

PARK CRESCENT

GENERAL NOTES:

- ALL WORK SHALL MEET THE MINIMUM STANDARDS AND SPECIFICATIONS OF THE MUNICIPALITY OF MIDDLESEX CENTRE, INFRASTRUCTURE DESIGN STANDARDS, 2018. ALL WORK ON PRIVATE PROPERTY SHALL MEET THE MINIMUM REQUIREMENTS OF THE ONTARIO BUILDING CODE.
- ALL SUBSTITUTIONS MUST BE APPROVED BY THE MUNICIPALITY AND THE CONTRACT ADMINISTRATOR.
- PRIOR TO COMMENCEMENT OF CONSTRUCTION THE CONTRACTOR SHALL:
  - VERIFY ALL EXISTING UNDERGROUND UTILITIES WITHIN THE LIMIT OF THE CONSTRUCTION SITE AND LOCATE THEM.
  - VERIFY ALL BENCHMARK ELEVATIONS, SEWER OUTLET ELEVATIONS AND DIMENSIONS AND REPORT ANY DISCREPANCIES IMMEDIATELY TO THE CONTRACT ADMINISTRATOR.
- ALL EXISTING UTILITIES AND SERVICES ARE TO BE MAINTAINED AND SUPPORTED BY THE CONTRACTOR. ANY DAMAGE CAUSED BY THE CONTRACTOR, DURING CONSTRUCTION SHALL BE MADE GOOD AT HIS EXPENSE TO THE SATISFACTION OF THE CONTRACT ADMINISTRATOR.
- ALL DIMENSIONS FOR ROADWORKS ARE TO THE EDGE OF PAVEMENT UNLESS OTHERWISE SHOWN. CURB RADII ARE SHOWN TO THE EDGE OF PAVEMENT.
- AREAS SHOWN FOR RESTORATION ARE APPROXIMATE ONLY AND WILL DEPEND ON THE EXISTING CONDITION AND ACTUAL LOCATION OF THE SERVICES.
- PROPOSED CATCHBASIN SHALL BE A 600MM DIAMETER NYLOPLAST STRUCTURE OR STANDARD 600x600 CONCRETE CATCHBASIN.
- PERFORATED STORM SEWER FOR THE EXFILTRATION TRENCH SHALL BE DUAL WALL HIGH DENSITY POLYETHYLENE PIPING WITH A MINIMUM PIPE STIFFNESS OF 320 kPa.

LOT GRADING NOTES:

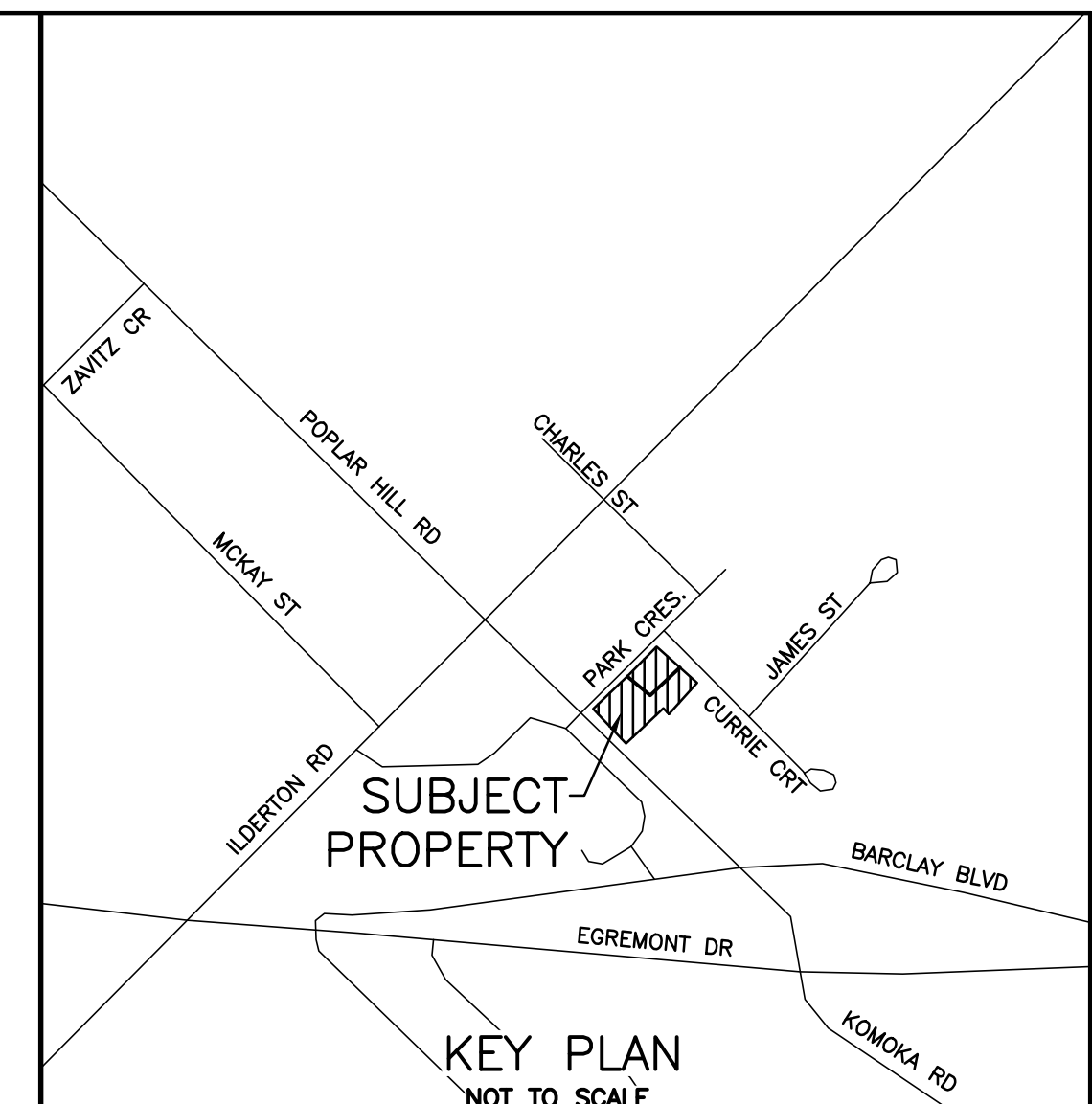
- EXISTING DRAINAGE OF ABUTTING LANDS IS NOT TO BE DISTURBED.
- GROUND ELEVATIONS AT BUILDINGS ABUTTING OVERLAND FLOW ROUTES ARE TO BE 225mm ABOVE OVERLAND FLOW ROUTE ELEVATIONS.
- ALL ROOF WATER OUTLETS FROM THE PROPOSED BUILDINGS AND DRAINAGE FROM IMPERVIOUS AREAS ARE TO BE DIRECTED TOWARDS THE SITE'S STORM DRAINAGE SYSTEM.
- NO WEEPING TILE CONNECTIONS WILL BE PERMITTED INTO THE SEPTIC SYSTEM AND NO DIRECT GRAVITY CONNECTIONS FROM THE WEEPING TILES WILL BE PERMITTED TO THE EXFILTRATION TRENCH.
- IF AN EXISTING DRAIN IS ENCOUNTERED DURING CONSTRUCTION CONTACT THE PUBLIC SERVICE DIVISION OF THE MUNICIPALITY'S ENVIRONMENTAL SERVICES DEPARTMENT.
- BASEMENT OPENINGS TO BE A MINIMUM 300mm ABOVE THE CENTRELINE OF ROAD UNLESS OTHERWISE APPROVED BY THE MUNICIPALITY'S ENGINEER.
- SUMP PUMP DISCHARGE MUST BE DIRECTED AWAY FROM DRIVEWAYS AND SIDEWALKS.
- BUILDING OPENINGS TO BE 450mm ABOVE OVERLAND FLOW ROUTES.
- RETAINING WALLS 1.0m OR GREATER ARE TO BE DESIGNED BY AND CONSTRUCTED TO THE SPECIFICATIONS OF A REGISTERED P. ENG. IN ACCORDANCE WITH THE ONTARIO BUILDING CODE.

