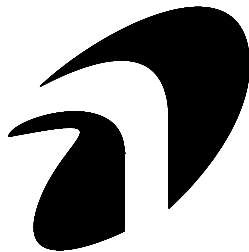




DRAWING LIST: 50-2

- T1 TITLE SHEET
- A1 BASEMENT FLOOR PLAN ELEV. 'A'
- A2 GROUND FLOOR PLAN ELEV. 'A'
- A3 SECOND FLOOR PLAN ELEV. 'A'
- A4 PARTIAL BASEMENT FL. PLANS ELEV. 'B' & 'C'
- A5 PARTIAL GROUND FLOOR PLANS ELEV. 'B'
- A6 PARTIAL SECOND FLOOR PLAN ELEV. 'B'
- A7 PARTIAL FLOOR PLANS ELEV. 'C'
- A8 FRONT ELEVATION 'A'
- A9 RIGHT SIDE ELEVATION 'A'
- A10 REAR ELEVATION 'A' & 'B'
- A11 LEFT SIDE ELEVATION 'A'
- A12 FRONT ELEVATION 'B'
- A13 RIGHT SIDE ELEVATION 'B'
- A14 LEFT SIDE ELEVATION 'B'
- A15 FRONT ELEVATION 'C'
- A16 RIGHT SIDE ELEVATION 'C'
- A17 REAR ELEVATION 'C'
- A18 LEFT SIDE ELEVATION 'C'
- A19 PART. BASEMENT FLOOR PLAN
- A20 PART. GROUND FLOOR PLAN
- A21 L.O.B. CONDITIONS
- A22 PART. BASEMENT FLOOR PLAN
- A23 PART. GROUND FLOOR PLAN
- A24 W.O.B. CONDITIONS
- A25 UPGRADED REAR EL. 'B'
- A26 L.O.B. CONDITION
- A27 UPGRADED REAR EL. 'C'
- A28 W.O.B. CONDITION
- A29 PARTIAL BASEMENT FLOOR PLAN
- A30 PARTIAL GROUND FLOOR PLAN
- A31 W.O.D. CONDITION
- A32 UPGRADED REAR EL. 'B' W.O.D. CONDITION
- A33 REAR EL. 'A' & 'B' W.O.D. CONDITION
- A34 UPGRADED REAR EL. 'A' WOB CONDITION
- D1 CONSTRUCTION SHEET
- D2 CONSTRUCTION SHEET
- D3 CONSTRUCTION SHEET

HIGHCASTLE HOMES  
RIVERWALK PHASE 2  
BRAMPTON

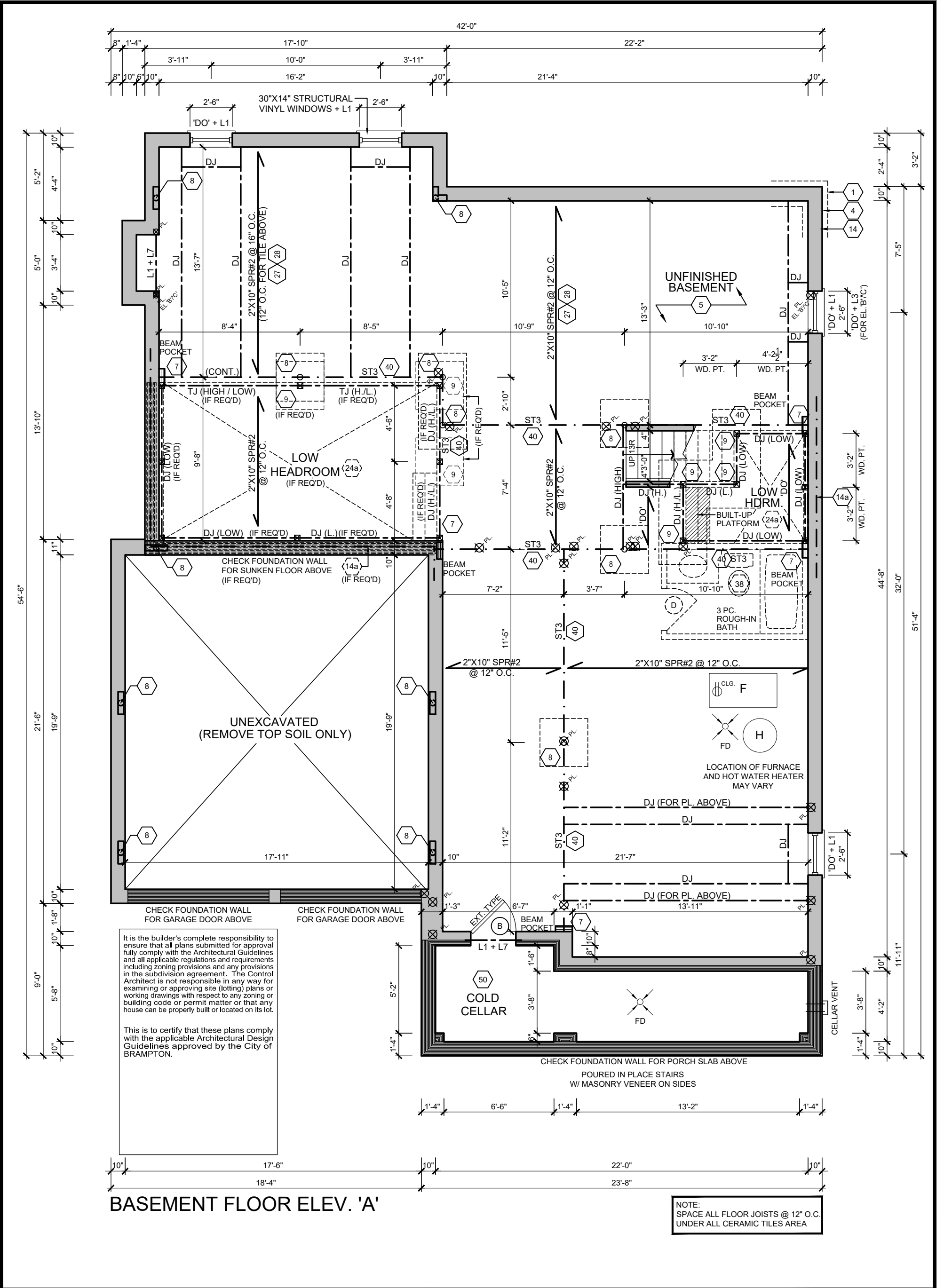



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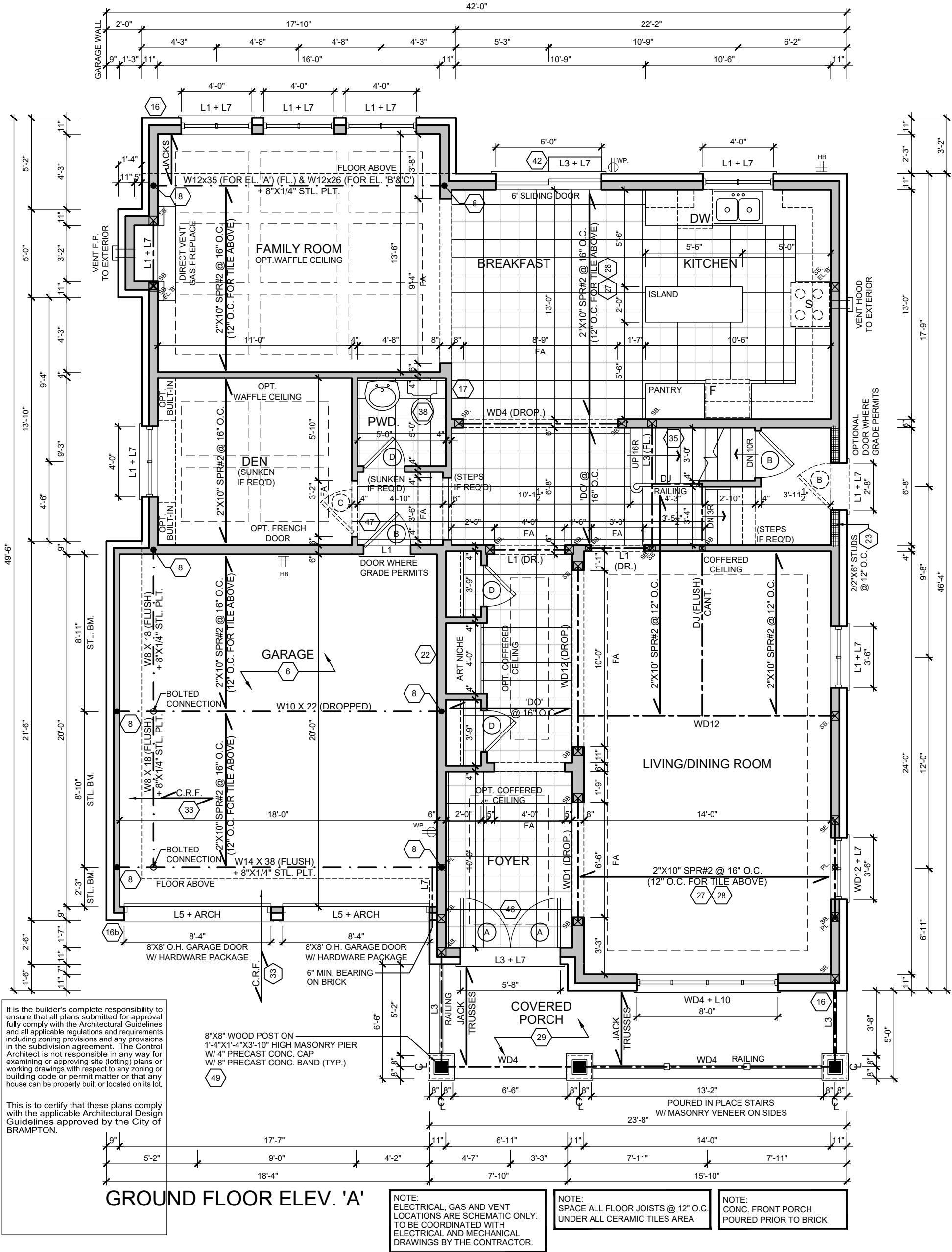
8395 JANE STREET  
SUITE 203  
VAUGHAN, ON  
TEL: 905-738-3177  
FAX: 905-738-5449


CONTACT PERSON:  
NATALIE PANDOLFI

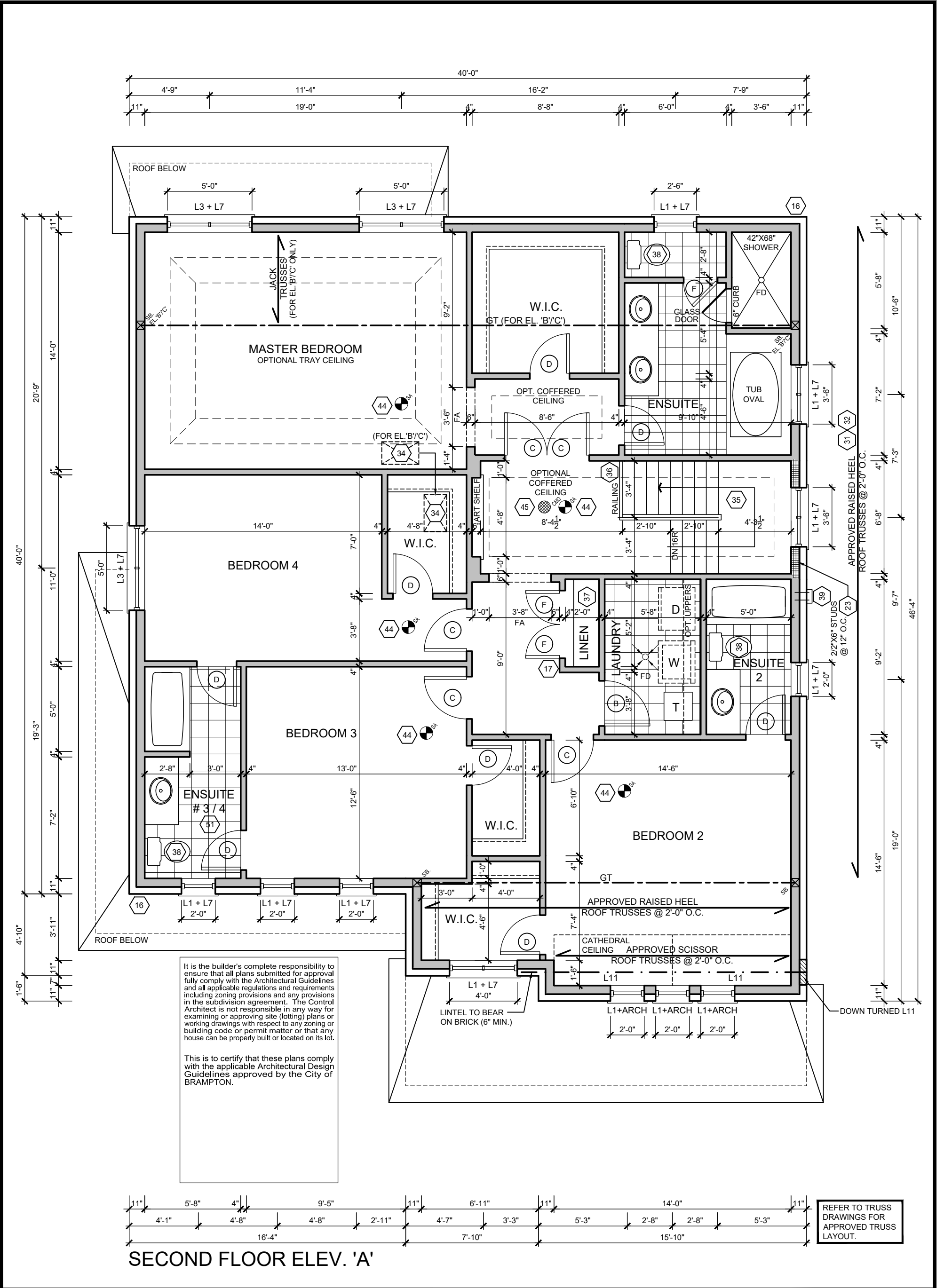
No.	REVISION COMMENTS:	DATE	DWN	CHK	No.	REVISION COMMENTS:	DATE	DWN	CHK	SCALE	
1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	5.	REVISED AS PER ENG COMMENTS FOR CONVENTIONAL FRAMING & RE-ISSUED FOR FINAL	DEC 2/15	JR	NP	AS NOTED	
2.	REVISED AS PER NEW STANDARD	APR 23/15	PV	JR	6.	ADDED WOB ELEVATION 'A'	JAN 28/16	NP	NP	PROJECT No.	
3.	REVISED AS PER ENG. COMMENTS	JUNE 15/15	PV	JR						14021	
4.	ISSUED FOR FINAL	JUNE 22/15	JR	NP						T1	
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 <b>RN design</b> <i>Imagine • Inspire • Create</i> TEL. (905) 738-3177 FAX. (905) 738-5449	MODEL	50-2	No.	ISSUED OR REVISION COMMENTS	DATE	DWN	CHK	SCALE
	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1'0"
			2.	REVISED AS PER NEW STANDARD	APR 23/15	PV	JR	PROJECT NUMBER
			3.	REVISED AS PER ENG. COMMENTS	JUNE 15/15	PV	JR	14021
			4.	ISSUED FOR FINAL	JUNE 22/15	JR	NP	PAGE
			5.	REVISED AS PER ENG COMMENTS FOR CONVENTIONAL FRAMING & RE-ISSUED FOR FINAL	DEC 2/15	JR	NP	A1
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 <b>RN design</b> <i>Imagine • Inspire • Create</i> TEL.(905)738-3177 FAX.(905)738-5449	MODEL	50-2	No.	ISSUED OR REVISION COMMENTS	DATE	DWVN	CHK	SCALE
	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1'0"
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			3.	REVISED AS PER ENG. COMMENTS	JUNE 15/15	PV	JR	14021
			4.	ISSUED FOR FINAL	JUNE 22/15	JR	NP	PAGE
			5.	REVISED AS PER ENG COMMENTS FOR CONVENTIONAL FRAMING & RE-ISSUED FOR FINAL	DEC 2/15	JR	NP	A2
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	MODEL		50-2		No.	ISSUED OR REVISION COMMENTS		DATE	DWN	CHK	SCALE
	CLIENT  HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON		1.	UPDATE AS PER NEW CODE		MAR 20/15		PV	NP	3/16" = 1'0"	
			2.	REVISED AS PER NEW STANDARD		APR 23/15		PV	JR		
			4.	ISSUED FOR FINAL		JUNE 22/15		JR	NP	PROJECT NUMBER  14021	
										PAGE  A3	
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**Room Dimensions:**

- Bedroom 2:** 14'-6" x 19'-0"
- Bedroom 3:** 13'-0" x 12'-10"
- Ensuite #3/4:** 6'-2" x 5'-0"

