





ELEVATION 'A'

ELEVATION B

ELEVATION 'C'&'D'

25-1748 (3102)

SB-12 ENERGY EFFICIENCY DESIGN MATRIX COMPLIANCE METHOD SPACE HEATING FUEL PERFORMANCE ☐ ELECTRIC ☐ PROPANE (BETTER THAN CODE) □ SOLID FUEL □ EARTH

	LAITH L 30LID FOLL
BUILDING COMPONENT	PROPOSED
INSULATION RSI (R) VALUE	
CEILING W/ ATTIC SPACE	R60
CEILING W/O ATTIC SPACE	R40
EXPOSED FLOOR	R31
WALLS ABOVE GRADE	R22+5
BASEMENT WALLS	R20
BELOW GRADE SLAB ENTIRE SURFACE > 600mm BELOW GRADE	N/A
SLAB (EDGE ONLY< 600mm BELOW GRADE)	R10
HEATED SLAB ≤ 600mm BELOW GRADE	N/A
CONC. SLAB ≤ 600mm BELOW GRADE	N/A
WINDOWS & DOORS	
WINDOWS/SLIDING GLASS DOORS (MAX U-VALUE or MIN. ER)	1.6U OR 25 ER
SKYLIGHTS (MAX. U-VALUE)	1.8U
APPLIANCE EFFICIENCY	
SPACE HEATING EQUIP. (AFUE%)	96%
HRV EFFICIENCY (%)	75%
DHW HEATER (EF)	0.8 + 47% DWHR

AREA CALCULATIONS	EL. 'A'	EL. 'B'	EL. 'C'&'D'			
	STD, PLAN	STD. PLAN	STD. PLAN			
GROUND FLOOR AREA	786 sq. ft.	787 sq. ft.	790 sq. ft.			
SECOND FLOOR AREA	978 sq. ft.	977 sq. ft.	980 sq. ft.			
SUBTOTAL	1764 sq. ft.	1764 sq. ft.	1770 sq. ft.			
DEDUCT ALL OPEN AREAS	16 sq. ft.	16 sq. ft.	16 sq. ft.			
TOTAL NET AREA	1748 sq. ft.	1748 sq. ft.	1754 sq. ft.			
	(162.39 sq. m.)	(162.39 sq. m.)	(162.95 sq. m.)			
OPT. FIN. BASEMENT AREA	526 sq. ft.	526 sq. ft.	526 sq. ft.			
COVERAGE	1055 sq. ft.	1056 sq. ft.	1059 sq. ft.			
W/OUT PORCH	(98.01 sq. m.)	(98.11 sq. m.)	(98.38 sq. m.)			
COVERAGE	1118 sq. ft.	1128 sq. ft.	1148 sq. ft.			
W/ PORCH	(103.87 sq. m.)	(104.79 sq. m.)	(106.65 sq. m.)			
WINDOW / WALL AREA	EL. 'A'	EL. 'B'	EL, 'C'&'D'	EL. 'A'	EL. 'B'	EL, 'C'&'D'
CALCULATIONS	STD. PLAN	STD. PLAN	STD. PLAN	L.O.D. PLAN	L.O.D. PLAN	L.O.D. PLAN
GROSS WALL AREA	2637 sq. ft.	2636 sq. ft.	2636 sq. ft.	2758 sq. ft.	2757 sq. ft.	2757 sq. ft.
	(244.99 sq. m.)	(244.89 sq. m.)	(244.89 sq. m.)	(256.23 sq. m.)	(256.13 sq. m.)	(256.13 sq. m.)
GROSS WINDOW AREA	284 sq. ft.	274 sq. ft.	278 sq. ft.	286 sq. ft.	276 sq. ft.	279 sq. ft.
(INCL. GLASS DOORS & SKYLIGHTS)	(26.38 sq. m.)	(25.46 sq. m.)	(25.83 sq. m.)	(26.57 sq. m.)	(25.64 sq. m.)	(25.92 sq. m.)
TOTAL WINDOW %	10.77 %	10.39 %	10.55 %	10.37 %	10.01 %	10.12 %

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- 2 BASEMENT PLAN, EL. 'A'
- 2a OPT. FINISHED BASEMENT PLAN, EL. 'A'
- 3 GROUND FLOOR PLAN, EL. 'A'
- 4 SECOND FLOOR PLAN, EL. 'A'
- 5 PART. STD. & OPT. FIN. BASEMENT PLANS, EL. 'B'
- 6 PART. GROUND & SECOND FLOOR PLAN, EL. 'B'
- 7 PART. STD. & OPT. FIN. BASEMENT PLANS, EL. 'C'
- 8 PART. GROUND & SECOND FLOOR PLAN, EL. 'C'
- 9 GROUND FLOOR PLAN, EL. 'D'
- 10 SECOND FLOOR PLAN, EL. 'D'
- 11 FRONT ELEVATION 'A'
- 12 LEFT SIDE ELEVATION 'A'
- 13 RIGHT SIDE ELEVATION 'A'
- 14 REAR ELEVATION 'A', 'B', 'C' & 'D'
- 15 FRONT ELEVATION 'B'
- 16 LEFT SIDE ELEVATION 'B'
- 17 RIGHT SIDE ELEVATION 'B'
- 18 FRONT ELEVATION 'C' & 'D'
- 19 LEFT SIDE ELEVATION 'C' 20 - RIGHT SIDE ELEVATION 'C'
- 21 LEFT SIDE ELEVATION 'D'
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- 23 CROSS SECTION 'A-A'
- 24 CONSTRUCTION NOTES 1
- 25 CONSTRUCTION NOTES 2
- D1 WALL SECTION 1
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- E1 ELECTRICAL PLANS
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- W1 PART. PLANS & ELEVATIONS L.O.D. CONDITION

HEATHWOOD
HOME AT LAST

21274

14	-	-
13. ADDED OPTIONAL FINISHED BASEMENT	2019/10/03	WD
12.ISSUED FOR PERMIT	2019/06/05	WD
11. REVISED AS PER CLIENT'S COMMENTS	2019/03/19	DM
10.CO-ORD. W/ STRUCTURAL ENG. COMMENTS	2019/02/05	WD
9. REVISED AS PER CLIENT COMMENTS (ROOF PITCH REDUCTION)	2019/01/14	WD
8. CO-ORD. W/ TRUSS LAYOUTS	2018/12/18	AW
7. REVISED AS PER CLIENT COMMENTS (BASEMENT WINDOWS)	2018/12/11	WD
6. ADDED EL.'D' PLANS & ELEVATIONS	2018/12/05	WD
5. REVISED AS PER CLIENT COMMENTS (2x10 FLOOR/STRUCTURE & MARKUPS)	2018/11/21	WD
4. REVISED AS PER CLIENT COMMENTS	2018/11/02	DM
3. ADDED EL.'C' PLANS & ELEVATIONS	2018/10/29	WD
2. REVISED AS PER CLIENT COMMENTS	2018/09/26	WD
1. ISSUED FOR CLIENT REVIEW	2018/08/24	JT
REVISIONS	DATE (YYYY/MM/DD)	BY

TITLE PAGE

ELEVATION A = 977.90 sq. ft (90.85 sq. m) ELEVATION B = 977.15 sq. ft (90.78 sq. m) ELEVATION C/D = 979.95 sq. ft (91.04 sq. m)

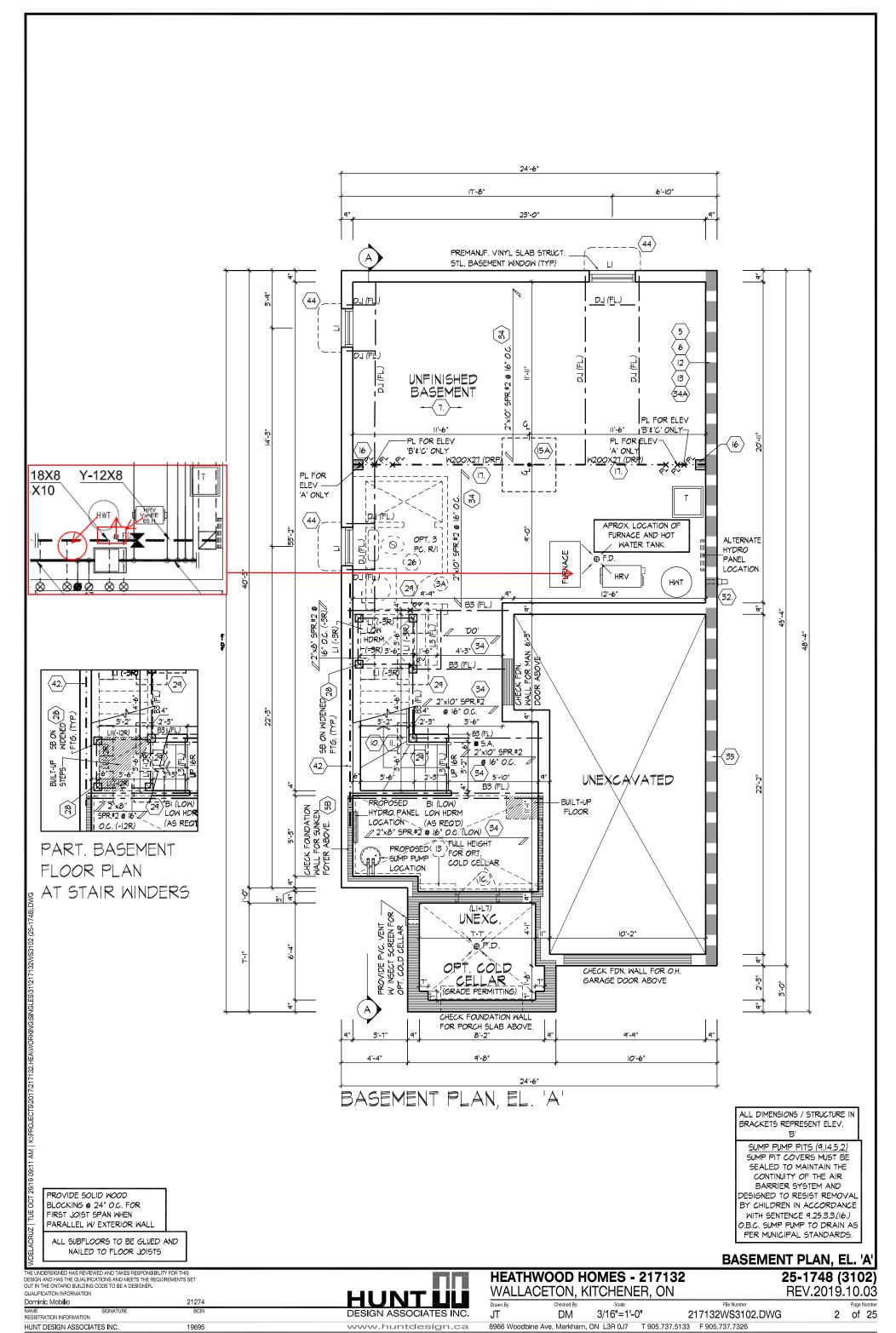
HABITABLE AREA

Dominic Mobilio

HEATHWOOD HOMES - 217132 WALLACETON, KITCHENER, ON

25-1748 (3102) REV 2019 10.03

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24'-6"

6'-10"

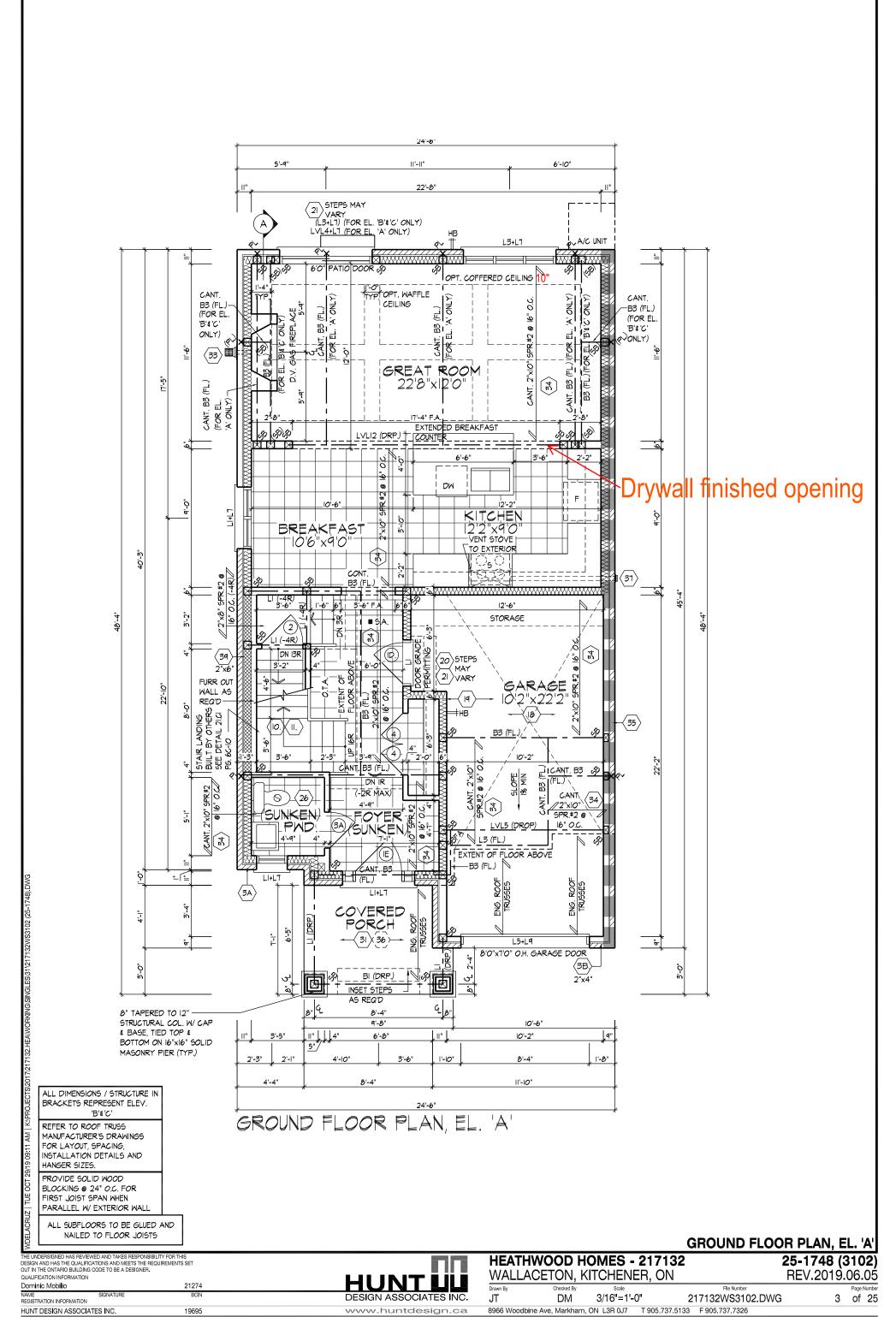
17'-8"

