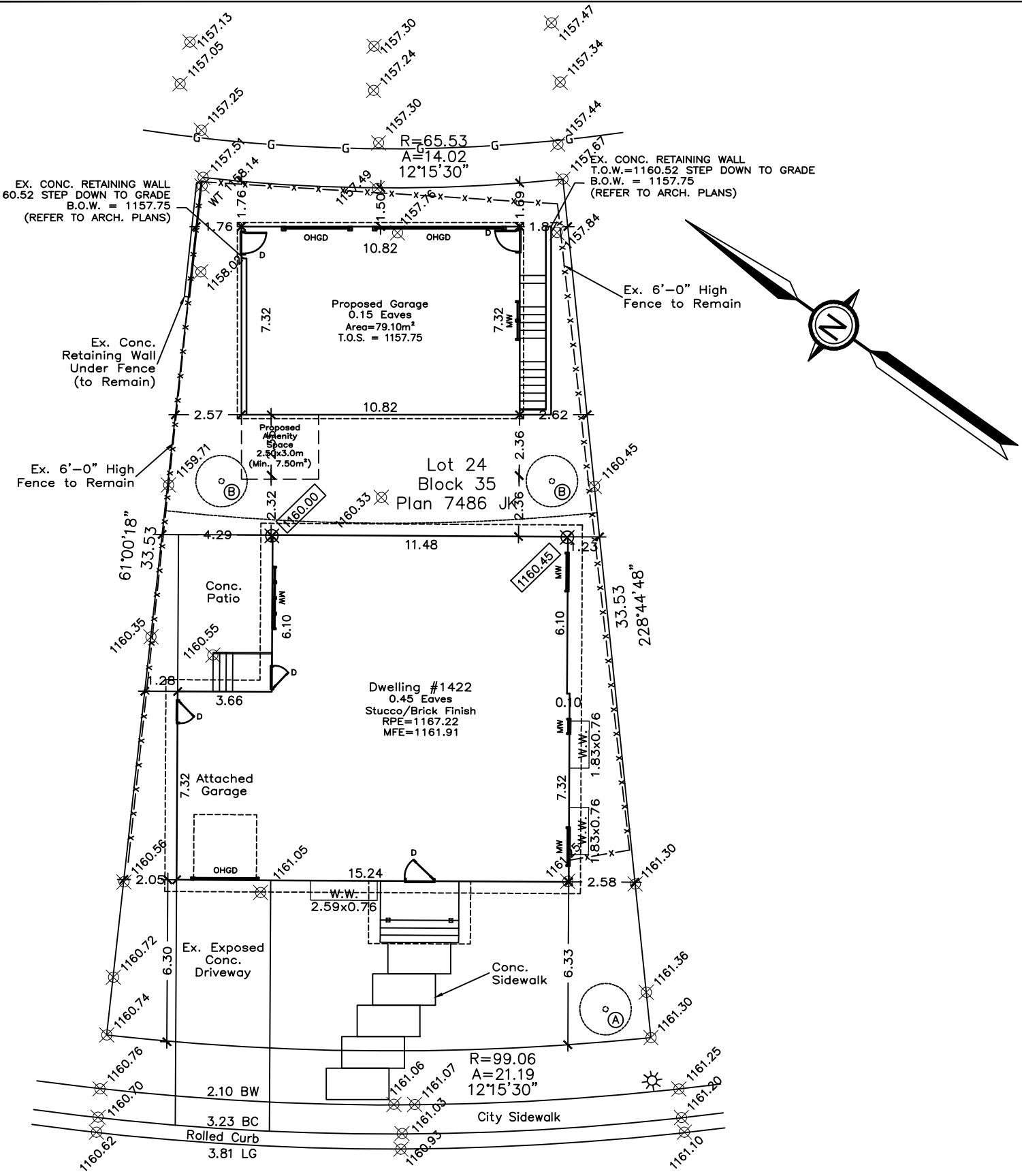


1 SITE PLAN
SCALE: 1:200

TREE SCHEDULE

Tree No.	Variety	Callliper (±)	Canopy (±)	Height (±)	Location	Disposition
A	Crabapple	0.05	1.20	3.00	In Subject Property	New
B	Aspen	0.05	1.20	3.00	In Subject Property	New

MAX SITE COVERAGE ALLOWED = 590.33 sq.m.x45%
265.65 sq.m.

