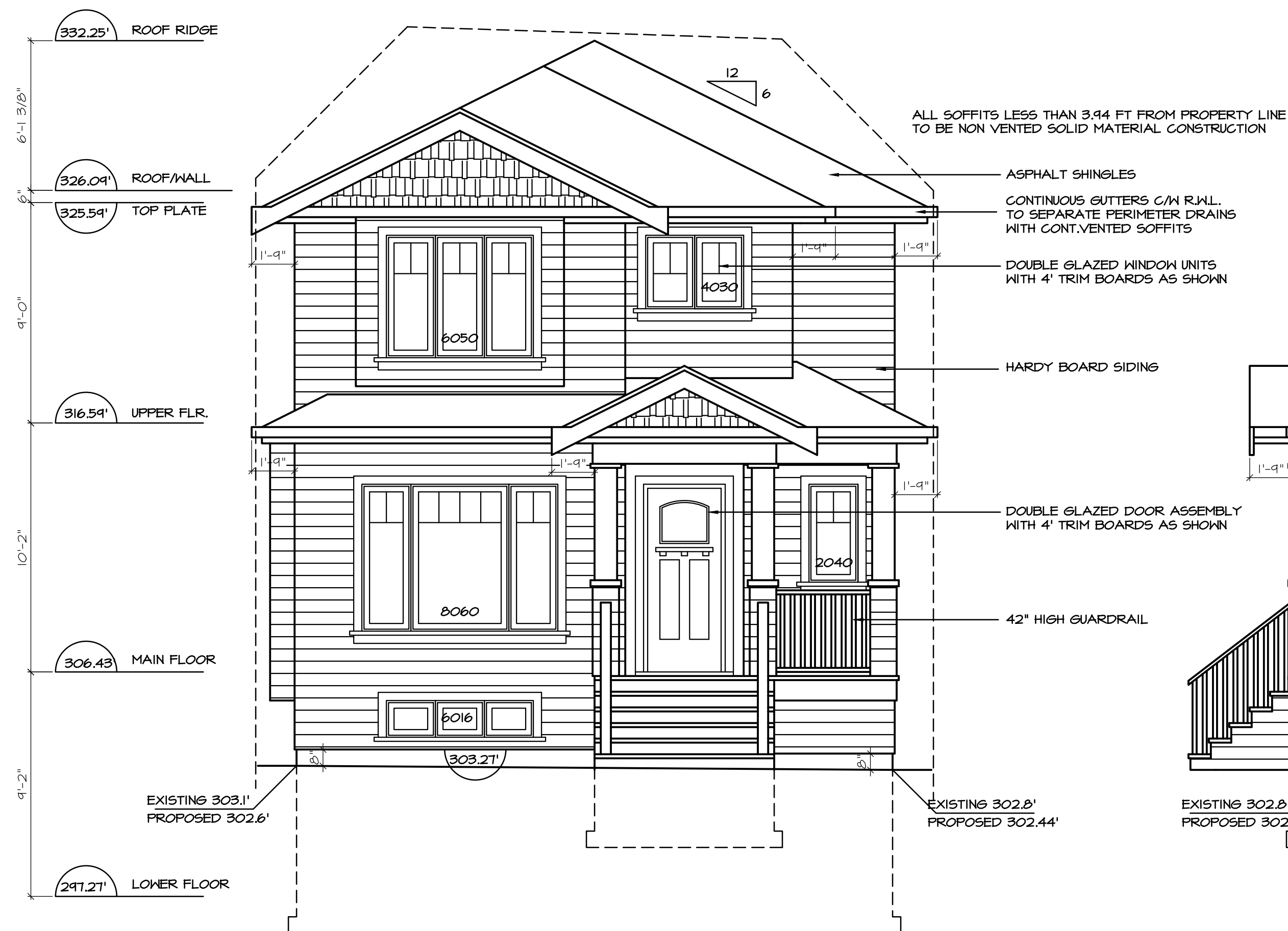