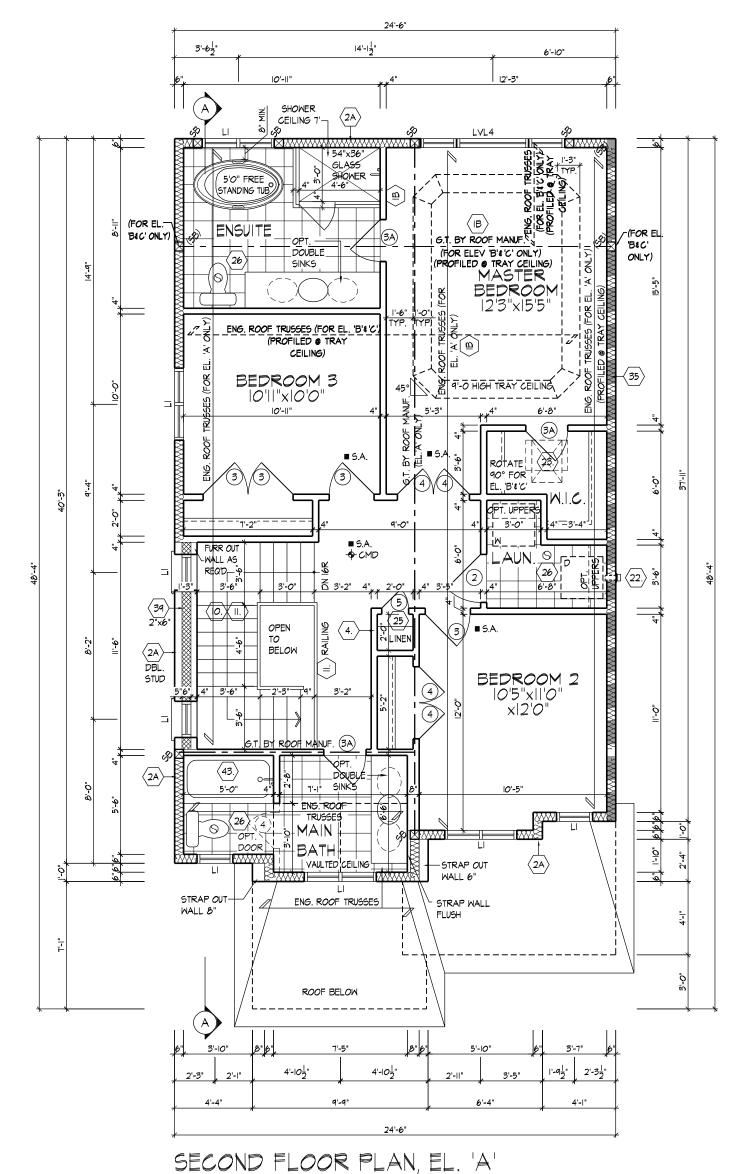
OPT. FINISHED BASEMENT PLAN, EL. 'A' **HEATHWOOD HOMES - 217132** WALLACETON, KITCHENER, ON

25-1748 (3102) REV.2019.10.03

2a of 25

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 21274 Dominic Mobilio Drawn By File Number JT DM 3/16"=1'-0" 217132WS3102.DWG HUNT DESIGN ASSOCIATES INC. 19695 www.huntdesign.ca 8966 Woodbine Ave, Markham, ON L3R 0J7 T 905.737.5133 F 905.737.7326





ALL DIMENSIONS / STRUCTURE IN BRACKETS REPRESENT ELEV.

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

Dominic Mobilio

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SECOND FLOOR PLAN, EL. 'A'

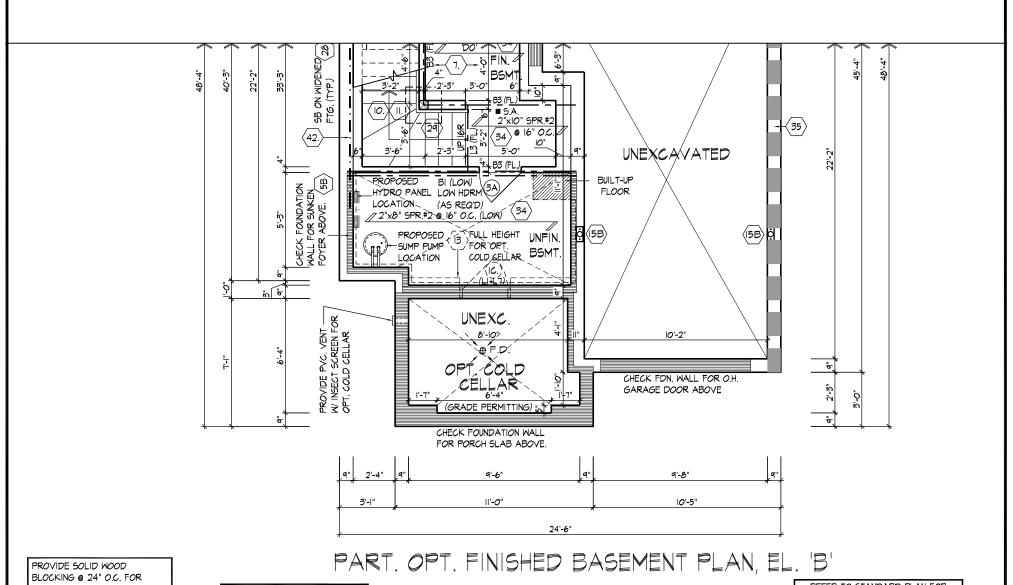
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HEATHWOOD HOMES - 217132 WALLACETON, KITCHENER, ON Drawn By

25-1748 (3102) REV.2019.06.05

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

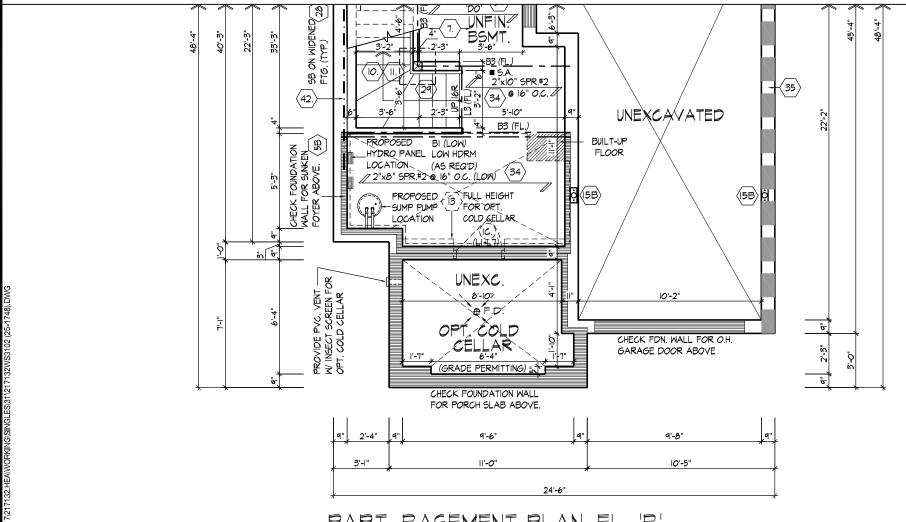
REFER TO ROOF TRUSS MANUFACTURER'S DRAWINGS FOR LAYOUT, SPACING, INSTALLATION DETAILS AND HANGER SIZES

ALL SUBFLOORS TO BE GLUED AND NAILED TO FLOOR JOISTS

SUMP PUMP PITS (9.14.5.2) SUMP PIT COVERS MUST BE SEALED TO MAINTAIN THE CONTINUITY OF THE AIR BARRIER SYSTEM AND DESIGNED TO RESIST REMOVAL BY CHILDREN IN ACCORDANCE WITH SENTENCE 9.25.3.3.(16.) O.B.C. SUMP PUMP TO DRAIN AS

PER MUNICIPAL STANDARDS.

REFER TO STANDARD PLAN FOR COMPLETE CONSTRUCTION NOTES & DIMENSIONS



PART. BASEMENT PLAN, EL. 'B'

REFER TO STANDARD PLAN FOR COMPLETE CONSTRUCTION NOTES & DIMENSIONS

File Numbe

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

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

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Dominic Mobilio 21274 DESIGN ASSOCIATES INC.

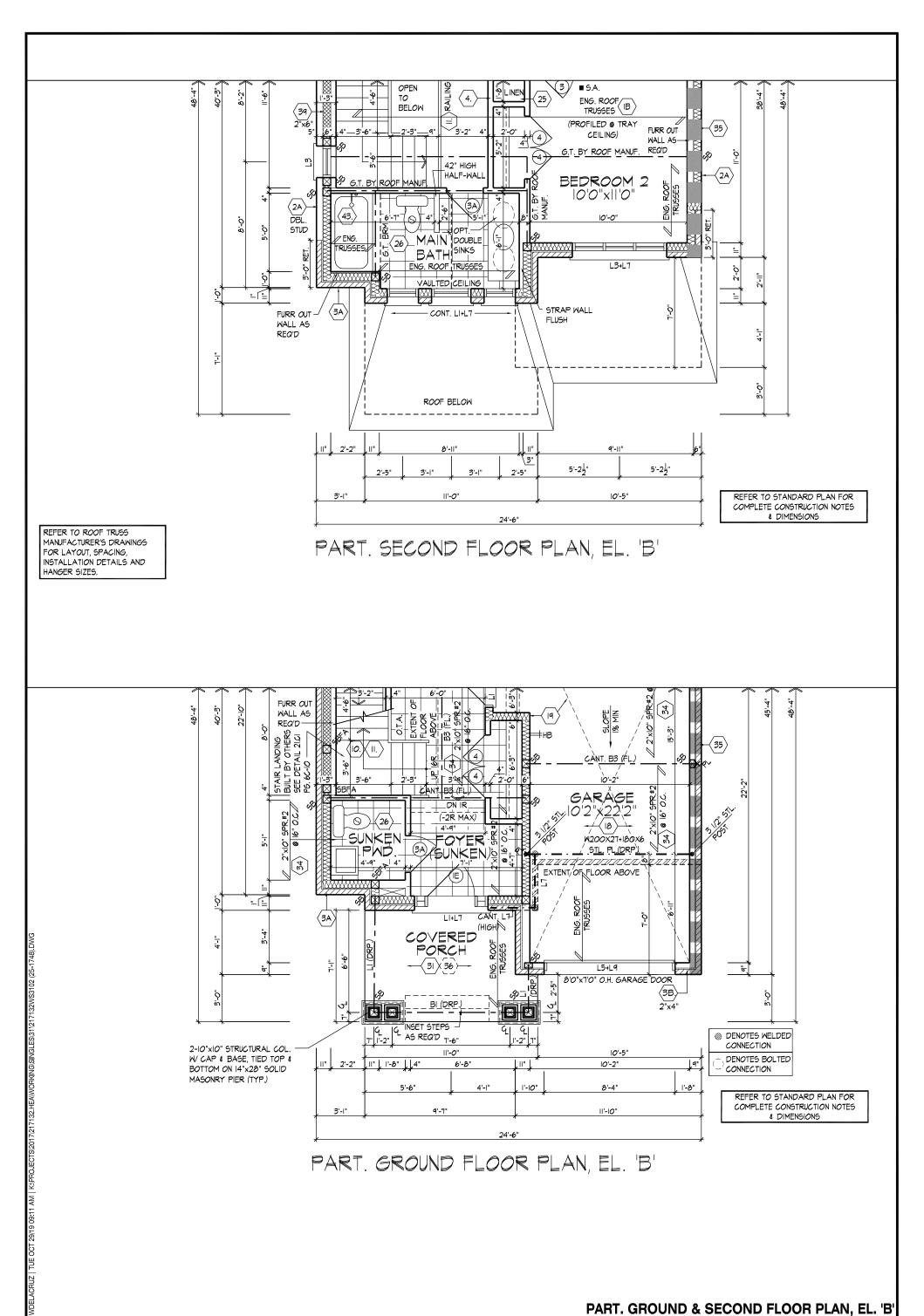
PART. STD. & OPT. FIN. BASEMENT PLANS, EL. 'B' **HEATHWOOD HOMES - 217132** WALLACETON, KITCHENER, ON

25-1748 (3102) REV.2019.10.03

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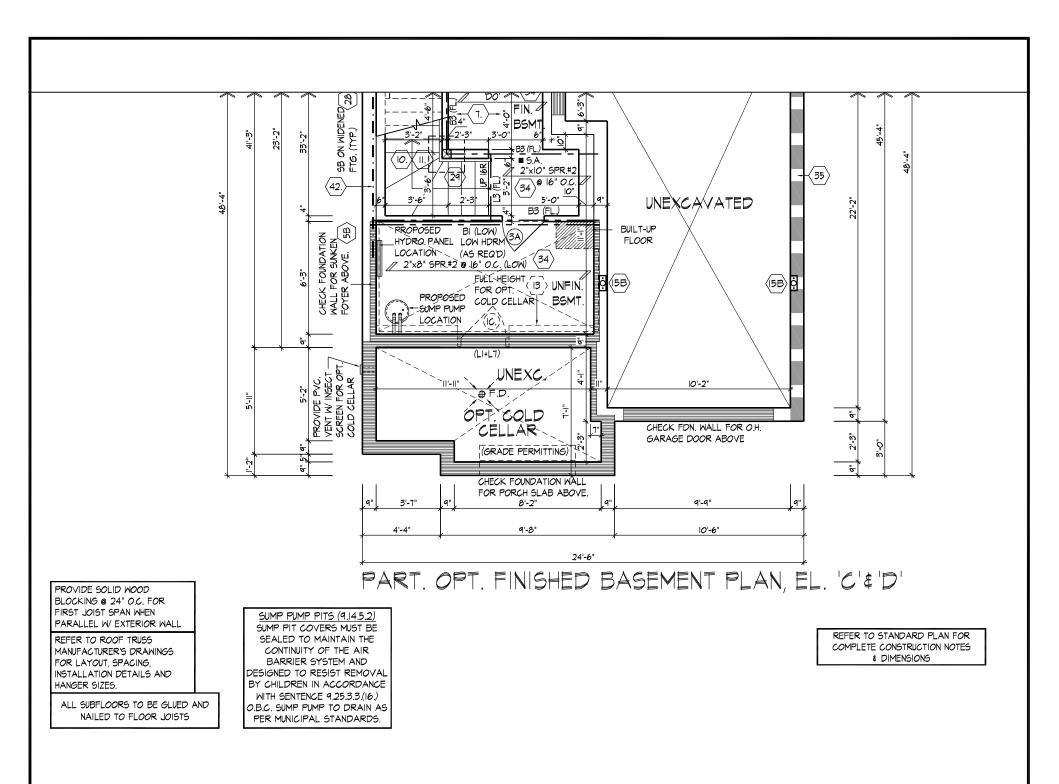
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HEATHWOOD HOMES - 217132

WALLACETON, KITCHENER, ON

25-1748 (3102) REV.2019.10.03

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ON WIDENED UNFIN! £-'14 <u>+</u>B3 (FL.) 48'-4" 98 0 170 5.A ■ S.A. 2"xIO" SPR.#2 34 @ 16" O.C. 4 \langle 35angle**42.** UNEXCAVATED B3 (FL.) (Sg) BUILT-UP PROPOSED K FOUNDATION FOR SUNKEN FLOOR HYDRO PANEL LOW HORM LOCATION (AS REQ'D) (34) // 2"x8" SPR.#2 @ 16" O.C. (LOW) FULL HEIGHT (3) (5B) (5B) CAECK WALL F PROPOSED COLD CELLAR SUMP PUMP LOCATION (IC.) (LI+L7) PROVIDE PVC. VENT W/ INSECT — SCREEN FOR OPT, COLD CELLAR UNEXO **⊕** F.D. <u>-</u>-ÓPT COLD CHECK FDN. WALL FOR O.H. CELLAR GARAGE DOOR ABOVE 3-0 (GRADE PERMITTING) CHECK FOUNDATION WALL FOR PORCH SLAB ABOVE. 9'-8" 10'-6" PART. BASEMENT PLAN, EL. 'C'&'D'

REFER TO STANDARD PLAN FOR COMPLETE CONSTRUCTION NOTES & DIMENSIONS

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

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

Dominic Mobilio

ALL SUBFLOORS TO BE GLUED AND NAILED TO FLOOR JOISTS

SUMP PUMP PITS (4.14.5.2)
SUMP PIT COVERS MUST BE
SEALED TO MAINTAIN THE
CONTINUITY OF THE AIR
BARRIER SYSTEM AND
DESIGNED TO RESIST REMOVAL
BY CHILDREN IN ACCORDANCE
WITH SENTENCE 4.25.3.3.(16.)
O.B.C. SUMP PUMP TO DRAIN AS
PER MUNICIPAL STANDARDS.

