

## SITE PLAN SCOPE OF WORK

SCALE :  $\frac{1}{16}'' = 1'-0''$

CHANGE OF USE TO NEW BASEMENT APARTMENT  
WITH TWO ENLARGED WINDOW & WALKOUT STAIR  
FROM BACK YARD

### AREA STATISTICS


#### GROSS FLOOR AREA CALCULATIONS

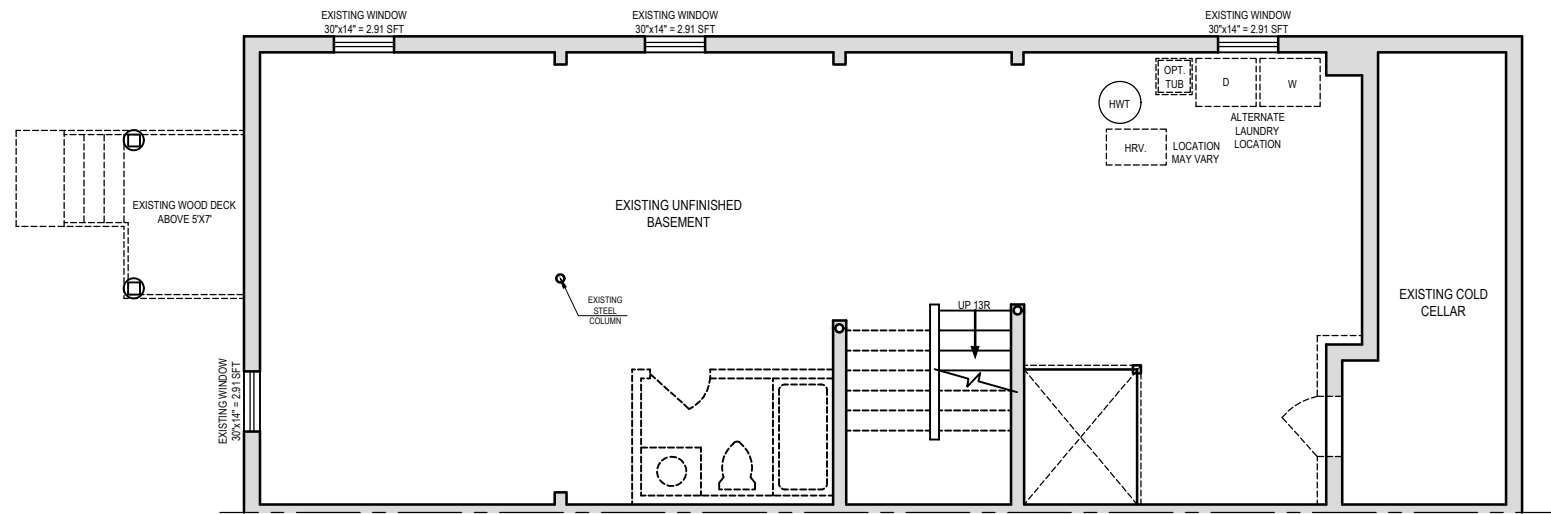
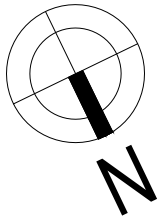
A- PRINCIPAL RESIDENCE	
EXISTING GROUND FLOOR AREA:	86.07 M <sup>2</sup>
EXISTING SECOND FLOOR AREA:	86.07 M <sup>2</sup>
TOTAL AREA:	172.14 M <sup>2</sup>
B- BASEMENT	
NEW BASEMENT APARTMENT GFA:	76.49 M <sup>2</sup>

BASEMENT APARTMENT GFA IS 44.43 % OF  
PRINCIPAL RESIDENCE GFA

▲ ENTRANCE / EGRESS

The undersigned has reviewed and takes responsibility for this design, and has the qualification and meet the requirements set out in the Ontario Building Code to design the work shown on the attached documents.		
Qualification Information		
Required unless design in exempt under Div. C - 3.2.5.1. of the building code		
Haroon Malik	Signature	102742
Name	Signature	BCIN
Registration Information		
Required unless design in exempt under Div. C - 3.2.4.1. of the building code		
weDesignBuild Inc.	Firm Name	111001
		BCIN

