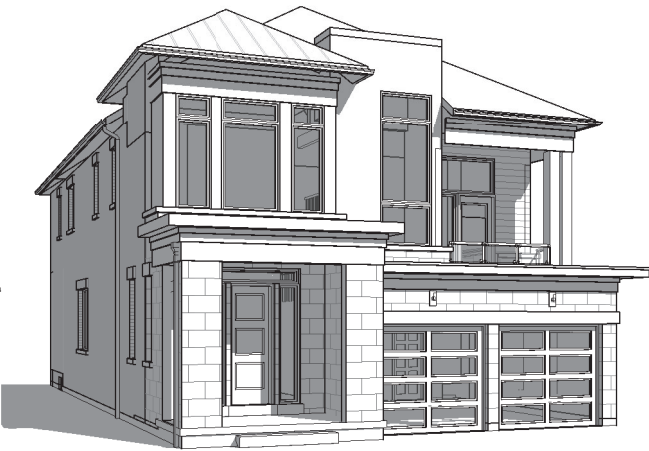


ELEVATION 'A'



ELEVATION 'B'



ELEVATION 'C'

# UNIT 4003 - THE BROOKSIDE

## SB-12 ENERGY EFFICIENCY DESIGN MATRIX

PERSCRIPTIVE COMPLIANCE		SB-12 (SECTION 3.1.1) TABLE 3.1.1.2.A	
PACKAGE A1		SPACE HEATING FUEL	
		<input checked="" type="checkbox"/> GAS	<input type="checkbox"/> OIL
		<input type="checkbox"/> ELECTRIC	<input type="checkbox"/> PROPANE
		<input type="checkbox"/> EARTH	<input type="checkbox"/> SOLID FUEL
BUILDING COMPONENT	REQUIRED	PROPOSED	
INSULATION RSI (R) VALUE			
CEILING W/ ATTIC SPACE	10.56 (R60)	10.56 (R60)	
CEILING W/O ATTIC SPACE	5.46 (R31)	5.46 (R31)	
EXPOSED FLOOR	5.46 (R31)	5.46 (R31)	
WALLS ABOVE GRADE	3.87 (R22)	3.87 (R22)	
BASEMENT WALLS	3.52 ci	3.52 ci	
* PROPOSED VALUES MAY BE SUBSTITUTED W/ 2.11+1.76ci (R12+R10ci)	(R20 ci) *	(R20 ci) *	
BELOW GRADE SLAB ENTIRE SURFACE >600mm BELOW GRADE	-	-	
EDGE OF BELOW GRADE SLAB ≤ 600mm BELOW GRADE	1.76 (R10)	1.76 (R10)	
HEATED SLAB ≤ 600mm BELOW GRADE	1.76 (R10)	1.76 (R10)	
WINDOWS & DOORS			
WINDOWS SLIDING GLASS DOORS (MAX U-VALUE )	1.6	1.6	
SKYLIGHTS (MAX. U-VALUE)	2.8	2.8	
APPLIANCE EFFICIENCY			
SPACE HEATING EQUIP. (AFUE%)	96%	96%	
HRV. EFFICIENCY (%)	75%	75%	
DHW HEATER (EF)	0.8	0.8	

AREA CALCULATIONS	EL. A	EL. B	EL. C	EL. A	EL. B	EL. C
				W/ SIDE ENTR.	W/ SIDE ENTR.	W/ SIDE ENTR.
GROUND FLOOR AREA	1538 sq ft (142.88 sq m)	1538 sq ft (142.88 sq m)	1538 sq ft (142.88 sq m)	1530 sq ft (142.14 sq m)	1530 sq ft (142.14 sq m)	1530 sq ft (142.14 sq m)
SECOND FLOOR AREA	1813 sq ft (168.43 sq m)	1782 sq ft (165.55 sq m)	1779 sq ft (165.27 sq m)	1813 sq ft (168.43 sq m)	1782 sq ft (165.55 sq m)	1779 sq ft (165.27 sq m)
SUBTOTAL	3351 sa ft (311.32 sq m)	3320 sa ft (308.44 sq m)	3317 sa ft (308.16 sq m)	3343 sa ft (310.57 sq m)	3312 sa ft (307.69 sq m)	3309 sa ft (307.42 sq m)
DEDUCT ALL OPEN AREAS	123 sq ft (11.43 sq m)	123 sq ft (11.43 sq m)	123 sq ft (11.43 sq m)	123 sq ft (11.43 sq m)	123 sq ft (11.43 sq m)	123 sq ft (11.43 sq m)
TOTAL NET AREA	3228 sq ft (299.89 sq m)	3197 sq ft (297.01 sq m)	3194 sq ft (296.73 sq m)	3220 sq ft (299.15 sq m)	3189 sq ft (296.27 sq m)	3186 sq ft (295.99 sq m)
FINISHED BSMT. AREA	86 sq ft (7.99 sq m)	86 sq ft (7.99 sq m)	86 sq ft (7.99 sq m)	86 sq ft (7.99 sq m)	86 sq ft (7.99 sq m)	86 sq ft (7.99 sq m)
COVERAGE W/OUT PORCH	1950 sq ft (181.16 sq m)	1950 sq ft (181.16 sq m)	1941 sq ft (180.32 sq m)	1950 sq ft (181.16 sq m)	1950 sq ft (181.16 sq m)	1950 sq ft (181.16 sq m)
COVERAGE W/PORCH	2027 sq ft (188.31 sq m)	2027 sq ft (188.31 sq m)	2027 sq ft (188.31 sq m)	2027 sq ft (188.31 sq m)	2027 sq ft (188.31 sq m)	2027 sq ft (188.31 sq m)
COVERAGE W/ OPT. LOGGIA	2183sq ft (202.81 sq m)	2183sq ft (202.81 sq m)	2183sq ft (202.81 sq m)	2175sq ft (202.06 sq m)	2175sq ft (202.06 sq m)	2175sq ft (202.06 sq m)
WINDOW/WALL AREA	ELEV. A	ELEV. B	ELEV. C	ELEV. A	ELEV. B	ELEV. C
CALCULATIONS	STD.	STD.	STD.	W/LOGGIA	W/LOGGIA	W/LOGGIA
GROSS WALL AREA	4053.75 sq ft (376.61 sq m)	3999.42 sq ft (371.56 sq m)	4044.33 sq ft (375.73 sq m)	4053.75 sq ft (376.61 sq m)	3999.42 sq ft (371.56 sq m)	4044.33 sq ft (375.73 sq m)
GROSS WINDOW AREA	409.77 sq ft (38.07 sq m)	463.73 sq ft (43.08 sq m)	529.19 sq ft (49.16 sq m)	407.99 sq ft (37.90 sq m)	461.96 sq ft (42.92 sq m)	527.41 sq ft (49.00 sq m)
TOTAL WINDOW %	10.11 %	11.59 %	13.08 %	10.06 %	11.55 %	13.04 %

**GOLDPARK**  
WORTH MORE™



- TITLE PAGE
- BASEMENT PLAN, ELEV. 'A' & 'C'
- GROUND FLOOR PLAN, ELEV. 'A'
- SECOND FLOOR PLAN, ELEV. 'A'
- PART. BASEMENT PLANS, ELEV. 'B'
- PART. GROUND & SECOND FLOOR PLAN, ELEV. 'B'
- PART. GROUND & SECOND FLOOR PLAN, ELEV. 'C'
- OPT. SIDE ENTRANCE
- OPT. LOGGIA PLANS & ELEVATIONS
- FRONT ELEVATION 'A'
- LEFT SIDE ELEVATION 'A'
- RIGHT SIDE ELEVATION 'A'
- REAR ELEVATION, 'A', 'B' & 'C'
- FRONT ELEVATION 'B'
- LEFT SIDE ELEVATION 'B'
- RIGHT SIDE ELEVATION 'B'
- FRONT ELEVATION 'C'
- LEFT SIDE ELEVATION 'C'
- RIGHT SIDE ELEVATION 'C'
- CROSS SECTION 'A-A'
- DETAILS
- CONSTRUCTION NOTES 1
- CONSTRUCTION NOTES 2
- W1 WALK OUT DECK CONDITION
- W2 LOOK OUT DECK CONDITION
- W3 WALK OUT BASEMENT CONDITION

WINDOW/WALL AREA	EL. 'A' WOD	EL. 'A' LOD	EL. 'A' WOB	EL. 'B' WOD	EL. 'B' LOD
CALCULATIONS					
GROSS WALL AREA	4112.11 sq ft (382.03 sq m)	4157.21 sq ft (386.22 sq m)	4332.29 sq ft (402.48 sq m)	4057.78 sq ft (376.98 sq m)	4102.88 sq ft (381.17 sq m)
GROSS WINDOW AREA	413.1 sq ft (38.38 sq m)	433.94 sq ft (40.31 sq m)	479.04 sq ft (44.50 sq m)	467.07 sq ft (43.39 sq m)	487.9 sq ft (45.33 sq m)
TOTAL WINDOW %	10.05 %	10.44 %	11.06 %	11.51 %	11.89 %
WINDOW/WALL AREA	EL. 'B' WOB	EL. 'C' WOD	EL. 'C' LOD	EL. 'C' WOB	
CALCULATIONS					
GROSS WALL AREA	4277.96 sq ft (397.44 sq m)	4102.69 sq ft (381.15 sq m)	4147.79 sq ft (385.34 sq m)	4322.87 sq ft (401.61 sq m)	
GROSS WINDOW AREA	533 sq ft (49.52 sq m)	532.52 sq ft (49.47 sq m)	553.35 sq ft (51.41 sq m)	598.46 sq ft (55.60 sq m)	
TOTAL WINDOW %	12.46 %	12.98 %	13.34 %	13.84 %	
8. -				-	-
7. -				-	-
6. -				-	-
5. -				-	-
4. -				-	-
3. REVISED PER ENG. STRUCT. COMMENTS & ISSUED FOR PERMIT				2022.07.25	WT
2. COORDINATE FLOOR & ROOF PLANS				2022.06.09	AW
1. ADDED ELEVATION 'C' & STANDARD 9'0" BASEMENT HEIGHT				2022.02.09	BY
REVISIONS				DATE (YYYY/MM/DD)	BY

## TITLE PAGE

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QUALIFICATION INFORMATION

Allan Whiting  
NAME  
REGISTRATION INFORMATION

*AW*  
SIGNATURE

23177  
BCIN

HUNT DESIGN ASSOCIATES INC.

19695

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DESIGN ASSOCIATES INC.  
www.huntdesign.ca

**GOLDPARK HOMES - 221081**  
PINE VALLEY, VAUGHAN, ONTARIO

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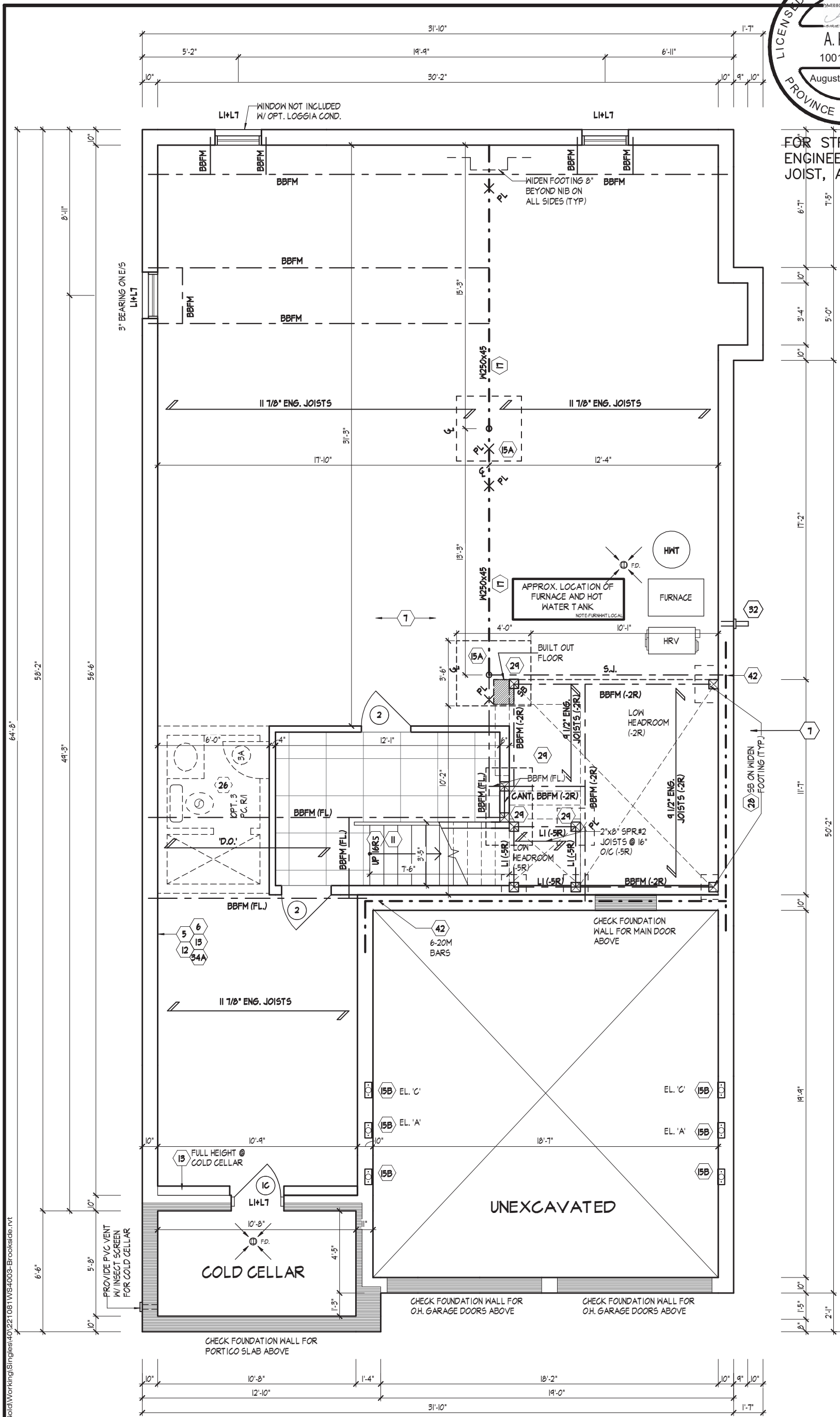
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DRAWINGS FOR LAYOUT, SPACING,  
BLOCKING & STRAPPING REQUIREMENTS.  
INSTALLATION DETAILS AND HANGER  
SIZES, & SUBFLOOR THICKNESS

PROVIDE SOLID WOOD BLOCKING @ 24  
O.C. FOR FIRST JOIST SPAN WHEN  
PARALLEL W/ EXTERIOR WALL

SPACE ALL FLOOR JOISTS @ 12"  
O.C. UNDER ALL CERAMIC TILE  
AREAS

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and all applicable regulations and requirements  
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VAUGHAN.

JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL  
APPROVED BY:   
DATE: AUG 11, 2022  
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professional responsibility.

BASEMENT PLAN, ELEV 'A' & 'C'

BASEMENT PLAN, ELEV. 'A' & 'C'

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DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET  
OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION  
Allan Whiting  
NAME  
REGISTRATION INFORMATION  
HUNT DESIGN ASSOCIATES INC.

23177  
BCIN

HUNT  
DESIGN ASSOCIATES INC.  
www.huntdesign.ca

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PINE VALLEY, VAUGHAN, ONTARIO  
REV.2022.07.25

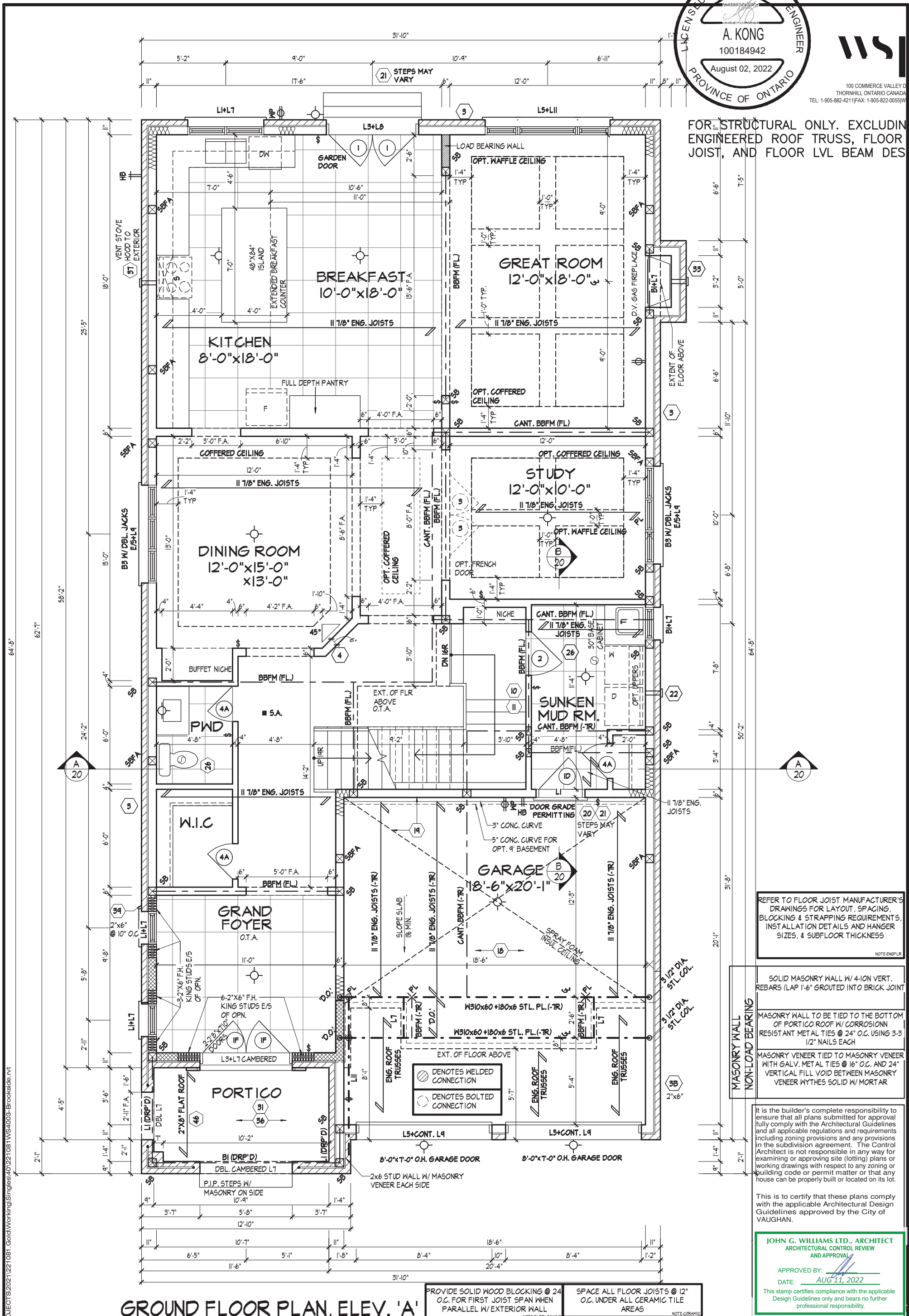
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GROUND FLOOR PLAN, ELEV. 'A'

GROUND FLOOR PLAN, ELEV. 'A'

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE: [Signature]  
REGISTRATION INFORMATION

23177  
BCIN

HUNT DESIGN ASSOCIATES INC.

19695

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**GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE**  
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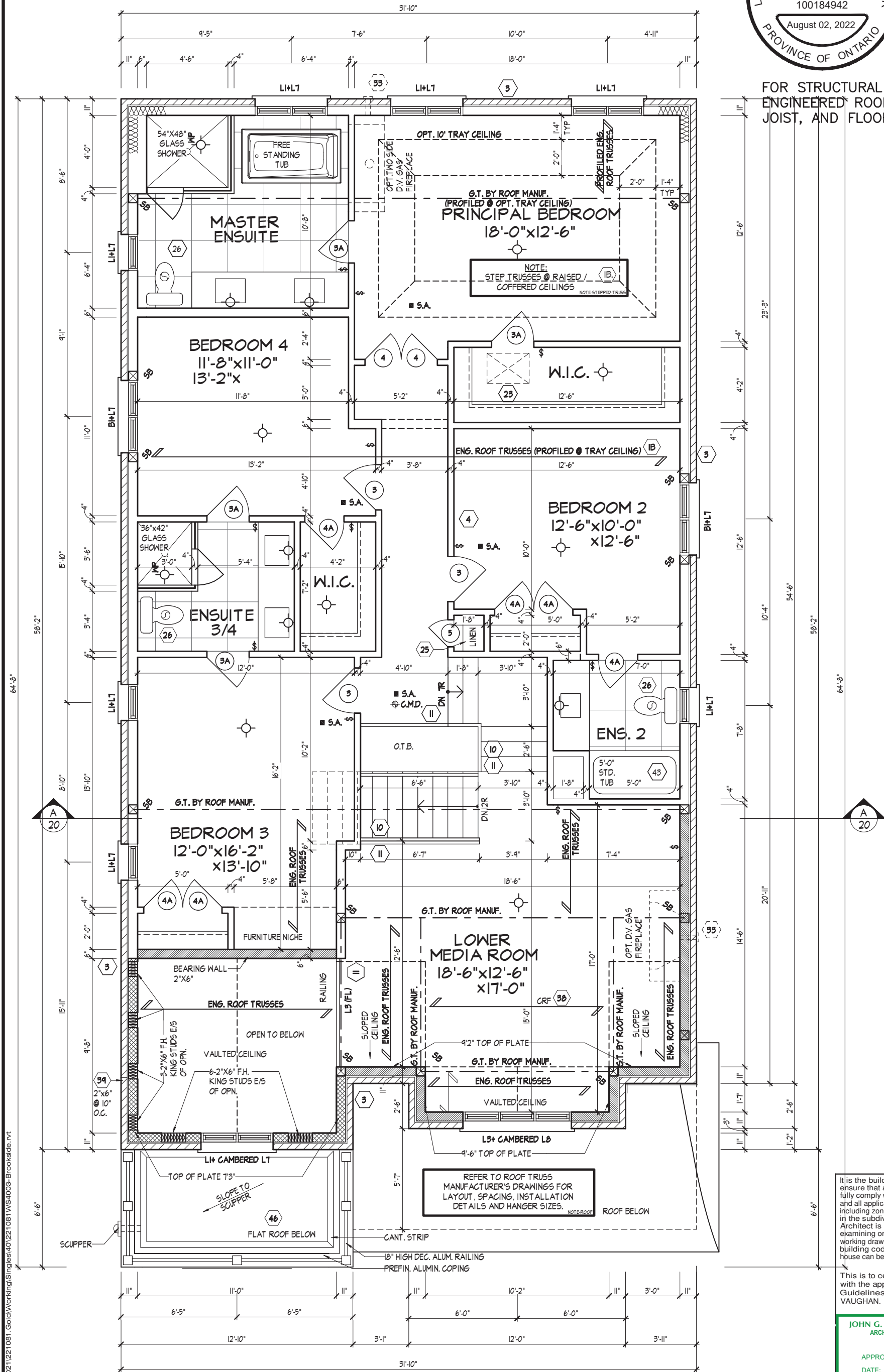
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SECOND FLOOR PLAN, ELEV. 'A'

SECOND FLOOR PLAN, ELEV. 'A'

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:   
DATE: AUG 11, 2022

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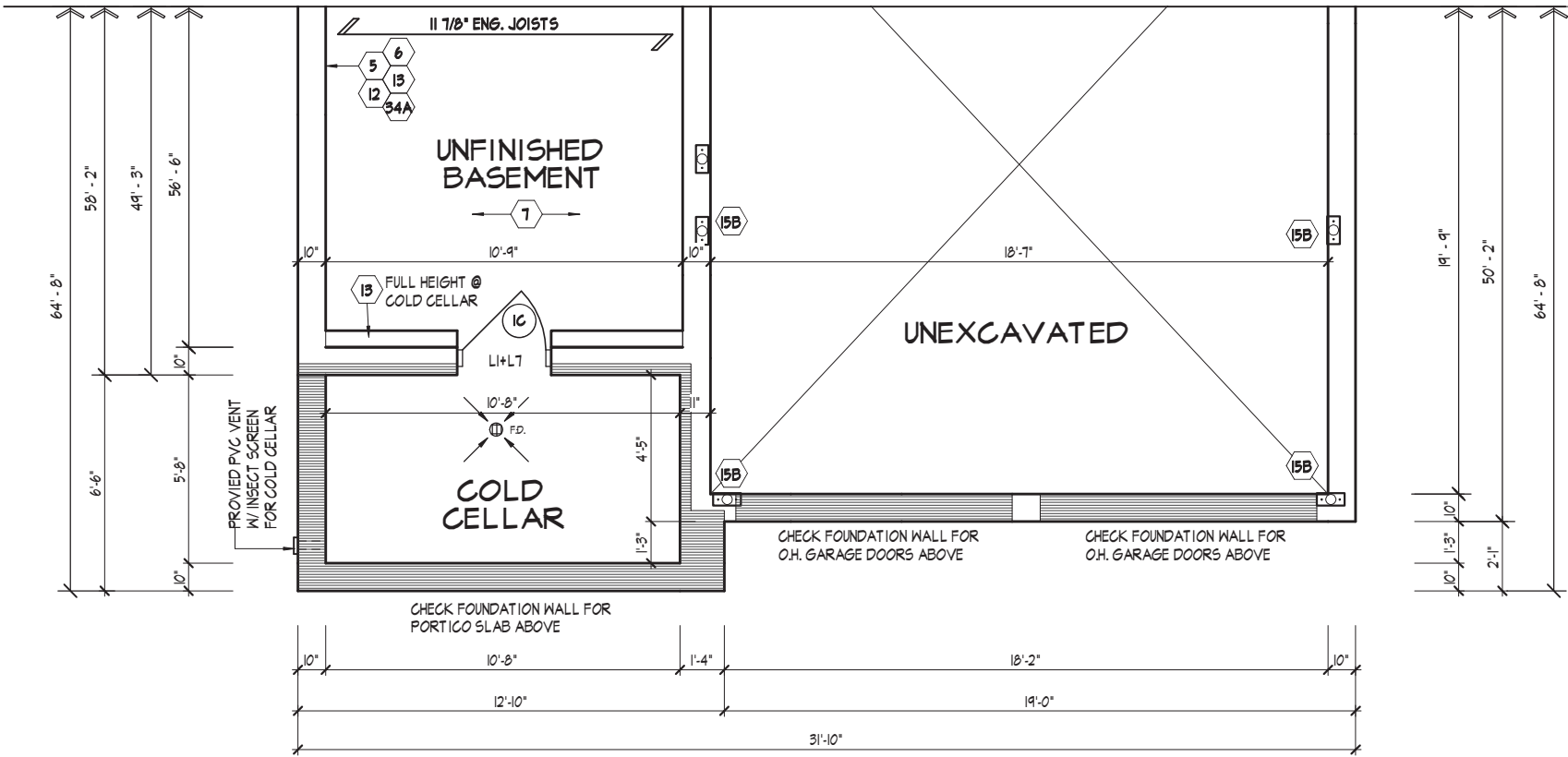
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PART. BASEMENT PLAN, ELEV. 'B'

REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS

NOTE:STANDARD

REFER TO FLOOR JOIST MANUFACTURER'S  
DRAWINGS FOR LAYOUT, SPACING,  
BLOCKING & STRAPPING REQUIREMENTS,  
INSTALLATION DETAILS AND HANGER  
SIZES, & SUBFLOOR THICKNESS