**Overall Dimensions:**

- Left Section:** 39'-0" (Total), 18'-3" (Top), 6'-2" (Middle), 3'-11" (Bottom)
- Right Section:** 46'-4" (Total), 19'-0" (Middle), 11'-1" (Bottom)
- Bottom Section:** 40'-0" (Total), 15'-5" (Middle), 8'-3" (Bottom)


**Structural Notes:**

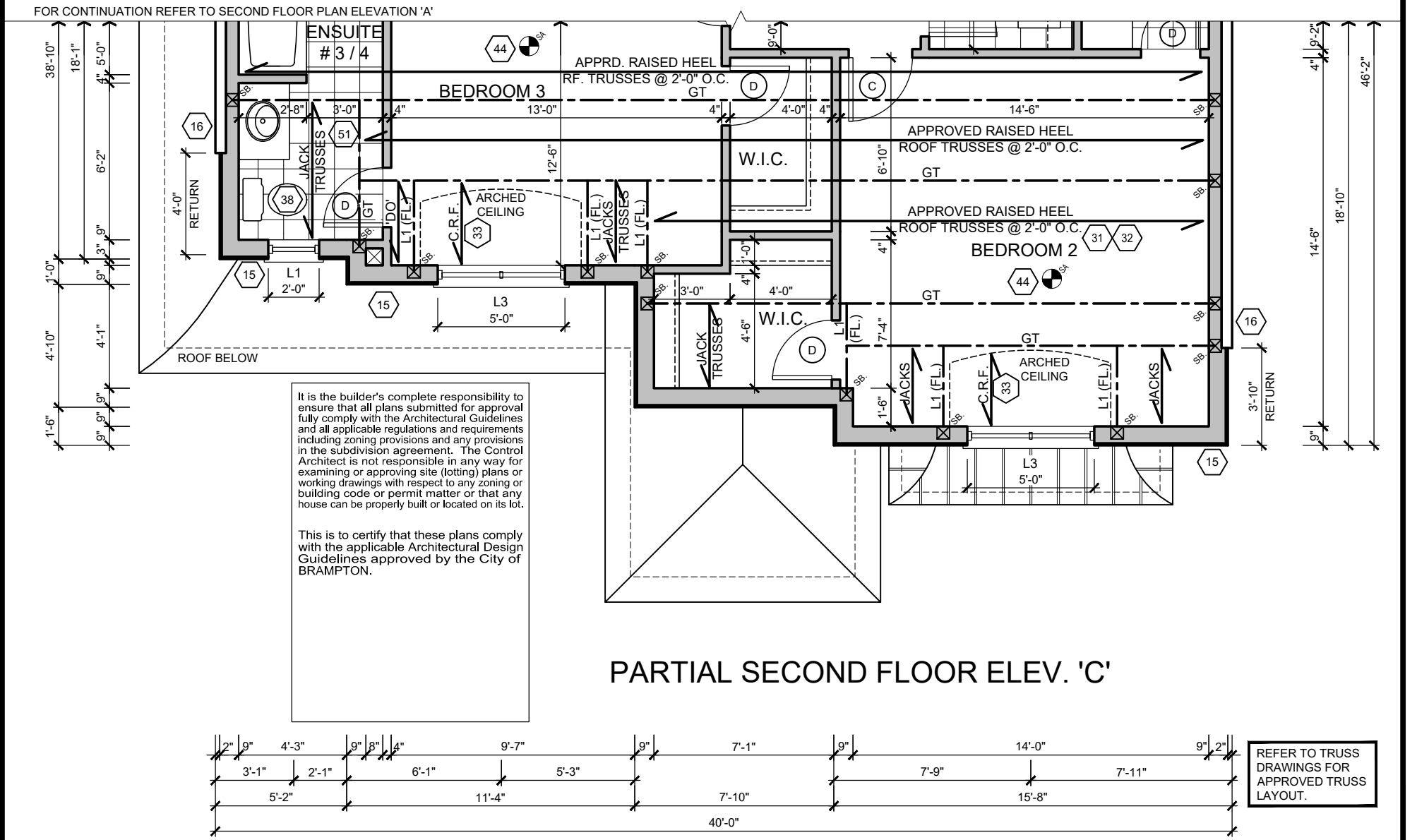
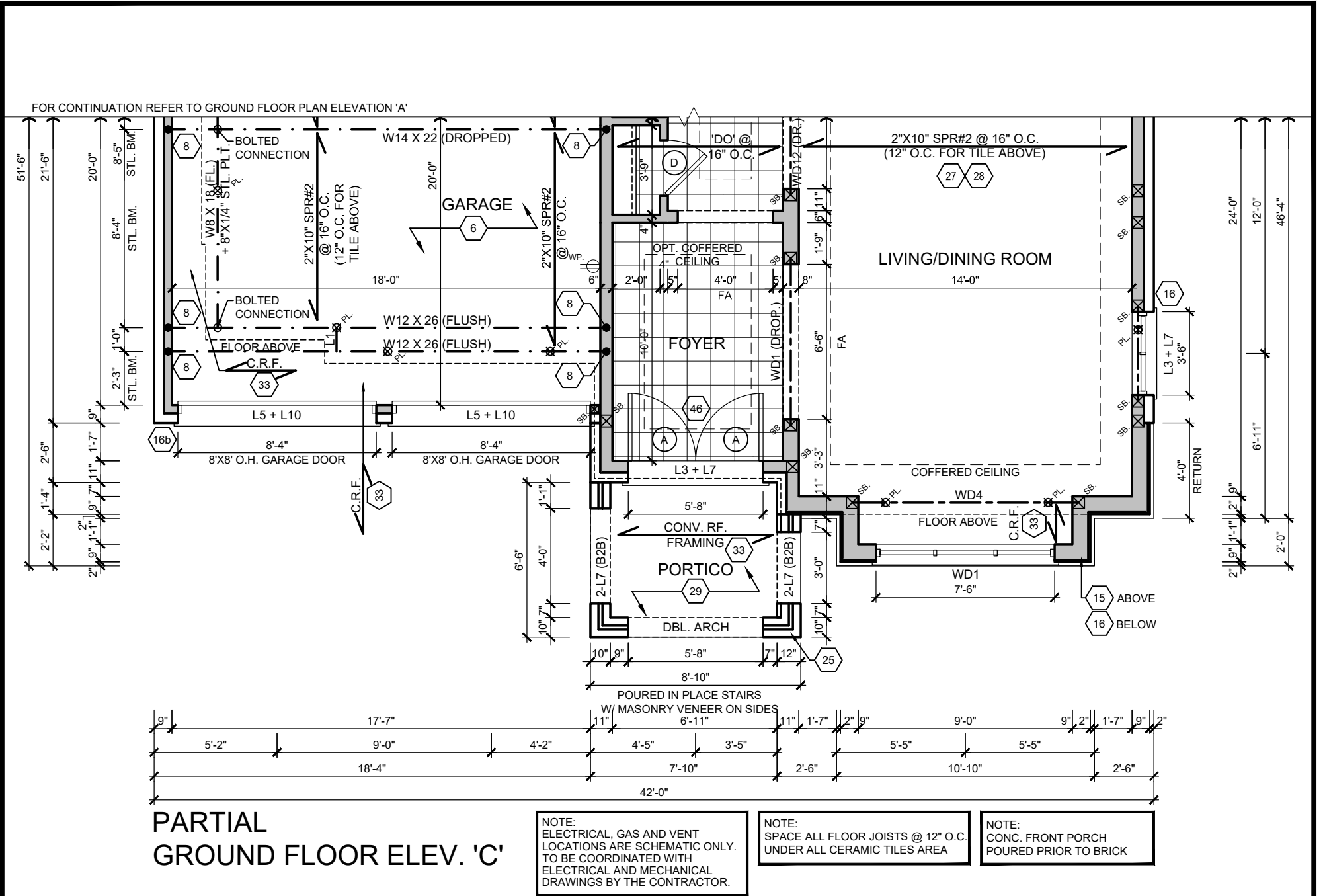
- APPROVED RAISED HEEL ROOF TRUSSES @ 2'-0" O.C.
- CATHEDRAL CEILING
- APPROVED SCISSOR ROOF TRUSSES @ 2'-0" O.C.
- WD1 + ARCH 7'-6"
- JACK TRUSSES
- RAISED CEILING
- W.I.C.
- GT
- L3 (FLUSH)
- L1
- L1 + L7 2'-6"
- L3 5'-0"


**Reference:** REFER TO TRUSS DRAWINGS FOR APPROVED TRUSS LAYOUT.

PARTIAL SECOND FLOOR ELEV. 'B'

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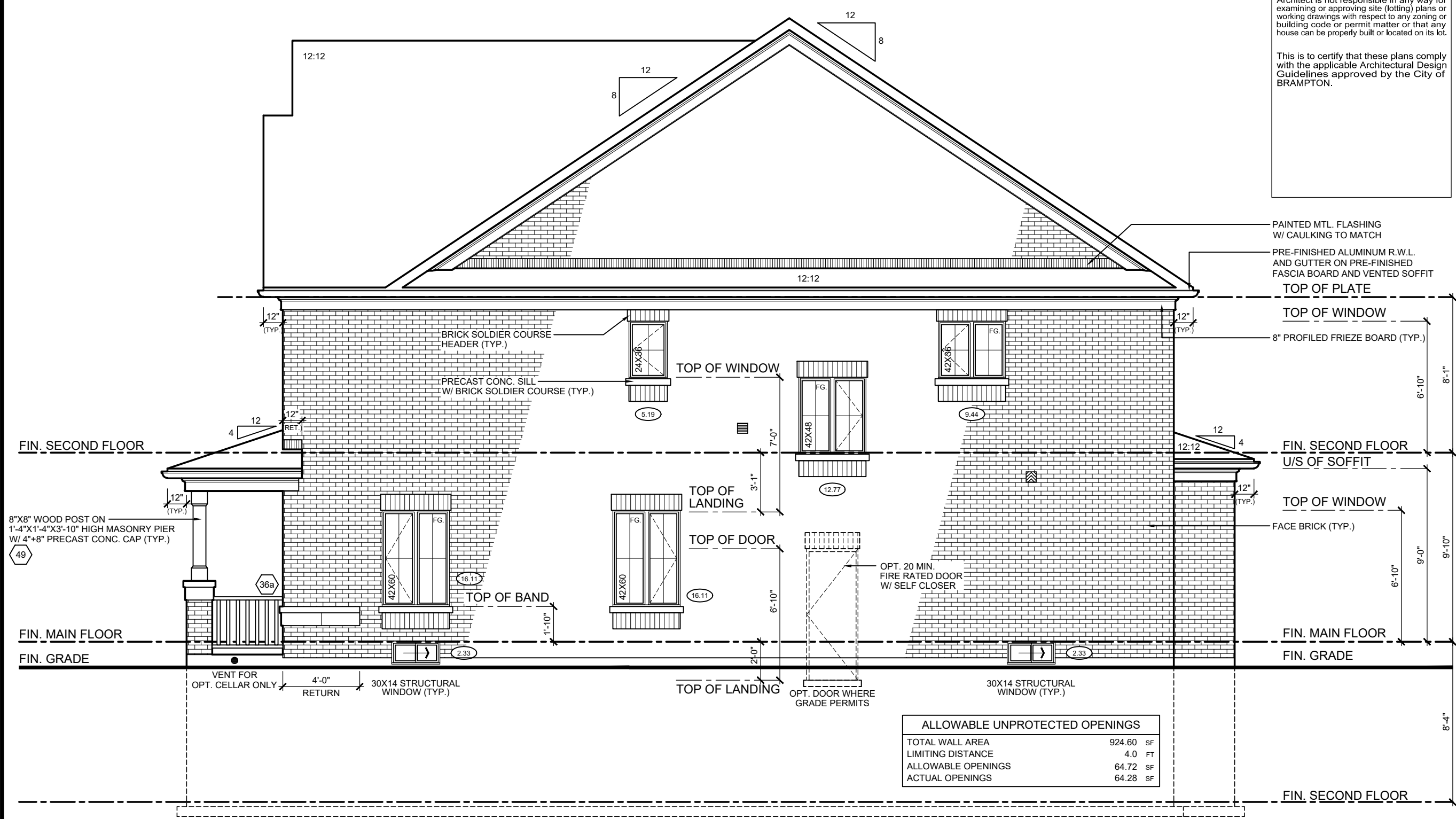
 <b>RN design</b> <i>Imagine • Inspire • Create</i> TEL.(905)738-3177 FAX.(905)738-5449	MODEL	50-2	No.	ISSUED OR REVISION COMMENTS	DATE	DWN	CHK	SCALE
	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1'0"
			2.	REVISED AS PER NEW STANDARD	APR 23/15	PV	JR	PROJECT NUMBER
			3.	ISSUED FOR FINAL	JUNE 22/15	JR	NP	14021
							PAGE	
							A5	
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	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1'0"	
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<div>A6</div>									







RIGHT SIDE ELEVATION 'A'

ALLOWABLE UNPROTECTED OPENINGS	
TOTAL WALL AREA	924.60 SF
LIMITING DISTANCE	4.0 FT
ALLOWABLE OPENINGS	64.72 SF
ACTUAL OPENINGS	64.28 SF

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.

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PAINTED MTL. FLASHING  
W/ CAULKING TO MATCH

PRE-FINISHED ALUMINUM R.W.L.  
AND GUTTER ON PRE-FINISHED  
FASCIA BOARD AND VENTED SOFFIT

TOP OF PLATE

TOP OF WINDOW

8" PROFILED FRIEZE BOARD (TYP.)


FIN. SECOND FLOOR  
U/S OF SOFFIT

TOP OF WINDOW

FACE BRICK (TYP.)

FIN. MAIN FLOOR

FIN. GRADE



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QUALIFIED DESIGNER BCIN: 41549  
FIRM BCIN: 26995  
DATE: FEB. 08, 2016

SIGNATURE:

MODEL		50-2		HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	
CLIENT		50-2		HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	
ISSUED OR REVISION COMMENTS		No.		1. UPDATE AS PER NEW CODE	
DATE		MAR 20/15		JUNE 22/15	
DWN		PV		JR	
CHK		NP		NP	
SCALE		3/16" = 1'0"		PROJECT NUMBER 14021	
PAGE		A8		PAGE	











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 FAX: (905) 738-5449

File C:\RN Standards\ACA 2016\temp\AcPublish 1356\14021-50-2-FINAL (10075) dwg Plotted- Mar 03 2016 Rv-PaolaM

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QUALIFIED DESIGNER BCIN: 41549	SIGNATURE:
FIRM BCIN: 26995	
DATE: FEB. 08. 2016	

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3.

TOP OF PLATE

\_\_\_\_\_

U/S OF SOFFIT

TOP OF WINDOW

— FACE BRICK (TYP.)

