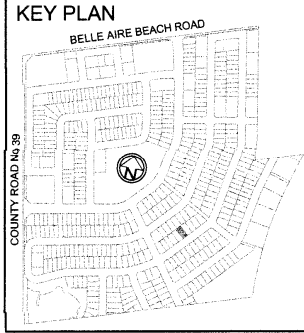


ZONING INFORMATION		
ZONE DESIGNATION	PERMITTED	PROVIDED
R1-26		
LOT AREA (sq m)	420.00	432.00
LOT FRONTAGE (m)	14.300	14.400
FRONT YARD SETBACK TO DWELLING (m)	4.50	5.52
FRONT YARD SETBACK TO GARAGE (m)	6.00	7.50
ONE INTERIOR SIDE YARD SETBACK (m)	1.20	1.30
OTHER INTERIOR SIDE YARD SETBACK (m)	1.20	1.31
REAR YARD SETBACK (m)	6.00	8.53
LOT COVERAGE (%)	40.00	39.43
BUILDING HEIGHT (m)	10.00	8.47
LANDSCAPED OPEN SPACE (%)	30.00	48.50
FRONT YARD LANDSCAPED OPEN SPACE (%)	40.00	61.11


SERVICING CHECK BOX					
WATER SERVICE AT P/L		SANITARY SERVICE AT P/L		STORM SERVICE AT P/L	
DEPTH	INVERT	DEPTH	INVERT	DEPTH	INVERT
Min 1.70	Min 239.39	3.01	238.04	2.71	238.34



14.3 m
47 foot
LOT

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

LEO ARIEMMA  7561
NAME SIGNATURE LICENCE NUMBER

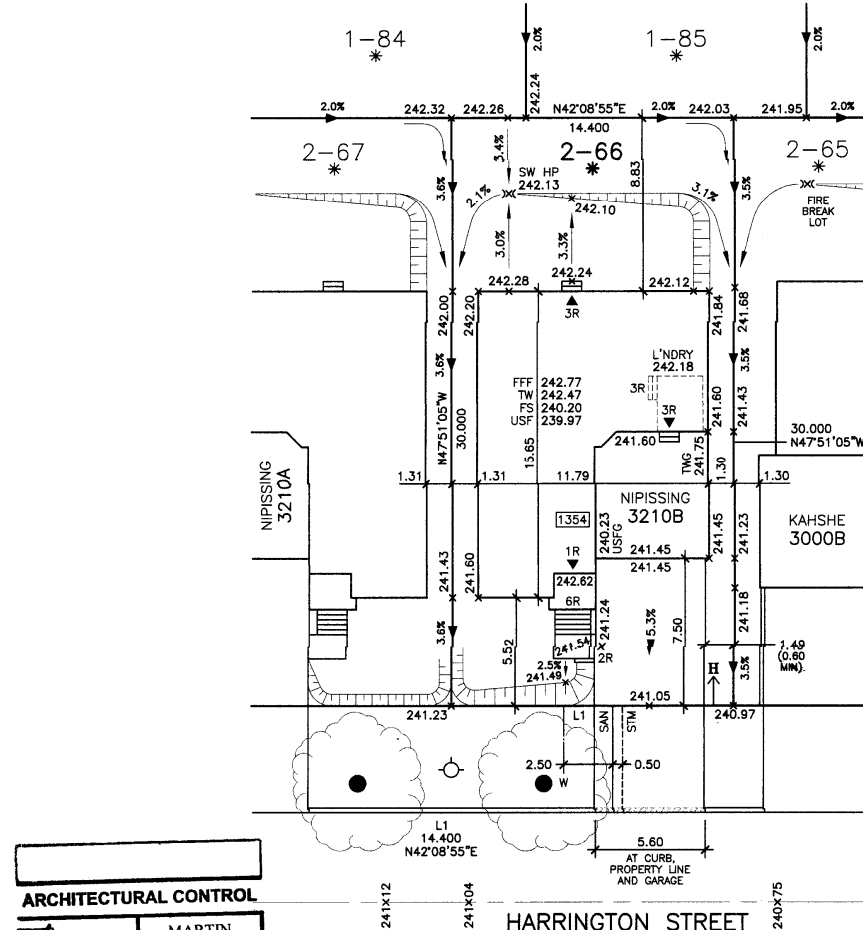
* THIS IS AN ENGINEERED FILL LOT.
THE SUITABILITY OF THE FOUNDATION SOIL IS TO BE CONFIRMED BY A GEOTECHNICAL ENGINEER.

