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ALL WORK SHALL CONFORM TO THE CURRENT RESIDENTIAL STANDARDS OF THE NATIONAL BUILDING CODE OF CANADA AND SHALL BE EQUAL IN ALL RESPECTS TO GOOD BUILDING PRACTICE. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DRAWINGS. WINDOW SUPPLIER SHALL PROVIDE ACTUAL ROUGH OPENINGS.

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SHEET	1	7
	R.G. / S.S.	
DRAWN BY :	R.G.	
CHECKED BY :	R.G.	

DRAWING :	ROOF PLAN & DETAILS	
	SCALE AS NOTED	
DATE:	NOVEMBER / 2015	

**ROOF PLAN**  
3/16"=1'-0"

NOTES:  
- ALL OVERHANGS ARE 1'-6" UNLESS OTHERWISE NOTED  
- CONFIRM SCUPPER DRAIN LOCATION WITH OWNER/BUILDER. SCUPPER DETAILS BY OTHERS.

**1. TYPICAL ROOF CONSTRUCTION**  
Single-Ply EPDM fully adhered membrane (optional mechanically fastened)  
1/2" cover/protection board  
3" Polystyrene (ISO) insulation board  
6 mil polyethylene vapour barrier  
1/2" plywood sheathing  
Engineered flat roof trusses @ 16" O.C.  
c/w 6" closed-cell spray foam insulation  
5/8" gypsum wallboard (taped & sanded)  
Paint finish

**4. TYPICAL FOUNDATION CONSTRUCTION**  
Farging (above grade)  
Damp-proofing (below grade)  
8" concrete foundation wall on 18"x8" concrete strip footing c/w 4" dia. weeping tile to perimeter damp-proofing to interior  
2x6" frost wall @ 24" o.c. c/w 6mil vapour barrier  
**5. GARAGE FOUNDATION CONSTRUCTION**  
8" x 6" reinforced concrete wall on 18" x 8" concrete strip footing

**6. TYPICAL FLOOR CONSTRUCTION**  
Floor finish (refer to plans & schedules)  
3/8" ply underlay (to line areas)  
3/4" plywood subfloor (acrossed & glued)  
1/4" engineered TJI floor joists c/w 1 or 2 layers ROXUL Safe'n Sound insulation  
5/8" gypsum wallboard (taped & sanded) to developed area

**7. TYPICAL BASEMENT SLAB CONSTRUCTION**  
4" concrete slab with PEEX tubing over 1 1/2" "Inu-Works" rigid insulation  
6mil polyethylene vapour barrier  
6 1/2" compacted granular fill

**8. TYPICAL GARAGE SLAB CONSTRUCTION**  
8" concrete slab (epoxy finish by owner) reinforced w/ 10m rebar @ 16" o.c. both ways  
1 1/2" "Inu-Works" rigid insulation  
6" compacted granular fill