NOTE:ENG/FLR

PROVIDE SOLID WOOD BLOCKING @ 24"  
O.C. FOR FIRST JOIST SPAN WHEN  
PARALLEL W/ EXTERIOR WALL

NOTE:FLR/BLOCKING

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ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:

DATE: AUG 11, 2022

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PART. BASEMENT PLANS, ELEV. 'B'

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QUALIFICATION INFORMATION  
NAME: Allan Whiting  
SIGNATURE:   
REGISTRATION INFORMATION: 23177 BCIN

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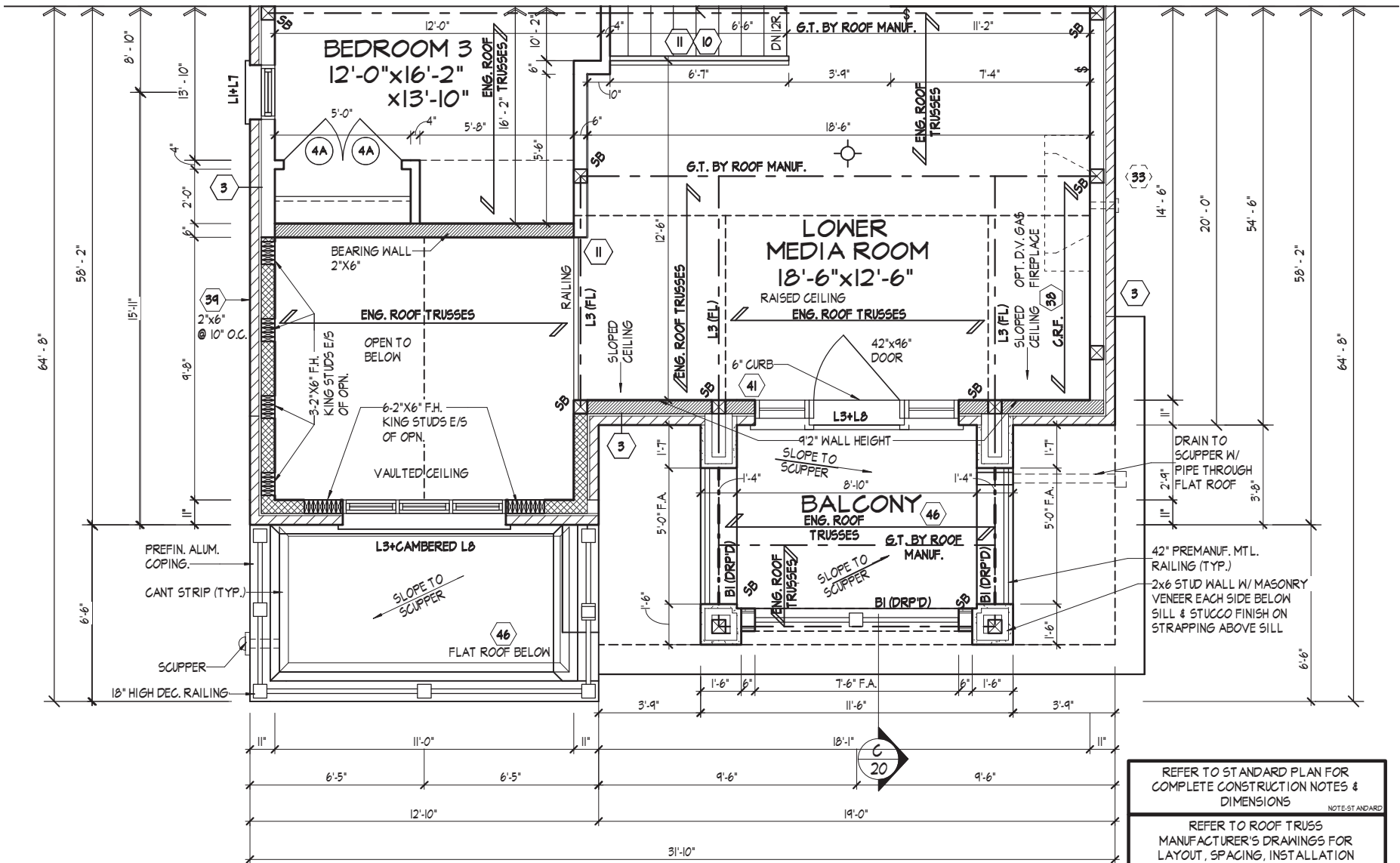
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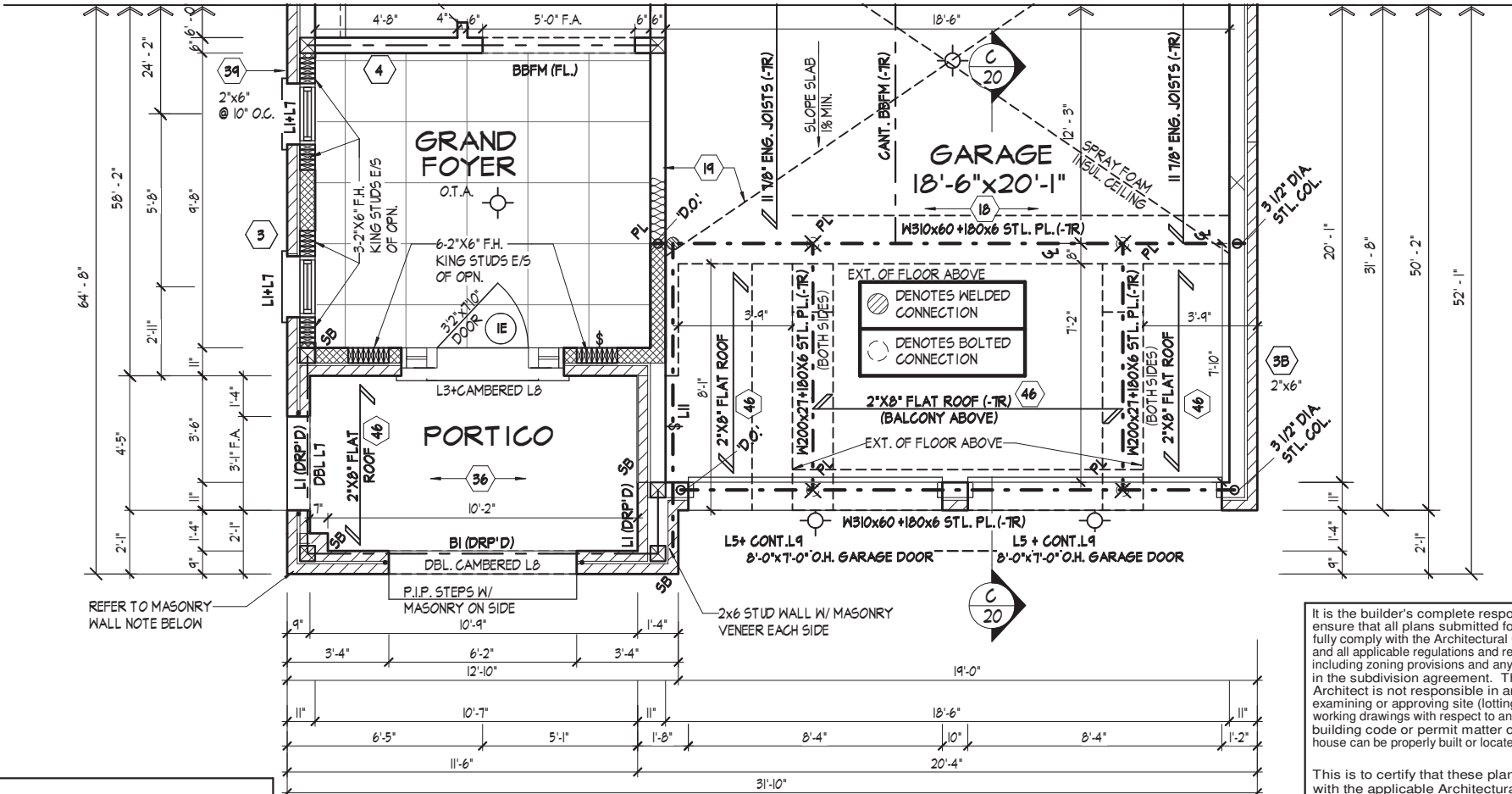


PART. SECOND FLOOR PLAN, ELEV. 'B'

REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS

REFER TO ROOF TRUSS  
MANUFACTURER'S DRAWINGS FOR  
LAYOUT, SPACING, INSTALLATION  
DETAILS AND HANGER SIZES.

REFER TO FLOOR JOIST MANUFACTURER'S  
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INSTALLATION DETAILS AND HANGER  
SIZES, & SUBFLOOR THICKNESS



PART. GROUND FLOOR PLAN, ELEV. 'B'

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY: \_\_\_\_\_  
DATE: AUG 11, 2022

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PART. GROUND & SECOND FLOOR PLAN, ELEV. 'B'

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QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE: [Signature]

23177  
BCIN

REGISTRATION INFORMATION

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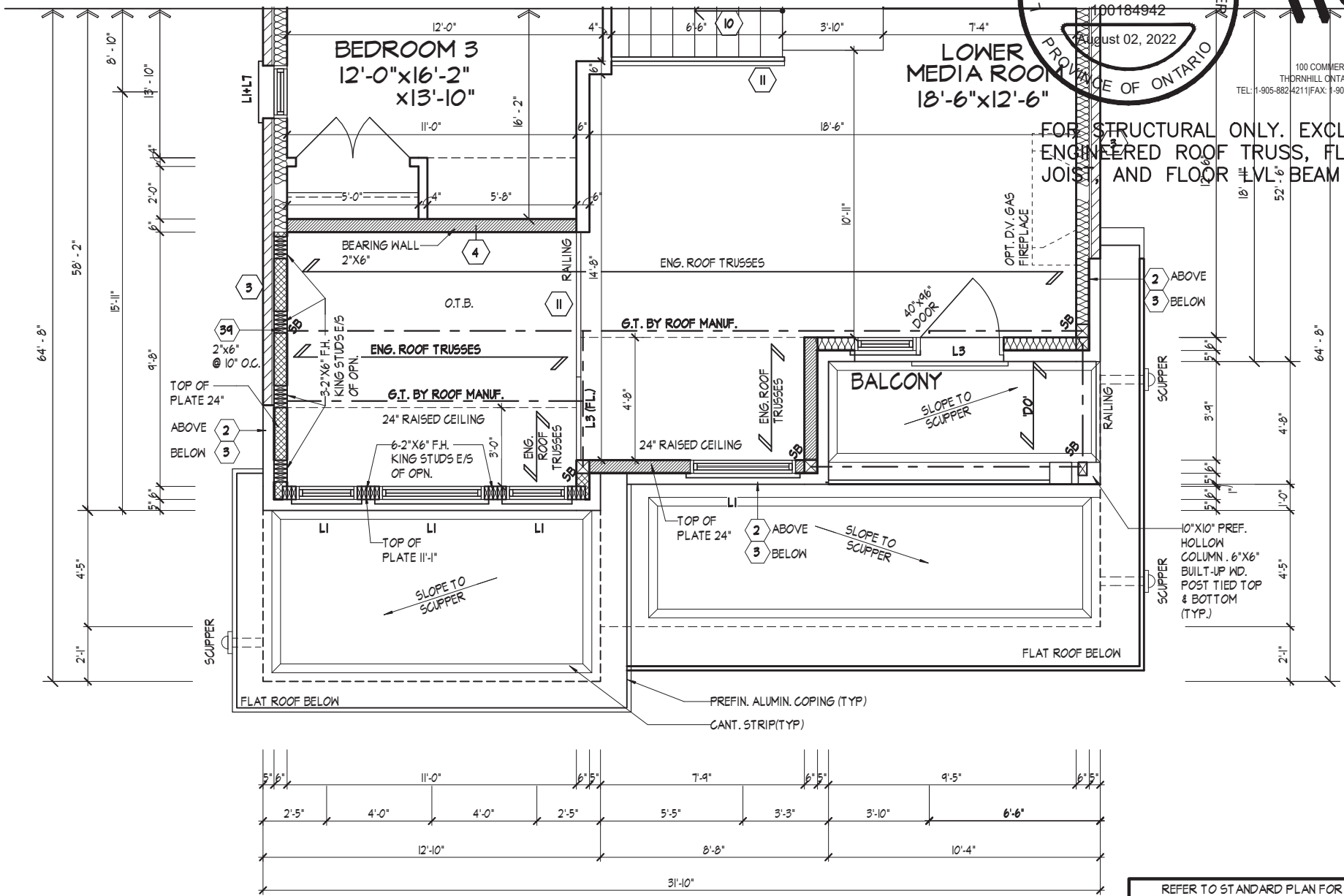
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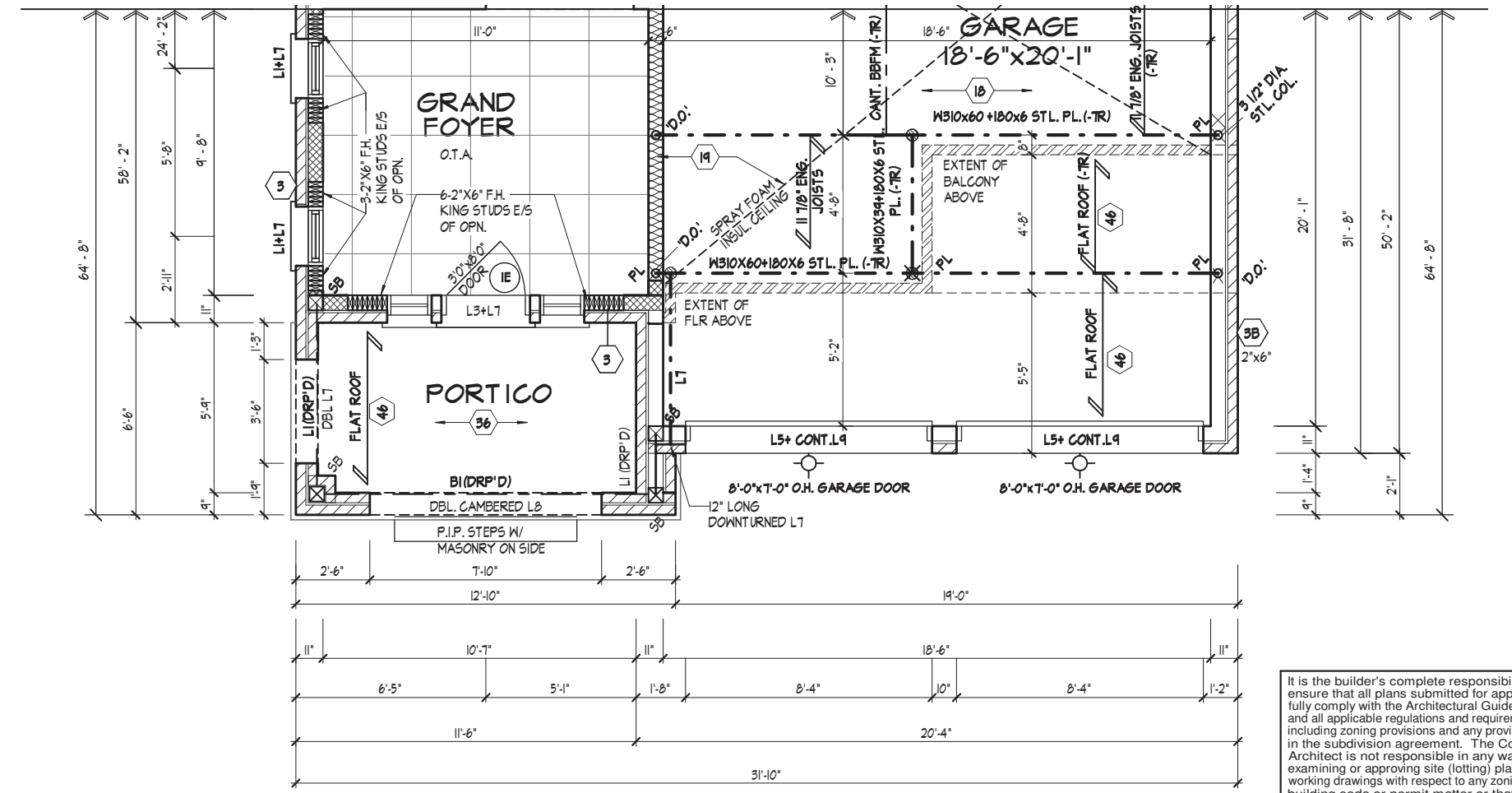


PART. SECOND FLOOR PLAN, ELEV. 'C'

REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS

REFER TO ROOF TRUSS  
MANUFACTURER'S DRAWINGS FOR  
LAYOUT, SPACING, INSTALLATION  
DETAILS AND HANGER SIZES.

REFER TO FLOOR JOIST MANUFACTURER'S  
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PART. GROUND FLOOR PLAN, ELEV. 'C'

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ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY: [Signature]  
DATE: AUG 11, 2022

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professional responsibility.

MASONRY WALL  
NON-LOAD BEARING

SOLID MASONRY WALL W/ 4-ION VERT.  
REBAR (LAP 1'-6" GROUTED INTO BRICK JOINT)

MASONRY WALL TO BE TIED TO THE BOTTOM  
OF PORTICO ROOF W/ CORROSIONN  
RESISTANT METAL TIES @ 24" O.C. USING 3-3  
1/2" NAILS EACH

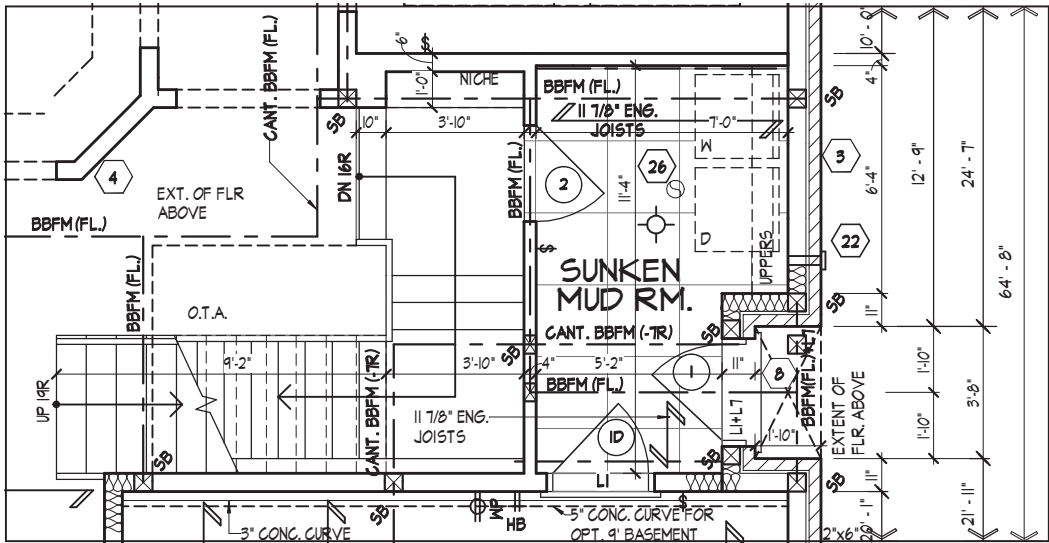
MASONRY VENEER TIED TO MASONRY VENEER  
WITH GALV. METAL TIES @ 16" O.C. AND 24"  
VERTICAL FILL VOID BETWEEN MASONRY  
VENEER W/YES SOLID W/ MORTAR

PART. GROUND & SECOND FLOOR PLAN, ELEV. 'C'

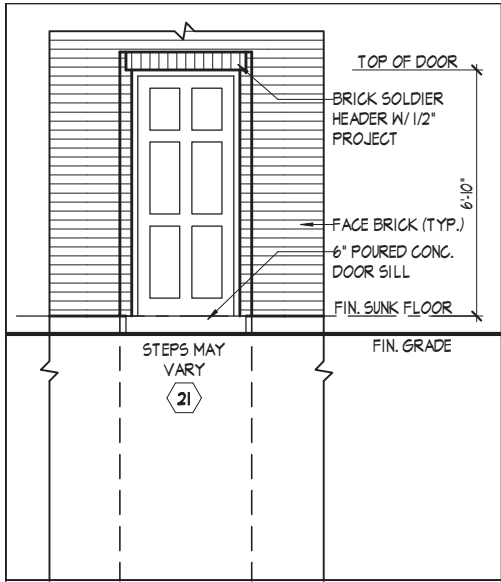
WINDOW SUMMARY				
PER O.B.C. TABLE 9.10.15.4				
RIGHT SIDE ELEVATION A W/ SIDE ENTRANCE				
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)	
1	32"	80"	17.78 SF	
1	24"	48"	6.11 SF	
1	48"	52"	14.67 SF	
1	72"	64"	28.33 SF	
			66.89 SF	
SPATIAL CALCULATION				
EXPOSING BUILDING		1270.85	S.F.	
FACE AREA		118.07	S.M.	
PORTION WALL AREA		1270.85	S.F.	
		118.07	S.M.	
LIMITING DISTANCE			1.2 m	
MAX. % OPENINGS			7 %	
OPENINGS ALLOWED			88.96 SF	
OPENINGS PROVIDED			66.89 SF	
ADDITIONAL NOTES				
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER				

WINDOW SUMMARY				
PER O.B.C. TABLE 9.10.15.4				
RIGHT SIDE ELEVATION B W/ SIDE ENTRANCE				
CW	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)	
1	32"	80"	17.78 SF	
1	24"	48"	6.11 SF	
1	48"	52"	14.67 SF	
1	72"	64"	28.33 SF	
			66.89 SF	
SPATIAL CALCULATION				
EXPOSING BUILDING		1245.55	S.F.	
FACE AREA		115.72	S.M.	
PORTION WALL AREA		1245.55	S.F.	
		115.72	S.M.	
LIMITING DISTANCE			1.2 m	
MAX. % OPENINGS			7 %	
OPENINGS ALLOWED			87.19 SF	
OPENINGS PROVIDED			66.89 SF	
ADDITIONAL NOTES				
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER				

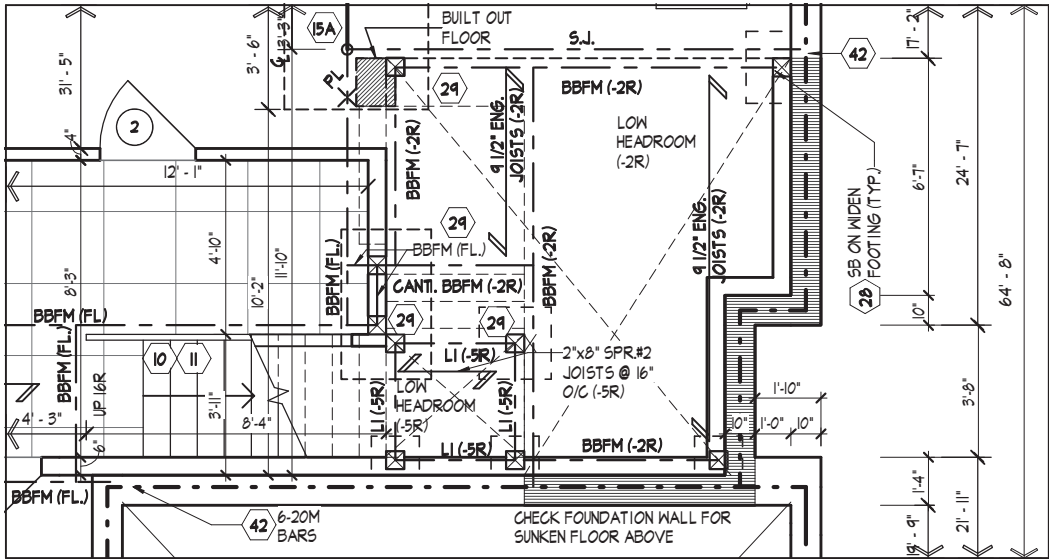
WINDOW SUMMARY				
PER O.B.C. TABLE 9.10.15.4				
RIGHT SIDE ELEVATION C W/ SIDE ENTRANCE				
CW	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)	
1	32"	80"	0.00 SF	
1	24"	48"	6.11 SF	
1	48"	52"	14.67 SF	
1	72"	64"	28.33 SF	
			66.89 SF	
SPATIAL CALCULATION				
EXPOSING BUILDING		1248.15	S.F.	
FACE AREA		115.96	S.M.	
PORTION WALL AREA		1248.15	S.F.	
		115.96	S.M.	
LIMITING DISTANCE			1.2 m	
MAX. % OPENINGS			7 %	
OPENINGS ALLOWED			87.37 SF	
OPENINGS PROVIDED			66.89 SF	
ADDITIONAL NOTES				
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER				



PART. GROUND FLOOR PLAN - SIDE ENTRANCE



PART. RIGHT SIDE ELEVATION  
W/ SIDE ENTRANCE



PART. BASEMENT PLAN - SIDE ENTRANCE

REFER TO FRONT ELEVATION  
FOR TYPICAL NOTES &  
INFORMATION

NOTE: FRONT

REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS

NOTE: STANDARD

REFER TO FLOOR JOIST MANUFACTURER'S  
DRAWINGS FOR LAYOUT, SPACING,  
BLOCKING & STRAPPING REQUIREMENTS,  
INSTALLATION DETAILS AND HANGER  
SIZES, & SUBFLOOR THICKNESS

NOTE: ENGLER



100 COMMERCE VALLEY DR. W.  
THORNHILL, ONTARIO CANADA L3T 0A1  
TEL: 1-905-882-4211 FAX: 1-905-822-0055 WWW.WSPGROUP.CA

FOR STRUCTURAL ONLY. EXCLUDING  
ENGINEERED ROOF TRUSS, FLOOR  
JOIST, AND FLOOR LVL BEAM DESIGN.

It is the builder's complete responsibility to  
ensure that all plans submitted for approval  
fully comply with the Architectural Guidelines  
and all applicable regulations and requirements  
including zoning provisions and any provisions  
in the subdivision agreement. The Control  
Architect is not responsible in any way for  
examining or approving site (lotting) plans or  
working drawings with respect to any zoning or  
building code or permit matter or that any  
house can be properly built or located on its lot.

This is to certify that these plans comply  
with the applicable Architectural Design  
Guidelines approved by the City of  
VAUGHAN.

JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:   
DATE: AUG 11, 2022

This stamp certifies compliance with the applicable  
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professional responsibility.

