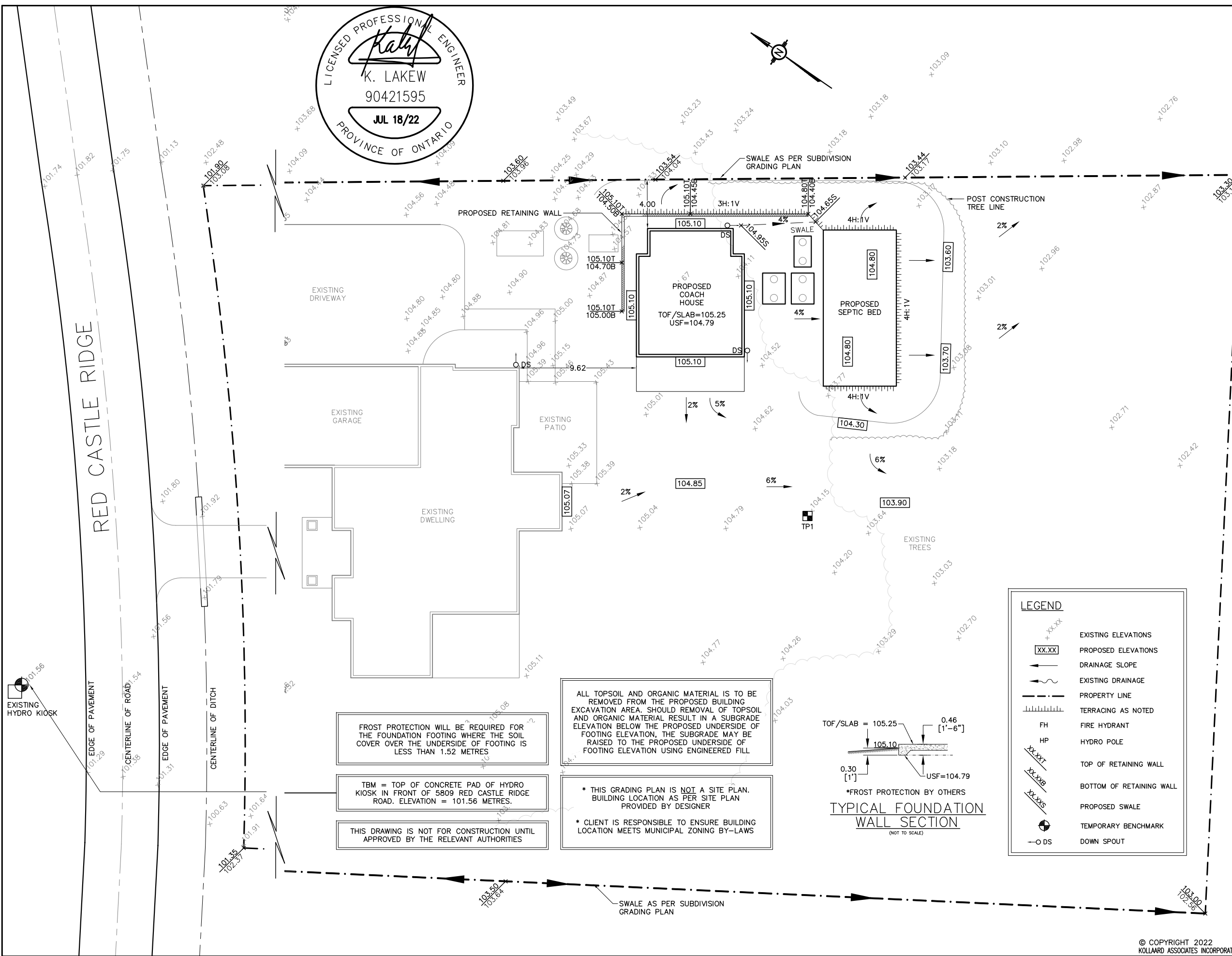


DRAWING NUMBER: 220067-GR

- CONSTRUCTION NOTES:**
1. All dimensions and elevations are in metres. Do not scale drawing.
 2. This drawing is not a legal survey, a utility plan or a site plan and is for grading purposes only.
 3. TBM = Top of concrete pad of hydro kiosk in front of 5809 Red Castle Ridge Road. Elevation = 101.56 metres.
 4. This drawing cannot be accepted as acknowledging all of the utilities, and it will be the responsibility of the user to contact the respective utility authorities for confirmation.
 5. This drawing is not for construction until approved by the relevant authorities.
 6. Contractor is responsible for location and protection of utilities.
 7. Top of Foundation (TOF) elevation and Underside of Footing (USF) elevation for dwelling are as shown on drawing.
 8. Finished grade around coach house to be as shown.
 9. Maximum allowable slope on site is 3H:1V. Finished grade to slope away from house at all sides at a minimum of 2%, and a maximum of 7%. Maximum slope away from septic system area is 4H:1V.
 10. All dimensions to be verified on site by contractor prior to construction.
 11. Client is responsible for acquiring all necessary permits.
 12. The proposed grades have been set and verified for site grading control only. The grade raise at the coach house location should be verified with regard to subsurface conditions by qualified geotechnical personnel after completion of the excavation.
 13. The underside of footing elevation may not have accounted for actual ground water conditions at the exact coach house location and should be verified by qualified geotechnical personnel upon completion of the excavation.
 14. A geotechnical engineer should be retained to provide geotechnical recommendations with respect to the subgrade conditions prior to footing installation.
