
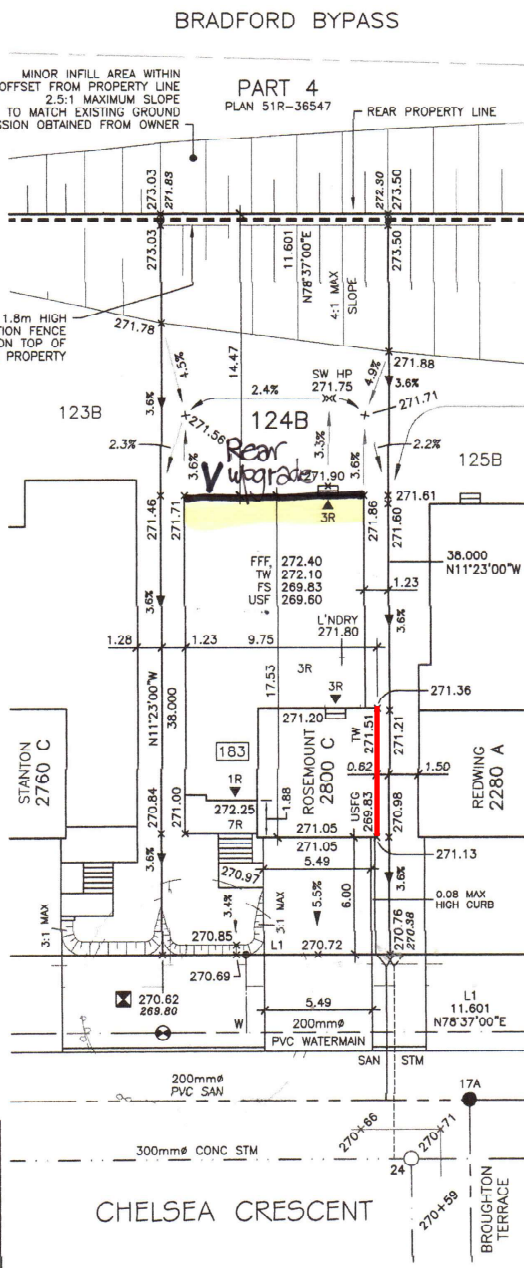

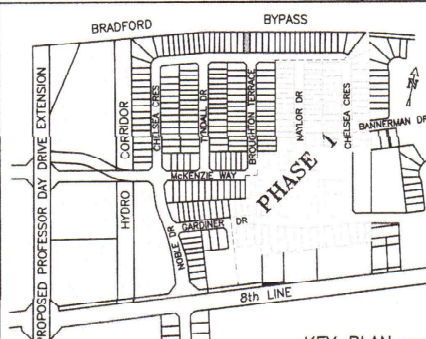
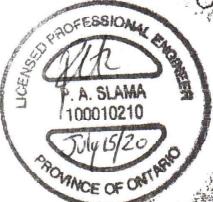
	PLANNING DEPARTMENT	ENGINEERING REVIEW	<p>THIS PLAN HAS BEEN REVIEWED WITH RESPECT TO GENERAL CONFORMANCE WITH THE OVERALL LOT GRADING PLAN AND OUR APPROVAL OF THIS PLAN FOR NO OTHER REASON. WE ACCEPT NO RESPONSIBILITY FOR THE ACCURACY OF THE ELEVATIONS AND DIMENSIONS PROVIDED FOR OTHERS.</p> <p>August 13, 2020</p> <p>REVIEWED BY: <i>[Signature]</i></p> <p>DATE (TOWN OF BRADFORD WEST GWILLIMBURY USE ONLY)</p>	
	COMPLIES WITH ZONING BY-LAW: 2010-050	<input checked="" type="checkbox"/> ACCEPTED		
	DATE REVIEWED: August 12, 2020	<input type="checkbox"/> ACCEPTED AS NOTED		
	REVIEWED BY: <i>[Signature]</i>	<input type="checkbox"/> REQUIRES RE-SUBMISSION		

