

NOTE: REFER TO FLOOR FRAMING SHOP DRAWINGS FOR JOIST SIZING / SPACING & BEAM SIZE INFORMATION

- BASEMENT GENERAL NOTES**
- ALL CONCRETE FOOTINGS SHALL REST ON UNDISTURBED SOIL WITH ALLOWABLE BEARING CAPACITY OF 150 KPA (3135 PSF) (TO BE SITE VERIFIED) AND SHALL BE A MIN. OF 4" BELOW FINISHED GRADE.
 - CONCRETE FOOTINGS AND FOUNDATION WALLS SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 25 MPa AFTER 28 DAYS.
 - STRUCTURAL STEEL MEMBERS AND INSERTS SHALL BE CSA G 40.21-H350 AND EMBEDDED PLATES SHALL BE GENERAL PURPOSE STEEL.
 - BACKFILL SHALL BE PLACED AND COMPACTED EQUALLY ON BOTH SIDES OF GARAGE FOUNDATION WALLS TO AVOID LATERAL LOADING.
 - ALL EXPOSED CONCRETE TO BE 32 MPa W/ 5-7% AIR ENTRAINMENT.
 - ALL FOOTINGS TO HAVE MIN. 2-15M BARS CONT.
 - REFER TO FLOOR TRUSS SHOP DRAWINGS FOR ALL FLOOR FRAMING INFORMATION.
 - WHEN VENEER CUT IS GREATER THAN 25" A 10" POURED CONC. FDN. WALL IS REQUIRED.
 - SPACE CONVENTIONAL FLOOR JOISTS @ 12" O.C. BELOW ALL CERAMIC TILE AREAS. PROVIDE 1 ROW BRIDGING FOR SPANS OF 5'-7.2' ROWS FOR SPANS GREATER THAN 7'.

PAD FOOTING SCHEDULE

F1	24"x24"x12" POURED CONC. PAD
F2	36"x36"x16" POURED CONC. PAD
F3	42"x42"x16" POURED CONC. PAD
F4	48"x48"x16" POURED CONC. PAD
F5	54"x54"x16" POURED CONC. PAD
F6	60"x60"x16" POURED CONC. PAD

ASSUME SOIL BEARING CAPACITY 150 Kpa TO BE SITE VERIFIED

STEEL COLUMN SCHEDULE

C1	4"x4"x1/4" H.S.S. W/ 6"x10"x1/2" BASE PLATE & 2-3/4" DIA. ANCHOR BOLTS W/ 4 BOLTS
C2	5 1/2"x4 1/4" DIA. THICK W/ 10"x10"x1/2" BASE PL. W/ 2-3/4" 4 1/4" DIA. ANCHOR BOLTS
C3	6"x6"x1/4" THICK W/ 12"x12"x1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C4	6"x6"x1/4" THICK W/ 10"x10"x1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C5	4"x4"x1/4" THICK W/ 10"x10"x1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C6	25Kmm2 - USE 4 BOLTS FOR MOMENT CONNECTION

WOOD/STEEL LINTELS WOOD BEAMS

L1	2-2"x8" SP#2	WB1	2-2"x8" SP#2
L2	3-2"x8" SP#2	WB2	3-2"x8" SP#2
L3	2-2"x10" SP#2	WB3	4-2"x8" SP#2
L4	3-2"x10" SP#2	WB4	2-2"x10" SP#2
L5	2-2"x12" SP#2	WB5	3-2"x10" SP#2
L6	3-2"x12" SP#2	WB6	4-2"x10" SP#2
L7	3 1/2"x3 1/2"x1/2"x1/4" (50x50x6) L	WB7	2-2"x12" SP#2
L8	3 1/2"x3 1/2"x1/2"x1/4" (50x50x6) L	WB8	3-2"x12" SP#2
L9	4"x3 1/2"x1/2"x1/4" (100x50x6) L	WB9	4-2"x12" SP#2
L10	5"x3 1/2"x1/2"x1/4" (125x50x6) L		
L11	5"x3 1/2"x1/2"x1/4" (125x50x6) L		
L12	6"x4"x3/8" (150x100x10) L		

DOOR SCHEDULE - BASEMENT

1	2'-10" x 6'-8" - INSULATED ENTRANCE DOOR
1A	2'-8" x 6'-8" - INSULATED FRONT DOORS
2	2'-9" x 6'-9" - WOOD & GLASS DOOR
3	2'-8" x 6'-8" x 1-3/4" - EXTERIOR SLAB DOOR
3A	3'-0" x 6'-8" x 1-3/4" - EXTERIOR SLAB DOOR
4	2'-8" x 6'-8" x 1-3/8" - INTERIOR SLAB DOOR
5	2'-6" x 6'-8" x 1-3/8" - INTERIOR SLAB DOOR
6	2'-2" x 6'-8" x 1-3/8" - INTERIOR SLAB DOOR
7	1'-6" x 6'-8" x 1-3/8" - INTERIOR SLAB DOOR
8	2'-0" x 6'-8" x 1-3/8" - INTERIOR SLAB DOOR
9	2'-4" x 6'-8" x 1-3/8" - INTERIOR SLAB DOOR

REBAR NOTES

B.L.	BOTTOM LOWER LEVEL
B.U.	BOTTOM UPPER LEVEL
I.U.	10' UP UPPER LEVEL
T.A.	TOP ALL AROUND
B.E.W.	BOTTOM EACH WAY

DESIGN LOADS - BASEMENT

LIVE LOAD	40 PSF
DEAD LOAD	20 PSF

THE RISER DESIGNS
20 RIVERMEDE ROAD, UNIT 101
CONCORD, ONTARIO L4K 3N3
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FAX: 1 (888) 602-1163
WWW.THERISER.CA

The undersigned has reviewed and takes responsibility for this design, and has the qualifications and means for the requirements set out in the Building Code by design the work shown on the drawings.

MAILED 2019/01/23 10:00 AM
27816
32072

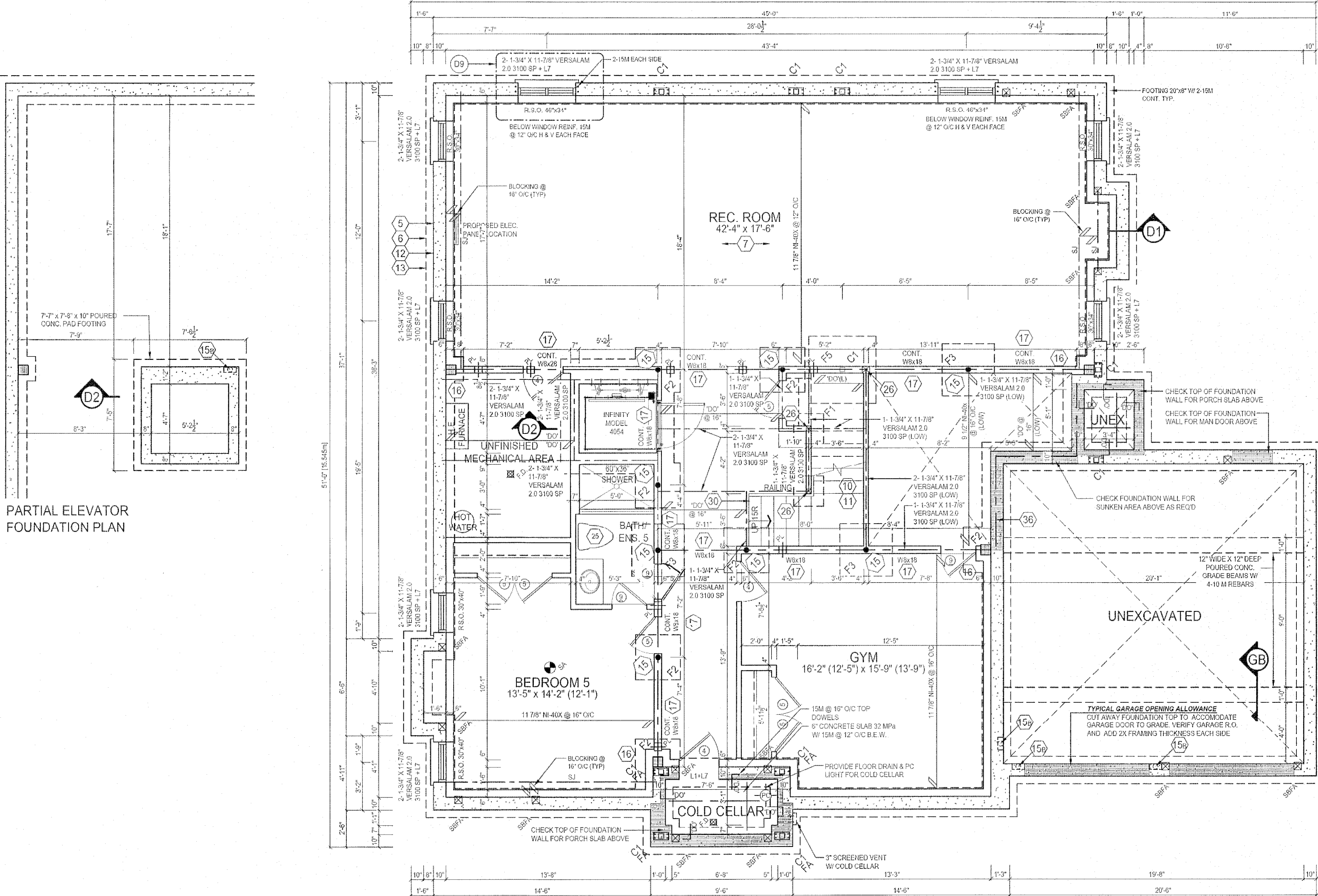
GREENPARK HOMES
TIBURTINO
CITY OF OAKVILLE
GEORGIAN 3
ELEVATION B

REVISIONS

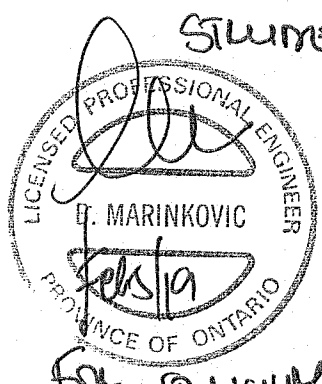
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1	ISSUED FOR PRELIMINARY REVIEW	NOV. 10/17	MS
2	FLOORS & TRUSSES CO-ORD. ISSUED TO ENG. FOR REVIEW	JAN. 25/18	MT
3	REV. PER CLIENT COMMENTS	APR. 04/18	MT
4	ISSUED FINAL	MAY 24/18	MT
5	LOT SPECIFIC - LOT 1 - WORKING DRAWINGS CREATED	JAN. 29/19	AE

