

**ELEVATION A - FRONT** 

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

LOT: **XXXX** DATE: XX/XX/XXXX

Homes (2019) Limited I, <u>Daniel Guerin</u>, 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
- \*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM

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

### XTERIOR FINISH LEGEND:

- BRICK (MAIN)
   BRICK SOLDIER COURSE (ACCENT)
   BRICK SOLDIER COURSE (ACCENT)
- BRICK SOLDIER COURSE (ACCE
  + 20mm PROUD
   BRICK SLEEPER COURSE
   STACK BOND (ACCENT)
   BRICK SLEEPER COURSE
   STACK BOND (ACCENT)
   BRICK SOW LOCK (ACCENT)
   BRICK CORBELLING
   BRICK CORBELLING
   BRICK CONINIG 20mm PROUD
   BRICK 20mm PROUD
   BRICK 20mm PROUD
   BRICK 20mm PRECESSED
   SIDING (HORIZONTAL)
   SIDING (VERTICAL)
   STONE VENEER
   TRIM 200mm COVE SIDING
   ALUMINUM FASCIA
   ALUMINUM FASCIA
   ALUMINUM CLADDING
   48° ALUMINUM BAND
   ASPHALT SHINGLES
   FLASHING
   ROOF VENT (MAXIMUM)
   PARGING

- V ROOF VENT (MAXIMUM)
  P PARGING
  PC PARGING
  PCH10 PRECAST HEADER 10\*
  PCH8 PRECAST HEADER 8\*
  PCS PRECAST SILL
  PCB PRECAST BAND
  VS VINTL SHAKES
  VEC SIDING (VERTICAL CORNER)
- KAYCAN WOOD SIDING 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -

**ELEVATION A - FRONT** 

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

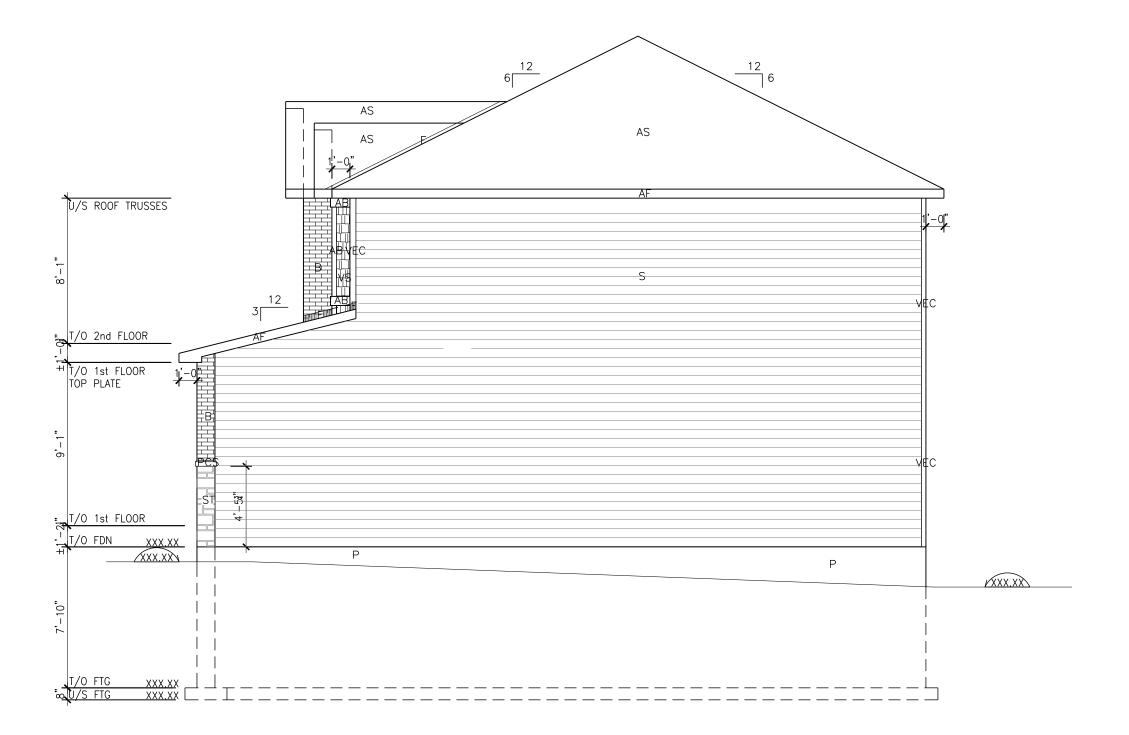
1010 - THE FERRIS 2022 FOOTPRINT

NO. DESCRIPTION

(STANDARD DRAWINGS)

A1a

SHEET



**ELEVATION A - RIGHT** 

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

LOT: **XXXX** XX/XX/XXXX

Homes (2019) Limited

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### XTERIOR FINISH LEGEND:

- FINISH LEGEND:

   BRICK (MAIN)
   BRICK SOLDIER COURSE (ACCENT)
   BRICK SOLDIER COURSE (ACCENT)
  + 20mm PROUD
  5 BRICK SLEEPER COURSE
  4 STACK BOND (ACCENT)
  5 BRICK SILL (ACCENT)
  6 BRICK SILL (ACCENT)
  17 BRICK CORBELLING
  18 BRICK CORBELLING
  18 BRICK CORBELLING
  20 BRICK 20mm PROUD
  +20 BRICK 20mm PROUD
  +20 BRICK 20mm PROUD
  5 SIDING (HORIZONTAL)
  SV SIDING (VERTICAL)
  ST STONE VENER
  T TRIM 200mm COVE SIDING
  AF ALUMINUM FASCIA
  AC ALUMINUM FASCIA
  AC ALUMINUM BAND
  AS ASPHALT SHINGLES
  F FLASHING
  V ROOF VENT (MAXIMUM)
  P PARCING
  PC PARCING
  PC PARCING
  PC PRECAST HEADER 10"
  PCH8 PRECAST BAND
  VS VINYL SHAKES
  VEC SIDING (VERTICAL CORNER)
  KC KAYCAN WOOD SIDING 7½" KC - KAYCAN WOOD SIDING - 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---NO. DESCRIPTION

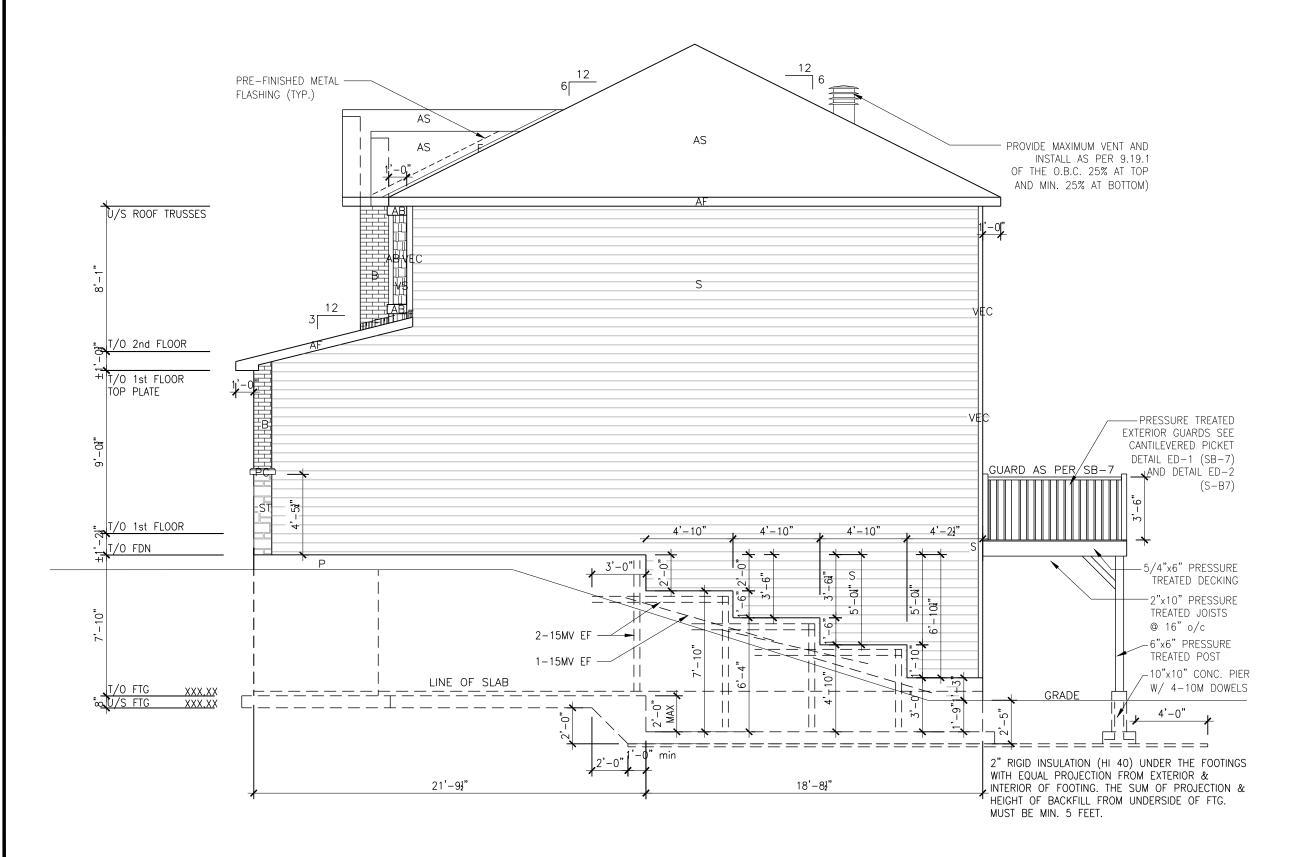
**ELEVATION A - RIGHT** 

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

1010 - THE FERRIS 2022 FOOTPRINT

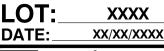
(STANDARD DRAWINGS)

A2a



**ELEVATION A - RIGHT - WALKOUT BASEMENT** 

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



Homes (2019) Limited

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- BRICK SOLDIER COURSE (ACCENT)
   BRICK SOLDIER COURSE (ACCENT)

- BRICK SOLDIER COURSE (ACCEN + 20mm PROUD)
   BRICK SLEEPER COURSE
   STACK BOND (ACCENT)
   BRICK SILL (ACCENT)
   BRICK ROW LOCK (ACCENT)
   BRICK CORBELLING
   BRICK CORBELLING
   BRICK 20mm PROUD
   BRICK 20mm PROUD
   BRICK 20mm RECESSED
   SIDING (HORIZONTAL)
   SIDING (VERTICAL)

- SIDING (HORIZONIAL)
   SIDING (VERTICAL)
   STONE VENEER
   TRIM 200mm COVE SIDING
   ALUMINUM FASCIA
   ALUMINUM CLADDING

- ALUMINUM CLADDING
   48" ALUMINUM BAND
   ASPHALT SHINGLES
   FLASHING
   ROOF VENT (MAXIMUM)

- V ROOF VENT (MAXIMUM)
  P PARGING
  PC PARGING
  PCH10 PRECAST HEADER 10\*
  PCH8 PRECAST HEADER 8\*
  PCS PRECAST SILL
  PCB PRECAST BAND
  VS VINTL SHAKES
  VEC SIDING (VERTICAL CORNER)
- KAYCAN WOOD SIDING 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -

**ELEVATION A - RIGHT** 

3/16" = 1'-0"

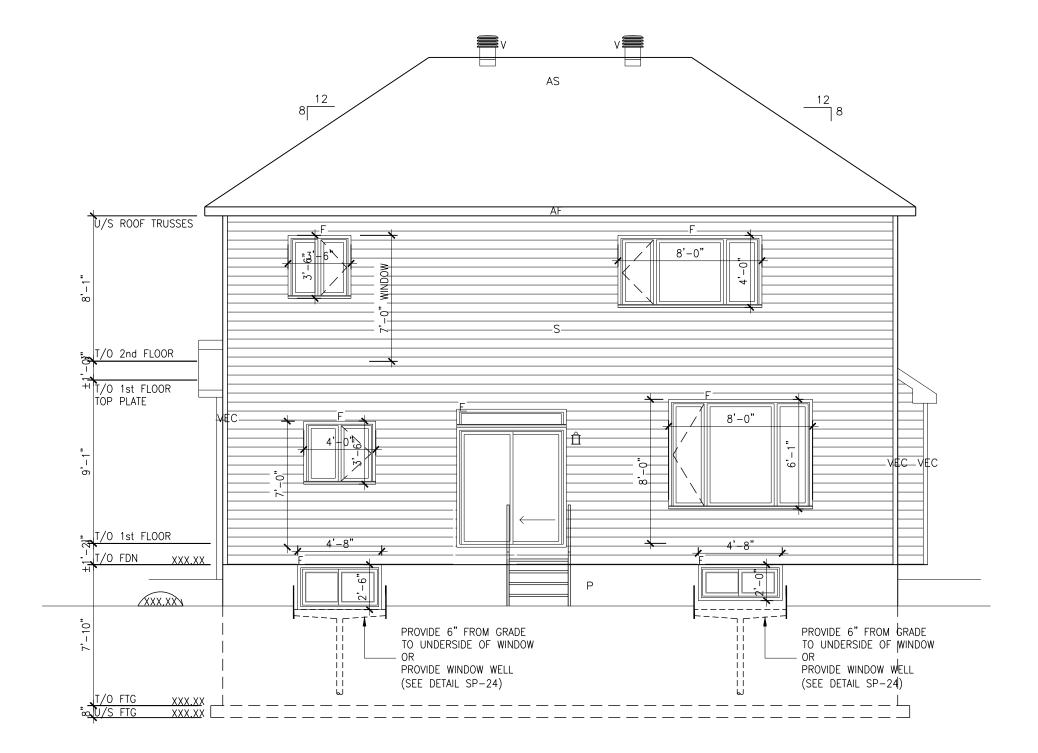
NO DESCRIPTION

**WALKOUT BASEMENT** 

1010 - THE FERRIS

2022 FOOTPRINT (STANDARD DRAWINGS)

A2a



**ELEVATION A - REAR** 

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

LOT: DATE:

**XXXX** XX/XX/XXXX

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- BRICK (MAIN)
   BRICK SOLDIER COURSE (ACCENT)
   BRICK SOLDIER COURSE (ACCENT)

- KC - KAYCAN WOOD SIDING - 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---NO. DESCRIPTION

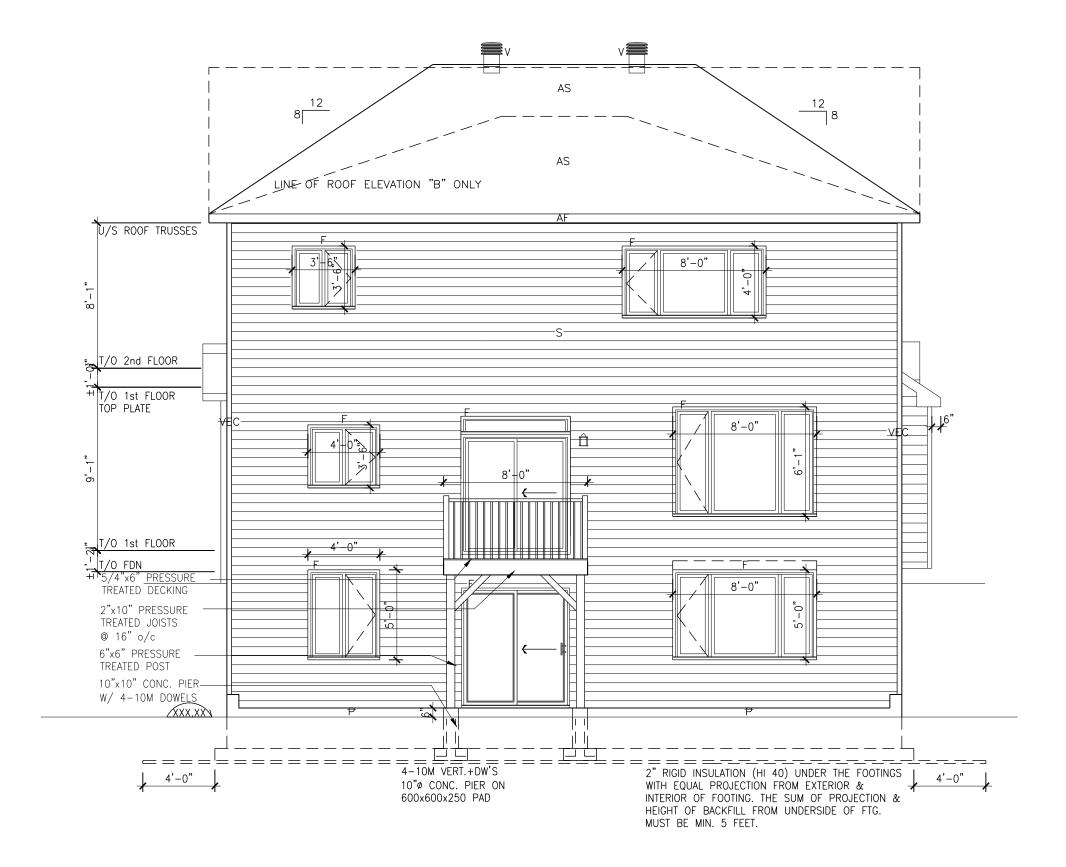
**ELEVATION A - REAR** 

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

1010 - THE FERRIS

2022 FOOTPRINT (STANDARD DRAWINGS)

A3a



**ELEVATION A - REAR - WALKOUT BASEMENT** SCALE: 3/16" = 1'-0"

**WALKOUT BASEMENT** 3/16" = 1'-0" xx/xx/xxxx 2022 FOOTPRINT A3a

LOT: **XXXX** DATE: XX/XX/XXXX **Valecra** Homes (2019) Limited

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  + 20mm PROUD
   BRICK SLEEPER COURSE
   STACK BOND (ACCENT)
   BRICK SILL (ACCENT)
   BRICK SILL (ACCENT)
   BRICK CORBELLING
   BRICK CONINIC 20mm PROUD
   BRICK 20mm PROUD
   BRICK 20mm PROUD
   BRICK 20mm RECESSED
   SIDING (HORIZONTAL)
   SIDING (VERTICAL)
   SIDING (VERTICAL)
   STONE VENEER
   TRIM 200mm COVE SIDING
   ALUMINUM FASCIA
   ALUMINUM BAND
   ASPHALT SHINGLES
   FLASHING
   ROOF VENT (MAXIMUM)
   PARGING

