OFFICE C PLANNING DEPARTMENT **ENGINEERING REVIEW** 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. Bradford Gwillimbury COMPLIES WITH ZONING BY-LAW: 2010-050 ☐ ACCEPTED ☐ ACCEPTED AS NOTED DATE REVIEWED: Aug 23, 2021 ☐ REQUIRES RE-SUBMISSION REVIÉWED BY: DATE REVIEWED BY (TOWN OF BRADFORD WEST GWILLIMBURY USE ONLY) ENG JOIST 225.01  $\mathcal{P}^{\mathcal{P}}$ 861 00 [106] 225 38-6 ELEV. C REV 225.55 5.93 0 9 1/2" ENG JOIST 50M 225.82 TFW SUNKEN 223.07 BF 222.84 UF **■** 3R 6.07 000 225.43 16.26 FF 38-15 [110] 12 225.94 × ELEV. B 9 1/2" ENG JOIST SUNKEN ENTRY 226.26 FF TFW 225.96 223.69 BF 223,46 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 (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. TOWN OF BRADFORD WEST GWILLIMBURY - BUILDING DEPARTMENT R. SACCO This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the Town of BRADFORD / WEST GWILLIMBURY. 9'-0" BASEMENT INSPECTOR: PERMIT NO.: PRBD202100311R DATE: Sept. 3, 2021 40295305 JOHN G. WILLIAMS LTD., ARCHITECT ARCHITECTURAL CONTROL REVIEW AND APPROVAL ALL CONSTRUCTION SHALL COMPLY WITH THE ONTARIO BUILDING CODE AND ALL OTHER APPLICABLE STATUTORY REGULATIONS. THE REVIEWED DOCUMENT TOWNED OF ONTE APPROVED BY: MUST BE KEPT ON SITE AT ALL TIMES DATE: JUL 19, 2021 INSPECTION REQUEST EMAIL: BUILDINGINSPECTIONS@TOWNOFBWG.COM his stamp certifies compliance with the applicable INSPECTION REQUEST FAX: (905) 778-2035 INSPECTION REQUEST TELEPHONE: (905) 778-2055 EXT. 1500 Design Guidelines only and bears no further RICHARD - H:\ARCHIVE\WORKING\2016\16023.BW\Site plan\16023-SP.dwg - Thu - Jul 8 2021 - 3:43 PM 106 FERRAGINE CRES 16023 PROPOSED VALVE No. OF RISERS The undersigned has reviewed and lakes responsibility for this design and has the qualifications and meets the requirements set out in the PROVIDE 3/4" DIA. CLEAR STONE IN THIS AREA FINISHED FLOOR ELEVATION
FINISHED MAIN LEVEL ELEVATION LP . LIGHT POLE H - HYDRANT MAIL BOX tario Building Code to be a Design WATER SERVICE TRANSFORMER OR THIS LOT CONTAINS ENGINEERED FILL RETAINING WALL UNDERSIDE FOOTING ELEVATION CHAIN LINK FENCE (SEE LANDSCAPE PLAN) FIN. BASEMENT FLOOR SLAB DOUBLE STM /SAN, CONNECTION AIR CONDITIONER REQUIRED Wellington Jno-Baptiste / 2559 AC TOP OF FOUNDATION WALL
UNDERSIDE FOOTING AT REAR ACOUSTICAL FENCE (SEE LANDSCAPE PLAN) RAIN WATER DOWNSPOUT LOCATION (DISCHARGE ONTO SPLASHPAD) SINGLE STM /SAN, CONNECTION WOOD SCREEN FENCE (SEE LANDSCAPE PLAN) UNDERSIDE FOOTING AT FRONT CATCH BASIN SIDE WINDOW LOCATION
OPT, DOOR LOCATION UNDERSIDE FOOTING AT SIDE HYDRO METER WALK OUT DECK
WALK OUT BASEMENT
REVERSE PLAN uilder to verily location of all hydronts, street lights, transformers and their services. If minimum dimensions are not maintained, builder is to slocate all his own expense, uilder to verify service connection elevations prior to constructing sundations. Builder to verify location of all hydronts, street 255 Consumers Rd Suite Toronto ON M2J 1R4 CABLE TELEVISION PEDESTAL

BELL PEDESTAL G GAS METER SWALE DIRECTION EXTERIOR DOOR LOCATION EMBANKMENT S LOTS EQUIPPED REDUCE SIDE YARD t 416.630.2255 / 416.630.4782 va3design\_com URBAN ECOSYSTEMS LTD. HAS REVIEWED THE PROPOSED GRADES AS SHOWN ON THIS PLAN DEVELOPER: MAX BUILDING HEIGHT: 13.0m LOT AREA: 686.76 m2 SAN INVERT: 222.25 m AND HAS FOUND THEM TO BE IN GENERAL **BUILDING HEIGHT** LOT FRONTAGE: 12.95 m CONFORMANCE WITH THE APPROVED PLANS 7.87m STM INVERT: 223.45 m AVERAGE GRADE: 225.43m LOT COVERAGE: LOTNO. 72 resite N/A DESIGNED: ARG GROUP RC 4 DATE July 12, 2021 BUILDER: 3 1:250 SCALE BAYVIEW WELLINGTON 2 REVISED TO 9'0" BASEMENT JUL 08-2021 DATE: MAY 11-2021 REVISED AS PER ENG'S COMMENTS PLAN: 51M-1137 MAY 11-2021 No **URBAN ECO SYSTEMS- CIVIL ENG** LOT NO: SITING & GRADING PLAN **VA3 DESIGN- ARCHITECTURE** All drawings specifications, related documents and design are the copyright property of VA3 DESIGN. Reproduction of this property in whole or in part is strictly prohibited without VA3 DESIGN's written permission