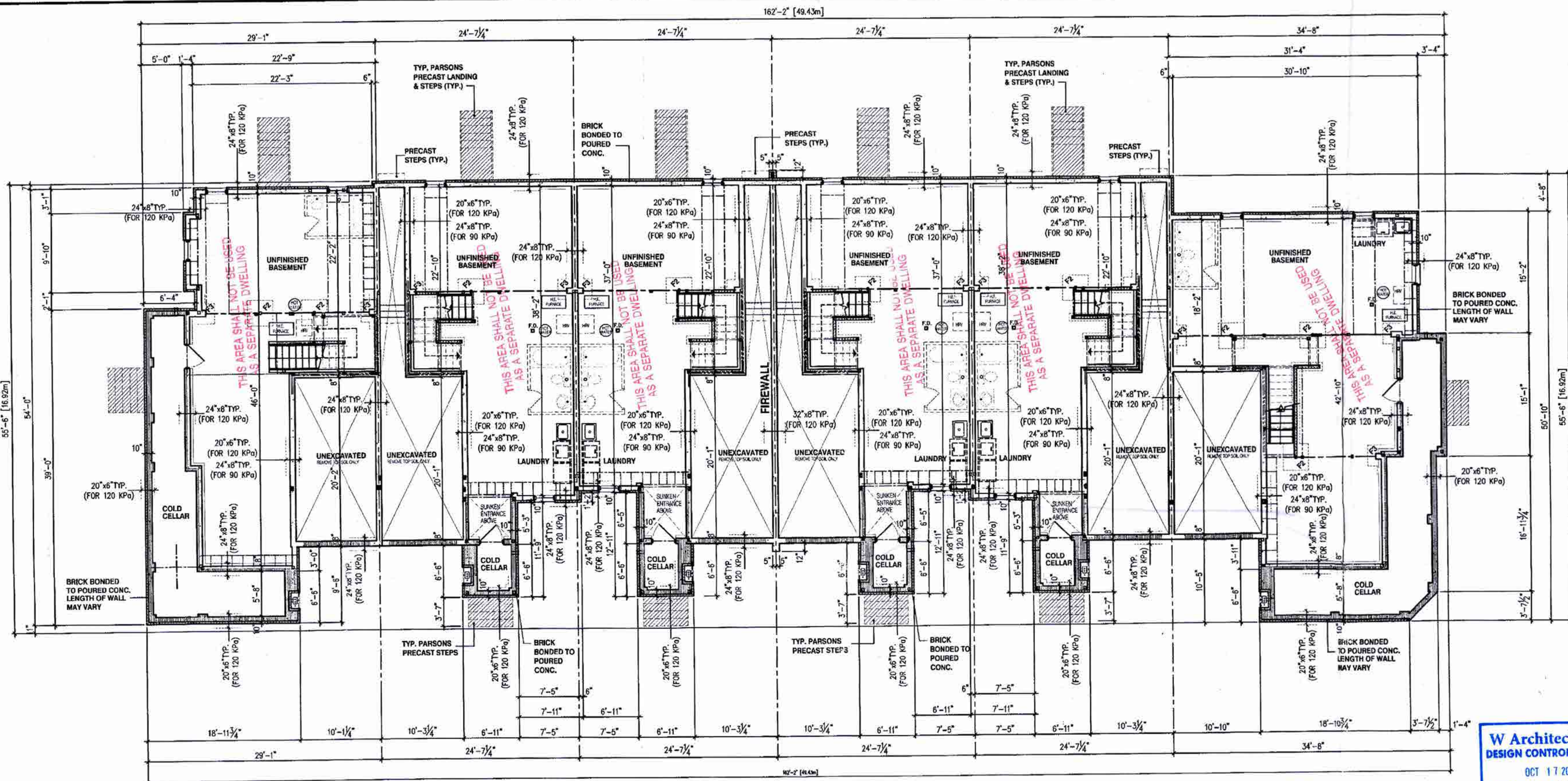




CLOVER 11A ELEV-1 TH 316-1
CLOVER 1A (REV.) ELEV-2 TH 316-2
CLOVER 1A ELEV-1 TH 316-3
CLOVER 1A (REV.) ELEV-1 TH 316-4
CLOVER 1A ELEV-2 TH 316-5
CLOVER 12A (REV.) ELEV-1 TH 316-6

BLOCK 316

NOTE:
THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ENGINEER APPROVED FLOOR TRUSS DRAWINGS BY MANUFACTURER

NOTE:
REFER TO GRADING PLAN FOR NUMBER OF STEPS

NOTE:
ALL GARAGE SLABS, PORCH SLABS, STAIRS (EXPOSED CONC. FLAT WORK) TO BE 32 MPa WITH 5-6% AIR ENTRAINMENT

REFER TO INDIVIDUAL UNITS FOR THE FOLLOWING:

- GROUND FLOOR ROOF STRUCTURE
- BASEMENT AND GROUND FLOOR LINTELS
- GROUND FLOOR AND SECOND FLOOR STRUCTURE
- DOUBLE VOLUME WALL LOCATION AND DETAILS
- CONCRETE SLABS

