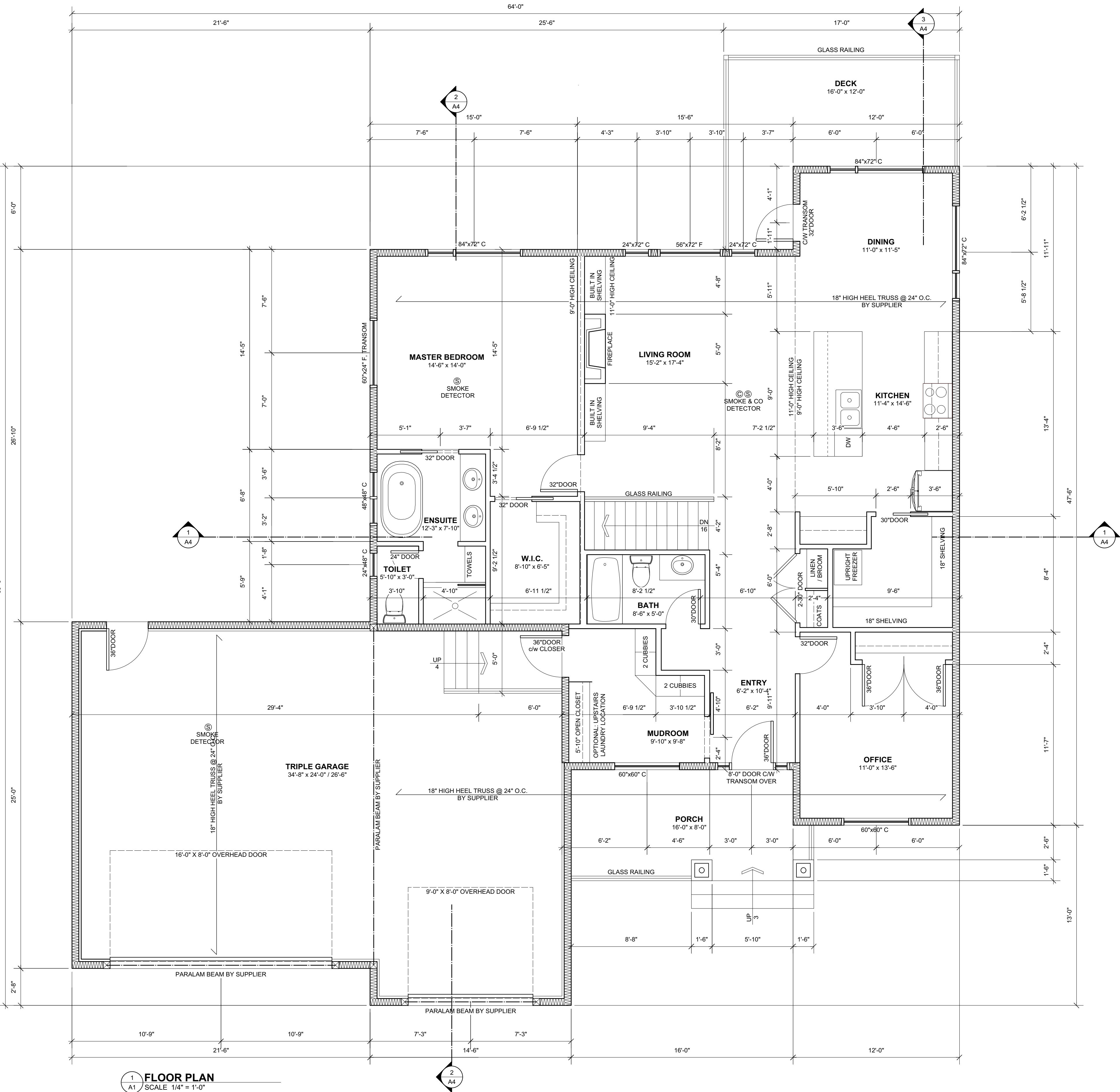


# WILCOR HOMES SPRING LAKE RANCH THE ASPEN MIRRORED 1575 sf BUNGALOW

## ISSUED FOR PERMIT APPLICATION

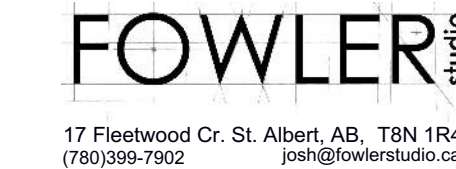


### GENERAL NOTES

- ALL SCOPES OF WORK SHALL MEET THE ALBERTA BUILDING CODE (LATEST EDITION).
- THE CONTRACTOR/OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS REQUIRED FOR COMPLETING PROJECT.
- OWNER SHALL ENSURE QUALITY OF WORK MEETS HIS/HER STANDARDS.
- THE CONTRACTOR/OWNER SHALL BE RESPONSIBLE FOR OBTAINING ANY STRUCTURAL, MECHANICAL, ELECTRICAL DRAWINGS OR APPROVALS NEEDED TO COMPLETE THE PROJECT OR FOR OBTAINING PERMITS.
- THE CONTRACTOR/OWNER SHALL BE RESPONSIBLE FOR OBTAINING SOILS REPORT AS REQUIRED AND ENSURING FOOTINGS/FOUNDATIONS AS DRAWN ARE SUFFICIENT
- THE CONTRACTOR/OWNER SHALL ENSURE ALL ASPECTS OF THE REQUIRED BYLAWS ARE MET.
- ALL UTILITY HOOKUPS SHALL CONFORM WITH ALL RELEVANT REGULATIONS.
- PRIOR TO CONSTRUCTION, ALL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH THE DRAWINGS AND ENSURE ALL ASPECTS OF THE A B C ARE MET. ALL SIZES & DIMENSIONS TO BE CONFIRMED BY GENERAL CONTRACTOR. ANY DISCREPANCIES TO BE REPORTED TO THIS OFFICE AND CLARIFICATION AGREED UPON BEFORE PROCEEDING
- ALL CONTRACTORS SHALL CARRY LIABILITY INSURANCE ACCEPTABLE TO THE OWNER.
- ALL LABOUR LAWS AND SAFETY STANDARDS MUST BE ADHERED TO.
- THE CONTRACTOR/OWNER SHALL HIRE AN ALBERTA LAND SURVEYOR FOR THE PURPOSE OF LOCATING THE PROPOSED BUILDING ON SITE AND ESTABLISHING GRADES.
- ANY FUEL FIRED APPLIANCE AS CHOSEN BY THE OWNER SHALL BE INSTALLED IN ACCORDANCE WITH THE ALBERTA BUILDING CODE. GAS FIREPLACES AND FURNACES ARE TO BE VENTED DIRECTLY OUTSIDE AND DUCT IS TO BE INSULATED THROUGH UNHEATED SPACE. EXHAUST VENT IS TO BE 1.0m FROM ANY FIXED WINDOW AND 2.0m FROM ANY OPENING WINDOW.
- THE OWNER SHALL BE RESPONSIBLE FOR THE SELECTION OF ALL INTERIOR DESIGN ELEMENTS (E.G. TUBS, FIXTURES, LIGHTS, ETC.)
- THE BUILDING SITE SHALL BE GRADED SO THAT SURFACE WATER SHALL NOT ACCUMULATE AT OR NEAR THE BUILDING.
- CONCRETE FOUNDATION WALLS TO BE 8" THICK AND EXTEND A MINIMUM OF 8" ABOVE FINISHED GRADE AND ARE TO BE REINFORCED WITH 2 ROWS OF 2-10M REBAR.
- CONCRETE FOUNDATION WALLS SHALL BE DAMP-PROOFED WITH HEAVY COAT OF BITUMINOUS OR OTHER DAMP-PROOFING MATERIAL.
- BASEMENT WINDOWS SHALL BE REINFORCED WITH 2-10M VERTICAL & HORIZONTAL REBAR AROUND THE PERIMETER OF THE WINDOW AND PROJECT 12" BEYOND. CONFIRM WITH ENGINEER.
- ALL STRUTURAL CONCRETE SHALL BE NOT LESS THAN 32Mpa.
- SECURE THE FLOOR SYSTEM TO CONCRETE FOUNDATION WALL WITH 1/2" ANCHOR BOLTS @ 4'-0" O.C. MAX OR EQUAL.
- FOOTINGS SHALL REST ON UNDISTURBED SOIL AND HAVE MIN 5'-0" OF FROST PROTECTION.
- END BEARING OF JOISTS AND RAFTERS SHALL NOT BE LESS THAN 1 1/2".
- JOIST AND TRUSS LAYOUT/SIZES SHALL BE VERIFIED BY SUPPLIER. SHOP DRAWINGS OF JOISTS & TRUSSES SHALL BE PROVIDED AND SHALL NOTE ANY EXTRA FOOTING, BEAMS, COLUMNS, JOISTS, ETC. TO ENSURE CONSTRUCTION MEETS CODE. ANY CHANGE IN FOOTING SIZE, QUANTITY, AND LOCATION AS REQUIRED BY JOIST SUPPLIER TO BE NOTED BY CONTRACTOR/OWNER. CONTRACTOR/OWNER TO ENSURE MODIFICATIONS ARE CARRIED OUT.
- FOR DIMENSIONAL LUMBER, DOUBLE FRAMING UNDER ALL PARALLEL PARTITIONS AND AROUND ALL OPENINGS.
- BUILT-UP BEAMS SHALL ONLY HAVE SPLICES IN ALTERNATE POINT PAST A POST EXCEPT AT BEAM ENDS.
- FIRE STOPS ARE TO BE PROVIDED AT ALL CONCEALED SPACES AT FLOOR, CEILING AND ROOF LEVELS INCLUDING THE SPACE BETWEEN THE CHIMNEY FLUE AND SHAFT WHERE IT PASSES THROUGH A FLOOR OR CEILING.
- PROVIDE BUILT-UP POSTS OF A WIDTH EQUAL TO THE WIDTH OF BEAM WHERE FRAMED INTO INTERIOR OR EXTERIOR WALLS.
- WINDOW SIZES ARE SHOWN ON BUILDING ELEVATIONS AND ARE SHOWN BY NOMINAL SIZE. OWNER TO VERIFY STYLE, TYPE, AND EXACT ROUGH OPENING SIZE PRIOR TO CONSTRUCTION.
- OWNER TO VERIFY DIRECTION OF OPENERS
- ALL FRAMING SURROUNDING TUBS, SHOWER, ETC. AS SELECTED BY OWNER SHALL BE VERIFIED TO ENSURE FIXTURES ARE INSTALLED CORRECTLY.
- ALL BATHROOM WALLS TO BE INSULATED WITH BATT INSULATION FOR NOISE ATTENUATION. OWNER TO INSTRUCT FOR OTHER INSULATED WALLS.
- INCREASE WIDTH OF WALL TO CONCEAL WIDTH OF DROP BEAM IF APPLICABLE. VERIFY WITH BEAM SIZES.
- ALL STRUCTURAL LINTELS TO BE 3-2"x10" SPR (UNLESS OTHERWISE SPECIFIED).
- ENSURE NO PLUMBING PIPES ARE PLACED IN EXTERIOR WALLS. VERIFY ON SITE, EXACT LOCATION OF REQUIRED PLUMBING PIPES.
- PROVIDE CLOSER & WEATHERSTRIPPING ON DOOR BETWEEN GARAGE AND LIVING AREA (IF APPLICABLE). ALL WALLS/CEILINGS BETWEEN GARAGE AND LIVING SPACE TO BE CONSTRUCTED TO PROVIDE AN EFFECTIVE BARRIER TO GAS AND EXHAUST FUMES
- AT THE INTERSECTION OF ROOFS, PROVIDE SHEET METAL FLASHING OF GALVANIZED STEEL OR OTHER ACCEPTABLE MATERIAL.
- EAVE PROTECTION OF AT LEAST 6 MIL POLYETHYLENE OR OTHER ACCEPTABLE MATERIAL IS TO BE PROVIDED AND IS TO EXTEND FROM THE EDGE OF THE ROOF AT LEAST 36" UP THE ROOF.
- CHIMNEY HEIGHT TO BE 2'-0" ABOVE ANY ROOF SURFACE WITHIN 10'-0" AND 3'-0" ABOVE ANY CONTACTING ROOF SURFACE.
- USE 1/2" CEILING DRYWALL OR 5/8" DRYWALL WHERE TRUSS SPACING IS GREATER THAN 16" O.C.
- A SMOKE ALARM INSTALLED BY PERMANENT CONNECTIONS TO AN ELECTRICAL CIRCUIT IS TO BE PROVIDED IN EVERY BEDROOM AND BETWEEN ALL SLEEPING AREAS AND THE REMAINDER OF THE HOUSE.
- NON HARDENING CAULKING COMPOUND TO BE USED AROUND ALL EXTERIOR OPENINGS.
- PLUMBING ACCESS OF 16"x20" TO BE PROVIDED FOR TUBS AND SHOWERS.
- HEATING CONTRACTORS TO DESIGN AND INSTALL HEATING SYSTEMS. PROVIDE FRESH AIR INTAKES FOR FURNACES AND FIREPLACE.

