

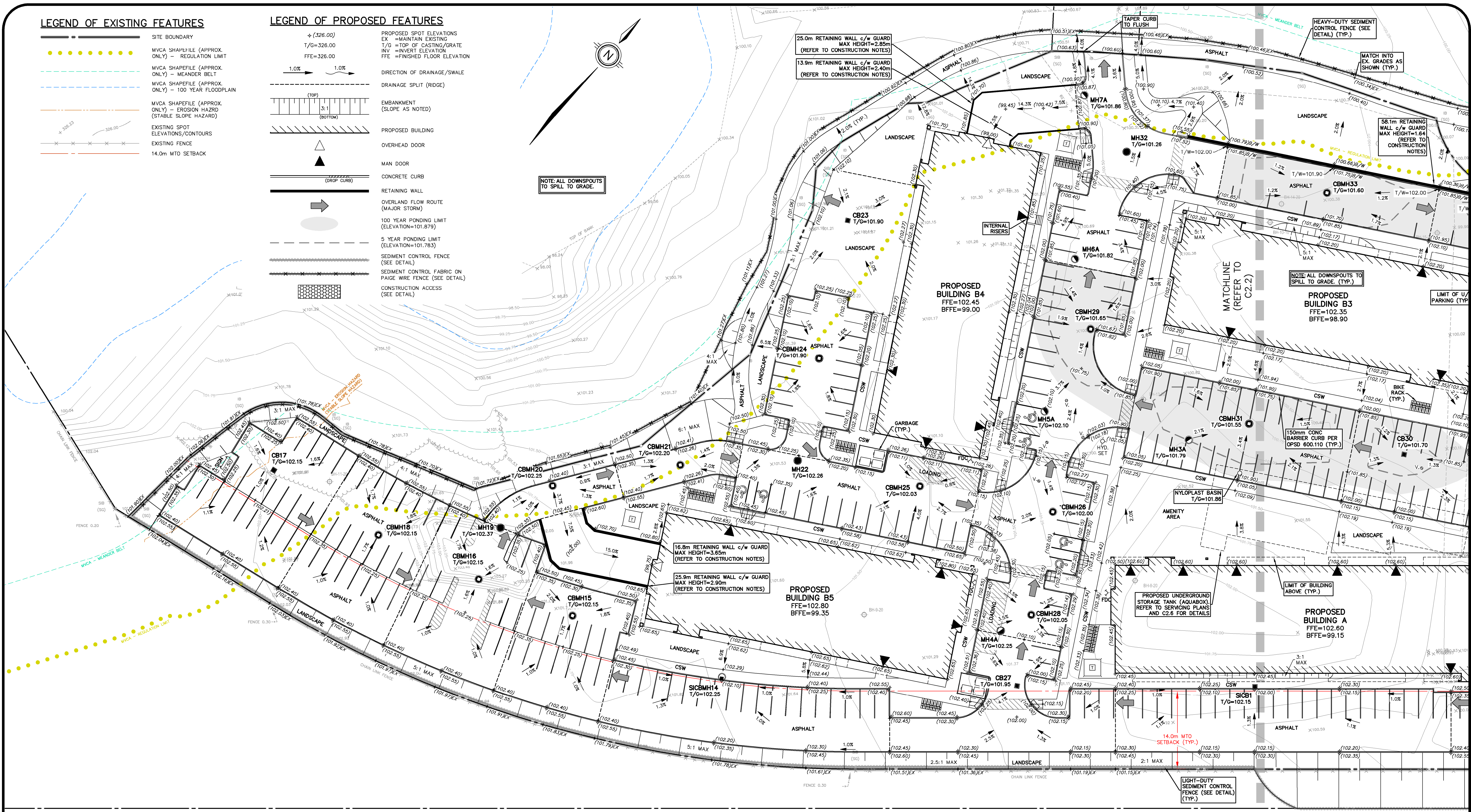
**LEGEND OF EXISTING FEATURES**

- SITE BOUNDARY
- MVCA SHAPEFILE (APPROX. ONLY) - REGULATION LIMIT
- MVCA SHAPEFILE (APPROX. ONLY) - MEANDER BELT
- MVCA SHAPEFILE (APPROX. ONLY) - EROSION HAZARD (STABLE SLOPE HAZARD)
- EXISTING SPOT ELEVATIONS/CONTOURS
- EXISTING FENCE
- 14.0m MTO SETBACK

