

APPROVED FOR GRADING

Lot No(s) 2

Block No(s)

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

John Tontle Associates Ltd.

Consulting Engineer

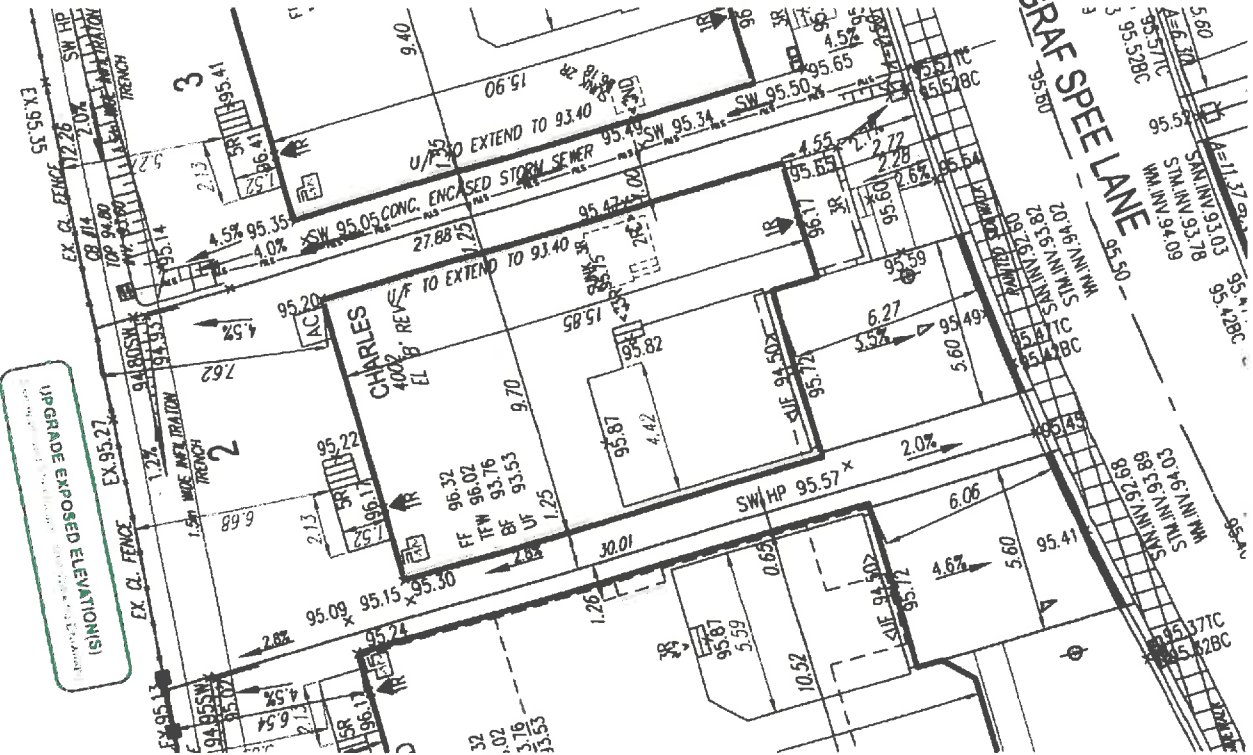
Nov 21/19

Date

COVERAGE CALCULATION	
LOT NO.:	2
LOT AREA:	351.79 m ²
BLDG. AREA:	152.27 m ²
LOT COVERAGE (50% MAX.):	43.28 %
BUILDING HEIGHT	
MAX BUILDING HEIGHT:	11.00 m
ESTABLISHED GRADE:	95.69 m
F.F. ELEVATION:	96.32 m
F.F. TO MEAN OF ROOF:	7.43 m
PROPOSED BLDG. HGT:	8.06 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 building code or by-law. The Consulting Architect is not responsible for any errors or omissions in the drawings or for any zoning or building code or permit matter or that any 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.



