

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

2"x6" PRESSURE TREATED SILL w/ 1/2"Ø x 8" ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

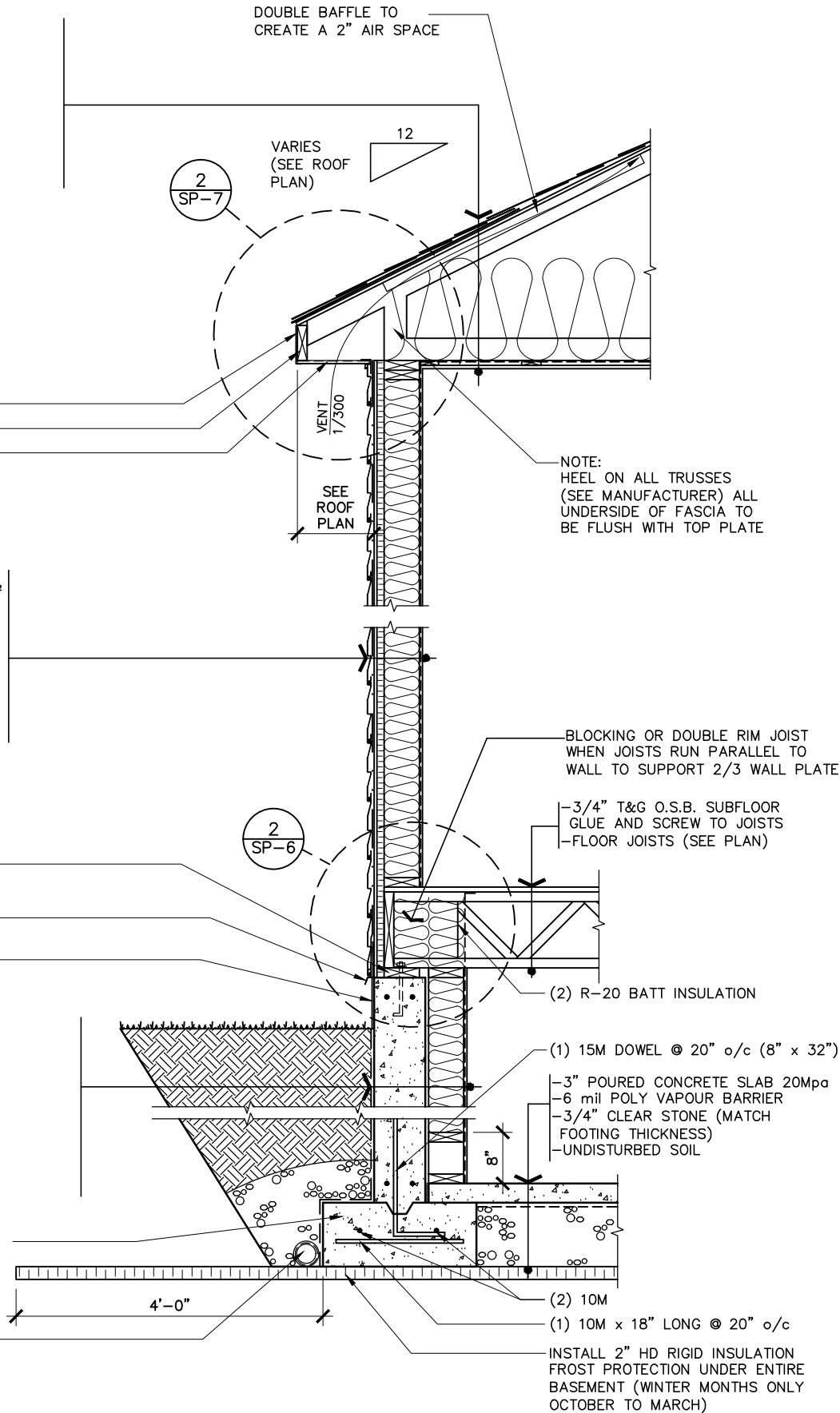
0.018" ALUMINUM FLASHING

CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM
- #15 BUILDING PAPER (INSTALL ON CONCRETE WALL, BELOW GRADE ONLY)
- 2"x6" STUDS @ 16" o/c (TO FLOOR)
- R-20 BATT INSULATION TO END 8" ABOVE CONCRETE FLOOR
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD (FINISHED BASEMENT ONLY)

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN) CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



LOT: XXXX  
DATE: XX/XX/XXXX



I, DANIEL GUERIN, ARCHITECTURAL MANAGER FOR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

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## 2012 O.B.C. DRAWINGS

REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

## TYPICAL BUNGALOW WALL SECTION (SIDING)

ADDRESS: XX SCALE: AS SHOWN DATE: XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET: SP-1

## TYPICAL BUNGALOW WALL SECTION (SIDING)

SCALE: 1/2" = 1'-0"

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

- ALUMINUM FASCIA OR EQUIVALENT
- 2"x6" FASCIA BACKER
- VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

- 2"x6" PRESSURE TREATED SILL w/ 1/2"Ø x 8" ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

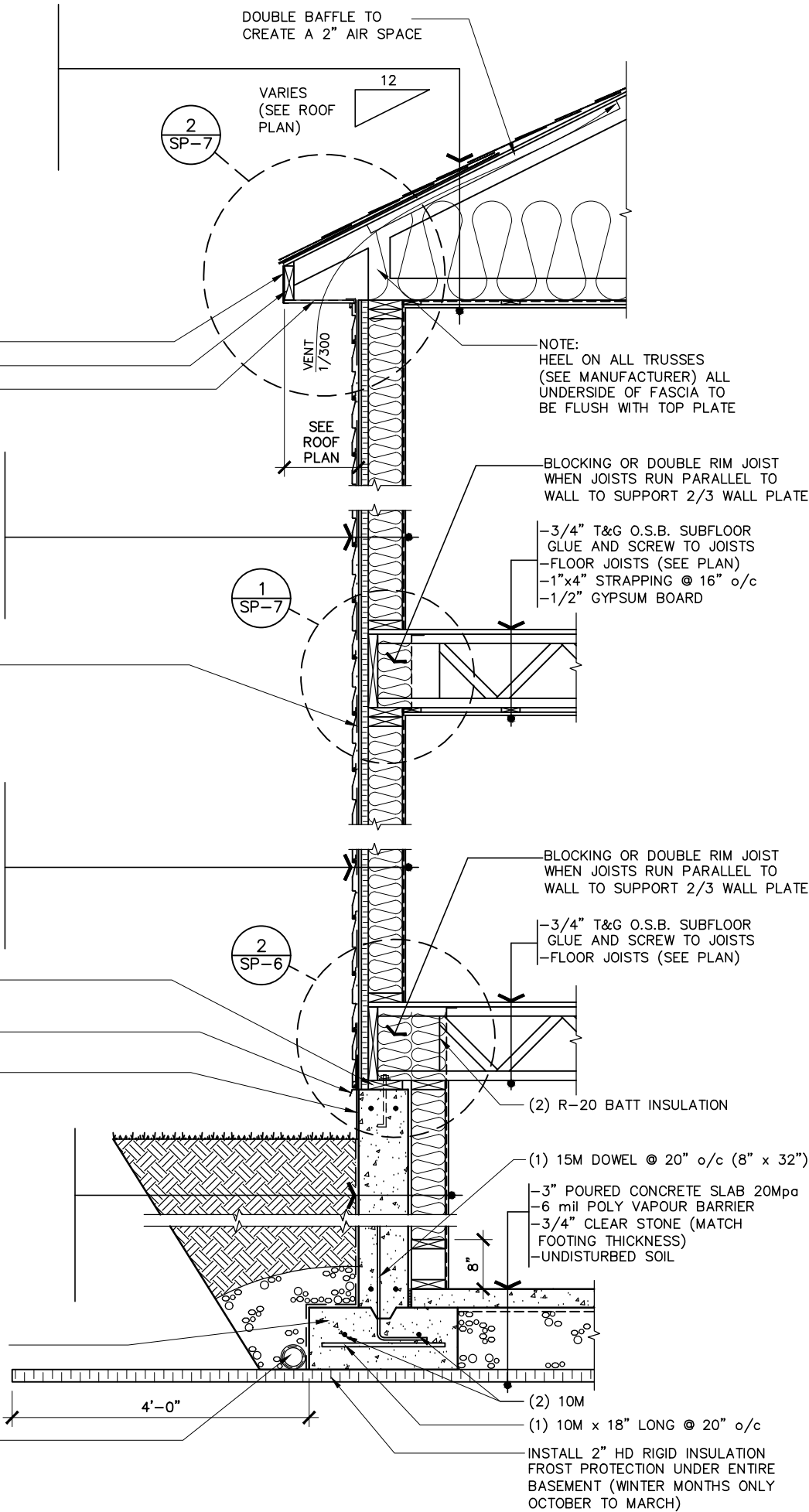
- 0.018" ALUMINUM FLASHING

- CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM
- #15 BUILDING PAPER (INSTALL ON CONCRETE WALL, BELOW GRADE ONLY)
- 2"x6" STUDS @ 16" o/c (TO FLOOR)
- R-20 BATT INSULATION TO END 8" ABOVE CONCRETE FLOOR
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD (FINISHED BASEMENT ONLY)

- 24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN) CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

- 4" Ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



LOT: XXXX  
DATE: XX/XX/XXXX



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- TARIION REGISTRATION NUMBER #611

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NO.	DESCRIPTION	DATE	BY

#### TYPICAL TWO STOREY WALL SECTION (SIDING)

ADDRESS: XX SCALE: AS SHOWN DATE: XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SP-2

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

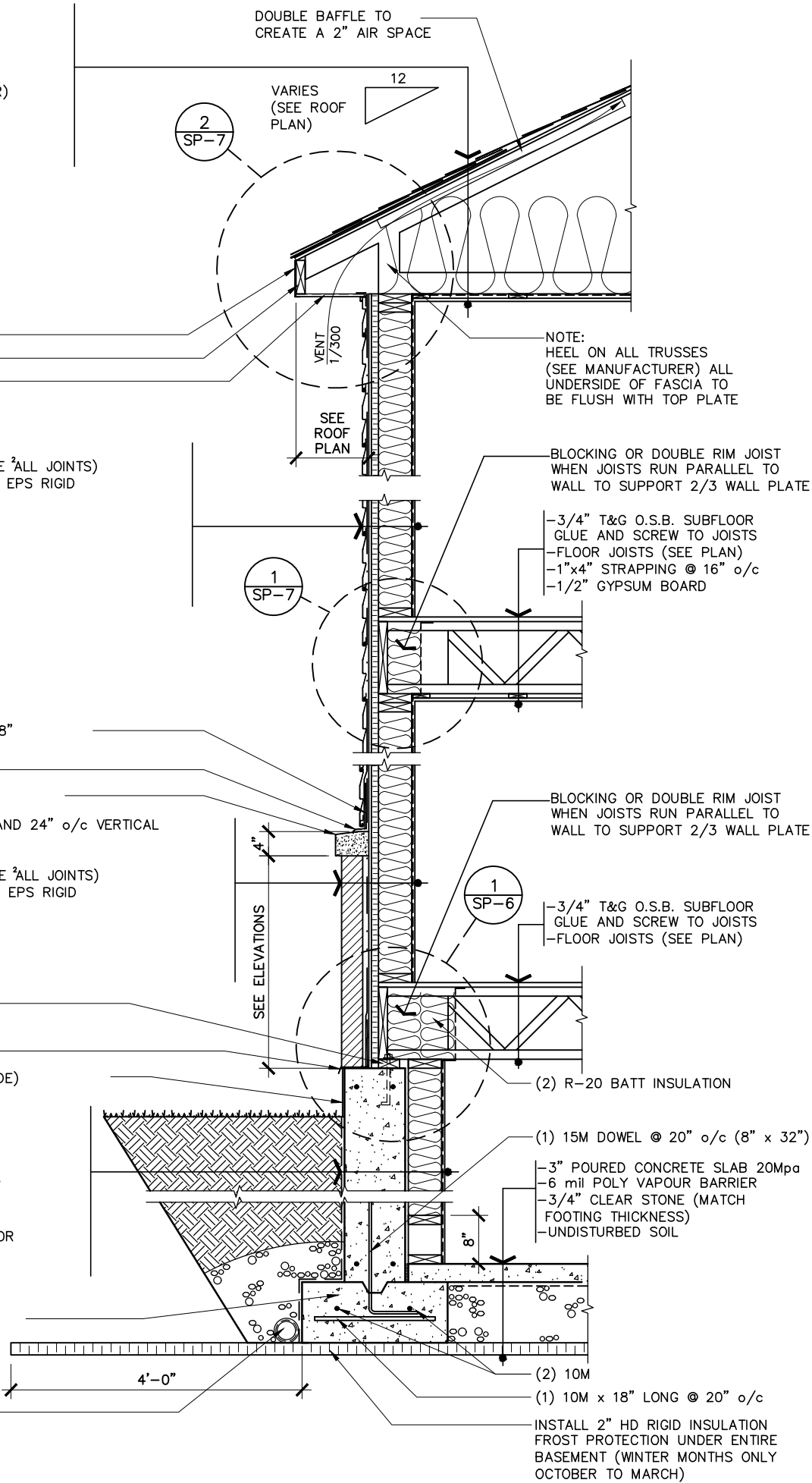
- TYVEK HOMEWRAP TO LAP OVER ALUMINUM FLASHING MIN. 8"  
INSTALL ALUMINUM FLASHING OVER TYVEK HOMEWRAP
- 0.018" ALUMINUM FLASHING OR EQUIVALENT  
4" PRECAST CONCRETE SILL (OPTIONAL SEE ELEVATIONS)
- MASONRY VENEER c/w G.I. TIES @ 16" o/c HORIZONTAL AND 24" o/c VERTICAL
  - WEEP HOLES AT 24" AT BOTTOM OF CAVITY
  - 1" min AIR SPACE
  - TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
  - R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
  - 2"x6" STUDS @ 16" o/c
  - R-20 BATT INSULATION
  - 6 mil POLY VAPOUR BARRIER
  - 1/2" GYPSUM BOARD

- 2"x4" PRESSURE TREATED SILL w/ 1/2"Ø x 8"  
ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING
- 0.018" ALUMINUM FLASHING
- CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 10" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa c/w 2-10M BARS TOP AND BOTTOM
- #15 BUILDING PAPER (INSTALL ON CONCRETE WALL, BELOW GRADE ONLY)
- 2"x6" STUDS @ 16" o/c (TO FLOOR)
- R-20 BATT INSULATION TO END 8" ABOVE CONCRETE FLOOR
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD (FINISHED BASEMENT ONLY)

- 24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN)  
CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

- 4" Ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



**TYPICAL TWO STOREY WALL SECTION (MASONRY/SIDING)**

SCALE: 1/2" = 1'-0"