ACTUAL SITE COVERAGE =

DWELLING	180.73 sq.m.	(1945.33 sq.ft.)
PORCHES	5.57 sq.m.	(60.00 sq.ft.)
DETACHED GARAGE	79.10 sq.m.	(852.00 sq.ft.)
TOTAL	265.40 sq.m.	= 44.96%

PARKING REQUIRED 1 OFF STREET PARKING PER UNIT = 1 STALL TOTAL
PARKING PROVIDED 1 CAR GARAGE PER UNIT = 1 STALLS TOTAL

GROSS FLOOR AREA

DWELLING	MAIN FLOOR	=	180.73 sq.m (1945.33 sq.ft.)
TOTAL:			180.73 sq.m. (1945.33 sq.ft.)

LEGEND

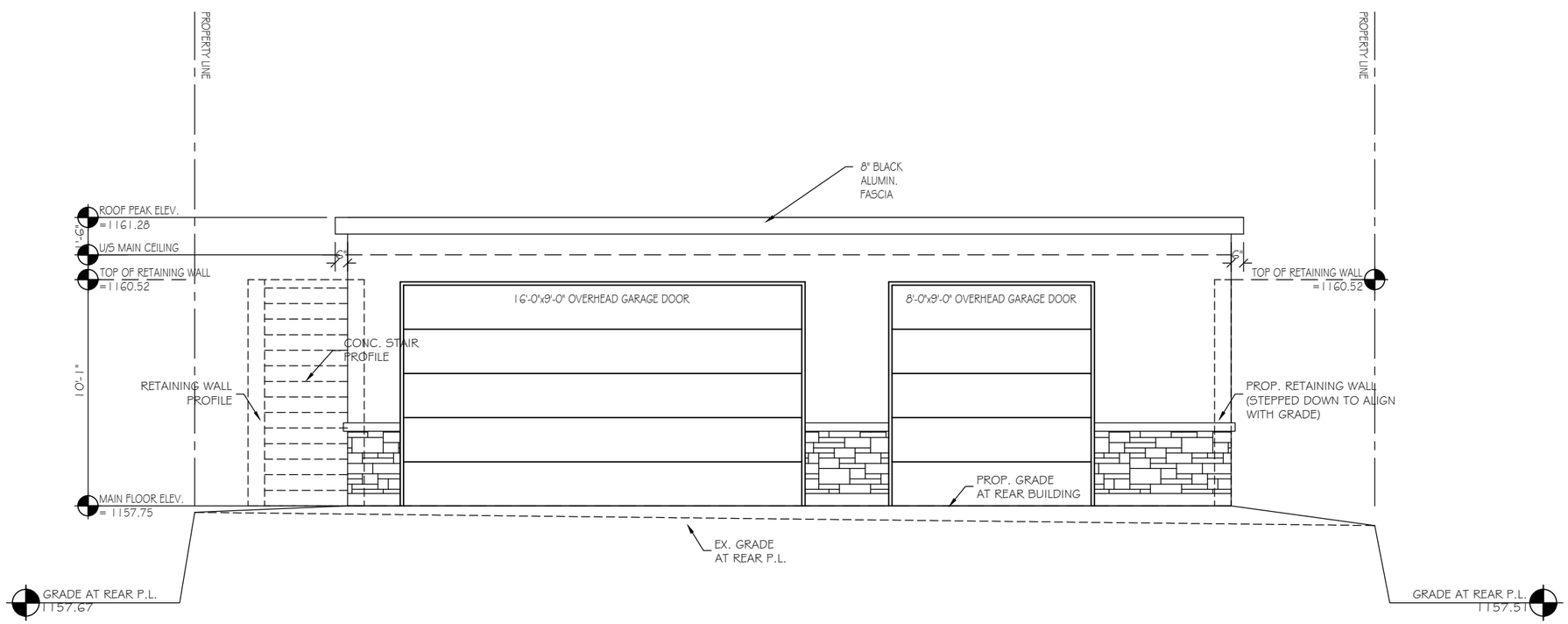
EX. ELEVATIONS ARE SHOWN THUS: ⊗ 1000.00 = 1000.00 METRES.(GEODETIC)
NEW ELEVATIONS ARE SHOWN THUS: ⊗ 1000.00 = 1000.00 METRES.
DISTANCES ARE IN METRES AND DECIMALS THEREOF.
ELEVATIONS ARE REFERRED TO GEODETIC DATUM
AND ARE DERIVED FROM ASCMS 228098 AND 8573
ASCM 228098 IS HELD FOR HORIZONTAL AND VERTICAL POSITIONING.
WINDOWS AND DOORS ARE DESCRIBED AS WIDTH x HEIGHT.
THE FOLLOWING ABBREVIATIONS MAY APPEAR ON THIS PLAN:

- × ----- denotes Calculation points
- ----- denotes Water Valve
- ----- denotes Gas Valve
- ----- denotes Manhole
- ----- denotes Tree
- ----- denotes Power Pole
- ----- denotes Sign
- ----- denotes Light Stand
- —X—X— denotes Fence
- denotes Sanitary Line
- denotes Storm Line
- denotes Water Line
- denotes Gas Line
- denotes Electrical Line
- denotes Property Line

1 OF 1	MODEL: TRIPLE DETACHED GARAGE CLIENT: PRIVATE RESIDENCE LOT: 24 BLOCK: 35 PLAN: 7486JK ADDRESS: 1422 HUNTERBROOK ROAD N.W.	DRAWN BY: FAH DATE: OCT./26 SCALE: AS SHOWN REVISED: N/A JOB NO.: N/A	SPECIFICATION: CUSTOM MAIN AREA: 1665 SQ.FT. UPPER AREA: ---- SQ.FT. DEV. BASEMENT: 675 SQ.FT. TOTAL AREA: 2340 SQ.FT.	CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START AND REPORT ERRORS TO DESIGNER FOR CORRECTION.	ENGINEER STAMP	SEVEN DEZIGN LTD

WINDOW, DOOR & SKYLIGHT REQUIREMENTS

PERFORMANCE CLASS:	R
TERRAIN:	ROUGH
MIN. PERFORMANCE GRADE (PG)[B]:	25
MIN. POSITIVE DESIGN PRESSURE:	1200Pa
MIN. NEGATIVE DESIGN PRESSURE:	1200Pa
MIN. WATER PENETRATION TEST PRESSURE:	260Pa
MIN. CANADIAN AIR INFILTRATION/EXFILTRATION[C]:	A2
MAX. 'U' VALUES W/(M2xK)	
WINDOWS & DOORS:	1.6
(MIN. ENERGY RATING)	25
SKYLIGHTS:	2.7



EXTERIOR COLOURS - TYPICAL ON ALL ELEVATIONS

ROOF	ASPHALT - DUAL GREY-IKO	BATTENS	SMARTBOARD - N/A
WALLS	STUCCO #1 - BEIGE	SIDING	SMARTBOARD - N/A
	STUCCO #2 - DARK BEIGE	WINDOWS	ALUMINUM - BLACK
FASCIA	ALUMINUM - BLACK	MANU. STONE	COBLE FIELD - NATURAL GREY
SOFFIT	ALUMINUM - BLACK	FRONT DOOR	METAL CLAD - BLACK
RAINWARE	ALUMINUM - BLACK	RAILING	ALUMINUM - BLACK

FRONT (EAST) ELEVATION

SCALE: 3/16"=1'-0"

