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LEFTSIDE ELEVATION

AREA OF EXPOSED BUILDING FACE 843 SQ. FT
LIMITING DISTANCE 6'-1
ALLOWABLE UNPROTECTED OPENINGS(9.5%) = 80sq ft
ACTUAL UNPROTECTED OPENINGS = 50 SQ. FT/

NOTE:

OWNER/CONTRACTOR TO VERIFY SITE CONDITIONS
AND MAKE ANY NECESSARY ADJUSTMENTS TO
FOUNDATION HEIGHT, STEPPING AND VENEERING
TO SUIT GRADE.



FRONT ELEVATION



REAR ELEVATION



RIGHTSIDE ELEVATION

AREA OF EXPOSED BUILDING FACE 843 SQ. FT
LIMITING DISTANCE 6'-1
ALLOWABLE UNPROTECTED OPENINGS(9.5%) = 80 sq ft
ACTUAL UNPROTECTED OPENINGS = 79 SQ. FT/

NOTE:

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DO NOT SCALE
DRAWINGS

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

REGISTRATION AND QUALIFICATION
INFORMATION

Required unless design is exempt under 2, 11, 5, 1 and/or 2, 11, 4, 1 of the building code

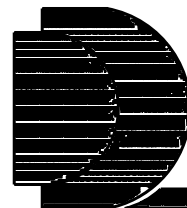
FIRM BCIN 28695

INDIVIDUAL BCIN 19362

NICK DEFILIPPIS

NAME SIGNATURE

The above signature must be in red to be valid.



