

ILDERTON ROAD

OF PART OF
LOT 24, CONCESSION
(GEOGRAPHIC TOWNSHIP OF L
IN THE
TOWNSHIP OF
MIDDLESEX C
COUNTY OF MIDDLE

DWELLING NOTES:

TOP OF FOUNDATION ELEVATION= 278.71
UNDERSIDE OF FOOTING ELEVATION (FROM
UNDERSIDE OF FOOTING ELEVATION (FROM
DRIVEWAY ELEVATION AT GARAGE ENTRANCE
DRIVEWAY HAS A VARYING SLOPE TO ROW
BASEMENT WINDOW S.L. ELEVATION UNED

LEGEND

- EXISTING SAW
- PROPOSED G
- EXISTING STO
- PROPOSED C
- PROPOSED G
- EXISTING CAT
- EXISTING WAT
- 25mm WATER
- EXISTING FIRE
- PROPOSED D
- EXISTING FIRE
- EXISTING SWA
- PROPOSED SW
- DIRECTION OF
-
-
- PROPOSED FI
- MATCH EXIST

NOTE:

LOCATION OF ALL UNDERGROUND SERVICES (WATERMAIN, SANITARY
SEWER, STORM SEWER) IS BASED ON "AS CONSTRUCTED"
INFORMATION PROVIDED BY THE MUNICIPALITY AND SHOULD BE
VERIFIED BY THE CONTRACTOR PRIOR TO ANY CONSTRUCTION.

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GENERAL NOTES

- All work shall be performed in accordance with and meet the minimum standards and full specifications & design standards the Ontario Provincial Standards and Specifications and OMA Traffic Manuals. All proposed conform with the standards and full specifications of the OPS for pipe material class and bedding.
- The contractor shall construct temporary measures to control silt entering the storm drainage system to 1 guideline on erosion and sediment control for urban construction sites prepared by the ministry of natural installed prior to commencing any construction for this project, and are to remain in place until construct specifications of the Municipality of Middlesex Centre.
- Prior to construction, the contractor shall verify all benchmarks, elevations and dimensions and report on contract administrator.
- The position of all pole lines, conduit, watermain, sewers and other underground and above ground utility shown on the contract drawings and where shown the occurrence of the position of such utilities and struc starting work, the contractor shall verify the site and the exact location of all such structures and shall them.
- The contractor shall coordinate with the utility companies to facilitate utility relocations and utility support detuned during construction shall be repaired or replaced as directed by the engineer at the contractor's expense.
- All substitutions must be approved by the Contract Administrator.
- All organic, unstable or unsuitable materials beneath the road allowances must be removed and these or material, fill to the satisfaction of the contract administrator.
- Water services to be laid with +/- 150mm lateral tolerance at a depth of 1700mm to 1900mm. 230mm between services at crossings.
- All new right-of-way culvert/basin installations shall include two(2) three(3) metre long perforated subsoil drains per Municipality of Middlesex Centre Infrastructure Design Manual.
- All proposed manholes shall be 1200mm in diameter unless specified otherwise.
- Areas shown for restoration are approximate only and will depend on the existing conditions and actual surfaces which are disturbed during construction shall be restored to original or better condition.
- Safe pedestrian access must be maintained at all times.
- The contractor shall coordinate all changes in traffic movement with the Contract Administrator and shall (Book 7) for roadway work operation.

LOT GRADING NOTES:

- EXISTING DRAINAGE OF ADJUTING LANDS IS NOT TO BE DISTURBED.
- GROUND ELEVATIONS AT BUILDINGS ADJUTING OVERLAND FLOW ROUTES ARE TO BE 250mm ABOVE OVERLAND FLOW ROUTE ELEVATIONS.
- ALL ROOF WATER OUTLETS FROM THE PROPOSED BUILDINGS AND DRAINAGE FROM IMPROVISED AREAS ARE TO BE DIRECTED TOWARDS THE SITE'S STORM DRAINAGE SYSTEM.
- NO WEeping TILE CONNECTIONS WILL BE PERMITTED INTO THE SANITARY SEWERS AND NO DIRECT GRAVITY CONNECTIONS FROM THE WEeping TILES WILL BE PERMITTED TO THE STORM SEWER SYSTEM. HOWEVER, PUMPED CONNECTIONS FROM THE WEeping TILES TO THE STORM SEWER WILL BE PERMITTED.
- IF AN EXISTING DRAIN IS ENCOUNTERED DURING CONSTRUCTION CONTACT THE MUNICIPALITY'S DRAINAGE SUPERINTENDENT.
- BASEMENT OPENINGS TO BE A MINIMUM 300mm ABOVE THE CENTRELINE OF ROAD UNLESS OTHERWISE APPROVED BY THE MUNICIPALITY.
- PUMP PUMP DISCHARGE MUST BE DIRECTED TO STORM POND.
- 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.

