




WALL ASSEMBLY SCHEDULE

| WALL TAG | WALL TYPE & LOCATION | WALL COMPOSITION | FIRE RATING | OBC WALL No. |
|----------|--|--|-------------|-----------------|
| WT1 | EXTERIOR- FOUNDATION |  <div>-TUFF-N-DRI WATERPROOF LIQUID APPLIED MEMBRANE -8"/10" FOUNDATION WALL -2-15M REINFORCING RODS CONT. @ TOP</div> | | |
| WT3 | TYP. EXTERIOR LOAD BEARING WASTE MANAGEMENT RM EXTERIOR WALLS |  <div>-BRICK + 1" AIR SPACE OR HARDIBOARD CLADDING -7/16" OSB SHEATHING -TYVEK AIR BARRIER -2x6's @ 24"o.c. -2 LAYERS 5/8" TYPE "X" GYPSUM BOARD</div> | *1 HOUR | BASED ON W1a |
| WT4 | TYP. EXTERIOR LOAD BEARING WASTE MANAGEMENT RM EXTERIOR WALLS |  <div>-BRICK + 1" AIR SPACE OR HARDIBOARD CLADDING OR ALUM SIDING -7/16" OSB SHEATHING -TYVEK AIR BARRIER -2x4's @ 16"o.c. -2 LAYERS 5/8" TYPE "X" GYPSUM BOARD</div> | *1 HOUR | BASED ON W1a |


LUMBER

- LUMBER GRADE: SPF No. 2 OR BETTER
- ALL BUILT-UP WOOD POSTS CONTAIN AT LEAST THREE PLIES AND MATCH THE WALL THICKNESS
- ALL EXTERIOR WOOD FRAME TO BE PRESSURE TREATED UNLESS NOTED OTHERWISE

SOIL

- MINIMUM SAFE SOIL BEARING PRESSURE = 1600 psf

FLOOR ASSEMBLY SCHEDULE

| FLOOR TAG | FLOOR TYPE & LOCATION | FLOOR COMPOSITION |
|-----------|-----------------------------|--|
| F2 | WASTE MANAGEMENT RM SLAB |  <div>-4" CONCRETE SLAB -5-8% AIR ENTRAINMENT & FIBERSTRAND 200 -6 MIL POLY VAPOUR BARRIER -3" RIGID INSULATION (R15) -6" CRUSHED STONE</div> |

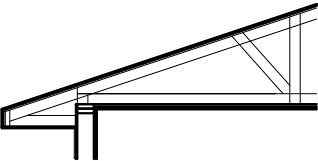

STEEL TAKE-OFF

B1- W10x22 @ 17'6L
P1/P2- ADJ. 2.5"x2.5"x.125 HSS POSTS @ 101"L W/ EMBEDDED ANCHOR PL

GENERAL STEEL NOTES:

1. PROVIDE MINIMUM 4"x6"x1/2" CAP AND BASE PLATES TO ALL HSS POSTS.

ROOF ASSEMBLY SCHEDULE

| TAG | TYPICAL ROOF COMPOSITION | RERERENCE DETAILS | FIRE RATING |
|-----|--|---|-------------|
| R2 |  <div>-210# ASPHALT SHINGLES -#15 BUILDING PAPER -7/16" OSB SHEATHING C/W EDGE CLIPS -PRE-MANUFACTURED ROOF TRUSSES @ 24o.c. -1x3 FURRING @ 24"o.c -2 LAYERS 1/2" TYPE "X" GYP. BRD. (TAPED JOINTS)</div> |  | *1 HOUR |

2.3.4. METHOD OF CALCULATION

*USING SECTION 2.3.4 OF THE SUPPLEMENTARY GUIDELINES OF THE OBC

WOOD ROOF TRUSS ASSEMBLIES AT 24"o.c.- 5 MINS-(2.3.4.c.)
2x6 STUDS AT 16"o.c.- 20 MINS-(2.3.4.c.)
2x6 STUDS AT 24"o.c.- 15 MINS-(2.3.4.c.)
FIBERGLASS INSULATION- 5 MINS-(2.3.4.d)
5/8" TYPE X GYP BRD- 40 MINS-(2.3.4.d)

GENERAL NOTES:

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CLIENT:
URBANDALE CONSTRUCTION LTD
2193 ARCH STREET, OTTAWA
TEL: 613-731-6331

REVIEWED: APPROVED: JOB NO.