### CONSTRUCTION ASSEMBLIES

FOUNDATION WALL	(RSI 3.46 REQ'D. REFER TO TABLE A-9.36.2.1 (C) & TABLE 9.36.2.4.1 (D))
ITEM	
RSI	
0.081	8" CONCRETE WALL
1.68	2" XPS TYPE 3 INSULATION
1.64	2X4 STUDS @ 16" O.C. C/W
	R-12 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.60	EFFECTIVE VALUE
EXTERIOR WALL	(RSI 3.08 REQ'D. REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D))
ITEM	
RSI	
0.03	EXTERIOR AIR FILM
0.11	CLADDING
	SHEATHING PAPER
0.108	7/16" OSB SHEATHING
2.66	2X6 SPF STUDS @ 16" O.C.
	R-24 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM (H.E. HORIZONTAL)
3.11	EFFECTIVE VALUE
RIM BOARD	(RSI 3.08 REQ'D. REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.6(2))
ITEM	
RSI	
0.03	EXTERIOR AIR FILM
0.11	CLADDING
	SHEATHING PAPER
0.108	3/8" OSB SHEATHING
	6 MIL POLY SHEET
0.26	1 1/4" ENGINEERED RIM JOIST
3.41	11 7/8" TJI FLOOR JOISTS @ 16" O.C.
	R20 BATT OR SPRAY INSULATION
0.12	INTERIOR AIR FILM (H.F. HORIZONTAL)
4.038	EFFECTIVE VALUE
INTERIOR WALL	
NO RSI REQUIREMENT	
1/2" GYPSUM BOARD	
2X4 STUDS @ 16" O.C.	
INSULATION AS PER OWNER	
PROVIDE 2X6 STUDS WHERE REQ'D FOR PLUMBING	
1/2" GYPSUM BOARD	
GARAGE TO HOUSE WALL	(RSI 3.08 REQ'D. REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D))
ITEM	
RSI	
0.12	INTERIOR AIR FILM
0.10	5/8" FIRE RATED GYPSUM BOARD
0.108	7/16" OSB SHEATHING
2.66	2X6 STUDS @ 16" O.C.
	C/W R-24 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.19	EFFECTIVE VALUE
FLOOR ASSEMBLY	
NO RSI REQUIREMENT	
FINISH FLOORING AS PER OWNER	
3/8" T&G OSB UNDERLAY WHERE REQ'D	
3/4" T&G FLOOR SHEATHING	
11 7/8" PREMANUFACTURED FLOOR JOISTS @ 16" O.C.	
1/2" PAINTED GYPSUM BOARD	
BASEMENT SLAB ASSEMBLY	
NO RSI REQUIREMENT	
FINISH FLOORING AS PER OWNER	
3 1/2" CONCRETE SLAB C/W	
REINFORCING AS REQUIRED	
6 MIL POLY VAPOUR BARRIER	
COMPACTED GRANULAR FILL	
SEAL ALL SLAB PENETRATIONS	
AND PERIMETER OF SLAB	
ROOF ASSEMBLY	(RSI 10.43 REQ'D. REFER TO TABLE A-9.36.2.6(1b))
ITEM	
RSI	
0.03	EXTERIOR AIR FILM
	ASPHALT SHINGLES
	UNDERLAYMENT, EAVE, VALLEY PROTECTION
7.62	7/16" EXT. ROOF SHEATHING AS PER TRUSS MANUFACTURER
2.84	12" LOOSE FILL CELLULOSE (R42)
	2x6 BOTTOM CHORD @ 28" O.C.
	C/W 5.5" LOOSE FILL CELLULOSE (R19)
0.08	6 MIL POLY VAPOUR BARRIER
0.11	1/2" CEILING GYPSUM BOARD
	INTERIOR AIR FILM (H.F. UP)
10.68	EFFECTIVE RSI VALUE



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(780)399-7902 josh@fowlerstudio.ca

