

LEGAL DESCRIPTION
 BLOCK A DISTRICT LOT 8073 GROUP 1 NEW WESTMINSTER DISTRICT
 EXCEPT: PLAN EPP277
 PID: 026-772-213

BENCHMARK
 ELEVATIONS ARE CGVD28 ORTHOMETRIC DERIVED USING GNSS OBSERVATIONS
 CONVERTED USING THE HTV2 GEOID MODEL.

WHISTLER DEVELOPMENT CORPORATION

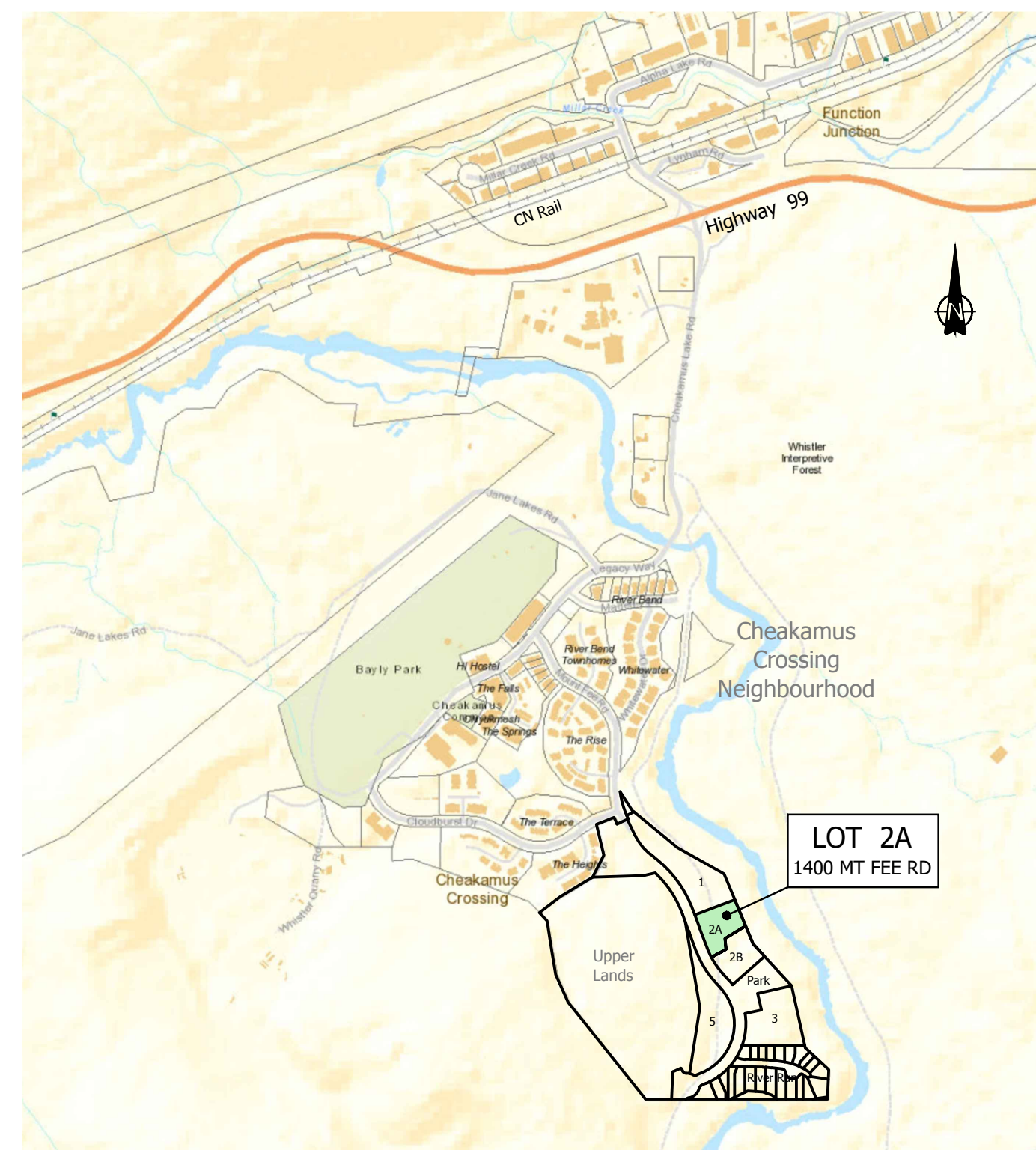
CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION

WHISTLER, BC

BUILDING PERMIT SUBMISSION

LOT 2A - 1400 MOUNT FEE ROAD

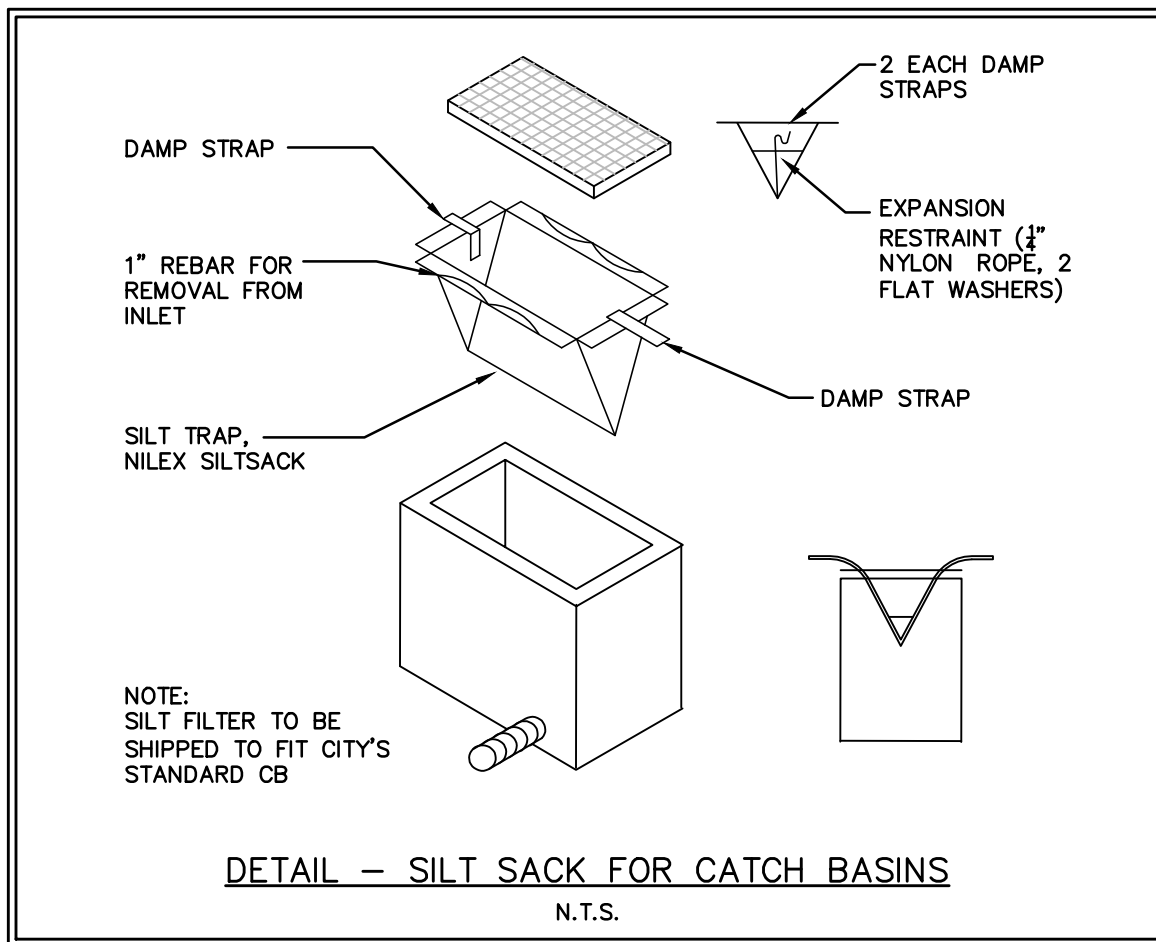
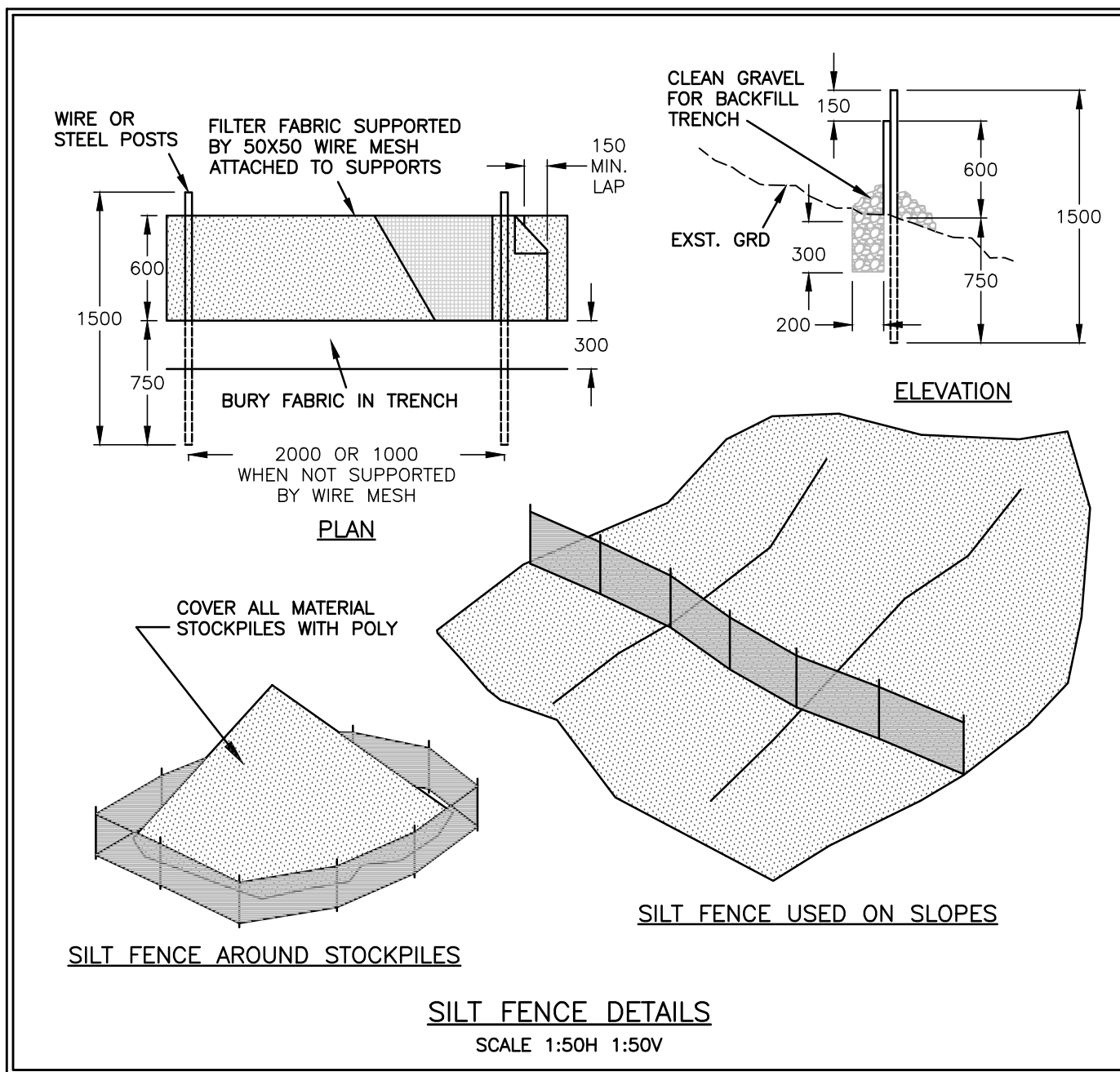
PREPARED BY: **WEBSTER ENGINEERING LTD** STEEP ROCKY TERRAIN SPECIALISTS
 PROFESSIONAL ENGINEERS & LAND DEVELOPMENT CONSULTANTS - 212 -828 HARBOURSIDE DRIVE,
 NORTH VANCOUVER, BRITISH COLUMBIA - PH: 604.983.0458 FAX: 604.983.0459
 EGBC PERMIT No. 1001444



SITE LOCATION MAP
 SCALE 1:10,000

DRAWING LIST

DWG NO.	SHEET TITLE
(BP)ESC-1	EROSION & SEDIMENT CONTROL PLAN - LOT 2A & 2B - 1400, 1450 MOUNT FEE ROAD
(BP)S-1	SERVICING PLAN - LOT 2A - 1400 MOUNT FEE ROAD
(BP)S-2	SERVICE CONNECTION PROFILES & GENERAL NOTES - LOT 2A - 1400 MOUNT FEE ROAD
(BP)STM-1	STORM SEWER - LOT 2A & 2B - 1400, 1450 MOUNT FEE ROAD
(BP)DWY-1	ROADWORKS - LOT 2A & 2B - 1400, 1450 MOUNT FEE ROAD
(BP)TYP-1	TYPICAL CROSS-SECTIONS - LOT 2A & 2B - 1400, 1450 MOUNT FEE ROAD
(BP)GR-1	GRADING PLAN - LOT 2A & 2B - 1400, 1450 MOUNT FEE ROAD
(BP)SS-1	SITE-SECTIONS - LOT 2A - 1400 MOUNT FEE ROAD
(BP)DET-1	STANDARD DETAILS - LOT 2A & 2B - 1400, 1450 MOUNT FEE ROAD

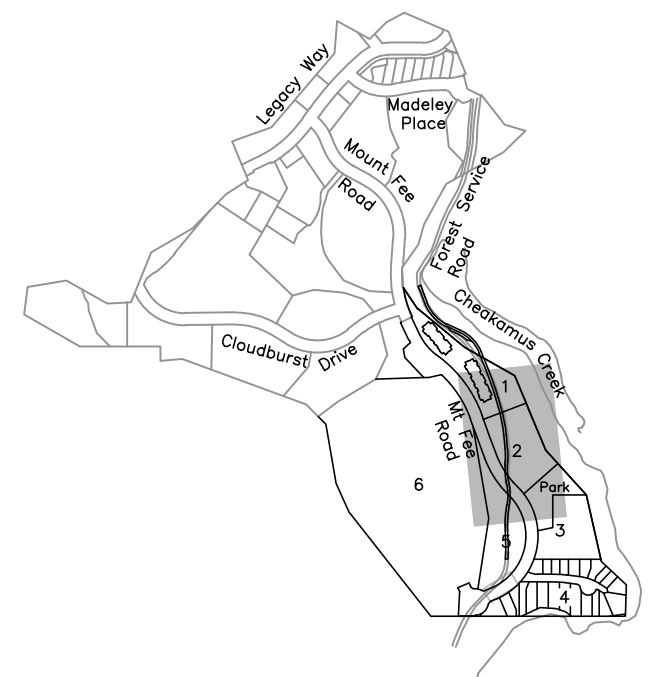


OPERATION & MAINTENANCE SCHEDULE		
EROSION/SEDIMENT CONTROL BMP	MAINTENANCE ACTIVITY	FREQUENCY
ACCESS ROADS	SWEEP	DAILY AS REQUIRED
DITCHES, TEMPORARY CULVERTS & TEMPORARY SWALES	REPAIR/CLEAN BERMS	ONCE A WEEK OR AS NEEDED, AND BOTH BEFORE & AFTER ANY SIGNIFICANT RAINFALL EVENT
SEDIMENT CONTROL POND	REMOVE ACCUMULATED SEDIMENT	ONCE A WEEK OR AS NEEDED, AND BOTH BEFORE & AFTER ANY SIGNIFICANT RAINFALL EVENT. SETTLED SEDIMENT TO NOT EXCEED 33% OF SETTLEMENT STORAGE VOLUME.
CLEAR CRUSH ROCK PAD	RENEW/REPLACE	AS REQUIRED
SILT SACKS	REPAIR & REPLACE DEGRADED FABRIC, REMOVE ACCUMULATED SEDIMENT & DEBRIS	ONCE A WEEK OR AS NEEDED, AND BOTH BEFORE & AFTER ANY SIGNIFICANT RAINFALL EVENT

NOTE: SILT SACKS ARE ALSO TO BE INSTALLED IN PROPOSED CATCH BASINS ONCE INSTALLED

ALL FIELD CHANGES/MODIFICATIONS TO THE EROSION AND SEDIMENT CONTROL FEATURES MUST BE APPROVED BY THE ENGINEER PRIOR TO CONSTRUCTION

CONTRACTOR TO NOTIFY THE ENGINEER A MINIMUM OF 48 HOURS PRIOR TO INSTALLATION OF THE EROSION AND SEDIMENT CONTROL FEATURES SHOWN ON THIS DRAWING. CONSTRUCTION/INSTALLATION OF ALL EROSION AND SEDIMENT CONTROL FEATURES MUST PASS INSPECTION BY WEBSTER ENGINEERING LTD.