OPT. SIDE ENTRANCE

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS  
DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET  
OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE:

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

19695

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DESIGN ASSOCIATES INC.  
www.hunt-design.ca

GOLDPARK HOMES - 221081  
PINE VALLEY, VAUGHAN, ONTARIO

Drawn By: SN/BY  
Checked By: AW  
Scale: 3/16"=1'-0"

8966 Woodbine Ave, Markham, ON L3R 0J7

UNIT 4003 - THE BROOKSIDE  
REV.2022.07.25

File Number: 217020WS4003.rvt  
Page Number: 8 of 20

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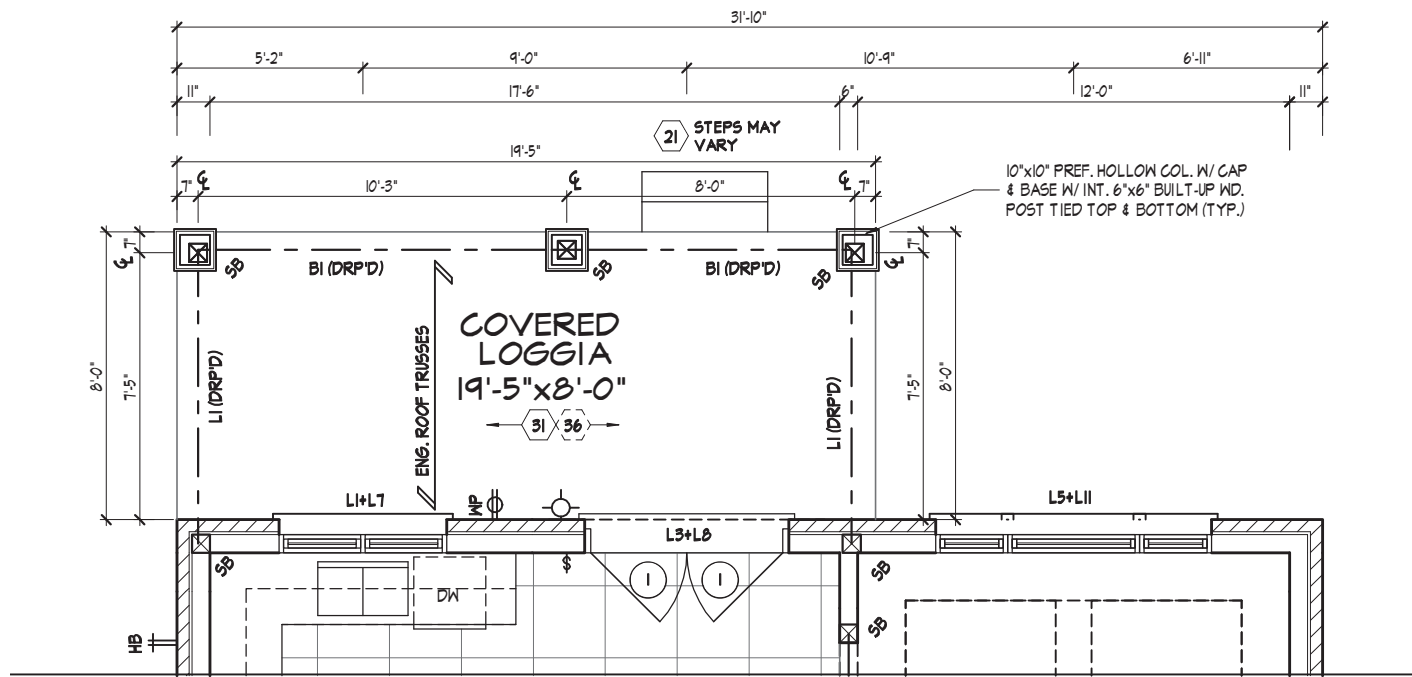
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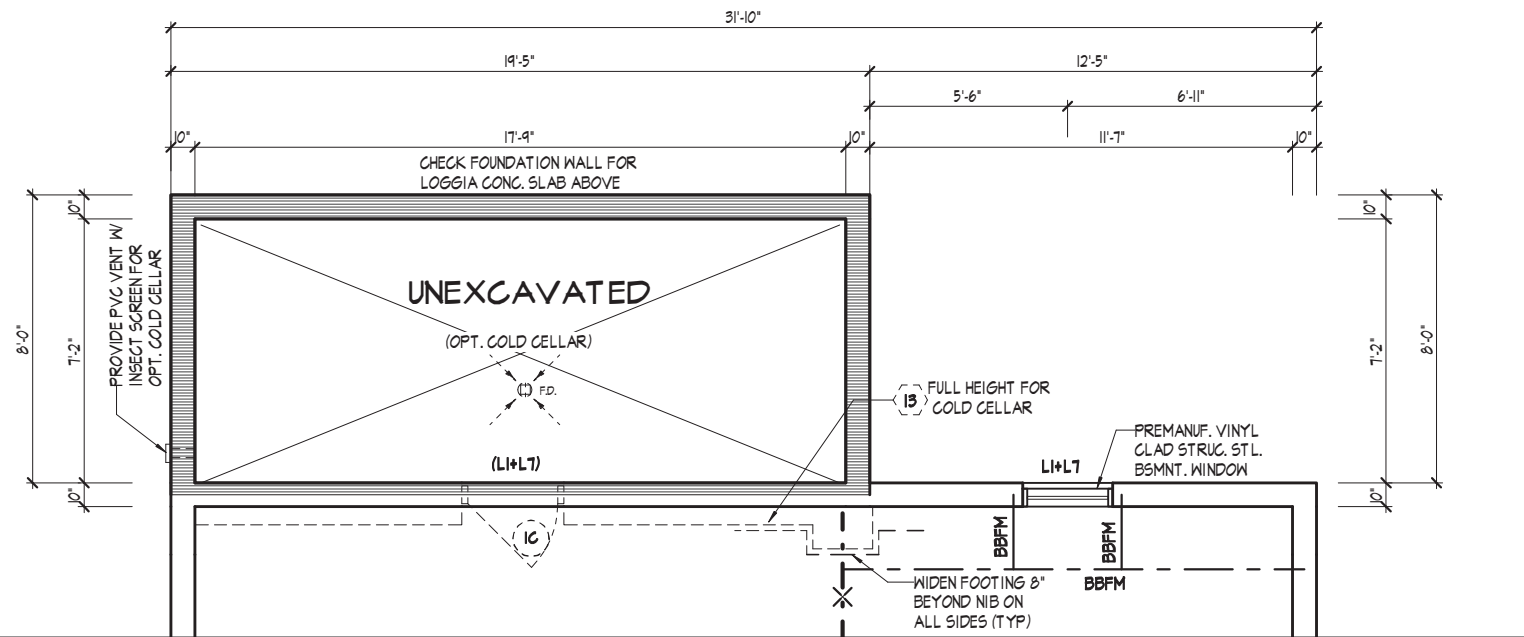


100 COMMERCE VALLEY DR. W.  
THORNHILL, ONTARIO CANADA M3J 0A1  
TEL: 1-905-882-4211 FAX: 1-905-822-0055 WWW.WSPGROUP.COM

FOR STRUCTURAL ONLY. EXCLUDING  
ENGINEERED ROOF TRUSS, FLOOR  
JOIST, AND FLOOR LVL BEAM DESIGN.



PART. GROUND FLOOR PLAN, ELEV. 'A', 'B' & 'C' FOR OPT. LOGGIA



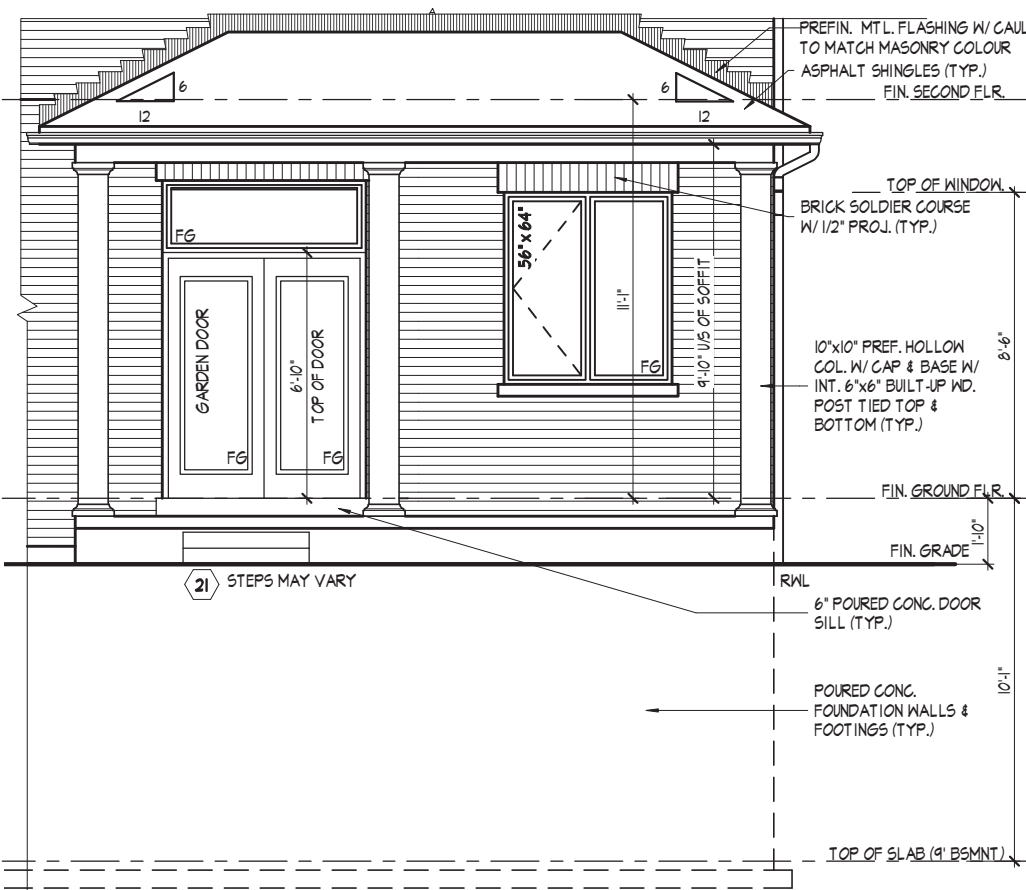
PART. BASEMENT PLAN, ELEV.  
'A', 'B' & 'C' FOR OPT. LOGGIA

REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS  
NOTE: STANDARD

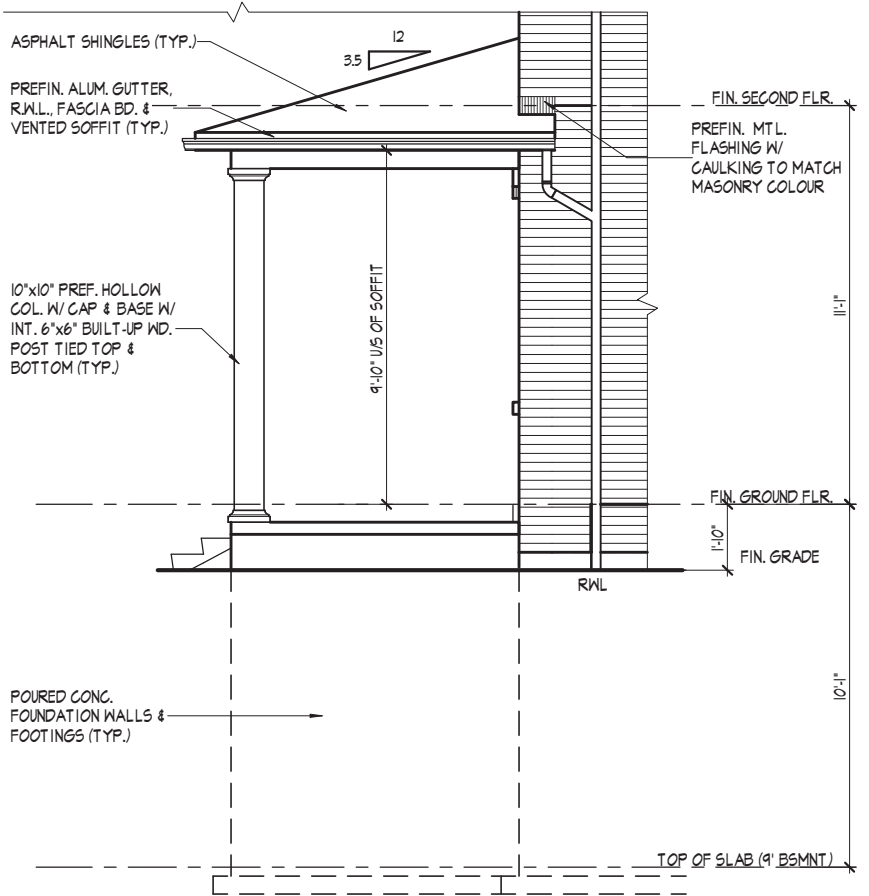
REFER TO FLOOR JOIST MANUFACTURER'S  
DRAWINGS FOR LAYOUT, SPACING,  
BLOCKING & STRAPPING REQUIREMENTS,  
INSTALLATION DETAILS AND HANGER  
SIZES, & SUBFLOOR THICKNESS  
NOTE: ENGLER

REFER TO FRONT ELEVATION  
FOR TYPICAL NOTES &  
INFORMATION  
NOTE: FRONT

PART. ROOF PLAN EL. 'A', 'B' &  
'C' FOR OPT. LOGGIA (N.T.S)



PART. REAR ELEVATION, 'A',  
'B' & 'C' FOR OPT LOGGIA



PART. LEFT SIDE ELEVATION,  
'A', 'B' & 'C' FOR OPT LOGGIA

OPT. LOGGIA PLANS & ELEVATIONS

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS  
DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET  
OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME SIGNATURE

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

19695

**HUNT**  
DESIGN ASSOCIATES INC.  
www.huntdesign.ca

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

Drawn By SN/BY  
Checked By AW  
Scale 3/16"=1'-0"

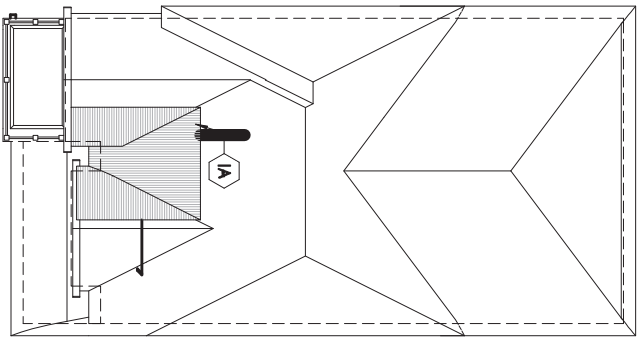
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REV.2022.07.25

Page Number 9 of 20

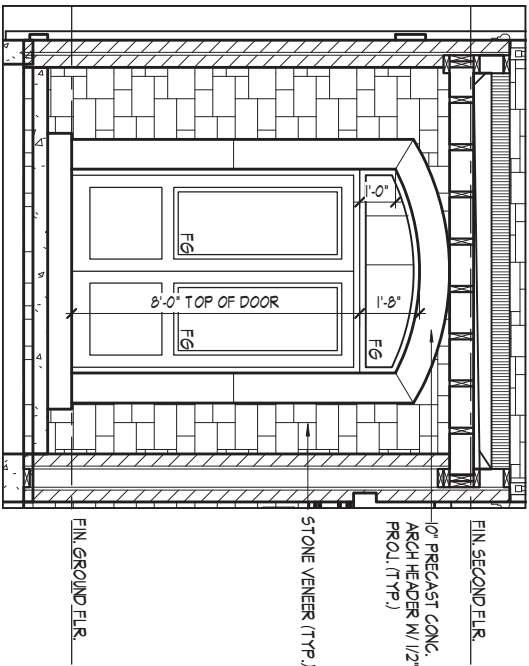
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ROOF PLAN EL. 'A'

N.T.S.

INT. PORTICO ELEV. 'A'



ROOF OVERHANGS TO BE 15" FOR  
BELL CURVE ROOFS UNLESS NOTED  
OTHERWISE  
NOTE: OVERHANGS BELL

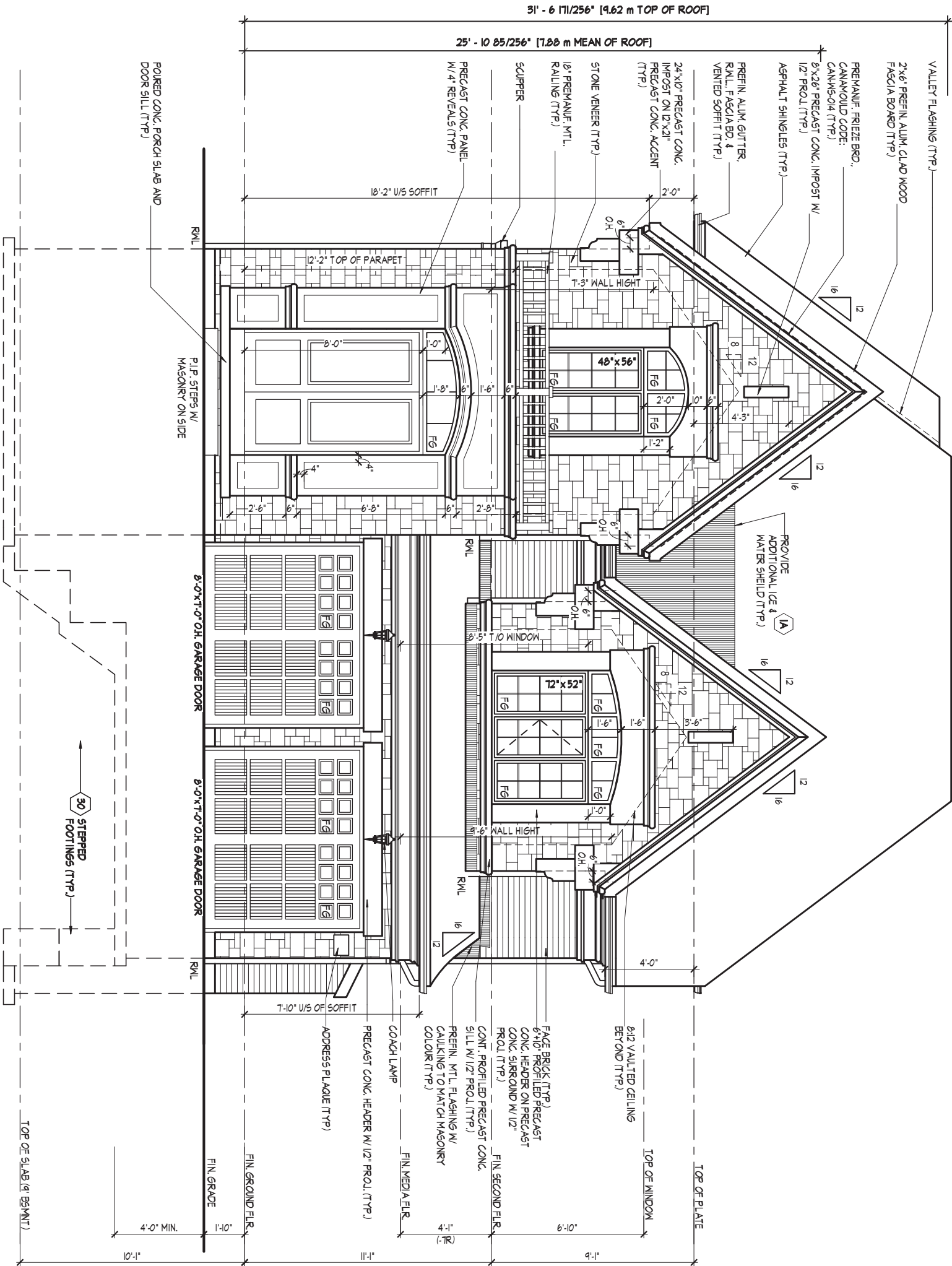
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This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the City of VAUGHAN.

JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL  
APPROVED BY:   
DATE: AUG 11, 2022  
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FRONT ELEVATION 'A'

FRONT ELEVATION, 'A'



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THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE:

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

19695

**HUNT**  
DESIGN ASSOCIATES INC.  
www.huntdesign.ca

**GOLDPARK HOMES - 221081**  
**PINE VALLEY, VAUGHAN, ONTARIO**

Drawn By: SN/BY  
Checked By: AW  
Scale: 3/16"=1'-0"

**UNIT 4003 - THE BROOKSIDE**  
**REV.2022.07.25**

File Number: 217020WS4003.rvt  
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WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			
LEFT SIDE ELEVATION A - STANDARD PLAN			
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
1	30"	16"	2.17 SF
3	24"	52"	20.00 SF
2	24"	68"	17.78 SF
1	48"	52"	14.67 SF
1	72"	68"	30.22 SF
			84.83 SF
SPATIAL CALCULATION			
EXPOSING BUILDING	1304.83	S.F.	
FACE AREA	121.22	S.M.	
PORTION WALL AREA	1304.83	S.F.	
	121.22	S.M.	
LIMITING DISTANCE		1.2 m	
MAX. % OPENINGS		7 %	
OPENINGS ALLOWED		91.34 SF	
OPENINGS PROVIDED		84.83 SF	
ADDITIONAL NOTES			
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER			

REFER TO FRONT ELEVATION FOR TYPICAL NOTES & INFORMATION

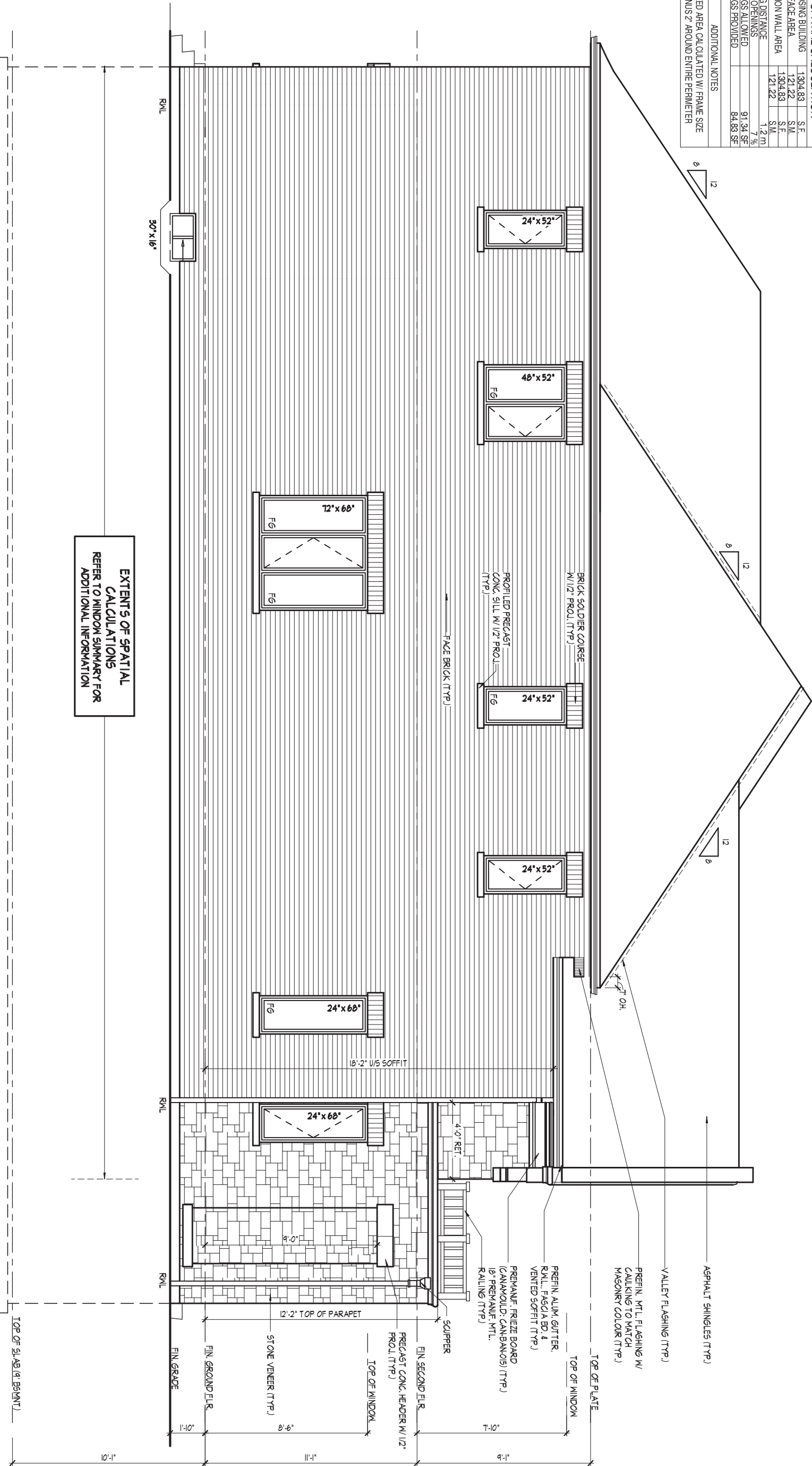
NOTE: FRONT

ROOF OVERHANGS TO BE 15" FOR BELL CURVE ROOFS UNLESS NOTED OTHERWISE

NOTE: OVERHANGS BELL

EXTENTS OF SPATIAL CALCULATIONS REFER TO WINDOW SUMMARY FOR ADDITIONAL INFORMATION

LEFT SIDE ELEVATION, 'A'



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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:

DATE: AUG 11, 2022

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LEFT SIDE ELEVATION 'A'

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE:

23177  
BCIN

REGISTRATION INFORMATION

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www.huntdesign.ca

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

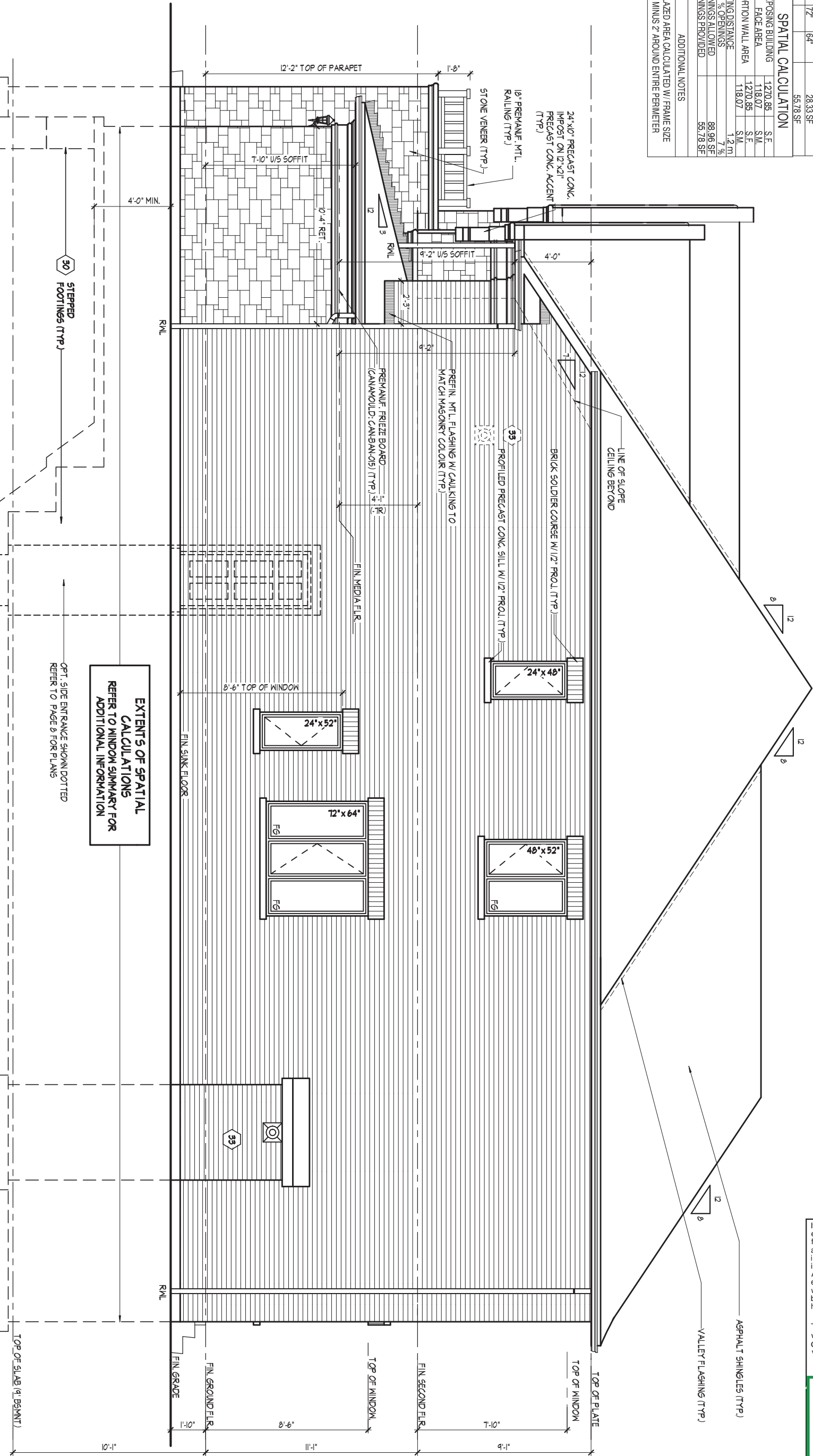
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File Number: 217020WS4003.rvt  
Page Number: 11 of 20