CLIENT



PROJECT



THE ASPEN MIRRORED  
1575 sf BUNGALOW  
with 922 sf GARAGE

DRAWING TITLE

BASEMENT FLOOR PLAN

ISSUED

FOR PERMIT APPLICATION

DETAILS

PROJECT NUMBER: 1812

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

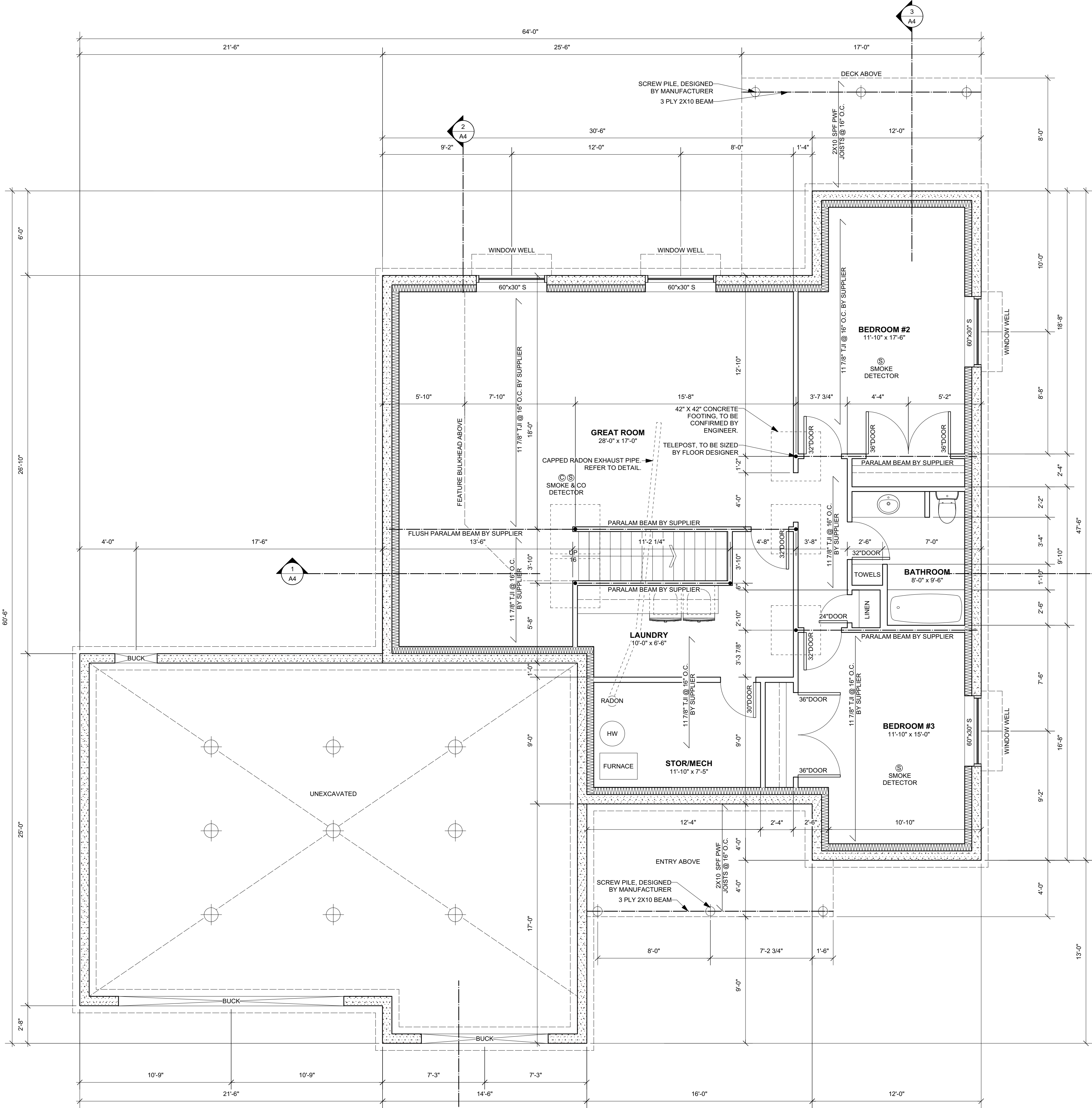
DATE: JULY 25, 2018

DRAWN BY: JF

DRAWING NUMBER

A1





**BASEMENT NOTES:**  
BUILDERS SPECIFICATION MAY GOVERN OVER THESE NOTES:

**FOUNDATION WALL CONSTRUCTION**  
-8" THK. REINFORCED CONCRETE WALL  
AS PER ENGINEERED DESIGN ON 20"x10"  
FOOTING REINFORCED WITH 2-10M CONT. (TYP.)  
(FOOTING REQUIREMENTS TO BE VERIFIED BY SOILS  
REPORT)

**GARAGE FOUNDATION WALL CONSTRUCTION**  
-8" THK. REINFORCED CONCRETE WALL  
AS PER ENGINEERED DESIGN ON 20"x10"  
FOOTING REINFORCED WITH 2-10M CONT. (TYP.)  
(FOOTING REQUIREMENTS TO BE VERIFIED BY SOILS  
REPORT)

**PILE CONSTRUCTION**  
-12" DIA. x 12'-0" LONG CONC. PILES  
COLUMN FOOTINGS  
-STEEL TELEPOST ON 42" SQ.X10" THK. FOOTING R/W  
6-15M E/W. TYPICAL  
-TELEPOST AND CONCRETE PAD SIZES TO BE  
VERIFIED ONCE BEAM LOADS ARE KNOWN  
GARAGE SLAB  
-5" THK. CONCRETE SLAB R/W 10M @ 18" O/C E.W. ON  
COMPACTED FILL MATERIAL (TYP.)  
C/W 12' LONG PILES R/W 4-10M VERTICAL

**BASEMENT SLAB**  
-3-1/2" THK CONC. ON AIR/SOIL GAS BARRIER ON  
COMPACTED GRANULAR FILL(REINFORCE IF REQUIRED)  
-ALL SLAB PENETRATIONS AND PERIMETER TO BE  
SEALED

**GENERAL NOTES:**  
-PROVIDE CONTINUOUS FILTER FABRIC SOCK AROUND 4"  
WEEPING TILE TO BE INSTALLED AROUND ENTIRE  
PERIMETER OF STRIP FOOTING WITH MIN. 12" GRAVEL  
COVER AND TIED TO DRAINAGE SYSTEM ACCORDING  
TO LOCAL BYLAWS (TYP.)

-PROVIDE GALVANIZED WINDOW WELLS TO SUIT  
GRADE. FILL WELLS WITH FILTER FABIC UNDER 6" OF  
GRAVEL. PROVIDE PVC PIPE CONNECTION TO WEEPING  
TILE. MODIFY MAIN FLOOR ELEVATION AS REQ'D.  
VERIFY CONDITION ON SITE.

-PROVIDE JOIST BLOCKING AS PER JOIST MANUF. (TYP.)

-VERIFY BEAM AND JOIST SIZES WITH MANUF. (TYP.)

-PROVIDE DECK NAILER AS REQUIRED

-PROVIDE BEAM POCKETS AS NEEDED FOR BEAM  
LAYOUT. VERIFY LOCATION AND SIZES WITH JOIST  
LAYOUT DRAWINGS.

-JOIST AND BEAM LAYOUT TO BE CONFIRMED BY  
SUPPLIER OF JOISTS AND BEAMS.

-INSULATE, SEAL AND PROVIDE PREFINISHED METAL  
SOFFIT TO ALL CANTILEVERS

-SUMP PIT, FURNACE, HOT WATER TANK, ELECTRICAL  
PANEL LOCATIONS TO BE CONFIRMED ON SITE

CONSTRUCTION ASSEMBLIES	
	<b>FOUNDATION WALL</b> (RSI 3.46 REQ'D, REFER TO TABLE A-9.36.2.1 (C) & TABLE 9.36.2.4.1 (D))
RSI	ITEM
0.081	8" CONCRETE WALL
1.68	2" XPS TYPE 3 INSULATION
1.64	2X4 STUDS @ 16" O.C. C/W
	R-12 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.60 EFFECTIVE VALUE	
	<b>EXTERIOR WALL</b> (RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D))
RSI	ITEM
0.03	EXTERIOR AIR FILM
0.11	CLADDING
0.108	7/16" OSB SHEATHING
2.66	2x6 SPF STUDS @ 16" O.C.
	R-24 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM (H.E. HORIZONTAL)
3.11 EFFECTIVE VALUE	
	<b>RIM BOARD</b> (RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D))
RSI	ITEM
0.03	EXTERIOR AIR FILM
0.11	CLADDING
0.108	7/16" OSB SHEATHING
0.26	6 MIL POLY SHEET
3.41	1 1/4" ENGINEERED RIM JOIST
	11 7/8" TJI FLOOR JOISTS @ 16" O.C.
0.12	R20 BATT OR SPRAY INSULATION
	INTERIOR AIR FILM (H.F. HORIZONTAL)
4.038 EFFECTIVE VALUE	
	<b>INTERIOR WALL</b> NO RSI REQUIREMENT
RSI	ITEM
0.03	1/2" GYPSUM BOARD
0.10	2X4 STUDS @ 16" O.C.
2.66	INSULATION AS PER OWNER
	PROVIDE 2X6 STUDS WHERE REQ'D FOR PLUMBING
	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.19 EFFECTIVE VALUE	
	<b>FLOOR ASSEMBLY</b> NO RSI REQUIREMENT
RSI	ITEM
0.12	FINISH FLOORING AS PER OWNER
0.10	3/8" T&G OSB UNDERLAY WHERE REQ'D
0.108	3/4" T&G FLOOR SHEATHING
2.66	11 7/8" PREMANUFACTURED FLOOR JOISTS @ 16" O.C.
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.19 EFFECTIVE VALUE	
	<b>BASEMENT SLAB ASSEMBLY</b> NO RSI REQUIREMENT
RSI	ITEM
0.03	FINISH FLOORING AS PER OWNER
7.62	3 1/2" CONCRETE SLAB C/W
2.84	REINFORCING AS REQUIRED
	6 MIL POLY VAPOUR BARRIER
	COMPACTED GRANULAR FILL
	SEAL ALL SLAB PENETRATIONS AND PERIMETER OF SLAB
	<b>ROOF ASSEMBLY</b> (RSI 10.43 REQ'D, REFER TO TABLE A-9.36.2.6(1b))
RSI	ITEM
0.03	EXTERIOR AIR FILM
	ASPHALT SHINGLES
	UNDERLAYMENT, EAVE, VALLEY PROTECTION
7.62	7/16" EXT. ROOF SHEATHING AS PER TRUSS MANUFACTURER
2.84	12" LOOSE FILL CELLULOSE (R42)
	2x6 BOTTOM CHORD @ 28" O.C.
	c/w 5.5" LOOSE FILL CELLULOSE (R19)
0.08	6 MIL POLY VAPOUR BARRIER
0.11	1/2" CEILING GYPSUM BOARD
	INTERIOR AIR FILM (H.F. UP)
10.68 EFFECTIVE RSI VALUE	

