



Engineering Submission Requirements

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1ST SUBMISSION (INCL. PRE-SERVICING)

2ND & SUBSEQUENT SUBMISSION

FINAL SUBMISSION

PROJECT: Lora Bay Phase 4 - Block 39

DEVELOPER: 1382491 Ontario Ltd. & Blevins Developments (Cove) Ltd.

CONSULTANT: C.F. Crozier & Associates Inc.

CONSULTANT CONTACT: Austin Spencer, Office #: 705-446-3510

SUBMISSION #: 2

DATE: September 29, 2021

The following documents are required for an engineering submission package to be deemed complete and added to the Development Engineering queue for review. If deemed incomplete, the package may be returned to the consultant.

Bold box = Required.

Regular box = Required if applicable or updated since last submission.

☒	☒	☐	Letter From Consultant indicating Submission inclusions
☒	☒	☐	Digital Copies of materials submitted via CD, USB, or Sharefile.
☒	☒	☐	Comment Response Matrix

APPLICATIONS

☐	☐	☐	Pre-Servicing Application	← N/A
☐	☐	☐	Development Agreement Application	
☐	☐	☐	Water System Form 1	
☐	☐	☐	Storm and/or Sanitary Sewer ECA Application	

REPORTS

☒	☐	☐	Functional Servicing Report(s) (Sanitary, Water, Traffic)	
☒	☐	☐	Stormwater Management Report	
☐	☐	☐	Operation & Maintenance Manuals	
☒	☒	☐	Storm Sewer Design sheets	
☒	☒	☐	Sanitary Sewer Design sheets	
☒	☐	☐	Geotechnical Report(s) & Hydrogeological Report as required	
☐	☐	☐	Municipal Structures Reports (For Structures over 3 metres)	← N/A
☐	☐	☐	Other Reports Specified:	← N/A
☐	☐	☐	Other Reports Specified:	← N/A

DRAWINGS

☒	☒	☐	Cover sheet, including development name, consultant, developer, drawing index, key plan and legend	
☐	☐	☐	Phasing and orientation plans (if required)	← N/A

DRAWINGS (CONTINUED)				
☒	☒	☐	General servicing plan	
☒	☒	☐	Grading and lot grading plans	
☒	☒	☐	Stormwater management and drainage plan	
☒	☒	☐	Sanitary drainage plan	
☒	☒	☐	Water distribution plan	
☒	☒	☐	Plan and profile drawings	N/A
☐	☐	☐	Stormwater management facility plans, including outlets and watercourse improvements	
☒	☒	☐	Sediment and erosion control plans	
	☒	☐	Composite utility plan	
	☒	☐	Streetlighting and photometric analysis plans	
☒	☒	☐	Typical road cross-section(s) and notes	Included on Site Plan
	☒	☐	Traffic management plan, including pavement marking and regulatory signage	
	☐	☐	Specific structure details, including bridges, culverts, headwalls, retaining walls etc.	
	☐	☐	Detail plans, including notes, sections, water pumping/storage/sewage pumping/low pressure facilities, etc.	
☐	☐	☐	External works as required, including limits of works and extent	N/A
	☒	☐	Landscape plans	
☐	☐	☐	Tree preservation, clearing and grubbing, removal plans (as required)	Previously completed for the development
MISCELLANEOUS				
☒	☒	☐	One copy of the Proposed Registered Plan or Site Plan	To be provided shortly
	☐	☐	Cost Estimate, Detail cost breakdown of all proposed works in both PDF and MS Excel format.	
	☐	☐	A digital copy in ".dwg" (Auto CAD) format of the complete set of engineering drawings in accordance with the Town drawing requirements.	N/A
	☐	☐	Copies of all required agency approvals - i.e. GSCA, MECP, NEC, NVCA, etc.	To be provided
	☐	☐	Evidence in writing that agreements are in place with Bell Canada, Cable TV, and Hydro for the installation of these utilities in a common trench in the prescribed locations on road allowances within the plan of subdivision.	
	☐	☐	Evidence in writing that an agreement is in place with Union Gas for the installation of their utility in the prescribed location on road allowances within the plan of subdivision.	To be provided
	☐	☐	Evidence in writing that satisfactory arrangements are in place with Canada Post for the location of mailboxes.	To be provided

Engineer of Record Statement:

I, Austin Spencer, a Professional Engineer in Ontario and member of the Consulting Engineers of Ontario, have reviewed the current submission and confirm it strictly conforms with the Town of Blue Mountains Engineering Standards, and all applicable design documents of other relevant agencies.

Signature: Austin Spencer Date: September 29, 2021