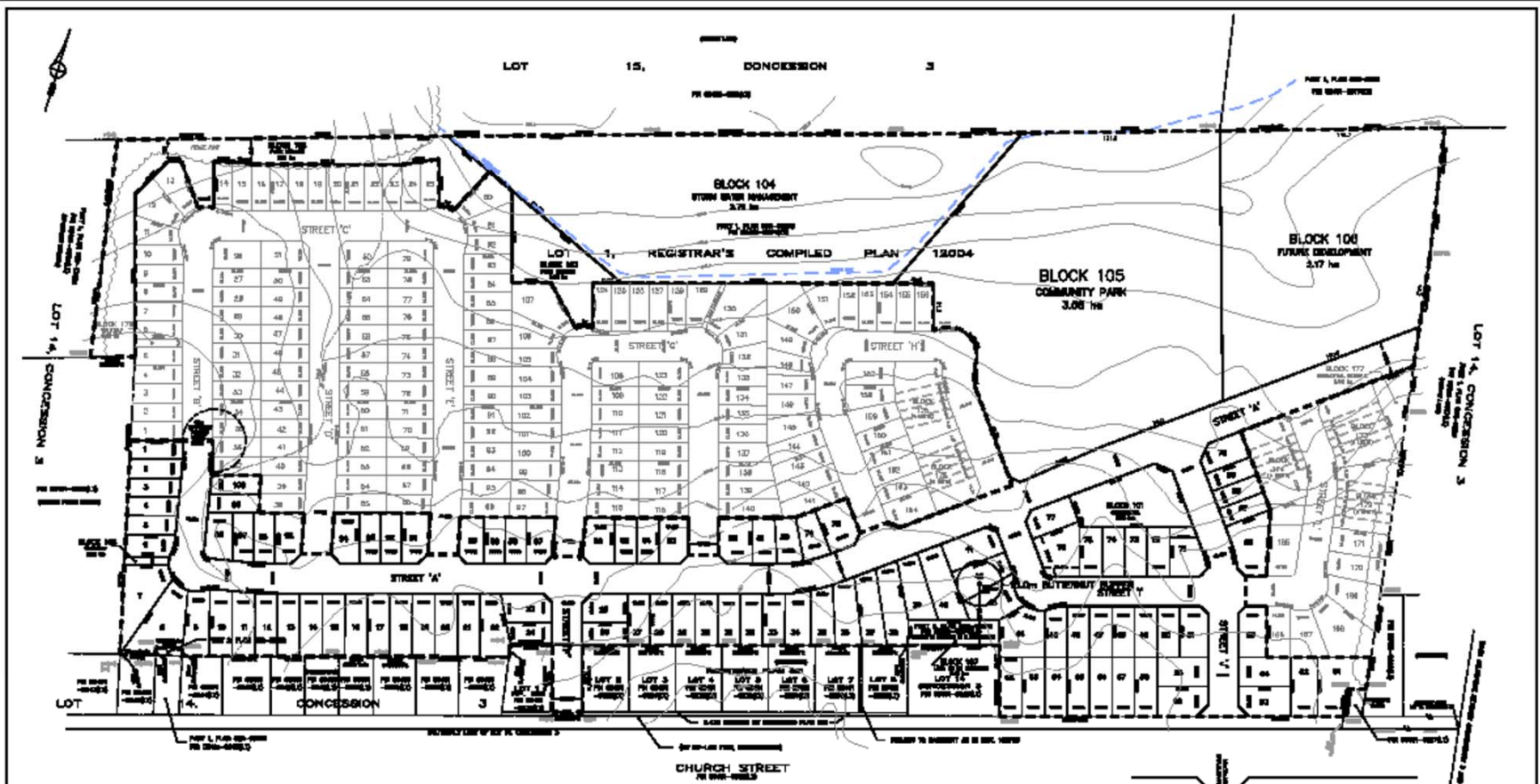


TREASURE HILL

Draft Plan

Grading Plans



LAND USE SCHEDULE

PHASE 1		LOT #	AREA	AREA
LAND USE	CONCESSION 3	CONCESSION 3	(sq. m)	(sq. ft)
SINGLE FAMILY RESIDENTIAL	1-170	6,28		
12.0m (min) Single Detached	23			
14.0m (min) Single Detached	28			
16.0m (min) Single Detached	28			
CONCESSION	171	0.26		
PAVE LINES	170-182	1.09		
STORM SEWER IMPROVEMENT FORD	184	0.28		
COMMUNITY PARK	185	3.39		
FUTURE DEVELOPMENT	182	0.17		
LAND BY BY CONCESSION	187	0.14		
SEWER	186	0.28		
ROAD	188	0.28		
TOTAL		11.82		

