREA	0.67 Ha
REQUIRED ACTIVE STORAGE VOLUME BASED ON 125cu.m/Ha OF DRAINAGE AREA TO POND	83.75m ³

CONSTRUCTION SEQUENCE

THE FOLLOWING CONSTRUCTION SEQUENCE IS PROVIDED FOR CONTRACTING GUIDANCE:

1. CONSTRUCT ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES INCLUDING SILT FENCE, TREE PRESERVATION FENCE, MUD MATS, CHECK DAMS, SEDIMENT TRAP, SWALES/BERMS, ETC.
2. PROCEED WITH REMOVALS.
3. PROCEED WITH STRIPPING AND REMOVAL OF TOPSOIL. TOPSOIL TO BE STORED ON-SITE AS REQUIRED TO FACILITATE RESTORATION OF SITE.
4. PROCEED WITH EARTH EXCAVATION AND PRE-GRADING.
5. PROCEED WITH SITE WORKS I.E. SITE SERVICING AND SURFACE WORKS INSTALLATIONS.
6. RESTORATION OF DISTURBED AREAS.
7. REMOVAL OF SEDIMENT AND EROSION CONTROLS.

****NOTE**** SILTATION AND EROSION CONTROL MEASURES ARE TO BE MONITORED AND MAINTAINED THROUGHOUT CONSTRUCTION AND NECESSARY REPAIRS TO BE PROMPTLY COMPLETED AS REQUIRED.

CONTINGENCY PLAN

IF UNFORESEEN EVENTS CAUSE THE STRATEGIES SET OUT IN THIS PLAN TO BE INSUFFICIENT OR INAPPROPRIATE TO MEET THE OBJECTIVE, THE CONTRACTOR IS EXPECTED TO RESPOND IN A TIMELY MANNER WITH ALL REASONABLE MEASURES CONSISTENT WITH SAFETY, TO PREVENT, COUNTERACT OR REMEDY DOWNSTREAM SEDIMENTATION AND EROSION.


SPILL REPORTING PROCEDURES ESTABLISHED BY MOE SHALL BE USED TO REPORT UNEXPECTED DISCHARGE OF SILT, SEDIMENT OR OTHER DELETERIOUS SUBSTANCES. THE MINISTRY OF ENVIRONMENT & CLIMATE CHANGE SHALL BE NOTIFIED VIA THE SPILLS ACTION CENTRE (1-800-268-6060). IN THE EVENT OF A SPILL THE MNR SHALL BE NOTIFIED AS WELL, THE ON-CALL CITY OF BARRIE ENVIRONMENTAL OFFICER SHOULD ALSO BE NOTIFIED VIA CELL PHONE AT (705)725-3374.

IF APPROVAL AGENCIES DETERMINE THAT LONG TERM DAMAGE TO THE NATURAL ENVIRONMENT HAS OCCURRED DUE TO FAILURE OF THIS PLAN TO CONTROL SEDIMENTS, A RESTORATION PLAN WILL BE DEVELOPED BY THE CONTRACTOR IN CONSULTATION WITH, AND APPROVAL FROM THE APPROPRIATE AGENCIES FOR IMPLEMENTATION BY THE CONTRACTOR.

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NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

EROSION AND SEDIMENT CONTROL PLAN NOTES AND DETAILS

 JONES CONSULTING GROUP LTD. PLANNERS & ENGINEERS		229 Mapleview Dr. E. Unit 1 Barrie, ON L4N 0W5 P. 705.734.2538 F. 705.734.1058		
DESIGN	DR/CG	SCALE: 1:300	DATE	FEB 2025
DRAWN	CG	PROJECT	DWG. NO	
CHECKED	MF	PRA-24067	ESC-2	

BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT, AT THE SOUTH-EAST CORNER OF BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.

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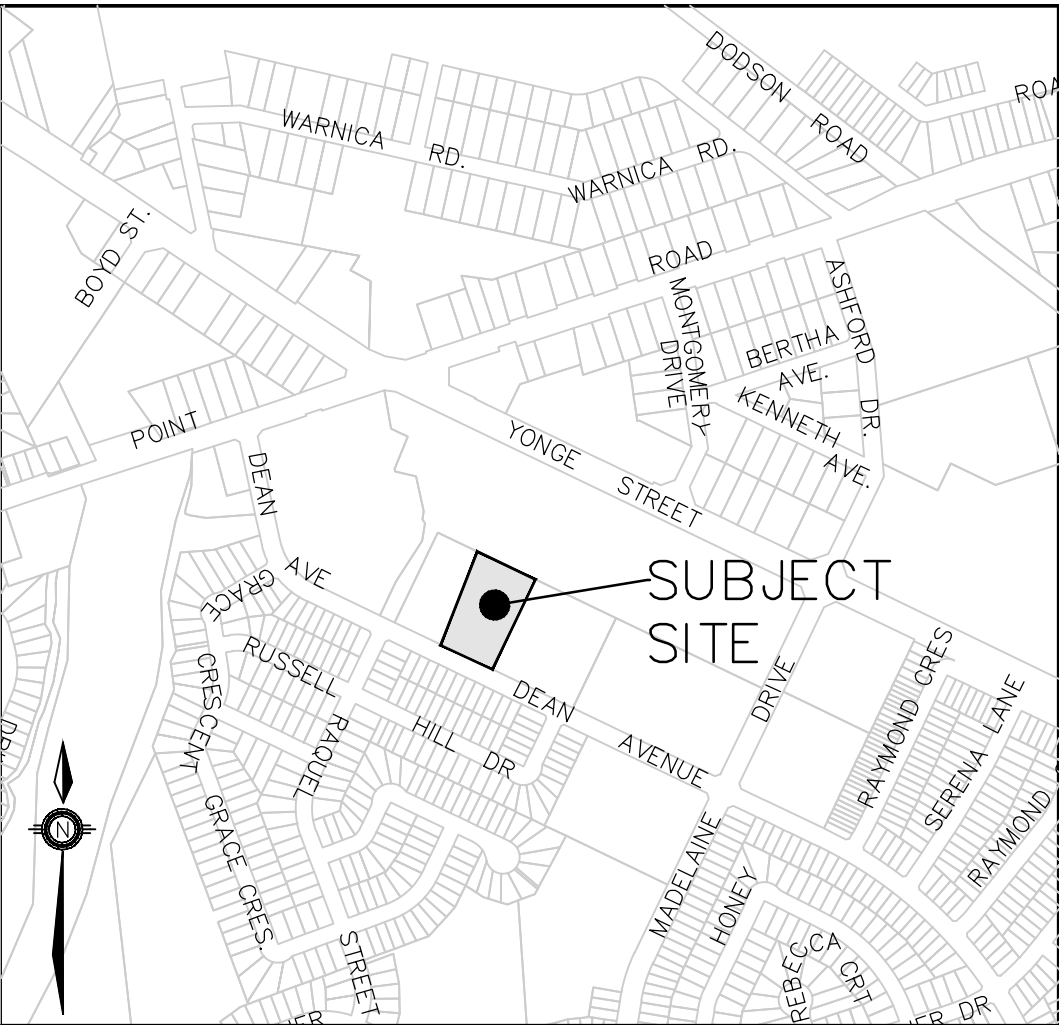
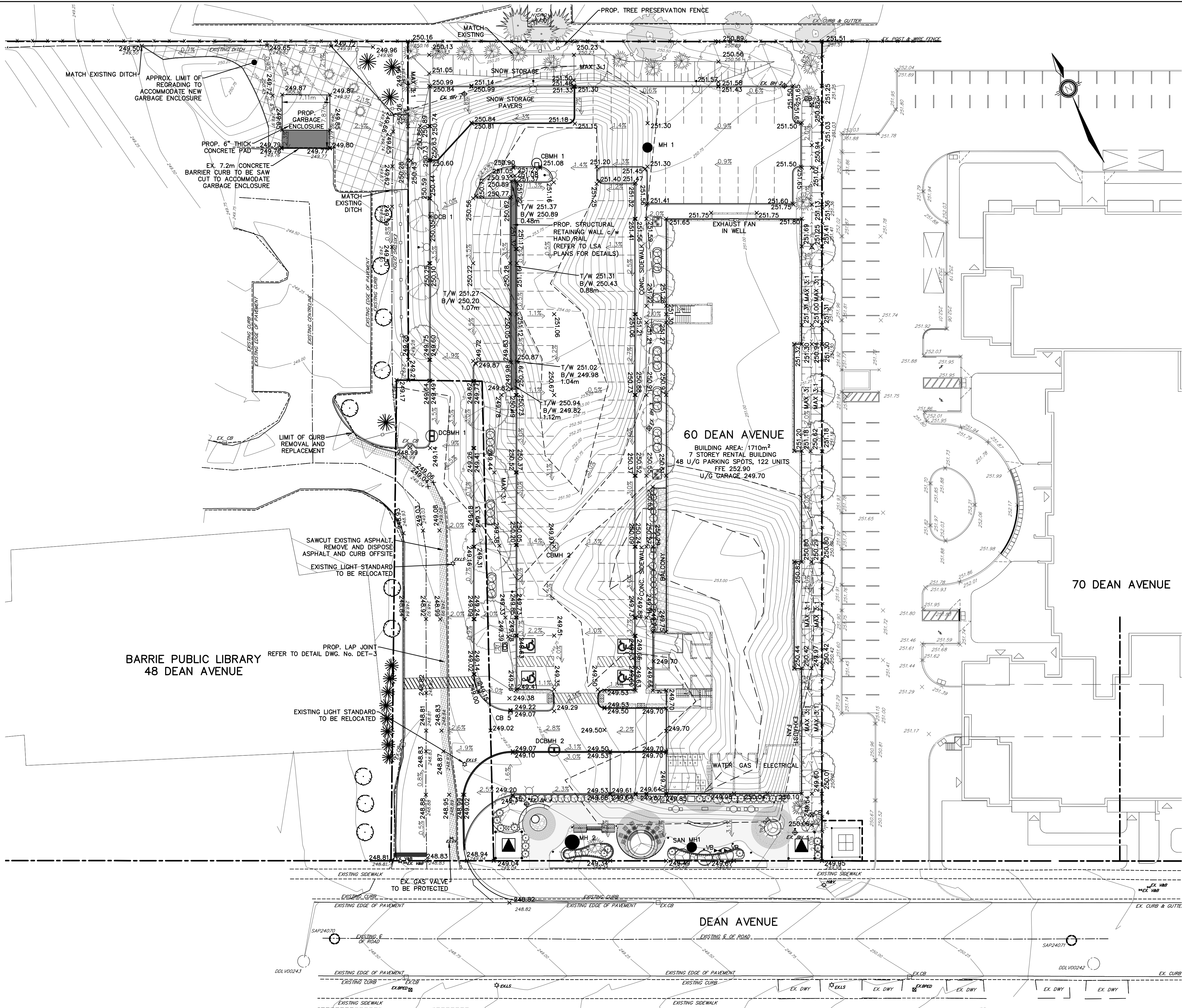
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT 0312000007. NOTE MONUMENT SET IN CONCRETE.

BENCHMARK NO. 03101000040 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.

N.4911945.724 E.608748.995

1.	FIRST SUBMISSION	MAR 2025	DR
NO.	REVISIONS	DATE	INITIAL





KEY PLAN
NTS

LEGEND

- PROPERTY LINE
- EX. CONTOUR AND ELEVATION
- EX. BOREHOLE LOCATION AND ID NUMBER
- EX. FENCE
- EX. DITCH
- EX. TREE
- EX. BUSH
- EX. GAS VALVE
- EX. LIGHT STANDARD
- EX. VALVE
- EX. HYDRANT
- EX. SANITARY MAINTENANCE HOLE
- EX. STORM MAINTENANCE HOLE
- EX. CATCHBASIN
- PROP. ELEVATION
- EX. ELEVATION
- PROP. HIGH POINT
- PROP. DRAINAGE FLOW DIRECTION AND GRADIENT
- PROP. SLOPE 3:1 (MAX)
- PROP. SWALE
- PROP. VALVE
- PROP. SANITARY MAINTENANCE HOLE
- PROP. STORM MAINTENANCE HOLE
- PROP. DOUBLE CATCHBASIN MAINTENANCE HOLE
- PROP. CATCHBASIN MAINTENANCE HOLE
- PROP. CATCHBASIN
- PROP. DOUBLE CATCHBASIN
- PROP. STRUCTURAL RETAINING WALL c/w RAILING REFER TO LSA PLANS
- PROP. TREE PRESERVATION FENCE REFER TO LANDSCAPE DRAWINGS
- PROP. TRANSFORMER
- PROP. STREETLIGHT
- PROP. TREES

BARRIE PUBLIC LIBRARY
48 DEAN AVENUE

60 DEAN AVENUE
BUILDING AREA: 1710m²
7 STOREY RENTAL BUILDING
48 U/G PARKING SPOTS, 122 UNITS
FFE 252.90
U/G GARAGE 249.70

70 DEAN AVENUE

DEAN AVENUE

BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE MONUMENT. AT THE SOUTH-EAST CORNER OF THE BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.
ELEV. 244.76m

BENCHMARK NO. 03120030029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.
ELEV. 250.59m

BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT. NOTE MONUMENT SET IN CONCRETE.
ELEV. 250.59m

