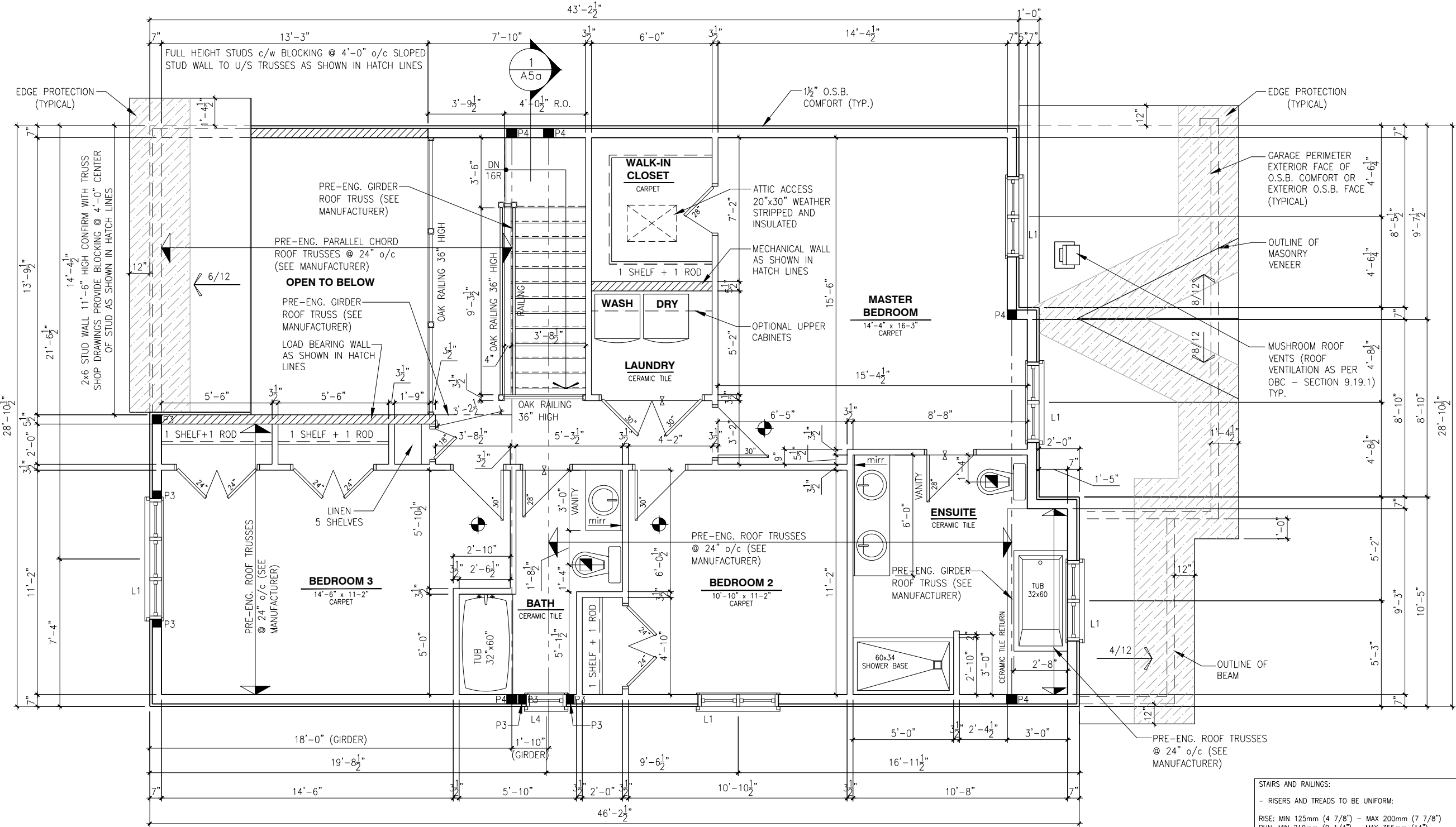


SECOND FLOOR PLAN - 3 BEDROOM - ELEVATION C (ENSUITE UPGRADE)

SCALE: 3/16" = 1'-0"



ROOF AND FLOOR LAYOUT NOTES:

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STAIRS AND RAILINGS:

- RISERS AND TREADS TO BE UNIFORM:

RISE: MIN 125mm (4 7/8") - MAX 200mm (7 7/8")  
RUN: MIN 210mm (8 1/4") - MAX 355mm (14")  
TREAD: MIN 235mm (9 1/4") - MAX 355mm (14")  
WIDTH: MIN 860mm (2'-10")  
HEIGHT OVER STAIRS: MIN 1950mm (6'-5")  
LANDING: MIN 860mm (2'-10") OR WIDTH OF STAIRS

- HANDRAILS: MIN 860mm (34") - MAX 900mm (36");

GUARDS SHALL BE PROVIDED WHEN THERE IS A DIFFERENCE IN ELEVATION MORE THAN 1'-11 5/8" (600mm) BETWEEN THE WALKING SURFACE AND THE ADJACENT SURFACE;

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LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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STEEL LINTEL:

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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS


REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **SECOND FLOOR - 3 BED. ELEV. C (ENSUITE UPGRADE)**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

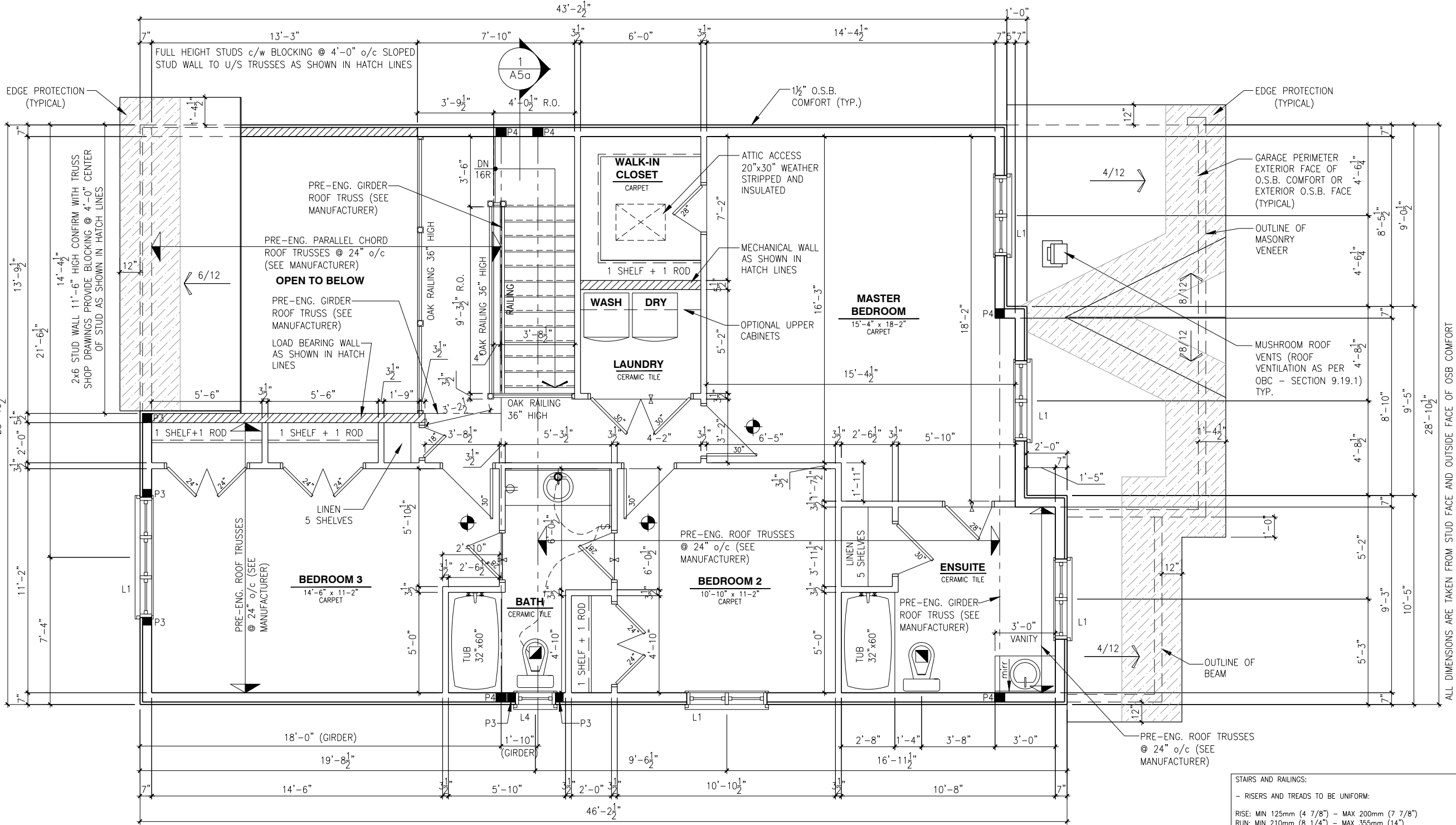
825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:  
**A8c**

SECOND FLOOR PLAN - 3 BEDROOM - ELEVATION C (JACK & JILL)

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DATE: XX/XX/XXXX



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PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

REV	NO.	DESCRIPTION	DATE	BY
REV-2	STRUCTURAL REVIEW	09/14/2018	VH	
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON	

DRAWING: **SECOND FLOOR - 3 BED. ELEV. C (JACK & JILL)**

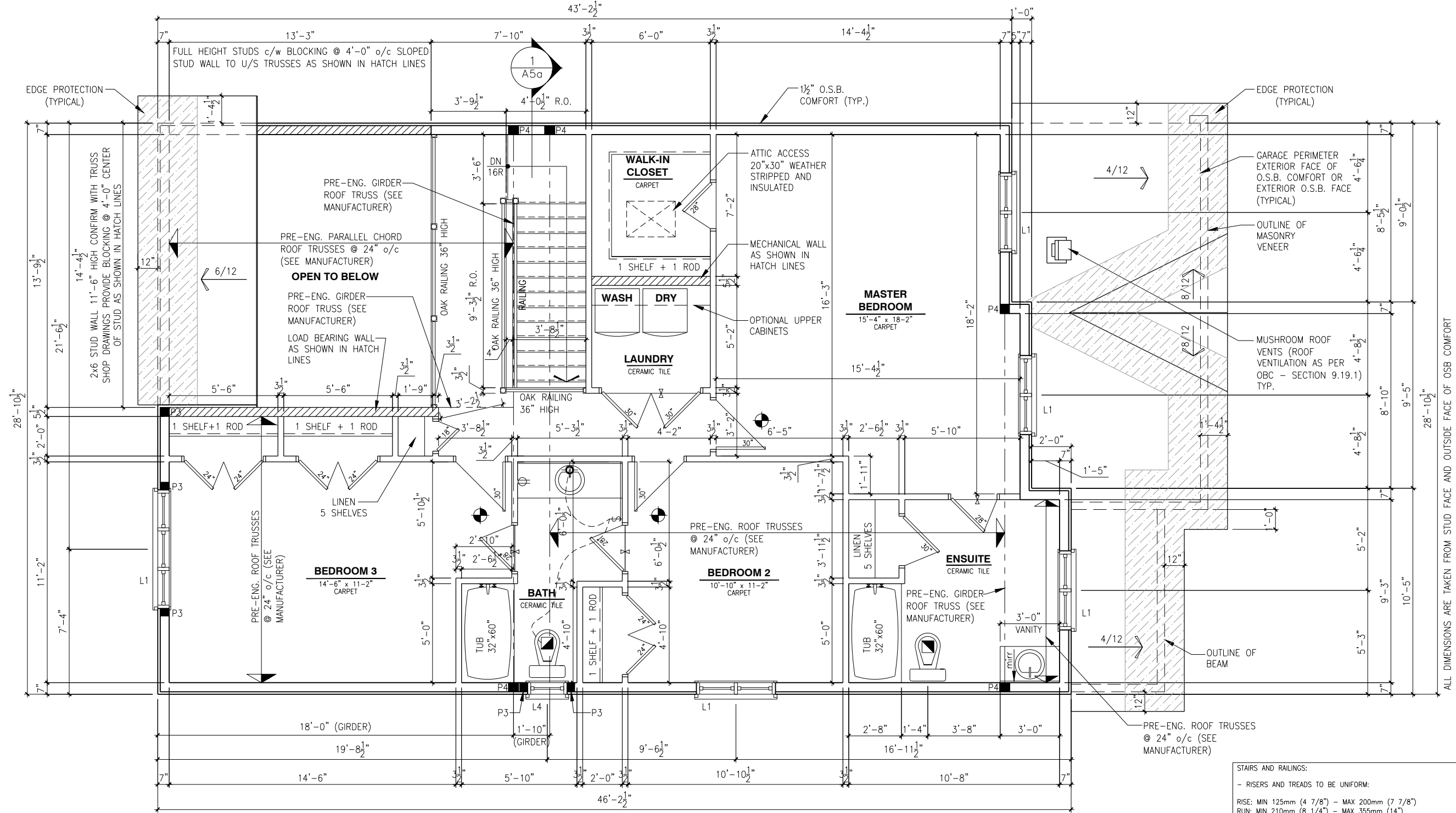
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY 2018 FOOTPRINT  
(STANDARD DRAWINGS)

A8c

SECOND FLOOR PLAN - 3 BEDROOM - ELEVATION C (JACK & JILL) + (ENSUITE UPGRADE)

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REV	NO.	DESCRIPTION	DATE	BY
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DRAWING: **SECOND FLOOR - 3 BED. ELEV. C (JACK&JILL+ENS)**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

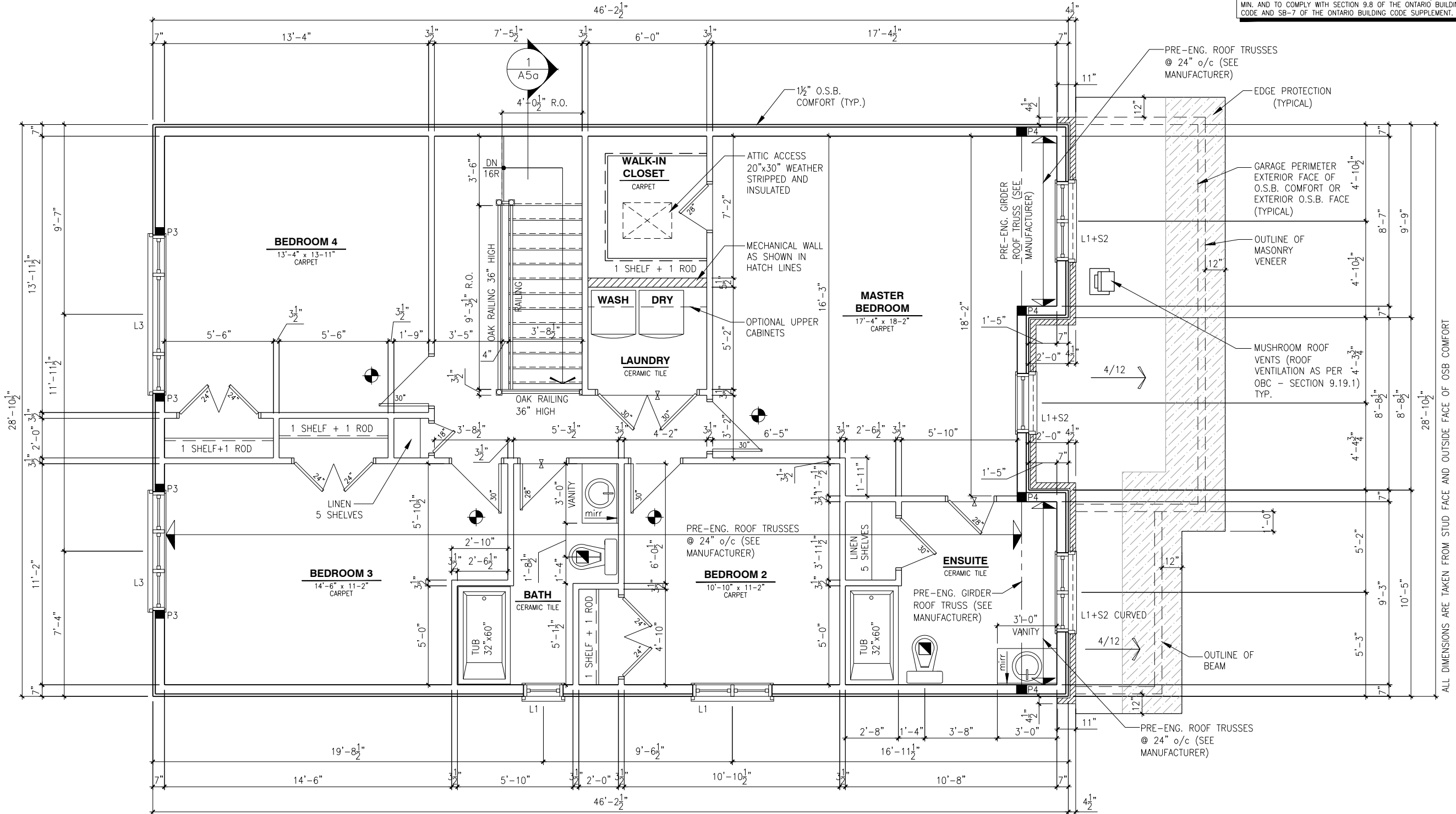
825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:  
**A8c**

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION A

SCALE: 3/16" = 1'-0"



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NOTES:

STEEL LINTEL:

- S1 = L 90x90x6
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LINTEL TABLE:

- L1 = 2-2x10 + P2 ON BOTH SIDES
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2012 O.B.C. DRAWINGS

REV	DESCRIPTION	DATE	BY
REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: SECOND FLOOR PLAN  
4 BEDROOM - ELEVATION A

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

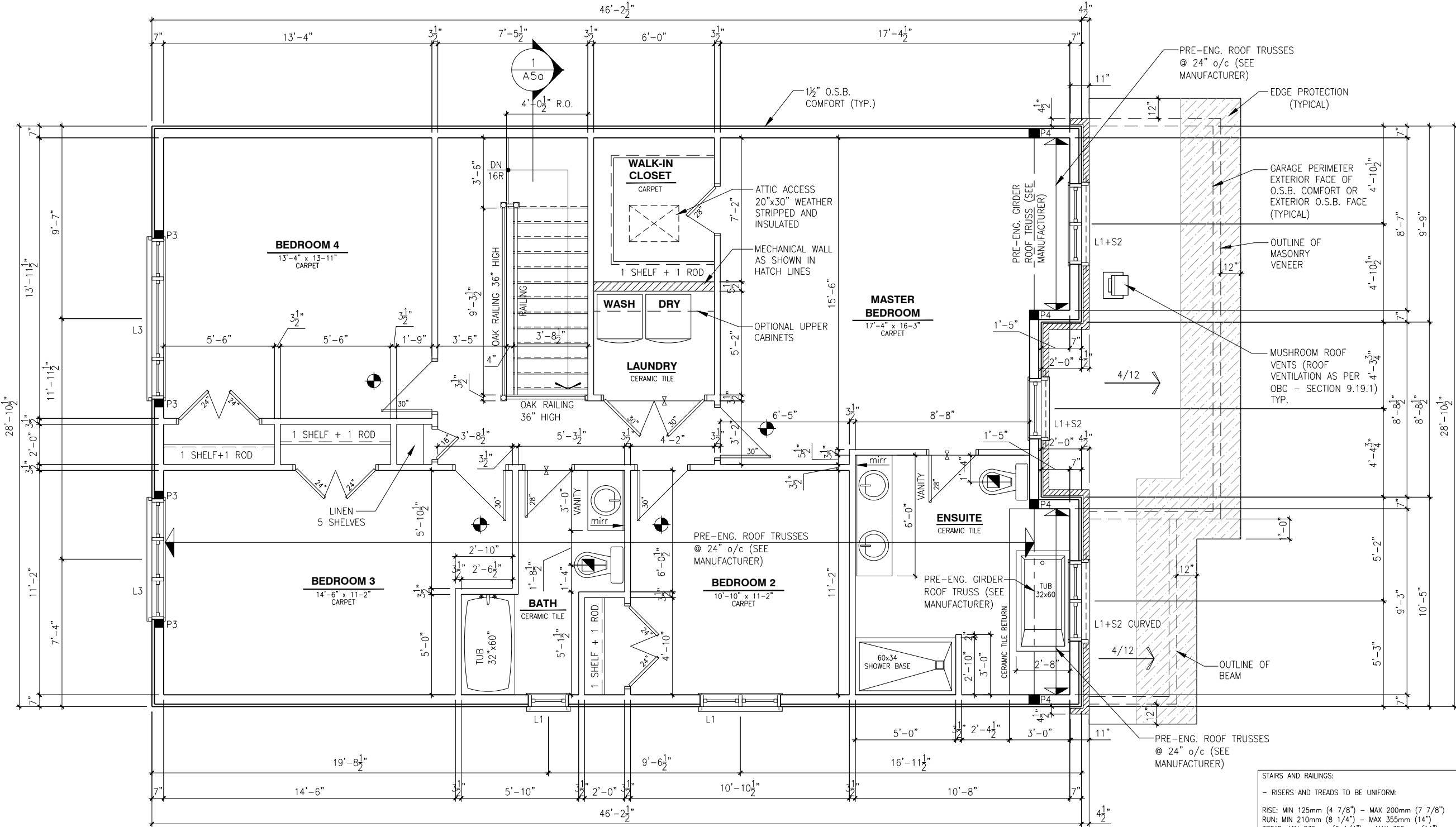
SHEET:

A8d



SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION A (ENSUITE UPGRADE)

SCALE: 3/16" = 1'-0"



ROOF AND FLOOR LAYOUT NOTES:

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

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RUN: MIN 210mm (8 1/4") - MAX 355mm (14")  
TREAD: MIN 235mm (9 1/4") - MAX 355mm (14")  
WIDTH: MIN 860mm (2'-10")  
HEIGHT OVER STAIRS: MIN 1950mm (6'-5")  
LANDING: MIN 860mm (2'-10") OR WIDTH OF STAIRS

- HANDRAILS: MIN 860mm (34") - MAX 900mm (36");

GUARDS SHALL BE PROVIDED WHEN THERE IS A DIFFERENCE IN ELEVATION MORE THAN 1'-11 5/8" (600mm) BETWEEN THE WALKING SURFACE AND THE ADJACENT SURFACE;

- EXTERIOR GUARDS (BALCONY/DECK RAILINGS) TO BE 3'-6" (1070mm) IN HEIGHT WHERE DECK HEIGHT IS HIGHER THAN 5'-11";
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LOT: XXXX  
DATE: XX/XX/XXXX



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- TARIION REGISTRATION NUMBER #611

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REV-2	1	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON

DRAWING: **SECOND FLOOR - 4 BED. ELEV. A (ENSUITE UPGRADE)**

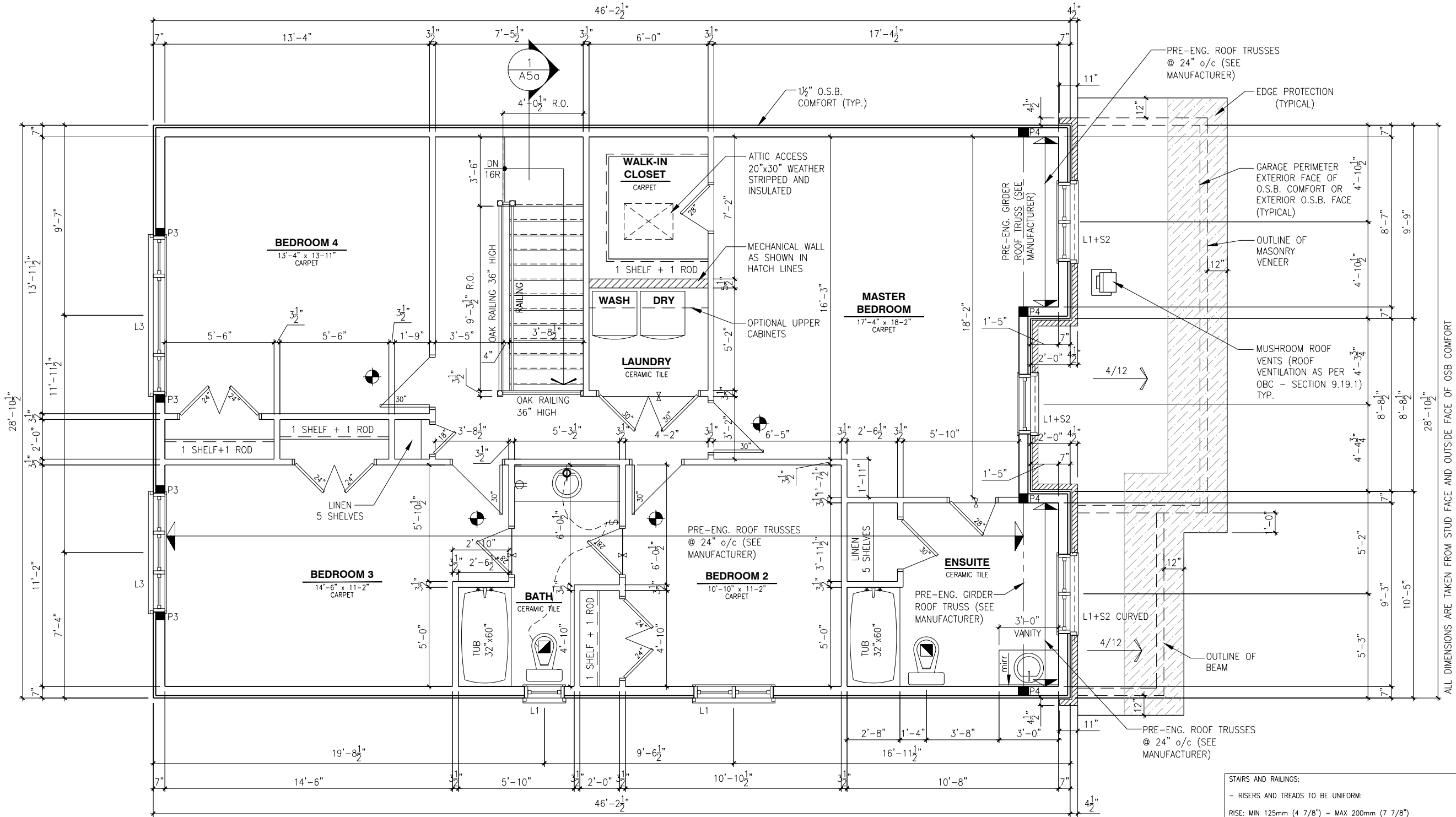
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY 2018 FOOTPRINT  
(STANDARD DRAWINGS)

A8d

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION A (JACK & JILL)

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REV-2	STRUCTURAL REVIEW	09/14/2018	VH
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NO.	DESCRIPTION	DATE	BY

DRAWING: **SECOND FLOOR - 4 BED.  
ELEV. A (JACK & JILL)**

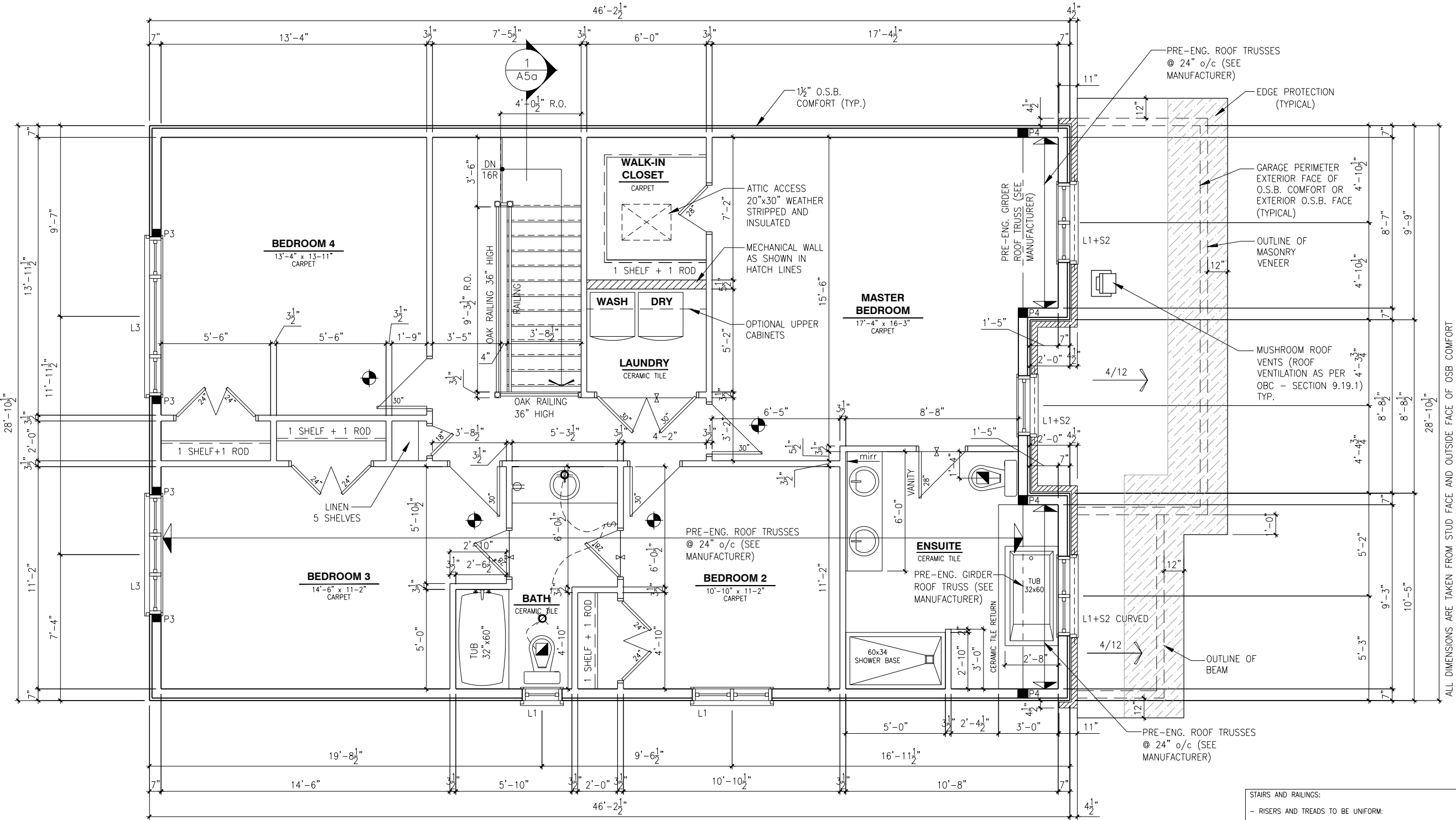
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SHEET:

A8d



SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION A (JACK & JILL)

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**Valecraft**  
Homes Ltd.

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2012 O.B.C. DRAWINGS

REV	NO.	DESCRIPTION	DATE	BY
REV-2	1	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON

DRAWING: **SECOND FLOOR - 4 BED.**  
**ELEV. A (JACK & JILL)**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

**825 - THE BRADLEY**  
**2018 FOOTPRINT**

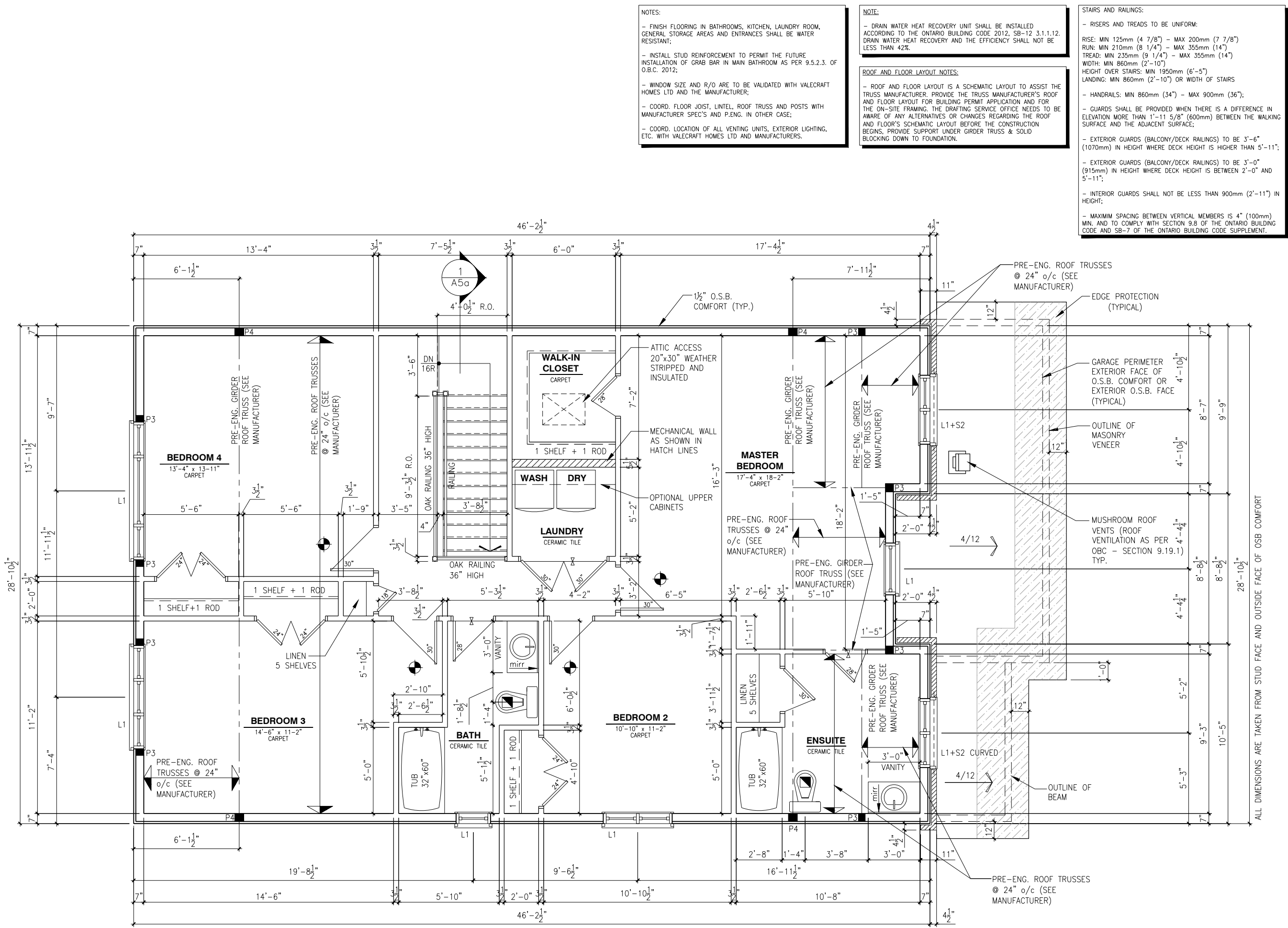
(STANDARD DRAWINGS)