LOT: XXXX

DATE: XX/XX/XXXX



**Valecraft**  
Homes Ltd.

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NO.	DESCRIPTION	DATE	BY

**TYPICAL TWO STOREY WALL SECTION (SIDING)**

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET:  
**SP-3**

-ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES  
-SHINGLES TO PROJECT min 1" BEYOND FASCIA  
-6'-0" ICE AND WATER SHIELD EAVE PROTECTION  
-7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS  
-PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)  
-R-60 BLOWN INSULATION or BATT INSULATION  
-1"x4" STRAPPING @ 16" o/c  
-6 mil POLY AIR / VAPOUR BARRIER  
-1/2" GYPSUM BOARD

NOTE:  
HEEL ON ALL TRUSSES  
(SEE MANUFACTURER) ALL  
UNDERSIDE OF FASCIA TO  
BE FLUSH WITH TOP PLATE

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

-VINYL HORIZONTAL SIDING  
-TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m  
(TAPE ALL JOINTS)  
-R-5, 1 9/16" STYORAIL O.S.B. COMFORT BOARD,  
TYPE 2 EPS RIGID INSULATION LAMINATED TO  
7/16" O.S.B. SHEATING  
-2"x6" STUDS @ 16" o/c  
-R-20 BATT INSULATION  
-6 mil POLY VAPOUR BARRIER  
-1/2" GYPSUM BOARD

2"x6" BOTTOM PLATE

2"x4" PRESSURE TREATED SILL w/ 1/2"Ø x 8"  
ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

0.018" ALUMINUM FLASHING

CEMENT PARGING ON ALL EXPOSED  
CONCRETE (ABOVE GRADE)

-DAMPPROOFING MEMBRANE (BELOW GRADE)  
-8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL  
20Mpa C/W 2-10M BARS TOP AND BOTTOM  
-2" HD RIGID INSULATION FROST PROTECTION

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN)  
CAST-IN PLACE STRIP FOOTING 20Mpa ON  
UNDISTURBED SOIL. FOR MIN. LOAD BEARING  
CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH  
SOCK C/W 6" CRUSHED STONE COVER

**TWO STOREY WALL SECTION (SIDING) - WALK-OUT BASEMENT - REAR WALL**

SCALE: 1/2" = 1'-0"

DOUBLE BAFFLE TO  
CREATE A 2" AIR SPACE

VARIES  
(SEE ROOF  
PLAN)

SEE  
ROOF  
PLAN

1  
SP-7

1  
SP-7

2  
SP-4

BLOCKING OR DOUBLE RIM JOIST  
WHEN JOISTS RUN PARALLEL TO  
WALL TO SUPPORT 2/3 WALL PLATE

-3/4" T&G O.S.B. SUBFLOOR  
GLUE AND SCREW TO JOISTS  
-FLOOR JOISTS (SEE PLAN)  
-1"x4" STRAPPING @ 16" o/c  
-1/2" GYPSUM BOARD

BLOCKING OR DOUBLE RIM JOIST  
WHEN JOISTS RUN PARALLEL TO  
WALL TO SUPPORT 2/3 WALL PLATE

-3/4" T&G O.S.B. SUBFLOOR  
GLUE AND SCREW TO JOISTS  
-FLOOR JOISTS (SEE PLAN)  
-1"x4" STRAPPING @ 16" o/c  
-1/2" GYPSUM BOARD

SPRAY FOAM TO PROVIDE AIR TIGHT SILL

-3" POURED CONCRETE SLAB 20Mpa  
-6 mil POLY VAPOUR BARRIER  
-3/4" CLEAR STONE  
-UNDISTURBED SOIL

(1) 15M DOWEL @  
20" o/c (8" x 12")

INSTALL 2" HD RIGID INSULATION  
FROST PROTECTION UNDER ENTIRE  
BASEMENT (WINTER MONTHS ONLY  
OCTOBER TO MARCH)

(2) 10M

(1) 10M x 18" LONG @ 20" o/c

2" HD RIGID INSULATION FROST  
PROTECTION STANDARD YEAR ROUND

2"x6" PRESSURE TREATED SILL  
w/ 1/2"Ø x 8" ANCHOR BOLTS  
@ 7'-0" o/c MAX. SPACING

TYVEK HOMEWRAP OR  
EQUIVALENT MAX 0.02 L/s/m  
(TAPE ALL JOINTS)

INSTALL TYVEK HOMEWRAP OR  
EQUIVALENT max. 0.02 L/S/m  
UNDER BOTTOM PLATE BEFORE  
LIFTING WALL AND RAP UP  
WALL 6" MIN.

0.018" GALVANIZED FLASHING

2" HD RIGID INSULATION  
FROST PROTECTION

2  
DETAIL

SCALE: 1/2" = 1'-0"

LOT: XXXX

DATE: XX/XX/XXXX

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REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **TWO STOREY WALL SECTION  
(SIDING) - WALK-OUT - REAR**

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SP-4

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

NOTE:  
HEEL ON ALL TRUSSES  
(SEE MANUFACTURER) ALL  
UNDERSIDE OF FASCIA TO  
BE FLUSH WITH TOP PLATE

- ALUMINUM FASCIA OR EQUIVALENT
- 2"x6" FASCIA BACKER
- VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

- 2"x6" PRESSURE TREATED SILL w/ 1/2"ø x 8" ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

- 0.018" ALUMINUM FLASHING

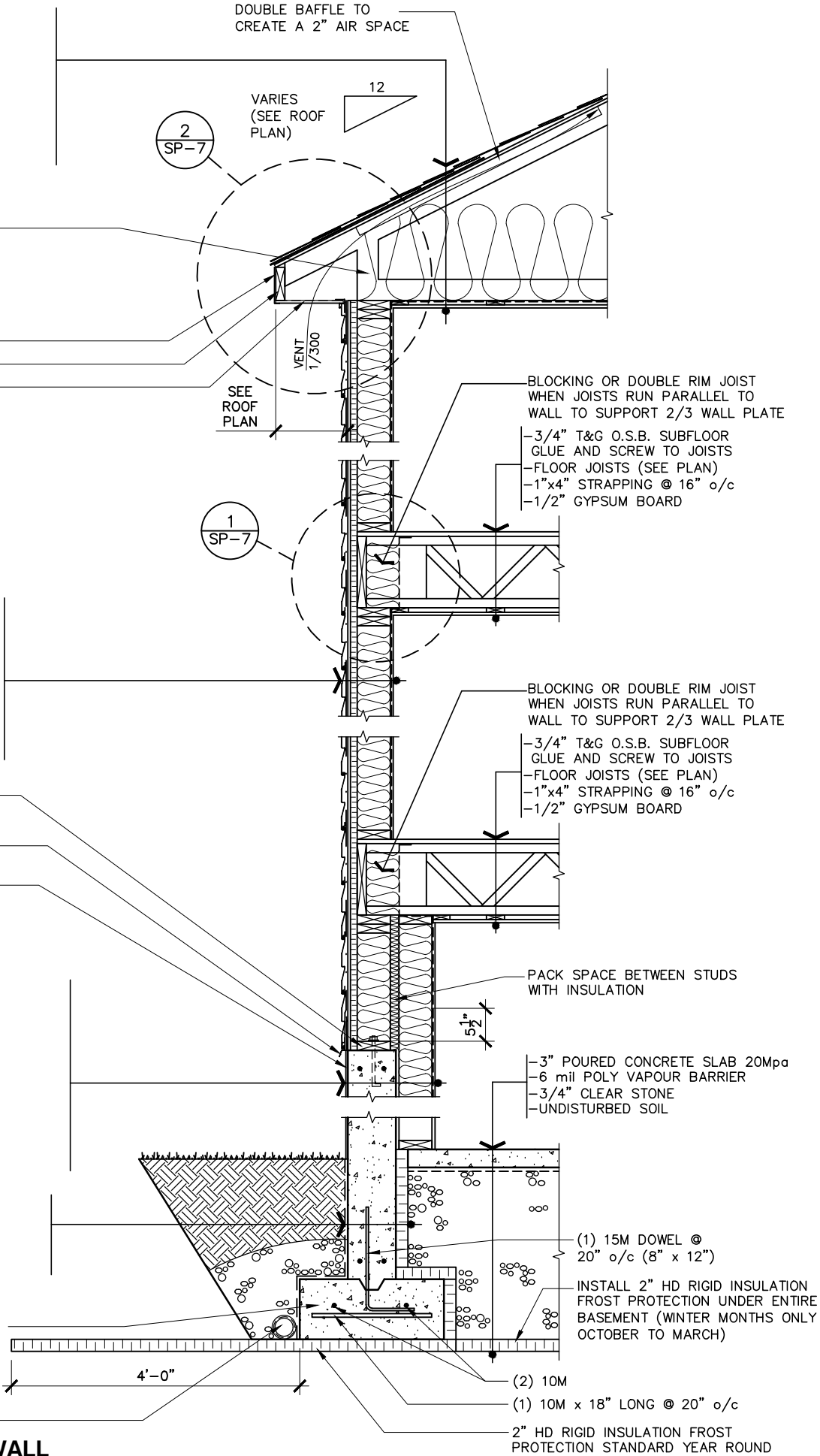
- CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20mpa C/W 2-10M BARS TOP AND BOTTOM
- R-12 2" CLOSED CELL SPRAY-APPLIED POLYURETHANE FOAM INSULATION (TO FLOOR)
- 2"x4" STUDS @ 16" o/c (TO FLOOR) FRAME WALL ONLY AFTER SPRAY FOAM IS INSTALLED
- R-12 BATT INSULATION TO END 8" ABOVE CONCRETE FLOOR
- DO NOT INSTALL A VAPOUR BARRIER (2" SPRAY FOAM IS A VAPOUR BARRIER)
- 1/2" GYPSUM BOARD

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20mpa C/W 2-10M BARS TOP AND BOTTOM
- 2" HD RIGID INSULATION FROST PROTECTION

- 24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN) CAST-IN PLACE STRIP FOOTING 20mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

- 4" ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



## TWO STOREY WALL SECTION (SIDING) - WALK-OUT BASEMENT - SIDE WALL

SCALE: 1/2" = 1'-0"

LOT: XXXX

DATE: XX/XX/XXXX



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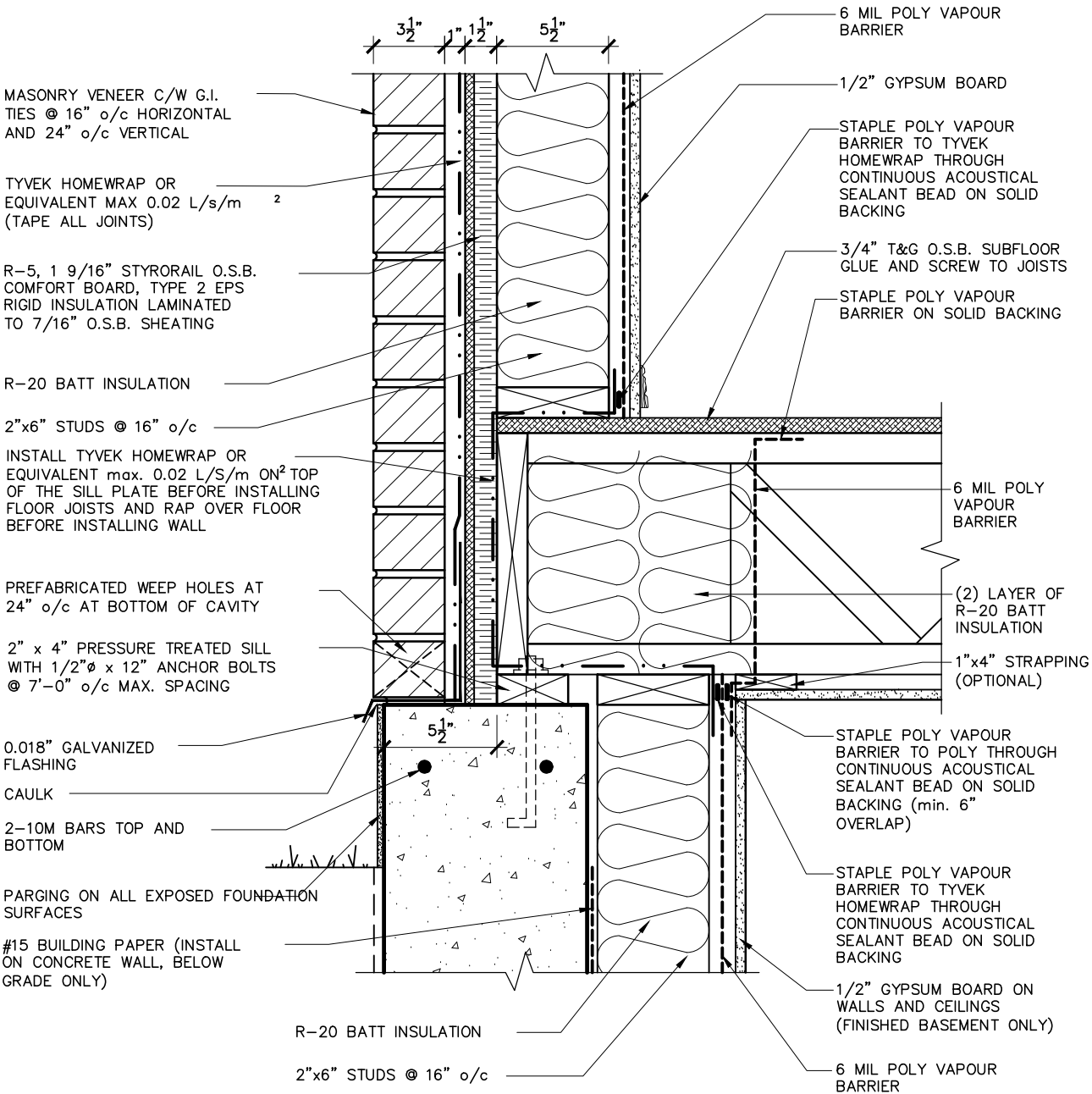
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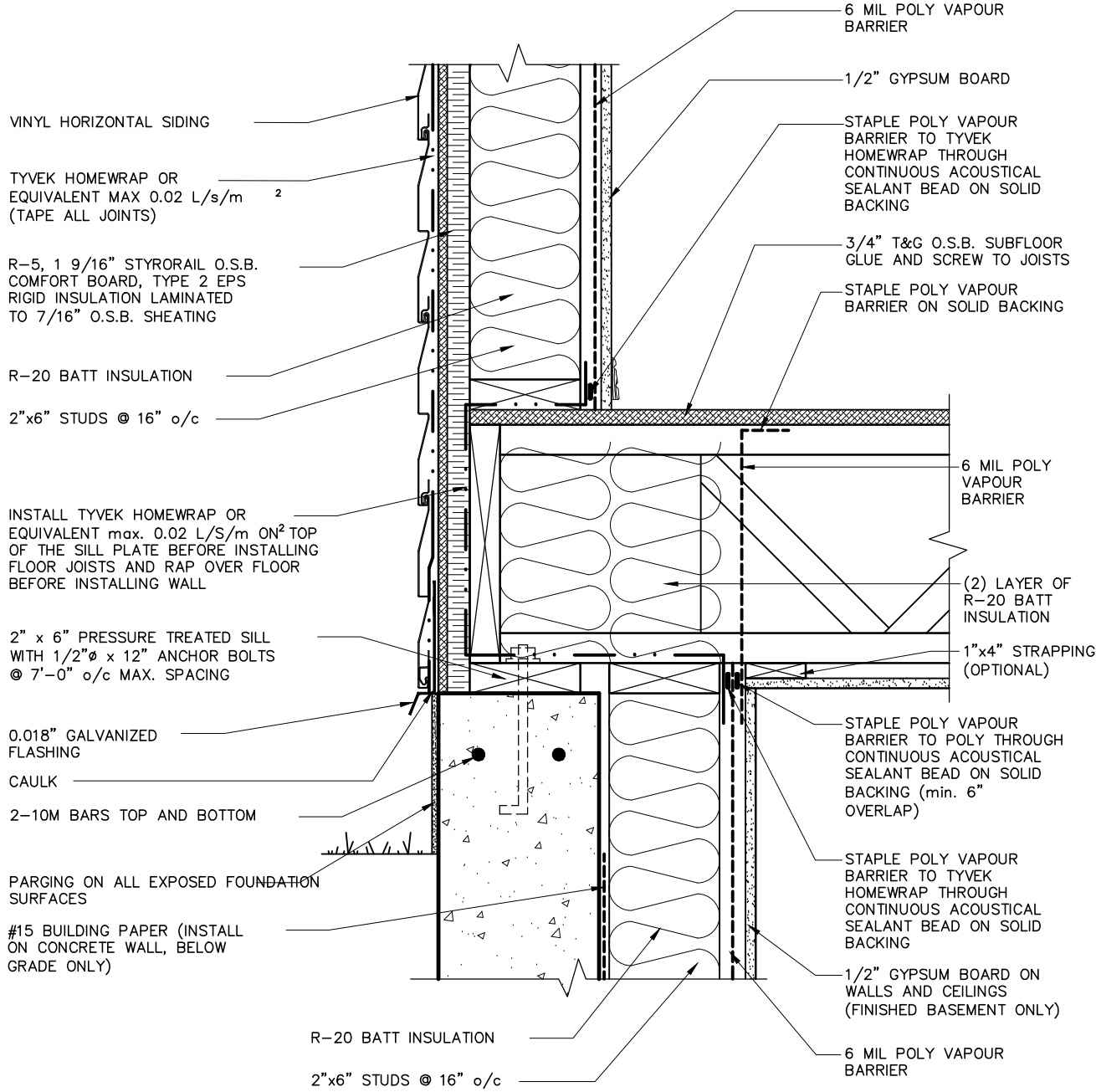
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MODEL NAME  
(STANDARD DRAWINGS)