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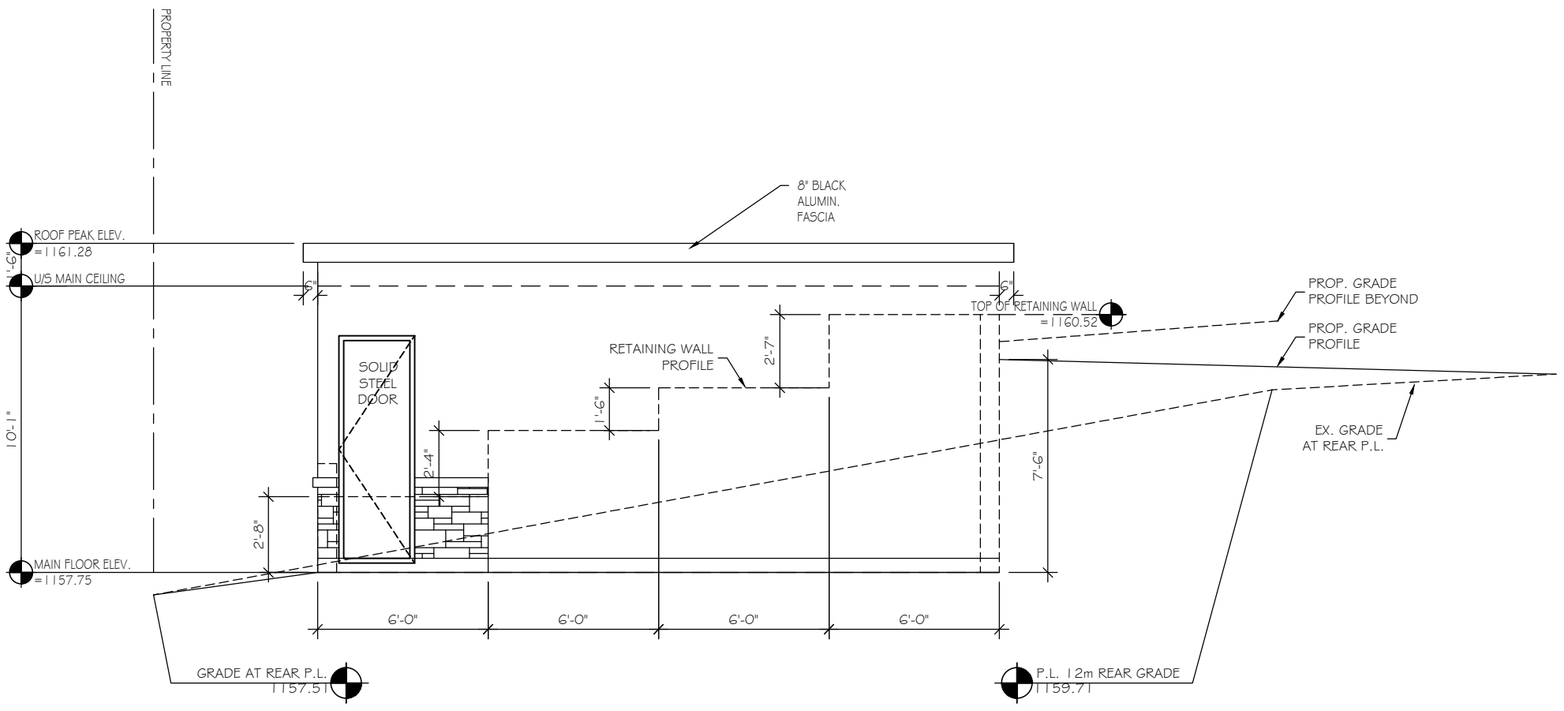
ENGINEER STAMP

CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START AND REPORT ERRORS TO DESIGNER FOR CORRECTION.

SPECIFICATION:	CUSTOM	DRAWN BY:	MET
MAIN AREA:	852 SQ.FT.	DATE:	OCT./26
SECOND AREA:	811 SQ.FT.	SCALE:	3/16"=1'-0"
DEV. BASEMENT:	--- SQ.FT.	REVISED:	N/A
TOTAL AREA:	811 SQ.FT.	JOB NO.:	N/A

MODEL: CUSTOM BACKYARD STUDIO SUITE
CLIENT: PRIVATE RESIDENCE
LOT: 24 BLOCK: 35 PLAN: 7486 JK
ADDRESS: 1422 HUNTERBROOK RAOD N.W.



LEFT (NORTH) ELEVATION

SCALE: 3/16"=1'-0"

EXTERIOR COLOURS - TYPICAL ON ALL ELEVATIONS

ROOF	ASPHALT - DUAL GREY-IKO	BATTENS	SMARTBOARD - N/A
WALLS	STUCCO #1 - BEIGE	SIDING	SMARTBOARD - N/A
	STUCCO #2 - DARK BEIGE	WINDOWS	ALUMINUM - BLACK
FASCIA	ALUMINUM - BLACK	MANU. STONE	COBLE FIELD - NATURAL GREY
SOFFIT	ALUMINUM - BLACK	FRONT DOOR	METAL CLAD - BLACK
RAINWARE	ALUMINUM - BLACK	RAILING	ALUMINUM - BLACK

UNPROTECTED OPENINGS

LIMITING DISTANCE =	1.52m
WALL AREA :	463.66 sq.ft.
GLAZING AREA ALLOWED (8.00%) :	37.09 sq.ft.
CURRENT GLAZING AREA :	7.50 sq.ft.

