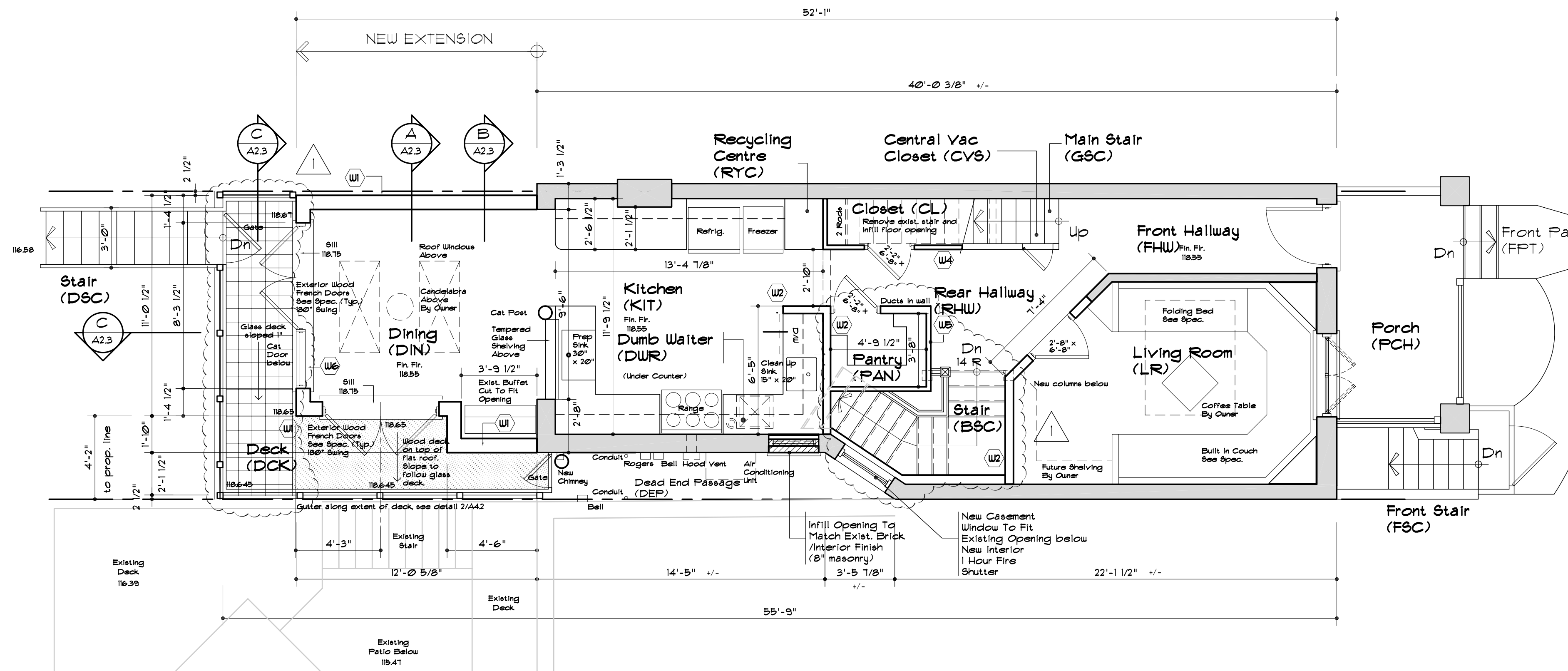


**1 BASEMENT**  
 A2.1 791.56 s.f. (558 +/- exist. + 233.56 addition)

- WALL TYPES**
- EXISTING WALL CONSTRUCTION TO REMAIN**
  - NEW EXTERIOR WALL CONSTRUCTION (2')**  
 (EIFS - DUROCK ALFACING - REFER TO SPECIFICATIONS) - 3/4 HOUR RATED WALL, NON-COMBUSTIBLE CLADDING SYSTEM  
 STUCCO FINISH COATS  
 FIBREGLASS MESH  
 1 1/2" NON-COMBUSTIBLE MINERAL FIBRE BOARD  
 DRAINAGE TRACK AT BOTTOM  
 TROULELED AIR/MOISTURE BARRIER  
 1/2" DENS-GLAS GOLD SHEATHING  
 2x6 WOOD STUDS @ 16" O/C  
 R 20 BATT INSULATION  
 POLY VAPOUR BARRIER  
 5/8" TYPE X GYPSUM BOARD
  - NEW EXTERIOR WALL CONSTRUCTION (8')**  
 (EIFS - DUROCK ALFACING CONC EVALUATED SYSTEM - REFER TO SPECIFICATIONS) - NON-RATED  
 STUCCO FINISH COATS  
 FIBREGLASS MESH  
 1 1/2" EXPANDED RIGID INSULATION BOARD  
 DRAINAGE TRACK + FLASHING AT BOTTOM  
 TROULELED AIR/MOISTURE BARRIER  
 1/2" DENS-GLAS GOLD SHEATHING  
 2 x 6 WOOD STUDS @ 16" O/C  
 R 20 BATT INSULATION  
 POLY VAPOUR BARRIER  
 5/8" GYPSUM BOARD
  - NEW BASEMENT WALL CONSTRUCTION (15') ABOVE GRADE**  
 (EIFS - DUROCK ALFACING - REFER TO SPECIFICATIONS) - NON-COMBUSTIBLE, ON CONCRETE BLOCK, 45 MIN. FRR, TOTAL R11  
 STUCCO FINISH COATS  
 FIBREGLASS MESH  
 1 1/2" NON-COMBUSTIBLE MINERAL FIBRE BOARD  
 DRAINAGE TRACK + FLASHING AT BOTTOM  
 TROULELED AIR/MOISTURE BARRIER  
 1/2" CONCRETE BLOCK, SEE STRUCTURAL DUGS, BUILDING PAPER  
 2x4 WOOD STUDS  
 R-12 BATT INSULATION  
 POLY VAPOUR BARRIER  
 5/8" GYPSUM BOARD
  - RESERVED**
  - NEW FOUNDATION WALL CONSTRUCTION (10') BELOW GRADE**  
 BACKFILL AGAINST DRAINAGE BOARD ON ASPHALTIC DAMP-PROOFING ON PAVING ON 10" CONCRETE BLOCK BUILDING PAPER 2x4 WOOD STUDS R-12 BATT INSULATION POLY VAPOUR BARRIER 3/4" GYPSUM BOARD FINISH UEP TILE AT FOOTING
- NEW INTERIOR PARTITION CONSTRUCTION**
- 3 5/8" WOOD STUDS @ 16" ON CENTRE WITH 1/2" GYPSUM BOARD BOTH SIDES FROM EXISTING FLOOR TO STRUCTURE ABOVE SEE SPECS FOR SOUND INSULATION.**
