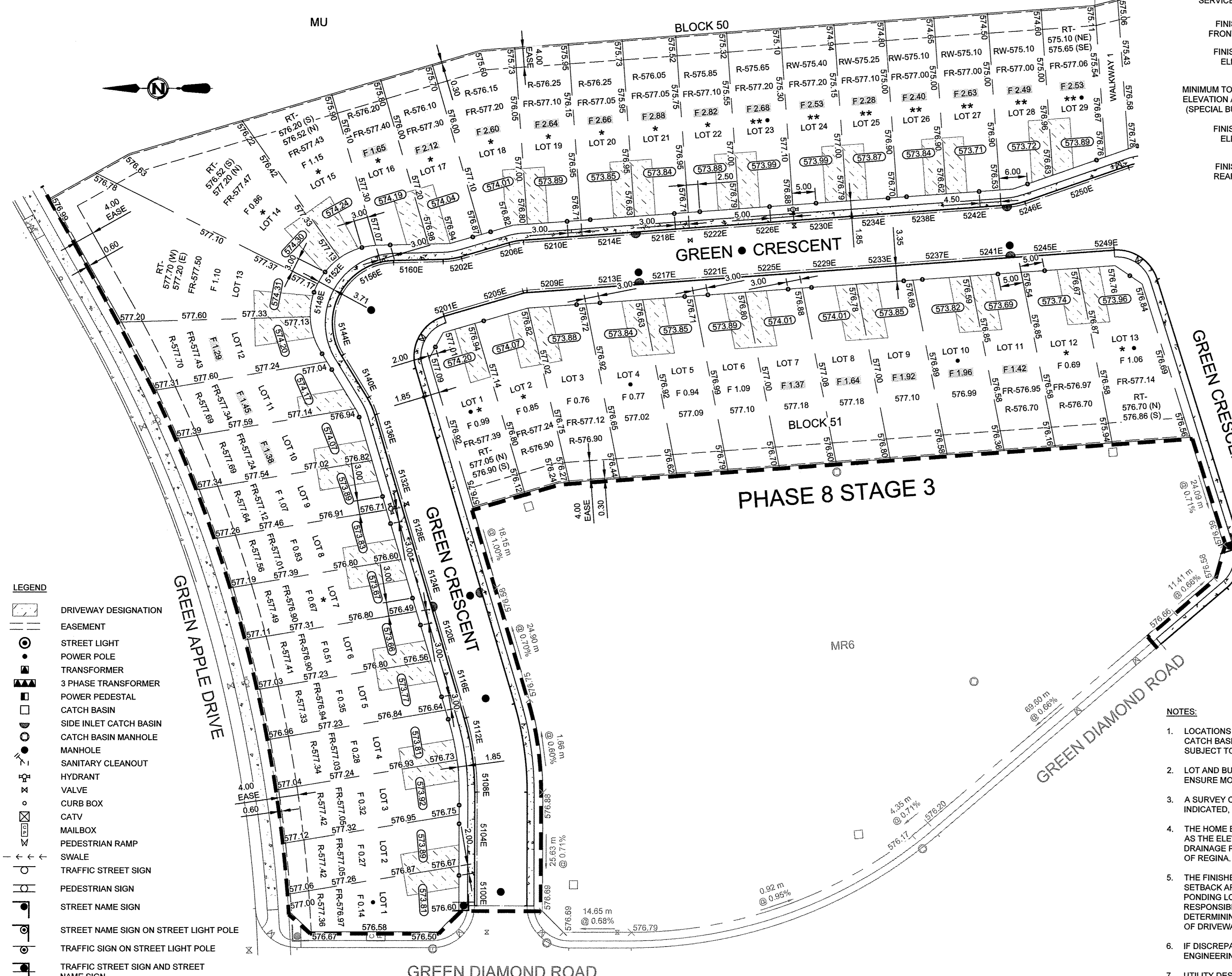


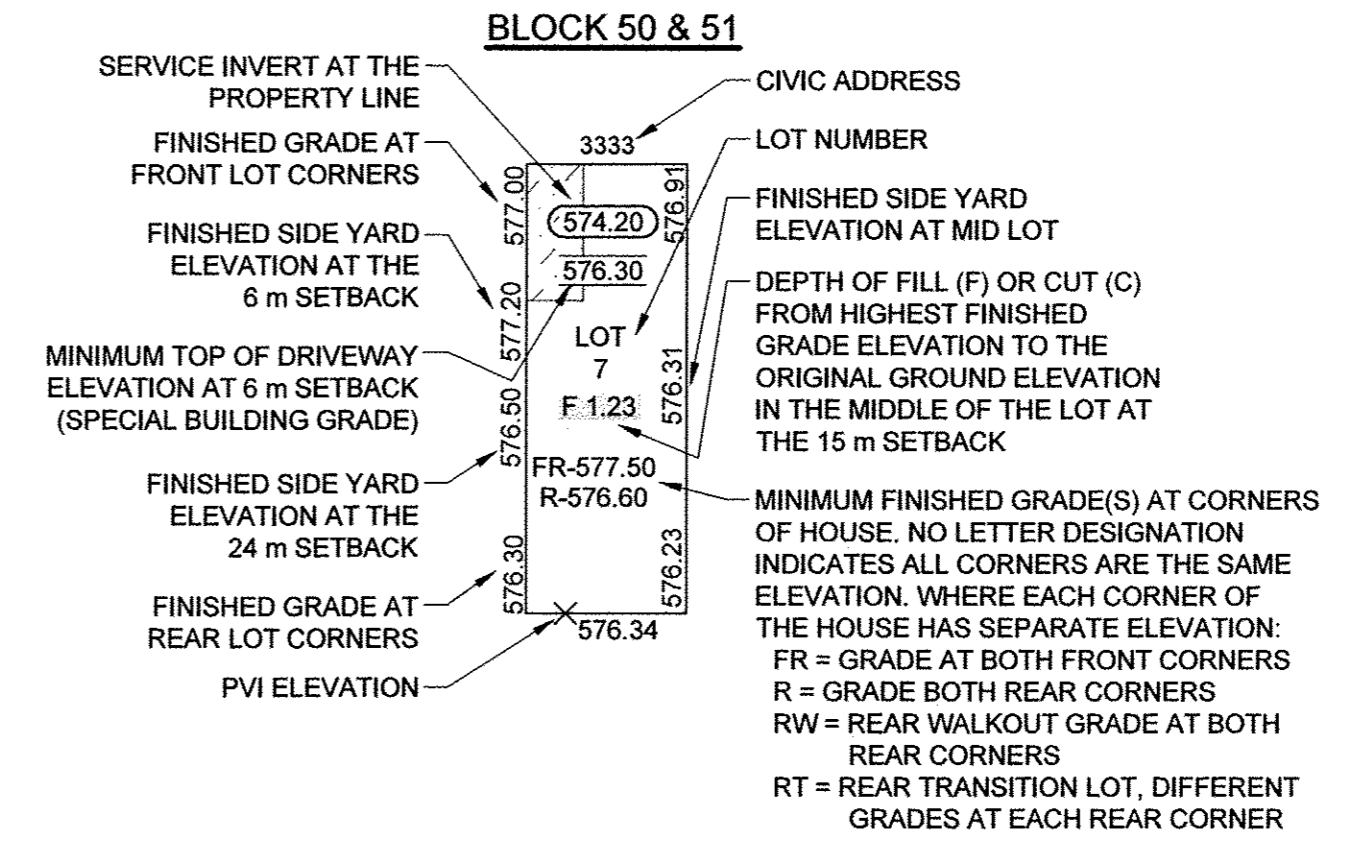
THIS DRAWING IS THE PROPERTY OF THE ASSOCIATED ENGINEERS OF SASKATCHEWAN INC. (A.E.S.) AND IS NOT TO BE REPRODUCED OR COPIED IN ANY MANNER WITHOUT THE WRITTEN PERMISSION OF A.E.S. ANY REUSE OF THIS DRAWING FOR ANY OTHER PROJECT IS STRICTLY PROHIBITED.

SCALE(S) SHOWN ARE INTENDED FOR ANSI D (22X34) SIZE DRAWINGS, TABLOID (11X17) SIZE DRAWINGS ARE 1/2 OF SCALE(S) SHOWN UNLESS NOTED OTHERWISE
 IF NOT 50 mm ADJUST SCALES

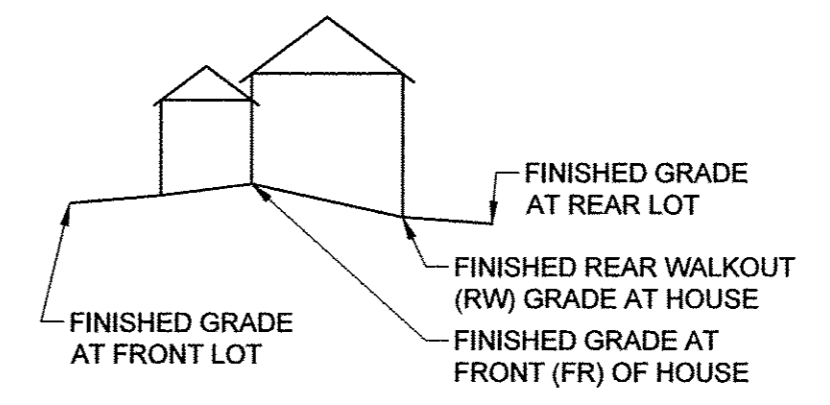


- LEGEND**
- DRIVEWAY DESIGNATION
 - EASEMENT
 - STREET LIGHT
 - POWER POLE
 - TRANSFORMER
 - 3 PHASE TRANSFORMER
 - POWER PEDESTAL
 - CATCH BASIN
 - SIDE INLET CATCH BASIN
 - CATCH BASIN MANHOLE
 - MANHOLE
 - SANITARY CLEANOUT
 - HYDRANT
 - VALVE
 - CURB BOX
 - CATV
 - MAILBOX
 - PEDESTRIAN RAMP
 - SWALE
 - TRAFFIC STREET SIGN
 - PEDESTRIAN SIGN
 - STREET NAME SIGN
 - STREET NAME SIGN ON STREET LIGHT POLE
 - TRAFFIC SIGN ON STREET LIGHT POLE
 - TRAFFIC STREET SIGN AND STREET NAME SIGN
 - * DROP FROM GRADE AT HOUSE TO THE FRONT OR BACK OF THE LOT IS GREATER THAN 1.0 m.
 - ** DROP FROM GRADE AT HOUSE TO THE FRONT OR BACK OF THE LOT IS GREATER THAN 2.0 m.
 - *** DROP FROM GRADE AT HOUSE TO THE FRONT OR BACK OF THE LOT IS GREATER THAN 3.0 m.
 - FILL EXCEEDS 1.2 m FROM THE BUILDING GRADE ELEVATION TO ORIGINAL GROUND AT THE 15 m SETBACK.

