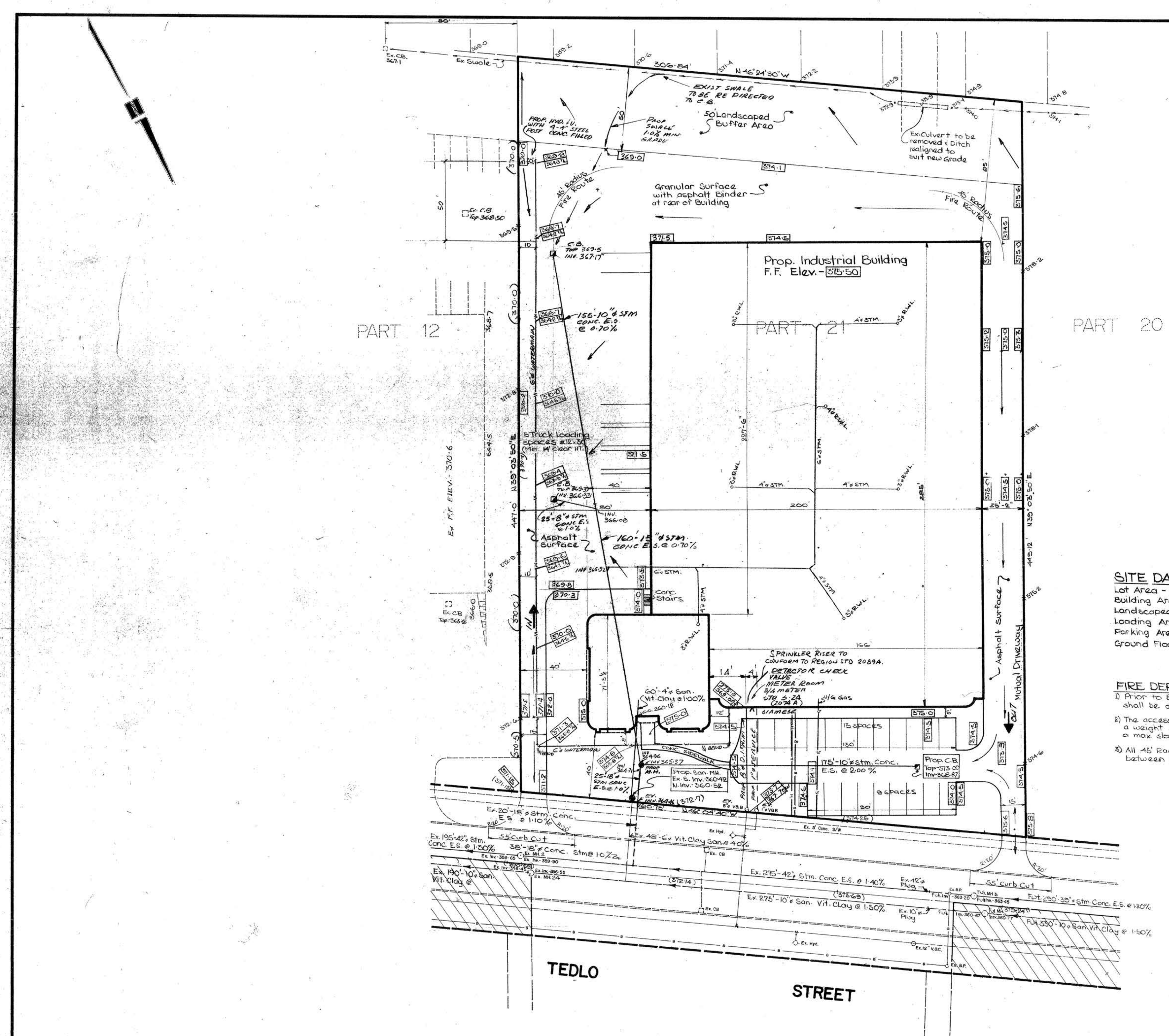