BENCHMARK NO. 0312009381 E.807444.743
ELEV. 250.59m

BENCHMARK NO. 0312009381 E.807444.743
ELEV. 250.59m

1.	FIRST SUBMISSION	MAR 2025	MF
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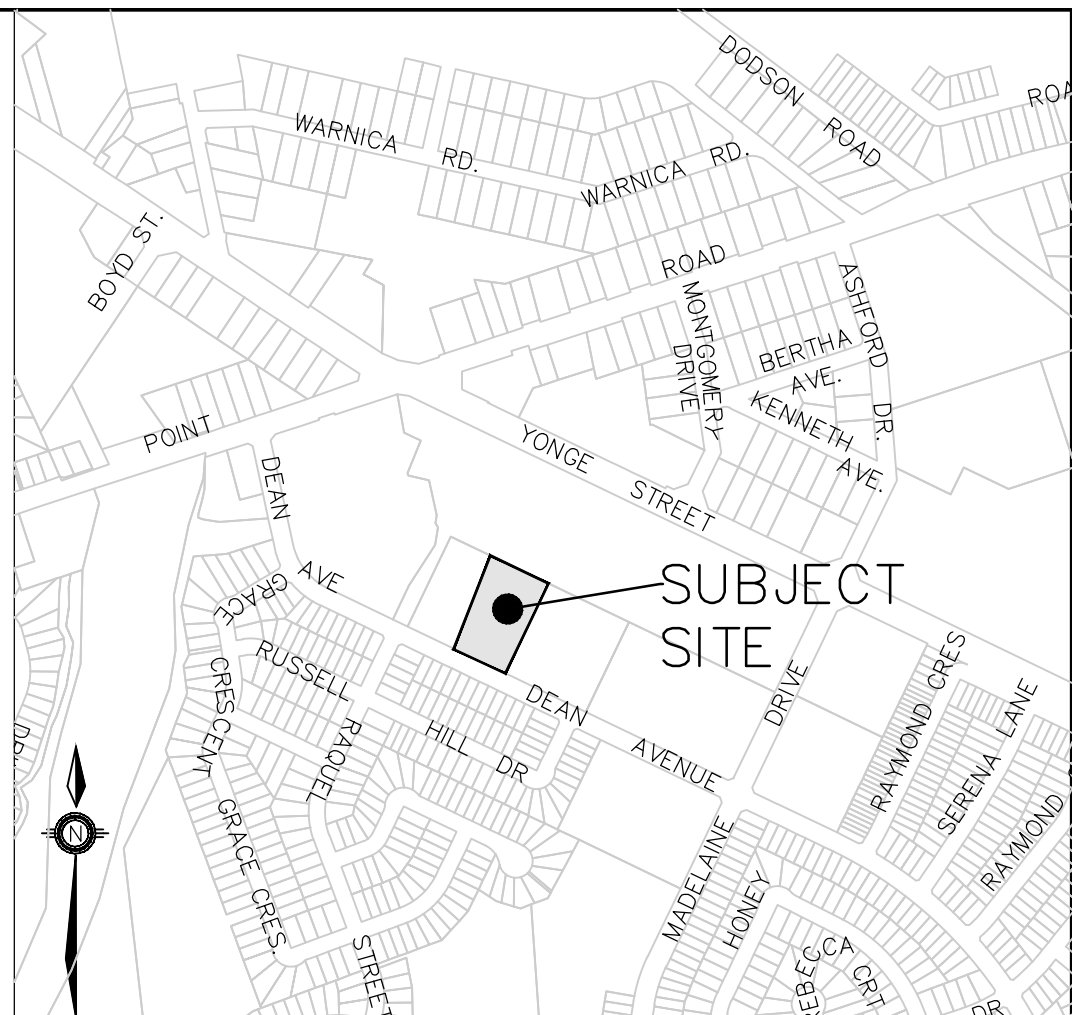
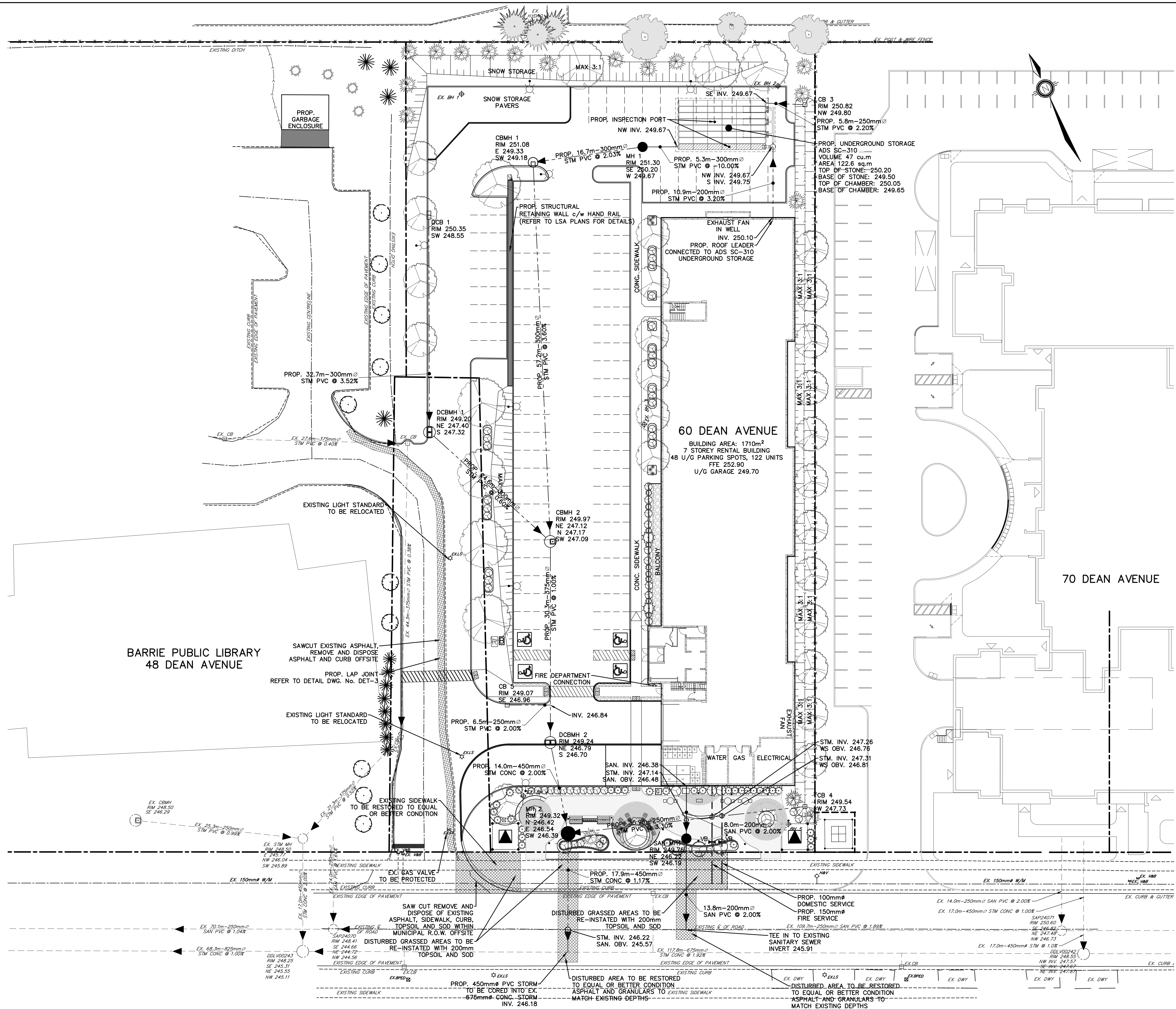
NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

SITE GRADING PLAN



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN DR/CG	SCALE: 1:300	DATE JAN 2025
DRAWN CG	PROJECT PRA-24067	DWG. NO. SG-1
CHECKED MF		



LEGEND	
	PROPERTY LINE
	EX. CONTOUR AND ELEVATION
	EX. BOREHOLE LOCATION AND ID NUMBER
	EX. FENCE
	EX. DITCH
	EX. TREE
	EX. BUSH
	EX. GAS VALVE
	EX. LIGHT STANDARD
	EX. WATERMAIN
	EX. VALVE
	EX. HYDRANT
	EX. SANITARY SEWER AND FLOW DIRECTION
	EX. STORM MAINTENANCE HOLE
	EX. CATCHBASIN
	EX. STORM SEWER AND FLOW DIRECTION
	PROP. SLOPE 3:1 (MAX)
	PROP. SWALE
	PROP. SANITARY MAINTENANCE HOLE
	PROP. SANITARY SEWER AND FLOW DIRECTION
	PROP. STORM MAINTENANCE HOLE
	PROP. DOUBLE CATCHBASIN MAINTENANCE HOLE
	PROP. CATCHBASIN MAINTENANCE HOLE
	PROP. CATCHBASIN
	PROP. DOUBLE CATCHBASIN
	PROP. STORM SEWER AND FLOW DIRECTION
	PROP. VALVE
	PROP. WATER & FIRE SERVICE
	PROP. STRUCTURAL RETAINING WALL c/w RAILING REFER TO LSA PLANS
	PROP. TRANSFORMER
	PROP. STREETLIGHT
	PROP. TREES

BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE MONUMENT AT THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE. ELEV. 244.76m			
BENCHMARK NO. 0312000029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE. ELEV. 244.76m			
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BENCHMARK NO. 0312000041 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD. ELEV. 244.76m			
1.	FIRST SUBMISSION	MAR 2025	MF
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NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

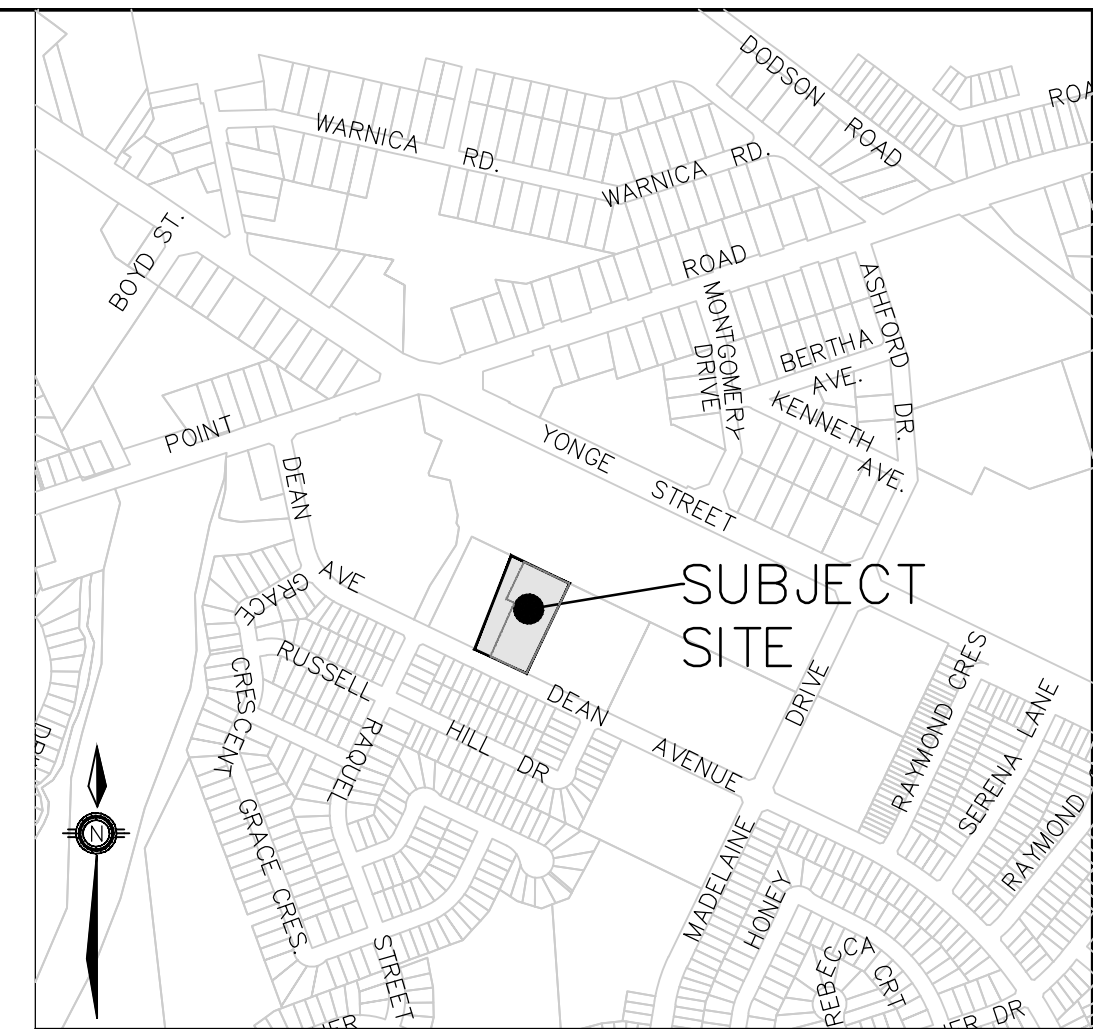
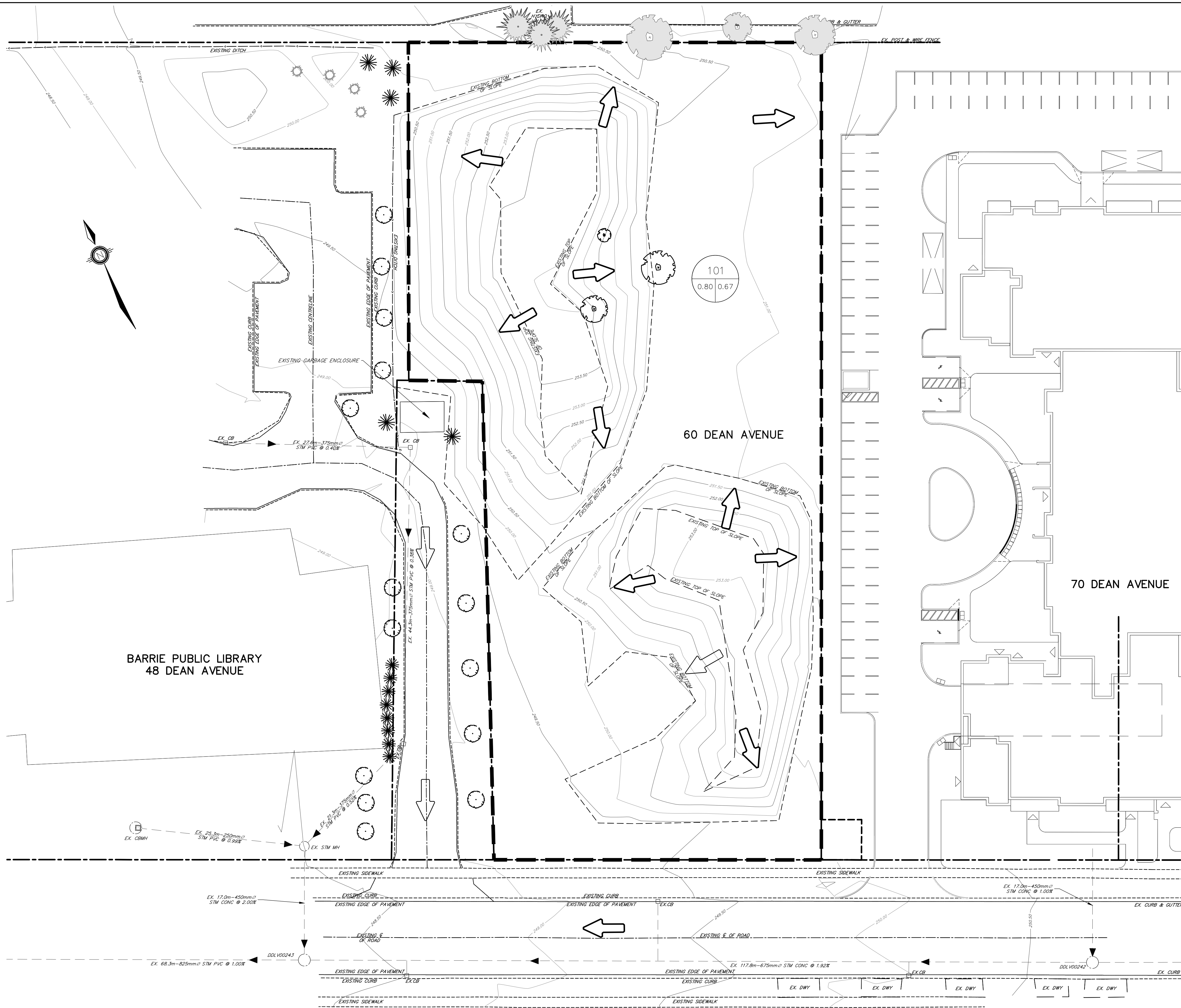
GENERAL SERVICING PLAN



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN DR/CG	SCALE: 1:300	DATE FEB 2025
DRAWN CG	PROJECT PRA-24067	DWG. NO. GS-1
CHECKED MF		

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KEY PLAN
NTS

LEGEND

	PROPERTY LINE
	CATCHMENT BOUNDARY
	EX. TREE
	EX. BUSH
	EX. CONTOUR AND ELEVATION
	EX. STORM MAINTENANCE HOLE
	EX. CATCHBASIN
	EX. STORM SEWER AND FLOW DIRECTION
	DIRECTION OF OVERLAND FLOW
	CATCHMENT AREA NUMBER
	AREA (ha.)

