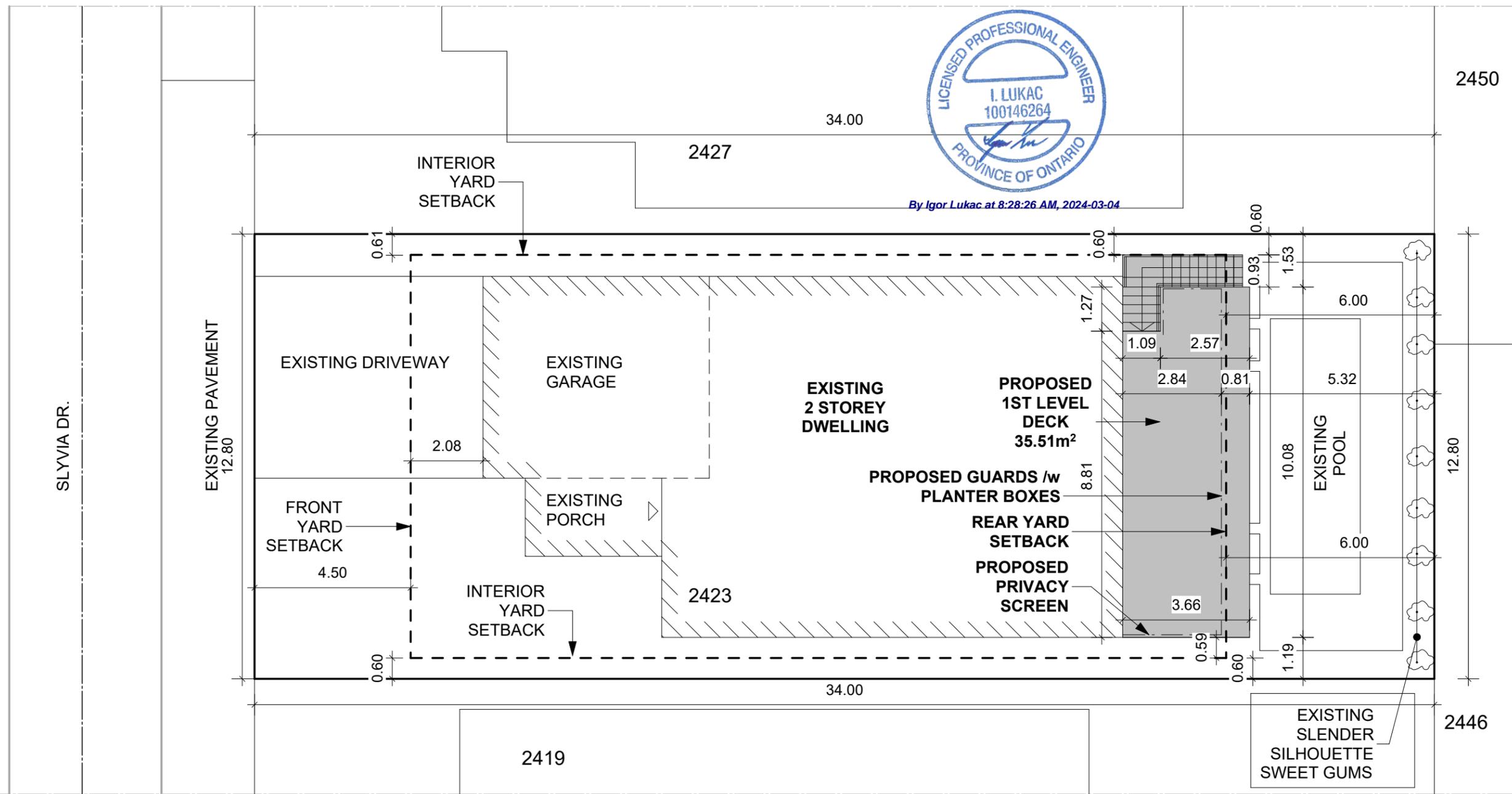




By Igor Lukac at 8:28:26 AM, 2024-03-04



PROJECT NUMBER	23-KNG-229
DRAFTER / DATE	MV/ 9/12/23
REV 1	MV/ 3/1/24

DESIGN FIRM

KINGSWOOD ENGINEERS

Oakville, Ontario, Canada
 +1.905.399.3671
www.kingswoodengineers.com

CLIENT

Nuno & Christine Da Silva

PROJECT

REAR DECK ADDITION

2423 Sylvia Drive,
 Oakville, ON, L6H 0C8,
 Canada

TITLE

SITE PLAN

DATE	9/12/23
PAPER SIZE	TABLOID
SCALE	SHEET 1:125 A1.01

RESIDENTIAL LOW "RL8" ZONE

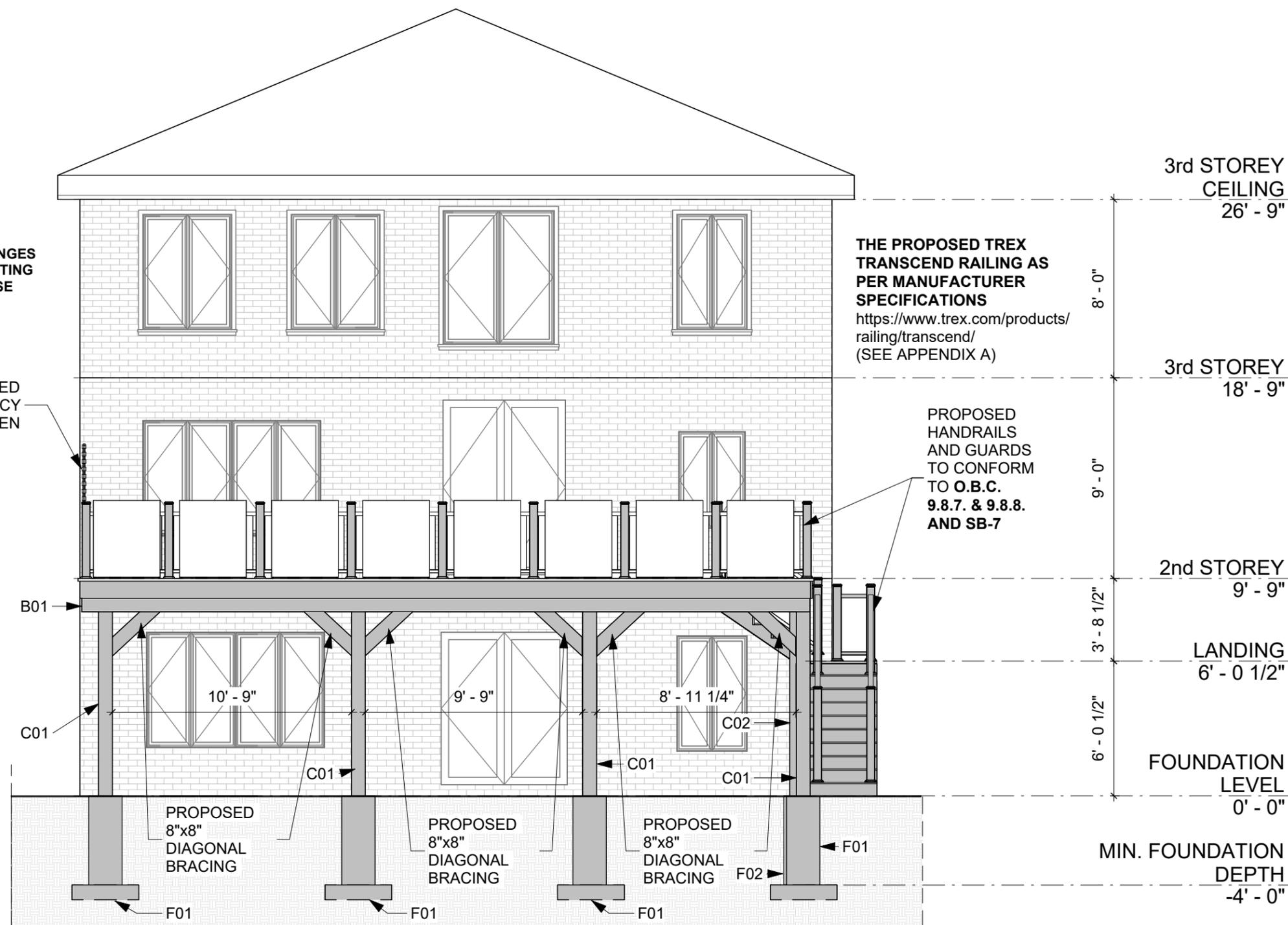
	EXISTING	PROPOSED	REQUIRED	COMPLIANT		EXISTING	PROPOSED	REQUIRED	COMPLIANT