DESIGNER	PROJECT	DRAWING TITLE	DRAWN BY	DATE	DRAWING NO.
 1310 STEELES AVE E, UNIT 6 BRAMPTON ON L6T 1A2 +1 (647) 770-3230 info@wedesignbuild.ca www.wedesignbuild.ca	123 LAWRENCE PILKINGTON AVE - MARKHAM	BASEMENT APARTMENT	MN	2020-01-21	A-01
			CHECKED BY	SCALE	
			HM	1/16" = 1'-0"	



EXISTING UNFINISHED BASEMENT PLAN  
SCALE :  $\frac{1}{8}'' = 1'-0''$

EXISTING WALLS

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Haroon Malik

Signature

102742

BCIN

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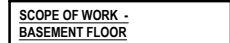
weDesignBuild Inc.

Firm Name

111001

BCIN

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<div><div><div><div></div><div>weDesignBuild Inc.</div><div>MAKE IDEAS HAPPEN</div></div><div><div>1310 STEELES AVE E, UNIT 6 BRAMPTON ON L6T 1A2</div><div>+1 (647) 770-3230</div><div>info@wedesignbuild.ca</div><div>www.wedesignbuild.ca</div></div></div></div>	123 LAWRENCE PILKINGTON AVE - MARKHAM	BASEMENT APARTMENT	MN	2020-01-21	A-02
			CHECKED BY	SCALE	
			HM	1/8" = 1'-0"	



