

APPROVED FOR GRADING

Lot No(s). 28
Block No(s).

We certify that the proposed elevations at the lot corners said at the front and rear of the proposed dwelling are compatible with the approved elevations.

John Towle Associates Ltd.
Consulting Engineer



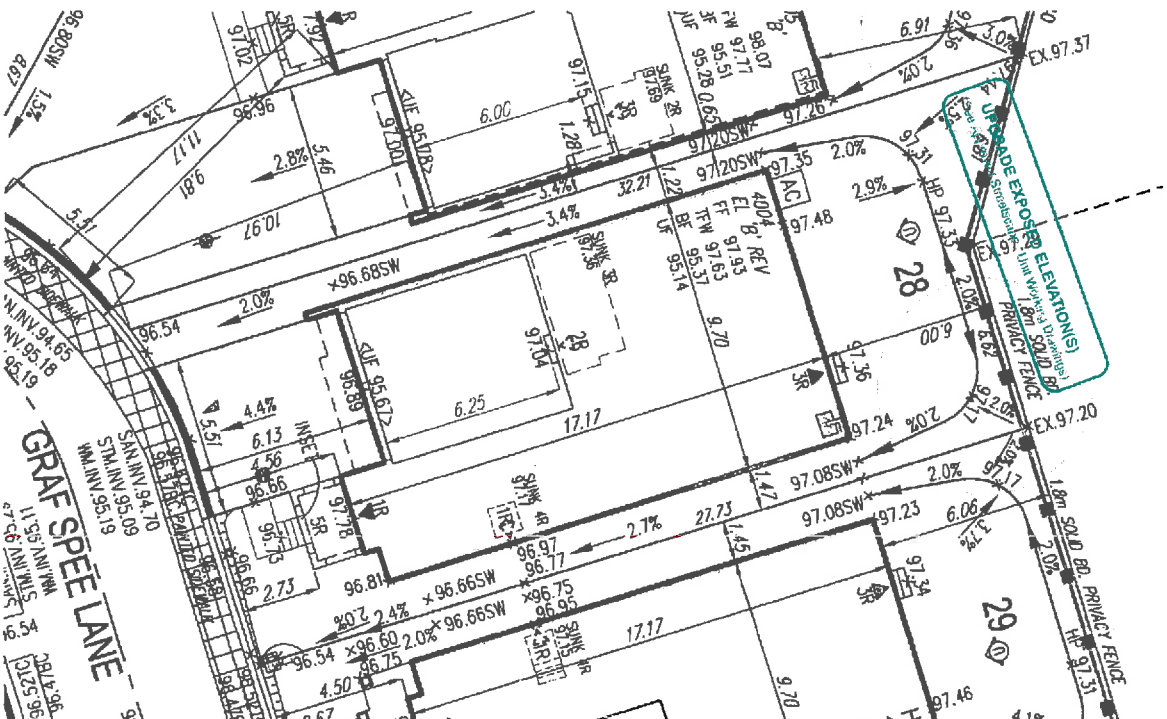
COVERAGE CALCULATION	
LOT NO.:	28
LOT AREA:	355.69 m ²
BLDG. AREA:	162.12 m ²
LOT COVERAGE (50% MAX.):	45.58 %
BUILDING HEIGHT	
MAX BUILDING HEIGHT:	11.00 m
ESTABLISHED GRADE:	96.77 m
F.F. ELEVATION:	97.88 m
F.F. TO MEAN OF ROOF:	7.45 m
PROPOSED BLDG. HGT:	8.56 m

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 Control Architect is not responsible in any way for examining or approving site (lotting) plans or building drawings with respect to any building or building use that is not specifically stated in the approved site plan or building use plan. No house 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 AJAX PLANNING COMMUNITY.

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

APPROVED BY: [Signature]
DATE: OCT 04, 2019
This stamp certifies compliance with the applicable (Design) Guidelines only and does not further Professional responsibility.



- GENERAL NOTES:
- BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT BUILDER'S EXPENSE.
 - BUILDER TO VERIFY ELEV. OF STM. AND SAN. LATERALS IN RELATION TO BASEMENT USE OF FOOTING ELEVATIONS FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.
 - APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES MUST BE REVIEWED AND FOLLOWED IN CONJUNCTION WITH THE SITING AND GRADING PLAN. BUILDER TO VERIFY BUILDING ELEVATIONS 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 HUNT DESIGN ASSOCIATES INC.
 - UNLESS 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 FTM ON SITING AND GRADING PLAN. THE EXTERIOR OF THE FOUNDATION WALL TO BE PROVIDED WITH A REDUCTION OF THICKNESS FOR MASONRY VENEER AS REQUIRED.

- NOTES
- BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT HIGHER OWN EXPENSE.
 - BUILDER TO VERIFY ELEVATION OF STM. AND SAN. LATERALS IN RELATION TO BASEMENT USE OF FTG. ELEV. FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.

	SANITARY MANHOLE		WATER SERVICE		BELL TRENCH		HYDRO TRANSFORMER
	STREET TREE		HYDRO SERVICE		CABLE TRENCH		FLOODED AREA
	RETAINING WALL		SHEET PILE		EXISTING GRADES		WINDOWS PERMITTED
	CATCH BASIN		VALVE CHAMBER		HYDRO POLE		45 MINUTE FIRE RATED WALL
	CORNER EASEMENT		WALKWAY BOX		STREET LIGHT TRENCH		GAS LINE
	SOIL SECTION		HANDOUT		STREET SIGN		CABLE LINE
			TRAFFIC SIGNAL		STREET LIGHT		BELL
			POWER TRENCH		COMMUNITY MARKER		GAS LINE
					BASEMENT BEAM		HYDRO GAS
					MAX 21 SLOPE		BELL CABLE LINE
							HYDRO GAS
							BELL CABLE LINE

SITING AND GRADING PLAN

THE UNDERSIGNED HAS REVIEWED AND PAGES 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

VICKEY SHINGOGLI
NAME: [Signature]
REGISTRATION INFORMATION: [Signature]
HUNT DESIGN ASSOCIATES INC.

29444
BON
DESIGN ASSOCIATES INC.
www.huntdesign.ca

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