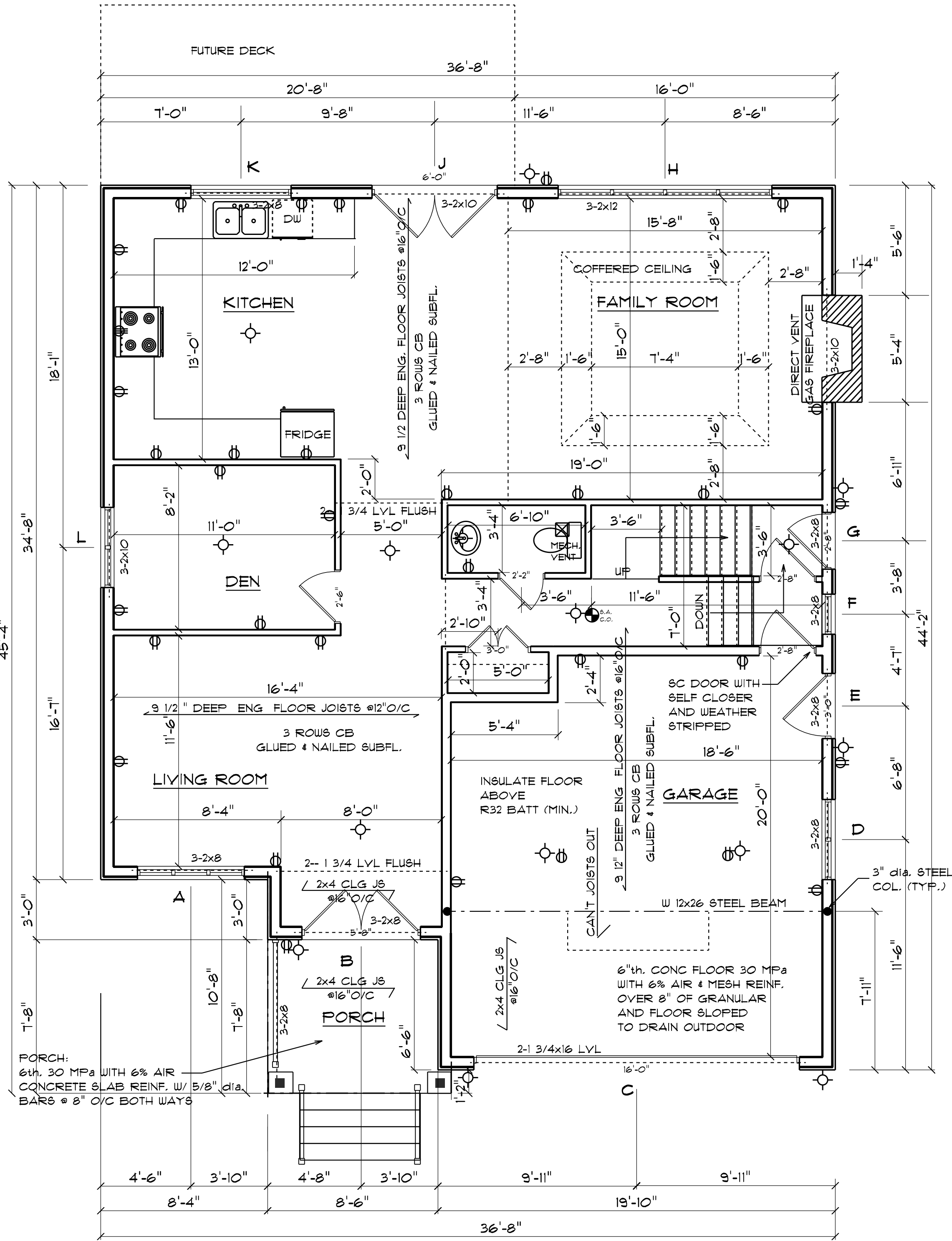
DeFILIPPIS DESIGN

687 BARTON ST. E., SUITE 201
STONE CREEK, ONTARIO L8E 5L6
(905) 643-2250 FAX (905) 643-1095

KAINTH RESIDENCE

SCALE: 1/4"=1'-0"	APPROVED BY:	DRAWN BY:
DATE: APR. 11,		REVISED:
	19 YORK ST. COLLINGWOOD, ONTARIO	DRAWING NUMBER:
SH 1 OF 4		

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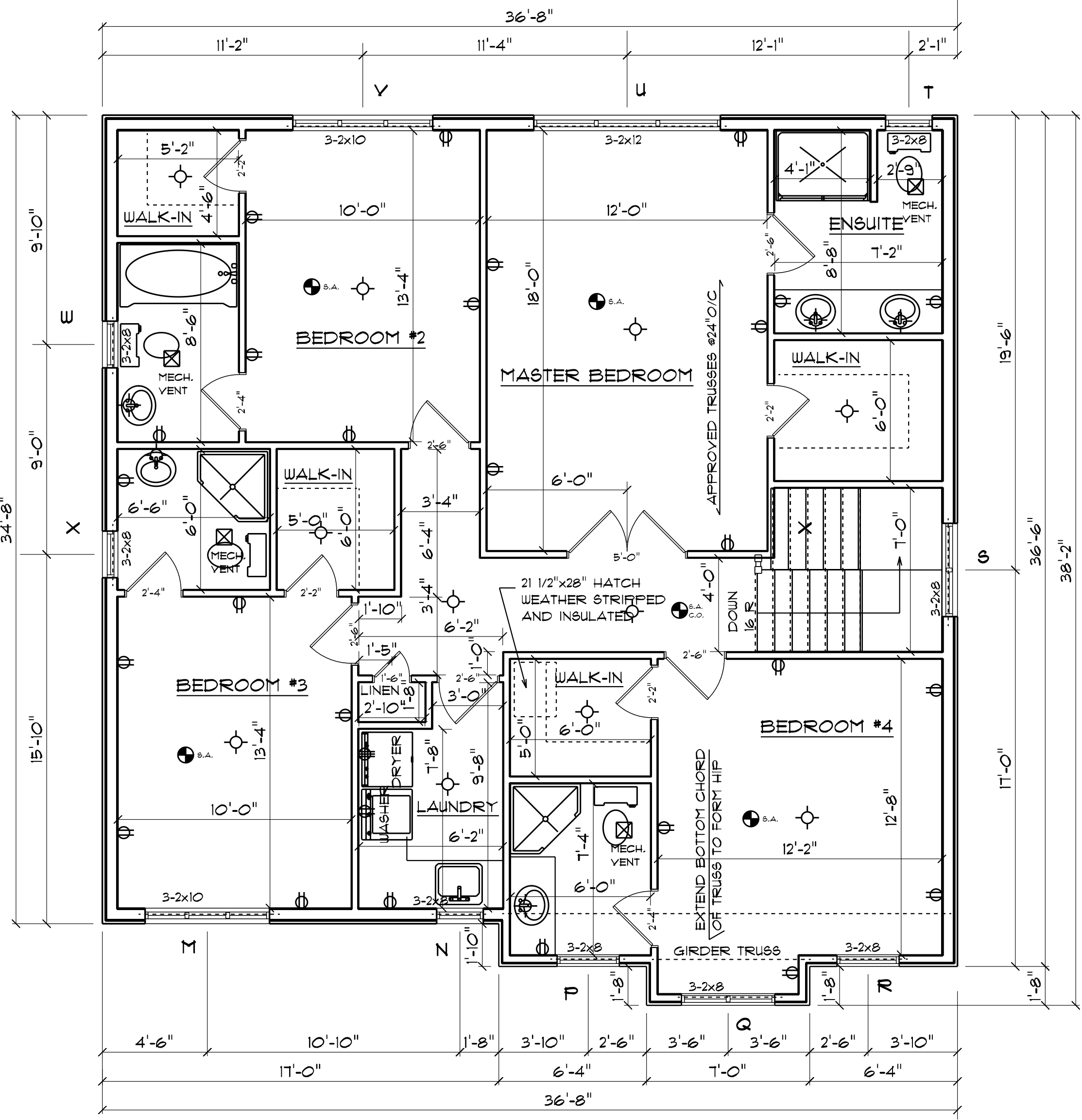


MAIN FLOOR PLAN

NOTE:

ROOM DIMENSIONS ARE BASED ON 6" th. EXTERIOR SIDING WALLS, AND 4" th. INTERIOR WALLS UNLESS NOTED OTHERWISE.

