



GENERAL NOTES:
 1. ALL EXISTING DIMENSIONS TO BE CONFIRMED BY THE CONTRACTOR PRIOR TO CONSTRUCTION & PRODUCTION OF PREFABRICATED PRODUCTS SUCH AS PRE-ENGINEERED WOOD TRUSSES. THE DESIGNER MUST BE NOTIFIED OF ANY MAJOR DISCREPANCIES BEFORE WORK COMMENCES
 2. ALL CONSTRUCTION TO CONFORM WITH THE LATEST VERSION OF THE ONTARIO BUILDING CODE.

TOWN OF MILTON DEVELOPMENT SERVICES
 ZONING REVIEWED FOR C of A
 MAR 16, 2026
 DATE



FOUNDATION WALL SCHEDULE

SEE FOUNDATION PLAN / SECTIONS FOR ADDITIONAL REBAR REINFORCING, SPECIFIC STRIP & PAD FOOTING SIZES ETC

- F1** 8" FOUNDATION WALL (FROM EXTERIOR TO INTERIOR)
 DRAINAGE MEMBRANE (FOR EXTERIOR WALL ONLY)
 TAR PROOFING (FOR EXTERIOR WALL ONLY)
 8" FOUNDATION WALL (20 MPA) R.W. 2 - 15 CONT. TO TOP
 W/ 20" X 8" STRIP FOOTING (REINFORCE W/ 2 - 15M CONTINUOUS REBAR)
- F2** 10" FOUNDATION WALL (FROM EXTERIOR TO INTERIOR)
 DRAINAGE MEMBRANE (FOR EXTERIOR WALL ONLY)
 TAR PROOFING (FOR EXTERIOR WALL ONLY)
 10" FOUNDATION WALL (20 MPA) R.W. 2 - 15 CONT. TO TOP
 W/ 22" X 8" STRIP FOOTING (REINFORCE W/ 2 - 15M CONTINUOUS REBAR)
- F3** 12" FOUNDATION WALL (FROM EXTERIOR TO INTERIOR)
 DRAINAGE MEMBRANE (FOR EXTERIOR WALL ONLY)
 TAR PROOFING (FOR EXTERIOR WALL ONLY)
 12" FOUNDATION WALL (20 MPA) R.W. 2 - 15 CONT. TO TOP
 W/ 24" X 8" STRIP FOOTING (REINFORCE W/ 2 - 15M CONTINUOUS REBAR)

WALL SCHEDULE

SEE PLAN FOR ADDITIONAL SHEAR WALL INFORMATION

- WT1** TYPICAL EXTERIOR WALL - SIDING (FROM EXTERIOR TO INTERIOR)
 VERTICAL SIDING
 1X4 STRAPPING @ 24" O.C. (HORIZONTALLY AND VERTICALLY FOR ADEQUATE SUPPORT AND RAIN SCREEN)
 TYPAR AIR BARRIER
 1" RIGID INSULATION (R5)
 7/16" OSB SHEATHING
 2X6 STUDS @ 16" O.C.
 END WALL - DOUBLE 2X8 TOP PLATES
 SIDE WALL - DOUBLE MSR 2100 TOP PLATES
 W/ R19 BATT INSULATION
 6 MIL POLY VAPOUR BARRIER
 1/2" DRYWALL
- WT2** TYPICAL EXTERIOR WALL - STONE BASE (FROM EXTERIOR TO INTERIOR)
 STONE VENEER
 1" AIR SPACE
 TYPAR AIR BARRIER
 1" RIGID INSULATION (R5)
 7/16" OSB SHEATHING
 2 X 6 STUDS @ 16" O.C.
 W/ BATT INSULATION (R19)
 6 MIL POLY VAPOUR BARRIER
 1/2" DRYWALL
- WT3** EXTERIOR TALL WALL - SIDING (FROM EXTERIOR TO INTERIOR)
 VERTICAL SIDING
 1X4 STRAPPING @ 24" O.C. (HORIZONTALLY AND VERTICALLY FOR ADEQUATE SUPPORT AND RAIN SCREEN)
 TYPAR AIR BARRIER
 1" RIGID INSULATION (R5)
 7/16" OSB SHEATHING
 2X6 STUDS @ 12" O.C. (LINED UP WITH TRUSSES)
 W/ MIN. R19 BATT INSULATION
 6 MIL POLY VAPOUR BARRIER
 1/2" DRYWALL
- WT4** EXTERIOR TALL WALL - STONE BASE (FROM EXTERIOR TO INTERIOR)
 STONE VENEER
 1" AIR SPACE
 TYPAR AIR BARRIER
 1" RIGID INSULATION (R5)
 7/16" OSB SHEATHING
 2X8 STUDS @ 12" O.C. (LINED UP WITH TRUSSES)
 W/ MIN. R19 BATT INSULATION
 6 MIL POLY VAPOUR BARRIER
 1/2" DRYWALL
- WT5** EXTERIOR STAIR TALL WALL - SIDING (FROM EXTERIOR TO INTERIOR)
 VERTICAL SIDING
 1X4 STRAPPING @ 24" O.C. (HORIZONTALLY AND VERTICALLY FOR ADEQUATE SUPPORT AND RAIN SCREEN)
 TYPAR AIR BARRIER
 1" RIGID INSULATION (R5)
 7/16" OSB SHEATHING
 2 PLY 2X6 STUDS @ 12" O.C.
 W/ R19 BATT INSULATION
 6 MIL POLY VAPOUR BARRIER
 1/2" DRYWALL
- WT6** EXTERIOR STONE FIREPALCE (FROM EXTERIOR TO INTERIOR)
 STONE VENEER
 1" AIR SPACE
 7/16" OSB SHEATHING
 2 X 4 STUDS @ 16" O.C.
 1/2" DRYWALL
- WT7** FIRE-RATED + SOUND + INSUL DIVIDING WALL - 2X6 (ASSEMBLY #W59a - 1 HR. F.R.R. & STC 51)
 5/8" TYPE-X FIRE RATED DRYWALL
 RESILIENT CHANNELS @ 24" O.C.
 2X6 STUDS @ 16" O.C.
 W/ R22 ROCKWOOL INSULATION
 6 MIL POLY VAPOUR BARRIER
 RESILIENT CHANNELS @ 24" O.C.
 2 LAYERS OF 5/8" TYPE-X FIRE RATED DRYWALL
- WT7A** FIRE-RATED + SOUND + INSUL + SHEAR DIVIDING WALL - 2X6 (ASSEMBLY #W59a - 1 HR. F.R.R. & STC 51)
 5/8" TYPE-X FIRE RATED DRYWALL
 RESILIENT CHANNELS @ 24" O.C.
 7/16" OSB SHEATHING (SEE PAGE A4 / A5 FOR SHEAR WALL NOTES)
 2X6 STUDS @ 16" O.C.
 W/ R22 ROCKWOOL INSULATION
 6 MIL POLY VAPOUR BARRIER
 RESILIENT CHANNELS @ 24" O.C.
 2 LAYERS OF 5/8" TYPE-X FIRE RATED DRYWALL
- WT8** FIRE-RATED WALL - 2X6 (ASSEMBLY #WT6 - 1 HR. F.R.R. & STC 32)
 5/8" TYPE-X DRYWALL
 2 X 6 STUDS @ 16" O.C.
 5/8" TYPE-X DRYWALL
- WT9** 2X6 STUD INTERIOR WALL
 1/2" DRYWALL
 2 X 6 STUDS @ 16" O.C.
 1/2" DRYWALL
- WT9A** 2X6 STUD + SHEAR INTERIOR WALL
 1/2" DRYWALL
 2 X 6 STUDS @ 16" O.C.
 7/16" OSB SHEATHING
 1/2" DRYWALL
- WT10** 2X4 STUD INTERIOR WALL
 1/2" DRYWALL
 2 X 4 STUDS @ 16" O.C.
 1/2" DRYWALL