PHASE 2		LOT #	AREA
LAND USE	CONCESSION 3	CONCESSION 3	(sq. m)
SINGLE FAMILY RESIDENTIAL	1-171	7.32	
12.0m (min) Single Detached	127		
14.0m (min) Single Detached	25		
STREET TOWNHOMES 0.9m (min)	172-178	0.86	
RESIDENTIAL RESERVE	172	0.08	
SEWER	178	0.02	
ROADS		3.23	
TOTAL		202	

--- PHASE 1 BOUNDARY

SURVEYOR'S CERTIFICATE
 I, the undersigned, being a duly qualified and licensed Surveyor of the Province of Ontario, do hereby certify that the boundaries of the lots shown on this plan and the area of each lot are correctly and accurately shown.

 Date: _____

OWNER'S AUTHORIZATION
 I, the undersigned, being the owner of the land shown on this plan, do hereby authorize the Surveyor to execute this plan and to make the same a part of the Public Record of the Province of Ontario.

 Date: _____

SURVEYOR: [Name] INC. Date: _____

INFORMATION REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT:

- 1. Name of the owner of the land shown on this plan.
- 2. Name of the Surveyor.
- 3. Name of the Planning Authority.
- 4. Name of the Planning Officer.
- 5. Name of the Planning Committee.
- 6. Name of the Planning Board.
- 7. Name of the Planning Commission.
- 8. Name of the Planning Council.
- 9. Name of the Planning Department.
- 10. Name of the Planning Division.
- 11. Name of the Planning Section.
- 12. Name of the Planning Unit.
- 13. Name of the Planning Office.
- 14. Name of the Planning Agency.
- 15. Name of the Planning Authority.

DRAFT PLAN OF SUBDIVISION
 DRYCOMET SURVEYING INC.
 LOT 1, REGISTRAR'S COMPILED PLAN 12004
 PART OF LOT 14, CONCESSION 3
 (PART OF LOT 14, CONCESSION 3)
 TOWN OF GEORGINA
 REGIONAL MUNICIPALITY OF YORK

Plan No. _____
 Date: _____

Michael Smith PLANNING DIVISION CHIEF
 DRYCOMET SURVEYING INC.

RECEIVED BY: _____
 DATE: _____
 TIME: _____

108-00

KESWICK PUBLIC SCHOOL



100 YEAR FLOW = 1,430 m³/s
 5 YEAR FLOW = 630 m³/s
 OVERLAND FLOW = 630 m³/s
 GROUND SET = 1.2m + 0.6m
 INLET CAPACITY BASED ON 50%
 1. 1.2m x 0.6m x 0.3m
 2. 1.2m x 0.6m x 0.3m
 3. 1.2m x 0.6m x 0.3m
 INLET CAPACITY BASED ON 100%
 1. 1.2m x 0.6m x 0.3m
 2. 1.2m x 0.6m x 0.3m
 3. 1.2m x 0.6m x 0.3m
 CAPACITY = 0.30 m³/s x OVERLAND FLOW = 630 m³/s
 REPRESENTATIVE CAPACITY THROUGH MANHOLE AND PROPERTY CAPACITY
 TO CAPTURE THE OVERLAND FLOW AT A DEPTH OF 0.30m
 INLET CAPACITY OF DOUBLE CATCHBASIN MANHOLE



- LEGEND**
- CATCHBASIN
 - ▣ DOUBLE CATCHBASIN
 - STORM MANHOLE
 - STORM DOUBLE CATCHBASIN MANHOLE
 - SANITARY MANHOLE
 - SINGLE STORM & SINGLE SANITARY SERVICE
 - SINGLE CURB STOP
 - NEW 6" AND 8"
 - HYDRANT AND VALVE
 - 240.50 PROPOSED ELEVATION
 - 240.50 PROPOSED SINGLE ELEVATION
 - (EXIST) RECEIVED LEVEL MARK
 - FS = 230.00 MIN. BASEMENT SLAB
 - <239.50> EXISTING LOT CORNER ELEVATION
 - FINISHING CONTOUR
 - REAR WALKOUT BASEMENT TYPE
 - RAISED LOT
 - LEVEL LOT
 - ENGINEERED FILL LOT
 - MAJOR OVERLAND FLOW ROUTE
 - PRIVACY WOOD FENCE
 - Acoustic Wood Fence
 - 1.50m HIGH CHAIN LINK FENCE (FS10 W/2.100)
 - 1.20m POST AND RAIL WOOD FENCE
 - LIMITS OF REQUIRED ENGINEERED FILL

ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE REFERRED TO GEODETIC SURVEY OF CANADA BENCHMARK NO. 0211747715
 HAVING A PUBLISHED ELEVATION OF 241.802 MGLS
 ELEVATIONS ARE GEODETIC AND ARE REFERRED TO A BENCHMARK ON THE WESTERN SIDE OF KESWICK PUBLIC SCHOOL HAVING AN ELEVATION OF 241.77 M.