PROJECT: **LOCALE FLATS
PHASE 2 - WASTE
MANAGEMENT ROOM**

DWG: **GENERAL NOTES
WALL & FLR ASSEMBLIES**

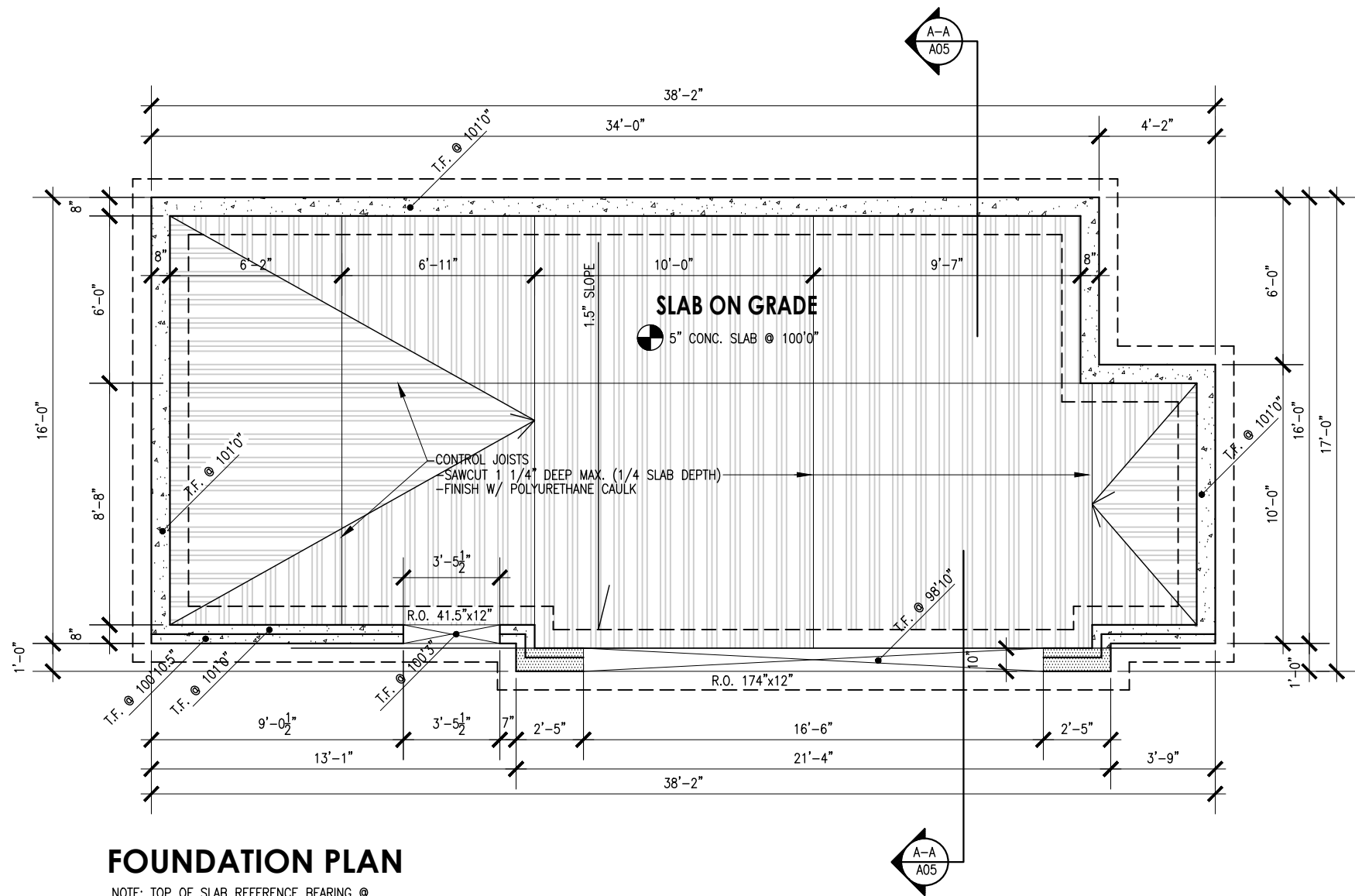
SCALE: 3/16" = 1'-0"
DATE: OCT 10,2020

DWG No: **A01**
OF 7

ARCHITECTURAL

APPROVED
By Lily Xu at 7:51 pm, Aug 30, 2021


LILY XU, MCIP, RPP
MANAGER, DEVELOPMENT REVIEW SOUTH
PLANNING, INFRASTRUCTURE & ECONOMIC
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA



FOUNDATION PLAN

NOTE: TOP OF SLAB REFERENCE BEARING @ 100'0" COORDINATE W/ GEODETIC ELEVATION ON SITE PLAN BY CIVIL.