BENCHMARK:

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BENCHMARK NO. 10101800041 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD. N:4911948.724 E:608748.995			
1.	FIRST SUBMISSION	MAR 2025	MF
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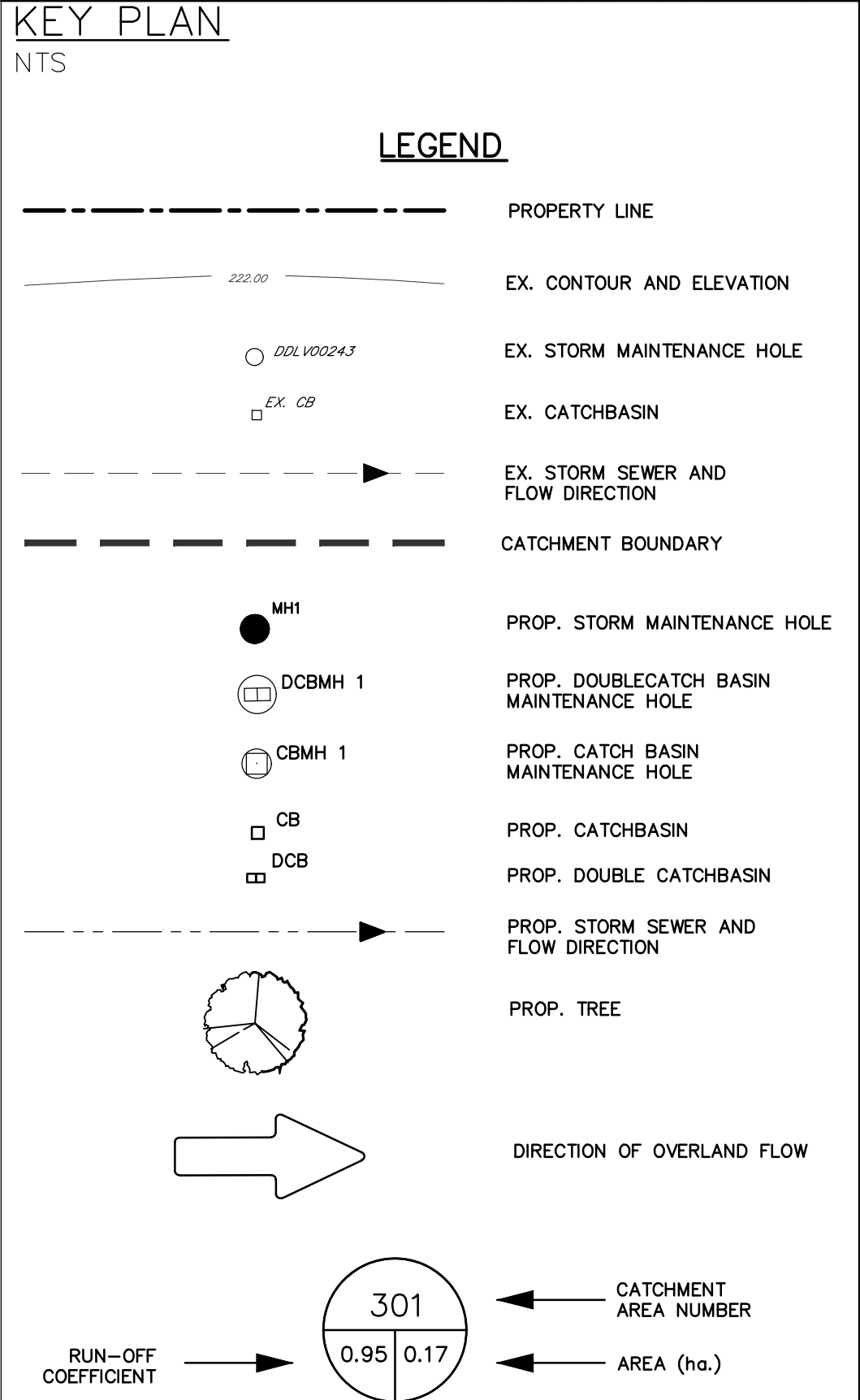
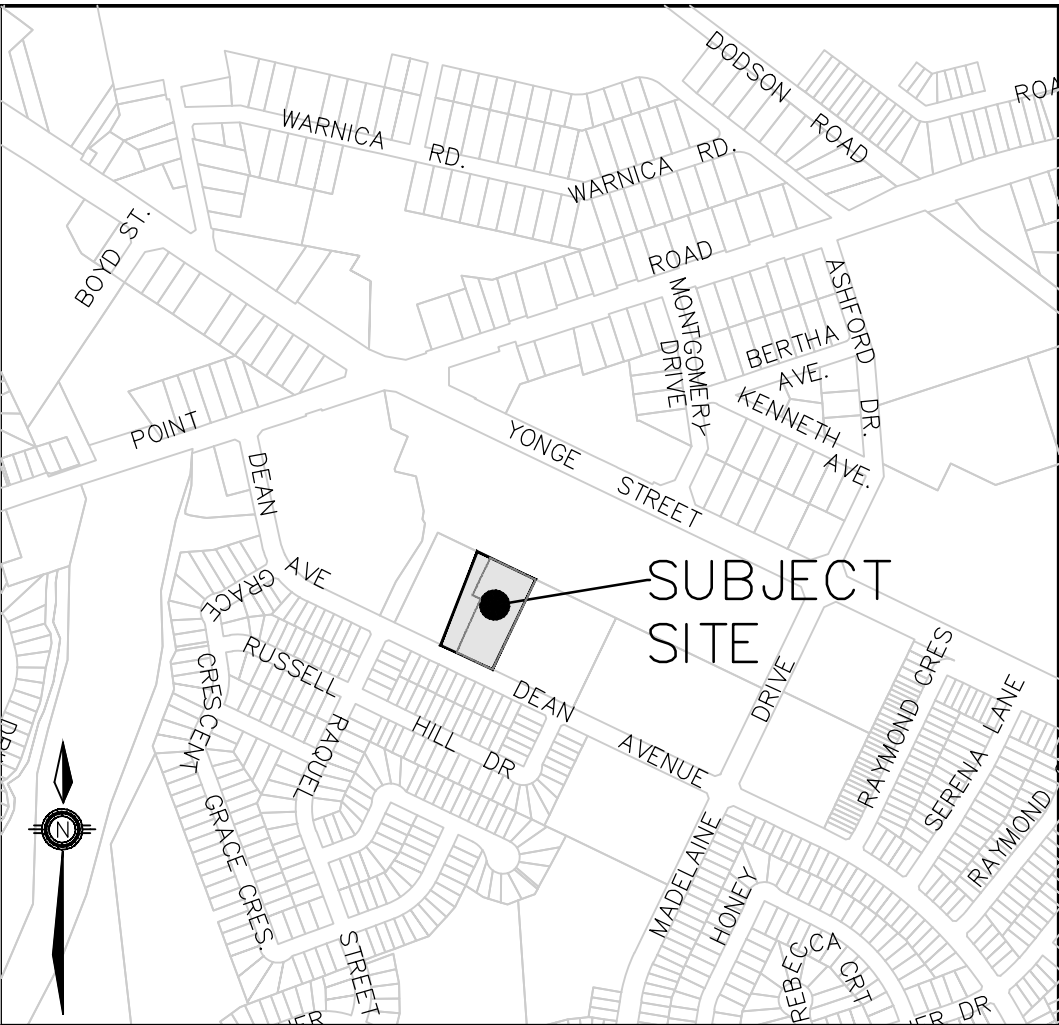
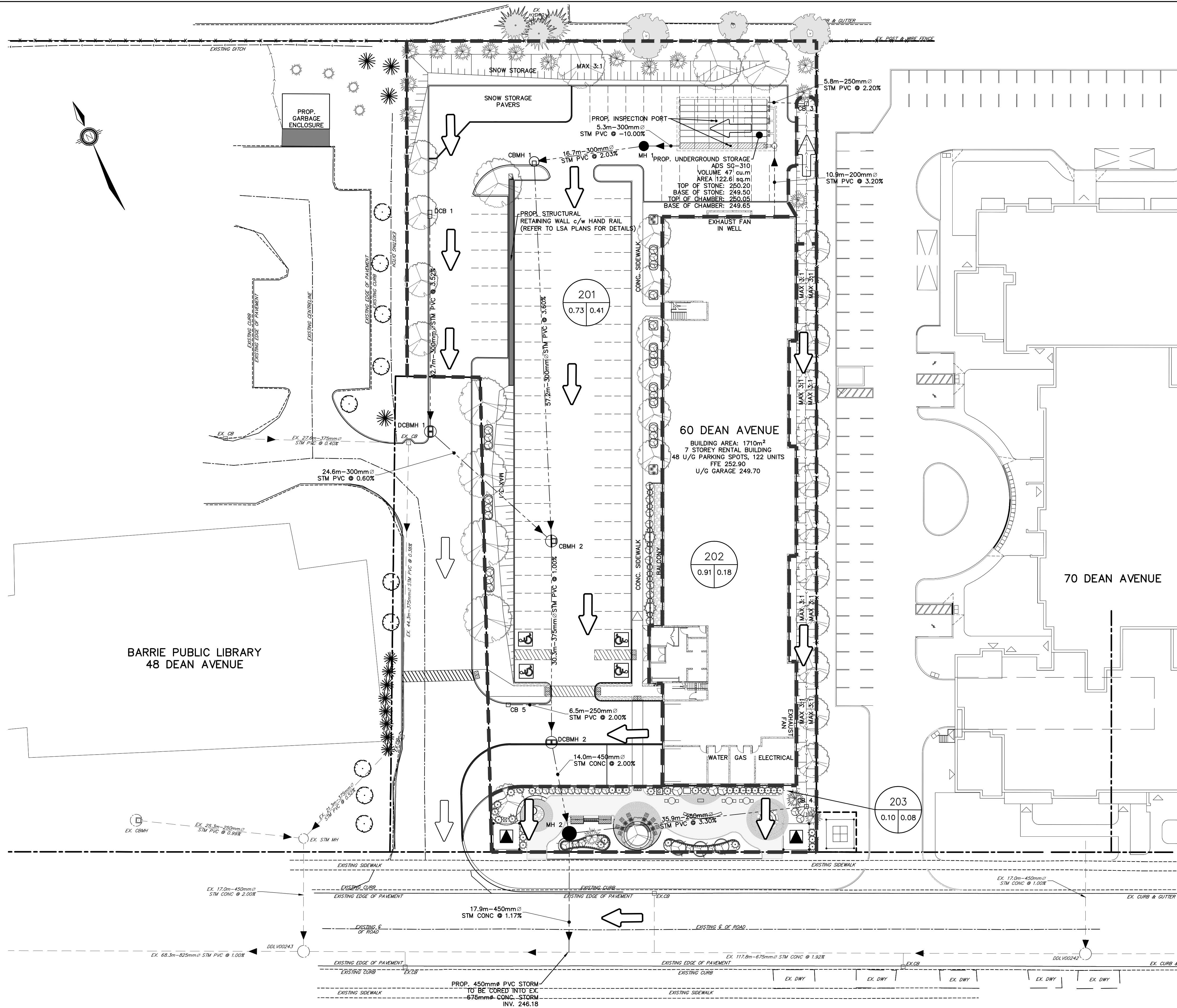
NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

STORMWATER MANAGEMENT PLAN
PRE-DEVELOPMENT CONDITIONS



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN	CG/DR	SCALE: 1:300	DATE	FEB 2025
DRAWN	WS	PROJECT	DWG. NO	
CHECKED	MF	PRA-24067	SWM-1	



BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT. AT THE SOUTH-EAST CORNER OF BRIDGE, THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.				
BENCHMARK NO. 03120030029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL AND THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.				
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT 03120030029. NOTE MONUMENT SET IN CONCRETE.				
BENCHMARK NO. 01010000041 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.				
N.4911945.724 E.608745.995				
1.	FIRST SUBMISSION	MAR 2025	MF	
NO.	REVISIONS	DATE	INITIAL	



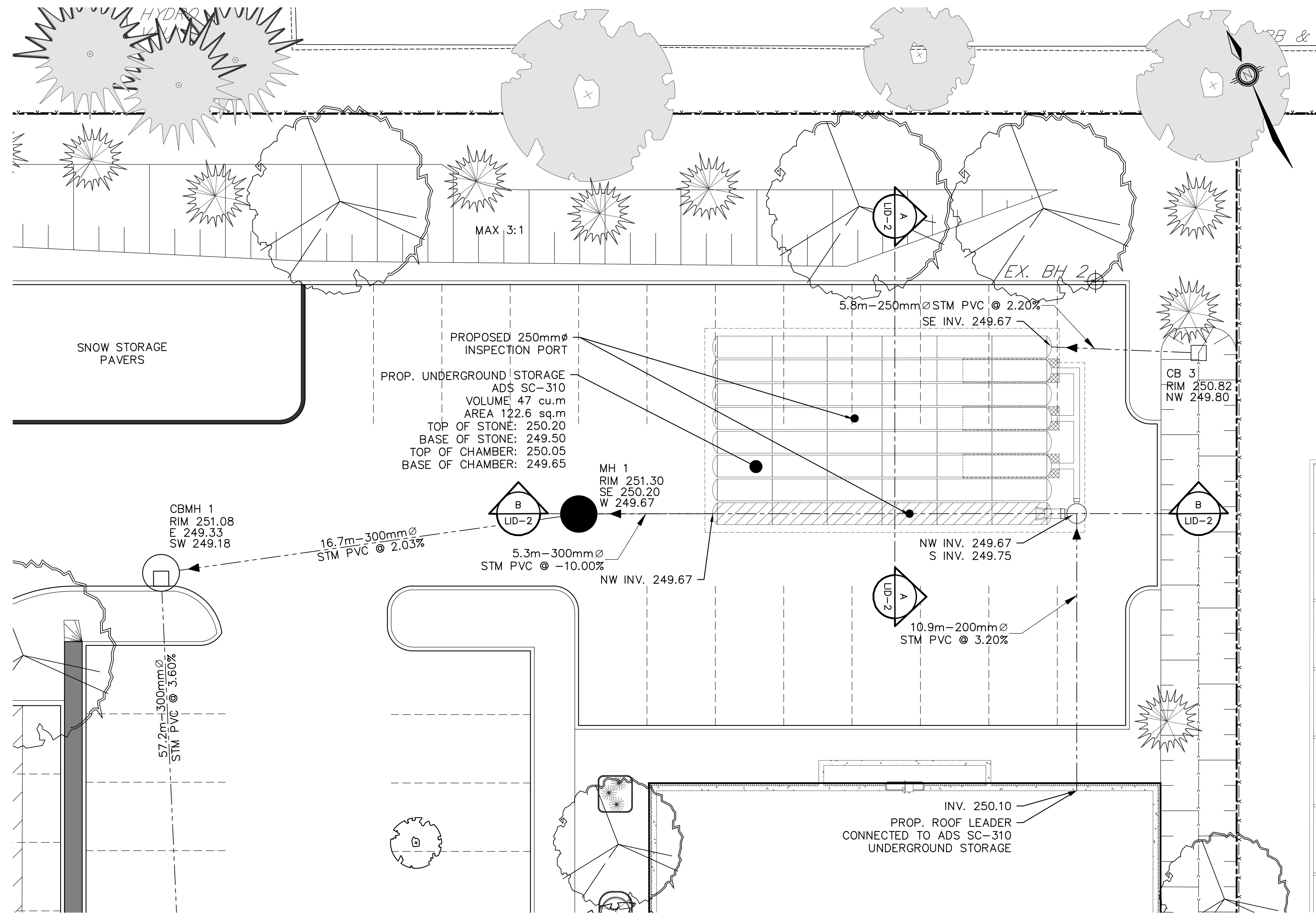
NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

STORMWATER MANAGEMENT PLAN
POST-DEVELOPMENT CONDITIONS



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN DR/CG	SCALE: 1:300	DATE FEB 2025
DRAWN WS	PROJECT	DWG. NO
CHECKED MF	PRA-24067	SWM-2



BENCHMARK:
BENCHMARK NO. 0312000007 LOCATED ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT. AT THE SOUTH-EAST CORNER OF BRIDGE, THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.
ELEV. 244.75m
BENCHMARK NO. 03120030029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL AND THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.
ELEV. 250.50m
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT. BENCHMARK NO. 03120030007. NOTE MONUMENT SET IN CONCRETE.
N.4912309.381 E.607444.743
BENCHMARK NO. 01010800401 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.
N.4911945.724 E.608748.995

1.	FIRST SUBMISSION	MAR 2025	MF
NO.	REVISIONS	DATE	INITIAL



NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

LID INFILTRATION GALLERY
PLAN VIEW

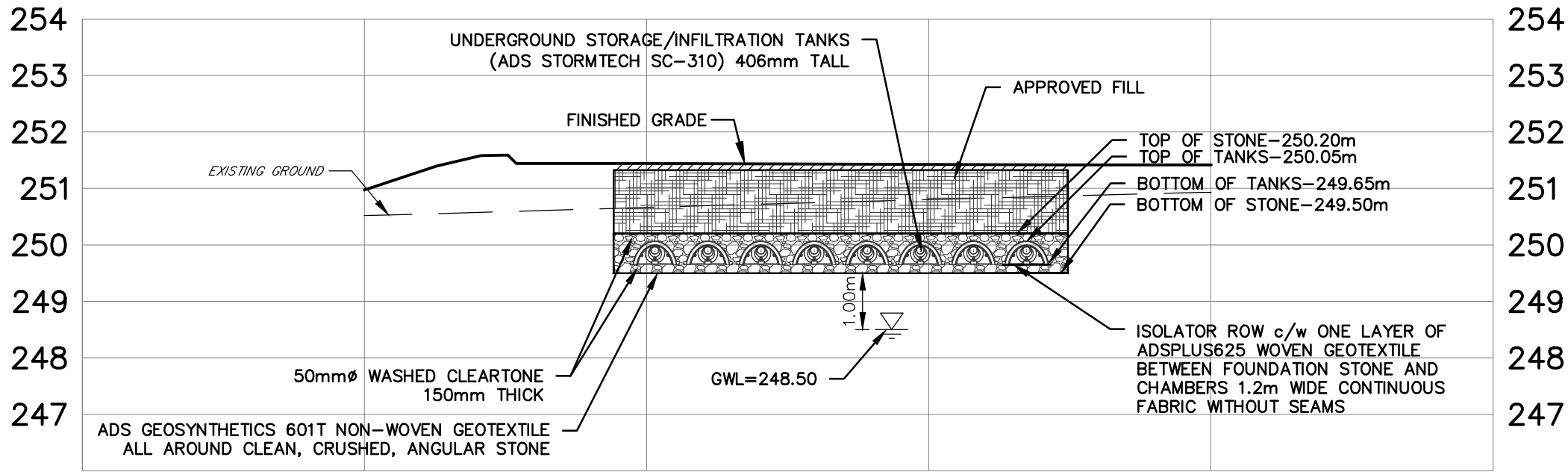


229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

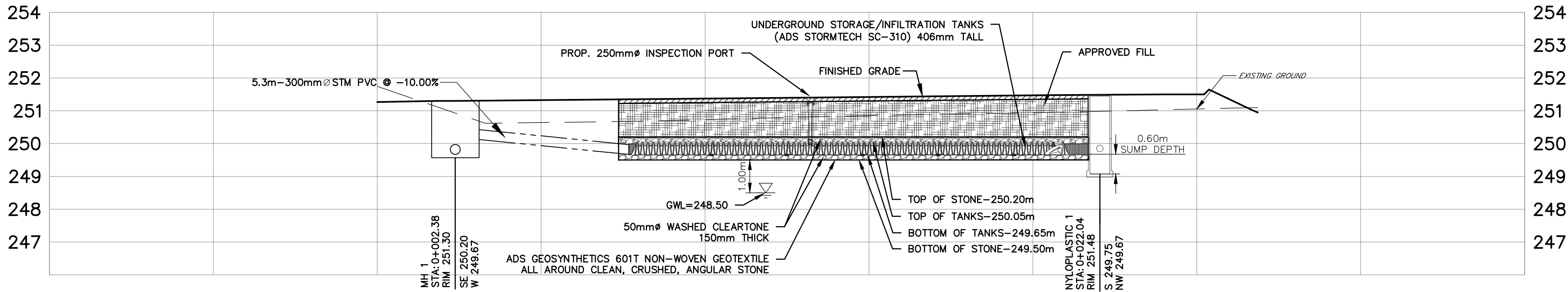
DESIGN	DR/CG	SCALE: 1:100	DATE	FEB 2025
DRAWN	WS	PROJECT	DWG. NO	
CHECKED	MF	PRA-24067	LID-1	

G:\eng_20\PRAs\24067\Production\DWGS\PRAs\24067-LID DESIGN.dwg Layout:ID-2 Plotted Mar 06, 2025 @ 3:06pm by cspagnon The Jones Consulting Group Ltd.

