



TOPOGRAPHIC SKETCH

SCALE=1:150

#7000 GARNER ROAD

#7060 GARNER ROAD

NOTES:

- THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWER, AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND WHERE SHOWN, THE ACCURACY OF SUCH INFORMATION SHALL BE THE RESPONSIBILITY OF THE CLIENT. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.
- THE POSITION OF POLE LINES, CONDUITS, WATERMANS, SEWER, AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND WHERE SHOWN, THE ACCURACY OF SUCH INFORMATION SHALL BE THE RESPONSIBILITY OF THE CLIENT. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.
- ALL CONSTRUCTION MUST COMPLY WITH THE CANADIAN STANDARDS ASSOCIATION (CSA) STANDARD FOR FOUNDATION.

DRAFTING

DESIGN	RG
CHECKED BY	GR
APPROVED BY	---

NOTE: BUILDER AND SUPERVISOR TO VERIFY UTILITIES PRIOR TO CONSTRUCTION. SUPERVISOR IS RESPONSIBLE FOR VERIFYING BUILDING LOCATION PRIOR TO LAYOUT OF BUILDING FOUNDATION.

GRADING NOTES:
 - ROOFWATER LEADERS ON THE PROPOSED DWELLING TO SPILL TO GRADE ON SPLASH PAD.
 - SWAMP PUMP OUTLET TO BE DIRECTED TO GRADE.
 - MAINTAIN EXISTING GRADING AND SURFACE DRAINAGE PATTERNS SO NOT TO IMPACT
 - MIN. 2% TO A MAX. 5% SLOPE FOR REMAINING PROPOSED APRON TO MATCH INTO EXISTING GRADE.

GEODETIC B.M. ELEVATION = 1174.05 m
 ELEVATIONS SHOWN HEREON ARE OF GEODETIC ORIGIN (GOD 1984/87) AND DERIVED FROM GNS OBSERVATIONS AND NATIONAL RESOURCES CANADA'S GEOID MODEL HT2.0.

SITE BENCHMARK ELEV. = m

RUSSELL TECHNICAL SERVICES

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 WELAND, ONTARIO L8B 5M4
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 email: russellrtds@gmail.com



AS CONSTRUCTED GRADING CERTIFICATION

I hereby certify that I have taken the finished grades shown, and that the grading of this lot generally conforms to the latest revision of the subdivision drainage plan for this subdivision, properties and this lot will drain satisfactorily and not adversely affect adjacent properties.

NAME: _____ SIGNATURE: _____
 LIC#: _____ DATE: _____

PART 1 LOT AREA	±633.63m ²
PART 2 LOT AREA	±633.63m ²
PART 3 LOT AREA	±633.63m ²
PART 4 LOT AREA	±122.64m ²
TOTAL LOT AREA	±2023.53m ²
LOT COVERAGE	0.0%

CITY OR TOWN _____
 ACCEPTED BY _____
 DATE _____

LEGEND

- EXISTING ELEVATION
- PROPOSED APRON ELEVATION
- PROPOSED ELEVATION
- DIRECTION OF DRAINAGE FLOW
- DOWNSPOUT DISCHARGE
- SWAMP PUMP DISCHARGE

DETAILED LOT AND GRADING PLAN

LOT # PT TWP LT 169
 PLAN # 64264-0095
 ADDRESS 7040 GARNER ROAD
 HOUSE STYLE VACANT LOT

CERTIFICATION OF EXISTING AND PROPOSED GRADES

I hereby certify that this proposed Lot Grading Plan satisfies the technical requirements for City of Niagara Falls drainage policy. The proposed grades shown are compatible with adjacent properties and this lot will drain satisfactorily and not adversely affect adjacent properties.

NAME: _____ SIGNATURE: _____
 LIC#: _____ DATE: _____

7040 GARNER ROAD
 CITY OF NIAGARA FALLS
 PROPOSED LOT SERVICES

CONSULTANT FILE NO.	7040TS
DATE	2024-09-30
PRINTED SCALE	1:150 m
REF. NO.	
DWG. NO.	7040TS
REV	0