**LEGEND OF PROPOSED FEATURES**

- + (326.00) T/G=326.00 FFE=326.00
- DIRECTION OF DRAINAGE/SWALE
- DRAINAGE SPLIT (RIDGE)
- EMBANKMENT (SLOPE AS NOTED)
- PROPOSED BUILDING
- OVERHEAD DOOR
- MAN DOOR
- CONCRETE CURB
- RETAINING WALL
- OVERLAND FLOW ROUTE (MAJOR STORM)
- 100 YEAR PONDING LIMIT (ELEVATION=101.879)
- 5 YEAR PONDING LIMIT (ELEVATION=101.783)
- SEDIMENT CONTROL FENCE (SEE DETAIL)
- SEDIMENT CONTROL FABRIC ON PAIGE WIRE FENCE (SEE DETAIL)
- CONSTRUCTION ACCESS (SEE DETAIL)

NOTE: ALL DOWNSPOUTS TO SPILL TO GRADE.



**HWY 417 (QUEENSWAY)**

- NOTE:**
- PROPERTY LINE IS APPROXIMATE ONLY AND SHOULD NOT BE USED FOR DETERMINING SETBACKS OR LAYOUT.
  - EXISTING TOPOGRAPHICAL INFORMATION PROVIDED BY STANTEC, DATED JANUARY 23, 2026.
  - ALL MVCA LINEWORK SHOWN ON THIS PLAN IS TAKEN FROM SHAPEFILE PROVIDED BY STANTEC AND IS APPROXIMATE ONLY.
  - INVERTS DENOTED WITH "±" ARE TAKEN FROM AS-BUILT PLAN AND PROFILE DRAWINGS COMPLETED BY IBI GROUP, DATED OCTOBER 7, 2015, AND GENERAL PLAN OF SERVICES PLAN PREPARED BY IBI GROUP, DATED AUGUST 21, 2013 AND ARE CONSIDERED APPROXIMATE ONLY. CONTRACTOR TO FIELD VERIFY AND REPORT ANY DISCREPANCIES TO ENGINEER.
  - THIS PLAN IS PART OF A SET OF PLANS WHICH COMPRISE OF THE FOLLOWING: C1.1, C2.0, C2.1, C2.2, C2.3, C2.4, C2.5 AND C2.6.

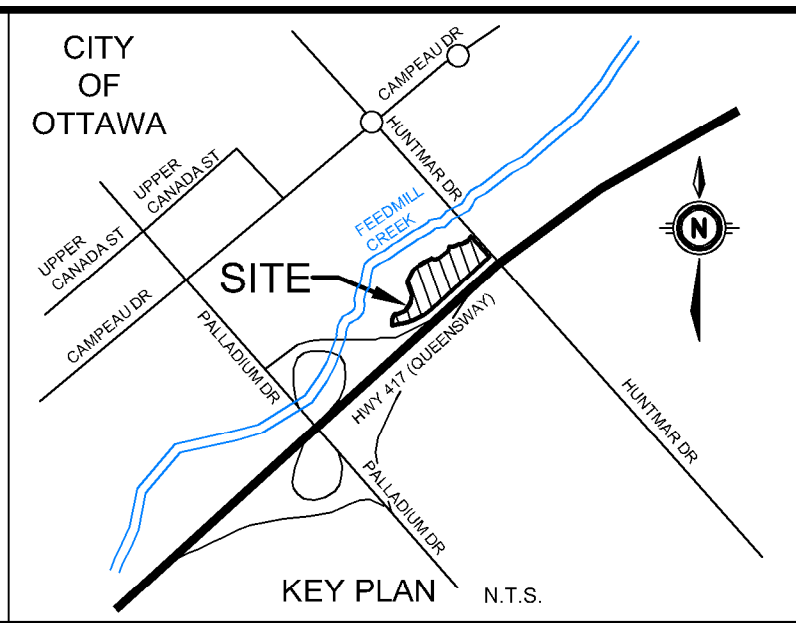
**NOTE TO CONTRACTOR:**

DO NOT SCALE DRAWINGS.

