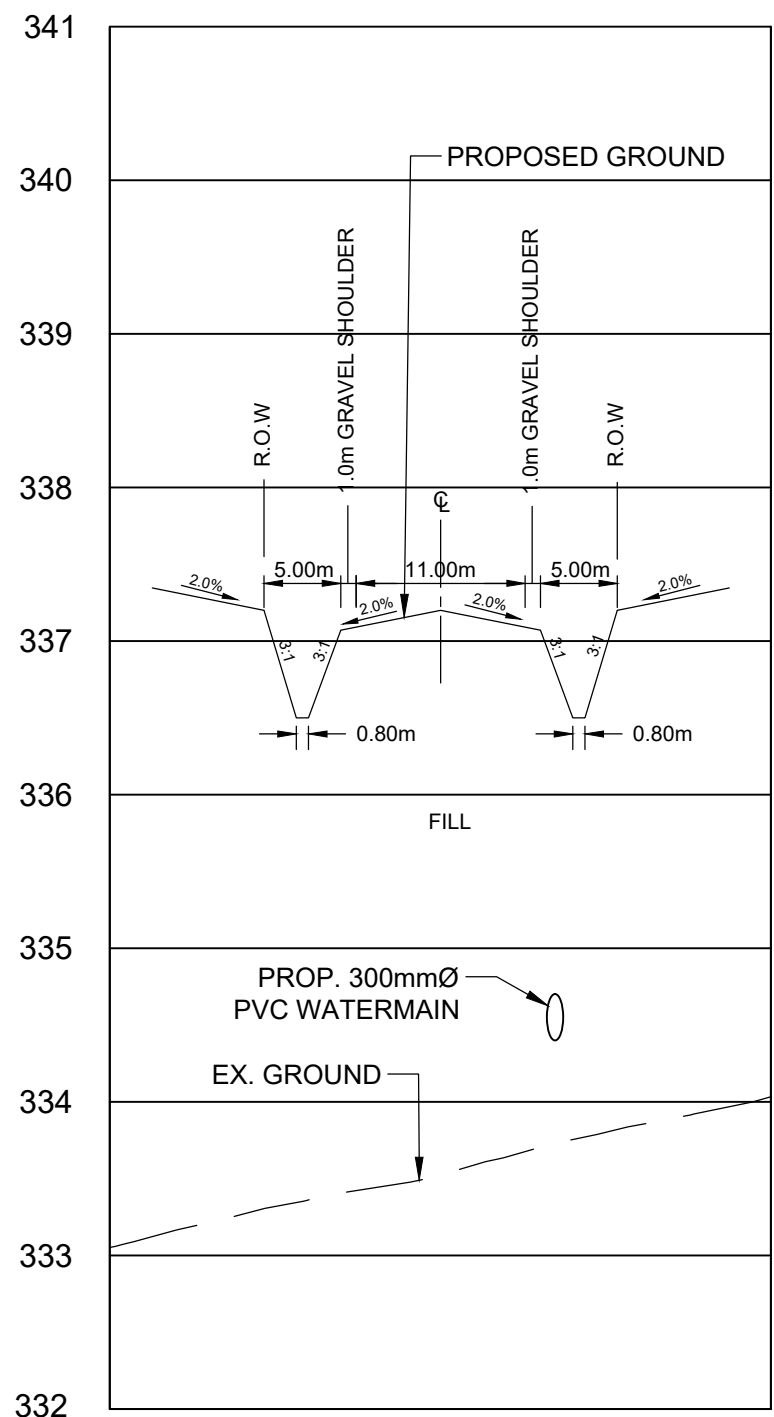
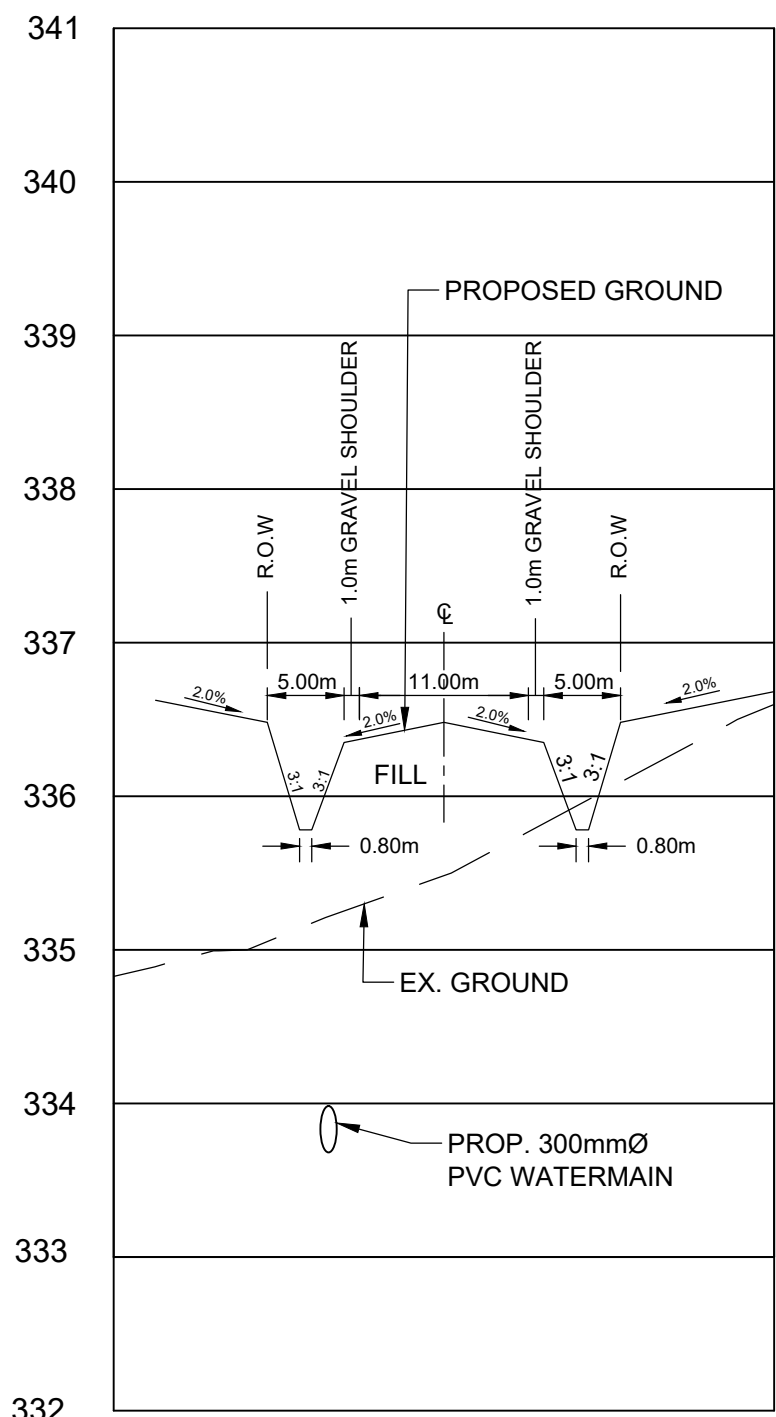




