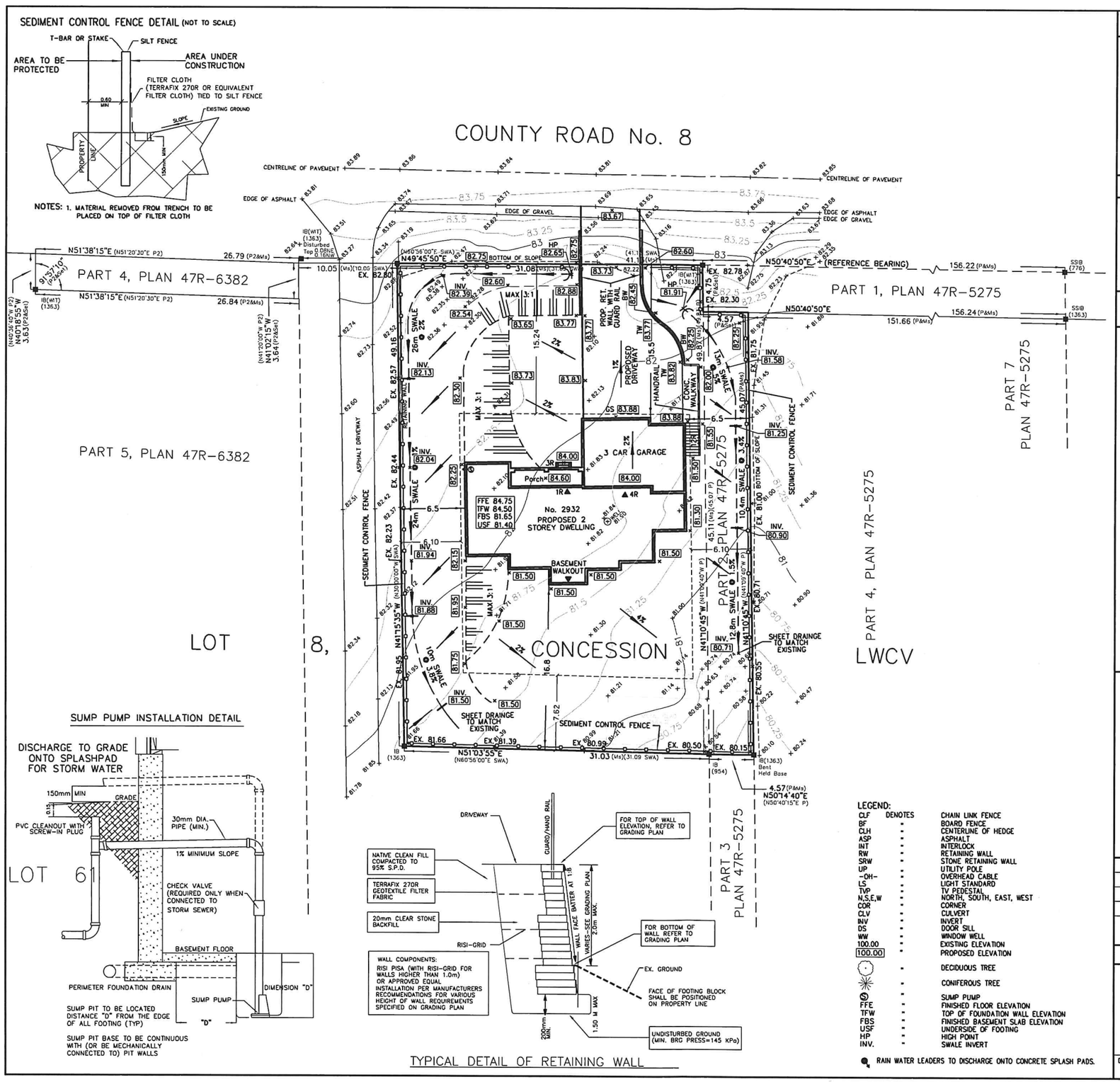

SITE / GRADING PLAN

SKETCH SHOWING TOPOGRAPHY FOR SITE DEVELOPMENT PURPOSES OF

PART OF LOT 8
CONCESSION LAKESIDE
WEST OF CAPE VESEY
TOWNSHIP OF NORTH MARYSBURGH
COUNTY OF PRINCE EDWARD

5 0 5 10 15metres

SCALE = 1: 250m

METRIC: DISTANCES SHOWN HEREON ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NOTE:
BOUNDARY INFORMATION SHOWN HEREON IS DERIVED FROM OFFICE RECORDS AND IS SUBJECT TO A LEGAL SEARCH AND FINAL SURVEY.