SHEET:  
**SP-5**



**1**  
**SP-6** **EXTERIOR FLOOR AT FOUNDATION (MASONRY)**  
SCALE: 1 1/2" = 1'-0"



**2**  
**SP-6** **EXTERIOR FLOOR AT FOUNDATION (SIDING)**  
SCALE: 1 1/2" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896  
- TARIION REGISTRATION NUMBER #611

\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

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**2012 O.B.C. DRAWINGS**


REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:

**DETAILS**

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

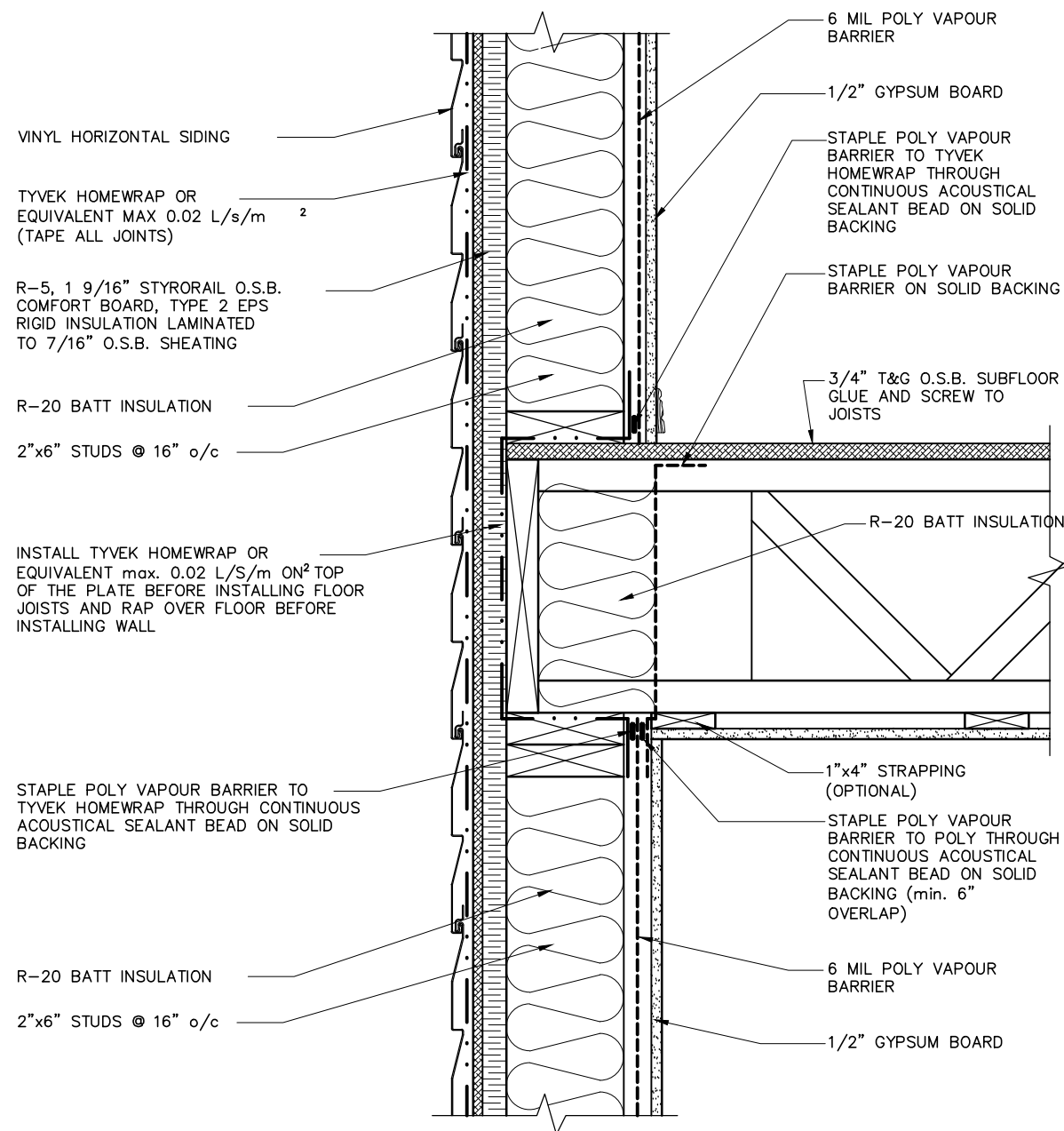
MODEL NAME  
(STANDARD DRAWINGS)

SHEET:  
**SP-6**

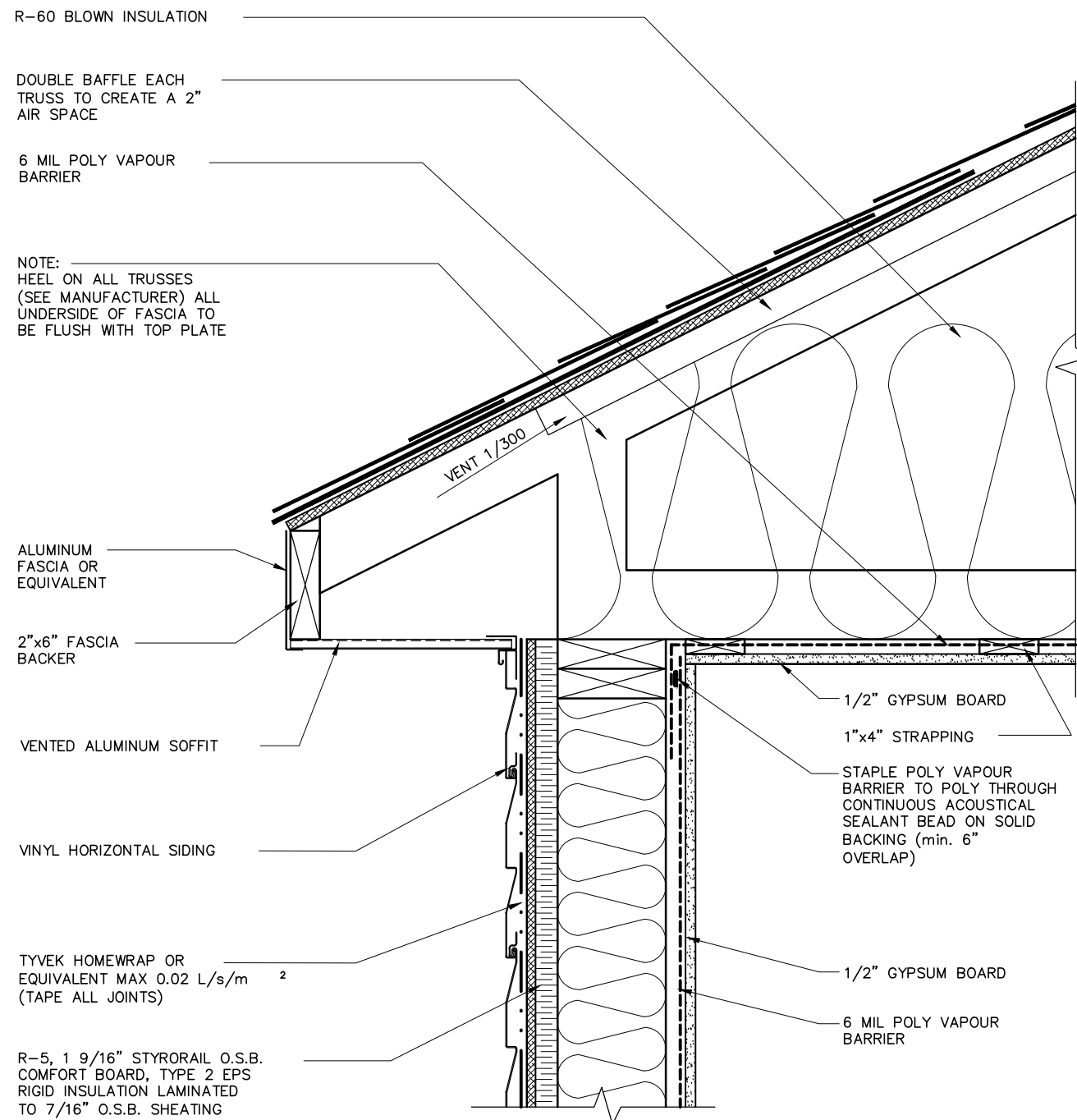
1  
SP-7

**EXTERIOR WALL AT FLOOR (SIDING)**

SCALE: 1 1/2" = 1'-0"



**2 EXTERIOR WALL AT ROOF (SIDING)**  
SP-7 SCALE: 1 1/2" = 1'-0"



**LOT:** \_\_\_\_\_ **XXXX** \_\_\_\_\_  
**DATE:** \_\_\_\_\_ **XX/XX/XXXX** \_\_\_\_\_



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## 2012 O.B.C. DRAWINGS

[illegible]

DRAWING:

## DETAILS

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

<b>MODEL NAME</b> (STANDARD DRAWINGS)	<b>SP-7</b>
--	-------------

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
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- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

2"x6" PRESSURE TREATED SILL w/ 1/2"Ø x 8"  
ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

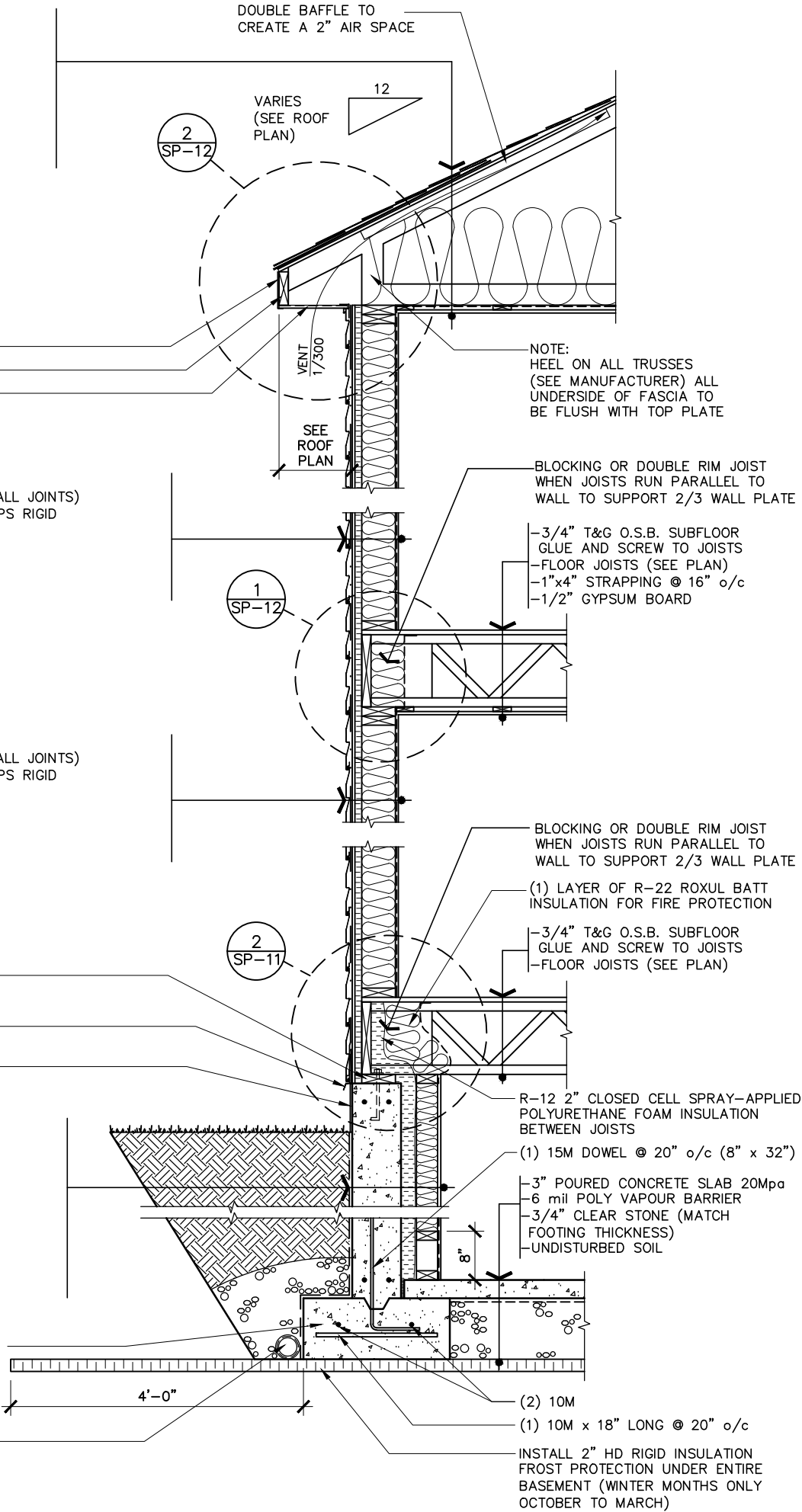
0.018" ALUMINUM FLASHING

CEMENT PARGING ON ALL EXPOSED  
CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM
- R-12 2" CLOSED CELL SPRAY-APPLIED POLYURETHANE FOAM INSULATION (TO FLOOR)
- 2"x4" STUDS @ 16" o/c (TO FLOOR) FRAME WALL ONLY AFTER SPRAY FOAM IS INSTALLED
- R-12 BATT INSULATION TO END 8" ABOVE CONCRETE FLOOR
- DO NOT INSTALL A VAPOUR BARRIER (2" SPRAY FOAM IS A VAPOUR BARRIER)
- 1/2" GYPSUM BOARD

