



WINDOWS -  
CANADA ZONE C

(1) MINIMUM BEDROOM WINDOW (\*OBC 9.9.10.1.)

AT LEAST ONE BEDROOM WINDOW ON A GIVEN FLOOR IS TO HAVE MIN. 0.35m2 (3.8 SQ.FT.) UNOBSTRUCTED GLAZED OPENABLE AREA WITH MIN. CLEAR WIDTH OF 380mm (1'-3")

GLASS AREA NOT MORE THAN 17% OF GROSS PERIPHERAL WALL AREA. MAXIMUM U-VALUE 0.28

(2) WINDOW GUARDS (\*OBC 9.8.8.1(6))

A GUARD IS REQUIRED WHERE THE TOP OF THE WINDOW SILL IS LOCATED LESS THAN 480mm (1'-6") ABOVE FIN. FLOOR AND THE DISTANCE FROM THE FIN. FLOOR TO THE ADJACENT GRADE IS GREATER THAN 1800mm (5'-11")

PROTECTION OF WINDOWS ONLY REQUIRED AT STAIR/LANDINGS PER 9.8.8.1(8). REMAINDER OF UNIT EXEMPT PER 9.8.8.1(6)(a)

GENERAL:

(1) MECHANICAL VENTILATION

MECHANICAL VENTILATION IS REQUIRED TO PROVIDE 0.3 AIR CHANGES PER HOUR AVERAGED OVER 24 HOURS. SEE MECHANICAL DRAWINGS.

(2) OUTDOOR AIR INTAKE ●

ALL OUTDOOR AIR INTAKES SHALL BE LOCATED SO THAT THEY ARE SEPARATED FROM SOURCES OF CONTAMINATION (EXHAUST VENTS) IN COMPLIANCE WITH O.B.C. DIV.-B 6.2.3.12. AND TABLE 6.2.3.12.

(3) REINFORCEMENT FOR GRAB BARS (\*OBC 9.5.2.3.) ●

REINFORCEMENT OF STUD WALLS SHALL BE INSTALLED ADJACENT TO WATER CLOSETS AND SHOWER OR BATHTUB IN MAIN BATHROOM. REFER TO O.B.C. 9.5.2.3, 3.8.3.8.(3)(a), 3.8.3.8.(3)(c), 3.8.3.13.(2)(g) & 3.8.3.13.(4)(e). SEE DETAIL ON PAGE 11.

LUMBER:

- 1.)ALL LUMBER SHALL BE SPRUCE-PINE-FIR No.1&2 GRADE, UNLESS NOTED OTHERWISE.  
2.)LUMBER EXPOSED TO THE EXTERIOR TO BE SPRUCE-PINE-FIR No.1&2 GRADE PRESSURE TREATED OR CEDAR, UNLESS NOTED OTHERWISE.

ALL BEAMS, GIRDER TRUSSES, AND METAL HANGER CONNECTIONS SUPPORTING ROOF FRAMING TO BE DESIGNED & CERTIFIED BY TRUSS MANUFACTURER.

- LVL BEAMS SHALL BE 2.0E (Fb=2800psi MIN.). NAIL EACH PLY OF LVL WITH 89mm (3-1/2") LONG COMMON WIRE NAILS @300mm (12") o.c.  
4.)STAGGERED IN 2 ROWS FOR 184, 240, & 300mm (7-1/4",9-1/2",11-7/8") DEPTHS AND STAGGERED IN 3 ROWS FOR GREATER DEPTHS AND FOR 4 PLY MEMBERS ADD 1/2" (13mm) DIA. GALVANIZED BOLTS BOLTED AT MID-DEPTH OF BEAM @ 915mm (3'-0")o.c.

- 5.)PROVIDE TOP MOUNT BEAM HANGERS FOR ALL LVL BEAM TO BEAM CONNECTIONS UNLESS NOTED OTHERWISE.  
6.)PROVIDE METAL JOIST HANGERS FOR ALL JOISTS AND BUILT-UP WOOD MEMBERS INTERSECTING FLUSH BUILT-UP WOOD MEMBERS.

- 7.)WOOD FRAMING NOT TREATED WITH A WOOD PRESERVATIVE, IN CONTACT WITH CONCRETE, SHALL BE SEPARATED FROM THE CONC. BY AT LEAST 2mil. POLYETHYLENE FILM, No.50 (45lbs) ROLL ROOFING OR OTHER DAMPROOFING MATERIAL, EXCEPT WHERE THE WOOD MEMBER IS AT LEAST 150mm (6") ABOVE THE GROUND.

STEEL:

STRUCTURAL STEEL AND HOLLOW STRUCTURAL SECTIONS SHALL CONFORM TO CAN/CSA-G40-21 GRADE 350W.

REINFORCING STEEL SHALL CONFORM TO CSA-G30-18M GRADE 400R.

REVISION:

- ONT. REG. 332/12-2012 OBC AMENDMENT O. REG. 88/19 JAN. 01, 2020

STABILITY OF NARROW (20'-25')  
& TALL (±30') HOUSES

BUILDER TO PROVIDE SUFFICIENT TEMPORARY BRACING TO RESIST WIND LOADING WHEN UNDER CONSTRUCTION. FURTHER RECOMMENDATIONS:

- 1.)REDUCE THE FOUNDATION WALL SILL PLATE ANCHOR BOLT SPACING FROM 2400mm o.c. (7'-10") TO 1220mm o.c. (4'-0") FOR STANDARD CONDITIONS.  
2.)USE 9.5mm (3/8") THICK PLYWOOD OR WAFERBOARD FOR THE EXTERIOR WALL SHEATHING.  
3.)TO STIFFEN THE STRUCTURE IN TRANSVERSE DIRECTION USE 9.5mm (3/8") THICK PLYWOOD NAILED TO THE INTERIOR PARTITIONS ON EACH FLOOR FOR A MINIMUM 2 INTERIOR PARTITION WALLS ON BOTH SIDES AND PERPENDICULAR TO THE LONG WALLS.

BRICK VENEER LINTELS

WL1 = 3-1/2"x3-1/2"x1/4"L (90x90x6.0L) + 2-2"x8" SPR. No.2  
WL2 = 4"x3-1/2"x5/16"L (100x90x8.0L) + 2-2"x8" SPR. No.2  
WL3 = 5"x3-1/2"x5/16"L (125x90x8.0L) + 2-2"x10" SPR. No.2  
WL4 = 6"x3-1/2"x3/8"L (150x90x10.0L) + 2-2"x12" SPR. No.2  
WL5 = 6"x4"x3/8"L (150x100x10.0L) + 2-2"x12" SPR. No.2  
WL6 = 5"x3-1/2"x5/16"L (125x90x8.0L) + 2-2"x12" SPR. No.2  
WL7 = 5"x3-1/2"x5/16"L (125x90x8.0L) + 3-2"x10" SPR. No.2  
WL8 = 5"x3-1/2"x5/16"L (125x90x8.0L) + 3-2"x12" SPR. No.2  
WL9 = 6"x4"x3/8"L (150x100x10.0L) + 3-2"x12" SPR. No.2

WOOD LINTELS AND BEAMS

WB1 = 2-2"x8" SPR. No.2 (2-38x184 SPR. No.2)  
WB2 = 3-2"x8" SPR. No.2 (3-38x184 SPR. No.2)  
WB3 = 2-2"x10" SPR. No.2 (2-38x235 SPR. No.2)  
WB4 = 3-2"x10" SPR. No.2 (3-38x235 SPR. No.2)  
WB5 = 2-2"x12" SPR. No.2 (2-38x286 SPR. No.2)  
WB6 = 3-2"x12" SPR. No.2 (3-38x286 SPR. No.2)  
WB7 = 5-2"x12" SPR. No.2 (5-38x286 SPR. No.2)  
WB11 = 4-2"x10" SPR. No.2 (4-38x235 SPR. No.2)  
WB12= 4-2"x12" SPR. No.2 (4-38x286 SPR. No.2)

LOOSE STEEL LINTELS

L1 = 3-1/2"x3-1/2"x1/4"L (90x90x6.0L)  
L2 = 4"x3-1/2"x5/16"L (100x90x8.0L)  
L3 = 5"x3-1/2"x5/16"L (125x90x8.0L)  
L4 = 6"x3-1/2"x3/8"L (150x90x10.0L)  
L5 = 6"x4"x3/8"L (150x100x10.0L)  
L6 = 7"x4"x3/8"L (175x100x10.0L)

LAMINATED VENEER LUMBER (LVL) BEAMS

LVL1A = 1-1 3/4" x 7 1/4" (1-45x184)  
LVL1 = 2-1 3/4" x 7 1/4" (2-45x184)  
LVL2 = 3-1 3/4" x 7 1/4" (3-45x184)  
LVL3 = 4-1 3/4" x 7 1/4" (4-45x184)  
LVL4A = 1-1 3/4" x 9 1/2" (1-45x240)  
LVL4 = 2-1 3/4" x 9 1/2" (2-45x240)  
LVL5 = 3-1 3/4" x 9 1/2" (3-45x240)  
LVL5A = 4-1 3/4" x 9 1/2" (4-45x240)  
LVL6A = 1-1 3/4" x 11 7/8" (1-45x300)  
LVL6 = 2-1 3/4" x 11 7/8" (2-45x300)  
LVL7 = 3-1 3/4" x 11 7/8" (3-45x300)  
LVL7A = 4-1 3/4" x 11 7/8" (4-45x300)  
LVL8 = 2-1 3/4" x 14" (2-45x356)  
LVL9 = 3-1 3/4" x 14" (3-45x356)  
LVL10 = 2-1 3/4" x 18" (2-45x456)

LEGEND

|                                                                                             |                                                                                              |
|---------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------|
| DJ                                                                                          | DOUBLE JOIST                                                                                 |
| TJ                                                                                          | TRIPLE JOIST                                                                                 |
| GT                                                                                          | GIRDER TRUSS                                                                                 |
|          | POINT LOAD                                                                                   |
|          | SOLID WOOD BEARING.<br>SOLID BEARING TO BE WIDE AT LEAST AS SUPPORTED MEMBER. MIN. 3 PIECES. |
|          | LOAD-BEARING WALL                                                                            |
|          | TWO-STOREY WALL. SEE NOTE                                                                    |
|          | RAISED WOOD PLATE                                                                            |
|          | FLAT ARCH                                                                                    |
| F.D.<br> | FLOOR DRAIN                                                                                  |
| SA<br>   | SMOKE ALARM. SEE NOTE                                                                        |
| SA<br>   | SMOKE ALARM & CARBON MONOXIDE ALARM. SEE NOTE                                                |

EXTERIOR LIGHTING OUTLET WITH A FIXTURE CONTROLLED BY A WALL SWITCH LOCATED WITHIN THE BUILDING SHALL BE PROVIDED AT EVERY ENTRANCE TO THE BUILDING OF RESIDENTIAL OCCUPANCY AS PER 9.34.2.1.(1)

Door Schedule

| NO. | WIDTH  | HEIGHT<br>8' TO 9'<br>CEILINGS | HEIGHT<br>10' OR MORE<br>CEILINGS | TYPE                    |
|-----|--------|--------------------------------|-----------------------------------|-------------------------|
| 1   | 2'-10" | 6'-8" (865x2033)               | 8'-0" (865x2439)                  | INSULATED ENTRANCE DOOR |
| 1a  | 2'-8"  | 6'-8" (815x2033)               | 8'-0" (815x2439)                  | INSULATED FRONT DOORS   |
| 2   | 2'-8"  | 6'-8" (815x2033)               | 8'-0" (815x2439)                  | WOOD & GLASS DOOR       |
| 3   | 2'-8"  | 6'-8 x 1-3/4" (815x2033x45)    | 8'-0" x 1-3/4" (815x2439x45)      | EXTERIOR SLAB DOOR      |
| 4   | 2'-8"  | 6'-8" x 1-3/8" (815x2033x35)   | 8'-0" x 1-3/8" (815x2439x35)      | INTERIOR SLAB DOOR      |
| 5   | 2'-6"  | 6'-8" x 1-3/8" (760x2033x35)   | 8'-0" x 1-3/8" (760x2439x35)      | INTERIOR SLAB DOOR      |
| 6   | 2'-2"  | 6'-8" x 1-3/8" (660x2033x35)   | 8'-0" x 1-3/8" (660x2439x35)      | INTERIOR SLAB DOOR      |
| 7   | 1'-6"  | 6'-8" x 1-3/8" (460x2033x35)   | 8'-0" x 1-3/8" (460x2439x35)      | INTERIOR SLAB DOOR      |
| 8   | 3'-0"  | 6'-8" x 1-3/8" (915x2033x35)   | 8'-0" x 1-3/8" (915x2439x35)      | INTERIOR SLAB DOOR      |

STRUDET INC.



FOR STRUCTURE ONLY

NOT THE GRANTING OF A PERMIT NOR REVIEWING OF SPECS & DRAWINGS NOR INSPECTIONS MADE DURING INSTALLATION BY THE OFFICIAL HAVING JURISDICTION SHALL RELIEVE THE OWNER FROM REQUIREMENTS OF THE ONTARIO BUILDING CODE AND ANY OTHER REFERENCED REQUIREMENTS.

2012 CODE

|                                                                                                                                                                                                                                                                                          |       |                   |                                           |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|-------------------|-------------------------------------------|
| 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.                                                                          | 7     |                   |                                           |
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| AS CONSTRUCTED INVERTS MUST BE VERIFIED PRIOR TO POURING FOOTINGS.                                                                                                                                                                                                                       | 5     |                   |                                           |
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|                                                                                                                                                                                                                                                                                          | 2     | AUG. 31, 2022     | ADDED TO JOB; ISSUED FOR PERMIT           |
|                                                                                                                                                                                                                                                                                          | 1     | AUG. 17, 2018     | PREPARED TO PACKAGE 'A1' ISSUED TO CLIENT |
| No:                                                                                                                                                                                                                                                                                      | DATE: | WORK DESCRIPTION: |                                           |

|                                                                                                                                                                                   |                |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|
| 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<br>Required unless design is exempt under Division C, Subsection 3.2.5 of the building code                                                             |                |
| Walter Botter                                                                                                                                                                     | 21031          |
| NAME                                                                                                                                                                              | SIGNATURE BCIN |
| REGISTRATION INFORMATION<br>Required unless design is exempt under Division C, Subsection 3.2.4 of the building code                                                              |                |
| jardin design group inc.                                                                                                                                                          | 27763          |
| FIRM NAME                                                                                                                                                                         | BCIN           |

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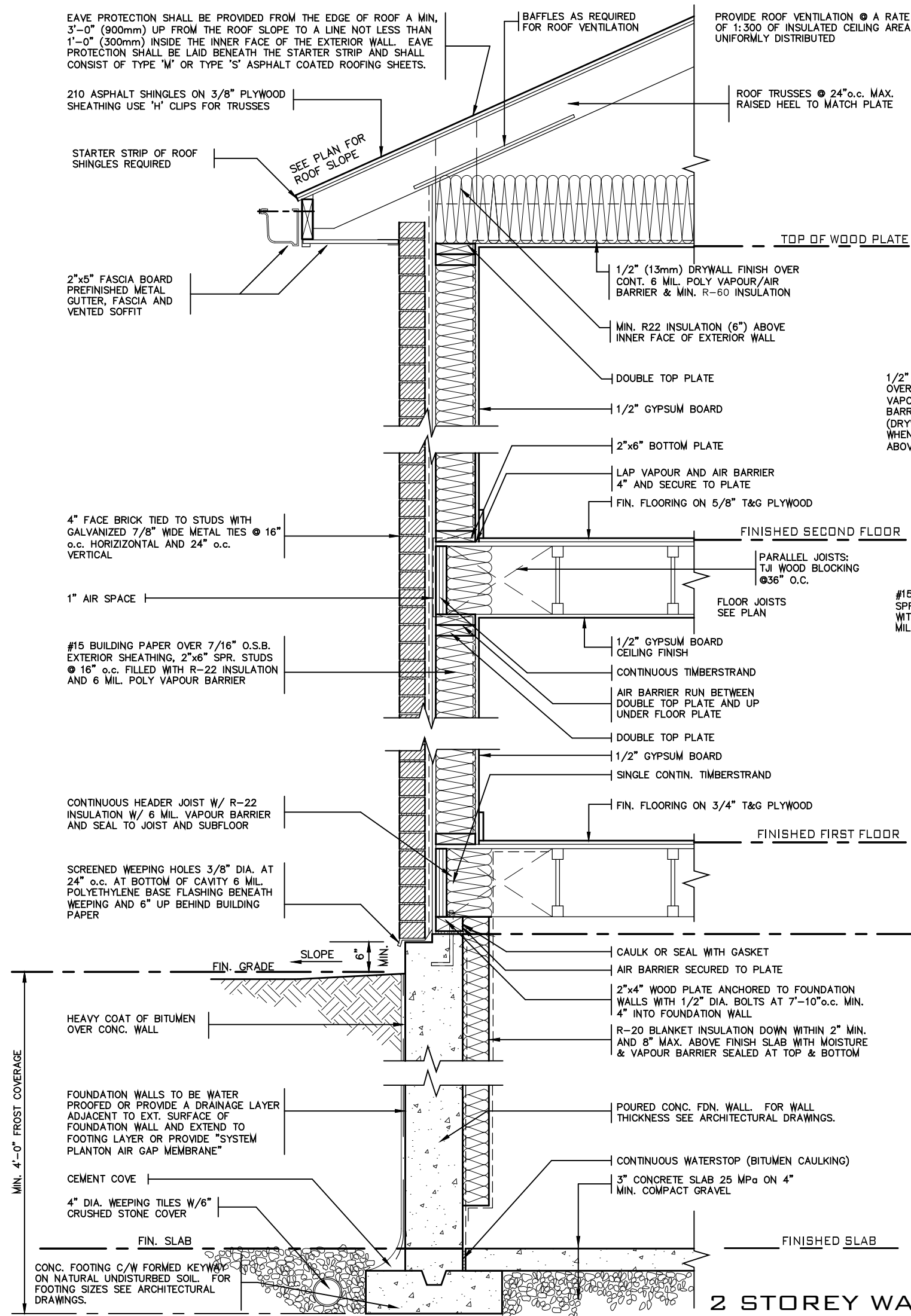
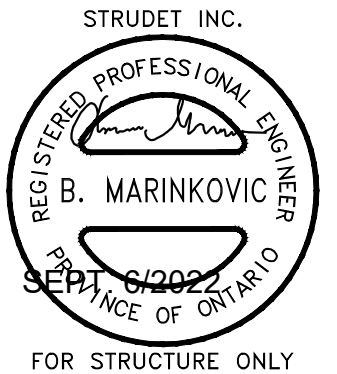
GENERAL NOTES

BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE

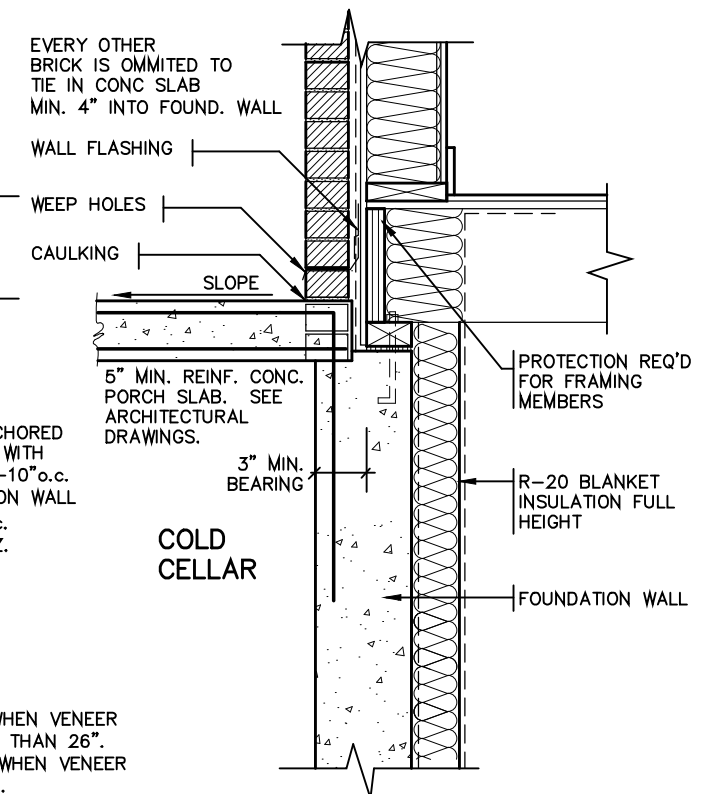
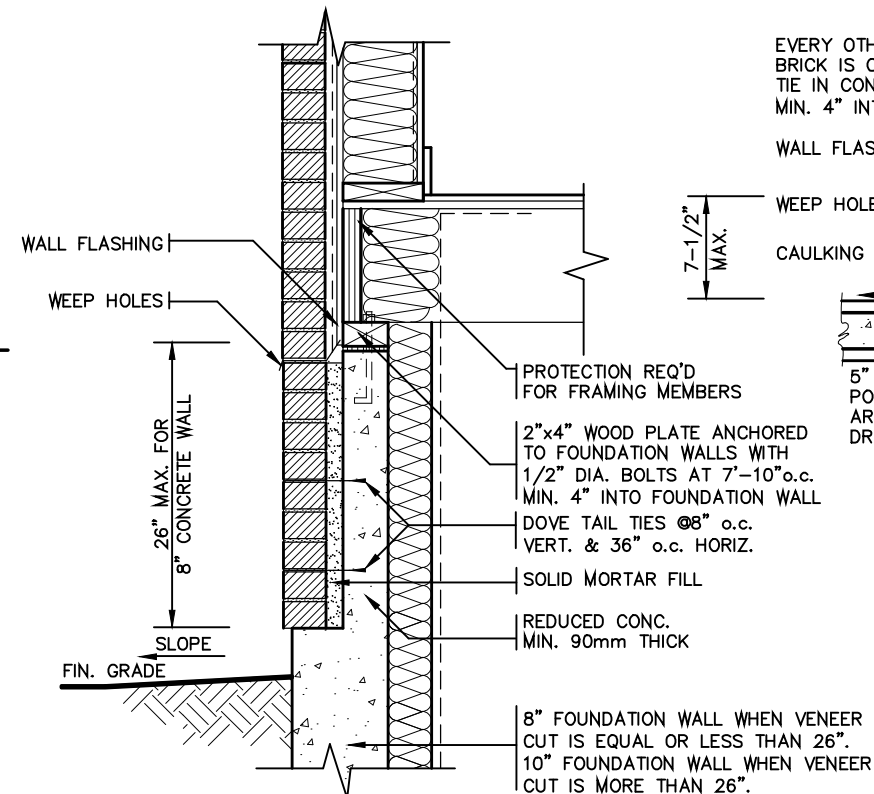
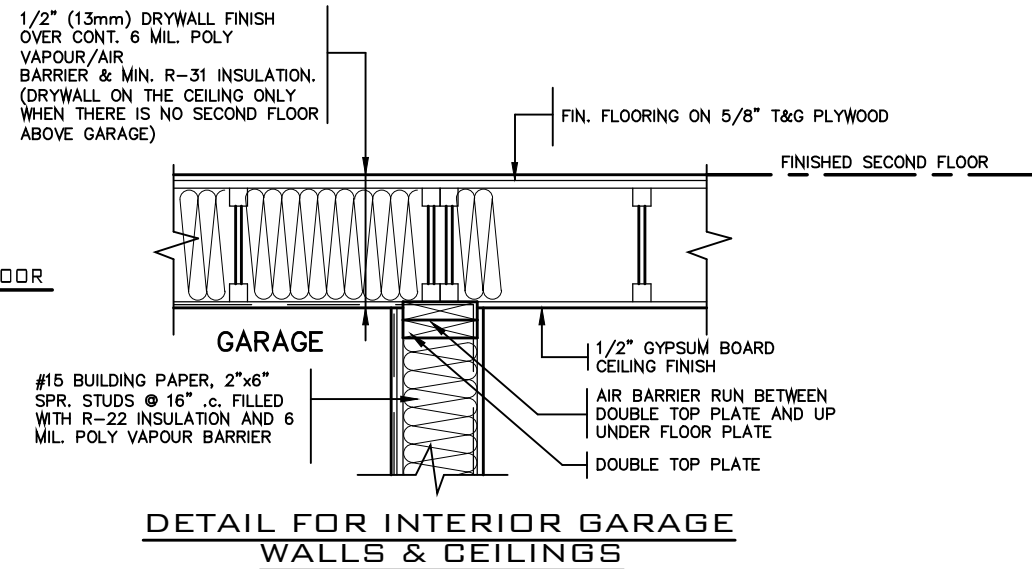


|                 |          |
|-----------------|----------|
| MODEL NAME<br>T | ----     |
| SCALE:          | N.T.S.   |
| PROJ. No.       | DWG. No. |
| 21-35           | 1A       |





2 STOREY WALL SECTION



|   |               |                                           |
|---|---------------|-------------------------------------------|
| 7 |               |                                           |
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| 2 | AUG. 31, 2022 | ADDED TO JOB; ISSUED FOR PERMIT           |
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QUALIFICATION INFORMATION  
Required unless design is exempt under Division C, Subsection 3.2.4 of the building code

Walter Botter 21031  
NAME SIGNATURE BCIN

REGISTRATION INFORMATION  
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VAUGHAN ONT. L4K 3P3  
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2012 CODE

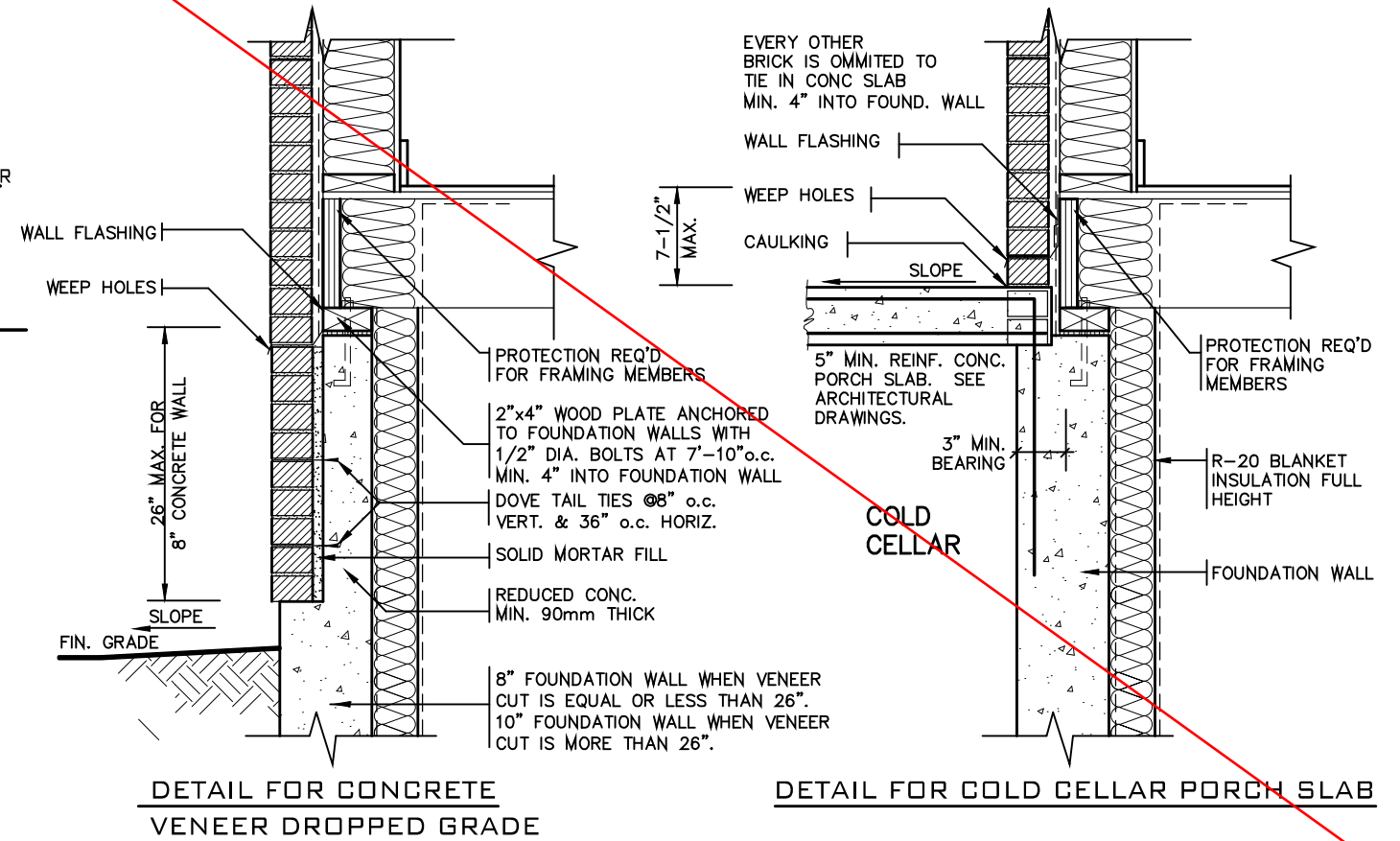
|                                              |               |
|----------------------------------------------|---------------|
| 2 STOREY WALL SECTION<br>2"x6" BRICK VENEER  |               |
| BARLASSINA CONSTRUCTION<br>CITY OF CAMBRIDGE |               |
| MODEL NAME<br>T                              | ---           |
| SCALE:<br>AS NOTED                           |               |
| PROJ. No.<br>21-35                           | DWG. No.<br>2 |



NOT APPLICABLE TO  
CHERRY 2 MASTER MODEL

A. TERMINATION AT MASONRY  
CLADDING WITH SEALANT

1 1/2" = 1' 0"



2 STOREY WALL SECTION

2012 CODE

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|     |               |                                           |
|-----|---------------|-------------------------------------------|
| 7   |               |                                           |
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| 3   |               |                                           |
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Walter Botter 21031  
NAME SIGNATURE BCIN

REGISTRATION INFORMATION  
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2 STOREY WALL SECTION  
2"x6" STUCCO WALL

BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE

MODEL NAME  
T

SCALE: AS NOTED

PROJ. No. 21-35

DWG. No. 3

BILD®



TIGHTLY SEAL ANY GAPS WITH MINERAL WOOL OR NON-COMBUSTIBLE MATERIAL AS PER O.B.C. 9.10.11.2(3)

PROVIDE BEARING FOR GIRDER TRUSSES AS PER TRUSS DRAWING SPECIFICATION

PRE-ENGINEERED ROOF TRUSSES AS PER TRUSS MANUFACTURERS DRAWINGS

TOP OF PLATE

2 LAYERS OF 1/2" GYPSUM WALL BOARD FOR FIRE-STOPPING CONTINUOUS

3 ROWS (TOP, MIDDLE AND BOTTOM) OF 1"x4" STRAPPING TO RESTRAIN INSULATION FROM FALLING OUT.

5/8" TYPE "X" GYPSUM WALL BOARD

FIN. SECOND FLOOR

ABSORPTIVE MATERIAL

2 LAYERS OF 1/2" GYPSUM WALL BOARD FOR FIRE-STOPPING CONTINUOUS

3 ROWS (TOP, MIDDLE AND BOTTOM) OF 1"x4" STRAPPING TO RESTRAIN INSULATION FROM FALLING OUT.

5/8" TYPE "X" GYPSUM WALL BOARD

FIN. FIRST FLOOR

JOISTS FRAMING INTO PARTY WALL  
ABSORPTIVE MATERIAL

SOLID BLOCKING BETWEEN JOISTS  
CONTINUOUS RIM BOARD

1/2" DIA. ANCHOR BOLTS EMBEDDED IN POURED CONC. WALL

8" POURED CONC. WALL

CONTINUOUS BOND BREAKING MATERIAL

3" CONC. SLAB ON 5" COMPACTED GRAVEL

FIN. BASEMENT SLAB

CONC. FTG. C/W 2"x4" KEYWAY ON NATURAL UNDISTURBED SOIL FOR SIZES SEE ARCHITECTURAL DRAWINGS

WOOD FRAME PARTY WALL

TRUSSES PERPENDICULAR TO PARTY WALL

38x89 (2"x4") STUDS @ 400 O.C. WITH 15.9mm (5/8") TYPE 'X' GYPSUM BOARD ONE LAYER ON EACH SIDE. SUPPLEMENTARY STANDARDS SB3, TABLE 1, W1d WALL ASSEMBLY.

**SOUND ABSORPTIVE MATERIAL REQUIREMENTS**  
SOUND ABSORPTIVE MATERIAL INCLUDES FIBRE PROCESSED FROM ROCK, SLAG, GLASS OR CELLULOSE FIBRE. IT MUST FILL AT LEAST 90% OF THE CAVITY THICKNESS FOR THE WALL TO PROVIDE THE LISTED STC VALUE.

**SOUND TRANSMISSION RATING**  
MINIMUM REQUIRED S.T.C. RATING OF 50 (O.B.C. DIV. B 9.11.2.1(1))

**WALL TYPE**  
SEE SUPPLEMENTARY STANDARDS SB3 TABLE 1, W13A BEARING WALL WITH 2 ROWS OF 2X4 SPR. @ 16" O.C. ON SEPARATE 2X4 PLATES SET 1" APART WITH 4" ABSORPTIVE MATERIAL AND 1 LAYER 5/8" TYPE 'X' GYPSUM WALL BOARD ON EACH SIDE (SEE NOTES 5 TO TABLE 1)

**FIRE RESISTANCE RATING**  
FIRE RESISTANCE RATING REQUIRED IS 1 HR. MIN. (AS PER SENTENCE DIV. B 9.10.11.2.1[1] O.B.C.)

2 LAYERS OF 1/2" GYPSUM WALL BOARD FOR FIRE-STOPPING CONTINUOUS

1" AIR SPACE

3/4" SUBFLOOR

ENGINEERED FLOOR JOISTS W/HEADER

2 LAYERS OF 1/2" GYPSUM WALL BOARD FOR FIRE-STOPPING CONTINUOUS

2"x4" SILL PLATE (MAX. 2 725 P/F)

8" POURED CONC. FOUNDATION WALL

FIN. SLAB

FLOOR JOISTS PARALLEL

3.5" DIA. STEEL COLUMN  
2"x4" SPR. STUDS @ 16" O.C. STAGGERED

CENTRE LINE OF PARTY WALL

1/2" DRYWALL @ STUD CONCEALING STL. COL.  
ONLY 1 LAYER PERMITTED. 2 LAYERS WILL REMOVE STC RATING FROM ASSEMBLY. SEE TABLE 1 NOTE 10, SB-3

PLAN OF PARTY WALL IN GARAGE

ALL GYPSUM BOARD TO BE TIGHT FIR AGAINST ROOF SHEATHING AND ROOF TRUSSES. MIDDLE GYPSUM BOARD BETWEEN TWO TRUSSES TO BE TIGHTLY SCREWED TO BOTH TRUSSES.

PER- ENGINEERED ROOF TRUSSES BY TRUSS MFG. @ 24" O.C.

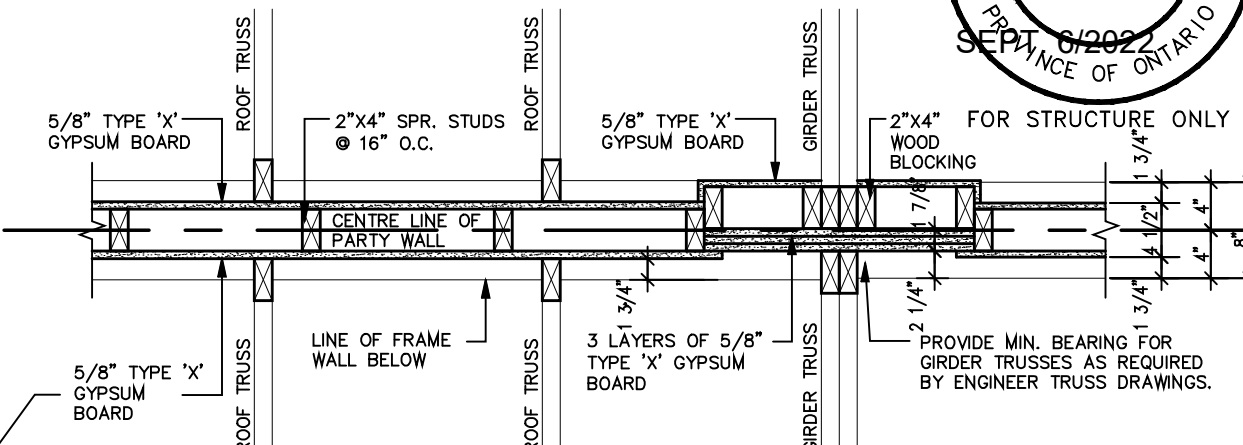
5/8" TYPE 'X' GYPSUM WALL BOARD

TOP OF PLATE

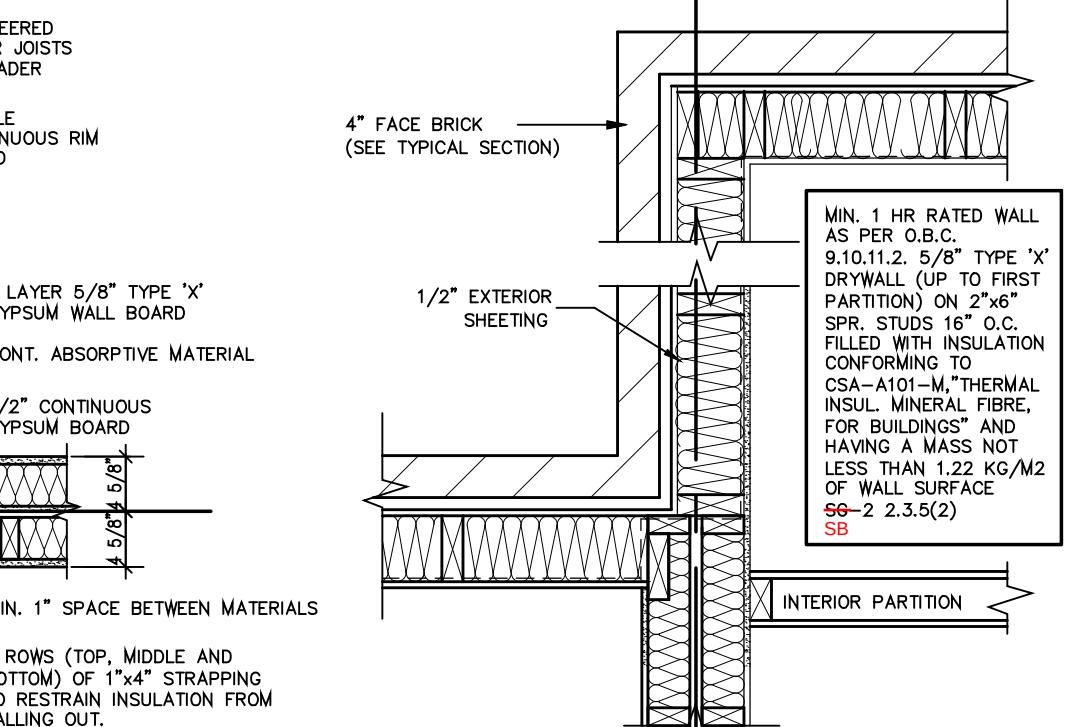
2 LAYERS OF 1/2" GYPSUM WALL BOARD FOR FIRE-STOPPING CONTINUOUS

3 ROWS (TOP, MIDDLE AND BOTTOM) OF 1"x4" STRAPPING TO RESTRAIN INSULATION FROM FALLING OUT.

SECTION @ FIRE SEPARATION IN ROOF SPACE  
TRUSSES PARALLEL TO PARTY WALL



PLAN OF FIRE SEPARATION IN ROOF SPACE  
TRUSSES PERPENDICULAR TO PARTY WALL



PARTY WALL PLAN SECTION

2012 CODE

2012  
PACKAGE 'A1'

38x89 (2"x4") STUDS @ 400 O.C. WITH 15.9mm (5/8") TYPE 'X' GYPSUM BOARD ONE LAYER ON EACH SIDE. (SEE SB-3, SECTION 8.1, W1d WALL ASSEMBLY) SB-3

5/8" TYPE 'X' GYPSUM WALL BOARD

FIRE RESISTANCE RATING PROVIDED FOR FRAMED ASSEMBLY IS 1.5 HR. AS PER SUPPLEMENTARY STANDARD SB-2 3.4. METHOD OF CALCULATION FIRE RESISTANCE RATING REQ'D IS 1 HR. (AS PER SENTENCE 9.10.11.2(1) O.B.C.)