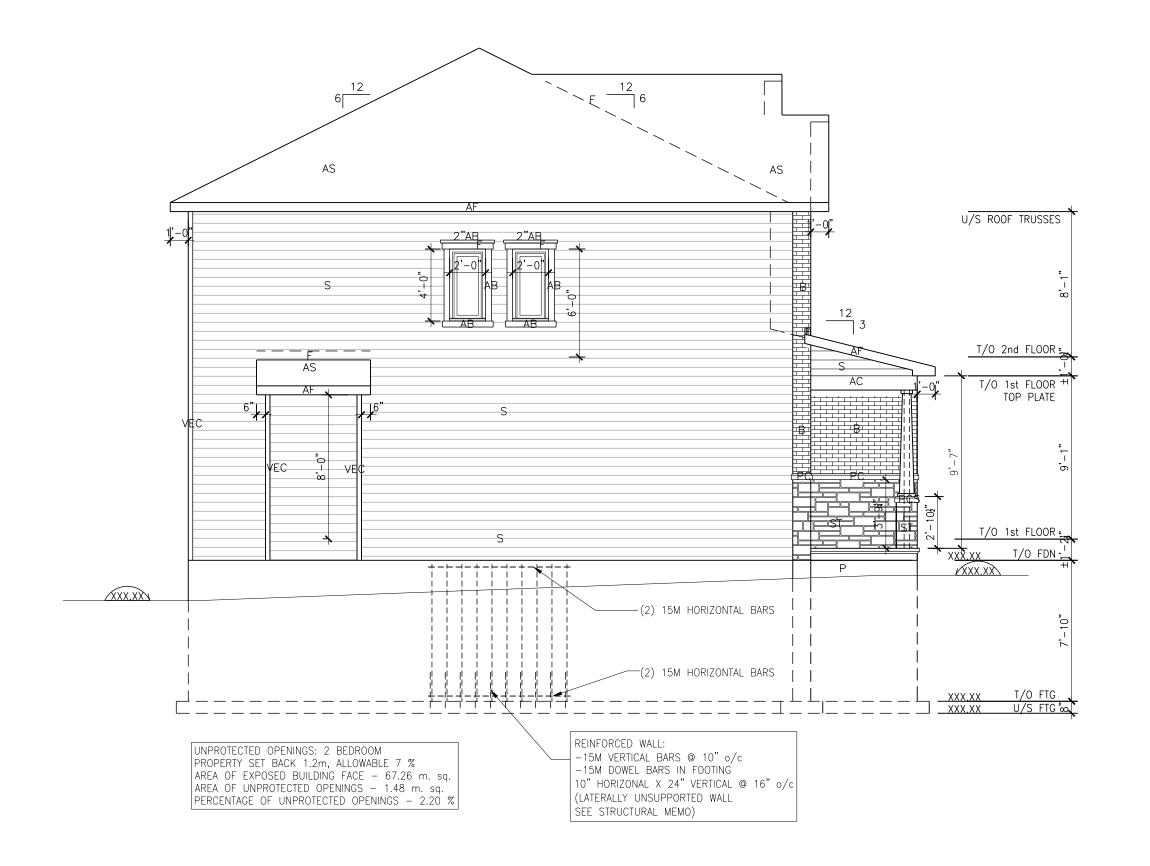
- V ROOF VENT (MAXIMUM)
  P PARGING
  PC PARGING
  PCH10 PRECAST HEADER 10\*
  PCH8 PRECAST HEADER 8\*
  PCS PRECAST SILL
  PCB PRECAST BAND
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  VEC SIDING (VERTICAL CORNER)
- KC KAYCAN WOOD SIDING 74" LAP

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -

NO DESCRIPTION

**ELEVATION A - REAR** 

1010 - THE FERRIS



**ELEVATION A - LEFT** 

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

LOT: **XXXX** XX/XX/XXXX

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  + 20mm PROUD
   BRICK SLEEPER COURSE
   STACK BOND (ACCENT)
   BRICK SILL (ACCENT)
   BRICK SILL (ACCENT)
   BRICK SOLL (ACCENT)
   BRICK CORBELLING
   BRICK 20mm PROUD
   BRICK 20mm PROUD
   BRICK 20mm RECESSED
   SIDING (HORIZONTAL)
   STONE VENEER
   TRIM 200mm COVE SIDING
   ALUMINUM FASCIA
   ALUMINUM FASCIA
   ALUMINUM CADDING
   48" ALUMINUM BAND
   ASPHALT SHINGLES
   FLASHING
   ROOF VENT (MAXIMUM)
   PARGING

- V ROOF VENT (MAXIMUM)
  P PARGING
  PC PARGING
  PCH10 PRECAST HEADER 10\*
  PCH8 PRECAST HEADER 8\*
  PCS PRECAST SILL
  PCB PRECAST BAND
  VS VINTL SHAKES
  VEC SIDING (VERTICAL CORNER)
- KAYCAN WOOD SIDING 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---

NO DESCRIPTION

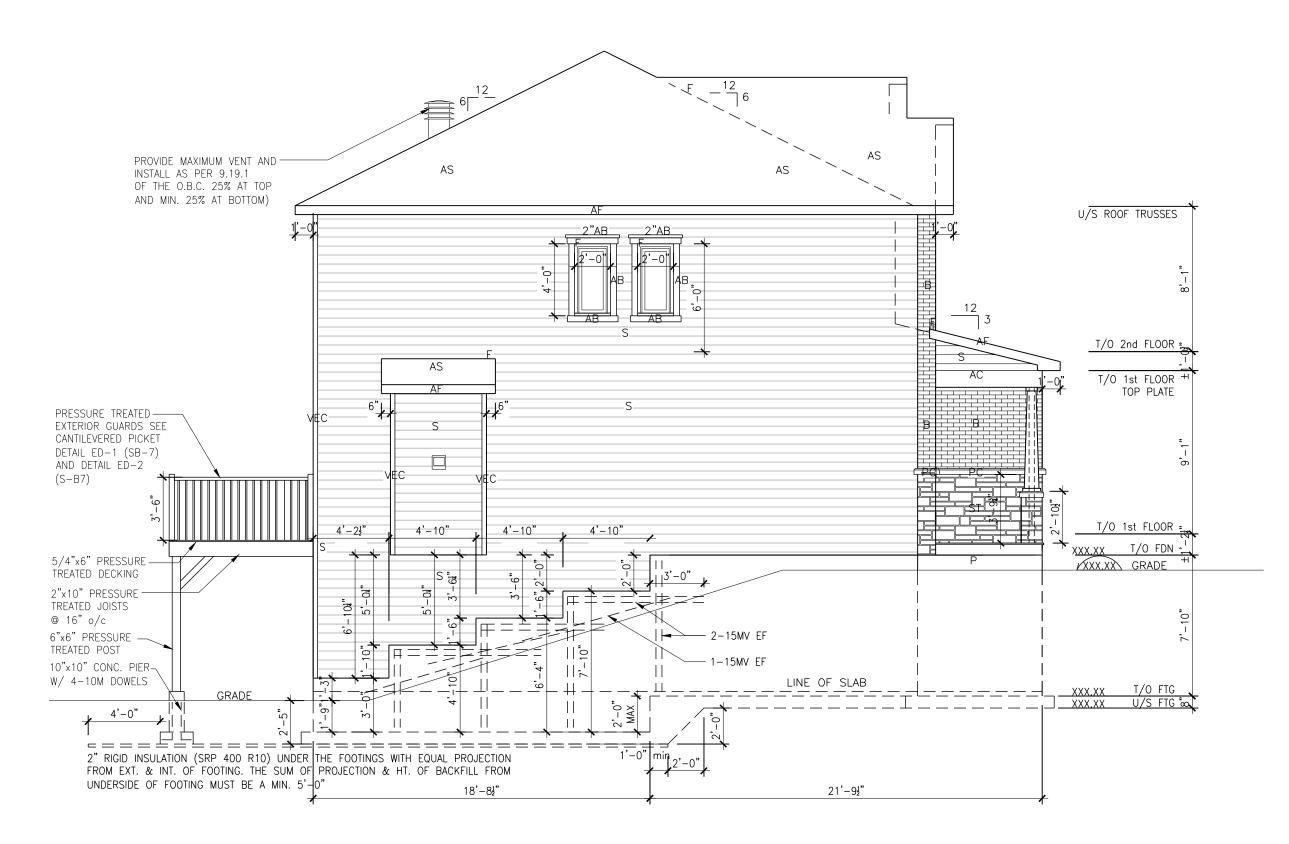
**ELEVATION A - LEFT** 

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

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A4a



**ELEVATION A - LEFT - WALKOUT BASEMENT** 

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

LOT: **XXXX** 

XX/XX/XXXX

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- BRICK SLEEPER COURSE
- STACK BOND (ACCENT)
- BRICK SILL (ACCENT)
- BRICK ROW LOCK (ACCENT)
- BRICK CORBELLING
- BRICK CORBELLING
- BRICK 20mm PROUD
- BRICK 20mm PROUD
- BRICK 20mm RECESSED
- SIDING (HORIZONTAL)
- SIDING (VERTICAL)

- SIDING (HORIZONIAL)
- SIDING (VERTICAL)
- STONE VENEER
- TRIM 200mm COVE SIDING
- ALUMINUM FASCIA
- ALUMINUM CLADDING

- ALUMINUM CLADDING
- 48" ALUMINUM BAND
- ASPHALT SHINGLES
- FLASHING
- ROOF VENT (MAXIMUM)

V - ROOF VENT (MAXIMUM)
P - PARGING
PC - PARGING
PCH10 - PRECAST HEADER 10\*
PCH8 - PRECAST HEADER 8\*
PCS - PRECAST SILL
PCB - PRECAST BAND
VS - VINTL SHAKES
VEC - SIDING (VERTICAL CORNER)

- KAYCAN WOOD SIDING - 74" LAP

### 2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 NO DESCRIPTION

**ELEVATION A - LEFT** 

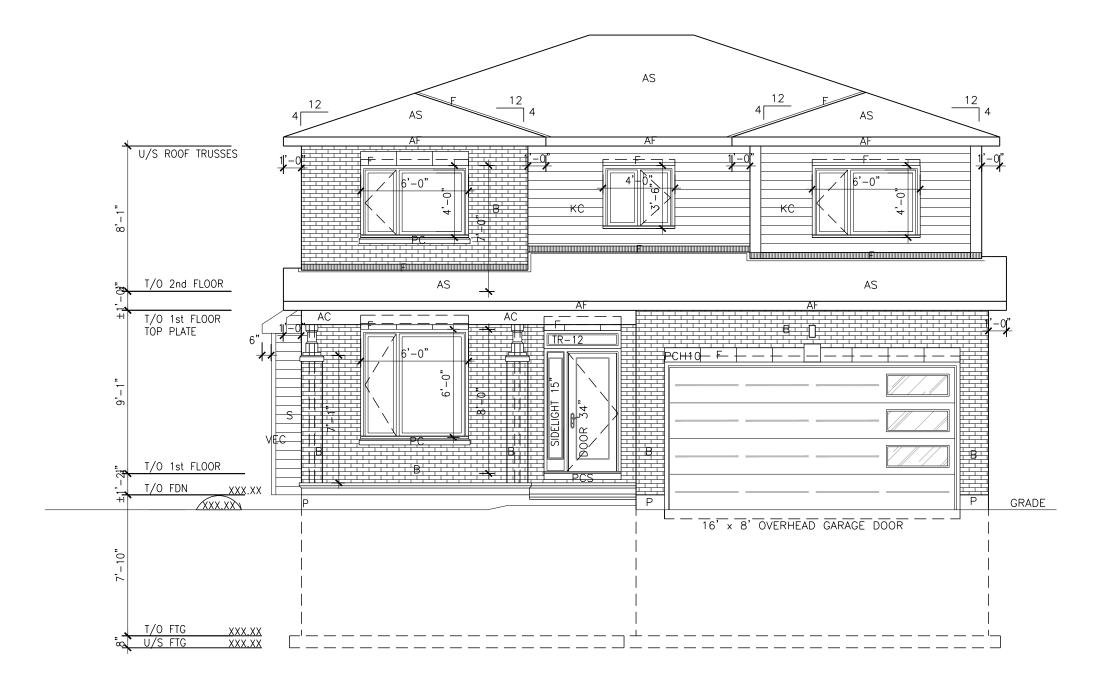
**WALKOUT BASEMENT** 

3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A4a



**ELEVATION B - FRONT** 

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

LOT: DATE: XX/XX/XXXX



**XXXX** 

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  20mm PROUD

  BRICK SLEEPER COURSE

  STACK BOND (ACCENT)

  BRICK SULL (ACCENT)

  BRICK ROW LOCK (ACCENT)

  BRICK ROW LOCK (ACCENT)

  BRICK CORBELLING

  BRICK CONBING 20mm PROUD

  BRICK 20mm PROUD

  BRICK 20mm RECESSED

  SIDING (HORIZONTAL)

  SIDING (VERICAL)

  SIDING (VERICAL)

  SIDING VENEER

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  PCH10 PRECAST HEADER 10\*
  PCH8 PRECAST HEADER 8\*
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  VEC SIDING (VERTICAL CORNER)

- KAYCAN WOOD SIDING 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -NO. DESCRIPTION