DO NOT SCALE DRAWINGS



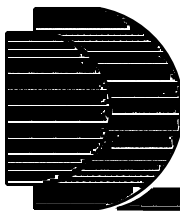
SECOND FLOOR PLAN

NOTE : PROVIDE COMPLIANCE TO ENERGY EFFICIENCY FOR ZONE 1 BUILDINGS IN CONFORMANCE WITH OBC SUPPLEMENT 6B-12, TABLE 3.1.1.2.A (1P), PACKAGE "A1". HEATING EQUIPMENT WITH AFUE > 96% EFFICIENCY HRV > 75% EFFICIENCY

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WINDOW SCHEDULE		
KAINTH RESIDENCE		
NOTE : WINDOW AND DOOR SIZES ARE APPROXIMATE		
ITEM	(WxH) DESCRIPTION (ft.ins.)	LINTEL
A	5 ⁰ x 4 ⁸ w/ 2 ⁰ TRANSUM ABOVE	SEE FLOOR PLAN
B	2- 3 ⁰ x 6 ⁸ DOORS	-II-
C	16 ⁰ x 8 ⁰ GARAGE DOOR	-II-
D	4 ⁰ x 4 ⁰	-II-
E	2 ¹⁰ x 6 ⁸ DOOR	-II-
F	2 ⁰ x 4 ⁸	-II-
G	2 ¹⁰ x 6 ⁸ DOOR w/ HALFLITE	-II-
H	10 ⁸ x 6 ⁰	-II-
J	2- 3 ⁰ x 6 ⁸ FRENCH DOORS	-II-
K	5 ⁰ x 4 ⁰	-II-
L	4 ⁰ x 4 ⁰	-II-
M	5 ⁰ x 3 ⁴ w/ 2 ⁰ TRANSUM ABOVE	-II-
N	2 ⁰ x 3 ⁴	-II-
P	2 ⁸ x 4 ⁰	-II-
Q	4 ⁰ x 3 ⁴ w/ 2 ⁰ TRANSUM ABOVE	-II-
R	2 ⁸ x 4 ⁰	-II-
S	4 ⁰ x 4 ⁰	-II-
T	2 ⁰ x 3 ⁴	-II-
U	8 ⁰ x 4 ⁸	-II-
V	6 ⁰ x 4 ⁸	-II-
W	2 ⁰ x 3 ⁴	-II-
X	2 ⁰ x 3 ⁴	-II-
Y	4 ⁰ x 2 ⁸	-II-

