

**APPROVED FOR GRADING**

Lot No(s) **22**

Block No(s) .....


**Professional Engineer**  
We certify that the proposed elevations at the lot corners and at the front boundary of the proposed dwelling are in compliance with the applicable regulations.

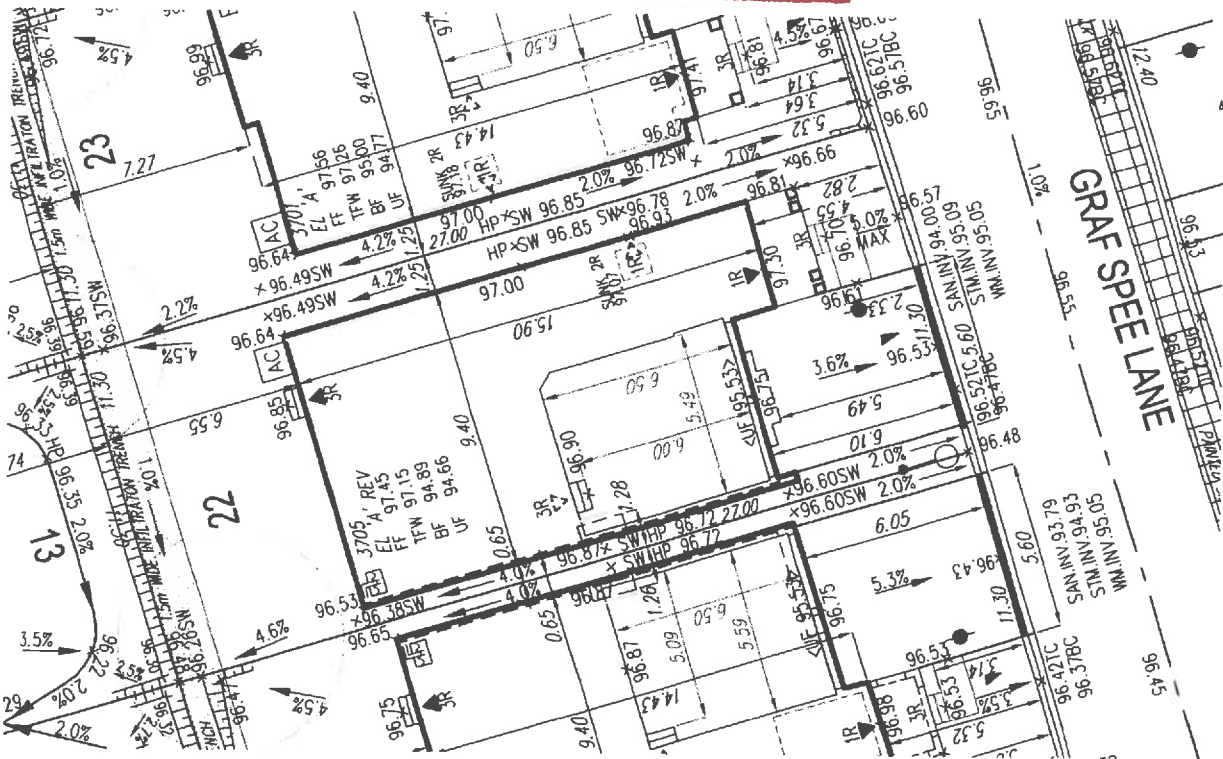
**John Lewis Associates Ltd.**  
Professional Engineer  
46821013  
O.C. 11016  
DATE **Nov 24/19**

COVERAGE CALCULATION	
LOT NO.:	22
LOT AREA:	305.10 m <sup>2</sup>
BLDG. AREA:	147.07 m <sup>2</sup>
LOT COVERAGE (50% MAX.):	48.20 %
BUILDING HEIGHT	
MAX BUILDING HEIGHT:	11.00 m
ESTABLISHED GRADE:	96.89 m
F.F. ELEVATION:	97.45 m
F.F. TO MEAN OF ROOF:	7.51 m
PROPOSED BLDG. HGT:	8.07 m

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 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 Town of AJAX PLANNING COMMUNITY.

**JOHN G. WILLIAMS LTD. ARCHITECT**  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL  
APPROVED BY   
DATE **NOV 04 2019**  
This stamp certifies compliance with the applicable Design Guidelines only and does not constitute professional responsibility.



- GENERAL NOTES:**
1. BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT BUILDER'S EXPENSE.
  2. BUILDER TO VERIFY ELEV. OF STA. AND SAN. LATERALS IN RELATION TO BASEMENT USE OF FOOTING ELEVATIONS FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.
  3. APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES MUST BE REVIEWED AND FOLLOWED IN CONJUNCTION WITH THE SITING AND GRADING PLAN. BUILDER TO VERIFY BUILDING ENVELOPE ON SITE PLAN MATCHES APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES PRIOR TO POURING CONCRETE. IF THERE ARE ANY DISCREPANCIES, THEY ARE TO BE BROUGHT TO THE ATTENTION OF HUNT DESIGN ASSOCIATES INC.
  4. UTILITIES NOTED ON BUILDING ENVELOPE OR APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES, ALL TOP OF FOUNDATION WALLS INCLUDING GARAGE WALLS TO BE CONSISTENT WITH THE ELEVATION PROVIDED FOR TYP. ON SITING AND GRADING PLAN. THE EXTERIOR OF THE FOUNDATION WALL TO BE PROVIDED WITH A REDUCTION OF THICKNESS FOR MASONRY VENEER AS REQUIRED.

- NOTES**
1. BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT HIGHER OWN EXPENSE.
  2. BUILDER TO VERIFY ELEVATION OF STA. AND SAN. LATERALS IN RELATION TO BASEMENT USE OF FTG. ELEV. FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.

	ENGINEERED FILLLOTS		WATER SERVICE		BELL PEDESTAL		HYDRO TRANSFORMER		SANITARY LINE		DOWNSPOUTS		FINISHED FLOOR
	STREET TREE		STORM MANHOLE		CABLE PEDESTAL		PUDPOINTED MOTOR		WATER LINE		WINDOWS PERMITTED		TOP OF FOUNDATION WALL
	RETAINING WALL		VALVE & CHAMBER		HYDRO POLE		EXISTING GRADES		HYDRO LINE		UPSTAGE ELEVATION		BASEMENT FLOOR
	CATCH BASIN		VALVE & BOX		HYDRO POLE GUY		2.0% PROPOSED GRADES		GAS LINE		CHANNEL FENCE		WALKOUT DECK
	DOUBLE SINGLE		APPROVAL		STREET LIGHT		2.0% SWALE DIRECTION		CABLE LINE		FENCE AND GATE		WOOD KNAPE
	SPL 3/4\" data-bbox="105 160 115 170"/>		POWER PEDESTAL		TRAFFIC SIGN		COMMUNITY WALKWAY		BELL GAS		EXTERIOR DOOR LOCATION		REVERSED
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