1 PLAN 1:500

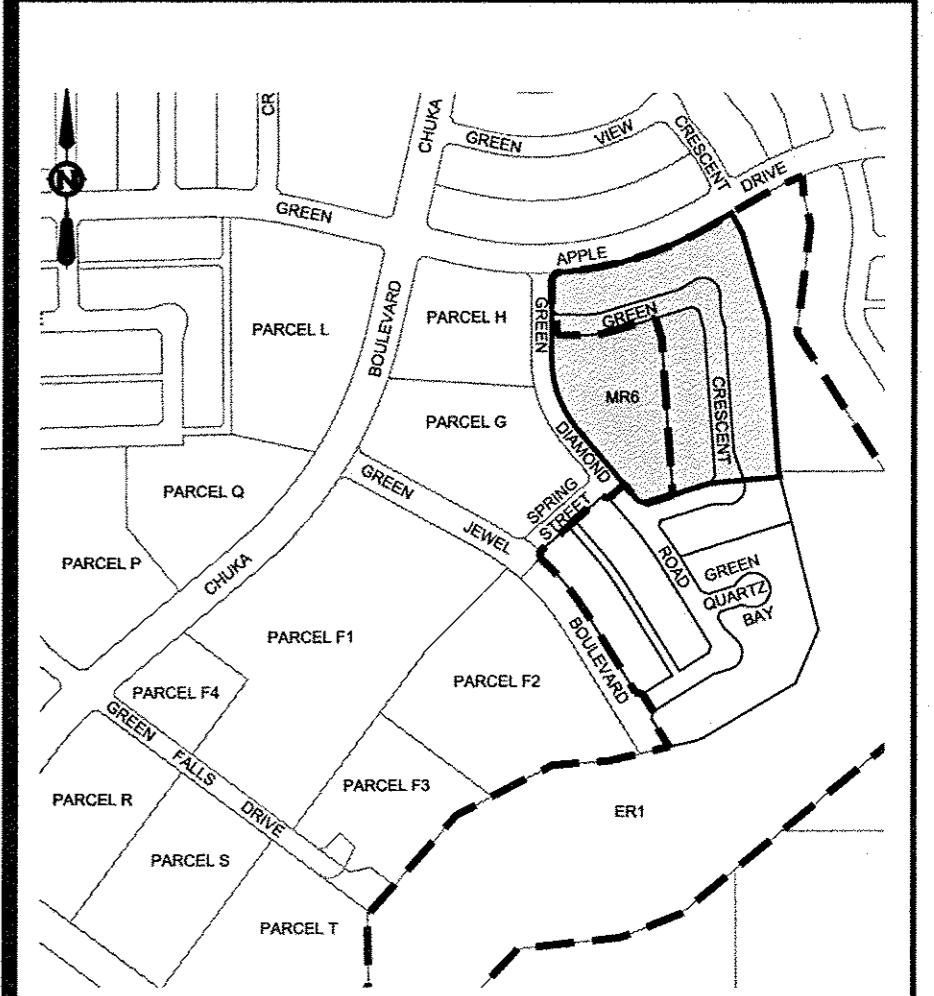


SPECIAL WALKOUT GRADE DESIGN



- NOTES:**
- LOCATIONS OF SURFACE AND UNDERGROUND INFRASTRUCTURE SUCH AS UTILITY PEDESTALS, CATCH BASINS, MANHOLES, STREET LIGHTS, CANADA POST BOXES, SIDEWALKS, ETC. ARE SUBJECT TO CHANGE UNTIL THE CITY OF REGINA ISSUES FINAL ACCEPTANCE CERTIFICATE #1.
 - LOT AND BUILDING GRADES ARE SUBJECT TO CHANGE. CONFIRM WITH CITY OF REGINA TO ENSURE MOST CURRENT REVISION IS BEING USED.
 - A SURVEY CERTIFICATE IS REQUIRED BY THE BUILDER, TO VERIFY THE DESIGN GRADES AS INDICATED, IN ACCORDANCE WITH CITY OF REGINA BYLAWS.
 - THE HOME BUILDER IS RESPONSIBLE TO CONFIRM THE GRADES SHOWN ON THIS PLAN AS WELL AS THE ELEVATION OF BUILDING AND GRADES OF SURROUNDING PROPERTIES. CONFIRM DRAINAGE PATTERNS PRIOR TO SUBMISSION OF A BUILDING PERMIT APPLICATION TO THE CITY OF REGINA.
 - THE FINISHED GRADES AT THE CORNERS OF THE HOUSE AND TOP OF DRIVEWAY AT MINIMUM SETBACK ARE MINIMUM ELEVATIONS BASED ON THE PERIMETER LOT GRADES AND SURFACE PONDING LOCATIONS ON ADJACENT ROADWAYS AND BACK OF LOTS. THE HOME BUILDER IS RESPONSIBLE FOR TAKING THE PERIMETER LOT GRADES INTO CONSIDERATION WHEN DETERMINING THE ACTUAL FINISHED GRADES AT THE CORNERS OF THE HOUSE AND THE TOP OF DRIVEWAY (GARAGE).
 - IF DISCREPANCIES IN GRADING PLAN INFORMATION EXISTS, PLEASE CONTACT ASSOCIATED ENGINEERING (SASK) LTD. AT 306-721-2466 FOR CLARIFICATION.