T.12.3.2.1. INSULATION IN ROOF SPACE W/ 6-MIL POLY VAPOUR BARRIER ON INTERIOR SIDE FINISHED WITH 5/8" GYPSUM WALL BOARD OR APPROVED EQUAL.

STRUDET INC.



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| 2 | AUG. 31, 2022 | ADDED TO JOB; ISSUED FOR PERMIT           |
| 1 | AUG. 17, 2018 | PREPARED TO PACKAGE 'A1' ISSUED TO CLIENT |

No: DATE: WORK DESCRIPTION:

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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  
NAME SIGNATURE BCIN

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

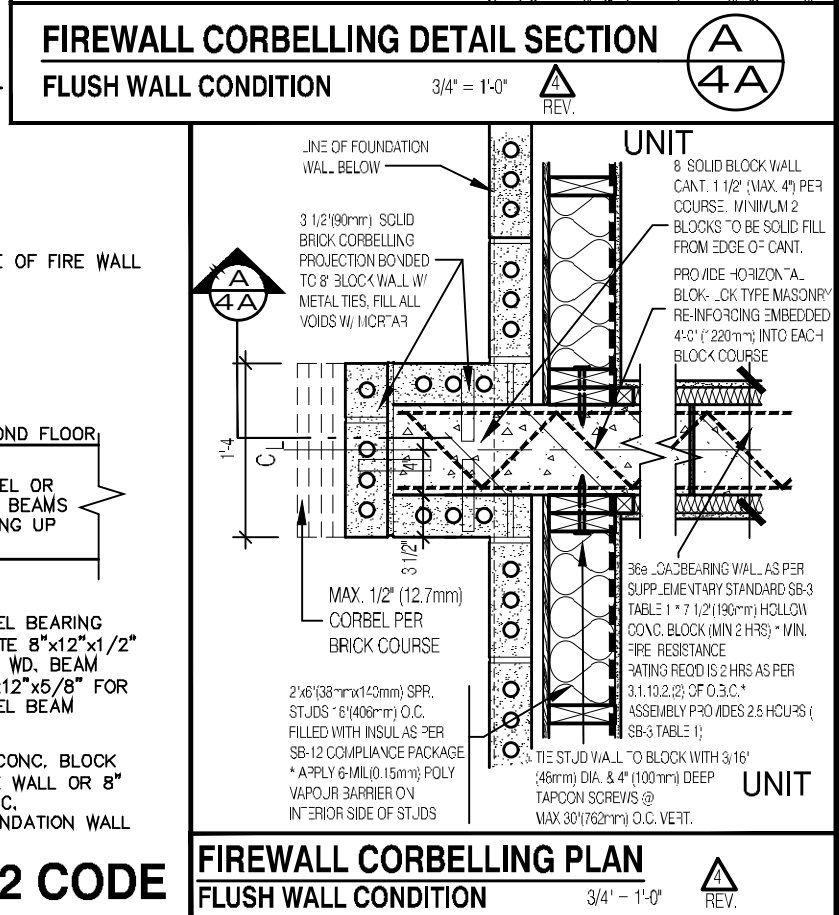
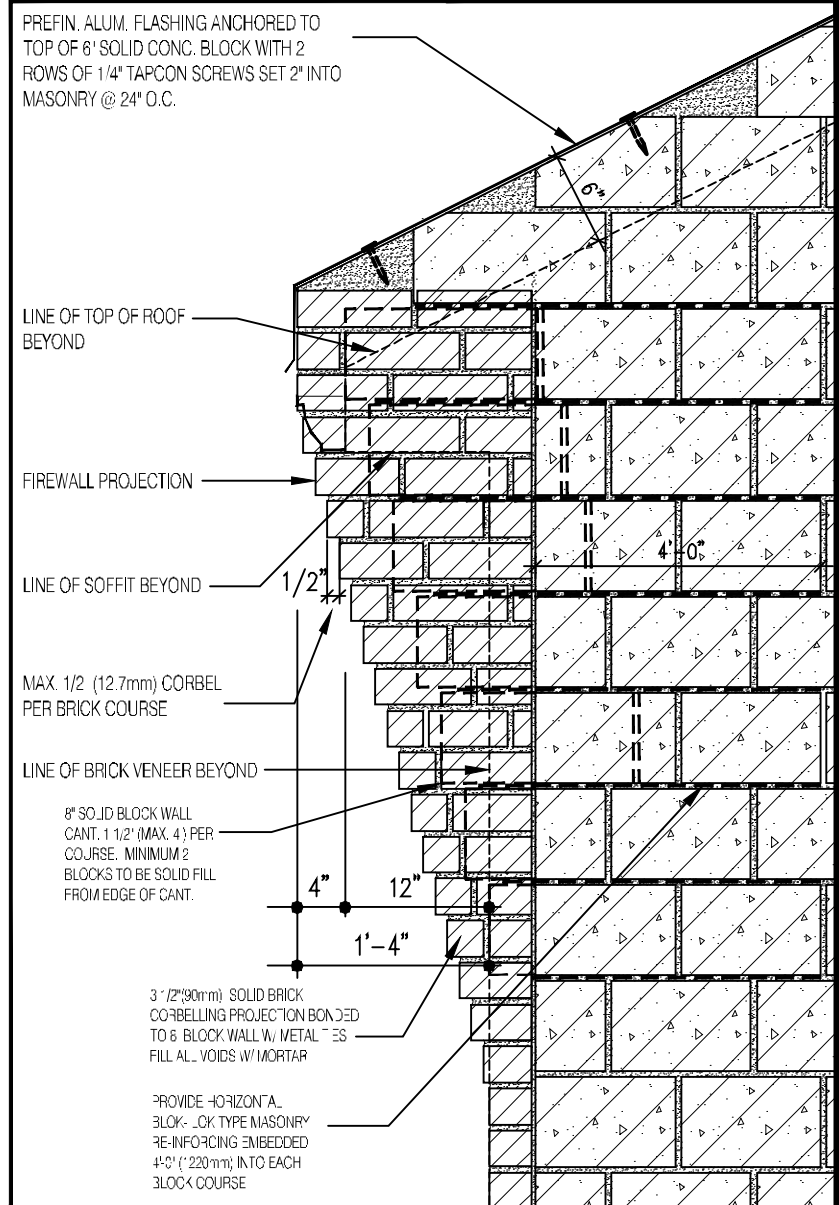
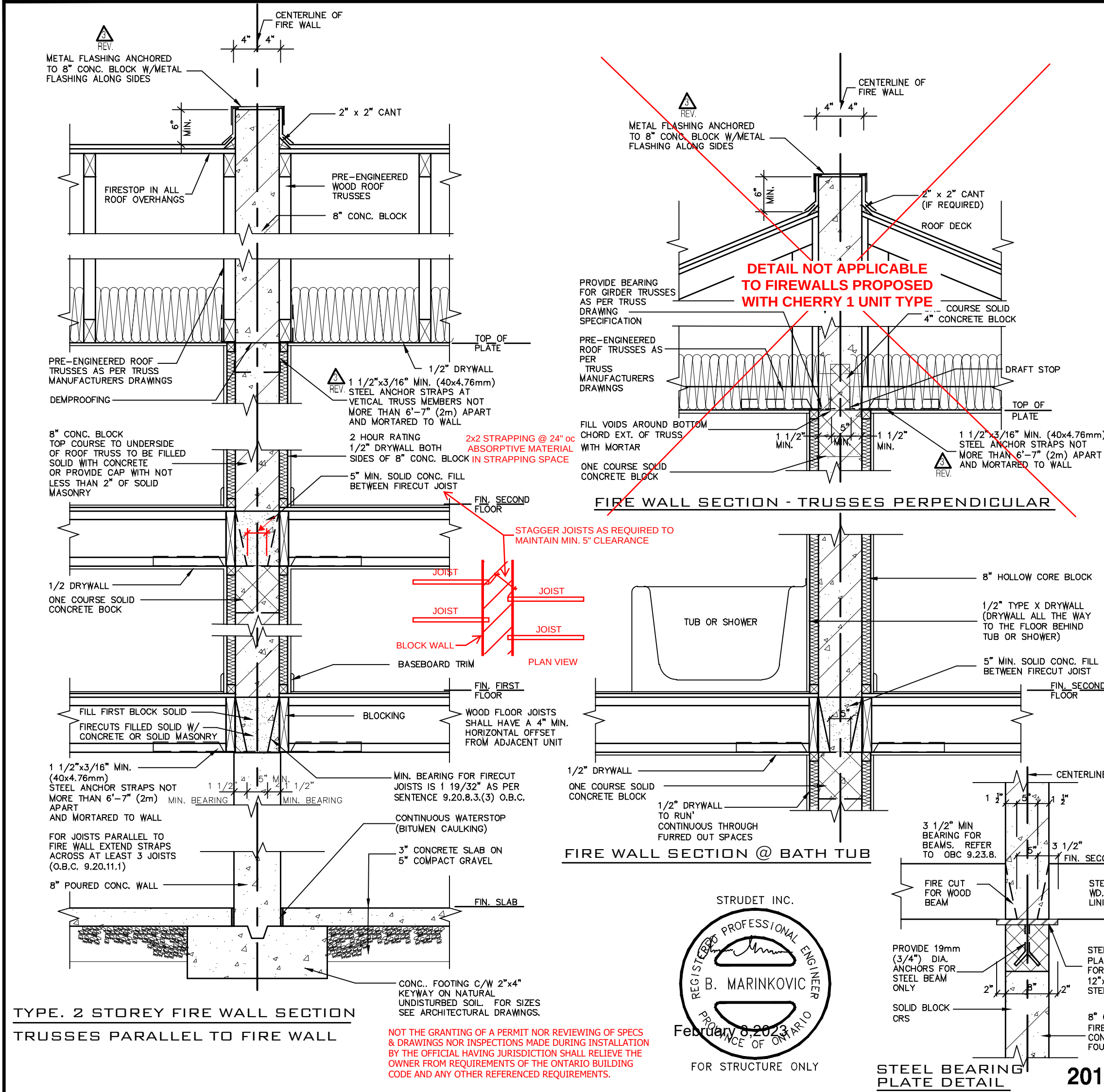
jardin design group inc. 27763  
FIRM NAME BCIN

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

WOOD PARTY WALL  
BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE

MODEL NAME  
T  
SCALE: 3/4" = 1'-0"  
PROJ. No: 21-35  
DWG. No: 4





|                                                                                                                                                                                                                                                                                        |  |     |               |                                                |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|-----|---------------|------------------------------------------------|
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|                                                                                                                                                                                                                                                                                        |  | 6   |               |                                                |
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| AS CONSTRUCTION INVERTS MUST BE VERIFIED PRIOR TO POURING FOOTINGS.                                                                                                                                                                                                                    |  | 4   | FEB. 8, 2023  | REV. CORBELLING DETAIL; REISSUED FOR PERMIT    |
| JARDIN DESIGN GROUP INC. HAS NOT BEEN RETAINED TO CARRY OUT GENERAL REVIEW OF THE WORK AND ASSUMES NO RESPONSIBILITY FOR THE FAILURE OF THE CONTRACTOR OR SUB-CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.                                              |  | 3   | JAN. 23, 2023 | REV. AS PER CITY COMMENTS; REISSUED FOR PERMIT |
|                                                                                                                                                                                                                                                                                        |  | 2   | AUG. 31, 2022 | ADDED TO JOB; ISSUED FOR PERMIT                |
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|                                                                                                                                                                                                                                                                                        |  | No. | DATE:         | WORK DESCRIPTION:                              |

**NOTES**

A FIREWALL SHALL EXTEND FROM THE GROUND CONTINUOUSLY THROUGH, OR ADJACENT TO, ALL STOREYS OF A BUILDING. (O.B.C. 3.1.10.3 (1))

ENGINEERED FLOOR SYSTEM INSTALLATION TO CONFORM TO MANUFACTURERS APPROVED DETAILS AND SPECIFICATIONS

**NOTES**

**SOUND ABSORPTIVE MATERIAL REQUIREMENTS**

SOUND ABSORPTIVE MATERIAL INCLUDES FIBRE PROCESSED FROM ROCK, SLAG, GLASS OR CELLULOSE FIBRE. IT MUST FILL AT LEAST 90% OF THE CAVITY THICKNESS FOR THE WALL TO PROVIDE THE LISTED STC VALUE.

**SOUND TRANSMISSION RATING**

MINIMUM REQUIRED S.T.C. RATING OF 50 (O.B.C. DIV. B 9.11.2.1(1))

**FIRE RESISTANCE RATING**

FIRE RESISTANCE RATING REQUIRED IS 2 HR. MIN. (AS PER SENTENCE DIV. B 3.1.10.2 O.B.C.)

**WALL TYPE**

SEE SUPPLEMENTARY STANDARDS SB3 TABLE 1. (WALL NO. B6E) 8"(190MM) CONCRETE BLOCK WALL: WITH 1 1/2" x 1 1/2" STRAPPING @ 24" O.C. DRYWALL FILLED W/ ABSORPTIVE MATERIAL EACH SIDE. (FRR 2H)(STC 57)

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**Walter Botter** 21031  
NAME SIGNATURE BCIN