Project: MT
17-25
3/16" = 1'0"

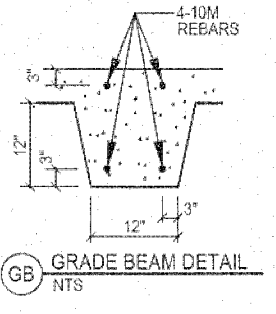
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PARTIAL ELEVATOR FOUNDATION PLAN



For Submission only



GB GRADE BEAM DETAIL

FEB 06 2019

NOTE: REFER TO FLOOR FRAMING SHOP DRAWINGS FOR JOIST SIZING / SPACING & BEAM SIZE INFORMATION

GROUND FLOOR GENERAL NOTES

- ALL INTERIOR DOOR AND OPENING LINTEL NOT SHOWN TO BE A MIN. OF 2"x8" SP#1
- ALL 4" & 6" PARTITIONS SHOWN (UNLESS OTHERWISE NOTED) TO BE 2"x4" OR 2"x6" @ 16" O.C. W/ 1/2" DRYWALL BOTH SIDES
- PROVIDE WALLS WITH DOUBLE TOP PLATE AND SINGLE BOTTOM PLATE, DOUBLE STUDS AT ALL OPENINGS AND TRIPLE STUDS @ CORNERS
- REFER TO FLOOR TRUSS SHOP DRAWINGS FOR ALL FLOOR FRAMING INFORMATION
- REFER TO TRUSS SHOP DRAWINGS FOR ALL ROOF FRAMING INFORMATION
- SPACE CONVENTIONAL FLOOR JOISTS @ 12" O.C. BELOW ALL CERAMIC TILE AREAS. PROVIDE 1 ROW BRIDGING FOR SPANS OF 9'-7", 2 ROWS FOR SPANS GREATER THAN 7'
- CONTRACTOR TO VERIFY ALL FLOOR & ROOF TRUSSES, DIMENSIONS AND CONNECTIONS. ANY DISCREPANCIES SHALL BE REPORTED TO 1 RISER DESIGNS PRIOR TO CONSTRUCTION

STEEL COLUMN SCHEDULE

C1	12"x14" H.S.S. W/ 6"x10" X 1/2" BASE PLATE & 2-3/4" DIA. ANCHOR BOLTS W/ 4 BOLTS
C2	3-1/2" DIA. 1/4" THICK W/ 10"x10"x12" BASE PL. W/ 2-3/4" X 4-1 DIA. ANCHOR BOLTS
C3	6" X 6" X 3/8" THICK W/ 12" X 12" X 1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C4	5" X 5" X 1/4" THICK W/ 10" X 10" X 1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C5	4" X 4" X 1/4" THICK W/ 10" X 10" X 1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS

W/ 25KNM2 - USE 4 BOLTS FOR MOMENT CONNECTION

WOOD/STEEL LINTELS | WOOD BEAMS

WOOD/STEEL LINTELS	WOOD BEAMS
L1 2-2"x8" SP#2	WB1 2-2"x8" SP#2
L2 3-2"x8" SP#2	WB2 3-2"x8" SP#2
L3 2-2"x10" SP#2	WB3 4-2"x8" SP#2
L4 3-2"x10" SP#2	WB4 2-2"x10" SP#2
L5 2-2"x12" SP#2	WB5 3-2"x10" SP#2
L6 3-2"x12" SP#2	WB6 4-2"x10" SP#2
L7 3-1/2" X 3-1/2" X 1/4" (50x50x6) L	WB7 2-2"x12" SP#2
L8 3-1/2" X 3-1/2" X 5/16" (60x60x6) L	WB8 3-2"x12" SP#2
L9 4" X 3-1/2" X 1/4" (100x60x6) L	WB9 4-2"x12" SP#2
L10 5" X 3-1/2" X 5/16" (125x60x6) L	
L11 5" X 3-1/2" X 3/8" (125x60x10) L	
L12 6" X 4" X 3/8" (150x100x10) L	

DOOR SCHEDULE - GROUND FLOOR

1	2'-10" X 8'-0" - INSULATED ENTRANCE DOOR
1A	2'-8" X 8'-0" - INSULATED FRONT DOORS
2	2'-8" X 8'-0" - WOOD & GLASS DOOR
3	2'-8" X 8'-0" X 1-3/4" - EXTERIOR SLAB DOOR
3A	3'-0" X 8'-0" X 1-3/4" - EXTERIOR SLAB DOOR
4	2'-8" X 8'-0" X 1-3/8" - INTERIOR SLAB DOOR
5	2'-8" X 8'-0" X 1-3/8" - INTERIOR SLAB DOOR
6	2'-2" X 8'-0" X 1-3/8" - INTERIOR SLAB DOOR
7	1'-6" X 8'-0" X 1-3/8" - INTERIOR SLAB DOOR
8	2'-0" X 8'-0" X 1-3/8" - INTERIOR SLAB DOOR
9	2'-4" X 8'-0" X 1-3/8" - INTERIOR SLAB DOOR

DESIGN LOADS - GROUND FLOOR

LIVE LOAD	40 PSF
DEAD LOAD	20 PSF

WALL LEGEND

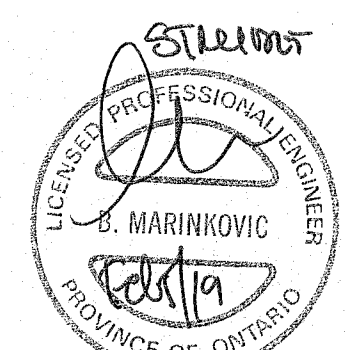
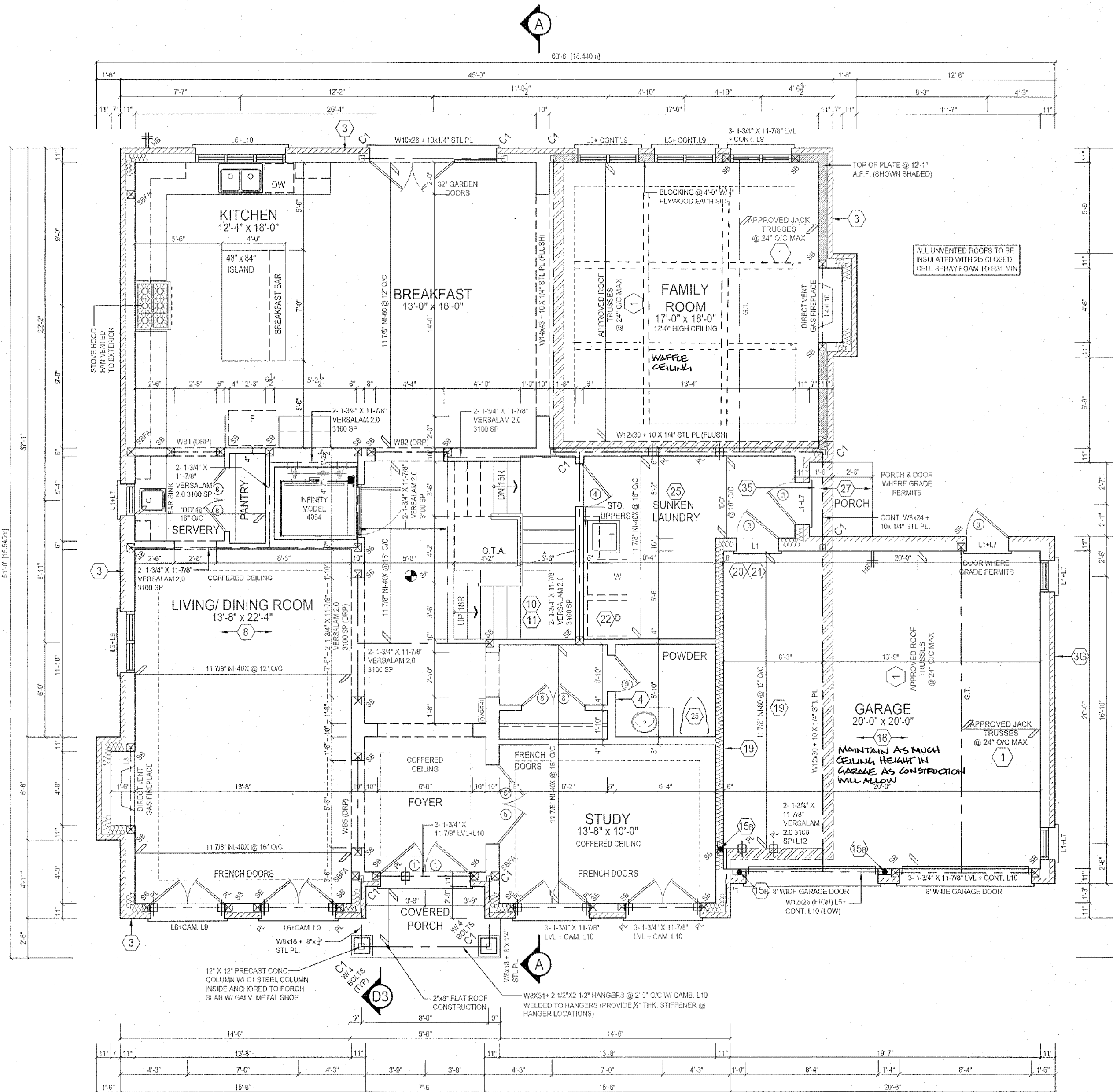
	VARYING WALL HEIGHT
	DOUBLE VOLUME WALL
	LOAD BEARING WALL