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN)  
CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH  
SOCK C/W 6" CRUSHED STONE COVER



ENERGY STAR  
TYPICAL TWO STOREY WALL SECTION (SIDING)

SCALE: 1/2" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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2012 O.B.C. DRAWINGS


REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: TYPICAL TWO STOREY WALL SECTION (SIDING)

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET:  
SP-8



- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

TYVEK HOMEWRAP TO LAP OVER ALUMINUM FLASHING MIN. 8"  
INSTALL ALUMINUM FLASHING OVER TYVEK HOMEWRAP  
0.018" ALUMINUM FLASHING OR EQUIVALENT  
4" PRECAST CONCRETE SILL (OPTIONAL SEE ELEVATIONS)

- MASONRY VENEER c/w G.I. TIES @ 16" o/c HORIZONTAL AND 24" o/c VERTICAL
- WEEP HOLES AT 24" AT BOTTOM OF CAVITY
- 1" min AIR SPACE
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

2"x4" PRESSURE TREATED SILL w/ 1/2"Ø x 8"  
ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

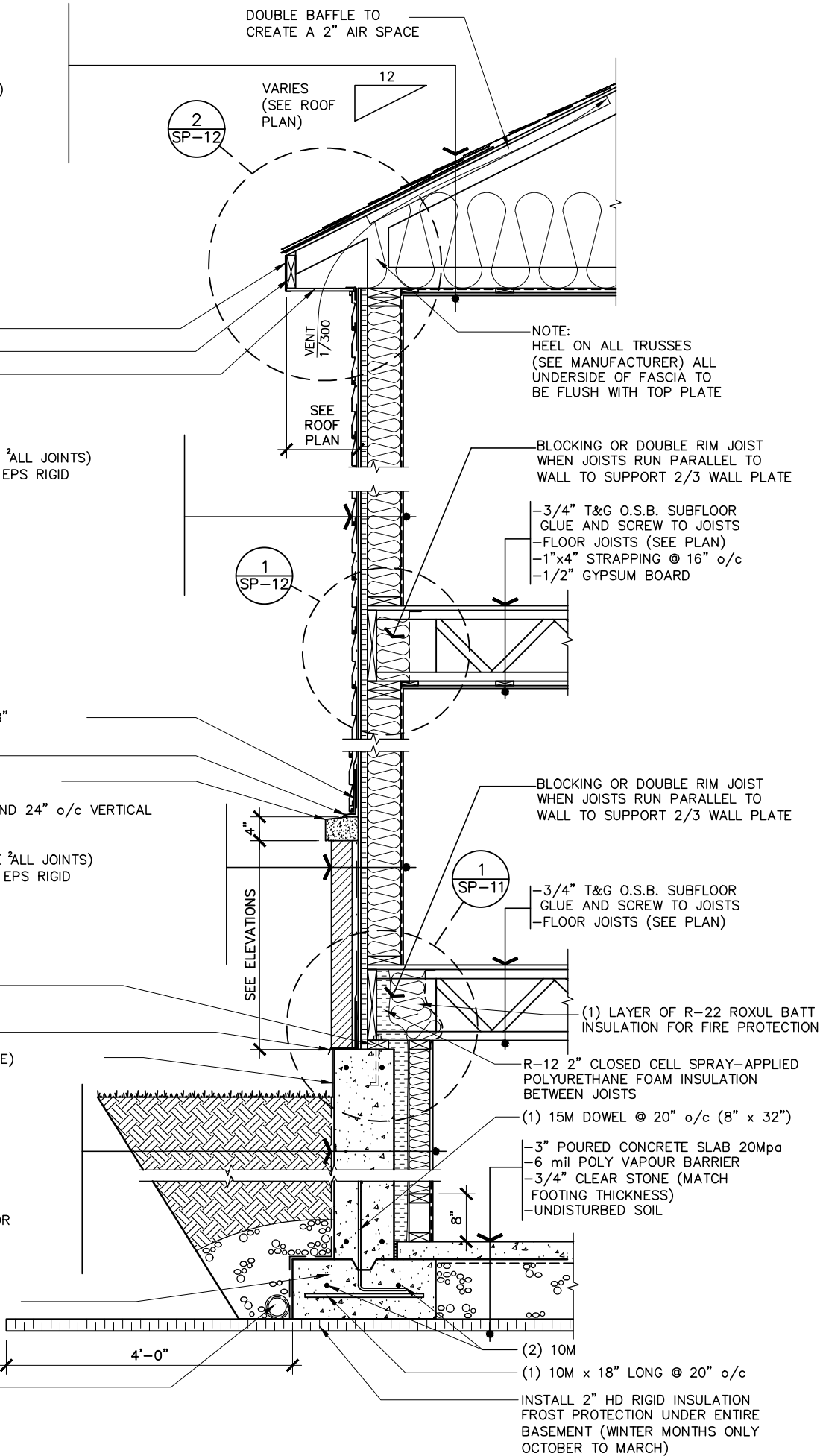
0.018" ALUMINUM FLASHING

CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM
- R-12 2" CLOSED CELL SPRAY-APPLIED POLYURETHANE FOAM INSULATION (TO FLOOR)
- 2"x4" STUDS @ 16" o/c (TO FLOOR) FRAME WALL ONLY AFTER SPRAY FOAM IS INSTALLED
- R-12 BATT INSULATION TO END 8" ABOVE CONCRETE FLOOR
- DO NOT INSTALL A VAPOUR BARRIER (2" SPRAY FOAM IS A VAPOUR BARRIER)
- 1/2" GYPSUM BOARD

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN)  
CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



ENERGY STAR

TYPICAL TWO STOREY WALL SECTION (MASONRY/SIDING)

SCALE: 1/2" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
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2012 O.B.C. DRAWINGS


REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: TYPICAL TWO STOREY WALL SECTION (SIDING)

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME

(STANDARD DRAWINGS)

SP-9

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

NOTE:  
HEEL ON ALL TRUSSES  
(SEE MANUFACTURER) ALL  
UNDERSIDE OF FASCIA TO  
BE FLUSH WITH TOP PLATE

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

2"x6" PRESSURE TREATED SILL w/ 1/2"Ø x 8" ANCHOR BOLTS @ 7'-0" o/c MAX. SPACING

0.018" ALUMINUM FLASHING

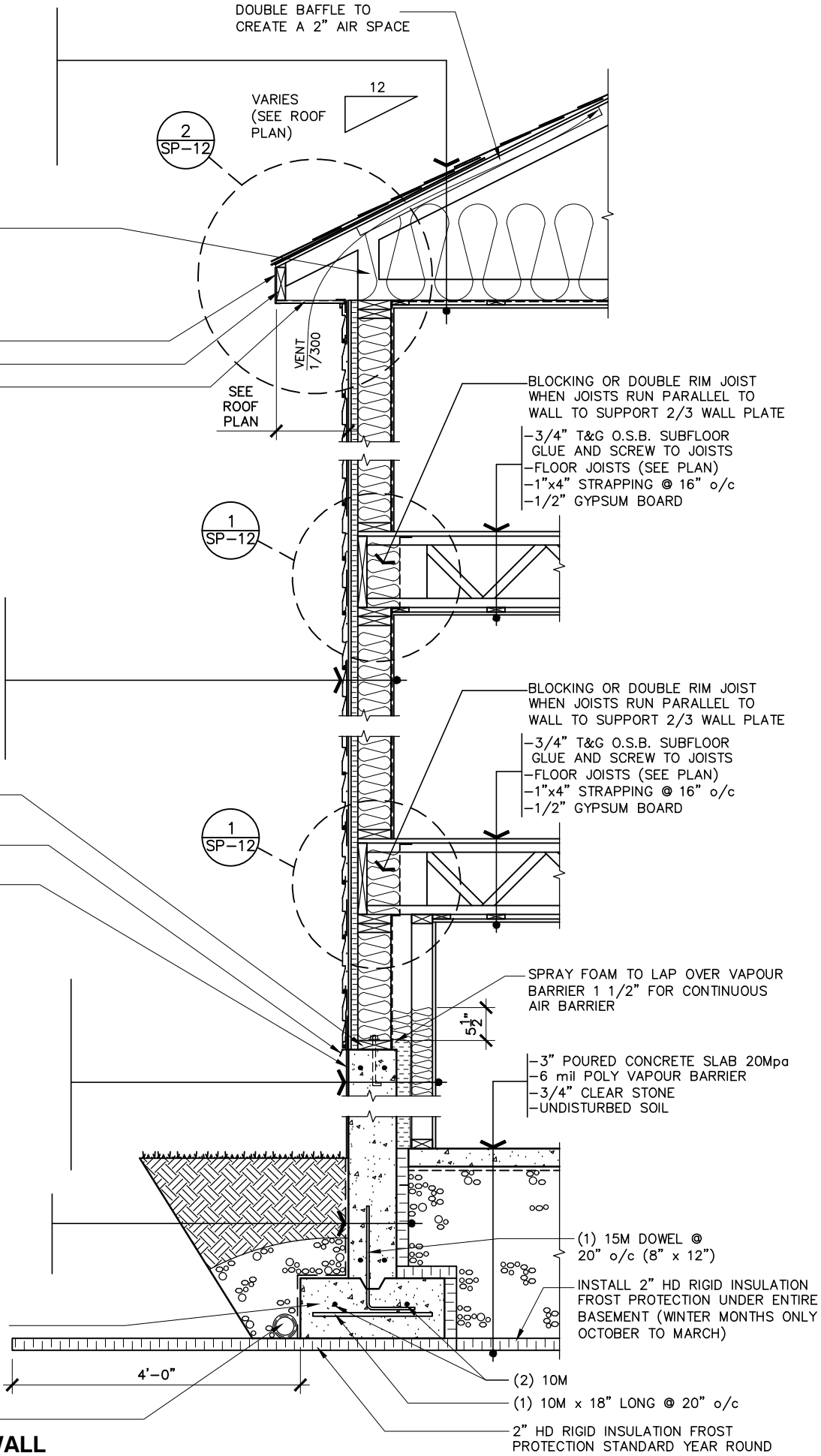
CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM
- R-12 2" CLOSED CELL SPRAY-APPLIED POLYURETHANE FOAM INSULATION (TO FLOOR)
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- DO NOT INSTALL A VAPOUR BARRIER (2" SPRAY FOAM IS A VAPOUR BARRIER)
- 1/2" GYPSUM BOARD

- DRAINAGE LAYER MECHANICALLY FASTEN (BELOW GRADE)
- DAMPPROOFING MEMBRANE (BELOW GRADE)
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM
- 2" HD RIGID INSULATION FROST PROTECTION

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN) CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



ENERGY STAR

TWO STOREY WALL SECTION (SIDING) - WALK-OUT BASEMENT - SIDE WALL

SCALE: 1/2" = 1'-0"

