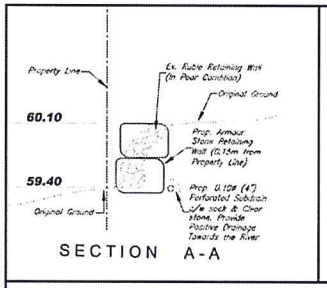
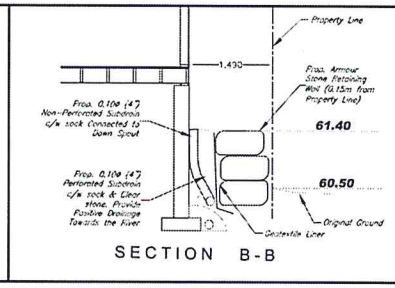
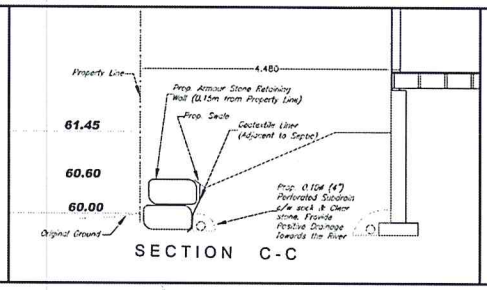


SECTION A-A



SECTION B-B



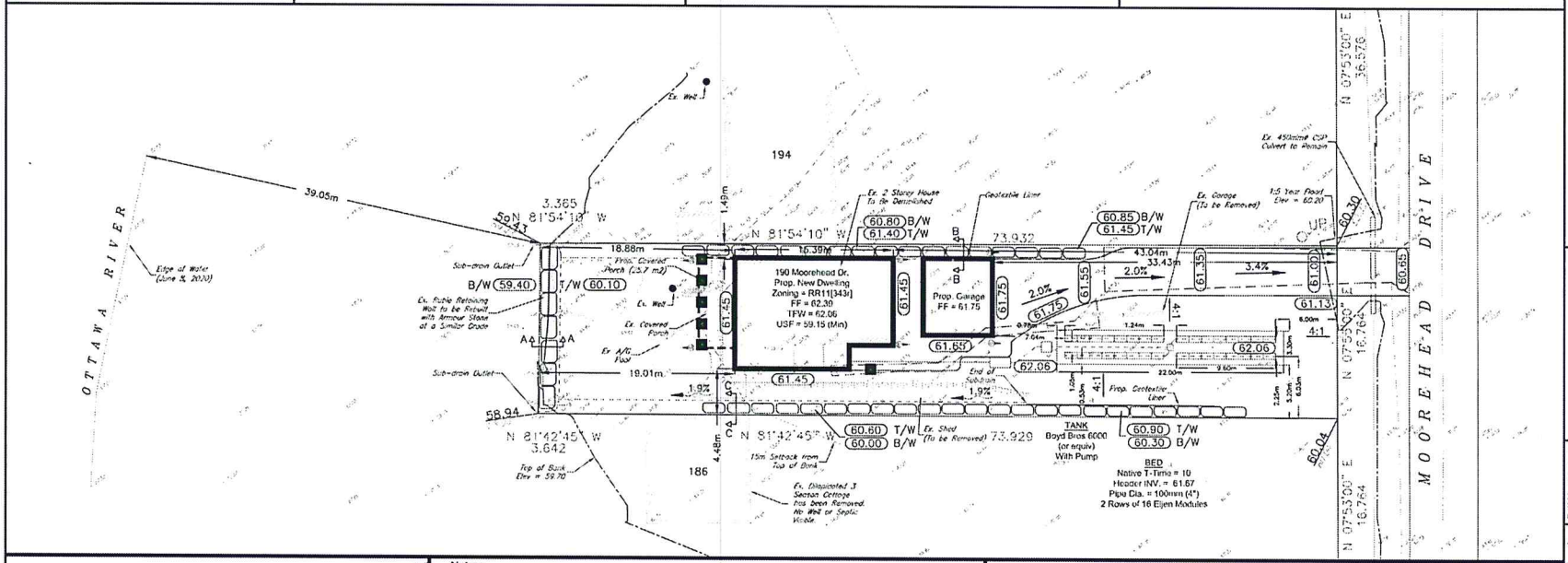
SECTION C-C

November 18, 2020

CERTIFIED ENGINEERING TECHNOLOGIST ONTARIO GACETT TODD WILLIAMS No. 811666

Legend:

- Ex. Utility Pole
- Existing Grade
- Existing Overhead Wires
- Existing Fence
- Existing Top of Slope
- Existing Laneway
- Existing Centerline
- Existing Edge of Pavement
- Existing Ditch
- Existing Hedge/Tree
- 107.40 Proposed Grade / Existing Grade
- 6.0% Slope and Direction
- 0.8% Proposed Swale (0.10m Min Deep) 3:1 max side slopes
- (115.10) Proposed Grade
- Proposed Downspout
- Proposed Terracing (3ft:1V Max) (Max 4.5m from foundation)
- Proposed limit of Grading (Match Existing)
- Proposed Retaining Wall TOW = Top of Wall BOW = Bottom of Wall



Ex. House (Main)	= 153.7 sq.m
Ex. House (Upper)	= 72.9 sq.m
Ex. Screened Porch	= 25.7 sq.m
Total Existing	= 252.3 sq.m
Prop. House (Main)	= 154.4 sq.m
Prop. House (Upper)	= 118.5 sq.m
Prop. Screened Porch	= 25.7 sq.m
Total Proposed	= 298.6 sq.m
Total Ex. Footprint	= 186.3 sq.m
Total Prop. Footprint	= 211.6 sq.m
	= 14% Increase