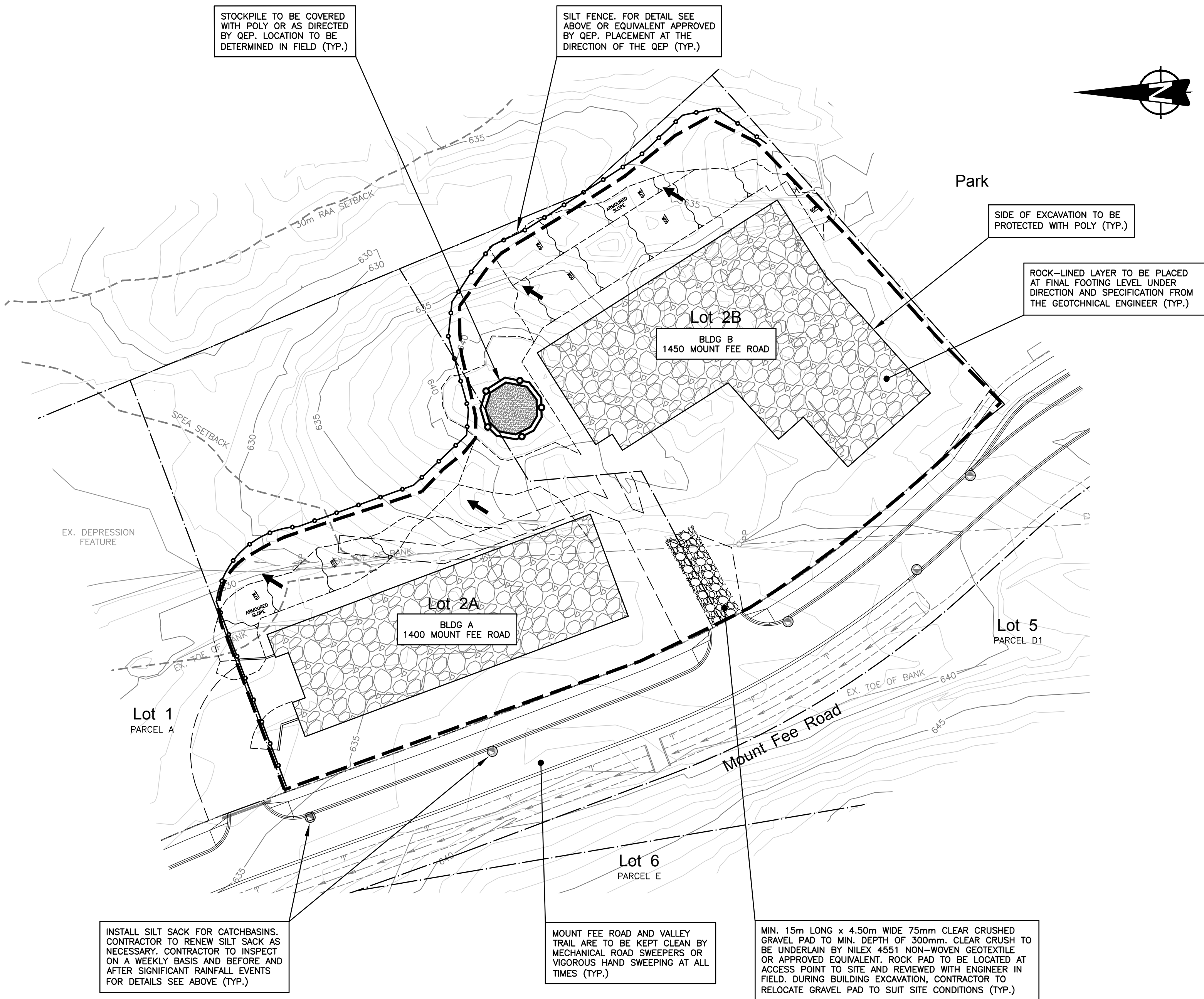


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LEGEND - EROSION & SEDIMENT CONTROL	
DESCRIPTION	SYMBOLS
GENERAL FALL OF ROUGH GRADE DRAINAGE	←
EXISTING DITCH	—
PROPOSED TEMPORARY DITCH C/W CHECK DAMS @ 15m INTERVALS	—
SEDIMENT CONTROL POND	□
SILT FENCE	—
EXISTING CULVERT	—
TEMPORARY CULVERT	—
TEMPORARY STORM PIPE	—
CLEARING BOUNDARY	—
PUMP SUMP	⊙
GRAVITY SUMP	⊙
SILT SACK	⊙
SPEA SETBACK BY CASCADE ENVIRONMENTAL RG	---
FILL SLOPE	—
CUT SLOPE	—
ROCKSTACK WALL	—

EROSION AND SEDIMENT CONTROL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING AND MAINTAINING A SILTATION AND EROSION CONTROL SYSTEM AS SHOWN ON THESE DRAWINGS AS WELL AS ANY ADDITIONAL TEMPORARY WORKS NECESSARY TO PREVENT SILT DISCHARGES TO THE STORM DRAINAGE SYSTEM.
2. ALL SILTATION CONTROL DEVICES SHALL PROVIDE ACCESS FOR CLEANING AND MAINTENANCE.
3. ALL SILTATION CONTROL STRUCTURES MUST BE MAINTAINED DURING THE COURSE OF CONSTRUCTION THROUGH TO THE END OF THE MAINTENANCE PERIOD.
4. THE CONTRACTOR SHALL TAKE ALL STEPS NECESSARY TO ENSURE THAT NO SILT IS DISCHARGED TO THE STORM DRAINAGE SYSTEM, ROADWAYS OR ADJACENT PROPERTIES DURING THE COURSE OF CONSTRUCTION.
5. THE CONTRACTOR SHALL INSPECT THE SILTATION AND EROSION CONTROL WORKS DURING RAINFALL EVENTS AND UNDERTAKE ANY REMEDIAL WORK REQUIRED FOR FUNCTIONAL OPERATION.
6. AS CONSTRUCTION PROGRESSES AND INTERCEPTED FLOWS ARE REDUCED, THE SIZE OF THE SEDIMENT TRAP MAY BE REDUCED ACCORDINGLY AT THE DISCRETION OF THE ENGINEER AND THE RESORT MUNICIPALITY OF WHISTLER (RMOW).
7. CONSTRUCTION AND MAINTENANCE OF THE SEDIMENT AND EROSION CONTROL MEASURES MUST BE INSTALLED AND MUST MEET OR EXCEED THE STANDARDS OUTLINED IN THE LATEST EDITION OF THE DEPARTMENT OF FISHERIES AND OCEANS 'LAND DEVELOPMENT GUIDELINES FOR THE PROTECTION OF AQUATIC HABITAT' AND THE RMOW'S SUBDIVISION AND DEVELOPMENT SERVICING AND STORMWATER MANAGEMENT BYLAWS NO. 1175, 2012.
8. THE SUPPLY AND INSTALLATION OF SILT FENCES SHALL BE AS PER SECTION 3 AND FIGURE 3.3 OF THE DEPARTMENT OF FISHERIES AND OCEANS 'LAND DEVELOPMENT GUIDELINES FOR THE PROTECTION OF AQUATIC HABITAT'.
9. THE CONTRACTOR SHALL CONSTRUCT ALL NECESSARY SILTATION AND EROSION CONTROL WORKS BEFORE COMMENCING ANY OTHER ON-SITE CONSTRUCTION OTHER THAN CLEARING.
10. PROTECT EXPOSED SLOPES WITH FASTENED POLYETHYLENE SHEETING OR OTHER APPROVED COVER. MINIMIZE SURFACE DISTURBANCE AND THE AMOUNT OF TIME SURFACES ARE EXPOSED.
11. DESIGNATE AN AREA FOR SOIL STOCKPILING AND KEEP ALL MATERIALS (E.G. SAND, GRAVEL, SPOIL MATERIAL, CONCRETE MIX) OFF PAVED SURFACES AND AS FAR AS POSSIBLE FROM THE TOP OF BANK (I.E. NATURAL BOUNDARY) OF ANY WATER COURSE OR THE STORM WATER SYSTEM. PROTECT STOCKPILES WITH POLYETHYLENE SHEETING AND, IF REQUIRED, SILT FENCING.
12. ANY FILL USED ON SITE MUST BE INERT MATERIAL, FREE OF CONTAMINANTS OR ANY OTHER SUBSTANCES DELETERIOUS TO AQUATIC LIFE.
13. ALL SITE RUNOFF MUST CONTAIN TOTAL SUSPENDED SOLIDS (TSS) OF LESS THAN 25 mg/L ABOVE BACKGROUND DURING DRY MONTHS AND LESS THAN 75 mg/L ABOVE BACKGROUND DURING WET MONTHS, AND MEASURE TSS AT THE MONITORING POINT AS REQUIRED.
14. ENVIRONMENTAL MONITORING IS TO BE CONDUCTED BY THE ENGINEER OF RECORD OR THE APPROVED ENVIRONMENTAL CONSULTANT, INCLUDING INSPECTING AND REPORTING OF THE CONSTRUCTION WORK AND THE WATER QUALITY. SEQUENCING TO BE DETERMINED WITH THE RMOW. MONITORING IS TO OCCUR UNTIL 90% OF CONSTRUCTION IS COMPLETE. MONITORING REPORTS ARE TO BE SUBMITTED TO THE RMOW WITHIN ONE WEEK OF EACH SITE INSPECTION.
15. ADDITIONAL SEDIMENT CONTROL MEASURES MAY BE REQUIRED AT THE REQUEST OF THE RMOW UNDER THE APPROVAL OF THE ENGINEER OF RECORD OR APPROVED ENVIRONMENTAL CONSULTANT.
16. THE CONTRACTOR SHALL AT MINIMUM INSTALL, MONITOR AND REGULARLY MAINTAIN:
 - SEDIMENT SACKS AT ALL CATCH BASINS AFFECTED BY CONSTRUCTION
 - CONTROLLED VEHICLE ACCESS
 - SITE PERIMETER FENCING
 - SLOPE AND STOCKPILE PROTECTION
 - COLLECTION SWALES OR PUMP HOSE



no.	date	revision	chk'd	no.	date	revision	chk'd
1	NOV.28.22	BUILDING PERMIT SUBMISSION #1	MJF				

client
WHISTLER DEVELOPMENT CORPORATION

project
**CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION
WHISTLER, BRITISH COLUMBIA**

PROFESSIONAL ENGINEERS
WEBSTER ENGINEERING LTD.
212 - 828 HARBOURSIDE DRIVE, NORTH VANCOUVER, B.C. V7P 3R9 604-983-0458

LAND DEVELOPMENT CONSULTANTS

EGBC PERMIT No. 1001444

designed by A.N.V.
drawn by S.T.
checked by M.J.F.
date NOV.28.22

EROSION & SEDIMENT CONTROL PLAN
LOT 2A & 2B
1400, 1450 MOUNT FEE ROAD

scales
hor: 1:500
vert: -

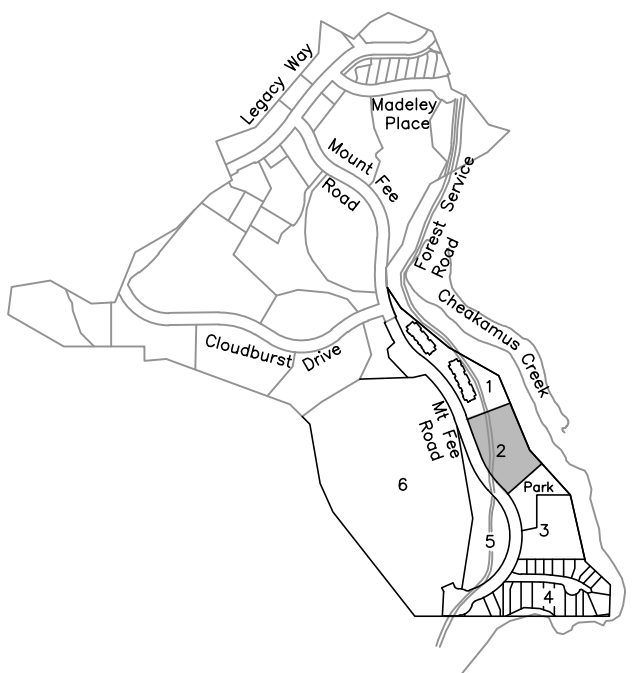
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drawing no.
(BP) ESC-1

rev.
1

F:\00004002_Cheakamus_Crossing - Phase 2_Webster\ESC\LOT 2 & 3 ESC - LOT 2.dwg, 11/29/2022 2:03:10 PM, MJF

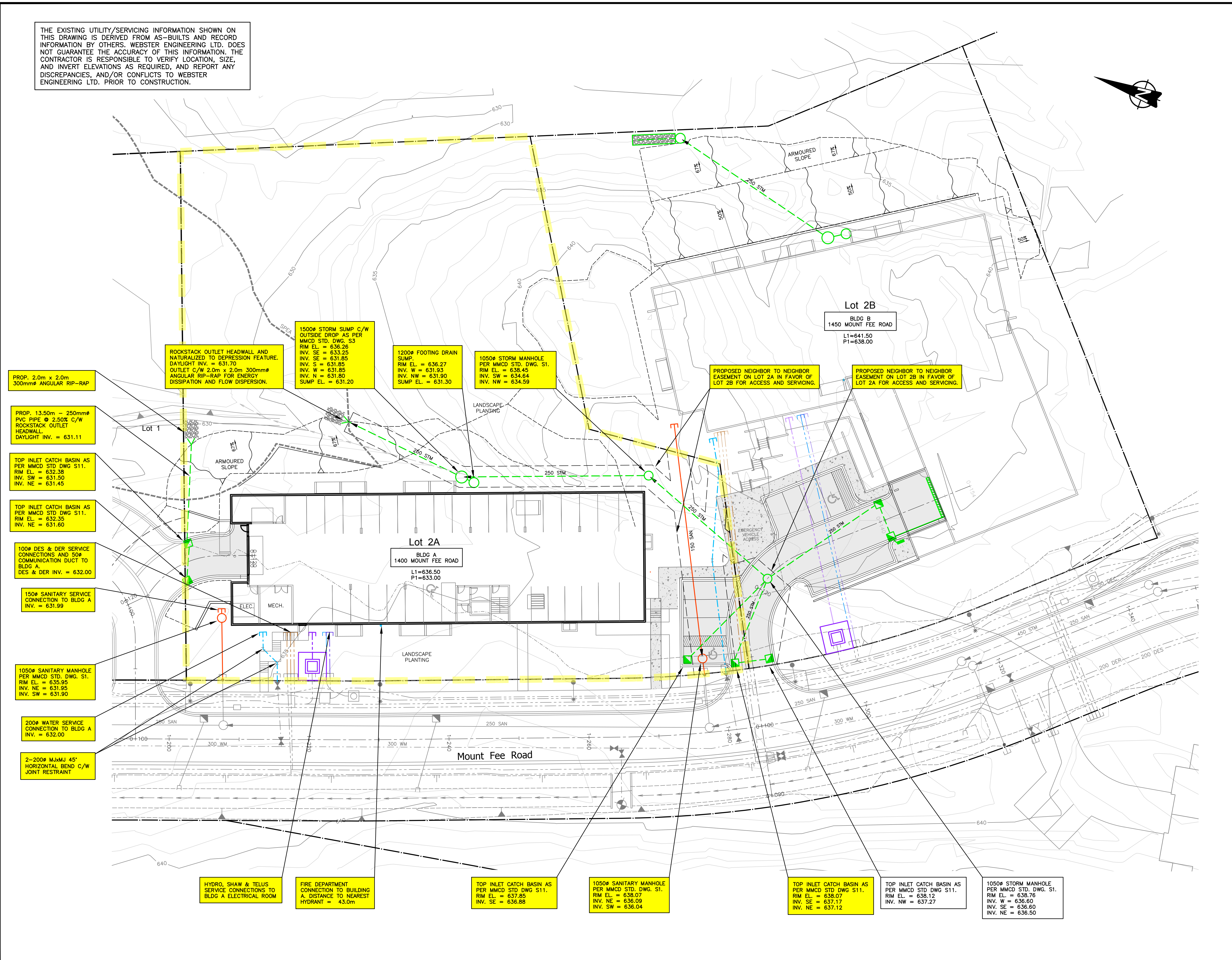
THE EXISTING UTILITY/SERVICING INFORMATION SHOWN ON THIS DRAWING IS DERIVED FROM AS-BUILTS AND RECORD INFORMATION BY OTHERS. WEBSTER ENGINEERING LTD. DOES NOT GUARANTEE THE ACCURACY OF THIS INFORMATION. THE CONTRACTOR IS RESPONSIBLE TO VERIFY LOCATION, SIZE, AND INVERT ELEVATIONS AS REQUIRED, AND REPORT ANY DISCREPANCIES, AND/OR CONFLICTS TO WEBSTER ENGINEERING LTD. PRIOR TO CONSTRUCTION.



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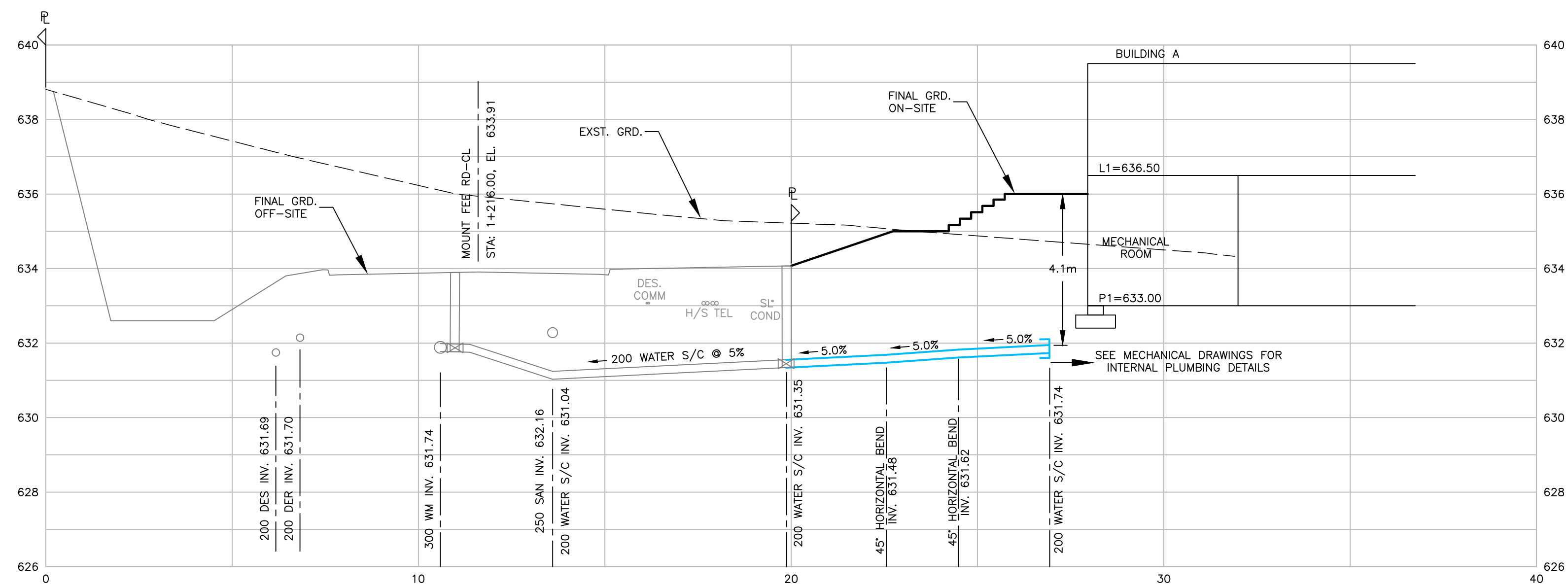
DESCRIPTION	SYMBOLS	
	PROPOSED	EXISTING
PROPERTY LINE	---	---
ROAD-CL	---	---
EDGE OF ASPHALT	---	---
CURB & GUTTER	---	---
FILL SLOPE	---	---
CUT SLOPE	---	---
ROCKSTACK WALL	---	---
WATERMAIN	---	---
FIRE HYDRANT	---	---
GATE VALVE	---	---
SANITARY SEWER	---	---
STORM SEWER	---	---
CULVERT	---	---
CULVERT CROSSING	---	---
CATCH BASIN (TOP INLET)	---	---
DITCH	---	---
DISTRICT ENERGY SUPPLY	---	---
DISTRICT ENERGY RETURN	---	---
HYDRO	---	---
TELLUS	---	---
SHAW	---	---
STREETLIGHT	---	---
TRAIL LIGHT	---	---
POWER POLE	---	---

FOR GENERAL NOTES SEE DWG (BP)S-2
 FOR WATERWORKS NOTES SEE DWG (BP)S-2
 FOR SANITARY NOTES SEE DWG (BP)S-2
 FOR STORM NOTES SEE DWG (BP)STM-1
 FOR ROADWORKS NOTES SEE DWG (BP)DWY-1
 FOR DRIVEWAY GRADING SEE DWG (BP)DWY-1
 FOR SITE-SECTIONS SEE DWG (BP)SS-1