**FOWLER** STUDIO

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CLIENT

**Wilcor Homes.**

PROJECT



**THE ASPEN MIRROR**  
1575 sf BUNGALOW  
with 922 sf GARAGE

DRAWING TITLE

BASEMENT FLOOR PLAN

ISSUED

FOR PERMIT APPLICATION

DETAILS

PROJECT NUMBER: 1812

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

DATE: JULY 25, 2018

DRAWN BY: JF

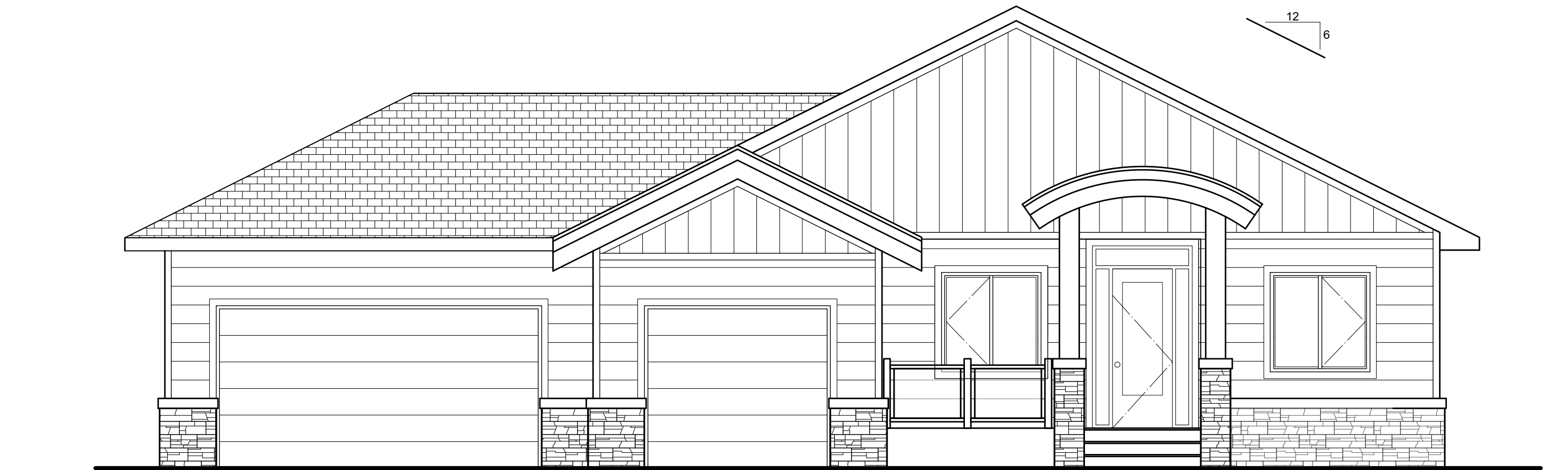
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**1 BASEMENT PLAN**  
A2 SCALE 1/4" = 1'-0"

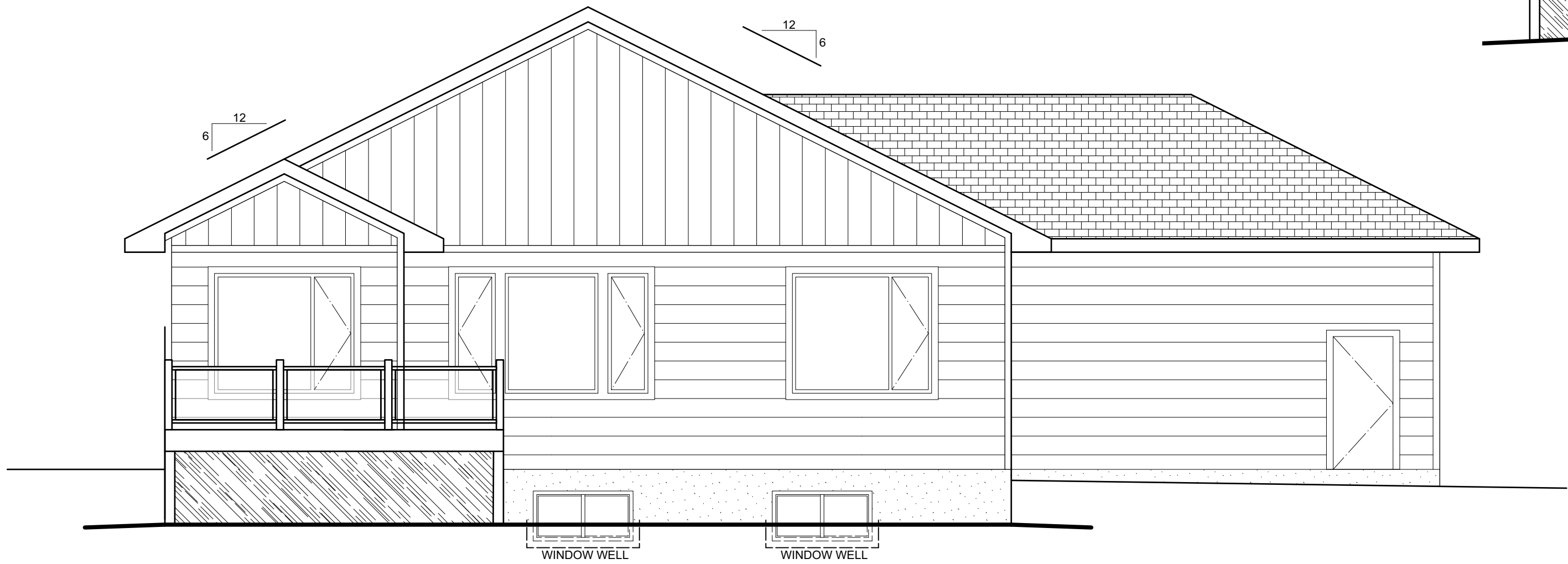
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A4