APPROVED

By Lily Xu at 7:51 pm, Aug 30, 2021

LEGEND:

- 2 7/8" (R12.1) RIGID GLASS FIBER BOARD INSULATION
- IRREGULAR FOUNDATION CONCRETE WALL (DIM. ARE SPECIFIED)
- 10" FOUNDATION CONCRETE WALL
- 8" TYP. FOUNDATION CONCRETE WALL

CONCRETE SPECIFICATIONS

| TYPE | DESCRIPTION |
|---------------------|---|
| FOUNDATION WALLS: | • 8"x10" CONCRETE WALLS (18 MPA) W/ • 2-15M REINFORCING RODS @ TOP (UNLESS OTHERWISE NOTED) • 1/2" ANCHOR BOLTS MAX. 4'-0"O.C. W/ 12" MIN. EMB. |
| FOUNDATION FOOTINGS | • 24"x8" CONTINUOUS CONCRETE FOOTINGS (17 MPA) -(UNLESS OTHERWISE NOTED) |
| WASTE MANAGEMENT RM | • 4" CONCRETE SLAB (32 MPA) W/ • 5-8% AIR ENTRAINMENT & FIBERSTRAND 200 |
| ELEC. RM | • 4" CONCRETE SLAB (20 MPA) W/ 6 MIL POLY VAPOUR BARRIER |

FOUNDATION PLAN NOTES:

1. TYPICAL FOUNDATION WALL HEIGHT 76".
2. TYPICAL FOUNDATION BRICK CHECK HEIGHT 1.5".
3. REFER TO SECTIONS AND ELEVATIONS FOR ELEVATIONS OF WALLS & FOOTINGS.
4. AT ALL INTERIOR HEATED SLABS PROVIDE MINIMUM OF 24" POLYSTYRENE INSULATION (R10) TO U/S OF SLAB.
5. PROVIDE 1/2" DIAM. ANCHOR BOLTS TO A MAXIMUM OF 8'-0"o.c. PER SILL PLATE.

LILY XU, MCIP, RPP
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PLANNING, INFRASTRUCTURE & ECONOMIC
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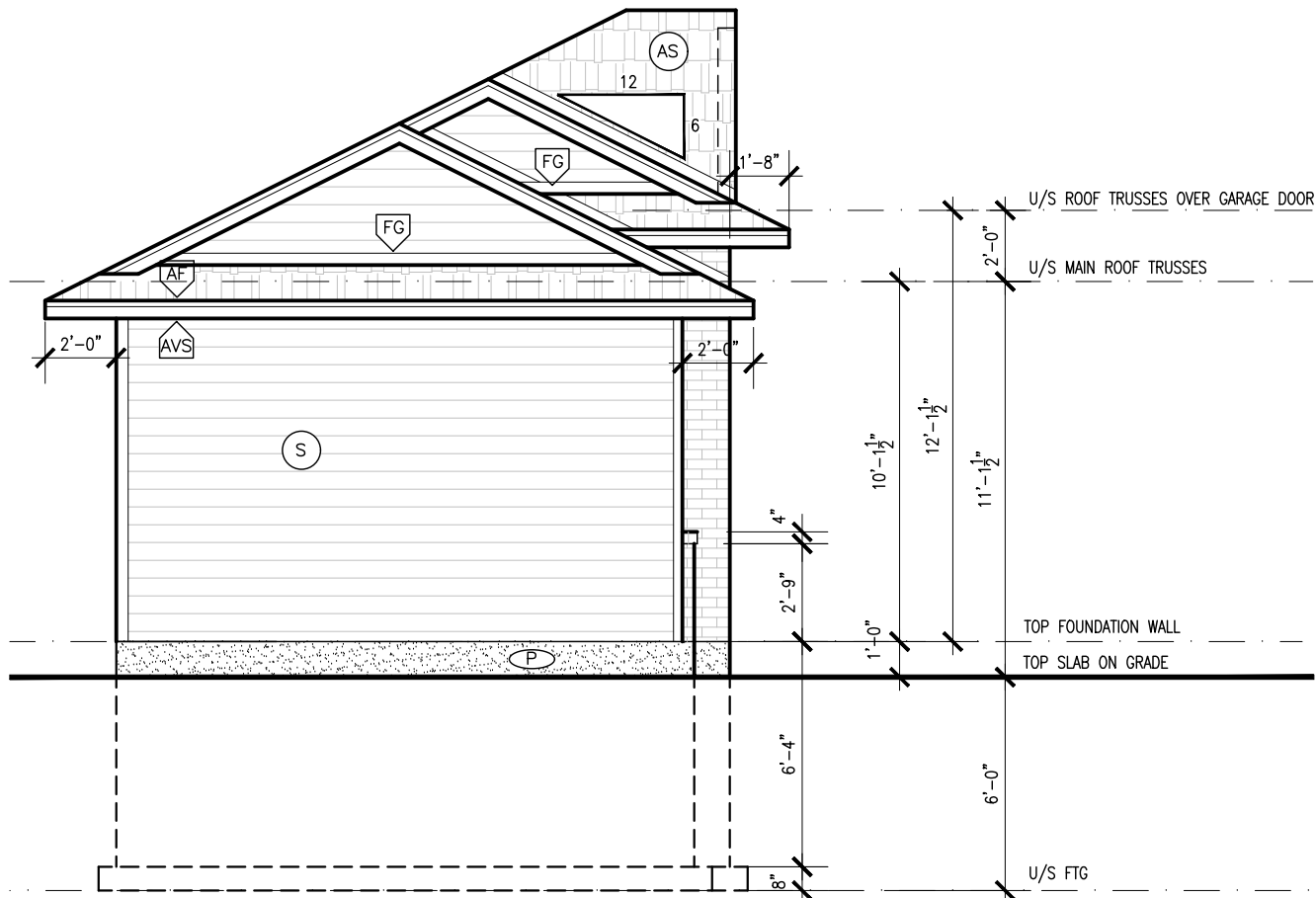
REVIEWED: APPROVED: JOB NO.

