

# CHIPWOODS PARK RESIDENTIAL REDEVELOPMENT

476418 3RD LINE  
MELANCTHON, ONTARIO

<u>DRAWING</u>	<u>TITLE</u>
C 100	LOCATION PLAN
C 101	EROSION AND SEDIMENT CONTROL PLAN
C 102A	PRELIMINARY SITE GRADING PLAN (NORTH)
C 102B	PRELIMINARY SITE GRADING PLAN (SOUTH)
C 103A	PRELIMINARY SITE SERVICING PLAN (NORTH)
C 103B	PRELIMINARY SITE SERVICING PLAN (SOUTH)
C 104A	STORMWATER MANAGEMENT POND (NORTH BLOCK) – PLAN AND PROFILE
C 104B	STORMWATER MANAGEMENT POND (MIDDLE BLOCK) – PLAN AND PROFILE
C 104C	STORMWATER MANAGEMENT POND (SOUTH BLOCK) – PLAN AND PROFILE



TOWNSHIP OF MELANCTHON  
157101 HIGHWAY 10,  
MELANCTHON, ONTARIO  
L9V 2E6

1000719578 ONTARIO INC.  
51 FIRST STREET  
ORANGEVILLE, ONTARIO  
L9W 2E3



2800 HIGH POINT DRIVE  
SUITE 100  
MILTON, ON L9T 6P4  
905 875-0026 T  
905 875-4915 F  
WWW.CFCROZIER.CA

**PROJECT No.: 2621-7000**

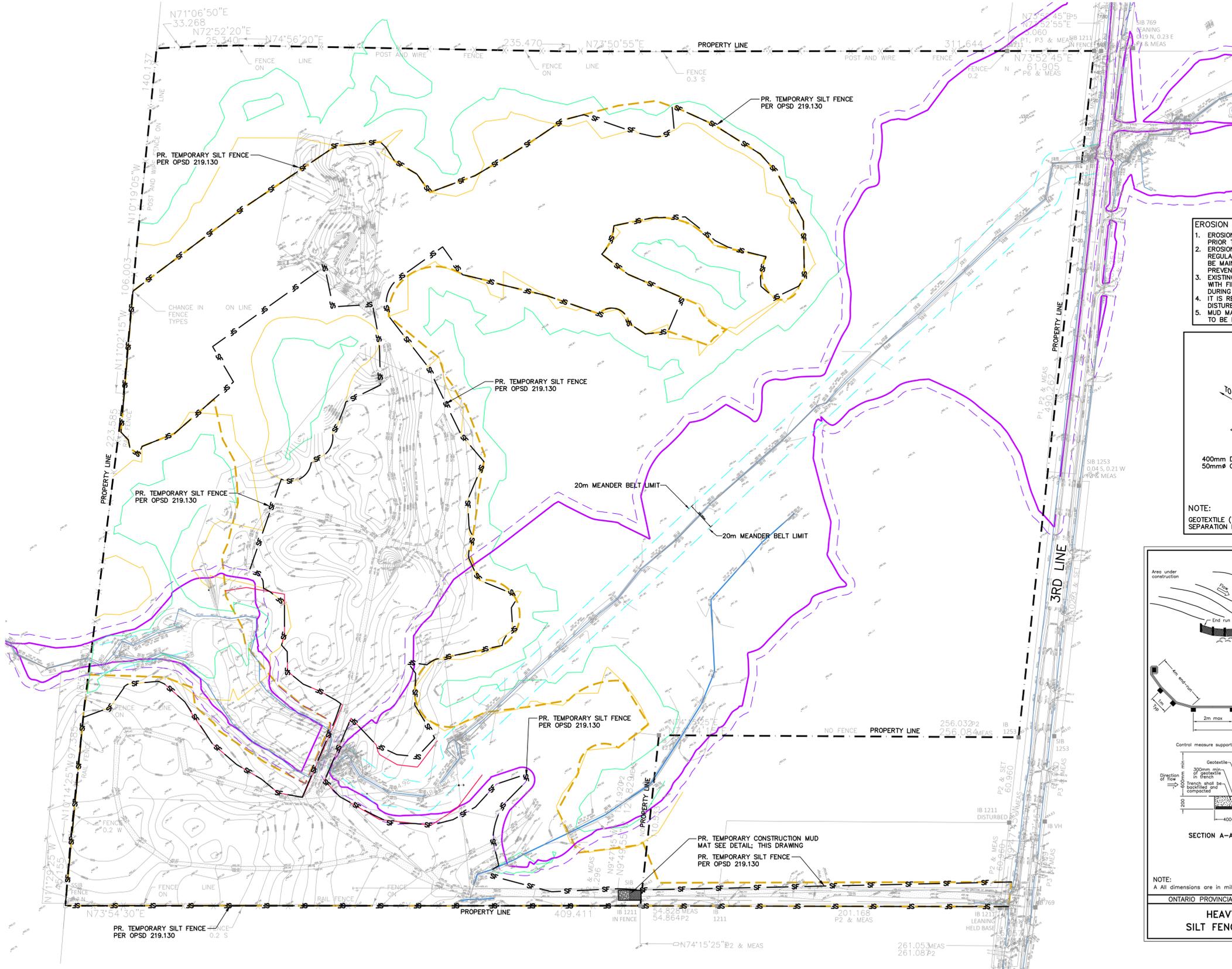
2621-7000

CROZIER  
& ASSOCIATES  
Consulting Engineers

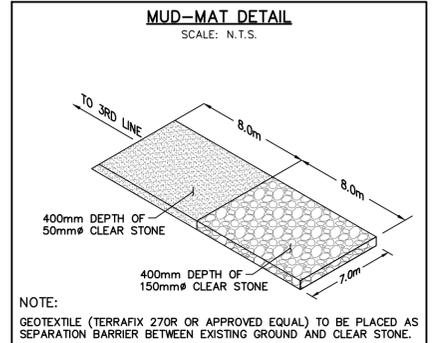


REV. 1

CHIPWOODS PARK

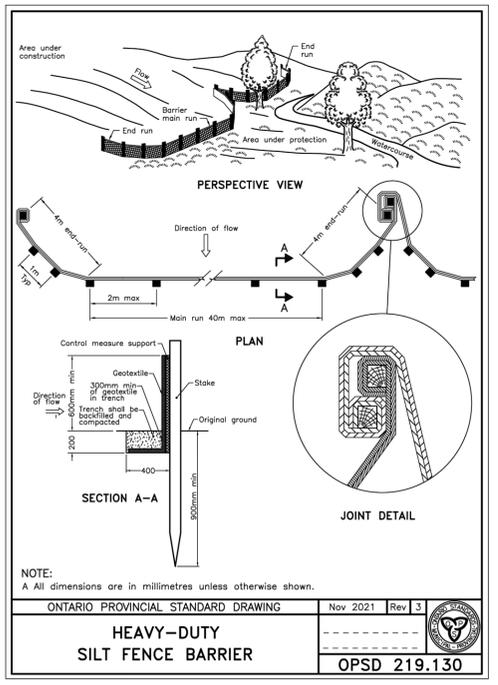


- EROSION & SEDIMENT CONTROL NOTES:**
1. EROSION & SEDIMENT CONTROL MEASURES MUST BE INSTALLED PRIOR TO THE COMMENCEMENT OF SITE WORKS.
  2. EROSION & SEDIMENT CONTROLS MUST BE INSPECTED ON A REGULAR BASIS AND AFTER EVERY RAIN FALL EVENT, AND MUST BE MAINTAINED AND REPAIRED IN A TIMELY MANNER TO PREVENT SEDIMENT FROM LEAVING THE SITE.
  3. EXISTING AND PROPOSED CATCHBASINS ARE TO BE PROTECTED WITH FILTER CLOTH AND 150mm OF 50mm STONE COVER DURING CONSTRUCTION.
  4. IT IS REQUIRED TO STABILIZE ALL AREAS THAT WILL REMAIN DISTURBED FOR MORE THAN 30 DAYS.
