

[illegible]

1. FOOTING
24"x8" POURED CONC. FOOTING. ALL FOOTINGS SHALL REST ON NATURAL UNDISTURBED SOIL OR COMPACTED GRANULAR FILL.
2. CONCRETE
MINIMUM COMPRESSIVE STRENGTH OF 32 MPa (4650 psi) @ 28 DAYS W/ 5% TO 8% AIR ENTRAINMENT.
3. EXTERIOR STAIRS
7 7/8" RISE MAXIMUM
8 1/4" RUN MINIMUM
9 1/4" TREAD MINIMUM
4. INSULATION
FOR INSULATION VALUE & VAPOUR BARRIER LOCATION REFER TO NOTE 13 OF STANDARD NOTES.
5. RETAINING WALL
10" POURED CONCRETE W/ NO REINFORCING REQUIRED FOR WALL HEIGHTS TO A MAX. OF 4'-7". PROVIDE 15M VERTICAL REINFORCEMENT @ 16" O.C. AND 15M HORIZONTAL REINFORCEMENT @ 24" O.C. FOR WALL HEIGHTS TO 7'-0". RETAINING WALL TO RESIST LATERAL DESIGN LOADS AS PER OBC DIVISION B SECTION 4.1.5.16.
6. GUARDS
3'-6" HIGH WHERE DISTANCE FROM GRADE TO BOTTOM OF WALKOUT EXCEEDS 5'-11". 2'-11" FOR LESSER HEIGHTS. MAXIMUM 4" BETWEEN VERTICAL PICKETS.

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

REGISTERED PROFESSIONAL ENGINEER
B. MARINKOVIC
PROVINCE OF ONTARIO
FOR STRUCTURE ONLY

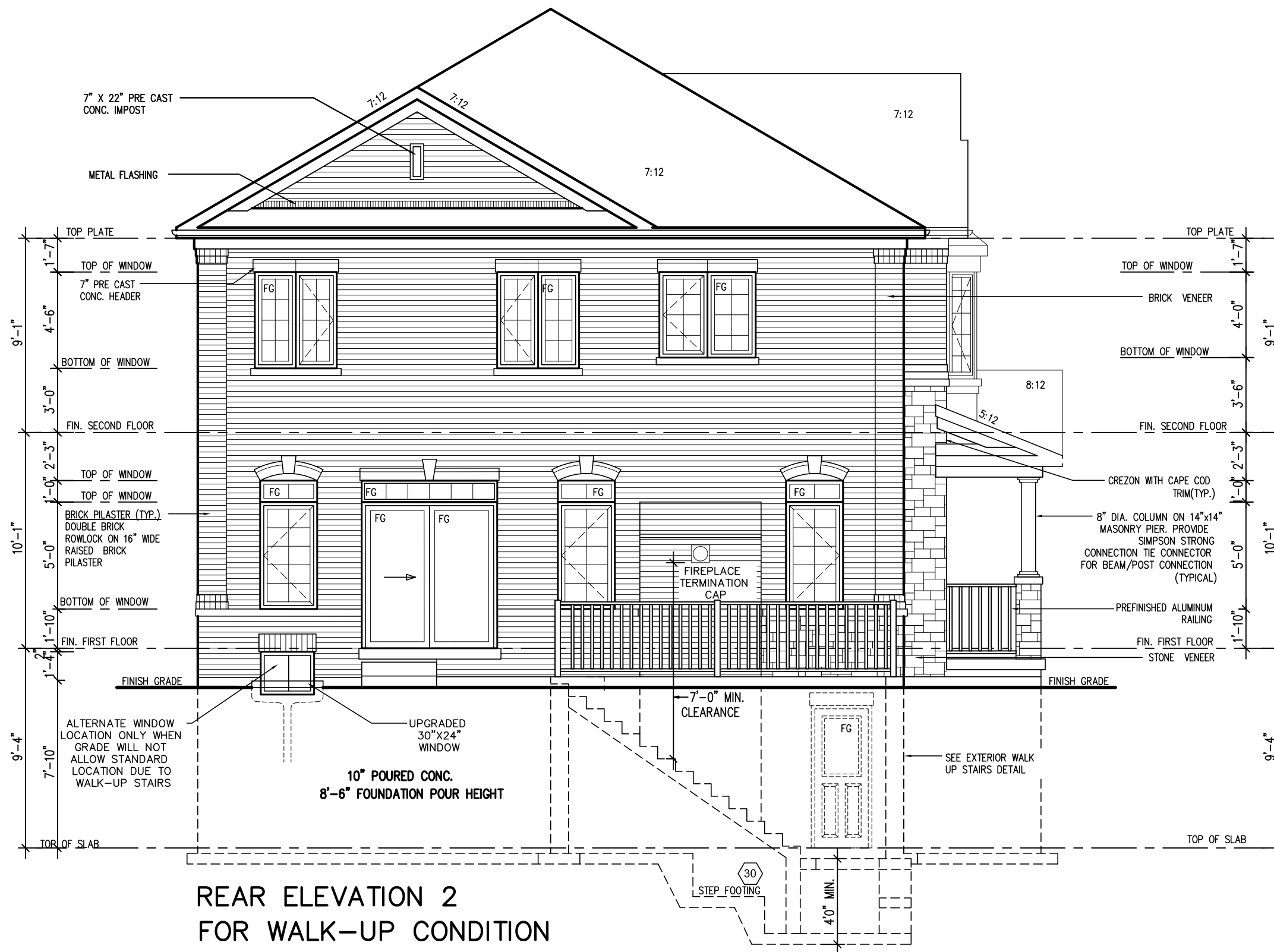
[illegible]