PROJECT: **LOCALE FLATS
PHASE 2 - WASTE
MANAGEMENT ROOM**

DWG: **FOUNDATION PLAN**

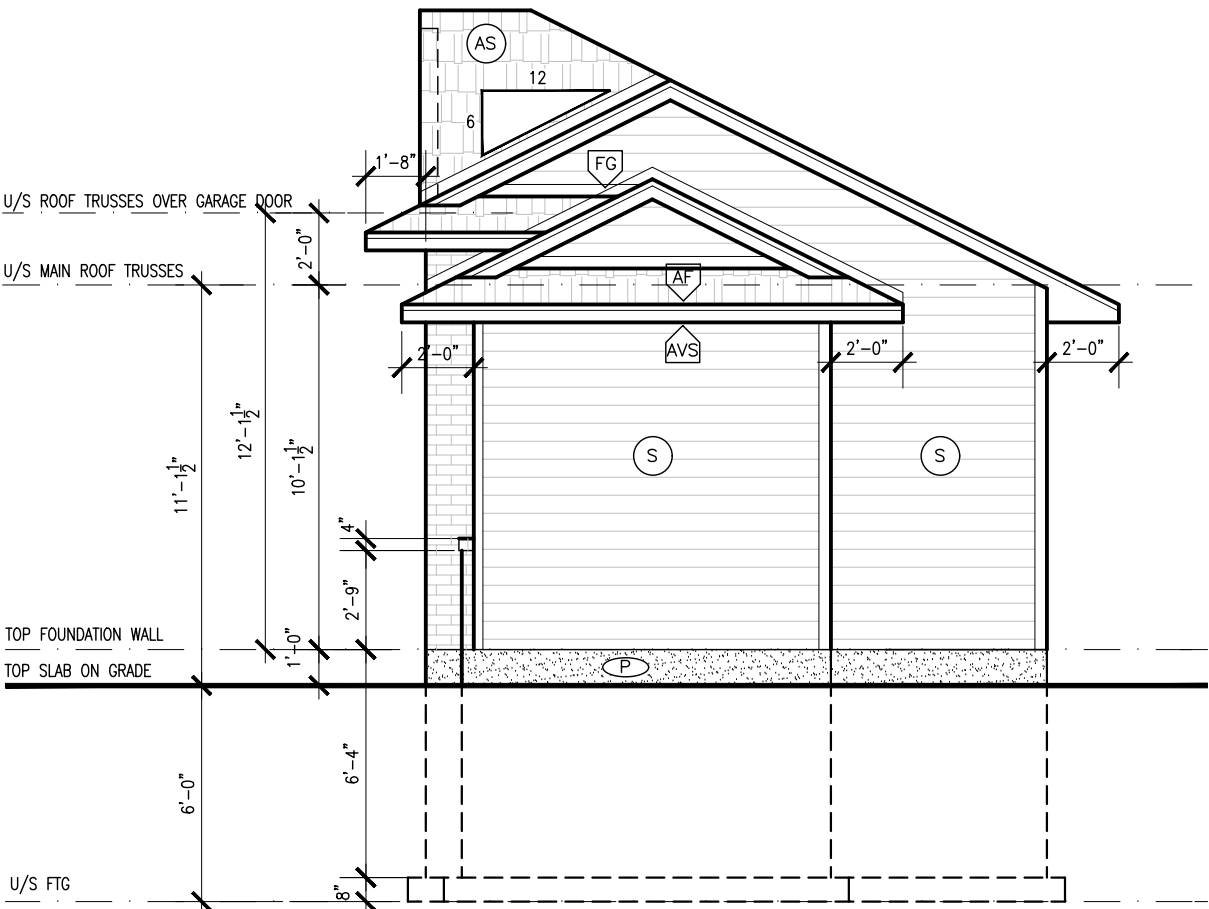
SCALE: 3/16" = 1'-0"
DATE: OCT 10, 2020
DWG No: **A02**
OF 7