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WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			
RIGHT SIDE ELEVATION A - STANDARD PLAN			
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
1	24"	48"	6.11 SF
1	24"	52"	6.67 SF
1	48"	52"	14.67 SF
1	72"	64"	28.33 SF
55.78 SF			
SPATIAL CALCULATION			
EXPOSING BUILDING	1270.85	S. F.	
FACE AREA	118.07	S.F.	
PORTION WALL AREA	1270.85	S.F.	
	118.07	S.M.	
LIMITING DISTANCE	1.2 m		
MAX. % OPENINGS	7 %		
OPENINGS ALLOWED	88.96 SF		
OPENINGS PROVIDED	55.78 SF		
ADDITIONAL NOTES			
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER			



REFER TO FRONT ELEVATION  
FOR TYPICAL NOTES &  
INFORMATION

ROOF OVERHANGS TO BELLS FOR  
BELL CURVE ROOFS UNLESS NOTED  
OTHERWISE

NOTE: OVERHANGS BELLS

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:   
DATE: AUG 11, 2022

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RIGHT SIDE ELEVATION 'A'

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE: 

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

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DESIGN ASSOCIATES INC.  
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GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

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Checked By: AW  
Scale: 3/16"=1'-0"  
File Number: 217020WS4003.rvt  
Page Number: 12 of 20

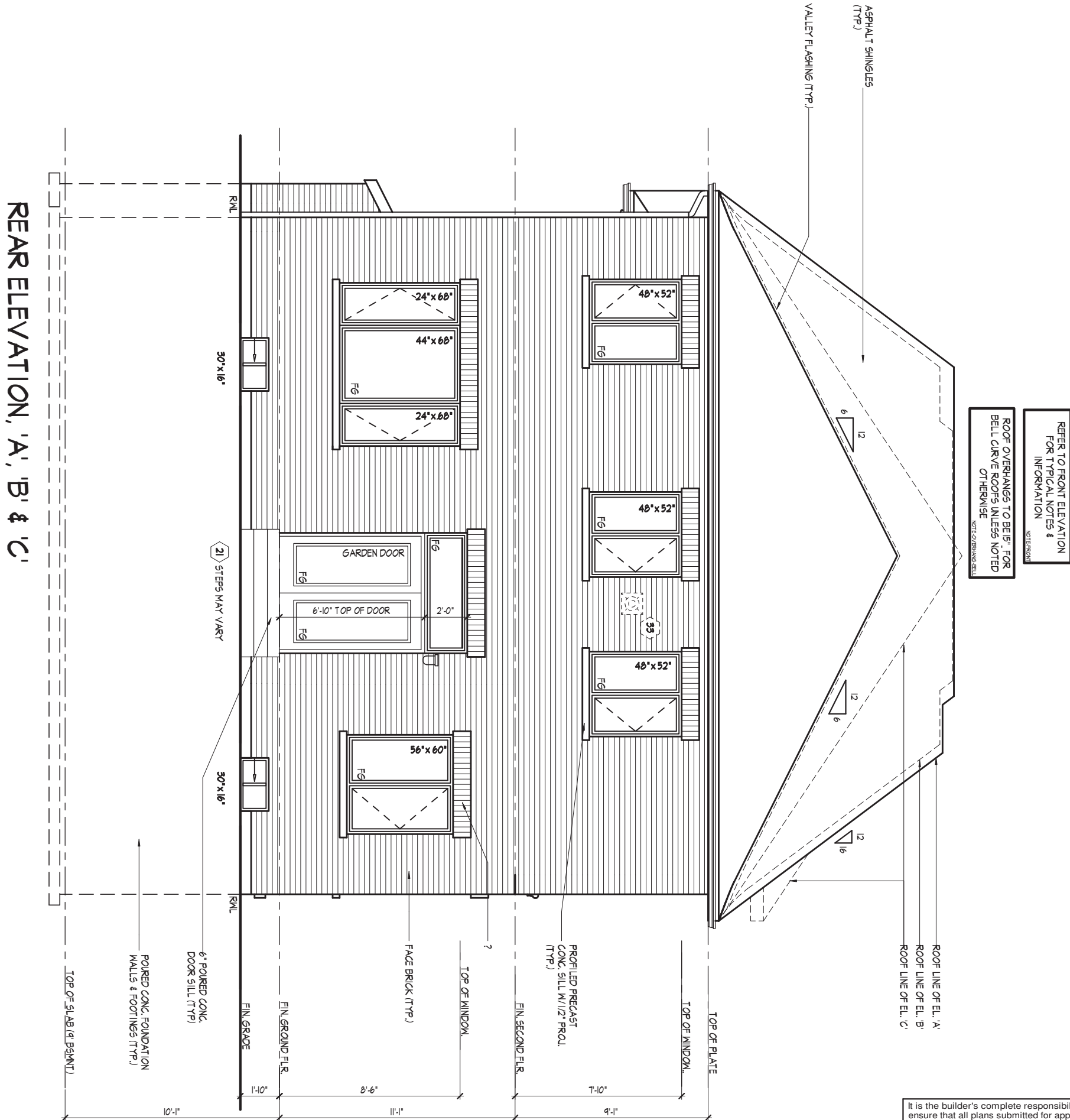
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WINDOW SUMMARY		
PER O.B.C. TABLE 9.10.15.4		
REAR ELEVATION A, B & C STANDARD PLAN		
QUANT.	WIDTH	HEIGHT
2	30"	16"
2	24"	68"
1	68"	24"
3	48"	52"
1	44"	68"
1	68"	82"
1	56"	60"
131.38 SF		
SPATIAL CALCULATION		
EXPOSING BUILDING	700.34	S.F.
FACE AREA	66.06	S.M.
PORTION WALL AREA	700.34	S.F.
	66.06	S.M.
LIMITING DISTANCE		7.5 m
MAX % OPENINGS		60 %
OPENINGS ALLOWED		350.17 SF
OPENINGS PROVIDED		132.82 SF
ADDITIONAL NOTES		
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER		



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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:   
DATE: AUG 11, 2022

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Design Guidelines only and bears no further  
professional responsibility.

REAR ELEVATION, 'A', 'B' & 'C'

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE: 

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

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www.huntdesign.ca

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

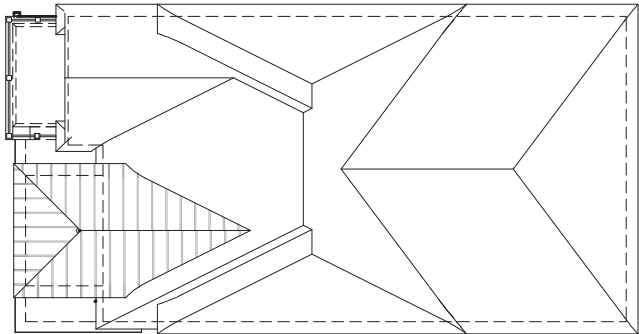
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Page Number: 13 of 20

8966 Woodbine Ave, Markham, ON L3R 0J7

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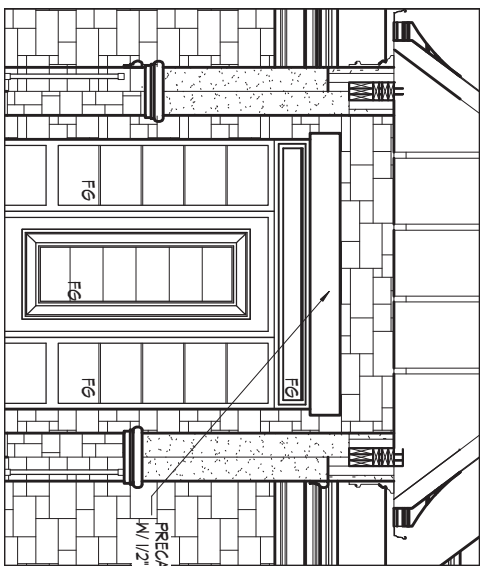
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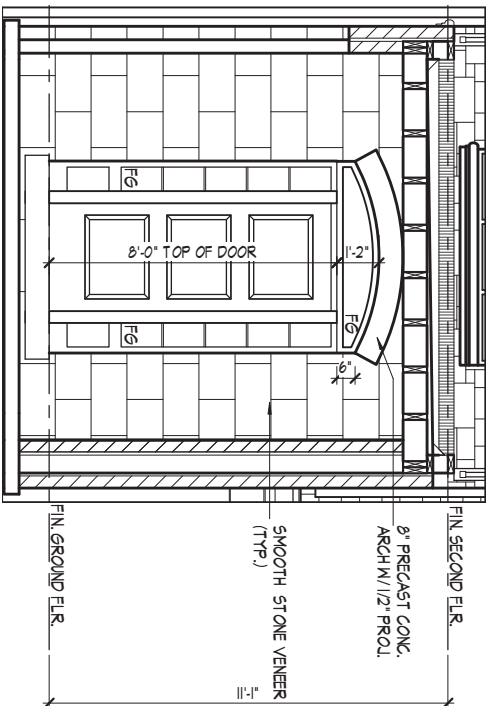


ROOF PLAN EL. 'B'

N.T.S.



INT. BALCONY SECTION



INT. PORTICO ELEV. 'B'

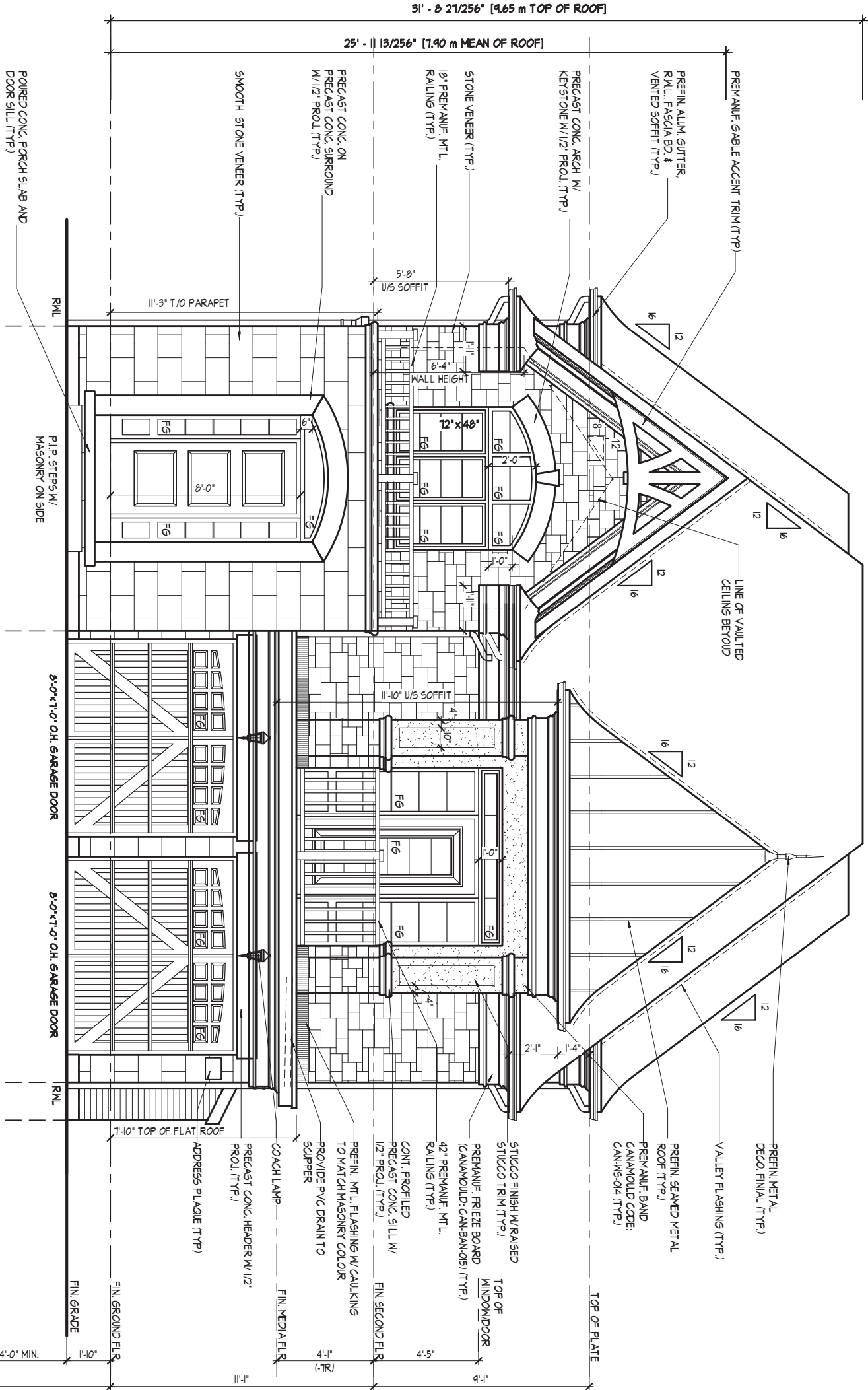
ROOF OVERHANGS TO BE 5" FOR  
BELL CURVE ROOFS UNLESS NOTED  
OTHERWISE  
NOTE: OVERHANG BELL

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL  
APPROVED BY:   
DATE: AUG 11, 2022  
This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility.

FRONT ELEVATION 'B'



FRONT ELEVATION 'B'

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QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE:

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

19695

HUNT  
DESIGN ASSOCIATES INC.  
www.huntdesign.ca

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

Drawn By: SN/BY  
Checked By: AW  
Scale: 3/16"=1'-0"  
File Number: 217020WS4003.rvt  
Page Number: 14 of 20

8966 Woodbine Ave, Markham, ON L3R 0J7

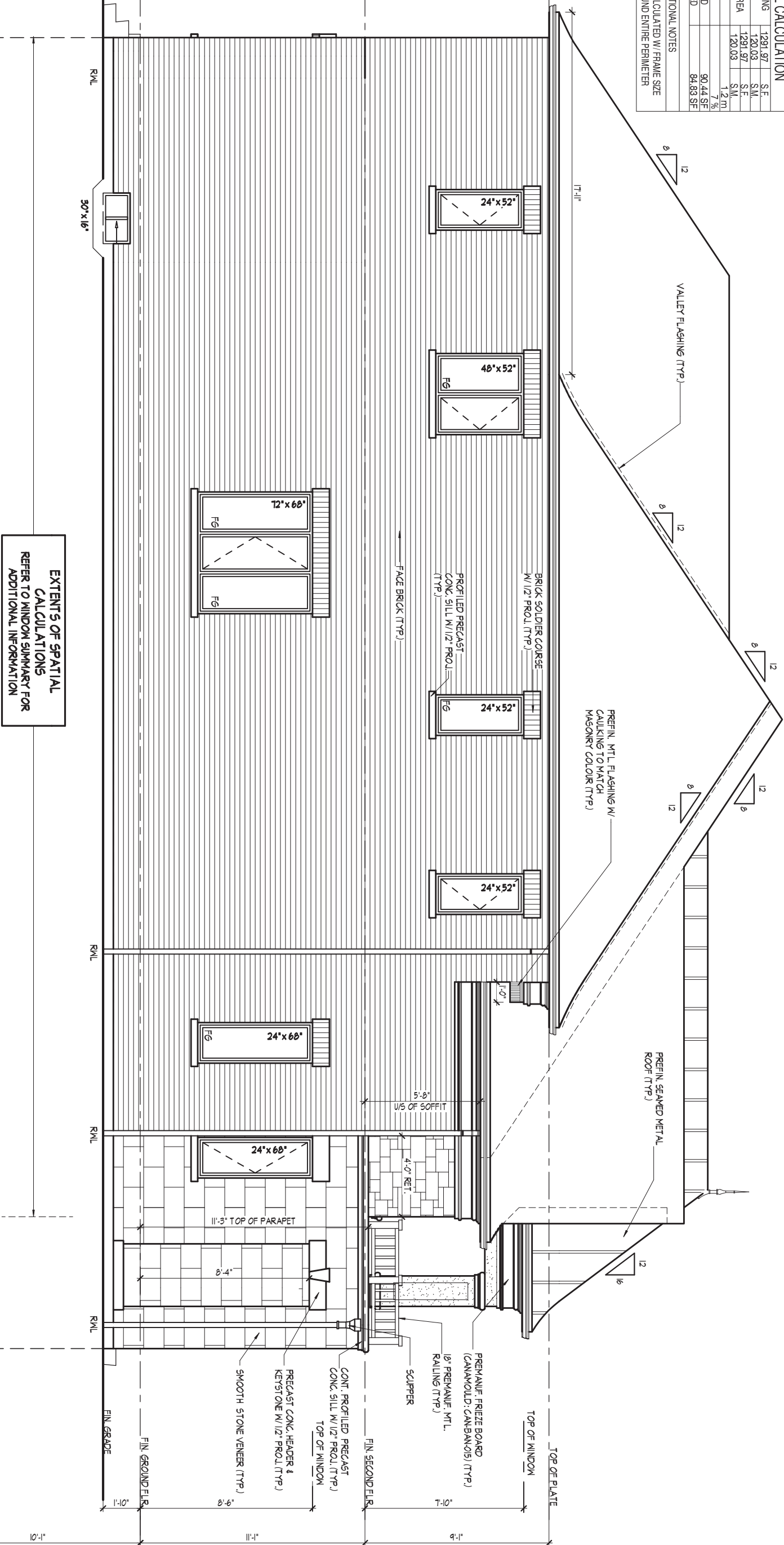
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WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			
LEFT SIDE ELEVATION B - STANDARD PLAN			
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
1	30"	16"	2.17 SF
3	24"	52"	20.00 SF
2	24"	68"	17.78 SF
1	48"	52"	14.67 SF
1	72"	68"	30.22 SF
			84.83 SF
SPATIAL CALCULATION			
EXPOSING BUILDING		1291.97	S.F.
FACE AREA		120.03	S.M.
PORTION WALL AREA		1291.97	S.F.
		120.03	S.M.
LIMITING DISTANCE		1.2 m	
MAX. % OPENINGS		7%	
OPENINGS ALLOWED		90.44 SF	
OPENINGS PROVIDED		84.83 SF	
ADDITIONAL NOTES			
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER			



REFER TO FRONT ELEVATION FOR TYPICAL NOTES & INFORMATION

ROOF OVERHANGS TO BE 15" FOR BELL CURVE ROOFS UNLESS NOTED OTHERWISE

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This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the City of VAUGHAN.

JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL  
APPROVED BY:   
DATE: AUG 11, 2022  
This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility.

## LEFT SIDE ELEVATION 'B'

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE:

23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

19695

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**GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE**  
PINE VALLEY, VAUGHAN, ONTARIO

Drawn By: SN/BY  
Checked By: AW  
Scale: 3/16"=1'-0"  
File Number: 217020WS4003.rvt  
Page Number: 15 of 20

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WINDOW SUMMARY		
PER O.B.C. TABLE 9.10.15.4		
RIGHT SIDE ELEVATION B- STANDARD PLAN		
QUANT.	WIDTH	HEIGHT WINDOW/ DOOR FRAME SIZE (SF)
1	24"	48"
1	24"	52"
1	48"	52"
1	72"	64"
55.78 SF		
SPATIAL CALCULATION		
EXPOSING BUILDING	1245.55	S.F.
FACE AREA	115.72	S.M.
PORTION WALL AREA	1245.55	S.F.
LIMITING DISTANCE	115.72	S.M.
MAX. % OPENINGS	1.2 m	7 %
OPENINGS ALLOWED	87.19 SF	
OPENINGS PROVIDED	55.78 SF	
ADDITIONAL NOTES		
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER		

REFER TO FRONT ELEVATION  
FOR TYPICAL NOTES &  
INFORMATION

NOTE: ROOF  
OVERHANGS TO BE 15" FOR  
BELL CURVE ROOFS UNLESS NOTED  
OTHERWISE

NOTE: OVERHANGS TO BE 15"

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:

DATE: AUG 11, 2022

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## RIGHT SIDE ELEVATION 'B'

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO  
REV.2022.07.25

Drawn By	Checked By	Scale	File Number	Page Number
SN/BY	AW	3/16"=1'-0"	217020WS4003.rvt	16 of 20
8966 Woodbine Ave, Markham, ON L3R 0J7		T905.737.5133		F905.737.7328

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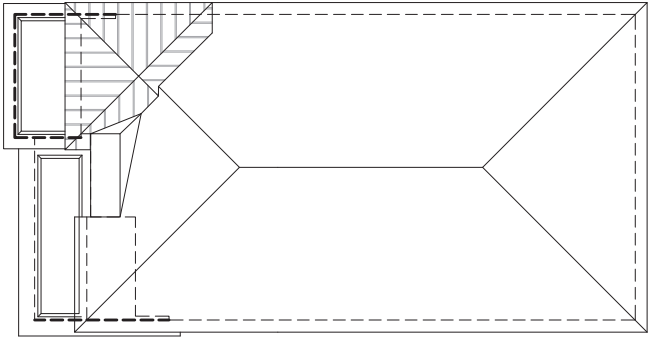
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QUALIFICATION INFORMATION

Allan Whiting  
NAME  
REGISTRATION INFORMATION  
HUNT DESIGN ASSOCIATES INC.

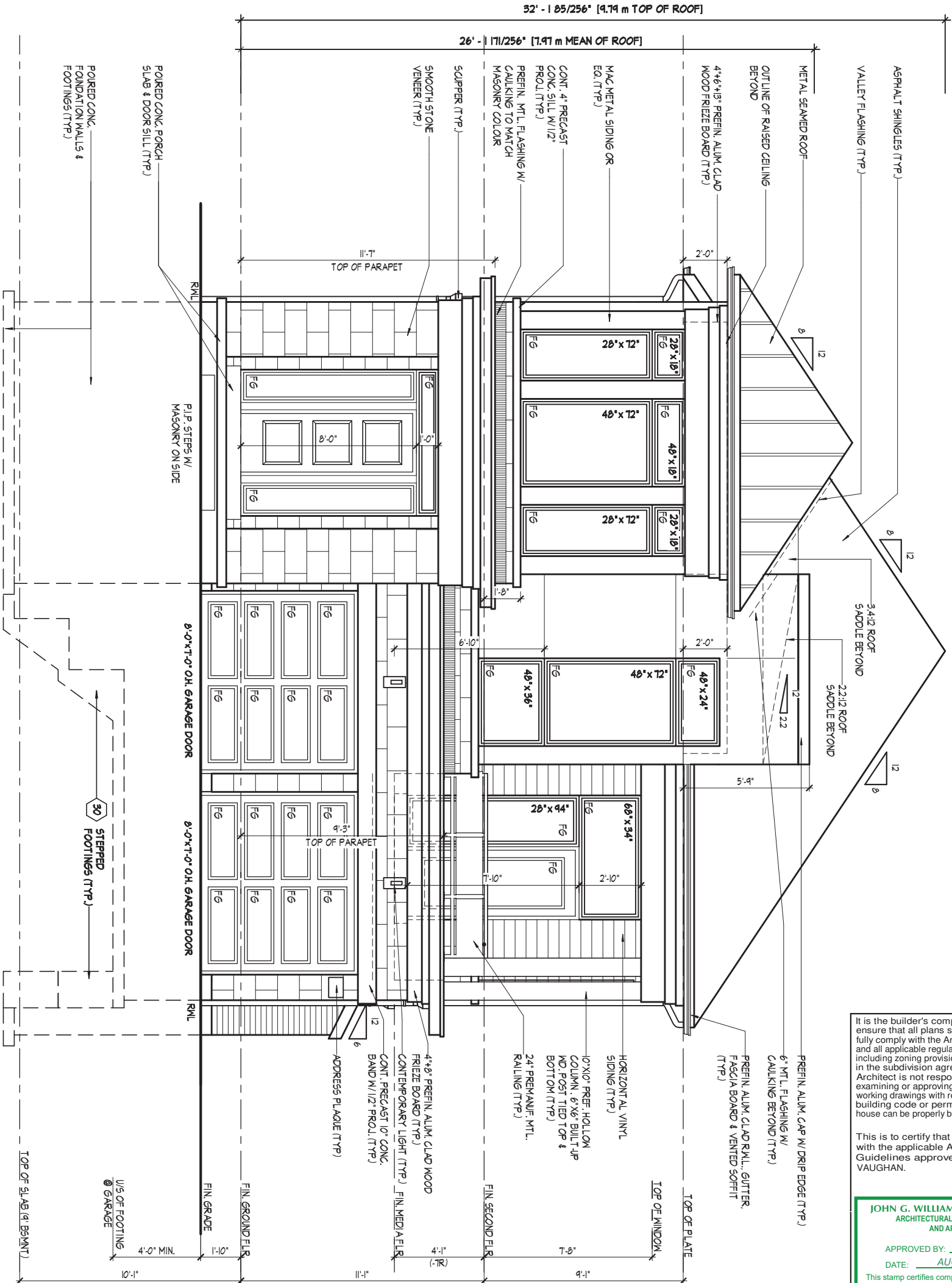
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## ROOF PLAN EL. 'C'

N.T.S.