CROSS SECTION A - A
SCALE H 1: 500
V 1: 50
(TYP.)

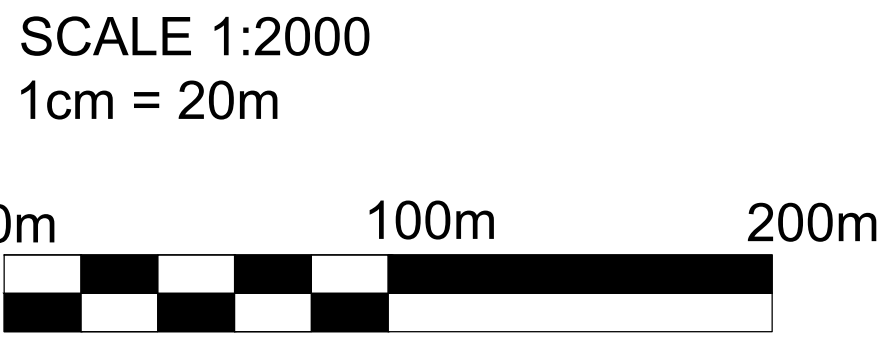
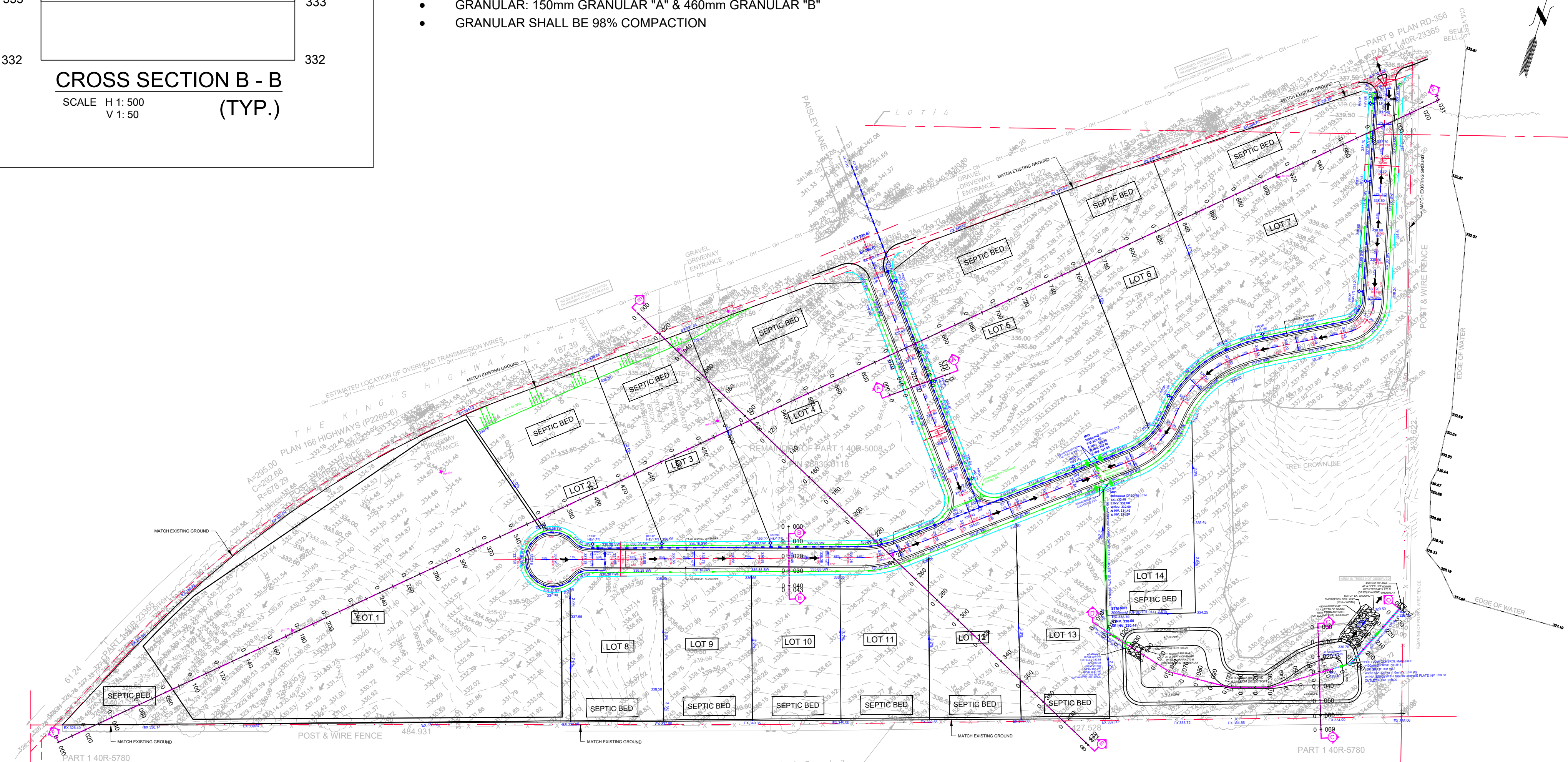


CROSS SECTION B - B
SCALE H 1: 500
V 1: 50
(TYP.)

GENERAL NOTES:

- THIS IS NOT A PLAN OF SURVEY. BOUNDARY, PLANS, AND DISTANCES SHOWN HEREON ARE COMPILED FROM REGISTRY OFFICE RECORDS AND BEST FIT TO FIELDWORK USING PREVIOUS TOPOGRAPHIC DETAIL FROM KING EPCM
 - ELEVATION AND DISTANCES ARE IN METERS UNLESS OTHERWISE NOTED
 - ELEVATIONS ARE GEODETIC HT_2(2010) AND ARE DERIVED FROM CAN-NET VRS NETWORK
 - THIS DRAWING IS PREPARED IN UTM NAD 83 ZONE 17 (CSRS 2010). BOUNDARY IS APPROXIMATE AND HAS NOT BEEN CONFIRMED IN THE FIELD
 - HORIZONTAL COORDINATES IN THIS DRAWING ARE IN GRID COORDINATES AND CAN BE SCALED UP TO GROUND USING A SCALE FACTOR OF 1.0002. SCALING THE DRAWING UNIFORMLY MAY CAUSE DISCREPANCIES IN ELEVATION DATA