  5. MUD MAT, SILT FENCE, AND CATCHBASIN PROTECTION ARE NOT TO BE REMOVED UNTIL COMPLETION OF CONSTRUCTION.



**LEGEND**

	PROPERTY LINE
	EXISTING CONTOUR (0.5m)
	EXISTING CONTOUR (1.0m)
	EXISTING DITCH
	EXISTING HYDRO POLE
	EXISTING FENCE
	EXISTING GRADE
	EXISTING OVERLAND FLOW DIRECTION
	TEMPORARY MUD-MAT; SEE DETAIL
	TEMPORARY SILT FENCE PER OPSD 219.130
	EXISTING LIMIT OF DEVELOPMENT
	EXISTING WETLAND LIMITS
	WETLAND BUFFER
	EXISTING REGIONAL FLOODLINE
	REGIONAL FLOODLINE BUFFER
	20.0m MEANDER BELT LIMITS (GEOMORPHIX, 2025)



1	ISSUED FOR 1st SUBMISSION (REVISED PER PLANNER)	2025/JUN/27
0	ISSUED FOR 1st SUBMISSION	2025/APR/25
A	ISSUED FOR COORDINATION	2025/APR/08
No.	ISSUE / REVISION	YYYY/MM/DD

**LOCAL BENCHMARK:**  
ELEVATIONS ARE BASED ON GPS OBSERVATIONS FROM PERMANENT REFERENCE STATIONS IN THE NAD83 (CSRS-2010) COORDINATE SYSTEM WITH HEIGHTS CONVERTED TO ORTHOMETRIC ELEVATIONS ON THE CGVD28 DATUM (1978 ADJUSTMENT) WITH GEOD MODEL HTv2.0, AS SUPPLIED BY NATURAL RESOURCES CANADA.

SITE TBM 1 - CUT CROSS IN CONCRETE CULVERT - ELEV. = 487.88m  
SITE TBM 2 - NAIL IN HYDRO POLE - ELEV. = 485.10m

**SURVEY NOTES:**  
SURVEY COMPLETED BY VAN HARTEN LAND SURVEYORS-ENGINEERS PROJECT NUMBER 33316-24.

**SITE PLAN NOTES:**  
DESIGN ELEMENTS ARE BASED ON CONCEPTUAL SITE PLAN BY GLEN SCHNARR AND ASSOCIATES INC. DATED: MARCH 03, 2025

**DRAWING NOTES:**  
THIS DRAWING IS THE EXCLUSIVE PROPERTY OF C.F. CROZIER & ASSOCIATES INC. AND THE REPRODUCTION OF ANY PART OF IT WITHOUT PRIOR WRITTEN CONSENT OF THIS OFFICE IS STRICTLY PROHIBITED.  
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ONTARIO PROVINCIAL STANDARD DRAWING Nov 2021 Rev 3  
**HEAVY-DUTY SILT FENCE BARRIER** OPSD 219.130