SHEET:

**A8d**

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION B

SCALE: 3/16" = 1'-0"



NOTES:

- FINISH FLOORING IN BATHROOMS, KITCHEN, LAUNDRY ROOM, GENERAL STORAGE AREAS AND ENTRANCES SHALL BE WATER RESISTANT;
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STAIRS AND RAILINGS:

- RISERS AND TREADS TO BE UNIFORM:
- RISE: MIN 125mm (4 7/8") - MAX 200mm (7 7/8")
- RUN: MIN 210mm (8 1/4") - MAX 355mm (14")
- TREAD: MIN 235mm (9 1/4") - MAX 355mm (14")
- WIDTH: MIN 860mm (2'-10")
- HEIGHT OVER STAIRS: MIN 1950mm (6'-5")
- LANDING: MIN 860mm (2'-10") OR WIDTH OF STAIRS
- HANDRAILS: MIN 860mm (34") - MAX 900mm (36");
- GUARDS SHALL BE PROVIDED WHEN THERE IS A DIFFERENCE IN ELEVATION MORE THAN 1'-11 5/8" (600mm) BETWEEN THE WALKING SURFACE AND THE ADJACENT SURFACE;
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LOT: XXXX  
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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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STEEL LINTEL:

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LINTEL TABLE:

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- P17 = HSS 73 O.D.x4.8 + 100x180x12 BOTTOM PL. + 130x160x10 TOP PL. (\*)
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2012 O.B.C. DRAWINGS

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REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **SECOND FLOOR PLAN**  
**4 BEDROOM - ELEVATION B**

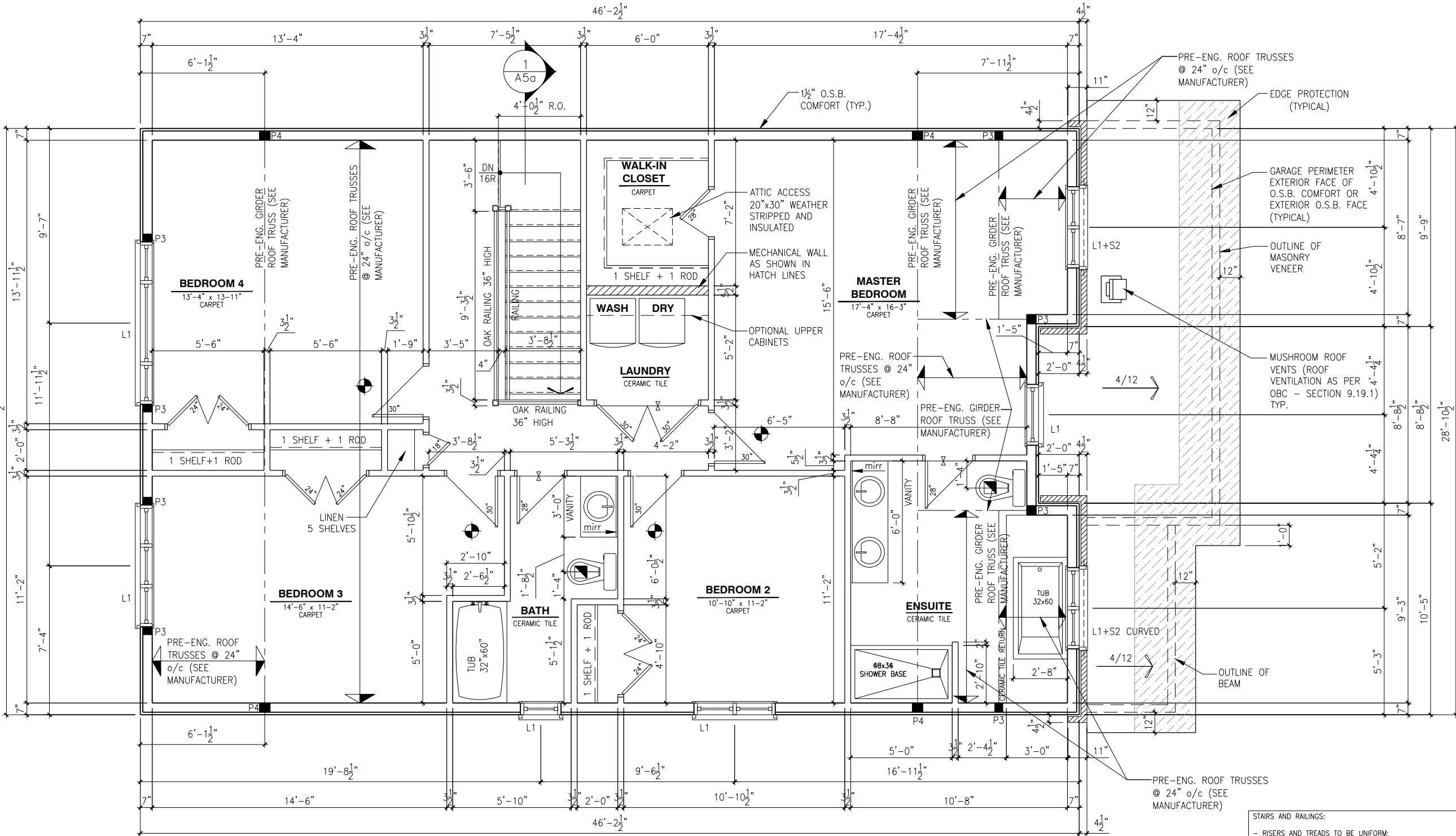
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT  
(STANDARD DRAWINGS)

A8e

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION B (ENSUITE UPGRADE)

SCALE: 3/16" = 1'-0"



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ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
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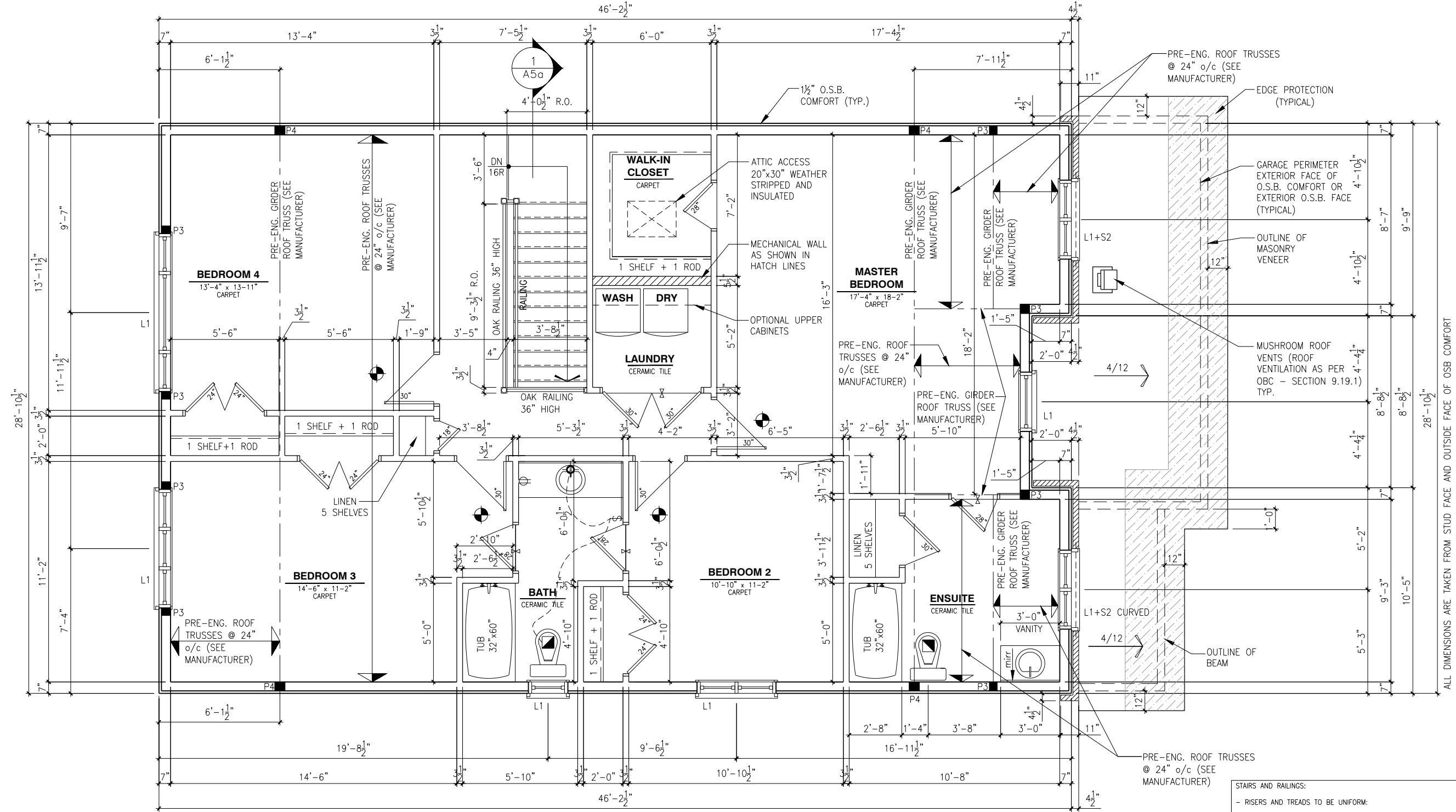
(STANDARD DRAWINGS)

SHEET:

A8e

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION B (JACK & JILL)

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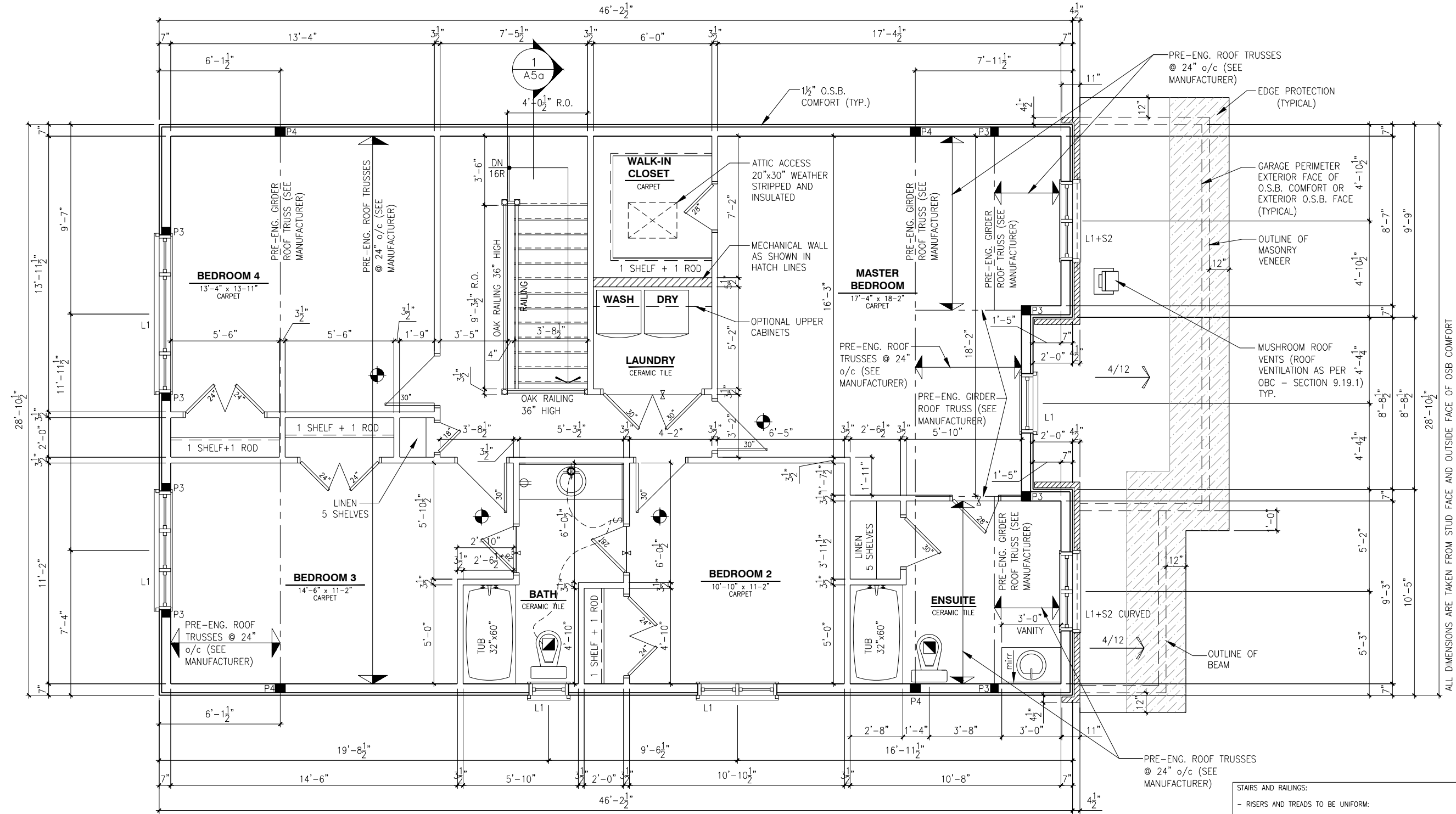
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A8e

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION B (JACK & JILL + ENSUITE UPGRADE)

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– MAXIMUM SPACING BETWEEN VERTICAL MEMBERS IS 4" (100mm) MIN. AND TO COMPLY WITH SECTION 9.8 OF THE ONTARIO BUILDING CODE AND SB-7 OF THE ONTARIO BUILDING CODE SUPPLEMENT.

LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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STEEL LINTEL:

- S1 = L 90x90x6
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- S4 = L 125x90x8
- S5 = L 125x90x10
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LINTEL TABLE:

- L1 = 2-2x10 + P2 ON BOTH SIDES
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2012 O.B.C. DRAWINGS

REV	DESCRIPTION	DATE	BY
REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **SECOND FLOOR - 4 BED. ELEV. B JACK & JILL + ENS.)**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

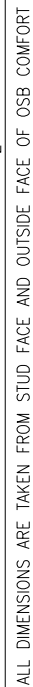
A8e



- COORD. LOCATION OF ALL VENTING UNITS, EXTERIOR LIGHTING, ETC. WITH VALECRAFT HOMES LTD AND MANUFACTURERS.

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS. PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

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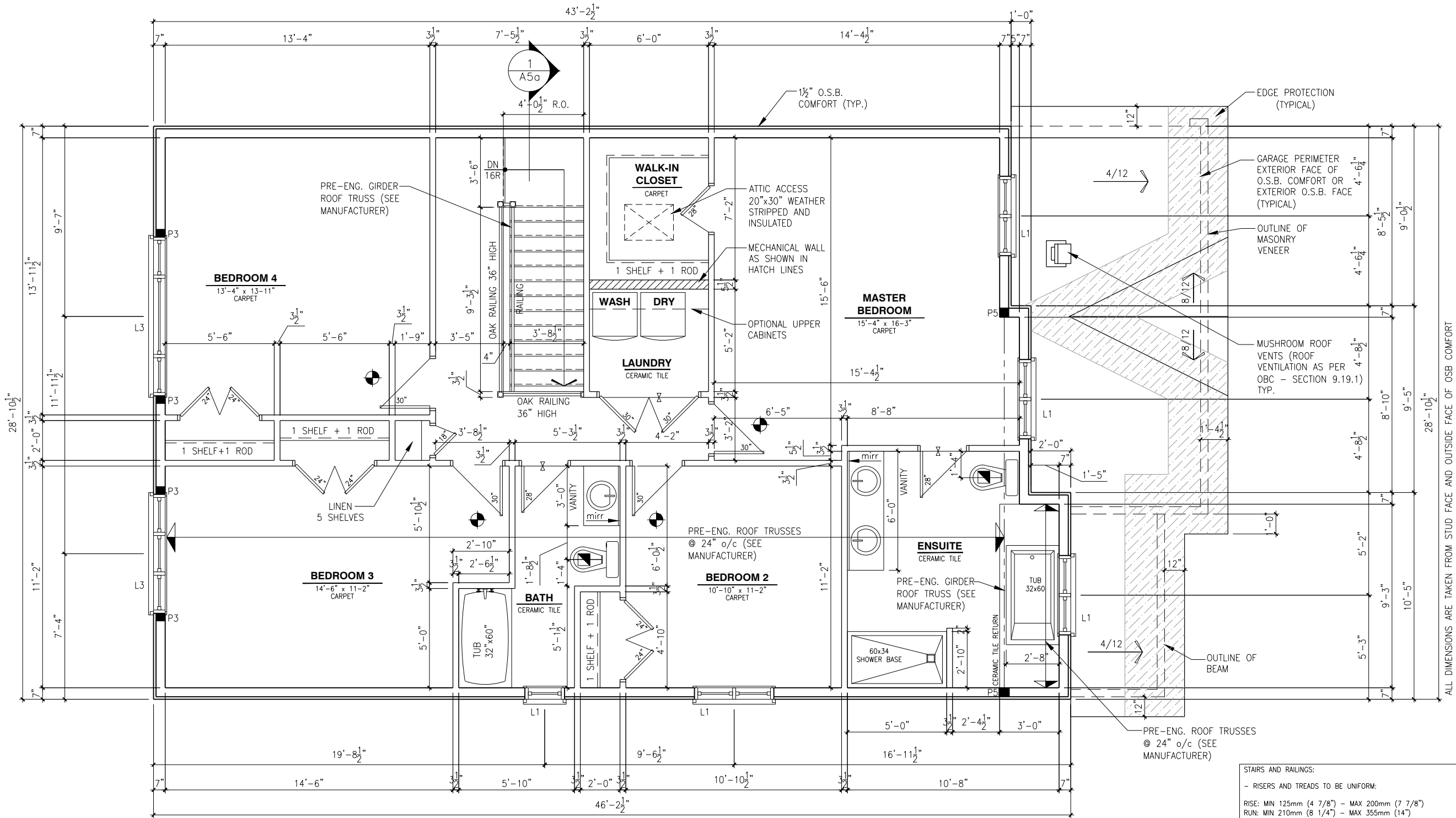


