



1 FRONT ELEVATION
1" = 10'-0"



2 LEFT SIDE OF SUITE
1" = 10'-0"



3 LEFT ELEVATION
1" = 10'-0"

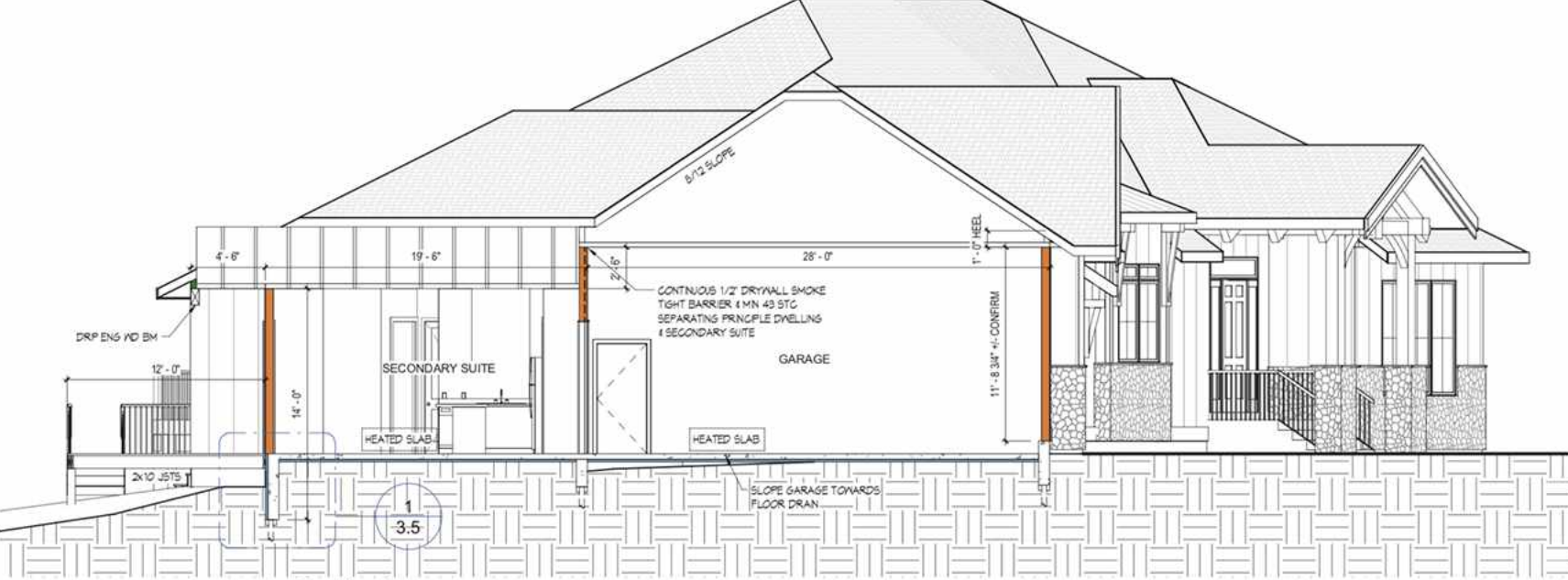
- TALL WALL NOTES:
1. CONTRACTOR TO INSTALL ALL LINTELS, CRIPPLE AND JACK STUDS AS REQUIRED BY THE NBC. DESIGN BY OTHERS.
 2. FULL DEPTH BLOCKING @ MAX 8'-0" O/C
 3. WOOD PROPERTIES: SPF #2 OR BETTER (V.N.O.)
 4. ALL STUDS TO BE CONTINUOUS FULL HEIGHT

FOR DESIGN OF HOUSE
FOUNDATION, GARAGE
FOUNDATION, STEEL BEAM,
STUDS WITH UNSUPPORTED
HEIGHT GREATER THAN 12'-0",
AND STEEL BEAM ONLY

