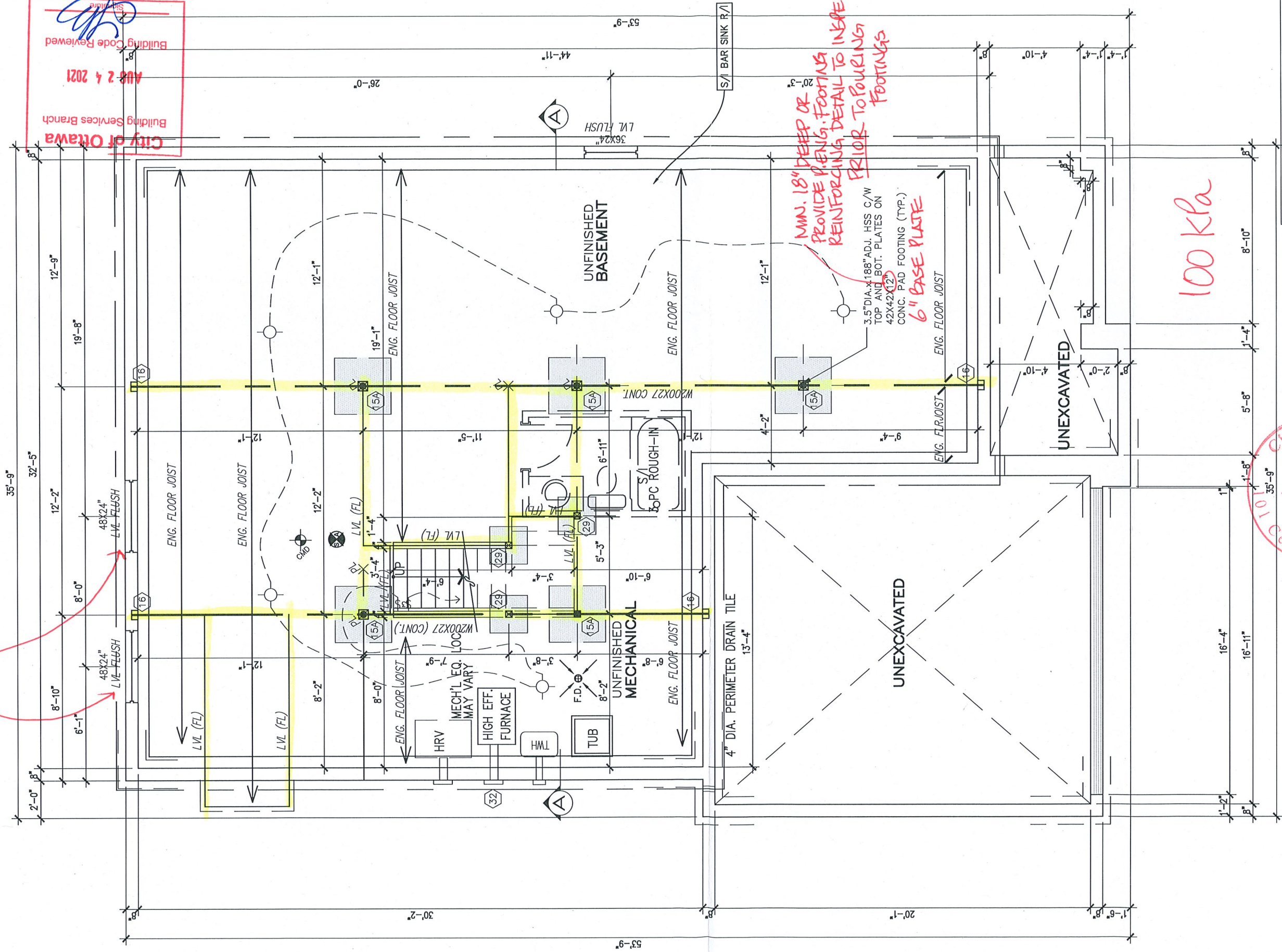


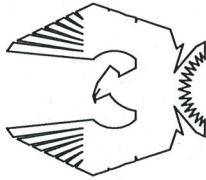
CONTRACTOR MUST VERIFY ALL DIMENSIONS ON THE JOB AND REPORT ANY DISCREPANCY TO DCR/PHOENIX BEFORE PROCEEDING WITH THE WORK.
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DO NOT SCALE DRAWINGS, USE DIMENSIONS PROVIDED.

PROVIDE FND. REINFORCING DETAIL STAMPED BY RENG.
FOR 48" OPENINGS TO INSPECTOR PRIOR TO POURING FNDs.