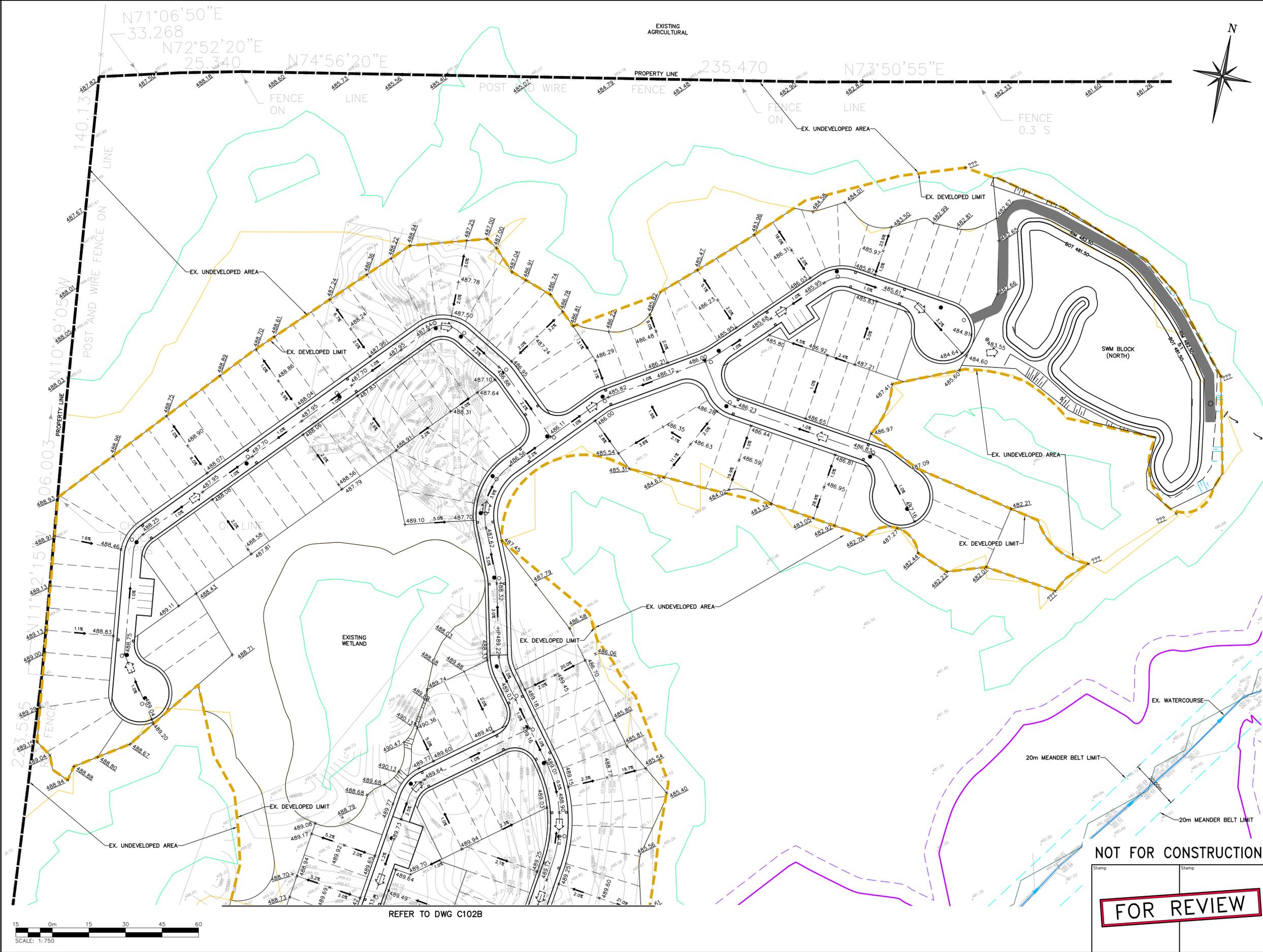
NOT FOR CONSTRUCTION

**FOR REVIEW**



**CROZIER CONSULTING ENGINEERS**  
2800 HIGH POINT DRIVE SUITE 100 MILTON, ON L9T 6P4 905-875-0026 T 905-875-4915 F WWW.CFCROZIER.CA

Drawn	M.I.M	Design	M.I.M	Project No.	2621-7000
Check	T.F.	Check	T.F.	Scale	1:1500
				Dwg.	C101



**LEGEND**

- PROPERTY LINE
- EXISTING CONTOUR (0.5m)
- EXISTING CONTOUR (1.0m)
- EXISTING FENCE
- EXISTING GRADE
- PROPOSED GRADE
- PROPOSED GRADE (TO MATCH EXISTING)
- PROPOSED MINOR FLOW DIRECTION
- PROPOSED SLOPE (3:1 MAX.)
- PROPOSED SWALE
- PROPOSED STORM MANHOLE
- PROPOSED SINGLE / DOUBLE CATCHBASIN
- PROPOSED SANITARY MANHOLE
- EXISTING LIMIT OF DEVELOPMENT
- PROPOSED EMERGENCY OVERLAND FLOW DIRECTION
- EXISTING WETLAND LIMITS
- WETLAND BUFFER
- EXISTING REGIONAL FLOODLINE
- REGIONAL FLOODLINE BUFFER
- 20.0m MEANDER BELT LIMITS (GEOMORPHIX, 2025)

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Project  
**CHIPWOODS PARK  
 MELANCTHON, ONTARIO**

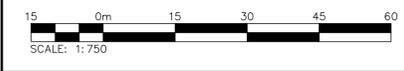
Drawing  
**PRELIMINARY SITE GRADING  
 PLAN (NORTH)**

**CROZIER CONSULTING ENGINEERS**

2800 HIGH POINT DRIVE  
 SUITE 100  
 MILTON, ON L9T 6P4  
 905-875-0026 T  
 905-875-4915 F  
 WWW.CFCROZIER.CA

Drawn	M.I.M.	Design	M.I.M.	Project No.	2621-7000	
Check	T.F.	Check	T.F.	Scale	1:750	
					Dwg.	C102A

