



Valecraft

Homes Ltd.



PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
LOT: 15
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2
BLOCK: C
LOT: 13
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
LOT: 11
ADDRESS: NAMUR STREET

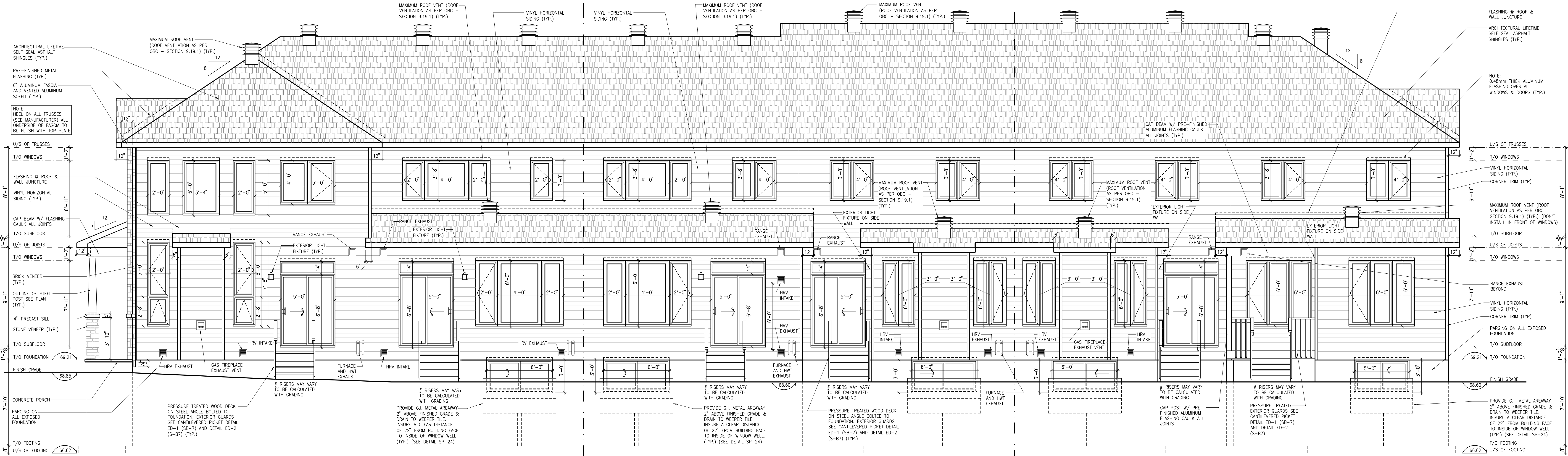
PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: NAMUR STREET

PLACE ST-THOMAS PHASE 6 - BLOCK C

DRAWING LIST:

- A.1 FRONT, LEFT AND RIGHT ELEVATIONS
- A.2 REAR ELEVATION AND BUILDING SECTIONS
- A.3 BUILDING SECTIONS
- A.4 FOOTING PLAN
- A.5 BASEMENT FLOOR PLAN
- A.6 GROUND FLOOR - FLOOR JOIST FRAMING PLAN
- A.7 GROUND FLOOR PLAN
- A.8 SECOND FLOOR - FLOOR JOIST FRAMING PLAN
- A.9 SECOND FLOOR PLAN
- A.10 ROOF PLAN

- A.11 WALL SECTIONS AND DETAILS
- A.12 DETAILS
- E.1 BASEMENT FLOOR - ELECTRICAL PLAN
- E.2 GROUND FLOOR - ELECTRICAL PLAN
- E.3 SECOND FLOOR - ELECTRICAL PLAN



PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
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ADDRESS: NAMUR STREET

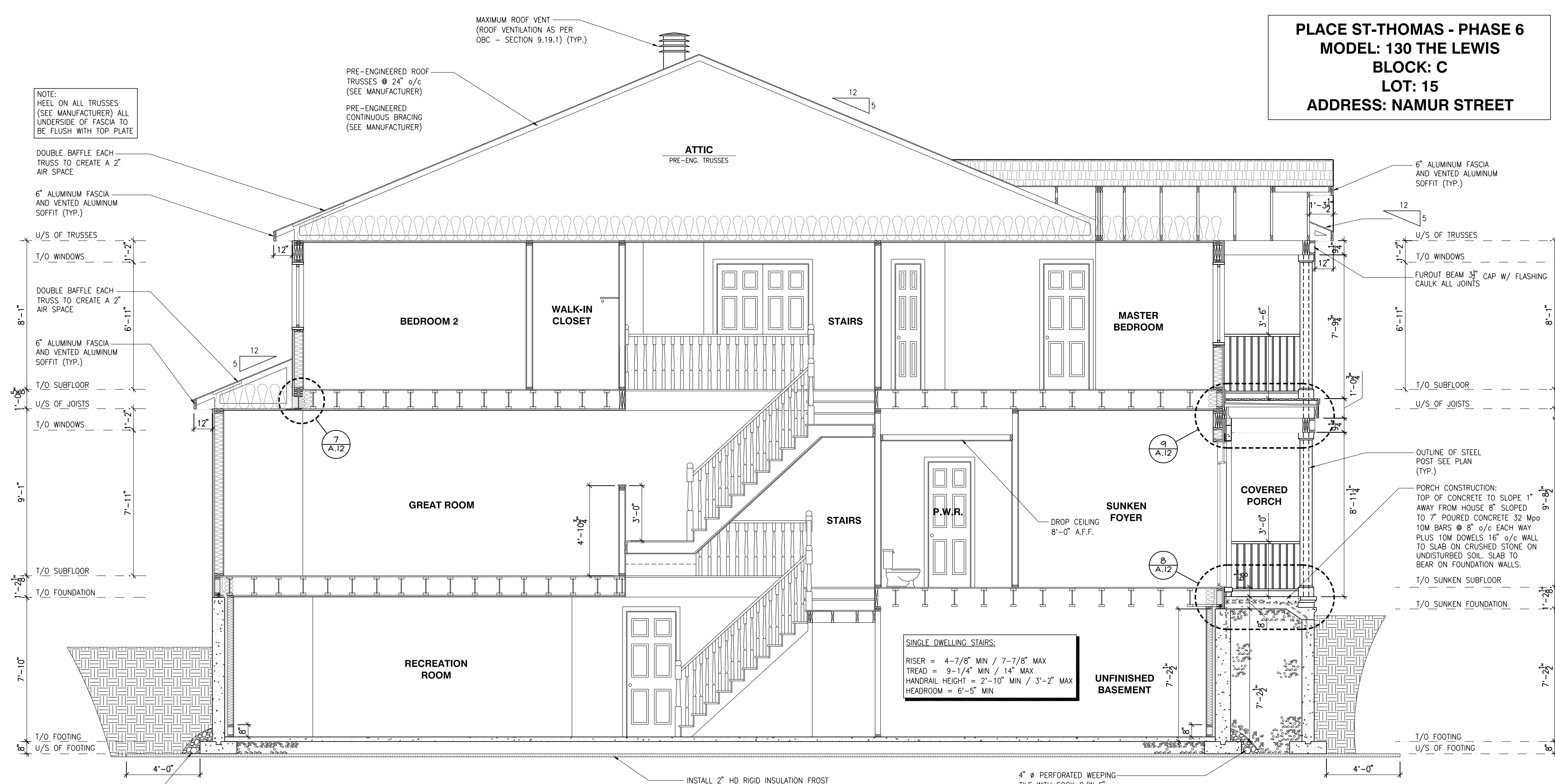
PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2
BLOCK: C
LOT: 13
ADDRESS: NAMUR STREET

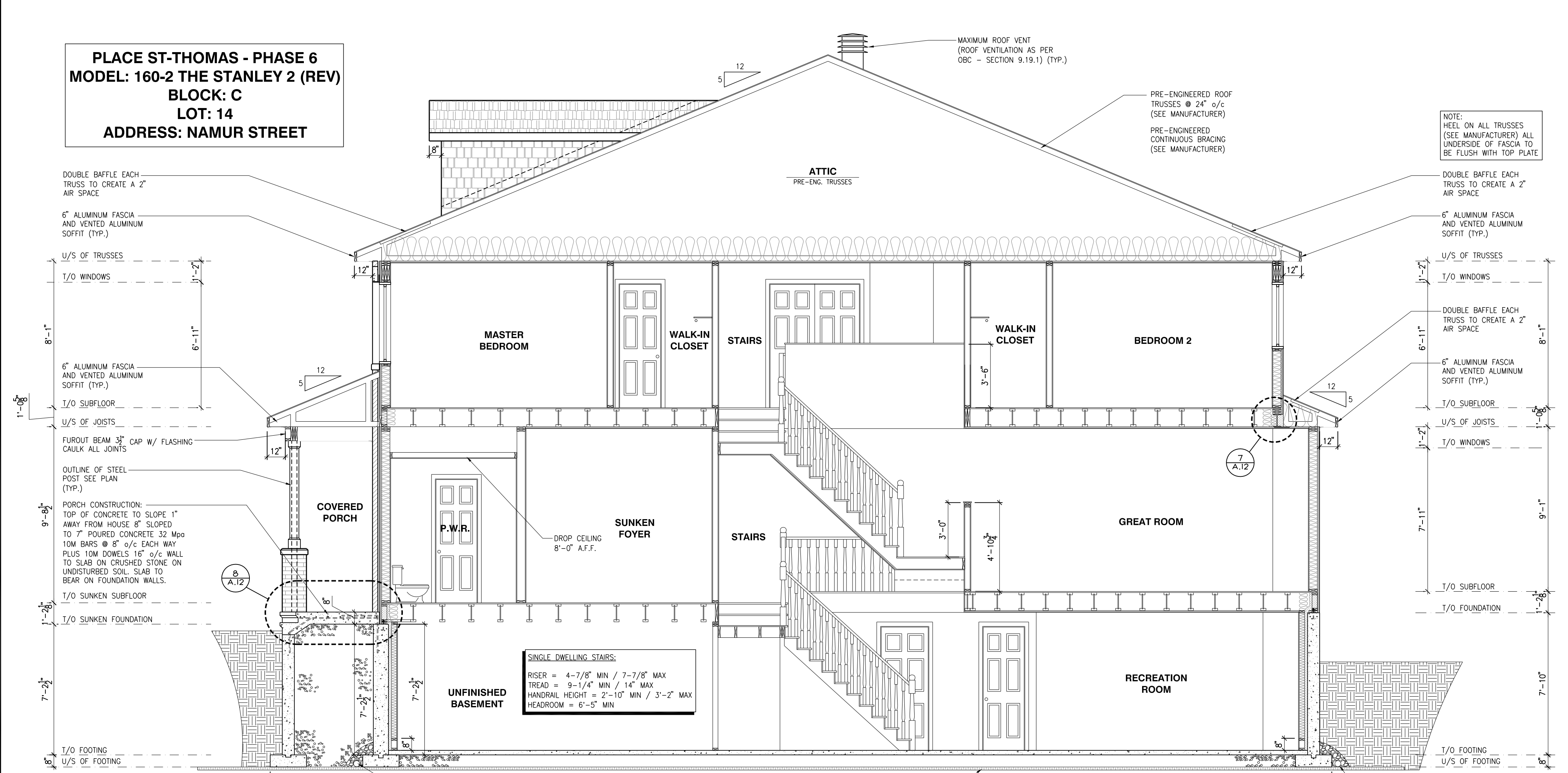
PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
LOT: 15
ADDRESS: NAMUR STREET

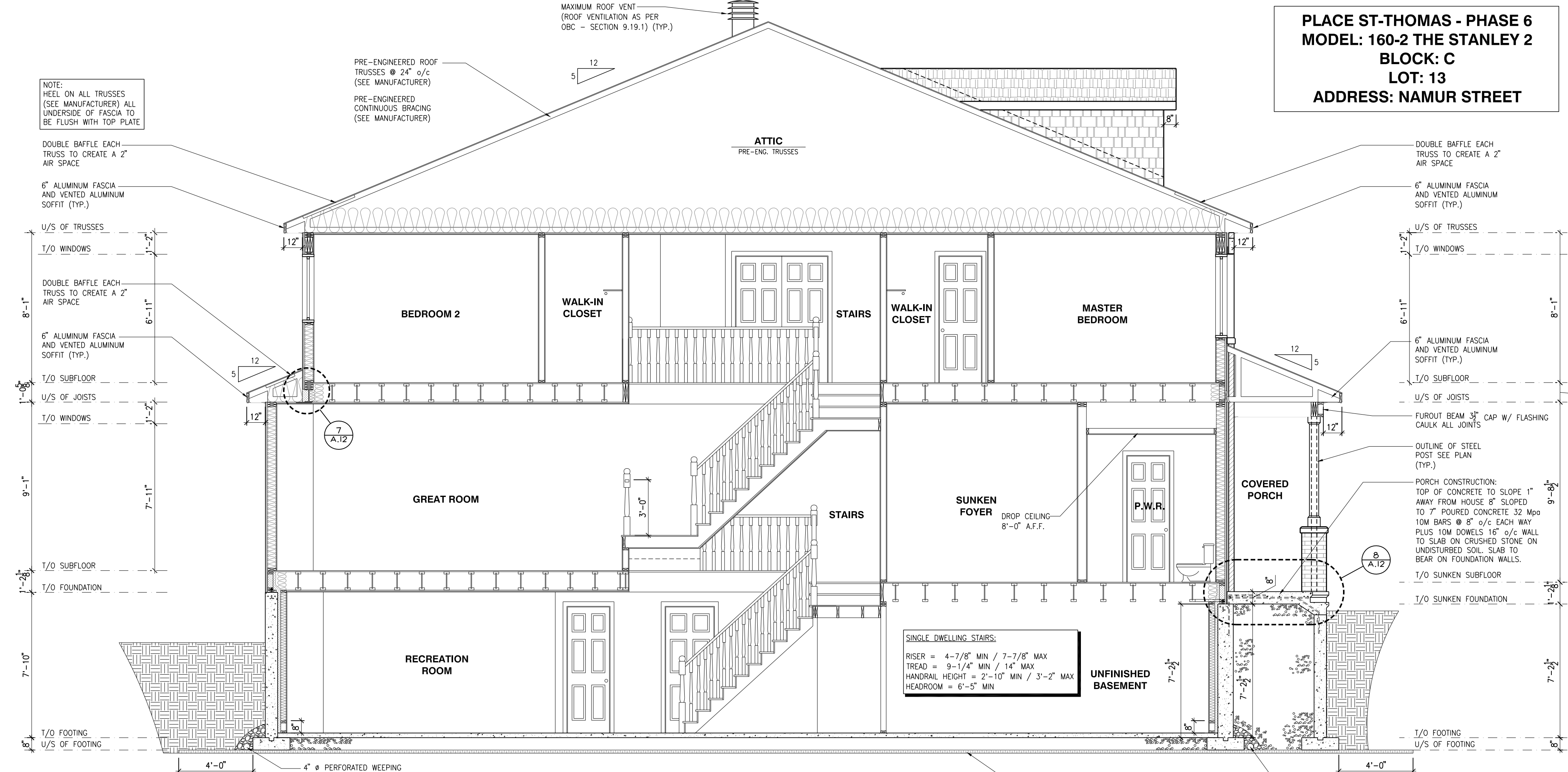
REAR ELEVATION
SCALE: 1/4" = 1'-0"