SCALE: 3/16" = 1'-0"

SHEET:  
**A8f**

SECOND FLOOR PLAN - 4 BEDROOM - ELEVATION C (ENSUITE UPGRADE)

SCALE: 3/16" = 1'-0"



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TREAD: MIN 235mm (9 1/4") – MAX 355mm (14")  
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DATE: XX/XX/XXXX



**Valecraft**  
Homes Ltd.

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DRAWING: **SECOND FLOOR - 4 BED.**  
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ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

**825 - THE BRADLEY**  
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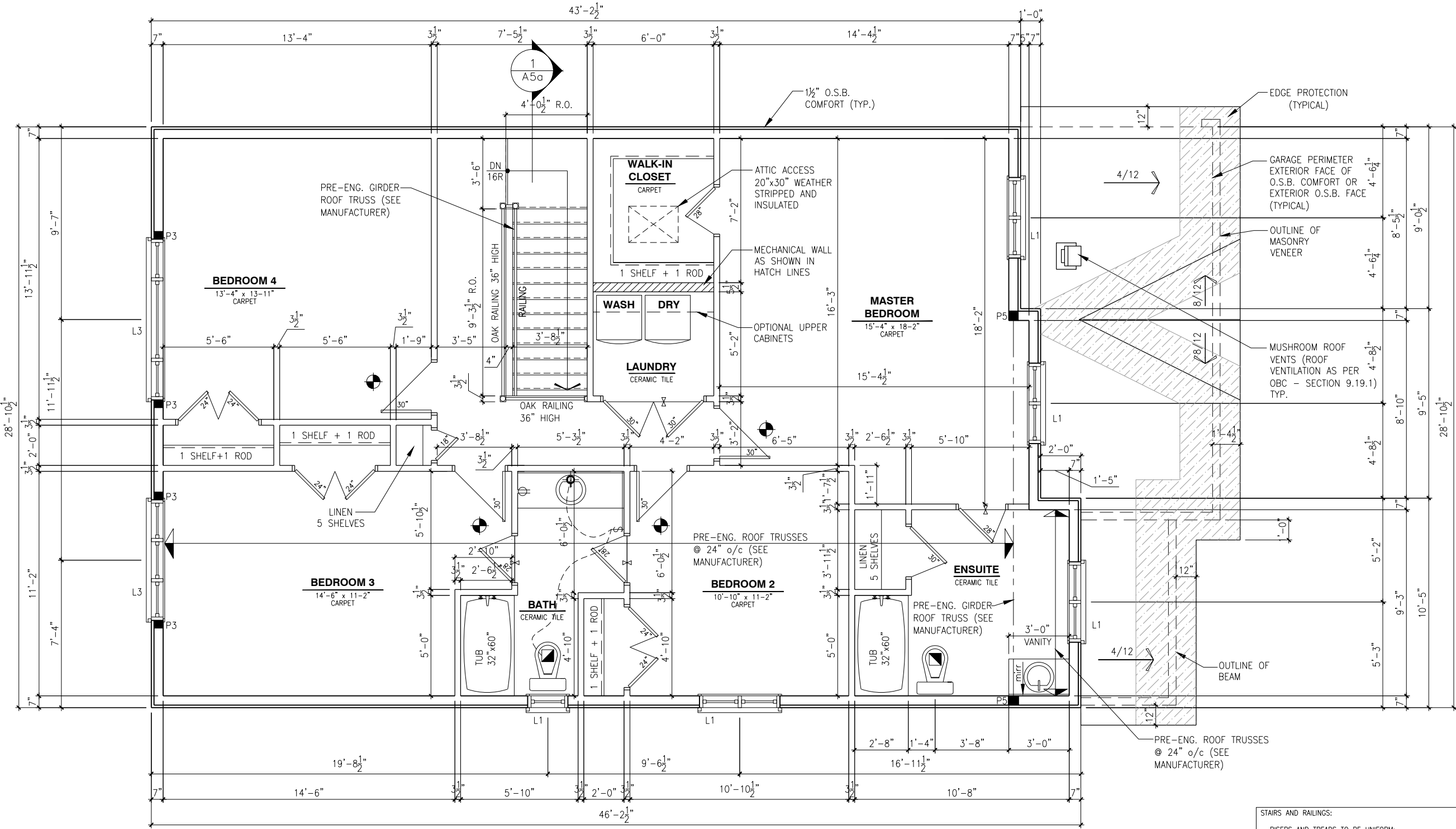
(STANDARD DRAWINGS)

SHEET:

**A8f**

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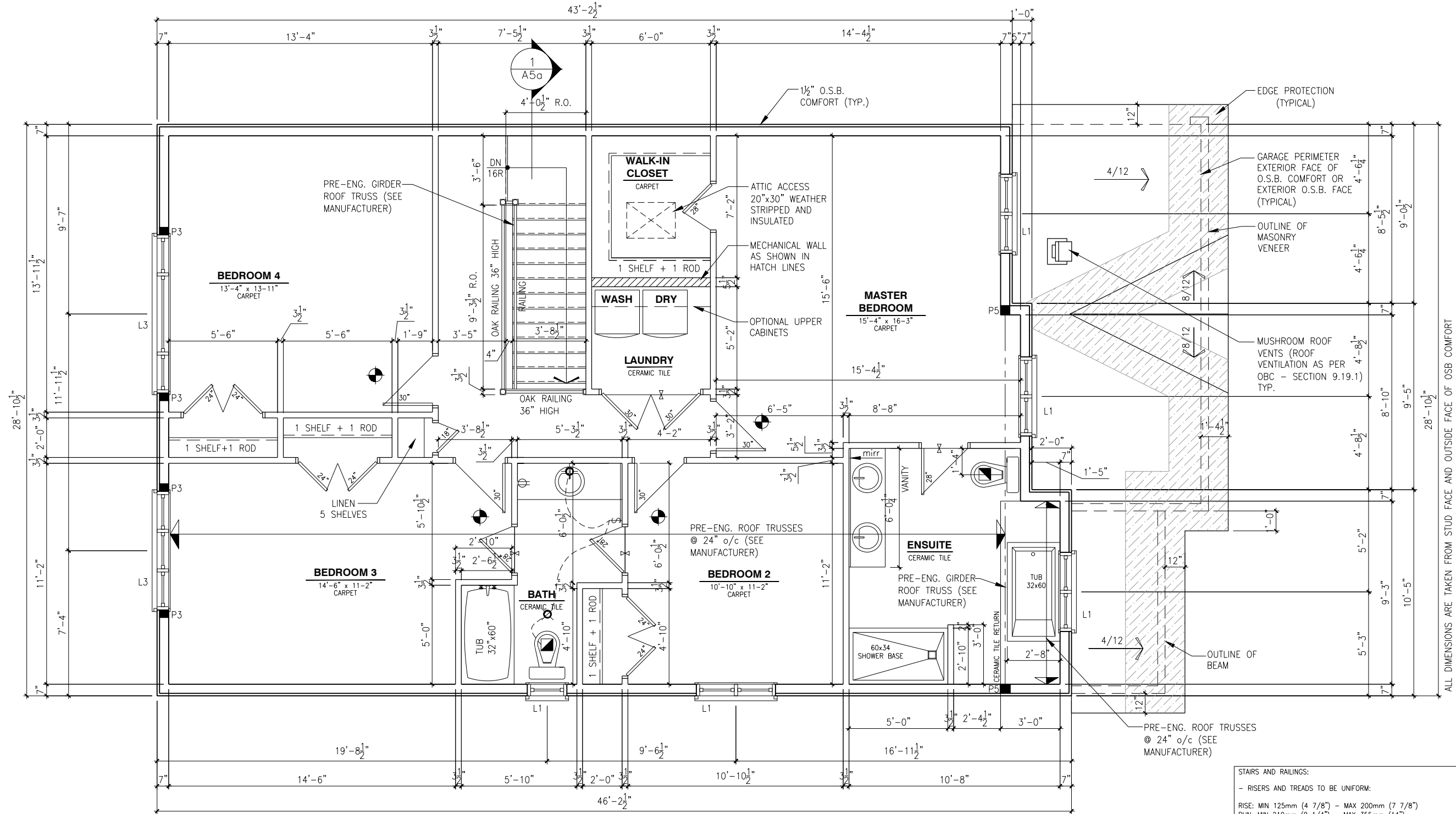
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A8f

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- L1 = 2-2x10 + P2 ON BOTH SIDES
- L2 = 3-2x10 + P3 ON BOTH SIDES
- L3 = 2-1.75x9.5 LVL (1.9E) + P3 ON BOTH SIDES
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POST TABLE:

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- P13 = HSS 88.9x88.9x3.18 + 100x200x12 T&B PL. (\*)
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▣ = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

REV	NO.	DESCRIPTION	DATE	BY
REV-2	1	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON

DRAWING: **SECOND FLOOR - 4 BED. ELEV. C (JACK & JILL + ENS)**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

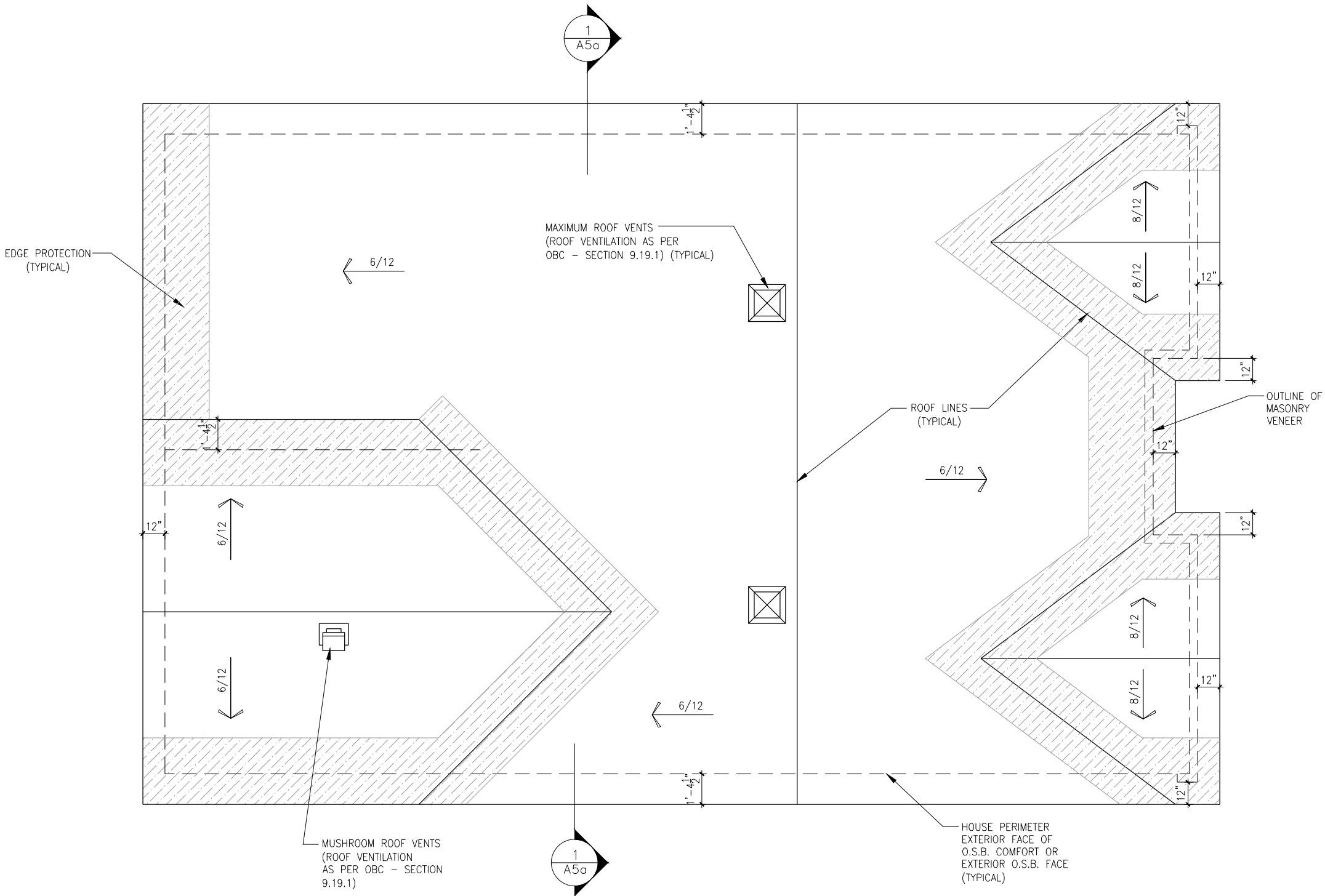
(STANDARD DRAWINGS)

SHEET:

A8f

ROOF AND FLOOR LAYOUT NOTES:

– ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.



ROOF PLAN - 3 BEDROOM -ELEVATION A

SCALE: 3/16" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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NOTES:

STEEL LINTEL:

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- S2 = L 90x90x8
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- S4 = L 125x90x8
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REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: ROOF PLAN  
3 BEDROOM - ELEVATION A

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

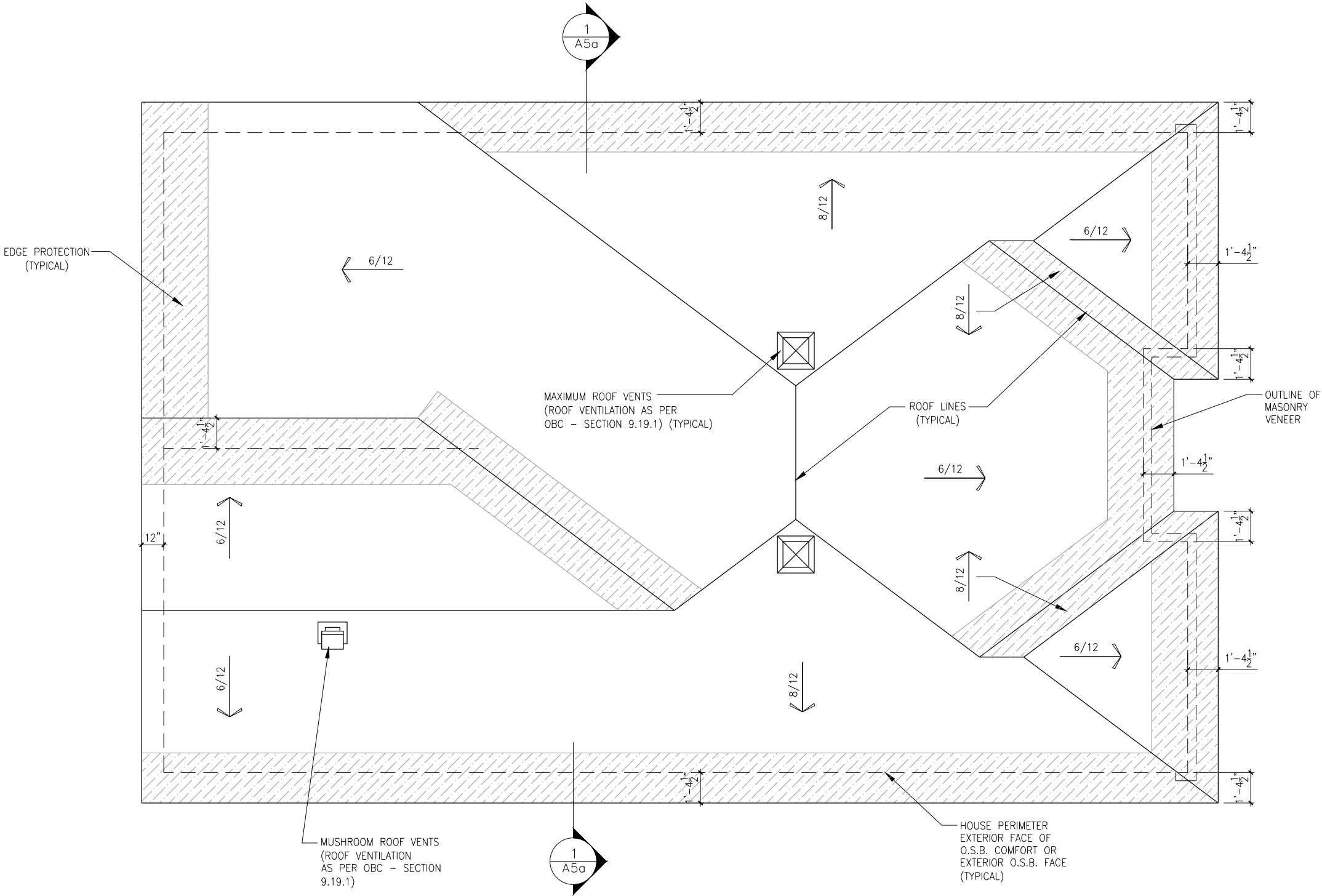
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A9a

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ROOF PLAN - 3 BEDROOM -ELEVATION B