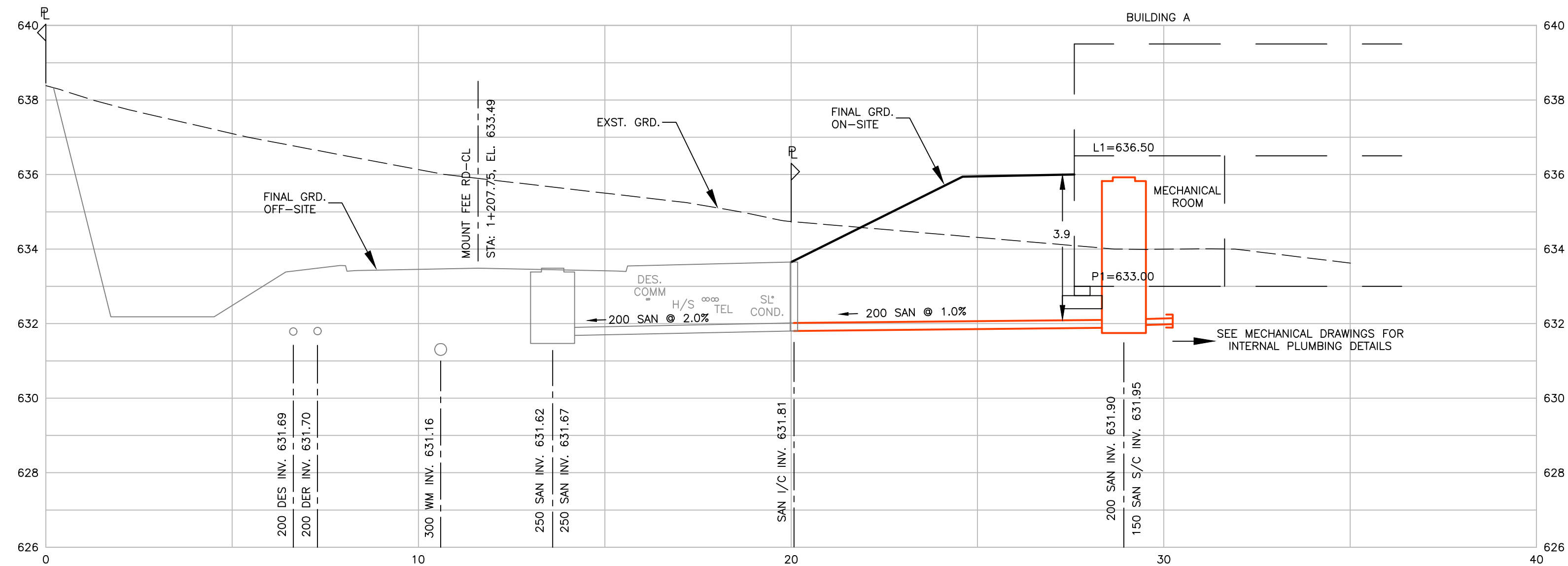


- PROP. 2.0m x 2.0m 300mm^ø ANGULAR RIP-RAP
- PROP. 13.50m - 250mm^ø PVC PIPE @ 2.50% C/W ROCKSTACK OUTLET HEADWALL DAYLIGHT INV. = 631.11
- TOP INLET CATCH BASIN AS PER MMCD STD DWG S11. RIM EL. = 632.35 INV. SW = 631.50 INV. NE = 631.45
- TOP INLET CATCH BASIN AS PER MMCD STD DWG S11. RIM EL. = 632.35 INV. NE = 631.60
- 100^ø DES & DER SERVICE CONNECTIONS AND 50^ø COMMUNICATION DUCT TO BLDG A. DES. & DER INV. = 632.00
- 150^ø SANITARY SERVICE CONNECTION TO BLDG A INV. = 631.99
- 1050^ø SANITARY MANHOLE PER MMCD STD. DWG. S1. RIM EL. = 635.95 INV. NE = 631.95 INV. SW = 631.90
- 200^ø WATER SERVICE CONNECTION TO BLDG A INV. = 632.00
- 2-200^ø MJKMJ 45° HORIZONTAL BEND C/W JOINT RESTRAINT
- HYDRO, SHAW & TELLUS SERVICE CONNECTIONS TO BLDG A ELECTRICAL ROOM
- FIRE DEPARTMENT CONNECTION TO BUILDING A. DISTANCE TO NEAREST HYDRANT = 43.0m
- TOP INLET CATCH BASIN AS PER MMCD STD DWG S11. RIM EL. = 637.85 INV. SE = 636.88
- 1050^ø SANITARY MANHOLE PER MMCD STD. DWG. S1. RIM EL. = 638.07 INV. NE = 636.09 INV. SW = 636.04
- TOP INLET CATCH BASIN AS PER MMCD STD DWG S11. RIM EL. = 638.07 INV. SE = 637.17 INV. NE = 637.12
- TOP INLET CATCH BASIN AS PER MMCD STD DWG S11. RIM EL. = 638.12 INV. NW = 637.27
- 1050^ø STORM MANHOLE PER MMCD STD. DWG. S1. RIM EL. = 638.76 INV. W = 636.60 INV. SE = 636.60 INV. NE = 636.50

client WHISTLER DEVELOPMENT CORPORATION		EGBC PERMIT No. 1001444		designed by A.N.V.		title SERVICING PLAN	
project CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION WHISTLER, BRITISH COLUMBIA		PROFESSIONAL ENGINEERS		drawn by S.T.		file no. 4002	
212 - 828 HARBOURSIDE DRIVE, NORTH VANCOUVER, B.C. V7P 3R9 604-983-0458		LAND DEVELOPMENT CONSULTANTS		checked by M.J.F.		drawing no. (BP) S-1	
1 NOV.28.22 BUILDING PERMIT SUBMISSION #1 MJF		copyright reserved. this drawing and design are, and at all times remain the exclusive property of WEBSTER ENGINEERING LTD. AND CANNOT BE USED, REPRODUCED OR DISTRIBUTED WITHOUT WRITTEN CONSENT. © 2022 WEBSTER ENGINEERING LTD.		date NOV.28.22		rev. 1	



200 WATER SERVICE CONNECTION TO BLDG A



150 SANITARY SERVICE CONNECTION TO BLDG A

GENERAL NOTES

- ALL CONSTRUCTION MUST CONFORM TO THE RESORT MUNICIPALITY OF WHISTLER (RMOW) GENERAL SPECIFICATIONS AND MUST PASS WEBSTER ENGINEERING AND/OR RMOW INSPECTION ON COMPLETION OF EACH STAGE OF CONSTRUCTION. THE CONTRACTOR WILL GIVE RMOW 48 HOURS NOTICE PRIOR TO THIS REQUIREMENT FOR INSPECTION.
- THE CONTRACTOR SHALL ENSURE THAT ALL APPROVALS REQUIRED FOR THE PROPOSED WORK HAVE BEEN OBTAINED PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION.
- LOCATIONS OF EXISTING UNDERGROUND SERVICES HAVE BEEN DETERMINED FROM RMOW AND UTILITIES AS-CONSTRUCTED DRAWINGS. CONTRACTOR TO VERIFY THE LOCATION OF ALL EXISTING SERVICES AND TO NOTIFY ENGINEER OF ANY DISCREPANCIES, CONFLICTS OR OMISSIONS PRIOR TO BEGINNING CONSTRUCTION.
- ALL CUTS IN EXISTING ASPHALT REQUIRED FOR TRENCHING SHALL BE SAWCUT & REPLACED WITH MINIMUM 100mm ASPHALT, 150mm GRANULAR BASE & 300mm GRANULAR SUBBASE AFTER BACKFILL AND COMPACTION. ALL PAVEMENTS BOULEVARDS, ETC. ARE TO BE RESTORED TO ORIGINAL CONDITION WHEN NO IMPROVEMENT IS PROPOSED UNDER THIS CONTRACT.
- THE CONTRACTOR SHALL USE EXTREME CARE WHEN WORKING NEAR EXISTING SERVICES AND ANY SERVICES DISTURBED ARE TO BE REPLACED TO THE SATISFACTION OF RMOW, THE ENGINEER AND /OR APPROPRIATE UTILITY CORPORATION.
- THE CONTRACTOR'S SURVEYOR WILL RECORD ALL INFORMATION REQUIRED FOR THE ENGINEER TO PROVIDE A COMPLETE SET OF AS-CONSTRUCTED DRAWINGS.
- WHEN NO IMPROVEMENTS ARE PROPOSED UNDER THIS CONTRACT, THE EXISTING SECTION(S) OF ROADWAY SHALL BE KEPT CLEAN AND CLEAR FOR THE DURATION OF CONSTRUCTION AND LEFT IN SAME CONDITION AS PRIOR TO CONSTRUCTION.
- VEHICULAR ACCESS TO EXISTING DWELLINGS TO BE MAINTAINED BY THE CONTRACTOR FOR THE DURATION OF THE CONTRACT.
- RESIDENTS DIRECTLY AFFECTED BY CONSTRUCTION OF THIS PROJECT SHALL BE GIVEN 48 HOURS WRITTEN NOTICE OF THE PROPOSED START OF CONSTRUCTION. IF CONSTRUCTION ENTERS ONTO PRIVATE PROPERTY, THE CONTRACTOR OR DEVELOPER'S AGENT WILL REQUIRE WRITTEN AUTHORIZATION FROM THE PRIVATE PROPERTY OWNER.
- FOR BC HYDRO, TELUS & FORTIS INSTALLATION, SEE APPROPRIATE UTILITY COMPANY DRAWINGS & SPECIFICATIONS. LAYOUT SHOWN FOR REFERENCE ONLY.
- ALL UTILITY STRUCTURES LOCATED WITHIN MULTI-USE PATH TO BE H2O LOAD RATED (INCLUDES HYDRO, TELUS, AND SHAW STRUCTURES).
- THE CONTRACTOR SHALL TAKE ALL STEPS NECESSARY TO ENSURE THAT NO SILT IS DISCHARGED TO THE STORM DRAINAGE SYSTEM, ROADWAYS OR ADJACENT PROPERTIES DURING THE COURSE OF CONSTRUCTION IN ACCORDANCE WITH DFO/MOELP'S "LAND DEVELOPMENT GUIDELINES FOR THE PROTECTION OF AQUATIC HABITAT".
- ALL CONSTRUCTION TRAFFIC MANAGEMENT SIGNS TO BE RELOCATED AS REQUIRED.

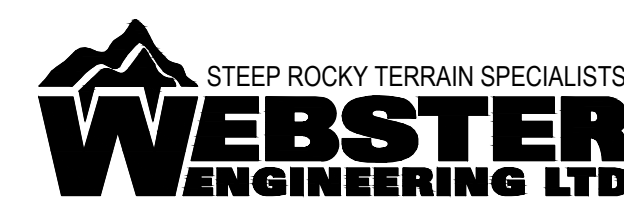
WATERWORKS NOTES

- WATERMAIN AND SERVICES 100mm AND LARGER TO BE POLYVINYL CHLORIDE (P.V.C.) DR 18 TO AWWA C900, CSA B137.3 AND ULC APPROVED, UNLESS NOTED OTHERWISE. TYTON JOINTS TO AWWA C111.
- CURBS STOPS SHALL BE PROVIDED FOR EACH SERVICE AND SERVICE CONNECTIONS TO BE MARKED WITH 40mm X 90mm POST PAINTED BLUE WITH TERMINATION AS PER RMOW DRAWING W2B.
- IRRIGATION CONNECTIONS TO BE POLYETHYLENE TO AWWA C901. PRESSURE CLASS 160 TUBING CERTIFIED TO CSA B137.1.
- ALL FITTINGS SHALL BE DUCTILE IRON TO AWWA C110, CEMENT MORTAR LINED TO AWWA C104, TYTON JOINTS TO AWWA C111 WITH CLOSED LUGS EXCEPT FOR HYDRANT ASSEMBLIES.
- INSTALLATION, TESTING AND CHLORINATING TO BE PERFORMED IN ACCORDANCE WITH MMCD, AWWA C900, AWWA M23 AND AWWA C651. TESTING, CHLORINATING AND FLUSHING OF WATERMANS TO BE COORDINATED BY CONTRACTOR UNDER THE SUPERVISION OF THE ENGINEER. WORKING PRESSURE = 1050 kPa (150 psi).
- DURING CONSTRUCTION AND AT ANY TIME PRIOR TO ACCEPTANCE AND PRESSURISING OF WATERMANS BY THE WATER UTILITY, THE CONTRACTOR SHALL INSTALL A 300mm X 300mm SQUARE, 19mm SHEET OF PLYWOOD OVER THE PUMP NOZZLE OF EACH HYDRANT TO INDICATE THAT HYDRANT IS NOT IN USE.
- HYDRANTS TO BE SURROUNDED BY 1.0m RADIUS ASPHALT APRON.
- AIR VALVES TO BE 25mm TO RMOW STD. DWG W6-A. FIRE HYDRANTS TO R.M.O.W. STD. DWG W4. GATE VALVES TO BE RESILIENT SEATED TO MMCD W3 (TC/CLOW RESILIENT WEDGE).
- WHERE THERE IS LESS THAN 0.5m VERTICAL SEPARATION OF WATERMAIN FROM STORM SEWER/CULVERT CROSSING OR 3m HORIZONTALLY FROM STORM/SANITARY MAIN, FOLLOW MINISTRY OF HEALTH GUIDELINES FOR WRAPPING JOINTS. WHERE THERE IS LESS THAN 0.3m VERTICAL SEPARATION, ENCASE WATERMAIN IN CONCRETE AS PER MMCD G6.
- VALVES AND FIRE HYDRANTS ON THE EXISTING WATER SYSTEM SHALL NOT BE OPERATED WITHOUT THE PERMISSION OF THE WATER UTILITY.
- CONTRACTOR TO USE DENSO TAPE OR ZINC-RICH PAINT ON ALL UNCOATED STEEL INCLUDING BUT NOT LIMITED TO VALVES, BENDS, TEES, NUTS, BOLTS AND TIE RODS. ALL METALLIC PARTS COMPLETE WITH CORROSIVE PROTECTIVE COATINGS.
- JOINT RESTRAINTS TO MMCD SPECIFICATION SECTION 02666 TO BE INSTALLED WHERE GRADE EXCEEDS 20% OR AS SPECIFIED.
- WHERE WATERMAIN PIPE EXCEEDS 10% PIPE TO BE ANCHORED AS PER MMCD STD. DWG G8.
- CONTRACTOR TO MAKE TIE-IN(S) TO EXISTING WATERMAIN(S) UNDER SUPERVISION OF RMOW INSPECTOR. CONTRACTOR TO ADVISE RMOW 48 HOURS PRIOR TO TIE-IN.

SANITARY NOTES

- ALL WORKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LATEST STANDARDS & SPECIFICATIONS OF THE RESORT MUNICIPALITY OF WHISTLER (RMOW), BC BUILDING CODE AND PLUMBING CODE, MASTER MUNICIPAL CONSTRUCTION DOCUMENTS (MMCD), WORKSAFE AND WITH THE NOTES & DETAILS OF THIS DRAWING.
- GRAVITY SANITARY SEWERS ARE PVC SDR 28 FOR SERVICE CONNECTIONS AND SDR 35 FOR MAIN LINES WHEN TESTED IN ACCORDANCE WITH ASTM D3034 & CSA B182.1. PIPE STIFFNESS (1/y) IS 314 kPa AT 5% DEFLECTION WHEN TESTED IN ACCORDANCE WITH ASTM D2412.
- ALL GRAVITY SANITARY SEWER SERVICE CONNECTIONS TO BE 200mm DIAMETER CONNECTED TO THE MAIN WITH MANUFACTURED WYE OR TO THE MANHOLE AS PER MMCD STD. DWG S7. 200mm DIAMETER INSPECTION CHAMBER TO BE INSTALLED AT PROPERTY LINE AS PER MMCD STD. DWG S9.
- SANITARY SERVICE CONNECTIONS TO BE MARKED WITH A 50mm x 100mm POST PAINTED GREEN AND RED RESPECTIVELY. THE BELL END AND CAP AT THE TERMINATION IS ALSO TO BE PAINTED GREEN AND RED TO SUIT.
- MINIMUM GRADE ON SERVICE CONNECTIONS TO BE 2% UNLESS NOTED OTHERWISE. SERVICE CONNECTIONS AS PER R.M.O.W. STD. DWG S7-A.
- ALL MANHOLES ARE 1050mm I.D. UNLESS NOTED OTHERWISE. MANHOLES AS PER R.M.O.W. STD. DWG S1.
- ALL SEWERS ARE TO BE T.V. CAMERA INSPECTED AND CERTIFIED BY DESIGN ENGINEER. T.V. CAMERA INSPECTIONS ARE TO BE ARRANGED AND PAID FOR BY THE CONTRACTOR.
- TESTING OF SANITARY SEWERS AND SERVICE CONNECTIONS TO BE ARRANGED AND PAID FOR BY CONTRACTOR AND PERFORMED IN THE PRESENCE OF RMOW INSPECTOR AND ENGINEER. 72 HOURS PRIOR NOTICE REQUIRED.
- TESTING OF SANITARY SEWERS PERFORMED IN THE PRESENCE OF DESIGN ENGINEER INSPECTORS. MINIMUM 48 HOURS NOTICE REQUIRED.
- ALL SEWER SERVICE CONNECTIONS ENTERING MANHOLES TO HAVE AN INVERT ELEVATION AT CROWN ELEVATION OF DOWNSTREAM SEWER OUTLET.
- WHERE SANITARY PIPE GRADE EXCEEDS 15%, PIPE IS TO BE ANCHORED AS PER MMCD STD. DWG G8.
- SANITARY SEWERS TO BE CONCRETE ENCASED AS PER R.M.O.W. STD. DWG G9 C/W 50mm RIGID FOAM INSULATION OVER PIPE WHERE MIN. COVER CANNOT BE ACHIEVED.
- WHERE SANITARY SEWER CROSSES A WATERMAIN AND CLEARANCE IS LESS THAN 0.5m, THE WATERMAIN IS TO BE ENCASED AS PER R.M.O.W. STD. DWG G9.
- PIPE BEDDING TO CONFORM WITH R.M.O.W. STANDARDS. SEE R.M.O.W. STD. DWGS G4 & G9.
- MIN. COVER = 1.5m FOR ALL SANITARY PIPE.
- LOCATION/INVERTS OF SERVICE CONNECTIONS CONFIRMED BY ENGINEER ONCE ROUGH GRADING IS COMPLETE.
- TRENCH BEDDING AND BACKFILL TO BE AS PER MMCD STD. DWG. G4.