 - BACKGROUND IMAGE FROM YORKMAPS AERIAL IMAGERY DATED 2017
 - TRCA REGULATED LIMIT DERIVED FROM TRCA REGULATION MAPPING IMAGERY
 - DIGITAL DRAWING IS PROVIDED AS-IS AND DOES NOT HAVE ANY GUARANTEE OR WARRANTY FROM KING EPCM
 - ORIGINAL TREE CROWNLINER OBSERVED MAY 9, 2023; TRCA STAKING OBSERVED JULY 13, 2023 BY KING EPCM.
- CONTRACTOR TO BE RESPONSIBLE TO ENSURE THAT THIS LOT AND ADJOINING AREAS OF SITE ARE KEPT CLEAN AND FREE OF CONSTRUCTION DEBRIS, AND THAT ROADWAYS ARE KEPT CLEAN OF MUD AND DEBRIS
 - ALL MEASUREMENTS STATED IN METERS, PIPE SIZES IN MILLIMETERS, UNLESS OTHERWISE SPECIFIED EQUIVALENTS
 - CONTRACTOR SHALL CHECK AND VERIFY ALL GIVEN GRADE ELEVATIONS AND DRAINAGE PRIOR TO CONSTRUCTION
 - DRIVEWAY CONSTRUCTION
- INDUSTRIAL AND COMMERCIAL:
- ASPHALT: 45mm HL3 SURFACE COURSE & 50mm HL8 BASE COURSE
 - GRANULAR: 150mm GRANULAR "A" & 460mm GRANULAR "B"
 - GRANULAR SHALL BE 98% COMPACTION