 - UTILITY DESIGN TO BE COMPLETED (BY OTHERS) AND ADDED TO GRADING PLAN. GRADING PLANS WILL BE UPDATED WITH DESIGN INFORMATION ONCE APPROVED.
 - ALL ELEVATIONS ON GRADING PLAN ARE PROPERTY LINE ELEVATIONS UNLESS OTHERWISE NOTED.
 - ALL DIMENSIONS ARE IN METRES (m) UNLESS OTHERWISE NOTED.
 - ALL HOUSE SETBACKS ARE 6.0 m UNLESS OTHERWISE NOTED.
 - IF HOME BUILDER MOVES DRIVEWAY TO OTHER SIDE OF LOT FROM WHAT IS SHOWN ON THE GRADING PLAN WITH THE APPROVAL OF THE DEVELOPER, THE HOME BUILDER ACCEPTS THE RESPONSIBILITY FOR THE FACT THAT THE WATER AND SANITARY SEWER CONNECTIONS ARE LOCATED UNDER THE DRIVEWAY PAD. THIS INCLUDES THE POSSIBILITY OF REPLACING AND/OR REPAIRING THE DRIVEWAY PAD AS A RESULT OF THE CITY OF REGINA PERSONNEL HAVING TO REPAIR EITHER THE WATER AND/OR SANITARY SEWER CONNECTION. THE HOME BUILDER IS RESPONSIBLE TO DISCLOSE AND TRANSFER THIS AGREEMENT TO THE HOME OWNER.
 - WATER SERVICE TO BE 25 mm TYPE "K" COPPER OR APPROVED EQUAL. SANITARY SERVICE TO BE 150 mm PVC SDR35. CONNECTIONS TYPICALLY 12 m OFF DRIVEWAY PROPERTY LINE FOR FRONTAGES GREATER THAN 14 m OR TYPICALLY 2 m OFF PROPERTY LINE OPPOSITE DRIVEWAY FOR FRONTAGES LESS THAN 14 m UNLESS OTHERWISE NOTED. FOR TOWNHOUSES, SERVICES ARE LOCATED AT THE CENTER OF LOT.

CITY OF REGINA
 Design Reviewed
 Date: MAR 7 2017
 For: Kelly Sobek
 Development Services Department
 Development Engineering Branch

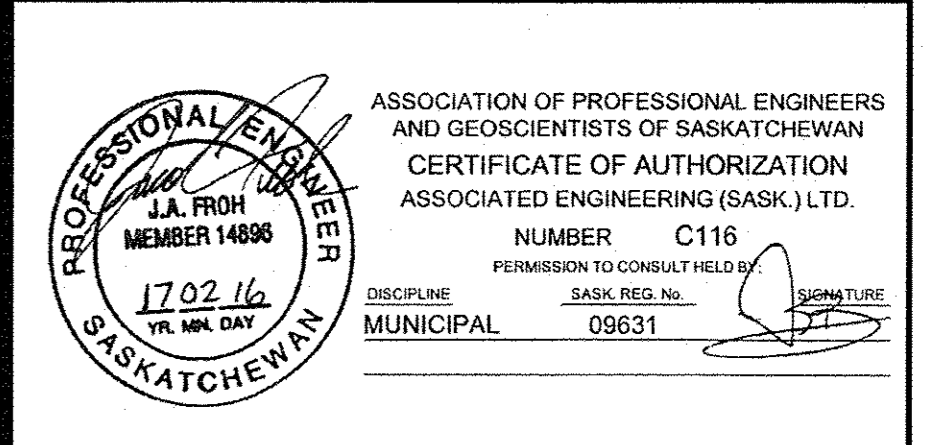
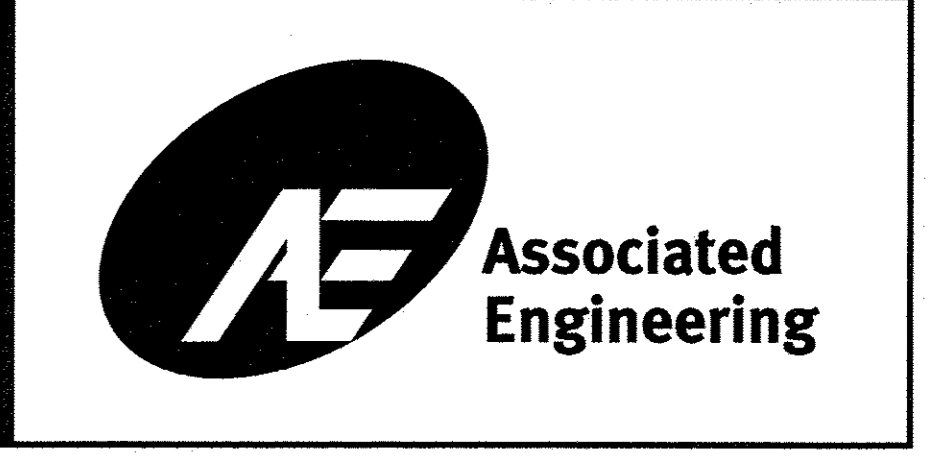