WINDOW, DOOR & SKYLIGHT REQUIREMENTS

PERFORMANCE CLASS:	R
TERRAIN:	ROUGH
MIN. PERFORMANCE GRADE (PG)[B]:	25
MIN. POSITIVE DESIGN PRESSURE:	1200Pa
MIN. NEGATIVE DESIGN PRESSURE:	1200Pa
MIN. WATER PENETRATION TEST PRESSURE:	260Pa
MIN. CANADIAN AIR INFILTRATION/EXFILTRATION[C]:	A2
MAX. 'U' VALUES W/(M2xK)	
WINDOWS & DOORS:	1.6
(MIN. ENERGY RATING)	25
SKYLIGHTS:	2.7

SEVEN DEZIGN LTD

ENGINEER STAMP

CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START AND REPORT ERRORS TO DESIGNER FOR CORRECTION.

SPECIFICATION: CUSTOM
MAIN AREA: 852 SQ.FT.
SECOND AREA: 811 SQ.FT.
DEV. BASEMENT: --- SQ.FT.
TOTAL AREA: 811 SQ.FT.

DRAWN BY: MET
DATE: OCT./26
SCALE: 3/16"=1'-0"
REVISED: N/A
JOB NO.: N/A

MODEL: CUSTOM BACKYARD STUDIO SUITE
CLIENT: PRIVATE RESIDENCE
LOT: 24 BLOCK: 35 PLAN: 7486 JK
ADDRESS: 1422 HUNTERBROOK RAOD N.W.

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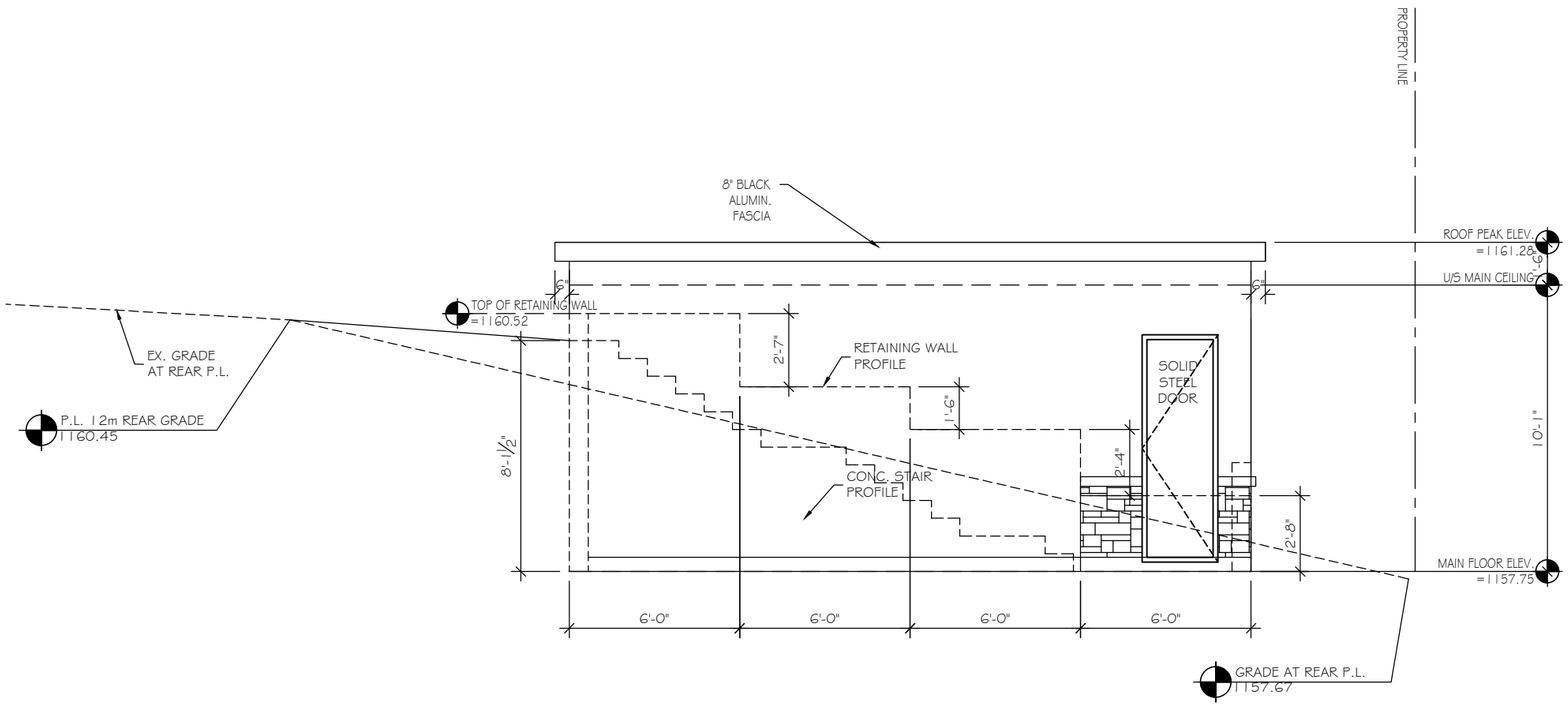