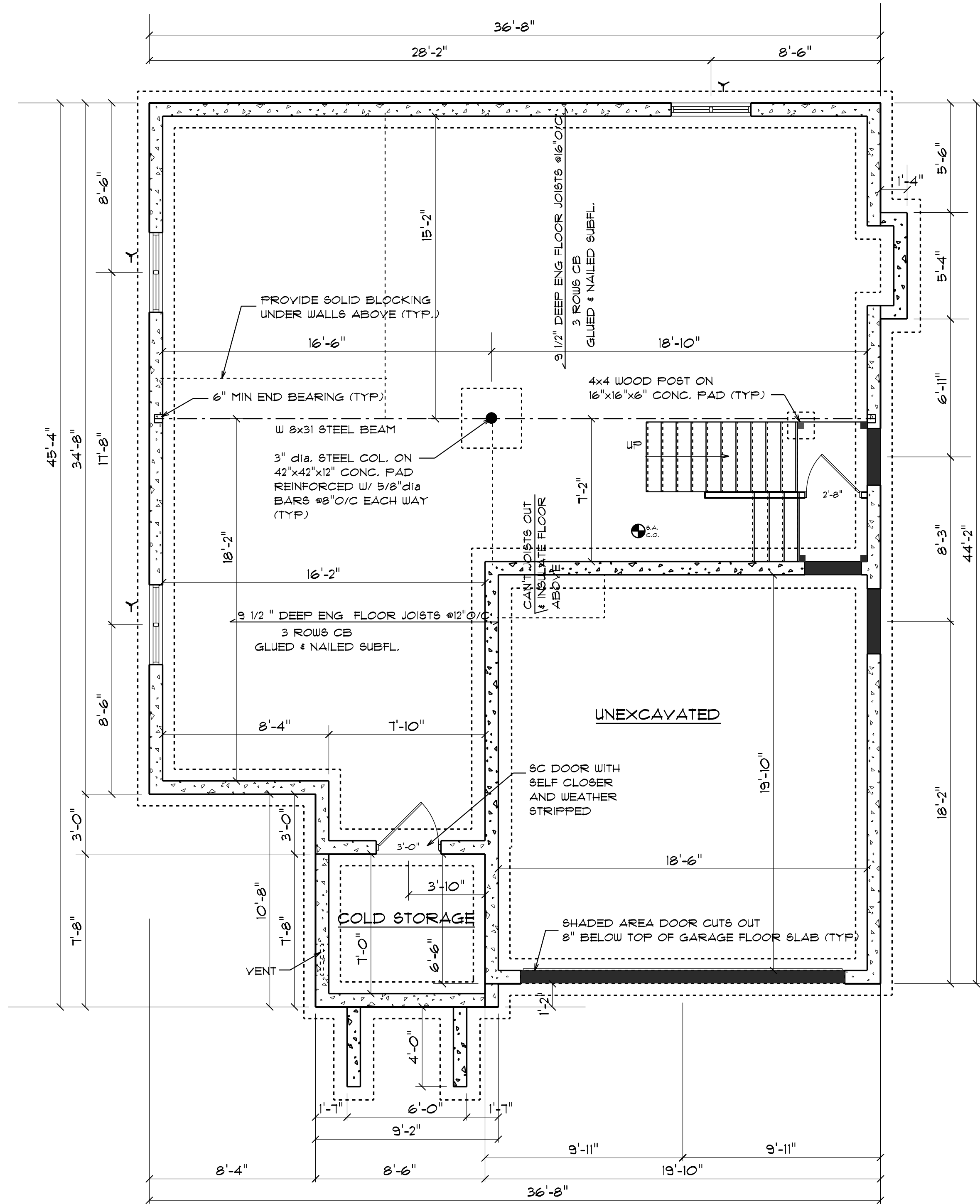


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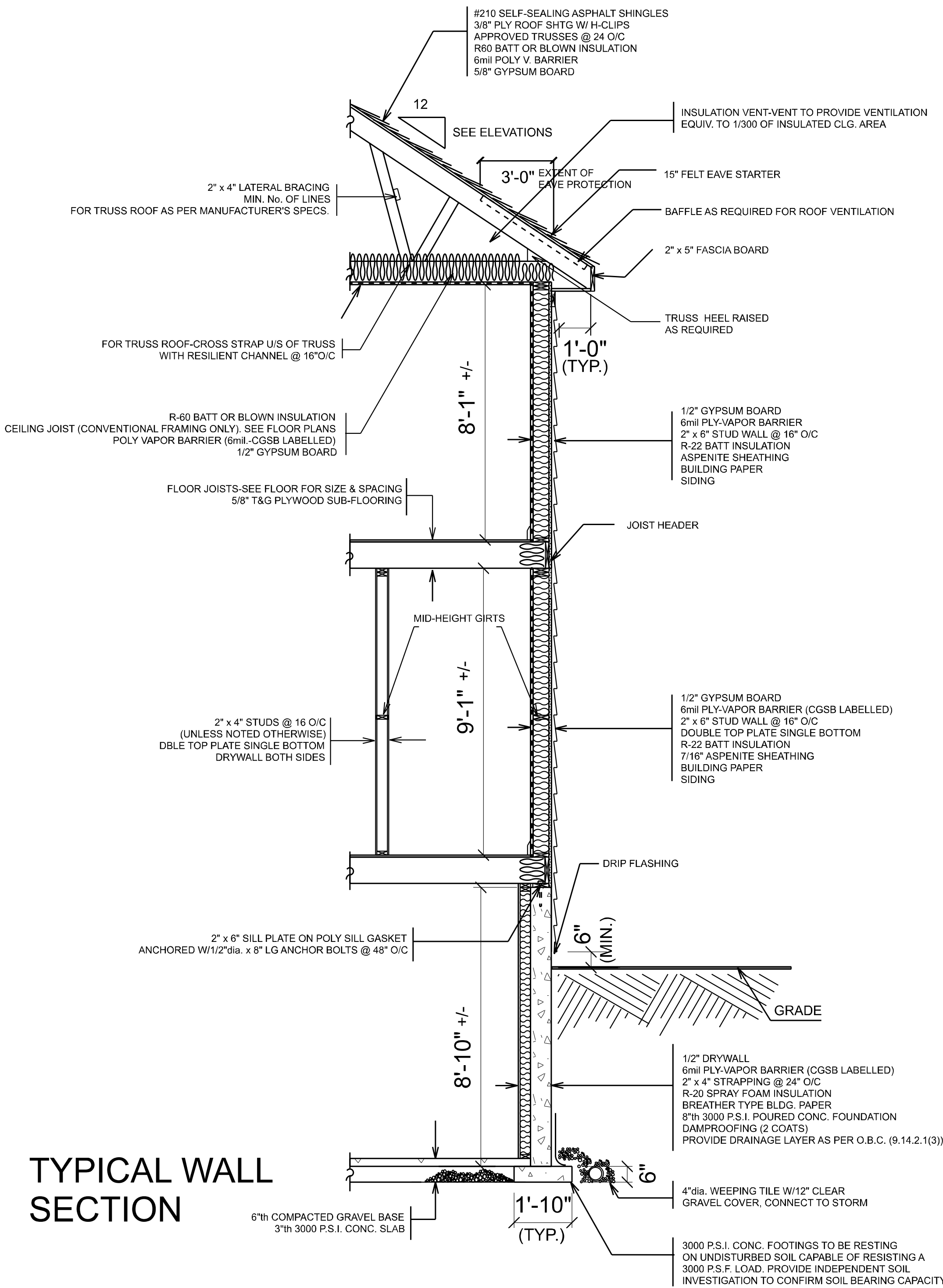


