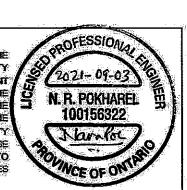
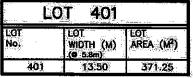
THIS LOT GRADING PLAN HAS BEEN REVIEWED BY METROPOLITAN CONSULTING INC. FOR CONFORMANCE WITH THE APPROVED SUBDIVISION GRADING DESIGN. THE PROPOSED GRADES ON THIS PLAN ARE IN GENERAL CONFORMITY WITH THE APPROVED GRADING PLAN AS IT RELATES TO THIS LOT AND ADJACENT LOTS. WHERE THE BASEMENT FLOOR OR OTHER FOLUNDATION ELEVATIONS ARE PROPOSED AT A DIFFERENT ELEVATION THAN THAT SHOWN ON THE APPROVED SUBDIVISION PLANS THE SEWER LATERALS HAVE BEEN REVIEWED AND WE ARE SATISFIED THAT THE MINIMUM GRADES FOR THESE LATERALS CAN BE MAINTAINED IN ACCORDANCE WITH THE REQUIRMENTS OF THE O.B.C. AND CITY DESIGN CRITERIA. NOTE THIS CERTIFICATION DOES NOT REPLACE THE BUILDER'S RESPONSIBILITY TO EXPOSE THE SEWER LATERALS AND CONFIRM ELEVATIONS PRIOR TO EXCAVATING FOR THE FOUNDATION. BY USE OF THIS PLAN THE BUILDER AGREES THAT THEY SHALL BE RESPONSIBLE FOR IMMEDIATELY REPORTING TO METROPOLITAN CONSULTING ANY DISCREPANCY OR VARIATION BETWEEN THE LATERAL INFORMATION AND GRADES DEPICTED ON THIS PLAN AND THE CONDITIONS FOUND IN THE FIELD.



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 [folling) plans or working drawings with respect to 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 City of HAMILTON.





Grading Notes:
It shall be the responsibility of the builder to have all grades and services verified and checked before construction by an approved grading engineer. These grades and the placement of storm and southery services off the street are to meet the requirements of the municipality having jurisdiction.

WJ Design Inc. is to be notified promptly of any discrepancies at least 1 (one) week prior to excavation commences in order that the building can be re-sited. Failure to observe these conditions may require argensive remedial action that will not be the responsibility of or cost to VJJ Design Inc. Foundation wall shall be poured to a minimum of 6° above approved grades.

Finished grade lines as indicated on the house prototype are for reference only and do not necessarily depict finish grading conditions of any particular, inc.

NOTE: REFER TO LANDSCAPE DRAWINGS FOR ALL FENCING TYPES, HEIGHTS AND LOCATIONS. CONTRACTOR TO VERIFY PRIOR TO INSTALLATION.	WITER SERVICE TIMESFORMER UF UNDERSOON DOUBLE STM_/SML CONNECTION UF UNDERSO SNGLE STM_/SML CONNECTION UFB UNDERSOON UFB UN	ACOR ELECTION WANT LEVEL ELECTION FOOTING ELECTION ENT FLOOR SAIS COUNTY FLOOR SAIS COUNTY FLOOR SAIS FOOTING AT FLOOR FOOTING AT FLOOR FOOTING AT SIZE BOEK BASELIEST	CHAIN LANCEPORE (SEE LANDSCAPE PLAN) CHAIN LANCEPORE (SEE LANDSCAPE PLAN) H— HOBOD SCREEN FRIES (SEE LANDSCAPE PLAN) H— HOBOD SCRIEGE LATERAL.	PROVIDE 3/4" DIA. CLEAR STONE IN THIS AREA THIS LOT CONTANT ENGINEERIN I AC AR COMMITTONER REQUIRED ANN WATER COMMISSION (DISCHARGE ONTO STALASHAN) SERVICE WAS LOCATION PUTEROR DOOR LOCATION REDUCE SIDE YARD	Q
3	queffication information Richard Vinik 24488	VAR	‡ Gree		60/block no. 401 registered plan as. 62M-1266
	name: / V signature: 8CH registration telementarion / 42658	necien	RUSSELL GARDENS PHASE	4 HAMILTON	project no .20027
3	Publisher to verify location of all hydronia, street lights, transformer and other services. If minimizing dimensions are not-maintained, builder in to relacate of the corr consense. Builder to verify service connection absorblons prior to constructing foundations. ** Drawings MOT to be acceled ***	255 Consumers Rd Suite 120 Toronto ON M2J 1R4 t 416.630-2255 f 416.630.4782	AND 2021 Charles by Charles by GW. GW. GREG — HYVARCHINE\WORKONC\2020\20227.GRE\ST	t:250 200	SITING/GRADING The name 27-RG4-SITE-LAYOUTS - Aug 27: 2021 - 8:48; MM