**PARTIAL FIRST FLOOR PLAN
FOR WALK-UP CONDITION
LOT 65 ONLY**

The plan shows a partial first floor with the following features and dimensions:

- Overall Dimensions:** 59'-10" [18.24 M] by 33'-0" [10.06 M].
- Rooms:**
 - BREAKFAST:** 13'-8" x 10'-2".
 - FAMILY ROOM:** 17'-2" x 14'-6".
- Structural Details:**
 - 11 7/8" ENG. JOIST AS PER MFG.
 - 12'0" F.A. (Finish Area)
 - LVL7 DRPD. (Dropped Joist)
 - COFFERED CEILING
 - P.L.A. (Partial Load Area)
 - WL1 (Wall 1)
 - WL3 LOW (Wall 3 Low)
 - WL5 (Wall 5)
 - WL14R (Wall 14R)
- Other Features:**
 - ISLAND FLUSH BREAK
 - DIRECT VENT GAS FIREPLACE
 - SLIDING GLASS DOOR
 - DN 3R (Down 3R)
 - DN 14R (Down 14R)
 - PREFINISHED ALUMINUM RAILING

5.		<p>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.</p> <p>QUALIFICATION INFORMATION</p> <p>Required unless design is exempt under Division C, Subsection 3.2.5 of the building code</p> <p>VIKAS GAJJAR  28770</p> <p>NAME SIGNATURE BCIN</p>	<p>REGION DESIGN INC.</p> <p>8700 DUFFERIN ST.</p> <p>CONCORD, ONTARIO</p> <p>L4K 4S6</p> <p>P (416) 736-4096</p> <p>F (905) 660-0746</p> <p>REGION DESIGN INC.</p>	<p>SHEET TITLE</p> <p>WALK-UP PLANS</p>		<p>CONTRACTOR SHALL CHECK ALL DIMENSIONS AND ELEVATIONS BEFORE COMMENCING WITH WORK AND REPORT ANY DISCREPANCIES TO THE DESIGNER. PRINTS ARE NOT TO BE SCALED.</p>		 <p>PROJECT NAME</p> <p>TRINIGROUP</p>
4.						SCALE	BY	
3.				3/16"=1'-0"	MB	3,212	11A	
2.				DATE	TYPE	PROJECT		
1.	BASED ON ROSEWOOD 12 FROM RUSSELL GARDENS II			DEC. 2022		03-03-22		
REVISIONS								



REAR ELEVATION 2
FOR WALK-UP CONDITION
LOT 65 ONLY

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 Richmond Hill.

CAROL 12
COMPLIANCE PACKAGE "A1"

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