LOT AREA	435.2m ² 4684.45sqft	435.2m ² 4684.45sqft	MIN 360.0m ² 3875.0sqft	YES	YARD ENCROACHMENTS - ACCESS STAIRS ASSOCIATED OR NOT WITH A PORCH OR UNCOVERED PLATFORM	/	0.6m 1' - 11 5/8"	0.6m 1' - 11 5/8"	YES
LOT COVERAGE	N/A	N/A	N/A	N/A		/	2.31m 7' - 7"	1.5m 4' - 11"	NO
LOT FRONTAGE	12.8m 42' - 0"	12.8m 42' - 0"	MIN 12.0m 39' - 4 1/2"	YES	YARD ENCROACHMENTS - UNCOVERED PLATFORMS HAVING A FLOOR HEIGHT EQUAL OR GREATER THAN 0.6m MEASURED FROM GRADE PLATFORMS	/			
FRONT YARD SETBACK	6.58m 21' 7"	6.58m 21' 7"	MIN 4.50m 14' 9 1/8"	YES					
INTERIOR YARD SETBACK	1.22m 4' - 0"	1.22m 4' - 0"	MIN 0.6m 1' - 11 5/8"	YES					
REAR YARD SETBACK	9.0m 29' - 6 3/8"	5.19m 17' - 3/8"	MIN 7.5m 24' - 7 1/4"	NO					

