ZONING INFORMATION ZONE DESIGNATION PERMITTED PROVIDED 441.50 LOT AREA (sq m) 420.00 LOT FRONTAGE (m) 14.300 14.300 FRONT YARD SETBACK TO DWELLING (m) 4.50 8.45 FRONT YARD SETBACK TO GARAGE (m) 6.00 7.85 ONE INTERIOR SIDE YARD SETBACK (m) 1.20 1.25 OTHER INTERIOR SIDE YARD SETBACK (m) REAR YARD SETBACK (m) 6.38 6.00 LOT COVERAGE (%) 40.00 38.83 BUILDING HEIGHT (m) 10.00 9.22 LANDSCAPED OPEN SPACE (%) 48.28 30.00 FRONT YARD LANDSCAPED OPEN SPACE (%) 40.00 60.06

STRUCTURE		
MODEL NO.		KAHSHE 3000B
HOUSE STYLE (i.e. walkout, bungalow etc.)		2 STOREY
ADJACENT MODEL	EAST	ARROWHEAD 2650A
	WEST	
	NORTH	N/A
	SOUTH	KAHSHE 3000B
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 EXISTING ELEVATION 000.00 PROPOSED ELEVATION FINISHED 1ST FLOOR FFF TOP OF FOUNDATION WALL FS FINISHED SLAB U/S FOOTING RUSE REAR U/S FOOTING TWG TOP OF GARAGE FOUNDATION WALL USFG U/S FOOTING GARAGE (SP) SUMP PUMP O HYDRANT AND V HYDRANT AND VALVE BELL PEDESTAL CABLE PEDESTAL UNDERGROUND PEDESTAL THYDRO TRANSFORMER STREET) IGHT P STREETLIGHT PEDESTAL → H HYDRO SERVICE CONNECTION MB SUPER MAILBOX 1234 MUNICIPAL ADDRESS SLOPE 3:1 MAXIMUM

GENERAL NOTES

ALL SLOPES TO BE 3:1 MAX

----- FOOTINGS LOWERED TO MAINTAIN
1.22m FROST PROTECTION

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

BENCHMARK

ELEVATION: 286.399

ELEVATION. 200.399

ELEVATION IS BASED ON BENCHMARK
No. 0011931U4635 HAVING AN
ELEVATION OF 286.399 METRES.
LOCATION: TOWNSHIP OF CHURCHILL
UNITED CHURCH, TABLET IN NORTH
STONE FOUNDATION WALL OF TOWER,
AND 1.62m BELOW BRICKWORK.

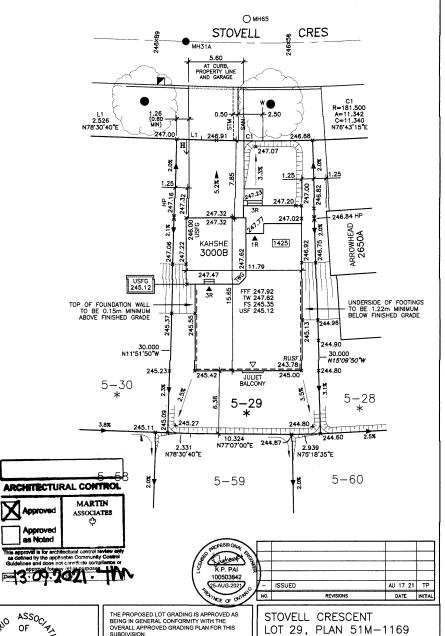
SERVICING CHECK BOX WATER SERVICE AT P/L SANITARY SERVICE AT P/L STORM SERVICE AT P/ INVERT INVERT DEPTH INVERT DEPTH Min 1.70 Min 245.15 243.975 2.935

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 B LEO ARIEMMA NAME SIGNATURE LICENCE NUMBER

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







ARCHITECTURAL DESIGN INC.



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

TEL 905 660-9393 FAX 905 660-9419

adci@bellnet.ca

DRAWINGS MUST NOT BE SCALED

THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS ON THE SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT

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 25-AUG-2021 DATE:

STOVELL CRESCENT LOT 29, PLAN 51M-1169 PHASE 5, STAGE BELLAIRE PROPERTIES INC. PARCEL P1 - LEFROY TOWN OF INNISFIL

SCALE: 1:250 DATE: AUG 2021 DRAWN: T.P. DESIGNED: T.P.

DRAWING No: A-1