SCALE: 3/16" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

## ROOF PLAN 3 BEDROOM - ELEVATION B

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

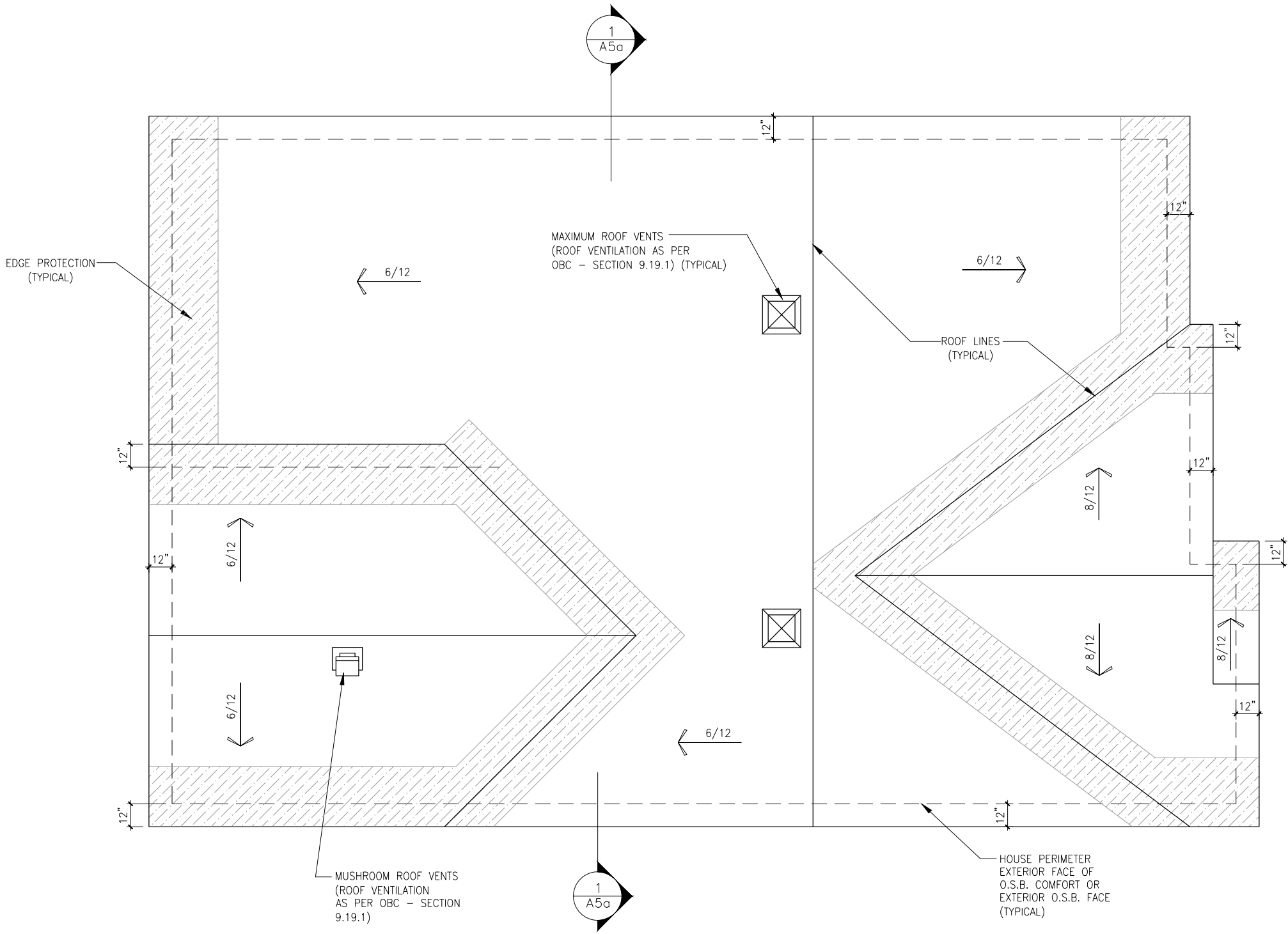
(STANDARD DRAWINGS)

SHEET:

A9b

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ROOF PLAN - 3 BEDROOM -ELEVATION C

SCALE: 3/16" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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REV	DESCRIPTION	DATE	BY
REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: ROOF PLAN  
3 BEDROOM - ELEVATION C

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

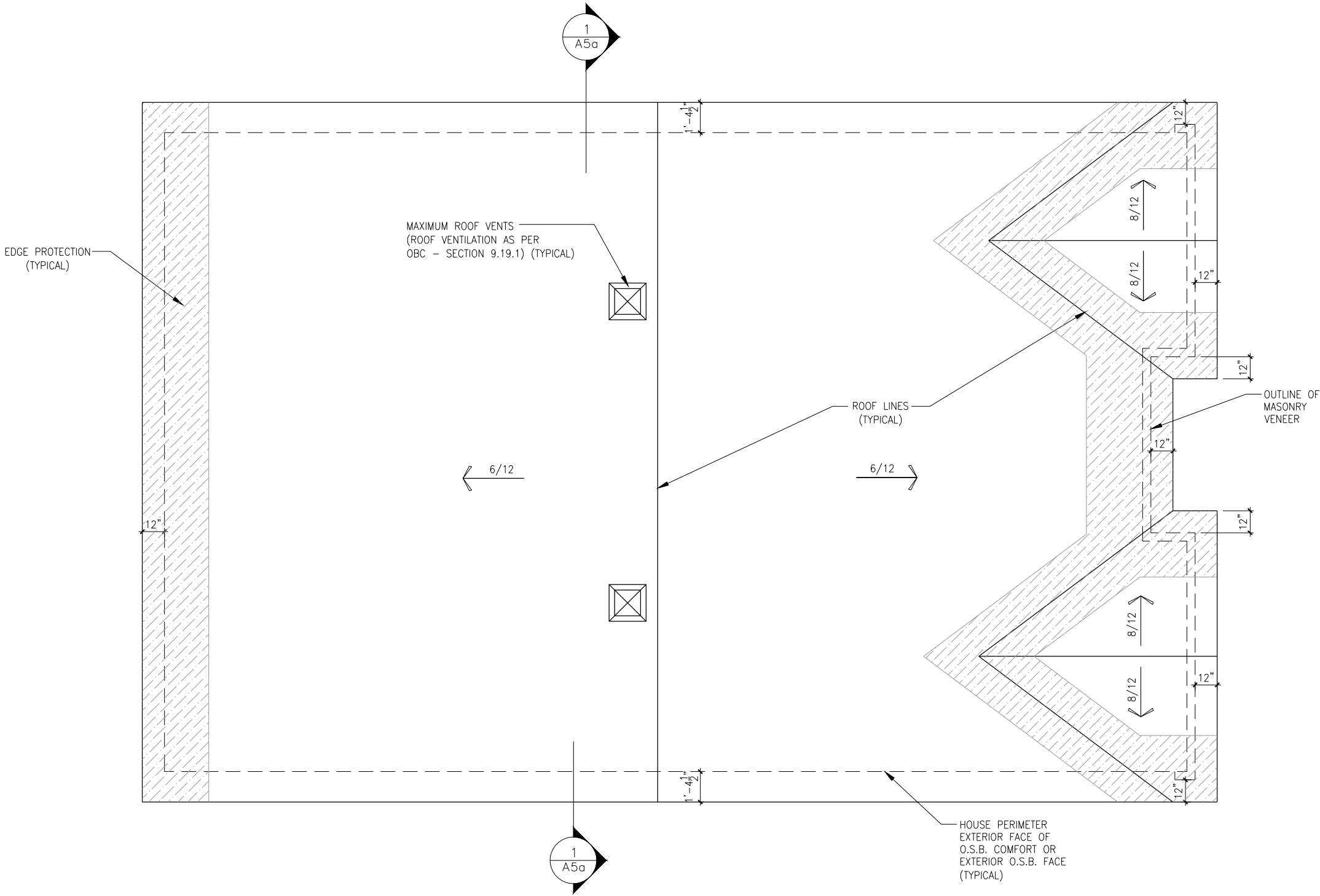
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A9c



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ROOF PLAN - 4 BEDROOM -ELEVATION A

SCALE: 3/16" = 1'-0"

LOT: XXXX  
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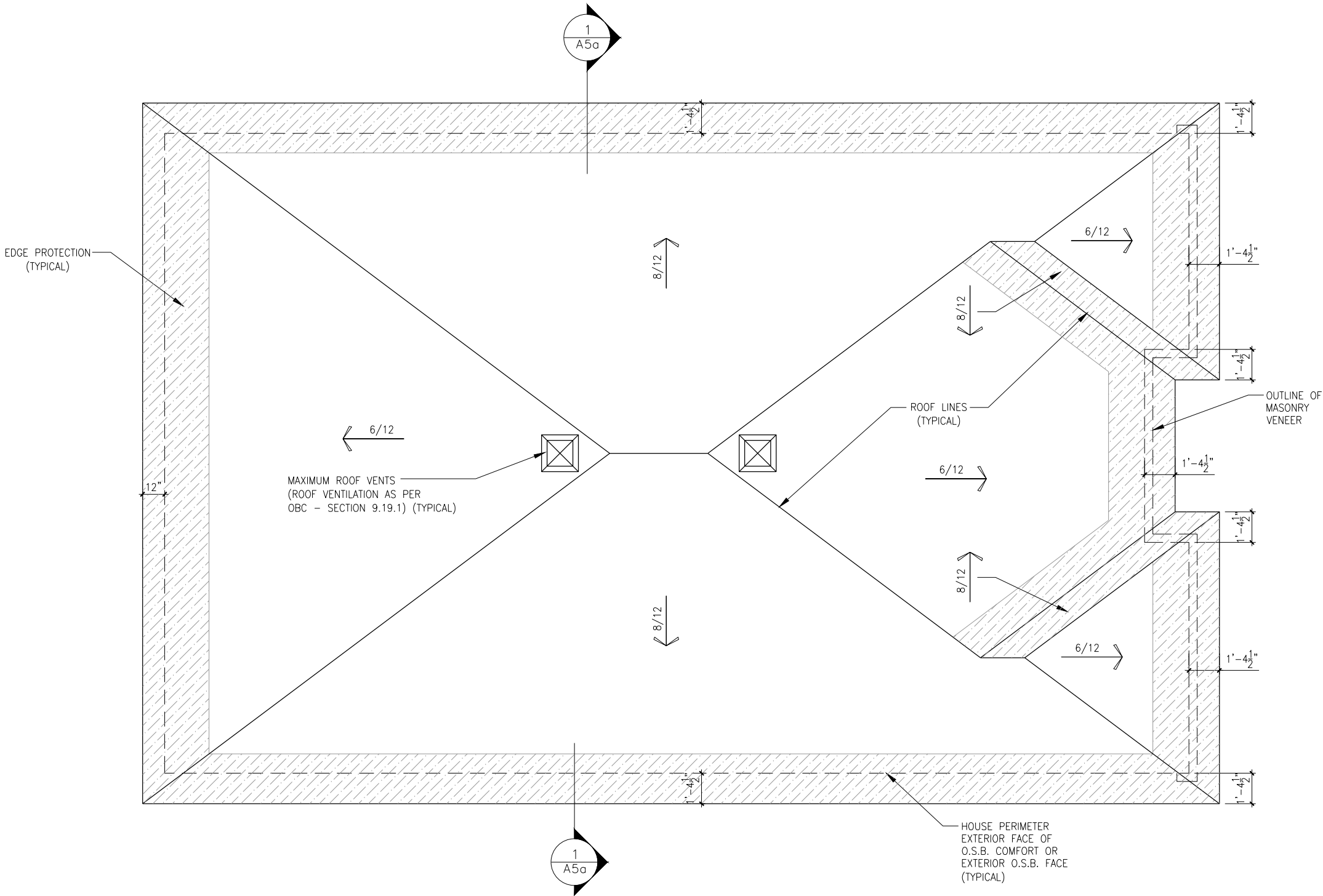
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SHEET:

A9d

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ROOF PLAN - 4 BEDROOM -ELEVATION B

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LOT: XXXX  
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- L3 = 2-1.75x9.5 LVL (1.9E) + P3 ON BOTH SIDES
- L4 = 3-1.75x9.5 LVL (1.9E) + P3 ON BOTH SIDES

\* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

- P1 = 3" ADJUSTABLE STEEL COLUMN
- P14 = HEAVY DUTY, TYPE 2, ADJUSTABLE RED JACK POST BY USP
- P2 = 2-2x4 OR 2-2x6
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- P4 = 4-2x4 OR 4-2x6
- P5 = 5-2x4 OR 5-2x6
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- P13 = HSS 88.9x88.9x3.18 + 100x200x12 T&B PL. (\*)
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- P17 = HSS 73 O.D.x4.8 + 100x180x12 BOTTOM PL. + 130x160x10 TOP PL. (\*)
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\* POST ARE ALL JACK c/w STUD

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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: ROOF PLAN  
4 BEDROOM - ELEVATION B

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

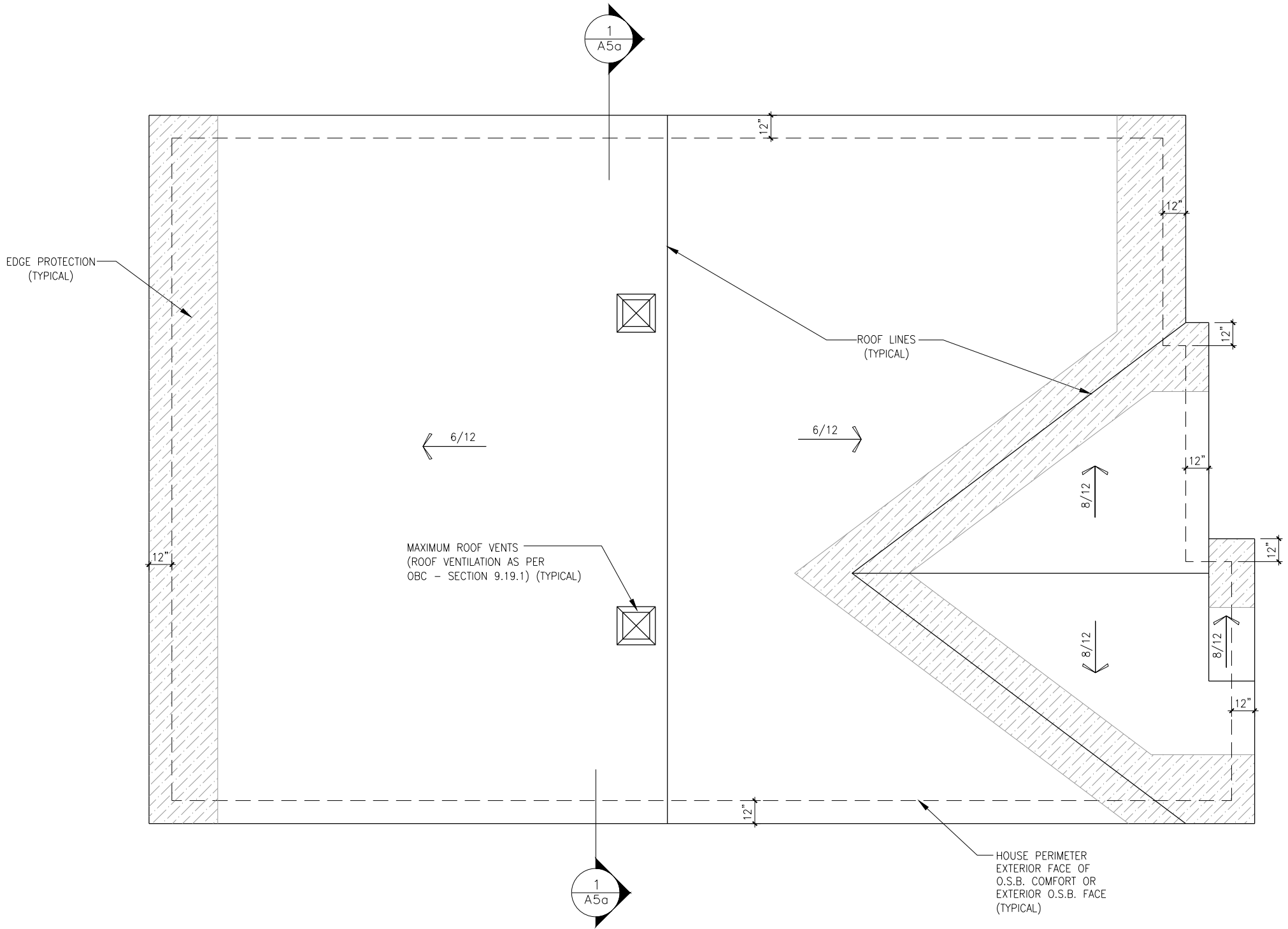
(STANDARD DRAWINGS)

SHEET:

A9e

ROOF AND FLOOR LAYOUT NOTES:

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.