SHEET LIST

#	DATE	DESCRIPTION
1	5-30-2025	INITIAL DESIGN
2	6-11-2025	DESIGN REVISIONS
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13	10-16-2025	DESIGN REVISIONS
14	11-27-2025	REVISE AS PER ENCL MARKUPS
15	12-16-2025	DESIGN REVISIONS
16	1-12-2026	REVISE AS PER ENCL MARKUPS
17	1-27-2026	REVISE FLOOR OVER DRIVESHEED

#	DATE	DESCRIPTION
A0		3D VIEW / WALL SCHEDULES
A1		ELEVATIONS
A2		ELEVATIONS
A3		FOUNDATION PLAN
A4		FIRST FLOOR PLAN
A5		SECOND FLOOR PLAN
A6		SECTIONS
A7		NOTES

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER

QUALIFICATION INFORMATION
 REQUIRED UNLESS DESIGN IS EXEMPT UNDER 3.2.5.1. OF THE BUILDING CODE

NAME: SCOTT GROEN
 BCIN: 38749

REGISTRATION INFORMATION
 REQUIRED UNLESS DESIGN IS EXEMPT UNDER 3.2.4.1. OF THE BUILDING CODE

FIRM NAME: GROEN DESIGN & DRAFTING SERVICES
 BCIN: 43607



3D VIEW / WALL SCHEDULES
 SCALE: 1/4" = 1'-0"

DWELLING / AG. ACCESSORY BLDG
 PROJECT ADDRESS: 13410 FIRST LINE NASAGAWEYA
 MILTON, ON

MATT JESSUP
 CURR
 A0

GENERAL NOTES:
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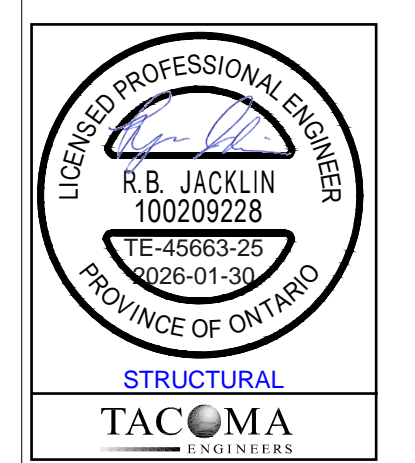


1 FRONT ELEVATION
 1/4" = 1'-0"



2 LEFT ELEVATION
 1/4" = 1'-0"

TOWN OF MILTON
 DEVELOPMENT SERVICES
 A2, GA ZONE
 ZONING: REVIEWED FOR C of A
 1001 Catherine MAR. 16, 2026
 ZONING OFFICER DATE



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14	11-27-2025	REVISE AS PER ENR MARKUPS
15	12-16-2025	DESIGN REVISIONS
16	1-12-2026	REVISE AS PER ENR MARKUPS
17	1-27-2026	REVISE FLOOR OVER DRIVESHD

