



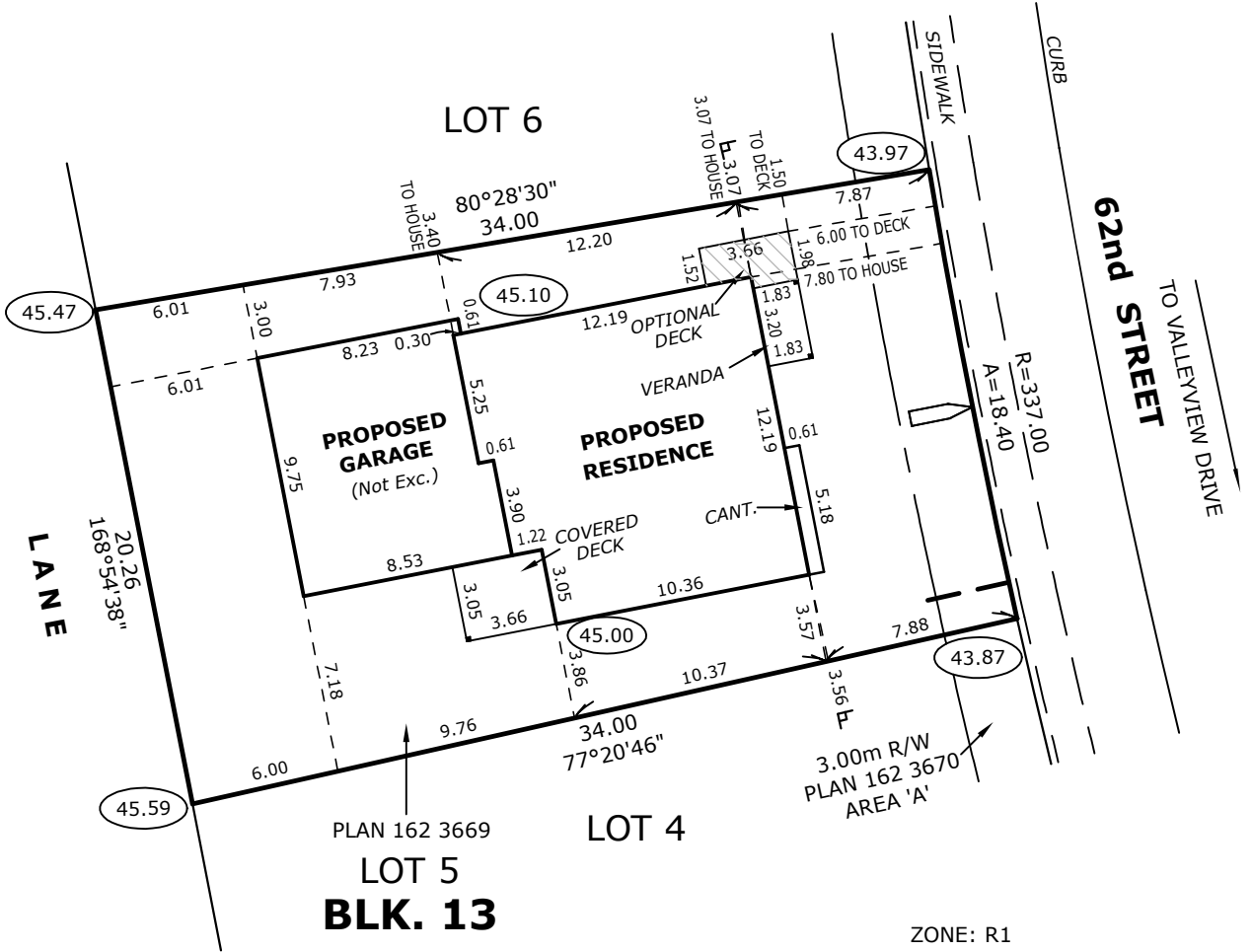
2107 - 87th Avenue N.W. | Edmonton AB, T6P 1L5  
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 Your comprehensive surveying partner.

APPROVAL OF CLIENT

INITIALS

DATE

# PLOT PLAN



ZONE: R1  
 LOT AREA = 655.43 m<sup>2</sup>,  
 ENCLOSED DWELLING = 223.71 m<sup>2</sup>, 34.13%  
 (INCLUDING GARAGE)  
 COVERED ENTRY = 5.85 m<sup>2</sup>, 0.89%

CALL UTILITY SAFETY PARTNERS PRIOR TO EXCAVATION.

ALL DIMENSIONS ARE TO EXTERIOR FOUNDATION OR STRUCTURE.

OWNER/BUILDER RESPONSIBLE TO ENSURE THAT ALL BACKFILL LEVELS MEET ALL CODES.

THE ELEVATION OF THIS HOUSE AND GARAGE WILL BE DESIGNED SO THAT IT WILL BE IN CONFORMANCE WITH THE LOT GRADING PLAN AND ON SITE GRADES.

INITIALED AND DATED COPY OF FINAL REVISION MUST BE RETURNED TO HAGEN SURVEYS PRIOR TO STAKEOUT.

DEVELOPMENT PERMIT REQUIRED PRIOR TO STAKEOUT IN EVENT OF ANY APPLICABLE VARIANCES.

IF ANY SUBSEQUENT REVISION OCCURS THIS PLAN SHALL NOT BE USED UNLESS HAGEN SURVEYS IS EXPLICITLY NOTIFIED.

SANITARY SEWER INVERT (TO BE VERIFIED BEFORE FINISHING AT PROPERTY LINE = EXCAVATION FOR GRAVITY DRAINAGE.)  
 FINISHED FLOOR ELEVATION = **45.70**  
 FINISHED GRADE FRONT OF HOUSE = **44.55**  
 FINISHED GRADE BACK OF HOUSE = **45.70**  
 GARAGE FLOOR ELEVATION AT OVERHEAD DOOR = **45.70**  
 BOTTOM OF FOOTINGS = **42.50**

HOUSE MODEL: **BUNGALOW**

DESIGN ELEVATION **665.00**  
 DEVELOPER'S FENCE  
 LIGHT POST  
 POWER CONNECTION  
 PROHIBITED DRIVE LOCATION  
 SEWER AND WATER SERVICE  
 TREE  
 UTILITY PEDESTAL  
 WATER SHUT OFF VALVE

NOTE: ALL DISTANCES & GRADES ARE IN METRES AND DECIMALS THEREOF. THIS PLAN IS SUBJECT TO APPROVAL OF LOCAL APPROVING AUTHORITY. BUILDER/OWNER WILL BE RESPONSIBLE FOR ANY ERRORS ON THIS PLAN SHOULD CONSTRUCTION BEGIN PRIOR TO THE PLAN BEING APPROVED BY THE LOCAL GOVERNING AUTHORITY.

ESD	DATE YYYY-MM-DD	REVISIONS
CHECKED BY:		DGC

BUILDER OR OWNER KATERRA CONTRACTING	SUBDIVISION VALLEYVIEW	PLAN 162 3669	BLK./UNIT 13	LOT 5
ADDRESS: 2506 - 62 STREET CAMROSE	DATE: 2024-07-10	SCALE 1:300 PAPER: 8.5"x14"	JOB NO. 240772	