Notes:

1) Floor Layout may Not Appear As Built. Garage Door, Man Door and Window Locations will vary.

2) Footing Inspection Required Prior to Pouring Concrete

3) Framing Inspection required once Roof Sheathing has been Installed

For Gable End Roofs

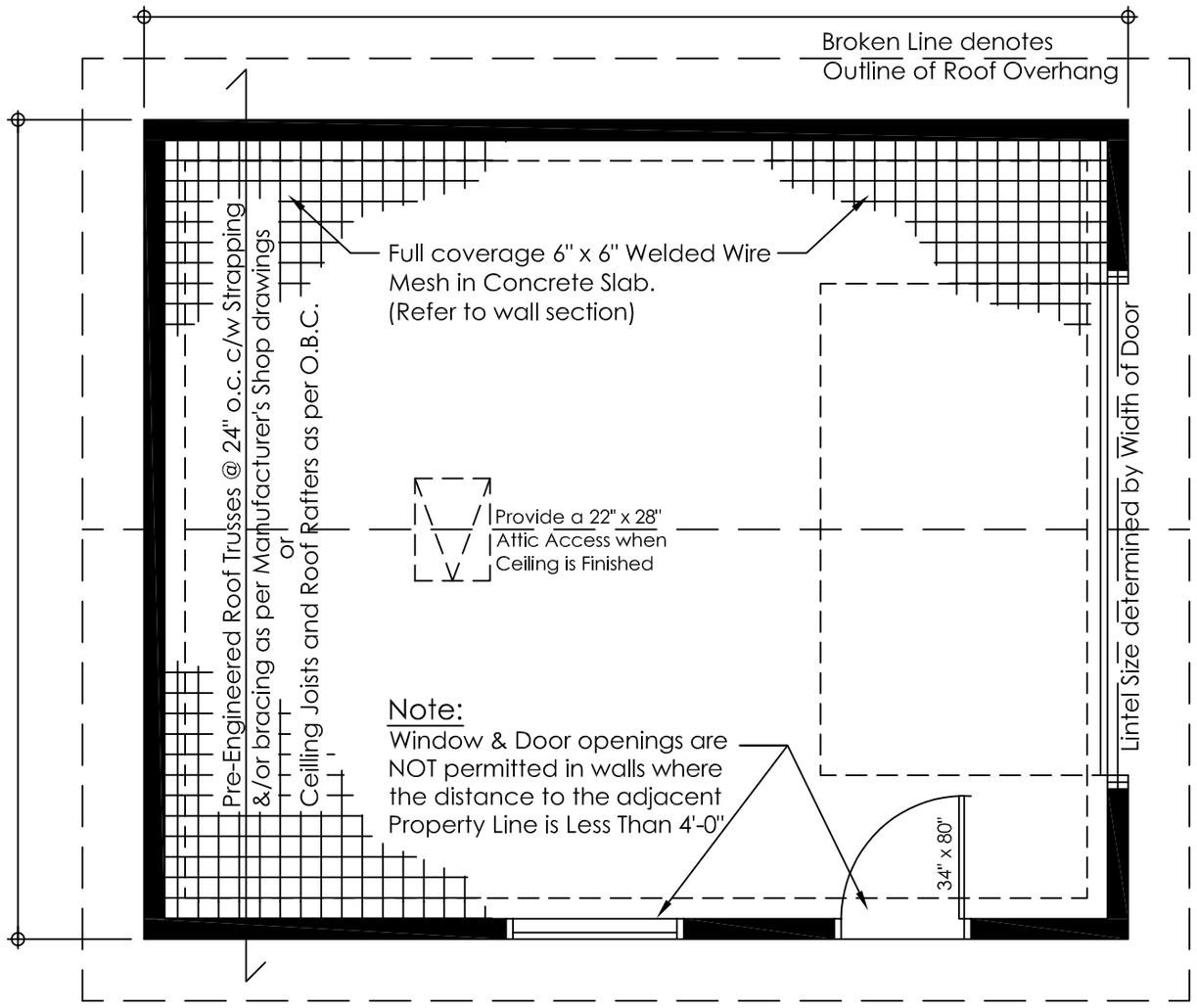
Garage Door Width	Lintel Size
10'	2 - 2 x 8's
12'	2 - 2 x 8's
14'	2 - 2 x 10's
16'	2 - 2 x 10's

