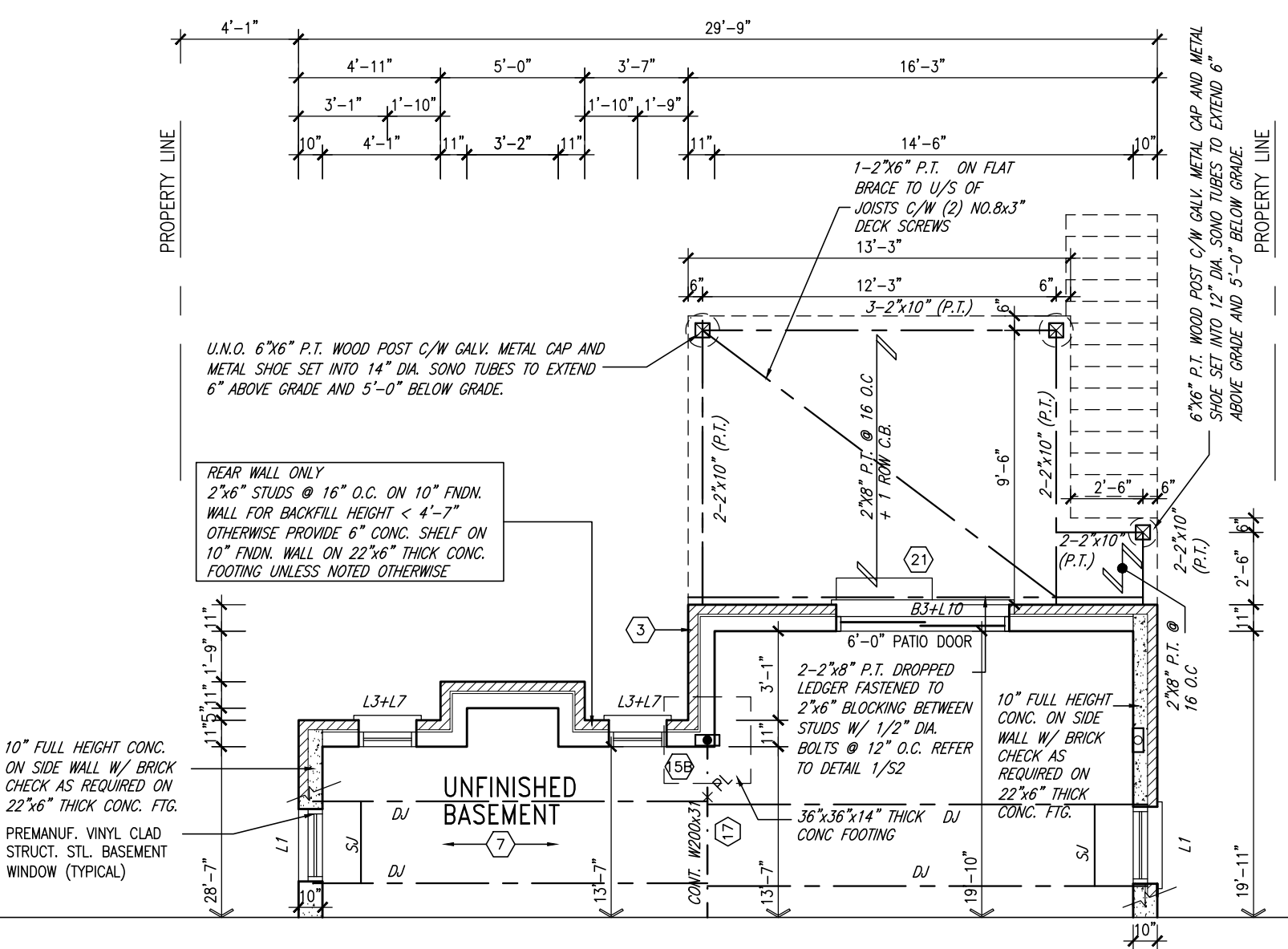


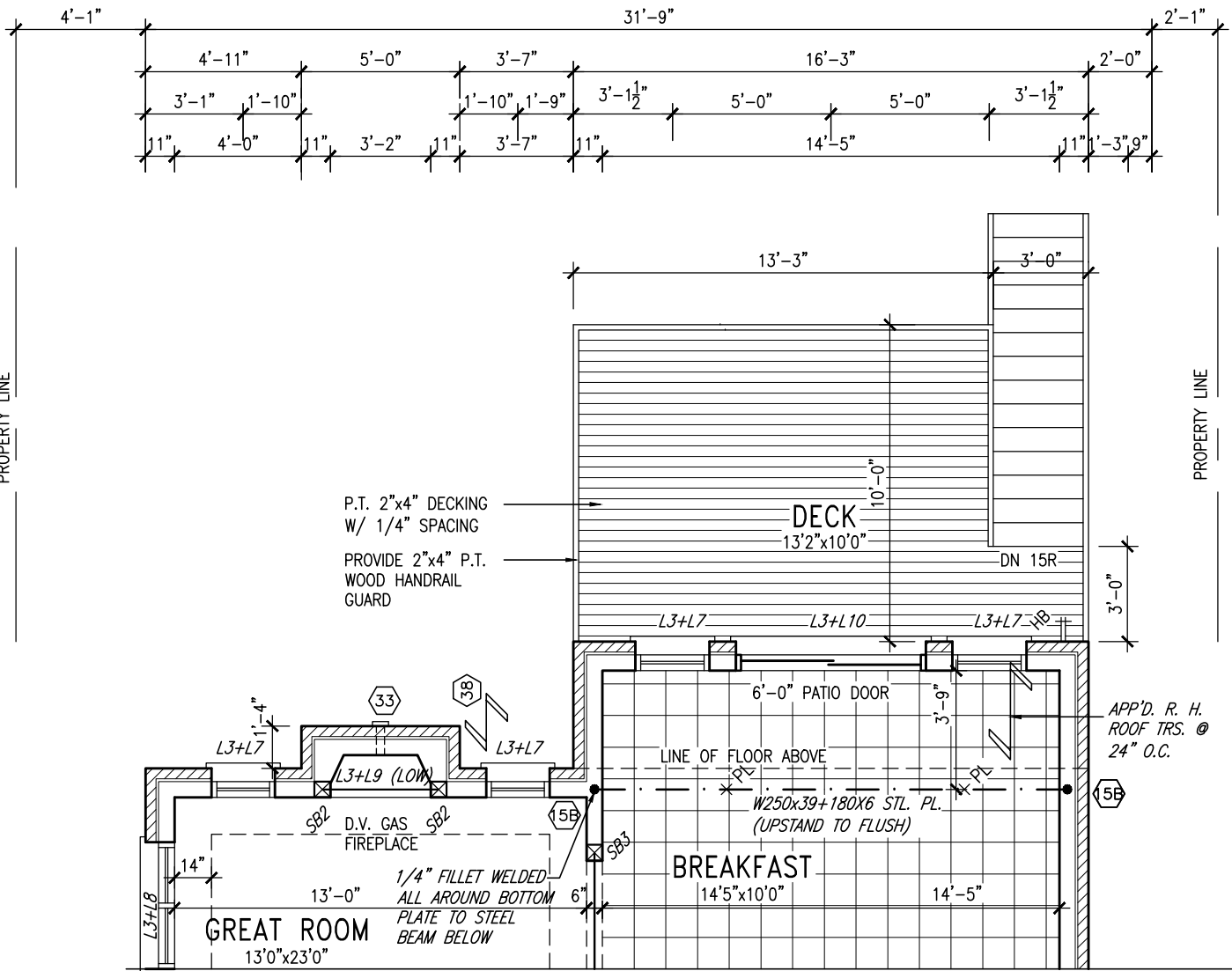
It is the builder's complete responsibility to ensure that all plans submitted for approval fully comply with the Architectural Guidelines and all applicable regulations and requirements including zoning provisions and any provisions in the subdivision agreement. The Control Architect is not responsible in any way for examining or approving site (lotting) plans or working drawings with respect to any zoning or building code or permit matter or that any house can be properly built or located on its lot.

This is to certify that these plans comply with the applicable Architectural Design Guidelines approved by the Town of BRADFORD / WEST GWILLIMBURY.