LEGEND:	
EX 339.20	EXISTING ELEVATION
339.20	PROPOSED ELEVATION
339.20 SW	PROPOSED CL SWALE ELEVATION
INV 339.20	PROPOSED SWALE INVERT ELEVATION
→	EXISTING SURFACE FLOW ROUTE
→	PROPOSED SURFACE FLOW ROUTE
---	EXISTING ELEVATION CONTOUR LINES
---	R.O.W.
→	PROPOSED CENTERLINE SWALE
---	PROPOSED WATERMAIN
⊕	PROPOSED HYDRANT
⊕	PROPOSED GATE VALVE
●	BOREHOLE
□	DITCH INLET CATCHBASIN
□	DOUBLE CATCHBASIN
○	HYDRO POLE
○	MANHOLE
---	OVERHEAD UTILITY WIRE
---	GUY ANCHOR
---	LEGAL PROPERTY BOUNDARY
---	TREE CROWNLINER



Municipality Notes

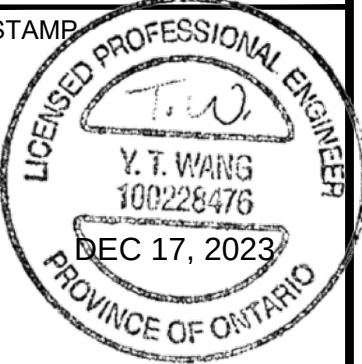
DRAWN

K.L.

DATE

DEC. 15, 2023

STAMP



KEY MAP

N.T.S.



KING

3780 14th Ave., Unit 211
Markham, ON, L3R 9Y5
www.KingEPCM.com
647-459-5647

CLIENT

123 HWY 47 INC.

PROJECT NAME

123 HIGHWAY 47

PROJECT LOCATION

123 HIGHWAY 47
LEGAL DESCRIPTION: PT LTS 13 & 14 CON 1
UXBRIDGE PT 1 PL 40R5008 EXCEPT PT 1
PL 40R23365; UXBRIDGE, PIN 26830-0118