FIN. MAIN FLOO

---

FIN. SECOND F

---

DATE	DWN	CHK
01/01/15	PV	NP
02/01/15	JR	NP

REVISION COMMENT

NEW CODE

DESIGNER BCIN:

BCIN:

E: FEB:

# COMES

## SE 2

MODEL

---

CLIENT

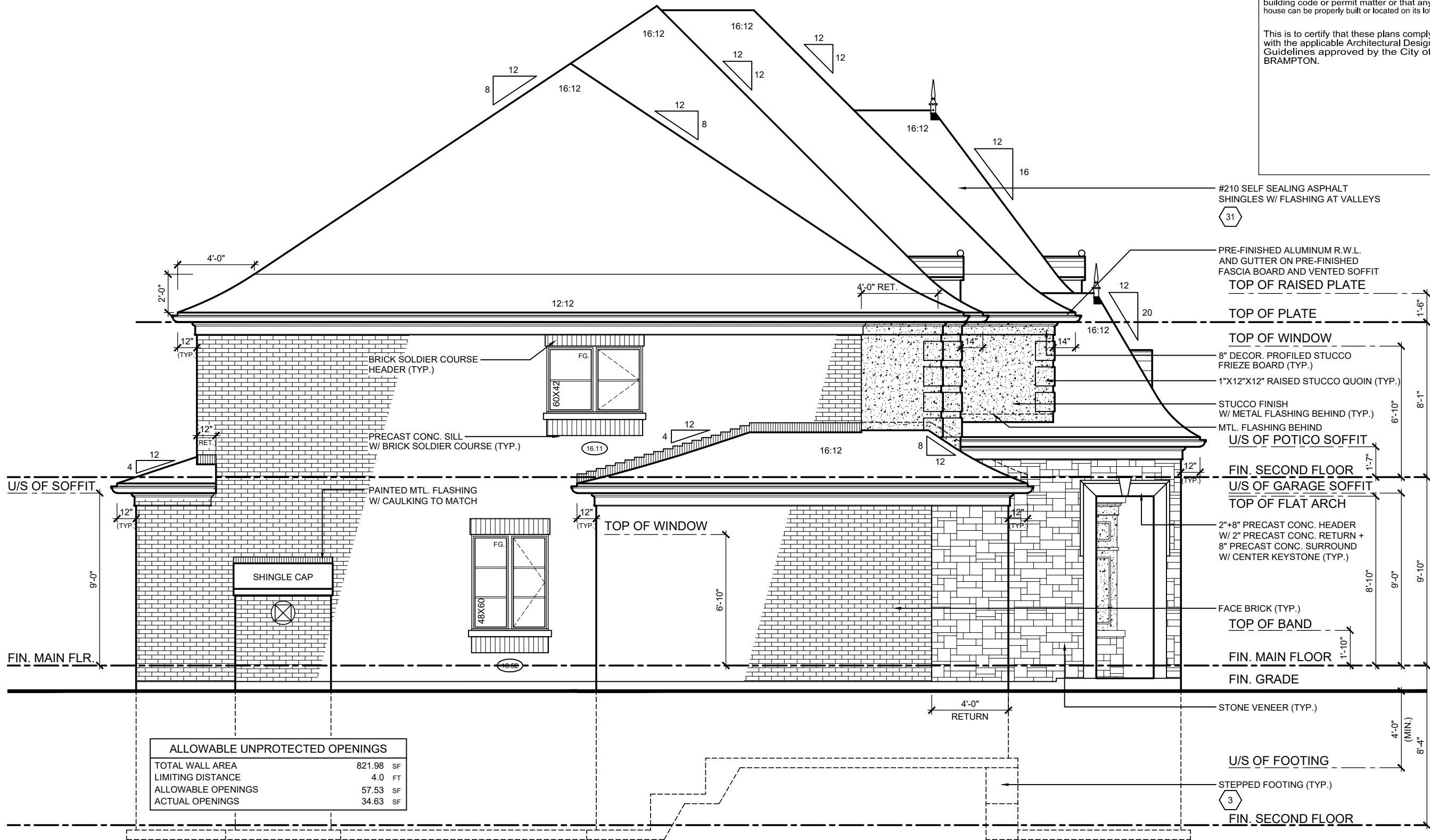
HIGH RIVER

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File C:\RN\_Standards\ACA\_2016\item\AcPublish\_1356\14021-50-2-FINAL\_10075) dwg Plotted: Mar 03, 2016 Rv-PaolaM







LEFT SIDE ELEVATION 'C'

ALLOWABLE UNPROTECTED OPENINGS	
TOTAL WALL AREA	821.98 SF
LIMITING DISTANCE	4.0 FT
ALLOWABLE OPENINGS	57.53 SF
ACTUAL OPENINGS	34.63 SF

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MODEL

50-2

CLIENT

HIGHCASTLE HOMES  
RIVERWALK PHASE 2  
BRAMPTON

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QUALIFIED DESIGNER BCIN: 41549  
FIRM BCIN: 26995  
DATE: FEB. 08, 2016

SIGNATURE:

ISSUED OR REVISION COMMENTS

1. UPDATE AS PER NEW CODE

2. ISSUED FOR FINAL

No.

1.

2.

DATE

MAR 20/15

JUNE 22/15

DWN

PV

JR

CHK

NP

NP

SCALE

3/16" = 1'0"

PROJECT NUMBER

14021

PAGE

A17

File C-1 RN Standard sAC 2016 Item ACPublish 1356114021-50-2-FINAL (10075) dwg Plotter: Mar 03 2016 Rv-PanlaM

Architectural floor plan of a basement level. The plan shows a rectangular room with a thick exterior wall on the left and a thick interior wall on the right. A staircase labeled 'ST3' is located in the lower right corner. Structural details include columns labeled 'L1 P.T.', 'L1 + L7', and 'L1 + L8'. A note indicates '2"X10" SPR#2 @ 12" O.C.' for the ceiling. A note indicates '2"X8" SPR#2 @ 16" O.C.' for the walls. A note indicates '6"X6" PT POST W/ GALV METAL SADDLE SET INTO 12" DIA. SONO TUBE MIN 48" BELOW GRADE'. A note indicates 'NO. OF RISERS MAY VARY DUE TO GRADE'. A note indicates 'UNFINISHED BASEMENT'. A note indicates 'BEAM POCKET'. A note indicates 'TJ (HIGH / LOW) (IF REQD)'. A note indicates 'TJ (H./L.) (IF REQD)'. A note indicates 'FOR CONTINUATION REFER TO BASEMENT FLOOR PLAN ELEVATION 'A''. Dimensions are provided for various elements, including wall thicknesses, column spacings, and room dimensions.


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

- Garage Wall:** Located on the left side of the plan.
- Family Room:** Features a fireplace, waffle ceiling, and stairs leading up.
- Breakfast Room:** Adjacent to the family room, featuring a sliding door leading to the deck.
- Kitchen:** Includes a double wall (DW), island, and stairs leading down.
- Wood Deck:** Features a railing and a sliding door leading to the breakfast room.
- Stairs:** Located in the family room and kitchen areas.
- Dimensions:** Various dimensions are provided for rooms and overall sections.
- Notes:** Construction notes regarding posts, cap rail, and risers are included.

Key dimensions and notes:

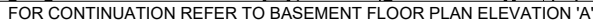
- Overall width: 42'-0"
- Overall depth: 22'-2"
- Room dimensions: 16'-0" (Family Room), 13'-6" (Breakfast), 13'-0" (Kitchen), 5'-0" (Deck).
- Notes: "4'x4' POSTS @ 47" O.C. MAX. ATTACHED TO JOISTS", "2'x6" CAP RAIL W/ 2'x2" PICKETS, MAX. 4" SPACING", "NO. OF RISERS MAY VARY DUE TO GRADE".

FOR CONTINUATION REFER TO GROUND FLOOR PLAN ELEVATION 'A'

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	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1'0"
			2.	ISSUED FOR FINAL	JUNE 22/15	JR	NP	PROJECT NUMBER
								14021
								PAGE
								A18
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Garage Foundation Wall Elevation:

- Overall length: 42'-0"
- Top edge dimensions (from left to right): 8", 1'-4", 17'-10", 22'-2", 6'-2"
- Bottom edge dimensions (from left to right): 8", 1'-4", 16'-0", 4'-3", 5'-3", 10'-9", 21'-3", 11"
- Internal vertical dimensions (from left to right): 4'-3", 9'-4", 11'-0", 11"
- Structural details: The wall is shown with vertical reinforcement bars (rebar) and horizontal ties. The foundation is labeled "GARAGE FDN WALL".



42'-0"

2'-0"

4'-3"

4'-8"

4'-8"

4'-3"

5'-3"

10'-9"

10'-9"

10'-6"

6'-2"

9"

4'-3"

11"

16'-0"

11"

10'-9"

10'-6"

11"

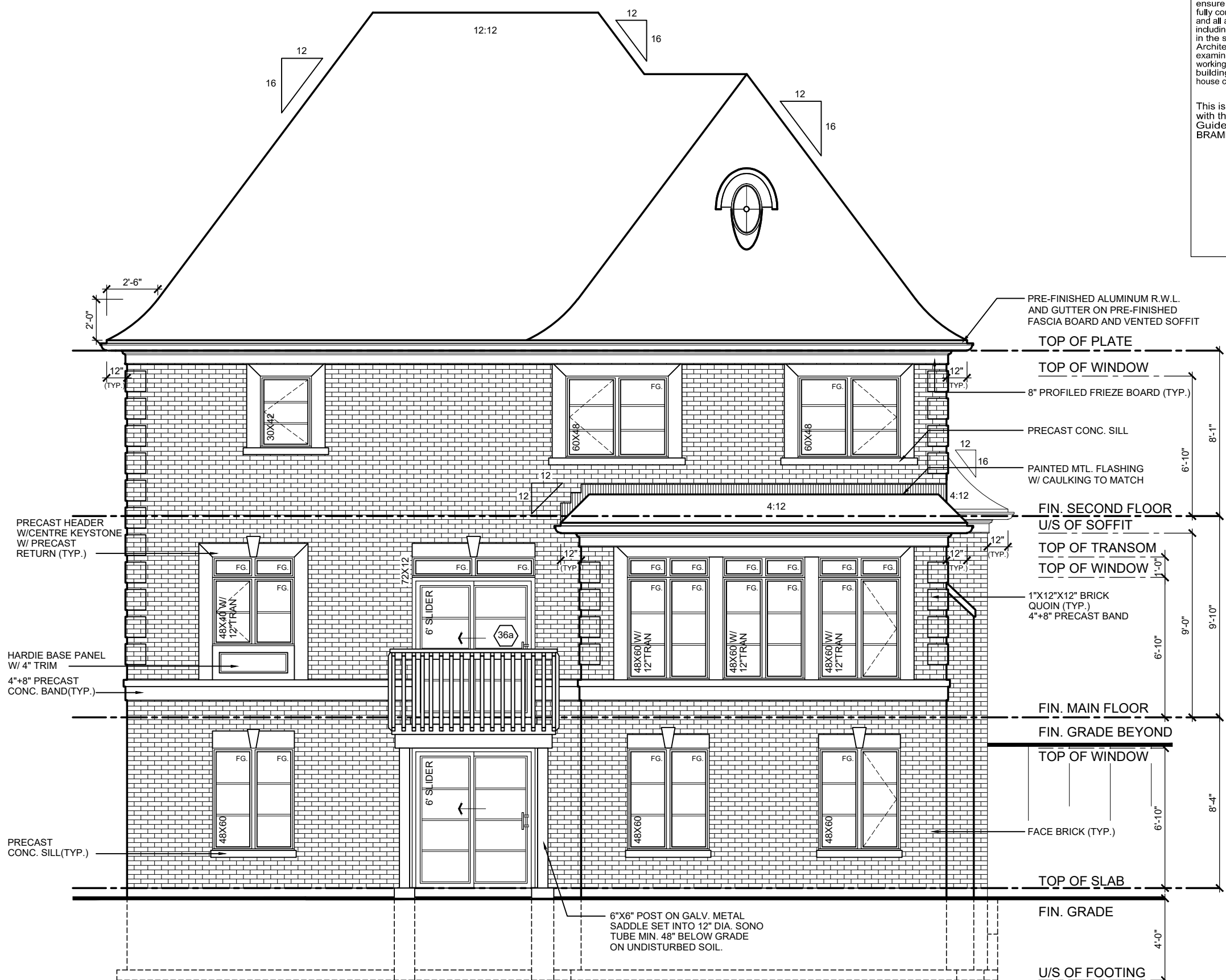
GARAGE WALL



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# A19






UPGRADED REAR ELEVATION 'C'  
W.O.B. CONDITION

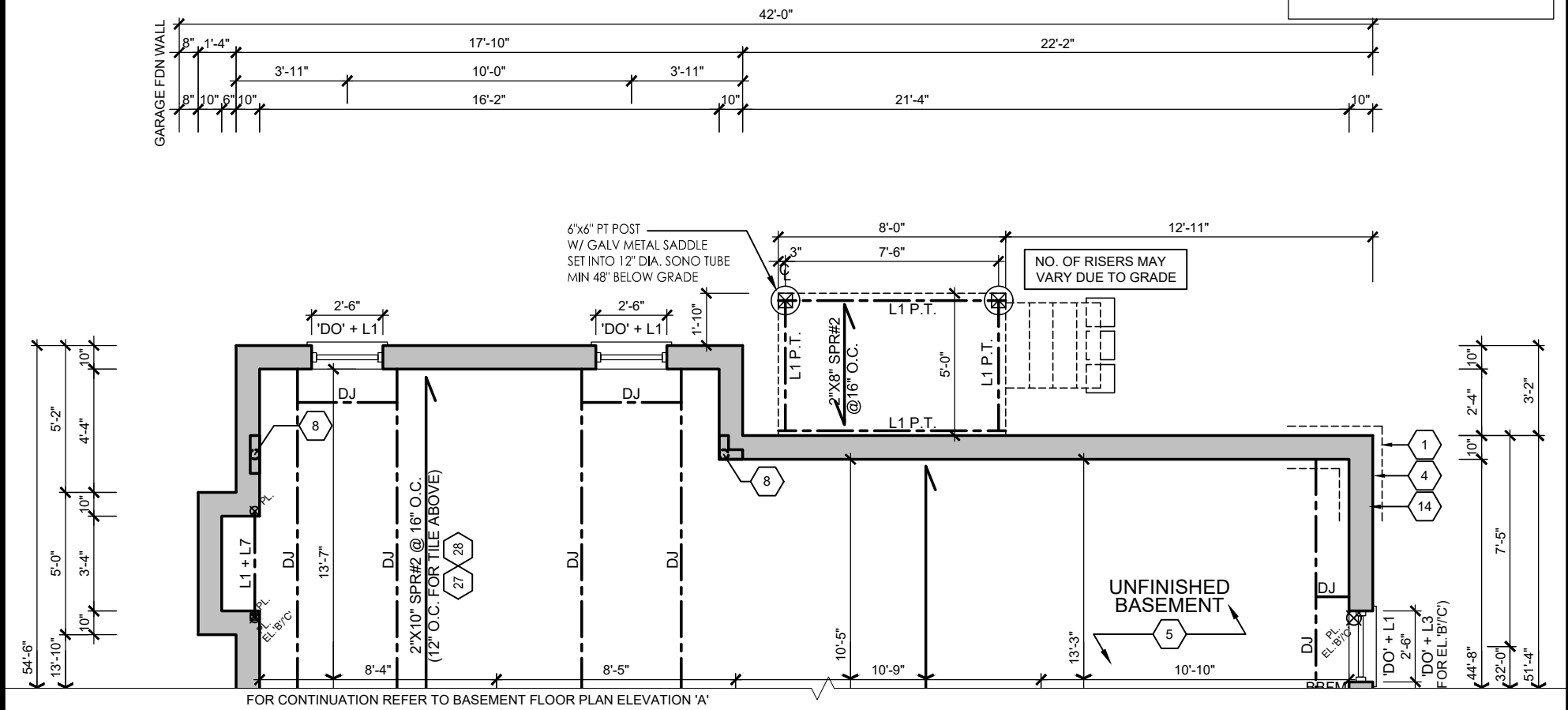
**NOTE A:**  
FOR LOTS IN EXECUTIVE AREA WHERE  
A DECK IS PROVIDED, IT MUST BE OF AN UPGRADED  
DESIGN. THIS INCLUDES AN UPGRADED RAILING DESIGN,  
& STAINING OF WOOD IN A TONE COMPLEMENTARY TO  
THE EXTERIOR COLOUR OF THE HOME.  
NO PRESSURE TREATED WOOD DECKS, RAILINGS, POSTS  
OR STAIRS.

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.

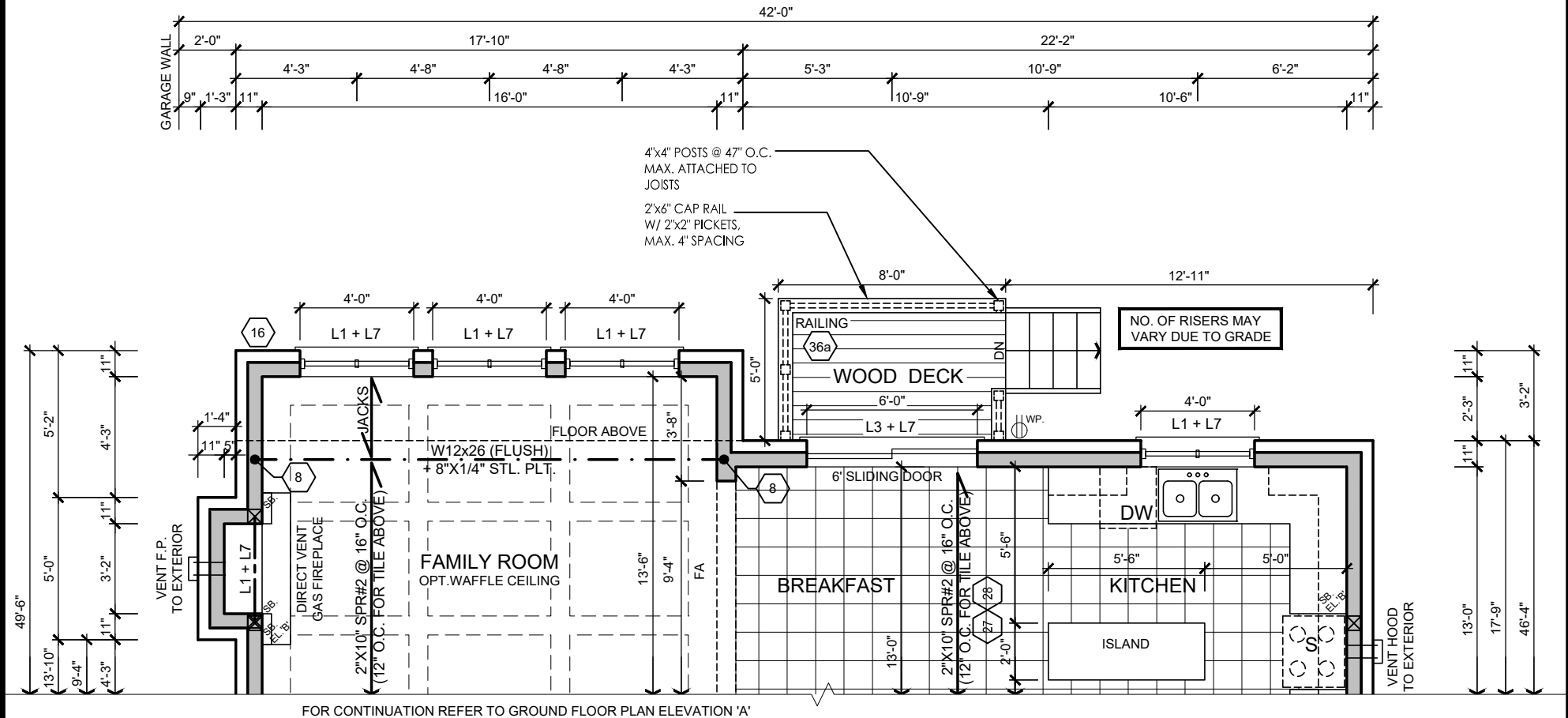
This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the City of BRAMPTON.