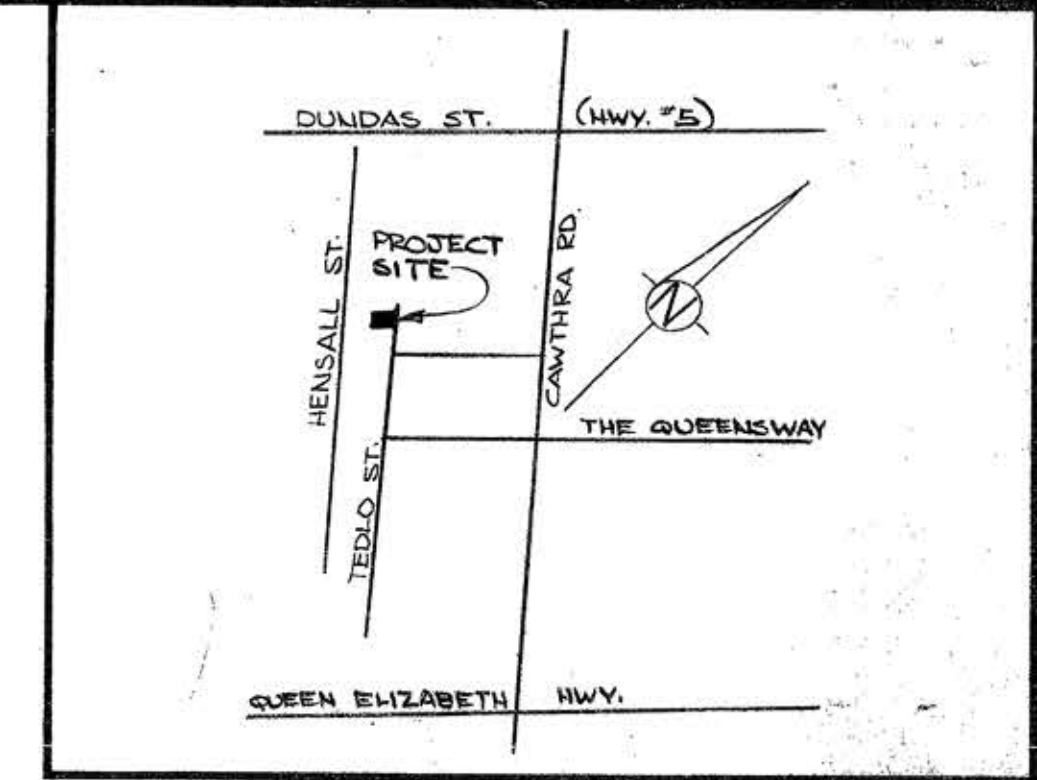




