

KEY PLAN N.T.S.

**LEGEND**

- CB CATCHBASIN
- EXISTING ELEVATION
- PROPOSED ELEVATION
- DRAINAGE DIRECTION AND SLOPE
- EXISTING OVERLAND FLOW ROUTE
- DRAINAGE DIRECTION AND SLOPE
- PART 7 PARCEL PART NUMBER PER PLAN 43R-40429
- AMENITY AREA
- EXISTING AS-BUILT RUTLEDGE ROAD RIGHT OF WAY

Revision	Date	By	Appr'd
4. REVISED TO ADDRESS CITY APRIL 19, 2024 COMMENTS	APRIL 25, 2024	R.S.	
3. REVISED TO ADDRESS CITY FEB. 28, 2024 COMMENTS	MARCH 7, 2024	R.S.	
2. COORDINATE WITH ARCHITECTURAL SITE PLAN	JAN 17, 2024	R.S.	
1. ADD TOP OF BANK	JULY 4, 2023	R.S.	

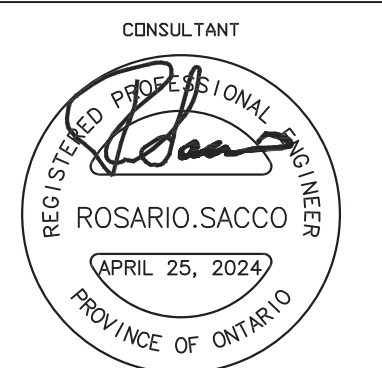
CITY OF MISSISSAUGA BENCHMARK No. 1080  
 BENCHMARK IS SET VERTICALLY ON THE SOUTH FACE OF THE SOUTH-WEST END OF THE SOUTH-WEST END OF THE CONCRETE BRIDGE ON TANNERY STREET  
 ELEVATION = 157.018

- GRADING PLAN STANDARD NOTES** (the following notes are to be included on all grading plans)
- 1) "Elevations are referred to the City of Mississauga Benchmark No. 1080, located VERTICALLY ON THE SOUTH FACE OF THE SOUTH-WEST END OF THE SOUTH-WEST END OF THE CONCRETE BRIDGE ON TANNERY STREET, having a published elevation of 157.018 meters".
  - 2) "I have reviewed the plans for the construction of a Condo building site located at 150 Rutledge Road and have prepared this plan to indicate the compatibility of the proposal to existing adjacent properties and municipal services. It is my belief that adherence to the proposed grades as shown will produce adequate surface drainage and proper facility of the municipal services without any detrimental effect to the existing drainage patterns or adjacent properties"
  - 3)
  - c) "All surface drainage will be self-contained, collected and discharged at a location to be approved prior to the issuance of a building permit."
  - (b) "The portions of the driveway within the municipal boulevard will be paved by the applicant."
  - (c) "At the entrances to the site, the municipal curb and sidewalk will be continuous through the driveway and a curb depression will be provided for each entrance."
  - (d) "All proposed curbing within the municipal boulevard area for the site is to suit as follows:
    - i) For all single family residential properties including on street townhouses, all curbing is to stop at the property limit or the back of the municipal sidewalk, whichever is applicable; or
    - ii) For all other proposals including Industrial, Commercial and Multi-Unit Residential developments, all entrances to the site are to be in accordance with City of Mississauga Standards 2240.030/2240.031, (as applicable) and 2230.20. Driveway and entrance curb radii dimensions shall be in accordance with OSPD 350.010."
  - (e) "All excess excavated material will be removed from the site."
  - (f) "The existing drainage pattern will be maintained except where noted."
  - (g) "The applicant will be required to contact all utility companies to obtain all required locates prior to the installation of hoarding within the municipal right-of-way."
  - (h) "The applicant will be responsible for the cost of any utility relocations necessitated by the site plan."
  - (i) "Prior to commencing construction, all required hoarding in accordance with the Ontario Occupational Health & Safety Act and regulations for construction projects, must be erected and then maintained throughout all phases of construction."
  - (j) "Should any works be required within the municipal right-of-way, a Road Occupancy Permit will be required. PUCC approval will be required. For further information, please contact the PUCC/Permit Technologist, at 905-615-4950 or by email at [tw.counter@mississauga.ca](mailto:tw.counter@mississauga.ca) or see the website link below?  
<https://www.mississauga.ca/services-and-programs/transportation-and-streets/roads-and-sidewalks/apply-for-a-road-occupancy-permit/>