  - 5 1/2" WOOD STUDS @ 16" ON CENTRE WITH 1/2" GYPSUM BOARD BOTH SIDES FROM EXISTING FLOOR TO STRUCTURE ABOVE SEE SPECS FOR SOUND INSULATION.**
  - 3 5/8" WOOD STUDS ON FLAT @ 16" ON CENTRE WITH 1/2" GYPSUM BOARD BOTH SIDES FROM EXISTING FLOOR TO STRUCTURE ABOVE.**
  - 3 5/8" WOOD STUDS ON FLAT @ 16" ON CENTRE WITH 1/2" GYPSUM BOARD ONE SIDE 5/8" T & G 'BEAD BOARD' PINE VENEER PLYWOOD INTERIOR.**
- NEW SLOPED ROOF CONSTRUCTION 3:12 LOW-SLOPE CATHEDRAL CEILING (REFER TO SPECIFICATIONS)**
- ASPHALT SHINGLES (30 YEAR), LAPPED TO PRODUCE 3 LAYERS OF SHINGLE AND CEMENTED AT TABS AS REQUIRED BY CODE  
 STARTER STRIP EMBEDDED IN 8" ROOFING CEMENT ICE AND WATER SHIELD THROUGHOUT  
 3/4" T & G EXTERIOR GRADE PLYWOOD ROOF DECK  
 2" x 16" RAFTERS @ 24" O/C  
 R 20 BATT INSULATION WITH VENT SPACE ABOVE POLY VAPOUR BARRIER  
 5/8" GYPSUM BOARD
- NEW FLAT ROOF CONSTRUCTION SLOPED TO SCUPPER/ EAVESTROUGHS**
- TORCHED OR ADHESIVE TYPE MODIFIED BITUMEN ROOF MEMBRANE AND CAP SHEET MEMBRANE FLASHING AND METAL COUNTERFLASHING  
 3/4" EXTERIOR PLYWOOD DECK  
 RAFTERS AS PER STRUCT. DUGS.  
 R-40 SOLID SPRAYFOAM INSULATION  
 3/4" GYPSUM BOARD
- NEW FLOOR CONSTRUCTION**
- REFER TO STRUCTURAL DRAWINGS REFER TO SPECIFICATIONS
- SEE ALSO SPECIFICATIONS FOR EXTENT OF RADIANT FLOOR HEATING
- PROVIDE 2" STYROFOAM 6M INSULATION UNDER ENTIRE EXTENT OF NEW SLAB ON GRADE
- GENERAL NOTES**
- PROVIDE NEW SMOKE DETECTORS FOR EACH FLOOR LEVEL.
  - PROVIDE CARBON MONOXIDE (CO) DETECTOR IN BASEMENT NEAR NEW FURNACE.
  - REFER TO SPECIFICATION FOR ROOM FINISH SCHEDULE.
- INDICATES EXTENT OF NEW WOOD DECK REFER TO SPECIFICATIONS.**
- PROVIDE CEMENT BOARD TO SHOWER AND TUB AREAS.  
 PROVIDE MOISTURE RESISTANT GYPSUM BOARD BEHIND KITCHEN COUNTERS. (SEE SPEC.)  
 PROVIDE SOUND INSULATION AROUND BATH / WIR WALLS.  
 ALL BASEMENT CEILING AREAS SEE SPECIFICATIONS.