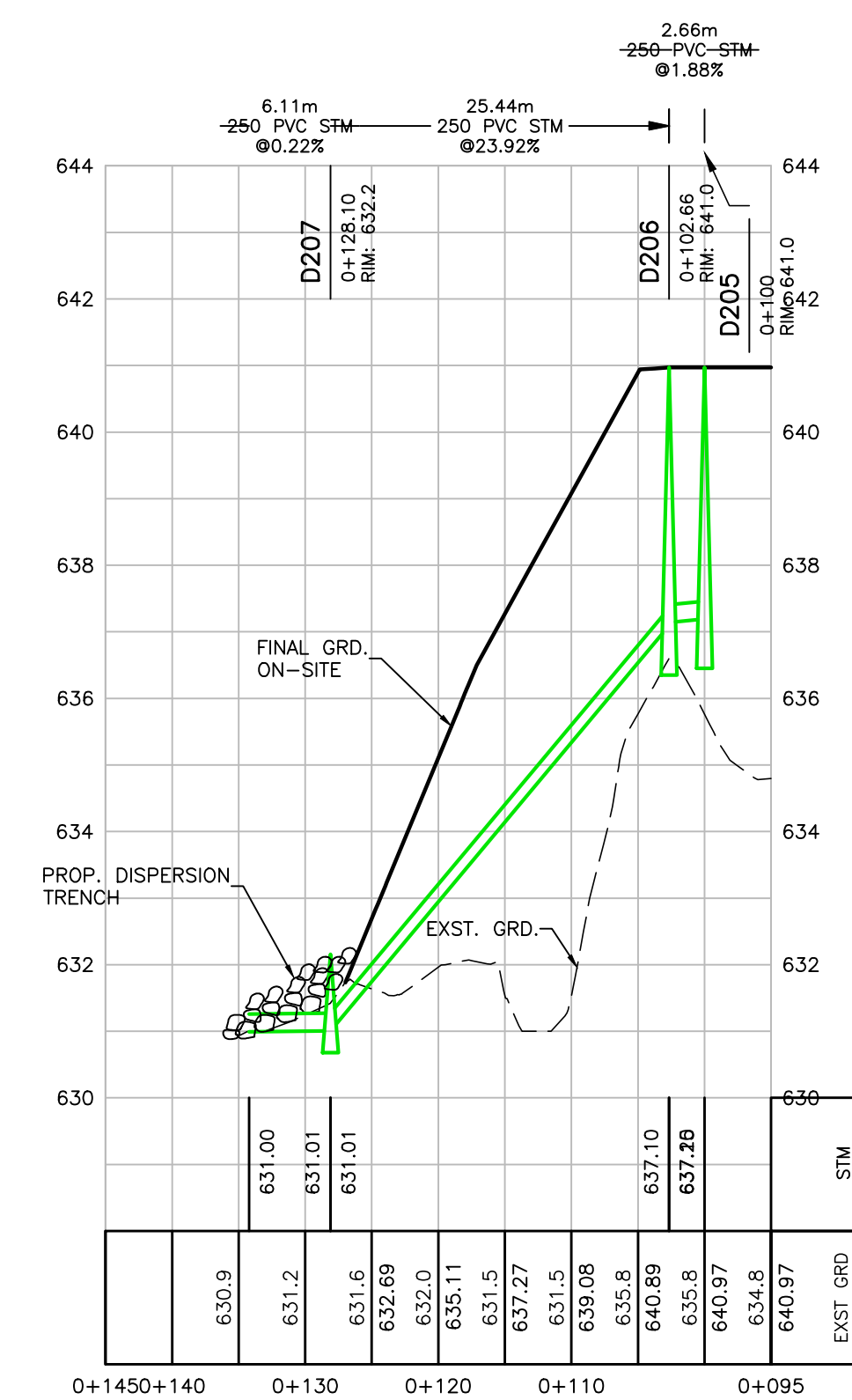
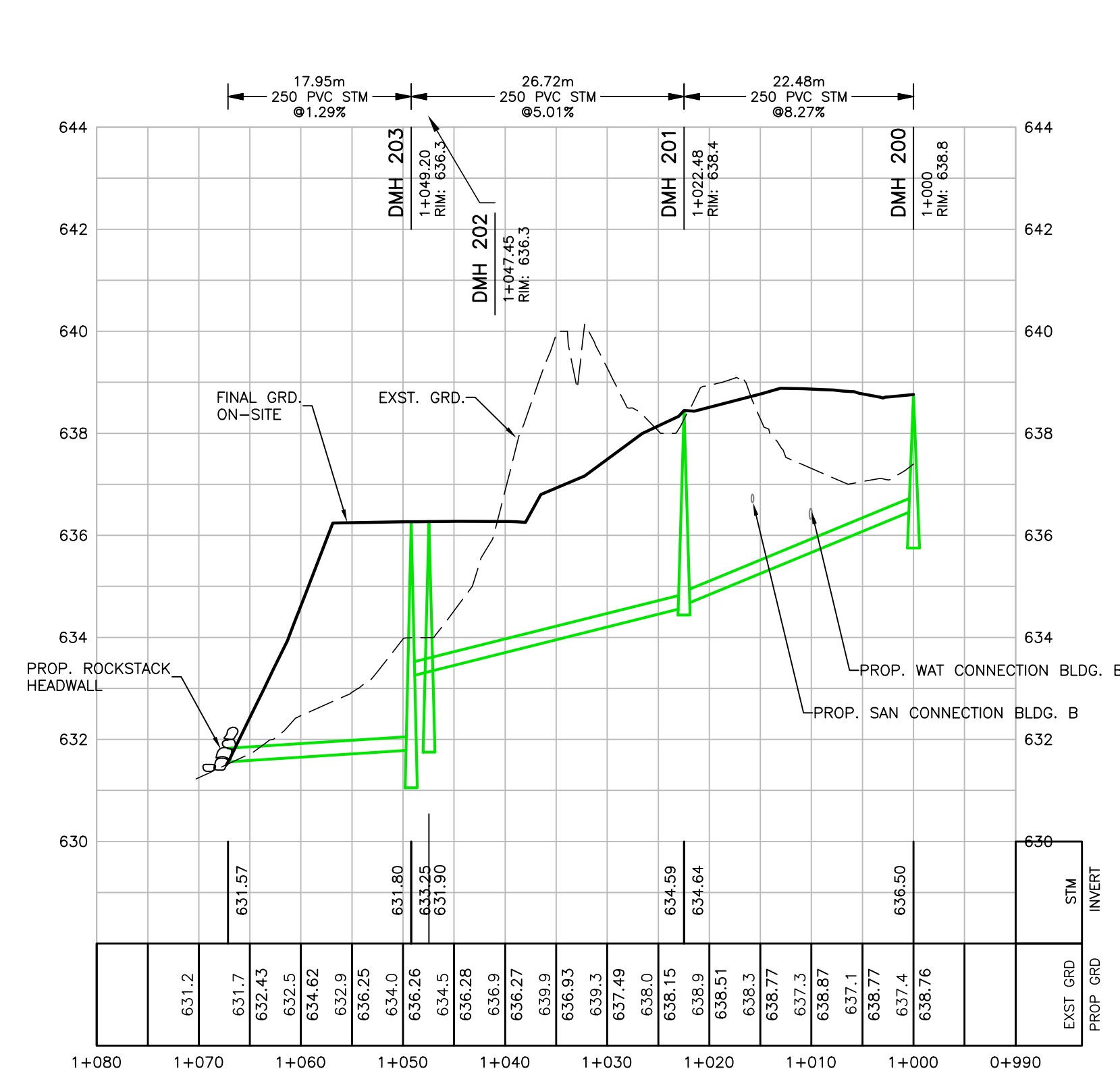
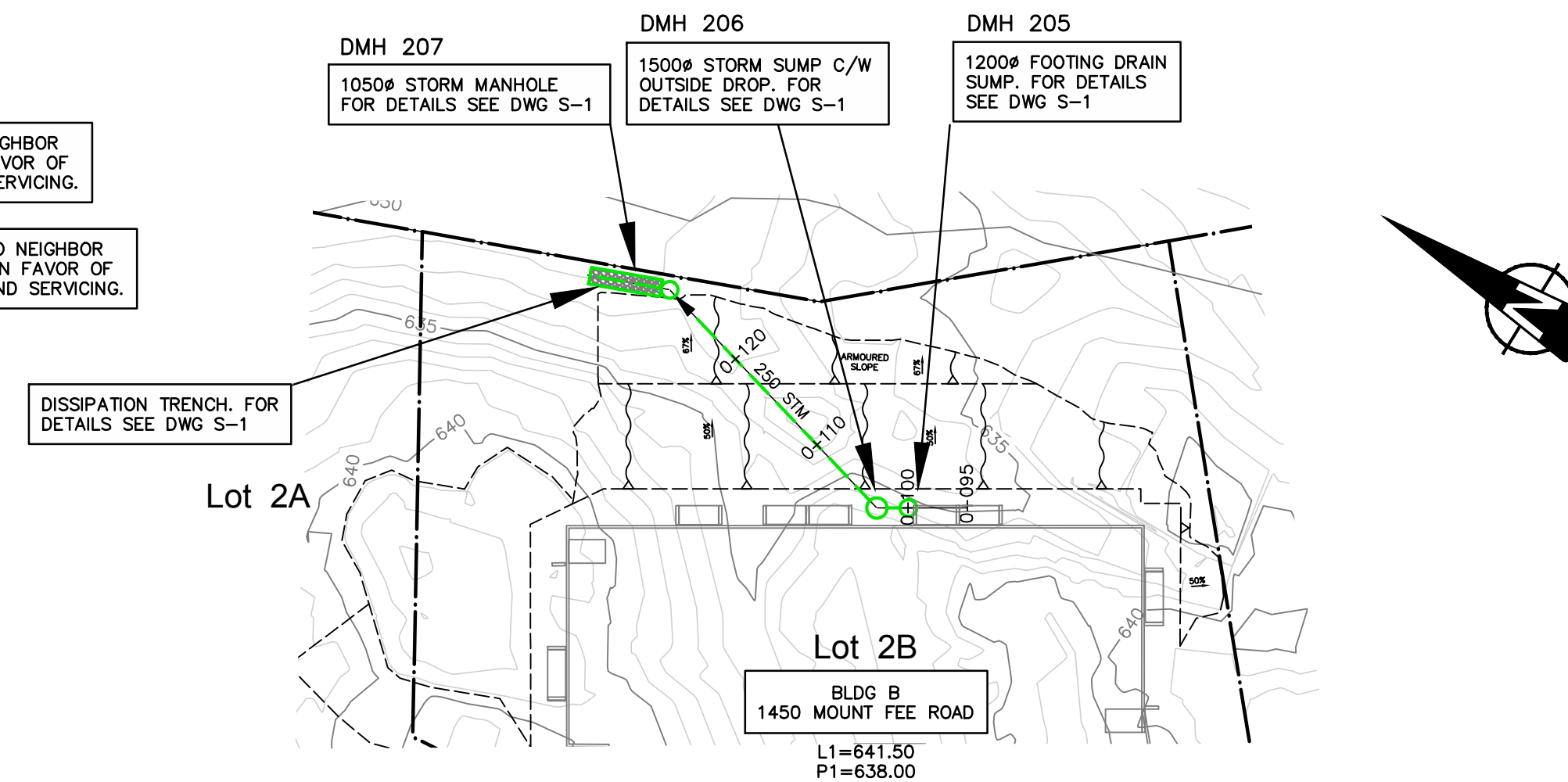
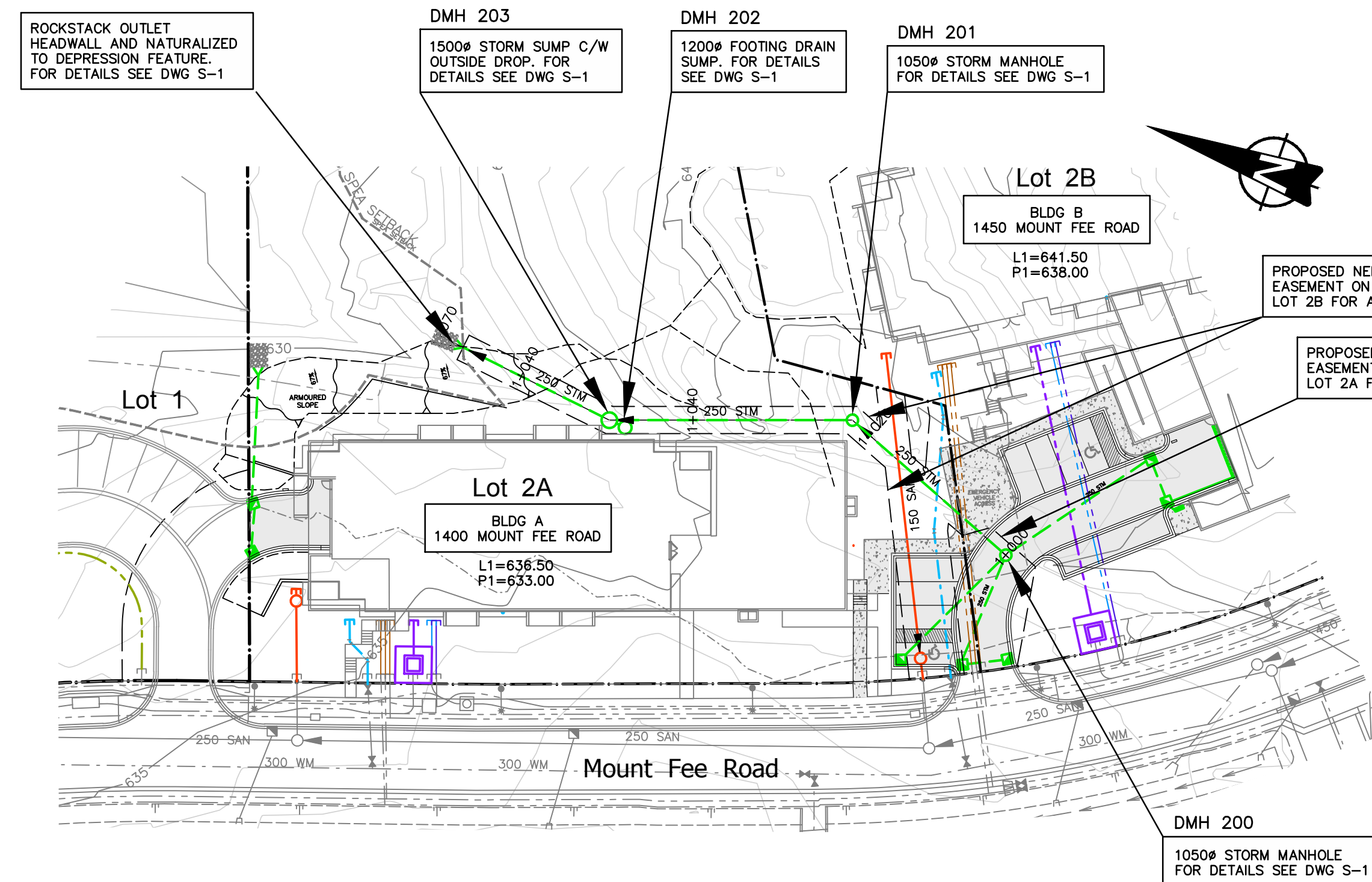
client WHISTLER DEVELOPMENT CORPORATION		EGBC PERMIT No. 1001444		designed by A.N.V.		title SERVICE CONNECTION PROFILES & GENERAL NOTES		scales hor: 1:100 vert: 1:100	
project CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION WHISTLER, BRITISH COLUMBIA		PROFESSIONAL ENGINEERS 212 - 828 HARBOURSIDE DRIVE, NORTH VANCOUVER, B.C. V7P 3R9 604-983-0458		checked by M.J.F.		LOT 2A 1400 MOUNT FEE ROAD		file no. 4002	
revision 1 NOV.28.22 BUILDING PERMIT SUBMISSION #1		LAND DEVELOPMENT CONSULTANTS		date NOV.28.22		drawing no. (BP) S-2		rev. 1	



P:\00004000_Cheakamus Creek - Phase 2_Webster\SS\SS\LOT 2 & 3 DP\SERVICING PLAN - LOT 2A.dwg, 11/29/2022, 4:13:04 PM, MJF

STORM SEWER NOTES

1. STORM SEWER MAINS TO BE CONCRETE AND SHALL MEET THE ASTM C-76 CLASS III SPECIFICATIONS FOR REINFORCED PIPE OR BE PVC SDR 35 WHEN TESTED IN ACCORDANCE WITH STM D3034 & CSA B182.1. STORM SERVICES TO BE PVC SDR 28.
2. STORM SEWER SERVICE CONNECTIONS TO BE 150mm DIA. CONNECTED TO THE MAIN WITH MANUFACTURED WYE OR TO THE MANHOLE. WHERE NO STORM SEWER SERVICE CONNECTION IS SHOWN LOT DRAINAGE TO BE CONNECTED TO DITCH.
3. ALL MANHOLES TO BE 1050mm I.D. & CONFORM TO RMOW STD DWG S1, UNLESS NOTED OTHERWISE.
4. CATCH BASIN LEADS TO BE 200mm DIAMETER P.V.C. S.D.R. 35.
5. ALL SEWERS TO BE T.V. CAMERA INSPECTED. T.V. CAMERA INSPECTION TO BE ARRANGED AND PAID FOR BY THE CONTRACTOR.
6. MINIMUM GRADE ON SERVICE CONNECTIONS AND CATCH BASIN LEADS TO BE 2%, UNLESS NOTED OTHERWISE.
7. PIPE BEDDING TO CONFORM WITH THE RMOW STANDARDS AND MANUFACTURER'S SPECIFICATIONS. SEE RMOW STD DWG G4 & G9.
8. CONTRACTOR TO INSTALL SEWER SERVICES UNLESS NOTED OTHERWISE.
9. CATCH BASINS AS PER MMCD STD DWG S11 & SIDE INLET CATCH BASIN TO MMCD STD DWG S11 AND RMOW STD. DWG S16. FOR ADDITIONAL GRATE INFORMATION SEE RMOW STD. DWG S12.
10. CONCRETE ENCASE ALL PIPES GOING THROUGH ROCK STACKS.
11. MINIMUM COVER ON CULVERTS SHALL BE 450mm.
12. ALL EXISTING CULVERTS TO BE CLEANED AND FLUSHED AND INSPECTED BY ENGINEER FOR CONDITION.
13. WHERE SEWER MAIN CROSSES WATERMAIN AND CLEARANCE IS LESS THAN 0.5m, THE UPPER PIPE SHALL BE ENCASED AS PER R.M.O.W. STD. DWG G9.



no.	date	revision	chk'd	no.	date	revision	chk'd
1	NOV.28.22	BUILDING PERMIT SUBMISSION #1	MJF				

client
WHISTLER DEVELOPMENT CORPORATION

project
**CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION
WHISTLER, BRITISH COLUMBIA**

PROFESSIONAL ENGINEERS

WEBSTER ENGINEERING LTD.
212 - 828 HARBOURSIDE DRIVE, NORTH VANCOUVER, B.C. V7P 3R9 604-983-0458

EGBC PERMIT No. 1001444

LAND DEVELOPMENT CONSULTANTS

designed by A.N.V.
drawn by S.T.
checked by M.J.F.
date NOV.28.22

scale
hor: 1:500 vert: 1:100

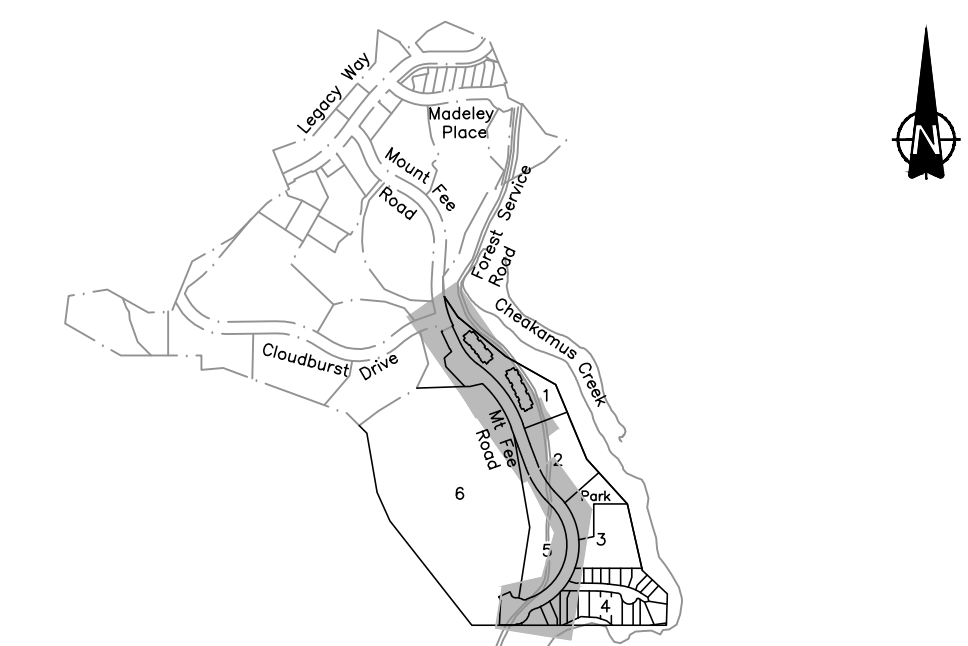
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drawing no.
(BP) STM-1