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OUAL IFICATION INFORMATION.

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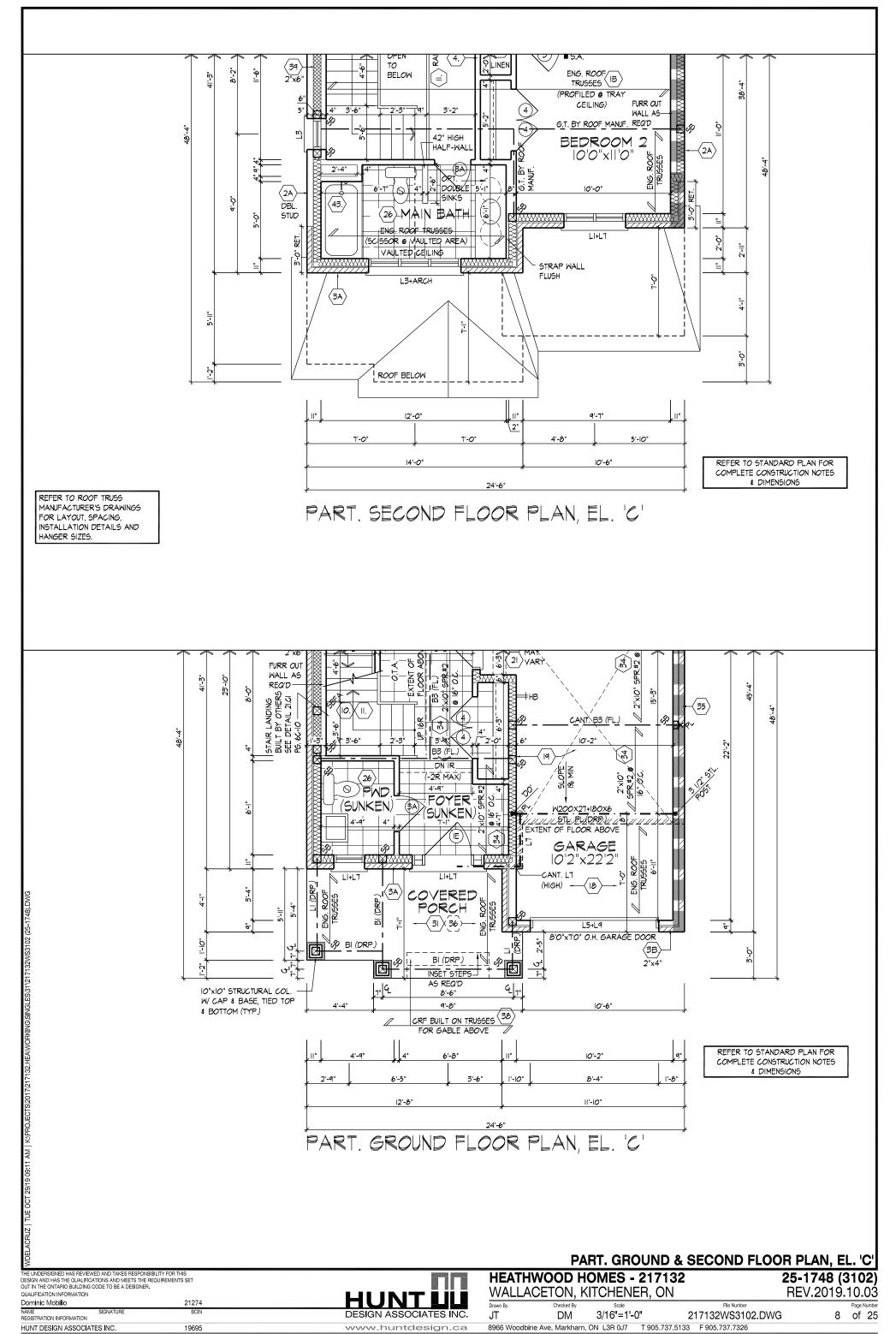
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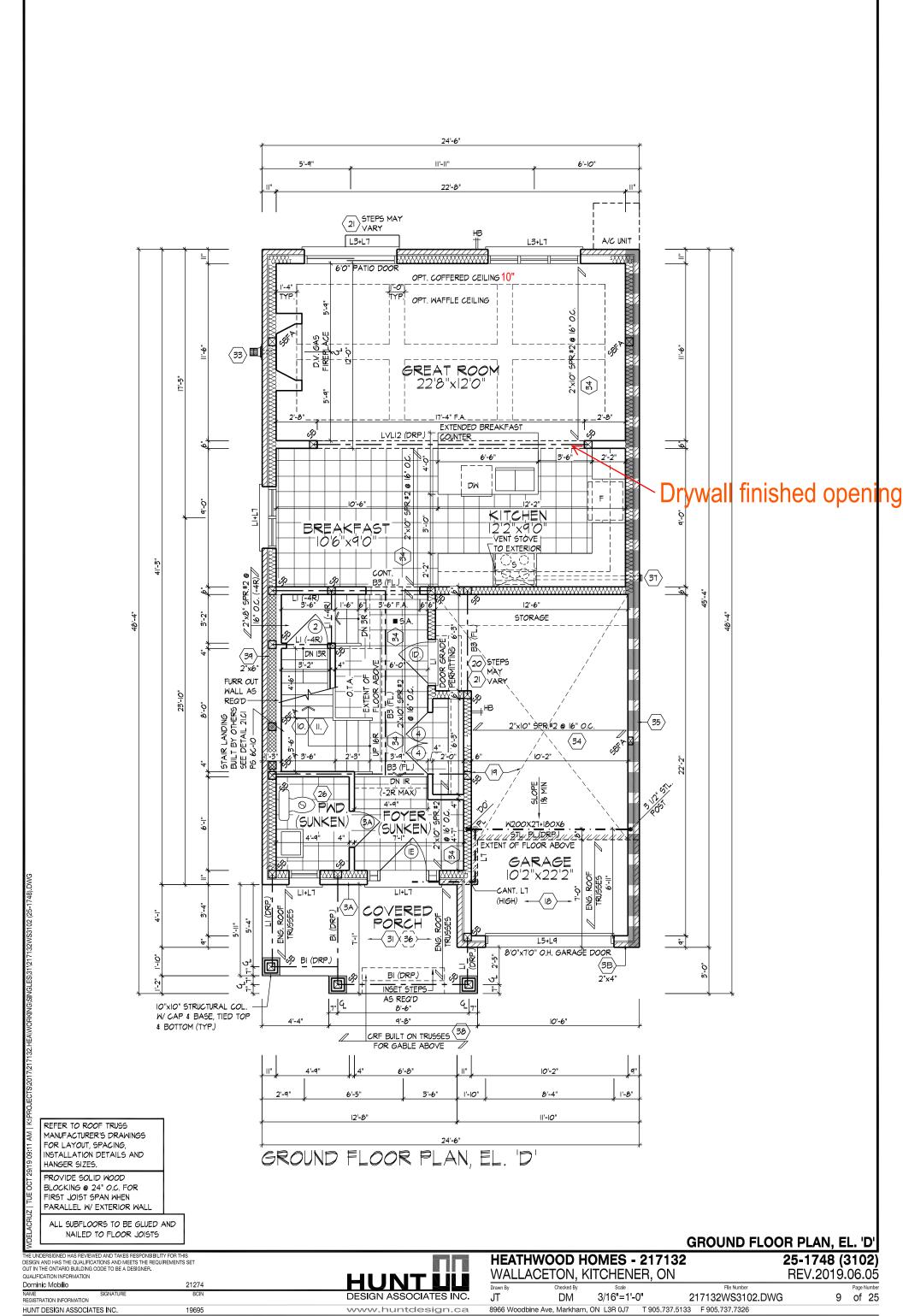
PART. STD. & OPT. FIN. BASEMENT PLANS, EL. 'C'

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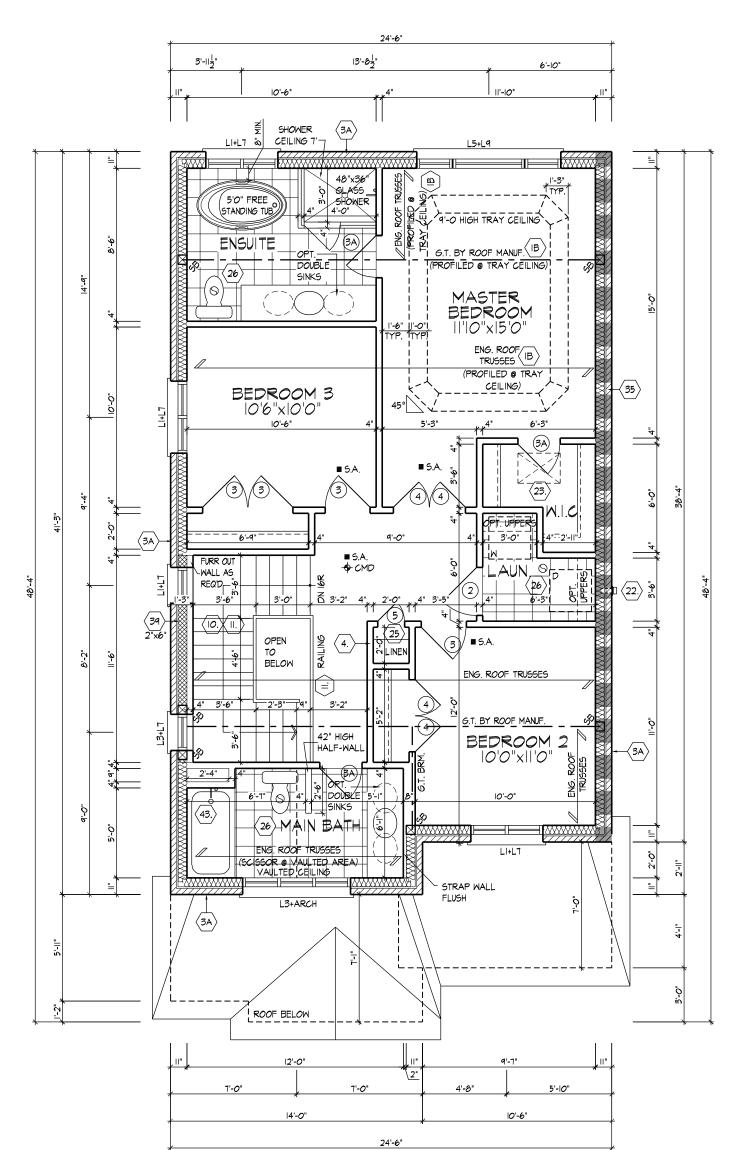
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SECOND FLOOR PLAN, EL. 'D'

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SECOND FLOOR PLAN, EL. 'D'