**jardin design group inc.** 27763  
FIRM NAME BCIN

**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

**FIREWALL**

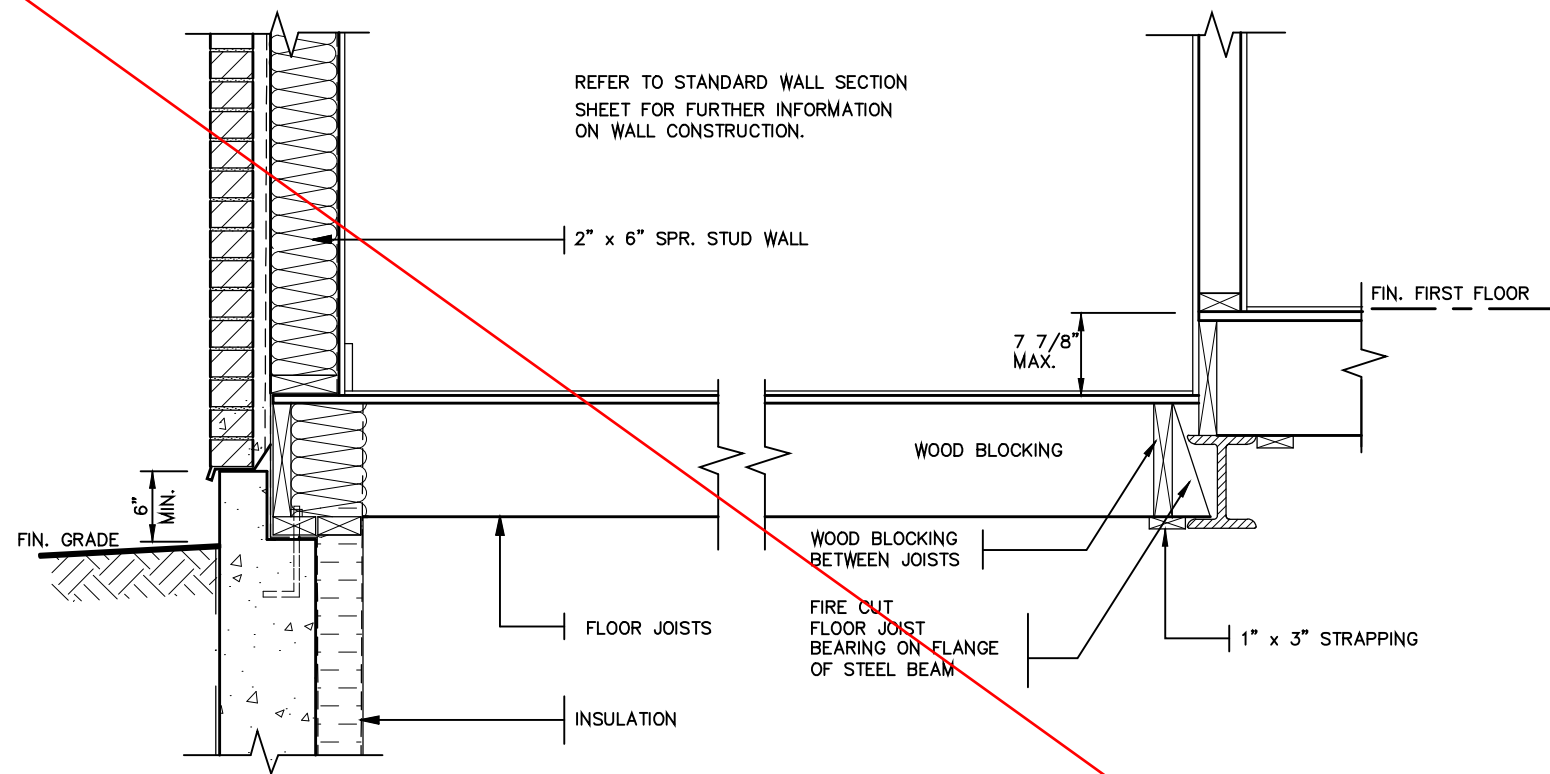
**BARLASSINA CONSTRUCTION**  
CITY OF CAMBRIDGE

**MODEL NAME**  
T

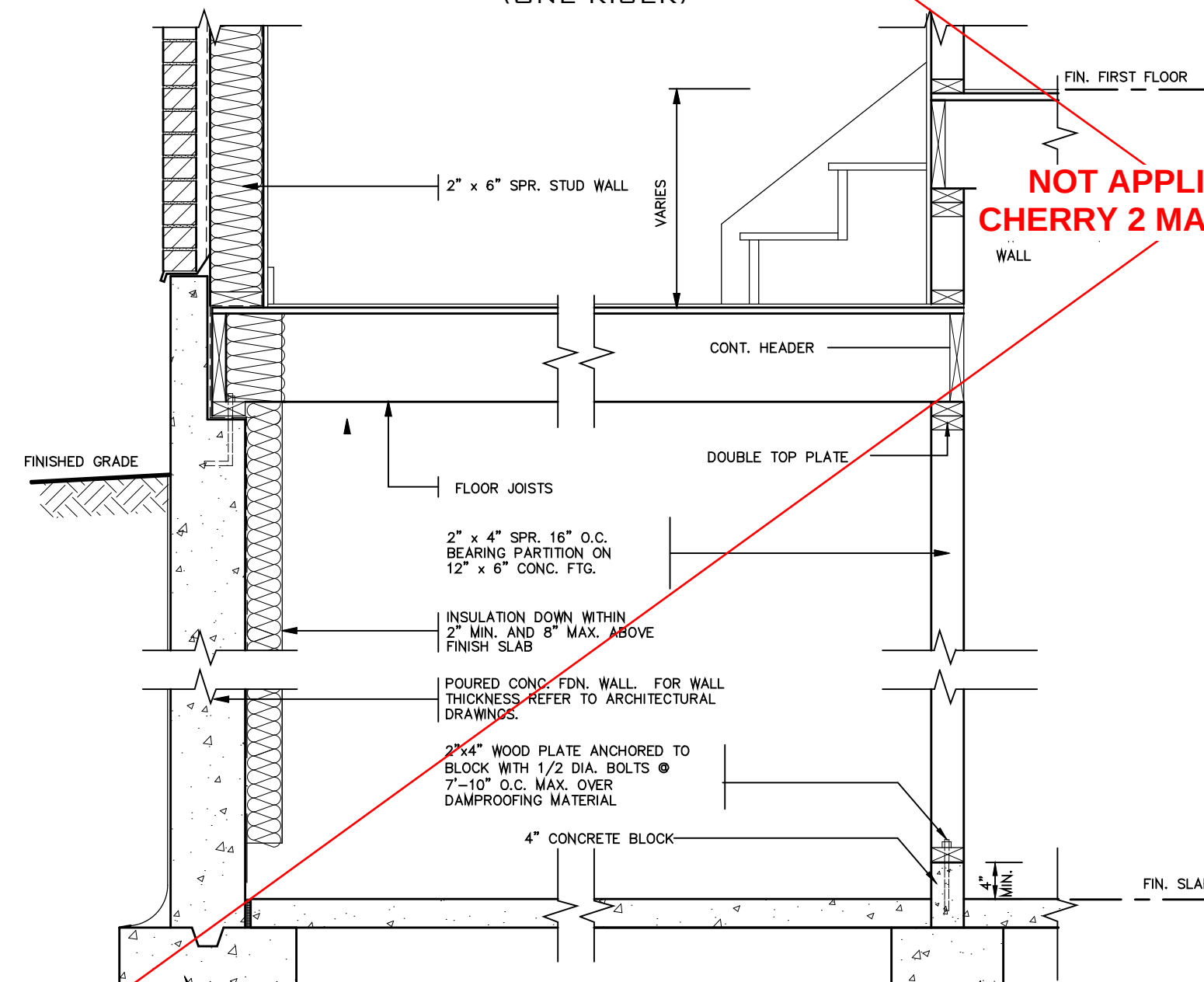
**SCALE:**  
3/4" = 1'-0"

**PROJ. No.**  
21-35

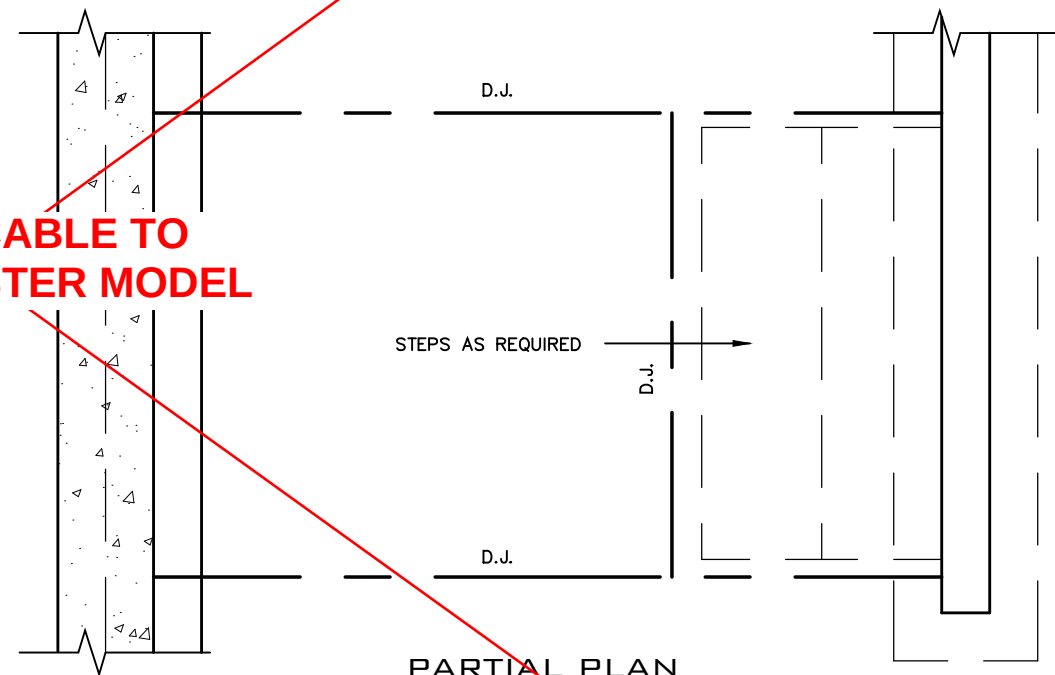
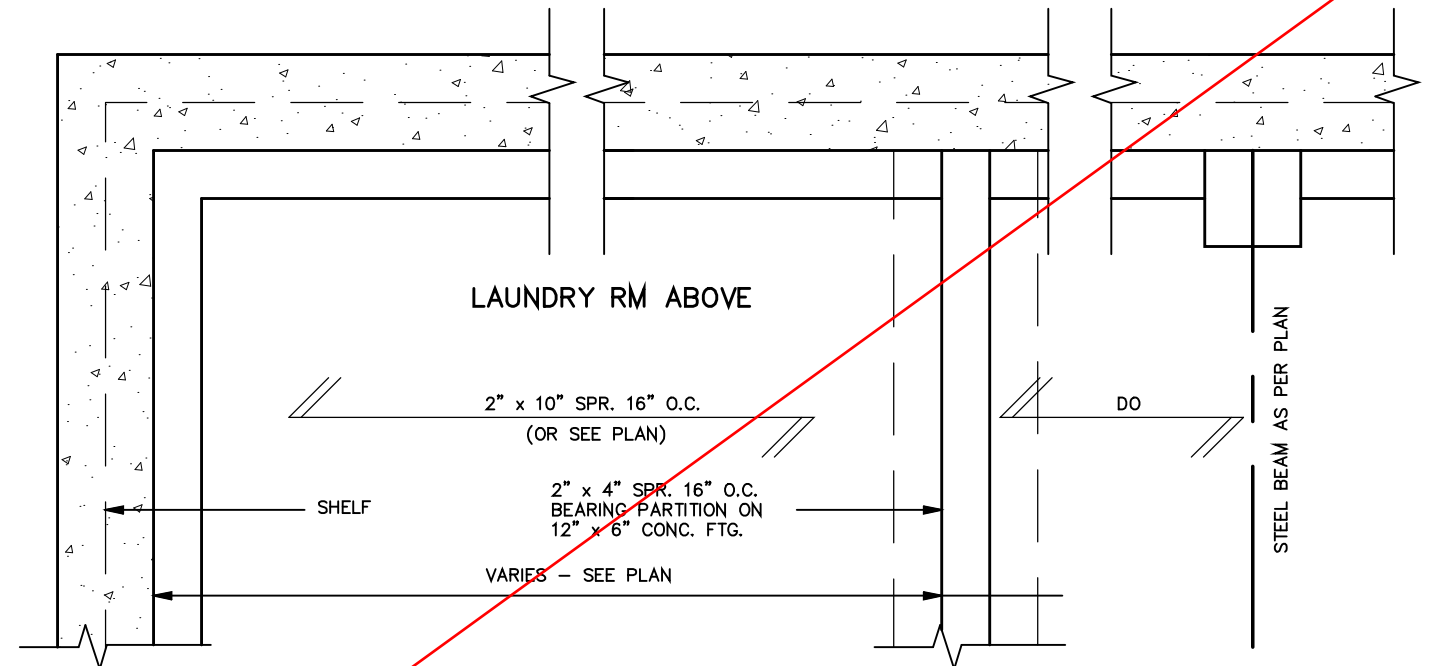
**DWG. No.**  
4A



DETAIL OF SUNKEN LAUNDRY  
(ONE RISER)

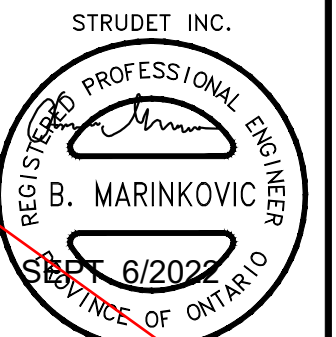


DETAIL OF SUNKEN LAUNDRY  
(MORE THAN ONE RISER)



PARTIAL PLAN

NOT APPLICABLE TO  
CHERRY 2 MASTER MODEL



FOR STRUCTURE ONLY

2012 CODE

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Walter Botter *Walter Botter* 21031  
NAME SIGNATURE BCIN

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jardin design group inc. 27763  
FIRM NAME BCIN

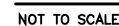
**jardin**  
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VAUGHAN ONT. L4K 3P3  
TEL: 905 660-3377 FAX: 905 660-3713  
EMAIL: info@jardindesign.ca

SUNKEN LAUNDRY  
BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE



|            |              |          |
|------------|--------------|----------|
| MODEL NAME | T            | ----     |
| SCALE:     | 3/4" = 1'-0" |          |
| PROJ. No.  | 21-35        | DWG. No. |
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- 1.0 UNIT INSTALLATION TO STRICTLY CONFORM TO MANUFACTURERS' INSTALLATION MANUAL AND ALL APPLICABLE CODES OF LOCAL AUTHORITIES HAVING JURISDICTION INCLUDING CAN/OGA-B149.1 & 2.
- 2.0 INSTALL WITH THE FOLLOWING MINIMUM CLEARANCES TO COMBUSTIBLES:
  - FROM TOP OF UNIT 0"
  - FROM BACK OF UNIT 1/2"
  - FROM SIDES OF UNIT 1/2"
  - FROM TOP OF HORIZ. VENT 3"
  - FROM SIDES TO VENT 1"
- 3.0 THE DIRECT VENT UNIT ILLUSTRATED IS THE GC150 MODEL AS MANUFACTURED BY HEATILATOR.
- 4.0 THE MANTEL ILLUSTRATED IS THE S-2 GB AS SUPPLIED BY GREATER TORONTO FIREPLACE.

|     |       |                   |
|-----|-------|-------------------|
| No: | DATE: | WORK DESCRIPTION: |
|-----|-------|-------------------|

|           |     |
|-----------|-----|
| FIRM NAME | BCI |
|-----------|-----|

EMAIL: [info@jardindesign.ca](mailto:info@jardindesign.ca)

DIRECT VENT FIREPLACE  
BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE

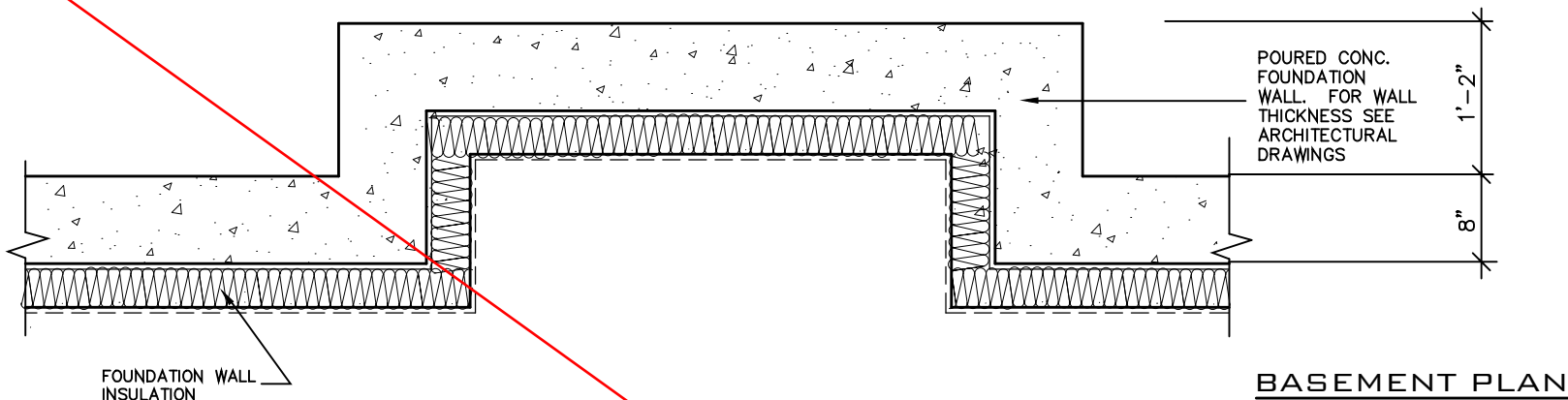
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| <b>BILD°</b> | PROJ. No.<br>21-35 | DWG. No.<br>6 |
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STRUDET INC.

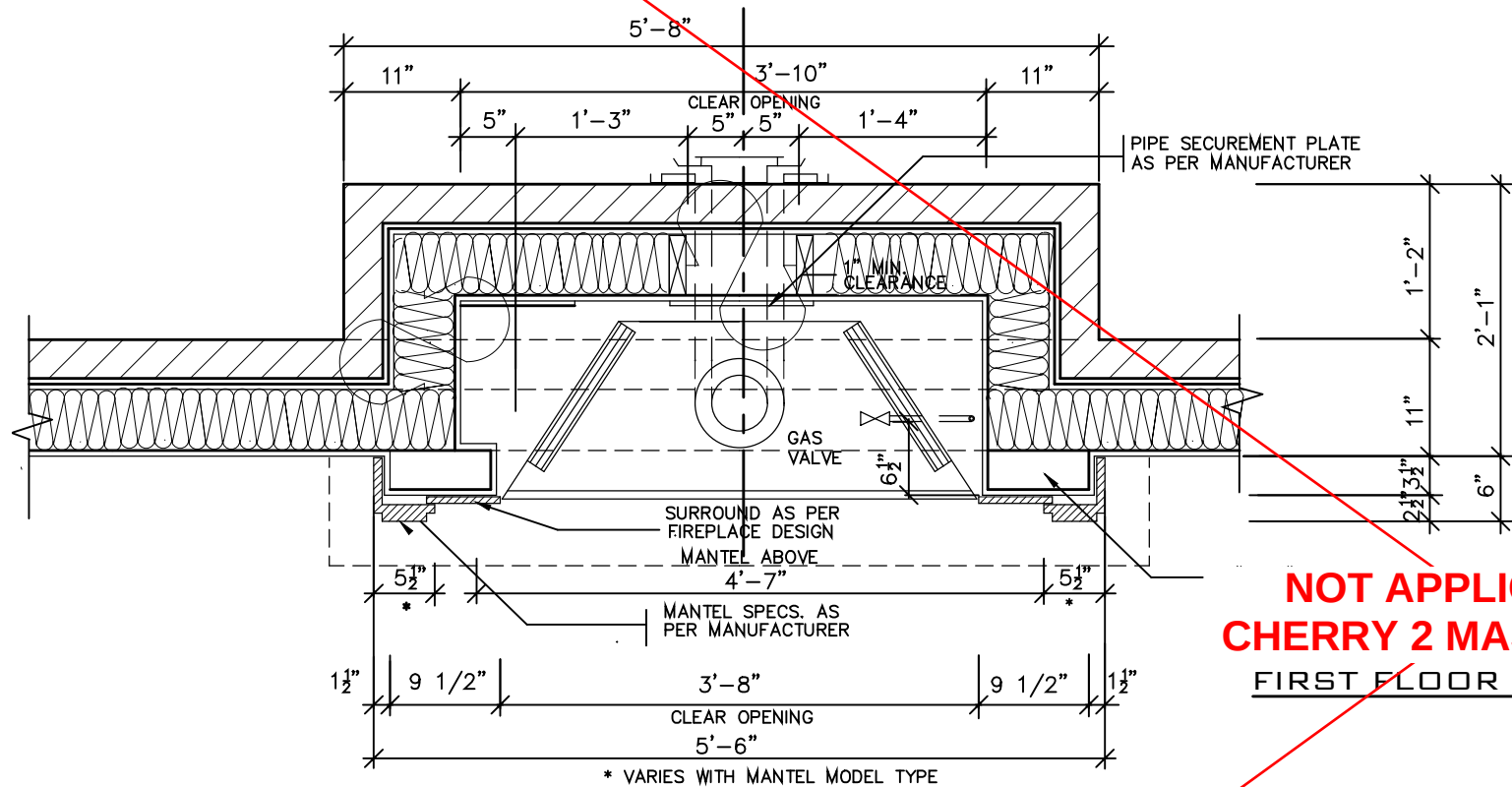


2012 CODE



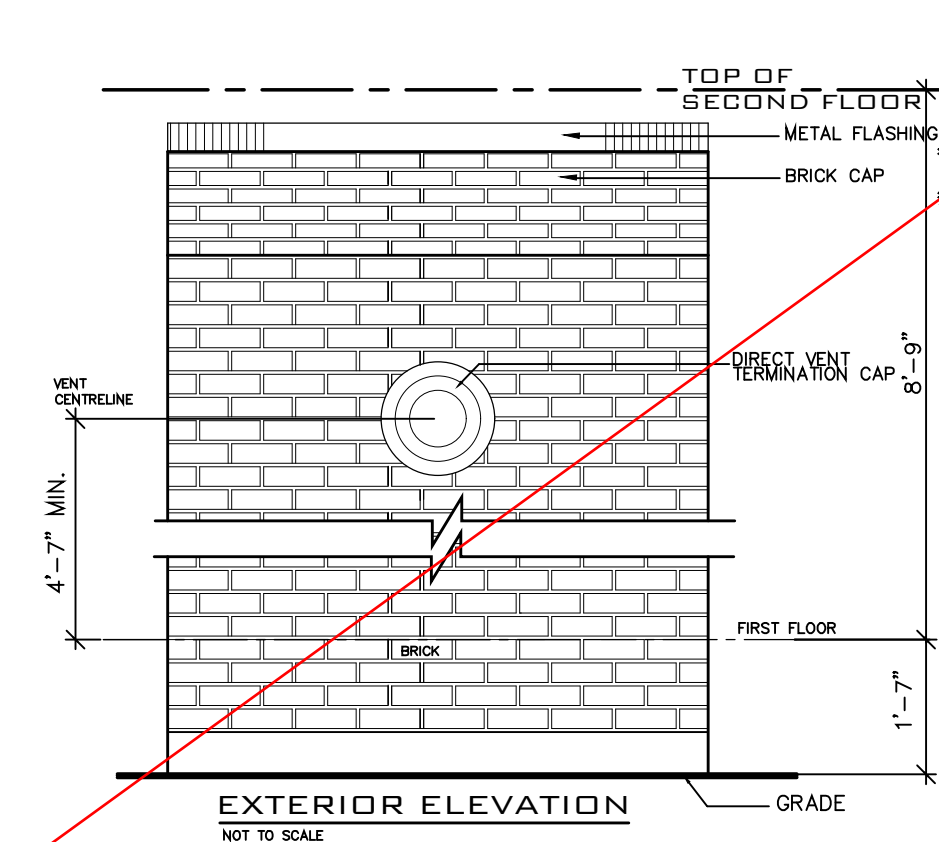


BASEMENT PLAN

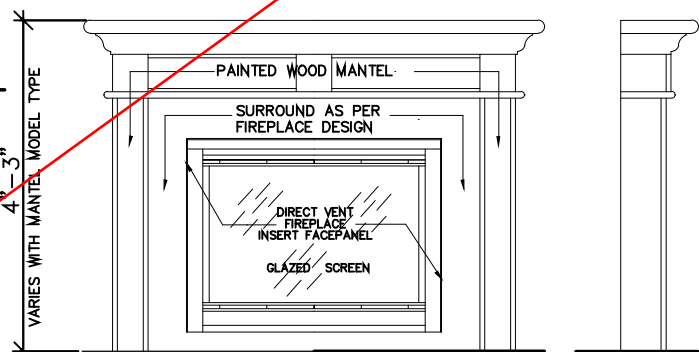


NOT APPLICABLE TO  
CHERRY 2 MASTER MODEL

FIRST FLOOR PLAN



EXTERIOR ELEVATION



FRONT/SIDE ELEVATION

GENERAL INSTALLATION NOTES

- 1.0 UNIT INSTALLATION TO STRICTLY CONFORM TO MANUFACTURERS INSTALLATION MANUAL AND ALL APPLICABLE CODES OF LOCAL AUTHORITIES HAVING JURISDICTION INCLUDING CAN/CGA-B149.1 & 2.
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VARY REFERENCE TO MODEL