ROOF PLAN - 4 BEDROOM -ELEVATION C

SCALE: 3/16" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



I, DANIEL GUERIN, ARCHITECTURAL MANAGER FOR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

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NOTES:

STEEL LINTEL:

- S1 = L 90x90x6
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- S3 = L 100x90x8
- S4 = L 125x90x8
- S5 = L 125x90x10
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- S7 = L 150x100x10 (8" BEARING)

LINTEL TABLE:

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2012 O.B.C. DRAWINGS

REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: ROOF PLAN  
4 BEDROOM - ELEVATION C

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

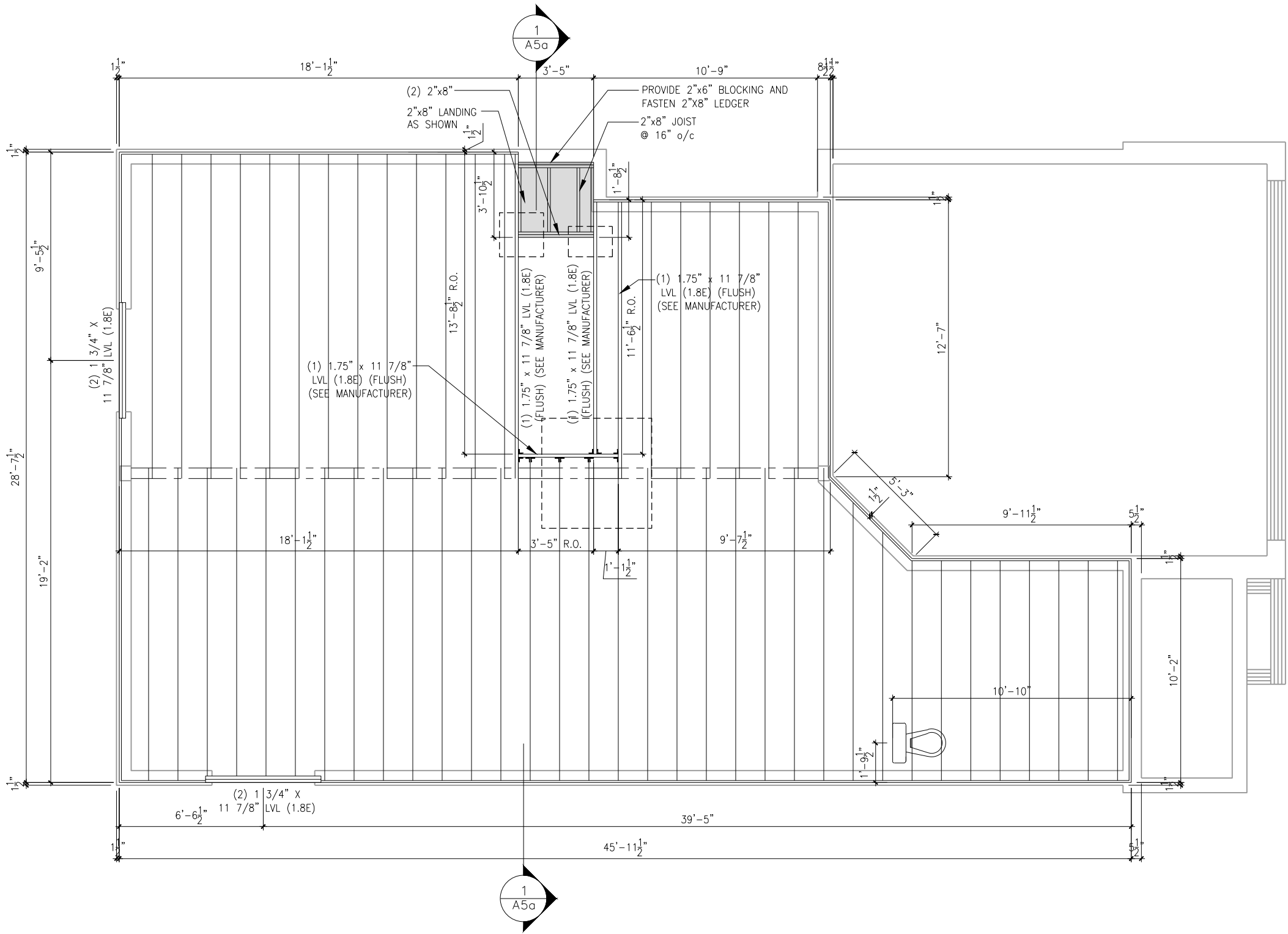
(STANDARD DRAWINGS)

SHEET:

A9f

FIRST FLOOR - JOIST LAYOUT - 3 AND 4 BEDROOM - ELEVATION A, B, C (STANDARD)

SCALE: 3/16" = 1'-0"



ROOF AND FLOOR LAYOUT NOTES:

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER, PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

LOT: XXXX

DATE: XX/XX/XXXX



**Valecraft**  
Homes Ltd.

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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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NOTES:

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- S5 = L 125x90x10
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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **FIRST FLOOR-JOIST LAYOUT**  
**3 AND 4 BED. - ELEV. A, B, C**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

**825 - THE BRADLEY**  
**2018 FOOTPRINT**

(STANDARD DRAWINGS)

SHEET:

**A10a**



**Valecraft**  
Homes Ltd.

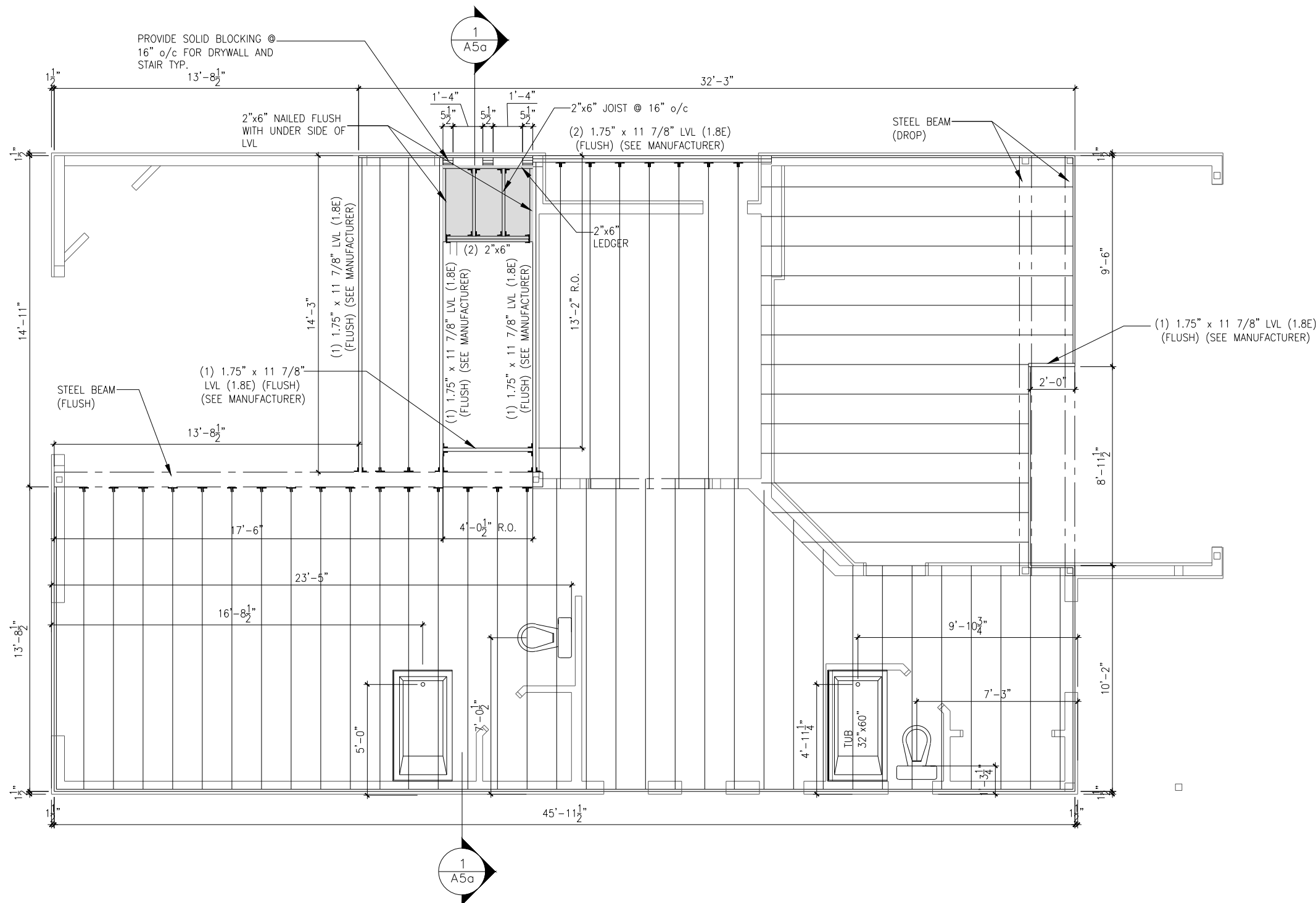
\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

 = PROVIDE MECHANICAL EXHAUST TO OUTSIDE


(STANDARD DRAWINGS)

## A11a

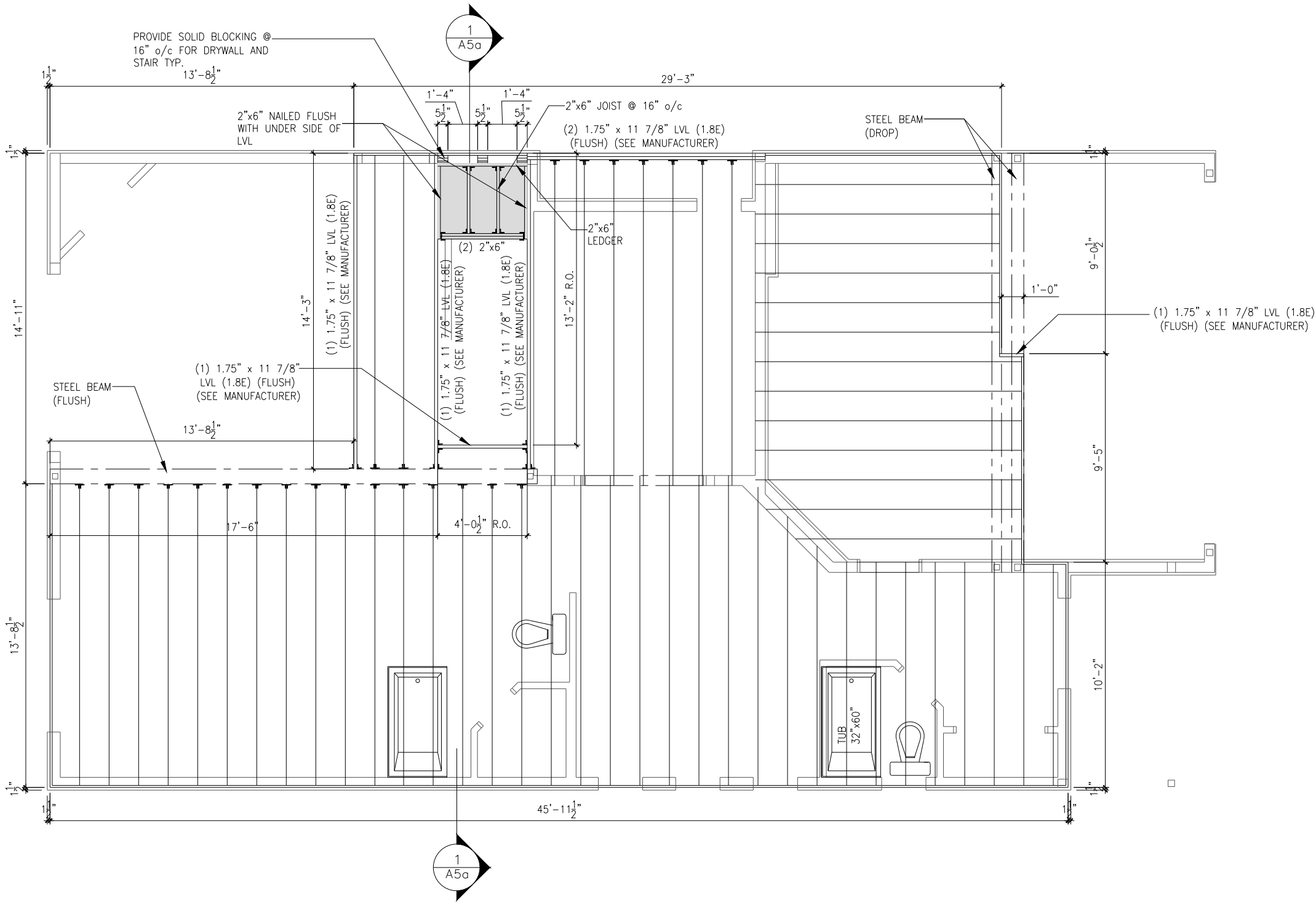
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SCALE: 3/16" = 1'-0"

SECOND FLOOR - JOIST LAYOUT - 3 BEDROOM - ELEVATION C

SCALE: 3/16" = 1'-0"



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LOT: XXXX  
DATE: XX/XX/XXXX

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Homes Ltd.

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  - TARIION REGISTRATION NUMBER #611
- \*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

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2012 O.B.C. DRAWINGS

REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **SECOND FLOOR - JOIST LAYOUT - 3 BEDROOM - ELEV. C**

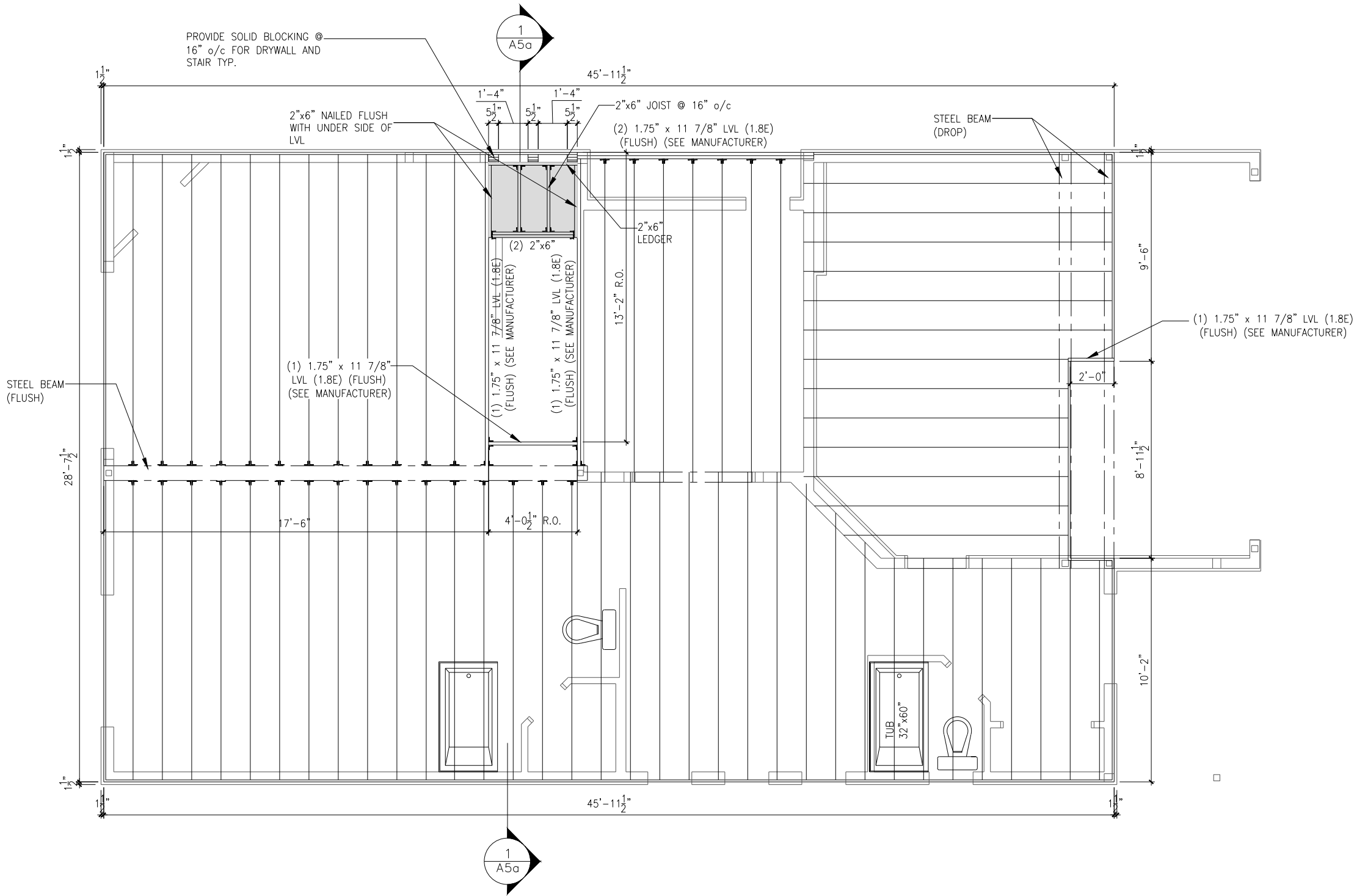
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY 2018 FOOTPRINT (STANDARD DRAWINGS)

SHEET: **A11b**

SECOND FLOOR - JOIST LAYOUT - 4 BEDROOM - ELEVATION A-B

SCALE: 3/16" = 1'-0"



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LOT: XXXX  
DATE: XX/XX/XXXX



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REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **SECOND FLOOR - JOIST LAYOUT - 4 BEDROOM - ELEV. A-B**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

