

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

LOT: XXXX
DATE: XX/XX/XXXX



A - ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.
B - THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ERRORS AND OMISSIONS TO VALECRAFT'S ARCHITECTURAL DEPARTMENT.
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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 **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

EXTERIOR FINISH LEGEND:

B - BRICK (MAIN)
B1 - BRICK SOLDIER COURSE (ACCENT)
B2 - BRICK SOLDIER COURSE (ACCENT) + 20mm PROUD
B3 - BRICK SLEEPER COURSE
B4 - STACK BOND (ACCENT)
B5 - BRICK SILL (ACCENT)
B6 - BRICK ROW LOCK (ACCENT)
B7 - BRICK CORBELLING
B8 - BRICK COINING 20mm PROUD
+20 - BRICK 20mm PROUD
-20 - BRICK 20mm RECESSED

S - SIDING (HORIZONTAL)
ST - STONE VENEER
T - TRIM 200mm COVE SIDING
AF - ALUMINUM FASCIA
AC - ALUMINUM CLADDING
AB - 48" ALUMINUM BAND
AS - ASPHALT SHINGLES
F - FLASHING
V - ROOF VENT (MAXIMUM)
P - PARGING
PC - PARGING
PCH10 - PRECAST HEADER 10"

PCH8 - PRECAST HEADER 8"
PCS - PRECAST SILL
PCB - PRECAST BAND
VS - VINYL SHAKES
VEC - SIDING (VERTICAL CORNER)

2012 O.B.C. DRAWINGS		
DRAWING: RIGHT ELEVATION		
ADDRESS: XX	SCALE: 3/16" = 1'-0"	DATE: 11/25/2019
1030 - THE NASH 2019 FOOTPRINT (STANDARD DRAWINGS)		SHEET: A2a

STANDARD PLAN:

GROSS INSULATED = 75.95 M. SQ.
WALL AREA

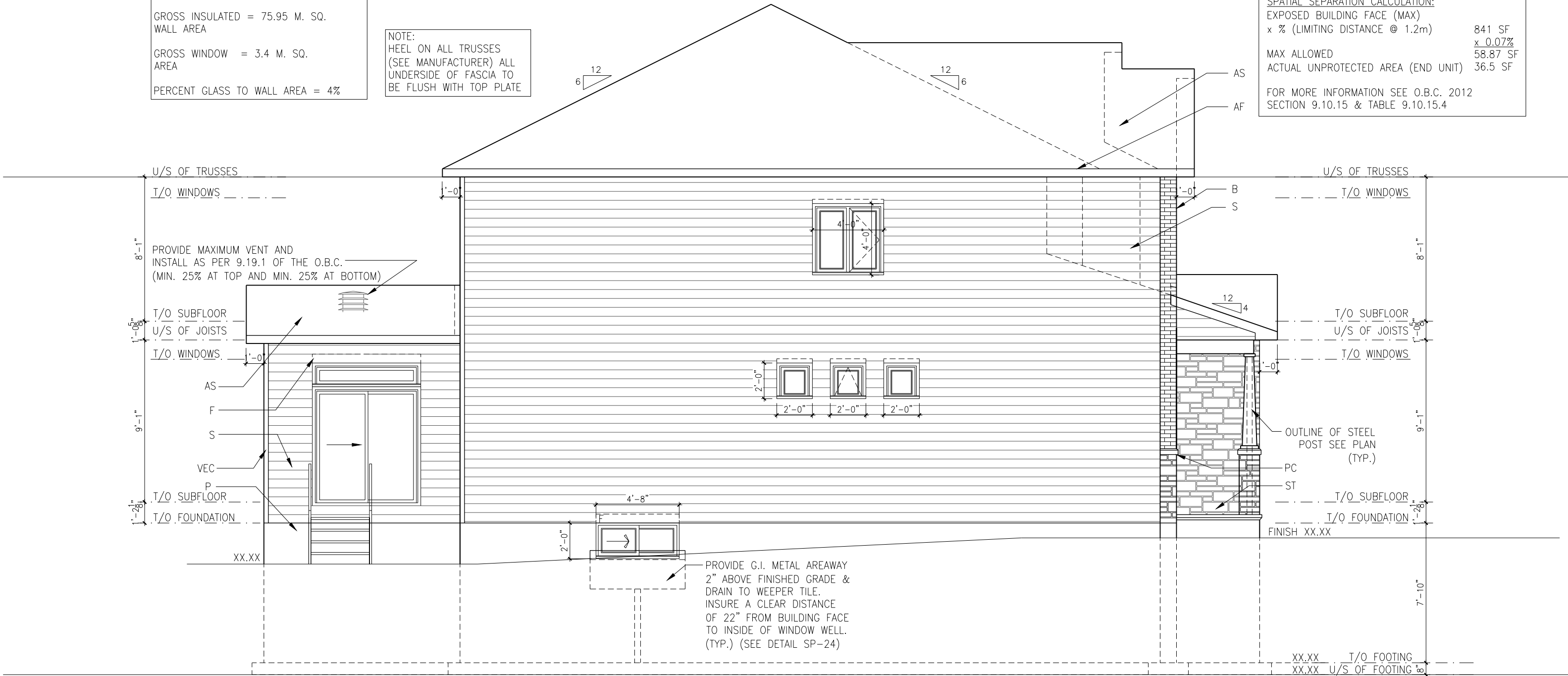
GROSS WINDOW = 3.4 M. SQ.
AREA

PERCENT GLASS TO WALL AREA = 4%

NOTE:
HEEL ON ALL TRUSSES
(SEE MANUFACTURER) ALL
UNDERSIDE OF FASCIA TO
BE FLUSH WITH TOP PLATE

SPATIAL SEPARATION CALCULATION:
EXPOSED BUILDING FACE (MAX)
x % (LIMITING DISTANCE @ 1.2m) 841 SF
x 0.07%
MAX ALLOWED 58.87 SF
ACTUAL UNPROTECTED AREA (END UNIT) 36.5 SF

FOR MORE INFORMATION SEE O.B.C. 2012
SECTION 9.10.15 & TABLE 9.10.15.4



LEFT ELEVATION

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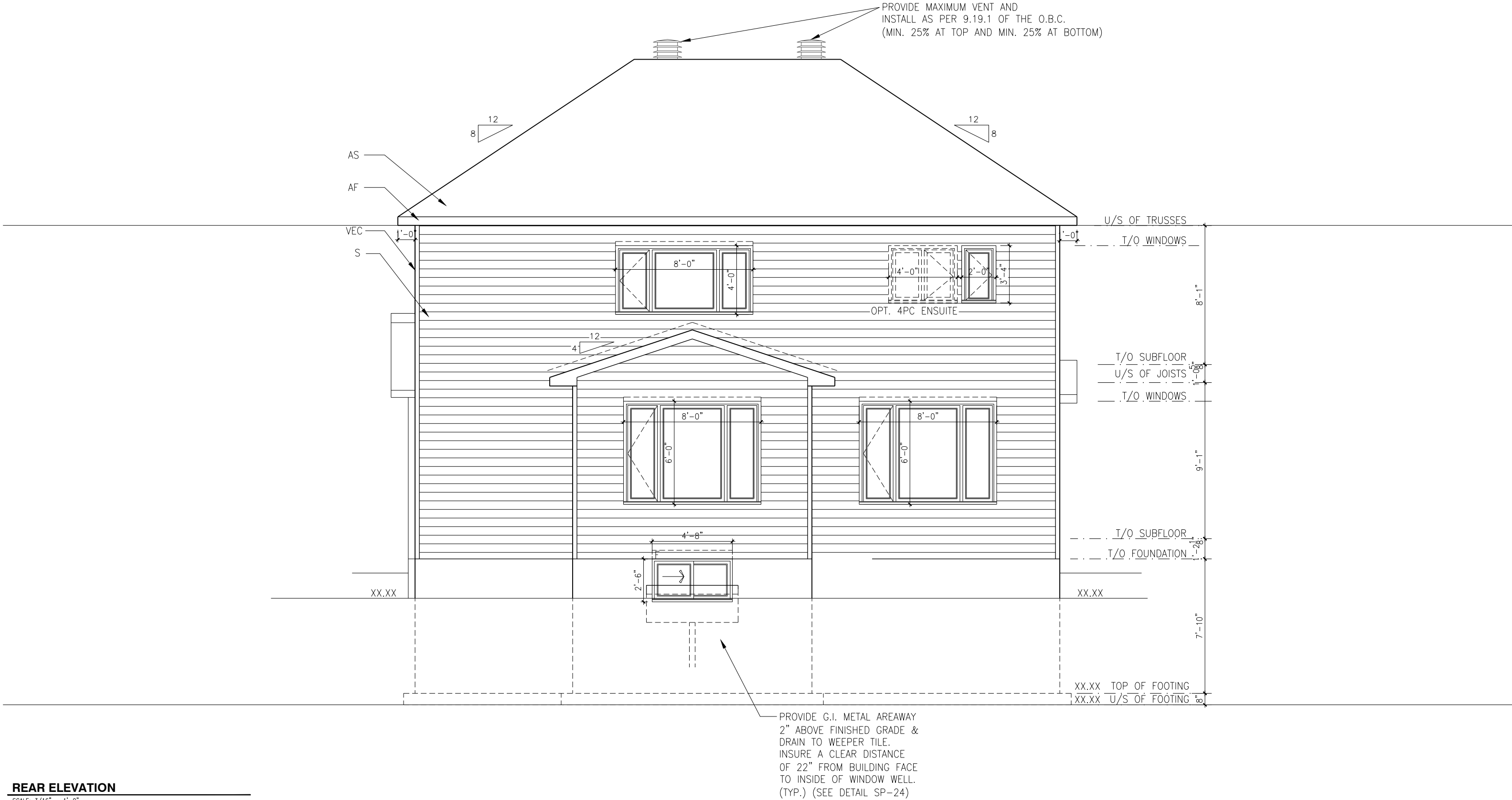
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REAR ELEVATION
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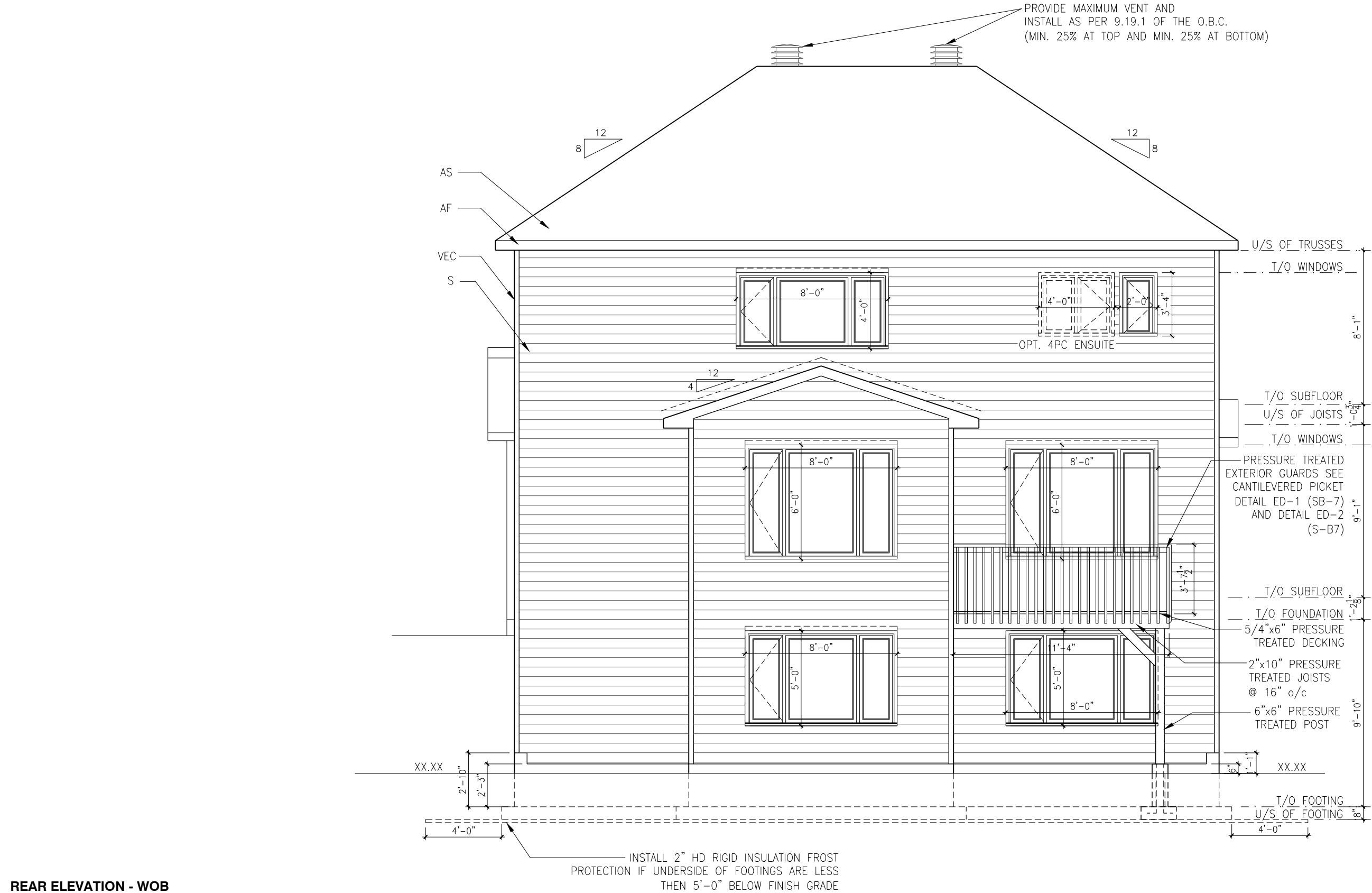
2012 O.B.C. DRAWINGS

DRAWING: **REAR ELEVATION**

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1030 - THE NASH
2019 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: **A4a**



REAR ELEVATION - WOB

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| B2 - BRICK SOLDIER COURSE (ACCENT) | T - TRIM 200mm COVE SIDING |
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| B4 - STACK BOND (ACCENT) | AC - ALUMINUM CLADDING |
| B5 - BRICK SILL (ACCENT) | AB - 48" ALUMINUM BAND |
| B6 - BRICK ROW LOCK (ACCENT) | AS - ASPHALT SHINGLES |
| B7 - BRICK CORBELLING | F - FLASHING |
| B8 - BRICK COINING 20mm PROUD | V - ROOF VENT (MAXIMUM) |
| +20 - BRICK 20mm PROUD | P - PARGING |
| -20 - BRICK 20mm RECESSED | PC - PARGING |
| | PCH10 - PRECAST HEADER 10" |

- | |
|--------------------------------|
| PCH8 - PRECAST HEADER 8" |
| PCS - PRECAST SILL |
| PCB - PRECAST BAND |
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2012 O.B.C. DRAWINGS

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1030 - THE NASH
2019 FOOTPRINT

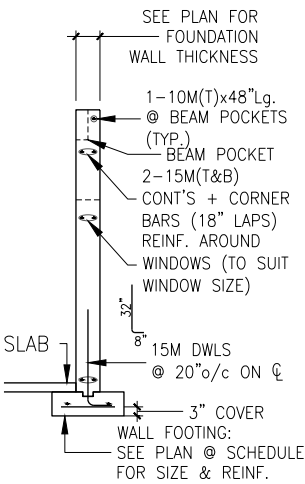
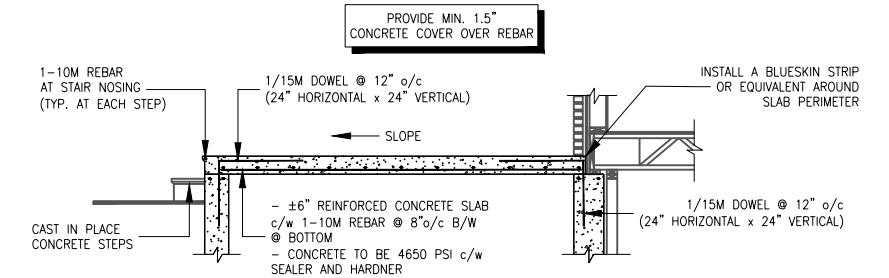
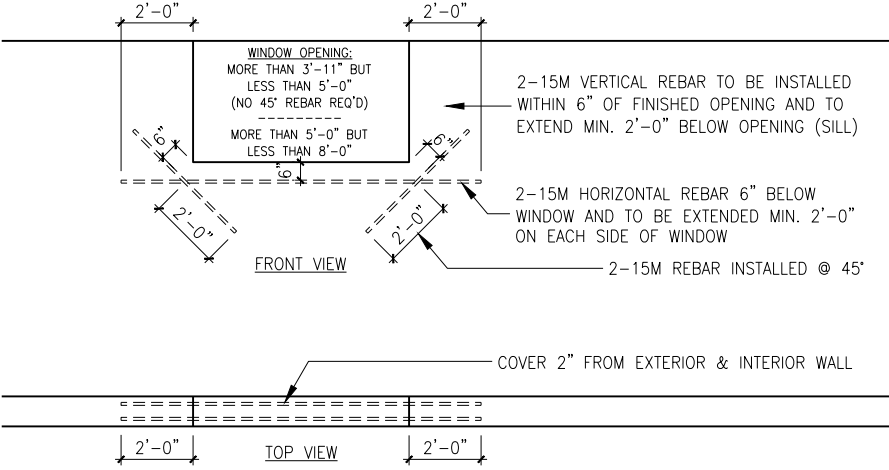
(STANDARD DRAWINGS)

SHEET:

A4a

FOOTING SCHEDULE					
ALLOWABLE SOIL BEARING CAPACITY / BEARING RESISTANCE AT SLS FOR «SITE CLASS:D»					
WALL FOOTINGS	100KPa	85KPa	75KPa	60KPa	40KPa
WF1	30"x8" DP. 2-15M(B) LONG.	36"x8" DP. 15M(B)x32"Lg @ 20" o/c 3-15M(B) LONG.	40"x8" DP. 15M(B)x36"Lg @ 20" o/c 3-15M(B) LONG.	48"x8" DP. 15M(B)x42"Lg @ 16" o/c 3-15M(B) LONG.	72"x10" DP. 15M(B)x66"Lg @ 16" o/c 5-15M(B) LONG.
WF2	28"x8" DP. 2-15M(B) LONG.	34"x8" DP. 2-15M(B) LONG.	38"x8" DP. 15M(B)x34"Lg @ 20" o/c 3-15M(B) LONG.	46"x8" DP. 15M(B)x42"Lg @ 16" o/c 3-15M(B) LONG.	70"x10" DP. 15M(B)x64"Lg @ 16" o/c 5-15M(B) LONG.
WF3	26"x8" DP. 2-15M(B) LONG.	30"x8" DP. 2-15M(B) LONG.	34"x8" DP. 2-15M(B) LONG.	42"x8" DP. 15M(B)x38"Lg @ 20" o/c 3-15M(B) LONG.	64"x10" DP. 15M(B)x58"Lg @ 16" o/c 5-15M(B) LONG.
WF4	24"x8" DP. 2-15M(B) LONG.	28"x8" DP. 2-15M(B) LONG.	32"x8" DP. 2-15M(B) LONG.	38"x8" DP. 15M(B)x34"Lg @ 20" o/c 3-15M(B) LONG.	58"x10" DP. 15M(B)x52"Lg @ 16" o/c 4-15M(B) LONG.
WF5	24"x8" DP. 2-15M(B) LONG.	24"x8" DP. 2-15M(B) LONG.	26"x8" DP. 2-15M(B) LONG.	34"x8" DP. 2-15M(B) LONG.	52"x10" DP. 15M(B)x48"Lg @ 16" o/c 4-15M(B) LONG.
WF6	24"x8" DP. 2-15M(B) LONG.	24"x8" DP. 2-15M(B) LONG.	24"x8" DP. 2-15M(B) LONG.	30"x8" DP. 2-15M(B) LONG.	46"x10" DP. 15M(B)x42"Lg @ 16" o/c 3-15M(B) LONG.
WF7	20"x8" DP. 2-15M(B) LONG.	20"x8" DP. 2-15M(B) LONG.	20"x8" DP. 2-15M(B) LONG.	24"x8" DP. 2-15M(B) LONG.	36"x10" DP. 15M(B)x32"Lg @ 16" o/c 3-15M(B) LONG.

PAD FOOTING SCHEDULE					
ALLOWABLE SOIL BEARING CAPACITY / BEARING RESISTANCE AT SLS FOR «SITE CLASS:D»					
WALL FOOTINGS	100KPa	85KPa	75KPa	60KPa	40KPa
F1	40"x40"x10" DP.3-15M (B)x34" LG.EW.	44"x44"x10" DP. 3-15M (B)x38" LG.EW	48"x48"x10" DP. 4-15M (B)x42" LG.EW	52"x52"x10" DP. 4-15M (B)x46" LG.EW	64"x64"x12" DP. 5-15M (B)x58" LG.EW
F2	24"x24"x10" DP.	24"x24"x10" DP.	24"x24"x10" DP.	28"x28"x12" DP.	34"x34"x12" w/ 3-15M 28" LG. e/w
F3	36"x60"x10" DP.3-15M (B) LONG. AND 5-15M (B) TRANS.	40"x60"x10" DP.3-15M (B) LONG. AND 5-15M (B) TRANS.	44"x66"x10" DP.4-15M (B) LONG. AND 5-15M (B) TRANS.	48"x72"x10" DP.4-15M (B) LONG. AND 6-15M (B) TRANS.	60"x84"x12" DP. 5-15M(B) LONG and 7-15M(B) TRANS.



FOOTING TABLE

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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
L2 = 3-2x10 + P3 ON BOTH SIDES
L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
L4 = 3-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
* UNLESS OTHERWISE NOTED
* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:
P1 = 3" ADJUSTABLE STEEL COLUMN
P2 = 2-2x4 OR 2-2x6
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 73.0x4.8 + 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)
* IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"

NOTES:
- ALL CONCRETE TO HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 P.S.I. (21MPa) AT 28 DAYS;
- ALL GARAGE FLOOR SLAB TO BE 4" THICK AND 4650 P.S.I. c/w 5 TO 8% AIR ENTRAINED & TO BE SLOPED TOWARDS THE EXTERIOR (MIN 2% SLOPE);
- CONCRETE FOOTINGS MUST BE PLACED ON UNDISTURBED OR COMPACTED SOIL TO AN ELEVATION BELOW FROST PENETRATION;
- FOUNDATION WALL SHALL NOT BE BACKFILLED UNTIL CONCRETE HAS REACHED ITS SPECIFIED 28 DAYS STRENGTH AND STRUCTURAL FLOOR FRAMING (INCLUDING PLYWOOD SUB FLOOR) REQUIRED TO STABILIZE THE WALLS ARE COMPLETED AND FULLY NAILED AND ANCHORED;
- FOOTINGS DIMENSIONS ARE BASED ON THE SOIL BEARING CAPACITY PROVIDED BY THE GEO-TECHNICAL ENGINEER.

