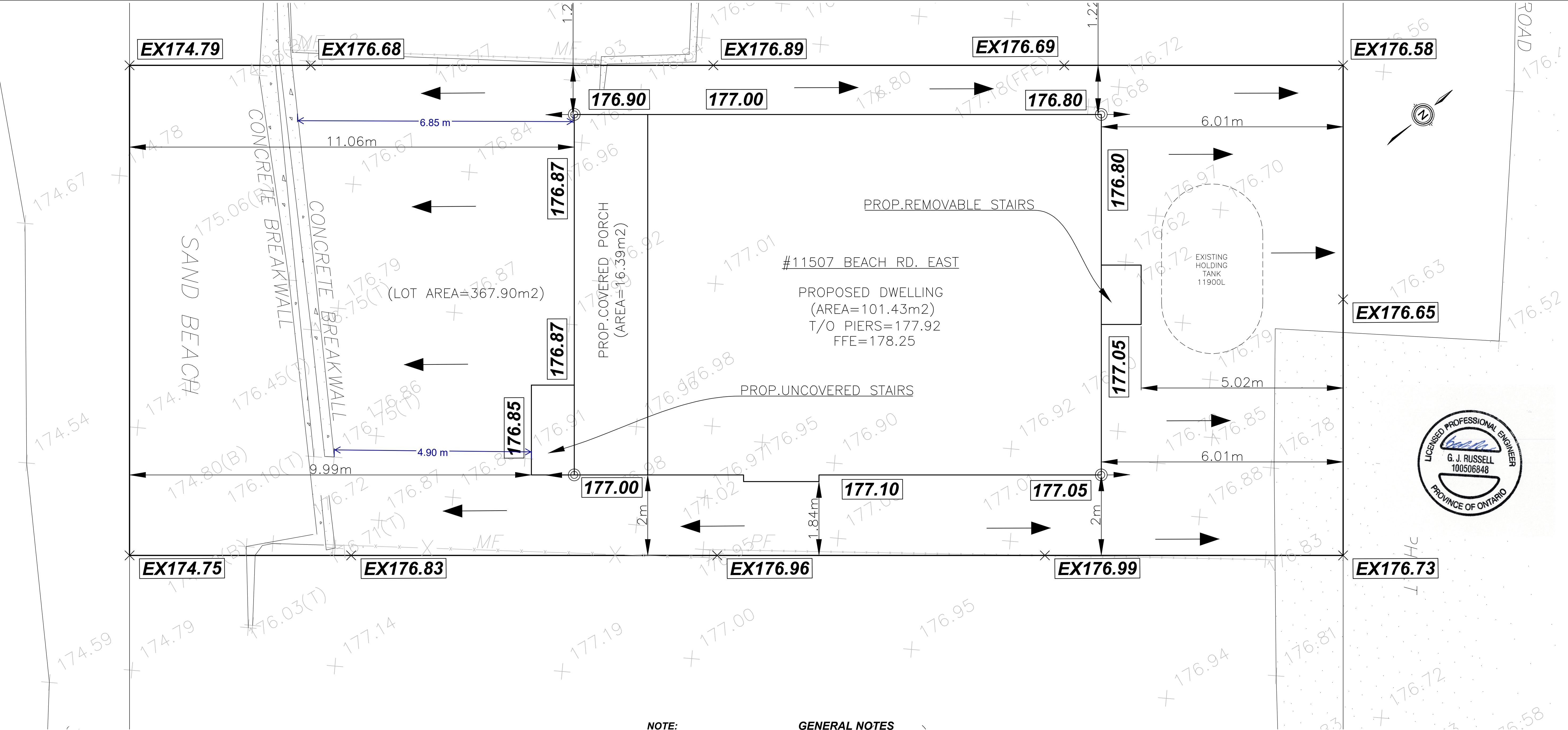


WATER'S EDGE—DECEMBER 3, 2021



AS CONSTRUCTED GRADING CERTIFICATION

I hereby certify that I have taken the finished grades shown, and that the grading of this lot generally conforms to the latest revision of the subdivision drainage plan for this subdivision, properties and this lot will drain satisfactorily and not adversely affect adjacent properties.

NAME: \_\_\_\_\_ SIGNATURE: \_\_\_\_\_  
LIC# \_\_\_\_\_ DATE: \_\_\_\_\_

TOTAL LOT AREA  $\pm 367.90m^2$   
PROP DWELLING AREA  $\pm 101.43m^2$   
PROP COVERED PORCH AREA  $\pm 16.39m^2$

CITY OR TOWN ACCEPTED BY \_\_\_\_\_  
DATE \_\_\_\_\_

TOTAL LOT COVERAGE 32.0%

DETAILED LOT AND GRADING PLAN

PLAN # LOT 37 PLAN 738  
PIN # 64019-0070 (LT)  
ADDRESS 11507 BEACH RD EAST  
HOUSE STYLE PROPOSED DWELLING

LEGEND

- 100.00 — PROPOSED APRON ELEVATION
- 100.00 — PROPOSED ELEVATION
- EXISTING ELEVATION
- DIRECTION OF DRAINAGE FLOW
- DOWNSPOUT DISCHARGE