MANTEL SPECS. AS PER MANUFACTURER

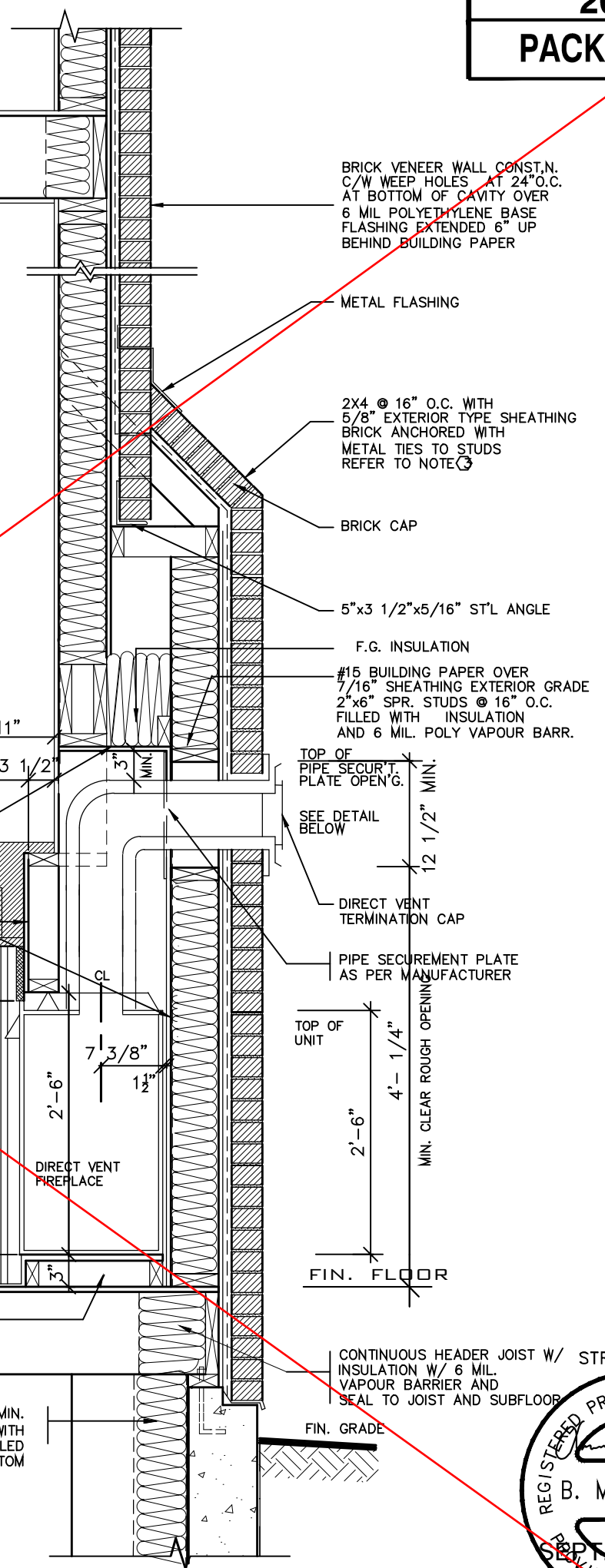
2" X 4" FUROUT FRAMING

SURROUND AS PER FIREPLACE DESIGN

5/8" PLYWD. ON 2" X 3" SLEEPERS @ 12" O.C.

INSULATION DOWN WITHIN 2" MIN. AND 8" MAX. ABOVE FINISH SLAB WITH MOISTURE & VAPOUR BARRIER SEALED AT TOP & BOTTOM

SECTION



BRICK VENEER WALL CONST.N. C/W WEEP HOLES AT 24" O.C. AT BOTTOM OF CAVITY OVER 6 MIL POLYETHYLENE BASE FLASHING EXTENDED 6" UP BEHIND BUILDING PAPER

METAL FLASHING

2X4 @ 16" O.C. WITH 5/8" EXTERIOR TYPE SHEATHING BRICK ANCHORED WITH METAL TIES TO STUDS REFER TO NOTE 3

BRICK CAP

5"x3 1/2"x5/16" ST'L ANGLE

F.G. INSULATION

#15 BUILDING PAPER OVER 7/16" SHEATHING EXTERIOR GRADE 2"x6" SPR. STUDS @ 16" O.C. FILLED WITH INSULATION AND 6 MIL. POLY VAPOUR BARR.

TOP OF PIPE SECUR'T. PLATE OPEN'G.

SEE DETAIL BELOW

DIRECT VENT TERMINATION CAP

PIPE SECUREMENT PLATE AS PER MANUFACTURER

TOP OF UNIT

4'-1 1/4" MIN. CLEAR ROUGH OPENING

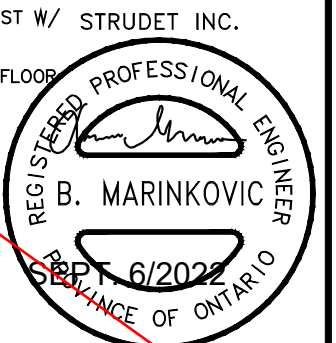
2'-6"

FIN. FLOOR

FIN. GRADE

CONTINUOUS HEADER JOIST W/ STRUDET INC. INSULATION W/ 6 MIL. VAPOUR BARRIER AND SEAL TO JOIST AND SUBFLOOR

FIN. GRADE



FOR STRUCTURE ONLY

2012 CODE

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jardin design group inc. 27763  
FIRM NAME BCIN

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

DIRECT VENT FIREPLACE  
WITH BRICK CAP

BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE

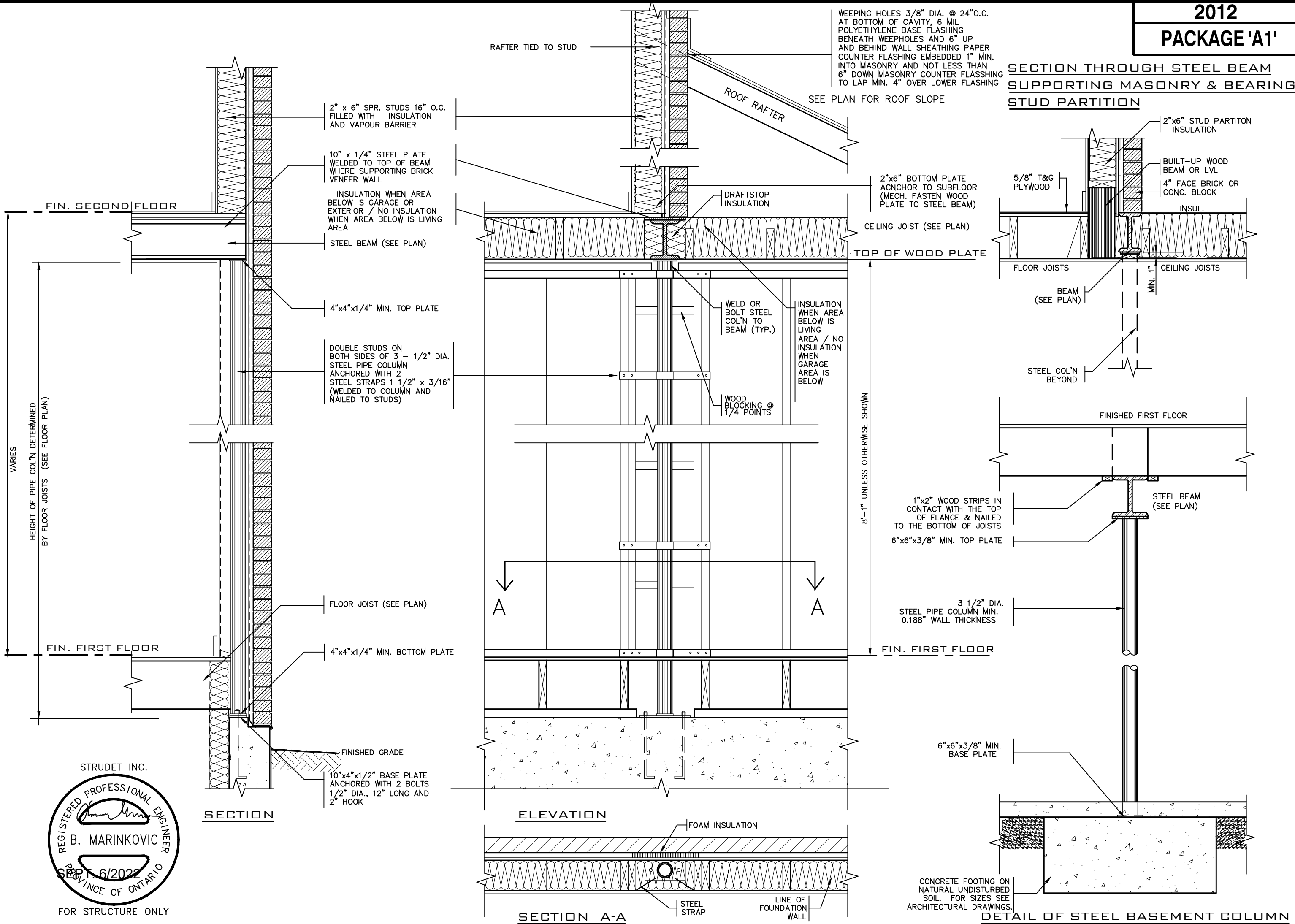
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SCALE:  
3/4"=1'-0"

PROJ. No.  
21-35

DWG. No.  
6-1

SECTION THROUGH STEEL BEAM  
SUPPORTING MASONRY & BEARING  
STUD PARTITION



STRUDET INC.  
REGISTERED PROFESSIONAL ENGINEER  
B. MARINKOVIC  
SEP 6/2022  
PROVINCE OF ONTARIO  
FOR STRUCTURE ONLY

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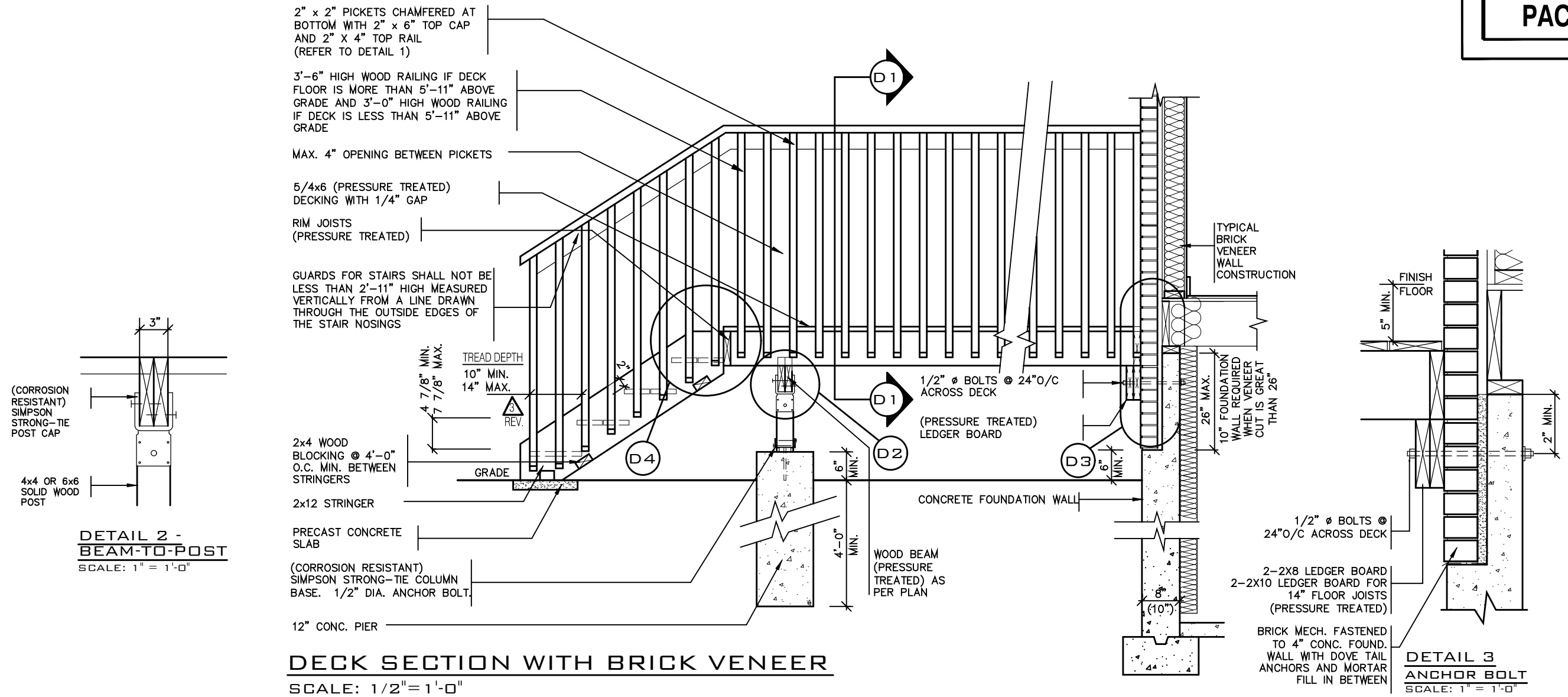
jardin  
DESIGN GROUP INC  
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VAUGHAN ONT. L4K 3P3  
TEL: 905 660-3377 FAX: 905 660-3713  
EMAIL: info@jardindesign.ca

ST. COLUMN DETAILS  
BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE



|                        |               |
|------------------------|---------------|
| MODEL NAME<br>T        | ---           |
| SCALE:<br>3/4" = 1'-0" |               |
| PROJ. No.<br>21-35     | DWG. No.<br>7 |



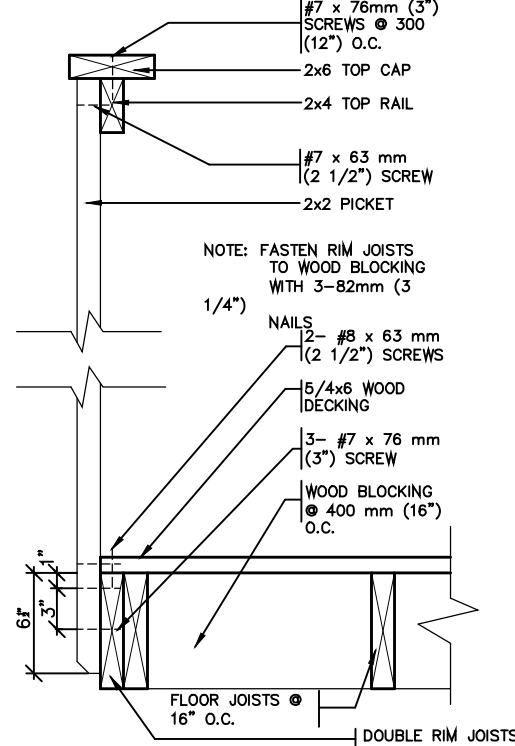


**DETAIL 1**

**CANTILEVERED PICKET SCREWED TO RIM JOIST AND DECK**

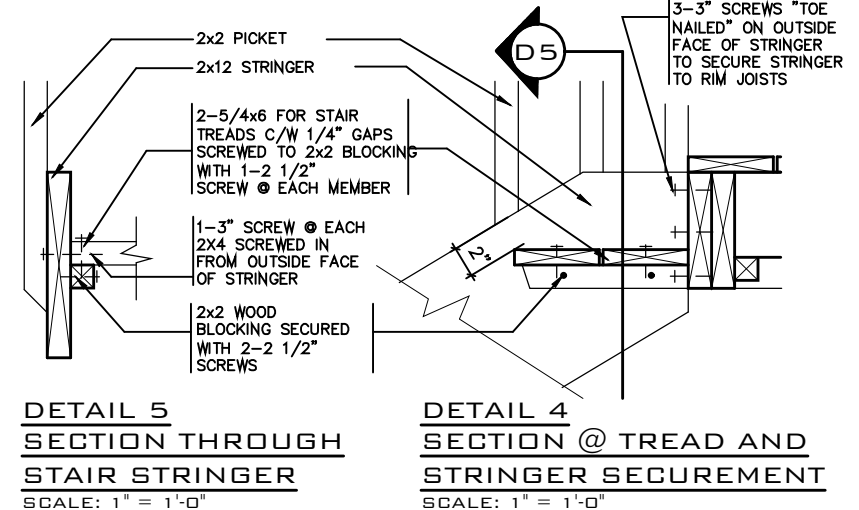
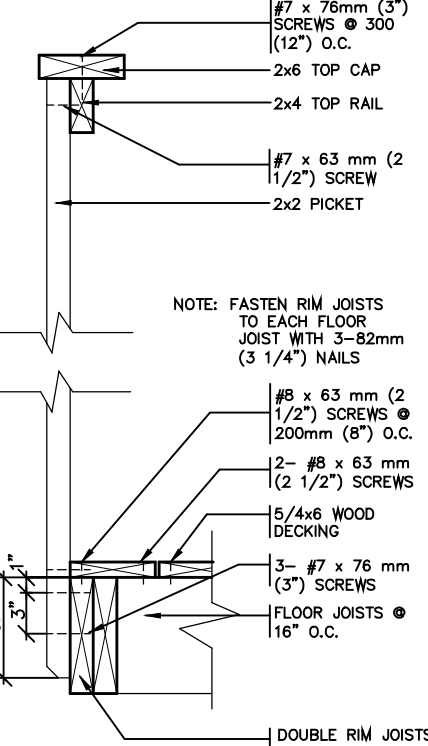
**GUARD PARALLEL TO FLOOR JOISTS**

SCALE: 1" = 1'-0"



**GUARD PERPENDICULAR TO FLOOR JOISTS**

SCALE: 1" = 1'-0"



**GENERAL NOTES**

- BRICK TO BE COMPRESSIVE STRENGTH OF 15mPa (2200 p.s.i.) MIN. UNITS TO BE LAID WITH FULL HEAD AND BED JOINTS.
- MORTAR TO BE TYPE S WITH JOINT THICKNESS OF 10mm (3/8") MIN. AND 20mm (3/4") MAX.
- ALL NAILS AND SCREWS TO BE GALVANIZED.
- WOOD FOR CANTILEVERED PICKETS PICKETS SHALL BE DOUGLAS FIR-LARCH, SPRUCE-PINE-FIR, OR HEM-FIR SPECIES.
- THE DECK HAS BEEN DESIGNED TO SAFELY SUPPORT A SUPERIMPOSED LOAD OF 1.9kPa [40psf].
- CONCRETE SHALL HAVE COMPRESSIVE STRENGTH OF 20MPa AT 28 DAYS AND 5-8% AIR ENTRAINED.
- FOOTING TO BE PLACED ON UNDISTURBED SOIL WITH MIN. BEARING PRESSURE OF 150kPa [3130psf].

