

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 provisions including zoning provisions and any provisions in the subdivision agreement. The Control Architect is not responsible in any way for examining or approving site layout 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 Township of KING.

ARCHITECTURAL REVIEW 4 VTT
JUL 10 2012
TOWN OF KING
TOWN ENGINEERING INC. ARCHT.

LOT GRADING NOTES:

- 1) All dimensions and grade elevations are expressed in SI units.
- 2) The contractor shall check and verify all given grade elevations and drainage prior to commencement of construction.
- 3) Underside of footing shown is taken from architectural plans and may not represent actual ground conditions.
- 4) Footings are to be constructed on undisturbed soil or rock, and be a minimum of 225 mm below finished grade.
- 5) Exterior cladding, thresholds, and window sills shall be a minimum of 150 mm above finished grade.
- 6) Driveways must be clear of light standards (MIN of 1.5m) and other above ground services or other obstructions (hydro transformers) by a minimum of 3.5m (no collection in driveway) and be permitted to achieve the required clearances.
- 7) Any above ground services (hydro transformers, etc.) shall be located at the rear of the property and not be located at the front of the property.
- 8) SWALES:
 - i) Swales providing internal drainage from each lot shall have a minimum slope of 2%.
 - ii) Swales must be 1.0 m from lot line to lot line.
 - iii) Minimum swale depth to be 250mm.
 - iv) Maximum depth of side yard swale to be 250mm.
 - v) Maximum depth of rear yard swale to be 250mm.
 - vi) Maximum depth of side yard swale to be 250mm.
 - vii) Eave downspouts must discharge onto swales.
 - viii) Swales must be constructed with a minimum width of 2.0 m.
 - ix) Swales must be constructed with a minimum width of 2.0 m.
 - x) Swales must be constructed with a minimum width of 2.0 m.
- 9) Eave downspouts must discharge onto swales.
- 10) Eave downspouts must discharge onto swales.
- 11) All lot surfings must be constructed with a minimum width of 2.0 m.
- 12) Where rear lot surfings are provided, the RLCB lead must be located within the lead.

This plan has been reviewed, and the accuracy of elevations and dimensions provided by others. We do not accept responsibility for the accuracy of elevations and dimensions provided by others.

Accepted without changes
Reviewed as noted

R.J. Burnside & Associates Limited

JUL 18 2012