 <b>RN design</b> <i>Inspire • Imagine • Create</i> TEL: (905) 738-5177 FAX: (905) 738-5449	MODEL	50-2	No.	ISSUED OR REVISION COMMENTS	DATE	DWN	CHK	SCALE 3/16" = 1'0"
	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	
			2.	ISSUED FOR FINAL	JUNE 22/15	JR	NP	PROJECT NUMBER 14021
								PAGE
								A21
<b>THESE DRAWINGS ARE NOT TO BE SCALED.</b> ALL DIMENSIONS MUST BE VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION. MUST BE REPORTED DIRECTLY TO RN DESIGN LTD. REVISED: JUNE 19, 2015- RN STAFF IN ACCORDANCE TO O.B.C. 2012-2015 ENACTMENT			QUALIFIED DESIGNER BCIN: 41549		SIGNATURE:			
			FIRM BCIN: 26995					
			DATE: FEB. 08, 2016					

PARTIAL BASEMENT FLOOR  
W.O.D. CONDITION



PARTIAL GROUND FLOOR  
W.O.D. CONDITION



 <b>RN design</b> <i>Imagine • Inspire • Create</i> TEL. (905) 738-3177 FAX. (905) 738-5449	MODEL	50-2	No.	ISSUED OR REVISION COMMENTS	DATE	DWN	CHK	SCALE
	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1'0"
			2.	ISSUED FOR FINAL	JUNE 22/15	JR	NP	PROJECT NUMBER 14021
								PAGE  <b>A22</b>
THESE DRAWINGS ARE NOT TO BE SCALED. ALL DIMENSIONS MUST BE VERIFIED BY CONTRACTOR PRIOR TO COMMENCEMENT OF ANY WORK. ANY DISCREPANCIES MUST BE REPORTED DIRECTLY TO RN DESIGN LTD. REVISED: JUNE 19, 2015- RN STAFF IN ACCORDANCE TO O.B.C. 2012-2015 ENACTMENT			I, NATALIE PANDOLFI, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF RN DESIGN LIMITED UNDER DIVISION C, PART 3, SUBSECTION 3.2.4. OF THE BUILDING CODE. I AM QUALIFIED, AND THE FIRM IS REGISTERED, IN THE APPROPRIATE CLASSES/CATEGORIES.		QUALIFIED DESIGNER BCIN: 41549 FIRM BCIN: 26995 DATE: FEB 06/2016		SIGNATURE:	




**NOTE:**  
WINDOW GRILL PATTERN  
SHOWN FOR ELEV. 'A' ONLY  
ELEV. 'B' TO MATCH SAME  
PATTERN AS FRONT ELEV. 'B'

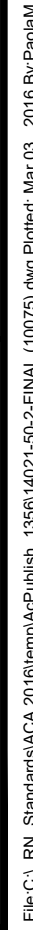
BASEMENT WINDOW SIZES FOR W.O.D.	
4 RISERS	30 X 14
5 RISERS	30 X 24
6 RISERS	36 X 24

**NOTE A:**  
FOR LOTS IN EXECUTIVE AREA WHERE  
A DECK IS PROVIDED, IT MUST BE OF AN UPGRADED  
DESIGN. THIS INCLUDES AN UPGRADED RAILING DESIGN,  
& STAINING OF WOOD IN A TONE COMPLEMENTARY TO  
THE EXTERIOR COLOUR OF THE HOME.  
NO PRESSURE TREATED WOOD DECKS, RAILINGS, POSTS  
OR STAIRS.

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

 <b>RN design</b> <i>Imagine • Inspire • Create</i> TEL. (905) 738-3177 FAX. (905) 738-5449	MODEL	50-2	No.	ISSUED OR REVISION COMMENTS	DATE	DWN	CHK	SCALE	
	CLIENT	HIGHCASTLE HOMES RIVERWALK PHASE 2 BRAMPTON	1.	UPDATE AS PER NEW CODE	MAR 20/15	PV	NP	3/16" = 1/0"	
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CONSTRUCTION NOTES:

COMPLIANCE PACKAGE J - O.B.C. 2012 - 2014 ENACTMENT

(UNLESS OTHERWISE NOTED)  
-ALL CONSTRUCTION TO CONFORM TO THE ONTARIO BUILDING CODE (O.B.C.) AND ALL OTHER CODES AND LOCAL AUTHORITIES HAVING JURISDICTION.  
-ALL DIMENSIONS GIVEN FIRST IN IMPERIAL FOLLOWED BY METRIC.  
-THERMAL RESISTANCE VALUES BASED ON ZONE 1

FOOTINGS / SLABS:

TYPICAL STRIP FOOTING:

O.B.C. 9.15.3.  
-BASED ON 16'-1"(4.9m) MAX. SUPPORTED JOIST LENGTH  
-MIN. 2200psi (15MPa) CONCRETE AFTER 28 DAYS  
-SHALL REST ON UNDISTURBED SOIL, ROCK OR COMPACTED GRANULAR FILL W/ MIN. 10.9psi (75kPa) BEARING CAPACITY  
-FTG. TO HAVE CONTINUOUS KEY  
-FTG. SIZES MAY BE REDUCED FOR SOILS W/ GREATER BEARING CAPACITY (AS PER SOILS ENGINEERING REPORT)

TYPICAL STRIP FOOTING: (EXTERIOR WALLS)

O.B.C. 9.15.3.5.  
-FTG. TO EXTEND MIN. 4'-0" (1200mm) BELOW GRADE  
BRICK VENEER      -1 STOREY      -13" X 4"      (330mm X 100mm)  
                             -2 STOREY      -19" X 6"      (485mm X 155mm)  
                             -3 STOREY      -26" X 9"      (660mm X 230mm)  
  
SIDING-                -1 STOREY      -10" X 4"      (255mm X 100mm)  
                             -2 STOREY      -14" X 4"      (360mm X 100mm)  
                             -3 STOREY      -18" X 5"      (460mm X 130mm)

TYPICAL STRIP FOOTING: (INTERIOR BEARING WALLS)

O.B.C. 9.15.3.6.  
-1 STOREY MASONRY      -16" X 4"      (410mm X 100mm)  
-1 STOREY STUD            -12" X 4"      (305mm X 100mm)  
-2 STOREY MASONRY      -26" X 9"      (650mmX 230mm)  
-2 STOREY STUD            -18" X 5"      (450mm X 130mm)  
-3 STOREY MASONRY      -36" X 14"      (900mm X 360mm)  
-3 STOREY STUD            -24" X 8"      (600mm X 200mm)

STEP FOOTING:

O.B.C. 9.15.3.9.  
-23 5/8" (600mm) MAX. VERTICAL RISE & 23 5/8" (600mm) MIN. HORIZONTAL RUN.

DRAINAGE TILE OR PIPE:

O.B.C. 9.14.3.  
-4" (100mm) MIN. DIA. LAID ON UNDISTURBED OR WELL COMPACTED SOIL W/ TOP OF TILE OR PIPE TO BE BELOW BOTTOM OF FLR. SLAB.  
-COVER TOP & SIDES OF TILE OR PIPE W/ 5 7/8" (150mm) OF CRUSHED STONE OR OTHER COURSE CLEAN GRANULAR MATERIAL.  
-TILE SHALL DRAIN TO A SEWER, DRAINAGE DITCH, OR DRY WELL.

BASEMENT SLAB:

O.B.C. 9.13. & 9.16.  
-3" (75mm) CONCRETE SLAB  
-2200psi (15MPa) AFTER 28 DAYS - O.B.C. 9.16.4.5.  
-DAMPPROOF BELOW SLAB W/ MIN. 0.006" (0.15mm) POLYETHYLENE OR TYPE 'S' ROLL ROOFING W/ 4" (100mm) LAPPED JOINTS.  
-DAMPPROOFING MAY BE OMITTED IF CONCRETE HAS MIN. 3600psi(25MPa) COMPRESSIVE STRENGTH AFTER 28 DAYS  
-4" (100mm) OF COURSE GRANULAR MATERIAL  
-PROVIDE BOND BREAKING MATERIAL BETWEEN SLAB & FTG.  
-WHERE SLAB IS REQUIRED TO BE WATERPROOFED IT SHALL CONFORM TO O.B.C. 9.13.3.  
-FLOOR DRAIN PER O.B.C.9.31.4.4.  
-R10 (RSI 1.76) INSULATION AT PERIMETER OF SLAB WHERE GRADE IS WITHIN 23-1/2" (600mm) OF BASEMENT SLAB EDGE. INSULATION TO EXTEND TO NOT LESS THAN 23-1/2" (600mm) BELOW EXTERIOR GRADE LEVEL (O.B.C. SB-12 - 2.1.1.6 (5))  
- UNLESS IT CAN BE DEMONSTRATED THAT SOIL GAS DOES NOT CONSTITUTE A PROBLEM, SOIL GAS CONTROL SHALL CONFIRM TO SUPPLEMENTARY STANDARD (O.B.C. SB-9)

SLAB ON GROUND:

5a  
-3" (75mm) CONCRETE SLAB - O.B.C. 9.16.4.3.  
-2200psi (15MPa) AFTER 28 DAYS - O.B.C. 9.16.4.5.  
-DAMPPROOF BELOW SLAB W/ MIN. 0.006" (0.15mm) POLYETHYLENE OR TYPE 'S' ROLL ROOFING W/ 4" (100mm) LAPPED JOINTS.  
-DAMPPROOFING MAY BE OMITTED IF CONCRETE HAS MIN. 3600psi(25MPa) COMPRESSIVE STRENGTH AFTER 28 DAYS  
-R10 (RSI 1.76) INSULATION UNDER ENTIRE SLAB WHERE THE ENTIRE SLAB IS WITHIN 23-1/2" (600mm) OF GRADE.  
-4" (100mm) OF COURSE GRANULAR MATERIAL  
-PROVIDE BOND BREAKING MATERIAL BETWEEN SLAB & FTG.  
-WHERE SLAB IS REQUIRED TO BE WATERPROOFED IT SHALL CONFORM TO O.B.C. 9.13.3.  
-FLOOR DRAIN PER O.B.C.9.31.4.4.  
- UNLESS IT CAN BE DEMONSTRATED THAT SOIL GAS DOES NOT CONSTITUTE A PROBLEM, SOIL GAS CONTROL SHALL CONFIRM TO SUPPLEMENTARY STANDARD (O.B.C. SB-9)

GARAGE SLAB / EXTERIOR SLAB:

6  
-4"(100mm) CONCRETE SLAB  
-4650psi (32MPa) COMPRESSIVE STRENGTH AFTER 28 DAYS FOR UNREINFORCED CONC. & W/ 5-8% AIR ENTRAINMENT - O.B.C. 9.3.1.6.  
-6" X 6" (W2.9 X W 2.9) WIRE MESH LOCATED NEAR MID-DEPTH OF SLAB  
-4" (100mm) OF COURSE GRANULAR MATERIAL  
-ANY FILL PLACED UNDER SLAB , OTHER THAN COURSE CLEAN GRANULAR MATERIAL, SHALL BE COMPACTED.

PILASTERS:

7  
O.B.C. 9.15.5.3.  
PILASTER  
-CONCRETE NIB - 4" X 12" (100mm X 300mm)  
-BLOCK NIB - 4" X 12" (100mm X 300mm) BONDED & TIED TO WALL AS PER O.B.C. 9.20.11.2. TOP 7 7/8" (200mm) SOLID.  
OR  
BEAM POCKET

-4" (100mm) INTO FDN. WALL W/ WIDTH TO MATCH BEAM SIZE.  
-1/2" (13mm) SPACE AROUND WOOD BEAMS (O.B.C. 9.23.2.2.)

STRUCTURAL COLUMNS

-SIZES BASED ON COLUMN SUPPORTING BEAMS CARRYING LOADS FROM NOT MORE THAN 2 WOOD FRAME FLOORS. WHERE THE LENGTHS OF JOISTS CARRIED BY SUCH BEAMS DO NOT EXCEED 16'-1" (4.9m) AND THE LIVE LOAD ON ANY FLOOR DOES NOT EXCEED 50psf (2.4kPa).

STEEL PIPE COLUMN:

8  
O.B.C. 9.15.3.4. & 9.17.3.  
-FIXED COLUMN  
-MIN. 3 1/2" (90mm) DIA. W/ 3/16" (4.76mm) WALL THICKNESS  
-FOR STEEL BEAMS, CLIPS @ TOP & MIN. 6" X 4" X 1/4" (152mmX 100mmx 6.35mm) STEEL BTM. PLATE  
-FOR WOOD BEAMS, MIN. 4"x4"x1/4" (100mmX 100mm X 6.35mm) STEEL TOP & BTM. PLATES, OR TOP PLATE TO EXTEND MIN. WIDTH OF BEAM  
-ADJUSTABLE COLUMNS TO CONFORM TO CAN/CGSB-7.2-M WHERE IMPOSED LOAD DOES NOT EXCEED 36 KN (O.B.C. 9.17.3.4.)  
COL. SPACING:                FTG SIZE:  
2 STOREY  
-MAX. 9'-10" (2997mm)                - 34" X 34" X 16"  
    - (860mmX 860mmX 400mm)  
-MAX. 16'-0" (4880mm)                - 44" X 44" X 21"  
    - (1120mmX 1120mmX 530mm)  
  
3 STOREY  
-MAX. 9'-10" (2997mm)                - 40" X 40" X 19"  
    - (1010mmX 1010mmX 480mm)  
-MAX. 16'-0" (4880mm)                - 51" X 51" X 24"  
    - (1295mmX 1295mmX 610mm)  
-WHERE COL. SITS ON FDN. WALL, USE 4" X 8" X 5/8" (100mmX 200mmX 16mm) STEEL PLATE WITH 2-5/8" (16mm) ANCHOR BOLTS

CLIENT SPECIFIC REVISIONS

WOOD COLUMN:

O.B.C. 9.17.4.1.  
-5 1/2" X 5 1/2" (140mm X 140mm) SOLID WOOD COLUMN.  
-METAL SHOE ANCHORED TO FOOTING  
-25" X 25" X 12" (640mmX 640mmX 300mm) CONC. PAD (1 FLOOR SUPPORTED W/ 9'-10" COL. SPACING)  
-34" X 34" X 14" (860mmX 860mmX 360mm) CONC. PAD (2 FLOORS SUPPORTED W/ 9'-10" COL. SPACING)

BLOCK PARTY WALL BEAM END BEARING: (WOOD BEAM / GIRDER TRUSSES)

10  
-2"X8"X12" LEDGER BOARD FASTENED W/ 2/ 1/2" ANCHOR BOLTS @ 4" O.C.  
-WHERE WOOD BEAMS BEAR ON FIREWALLS USE GENERAL NOTE 11  
WHERE REQUIRED TO OBTAIN 5" SEPARATION DISTANCE BETWEEN ADJACENT BEAMS

BLOCK PARTY WALL BEAM END BEARING: (STEEL BEAM)

11  
-12"X11"X 5/8" STL. PLATE ON TOP OF SOLID CONCRETE BLOCK WITH 2- 1/2"Ø x8" ANCHOR BOLTS.