TYPICAL PAD FOOTING

120 KPa NATIVE SOIL 90 KPa ENGINEERED FILL SOIL

F1 = 42"x42"x18" CONCRETE PAD F1 = 48"x48"x20" CONCRETE PAD
F2 = 36"x36"x16" CONCRETE PAD F2 = 40"x40"x18" CONCRETE PAD
F3 = 30"x30"x12" CONCRETE PAD F3 = 36"x36"x14" CONCRETE PAD
F4 = 24"x24"x12" CONCRETE PAD F4 = 28"x28"x12" CONCRETE PAD
F5 = 18"x18"x8" CONCRETE PAD F5 = 18"x18"x8" CONCRETE PAD

(REFER TO FLOOR PLAN FOR UNUSUAL SIZE PADS NOT ON CHART)

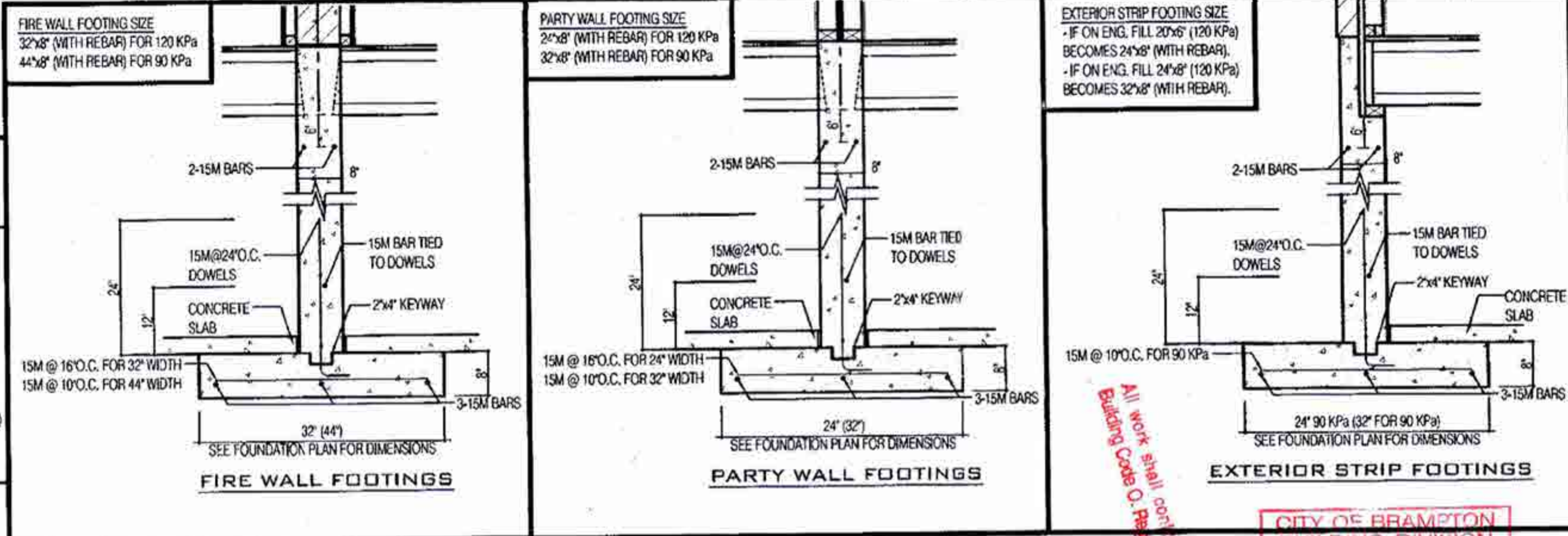
STRIP FOOTINGS - FOR 2 STOREY CLOVER SERIES TOWNHOUSES

REFER TO FOUNDATION PLAN FOR DIMENSIONS AND FOOTING DETAIL FOR REINFORCEMENT

FOOTINGS ON NATIVE SOIL (120 KPa / 17.4 psi)
20"x8" CONCRETE STRIP FOOTINGS BELOW EXTERIOR WALLS AS NOTED ON PLANS
24"x8" CONCRETE STRIP FOOTINGS BELOW EXTERIOR WALLS (UNLESS OTHERWISE NOTED)
24"x8" CONCRETE STRIP FOOTINGS (WITH REINF.) BELOW PARTY WALLS
32"x8" CONCRETE STRIP FOOTINGS (WITH REINF.) BELOW FIRE WALL

FOOTINGS ON ENGINEERED FILL (90 KPa / 13.0 psi)
24"x8" CONCRETE STRIP FOOTINGS - WITH REINF. AS NOTED ON PLANS
32"x8" CONCRETE STRIP FTGS BELOW EXT. WALLS - WITH REINF. (UNLESS OTHERWISE NOTED)
32"x8" CONCRETE STRIP FOOTINGS - WITH REINF. BELOW PARTY WALLS
44"x8" CONCRETE STRIP FOOTINGS - WITH REINF. BELOW FIRE WALL

ASSUMED 120 KPa / 17.4 psi BEARING CAPACITY FOR NATIVE SOIL OR 90 KPa / 13.0 psi FOR ENGINEERED FILL TO BE VERIFIED ON SITE