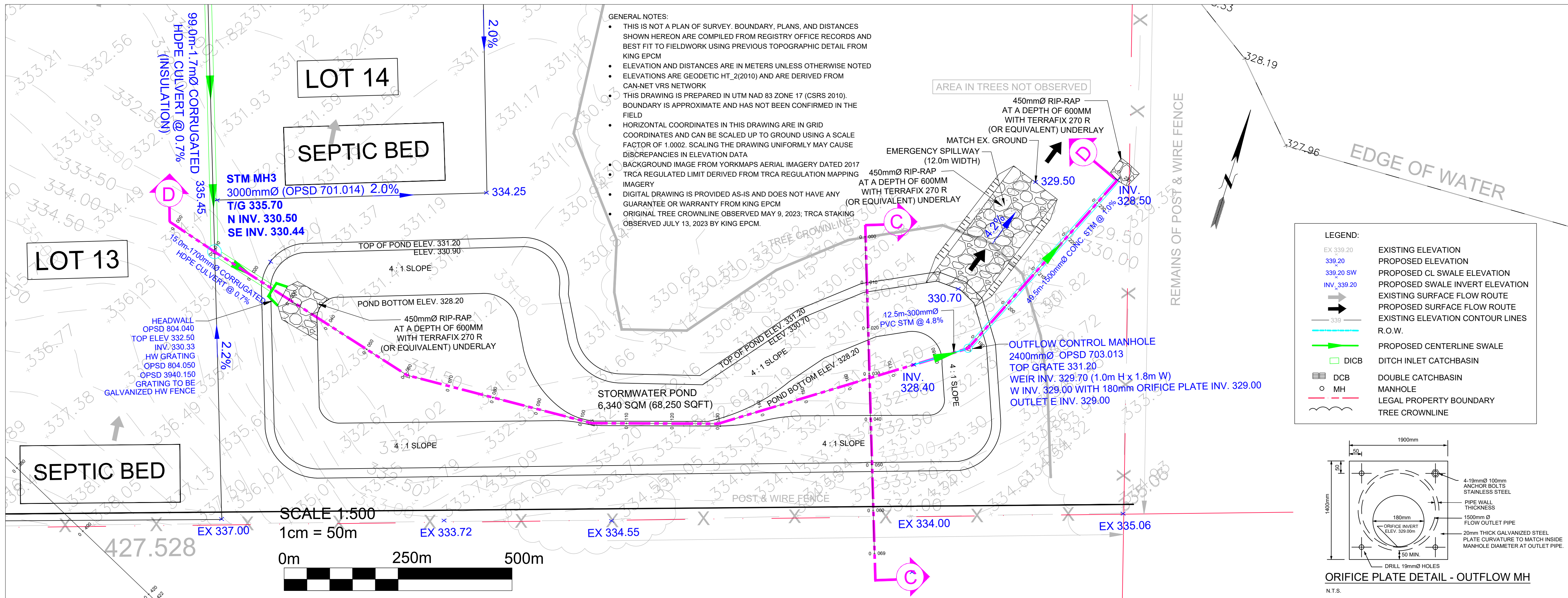
PRINT TITLE

**SITE GRADING AND SITE
SERVICING PLAN**

FILE No.

EGR 1.1

No.	ISSUED FOR:	DATE	DRAW BY	CHECK
V16	ISSUED TO CLIENT	DEC 15, 2023	KL	TW



Municipality Notes

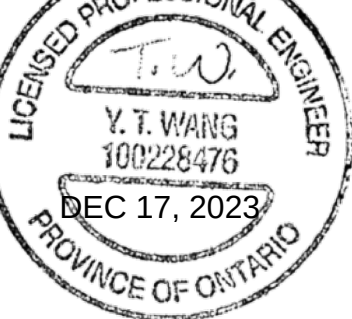
DRAWN

K.L.

DATE

DEC 14, 2023

STAMP



KEY MAP

N.T.S.



KING

3780 14th Ave., Unit 211
Markham, ON, L3R 9Y5
www.KingEPCM.com
647-459-5647

CLIENT

123 HWY 47 INC.

PROJECT NAME

123 HIGHWAY 47

PROJECT LOCATION

123 HIGHWAY 47

LEGAL DESCRIPTION: PT LTS 13 & 14 CON 1
UXBRIDGE PT 1 PL 40R5008 EXCEPT PT 1
PL 40R23365; UXBRIDGE, PIN 26830-0118

PRINT TITLE

STORMWATER MANAGEMENT
FACILITY POND

FILE No.

EGR 1.2

No.

ISSUED FOR:

DATE

DRAW BY

CHECK

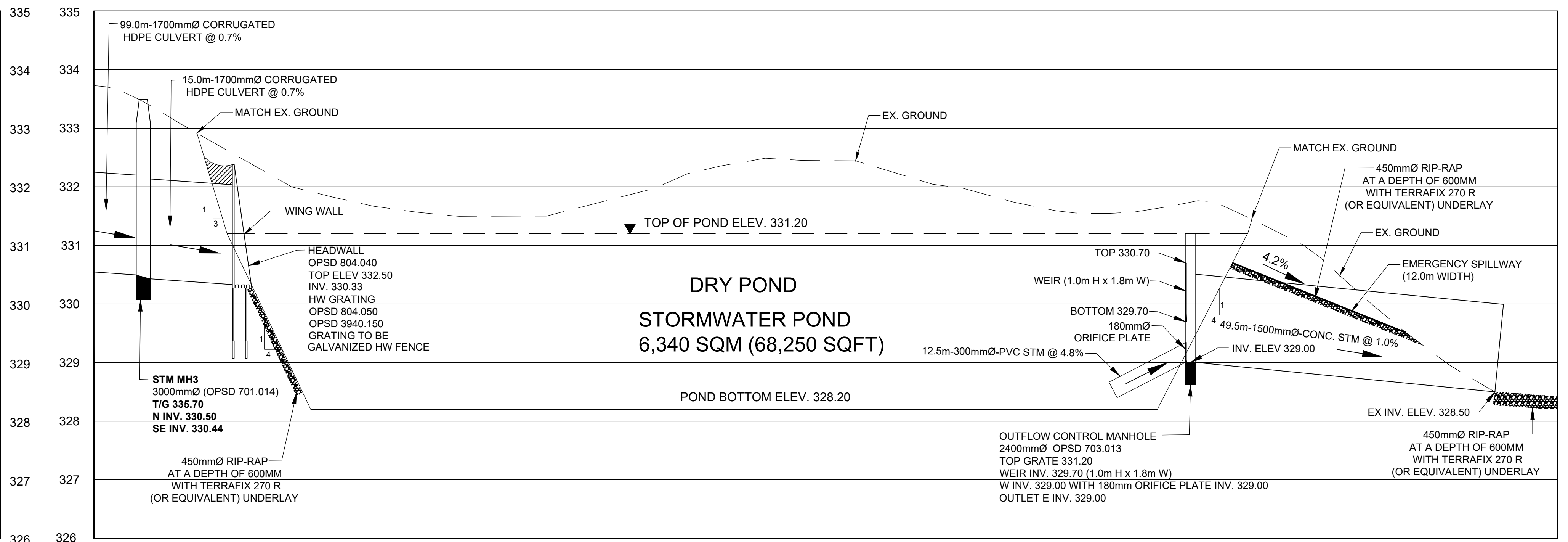
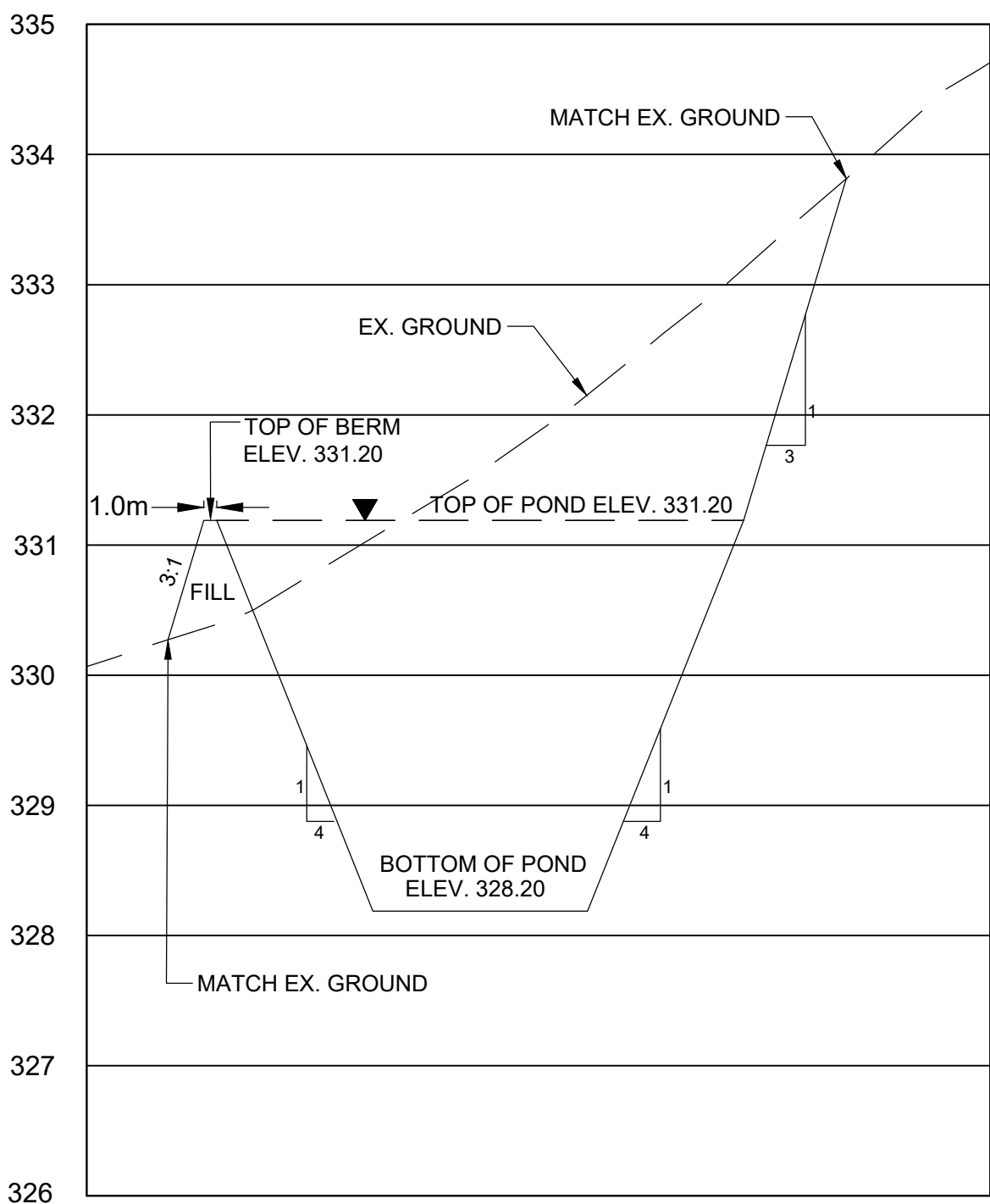
V1