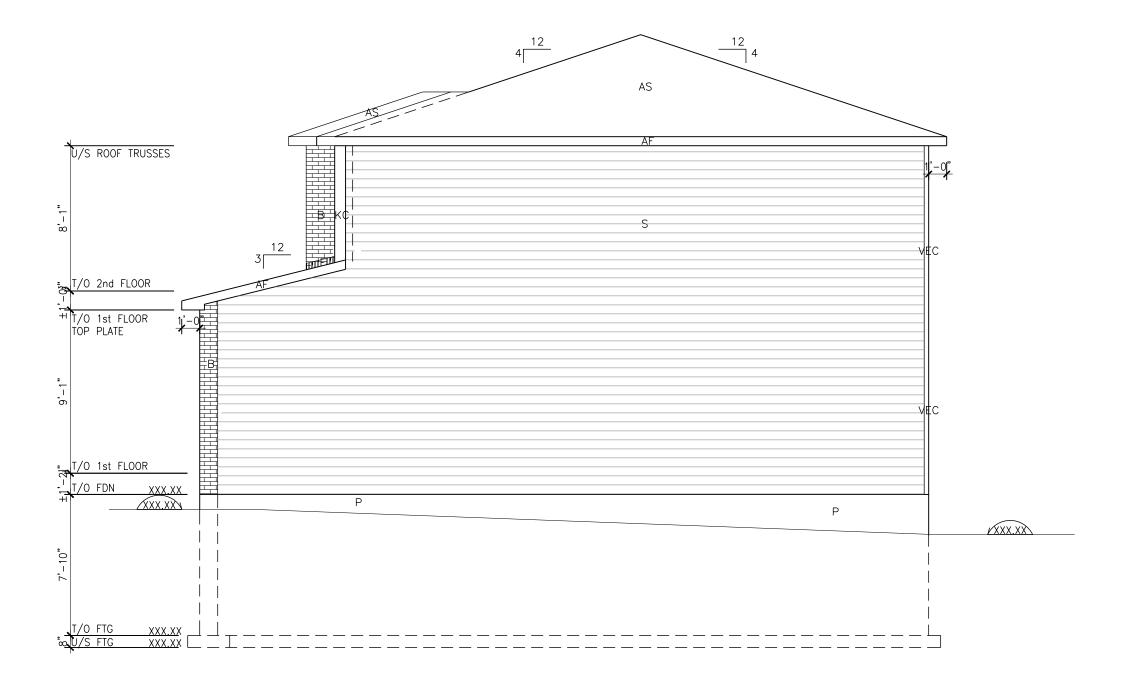
**ELEVATION B - FRONT** 

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

1010 - THE FERRIS 2022 FOOTPRINT

A<sub>1</sub>b

xx/xx/xxxx



**ELEVATION B - RIGHT** 

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

LOT: **XXXX** XX/XX/XXXX



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   BRICK SOLDIER COURSE (ACCENT)
  + 20mm PROUD
   BRICK SLEEPER COURSE
  4 STACK BOND (ACCENT)
  5 BRICK SILL (ACCENT)
  16 BRICK CON LOCK (ACCENT)
  17 BRICK CORBELLING
  18 BRICK CORBELLING
  19 BRICK 20mm PROUD
  -20 BRICK 20mm PROUD
  -3 BRICK 20mm PROUD
  -3 BRICK 20mm PROUD
  -3 BRICK 20mm PROUD
  -4 BRICK 20mm PROUD
  -4 BRICK 20mm PROUD
  -4 ALUMINUM FASCIA
  -4 ALUMINUM BAND
  -4 AS" ALUMINUM BAND
  -4 BRICK 20mm PROUD
  -5 FLASHING
  -5 PROOF VENT (MAXIMUM)
  -5 PROOF VENT (MAXIMUM)
  -6 PRECAST HEADER 10"
  -6 PRECAST HEADER 10"
  -6 PRECAST HEADER 10"
  -6 PRECAST BAND
  -7 VINYL SHAKES
  -7 VI

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---

NO. DESCRIPTION

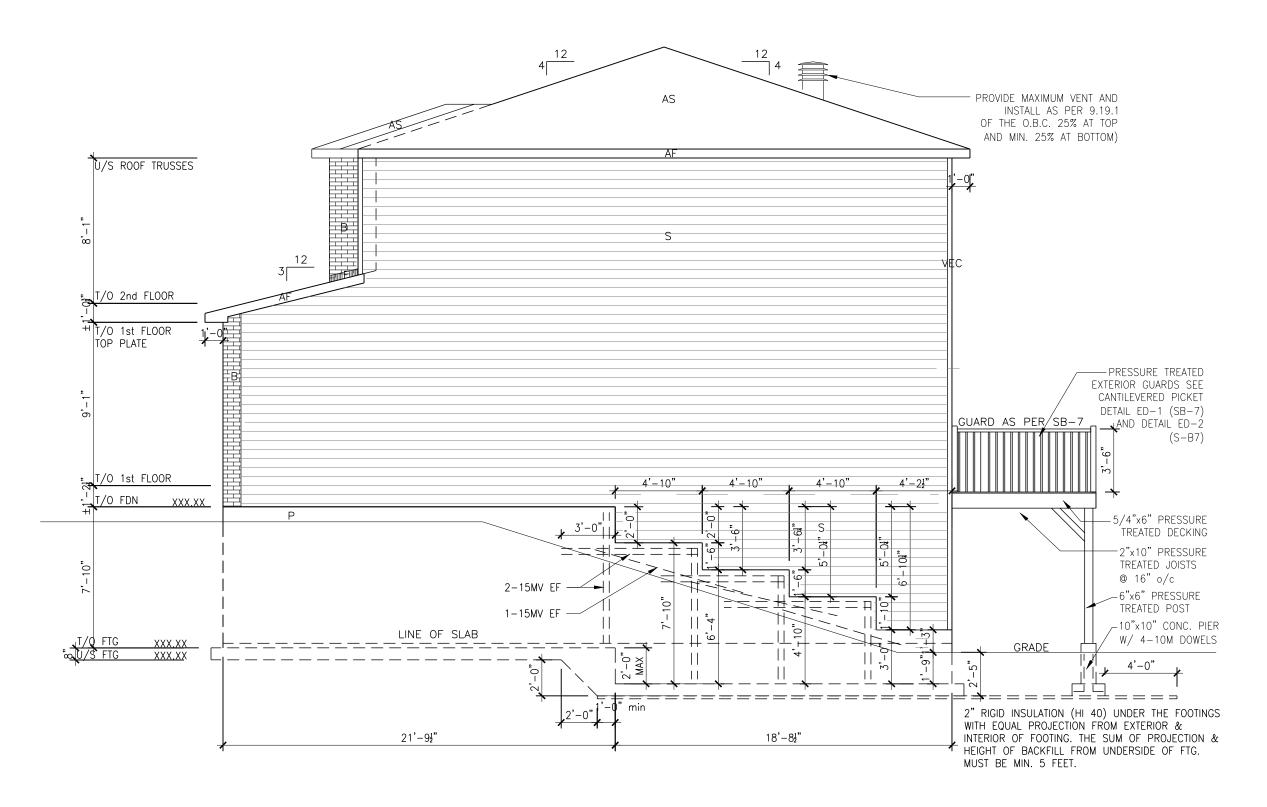
(STANDARD DRAWINGS)

**ELEVATION B - RIGHT** 

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

1010 - THE FERRIS 2022 FOOTPRINT

A2b



ELEVATION B - RIGHT - WALKOUT BASEMENT

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

LOT: **XXXX** XX/XX/XXXX Homes (2019) Limited <u>DANIEL GUERIN</u>, ARCHITECTURAL MANAGER FÖR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES. PERSONAL BCIN #19896 TARION REGISTRATION NUMBER #611 \*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM HIS DRAWING IS TO BE USED IN CONJUNCTION WITH SCHEDULE B-1A AND ANY 680'S AND MAY SHOW ONLY SOME OF THE CHANGE DETAILED ON THAT DOCUMENT. SHOULD THE DRAWINGS NOT SHOW ALL ITEMS CONTAINED ON A SCHEDULE OR MISS OTHER ITEMS ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS. THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ERRORS AND OMISSIONS TO VALECRAFT'S ARCHITECTURAL DEPARTMENT. NO DIMENSION SHOULD BE SCALED ON DRAWINGS. THE GENERAL CONTRACTOR OR SUB-CONTRACTORS WILL BE HELD RESPONSIBLE FOR ALL WORK DONE ON THE CONSTRUCTION SITE. BRICK SOLDIER COURSE (ACCENT)
 BRICK SOLDIER COURSE (ACCENT) - BRICK SOLDIER COURSE (ACCEN + 20mm PROUD)
- BRICK SLEEPER COURSE
- STACK BOND (ACCENT)
- BRICK SILL (ACCENT)
- BRICK ROW LOCK (ACCENT)
- BRICK CORBELLING
- BRICK CORBELLING
- BRICK 20mm PROUD
- BRICK 20mm PROUD
- BRICK 20mm RECESSED
- SIDING (HORIZONTAL)
- SIDING (VERTICAL) - SIDING (HORIZONIAL)
- SIDING (VERTICAL)
- STONE VENEER
- TRIM 200mm COVE SIDING
- ALUMINUM FASCIA
- ALUMINUM CLADDING - ALUMINUM CLADDING
- 48" ALUMINUM BAND
- ASPHALT SHINGLES
- FLASHING
- ROOF VENT (MAXIMUM) V - ROOF VENT (MAXIMUM)
P - PARGING
PC - PARGING
PCH10 - PRECAST HEADER 10\*
PCH8 - PRECAST HEADER 8\*
PCS - PRECAST SILL
PCB - PRECAST BAND
VS - VINTL SHAKES
VEC - SIDING (VERTICAL CORNER) - KAYCAN WOOD SIDING - 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 --NO. DESCRIPTION DATE BY

DRAWING:

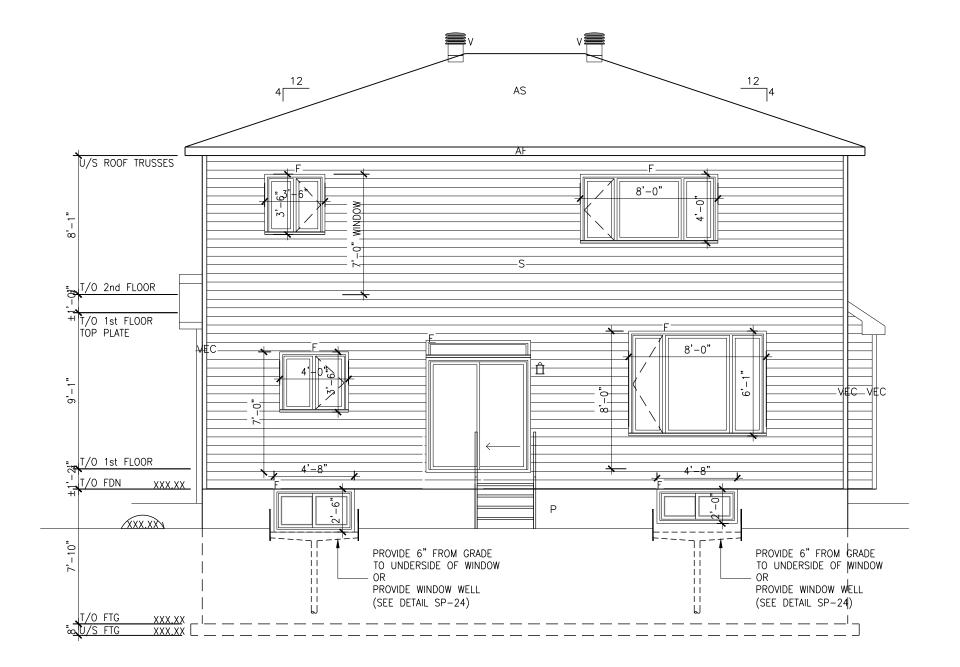
WALKOUT BASEMENT

DDRESS:

| SCALE: | DATE: | XX/XX/XXXX

1010 - THE FERRIS 2022 FOOTPRINT

A2b



**ELEVATION B - REAR** 

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

LOT: DATE:

**XXXX** XX/XX/XXXX

Homes (2019) Limited

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

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### XTERIOR FINISH LEGEND:

- BRICK (MAIN)
   BRICK SOLDIER COURSE (ACCENT)
   BRICK SOLDIER COURSE (ACCENT) B1 - BHICK SULUIER COURSE (ACCENT)

  + 20mm PROUD

  B3 - BRICK SOLIDER COURSE
  B4 - STACK BOND (ACCENT)
  B5 - BRICK SILL (ACCENT)
  B6 - BRICK SILL (ACCENT)
  B7 - BRICK CORBELLING
  B8 - BRICK CORBELLING
  B8 - BRICK CORBELLING
  CORBELLING
  B8 - BRICK COMM PROUD
  -20 - BRICK 20mm PROUD
  -21 - BRICK 20mm PROUD
  -20 - BRICK 20mm PROUD
  -20 - BRICK 20mm PROUD
  -21 - BRICK 20mm PROUD
  -20 - BRICK 20mm PROUD
  -21 - TRIM 200mm COVE SIDING
  AF - ALUMINUM FASCIA
  AC - ALUMINUM FASCIA
  CA - ALUMINUM FASCIA
  CA - SPPIALT SHINGLES
  F - FLASHING
  V - ROOF VENT (MAXIMUM)
  P - PARGING
  PC - PARGING
  PCHIID - PRECAST HEADER 10"
  PCHB - PRECAST HEADER 10"
  PCS - PRECAST BAND
  VS - VINTL SHAKES
  VEC - SIDING (VERTICAL CORNER)
  KC - KAYCAN WOOD SIDING - 74"

- KC KAYCAN WOOD SIDING 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---NO. DESCRIPTION

**ELEVATION B - REAR** 

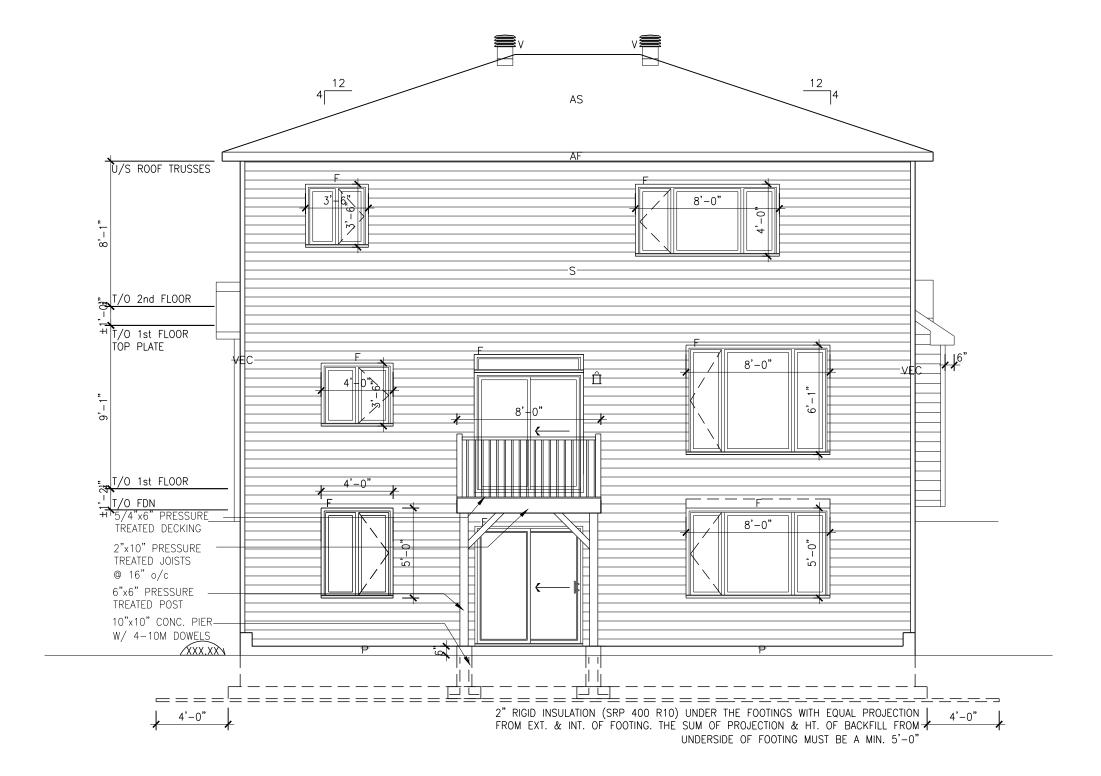
SCALE: 3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

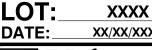
A3b

xx/xx/xxxx SHEET



**ELEVATION B - REAR** 

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



XX/XX/XXXX



PERSONAL BCIN #19896 TARION REGISTRATION NUMBER #611

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- BRICK (MAIN)
- BRICK SOLDIER COURSE (ACCENT)
- BRICK SOLDIER COURSE (ACCENT)

BRICK SOLDIER COURSE (ACCEI

20mm PROUD

BRICK SLEEPER COURSE

STACK BOND (ACCENT)

BRICK SULL (ACCENT)

BRICK ROW LOCK (ACCENT)

BRICK CORBELLING

BRICK CONING 20mm PROUD

BRICK 20mm PROUD

BRICK 20mm PROUD

BRICK 20mm RECESSED

SIDING (HORIZONTAL)

SIDING (VERTICAL)

STONG VENEER

TRIM 200mm COVE SIDING

ALUMINUM FASCIA

ALUMINUM CADDING

48" ALUMINUM BAND

ASPHALT SHINGLES

FIASHING

ROOF VENT (MAXIMUM)

PARGING

V - ROOF VENT (MAXIMUM)
P - PARGING
PC - PARGING
PCH10 - PRECAST HEADER 10\*
PCH8 - PRECAST HEADER 8\*
PCS - PRECAST SILL
PCB - PRECAST BAND
VS - VINTL SHAKES
VEC - SIDING (VERTICAL CORNER) KC - KAYCAN WOOD SIDING - 74" LAP