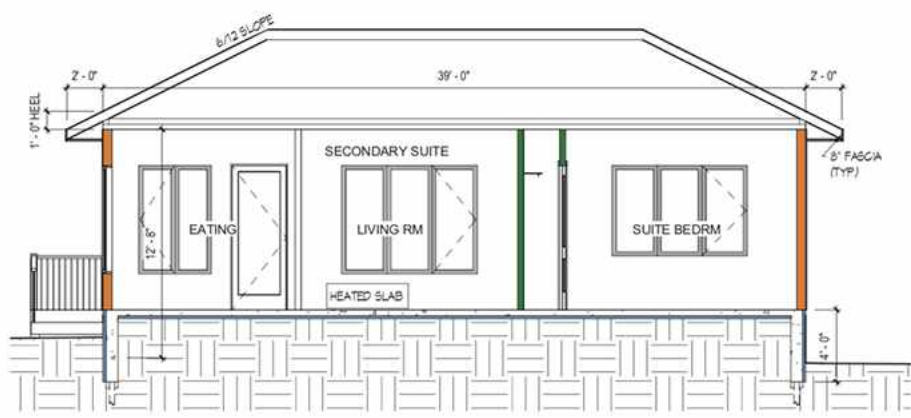


Approx. Stone Area	
Material: Name	Material: Area

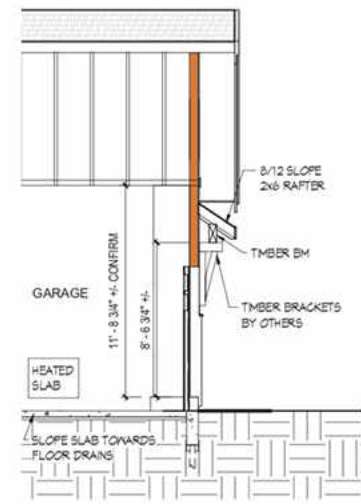
Stone 2	63 SF
Stone 2	10 SF
Stone 2	11 SF
Stone 2	31 SF
Stone 2	10 SF
Stone 2	5 SF
Stone 2	33 SF
Stone 2	4 SF
Stone 2	10 SF
Stone 2	8 SF
Stone 2	8 SF
Stone 2	5 SF
Stone 2	10 SF
Stone 2	7 SF
Stone 2	7 SF
Stone 2	4 SF
Stone 2	30 SF
Grand total: 17	255 SF



Section 6
1/8" = 1'-0"



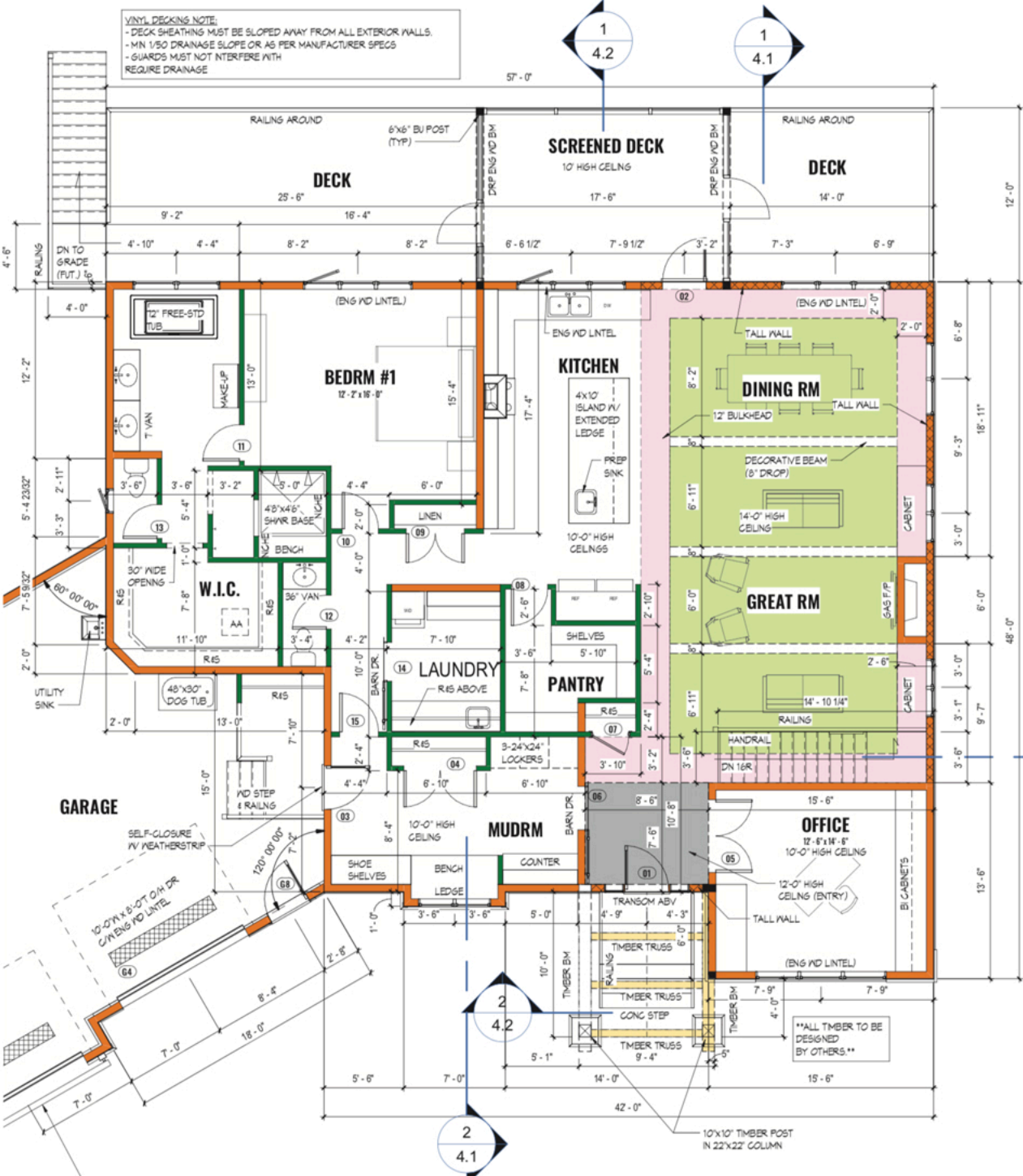
Section 5
1/8" = 1'-0"