FOUNDATION PLAN

NOTE:

1. FOUNDATION WALLS ARE 8" THICK POURED CONCRETE UNLESS NOTED OTHERWISE.
2. DROP TOP OF GARAGE FOUNDATION WALLS TO SUIT GRADE.
3. ALL BRICK CUTS IN TOP OF FOUNDATION WALL FOR VENEERING ARE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO SUIT INDIVIDUAL SITE GRADES.
4. PROVIDE LIGHTS AND OUTLETS TO SUIT AND IN CONFORMANCE WITH APPLICABLE CODES.
5. HEAT-LOSS AND DUCT LAYOUT BY OTHERS.

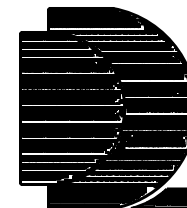
DO NOT SCALE
DRAWINGS



TYPICAL WALL
SECTION

NOTE:

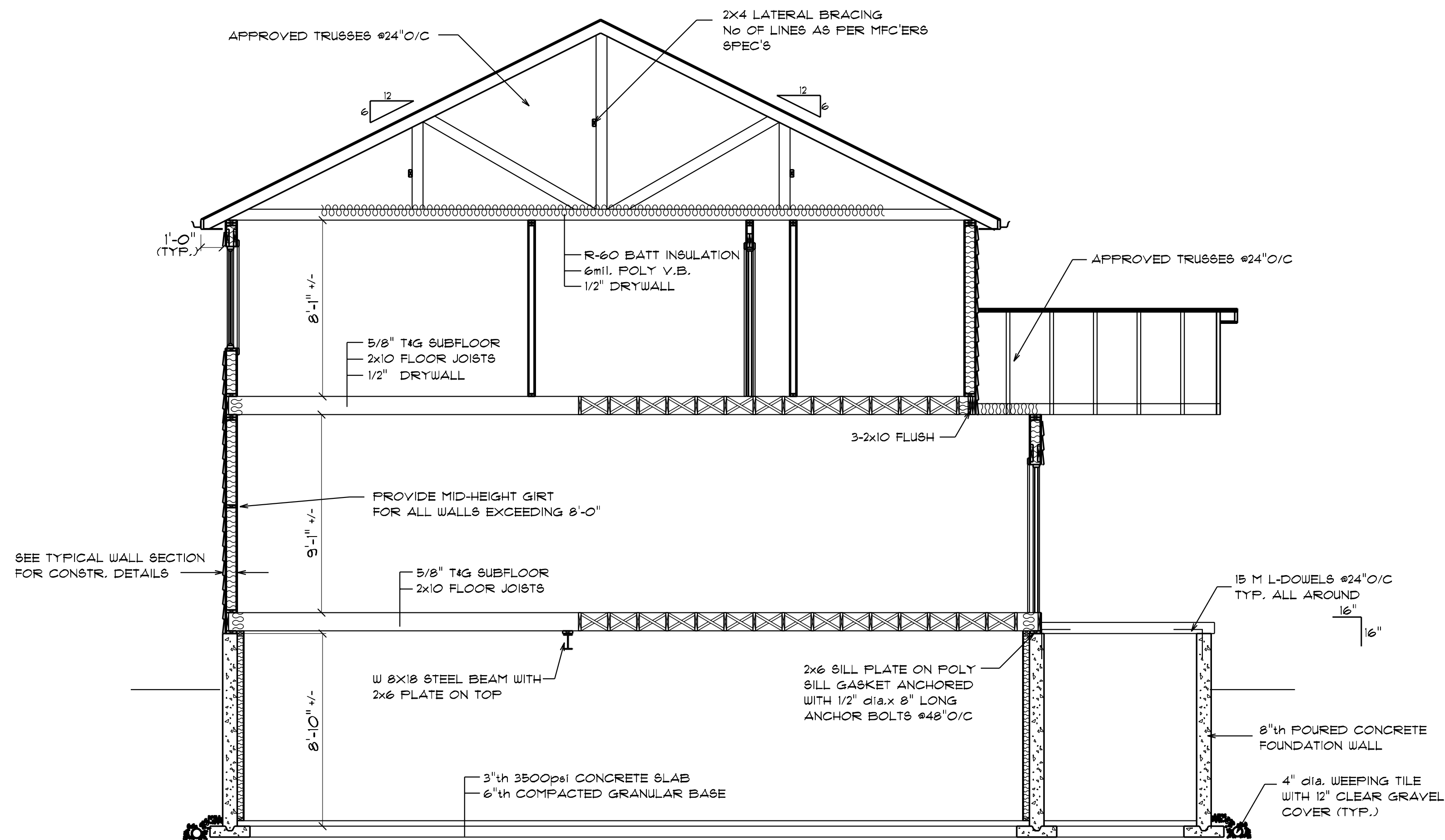
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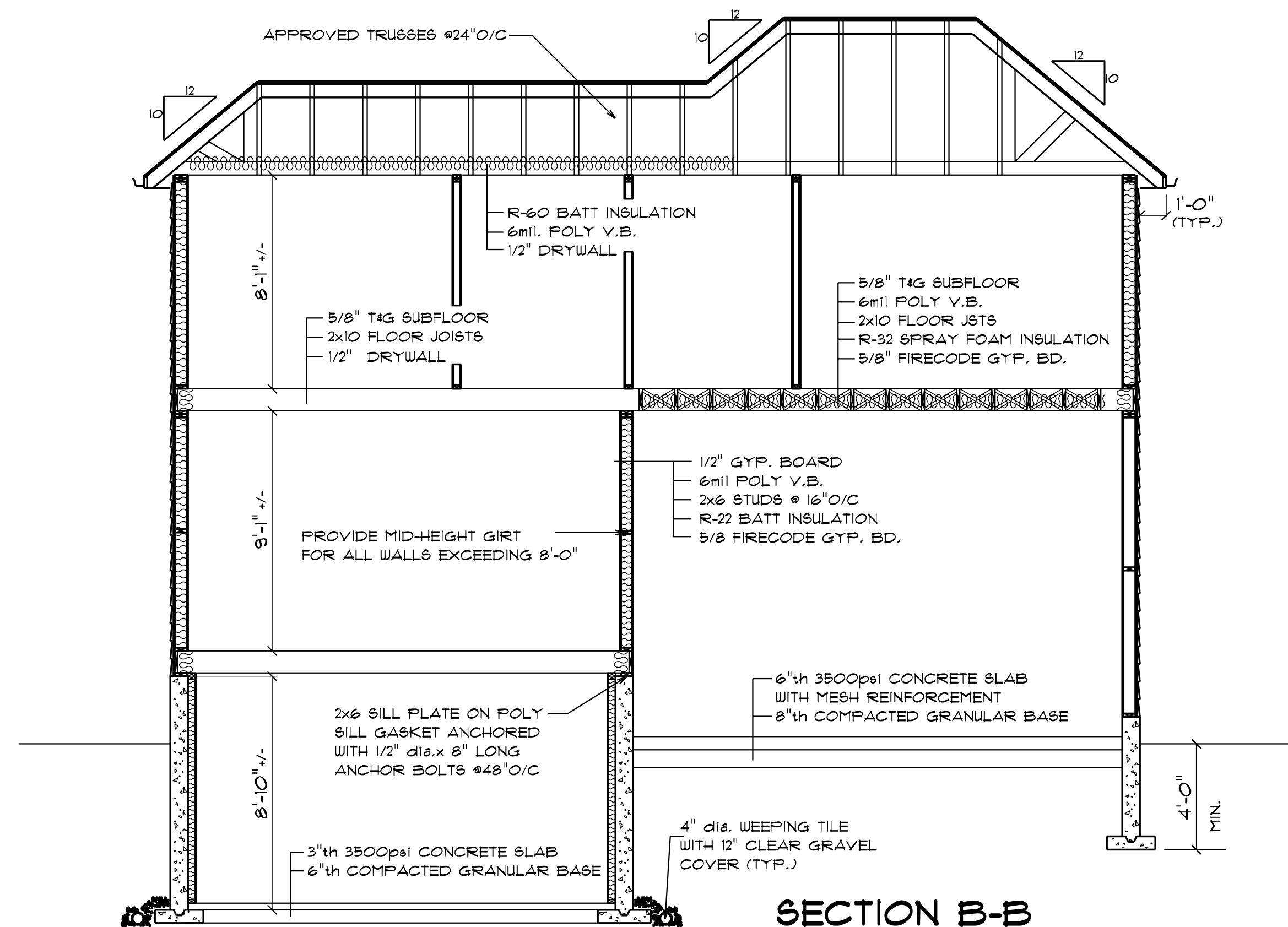
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SECTION A-A