THIS SKETCH IS NOT A PLAN OF SURVEY AND SHALL NOT BE USED EXCEPT FOR THE PURPOSE INDICATED IN THE TITLE BLOCK.

THIS SKETCH IS NOT TO BE USED FOR MORTGAGE OR TRANSACTION PURPOSES.

GEODETIC: ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE DERIVED FROM CONTROL MONUMENT NO. V010825159 ELEVATION = 144.177 METRES

GRADING NOTES:

1. ALL WORKS ARE TO BE CONSTRUCTED IN ACCORDANCE WITH CURRENT TOWNSHIP OF KING, TORONTO AND REGION CONSERVATION AUTHORITY (TRCA), AND ONTARIO PROVINCIAL STANDARD DRAWINGS AND SPECIFICATIONS.
2. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE "OCCUPATIONAL HEALTH AND SAFETY ACT". THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE CONTRACTOR AS DEFINED IN ACT.
3. ALL DISTURBED AREAS SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER AND TO THE SATISFACTION OF THE TOWN.
4. BUILDING LOCATION AND BOUNDARY INFORMATION IS TAKEN FROM ARCHITECTURAL AND LANDSCAPE DRAWINGS PREPARED BY IN DESIGN PROPERTIES & BONGRO LANDSCAPE DESIGN, RESPECTIVELY. REFER TO THOSE DRAWINGS FOR FURTHER DETAILS.
5. EXACT LOCATION AND ELEVATION OF EXISTING SERVICES AND UTILITIES TO BE VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO ANY EXCAVATION. THE LOCATION OF ALL UNDER/ABOVE GROUND UTILITIES AND STRUCTURES IS APPROXIMATE ONLY, AND WHERE SHOWN ON THE DRAWING(S), THE ACCURACY OF THE LOCATION OF SUCH UTILITIES IS NOT GUARANTEED. THE CONTRACTOR SHALL DETERMINE THE LOCATION OF ALL SUCH UTILITIES AND STRUCTURES BY CONSULTING THE APPROPRIATE AUTHORITIES OR UTILITY COMPANIES CONCERNED. THE CONTRACTOR SHALL PROVE THE LOCATION OF
6. ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE OR RESTORATION TO SAME.
7. SLOPES IN LANDSCAPED AREAS SHALL NOT EXCEED 3 HORIZONTAL TO 1 VERTICAL, UNLESS OTHERWISE NOTED.
8. EXCESS MATERIAL EXCAVATED IN AREAS OF PROPOSED WORKS SHALL BE DISPOSED OFF-SITE. ANY IMPORTED CLEAN FILL REQUIRED TO ACHEIVE PROPOSED GRADES SHALL
9. BE DEEMED CLEAN BY A QUALIFIED SOILS ENGINEER.

   BRICK LINE SHALL BE A MINIMUM OF 0.15 METRES ABOVE SOD ELEVATIONS
10. IN LOTS WITH REAR LOT CATCH BASINS, THE MINIMUM SIDEYARD WIDTH SHALL BE 1.2M ALONG THE CATCH BASIN LEAD.

    A 0.60m WIDE STRIP IS TO REMAIN UNDISTURBED ALONG THE PROPERTY LINE.

SURVEYOR:
I HAVE REVIEWED THIS GRADING PLAN AND HAVE DETERMINED THAT THE PROPOSED GRADES WILL NOT ADVERSELY AFFECT THE ADJACENT PROPERTIES.

JULY 22, 2020
DATE

VALERIO G. PAPA
ONTARIO LAND SURVEYOR
(This is NOT an original copy unless embossed with a seal)

No.	DATE	COMMMENTS

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DRAWN BY:	CHECKED BY:	REFERENCE NO.:
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