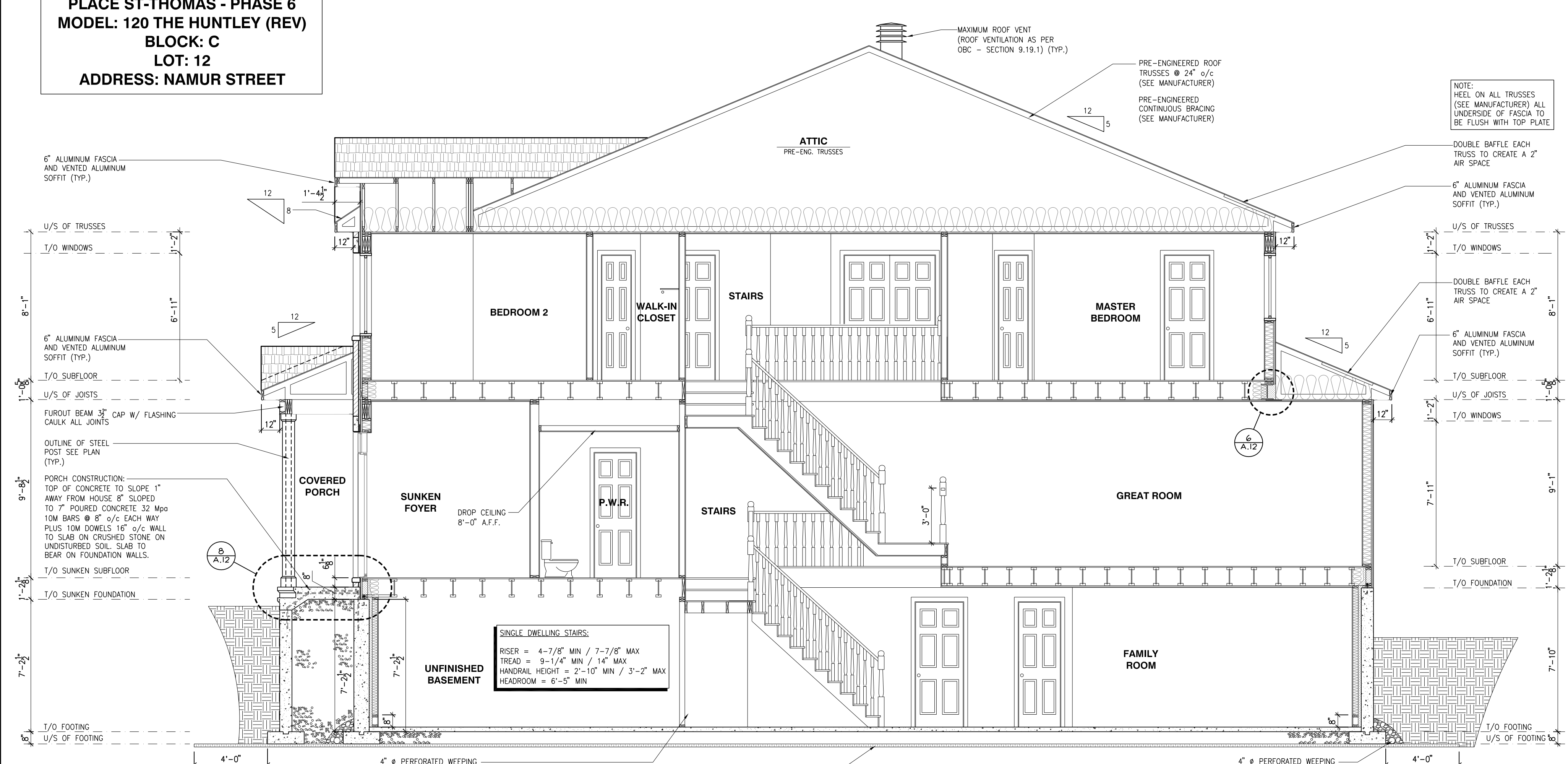
BUILDING SECTION - THE LEWIS MODEL 130
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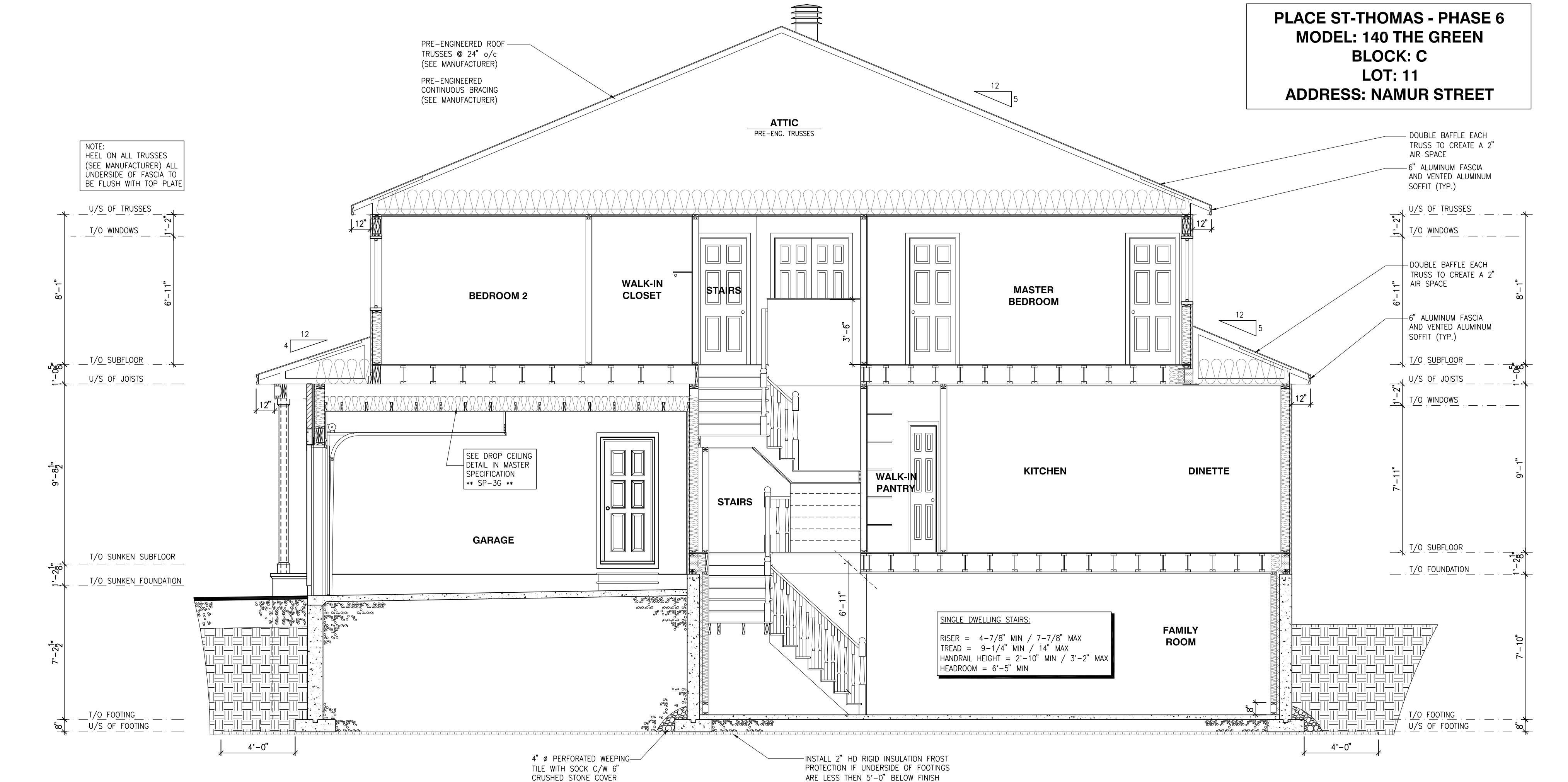
BUILDING SECTION - THE STANLEY 2 (REV) MODEL 160-2
SCALE: 1/4" = 1'-0"



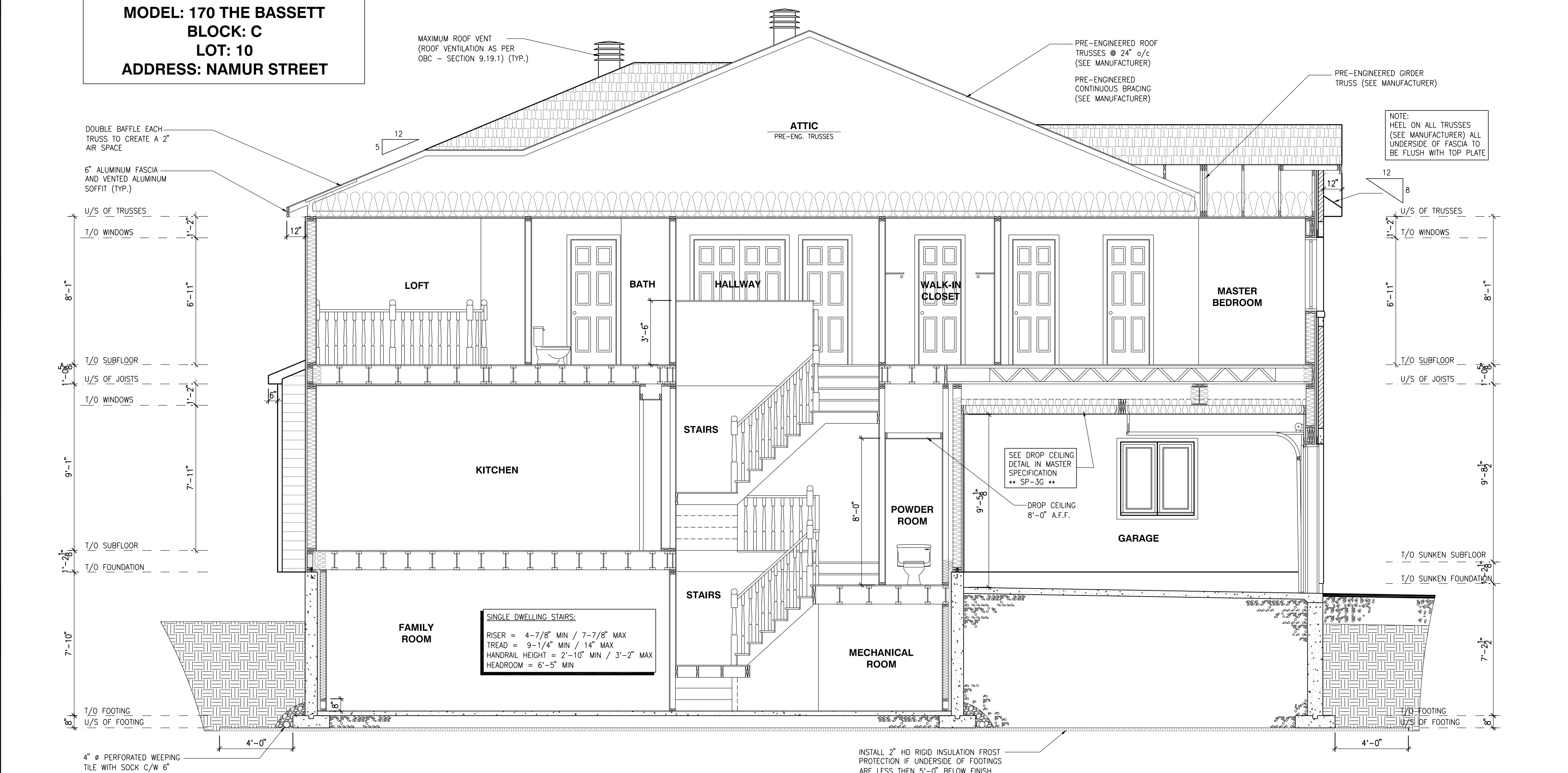
BUILDING SECTION - THE STANLEY 2 MODEL 160-2
SCALE: 1/4" = 1'-0"



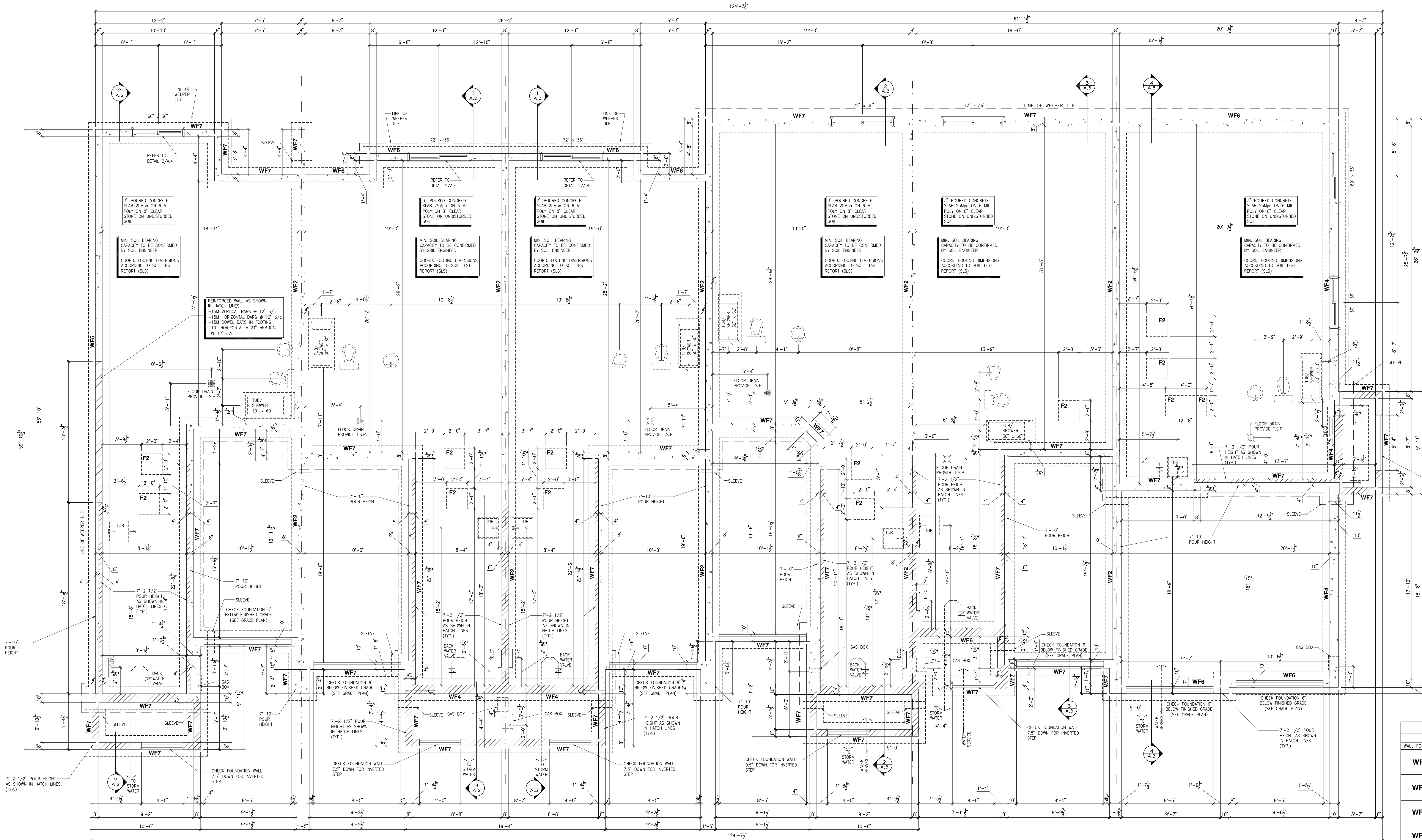
BUILDING SECTION - THE HUNTLEY (REV) MODEL 120
SCALE: 1/4" = 1'-0"