STRUCTURE	
MODEL NO.	NIPISSING 3210B
HOUSE STYLE (i.e. walkout, bungalow etc.)	2 STOREY
ADJACENT MODEL	EAST KAHSHE 3000B
	WEST NIPISSING 3210A
	NORTH MUSKOKA 2170A
	SOUTH CARLYLE 3080A
FIREBREAK LOT	NO

LEGEND	
	SINGLE CATCHBASIN
	DOUBLE CATCHBASIN
	SANITARY MH
	STORM MH
	SANITARY SERVICE CONNECTION
	STORM SERVICE CONNECTION
	WATER SERVICE CONNECTION
	FLOW DIRECTION
	ROOF DRAIN
	ENGINEERED FILL
	EXISTING ELEVATION
	PROPOSED ELEVATION
	FINISHED 1ST FLOOR
	TOP OF FOUNDATION WALL
	FINISHED SLAB
	U/S FOOTING
	R/FAR U/S FOOTING
	TOP OF GARAGE FOUNDATION WALL
	U/S FOOTING GARAGE
	SUMP PUMP
	VALVE AND BOX
	HYDRANT AND VALVE
	BELL PEDESTAL
	CABLE PEDESTAL
	UNDERGROUND PEDESTAL
	HYDRO TRANSFORMER
	STREETLIGHT
	STREETLIGHT PEDESTAL
	HYDRO SERVICE CONNECTION
	SUPER MAILBOX
	MUNICIPAL ADDRESS
	SLOPE 3:1 MAXIMUM
	FOOTINGS LOWERED TO MAINTAIN 1.22m FROST PROTECTION

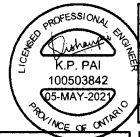
GENERAL NOTES
 ALL SLOPES TO BE 3:1 MAX
 THE BUILDER SHALL BE RESPONSIBLE FOR THE VERIFICATION OF HOUSE TYPE AND ELEVATION, PRIOR TO COMMENCEMENT OF CONSTRUCTION

BENCHMARK
 ELEVATION: 266.399
 ELEVATION IS BASED ON BENCHMARK NO. 0011931U4635 HAVING AN ELEVATION OF 266.399 METRES. LOCATION: TOWNSHIP OF CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER, 23cm FROM NORTHWEST CORNER AND 1.62m BELOW BRICKWORK.



ARCHITECTURAL CONTROL
 Approved
 Approved as Noted
 MARTIN ASSOCIATES

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 purpose.
 Date: 12 May 2021



NO.	REVISIONS	DATE	INITIAL
1	REVISED PER IBI GROUP REVIEW	MY 05 21	TP
-	ISSUED	AP 27 21	TP

ARCHITECTURAL DESIGN INC.
 56 PENNSYLVANIA AVE. UNIT 1
 CONCORD, ONTARIO L4K 3V9
 TEL 905 660-9393
 FAX 905 660-9419
 adci@bellnet.ca

ONTARIO ASSOCIATION OF ARCHITECTS
 LEO ARIEMMA LICENCE 7561
 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
 SIGNATURE: Kishan Pai
 DATE: 5-MAY-2021

HARRINGTON STREET
 LOT 66, PLAN 51M-1088
 PHASE 2, STAGE
 BELLAIRE PROPERTIES INC.
 PARCEL P1 - LEFROY
 TOWN OF INNISFIL
 SCALE: 1:250
 DATE: APR 2021
 DRAWN: T.P.
 DESIGNED: T.P.
 DRAWING No: A-1