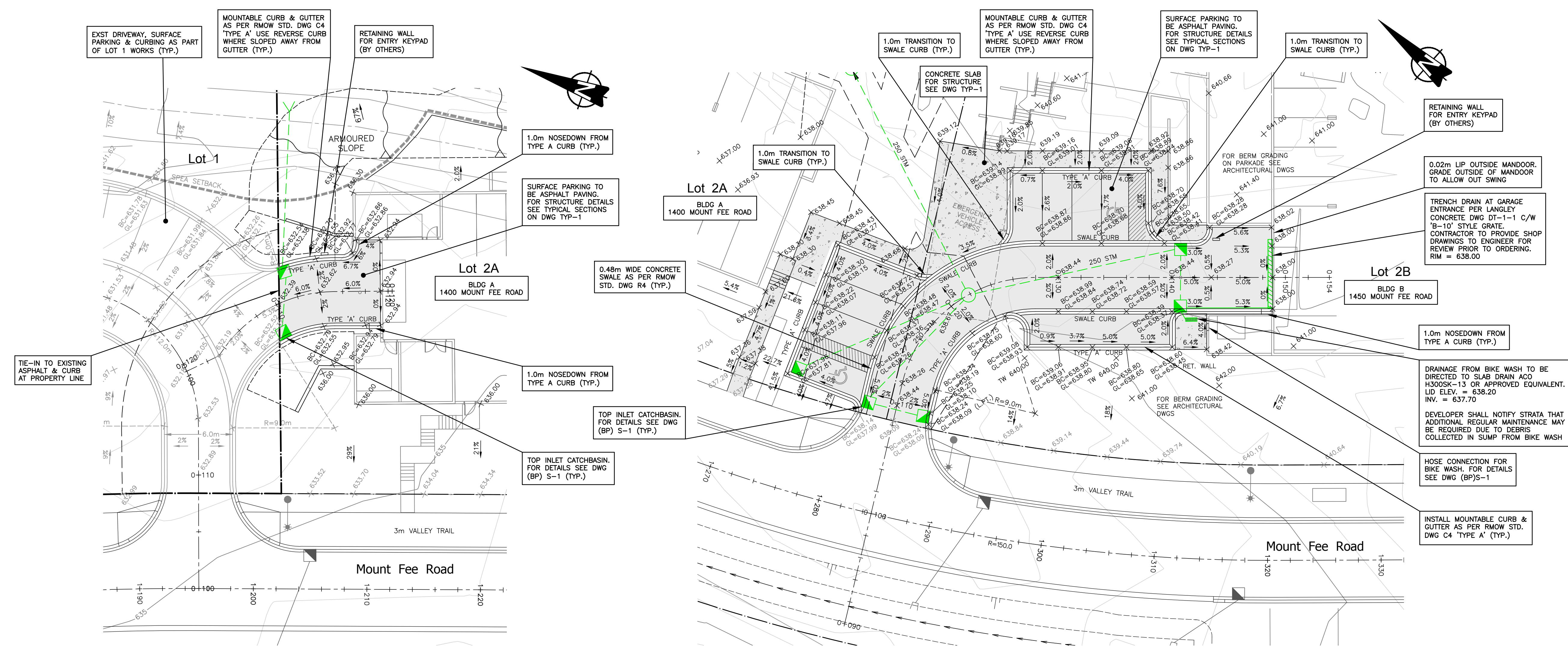
rev.
1

**STORM SEWER
LOT 2A & 2B
1400, 1450 MOUNT FEE ROAD**

F:\00004002_Cheakamus_Crossing - Phase 2_Webster\SS\LOT 2 & 3 (BP) STM-1.dwg, 11/29/2022, 4:39:35 PM, MJF



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LEGEND - ROADWORKS

DESCRIPTION	SYMBOLS	
	PROPOSED	EXISTING
PROPERTY LINE	---	---
ROAD-CL	---	---
EDGE OF ASPHALT	---	---
CURB & GUTTER	---	---
CONCRETE BAND - 0.4m	---	---
FILL SLOPE	---	---
CUT SLOPE	---	---
ROCKSTACK WALL	---	---
CULVERT	---	---
CULVERT CROSSING	---	---
CATCH BASIN (TOP INLET)	---	---
DITCH	---	---
STREETLIGHT	---	---
TRAIL LIGHT	---	---
POWER POLE	---	---

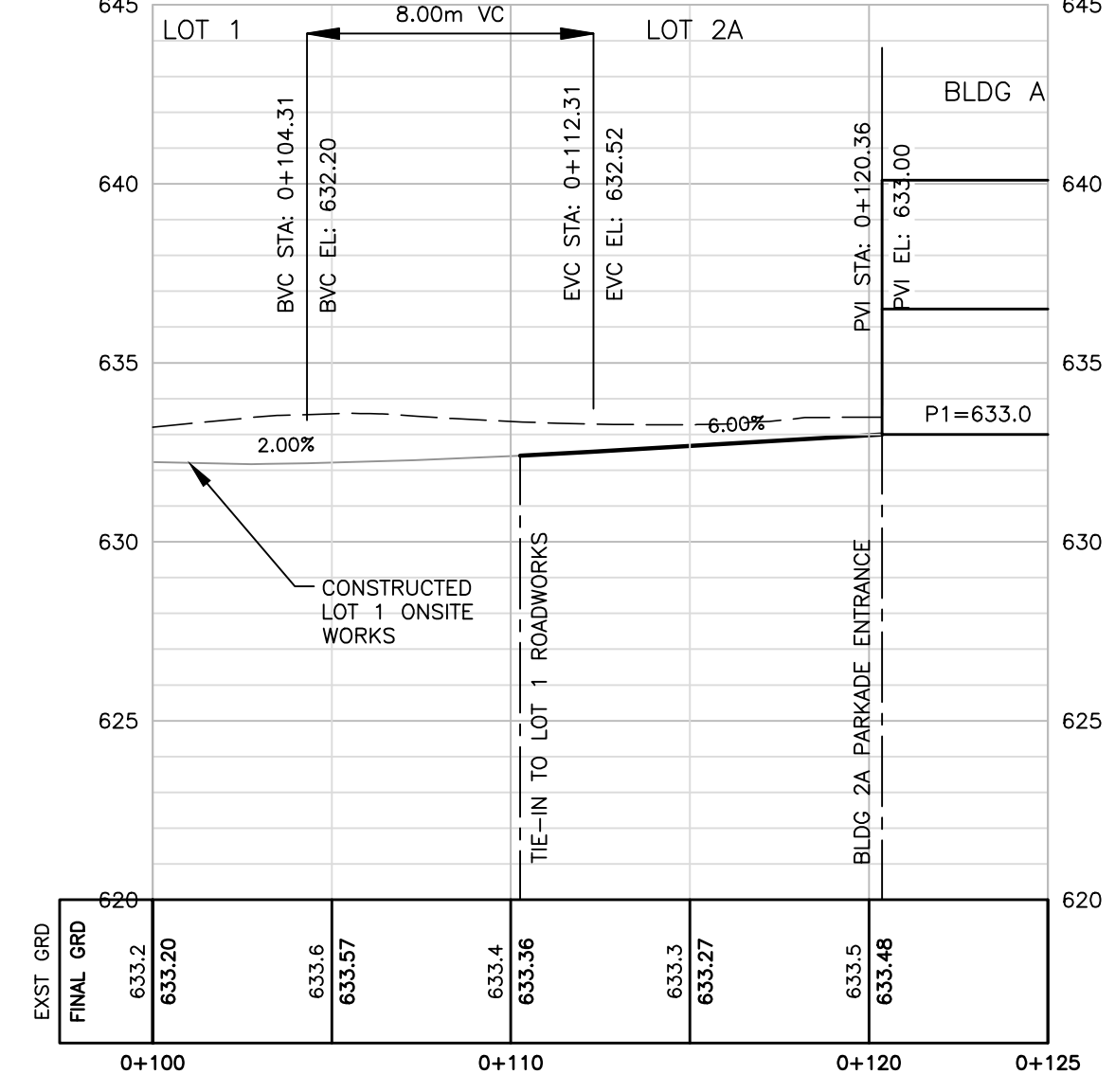
GRADING LEGEND

EXIST. SPOT ELEV.	+ 639.74
PROP. SPOT ELEV.	+ 638.26
PROP. GRADE	3.1%
PROP. BACK OF CURB ELEV	+ BC=627.86
PROP. GUTTERLINE ELEV	GL=624.85
TOP OF WALL	+ TW 640.00
BOTTOM OF WALL	+ BW 638.99

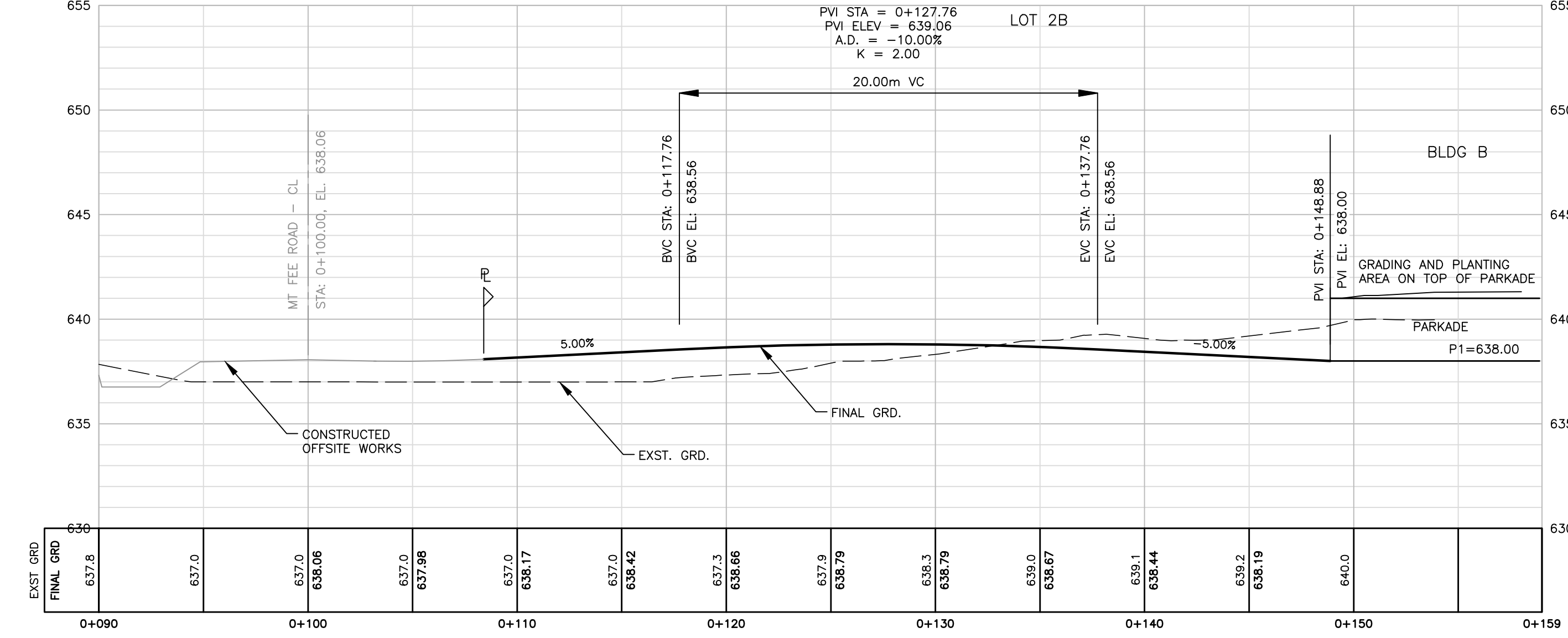
FOR GENERAL NOTES SEE DWG (BP)S-2
FOR STORM SEWER NOTES SEE DWG (BP)STM-1

- ROADWORKS NOTES**
- ALL MANHOLE LIDS, VALVE COVERS, CATCH BASIN RIMS AND LIDS OF ANY OTHER STRUCTURE TO BE SET TO FINAL GRADE AS PAVING WILL BE COMPLETED IN CONSECUTIVE LIFTS.
 - ALL STRUCTURAL FILL TO BE CONSTRUCTED TO THE REQUIREMENTS AND UNDER THE SUPERVISION OF A GEOTECHNICAL ENGINEER.
 - ALL LOOSE AND ORGANIC MATERIAL TO BE EXCAVATED FROM ROADWAY AND DISPOSED OF ON FILL SLOPES AS DIRECTED BY THE ENGINEER.
 - CHANGES IN GRADE TO BE FORMED WITH SMOOTH CURVES.
 - TIE-IN TO EXISTING ASPHALT WITH VERTICAL DIAMOND SAW CUTS. 100mm OF PAVEMENT IS TO BE PLACED IN TWO LIFTS AND MATCH EXISTING ASPHALT THICKNESS.
 - PAVING CAN ONLY PROCEED IN THE PRESENCE OF BOTH THE ENGINEER'S AND RESORT MUNICIPALITY OF WHISTLER'S (RMOW) INSPECTORS. SAMPLES OF THE ASPHALT MIX MUST BE TAKEN AND TESTED BY AN INDEPENDENT ASPHALT TESTING LABORATORY. TEST RESULTS AND REPORTS ON THE MIX WILL BE PREPARED. CONTRACTOR TO ORGANIZE AND PAY FOR TESTING AND REPORT PREPARATION.
 - ASPHALT TESTING TO BE PERFORMED IN ACCORDANCE WITH RMOW CONSTRUCTION SPECIFICATIONS AND THE MASTER MUNICIPAL CONTRACT DOCUMENTS. (MMCD).
 - SUBGRADE AND ROADBASE MATERIALS SHALL BE PROPERLY PLACED & COMPACTED TO A MINIMUM OF 95% OF MODIFIED PROCTOR DRY DENSITY (ASTM D1557), AND TO THE SATISFACTION OF THE GEOTECHNICAL ENGINEER. SUB-BASE, BASE GRAVELS, AND CURB PREPARATION TO BE DENSITY TESTED IN ACCORDANCE WITH MMCD.
 - THE CONTRACTOR WILL ROUGHLY GRADE THE BOULEVARDS TO THE PROFILE SHOWN ON THE CROSS SECTIONS AT THE SAME TIME AS ROAD GRADING.

LOW PT STA = 0+104.31
LOW PT ELEV = 632.20
PVI STA = 0+108.32
PVI ELEV = 632.28
A.D. = 4.00%
K = 2.00



Driveway Profile
Bldg A - 1400 Mount Fee Road



Driveway Profile
Bldg B - 1450 Mount Fee Road

no.	date	revision	chk'd	no.	date	revision	chk'd
1	NOV.28.22	BUILDING PERMIT SUBMISSION #1	MJF				

client
WHISTLER DEVELOPMENT CORPORATION

project
**CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION
WHISTLER, BRITISH COLUMBIA**

PROFESSIONAL ENGINEERS

WEBSTER ENGINEERING LTD
STEEL ROCKY TERRAIN SPECIALISTS

EGBC PERMIT No. 1001444

LAND DEVELOPMENT CONSULTANTS

3745 DELBROOK AVENUE, NORTH VANCOUVER, B.C. V7N 3Z4 983-0458

approved

designed by A.N.V.

drawn by S.T.

checked by M.J.F.

