

Sleeved services required under retaining walls / footings / garage, and are recommended under porches, decks, and similar structures
USF to have min. 1.5m cover
around foundation or foundation shall be insulated

No excess drainage to be directed towards adjacent properties

Existing trees to be protected before and during construction

Existing grading and drainage patterns must not be altered

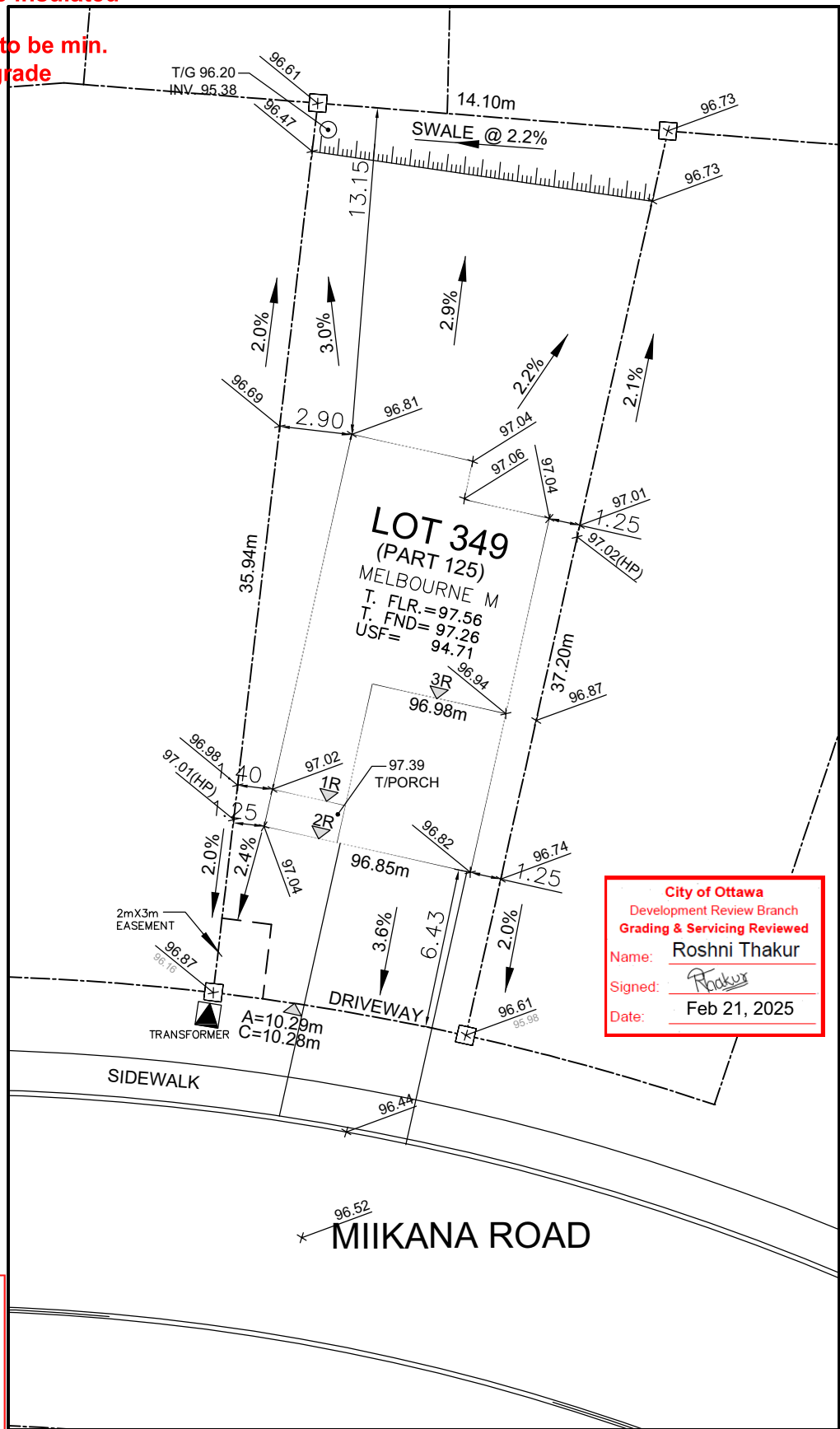
Top of Foundation to be min. 0.15m above final grade

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

REVIEWED TO 2012 OBC

City of Ottawa
Building Code Services
February 25, 2025
Building Code Reviewed

YASMINE MANZOMBI
Reviewer Name



City of Ottawa
Development Review Branch
Grading & Servicing Reviewed
Name: Roshni Thakur
Signed: R Thakur
Date: Feb 21, 2025

City of Ottawa
Building Code Services
February 25, 2025
Zoning Reviewed

Dina Belarbi
Reviewer Name

Owner/Applicant
DCR/PHOENIX HOMES
Telephone # 723-9227
Plan # 4M- 1618
Project name: PATHWAYS
Civic Address: 623 MIIKANA RD
House model: MELBOURNE M



LOT 349 SITE/GRADING PLAN
PATHWAYS PHASE 2

INDIVIDUAL LOT GRADING REVIEW SUMMARY FOR SITED HOUSE AS COMPARED WITH OVERALL SUBDIVISION PLAN

Bldg. Ht. _____ m
Lot coverage 0.0 %
Scale 1: 250
Sod Area xxx m²
Asphalt Area xxx m²

NOTE: THIS PLAN IS NOT A SURVEY PLAN OR SUBDIVISION PLAN WITHIN THE MEANING OF PLANNING ACT.

CHECKED/APPROVED BY: T.L.MAK ENG.