A2

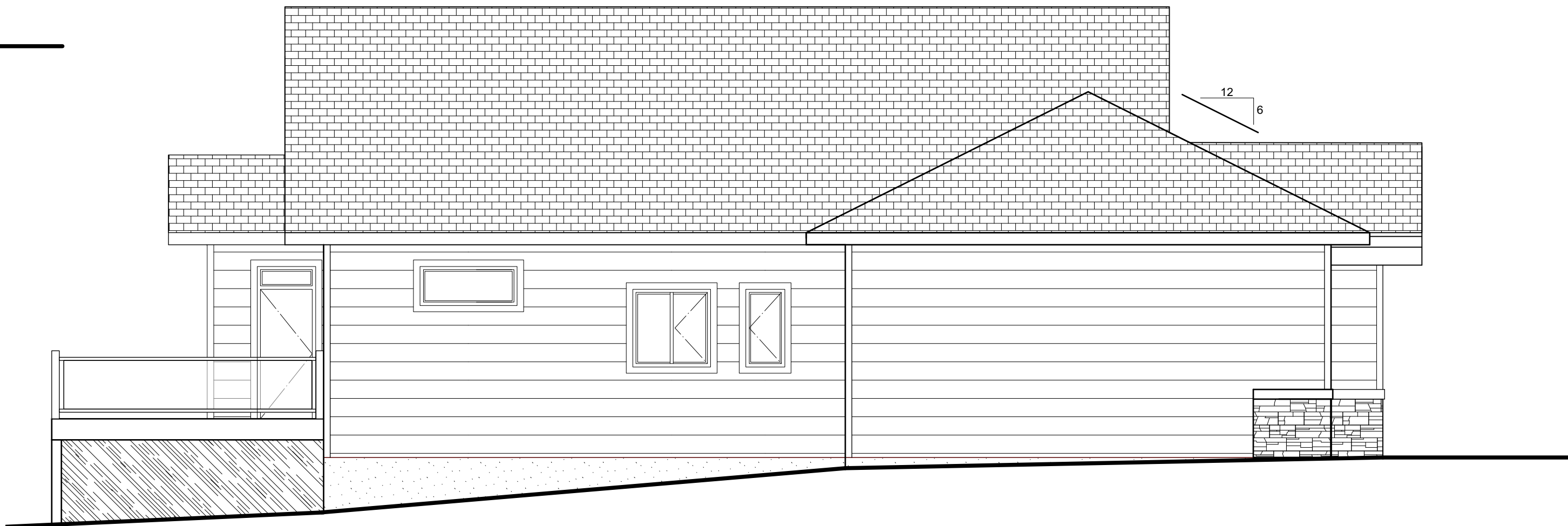




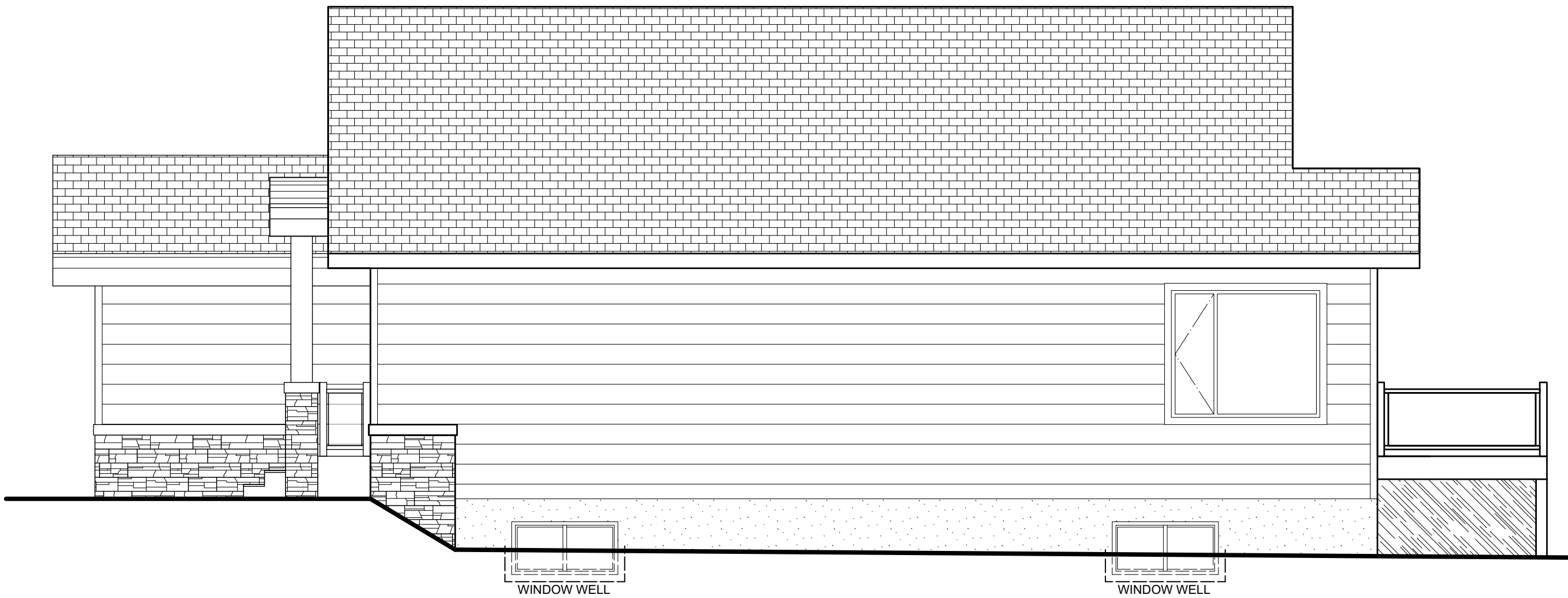
1 FRONT ELEVATION  
A3 SCALE 3/16" = 1'-0"



3 REAR ELEVATION  
A3 SCALE 3/16" = 1'-0"



2 LEFT ELEVATION  
A3 SCALE 3/16" = 1'-0"



4 RIGHT ELEVATION  
A3 SCALE 3/16" = 1'-0"

CONSTRUCTION ASSEMBLIES

FOUNDATION WALL (RSI 3.46 REQ'D, REFER TO TABLE A-9.36.2.1 (C) & TABLE 9.36.2.4.1 (D))	
ITEM	
0.081 8" CONCRETE WALL	
1.66 2" XPS TYPE 3 INSULATION	
1.64 2X4 STUDS @ 16" O.C. CW	
R-12 BATT INSULATION	
6 MIL POLY VAPOUR BARRIER	
0.08 1/2" GYPSUM BOARD	
0.12 INTERIOR AIR FILM	
3.60 EFFECTIVE VALUE	
EXTERIOR WALL (RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D))	
ITEM	
0.03 EXTERIOR AIR FILM	
0.11 CLADDING	
SHEATHING PAPER	
0.108 7/16" OSB SHEATHING	
2.66 2X6 SPF STUDS @ 16" O.C.	
R-24 BATT INSULATION	
6 MIL POLY VAPOUR BARRIER	
0.08 1/2" GYPSUM BOARD	
0.12 INTERIOR AIR FILM (H.E. HORIZONTAL)	
3.11 EFFECTIVE VALUE	
RIM BOARD (RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.6(2))	
ITEM	
0.03 EXTERIOR AIR FILM	
0.11 CLADDING	
SHEATHING PAPER	
0.108 3/8" OSB SHEATHING	
6 MIL POLY SHEET	
0.26 1 1/4" ENGINEERED RIM JOIST	
3.41 11 7/8" TJI FLOOR JOISTS @ 16" O.C.	
R20 BATT OR SPRAY INSULATION	
INTERIOR AIR FILM (H.F. HORIZONTAL)	
0.12 4.038 EFFECTIVE VALUE	
INTERIOR WALL NO RSI REQUIREMENT	
ITEM	
0.03 EXTERIOR AIR FILM	
0.10 5/8" FIRE RATED GYPSUM BOARD	
0.108 7/8" OSB SHEATHING	
2.66 2X6 STUDS @ 16" O.C.	
CW R-24 BATT INSULATION	
6 MIL POLY VAPOUR BARRIER	
0.08 1/2" GYPSUM BOARD	
0.12 INTERIOR AIR FILM	
3.19 EFFECTIVE VALUE	
FLOOR ASSEMBLY NO RSI REQUIREMENT	
ITEM	
FINISH FLOORING AS PER OWNER	
3/8" T&G OSB UNDERLAY WHERE REQ'D	
3/4" T&G FLOOR SHEATHING	
11 7/8" PREMANUFACTURED FLOOR JOISTS @ 16" O.C.	
1/2" PAINTED GYPSUM BOARD	
BASEMENT SLAB ASSEMBLY NO RSI REQUIREMENT	
ITEM	
FINISH FLOORING AS PER OWNER	
3 1/2" CONCRETE SLAB CW	
REINFORCING AS REQUIRED	
6 MIL POLY VAPOUR BARRIER	
COMPACTED GRANULAR FILL	
SEAL ALL SLAB PENETRATIONS	
AND PERIMETER OF SLAB	
ROOF ASSEMBLY (RSI 10.43 REQ'D, REFER TO TABLE A-9.36.2.6(1b))	
ITEM	
0.03 EXTERIOR AIR FILM	
ASPHALT SHINGLES	
UNDERLAYMENT, EAVE, VALLEY PROTECTION	
7.62 7/16" EXT. ROOF SHEATHING AS PER TRUSS MANUFACTURER	
2.84 12" LOOSE FILL CELLULOSE (R42)	
2X6 BOTTOM CHORD @ 28" O.C.	
CW 5.5" LOOSE FILL CELLULOSE (R19)	
0.08 6 MIL POLY VAPOUR BARRIER	
0.11 1/2" CEILING GYPSUM BOARD	
INTERIOR AIR FILM (H.F. UP)	
10.68 EFFECTIVE RSI VALUE	

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SPRING LAKE RANCH  
Dream. Life. Here.