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FIRM NAME: GROEN DESIGN & DRAFTING SERVICES
 BCIN: 43607



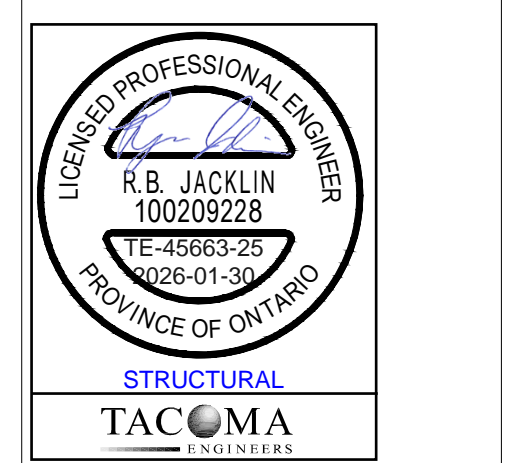
ELEVATIONS
 SCALE: 1/4" = 1'-0"

DWELLING / AG. ACCESSORY BLDG
 PROJECT ADDRESS: 13410 FIRST LINE NASAGAWEYA
 MILTON, ON

MATT JESSUP
 CURPT AI

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TOWN OF MILTON
 DEVELOPMENT SERVICES
 ZONING REVIEWED FOR C of A ZONE
 rob.catalano MAR 16, 2026
 ZONING OFFICER DATE



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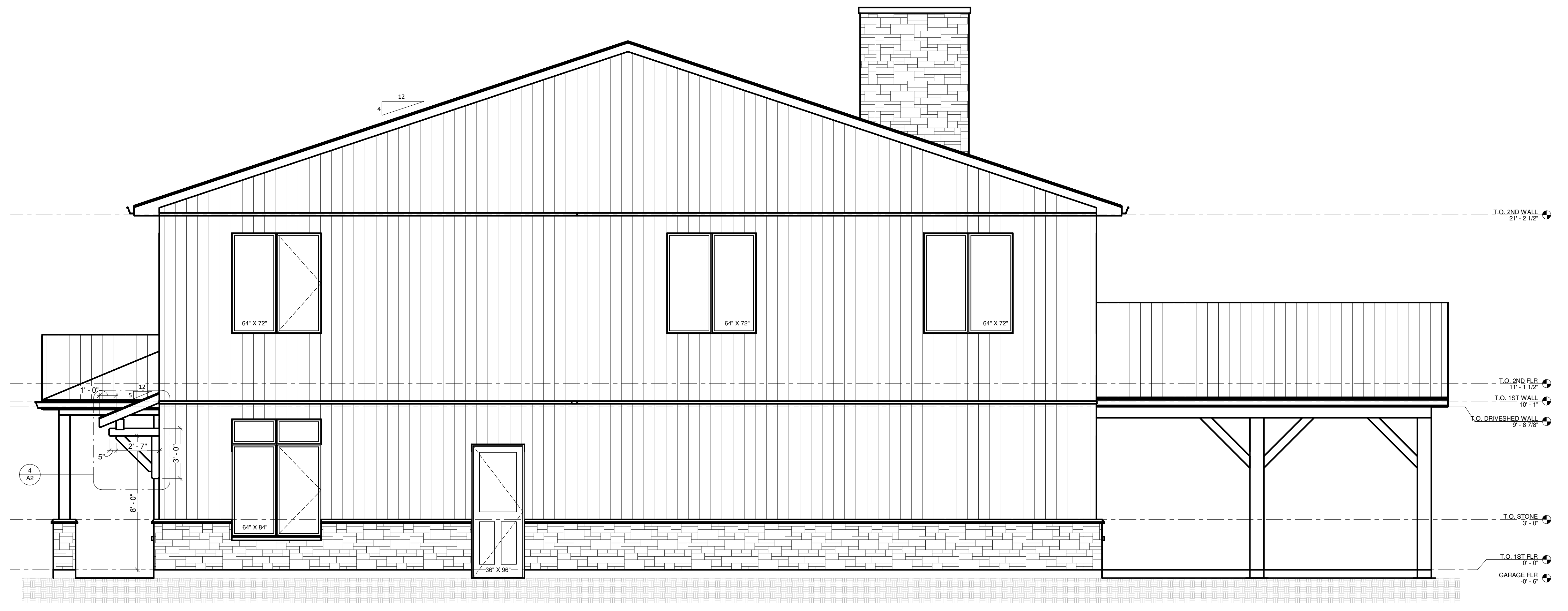
ELEVATIONS
 SCALE: As Indicated

