



**NOTES**

- ALL ROOF DRAINS ARE CONVENTIONAL. STORMWATER RETENTION IS NOT PROVIDED ON THE BUILDING ROOFS.
- PRIOR TO COMMENCING ANY WORK WITHIN THE MUNICIPAL RIGHT OF WAY THE CONTRACTOR, DEVELOPER OR CONSULTANT WILL OBTAIN ALL NECESSARY ROAD OCCUPANCY PERMITS FROM THE CITY/TOWN'S RIGHT-OF-WAY MANAGEMENT UNIT.
- LOCATIONS AND ELEVATIONS OF EXISTING UNDERGROUND AND ABOVE GROUND UTILITIES AND SERVICES INCLUDING BUT NOT LIMITED TO GAS, HYDRO, BELL, CABLE, ETC. ARE NOT NECESSARILY SHOWN IN THIS SET OF DRAWINGS. ALL LANDSCAPE GRADING AND OTHER SITE WORKS TO OCCUR WITHIN DRIPLINE OF EXISTING TREES, SHALL BE PERFORMED BY HAND ONLY.
- STORM AND SANITARY SEWER NOTATIONS AND DIRECTIONS ARE BASED ON CONSTRUCTION NORTH.

**REGION OF PEEL NOTES**

- THE PUBLIC WORKS STANDARD 2-1-1 IS STILL APPLICABLE FOR PROPERTY LINE SAMPLING MAINTENANCE HOLE HOWEVER, IT MUST BE MODIFIED IN THE FIELD TO ELIMINATE IN-FLOW AND INFILTRATION. ANY SANITARY CONNECTION OR STRUCTURES LEADING TO IN-FLOW AND INFILTRATION WILL HAVE TO BE ADDRESSED AND WILL BE ENFORCED IN THE FIELD BY A REGION OF PEEL INSPECTOR.

**LEGEND**

NEW BARRIER CURB  
FINISH FLOOR ELEVATION  
FINISH GRADE ELEVATION  
TOP OF CURB ELEVATION  
GUTTER ELEVATION  
FLOW DIRECTION AND SLOPE  
FINISH GRADE CONTOUR  
NEW BOTTOM OF SWALE  
EXISTING GRADE  
EXISTING GRADE CONTOUR  
NEW STORM MANHOLE  
NEW SANITARY MANHOLE  
NEW CATCHBASIN MANHOLE  
EX. STORM MANHOLE  
EX. SANITARY MANHOLE  
NEW CATCH BASIN  
EX. CATCH BASIN  
NEW WATER VALVE  
EX. WATER VALVE  
BACKFLOW PREVENTOR  
WATER METER  
NEW FIRE HYDRANT  
EX. FIRE HYDRANT  
OVERLAND FLOW PATH  
RETAINING WALL  
DRAINAGE BOUNDARY  
SUB-CATCHMENT BOUNDARY  
DRAINAGE AREA #  
SIAMSESE CONNECTION  
CHAIN LINK FENCE (CLF)  
BOULEVARD RESTORATION PER POP STD  
PROPOSED REGULATORY FLOODLINE (FROM CROZIER DESIGN DRAWINGS)

NO PORTION OF THE WORK SHALL BE CARRIED OUT WITHOUT FIRST HAVING OBTAINED APPROVED CONSTRUCTION DRAWINGS, APPROVED PROJECT SCHEDULE(S), APPROVED TRAFFIC STAGING PLANS AND PERMITS FOR SUCH PORTION OF THE INFRASTRUCTURE WORK IN ACCORDANCE WITH THE PROVISIONS HEREOF AND GIVING 10 WORKING DAYS PRIOR WRITTEN NOTICE TO THE EXECUTIVE DIRECTOR, ENGINEERING AND CONSTRUCTION SERVICES THAT SUCH WORK IS TO BE CARRIED OUT WITH SUCH NOTICE TO SPECIFY THE ANTICIPATED DATE OF COMMENCEMENT OF THE WORK, A PRE-CONSTRUCTION COORDINATION MEETING WITH THE CITY AND STAFF IS TO BE HELD A MINIMUM OF FIVE WORKING DAYS PRIOR TO THE COMMENCEMENT OF ANY OF THE WORK.