For Hip-End Roofs

Based on maximum 7'-10" supported length of trusses or rafters

Garage Door Width	Lintel Size
10'	3 - 2 x 10's
12'	3 - 2 x 12's
14'	W6 x 15 steel beam
16'	

For supported lengths exceeding the above, contact Building Services



General Notes:

1) All lumber to be No. 2 Spruce or better. All lumber exposed to weather conditions must be pressure treated, painted or stained.

2) Technical Design Data for all Pre-engineered Framing Components must be submitted at the Framing Inspection.

3) Minimum Bearing of all joists & double lintels to be min. 1 1/2"(38mm). Minimum Bearing of all Beams & Lintels with more than 2 ply to be min. 3 1/2"(89mm).

4) Moisture Barrier is required between all lumber in direct contact with or within 6"(150mm) of concrete which is in direct contact with the ground.

5) Floor drains within Detached Garages shall not be connected to Municipal Sewer Services. Discharge to a proper drainage swale or ditch.

6) All Concrete for Floor Slab to be 32 Mpa and shall have air entrainment of 5% to 8%.

7) Detached Garages of less than 592 ft^2 (55 m^2) floor area and not more than 1 storey in height may be supported on wood mud sills provided the garage is not of masonry or masonry veneer construction.

NOTE:
It is the Contractor's responsibilty to ensure that all construction conforms to the requirements of the Ontario Building Code. Notations made on these drawings are for your information and assistance only and do not necessarily comment on all areas of construction.

Greater Grand Sudbury
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BUILDING SERVICES

Detached Garage

Slab on Grade with Perimeter Footing

FLOOR LAYOUT (not to scale)

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DATE: 05/29/24

A-1 (SOG)
SHEET

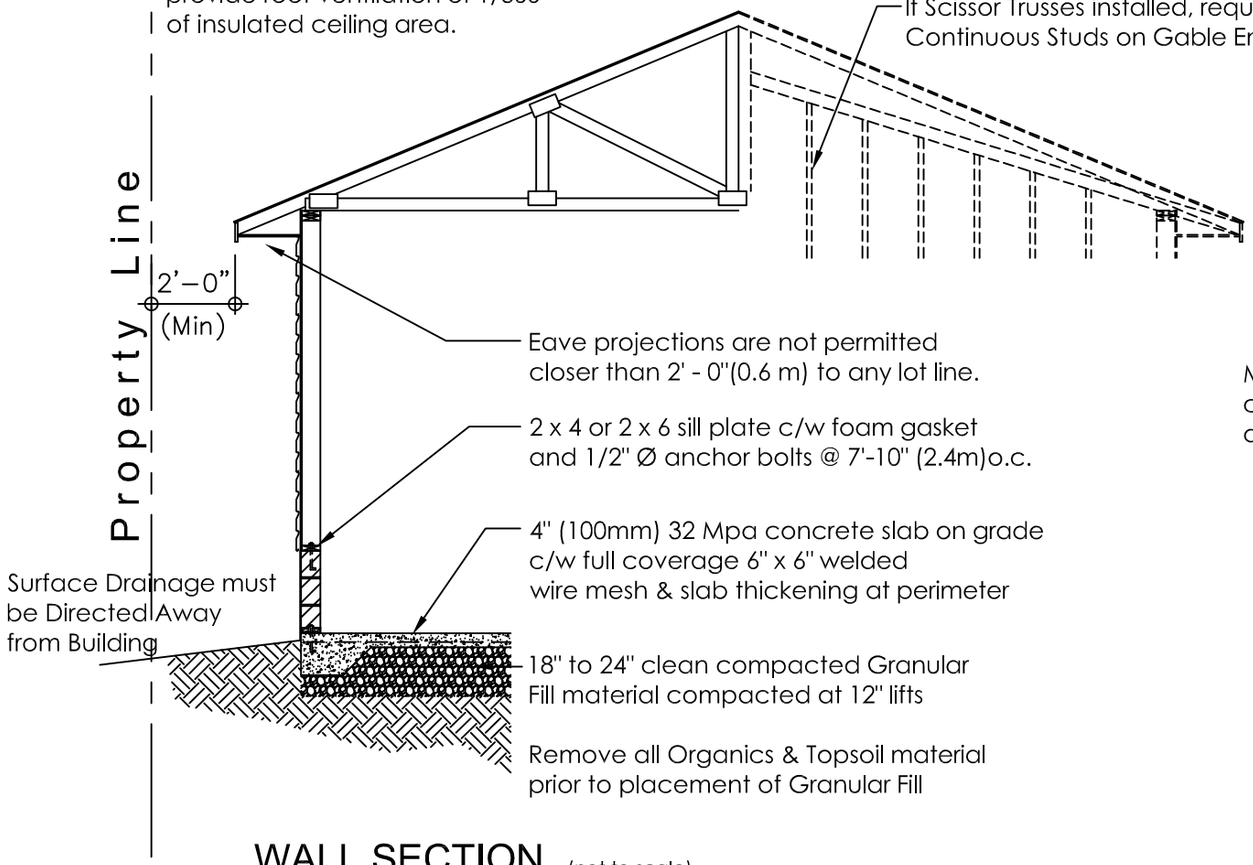
Technical Design Data for all Pre-engineered Framing Components must be submitted at the Framing Inspection.