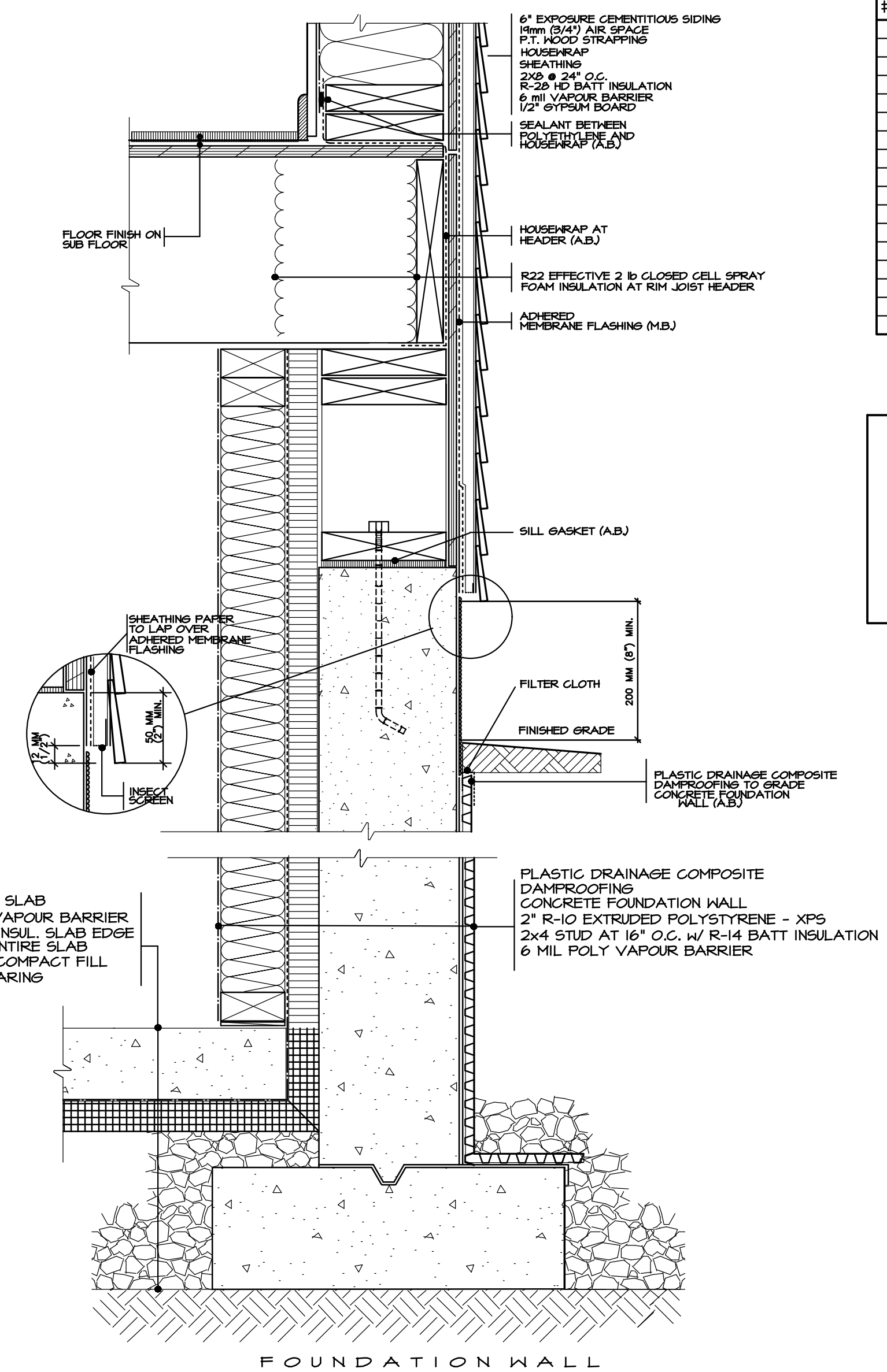
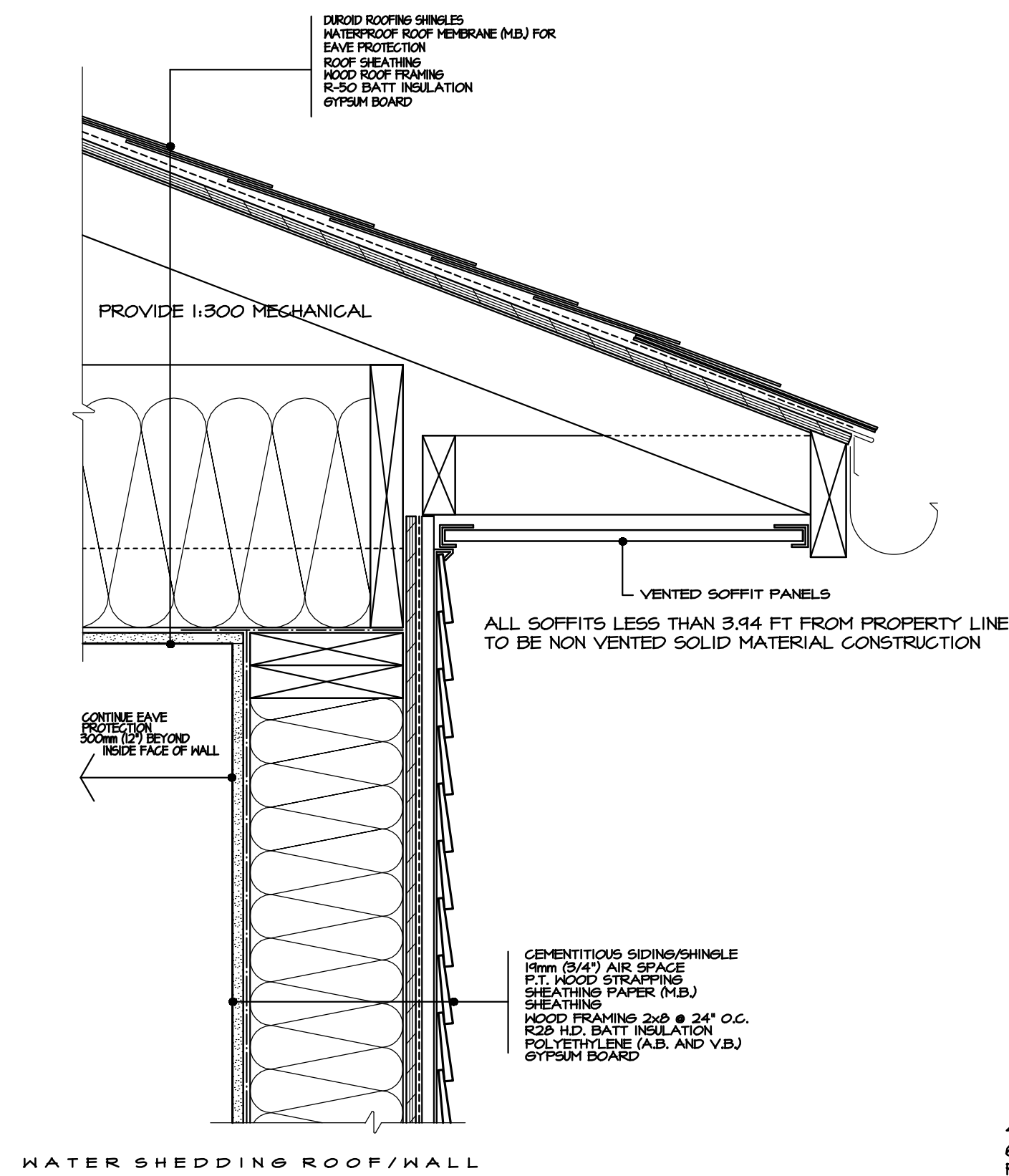