STRUDET INC.



FOR STRUCTURE ONLY

**2012 CODE**

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| 1   | AUG. 17, 2018 | PREPARED TO PACKAGE 'A1' ISSUED TO CLIENT |
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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  
NAME SIGNATURE BCIN

REGISTRATION INFORMATION  
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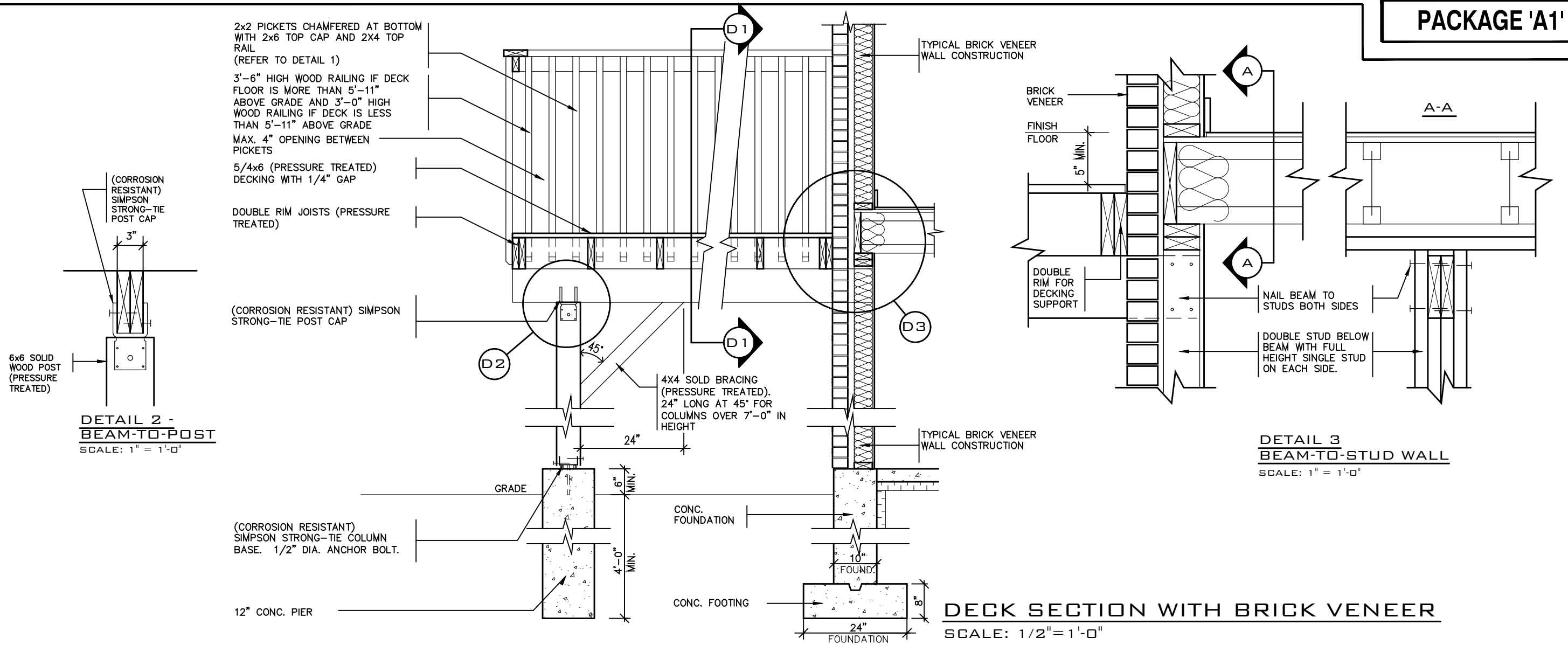
**jardin design group inc.** 27763  
FIRM NAME BCIN

**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

**WOOD DECK DETAIL**  
BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE



|            |          |          |
|------------|----------|----------|
| MODEL NAME | T        | ---      |
| SCALE:     | AS SHOWN |          |
| PROJ. No.  | 21-35    | DWG. No. |
|            |          | 8        |



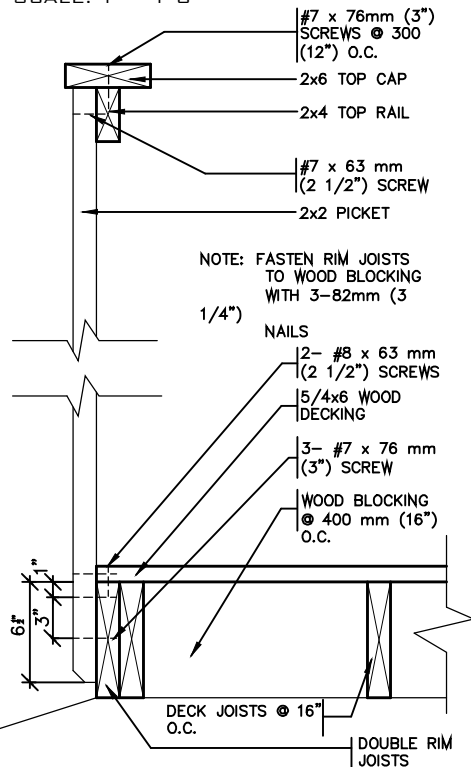
DETAIL 1

CANTILEVERED PICKET SCREWED TO RIM JOIST AND DECK

GUARD PARALLEL

TO FLOOR JOISTS

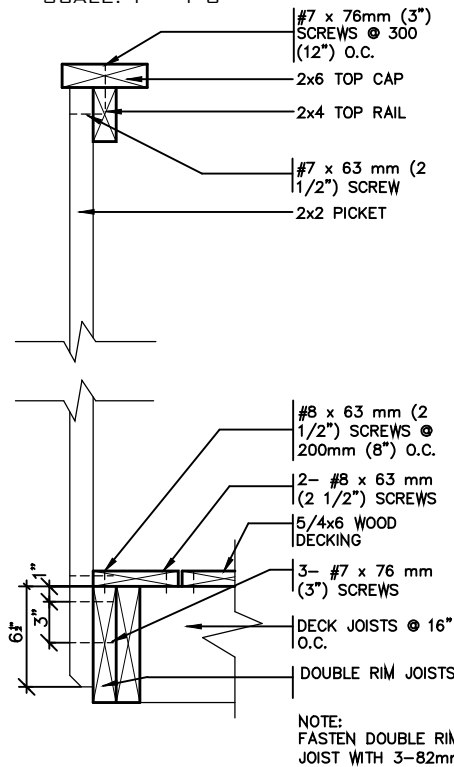
SCALE: 1" = 1'-0"



GUARD PERPENDICULAR

TO FLOOR JOISTS

SCALE: 1" = 1'-0"



GENERAL NOTES

- THE DECK HAS BEEN DESIGNED TO SAFELY SUPPORT A SUPERIMPOSED LOAD OF 1.9kPa [40psf].
- ALL NAILS AND SCREWS TO BE GALVANIZED.
- WOOD FOR CANTILEVERED PICKETS PICKETS SHALL BE DOUGLAS FIR-LARCH, SPRUCE-PINE-FIR, OR HEM-FIR SPECIES.
- CONCRETE SHALL HAVE COMPRESSIVE STRENGTH OF 20MPa AT 28 DAYS AND 5-8% AIR ENTRAINMENT.
- FOOTING TO BE PLACED ON UNDISTURBED SOIL WITH MIN. BEARING PRESSURE OF 150kPa [3130psf].

STRUDET INC.



FOR STRUCTURE ONLY

2012 CODE

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NAME SIGNATURE BCIN

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jardin design group inc. 27763  
FIRM NAME BCIN

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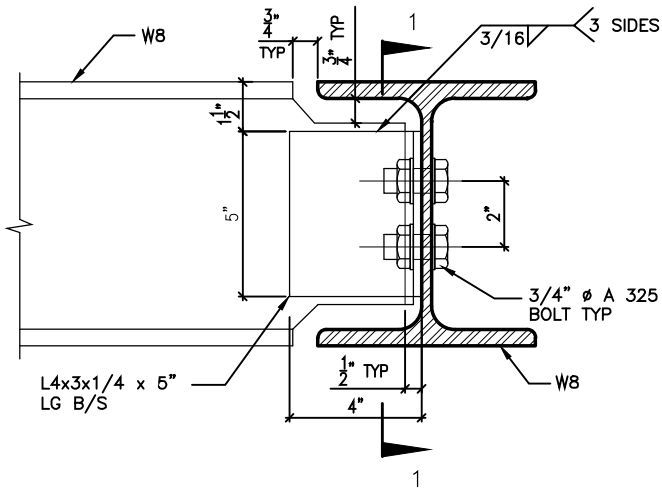
WALK-OUT DECK DETAIL

BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE



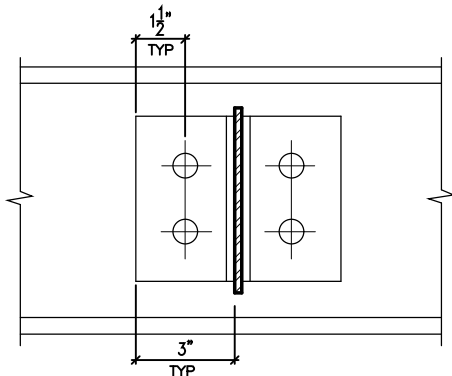
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| MODEL NAME | T        | ---          |
| SCALE:     | AS SHOWN |              |
| PROJ. No.  | 21-35    | DWG. No. 8-1 |



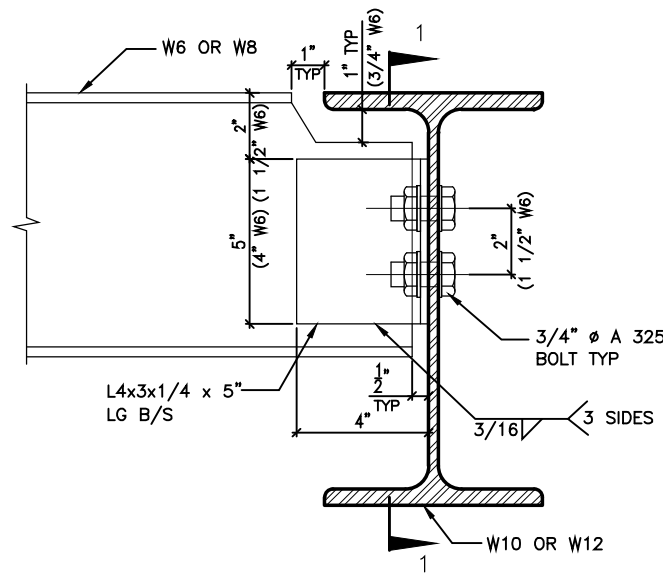


DETAIL 1.

W8  
TO  
W8  
CONNECTION

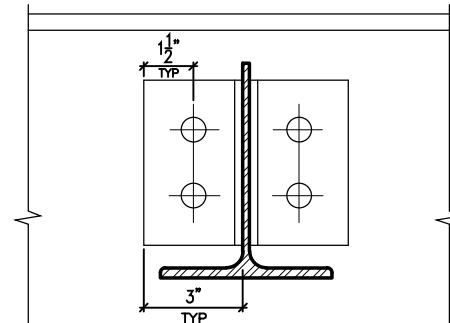


SECTION 1-1

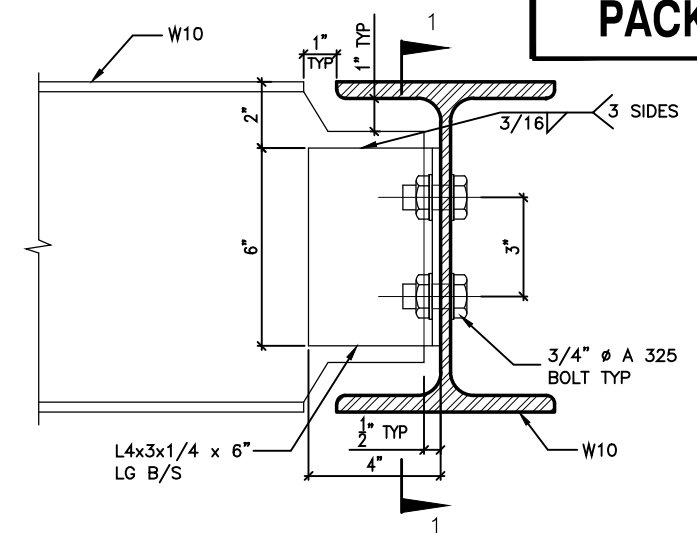


DETAIL 2.

W6(W8)  
TO  
W10(W12)  
CONNECTION

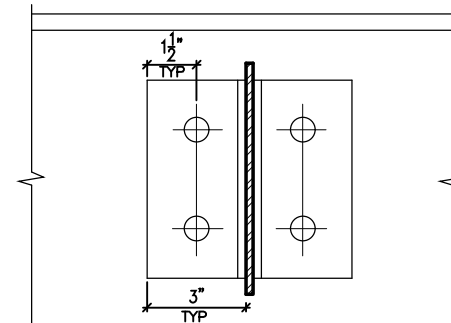


SECTION 1-1

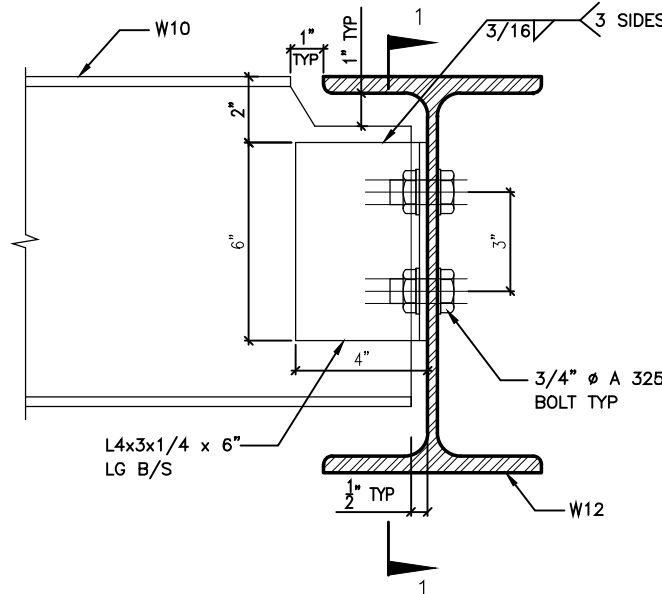


DETAIL 3.

W10  
TO  
W10  
CONNECTION

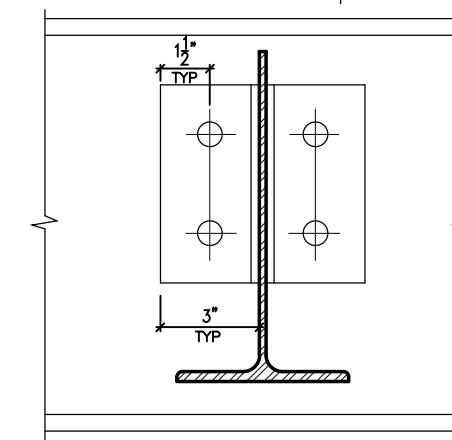


SECTION 1-1

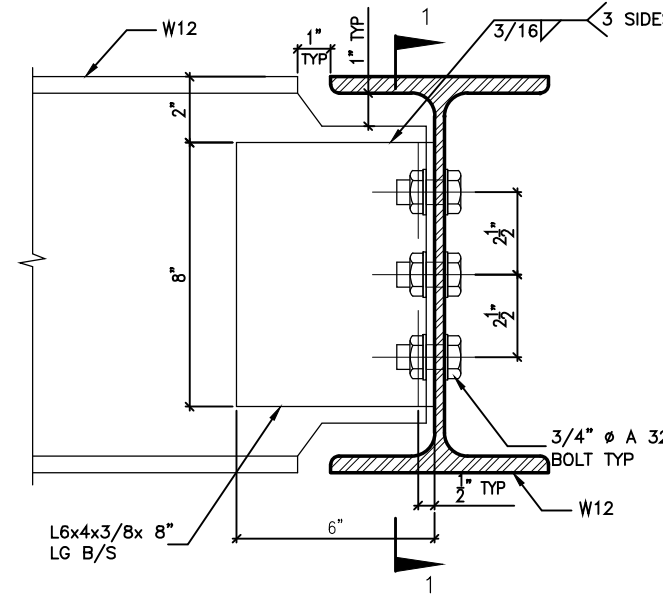


DETAIL 4.

W10  
TO  
W12  
CONNECTION

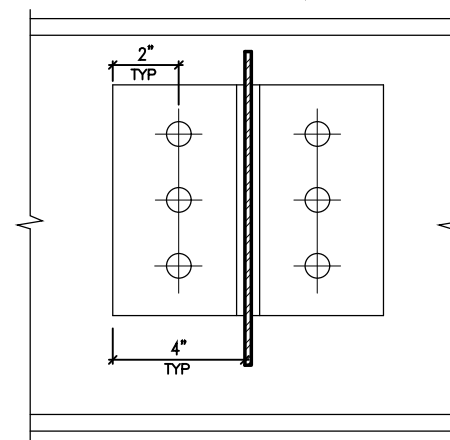


SECTION 1-1

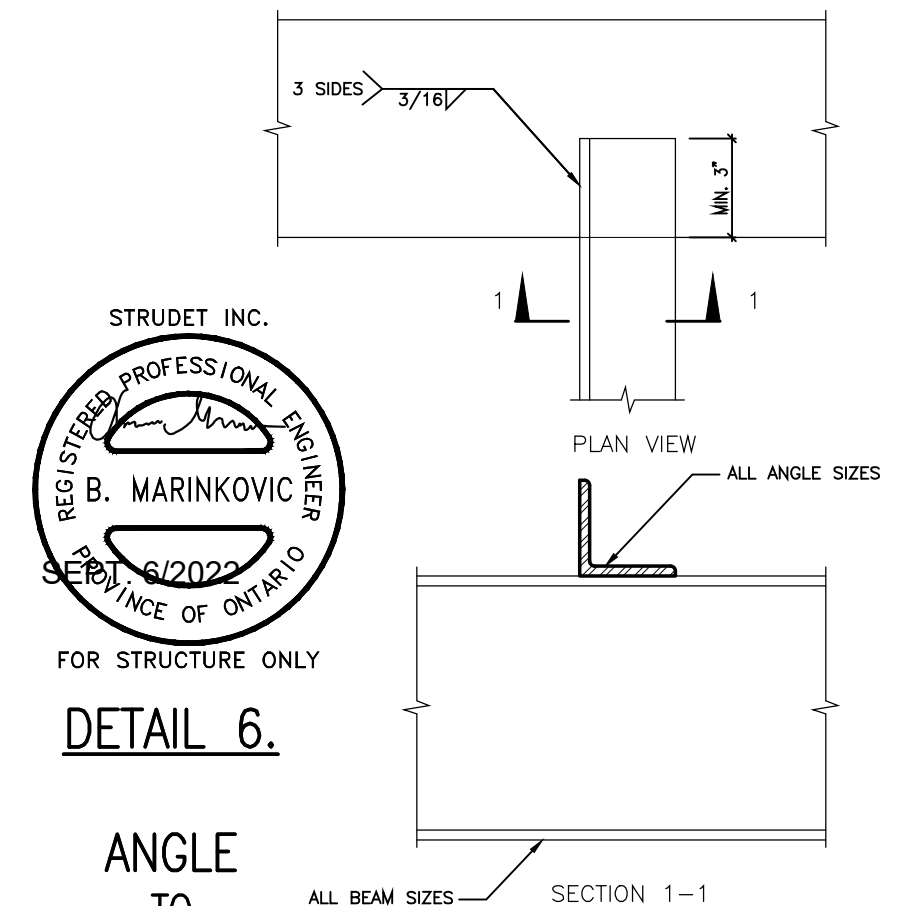


DETAIL 5.