NOTE:
ALL TIMBER TO BE DESIGNED
BY OTHERS

3 Partial Section Thru Garage
1/8" = 1'-0"

VINYL DECKING NOTE:
 - DECK SHEATHING MUST BE SLOPED AWAY FROM ALL EXTERIOR WALLS.
 - MIN 1/50 DRAINAGE SLOPE OR AS PER MANUFACTURER SPECS
 - GUARDS MUST NOT INTERFERE WITH REQUIRE DRAINAGE



WALL STYLE LEGEND:

- PARTIAL HEIGHT WALL (HEIGHT AS INDICATED)
- 2x2 WALL (GREY COLOR)
- 2x4 WALL (GREEN COLOR)
- 2x6 WALL (ORANGE COLOR)
- 2x8 WALL (YELLOW COLOR)

NOTE:
 - WALL TYPES AROUND BATHROOMS AND LAUNDRY ROOMS MAY NEED TO BE CHANGED TO ACCOMMODATE PLUMBING.
 - GENERAL CONTRACTOR TO REVIEW THE DRAWINGS WITH PLUMBING CONTRACTOR PRIOR TO FRAMING WALLS.

NOTE:
 - SEE PAGE 6.3 FOR WINDOW SCHEDULE
 - SEE ELEVATIONS ON PAGES 6.1 - 6.3 FOR WINDOW TAGS

Door Schedule

Mark	Door Size	From Room: Name
01	36" x 46"	ENTRY
02	36" x 46"	DINING RM
03	36" x 46"	MUDRM
04	60" x 46"	MUDRM
05	60" x 46"	ENTRY
06	36" Barn Door	ENTRY
07	30" x 46"	ENTRY
08	30" x 46"	GREAT RM
09	48" x 46"	GREAT RM
10	30" x 46"	GREAT RM
11	30" x 46"	BEDRM #1
12	28" x 46"	GREAT RM
13	28" x 46"	ENSUITE
14	32" barn dr	GREAT RM
15	32" x 46"	MUDRM
01	120 x 46	GARAGE
02	120 x 46	GARAGE
03	120 x 46	GARAGE
04	120 x 46	GARAGE
05	36" x 80"	GARAGE
06	32" x 46"	MECH
07	36" x 80"	GARAGE

