

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 any 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 (lotting) 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 APPROVAL

JUL 24 2012

John G. Williams Limited, Architect

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 footing depth.
- 4) Footings must bear on native, undisturbed soil to a minimum of 1.22 m below finished grade.
- 5) Exterior eading, thresholds, and windows shall be a minimum of 150 mm above finished grade.
- 6) Drains must be clear of light standards and windows. Drains must be clear of light standards and windows. Drains must be clear of light standards and windows.
- 7) All above ground utilities not meeting the above noted minimum requirements shall be protected by a concrete curb and associated at the applicant's expense.

SWALES:

- 1) Swales providing internal drainage from each lot shall have a minimum slope of 2%.
- 2) Swales must be 1.0 m from lot line to highest property.
- 3) Minimum swale depth to be 250mm.
- 4) Maximum swale side slope to be 3:1 H:V.
- 5) Maximum depth of swale to be 150 mm.
- 6) Swales must be constructed with a minimum grade of 2.0 % and a maximum grade of 5.0 %.
- 7) Minimum internal catchments are provided, house footing adjacent to the road must be lower than the lot.

EMBANKMENTS:

- 1) All lot surfaces to be constructed with a minimum grade of 2.0 % and a maximum grade of 5.0 %.
- 2) Minimum internal catchments are provided, house footing adjacent to the road must be lower than the lot.

UPGRADES/EXPOSED ELEVATIONS(S)

See Approved Streetscape Height Working Drawings

ACROSTICENCE

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