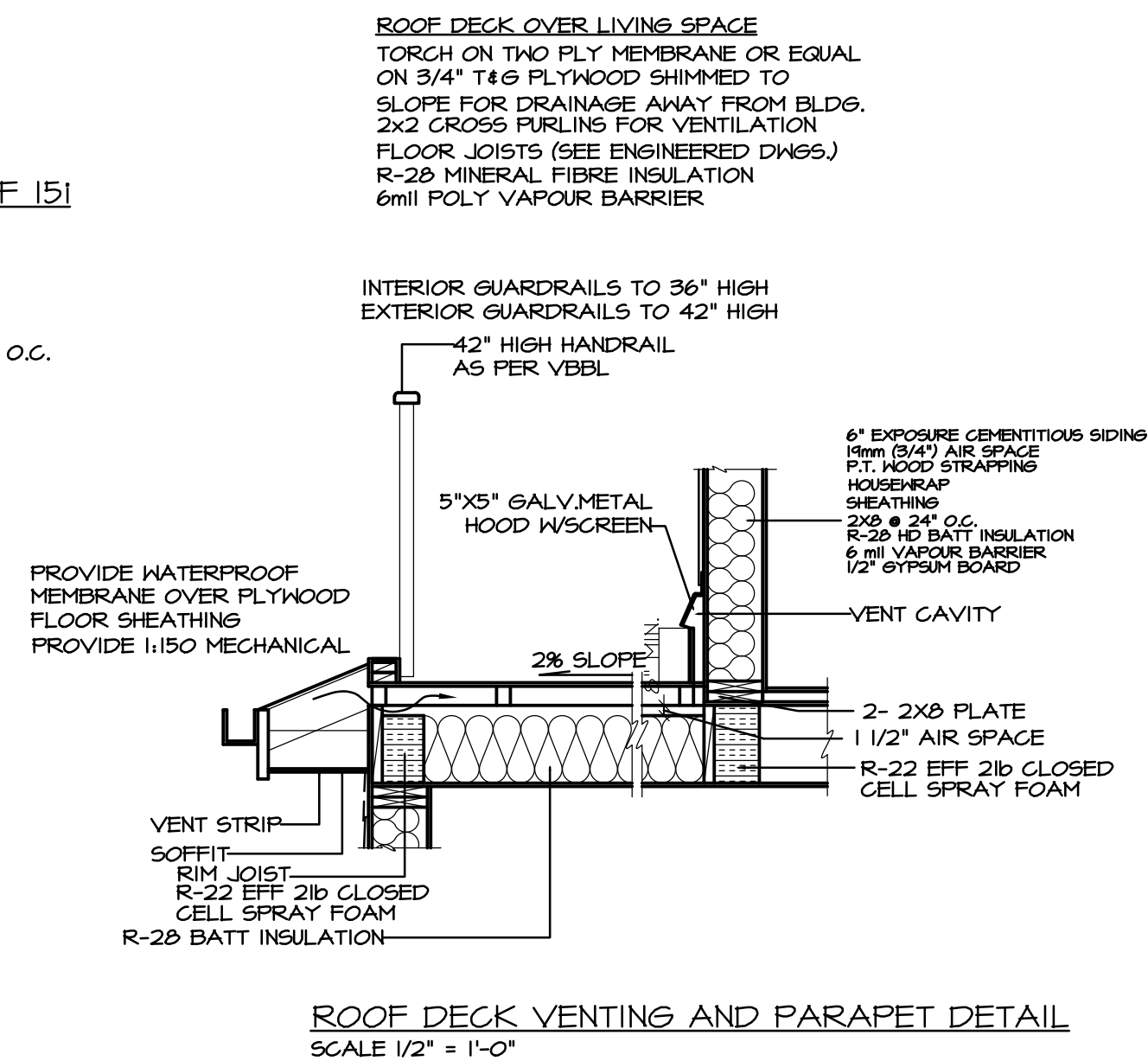