Area Schedule

Name	Area
MAIN FLOOR PLAN	2260 SF
Garage Suite	854 SF
Grand total	3114 SF

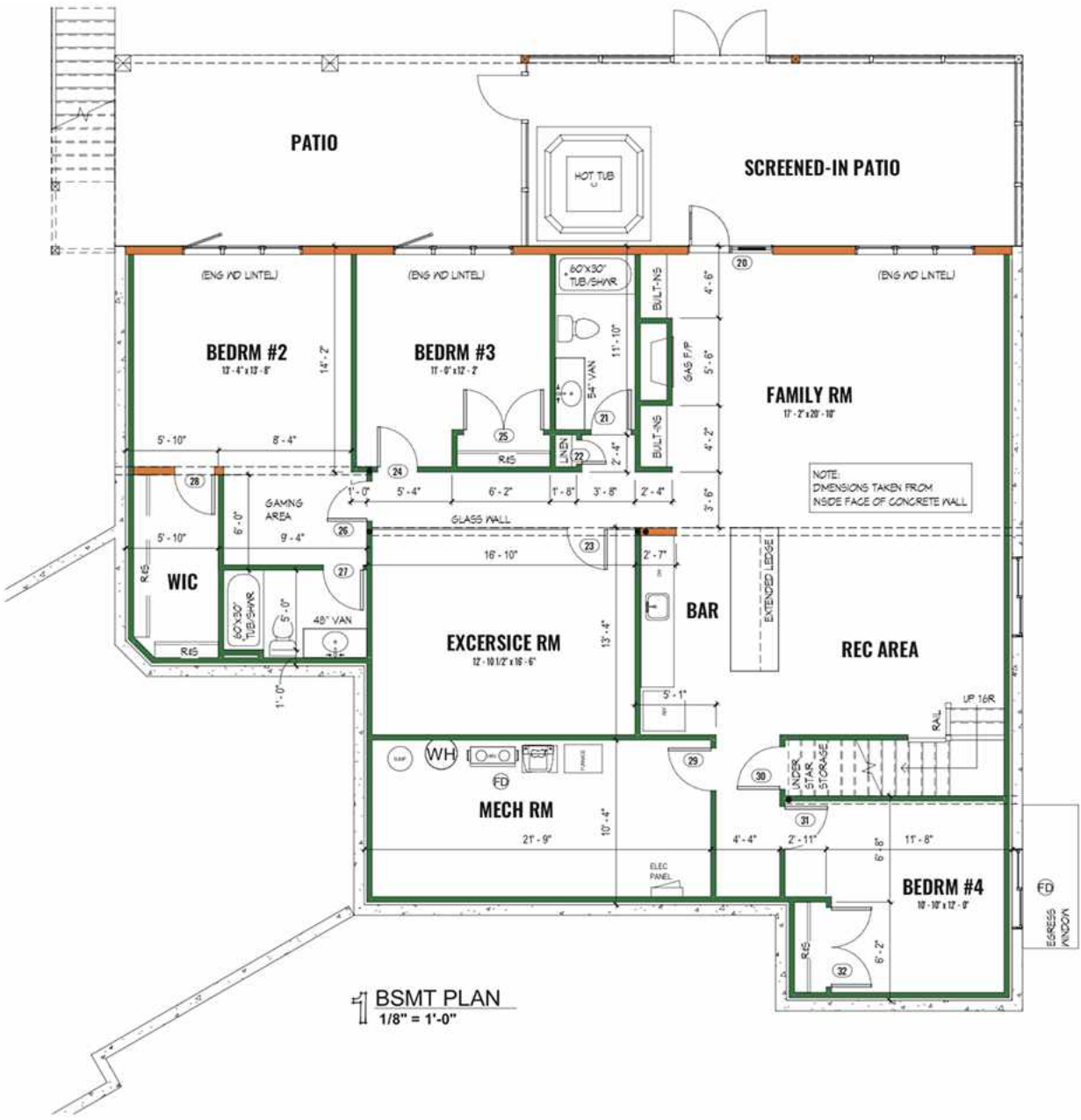
Area Schedule - Other

Name	Area
GARAGE	1732 SF
DECK	681 SF
SUITE DECK	157 SF

ALL TIMBER TO BE DESIGNED BY OTHERS.

10x10" TIMBER POST IN 22x22" COLUMN

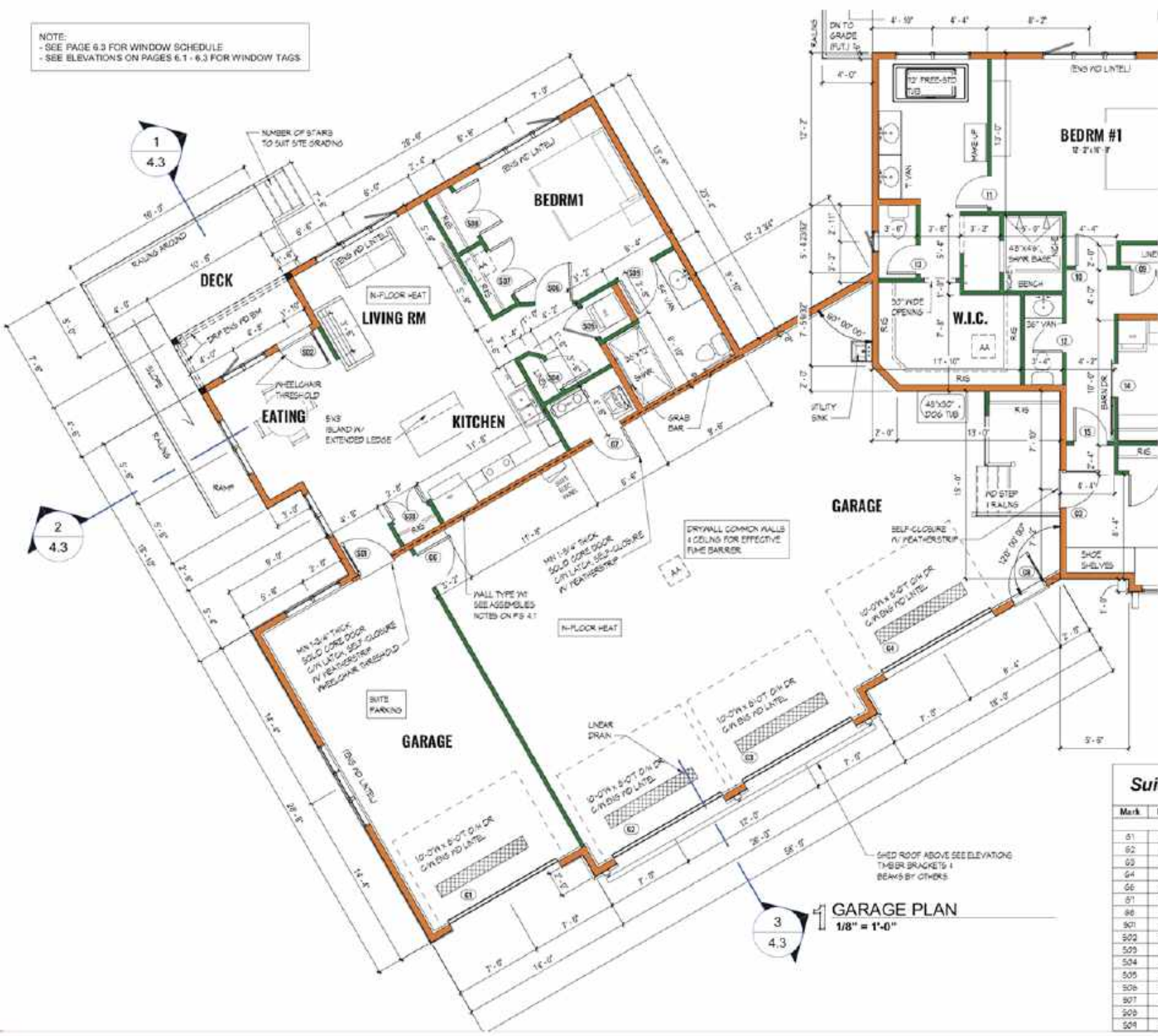
NOTE:
 - SEE PAGE 6.3 FOR WINDOW SCHEDULE
 - SEE ELEVATIONS ON PAGES 6.1 - 6.3 FOR WINDOW TAGS