BUILDING SECTION - THE GREEN MODEL 140
SCALE: 1/4" = 1'-0"



BUILDING SECTION - THE BASSETT MODEL 170
SCALE: 1/4" = 1'-0"



PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
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ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
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PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
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PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
LOT: 11
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: NAMUR STREET

FOOTING SCHEDULE					
ALLOWABLE SOIL BEARING CAPACITY / BEARING RESISTANCE AT SLS FOR <SITE CLASS>					
WALL FOOTINGS	100KPa	80KPa	75KPa	60KPa	40KPa
WF1	30"W x 8"H, 2-15M LONGITUDINAL BARS	36"W x 8"H, 15M TRANSVERSE BOTTOM BARS 36" LONG @ 20" o/c 3-15M LONGITUDINAL BARS	40"W x 8"H, 15M TRANSVERSE BOTTOM BARS 36" LONG @ 20" o/c 3-15M LONGITUDINAL BARS	48"W x 8"H, 15M TRANSVERSE BOTTOM BARS 42" LONG @ 16" o/c 3-15M LONGITUDINAL BARS	72"W x 8"H, 15M TRANSVERSE BOTTOM BARS 60" LONG @ 16" o/c 3-15M LONGITUDINAL BARS
WF2	28"W x 8"H, 2-15M LONGITUDINAL BARS	34"W x 8"H, 15M TRANSVERSE BOTTOM BARS 34" LONG @ 20" o/c 3-15M LONGITUDINAL BARS	36"W x 8"H, 15M TRANSVERSE BOTTOM BARS 34" LONG @ 20" o/c 3-15M LONGITUDINAL BARS	46"W x 8"H, 15M TRANSVERSE BOTTOM BARS 42" LONG @ 16" o/c 3-15M LONGITUDINAL BARS	70"W x 8"H, 15M TRANSVERSE BOTTOM BARS 60" LONG @ 16" o/c 4-15M LONGITUDINAL BARS
WF3	26"W x 8"H, 2-15M LONGITUDINAL BARS	30"W x 8"H, 2-15M LONGITUDINAL BARS	34"W x 8"H, 2-15M LONGITUDINAL BARS	42"W x 8"H, 15M TRANSVERSE BOTTOM BARS 38" LONG @ 20" o/c 3-15M LONGITUDINAL BARS	64"W x 8"H, 15M TRANSVERSE BOTTOM BARS 60" LONG @ 16" o/c 4-15M LONGITUDINAL BARS
WF4	24"W x 8"H, 2-15M LONGITUDINAL BARS	28"W x 8"H, 2-15M LONGITUDINAL BARS	30"W x 8"H, 2-15M LONGITUDINAL BARS	36" x 8" DP, 15M TRANSVERSE BOTTOM BARS 34" LONG @ 20" o/c 3-15M LONGITUDINAL BARS	52"W x 8"H, 15M TRANSVERSE BOTTOM BARS 54" LONG @ 16" o/c 4-15M LONGITUDINAL BARS
WF5	24"W x 8"H, 2-15M LONGITUDINAL BARS	24"W x 8"H, 2-15M LONGITUDINAL BARS	26"W x 8"H, 2-15M LONGITUDINAL BARS	34" x 8" DP, 15M TRANSVERSE BOTTOM BARS 48" LONG @ 16" o/c 4-15M LONGITUDINAL BARS	52"W x 8"H, 15M TRANSVERSE BOTTOM BARS 42" LONG @ 16" o/c 3-15M LONGITUDINAL BARS
WF6	24"W x 8"H, 2-15M LONGITUDINAL BARS	24"W x 8"H, 2-15M LONGITUDINAL BARS	24"W x 8"H, 2-15M LONGITUDINAL BARS	30" x 8" DP, 15M TRANSVERSE BOTTOM BARS 42" LONG @ 16" o/c 3-15M LONGITUDINAL BARS	46"W x 8"H, 15M TRANSVERSE BOTTOM BARS 42" LONG @ 16" o/c 3-15M LONGITUDINAL BARS
WF7	20"W x 8"H, 2-15M LONGITUDINAL BARS	20"W x 8"H, 2-15M LONGITUDINAL BARS	20"W x 8"H, 2-15M LONGITUDINAL BARS	24" x 8" DP, 15M TRANSVERSE BOTTOM BARS 34" LONG @ 16" o/c 3-15M LONGITUDINAL BARS	38"W x 8"H, 15M TRANSVERSE BOTTOM BARS 34" LONG @ 16" o/c 3-15M LONGITUDINAL BARS
PAD FOOTING SCHEDULE					
ALLOWABLE SOIL BEARING CAPACITY / BEARING RESISTANCE AT SLS FOR <SITE CLASS>					
POST FOOTINGS	100KPa	80KPa	75KPa	60KPa	40KPa
F1	36"W x 36"W x 10"H, 3-15M LONGITUDINAL BARS x 36" LONG EACH WAY	38"W x 36"W x 10"H, 3-15M LONGITUDINAL BARS x 36" LONG EACH WAY	40"W x 40"W x 10"H, 3-15M LONGITUDINAL BARS x 36" LONG EACH WAY	44"W x 44"W x 10"H, 3-15M LONGITUDINAL BARS x 48" LONG EACH WAY	54"W x 54"W x 10"H, 3-15M LONGITUDINAL BARS x 48" LONG EACH WAY
F2	24"W x 24"W x 10"H,	24"W x 24"W x 10"H,	24"W x 24"W x 10"H,	28"W x 28"W x 10"H,	36"W x 36"W x 10"H, 3-15M LONGITUDINAL BARS x 30" LONG EACH WAY

2012 O.B.C. DRAWINGS

REV	DESCRIPTION	DATE
REV-3	ISSUED FOR CONSTRUCTION	04/15/2021
REV-2	ISSUED FOR TRUSSES AND JOISTS	03/23/2021
REV-1	ISSUED FOR CONSTRUCTION	03/04/2021
NO.	DESCRIPTION	1MM/00/YYY1BY

DRAWING:

FOOTING PLAN

ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.

THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ERRORS AND OMISSIONS TO VALECRAFT'S ARCHITECTURAL DEPARTMENT.

- ☐ = SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
 - SHALL HAVE A VISUAL SIGNALING DEVICE;
 - ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;
 - ARE REQUIRED ON EACH STOREY, INCLUDING BASEMENT;
 - ARE REQUIRED TO BE PROVIDED WITH BATTERY AS AN ALTERNATIVE POWER SUPPLY CAPABLE OF PROVIDING POWER FOR AT LEAST 7 DAYS IN NORMAL CONDITION, FOLLOWED BY 4 MINUTES OF ALARM; AND
 - CARBON MONOXIDE DETECTORS ARE ALSO REQUIRED ADJACENT TO EACH SLEEPING AREA.
- ☐ = PROVIDE MECHANICAL EXHAUST TO OUTSIDE

UNTEL TABLE:

L1	=	2-2x10	+	P2	ON	BOTH	SIDES	
L2	=	3-2x10	+	P3	ON	BOTH	SIDES	
L3	=	2-1.75x9.5	LVL (1.9E)	+	P3	ON	BOTH	SIDES
L4	=	3-1.75x9.5	LVL (1.9E)	+	P3	ON	BOTH	SIDES

POST TABLE:
P1 = 3" ADJUSTABLE STEEL COLUMN
P1o = HEAVY DUTY, TYPE 2, ADJUSTABLE RED JACK

P15 = HSS 76.2x76.2x4.78 + 100x180x12 T&B PL. (*)

- * POST ARE ALL JACK c/w STUD (EX. P2 = 1 JACK + 1 STUD)
- * IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A "P2"

F1 11 $\frac{3}{8}$ " PRE-ENG. OPEN JOIST TRIFORCE @ 19.2" o/c
c/w STRAPPING UNLESS OTHERWISE NOTED (SEE
MANUFACTURER'S INFO)

F3 2" x 8" PRESSURE TREATED JOIST @ 16" o/c
UNLESS OTHERWISE NOTED

31 ALL THIMBER AND HEADER JOISTS AT FLOOR OPENING
(UNLESS OTHERWISE NOTED)

2- ALL BEAMS TO HAVE A MIN 3 1/2" END BEARING

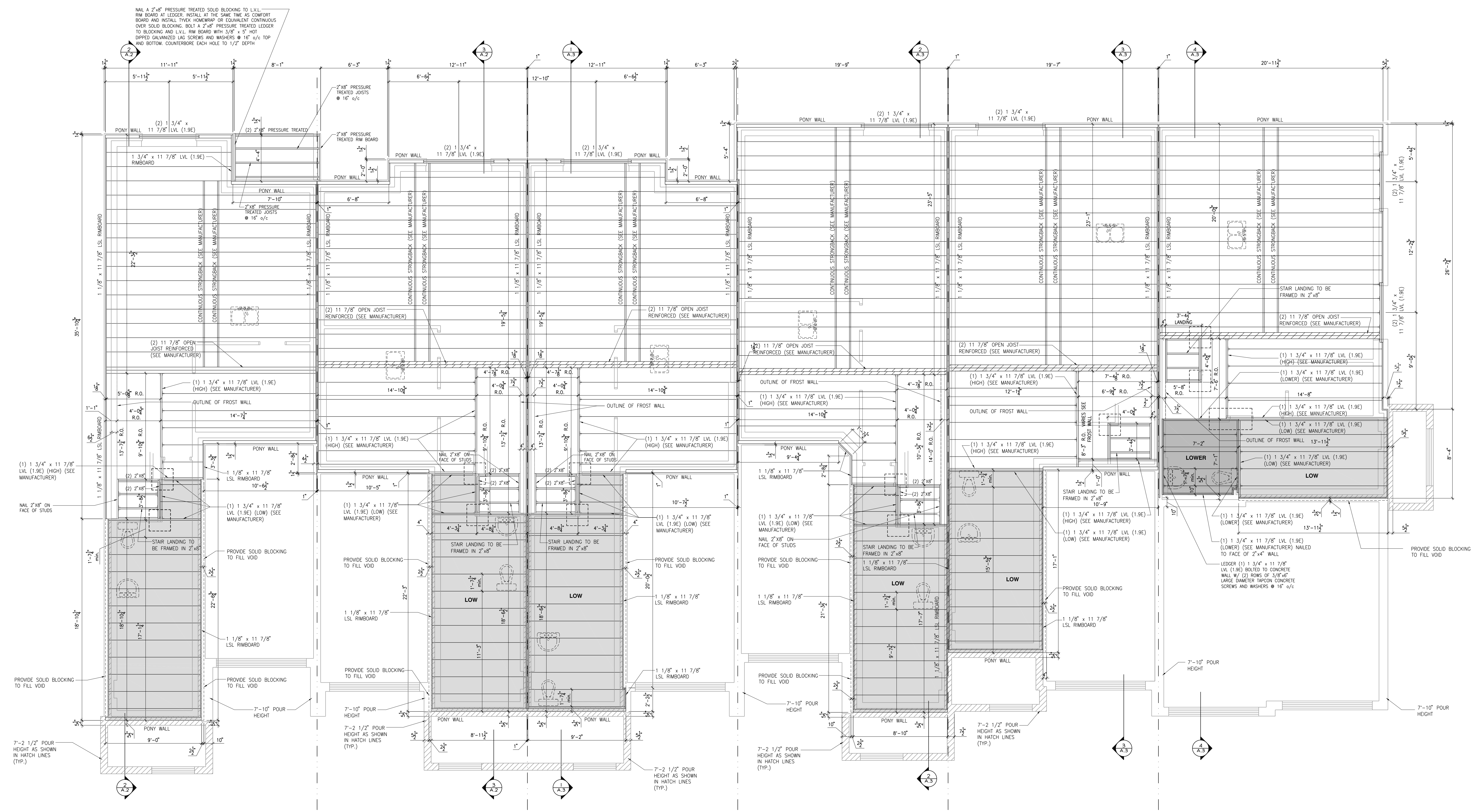
REV-2	ISSUED FOR TRUSSES AND JOISTS	03/23/2021	DOYON
REV-1	ISSUED FOR CONSTRUCTION	03/04/2021	DOYON

BASEMENT FLOOR PLAN

ADDRESS: SEE PLANS	SCALE: 1/4" = 1'-0"	DATE: MM/DD/YYYY 02/12/2021
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PHASE 6	A.5
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PLACE ST-THOMAS - PHASE 1
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: NAMUR STREET



PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
LOT: 15
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2
BLOCK: C
LOT: 13
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
LOT: 11
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: NAMUR STREET

- SMOKE ALARMS AS PER SECTION 9.10.19. OF THE ONTARIO BUILDING CODE:
 - SHALL HAVE A VISUAL SMOKE-DETECTING DEVICE;
 - ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY;
 - ARE REQUIRED ON EACH STORY, INCLUDING BASEMENT;
 - ARE REQUIRED TO BE PROVIDED WITH BATTERY AS AN ALTERNATIVE POWER SUPPLY CAPABLE OF PROVIDING POWER FOR AT LEAST 7 DAYS IN NORMAL CONDITION, FOLLOWED BY 4 MINUTES OF ALARM AND;
 - CARBON MONOXIDE ALARM ARE ALSO REQUIRED ADJACENT TO EACH SLEEPING AREA.
- PROVIDE MECHANICAL EXHAUST TO OUTSIDE

STEEL LUTEL:
S1 = L 90x90x8
S2 = L 90x90x8
S3 = L 100x100x8
S4 = L 125x125x10
S5 = L 125x125x10
S6 = L 150x150x12
S7 = L 150x150x10 (8" BEARING)

LUTEL TABLE:
L1 = 2-2x10 + P2 ON BOTH SIDES
L2 = 3-2x10 + P3 ON BOTH SIDES
L3 = 3-1.75x8.5 LVL (1.9E) + P3 ON BOTH SIDES
L4 = 3-1.75x8.5 LVL (1.9E) + P3 ON BOTH SIDES

IF LUTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:
P1 = 3" ADJUSTABLE STEEL COLUMN
P10 = HEAVY DUTY, TYPE 2, ADJUSTABLE RED JACK
POST BY USE:
P2 = 2-2x4 OR 2-2x6
P3 = 3-2x4 OR 3-2x6
P4 = 4-2x4 OR 4-2x6
P5 = 4-2x4 OR 4-2x6
P6 = 6-2x4 OR 6-2x6
P7 = 8-2x4 OR 8-2x6
P8 = 10-2x4 OR 10-2x6
P9 = 12-2x4 OR 12-2x6
P11 = HSS 88x89x4.8 + 100x200x12 TAB PL (+)
P12 = HSS 88x89x4.8 + 100x200x12 TAB PL (+)
P13 = HSS 88x89x4.8 + 100x200x12 TAB PL (+)
P14 = HSS 88x89x4.8 + 100x200x12 TAB PL (+)
P15 = HSS 76.2x76.2x7.6 + 100x180x12 TAB PL (+)
P16 = HSS 76.2x76.2x7.6 + 100x180x12 TAB PL (+)
P17 = HSS 73.0x4.8 + 100x180x12 BOTTOM PL (+)
P18 = 130x130x10 TOP PL (+)
(+) = 2-12x ANCH. (WHERE ANCH. PL. NOT USED)