LOT: XXXX

DATE: XX/XX/XXXX



**Valecraft**  
Homes Ltd.

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2012 O.B.C. DRAWINGS

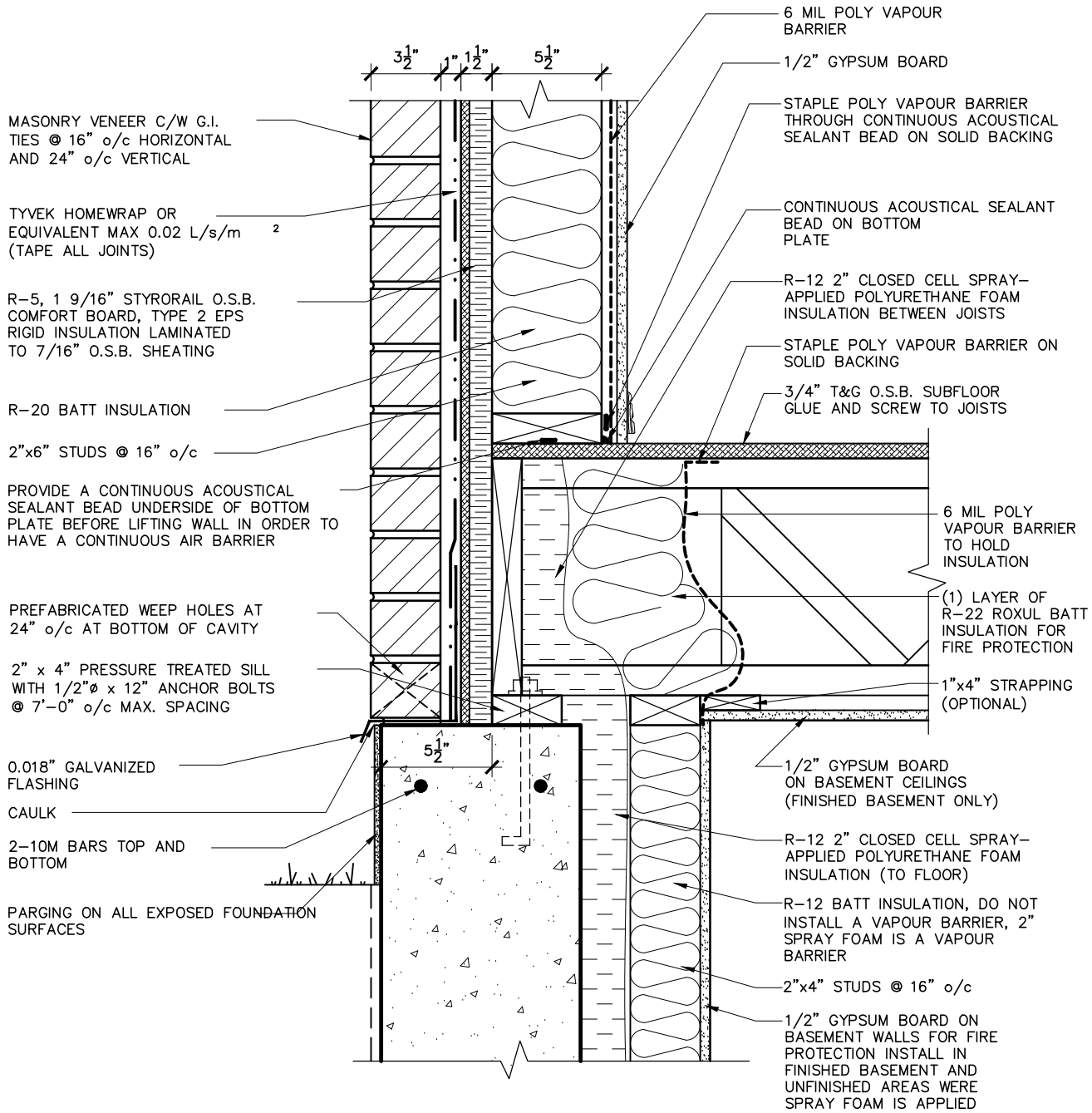

REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: TWO STOREY WALL SECTION (SIDING) - WALK-OUT - SIDE

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

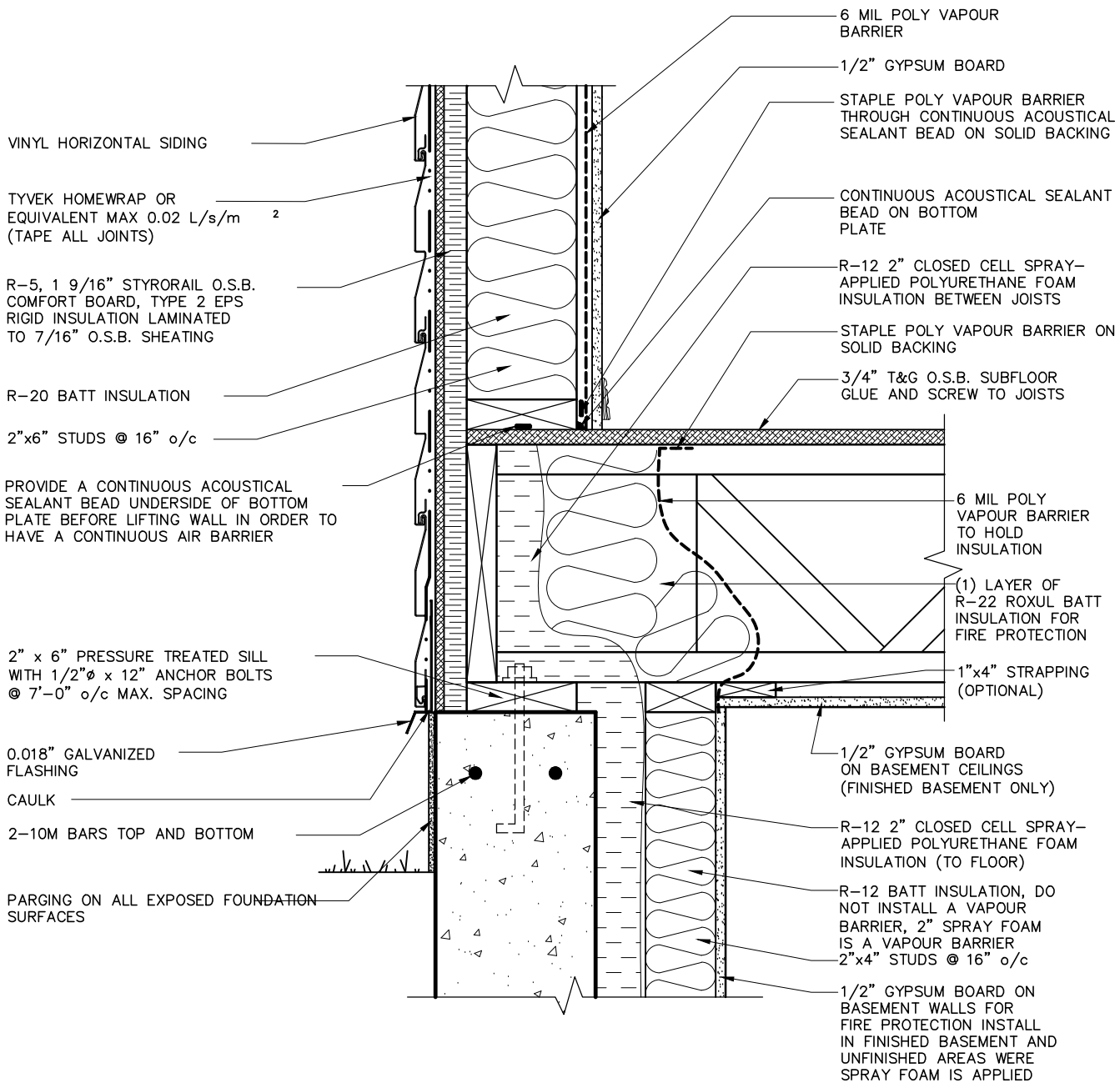
SP-10



**ENERGY STAR**  
**EXTERIOR FLOOR AT FOUNDATION (MASONRY)**

1  
SP-11

SCALE: 1 1/2" = 1'-0"



**ENERGY STAR**  
**EXTERIOR FLOOR AT FOUNDATION (SIDING)**

2  
SP-11

SCALE: 1 1/2" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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NO.	DESCRIPTION	DATE	BY

DRAWING:

**DETAILS**

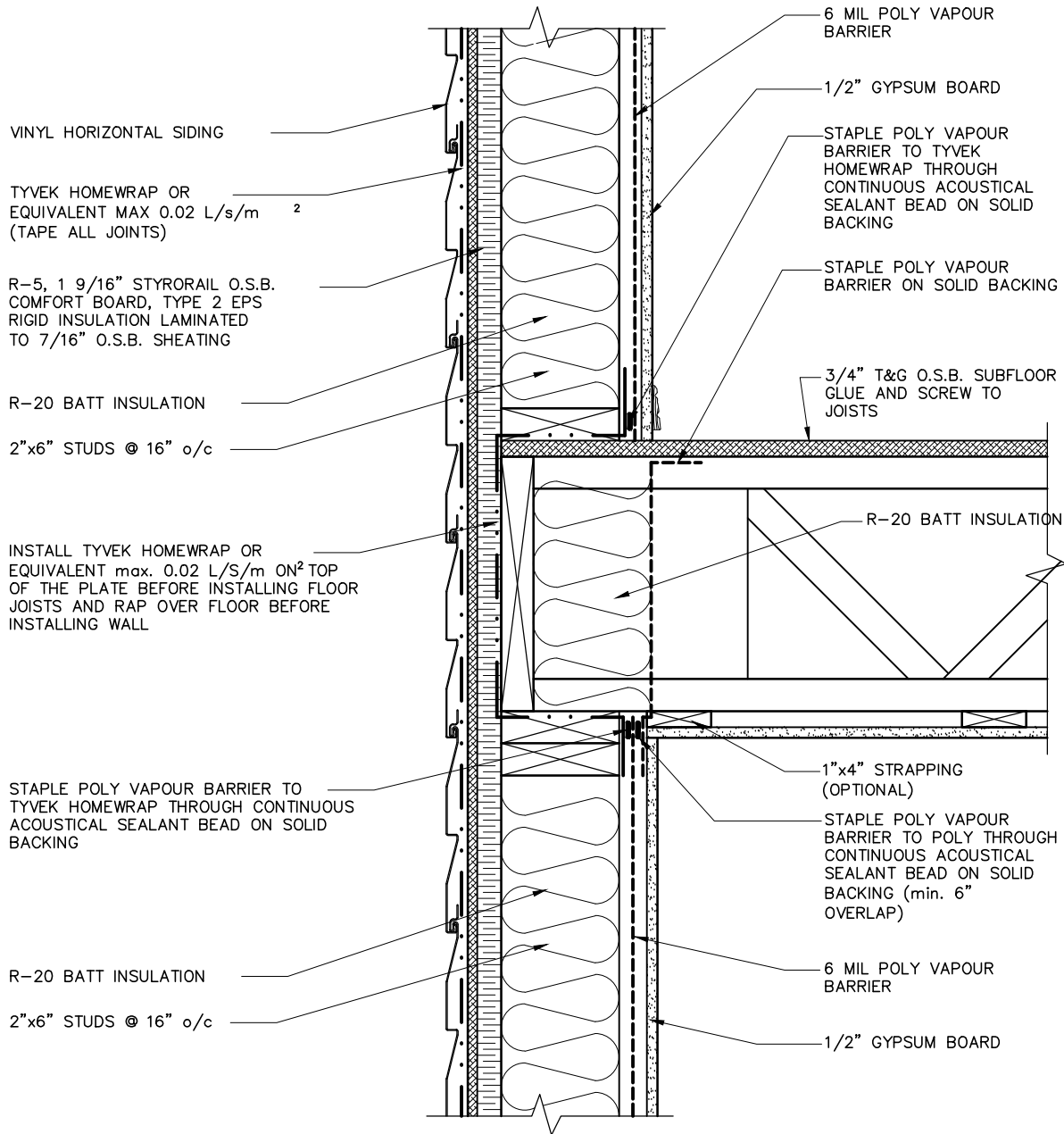
ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET:  
**SP-11**

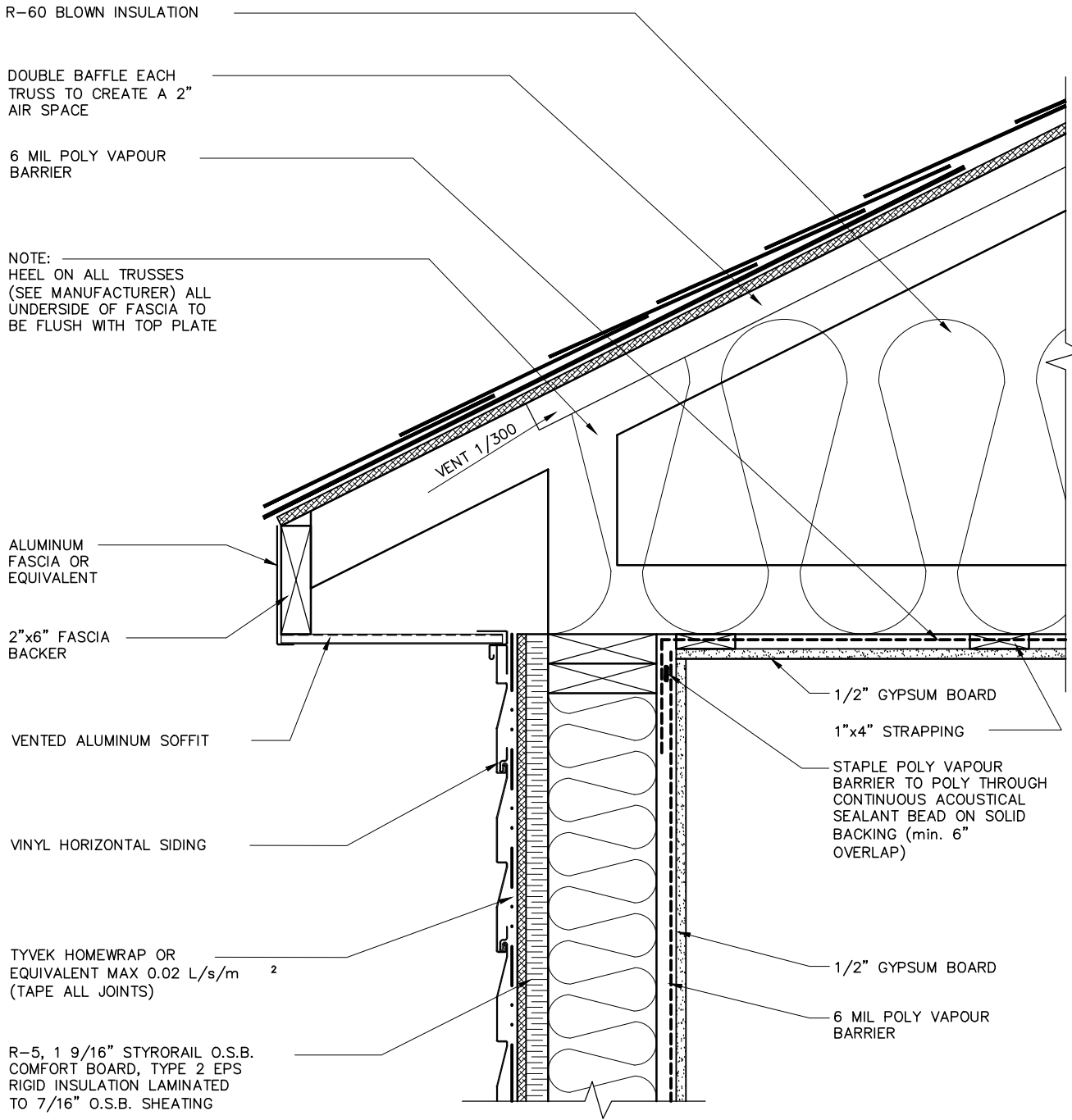
ENERGY STAR  
EXTERIOR WALL AT FLOOR (SIDING)

SCALE: 1 1/2" = 1'-0"



ENERGY STAR  
EXTERIOR WALL AT ROOF (SIDING)

SCALE: 1 1/2" = 1'-0"



LOT: XXXX  
DATE: XX/XX/XXXX



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REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:

DETAILS

ADDRESS: XX SCALE: AS SHOWN DATE: XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET:

SP-12

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION
- 1"x4" STRAPPING @ 16" o/c
- 6 mil POLY AIR / VAPOUR BARRIER
- 1/2" GYPSUM BOARD

PROVIDE CONTINUOUS ACOUSTICAL SEALANT ON BOTH SIDES OF PARTY WALL AT ALL WALL TO FLOOR JUNCTIONS AND AT OPENINGS, ELECTRICAL BOXES

PROVIDE CONTINUOUS ACOUSTICAL SEALANT ON BOTH SIDES OF PARTY WALL AT ALL WALL TO FLOOR JUNCTIONS AND AT OPENINGS, ELECTRICAL BOXES