SEDIMENT CONTROL MEASURES:

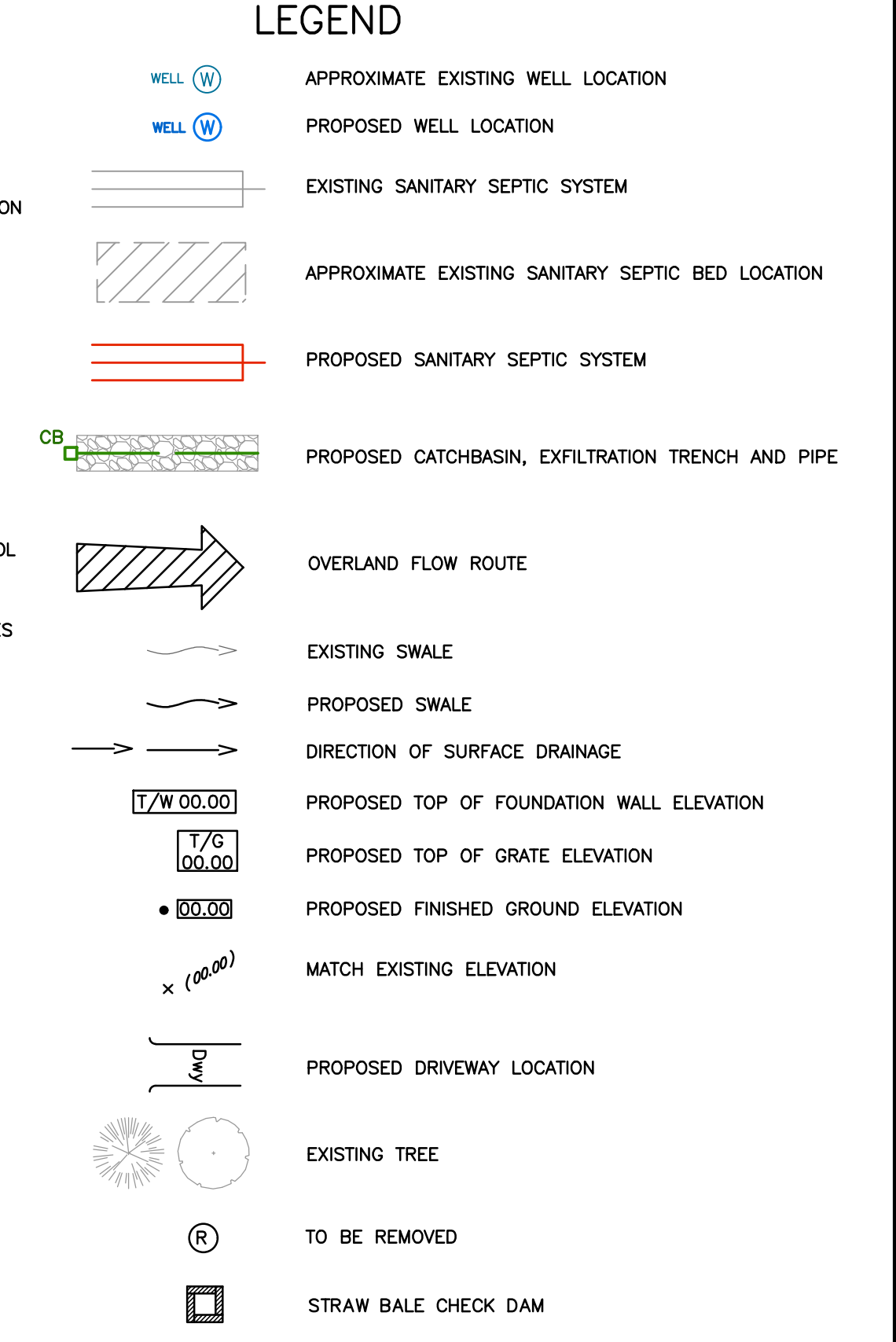
- PROTECT ALL EXPOSED SURFACES AND CONTROL ALL RUNOFF DURING CONSTRUCTION.
- ALL EROSION CONTROL MEASURES TO BE IN PLACE BEFORE STARTING CONSTRUCTION, AND REMAIN IN PLACE UNTIL RESTORATION IS COMPLETE.
- MAINTAIN EROSION CONTROL MEASURES DURING CONSTRUCTION.
- ALL COLLECTED SEDIMENT TO BE DISPOSED OF AT AN APPROVED LOCATION.
- MINIMIZE AREA DISTURBED DURING CONSTRUCTION.
- ALL DEWATERING TO BE DISPOSED OF IN AN APPROVED SEDIMENTATION BASIN.
- PROTECT ALL CATCH BASINS, MAINTENANCE HOLES, AND PIPE ENDS FROM SEDIMENT INTRUSION USING CATCHBASIN FILTER SACKS OR EQUIVALENT.
- KEEP ALL SUMPS CLEAN DURING CONSTRUCTION.
- PREVENT WIND-BLOWN DUST.
- STRAW BALES TO BE USED IN LOCALIZED AREAS AS SHOWN AND AS DIRECTED BY THE ENGINEER DURING CONSTRUCTION FOR WORKS WHICH ARE IN, OR ADJACENT TO FLOODLINES, FILL LINES AND HAZARDOUS SLOPES.
- STRAW BALES TO BE TERMINATED BY ROUNDING BALES TO CONTAIN AND FILTER RUNOFF.
- OBTAIN APPROVAL FROM CONSERVATION AUTHORITY PRIOR TO CONSTRUCTION FOR WORKS WHICH ARE IN OR ADJACENT TO FLOODLINES, FILL LINES AND HAZARDOUS SLOPES.
- ALL SILT FENCING AND DETAILS ARE AT THE MINIMUM TO BE CONSTRUCTED IN ACCORDANCE WITH THE MINISTRY OF NATURAL RESOURCES GUIDELINES ON EROSION AND SEDIMENT CONTROL FOR URBAN CONSTRUCTION SITES.
- ALL OF THE ABOVE NOTES AND ANY SEDIMENT AND EROSION CONTROL MEASURES ARE AT THE MINIMUM TO BE IN ACCORDANCE WITH THE MINISTRY OF NATURAL RESOURCES GUIDELINES ON EROSION AND SEDIMENT CONTROL FOR URBAN CONSTRUCTION SITES.