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

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QUALIFICATION INFORMATION

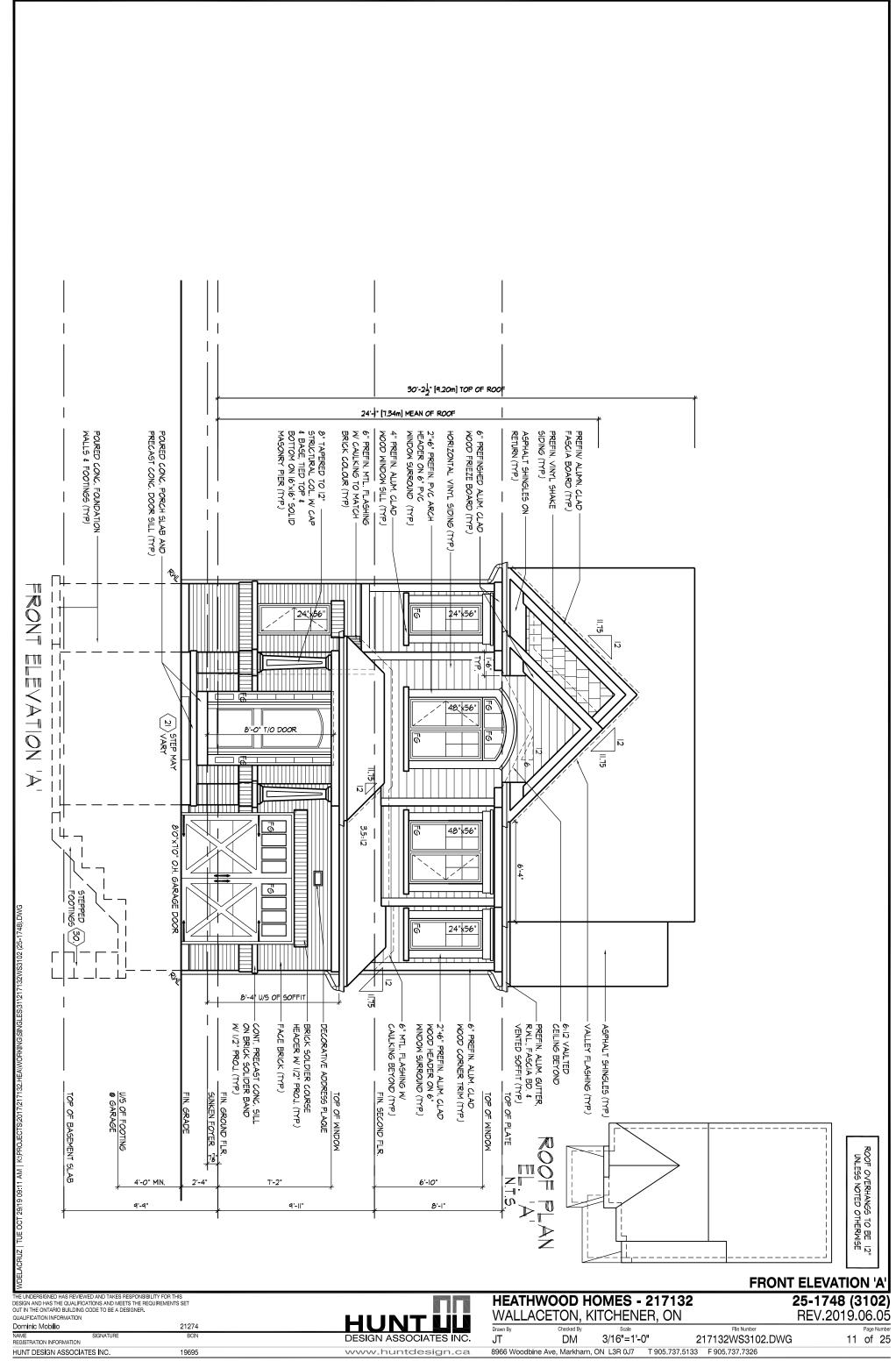
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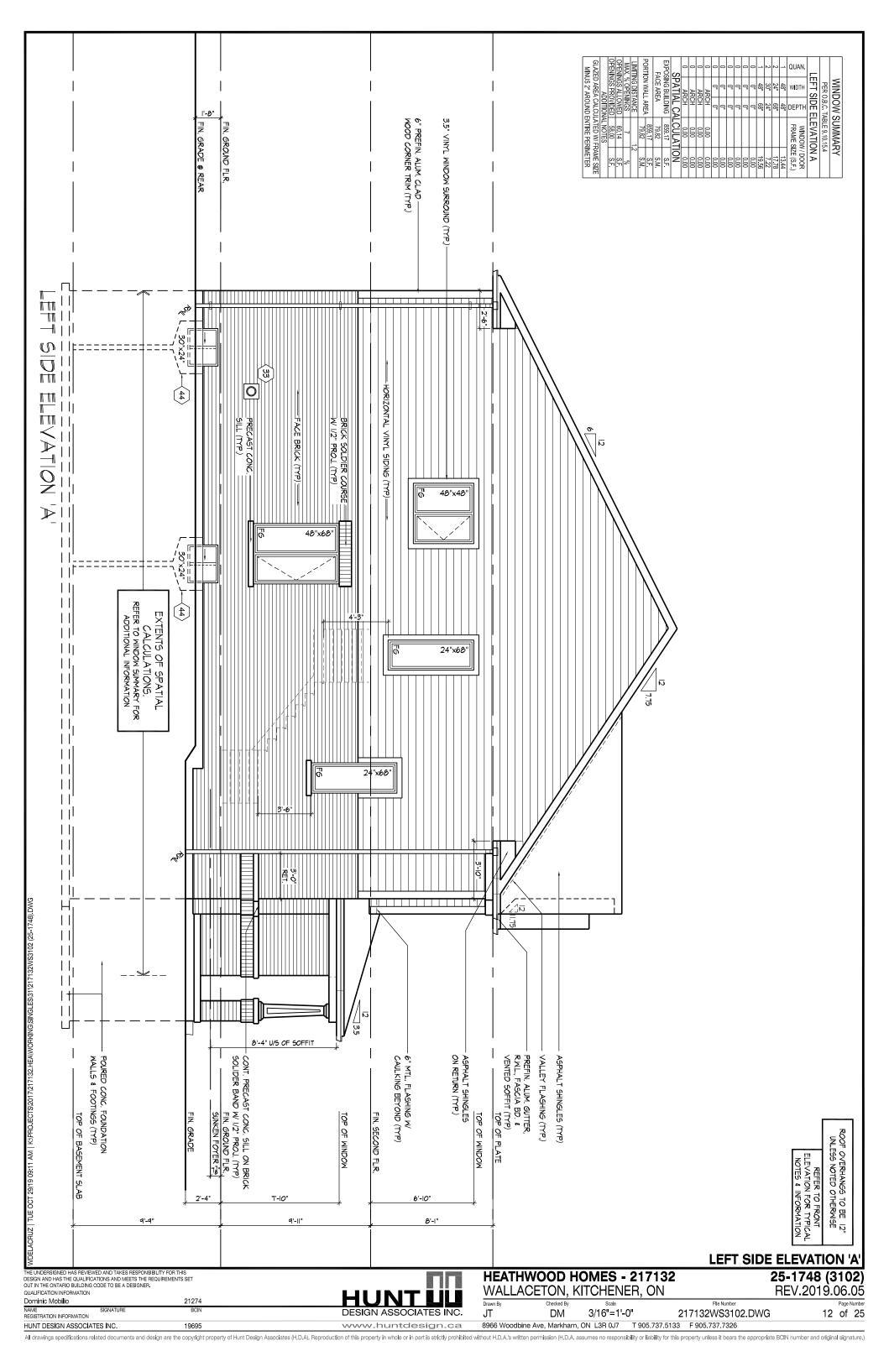
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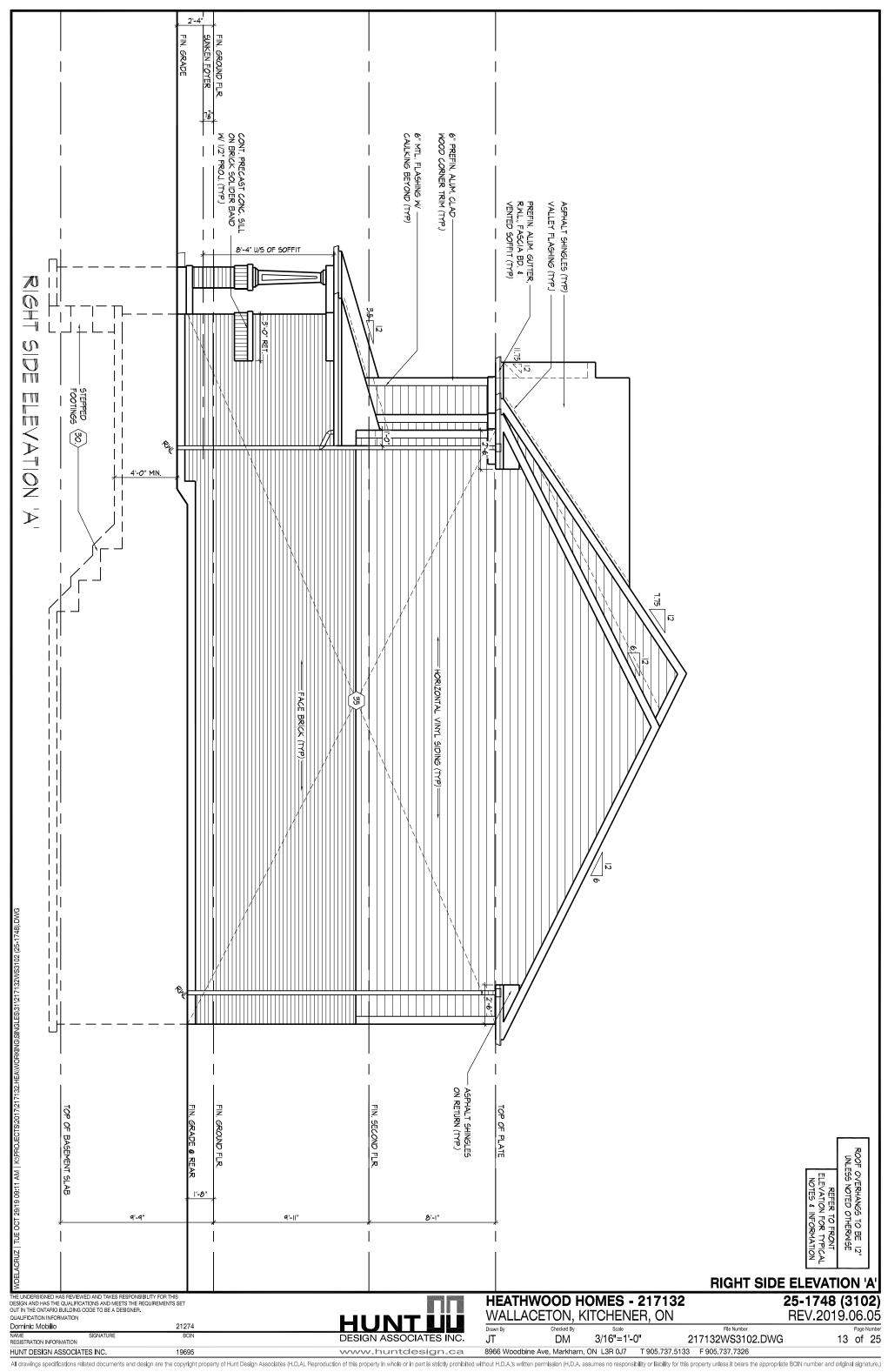
HANGER SIZES