RIGHT (SOUTH) ELEVATION

SCALE: 3/16"=1'-0"

EXTERIOR COLOURS - TYPICAL ON ALL ELEVATIONS

ROOF	ASPHALT - DUAL GREY-IKO	BATTENS	SMARTBOARD - N/A
WALLS	STUCCO #1 - BEIGE	SIDING	SMARTBOARD - N/A
	STUCCO #2 - DARK BEIGE	WINDOWS	ALUMINUM - BLACK
FASCIA	ALUMINUM - BLACK	MANU. STONE	COBLE FIELD - NATURAL GREY
SOFFIT	ALUMINUM - BLACK	FRONT DOOR	METAL CLAD - BLACK
RAINWARE	ALUMINUM - BLACK	RAILING	ALUMINUM - BLACK

UNPROTECTED OPENINGS

LIMITING DISTANCE =	12.85m
WALL AREA :	464.00 sq.ft.
GLAZING AREA ALLOWED (100.00%):	464.00 sq.ft.
CURRENT GLAZING AREA :	31.00 sq.ft.

WINDOW, DOOR & SKYLIGHT REQUIREMENTS

PERFORMANCE CLASS:	R
TERRAIN:	ROUGH
MIN. PERFORMANCE GRADE (PG)[B]:	25
MIN. POSITIVE DESIGN PRESSURE:	1200Pa
MIN. NEGATIVE DESIGN PRESSURE:	1200Pa
MIN. WATER PENETRATION TEST PRESSURE:	260Pa
MIN. CANADIAN AIR INFILTRATION/EXFILTRATION[C]:	A2
MAX. 'U' VALUES W/(M2xK)	
WINDOWS & DOORS:	1.6
(MIN. ENERGY RATING)	25
SKYLIGHTS:	2.7

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ENGINEER STAMP

CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START AND REPORT ERRORS TO DESIGNER FOR CORRECTION.

SPECIFICATION:	CUSTOM
MAIN AREA:	852 SQ.FT.
SECOND AREA:	811 SQ.FT.
DEV. BASEMENT:	--- SQ.FT.
TOTAL AREA:	811 SQ.FT.
DRAWN BY:	MET
DATE:	OCT./26
SCALE:	3/16"=1'-0"
REVISED:	N/A
JOB NO.:	N/A

MODEL: CUSTOM BACKYARD STUDIO SUITE
CLIENT: PRIVATE RESIDENCE
LOT: 24 BLOCK: 35 PLAN: 7486 JK
ADDRESS: 1422 HUNTERBROOK RAOD N.W.