NOTE:
ALL LVL'S SUPPORTING FLOOR LOADS ARE FLUSH,
UNLESS NOTED OTHERWISE AND TO BE SPECIFIED
BY THE FLOOR TRUSS MANUFACTURER, SEE
MANUF. LAYOUT.

BASEMENT PLAN-ELEV. C



PHOENIX HOMES

MADISON - 2020

SITE: DIAMONDVIEW

LOT NUMBER:
CIVIC ADDRESS:
1970 CESSNA PRIVATE

37

REVISIONS	
No.	Description
1	ISSUED FOR PRICING ONLY
2	BEP BLACKLINES
3	ISSUED FOR ENGINEERING

footprint:	43-10
drawn by:	SP
date:	NOV/19
scale:	3/16"=1'-0"
sheet no:	2
D.C.L. - 195	8

Architectural floor plan for a residential building, labeled "ROUND FLOOR PLAN EL. C". The plan shows a layout with various rooms including a Great Room (20'3" x 12'0"), Kitchen (12'0" x 16'0"), Living/Dining Room (12'6" x 23'0"), Foyer, Mudroom, Laundry, Office/Den (8'2" x 10'2"), PDR, and a Garage (18'0" x 20'0"). It also includes a Porch and a 6' x 3' Landing. The plan is detailed with dimensions, room names, and structural notes. A red stamp from the City of Ottawa Building Services Branch is visible, dated AUG 10 2021, with the signature of A. A. Fontaine. A note at the bottom right states: "NOTE: ALL LVL'S SUPPORTING FLOOR LOADS ARE UNLESS NOTED OTHERWISE AND TO BE BY THE FLOOR TRUSS MANUFACTURER."

FLAT CEILINGS THROUGHOUT
NO STIPPLE

SITE: **DIAMONDVIEW**

PHOENIX HOMES

3	ISSUED FOR ENGINEERING	JUL 19 /21	CB
2	BEP BLACKLINES	JUN 29 /21	SP
1	ISSUED FOR PRICING ONLY	DEC-2019	SP
No.	Description	Date	By
REVISIONS			

footprint: 43-10

drawn by: SP

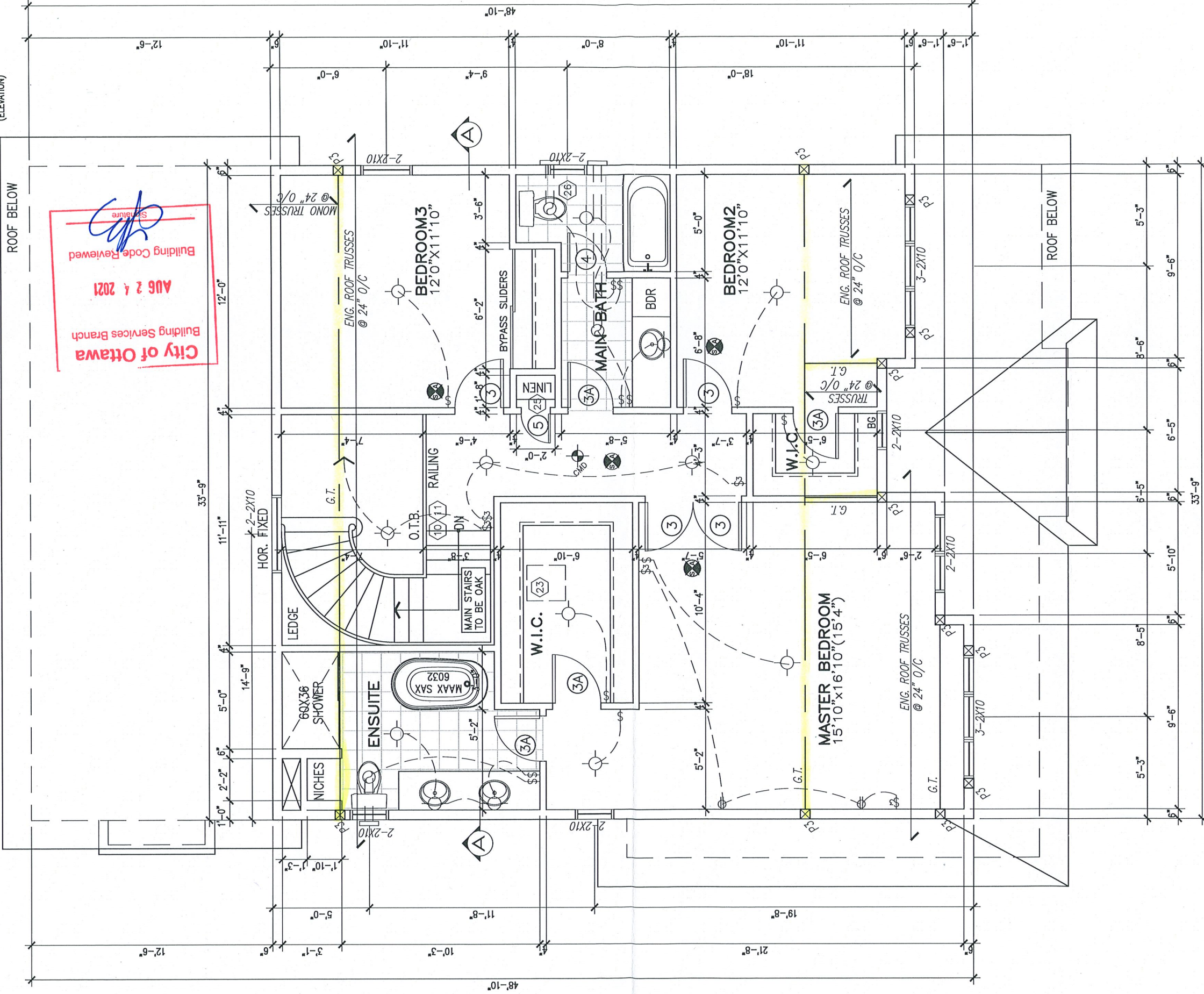
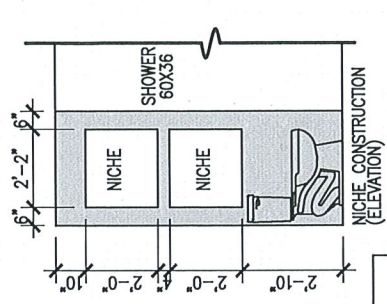
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sheet no:

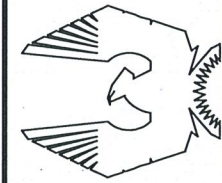
D.C.L. - 195

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SECOND FLOOR PLAN EL. C FLAT CEILINGS THROUGHOUT
(3 BEDROOM)
1067 SF (+90 OTB)

NOTE:
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BY THE FLOOR TRUSS MANUFACTURER, SEE
MANUF. LAYOUT.



PHOENIX HOMES

MADISON - 2020

SITE: DIAMONDVIEW

LOT NUMBER:

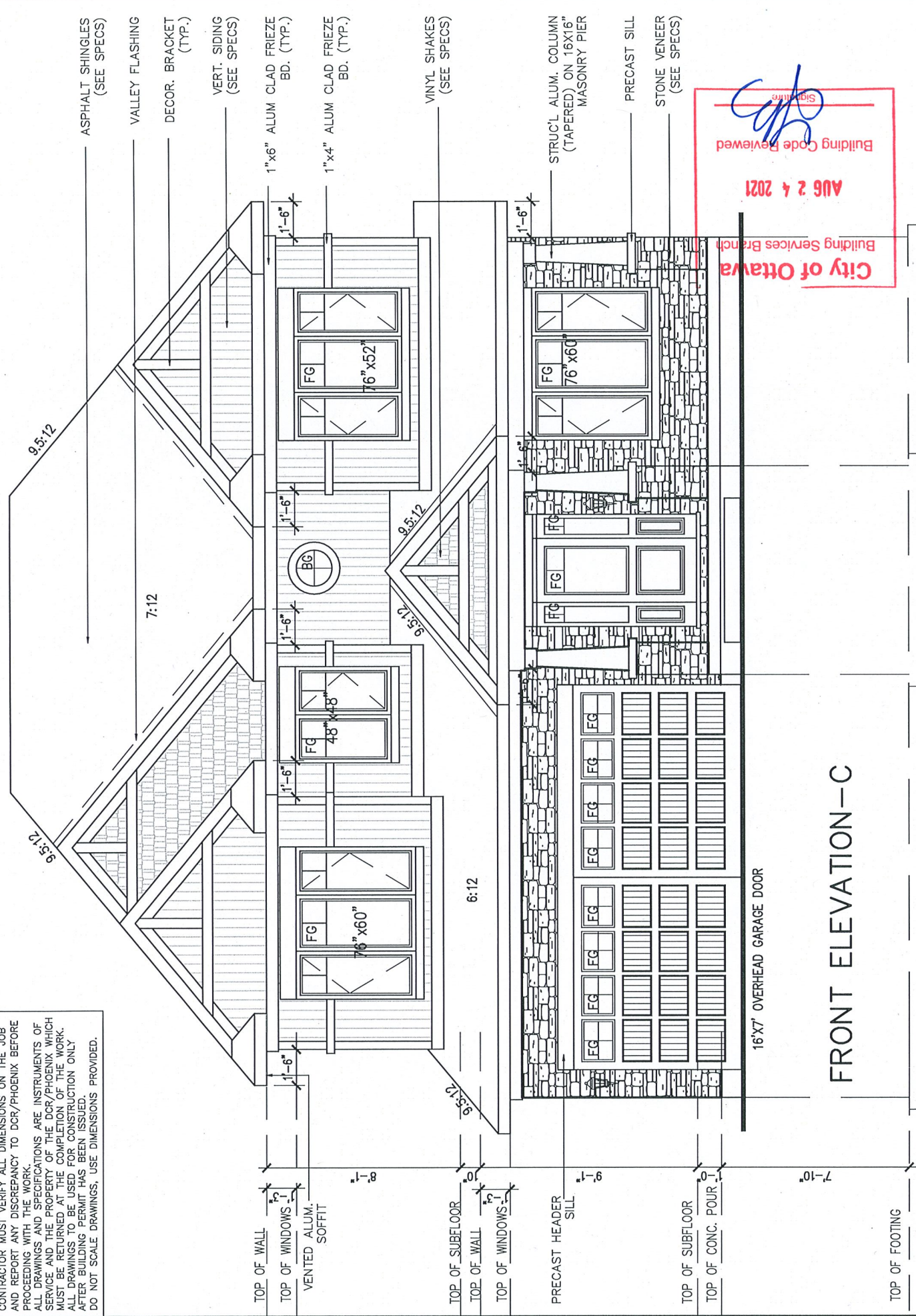
CIVIC ADDRESS:
1970 CESSNA PRIVATE

37

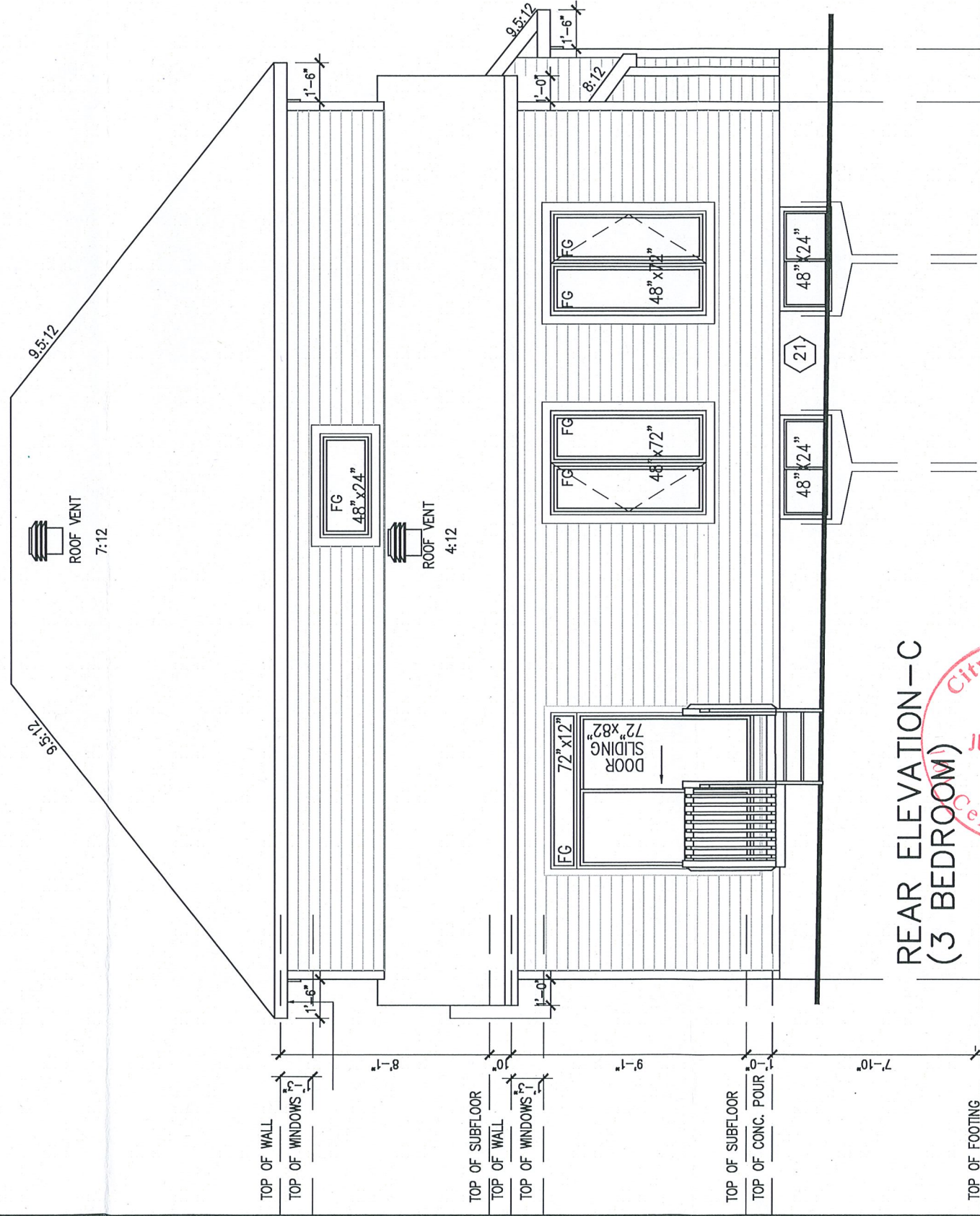
REVISIONS	
No.	Description
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2	BEP BLACKLINES
3	ISSUED FOR ENGINEERING
Date	
By	
SP	DEC-2019
SP	JUN 29 /21
CB	JUL 19 /21