date NOV.28.22

ROADWORKS
LOT 2A & 2B
1400, 1450 MOUNT FEE ROAD

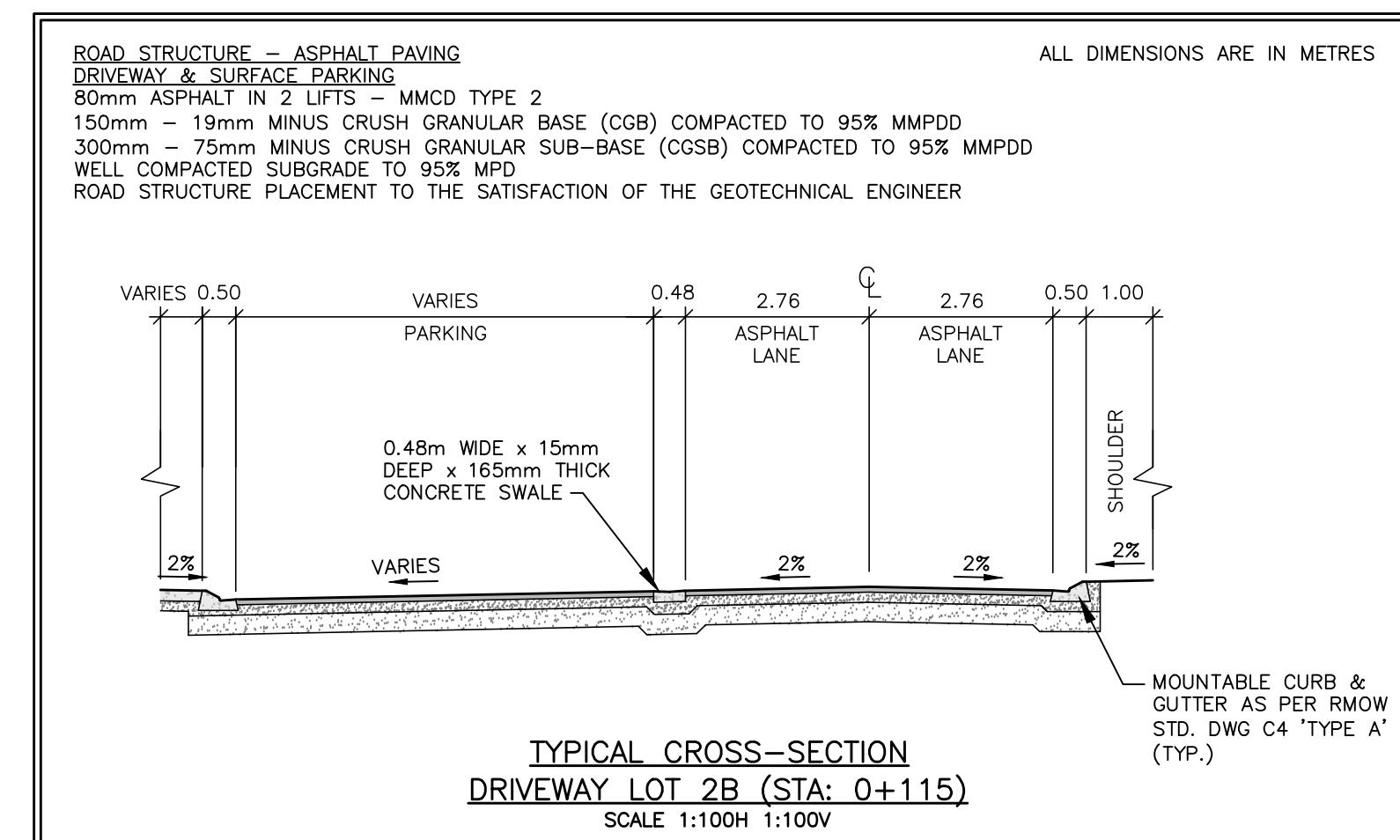
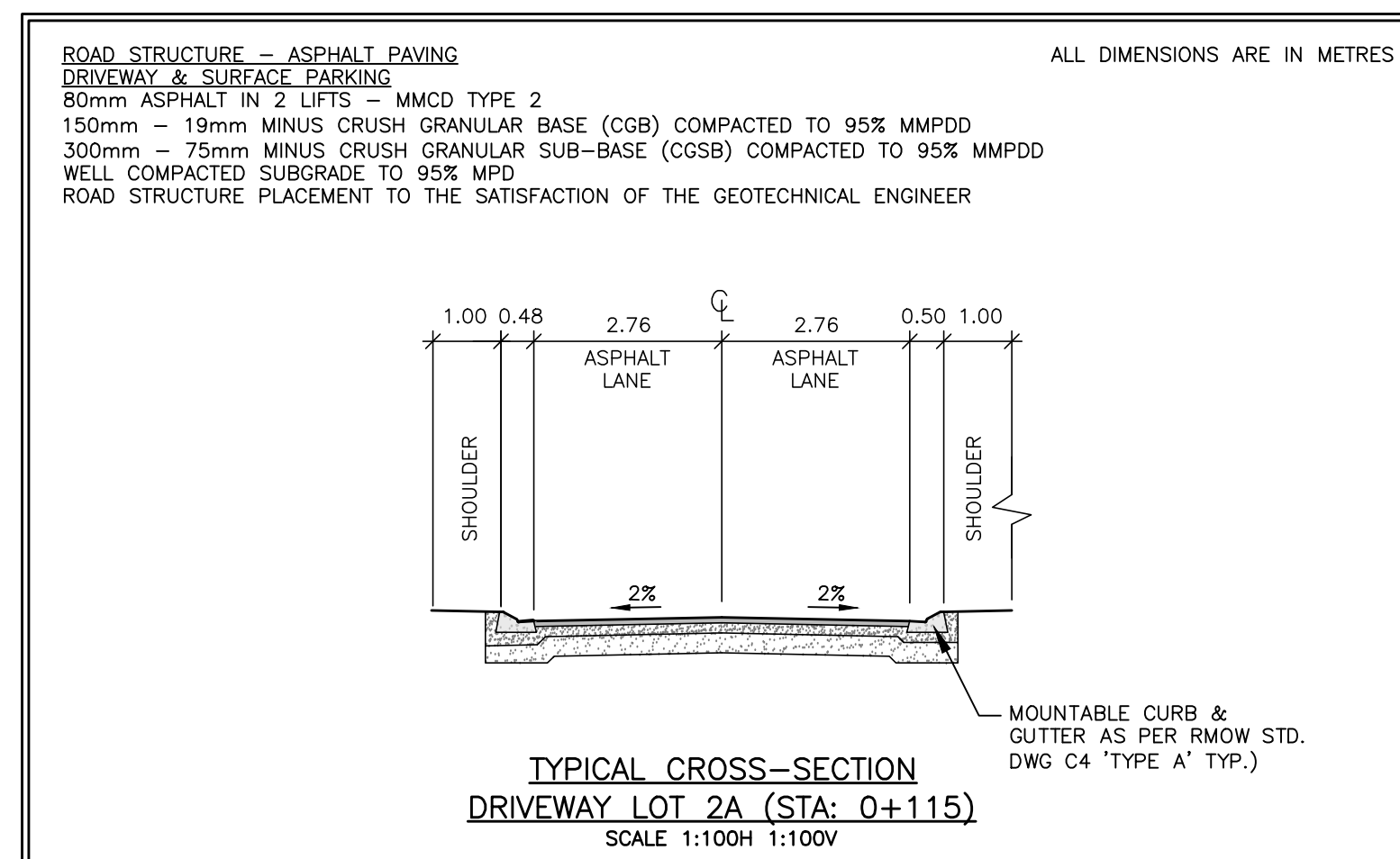
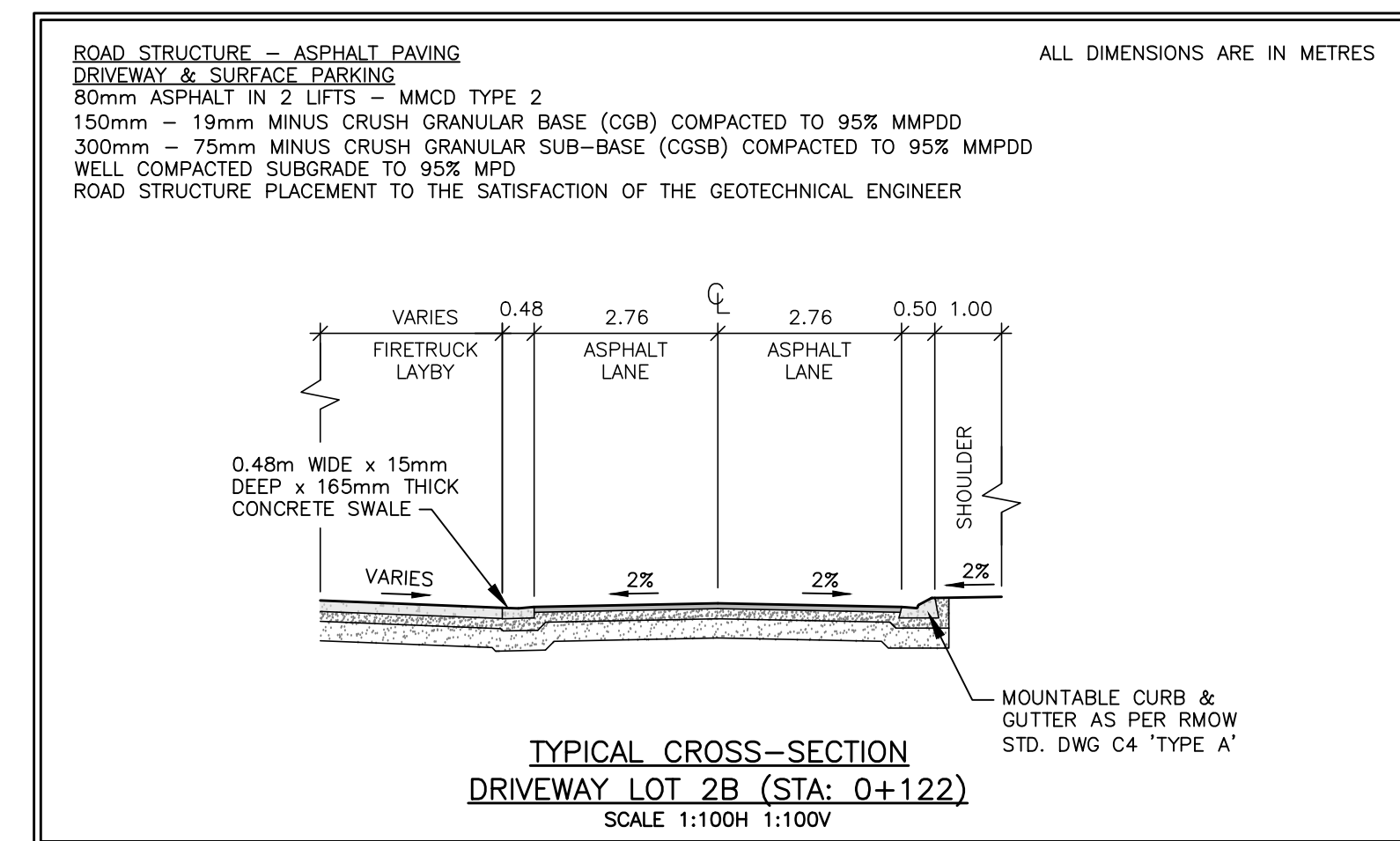
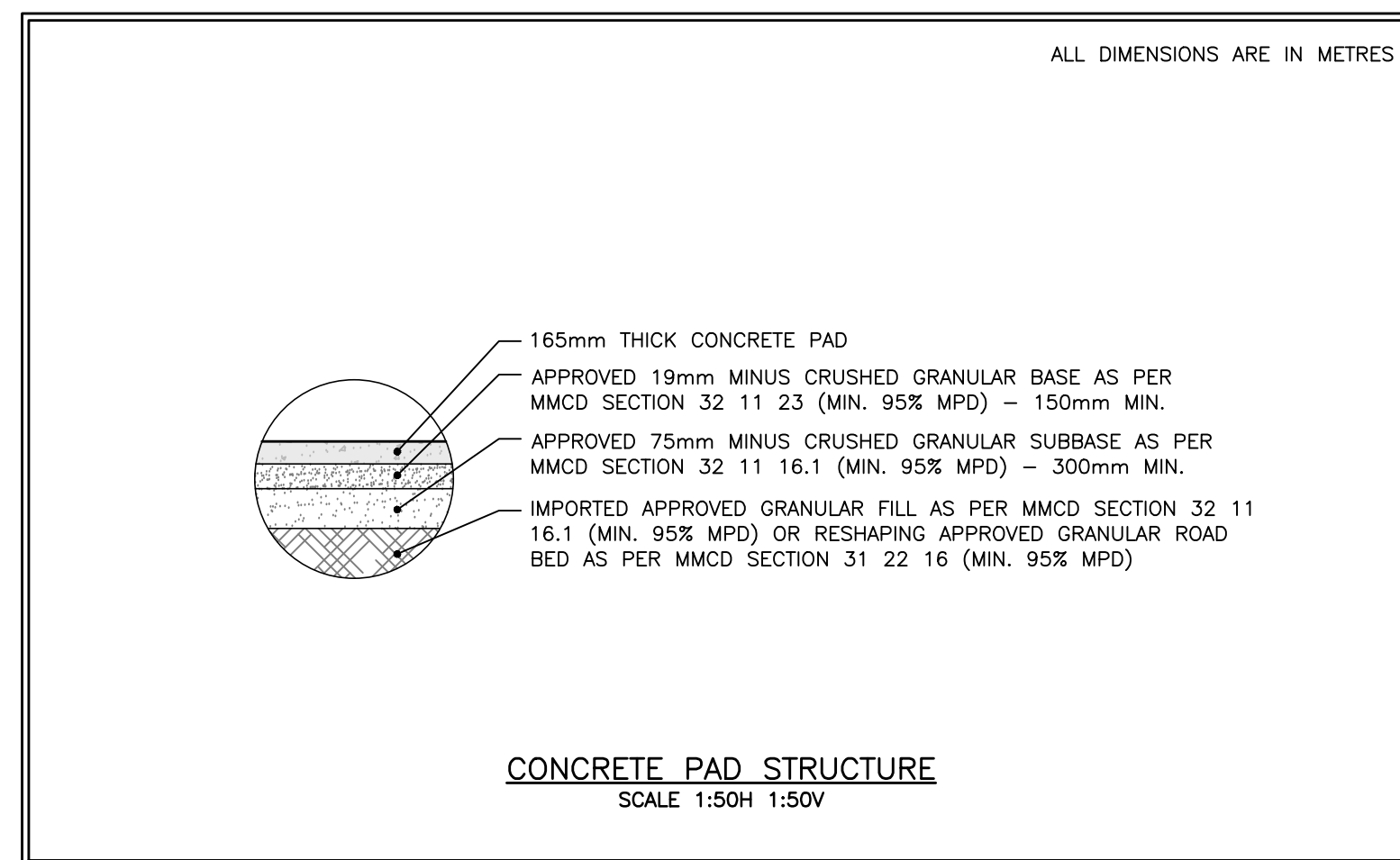
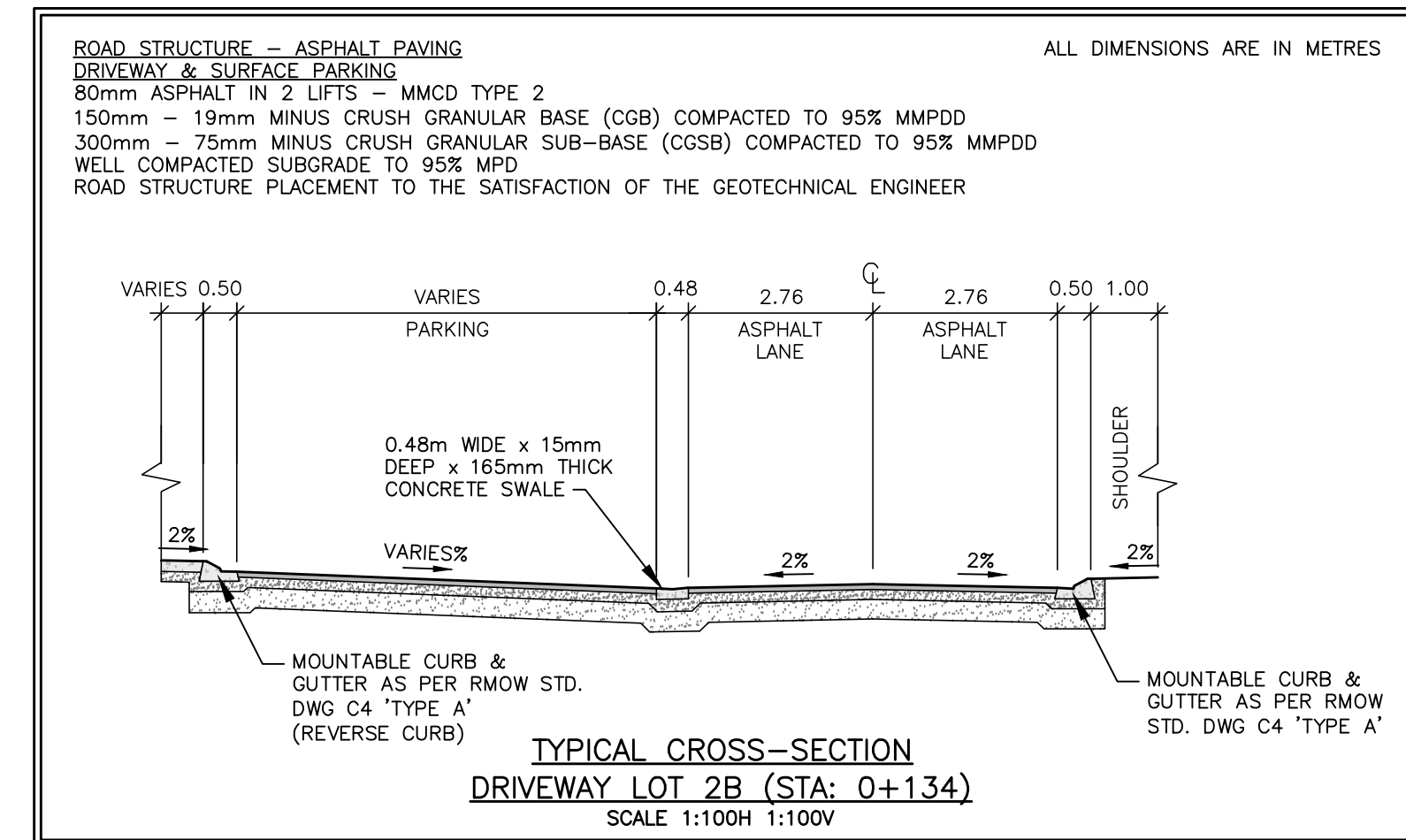
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file no.
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drawing no.
(BP) DWY-1

rev.
1

FOR GENERAL NOTES SEE DWG (BP)S-2
 FOR STORM NOTES SEE DWG (BP)STM-1
 FOR ROADWORKS NOTES SEE DWG (BP)DWY-1



1	NOV.28.22	BUILDING PERMIT SUBMISSION #1	MJF			
no.	date	revision	chk'd	no.	date	revision

client
WHISTLER DEVELOPMENT CORPORATION

project
**CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION
 WHISTLER, BRITISH COLUMBIA**

PROFESSIONAL ENGINEERS

WEBSTER ENGINEERING LTD
 STEEP ROCKY TERRAIN SPECIALISTS

EGBC PERMIT No. 1001444

LAND DEVELOPMENT CONSULTANTS

3745 DELBROOK AVENUE, NORTH VANCOUVER, B.C. V7N 3Z4 983-0458

approved

designed by A.N.V.

drawn by S.T.

checked by M.J.F.

date NOV.28.22

scale
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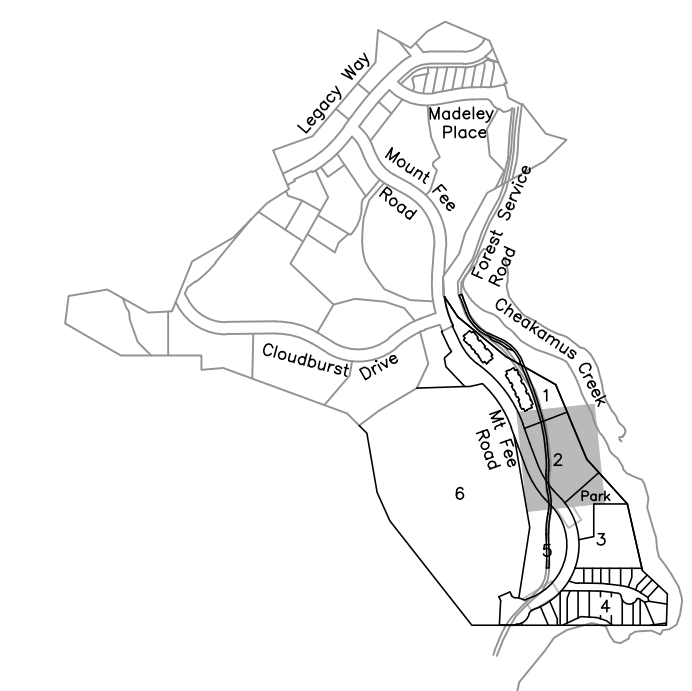
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(BP) TYP-1

rev.
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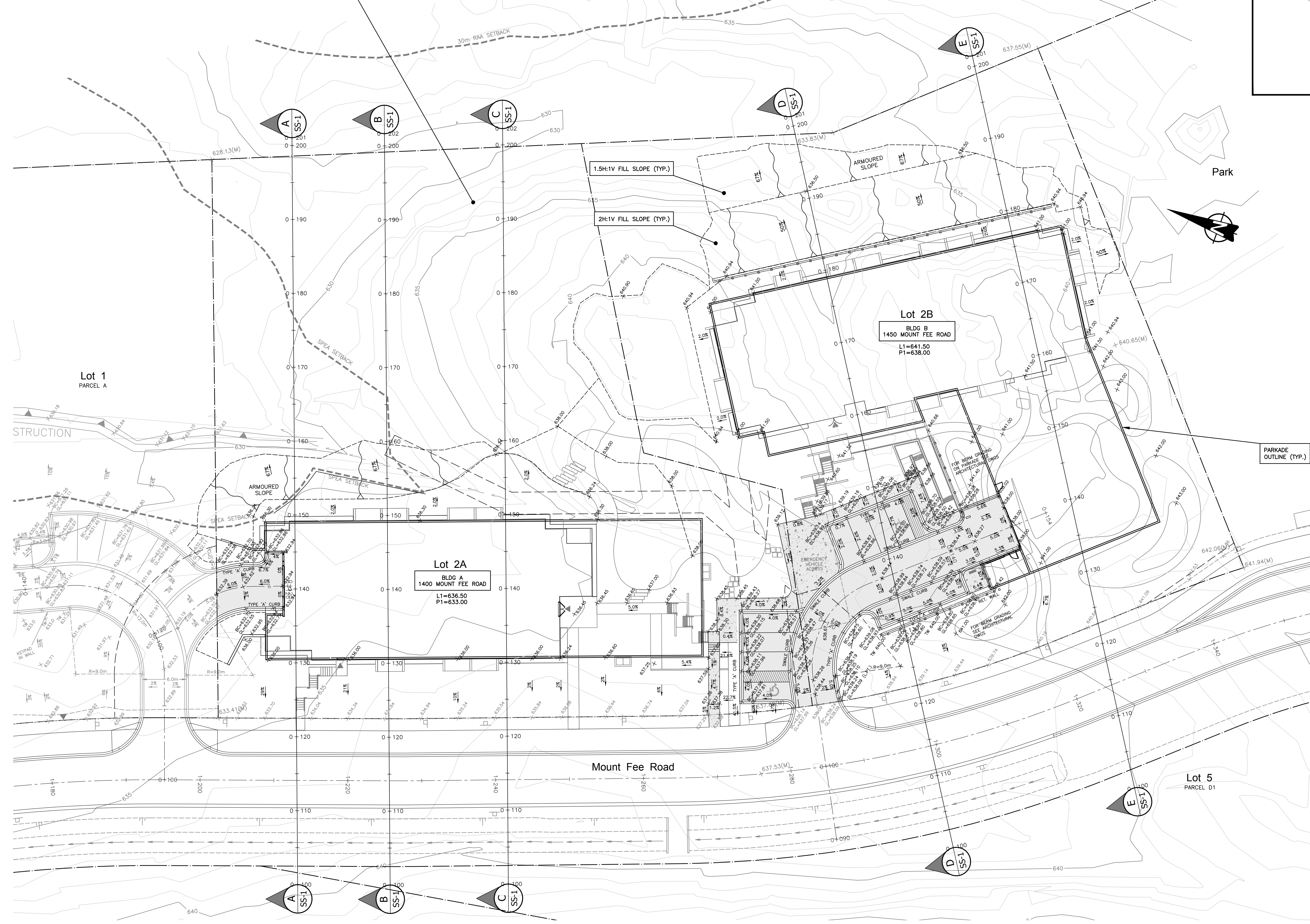
TYPICAL CROSS-SECTIONS
LOT 2A & 2B
 1400, 1450 MOUNT FEE ROAD

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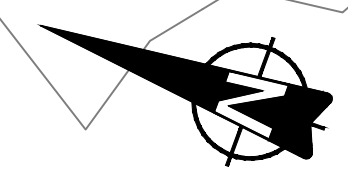
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CONTOURS SHOWN IN 1m INTERVALS REFLECT LIDAR SURVEY BY HIGHMARK DATED AUG 2019 AND LOT 2 LIDAR SURVEY BY HIGHMARK DATED MAY 2022 (TYP.)