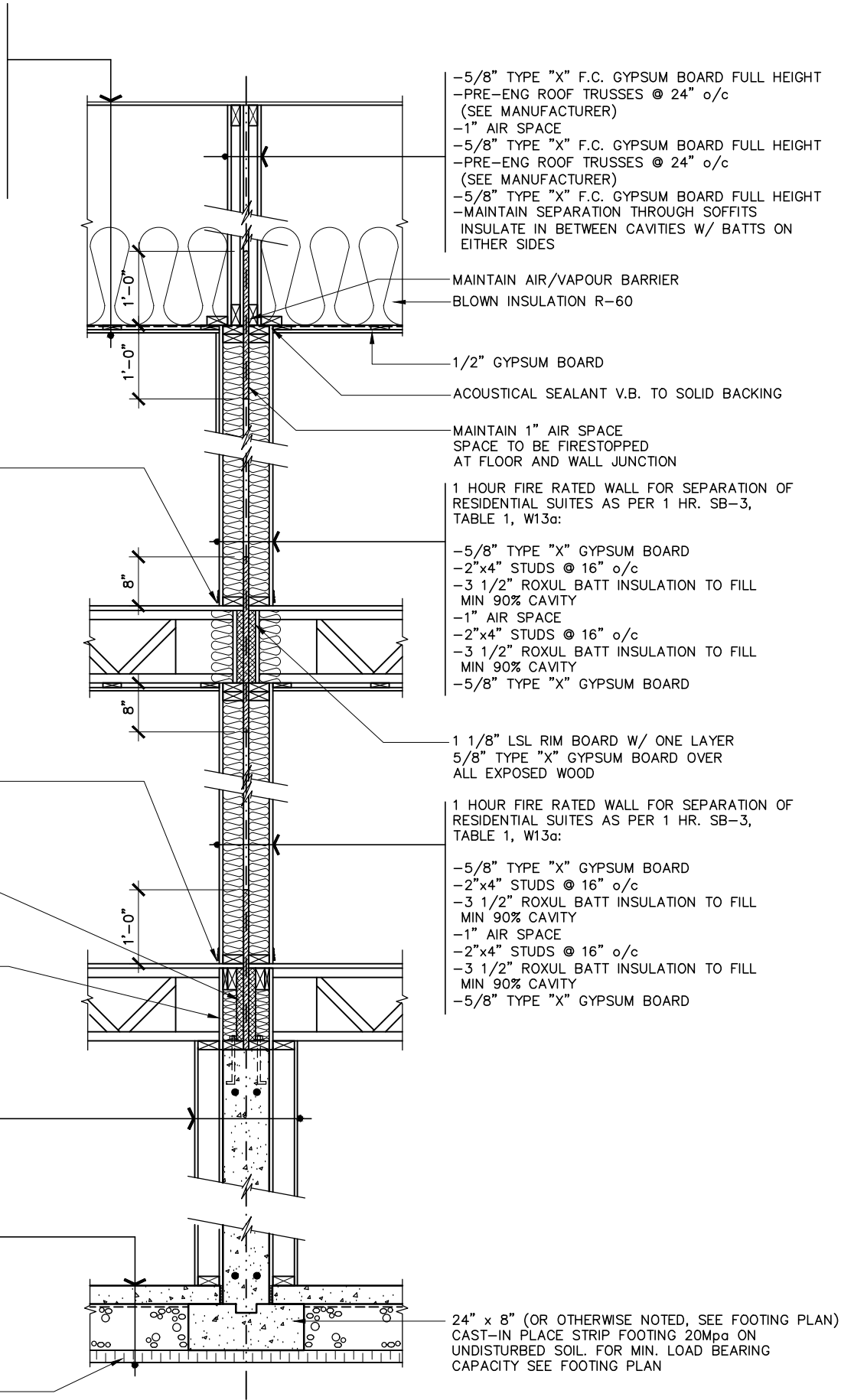
1 1/8" LSL RIM BOARD

PROVIDE BLOCKING BETWEEN JOISTS AS REQUIRED W/ ONE LAYER 5/8" TYPE "X" GYPSUM BOARD FROM SILL PLATE TO UNDERSIDE OF SUBFLOOR

- 1/2" GYPSUM BOARD
- 2"x4" STUDS @ 16" o/c (TO FLOOR) SPACED 5/8" FROM CONCRETE WALL
- 8" (OR OTHERWISE NOTED) CONCRETE FOUNDATION WALL 30Mpa C/W 2-15M BARS TOP AND BOTTOM
- 2"x4" STUDS @ 16" o/c (TO FLOOR) SPACED 5/8" FROM CONCRETE WALL
- 1/2" GYPSUM BOARD

- 3" POURED CONCRETE SLAB 20Mpa
- 6 mil POLY VAPOUR BARRIER
- 3/4" CLEAR STONE (MATCH FOOTING THICKNESS)
- UNDISTURBED SOIL

INSTALL 2" HD RIGID INSULATION FROST PROTECTION UNDER ENTIRE BASEMENT (WINTER MONTHS ONLY OCTOBER TO MARCH)



- 5/8" TYPE "X" F.C. GYPSUM BOARD FULL HEIGHT
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- 1" AIR SPACE
- 5/8" TYPE "X" F.C. GYPSUM BOARD FULL HEIGHT
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- 5/8" TYPE "X" F.C. GYPSUM BOARD FULL HEIGHT
- MAINTAIN SEPARATION THROUGH SOFFITS
- INSULATE IN BETWEEN CAVITIES W/ BATTS ON EITHER SIDES

MAINTAIN AIR/VAPOUR BARRIER  
BLOWN INSULATION R-60

1/2" GYPSUM BOARD  
ACOUSTICAL SEALANT V.B. TO SOLID BACKING

MAINTAIN 1" AIR SPACE  
SPACE TO BE FIRESTOPPED  
AT FLOOR AND WALL JUNCTION

1 HOUR FIRE RATED WALL FOR SEPARATION OF RESIDENTIAL SUITES AS PER 1 HR. SB-3, TABLE 1, W13a:

- 5/8" TYPE "X" GYPSUM BOARD
- 2"x4" STUDS @ 16" o/c
- 3 1/2" ROXUL BATT INSULATION TO FILL MIN 90% CAVITY
- 1" AIR SPACE
- 2"x4" STUDS @ 16" o/c
- 3 1/2" ROXUL BATT INSULATION TO FILL MIN 90% CAVITY
- 5/8" TYPE "X" GYPSUM BOARD

1 1/8" LSL RIM BOARD W/ ONE LAYER 5/8" TYPE "X" GYPSUM BOARD OVER ALL EXPOSED WOOD

1 HOUR FIRE RATED WALL FOR SEPARATION OF RESIDENTIAL SUITES AS PER 1 HR. SB-3, TABLE 1, W13a:

- 5/8" TYPE "X" GYPSUM BOARD
- 2"x4" STUDS @ 16" o/c
- 3 1/2" ROXUL BATT INSULATION TO FILL MIN 90% CAVITY
- 1" AIR SPACE
- 2"x4" STUDS @ 16" o/c
- 3 1/2" ROXUL BATT INSULATION TO FILL MIN 90% CAVITY
- 5/8" TYPE "X" GYPSUM BOARD

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN) CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

I, DANIEL GUERIN, ARCHITECTURAL MANAGER FOR VALECRAFT HOMES LTD., HAVE REVIEWED THE FOLLOWING DOCUMENTS AND TAKE RESPONSIBILITY FOR THE DESIGN ACTIVITIES.

- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

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2012 O.B.C. DRAWINGS


REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **TYPICAL PARTY WALL**  
**SECTION - 1 HR. FIRE RATED**

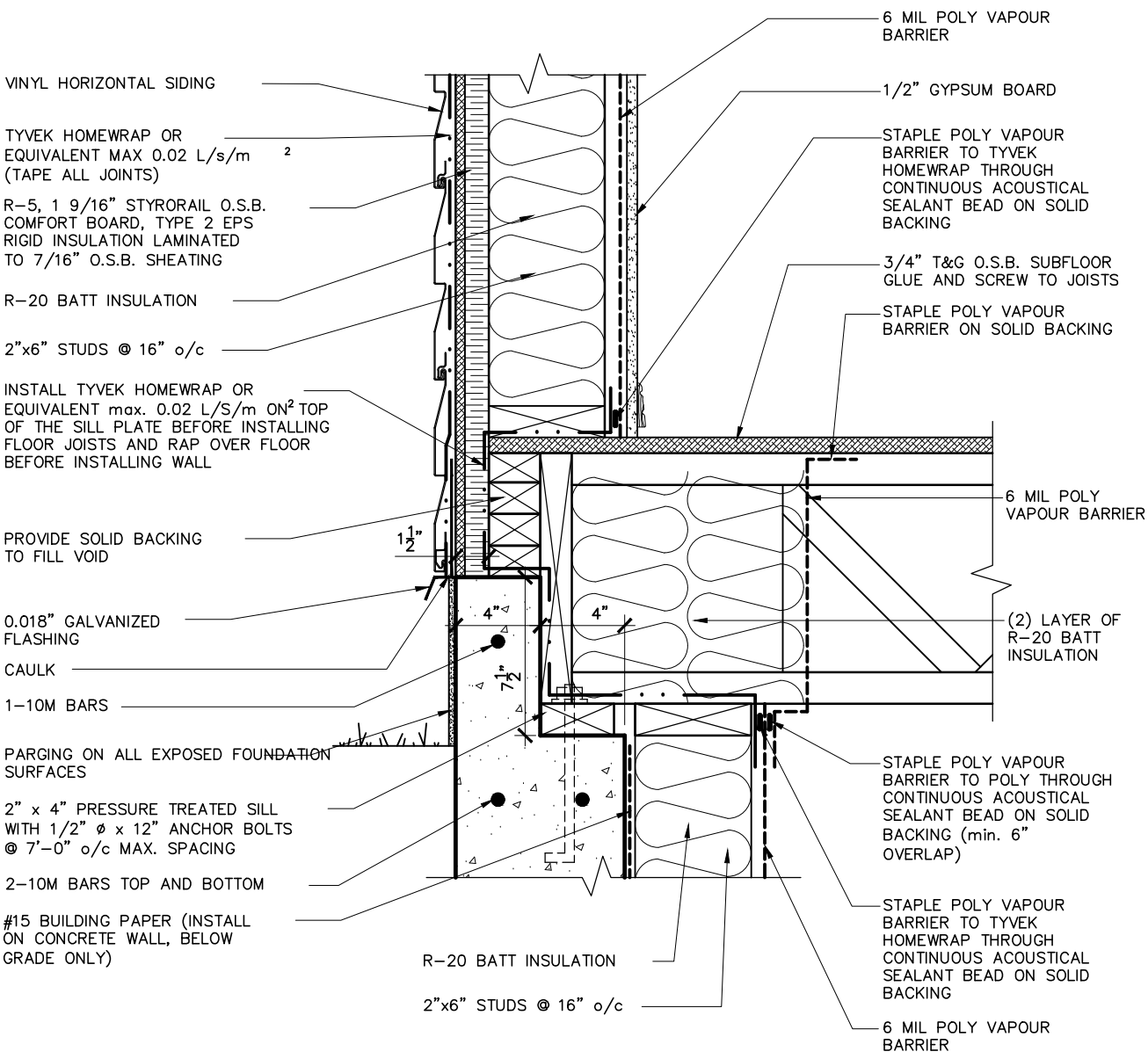
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XX	AS SHOWN	XX/XX/XXXX

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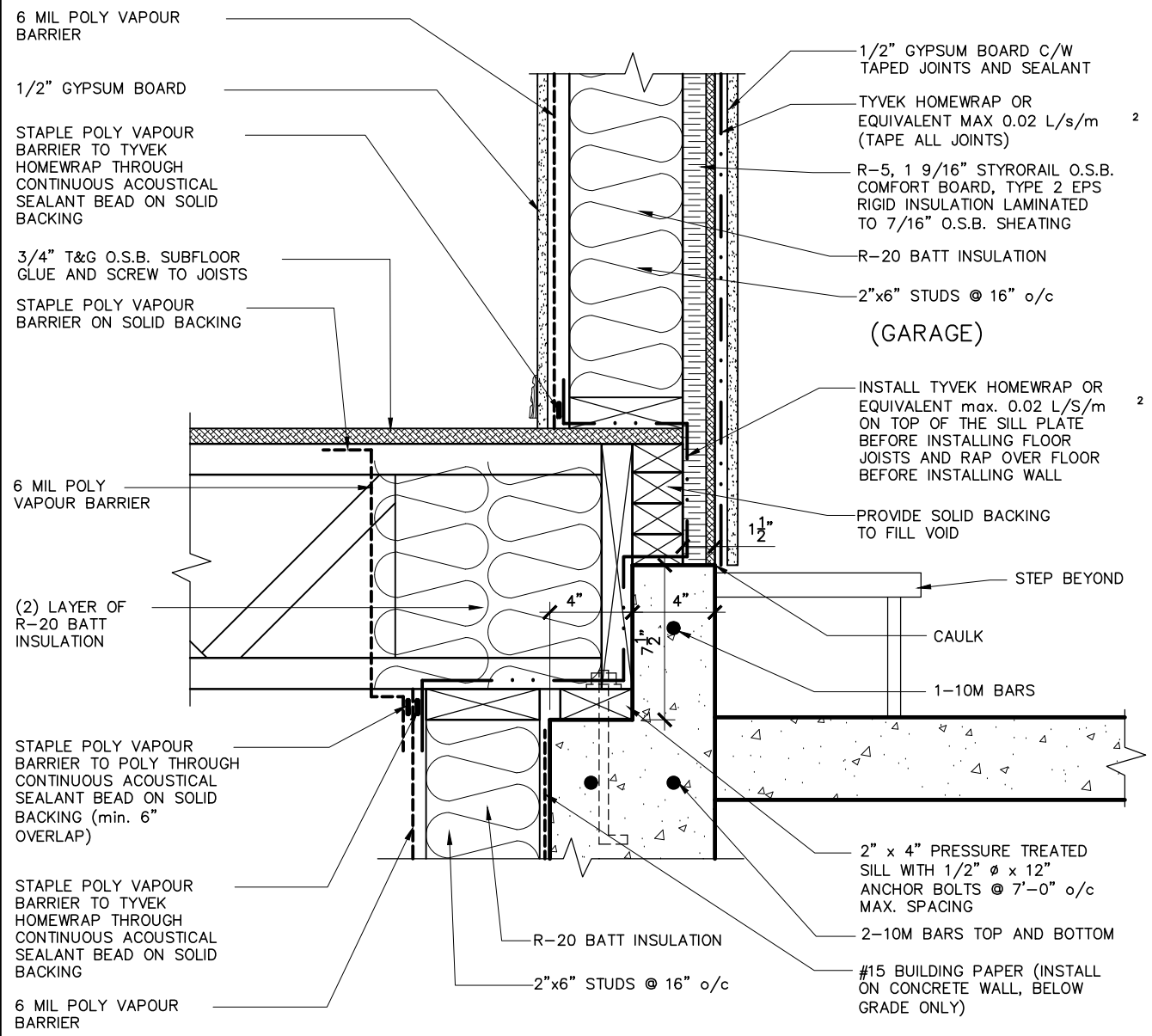
MODEL NAME

(STANDARD DRAWINGS)

SP-13



**1**  
**SP-14** **EXTERIOR FLOOR AT FOUNDATION (SUNKEN)**  
SCALE: 1 1/2" = 1'-0"



**2**  
**SP-14** **FLOOR AT FOUNDATION (SUNKEN) GARAGE SIDE**  
SCALE: 1 1/2" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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- TARIION REGISTRATION NUMBER #611  
\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