footprint:	43-10
drawn by:	SP
date:	NOV/19
scale:	3/16"=1'-0"
sheet no:	4
D.C.L. -	195
8	

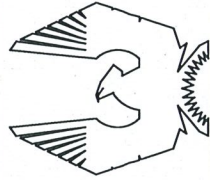
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FRONT ELEVATION—C



REAR ELEVATION—C
(3 BEDROOM)



PHOENIX HOMES

MADISON - 2020

SITE: DIAMONDVIEW

LOT NUMBER:

CIVIC ADDRESS:
1970 CESSNA PRIVATE

13

3	ISSUED FOR ENGINEERING	JUL 19 /21	CB		
2	BEP BLACKLINES	JUN 29 /21	SP		
1	ISSUED FOR PRICING ONLY	DEC-2019	SP		
No.	Description	Date	By		
REVISIONS					

footprint: 43-10

drawn by: SP

date: NOV/19

scale: $3/16"=1'-0"$

sheet no:

D.C.L. - 195

5



1970 CESSNA PRIVATE

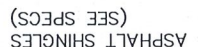
SITE: **DIAMONDVIEW**

MADISON - 2020

footprint:	43-10	
drawn by:	SP	
date:	NOV/19	scale: $3/16" = 1'-0"$
sheet no:	D.C.L. - 195	

WALL AREA	705 SQ.FT.	900 ft² (83.6 m ²)
LIMITING DISTANCE	1.5M (8%)	
OPENINGS ALLOWED	56.40 SQ.FT.	-15% = 47.6 ft ² (5.3%)
OPENINGS PROVIDED	56.00 SQ.FT.	

$FEN = 56 \text{ ft}^2$



HOR. VINYL SIDING
(SEE SPECS)
VINYL CORNER
TRIM (TYP.)

HOR. VINYL SIDING
(SEE SPECS)
STRUCT'L ALUM. COLUMN ON
16X16" MASONRY PIER
PRECAST SILL

STONE VENEER
(SEE SPECS)

FRAME WALL CONSTRUCTION

(FOR WALLS LESS THAN 1.2M (3'-11") FROM THE LOT LINE)

AUG 24 2021

Building Code Reviewed

PROVIDE A CONTINUOUS LAYER OF 12.7mm (1/2") TYPE 'X' GYPSUM BOARD INSTALLED SO THAT ALL EDGES ARE SUPPORTED, TAPED AND FILLED. SPACE BETWEEN WOOD STUDS TO BE FILLED WITH PERFORMED MINERAL FIBRE INSULATION WITH A MASS OF NOT LESS THAN 1.22 kg/sq.m. THE TYPE 'X' & INSULATION MUST BE RUN CONTINUOUSLY BEHIND ALL INTERSECTING PARTIONS, MECHANICAL CHASES, BATHUBS, SHOWERS, ETC. ENSURE INSULATION & TYPE 'X' IS INSTALLED IN GARAGE EXTERIOR WALLS. (REFER TO SECTION 2.3 OF SUPPLEMENTARY GUIDELINES)

HEADER/RIM JOIST LEVEL

PROVIDE 15.9mm (5/8") TYPE 'X' GYPSUM BOARD BETWEEN FLOOR JOIST AT THE HEADER OR CONTINUOUSLY ALONG THE RIM JOIST WHEN FLOOR JOISTS ARE PARALLEL TO RIM JOIST TO MAINTAIN 45 MINUTE FIRE RATING.