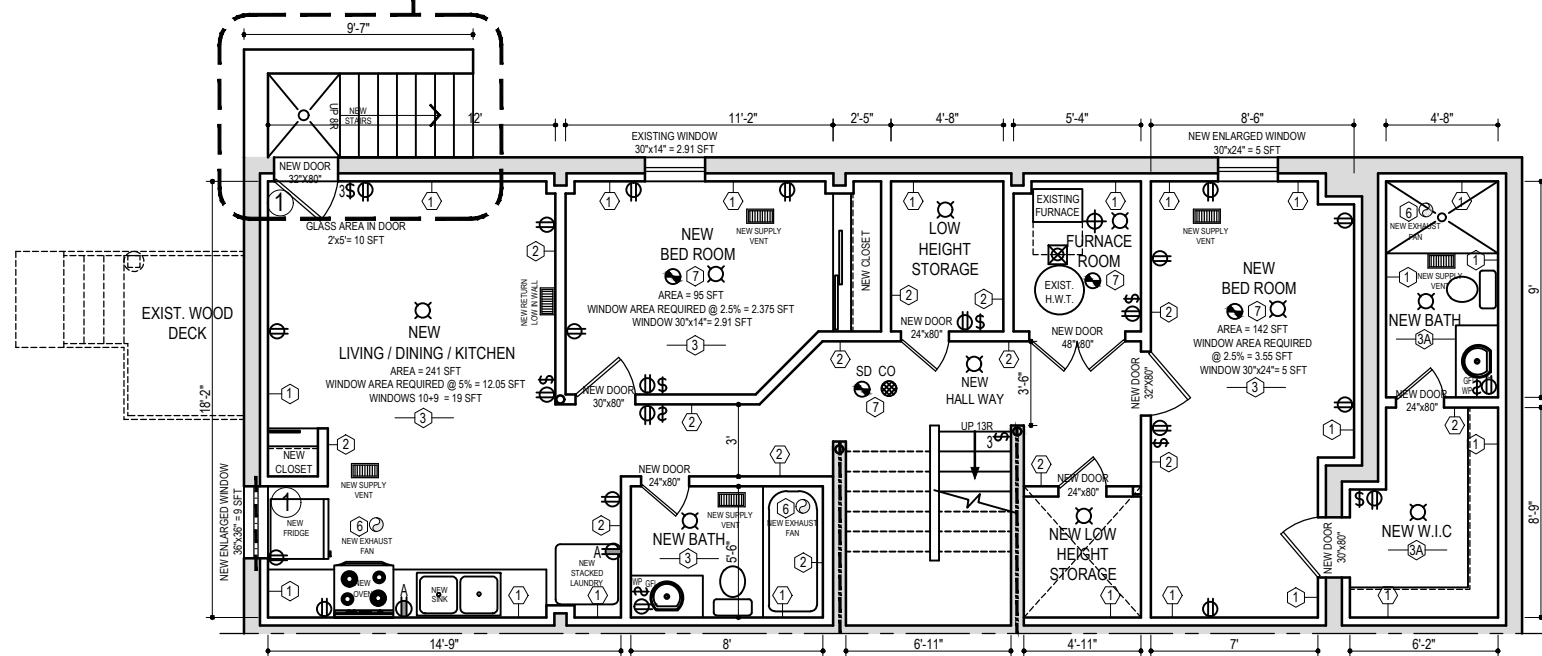
**PLEASE SEE DRAWING NO. G-01  
FOR GENERAL NOTES AND  
SCHEDULES**

- 1 PROVIDE 125x90x8  
(mm) STEEL LINTEL  
FOR 90MM BRICK  
VENEER AND 2-38x238  
(mm) WOOD LINTEL  
SPF NO. 1 OR 2.  
TACBOC DWG. G02b  
FOR REFERENCE

MINIMUM BEARING OF  
STEEL LINTEL = 150MM,  
6 INCH

### HVAC OBSERVATION

**NEW WALKOUT STAIR  
FOR BASEMENT APARTMENT**






NEW BASEMENT APARTMENT PLAN

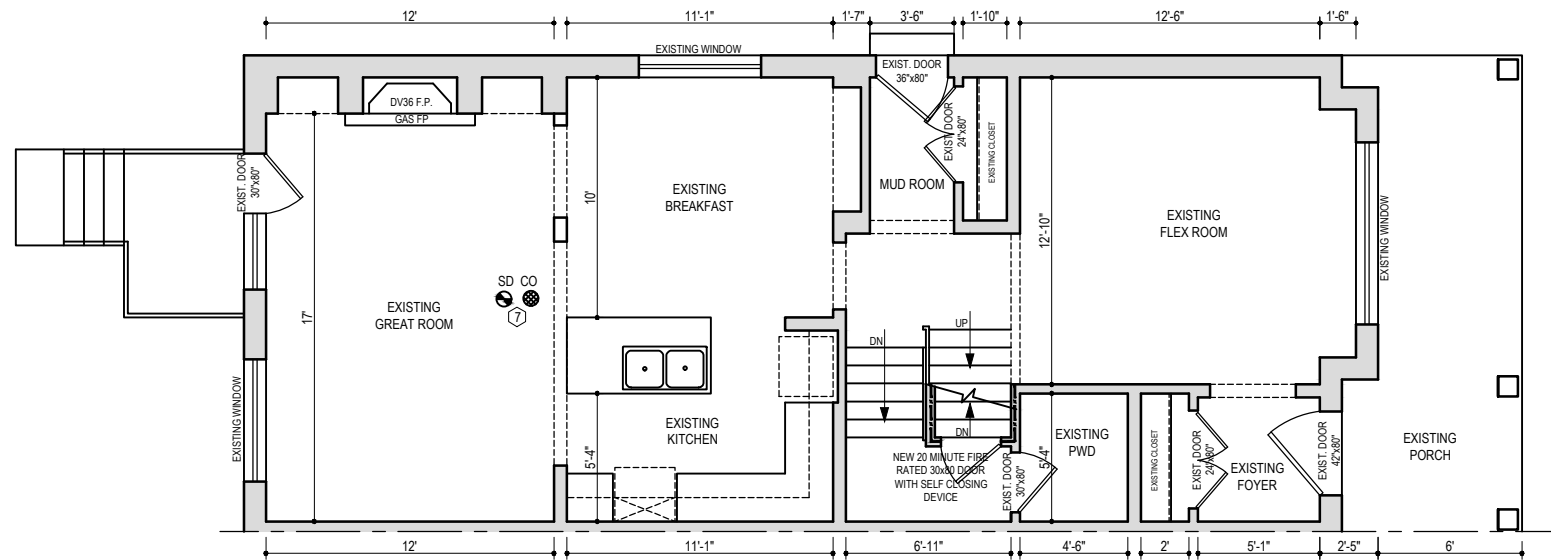
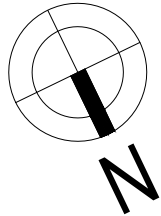
SCALE :  $\frac{1}{8}" = 1'-0"$