2012 O.B.C. DRAWINGS

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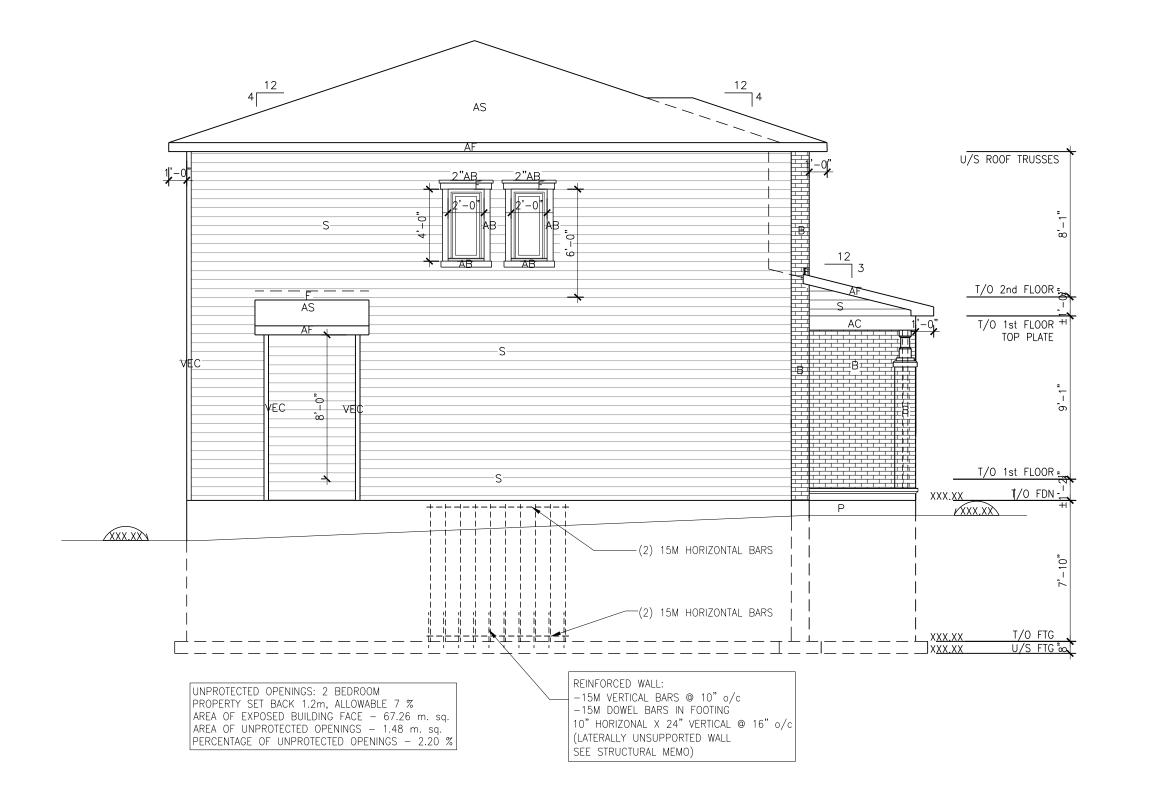
**ELEVATION B - REAR WALKOUT BASEMENT** 

3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A<sub>3</sub>b



**ELEVATION B - LEFT** 

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

LOT: **XXXX** DATE: XX/XX/XXXX



I, <u>Daniel Guerin</u>, architectural Manager för Valecraft Homes Ltd., have reviewed the following documents AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

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- BRICK (MAIN)
   BRICK SOLDIER COURSE (ACCENT)
   BRICK SOLDIER COURSE (ACCENT)
- BRICK SOLDIER COURSE

  20mm PROUD

  BRICK SLEEPER COURSE

  STACK BOND (ACCENT)

  BRICK SILL (ACCENT)

  BRICK SOLL (ACCENT)

  BRICK CORBELLING

  BRICK CORBELLING

  BRICK CONINIG 20mm PROUD

  BRICK 20mm PROUD

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  SIDING (VERTICAL)

  SIDING (VERTICAL)

  SIDING SENERE

  TRIM 200mm COVE SIDING

  ALUMINUM FASCIA

  ALUMINUM BAND

  ASPHALT SHINGLES

  FLASHING

  ROOF VENT (MAXIMUM)

  PARGING

- V ROOF VENT (MAXIMUM)
  P PARGING
  PC PARGING
  PCH10 PRECAST HEADER 10\*
  PCH8 PRECAST HEADER 8\*
  PCS PRECAST SILL
  PCB PRECAST BAND
  VS VINTL SHAKES
  VEC SIDING (VERTICAL CORNER)
- KAYCAN WOOD SIDING 74" LAP

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---NO DESCRIPTION

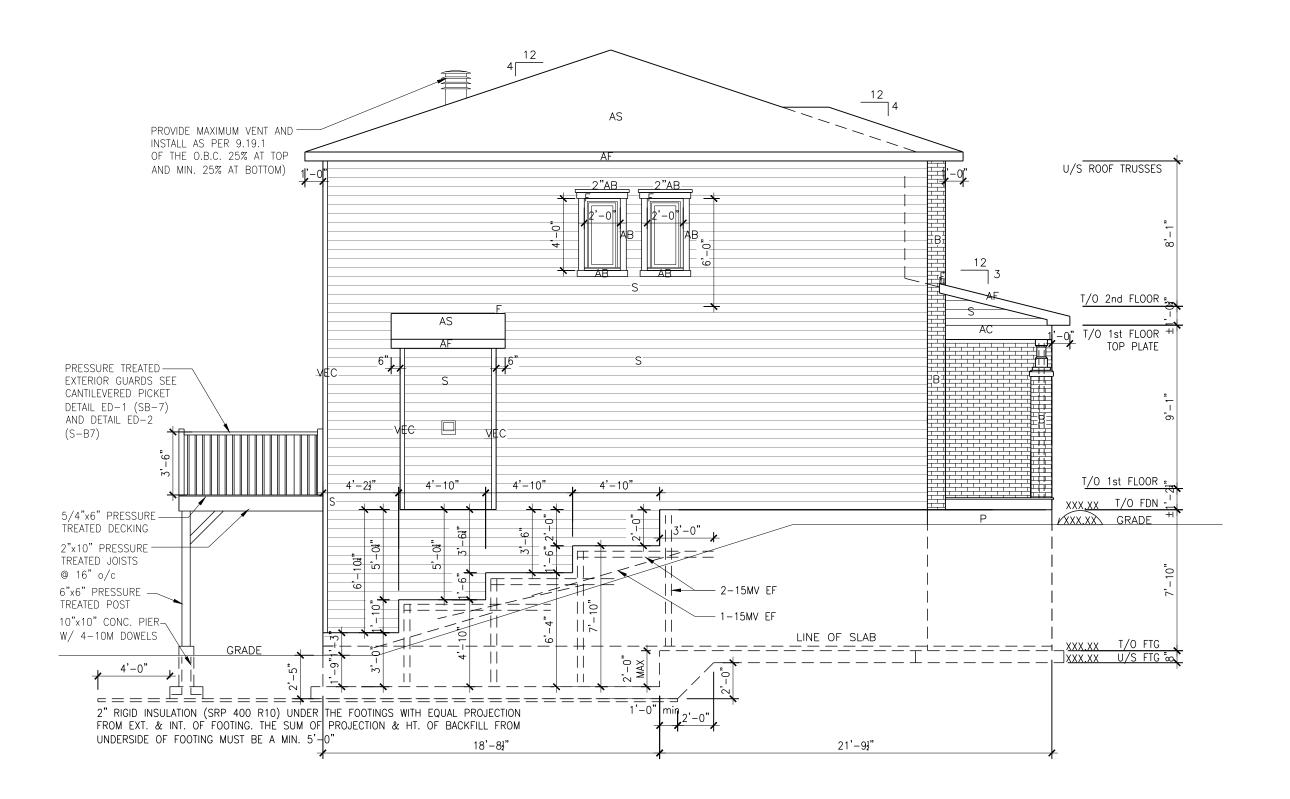
**ELEVATION B - LEFT** 

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

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A4b



**ELEVATION B - LEFT - WALKOUT BASEMENT** 

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

LOT: XX/XX/XXXX



**XXXX** 

PERSONAL BCIN #19896 TARION REGISTRATION NUMBER #611

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BRICK SOLDIER COURSE (ACCENT)
 BRICK SOLDIER COURSE (ACCENT)

- BRICK SOLDIER COURSE (ACCEN + 20mm PROUD)
- BRICK SLEEPER COURSE
- STACK BOND (ACCENT)
- BRICK SILL (ACCENT)
- BRICK ROW LOCK (ACCENT)
- BRICK CORBELLING
- BRICK CORBELLING
- BRICK 20mm PROUD
- BRICK 20mm PROUD
- BRICK 20mm RECESSED
- SIDING (HORIZONTAL)
- SIDING (VERTICAL)

- SIDING (HORIZONTAL)
- SIDING (VERTICAL)
- STONE VENEER
- TRIM 200mm COVE SIDING
- ALUMINUM FASCIA
- ALUMINUM CLADDING

- ALUMINUM CLADDING
- 48" ALUMINUM BAND
- ASPHALT SHINGLES
- FLASHING
- ROOF VENT (MAXIMUM)

V - ROOF VENT (MAXIMUM)
P - PARGING
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### 2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -NO DESCRIPTION

**ELEVATION B - LEFT** 

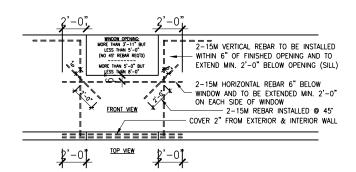
3/16" = 1'-0" xx/xx/xxxx

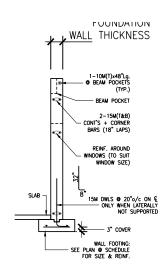
1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A4b

		FOOTING S	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.	N/A
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.	N/A
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.	48"x10" W/ 4-15M LONG. REBARS & 15M TRANSVERS REBAR @ 15" O.C.
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.	N/A
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.	42"x10" W/ 4-15M LONG REBARS AND 15M TRANSVER REBARS @ 15" O.C.
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.	N/A
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.	30"x10" W/ 3-15M LONG REBARS AND 15M TRANSVER REBARS @ 15" O.C.
·	P	AD FOOTING SCHEDU	LE		
	ALLOWABLE SOIL BEARING (	CAPACITY / BEARING RESISTANCE	AT SLS FOR «SITE CLASS:D»		
WALL FOOTINGS	100KPa	85KPa	75KPa	60KPa	40KPa
F1	36"x36"x10" DP. 3-15M(B)x 30"LG.	40"x40"x10" DP. 3-15M(B)x 34"LG.	44"x44"x10" DP. 4-15M(B)x 38"LG.	48"x48"x10" DP. 4-15M(B)x 42"LG.	60"x60"x10" DP 6-15M(B)x54" LG.
F2	24"x24"x10" DP.	24"x24"x10" DP.	24"x24"x10" DP.	28"x28"x12" DP.	36"x36"x12" DP. 3-15M(B)x30"LG.





**PLAN - FOOTING ELEVATION A & B - STANDARD** SCALE: 3/16" = 1'-0"

LOT: DATE:

**XXXX** XX/XX/XXXX

Homes (2019) Limited

I, <u>Daniel Guerin</u>, architectural manager för Valecraft Homes Ltd., have reviewed the following documents and take responsibility for the design activities.

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### NOTES:

- Footings have been designed for the allowable soil bearing capacity or bearing resistance at SLS and design parameters outlined in a geotechnical report report prepared BY PATERSON GROUP AND/OR OTHERS (AVAILABLE UPON REQUEST);
- BEARING STRATA TO BE INSPECTED AND THE BEARING VALUE AND UNDER SIDE OF FOOTING (USF) ELEVATION CONFIRMED BY GEOTECHICAL CONSULTANT AT TIME OF EXCAVATION;
- THICKNESS OF L.W.F. IS SPECIFIED ON DRAWNINGS. THICKNESS OF L.W.F. AT GARAGES, PORCHES AND PLACEMENT OF L.W.F. AT OTHER AREAS, IF REQUIRED, TO BE CONFIRMED AS PER GEOTECHNICAL CONSULTANTS RECOMMENDATIONS AT THE TIME OF EXCAVATION;
- FOR ALLOWABLE BEARING VALUES OUTSIDE OF THE FOOTING SCHEDULE, CONTACT THE STRUCTURAL ENGINEER FOR INSTRUCTIONS;
- CONCRETE STRENGTH @ 28 DAYS FOR FOOTINGS AND WALL = 20MPa AND CONCRETE FOR FOUNDATION WALLS SHOULD HAVE 6% (±1%) AIR ENTRAINMENT;
- REINFORCING STEEL SHALL COMPLY TO G30.18 GRADE 400;
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL FOUNDATION PLAN FOR THE SPECIFIC MODEL AND ARCHITECTURAL SPECIFICATION.

2012 O.B.C. DRAWIN	NGS
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REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

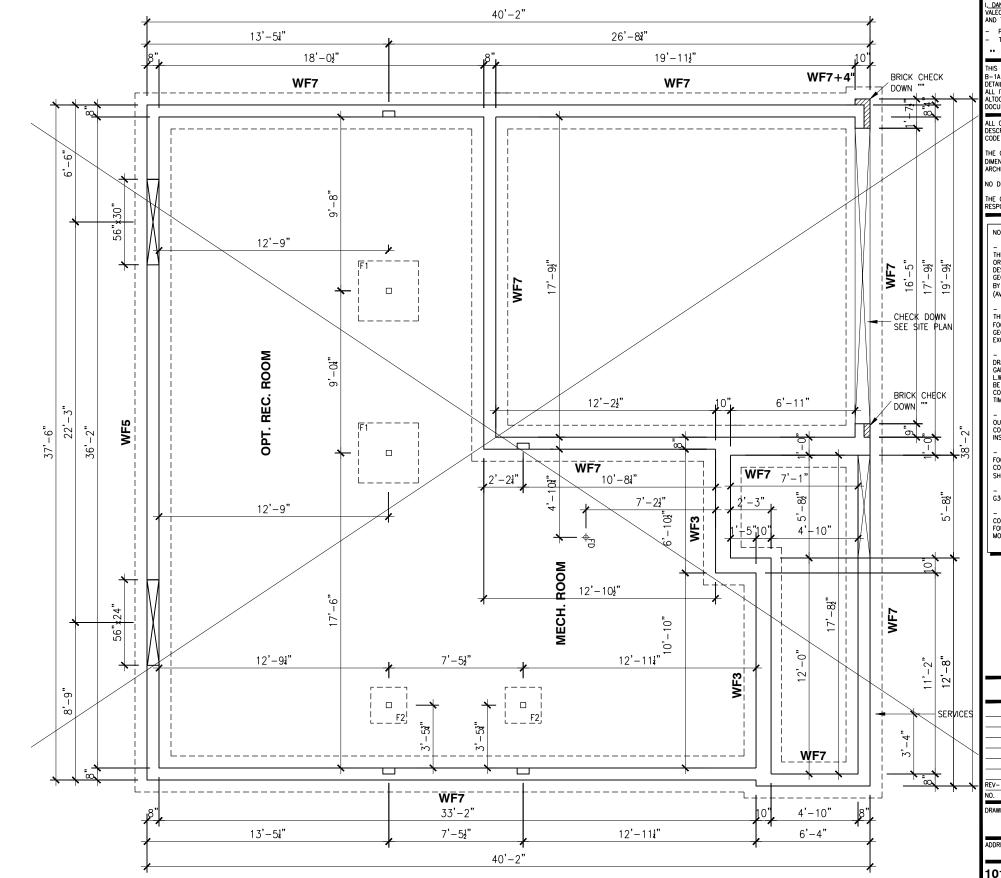
**FOOTING TABLE** 

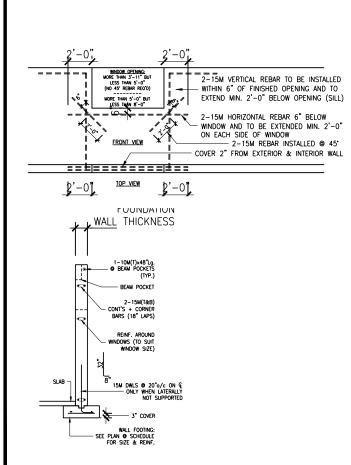
3/16" = 1'-0" xx/xx/xxxx

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A5a





**PLAN - FOOTING ELEVATION A & B - STANDARD** 

LOT: **XXXX** XX/XX/XXXX

Homes (2019) Limited

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- BEARING STRATA TO BE INSPECTED AND THE BEARING VALUE AND UNDER SIDE OF FOOTING (USF) ELEVATION CONFIRMED BY GEOTECHNICAL CONSULTANT AT TIME OF EXCAVATION;
- THICKNESS OF L.W.F. IS SPECIFIED ON — HICKNESS OF L.W.F. AT GARAGES, PORCHES AND PLACEMENT OF L.W.F. AT GARAGES, PORCHES AND PLACEMENT OF L.W.F. AT OTHER AREAS, IF REQUIRED, TO BE CONFIRMED AS PER GEOTECHNICAL CONSULTANTS RECOMMENDATIONS AT THE TIME OF EXCAVATION;
- FOR ALLOWABLE BEARING VALUES OUTSIDE OF THE FOOTING SCHEDULE, CONTACT THE STRUCTURAL ENGINEER FOR INSTRUCTIONS;
- FOOTINGS AND WALL = 20MPa AND CONCRETE FOR FOUNDATION WALLS SHOULD HAVE 6% (±1%) AIR ENTRAINMENT
- REINFORCING STEEL SHALL COMPLY TO G30.18 GRADE 400;
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL FOUNDATION PLAN FOR THE SPECIFIC MODEL AND ARCHITECTURAL SPECIFICATION.

