

SCALE |  $\frac{3}{16}" = 1' - 0"$

PROPOSED DEVELOPMENT AT:  
**26 VALLONCLIFFE RD**  
**- MARKHAM, ON**

DRAWN BY: <b>B.G.</b>	
CHECKED BY: <b>B.G.</b>	
DATE: <b>13 MAR 2020</b>	
PROJECT NO: <b>2709</b>	

REVISIONS / ISSUE DATES		
#	DATE	DESCRIPTION
1	FEB.15.20	ISSUED FOR CLIENT REVIEW
2	FEB.22.20	REVISED FOR CLIENT REVIEW
3	MAR.02.20	REVISED FOR CLIENT REVIEW
4	MAR.06.20	REVISED FOR CLIENT REVIEW
5	MAR.11.20	REVISED FOR CLIENT REVIEW
6	MAR.13.20	ISSUED FOR ZONING REVIEW

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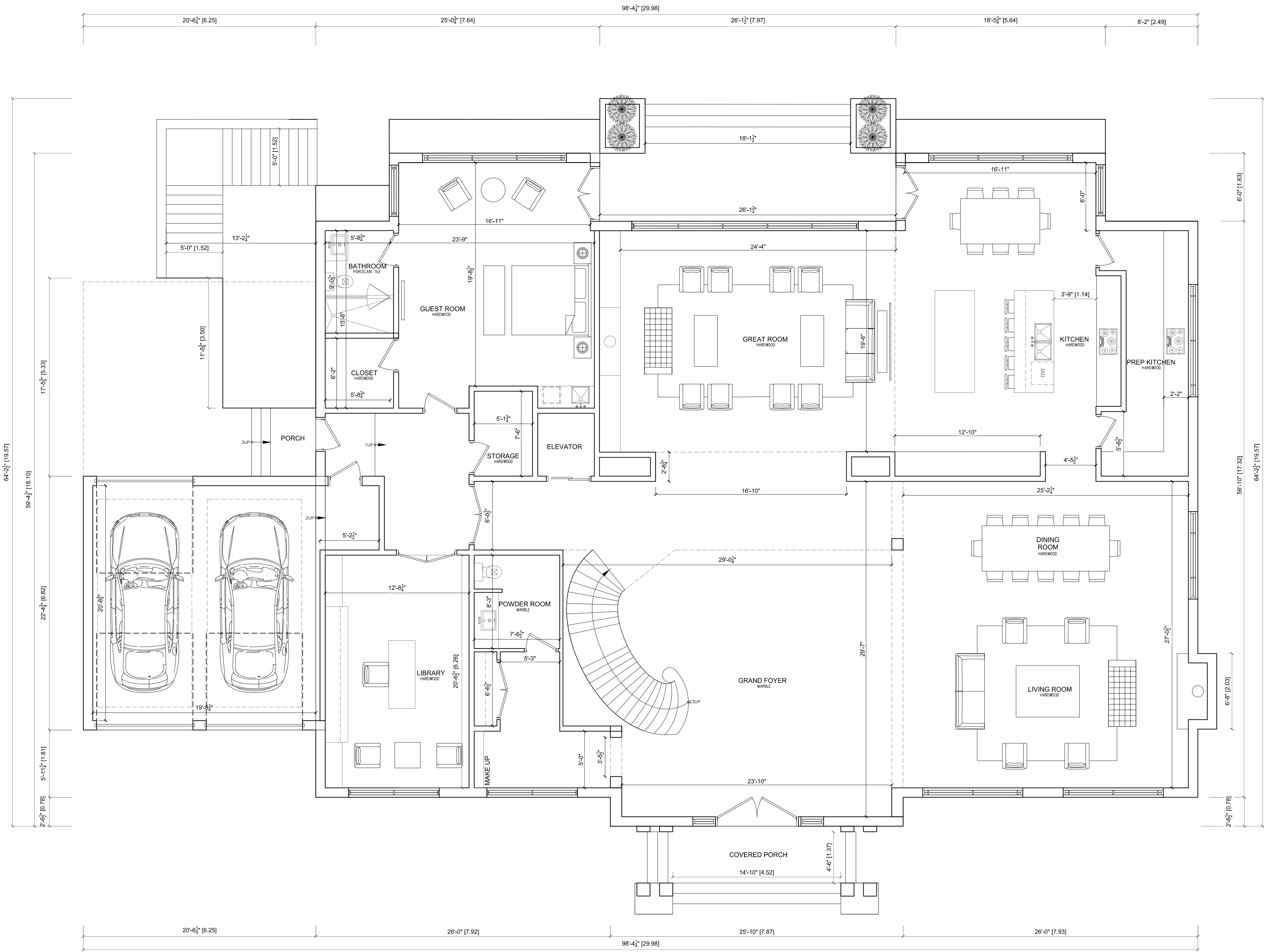
\* FOR ACCURATE ROOF PLANS, ELEVATIONS AND DETAILS PLEASE REFER TO THE TRUSS COMPANY DRAWINGS