BASEMENT NOTE:
- IF A BEDROOM IS ADDED IN THE BASEMENT, THE ROOM MUST CONFORM WITH 9.7.1.3.:
1) EXCEPT WHERE A DOOR ON THE SAME FLOOR LEVEL AS THE BEDROOM PROVIDES DIRECT ACCESS TO THE EXTERIOR, EVERY FLOOR LEVEL CONTAINING A BEDROOM IN A SUITE SHALL BE PROVIDED WITH AT LEAST 1 OUTSIDE WINDOW THAT:
A) IS OPENABLE FROM THE INSIDE WITHOUT THE USE OF TOOLS; AND
B) PROVIDES AN INDIVIDUAL, UNOBSTRUCTED OPEN PORTION HAVING A MINIMUM AREA OF 0,38m2 (3,8 SF.) WITH NO DIMENSIONS LESS THAN 380mm (15IN)

2012 O.B.C. DRAWINGS

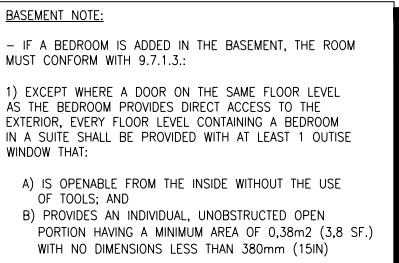
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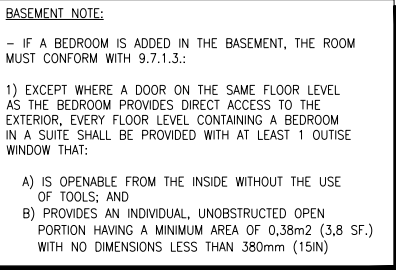
1030 - THE NASH
2018 FOOTPRINT
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SHEET:

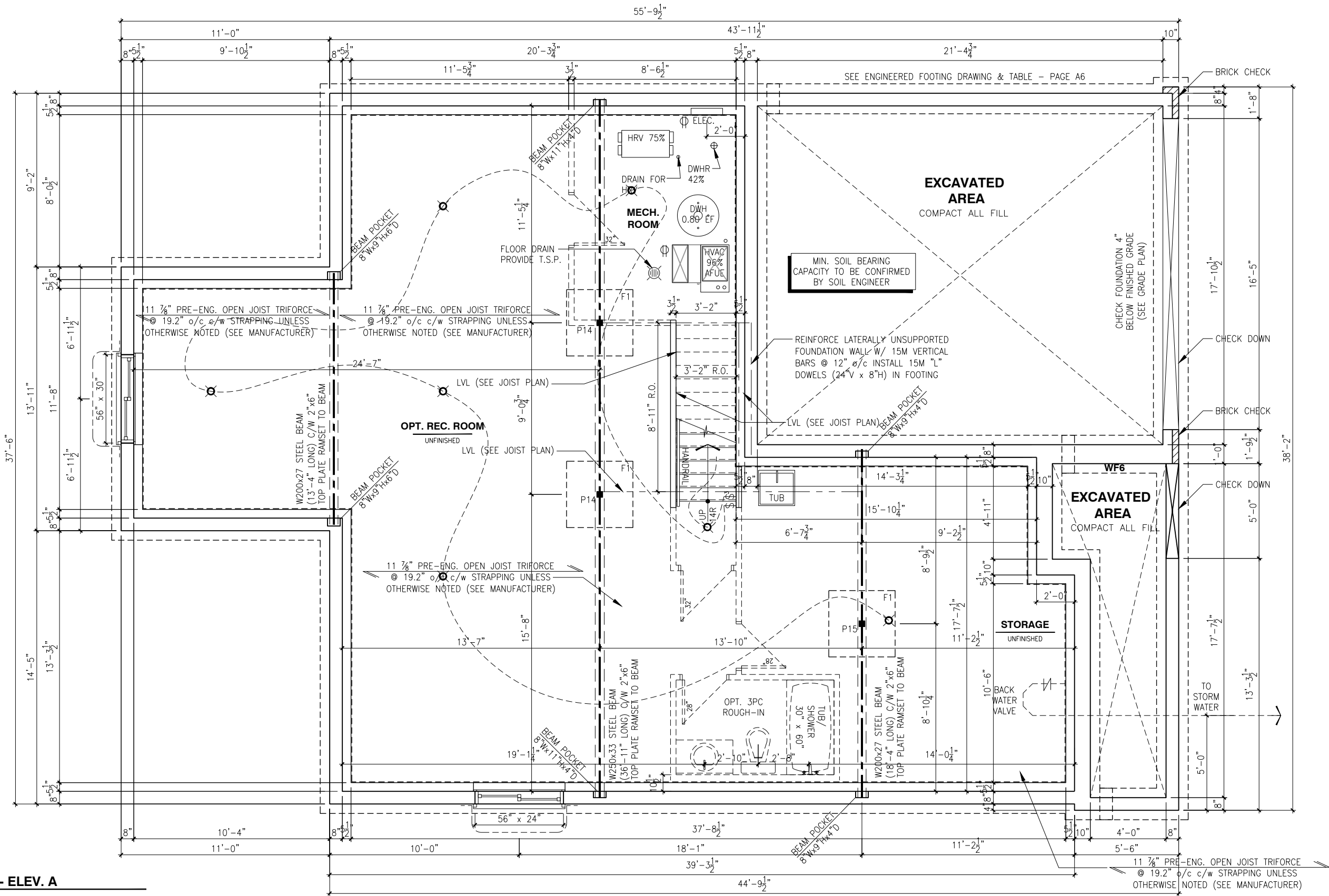
A5



A5a



A5a



BASEMENT PLAN - ELEV. A

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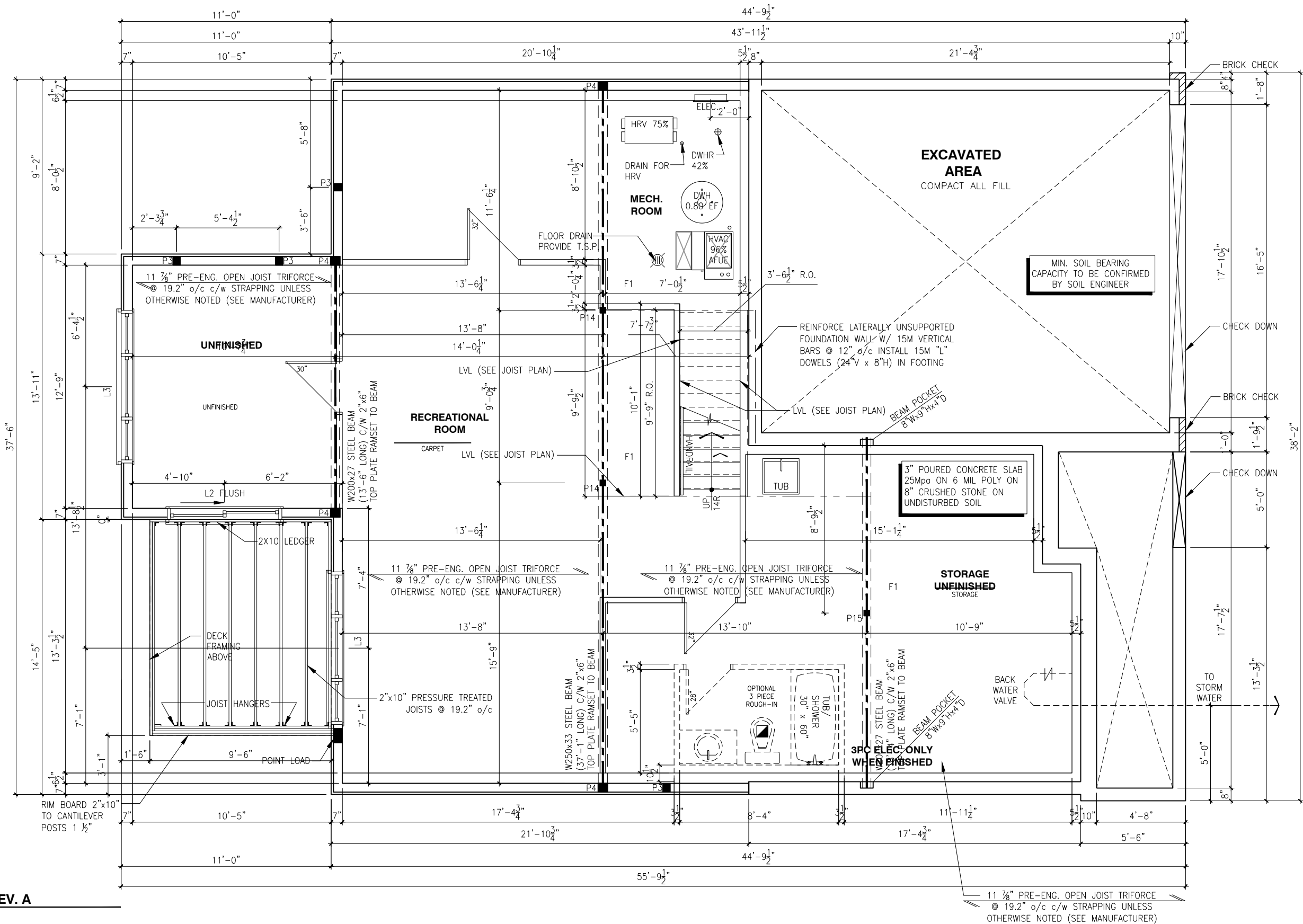
2012 O.B.C. DRAWINGS

DRAWING: BASEMENT PLAN

ADDRESS: XXSCALE: 3/16" = 1'-0"DATE: 11/25/2019

1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS)

SHEET: A6a



BASEMENT PLAN - ELEV. A

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896			
- TARIION REGISTRATION NUMBER #611			
** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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
L2 = 3-2x10 + P3 ON BOTH SIDES
L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
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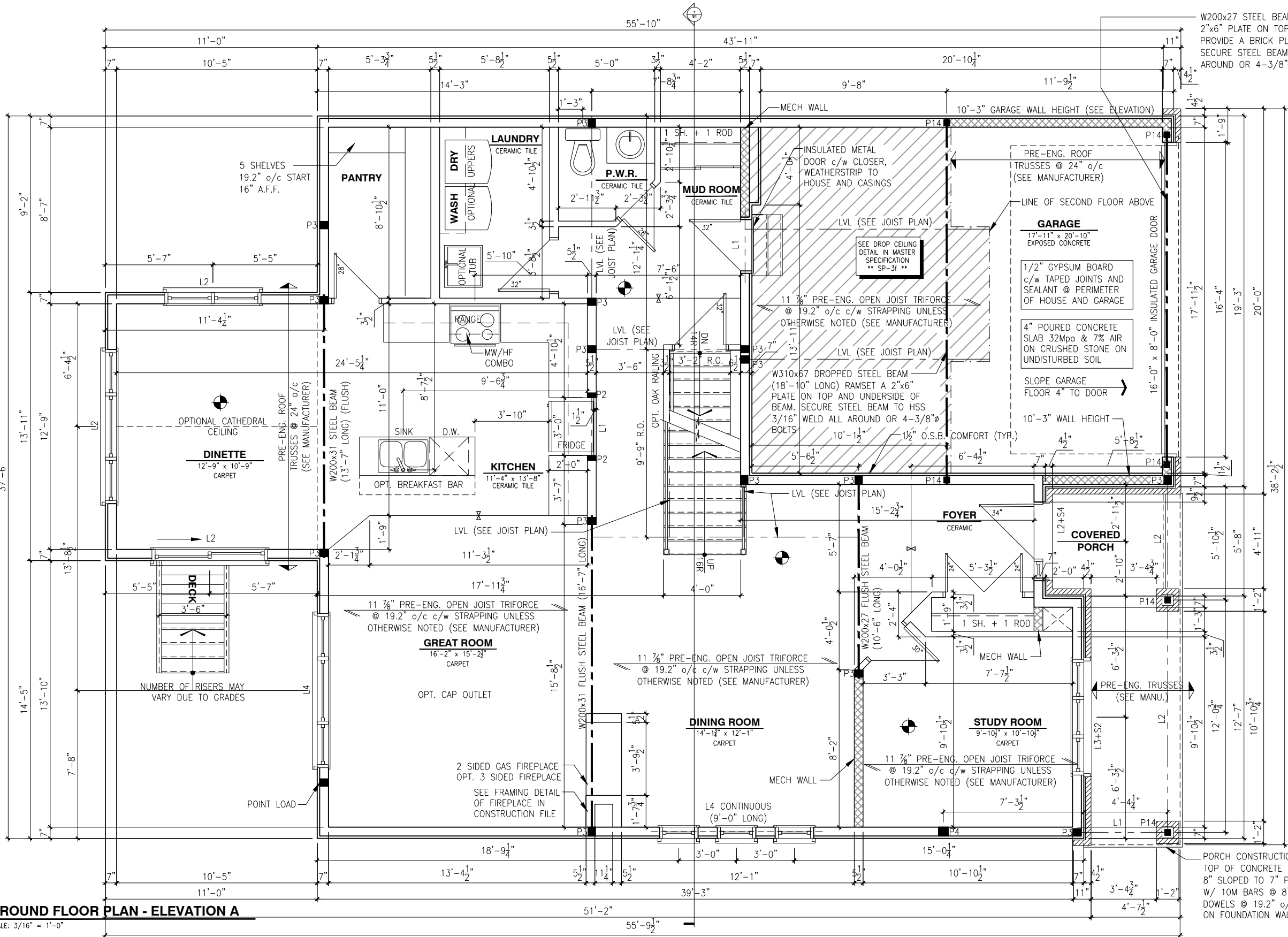
DRAWING: BASEMENT PLAN WOB

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:

A6a



FLOOR	SQ.FT.
GROUND FLOOR	1307
SECOND FLOOR (WITHOUT	1364
TOTAL	2671

- NOTES:
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GROUND FLOOR PLAN - ELEVATION A

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

LOT: XXXX
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NO.	DESCRIPTION	DATE	BY

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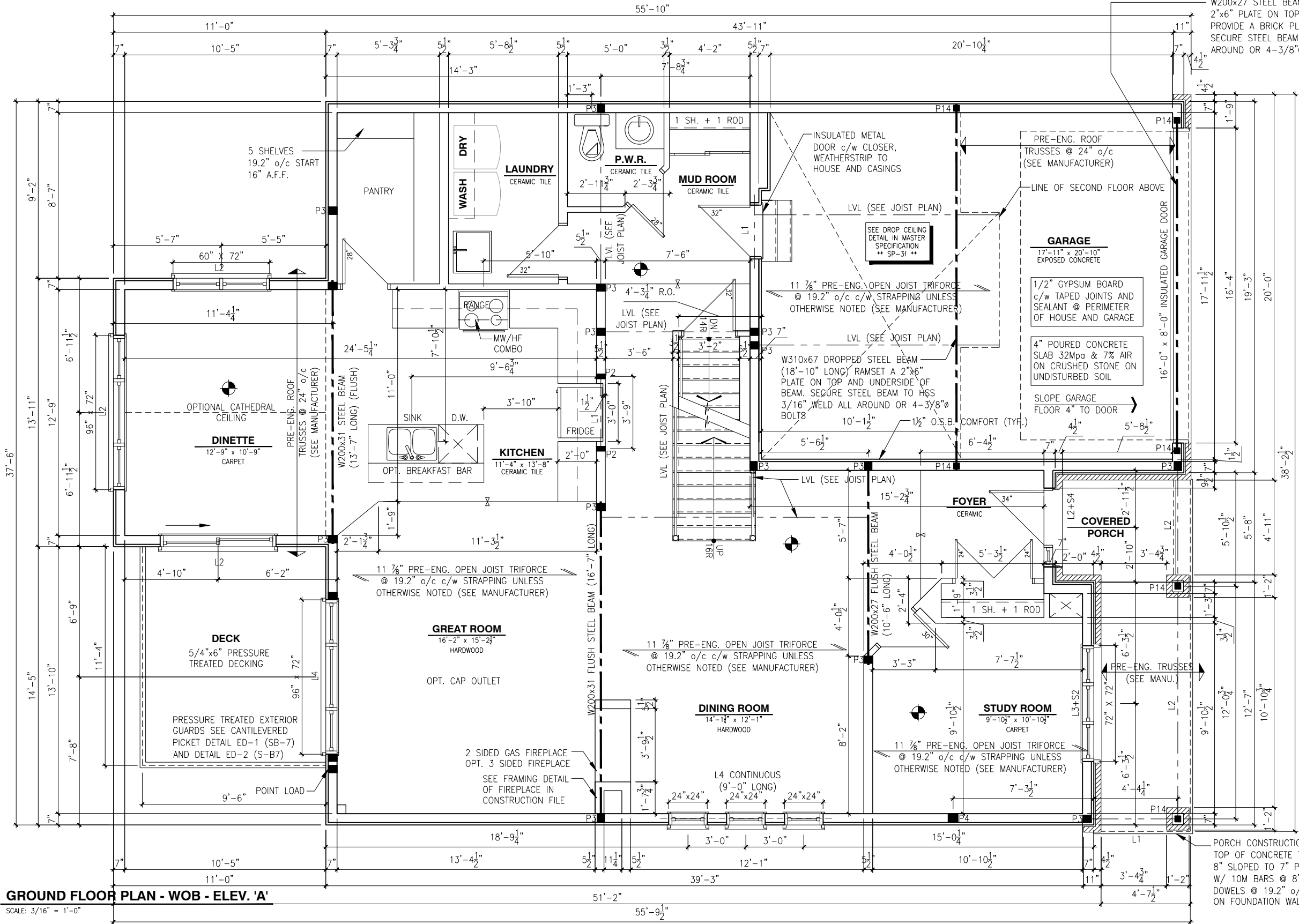
2012 O.B.C. DRAWINGS

DRAWING: GROUND FLOOR PLAN
ELEVATION A

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: A7a



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NO.	DESCRIPTION	DATE	BY

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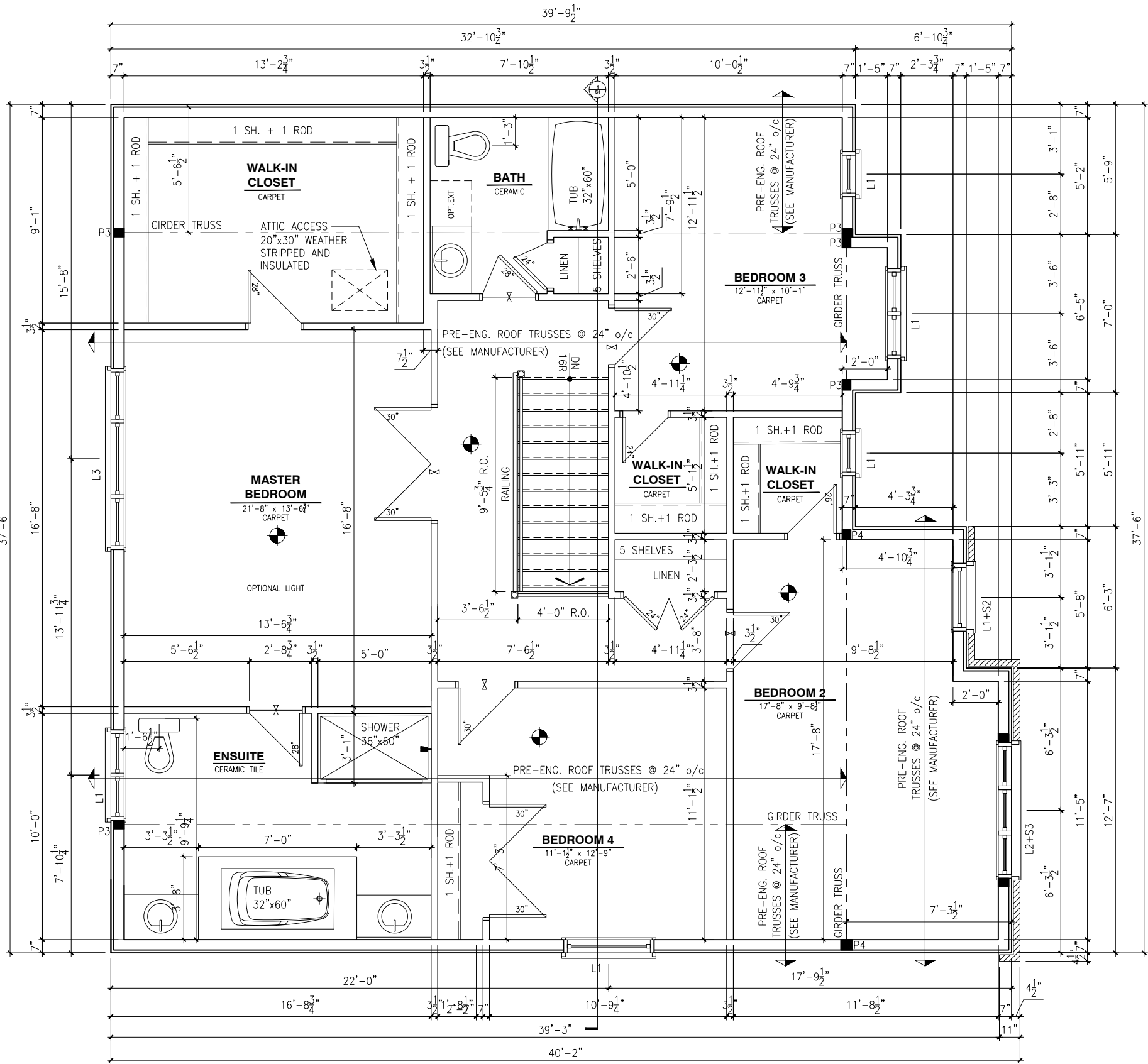
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2012 O.B.C. DRAWINGS
DRAWING: GROUND FLOOR PLAN
ELEVATION A WOB

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:
A7a



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SECOND FLOOR PLAN - ENSUITE UPG.