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with 922 sf GARAGE

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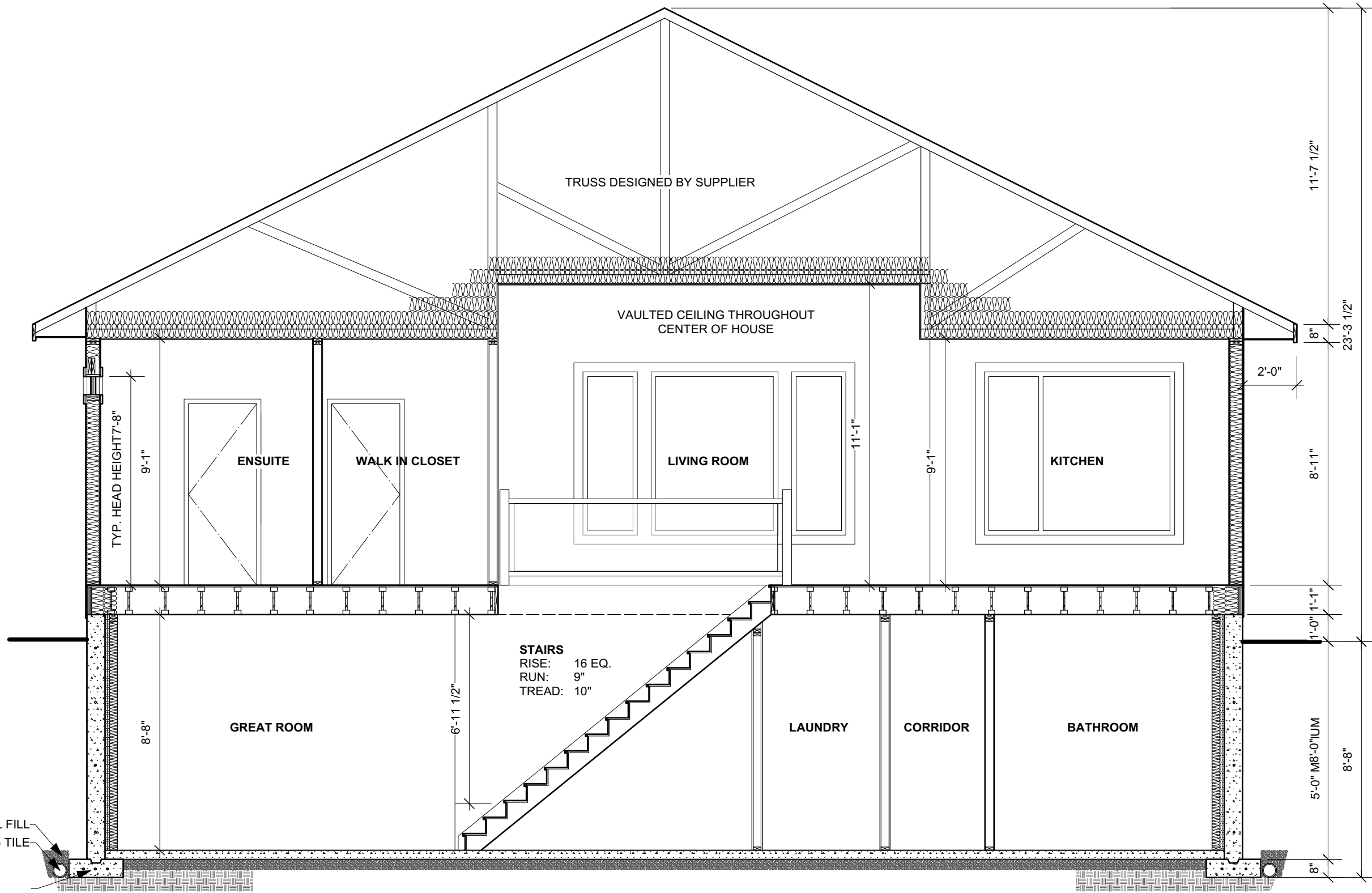
DATE: JULY 25, 2018

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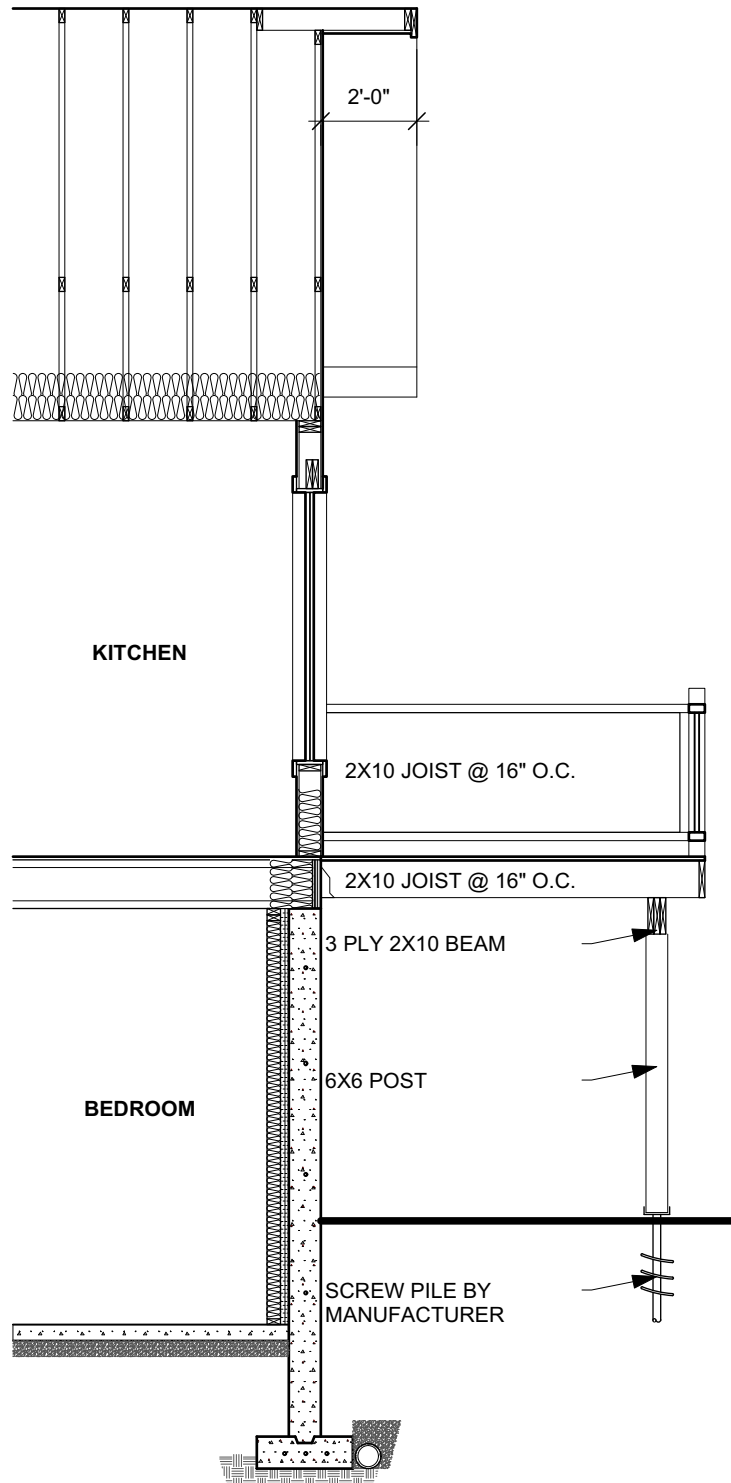
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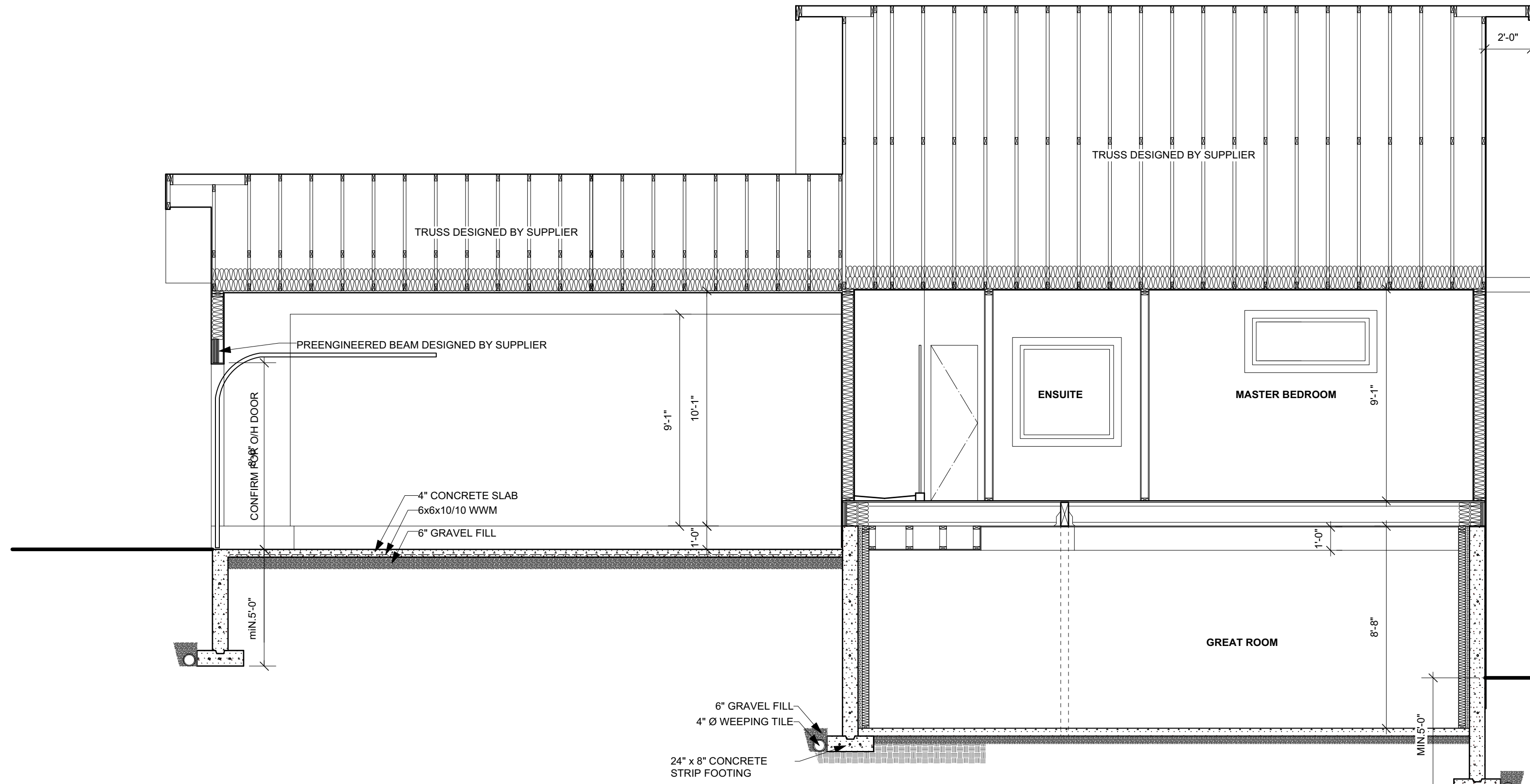