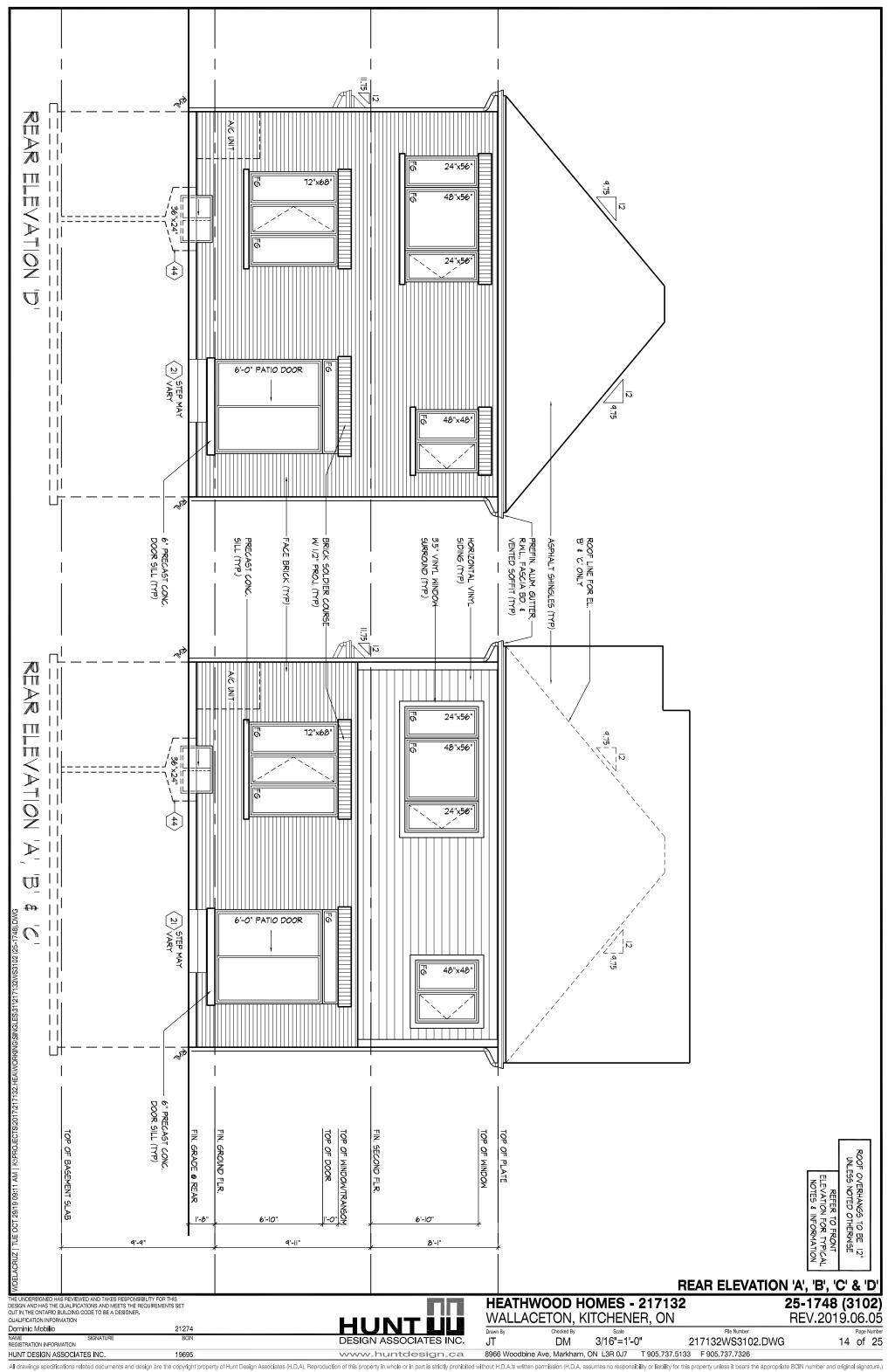
Dominic Mobilio

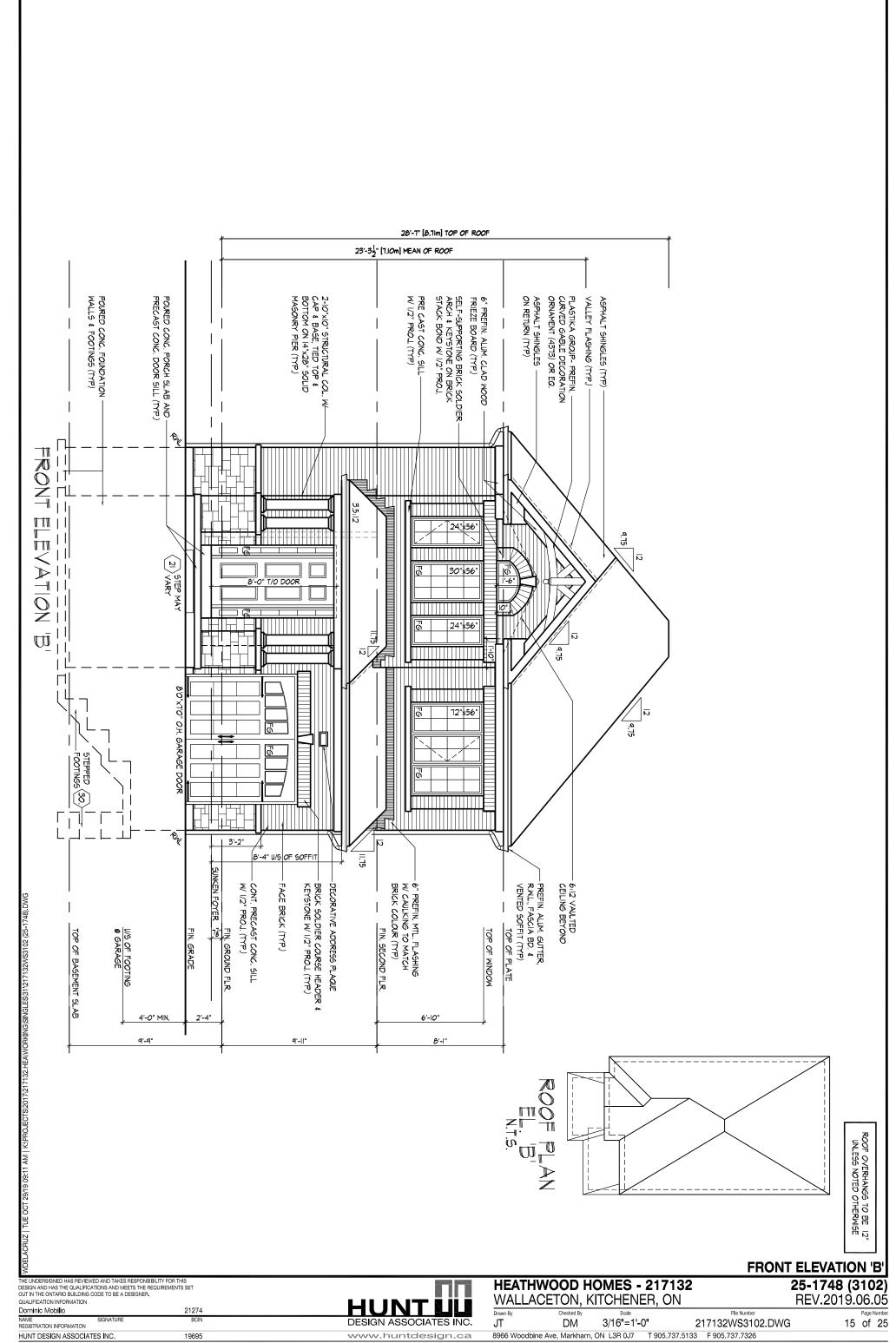
HEATHWOOD HOMES - 217132

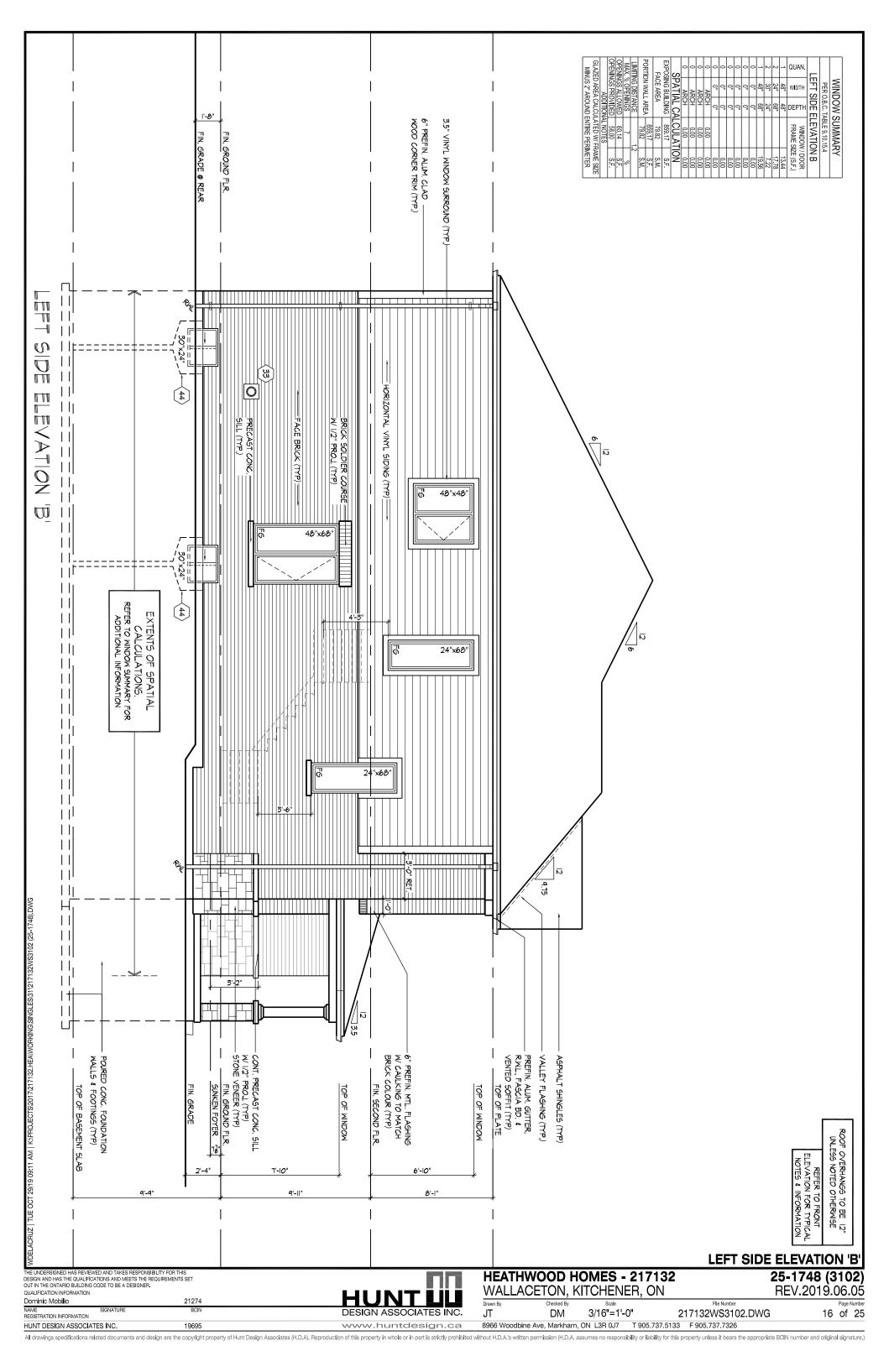


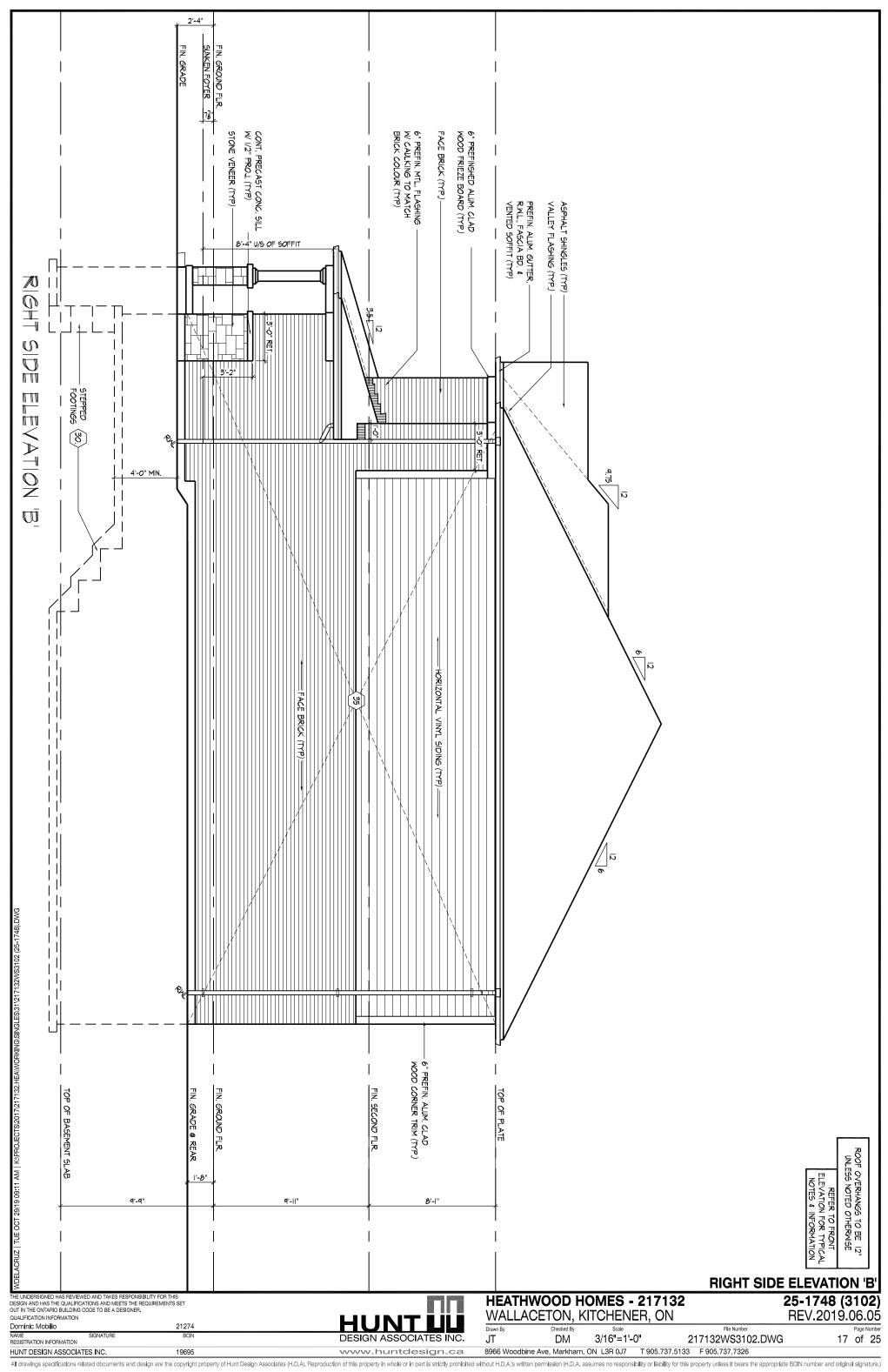


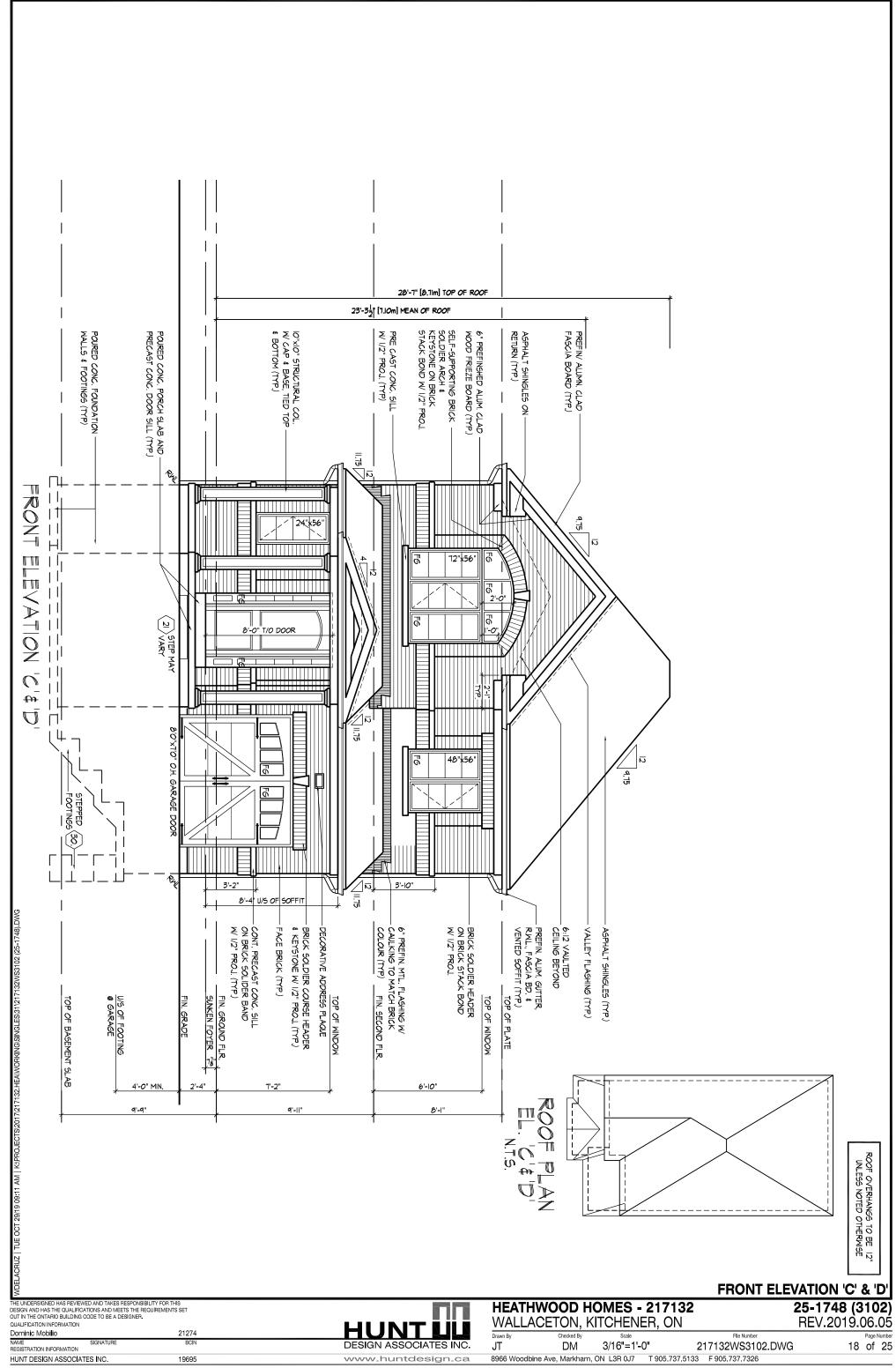


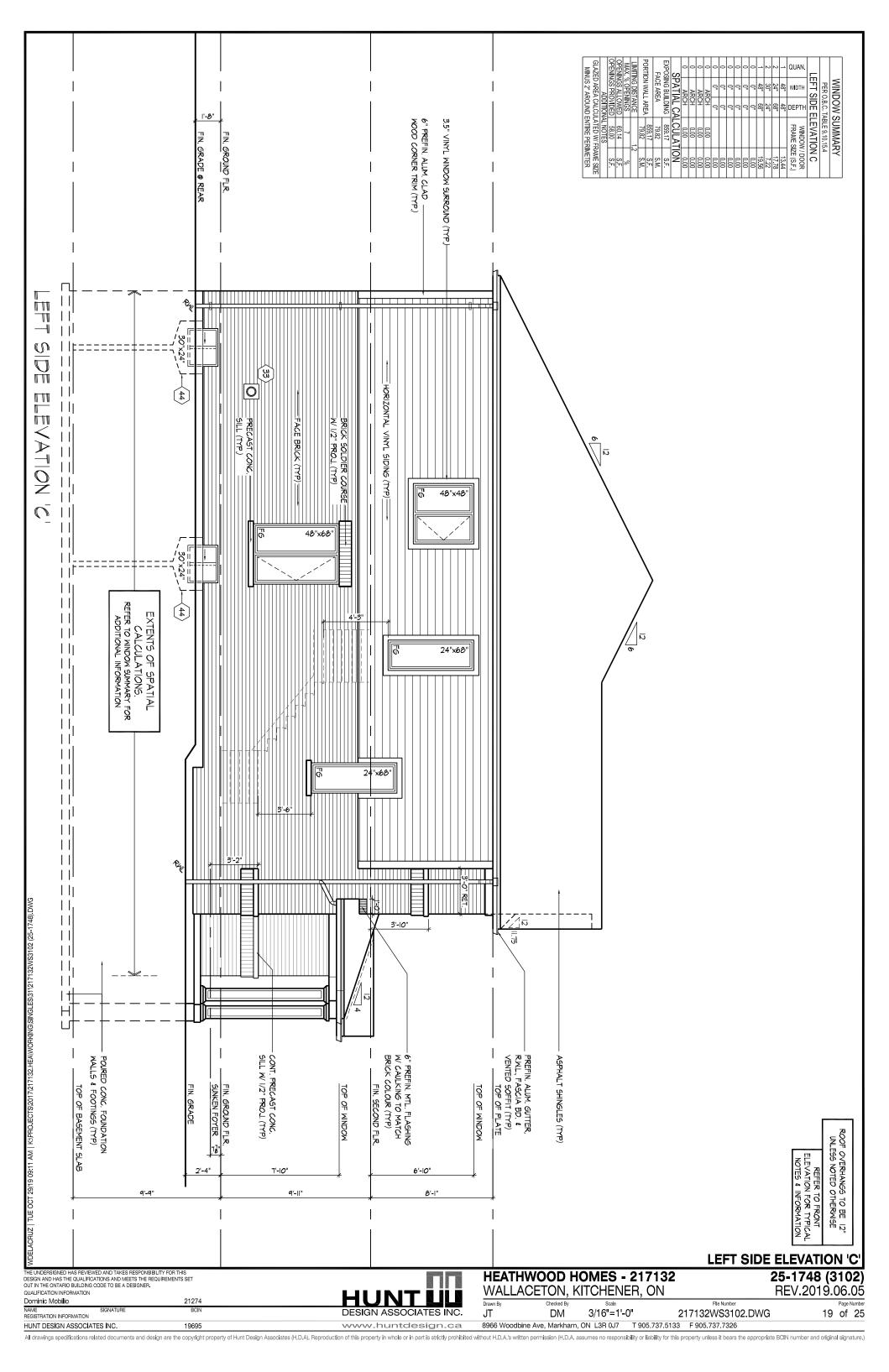


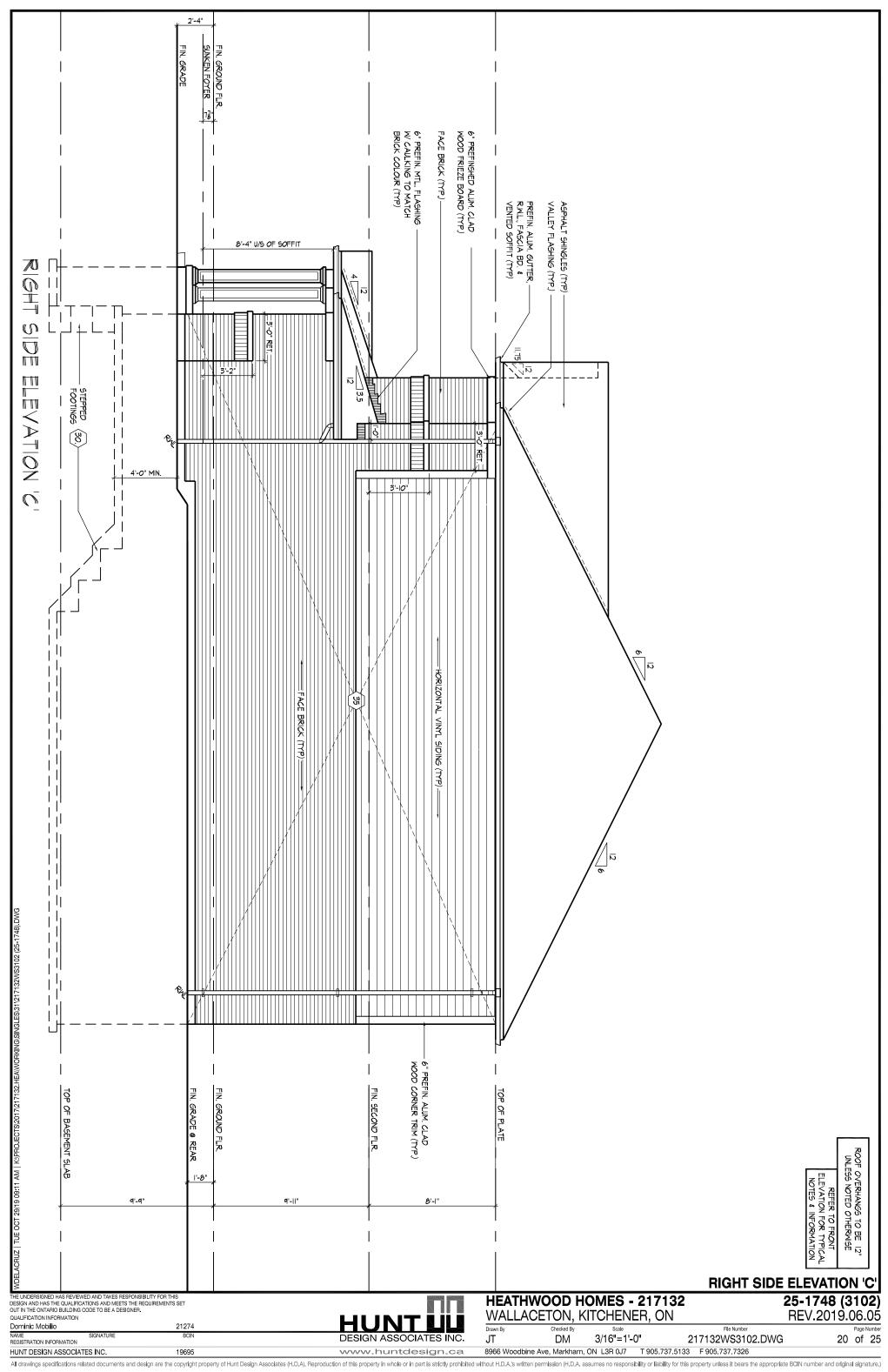


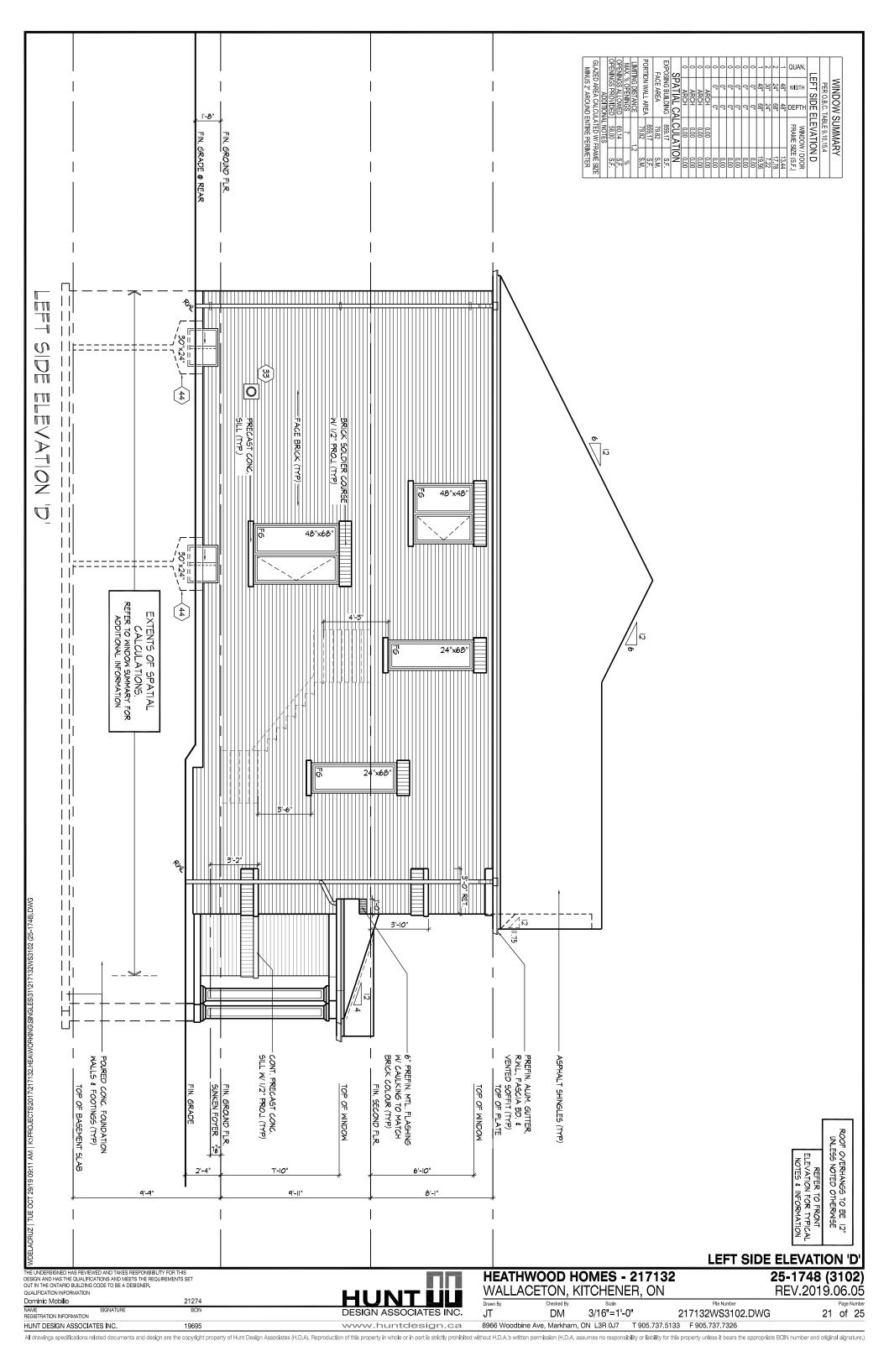


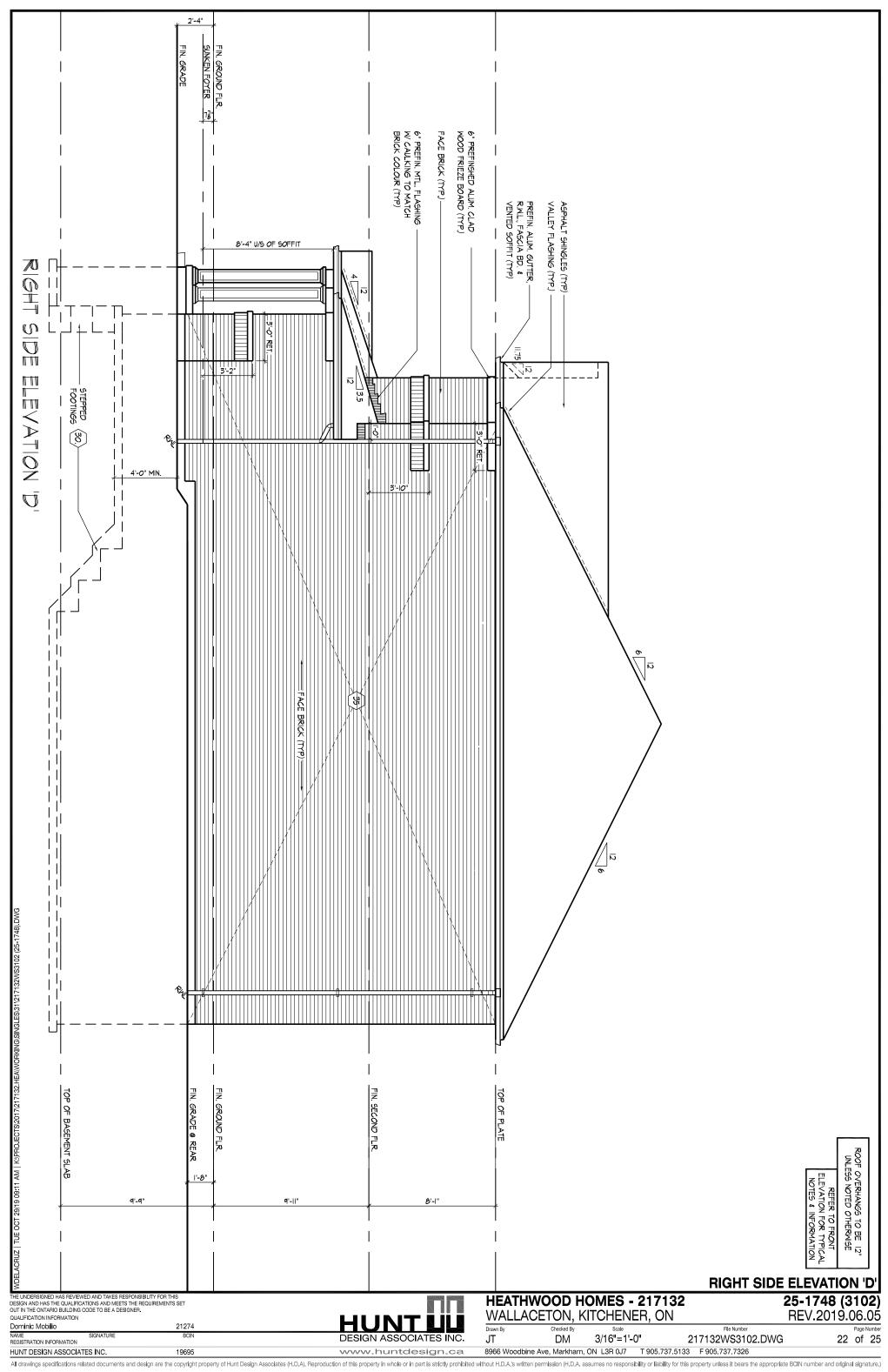


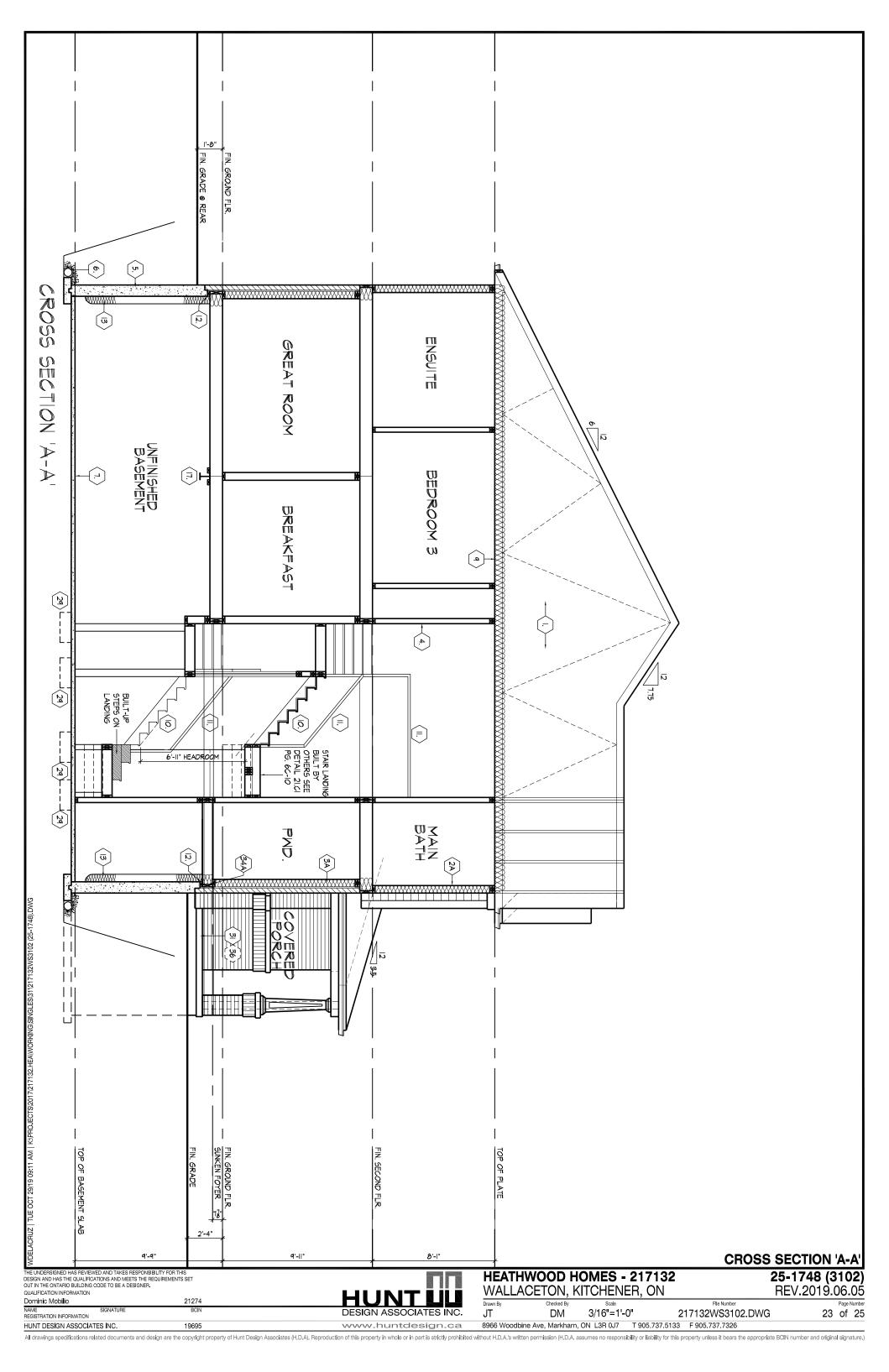












ICE AND WATER SHIELD

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).

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.

SIDING WALL CONSTRUCTION (2"x6")

SIDING MATERIAL AS PER ELEVATION ATTACHED TO FRAMING MEMBERS SIDING MATERIAL AS PER ELEVATION AT ITACHED TO PRAMINING MEMBERS, FURRING MEMBERS OR BLOCKING BETWEEN THE FRAMING MEMBERS ON APPROVED SHEATHING PAPER ON STUDS CONFORMING TO 0.B.C (9.23.10.1.) & SECTION 1.1., WITH APPROVED CROSS BRACING, 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.)