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

LOT: XXXX
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SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM

REV. NO.	NEW STANDARD DRWG MODIFICATION DESCRIPTION	DATE	BY
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH

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- PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

DRAWING: SECOND FLOOR PLAN

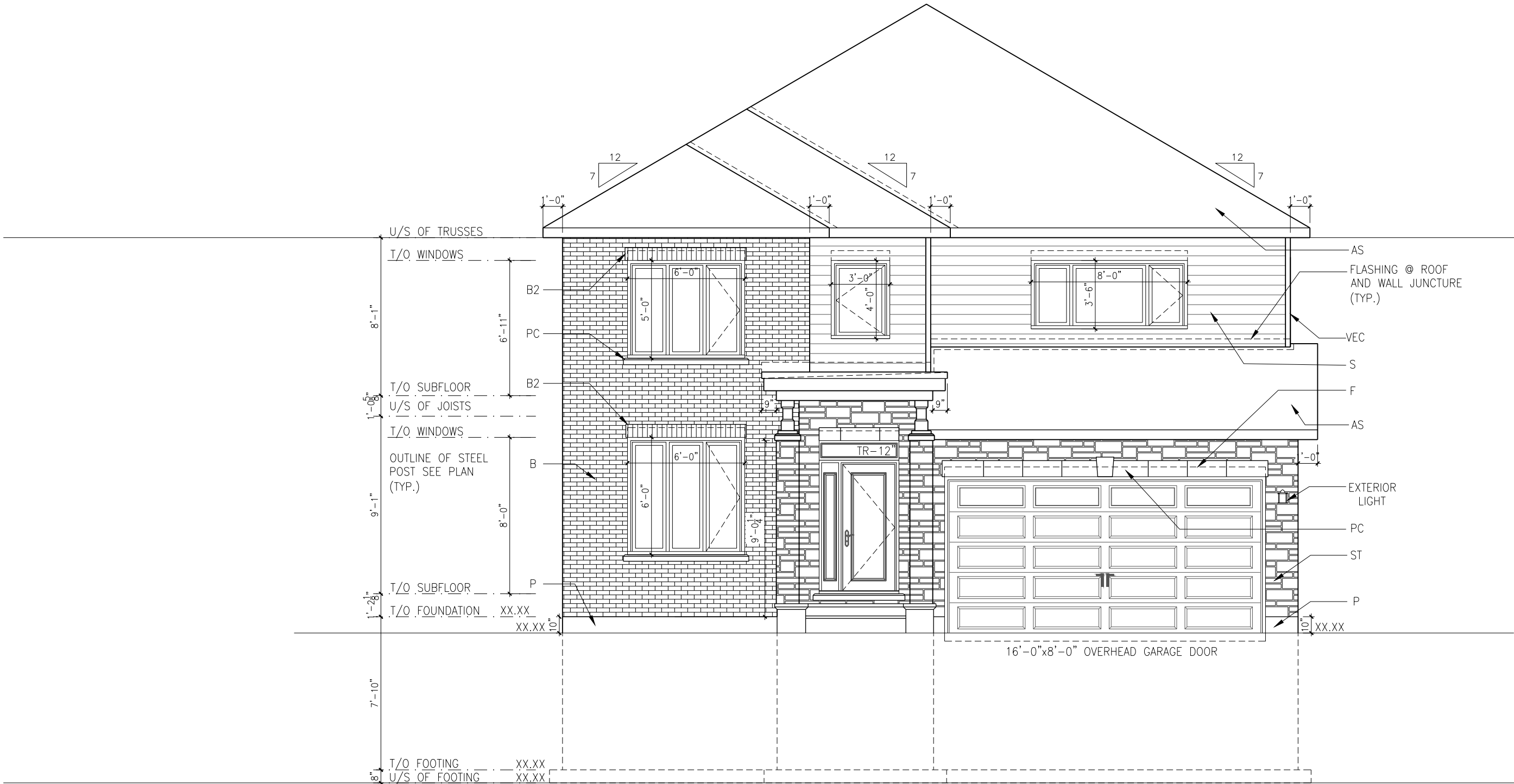
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A8a



FRONT ELEVATION - ELEV. B

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

LOT: XXXX
DATE: XX/XX/XXXX



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EXTERIOR FINISH LEGEND:

- B - BRICK (MAIN)

B1 - BRICK SOLDIER COURSE (ACCENT)

B2 - BRICK SOLDIER COURSE (ACCENT) + 20mm PROUD

B3 - BRICK SLEEPER COURSE

B4 - STACK BOND (ACCENT)

B5 - BRICK SILL (ACCENT)

B6 - BRICK ROW LOCK (ACCENT)

B7 - BRICK CORBELLING

B8 - BRICK COINING 20mm PROUD

+20 - BRICK 20mm PROUD

-20 - BRICK 20mm RECESSED
- S - SIDING (HORIZONTAL)

ST - STONE VENEER

T - TRIM 200mm COVE SIDING

AF - ALUMINUM FASCIA

AC - ALUMINUM CLADDING

AB - 48" ALUMINUM BAND

AS - ASPHALT SHINGLES

F - FLASHING

V - ROOF VENT (MAXIMUM)

P - PARGING

PC - PARGING

PCH10 - PRECAST HEADER 10"

- PCH8 - PRECAST HEADER 8"

PCS - PRECAST SILL

PCB - PRECAST BAND

VS - VINYL SHAKES

VEC - SIDING (VERTICAL CORNER)

2012 O.B.C. DRAWINGS

DRAWING:

FRONT ELEVATION B

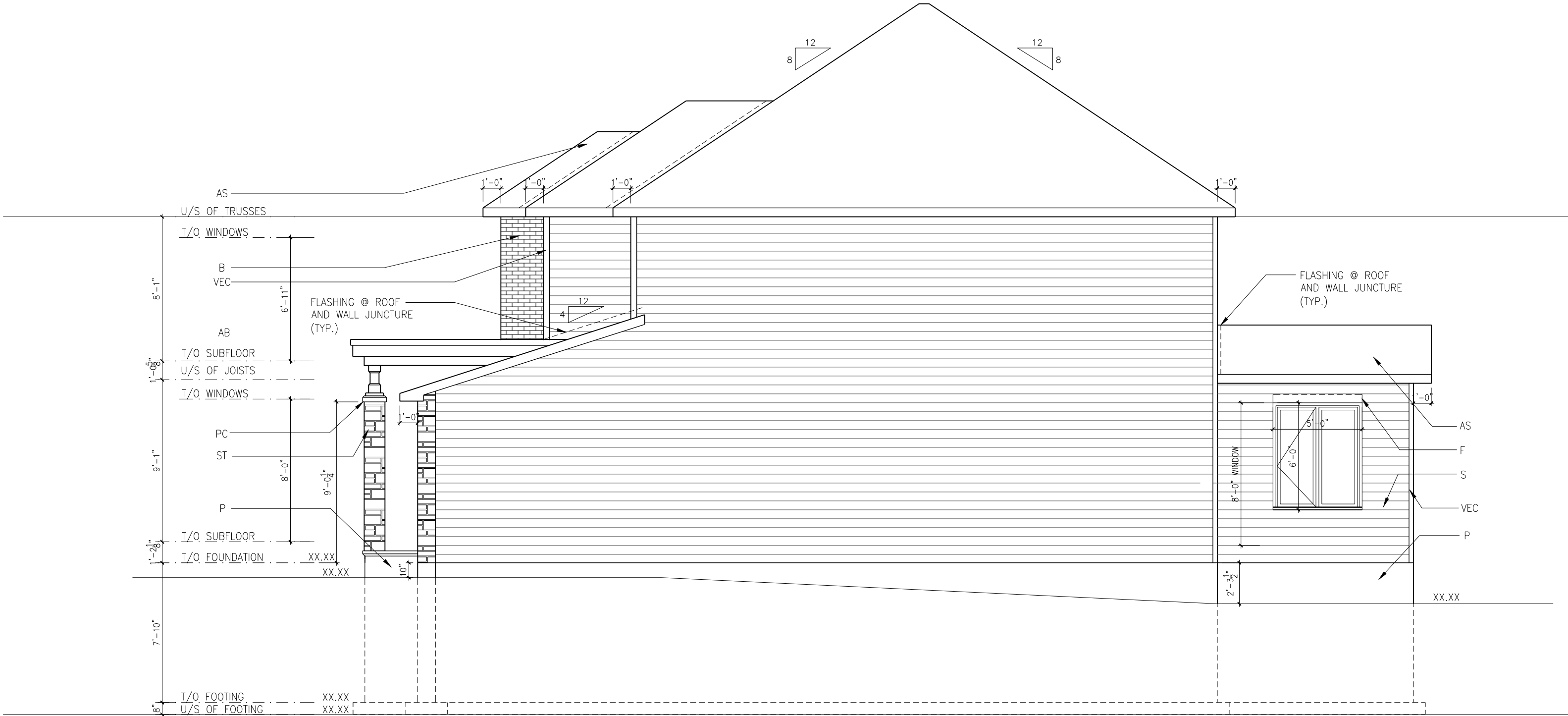
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2019 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A1b



RIGHT ELEVATION - ELEV. B

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

LOT: XXXX
DATE: XX/XX/XXXX



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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 **

REV-1	NO.	DESCRIPTION	DATE	BY

EXTERIOR FINISH LEGEND:

- B - BRICK (MAIN)
- B1 - BRICK SOLDIER COURSE (ACCENT)
- B2 - BRICK SOLDIER COURSE (ACCENT) + 20mm PROUD
- B3 - BRICK SLEEPER COURSE
- B4 - STACK BOND (ACCENT)
- B5 - BRICK SILL (ACCENT)
- B6 - BRICK ROW LOCK (ACCENT)
- B7 - BRICK CORBELLING
- B8 - BRICK COINING 20mm PROUD
- +20 - BRICK 20mm PROUD
- 20 - BRICK 20mm RECESSED

- S - SIDING (HORIZONTAL)
- ST - STONE VENEER
- T - TRIM 200mm COVE SIDING
- AF - ALUMINUM FASCIA
- AC - ALUMINUM CLADDING
- AB - 48" ALUMINUM BAND
- AS - ASPHALT SHINGLES
- F - FLASHING
- V - ROOF VENT (MAXIMUM)
- P - PARGING
- PC - PARGING
- PCH10 - PRECAST HEADER 10"

- PCH8 - PRECAST HEADER 8"
- PCS - PRECAST SILL
- PCB - PRECAST BAND
- VS - VINYL SHAKES
- VEC - SIDING (VERTICAL CORNER)

2012 O.B.C. DRAWINGS

DRAWING:

RIGHT ELEVATION

ADDRESS:

XX

SCALE:

3/16" = 1'-0"

DATE:

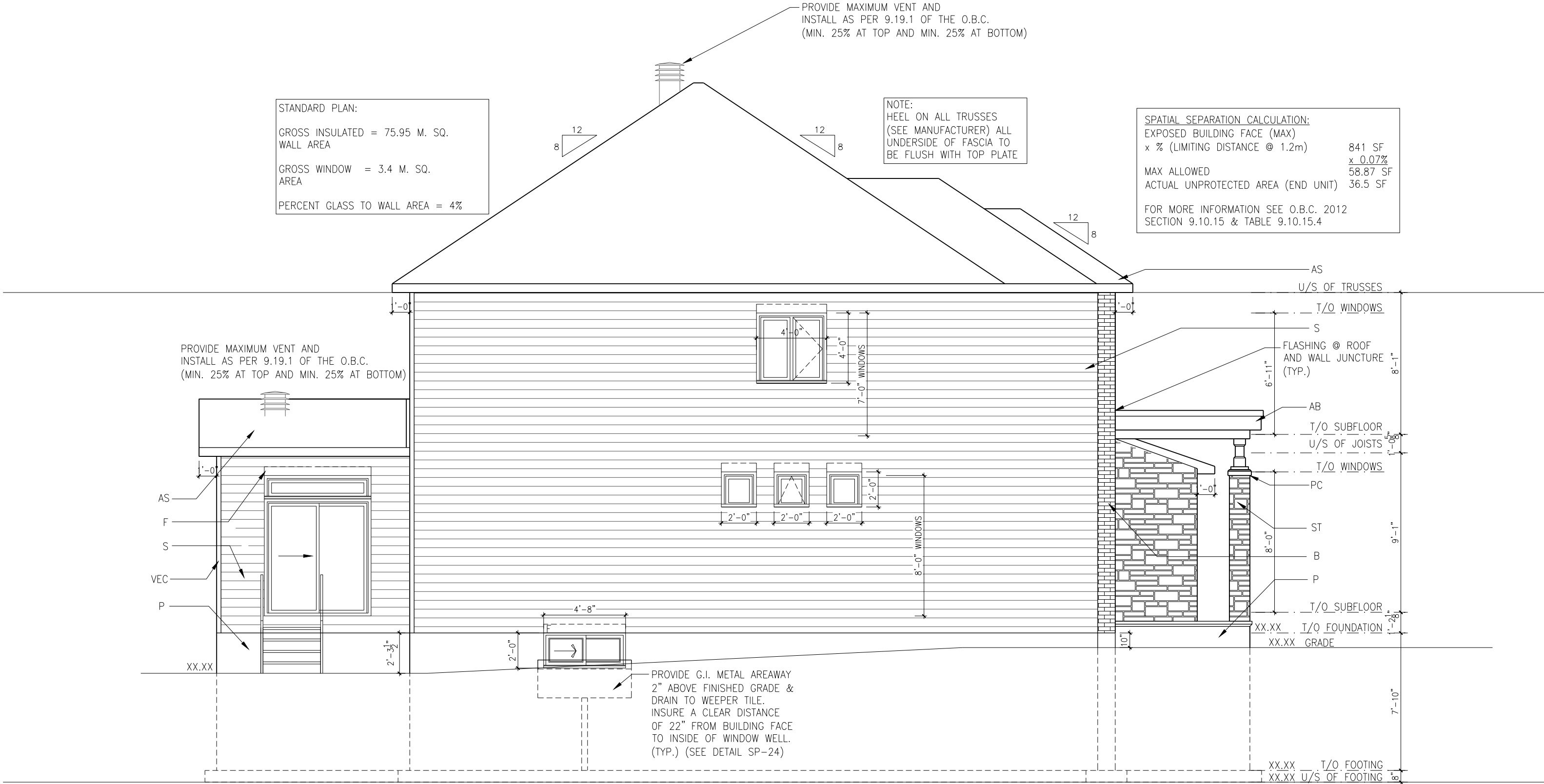
11/25/2019

1030 - THE NASH
2019 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A2b



LEFT ELEVATION - ELEV. B

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

LOT: XXXX
DATE: XX/XX/XXXX



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1	1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH

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- PCS - PRECAST SILL
- PCB - PRECAST BAND
- VS - VINYL SHAKES
- VEC - SIDING (VERTICAL CORNER)

2012 O.B.C. DRAWINGS

DRAWING:

LEFT ELEVATION

ADDRESS:

XX

SCALE:

3/16" = 1'-0"

DATE:

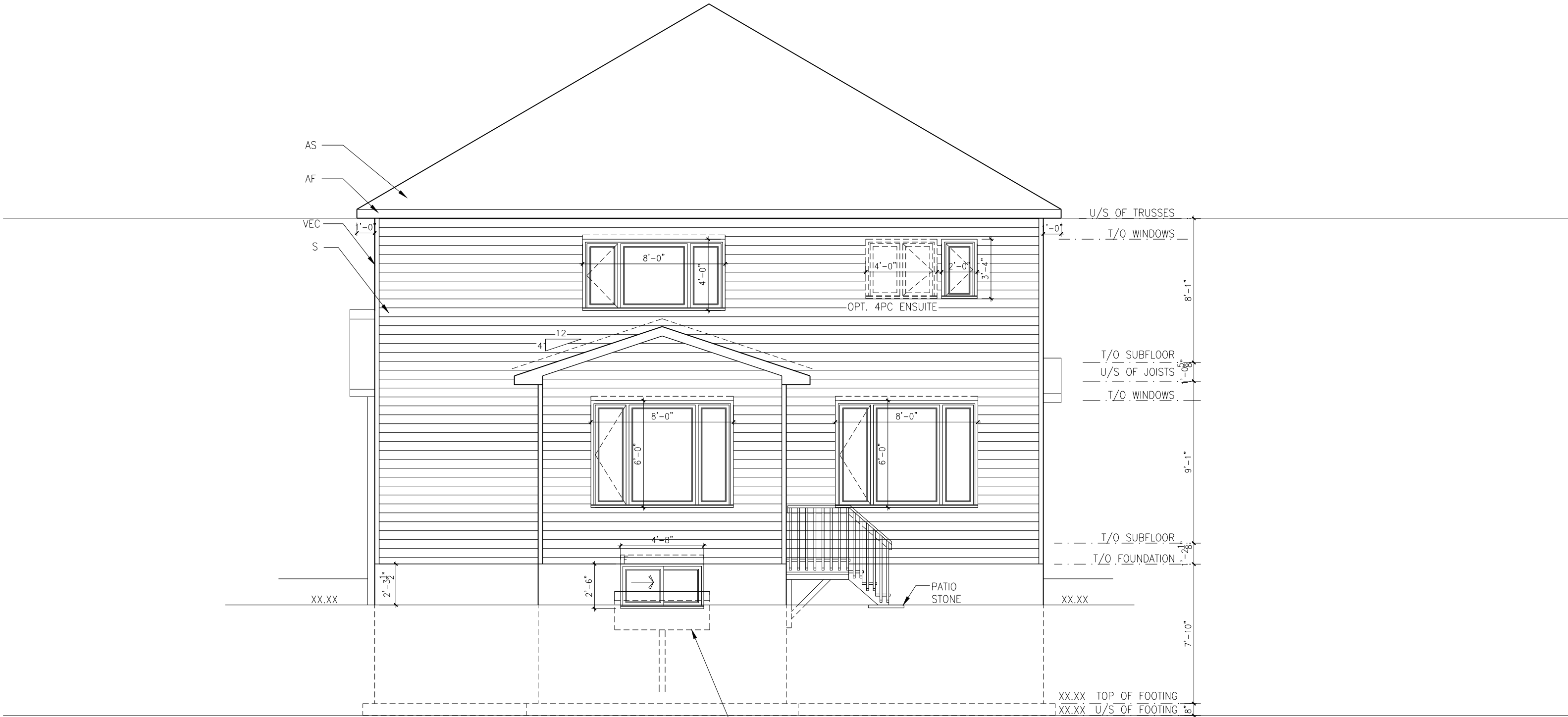
11/25/2019

1030 - THE NASH
2019 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A3b



REAR ELEVATION - ELEV. B

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896			
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** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

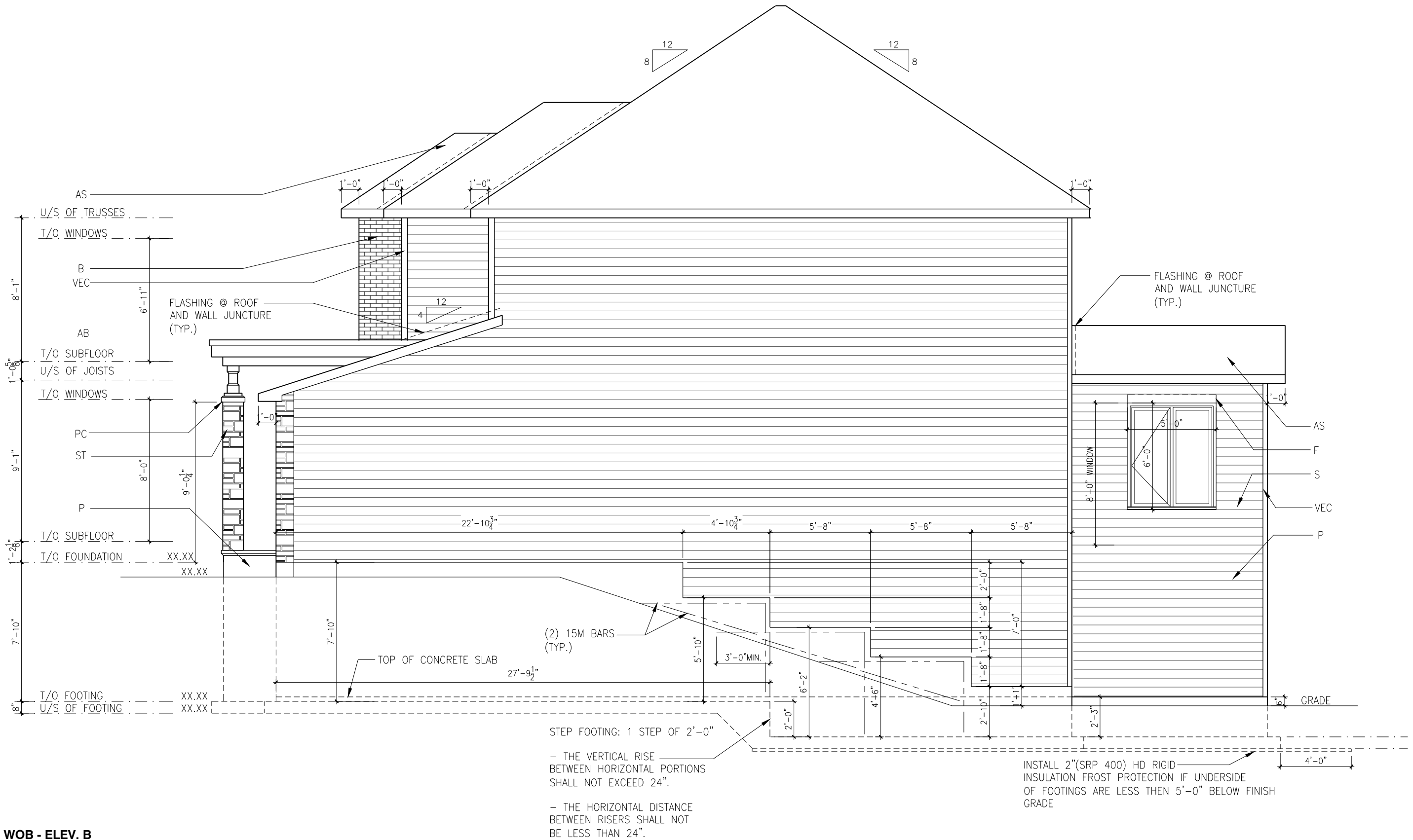
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VEC - SIDING (VERTICAL CORNER)

2012 O.B.C. DRAWINGS		
DRAWING: REAR ELEVATION		
ADDRESS: XX	SCALE: 3/16" = 1'-0"	DATE: 11/25/2019
1030 - THE NASH 2019 FOOTPRINT (STANDARD DRAWINGS)		SHEET: A4b



RIGHT ELEVATION - WOB - ELEV. B

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

LOT: XXXX
DATE: XX/XX/XXXX



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REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

EXTERIOR FINISH LEGEND:

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2012 O.B.C. DRAWINGS

DRAWING: RIGHT ELEVATION WOB

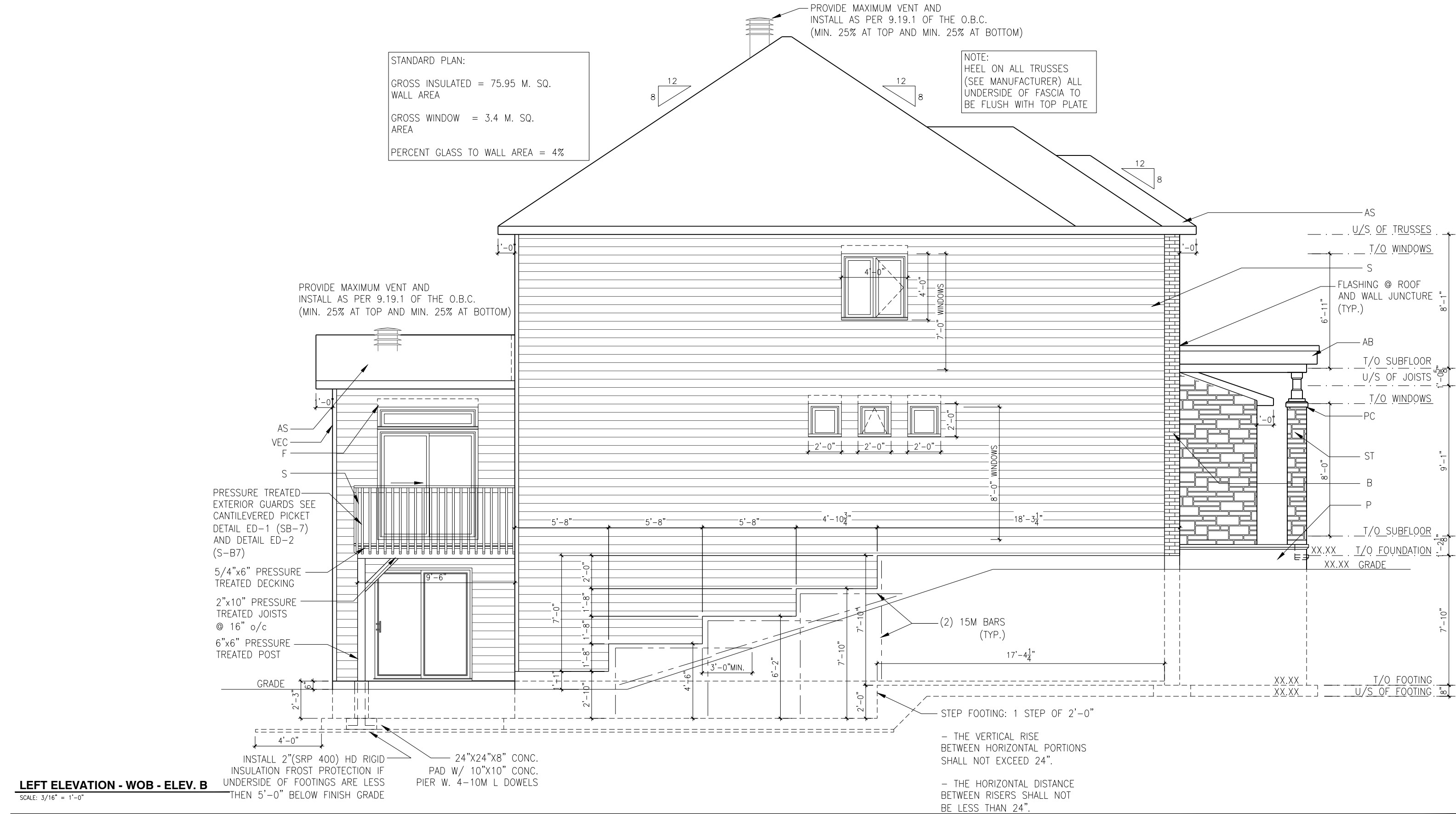
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1030 - THE NASH
2019 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A2b



LOT: XXXX
DATE: XX/XX/XXXX



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2012 O.B.C. DRAWINGS

DRAWING:

LEFT ELEVATION WOB

ADDRESS:

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SCALE:

3/16" = 1'-0"

DATE:

11/25/2019

1030 - THE NASH
2019 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A3b



REAR ELEVATION - WOB - ELEV. B

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

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REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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2012 O.B.C. DRAWINGS

DRAWING: REAR ELEVATION WOB

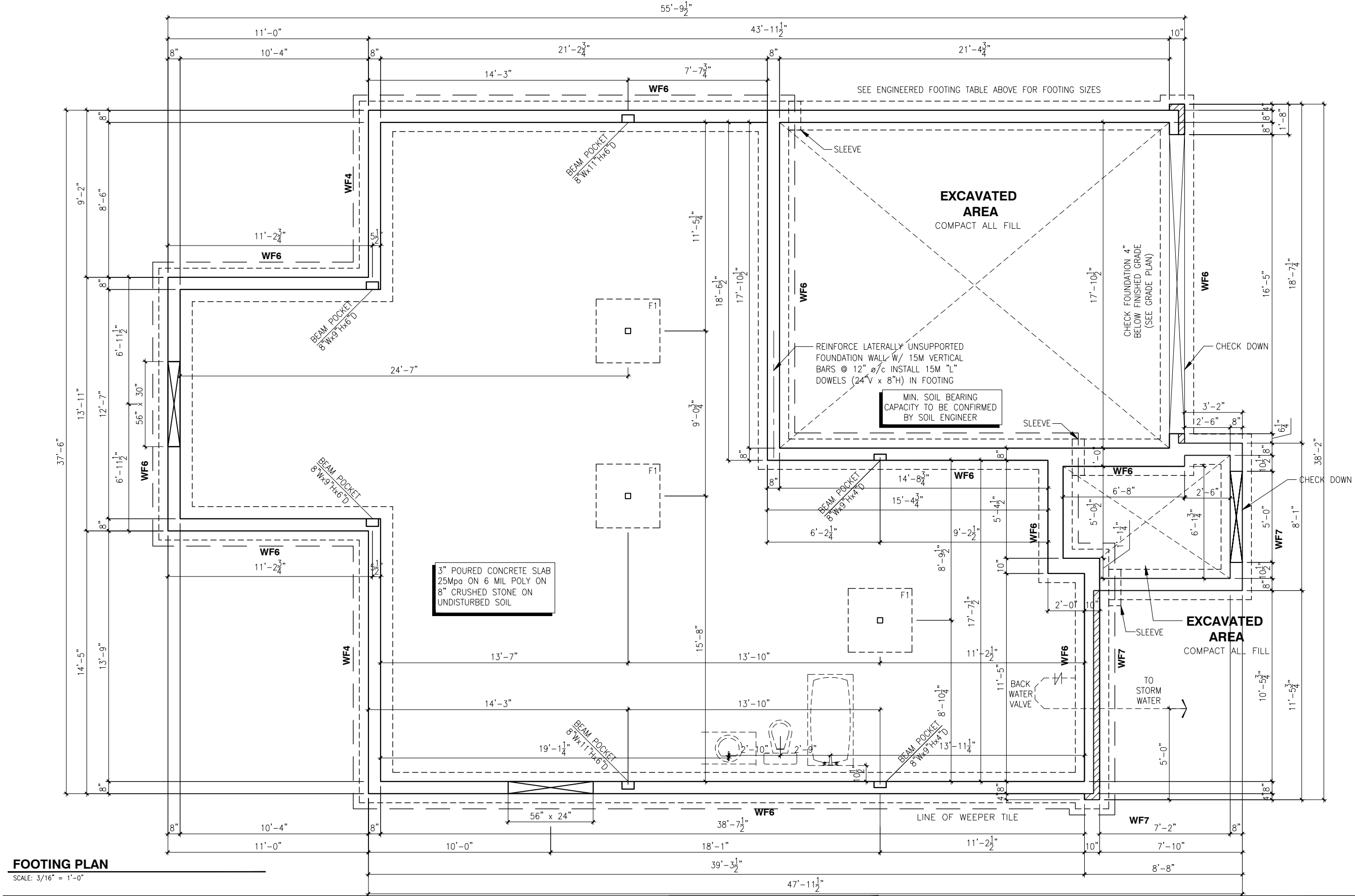
ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2019 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A4b



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

- NOTES:**
- ALL CONCRETE TO HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 P.S.I. (21MPa) AT 28 DAYS;
 - ALL GARAGE FLOOR SLAB TO BE 4" THICK AND 4650 P.S.I. c/w 5 TO 8% AIR ENTRAINED & TO BE SLOPED TOWARDS THE EXTERIOR (MIN 2% SLOPE);
 - CONCRETE FOOTINGS MUST BE PLACED ON UNDISTURBED OR COMPACTED SOIL TO AN ELEVATION BELOW FROST PENETRATION;
 - FOUNDATION WALL SHALL NOT BE BACKFILLED UNTIL CONCRETE HAS REACHED ITS SPECIFIED 28 DAYS STRENGTH AND STRUCTURAL FLOOR FRAMING (INCLUDING PLYWOOD SUB FLOOR) REQUIRED TO STABILIZE THE WALLS ARE COMPLETED AND FULLY NAILED AND ANCHORED;
 - FOOTINGS DIMENSIONS ARE BASED ON THE SOIL BEARING CAPACITY PROVIDED BY THE GEO-TECHNICAL ENGINEER.

- BASEMENT NOTE:**
- IF A BEDROOM IS ADDED IN THE BASEMENT, THE ROOM MUST CONFORM WITH 9.7.1.3.:
- 1) EXCEPT WHERE A DOOR ON THE SAME FLOOR LEVEL AS THE BEDROOM PROVIDES DIRECT ACCESS TO THE EXTERIOR, EVERY FLOOR LEVEL CONTAINING A BEDROOM IN A SUITE SHALL BE PROVIDED WITH AT LEAST 1 OUTSIDE WINDOW THAT:
- A) IS OPENABLE FROM THE INSIDE WITHOUT THE USE OF TOOLS; AND
 - B) PROVIDES AN INDIVIDUAL, UNOBSTRUCTED OPEN PORTION HAVING A MINIMUM AREA OF 0.38m² (3.8 SF.) WITH NO DIMENSIONS LESS THAN 380mm (15IN)

LOT: XXXX
DATE: XX/XX/XXXX



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- TARIION REGISTRATION NUMBER #611			
** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

- 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
 - L2 = 3-2x10 + P3 ON BOTH SIDES
 - L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
 - L4 = 3-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
- * UNLESS OTHERWISE NOTED
* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

- POST TABLE:**
- P1 = 3" ADJUSTABLE STEEL COLUMN
 - P2 = 2-2x4 OR 2-2x6
 - 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 73.0x4.8 + 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)
* IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"

- = SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
- SHALL HAVE A VISUAL SIGNALING DEVICE;
 - ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;
 - ARE REQUIRED ON EACH STOREY, INCLUDING BASEMENT;
 - 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

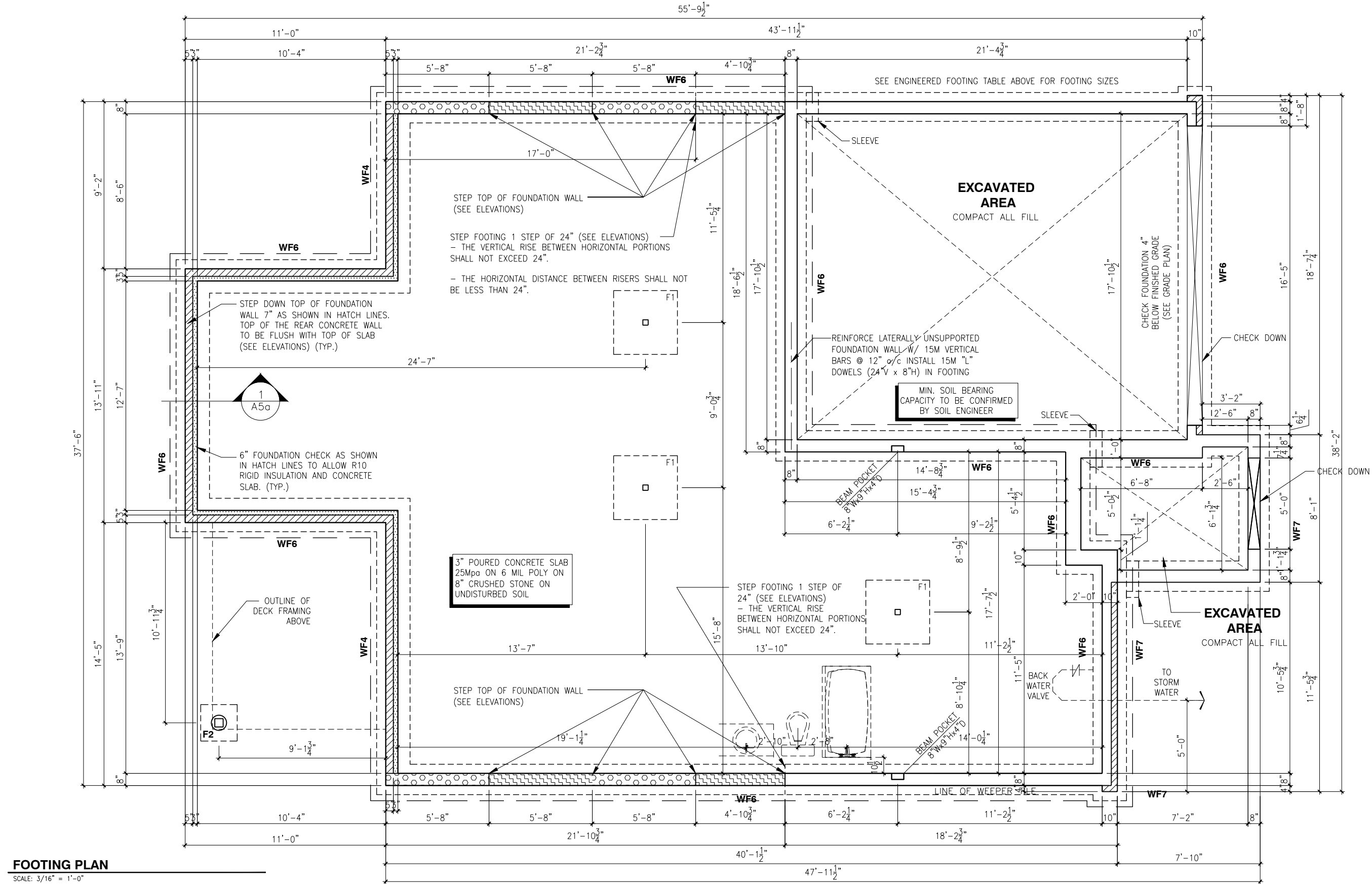
2012 O.B.C. DRAWINGS

DRAWING: **FOOTING PLAN**

ADDRESS: XX | SCALE: 3/16" = 1'-0" | DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: **A5b**



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

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1) EXCEPT WHERE A DOOR ON THE SAME FLOOR LEVEL AS THE BEDROOM PROVIDES DIRECT ACCESS TO THE EXTERIOR, EVERY FLOOR LEVEL CONTAINING A BEDROOM IN A SUITE SHALL BE PROVIDED WITH AT LEAST 1 OUTSIDE WINDOW THAT:

A) IS OPENABLE FROM THE INSIDE WITHOUT THE USE OF TOOLS; AND

B) PROVIDES AN INDIVIDUAL, UNOBSTRUCTED OPEN PORTION HAVING A MINIMUM AREA OF 0.38m² (3.8 SF.) WITH NO DIMENSIONS LESS THAN 380mm (15IN)

LOT: XXXX
DATE: XX/XX/XXXX



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D - THE GENERAL CONTRACTOR OR SUB-CONTRACTORS WILL BE HELD RESPONSIBLE FOR ALL WORK DONE ON THE CONSTRUCTION SITE.
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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 **

REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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
L2 = 3-2x10 + P3 ON BOTH SIDES
L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
L4 = 3-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES

* UNLESS OTHERWISE NOTED
* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

P1 = 3" ADJUSTABLE STEEL COLUMN
P2 = 2-2x4 OR 2-2x6
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 73.0x4.8 + 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)
* IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"

☼ = SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
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- ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;
- ARE REQUIRED ON EACH STOREY, INCLUDING BASEMENT;
- 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

DRAWING: **FOOTING PLAN WOB**

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS)

SHEET: **A5b**



Valecraft
Homes Ltd

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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

POST TABLE:

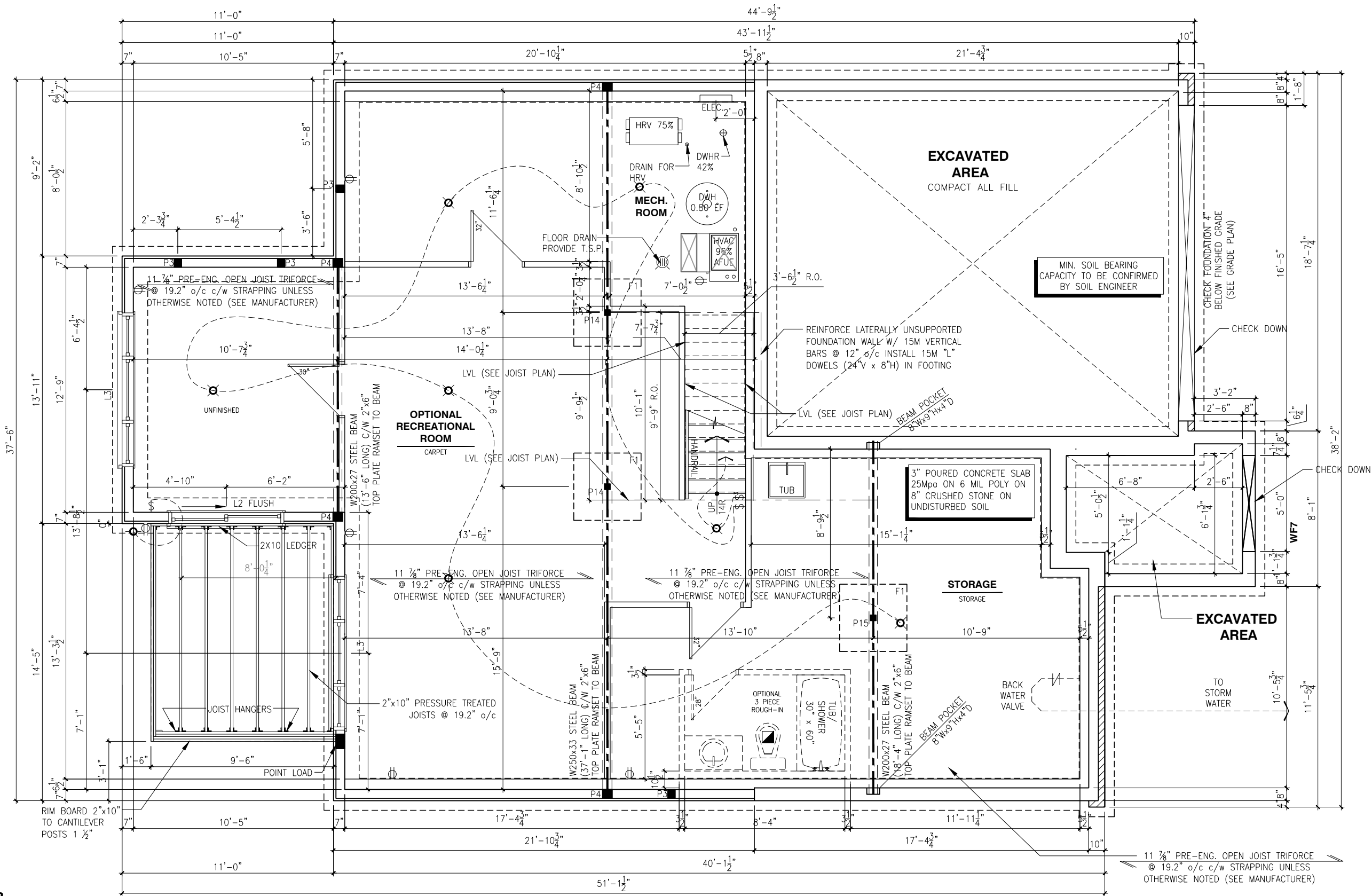
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P4 = 4-2x4 OR 4-2x6	PLANS, PROVIDE MIN. A "P2"
P5 = 5-2x4 OR 5-2x6	
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ADDRESS: XX	SCALE: 3/16" = 1'-0"	DATE: 11/25/2019
1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS)		SHEET: A6



BASEMENT PLAN - WOB

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
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REV-1	NO.	DESCRIPTION	DATE	BY

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S7 = L 150x100x10 (8" BEARING)
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POST TABLE:
P1 = 3" ADJUSTABLE STEEL COLUMN
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P6 = 6-2x4 OR 6-2x6
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P15 = HSS 76.2x76.2x4.78 + 100x180x12 T&B PL. (*)
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2012 O.B.C. DRAWINGS

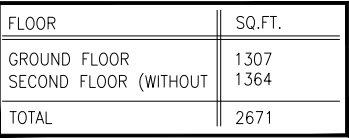
DRAWING: BASEMENT PLAN WOB

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:
A6b



NOTES:

- 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 VALECFARM CRT HOME 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 VALECFARM HOMES LTD AND MANUFACTURERS.

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.



Valecraft
Homes Ltd.