SECTION A-A
1:100



SECTION B-B
1:100



BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT. AT THE SOUTH-EAST CORNER OF BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE. ELEV. 250.50m

BENCHMARK NO. 0312000029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. AND THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE. ELEV. 250.50m

BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT #0312000007. NOTE MONUMENT SET IN CONCRETE. N.4912309.381 E.607444.743

BENCHMARK NO. 01010800401 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD. N.4911948.724 E.608748.995

1.	FIRST SUBMISSION	MAR 2025	MF
NO.	REVISIONS	DATE	INITIAL



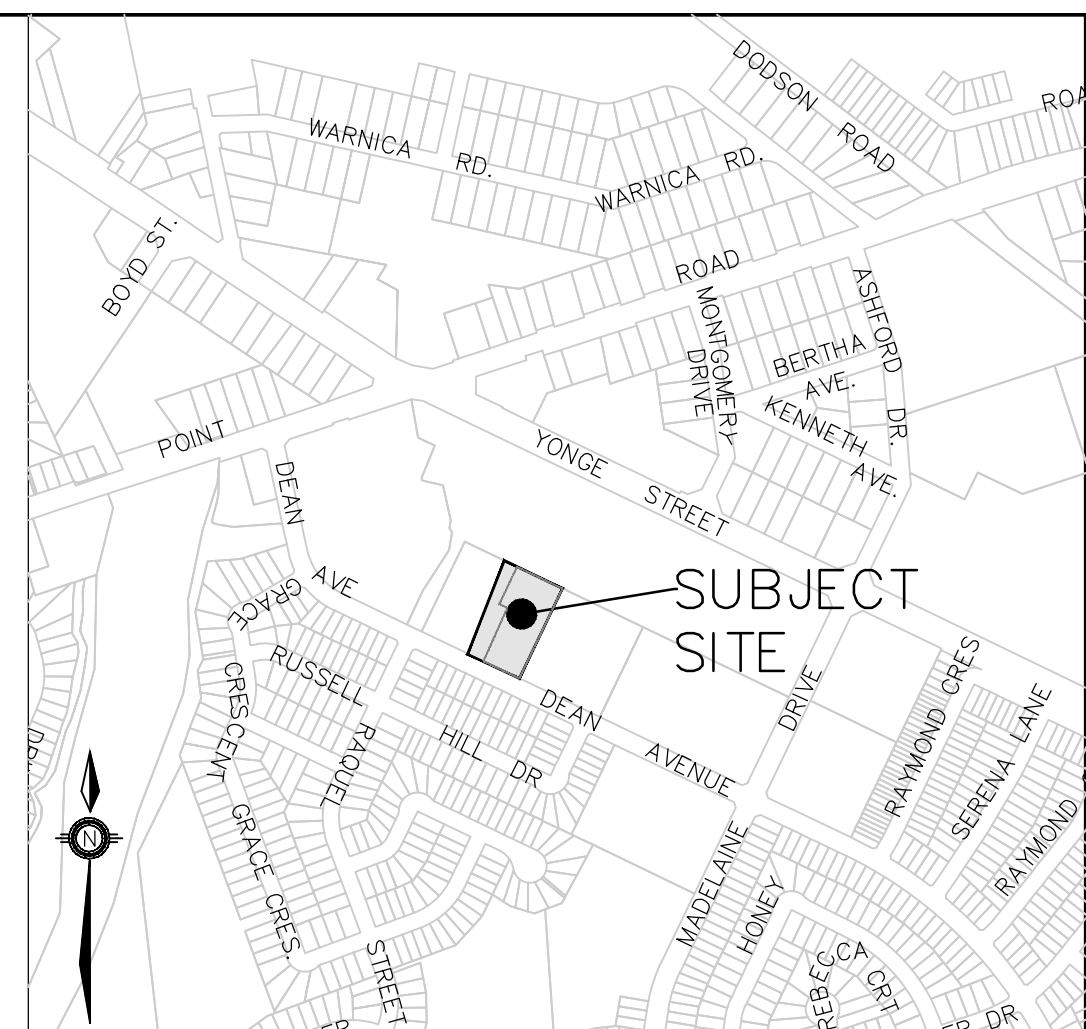
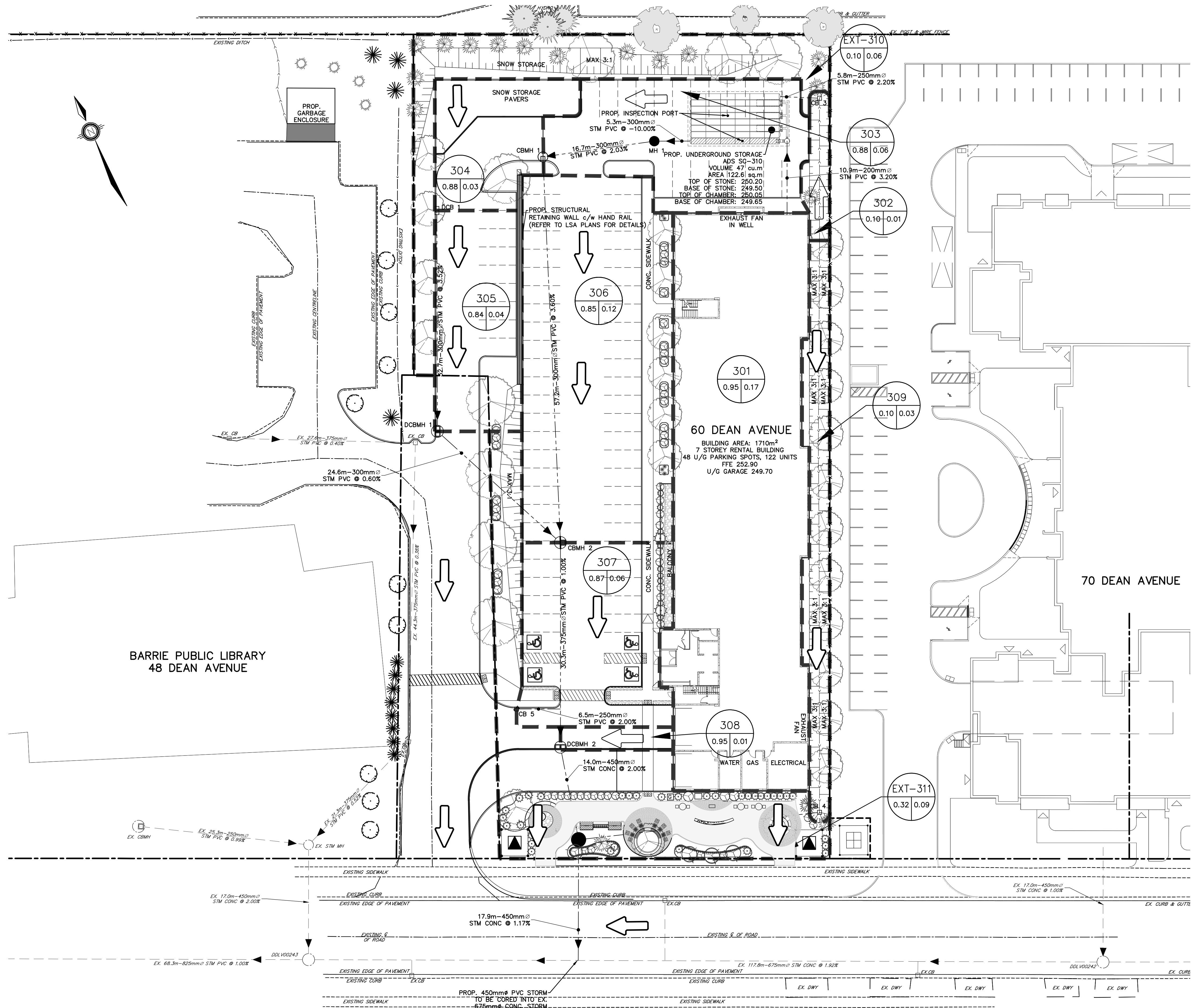
NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

LID INFILTRATION GALLERY
SECTIONS

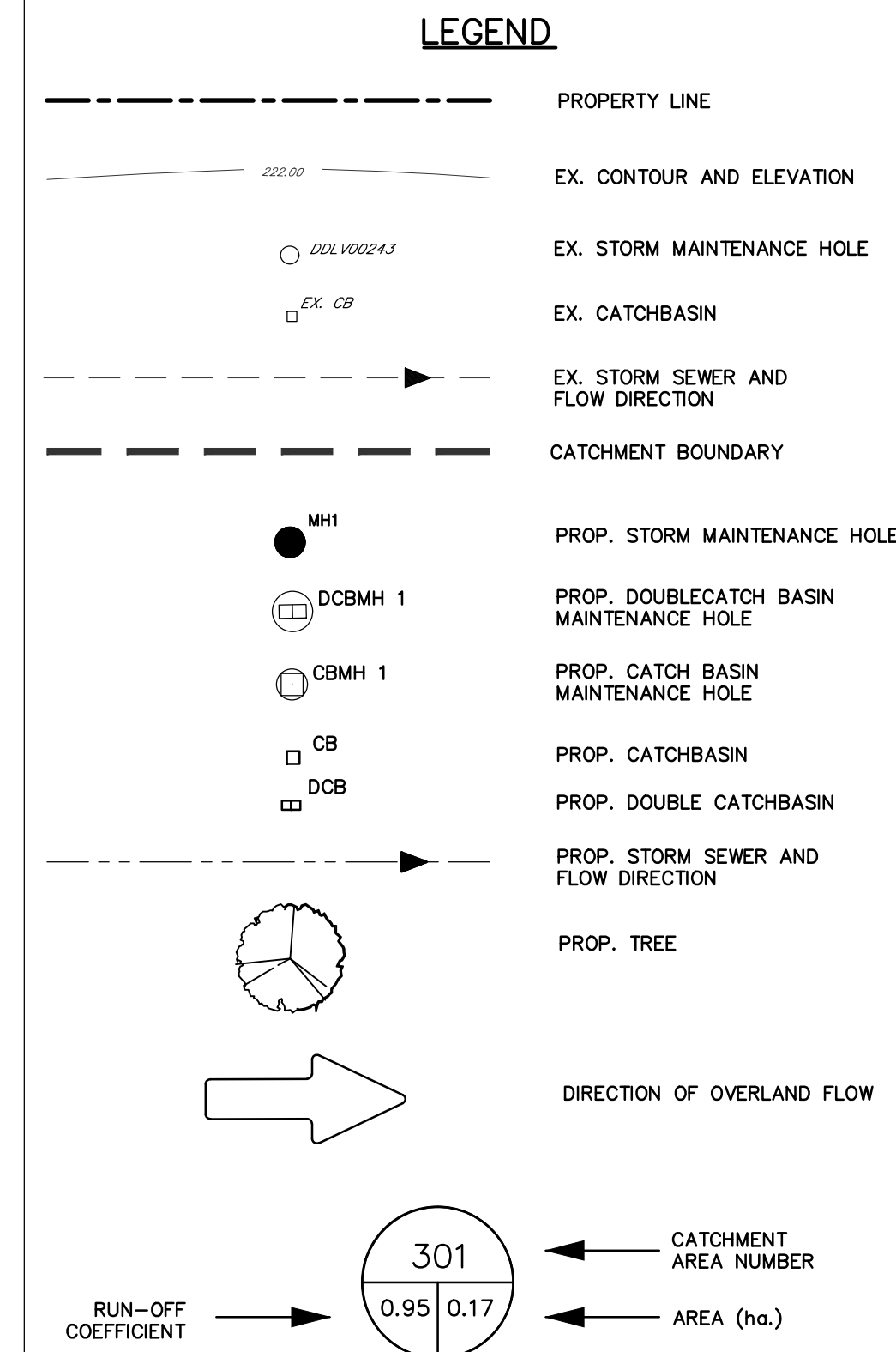


229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1058

DESIGN	DR/CG	SCALE: AS NOTED	DATE	FEB 2025
DRAWN	WS	PROJECT	DWG. NO	
CHECKED	MF	PRA-24067	LID-2	



KEY PLAN
NTS



BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE MONUMENT. AT THE SOUTH-EAST CORNER OF BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.
ELEV. 244.76m

BENCHMARK NO. 0312000009 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.
ELEV. 250.50m

BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT. 0312000007. NOTE MONUMENT SET IN CONCRETE.
N.4912309.381 E.807444.743

BENCHMARK NO. 0101000001 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.
N.4911948.724 E.808748.995