BLOCK 316

CITY OF BRAMPTON
BUILDING DIVISION
JAN 27 2018
BY TONG PAYNE

STRUDET INC.
REGISTERED PROFESSIONAL ENGINEER
B. MARINKOVIC
PROVINCE OF ONTARIO
FOR STRUCTURE ONLY

W Architect Inc.
DESIGN CONTROL REVIEW
OCT 17 2018
FINAL BY: GGP
This stamp is only for the purposes of design control and cannot be used for professional obligations

AUG 31 2018

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2	AUG 30, 2018	ISSUED FOR BUILDING PERMIT
1	JULY 19, 2018	ISSUED FOR STRUCTURAL REVIEW

DATE: WORK DESCRIPTION:

jardin
DESIGN GROUP INC.
64 JARDIN DR. SUITE 3A
VAUGHAN, ONT. L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

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

QUALIFICATION INFORMATION:
Required unless design is exempt under Division C, Subsection 3.2.5 of the building code

Walter Boller	21031
REGISTERED PROFESSIONAL ENGINEER	
Required unless design is exempt under Division C, Subsection 3.2.4 of the building code	
jardin design group inc.	27763
TRUST NAME	

BASEMENT PLAN

MINNISALE HOME CORP.
CITY OF BRAMPTON

TYPE	T	AREA	
SCALE	1/8" = 1'-0"		
PROJ. NO.	18-24	ENCL. NO.	1

BILD

All work shall conform to the Ontario Building Code O. Reg. 692/05 as amended

CITY OF BRAMPTON
BUILDING DIVISION
JAN 27 2018
BY MARK DERKSEN

BLOCK 316



STRUDET INC.



FOR STRUCTURE ONLY

THIS CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS ON SITE BEFORE PROCEEDING WITH CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO ARCHITECT GROUP INC. PRIOR TO COMMENCEMENT OF WORK.

JARDIN DESIGN GROUP INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF SURVEY, EXISTING UTILITIES, OR EXISTING FOUNDATION CONDITIONS. THESE DRAWINGS OR FOR CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CLIENT. REFER TO THE APPROPRIATE ENGINEERING DRAWINGS FOR THE PROPOSED WORK.

ALL CONDITIONS MUST BE VERIFIED PRIOR TO COMMENCEMENT OF WORK.

JARDIN DESIGN GROUP INC. HAS NOT BEEN REQUESTED TO VERIFY OR CORRECT, REVIEW OR RE-VERIFY THE INFORMATION PROVIDED FOR THE PURPOSE OF THE CONTRACT OR FOR CONSTRUCTION TO CARRY OUT THE WORK ACCORDING TO THE CONTRACT DOCUMENTS.

THESE DRAWINGS ARE THE PROPERTY OF JARDIN DESIGN GROUP INC. THIS DRAWING IS NOT TO BE REPRODUCED.

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2	AUG 30, 2018 ISSUED FOR BUILDING PERMIT
1	JULY 19, 2018 ISSUED FOR STRUCTURAL REVIEW

DATE: WORK DESCRIPTION:

jardin
DESIGN GROUP INC.
64 JARDIN DR. SUITE 3A
VAUGHAN, ONT. L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

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QUALIFICATION INFORMATION
Required unless design is exempt under Division C, Subsection 3.2.5 of the building code.

Walter Butler 21031
NAME REGISTRATION INFORMATION

Required unless design is exempt under Division C, Subsection 3.2.4 of the building code.

Jardin design group inc. 27763
FIRM NAME

FIRST FLOOR PLAN

MINNISALE HOME CORP.

CITY OF BRAMPTON

TYPE T AREA

SCALE 1/8" = 1'-0"

PROJ. NO. 18-24 DWG. NO. 2

BILD



W Architect Inc.
DESIGN CONTROL REVIEW
OCT 17 2018
FINAL BY:

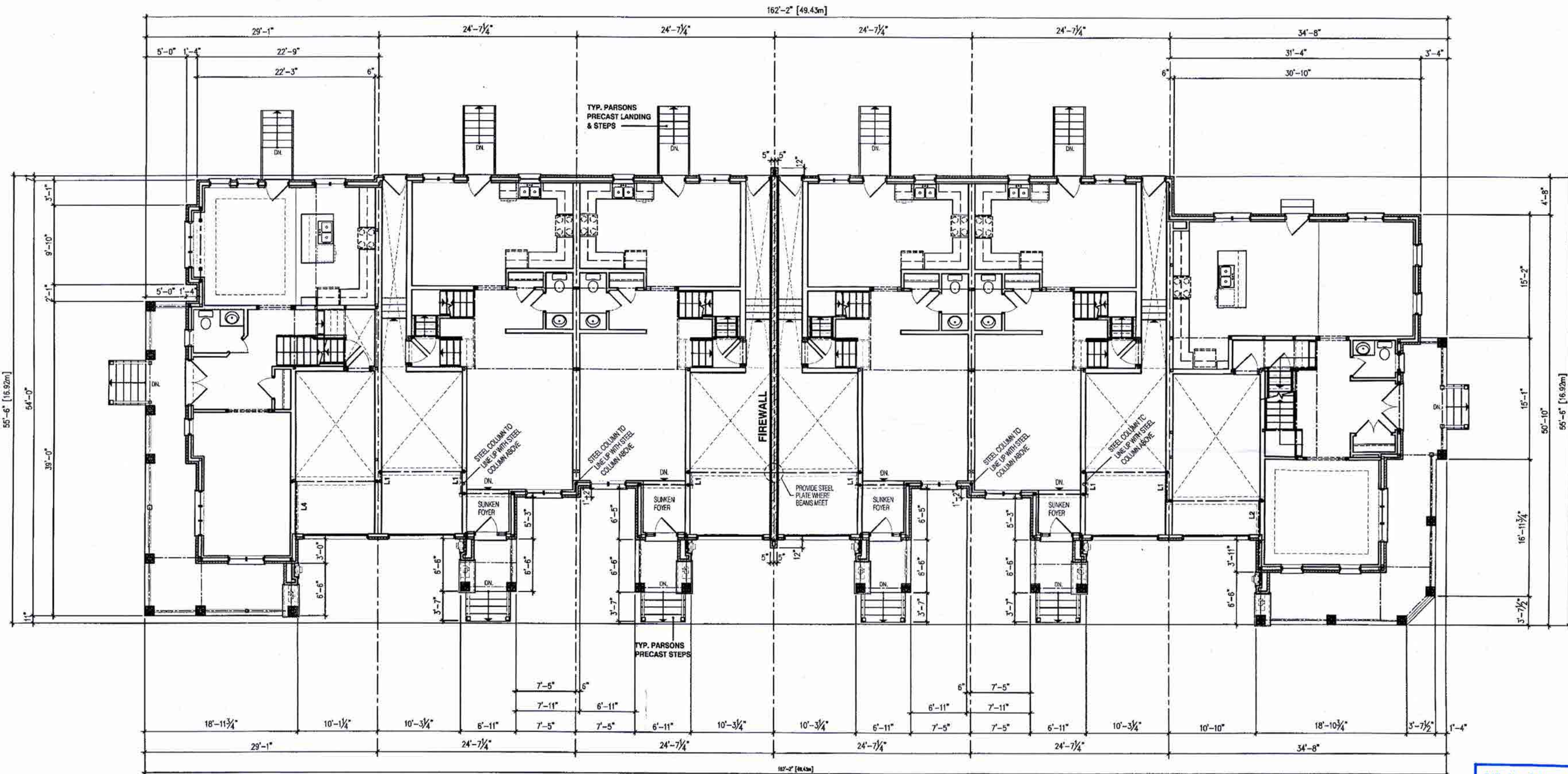
AUG 31 2018

BUILDING AREA

IN ACCORDANCE WITH OBC, DIV. 1.4.1.2.

BLOCK TH 316-1 TO TH 316-6

BUILDING AREA = 6615.0 SQ. FT.

= 614.5 m²

CLOVER 11A
ELEV-1
TH 316-1

CLOVER 1A (REV.)
ELEV-2
TH 316-2

CLOVER 1A
ELEV-1
TH 316-3

CLOVER 1A (REV.)
ELEV-1
TH 316-4

CLOVER 1A
ELEV-2
TH 316-5

CLOVER 12A (REV.)
ELEV-1
TH 316-6

BLOCK 316

NOTE:
REFER TO INDIVIDUAL PLANS FOR STANDARD WOOD, STEEL BEAMS AND LINTELS OVER WINDOWS

NOTE:
THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ENGINEER APPROVED ROOF TRUSS DRAWINGS BY MANUFACTURER

STEEL LINTELS:

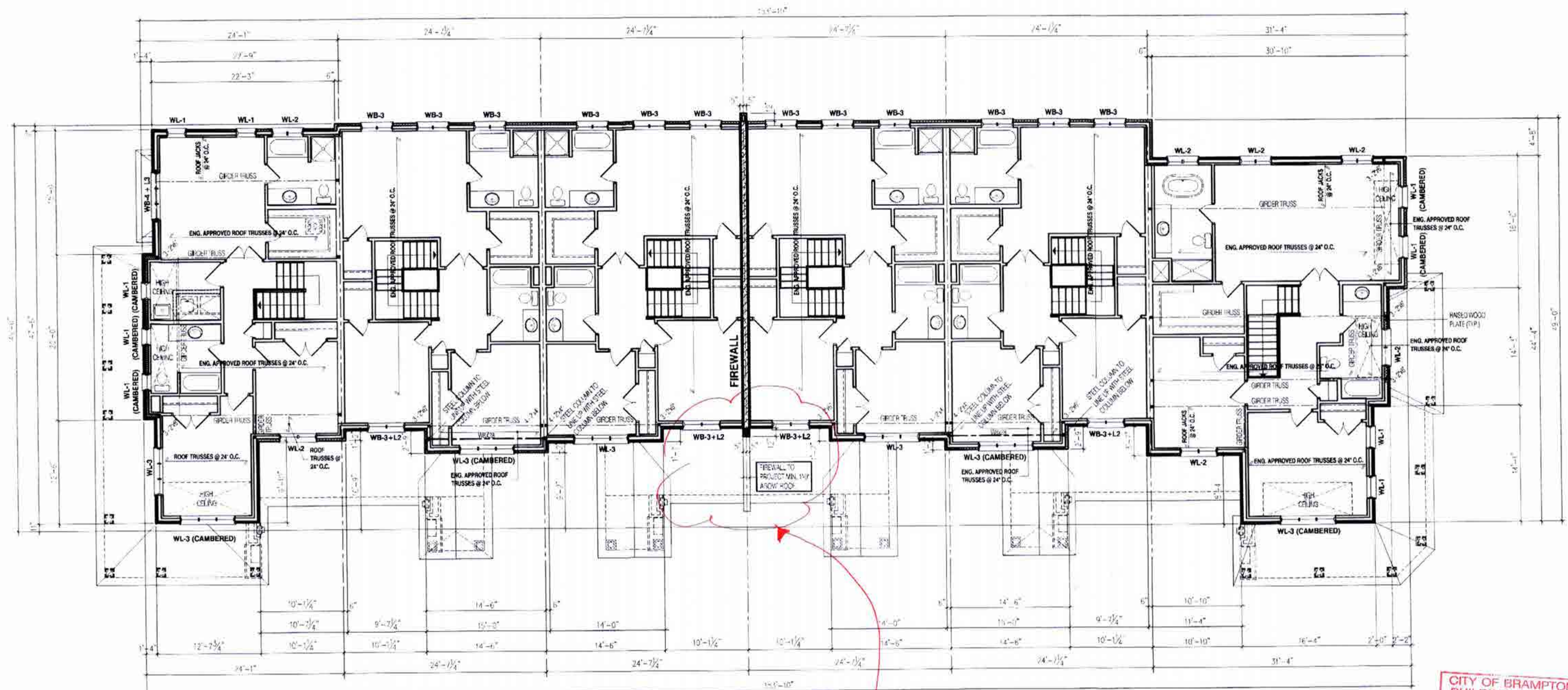
L1 = 3 1/2" x 3 1/2" x 11'4" (90x90x6)
L2 = 4" x 3 1/2" x 5'10" (100x90x8)
L3 = 5" x 3 1/2" x 5'10" (125x90x8)
L4 = 6" x 3 1/2" x 3'8" (150x90x10)
L5 = 6" x 4" x 3'8" (150x100x10)
L6 = 7" x 4" x 3'8" (180x100x10)