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- PERSONAL BCIN #19896
- TARIFF REGISTRATION NUMBER #611

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

REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

NOTES: STEEL LUNTEL:

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

LUNTEL TABLE:


- L1 = 2-2x10 + P2 ON BOTH SIDES
- L2 = 3-2x10 + P3 ON BOTH SIDES
- L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
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- * UNLESS OTHERWISE NOTED
- * IF LUNTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

P1 = 3" ADJUSTABLE STEEL COLUMN	* POST
P2 = 2-2x4 OR 2-2x6	(EX. P2)
P3 = 3-2x4 OR 3-2x6	* IF NO
P4 = 4-2x4 OR 4-2x6	PLANS,
P5 = 2-2x4 OR 5-2x6	
P6 = 6-2x4 OR 6-2x6	
P13 = HSS 89x88.9x3.18 + 100x200x12 T&B PL.	(*)
P14 = HSS 89x89x4.8 + 100x200x12 T&B PL.	(*)
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+ 130x160x10 TOP PL.	(*)
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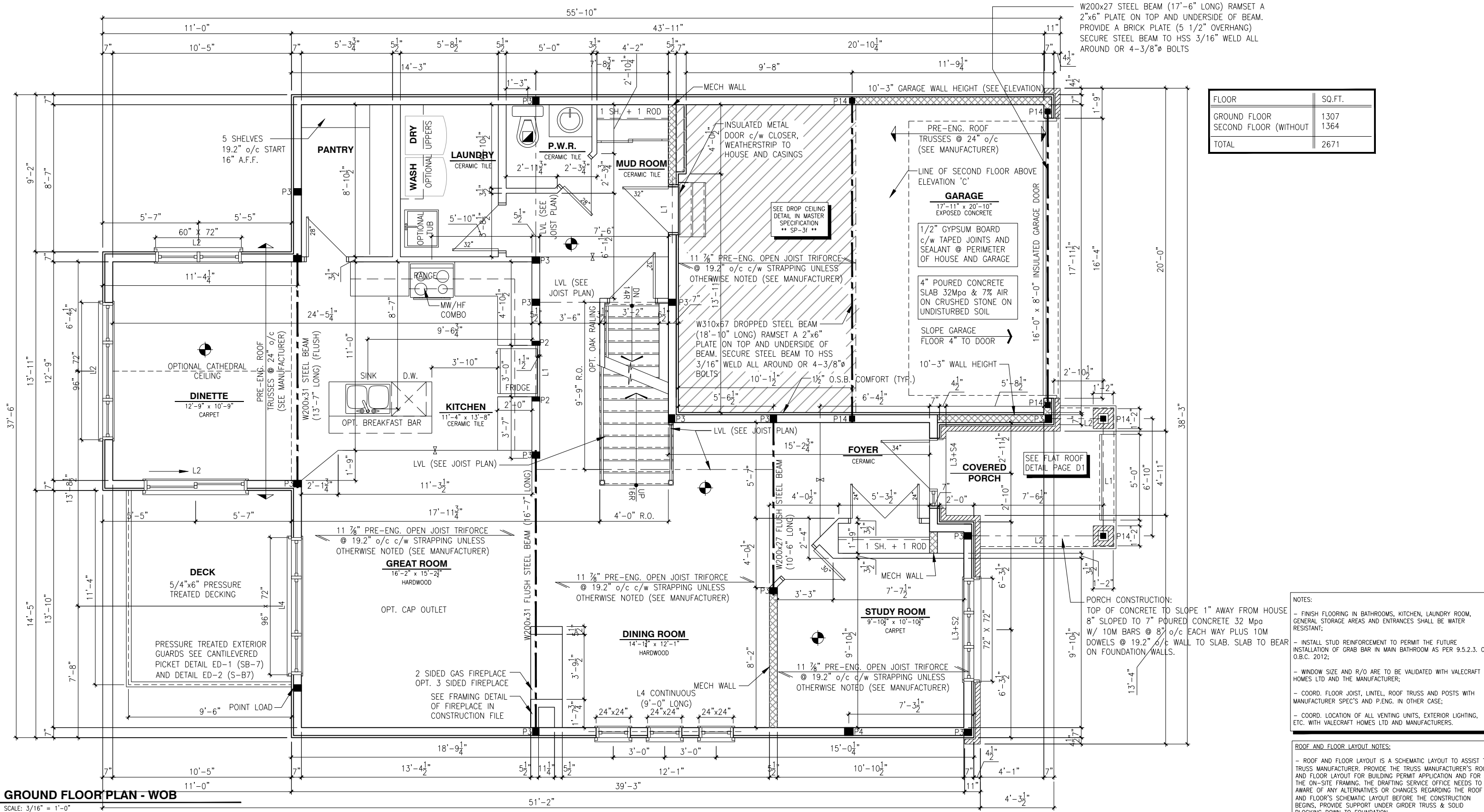
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 = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

(STANDARD DRAWINGS)

A7b



GROUND FLOOR PLAN - WOB

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

LOT: XXXX
DATE: XX/XX/XXXX



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- TARIION REGISTRATION NUMBER #611			
** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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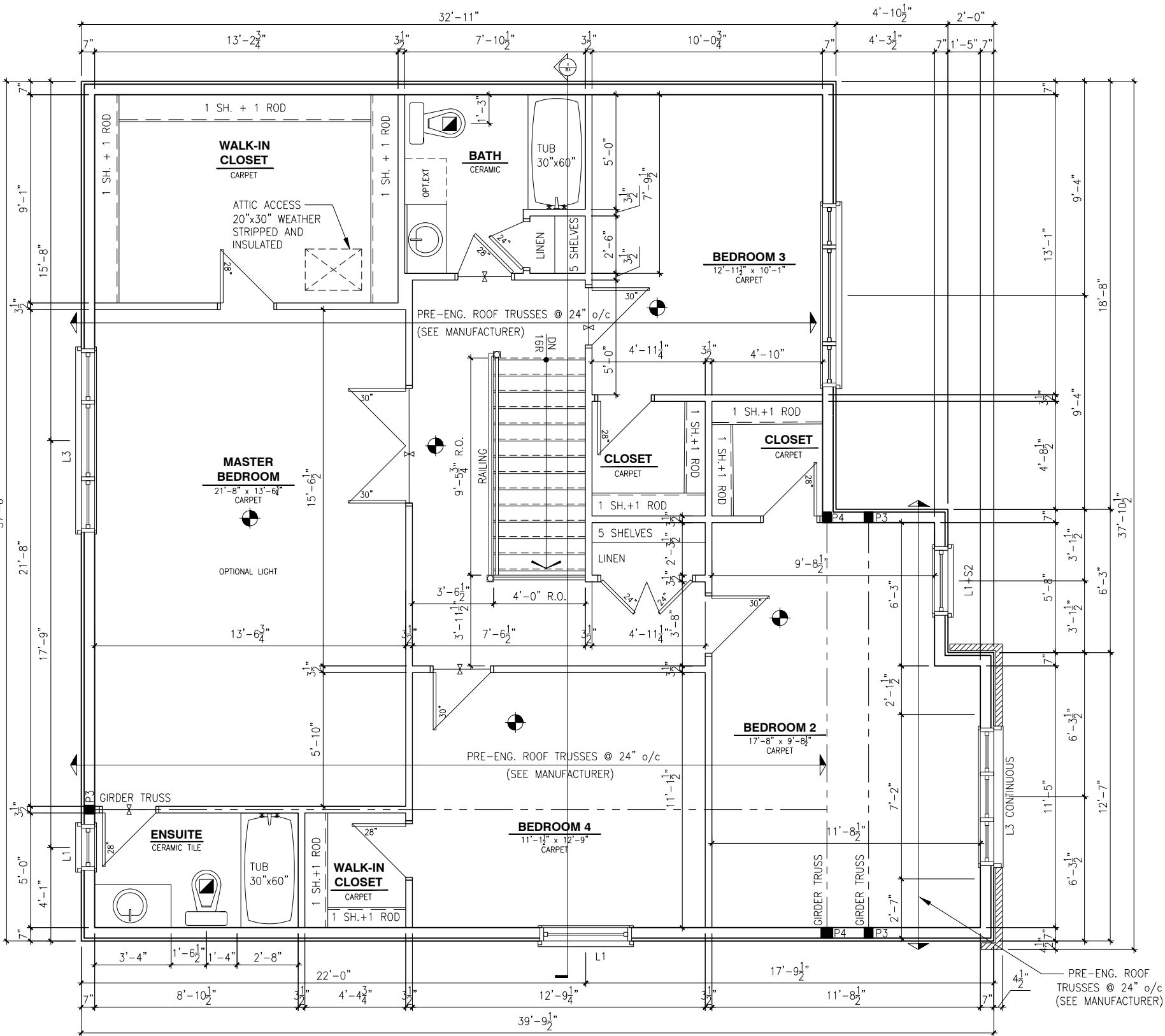
2012 O.B.C. DRAWINGS

DRAWING: GROUND FLOOR PLAN
ELEVATION B WOB

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: A7b



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SECOND FLOOR PLAN

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

LOT: XXXX
DATE: XX/XX/XXXX



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 - 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 0.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)
* IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"

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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.
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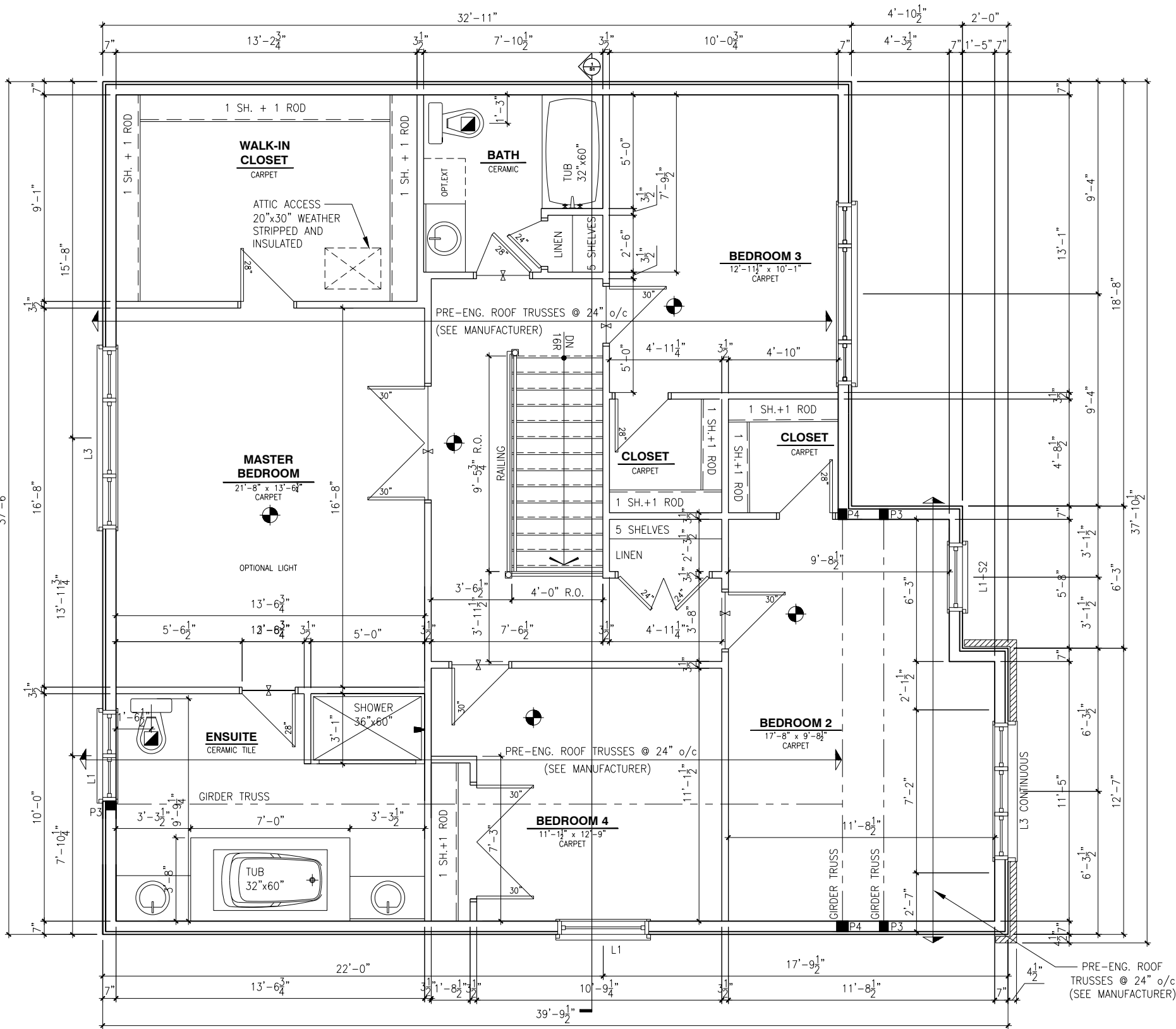
2012 O.B.C. DRAWINGS

DRAWING: SECOND FLOOR PLAN

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: A8b



- NOTES:
- 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.

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.

SECOND FLOOR PLAN - ENSUITE UPG.

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

LOT: XXXX
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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 **

REV. NO.	DESCRIPTION	DATE	BY
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH

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
L2 = 3-2x10 + P3 ON BOTH SIDES
L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
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* UNLESS OTHERWISE NOTED
* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

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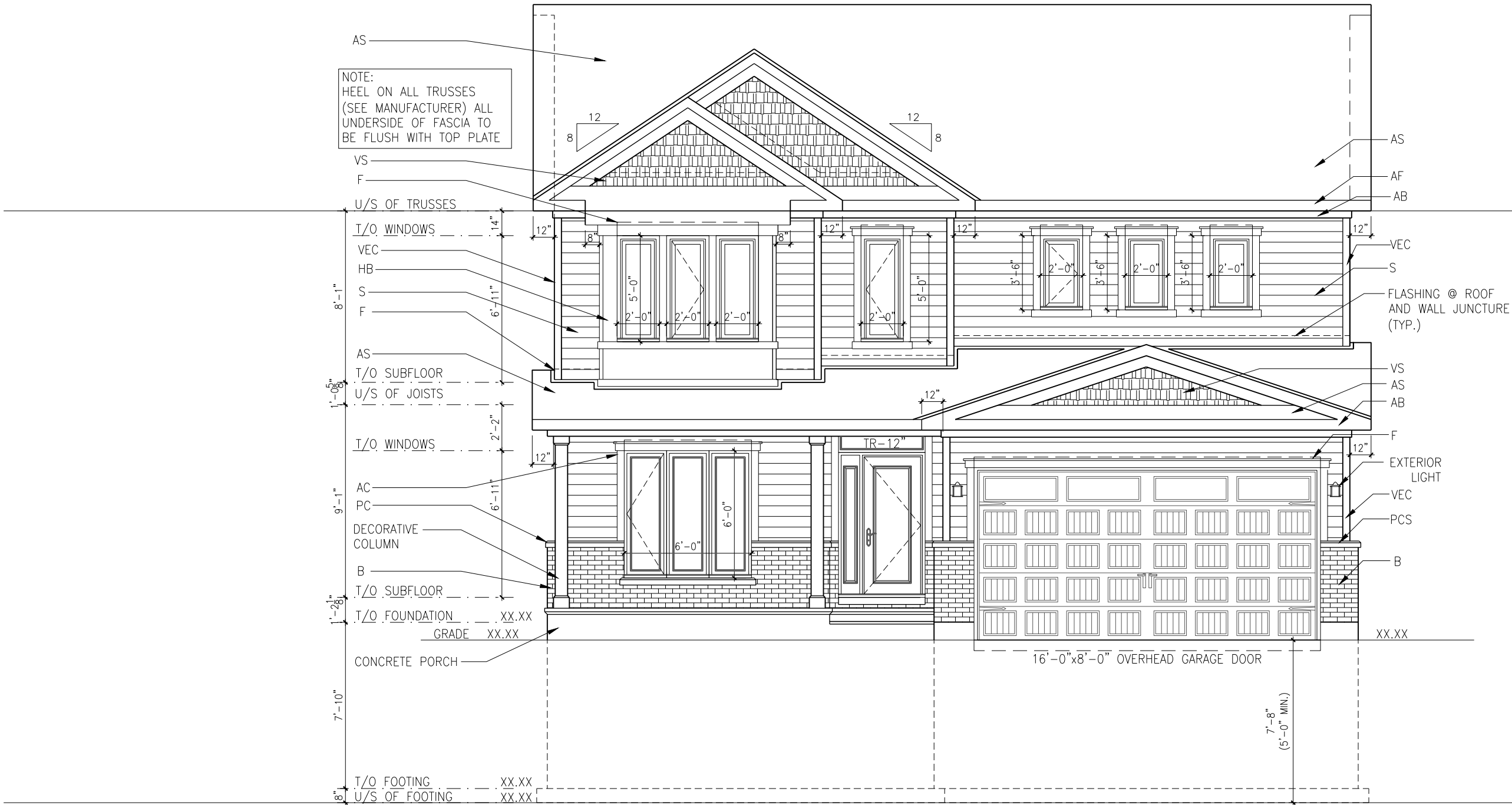
2012 O.B.C. DRAWINGS

DRAWING: SECOND FLOOR PLAN

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: A8b



FRONT ELEVATION 'C'

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

LOT: XXXX
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** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **

REV-1	NO.	DESCRIPTION	DATE	BY

EXTERIOR FINISH LEGEND:

- B - BRICK (MAIN)
- B1 - BRICK SOLDIER COURSE (ACCENT)
- B2 - BRICK SOLDIER COURSE (ACCENT) + 20mm PROUD
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- B6 - BRICK ROW LOCK (ACCENT)
- B7 - BRICK CORBELLING
- B8 - BRICK COINING 20mm PROUD
- +20 - BRICK 20mm PROUD
- 20 - BRICK 20mm RECESSED
- S - SIDING (HORIZONTAL)
- ST - STONE VENEER
- T - TRIM 200mm COVE SIDING
- AF - ALUMINUM FASCIA
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- PC - PARGING
- PCH10 - PRECAST HEADER 10"

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- VS - VINYL SHAKES
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2012 O.B.C. DRAWINGS

DRAWING:

FRONT ELEVATION 'C'

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2019 FOOTPRINT

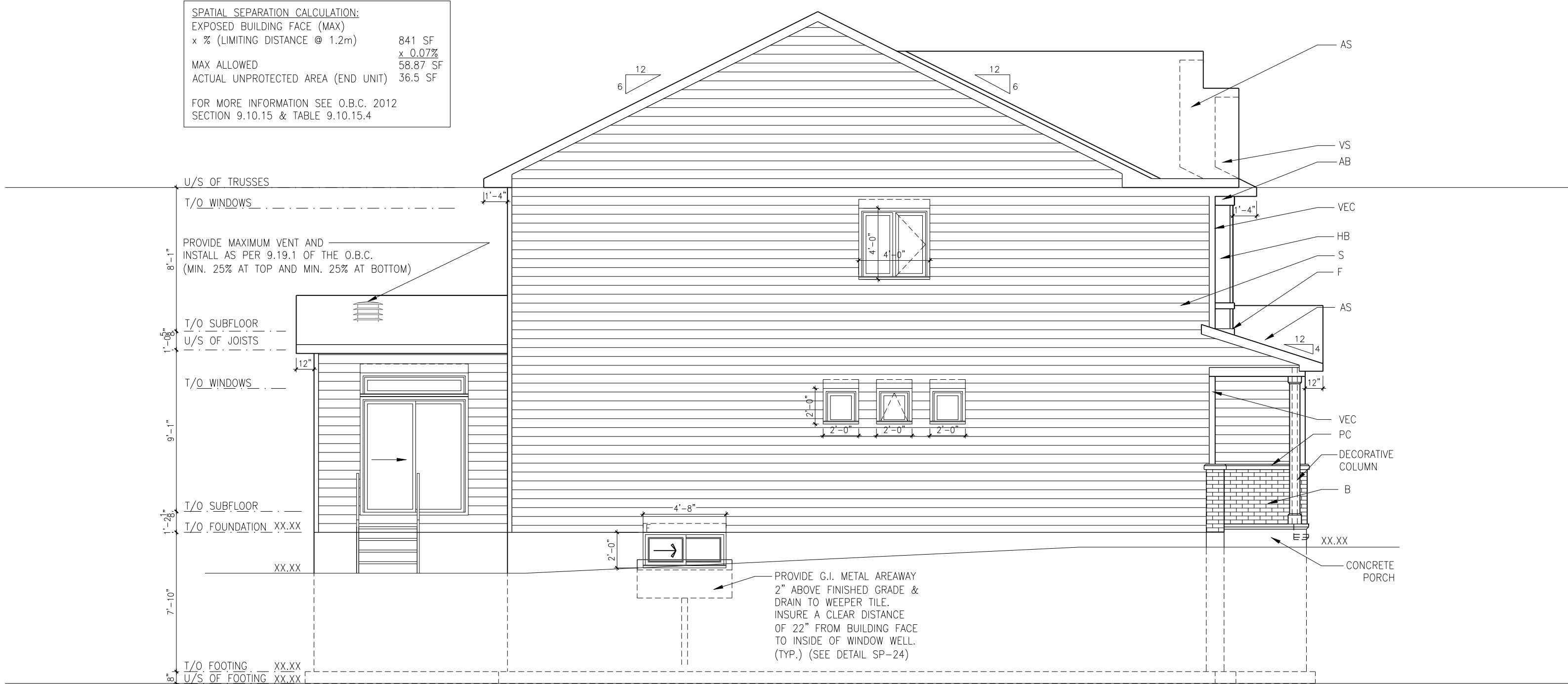
(STANDARD DRAWINGS)

SHEET:

A1c

SPATIAL SEPARATION CALCULATION:
EXPOSED BUILDING FACE (MAX)
x % (LIMITING DISTANCE @ 1.2m) 841 SF
x 0.07%
MAX ALLOWED 58.87 SF
ACTUAL UNPROTECTED AREA (END UNIT) 36.5 SF

FOR MORE INFORMATION SEE O.B.C. 2012
SECTION 9.10.15 & TABLE 9.10.15.4



LEFT ELEVATION 'C'

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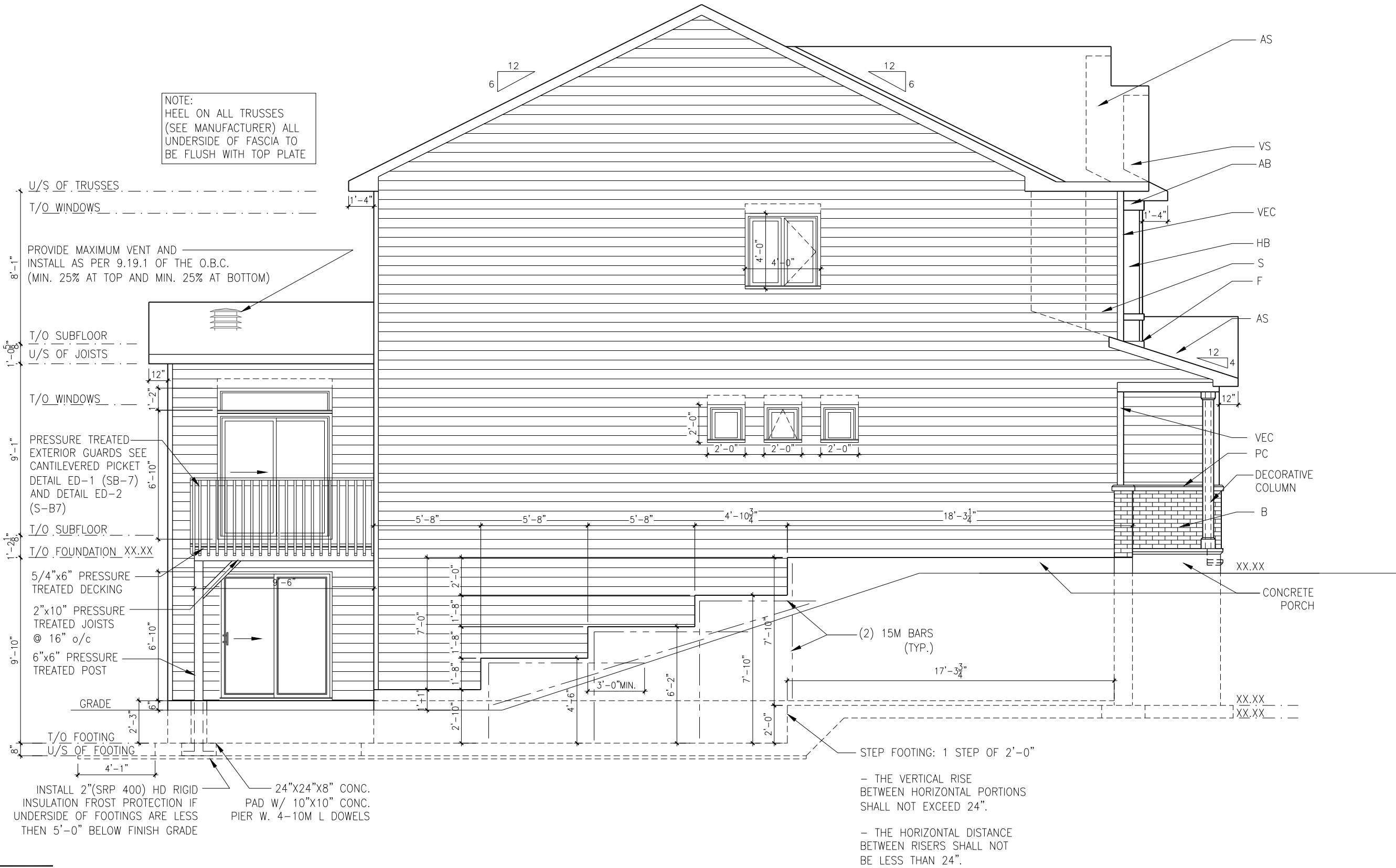
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2012 O.B.C. DRAWINGS		
DRAWING: LEFT ELEVATION 'C'		
ADDRESS: XX	SCALE: 3/16" = 1'-0"	DATE: 11/25/2019
1030 - THE NASH 2019 FOOTPRINT (STANDARD DRAWINGS)		SHEET: A3c