1.	FIRST SUBMISSION	MAR 2025	MF
NO.	REVISIONS	DATE	INITIAL

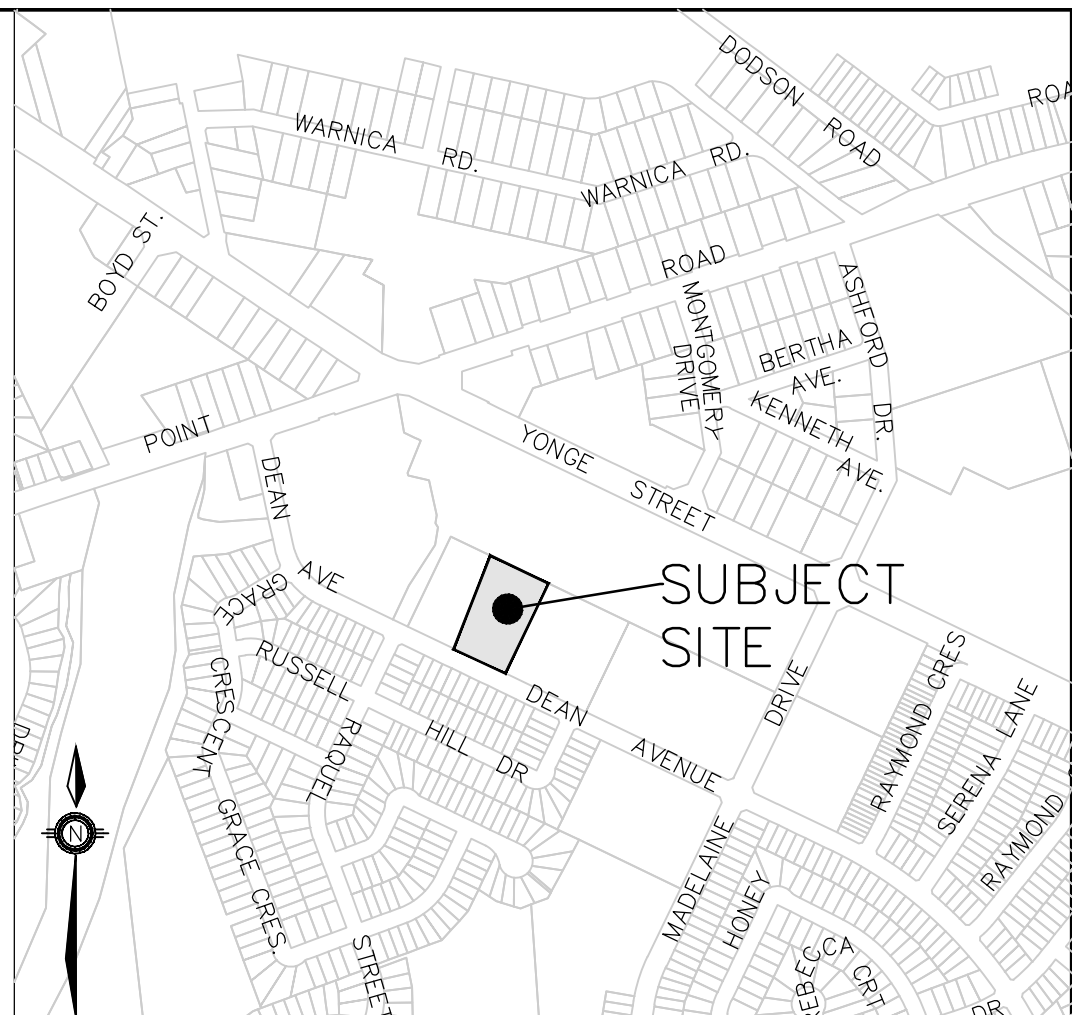
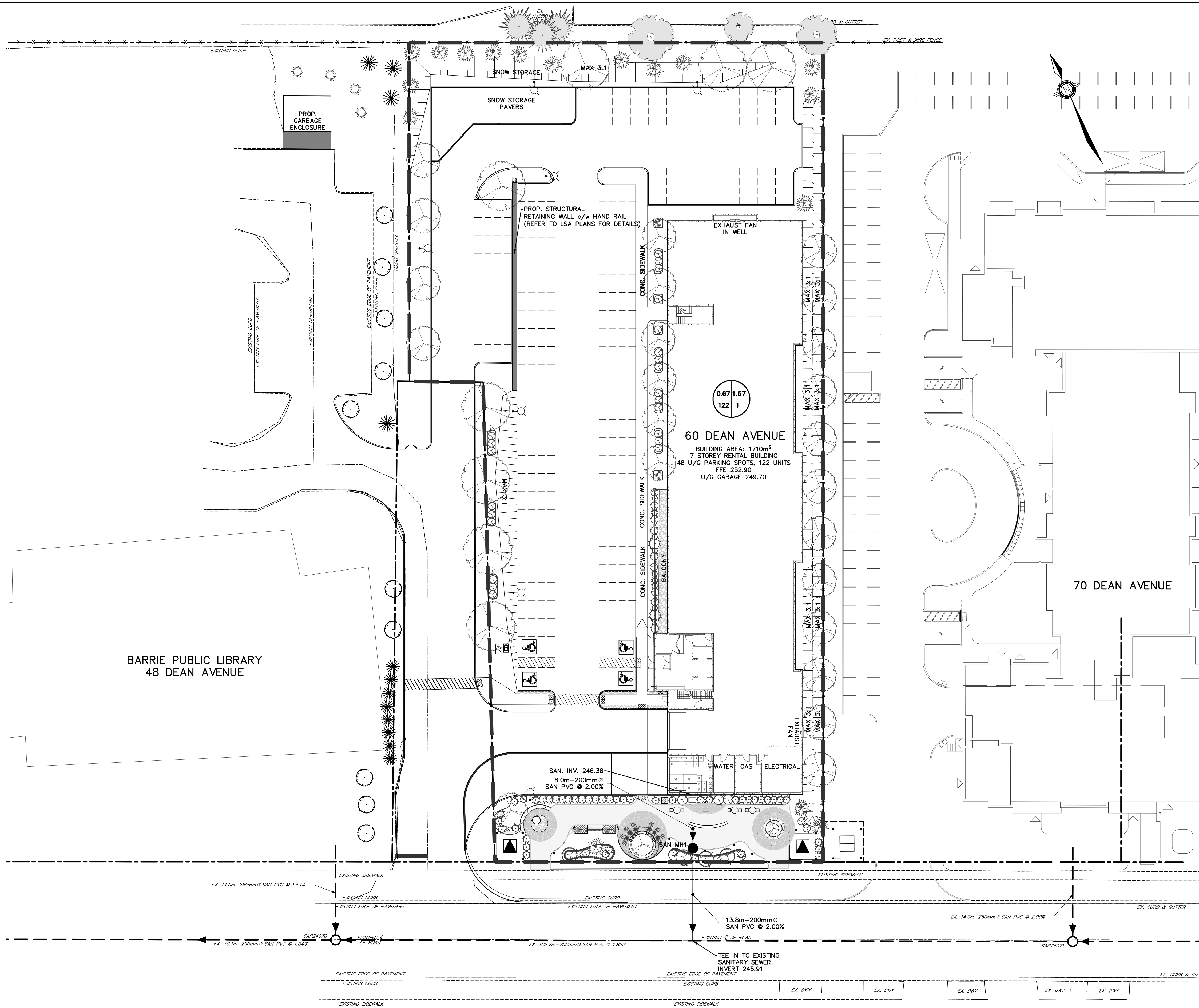


NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE
STORM SEWER
SUBCATCHMENT PLAN



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN DR/CG	SCALE: 1:300	DATE FEB 2025
DRAWN WS	PROJECT PRA-24067	DWG. NO DWG. N°
CHECKED MF		STM-1



KEY PLAN
NTS

LEGEND

- PROPERTY LINE
- EXISTING MAINTENANCE HOLE
- EXISTING SANITARY SEWER AND FLOW DIRECTION
- PROPOSED MAINTENANCE HOLE
- PROPOSED SANITARY SEWER AND FLOW DIRECTION
- SANITARY CATCHMENT AREA

AREA (ha) → 0.67 1.67 ← PERSONS PER UNIT (PPU)
No. OF UNITS → 122 1 ← CATCHMENT ID NUMBER

BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT AT THE SOUTH-EAST CORNER OF BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.			
BENCHMARK NO. 0312000029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.			
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT #0312000007. NOTE: MONUMENT SET IN CONCRETE.			
BENCHMARK NO. 0312000001 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.			
N:4911945.724 E:608746.995			
1.	FIRST SUBMISSION	MAR 2025	MF
NO.	REVISIONS	DATE	INITIAL



NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

SANITARY DRAINAGE AREA PLAN

JONES CONSULTING GROUP LTD.
PLANNERS & ENGINEERS

229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN DR/CG	SCALE: 1:300	DATE JAN 2025
DRAWN CG	PROJECT PRA-24067	DWG. NO DWG. NO
CHECKED MF		SAN-1

G:\Eng_3D\PRAs\24067\Production\DWGS\PRAs\24067-SANITARY DRAINAGE AREA PLAN.dwg Layout:SAN-1 Plotted Mar 07, 2025 @ 9:16am by caggon The Jones Consulting Group Ltd.



n ≥ 0.013
M = 5/P^0.2 Babbitt
M=1+[14/(4+P^0.5)] Harmon
Q_p = P*q*M/86.4
Q_i = I*A
Q_{tot} = Q_p + Q_i
Q_{Commercial}

Numbers in blue or text in red are equations
(Harmon or Babbitt peaking factor where; M ≥ 2), the greater of the two is used in the spreadsheet. Please refer to Section 3.3.1.1 of the Barrie Sanitary Design Guidelines for additional guidance on which peaking factor to use.

(Peak population flow where; q = 225 L/day/person; P = population in thousands) 225 litres/person/day
(Peak extraneous flow: I= 0.1L/s/ha over development area)
(Total peak flow as the sum of peak population flow and peak extraneous flow)
See Note 1.

AREA - STREET	MAINTENANCE HOLE		DWELL UNITS	DWELL (ACC) UNITS	DENSITY P.P.U.	POP. (P)	POP. (ACC)	M PEAKING FACTOR BABBIT	M PEAKING FACTOR HARMON	Max PEAKING FACTOR	Q _p (l/s)	AREA (ha)	AREA (ACC) (ha)	Q _i (l/s)	Q _{tot} (l/s)	L (m)	D (mm)	S (%)	Q _f FULL (l/s)	d/D ⁽²⁾	d/D ⁽³⁾ >0.5 or >0.7	Velocity FULL (m/s)	Velocity Partial ⁽¹⁾ (m/s)	Velocity ⁽⁴⁾ > 0.6 (m/s)
	FROM	TO																						
1A - 60 Dean Avenue	Building	SAN MH1	122		1.67	204	204	6.873	4.145	6.873	3.647	0.67	0.67	0.067	3.713	8.0	200	2.00	46.384	0.191	Ok	1.476	0.878	Ok
1B -	SAN MH1	Dean Avenue Main				0	204	6.873	4.145	6.873	3.647	0.67	0.67	0.067	3.714	13.8	200	2.00	46.384	0.191	Ok	1.476	0.878	Ok
Date: March 2025			CALCULATED BY: WS			CHECKED BY: MF																		

(1) without extraneous flow
(2) with extraneous flow
(3) d/D>0.5 for pipes 375 and less, d/D>0.7 for pipes greater than 375
(4) Velocity check based on the lesser of full flow or partial velocity
Numbers in Blue are cell formulas

Residential Development
Storm Sewer Catchment Areas & Sizing

CLIENT: Nestwise Inc.

DATE: March 2025

PROJECT: 60 Dean Avenue, Barrie

FILE: PRA-24067 (50)

DESIGN: WS
CHECKED BY: MF



5 Year Storm Sewer Sizing																
AREAS	MANHOLE		LENGTH (m)	INCREMENT			TOTAL CA	FLOW TIME (min)		I (mm/h)	TOTAL Q (cms)	S (%)	D (mm)	Q FULL (cms)	V FULL (m/s)	PERCENT FULL (%)
	FROM	To		C	A	CA		TO	IN							
301	BLDG	LID	10.9	0.95	0.17	0.16	0.16	10.00	0.10	109	0.049	3.2	200	0.059	1.9	84.0
302	CB3	LID	5.8	0.10	0.01	0.0007	0.0007	10.00	0.05	109	0.00022	2.2	250	0.088	1.8	0.3
	LID/MH1	CBMH1	16.7				0.16	10.10	0.14	109	0.049	2.0	300	0.138	1.9	35.6
303	CBMH1	CBMH2	57.2	0.88	0.06	0.06	0.22	10.24	0.37	108	0.066	3.6	300	0.183	2.6	35.8
304	DCB1	DCBMH1	32.7	0.88	0.03	0.0287	0.03	10.00	0.21	109	0.009	3.5	300	0.181	2.6	4.8
305	DCBMH1	CBMH2	24.6	0.84	0.04	0.04	0.06	10.21	0.39	108	0.019	0.6	300	0.075	1.1	25.6
306	CBMH2	TEE1	24.6	0.85	0.12	0.10	0.39	10.60	0.26	106	0.114	1.0	375	0.175	1.6	64.8
307	CB5	TEE1	6.5	0.87	0.06	0.05	0.05	10.00	0.06	109	0.016	2.0	250	0.084	1.7	18.7
	TEE1	DCBMH2	5.6				0.44	10.86	0.06	104	0.127	1.0	375	0.175	1.6	72.6
308	DCBMH2	MH2	14.0	0.95	0.01	0.01	0.44	10.92	0.09	104	0.128	2.0	450	0.403	2.5	31.9
309	CB4	MH2	35.9	0.10	0.03	0.003	0.003	10.00	0.27	109	0.001	3.3	250	0.108	2.2	0.8
	MH2	DEAN AVE	17.9				0.45	11.01	0.15	104	0.129	1.2	450	0.308	1.9	41.7
Q= 0.0028*C*I*A (cms); C=RUNOFF COEFFICIENT; I=RAINFALL INTENSITY (5 Year) =843.019/(T.C. + 4.582)^0.763; A=AREA (ha)																

BENCHMARK:
BENCHMARK NO. 03120002007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT. AT THE SOUTH-EAST CORNER OF BRIDGE, THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.
ELEV. 244.767m
BENCHMARK NO. 03120030029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL AND THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.
ELEV. 250.59m
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT. NOTE MONUMENT SET IN CONCRETE.
ELEV. 250.59m
BENCHMARK NO. 03120080040 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.
ELEV. 244.767m

1.	FIRST SUBMISSION	MAR 2025	MF	
NO.	REVISIONS	DATE	INITIAL	



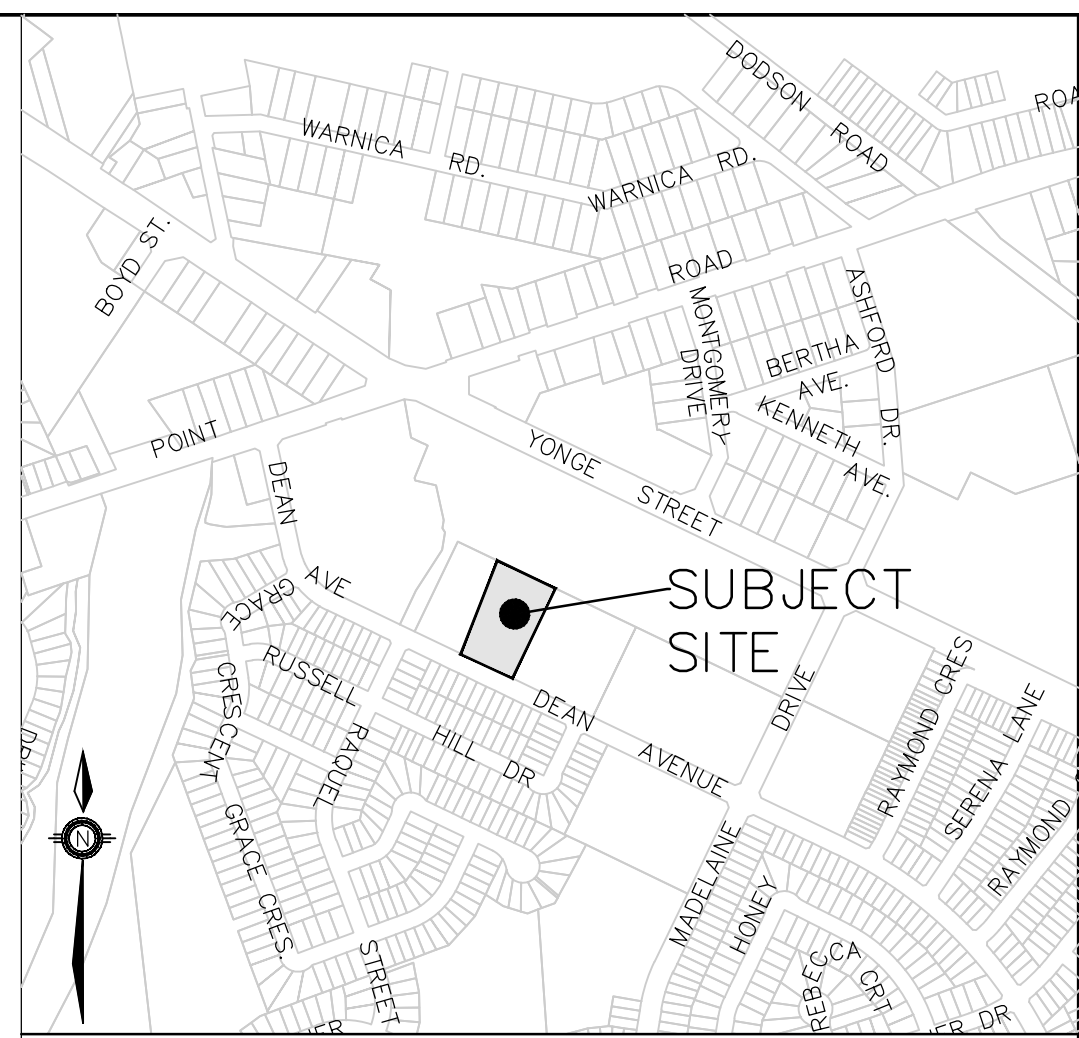
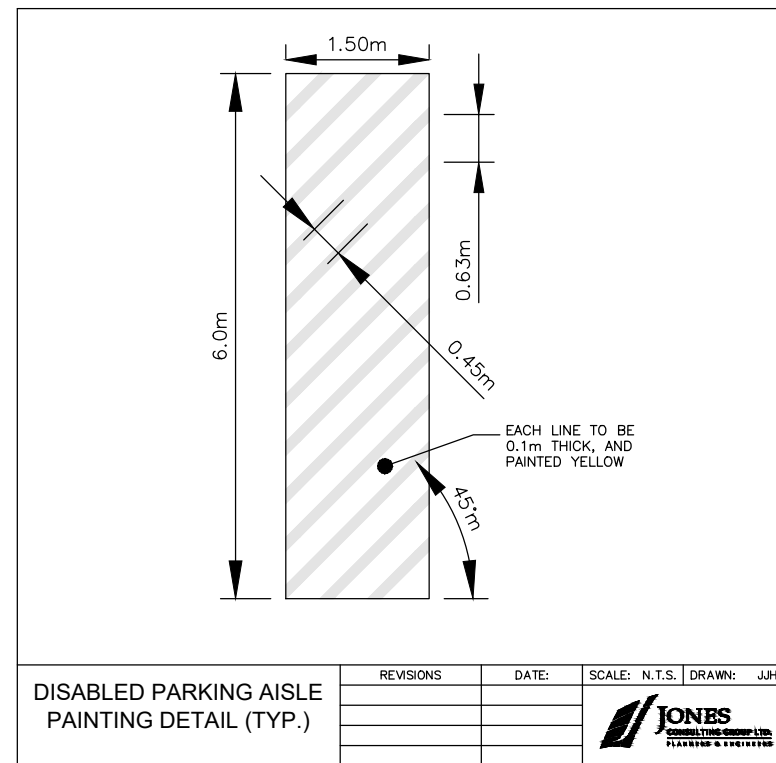
NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

