LEGEND

I HEREBY CERTIFY THAT THE BUILDING TYPE, APPURTENANT GRADING, DRIANGE AND SERVICING WORKS PROPOSED FOR LOT $\underline{46}$. PLAN 65M-COMPLIES WITH SOUND ENGINEERING DESIGN AND THAT THE PROPOSED GRADING IS IN CONFORMITY WITH THE OVERALL GRADING PLANS REVIEWED AS SCHDEDULES TO THE SUBDIVISION AGREEMENT AND WITH ADJACENT LANDS FOR BOTH DRAINAGE AND RELATIVE ELEVATIONS.

DATE: 02/13/2023 REVIEWED:



King East Phase 2 - Part 1

Project Name:

19T-17013

REVISIONS



DATE

STORM CONNECTION Project No.:

WATER SERVICE

EXE 000.00 EXISTING ELEVATION

000.00 PROPOSED ELEVATION

SW 000.00 SWALE ELEVATION

FFF FINISHED 1ST FLOOR

SINGLE CATCHBASIN

DOUBLE CATCHBASIN

SANITARY CONNECTION

SANITARY MH

STORM MH

TW TOP OF FOUNDATION WALL FS FINISHED SLAB

USF UNDERSIDE OF FOOTING FUSF FRONT U/S OF FOOTING

♦ VALVE AND BOX
↓ LIGHT STANDARD

BELL PEDESTAL

CABLE TV PEDESTAL

HYDRO TRANSFORMER

H ---> HYDRO SERVICE

ENGINEERED FILL LOT
CM
COMMUNITY MAILBOX

COMMUNITY MAILBOX
FOOTINGS LOWERED TO
MAINTAIN 1.22m MINIMUM
FROST PROTECTION

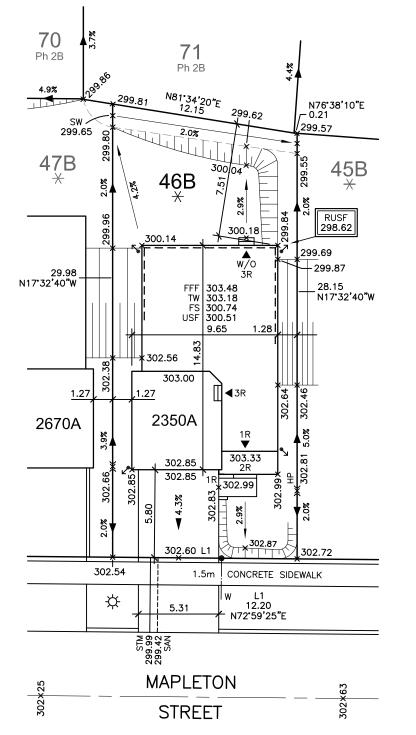
1	ISSUED			DE 07 22
2	LOT NUMBERS REVISED PER PHASE 2A	PHASE 2A AGREEMENT		
ZONING R4 per 313-96 and SITE STATIS				STICS
	AMENDING BY-LAW 109-11 LOT 468			
E	Exception 7.227 per 5-21	REQUIRED	PROPOSED	
	LOT FRONTAGE, Minimum	12.0 m	1	2.20 m
	LOT AREA, Minimum	350 m²	35	4.46 m²
	BUILDING AREA		13	3.15 m²
	LOT COVERAGE, Maximum	47.5 %	3	7.56 %
	RONT YARD at Dwelling, Minimum	4.5 m		7.07 m
	FRONT YARD at Garage, Minimum	5.8 m		5.80 m
	INTERIOR YARD East, Minimum	1.2 m		1.28 m
	INTERIOR YARD West, Minimum	1.2 m		1.27 m
	REAR YARD, Minimum	7.5 m		7.51 m
	BUILDING HEIGHT, Maximum	11.0 m		8.08 m



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







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

ARCHITECTURAL DESIGN INC.



56 PENNSYLVANIA AVE. UNIT 1 CONCORD, ONT. L4K 3V9 TEL 905 660-9393 FAX 905 660-9419

PROJECT

PROPOSED DWELLING

FOR:

KING EAST DEVELOPMENTS
MAPLETON STREET
RICHMOND HILL

DRAWING

SITE AND GRADING PLAN LOT 46B

DATE

DRAWN

SCALE

DEC '22 PROJECT NO 20-23

T.P. DRAWING NO A — 1

REGISTERED PLAN NUMBER

55M
KING EAST

ESTATES

5 4 3 2 1 0