## FRONT ELEVATION 'C'

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QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE: [Signature]  
REGISTRATION INFORMATION: BCIN

23177  
BCIN

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PINE VALLEY, VAUGHAN, ONTARIO

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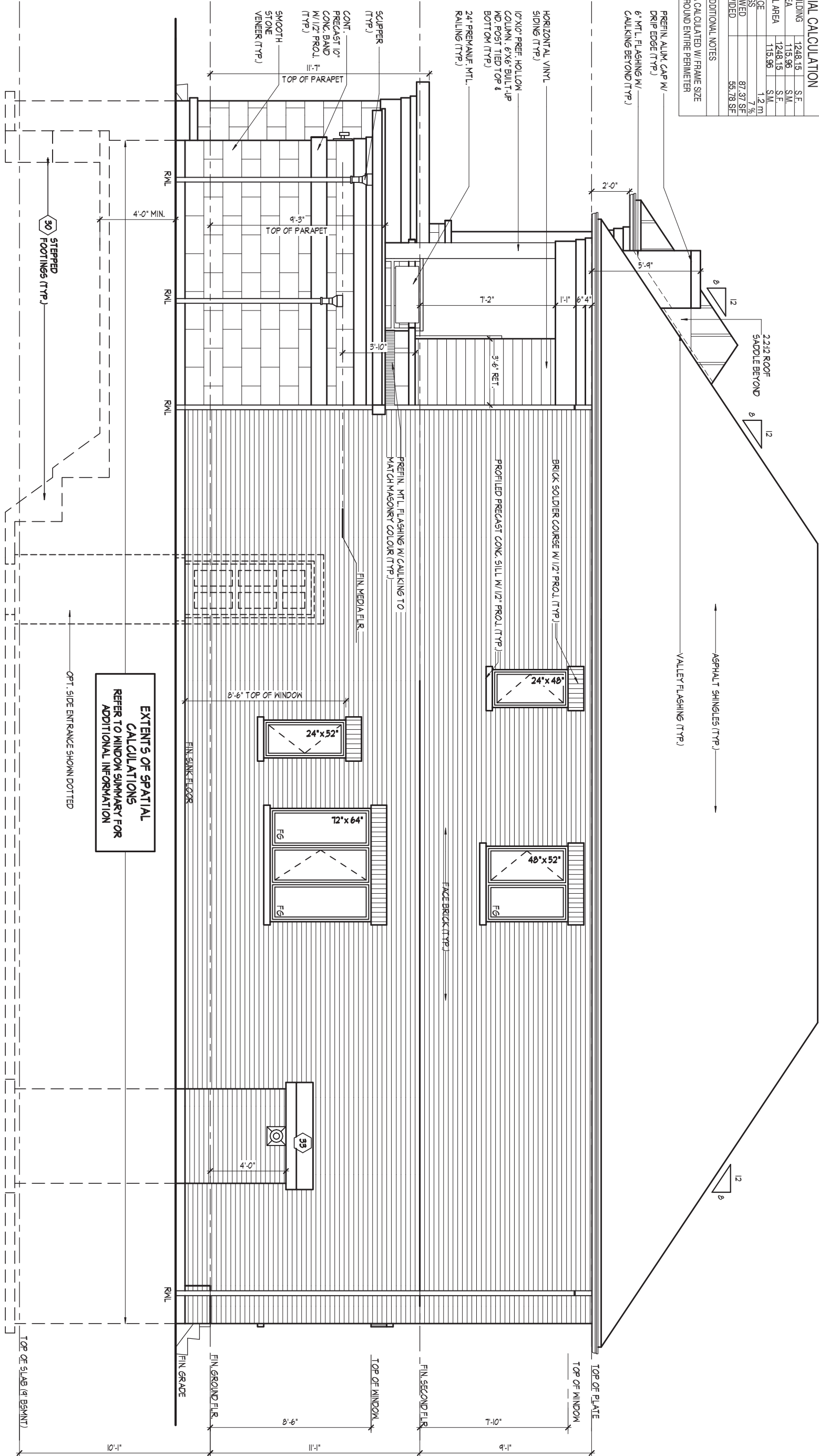
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WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			
RIGHT SIDE ELEVATION C - STANDARD PLAN			
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
1	24"	48"	6.11 SF
1	24"	52"	6.67 SF
1	48"	52"	14.67 SF
1	72"	64"	28.33 SF
55.78 SF			
SPATIAL CALCULATION			
EXPOSING BUILDING		1248.15	S.F.
FACE AREA		115.96	S.M.
PORTION WALL AREA		1248.15	S.F.
LIMITING DISTANCE		115.96	S.M.
MAX. % OPENINGS		1.2 M	
OPENINGS ALLOWED		7.7%	
OPENINGS PROVIDED		87.37 SF	
ADDITIONAL NOTES		55.78 SF	
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER			



RIGHT SIDE ELEVATION, 'C'

REFER TO FRONT ELEVATION FOR TYPICAL NOTES & INFORMATION

ROOF OVERHANGS TO BE 5' FOR BELL CURVE ROOFS UNLESS NOTED OTHERWISE

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW AND APPROVAL  
APPROVED BY: [Signature]  
DATE: AUG 11, 2022  
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RIGHT SIDE ELEVATION 'C'

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QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE: [Signature]

23177  
BCIN

REGISTRATION INFORMATION

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GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

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Page Number: 19 of 20

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Architectural section drawing showing a cross-section of a building. The drawing includes the following elements:

- Rooms:** A **GARAGE** and a **LOW MEDIA ROOM**.
- Dimensions:**
  - 2.34 m HEADROOM (indicated by a dimension line across the top of the garage area).
  - 7'-0" (indicated by a dimension line on the right side, spanning from the ground level to the top of the media room).
  - 4'-1" (indicated by a dimension line on the right side, spanning from the media floor level to the second floor level).
  - 1'-10" (indicated by a dimension line on the left side, spanning from the ground level to the media floor level).
- Floor Levels:**
  - FIN. GROUND FLR. (Finish Ground Floor)
  - FIN. MEDIA FLR. (Finish Media Floor)
  - FIN. SECOND FLR. (Finish Second Floor)
- Callouts:**
  - 1b (located in the garage area, pointing to a wall detail).
  - 4b (located in the garage area, pointing to a structural element).
  - 11 (located in the media room, pointing to a wall detail).
- Structural Details:** The drawing shows a concrete foundation, walls, and a roof structure. A section cut is indicated by a line with a semi-circle and a break symbol.



FOR STRUCTURAL ONLY. EXCLUDING  
ENGINEERED ROOF TRUSS, FLOOR  
JOIST, AND FLOOR LVL BEAM DESIGN.

Architectural floor plan of the second floor, showing the Lower Media Room, Sunk Mud Room, and Unfinished Basement. The plan includes room labels, dimensions, and level markers.

**Room Labels:**

- LOWER MEDIA ROOM
- SUNK MUD ROOM
- UNFIN. BASEMENT

**Dimensions and Levels:**

- FIN. SECOND FLR.
- FIN. MEDIA FLR.
- FIN. GROUND FLR.
- FIN. SUNK FLOOR
- FIN. GRADE
- OP OF SLAB (1' BEYOND)
- 10'-1"
- 11'-1"
- 7'-0"
- 2'-0"
- 6'-0"
- 7'-10" HEADROOM
- 7'-4" HEADROOM
- 7'-11"
- 4'-0"

**Other Features:**

- 1a
- 1b
- 5
- 7
- 24

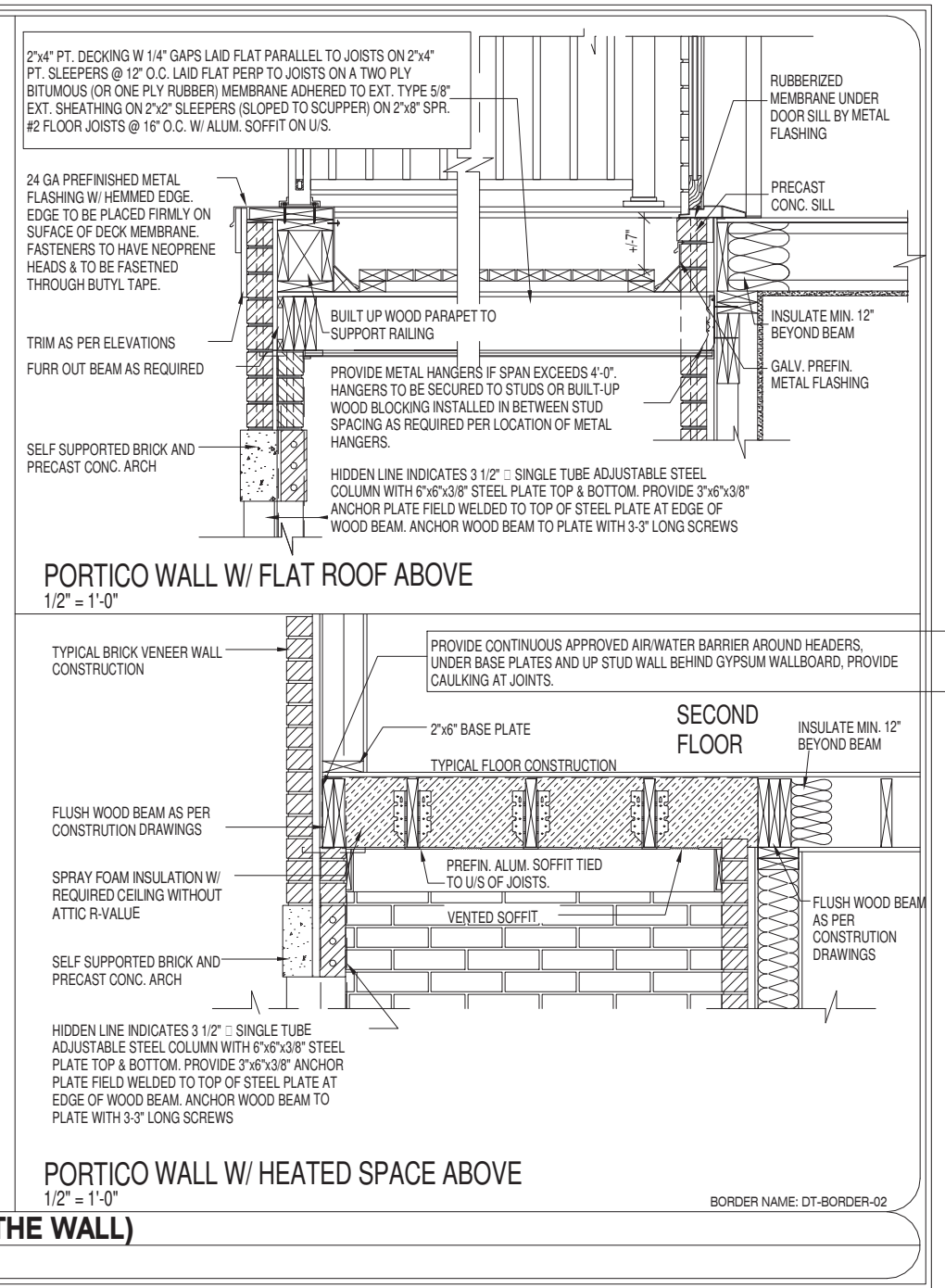
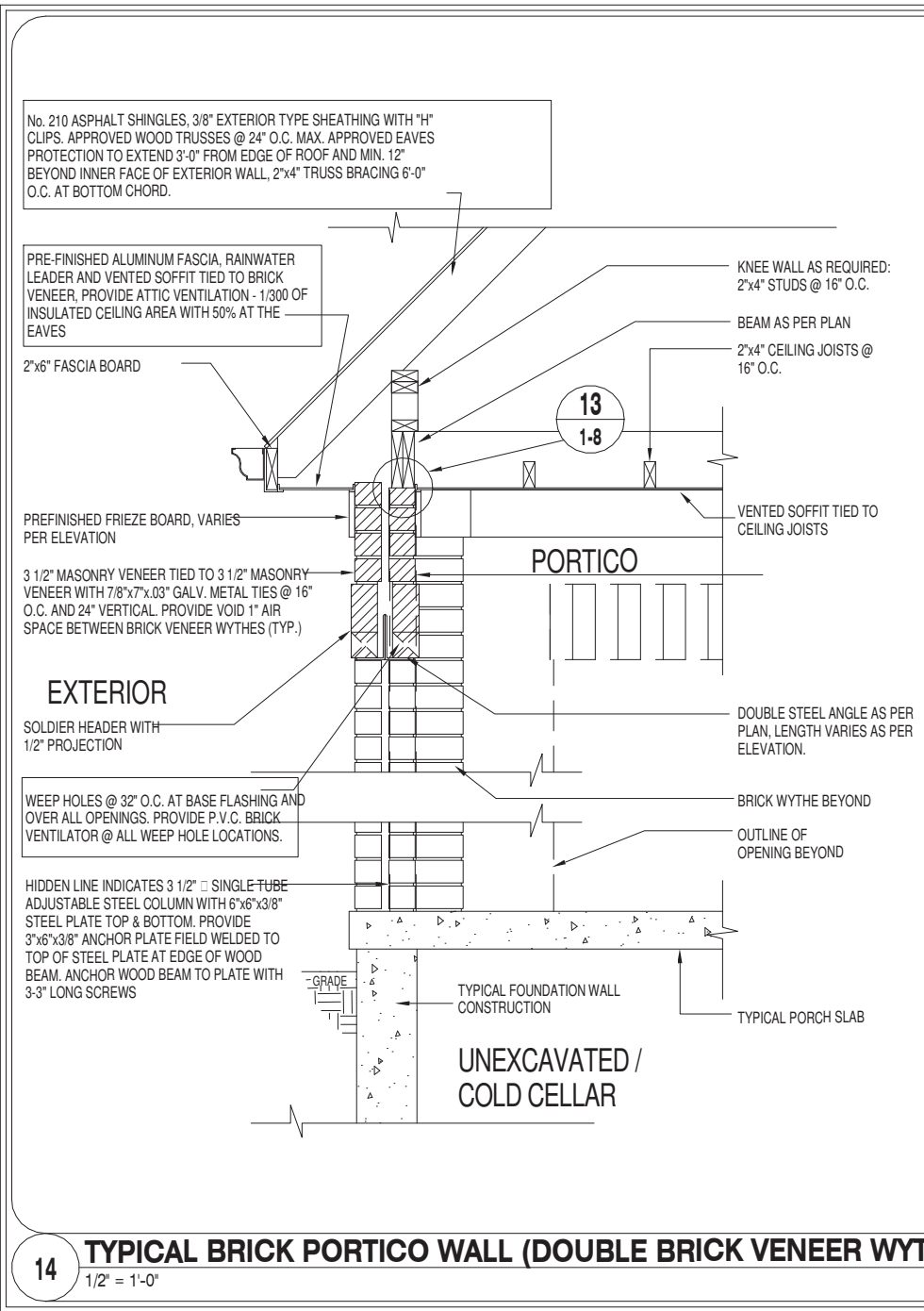
Architectural floor plan of the second floor of a house. The plan includes the following rooms and features:

- Living Room:** Located at the front left, featuring a fireplace and a large window.
- Dining Room:** Adjacent to the living room, containing a dining table and chairs.
- Kitchen:** Located at the front right, equipped with a sink, stove, and refrigerator.
- Bedroom 1:** A large bedroom at the rear left with a bay window.
- Bedroom 2:** A bedroom at the rear right with a bay window.
- Bedroom 3:** A bedroom at the rear right, adjacent to Bedroom 2.
- Bathroom:** Located between Bedroom 1 and Bedroom 2.
- Stairs:** A central staircase connecting the second floor to the first floor.
- Structural Details:** The plan shows various structural elements including walls, doors, windows, and a cross-section view of the roof structure.

The cross-section view on the right side of the plan illustrates the roof structure, showing the roof pitch, rafters, and the relationship between the roof, walls, and floor.

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DETAILS

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO  
REV.2022.07.25

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OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION  
NAME: Allan Whiting  
REGISTRATION INFORMATION  
BCIN: 23177  
SIGNATURE

19695  
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SECTION 1.0. CONSTRUCTION NOTES

REFER TO SB-12 ENERGY EFFICIENCY DESIGN MATRIX ON THE TITLE PAGE FOR ALL VALUES AS REQUIRED PER 3.1.1., 3.1.2., 3.1.3. OF THE OBC.

1

**ROOF CONSTRUCTION** (9.19., 9.23.13., 9.23.15.)  
NO. 210 (10.25 KG/M2) ASPHALT SHINGLES, 3/8" (9.5) PLYWOOD SHEATHING WITH "H" CLIPS. APPROVED WOOD TRUSSES @ 24" (610) O.C. MAX. APPROVED EAVES PROTECTION TO EXTEND 2'-11" (900) FROM EDGE OF ROOF AND MIN. 12" (305) BEYOND INNER FACE OF EXTERIOR WALL. 2"x4"(38x89) TRUSS BRACING @ 6'-0" (1830) O.C. AT BOTTOM CHORD. PREFIN. ALUM. EAVESTROUGH, FASCIA, RWL & VENTED SOFFIT. ATTIC VENTILATION 1:300 OF INSULATED CEILING AREA WITH MIN. 25% OR REQUIRED OPENINGS LOCATED AT TOP OF SPACE & MIN. 25% OF REQUIRED OPENINGS LOCATED AT BOTTOM OF SPACE. EAVESTROUGH TO BE 4" MIN. WITH RWL DISCHARGING ONTO CONCRETE SPLASH PADS OR PER MUNICIPAL REQUIREMENTS. TOWNHOUSES TO HAVE 5" MIN. EAVESTROUGH WITH ELEC. TRACED HEATER CABLE ALONG EAVESTROUGH AND DOWN RWL.

1A

**ICE AND WATER SHIELD**  
PROVIDE ICE AND WATER SHIELD IN THE AREAS INDICATED. THE ICE AND WATER SHIELD SHALL BE A SELF ADHERING AND SELF SEALING MEMBRANE. SIDE LAPS MUST BE A MINIMUM 3 1/2" (90) AND END LAPS A MINIMUM 6" (152). AND TO EXTEND UP DORMER WALLS A MINIMUM 12" (305).

1B

**PROFILED ROOF TRUSSES**  
ROOF TRUSSES SHALL BE PROFILED AND/OR STEPPED AT RAISED COFFER/TRAY CEILINGS. ANGLED TRAY CEILINGS WILL BE SHEATHED W/ 3/8" (9.5) PLYWOOD.

2

**SIDING WALL CONSTRUCTION (2"x6")**  
SIDING MATERIAL AS PER ELEVATION ATTACHED TO FRAMING MEMBERS. FURRING MEMBERS OR BLOCKING BETWEEN THE FRAMING MEMBERS ON APPROVED SHEATHING PAPER ON 3/8" (9.5) EXT. GRADE SHEATHING ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION, APPROVED 6 MIL POLYETHYLENE AIR/VAPOUR BARRIER, ON 1/2" (12.7) GYPSUM WALLBOARD INT. FIN. (GYPSUM SHEATHING, RIGID INSULATION, AND FIBERBOARD SHALL NOT BE USED FOR THE ATTACHMENT OF SIDING (9.23.16.3.(1.)) (REFER TO 35 NOTE AS REQ.)

2A

**SIDING WALL CONSTRUCTION (2"x6") W/ CONTIN. INSULATION**  
SIDING MATERIAL AS PER ELEVATION ATTACHED TO FURRING MEMBERS ON APPROVED AIR/WATER BARRIER AS PER O.B.C. 9.27.3. ON EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALLY FASTENED AS PER MANUFACTURER'S SPECIFICATIONS ON 3/8" (9.5) EXT. GRADE SHEATHING ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION, APPROVED 6 MIL POLYETHYLENE AIR/VAPOUR BARRIER, ON 1/2" (12.7) GYPSUM WALLBOARD INT. FIN. (GYPSUM SHEATHING, RIGID INSULATION, AND FIBERBOARD SHALL NOT BE USED FOR THE ATTACHMENT OF SIDING (9.23.16.3.(1.)) (REFER TO 35 NOTE AS REQ.)

2B

**SIDING WALL @ GARAGE CONSTRUCTION**  
SIDING MATERIAL AS PER ELEVATION ATTACHED TO FRAMING MEMBERS. FURRING MEMBERS OR BLOCKING BETWEEN THE FRAMING MEMBERS ON APPROVED SHEATHING PAPER ON 3/8" (9.5) EXTERIOR TYPE SHEATHING ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., 1/2" (12.7) GYPSUM WALLBOARD INTERIOR FINISH. (GYPSUM SHEATHING, RIGID INSULATION AND FIBERBOARD SHALL NOT BE USED FOR THE ATTACHMENT OF SIDING (9.23.16.3.(1.)) (REFER TO 35 NOTE AS REQ.)

3

**BRICK VENEER WALL CONSTRUCTION (2"x6")**  
3 1/2" (90) BRICK VENEER 1" (25) AIR SPACE, 7/8"x7"x0.03" (22x180x.76) GALV. METAL TIES @ 16" (400) O.C. HORIZ. 24" (600) O.C. VERT. BONDING AND FASTENING FOR TIES TO CONFORM WITH 9.20.9. ON APPROVED SHEATHING PAPER, 3/8" (9.5) EXTERIOR TYPE SHEATHING, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION AND 6 mil POLYETHYLENE VAPOUR BARRIER WITH APPROVED CONTIN. AIR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INTERIOR FINISH. PROVIDE WEEP HOLES @ 32" (800) O.C. BOTTOM COURSE AND OVER OPENINGS. PROVIDE BASE FLASHING UP MIN. 6" (150) BEHIND BUILDING PAPER (9.20.13.6.) (REFER TO 35 NOTE AS REQUIRED)

3A

**BRICK VENEER WALL CONSTRUCTION (2"x6") W/ CONTIN. INSULATION**  
3 1/2" (90) BRICK VENEER 1" (25) AIR SPACE, 7/8"x7"x0.03" (22x180x.76) GALV. METAL TIES @ 16" (400) O.C. HORIZ. 24" (600) O.C. VERT. BONDING AND FASTENING FOR TIES TO CONFORM WITH 9.20.9. ON APPROVED AIR/WATER BARRIER AS PER O.B.C. 9.27.3. ON EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALLY FASTENED AS PER MANUFACTURER'S SPECIFICATIONS, ON 3/8" (9.5) EXTERIOR TYPE SHEATHING, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION AND 6 mil POLYETHYLENE VAPOUR BARRIER WITH APPROVED CONTIN. AIR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INTERIOR FINISH. PROVIDE WEEP HOLES @ 32" (800) O.C. AT BOTTOM COURSE AND OVER OPENINGS. PROVIDE BASE FLASHING UP 6" (150) OVER RIGID INSULATION (9.20.13.6.) (REFER TO 35 NOTE AS REQUIRED)

3B

**BRICK VENEER WALL @ GARAGE CONSTRUCTION**  
3 1/2" (90) BRICK VENEER, MIN. 1" (25) AIR SPACE, 7/8"x7"x0.03" (22x180x.76) GALV. METAL TIES @ 16" (400) O.C. HORIZ. 24" (600) O.C. VERT. BONDING AND FASTENING FOR TIES TO CONFORM WITH 9.20.9. ON APPROVED SHEATHING PAPER, 3/8" (9.5) EXTERIOR TYPE SHEATHING ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., 1/2" (12.7) GYPSUM WALLBOARD INTERIOR FINISH, PROVIDE WEEP HOLES @ 32" (800) O.C. AT BOTTOM COURSE AND OVER OPENINGS, PROVIDE BASE FLASHING UP 6" (150) MIN. BEHIND BUILDING PAPER (9.20.13.6.) (REFER TO 35 NOTE AS REQ.)

4

**INTERIOR STUD PARTITIONS** (9.23.9.8., 9.23.10)  
BEARING PARTITIONS SHALL BE A MINIMUM 2"x4" (38x89) @ 16" (406) O.C. FOR 2 STOREY AND 12" (305) O.C. FOR 3 STOREY, NON-BEARING PARTITIONS 2"x4" (38x89) @ 24" (610) O.C. PROVIDE 2"x4" (38x89) BOTTOM PLATE AND 2-2"x4" (2-38x89) TOP PLATE. 1/2" (12.7) INT. DRYWALL BOTH SIDES OF STUDS. PROVIDE 2"x6" (38x140) STUDS WHERE NOTED. PROVIDE 2"x4" (38x89) @ 24" (610) O.C. LADDER FRAMING WHERE WALLS INTERSECT PERPENDICULAR TO ONE ANOTHER. PROVIDE 2"x4" (38x89) WOOD BLOCKING ON FLAT @ 3'-11" (1194) O.C. MAX. BETWEEN FLOOR JOISTS WHEN NON-LOADBEARING WALLS ARE PARALLEL TO FLOOR JOISTS.

4A

**EXT. LOFT WALL CONSTRUCTION (2"x6") - NO CLADDING**  
3/8" (9.5) EXTERIOR TYPE SHEATHING, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION AND 6 mil POLYETHYLENE VAPOUR BARRIER WITH APPROVED CONT. AIR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (9.23.)

4B

**EXT. LOFT WALL CONSTRUCTION (2"x6") NO CLADDING W/ CONTINUOUS INSULATION**  
APPROVED AIR/WATER BARRIER AS PER O.B.C. 9.27.3. ON EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALLY FASTENED AS PER MANUFACTURER'S SPECIFICATIONS, ON 3/8" (9.5) EXTERIOR TYPE SHEATHING, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION AND 6 mil POLYETHYLENE VAPOUR BARRIER WITH APPROVED CONT. AIR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (9.23.)

5

**FOUNDATION WALL/FOOTINGS**  
POURED CONC. FOUNDATION WALL AS PER CHART BELOW ON CONTINUOUS KEYED CONCRETE FOOTING. FOUNDATION WALLS SHALL EXTEND NOT LESS THAN 6" (150) ABOVE FINISHED GRADE. THE OUTSIDE OF THE FOUNDATION SHALL BE DAMPROOFED FROM THE TOP OF THE FOOTING TO FINISHED GRADE AND BRUSH COAT FROM THE TOP TO 2' BELOW GRADE. PROVIDE A DRAINAGE LAYER ON THE OUTSIDE OF THE FOUNDATION WALL. SEAL THE DRAINAGE LAYER AT THE TOP. THE TOP OF THE CONC. FOOTING SHALL BE DAMPROOFED. CONCRETE FOOTINGS SUPPORTING JOIST SPANS GREATER THAN 16'-1" (4900) SHALL BE SIZED IN ACCORDANCE WITH 9.15.3.4 (1), (2) OF THE O.B.C. (REFER TO CHART BELOW FOR RESPECTIVE SIZE). BRACE FOUNDATION WALL PRIOR TO BACKFILLING. ALL FOOTINGS SHALL REST ON NATURAL UNDISTURBED SOIL OF 125kPa S.L.S. OR COMPACTED ENGINEERED FILL WITH MIN. BEARING CAPACITY OF 125kPa S.L.S. IF SOIL BEARING DOES NOT MEET MINIMUM CAPACITY, ENGINEERED FOOTINGS ARE REQUIRED. ACTUAL SOIL BEARING CAPACITY TO BE VERIFIED WITH SOIL ENGINEERING REPORT.  
REFER TO CONSTRUCTION DRAWINGS AND DETAILS FOR FOUNDATION WALL STRENGTH AND THICKNESS AND 9.15.4.  
FOUNDATION WALLS SHALL NOT EXCEED 9'-10" (3.0m) IN UNSUPPORTED HEIGHT UNLESS OTHERWISE NOTED. [9.15.4.2.(1.1)]

UNREINFORCED SOLID CONCRETE FOUNDATION WALLS (9.15.4.2.)					
STRENGTH	THICKNESS	MAX. HEIGHT FROM FIN. SLAB TO GRADE			
		UNSUPPORTED AT TOP	SUPPORTED AT TOP		
			≤2.5m	>2.5m & ≤2.75m	>2.75m & ≤3.0m
15 MPa	8"	3'-11" (1.20m)	7'-0" (2.15m)	7'-0" (2.15m)	6'-10" (2.10m)
	10"	4'-7" (1.40m)	7'-6" (2.30m)	8'-6" (2.60m)	8'-2" (2.50m)
	12"	4'-11" (1.50m)	7'-6" (2.30m)	8'-6" (2.60m)	9'-3" (2.85m)
20 MPa	8"	3'-11" (1.20m)	7'-6" (2.30m)	7'-6" (2.30m)	7'-2" (2.20m)
	10"	4'-7" (1.40m)	7'-6" (2.30m)	8'-6" (2.60m)	9'-3" (2.85m)
	12"	4'-11" (1.50m)	7'-6" (2.30m)	8'-6" (2.60m)	9'-3" (2.85m)

9" MIN. THICK FOUNDATION WALL IS REQUIRED FOR MASONRY VENEER FINISHED EXTERIOR WALLS WITH CONTINUOUS INSULATION CONDITION, TO PROVIDE MIN. BEARING FOR SILL PLATES, BEAMS AND FLOOR JOIST AS PER 9.23.7.2., 9.23.8.1., & 9.23.9.1. OF THE O.B.C.