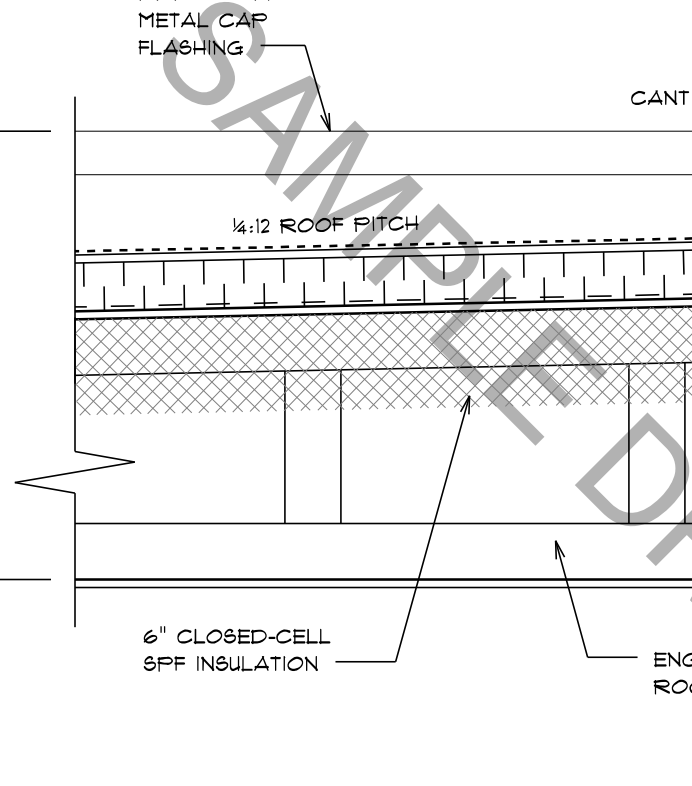
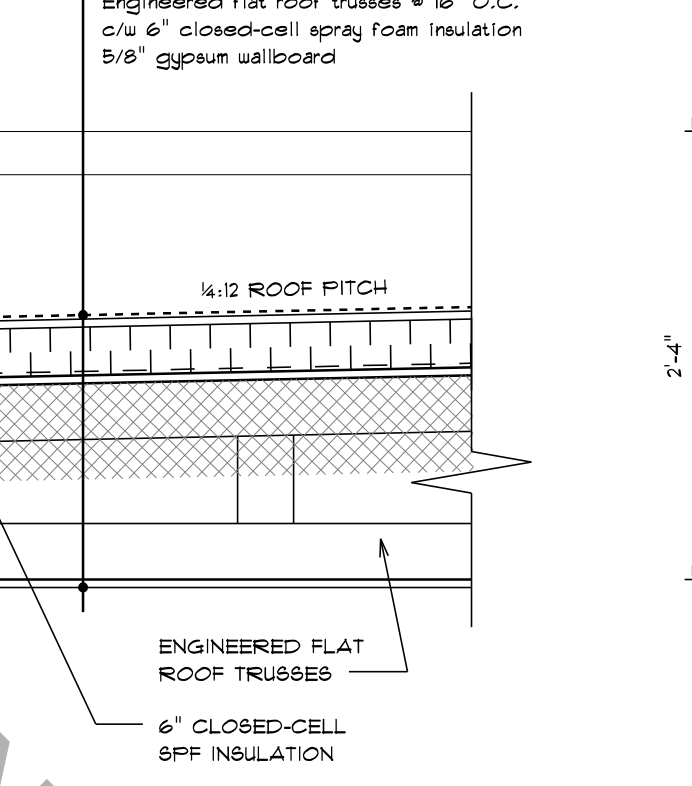
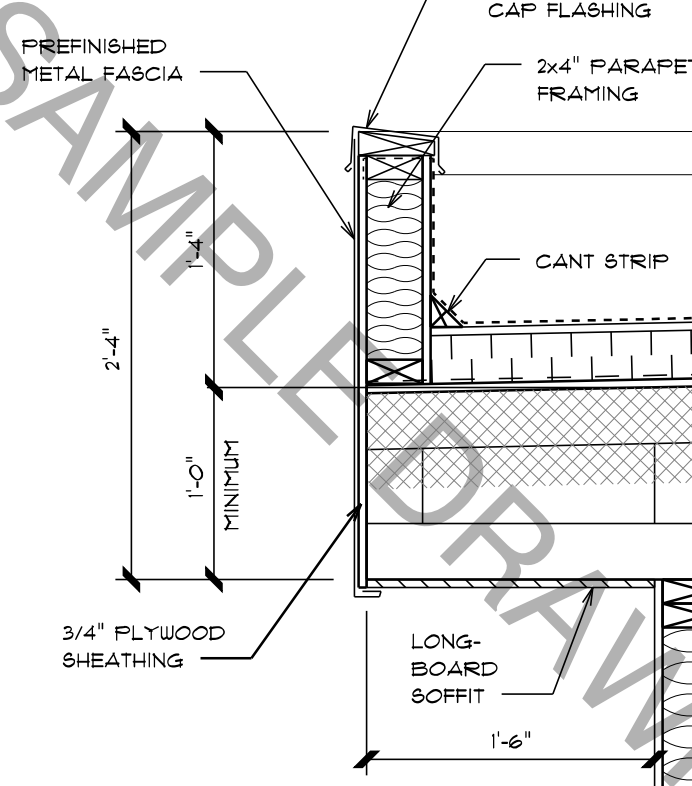
**2. TYPICAL EXTERIOR WALL CONSTRUCTION**  
Exterior cladding over building paper  
3/8" sheathing  
2x6" k.d. spruce framing @ 16" o.c.  
R-20 fiberglass batt insulation  
6 mil vapour barrier  
5/8" gypsum wallboard (taped & sanded)  
Paint finish

**3. TYPICAL INTERIOR WALL CONSTRUCTION**  
Paint finish (both sides as per specifications)  
5/8" gypsum wallboard (taped & sanded) b/w spruce framing @ 16" o.c. (size of studs as per plan)

**GENERAL NOTES:**

- CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND DETAILS AND NOTIFY DESIGNER OF ANY ERRORS OR EMISSIONS PRIOR TO COMMENCEMENT OF WORK.
- BUILDERS SPECIFICATIONS WILL TAKE PRECEDENCE OVER THE ONES INDICATED.
- ROOF TRUSS & FLOOR TRUSS SYSTEM LAYOUTS TO BE SUPPLIED BY OTHERS.
- ALL TELEPOST & PADS ARE TO BE ENGINEERED BY OTHERS FOR LOAD AND REINFORCING SPECIFICATIONS.
- FOUNDATION LATERAL SUPPORT DETAILS, WINDOW & STAIRWELL BRACING TO BE DETERMINED BY OTHERS.
- GRADEBEAM & PILE DESIGN AND LAYOUT TO BE ENGINEERED BY OTHERS.
- WINDOW AREAS ON SIDES SUBJECT TO REVIEW BY LOCAL PLANNING DEPARTMENT. ADJUST AS REQUIRED.