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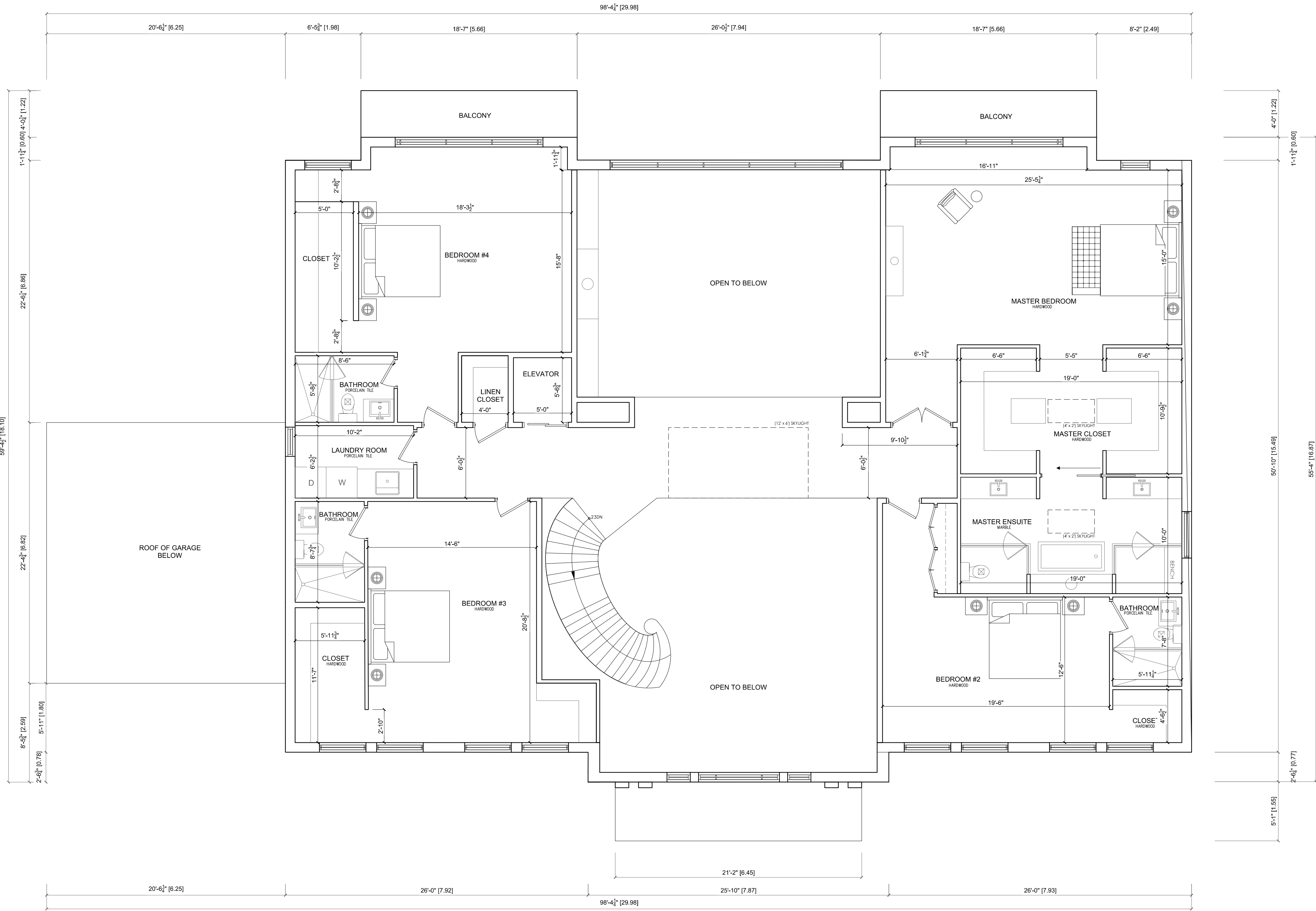
ARASH FARNIA			100763
NAME	SIGNATURE	BCIN	

Registration Information	
Required unless design is exempt under Div. C - 3.2.4.1. of the building code	
ARKLAB	102724
FIRM NAME	BCIN