MINIMUM STRIP FOOTING SIZES (9.15.3.) <small>(UNLESS NOTED OTHERWISE ON PLANS)</small>			
NUMBER FLOORS SUPPORTED	SUPPORTING INT. LOAD BEARING MASONRY WALLS	SUPPORTING EXTERIOR	SUPPORTING PARTYWALL
1	16" WIDE x 6" THICK	16" WIDE x 6" THICK	16" WIDE x 6" THICK
2	24" WIDE x 8" THICK	24" WIDE x 6" THICK	24" WIDE x 8" THICK
3	36" WIDE x 14" THICK	20" WIDE x 9" THICK	36" WIDE x 14" THICK

5A

**FOUNDATION REDUCTION IN THICKNESS FOR MASONRY**  
WHERE THE TOP OF THE FOUNDATION WALL IS REDUCED IN THICKNESS TO PERMIT THE INSTALLATION OF MASONRY EXTERIOR FACING, THE REDUCED SECTION SHALL BE NOT LESS THAN 3 1/2" (90) THICK. THE BRICK VENEER SHALL BE TIED TO THE FOUNDATION WALL WITH CORROSION RESISTANT METAL TIES @ 7 7/8" (200) VERTICAL AND 2'-11" (889) HORIZONTAL. FILL VOID WITH MORTAR BETWEEN WALL AND BRICK VENEER (9.15.4.7.(2)(3) & 9.20.9.4.(3))

5B

**FOUNDATION REDUCTION IN THICKNESS FOR JOISTS**  
WHERE THE TOP OF THE FOUNDATION WALL IS REDUCED IN THICKNESS TO PERMIT THE INSTALLATION OF FLOOR JOISTS, THE REDUCED SECTION SHALL BE NOT MORE THAN 13 3/4" (350) HIGH & NOT LESS THAN 3 1/2" (90) THICK (9.15.4.7.(1))

6

**WEEPIING TILE** (9.14.3.)  
4" (100) Ø WEEPIING TILE W/ FILTER CLOTH WRAP & 6" (152) CRUSHED STONE COVER

7

**BASEMENT SLAB OR SLAB ON GRADE** (9.16.4.) (9.13.)  
3" (80) MIN. 25MPa (3600psi) CONC. SLAB ON 4" (100) COARSE GRANULAR FILL, OR 20MPa (2900psi) CONC. WITH DAMPROOFING BELOW SLAB. PROVIDE 1/2" (12.7) IMPERVIOUS BOARD FOR BOND BREAK AT EDGE. WHERE A BASEMENT SLAB IS WITHIN 24" (610) OF THE EXTERIOR GRADE PROVIDE RIGID INSUL. AROUND THE PERIMETER EXTENDING MIN. 24" (610) BELOW GRADE. FOR SLAB ON GRADE CONDITIONS RIGID INSULATION SHALL BE APPLIED TO THE UNDERSIDE OF THE ENTIRE SLAB. ([SB-12] 3.1.1.7.(5) & (6))

8

**EXPOSED FLOOR TO EXTERIOR** (9.10.17.10., & CAN/ULC-S705.2)  
PROVIDE SPRAY FOAM INSULATION BETWEEN CANT. JOIST AND INSTALL OSB CONFORMING TO 9.29.9. FIN. SOFFIT OR CLADDING AS PER ELEVATION TO U/S OF EXPOSED CANT. JOIST.

9

**EXPOSED CEILING TO EXTERIOR w/ ATTIC** (9.25.2.4)  
INSULATION, 6 mil POLYETHYLENE VAPOUR BARRIER, 1/2" (12.7) GYPSUM BOARD INTERIOR FINISH OR APPROVED EQ.  
**EXPOSED CEILING TO EXTERIOR w/o ATTIC**  
JOISTS/TRUSSES AS PER PLANS W/ 2"x2" (38x38) PURLINS @ 16" (406) O.C. PERPENDICULAR TO JOISTS (PURLINS NOT REQ. W/ SPRAY FOAM OR ROOF TRUSSES), W/ INSULATION BETWEEN JOIST, 6 mil POLYETHYLENE VAPOUR BARRIER, 1/2" (12.7) GYPSUM BOARD INT. FINISH OR APPROVED EQ. (CAN/ULC-S705.2, 9.19.1., 9.10.17.10)

10

**ALL STAIRS/EXTERIOR STAIRS** (9.8.1.2., 9.8.2., 9.8.4.)

	MAX. RISE	MIN. RISE	MAX. RUN	MIN. RUN	ALL STAIRS	
PRIVATE	7 7/8" (200)	5" (125)	14" (355)	10" (255)	MAX. NOSING	1" (25)
PUBLIC	7" (180)	5" (125)	NO LIMIT	11" (280)		
MIN. STAIR WIDTH					TAPERED TREADS	
PRIVATE	2'-10" (860)		MIN. RUN	5 7/8" (150)		
			MIN. AVG. RUN	10" (255)		
PUBLIC	2'-11" (900)		MIN. RUN	5 7/8" (150)		
			MIN. AVG. RUN	11" (280)		

AVERAGE RUN OF TAPERED TREAD MEASURED AT A POINT 300mm FROM THE CENTERLINE OF INSIDE HANDRAIL. (9.8.4.3.)  
\*\* HEIGHT OVER STAIRS (HEADROOM) IS MEASURED VERTICALLY ACROSS WIDTH OF STAIRS FROM A STRAIGHT LINE TO THE TREAD & LANDING NOSING TO LOWEST POINT ABOVE AND NOT LESS THAN 6'-5" (1950) FOR SINGLE DWELLING UNIT & 6'-8 3/4" (2050) FOR EVERYTHING ELSE. (9.8.2.2.)  
REQUIRED LANDING IN GARAGE - O.B.C. 9.8.6.2.(3.)  
FOR AN EXTERIOR STAIR SERVING A GARAGE, W/ MORE THAN 3 RISERS. GUARDS, HANDRAILS & STEPS AS PER CONSTRUCTION HEX NOTE 10 & 11.

11

**GUARDS/RAILINGS** (9.8.7., 9.8.8.)  
GUARDS TO BE DESIGNED NOT TO FACILITATE CLIMBING AND PROVIDING MAX. OPENING CONFORMING TO O.B.C. 9.8.8.5. & 9.8.8.6. AND BE ABLE TO RESIST LOADS AS PER TABLE 9.8.8.2.  
GUARD HEIGHTS - O.B.C. 9.8.8.  
INTERIOR GUARDS: 2'-11" (900) MIN.  
EXTERIOR GUARDS: 2'-11" (900) MIN. (LESS THAN 5'-11" (1800) TO GRADE) 3'-6" (1070) MIN. (MORE THAN 5'-11" (1800) TO GRADE)  
GUARDS FOR EXIT STAIRS: 3'-6" (1070) MIN.  
GUARDS FOR LANDINGS @ EXIT STAIRS: 3'-6" (1070) MIN.  
GUARDS FOR FLOORS & RAMPS IN GARAGES (SERVICE STAIRS)  
FLOOR OR RAMP W/O EXTERIOR WALLS THAT IS 23 5/8" (600) OR MORE ABOVE ADJACENT SURFACE REQUIRES CONT. CURB MIN. 6" (150) HIGH, AND GUARD MIN. 3'-6" (1070) HIGH.  
REQUIRED GUARDS  
BETWEEN WALKING SURFACE & ADJACENT SURFACE WITH A DIFFERENCE IN ELEVATION MORE THAN 23 5/8" (600) OR ADJACENT SURFACE WITHIN 3'-11" (1200) & WALKING SURFACE W/ A SLOPE MORE THAN 1 IN 12 SHALL BE PROTECTED WITH GUARDS PER CONSTRUCTION HEX NOTE 11.  
HANDRAIL HEIGHTS - O.B.C. 9.8.7. - REQUIRED AS PER 9.8.7.1.(3.)  
MIN. HEIGHT AT STAIRS, RAMP AND LANDINGS: 2'-10" (865)  
MAX. HEIGHT AT STAIRS, RAMP AND LANDING: 3'-6" (1070)

12

**SILL PLATES**  
2"x4" (38x89) SILL PLATE WITH 1/2" (12.7) Ø ANCHOR BOLTS 8" (200) LONG, EMBEDDED MIN. 4" (100) INTO CONC. @ 4'-0" (1220) O.C., CAULKING OR GASKET BETWEEN PLATE AND TOP OF FOUNDATION WALL. USE NON-SHRINK GROUT TO LEVEL SILL PLATE WHEN REQUIRED (9.23.7.)

13

**BASEMENT INSULATION** ([SB-12] 3.1.1.7.)  
PROVIDE CONTINUOUS BLANKET INSULATION W/ BUILT IN 6 mil POLYETHYLENE VAPOUR BARRIER. INSULATION TO EXTEND NO MORE THAN 8" (200) ABOVE FINISHED BASEMENT FLOOR. DAMPROOFED WITH BUILDING PAPER BETWEEN THE FOUNDATION WALL AND INSULATION UP TO GRADE LEVEL.

14

**BEARING STUD PARTITION IN BASEMENT** (9.15.3.6., 9.23.10.1.)  
2"x4" (38x89) STUDS @ 16" (406) O.C., 2"x4" (38x89) SILL PLATE (2"x6" (38x140) AS REQUIRED) ON DAMPROOFING MATERIAL OR 2 mil POLYETHYLENE FILM, 1/2" (12.7) Ø ANCHOR BOLTS 8" (200) LONG, EMBEDDED 4" (100) MIN. INTO CONC. @ 7'-10" (2390) O.C. 4" (100) HIGH CONC. CURB ON CONC. FOOTING. FOR SIZE REFER TO HEX NOTE 5. ADD HORIZ. BLOCKING AT MID-HEIGHT IF WALL IS UNFINISHED.

15

**ADJUSTABLE STEEL BASEMENT COLUMN** (9.15.3.4.)  
9'-10" (3000) MAX. SPAN BETWEEN COLUMNS. 3 1/2" (90) Ø SINGLE TUBE ADJUSTABLE STEEL COLUMN CONFORMING TO CAN/CGSB-7.2M, AND WITH 6"x6"x3/8" (152x152x9.5) STEEL PLATE TOP & BOTTOM. FIELD WELD BASEMENT COLUMN CONNECTION. POURED CONCRETE FOOTING ON NATURAL UNDISTURBED SOIL OF 125kPa S.L.S. OR COMPACTED ENGINEERED FILL WITH MIN. BEARING CAPACITY OF 125KPA S.L.S. AS PER SOILS REPORT.  
SUPPORTING 2 STOREY FLR. LOAD PROVIDE 34"x34"x16" (870x870x410) CONC. FOOTING  
SUPPORTING 3 STOREY FLR. LOAD PROVIDE 40"x40"x19" (1060x1060x480) CONC. FOOTING

15A

**NON-ADJUSTABLE STEEL BASEMENT COLUMN**  
3 1/2" (90) Ø x 0.188" (4.78) NON-ADJUSTABLE STEEL COLUMN WITH 6"x6"x3/8" (152x152x9.5) STEEL PLATE TOP & BOTTOM. BOTTOM PLATE C/W 2 1/2" Ø x 12" LONGx2" HOOK ANCHORS. FIELD WELD BASEMENT COLUMN CONNECTION. POURED CONCRETE FOOTING ON NATURAL UNDISTURBED SOIL OF 125KPA S.L.S. OR COMPACTED ENGINEERED FILL WITH MIN. BEARING CAPACITY OF 125KPA S.L.S. AS PER SOILS REPORT.  
SUPPORTING 2 STOREY FLR. LOAD PROVIDE 42"x42"x18" (1070x1070x460) CONC. FOOTING  
SUPPORTING 3 STOREY FLR. LOAD PROVIDE 48"x48"x24" (1220x1220x610) CONC. FOOTING

15B

**NON-ADJUSTABLE STL. COLUMN AT FOUNDATION WALL**  
3 1/2" (90) Ø x 0.188" (4.78) NON-ADJUSTABLE STEEL COLUMN WITH 6"x6"x3/8" (152x152x9.5) STEEL TOP PLATE & 6"x4"x3/8" (152x100x9.5) BOTTOM PLATE. BASE PLATE 4-1/2"x10"x1/2" (120x250x12.7) WITH 2- 1/2" Ø x 12" LONG x 2" HOOK ANCHORS (2- 12.70x305x50). FIELD WELD COLUMN TO BASE PLATE & STEEL BM.

16

**STEEL BEAM BEARING AT FOUNDATION WALL** (9.23.8.1.)  
BEAM POCKET OR 8"x8" (200x200) POURED CONC. NIB WALLS, MIN. BEARING 3 1/2" (90). CONC. NIB WALLS TO HAVE EXTENDED FOOTINGS

17

**WOOD STRAPPING AT STEEL BEAMS** (9.23.4.3.(3.), 9.23.9.3.)  
1"x3" (19x64) CONTIN. WOOD STRAPPING BOTH SIDES OF STEEL BEAM.

18

**GARAGE SLAB** (9.16., 9.35.)  
4" (100) 32MPa (4640psi) CONC. SLAB WITH 5-8% AIR ENTRAINMENT ON OPT. 4" (100) COARSE GRANULAR FILL WITH COMPACTED SUB-BASE OR COMPACTED NATIVE FILL. SLOPE TO FRONT @ 1% MIN.

19

**GARAGE TO HOUSE WALLS/CEILING** (9.10.9.16.)  
1/2" (12.7) GYPSUM BOARD ON WALL AND CEILING BETWEEN HOUSE AND GARAGE, PLUS REQUIRED INSULATION IN WALLS AND SPRAY FOAM FOR CEILINGS. TAPE AND SEAL ALL JOINTS GAS TIGHT. (9.10.17.10, CAN/ULC-S705.2)

19A

**GARAGE TO HOUSE WALLS/CEILING W/ CONTIN. INSULATION**  
1/2" (12.7) GYPSUM BOARD ON CEILING AND ON WALLS INSTALLED OVER EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALLY FASTENED AS PER MANUFACTURER'S SPECIFICATIONS ON 3/8" EXTERIOR GRADE SHEATHING ON STUDS BETWEEN HOUSE AND GARAGE, PLUS REQUIRED INSULATION IN WALLS & SPRAY FOAM FOR CEILINGS. TAPE AND SEAL ALL JOINTS GAS TIGHT. (9.10.9.16., 9.10.17.10, CAN/ULC-S705.2)

20

**GARAGE DOOR TO HOUSE** (9.10.9.16., 9.10.13.10., 9.10.13.15.)  
GAS-PROOF DOOR AND FRAME. DOOR EQUIPPED WITH SELF CLOSING DEVICE AND WEATHER STRIPPING.

21

**EXTERIOR AND GARAGE STEPS**  
PRECAST CONC. STEP OR WOOD STEP WHERE NOT EXPOSED TO WEATHER. MAX RISE 7 7/8" (200), MIN. TREAD 9 1/4" (235). FOR THE REQUIRED NUMBER OF STEPS REFER TO SITING AND GRADING DRAWINGS. EXTERIOR CONCRETE STAIRS WITH MORE THAN 2 RISERS AND 2 TREADS SHALL BE PROVIDED WITH FOUNDATION AS REQUIRED BY ARTICLE 9.8.9.2. OR SHALL BE CANTILEVERED AS PER SUBSECTION 9.8.10.

22

**DRYER EXHAUST**  
CAPPED DRYER EXHAUST VENTED TO EXT. CONFORMING TO PART 6, OBC 9.32.

23

**ATTIC ACCESS** (9.19.2.1.)  
ATTIC ACCESS HATCH WITH MIN. AREA OF 0.32m2 AND NO DIM. LESS THAN 21 1/2" (545) WITH WEATHER STRIPPING. HATCHWAYS TO THE ATTIC OR ROOF SPACE WILL BE FITTED WITH DOORS OR COVERS AND WILL BE INSULATED WITH MIN. R20 (RSI 3.52) ([SB-12] 3.1.1.8.(1))

24

**FIREPLACE CHIMNEYS** (9.2.1.)  
TOP OF FIREPLACE CHIMNEY SHALL BE 2'-11" (889) ABOVE THE HIGHEST POINT AT WHICH IT COMES IN CONTACT WITH THE ROOF AND 2'-0" (610) ABOVE THE ROOF SURFACE WITHIN A HORIZ. DISTANCE OF 10'-0" (3048) FROM THE CHIMNEY.

25

**LINEN CLOSET**  
PROVIDE 4 SHELVES MIN. 14" (356) DEEP.

26

**MECHANICAL VENTILATION** (9.32.1.3.)  
MECHANICAL EXHAUST FAN, VENTED TO EXTERIOR, TO PROVIDE AT LEAST ONE AIR CHANGE PER HOUR. SEE GENERAL NOTE 2.3.

27

**PARTY WALL BEARING** (9.23.8)  
12"x12"x5/8" (305x305x15.9) STEEL PLATE FOR STEEL BEAMS AND 12"x12"x1/2" (305x305x12.7) STEEL PLATE FOR WOOD BEAMS BEARING (MIN. 3-1/2" (89)) ON CONC. BLOCK PARTY WALL, ANCHORED WITH 2-3/4" (2-19) x 8" (200) LONG GALV. ANCHORS WITHIN SOLID BLOCK COURSE. LEVEL W/ NON-SHRINK GROUT. REFER TO NOTE SOLID BEARING (SECTION 3.0) FOR WD. STUD PARTY WALL.

28

**WOOD FRAMING IN CONTACT TO CONCRETE**  
WOOD BEARING WALLS, THE UNDERSIDE OF BUILT-UP WOOD POSTS AND SILLS SHALL BE WRAPPED WITH 2 mil POLY. STRIP FOOTINGS SUPPORTING THE FOUNDATION WALL SHALL BE WIDENED 6" (152) BELOW THE BEARING WALL AND/OR WOOD POST. (9.17.4.3.)

29

**BUILT-UP WOOD POST AND FOOTING** (9.17.4.1., 9.15.3.7.)  
3-2"x6" (3-38x140) BUILT-UP WOOD POST (UNLESS OTHERWISE NOTED) ON METAL BASE SHOE ANCHORED TO CONC. WITH 1/2" (12.7) Ø BOLT, 24"x24"x12" (610x610x305) CONC. FOOTING OR AS PROVIDED ON PLAN. REFER TO NOTE 28

30

**STEP FOOTINGS** (9.15.3.9.)  
MIN. HORIZ. STEP = 23 5/8" (600). MAX. VERT. STEP = 23 5/8" (600).

31

**CONC. PORCH SLAB** (9.16.4.)  
MIN. 4" (100) CONCRETE SLAB ON GRADE ON 4" (100) COARSE GRANULAR FILL, REINFORCED WITH 6x6xW2.9xW2.9 MESH PLACED NEAR MID-DEPTH OF SLAB. CONC. STRENGTH 32MPa (4640psi) WITH 5-8% AIR ENTRAINMENT ON COMPACTED SUB-GRADE.

32

**FURNACE VENTING** (9.32.)  
DIRECT VENT FURNACE TERMINAL MIN. 3'-0" (915) FROM A GAS REGULATOR. MIN. 12" (305) ABOVE FIN. GRADE. FROM ALL OPENINGS, EXHAUST AND INTAKE VENTS. HRV INTAKE TO BE A MIN. OF 6'-0" (1830) FROM ALL EXHAUST TERMINALS. REFER TO GAS UTILIZATION CODE.

33

**FIREPLACE VENTING** (9.32.3.)  
DIRECT VENT GAS FIREPLACE VENT TO BE A MIN. 12" (305) FROM ANY OPENING AND ABOVE FIN. GRADE. REFER TO GAS UTILIZATION CODE.

34

**FLOOR FRAMING** (9.23.3.5., 9.23.9.4., 9.23.14.)  
T&G SUBFLOOR ON WOOD FLOOR JOISTS. FOR CERAMIC TILE APPLICATION SEE O.B.C. 9.30.6. ALL JOISTS WHERE REQUIRED TO BE BRIDGED WITH 2"x2" (38x38) CROSS BRACING OR SOLID BLOCKING @ 6'-11" (2108) O.C. MAX. ALL JOISTS TO BE STRAPPED WITH 1"x3" (19x64) @ 6'-11" (2108) O.C. UNLESS A PANEL TYPE CEILING FINISH IS APPLIED.

34A

**HEADER CONSTRUCTION**  
PROVIDE CONTINUOUS APPROVED AIR/VAPOUR BARRIER (HEADER WRAP) UNDER THE SILL PLATE, AROUND THE RIM BOARD AND UNDER THE BOTTOM PLATE. THE HEADER WRAP SHALL EXTEND 6" (152) BELOW THE TOP OF FOUNDATION WALL AND WILL BE SEALED TO THE CONCRETE FOUNDATION WALL. EXTEND HEADER WRAP 6" (152) UP THE INTERIOR SIDE OF THE STUD WALL AND OVERLAP WITH THE VAPOUR BARRIER AND SEAL THE JOINT. ALL EDGES/JOINTS MUST BE MECHANICALLY CLAMPED.

35

**EXPOSED BUILDING FACE w/ LIMITING DISTANCE ≤ 3'-11" (1.20m)**  
WALL ASSEMBLY CONTAINS INSULATION CONFORMING TO CAN/ULC-S702 & HAVING A MASS OF NOT LESS THAN 1.22 KG/M2 OF WALL SURFACE AND 1/2" (12.7) TYPE X GYPSUM WALLBOARD INTERIOR FINISH. EXTERIOR CLADDING MUST BE NON-COMBUSTIBLE WHEN LIMITING DISTANCE IS 23 5/8" (600m) OR LESS. WALL ASSEMBLY REQUIRES TO HAVE A FIRE RESISTANCE RATING OF NOT LESS THAN 45 MINUTES & CONFORMING TO O.B.C. (9.10.14. OR 9.10.15.). REFER TO DETAILS FOR TYPE & SPECS. \*\* AN OPENING IN AN EXPOSING BUILDING FACE NOT MORE THAN 20 in² (130cm²) SHALL NOT BE IN AN UNPROTECTED OPENING AS PER 9.10.14.6.

36

**COLD CELLAR PORCH SLAB** (9.39.)  
FOR MAX. 8'-2" (2500) PORCH DEPTH, 5" (127) 32 MPa (4640psi) CONC. SLAB W/ 5-8% AIR ENTRAINMENT. REINF. WITH 10M BARS @ 7 7/8" (200) O.C. EACH DIRECTION, W/ 1 1/4" (32) CLEAR COVER FROM BOTTOM OF SLAB TO FIRST LAYER OF BARS & SECOND LAYER OF BARS LAID DIRECTLY ON TOP OF LOWER LAYER IN OPPOSITE DIR. 24"x24" (610x610) 10M DOWELS @ 23 5/8" (600) O.C., ANCHORED IN PERIMETER FND. WALLS. SLOPE SLAB 1.0% FROM DOOR.

37

**RANGE HOODS AND RANGE-TOP FANS**  
COOKING APPLIANCE EXHAUST FANS VENTED TO EXTERIOR MUST CONFORM TO OBC 9.10.22, 9.32.3.9. & 9.32.3.10.

38

**CONVENTIONAL ROOF FRAMING** (9.23.13., 9.23.15.)  
2"x6" (38x140) RAFTERS @ 16" (406) O.C., 2"x8" (38x184) RIDGE BOARD. 2"x4" (38x89) COLLAR TIES AT MID-SPAN. CEILING JOISTS TO BE 2"x4" (38x89) @ 16" (406) O.C. FOR MAX. 9'-3" (2819) SPAN & 2"x6" (38x140) @ 16" (406) O.C. FOR MAX. SPAN 14'-7" (4450). RAFTERS FOR BUILT UP ROOF OVER PRE-ENGINEERED ROOF TRUSSES AND OR CONVENTIONAL FRAMING TO BE 2"x4" (38x89) @ 24" (610) O.C. UNLESS OTHERWISE SPECIFIED.

STAMP

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FOR STRUCTURAL ONLY. EXCLUDING  
ENGINEERED ROOF TRUSS, FLOOR  
JOIST, AND FLOOR LVL BEAM DESIGN.

**CONSTRUCTION NOTES 1**

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

Allan Whiting

NAME

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.

SIGNATURE

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PINE VALLEY, VAUGHAN, ONTARIO

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cont. SECTION 1.0. CONSTRUCTION NOTES

39

TWO STOREY VOLUME SPACES

(9.23.10.1., 9.23.11., 9.23.16.)

WALL ASSEMBLY	STUDS	WIND LOADS			
		<= 0.5 kPa (q50)		> 0.5 kPa (q50)	
		SPACING	MAX HEIGHT	SPACING	MAX HEIGHT
BRICK	2-2"x6" (2-38x140) SPR.#2	12" (305) O.C.	18'-4" (5588)	8' (200) O.C.	18'-4" (5588)
SIDING		16" (406) O.C.	18'-4" (5588)	12" (305) O.C.	18'-4" (5588)
BRICK	2-2"x8" (2-38x184) SPR.#2	12" (305) O.C.	21'-0" (6400)	12" (305) O.C.	21'-0" (6400)
SIDING		16" (406) O.C.	21'-0" (6400)	16" (406) O.C.	21'-0" (6400)

\*\* STUD SIZE & SPACING TO BE VERIFIED BY STRUCTURAL ENGINEER \*\*

STUDS ARE TO BE CONTINUOUS, C/W 3/8" (9.5) THICK EXTERIOR PLYWOOD SHEATHING. PROVIDE SOLID WOOD BLOCKING BETWEEN WOOD STUDS @ 4'-0" (1220) O.C. VERTICALLY.

- FOR HORIZ. DISTANCES LESS THAN 9'-6" (2896) PROVIDE 2"x6" (38x140) STUDS @ 16" (406) O.C. WITH CONTIN. 2-2"x6" (2-38x140) TOP PLATE + 1-2"x6" (1-38x140) BOTTOM PLATE & MIN. OF 3-2"x8" (3-38x184) CONT. HEADER AT GROUND FLOOR CEILING LEVEL TOE-NAILED & GLUED AT TOP, BOTTOM PLATES & HEADERS.

40

1 HR. PARTY WALL (CONC. BLOCK)

((SB-3] WALL TYPE B6e' & B1b)

1/2" (12.7) GYPSUM SHEATHING ON EACH SIDE ON 2"x2" (38x38) VERTICAL WD. STRAPPING @ 24" (610) O.C. ON 8" (200) CONC. BLOCK FILL STRAPPING CAVITY EACH SIDE WITH AT LEAST 90% OF ABSORPTIVE MATERIAL PROCESSED FROM ROCK, SLAG OR GLASS. TAPE, FILL & SAND ALL GYPSUM JOINTS. EXPOSED BLOCK MUST BE SEALED W/ 2 COATS OF PAINT OR FURRED WITH 2"x2" (38x38) WD. STRAPPING & 1/2" (12.7) GYPSUM SHEATHING.

40

DEL. STUD

1 HR. PARTY WALL (DOUBLE STUD)

((SB-3] WALL TYPE W13c)

5/8" (15.9) TYPE 'X' GYPSUM SHEATHING ON EXTERIOR SIDE OF 2 ROWS OF 2"x4" (38x89) STUDS @ 16" (406) O.C., MIN. 1" (25) APART ON SEPARATE 2"x4" (38x89) SILL PLATES. (2"x6" (38x140) AS REQUIRED) FILL ONE SIDE OF STUD CAVITY WITH AT LEAST 90% OF ABSORPTIVE MATERIAL PROCESSED FROM ROCK, SLAG OR GLASS. TAPE FILL AND SAND ALL GYPSUM JOINTS.

40A

2 HR. FIREWALL

((SB-3] WALL TYPE B6e' & B1b)

1/2" (12.7) GYPSUM SHEATHING ON EACH SIDE ON 2"x2" (38x38) VERTICAL WOOD STRAPPING @ 24" (610) O.C. ON 8" (200) CONC. BLOCK 75% SOLID. FILL STRAPPING CAVITY EACH SIDE WITH AT LEAST 90% OF ABSORPTIVE MATERIAL PROCESSED FROM ROCK, SLAG OR GLASS. TAPE, FILL & SAND ALL GYPSUM JOINTS. AT UNFINISHED AREAS, EXTERIOR FACE OF CONC. BLOCK TO BE SEALED WITH 2 COATS OF PAINT. GYPSUM SHEATHING TO BE ATTACHED TO CONC. BLOCK. (REFER TO DETAILS)

41

STUCCO WALL CONSTRUCTION (2"x6")

STUCCO FINISH CONFORMING TO O.B.C. SECTION 9.28. AND APPLIED PER MANUFACTURERS SPECIFICATIONS OVER 1 1/2" (38) E.I.F.S. (MINIMUM) ON APPROVED DRAINAGE MAT ON 1/2" (12.7) DENSGLASS GOLD GYPSUM BOARD ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION, APPROVED 6 MIL. POLYETHYLENE VAPOUR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (REFER TO 35 NOTE AS REQUIRED)

41A

STUCCO WALL CONSTRUCTION (2"x6") W/ CONTIN. INSUL.