CONTRACTOR TO BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL EXISTING UNDERGROUND AND ABOVE UTILITIES AND SERVICES. THE CONTRACTOR SHALL ADVISE THE ENGINEER OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH CONSTRUCTION. UNLESS UTILITIES CONCERNED TO BE OPEN REQUIRED. ADVANCED NOTICE PRIOR TO ANY DIGGING FOR STAKE OUT. LAW CHANGERS ASSOCIATES INC. ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF EXISTING UTILITIES AS INDICATED ON THIS DRAWING.

1 APP/07 A.M.C. In Submission REVISIONS

No. 10000 By

O.M. Condorog Associates Inc.
 Consulting Engineers
 8501 Markham Rd. Suite 2015
 Woodbridge Ont. L4L 6G4
 905-850-7000 Fax: 905-850-8000
 Email: clu@bmvival.com

19T-95070

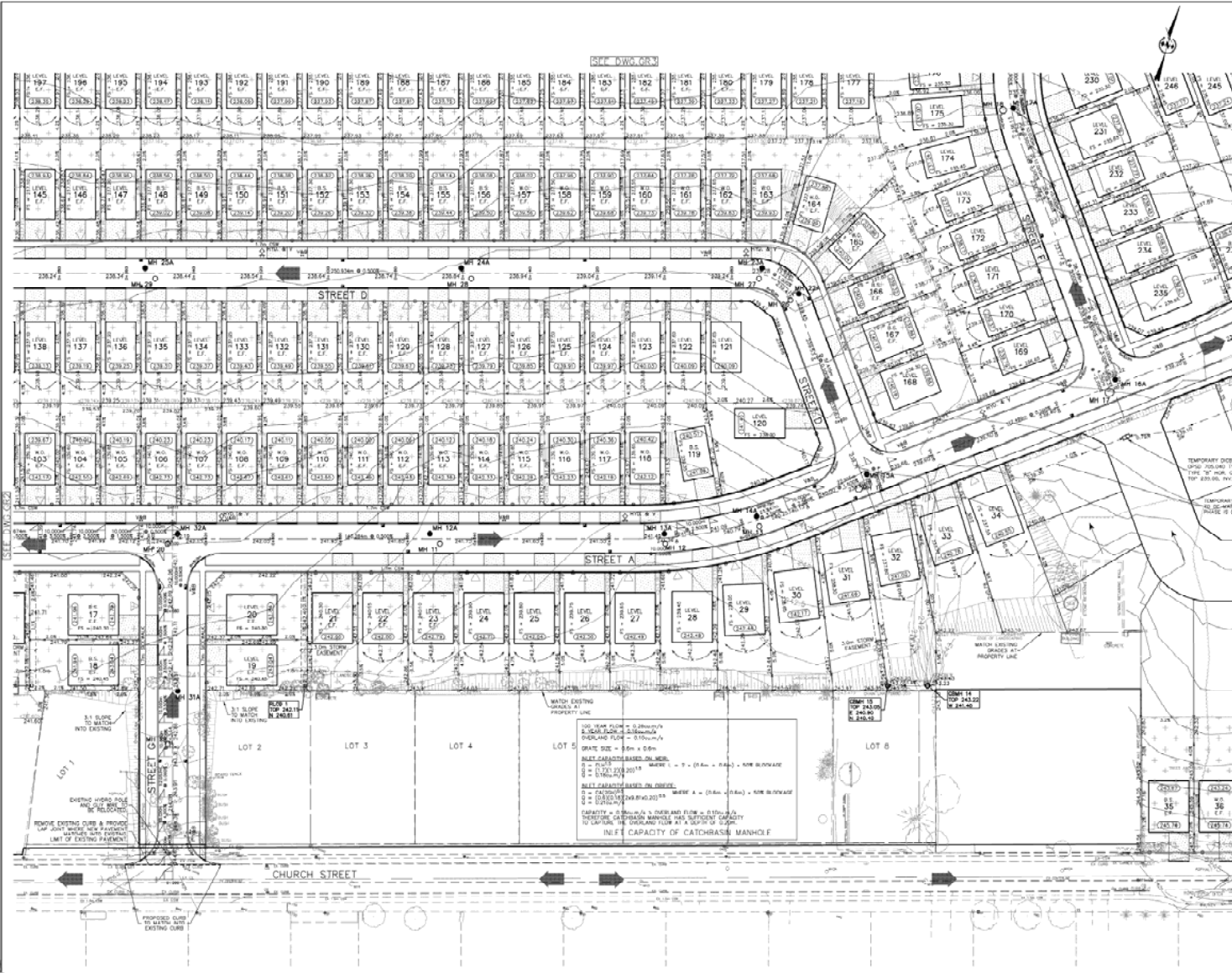
TREASURE HILL DEVELOPMENT

**TOWN OF GEORGINA
 REGION OF YORK**

**GRADE CONTROL
 PLAN**

SCALE: 1:500 DATE: APRIL 2017 SHEET NO. 1707
 DRAWN: A.S.D. CHECKED: A.M.C. DATE: APRIL 2017
 DESIGNED: A.S.D. SHEET 2 OF 6

GR2



- LEGEND**
- CATCHBASIN
 - CATCHBASIN WITH INLET CONTROL DEVICE (PEX TYPE SET AT 1.5m DEPTH)
 - ▣ DOUBLE CATCHBASIN
 - ▣ DOUBLE CATCHBASIN WITH INLET CONTROL DEVICE (PEX TYPE SET AT 1.5m DEPTH)
 - STORM MANHOLE
 - STORM CATCHBASIN MANHOLE
 - STORM DOUBLE CATCHBASIN MANHOLE
 - SANITARY MANHOLE
 - ▽ SINGLE STORM & SINGLE SANITARY DEVICE
 - SINGLE CURB STOP
 - ▽ V&V AND BOX
 - ▽ HYDRANT AND VALVE
