

COVERAGE CALCULATION	
LOT NO.:	9
LOT AREA:	327.04 m2
BLDG. AREA:	133.87 m2
LOT COVERAGE (50% MAX.):	40.93 %
BUILDING HEIGHT	
MAX BUILDING HEIGHT:	11.00 m
ESTABLISHED GRADE:	96.50 m
F.F. ELEVATION:	97.50 m
F.F. TO MEAN OF ROOF:	7.51 m
PROPOSED BLDG. HGT:	8.51 m

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 Contractor 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 building could be properly built or located on its lot.

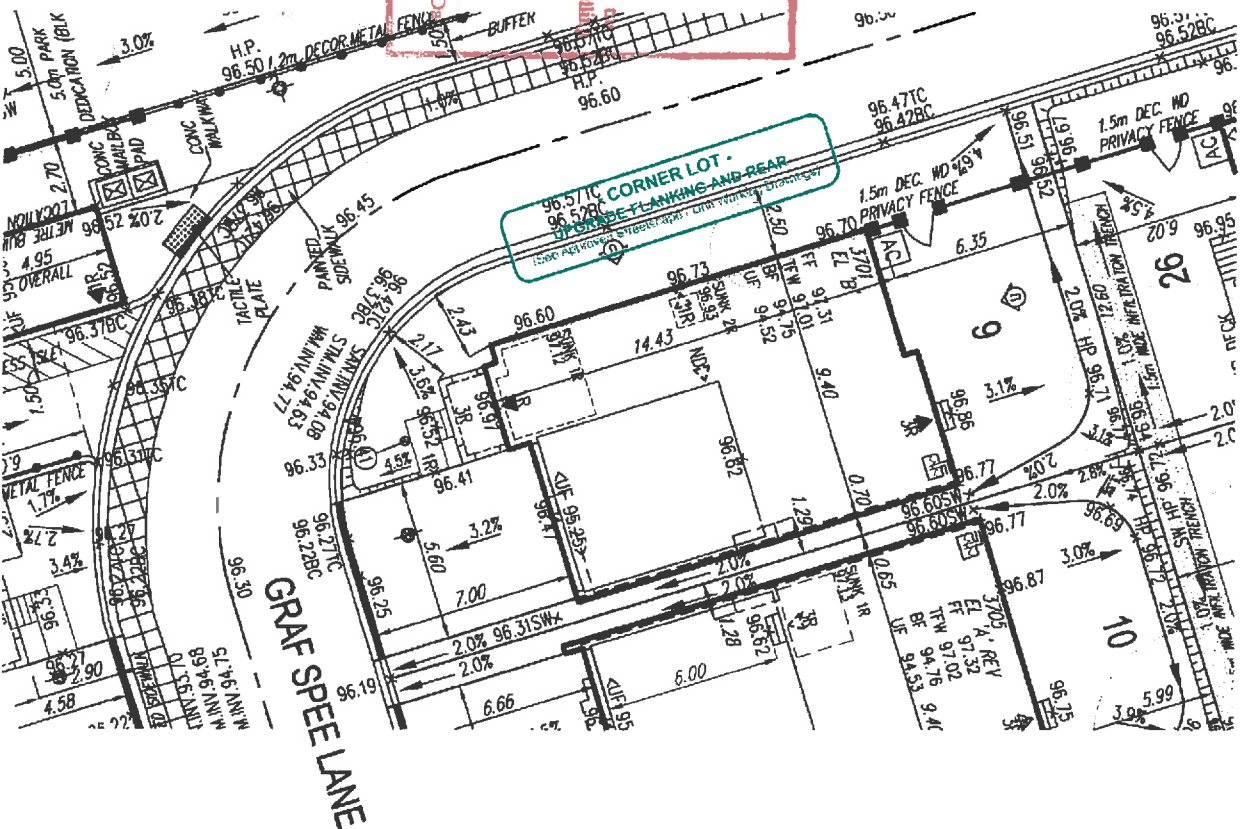
This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the Town of AJAX PLANNING COMMUNITY.

JOHN C. WILLIAMS LTD., ARCHITECT
ARCHITECTURAL CONTROL REVIEW
AND APPROVAL


APPROVED BY: 

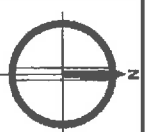
DATE: OCT 04 2019

This stamp certifies compliance with the applicable Design Guidelines only and does not further Professional responsibility.



1. GENERAL NOTES:
 - a. BLUDED TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MM, DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT BUILDER'S EXPENSE.
 - b. BLUDED TO VERIFY ELEV. OF STYL AND SPAN, LATRALS IN RELATION TO BASEMENT USE OF FOOTING ELEVATIONS FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.
2. APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES MUST BE REVIEWED AND FOLLOWED IN CONSULTATION WITH THE SINKING AND GRADING PLAN. BUILDER TO VERIFY BUILDING ENVELOPE ON SITE PLAN MATCHES APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES PRIOR TO POURING CONCRETE. IF THERE ARE ANY DISCREPANCIES, THEY ARE TO BE BROUGHT TO THE ATTENTION OF HMMT DESIGN ASSOCIATES INC.
3. ALL NOTES NOTED ON BUILDING ENVELOPE OR APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES, ALL TOP OF FOUNDATION WALLS INCLUDING GARAGE WALLS TO BE CONSISTENT WITH THE ELEVATION PROVIDED FOR THE SINKING AND GRADING PLAN. THE EXTENSION OF THE FOUNDATION WALL TO BE PROVIDED WITH A REDUCTION OF THICKNESS FOR MASONRY VARIANCE AS REQUIRED.

1	1	1	
2	1	1	
3	1	1	
4	1	1	
5	1	1	
6	1	1	
ISSUED FOR FINAL APPROVAL			VS 2019.06.28
ISSUED FOR PRELIMINARY APPROVAL			VS 2019.03.12



- [illegible]

STING AND GRADING PLAN

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

NAME
REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES, INC.

19695



HUNT
DESIGN ASSOCIATES INC.
www.huntdesign.ca

ESQUIRE HOMES - 2140900
KINGS LANDING, AJAX, ON.

Down By	Ordered By	Scale
VS	VS	1:250
		2140

8986 Woodbine Ave. Markham, ON L3R 0J7 T 905.737.51

File Number	Lot / Page Number
990SP01.DWG	9
F 905.737.7326	