KEYPLAN

No.	DATE	ENG	BY	SUBJECT
1	2017FEB16	J. FROH	A.M.	RE-ISSUED FOR APPROVAL
0	2016DEC22	J. FROH	A.M.	ISSUED FOR APPROVAL

REVISIONS

SCALE	AS NOTED	INITIAL	DATE
PROJECT No.	20124185.10		
DRAWN	A. MOLYNEAUX		
DESIGNED	J. FROH		
CHECKED	J. COONS		
APPROVED	D. BROWN		
DATE	JAN 2017		



THE GREENS ON GARDINER DEVELOPMENT CORP. PHASE 8 STAGE 3

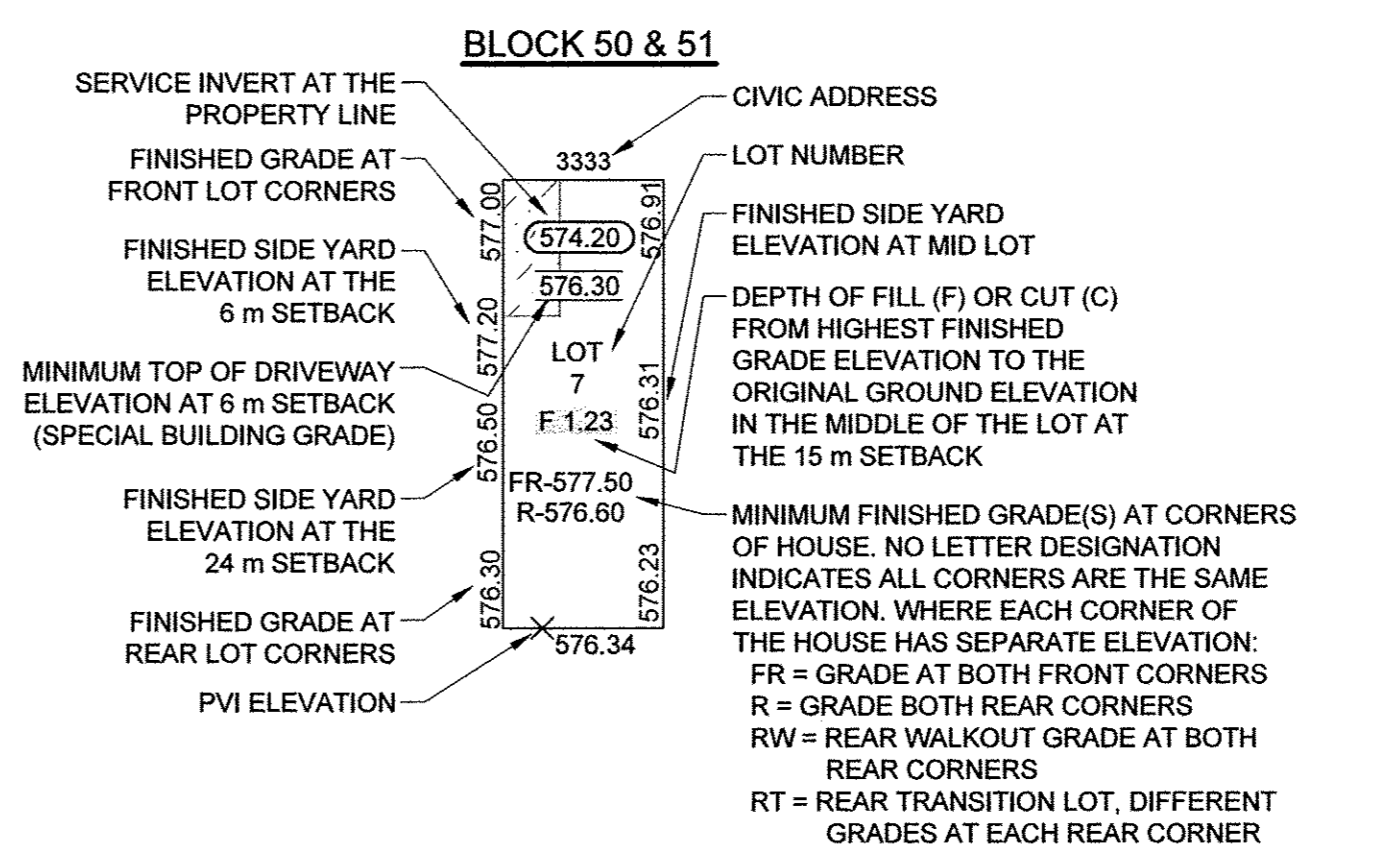
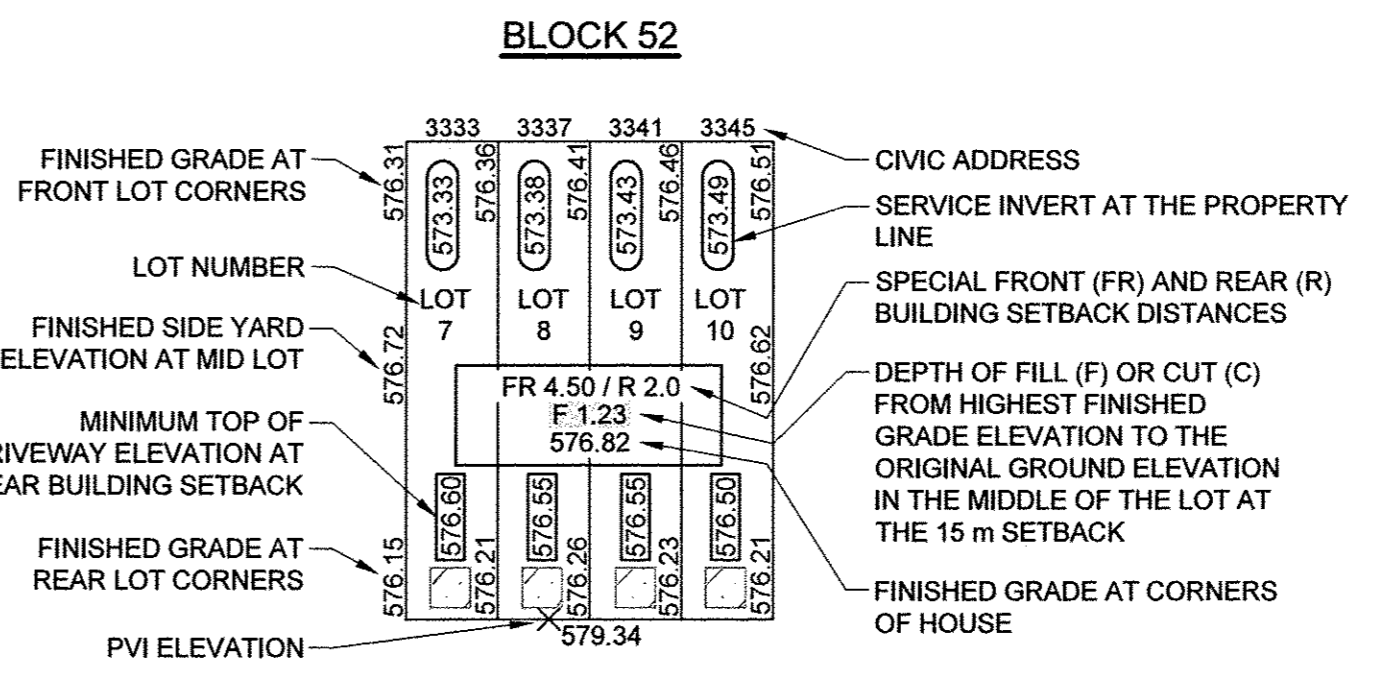
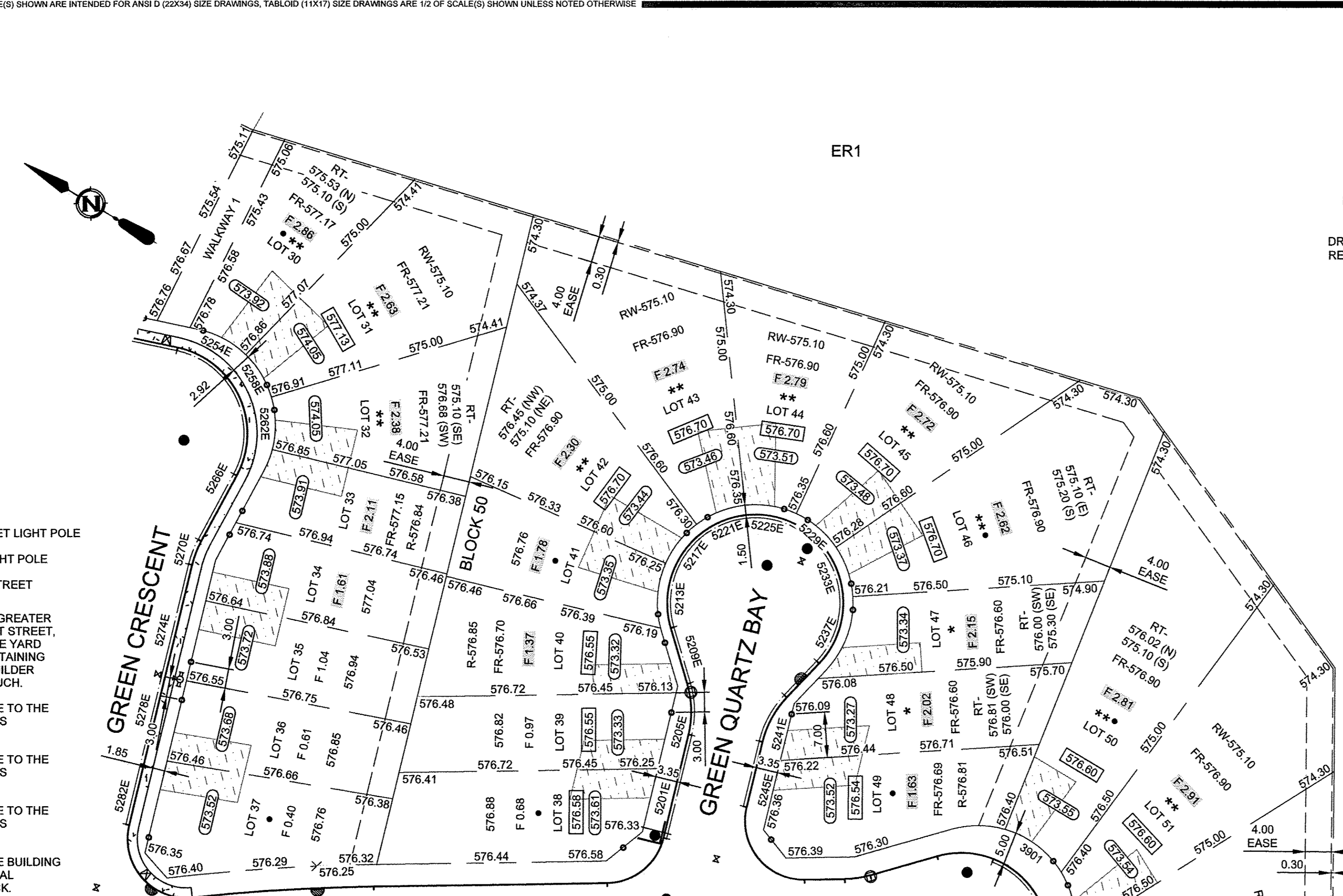
CIVIL BUILDING GRADE PLAN 1 OF 2
BLOCK 20, LOTS 1 TO 29; BLOCK 51