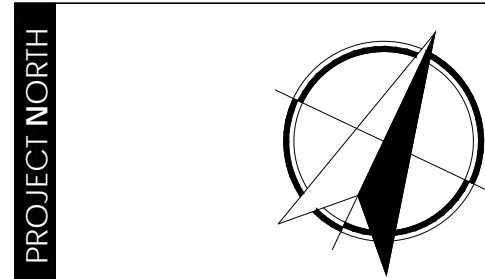
FIRST FLOOR AREA | 437.62 m<sup>2</sup> [4710 sq.ft.]  
TOTAL GFA | 816.21 m<sup>2</sup> [8786 sq.ft.]

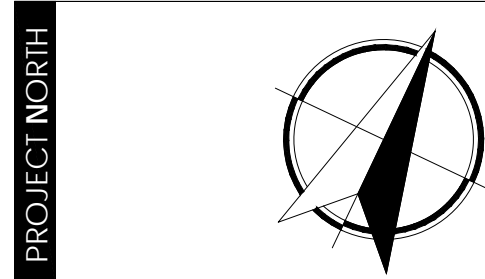
SCALE |  $\frac{3}{16}" = 1' - 0"$



SECOND FLOOR AREA | 378.58 m<sup>2</sup> [4075 sq.ft.]  
TOTAL GFA | 816.21 m<sup>2</sup> [8786 sq.ft.]

SCALE |  $\frac{3}{16}" = 1' - 0"$





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## STRUCTURAL LEGEND



SCALE | 1/4" = 1' - 0"



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ARKLAB FIRM NAME	102724 BCIN

DRAWING TITLE <b>NORTH ELEVATION</b>	DRAWING # <b>A201</b>
---	--------------------------

SCALE | 1/4" = 1' - 0"



SCALE | 1/4" = 1' - 0"