Note:
If Detached Garage is insulated, provide roof ventilation of 1/300 of insulated ceiling area.

Typical Roof Construction:

Asphalt shingles
Roof sheathing
Pre-Engineered Roof Trusses c/w bracing as per manufacturers specifications.

Note:
If Scissor Trusses installed, require Continuous Studs on Gable Ends.



WALL SECTION (not to scale)

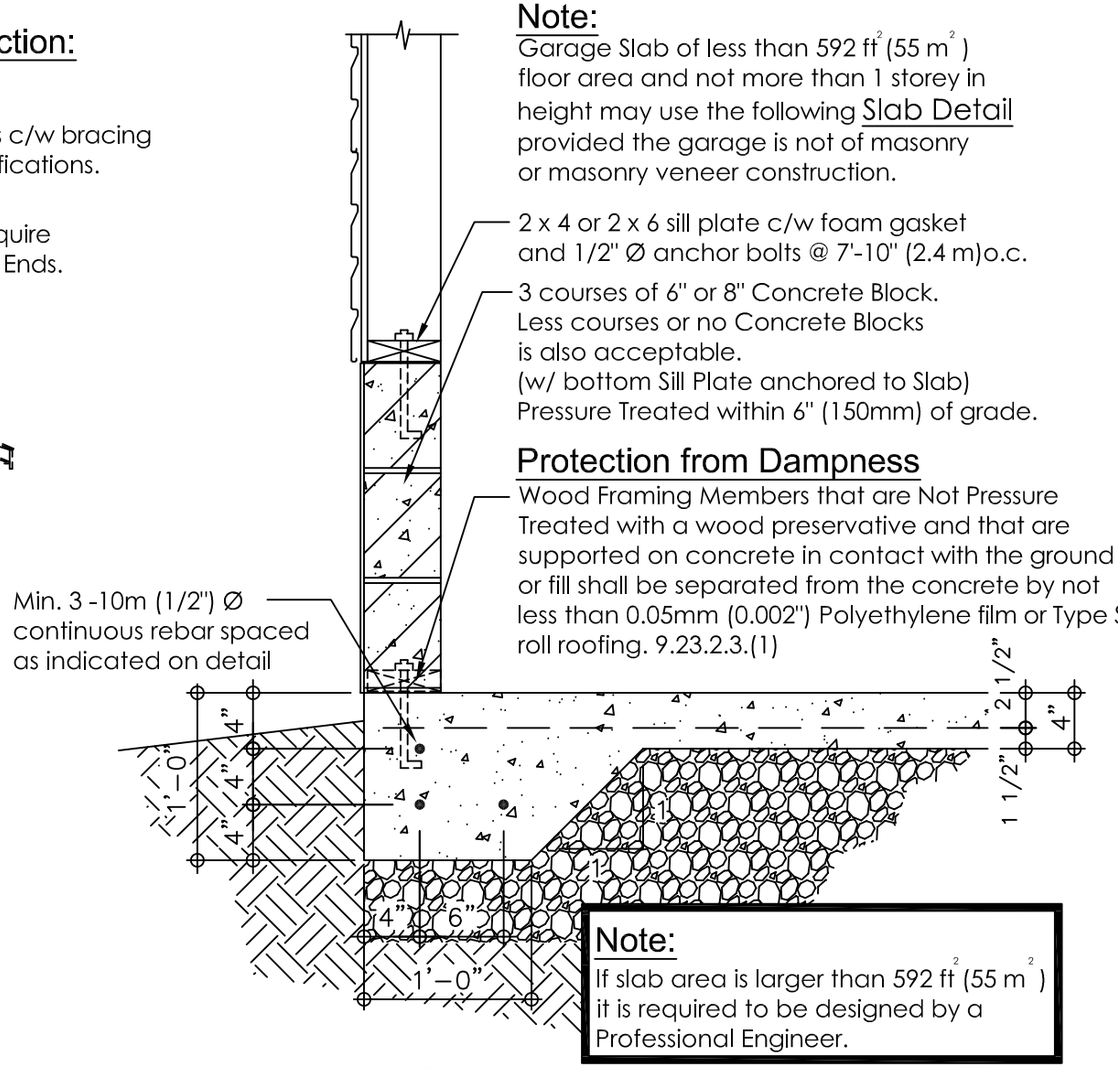
Note:
Garage Slab of less than 592 ft² (55 m²) floor area and not more than 1 storey in height may use the following Slab Detail provided the garage is not of masonry or masonry veneer construction.