ARCHITECTURAL



LEFT SIDE ELEVATION

TOTAL EXPOSED BLDG FACE (TEBF)= 191.91 sq.ft. (17.83 sq.m.)
TOTAL GLAZED OPENING AREA= 0 = 0%
LIMITING DISTANCE 197'-2" (60.10m)



RIGHT SIDE ELEVATION

TOTAL EXPOSED BLDG FACE (TEBF)= 191.91 sq.ft. (17.83 sq.m.)
TOTAL GLAZED OPENING AREA= 0 = 0%
LIMITING DISTANCE 119'-5" (36.4m)

| 9.19.1 VENT REQUIREMENTS | | |
|---|--------------------------|---------------------|
| MATERIAL SPEC.: | | |
| ALUM. SOFFIT = 0.02833 sq.ft. | | |
| ROOF VENT = 1.0 sq.ft | | |
| WASTE MANAGEMENT | UNINSULATED CEILING | 590.26 sq.ft. |
| | - 1/300 | 1.97 sq.ft. |
| | - 1/300 X 25% | 0.49 UNITS REQUIRED |
| | SOFFIT | 235.00 sq.ft. |
| | - UNOBSTRUCTED VENT AREA | 6.7 sq.ft. |
| REQ'D # OF ROOF VENT | | 1 UNIT |
| ATTIC ACCESS PROVIDED AS PER OBC 9.19.2.1 | | |
| - ROOF AREA EXCEEDS 108sq.ft. (10m.sq.) | | |
| - ROOF SPACE EXCEEDS 3'3" (1m) IN WIDTH OR LENGTH | | |
| - ROOF SPACE EXCEEDS 24" (600mm) | | |

| BRICK FACADE | |
|---|---|
| • WEEP HOLES @ WALL @ BASE & OVER ALL OPENING TO BE SPACED 31" MAX. | |
| • FLASHING @ TOP & BOTTOM OF OPENINGS & TOP OF BRICK SKIRT | |
| ELEVATION LEGEND | |
| AS | ASPHALT SHINGLES |
| AF | ALUM. FASCIA |
| AVS | VENT. ALUM. SOFFIT |
| RV | ROOF VENT |
| FG | FLASHING |
| BR | BRICK |
| S | ALUM. OR VINYL SIDING |
| HP | HARDI BOARD PANEL (REVEAL PANEL INSTALLATION) |
| P | PARGING |