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 STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., WITH APPROVED CROSS BRACING, 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.)

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 7/16* (11.1) OSB EXTERIOR TYPE SHEATHING ON STUDS CONFORMING TO 0.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 (1.1)) (PEEER TO 28 NOTE AS PEO.) (9.23.16.3.(1.)) (REFER TO 35 NOTE AS REQ.)

BRICK VENEER WALL CONSTRUCTION (2"x6")

3 1/2" (90) BRICK VENEER 1" (25) AIR SPACE, 7/8"x7"x0.03" (22x180x0.76) 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, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., WITH APPROVED CROSS BRACING, INSULATION AND O.B.C. (9.23, 10.1), a SECTION 1.1, WHITH AFFROVED 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)

BRICK VENEER WALL CONSTRUCTION (2"x6") W/ CONTIN. INSULATION 3 1/2" (90) BRICK VENEER 1" (25) AIR SPACE, 7/8"x7"x0.03" (22x180x0.76) 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, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., WITH APPROVED CROSS BRACING, 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) OVER RIGID INSULATION (9.20.13.6.) (REFER TO 35 NOTE AS REQUIRED)

BRICK VENEER WALL @ GARAGE CONSTRUCTION

3 1/2" (90) BRICK VENEER, MIN. 1" (25) AIR SPACE, 7/8"x7"x0.03" (22x180x0.76) 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, 7/16" (11.1) OSB 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.)

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.

EXT. LOFT WALL CONSTRUCTION (2"x6") - NO CLADDING

STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1.. WITH APPROVED CROSS BRACING, INSULATION AND 6 mil POLYETHYLENE VAPOUR BARRIER WITH APPROVED CONT. AIR BARRIER. 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (9.23.)

EXT. LOFT WALL CONSTRUCTION (2"x6") NO CLADDING W/ CONTINUOUS INSULATION

APPROVED AIRWATER BARRIER AS PER O.B.C. 9.27.3. ON EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALLY FASTENED AS PER MANUFACTURER'S SPECIFICATIONS, STUDS CONFORMING TO O.B.C (9.23.10.1.) & SECTION 1.1., WITH APPROVED CROSS BRACING, INSULATION AND 6 mil POLYETHYLENE VAPOUR BARRIER WITH APPROVED CONT. AIR BARRIER. 1/2" (12.7) GYPSUM WALLBOARD INT. FINISH. (9.23.)

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.

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 75KPA OR COMPACTED ENGINEERED FILL WITH MIN. BEARING CAPACITY OF 150KPA. IF SOIL BEARING DOES NOT MEET MINIMUM CAPACITY, ENGINEERED FOOTINGS ARE REQUIRED. ACTUAL SOIL BEARING CAPACITY TO BE VERIFIED WITH SOIL ENGINEERING PEPPORT

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.)]

		NREINFORCED SOLID CONCRETE FOUNDATION WALLS (9.15.4.2.)						
픑	THICKNESS	MAX. HEIGHT FROM FIN. SLAB TO GRADE						
STRENGTH	18	UNSUPPORTED	SI	JPPORTED AT TO)P			
ST	崖	AT TOP	≤2.5m	>2.5m & ≤2.75m				
g	* 8"	3'-11" (1.20m)	7'-0" (2.15m)	7'-0" (2.15m)	6'-10" (2.10m)			
MP		7'-6" (2.30m)	8'-6" (2.60m)	8'-2" (2.50m)				
15	12"	4'-11" (1.50m)	7'-6" (2.30m)	8'-6" (2.60m)	9'-3" (2.85m)			
МРа	* 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)			
20	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 FO	OOTING SIZES (9.15.3	.)
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	20' WIDE x 6" THICK	24" WIDE x 8" THICK
3	36" WIDE x 14" THICK	26' WIDE x 9" THICK	36" WIDE x 14" THICK

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.

FOUNDATION REDUCTION IN THICKNESS FOR MASONRY WHERE THE TOP OF THE FOUNDATION WALL IS REDUCED IN THICKNESS TO WHERE THE 107 OF THE POUNDATION WALL IS REDUCED IN TIGICANESS 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 (9 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))

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))

4" (100) Ø WEEPING TILE W/ FILTER CLOTH WRAP & 6" (152) CRUSHED STONE COVER **BASEMENT SLAB OR SLAB ON GRADE** (9.16.4.3.)

3" (80) MIN, 25MPa (3600psi) CONC, SLAB ON 4" (100) COARSE GRANULAR FILL OR 20MPa (2900psi) CONC. WITH DAMPPROOFING BELOW SLAB. PROVIDE 1/2" (12.7) IMPERVIOUS BOARD FOR BOND BREAK AT EDGE. (9.13.) 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))

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

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, 9.10.17.1)

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

		MAX. RISE	MIN. F	RISE	MAX. RUN	MIN. RUN	MAX. TREAD	MIN. TREAD
	PRIVATE	7 7/8" (200)	5" (12	25)	14' (355)	8 1/4" (210)	14" (355)	9 1/4" (235)
	PUBLIC	7" (180)	5" (12	25)	NO LIMIT	11' (280)	NO LIMIT	11" (280)
ı		MINI CTAID	TAIR WIDTH		CURVED ST	AIRC	ALL S	TΔIRS
- 1		WIIN. STAIN	WIDITI		OUTIVED OF	Allio	/ ILL O	174110
Ì	PRIVATE					5 7/8" (150)	MAX. NOSIN	

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 GARAGÉ - 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.

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 9882

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'-0" (920) 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.

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 OR RAMP: 2'-10" (865)

MAX. HEIGHT AT STAIRS OR RAMP: 3'-2" (965)

MAX. HEIGHT AT LANDING: 3'-6" (1070) STAIRS OR RAMP MIN. 7'-3" (2200) WIDE: 2'-9" (865) MIN. HEIGHT

SILL PLATES

2"x4" (38x89) SILL PLATE WITH 1/2" (12.7)Ø ANCHOR BOLTS 8" (200) LONG, EMBEDDED MIN. 4" (100) INTO CONC. @ 7"-10" (2388) 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.)

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 HE FOUNDATION WALL AND INSULATION UP TO GRADE LEVEL.

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 RECUIRED) ON DAMPPROOFING 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. 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 75KPa OR COMPACTED ENGINEERED FILL WITH MIN. BEARING CAPACITY OF 150KPa 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

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. FIELD WELD BASEMENT COLUMN CONNECTION. POURED CONCRETE FOOTING ON NATURAL UNDISTURBED SOIL OF 75kPa OR COMPACTED ENGINEERED FILL WITH MIN. BEARING CAPACITY OF 150kPa 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

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"x11/2" (120x250x12.7) WITH 2-1/2"0 x 12" LONG x 2" HOOK ANCHORS (2-12.70x305x50). FIELD WELD COLUMN TO BASE PLATE & STEEL BM.

- 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).
- **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.
- 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. 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)
- GARAGE TO HOUSE WALLS/CEILING W/ CONTIN. INSULATION 1/2" (12.7) GYPSUM BOARD ON CEILING AND ON WALLS INSTALLED OVER 1/2 (12.7) GTS ON 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)
- **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.

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 STARS 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.

DRYER EXHAUST

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

ATTIC ACCESS (9.19.2.1.) $\langle 23 \rangle$

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))

FIREPLACE CHIMNEYS (9.21.)

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

LINEN CLOSET

PROVIDE 4 SHELVES MIN. 14" (356) DEEP.

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

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.

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.) **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

STEP FOOTINGS (9.15.3.9.)

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

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

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.

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 UTILIZÁTION CODE.

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.

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.

EXPOSED BUILDING FACE w/ LIMITING DISTANCE <= 3'-11" (1.20m)

WALL ASSEMBLY CONTAINS INSULATION CONFORMING TO CAN/ULC-S702 & HAVINIA 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" (0.60m) 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 in (130cm²) SHALL NOT BE CONSIDERED AN UNPROTECTED OPENING AS PER 910.146.

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.

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.

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 TRUSSÉS AND OR CONVENTIONAL FRAMING TO

BE 2"x4" (38x89) @ 24" (610) O.C. UNLESS OTHERWISE SPECIFIED. TWO STOREY VOLUME SPACES (9.23.10.1., 9.23.11., 9.23.16.)

)		J.1.E.1 VO.	-0111L 01 A	(0.20		11, 0.20.10.)		
WALL ASSEMBLY			WIND LOADS					
EXTERIOR STUDS		<= 0.5 kPA (q50)		> 0.5 kPa (q50)				
	EXTENION	31003	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)	12" (305) O.C.	21'-0" (6400)	12" (305) O.C.	21'-0" (6400)		
	SIDING	SPR.#2	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) EDOTTOM PLATE & MIN. OF 3-2"x8' (3-38x184) CONT. HEADER AT GROUND FLOOR CEILING LEVEL TOE-NAILED & GLUED AT TOP, BOTTOM PLATES & HEADERS.

File Number

CONSTRUCTION NOTES 1

HEATHWOOD HOMES - 217132 WALLACETON, KITCHENER, ON

25-1748 (3102) REV.2019.06.05

217132WS3102.DWG 24 of 25

JΤ DM 3/16"=1'-0" 8966 Woodbine Ave, Markham, ON L3R 0J7 T 905.737.5133 F 905.737.7326

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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 `

1 HR. PARTY WALL (DOUBLE STUD) ([SB-3] WALL TYPE 'W14a') 5/8" (15.9) TYPE 'X' GYPSUM SHEATHING ON ONE SIDE AND 2 LAYERS OF 5/8" (15.9) TYPE 'X' GYPSUM SHEATHING ON THE OTHER SIDE 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 BOTH SIDES OF STUD CAVITY WITH AT LEAST 90% OF ABSORPTIVE MATERIAL PROCESSED FROM ROCK, SLAG OR GLASS. TAPE FILL AND SAND ALL GYPSUM JOINTS.



2 HR. FIREWALL ([SB-3] WALL TYPE 'B6c')

5/8" (15.9) TYPE X' GYPSUM SHEATHING ON EACH SIDE ON 2"x2" (38x38) VERTICAL WOOD STRAPPING @ 24" (610) O.C ON 8" (190) 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)

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 0.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)

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 APPROVED DHAINAGE MAI UN APPROVED AIMWAITER BARRIER AS PER C.D.C. 9.27.3. ON EXTERIOR TYPE RIGID INSULATION (JOINTS UNTAPED) MECHANICALL' FASTENED AS PER MANUFACTURER'S 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)

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.F.I.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.F.I.S (MINIMUM) ON APPROVED DRAINAGE MAT ON 1/2" (12.7) DENSGLASS GOLD GYPSUM BRD

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 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. 2" (50) CONC. COVER

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

STUD WALL REINFORCEMENT

PROVIDE STUD WALL REINFORCEMENT IN MAIN BATHROOM CONFORMING TO O.B.C. (9.5.2.3.(1) AND 3.8.3.8.(3)) (REFER TO DETAILS)

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.)

 $\textbf{SLOPED C} \underline{\textbf{CEILING CONSTRUCTION}} \quad ([\text{SB-12}] \ 2.1.1.7., 9.23.4.2.)$ 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).

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"½2" (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

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	SIZE & SPACING OF STUDS: (OBC REFERENCE - TABLE 9.23.10.1.)						
MIN.		SUPPORTED LO	ADS (EXTER I OR)				
STUD SIZE.	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			
in (mm)	MAX. STUD SPACING, in (mm) O.C.						
()	N	MAX. UNSUPPOR	TED HGT., ft-in (n	1)			
2"x4"	24" (610)	16" (405)	12" (305)	N/A			
(38x89)	9'-10" (3.0)	9'-10" (3.0)	9'-10" (3.0)	N/A			
2"x6"	-	24" (610)	16" (406)	12" (305)			
(38x140)	-	9'-10" (3.0)	11'-10" (3.6)	5'-11" (1.8)			

SECTION 2.0. GENERAL NOTES

2.1. WINDOWS

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

2.2. CEILING HEIGHTS

4.1.5.15 OR 9.8.8.2

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 RÉQUIREMENTS OF 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 LINLESS 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. 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 POLYETHYL. 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 300W. 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.

IT 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 USTED ASSEMBLY', SPECIFIED WITHIN THESE DRAWINGS, CANNOT BE ALTERED OR SUBSTITUTED FOR ANY OTHER MATERIAL/PRODUCT OR SPECIFIED MANUFACTURER THAT IS IDENTIFIED FOR ANY OTHER WALERIAL/PRODUCT OR SPECIFIED WANDFACTORER THAT IS IDE IN THAT 'SPECIFIED U.C. LISTING: THERE SHALL BE NO DEVIATIONS UNDER ANY CIRCUMSTANCES IN ANY 'U.C. LISTED ASSEMBLY' IDENTIFIED IN THESE DRAWINGS.

SECTION 3.0. LEGEND

3.1. WOOD LINTELS AND BUILT-UP WOOD (DIVISION B PART 9. TABLES A8 TO A10 AND A12, A15 & A16) NCE 9.23.4.2.(3), 9.23.4.2.(4), 9.23.12.3.(1),(3), 9.23.13.8

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)	ВЗ	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)
	Е	NGIN	EERED LUMBER SCHEDU	LE	
	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

		WOOD HO	OMES - 217132	
L12	7 1/8" x 4" x 3/8" (178 x 102 x 11)	14'-1" (4.30m)	13'-1" (3.99m)	
L11	5 7/8" x 3 1/2" x 3/8" (152 x 89 x 11)	12'-6" (3.82m)	11'-7" (3.54m)	CONSTRUCTION NOTE REVISIO
L10	4 7/8" x 3 1/2" x 3/8" (127 x 89 x 11)	11'-5" (3.48m)	10'-7" (3.24m)	ONTARIO BUILDING CODE AND ALL THESE REQUIREMENTS ARE TO BE
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)	ALL CONSTRUCTION TO ADHERE TO
L8	4" x 3 1/2" x 1/4" (102 x 89 x 6.4)	8'-9" (2.66m)	8'-1" (2.48m)	DESIGN ASSOCIATES INC. (H.D.A.I.) SPECIFICATIONS ARE THE INSTRUIT
L7	3 1/2" x 3 1/2" x 1/4" (89 x 89 x 6.4)	8'-1" (2.47m)	7'-6" (2.30m)	CONTRACTOR MUST VERIFY ALL D
CODE	SIZE	BRICK	STONE	

3.3. DOOR SCHEDULE CONFORMING TO SECTIONS 9.5.11, 9.6., 9.7.2.1, 9.7.5.2, & 9.10.13.10 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)

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

1B EXTERIOR 3'-0" x 6'-8" x 1-3/4" (915 x 2030 x 45) INSULATED MIN. R4 (RSI 0.7)

INTERIOR | 2'-8" x 6'-8" x 1-3/8" (815 x 2030 x 35' INTERIOR | 2'-6" x 6'-8" x 1-3/8" (760 x 2030 x 35) REFER TO SCHEDULE 3A INTERIOR | 2'-4" x 6'-8" x 1-3/8" (710 x 2030 x 35) 'A' FOR VERIFICATION 4 INTERIOR 2'-0" x 6'-8" x 1-3/8" (610 x 2030 x 35) OF DOOR HEIGHTS 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) 3.4. ACRONYMS

ABOVE FINISHED FLOOR JST | JOIST BBFM BEAM BY FLOOR MANUFACTURER L**I**N LINEN CLOSET BG | FIXED GLASS W/ BLACK BACKING LAMINATED VENEER LUMBER LVL 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 DROPPED DRP | 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** GIRDER TRUSS UNDERS**I**DE GT U/S ΗВ HOSE BIE WD WOOD HEAT RETURN VENTILATION UNIT HRV 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 (2) 0 DUPLEX OUTLET (12" HIGH) O Å DUPLEX OUTLET (HEIGHT AS NOTED A.F.F.) ∨.‱ ◑ HEAVY DUTY OUTLET SWITCH (2/3/4 WAY) ROUGH IN FOR ELECTRIC VEHICLE **€** ϕ LIGHT FIXTURE (CEILING MOUNTED) CHARGING STATION (9.34.4) \bigoplus LIGHT FIXTURE (WALL MOUNTED) POT LIGHT Ø. LIGHT FIXTURE (PULL CHAIN) TELEPHONE JACK CABLE T.V. JACK CHANDELIER (CEILING MOUNTED)

CENTRAL VACUUM OUTLET **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

SOLID BEARING (BUILT-UP WOOD COLUMNS AND STUD POSTS) THE WIDTH OF A WOOD COLUMN SHALL NOT BE LESS THAN THAN THE WIDTH OF

SUPPORTED MEMBER, BUILT-UP WOOD COLUMNS SHALL BE NAILED TOGETHER WITH SOPPONIED MIGHEMEN. BUILT-OF WOOD COLDWINS STAKLE BE INALED TORGETHER 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

SECTION 4.0. CLIMATIC DATA

REFER TO HEX NOTE 40.