2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -NO DESCRIPTION

**FOOTING PLAN ELEVATION A,B - STANDARD** 

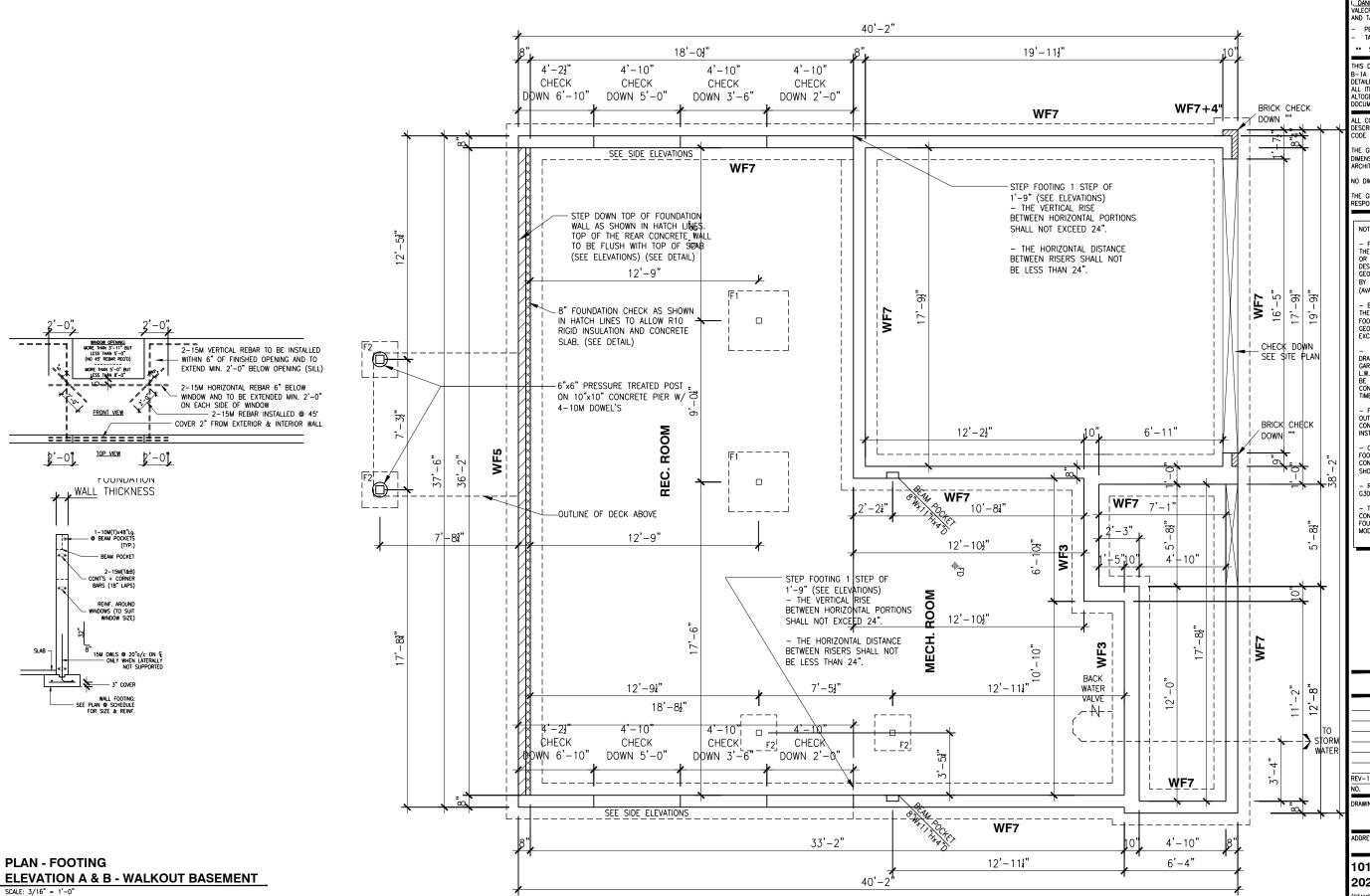
3/16" = 1'-0" xx/xx/xxxx

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A5a

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

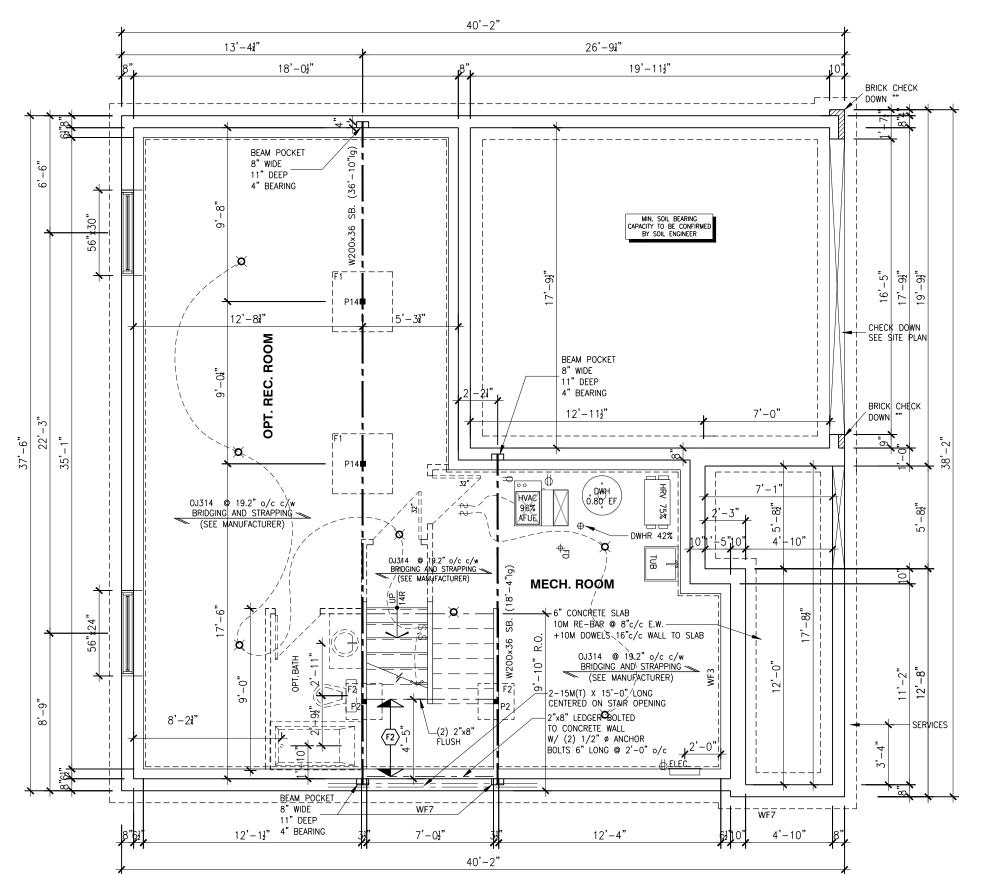


LOT: **XXXX** XX/XX/XXXX Homes (2019) Limited <u>DANIEL GUERIN</u> ARCHITECTURAL MANAGER FÖR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES. PERSONAL BCIN #19896 TARION REGISTRATION NUMBER #611 \*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM HIS DRAWING IS TO BE USED IN CONJUNCTION WITH SCHEDULE B-1A AND ANY 680'S AND MAY SHOW ONLY SOME OF THE CHANGE DETAILED ON THAT DOCUMENT. SHOULD THE DRAWINGS NOT SHOW LL ITEMS CONTAINED ON A SCHEDULE OR MISS OTHER ITEMS LTOGETHER, THE SCHEDULE IS CONSIDERED THE GOVERNING OCUMENT. ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER
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CODE REQUIREMENTS AND MUNICIPAL REGULATIONS. THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ERRORS AND OMISSIONS TO VALECRAFT'S ARCHITECTURAL DEPARTMENT. NO DIMENSION SHOULD BE SCALED ON DRAWINGS. THE GENERAL CONTRACTOR OR SUB-CONTRACTORS WILL BE HELD RESPONSIBLE FOR ALL WORK DONE ON THE CONSTRUCTION SITE. - FOOTINGS HAVE BEEN DESIGNED FOR THE ALLOWABLE SOIL BEARING CAPACITY OR BEARING RESISTANCE AT SLS AND DESIGN PARAMETERS OUTLINED IN A GEOTECHNICAL REPORT REPORT PREPARED BY PATERSON GROUP AND/OR OTHERS (AVAILABLE UPON REQUEST); - BEARING STRATA TO BE INSPECTED AND THE BEARING VALUE AND UNDER SIDE OF FOOTING (USF) ELEVATION CONFIRMED BY GEOTECHNICAL CONSULTANT AT TIME OF EXCAVATION; THICKNESS OF L.W.F. IS SPECIFIED ON - HICKNESS OF L.W.F. AT GARAGES, PORCHES AND PLACEMENT OF L.W.F. AT GARAGES, PORCHES AND PLACEMENT OF L.W.F. AT OTHER AREAS, IF REQUIRED, TO BE CONFIRMED AS PER GEOTECHNICAL CONSULTANTS RECOMMENDATIONS AT THE TIME OF EXCAVATION; - FOR ALLOWABLE BEARING VALUES OUTSIDE OF THE FOOTING SCHEDULE, CONTACT THE STRUCTURAL ENGINEER FOR INSTRUCTIONS; FOOTINGS AND WALL = 20MPa AND CONCRETE FOR FOUNDATION WALLS SHOULD HAVE 6% (±1%) AIR ENTRAINMENT - REINFORCING STEEL SHALL COMPLY TO G30.18 GRADE 400; - THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL FOUNDATION PLAN FOR THE SPECIFIC MODEL AND ARCHITECTURAL SPECIFICATION. 2012 O.B.C. DRAWINGS REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 DESCRIPTION **FOOTING PLAN ELEVATION A,B - WOB** 3/16" = 1'-0" XX/XX/XXXX

1010 - THE FERRIS

2022 FOOTPRINT (STANDARD DRAWINGS)

A5a



NOTES:
- ALL CONCRETE TO HAVE A MINIMUM COMPRESSIVE STRENGHT 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 UNDISTERBED OR COMPACTED SOIL TO AN ELEVATION BELOW FROST PENETRATION;

- FOUNDATION WALL SHALL NOT BE BACKFILLED UNTIL CONCRETE HAS REACHED ITS SPECIFIED 28 DAYS STRENGHT AND STRUCTURAL FLOOR FRAMING (INCLUDING PLYWOOD SUBFLOOR) REQUIRED TO STABILIZE THE WALLS ARE COMPLETED AND

– FOOTINGS DIMENSIONS ARE BASED ON THE SOIL BEARING CAPACITY PROVIDED BY THE GEOTECHNICAL ENGINEER.

### BASEMENT NOTE:

- IF A BEDROOM IS ADDED IN THE BASEMENT, THE ROOM MUST CONFORM WITH  $9.7.1.3.\colon$ 

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 OUTISE 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 SQ.FT.) WITH NO DIMENSIONS LESS THAN 380mm (15IN)

LOT: DATE:

**XXXX** XX/XX/XXXX



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PERSONAL BCIN #19896

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### IOTES: STEEL LINTEL:

S1 = L 90x90x6 S2 = L 90x90x8 S3 = L 100x90x8 S4 = L 125x90x10 S5 = L 125x90x10

 $S6 = 1.200 \times 100 \times 12$ S7 = L 150x100x10 (8" BEARING)

### INTEL TABLE:

L1 = 2-2x10 + P2 ON BOTH SIDES L2 = 3-2x10 + P3 ON BOTH SIDES

 $L3 = 2-1.75 \times 9.5$  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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= 3-2x4 OR 3-2x6 = 4-2x4 OR 4-2x6 = 5-2x4 OR 5-2x6 = 6-2x4 OR 6-2x6

P13 = HSS 88.9x88.9x3.18 + 100x200x12 T&B PL. (\*)

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(\*) = 2-120 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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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-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 NO. DESCRIPTION

**FOUNDATION PLAN - STANDARD** 

3/16" = 1'-0" XX/XX/XXXX

1010 - THE FERRIS 2022 FOOTPRINT

SHEET

A6a

### BASEMENT NOTE:

19'-111"

MIN. SOIL BEARING CAPACITY TO BE CONFIRME BY SOIL ENGINEER

Ħ₽₹

75%

DWHR 42%

40'-2"

2[-24"

(SEE JOIST MANU

\_(2) 2"x8"

40'-2"

FLUSH

7'-1"

33'-10"

HVAC 98%

**AFUE** 

2

φĘĐ

MECH. ROOM UNFINISHED

6" CONCRÈTE SLAB

2"x8" LEDGER SOLTED

W/ (2) 1/2" ø ANCHOR

15m VERTICAL BAR @ 10" c/c (8' LONG, 5" EMBEDMENT INTO FTG)

BOLTS 6" LONG @ 2'-0" o/c

12'-5"

TO CONCRETE WALL

10M RE-BAR `@ 8"c/c E.W.

+10M DOWELS 16 c/c WALL TO SLAB

(SEE MANUFACTURER)

OJ314 @ 19.2" o/c c/w BRIDGING AND STRAPPING

OJ314 @ 19.2" o/c c/w
BRIDGING AND STRAPPING
(SEE MANUFACTURER)

BEAM POCKET

8" WIDE

11" DEEP

4" BEARING

12'-111"

DWH 0.80 EF

39'-4"

17'-8"

(37,

SB.

W200×36

15'-31"

F<sub>1</sub>

-1½" O.S.B. COMFORT (TY中)

" POURED CONCRETE

SLAB 25Mpa ON 6 MIL

POLY ON 8" CRUSHED

8'-0"

-4-2"x10" PRESSURE TREATED (FLUSH)

2-2"x10" PRESSURE-

JOIST HANGERS-

L2 FLUSH

2"x10" PRESSURE - •

TREATED JOISTS

-RIM BOARD 2"x10"

TO CANTILEVER

@ 16" o/c

POSTS 1 ½"

-DECK FRAMING

TREATED (FLUSH)

STONE ON UNDISTURBED

12'-94"

BRIDGING AND STRAPPING

OJ314 @ 19.2" o/c c/w

(SEE MANUFACTURER)

**B**00

- 2"x10" PRESSURE TREATED LEDGER.\
FASTEN TOP TO RIM BOARD AND

FASTEN BOTTOM TO SILL PLATE WITH

⊕ @ 16" o/c

3/8" x 6" LAG SCREWS AND WASHERS/

Ø

---+2<del>'-8<u>1</u>"</del>-

REC. ROOM 17'-7" x 25'-10" F1

370 SQFT 16,-6"

ROUGH F2

95,

CARPET

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7'-0"

. %

. 22

4'-10"

6'-4"

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BRICK CHECK DOWN

-5" -9½" -9½\*

16,

CHECK DOWN

BRICK CHECK

. 200

SERVICES

DOWN

SEE SITE PLAN

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- P16 = HSS 76.2x76.2x4.78 + 130x130x12 T&B PL. (\*)
  P17 = HSS 73 0.0.x4.8 + 100x180x12 BOTTOM PL.
  + 130x160x10 TOP PL. (\*)
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  - = PROVIDE MECHANICAL EXHAUST TO OUTSIDE



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REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

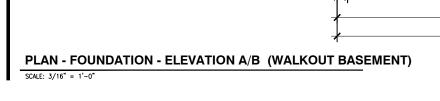
**FOUNDATION PLAN - STANDARD** 

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3/16" = 1'-0" XX/XX/XXXX

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)



6.

6

12,

â

-6"

### 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

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   (1070mm) IN HEIGHT WHERE DECK HEIGHT IS HIGHER THAN 5'-11";
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- MAXIMIM 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.