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PROJECT: **LOCALE FLATS
PHASE 2 - WASTE
MANAGEMENT ROOM**

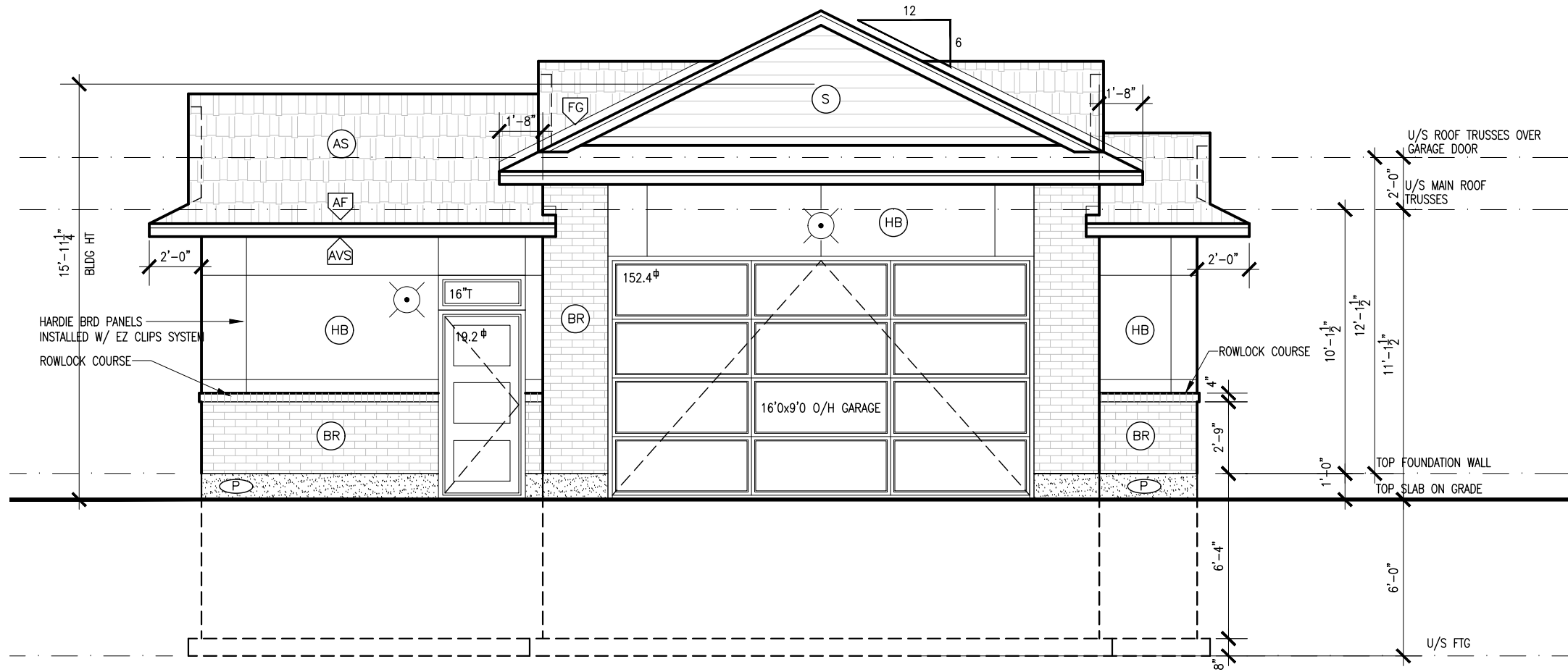
DWG: **LEFT & RIGHT
SIDE ELEVATION**

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|----------------------|--------------------|
| SCALE: 3/16" = 1'-0" | DWG No: A04 |
| DATE: OCT 10,2020 | OF 7 |

ARCHITECTURAL


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DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

APPROVED
By Lily Xu at 7:51 pm, Aug 30, 2021



FRONT ELEVATION

TOTAL EXPOSED BLDG FACE (TEBF)= 424.53 sq.ft. (39.44 sq.m.)
TOTAL GLAZED OPENING AREA= 171.6sq.ft.= 40.4%
LIMITING DISTANCE 49'-4" (15.05m)- FACING PRIVATE ROAD

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DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

APPROVED

By Lily Xu at 7:51 pm, Aug 30, 2021

BRICK FACADE

- WEEP HOLES @ WALL @ BASE & OVER ALL OPENING TO BE SPACED 31" MAX.
- FLASHING @ TOP & BOTTOM OF OPENINGS & TOP OF BRICK SKIRT

ELEVATION LEGEND

- (AS) ASPHALT SHINGLES
- (AF) ALUM. FASCIA
- (AVS) VENT. ALUM. SOFFIT
- (RV) ROOF VENT
- (FG) FLASHING
- (BR) BRICK
- (S) ALUM. OR VINYL SIDING
- (HP) HARDI BOARD PANEL (REVEAL PANEL INSTALLATION)
- (P) PARGING

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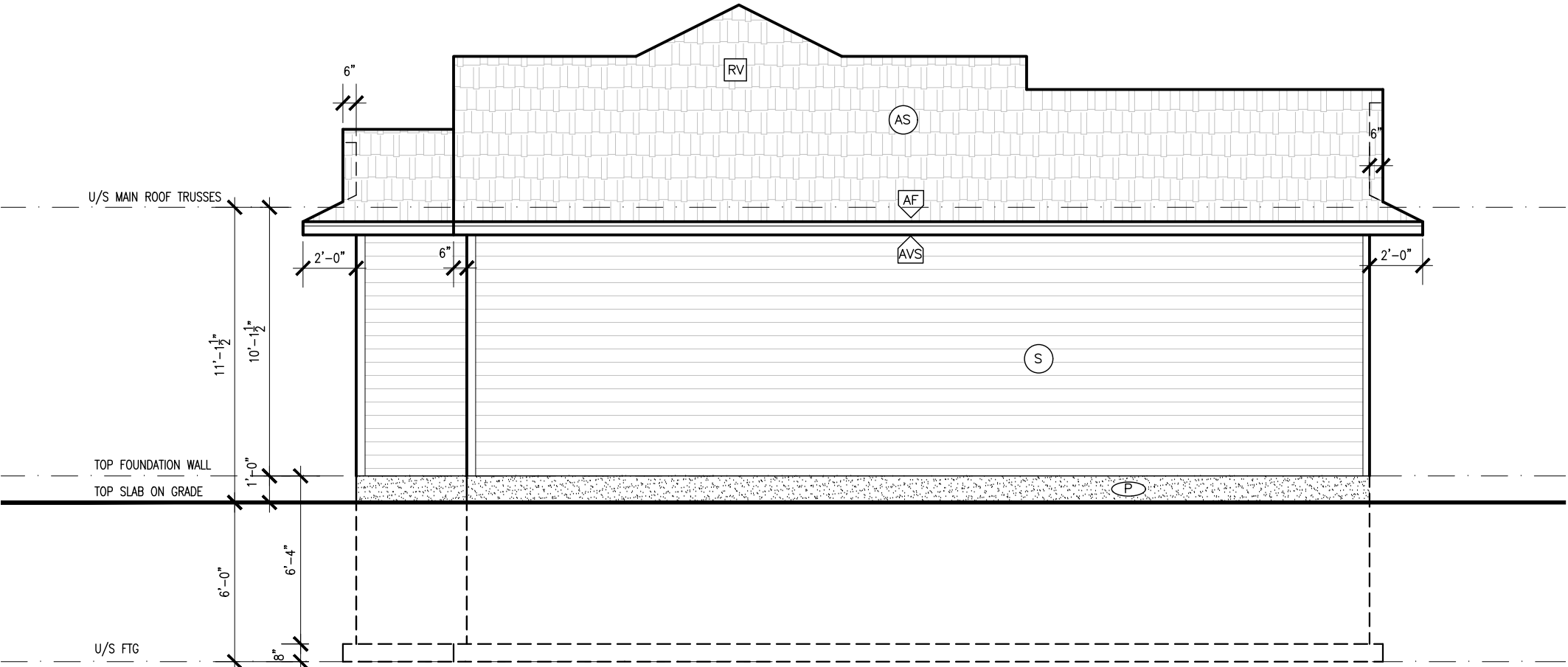
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| REVIEWED: | APPROVED: | JOB NO. |
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PROJECT: **LOCALE FLATS
PHASE 2 - WASTE
MANAGEMENT ROOM**

