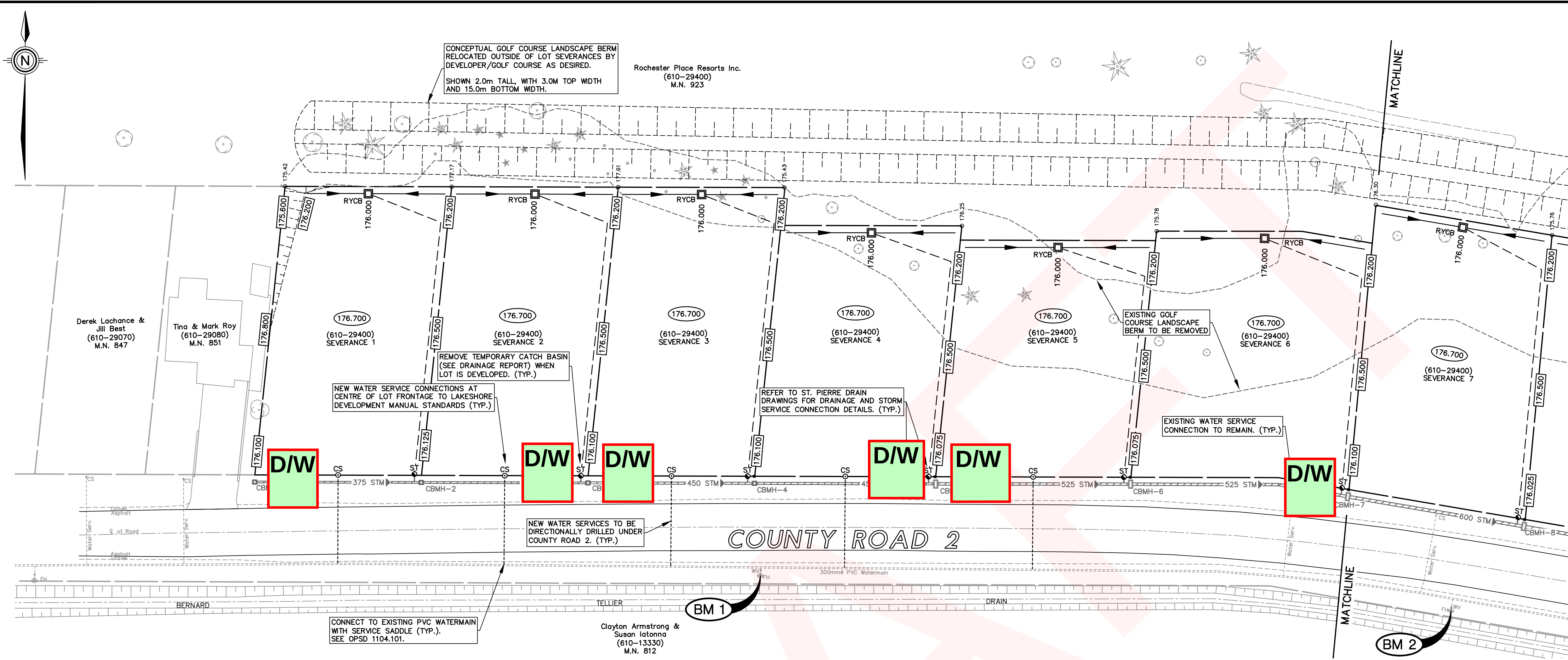
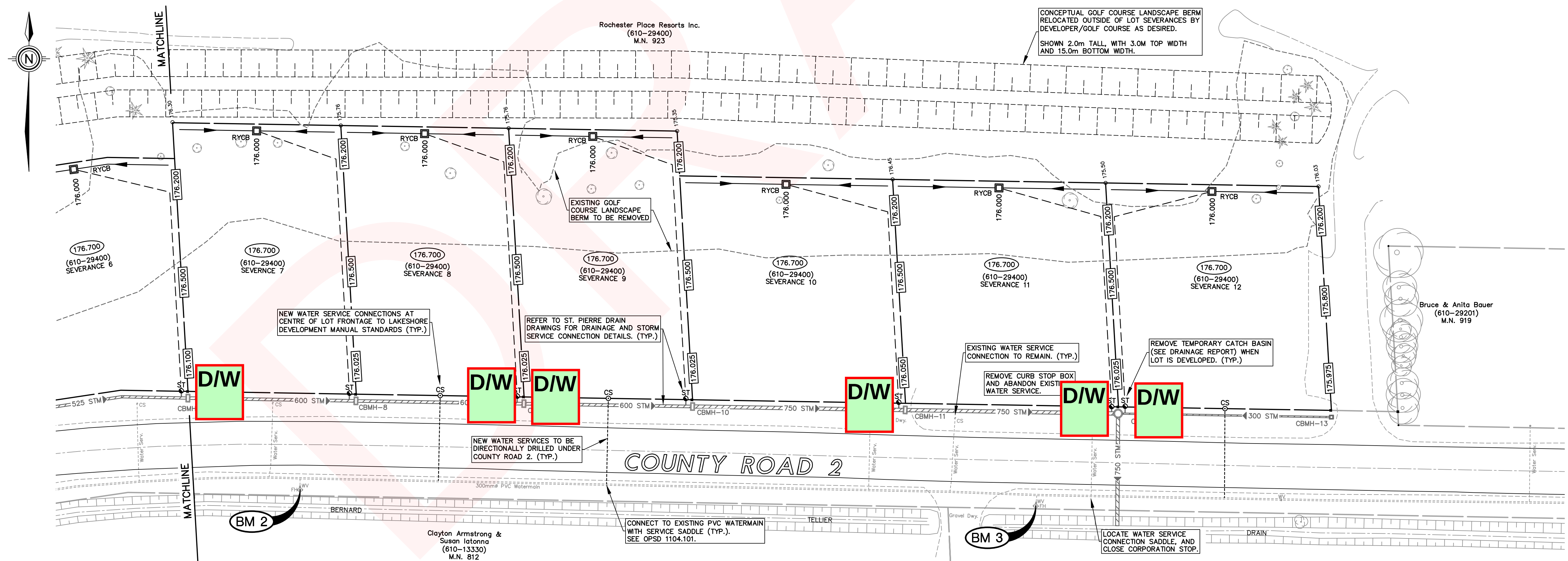