2 x 4 or 2 x 6 sill plate c/w foam gasket and 1/2" Ø anchor bolts @ 7'-10" (2.4 m)o.c.

3 courses of 6" or 8" Concrete Block. Less courses or no Concrete Blocks is also acceptable. (w/ bottom Sill Plate anchored to Slab) Pressure Treated within 6" (150mm) of grade.

Protection from Dampness

Wood Framing Members that are Not Pressure Treated with a wood preservative and that are supported on concrete in contact with the ground or fill shall be separated from the concrete by not less than 0.05mm (0.002") Polyethylene film or Type S roll roofing. 9.23.2.3.(1)



Note:
If slab area is larger than 592 ft² (55 m²) it is required to be designed by a Professional Engineer.

SLAB DETAIL (not to scale)

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BUILDING SERVICES

Detached Garage

Slab on Grade with Perimeter Footing

Section and Detail (not to scale)

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DATE: 05/29/24

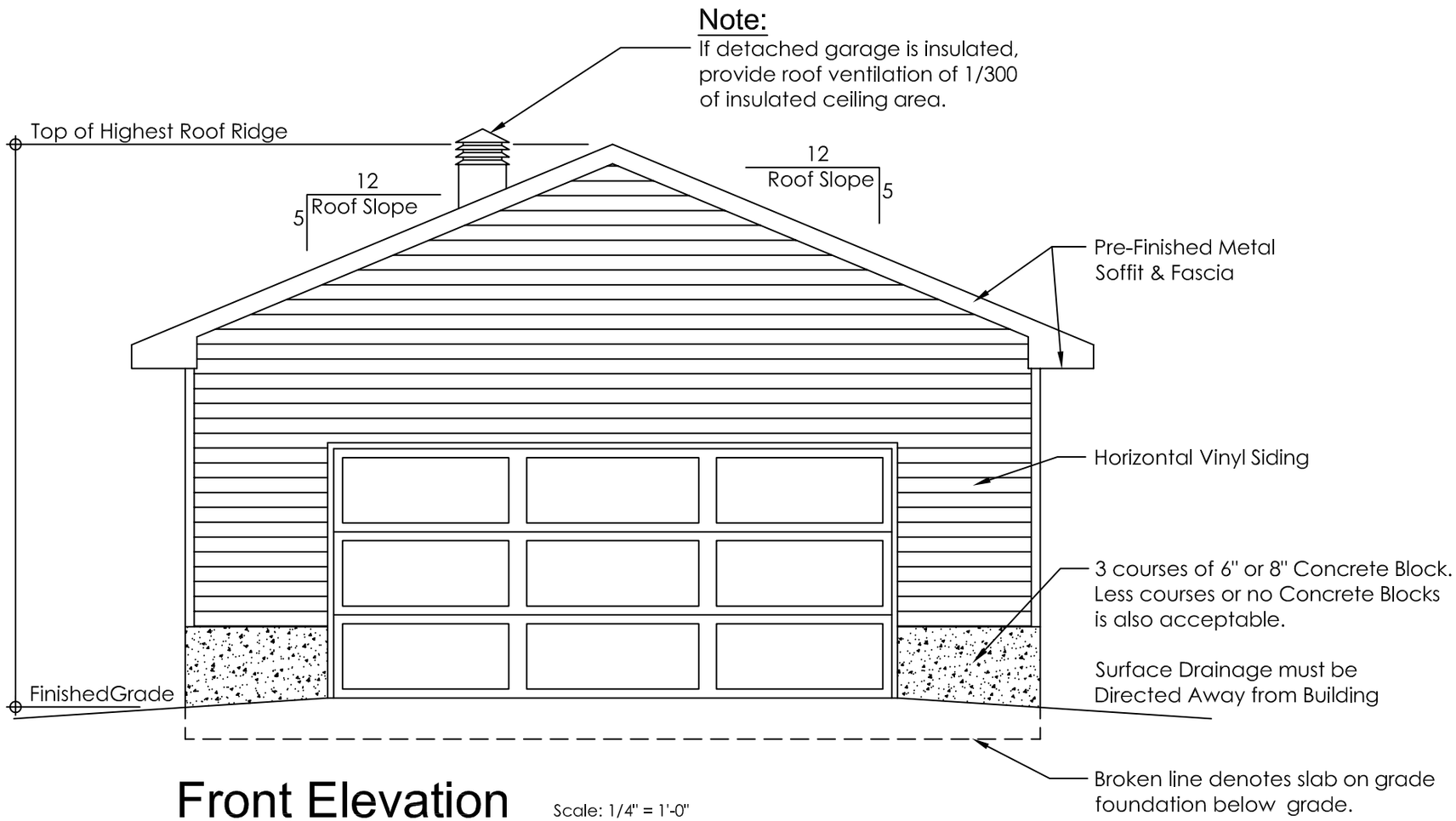
A-2 (SOG)
SHEET

Notes:

1) Building Elevation may Not Appear As Built. Garage Door, Man Door and Window Locations will vary.

2) Slab Footing Inspection Required Prior to Pouring Concrete

3) Framing Inspection required once Roof Sheathing has been Installed



Note:

Height shall be measured between the Finished Grade of the Wall of a Building or Structure Facing the Front Lot Line and the Highest Point of the Building or Structure.

Max. Ht. on a Residential Lot
16'-5" (5m)
Max. Ht. within an Agricultural & Rural Zone
21'-4" (6.5m)

Front Elevation

Scale: 1/4" = 1'-0"

NOTE:
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BUILDING SERVICES

Detached Garage

Slab on Grade with Perimeter Footing

Building Elevation (Front) (not to scale)