**SURVEY LEGEND**

EX. RETAINING WALL  
EX. GAS VALVE  
EX. GAS METER  
EX. BELL PEDESTAL  
EX. BOLLARD  
EX. GUY WIRE  
EX. HYDRO POLE  
EX. LIGHT STANDARD  
EX. HYDRO METER  
EX. MONITORING WALL  
EX. SIGN  
DECIDUOUS TREE  
CONIFEROUS TREE  
EX. GAS LINE  
EX. OVERHEAD HYDRO  
EX. UNDERGROUND HYDRO  
EX. DITCH/SWALE  
EX. CENTERLINE OF ROAD  
EX. TOP OF BANK  
EX. FIBRE OPTICS  
EX. UNDERGROUND TEL  
EX. FENCE LINE

**GENERAL NOTES**

- PRIOR TO STARTING ANY WORKS, THE CONTRACTOR MUST ENSURE THAT ALL NECESSARY APPROVALS ARE IN PLACE FROM THE TOWN OF CALEDON, REGION OF PEEL, CONSERVATION AUTHORITY AND ALL OTHER EXTERNAL AGENCIES, AS REQUIRED.
- ALL THE CONSTRUCTION WORKS FOR THIS PROJECT SHALL CONFORM TO THE LATEST STANDARDS AND SPECIFICATIONS OF THE TOWN OF CALEDON, THE REGION OF PEEL, M.O.E. AND OPS/OISS. ONTARIO PROVINCIAL STANDARDS MAY BE USED WHERE NO OTHER STANDARD OR SPECIFICATION IS PROVIDED BY THE LOCAL CONCERNED AGENCIES.
- ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE CURRENT "OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS". THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE CONSTRUCTOR AS DEFINED IN THE ACT.
- ALL TEMPORARY TRAFFIC CONTROL AND SIGNS DURING CONSTRUCTION SHALL BE IN ACCORDANCE WITH CURRENT ONTARIO TRAFFIC MANUAL BOOK 7. TEMPORARY CONDITIONS FIELD EDITION.
- PRIOR TO COMMENCING ANY WORK WITHIN THE MUNICIPAL RIGHT OF WAY, THE CONTRACTOR OR DEVELOPER WILL OBTAIN ALL NECESSARY ROAD OCCUPANCY PERMITS FROM THE CITY/TOWN'S RIGHT-OF-WAY MANAGEMENT UNIT.
- ANY AREAS WITHIN R.O.W. WHICH REQUIRE FILL IN EXCESS OF 0.30M ARE SUBJECT TO COMPACTION TESTS AND SUCH TESTS MUST SHOW A MIN. COMPACTION OF 90% S.P.D. AT ALL DEPTHS.
- A UTILITY CLEARANCE RADIUS OF 1.2 METERS BETWEEN THE PROPOSED DRIVEWAY ENTRANCE CURB RETURN AND ALL ABOVE AND UNDER GROUND UTILITIES MUST BE MAINTAINED.
- THE SERVICE CONNECTION TRENCH WITHIN THE TRAVELED PORTION OF THE ROAD ALLOWANCE SHALL BE BACKFILLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE ROAD OCCUPANCY / ACCESS PERMIT APPLICATION.
- ALL RESTORATIONS AND RELOCATION SHALL BE COMPLETED TO THE SATISFACTION OF THE TOWN OF CALEDON AND REGION OF PEEL. ALL AREAS WITHIN PUBLIC RIGHT-OF-WAYS DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER. GRASSED AREAS SHALL BE PROVIDED WITH 200mm OF TOPSOIL AND SOODED TO THE SATISFACTION OF THE DIRECTOR OF ENGINEERING.
- THE LOCATION OF ALL ABOVE / UNDER GROUND UTILITIES SHOWN ON THIS PLAN IS APPROXIMATE AND IS FOR PLANNING AND DESIGN PURPOSES ONLY. THE EXACT LOCATION SHALL BE DETERMINED BY CONSULTING CONSIDERED UTILITY COMPANIES. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES AND SHALL BE RESPONSIBLE FOR ADEQUATE PROTECTION FROM DAMAGE DURING CONSTRUCTION.
- ALL DIMENSIONS, ELEVATIONS, SURVEY POINTS AND OTHER INFORMATION SHALL BE CHECKED AND VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO ANY CONSTRUCTION. ANY DISCREPANCIES FOUND MUST BE REPORTED IMMEDIATELY TO THE ENGINEER PRIOR TO CONSTRUCTION AND MUST BE COORDINATED WITH THE CONCERNED AUTHORITY OF THE NECESSARY CHANGES.
- THE REMOVAL OF TREES REQUIRES THE APPROVAL OF PARKS, FORESTRY AND RECREATION DIVISION SUPERVISOR OF THE CITY/TOWN/REGION.
- ANY DAMAGE TO PROPERTY ADJACENT TO THE CONSTRUCTION SITE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- CONTRACTOR SHALL VERIFY AND MATCH EXISTING PAVEMENT STRUCTURE IN DEPTH AND MATERIAL. ANY DISCREPANCIES BETWEEN EXISTING AND LATEST STANDARD PAVEMENT STRUCTURE SHALL BE REPORTED TO THE ENGINEER PRIOR TO COMMENCEMENT OF CONSTRUCTION AND SHOULD TAKE APPROPRIATE ACTION TO THE SATISFACTION OF THE CONCERNED AUTHORITY.
- MANHOLE AND VALVE CHAMBER COVERS ARE TO BE SET FLUSH WITH BASE COURSE ASPHALT AND ADJUSTED TO FINAL GRADE PRIOR TO INSTALLING TOP LIFT OF ASPHALT.
- BLASTING IS NOT PERMITTED.
- DURING CONSTRUCTION ALL C&B AND CB&Hs SHALL BE PROVIDED WITH SEDIMENT TRAP AS PER DETAIL.