CONTRACTOR MUST VERIFY ALL DIMENSIONS ON THE JOB
(AND REPORT ANY DISCREPANCY TO DR/PH/ENX BEFORE
PROCEEDING WITH THE WORK.
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City of Ottawa
Building Services Branch
AUG 10 2021
Zoning Reviewed

Zoning Reviewed
Signature

PHOENIX HOMES



CIVIC ADDRESS:
1970 CESSNA PRIVATE

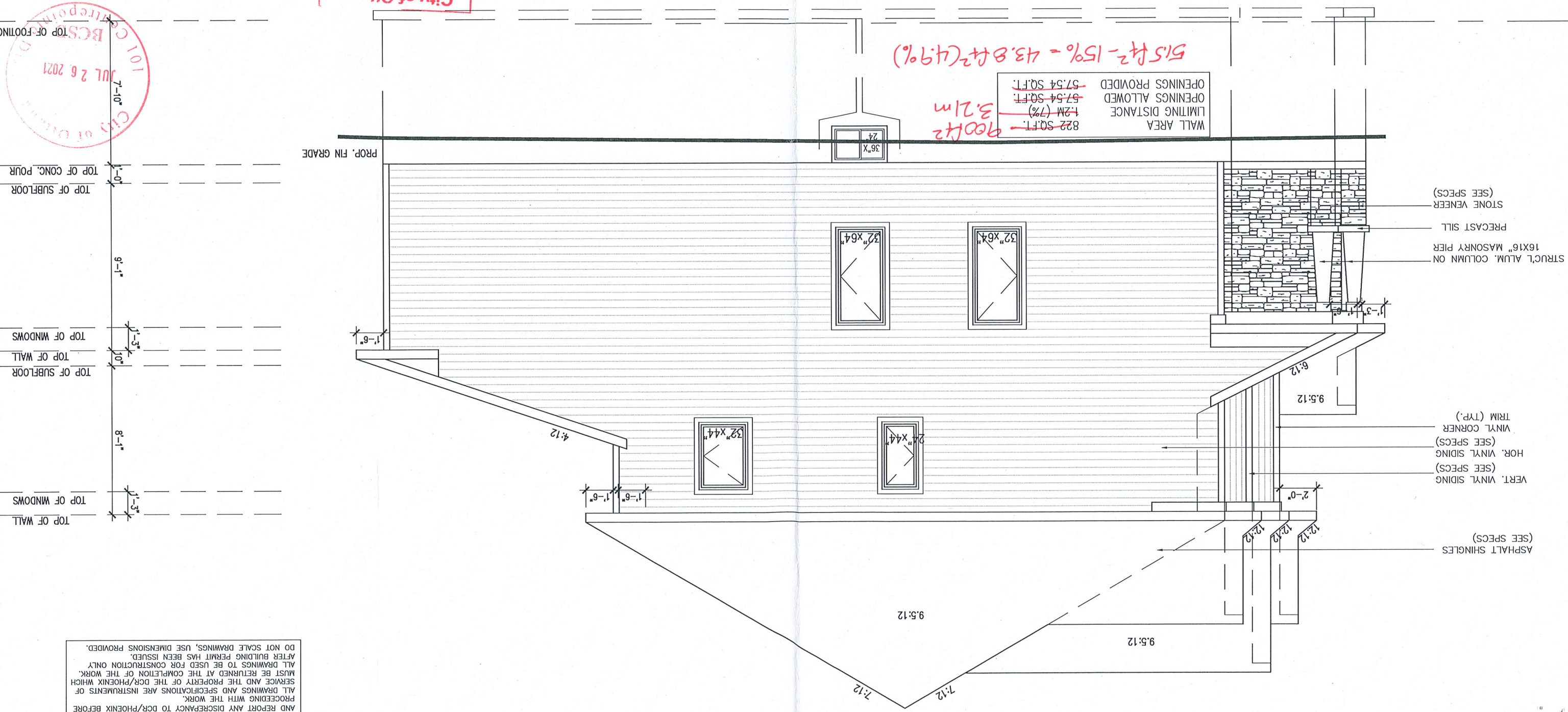
LOT NUMBER:

37

SITE: DIAMONDBVIEW

MADISON - 2020

RIGHT SIDE ELEVATION-C
(3 BEDROOM)



REVISIONS		No.	Description	Date	By
3	ISSUED FOR ENGINEERING	JUL 19 / 21	CB		
2	BEP BLACKLINES	JUN 29 / 21	SP		
1	ISSUED FOR PRICING ONLY	DEC-2019	SP		
footprint: 43-10					
drawn by: SP					
date: NOV/19					
scale: 3/16"=1'-0"					
sheet no: D.C.L. - 195					

City of Ottawa
Building Services Branch
AUG 24 2021
Building Code Reviewed

City of Ottawa
Building Services Branch
JUL 26 2021

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PHOENIX HOMES



LOT NUMBER:
CIVIC ADDRESS:
1970 CESSNA PRIVATE

SITE: **DIAMONDVIEW**

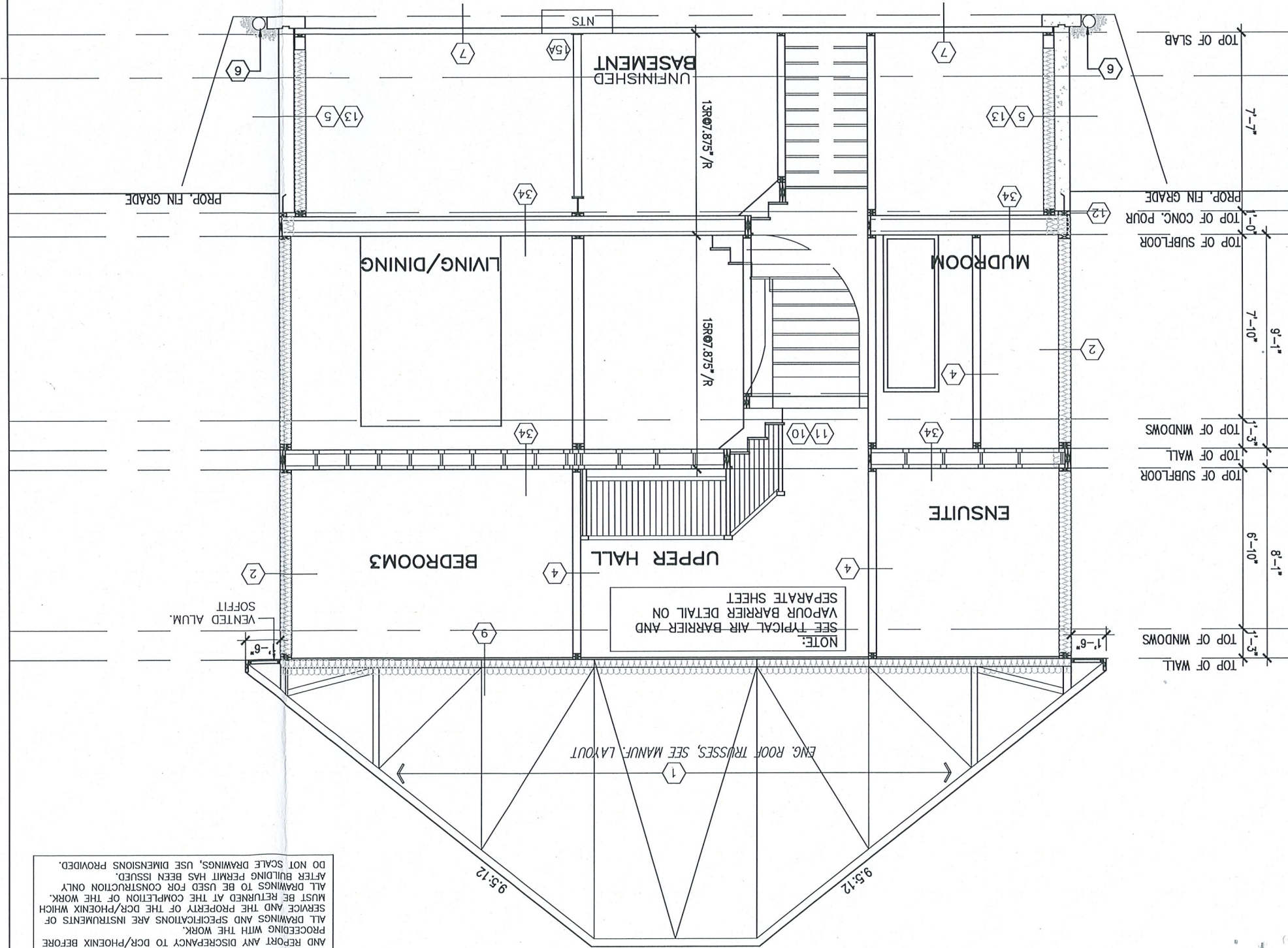
MADISON - 2020

37

REVISIONS	
No.	Description
1	ISSUED FOR PRICING ONLY
2	BEP BLACKLINES
3	ISSUED FOR ENGINEERING
By	Date
SP	DEC-2019
SP	JUN 29 /21
CB	JUL 19 /21