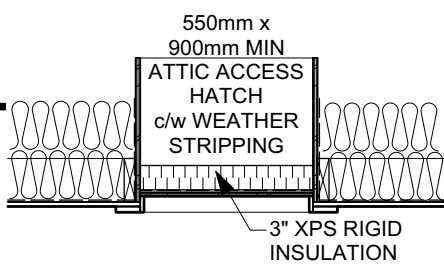
1 BUILDING SECTION  
SCALE: 1/4" = 1'-0"



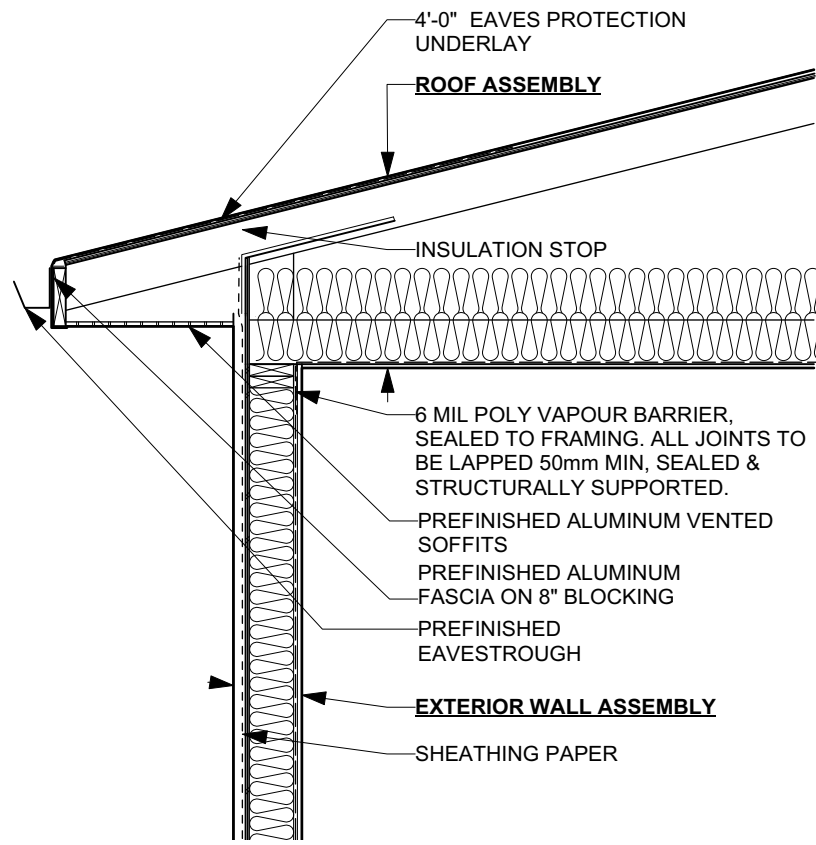
2 DECK SECTION  
SCALE: 1/4" = 1'-0"



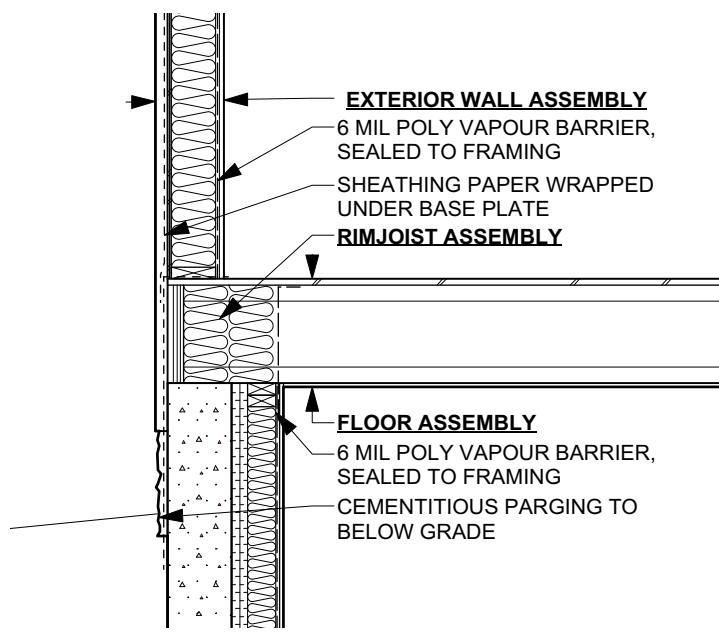
3 BUILDING SECTION  
SCALE: 1/4" = 1'-0"



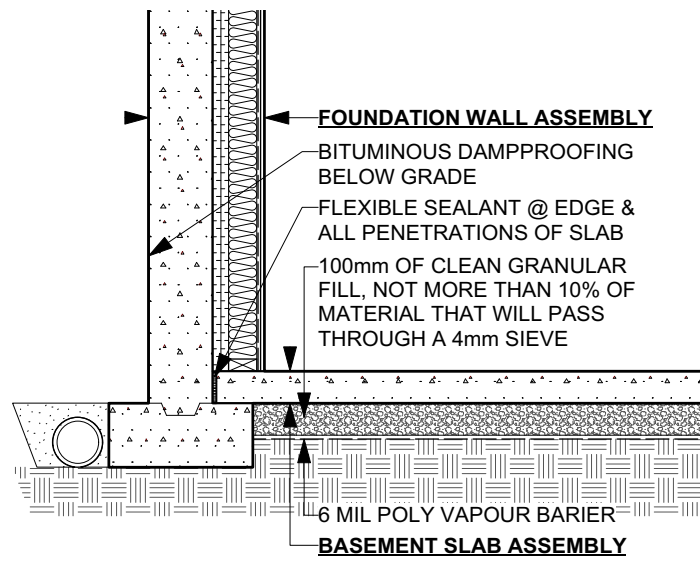
10 ATTIC SECTION  
SCALE: 1/2" = 1'-0"



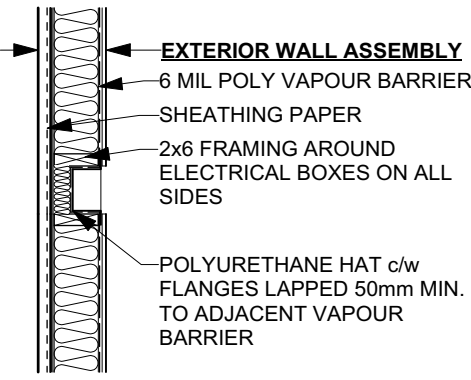
4 SOFFIT SECTION  
SCALE: 1/2" = 1'-0"