WOOD LINTELS:

WB1 = 2" x 8" SPRUCE BEAM
WB2 = 3" x 8" SPRUCE BEAM
WB3 = 2" x 10" SPRUCE BEAM
WB4 = 3" x 10" SPRUCE BEAM
WB5 = 2" x 12" SPRUCE BEAM
WB6 = 3" x 12" SPRUCE BEAM
WB7 = 5" x 12" SPRUCE BEAM
WB10 = 4" x 8" SPRUCE BEAM
WB11 = 4" x 10" SPRUCE BEAM
WB12 = 4" x 12" SPRUCE BEAM
LSL = TIMBERSTRAND BOARD

BRICK VENEER LINTELS:

WL1 = 3 1/2" x 3 1/2" x 11'4" (90x90x6) + 2" x 8" SPR.
WL2 = 4" x 3 1/2" x 5'10" (100x90x8) + 2" x 8" SPR.
WL3 = 5" x 3 1/2" x 5'10" (125x90x8) + 2" x 10" SPR.
WL4 = 6" x 3 1/2" x 3'8" (150x90x10) + 2" x 12" SPR.
WL5 = 6" x 4" x 3'8" (150x100x10) + 2" x 12" SPR.
WL6 = 5" x 3 1/2" x 5'10" (125x90x8) + 2" x 12" SPR.
WL7 = 5" x 3 1/2" x 5'10" (125x90x8) + 3" x 10" SPR.
WL8 = 5" x 3 1/2" x 5'10" (125x90x8) + 3" x 12" SPR.
WL9 = 6" x 4" x 3'8" (150x100x10) + 3" x 12" SPR.



CLOVER 11A
ELEV-1
TH 316-1

CLOVER 1A (REV.)
ELEV-2
TH 316-2

CLOVER 1A
ELEV-1
TH 316-3

BLOCK 316

CLOVER 1A (REV.)
ELEV-1
TH 316-4

CLOVER 1A
ELEV-2
TH 316-5

CLOVER 12A (REV.)
ELEV-1
TH 316-6

CITY OF BRAMPTON
BUILDING DIVISION
REVIEWED
JAN 2 5 2019
BY
MARK DEKKEN

ATTACHED
-Y FORM PART
VIEWED DRAWINGS

All work shall conform to the Ontario
Building Code O. Reg. 332/12 as amended

NOTE:
FIREWALL PARAPET REDESIGNED
TO PROVIDE CONFORMANCE TO O.B.C. 2012
SEC. 3.1.10.7. SEN 2.
INSPECTOR TO VERIFY MIN.
2.4M OPENING TO COMBUSTIBLE
CONSTRUCTION

NOTE:
REFER TO INDIVIDUAL PLANS FOR
STANDARD WOOD, STEEL BEAMS AND
LINTELS OVER WINDOWS

NOTE:
THESE DRAWINGS ARE TO BE READ IN
CONJUNCTION WITH ENGINEER
APPROVED ROOF TRUSS DRAWINGS BY
MANUFACTURER

STEEL LINTELS:

1 - 3 1/2 x 3 1/2 x 1/4 (90 x 90 x 6)
2 - 4 x 3 1/2 x 5/16 (100 x 90 x 8)
3 - 5 x 3 1/2 x 5/16 (125 x 90 x 8)
4 - 6 x 3 1/2 x 3/8 (150 x 90 x 10)
5 - 6 x 4 x 3/8 (150 x 100 x 10)
6 - 7 x 4 x 3/8 (180 x 100 x 10)