 - PROPOSED ELEVATION
 - 240.50 PROPOSED SHALE ELEVATION
 - UNIFORM WOOD GRADE
 - 240.50 W&V RAINWATER LINE
 - EXISTING LOT CORNER ELEVATION
 - EXISTING CONTOUR
 - REAR WADOUT BASEMENT TYPE
 - BACKSPLIT
 - LEVEL LOT
 - ENGINEERED FILL LOT
 - WATER OVERLAND FLOW ROUTE
 - PRIVATE WOOD FENCE
 - ACOUSTIC WOOD FENCE
 - 1.50m HIGH CHAIN LINK FENCE (EPSD W/2.10)
 - 1.20m POST AND RAIL WOOD FENCE
 - TEMPORARY DISE (DISE 200.00) IN THE 'W' MARK OF THE 'TOP 0.25.00' INV.
 - TEMPORARY DISE (DISE 200.00) IN THE 'W' MARK OF THE 'TOP 0.25.00' INV.
 - LIMITS OF REPAIRED UNPAVED PAV.
 - DRAINAGE FLOW

ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE REFERRED TO GEODETIC SURVEY OF CANADA REGISTRATION NUMBER 02193704975 HAVING A FUTURE ELEVATION OF 241.800 METRES. ELEVATIONS ARE GEODETIC AND ARE REFERRED TO A BENCHMARK ON THE WESTERN SIDE OF NEWBORN PUBLIC SCHOOL HAVING AN ELEVATION OF 241.797 m.

CONTRACTOR TO BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL EXISTING UNDERGROUND AND ABOVE GROUND LINES AND SERVICES. THE CONTRACTOR SHALL ADVISE THE ENGINEER OF ANY DISCREPANCIES BEFORE PROCEEDING WITH CONSTRUCTION. UNDER NO CIRCUMSTANCES SHALL BE MADE RELEASED. ENGINEER'S OFFICE BEING HIS SOLE OFFICE FOR THESE PLANS. A.S. CONSULTANTS ASSOCIATES INC. ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE LOCATION OF EXISTING UTILITIES AS INDICATED ON THIS DRAWING.