NOTE:

LEGAL SURVEY OF LOT WAS CONDUCTED BY CALLON DIETZ INCORPORATED IN 2022. PLAN NO. L-8708.  
 PROPOSED HOUSE AND SEPTIC SYSTEM BASED ON A SEPTIC SYSTEM FEASIBILITY STUDY BY EXP. PROJECT NO. LON-00018542-GE.  
 ALL EXISTING STRUCTURES ARE APPROXIMATE LOCATIONS BASED OFF AERIAL IMAGERY TAKEN IN 2022.  
 ALL EXISTING WELL AND SEPTIC BEDS ARE APPROXIMATE LOCATIONS.



**SERVICING & GRADING PLAN**  
 FOR PART OF  
 LOT 5, CONCESSION 8  
 AND ALL OF  
 BLOCK "A", REGISTERED PLAN NO. 947  
 (GEOGRAPHIC TOWNSHIP OF LOBO)  
 IN THE  
**MUNICIPALITY OF MIDDLESEX CENTRE**  
 COUNTY OF MIDDLESEX

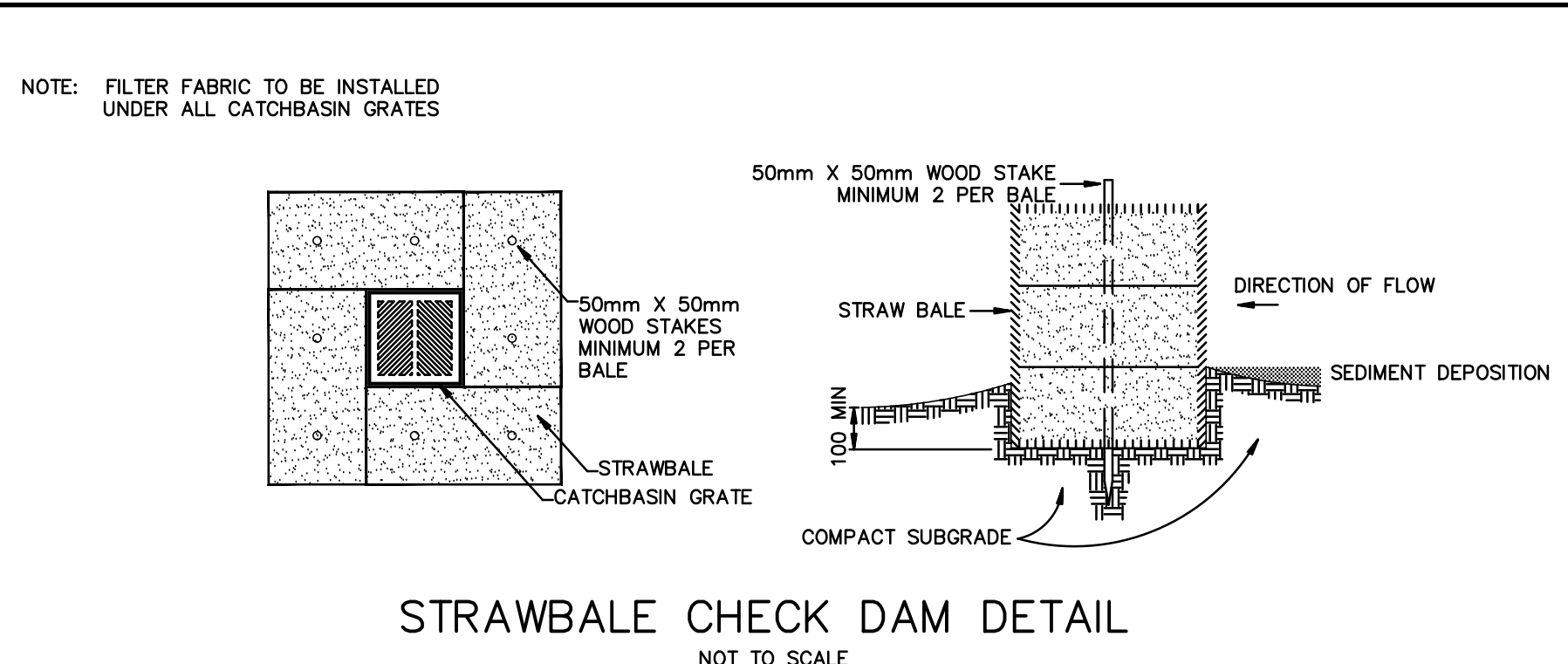
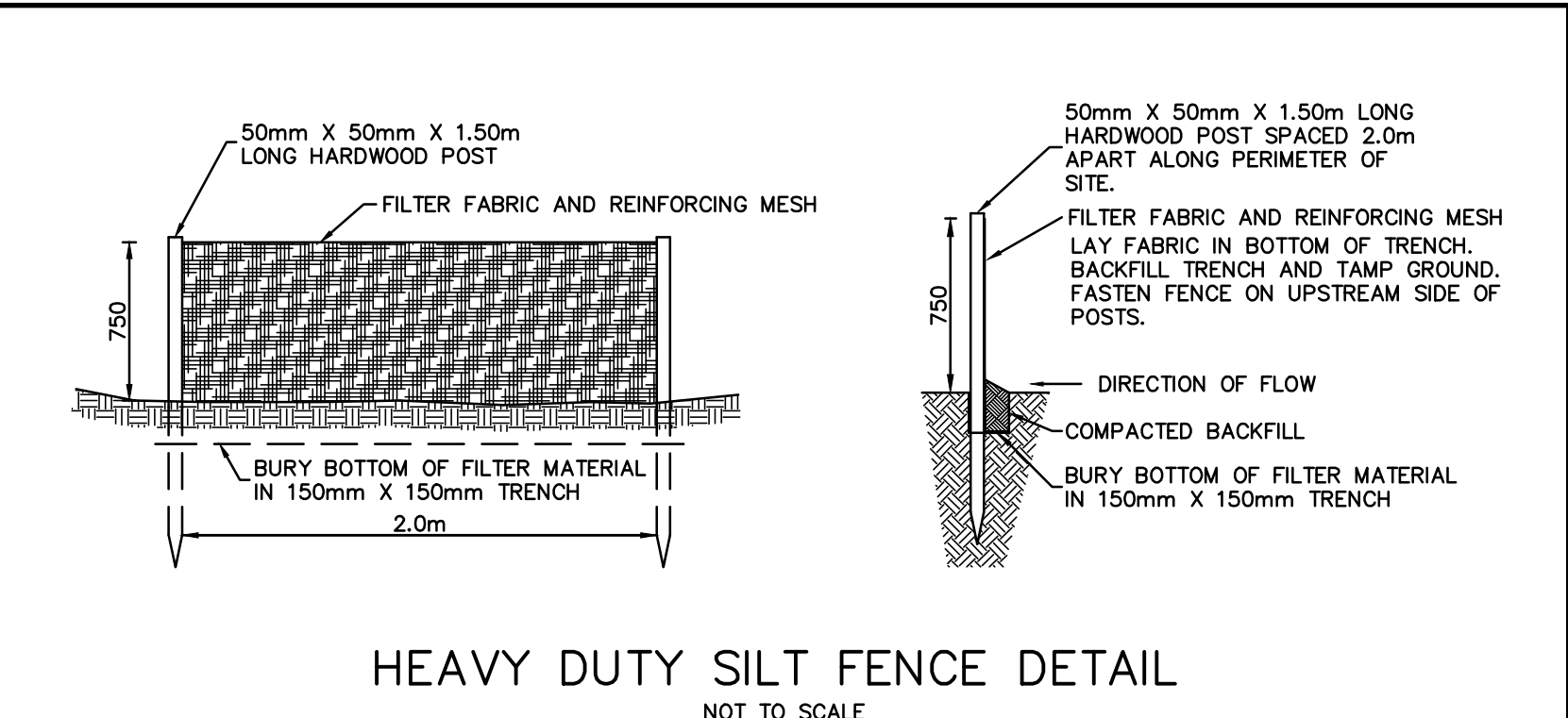
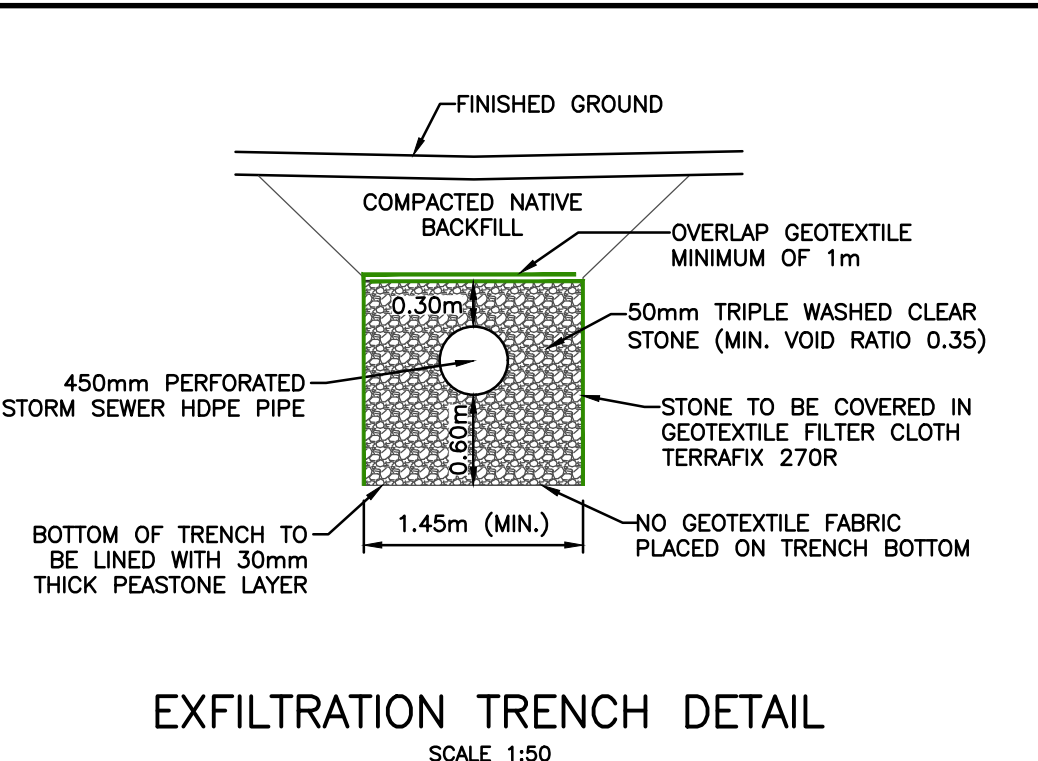