DESIGN SNOW LOAD (9.4.2.2.): WIND LOAD (q50) (SB-1.2.):

1.50 **kPa** 0.37 kPa

REFER TO HEX NOTE 40A.

CONTRACTOR MUST VERIFY ALL DIMENSIONS ON THE JOB. REPORT ANY DISCREPANCIES TO HUNT DESIGN ASSOCIATES INC. (H.D.A.I.) BEFORE PROCEEDING WITH THE WORK, ALL THE DRAWINGS & SPECIFICATIONS ARE THE INSTRUMENTS OF SERVICE AND ARE THE PROPERTY OF H.D.A.I. ALL CONSTRUCTION TO ADHERE TO THESE PLANS AND SPECIFICATIONS AND TO CONFORM TO THE ONTARIO BUILDING CODE AND ALL OTHER APPLICABLE CODES AND AUTHORITIES HAVING JURISDICTION. CONSTRUCTION NOTE REVISION DATE: JUNE 11, 2018

CONSTRUCTION NOTES 2

25 of 25

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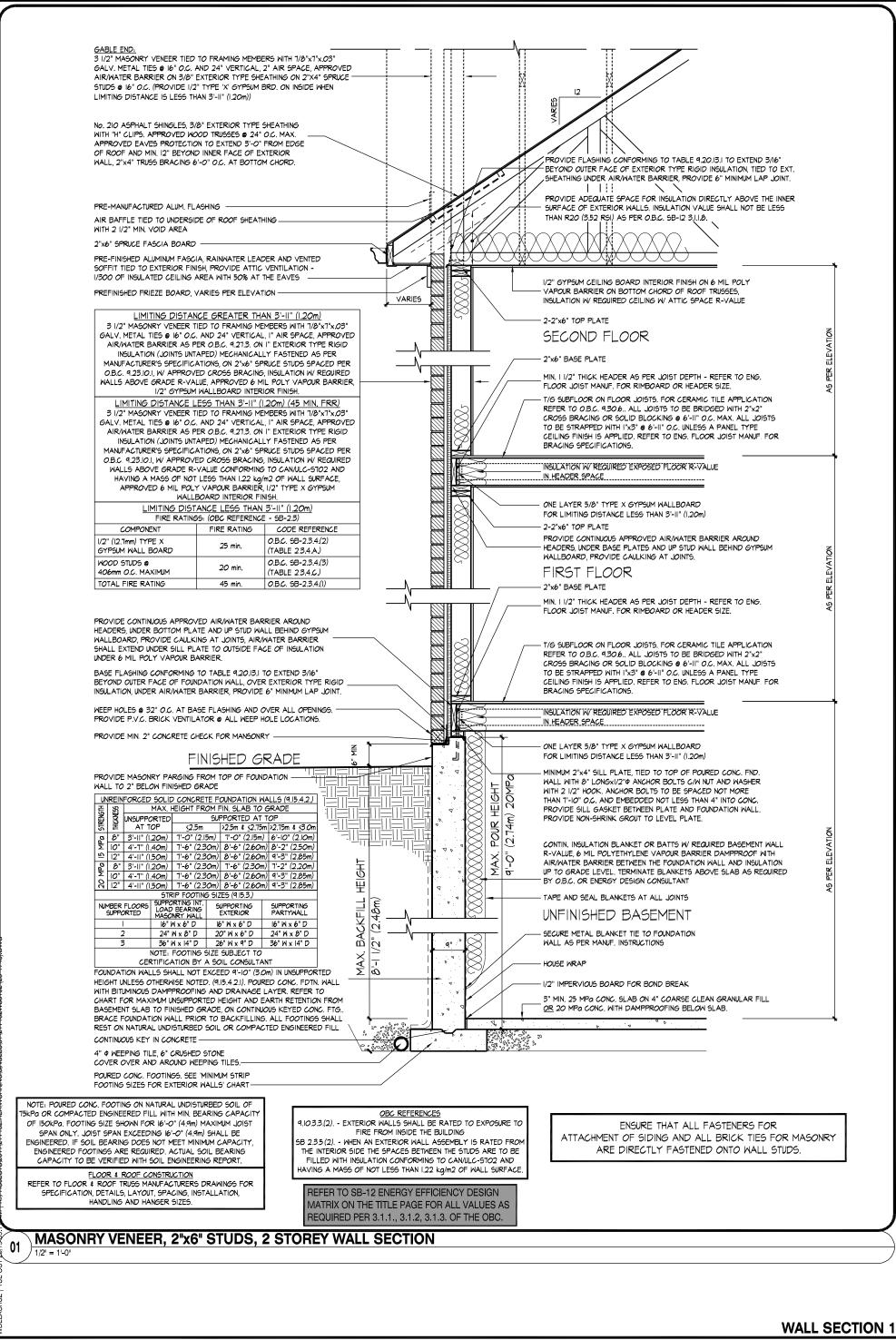
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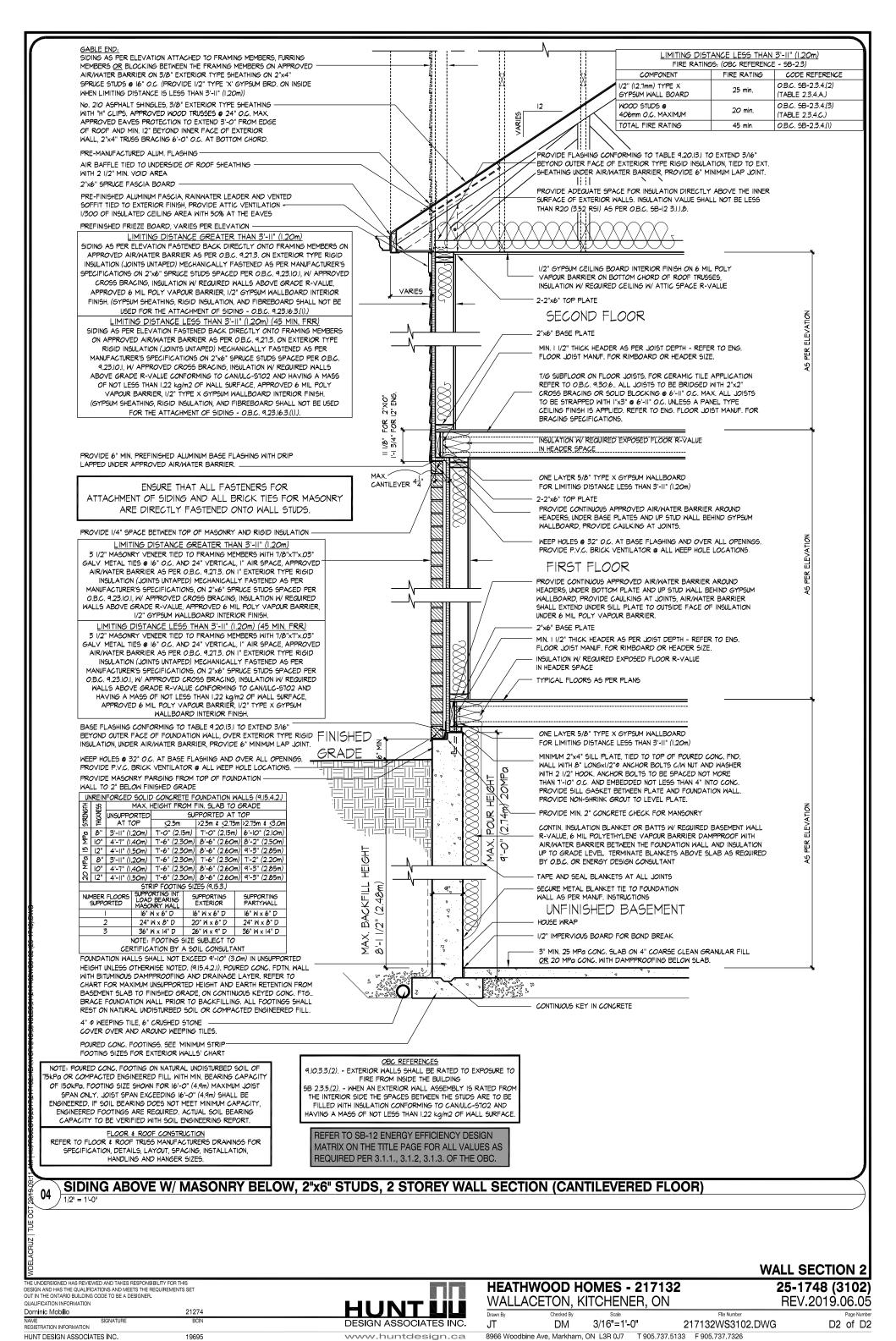
HEATHWOOD HOMES - 217132 WALLACETON, KITCHENER, ON

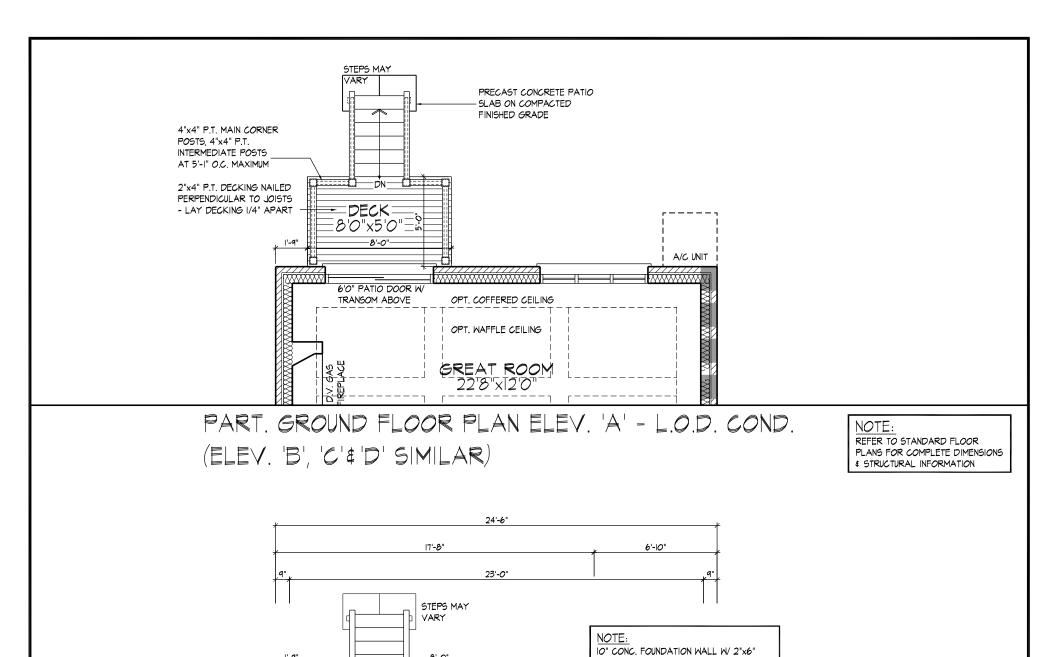
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6"x6" P.T. POSTS TIED

TO TOP OF 12"Φ 15MPa

POURED CONC. PIER

METAL SHOE (TYP)

2"x4" P.T. CROSS

BRACING

WITH NON-CORROSIVE

LI+L7

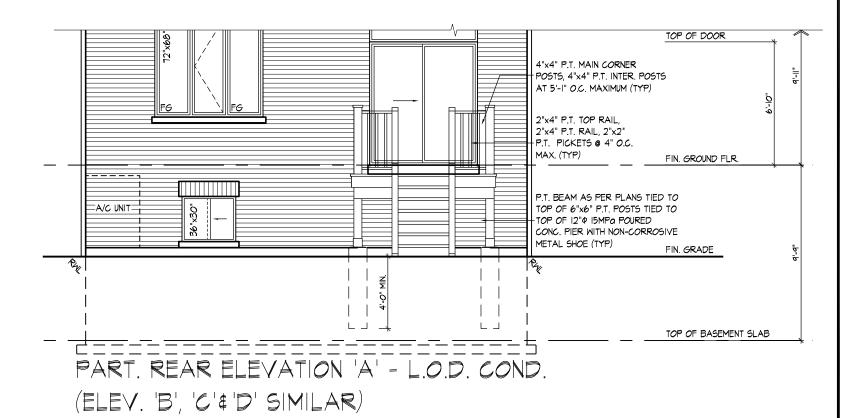
PART. BASEMENT PLAN ELEV. 'A' - L.O.D. COND. (ELEV. 'B', 'C'& 'D' SIMILAR)

UNFINISHED BASEMENT

LINE OF DECK ABOVE

2-2"x8" P.T. BM. (DRP)

NOTE:
REFER TO STANDARD FLOOR
PLANS FOR COMPLETE DIMENSIONS
& STRUCTURAL INFORMATION



KNEEWALL MAY BE REQUIRED DEPENDING ON BACKELL HEIGHT REFER TO SITING &

DETAIL 05 ON PAGE 1-5 OF STD. DETAILS

BOND MASONRY VENEER TO

FOUNDATION WALL AS PER

DETAIL OT ON PAGE I-6 OF

STD. DETAILS (TYP)

PROVIDE 30" DEEP BASEMENT WINDOW WHEN FIN. GRADE TO BASEMENT SLAB IS 3'-10" OR LESS. ADJUST HEIGHT OF WINDOWS ON SITE, AS PER GRADING, T'-10" WINDOW HEIGHT ABOVE SLAB IS DESIRABLE. USE WINDOW WELLS IF NECESSARY.

JOISTS TO BEAR ON DOUBLE 2"x8" P.T.

MACHINE BOLTS @ 24" O.C. STAGGERED.

RIM BOARD. RIM BOARD TIED TO

FOUNDATION WALL WITH 5/8" P GALV.

BRICK VENEER SHALL NOT BE LOAD

BEARING. REFER TO DETAIL OT ON

PAGE I-6 OF STD. DETAILS (TYP)

REFER TO STANDARD ELEVATION FOR TYPICAL NOTES & INFO.

PART. PLANS & ELEVATIONS - L.O.D. CONDITION

File Numbe

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 DOminic Mobilio 21274

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