 15. Frost protection will be required for the foundation footing where the soil cover over the underside of footing is less than 1.52 metres.
 16. Any changes made to this plan must be verified and approved by Kollaard Associates Inc.



FROST PROTECTION WILL BE REQUIRED FOR THE FOUNDATION FOOTING WHERE THE SOIL COVER OVER THE UNDERSIDE OF FOOTING IS LESS THAN 1.52 METRES

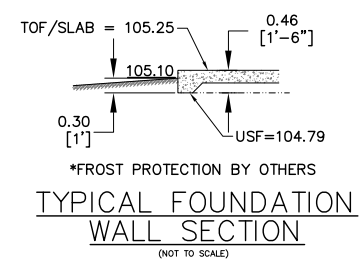
TBM = TOP OF CONCRETE PAD OF HYDRO KIOSK IN FRONT OF 5809 RED CASTLE RIDGE ROAD. ELEVATION = 101.56 METRES.

THIS DRAWING IS NOT FOR CONSTRUCTION UNTIL APPROVED BY THE RELEVANT AUTHORITIES

ALL TOPSOIL AND ORGANIC MATERIAL IS TO BE REMOVED FROM THE PROPOSED BUILDING EXCAVATION AREA. SHOULD REMOVAL OF TOPSOIL AND ORGANIC MATERIAL RESULT IN A SUBGRADE ELEVATION BELOW THE PROPOSED UNDERSIDE OF FOOTING ELEVATION, THE SUBGRADE MAY BE RAISED TO THE PROPOSED UNDERSIDE OF FOOTING ELEVATION USING ENGINEERED FILL

* THIS GRADING PLAN IS NOT A SITE PLAN. BUILDING LOCATION AS PER SITE PLAN PROVIDED BY DESIGNER

* CLIENT IS RESPONSIBLE TO ENSURE BUILDING LOCATION MEETS MUNICIPAL ZONING BY-LAWS



LEGEND

+XX.XX	EXISTING ELEVATIONS
XX.XX	PROPOSED ELEVATIONS
→	DRAINAGE SLOPE
→	EXISTING DRAINAGE
- - - -	PROPERTY LINE
	TERRACING AS NOTED
FH	FIRE HYDRANT
HP	HYDRO POLE
XX-XXT	TOP OF RETAINING WALL
XX-XXB	BOTTOM OF RETAINING WALL
XX-XXS	PROPOSED SWALE
⊙	TEMPORARY BENCHMARK
○ DS	DOWN SPOUT

REV.	NAME	DATE	DESCRIPTION

Kollaard Associates
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CLIENT: PRESTIGE DESIGN AND CONSTRUCTION LTD.

OWNER: HASSAN SANNOUFI

PROJECT: COACH HOUSE

DRAWING: PROPOSED LOT GRADING PLAN

LOCATION: 5812 RED CASTLE RIDGE
R.PLAN 4M-1346, SUBLot 4
LOT 3, CONC. 2,
OSGOODE,
CITY OF OTTAWA, ONTARIO

DESIGNED BY: AKM DATE: JUL 18, 2022

DRAWN BY: AKM SCALE: 1:300

KOLLAARD FILE NUMBER: 220067