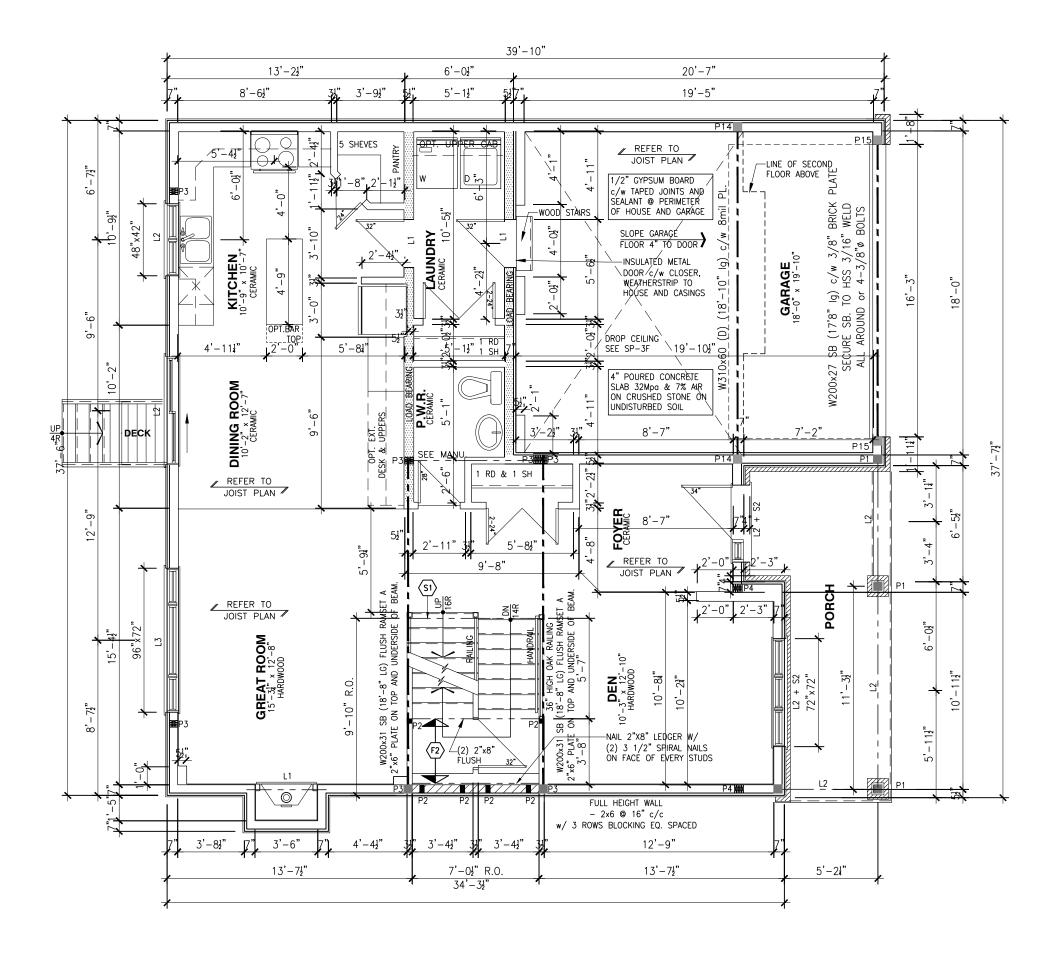
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- COORD. FLOOR JOIST, LINTEL, ROOF TRUSS AND POSTS WITH MANUFACTURER SPEC'S AND P.ENG. IN OTHER CASE;
- COORD. LOCATION OF ALL VENTING UNITS, EXTERIOR LIGHTING, ETC. WITH VALECRAFT HOMES LTD AND MANUFACTURERS.

### 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%.



**PLAN - GROUND FLOOR - ELEVATION A** 

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



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2012 O.B.C. DRAWINGS

= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -NO DESCRIPTION

**GROUND FLOOR - STANDARD** 

3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A7a

XX/XX/XXXX SHEET

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### ROOF AND FLOOR LAYOUT NOTES:

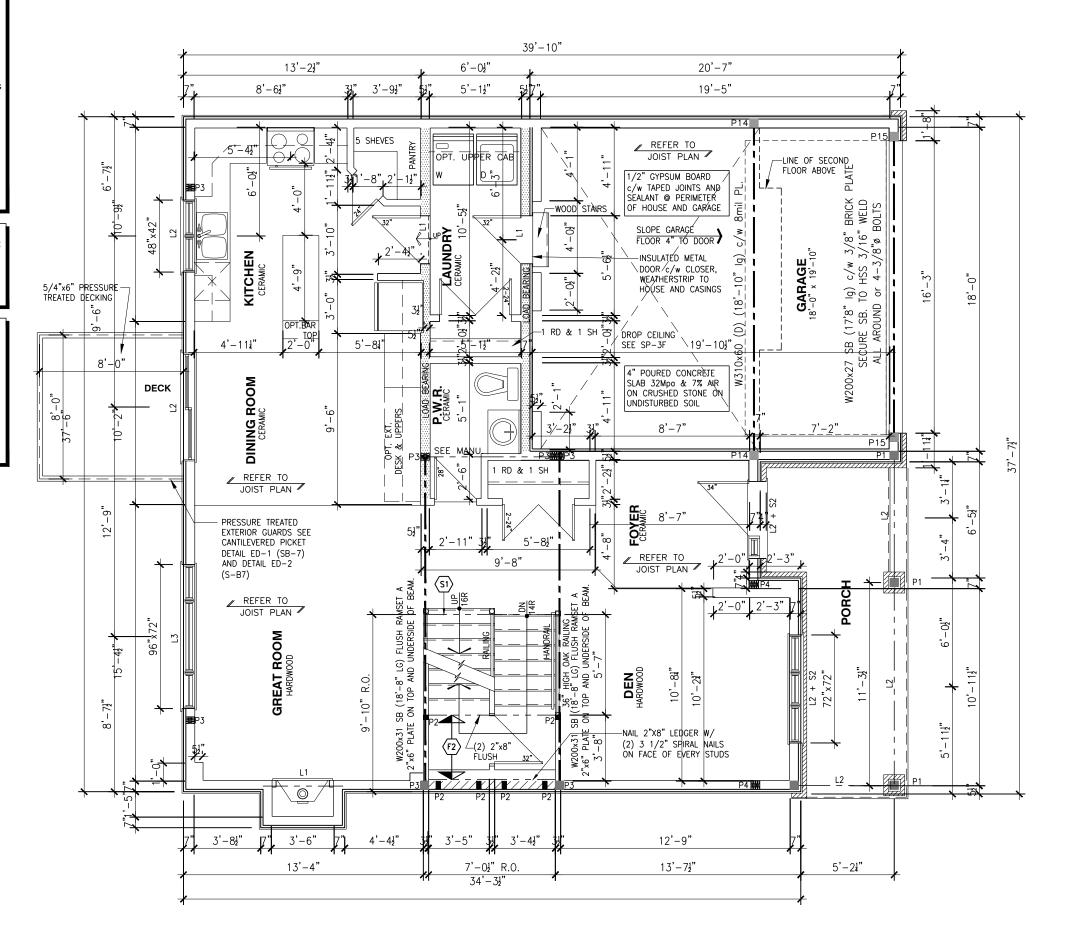
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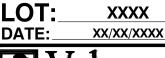
## NOTE:

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PLAN - GROUND FLOOR - ELEVATION A (WALKOUT BASEMENT)

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



Homes (2019) Limited <u>DANIEL GUERIN</u>, ARCHITECTURAL MANAGER FÖR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

PERSONAL BCIN #19896

TARION REGISTRATION NUMBER #611

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

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### OTES: STEEL LINTEL:

S1 = L 90x90x6 S2 = L 90x90x8 S3 = L 100x90x8 S4 = L 125x90x10 S5 = L 125x90x10

 $S6 = 1.200 \times 100 \times 12$ S7 = L 150x100x10 (8" BEARING)

### INTEL TABLE:

L1 = 2-2x10 + P2 ON BOTH SIDES L2 = 3-2x10 + P3 ON BOTH SIDES

 $L3 = 2-1.75 \times 9.5$  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
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POST BY USP
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P13 = HSS 88.9x88.9x3.18 + 100x200x12 T&B PL. (\*)

13 63 83 83 83 4.8 + 100 200 x12 1 & B PL. (\*) P15 = HSS 89 x89 x4.8 + 100 x200 x12 1 & B PL. (\*) P15 = HSS 76 2x76 2x4.78 + 100 x180 x12 1 & B PL. (\*) P16 = HSS 76 2x76 2x4.78 + 130 x130 x12 1 & B PL. (\*) P17 = HSS 3 0.0 x4.8 + 100 x180 x12 80 TIOM PL.

(\*) = 2-120 ANCH. (WHERE ANCH. PL. NOT USED)

POST ARE ALL JACK c/w STUD

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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

REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

**GROUND FLOOR - A WALKOUT BASEMENT** 

3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

SHEET A7a

XX/XX/XXXX

### 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;
- EXTERIOR GUARDS (BALCONY/DECK RAILINGS) TO BE 3'-6"
   (1070mm) IN HEIGHT WHERE DECK HEIGHT IS HIGHER THAN 5'-11";
- EXTERIOR GUARDS (BALCONY/DECK RAILINGS) TO BE 3'-0" (915mm) IN HEIGHT WHERE DECK HEIGHT IS BETWEEN 2'-0" AND 5'-11";
- INTERIOR GUARDS SHALL NOT BE LESS THAN 900mm (2'-11") IN
- MAXIMIM 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.

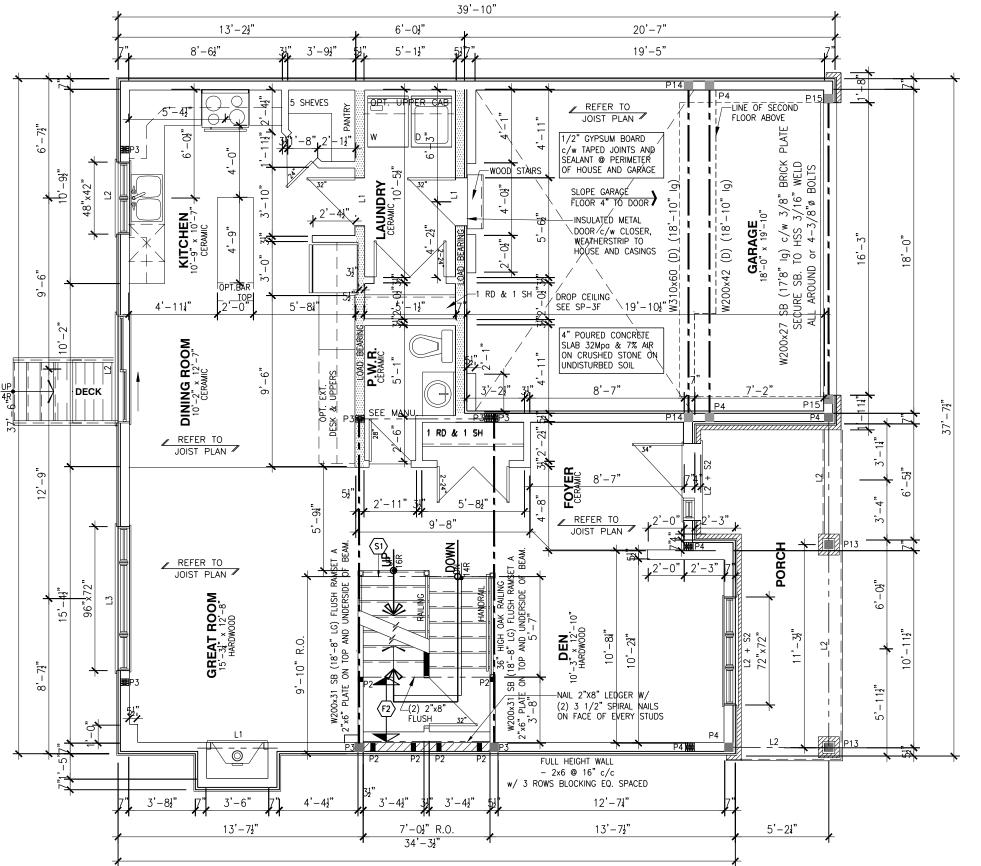
### ROOF AND FLOOR LAYOUT NOTES:

- ROOF AND FLOOR LAYOUT IS A SCHEMATIC LAYOUT TO ASSIST TH TRUSS MANUFACTURER, PROVIDE THE TRUSS MANUFACTURER'S ROOF IRUSS 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 RECARDING THE ROOF AND FLOOR'S SCHEMATIC LAYOUT BEFORE THE CONSTRUCTION BEGINS, PROVIDE SUPPORT UNDER GIRDER TRUSS & SOLID BLOCKING DOWN TO FOUNDATION.

- FINISH FLOORING IN BATHROOMS, KITCHEN, LAUNDRY ROOM, GENERAL STORAGE AREAS AND ENTRANCES SHALL BE WATER
- 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:
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LOT: **XXXX** DATE: XX/XX/XXXX

alecra Homes (2019) Limited

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- TARION REGISTRATION NUMBER #611
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- $L3 = 2-1.75 \times 9.5$  LVL (1.9E) + P3 ON BOTH SIDES  $L4 = 3-1.75 \times 9.5$  LVL (1.9E) + P3 ON BOTH SIDES
- \* IF LINTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE

### TREATED LUMBER

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= 5-2x4 OR 5-2x6 = 4-2x4 OR 4-2x6 = 5-2x4 OR 5-2x6 = 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 B0TTOM PL.

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# 2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 -NO DESCRIPTION

**GROUND FLOOR - STANDARD** 

3/16" = 1'-0" 1010 - THE FERRIS

SHEET A7b

XX/XX/XXXX

2022 FOOTPRINT

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

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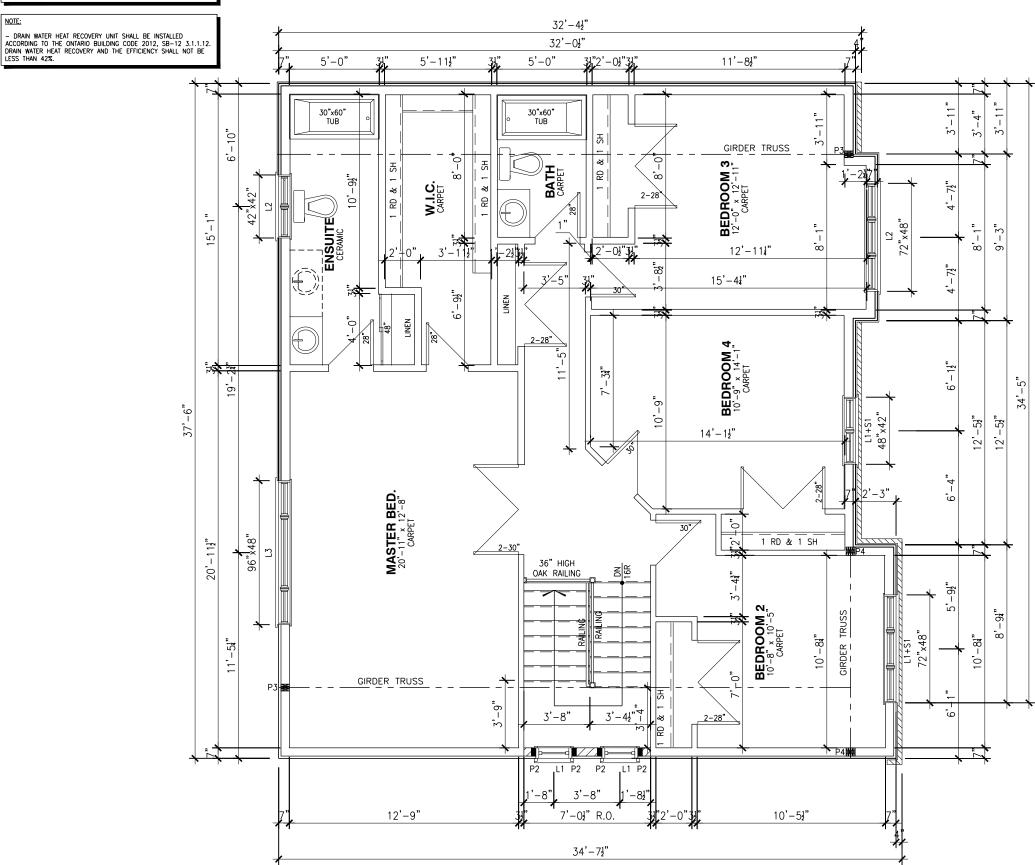
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NOTE:

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LOT: **XXXX** DATE: XX/XX/XXXX

> alecra Homes (2019) Limited

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PERSONAL BCIN #19896

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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