**TOWN OF CALEDON GRADING AND DRAINAGE NOTES**

- CONSTRUCTION FOR THIS PROJECT TO COMPLY WITH THE MOST CURRENT VERSION OF THE TOWN OF CALEDON DEVELOPMENT STANDARDS AND THE ONTARIO PROVINCIAL STANDARDS AND SPECIFICATIONS.
- ALL PROPOSED CONSTRUCTION SHALL BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS.
- WITHIN A MINIMUM OF FORTY-EIGHT HOURS PRIOR TO COMMENCING CONSTRUCTION WITHIN THE MUNICIPAL RIGHT-OF-WAY, THE CONTRACTOR MUST CONTACT THE FOLLOWING:  
TOWN OF CALEDON, FINANCE AND INFRASTRUCTURE SERVICES DEPARTMENT 905-584-2272  
REGION OF PEEL 905-791-7800  
ENERGIZE CONSUMERS GAS 905-758-7024  
HYDRO ONE 519-941-1211  
BELL CANADA 416-296-6929  
ROGERS CABLE 905-897-3914
- ALL DRAINAGE TO BE SELF-CONTAINED AND DISCHARGED TO A LOCATION APPROVED BY THE TOWN OF CALEDON.
- SEDIMENT CONTROL DEVICES ARE TO BE INSTALLED PRIOR TO ANY CONSTRUCTION ON THE SITE AND SHALL BE INSPECTED AND MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD TO THE SATISFACTION OF THE TOWN OF CALEDON AND THE APPLICABLE CONSERVATION AUTHORITY.
- A MINIMUM OF 1.5M CLEARANCE IS TO BE PROVIDED FROM THE LIMITS OF ALL SIDEWALKS AND DRIVEWAYS TO EXISTING UTILITY STRUCTURES WITHIN THE MUNICIPAL RIGHT-OF-WAY. IF THIS CLEARANCE IS NOT MAINTAINED, THE STRUCTURES SHALL BE RELOCATED AT THE APPLICANT'S EXPENSE.
- STREET CURBS ARE TO BE CONTINUOUS WITHIN THE PROPOSED ENTRANCE.
- ANY CHANGES TO GRADES OR SERVICING FROM THE ORIGINALLY APPROVED SITE PLAN MUST BE APPROVED BY THE TOWN OF CALEDON.
- STRUCTURAL DESIGN OF THE FIRE ROUTE IS REQUIRED TO SUPPORT AN 18-TON VEHICLE, AS SUCH THE DRAWING IS TO SHOW AREAS OF HEAVY ASPHALT AND LIGHT ASPHALT AND IS TO PROVIDE DESIGN INFORMATION.
- ALL BOULEVARDS TO BE RESTORED WITH 150MM MINIMUM OF TOPSOIL AND SOD TO THE SATISFACTION OF THE TOWN OF CALEDON.
- THE MINIMUM PAVEMENT DESIGN FOR THE ASPHALT DRIVEWAY APRON WITHIN THE MUNICIPAL ROAD ALLOWANCE SHALL BE AS FOLLOWS:  
40MM HLB ASPHALT  
50MM HLB ASPHALT  
150MM GRANULAR "A"  
300MM GRANULAR "B"  
THE CONSULTANT SHOULD REVIEW THE ABOVE WITH RESPECT TO THE EXPECTED USAGE.
- SERVICE CONNECTION BACKFILL TO BE DISCUSSED WITH THE TOWN OF CALEDON

**CONTROL MH DETAIL**

N.T.S.