CONTRACTORS MUST CHECK AND VERIFY ALL DIMENSIONS AND REPORT ANY DISCREPANCIES TO THE ENGINEER BEFORE PROCEEDING WITH THE WORK.

ALL DRAWINGS REMAIN THE PROPERTY OF THE ENGINEER AND SHALL NOT BE REPRODUCED OR REUSED WITHOUT THE ENGINEER'S WRITTEN PERMISSION.

THE OWNER/ARCHITECT/CONTRACTOR IS ADVISED THAT M.T.E. CONSULTANTS INC. CANNOT CERTIFY ANY COMPONENT OF THE SITE WORKS NOT INSPECTED DURING CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO NOTIFY M.T.E. CONSULTANTS INC. PRIOR TO COMMENCEMENT OF CONSTRUCTION TO ARRANGE FOR INSPECTION.



2.	1. ISSUED FOR SITE PLAN CONTROL	AXS	2026-04-01
No.	REVISION	BY	YYYY-MM-DD



GEODETC BM	ELEV. =	m
REFER TO SURVEY COMPLETED BY STANTEC, DATED JANUARY 23, 2026		
SITE BENCHMARK	ELEV. =	m
SEE ABOVE		

CLIENT  
**IRONCLAD DEVELOPMENTS**  
101-57158 YINGSTON RD 20E  
SPRINGFIELD, MB

319 HUNTMAR DRIVE  
STITTSVILLE, ON

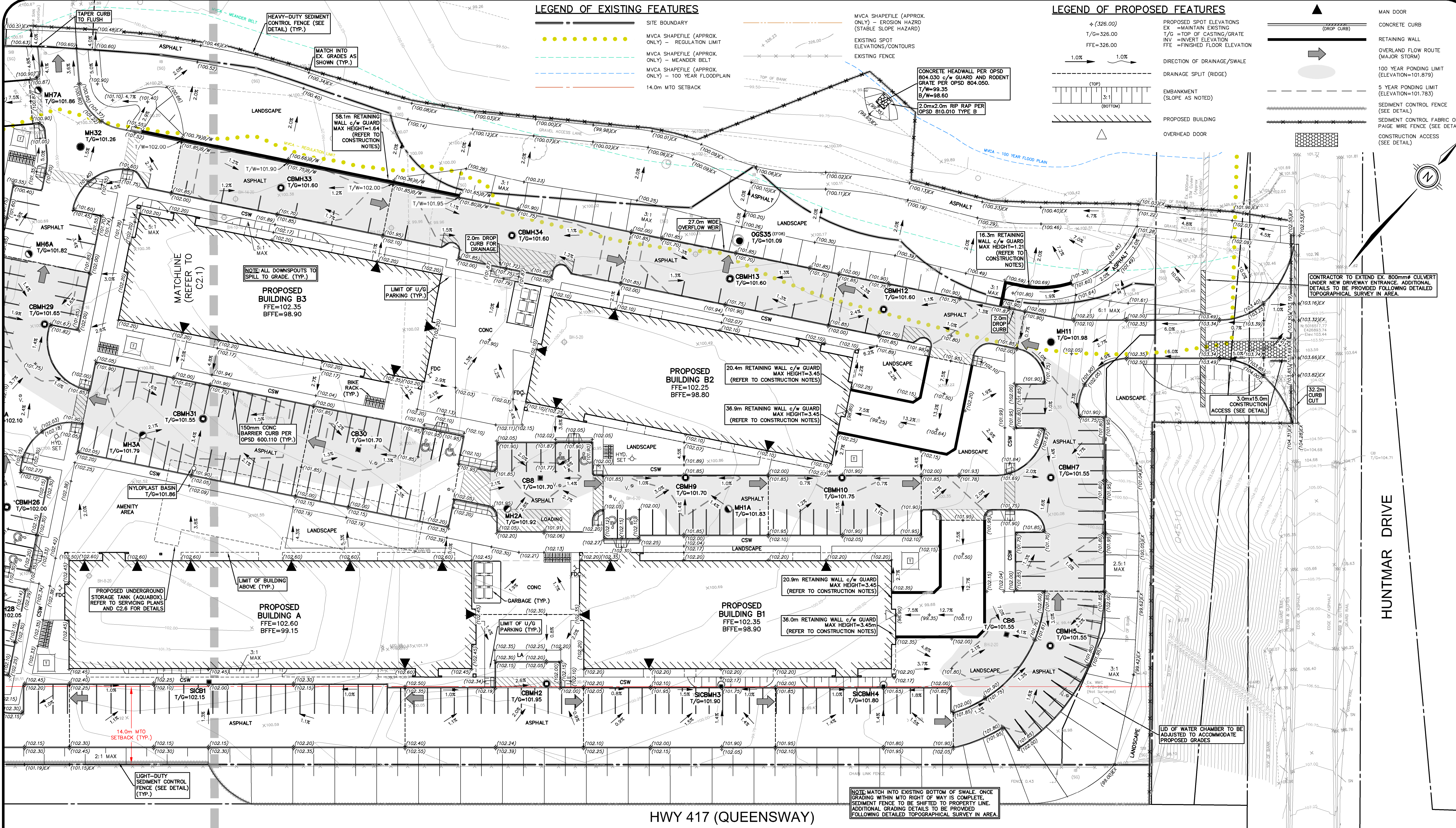
**PRELIMINARY SITE GRADING AND E&SC PLAN 1**

Design By: DXN/LEI  
Checked By: DAC  
