PLANNING DEPARTMENT 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. **ENGINEERING REVIEW** Bradford Gwillimbury **COMPLIES WITH** ☐ ACCEPTED **ZONING BY-LAW:** 2010-050 ACCEPTED AS NOTED DATE REVIEWED: DEC 20, 2021 December 20, 2021 ☐ REQUIRES RE-SUBMISSION REVIEWED BY: DATE REVIEWED BY (TOWN OF BRADFORD WEST GWILLIMBURY USE ONLY) NOTE: ENSURE SANITARY LATERAL IS EQUAL TO OR LESS THAN 6.0% SLOPE. Guard & Handrail Required 4.9% @ BELL 224.95 225.14 11.60 225.04 4.97 36 225.11 225.21 2.1% 225.35 25:30 32.7 1/25 ?25.20 5 TOWN OF BRADFORD WEST GWILLIMBURY - BUILDING DEPARTMENT = 45 Min. FRR **INSPECTOR:** 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. PERMIT NO.: PRBD202100770 DATE: Dec. 21, 2021 ALL CONSTRUCTION SHALL COMPLY WITH THE DANGE ESSONAL PROPERTY OF THE ONTARIO BUILDING CODE AND ALL OTHER APPLICABLE STATUTORY REGULATIONS. THE REVIEWED DOCUMENTS MUST BE KEPT ON SITE AT ALL TIMES INSPECTION REQUEST EMAIL: BUILDINGINSPECTIONS@TOWNOFBWG.COM INSPECTION REQUEST FAX: (905) 778-2035 INSPECTION REQUEST TELEPHONE: (905) 778-2055 EXT. 1500 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 MACE TO CHAM ROVED BY: ITE COPY DATE: NOV 25, 2021 This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility. MUNICIPAL ADDRESS RICHARD - H:\ARCHIVE\WORKING\2016\16023.BW\Site plon\16023-SP.dwg - Wed - Nov 24 2021 - 10:07 AM 16023 235 FERRAGINE CRES. PROPOSED VALVE 8 No. OF RISERS FINISHED FLOOR ELEVATION \_\_\_\_ STREET SIGN [XXXX] MUNICIPAL ADDRESS PROVIDE 3/4" DIA CLEAR STONE IN THIS AREA LP D LIGHT POLE H - HYDRANT MAIL BOX FINISHED MAIN LEVEL ELEVATION WATER SERVICE TRANSFORMER RETAINING WALL
CHAIN LINK FENCE (SEE LANDSCAPE PLAN)
ACOUSTICAL FENCE (SEE LANDSCAPE PLAN) OR THIS LOT CONTAINS ENGINEERED FILL UNDERSIDE FOOTING ELEVATION Wellington Ino-Baptisle CABOFILSTE qualification information FIN, BASEMENT FLOOR SLAB TOP OF FOUNDATION WALL DOUBLE STM /SAN CONNECTION AR CONDITIONER REQUIRED AC 25591 RAIN WATER DOWNSPOUT LOCATION (DISCHARGE ONTO SPLASHPAD) SINGLE STM./SAN, CONNECTION WOOD SCREEN FENCE (SEE LANDSCAPE PLAN)

—H — HYDRO SERVICE LATERAL UNDERSIDE FOOTING AT REAR O DR VA3 Design Inc. UNDERSIDE FOOTING AT FRONT CATCH BASIN 42658 0 SIDE WINDOW LOCATION UNDERSIDE FOOTING AT SIDE THE HYDRO METER **⊠**Ce OPT, DOOR LOCATION 255 Consumers Rd Suite 120 Toronto ON M2J 1R4 G CAS METER CABLE TELEVISION PEDESTAL

BELL PEDESTAL → SWALE DIRECTION EXTERIOR DOOR LOCATION W.O.B. WALK OUT BASEMENT slocate at his own expense.

uilder to verify service connection elevations prior to constructing REV REVERSE PLAN TITITITE EMBANKMENT S LOTS EQUIPPED REDUCE SIDE YARD va3design\_com RBAN ECOSYSTEMS LTD. HAS REVIEWED THE MAX BUILDING HEIGHT: 13.0m LOT AREA: 401.34 m2 PROPOSED GRADES AS SHOWN ON THIS PLAN SAN INVERT: 221.88 m AND HAS FOUND THEM TO BE IN GENERAL CONFORMANCE WITH THE APPROVED PLANS LOT FRONTAGE: 11.74 m **BUILDING HEIGHT** 7.98m 223.13 STM INVERT: 36 AVERAGE GRADE: 225.10m LOT COVERAGE N/A DESIGNED: ARG GROUP DATE NOV 24, 2021 RC DRAWN BUILDER 1:250 2 BAYVIEW WELLINGTON DATE: NOV 10-2021 ISSUED FOR CLIENT REVIEW PLAN: 51M-1137 NOV 10-2021 No. **URBAN ECO SYSTEMS- CIVIL ENG** 36 LOT NO: **VA3 DESIGN- ARCHITECTURE** SITING & GRADING PLAN All drowings 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