GROSS FLOOR AREA : 823 SFT. / 76.49 M<sup>2</sup>

CEILING HEIGHT = 7'-8"

-  EXISTING WALLS  
 PROVIDE <sup>ONLY</sup> TYPE X DRYWALL ON NEW OR EXISTING WALL  
 NEW WALLS

weDesignBuild Inc.	111001
Firm Name	BCIN



EXISTING GROUND FLOOR PLAN

SCALE :  $\frac{1}{8}'' = 1'-0''$

EXISTING GROUND FLOOR AREA : 926 SFT. / 86.07 M<sup>2</sup>

CEILING HEIGHT = 9'-1"

- EXISTING WALLS
- PROVIDE  $\frac{5}{8}''$  TYPE X DRYWALL ON NEW OR EXISTING WALL
- NEW WALLS

PLEASE SEE DRAWING NO. G-01 FOR GENERAL NOTES AND SCHEDULES

7 INTERCONNECTED AND WIRED SMOKE ALARMS AT EACH FLOOR INCLUDING FINISHED BASEMENT - AS PER OBC 9.10.19. WITH VISUAL SIGNALING DEVICE

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weDesignBuild Inc. 111001  
Firm Name BCIN

DESIGNER



1310 STEELES AVE E, UNIT 6  
BRAMPTON ON L6T 1A2  
+1 (647) 770-3230  
info@wedesignbuild.ca  
www.wedesignbuild.ca

PROJECT

123 LAWRENCE  
PILKINGTON AVE - MARKHAM

DRAWING TITLE

BASEMENT  
APARTMENT

DRAWN BY

MN

CHECKED BY

HM

DATE

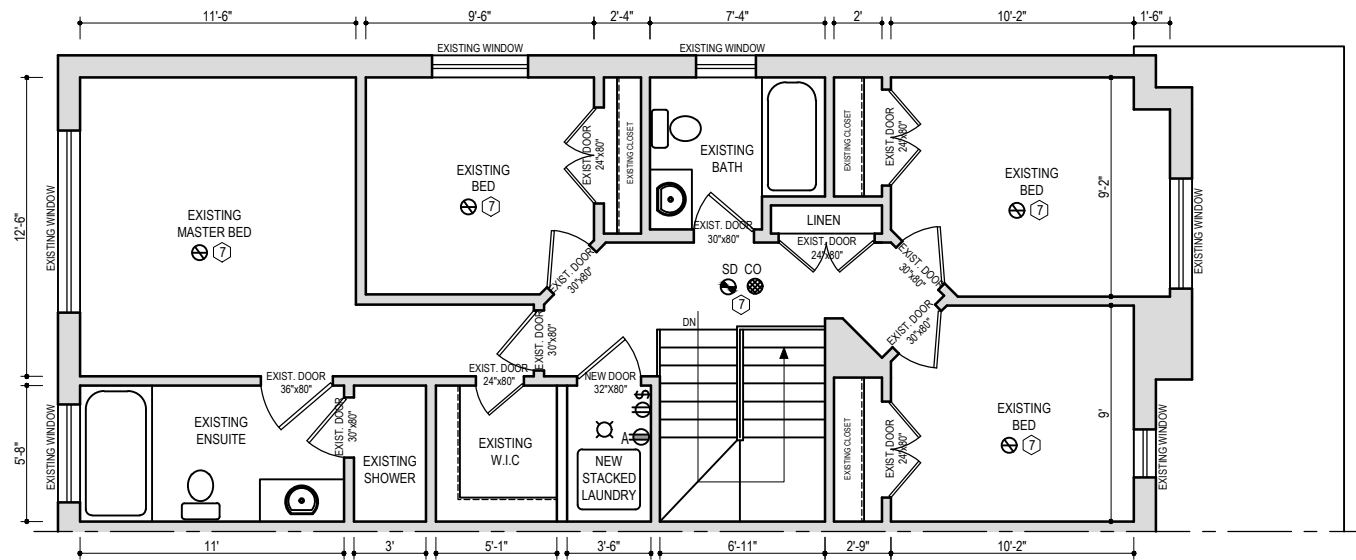
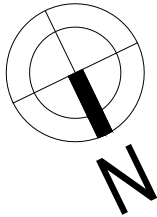
2020-01-21