GRADING LEGEND	
EXST. SPOT ELEV.	+ 639.74
PROP. SPOT ELEV.	+ 638.26
PROP. GRADE	3.1%
PROP. BACK OF CURB ELEV	+ BC=637.86
PROP. GUTTERLINE ELEV	GL=627.85
TOP OF WALL	+ TW 640.00
BOTTOM OF WALL	+ BW 638.99
2H:1V CUT SLOPE	
2H:1V FILL SLOPE	

Park



PARKADE OUTLINE (TYP.)

no.	date	revision	chk'd	no.	date	revision	chk'd
1	NOV.28.22	BUILDING PERMIT SUBMISSION #1	MJF				

client
WHISTLER DEVELOPMENT CORPORATION

project
**CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION
WHISTLER, BRITISH COLUMBIA**

PROFESSIONAL ENGINEERS

WEBSTER ENGINEERING LTD

212 - 828 HARBOURSIDE DRIVE, NORTH VANCOUVER, BC V7P 3R9 604-983-0458

EGBC PERMIT No. 1001444

LAND DEVELOPMENT CONSULTANTS

designed by A.N.V.

drawn by S.T.

checked by M.J.F.

date NOV.28.22

approved

title

GRADING PLAN
LOT 2A & 2B
1400, 1450 MOUNT FEE ROAD

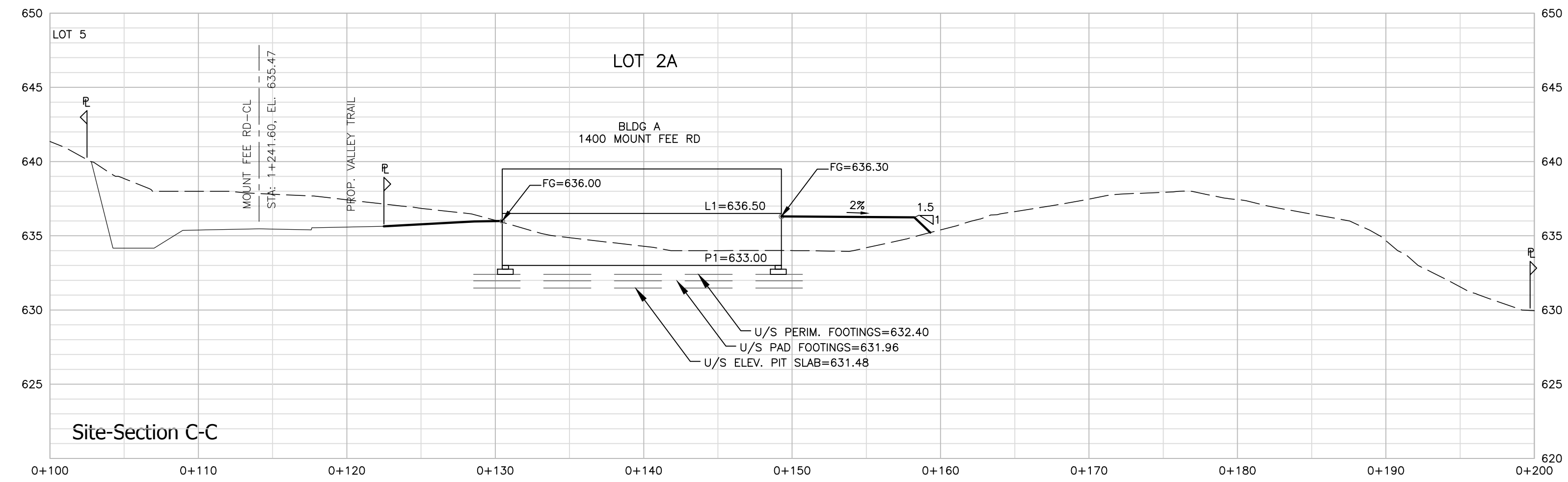
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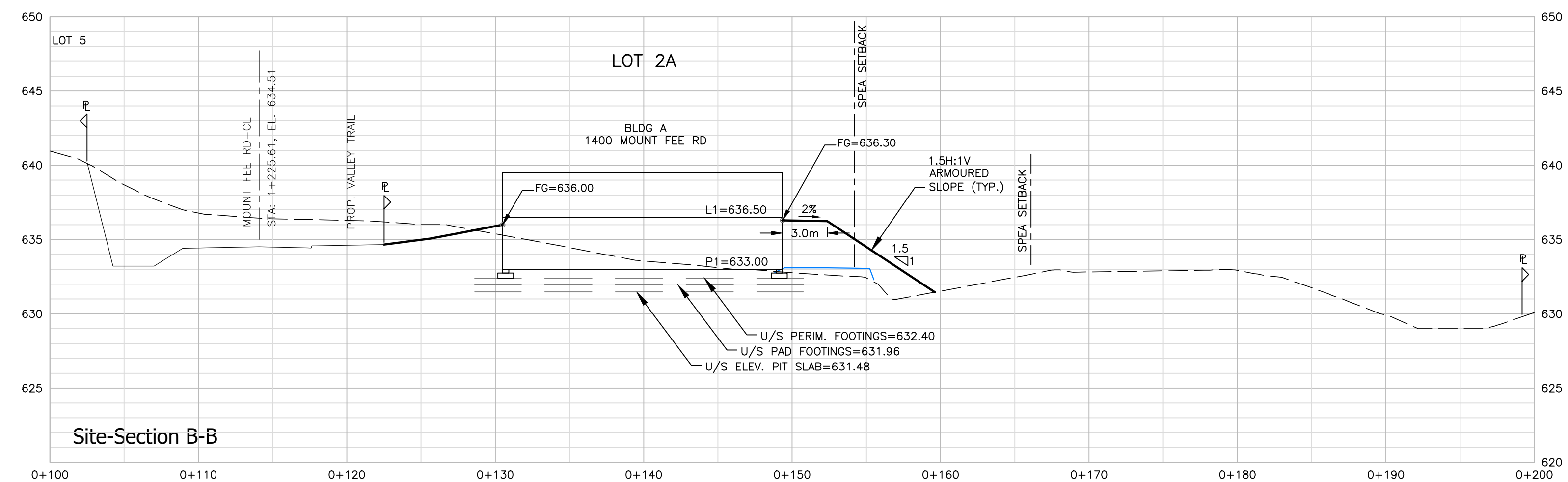
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rev.
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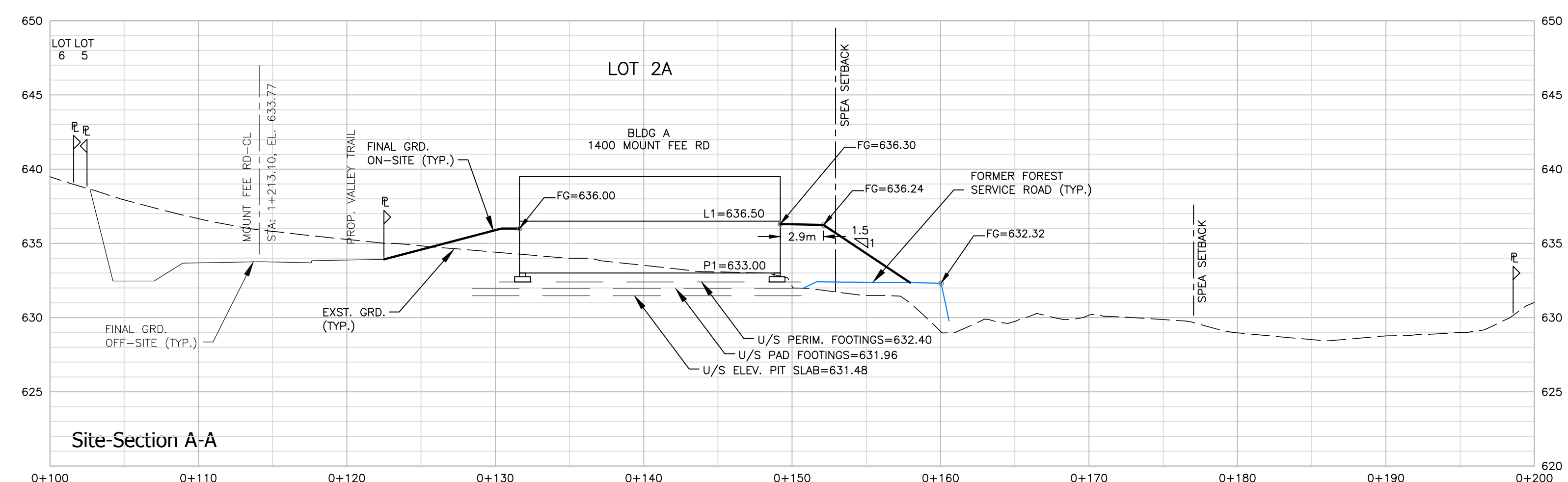
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Site-Section C-C



Site-Section B-B



Site-Section A-A

no.	date	revision	chk'd	no.	date	revision	chk'd
1	NOV.28.22	BUILDING PERMIT SUBMISSION #1	MJF				

client
WHISTLER DEVELOPMENT CORPORATION
 project
CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION
WHISTLER, BRITISH COLUMBIA