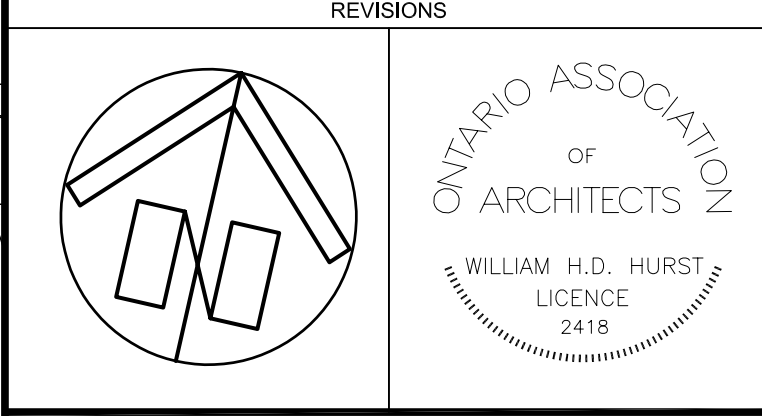


**1 GROUND FLOOR**  
 A2.1 697.43 s.f. (558 +/- exist. + 139.43 addition)

- NOTES**
1. VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION.
  2. DO NOT SCALE DRAWINGS.
  3. REPORT ALL DISCOVERIES OF ERRORS, OMISSIONS OR DISCREPANCIES TO THE ARCHITECT OR DESIGN ENGINEER AS APPLICABLE.
  4. USE ONLY LATEST REVISED DRAWINGS OR THOSE THAT ARE MARKED 'ISSUED FOR CONSTRUCTION'.
  5. THE DRAWINGS ARE THE PROPERTY OF THE ARCHITECT AND/OR ENGINEER AND MUST BE RETURNED ON COMPLETION OF THE PROJECT. ANY UNAUTHORIZED USE IS PROHIBITED.
  6. ALL AREA CALCULATIONS ARE APPROXIMATE.

No.	DATE	MADE	ISSUED FOR
1	02.10.31	RH	CLIENT REVIEW
2	02.11.22	RH	PRICING
3	03.01.21	RH	BUILDING PERMIT
4	03.04.01	RH	REBID FOR BUILDING PERMIT
5	03.05.02	RH	CLIENT PRICING
6	03.05.07	RH	CLIENT REVIEW
7	03.05.15	JY	CLIENT REVIEW
8	03.05.22	JY	CLIENT REVIEW
9	03.05.30	JY	ALTER PERMIT

No.	DATE	MADE	DESCRIPTION
1	03.05.02	RH	CLIENT COMMENTS
2	03.04.01	RH	CITY COMMENTS



**WHA Architects Inc**  
 1842 QUEEN STREET EAST, TORONTO, ONT. M4L 1H1  
 PH: (416) 693-9717 FAX: (416) 693-9732

Proposed  
 Addition / Renovation  
 for  
 24 Devon Road

Toronto Ontario

**TITLE**  
 Basement / Ground  
 Floor Plans

SCALE	DATE	DRAWN	CHECKED
1/4"=1'-0"	02/10/31	rh/jy	wh

PROJECT No. **02118** DRAWING No. **A-2.1**