STUCCO FINISH CONFORMING TO O.B.C. SECTION 9.28. AND APPLIED PER MANUFACTURERS SPECIFICATIONS OVER 1 1/2" (38) E.I.F.S. (MINIMUM) ON APPROVED DRAINAGE MAT ON APPROVED AIR/WATER BARRIER AS PER O.B.C. 9.27.3. ON EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALLY FASTENED AS PER MANUFACTURERS SPECIFICATIONS. ON 7/16" EXTERIOR TYPE SHEATHING ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., INSULATION, APPROVED 6 MIL. POLYETHYLENE VAPOUR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (REFER TO 35 NOTE AS REQUIRED)

41B

STUCCO WALL @ GARAGE CONST.

STUCCO FINISH CONFORMING TO O.B.C. SECTION 9.28. AND APPLIED PER MANUFACTURERS SPECIFICATIONS OVER 1 1/2" (38) E.I.F.S. (MINIMUM) ON APPROVED DRAINAGE MAT ON 1/2" (12.7) DENSGLASS GOLD GYPSUM BRD. ON STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (REFER TO 35 NOTE AS REQ.)

\*\*\* FOR DWELLINGS USING CONTIN. INSULATION CONSTRUCTION, PROVIDE APPROVED DRAINAGE MAT ON 7/16" (11) EXTERIOR TYPE SHEATHING OVER FURRING (AS REQ.) AND STUDS IN LIEU OF 1 1/2" (38) E.I.F.S. (MINIMUM) ON APPROVED DRAINAGE MAT ON 1/2" (12.7) DENSGLASS GOLD GYPSUM BRD.

42

UNSUPPORTED FOUNDATION WALLS

(9.15.4.2.)

REINFORCING AT STAIRS AND SUNKEN FLOOR AREAS

2-20M BARS IN TOP PORTION OF WALL (UP TO 8'-0" OPENING)

3-20M BARS IN TOP PORTION OF WALL (8'-0" TO 10'-0" OPENING)

4-20M BARS IN TOP PORTION OF WALL (10'-0" TO 15'-0" OPENING)

- BARS STACKED VERTICALLY AT INTERIOR FACE OF WALL @ 6" O.C.

REINFORCING AT BASEMENT WINDOWS

2-15M HORIZ. REINFORCING ON THE INSIDE AND OUTSIDE FACE OF THE FOUNDATION WALL BELOW THE WIN. SILL. EXTEND BARS 24" (610) BEYOND THE OPENING. 2-15M VERTICAL REINFORCING ON THE INSIDE AND OUTSIDE FACE OF THE FOUNDATION WALL ON EACH SIDE OF THE WINDOW OPENING.

- BARS TO HAVE MIN. 1" (25) CONC. COVER

- BARS TO EXTEND 2'-0" (610) BEYOND BOTH SIDES OF OPENING

43

STUD WALL REINFORCEMENT

PROVIDE STUD WALL REINFORCEMENT IN MAIN BATHROOM CONFORMING TO O.B.C. (9.5.2.3.(1)) (REFER TO DETAILS)

44

WINDOW WELLS

WHERE A WINDOW OPENS INTO A WINDOW WELL, A CLEARANCE OF NOT LESS THAN 21 5/8" (550) SHALL BE PROVIDED IN FRONT OF THE WINDOW. EVERY WINDOW WELL SHALL BE DRAINED TO THE FOOTING LEVEL OR OTHER SUITABLE LOCATION WITH A 4" (100) WEEPING TILE C/W A FILTER CLOTH WRAP AND FILLED WITH CRUSHED STONE. (9.9.10.1.(5), 9.14.6.3.)

45

SLOPED CEILING CONSTRUCTION

((SB-12] 3.1.1.8., 9.23.4.2.)

2"x12" (38x286) ROOF JOISTS @ 16" (406) O.C. MAX. (UNLESS OTHERWISE NOTED) W/ 2"x2" (38x38) PURLINS @ 16" (406) O.C. PERPENDICULAR TO ROOF JOIST (PURLINS NOT REQ. W/ SPRAY FOAM), W/ INSULATION BETWEEN JOIST, 6 mil POLYETHYLENE VAPOUR BARRIER, 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH OR APPROVED EQ. INSULATION VALUE DIRECTLY ABOVE THE INNER SURFACE OF EXTERIOR WALLS SHALL NOT BE LESS THAN R20 (3.52 RSI).

46

FLAT ROOF/BALCONY CONSTRUCTION

WATERPROOFING MEMBRANE (9.26.11, 9.26.15, 9.26.16) FULLY ADHERED TO 5/8" (15.9) T&G EXTERIOR GRADE PLYWOOD SHEATHING ON 2"x2" (38x38) PURLINS ANGLED TOWARDS SCUPPER @ 2% MINIMUM LAID PERPENDICULAR TO 2"x8" (38x184) FLOOR JOISTS @ 16" (406) O.C. (UNLESS OTHERWISE NOTED). BUILT UP CURB TO BE 4" (100) MIN. ABOVE FINISHED BALCONY FLOOR. CONTINUOUS 'L' TRIM DRIP EDGE TO BE PROVIDED ON OUTSIDE FACE OF CURB. SCUPPER DRAIN TO BE LOCATED 24" (610) MIN. AWAY FROM HOUSE. PREFINISHED ALUMINUM OR PANEL FOR UNDERSIDE OF SOFFIT (9.23.2.3). REMOVE CURB WHERE REQ.

**BALCONY CONDITION**

SEE FLAT ROOF/BALCONY CONSTRUCTION NOTE. INCLUDE 2"x4" (38x89) PT. DECKING W/ 1/4" (6.4) GAPS LAID FLAT PARALLEL TO JOISTS ON 2"x4" (38x89) PT. SLEEPERS @ 12" (305) O.C. LAID FLAT PERPENDICULAR TO JOISTS

**BALCONY OVER HEATED SPACE CONDITION**

SEE FLAT ROOF/BALCONY CONSTRUCTION NOTE FOR ASSEMBLY. REFER TO PLANS FOR FLOOR JOIST SIZE & REFER TO HEX NOTE 9 FOR INSULATION AND INTERIOR FINISH

47

BARREL VAULT CONSTRUCTION

CANTILEVERED 2"x4" (38x89) SPACERS LAID FLAT ON 2"x10" (38x235) SPR. #2 ROOF JOIST NAILED TO BUILT-UP 3-3/4" (19) PLYWOOD HEADER PROFILED FOR BARREL. SPRAY FOAM INSULATION BETWEEN JOISTS W/ GYPSUM BOARD. INTERIOR FIN. (REFER TO DETAILS)

REFER TO SB-12 ENERGY EFFICIENCY DESIGN MATRIX ON THE TITLE PAGE FOR ALL VALUES AS REQUIRED PER 3.1.1., 3.1.2., 3.1.3. OF THE OBC.

SECTION 1.1. WALL STUDS

- REFER TO THIS CHART FOR STUD SIZE & SPACING AS REQUIRED FOR EXTERIOR WALLS ONLY. REFER TO SITING & GRADING PLAN OF THIS UNIT FOR CONFIRMATION OF TOP OF FOUNDATION WALL AND ADDITIONAL INFORMATION.

- IF STUD WALL HEIGHT EXCEEDS MAX. UNSUPPORTED HEIGHT, WALL NEEDS TO BE REVIEWED AND APPROVED BY ENGINEER.

SIZE & SPACING OF STUDS: (OBC REFERENCE - TABLE 9.23.10.1.)				
MIN. STUD SIZE, in (mm)	SUPPORTED LOADS (EXTERIOR)			
	ROOF w/ OR w/o ATTIC	ROOF w/ OR w/o ATTIC & 1 FLOOR	ROOF w/ OR w/o ATTIC & 2 FLOOR	ROOF w/ OR w/o ATTIC & 3 FLOOR
	MAX. STUD SPACING, in (mm) O.C.			
	MAX. UNSUPPORTED HGT., ft-in (m)			
2"x4" (38x89)	24" (610)	16" (405)	12" (305)	N/A
	9-10" (3.0)	9-10" (3.0)	9-10" (3.0)	N/A
2"x6" (38x140)	-	24" (610)	16" (406)	12" (305)
	-	9-10" (3.0)	11-10" (3.6)	5-11" (1.8)

SECTION 2.0. GENERAL NOTES

2.1. WINDOWS

1) EXCEPT WHERE A DOOR ON THE SAME FLOOR LEVEL AS THE BEDROOM PROVIDES DIRECT ACCESS TO THE EXTERIOR, EVERY FLOOR LEVEL CONTAINING A BEDROOM IS TO HAVE AT LEAST ONE OUTSIDE WINDOW W/ MIN. 0.35m2 UNOBSTRUCTED OPEN PORTION W/ NO DIMENSION LESS THAN 1'-3" (380), CAPABLE OF MAINTAINING THE OPENING WITHOUT THE NEED FOR ADDITIONAL SUPPORT, CONFORMING TO 9.9.10.

2) WINDOW GUARDS: A GUARD OR A WINDOW WITH A MAXIMUM RESTRICTED OPENING WIDTH OF 4" (100) IS REQUIRED WHERE THE TOP OF THE WINDOW SILL IS LOCATED LESS THAN 1'-7" (480) ABOVE FIN. FLOOR AND THE DISTANCE FROM THE FINISHED FLOOR TO THE ADJACENT GRADE IS GREATER THAN 5'-11" (1800). (9.8.8.1.)

3) WINDOWS IN EXIT STAIRWAYS THAT EXTEND TO LESS THAN 2'-11" (900) [3'-6" (1070) FOR ALL OTHER BUILDINGS] SHALL BE PROTECTED BY GUARDS IN ACCORDANCE WITH NOTE #2 (ABOVE), OR THE WINDOW SHALL BE NON-OPERABLE AND DESIGNED TO WITHSTAND THE SPECIFIED LOADS FOR BALCONY GUARDS AS PROVIDED IN 4.1.5.15 OR 9.8.8.2

4) REFER TO TITLE PAGE FOR MAX. U-VALUE REQUIREMENTS

2.2. CEILING HEIGHTS

THE CEILING HEIGHTS OF ROOMS AND SPACES SHALL CONFORM TO TABLE 9.5.3.1.

ROOM OR SPACE	MINIMUM HEIGHTS
LIVING ROOM, DINING ROOM AND KITCHEN	7'-7" OVER 75% OF REQUIRED FLOOR AREA WITH A CLEAR HEIGHT OF 6'-11" AT ANY POINT
BEDROOM	7'-7" OVER 50% OF REQUIRED FLOOR AREA OR 6'-11" OVER ALL OF THE REQUIRED FLOOR AREA.
BASEMENT	6'-11" OVER AT LEAST 75% OF THE BASEMENT AREA EXCEPT THAT UNDER BEAMS AND DUCTS THE CLEARANCE IS PERMITTED TO BE REDUCED TO 6'-5".
BATHROOM, LAUNDRY AREA ABOVE GRADE	6'-11" IN ANY AREA WHERE A PERSON WOULD NORMALLY BE STANDING
FINISHED ROOM NOT MENTIONED ABOVE	6'-11"
MEZZANINES	6'-11" ABOVE & BELOW FLOOR ASSEMBLY (9.5.3.2.)
STORAGE GARAGE	6'-7" (9.5.3.3.)

2.3. MECHANICAL / PLUMBING

1) MECHANICAL VENTILATION IS REQUIRED TO PROVIDE 0.7 AIR CHANGE PER HOUR IF NOT AIR CONDITIONED 1 PER HOUR IF AIR CONDITIONED AVERAGED OVER 24 HOURS. WHEN A VENTILATION FAN (PRINCIPAL EXHAUST) IS REQUIRED, CONFORM TO OBC 9.32.3.4. WHEN A HRV IS REQUIRED, CONFORM TO 9.32.3.11. REFER TO MECHANICAL DRAWINGS.

2) REFER TO HOT WATER TANK MANUFACTURER SPECS. CONFORM TO OBC 9.31.6.

3) REFER TO TITLE PAGE FOR SPACE HEATING EQUIPMENT, HRV AND DOMESTIC HOT WATER HEATER MINIMUM EFFICIENCIES.

4) DRAIN WATER HEAT RECOVERY UNIT(S) WILL BE INSTALLED CONFORMING TO THE REQUIREMENTS OF SB12 - 3.1.1.12. OF THE O.B.C.

2.4. LUMBER

1) ALL LUMBER SHALL BE SPRUCE No.2 GRADE OR BETTER, UNLESS NOTED OTHERWISE.

2) STUDS SHALL BE STUD GRADE SPRUCE, UNLESS NOTED OTHERWISE.

3) LUMBER EXPOSED TO THE EXTERIOR TO BE SPRUCE No. 2 GRADE PRESSURE TREATED OR CEDAR, UNLESS NOTED OTHERWISE.

4) ALL LAMINATED VENEER LUMBER (LVL) BEAMS, GIRDER TRUSSES, AND METAL HANGER CONNECTIONS SUPPORTING ROOF FRAMING TO BE DESIGNED & CERTIFIED BY FLOOR AND ROOF TRUSS MANUFACTURER.

5) JOIST HANGERS: PROVIDE APPROVED METAL HANGERS FOR ALL JOISTS AND BUILT-UP WOOD MEMBERS INTERSECTING WITH FLUSH BUILT-UP WOOD MEMBERS.

6) WOOD FRAMING NOT TREATED WITH A WOOD PRESERVATIVE, IN CONTACT WITH CONCRETE, SHALL BE SEPARATED FROM THE CONC. BY AT LEAST 2 mil POLYETHYLENE FILM, No.50 (45lbs) ROLL ROOFING OR OTHER DAMPPROOFING MATERIAL, EXCEPT WHERE THE WOOD MEMBER IS AT LEAST 6" (152) ABOVE THE GROUND.

2.5. STEEL

(9.23.4.3.)

1) STRUCTURAL STEEL SHALL CONFORM TO CAN/CSA-G40-21 GRADE 350W. HOLLOW STRUCT. SECTIONS SHALL CONFORM TO CAN/CSA-G40-21 GRADE 350W CLASS "H".

2) REINFORCING STEEL SHALL CONFORM TO CSA-G30-18M GRADE 400R.

2.6. FLAT ARCHES

1) FOR 8'-0" (2440) CEILINGS, FLAT ARCHES SHALL BE 6'-10" (2080) A.F.F.

2) FOR 9'-0" (2740) CEILINGS, FLAT ARCHES SHALL BE 7'-10" (2400) A.F.F.

3) FOR 10'-0" (3040) CEILINGS, FLAT ARCHES SHALL BE 8'-6" (2600) A.F.F.

2.7. ROOF OVERHANGS

1) ALL ROOF OVERHANGS SHALL BE 1'-0" (305). UNLESS NOTED OTHERWISE.

2.8. FLASHING

(9.20.13., 9.26.4. & 9.27.3.)

1) FLASHING MATERIALS & INSTALLATION SHALL CONFORM TO O.B.C.

2.9. GRADING

1) THE BUILDING SHALL BE LOCATED OR THE BUILDING SITE GRADED SO THE WATER WILL NOT ACCUMULATE AT OR NEAR THE BUILDING AND WILL NOT ADVERSELY AFFECT ADJACENT PROPERTIES. CONFORM TO 9.14.6.

2.10. ULC SPECIFIED ASSEMBLIES

ALL REQUIRED INDIVIDUAL COMPONENTS THAT FORM PART OF ANY 'ULC LISTED ASSEMBLY' SPECIFIED WITHIN THESE DRAWINGS, CANNOT BE ALTERED OR SUBSTITUTED FOR ANY OTHER MATERIAL/PRODUCT OR SPECIFIED MANUFACTURER THAT IS IDENTIFIED IN THAT 'SPECIFIED ULC LISTING' THERE SHALL BE NO DEVIATIONS UNDER ANY CIRCUMSTANCES IN ANY 'ULC LISTED ASSEMBLY' IDENTIFIED IN THESE DRAWINGS.

SECTION 3.0. LEGEND

3.1. WOOD LINTELS AND BUILT-UP WOOD

(DIVISION B PART 9. TABLE A8 TO A10 AND A12, A15 & A16)

FORMING PART OF SENTENCE 9.23.4.2.(3), 9.23.4.2.(4), 9.23.12.3.(1),(3), 9.23.13.8.(2), 9.37.3.1.(1)

2"x8" SPRUCE #2	2"x10" SPRUCE #2	2"x12" SPRUCE #2
L1 2/2"x8" (2/38x184)	L3 2/2"x10" (2/38x235)	L5 2/2"x12" (2/38x286)
B1 3/2"x8" (3/38x184)	B3 3/2"x10" (3/38x235)	B5 3/2"x12" (3/38x286)
B2 4/2"x8" (4/38x184)	B4 4/2"x10" (4/38x235)	B6 4/2"x12" (4/38x286)
B7 5/2"x8" (5/38x184)	B8 5/2"x10" (5/38x235)	B9 5/2"x12" (5/38x286)

ENGINEERED LUMBER SCHEDULE - GRADE 2.0E (UNLESS NOTE OTHERWISE)

1 3/4" x 9 1/2" LVL	1 3/4" x 11 7/8" LVL	1 3/4" x 14" LVL
LVL2 1-1 3/4"x9 1/2"	LVL3 1-1 3/4"x11 7/8"	LVL10 1-1 3/4"x14"
LVL4 2-1 3/4"x9 1/2"	LVL6 2-1 3/4"x11 7/8"	LVL11 2-1 3/4"x14"
LVL5 3-1 3/4"x9 1/2"	LVL7 3-1 3/4"x11 7/8"	LVL12 3-1 3/4"x14"
LVL8 4-1 3/4"x9 1/2"	LVL9 4-1 3/4"x11 7/8"	LVL13 4-1 3/4"x14"

3.2. STEEL LINTELS SUPPORTING MASONRY VENEER

(DIVISION B PART 9. TABLE 9.20.5.2.B.)

FORMING PART OF SENTENCE 9.20.5.2.(2) & 9.20.5.2.(3)

CODE	SIZE	BRICK	STONE
L7	3 1/2" x 3 1/2" x 1 1/4" (89 x 89 x 6.4)	8'-1" (2.47m)	7'-6" (2.30m)
L8	4" x 3 1/2" x 1 1/4" (102 x 89 x 6.4)	8'-9" (2.66m)	8'-1" (2.48m)
L9	4 7/8" x 3 1/2" x 5/16" (127 x 89 x 7.9)	10'-10" (3.31m)	10'-1" (3.03m)
L10	4 7/8" x 3 1/2" x 3/8" (127 x 89 x 11)	11'-5" (3.48m)	10'-7" (3.24m)
L11	5 7/8" x 3 1/2" x 3/8" (152 x 89 x 11)	12'-6" (3.82m)	11'-7" (3.54m)
L12	7 1/8" x 4" x 3/8" (178 x 102 x 11)	14'-1" (4.30m)	13'-1" (3.99m)

3.3. DOOR SCHEDULE

CONFORMING TO SECTIONS 9.5.11, 9.6., 9.7.2.1, 9.7.5.2, & 9.10.13.10

1	EXTERIOR	2'-8" x 6'-8" x 1-3/4" (815 x 2030 x 45) INSULATED MIN. R4 (RSI 0.7)
1A	EXTERIOR	2'-10" x 6'-8" x 1-3/4" (865 x 2030 x 45) INSULATED MIN. R4 (RSI 0.7)
1B	EXTERIOR	3'-0" x 6'-8" x 1-3/4" (915 x 2030 x 45) INSULATED MIN. R4 (RSI 0.7)
1C	EXTERIOR	2'-6" x 6'-8" x 1-3/4" (760 x 2030 x 45) INSULATED MIN. R4 (RSI 0.7)
1D	EXTERIOR	2'-8" x 6'-8" x 1-3/4" (815 x 2030 x 45) INS. MIN. R4 (RSI 0.7) (SEE HEX NOTE 20)
1E	EXTERIOR	3'-0" x 8'-0" x 1-3/4" (915 x 2440 x 45) INSULATED MIN. R4 (RSI 0.7)
1F	EXTERIOR	2'-8" x 8'-0" x 1-3/4" (815 x 2440 x 45) INSULATED MIN. R4 (RSI 0.7)
2A	EXTERIOR	2'-8" x 6'-8" x 1-3/4" (815 x 2030 x 45) 20 MIN. F.R.R. DOOR/FRAME WITH APP. SELF CLOSING DEVICE.
2	INTERIOR	2'-8" x 6'-8" x 1-3/8" (815 x 2030 x 35)
3	INTERIOR	2'-6" x 6'-8" x 1-3/8" (760 x 2030 x 35)
3A	INTERIOR	2'-4" x 6'-8" x 1-3/8" (710 x 2030 x 35)
4	INTERIOR	2'-0" x 6'-8" x 1-3/8" (610 x 2030 x 35)
4A	INTERIOR	2'-2" x 6'-8" x 1-3/8" (660 x 2030 x 35)
5	INTERIOR	1'-6" x 6'-8" x 1-3/8" (460 x 2030 x 35)

PROVIDE 8'-0" HIGH INTERIOR DOORS FOR ALL 10' CEILING CONDITIONS

3.4. ACRONYMS

AFF	ABOVE FINISHED FLOOR	JST	JOIST
BBFM	BEAM BY FLOOR MANUFACTURER	LIN	LINEN CLOSET
BG	FIXED GLASS W/ BLACK BACKING	LVL	LAMINATED VENEER LUMBER
BM	BEAM	OTB/A	OPEN TO BELOW/ABOVE
BBRM	BEAM BY ROOF MANUFACTURER	PL	POINT LOAD
CRF	CONVENTIONAL ROOF FRAMING	PLT	PLATE
C/W	COMPLETE WITH	PT	PRESSURE TREATED
DJ/TJ	DOUBLE JOIST/ TRIPLE JOIST	PTD	PAINTED
DO	DO OVER	PWD	POWDER ROOM
DRP	DROPPED	RWL	RAIN WATER LEADER
ENG	ENGINEERED	SB	SOLID BEARING WOOD POST
EST	ESTIMATED	SBFA	SB FROM ABOVE
FA	FLAT ARCH	SJ	SINGLE JOIST
FD	FLOOR DRAIN	SPR	SPRUCE
FG	FIXED GLASS	STL	STEEL
FL	FLUSH	T/O	TOP OF
FLR	FLOOR	TYP	TYPICAL
GT	GIRDER TRUSS	U/S	UNDERSIDE
HB	HOSE BIB	WD	WOOD
HRV	HEAT RETURN VENTILATION UNIT	WIC	WALK IN CLOSET
HWT	HOT WATER TANK	WP	WEATHER PROOF

3.5. SYMBOLS

ALL ELECTRICAL FACILITIES SHALL BE INSTALLED IN ACCORDANCE WITH SECTION 9.34.

	CLASS 'B' VENT		EXHAUST VENT
	DUPLEX OUTLET (12" HIGH)		DUPLEX OUTLET (HEIGHT AS NOTED A.F.F.)
	HEAVY DUTY OUTLET		SWITCH (2/3/4 WAY)
	POT LIGHT		LIGHT FIXTURE (CEILING MOUNTED)
	LIGHT FIXTURE (PULL CHAIN)		LIGHT FIXTURE (WALL MOUNTED)
	CABLE T.V. JACK		TELEPHONE JACK
	CENTRAL VACUUM OUTLET		CHANDELIER (CEILING MOUNTED)

■ SA SMOKE ALARM

(9.10.19.)

PROVIDE ONE PER FLOOR, NEAR THE STAIRS CONNECTING THE FLOOR LEVEL. ALARMS ARE TO BE INSTALLED IN EACH SLEEPING ROOM AND IN A LOCATION BETWEEN SLEEPING ROOMS AND CONNECTING HALLWAYS AND WIRED TO BE INTERCONNECTED TO ACTIVATE ALL ALARMS IF ONE SOUNDS. ALARMS ARE TO BE CONNECTED TO AN ELECTRICAL CIRCUIT AND WITH A BATTERY BACKUP. ALARM SIGNAL SHALL MEET TEMPORAL SOUND PATTERNS MIN. ALARMS SHALL HAVE A VISUAL SIGNALLING COMPONENT AS PER THE "NATIONAL FIRE ALARM AND SIGNALING CODE 72".

+ CMD CARBON MONOXIDE ALARM

(9.33.4.)

\*\* CHECK LOCAL BY-LAWS FOR REQUIREMENTS \*\* A CARBON MONOXIDE ALARM(S) CONFORMING TO CAN/CGA-6.19 SHALL BE INSTALLED ON OR NEAR THE CEILING IN EACH DWELLING UNIT ADJACENT TO EACH SLEEPING AREA. CARBON MONOXIDE ALARM(S) SHALL BE PERMANENTLY WIRED WITH NO DISCONNECT SWITCH, WITH AN ALARM THAT IS AUDIBLE WITHIN SLEEPING ROOMS WHEN THE INTERVENING DOORS ARE CLOSED.

☑ SB SOLID BEARING (BUILT-UP WOOD COLUMNS AND STUD POSTS)

THE WIDTH OF A WOOD COLUMN SHALL NOT BE LESS THAN THE WIDTH OF SUPPORTED MEMBER. BUILT-UP WOOD COLUMNS SHALL BE NAILED TOGETHER WITH NOT LESS THAN 3" (76) NAILS SPACED NOT MORE THAN 11 3/4" (300) O.C. THE NUMBER OF STUDS IN A WALL DIRECTLY BELOW A GIRDER TRUSS OR ROOF BEAM SHALL CONFORM TO TABLES A-34 TO A-37. (9.17.4., 9.23.10.7.)

TWO STOREY VOLUME SPACE. SEE CONSTRUCTION NOTE 39.

VARYING PLATES, BUILT-OUT FLOORS, BEARING WALLS, ICE & WATER SHIELD

EXPOSED BUILDING FACE - O.B.C. 9.10.14. OR 9.10.15. REFER TO HEX NOTE 35. & DETAILS FOR TYPE AND SPECIFICATIONS.

1 HR. PARTY WALL

2 HR. FIREWALL

REFER TO HEX NOTE 40.

REFER TO HEX NOTE 40A.

SECTION 4.0. CLIMATIC DATA

DESIGN SNOW LOAD (9.4.2.2.): 1.01 kPa

WIND PRESSURE (q50) (SB-1.2.): 0.44 kPa

STAMP

100 COMMERCE VALLEY Dr. W.  
THORNHILL, ONTARIO CANADA L3T 0A1  
TEL: 1-905-882-4211/FAX: 1-905-822-0055/WWW.WSPGROUP.CA

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CONSTRUCTION NOTES 2

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THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

Allan Whiting  
NAME  
REGISTRATION INFORMATION

23177  
BCIN

HUNT DESIGN ASSOCIATES INC.