A.M. GARDNER
Professional Engineer
License No. 12006
Province of Ontario

1. REVISED: 11/11/2017
 2. REVISED: 11/11/2017
 3. REVISED: 11/11/2017
 4. REVISED: 11/11/2017

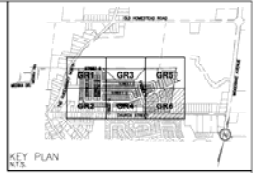
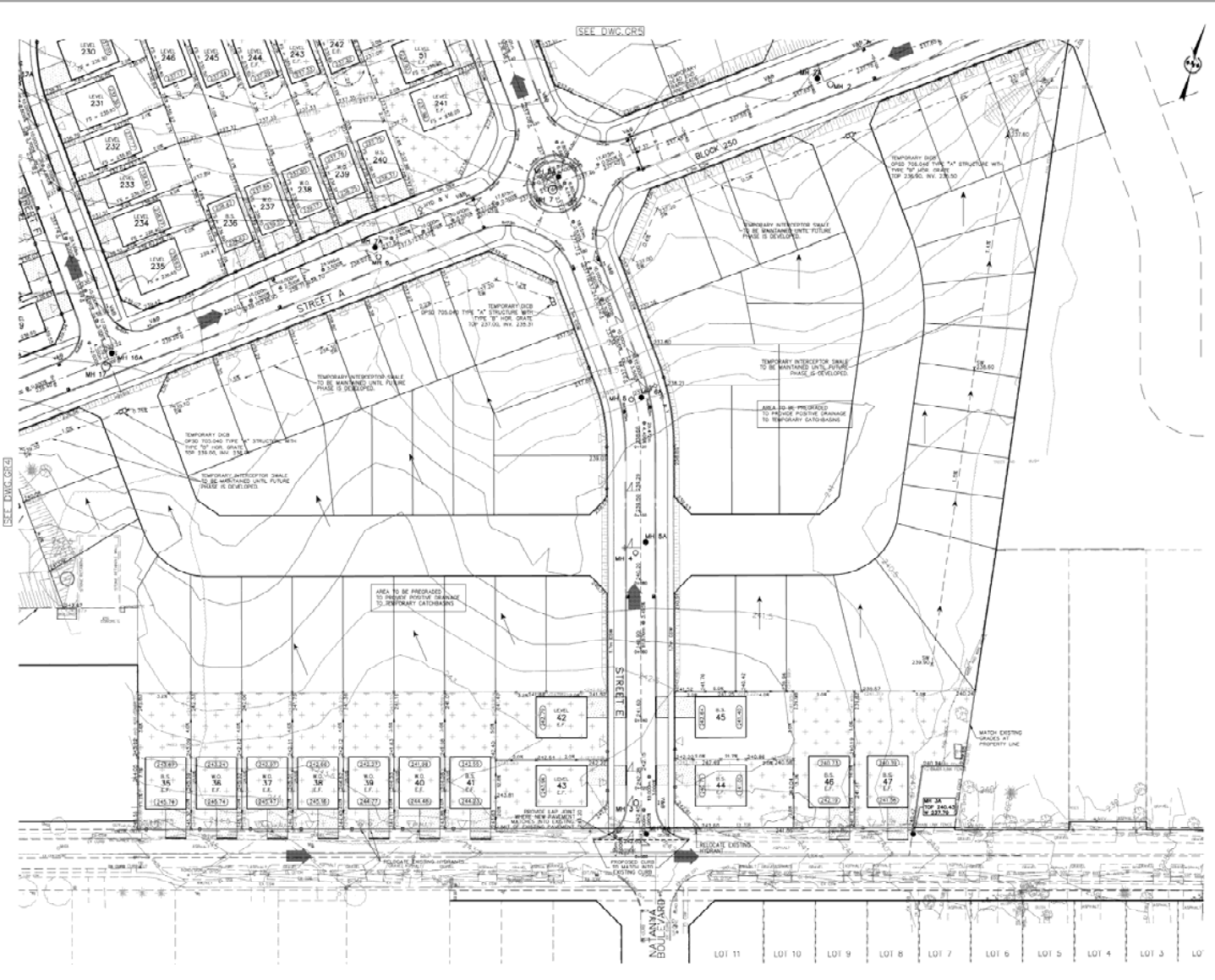
a.m.gardner associates inc.
 consulting engineers
 8885 Weston Rd., Suite 203
 Woodbridge and L4L 9R4
 905-860-8020 Fax: 905-860-8099
 Email: atlg@aimgardner.com