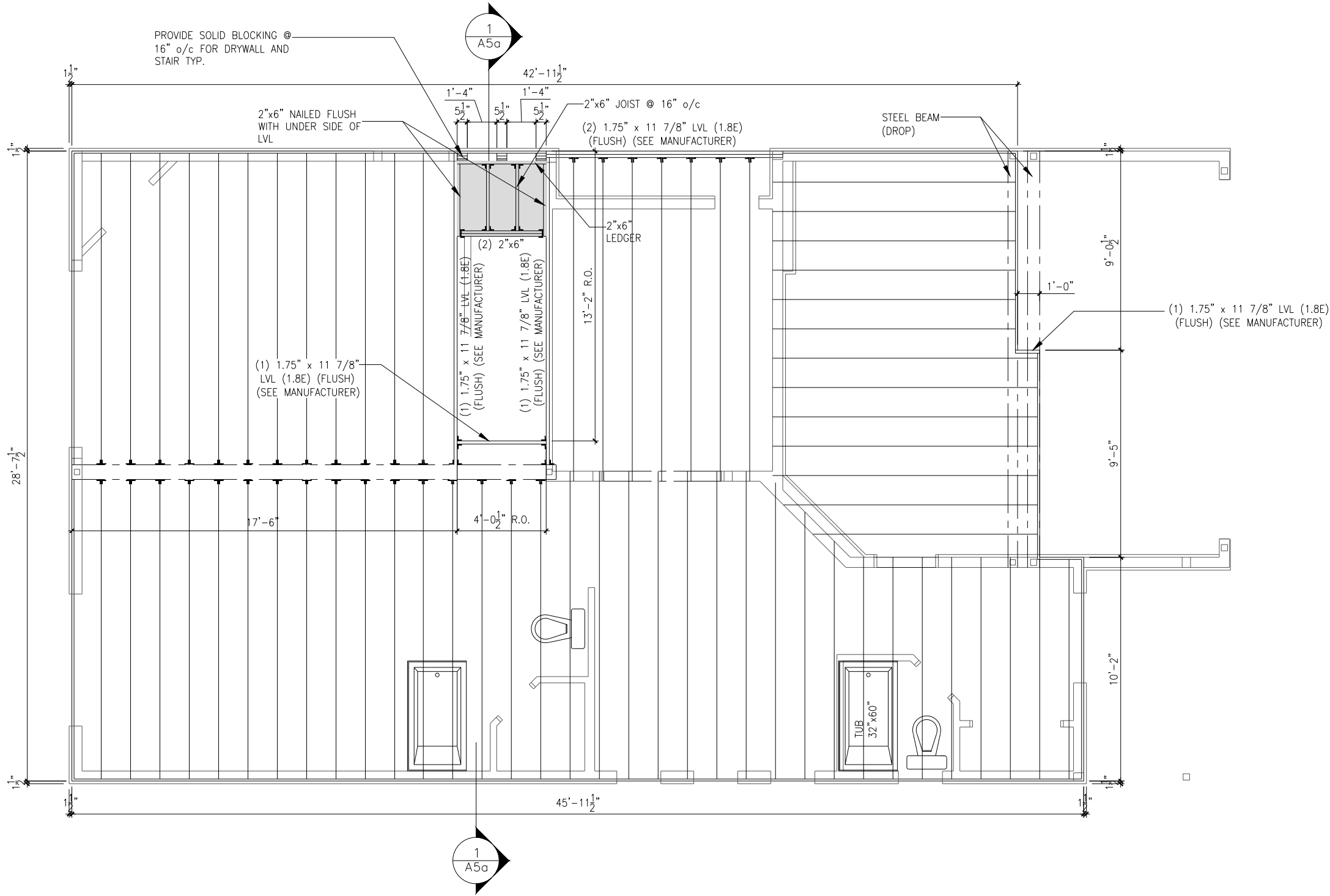
SHEET:

A11c



SECOND FLOOR - JOIST LAYOUT - 4 BEDROOM - ELEVATION C

SCALE: 3/16" = 1'-0"



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LOT: XXXX  
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NOTES:

STEEL LINTEL:

- S1 = L 90x90x6
- S2 = L 90x90x8
- S3 = L 100x90x8
- S4 = L 125x90x8
- S5 = L 125x90x10
- S6 = L 200x100x12
- S7 = L 150x100x10 (8" BEARING)

LINTEL TABLE:

- L1 = 2-2x10 + P2 ON BOTH SIDES
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- L3 = 2-1.75x9.5 LVL (1.9E) + P3 ON BOTH SIDES
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\* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

- P1 = 3" ADJUSTABLE STEEL COLUMN
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- POST BY USP
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- P3 = 3-2x4 OR 3-2x6
- P4 = 4-2x4 OR 4-2x6
- P5 = 5-2x4 OR 5-2x6
- P6 = 6-2x4 OR 6-2x6

- P13 = HSS 88.9x88.9x3.18 + 100x200x12 T&B PL. (\*)
- P14 = HSS 89x89x4.8 + 100x200x12 T&B PL. (\*)
- P15 = HSS 76.2x76.2x4.78 + 100x180x12 T&B PL. (\*)
- P16 = HSS 76.2x76.2x4.78 + 130x130x12 T&B PL. (\*)
- P17 = HSS 73 O.D.x4.8 + 100x180x12 BOTTOM PL. + 130x160x10 TOP PL. (\*)

(\*) = 2-12# ANCH. (WHERE ANCH. PL. NOT USED)

\* POST ARE ALL JACK c/w STUD

(EX. P2 = 1 JACK + 1 STUD)

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- ☉ = SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
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  - ARE REQUIRED TO BE PROVIDED WITH BATTERY AS AN ALTERNATIVE POWER SUPPLY CAPABLE OF PROVIDING POWER FOR AT LEAST 7 DAYS IN NORMAL CONDITION, FOLLOWED BY, 4 MINUTES OF ALARM; AND
  - CARBON MONOXIDE ALARM ARE ALSO REQUIRED ADJACENT TO EACH SLEEPING AREA.

▣ = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS


REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: SECOND FLOOR - JOIST LAYOUT - 4 BEDROOM - ELEV. C

ADDRESS:	SCALE:	DATE:
XX	3/16" = 1'-0"	XX/XX/XXXX

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A11d



I, DANIEL GUERIN, ARCHITECTURAL MANAGER FOR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

- PERSONAL BCIN #19896
- TARION REGISTRATION NUMBER #611

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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS


REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:

BASEMENT ELECTRICAL PLAN

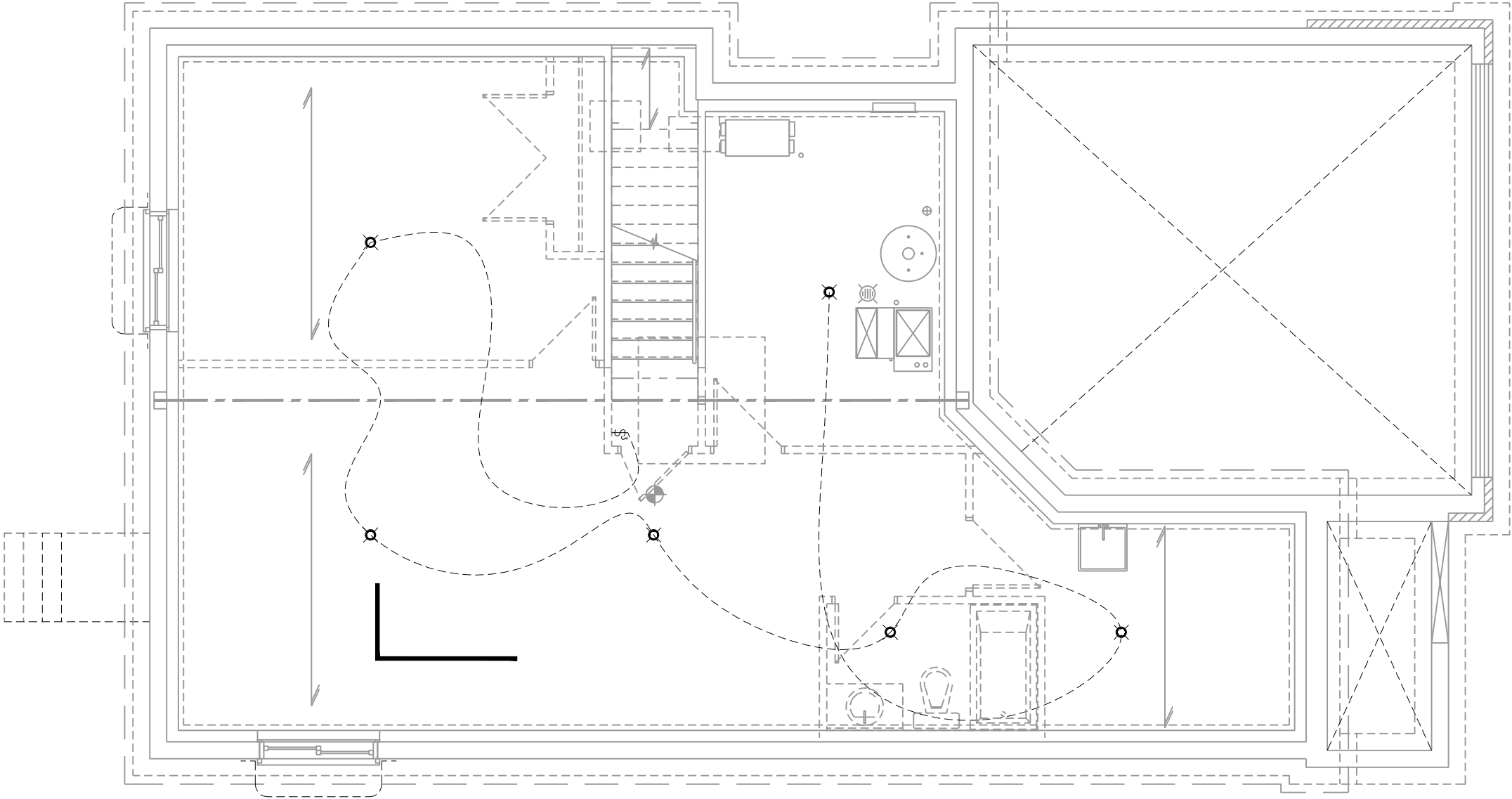
ADDRESS:	SCALE:	DATE:
xx	3/16" = 1'-0"	xx/xx/xxxx

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

E1



ROOF AND FLOOR LAYOUT NOTES:

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

NOTE:

- DRAIN WATER HEAT RECOVERY UNIT SHALL BE INSTALLED ACCORDING TO THE ONTARIO BUILDING CODE 2012, SB-12 3.1.1.12. DRAIN WATER HEAT RECOVERY AND THE EFFICIENCY SHALL NOT BE LESS THAN 42%.

NOTES:

- FINISH FLOORING IN BATHROOMS, KITCHEN, LAUNDRY ROOM, GENERAL STORAGE AREAS AND ENTRANCES SHALL BE WATER RESISTANT;

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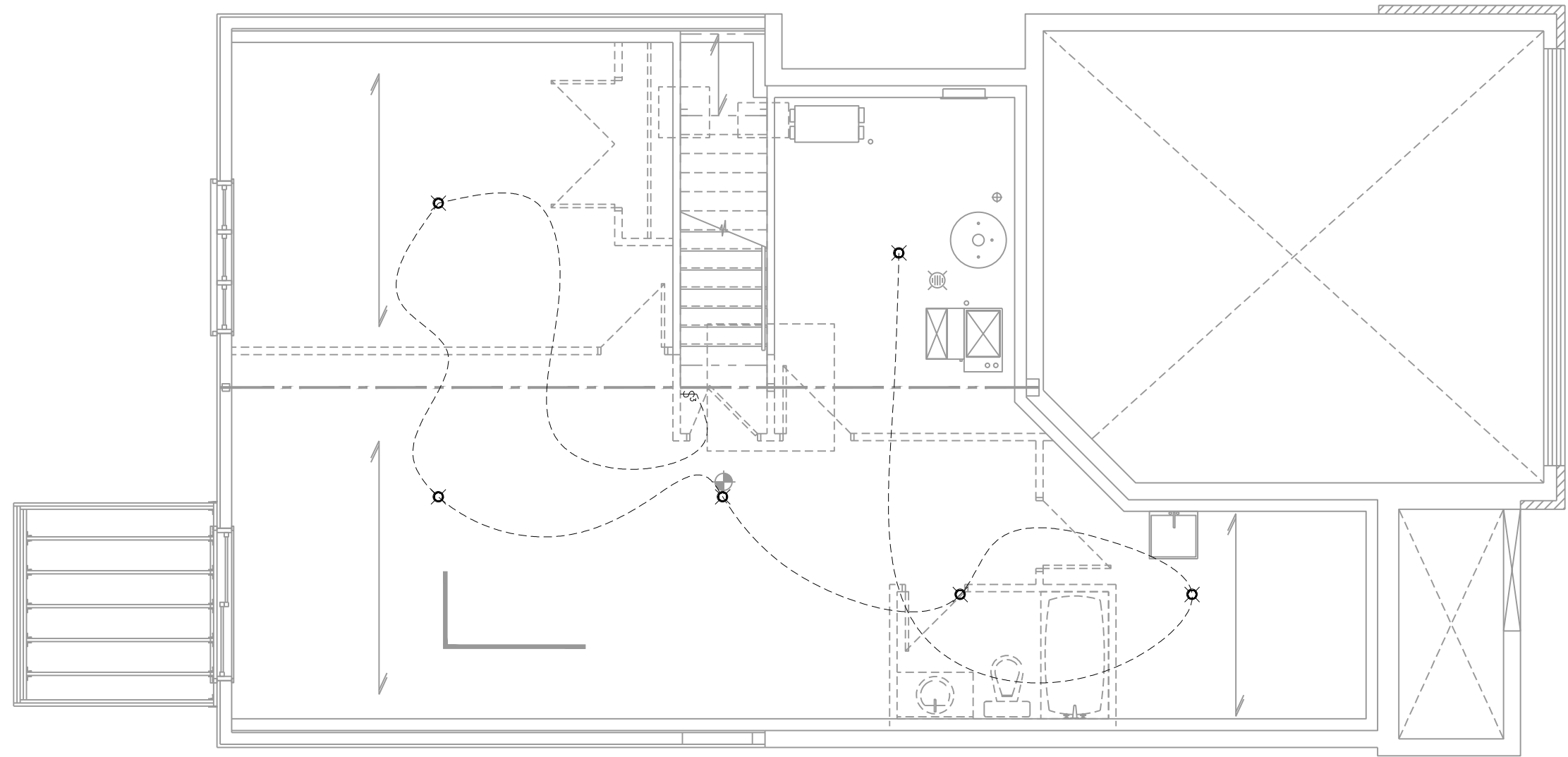
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- COORD. LOCATION OF ALL VENTING UNITS, EXTERIOR LIGHTING, ETC. WITH VALECRAFT HOMES LTD AND MANUFACTURERS.

GROUND FLOOR PLAN - 3 BEDROOM - ELEVATION A AND B

SCALE: 3/16" = 1'-0"



GROUND FLOOR PLAN - 3 BEDROOM - ELEVATION A AND B

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LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
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2012 O.B.C. DRAWINGS


REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:

BASEMENT ELECTRICAL PLAN

ADDRESS: xx SCALE: 3/16" = 1'-0" DATE: xx/xx/xxxx

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

E1



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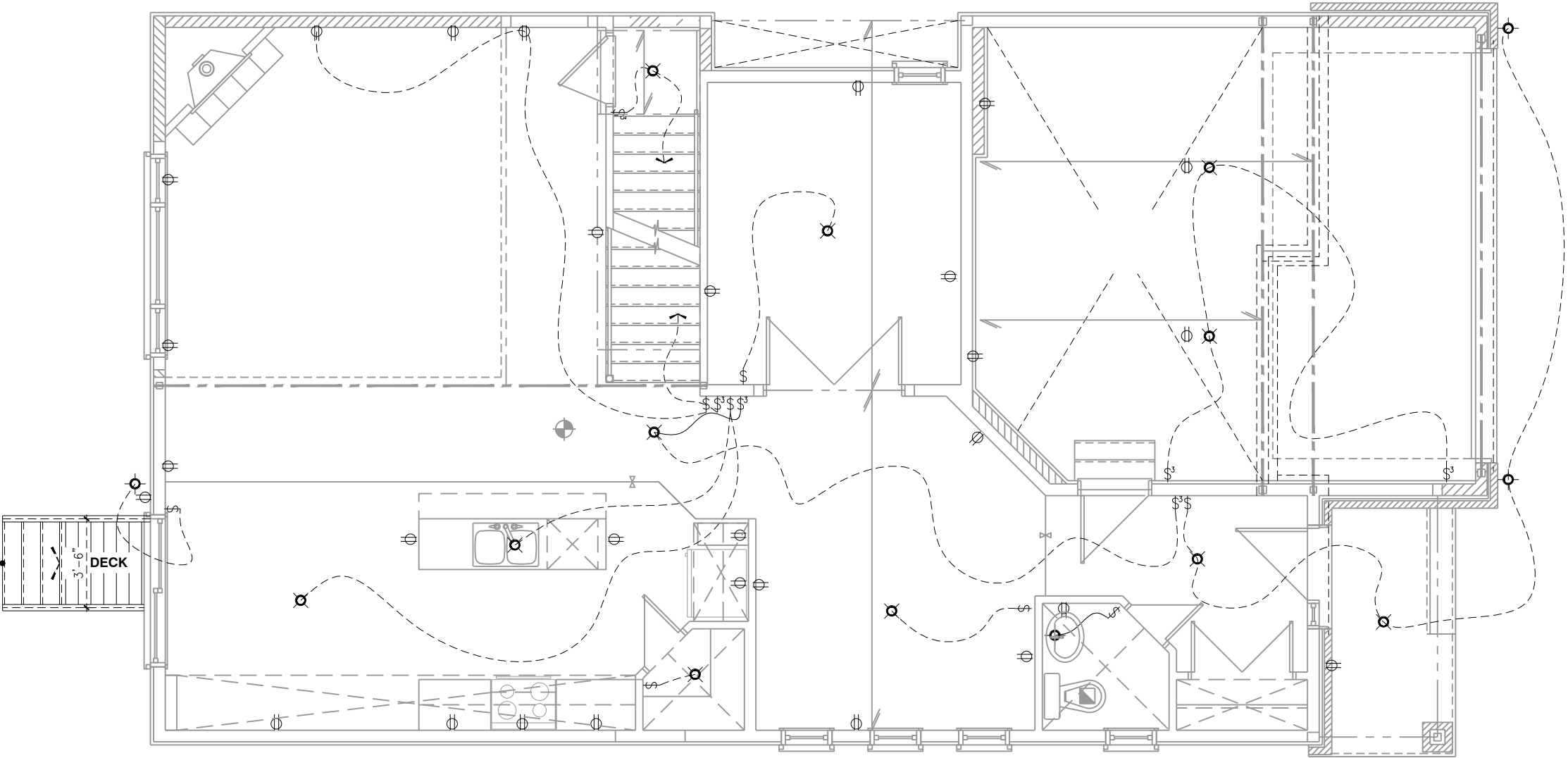
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REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:1ST FLOOR ELECTRICAL