LEGEND

EXISTING

PROPOSED





THE PROPOSED TREX
TRANSCEND RAILING AS
PER MANUFACTURER
SPECIFICATIONS
<https://www.trex.com/products/railing/transcend/>
(SEE APPENDIX A)

PROPOSED
HANDRAILS
AND GUARDS
TO CONFORM
TO O.B.C.
9.8.7. & 9.8.8.
AND SB-7

LEGEND / STRUCTURAL ELEMENTS	
B01	- BUILT-UP, S-P-F, No.1/No.2 5-PLY 2"x10" CONTINUOUS BEAM, FASTENED TOGETHER WITH TWO ROWS OF STAGGERED 6" FLATLOK STRUCTURAL WOOD FASTENERS SPACED @ 12" O.C. & INSTALLED ON BOTH SIDE OF THE BEAM.
C01	- TIMBER, D.FIR-L, No.2, 8"x8" (7-1/2"x7-1/2") COLUMN WITH APB88 POST BASE & PC8Z POST CAP OR APPROVED EQUIVALENT (SEE DWG. #S3.02 FOR POST BASE AND CAP DETAILS).
C02	- TIMBER, D.FIR-L, No.2, 6"x6" (5-1/2"x5-1/2") COLUMN WITH APB66 POST BASE & AC6 POST CAP OR APPROVED EQUIVALENT (SEE DWG. #S3.02 FOR POST BASE AND CAP DETAILS).
F01	- 18" CONCRETE PIER WITH MIN. 36"x36"x8" CONCRETE FOOTING BASE, WITH MIN. 20MPa CONCRETE COMPRESSIVE STRENGTH AND MIN. (2) 15M REBAR EACH DIRECTION.
F02	- 12" CONCRETE PIER WITH MIN. 20MPa CONCRETE COMPRESSIVE STRENGTH AND MIN. (4) 15M REBAR.