WALL ASSEMBLIES:

FOUNDATION WALL:

14  
O.B.C. 9.15.4.2.  
-FOR WALLS NOT EXCEEDING 8'-2" (2500mm) IN Laterally Supported HEIGHT.  
-8" (200mm) SOLID 2200psi (15MPa) CONCRETE  
-MAX. UNSUPPORTED HEIGHT OF 3'-11" (1200mm) & MAX. SUPPORTED HEIGHT OF 7'-0" (2150mm) MEASURED FROM GRADE TO FINISHED BASEMENT FLOOR.  
-FOR WALLS NOT EXCEEDING 9'-0" (2750mm) IN Laterally Supported HEIGHT.  
-10" (250mm) SOLID 2200psi (15MPa) CONCRETE  
-MAX. UNSUPPORTED HEIGHT OF 4'-7" (1400mm) & MAX. SUPPORTED HEIGHT OF 8'-6" (2600mm) MEASURED FROM GRADE TO FINISHED BASEMENT FLOOR.  
-LATERAL SUPPORT PROVIDED BY ANCHORED SILL PLATE TO JOISTS.  
-FOR CONDITIONS EXCEEDING THESE MAXIMUMS AN ALTERNATIVE IN CONFORMANCE TO O.B.C.- T.9.15.4.1 SHALL BE USED OR IT SHALL BE DESIGNED UNDER O.B.C.- PART 4  
-WALL SHALL EXTEND A MIN. 5 7/8" (150mm) ABOVE GRADE  
-INSULATE W/ R12 (RSI 2.11) FROM UNDERSIDE OF SUBFLOOR TO NOT MORE THAN 8" (200mm) ABOVE FINISHED FLOOR OF BASEMENT (ZONE 1. O.B.C. T.2.1.1.2.A.)  
-BACK FILL W/ NON-FROST SUSCEPTIBLE SOIL

REDUCTION OF THICKNESS:

O.B.C. 9.15.4.7.  
-WHERE THE TOP OF THE FOUNDATION WALL IS REDUCED IN THICKNESS TO ALLOW MASONRY FACING, THE MIN. REDUCED THICKNESS SHALL NOT BE LESS THAN 3-1/2" (90mm) THICK.  
-TIE TO FACING MATERIAL WITH METAL TIES SPACED MAX. @ 7 7/8" (200mm) VERTICALLY O.C. & 2'-11" (900mm) HORIZONTALLY.  
-FILL SPACE BETWEEN WALL AND FACING SOLID W/ MORTAR  
-WHERE WALL IS REDUCED FOR JOISTS, THE REDUCED THICKNESS SHALL BE MAX. 13-3/4" (350mm) HIGH & MIN. 3-1/2" (90mm) THICK

DAMPPROOFING & WATERPROOFING:

-DAMPPROOF THE EXTERIOR FACE OF WALL BELOW GRADE AS PER O.B.C. 9.13.2.  
-WHERE INSULATION EXTENDS TO MORE THAN 4'-9" (1450mm) BELOW GRADE, A FDN. WALL DRAINAGE LAYER SHALL BE PROVIDED IN CONFORMANCE TO O.B.C. 9.14.2.1.(2) (3) (4)  
-FINISHED BASEMENTS SHALL HAVE INTERIOR DAMPPROOFING EXTENDING FROM SLAB TO GRADE LEVEL & SHALL CONFORM TO O.B.C. 9.13.3.3.(3)  
-WHERE HYDROSTATIC PRESSURE OCCURS, FDN. WALLS SHALL BE WATERPROOFED AS PER O.B.C. 9.13.3.  
-WALLS THAT ARE WATERPROOFED DO NOT REQUIRE DAMPPROOFING.

FOUNDATION WALLS @ UNSUPPORTED OPENINGS:

14c  
-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.  
-BARS TO HAVE MIN. 2" (50mm) CONCRETE COVER  
-BARS TO EXTEND 2'-0" (600mm) BEYOND BOTH SIDES OF OPENING.

FRAME WALL CONSTRUCTION:

15  
O.B.C. 9.23.  
-SIDING OR STUCCO AS PER ELEVATIONS, MIN. 7 7/8" (200mm) FROM FINISHED GRADE (O.B.C. 9.28.1.4. & 9.27.)  
-WALL SHEATHING MEMBRANE AS PER O.B.C. 9.27.3.2.  
-1/4" (6mm) PLYWOOD (EXTERIOR TYPE) OR EQUIVALENT AS PER O.B.C. 9.23.16.  
-2" X 6" (38mm X 140mm) WOOD STUDS @ 16" (400mm) O.C.  
-MIN. R22 (RSI 3.87) INSULATION (ZONE 1. O.B.C. T.2.1.1.2.A.)  
-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C. 9.25.3. & 9.25.4..  
-1/2" (12.7mm) GYPSUM BOARD  
NOTE - SUPPORT FOR 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =  
-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

REQ. FOR FIRE RATING (LESS THAN 4'-0" LIMITING DISTANCE):

O.B.C. SB-3 WALL = EW1b (STC = N/A, FIRE = 45 MIN)  
FOR 45 MINUTE FIRE RATED WALL REQUIREMENTS SUBSTITUTE THE FOLLOWING MATERIALS:  
-REPLACE R22 (RSI 3.87) INSULATION WITH R22 (RSI 3.87) ABSORPTIVE INSULATING MATERIAL WITH A MASS OF AT LEAST 4.8 kg/ sq.m.  
-REPLACE 1/2" (12.7mm) INTERIOR GYPSUM BOARD WITH 1/2" (12.7mm) TYPE 'X' GYPSUM BOARD.

REQ. FOR FIRE RATING (LESS THAN 2'-0" LIMITING DISTANCE):

-REFER TO REQUIREMENTS FOR LESS THAN 4'-0" LIMITING DISTANCE AND ADD/REPLACE THE FOLLOWING:  
-NON-COMBUSTABLE SIDING OR STUCCO AS PER ELEVATIONS (REFER TO MANUFACTURER'S SPECIFICATIONS).  
OR  
-VINYL SIDING IS PERMITTED PER O.B.C. 9.10.15.5.(3). OVER 1/2" (12.7mm) GYPSUM EXTERIOR SHEATHING WHICH REPLACES EXTERIOR PLYWOOD OR EQUIV.

ALTERNATE FRAME WALL CONSTRUCTION:

15c  
O.B.C. 9.23.  
-SIDING OR STUCCO AS PER ELEVATIONS, MIN. 7 7/8" (200mm) FROM FINISHED GRADE (O.B.C. 9.28.1.4. & 9.27.)  
-1 1/2" (38mm) R8 (RSI 1.41) RIGID INSULATION W/ TAPED JOINTS (O.B.C. 9.27.3.4.)  
-BRACE W/ CONT. 16 GAUGE STEEL 'T' BRACES FROM TOP PLATE TO BTM. PLATE FOR THE FULL LENGTH OF WALL, OR CONT. 2" X 4" (38mmX 89mm) SOLID WOOD BLOCKING @ APPROXIMATELY 45 DEG. FROM TOP PLATE TO BTM. PLATE FOR FULL LENGTH OF WALL.  
-2" X 4" (38mmX 89mm) WOOD STUDS @ 16" (400mm) O.C. @ 12" (300mm) O.C. ON BOTTOM FLR. WHEN 3 STOREYS.  
-R14 (RSI 2.46) INSULATION (ZONE 1. O.B.C. T.2.1.1.2.A.)  
-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.  
-1/2" (12.7mm) GYPSUM BOARD.  
NOTE - SUPPORT FOR 2 + 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =  
-FOR 2 FLOORS SUPPORTED ABOVE, 2" X 4" (38mmX 89mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.  
-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

REQ. FOR FIRE RATING (LESS THAN 4'-0" LIMITING DISTANCE):

O.B.C. SB-3 WALL = EW1b (STC = N/A, FIRE = 45 MIN)  
FOR 45 MINUTE FIRE RATED WALL REQUIREMENTS SUBSTITUTE AND/OR ADD THE FOLLOWING MATERIALS:  
-ADD 1/4" (6mm) PLYWOOD (EXTERIOR TYPE) OR EQUIVALENT AS PER O.B.C. 9.23.16. BETWEEN RIGID INSULATION AND WOOD STUD.  
-REPLACE R14 (RSI 2.46) INSULATION WITH R14 (RSI 2.46) ABSORPTIVE INSULATING MATERIAL WITH A MASS OF AT LEAST 2.8 kg/ sq.m.  
-REPLACE 1/2"(12.7mm) GYPSUM BD. W/ 1/2" (12.7mm) TYPE 'X' GYPSUM BD.

REQ. FOR FIRE RATING (LESS THAN 2'-0" LIMITING DISTANCE):

-REFER TO REQUIREMENTS FOR LESS THAN 4'-0" LIMITING DISTANCE AND ADD/REPLACE THE FOLLOWING:  
-NON-COMBUSTABLE SIDING OR STUCCO AS PER ELEVATIONS (REFER TO MANUFACTURER'S SPECIFICATIONS).  
OR  
-VINYL SIDING IS PERMITTED PER O.B.C. 9.10.15.5.(3). OVER SHEATHING PAPER OVER 1/2" (12.7mm) GYPSUM EXTERIOR SHEATHING ON EXTERIOR SIDE OF RIGID INSULATION

FRAME WALL CONSTRUCTION @ GARAGE:

15b  
O.B.C. 9.23.  
-SIDING OR STUCCO AS PER ELEVATIONS, MIN. 7 7/8" (200mm) FROM FINISHED GRADE (O.B.C. 9.28.1.4. & 9.27.)  
-WALL SHEATHING MEMBRANE AS PER O.B.C. 9.27.3.2.  
-1/4" (6mm) PLYWOOD (EXTERIOR TYPE) OR EQUIVALENT AS PER O.B.C. 9.23.16.  
-2" X 4" (38mmX 89mm) WOOD STUDS @ 16" (400mm) O.C.  
-1/2" (12.7mm) GYPSUM BOARD  
NOTE - SUPPORT FOR 2 + 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =  
-FOR 2 FLOORS SUPPORTED ABOVE, 2" X 4" (38mmX 89mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.  
-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

REQ. FOR FIRE RATING (LESS THAN 4'-0" LIMITING DISTANCE):

O.B.C. SB-3 WALL = EW1b (STC = N/A, FIRE = 45 MIN)  
FOR 45 MINUTE FIRE RATED WALL REQUIREMENTS SUBSTITUTE AND/OR ADD THE FOLLOWING MATERIALS:  
-ADD ABSORPTIVE MATERIAL WITH A MASS OF AT LEAST 2.8 kg/ sq.m.  
-REPLACE 1/2"(12.7mm) GYPSUM BD. W/ 1/2" (12.7mm) TYPE 'X' GYPSUM BD.  
REQ. FOR FIRE RATING (LESS THAN 2'-0" LIMITING DISTANCE):

-REFER TO REQUIREMENTS FOR LESS THAN 4'-0" LIMITING DISTANCE AND ADD/REPLACE THE FOLLOWING:  
-NON-COMBUSTABLE SIDING OR STUCCO AS PER ELEVATIONS (REFER TO MANUFACTURER'S SPECIFICATIONS).  
OR  
-VINYL SIDING IS PERMITTED PER O.B.C. 9.10.15.5.(3). OVER SHEATHING PAPER OVER 1/2" (12.7mm) GYPSUM EXTERIOR SHEATHING WHICH REPLACES EXTERIOR PLYWOOD OR EQUIV.

BRICK VENEER CONSTRUCTION:

16  
O.B.C. 9.23.  
-3-1/2" (90mm) FACE BRICK OR 4" (100mm) STONE @ 36'-1" (11m) MAX. HEIGHT  
-MIN. 0.03" (0.76mm) THICK, 7/8" (22mm) WIDE CORROSION RESISTANT STRAPS @ MAX. 15 3/4" (400mm) O.C. HORIZONTAL & 23 5/8" (600mm) O.C. VERTICAL SPACING  
-PROVIDE WEEP HOLES @ 2'-7" (800mm) O.C. @ BTM. COURSE & OVER OPENINGS  
-BASE FLASHING UP TO 5 7/8" (150mm) BEHIND WALL SHEATHING MEMBRANE (O.B.C. 9.20.13.6.(2) )  
-BRICK OR STONE SILLS UNDER OPENINGS, FLASHING UNDER  
-1" (25mm) AIR SPACE  
-WALL SHEATHING MEMBRANE AS PER O.B.C. 9.27.3.2.  
-1/4" (6mm) PLYWOOD (EXTERIOR TYPE) OR EQUIVALENT AS PER O.B.C. 9.23.16  
-2" X 6" (38mmX 140mm) WOOD STUDS @ 16" (400mm) O.C.  
-MIN. R22 (RSI 3.87) INSULATION (ZONE 1. O.B.C. T.2.1.1.2.A.)  
-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.  
-1/2" (12.7mm) GYPSUM BOARD  
NOTE - SUPPORT FOR 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =  
-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

REQ. FOR FIRE RATING (LESS THAN 4'-0" LIMITING DISTANCE):

O.B.C. SB-3 WALL = EW1b (STC = N/A, FIRE = 45 MIN)  
FOR 45 MINUTE FIRE RATED WALL REQUIREMENTS SUBSTITUTE AND/OR ADD THE FOLLOWING MATERIALS:  
-REPLACE R22 (RSI 3.87) INSULATION WITH R22 (RSI 3.87) ABSORPTIVE INSULATING MATERIAL WITH A MASS OF AT LEAST 4.8 kg/ sq.m.  
-REPLACE 1/2"(12.7mm) GYPSUM BD. W/ 1/2" (12.7mm) TYPE 'X' GYPSUM BD.

ALTERNATE BRICK VENEER CONSTRUCTION:

16c  
O.B.C. 9.23.  
-3-1/2" (90mm) FACE BRICK OR 4" (100mm) STONE @ 36'-1" (11m) MAX. HEIGHT  
-MIN. 0.03" (0.76mm) THICK, 7/8" (22mm) WIDE CORROSION RESISTANT STRAPS @ MAX. 15 3/4" (400mm) O.C. HORIZONTAL & 23 5/8" (600mm) O.C. VERTICAL SPACING  
-PROVIDE WEEP HOLES @ 2'-7" (800mm) O.C. @ BTM. COURSE & OVER OPENINGS  
-BASE FLASHING UP TO 5 7/8" (150mm) BEHIND WALL SHEATHING MEMBRANE (O.B.C. 9.20.13.6.(2) )  
-BRICK OR STONE SILLS UNDER OPENINGS, FLASHING UNDER  
-1" (25mm) AIR SPACE  
-1 1/2" (38mm) R8 (RSI 1.41) RIGID INSULATION W/ TAPED JOINTS (O.B.C. 9.27.3.4.)  
-2" X 4" (38mmX 89mm) WOOD STUDS @ 16" (400mm) O.C. @ 12" (300mm) O.C. ON BOTTOM FLR. WHEN 3 STOREYS  
-BRACE W/ CONT. 16 GAUGE STEEL 'T' BRACES FROM TOP PLATE TO BTM. PLATE FOR THE FULL LENGTH OF WALL, OR  
-CONT. 2" X 4" (38mmX 89mm) SOLID WOOD BLOCKING @ APPROXIMATELY 45 DEG. FROM TOP PLATE TO BTM. PLATE FOR FULL LENGTH OF WALL  
-R14 (RSI 2.46) INSULATION  
-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.  
-1/2" (12.7mm) GYPSUM BOARD  
NOTE - SUPPORT FOR 2 + 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =  
-FOR 2 FLOORS SUPPORTED ABOVE, 2" X 4" (38mmX 89mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.  
-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

REQ. FOR FIRE RATING (LESS THAN 4'-0" LIMITING DISTANCE):

O.B.C. SB-3 WALL = EW1b (STC = N/A, FIRE = 45 MIN)  
FOR 45 MINUTE FIRE RATED WALL REQUIREMENTS SUBSTITUTE AND/OR ADD THE FOLLOWING MATERIALS:  
-ADD 1/4" (6mm) PLYWOOD (EXTERIOR TYPE) OR EQUIVALENT AS PER O.B.C. 9.23.16. BETWEEN RIGID INSULATION AND WOOD STUD.  
-REPLACE R14 (RSI 2.46) INSULATION WITH R14 (RSI 2.46) ABSORPTIVE INSULATING MATERIAL WITH A MASS OF AT LEAST 2.8 kg/ sq.m.  
-REPLACE 1/2"(12.7mm) GYPSUM BD. W/ 1/2" (12.7mm) TYPE 'X' GYPSUM BD.