ONE RISER
DESIGNS
20 RIVERMEDE ROAD, UNIT 101
CONCORD, ONTARIO
L4K 3N3
PHONE: (905) 669-2111
FAX: 1 (888) 602-1163
WWW.ONERISER.CA

Client:	GREENPARK HOMES
Project:	TIBURTINO CITY OF OAKVILLE
Model:	GEORGIAN 3 ELEVATION B

Revised:	1	ISSUED FOR PRELIMINARY REVIEW	NOV. 10/17	MS
Revised:	2	FLOORS & TRUSSES CO-ORD. ISSUED TO ENG. FOR REVIEW	JAN. 25/18	MT
Revised:	3	REV. PER CLIENT COMMENTS	APR. 04/18	MT
Revised:	4	ISSUED FINAL	MAY. 24/18	MT
Revised:	5	LOT 1 SPECIFIC - LOT 1 - WORKING DRAWINGS CREATED	JAN. 29/19	AE

Drawn by:	MT	Checked by:	MS
Project No.:	17-25	Page:	3 OF 8
Scale:	3/16" = 1'-0"		



For Submission on
FEB 06 2019

TIBURTINO - LOT 1 ONLY

NOTE: REFER TO ROOF TRUSS SHOP DRAWINGS FOR ALL ROOF FRAMING INFORMATION

SECOND FLOOR GENERAL NOTES

- ALL INTERIOR DOOR AND OPENING LINTEL NOT SHOWN TO BE A MIN. OF 2"X8" SP#2
- ALL 4" & 6" PARTITIONS SHOWN (UNLESS OTHERWISE NOTED) TO BE 2"X4" OR 2"X6" @ 16" O/C W/ 1/2" DRYWALL BOTH SIDES
- PROVIDE WALLS WITH DOUBLE TOP PLATE AND SINGLE BOTTOM PLATE, DOUBLE STUDS AT ALL OPENINGS AND TRIPLE STUDS @ CORNERS
- REFER TO TRUSS SHOP DRAWINGS FOR ALL ROOF FRAMING INFORMATION
- CONTRACTOR TO VERIFY ALL FLOOR & ROOF TRUSSES, DIMENSIONS AND ENGINEERING. ANY DISCREPANCIES SHALL BE REPORTED TO 1 RISER DESIGNS PRIOR TO CONSTRUCTION.

STEEL COLUMN SCHEDULE

C1	4"X4"X1/4" H.S.S. W/ 6"X10"X1/2" BASE PLATE & 2-3/4" DIA. ANCHOR BOLTS W/ 4 BOLTS
C2	3 1/2" DIA. 1/4" THICK W/ 10"X10"X1/2" BASE PL. W/ 2-3/4" 4-1 DIA. ANCHOR BOLTS
C3	6" X 6" X 3/8" THICK W/ 12" X 12" X 1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C4	5" X 5" X 1/4" THICK W/ 10" X 10" X 1/2" BASE PLATE @ 4-3/4" DIA. ANCHOR BOLTS
C5	4" X 4" X 1/4" THICK W/ 10" X 10" X 1/2" BASE PLATE @ 2-1/2" DIA. ANCHOR BOLTS
C6	25Knm2 - USE 4 BOLTS FOR MOMENT CONNECTION

WOOD/STEEL LINTELS WOOD BEAMS

WOOD/STEEL LINTELS	WOOD BEAMS
L1 2-2"X8" SP#2	WB1 2-2"X8" SP#2
L2 3-2"X8" SP#2	WB2 3-2"X8" SP#2
L3 2-2"X10" SP#2	WB3 4-2"X8" SP#2
L4 3-2"X10" SP#2	WB4 2-2"X10" SP#2
L5 2-2"X12" SP#2	WB5 3-2"X10" SP#2
L6 3-2"X12" SP#2	WB6 4-2"X10" SP#2
L7 3 1/2" X 3 1/2" X 1/4" (50x90x6) L	WB7 2-2"X12" SP#2
L8 3 1/2" X 3 1/2" X 5/16" (50x90x8) L	WB8 3-2"X12" SP#2
L9 4" X 3 1/2" X 1/4" (100x90x6) L	WB9 4-2"X12" SP#2
L10 5" X 3 1/2" X 5/16" (125x90x8) L	
L11 5" X 3 1/2" X 3/8" (125x90x10) L	
L12 6" X 4" X 3/8" (150x100x10) L	

DOOR SCHEDULE - SECOND FLOOR

1	2-10" X 7-0" - INSULATED ENTRANCE DOOR
1A	2-8" X 7-0" - INSULATED FRONT DOORS
2	2-8" X 7-0" - WOOD & GLASS DOOR
3	2-8" X 7-0" X 1-3/4" - EXTERIOR SLAB DOOR
3A	3-0" X 7-0" X 1-3/4" - EXTERIOR SLAB DOOR
4	2-8" X 7-0" X 1-3/8" - INTERIOR SLAB DOOR
5	2-8" X 7-0" X 1-3/8" - INTERIOR SLAB DOOR
6	2-2" X 7-0" X 1-3/8" - INTERIOR SLAB DOOR
7	1-6" X 7-0" X 1-3/8" - INTERIOR SLAB DOOR
8	2-0" X 7-0" X 1-3/8" - INTERIOR SLAB DOOR
9	2-4" X 7-0" X 1-3/8" - INTERIOR SLAB DOOR

DESIGN LOADS - ASPHALT SHINGLES

DEAD LOAD	TOP CHORD = 15.00 PSF
	BOTTOM CHORD = 7.00 PSF
LIVE LOAD	TOP CHORD = 38.30 PSF
	BOTTOM CHORD = 10.50 PSF

WALL LEGEND

	VARYING WALL HEIGHT
	DOUBLE VOLUME WALL
	LOAD BEARING WALL

THE 1 RISER DESIGNS

20 RIVERMEDE ROAD, UNIT 101
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WWW.1RISER.CA

The undersigned has reviewed and takes responsibility for the design and has the qualifications and expertise to prepare the drawings and to ensure the drawings comply with the applicable building codes to design the work shown on the drawings.