By Igor Lukac at 8:28:46 AM, 2024-03-04

PROJECT NUMBER	23-KNG-229
DRAFTER / DATE	MV/ 9/12/23
REV 1	MV/ 3/1/24

DESIGN FIRM



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CLIENT	Nuno & Christine Da Silva
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PROJECT	REAR DECK ADDITION 2423 Sylvia Drive, Oakville, ON, L6H 0C8, Canada
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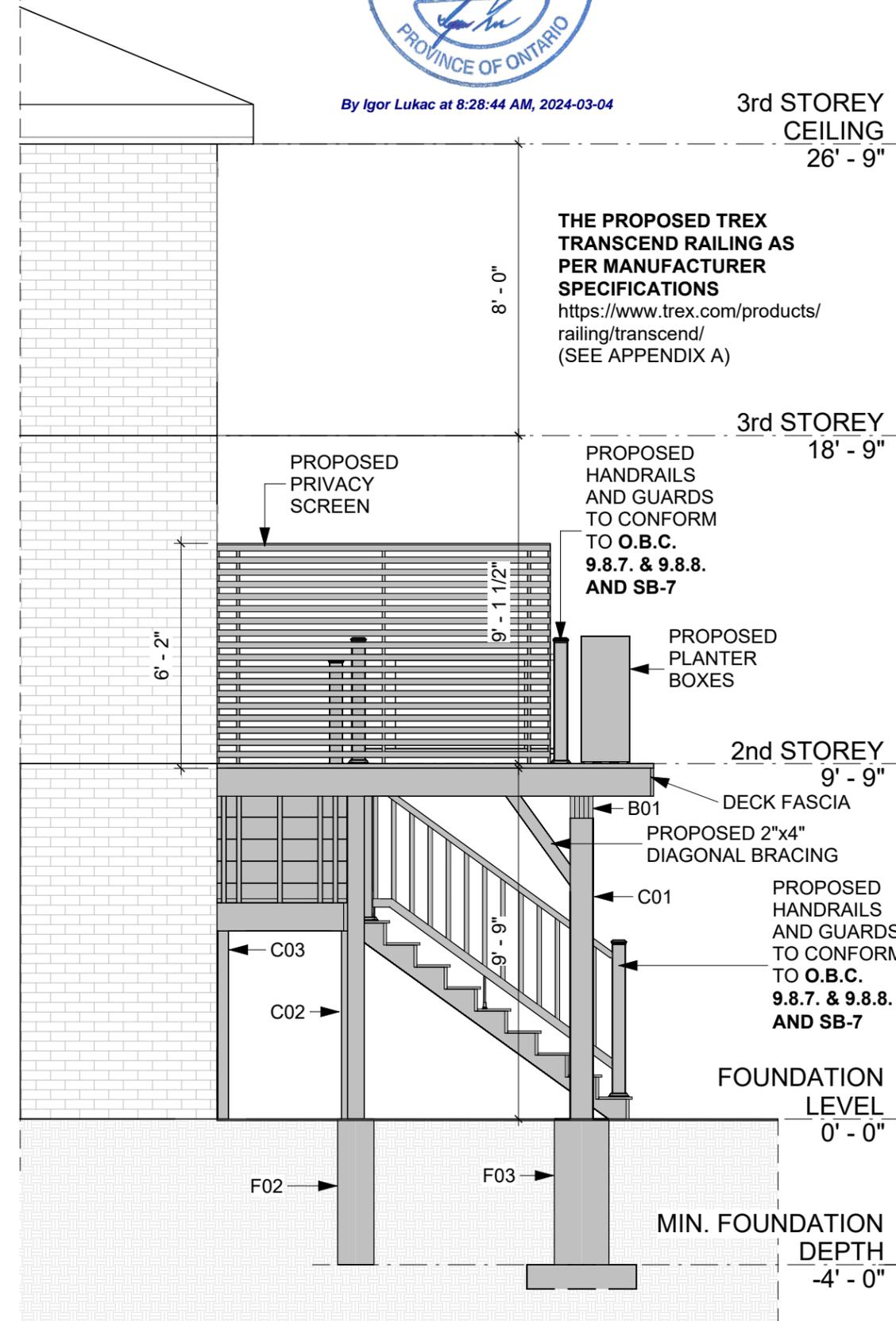
TITLE	ELEVATION VIEW - NORTH
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DATE	9/12/23
PAPER SIZE	TABLOID
SCALE	SHEET 3/16" = 1'-0" A1.07

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



By Igor Lukac at 8:28:44 AM, 2024-03-04



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

LEGEND / STRUCTURAL ELEMENTS

B01 - BUILT-UP, S-P-F, No.1/No.2 5-PLY 2"x10" CONTINUOUS BEAM, FASTENED TOGETHER WITH TWO ROWS OF STAGGERED 6" FLATLOK STRUCTURAL WOOD FASTENERS SPACED @ 12" O.C. & INSTALLED ON BOTH SIDE OF THE BEAM.