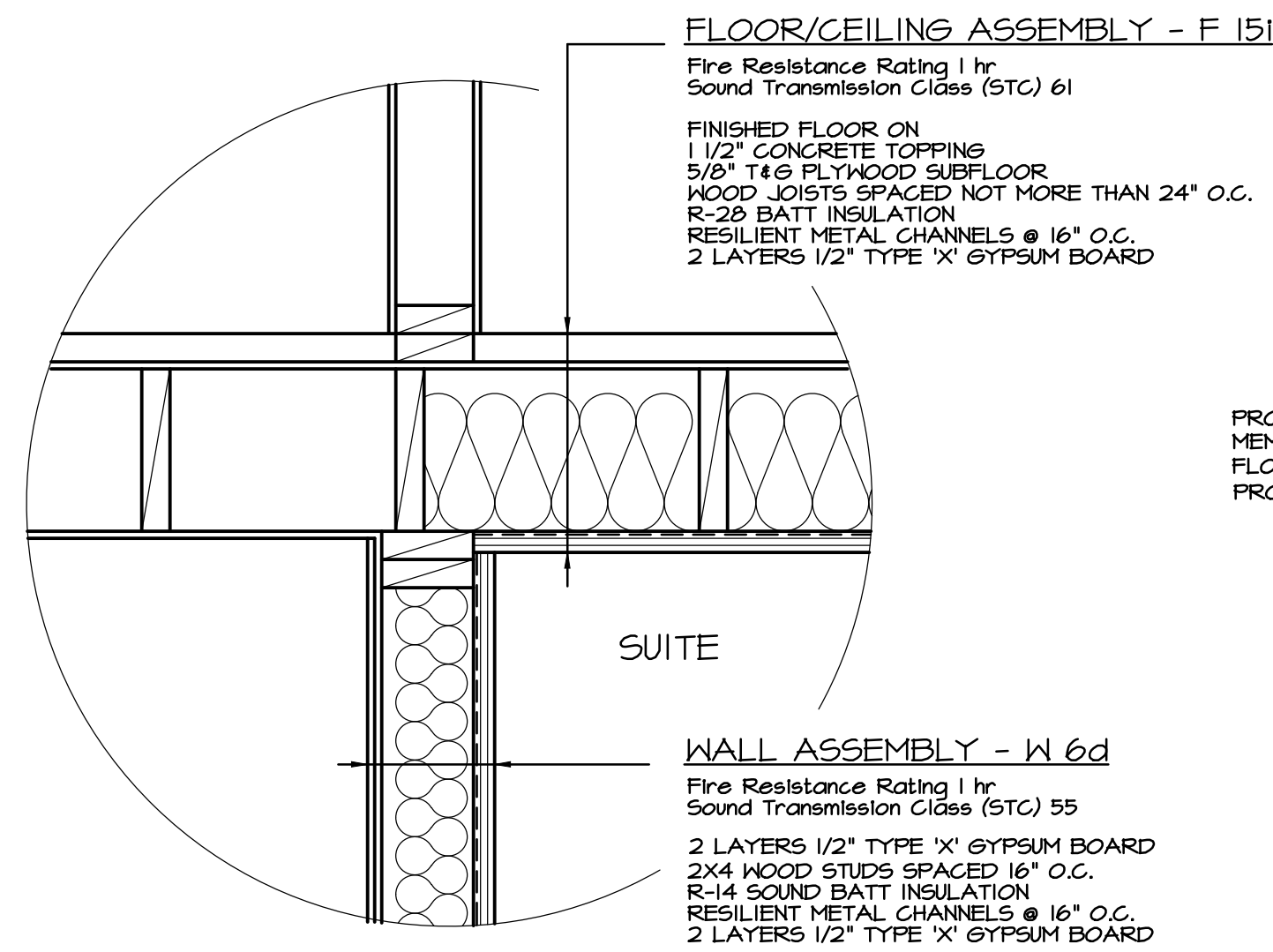