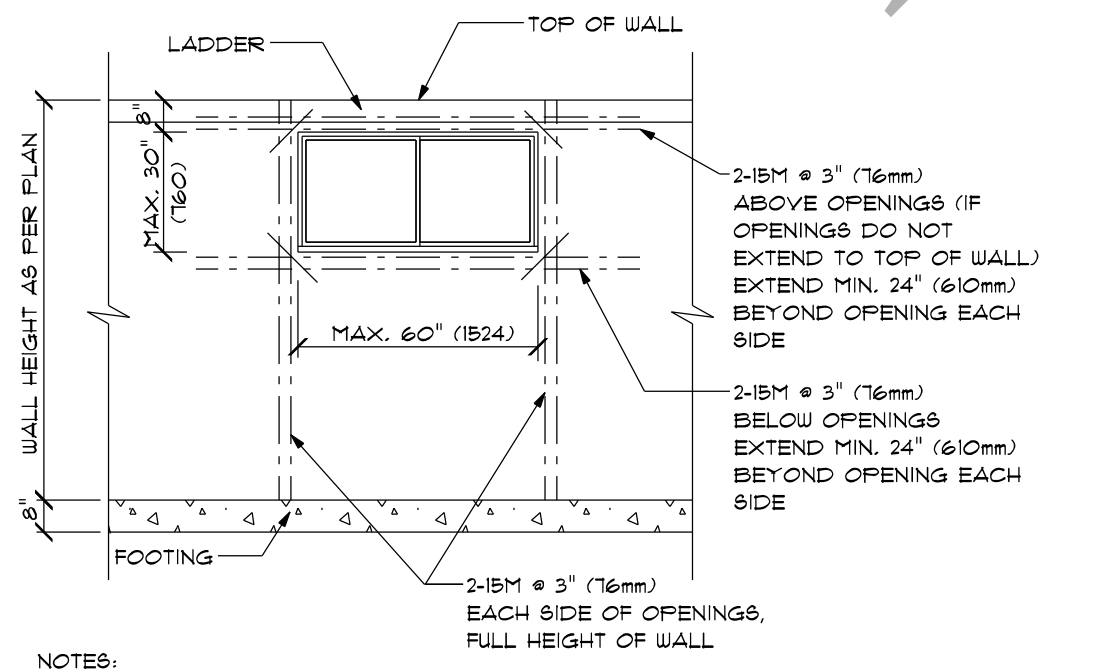
**FLAT ROOF CONSTRUCTION**  
Single-Ply EPDM roofing membrane  
1/2" cover/protection board  
3" Polystyrene (ISO) insulation board  
6 mil polyethylene vapour barrier  
1/2" plywood sheathing  
Engineered flat roof trusses @ 16" O.C.  
c/w 6" closed-cell spray foam insulation  
5/8" gypsum wallboard



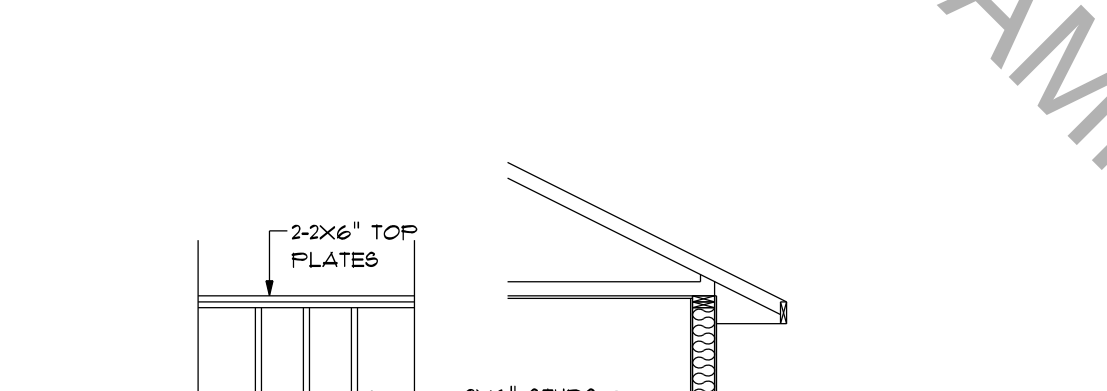
**ROOF DETAIL 6A**  
1"=1'-0"

**ROOF DETAIL 6B**  
1"=1'-0"

**ROOF DETAIL 6C**  
1"=1'-0"



**TYPICAL RE-BAR DETAIL FOR WINDOW OPENINGS OF 60" OR LESS**



**TALL WALL DETAIL**

**DesignEx Consulting Ltd.**

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