POST ARE ALL JACK C/W STD. (EX. P2 = 1 JACK + 1 STD.)
IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A 7/2"

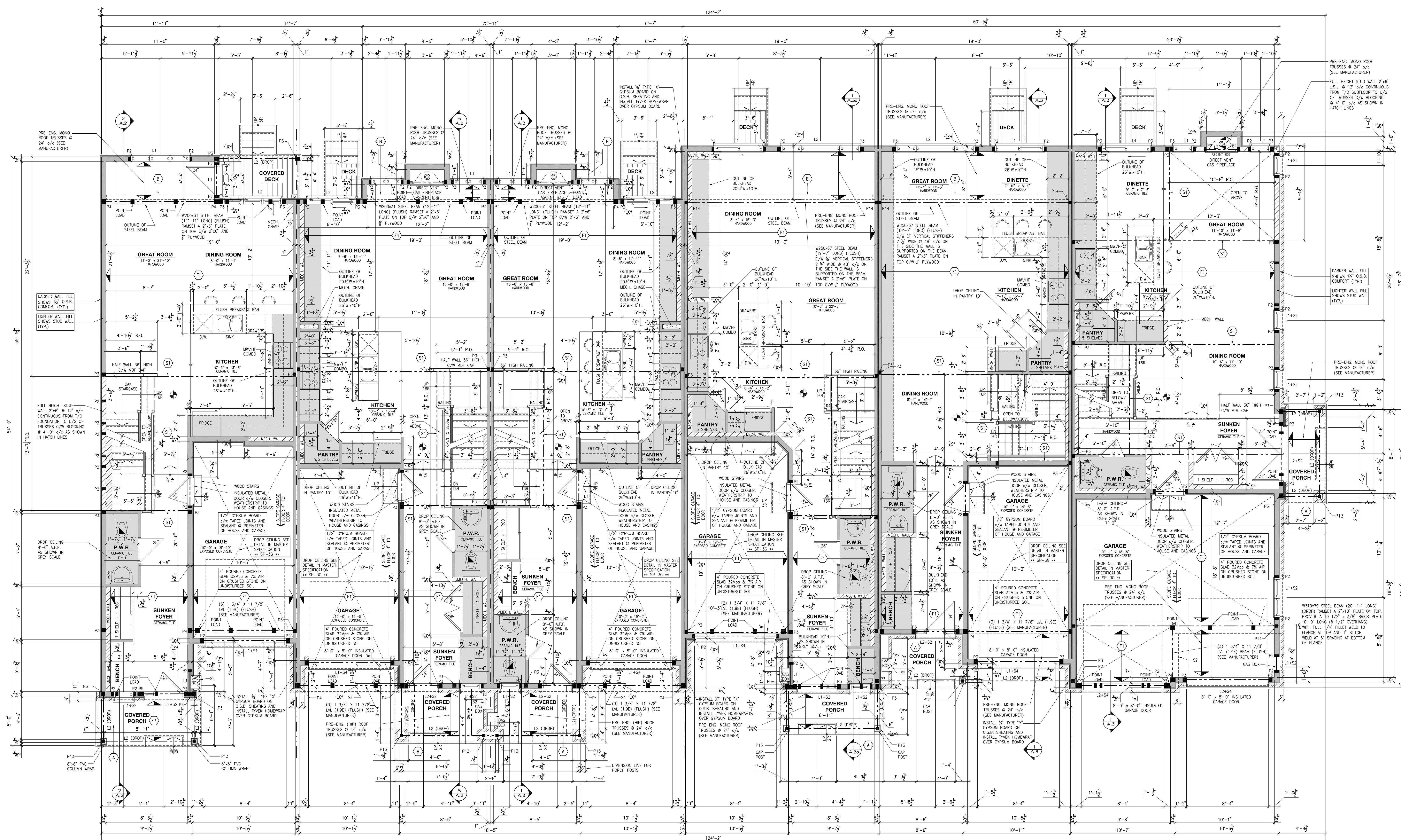
FLOOR FRAMING:
F1 11 1/2" PRE-ENG. OPEN JOIST TRIFORCE @ 19.2" o/c
F2 2" x 8" JOIST @ 16" o/c UNLESS OTHERWISE NOTED
F3 2" x 8" PRESSURE TREATED JOIST @ 16" o/c UNLESS OTHERWISE NOTED
F4 REFER TO FLOOR JOIST LAYOUT SHOP DRAWINGS FOR ALL TRIMMER AND HEADER JOISTS AT FLOOR OPENING (UNLESS OTHERWISE NOTED)

GENERAL NOTES:
1- ALL POINT LOADS TO BE BLOCKED DOWN TO THE FOUNDATION WALL OR SUPPORTING MEMBER
2- ALL BEAMS TO HAVE A MIN 3/12" END BEARING
3- COORDINATE COLUMNS WITH FINAL LOCATION OF GROSS TRUSSES AS PER APPROVED ROOF TRUSS SHOP DRAWINGS

PORCH CONSTRUCTION:
TOP OF CONCRETE TO SLOPE 1" AWAY FROM HOUSE
8" SLOPED TO 7" POURED CONCRETE 32 Mpa 10M BARS @ 8" o/c EACH WAY PLUS 1M DOWNIES 116" o/c WALL TO SLAB ON CLEAR STONE ON UNDISTURBED SOL. SLAB TO BEAR ON FOUNDATION WALLS.

PROVIDE A 10 1/2" x 3/8" STEEL PLATE (5 1/2" OVERHANG PASS EXTERIOR STUD FACE) WITH FULL 1/4" FLET WELD TO FLANGE AT TOP AND 1" STITCH WELD AT 8" SPACING AT BOTTOM OF FLANGE. (STOP STEEL PLATE 6" SHORT AT BOTH ENDS OF BEAM TO ALLOW BOLT TO SIT ON TOP OF FLANGE)

11 1/2" PRE-ENG. OPEN JOIST TRIFORCE @ 19.2" o/c
2" x 8" JOIST @ 16" o/c UNLESS OTHERWISE NOTED
2" x 8" PRESSURE TREATED JOIST @ 16" o/c UNLESS OTHERWISE NOTED
REFER TO FLOOR JOIST LAYOUT SHOP DRAWINGS FOR ALL TRIMMER AND HEADER JOISTS AT FLOOR OPENING (UNLESS OTHERWISE NOTED)



PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
LOT: 15
ADDRESS: 749 NAMUR STREET

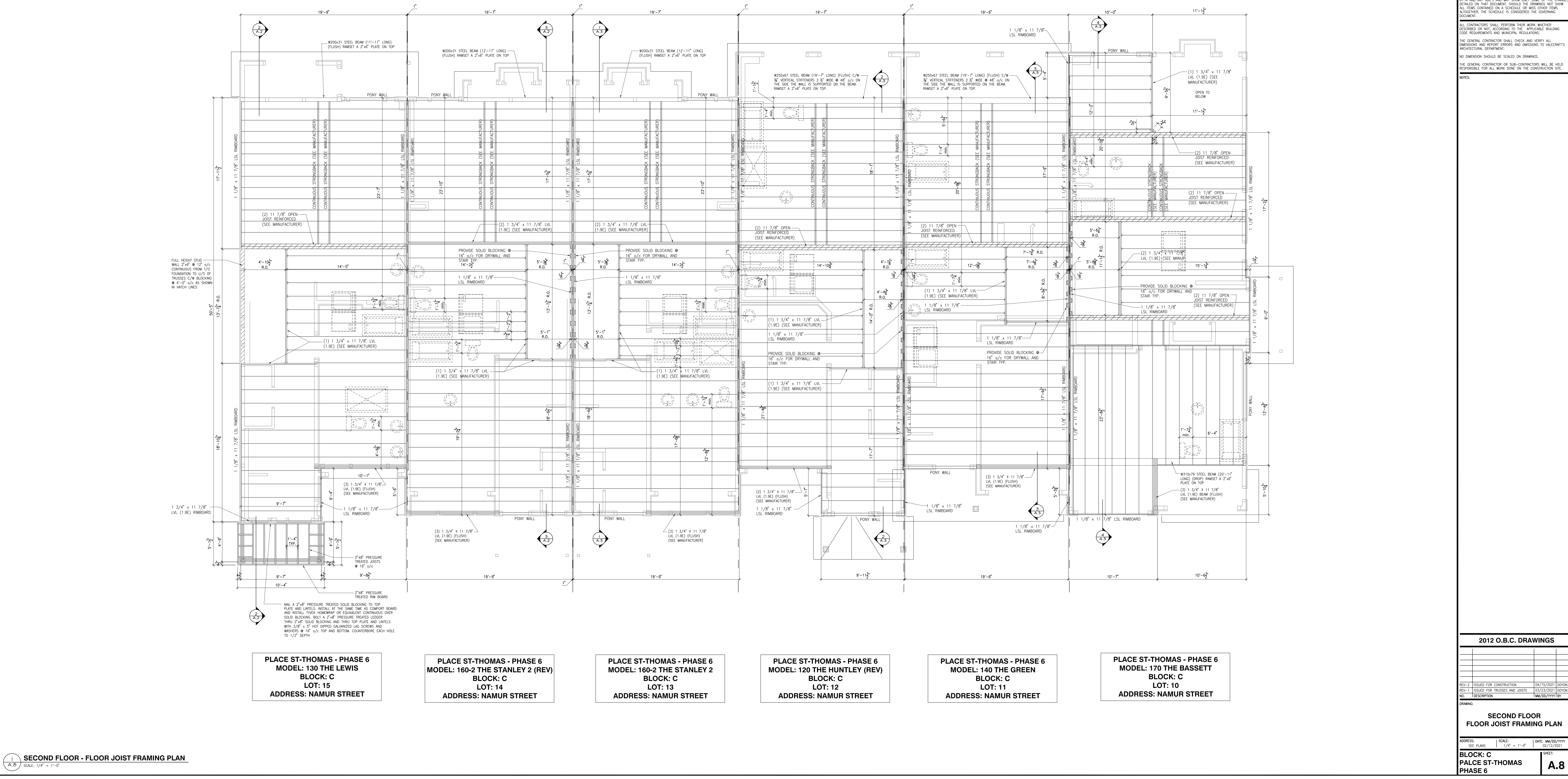
PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: 751 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2
BLOCK: C
LOT: 13
ADDRESS: 753 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
ADDRESS: 755 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
LOT: 11
ADDRESS: 757 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: 759 NAMUR STREET



Valecraft
Homes (2019) Limited

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

PERSONAL IDEN #18996
TARON REGISTRATION NUMBER #611

SEE SIGNED SCHEDULE 1 DESIGN INFORMATION FORM

THIS DRAWING IS TO BE USED IN CONJUNCTION WITH SCHEDULE 1-1A AND ANY OTHERS AND MAY SHOW ONLY SOME OF THE CHANGES DETAILED ON THAT DOCUMENT. SHOULD THE DRAWINGS NOT SHOW ALL ITEMS CONTAINED ON A SCHEDULE OR MISS OTHER ITEMS, THE SCHEDULE IS CONSIDERED THE COVERING DOCUMENT.

ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.

THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ERRORS AND OMISSIONS TO VALECRAFT'S ARCHITECTURAL DEPARTMENT.

NO DIMENSION SHOULD BE SCALED ON DRAWINGS.

THE GENERAL CONTRACTOR OR SUB-CONTRACTORS WILL BE HELD RESPONSIBLE FOR ALL WORK DONE ON THE CONSTRUCTION SITE.

NOTES:

- SMOKE ALARMS AS PER SECTION 9.10.10. OF THE ONTARIO BUILDING CODE:
 - SHALL HAVE A VISUAL SMOKE-DETECTING DEVICE.
 - ARE REQUIRED IN EACH SLEEPING ROOM AND HALLWAY.
 - ARE REQUIRED ON EACH FLOOR, INCLUDING BASEMENT.
 - ARE REQUIRED TO BE PROVIDED WITH BATTERY AS AN ALTERNATIVE POWER SUPPLY CAPABLE OF PROVIDING POWER FOR AT LEAST 7 DAYS IN NORMAL CONDITION, FOLLOWED BY 4 MINUTES OF ALARM AND
 - CARBON MONOXIDE ALARM ARE ALSO REQUIRED ADJACENT TO EACH SLEEPING AREA.
- PROVIDE MECHANICAL EXHAUST TO OUTSIDE

STEEL LUTEL:

- L1 = L 90x90x8
- L2 = L 90x90x8
- L3 = L 100x90x8
- L4 = L 125x90x10
- L5 = L 125x90x10
- L6 = L 150x100x12
- L7 = L 150x100x10 (8" BEARING)

LUTEL TABLE:

- L1 = 2-2x10 + P2 ON BOTH SIDES
- L2 = 3-2x10 + P3 ON BOTH SIDES
- L3 = 3-1.75x9.5 LVL (1.9E) + P3 ON BOTH SIDES
- L4 = 3-1.75x9.5 LVL (1.9E) + P3 ON BOTH SIDES

IF LUTEL IS EXPOSED TO THE EXTERIOR, PROVIDE PRESSURE TREATED LUMBER

POST TABLE:

- P1 = 3" ADJUSTABLE STEEL COLUMN
- P10 = HEAVY DUTY, TYPE 2, ADJUSTABLE RED JACK

POST BY JOIST:

- P2 = 2-2x4 OR 2-2x6
- P3 = 3-2x4 OR 3-2x6
- P4 = 4-2x4 OR 4-2x6
- P5 = 5-2x4 OR 5-2x6
- P6 = 6-2x4 OR 6-2x6
- P13 = HSS 88x89x8.718 + 100x200x12 TAB PL (+)
- P14 = HSS 88x89x8.718 + 100x200x12 TAB PL (+)
- P15 = HSS 76.2x76.2x4.78 + 100x180x12 TAB PL (+)
- P16 = HSS 76.2x76.2x4.78 + 100x180x12 TAB PL (+)
- P17 = HSS 73.0x73.0x4.8 + 100x180x12 TAB PL (+)
- P18 = 130x160x12 TOP PL (+)
- (+) = 2-12" ANCH. (WHERE ANCH. PL. NOT USED)

POST ARE ALL JACK C/W STUD (EX. P2 = 1 JACK + 1 STUD)