QUALIFICATION: 1 RISER DESIGNS INC. 27816
1 RISER DESIGNS INC. 32072

Client: GREENPARK HOMES

Project: TIBURTINO

City: CITY OF OAKVILLE

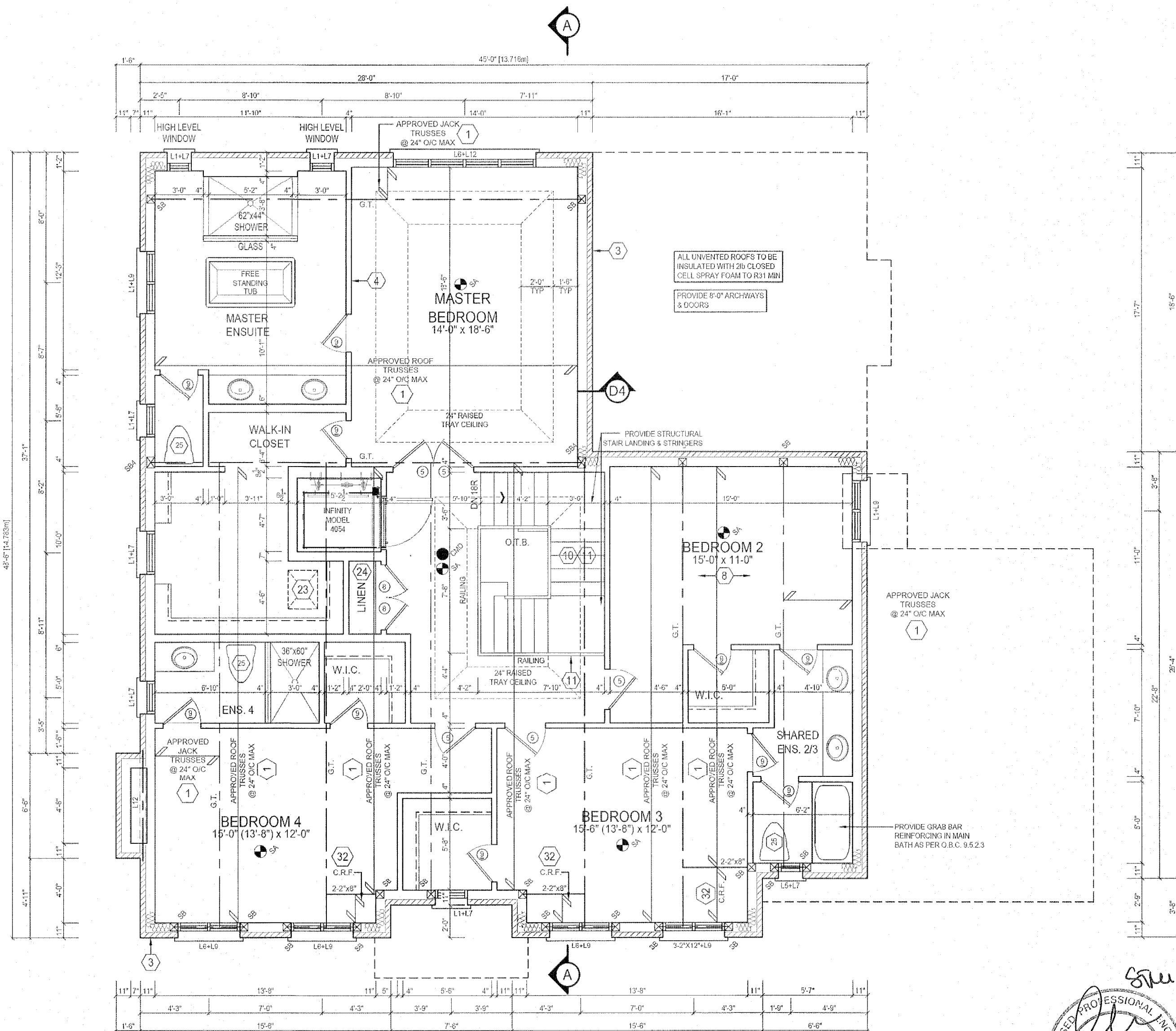
Model: GEORGIAN 3

ELEVATION B

SECOND FLOOR PLAN

Scale: 3/16" = 1'0"

Page: 4 OF 8



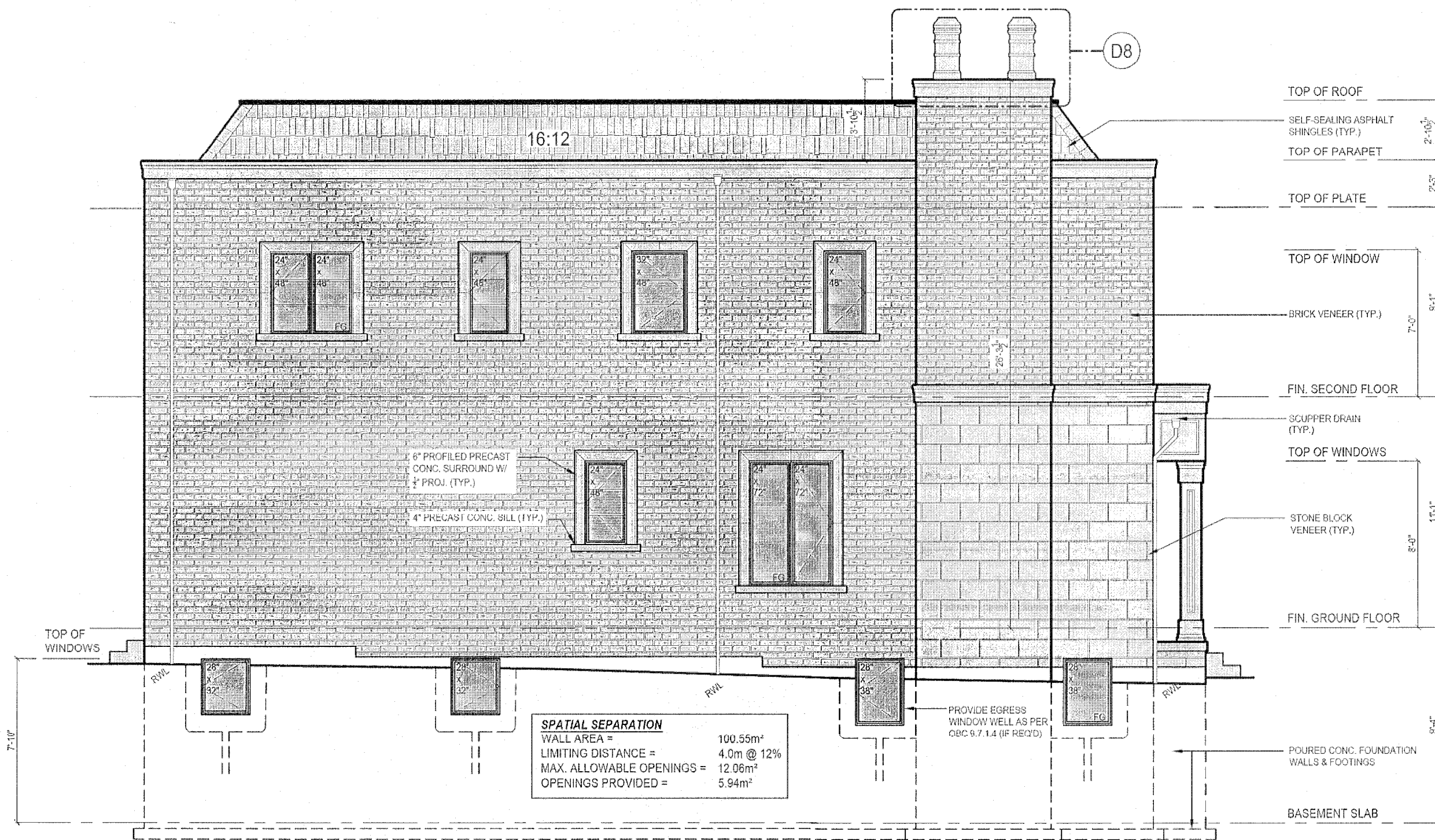
GREENPARK HOMES INC
B. MARINKOVIC
PROVINCE OF ONTARIO
FEB 06 2019

REVISIONS				
#	Description	Date	By	
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2	FLOORS & TRUSSES CO-ORD. ISSUED TO ENG. FOR REVIEW	JAN. 25/18	MT	
3	REV. PER CLIENT COMMENTS	APR. 04/18	MT	
4	ISSUED FINAL	MAY. 24/18	MT	
5	LOT SPECIFIC - LOT 1 - WORKING DRAWINGS CREATED	JAN. 29/19	AE	

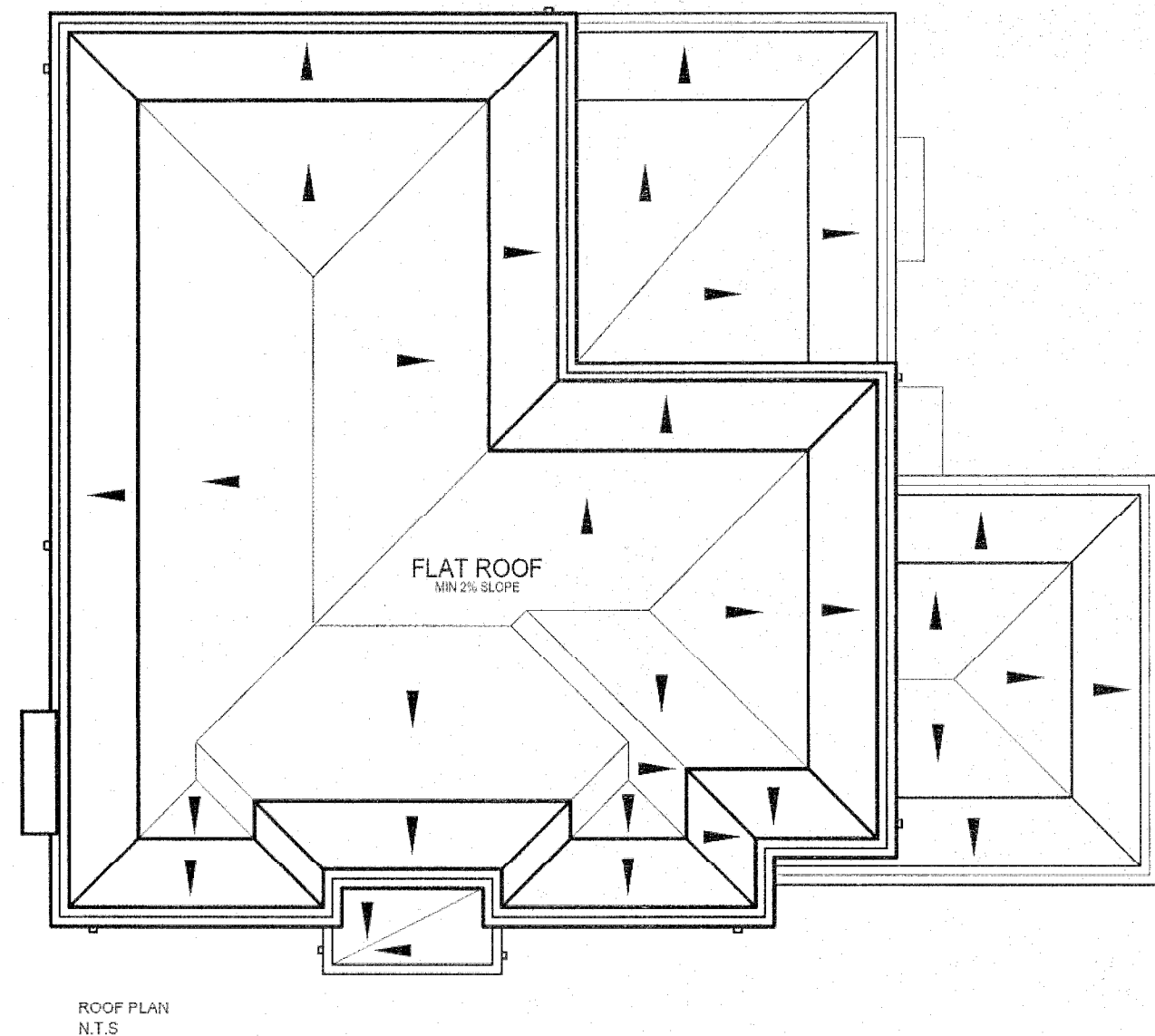
TIBURTINO - LOT 1 ONLY



FRONT ELEVATION B



LEFT SIDE ELEVATION B



ROOF PLAN
N.T.S.