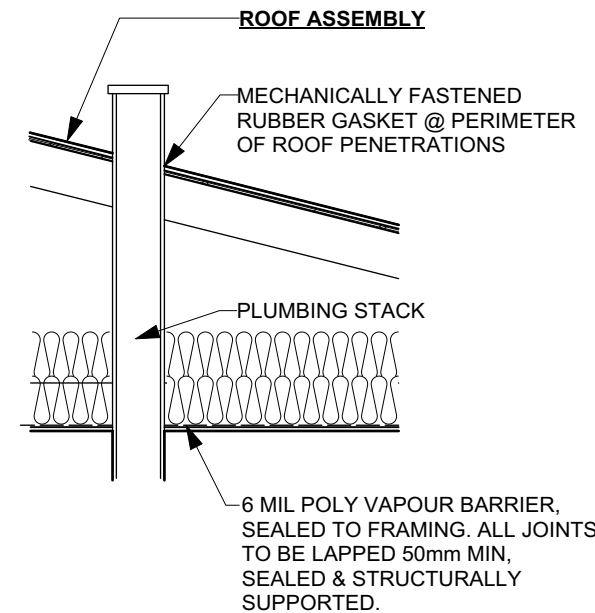
5 RIM JOIST SECTION  
SCALE: 1/2" = 1'-0"



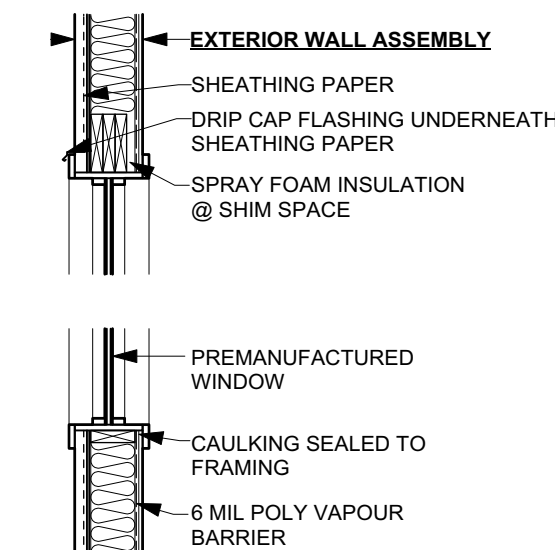
6 FOOTING SECTION  
SCALE: 1/2" = 1'-0"



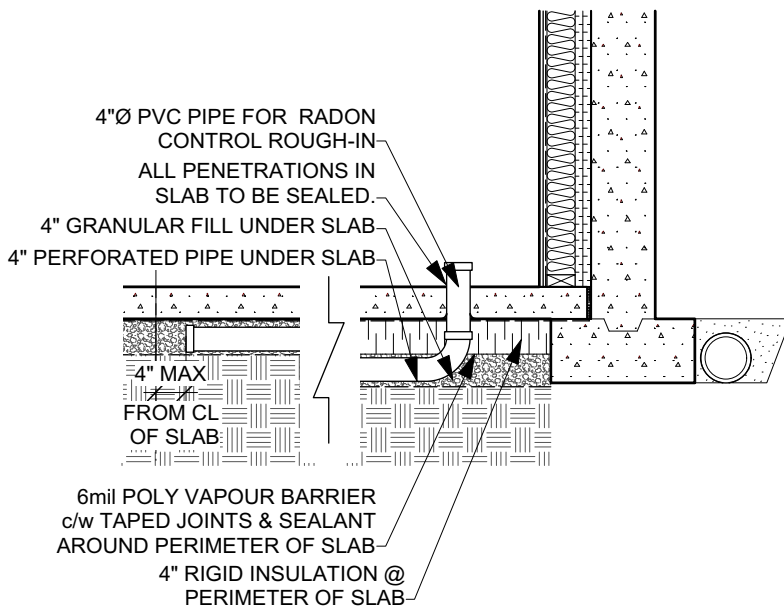
11 BOX SECTION  
SCALE: 1/2" = 1'-0"



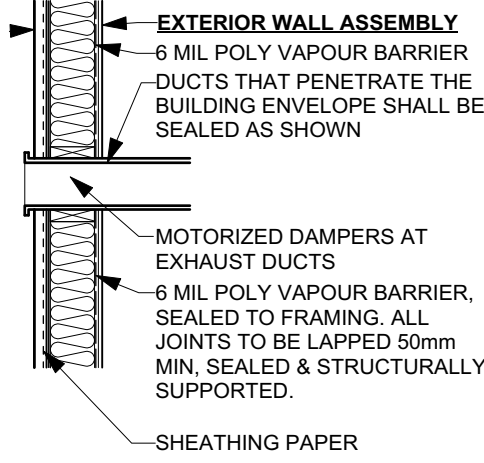
7 ROOF PENETRATION  
SCALE: 1/2" = 1'-0"



8 WINDOW SECTION  
SCALE: 1/2" = 1'-0"



9 RADON SECTION  
SCALE: 1/2" = 1'-0"



12 WALL PENETRATION  
SCALE: 1/2" = 1'-0"

FOUNDATION ASSEMBLIES	
RSI	FOUNDATION WALL (RSI 3.46 REQ'D, REFER TO TABLE A-9.36.2.1 (C) & TABLE 9.36.2.4.1 (D))
ITEM	0.081 8" CONCRETE WALL
1.66	2" XPS TYPE 3 INSULATION
1.64	2X4 STUDS @ 16" O.C. C/W R-12 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.60 EFFECTIVE VALUE	
EXTERIOR WALL	
RSI	RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D)
ITEM	0.03 EXTERIOR AIR FILM
0.11	CLADDING
	0.108 7/16" OSB SHEATHING
2.66	2X6 SPF STUDS @ 16" O.C. R-24 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM (H.E. HORIZONTAL)
3.11 EFFECTIVE VALUE	
RIM BOARD	
RSI	RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D)
ITEM	0.03 EXTERIOR AIR FILM
0.11	CLADDING
0.108	3/8" OSB SHEATHING
0.26	6 MIL POLY SHEET
3.41	1 1/4" ENGINEERED RIM JOIST
	11 7/8" TJI FLOOR JOISTS @ 16" O.C. R20 BATT OR SPRAY INSULATION
0.12	INTERIOR AIR FILM (H.F. HORIZONTAL)
4.038 EFFECTIVE VALUE	
INTERIOR WALL	
RSI	NO RSI REQUIREMENT
ITEM	1/2" GYPSUM BOARD
2X4 STUDS @ 16" O.C.	INSULATION AS PER OWNER
	PROVIDE 2X6 STUDS WHERE REQ'D FOR PLUMBING
1/2" GYPSUM BOARD	
GARAGE TO HOUSE WALL	
RSI	RSI 3.08 REQ'D, REFER TO TABLE A-9.36.2.1 (B) & TABLE 9.36.2.4.1 (D)
ITEM	0.12 INTERIOR AIR FILM
0.10	5/8" FIRE RATED GYPSUM BOARD
0.108	7/16" OSB SHEATHING
2.66	2X6 STUDS @ 16" O.C. C/W R-24 BATT INSULATION
	6 MIL POLY VAPOUR BARRIER
0.08	1/2" GYPSUM BOARD
0.12	INTERIOR AIR FILM
3.19 EFFECTIVE VALUE	
FLOOR ASSEMBLY	
RSI	NO RSI REQUIREMENT
ITEM	FINISH FLOORING AS PER OWNER
	3/8" T&G OSB UNDERLAY WHERE REQ'D
	3/4" T&G FLOOR SHEATHING
	1 1/8" PREMANUFACTURED FLOOR JOISTS @ 16" O.C.
	1/2" PAINTED GYPSUM BOARD
BASEMENT SLAB ASSEMBLY	
RSI	NO RSI REQUIREMENT
ITEM	FINISH FLOORING AS PER OWNER
	3 1/2" CONCRETE SLAB C/W REINFORCING AS REQUIRED
	6 MIL POLY VAPOUR BARRIER
	COMPACTED GRANULAR FILL
	SEAL ALL SLAB PENETRATIONS AND PERIMETER OF SLAB
ROOF ASSEMBLY	
RSI	(RSI 10.43 REQ'D, REFER TO TABLE A-9.36.2.6(1b))
ITEM	0.03 EXTERIOR AIR FILM
	ASPHALT SHINGLES
	UNDERLAYMENT, EAVE, VALLEY PROTECTION
7.62	7/16" EXT. ROOF SHEATHING AS PER TRUSS MANUFACTURER
2.84	12" LOOSE FILL CELLULOSE (R42)
	2x6 BOTTOM CHORD @ 26" O.C. C/W 5.5" LOOSE FILL CELLULOSE (R19)
	6 MIL POLY VAPOUR BARRIER
0.11	1/2" CEILING GYPSUM BOARD
	INTERIOR AIR FILM (H.F. UP)
10.68 EFFECTIVE RSI VALUE	

**FOWLER** STUDIO  
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CLIENT  
**Wilcor Homes.**

PROJECT  
**SPRING LAKE RANCH**  
Dream. Life. Here.

THE ASPEN MIRRORED  
1575 sf BUNGALOW  
with 922 sf GARAGE

DRAWING TITLE  
BASEMENT FLOOR PLAN

ISSUED

FOR PERMIT APPLICATION

DETAILS

PROJECT NUMBER: 1812

SCALE: AS SHOWN

DATE: JULY 25, 2018

DRAWN BY: JF

DRAWING NUMBER

A4