arklab

(647) 290 - 9695

info@arklab.ca

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- MARKHAM, ON

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ARASH FARNIA

100763

NAME

SIGNATURE

BCIN

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ARKLAB

102724

FIRM NAME

BCIN

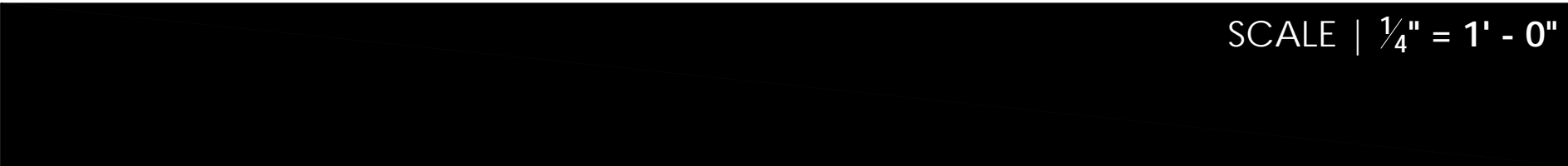
DRAWING TITLE

WEST ELEVATION

DRAWING #

A202





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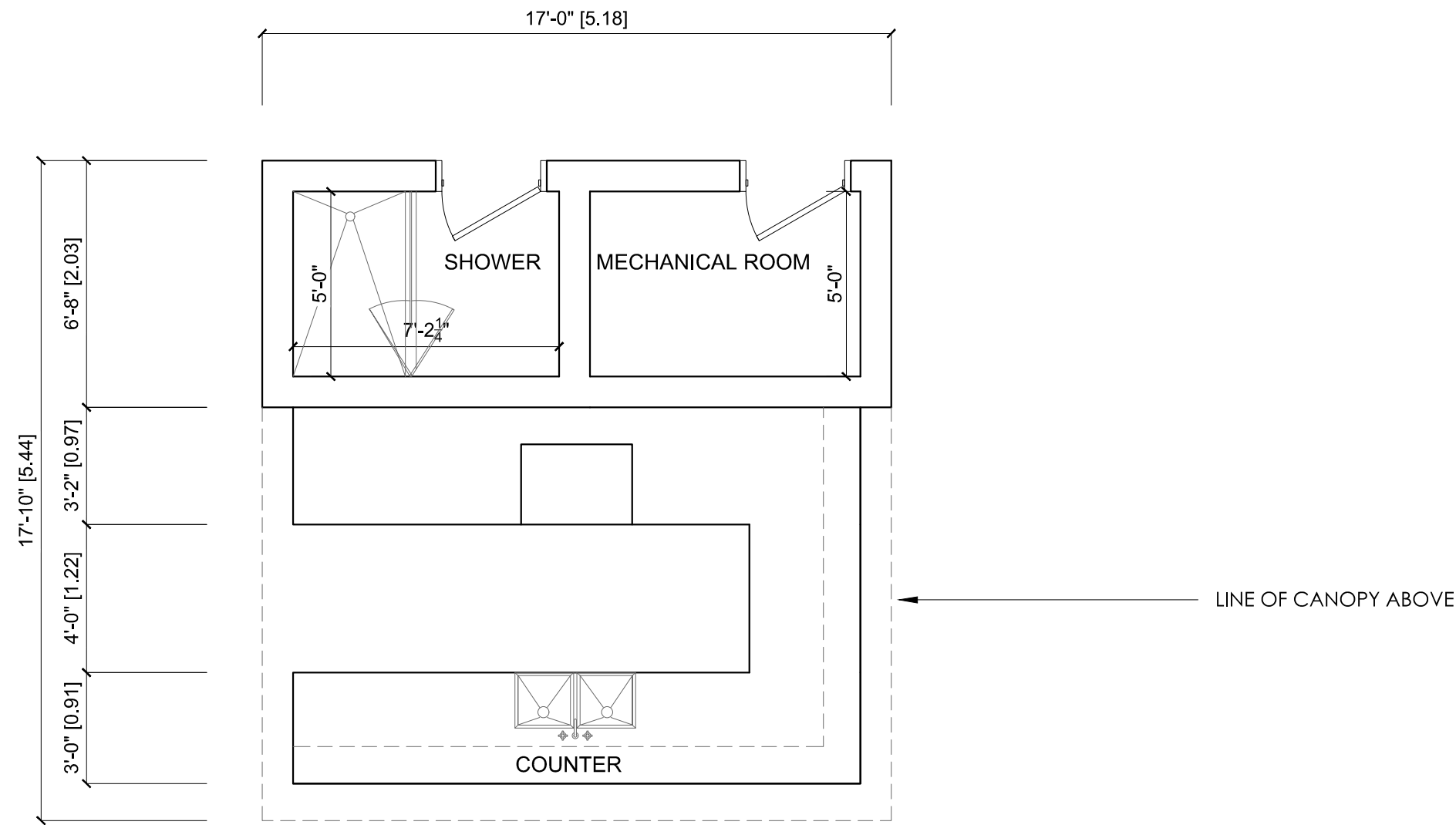
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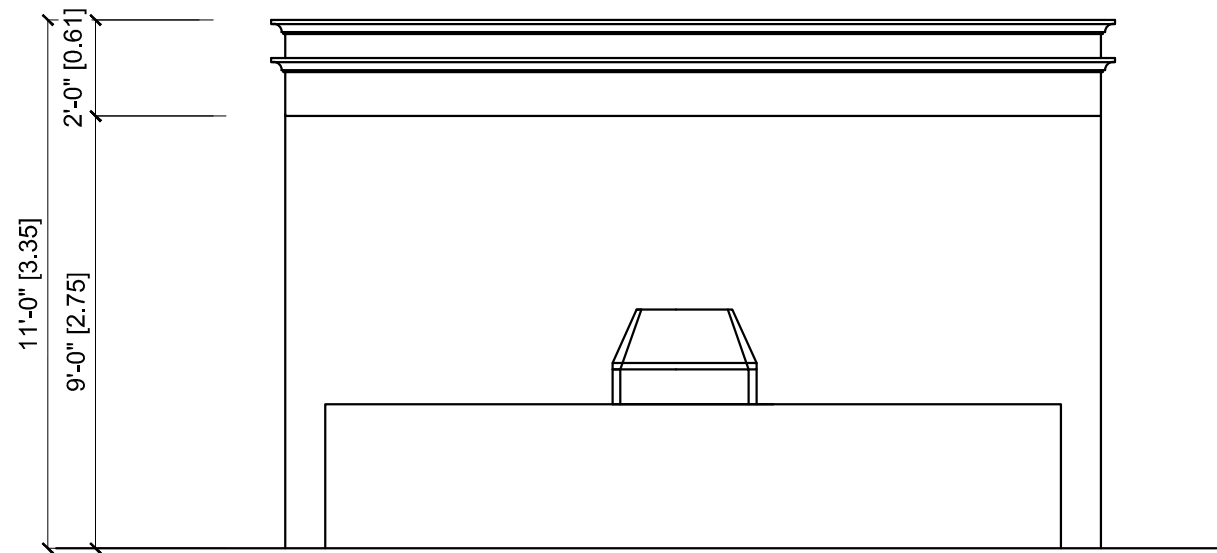
ARASH FARNIA		100763
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ARKLAB		102724
FIRM NAME		BCIN