DWELLING / AG. ACCESSORY BLDG
 PROJECT ADDRESS: 13410 FIRST LINE NASAGAWEYA
 MILTON, ON

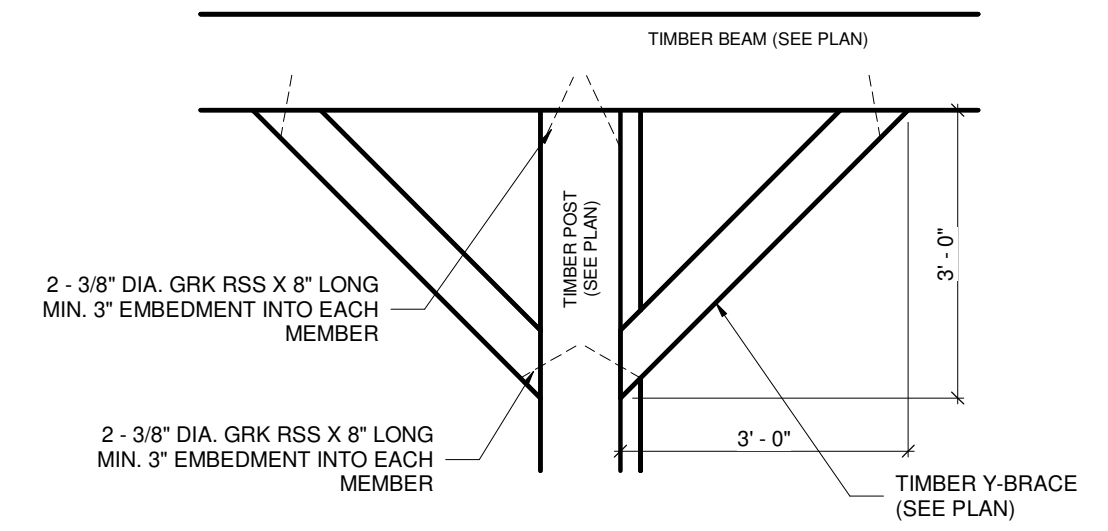
MATT JESSUP
 CURR# A2



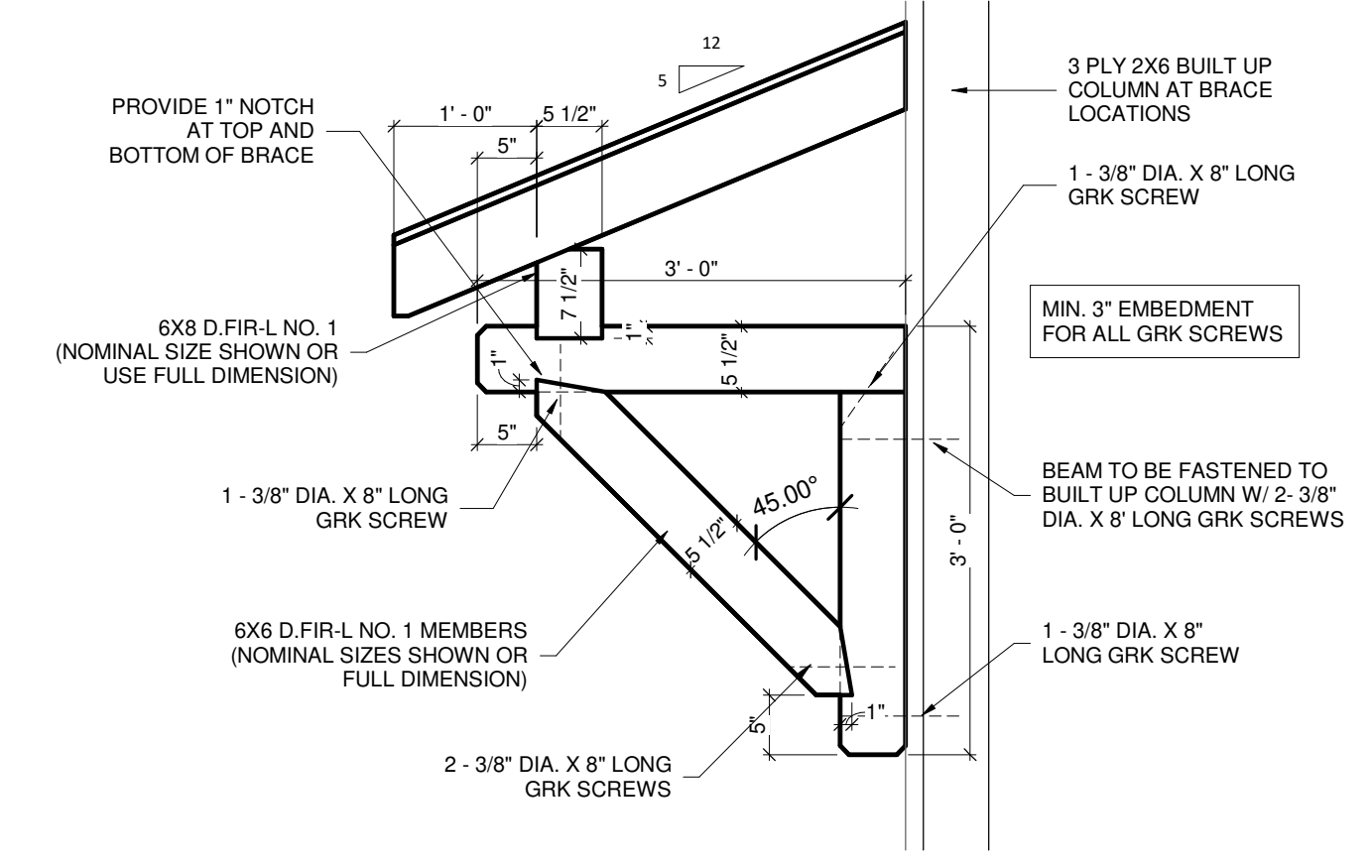
1 REAR ELEVATION
 1/4" = 1'-0"