W12  
TO  
W12  
CONNECTION



SECTION 1-1



DETAIL 6.

ANGLE  
TO  
BEAM  
CONNECTION

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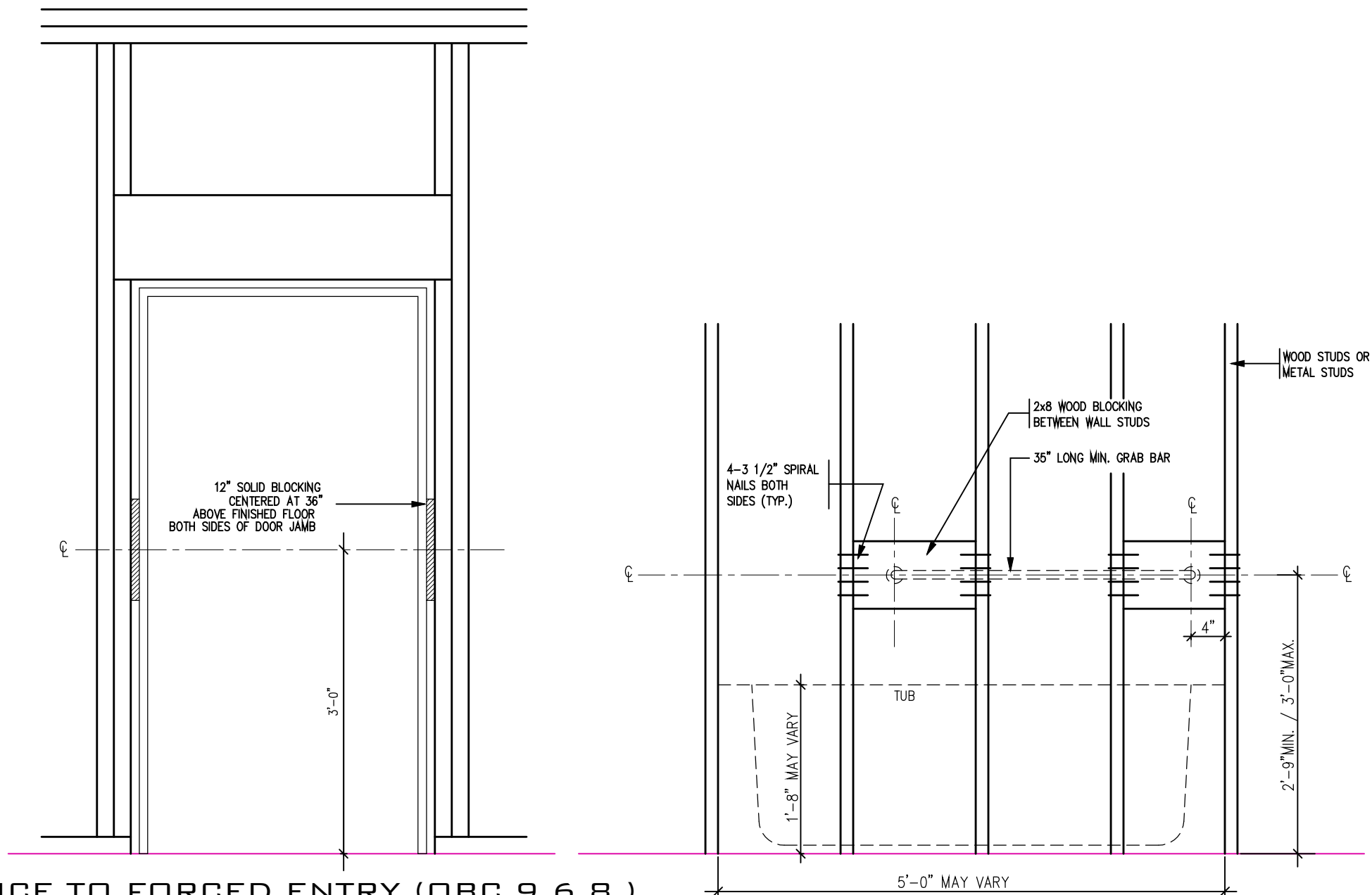
Walter Botter 21037  
NAME SIGNATURE BCIN

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jardin design group inc. 27763  
FIRM NAME BCIN

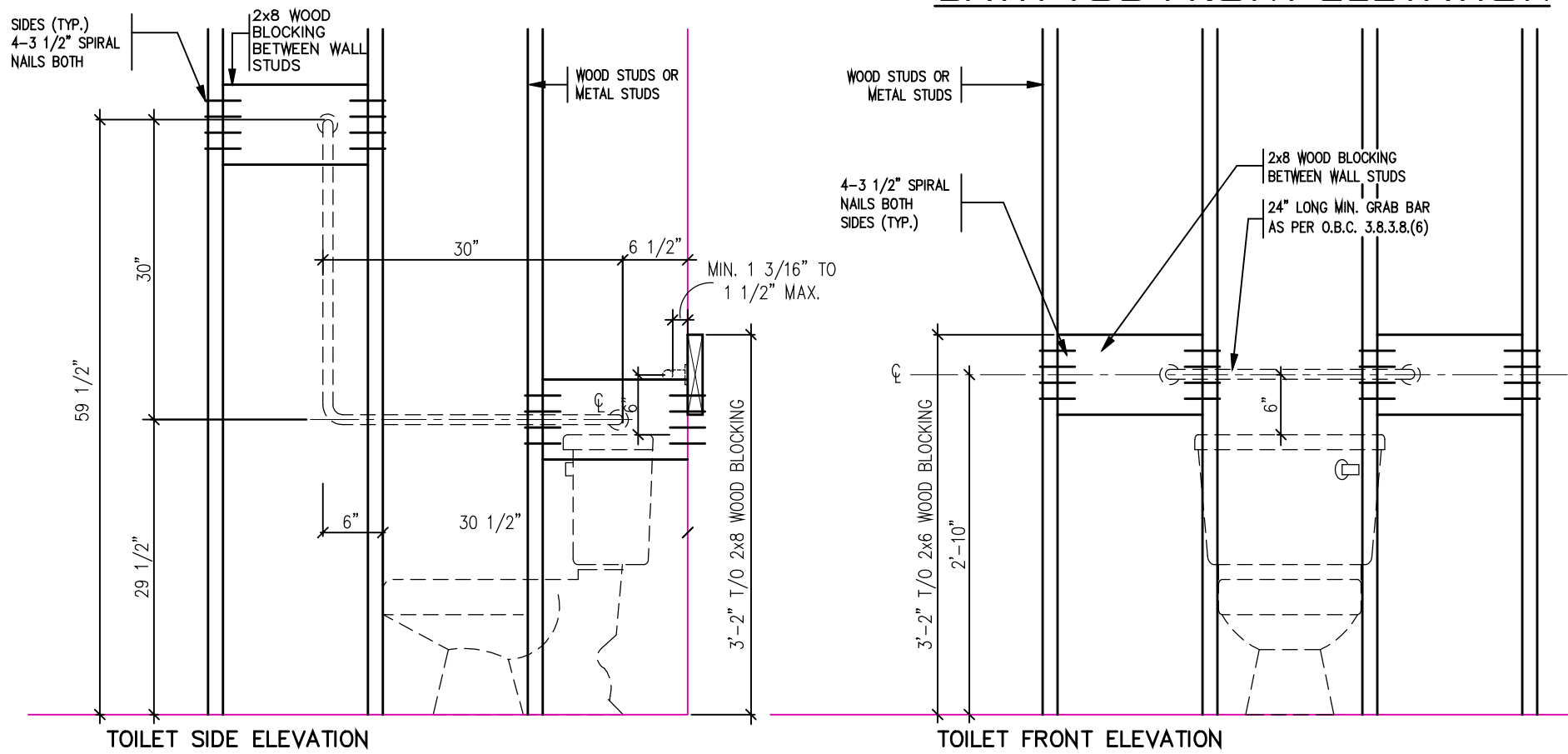
jardin  
DESIGN GROUP INC  
64 JARDIN DR. SUITE 3A  
VAUGHAN ONT. L4K 3P3  
TEL: 905 660-3377 FAX: 905 660-3713  
EMAIL: info@jardindesign.ca

|                                              |
|----------------------------------------------|
| STEEL BEAM DETAILS                           |
| BARLASSINA CONSTRUCTION<br>CITY OF CAMBRIDGE |
| MODEL NAME<br>T                              |
| SCALE:<br>N.T.S.                             |
| PROJ. No.<br>21-35                           |
| DWG. No.<br>9                                |



RESISTANCE TO FORCED ENTRY (OBC 9.6.8.)

BATH TUB FRONT ELEVATION



TOILET SIDE ELEVATION

TOILET FRONT ELEVATION

STRUCTURAL  
REINFORCEMENT FOR  
GRAB BAR (OBC  
9.5.2.3.)



2012 CODE

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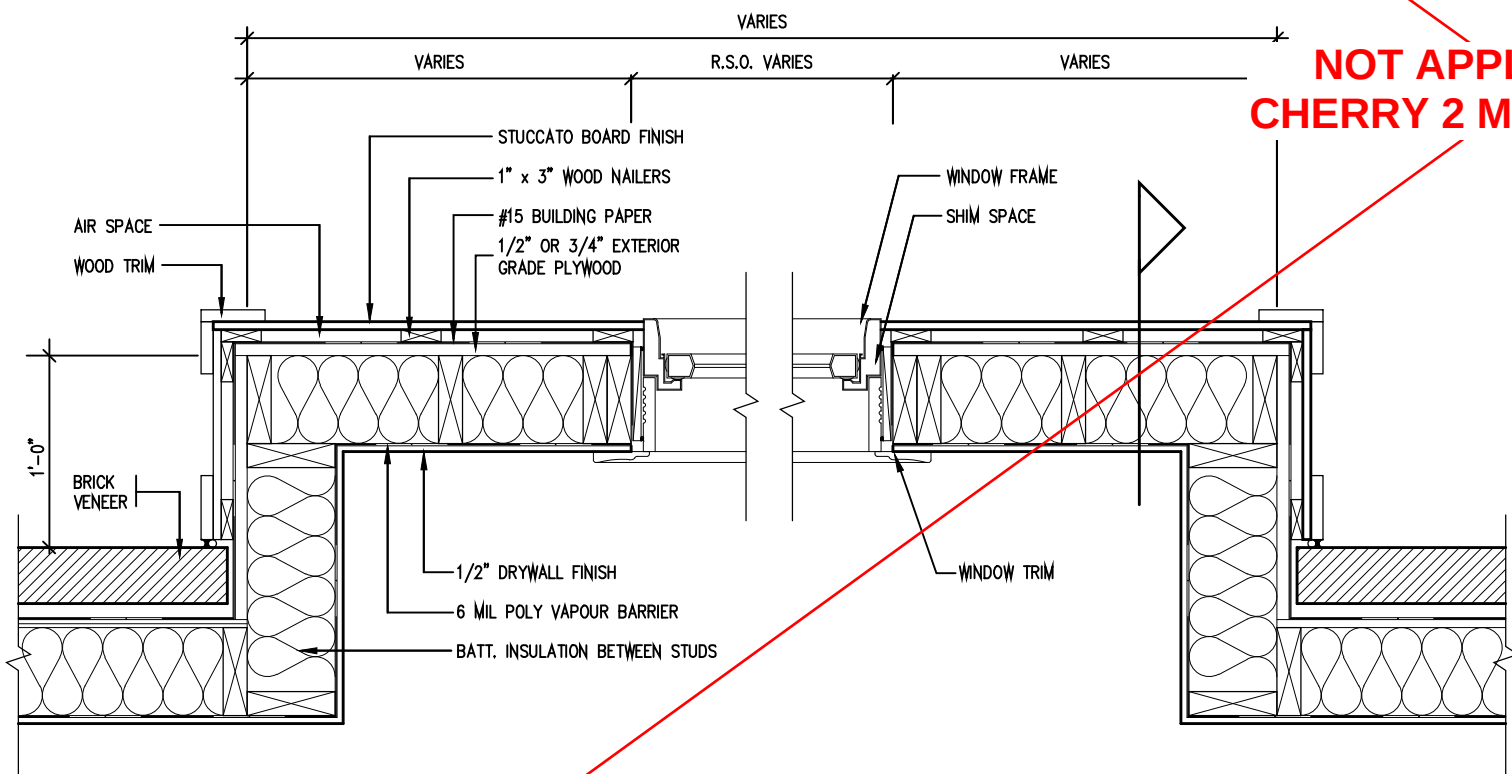
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|                                                                                                                                                                                            |           |
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| Walter Botter                                                                                                                                                                              | 21031     |
| NAME                                                                                                                                                                                       | SIGNATURE |
| Required unless design is exempt under Division C, Subsection<br>3.2.5 of the building code                                                                                                |           |
| jardin design group inc.                                                                                                                                                                   | 27763     |
| FIRM NAME                                                                                                                                                                                  | BCIN      |

|                                                |  |
|------------------------------------------------|--|
| jardin<br>DESIGN GROUP INC                     |  |
| 64 JARDIN DR. SUITE 3A<br>VAUGHAN ONT. L4K 3P3 |  |
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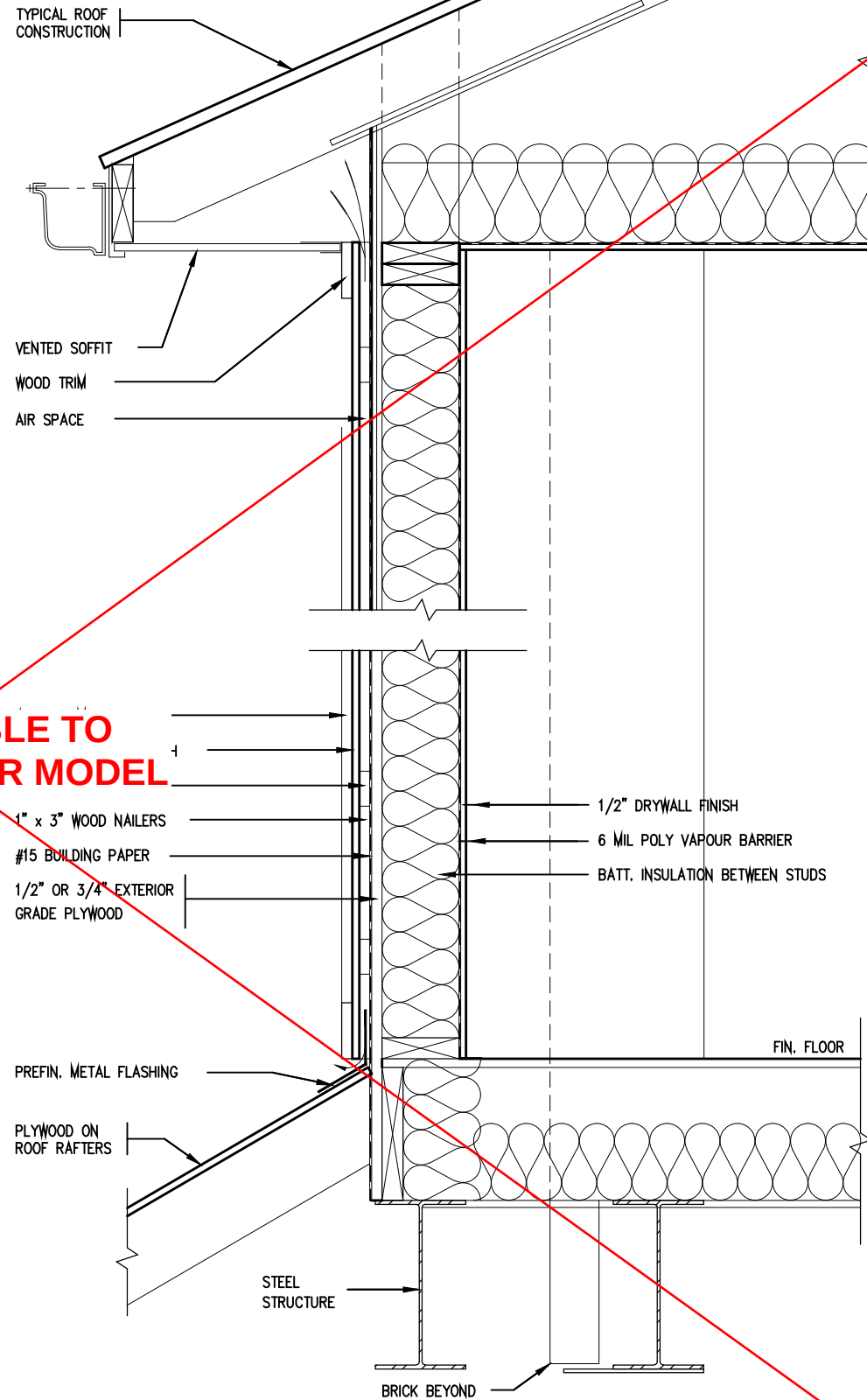
|                                              |                |
|----------------------------------------------|----------------|
| BLOCKING<br>FORCED ENTRY & GRAB BAR          |                |
| BARLASSINA CONSTRUCTION<br>CITY OF CAMBRIDGE |                |
| MODEL NAME<br>T                              |                |
| SCALE:<br>3/4"=1'-0"                         |                |
| PROJ. No.<br>21-35                           | DWG. No.<br>10 |



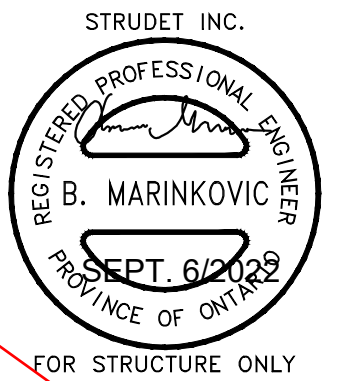


PLAN VIEW

STUCCATO BOARD FINISH CLADDING (OBC 9.27.)