DRAWING TITLE	DRAWING
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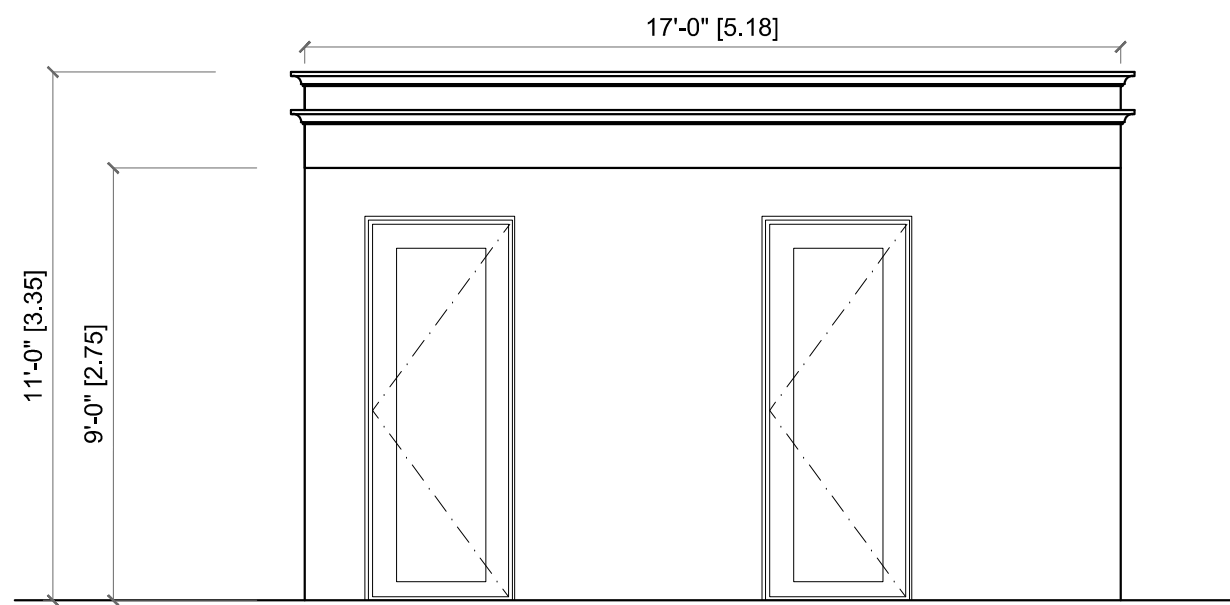
EAST ELEVATION	A203
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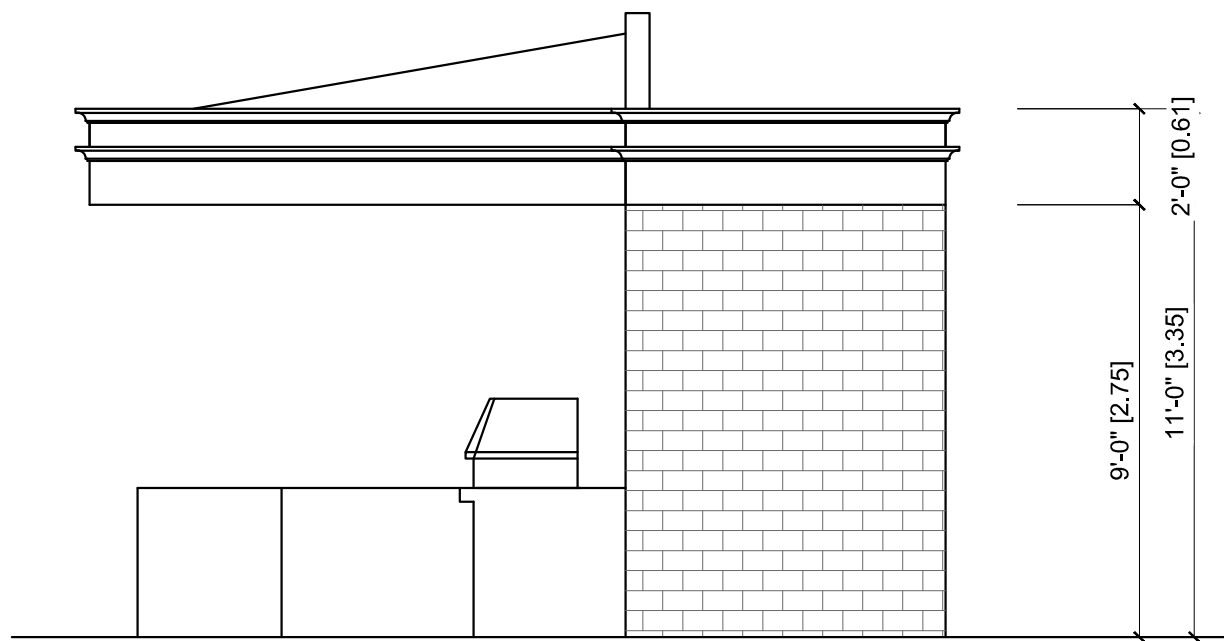
FRONT ELEVATION