FEB 06 2019

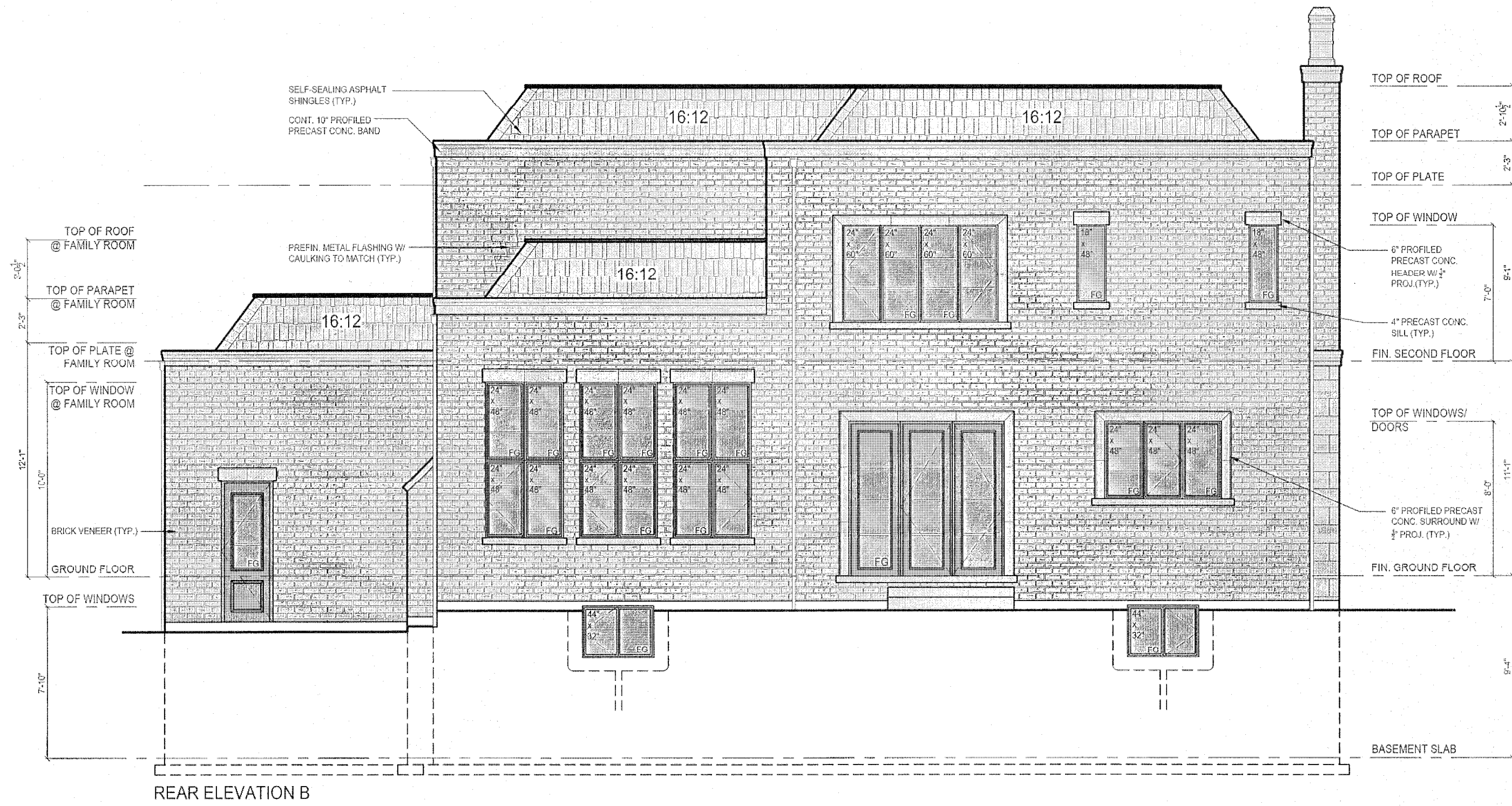
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Client: **GREENPARK HOMES**
Project: **TIBURTINO
CITY OF OAKVILLE
GEORGIAN 3
ELEVATION B**

Sheet Title: **FRONT & LEFT SIDE
ELEVATION & ROOF PLAN**

Drawn by: **MT** Checked by: **MS**
Project No: **17-25** Page: **5 OF 8**
Scale: **3/16" = 1'0"**



REAR ELEVATION B



RIGHT SIDE ELEVATION B

FEB 06 2019

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5	LOT SPECIFIC - LOT 1 - WORKING DRAWINGS CREATED	JAN. 25/19	AE

ELEVATION GENERAL NOTES

- REFER TO FRONT ELEVATION FOR INFORMATION NOT SHOWN

ONE RISER DESIGNS

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FAX: 1 (866) 602-1163
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FOR THE CLIENT'S USE: 27816
FOR THE CLIENT'S USE: 32072