Benchmarks:

BM 1:
SIB SE Corner of Property
Elevation: 60.04

BM 2:
SIB NE Corner of Property
Elevation: 60.30

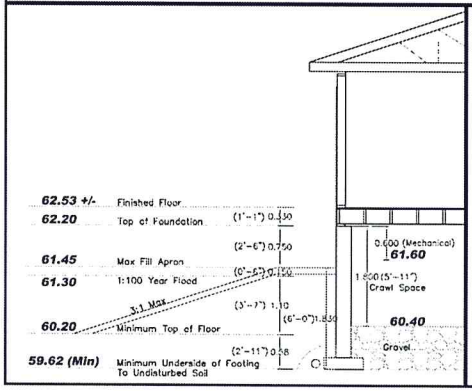
No.	Revision/Issue	Date
6	Added 5 Year Flood and Top of Bank	Nov 18, 2020
5	Revised Septic & Building Areas	Sept 10, 2020
4	As Per MVCA Comments	Sept 2, 2020

Check and verify all dimensions within the building & on the site. Do not scale drawings.

Client:
Mr. & Mrs. Gregg Thompson
190 Moorehead Dr.
Fitzroy Harbour, ON

Drawing Title:
GRADING PLAN

Drawn by: TW	Project: 190 Moorhead Dr
Designed by: TW	
Checked by: GT	
Scale: 1:200	Drawing Number: C1.1
Date: Aug 19, 2020	SHEET 1 of 1



Notes:

1. ALL DIMENSIONS AND INVERTS MUST BE VERIFIED PRIOR TO CONSTRUCTION. IF THERE IS ANY DISCREPANCY THE CONTRACTOR IS TO NOTIFY THE DESIGNER PROMPTLY.
2. ORIGINAL TOPOGRAPHY, GROUND ELEVATION AND SURVEY DATA SHOWN ARE SUPPLIED FOR INFORMATION PURPOSES ONLY AND IMPLY NO GUARANTEE OF ACCURACY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL INFORMATION OBTAINED FROM THEM.
3. THIS PLAN IS TO BE READ IN CONJUNCTION WITH ANY ARCHITECTURAL PLANS, LANDSCAPING PLANS, STRUCTURAL PLANS ELECTRICAL PLANS, MVCE FLOOD PROOFING REQUIREMENTS AND ANY OTHER THAT MAY APPLY.
4. CONTRACTOR TO PAY FOR ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OTTAWA BEFORE COMMENCING CONSTRUCTION.
5. THE CONTRACTOR IS RESPONSIBLE FOR ALL LAYOUT.
6. THE CONTRACTOR SHALL MANAGE AND DISPOSE OF ALL EXCESS MATERIAL.
7. ALL DISTURBED AREAS TO BE RESTORED TO ORIGINAL CONDITION OR BETTER UNLESS OTHERWISE INSTRUCTED.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR TRAFFIC CONTROL AND SAFETY MEASURES DURING THE CONSTRUCTION PERIOD, INCLUDING THE SUPPLY, INSTALLATION AND REMOVAL OF ALL NECESSARY SIGNAGE, DELINEATION, MARKERS AND BARRIERS.
9. DO NOT ALTER THE GRADING OF THE SITE WITHOUT PRIOR APPROVAL FROM THE CITY OF OTTAWA.
10. ALL FOOTINGS, FOUNDATIONS AND TILE DRAIN INSTALLATION MUST CONFORM TO THE REQUIREMENTS OF THE ONTARIO BUILDING CODE.
11. ENSURE POSITIVE DRAINAGE AWAY FROM THE HOUSE.
12. THE SITE GRADING CONTRACTOR IS RESPONSIBLE FOR ENSURING INSTALLATION OF SEDIMENT AND EROSION CONTROLS PRIOR TO COMMENCING CONSTRUCTION. CARE WILL BE TAKEN AT THE REMOVAL STAGE TO ENSURE THAT ANY SILT THAT HAS ACCUMULATED IS PROPERLY HANDLED AND DISPOSED OF.
13. BASE FABRIC DERIVED FROM PLAN PLAN 531.
13. BASE FABRIC DERIVED FROM PLAN PLAN 531.
14. EAVES TO BE INSTALLED.
15. EAVES DOWNSPOUT DISCHARGE WILL BE AT LEAST 1.5M INSIDE THE PROPERTY LINE AND NOT DIRECTED TO THE SIDE YARD
16. ALL TREES THAT ARE NOT IN THE FOOTPRINT OF THE EXCAVATION AND GRADING WILL BE PROTECTED DURING AND AFTER CONSTRUCTION.
17. NO EXCESS DRAINAGE, DURING AND AFTER CONSTRUCTION WILL BE DIRECTED TOWARDS NEIGHBOURING PROPERTIES.
18. SUMP PUMP MAY BE INSTALLED AND DISCHARGED WILL BE SHOWN 1.5M INSIDE THE PROPERTY LINE. A GRAVITY DISCHARGE MAY BE INSTALLED IF GRADES AND SLOPE PERMIT. REFER TO ARCHITECTURAL DRAWINGS.
19. GRADES AT AND BEYOND THE PROPERTY LINE WILL NOT BE DISTURBED.
20. THIS IS NOT A PLAN OF SURVEY AND ALL SETBACK DIMENSIONS ARE APPROXIMATE.

FF = Finished Floor
TFW = Top of Foundation Wall
USF = Underside of Footing
TG = Top of Ground
TT = Top of Tank
UST = Underside of Tank

T.A.W. GRADING PLANS