2 RIGHT ELEVATION
 1/4" = 1'-0"

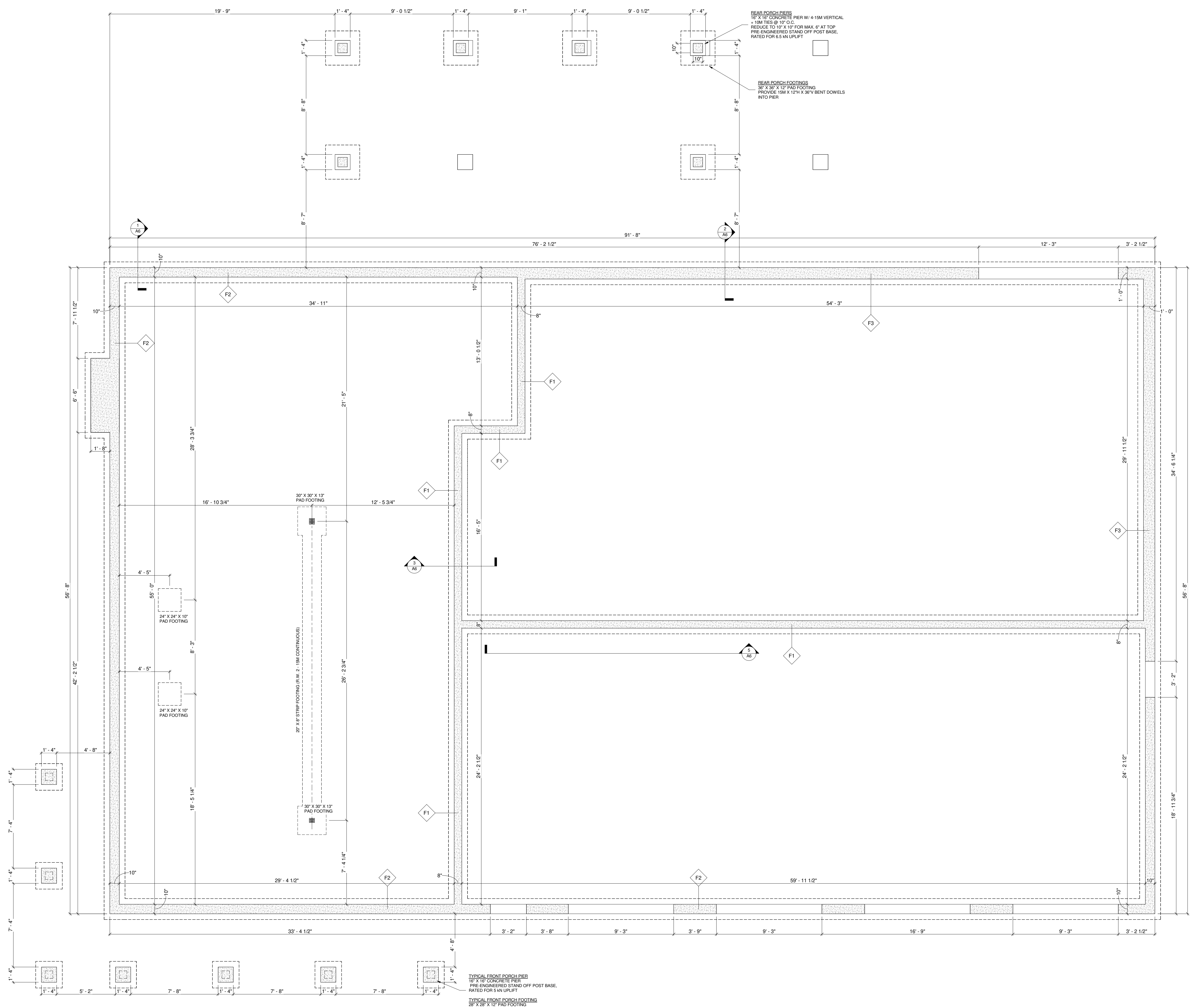


3 REAR TIMBER BRACE / POST CONNECTION
 1/2" = 1'-0"

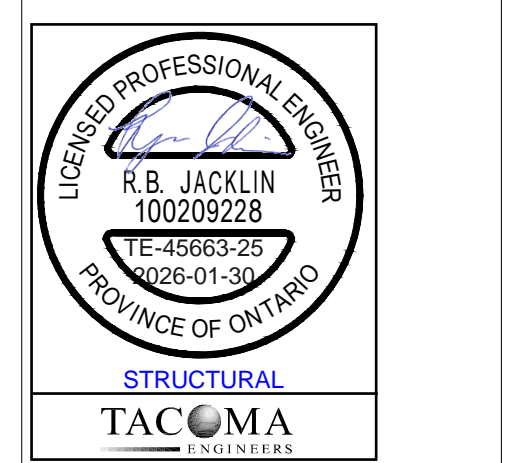


4 TIMBER BRACE DETAILS FOR CANOPY
 3/4" = 1'-0"

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TOWN OF MILTON
 DEVELOPMENT SERVICES
 A2, GA ZONE
 ZONING: REVIEWED FOR C of A
 TAC/CA/100
 MAR 16, 2025
 ZONING OFFICER