LEFT ELEVATION - WOB

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

LOT: XXXX
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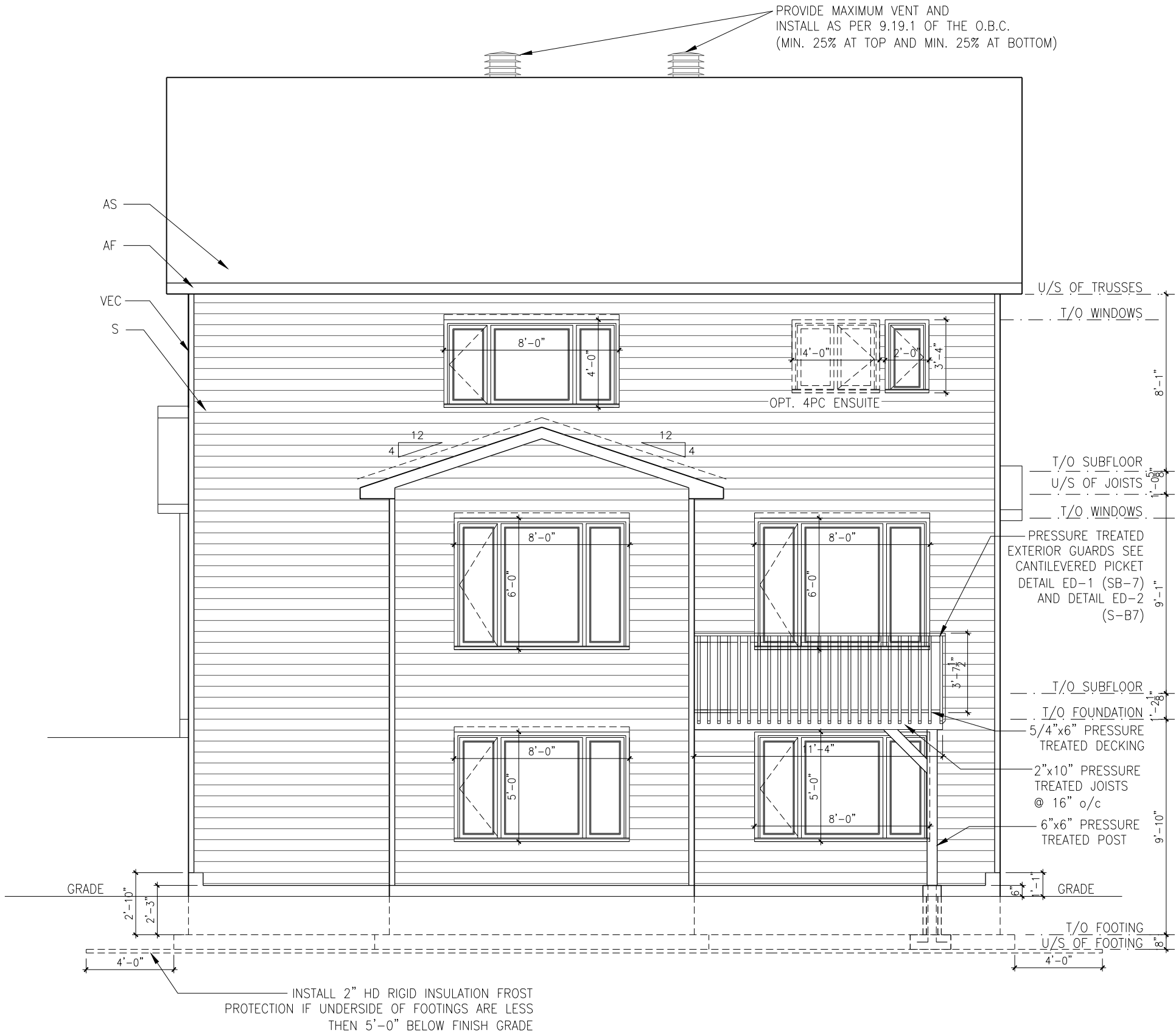
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1030 - THE NASH
2019 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:

A3c



REAR ELEVATION - WOB 'C'

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2012 O.B.C. DRAWINGS

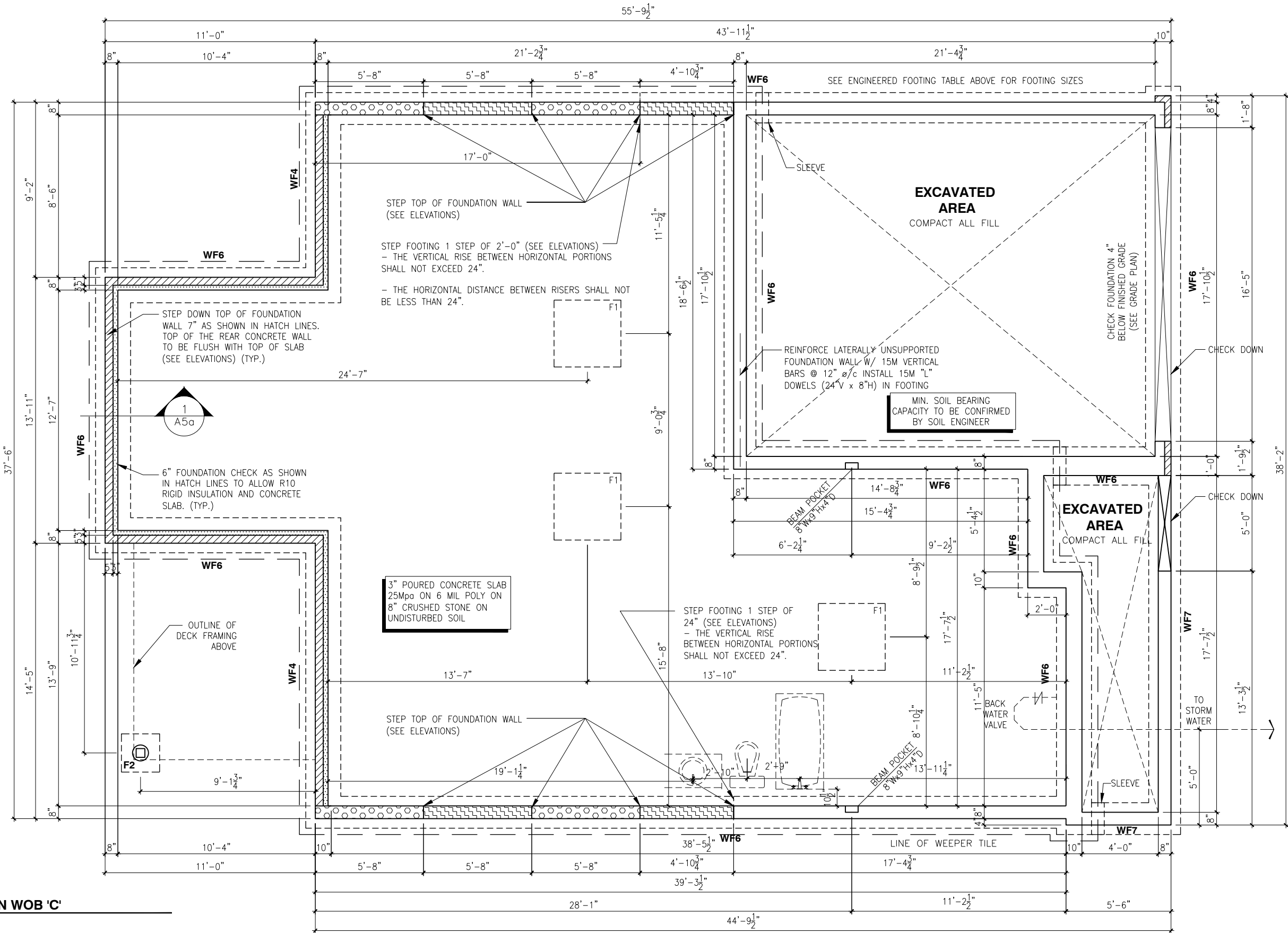
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1030 - THE NASH
2019 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:

A4c



FOOTING PLAN WOB 'C'

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

- NOTES:
- ALL CONCRETE TO HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 P.S.I. (21MPa) AT 28 DAYS;
 - ALL GARAGE FLOOR SLAB TO BE 4" THICK AND 4650 P.S.I. c/w 5 TO 8% AIR ENTRAINED & TO BE SLOPED TOWARDS THE EXTERIOR (MIN 2% SLOPE);
 - CONCRETE FOOTINGS MUST BE PLACED ON UNDISTURBED OR COMPACTED SOIL TO AN ELEVATION BELOW FROST PENETRATION;
 - FOUNDATION WALL SHALL NOT BE BACKFILLED UNTIL CONCRETE HAS REACHED ITS SPECIFIED 28 DAYS STRENGTH AND STRUCTURAL FLOOR FRAMING (INCLUDING PLYWOOD SUB FLOOR) REQUIRED TO STABILIZE THE WALLS ARE COMPLETED AND FULLY NAILED AND ANCHORED;
 - FOOTINGS DIMENSIONS ARE BASED ON THE SOIL BEARING CAPACITY PROVIDED BY THE GEO-TECHNICAL ENGINEER.

- BASEMENT NOTE:
- IF A BEDROOM IS ADDED IN THE BASEMENT, THE ROOM MUST CONFORM WITH 9.7.1.3.:
- 1) EXCEPT WHERE A DOOR ON THE SAME FLOOR LEVEL AS THE BEDROOM PROVIDES DIRECT ACCESS TO THE EXTERIOR, EVERY FLOOR LEVEL CONTAINING A BEDROOM IN A SUITE SHALL BE PROVIDED WITH AT LEAST 1 OUTSIDE WINDOW THAT:
- A) IS OPENABLE FROM THE INSIDE WITHOUT THE USE OF TOOLS; AND
- B) PROVIDES AN INDIVIDUAL, UNOBSTRUCTED OPEN PORTION HAVING A MINIMUM AREA OF 0.38m² (3.8 SF.) WITH NO DIMENSIONS LESS THAN 380mm (15IN)

LOT: XXXX

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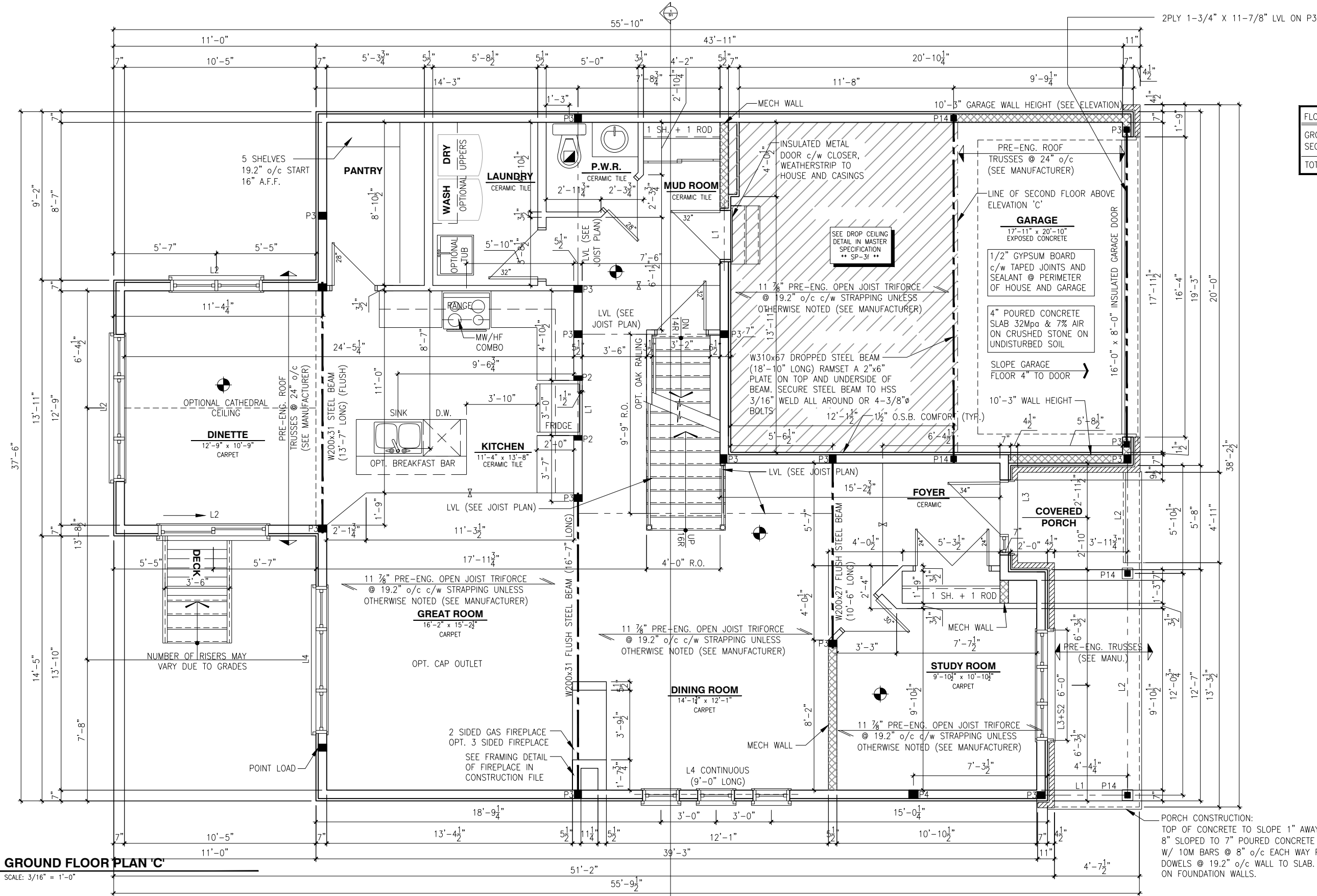
2012 O.B.C. DRAWINGS

DRAWING: FOOTING PLAN WOB 'C'

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:
A5c



FLOOR	SQ.FT.
GROUND FLOOR	1307
SECOND FLOOR (WITHOUT	1364
TOTAL	2671

- NOTES:
- 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.

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



A - ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.
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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 **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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
L2 = 3-2x10 + P3 ON BOTH SIDES
L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
L4 = 3-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES

* UNLESS OTHERWISE NOTED
* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

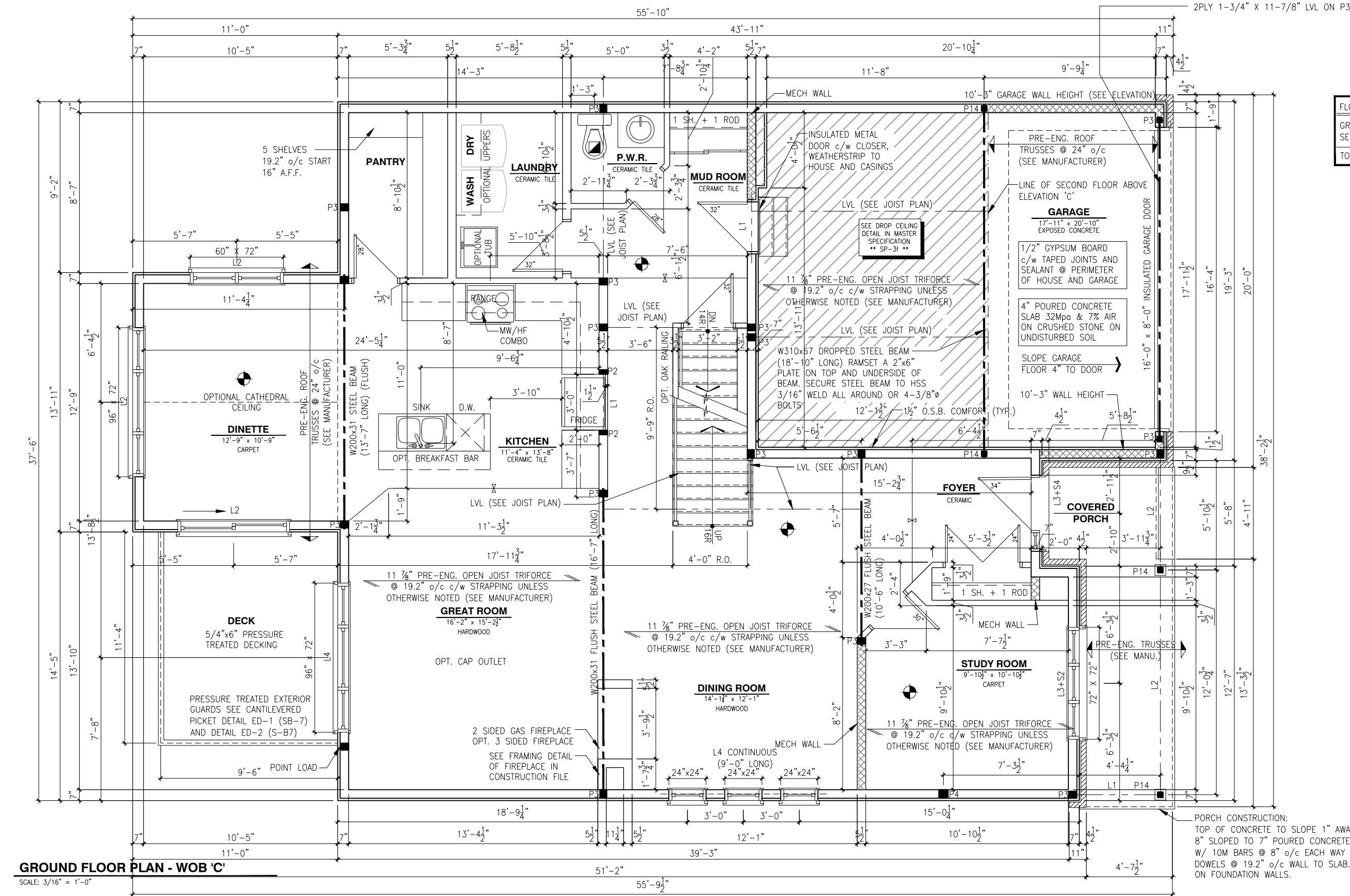
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☐ = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS		
DRAWING: GROUND FLOOR PLAN 'C'		
ADDRESS: XX	SCALE: 3/16" = 1'-0"	DATE: 11/25/2019
1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS)		SHEET: A7c



FLOOR	SQ.FT.
GROUND FLOOR	1307
SECOND FLOOR (WITHOUT	1364
TOTAL	2671

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LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896			
- TARIION REGISTRATION NUMBER #611			
** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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S3 = L 100x90x8
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S6 = L 200x100x12
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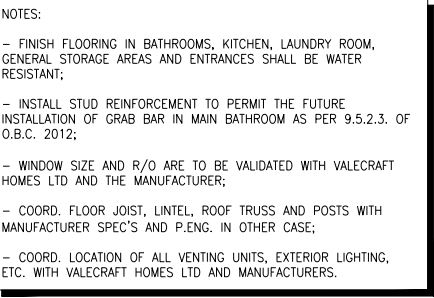
2012 O.B.C. DRAWINGS

DRAWING: GROUND FLOOR PLAN
WOB 'C'

ADDRESS: XX | SCALE: 3/16" = 1'-0" | DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: A7c



ROOF AND FLOOR LAYOUT NOTES:

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



Valecraft
Homes Ltd.

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REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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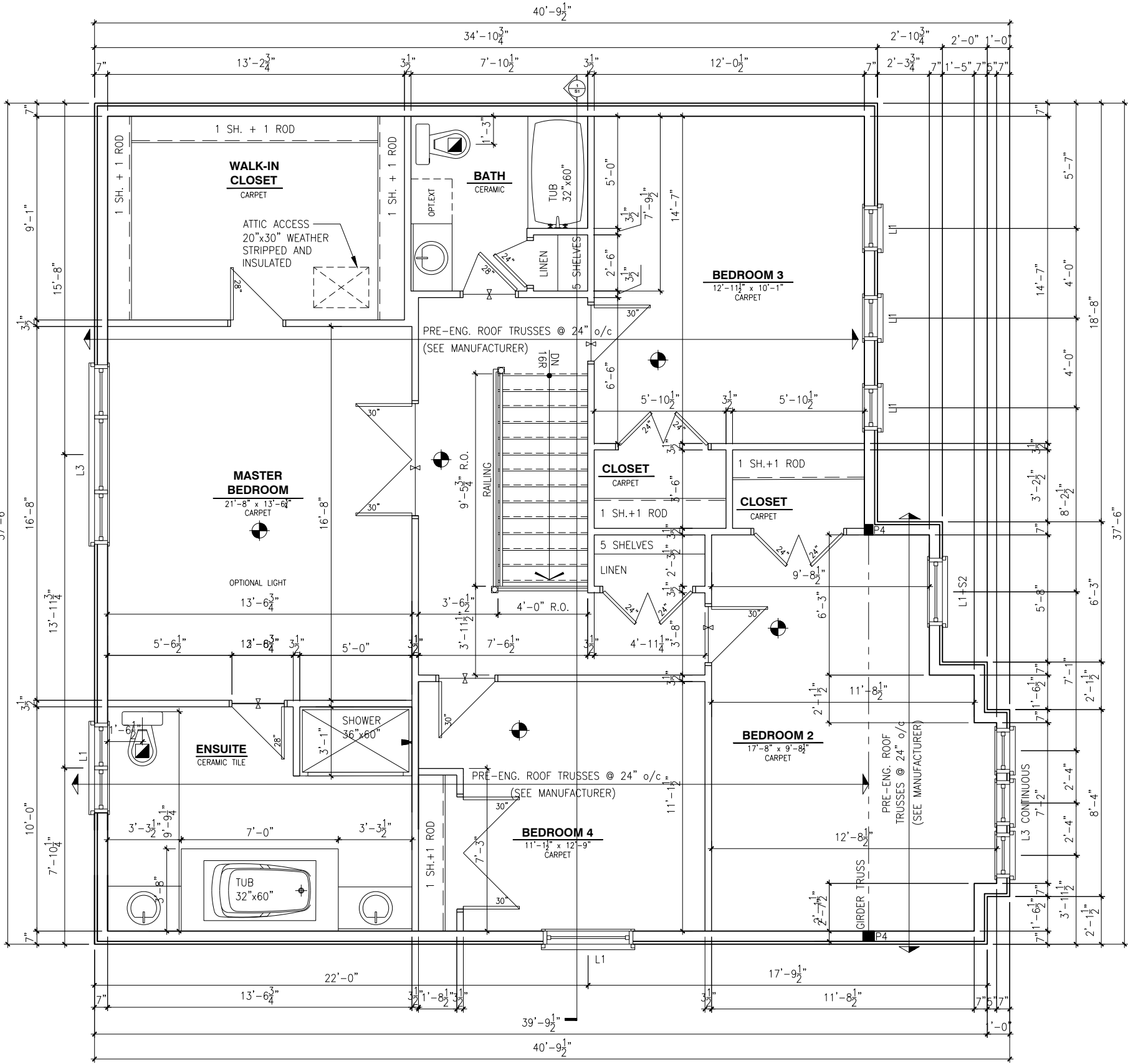
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 = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

(STANDARD DRAWINGS)

SHEET:

A8c



SECOND FLOOR PLAN 'C'