IF NO POST ARE MENTIONED ON PLANS, PROVIDE MIN. A 7P2

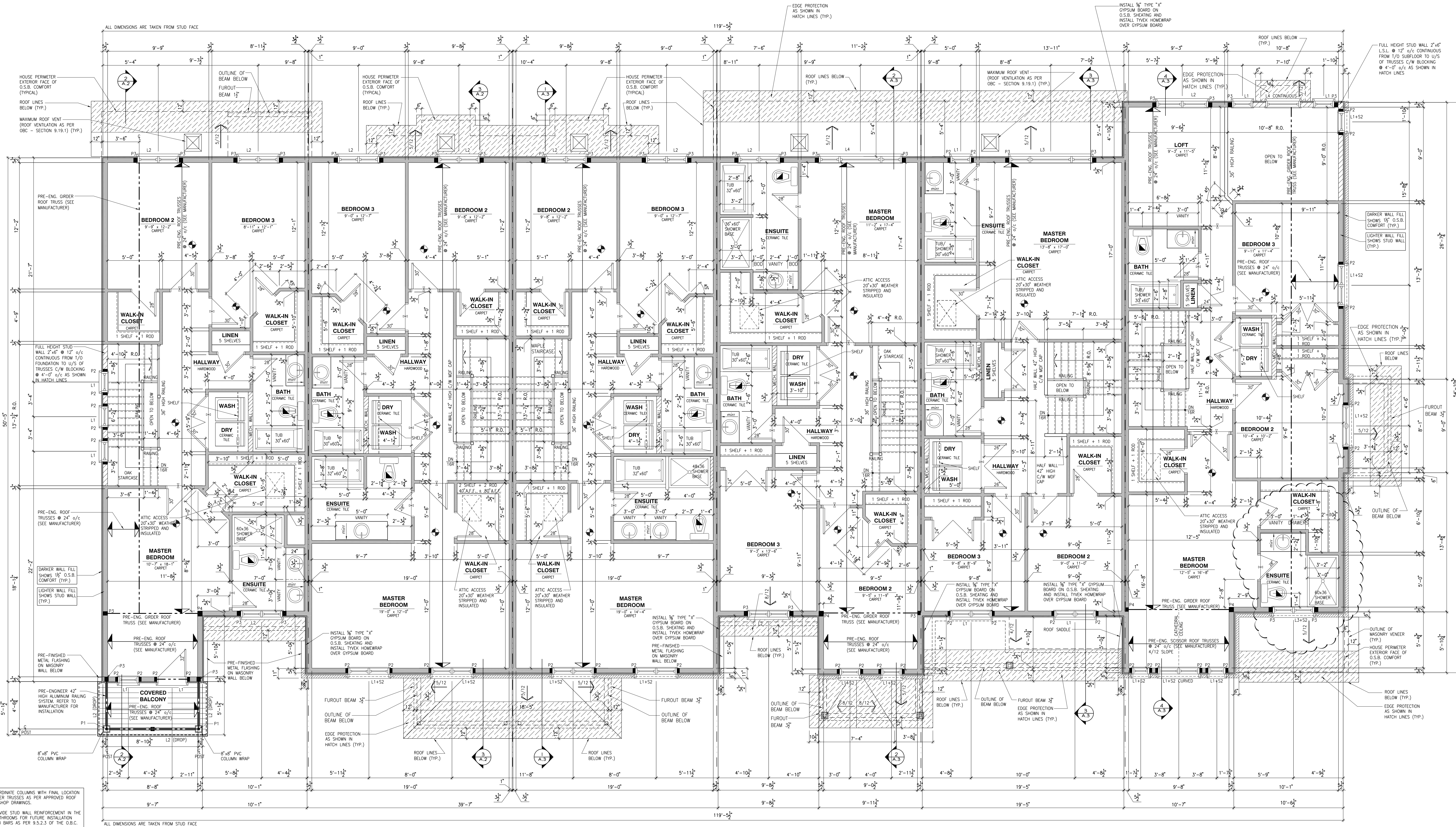
FLOOR FRAMING:

- 11 1/2" PRE-ENG. OPEN JOIST TRIFORCE @ 19.2" o/c
- c/w STRAPPING UNLESS OTHERWISE NOTED (SEE MANUFACTURER)

REFER TO FLOOR JOIST LAYOUT SHOP DRAWINGS FOR ALL TRIMMER AND HEADER JOISTS AT FLOOR OPENING (UNLESS OTHERWISE NOTED)

GENERAL NOTES:

- ALL POINT LOADS TO BE BLOCKED DOWN TO THE FOUNDATION WALL OR SUPPORTING MEMBER
- ALL BEAMS TO HAVE A MIN 3 1/2" END BEARING
- COORDINATE COLUMNS WITH FINAL LOCATION OF ORDER TRUSSES AS PER APPROVED ROOF TRUSS SHOP DRAWINGS



1- COORDINATE COLUMNS WITH FINAL LOCATION OF GIRDER TRUSSES AS PER APPROVED ROOF TRUSS SHOP DRAWINGS.

2- PROVIDE STUD WALL REINFORCEMENT IN THE MAIN BATHROOMS FOR FUTURE INSTALLATION OF GRAB BARS AS PER 9.5.2.3 OF THE O.B.C.

PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
LOT: 15
ADDRESS: 749 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: 751 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2
BLOCK: C
LOT: 13
ADDRESS: 753 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
ADDRESS: 755 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
LOT: 11
ADDRESS: 757 NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: 759 NAMUR STREET

2012 O.B.C. DRAWINGS

REV	DESCRIPTION	DATE
REV-3	REVISED C-10 ENSUITE, SHOWER	05/11/2021
REV-2	ISSUED FOR CONSTRUCTION	04/15/2021
REV-1	ISSUED FOR TRUSSES AND JOISTS	03/23/2021
NO.	DESCRIPTION	11/02/2021

DRAWING:

SECOND FLOOR PLAN

ADDRESS: SEE PLANS SCALE: 1/4" = 1'-0" DATE: 11/02/2021 SHEET: **A.9**

BLOCK: C
PALCE ST-THOMAS
PHASE 6

THIS DRAWING IS TO BE USED IN CONJUNCTION WITH SCHEDULE 9-1A AND ANY NOTS AND MAY SHOW ONLY SOME OF THE CHANGES DETAILED ON THAT DOCUMENT. SHOULD THE DRAWINGS NOT SHOW ALL ITEMS CONTAINED ON A SCHEDULE OR MISS OTHER ITEMS TOGETHER, THE SCHEDULE IS CONSIDERED THE COVERING DOCUMENT.

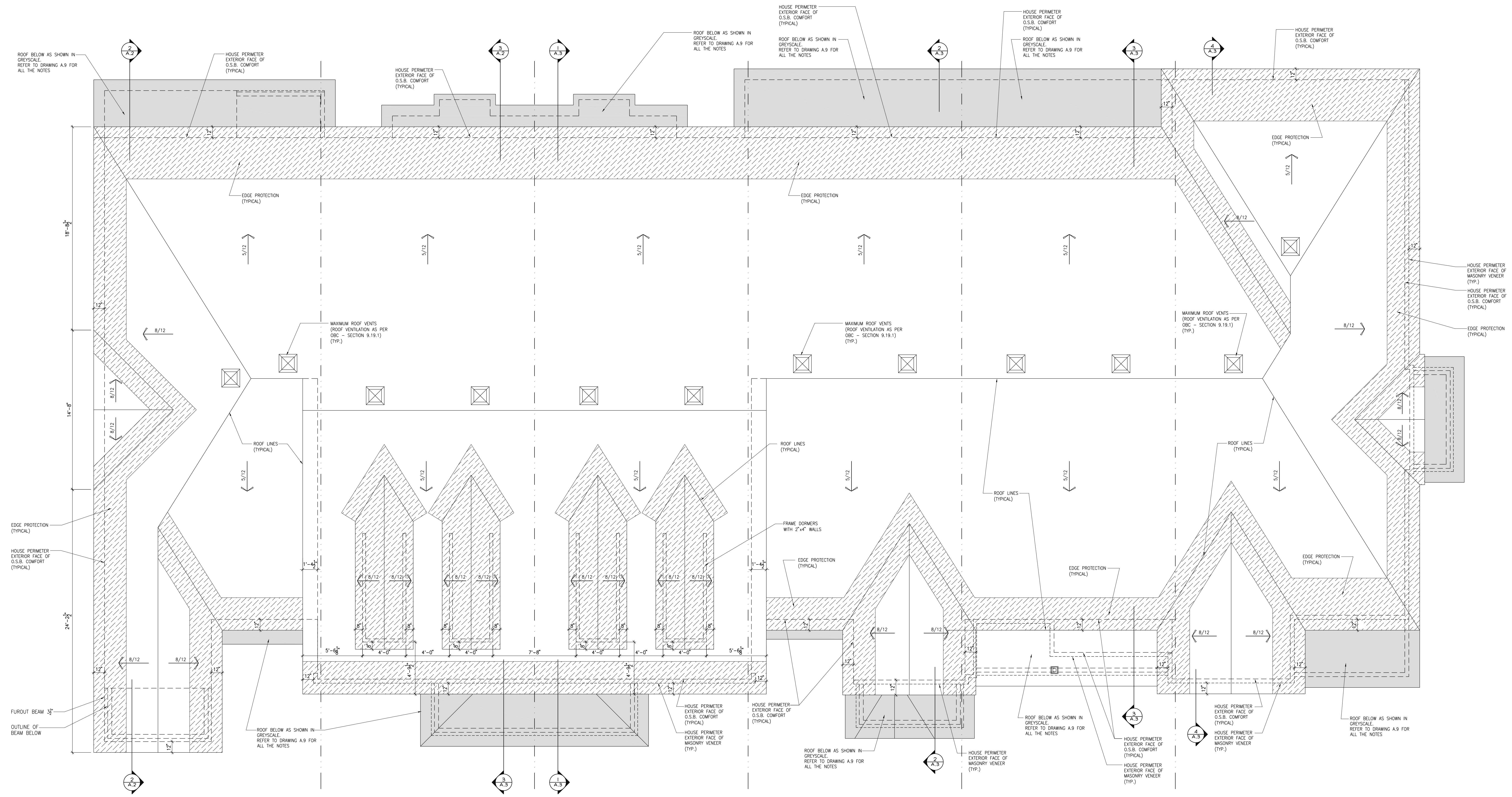
ALL CONTRACTORS SHALL PERFORM THEIR WORK WHETHER DESCRIBED OR NOT, ACCORDING TO THE APPLICABLE BUILDING CODE REQUIREMENTS AND MUNICIPAL REGULATIONS.

THE GENERAL CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND REPORT ERRORS AND OMISSIONS TO VALECRAFT'S ARCHITECTURAL DEPARTMENT.

NO DIMENSION SHOULD BE SCALED ON DRAWINGS.

THE GENERAL CONTRACTOR OR SUB-CONTRACTORS WILL BE HELD RESPONSIBLE FOR ALL WORK DONE ON THE CONSTRUCTION SITE.

NOTES:



PLACE ST-THOMAS - PHASE 6
MODEL: 130 THE LEWIS
BLOCK: C
LOT: 15
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2 (REV)
BLOCK: C
LOT: 14
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 160-2 THE STANLEY 2
BLOCK: C
LOT: 13
ADDRESS: NAMUR STREET

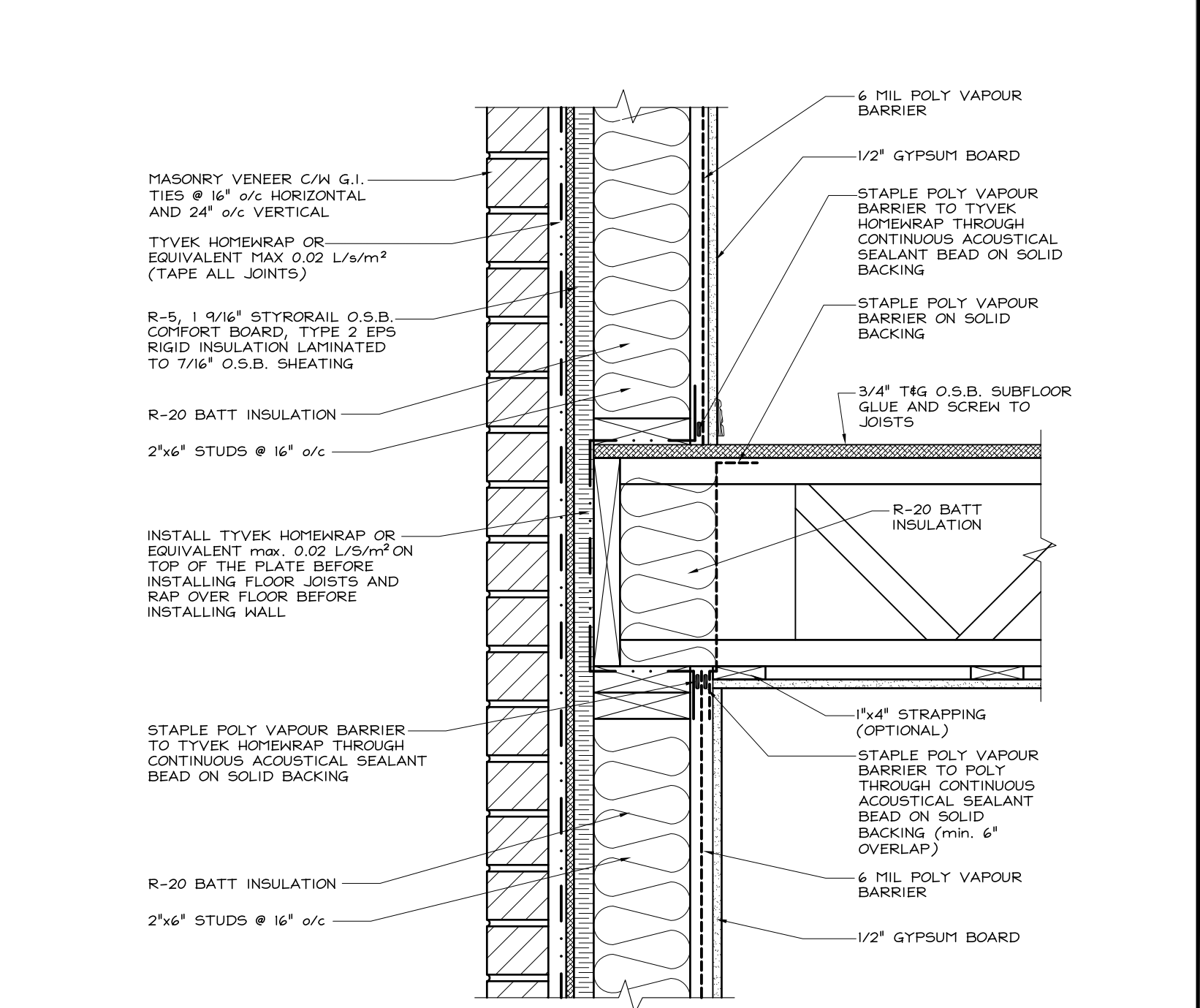
PLACE ST-THOMAS - PHASE 6
MODEL: 120 THE HUNTLEY (REV)
BLOCK: C
LOT: 12
ADDRESS: NAMUR STREET