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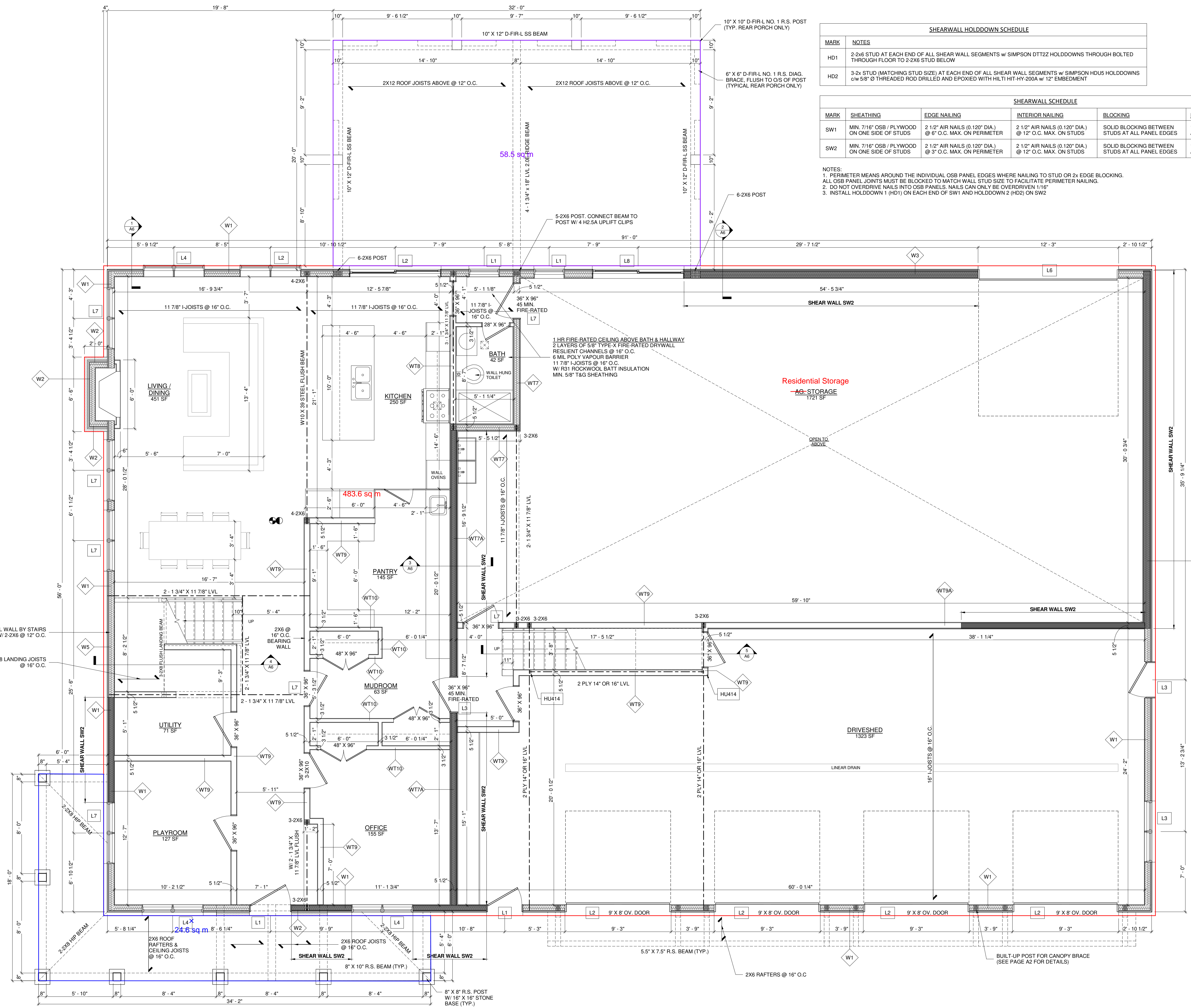
FIRM NAME: GROEN DESIGN & DRAFTING SERVICES
 BCIN: 43607



FOUNDATION PLAN
 SCALE: 1/4" = 1'-0"

DWELLING / AG, ACCESSORY BLDG
 PROJECT ADDRESS: 13410 FIRST LINE NASAGAWEYA
 MILTON, ON

MATT JESSUP
 CURT A3



SHEARWALL HOLDDOWN SCHEDULE	
MARK	NOTES
HD1	2-2x6 STUD AT EACH END OF ALL SHEAR WALL SEGMENTS w/ SIMPSON DTT2Z HOLDDOWNS THROUGH BOLTED THROUGH FLOOR TO 2-2X6 STUD BELOW
HD2	3-2x STUD (MATCHING STUD SIZE) AT EACH END OF ALL SHEAR WALL SEGMENTS w/ SIMPSON HDU5 HOLDDOWNS c/w 5/8" Ø THREADED ROD DRILLED AND EPOXIED WITH HITI-HI-200A w/ 12" EMBEDMENT

SHEARWALL SCHEDULE					
MARK	SHEATHING	EDGE NAILING	INTERIOR NAILING	BLOCKING	BOTTOM PLATE ANCHORS
SW1	MIN. 7/16" OSB / PLYWOOD ON ONE SIDE OF STUDS	2 1/2" AIR NAILS (0.120" DIA.) @ 6" O.C. MAX. ON PERIMETER	2 1/2" AIR NAILS (0.120" DIA.) @ 12" O.C. MAX. ON STUDS	SOLID BLOCKING BETWEEN STUDS AT ALL PANEL EDGES	1/2" DIA. X 12" LONG HOOKED ANCHORS @ 48" O.C.
SW2	MIN. 7/16" OSB / PLYWOOD ON ONE SIDE OF STUDS	2 1/2" AIR NAILS (0.120" DIA.) @ 3" O.C. MAX. ON PERIMETER	2 1/2" AIR NAILS (0.120" DIA.) @ 12" O.C. MAX. ON STUDS	SOLID BLOCKING BETWEEN STUDS AT ALL PANEL EDGES	1/2" DIA. X 12" LONG HOOKED ANCHORS @ 48" O.C.

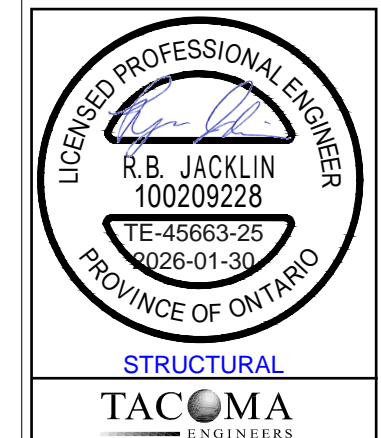
NOTES:
 1. PERIMETER MEANS AROUND THE INDIVIDUAL OSB PANEL EDGES WHERE NAILING TO STUD OR 2x EDGE BLOCKING.
 ALL OSB PANEL JOINTS MUST BE BLOCKED TO MATCH WALL STUD SIZE TO FACILITATE PERIMETER NAILING.
 2. DO NOT OVERDRIVE NAILS INTO OSB PANELS. NAILS CAN ONLY BE OVERDRIVEN 1/16"
 3. INSTALL HOLDDOWN 1 (HD1) ON EACH END OF SW1 AND HOLDDOWN 2 (HD2) ON SW2



Dwelling Footprint area:
 566.7 sq. m.

