



Planning Department

Complies with Zoning By-Law:

Date Reviewed:

Reviewed By:

URBAN ECOSYSTEMS LTD. HAS REVIEWED THE PROPOSED GRADES AS SHOWN ON THIS PLAN AND HAS FOUND THEM TO BE IN GENERAL CONFORMANCE WITH THE APPROVED PLANS

136

LOT NO.

DATE Jan 6, 2021

ENGINEERING REVIEW

☒ ACCEPTED

☐ ACCEPTED AS NOTED

☐ REQUIRES RE-SUBMISSION

THIS PLAN HAS BEEN REVIEWED WITH RESPECT TO GENERAL CONFORMANCE WITH THE OVERALL LOT GRADING PLAN AND OUR APPROVAL OF THIS PLAN FOR NO OTHER REASON. WE ACCEPT RESPONSIBILITY FOR THE ACCURACY OF THE ELEVATIONS AND DIMENSIONS PROVIDED BY OTHERS.

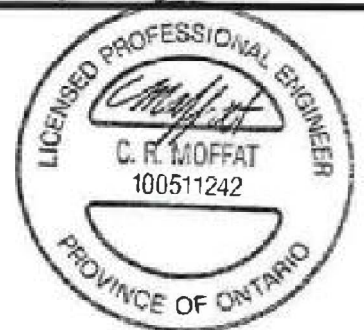
January 27, 2021

DATE

REVIEWED BY

(TOWN OF BRADFORD WEST GWILLIMBURY USE ONLY)

The undersigned has reviewed and takes responsibility for this design and has the qualifications and meets the requirements set out in the Ontario Building Code to be a Designer.
qualification information
Wellington Jno-Baptista 25591
name
registration information
VA3 Design Inc. 42658



JONKMAN BLVD.

SAN 221.60
STM 222.65

Guard
Required

It is the builder's complete responsibility to ensure that all plans submitted for approval fully comply with the Architectural Guidelines and all applicable regulations and requirements including zoning provisions and any provisions in the subdivision agreement. The Control Architect is not responsible in any way for examining or approving site (lotting) plans or working drawings with respect to any zoning or building code or permit matter or that any route can be properly built or located on its lot.

This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the Town of BRADFORD / WEST GWILLIMBURY.

JOHN C. WILLIAMS LTD., ARCHITECT
ARCHITECTURAL CONTROL REVIEW

AND APPROVAL

APPROVED BY

DATE JAN 27, 2021

This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility.

TOWN OF BRADFORD WEST GWILLIMBURY - BUILDING DEPARTMENT
REVIEWED
Inspector: *Bang Goo*
PERMIT NO.: PRBD202100028 DATE: Jan. 27, 2021
ALL CONSTRUCTION SHALL COMPLY WITH THE ONTARIO BUILDING CODE AND ALL OTHER APPLICABLE STATUTORY REGULATIONS. THE REVIEWED DOCUMENTS MUST BE KEPT ON SITE AT ALL TIMES.
INSPECTION REQUEST EMAIL: BUILDINGINSPECTIONS@TOWNOFBWG.OM
INSPECTION REQUEST FAX: (905) 778-2035
INSPECTION REQUEST TELEPHONE: (905) 778-2055 EXT. 1500

= 45 Min. FRR

MUNICIPAL ADDRESS
35 JONKMAN BLVD

**VA3
DESIGN**

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va3design.com

RC-4RD - 4:\ARCHIVE\WORKING\2016\16023 BW\Site plan\16023-SP.dwg - Wed - Jan 6 2021 - 10:17 AM

13045

- PROPOSED VALVE
LP LIGHT POLE
H HYDRANT
WATER SERVICE
DOUBLE STM./SAN. CONNECTION
SINGLE STM./SAN. CONNECTION
CATCH BASIN
CABLE TELEPHONE/PODCASTAL
BELL MEDICAL

- NO. OF RISERS
FF FINISHED FLOOR ELEVATION
ML FINISHED MAIN LEVEL ELEVATION
ULF UNDERSIDE FOOTING ELEVATION
BF FIN. BASEMENT FLOOR SLAB
TOP OF FOUNDATION WALL
UFR UNDERSIDE FOOTING AT REAR
UFF UNDERSIDE FOOTING AT FRONT
UFS UNDERSIDE FOOTING AT SIDE
WALK OUT DECK
WALK OUT BASEMENT
REV REVERSE PLAN

- STREET SIGN
MAIL BOX
RETAINING WALL
CHAIN LINK FENCE (SEE LANDSCAPE PLAN)
ACQUADICAL FENCE (SEE LANDSCAPE PLAN)
WOOD SCREEN FENCE (SEE LANDSCAPE PLAN)
HYDRO SERVICE LATERAL
HYDRO METER
GAS METER
SWALE DIRECTION
EMBANKMENT
LOTS EQUIPPED WITH SUMP PUMP

- PROVIDE 3/4" DIA. CLEAR STONE IN THIS AREA
THIS LOT CONTAINS ENGINEERED FILL
AIR CONDITIONER REQUIRED
RAIN WATER DOWNSPOUT LOCATION (DISCHARGE ONTO SPLASHPAD)
SIDE WINDOW LOCATION
OPT. DOOR LOCATION
EXTERIOR DOOR LOCATION
REDUCE SIDE YARD

North arrow



DEVELOPER:	MAX BUILDING HEIGHT 13.0m	LOT AREA: 465.02 m ²	SAN INVERT: 221.60 m
ARG GROUP	BUILDING HEIGHT: 7.77m	LOT FRONTAGE: 11.77m	STM INVERT: 222.65 m
BUILDER:	AVERAGE GRADE: 224.86m	LOT COVERAGE: N/A %	DESIGNED:
BAYVIEW WELLINGTON	SITE COPY		DRAWN: RC
CONSULTANT:			SCALE: 1:250
URBAN ECO SYSTEMS- CIVIL ENG	REVISAS PER ENG'S COMMENTS	DATE: - JAN 04-2021	DATE: - JAN 04-2021
VA3 DESIGN- ARCHITECTURE	No Revision	Date	PLAN: 51M-1137
		drawing name	LOT NO: 136

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