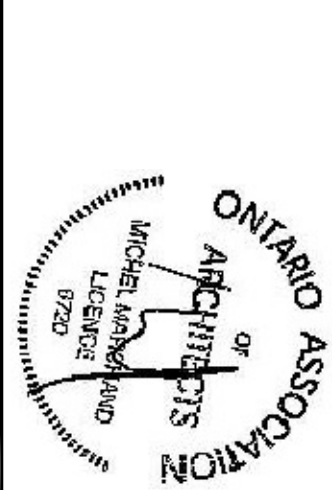


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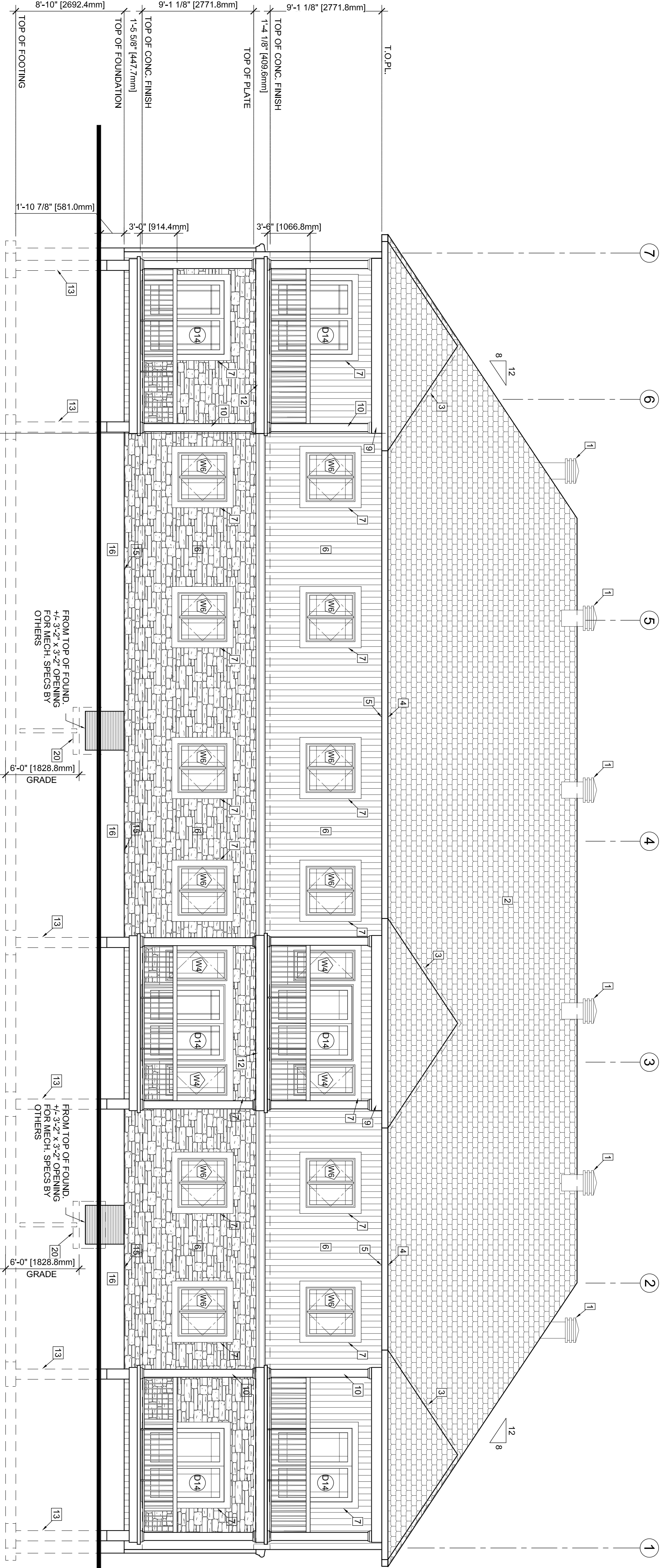


#5		
#4	For municipal approval	December 1, 2017
#3	For client review	Dec. 10, 2015
#2	For client coordination meeting	July 29, 2015
#1	For client coordination meeting	December 9, 2015
No.	Revision	Date