DJ03 - S-P-F, No.1/No.2 2-PLY 2"x10" LUMBER DOUBLE JOIST

DJ04 - S-P-F, No.1/No.2 2-PLY 2"x10" LUMBER DOUBLE JOIST

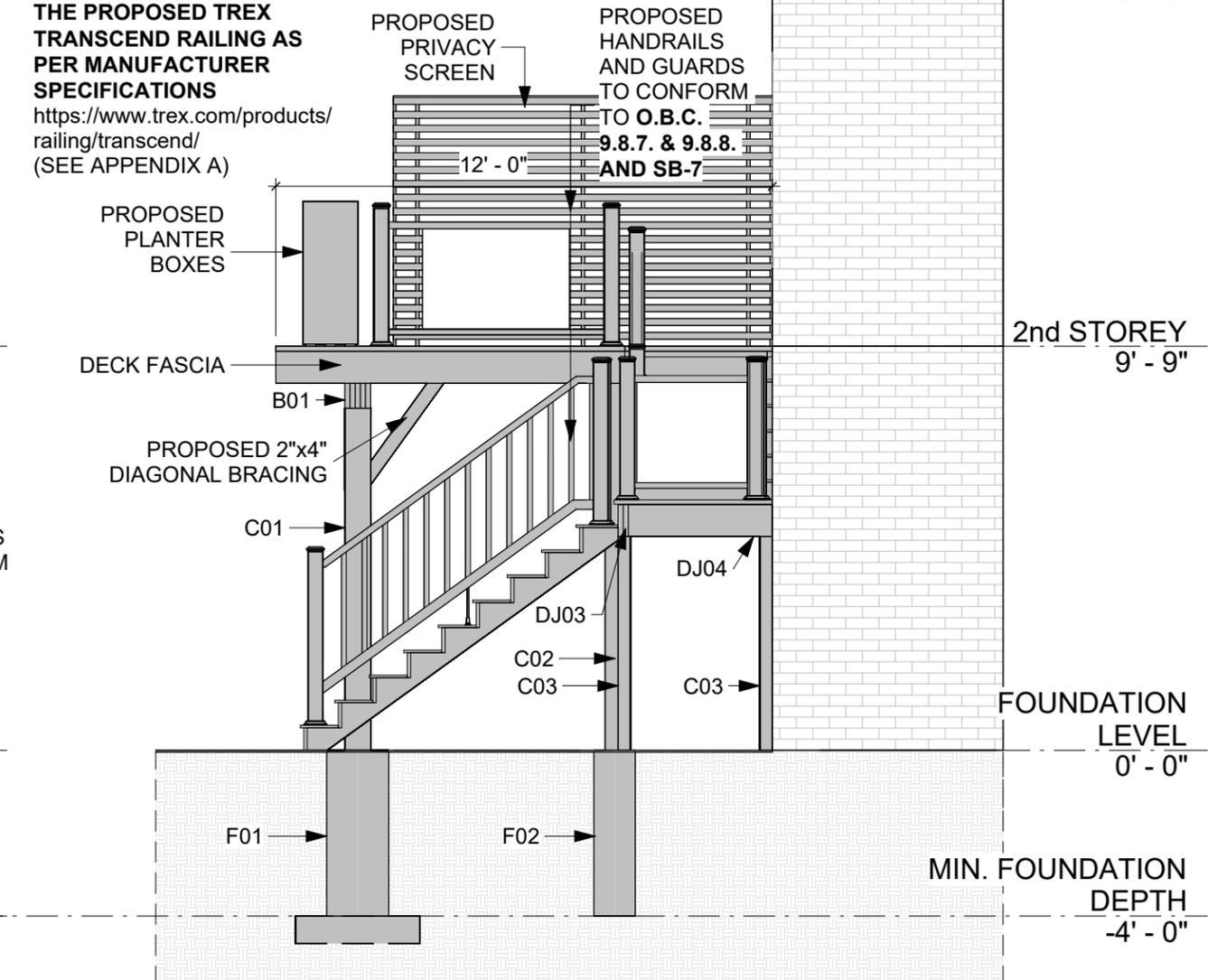
C01 - TIMBER, D.FIR-L, No.2, 8"x8" (7-1/2"x7-1/2") COLUMN WITH **APB88 POST BASE & PC8Z POST CAP OR APPROVED EQUIVALENT** (SEE DWG. #S3.02 FOR POST BASE AND CAP DETAILS).

C02 - TIMBER, D.FIR-L, No.2, 6"x6" (5-1/2"x5-1/2") COLUMN WITH **APB66 POST BASE & AC6 POST CAP OR APPROVED EQUIVALENT** (SEE DWG. #S3.02 FOR POST BASE AND CAP DETAILS).

C03 - TIMBER, D.FIR-L, No.2, 4"x4" (3-1/2"x3-1/2") COLUMN WITH **APB44 POST BASE & CC44PC POST CAP OR APPROVED EQUIVALENT** (SEE DWG. #S3.02 FOR POST BASE AND CAP DETAILS).

F01 - 18" CONCRETE PIER WITH MIN. 36"x36"x8" CONCRETE FOOTING BASE, WITH MIN. 20MPa CONCRETE COMPRESSION STRENGTH AND MIN. (2) 15M REBAR EACH DIRECTION.

F02 - 12" CONCRETE PIER WITH MIN. 20MPa CONCRETE COMPRESSION STRENGTH AND MIN. (4) 15M REBAR.



PROJECT NUMBER	23-KNG-229
DRAFTER / DATE	MV/ 9/12/23
REV 1	MV/ 3/1/24

DESIGN FIRM



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PROJECT
REAR DECK ADDITION
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Oakville, ON, L6H 0C8,
Canada

TITLE
ELEVATION VIEW - WEST & EAST

DATE	9/12/23
PAPER SIZE	TABLOID
SCALE	SHEET 1/4" = 1'-0" A1.06