Stamp  
**FOR REVIEW**



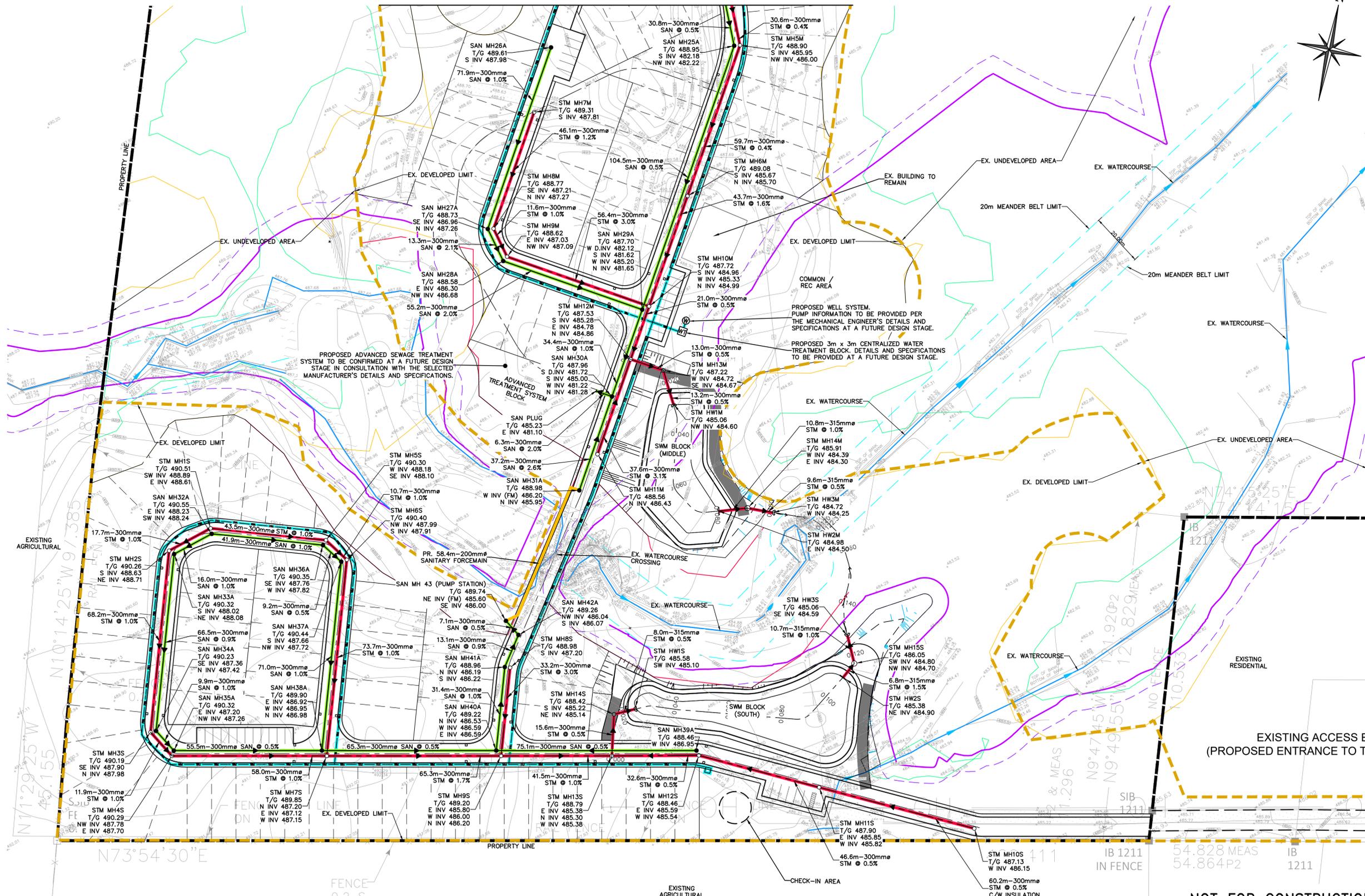
REFER TO DWG C102B

NOT FOR CONSTRUCTION





REFER TO DWG C103A



**LEGEND**

- PROPERTY LINE
- PROPOSED WATERMAIN & GATE VALVE
- PROPOSED STORM SEWER & MANHOLE
- PROPOSED SANITARY SEWER & MANHOLE
- PROPOSED SANITARY FORCEMAIN
- EXISTING LIMIT OF DEVELOPMENT
- EXISTING WETLAND LIMITS
- WETLAND BUFFER
- EXISTING REGIONAL FLOODLINE
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Project: **CHIPWOODS PARK MELANCTHON, ONTARIO**