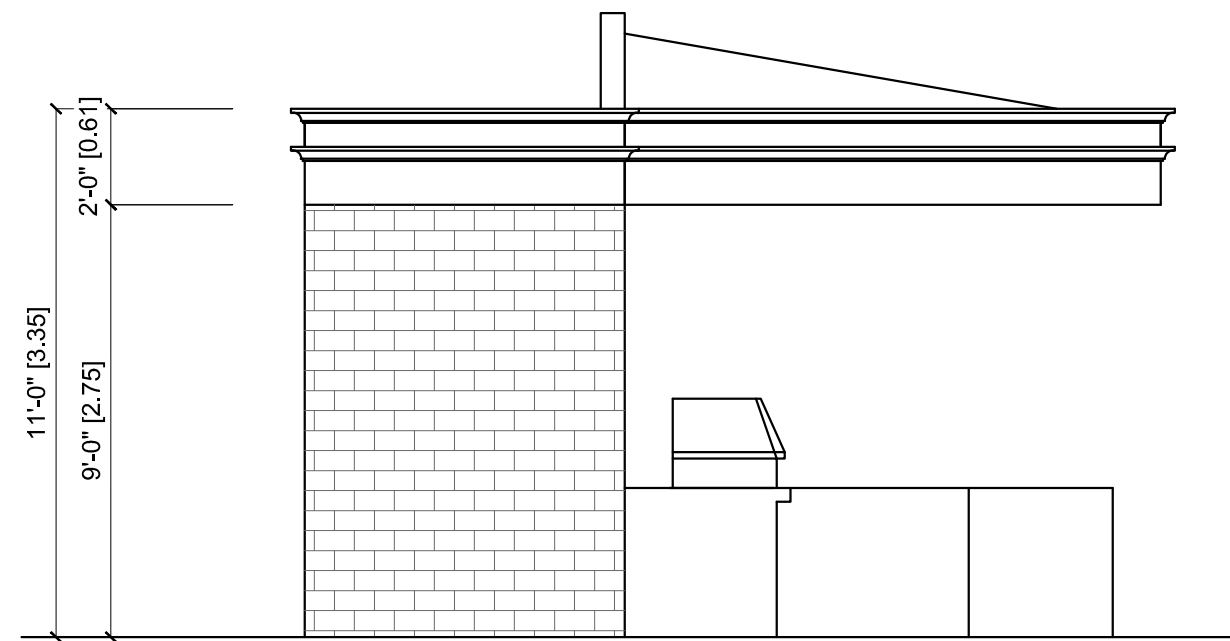
REAR ELEVATION



NORTH ELEVATION



SOUTH ELEVATION



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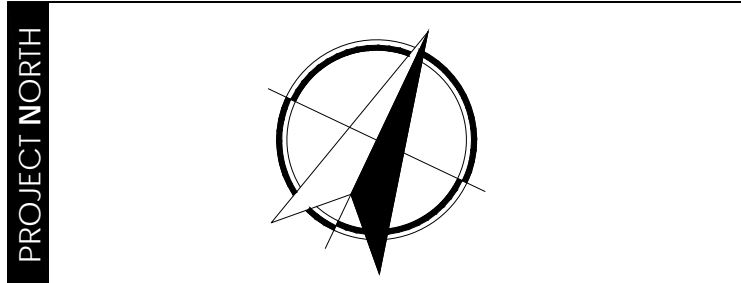
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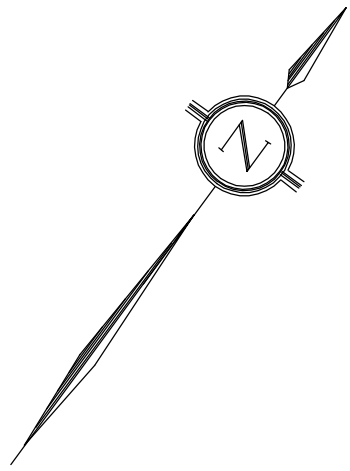
\_\_\_\_\_  
Signature