DWG: **FRONT ELEVATION**

| | |
|----------------------|--------------------|
| SCALE: 3/16" = 1'-0" | DWG No: A05 |
| DATE: OCT 10, 2020 | OF 7 |

ARCHITECTURAL



REAR ELEVATION

TOTAL EXPOSED BLDG FACE (TEBF)= 424.53 sq.ft. (39.44 sq.m.)
TOTAL GLAZED OPENING AREA= 0= 0%
LIMITING DISTANCE 3'-3" (1.0m)

LILY XU, MCIP, RPP
MANAGER, DEVELOPMENT REVIEW SOUTH
PLANNING, INFRASTRUCTURE & ECONOMIC
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

APPROVED
By Lily Xu at 7:52 pm, Aug 30, 2021

BRICK FACADE

- WEEP HOLES @ WALL @ BASE & OVER ALL OPENING TO BE SPACED 31" MAX.
- FLASHING @ TOP & BOTTOM OF OPENINGS & TOP OF BRICK SKIRT

ELEVATION LEGEND

- AS ASPHALT SHINGLES
- AF ALUM. FASCIA
- AVS VENT. ALUM. SOFFIT
- RV ROOF VENT
- FG FLASHING
- BR BRICK
- S ALUM. OR VINYL SIDING
- HP HARDI BOARD PANEL (REVEAL PANEL INSTALLATION)
- P PARGING