Drawing: **PRELIMINARY SITE SERVICING PLAN (SOUTH)**

NOT FOR CONSTRUCTION

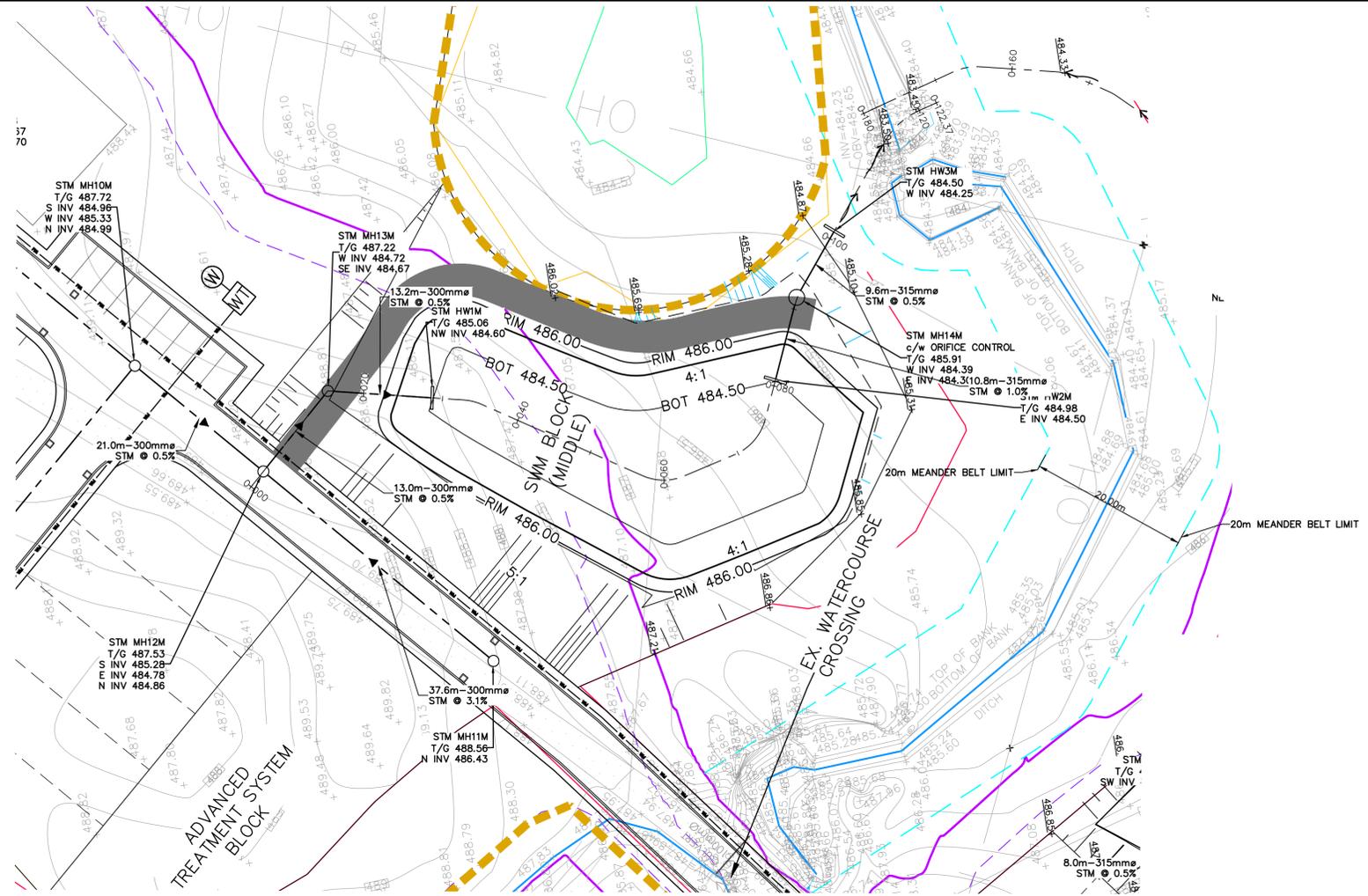
**FOR REVIEW**

**CROZIER CONSULTING ENGINEERS**  
 2800 HIGH POINT DRIVE SUITE 100 MILTON, ON L9T 6P4 905-875-0026 T 905-875-4915 F WWW.CFCROZIER.CA

Drawn	M.I.M.	Design	M.I.M.	Project No.	2621-7000
Check	T.F.	Check	T.F.	Scale	1:750
				Dwg.	C103B



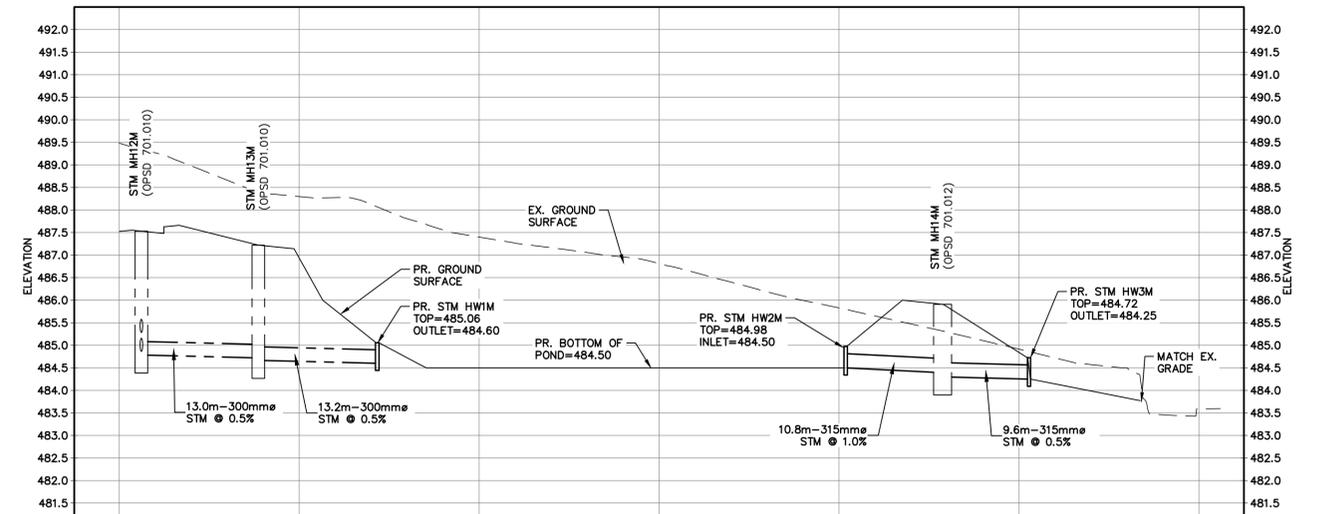




**LEGEND**

- — — — — PROPERTY LINE
- - - - - PROPOSED WATERMAIN & GATE VALVE
- - - - - PROPOSED STORM SEWER & MANHOLE
- - - - - PROPOSED SANITARY SEWER & MANHOLE
- - - - - PROPOSED SANITARY FORCEMAIN
- - - - - EXISTING LIMIT OF DEVELOPMENT
- - - - - EXISTING WETLAND LIMITS
- - - - - WETLAND BUFFER
- - - - - EXISTING REGIONAL FLOODLINE
- - - - - REGIONAL FLOODLINE BUFFER
- - - - - 20.0m MEANDER BELT LIMITS (GEOMORPHIX, 2025)

MIDDLE SWM BLOCK PROFILE  
Scale 1: 400H 1: 80V



STATION	EXISTING CENTERLINE	PROPOSED CENTERLINE	STORM INVERT
0+000	489.48 489.48	489.48	STM MH12M T/G 487.53 S INV 485.28 W INV 484.86 N INV 484.86
0+020	488.30	488.30	STM MH13M T/G 487.22 W INV 484.72 SE INV 484.67
0+040	487.40	487.40	STM HW1M T/G 485.06 NW INV 484.60
0+060	486.81	486.81	STM HW2M T/G 484.98 E INV 484.50
0+080	485.83	485.83	STM MH14M T/G 485.91 W INV 484.39 E INV 484.30
0+100	484.91	484.91	STM HW3M T/G 484.72 W INV 484.25
0+120	483.59	483.59	
0+125	483.59	483.59	STORM INVERT

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**SURVEY NOTES:**  
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PROJECT NUMBER 33316-24.

