

LOT 8B ZONING R4 PER BY-LAW 313-96 AND AMENDING BY-LAW 109-11 EXCEPTION 7.227 PER BY-LAW 5-21		SITE STATISTICS	
		REQUIRED	PROPOSED
LOT FRONTAGE, Minimum		12.0 m	12.20 m
LOT AREA, Minimum		350 m <sup>2</sup>	413.59 m <sup>2</sup>
BUILDING AREA			183.48 m <sup>2</sup>
LOT COVERAGE, Maximum		47.5 %	44.36 %
FRONT YARD at Dwelling, Minimum		4.5 m	6.52 m
FRONT YARD at Garage, Minimum		5.8 m	7.00 m
INTERIOR YARD North, Minimum		1.2 m	1.37 m
INTERIOR YARD South, Minimum		1.2 m	1.38 m
REAR YARD, Minimum		7.5 m	7.61 m
BUILDING HEIGHT, Maximum		11.0 m	9.45 m
REVISIONS			
#	REMARKS	DATE	
1	ISSUED	DE 01 22	
2	FOYER RAISED TO MATCH FIRST FLOOR LEVEL GARAGE SETBACK INCREASED FROM 6.20 TO 7.00	FE 02 23	
3	LOT NUMBERS REVISED PER PHASE 2A AGREEMENT	FE 09 23	

I HEREBY CERTIFY THAT THE BUILDING TYPE, APPURTENANT GRADING, DRIANGE AND SERVICING WORKS PROPOSED FOR LOT 8 PLAN 65M-65M-19T-17013 AND THAT THE PROPOSED COMPLEES WITH SOUND ENGINEERING DESIGN AND THAT THE PROPOSED GRADING IS IN CONFORMITY WITH THE OVERALL GRADING PLANS REVIEWED AS SCHEDEDULES TO THE SUBDIVISION AGREEMENT AND WITH ADJACENT LANDS FOR BOTH DRAINAGE AND RELATIVE ELEVATIONS.

DATE: 02/13/2023 REVIEWED: \_\_\_\_\_

**APLIN MARTIN**

King East Phase 2 - Part 1

Project Name: \_\_\_\_\_

19T-17013

Project No.: \_\_\_\_\_

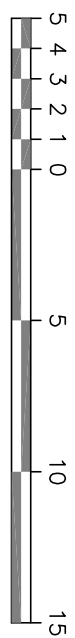
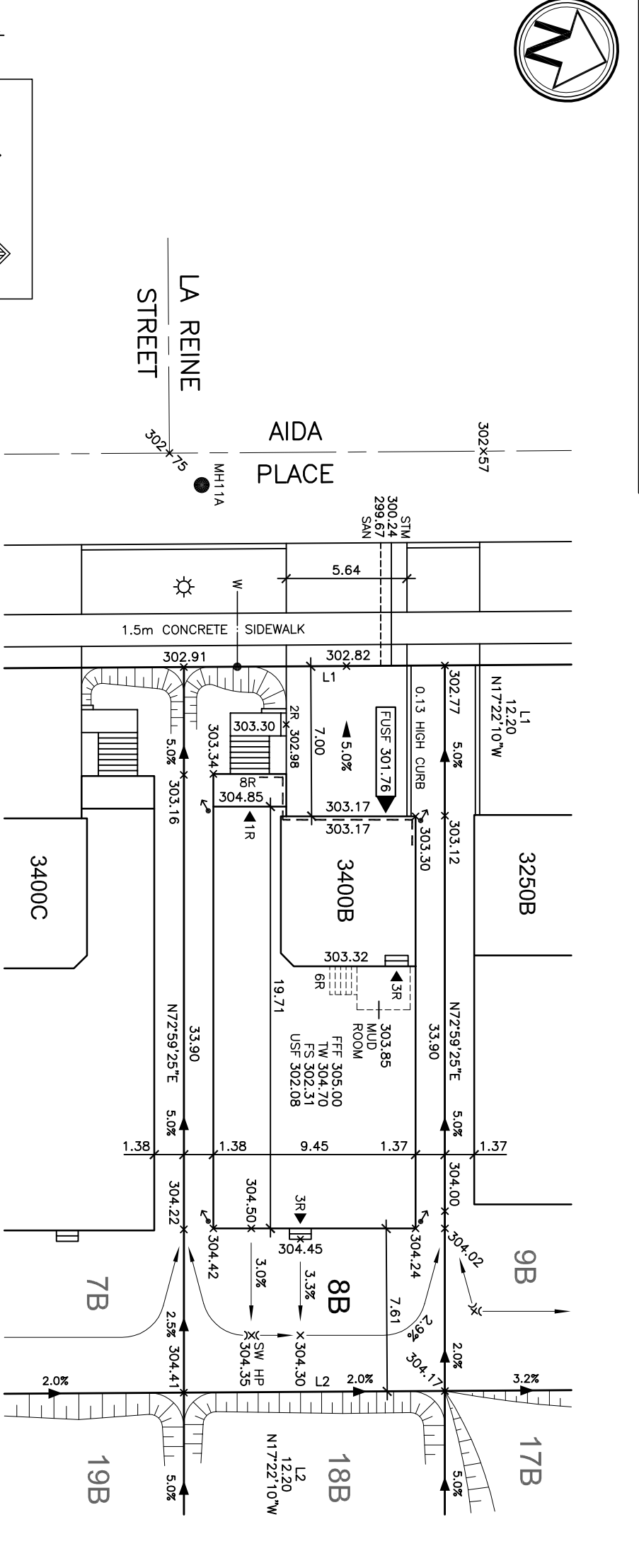
**LEGEND**

- SINGLE CATCHBASIN
- DOUBLE CATCHBASIN
- SANITARY MH
- STORM MH
- SANITARY CONNECTION
- STORM CONNECTION
- WATER SERVICE
- EXISTING ELEVATION
- PROPOSED ELEVATION
- SWALE ELEVATION
- FINISHED 1ST FLOOR
- TOP OF FOUNDATION WALL
- FINISHED SLAB
- UNDERSIDE OF FOOTING
- FRONT U/S OF FOOTING
- REAR U/S OF FOOTING
- HYDRANT AND VALVE
- VALVE AND BOX
- LIGHT STANDARD
- BELL PEDESTAL
- CABLE TV PEDESTAL
- HYDRO TRANSFORMER
- HYDRO SERVICE
- ENGINEERED FILL LOT
- COMMUNITY MAILBOX
- FOOTINGS LOWERED TO MAINTAIN 1.22m MINIMUM FROST PROTECTION

**SITE INFORMATION**

THIS PLAN IS BASED ON PLAN OF SUBDIVISION OF LOT 57, REGISTERED PLAN M-807, AND LOT 40 AND PART OF LOTS 41 AND 42, REGISTERED PLAN 202 CITY OF RICHMOND HILL REGIONAL MUNICIPALITY OF YORK

SURVEY PREPARED BY R-PE SURVEYING LTD., O.L.S.  
DATED \_\_\_\_\_



REGISTERED PLAN NUMBER

**65M-19T-17013**

**KING EAST ESTATES**

DATE	DEC '22	PROJECT NO	20-23
DRAWN	T.P.	DRAWING NO	A-1
SCALE	1:250		