ADASH FARNIA 100763  
NAME SIGNATURE BCIN

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ARKLAB 102724  
FIRM NAME BCIN





LOT 84  
P.I.N. 03015-0096 (LT)

M-896

LOT 85  
P.I.N. 03015-0097 (LT)

PLAN

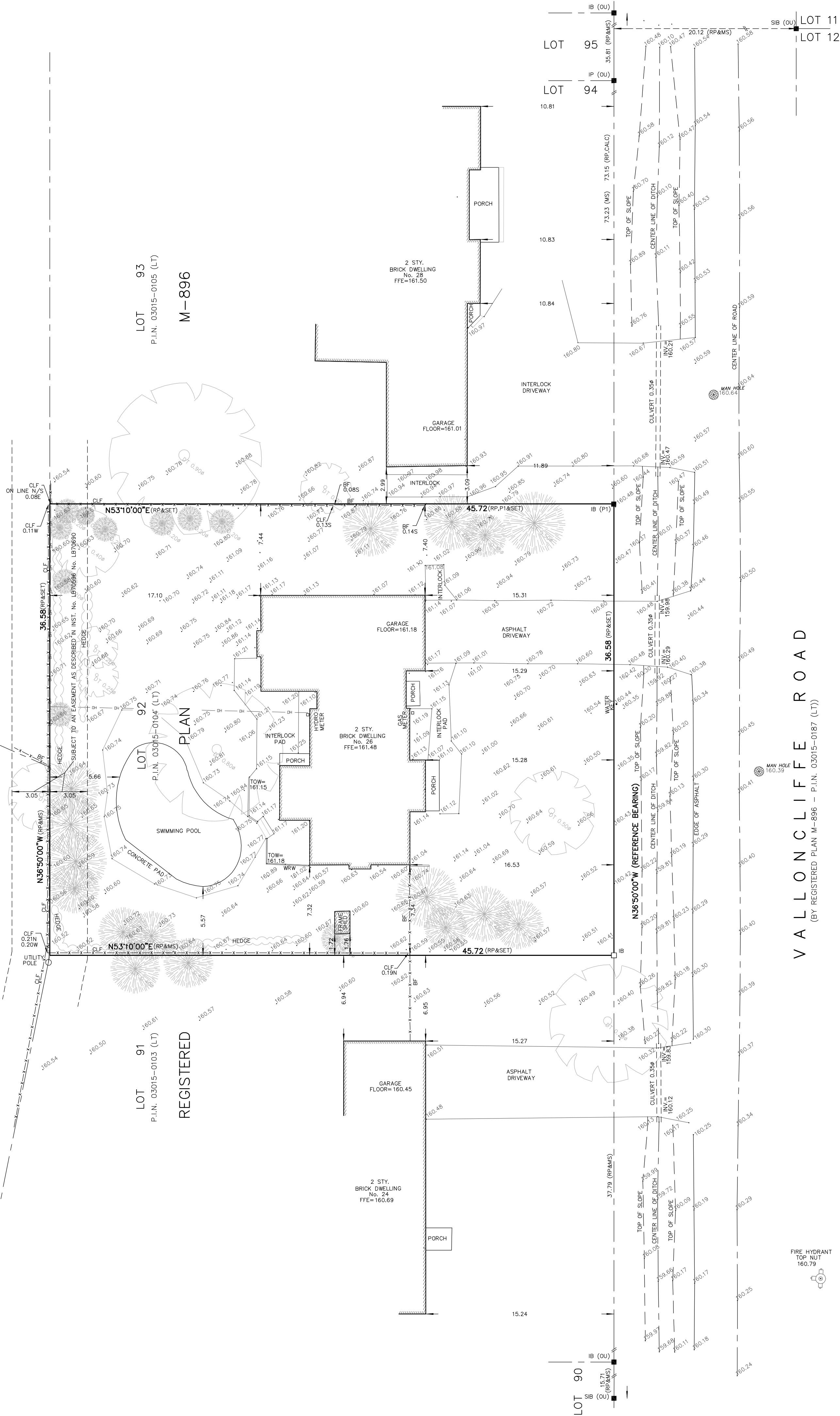
REGISTERED

LOT 93  
P.I.N. 03015-0105 (LT)

M-896

LOT 91  
P.I.N. 03015-0103 (LT)