NOTES:			
1. THE POSITION OF POLE LINES, CONDUITS, WATERMAINS, SEWER, AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND, WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, THE CONTRACTOR SHALL LOCATE AND MARK THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.			
2. PROPERTY LINES WERE PLOTTED USING REGISTERED PLANS AND BARS LOCATED IN THE FIELD. TO VERIFY THE ACCURACY OF THESE PROPERTY LINES, A LEGAL SURVEY SHOULD BE PERFORMED PRIOR TO CONSTRUCTION.			
3. ALL CONSTRUCTION MUST COMPLY WITH THE NIAGARA PENINSULA STANDARD CONTRACT DOCUMENT.			

DRAWING FILE: C:\Users\royg\OneDrive\Desktop\BEACH COTTAGE GP FEB 13TH\BEACH ROAD COTTAGE LOT GRADING PLAN 50 24X36.dwg PLOTTED: Feb 13, 2025 - 12:28pm PLOTTED BY: royg

NOTE:

Existing grade at property line to be matched around rear and sides of site

NOTE:

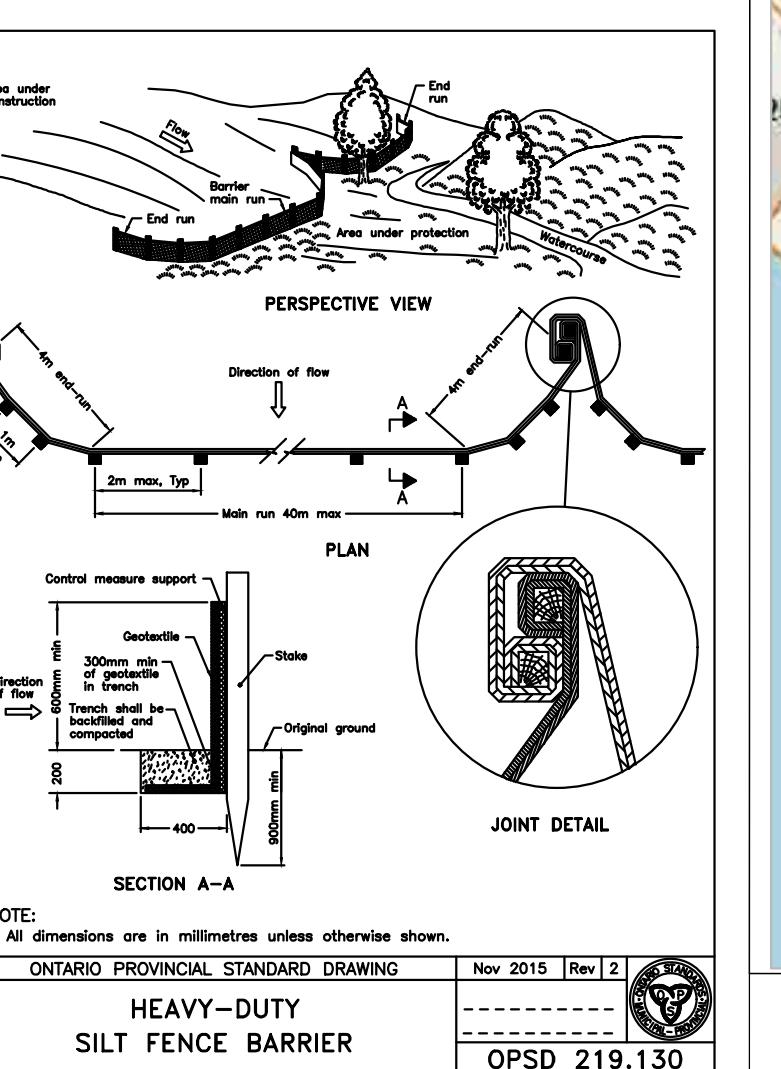
All disturbed areas shall be fine graded and restored with 150mm topsoil and No. 1 nursery sod, to the satisfaction of the Town.

GENERAL NOTES

1. The siltation and erosion control measures illustrated on this plan are considered to be minimum requirement. Conditions may require additional measures which will be identified by the engineer during construction.

2. All erosion and siltation control devices should be as per the "Niagara Peninsula Conservation Authorities", "Erosion and Sediment Control Guideline for Rural Construction".

3. The owner is responsible for the removal of all mud and debris that are tracked onto the roadways from vehicles entering or leaving the construction site. The Owner shall, upon verbal and/or written request by the City, immediately proceed with the clean-up operations at their expense. Should the owner fail to maintain the road as directed, the City will have the cleaning carried out, and draw on the Owner's security for costs and/or lay charges.



The TOWNSHIP of  
**WAINFLEET**

11507 BEACH RD EAST  
TOWN OF WAINFLEET  
PROPOSED LOT GRADING

CONSULTANT FILE NO.	11507
DATE	2024-01-23
PRINTED	2025-02-13
SCALE	1:50 m
REF NO.	
DWG NO.	11507
REV	0