19T-95070
TREASURE HILL DEVELOPMENT

TOWN OF GEORGINA
REGION OF YORK

GRADE CONTROL PLAN

SCALE: 1:500 DATE: APRIL 2017 SHEET: 1707
 DRAWN: A.S.G. CHECKED: A.M.G. PLOT NO. 1707
 CDL



- LEGEND**
- ☐ CATCHBASIN
 - ☐ CATCHBASIN WITH INLET CONTROL DEVICE (DEVI TYPE SET AT 1.5m DEPTH)
 - ☐ DOUBLE CATCHBASIN
 - ☐ DOUBLE CATCHBASIN WITH INLET CONTROL DEVICE (DEVI TYPE SET AT 1.5m DEPTH)
 - STORM MANHOLE
 - STORM CATCHBASIN MANHOLE
 - STORM DOUBLE CATCHBASIN MANHOLE
 - SANITARY MANHOLE
 - ▽ SINGLE STORM & SINGLE SANITARY SERVICE
 - SMALL CURB STOP
 - VALVE AND BOX
 - HYDRANT AND VALVE
 - 240.00 PROPOSED ELEVATION
 - SR 240.00 PROPOSED DRIVE ELEVATION
 - CE(240.00) SLOPED HOUSE GRADE
 - FS = 230.00 MIN. BASEMENT SLAB
 - EXISTING LOT CORNER ELEVATION
 - EXISTING CONTOUR
 - 1.00m NEAR WALLS/ BASEMENT TYPE
 - B.S. BACKWATER
 - LEVEL LOT
 - ENGINEERED FILL LOT
 - MAJOR OVERLAND FLOW ROUTE
 - PRIVATE WOOD FENCE
 - ACUSTIC WOOD FENCE
 - 1.00m HIGH CHAIN LINK FENCE (DPMO 472-130)
 - 1.00m BRICK AND B&B WOOD FENCE
 - UNITS OF REQUIRED ENGINEERED FILL
 - DRAINAGE FLOW

ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE REFERRED TO GEODETIC SURFACE OF CANADA BENCHMARK NO. 02178/1975 (MARIU) & PARALLELS ELEVATION OF 241.800 MSL (0.0).

ELEVATIONS ARE GEODETIC AND ARE REFERRED TO A BENCHMARK ON THE WEST END OF KENNEDY PUBLIC SCHOOL, HAVING AN ELEVATION OF 241.797 M.

CONTRACTOR TO BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL EXISTING UNDERGROUND AND ABOVE UTILITIES AND SERVICES. THE CONTRACTOR SHALL ADVISE THE ENGINEER OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH CONSTRUCTION. VARIOUS UTILITIES CONCERNED TO BE GIVEN REQUIRED ADVANCED NOTICE PRIOR TO ANY DIGGING FOR STAKE OUT. A.M. CANDORAS ASSOCIATES INC. ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE LOCATION OF EXISTING UTILITIES AS INDICATED ON THIS DRAWING.

1 APR/27 A.M.C. THE SUBMISSION

No. 197-95070 REGION

a.m.candoras associates inc.
 consulting engineers
 8051 Markham Rd., Suite 203
 Woodbridge, Ont. L4L 0A4
 905-862-8000 Fax 905-862-8099
 Email: alic@amc.com

197-95070

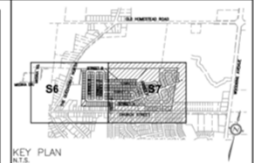
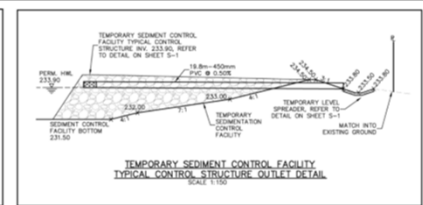
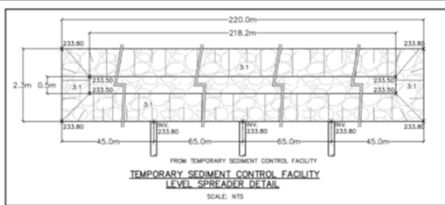
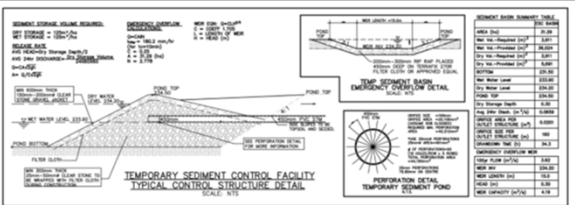
TREASURE HILL DEVELOPMENT