LEGEND	ARCHITECTURAL CONTROL	BRADFORD BYPASS
<ul style="list-style-type: none"><input checked="" type="checkbox"/> SINGLE CATCHBASIN<input checked="" type="checkbox"/> DOUBLE CATCHBASIN<input checked="" type="checkbox"/> SANITARY MH<input checked="" type="checkbox"/> STORM MH--- SANITARY SERVICE--- STORM SERVICE--- WATER SERVICE--- GAS SERVICE--- HYDRO SERVICE--- CABLE SERVICE--- FLOW DIRECTION* ENGINEERED FILL000.00 EXISTING ELEVATION000.00 PROPOSED ELEVATIONSW 000.00 SWALE ELEVATIONFFF FINISHED 1ST FLOORTW TOP OF FOUNDATION WALLTWG TOP OF WALL IN GARAGEFS FINISHED SLABUSF U/S FOOTINGUSFC U/S FOOTING GARAGESP SUMP PUMP○ HYDRANT AND VALVE⊕ VALVE AND BOX⊗ BELL PEDESTAL△ CABLE PEDESTAL▽ HYDRO TRANSFORMER⊙ LIGHT STANDARD⊙ SUPER MAILBOX⊙ DOWNSPOUT1234 MUNICIPAL ADDRESS--- SLOPE 3:1 MAXIMUM--- FOOTINGS LOWERED FOR 1.2m FROST PROTECTION	<p>ARCHITECTURAL CONTROL</p> <p><input checked="" type="checkbox"/> Approved</p> <p><input checked="" type="checkbox"/> Approved as Noted</p> <p>MARTIN ASSOCIATES</p> <p>This approval is for architectural control review only as defined by the applicable Community Control Guidelines and does not constitute compliance or approval for any other purposes.</p> <p>20-07-2020-TM</p>	

SITE INFORMATION																																				
<p>THIS PLAN IS BASED ON PLAN OF SUBDIVISION OF PART OF LOT 14, CONCESSION 8 GEOGRAPHIC TOWNSHIP OF GWILLIMBURY AND ALL OF BLOCK 131 REGISTERED PLAN 51M-962 TOWN OF BRADFORD WEST GWILLIMBURY COUNTY OF SIMCOE</p> <p>SURVEY PREPARED BY HUNT SURVEYS INC., O.L.S. DATED MAY 11, 2016</p> <p>THE BUILDER SHALL BE RESPONSIBLE FOR VERIFICATION OF HOUSE TYPE AND FRONT ELEVATION PRIOR TO COMMENCEMENT OF CONSTRUCTION</p>																																				
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ARCHITECTURAL DESIGN INC.	STRUCTURE
56 PENNSYLVANIA AVE. UNIT 1 CONCORD, ONT. L4K 3V9 TEL 905 660-9393 FAX 905 660-9419	MODEL NAME: ROSEMOUNT 2800 C
	HOUSE STYLE (i.e. walkout, bungalow etc.): TWO STOREY
ASSOCIATION OF ARCHITECTS	ADJACENT MODEL
LEO ARIEMMA LICENCE 7581	EAST: REDWING 2280 A
ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF THE ARCHITECT AND CANNOT BE USED OR REPRODUCED WITHOUT HIS APPROVAL. THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS ON THE SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT. DRAWINGS MUST NOT BE SCALED.	WEST: STANTON 2760 C
	NORTH: N/A
	SOUTH: N/A
	FIREBREAK LOT: NO
	SERVICING CHECK BOX
	SERVICE YES/NO DEPTH AT P/L INVERT @ P/L
	WATER YES 1.7
	NOTE: CONTRACTOR TO CONFIRM STORM AND SANITARY LATERAL INVERTS PRIOR TO COMMENCEMENT OF CONSTRUCTION.

PROJECT		CHelsea Crescent
PROPOSED DWELLING FOR: LORMEL HOMES AT: 183 CHELSEA CRESCENT BRADFORD, ONTARIO		
THE PROPOSED LOT GRADING IS APPROVED AS BEING IN GENERAL CONFORMITY WITH THE OVERALL APPROVED GRADING PLAN FOR THIS SUBDIVISION.		
COMPANY NAME: COLE ENGINEERING		
APPROVED BY: <i>[Signature]</i>		
SIGNATURE: <i>[Signature]</i>		
DATE: July 15, 2020		

	DEVELOPER:	MAX BUILDING HEIGHT: 11.00 m	LOT AREA: 440.84 m²	SAN INVERT: 267.80 m
		BUILDING HEIGHT: 8.25 m	LOT FRONTAGE: 11.601 m	STM INVERT: 268.17 m
		AVERAGE GRADE: 271.44 m	LOT COVERAGE: 37.10 %	DESIGNED: TP
				DRAWN: TP
				DATE: JUL 2020
				SCALE: 1:250
				PLAN: 51M-1087
				LOT NO: 124
				PHASE 2

TOWN OF BRADFORD WEST GWILLIMBURY - BUILDING DEPARTMENT	REVIEWED
CONSULTANT: <i>[Signature]</i>	
INSPECTOR: <i>[Signature]</i>	
PERMIT NO: PRBD202000763	DATE: Aug. 14, 2020

SITING & GRADING PLAN	
45min. FRR	