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12 Unit Apartment Building
at 5574 Rockdale road, Vars Ontario
Client: 23940711 ONTARIO INC.
WEST & NORTH ELEVATION
Drawn by: AL MB, BL
Revised by: JMA & DL
Date: July 2015
Scale: as shown
Folder #: 013-286

Stamp
Plan number:
A3.1
OF
24



WEST ELEVATION
SCALE 3/16"=1'-0"

ALL W4, W5 WINDOWS SHALL BE PROTECTED BY AN OVERHANGING FLASHING TO PREVENT WATER INfiltration WHEN ENGAGED. THE OPENING OF THE OPERABLE SASH TO NOT MORE THAN 100mm (4")
SEE WINDOW SCHEDULES

LEGEND:

1. MAXIMUM ROOF VENT MODEL 301 OR EQUIVALENT
2. ASPHALT SHINGLES (25 YEARS MIN)
3. PRE-PANED FLASHING
4. ALUMINUM FASCIA ON 2x6
5. ALUMINUM VENTED SOFFIT
6. VERTICAL CANELED SIDING
7. 8" HIGH MOLDING SEE DETAIL 3/4A.0
8. WOOD BEAM BULKHEAD COVERED WITH ALUMINUM FLAT STOCK
9. 8"x8" ALUMINUM DECORATIVE COLUMN OVER WOOD POST
10. FRAMING BOLTS (SPES BY MANUFACTURER)
11. PRECAST CONCRETE LITELE 8" HEIGHT
12. DECK COVERED WITH ALUMINUM FLAT STOCK
13. 10"x10" REINFORCED CONCRETE PLAR ON CONCRETE PAD (SEE FOUNDATION PLAN)
14. STONE VENER
15. WEERHOLES @ 24" OC
16. STONE VENER
17. PRECAST CONCRETE LITELE 8" HEIGHT
18. 4" HIGH PRECAST CONCRETE WINDOW SILL
19. REINFORCED CONCRETE STEPS AND PORCH (BROOM FINISH) SEE DETAILS
20. GALV. WINDOW WELL CAV VERT. 4" DIA. DRAINAGE PERIMETER DRAIN BUT NOT CONNECTED TO IT.

IMPORTANT NOTES:

- MISCELLANEOUS**
- CALL OUT OVER AND AROUND ALL EXTERIOR OPENINGS USING NON-HARDENING CAULKING COMPOUND
 - FLASH ALL CHANGES OF MATERIALS ON EXTERIOR WALLS
 - ALL SIDING TO BE A MINIMUM OF 8" (200mm) ABOVE FINISHED GRADE
 - ABOVE GRADE MASONRY
 - ALL ABOVE GRADE MASONRY IS TO CONFORM TO THE ONTARIO BUILDING CODE
 - AT THE BRICK KICKER COUNTERSLASHING SHALL BE UP 8" (200mm) BEHIND THE BUILDING FELT, FELT AND BELOW THE BOTTOM COURSE WITH VERTICAL JOINTS RAKED CLEAN. WEERHOLES 24" (600mm) O.C.
 - BRICK KICKER TE SPACING TO BE AT MAXIMUM VERTICAL SPACING OF 16" (400mm) AND A MAXIMUM HORIZONTAL OF 24" (600mm) AND A MAXIMUM VERTICAL SPACING OF 20" (500mm) TO CONCLUDE WITH WALL STUDS SPACING.
- ROOFING**
- ALL ROOFING SHALL BE APPLIED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS AND CONFORM TO ONTARIO BUILDING CODE
 - TWO LAYERS OF FELT PAPER SHALL BE INSTALLED ON EAVES EXTENDING 30" (750mm) ON ROOF FROM THE INNER FACE OF THE EXTERIOR WALL
 - FELT PAPER SHALL BE INSTALLED UNDER ROOF VALLEY EXTENDING 48" ON BOTH SIDES ON JOINING ROOF.
- SHEET METAL**
- ALL REQUIRED FLASHINGS TO BE 28 GAUGE GALVANIZED DETAL UNLESS OTHERWISE SPECIFIED ON PLANS
- ALL OVERHANG DIMENSIONS ARE FROM FACE OF STUD TO FACE OF FASCIA BOARD**
- PROVIDE PROPER ATTIC VENTILATION 1/300 MIN. OF INSULATED CEILING AREA**