ZONING INFORMATION ZONE DESIGNATION PERMITTED PROVIDED LOT AREA (sq m) 335.00 383.07 LOT FRONTAGE (m) 11.500 11.610 FRONT YARD SETBACK TO DWELLING (m) 6.56 4.50 FRONT YARD SETBACK TO GARAGE (m) 6.00 ONE INTERIOR SIDE YARD SETBACK (m) 0.60 0.75 OTHER INTERIOR SIDE YARD SETBACK (m) 1.20 1.24 REAR YARD SETBACK (m) 6.00 10.21 LOT COVERAGE (%) 40.00 36.24 BUILDING HEIGHT (m) 10.00 8.20 LANDSCAPED OPEN SPACE (%) 30.00 54.28 FRONT YARD LANDSCAPED OPEN SPACE (%) 54.46

STRUCTURE					
MODEL NO.	MANITOU 2480B				
HOUSE STYLE (i.e. walkout, bungalow	etc.)	2 STOREY			
	EAST	TEMAGAMI 3350A			
ADJACENT MODEL	WEST	SUPERIOR 3615A			
ADJACENT MODEL	NORTH	N/A			
	SOUTH	FRASER 2250B			
FIREBREAK LOT	NO				

LEGEND

SINGLE CATCHBASIN DOUBLE CATCHBASIN

SANITARY MH O STORM MH

SANITARY SERVICE CONNECTION

---- STORM SERVICE CONNECTION WATER SERVICE CONNECTION

FLOW DIRECTION

ROOF DRAIN * ENGINEERED FILL

000.00 EXISTING ELEVATION

000.00 PROPOSED ELEVATION

FFF FINISHED 1ST FLOOR

TW TOP OF FOUNDATION WALL

FS FINISHED SLAB USF U/S FOOTING

RUSF REAR U/S FOOTING

TWG TOP OF GARAGE FOUNDATION WALL

USFG U/S FOOTING GARAGE SP) SUMP PUMP

O VALVE AND BOX
O HYDRANT AND V HYDRANT AND VALVE

BELL PEDESTAL

△ CABLE PEDESTAL

UNDERGROUND PEDESTAL

HYDRO TRANSFORMER

-CF STREETLIGHT P STREETLIGHT PEDESTAL

HYDRO SERVICE CONNECTION

MB SUPER MAILBOX

1234 MUNICIPAL ADDRESS

SLOPE 3:1 MAXIMUM

FOOTINGS LOWERED TO MAINTAIN 1.22m FROST PROTECTION

GENERAL NOTES

ALL SLOPES TO BE 3:1 MAX

THE BUILDER SHALL BE RESPONSIBLE FOR THE VERIFICATION OF HOUSE TYPE AND ELEVATION, PRIOR TO COMMENCEMENT OF CONSTRUCTION

BENCHMARK

ELEVATION: 286.399

ELEVATION IS BASED ON BENCHMARK No. 0011931U463S HAVING AN ELEVATION OF 286.399 METRES. LOCATION: TOWNSHIP OF CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER, 23cm FROM NORTHWEST CORNER AND 1.62m BELOW BRICKWORK.

SERVICING CHECK BOX

П	WATER SERVICE AT P/L		SANITARY SERVICE AT P/L		STORM SERVICE AT P/L	
П	DEPTH	INVERT	DEPTH	INVERT	DEPTH	INVERT
H	Min 1.70	Min 243.45	2.795	242.365	2.70	242.46

THIS IS AN ENGINEERED FILL LOT.
THE SUITABILITY OF THE FOUNDATION SOIL IS TO BE CONFIRMED BY A GEOTECHNICAL ENGINEER.

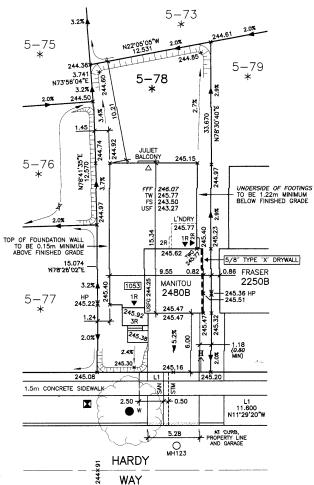
THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THE ARCHITECTURAL PORTION OF THIS PLAN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER. QUALIFICATION INFORMATION

A. LEO ARIEMMA 7561 SIGNATURE LICENCE NUMBER NAME





38 foot LOT



ARCHITECTURAL CONTROL MARTIN ASSOCIATES Approved This approval is for arch as defined by the appl

K.P. PAI 100503842 JN 16 21 ISSUED REVISIONS DATE

ARCHITECTURAL DESIGN INC.



56 PENNSYLVANIA AVE. UNIT 1 CONCORD, ONTARIO L4K 3V9

TEL 905 660-9393 FAX 905 660-9419

adcı@bellnet.ca



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

THE PROPOSED LOT GRADING IS APPROVED AS BEING IN GENERAL CONFORMITY WITH THE OVERALL APPROVED GRADING PLAN FOR THIS SUBDIVISION.

COMPANY NAME: IBI Group

APPROVED BY: Kishan Pai

Kishan Pai 30-JUN-2021 HARDY WAY LOT 78, PLAN 51M-1169 PHASE 5, STAGE BELLAIRE PROPERTIES INC. PARCEL P1 - LEFROY TOWN OF INNISFIL

JUN 2021 DATE: DRAWN: T.P. DESIGNED: T.P.

DRAWING No: A-1