SITE DATA
 Lot Area - 5.146 Ac. - 137,040 sq. ft.
 Building Area (Total) - 60,000 sq. ft.
 Landscaped Area - 24,800 sq. ft.
 Loading Area - 1,800 sq. ft.
 Parking Area - 50,340 sq. ft.
 Ground Floor Area - 60,000 sq. ft.

FIRE DEPT. SPECIFICATIONS
 1) Prior to Bldg. occupancy the Fire Route shall be designated as per by-law 444-70.
 2) The access route shall be capable of carrying a weight stress of 20 tons on 4 points & have a max slope of 7.0%
 3) All 45' Radii have min. clearance of 10' between E and any curb or portion of Bldg.



1. ALL GRADES TO BE WITHIN 35% MAX SLOPE AT PROPERTY LINE AND WITHIN THE SITE.
2. FIRE ROUTE WILL BE DESIGNATED AS PER BY-LAW 234-74 AS AMENDED PRIOR TO OCCUPANCY OF THE BUILDING.
3. ACCESS ROUTES TO BE DESIGNED TO CARRY A WEIGHT STRESS OF 20 TONS ON 4 POINTS AND HAVE A MAX. SLOPE OF 7.00%.
4. SPREAD PATTERN OF EXTERIOR LIGHTING SHALL NOT INFRINGE ON THE ADJACENT PROPERTY.
5. TOP SOIL IN FILL AREAS TO BE STRIPPED AND CLEAN FILL TO BE PLACED AND COMPACTED TO 95% STD. PROCTOR DENSITY.
6. PROPOSED BUILDING TO HAVE CONTROLLED FLOW ROOF DRAINS.
7. ALL UNDERGROUND SERVICE MATERIALS AND INSTALLATIONS TO BE IN ACCORDANCE WITH THE LATEST STANDARDS AND CODES, N.B.C. CITY OF MISSISSAUGA AND REGION.
8. ALL CONNECTIONS WITHIN PAVED PORTION OF THE ROAD TO BE REVEALED WITH GRANULAR MATERIALS AND COMPACTED TO 95% STD. PROCTOR DENSITY.
9. STORM SEWERS TO BE CONCRETE PIPE E.S. FOR 8" AND OVER, 6" AND SMALLER AND SANITARY PIPE TO BE VIT. CLAY E.S. ALL PIPE TO HAVE TYPE 'V' SECOND THROUGH.
10. WATERMANS MUST HAVE A MIN. VERTICAL CLEARANCE OF 6' (0.15m) OVER 12" (30cm) UNDER SEWERS AND ALL OTHER UTILITIES WHEN CROSSING.
11. WATERMANS AND/OR WATER SERVICE MATERIALS MUST BE DUCTILE IRON PIPE AND CLASS 200 CEMENT LINED WITH TYTON JOINTS IN 100mm (4") DIAM. LARGER AND COVER TYPE 'K' IN 50mm (2") AND SMALLER SIZE.
12. ALL WATERMANS AND WATER SERVICE MATERIALS AND CONSTRUCTION METHODS MUST CORRESPOND TO CURRENT P.E.E. WATER WORKS SITS AND SPECS.
13. WATERMANS AND/OR WATER SERVICES ARE TO HAVE A MIN. COVER OF 1.7m (5' 7") WITH A MIN. HORIZONTAL SPACING OF 12m (41') FROM THEMSELVES AND OTHER UTILITIES.
14. PROVISION FOR FLUSHING THE LINES PRIOR TO TESTING ETC. MUST BE PROVIDED WITH AT LEAST A 25mm (1") OUTLET ON 100mm (4") AND LARGER LINES. COPPER LINES ARE TO HAVE FLUSHING POINTS AT THE END SAME SIZE AS THE LINES. THEY MUST ALSO BE HISSER OR PIED TO ALLOW THE WATER TO DRAIN ONTO A FURNISHED OR PAVED LOT OR DOWN THE DRAIN.
15. WATERMANS TO BE INSTALLED TO GRADES SHOWN ON APPROVED SITE PLAN. COPY OF GRADE SHEET MUST BE SUPPLIED TO INSPECTOR PRIOR TO COMMENCEMENT OF WORK, WHERE REQUESTED BY THE INSPECTOR.
16. ALL DUCTILE IRON WATERMANS HAVING DIRECT CONTACT WITH SURROUNDING SOIL ARE TO BE INSTALLED WITH POLYETHYLENE ENCASEMENT TO A.S.S. A-215.
17. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND PROTECTING ALL UTILITIES DURING CONSTRUCTION, GAS, HYDRO, TELEPHONE, OR ANY OTHER UTILITIES THAT MAY EXIST ON THE SITE OR WITHIN THE STREET LINES, AND MUST BE LOCATED BY ITS OWN UTILITIES AND VERIFIED PRIOR TO CONSTRUCTION.
18. ALL DIMENSION AND INVERTS MUST BE VERIFIED PRIOR TO CONSTRUCTION AND IF ANY DISCREPANCY CONTRACTOR IS TO NOTIFY THE ENGINEER.
19. THE BUILDING SITED ON THIS PLAN HAS BEEN DESIGNED UTILIZING CONTROLLED FLOW ROOF DRAINS IN ACCORDANCE WITH THE BUILDING DEPT. OF THE CITY OF MISSISSAUGA.

BENCH MARK
 On the face at the centre of the West concrete wall of the C.P.R. overpass on Dundas St. E. (HWY. 6) and Hensall Circle at C.P.R. level.
 N. 544 ELEV. 554.45

LEGEND
 *360.0 - Denotes Exist. Elev.
 *360.0 - Denotes Exist. Elev. to remain.
 360.0 - Denotes Prop. Elev.
 360.0 - Denotes Watermain Elev.
 354.07% - Above & Top of W/M.
 - Denote direction of Flow

SKIRA
 ENGINEERING & ASSOCIATES LTD.
 702 Burnhamthorpe Road E. Suite 6 Mississauga
 Tel. 276-5100

FRIKON INDUSTRIES LTD.
 2480 TEDLO ST.
PROP. INDUSTRIAL BUILDING
 PART 21 R.R. 43R-1872
SITE GRADING & SERVICING PLAN

DATE	2.3	DATE / April / 1980	AREA	PLAN NO. 80-M-22
BY	REVISION	SCALE 1"=30'	DRAWN BY TCB/Z.S.	DWG. NO. 1