ISSUED TO CLIENT

DEC 14, 2023

KL

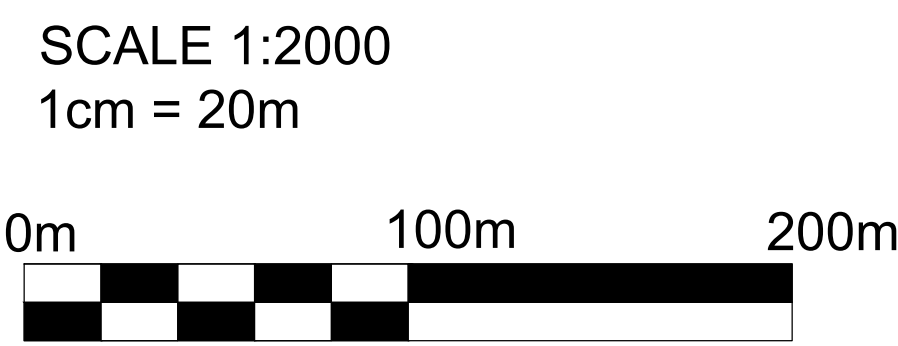
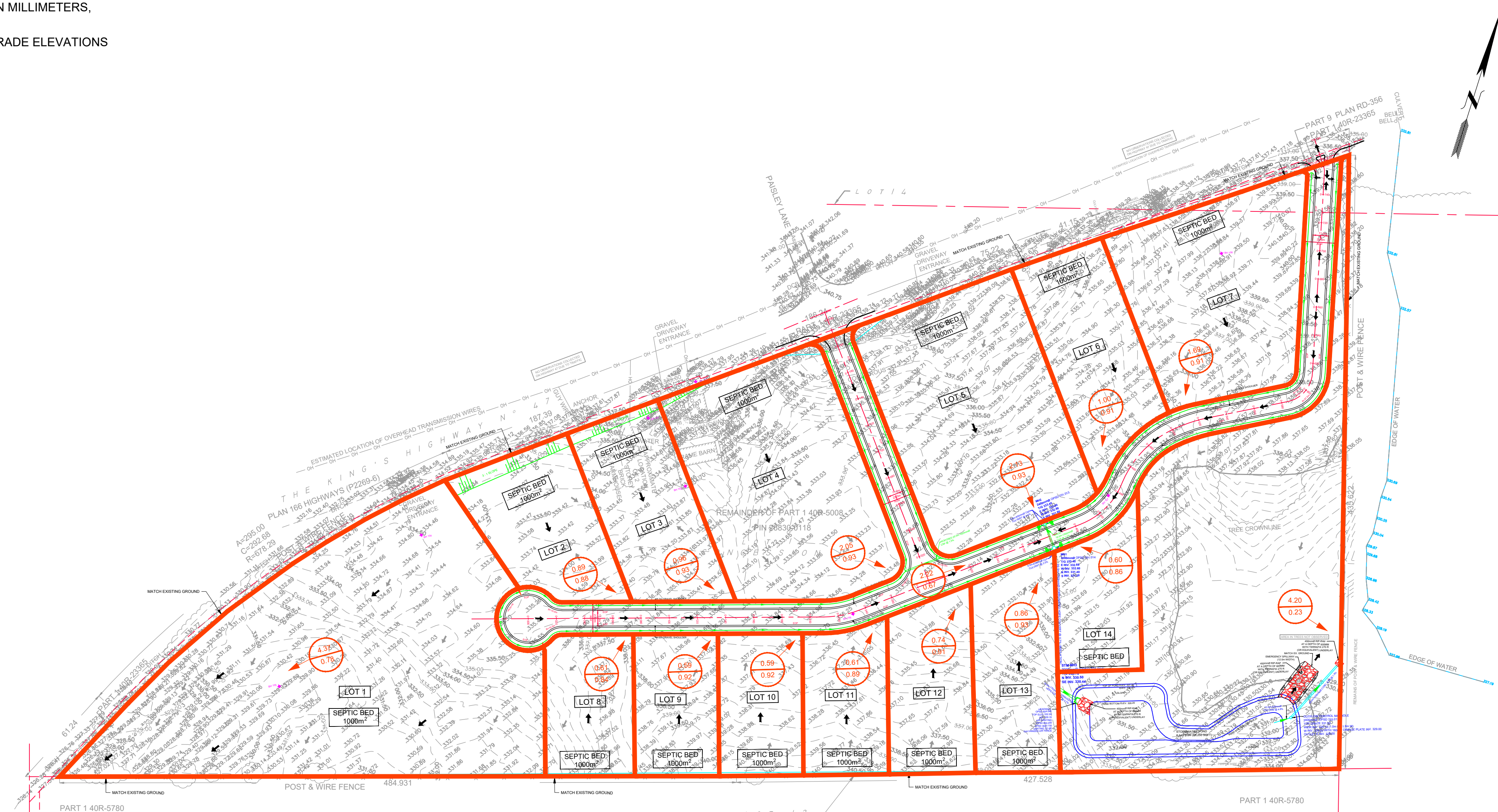
TW