PROFESSIONAL ENGINEERS

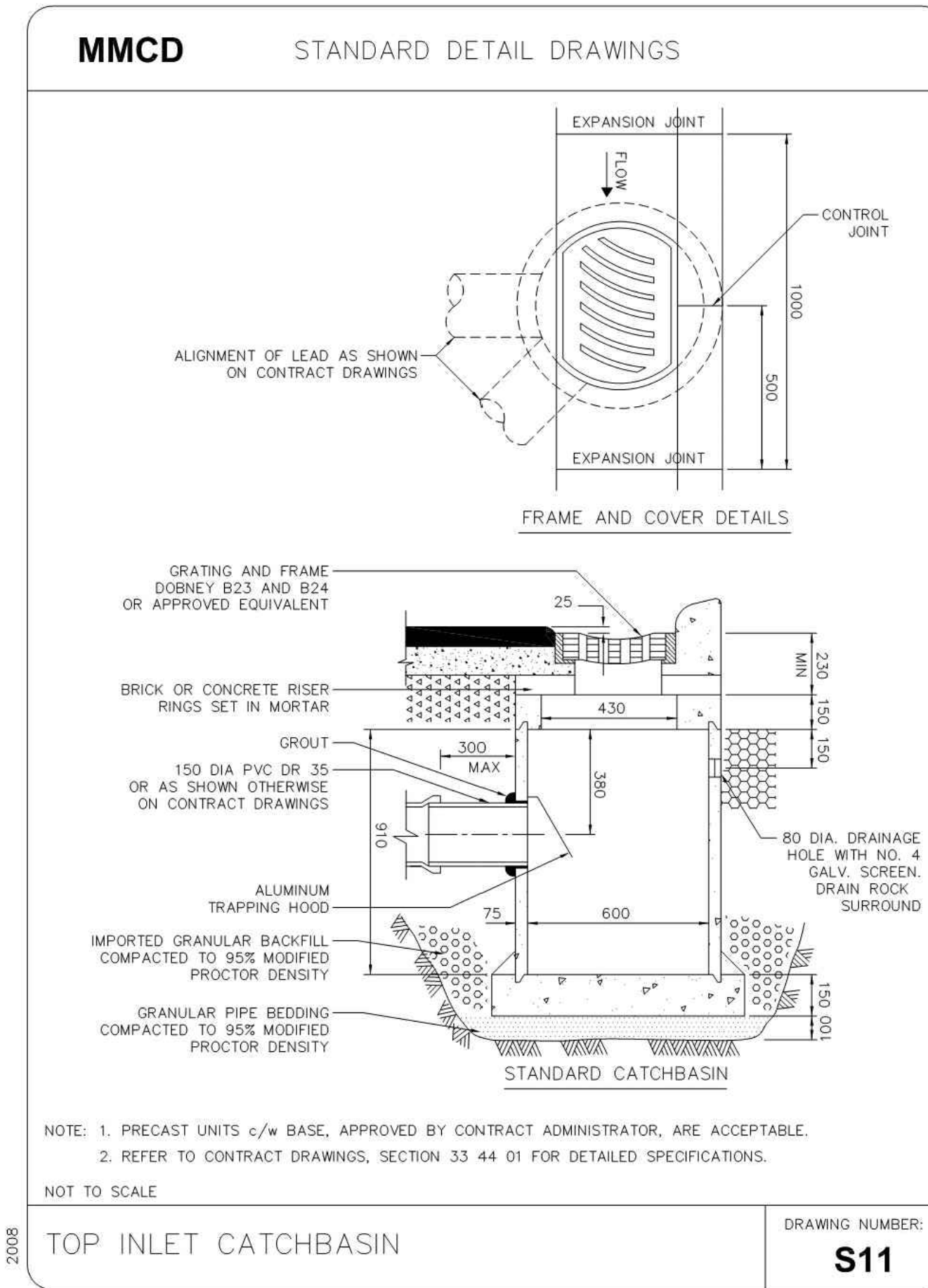
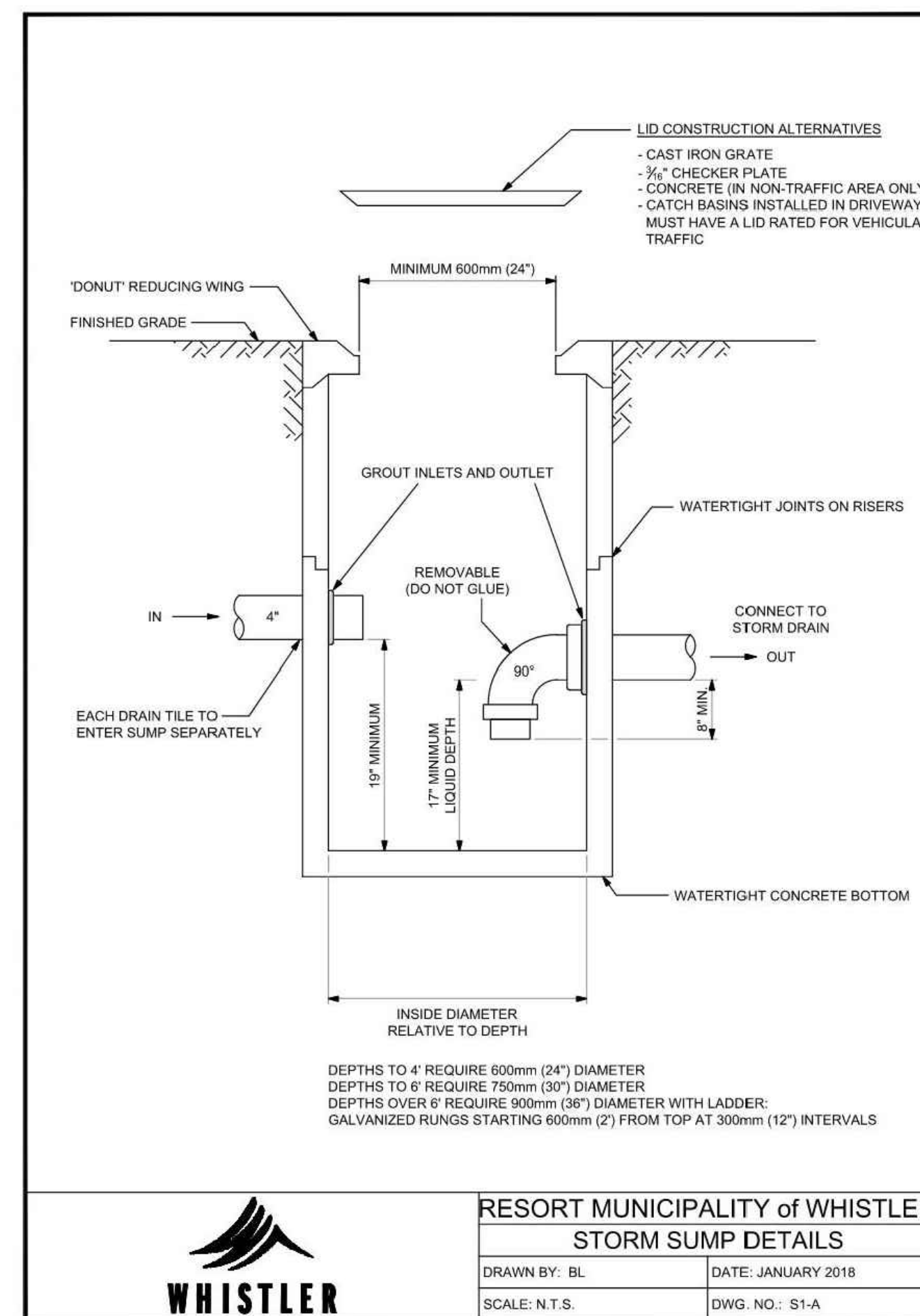
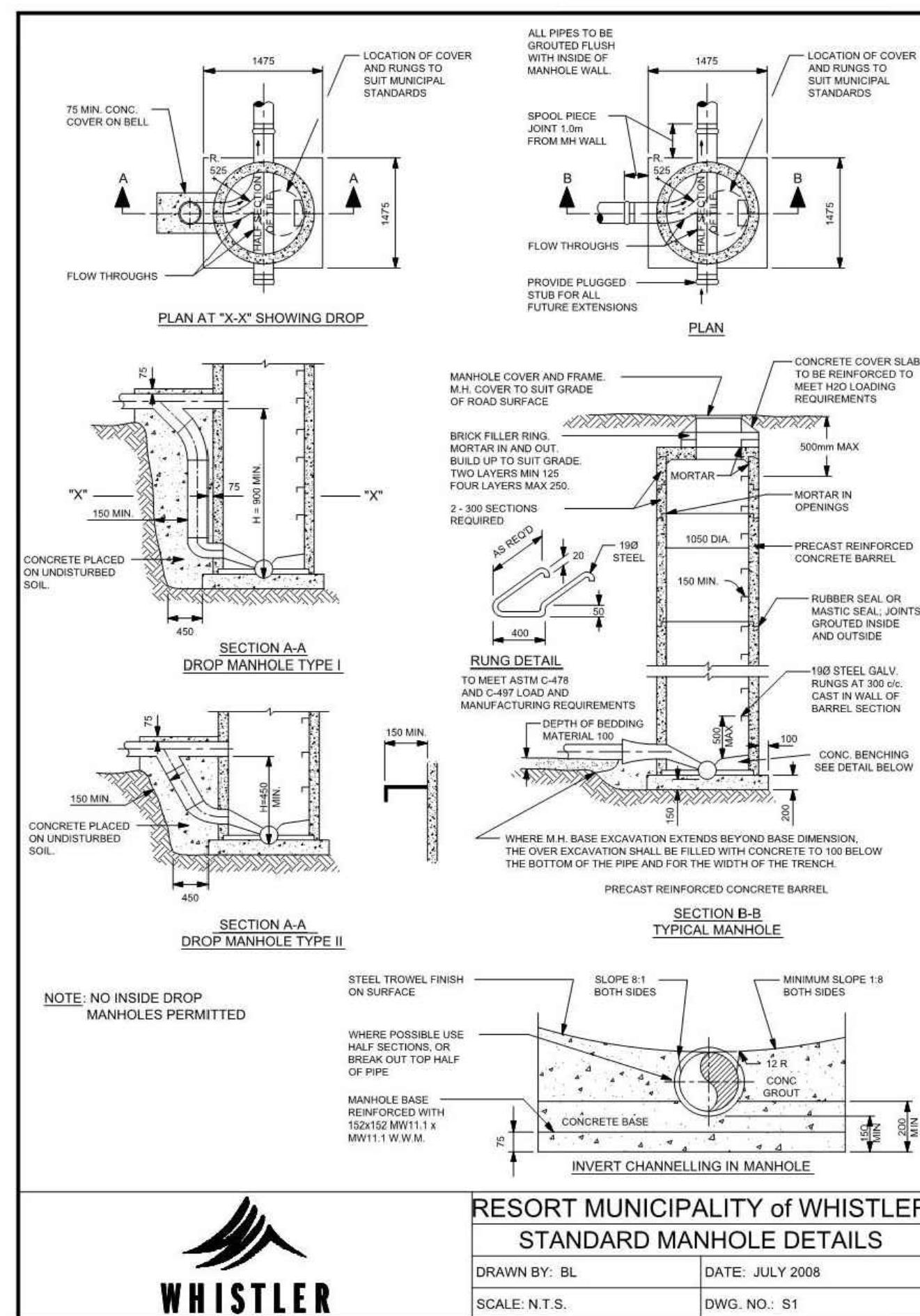
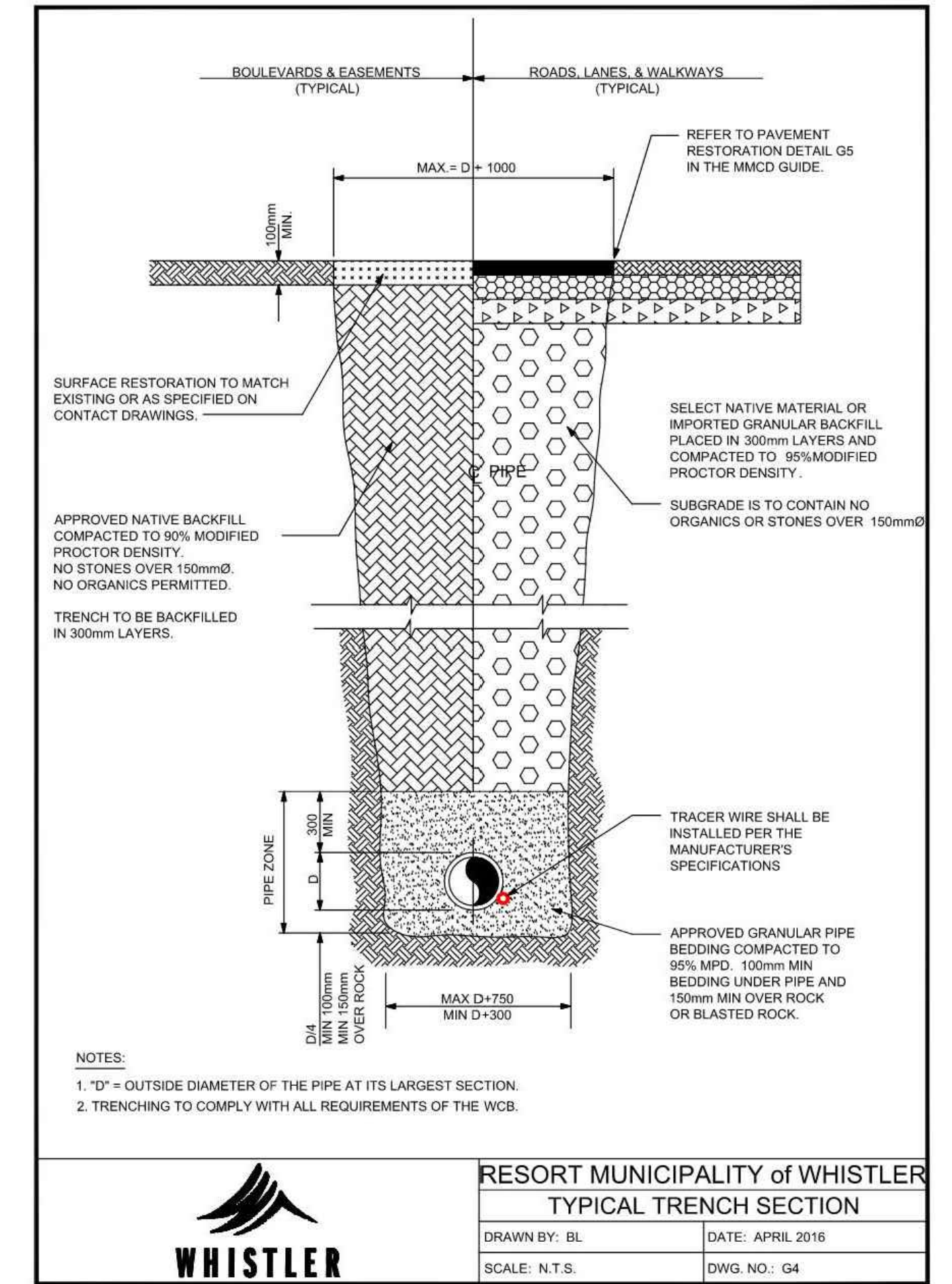
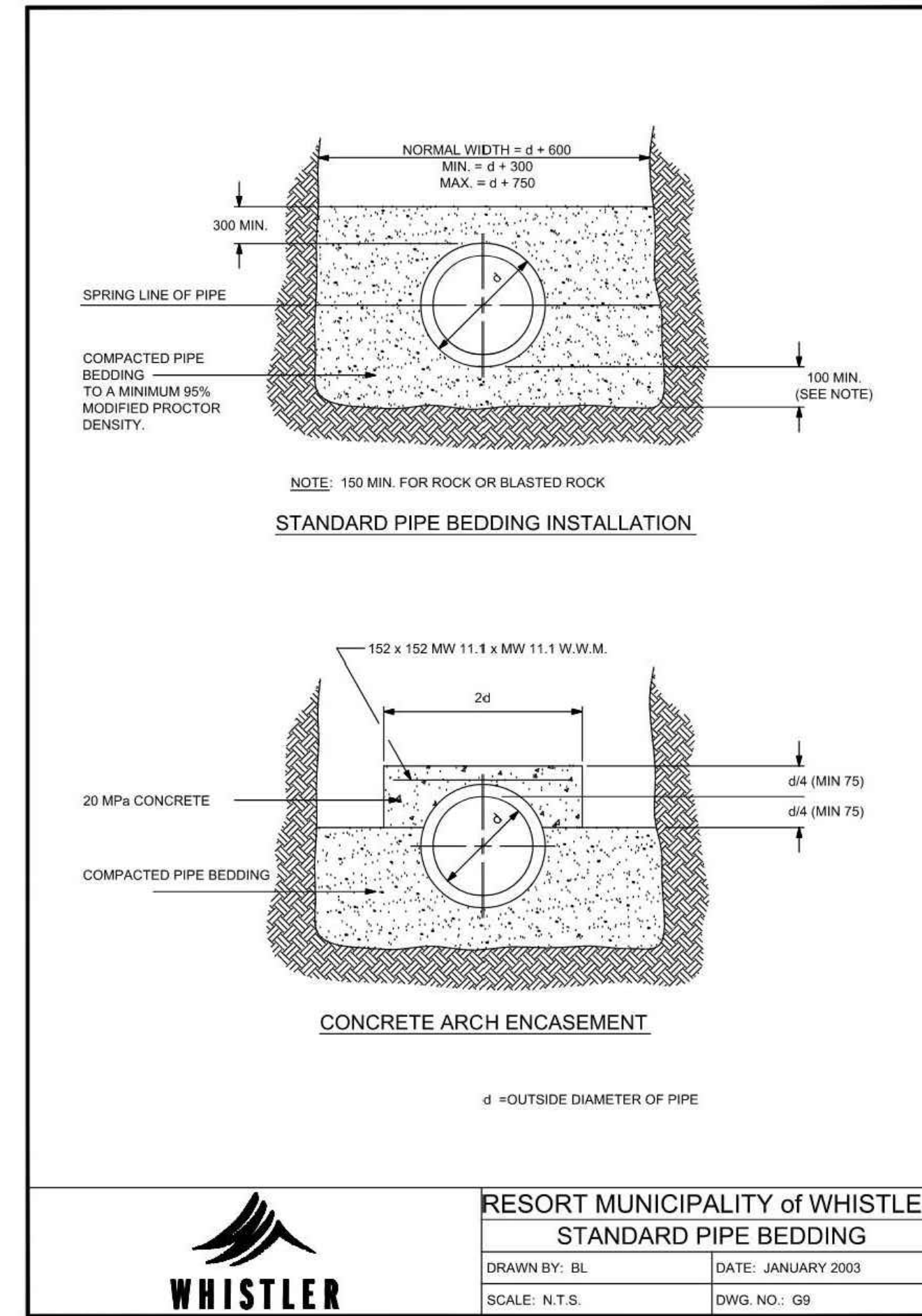
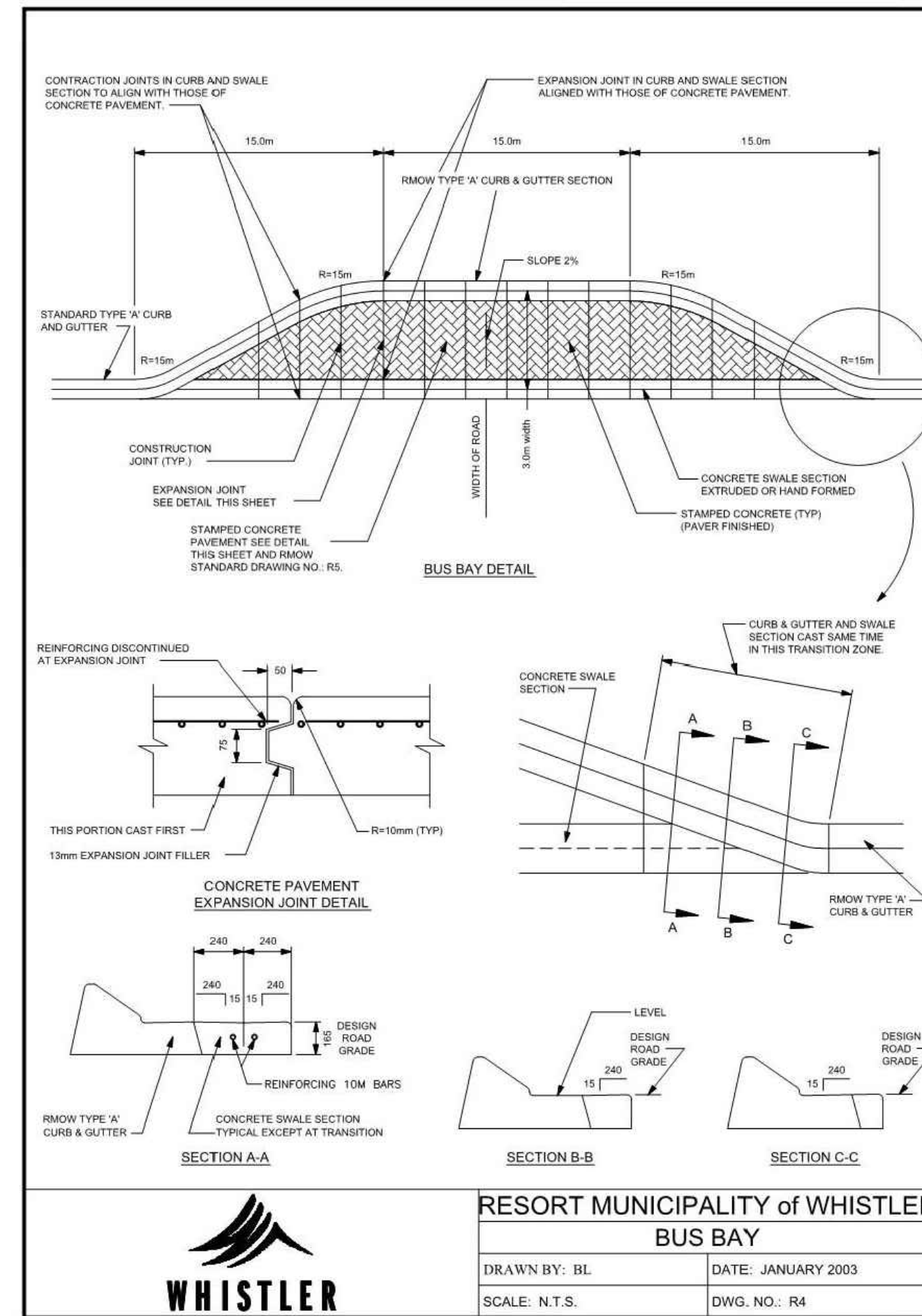
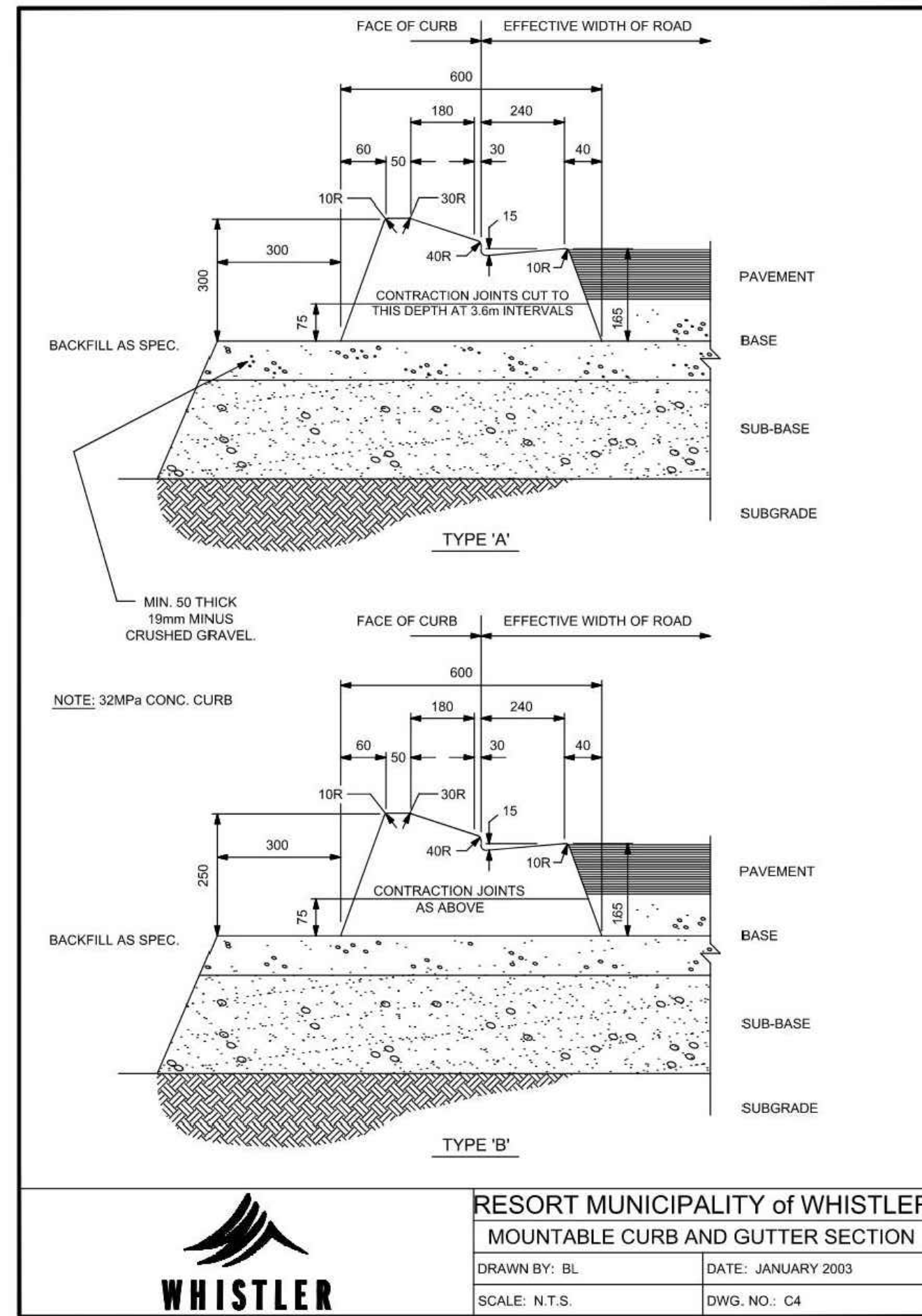


STEEP ROCKY TERRAIN SPECIALISTS
WEBSTER ENGINEERING LTD
 LAND DEVELOPMENT CONSULTANTS
 212 - 828 HARBOURSIDE DRIVE, NORTH VANCOUVER, B.C. V7P 3R9 604-983-0458

designed by J.A.T.
 drawn by S.T.
 checked by J.A.T.
 date NOV.28.22

scale
 hor: 1:250 vert: 1:250
 file no. **4002**
 drawing no. (BP) SS-1 rev. 1
SITE-SECTIONS
LOT 2A
1400 MOUNT FEE ROAD

F:\00004002_Cheakamus_Creek - Phase 2 - Whistler\SS\SS\LOT 2 & 3\DP\SITE SECTIONS - LOT 2.dwg, 11/28/2022, 6:35:27 PM, MJF



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client		WHISTLER DEVELOPMENT CORPORATION		EGBC PERMIT No. 1001444		designed by		A.N.V.		title	
project		CHEAKAMUS CROSSING NEIGHBOURHOOD EXPANSION WHISTLER, BRITISH COLUMBIA		LAND DEVELOPMENT CONSULTANTS		drawn by		S.T.		STANDARD DETAILS LOT 2A & 2B	
no.		date		revision		checked by		M.J.F.		drawing no.	
1		NOV.28.22		BUILDING PERMIT SUBMISSION #1		date		NOV.28.22		4002	
no.		date		revision		date		NOV.28.22		(BP) DET-1	
										1	



1:100 hor. 1:100 vert.
 4002
 1400, 1450 MOUNT FEE ROAD