DRAWING NUMBER	REV. NO.	SHEET
4185-10-C-101	1	4

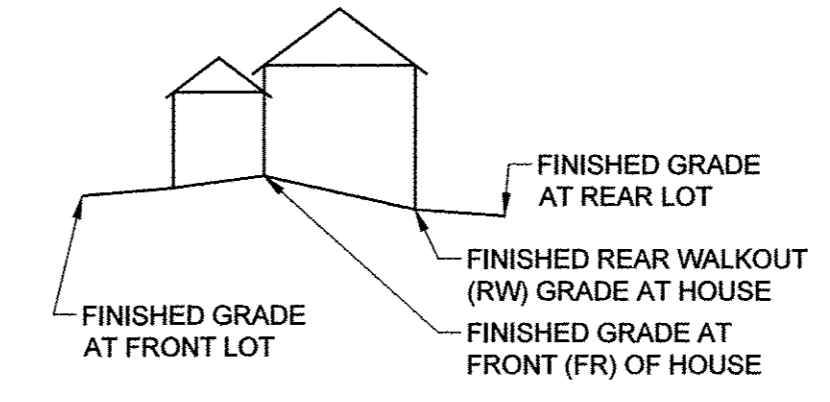
THIS DRAWING IS FOR THE USE OF THE CLIENT AND PROJECT INDICATED. NO REPRESENTATIONS OF ANY KIND ARE MADE TO OTHER PARTIES.
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 DATE: 2017-05-14 10:02:00 AM
 DRAWN BY: J.F.

50 mm
 SCALE(S) SHOWN ARE INTENDED FOR ANSI D (22X34) SIZE DRAWINGS, TABLOID (11X17) SIZE DRAWINGS ARE 1/2 OF SCALE(S) SHOWN UNLESS NOTED OTHERWISE
 IF NOT 50 mm ADJUST SCALES

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 - SWALE
 - TRAFFIC STREET SIGN
 - PEDESTRIAN SIGN
 - STREET NAME SIGN
 - STREET NAME SIGN ON STREET LIGHT POLE
 - TRAFFIC SIGN ON STREET LIGHT POLE
 - TRAFFIC STREET SIGN AND STREET NAME SIGN
 - FINISHED GRADE ELEVATION GREATER THAN 0.30 m ABOVE ADJACENT STREET, LANE, EASEMENT OR LOT SIDE YARD
 - DROP FROM GRADE AT HOUSE TO THE FRONT OR BACK OF THE LOT IS GREATER THAN 1.0 m
 - DROP FROM GRADE AT HOUSE TO THE FRONT OR BACK OF THE LOT IS GREATER THAN 2.0 m
 - DROP FROM GRADE AT HOUSE TO THE FRONT OR BACK OF THE LOT IS GREATER THAN 3.0 m
 - FILL EXCEEDS 1.2 m FROM THE BUILDING GRADE ELEVATION TO ORIGINAL GROUND AT THE 15 m SETBACK