STORM AND SANITARY
DESIGN SHEETS

JONES
CONSULTING GROUP LTD.
PLANNERS & ENGINEERS

229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
P. 705.734.2538
F. 705.734.1056

DESIGN DR/CG	SCALE: N/A	DATE FEB 2025
DRAWN WS	PROJECT PRA-24067	DWG. NO DS-1
CHECKED MF		




USE ① TO DENOTE PAVEMENT MARKING, DURABLE

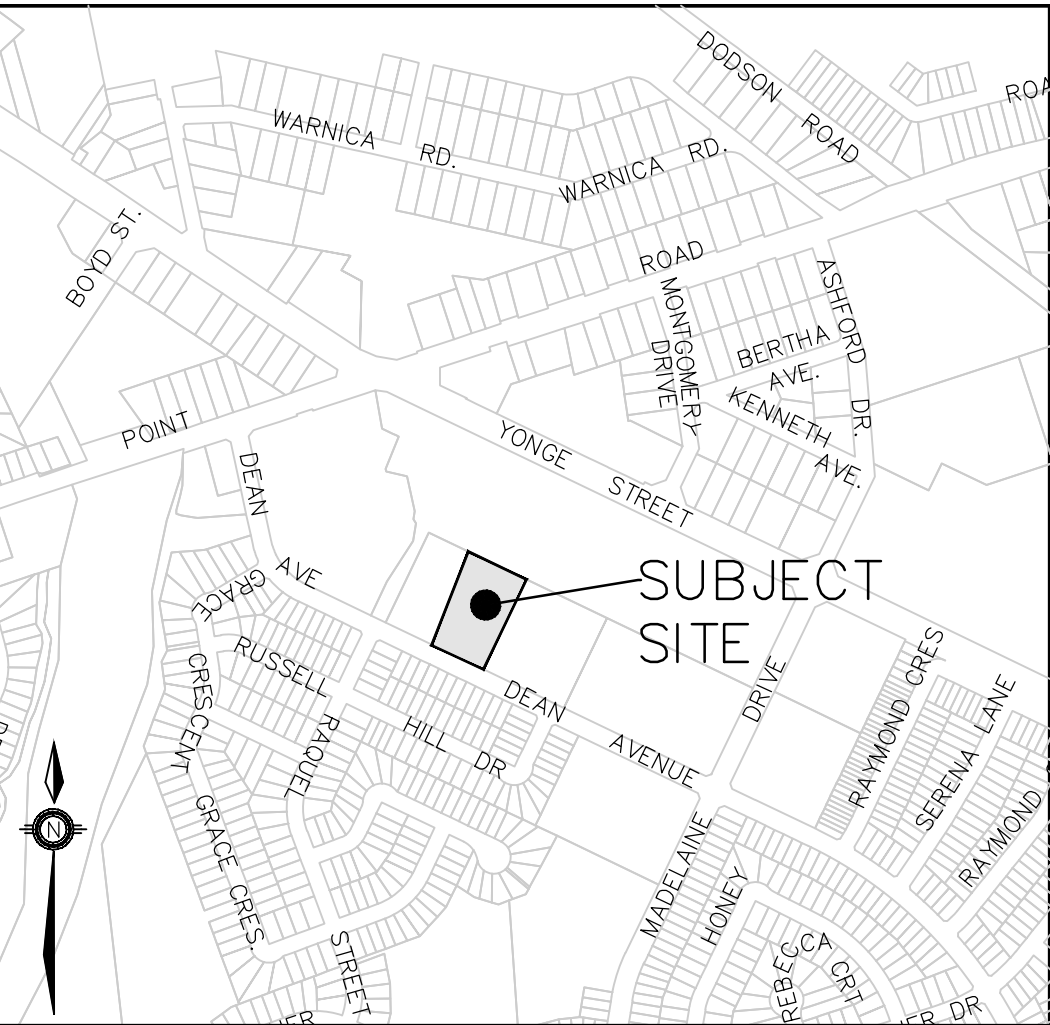
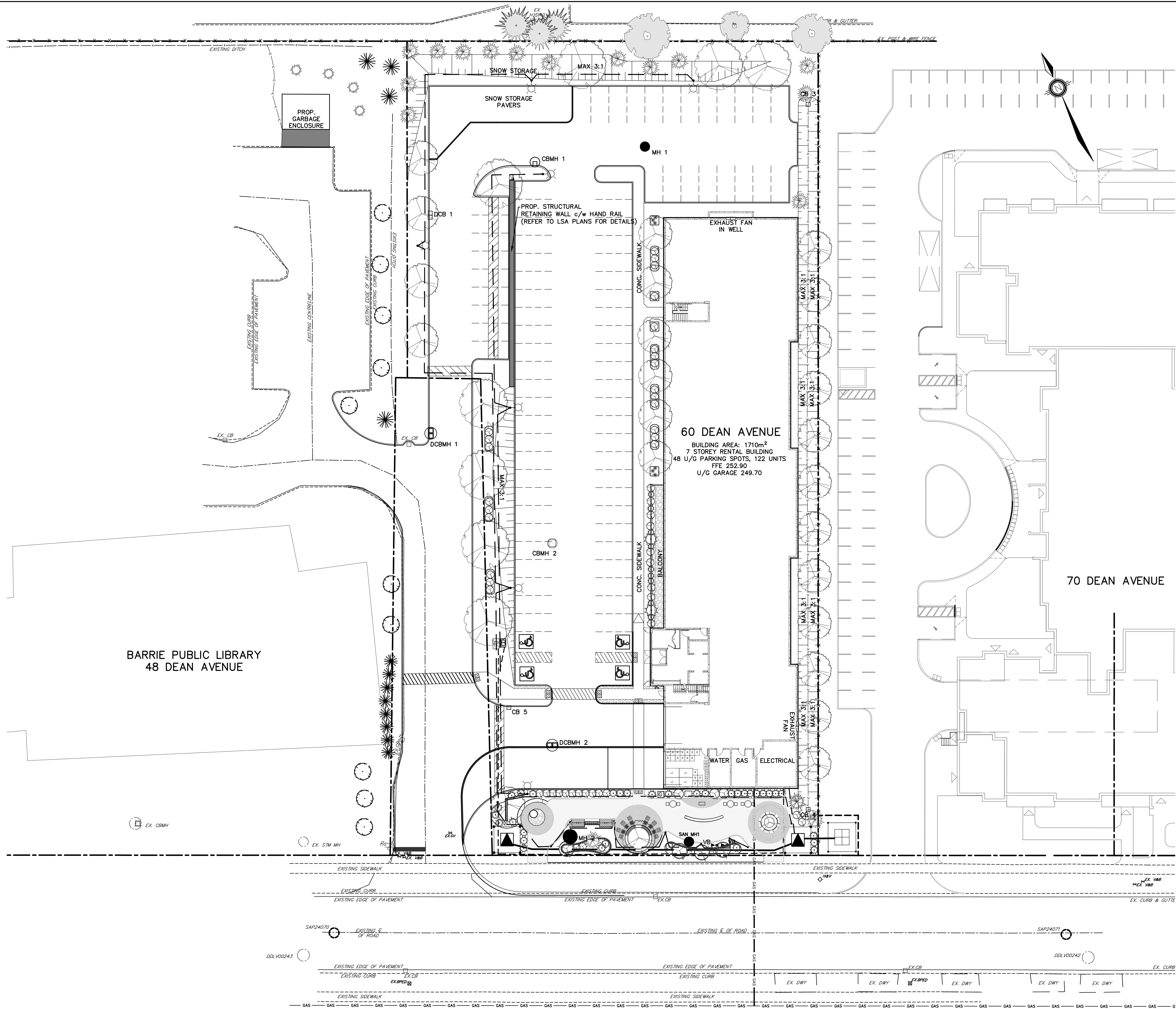
NOTE:

1. ALL PAVEMENT MARKINGS AND TRAFFIC SIGNS SHALL CONFORM TO THE ONTARIO TRAFFIC MANUAL.
2. PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPSS 1712.
3. PAINT COLOR SPECIFIED ON DRAWING, PAINT TO BE QUICK DRYING WATER BASED LATEX PAINT (WITHOUT GLASS BEADS).

NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

PAVEMENT MARKING AND
SIGNAGE PLAN

 JONES CONSULTING GROUP LTD. PLANNERS & ENGINEERS		229 Mapleview Dr. E. Unit 1 Barrie, ON L4N 0W5 P. 705.734.2538 F. 705.734.1056	
DESIGN	DR/CG	SCALE: 1:300	DATE JAN 2025
DRAWN	CG	PROJECT	DWG. N ^o
CHECKED	MF	PRA-24067	PM-1



KEY PLAN	
NTS	
LEGEND	
	EX. TRANSFORMER
	EX. GASMAIN
	PROP. POWER PEDESTAL
	PROP. PRIMARY DUCTBANK
	UNDERGROUND CONCRETE ENCASED
	PROP. SECONDARY DUCTBANK
	UNDERGROUND CONCRETE ENCASED
	PROP. LIGHTING DUCT
	UNDERGROUND DIRECT BURIED
	PROP. UNDERGROUND COMMUNICATION DUCT
	PROP. LIGHT STANDARD
	PROP. 3-PHASE PAD MOUNTED TRANSFORMER c/w VAULT AND GROUND GRID
	PROP. CONCRETE ENCASED DUCTBANK
	PROP. BELL BOX
	PROP. ROGERS BOX
	PROP. SLOPE 3:1 (MAX)
	PROP. SWALE
	EX. SANITARY MAINTENANCE HOLE
	EX. STORM MAINTENANCE HOLE
	EX. CATCHBASIN
	PROP. VALVE
	PROP. SANITARY MAINTENANCE HOLE
	PROP. STORM MAINTENANCE HOLE
	PROP. DOUBLECATCH BASIN MAINTENANCE HOLE
	PROP. CATCH BASIN MAINTENANCE HOLE
	PROP. CATCHBASIN
	PROP. GAS LINE
	PROP. STRUCTURAL RETAINING WALL c/w RAILING REFER TO LSA PLANS

BARRIE PUBLIC LIBRARY
48 DEAN AVENUE

60 DEAN AVENUE
BUILDING AREA: 1710m²
7 STOREY RENTAL BUILDING
48 U/G PARKING SPOTS, 122 UNITS
FFE 252.90
U/G GARAGE 249.70

70 DEAN AVENUE

BENCHMARK:			
BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE ABUTMENT AT THE SOUTH-EAST CORNER OF BRIDGE. THE TABLE IS LOCATED 1.0m WEST OF THE EAST END OF THE BRIDGE AND 500m BELOW THE TOP OF THE BRIDGE.			
BENCHMARK NO. 03120030029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL AND THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE.			
BENCHMARK NO. 03120040064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT #03120030029. NOTE MONUMENT SET IN CONCRETE.			
BENCHMARK NO. 01010000041 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD.			
N:4911945.724 E:608746.995			
1.	FIRST SUBMISSION	MAR 2025	MF
NO.	REVISIONS	DATE	INITIAL