# 2012 O.B.C. DRAWINGS

REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

**SECOND FLOOR - STANDARD** 

3/16" = 1'-0" xx/xx/xxxx

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A8a

SHEET

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

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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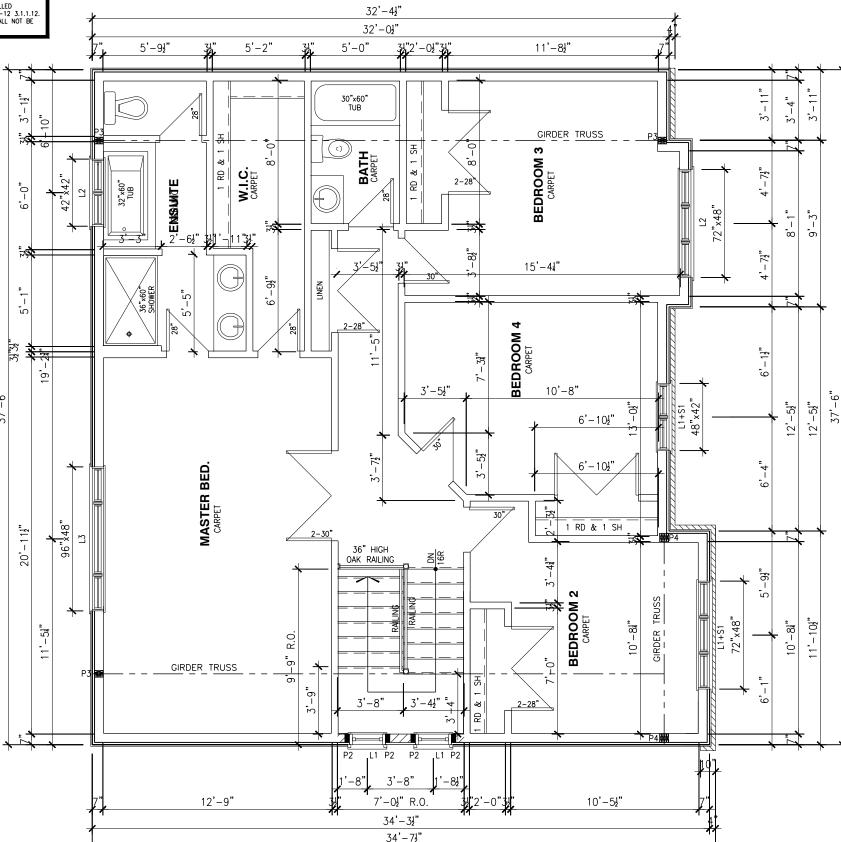
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PLAN - SECOND FLOOR - ELEVATION A (ENSUITE UPGRADE)

LOT:

**XXXX** XX/XX/XXXX



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REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 NO DESCRIPTION

**SECOND FLOOR** 

**ENSUITE UPGRADE** 

3/16" = 1'-0" xx/xx/xxxx

1010 - THE FERRIS 2022 FOOTPRINT

A8a

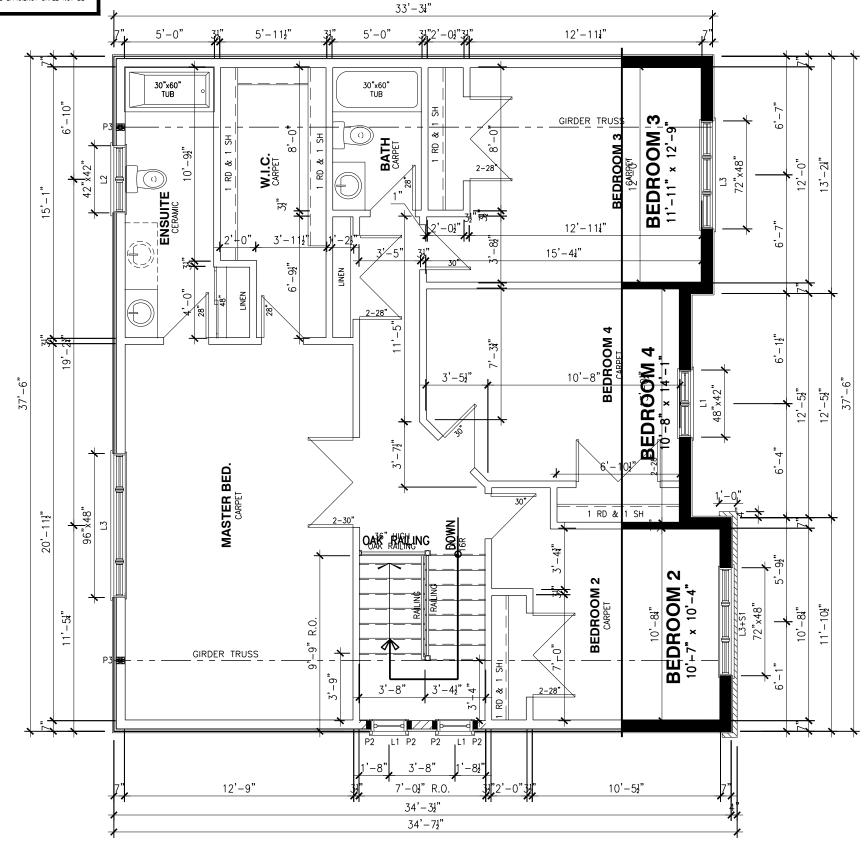
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PLAN - SECOND FLOOR - ELEVATION B

LOT:

**XXXX** XX/XX/XXXX



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KEZHONZIBLE	FUR	ALL	WURK	DONE	ON	IHE	CONSTRUCTION	SIIE.
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- S7 = L 150x100x10 (8" BEARING)

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- 13 63 89 89 4.8 + 100 x 200 x 12 Tab PL. (\*) P15 = HSS 89 x 89 x 4.8 + 100 x 200 x 12 Tab PL. (\*) P15 = HSS 76 2 x 76 2 x 4.78 + 100 x 180 x 12 Tab PL. (\*) P16 = HSS 73 0.0 x 4.8 + 100 x 180 x 12 Tab PL. (\*) P17 = HSS 73 0.0 x 4.8 + 100 x 180 x 12 Tab PL. (\*)
- + 130x160x10 TOP PL. (\*) (\*) = 2-12Ø ANCH. (WHERE ANCH. PL. NOT USED)
- POST ARE ALL JACK c/w STUD
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  SHALL HAVE A VISUAL SIGNALING DEVICE;

  ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;

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  ARE REQUIRED TO BE PROVIDED WITH BATTERY AS AN ALTERNATIVE POWER SUPPLY CAPABLE OF PROVIDING DIVIDED FOR MET ALEGAT A DAYS.
  - 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-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

**SECOND FLOOR - STANDARD** 

3/16" = 1'-0" 1010 - THE FERRIS

2022 FOOTPRINT

(STANDARD DRAWINGS)

A8b

xx/xx/xxxx

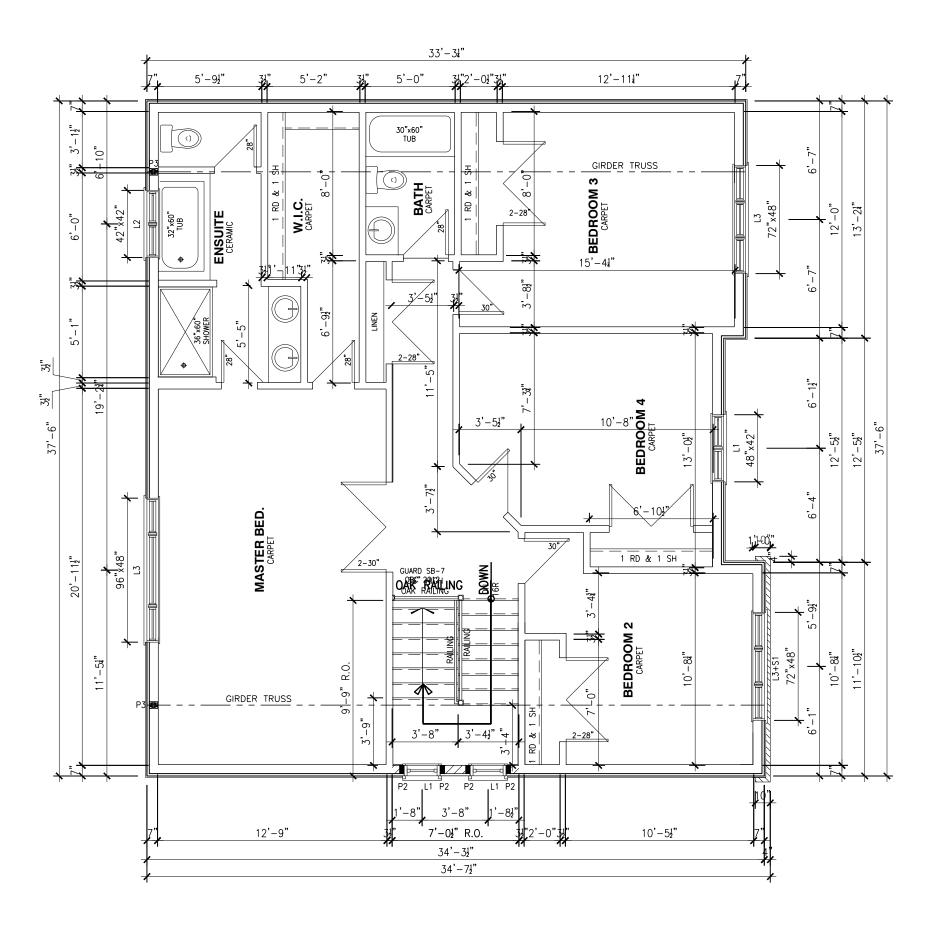
SHEET

- FINISH FLOORING IN BATHROOMS, KITCHEN, LAUNDRY ROOM, GENERAL STORAGE AREAS AND ENTRANCES SHALL BE WATER
- 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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- 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 TAIAN 479



PLAN - SECOND FLOOR - ELEVATION B (ENSUITE UPGRADE)

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



Homes (2019) Limited <u>DANIEL GUERIN</u>, ARCHITECTURAL MANAGER FÖR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

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

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2012 O.B.C. DRAWINGS

PROVIDE MECHANICAL EXHAUST TO OUTSIDE

		1	
REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY
DRAWING	SECOND ELO	<u> </u>	

SECOND FLOOR **ENSUITE UPGRADE** 

3/16" = 1'-0" xx/xx/xxxx

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A8b

SHEET

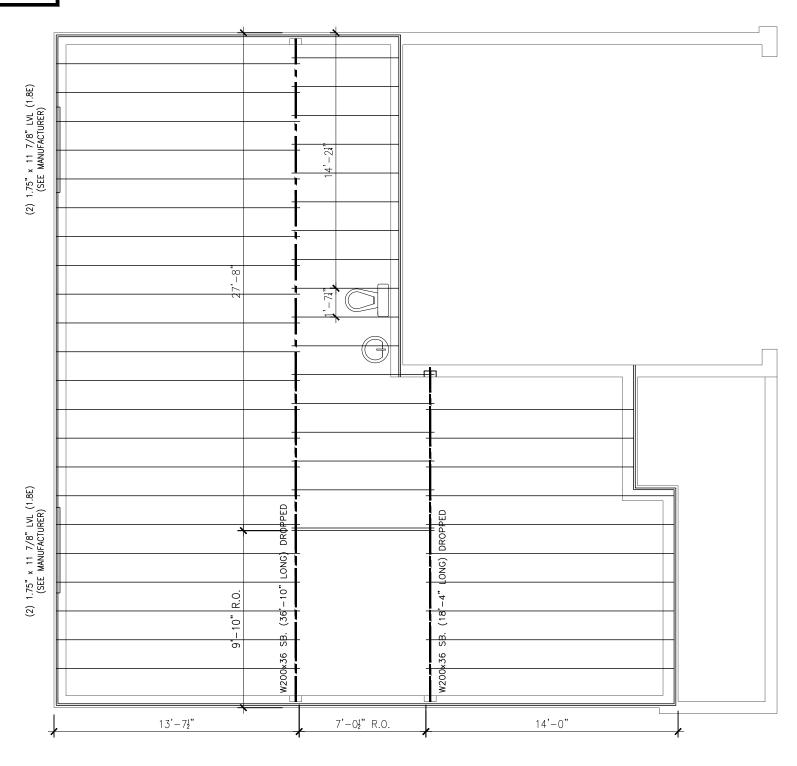
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FIRST FLOOR JOIST PLAN

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

LOT: DATE:

**XXXX** XX/XX/XXXX

# **Valecraft** Homes (2019) Limited

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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

# 2012 O.B.C. DRAWINGS

REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

FIRST FLOOR JOIST PLAN

3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A9a

XX/XX/XXXX SHEET

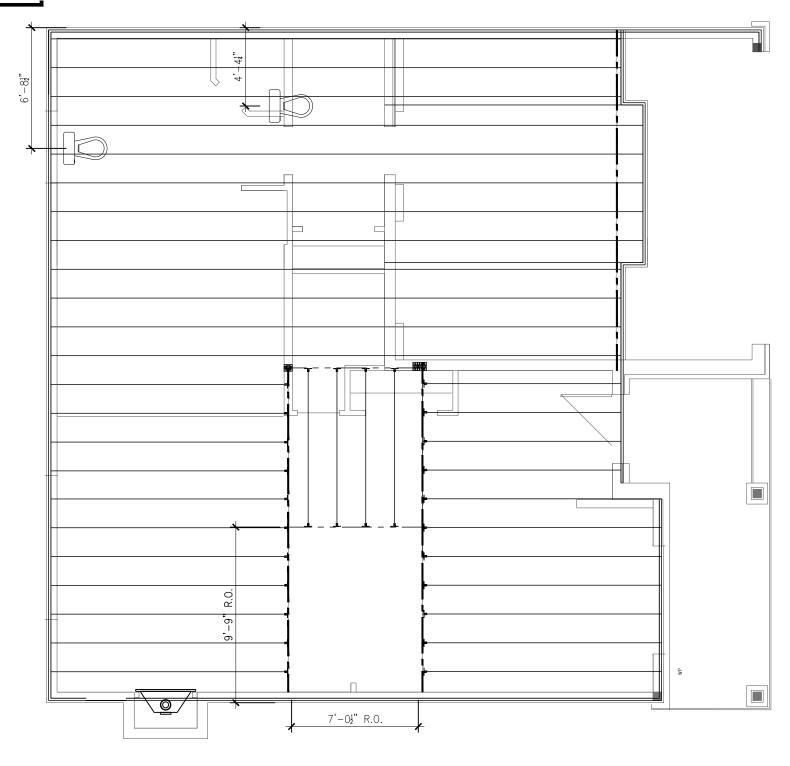
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SECOND FLOOR JOIST PLAN

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

LOT: DATE:

**XXXX** XX/XX/XXXX

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COAC O D O DDAWINGO



= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAV	WINGS

		1	
REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO	DESCRIPTION	DATE	RY

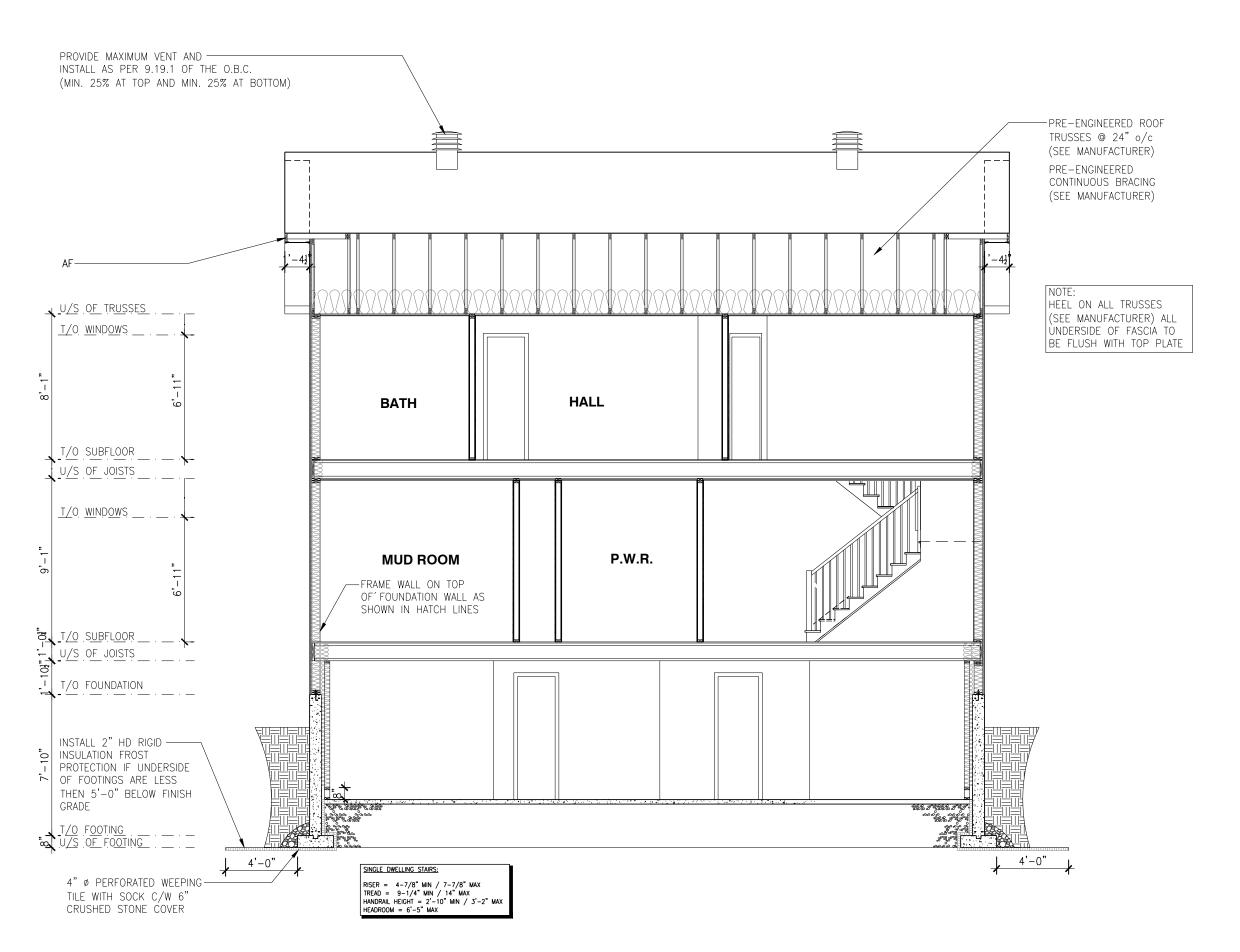
**SECOND FLOOR JOIST PLAN** 

3/16" = 1'-0"