PLACE ST-THOMAS - PHASE 6
MODEL: 140 THE GREEN
BLOCK: C
LOT: 11
ADDRESS: NAMUR STREET

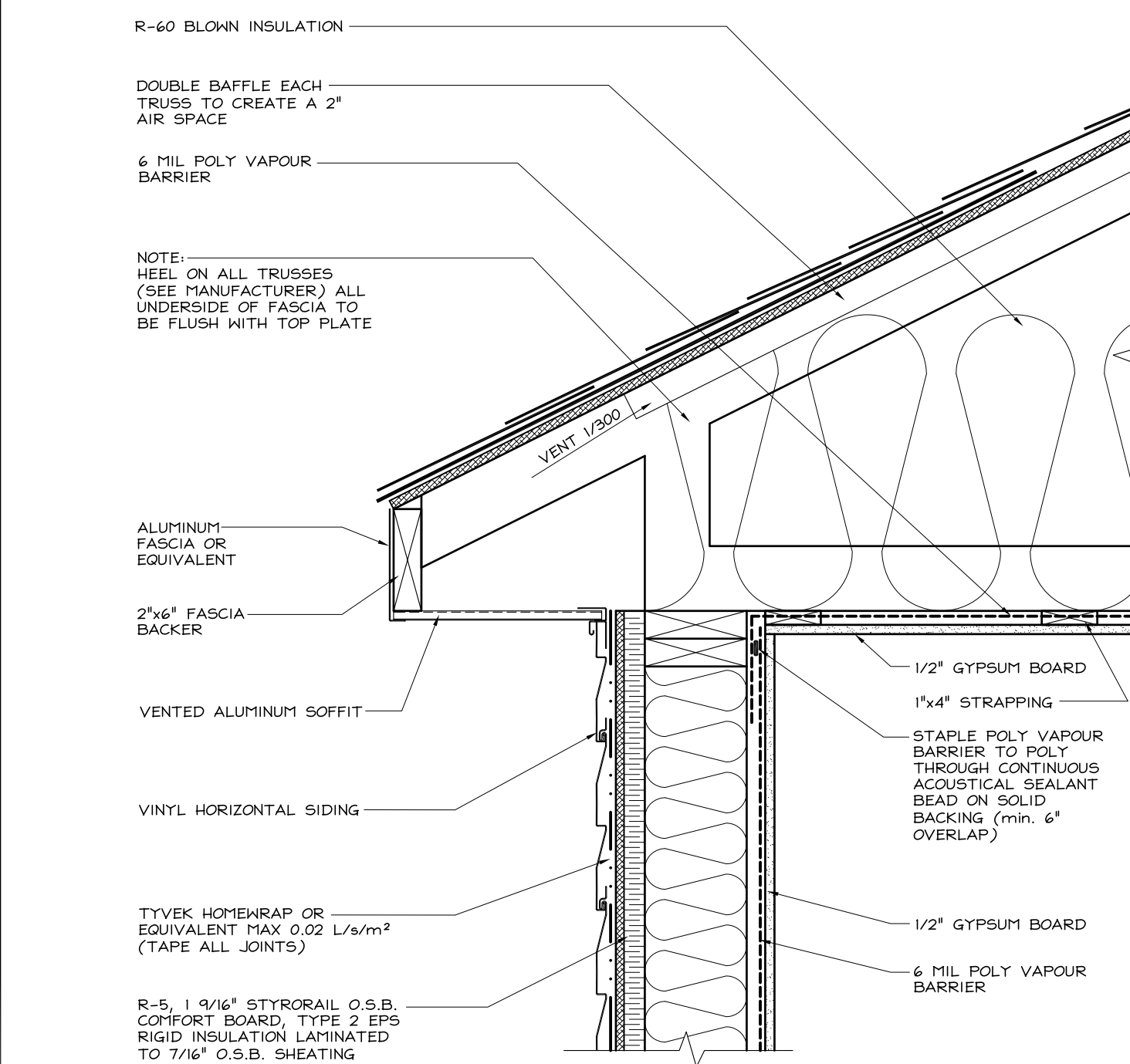
PLACE ST-THOMAS - PHASE 6
MODEL: 170 THE BASSETT
BLOCK: C
LOT: 10
ADDRESS: NAMUR STREET

REV-2	ISSUED FOR CONSTRUCTION	04/15/2021	DOYON
REV-1	ISSUED FOR TRUSSES AND JOISTS	03/23/2021	DOYON
NO.	DESCRIPTION	1MM/00/0001	BY

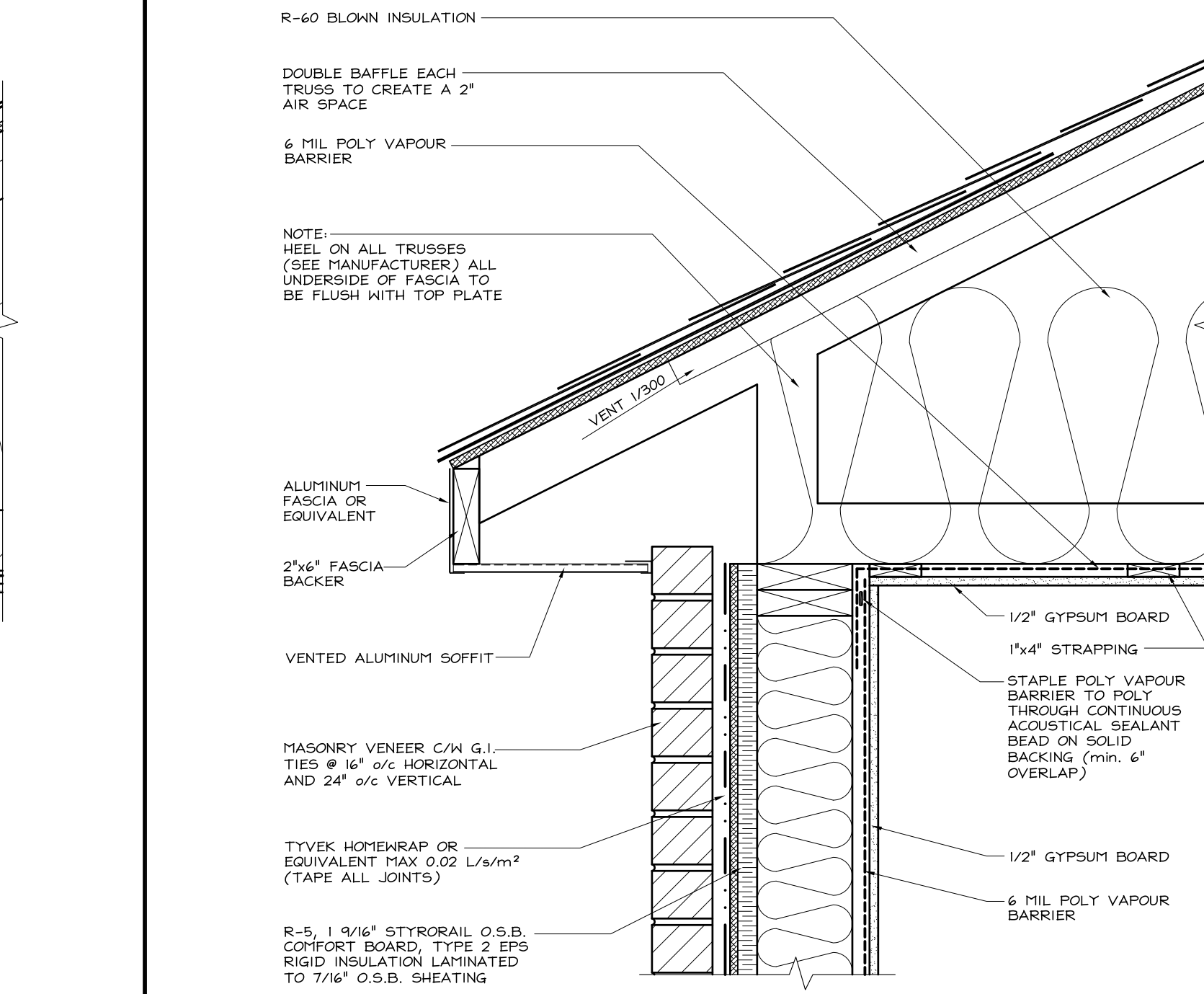
DRAWING:



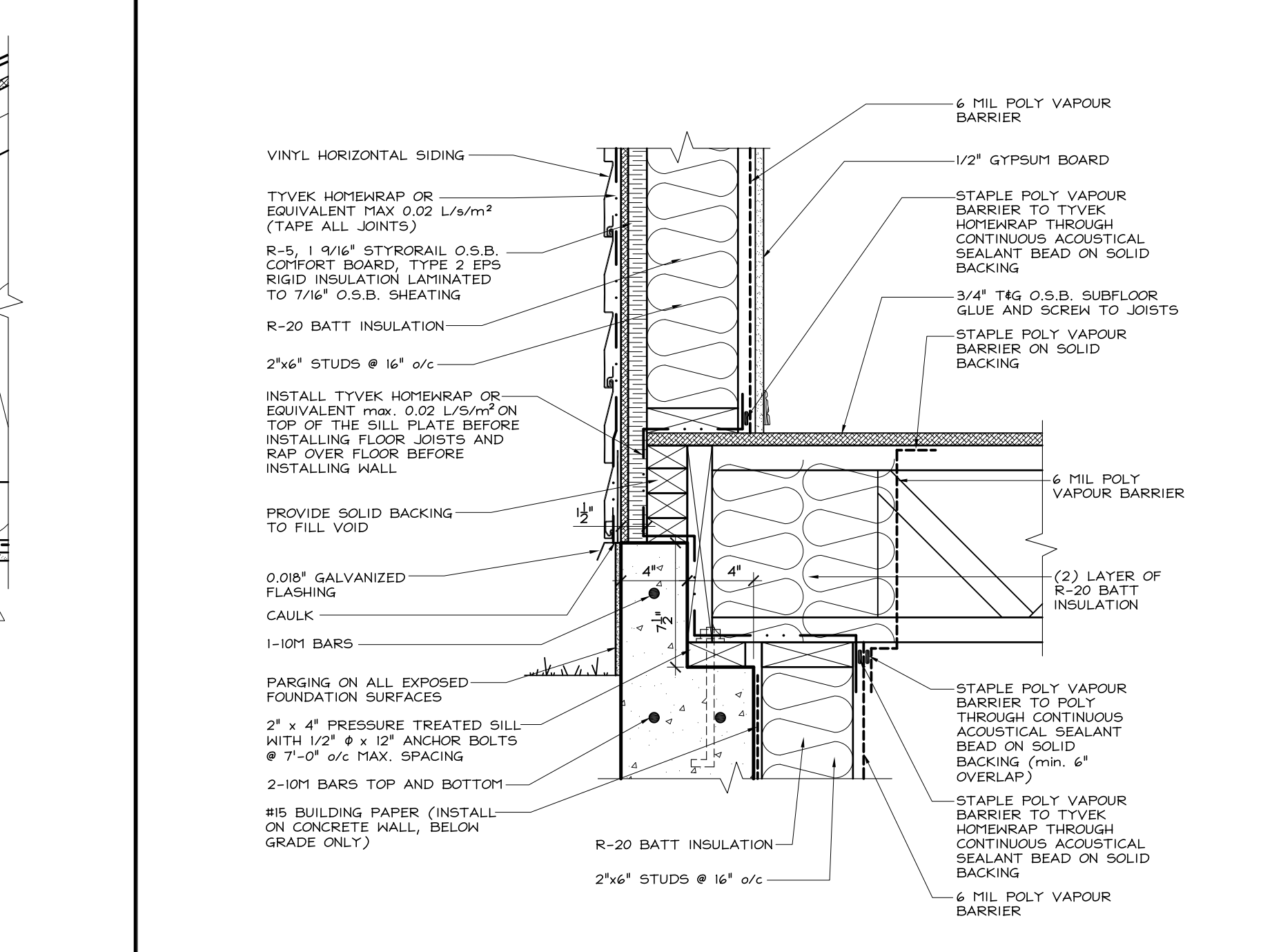
4.12 EXTERIOR WALL AT FLOOR (MASONRY)
SCALE: 1/12" = 1'-0"



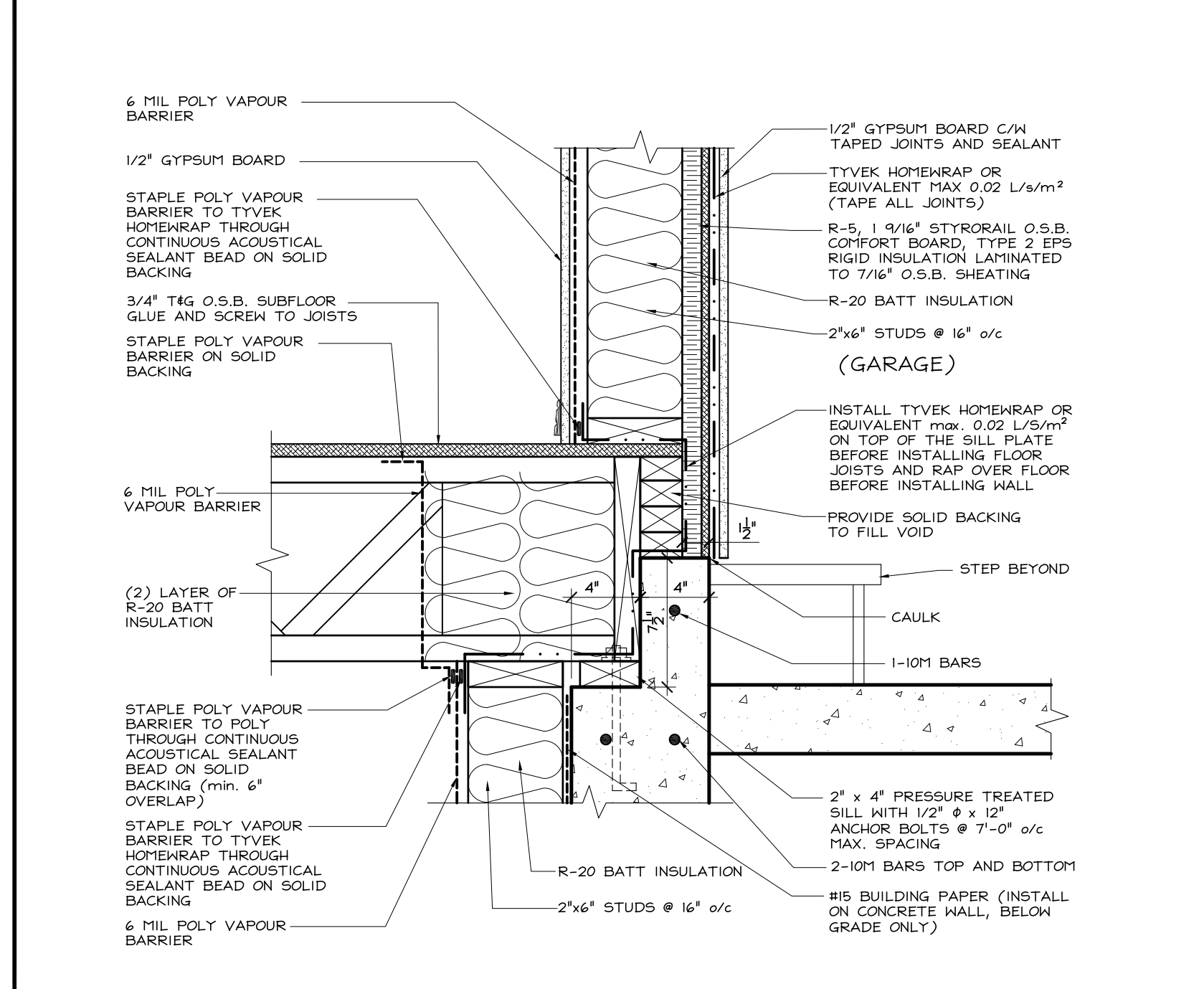
4.13 EXTERIOR WALL AT ROOF (SIDING)
SCALE: 1/12" = 1'-0"