LINTEL SCHEDULE:	
L1	3-2X10 C/W 2J-2K POST EACH SIDE
L2	3 - 1 3/4" X 11 7/8" LVL 2.0E C/W 2J-2K POST EACH SIDE
L3	2-2X6 C/W 1J-1K POST EACH SIDE
L4	2-2X6 C/W 1J-2K POST EACH SIDE
L5	2-2X6 C/W 1J-5K POST EACH SIDE
L6	3 - 1 3/4" X 11 7/8" LVL 2.0E C/W 3J-5K POST EACH SIDE
L7	2-2X10 C/W 1J-1K POST EACH SIDE
L8	2 - 1 3/4" X 11 7/8" LVL 2.0E C/W 2J-4K POST EACH SIDE

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 2. ALL CONSTRUCTION TO CONFORM WITH THE LATEST VERSION OF THE ONTARIO BUILDING CODE.



- INTERCONNECTED SMOKE DETECTOR W/ VISUAL SIGNALING COMPONENT
- CARBON MONOXIDE DETECTOR
- DIRECT VENTED EXHAUST FAN

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THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN, AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER

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NAME: SCOTT GROEN
 BCIN: 38749

REGISTRATION INFORMATION:
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FIRM NAME: GROEN DESIGN & DRAFTING SERVICES
 BCIN: 43607



FIRST FLOOR PLAN
 SCALE: 1/4" = 1'-0"

DWELLING / AG, ACCESSORY BLDG
 PROJECT ADDRESS: 13410 FIRST LINE NASAGAWEYA
 MILTON, ON

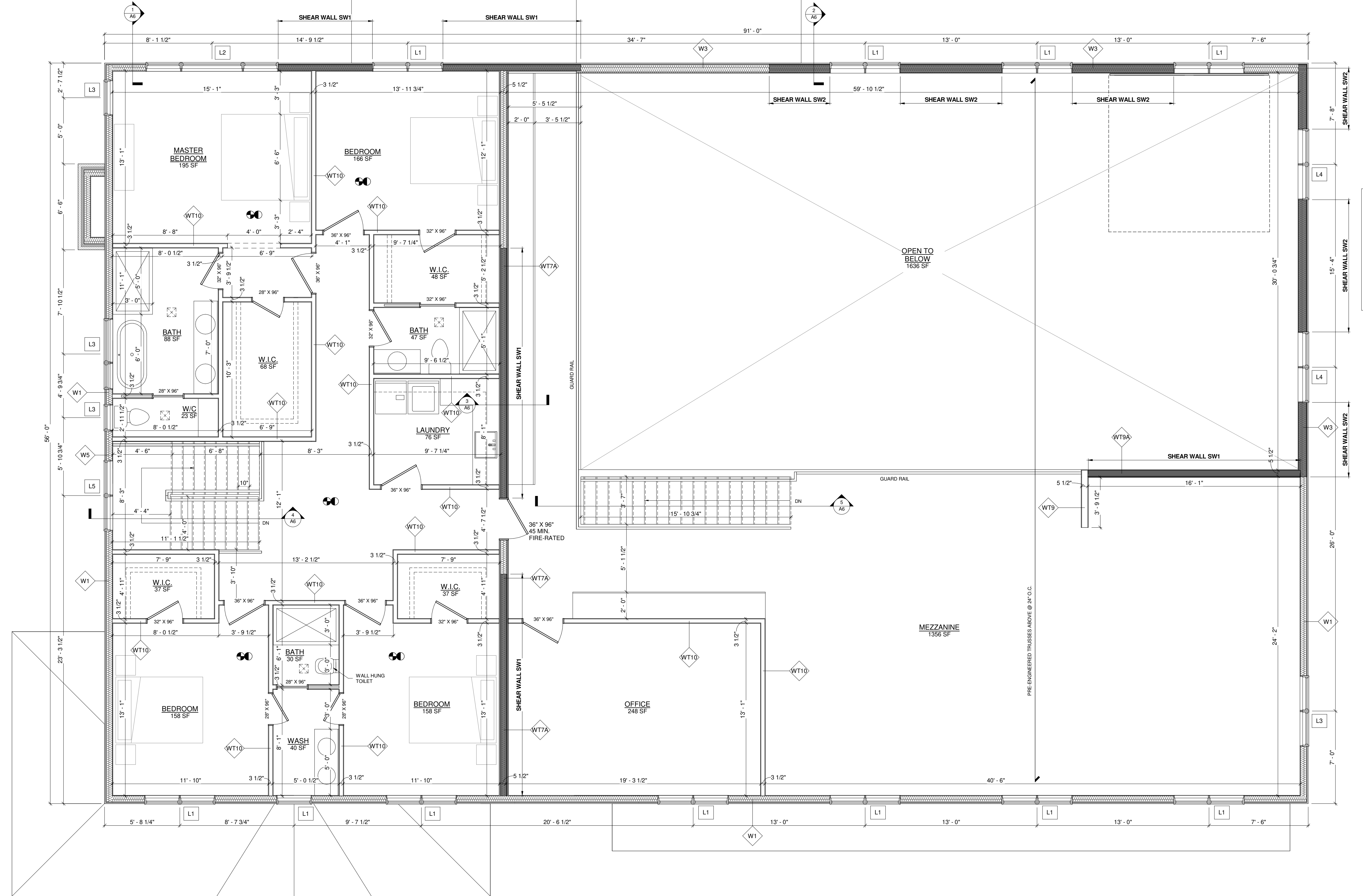
MATT JESSUP
 CURR: A4

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SHEARWALL HOLDDOWN SCHEDULE	
MARK	NOTES
HD1	2-2x6 STUD AT EACH END OF ALL SHEAR WALL SEGMENTS w/ SIMPSON DTT2Z HOLDDOWNS THROUGH BOLTED THROUGH FLOOR TO 2-2x6 STUD BELOW
HD2	3-2x STUD (MATCHING STUD SIZE) AT EACH END OF ALL SHEAR WALL SEGMENTS w/ SIMPSON HDU5 HOLDDOWNS c/w 5/8" Ø THREADED ROD DRILLED AND EPOXIED WITH HILTI HIT-HY-200A w/ 12" EMBEDMENT