SCALE

1/8" = 1'-0"

DRAWING NO.

A-04



NEW / EXISTING SECOND FLOOR PLAN  
SCALE :  $\frac{1}{8}" = 1'-0"$   
EXISTING SECOND FLOOR AREA : 926 SFT. / 86.07 M<sup>2</sup>  
CEILING HEIGHT = 9'-1"

PLEASE SEE DRAWING NO. G-01  
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SCHEDULES

7 INTERCONNECTED AND  
WIRED SMOKE ALARMS  
AT EACH FLOOR  
INCLUDING FINISHED  
BASEMENT - AS PER  
OBC 9.10.19. WITH VISUAL  
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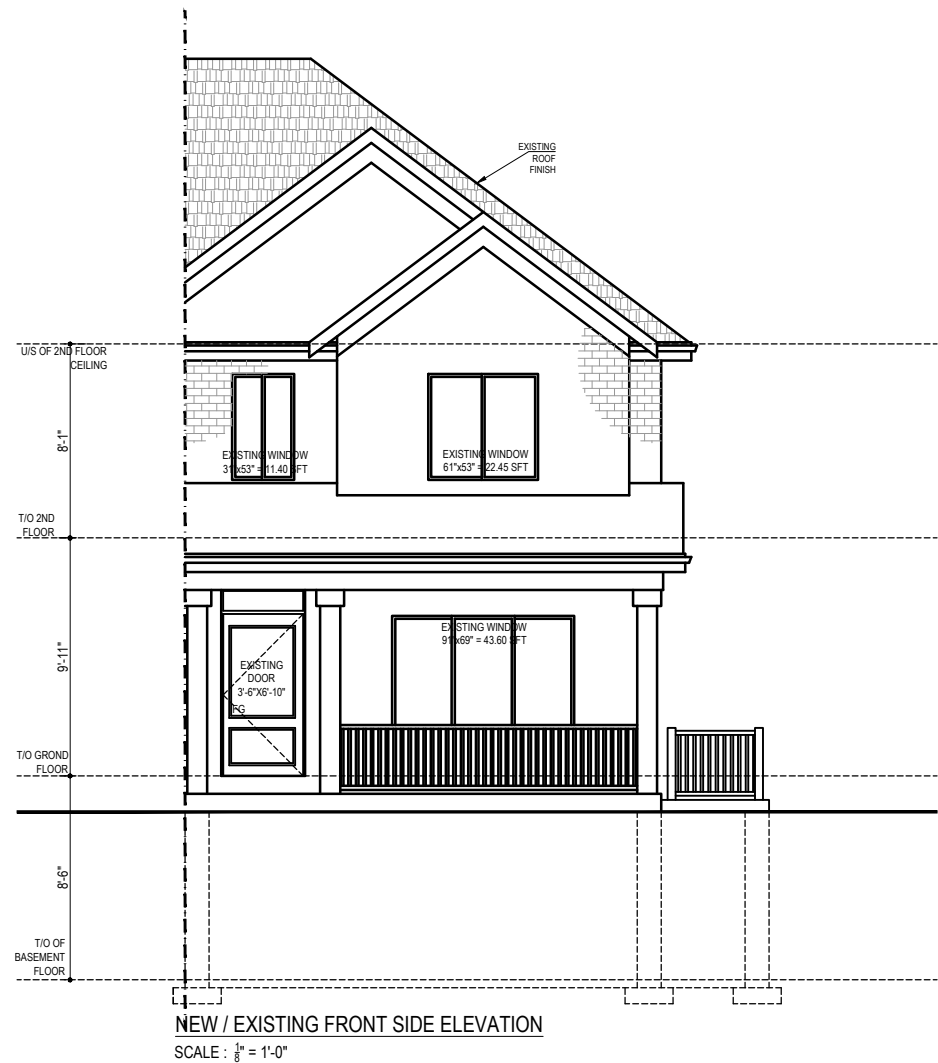