BRICK VENEER CONSTRUCTION @ GARAGE:

16b  
O.B.C. 9.23.  
-3-1/2" (90mm) FACE BRICK OR 4" (100mm) STONE @ 36'-1" (11m) MAX. HEIGHT  
-MIN. 0.03" (0.76mm) THICK, 7/8" (22mm) WIDE CORROSION RESISTANT STRAPS @ MAX. 15 3/4" (400mm) O.C. HORIZONTAL & 23 5/8" (600mm) O.C. VERTICAL SPACING  
-PROVIDE WEEP HOLES @ 2'-7" (800mm) O.C. @ BTM. COURSE & OVER OPENINGS  
-BASE FLASHING UP TO 5 7/8" (150mm) BEHIND WALL SHEATHING MEMBRANE (O.B.C. 9.20.13.6.(2) )  
-BRICK OR STONE SILLS UNDER OPENINGS, FLASHING UNDER  
-1" (25mm) AIR SPACE  
-WALL SHEATHING MEMBRANE AS PER O.B.C. 9.27.3.2.  
-1/4" (6mm) PLYWOOD (EXTERIOR TYPE) OR EQUIVALENT AS PER O.B.C. 9.23.16  
-2" X 4" (38mmX 89mm) WOOD STUDS @ 16" (400mm) O.C.  
-1/2" (12.7mm) GYPSUM BOARD  
NOTE - SUPPORT FOR 2 + 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =  
-FOR 2 FLOORS SUPPORTED ABOVE, 2" X 4" (38mmX 89mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.  
-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

THESE DRAWINGS ARE NOT TO BE SCALED. ALL DIMENSIONS MUST BE VERIFIED BY CONTRACTOR PRIOR TO COMMENCEMENT OF ANY WORK. ANY DISCREPANCIES MUST BE REPORTED DIRECTLY TO RN DESIGN LTD

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I, NATALIE PANDOLFI DECLARE THAT I HAVE REVIEWED AND TAKEN DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF **RN DESIGN LTD** UNDER DIVISION C, PART-3 SUBSECTION-3.2.4 OF THE BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED IN THE APPROPRIATE CLASSES / CATEGORIES.

QUALIFIED DESIGNER BCIN: 41549  
FIRM BCIN: 26995  
DATE: JUNE 22/15

SIGNATURE:

client  
Highcastle Homes

project  
Riverwalk Phase 2

#	revisions	date	dwn	chk	#	revisions	date	dwn	chk
1	ISSUED FOR FINAL	22-Jun-15	JR	NP	5				
2					6				
3					7				
4					8				

location  
Brampton

marketing name

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model  
50-2  
scale  
3/16" = 1'0"  
project #  
14021

page

D1

17

18

19

19a

19b

20

21

22

23

REQ. FOR FIRE RATING (LESS THAN 4'-0" LIMITING DISTANCE):

O.B.C. SB-3 WALL = EW1b (STC = N/A, FIRE = 45 MIN)

FOR 45 MINUTE FIRE RATED WALL REQUIREMENTS SUBSTITUTE AND/OR ADD THE FOLLOWING MATERIALS:

-ADD R15 (RSI 2.64) ABSORPTIVE MATERIAL WITH A MASS OF AT LEAST 2.8 kg/ sq.m.

-REPLACE 1/2"(12.7mm) GYPSUM BD. W/ 1/2" (12.7mm) TYPE 'X' GYPSUM BD.

INTERIOR STUD WALLS:

O.B.C. T.9.23.10.1.

-2" X 4" (38mmX 89mm) WOOD STUDS @ 16" (400mm) O.C. OR

-2" X 6" (38mmX 140mm) WOOD STUDS @ 16" (400mm) O.C. W/

- DOUBLE 2" X 4" OR 2" X 6" TOP PLATES AND SINGLE BOTTOM PLATE

-1/2" (12.7mm) GYPSUM BOARD BOTH SIDES.

BEARING STUD WALL (BASEMENT):

-2" X 4" (38mmX 89mm) WOOD STUDS @ 16" (400mm) O.C. OR

-2" X 6" (38mmX 140mm) WOOD STUDS @ 16" (400mm) O.C. W/

- DBL. 2" X 4" OR 2" X 6" TOP PLATE.

- 2" X 4" OR 2" X 6" BOTTOM PLATE ON DAMPPROOFING MATERIAL.

-1/2" (12.7mm) GYPSUM BOARD BOTH SIDES.

-1/2" (12.7mm) DIA. ANCHOR BOLTS @ 7'-10" (2400mm) O.C.

-FOOTING AS PER GENERAL NOTE #2 W/ 4" CONC. CURB

PARTY WALL - BLOCK:

O.B.C. SB-3 WALL = B6e (STC = 57, FIRE = 2 HR)

-MIN. 1HR FIRE-RESISTANCE RATING CONTINUOUS FROM TOP OF FOOTINGS TO THE U/S OF ROOF DECK

-SPACE BETWEEN TOP OF WALL & ROOF DECK SHALL BE TIGHTLY FILLED W/ MINERAL WOOL OR NONCOMBUSTIBLE MATERIAL & CAULKED TO PREVENT SMOKE PASSAGE

-1/2" (12.7mm) GYPSUM BOARD W/ TAPED JOINTS BOTH SIDES

-2" X 2" (38mmX 38mm) WOOD STRAPPING @ 24" (600mm) O.C. BOTH SIDES

-ABSORPTIVE MATERIAL ON BOTH SIDES FILLING A MINIMUM OF 90% OF THE CAVITY.

-7 1/2" (190mm) HOLLOW BLOCK (NORMAL WEIGHT AGGREGATE)

-STAGGER JOISTS & BEAMS MIN. 3 1/2" (90mm) @ PARTY WALLS AS PER O.B.C. 9.10.9.9.(1) & TABLE 2.1.1. SB-2

-ACOUSTICAL SEALANT AS PER O.B.C. SB-3 (NOTE (2) TO TABLE 1)

PARTY WALL - BLOCK (AGAINST GARAGE):

O.B.C. SB-3 WALL = B5c (STC = 51, FIRE = 2 HR)

-MIN. 1HR FIRE-RESISTANCE RATING CONTINUOUS

-1/2" (12.7mm) GYPSUM BOARD

-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.

-2" X 4" (38mmX 89mm) WOOD STRAPPING @ 16" (400mm) O.C.

-R20 (RSI 3.52) RIGID INSULATION

-7 1/2" (190mm) HOLLOW BLOCK (NORMAL WEIGHT AGGREGATE)

-1/2" (12.7mm) GYPSUM BOARD @ WALL & U/S OF CEILING BETWEEN HOUSE AND GARAGE

-TAPE AND SEAL ALL JOINTS GAS TIGHT

REQ. INSULATION VALUES:

INSULATION VALUES PROVIDED BY CAN/CSA-F280-M90

-RIGID INSULATION = 20.00

-LOW DENSITY CONCRETE BLOCK = 1.70

-WOOD FRAME W/ GYPSUM = 2.72

-AIR FILM - MOVING = 0.68

-AIR FILM - STILL = 0.17

TOTAL "R" VALUE = 25.27

FIREWALL:

O.B.C. 9.10.11. & 3.1.10. & SB-3 WALL = B6e (STC = 57, FIRE = 2 HR)

- ONE FIREWALL IS REQUIRED FOR EVERY 6460 S.F. (600 SQ.M) OF BUILDING AREA, O.B.C. T.3.2.2.47.

-1/2" (12.7mm) GYPSUM BOARD W/ TAPED JOINTS

-2" X 2" (38mmX 38mm) WOOD STRAPPING @ 24" (600mm) O.C. ON BOTH SIDES OF WALL

-SOUND ABSORPTIVE MATERIAL EACH SIDE FILLING 90% OF THE CAVITY

-7 1/2" (190mm) CONC. BLOCK, MIN. 2 HR. FIRE-RESISTANT RATING

-EVERY FIREWALL SHALL BE CONTINUOUS THROUGH ALL BUILDING STOREYS

-STAGGER JOISTS & BEAMS MIN. 5" (130mm) @ FIRE WALLS AS PER O.B.C. 9.10.9.9.(1) & TABLE 2.1.1 SB-2

-ACOUSTICAL SEALANT AS PER O.B.C. SB-3 (NOTE (2) TO TABLE 1)

-PROTRUDE PAST FASCIA @ EAVES W/ BRICK CORBELLING

-EXTEND 5 7/8" (150mm) ABOVE ROOF SURFACES & HAVE ALUMINUM CAP W/ THROUGH WALL FLASHING PER O.B.C. 3.1.10.4.(1)

-WHERE THE DIFFERENCE IN HEIGHT BETWEEN ADJACENT ROOFS IS GREATER THAN 9'10" (3m), WALL NEED NOT EXTEND PAST UPPER ROOF SURFACE PER O.B.C. 3.1.10.4.(2)

PARTY WALL - FOUNDATION:

O.B.C. 9.15.4.2.

-7 7/8" (200mm) SOLID CONC. FOUNDATION WALL @ 2200psi (15MPa)

COMPRESSIVE STRENGTH AFTER 28 DAYS

-FOUNDATION WALL TO REST ON FOOTING PER GENERAL NOTE #2

PARTY WALL - WOOD STUD:

O.B.C. SB-3 WALL = W13a (STC = 57, FIRE = 1 HR)

-MIN. 1HR FIRE-RESISTANCE RATING CONTINUOUS FROM TOP OF FOOTINGS TO THE U/S OF ROOF DECK

-2 ROWS 2"X4"(38mmX 89mm) STUDS @ 16"(400mm) O.C. W/ SEPARATE 2" X 4" (38mmX 89mm) BOTTOM PLATE & SEPARATE DOUBLE 2" X 4" (38mmX 89mm) TOP PLATES

-SOUND ABSORPTIVE MATERIAL ON BOTH SIDES FILLING A MINIMUM OF 90% OF THE CAVITY.

-5/8" (16mm) TYPE 'X' GYPSUM BOARD BOTH SIDES W/ JOINTS TAPED & FILLED.

-ACOUSTICAL SEALANT AS PER O.B.C. SB-3 (NOTE (2) TO TABLE 1)

NOTE - SUPPORT FOR 2 + 3 FLOORS ABOVE - O.B.C. T.9.23.10.1. =

-FOR 2 FLOORS SUPPORTED ABOVE, 2" X 4" (38mmX 89mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

-FOR 3 FLOORS SUPPORTED ABOVE, 2" X 6" (38mmX 140mm) STUDS ARE REQUIRED TO BE SPACED @ 12" (300mm) O.C.

GARAGE WALL & CEILING:

O.B.C. 9.10.9.16.(3)

-1/2" (12.7mm) GYPSUM BOARD ON BOTH SIDES OF WALL & U/S OF CEILING BETWEEN HOUSE AND GARAGE

-TAPE AND SEAL ALL JOINTS GAS TIGHT

-R22 (RSI 3.87) INSULATION IN WALLS.

-R31 (RSI 5.41) INSULATION IN CEILINGS W/ FLOOR ABOVE

-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.. FOR FLOOR ABOVE.

-INSULATION AROUND DUCTS AND PIPING NOT TO ENCROACH MIN. REQUIRED GARAGE AREA (REFER TO MUNICIPAL STANDARDS).

-1/2" (12.7mm) GYPSUM BOARD

-ROOF FRAMING MEMBERS ARE FASTENED TO TOP PLATES WITH 4 - 3 1/4" (82mm) TOE NAILS

-BOTTOM PLATES ARE FASTENED TO FLOOR JOISTS, BLOCKING OR RIM JOIST WITH 3 1/4" (82mm) NAILS AT 7 7/8" (200mm) O.C.

WALLS ADJACENT TO ATTIC SPACE:

-1/2" (12.7mm) GYPSUM BOARD

-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.

-2" X 6" (38mmX 140mm) WOOD STUDS @ 16" (400mm) O.C.

-R22 (RSI 3.87) INSULATION

-1/2" (12.7mm) GYPSUM BOARD OR 1/4" (6mm) PLYWOOD SHEATHING ON ATTIC SIDE.

-ATTIC ACCESS TO BE PROVIDED AS PER O.B.C. 9.19.2.1.

DOUBLE VOLUME WALLS:

O.B.C. 9.23.10.1.

-3/8" (9.5mm) PLYWOOD, OSB OR WATERBOARD SHEATHING

-REFER TO PLAN FOR STUD SPECIFICATION

-STUDS FASTENED AT TOP & BOTTOM WITH 3/ 3-1/4" (82mm) TOE NAILS

-DOUBLE TOP PLATES FASTENED TOGETHER WITH 3" (76mm) AT 7 7/8" (200mm) O.C.

-SOLID BRIDGING AT 3'-11" (1200mm) O.C.

-MIN. R22 (RSI 3.87) INSULATION (ZONE 1, O.B.C. T.2.1.1.2.A.)

-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE WITH O.B.C. 9.25.3. & 9.25.9.

24

24a

25

25a

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30a

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32a

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35

EXPPOSED FLOOR:

-FLOOR AS PER NOTE # 28

-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C.- 9.25.3. & 9.25.4.

-R31 (RSI 5.46) INSULATION

-VENTED ALUMINUM SOFFIT

SUNKEN FINISHED AREAS:

-USE SOLID BUILT-UP WOOD BEARING POST TO SUPPORT SUNKEN AREA AT FOUNDATION WALLS. EXTEND FOOTINGS TO SUPPORT POSTS.

- WHERE GRADING CONDITIONS WILL ALLOW, CHECK FOUNDATION WALLS INSTEAD OF USING BEARING POSTS.

-FLOOR STRUCTURE AS PER NOTE # 28.

DOUBLE MASONRY WYTHE WALL:

O.B.C. 9.20.8.2.

-3 1/2" MASONRY VENEER ON 2" MORTAR JOINT ON 3 1/2" MASONRY VENEER

-WYTHES TO BE TIED W/ METAL TIES INSTALLED AS PER O.B.C. 9.20.9.4.

SILL PLATE REQUIRED FOR ROOF AND CEILING FRAMING MEMBERS

-6" SILL W/ 2" BEARING ON EACH SIDE & ANCHOR BOLTS @ 4'-0" O.C.

NOTE: MASONRY TO BE SOLID & MORTAR JOINT FILLED SOLID FOR FLOOR JOISTS BEARING ON WYTHES. FLOOR JOISTS ARE NOT TO PROJECT INTO CAVITY AREA.

CORBEL MASONRY VENEER:

-MASONRY VENEER TO BE CORBELLED AS PER O.B.C. 9.20.12.3.(1)

FLOOR ASSEMBLIES:

SILL PLATE:

O.B.C. 9.23.7.

-2" X 4" (38mm X 89mm) PLATE

-1/2" (12.7mm) DIA. ANCHOR BOLTS @ 7'-10" (2400mm) O.C. FASTENED TO PLATE W/ NUTS AND WASHERS & SHALL BE EMBEDDED NOT LESS THAN 4" (100mm) INTO FOUNDATION WALL.

-SILL PLATE TO BE CAULKED, OR PLACED ON A LAYER NOT LESS THAN 1" (25mm) THICK BEFORE COMPRESSING, OR FOAM GASKET, OR PLACED ON FULL BED OF MORTAR.

BRIDGING & STRAPPING:

O.B.C. 9.23.9.4.

a) STRAPPING

-1" X 3" (19mmX 64mm) NAILED TO U/S OF JOISTS @ MAX. 6'-11" (2100mm) O.C.

-FASTENED TO SILL OR HEADER @ ENDS

b) BRIDGING

-1" X 3" (19mmX 64mm) OR 2" X 2" (38mmX 38mm) CROSS BRIDGING @ MAX. 6'-11" (2100mm) O.C.

c) BRIDGING & STRAPPING

- a) & b) USED TOGETHER OR

-1 1/2" (38mm) SOLID BLOCKING @ MAX. 6'-11" (2100mm) O.C. USED WITH STRAPPING (a)

d) FURRING OR PANEL TYPE CEILING

-STRAPPING NOT REQUIRED IF FURRING STRIPS OR PANEL TYPE CEILING FINISH IS ATTACHED DIRECTLY TO JOISTS.

FLOOR ASSEMBLY:

O.B.C. 9.23.14.3, 9.23.14.4

-5/8" (15.9mm) WAFERBOARD (R-1 GRADE) OR EQUIVALENT

-FLOOR JOISTS AS PER FLOOR PLANS

PORCH SLABS ABOVE COLD CELLAR:

O.B.C. 9.39.1.4.

-REINFORCED CONCRETE SLABS ABOVE COLD CELLARS THAT ARE SUPPORTED ON FOUNDATION WALLS NOT TO EXCEED 8'-2"

-4 7/8" (125mm) 4650 psi (32 MPa) CONC. SLAB WITH 5 TO 8% AIR ENTRAINMENT

-REINFORCE WITH 10M BARS @ 7 7/8" (200mm) EACH WAY

-1 1/4" (30mm) CLEAR COVER FROM THE BOTTOM OF THE SLAB

-3" (75mm) END BEARING ON FOUNDATION WALL

-23 5/8" (600mm) X 23 5/8" (600mm) 10M DOWELS @ 23 5/8" (600mm) O.C.

EXTERIOR BALCONY ASSEMBLY:

-1 1/4" X 3 1/2" PRESSURE TREATED DECKING W/ 1/4" SPACING

-2"X4" WOOD PURLINS (CUT DIAGONALLY) @ 12" O.C. LAYING UNFASTENED ON SINGLE PLY WATERPROOF ROOF MEMBRANE OR EQUIVALENT ON 5/8" (15.9mm) EXTERIOR GRADE PLYWOOD SHEATHING ON 2"X4" WOOD PURLINS (CUT DIAGONALLY) @ 12" O.C. DIRECTLY ON 2"X8" ROOF JOISTS @ 12" O.C. (OR AS NOTED ON PLAN)

- EXTERIOR GUARD AS PER #36a

- SLOPE ASSEMBLY MINIMUM 2% TO ROOF SCUPPER

REQUIRED FOR OVER HEATED SPACES:

-ADD 2"x2" (38mm x 38mm) CROSS PURLINS @ 16" (400mm) O.C. FOR VENTILATION OVER JOISTS

-ADD R31 (RSI 5.46) INSULATION BETWEEN JOISTS

-ADD CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C. 9.25.3. & 9.25.4.