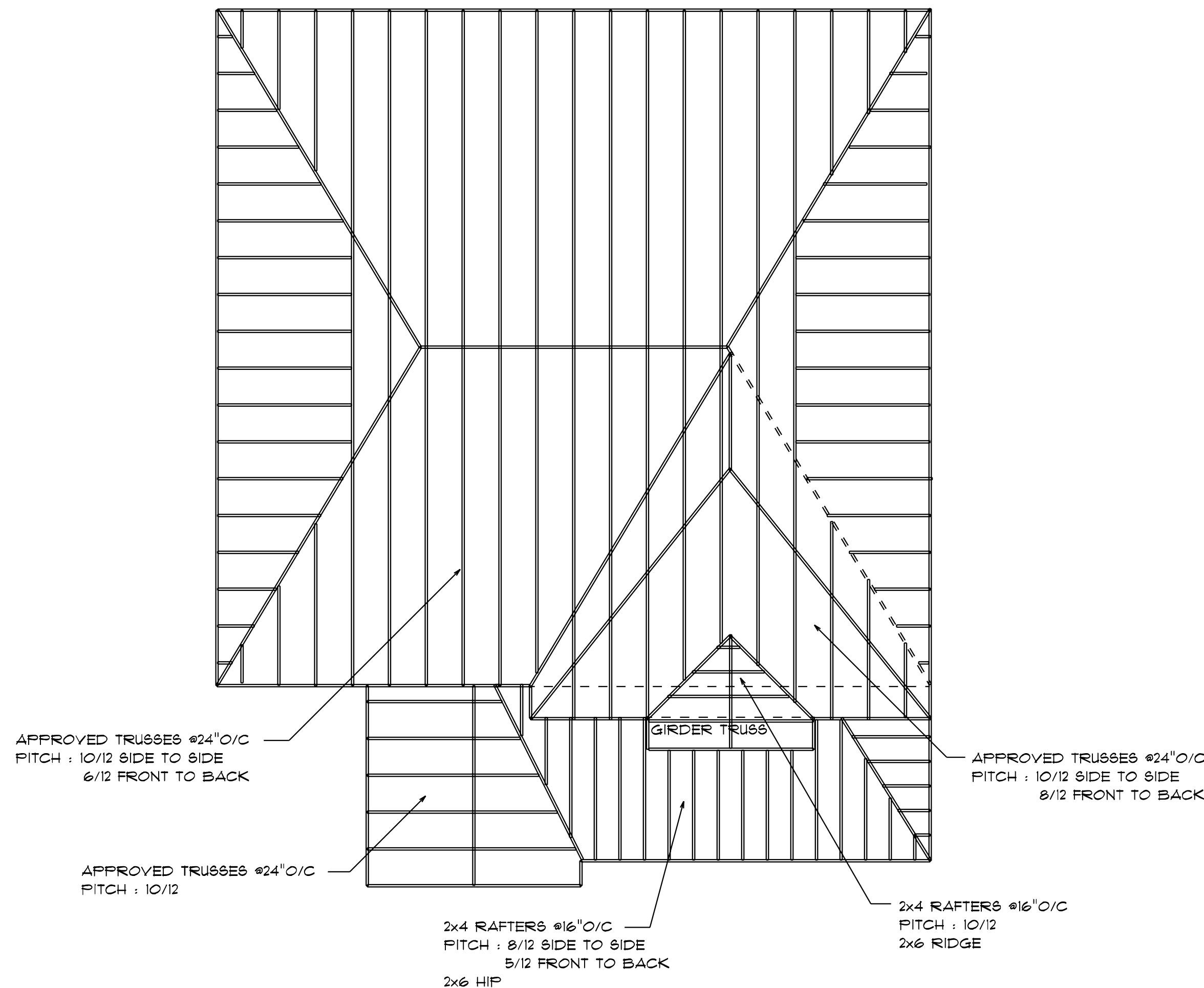
SECTION B-B

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GENERAL NOTES

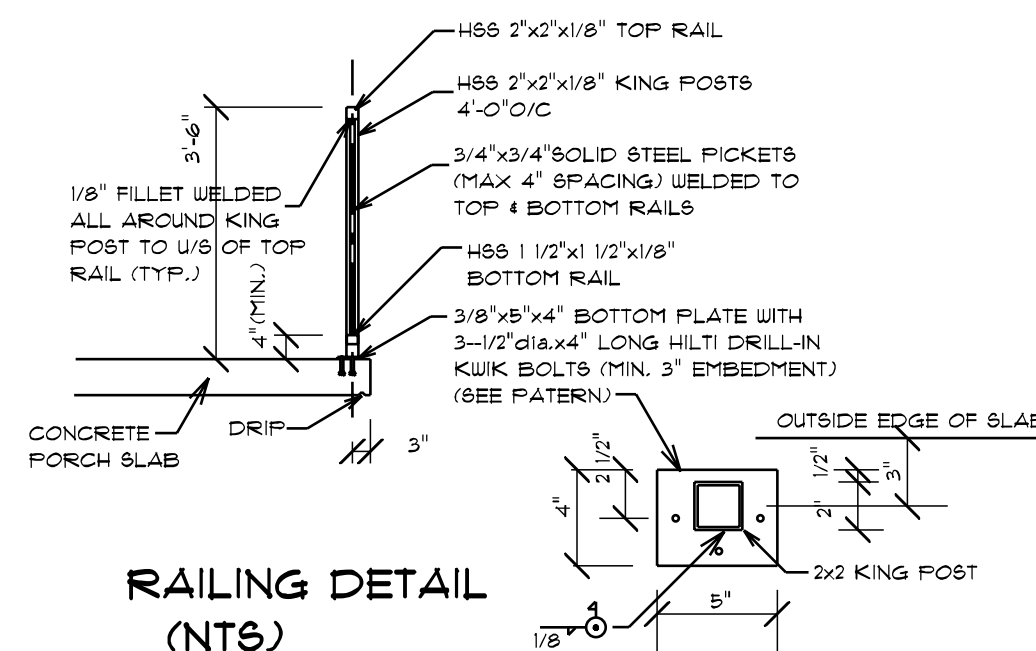
- ALL MATERIALS AND CONSTRUCTION TO STRICTLY CONFORM TO STANDARDS SET OUT BY THE ONTARIO BUILDING CODE.
- ALL LUMBER TO BE A MINIMUM OF NO. 1 CONST. GRADE SPRUCE.
- ALL CEILING OR FLOOR OPENINGS TO HAVE DOUBLE TRIMMER AND HEADER JOISTS.
- ALL PARTITIONS PARALLEL TO FLOOR JOISTS TO HAVE DOUBLE FLOOR JOISTS BENEATH THEM.
- ALL JOISTS ENDINGS AT A HEADER WITHOUT END BEARING, TO HAVE METAL JOISTS HANGER SUPPORTS.
- PROVIDE 2 x 2 CROSS-BRIDGING BETWEEN JOISTS. ONE LINE OF BRIDGING PER 4'-6" OF SPAN.
- ALL WINDOWS, DOORS AND ARCHWAYS TO HAVE INTERIOR WOOD LINTEL BEAMS.
FOR OPENINGS UP TO 4'-0" USE 2-2 x 8
UP TO 6'-0" USE 2-2 x 10
UP TO 8'-0" USE 2-2 x 12
FOR GARAGE DOOR - SEE PLAN VIEW
- INTERIOR WALLS OF GARAGE ADJOINING LIVING QUARTERS TO BE BUILT SIMILAR TO TYPICAL WALL SECTION. REPLACE BRICK VENEER WITH DRYWALL CLADDING.
- BASEMENT ACCESS-MIN. RUN 9.5'-MAX. RISE 1 7/8". STAIRCASE TO CONFORM TO O.B.C. SUBSECTION. 9.8.3.
- CHIMNEY AND FIREPLACE TO BE BUILT IN ACCORDANCE WITH O.B.C. MIN. CHIMNEY HT.-2'-0" ABOVE ANY ADJACENT ROOFTOP WITHIN 10'-0".(SEE NOTE 17)
- BASEMENT WINDOWS BELOW GRADE TO HAVE CORRUGATED GALVANIZED WINDOW WELLS(WITH DRAIN), TO EXTERIOR WEEPING TILE.