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CONTRACTOR TO VERIFY ALL
NOTES AND DIMENSIONS AND
REPORT ANY DISCREPANCIES
TO DESIGNER PRIOR
TO CONSTRUCTION

WRITTEN DIMENSIONS TAKE
PRECEDENCE OVER SCALED
DIMENSIONS

ALL COMPONENTS OF DWSS
TO COMPLY WITH CURRENT
VANCOUVER BUILDING BYLAW



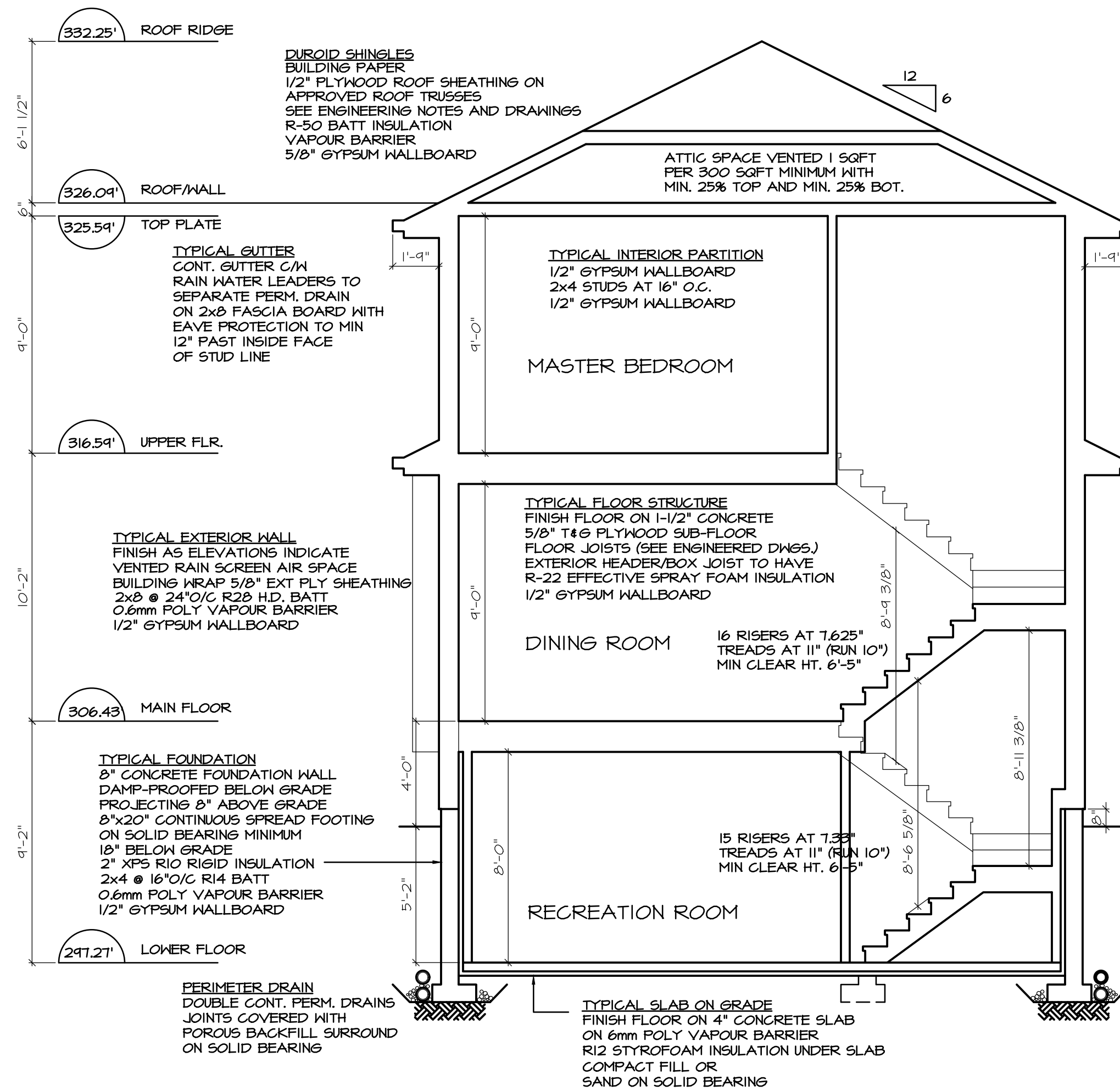
ELEVATIONS
SCALE AS NOTED
THREE OF SIX

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CONTRACTOR TO VERIFY ALL
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WRITTEN DIMENSIONS TAKE
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DIMENSIONS

ALL COMPONENTS OF DWGS
TO COMPLY WITH CURRENT
VANCOUVER BUILDING BYLAW



SCUPPER OVERFLOWS TO BE PROVIDED AT ALL BALCONIES
ENCLOSED WITH PARAPET WALLS

INTERIOR GUARDRAILS TO 36" HIGH