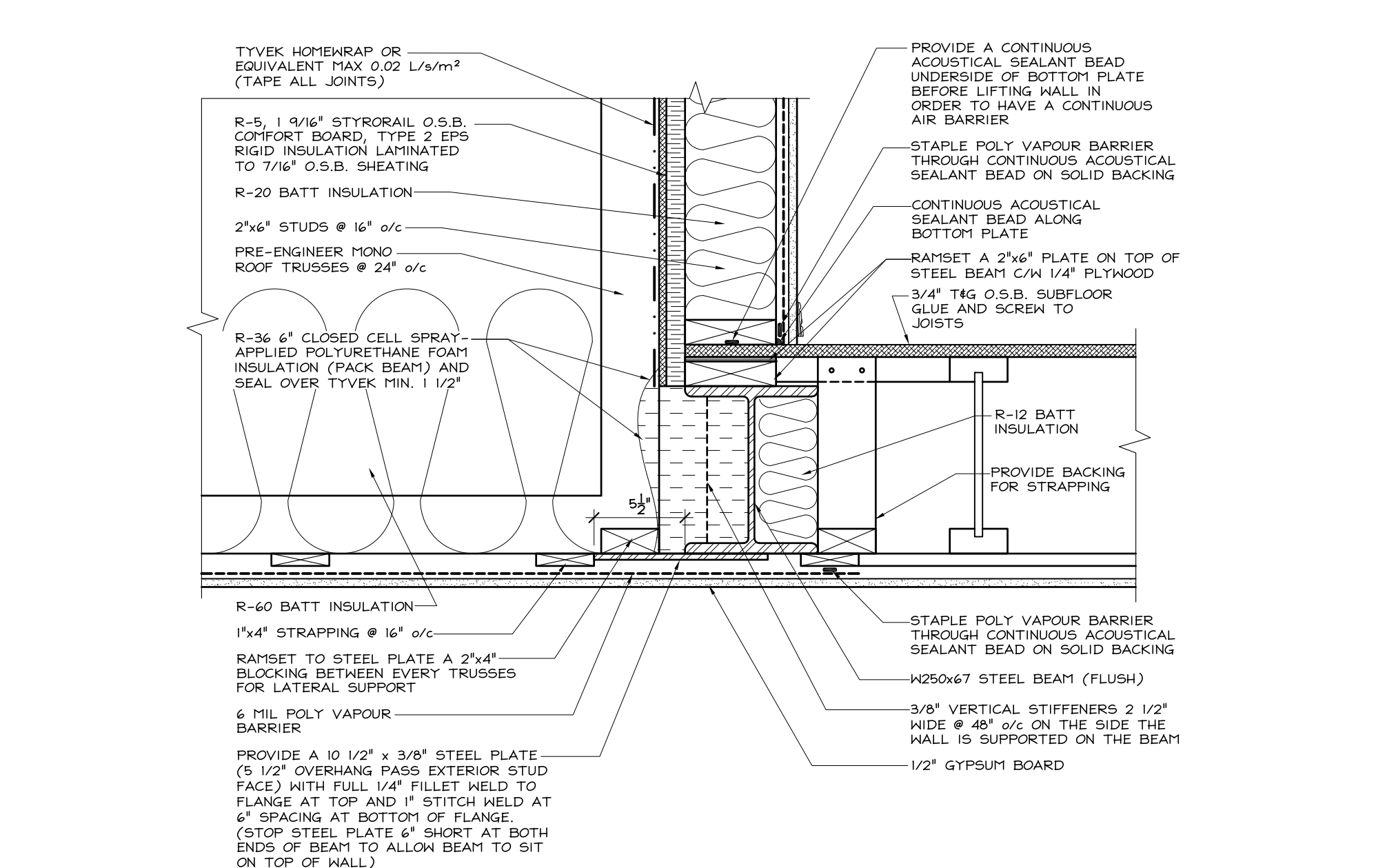
4.15 EXTERIOR WALL AT ROOF (MASONRY)
SCALE: 1/12" = 1'-0"



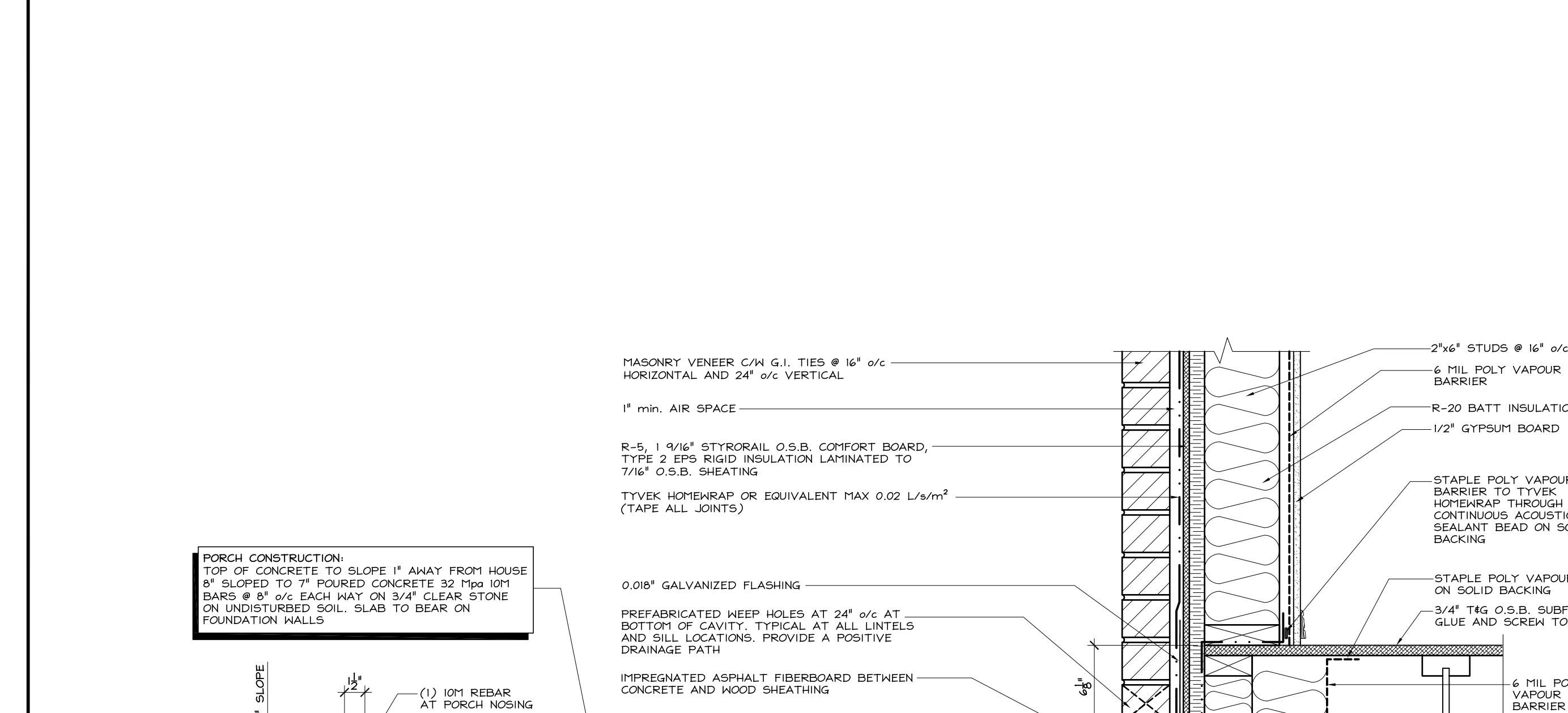
4.16 EXTERIOR FLOOR AT FOUNDATION (SUNKEN)
SCALE: 1/12" = 1'-0"



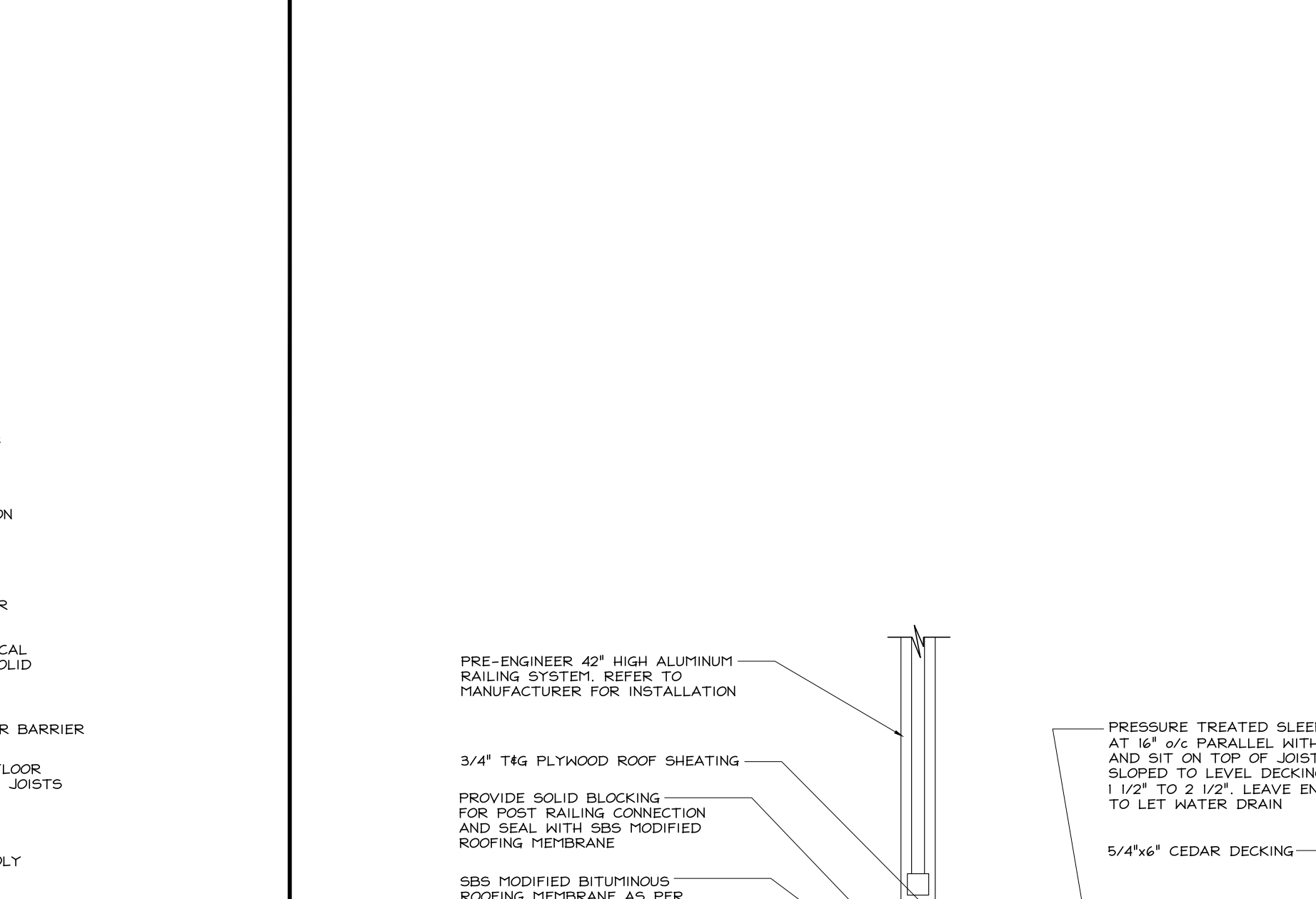
4.17 EXTERIOR FLOOR AT FOUNDATION (SUNKEN) GARAGE SIDE
SCALE: 1/12" = 1'-0"



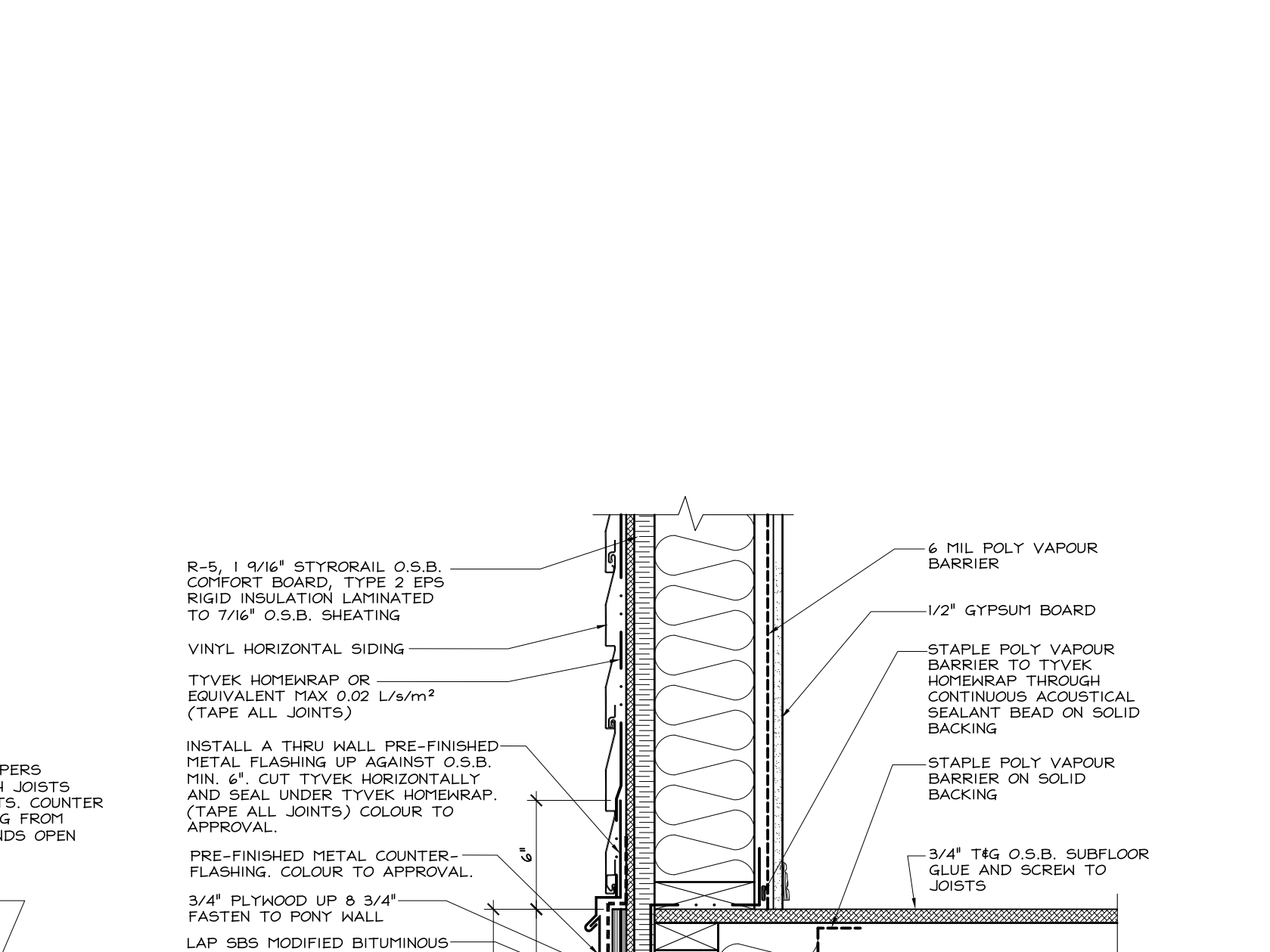
6.12 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