ADDRESS:	SCALE:	DATE:
xx	3/16" = 1'-0"	xx/xx/xxxx



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- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

NOTE:

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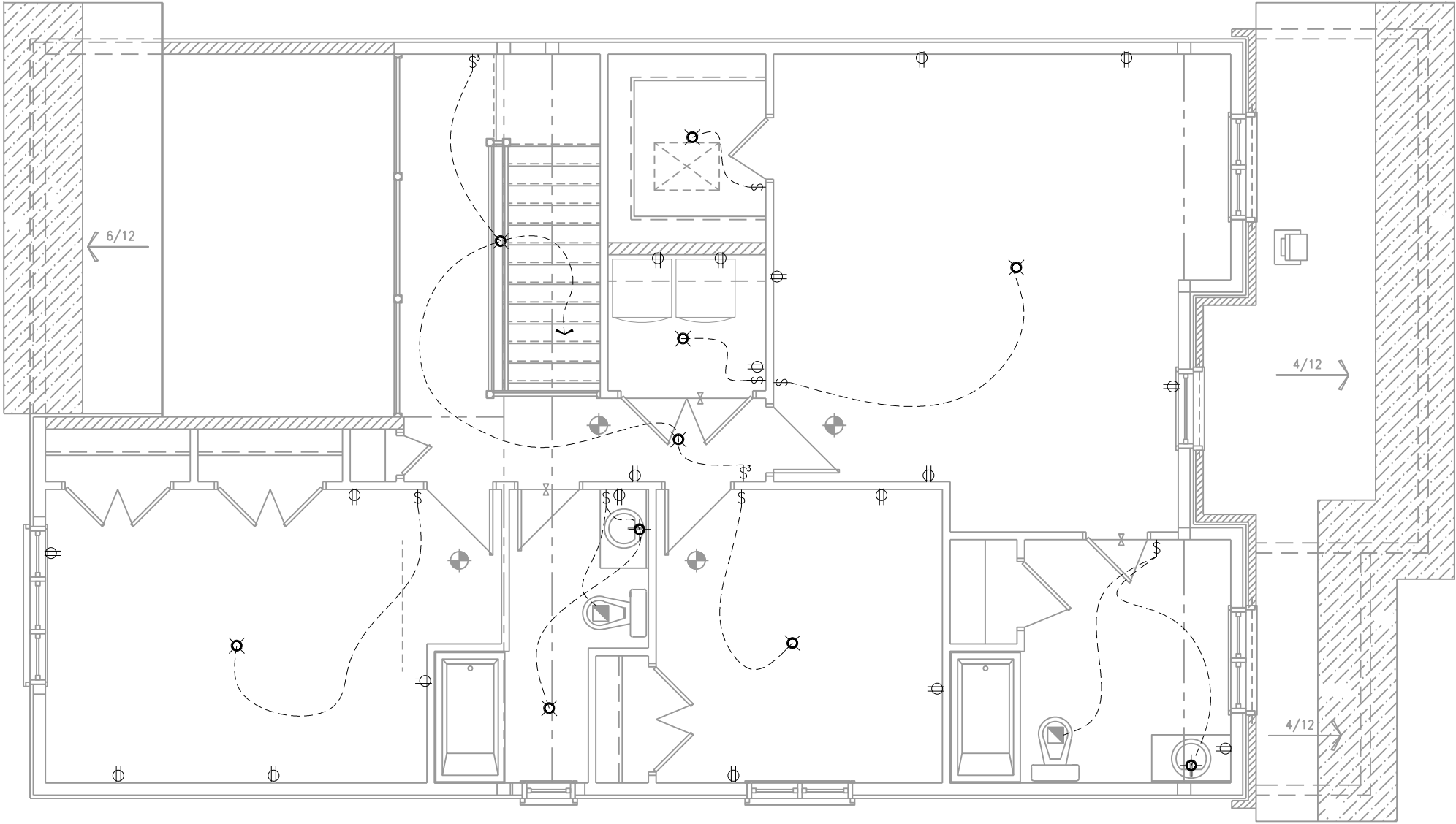
- COORD. LOCATION OF ALL VENTING UNITS, EXTERIOR LIGHTING, ETC. WITH VALECRAFT HOMES LTD AND MANUFACTURERS.

GROUND FLOOR PLAN ELECTRICAL PLAN - 3 BEDROOM

SCALE: 3/16" = 1'-0"

SECOND FLOOR ELECTRICAL PLAN - 3 BEDROOM

SCALE: 3/16" = 1'-0"



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LOT: XXXX  
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- P1 = 3" ADJUSTABLE STEEL COLUMN
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- P2 = 2-2x4 OR 2-2x6
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- P13 = HSS 88.9x88.9x3.18 + 100x200x12 T&B PL. (\*)
- P14 = HSS 89x89x4.8 + 100x200x12 T&B PL. (\*)
- P15 = HSS 76.2x76.2x4.78 + 100x180x12 T&B PL. (\*)
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- P17 = HSS 73 O.D.x4.8 + 100x180x12 BOTTOM PL. + 130x160x10 TOP PL. (\*)
- (\*) = 2-12# ANCH. (WHERE ANCH. PL. NOT USED)

\* POST ARE ALL JACK c/w STUD

(EX. P2 = 1 JACK + 1 STUD)

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  - ARE REQUIRED TO BE PROVIDED WITH BATTERY AS AN ALTERNATIVE POWER SUPPLY CAPABLE OF PROVIDING POWER FOR AT LEAST 7 DAYS IN NORMAL CONDITION, FOLLOWED BY, 4 MINUTES OF ALARM; AND
  - CARBON MONOXIDE ALARM ARE ALSO REQUIRED ADJACENT TO EACH SLEEPING AREA.

▣ = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS


REV-2	STRUCTURAL REVIEW	09/14/2018	VH
REV-1	NEW STANDARD DRWG MODIFICATION	24/08/2018	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: 2ND FLOOR ELECTRICAL PLAN

ADDRESS: xx	SCALE: 3/16" = 1'-0"	DATE: xx/xx/xxxx
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825 - THE BRADLEY  
2018 FOOTPRINT  
(STANDARD DRAWINGS)

SHEET:

E3



I, DANIEL GUERIN, ARCHITECTURAL MANAGER FOR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

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NOTES:

STEEL LINTEL:

- S1 = L 90x90x6
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LINTEL TABLE:

- L1 = 2-2x10 + P2 ON BOTH SIDES
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NO.	DESCRIPTION	DATE	BY

DRAWING: GROUND FLOOR ELECTRICAL

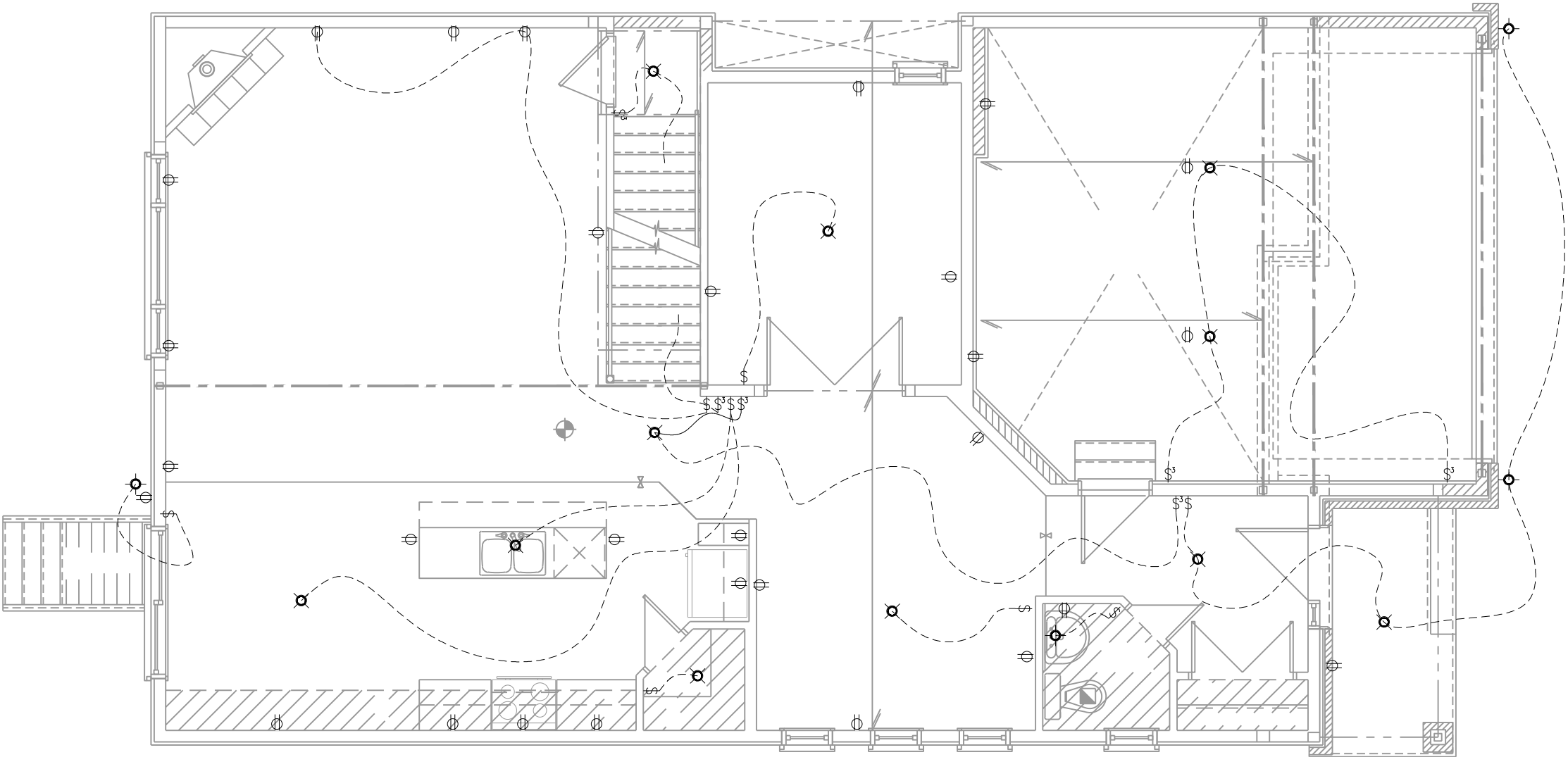
ADDRESS:	SCALE:	DATE:
xx	3/16" = 1'-0"	xx/xx/xxxx

825 - THE BRADLEY  
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

E2



ROOF AND FLOOR LAYOUT NOTES:

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST THE TRUSS MANUFACTURER. PROVIDE THE TRUSS MANUFACTURER'S ROOF AND FLOOR LAYOUT FOR BUILDING PERMIT APPLICATION AND FOR THE ON-SITE FRAMING. THE DRAFTING SERVICE OFFICE NEEDS TO BE AWARE OF ANY ALTERNATIVES OR CHANGES REGARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

NOTE:

- DRAIN WATER HEAT RECOVERY UNIT SHALL BE INSTALLED ACCORDING TO THE ONTARIO BUILDING CODE 2012, SB-12 3.1.1.12. DRAIN WATER HEAT RECOVERY AND THE EFFICIENCY SHALL NOT BE LESS THAN 42%.

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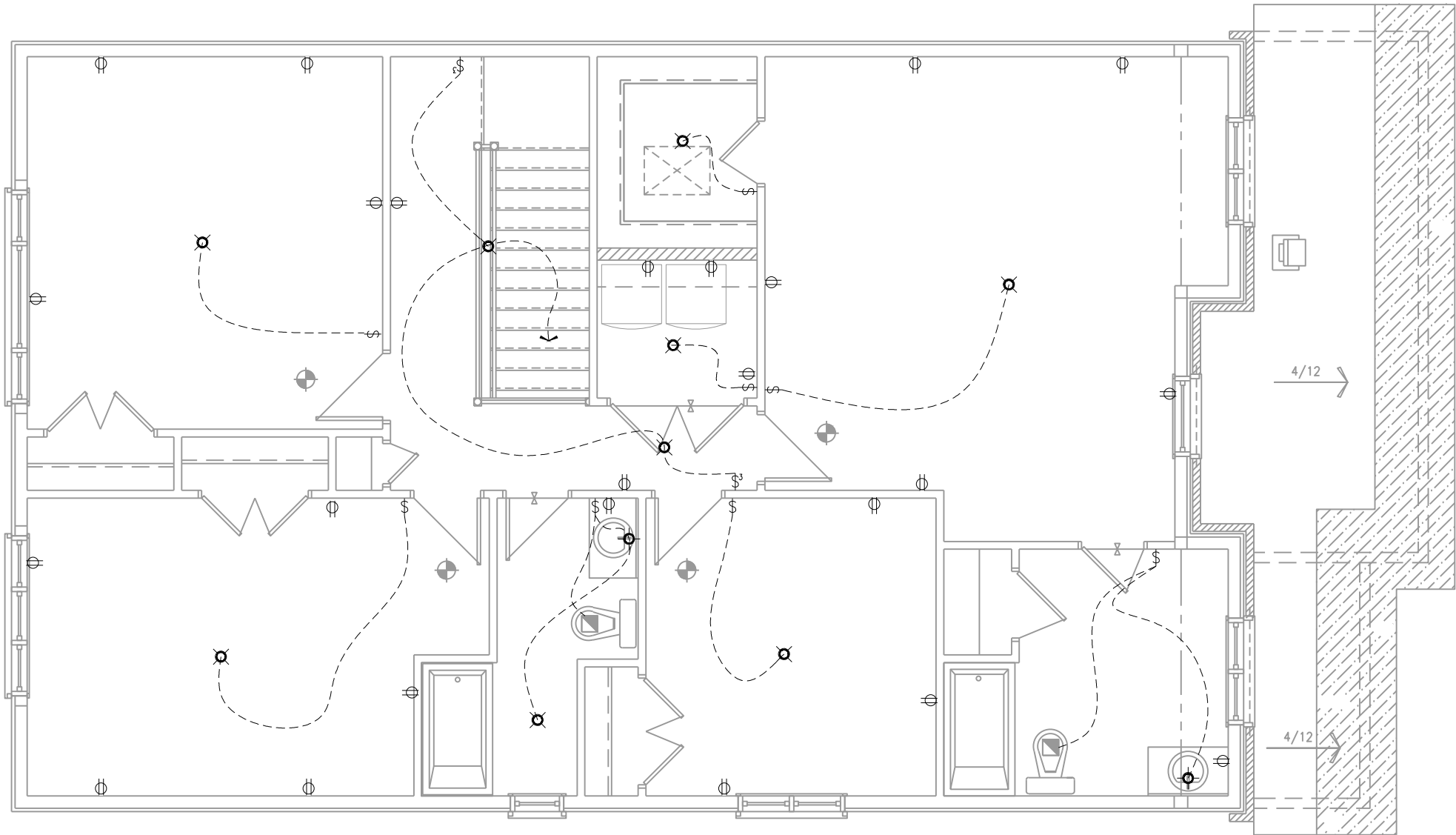
- FINISH FLOORING IN BATHROOMS, KITCHEN, LAUNDRY ROOM, GENERAL STORAGE AREAS AND ENTRANCES SHALL BE WATER RESISTANT;
- INSTALL STUD REINFORCEMENT TO PERMIT THE FUTURE INSTALLATION OF GRAB BAR IN MAIN BATHROOM AS PER 9.5.2.3. OF O.B.C. 2012;
- WINDOW SIZE AND R/O ARE TO BE VALIDATED WITH VALECRAFT HOMES LTD AND THE MANUFACTURER;
- COORD. FLOOR JOIST, LINTEL, ROOF TRUSS AND POSTS WITH MANUFACTURER SPEC'S AND P.ENG. IN OTHER CASE;
- COORD. LOCATION OF ALL VENTING UNITS, EXTERIOR LIGHTING, ETC. WITH VALECRAFT HOMES LTD AND MANUFACTURERS.

GROUND FLOOR PLAN ELECTRICAL PLAN - 4 BEDROOM

SCALE: 3/16" = 1'-0"

SECOND FLOOR ELECTRICAL PLAN - 4 BEDROOM

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LOT: XXXX

DATE: XX/XX/XXXX



**Valecraft**  
Homes Ltd.

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