

SITE STATISTICS - BRAMPTON , ON				
ITEM		LOT 4		
LOT AREA	435.67 sq.m	4689.55 sq. ft.		
BUILDING COVERAGE	185.99 sq.m	2002.00 sq. ft.		
LOT COVERAGE	42.69 %			
MAX LOT COVERAGE	N/A			
MAX BUILDING HEIGHT	11m FROM AVG. GRADE TO MEAN			
BUILDING HEIGHT CALCULATION	FIN. FLOOR ELEV.	AVG. GRADE	FF TO AVG. GRADE	FF TO MEAN OF ROOF
	201.44 m	200.53 m	0.91 m	7.40 m
TOTAL BUILDING HEIGHT	8.31 m		27'-3"	
GARAGE DOOR WIDTH	# 2	2.45 m		8'-0"
INT. GARAGE WIDTH	5.59 m			18'-4"

GENERAL NOTES:

- BUILDER TO VERIFY LOCATION OF UTILITIES AND OTHER SERVICES. IF MIN. DIMENSIONS ARE NOT MAINTAINED, BUILDER IS TO RELOCATE AT BUILDER'S EXPENSE.
- BUILDER TO VERIFY ELEV. OF STM. AND SAN. LATERALS IN RELATION TO BASEMENT U/S OF FOOTING ELEVATIONS FOR COMPLIANCE WITH MUNICIPAL STANDARDS PRIOR TO EXCAVATION.
- APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES MUST BE REVIEWED AND FOLLOWED IN CONJUNCTION WITH THE SITING AND GRADING PLAN. BUILDER TO VERIFY BUILDING ENVELOPE ON SITE PLAN MATCHES APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES PRIOR TO POURING CONCRETE. IF THERE ARE ANY DISCREPANCIES, THEY ARE TO BE BROUGHT TO THE ATTENTION OF HUNT DESIGN ASSOCIATES INC.
- UNLESS NOTED ON BUILDING ENVELOPE OR APPROVED PERMIT DRAWINGS & CONSTRUCTION NOTES, ALL TOP OF FOUNDATION WALLS INCLUDING GARAGE WALLS TO BE CONSISTENT WITH THE ELEVATION PROVIDED FOR TFW ON SITING AND GRADING PLAN. THE EXTERIOR OF THE FOUNDATION WALL TO BE PROVIDED WITH A REDUCTION OF THICKNESS FOR MASONRY VENEER AS REQUIRED.
- DOWNSPOUTS TO DISCHARGE ONTO GROUND VIA SPLASH PAD.
- FOOTINGS TO BEAR ON GEOTECHNICALLY APPROVED SUBGRADE AND BE A MIN. OF 1.22m BELOW FINISHED GRADE

LOT GRADING



REVIEWED ☒
REVIEWED AS MODIFIED ☐
REVISE AND RE-SUBMIT FOR REVIEW ☐
NOT REVIEWED ☐

This review by the undersigned is for the sole purpose of ascertaining conformance with the general grading concept, but no approval is given or responsibility assumed by the undersigned for correctness of dimensions or details or conformity to zoning by-laws, which remain the responsibility of the architect.

Builder to verify lateral elevations prior to digging foundation.

Date SEPT. 19, 2023 By [Signature]

It is the builder's complete responsibility to ensure that all plans submitted for approval fully comply with the Architectural Guidelines and all applicable regulations and requirements including zoning provisions and any provisions in the subdivision agreement. The Control Architect is not responsible in any way for examining or approving site (lotting) plans or working drawings with respect to any zoning or building code or permit matter or that any house can be properly built or located on its lot.

This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the City of BRAMPTON.

- ENGINEERED FILL LOTS
- STREET TREE
- RETAINING WALL
- CATCH BASIN
- DOUBLE / SINGLE STM & SAN CONNECTION
- SANITARY MANHOLE
- STORM MANHOLE
- VALVE & CHAMBER
- VALVE & BOX
- HYDRANT
- WATER SERVICE
- HYDRO SERVICE
- SHEET DRAINAGE
- STREET LIGHT PEDESTAL
- STREET LIGHT
- STREET SIGNAL POWER PEDESTAL
- BELL PEDESTAL
- CABLE PEDESTAL
- HYDRO POLE
- HYDRO POLE GUY
- STREET SIGN
- COMMUNITY MAILBOX
- HYDRO TRANSFORMER
- PADMOUNTED MOTOR
- EXISTING GRADES
- PROPOSED GRADES
- SWALE DIRECTION
- EMBANKMENT / BERM

SAN - SANITARY LINESTM - STORM WATER LINEW - WATERLINEH - HYDRO LINEG - GAS LINEC - CABLE LINEB - BELLHYDRO, GAS, BELL, CABLE LINEDOWNSPOUTSWINDOWS PERMITTED45 MINUTE FIRE RATED WALLCHAIN LINK FENCEEXTERIOR DOOR LOCATIONEXTERIOR DOOR LOCATION IF GRADE PERMITSSUMP PUMP AND SURFACE DISCHARGE LOCATIONUPGRADE ELEVATIONFENCE AND GATEPRIVACY FENCEACOUSTIC FENCEFF - FINISHED FLOORTOP OF FOUNDATION WALLBF - BASEMENT FLOORUF - UNDERSIDE OF FOOTINGWOD - WALKOUT DECKWOB - WALKOUT BASEMENTMOD - MODIFIEDREV - REVISEDND - NO DOORHIGHLIGHTED GRADE

SITING AND GRADING PLAN

43M-2148

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DOLOMITE DRIVE

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

DEREK R. SANTOS

37308

NAME SIGNATURE

BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

19695

HUNT DESIGN ASSOCIATES INC.

www.huntdesign.ca

ROYAL PINE HOMES - 221070
FORESTSIDE ESTATES INC., BRAMPTON, ON.

Drawn By

Checked By

Scale

File Number

Lot / Page Number

DS

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221070WSP01.DWG

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