TOWN OF CALEDON
PLANNING
RECEIVED
July 31, 2020

REGULATORY FLOOD ELEVATION
IS THE HIGHER OF THE TWO
ELEVATIONS DISPLAYED

LEGEND
Cross-Section Label

Regional Flood Elevation (m)
172.00
172.00
14.060
Cross-Section Number
100 Year Flood Elevation (m)
14.060
172.00
172.00
Cross-Section Leader Line
Cross-Section Length

100 Yr WSE > Regional WSE
Regional WSE > 100 Yr WSE
ITALICS Denotes Post-Development Flood Elevation

NORTH

APPROXIMATE FLOOD PLAIN COMPENSATION (CUT)
POST DEVELOPMENT FLOODPLAIN 10m SETBACK
POST DEVELOPMENT FLOODPLAIN
PROPOSE DITCH REALIGNMENT
EXISTING DRAIN 2020
APPROXIMATE FLOOD PLAIN COMPENSATION (CUT)
PROPOSE DITCH REALIGNMENT
APPROXIMATE FLOOD PLAIN COMPENSATION (CUT)
POST DEVELOPMENT FLOODPLAIN
APPROXIMATE FLOOD PLAIN REDUCTION
APPROXIMATE FLOOD PLAIN COMPENSATION (CUT)
POST DEVELOPMENT FLOODPLAIN
PREDEVELOPMENT FLOODPLAIN (TRCA)
APPROXIMATE FLOOD PLAIN REDUCTION (FILL)
PREDEVELOPMENT FLOODPLAIN
POST DEVELOPMENT FLOODPLAIN
LIMIT OF WETLAND SETBACK
LIMIT AS STAKED BY T.R.C.A. ON JUNE 4, 2020

242.19 242.20 1561.698 242.16 242.15
242.85 242.85 1561.762
241.45 241.46 241.60 241.61 1561.551
241.14 241.15 241.03 241.04 1561.404
239.95 239.96 239.58 239.59 1561.120
239.98 239.99 1561.256
240.49 240.50
239.30 239.37 239.31 239.32 1560.977

HEALEY ROAD (ORIGINAL ROAD ALLOWANCE BETWEEN LOTS 5 AND 6) PIN 14526-0114 (LT)
EAST HALF OF LOT 5 CONCESSION 5 (ALBION)
HUMBER STATION RD.
COLERAINE DRIVE
MAYFIELD ROAD
OLD CREEK ROAD
KIRBY ROAD

KEY PLAN
Scale : N.T.S.

SITE

SUBJECT LANDS

NOTES:
THE POSITION OF POLE LINES, CONDUITS, WATERMAINS, SEWERS AND UNDERGROUND AND ABOVE GROUND UTILITIES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING THE WORK THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL UTILITIES AND STRUCTURES, AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

THE CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS ON THE JOB AND REPORT ANY DISCREPANCY TO THE ARCHITECTS/ENGINEERS BEFORE PROCEEDING WITH THE WORKS.

ALL DRAWINGS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND THE PROPERTY OF THE ENGINEER WHICH MUST BE RETURNED AT THE COMPLETION OF WORK.

THIS DRAWING IS NOT TO BE SCALED.

THE APPROVAL OF THIS PLAN DOES NOT EXEMPT THE OWNER'S CONTRACTOR FROM OBTAINING, BUT NOT LIMITED TO THE FOLLOWING PERMITS: ROAD CUT, SEWER PERMITS, RELOCATION OF SERVICES, ENCROACHMENT AGREEMENTS, APPROACH APPROVAL PERMITS, ETC..

EXISTING TOPOGRAPHICAL INFORMATION SUPPLIED BY R. AVIS SURVEYING INC.

BOUNDARY DATA DERIVED FROM INFORMATION FROM R. AVIS SURVEYING INC.

BENCH MARK:
ELEVATIONS ARE GEODETIC AND ARE DERIVED FROM THE TOWN OF CALEDON BENCHMARK No. 758056.

ELEVATION:
PUBLISHED ELEVATION = 251.263 metres.

BEARING NOTE:
BEARINGS SHOWN HEREON ARE GRID BEARINGS AND ARE REFERRED TO THE NORTHEASTERLY LIMIT OF PART 1 AS SHOWN ON PLAN 43R-30545, HAVING A BEARING OF N45°52'40"W.

METRIC NOTE:
DISTANCES AND ELEVATIONS ON THIS PLAN ARE TYPICALLY SHOWN IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NO.	REVISIONS	DATE	BY
1	1ST SUBMISSION	JULY 31/20	M.H.H.

PROJECT:
PROPOSED INDUSTRIAL DEVELOPMENT
8281 HEALEY ROAD
CALEDON, ONTARIO

CITY FILE: RZ 2020-0007

CLIENT :
8281 HEALEY ROAD GP LIMITED
c/o ONE PROPERTIES
333 BAY ST SUITE 2710,
TORONTO, ON. M5H 2R2

ODAN·DETECH CONSULTING ENGINEERS
The Odan/Detech Group Inc. P: (905) 632-3811 F: (905) 632-3363
5230 SOUTH SERVICE ROAD, BURLINGTON, ONTARIO, L7L 5K2

SCALE:
PROJECT NO: 19233
DATE: JUNE 2020
SCALE:

DRAWING : **HEC-RAS FLOODPLAIN MAPPING**

ENGINEER

DESIGN BY:	M.H.H.
DRAWN BY:	Z.Z.
CHECKED BY:	J.K.
APPROVED BY:	J.K.
DRWG. NO.:	FIG. FPM