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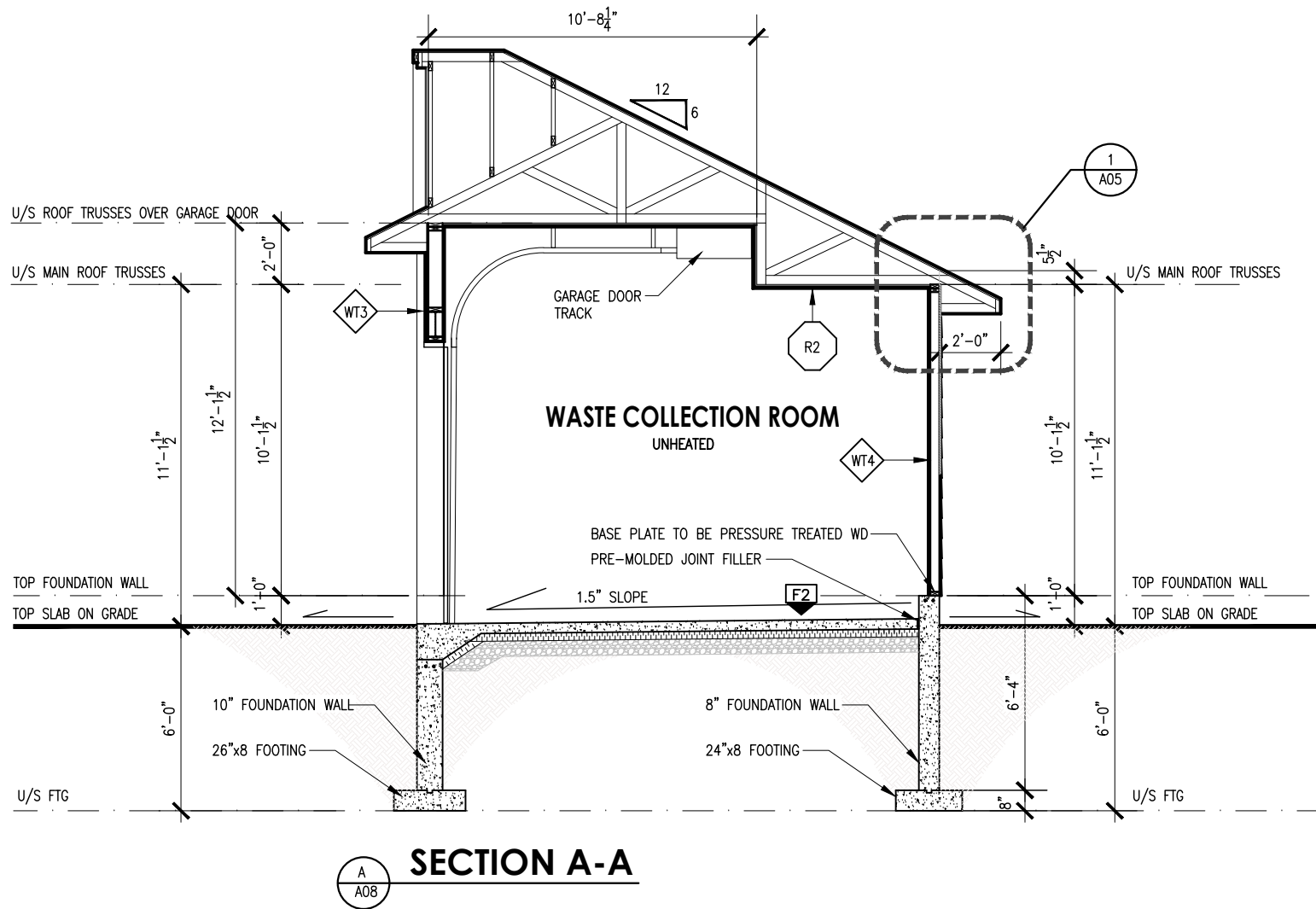
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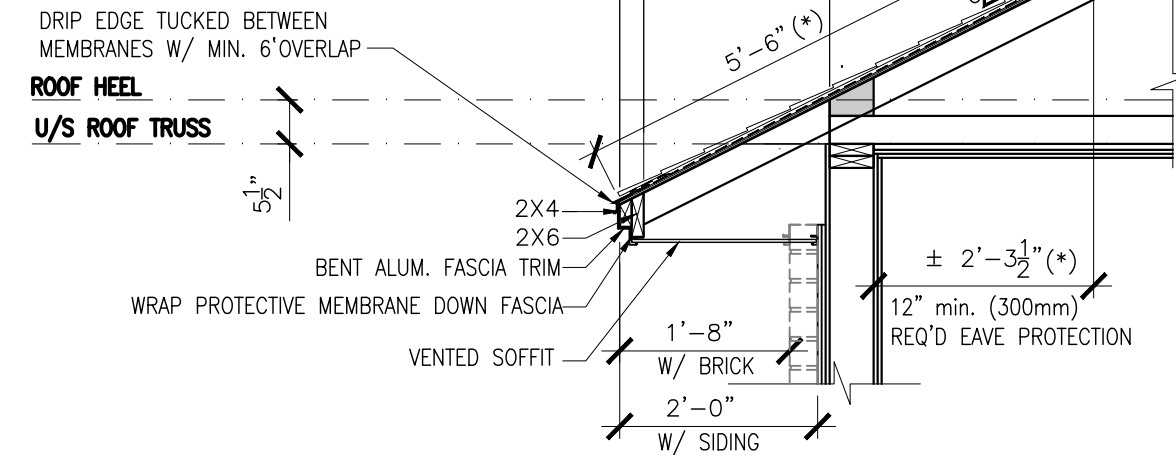
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| REVIEWED: | APPROVED: | JOB NO. |
| PROJECT: LOCALE FLATS PHASE 2 - WASTE MANAGEMENT ROOM | | |
| DWG: REAR ELEVATION | | |
| SCALE: 3/16" = 1'-0" | DWG No: A06 OF 7 | |
| DATE: OCT 10,2020 | | |
| ARCHITECTURAL | | |



(**) USE PRESSURE TREATED LUMBER (W/ S.S. FASTENERS ONLY) FOR ALL ON-SITE CONSTRUCTION BEYOND PRIMARY TYVEK BLDG. WRAP



2
A09 **ROOF EAVE - WASTE MANAGEMENT RM**
SCALE: 1/2"=1'-0"

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PROJECT:
**LOCALE FLATS
PHASE 2 - WASTE
MANAGEMENT ROOM**

DWG:
SECTIONS

SCALE: 3/16" = 1'-0"
DATE: OCT 10,2020
DWG No: **A07**
OF 7

ARCHITECTURAL

LILY XU, MCIP, RPP
MANAGER, DEVELOPMENT REVIEW SOUTH
PLANNING, INFRASTRUCTURE & ECONOMIC
DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

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