- EROSION AND SEDIMENT CONTROL**
- A. PROTECT ALL EXPOSED SURFACE AND CONTROL ALL RUNOFF DURING CONSTRUCTION.
  - B. ALL EROSION CONTROL MEASURES TO BE IN PLACE BEFORE STARTING CONSTRUCTION AND REMAIN IN PLACE UNTIL RESTORATION/CONSTRUCTION IS COMPLETE.
  - C. MAINTAIN EROSION CONTROL MEASURES DURING CONSTRUCTION IN GOOD ORDER.
  - D. MINIMIZE AREA DISTURBED DURING CONSTRUCTION.
  - E. PROTECT ALL CATCHBASINS, MANHOLES AND PIPE ENDS FROM SEDIMENT INTRUSION.
  - F. KEEP ALL SUMPS CLEAN DURING CONSTRUCTION.
  - G. PREVENT WIND BLOWN DUST BY WATERING, SEEDING DISTURBED AREAS AS REQUIRED.
  - H. SILT CONTROL AS PER STD. DRWS. 2930.010, 2930.020, 2930.030 & 2930.040 OF THE CITY SHALL BE USED IN LOCALISED AREAS IF REQUIRED AND AS DIRECTED BY THE ENGINEER DURING CONSTRUCTION.
  - I. GRAVEL ENTRANCE SHALL BE PROVIDED WHEREVER EQUIPMENT LEAVES THE SITE TO PREVENT MUD TRACKING ONTO PAVED SURFACES. GRAVEL BED SHALL BE A MINIMUM OF 15m LONG, 6m WIDE AND 0.3m DEEP AND SHALL CONSIST OF COARSE (50mm CRUSHER-RUN LIMESTONE) MATERIAL. GRAVEL ENTRANCE SHALL BE MAINTAINED IN CLEAN CONDITION.
  - J. TEMPORARY PARKING DURING THE CONSTRUCTION ACTIVITY SHOULD BE LOCATED ON FLAT AREAS AS MUCH AS POSSIBLE.

- SITE PLAN STANDARD NOTES**
1. "I HEREBY CERTIFY THAT THIS DRAWING CONFORMS IN ALL RESPECTS TO THE SITE DEVELOPMENT PLANS AS APPROVED BY THE CITY OF MISSISSAUGA UNDER FILE NUMBER SP-12/144-W11"
  2. "THE CITY OF MISSISSAUGA REQUIRES THAT ALL WORKING DRAWINGS SUBMITTED TO THE BUILDING DIVISION AS PART OF AN APPLICATION FOR THE ISSUANCE OF A BUILDING PERMIT SHALL BE CERTIFIED BY THE ARCHITECT OR THE ENGINEER AS BEING IN CONFORMITY WITH THE SITE DEVELOPMENT PLAN AS APPROVED BY THE CITY OF MISSISSAUGA."
  3. "ALL EXTERIOR LIGHTING WILL BE DIRECTED ON TO THE SITE AND WILL NOT INFRINGE UPON THE ADJACENT PROPERTIES."
  4. "ALL ROOF TOP MECHANICAL UNITS SHALL BE SCREENED FROM VIEW BY THE APPLICANT."
  5. "PARKING SPACES RESERVED FOR PEOPLE WITH DISABILITIES MUST BE IDENTIFIED BY A SIGN, INSTALLED AT THE APPLICANT'S EXPENSE, IN ACCORDANCE WITH THE DESIGN SPECIFICATIONS OF SCHEDULE 2 & 3 OF BY-LAW 001-2009."
  6. "THE APPLICANT WILL BE RESPONSIBLE FOR ENSURING THAT ALL PLANS CONFORM TO TRANSPORT CANADA'S RESTRICTIONS."
  7. "GRADES WILL BE MET WITHIN A 33% MAXIMUM SLOPE AT THE PROPERTY LINES AND WITHIN THE SITE."
  8. "ALL DAMAGED AREAS ARE TO BE REINSTATED WITH TOPSOIL AND SOD PRIOR TO THE RELEASE OF SECURITIES."
  9. "SIGNAGE SHOWN ON THE SITE DEVELOPMENT PLANS IS FOR INFORMATION PURPOSES ONLY. ALL SIGNS WILL BE SUBJECT TO THE PROVISIONS OF SIGN BY-LAW 0054-2002, AS AMENDED, AND A SEPARATE SIGN APPLICATION WILL BE REQUIRED THROUGH THE BUILDING DIVISION."
  10. "ANY FENCING ADJACENT TO MUNICIPAL LANDS IS TO BE LOCATED 15 CM (6.0 INC.) INSIDE THE PROPERTY LINE."



**CITY OF MISSISSAUGA**  
 REGIONAL MUNICIPALITY OF PEEL

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**THE VIC 2**  
 150 RUTLEDGE ROAD  
 SITE GRADING PLAN

Designed By	D.J.S.	Checked by	R.S.	Project No.	19013
Drawn By	V.T.	Approved by	R.S.	Drawn No.	SG-1
Scale	1 : 300	Date	DEC. 2022	Sheet No.	- OF -

FIGURE 7