CLIENT: GREENPARK HOMES

Project: TIBURTINO CITY OF OAKVILLE

Model: GEORGIAN 3 ELEVATION B

Sheet Title: REAR & RIGHT SIDE ELEVATION

Drawn by: MT Checked by: MS

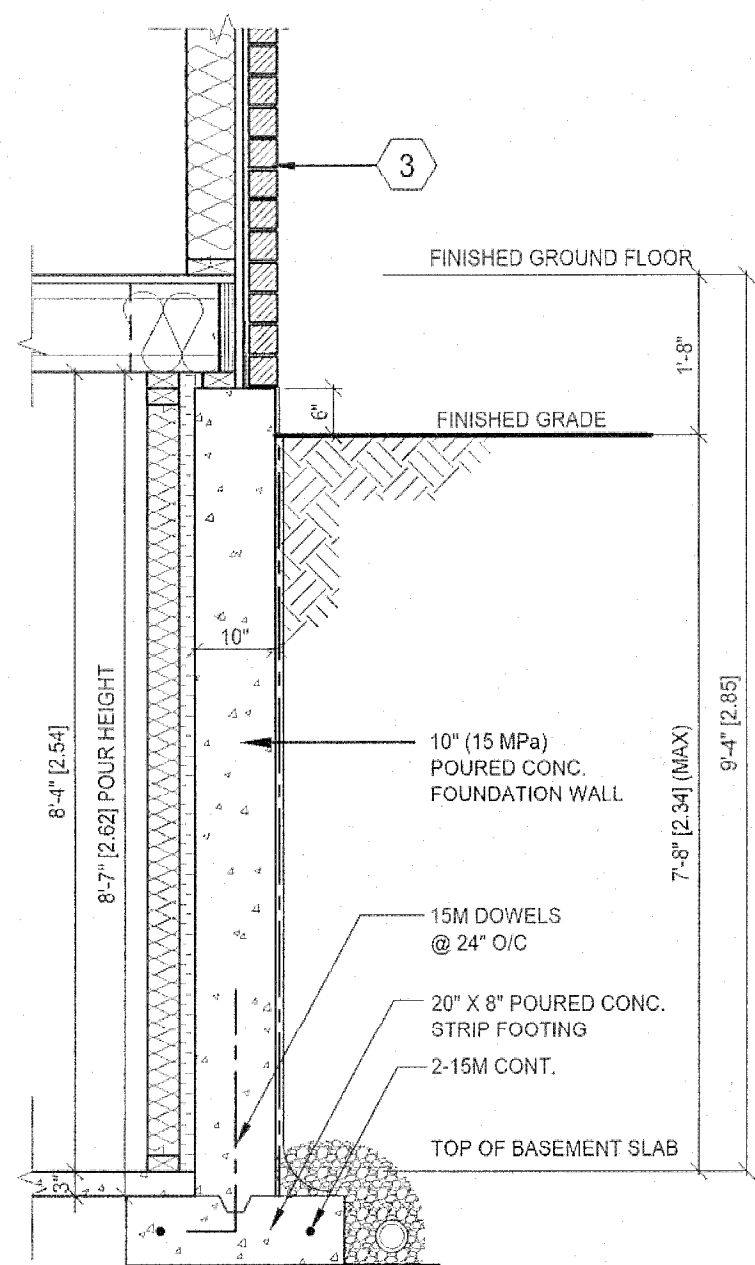
Project No: 17-25

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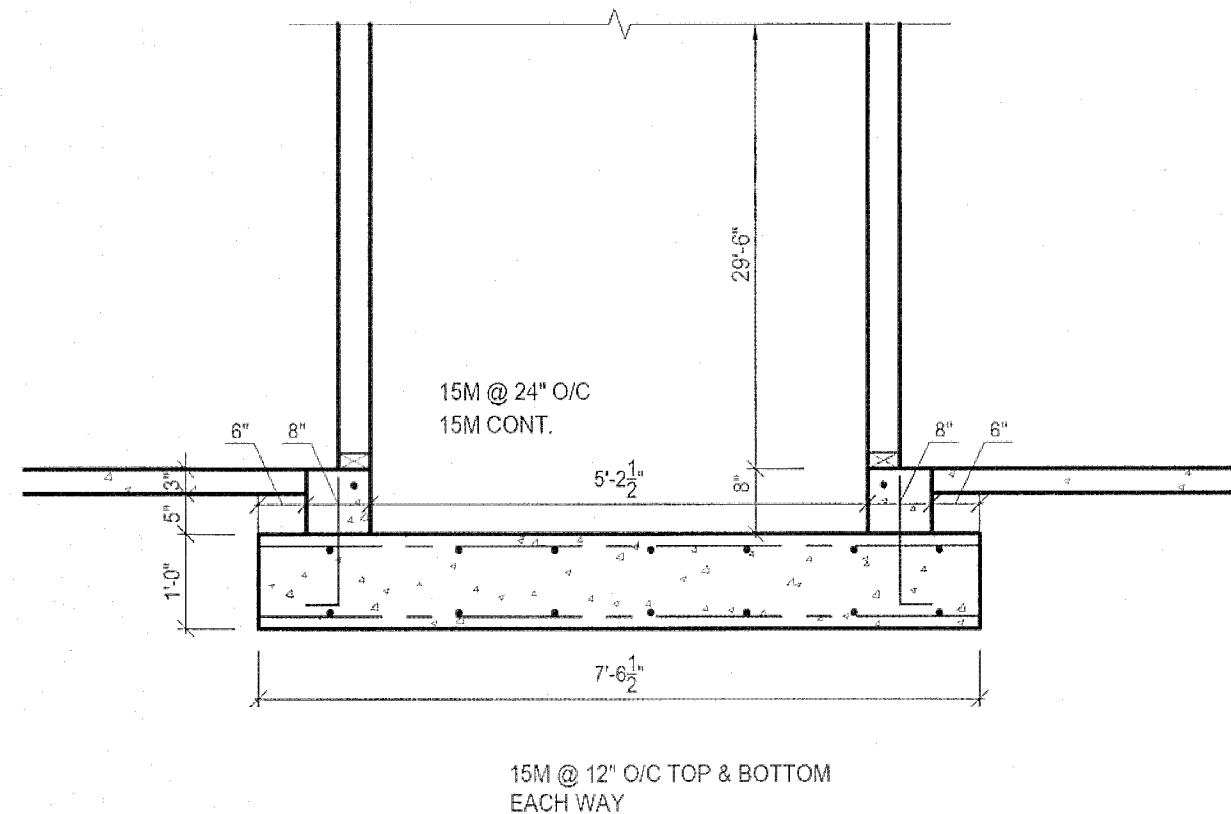
6 OF 8

TIBURTINO - LOT 1 ONLY

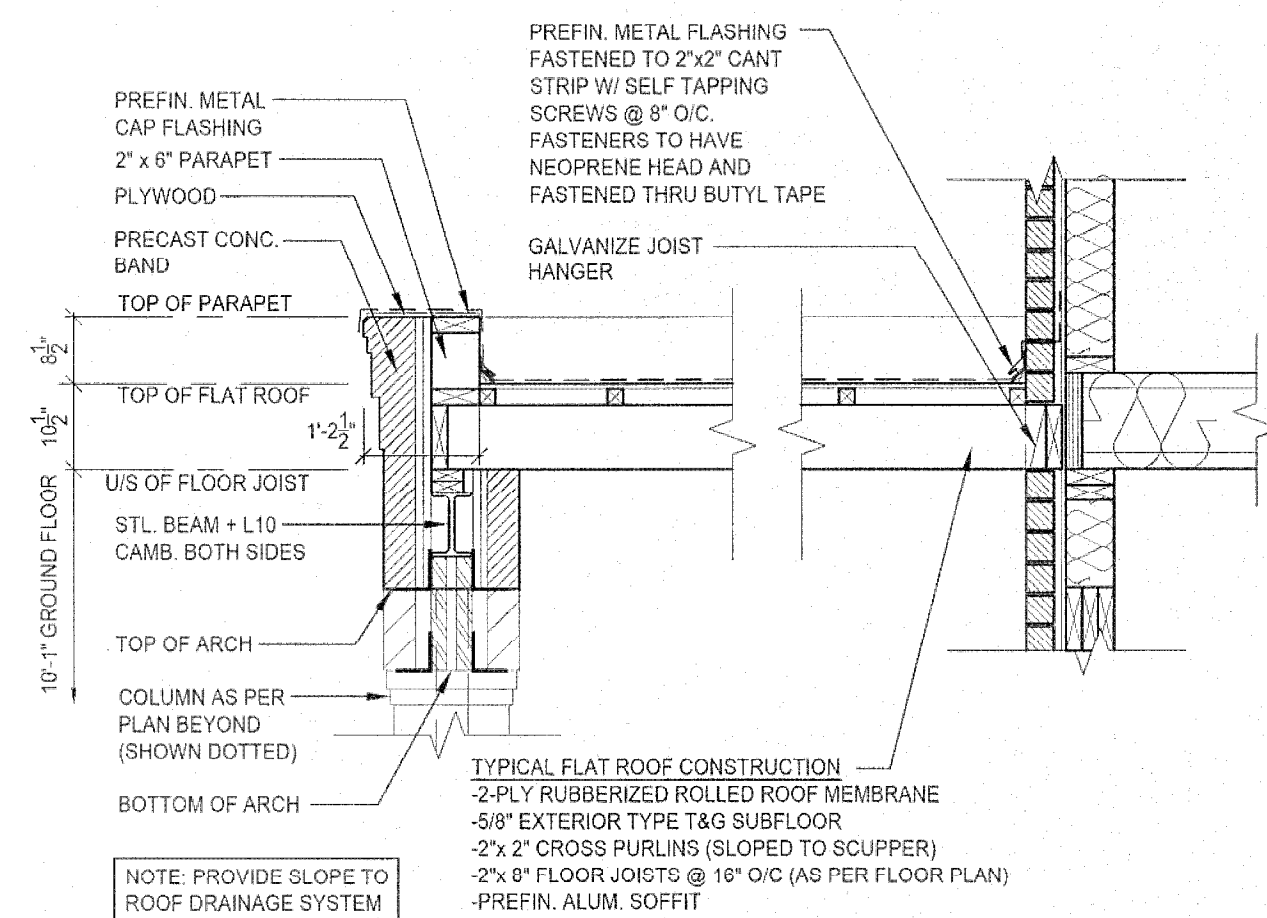
TIBURTINO - LOT 1 ONLY



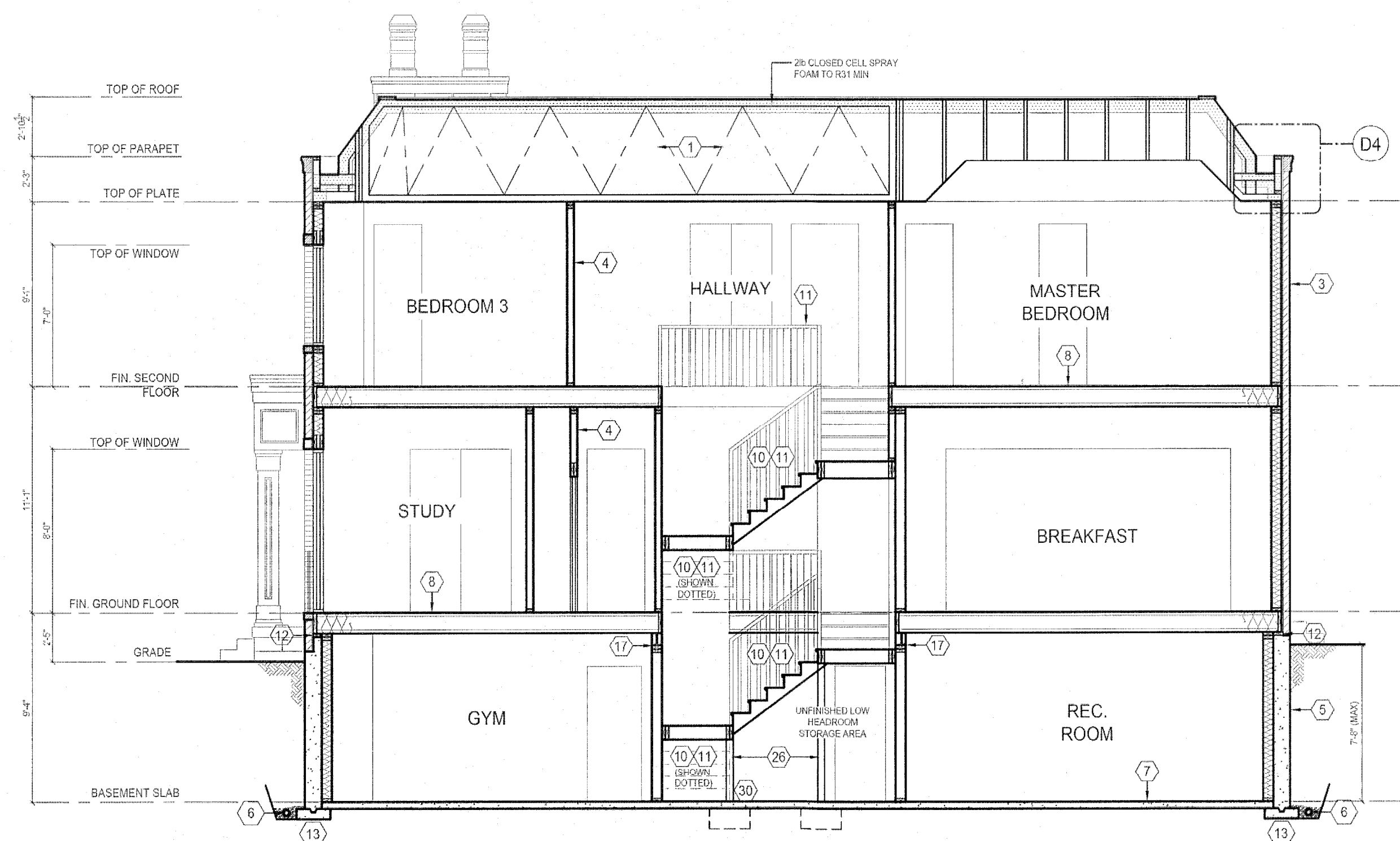
D1 TYPICAL FOUNDATION WALL DETAIL
SCALE 1/2"=1'-0"