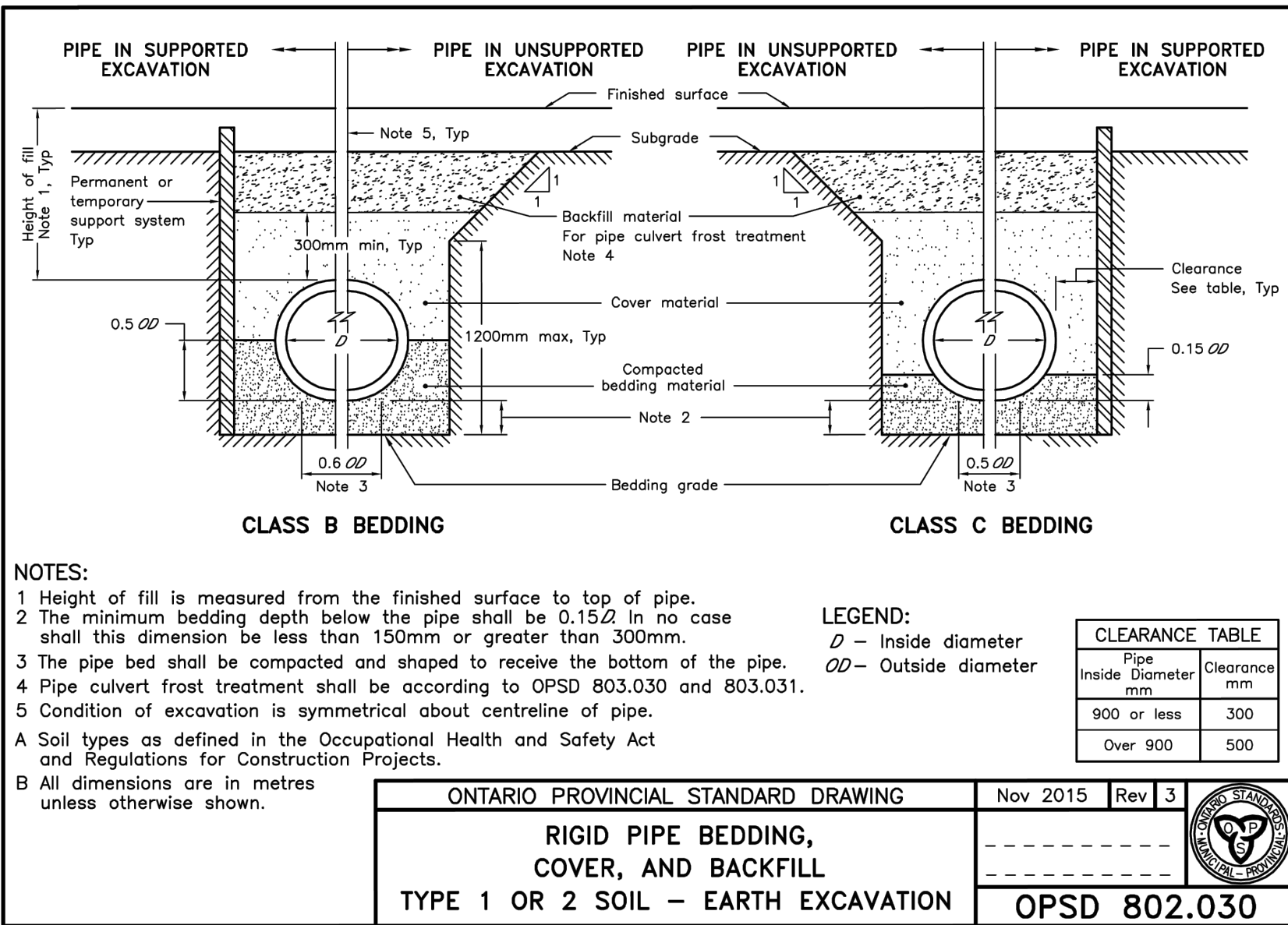
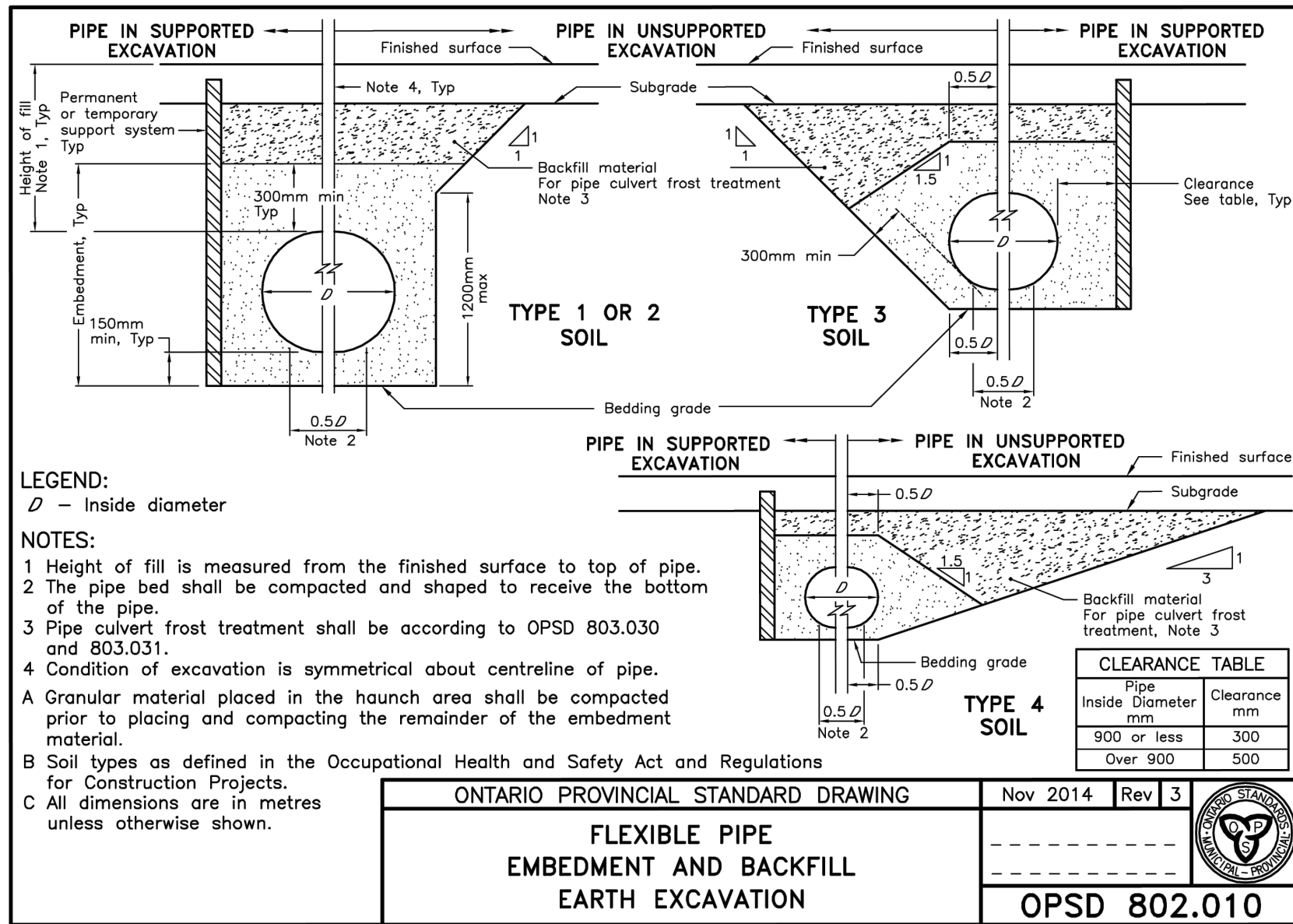
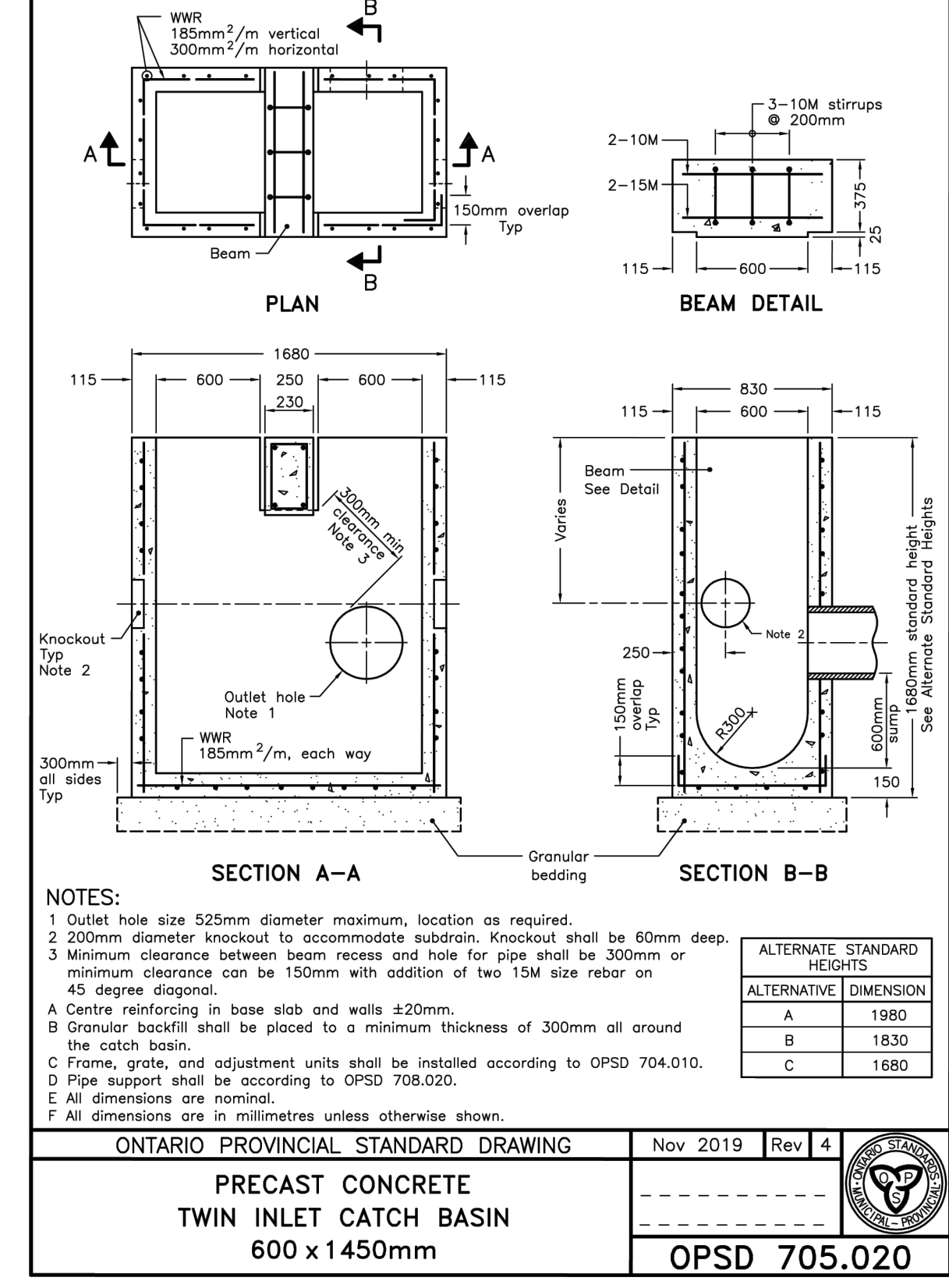
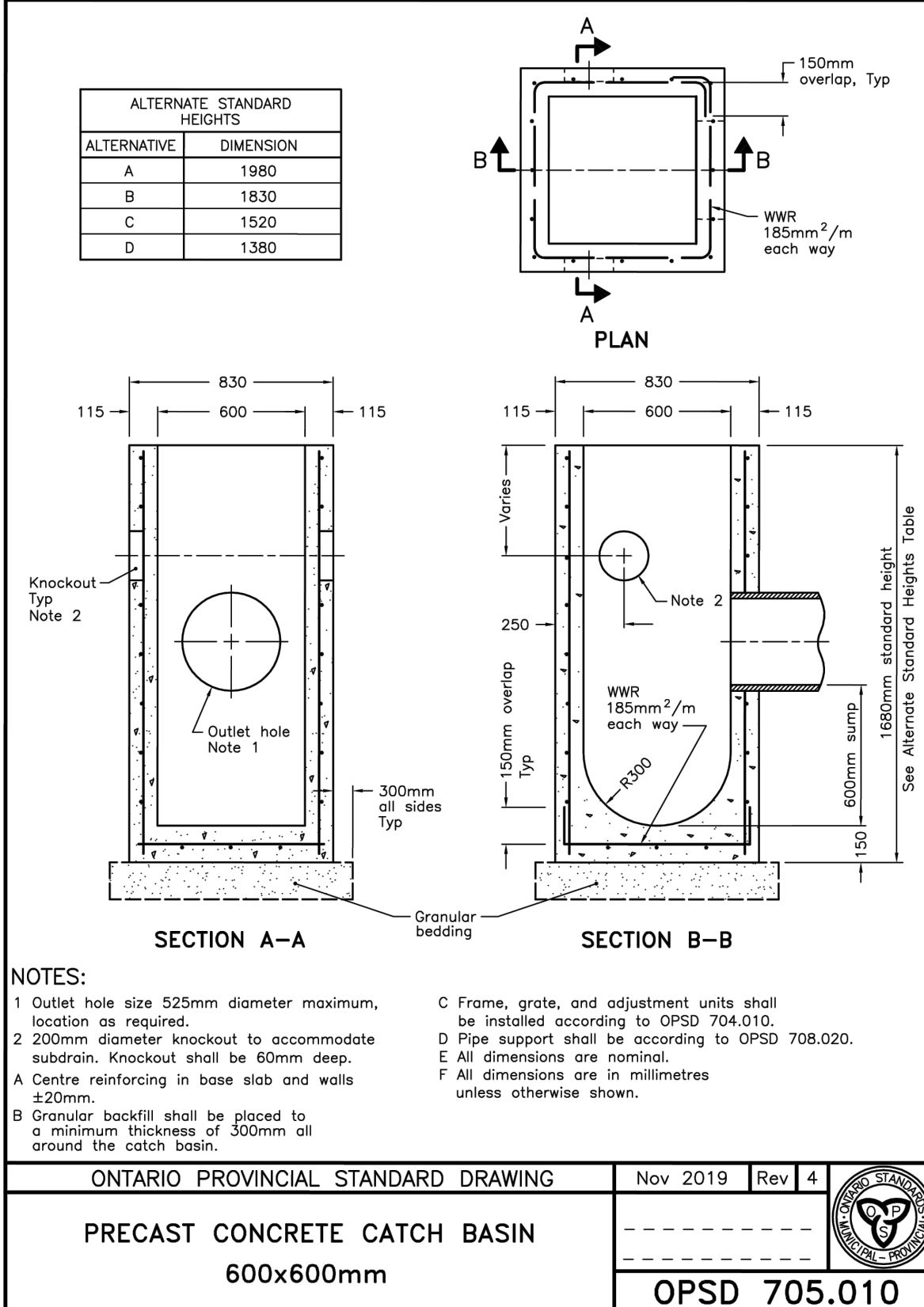
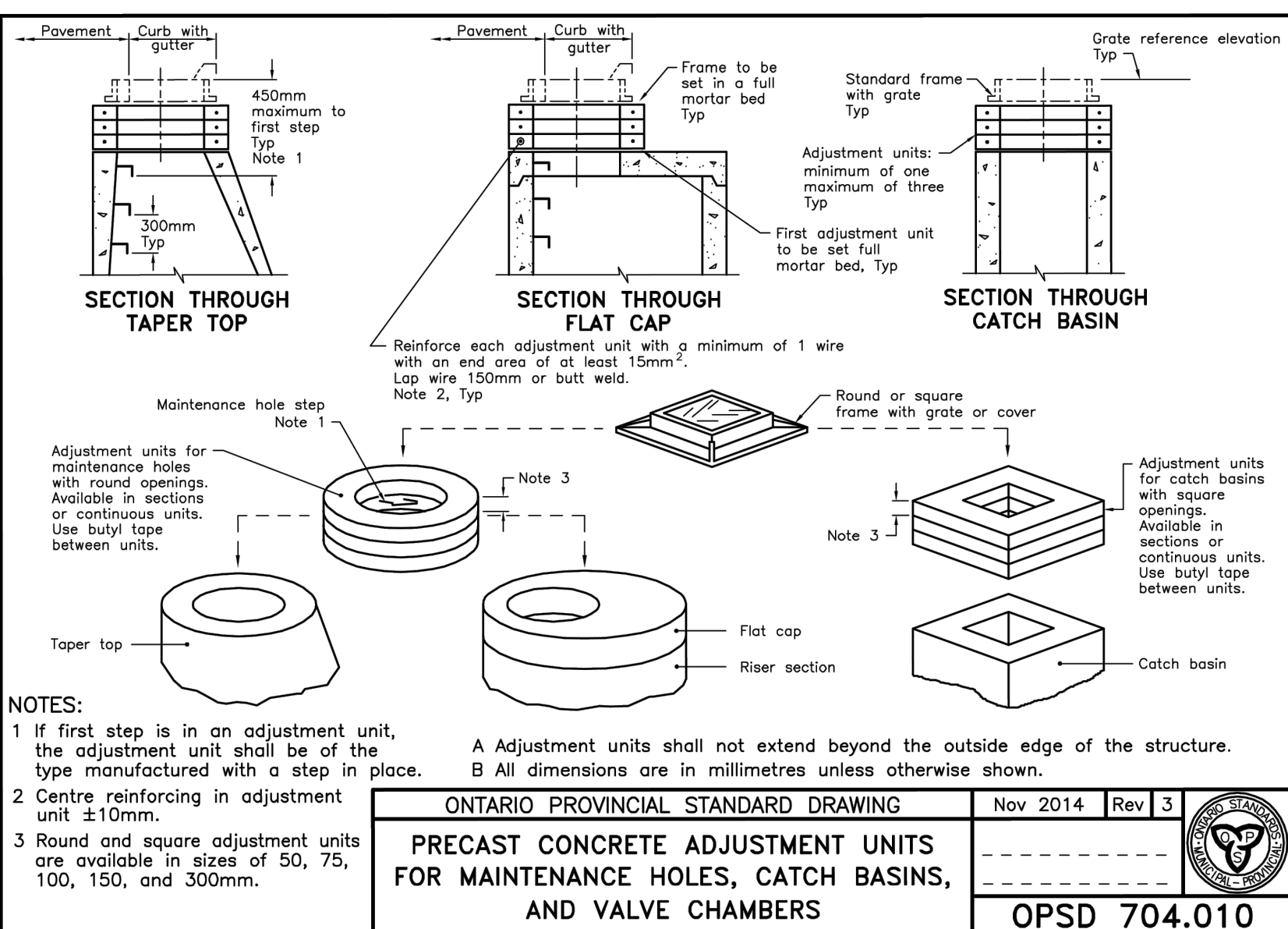
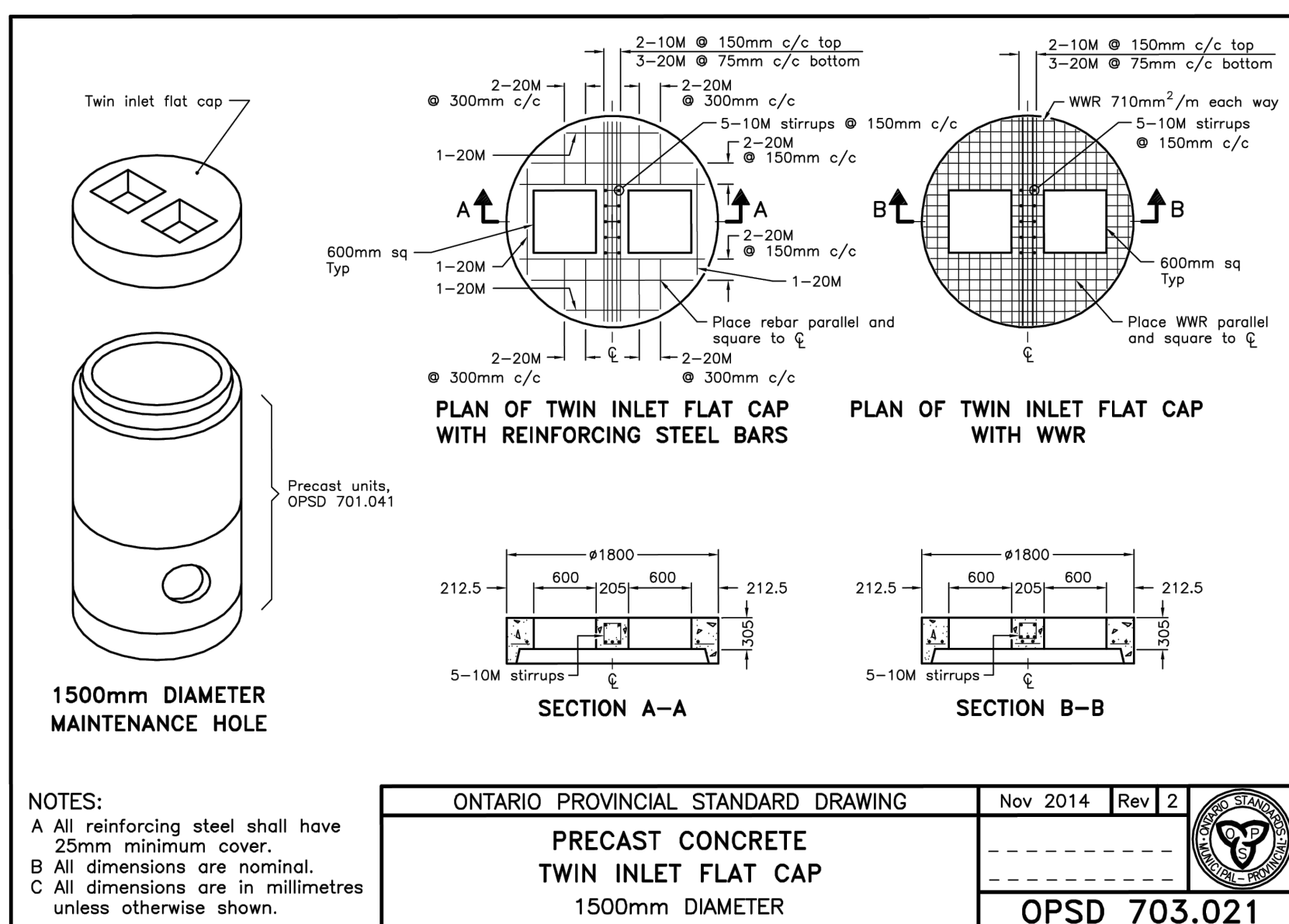
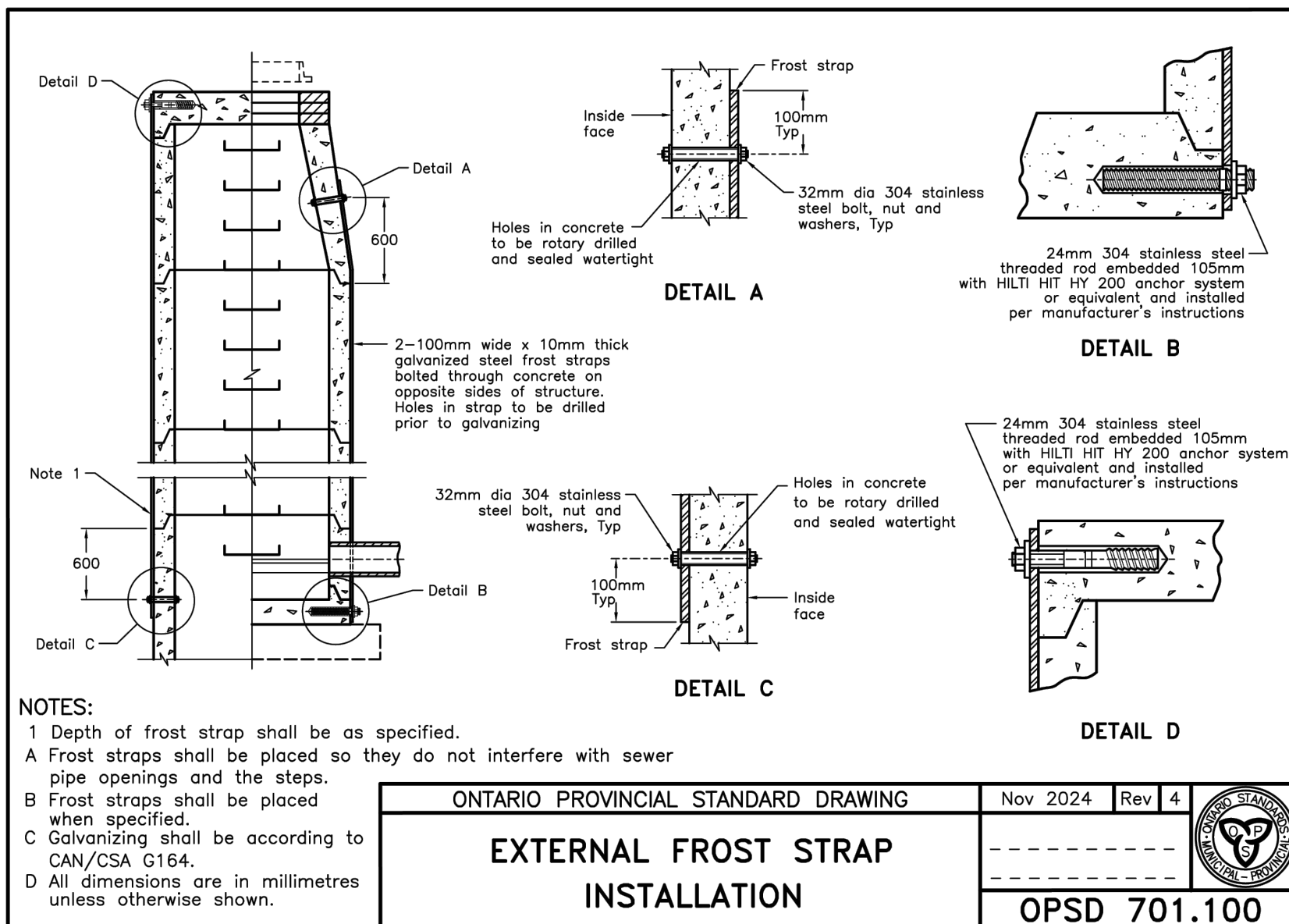
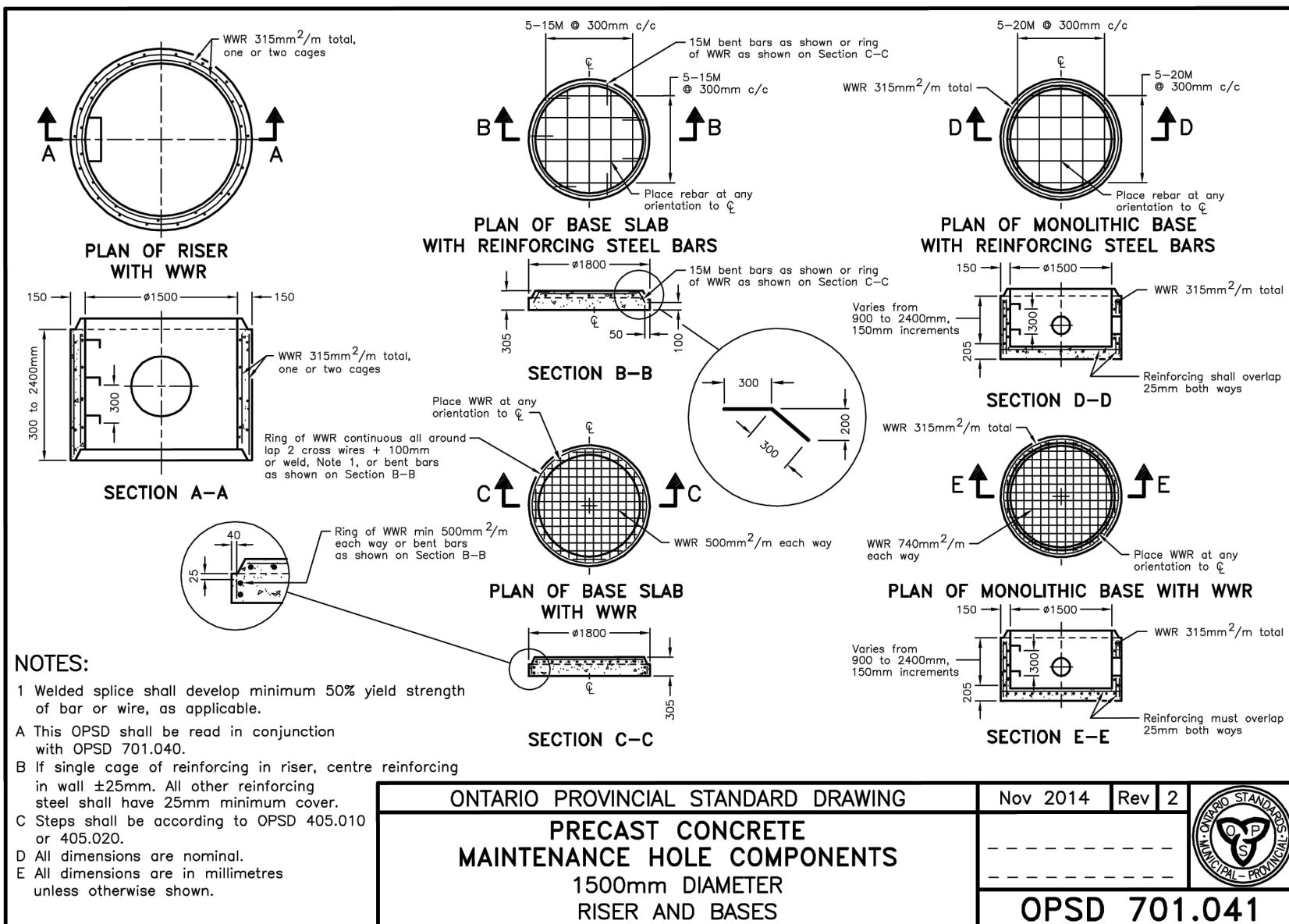
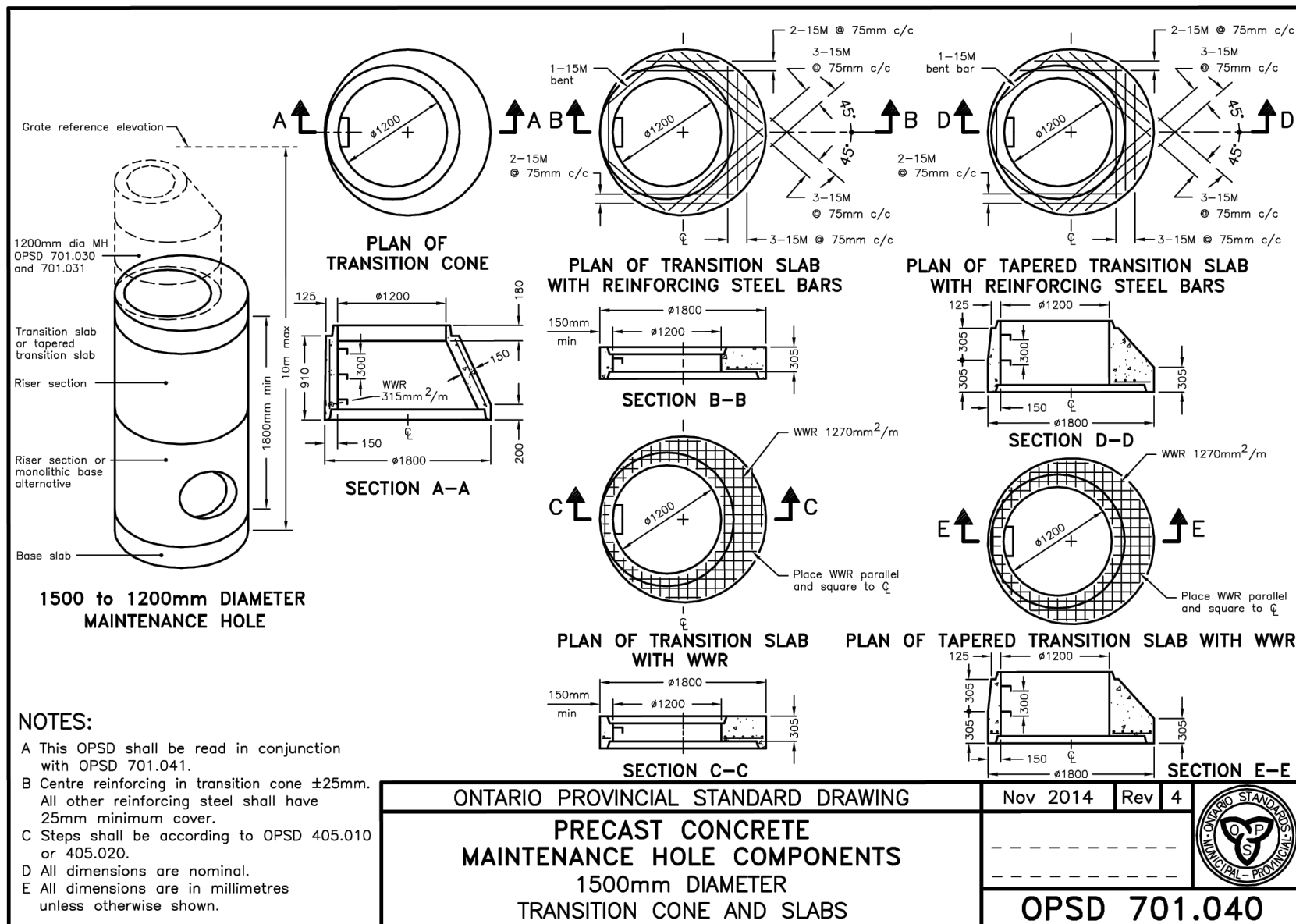
NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE