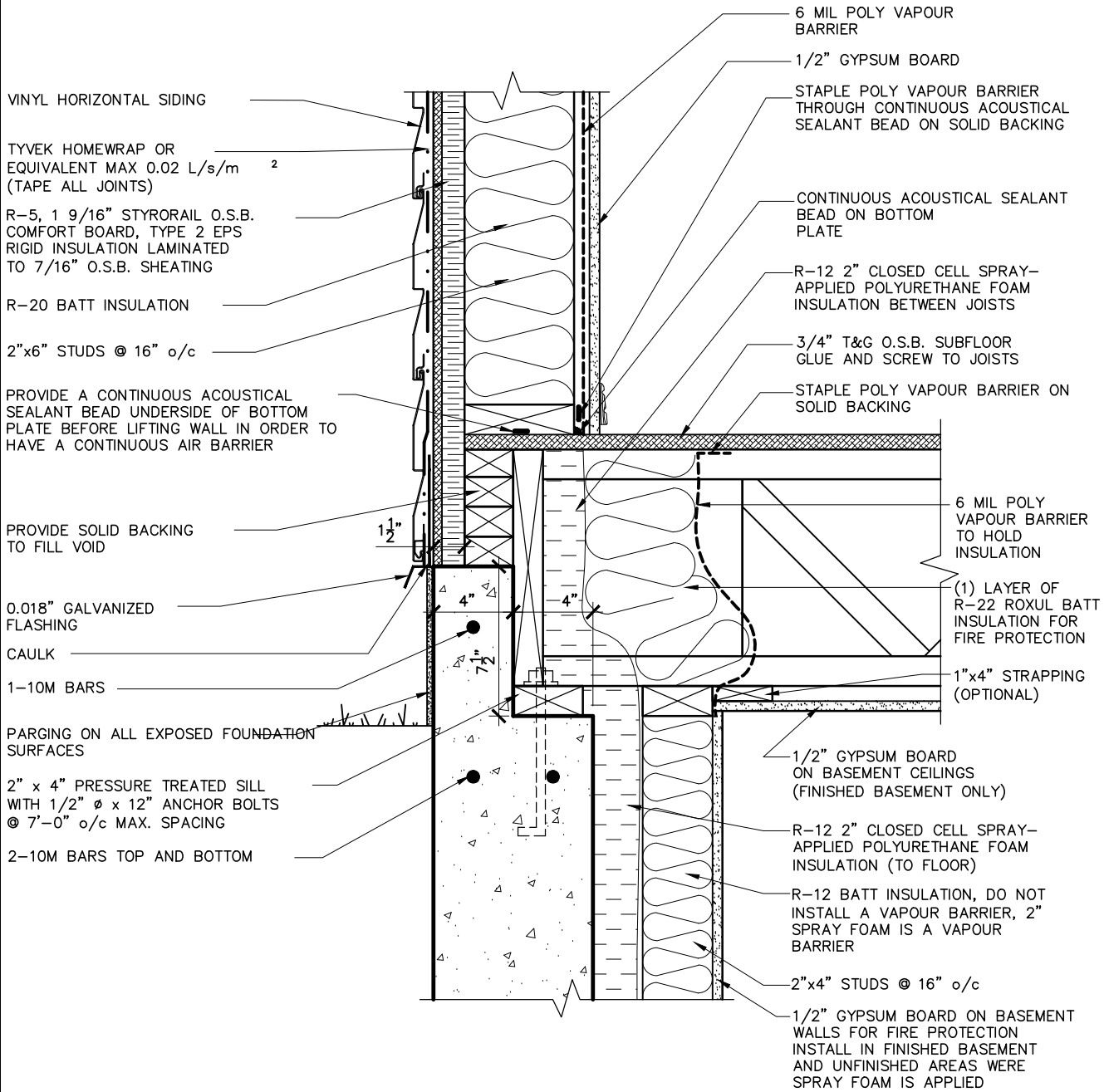
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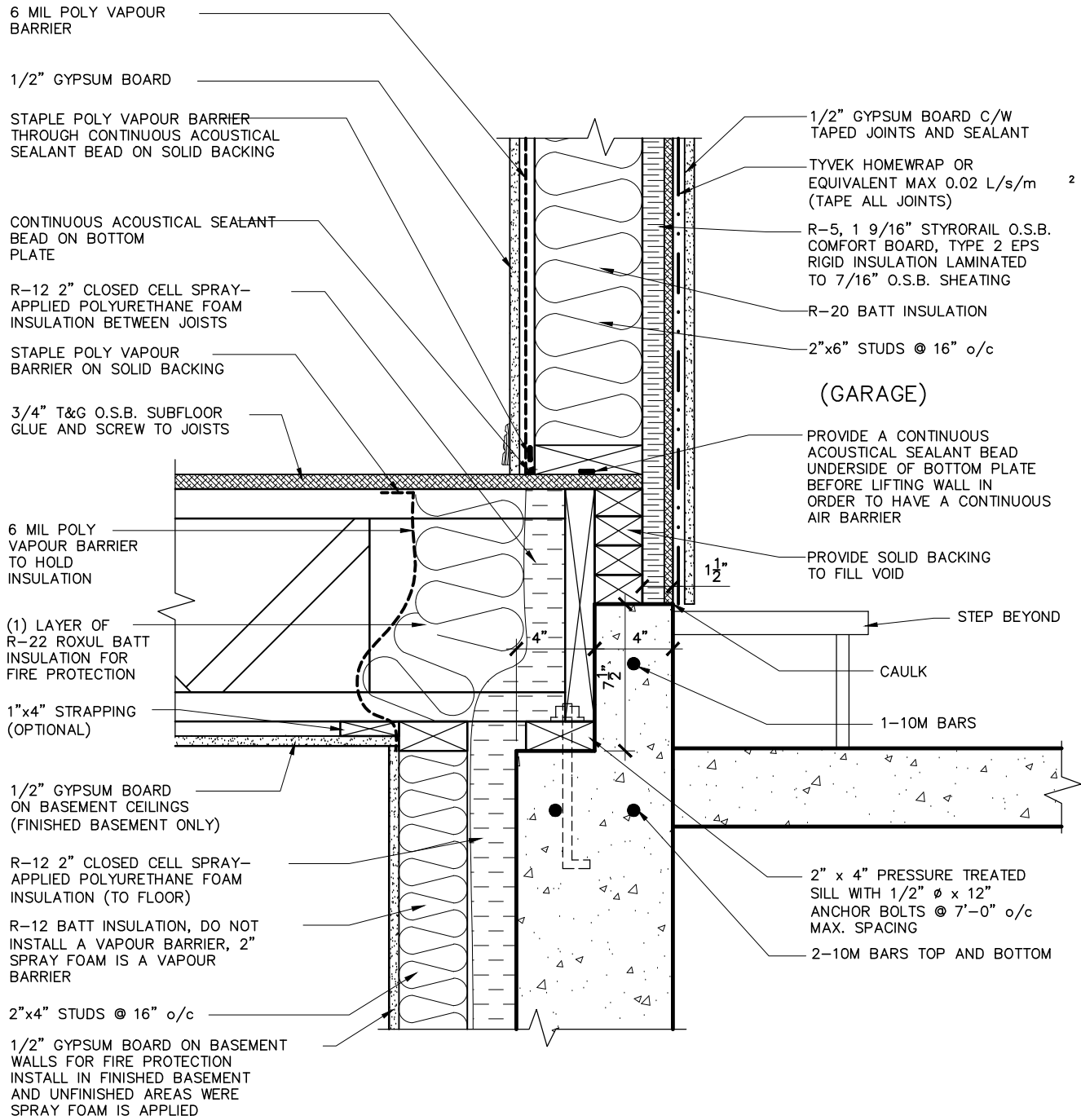
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ENERGY STAR  
EXTERIOR FLOOR AT FOUNDATION (SUNKEN)

1  
SP-15

SCALE: 1 1/2" = 1'-0"



ENERGY STAR  
FLOOR AT FOUNDATION (SUNKEN) GARAGE SIDE

2  
SP-15

SCALE: 1 1/2" = 1'-0"

LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896  
- TARIION REGISTRATION NUMBER #611

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2012 O.B.C. DRAWINGS


REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:

DETAILS

ADDRESS:	SCALE:	DATE:
XX	AS SHOWN	XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET:

SP-15



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- PERSONAL BCIN #19896  
- TARIION REGISTRATION NUMBER #611  
\*\* SEE SIGNED SCHEDULE 1: DESIGNER INFORMATION FORM \*\*

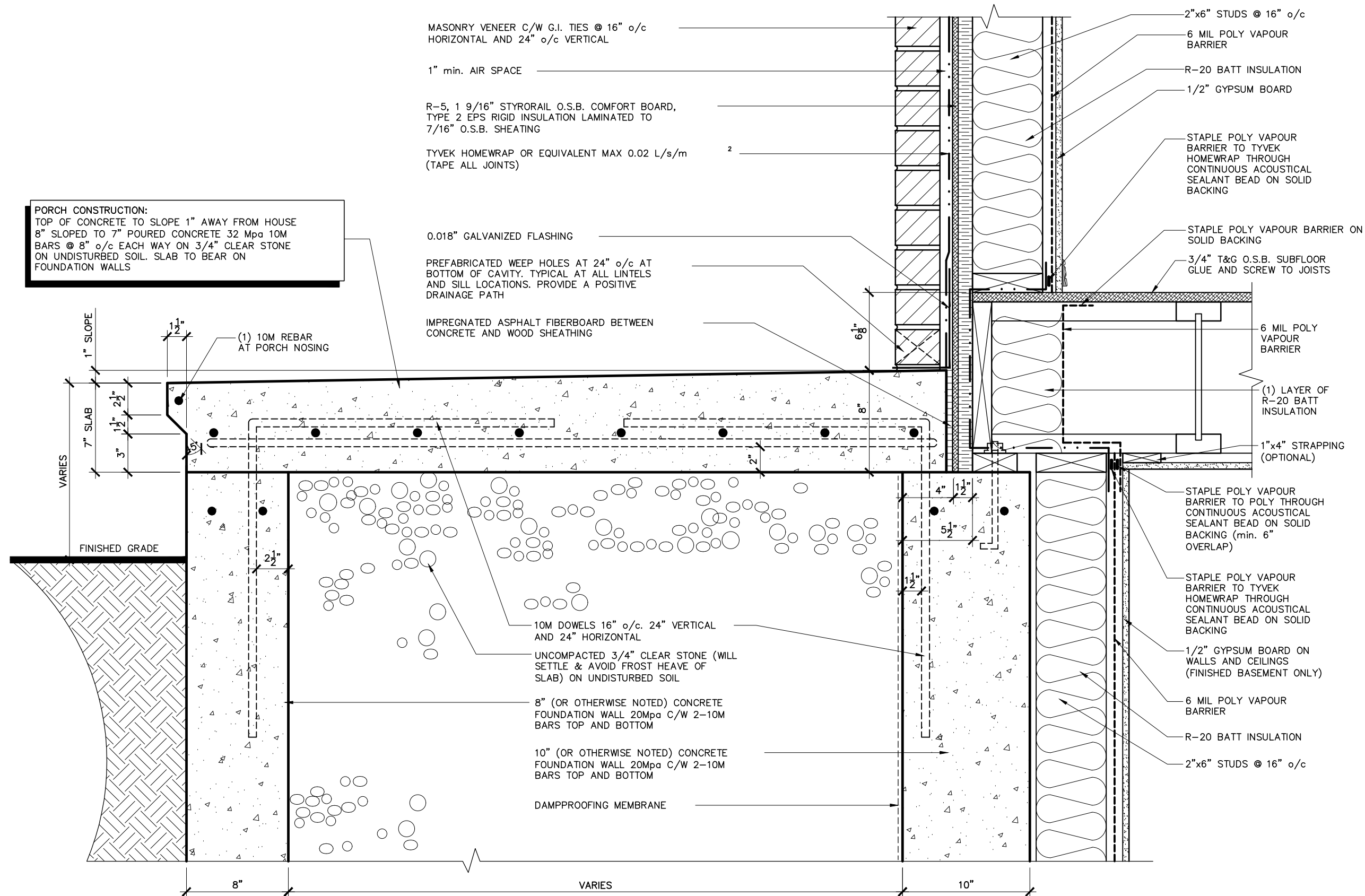
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NO.	DESCRIPTION	DATE	BY

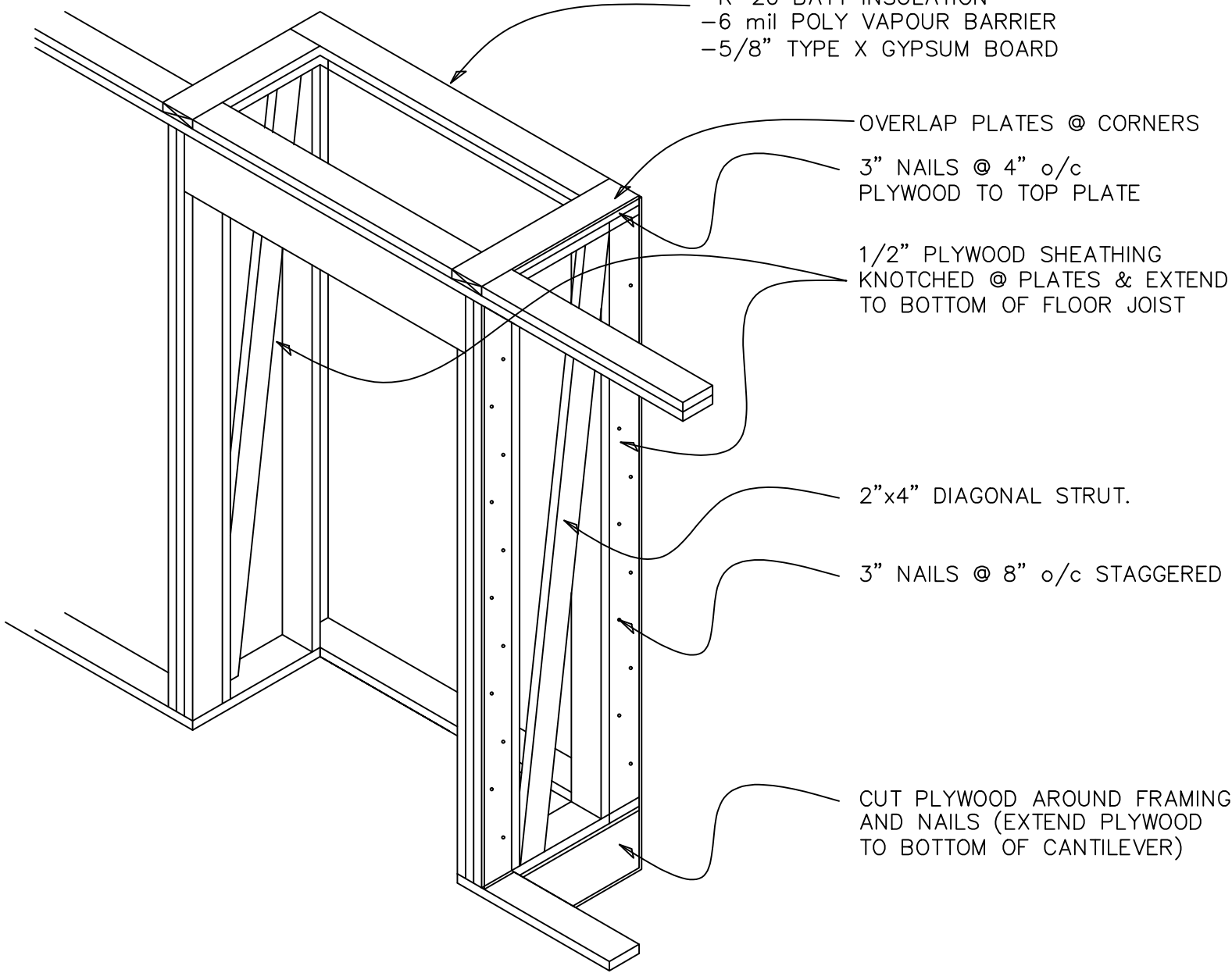
DRAWING: **ENERGY STAR  
CONCRETE PORCH DETAIL**

ADDRESS: XX	SCALE: AS SHOWN	DATE: XX/XX/XXXX
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TYPICAL 45MIN WALL FOR BUMP OUT FIREPLACE  
@ LESS THAN 1.2M BUT GREATER THAN 0.6M FROM PROPERTY LINE