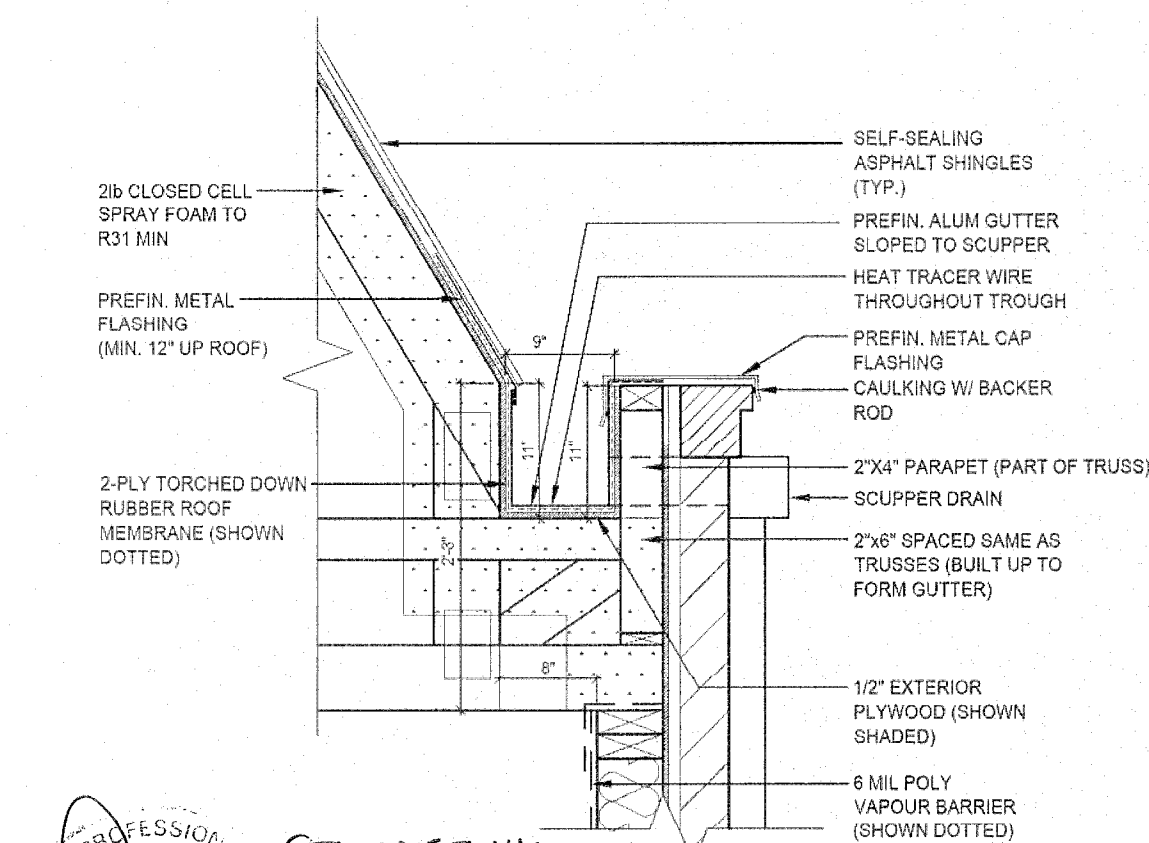
D2 ELEVATOR FOOTING DETAIL
SCALE 1/2"=1'-0"



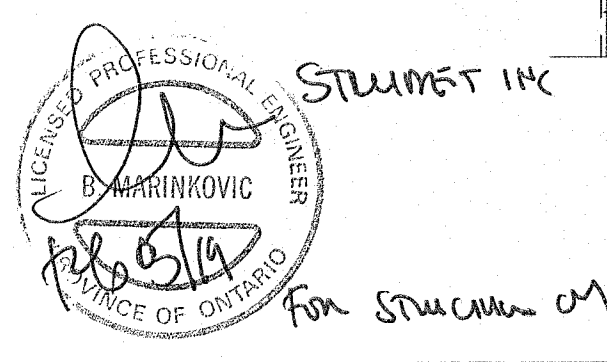
D3 FLAT ROOF DETAIL @ ENTRANCE
SCALE 1/2"=1'-0"



SECTION 'A-A'



D4 SLOPED ROOF @ PARAPET DETAIL
SCALE 3/4"=1'-0"



FEB 06 2019

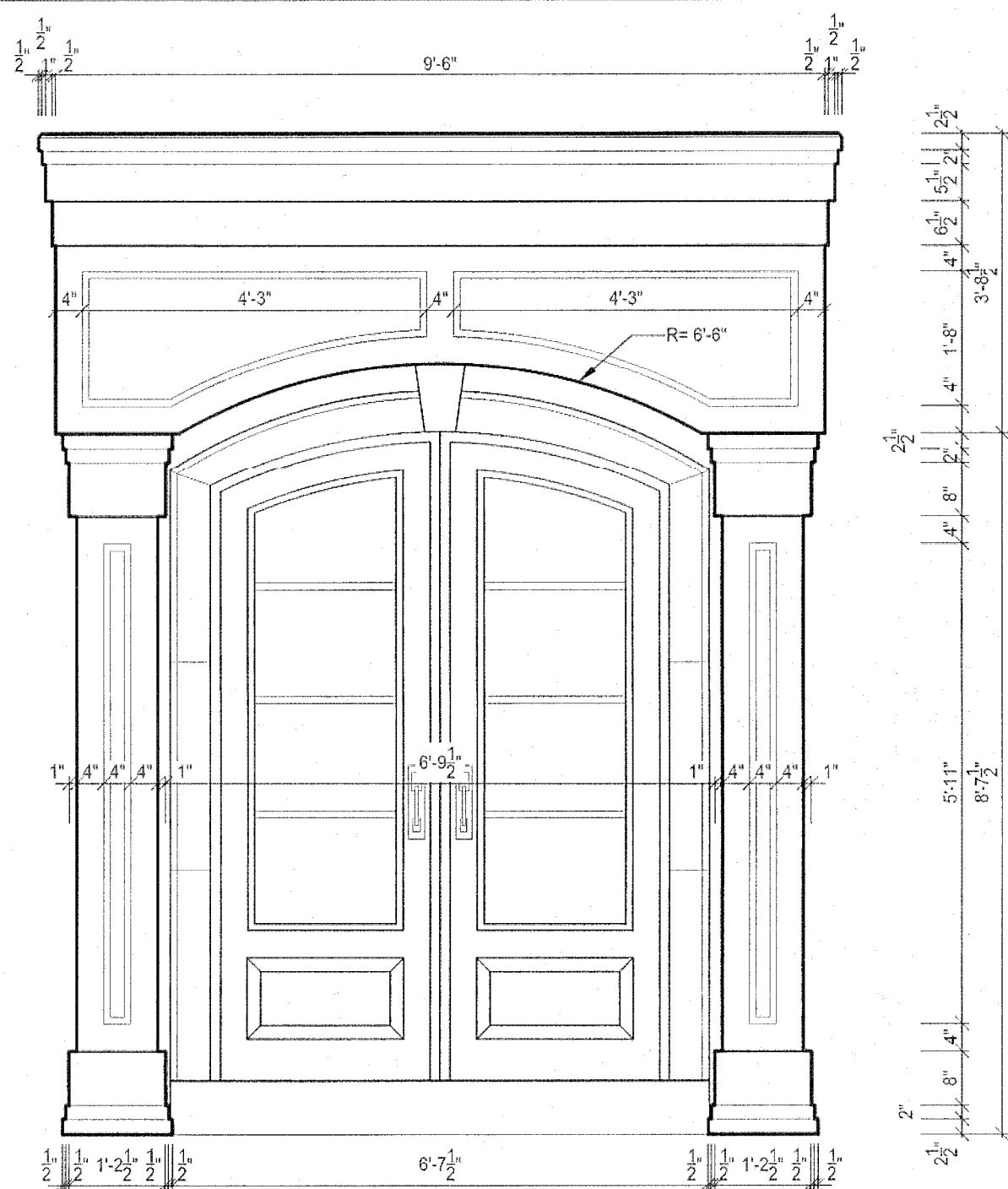
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5	LOT SPECIFIC - LOT 1 - WORKING DRAWINGS CREATED	JAN. 29/19	AE

Client:	GREENPARK HOMES
Project:	TIBURTINO
Model:	CITY OF OAKVILLE
	GEORGIAN 3
	ELEVATION B
	SECTION 'A-A'
	& DETAILS
Drawn by:	MT
Checked by:	MS
Project:	17-25
Scale:	3/16" = 1'-0"
Page:	7 OF 8