EXTERIOR GUARDRAILS TO 42" HIGH
HANDRAILS ON BOTH SIDES OF
STAIRS GREATER THAN 44" WIDE

ALL INTERIOR FRAMING DIMENSIONS
ARE TO CENTERLINE OF STUDS
UNLESS NOTED OTHERWISE

SECURITY BLOCKING TO BE PROVIDED AT ALL EXTERIOR DOORS

BUILDING TO BE SPRINKLERED
TO NFPA 13D

SAFETY GLASS TO BE USED WITHIN 3'-0" OF DOOR
ENTRY LOCKS, AT ENTRANCE DOORS AND SIDELIGHTS,
NEAR BATHTUBS AND JACUZZIS

WATERPROOF BACKING MATERIAL TO BE PROVIDED AROUND
BATHTUBS AND SHOWERS

COMBUSTION AIR TO BE SUPPLIED AT ALL SOLID FUEL BURNING
APPLIANCES AT OR NEAR THE APPLIANCES

ALL SOFFITS LESS THAN 3.94 FT FROM PROPERTY LINE
TO BE NON VENTED SOLID MATERIAL CONSTRUCTION

SUITE WALL & CEILING ASSEMBLY

WALL ASSEMBLY - W 6d

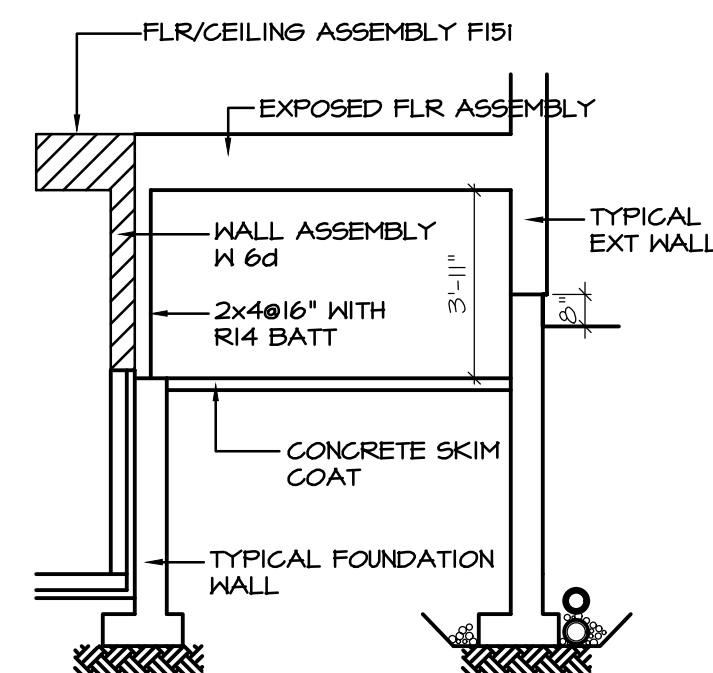
Fire Resistance Rating 1 hr
Sound Transmission Class (STC) 55