Original Sheet Size: A3/C4 Full Bleed D (36.00 X 24.00 inches) 1:1

Z:\PROJECTS\DRAINAGE\2023\2023-057-CADD\DWG\023057D27 - LotGrading.dwg, Last Saved: 2024/09/24



PLAN
Scale = 1:500



PLAN
Scale = 1:500

- GENERAL NOTES:
- THE ACCURACY OF EXISTING UTILITIES SHOWN ON THESE DRAWINGS ARE NOT GUARANTEED BY THE OWNER OR N.J. PERALTA ENGINEERING LTD. OTHER UTILITIES MAY BE PRESENT OR THE UTILITIES SHOWN MAY DIFFER IN SIZE OR LOCATION SHOWN. CONTRACTOR SHALL LOCATE AND VERIFY DEPTHS OF ALL UTILITIES PRIOR TO CONSTRUCTION AND ADVISE THE ENGINEER OF ANY CONFLICTS. SUPPORT UTILITIES WHEN ENCOUNTERED, OTHERWISE NOTED.
 - ALL PLAN DIMENSIONS AND ELEVATIONS SHOWN IN METRES UNLESS OTHERWISE NOTED. DIMENSIONS DENOTE HORIZONTAL DISTANCE ALONG GROUND UNLESS OTHERWISE NOTED.
 - PROVIDE TEMPORARY SEDIMENT CONTROL MEASURES IN ACCORDANCE WITH OPSD 805 AS REQUIRED.
 - ALL NEW WATER SERVICES TO BE 25mm (1") DIAMETER PE, OR APPROVED EQUAL. MINIMUM 1.65m COVER.
 - SERVICE CONNECTION LOCATIONS AS SHOWN, OR AS OTHERWISE APPROVED BY THE TOWN.
 - REAR YARD BASINS TO BE FITTED WITH SEDIMENT FILTERS DURING CONSTRUCTION AND REMOVED ONCE SITE IS STABILIZED AND/OR A GOOD GRASS CATCH HAS BEEN ACHIEVED.
 - GRADING TRANSITION FROM PROPOSED LOT GRADE TO EXISTING LANDS SHALL BE DONE AT MIN. 4:1 SLOPE.
 - EXISTING GROUND SPOT ELEVATION.
 - PROPOSED ELEVATION AROUND PERIMETER OF HOUSE.
 - PROPOSED FINISHED GRADE.
 - PROPOSED REAR YARD CATCH BASIN AND TOP ELEVATION.
 - REAR YARD SWALE.
 - REAR YARD DRAIN PIPE.

- BENCHMARK:
- TOP OPERATING NUT OF FIRE HYDRANT LOCATED ON THE SOUTH SIDE OF COUNTY ROAD 2, APPROXIMATELY 420m EAST OF THE CENTRELINE OF GOLFVIEW DRIVE AND COUNTY ROAD 2 INTERSECTION
ELEV. 176.981m
 - TOP OPERATING NUT OF FIRE HYDRANT LOCATED ON THE SOUTH SIDE OF COUNTY ROAD 2, APPROXIMATELY 570m EAST OF THE CENTRELINE OF GOLFVIEW DRIVE AND COUNTY ROAD 2 INTERSECTION
ELEV. 176.971m
 - TOP OPERATING NUT OF FIRE HYDRANT LOCATED ON THE SOUTH SIDE OF COUNTY ROAD 2, APPROXIMATELY 730m EAST OF THE CENTRELINE OF GOLFVIEW DRIVE AND COUNTY ROAD 2 INTERSECTION
ELEV. 177.130m

APPROVAL	A.B.P.	2024/09/23
ISSUED FOR:	BY:	YYYY/MM/DD

ISSUES/REVISIONS:

Peralta Engineering	
Consulting Engineers	
N.J. Peralta Engineering Ltd.	
45 Division Street North Kingsville, ON N9Y 1E1 Canada	
P: 519-733-6587	F: 519-733-6588
peraltaengineering.com	

ENGINEER'S SEAL:

**PRELIMINARY
NOT FOR
CONSTRUCTION**

This document has not been checked and is for general information or comment only.

CLIENT/PROJECT/LOCATION:

**ROCHESTER PLACE
RESORTS INC.**

**COUNTY ROAD 2 LOT
SEVERANCES**

923 COUNTY ROAD 2,
LAKESHORE
COUNTY OF ESSEX

SHEET TITLE:

**LOT SERVICING AND
GRADING
PLAN**

DESIGNED BY:	DATE:
B.N.D.	SEPT. 23, 2024
DRAWN BY:	SCALE:
N.D.H.	1:500
SHEET:	OF:
1	2
PROJECT No.:	D23-057