- PROVIDE ALL FLASHING AS PER SUBSECTION. 9.20.13 OF O.B.C.
- ALL FOOTINGS TO BE A MINIMUM OF 4'-0" BELOW GRADE AND TO BE RESTING ON ADEQUATE BEARING UNDISTURBED SOIL. IF OVEREXCAVATED, BUILD UP FOOTING THICKNESS AND/OR FOUNDATION WALL HEIGHT.
- SUB-SOIL CONDITIONS MAY REQUIRE INVESTIGATION AND ARE BEYOND THE SCOPE OF THESE DRAWINGS.
- PROVIDE MECHANICAL VENTILATION IN FIRST FLOOR WASHROOM.
- ALL HEATING, PLUMBING AND ELECTRICAL TO CONFORM TO APPLICABLE CODES.
- FOR CENTRAL FORCED AIR, GAS HEATING, INSTALL DIRECT VENT AS PER O.B.C. PROVIDE HRV AIR TO AIR EXCHANGER AS REQUIRED BY PART 6 OF THE O.B.C.
- ALL INTERIOR AND EXTERIOR DIMENSIONS BASED ON 4" IN. WALLS, 10" IN. EXT. BRICK WALLS, AND 6" IN EXTERIOR SIDING OR STUCCO WALLS.
- ALL DIMENSIONS SHOULD BE VERIFIED BY CONTRACTOR PRIOR TO AND DURING CONST. VARIATIONS FROM THE DRAWINGS AND SPECS REQUIRES PRIOR APPROVAL OF DESIGNER.
- ALL CONSTRUCTION REQUIRES PERIODIC MUNICIPAL INSPECTION.



ROOF PLAN (NTS)

NOTE:

- ERECT AND Laterally BRACE TRUSSES IN CONFORMANCE WITH MANUFACTURERS SPECIFICATIONS.
- DO NOT USE THIS ROOF PLAN TO DETERMINE MATERIAL QUANTITIES OF ROOF FRAMING MEMBERS.
- PROVIDE ICE & WATER SHIELD UNDER ROOF SHINGLES AT ALL LOW SLOPE AND ROOF VALLEY LOCATIONS.



RAILING DETAIL
(NTS)

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