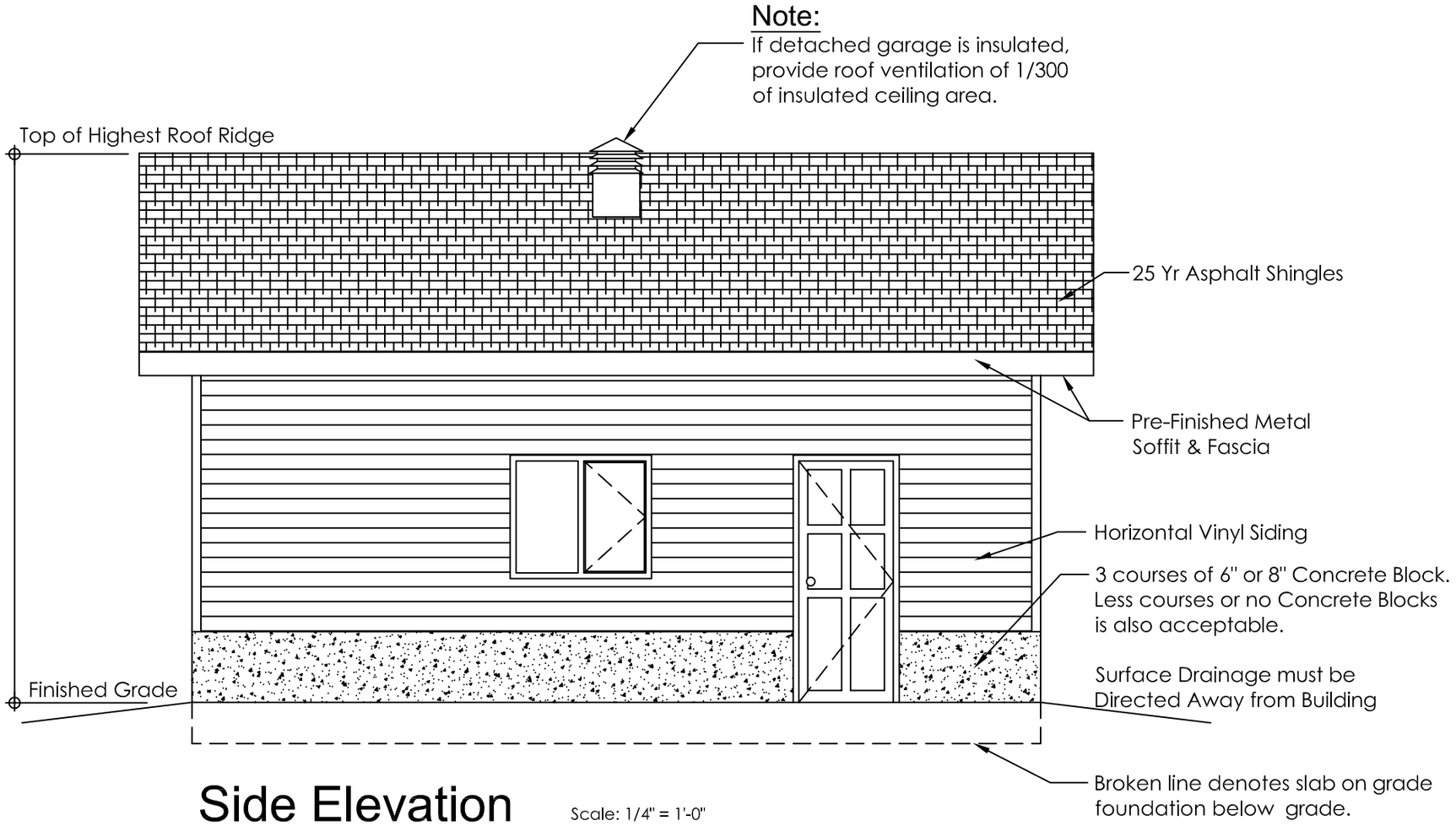
DRAWN BY: CS

DATE: 05/29/24

A-3 (SOG)
SHEET

Notes:

1) Building Elevation may Not Appear As Built. Garage Door, Man Door and Window Locations will vary.
2) Footing Inspection Required Prior to Pouring Concrete
3) Framing Inspection required once Roof Sheathing has been Installed



Note:

Height shall be measured between the Finished Grade of the Wall of a Building or Structure Facing the Front Lot Line and the Highest Point of the Building or Structure.

Max. Ht. on a Residential Lot
16'-5" (5m)
Max. Ht. within an Agricultural & Rural Zone
21'-4" (6.5m)

Side Elevation

Scale: 1/4" = 1'-0"

NOTE:
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BUILDING SERVICES

Detached Garage

Slab on Grade with Perimeter Footing

Building Elevation (Side) (not to scale)

DRAWN BY: CS

DATE: 05/29/24

A-4 (SOG)
SHEET