TOWN OF GEORGINA
 REGION OF YORK

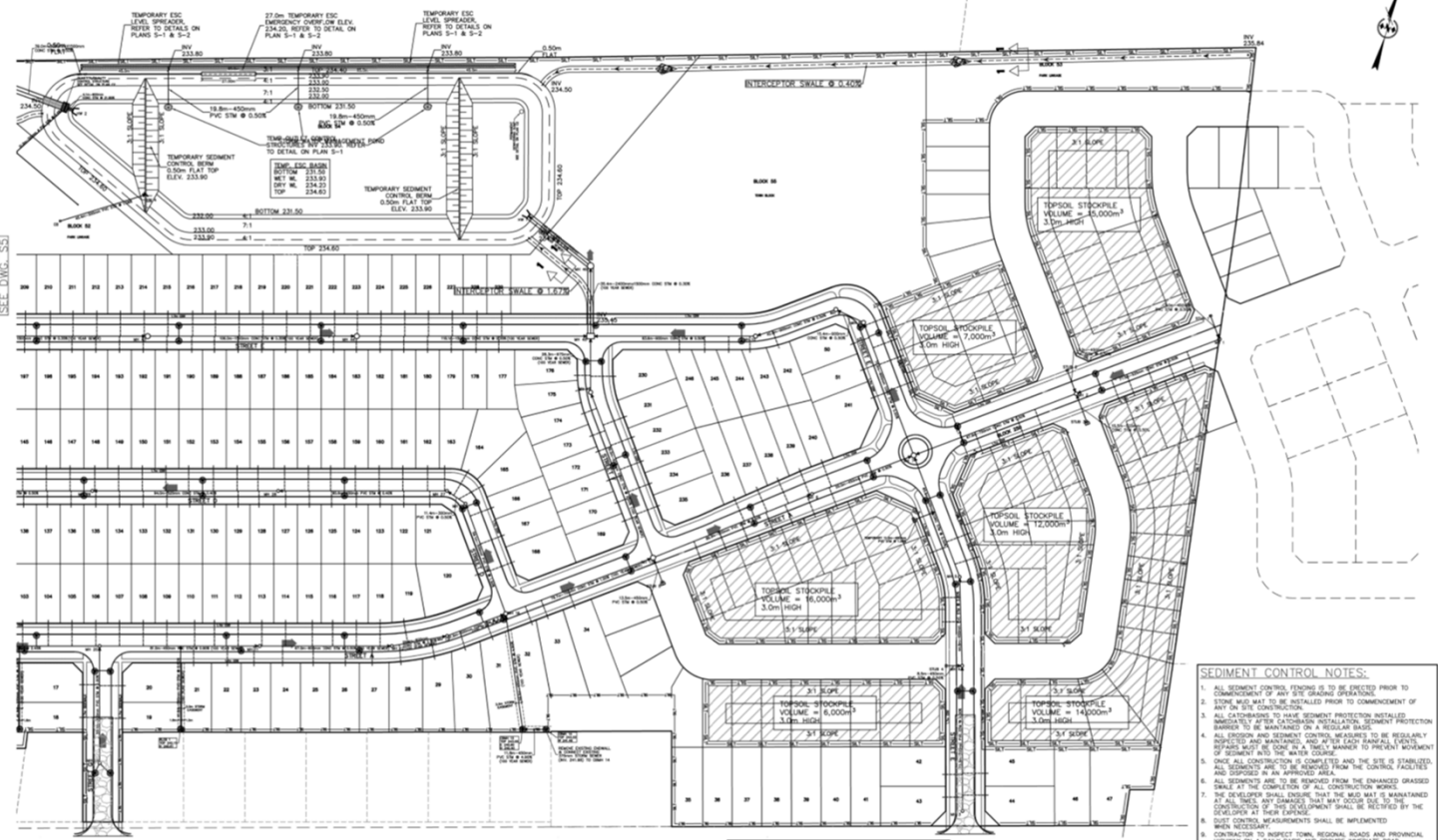
GRADE CONTROL PLAN

SCALE: 1:500 DATE: APRIL 2017 PROJ. NO. 4707
 DRAWN: A.B.C. CHECKED: A.M.C. PLOT NO. 1

CDC



- LEGEND**
- CATCH-BASIN
 - CATCH-BASIN WITH INLET CONTROL DEVICE (SPEC TYPE SET AT 1.2m (39'6"))
 - DOUBLE CATCH-BASIN
 - CATCH-BASIN WITH INLET CONTROL DEVICE (SPEC TYPE SET AT 1.2m (39'6"))
 - STORM MANHOLE
 - CATCH-BASIN MANHOLE
 - DOUBLE CATCH-BASIN MANHOLE
 - SINGLE STORM SERVICE CONNECTION
 - EXISTING CONDUIT
 - MAJOR OVERLAND FLOW ROUTE
 - CATCH-BASIN SEDIMENT TRAP SEE DETAIL ON DWG. 58
 - STONE MID MAT SEE DETAIL ON DWG. 58
 - 1.5" FIBRE SEE DETAIL ON DWG. 58
 - ROCK CHECK DAM SEE DETAIL ON DWG. 58
 - TOPSOIL STOCKPILE LOCATION