BRICK VENEER LINTELS:

WL1 = 3 1/2 x 3 1/2 x 1/4 (90 x 90 x 6) - 2-2 x 8 SPR.
WL2 = 4 x 3 1/2 x 5/16 (100 x 90 x 8) - 2-2 x 8 SPR.
WL3 = 5 x 3 1/2 x 5/16 (125 x 90 x 8) - 2-2 x 10 SPR.
WL4 = 6 x 3 1/2 x 3/8 (150 x 90 x 10) - 2-2 x 12 SPR.
WL5 = 6 x 4 x 3/8 (150 x 100 x 10) - 2-2 x 12 SPR.
WL6 = 7 x 4 x 3/8 (180 x 100 x 10) - 2-2 x 12 SPR.
WL7 = 7 x 3 1/2 x 5/16 (175 x 90 x 8) - 3-2 x 10 SPR.
WL8 = 7 x 3 1/2 x 5/16 (175 x 90 x 8) - 3-2 x 12 SPR.
WL9 = 7 x 4 x 3/8 (180 x 100 x 10) - 3-2 x 12 SPR.

WOOD LINTELS:

WB1 = 2-2 x 8 SPRUCE BEAM
WB2 = 3-2 x 8 SPRUCE BEAM
WB3 = 3-2 x 10 SPRUCE BEAM
WB4 = 3-2 x 12 SPRUCE BEAM
WB5 = 3-2 x 12 SPRUCE BEAM
WB6 = 3-2 x 12 SPRUCE BEAM
WB7 = 5-2 x 12 SPRUCE BEAM
WB8 = 4-2 x 8 SPRUCE BEAM
WB9 = 4-2 x 8 SPRUCE BEAM
WB10 = 4-2 x 8 SPRUCE BEAM
WB11 = 4-2 x 12 SPRUCE BEAM
WB12 = 4-2 x 12 SPRUCE BEAM
WB13 = 4-2 x 12 SPRUCE BEAM

JAN 2 1 2019

STRUDET INC.
REGISTERED PROFESSIONAL ENGINEER
B. MARINKOVIC
PROVINCE OF ONTARIO
FOR STRUCTURE ONLY

THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF BRAMPTON AND THE PROVINCE OF ONTARIO. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF BRAMPTON AND THE PROVINCE OF ONTARIO. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF BRAMPTON AND THE PROVINCE OF ONTARIO.

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2 AUG 30 2018 ISSUED FOR BUILDING PERMIT
1 JUL 19 2018 ISSUED FOR STRUCTURAL REVIEW

NO DATE WORK DESCRIPTION

jardin
DESIGN GROUP INC
64 JARDIN DR. SUITE 3A
VAUGHAN ONT. L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

The undersigned has reviewed and taken 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

Required unless design is exempt under Division C, Subsection 3.2.3 of the building code

Walter Botter 21031
NAME SIGNATURE
RECOGNITION INFORMATION
Required unless design is exempt under Division C, Subsection 3.2.4 of the building code

jardin design group inc. 22763
FIRM NAME FIRM NO.

SECOND FLOOR PLAN
MINNISALE HOME CORP.
CITY OF BRAMPTON

1/8" = 1'-0"

18-24 3

PLEASE SEE THE
NOTES AS THE
OF THE



BLOCK 316



BLOCK 316



THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS ON SITE BEFORE PROCEEDING WITH CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO JARDIN DESIGN GROUP INC. PRIOR TO COMMENCEMENT OF WORK. JARDIN DESIGN GROUP INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF SURVEY DATA OR ENGINEERING INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF ALL DIMENSIONS AND CONDITIONS ON SITE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF ALL DIMENSIONS AND CONDITIONS ON SITE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF ALL DIMENSIONS AND CONDITIONS ON SITE.

No.	DATE	WORK DESCRIPTION
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3	AUG. 30, 2018	ISSUED FOR BUILDING PERMIT
2	JULY 19, 2018	ISSUED FOR STRUCTURAL REVIEW

jardin
DESIGN GROUP INC
64 JARDIN DR. SUITE 3A
VAUGHAN ONT. L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

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
Required unless design is exempt under Division C, Subsection 1.2.4 of the building code.

Walter Boller 27031
T0006
REGISTRATION INFORMATION
Required unless design is exempt under Division C, Subsection 1.2.4 of the building code.