SHEARWALL SCHEDULE					
MARK	SHEATHING	EDGE NAILING	INTERIOR NAILING	BLOCKING	BOTTOM PLATE ANCHORS
SW1	MIN. 7/16" OSB / PLYWOOD ON ONE SIDE OF STUDS	2 1/2" AIR NAILS (0.120" DIA.) @ 6" O.C. MAX. ON PERIMETER	2 1/2" AIR NAILS (0.120" DIA.) @ 12" O.C. MAX. ON STUDS	SOLID BLOCKING BETWEEN STUDS AT ALL PANEL EDGES	1/2" DIA. X 12" LONG HOOKED ANCHORS @ 48" O.C.
SW2	MIN. 7/16" OSB / PLYWOOD ON ONE SIDE OF STUDS	2 1/2" AIR NAILS (0.120" DIA.) @ 3" O.C. MAX. ON PERIMETER	2 1/2" AIR NAILS (0.120" DIA.) @ 12" O.C. MAX. ON STUDS	SOLID BLOCKING BETWEEN STUDS AT ALL PANEL EDGES	1/2" DIA. X 12" LONG HOOKED ANCHORS @ 48" O.C.

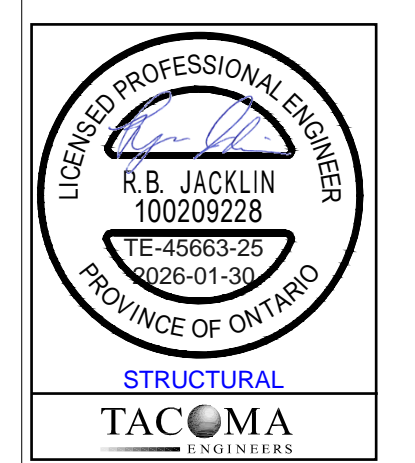
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 3. INSTALL HOLDDOWN 1 (HD1) ON EACH END OF SW1 AND HOLDDOWN 2 (HD2) ON SW2



LINTEL SCHEDULE:

- L1 - 3-2X10 C/W 2J-2K POST EACH SIDE
- L2 - 3 - 1 3/4" X 11 7/8" LVL 2.0E C/W 2J-2K POST EACH SIDE
- L3 - 2-2X6 C/W 1J-1K POST EACH SIDE
- L4 - 2-2X6 C/W 1J-2K POST EACH SIDE
- L5 - 2-2X6 C/W 1J-5K POST EACH SIDE
- L6 - 3 - 1 3/4" X 11 7/8" LVL 2.0E C/W 3J-5K POST EACH SIDE
- L7 - 2-2X10 C/W 1J-1K POST EACH SIDE
- L8 - 2-1 3/4" X 11 7/8" LVL 2.0E C/W 2J-4K POST EACH SIDE

TOWN OF MILTON
 DEVELOPMENT SERVICES
 A2, GA ZONE
 ZONING: REVIEWED FOR C of A
 rob.catarino MAR 16, 2026
 ZONING OFFICER DATE



#	DATE	DESCRIPTION
1	5-30-2025	INITIAL DESIGN
2	6-11-2025	DESIGN REVISIONS
3	7-4-2025	DESIGN REVISIONS
4	7-9-2025	DESIGN REVISIONS
5	7-23-2025	DESIGN REVISIONS
6	8-2-2025	DESIGN REVISIONS
7	8-5-2025	DESIGN REVISIONS
8	8-20-2025	DESIGN REVISIONS
9	8-21-2025	DESIGN REVISIONS
10	8-27-2025	DESIGN REVISIONS
11	9-28-2025	DESIGN REVISIONS
12	9-15-2025	DESIGN REVISIONS
13	10-16-2025	DESIGN REVISIONS
14	11-27-2025	REVISE AS PER ENCL MARKUPS
15	12-16-2025	DESIGN REVISIONS
16	1-12-2026	REVISE AS PER ENCL MARKUPS
17	1-27-2026	REVISE FLOOR OVER DRIVESHEED

THE UNDERSIGNED HAS REVIEWED AND TAKES RESPONSIBILITY FOR THIS DESIGN, AND HAS THE QUALIFICATIONS AND MEETS THE REQUIREMENTS SET OUT IN THE ONTARIO BUILDING CODE TO BE A DESIGNER

QUALIFICATION INFORMATION:
 REQUIRED UNLESS DESIGN IS EXEMPT UNDER 3.2.5.1. OF THE BUILDING CODE

NAME: SCOTT GROEN
 BCIN: 38749

REGISTRATION INFORMATION:
 REQUIRED UNLESS DESIGN IS EXEMPT UNDER 3.2.4.1. OF THE BUILDING CODE

FIRM NAME: GROEN DESIGN & DRAFTING SERVICES
 BCIN: 43607



SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"

DWELLING / AG. ACCESSORY BLDG
 PROJECT ADDRESS: 13410 FIRST LINE NASAGAWEYA
 MILTON, ON

MATT JESSUP
 CURR: A5