**SITE PLAN NOTES:**  
DESIGN ELEMENTS ARE BASED ON CONCEPTUAL SITE PLAN BY GLEN SCHNARR AND ASSOCIATES INC.  
DATED: APRIL 22, 2025

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Project  
**CHIPWOODS PARK  
MELANCTHON, ONTARIO**

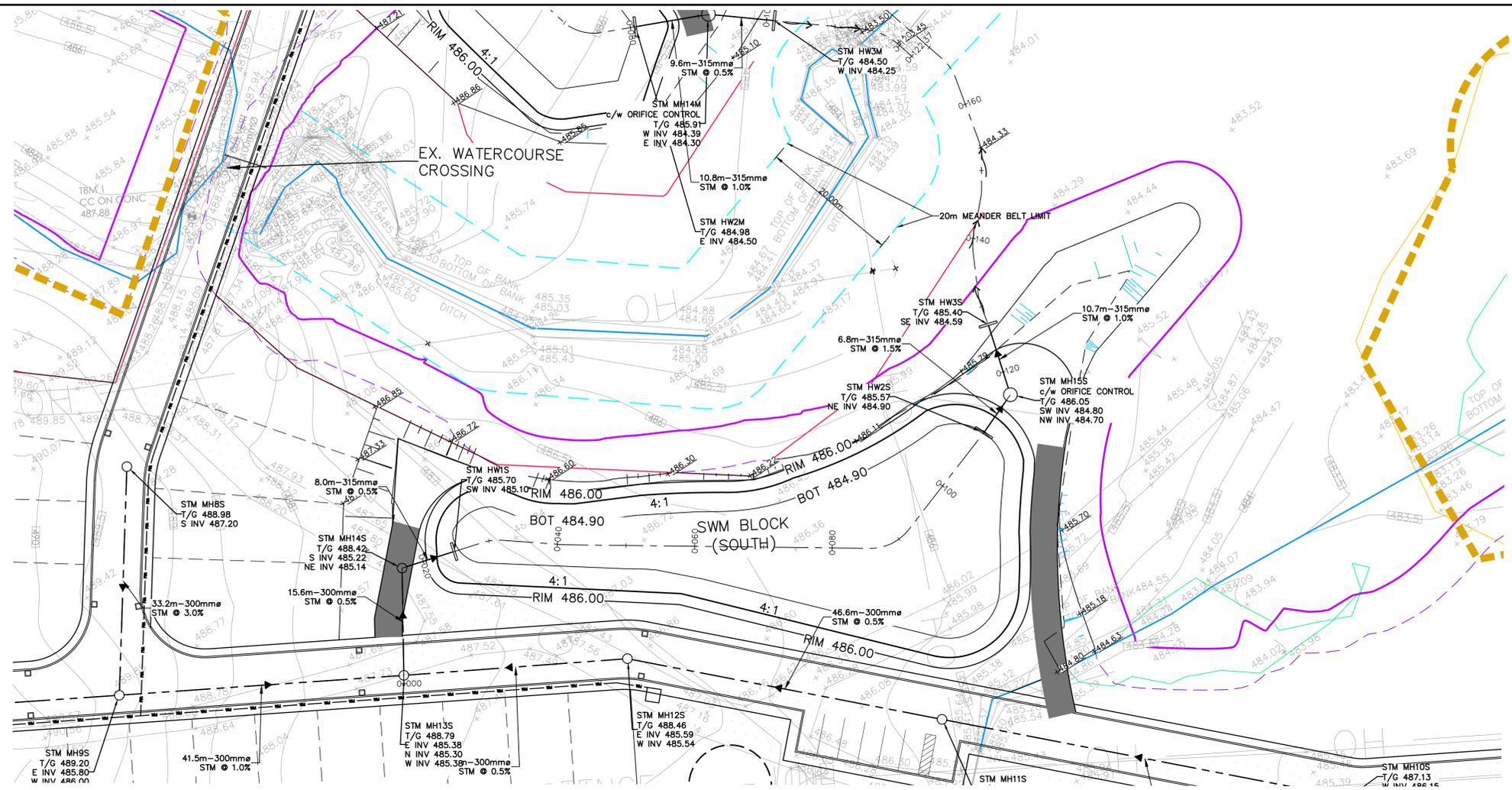
Drawing  
**STORMWATER MANAGEMENT POND  
PLAN AND PROFILE (MIDDLE BLOCK)**

NOT FOR CONSTRUCTION



**CROZIER CONSULTING ENGINEERS**  
2800 HIGH POINT DRIVE  
SUITE 100  
MILTON, ON L9T 6P4  
905-875-0026 T  
905-875-4915 F  
WWW.CFCROZIER.CA

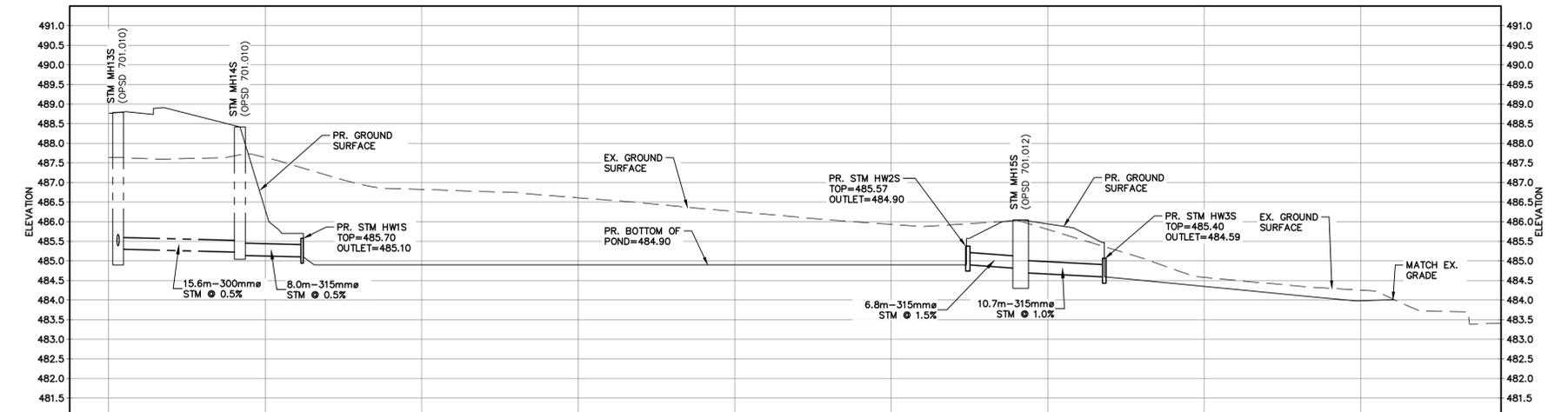
Drawn	A.M.	Design	A.M.	Project No.	2621-7000
Check	T.F.	Check	T.F.	Scale	1:400
				Dwg.	C104B