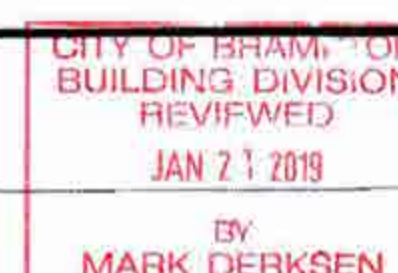
Jardin design group inc. 27763
T0006

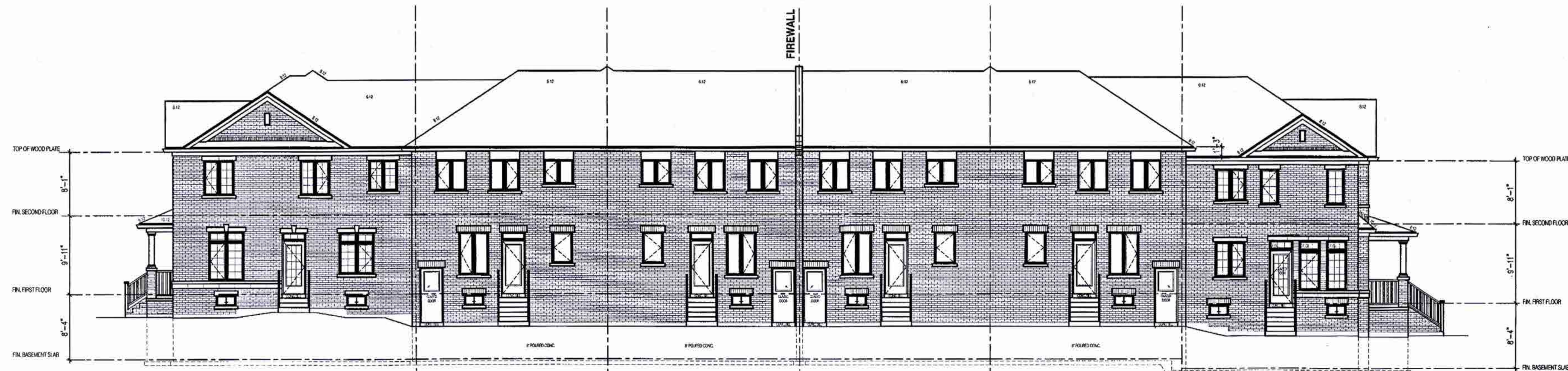
STREETSCAPE

MINNISALE HOME CORP.
CITY OF BRAMPTON

TYPE	AREA
T	—
SCALE	1/8" = 1'-0"
PROJ. No.	18-24
DWG. No.	4

AUG 31 2018





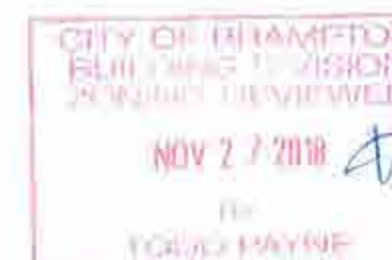
BLOCK 316



CLOVER 11A
FLANKAGE ELEV-1
TH 316-1



BLOCK 316



THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS ON SITE BEFORE PROCEEDING WITH CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO ARCHITECT GROUP INC. PRIOR TO COMMENCEMENT OF WORK.
ARCHITECT GROUP INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF ANY INFORMATION OR INFORMATION PROVIDED TO OTHERS. THESE DRAWINGS OR FOR CONSTRUCTION SHOWN PRIOR TO THE ISSUANCE OF A BUILDING PERMIT. REFER TO THE APPROPRIATE ENGINEERING DRAWINGS BEFORE PROCEEDING WITH WORK.
ARCHITECT GROUP INC. HAS NOT BEEN RETAINED TO CONDUCT GENERAL REVIEW OF THE WORK AND ASSUMES NO RESPONSIBILITY FOR THE FAILURE OF THE CONTRACTOR OR SUBCONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
THIS DRAWING IS AN INSTRUMENT OF SERVICE. IT IS PROVIDED BY ARCHITECT GROUP INC. AS A PROFESSIONAL SERVICE. THE DRAWING IS NOT TO BE REPRODUCED OR USED FOR ANY OTHER PURPOSE WITHOUT THE WRITTEN PERMISSION OF ARCHITECT GROUP INC. THE DRAWING IS NOT TO BE REPRODUCED OR USED FOR ANY OTHER PURPOSE WITHOUT THE WRITTEN PERMISSION OF ARCHITECT GROUP INC.

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2	JULY 19, 2018 ISSUED FOR STRUCTURAL REVIEW
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jardin
DESIGN GROUP INC
64 JARDIN DR. SUITE 3A
VAUGHAN ONT, L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

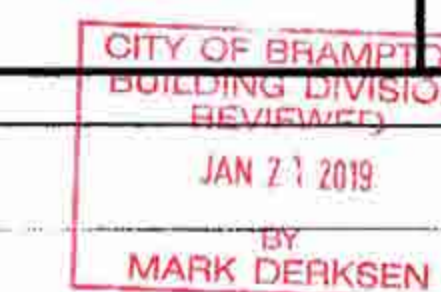
The undersigned has reviewed and takes responsibility for this design and has the qualifications and meets the requirements set out in the Ontario Building Code to be a designer.
QUALIFICATION INFORMATION
Required unless design is exempt under Division C, Subsection 3.2.5 of the building code.
Walter Botter 21031
NAME
REGISTRATION INFORMATION
Required unless design is exempt under Division C, Subsection 3.1.4 of the building code.
jardin design group inc. 27763
FIRM NAME