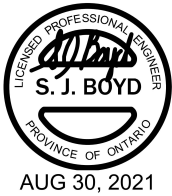
HSS 3 1/2" x 3 1/2"x1/4"  
2 STOREY COL C/W  
4"x4"x1/4" TOP AND  
BOTTOM PLATES  
PROVIDE BASE PLATE  
4 1/2"x10"x1/2" W/ (2)  
1/2" DIA x12"x2" HOOK  
ANCHORS FIELD WELD COL  
TO BASE PLATE



PARTIAL BASEMENT PLAN 'C' - W.O.B.  
CONDITION LOT 142 ONLY



PARTIAL GROUND FLOOR PLAN 'C' - W.O.B.  
CONDITION LOT 142 ONLY



SITE COPY

9.	.	.	.
8.	.	.	.
7.	.	.	.
6.	.	.	.
5.	.	.	.
4.	ENLARGED DECK FOR LOT 142	AUG 16-21	RC
3.	REV ROOF STRUCT. FOR UPG. REAR ELC	MAR 18-19	RC
2.	REVISED AS PER ENG'S COMMENTS	JAN 04-18	RC
1.	ISSUED FOR CLIENT REVIEW	.	.
no.	description	date	by

The undersigned has reviewed and takes responsibility for this design and has the qualifications and meets the requirements set out in the Ontario Building Code to be a Designer.			
qualification information			
Wellington Jno-Baptiste	signature	25591	BCIN
registration information			
VA3 Design Inc.		42658	
Contractor must verify all dimensions on the job and report any discrepancy to the Designer before proceeding with the work. All drawings and specifications are instruments of service and the property of the Designer which must be returned at the completion of the work. Drawings are not to be scaled.			

**VA3 DESIGN**

255 Consumers Rd Suite 120  
Toronto ON M2J 1R4  
t 416.630.2255 f 416.630.4782  
va3design.com

BAYVIEW WELLINGTON		S38-1 BAROSSA 1	
project name	GREEN VALLEY EAST	municipality	BRADFORD
date	JAN. 2017	project no.	16023
drawn by	SB	scale	3/16" = 1'-0"
checked by	.	file name	16023-S38-1
RICHARD - H:\ARCHIVE\WORKING\2016\16023.BW\Units\38\16023-S38-1.dwg - Fri - Aug 20, 2021 - 8:22 AM			
WALK-OUT BASEMENT CONDITION			drawing no. <b>27</b>

