

NOTE: UTILITIES/SERVICES/MAILBOXES/EASEMENT PLANS HAVE NOT BEEN FINALIZED – THIS PLAN SUBJECT TO FURTHER CHANGES.

Sleeved services required under retaining walls / footings / garage, and are recommended under porches, decks, and similar structures

No excess drainage to be directed towards adjacent properties  
Existing grading and drainage patterns must not be altered

Match existing elevations with abutting properties

Grading to be 2-7%.  
Grading over 7% to be terraced (max. 3H:1V)

This is a sensitive soils area. All sensitive soil issues related to this application are to be taken up with Building Code Services



City of Ottawa

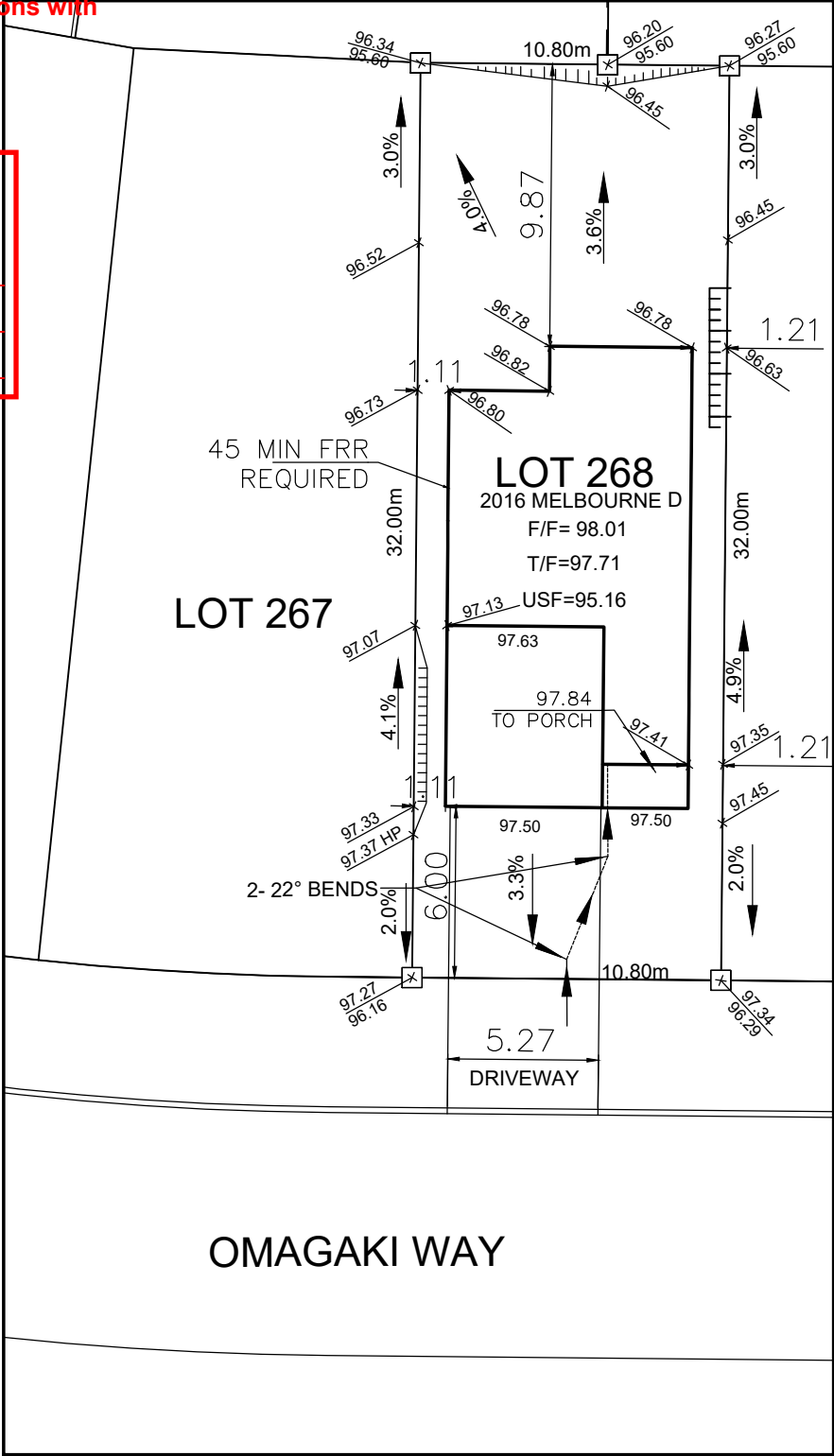
Development Review Branch

Grading & Servicing Reviewed

Name: Bruce Bramah, EIT

Signed:

Date: Oct/06/2021



<div>Owner/Applicant</div> <div>DCR/PHOENIX HOMES</div> <div>Telephone # 723-9227</div> <div>Plan # 4M- 1618</div> <div>Project name:PATHWAYS</div> <div>Civic Address:917 OMAGAKI WAY</div> <div>House model: MELBOURNE D</div>	<div></div> <div><div>LOT 268</div><div>SITE/GRADING PLAN</div><div>PATHWAYS PHASE 2</div></div>	INDIVIDUAL LOT GRADING REVIEW SUMMARY FOR SITED HOUSE AS COMPARED WITH OVERALL SUBDIVISION PLAN
<div>Bldg. Ht. _____m</div> <div>Lot coverage _____%</div> <div>Scale 1: 250</div> <div>Sod Area _____m<sup>2</sup></div> <div>Asphalt Area 54.6 _____m<sup>2</sup></div>	NOTE: THIS PLAN IS NOT A SURVEY PLAN OR SUBDIVISION PLAN WITHIN THE MEANING OF PLANNING ACT.	
CHECKED/APPROVED BY: T.L.MAK ENG.		