



Planning Department

Complies with Zoning By-Law:

Date Reviewed:

Reviewed By:

URBAN ECOSYSTEMS LTD. HAS REVIEWED THE PROPOSED GRADES AS SHOWN ON THIS PLAN AND HAS FOUND THEM TO BE IN GENERAL CONFORMANCE WITH THE APPROVED PLANS

184-4

LOT NO.

DATE Jan 6, 2021

ENGINEERING REVIEW

☐ ACCEPTED

☒ ACCEPTED AS NOTED

☐ REQUIRES RE-SUBMISSION

THIS PLAN HAS BEEN REVIEWED WITH RESPECT TO GENERAL CONFORMANCE WITH THE OVERALL LOT GRADING PLAN AND OUR APPROVAL OF THIS PLAN FOR NO OTHER REASON. WE ACCEPT NO RESPONSIBILITY FOR THE ACCURACY OF THE ELEVATIONS AND DIMENSIONS PROVIDED BY OTHERS.

February 16, 2021

DATE

REVIEWED BY

(TOWN OF BRADFORD WEST GWILLIMBURY USE ONLY)

JONKMAN BLVD.

SAN 219.63
STM

SAN 219.85
STM

Guard &
Handrail
Required



NOTE: NO CONNECTIONS TO MUNICIPAL SERVICES ARE PERMITTED AT THIS TIME

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 damming or approving site (lotting) plans or making 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 Town of Bradford / West Gwillimbury

JOHN G. WILLIAMS LTD., ARCHITECT
ARCHITECTURAL CONTROL REVIEW
AND APPROVAL

APPROVED BY: [Signature]
DATE: JAN 07, 2021

This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility.

The undersigned is a licensed and licensed professional for this design and has the qualifications and meets the requirements set out in the Ontario Building Code to be a Designer.
qualification information
Wellington: Jno-Baptiste 25591
home registration information
VA3 Design Inc. 42658

MUNICIPAL ADDRESS
19 JONKMAN BLVD.

**VA3
DESIGN**

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va3design.com

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project no.
13045

- PROPOSED VALVE
- LP LIGHT POLE
- WATER SERVICE
- DOUBLE STM/SAN CONNECTION
- SINGLE STM/SAN CONNECTION
- CATCH BASIN
- CHAR TELEVISION PEDestal
- WELL PEDestal
- HYDRANT
- TRANSFORMER
- FINISHED FLOOR ELEVATION
- FINISHED MAIN LEVEL ELEVATION
- UNDERSIDE FOOTING ELEVATION
- FIN. BASEMENT FLOOR SLAB
- TOP OF FOUNDATION WALL
- UNDERGROUND FOOTING AT REAR
- UNDERSIDE FOOTING AT FRONT
- UNDERSIDE FOOTING AT SIDE
- WALK OUT DECK
- WALK OUT BASEMENT
- REVERSE PLAN

STREET SIGN [XXXX] MUNICIPAL ADDRESS

MAIL BOX

RETAINING WALL

CHAIN LINK FENCE (SEE LANDSCAPE PLAN)

ACQUSTICAL FENCE (SEE LANDSCAPE PLAN)

WOOD SCREEN FENCE (SEE LANDSCAPE PLAN)

PROVIDE 3/4" DIA. CLEAR STORE IN THIS AREA

THIS LOT CONTAINS ENGINEERED FILL

AIR CONDITIONER REQUIRED

RAIN WATER DOWNSPOUT LOCATION (ONTO SPLASHPAD)

W LOCATION

DOOR LOCATION

SAN. INVERT TO BE 300mm MIN. BELOW STM. INVERT

DEVELOPER
ARG GROUP

BUILDER:
BAYVIEW WELLINGTON

CONSULTANT:
**URBAN ECO SYSTEMS- CIVIL ENG
VA3 DESIGN- ARCHITECTURE**

MAX BUILDING HEIGHT: 13.0m LOT AREA: 445.39m² SAN 219.85 m

BUILDING HEIGHT: 8.17m LOT FRONTAGE: 11.60m STM INVERT: m

AVERAGE GRADE: 223.22m LOT COVERAGE: N/A % DESIGNED: RC

REVISOR: 3 SCALE: 1:250

2 REVISED AS PER ENG'S COMMENTS JAN 06-2021 DATE: - DEC 02-2020

1 PLAN: 51M-1063

No. Revision Date drawing name

SITING & GRADING PLAN

LOT NO: **B184-4**

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