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 5/8" TYPE X GYPSUM BOARD



LOT: XXXX  
DATE: XX/XX/XXXX



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2012 O.B.C. DRAWINGS

REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING:  
FIREPLACE BUMP OUT DETAIL

ADDRESS: XX SCALE: AS SHOWN DATE: XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SHEET:

SP-20

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION (OPTIONAL REFER TO PURCHASE AGREEMENT)
- 1"x4" STRAPPING @ 16" o/c (OPTIONAL REFER TO PURCHASE AGREEMENT)
- 6 mil POLY AIR / VAPOUR BARRIER (OPTIONAL REFER TO PURCHASE AGREEMENT)
- 1/2" GYPSUM BOARD (OPTIONAL REFER TO PURCHASE AGREEMENT)

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- MASONRY VENEER c/w G.I. TIES @ 16" o/c HORIZONTAL AND 24" o/c VERTICAL
- WEEP HOLES AT 24" AT BOTTOM OF CAVITY
- 1" min AIR SPACE
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m<sup>2</sup> (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

4" PRECAST CONCRETE SILL (OPTIONAL  
SEE ELEVATIONS)

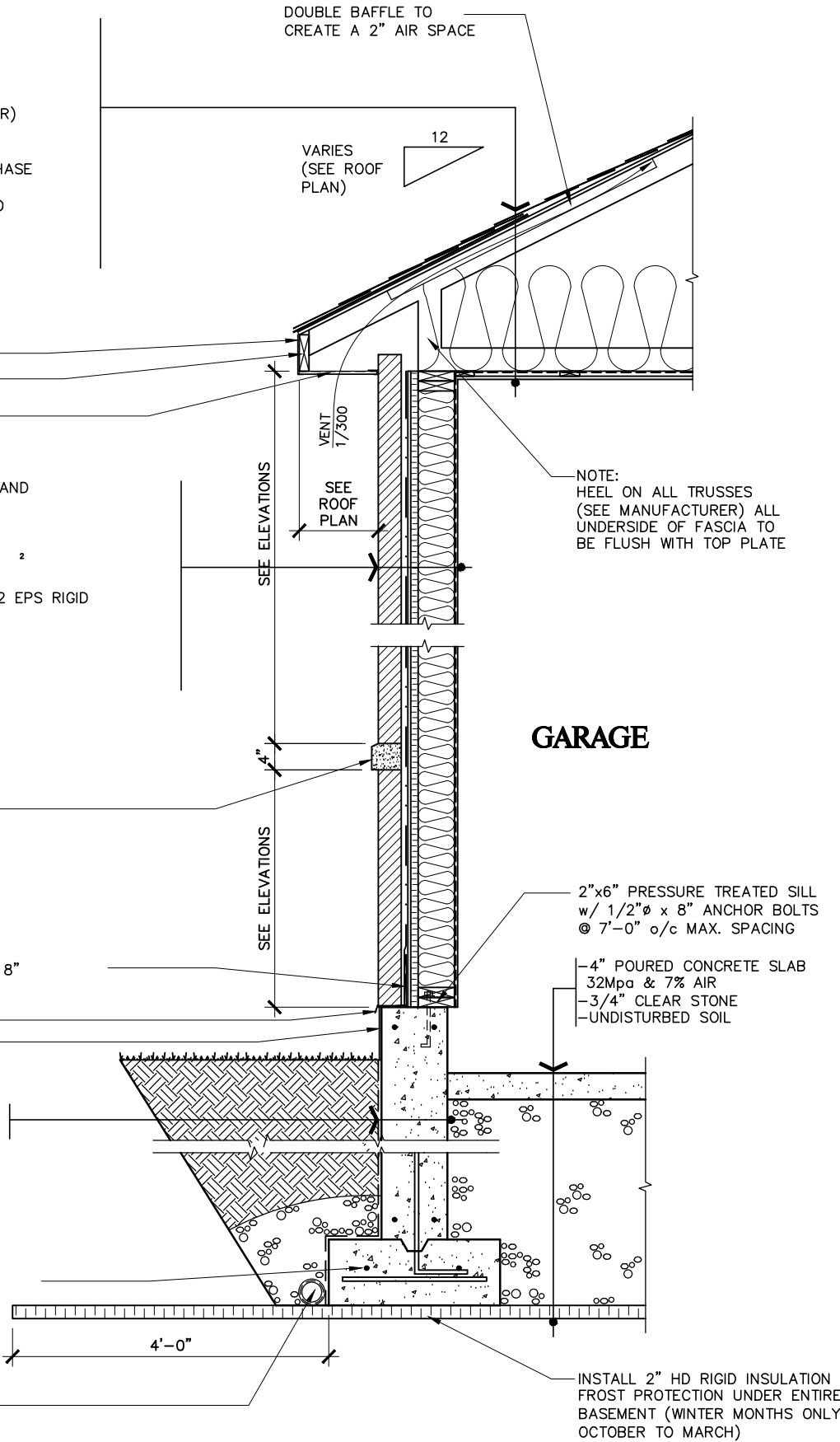
TYVEK HOMEWRAP TO LAP OVER ALUMINUM FLASHING MIN. 8"

0.018" ALUMINUM FLASHING  
CEMENT PARGING ON ALL EXPOSED  
CONCRETE (ABOVE GRADE)

10" (OR OTHERWISE NOTED) CONCRETE FOUNDATION  
WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN)  
CAST-IN PLACE STRIP FOOTING 20Mpa ON  
UNDISTURBED SOIL. FOR MIN. LOAD BEARING  
CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH  
SOCK C/W 6" CRUSHED STONE COVER



LOT: XXXX  
DATE: XX/XX/XXXX



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- PERSONAL BCIN #19896
- TARIION REGISTRATION NUMBER #611

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2012 O.B.C. DRAWINGS

REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **WALL SECTION AT GARAGE (MASONRY)**

ADDRESS: XX SCALE: AS SHOWN DATE: XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SP-18

- ARCHITECTURAL LIFETIME SELF SEAL ASPHALT SHINGLES
- SHINGLES TO PROJECT min 1" BEYOND FASCIA
- 6'-0" ICE AND WATER SHIELD EAVE PROTECTION
- 7/16" O.S.B. SHEATING or eq. c/w H-CLIPS @ BETWEEN FRAMING MEMBERS
- PRE-ENG ROOF TRUSSES @ 24" o/c (SEE MANUFACTURER)
- R-60 BLOWN INSULATION or BATT INSULATION (OPTIONAL REFER TO PURCHASE AGREEMENT)
- 1"x4" STRAPPING @ 16" o/c (OPTIONAL REFER TO PURCHASE AGREEMENT)
- 6 mil POLY AIR / VAPOUR BARRIER (OPTIONAL REFER TO PURCHASE AGREEMENT)
- 1/2" GYPSUM BOARD (OPTIONAL REFER TO PURCHASE AGREEMENT)

ALUMINUM FASCIA OR EQUIVALENT  
2"x6" FASCIA BACKER  
VENTED ALUMINUM SOFFIT

- VINYL HORIZONTAL SIDING
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE <sup>2</sup>ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

TYVEK HOMEWRAP TO LAP OVER ALUMINUM FLASHING MIN. 8"  
INSTALL ALUMINUM FLASHING OVER TYVEK HOMEWRAP  
0.018" ALUMINUM FLASHING OR EQUIVALENT  
4" PRECAST CONCRETE SILL (OPTIONAL SEE ELEVATIONS)

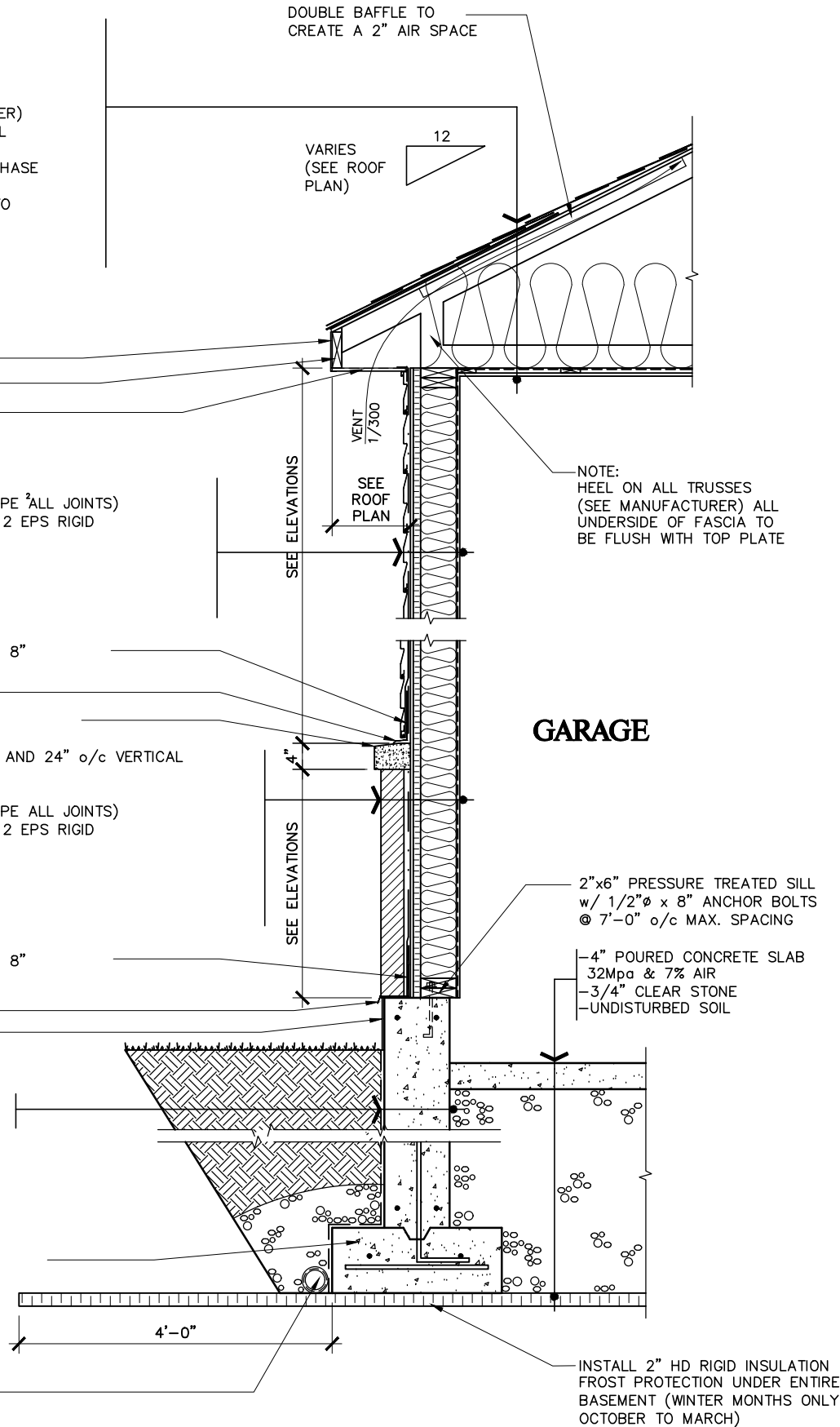
- MASONRY VENEER c/w G.I. TIES @ 16" o/c HORIZONTAL AND 24" o/c VERTICAL
- WEEP HOLES AT 24" AT BOTTOM OF CAVITY
- 1" min AIR SPACE
- TYVEK HOMEWRAP OR EQUIVALENT MAX 0.02 L/s/m (TAPE ALL JOINTS)
- R-5, 1 9/16" STYRORAIL O.S.B. COMFORT BOARD, TYPE 2 EPS RIGID INSULATION LAMINATED TO 7/16" O.S.B. SHEATING
- 2"x6" STUDS @ 16" o/c
- R-20 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" GYPSUM BOARD

TYVEK HOMEWRAP TO LAP OVER ALUMINUM FLASHING MIN. 8"  
0.018" ALUMINUM FLASHING  
CEMENT PARGING ON ALL EXPOSED CONCRETE (ABOVE GRADE)

10" (OR OTHERWISE NOTED) CONCRETE FOUNDATION  
WALL 20Mpa C/W 2-10M BARS TOP AND BOTTOM

24" x 8" (OR OTHERWISE NOTED, SEE FOOTING PLAN)  
CAST-IN PLACE STRIP FOOTING 20Mpa ON UNDISTURBED SOIL. FOR MIN. LOAD BEARING CAPACITY SEE FOOTING PLAN

4" Ø PERFORATED WEEPING TILE WITH SOCK C/W 6" CRUSHED STONE COVER



## WALL SECTION AT GARAGE (MASONRY AND SIDING)

SCALE: 1/2" = 1'-0"

LOT: XXXX

DATE: XX/XX/XXXX



**Valecraft**  
Homes Ltd.

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## 2012 O.B.C. DRAWINGS

REV-1	ISSUED FOR BUILDING PERMIT	11/26/18	DOYON
NO.	DESCRIPTION	DATE	BY

DRAWING: **WALL SECTION AT GARAGE (MASONRY AND SIDING)**

ADDRESS: XX SCALE: AS SHOWN DATE: XX/XX/XXXX

MODEL NAME  
(STANDARD DRAWINGS)

SP-19