-ADD 1/2" (12.7mm) GYPSUM BOARD W/ PAINTED CEILING OR

-ADD 5/8" (15.9mm) GYPSUM BOARD W/ TEXTURED CEILING (O.B.C.-T.9.29.5.3.)

EXTERIOR FLAT ROOF ASSEMBLY:

-SINGLE PLY WATERPROOF ROOF MEMBRANE OR EQUIVALENT INSTALLED PER MANUFACTURER'S SPECIFICATIONS.

-1/4" EXTERIOR GRADE WOOD PANEL TYPE UNDERLAY TAPERED PURLINS SLOPED MIN. 2% TO ROOF SCUPPER.

-3/8" EXTERIOR GRADE PLYWOOD SHEATHING ON

-2"X8" ROOF JOISTS @ 12" O.C. (OR AS NOTED ON PLAN)

REQUIRED FOR OVER HEATED SPACES:

-ADD 2"x2" (38mm x 38mm) CROSS PURLINS @ 16" (400mm) O.C. FOR VENTILATION OVER JOISTS

-ADD R31 (RSI 5.46) INSULATION BETWEEN JOISTS

-ADD CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C. 9.25.3. & 9.25.4.

-ADD 1/2" (12.7mm) GYPSUM BOARD W/ PAINTED CEILING OR

-ADD 5/8" (15.9mm) GYPSUM BOARD W/ TEXTURED CEILING (O.B.C. T.9.29.5.3.)

ROOF ASSEMBLIES

TYPICAL ROOF:

O.B.C. 9.26.

-NO. 210 (30. 5KG/m2) ASPHALT SHINGLES

-FOR ROOFS BETWEEN 4:12 & 8:12 PITCH PROVIDE EAVES PROTECTION TO EXTEND UP THE ROOF SLOPE MIN. 2'-11" (900mm) FROM EDGE TO A LINE NOT LESS THAN 12" (300mm) PAST THE INSIDE FACE OF EXTERIOR WALL.

-EAVES PROTECTION LAID BENEATH STARTER STRIP.

-EAVE PROTECTION NOT REQUIRED OVER UNHEATED SPACES.

-STARTER STRIP AS PER O.B.C. 9.26.7.2.

-STARTER STRIP NOT REQUIRED AS PER O.B.C. 9.26.7.2.(3)

-3/8" (10mm) PLYWOOD SHEATHING OR OSB (0-2 GRADE) WITH "H" CLIPS

-APPROVED WOOD TRUSSES @ 24" (600mm) O.C. (REFER TO MANUFACTURER'S LAYOUT)

-TRUSS BRACING AS PER TRUSS MANUFACTURER

-EAVESTROUGH ON PREFINISHED FASCIA AND VENTED SOFFIT (VINYL OR ALUMINUM)

-ATTIC VENTILATION 1:300 OF INSULATED CEILING AREA WITH, 50% AT SOFFIT.

CEILING:

-R50 (RSI 8.8) INSULATION

-CONTINUOUS AIR/VAPOUR BARRIER IN CONFORMANCE W/ O.B.C. 9.25.3. & 9.25.4.

-1/2" (12.7mm) GYPSUM BOARD W/ PAINTED CEILING OR

-5/8" (15.9mm) GYPSUM BOARD W/ TEXTURED CEILING (O.B.C. T.9.29.5.3.)

VAULTED OR CATHEDRAL CEILING:

O.B.C. 9.26. & TABLE A4

-NO. 210 (30. 5KG/m2) ASPHALT SHINGLES

-FOR ROOFS BETWEEN 4:12 & 8:12 PITCH PROVIDE EAVES PROTECTION TO EXTEND UP THE ROOF SLOPE MIN. 2'-11" (900mm) FROM EDGE TO A LINE NOT LESS THAN 12" (300mm) PAST THE INSIDE FACE OF EXTERIOR WALL.

-EAVES PROTECTION LAID BENEATH STARTER STRIP.

-EAVE PROTECTION NOT REQUIRED OVER UNHEATED SPACES OR WHERE ROOF SLOPES ARE 8:12 OR GREATER PER O.B.C. 9.26.5.1.

-STARTER STRIP AS PER O.B.C. 9.26.7.2.

-STARTER STRIP NOT REQUIRED AS PER O.B.C. 9.26.7.2.(3)

-3/8" (10mm) PLYWOOD SHEATHING OR OSB (0-2 GRADE) WITH "H" CLIPS.

36

36a

CONVENTIONAL FRAMING:

O.B.C. TABLE A6 OR A7

-2" X 6" (38mm X 140mm) RAFTERS @ 16" (400mm) O.C. MAX. SPAN 12'-9" (3890mm)

-2"X4" (38mm X 89mm) COLLAR TIES AT MIDSPANS

-CEILING JOISTS TO BE 2" X 6" (38mmX 140mm) @ 16" (400mm) O.C. UNLESS OTHERWISE NOTED.

-HIP & VALLEY RAFTERS TO BE MIN. 2" (50mm) LARGER THAN COMMON RAFTERS & MIN. 1 1/2" (38mm) THICK.

ATTIC ACCESS HATCH:

O.B.C. 9.19.2.1.

-19 3/4" X 27 1/2" (500mm X 700mm) ATTIC HATCH WITH WEATHERSTRIPPING & BACKED W/ R40 (RSI 7.0) INSULATION.

GENERAL:

PRIVATE STAIRS:

O.B.C. 9.8.4.

-MAX. RISE = 7-7/8" (200mm)

-MIN. RUN = 8-1/4" (210mm)

-MIN. TREAD = 9-1/4" (235mm)

-MAX. NOSING = 1" (25mm)

-MIN. HEADROOM = 6'-5" (1950mm)

-MIN. WIDTH = 2'-10" (860mm)

(BETWEEN WALL FACES)

-MIN. WIDTH = 2'-11" (900mm)

(EXIT STAIRS, BETWEEN GUARDS)

ANGLED TREADS:

-MIN. RUN = 5 7/8" (150mm)

-MIN. AVG. RUN = 7 7/8" (200mm)

-FINISHED RAILING ON WOOD PICKETS MAX. 4" BETWEEN PICKETS

-EXTERIOR CONC. STEPS TO HAVE MIN. 9 1/4" (235mm) TREAD & MAX. 7 7/8" (200mm) RISE

-FOUND. WALL REQUIRED WHEN NUMBER OF RISERS EXCEEDS 2

-FTG. FOR FOUND. WALL TO BE MIN. 4'-0" (1220mm) BELOW GRADE

HANDRAILS:

O.B.C. 9.8.7

-ONE HANDRAIL REQUIRED WHERE STAIR WIDTH IS LESS THAN 3'-7" (1100mm)

-TWO HANDRAILS REQUIRED WHERE STAIR WIDTH EXCEEDS 3'-7" (1100mm)

-ONE HANDRAIL IS REQUIRED ON CURVED STAIRS OF ANY WIDTH WITHIN DWELLING UNITS

-HANDRAILS ARE TO BE CONTINUOUS EXCEPT WHERE INTERRUPTED BY DOORWAYS, LANDINGS OR POSTS AT CHANGES IN DIRECTION

HEIGHT:

O.B.C. 9.8.7.4

- 2'-10" (865mm) MIN. TO 3'-2" (965mm) MAX.

- 3'-6" (1070mm) WHERE GUARDS ARE REQUIRED ON LANDINGS

-MEASURED VERTICALLY FROM THE TOP OF THE HANDRAIL TO A STRAIGHT LINE DRAWN FROM THE TANGENT TO THE TREAD NOSING

PROJECTIONS:

O.B.C. 9.8.7.6

-HANDRAILS AND PROJECTIONS BELOW HANDRAILS INCLUDING STEP STRINGERS TO PROJECT A MAXIMUM OF 4" (100mm) INTO THE REQUIRED WIDTH OF THE STAIR

PUBLIC STAIRS:

O.B.C. 9.8.4.

-MAX. RISE = 7-3/32" (180mm)

-MIN. RUN = 11" (280mm)

-MIN. TREAD = 11" (280mm)

-MAX. NOSING = 1" (25mm)

-MIN. HEADROOM = 6'-9" (2050mm)

-MIN. WIDTH = 2'-11" (900mm)

(EXIT STAIRS, BETWEEN GUARDS)

-FINISHED RAILING ON WOOD PICKETS MAX. 4" BETWEEN PICKETS

-FOUND. WALL REQUIRED WHEN NUMBER OF RISERS EXCEEDS 2

-FTG. FOR FOUND. WALL TO BE MIN. 4'-0" (1220mm) BELOW GRADE

HANDRAILS:

O.B.C. 9.8.7

-ONE HANDRAIL REQUIRED WHERE STAIR WIDTH IS LESS THAN 3'-7" (1100mm)

-TWO HANDRAILS REQUIRED WHERE STAIR WIDTH EXCEEDS 3'-7" (1100mm)

-TWO HANDRAILS ARE REQUIRED ON CURVED STAIRS OF ANY WIDTH

-HANDRAILS ARE TO BE CONTINUOUS INCLUDING AT LANDINGS EXCEPT WHERE INTERRUPTED BY DOORWAYS OR NEWEL POSTS AT CHANGES IN DIRECTION

HEIGHT:

O.B.C. 9.8.7.4

- 2'-10" (865mm) MIN. TO 3'-2" (965mm) MAX.

- 3'-6" (1070mm) WHERE GUARDS ARE REQUIRED ON LANDINGS)

- MEASURED VERTICALLY FROM THE TOP OF THE HANDRAIL TO A STRAIGHT LINE DRAWN FROM THE TANGENT TO THE TREAD NOSING

PROJECTIONS:

O.B.C. 9.8.7.6

- HANDRAILS AND PROJECTIONS BELOW HANDRAILS INCLUDING STEP STRINGERS TO PROJECT A MAXIMUM OF 4" (100mm) INTO THE REQUIRED WIDTH OF THE STAIR

TERMINATION:

O.B.C. 9.8.7.3

- ONE HAND RAIL SHALL EXTEND HORIZONTALLY NOT LESS THAN 11 3/4" (300mm) BEYOND THE TOP & BOTTOM OF EACH STAIR AS

FINISH:

O.B.C. 9.8.9.6

-TREADS ARE TO BE WEAR AND SLIP RESISTANT, SMOOTH, EVEN AND FREE FROM DEFECTS

- STAIRS AND RAMPS TO HAVE EITHER A COLOUR CONTRAST OR DISTINCTIVE PATTERN TO DEMARCAT E THE LEADING EDGE OF THE TREADS, LANDING AND THE BEGINNING AND END OF A RAMP

36

36a

INTERIOR GUARDS:

O.B.C. SB-7 & 9.8.8.3.

-GUARDS TO BE 3'-6" (1070mm) HIGH

-FOR DWELLING UNITS GUARDS TO BE A MIN. OF 2'-11" (900mm) HIGH

-INCLUDES WINDOWS OVER STAIRS, RAMPS AND LANDINGS

-PICKETS TO HAVE 4" (100mm) MAX. SPACING

-GUARDS FOR FLIGHTS OF STEPS (EXCEPT EXIT STAIRS) TO BE 2'-11" (900mm) HIGH

EXTERIOR GUARDS:

O.B.C. SB-7 & 9.8.8.3.

-GUARDS ARE REQUIRED WHEN WALKING SURFACE TO GRADE IS GREATER THAN 23 5/8" (600mm).

-GUARDS TO BE 3'-6" (1070mm)

-FOR DWELLING UNITS GUARDS TO BE A MIN. OF 2'-11" (900mm) HIGH

-FOR DWELLING UNITS GUARDS TO BE 3'-6" (1070mm) HIGH WHERE WALKING SURFACE IS MORE THAN 5'-11" (1800mm) ABOVE ADJACENT GRADE.

-PICKETS TO HAVE 4" (100mm) MAX. SPACING

-PROVIDE MID-SPAN POSTS AS PER SB-7.

-GUARDS FOR FLIGHTS OF STEPS (EXCEPT EXIT STAIRS) TO BE 2'-11" (900mm) HIGH

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client

location

project

marketing name

Highcastle Homes

Brampton

Riverwalk Phase 2

#	revisions	date	dwn	chk	#	revisions	date	dwn	chk
1	ISSUED FOR FINAL	22-Jun-15	JR	NP	5				
2					6				
3					7				
4					8				

I, NATALIE PANDOLFI DECLARE THAT I HAVE REVIEWED AND TAKEN DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF **RN DESIGN LTD.** UNDER DIVISION C,PART-3 SUBSECTION-3.2.4 OF THE BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED IN THE APPROPRIATE CLASSES / CATEGORIES.

QUALIFIED DESIGNER BCIN: 41549

FIRM BCIN: 26995

DATE: JUNE 22/15

SIGNATURE:

Imagine • Inspire • Create

model

50-2

scale

3/16" = 1'0"

project #

14021

page

D2

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- 36b

EXTERIOR GUARDS @ JULIET BALCONY:

-FOR RAILING SPANNING MAXIMUM OF 6'-0".

-PROVIDE PREFIN. METAL RAILING W/ 76mm VERTICAL OPENING TO CONFORM WITH O.B.C. APPENDIX A-9.8.8.5.

-GUARDS TO BE 3'-6" (1070mm)

-FOR DWELLING UNITS GUARDS TO BE 2'-11" (900mm) WHERE FLOOR TO GRADE DIFFERENCE IS LESS THAN 5'-11" (1800mm) AS PER O.B.C. 9.8.8.2. OR

-FOR DWELLING UNITS GUARDS TO BE 3'-6" WHERE FLOOR TO GRADE DIFFERENCE IS 5'-11" (1800mm) OR GREATER AS PER O.B.C. 9.8.8.2.

-VERTICAL END RAILING ANCHORED TO CORNER DOUBLE STUDS USING 3 ROWS OF 3/8"Ø MIN. ANCHOR BOLTS EQUALLY SPACED WITH 3" MIN. EMBEDMENT TO STUDS.

-PROVIDE SAME ANCHOR BOLTS @ 36" O.C. FOR BASE PLATE CONNECTION.
- 37

-LINEN CLOSET 4 SHELVES MIN. 1'-2" (350mm) DEEP
- 38

-WASHROOMS TO BE MECHANICALLY VENTED TO PROVIDE AT LEAST ONE AIR CHANGE PER HOUR, O.B.C.- 9.32.1.3.(3)
- 39

-CAPPED DRYER VENT
- 40

-1"x2" (19mmX38mm) BOTH SIDES OF STEEL.
- 41

-WOOD FRAMING MEMBERS SUPPORTED ON CONCRETE IN CONTACT WITH GROUND OR FILL SHALL BE PRESSURE TREATED OR SEPARATED FROM CONCRETE W/ 6 mil POLYETHYLENE.
- 42

-PRECAST CONC. STEP

-2 RISERS MAXIMUM PERMITTED TO BE LAID ON GROUND
- 44

SMOKE ALARM, O.B.C.- 9.10.19.

-PROVIDE 1 ON EACH FLOOR INCLUDING BASEMENTS

-PROVIDE 1 IN EACH BEDROOM

-PROVIDE 1 IN EACH HALLWAY SERVICING BEDROOMS

-ALARMS TO BE CONNECTED IN CIRCUIT AND INTERCONNECTED SO ALL ALARMS WILL BE ACTIVATED IF ANY ONE OF THEM SOUNDS.

-ALARMS MUST BE HARDWIRED AND HAVE AN ALTERNATE POWER SOURCE THAT CAN POWER ALARM FOR 7 DAYS, FOLLOWED BY 4 MINUTES OF ALARM
- 45

CARBON MONOXIDE ALARM (CMA), O.B.C.- 9.33.4.

-WHERE THERE IS A FUEL BURNING APPLIANCE A CMA SHALL BE PROVIDED ADJACENT TO EACH SLEEPING AREA.

-CMA TO BE WIRED IN CIRCUIT TO SOUND SMOKE ALARMS WHEN ACTIVATED.
- 46

-MAIN DOOR TO BE OPERABLE FROM INSIDE W/OUT KEY

-PROVIDE A VIEWER WITH A VIEWING ANGLE OF NOT LESS THAN 160 DEG. UNLESS GLAZING IS PROVIDED IN DOOR OR A SIDELIGHT IS PRESENT.

-R4 (RSI 0.70) WHERE A STORM DOOR IS NOT PROVIDED
- 47

-GARAGE MAN DOORS TO BE GAS PROOFED WITH SELF CLOSER, WEATHERSTRIPPING, THRESHOLD & DEAD BOLT PER O.B.C. 9.10.13.15.