2 LAYERS 1/2" TYPE 'X' GYPSUM BOARD
2X4 WOOD STUDS SPACED 16" O.C.
R-14 SOUND BATT INSULATION
RESILIENT METAL CHANNELS @ 16" O.C.
2 LAYERS 1/2" TYPE 'X' GYPSUM BOARD

FLOOR/CEILING ASSEMBLY - F 151

Fire Resistance Rating 1 hr
Sound Transmission Class (STC) 61

FINISHED FLOOR ON
1 1/2" CONCRETE TOPPING
5/8" T&G PLYWOOD SUBFLOOR
WOOD JOISTS SPACED NOT MORE THAN 24" O.C.
R-28 SOUND BATT INSULATION
RESILIENT METAL CHANNELS @ 16" O.C.
2 LAYERS 1/2" TYPE 'X' GYPSUM BOARD



CRAWL/SUITE SECTION

SCALE 1/4"=1'-0"

TYPICAL CRAWL SPACE
MAXIMUM CLEAR HEIGHT
3'-11" VENTED 1 SQFT
PER 500 SQFT FLR. AREA
MINIMUM 2 VENTS.

WALL ASSEMBLY	ASSEMBLY	EFFECTIVE R VALUE	EFFECTIVE RSI
2X8 @ 24" O.C. R-20 HD BATT	EXTERIOR AIR FILM	R- 0.17	RSI- 0.03
	CLADDING (HARDY BOARD)	R- 0.10	RSI- 0.018
	VENTED AIR SPACE (1/2" - 3/4" RAIN SCREEN)	R- 0.05	RSI- 0.15
	BUILDING WRAP	R- 0	RSI- 0
	5/8" EXTERIOR GRADE PLYWOOD SHEATHING	R- 0.62	RSI- 0.11
	2X8 @ 24" O.C. WITH R20 HD BATT	R- 19.53	RSI- 3.44
	0.6mm POLY UV A/V BARRIER	R- 0	RSI- 0
	1/2" GYPSUM WALL BOARD	R- 0.45	RSI- 0.08
	INTERIOR AIR FILM	R- 0.68	RSI- 0.12
	TOTAL EFFECTIVE R VALUE	R- 22.44	RSI- 3.95

CEA VERIFICATION GUIDELINES

1.1 ABOVE GRADE WALLS:
ON PLAN WALL INSULATION MEETS OR EXCEEDS
R22 EFFECTIVE AND BUILDER PROVIDED R22 GUIDE

1.2 ATTIC AND FLAT CEILING:
ON PLAN ATTIC (R50) AND FLAT CEILING (R28)
INSULATION MEETS OR EXCEEDS REQ. NOM. R VALUES

1.3 FOUNDATION WALLS AND UNDER SLAB:
ON PLAN WALL INSULATION MEETS OR EXCEEDS
R22 EFFECTIVE, UNDER SLAB MEETS OR EXCEEDS
R12 NOMINAL