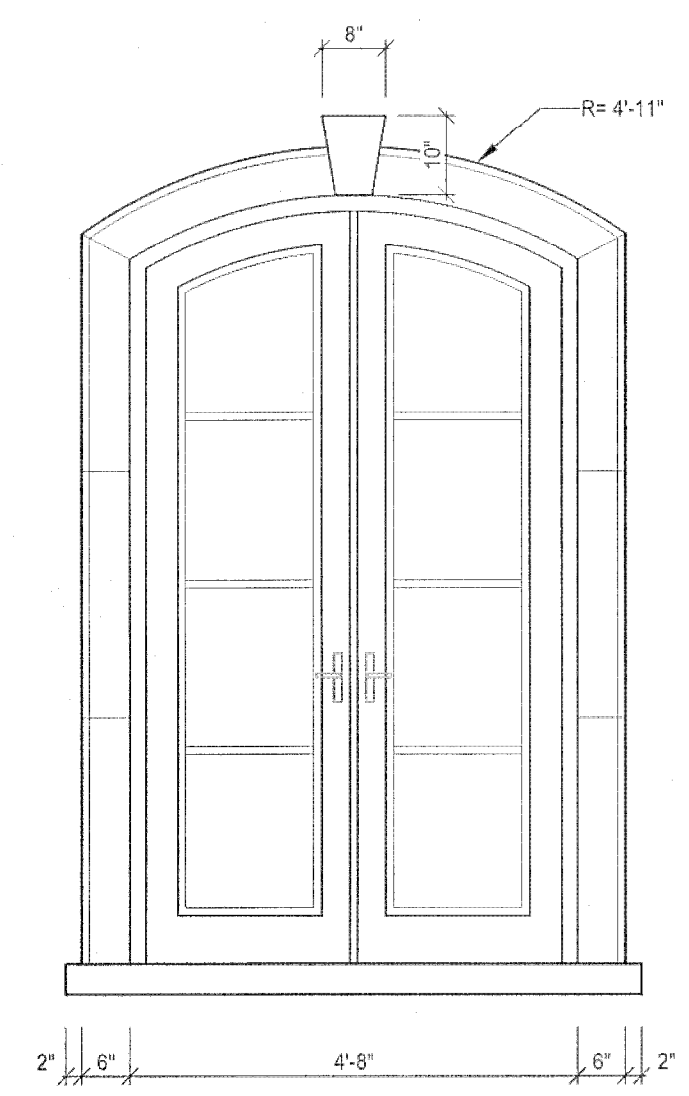
ONE RISER
DESIGNS
20 RIVERMEDE ROAD, UNIT 101
CONCORD, ONTARIO
L4K 3N3
PHONE: (905) 669-2111
FAX: 1 (800) 602-1163
WWW.ONERISER.CA

Client: GREENPARK HOMES
Project: TIBURTINO
Model: CITY OF OAKVILLE
GEORGIAN 3
ELEVATION B

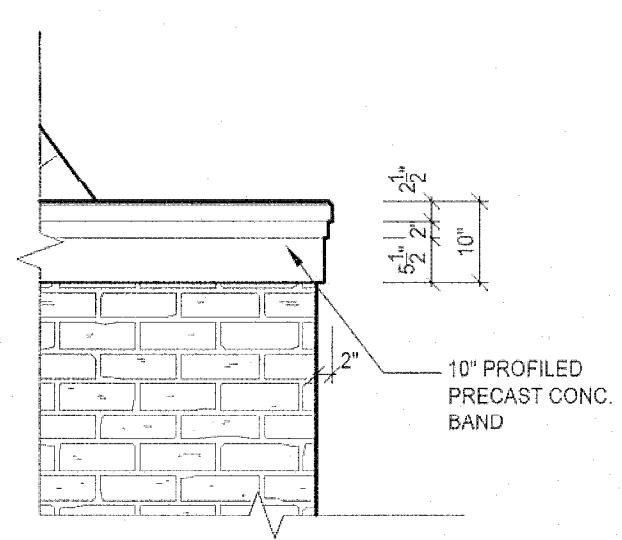
TIBURTINO - LOT 1 ONLY



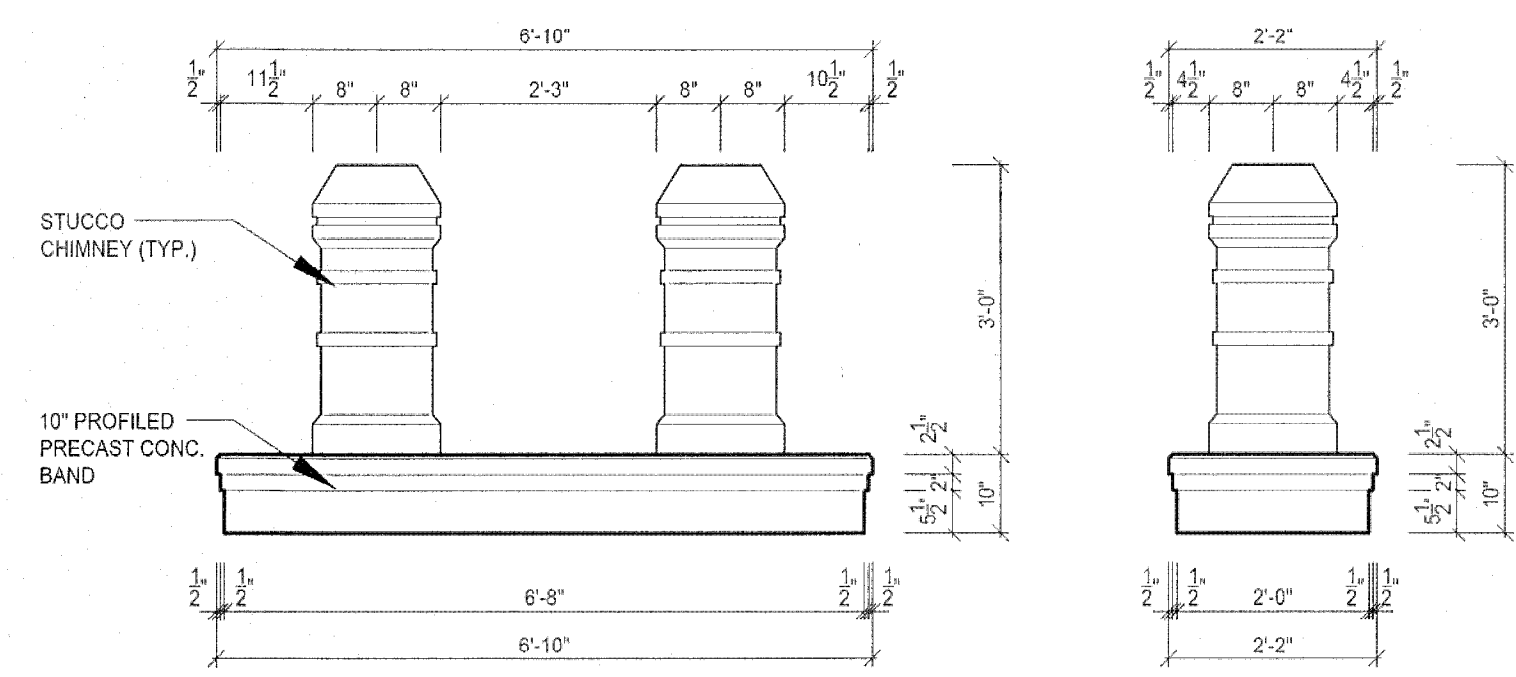
D5 PRECAST CONC. PORTICO
SCALE 1/2"=1'-0"



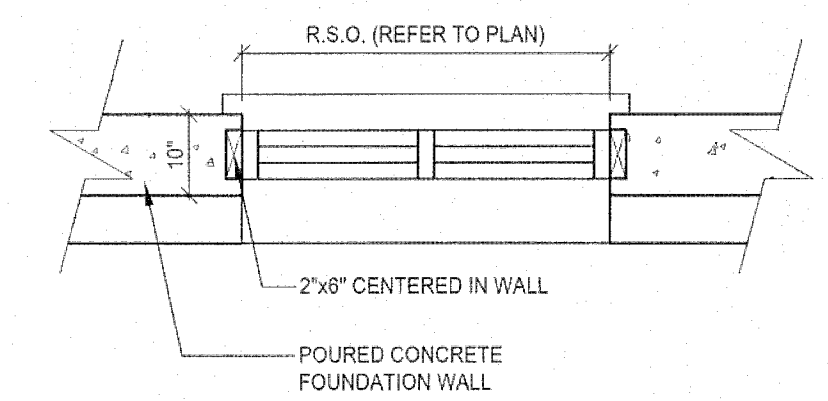
D6 WINDOW SURROUND/ HEADER DETAIL
SCALE 1/2"=1'-0"



D7 TYP. PRECAST CONC. BAND
SCALE 1/2"=1'-0"



D8 CHIMNEY CAP DETAIL
SCALE 1/2"=1'-0"



D9 TYPICAL BASEMENT WINDOW OPENING
SCALE 1/2"=1'-0"

STALWART INC
B. MARINKOVIC
PROVINCE OF ONTARIO
For Submission of

FEB 06 2019

REVISIONS			
#	Description	Date	By
1	ISSUED FOR PRELIMINARY REVIEW	NOV. 10/17	MS
2	FLOORS & TRUSSES CO-ORD. ISSUED TO ENG. FOR REVIEW	JAN. 25/18	MT
3	REV. PER CLIENT COMMENTS	APR. 04/18	MT
4	ISSUED FINAL	MAY. 24/18	MT
5	LOT SPECIFIC - LOT 1 - WORKING DRAWINGS CREATED	JAN. 29/19	AE

ONERISER
DESIGNS
20 RIVERMEDE ROAD, UNIT 101
CONCORD, ONTARIO L4K 3N3
PHONE: (905) 669-2111
FAX: 1 (866) 602-1163
WWW.ONERISER.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 design the work shown on the drawings.

QUALIFICATION: PROFESSIONAL ENGINEER
REGISTRATION NO.: 27816
REGISTRATION EXPIRATION DATE: 32072

Client: GREENPARK HOMES
Project: TIBURTINO
CITY OF OAKVILLE
Model: GEORGIAN 3
ELEVATION B
Sheet Title: DETAILS

Drawn by: MT
Checked by: MS
Project No: 17-25
Scale: 3/16" = 1'-0"
Page: 8 OF 8