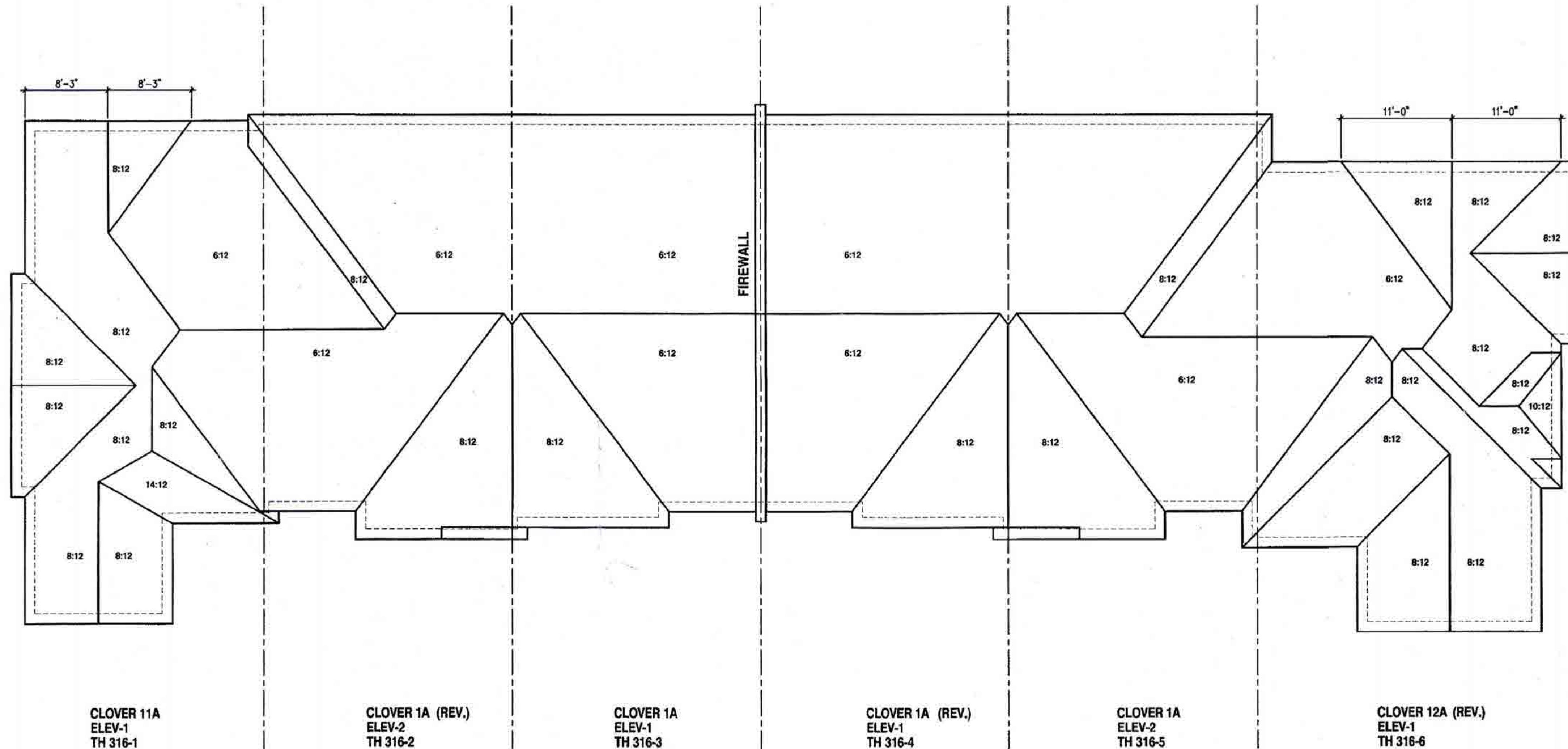
STREETSCAPE

MINNISALE HOME CORP.
CITY OF BRAMPTON

TYPE	T	AREA	—
SCALE	1/8" = 1'-0"		
PROJ. NO.	18-24	DWG. NO.	5

AUG 31 2018





BLOCK 316



AUG 31 2018

BLOCK 316

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JARDIN DESIGN GROUP INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF SURVEY, UTILITIES, OR INFORMATION PROVIDED BY OTHERS ON THESE DRAWINGS OR FOR CONSTRUCTION CHANGES PRIOR TO THE ISSUANCE OF A BUILDING PERMIT. REFER TO THE APPROPRIATE LOCAL AGENCIES FOR PRELIMINARY APPROVALS.

ALL CONSTRUCTED ITEMS MUST BE VERIFIED PRIOR TO POURING FOOTINGS.

JARDIN DESIGN GROUP INC. HAS NOT BEEN RETAINED TO VERIFY OR GUARANTEE THE CORRECTNESS OF THE INFORMATION PROVIDED BY THE CONTRACTOR OR FOR THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

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No. DATE: WORK DESCRIPTION:	

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VAUGHAN ONT. L4K 3P3
TEL: 905 660-3377 FAX: 905 660-3713
EMAIL: info@jardindesign.ca

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QUALIFICATION INFORMATION
Required unless design is exempt under Division C, Subsection 3.2.5 of the building code.

Walter Botter 21031
SIGNATURE BORN

REGISTRATION INFORMATION
Required unless design is exempt under Division C, Subsection 3.2.4 of the building code.

jardin design group inc. 27763
FIRM NAME BORN

ROOF PLAN

MINNISALE HOME CORP.
CITY OF BRAMPTON

TYPE	T	AREA
SCALE	1/8" = 1'-0"	
PROJECT NO.	18-24	DWG. NO. 6



CITY OF BRAMPTON
BUILDING DIVISION
REVIEWED
JAN 21 2019
BY
MARK DERKSEN