**LEGEND**

- PROPERTY LINE
- PROPOSED WATERMAIN & GATE VALVE
- PROPOSED STORM SEWER & MANHOLE
- PROPOSED SANITARY SEWER & MANHOLE
- PROPOSED SANITARY FORCEMAIN
- EXISTING LIMIT OF DEVELOPMENT
- EXISTING WETLAND LIMITS
- WETLAND BUFFER
- EXISTING REGIONAL FLOODLINE
- REGIONAL FLOODLINE BUFFER
- 20.0m MEANDER BELT LIMITS (GEOMORPHIX, 2025)

SOUTH SWM BLOCK PROFILE  
Scale 1:400H 1:80V



STATION	EXISTING PROPOSED CENTERLINE	STORM INVERT
0+000	487.64 488.76	STM MH135 T/G 488.79 E INV 485.38 W INV 485.38
0+020	487.64 488.30	STM MH145 T/G 488.42 S INV 485.22 NE INV 485.14
0+040	486.61 484.90	STM HW25 T/G 485.57 SW INV 485.10
0+100	485.93 484.90	STM HW35 T/G 485.40 SE INV 484.59
0+120	485.84 485.84	STM MH115 T/G 487.13 W INV 486.15
0+140	484.56 484.35	STM MH111
0+160	484.25 483.98	STM MH105
0+178	483.41	STM MH105

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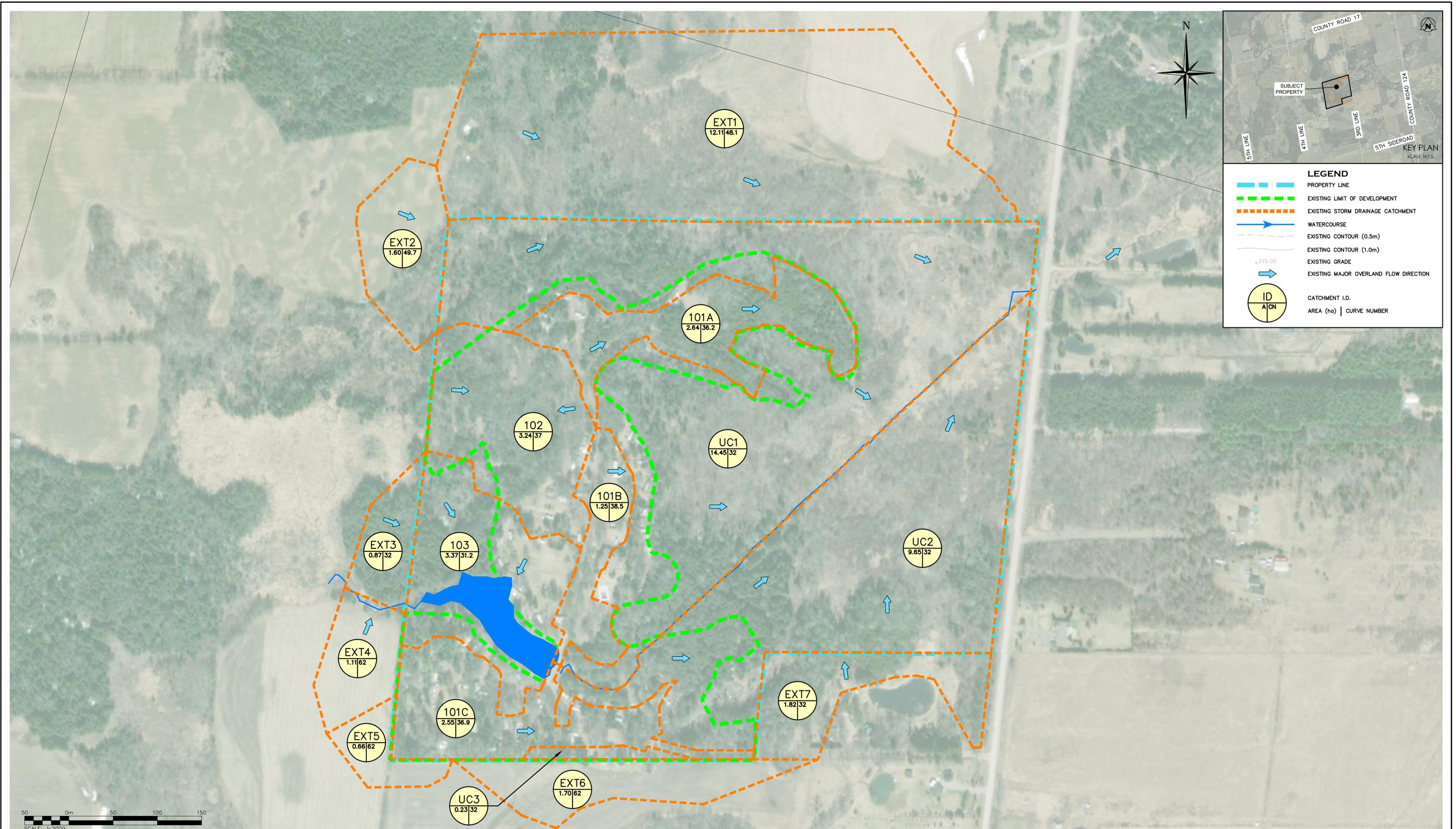
Project  
**CHIPWOODS PARK  
MELANCTHON, ONTARIO**

Drawing  
**STORMWATER MANAGEMENT POND  
PLAN AND PROFILE (SOUTH BLOCK)**

NOT FOR CONSTRUCTION  
**FOR REVIEW**



Drawn	A.M.	Design	A.M.	Project No.	2621-7000
Check	T.F.	Check	T.F.	Scale	1:400
				Dwg.	C104C



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 SITE TBM2: NAIL IN HYDRO POLE, 485.10m.

