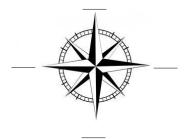
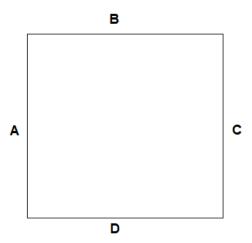


Detached Accessory Building Template

This page may be completed if your garage is a typical garage resembling the below drawings. If the building does not resemble these drawings, please submit detailed drawings.

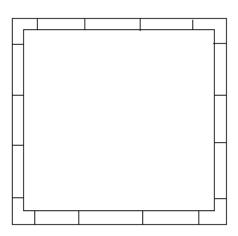
Please indicate North on the compass relative to the site plan







- Provide a sketch of your lot
- Show distance to other buildings and to the property line
- **❖** Note utility locates



Floor Plan

- Provide outside dimensions of building
- Show all doors and windows
- Show orientation of trusses
- Show any interior partitioning, together with a description of the rooms.



ROOF
Asphalt shingles 3/8" OSB roof sheathing Premanufactured engineered trusses at 24" o.c.
braced as per manufacturer's specifications

HEIGHT Check with your Municipality's height restrictions

FOUNDATION OPTIONS

- 1. Garages up to 592 sq ft require a 4" concrete slab or pressure treated mud sill
- 2. Garages more than 592 sq ft but less than 728 sq ft require 4" OSB wall sheathing concrete slab and 12" x 12" thickened edge around perimeter with 3 2x4 at 16" or 24" O.C. rows of 15m rebar on undistrubed clay or compacted gravel base
- 3. Garage slab foundations over 728 sq ft must submit stamped engineered plans
- 4. All concrete to be air entrained and 32 MPa or better

WALLS

Vinyl siding or stucco building paper 3/8" OSB wall sheathing 2x4 at 16" or 24" O.C.

EAVES

16" maximum when less than 750mm side yard

CLEARANCE

8" minimum clearance to untreated wood

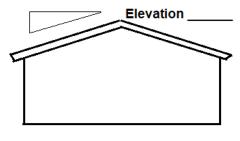
Roofing Material	Roof Framing	Wall Sheathing
☐ Asphalt Shingles	☐ Pre-manufactured	☐ 3/8" OSB
☐ Cedar, Pine Shakes/Shingles	Engineered Truss	☐ ³ / ₈ " plywood
☐ Metal Roofing	Stick Build Rafters (provide	☐ ½" OSB
Other (specify)	details)	☐ ½" plywood
Roofing Sheathing	Foundation ☐ 4" Slab with Thickened Edges	Other (specify)
☐ Min. ¾" OSB or plywood ☐ NOTE: OSB or plywood less	Strip footing & 4' frost wall	Exterior Finish
than ½"	Interior Development	☐ Vinyl Siding
Requires H clips and bridge	NOTE: A separate permit is	Stucco
blocking	required for each of these items	☐ Metal Siding
☐ ½" OSB or plywood	(if applicable)	Other (specify)
Other (specify)	☐ Electrical	Direction of Trusses
Garage Door Beam	☐ Gas☐ Plumbing	Trusses parallel to overhead door opening
Length:	Other (specify)	Trusses perpendicular to
Depth:	Wall Framing	overhead door opening
# of Plys:	2 x 4 @ 16" o.c.	Other Foundation (details,
Engineered	2 x 4 @ 24" o.c.	engineering)
Garage Door Size:	2 x 6 @ 16/24" o.c.	
	☐ Insulated walls & ceilings	

Email: contact@parkenterprises.ca | www.parkinspections.com

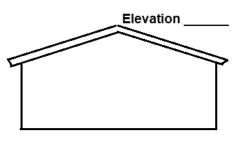


Please complete the following information on the below drawings:

- Label each elevation North, South, East, West
- Show doors and window sizes on all elevations
- Indicate height of walls
- Indicate slope of roof (ie: 1 in 3)

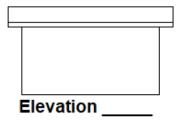


Width _____



Width _____

Roof Pitch _____



Eaves / Overhang _____

Width ____

			Т
	T	\top	
		ı	ı
Elevation			

Width _____

Interior being finished? Yes ____ No____

THINGS TO BE AWARE OF:

- If the roof framing members transfer roof loading to the overhead garage door beam, please specify the size of the garage door beam
- Garage door beams without roof loading must be a minimum of 2 - 2 x 12 c/w a minimum of 3" bearing
- Walls to be secured to the slab with 12.7mm anchor bolts at 2.4m on center max
- Cannot build over an underground gas line
- ❖ Any wall over 12' requires engineering as a tall wall

- Eaves: 16" max when less than 750mm side yard
- 4' or less from the property line?
 Wall needs to be fire rated
 Non-vented soffit
 Windows cannot be placed in this wall