Basement Door Schedule		
Mark	Door Size	From Room: Name
20	2-32"x80" GRDN DR	FAMILY RM
21	30" x 80"	BATHRM
22	18" x 80"	HALL
23	30" x 80"	EXERCISE RM
24	30" x 80"	BEDRM #3
25	60" x 80"	BEDRM #3
26	30" x 80"	HALL
27	30" x 80"	BEDRM #2
28	30" x 80"	BEDRM #2
29	32" x 80"	MECH RM
30	32" x 80"	REC AREA
31	32" x 80"	BEDRM #4
32	60" x 80"	BEDRM #4

Area Schedule - Basement	
Name	Area
BSMNT DEV	1877 SF
MECH RM	225 SF
Grand total	2102 SF

NOTE:
 - SEE PAGE 6.3 FOR WINDOW SCHEDULE
 - SEE ELEVATIONS ON PAGES 6.1 - 6.3 FOR WINDOW TAGS




Area Schedule	
Name	Area
MAIN FLOOR PLAN	2205 SF
Garage Suite	654 SF
Grand Total	3114 SF

Area Schedule - Other	
Name	Area
GARAGE	1720 SF
DECK	681 SF
SUITE CLOK	157 SF

Suite & Garage Door Schedule

Mark	Door Size	Door Description	From Room Name
61	120 x 96		GARAGE
62	120 x 96		GARAGE
63	120 x 96		GARAGE
64	120 x 96		GARAGE
66	36' x 50'	Interior Doors	GARAGE
67	32' x 96'	Interior Doors	MECK
68	38' x 20'	Interior Doors	GARAGE
901	36' x 96'	Interior Doors	ENTRY
902	35' x 75'	Interior Doors	EATING
903	30' x 90'	Interior Doors	KITCHEN
904	30' x 96'	Interior Doors	SUITE HALL
905	52' x 96'	Interior Doors with Frames	SUITE HALL
906	36' x 96'	Interior Doors	SUITE HALL
907	48' x 96'	Interior Doors	BEDRM1
908	48' x 96'	Interior Doors	BEDRM1
909	30' x 55'	Interior Doors	BEDRM1

WALL STYLE LEGEND:

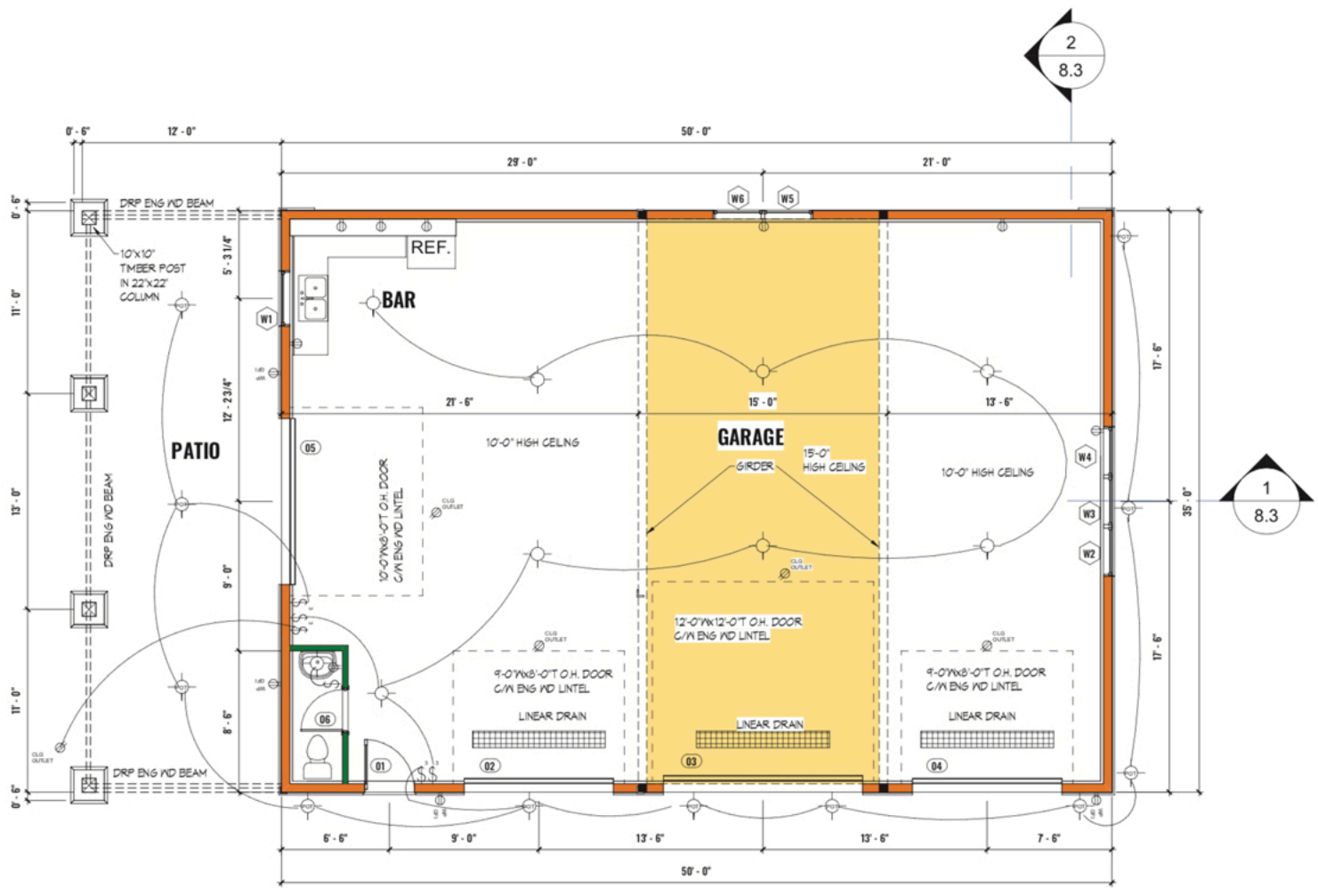
-  PARTIAL HEIGHT WALL (HEIGHT AS INDICATED)
-  2x2 WALL (GREY COLOR)
-  2x4 WALL (GREEN COLOR)
-  2x6 WALL (ORANGE COLOR)
-  2x8 WALL (YELLOW COLOR)

NOTE:
 - WALL TYPES AROUND BATHROOMS AND LAUNDRY ROOMS MAY NEED TO BE CHANGED TO ACCOMMODATE PLUMBING.
 - GENERAL CONTRACTOR TO REVIEW THE DRAWINGS WITH PLUMBING CONTRACTOR PRIOR TO FRAMING WALLS.

Door Schedule		
Mark	Door Size	Comments
01	36" x 80"	
02	108 x 96	
03	12x12"	
04	108 x 96	
05	120 x 96	
06	30" x 80"	

Window Schedule				
Mark	Width	Height	Type	From Room: Name
W1	3'-4"	3'-4"	Awning	GARAGE
W2	3'-0"	4'-0"	Picture	GARAGE
W3	3'-0"	4'-0"	Picture	
W4	3'-0"	4'-0"	Picture	GARAGE
W5	3'-0"	4'-0"	Picture	GARAGE
W6	3'-0"	4'-0"	Picture	GARAGE

Area Schedule	
Name	Area
GARAGE	1750 SF



GARAGE PLAN
 1/8" = 1'-0"

TYPICAL CONSTRUCTION ASSEMBLIES:

HOUSE ROOF & SECONDARY SUITE:

- ASPHALT SHINGLES AS SPEC'D
 - FELT EAVER PROTECTION (#15x2)
 - 7/16" OSB SHIT'G C/W H CLIPS
 - ENG TRUSSES @ 24" O.C.
 - R50 INSULATION
 - 6 MIL POLY CGSB
 - 1/2" CEILING GYP. BOARD
- NOTE: VENT 1/300 OF THE INSULATED CEILING AREA
90% AT EAVER, 50% AT RIDGE