19695

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GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO  
REV.2022.07.25

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SN/BY  
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23 of 20

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F905.737.7328

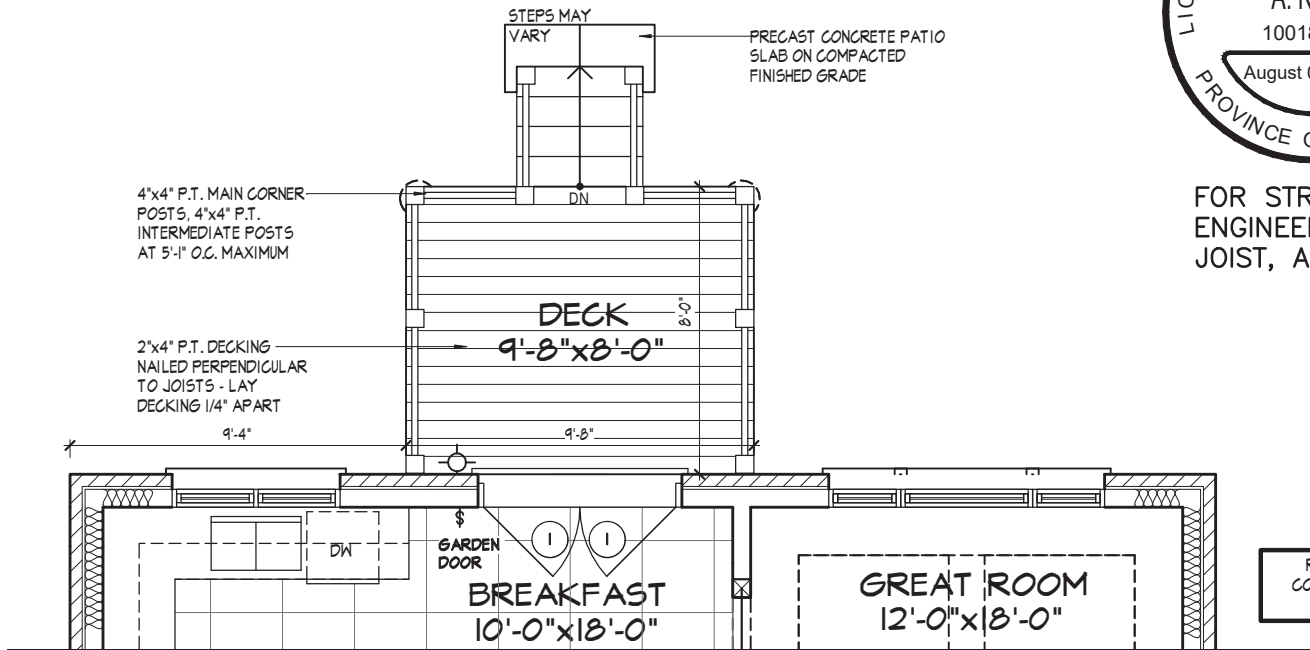
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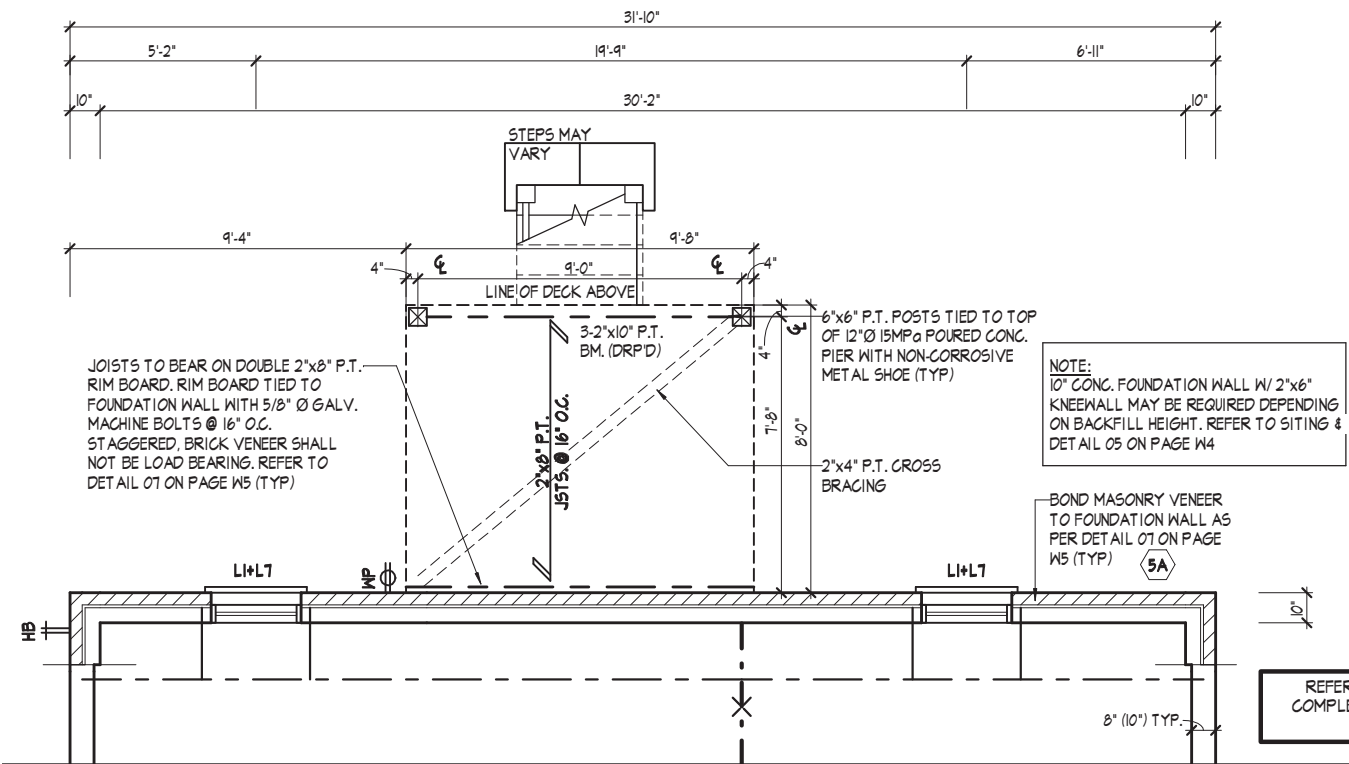


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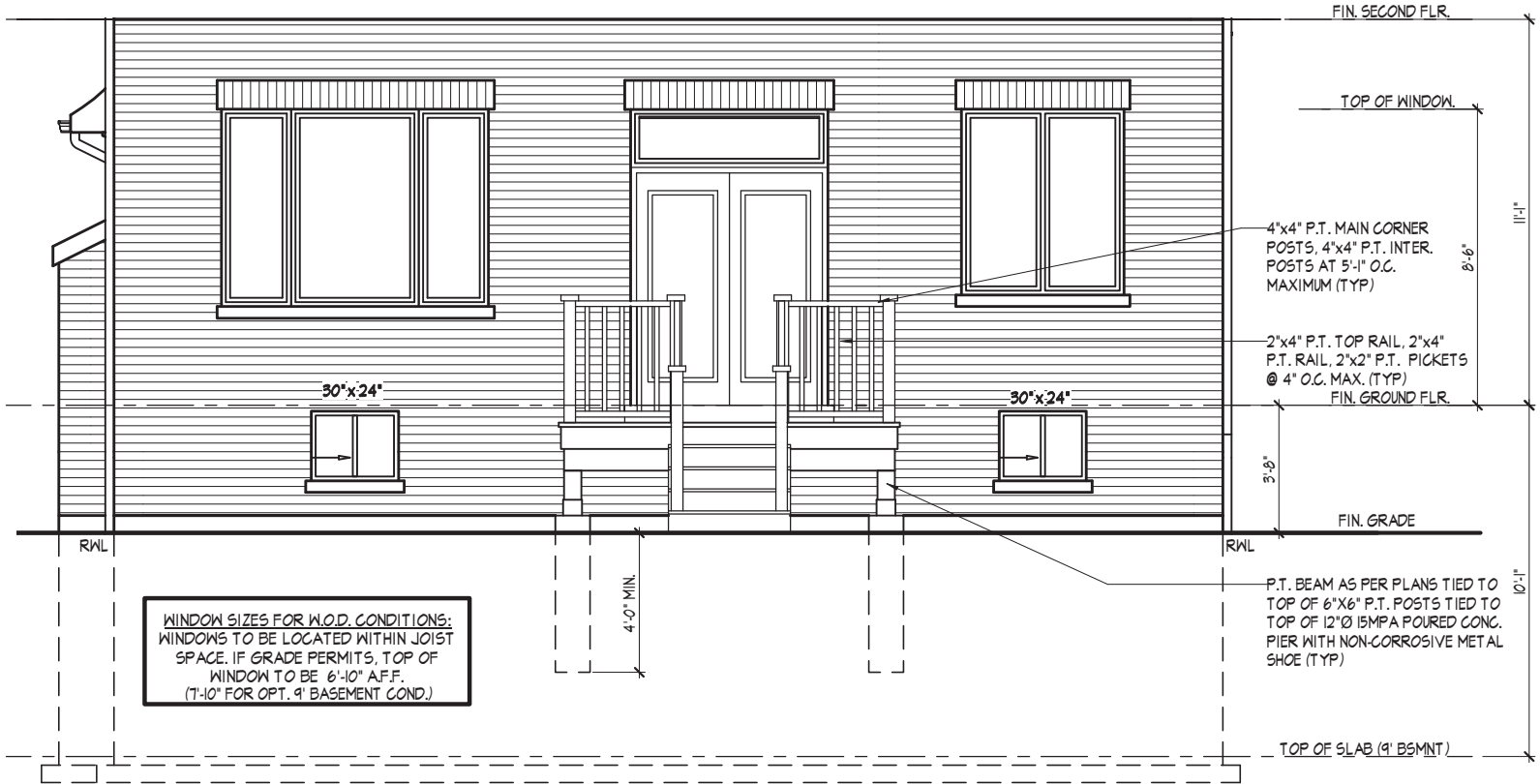
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PART. GROUND FLOOR PLAN ELEV. 'A', 'B' & 'C' - W.O.D. COND.



PART. BASEMENT PLAN ELEV. 'A', 'B' & 'C' - W.O.D. COND.



PART. REAR ELEVATION 'A', 'B' & 'C' - W.O.D. CONDITION

REFER TO FRONT ELEVATION FOR TYPICAL NOTES & INFORMATION

NOTE: FRONT

WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			
REAR ELEVATION A, B & C W.O.D.			
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
2	30"	24"	7.22 SF
1	68"	20"	7.11 SF
2	24"	68"	17.78 SF
3	48"	52"	44.00 SF
1	44"	68"	17.78 SF
1	68"	82"	18.38 SF
1	56"	64"	21.67 SF
			133.93 SF
SPATIAL CALCULATION			
EXPOSING BUILDING FACE AREA	774.62	S.F.	
	71.96	S.M.	
PORTION WALL AREA	774.62	S.F.	
	71.96	S.M.	
LIMITING DISTANCE	7.5 m		
MAX. % OPENINGS	50 %		
OPENINGS ALLOWED	387.31 SF		
OPENINGS PROVIDED	133.93 SF		

ADDITIONAL NOTES

GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER

It is the builder's complete responsibility to ensure that all plans submitted for approval fully comply with the Architectural Guidelines and all applicable regulations and requirements including zoning provisions and any provisions in the subdivision agreement. The Control Architect is not responsible in any way for examining or approving site (lotting) plans or working drawings with respect to any zoning or building code or permit matter or that any house can be properly built or located on its lot.

This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the City of VAUGHAN.

JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:   
DATE: AUG 11, 2022

This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility.

WALK OUT DECK CONDITION

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

Allan Whiting  
NAME  
SIGNATURE  
23177  
BCIN

REGISTRATION INFORMATION

HUNT DESIGN ASSOCIATES INC.  
19695

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GOLDPARK HOMES - 221081  
PINE VALLEY, VAUGHAN, ONTARIO

Drawn By  
YY

Checked By  
AW

Scale  
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File Number  
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UNIT 4003 - THE BROOKSIDE  
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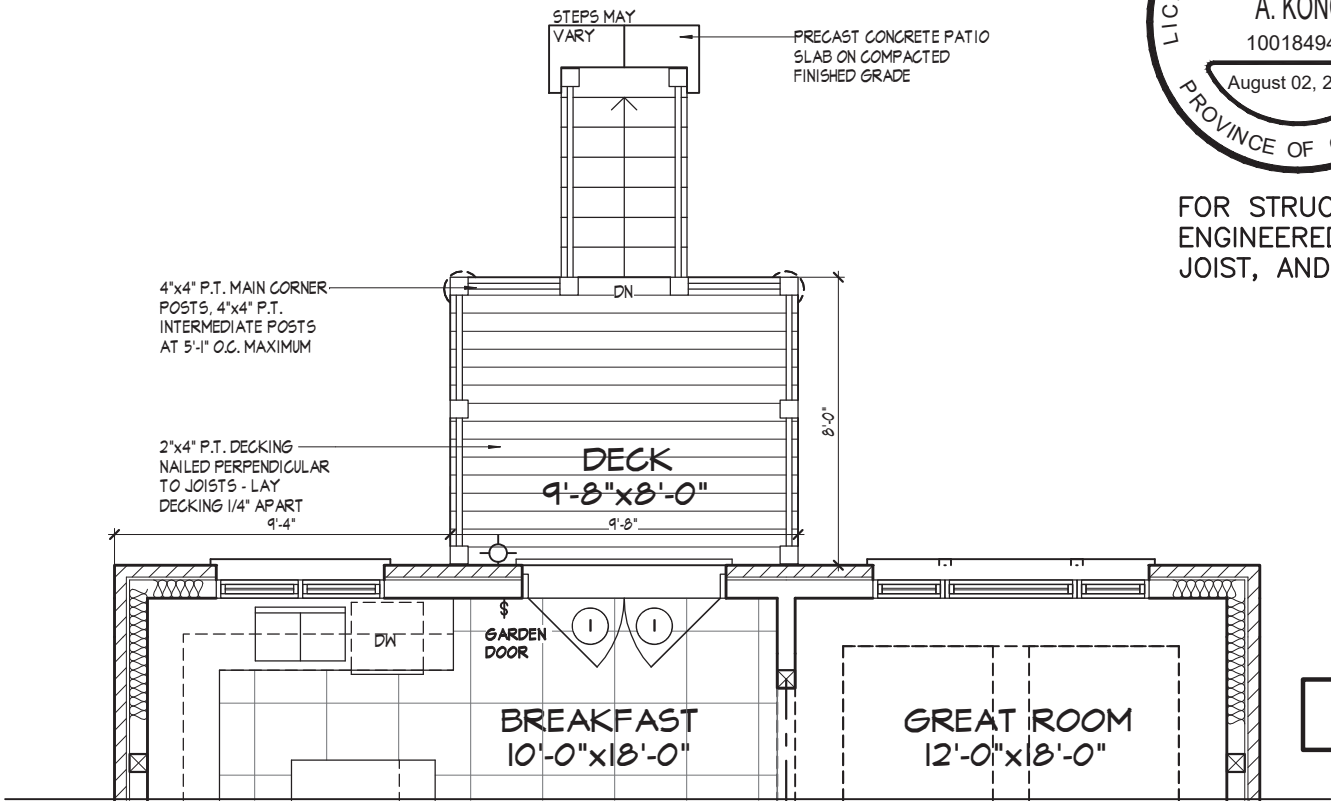
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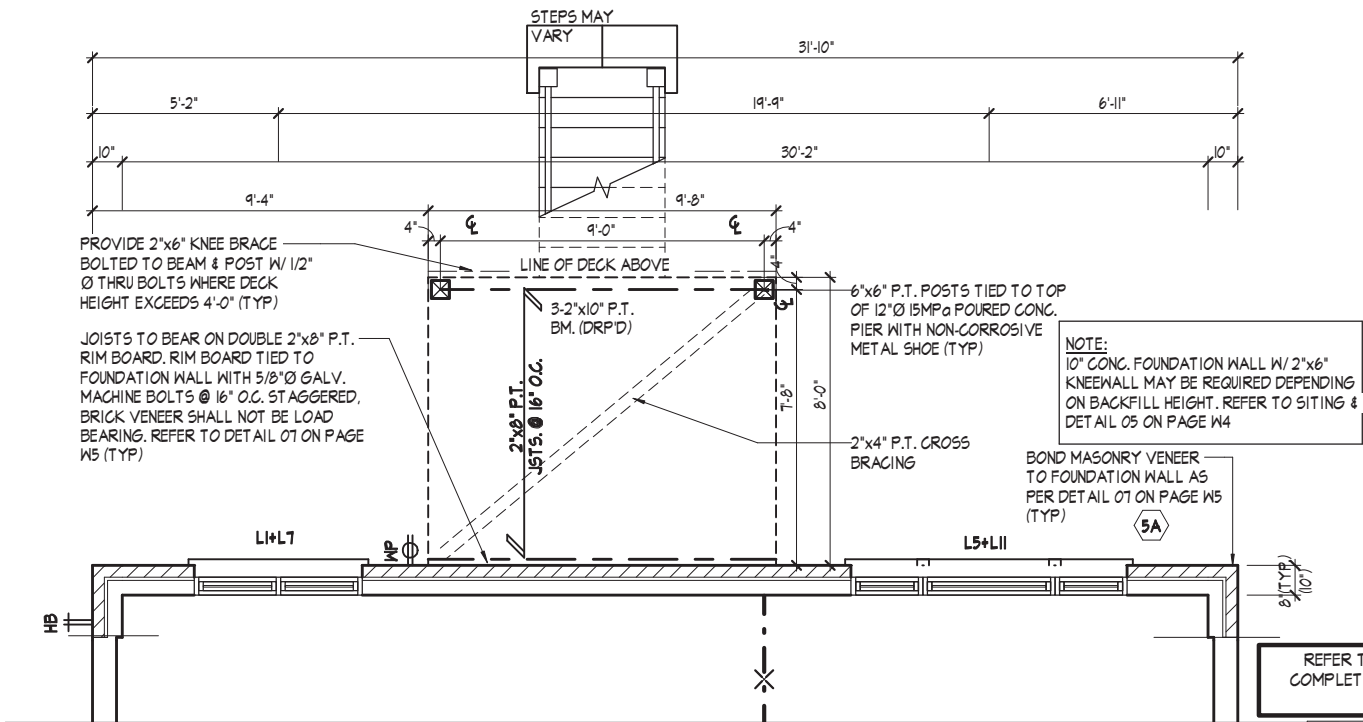
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REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS

NOTE: STANDARD

PART. GROUND FLOOR PLAN ELEV. 'A', 'B' & 'C' - L.O.D. COND.



REFER TO STANDARD PLAN FOR  
COMPLETE CONSTRUCTION NOTES &  
DIMENSIONS

NOTE: STANDARD

PART. BASEMENT PLAN ELEV. 'A', 'B' & 'C' - L.O.D. COND.

WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			

REAR ELEVATION A, B & C L.O.D.

QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
2	24"	30"	7.22 SF
1	68"	20"	7.11 SF
1	44"	30"	7.22 SF
2	24"	68"	17.78 SF
1	56"	30"	9.39 SF
3	48"	52"	44.00 SF
1	44"	68"	17.78 SF
1	68"	82"	18.38 SF
1	56"	64"	21.67 SF
			150.54 SF

Spatial Calculation

EXPOSING BUILDING FACE AREA	819.72	S.F.
PORTION WALL AREA	76.15	S.M.
PORTION WALL AREA	819.72	S.F.
PORTION WALL AREA	76.15	S.M.
LIMITING DISTANCE	7.5 m	
MAX. % OPENINGS	50 %	
OPENINGS ALLOWED	409.86 SF	
OPENINGS PROVIDED	150.54 SF	

ADDITIONAL NOTES

GLAZED AREA CALCULATED W/ FRAME SIZE  
MINUS 2" AROUND ENTIRE PERIMETER

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JOHN G. WILLIAMS LTD., ARCHITECT  
ARCHITECTURAL CONTROL REVIEW  
AND APPROVAL

APPROVED BY:

DATE: AUG 11, 2022

This stamp certifies compliance with the applicable Design Guidelines only and bears no further professional responsibility.



WINDOW SIZES FOR L.O.D. CONDITIONS:  
MATCH WIDTH OF WINDOW ABOVE AND  
WINDOWS TO BE 30" DEEP. WINDOWS TO  
BE LOCATED WITHIN JOIST SPACE. IF  
GRADE PERMITS, TOP OF WINDOW TO BE  
6'-10" AFF  
(7'-10" FOR OPT. 9' BASEMENT CONDITION)

P.T. BEAM AS PER PLANS TIED  
TO TOP OF 6"x6" P.T. POSTS  
TIED TO TOP OF 12"x15MPA  
POURED CONC. PIER WITH NON-  
CORROSIVE METAL SHOE (TYP)

PART. REAR ELEVATION 'A', 'B' & 'C' - L.O.D. CONDITION

REFER TO FRONT ELEVATION  
FOR TYPICAL NOTES &  
INFORMATION

NOTE: FRONT

LOOK OUT DECK CONDITION

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS  
DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET  
OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER.

QUALIFICATION INFORMATION

NAME: Allan Whiting  
SIGNATURE:

23177  
BCIN

REGISTRATION INFORMATION  
HUNT DESIGN ASSOCIATES INC.

19695

HUNT DESIGN ASSOCIATES INC.  
www.huntdesign.ca

GOLDPARK HOMES - 221081 UNIT 4003 - THE BROOKSIDE  
PINE VALLEY, VAUGHAN, ONTARIO

Drawn By: YY  
Checked By: AW  
Scale: 3/16"=1'-0"

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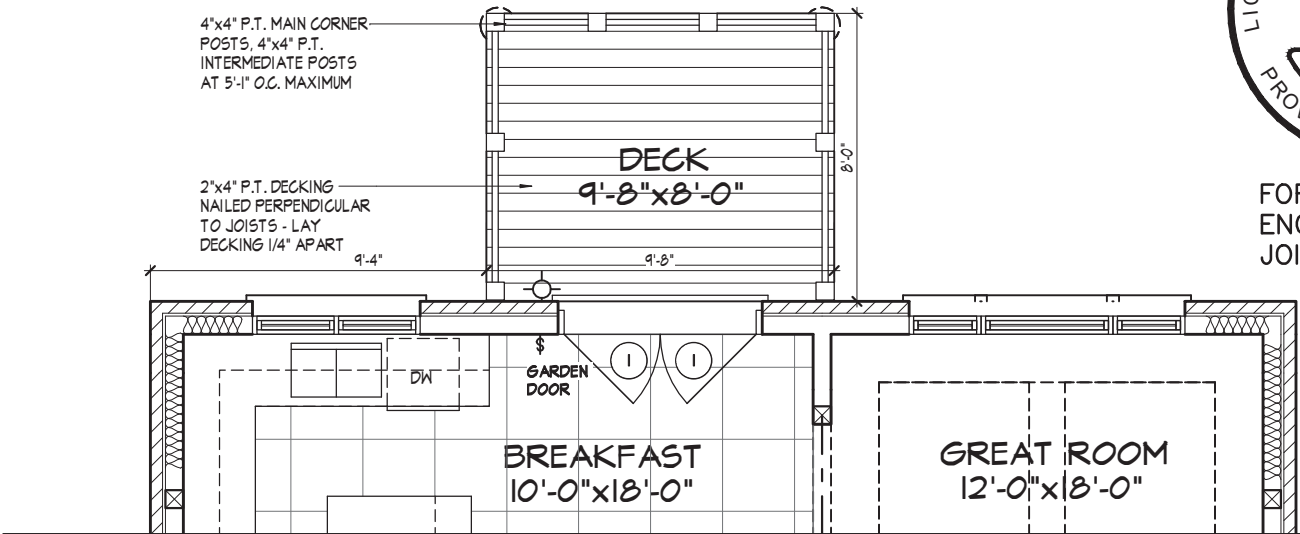
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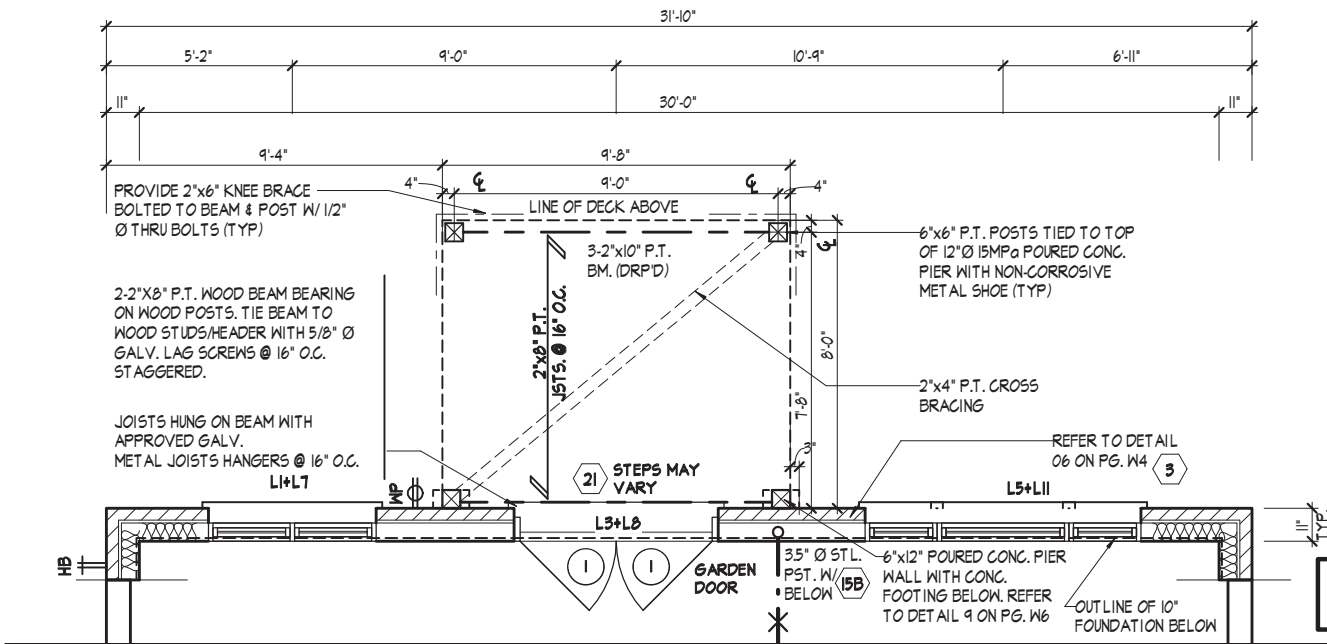


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PART. BASEMENT PLAN ELEV. 'A', 'B' & 'C' - W.O.B. COND.



WINDOW SUMMARY			
PER O.B.C. TABLE 9.10.15.4			
REAR ELEVATION A, B & C W.O.B.			
QUANT.	WIDTH	HEIGHT	WINDOW/ DOOR FRAME SIZE (SF)
1	68"	20"	7.11 SF
2	24"	56"	14.44 SF
2	24"	68"	17.78 SF
1	44"	56"	14.44 SF
3	48"	52"	44.00 SF
1	44"	68"	17.78 SF
2	68"	82"	36.75 SF
1	56"	56"	18.78 SF
1	56"	64"	21.67 SF
			192.75 SF
SPATIAL CALCULATION			
EXPOSING BUILDING FACE AREA	957.62	S.F.	
	88.97	S.M.	
PORTION WALL AREA	957.62	S.F.	
	88.97	S.M.	
LIMITING DISTANCE		7.5 m	
MAX. % OPENINGS		50 %	
OPENINGS ALLOWED		478.81 SF	
OPENINGS PROVIDED		192.75 SF	
ADDITIONAL NOTES			
GLAZED AREA CALCULATED W/ FRAME SIZE MINUS 2" AROUND ENTIRE PERIMETER			

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APPROVED BY:   
DATE: AUG 11, 2022  
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WALK OUT BASEMENT CONDITION

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QUALIFICATION INFORMATION  
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NAME  
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