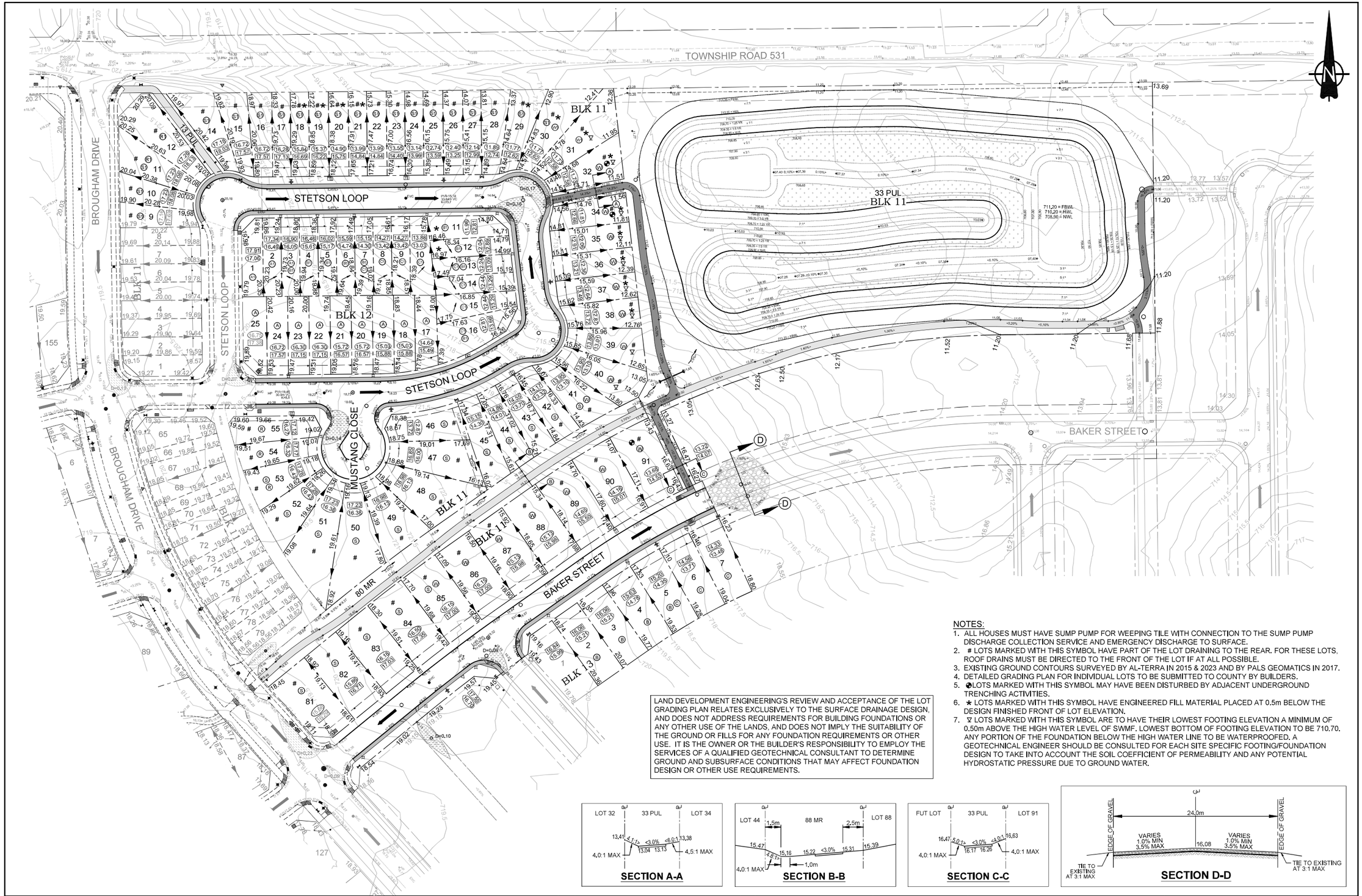

LAND DEVELOPMENT ENGINEERING'S REVIEW AND ACCEPTANCE OF THE LOT GRADING PLAN RELATES EXCLUSIVELY TO THE SURFACE DRAINAGE DESIGN, AND DOES NOT ADDRESS REQUIREMENTS FOR BUILDING FOUNDATIONS OR ANY OTHER USE OF THE LANDS, AND DOES NOT IMPLY THE SUITABILITY OF THE GROUND OR FILLS FOR ANY FOUNDATION REQUIREMENTS OR OTHER USE. IT IS THE OWNER OR THE BUILDER'S RESPONSIBILITY TO EMPLOY THE SERVICES OF A QUALIFIED GEOTECHNICAL CONSULTANT TO DETERMINE GROUND AND SUBSURFACE CONDITIONS THAT MAY AFFECT FOUNDATION DESIGN OR OTHER USE REQUIREMENTS.