100-Year HWL=239.10  
5-Year HWL=238.76  
300mm PVC STM  
300mm PVC STM  
W IN=237.35  
450mm CONC STM  
IN FLOW  
CONTROL MH#2  
INLET IN=237.35  
S IN=237.35  
125mm PVC STM (ORIFICE=1)  
STORM FILTER SFPD0814  
OUTLET IN=237.18  
375mm PVC STM  
OUT FLOW

**KEY MAP:**

BASE INFORMATION TAKEN FROM DRAWING(S) BY OTHERS. FLORA DESIGNS INC. DOES NOT ASSUME ANY RESPONSIBILITY FOR ERRORS, OMISSIONS OR ACCURACY OF THE INFORMATION. DRAWINGS SHALL ONLY BE USED FOR GUIDELINE PURPOSES.

**LEGAL PROPERTY DESCRIPTION:**  
ALL OF PIN 14350-0359 (LT)  
**CONCESSION 6**  
GEOGRAPHIC TOWNSHIP OF ALBION  
TOWN OF CALEDON  
REGIONAL MUNICIPALITY OF PEEL

**BEARING NOTE:**  
BEARINGS ARE GRID BEARINGS AND ARE DERIVED FROM GPS OBSERVATIONS AND ARE REFERRED TO THE UTM PROJECTION, ZONE 17, NAD 83-CCRS (2010) ADJUSTMENT.

**BENCHMARK NOTE:**  
STATION No. 758056: CONCRETE BRIDGE CARRYING HIGHWAY 50 OVER CRR, 2.0 KM SOUTH OF JUNCTION OF HIGHWAY 50 AND KING STREET IN THE TOWN OF CALEDON (BOLTON) AND 0.4 KM NORTH OF SOUTH JUNCTION OF HIGHWAY 50 AND HEALY ROAD. TABLET IS SET HORIZONTALLY IN N.E. FACE OF FOOTING OF PIER COLUMN (2ND SOUTH EAST OF TRACKS), 1.4m BELOW TOP OF FOOTING, 1.8m SOUTH EAST OF NORTH WEST END, 73 CM ABOVE GROUND LEVEL AND 4.3 KM EAST OF CENTERLINE OF HIGHWAY 50.

**VERTICAL (GEOLOGICAL) CONTROL DATA:**  
DATUM: CGVD2028  
VERTICAL ORIGIN: FIRST ORDER  
ELEVATION: 251.263m  
TBM1 = CUT CROSS IN SIDEWALK, 239.58m  
TBM2 = CUT CROSS IN SIDEWALK, 238.59m

**SURVEY INFORMATION NOTE:**  
REFER TO LEGAL AND TOPOGRAPHIC SURVEY DRAWING PREPARED BY VAN HARTEN SURVEYING INC., ONTARIO AND SURVEYORS, O.L.S. PROJECT # 28021-20 FOR SURVEY INFORMATION INCLUDING BEARING, EASEMENTS AND BENCHMARK REFERENCES.

**TOWN OF CALEDON PLANNING RECEIVED**  
January 31, 2023

| DATE         | DESCRIPTION                                      | CHECKED BY |
|--------------|--|------------|
| JAN 29, 2023 | ISSUED FOR 4th SITE PLAN APPLICATION CIRCULATION | 4. CP      |
| MAR 03, 2022 | ISSUED FOR 3rd SITE PLAN APPLICATION CIRCULATION | 3. CP      |
| AUG 25, 2021 | ISSUED FOR 2nd SITE PLAN APPLICATION CIRCULATION | 2. CP      |
| SEP 21, 2020 | ISSUED FOR SITE PLAN APPLICATION                 | 1. CP      |

REVISIONS:

**NOTE:** Contractor is to check and verify all dimensions and conditions on the project, and is immediately report any discrepancies to the Architect and Engineer before proceeding with the work.

**FLORA DESIGNS INC.**  
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**PROJECT:**  
PROPOSED MARRIOTT HOTEL

12476 HIGHWAY 50, CALEDON, ON

**DRAWING TITLE:**  
SITE GRADING PLAN

|                         |                  |
|-------------------------|------------------|
| JOB NUMBER<br>FD-020398 | DRAWN BY<br>YG   |
| SCALE<br>AS NOTED       | CHECKED BY<br>CP |
| SHEET NUMBER            | <b>SG-1</b>      |

(36x24) (ARCH-D)