1010 - THE FERRIS 2022 FOOTPRINT

SHEET A9b

XX/XX/XXXX



**SECTION - WALKOUT BASEMENT** 

(STANDARD DRAWINGS)

1010 - THE FERRIS 2022 FOOTPRINT

SHEET: A10

xx/xx/xxxx

NO. DESCRIPTION

LOT:

**XXXX** XX/XX/XXXX

Homes (2019) Limited

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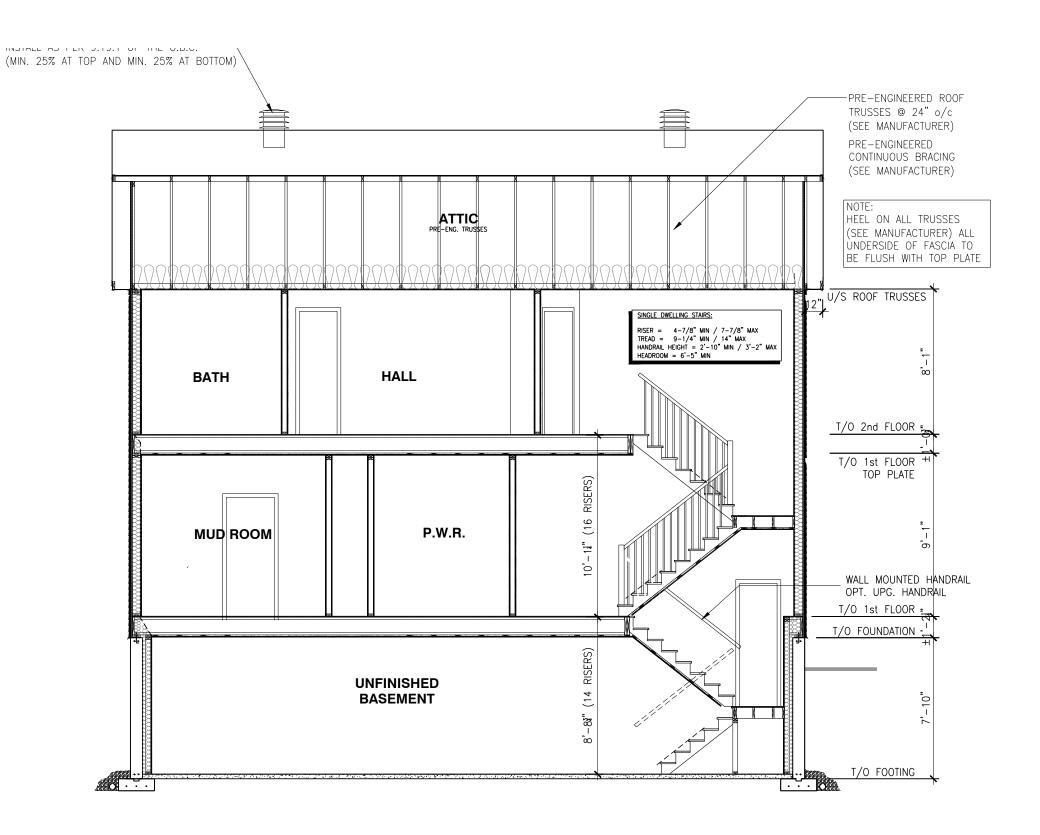
2012 O.B.C. DRAWINGS

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---

**SECTION - WALKOUT BASEMENT** 

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PERSONAL BCIN #19896 TARION REGISTRATION NUMBER #611



SECTION

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

LOT: XXXX XX/XX/XXXX

Homes (2019) Limited

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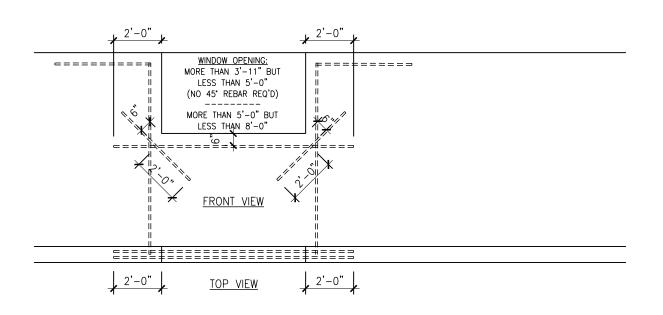
**SECTION** 

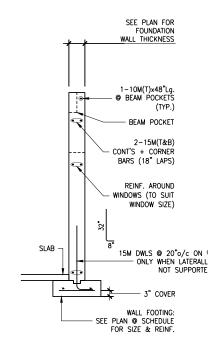
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1010 - THE FERRIS 2022 FOOTPRINT

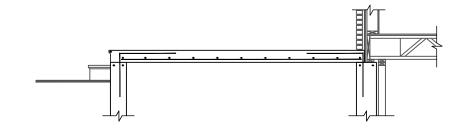
(STANDARD DRAWINGS)

A10





PROVIDE MIN. 1.5" CONCRETE COVER OVER REBAR



2012 O.B.C. DRAWINGS

REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

DRAWING:

LOT:

DATE:

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XX/XX/XXXX

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PERSONAL BCIN #19896
TARION REGISTRATION NUMBER #611

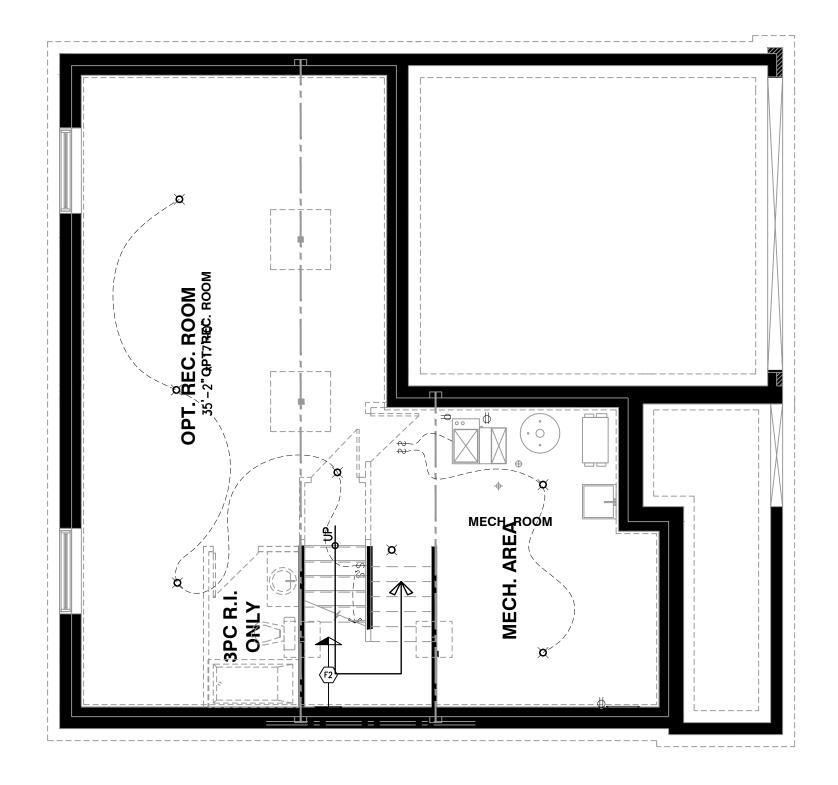
TYPICAL DETAIL

ADDRESS: | SCALE: | DATE: | XX | AS INDICATED | XX/XX/XXXX

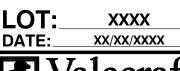
1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

A10b



**PLAN - ELECTRICAL** FOUNDATION - ELEVATION A/B/C (STANDARD)



Homes (2019) Limited

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

THIS DRAWING IS TO BE USED IN CONJUNCTION WITH SCHEDULE B-1A AND ANY 880'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 ALTOCETHER, THE SCHEDULE IS CONSIDERED THE GOVERNING DOCUMENT.

ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.

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- 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			
REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

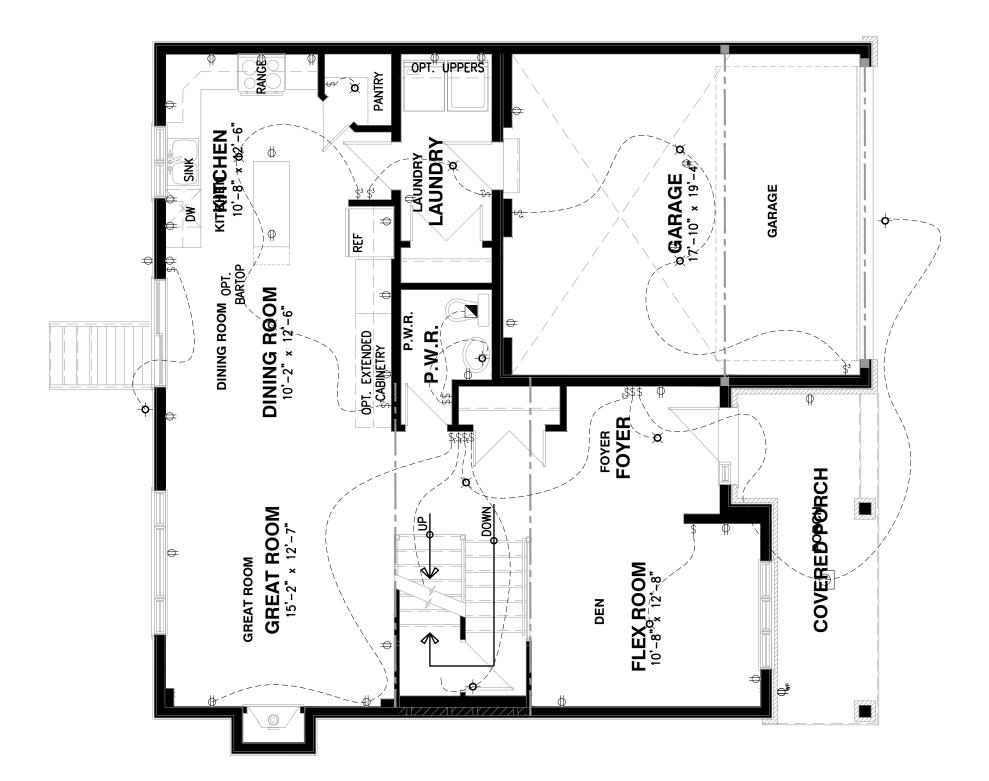
**ELECTRICAL** 

**FOUNDATION PLAN - STANDARD** | SCALE: | DATE: | XX/XX/XXXX

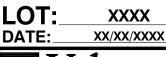
1010 - THE FERRIS

2022 FOOTPRINT

E1a



**PLAN - ELECTRICAL GROUND FLOOR - ELEVATION (STANDARD)** 



Homes (2019) Limited

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2012 O.B.C. DRAWINGS			

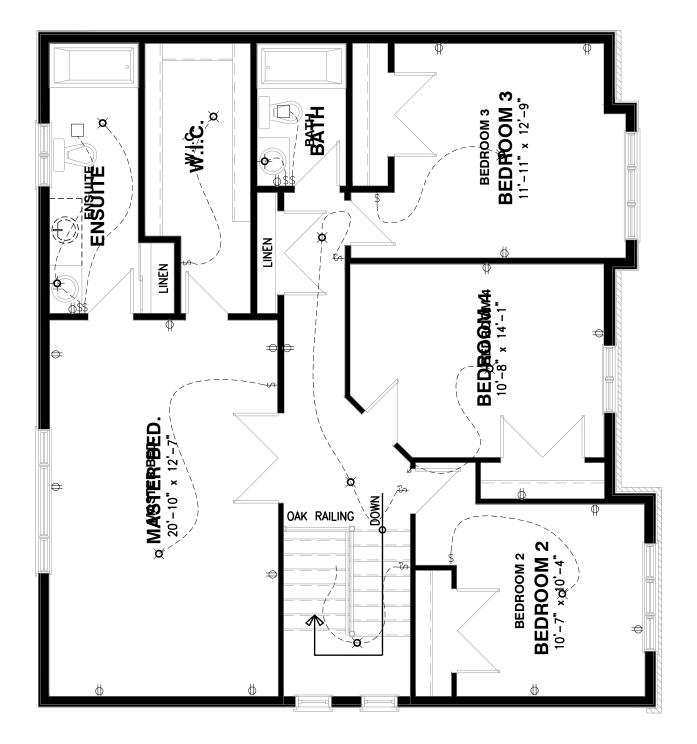
REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---NO. DESCRIPTION

**ELECTRICAL GROUND FLOOR - STANDARD** 

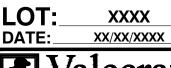
SCALE: 3/16" = 1'-0" DATE: XX/XX/XXXX

1010 - THE FERRIS 2022 FOOTPRINT

E2a



**PLAN - ELECTRICAL SECOND FLOOR - STANDARD ENSUITE** 



Homes (2019) Limited

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2012 O.B.C. DRAWINGS			
REV-1	NEW STANDARD DRWG MODIFICATION	01/01/2022	
NO.	DESCRIPTION	DATE	BY

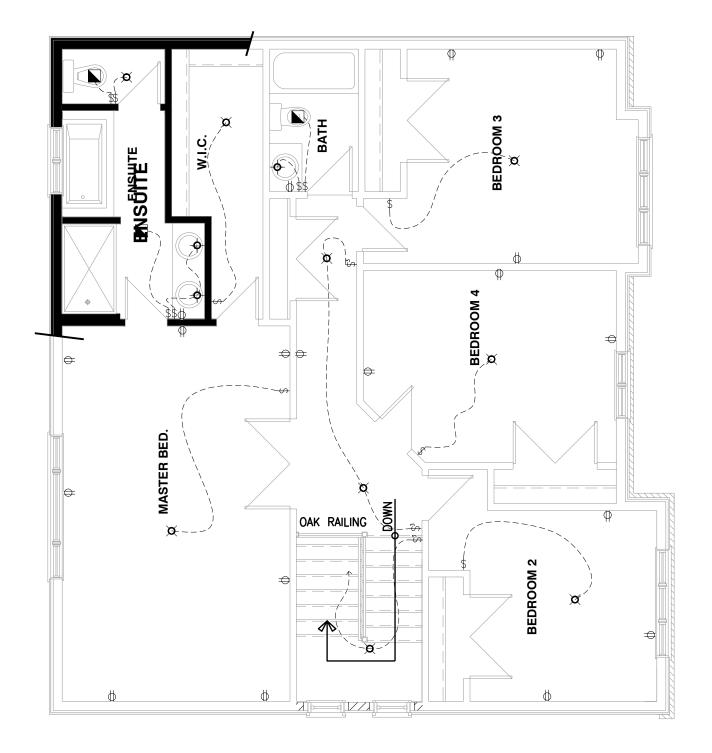
**ELECTRICAL** SECOND FL. - STANDARD ENS.

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

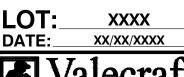
1010 - THE FERRIS 2022 FOOTPRINT

(STANDARD DRAWINGS)

E3a



**PLAN - ELECTRICAL SECOND FLOOR - ENSUITE UPGRADE** 



Homes (2019) Limited

I, DANIEL GUERIN ARCHITECTURAL MANAGER FÖR
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= PROVIDE MECHANICAL EXHAUST TO OUTSIDE

2012 O.B.C. DRAWINGS			
			П

REV-1 NEW STANDARD DRWG MODIFICATION 01/01/2022 ---

NO. DESCRIPTION

**ELECTRICAL** SECOND FL. - ENS. UPG.

SCALE: 3/16" = 1'-0" 1010 - THE FERRIS

2022 FOOTPRINT

(STANDARD DRAWINGS)

E4a