COMPOSITE UTILITY PLAN



DESIGN DR/CG	SCALE: 1:300	DATE JAN 2025
DRAWN CG	PROJECT PRA-24067	DWG. NO DWG. NO
CHECKED MF		CUP-1

G:\Eng_3D\PRG-24067\Production\DWG\PRG-24067-COVER.dwg (LayOut) DE-1-2 Plotted Mar 06, 2025 @ 2:17pm by cpgagnon The Jones Consulting Group Ltd.



BENCHMARK:

BENCHMARK NO. 0312000007 BRIDGE ON BIG BAY POINT RD 0.3 km WEST OF YONGE ST OVER LOWERS CREEK. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE NORTH FACE OF THE CONCRETE MONUMENT. AT THE SOUTH-EAST CORNER OF THE BRIDGE. THE MONUMENT IS LOCATED 1.6m WEST OF THE EAST END OF THE BRIDGE AND 500mm BELOW THE TOP OF THE BRIDGE. ELEV. 244.781m.

BENCHMARK NO. 0312000029 MAPLEVIEW HEIGHTS ELEMENTARY SCHOOL - 180 ESTHER DR. THE VERTICAL CONTROL MONUMENT IS SET FLUSH IN THE CONCRETE FLAGPOLE BASE 4.7m SOUTH FROM THE SOUTH-EAST CORNER OF THE MAIN ENTRANCE TO SCHOOL. THE TABLE IS ON THE SOUTH SIDE OF THE FLAGPOLE BASE. ELEV. 250.59m.

BENCHMARK NO. 0312004064 LOCATED ON THE SOUTH SIDE OF BIG BAY POINT ROAD ON BRIDGE OVER LOWERS CREEK AT SOUTH-EAST CORNER OF BRIDGE IN WALKWAY OPPOSITE THE VERTICAL CONTROL MONUMENT 0312000007. NOTE MONUMENT SET IN CONCRETE. ELEV. 244.781m.

BENCHMARK NO. 0312000040 LOCATED ON THE EAST SIDE OF YONGE STREET APPROXIMATELY 1.4 km SOUTH-EAST OF BIG BAY POINT ROAD. ELEV. 244.781m.

1.	FIRST SUBMISSION	MAR 2025	MF
NO.	REVISIONS	DATE	INITIAL



NESTWISE INC.
60 DEAN AVE
CITY OF BARRIE



229 Mapleview Dr. E. Unit 1
Barrie, ON L4N 0W5
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F. 705.734.1058

DESIGN	DR/CG	SCALE: NTS	DATE	JAN 2025
DRAWN	CG	PROJECT	DWG. NO	
CHECKED	MF	PRA-24067	DET-2	

STANDARD DETAILS