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

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LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896			
- TARIION REGISTRATION NUMBER #611			
** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

- NOTES: STEEL LINTEL:
- S1 = L 90x90x6
 - S2 = L 90x90x8
 - S3 = L 100x90x8
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2012 O.B.C. DRAWINGS

DRAWING:

SECOND FLOOR PLAN 'C'

ADDRESS:

XX

SCALE:

3/16" = 1'-0"

DATE:

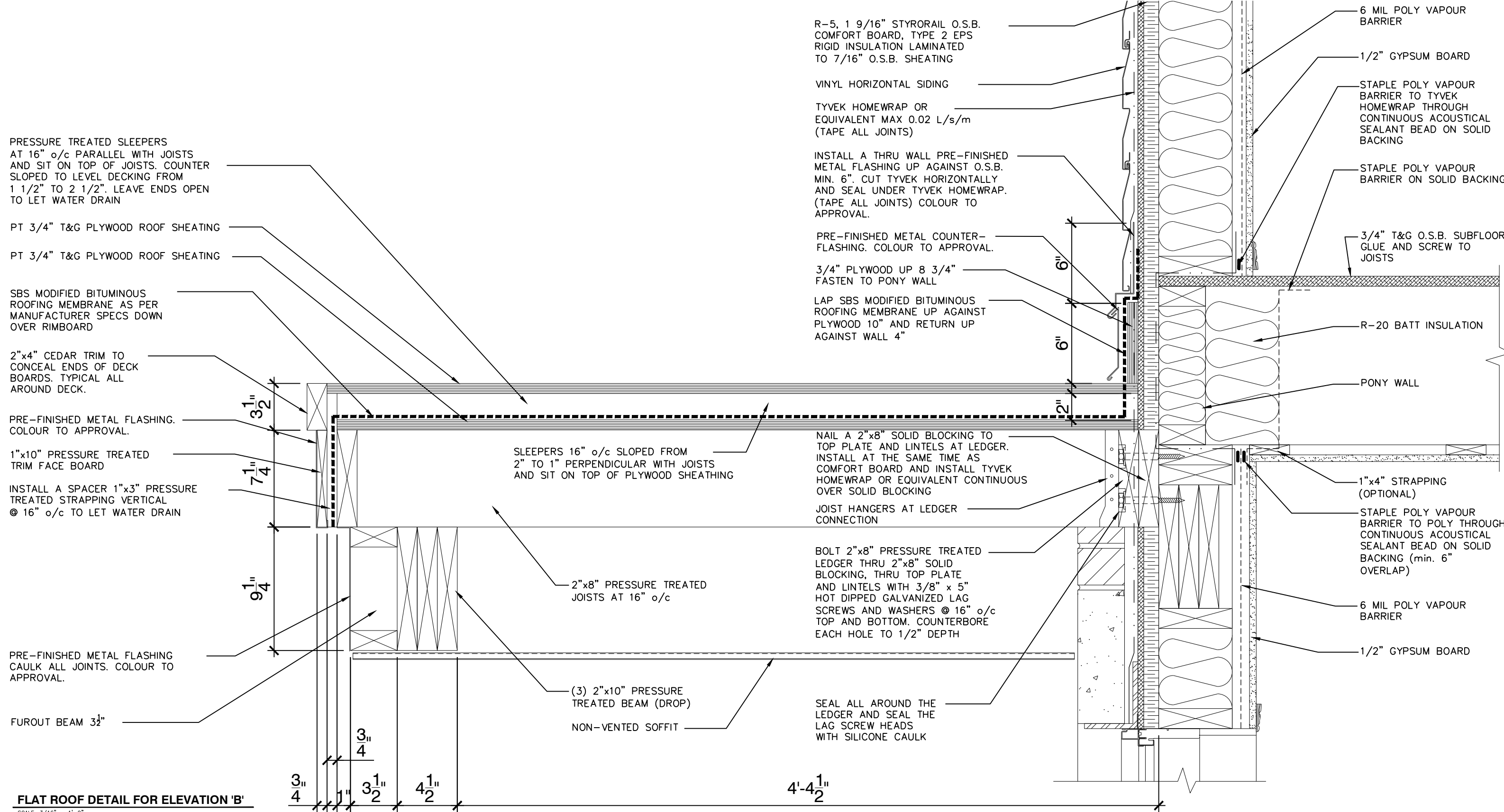
11/25/2019

1030 - THE NASH
2018 FOOTPRINT

(STANDARD DRAWINGS)

SHEET:

A8c



FLAT ROOF DETAIL FOR ELEVATION 'B'
SCALE: 3/16" = 1'-0"

LOT: XXXX
DATE: XX/XX/XXXX



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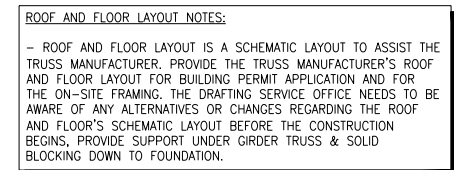
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NO.	DESCRIPTION	DATE	BY

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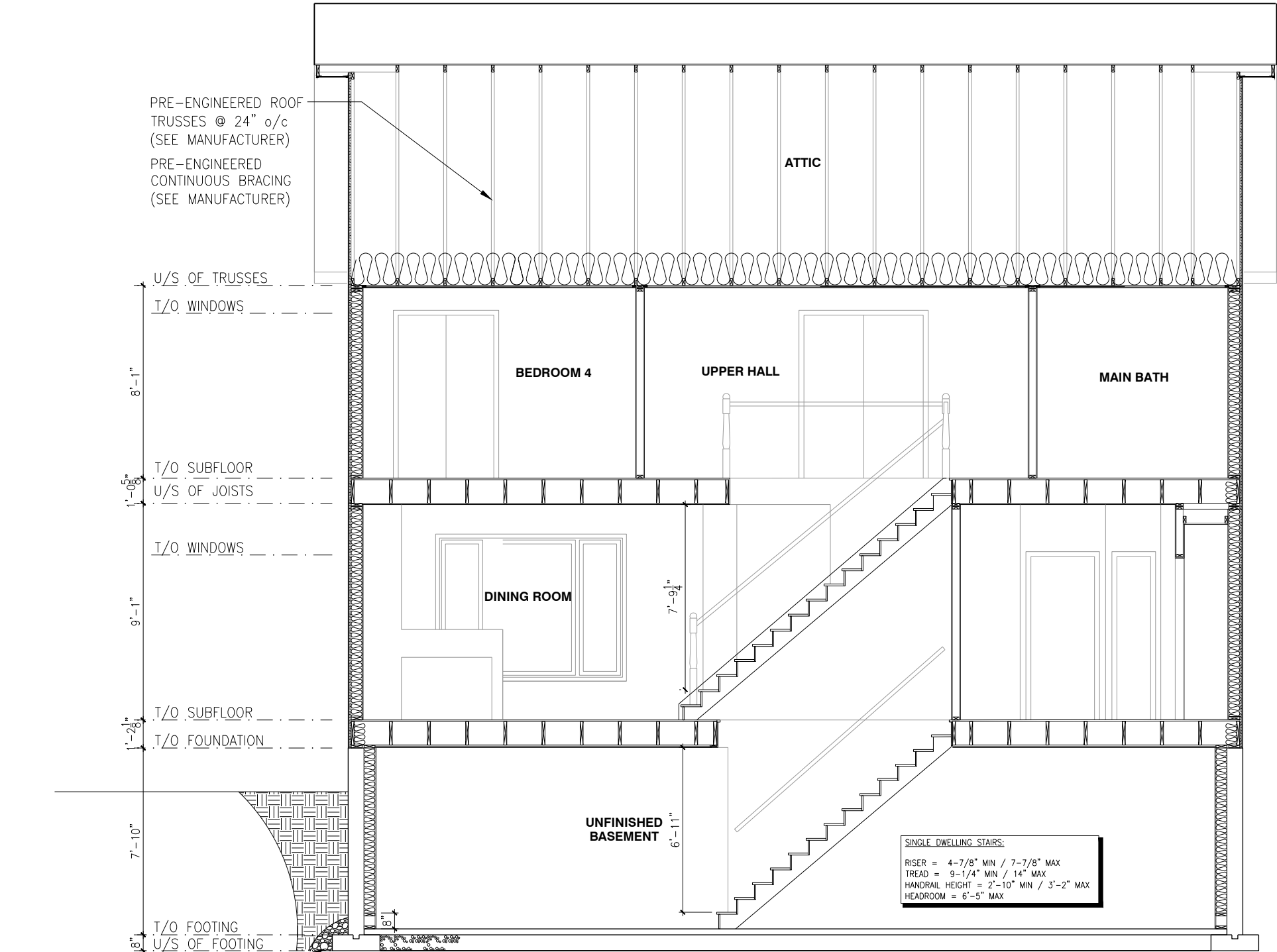
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2012 O.B.C. DRAWINGS		
DRAWING: DETAIL		
ADDRESS: XX	SCALE: 3/16" = 1'-0"	DATE: 11/25/2019
1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS)		SHEET: D1



(STANDARD DRAWINGS)

S1



4" Ø PERFORATED WEeping
TILE WITH SOCK C/W 6"
CRUSHED STONE COVER

SECTION

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

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LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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

REV-1	NO.	DESCRIPTION	DATE	BY

- 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
 - L2 = 3-2x10 + P3 ON BOTH SIDES
 - L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
 - L4 = 3-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
- * UNLESS OTHERWISE NOTED
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- POST TABLE:
- P1 = 3" ADJUSTABLE STEEL COLUMN
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 - 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. (*)
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- (*) = 2-12Ø ANCH. (WHERE ANCH. PL. NOT USED)

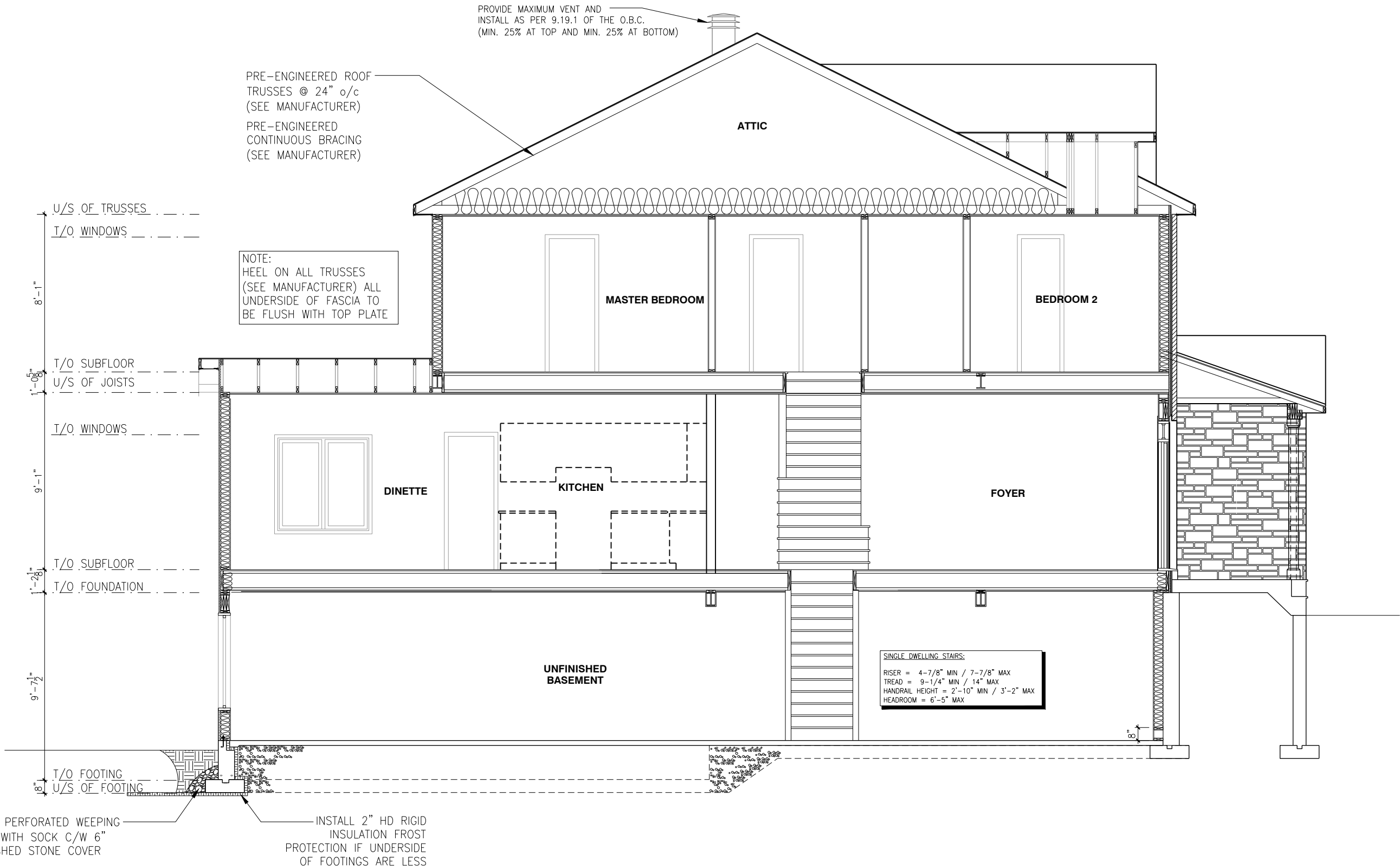
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- CARBON MONOXIDE ALARM ARE ALSO REQUIRED ADJACENT TO EACH SLEEPING AREA.
- ▣ = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

SECTION		
DRAWING:		
ADDRESS:	SCALE:	DATE:
XX	3/16" = 1'-0"	11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: S1



NOTES:

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

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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

REV-1	NO.	DESCRIPTION	DATE	BY

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
- L2 = 3-2x10 + P3 ON BOTH SIDES
- L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

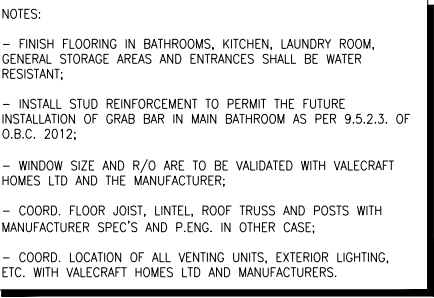
DRAWING: SECTION - WOB

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:

S2



ROOF AND FLOOR LAYOUT NOTES:

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



Valecraft
Homes Ltd.

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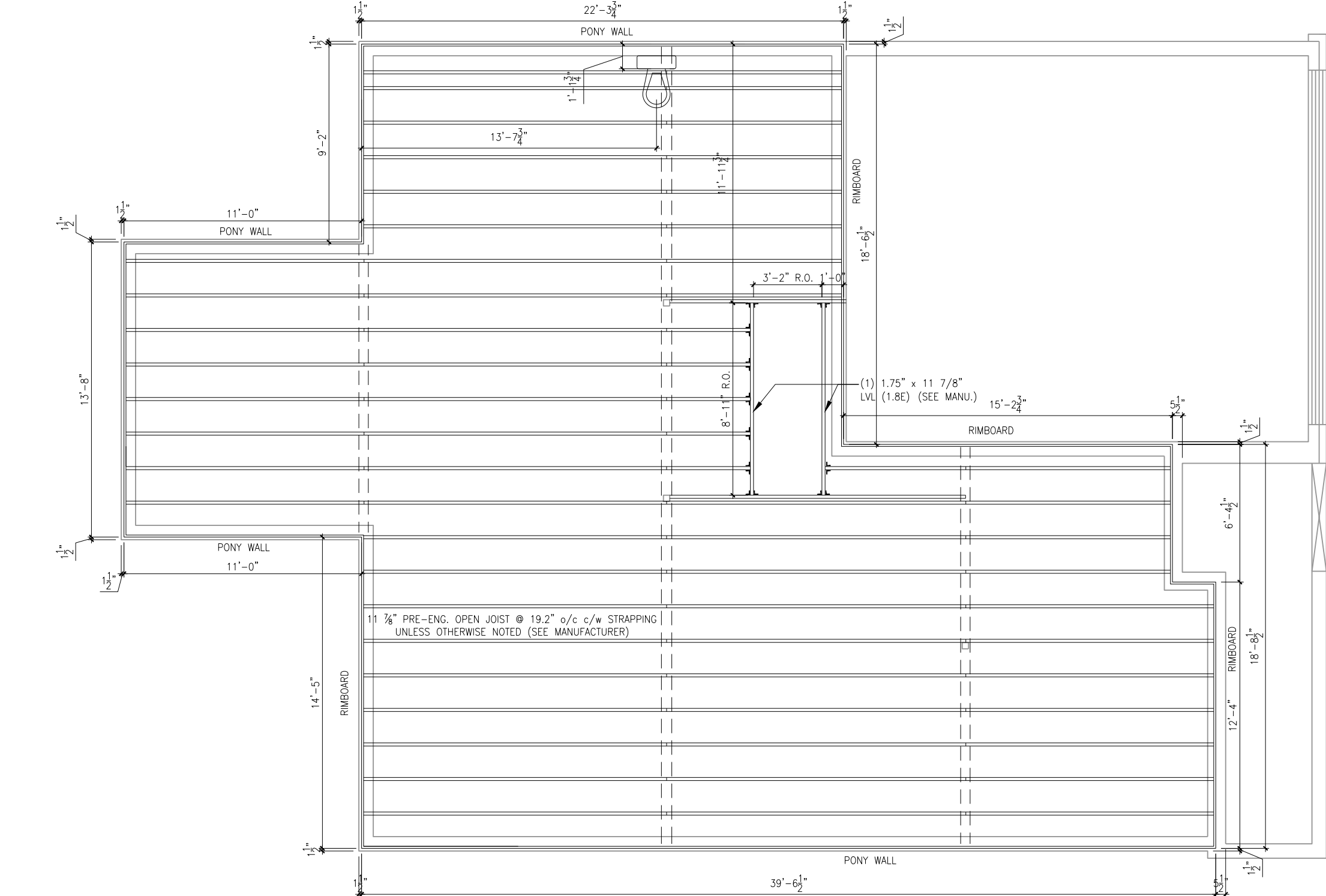
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 = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

1030 - THE NASH 2018 FOOTPRINT

SHEET:
A9



GROUND FLOOR JOIST LAYOUT - WOB

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

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LOT: XXXX
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- PERSONAL BCIN #19896
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** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **

REV-1	NO.	DESCRIPTION	DATE	BY

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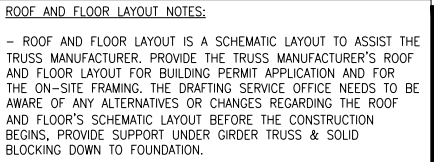
2012 O.B.C. DRAWINGS

DRAWING: GROUND FLOOR JOIST LAYOUT - WOB "A,B,C"

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

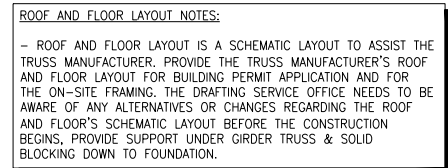
1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET: A9

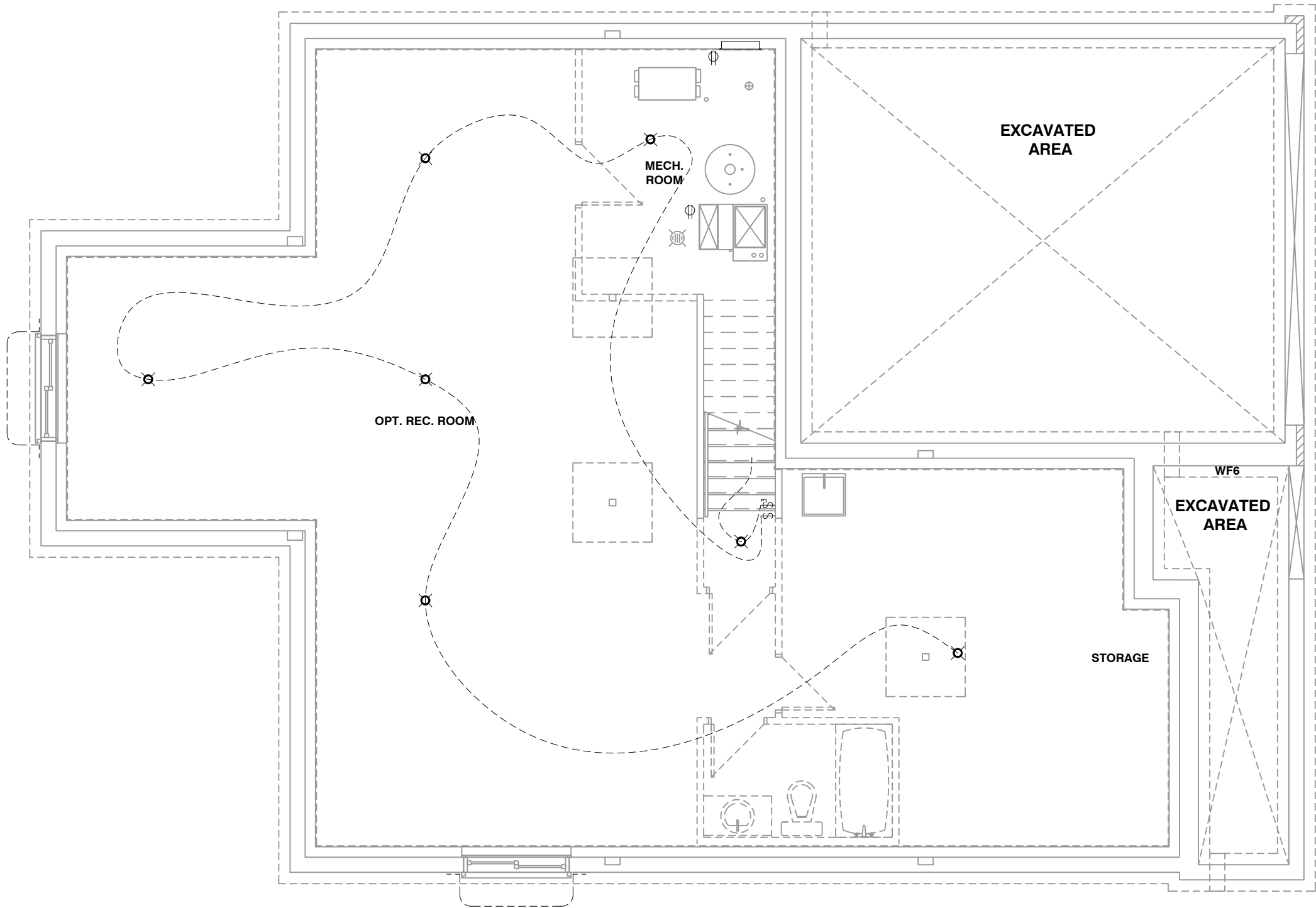


SHEET:

A10



A10



BASEMENT ELECTRICAL

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

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

REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

- NOTES: STEEL LINTEL:
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 - S2 = L 90x90x8
 - S3 = L 100x90x8
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 - S5 = L 125x90x10
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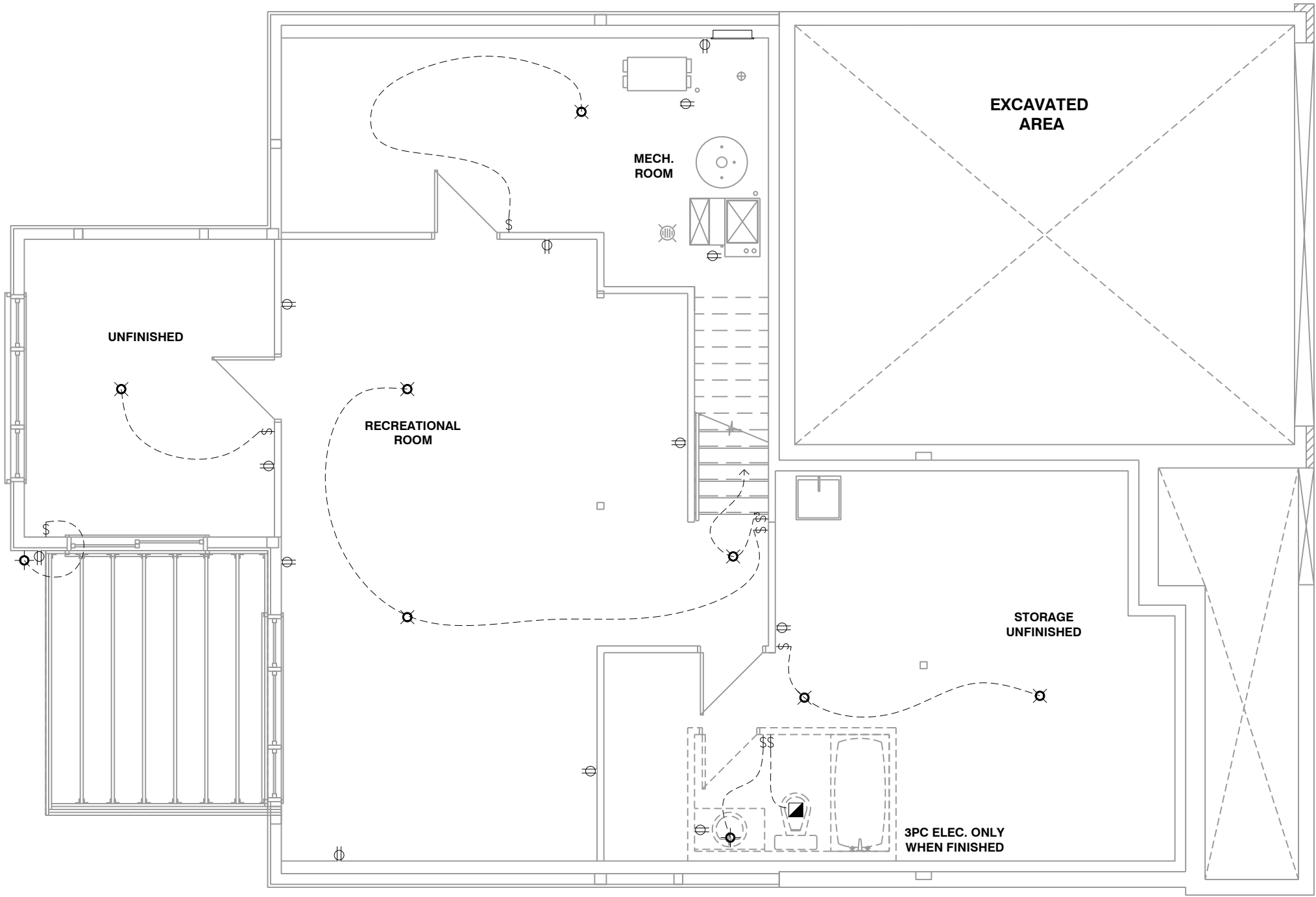
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2012 O.B.C. DRAWINGS

DRAWING: BASEMENT FLOOR ELECTRICAL

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS) SHEET: E00



- NOTES:
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 - 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.

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.

BASEMENT ELECTRICAL - WOB

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

LOT: XXXX
DATE: XX/XX/XXXX



A - ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.
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C - NO DIMENSION SHOULD BE SCALED ON DRAWINGS.
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E - THIS DRAWING IS TO BE USED IN CONJUNCTION WITH SCHEDULE B-1A AND ANY 680'S AND MAY SHOW ONLY SOME OF THE CHANGES DETAILED ON THAT DOCUMENT. SHOULD THE DRAWINGS NOT SHOW ALL ITEMS CONTAINED ON A SCHEDULE OR MISS OTHER ITEMS ALTOGETHER, THE SCHEDULE IS CONSIDERED THE GOVERNING DOCUMENT.

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 **

REV-1	NO.	DESCRIPTION	DATE	BY
1	1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH

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
- L2 = 3-2x10 + P3 ON BOTH SIDES
- L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
- L4 = 3-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES

- * UNLESS OTHERWISE NOTED
- * IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

- P1 = 3" ADJUSTABLE STEEL COLUMN
- P2 = 2-2x4 OR 2-2x6
- 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 0.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)
- * IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"



- = SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
- SHALL HAVE A VISUAL SIGNALING DEVICE;
- ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;
- ARE REQUIRED ON EACH STOREY, INCLUDING BASEMENT;
- 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

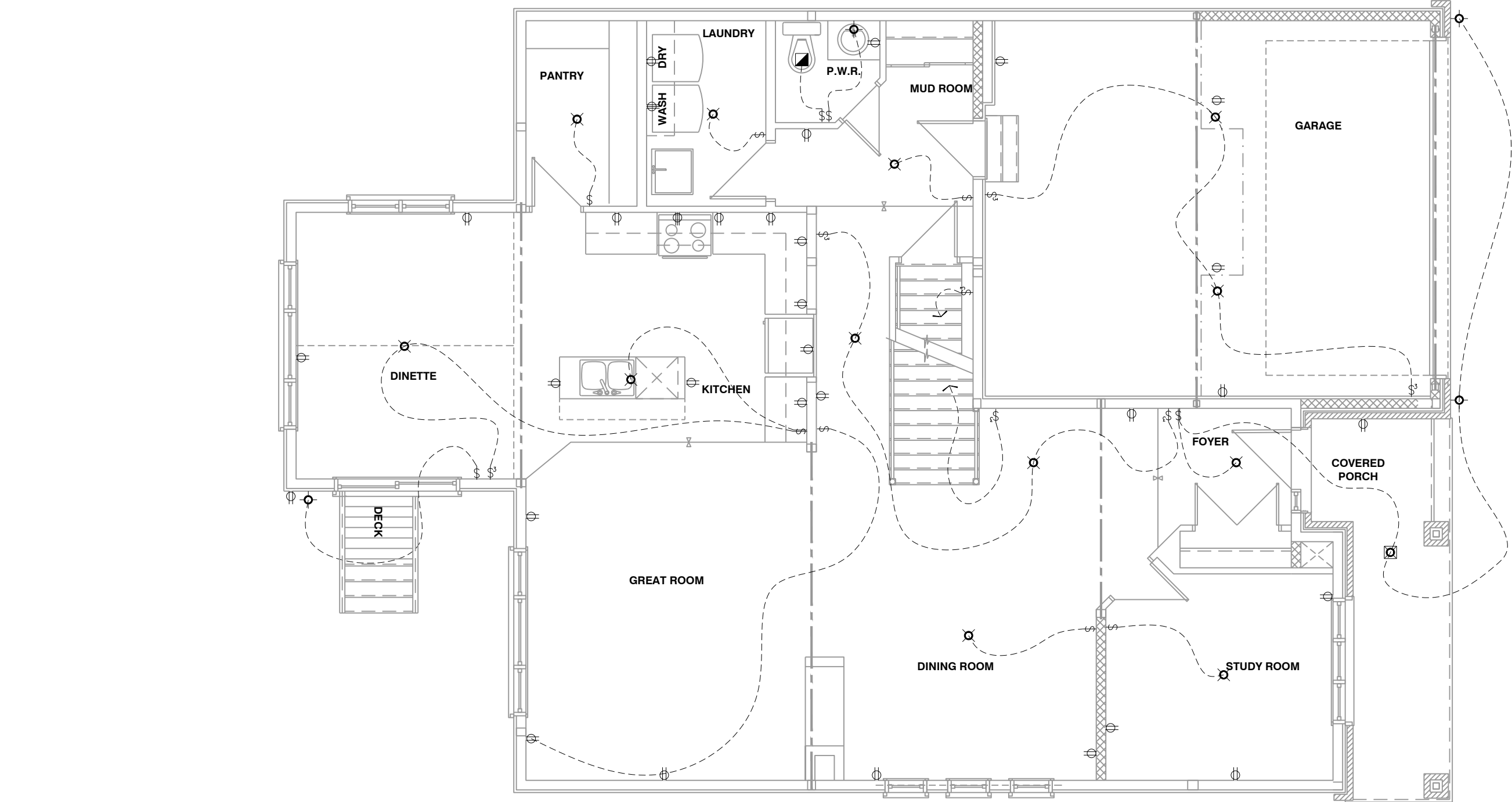
DRAWING: BASEMENT FLOOR ELECTRICAL - WOB

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:

E00



- NOTES:
- 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;
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GROUND FLOOR ELECTRICAL

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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

REV-1	NO.	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY	

- NOTES: STEEL LINTEL:
- S1 = L 90x90x6
 - S2 = L 90x90x8
 - S3 = L 100x90x8
 - S4 = L 125x90x8
 - S5 = L 125x90x10
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 - S7 = L 150x100x10 (8" BEARING)
- LINTEL TABLE:
- L1 = 2-2x10 + P2 ON BOTH SIDES
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 - L3 = 2-1.75x9.5 LVL (1.8E) + P3 ON BOTH SIDES
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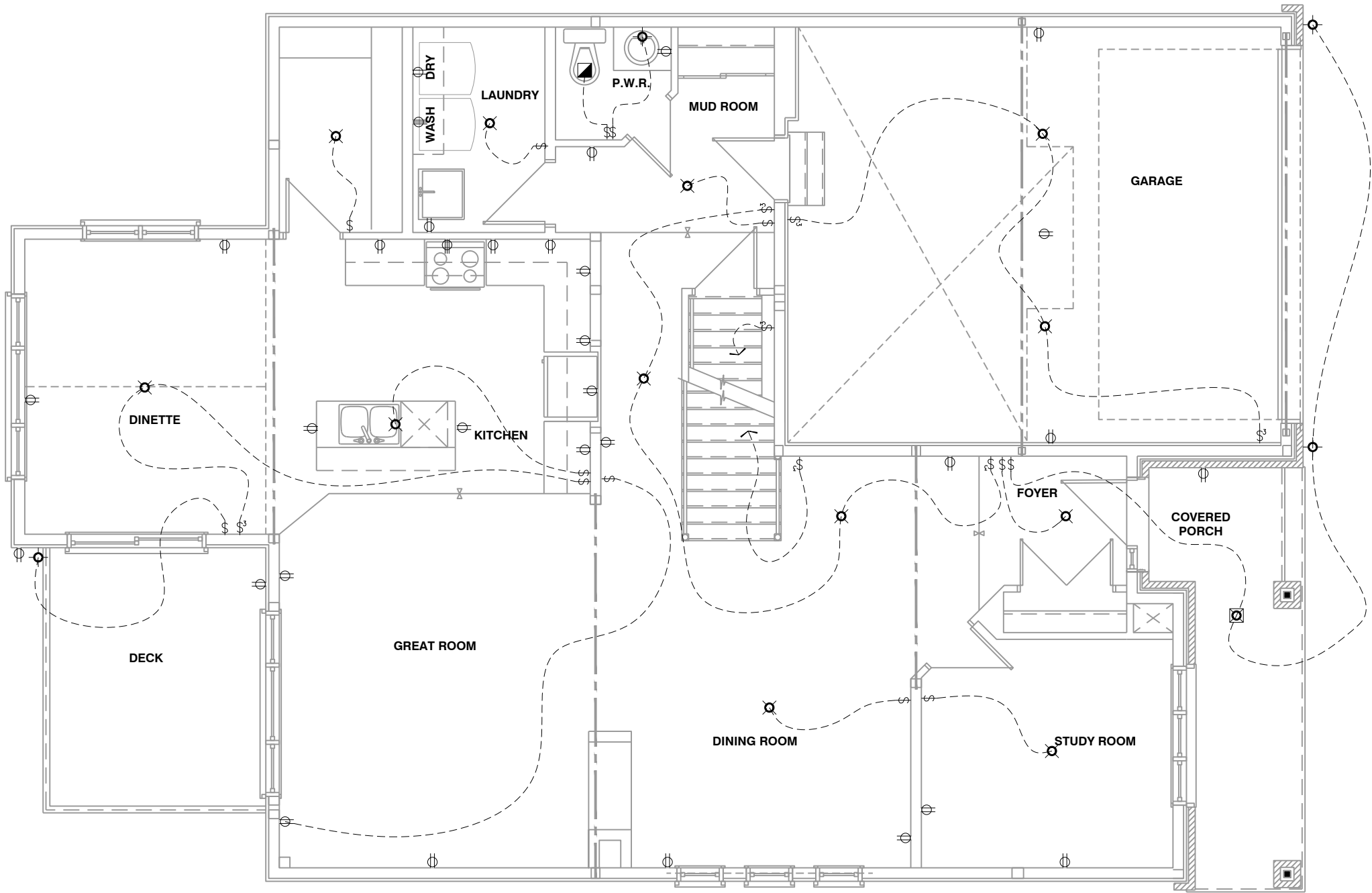
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- = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

DRAWING: FIRST FLOOR ELECTRICAL

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS) SHEET: E01



NOTES:

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GROUND FLOOR ELECTRICAL - WOB

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896			
- TARIION REGISTRATION NUMBER #611			
** SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM **			
REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

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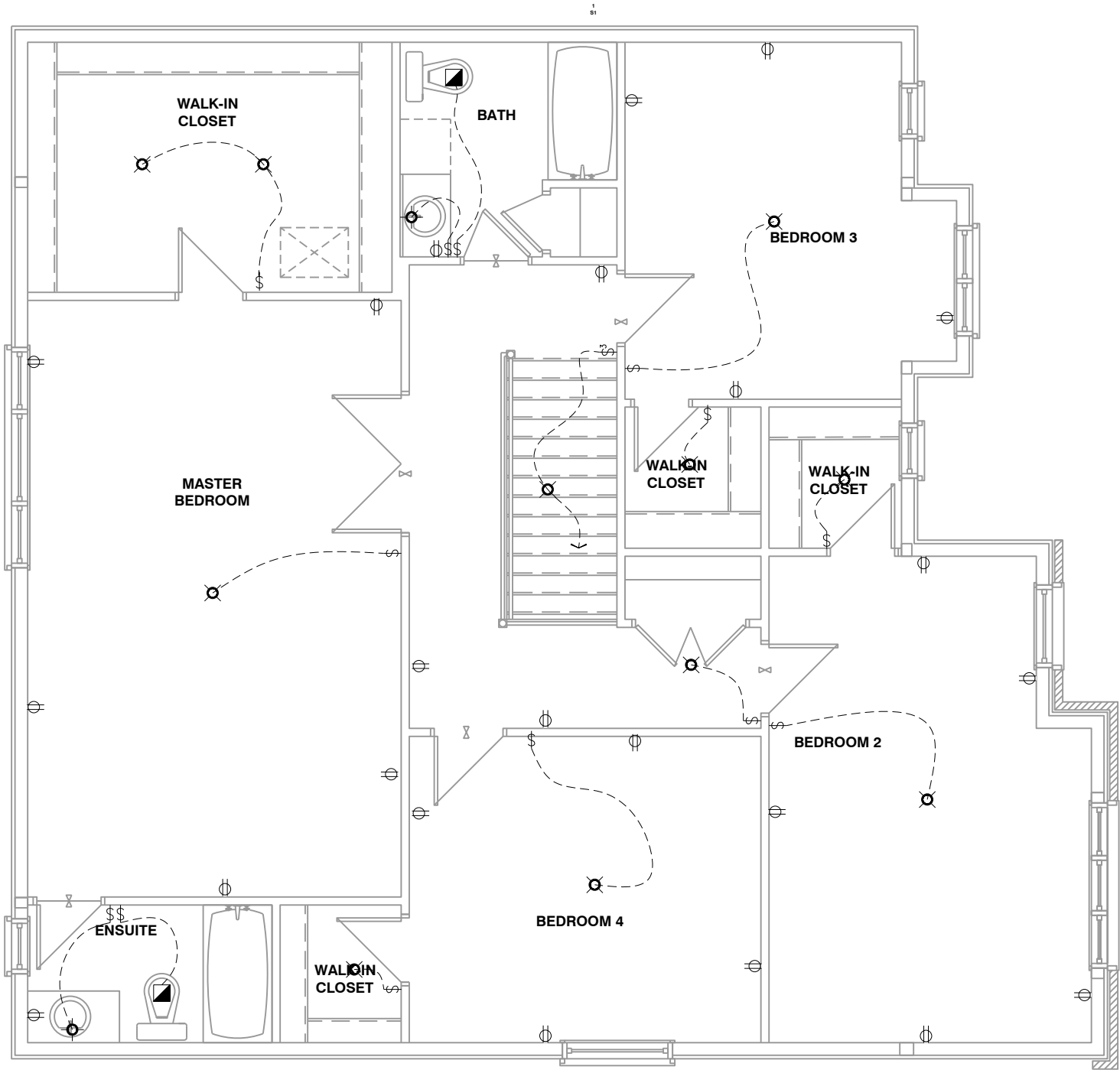
2012 O.B.C. DRAWINGS

DRAWING: GROUND FLOOR ELECTRICAL WOB

ADDRESS: XXSCALE: 3/16" = 1'-0"DATE: 11/25/2019

1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS)

SHEET: E01



NOTES:

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SECOND FLOOR ELECTRICAL

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

LOT: XXXX
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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

REV-1	NEW STANDARD DRWG MODIFICATION	11/25/2019	VH
NO.	DESCRIPTION	DATE	BY

NOTES: STEEL LINTEL:

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- 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
- L2 = 3-2x10 + P3 ON BOTH SIDES
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POST TABLE:

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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS

DRAWING: SECOND FLOOR ELECTRICAL

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

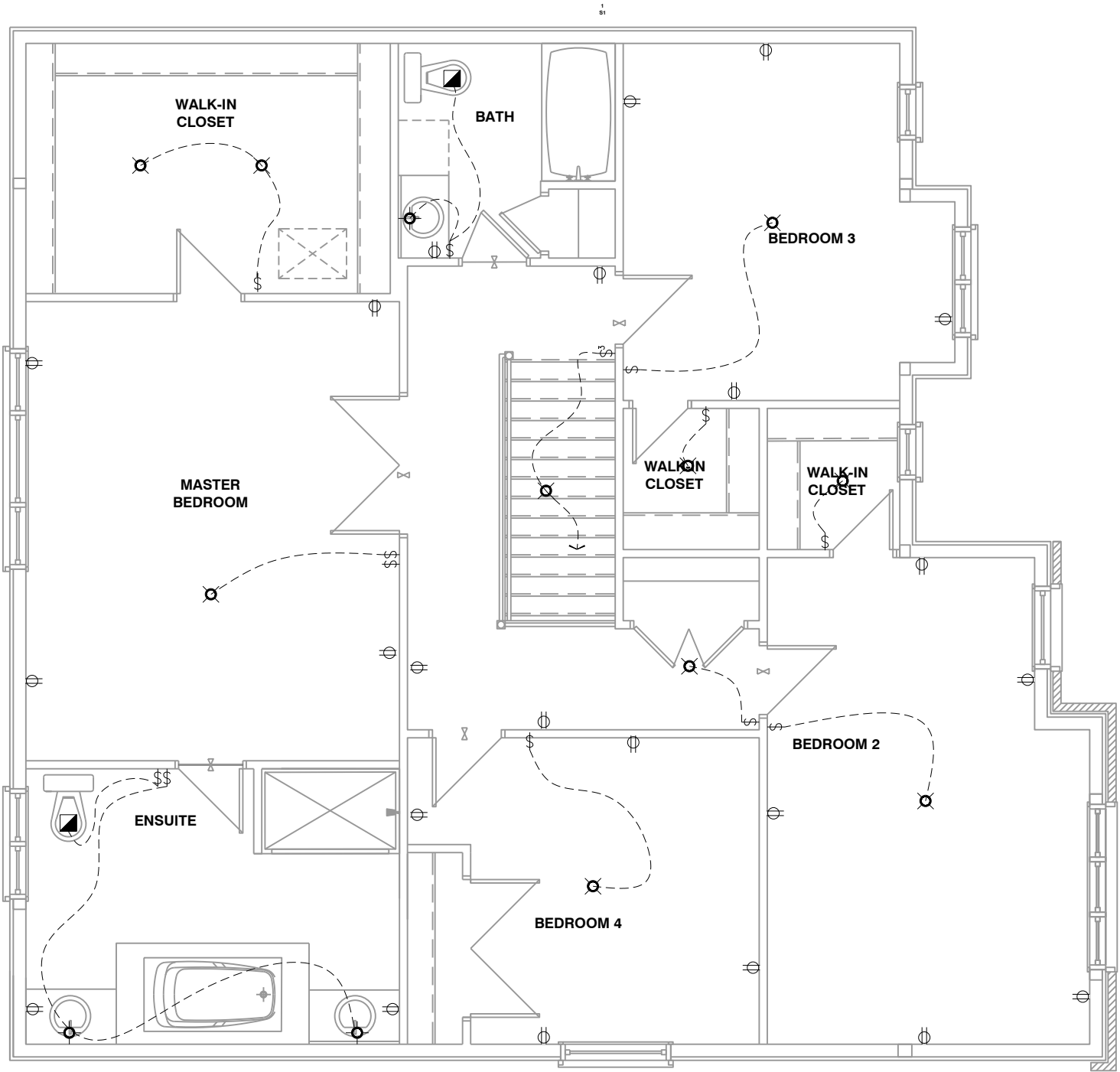
1030 - THE NASH
2018 FOOTPRINT
(STANDARD DRAWINGS)

SHEET:

E02

SECOND FLOOR ELECTRICAL

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



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LOT: XXXX
DATE: XX/XX/XXXX



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

REV-1 NO.	NEW STANDARD DRWG MODIFICATION DESCRIPTION	11/25/2019 DATE	VH BY

- NOTES: STEEL LINTEL:
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- POST TABLE:
- P1 = 3" ADJUSTABLE STEEL COLUMN
 - P2 = 2-2x4 OR 2-2x6
 - 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 0.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)
 - * IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"

- = SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
 - SHALL HAVE A VISUAL SIGNALING DEVICE;
 - ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;
 - ARE REQUIRED ON EACH STOREY, INCLUDING BASEMENT;
 - 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

DRAWING: SECOND FLOOR ELECTRICAL

ADDRESS: XX SCALE: 3/16" = 1'-0" DATE: 11/25/2019

1030 - THE NASH 2018 FOOTPRINT (STANDARD DRAWINGS) SHEET: E02