REGISTERED



# SURVEYOR'S REAL PROPERTY REPORT PART 1

## LOT 92 REGISTERED PLAN M-896 IN THE CITY OF MARKHAM (REGIONAL MUNICIPALITY OF YORK)

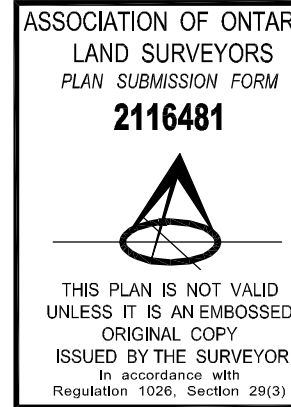
SCALE & NOTES  
Scale 1:200  
ALTIMAP LAND SURVEYORS INC.  
© COPYRIGHT 2019

METRIC  
DISTANCES AND CO-ORDINATES SHOWN ON THIS PLAN ARE IN METRES  
AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

ELEVATION NOTE  
ELEVATIONS ARE REFERRED TO THE CANADIAN GEODETIC VERTICAL DATUM  
(CGVD-1928:1978) AND ARE DERIVED FROM CITY OF MARKHAM BENCHMARK  
No. M-01-013 HAVING AN ELEVATION OF 172.549m.

BEARING NOTE  
BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE WESTERLY LIMIT  
OF VALLONCLIFFE ROAD AS SHOWN ON REGISTERED PLAN M-896 HAVING A BEARING  
OF N36°50'00"W.

LEGEND	
■	DENOTES SURVEY MONUMENT FOUND
□	DENOTES SURVEY MONUMENT PLANTED
IB	DENOTES IRON BAR
SIB	DENOTES STANDARD IRON BAR
PK	DENOTES SURVEYORS NAIL SET IN WASHER
OU	DENOTES ORIGIN UNKNOWN
CC	DENOTES CUT CROSS
MH	DENOTES MANHOLE
BC	DENOTES BEGINNING OF CURVE
EC	DENOTES END OF CURVE
TC	DENOTES TANGENT OF CURVE
PRC	DENOTES POINT OF REVERSE CURVE
OH	DENOTES OVERHEAD UTILITY CABLES
DT	DENOTES DECIDUOUS TREE
CT	DENOTES CONIFEROUS TREE
LS	DENOTES LIGHT STANDARD
INV	DENOTES INVERT ELEVATION
HYD	DENOTES FIRE HYDRANT
CRW	DENOTES CONCRETE RETAINING WALL
SRW	DENOTES STONE RETAINING WALL
WRW	DENOTES WOOD RETAINING WALL
TOW	DENOTES TOP OF WALL ELEVATION
TOC	DENOTES TOP OF CONCRETE CURB ELEVATION
BOC	DENOTES BOTTOM OF CURB ELEVATION
FN	DENOTES FOUNDATION
BR	DENOTES BRICK
ST	DENOTES STUCCO
SI	DENOTES SIDING
CLF	DENOTES CHAIN LINK FENCE
BF	DENOTES BOARD FENCE
MF	DENOTES METAL FENCE
FFE	DENOTES FINISHED FLOOR ELEVATION
GFE	DENOTES GARAGE FLOOR ELEVATION
RP	DENOTES REGISTERED PLAN M-896
P1	DENOTES PLAN BY T.SENKUS, O.L.S., DATED 1988



PART 2  
REGISTERED EASEMENTS/RIGHTS-OF-WAY - SUBJECT TO EASEMENT AS DESCRIBED IN INSTRUMENTS NO. LB70596 AND NO. LB70690  
ADDITIONAL REMARKS - MAKE NOTE OF THE LOCATION OF FENCES AND PHYSICAL FEATURES AS DEPICTED ON THE FACE OF THIS PLAN.  
THIS PLAN WAS PREPARED FOR ANN ISABELLE CUNNINGHAM AND THE UNDERSIGNED ASSUMES NO RESPONSIBILITY FOR USE BY OTHER PARTIES.

SURVEYOR'S CERTIFICATE  
I CERTIFY THAT  
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.  
2. THE SURVEY WAS COMPLETED ON JANUARY 13, 2020.  
JANUARY 15, 2020  
GUIDO M. CONSOLI  
ONTARIO LAND SURVEYOR

ALTIMAP LAND SURVEYORS INC.  
222 FINCH AVE W, UNIT 212, TORONTO, ON M2R 1M6  
TEL 416 990 3001 INFO@ALTIMAP.CA

DWN BY: AH  
CHK BY: GVC  
JOB No. : 20-1205