NOTES:

1. ALL HOUSES MUST HAVE SUMP PUMP FOR WEEPING TILE WITH CONNECTION TO THE SUMP PUMP DISCHARGE COLLECTION SERVICE AND EMERGENCY DISCHARGE TO SURFACE.
2. # LOTS MARKED WITH THIS SYMBOL HAVE PART OF THE LOT DRAINING TO THE REAR. FOR THESE LOTS, ROOF DRAINS MUST BE DIRECTED TO THE FRONT OF THE LOT IF AT ALL POSSIBLE.
3. EXISTING GROUND CONTOURS SURVEYED BY AL-TERRA IN 2015 & 2023 AND BY PALS GEOMATICS IN 2017.
4. DETAILED GRADING PLAN FOR INDIVIDUAL LOTS TO BE SUBMITTED TO COUNTY BY BUILDERS.
5. ◕LOTS MARKED WITH THIS SYMBOL MAY HAVE BEEN DISTURBED BY ADJACENT UNDERGROUND TRENCHING ACTIVITIES.
6. ★ LOTS MARKED WITH THIS SYMBOL HAVE ENGINEERED FILL MATERIAL PLACED AT 0.5m BELOW THE DESIGN FINISHED FRONT OF LOT ELEVATION.
7. ▽ LOTS MARKED WITH THIS SYMBOL ARE TO HAVE THEIR LOWEST FOOTING ELEVATION A MINIMUM OF 0.50m ABOVE THE HIGH WATER LEVEL OF SWMF. LOWEST BOTTOM OF FOOTING ELEVATION TO BE 710.70. ANY PORTION OF THE FOUNDATION BELOW THE HIGH WATER LINE TO BE WATERPROOFED. A GEOTECHNICAL ENGINEER SHOULD BE CONSULTED FOR EACH SITE SPECIFIC FOOTING/FOUNDATION DESIGN TO TAKE INTO ACCOUNT THE SOIL COEFFICIENT OF PERMEABILITY AND ANY POTENTIAL HYDROSTATIC PRESSURE DUE TO GROUND WATER.

LEGEND

EXISTING		PROPOSED	FUTURE
	PROPERTY LINE		
	RIGHT OF WAY LINE		
	CURB AND GUTTER		
	MONOLITHIC WALK		
	ASPHALT TRAIL		
,87.00	LOT GRADES	,87.00	,87.00
687.5	EXISTING GROUND CONTOURS		
	GRASS SWALE		
	MAJOR DRAINAGE ROUTE		

EXISTING		PROPOSED
	VALVE	
	HYDRANT	
	MANHOLE	
	CURB STOP	
	CATCH BASIN	
	TRANSFORMER	
	PEDESTAL	
	VAULT	
	LIGHT STANDARD	
	T-BOLLARDS	

EXISTING		PROPOSED
	DIRECTION OF DRAINAGE	
D=0.22	100 YEAR STORM PONDING	D=0.22
08,00	SAN SERVICE INVERT AT EASEMENT	08,00
08,00	STM SERVICE INVERT AT EASEMENT	08,00
	LOT TYPE	S B

NO.	REVISION	DATE	BY
1.	1st SUBMISSION FOR COUNTY/CLIENT REVIEW	JAN 31/25	NAS

5 0 10 20 30

Al-Terra

LOT GRADING PLAN

DESIGN:	NAS	CHECKED:	NAS	JOB NO:	666-035
DRAWN BY:	DML	APPROVED:	KBA	DRAWING NO.	
SCALE:	1:750	DATE:	JANUARY 2025		666-035-406.01

ARDROSSAN STAGE 11
BY
ARDROSSAN EAST LTD.
IN
STRATHCONA COUNTY