- GENERAL NOTES:
- THIS IS NOT A PLAN OF SURVEY. BOUNDARY, PLANS, AND DISTANCES SHOWN HEREON ARE COMPILED FROM REGISTRY OFFICE RECORDS AND BEST FIT TO FIELDWORK USING PREVIOUS TOPOGRAPHIC DETAIL FROM KING EPCM
 - ELEVATION AND DISTANCES ARE IN METERS UNLESS OTHERWISE NOTED
 - ELEVATIONS ARE GEODETIC HT_2(2010) AND ARE DERIVED FROM CAN-NET VRS NETWORK
 - THIS DRAWING IS PREPARED IN UTM NAD 83 ZONE 17 (CSRS 2010). BOUNDARY IS APPROXIMATE AND HAS NOT BEEN CONFIRMED IN THE FIELD
 - HORIZONTAL COORDINATES IN THIS DRAWING ARE IN GRID COORDINATES AND CAN BE SCALED UP TO GROUND USING A SCALE FACTOR OF 1.0002. SCALING THE DRAWING UNIFORMLY MAY CAUSE DISCREPANCIES IN ELEVATION DATA
 - BACKGROUND IMAGE FROM YORKMAPS AERIAL IMAGERY DATED 2017
 - TRCA REGULATED LIMIT DERIVED FROM TRCA REGULATION MAPPING IMAGERY
 - DIGITAL DRAWING IS PROVIDED AS-IS AND DOES NOT HAVE ANY GUARANTEE OR WARRANTY FROM KING EPCM
 - ORIGINAL TREE CROWNLINER OBSERVED MAY 9, 2023; TRCA STAKING OBSERVED JULY 13, 2023 BY KING EPCM.
- CONTRACTOR TO BE RESPONSIBLE TO ENSURE THAT THIS LOT AND ADJOINING AREAS OF SITE ARE KEPT CLEAN AND FREE OF CONSTRUCTION DEBRIS, AND THAT ROADWAYS ARE KEPT CLEAN OF MUD AND DEBRIS
 - ALL MEASUREMENTS STATED IN METERS, PIPE SIZES IN MILLIMETERS, UNLESS OTHERWISE SPECIFIED EQUIVALENTS
 - CONTRACTOR SHALL CHECK AND VERIFY ALL GIVEN GRADE ELEVATIONS AND DRAINAGE PRIOR TO CONSTRUCTION

LEGEND:

EX 339.20	EXISTING ELEVATION
339.20 SW	PROPOSED CL SWALE ELEVATION
INV 339.20	PROPOSED SWALE INVERT ELEVATION
→	EXISTING SURFACE FLOW ROUTE
→	PROPOSED SURFACE FLOW ROUTE
— 339 —	EXISTING ELEVATION CONTOUR LINES
—	R.O.W.
→	PROPOSED CENTERLINE SWALE
—	DRAINAGE AREAS
—	DRAINAGE AREAS
0.80	RUNOFF COEFFICIENT
BH 106	BOREHOLE
DICB	DITCH INLET CATCHBASIN
DCB	DOUBLE CATCHBASIN
HP	HYDRO POLE
MH	MANHOLE
HO	OVERHEAD UTILITY WIRE
—	GUY ANCHOR
—	LEGAL PROPERTY BOUNDARY
—	TREE CROWNLINER



Municipality Notes

DRAWN K.L.	STAMP LICENSED PROFESSIONAL ENGINEER Y.T. WONG 180228476 DEC 18, 2023 PROVINCE OF ONTARIO
DATE DEC. 18, 2023	



KING E P C M 3780 14th Ave., Unit 211
Markham, ON, L3R 9Y5
www.KingEPCM.com
647-459-5647

CLIENT
123 HWY 47 INC.

PROJECT NAME
123 HIGHWAY 47

PROJECT LOCATION
123 HIGHWAY 47
LEGAL DESCRIPTION: PT LTS 13 & 14 CON 1
UXBRIDGE PT 1 PL 40R5008 EXCEPT PT 1
PL 40R23365; UXBRIDGE, PIN 26830-0118

PRINT TITLE
DRAINAGE PLAN

FILE No.
EGR 1.3

No.	ISSUED FOR:	DATE	DRAW BY	CHECK
V16	ISSUED TO CLIENT	DEC 18, 2023	KL	TW



Cut/Fill Summary

Name	Cut Factor	Fill Factor	2d Area	Cut	Fill	Net
Volume Block 8 to 14	1.000	1.000	46113.74sq.m	5470.71 Cu. M.	45462.14 Cu. M.	39991.43 Cu. M.<Fill>
Volume Road	1.000	1.000	22741.49sq.m	7056.67 Cu. M.	24024.49 Cu. M.	16967.82 Cu. M.<Fill>
Volume of Pond 3m depth	1.000	1.000	6348.52sq.m	16930.14 Cu. M.	48.98 Cu. M.	16881.17 Cu. M.<Cut>
Volume Block 2 to 4	1.000	1.000	39111.31sq.m	0.16 Cu. M.	118032.46 Cu. M.	118032.30 Cu. M.<Fill>
Volume Block 5 to 7	1.000	1.000	48179.39sq.m	11650.82 Cu. M.	38719.85 Cu. M.	27069.04 Cu. M.<Fill>
Totals			162494.45sq.m	41108.50 Cu. M.	226287.93 Cu. M.	185179.43 Cu. M.<Fill>