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AUG 30, 2021

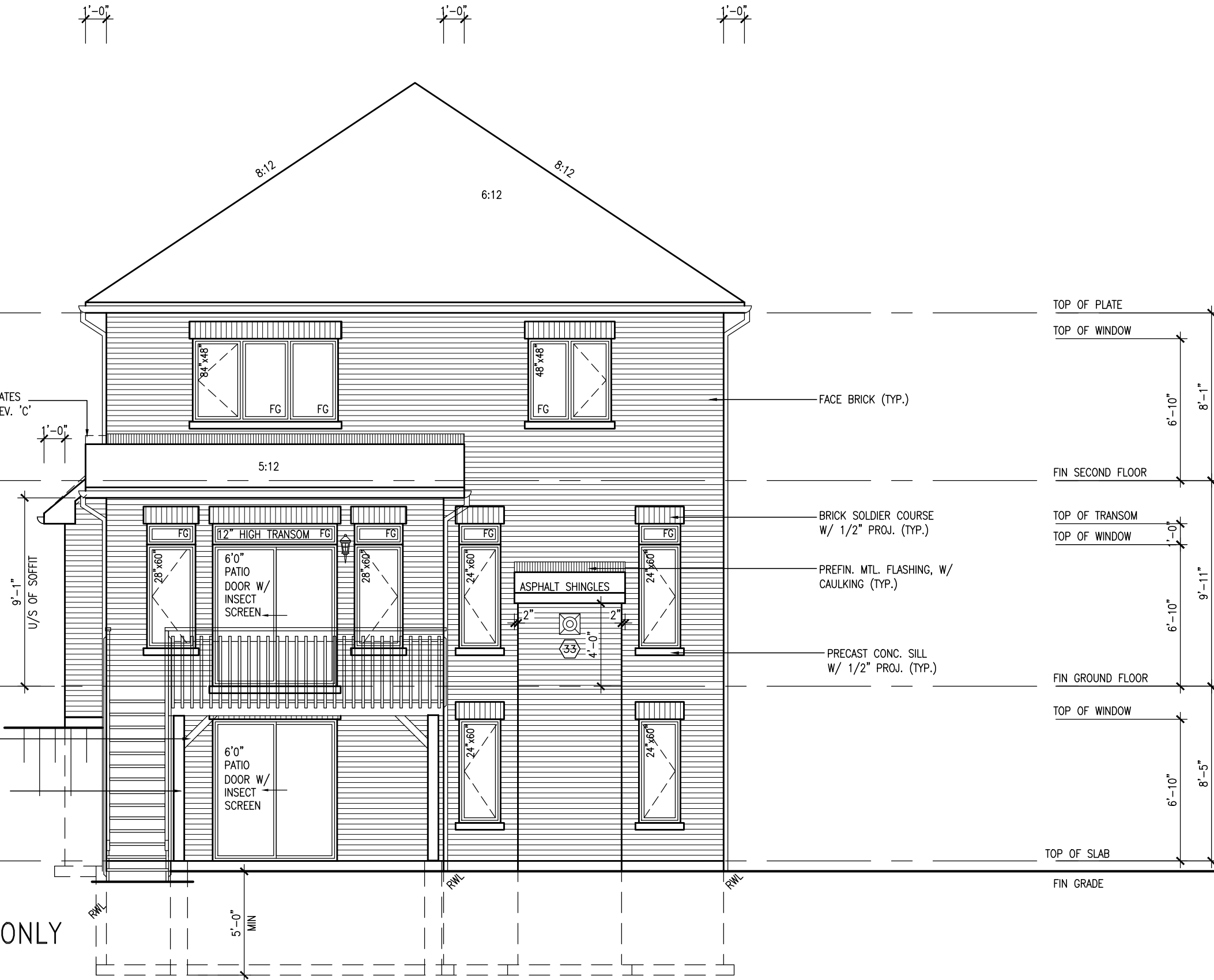
REFER TO FRONT  
ELEVATION FOR TYPICAL  
NOTES & INFORMATION

REAR ELEVATION 'C' LOT 142 ONLY

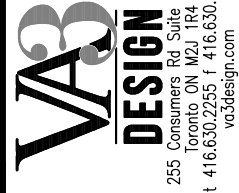
2"x6" P.T. CROSS  
BRACING

6"x6" P.T. WOOD POST C/W GALV.  
METAL CAP AND METAL SHOE SET  
INTO 14" DIA. SONO TUBES TO  
EXTEND 6" ABOVE GRADE AND  
5'-0" BELOW GRADE.

DASHED LINE INDICATES  
ROOF LINE FOR ELEV. 'C'



TOP OF PLATE	8'-11"
TOP OF WINDOW	6'-10"
FIN SECOND FLOOR	8'-11"
TOP OF TRANSOM	1'-0"
TOP OF WINDOW	6'-10"
FIN GROUND FLOOR	8'-5"
TOP OF WINDOW	6'-10"
TOP OF SLAB	8'-5"
FIN GRADE	



The undersigned has reviewed and takes responsibility for this design and has the qualifications and meets the requirements set out in the Ontario Building Code to be a Designer.

qualification information

name	Wellington Jno-Baptiste	BCIN	25591
registration information	VAS Design Inc.		42658

Contractor must verify all dimensions on the job and report any discrepancy to the Designer before proceeding with the work. All drawings and specifications are instruments of service and the property of the Designer which must be returned at the completion of the work. Drawings are not to be scaled.

no.	description	date	by
9			
8			
7			
6			
5			
4	ENLARGED DECK FOR LOT 142	AUG 16-21 RC	
3	REV ROOF STRUCT. FOR UPC. REAR ELC	MAR 18-19 RC	
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1	ISSUED FOR CLIENT REVIEW		

BAYVIEW WELLINGTON

S38-1  
BAROSSA 1

project name  
GREEN VALLEY EAST

municipality  
BRADFORD

project no.  
16023

drawing no.  
28

drawn by  
SB

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JAN. 2017

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3/16" = 1'-0"

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by  
RC

description  
ISSUED FOR CLIENT REVIEW

no.  
1

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