

**LEGEND**

- EXISTING GROUND SURFACE ELEVATION
- PROPOSED GROUND SURFACE ELEVATION, METRES
- PROPOSED ELEVATION TOP FOUNDATION WALL
- PROPOSED ELEVATION UNDERSIDE OF FOOTING
- PROPOSED TERRACE SLOPE (MAX 3H : 1V)
- PROPOSED SURFACE DRAINAGE FLOW DIRECTION
- PROPOSED GROUND SURFACE ELEVATION SAME AS EXISTING GROUND SURFACE ELEVATION
- POTENTIAL WELL LOCATION
- EXISTING EDGE OF ASPHALT PAVEMENT

**NOTES**

1. ALL WORKS TO BE COMPLETED IN ACCORDANCE WITH MUNICIPAL, PROVINCIAL, AND LOCAL AUTHORITY STANDARDS AND REGULATIONS WHERE APPLICABLE, AND IN ACCORDANCE WITH ACCEPTED INDUSTRY BEST PRACTICE.
2. INFORMATION PROVIDED ON THE PLAN IS BASED ON INFORMATION REASONABLY AVAILABLE AND/OR PROVIDED TO GEMTEC AT THE TIME OF DESIGN. THE CONTRACTOR/OWNER IS TO VERIFY THE ACCURACY OF THE INFORMATION CONTAINED HEREIN REGARDING, BUT NOT LIMITED TO, ELEVATIONS, DIMENSIONS, SETBACKS, EASEMENTS, UTILITY LOCATIONS AND DETAILS, ...ETC., AND REPORT ANY ERRORS OR OMISSIONS TO GEMTEC.
3. THE LOCATION OF ALL OVERHEAD AND UNDERGROUND UTILITIES MAY NOT BE DISPLAYED ON THIS PLAN AND, WHERE SHOWN, THEIR POSITIONS MAY NOT BE ACCURATE. IT IS THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO LOCATE SUCH UTILITIES PRIOR TO COMMENCING WORKS. GEMTEC DOES NOT ASSUME LIABILITY FOR DAMAGE TO SERVICES, UTILITIES, AND STRUCTURES DURING CONSTRUCTION OPERATIONS.
4. IT IS THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO ENSURE THAT THE PLAN USED FOR CONSTRUCTION IS AN APPROVED AND LATEST VERSION.
5. DIMENSIONS AND ELEVATIONS DISPLAYED ON THIS PLAN ARE IN METRES. THIS IS NOT A PLAN OF SURVEY. THIS PLAN IS NOT TO BE SCALED, ALTERED OR REPRODUCED AND IS INTENDED FOR USE ONLY IN RELATION TO THE PROJECT FOR WHICH IT WAS PREPARED.
6. THIS PLAN SHOULD BE USED IN CONJUNCTION WITH RELEVANT DOCUMENTS, PLANS, AND DETAILS PREPARED BY GEMTEC
7. SOIL, BEDROCK, AND GROUNDWATER CHARACTERISTICS WERE IDENTIFIED AT TEST PIT/AUGERHOLE LOCATIONS ONLY AND MAY VARY BEYOND THE TEST LOCATIONS.
8. CONTRACTOR MAY BE REQUIRED TO RAISE THE GRADE AT THE UNDERSIDE OF FOOTINGS TO ATTAIN THE PROPOSED ELEVATION. THE GRADE CAN BE RAISED USING ENGINEERED FILL CONSISTING OF MATERIAL MEETING OPSS FOR GRANULAR B TYPE II, COMPACTED TO A MINIMUM 95% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY VALUE FOR THE ENGINEERED FILL TO BE USED.
9. ALL EXTERIOR PIERS AND GARAGE WALLS TO BE BACKFILLED WITH NON-FROST SUSCEPTIBLE SAND OR SAND AND GRAVEL SUCH AS THAT MEETING OPSS GRANULAR B TYPE I OR II.
10. CONTRACTOR IS TO PROVIDE MINIMUM 1.5 METRES OF EARTH COVER OVER FOOTINGS ADJACENT TO HEATED AREAS FOR FROST PROTECTION, AND MINIMUM 1.8 METRES OF EARTH COVER OVER FOOTINGS ADJACENT TO NON HEATED AREAS. FOOTINGS MAY BE CONSTRUCTED AT A HIGHER ELEVATION PROVIDED THEY ARE FOUNDED ON NON-FROST SUSCEPTIBLE BEDROCK (TO BE VERIFIED BY A GEOTECHNICAL ENGINEER) OR INSULATION. A FROST PROTECTION DETAIL CAN BE PROVIDED UPON REQUEST.
11. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHOULD RETAIN THE SERVICES OF THE GEOTECHNICAL ENGINEER TO ASSESS THE SUITABILITY OF THE SUBGRADE SOIL TO SUPPORT THE PROPOSED STRUCTURE AND RELATED GRADE RAISE FILL
12. NO EXCESSIVE DRAINAGE, DURING AND AFTER CONSTRUCTION SHALL BE DIRECTED TOWARDS NEIGHBOURING PROPERTIES.
13. EXISTING GRADING AND DRAINAGE PATTERNS ARE TO BE UNALTERED ALONG THE PROPERTY LINES.

Scale 1:400



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Client **TERPSTRA** Project **65228.01**

Location **354 LYNX HOLLOW DRIVE MISSISSIPPI MILLS, ON**

Drwn by **AN** Chkd by **MR** **GRADING & DRAINAGE PLAN**

Date **NOVEMBER 25, 2020** Rev. **0** **FIGURE 1**

REVISION	DATE	DESCRIPTION
0	25/11/2020	PLANS ISSUED TO CLIENT.