

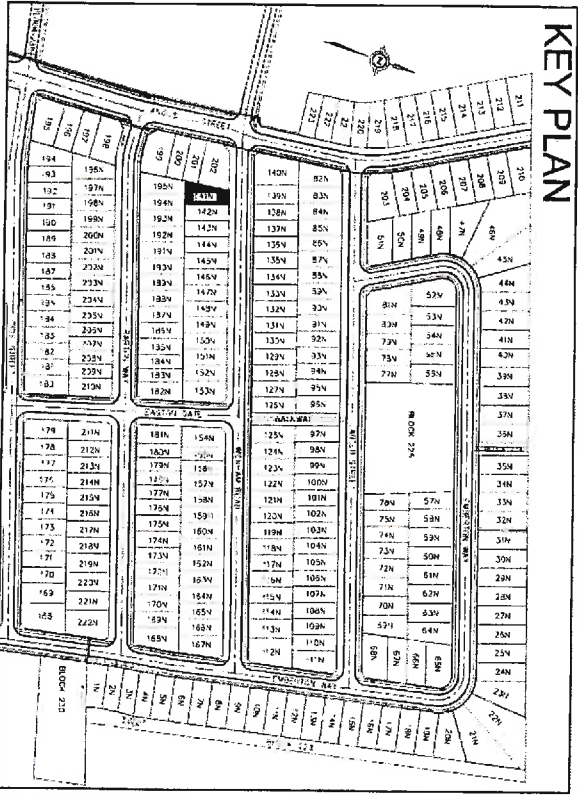
ZONING INFORMATION		
ZONE DESIGNATION	PERMITTED	PROVIDED
R2		
LOT AREA (sq. m)	360.00	517.95
LOT FRONTAGE (m)	12.00	12.80
FRONT YARD SETBACK (m)	4.50	8.65
INTERIOR SIDE YARD SETBACK (m)	0.40/1.20	0.65/1.25
EXTERIOR SIDE YARD SETBACK (m)	3.00	N/A
REAR YARD SETBACK (m)	7.50	8.57
GROSS FLOOR AREA (sq. m)	-	190.30
LOT COVERAGE (%)	45.0	36.7
BUILDING HEIGHT (m)	9.0	8.51

STRUCTURE		
MODEL NO.	42-06 B	
HOUSE STYLE (i.e. walkout, bungalow etc.)	TWO STOREY	
ADJACENT MODEL	EAST	42-06 A
	WEST	LOT 202
	NORTH	50-05 B
	SOUTH	LOT 195N
FIREBREAK LOT	LOT 147N	

SERVICING CHECK BOX		
SERVICES	YES/NO	DEPTH AT P/L
WATER	Y	1.76
SEWER	Y	2.49
STORM	Y	1.67

LEGEND		
FINISHED FLOOR ELEVATION	FF	228.08
TOP OF FOUNDATION WALL	TFW	228.08
TOP OF BASEMENT SLAB	TBS	228.08
UNDER SIDE FOOTING	USF	228.08
UNDER SIDE FOOTING @ REAR	USFR	228.08
UNDER SIDE FOOTING @ GARAGE	USFG	228.08
NUMBER OF RISERS TO GRADE	R	228.08
WALKOUT DECK	WD	228.08
LOOKOUT BASEMENT	LOB	228.08
WALK OUT BASEMENT	WOB	228.08
REVERSE PLAN	REV	228.08
STANDARD PLAN	STD	228.08
DOOR	Δ	228.08
BELL PEDESTAL	⊗	228.08
CABLE PEDDESTAL	⊙	228.08
CATCH BASIN	□	228.08
DR. CATCH BASIN	□	228.08
ENGINEERED FILL	+	228.08
PHOTO CONNECTION	+	228.08
FIRE HYDRANT	+	228.08
STREET LIGHT	+	228.08
MAIL BOX	+	228.08
TRANSFORMER	+	228.08
WATER VALVE	+	228.08
SEWER CONNECTION	+	228.08
2 LOTS	+	228.08
STORM SEWER CONNECTION	+	228.08
ASPH. DRIVE	+	228.08
AIR CONDITIONING	+	228.08
PREFAB LOT	+	228.08
DOWN SPOUT TO GRASS PAD	+	228.08
TREE	+	228.08
SWALE DIRECTION	+	228.08
CHAIN LINK FENCE	+	228.08
PRIVATE FENCE	+	228.08
SOUND BARRIER	+	228.08

- ### GENERAL NOTES
- BUILDER TO VERIFY LOCATION OF ALL HYDRANTS, STREET LIGHTS, TRANSFORMERS AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED BUILDER IS TO RELOCATE AT HIS OWN EXPENSE.
 - BUILDER TO INSTALL THE APPROVED LOW IMPACT DEVELOPMENT APPLICATION (LID) PRIOR TO RECEIVING OCCUPANCY FROM THE TOWN OF INNISFIL. BUILDING DEPARTMENT. THE INSTALLATION OF LID SHALL BE IN ACCORDANCE WITH THE APPROVED LID APPLICATION PRESENTED ON THE APPROVED LID DESIGN DRAWINGS PG1, PG2 & PG3 PREPARED BY GREENLAND INTERNATIONAL CONSULTING LTD. DATED NOVEMBER 2016. LID APPLICATION TO BE INSPECTED BY DEVELOPERS ENGINEER DURING LOT GRADING CERTIFICATION TO ENSURE ITS PERFORMANCE OF APPROVED DESIGN. CERTIFICATION OF THE CONSTRUCTED LID FEATURE IN ACCORDANCE WITH THE APPROVED DESIGN WILL BE REQUIRED FOR LOT GRADING AND FINAL CERTIFICATION.



I, **JOHN G. WILLIAMS**, declare that I have reviewed and take design responsibility for the design work on behalf of R2 Design Limited under Division C, Part 8, Subsection 3.2.4 of the Building Code, I am qualified, and the firm is registered, in the appropriate class/categories: **QUALIFIED DESIGNER SCIN 41230** **FIRM SCIN 24995**

NOV 27 17
DATE
SIGNATURE

BENCHMARK

ELEVATIONS SHOWN HEREON ARE GEODETIC REFERRED TO TOWNSHIP OF GILFORD BENCHMARK C.A.R.I., IRON PIPE CULVERT, 1.8 KM NORTH OF STATION AND 80.6 KM FROM TORONTO, AT THE NORTH LINE OF ROAD BETWEEN CONGRESSION LAND II, TOWNSHIP OF INNISFIL, BOLT IN NORTH END OF WEST FACE OF WEST STONE HEADWALL, FIRST COURSE BELOW CORNING (BENCHMARK # 30011905U649 ELEVATION: 235.06)