-R4 (RSI 0.70)
- 48

-TRAVEL FROM A FLOOR LEVEL TO AN EXIT OR EGRESS DOOR SHALL BE LIMITED TO ONE FLOOR EXCEPT:

1) WHERE THAT FLOOR LEVEL HAS ACCESS TO A BALCONY OR

2) WHERE THAT FLOOR LEVEL HAS A WINDOW PROVIDING AN UNOBSTRUCTED OPENING OF NOT LESS THAN 3'-3" (1000mm) IN HEIGHT AND 21 5/8" (550mm) IN WIDTH; SUCH WINDOW SHALL BE LOCATED SO THAT THE SILL IS NOT MORE THAN 3'-3" (1000mm) ABOVE FLOOR AND 23'-0" (7.0m) ABOVE ADJACENT GROUND LEVEL.

- 49

EXTERIOR COLUMN W/ MASONRY PIER:

-MIN. 6"X6" (140mm X 140mm) WOOD POST ANCHORED TO PORCH SLAB W/ METAL SADDLE.

-TOP PORTION OF POST CLAD W/ DECOR. SURROUND PER ELEVATION DRAWINGS.

-14" X 14" MASONRY VENEER SURROUND W/ PRECAST CONCRETE CAP.

-REFER TO ELEVATION DRAWINGS FOR HEIGHT OF CAP.

-SURROUND TO BE TIED W/ METAL TIES @ 16" (400mm) O.C. VERT. INSTALLED PER O.B.C. 9.20.9.4.

-3/4" AIR SPACE AROUND POST.

OR

-MIN. 6"X6" (140mm X 140mm) WOOD POST CLAD W/ DECOR. SURROUND (PER ELEVATION DRAWINGS) ANCHORED TO CONC. CAP W/ METAL SADDLE.

-14" X 14" MASONRY PIER TO BE CONSTRUCTED SOLID W/ PRECAST CONCRETE CAP.

-REFER TO ELEVATION DRAWINGS FOR HEIGHT OF CAP.

NOTE: DECORATIVE STRUCTURAL COLUMNS MAY REPLACE 6" X 6" POST PROVIDED THAT THEY ARE IN CONFORMANCE WITH O.B.C. 9.17.4.
- 49o

EXTERIOR COLUMN:

-MIN. 6"X6" (140mm X 140mm) WOOD POST CLAD W/ DECOR. SURROUND (PER ELEVATION DRAWINGS) ANCHORED TO PORCH SLAB W/ METAL SADDLE

NOTE: DECORATIVE STRUCTURAL COLUMNS MAY REPLACE 6" X 6" ABOVE PROVIDED THAT THEY ARE IN ACCORDANCE WITH O.B.C. 9.17.4.

- 50

COLD CELLARS:

FOR COLD CELLARS PROVIDE THE FOLLOWING:

-VENTING AREA TO BE EQUIVALENT TO 0.2% OF COLD CELLAR AREA.

-COVER VENT W/ BUG SCREEN

-WALL MOUNTED LIGHT FIXTURE

-L1+L7 FOR DOOR OPENING

-2'-8" X 6'-8" EXTERIOR TYPE DOOR (MIN.R-4 RSI 0.7)

-INSULATE FULL HEIGHT OF INTERIOR BASEMENT WALL W/ MIN. R12 (RSI 2.11)

- 51

STUD WALL REINFORCEMENT:

O.B.C. 9.5.2.3.

-WALL STUDS ADJACENT TO WATER CLOSETS & SHOWER BATH TUBS IN MAIN BATHROOM ARE TO BE REINFORCED TO PERMIT THE FUTURE INSTALLATION OF GRAB BARS AS PER O.B.C. 3.8.3.8.(1)(d) & 3.8.3.13.(1)(f)

-GRAB BARS TO BE INSTALLED AS PER O.B.C. 9.8.7.7.(2)

FRAME CONSTRUCTION:

- ALL FRAMING LUMBER TO BE No.1 AND No. 2 SPF UNLESS NOTED OTHERWISE.

-ROOF LOADING IS BASED ON 1.5kpα SPECIFIED COMPOSITE SNOW AND RAIN LOADS.

-JOISTS TO HAVE MIN. 1-1/2" (38mm) END BEARING

-BEAMS TO HAVE MIN. 3-1/2" (89mm) END BEARING

-DOUBLE STUDS @ OPENINGS

-DOUBLE HEADER JOISTS AROUND FLOOR OPENINGS WHEN THEY ARE BETWEEN 3'-11" (1200mm) AND 10'-6" (3200mm)

-DOUBLE TRIMMER JOISTS WHEN HEADER JOIST LENGTH IS BETWEEN 2'-7" (800mm) AND 6'-7" (2000mm)

-DOUBLE JOISTS OR SOLID BLOCKING UNDER NON-LOAD BEARING PARALLEL PARTITIONS

-BEAMS TO BE PLACED UNDER LOADBEARING WALLS WHEN WALLS ARE PARALLEL TO FLOOR JOISTS

- BEAMS MAY BE A MAX. 24" (600mm) FROM LOADBEARING WALLS WHEN WALLS ARE PERPENDICULAR TO FLOOR JOISTS

-APPROVED METAL HANGERS TO BE USED FOR JOISTS AND BEAMS WHEN THEY FRAME INTO SIDES OF BEAMS, TRIMMERS AND HEADERS

-FLOOR JOISTS SUPPORTING ROOF LOADS SHALL NOT BE CANTILEVERED MORE THAN 15 3/4" (400mm) BEYOND SUPPORTS FOR 2" X 8" (38mm X 184mm)

-FLOOR JOISTS SUPPORTING ROOF LOADS SHALL NOT BE CANTILEVERED MORE THAN 23 5/8" (600mm) BEYOND SUPPORTS FOR 2" X 10" (38mm X 235mm) OR LARGER.

WINDOWS:

- WINDOWS TO BE SEALED TO THE AIR & VAPOR BARRIER

-WINDOWS THAT SEPARATE HEATED SPACE FROM UNHEATED SPACE SHALL HAVE AN OVERALL COEFFICIENT OF HEAT TRANSFER OF 1.8 W/(m2.K) OR

-AN ENERGY RATING OF NOT LESS THAN 21 FOR OPERABLE WINDOWS & 31 FOR FIXED WINDOWS

-BASEMENT WINDOWS WITH LOAD BEARING STRUCTURAL FRAME SHALL BE DOUBLE GLAZED WITH LOW-E COATING

-SKYLIGHTS SHALL HAVE AN OVERALL COEFFICIENT OF HEAT TRANSFER OF 2.8 W/(m2.K)

-FOR GROSS GLAZED AREAS LESS THAN 17%

ADDITIONAL COMPLIANCE ALTERNATIVES FOR PACKAGE J.

- THE MINIMUM R (RSI) VALUE FOR THERMAL INSULATION IN EXPOSED ABOVE GRADE WALLS IS PERMITTED TO BE NO LESS THAN R20 (RSI 3.52) PROVIDED; THAT THE WINDOWS AND SLIDING GLASS DOORS HAVE A MAXIMUM U-VALUE OF 1.6, OR THE THERMAL INSULATION VALUE IN BASEMENT WALLS HAS A MINIMUM R20 (RSI 3.52).

OR

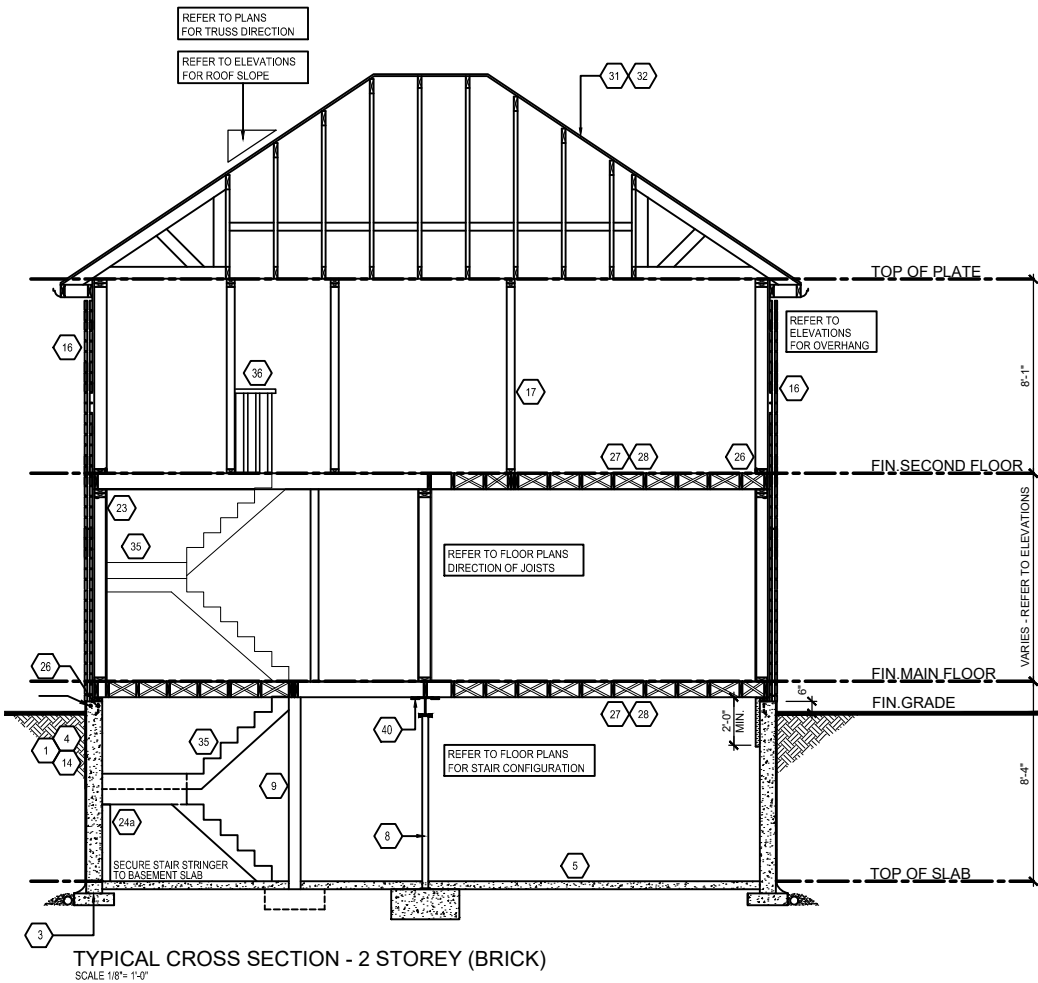
-WHERE BLOWN-IN INSULATION OR SPRAY-APPLIED FOAM INSULATION IS USED, THE MINIMUM R (RSI) VALUE FOR THERMAL INSULATION IN EXPOSED ABOVE GRADE WALLS IS PERMITTED TO BE NO LESS THAN R20 (RSI 3.52) PROVIDED THAT:

a) THE THERMAL INSULATION VALUE IN A CEILING WITH AN ATTIC SPACE IS NOT LESS THAN R60 (RSI 10.55),

b) THE MINIMUM EFFICIENCY OF THE *HRV* IS INCREASED BY NOT LESS THAN 8 PERCENTAGE POINTS,

c) THE MINIMUM *AFUE* OF THE SPACE HEATING EQUIPMENT IS INCREASED BY NOT LESS THAN 2 PERCENTAGE POINTS,

d) THE MINIMUM *EF* OF THE DOMESTIC HOT WATER HEATER IS INCREASED BY NOT LESS THAN 4 PERCENTAGE POINTS.



FLOOR AREA CALCULATIONS							
ELEVATION	A	B	C				
FIRST FLOOR	1485	1507	1507				
SECOND FLOOR	1738	1732	1724				
TOTAL (ft <sup>2</sup> )	3223	3239	3231				
DEDUCT O.T.B.	0	0	0				
TOTAL (ft <sup>2</sup> )	3223	3239	3231				
FIN. BASEMENT	N/A	N/A	N/A				
TOTAL (ft <sup>2</sup> )	3223	3239	3231				
LOFT PLAN	N/A	N/A	N/A				
TOTAL (ft <sup>2</sup> )	3223	3239	3231				
(m <sup>2</sup> )	299.4	300.9	300.1				
COVERAGE (ft <sup>2</sup> )	1882	1904	1904				
W/O PORCH (m <sup>2</sup> )	174.8	176.8	176.8				
COVERAGE (ft <sup>2</sup> )	2012	1960	1960				
W/ PORCH (m <sup>2</sup> )	186.9	182.0	182.0				

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CLIENT SPECIFIC REVISIONS

SCHEDULES

DOORS <div>46 47</div>		WOOD BEAMS	
A	865x2030x45 (2'10"x6'8"x1-3/4")	WD1	3/ 2" X 8" SPR
B	815x2030x35 (2'8"x6'8"x1-3/8")	WD2	4/ 2" X 8" SPR
C	760x2030x35 (2'6"x6'8"x1-3/8")	WD3	5/ 2" X 8" SPR
D	710x2030x35 (2'4"x6'8"x1-3/8")	WD4	3/ 2" X 10" SPR
E	460x2030x35 (1'6"x6'8"x1-3/8")	WD5	4/ 2" X 10" SPR
F	610x2030x35 (2'0"x6'8"x1-3/8")	WD6	5/ 2" X 10" SPR
G	OVER SIZED EXTERIOR DOOR	WD7	3/ 2" X 12" SPR
		WD8	4/ 2" X 12" SPR
STEEL BEAMS		LINTELS	
ST1	W 6 X 15	L1	2/ 2" X 8" SPR
ST2	W 6 X 20	L3	2/ 2" X 10" SPR
ST3	W 8 X 18	L5	2/ 2" X 12" SPR
ST4	W 8 X 21	L7	3-1/2" X 3-1/2" X 1/4" L
ST5	W 8 X 24	L9	4" X 3-1/2" X 1/4" L
		L10	4-7/8" X 3-1/2" X 5/16" L
		L11	4-7/8" X 3-1/2" X 3/8" L
		L12	4-7/8" X 3-1/2" X 1/2" L
		L13	5-7/8" X 3-1/2" X 3/8" L
		L14	5-7/8" X 3-1/2" X 1/2" L
		L15	5-7/8" X 4" X 1/2" L
		L16	7-1/8" X 4" X 3/8" L
		L17	7-1/8" X 4" X 1/2" L

PLAN/ELEVATION LEGEND

<div><div>46</div><div>SMOKE ALARM</div></div> <div><div>47</div><div>WATERPROOF DUPLEX OUTLET</div></div> <div><div></div><div>VENTS AND INTAKES</div></div> <div><div>38</div><div>HOSE BIB</div></div> <div><div></div><div>EXHAUST FAN</div></div> <div><div></div><div>COLD CELLAR VENT <div>50</div></div></div> <div><div></div><div>STOVE VENT</div></div> <div><div></div><div>FIRE PLACE VENT</div></div> <div><div></div><div>DRYER VENT</div></div>	<div><div>44</div><div>CARBON MONOXIDE ALARM (CMA)</div></div> <div><div>D.J.</div><div>DOUBLE JOIST</div></div> <div><div>P.T.</div><div>PRESSURE TREATED LUMBER</div></div> <div><div>G.T.</div><div>GIRDER TRUSS</div></div> <div><div>A.F.F.</div><div>ABOVE FINISHED FLOOR</div></div> <div><div></div><div>EXT. LIGHT FIXTURE (WALL MOUNTED)</div></div> <div><div>H</div><div>HYDRO METER</div></div> <div><div>G</div><div>GAS METER</div></div>	<div><div>FD</div><div>FLOOR DRAIN</div></div> <div><div></div><div>SOLID BEARING (TO BE SAME WIDTH AS SUPPORTED MEMBER)</div></div> <div><div></div><div>POINT LOAD</div></div> <div><div></div><div>FLAT ARCH</div></div> <div><div></div><div>2 STORY WALL</div></div> <div><div>U/S</div><div>UNDER SIDE</div></div> <div><div>FG</div><div>FIXED GLAZING</div></div> <div><div>GB</div><div>GLASS BLOCK</div></div> <div><div>BG</div><div>BLACK GLASS</div></div>
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I, NATALIE PANDOLFI DECLARE THAT I HAVE REVIEWED AND TAKEN DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF **RN DESIGN LTD**. UNDER DIVISION C, PART-3 SUBSECTION 3.2.4 OF THE BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED IN THE APPROPRIATE CLASSES / CATEGORIES.

QUALIFIED DESIGNER BCIN: 41549  
FIRM BCIN: 26995  
DATE: JUNE 22/15

SIGNATURE:

client  
Highcastle Homes

project  
Riverwalk Phase 2

#	revisions	date	dwn	chk	#	revisions	date	dwn	chk
1	ISSUED FOR FINAL	22-Jun-15	JR	NP	5				
2					6				
3					7				
4					8				

location  
Brampton

marketing name

**RN design**  
Imagine • Inspire • Create



model  
50-2

scale  
3/16" = 1'0"

project #  
14021

page

D3