CONTRACTOR TO BE RESPONSIBLE FOR VERIFYING THE LOCATIONS OF ALL EXISTING UNDERGROUND AND ABOVE UTILITIES AND SERVICES. THE CONTRACTOR SHALL ADVISE THE ENGINEER OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH CONSTRUCTION. VARIOUS UTILITIES CONCERNED TO BE GIVEN REQUIRED ADVANCED NOTICE PRIOR TO ANY DIGGING, FOR STAKE OUT. A.M. CANDARAS ASSOCIATES INC. ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE LOCATION OF EXISTING UTILITIES AS INDICATED ON THIS DRAWING.



1 APR. 2017 A.M.C. 1st SUBMISSION

19T-95070

TREASURE HILL DEVELOPMENT

TOWN OF GEORGINA REGION OF YORK

SEDIMENT AND EROSION CONTROL PLAN

- SEDIMENT CONTROL NOTES:**
1. ALL SEDIMENT PROTECTION SHALL BE INSTALLED PRIOR TO COMMENCEMENT OF ANY SITE GRADING OPERATIONS.
 2. STONE MID MAT TO BE INSTALLED PRIOR TO COMMENCEMENT OF ANY ON SITE CONSTRUCTION.
 3. ALL CONDUITS TO HAVE SEDIMENT PROTECTION BARRIERS TO BE MAINTAINED ON A REGULAR BASIS.
 4. ALL EXISTING AND CONDUIT SEDIMENT PROTECTION BARRIERS TO BE MAINTAINED AND AFTER EACH RAINFALL EVENT, BARRIERS MUST BE CHECKED TO BE SURELY BARRIERS TO PREVENT MOVEMENT OF SEDIMENT INTO THE WATER COURSE.
 5. ONCE ALL CONSTRUCTION IS COMPLETED AND THE SITE IS STABILIZED, ALL SEDIMENT BARRIERS SHALL BE REMOVED FROM THE CONSTRUCTION FACILITIES AND DISPOSED IN AN APPROVED AREA.
 6. ALL SEDIMENT TO BE REMOVED FROM THE ENHANCED GRADED SWALE AT THE COMPLETION OF ALL CONSTRUCTION WORKS.
 7. THE DEVELOPER SHALL ENSURE THAT THE SWALE MAT IS MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD AND SHALL BE RECEIVED BY THE DEVELOPER AT THEIR ENDUSE.
 8. SUIT CONTROL MEASUREMENTS SHALL BE IMPLEMENTED WHEN NECESSARY.
 9. CONTRACTOR TO INSPECT TOWN, REGIONAL, ROADS AND PROVINCIAL HIGHWAY ON A DAILY BASIS AND PROVIDE IMMEDIATE ROAD MAINTENANCE IF ROAD TRAFFIC HAS ACCIDENTS.

SEDIMENT & EROSION CONTROL NOTES:

IF SITE CONSTRUCTION ACTIVITIES ARE INTERRUPTED AND/OR MANUALLY EXPOSED TO DAYS ALL STRIPPED AND/OR BANK SIDE AREAS ARE TO BE STABILIZED BY SOILING / VEGETATION PLANTING OR OTHER APPROVED METHOD TO THE SATISFACTION OF THE TOWN OF GEORGINA. ALL Silt CONTROLS ARE TO BE MAINTAINED AS REQUIRED & INSPECTED ON A REGULAR BASIS. IN ADDITION THE Silt CONTROLS ARE TO BE INSPECTED AFTER EVERY RAINFALL & ANY NECESSARY REPAIRS TO BE MADE IMMEDIATELY INDICATED.

NOTE: THE STORMWATER MANAGEMENT CONTROL FACILITY IS TO BE USED AS A TEMPORARY SEDIMENT & EROSION CONTROL BASIN.

ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE REFERRED TO GEODETIC SURVEY OF CANADA BENCHMARK NO. 20718/2018 HAVING A PUBLISHED ELEVATION OF 241.800 METRES.

ELEVATIONS ARE GEODETIC AND ARE REFERRED TO A BENCHMARK ON THE WESTERN SIDE OF RESKICK PUBLIC SCHOOL HAVING AN ELEVATION OF 241.787 m.

SCALE: 1:1000 DATE: APRIL 2017 PROJ. NO: 1707
 DRAWN: A.C.D. CHK'D: A.M.C. PLAN NO:
 DESIGNED: A.C.D. SHEET 7 OF 12

S7