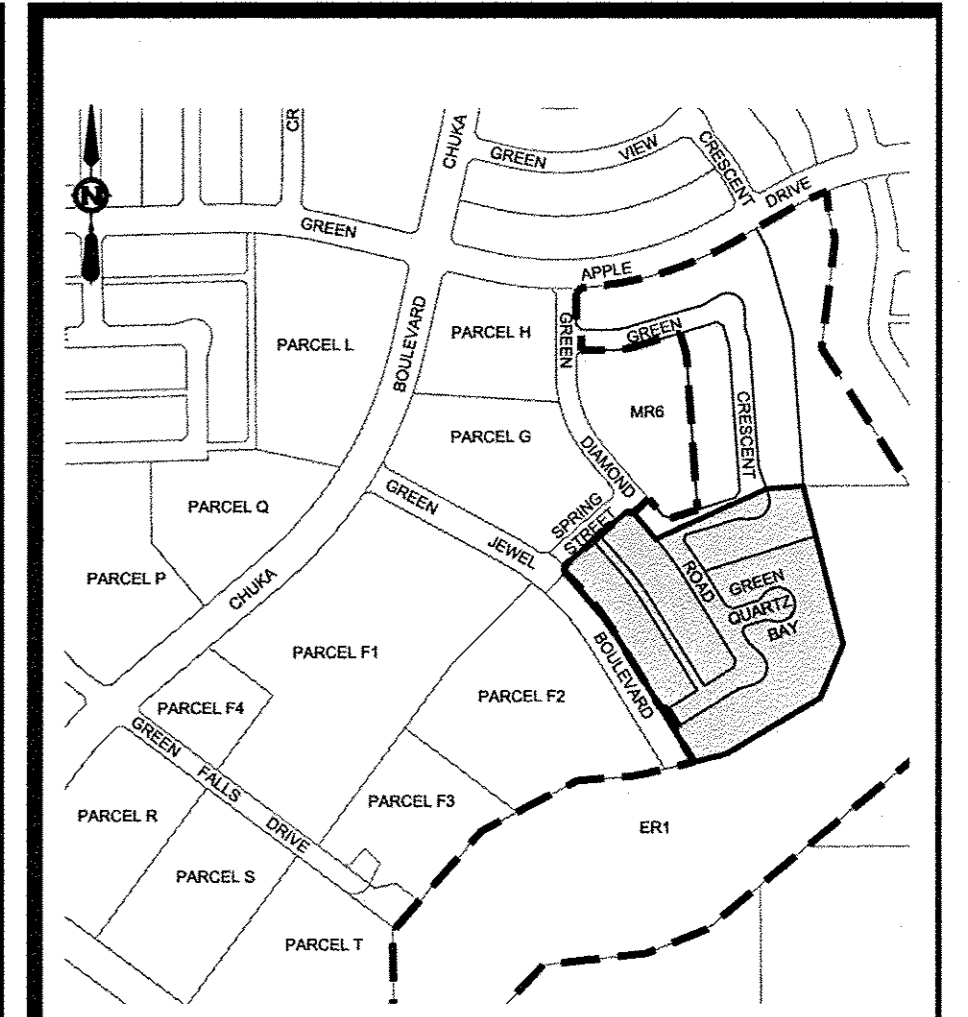
SPECIAL WALKOUT GRADE DESIGN



NOTES:

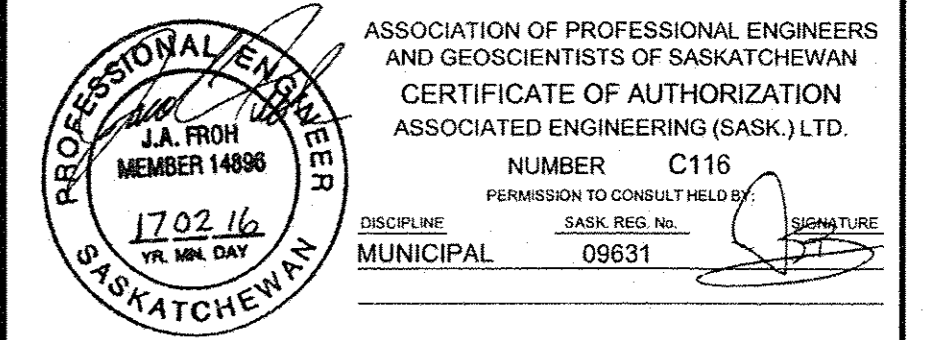
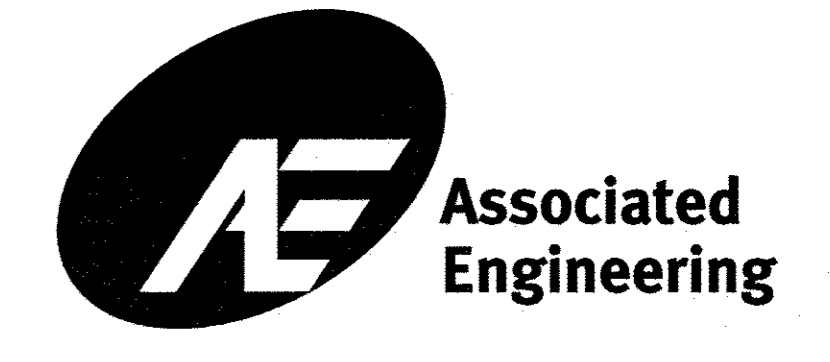
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CITY OF REGINA
 Design Reviewed
 Date: Mar 7, 2017
 Per: J. Froh
 Development Services Department
 Engineering Branch



REVISIONS				
No.	DATE	ENG	BY	SUBJECT
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0	2016DEC22	J. FROH	A.M.	ISSUED FOR APPROVAL

SCALE	AS NOTED		
PROJECT No.	20124185.10	INITIAL	DATE
DRAWN	A. MOLYNEAUX		
DESIGNED	J. FROH		
CHECKED	D. COONS		
APPROVED	D. BROWN		
DATE	JAN 2017		



THE GREENS ON GARDINER DEVELOPMENT CORP. PHASE 8 STAGE 3

CIVIL
 BUILDING GRADE PLAN 2 OF 2
 BLOCK 50, LOTS 30 TO 59; BLOCK 52

DRAWING NUMBER	REV. NO.	SHEET
4185-10-C-102	1	5

24