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Town

No.	ISSUE	DATE: MM/DD/YYYY	Engineer
0A	ISSUED FOR INTERNAL/CLIENT COORDINATION	2024/JUNE/13	
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Engineer

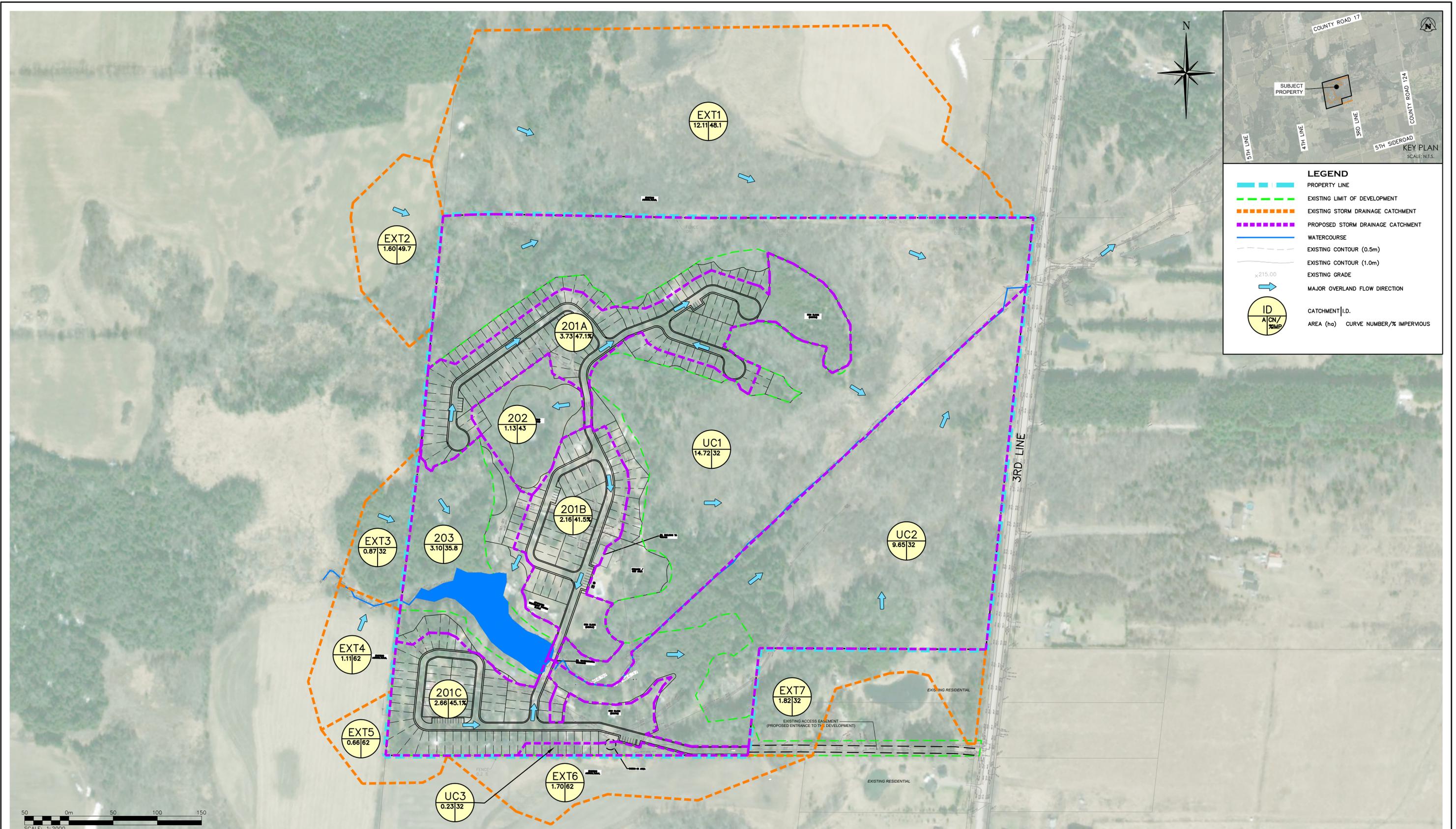
Project  
**CHIPWOODS PARK MELANCTHON**

Drawing  
**PRE-DEVELOPMENT DRAINAGE AREA PLAN**

**CROZIER**  
CONSULTING ENGINEERS

2800 HIGH POINT DRIVE  
SUITE 100  
MILTON, ON L9T 6P4  
905-875-0026 T  
905-875-4915 F  
WWW.CFCROZIER.CA

Drawn By	AJM	Design By	AJM	Project	2621-7000
Check By	TF	Check By	TF	Scale	1:2000
					<b>FIG 1</b>



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Engineer

Project  
**CHIPWOODS PARK MELANCTHON**

Drawing  
**POST-DEVELOPMENT DRAINAGE AREA PLAN**

**CROZIER**  
CONSULTING ENGINEERS

2800 HIGH POINT DRIVE  
 SUITE 100  
 MILTON, ON L9T 6P4  
 905-875-0026 T  
 905-875-4915 F  
 WWW.CFCROZIER.CA

Drawn By	AJM	Design By	AJM	Project	2621-7000
Check By	TF	Check By	TF	Scale	1:2000
					Drawing
					FIG 2