GRAF SPEE LANE

- GENERAL NOTES:**
1. BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT BUILDER'S EXPENSE.
 2. BUILDER TO VERIFY ELEV. OF STM. AND SAN. LATERALS IN RELATION TO BASEMENT US OF FOOTING ELEVATIONS FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.
 3. APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES MUST BE REVIEWED AND FOLLOWED IN CONJUNCTION WITH THE SITING 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 HUNT DESIGN ASSOCIATES INC.
 4. 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 TYP. 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**
1. BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT HIS/HER OWN EXPENSE.
 2. BUILDER TO VERIFY ELEVATION OF STM. AND SAN. LATERALS IN RELATION TO BASEMENT US OF FIG. ELEV. FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.

<input checked="" type="checkbox"/> ENGINEERED FILL LOTS	<input checked="" type="checkbox"/> SANITARY MANHOLE	<input checked="" type="checkbox"/> WATER SERVICE	<input checked="" type="checkbox"/> BELT PESTICIDE	<input checked="" type="checkbox"/> HYDRO TRANSFORMER	<input checked="" type="checkbox"/> SANITARY LINE	<input checked="" type="checkbox"/> DOWNSPOUTS	<input checked="" type="checkbox"/> SLUR PUMP AND SURFACE DISCHARGE LOCATION	<input checked="" type="checkbox"/> FINISHED FLOOR
<input checked="" type="checkbox"/> STREET TREE	<input checked="" type="checkbox"/> STORM MANHOLE	<input checked="" type="checkbox"/> HYDRO SERVICE	<input checked="" type="checkbox"/> CABLE PESTICIDE	<input checked="" type="checkbox"/> EXISTING GRADES	<input checked="" type="checkbox"/> HYDRO LINE	<input checked="" type="checkbox"/> WINDOW REFINISHED	<input checked="" type="checkbox"/> UPGRADE ELEVATION	<input checked="" type="checkbox"/> TOP OF FOUNDATION WALL
<input checked="" type="checkbox"/> RETAINING WALL	<input checked="" type="checkbox"/> VALVE & CHAMBER	<input checked="" type="checkbox"/> STREET LIGHT PESTICIDE	<input checked="" type="checkbox"/> HYDRO POLE	<input checked="" type="checkbox"/> 190.10 PROPOSED GRADES	<input checked="" type="checkbox"/> GAS LINE	<input checked="" type="checkbox"/> STAINLESS STEEL (NO WINDOWS PERMITTED)	<input checked="" type="checkbox"/> CHAIN LINK FENCE	<input checked="" type="checkbox"/> UNDERSTORY OF FOOTING
<input checked="" type="checkbox"/> CATCH BASIN	<input checked="" type="checkbox"/> VALVE & BOX	<input checked="" type="checkbox"/> STREET LIGHT	<input checked="" type="checkbox"/> HYDRO POLE GUY	<input checked="" type="checkbox"/> 2.0% SWALE DIRECTION	<input checked="" type="checkbox"/> CABLE LINE	<input checked="" type="checkbox"/> EXTERIOR DOOR LOCATION	<input checked="" type="checkbox"/> FENCE AND GATE	<input checked="" type="checkbox"/> WOOD WHOLEST BASEMENT
<input checked="" type="checkbox"/> DOUBLE / SINGLE SIMS SIGN CONNECTION	<input checked="" type="checkbox"/> HYDRANT	<input checked="" type="checkbox"/> STREET SIGNAL	<input checked="" type="checkbox"/> STREET SIGN	<input checked="" type="checkbox"/> EQUIPMENT / BURN	<input checked="" type="checkbox"/> HYDRO GAS	<input checked="" type="checkbox"/> FENCE PERMITS	<input checked="" type="checkbox"/> PRIVACY FENCE	<input checked="" type="checkbox"/> WOOD WHOLEST RETAINED
		<input checked="" type="checkbox"/> POWER PESTICIDE	<input checked="" type="checkbox"/> COMMUNITY MAILBOX	<input checked="" type="checkbox"/> MAX 3% SLOPE	<input checked="" type="checkbox"/> BELL CABLE LINE		<input checked="" type="checkbox"/> ACOUSTIC FENCE	<input checked="" type="checkbox"/> NO DOOR