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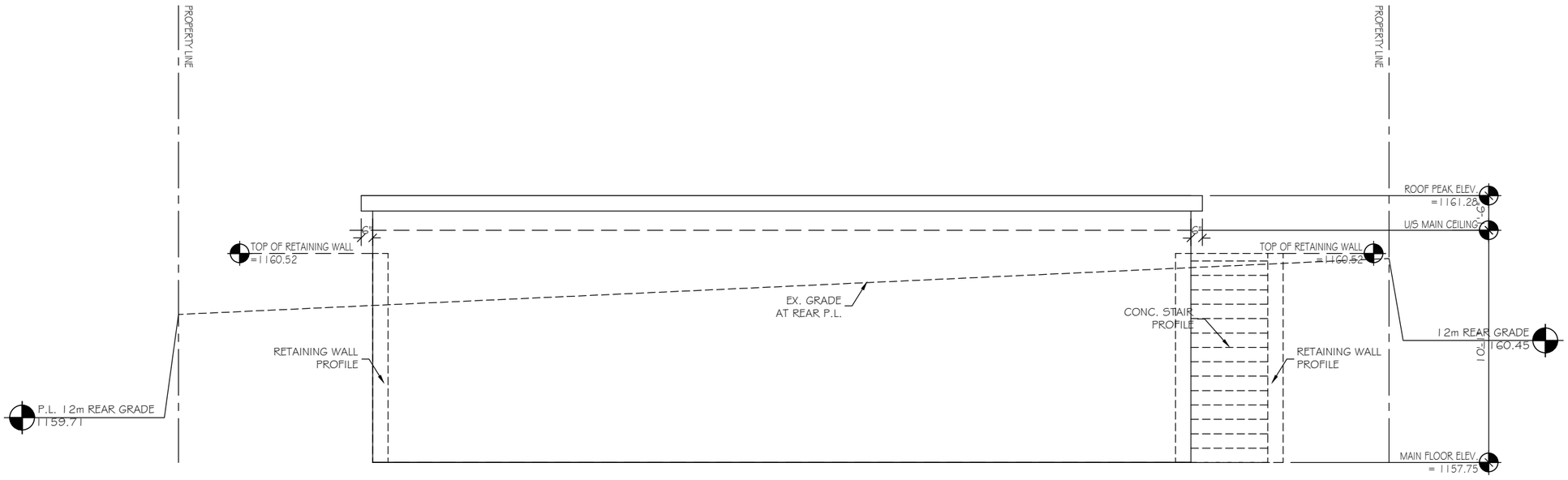
WINDOW, DOOR & SKYLIGHT REQUIREMENTS

PERFORMANCE CLASS:	R
TERRAIN:	ROUGH
MIN. PERFORMANCE GRADE (PG)[B]:	25
MIN. POSITIVE DESIGN PRESSURE:	1200Pa
MIN. NEGATIVE DESIGN PRESSURE:	1200Pa
MIN. WATER PENETRATION TEST PRESSURE:	260Pa
MIN. CANADIAN AIR INFILTRATION/EXFILTRATION[C]:	A2
MAX. 'U' VALUES W/(M2xK)	
WINDOWS & DOORS:	1.6
(MIN. ENERGY RATING)	25
SKYLIGHTS:	2.7



UNPROTECTED OPENINGS

LIMITING DISTANCE =	2.35m
WALL AREA :	420.99 sq.ft.
GLAZING AREA ALLOWED (13.30%) :	55.99 sq.ft.
CURRENT GLAZING AREA :	0.00 sq.ft.

REAR (WEST) ELEVATION

SCALE: 3/16"=1'-0"

EXTERIOR COLOURS - TYPICAL ON ALL ELEVATIONS

ROOF	ASPHALT - DUAL GREY-IKO	BATTENS	SMARTBOARD - N/A
WALLS	STUCCO #1 - BEIGE	SIDING	SMARTBOARD - N/A
	STUCCO #2 - DARK BEIGE	WINDOWS	ALUMINUM - BLACK
FASCIA	ALUMINUM - BLACK	MANU. STONE	COBLE FIELD - NATURAL GREY
SOFFIT	ALUMINUM - BLACK	FRONT DOOR	METAL CLAD - BLACK
RAINWARE	ALUMINUM - BLACK	RAILING	ALUMINUM - BLACK

SEVEN DEZIGN LTD

ENGINEER STAMP

CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO START AND REPORT ERRORS TO DESIGNER FOR CORRECTION.

SPECIFICATION:	CUSTOM
MAIN AREA:	852 SQ.FT.
SECOND AREA:	811 SQ.FT.
DEV. BASEMENT:	--- SQ.FT.
TOTAL AREA:	811 SQ.FT.
DRAWN BY:	MET
DATE:	OCT./26
SCALE:	3/16"=1'-0"
REVISED:	N/A
JOB NO.:	N/A

MODEL: CUSTOM BACKYARD STUDIO SUITE
CLIENT: PRIVATE RESIDENCE
LOT: 24 BLOCK: 35 PLAN: 7486 JK
ADDRESS: 1422 HUNTERBROOK RAOD N.W.