CROSS SECTION



2012 CODE

|                                                                                                                                                                                                                                                                                          |       |                   |  |   |               |                                           |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|-------------------|--|---|---------------|-------------------------------------------|
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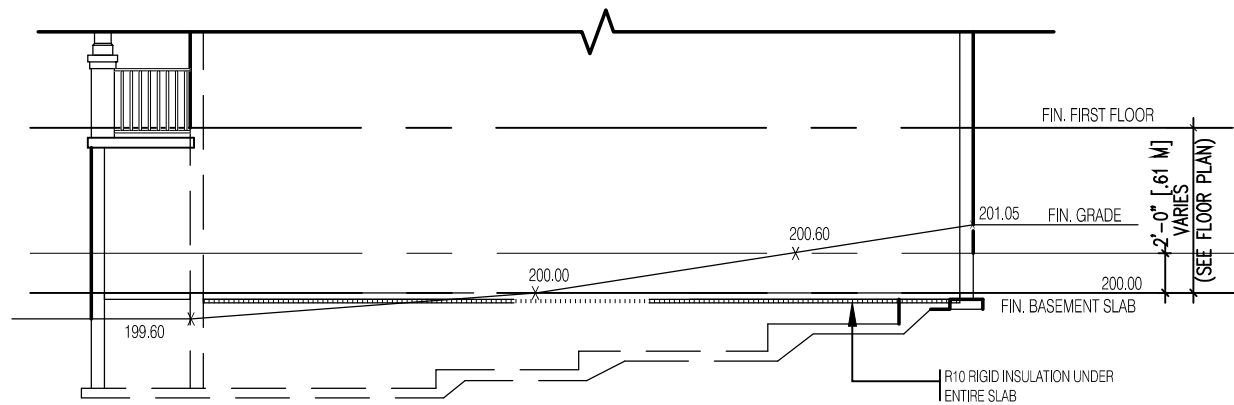
Walter Botter *Walter Botter* 21031  
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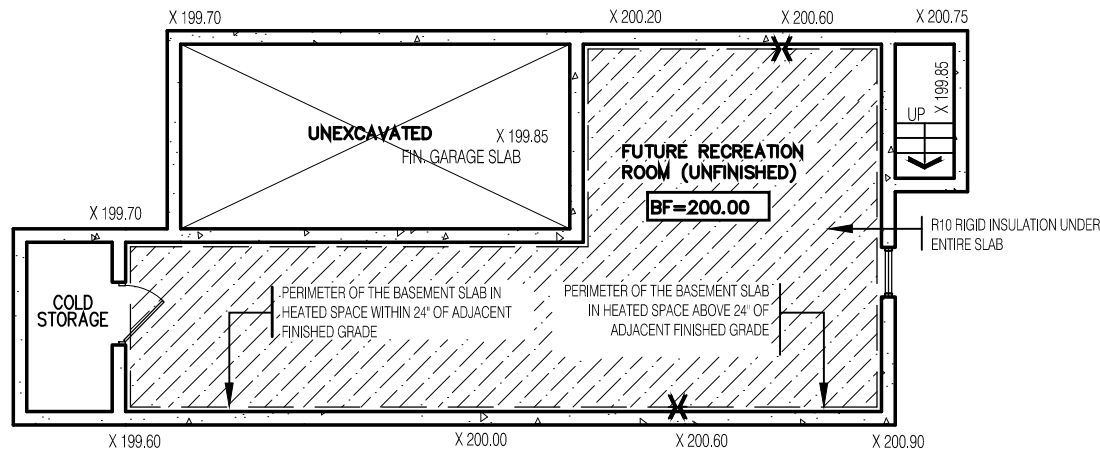
jardin design group inc. 27763  
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|                                                                                       |  |            |          |
|---------------------------------------------------------------------------------------|--|------------|----------|
| STUCCATO BOARD<br>FINISH CLADDING                                                     |  |            |          |
| BARLASSINA CONSTRUCTION<br>CITY OF CAMBRIDGE                                          |  |            |          |
|  |  | MODEL NAME | T        |
|                                                                                       |  | SCALE:     | 1"=1'-0" |
|                                                                                       |  | PROJ. No.  | 21-35    |
|                                                                                       |  | DWG. No.   | 11       |



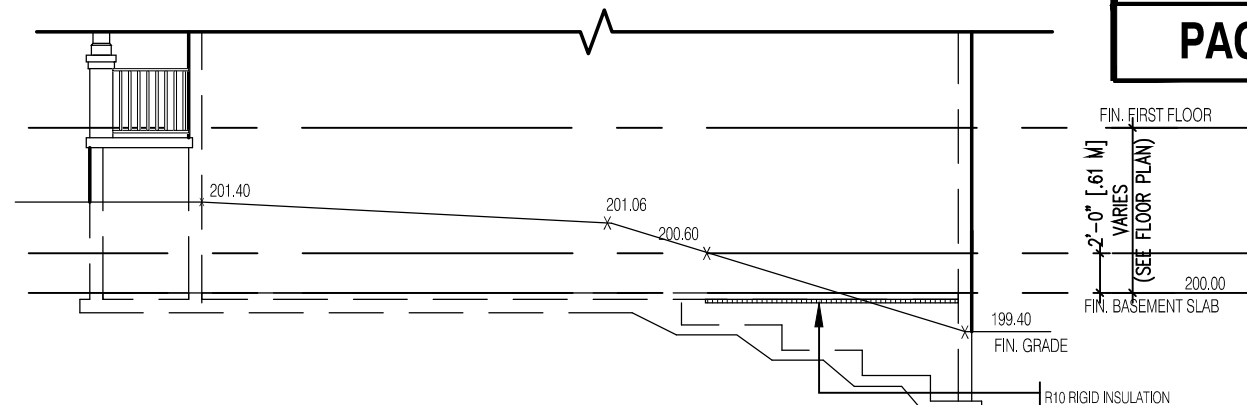
TYPICAL RIGHT SIDE ELEVATION



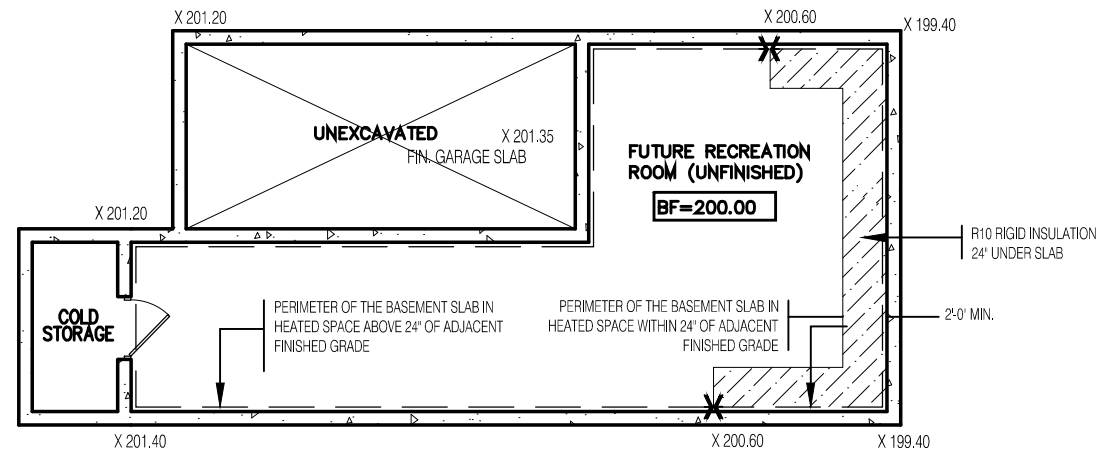
TYPICAL BASEMENT PLAN

SLAB ON GRADE CONDITION

NOTES:  
1. LEVELS SHOWN ON THE PLANS ARE FOR ILLUSTRATION PURPOSE ONLY. SEE FINAL GRADING PLAN FOR ACTUAL LEVELS.  
2. ALL LEVELS ARE SHOWN IN METRIC.



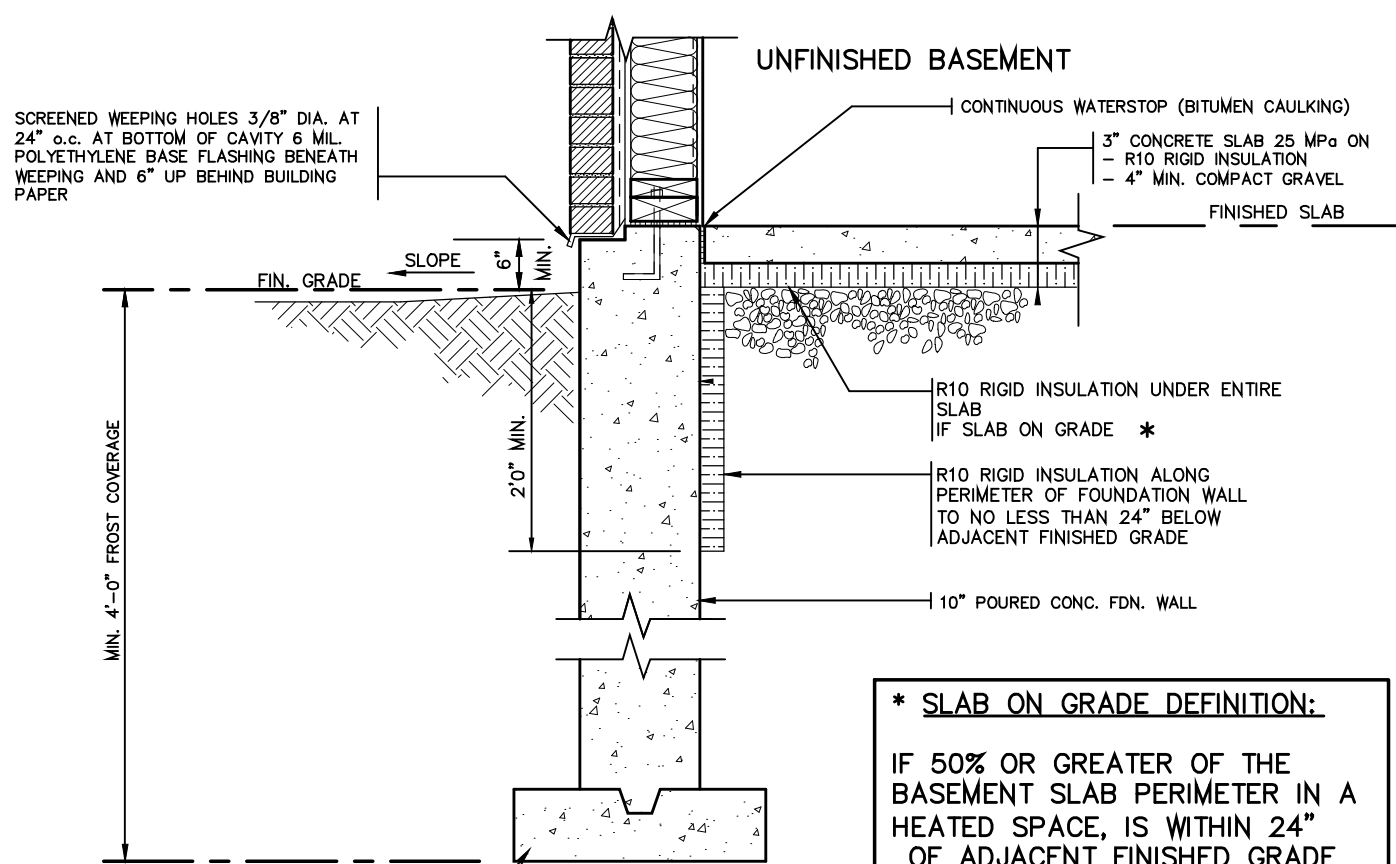
TYPICAL RIGHT SIDE ELEVATION



TYPICAL BASEMENT PLAN

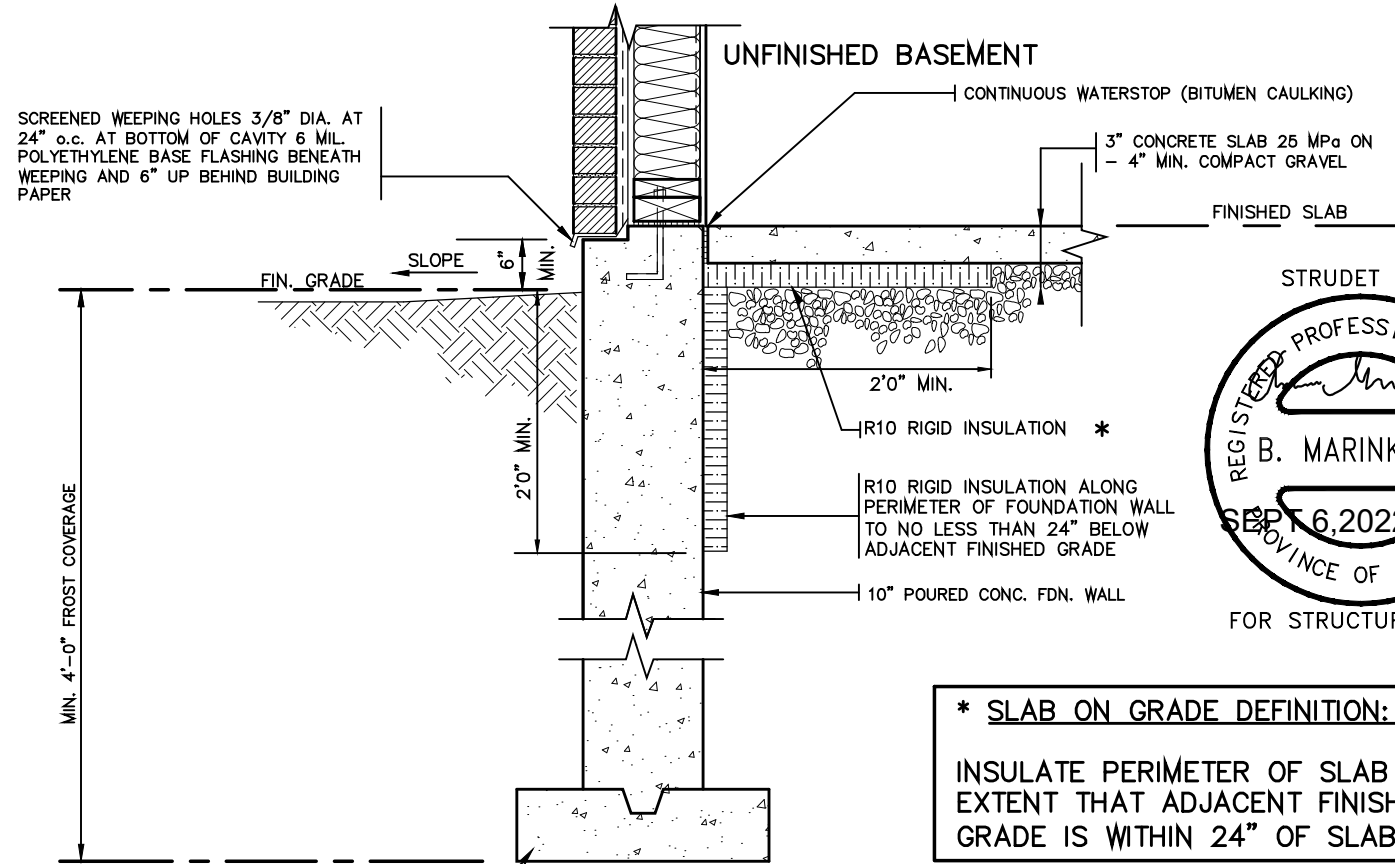
WALK OUT BASEMENT CONDITION

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2. ALL LEVELS ARE SHOWN IN METRIC.



SLAB ON GRADE

\* **SLAB ON GRADE DEFINITION:**  
IF 50% OR GREATER OF THE BASEMENT SLAB PERIMETER IN A HEATED SPACE, IS WITHIN 24" OF ADJACENT FINISHED GRADE



WALK OUT BASEMENT

\* **SLAB ON GRADE DEFINITION:**  
INSULATE PERIMETER OF SLAB TO EXTENT THAT ADJACENT FINISHED GRADE IS WITHIN 24" OF SLAB



2012 CODE

SLAB ON GRADE  
WALKOUT BASEMENT

BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE



MODEL NAME  
T  
SCALE: N.T.S.  
PROJ. No. 21-35  
DWG. No. 12

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jardin design group inc. 27763  
FIRM NAME BCIN

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



GENERAL NOTES

- EXTERIOR STAIRS  
7 7/8" RISE MAXIMUM  
10" RUN MINIMUM  
1'-2" RUN MAXIMUM  
REV.
- MASONRY TIES  
WHEN BRICK FACING IS USED ABOVE GROUND LEVEL, PROVIDE 3/16" DIA. CORROSION RESISTANT METAL TIES @ 36" HORIZONTAL & 8" VERTICAL
- GUARDS  
ARE REQUIRED AROUND CONCRETE SLAB IF MORE THAN 2'-0" ABOVE GRADE & ON BOTH SIDES OF STAIRS CONTAINING MORE THAN 6 RISERS. MINIMUM 31" HIGH FOR STAIRS MINIMUM 35" HIGH FOR PORCHES UP TO 5'-11" ABOVE GRADE. MINIMUM 42" HIGH FOR GREATER HTS.
- HANDRAIL  
ARE REQUIRED WHERE STEPS HAVE MORE THAN 3 RISERS. HANDRAIL HEIGHT 31" - 38".
- FOUNDATION WALLS  
THICKNESS OF FOUNDATION WALLS IS DEPENDANT UPON VENEER CUT 8" FOR UP TO 26" VENEER CUT HEIGHT 10" FOR VENEER CUT OVER 26" HIGH
- CONCRETE  
MINIMUM CONCRETE STRENGTH SHALL BE 4650 PSI [32MPa] W/ 5%-8% AIR ENTRAINMENT MINIMUM CONCRETE SLAB THICKNESS 5"
- CONCRETE COVER  
PROVIDE MINIMUM 3/4" CLEAR CONCRETE COVER TO REINFORCING BARS

FOUNDATION  
PLAN

FOR POURED CONCRETE  
SLAB STRUCTURE REFER  
TO ARCHITECTURAL  
DRAWINGS

GROUND FLOOR  
PLAN

NOT APPLICABLE TO  
CHERRY 2 MASTER MODEL

SECTION  
A

SECTION  
B

NOTE: FOR MORE  
THAN 8 RISERS



2012 CODE

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| 5   |               |                                           |
| 4   |               |                                           |
| 3   | AUG. 31, 2022 | ADDED TO JOB; ISSUED FOR PERMIT           |
| 2   | MAR. 14, 2022 | O.B.C. UPDATE FOR STAIRS (JAN. 1/2022)    |
| 1   | AUG. 17, 2018 | PREPARED TO PACKAGE 'A1' ISSUED TO CLIENT |
| No: | DATE:         | WORK DESCRIPTION:                         |

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 SIGNATURE BCIN

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 BCIN

jardin  
DESIGN GROUP INC  
64 JARDIN DR. SUITE 3A  
VAUGHAN ONT. L4K 3P3  
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EMAIL: info@jardindesign.ca

POURED CONCRETE STAIRS  
BARLASSINA CONSTRUCTION  
CITY OF CAMBRIDGE



|                        |                |
|------------------------|----------------|
| MODEL NAME<br>T        | ---            |
| SCALE:<br>3/8" = 1'-0" |                |
| PROJ. No.<br>21-35     | DWG. No.<br>13 |