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 APPURTINANT DRAINAGE WORKS COMPLY WITH SOUND ENGINEERING DESIGN AND DRAINAGE PRACTICES ON AND ACROSS THESE LANDS AND THE ADJOINING LANDS OR APPLICABLE BY-LAWS.

SITE BENCHMARK:

- (T.B.M. 01) TOP OF HYDRANT SPRINGLE
Elevation=278.188m
- (T.B.M. 02) NAIL IN HYDRO POLE
Elevation=278.338m

ELIMINARY
FOR REVIEW

METRES TO OBTAIN
DESIGN ELEVATIONS

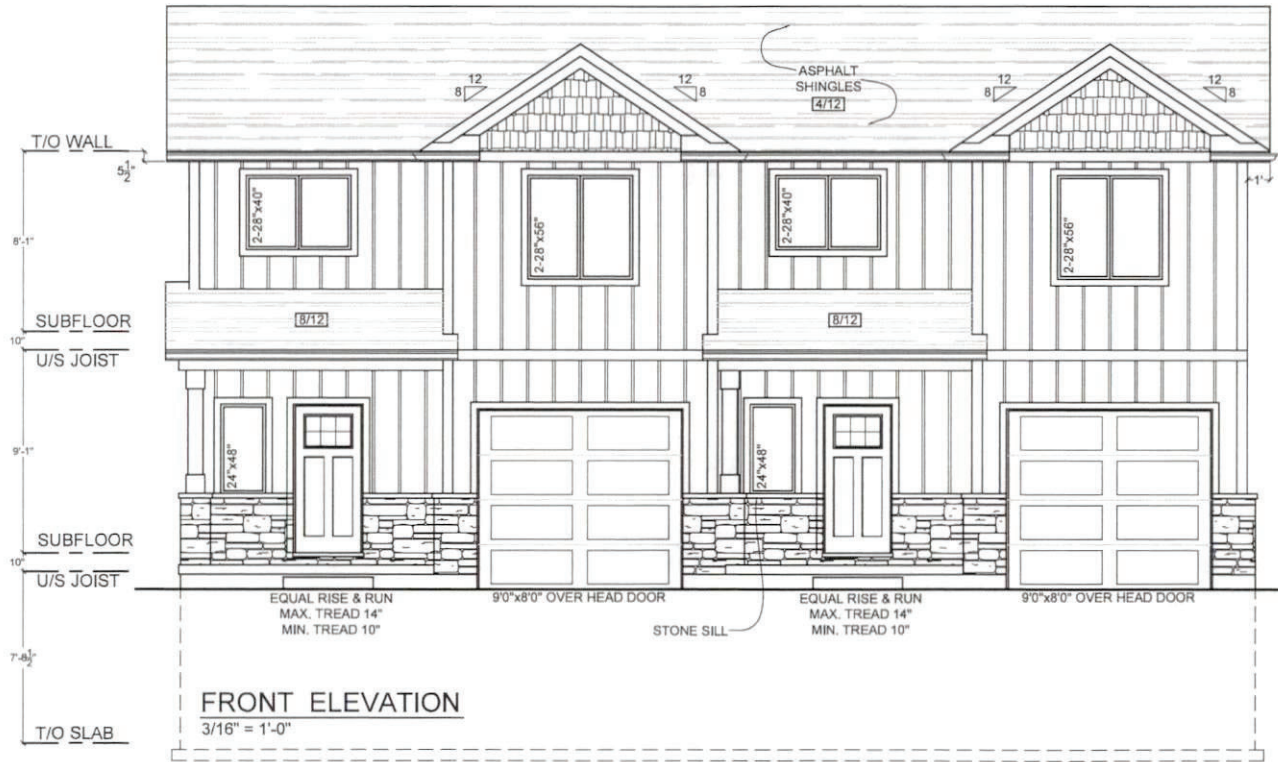
AS CONSTRUCTED SERVICES	COMPLETION	No	REVISIONS	DATE	BY	CONSULTANT OF DESIGN	ENGINEER'S STAMP	SCALE	TITLE
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13433 ILBERTON ROAD

COLDEN

HOMES

DESIGN BY PHOT



amcdesigngroup
architectural drafting & design
519.472.2702 amcdesign@execulink.com

Colden Homes
A1 Lot#? Ilderton, ON.
23-07