Date: 2026-02-12

Project Manager: A. SAWATSKY  
Project No.: 65860\_001  
Drawing No.: C2.1

Scale: 1:300  
Sheet 3 of 8

MTE File Path: P:\165860\_01\165860\_001-C2



HWY 417 (QUEENSWAY)

HUNTMAR DRIVE

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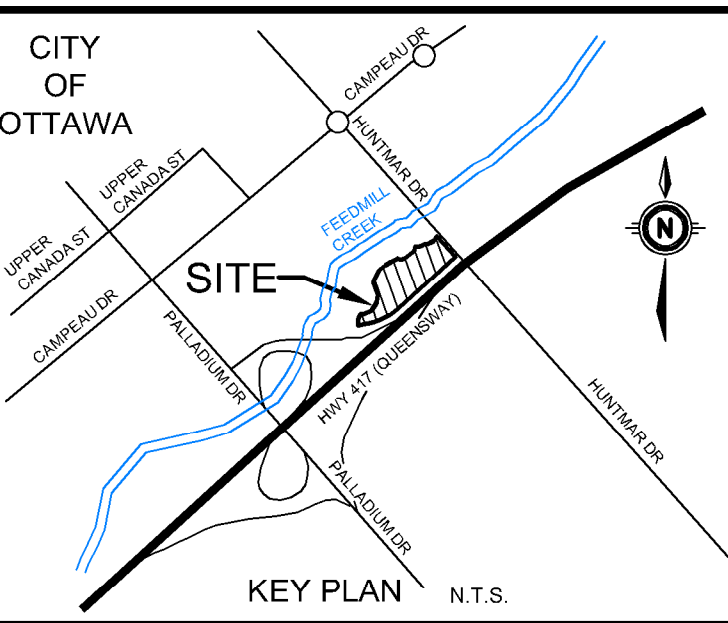
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NO.	REVISION	DATE	BY
1.	ISSUED FOR SITE PLAN CONTROL	2026-04-01	AXS
2.	REVISION	2026-04-01	YVY/AMM-02



<b>GEODEIC BM</b>	ELEV. =	m
REFER TO SURVEY COMPLETED BY STANTEC, DATED JANUARY 23, 2026		
<b>SITE BENCHMARK</b>	ELEV. =	m
SEE ABOVE		

**CLIENT**  
IRONCLAD DEVELOPMENTS

101-57158 SYMINGTON RD 20E  
SPRINGFIELD, MB

319 HUNTMAR DRIVE  
STITTSVILLE, ON

**PRELIMINARY SITE GRADING AND E&SC PLAN 2**

**MTE**  
Engineers, Scientists, Surveyors.

Design By	DXN/LEI	Project Manager	A. SAWATSKY
Checked By	DAC	Project No.	65860_001
Date	2026-02-12	Drawing No.	C2.2
Scale	1:300	Sheet	4 of 8

April 1, 2026 4:29:59 PM - Plotted By: Gemma Cabral-Guisher