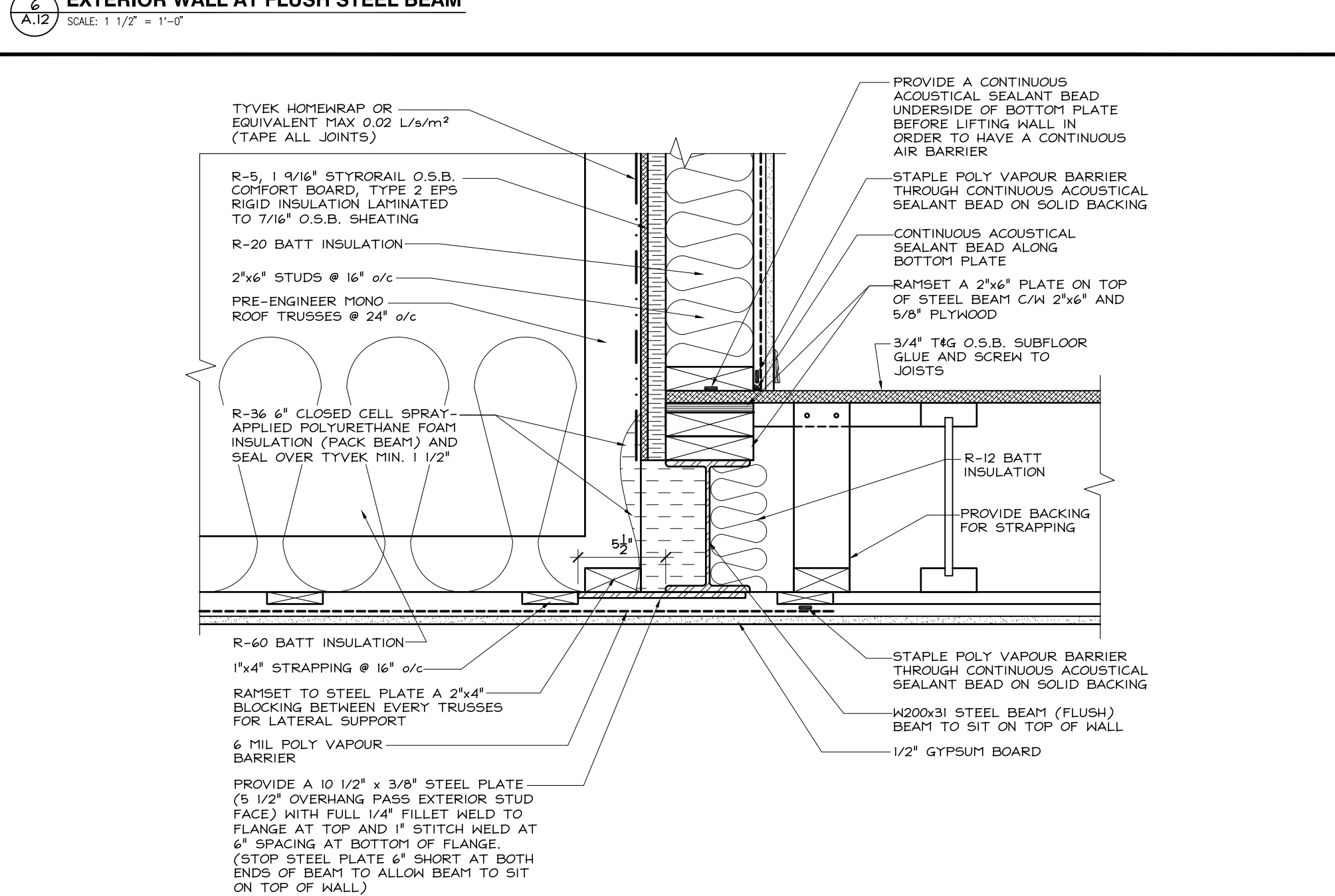
6.13 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



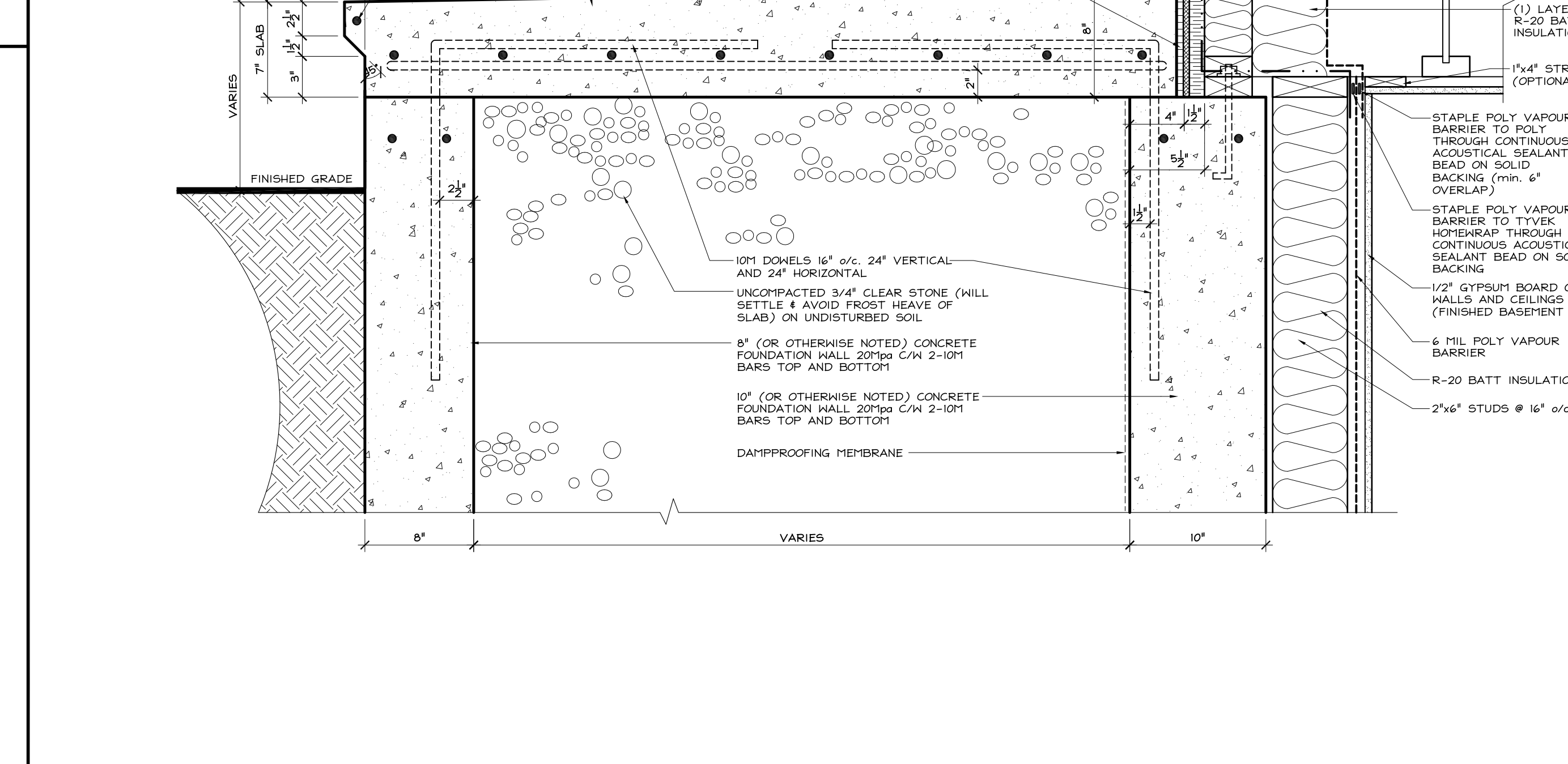
6.14 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



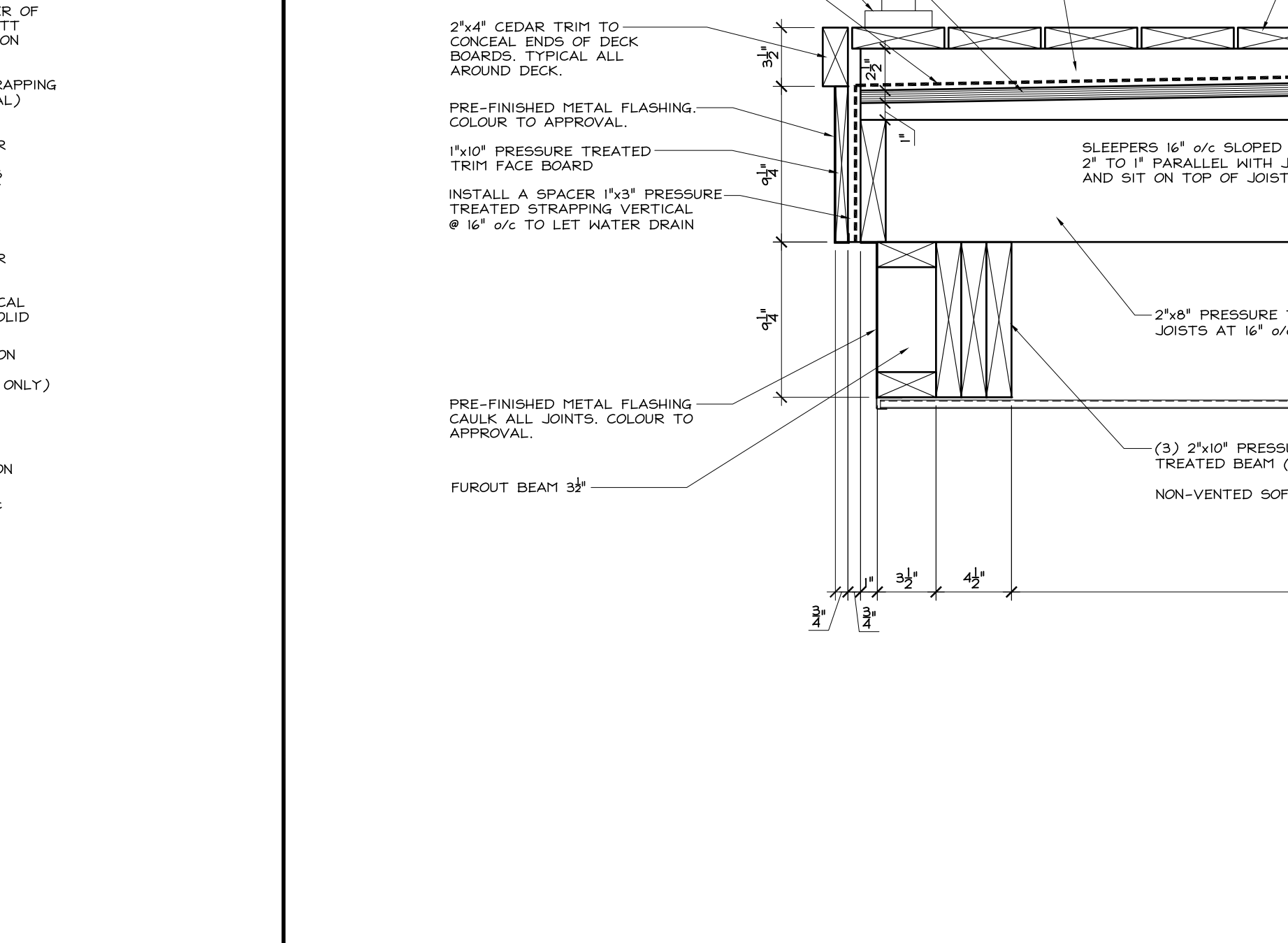
6.15 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



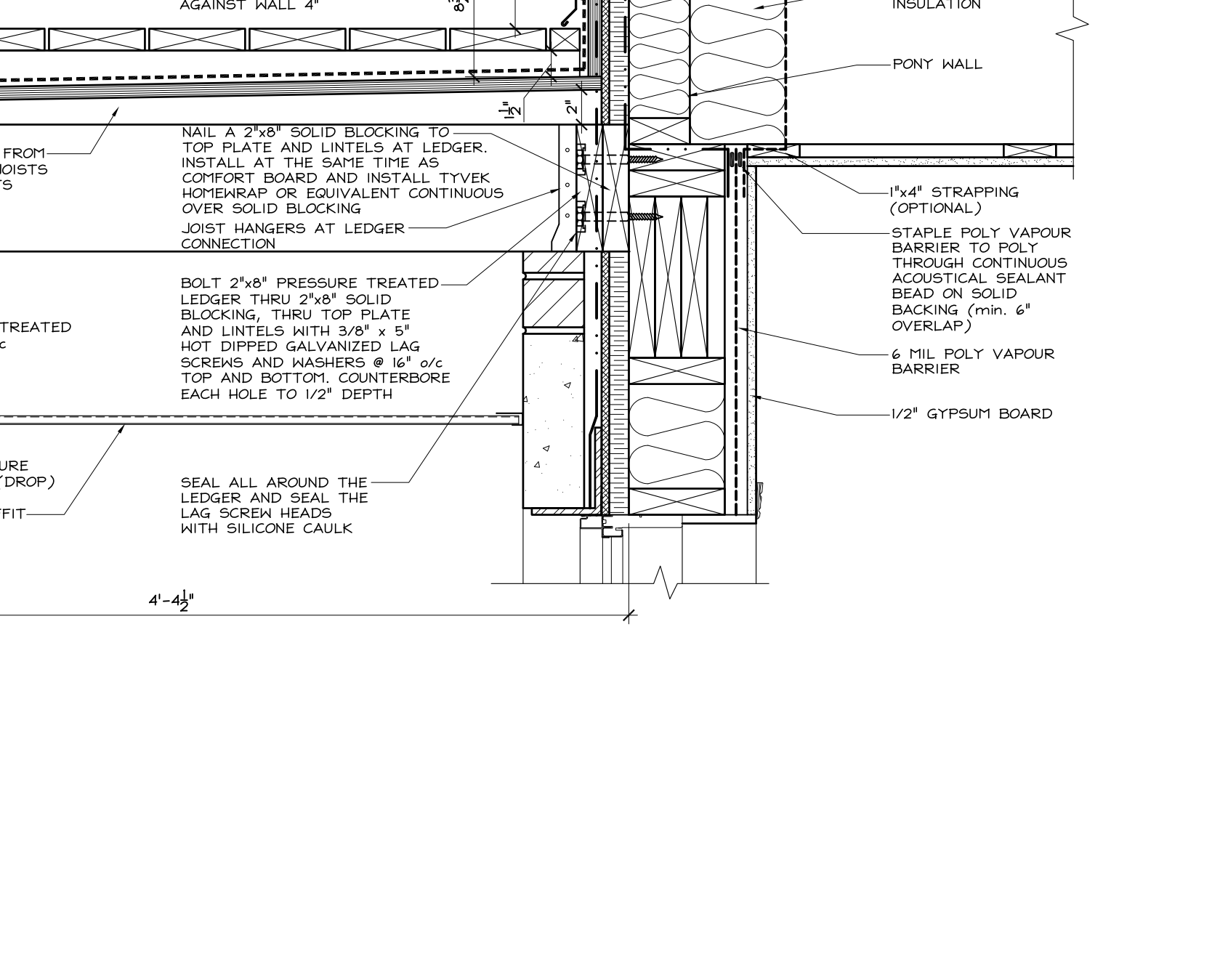
7.12 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



8.12 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



9.12 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"



9.13 EXTERIOR WALL AT FLUSH STEEL BEAM
SCALE: 1/12" = 1'-0"

2012 O.B.C. DRAWINGS

REV-2	ISSUED FOR CONSTRUCTION	04/15/2021	DOVN
REV-1	ISSUED FOR TRUSSES AND JOISTS	03/23/2021	DOVN
NO.	DESCRIPTION	DATE	BY

DRAWING: 1/10/2021

DETAILS

ADDRESS:	SCALE:	DATE:	1/10/2021
SEE PLANS	AS SHOWN	1/10/2021	

BLOCK: C
PLACE ST-THOMAS
PHASE 6

A.12