1.4 EXPOSED FLOORS:
ON PLAN WALL INSULATION MEETS OR EXCEEDS
R28 NOMINAL

1.5 HEADERS:
ON PLAN WALL INSULATION MEETS OR EXCEEDS
R22 EFFECTIVE

1.6 CONTINUOUS INSULATION:
INSULATION ON PLAN IS CONTINUOUS INCLUDING
DUCTS OUTSIDE THE ENVELOPE

1.7 AIR BARRIER:
AIR BARRIER IS PLANNED TO BE CONTINUOUS

2.1 WINDOWS:
SPECIFIED WINDOWS AND GLASS DOORS MEET
US1 1.4 (R4.06) OR LOWER

2.2 SKYLIGHTS:
SPECIFIED SKYLIGHTS ON PLANS ARE US1 2.4(OR LOWER)

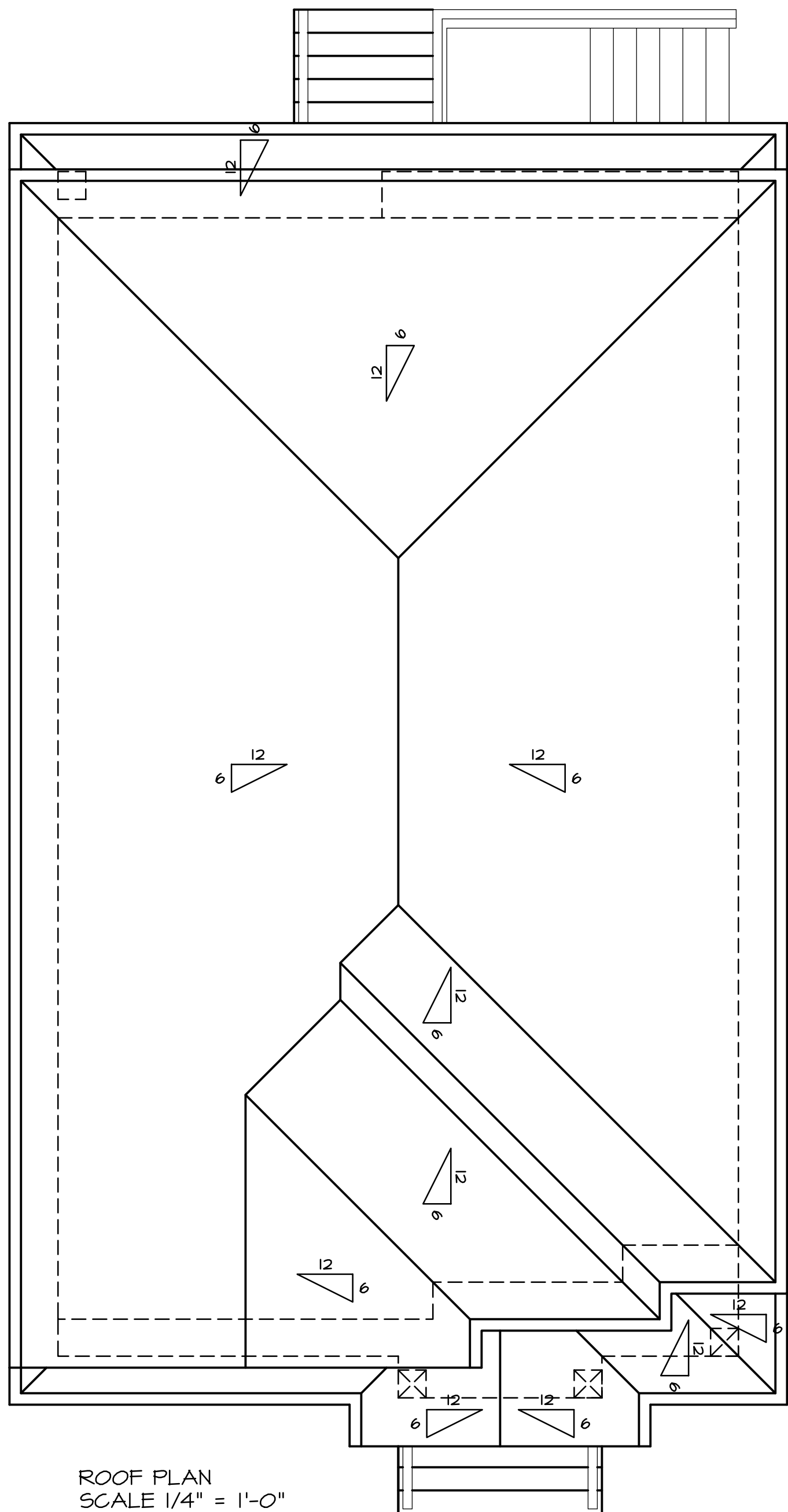
CEA TO INFORM THAT HRV WITH 65% OR BETTER
SENSIBLE HEAT RECOVERY / IN CONDITIONED SPACE /
ACCEPTABLE FOR FILTER MAINTENANCE INDICATED

3.2 FURNACE/BOILER:
CEA TO INFORM MINIMUM 92% EFFICIENT AFUE, NO SIDE

3.3 HOT WATER TANK OR ON DEMAND:
CEA TO INFORM THAT DOMESTIC HOT WATER HEATER
MUST BE 78% OR GREATER EFFICIENCY OR AT INDIRECT
SOURCE. ELECTRIC TANK TO BE WRAPPED RSI 1.75 (R10)

3.4 HOT WATER PIPE:
INFORM THAT THE FIRST 3m FROM AND THE LAST 1m TO
ALL HOT WATER SHALL HAVE PIPE INSULATION WITH AN
RSI OF 0.35 (R2)

3.5 RECIRCULATING SYSTEM:
CEA TO INFORM THE ENTIRE PIPE SYSTEM MUST BE
WRAPPED WITH PIPE INSULATION WITH RSI OF 0.35 (R2.84)



SCHEMATIC BUILDING SECTION
ROOF PLAN

SCALE AS NOTED

FIVE OF SIX