footprint: 43-10	drawn by: SP	date: NOV/19	scale: 3/16"=1'-0"	sheet no: D.C.L. - 195	8
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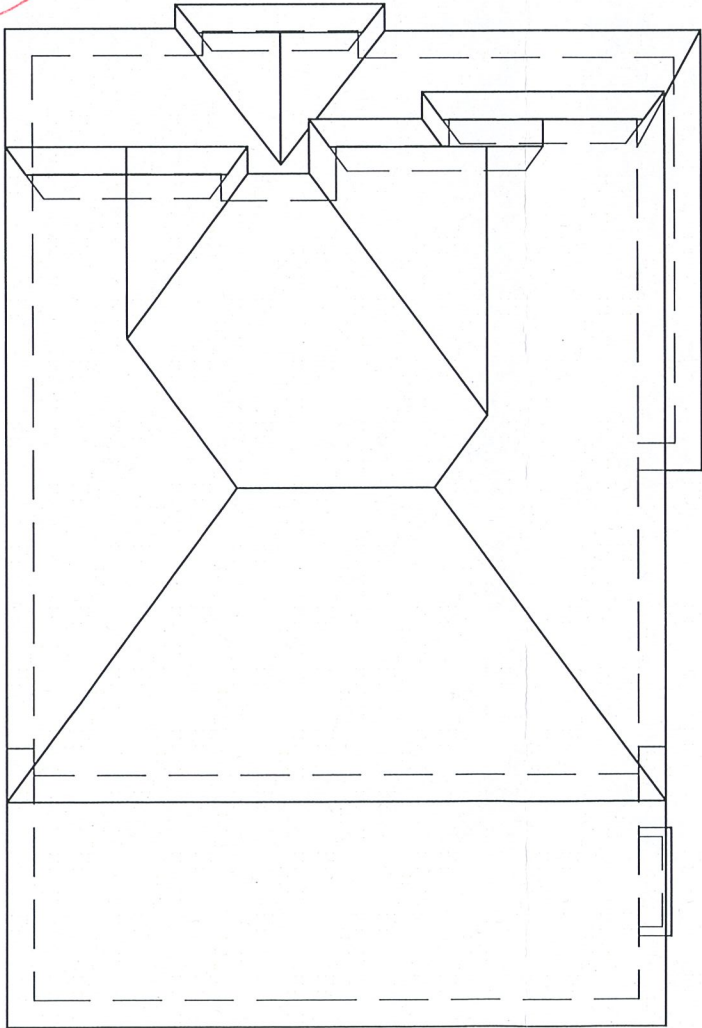
SECTION "AA" @ STAIR



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City of Ottawa
Building Services Branch
AUG 24 2021
Building Code Reviewed

ROOF PLAN-C 3BD



AREA CALCULATIONS		ELEV. 'A&C'		ELEV. 'B'	
(3 BEDROOM)	MAIN FLOOR AREA	1318	1157 SF	1318	1173 SF
SUBTOTAL	DEDUCT ALL OPEN AREAS	2475 SF	90 SF	2491 SF	90 SF
TOTAL NET AREA		2385 SF		2401 SF	
		(221.57 m2)		(223.06 m2)	

AREA CALCULATIONS		ELEV. 'A&C'		ELEV. 'B'	
(4&5 BEDROOM)	MAIN FLOOR AREA	1318	1577 SF	1318	1594 SF
SUBTOTAL	DEDUCT ALL OPEN AREAS	2895 SF	52 SF	2912 SF	52 SF
TOTAL NET AREA		2843 SF		2860 SF	
		(264.12 m2)		(265.70 m2)	

City of Ottawa
BCSR
JUL 26 2021
101 Centrepointe Dr.