**SITE BENCHMARK:**  
 T.B.M. 01 NAIL IN HYDRO POLE Elevation=247.300m  
 T.B.M. 02 TOP OF FOUNDATION MUN#5 CURRIE COURT Elevation=247.158m  
 T.B.M. 03 TOP OF FOUNDATION MUN#2 PARK CRESCENT Elevation=246.991m

**METRIC**  
 DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

**ENGINEER'S CERTIFICATE**  
 I HEREBY CERTIFY THAT THE PROPOSED GRADING AND APPURTENANT DRAINAGE WORKS COMPLY WITH SOUND ENGINEERING DESIGN AND DRAINAGE PATTERNS ON AND ACROSS THESE LANDS AND THE ADJOINING LANDS OR APPLICABLE BY-LAWS.

NOTE:  
 ADD 200 METRES TO OBTAIN GEODETIC DESIGN ELEVATIONS

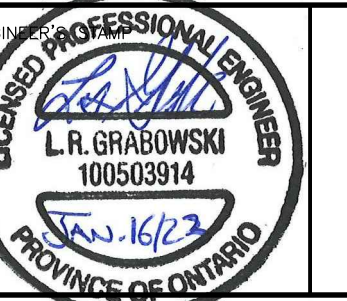


AS CONSTRUCTED SERVICES	COMPLETION	DESIGN	DTW	No.	REVISIONS	DATE	BY	CONSULTANT OR DIVISION
		DRAWN	CJC, CDM					ARCHIBALD, GRAY & McKAY ENGINEERING LTD.
		CHECKED	DTW					3514 WHITE OAK ROAD, LONDON, ON. N6E 2Z9
		APPROVED	LMC					PHONE 519-685-5300 FAX 519-685-5303
		DATE	JANUARY 2023					EMAIL info@agm.on.ca WEB www.agm.on.ca

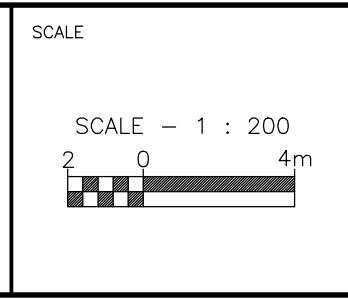
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**AGM**  
 PLAN • SURVEY • ENGINEER

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**VICTORIA SANDERSON**



**2 PARK CRESCENT**  
**SERVICING & GRADING PLAN**

PROJECT No. 1430-6  
 SHEET No. 01  
 PLAN FILE No.