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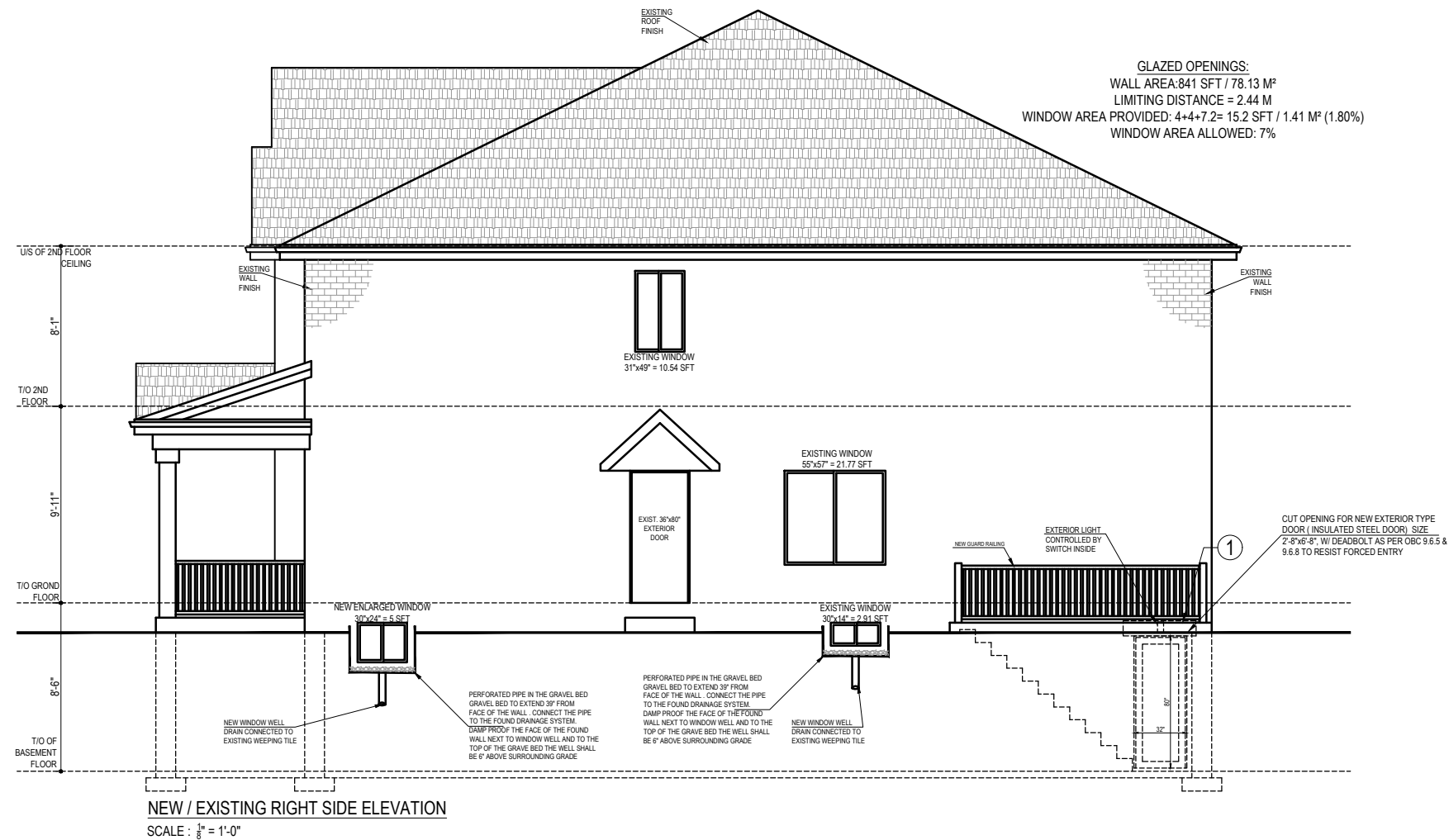
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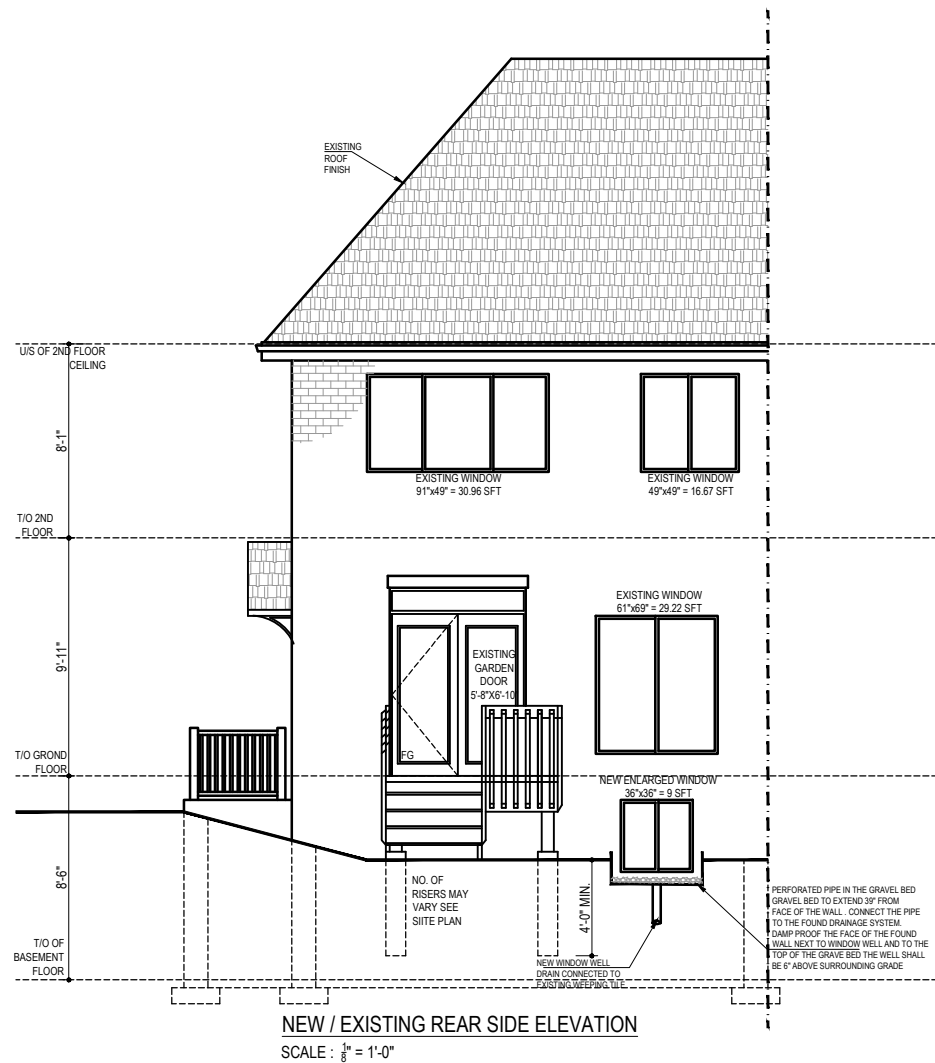
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Firm Name		BCIN

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