GARAGE ROOF:

- ASPHALT SHINGLES AS SPEC'D
 - FELT EAVER PROTECTION (#15x2)
 - 7/16" OSB SHIT'G C/W H CLIPS
 - ENG TRUSSES @ 24" O.C.
- OPTIONAL:
- R50 INSULATION
 - 6 MIL POLY CGSB
 - 1/2" CEILING GYP. BOARD
- NOTE: VENT 1/300 OF THE INSULATED CEILING AREA
50% AT EAVER, 50% AT RIDGE

COVERED VERANDAH ROOF:

- ASPHALT SHINGLES AS SPEC'D
- FELT EAVER PROTECTION (#15x2)
- 7/16" OSB SHIT'G C/W H CLIPS
- TIMBER TRUSSES BY OTHERS
- NON-VENTED SOFFIT

EAVES:

- PREFINISH METAL SOFFITS, FASCIA, GUTTER AND DOWNSPOUTS

EXTERIOR WALL:

- EXTERIOR FINISHED ON ELEVATIONS
- BUILDING PAPER
- 3/8" OSB SHIT'G
- 2x6 STUDS @ 16" O.C.
- R20 BATT INSULATION
- 6 MIL POLY CGSB
- 1/2" GYP. BOARD

EXTERIOR WALL TALL WALL:

- EXTERIOR FINISHED ON ELEVATIONS
- BUILDING PAPER
- 3/8" OSB SHIT'G
- STUD SIZE & SPACING WAS PER NOTES ON ELEVATIONS
- R20 BATT INSULATION
- 6 MIL POLY CGSB
- 1/2" GYP. BOARD

EXTERIOR GARAGE WALL:

- EXTERIOR FINISHED ON ELEVATIONS
- BUILDING PAPER
- 3/8" OSB SHIT'G
- 2x6 STUDS @ 16" O.C. (P.T. BOTTOM PLATE)
- C/W 3/8" DIA. ANCHOR BOLTS @ 24" O.C.

- OPTIONAL:
- R20 BATT INSULATION
 - 6 MIL POLY CGSB
 - 1/2" GYP. BOARD

PRINCIPAL DWELLING

GARAGE WALL TO SUITE WALL: (W1)

- ** 43 STC**
- GARAGE SIDE
- 1/2" GYPSUM SHEATHING (FUME BARRIER)
 - 2x6 STUDS @ 16" O.C.
 - R20 BATT INSULATION
 - RESILIENT METAL CHANNELS @ 24" O.C.
 - 6 MIL POLY CGSB
 - 1/2" GYP. BOARD (SMOKE TIGHT BARRIER)
- SUITE SIDE

GARAGE/HOUSE WALL:

- GARAGE SIDE
- 1/2" GYPSUM SHEATHING (FUME BARRIER)
 - 2x6 STUDS @ 16" O.C.
 - R20 BATT INSULATION
 - 6 MIL POLY CGSB
 - 1/2" GYP. BOARD
- HOUSE SIDE

INTERIOR WALL:

- 1/2" GYP. BOARD
- 2x4/2x6/2x8 STUDS @ 16" O.C. SEE WALL LEGEND
- 1/2" GYP. BOARD

BASEMENT PERIMETER WALL:

- PARING ABOVE GRADE
- DAMPROOFING FROM GRADE DOWN
- REINF CONC FDN WALL (SEE FOUNDATION PLANS)
- 2x4 STUDS @ 24" O.C. O.C. SET OUT 2"
- R20 BATT INSULATION
- 6 MIL POLY CGSB
- 1/2" GYP. BOARD

TY. FLOOR MAIN FLOOR:

- FIN FLOOR AS SPEC'D
- 3/8" UNDERLAY (LINO AREA)
- T&G OSB SUBFLOOR
- ENGINEERED FLOOR SYSTEM AS DESIGNED BY SUPPLIER
- 1/2" CEILING GYP. BOARD (IN FINISHED AREAS)

RIM JOIST:

- EXTERIOR FINISHED AS PER ELEVATIONS
- BUILDING PAPER
- 3/8" OSB SHEATHING
- RIM JOIST AS DESIGNED BY FLOOR SUPPLIER
- SPRAYFOAM INSULATION (MIN 4")

CANTILEVER:

- TYPICAL FLOOR AS SPEC'D
- SPRAYFOAM INSULATION (MIN 4") APPLIED TO THE U/S OF SUBFLOOR TO ACT AS CGSS
- 3/8" OSB
- METAL SOFFIT

BASEMENT & SUITE SLAB:

- 4" CONCRETE SLAB (SEE FOUNDATION PLANS)
- 5 MIL POLY CGSB
- 2" RIGID INSULATION
- 6" COMPACTED GRANULAR FILL

FDN SEAL:

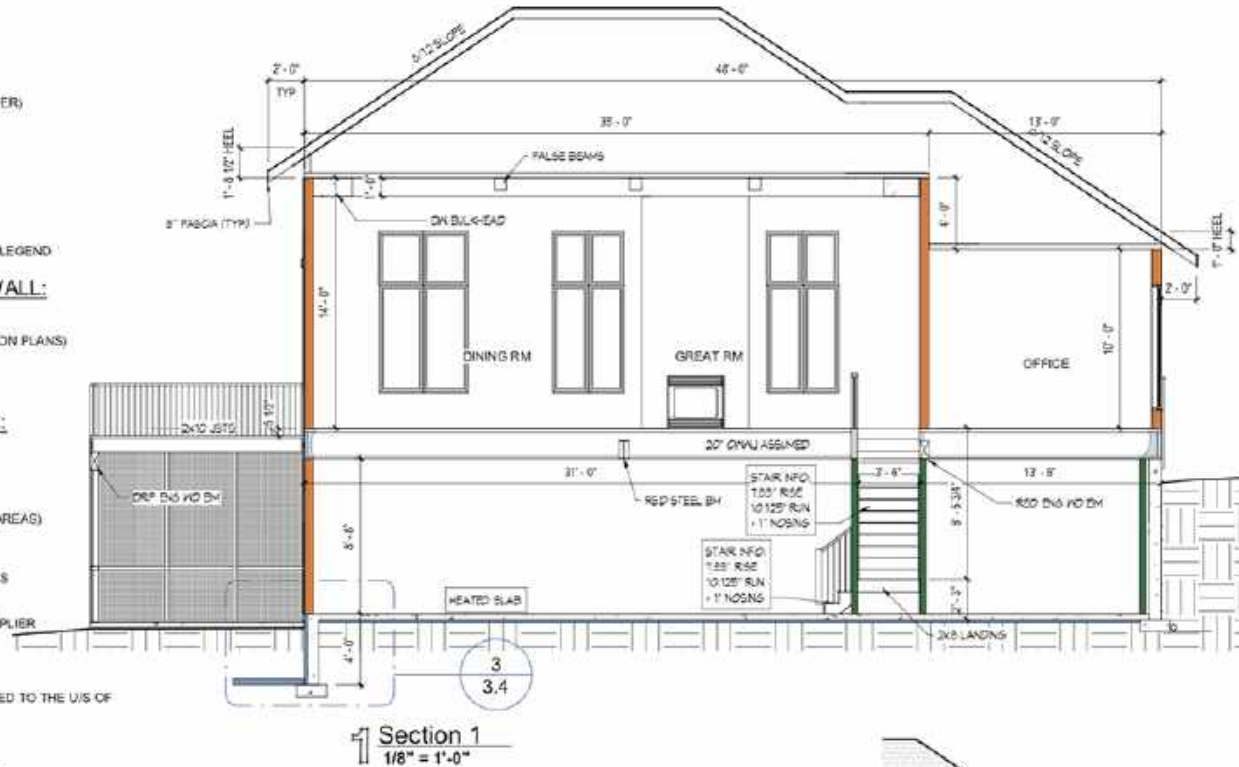
- FLEXIBLE SEALANT IS REQUIRED AROUND THE PERIMETER OF THE CONCRETE FLOOR AND ALL PENETRATIONS OF THE CONCRETE FLOOR

WEEPING TILE:

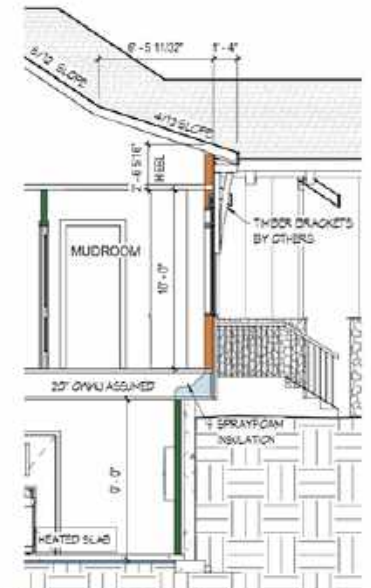
- 4" DIA. WEEPING TILE TIED DIRECTLY TO SUMP SYSTEM, C/W RADON TRAP IN MIN 2" CRUSHED ROCK

SUMP PIT:

- ENSURE EXCAVATION FOR THE SUMP IS A MINIMUM 450mm FROM THE FOOTING
- PROVISION IS REQUIRED TO PREVENT SOIL GAS FROM ENTERING THE DWELLING FROM THE SUMP & WEEPING TILE



NOTE:
ALL TIMBER TO BE DESIGNED BY OTHERS



2 Mudrm Cant. Section
1/8" = 1'-0"

