

open**CONCEPT**  
Home Design

(613) 277 7306

**GENERAL NOTES:**

1. THE CONTRACTOR IS RESPONSIBLE FOR CHECKING AND VERIFYING ALL DIMENSIONS, ANY DISCREPANCY SHOULD BE REPORTED TO NIELS LUETTGE.
2. ALL WORK AND MATERIALS TO BE IN COMPLIANCE WITH ALL CODES, REGULATIONS, AND BY-LAWS.
3. ADDITIONAL DRAWINGS MAY BE ISSUED FOR CLARIFICATION TO ASSIST THE PROPER EXECUTION OF WORK. SUCH DRAWINGS WILL HAVE THE SAME MEANING AND INTENT AS IF THEY WERE INCLUDED WITH THE PLANS IN CONTRACT DOCUMENTS.
4. DO NOT SCALE DRAWINGS.

**POST SCHEDULE**

- P1 - 3" DIA. ADJUSTABLE STEEL TELEPOST  
8500 POUND CAP. (MIN.)
- P2 - 2"-2"x8" OR 3"-2"x4"
- P3 - 3"-2"x8" OR 5"-2"x4"
- P4 - 4"-2"x6" OR 3"-2"x8"
- P5 - 5"-2"x6" OR 4"-2"x8"
- P6 - HSS 3"x3"x .188" C/W 5"x3/8"x8" B.P. & C.P.
- P7 - HSS 4"x4"x .188" C/W 6"x3/8"x10" B.P. & C.P.

**BRICK LINTELS**

OPENINGS UP TO	L SIZE
5'-0"	L 3 1/2"x3 1/2"x5/16"
7'-0"	L 4"x3 1/2"x5/16"
8'-0"	L 5"x3 1/2"x5/16"
9'-0"	L 5"x3 1/2"x3/8"
10'-0"	L 6"x4"x3/8"
6"min. BEARING EACH END	

7.			
6.			
5.			
4.			
3.			
2.	18.10.2022	ADD STRUCTURAL	NL
1.	10.01.2022	ISSUED FOR INTERNAL REVIEW	NL
No.	DATE	DESCRIPTION	INIT.
REVISIONS			



- A - DETAIL NUMBER
- B - SHEET NUMBER (DETAIL REQUIRED)
- C - SHEET NUMBER (DETAIL LOCATION)

SEAL

DRAWING TITLE

**ARCHITECTURAL SITE PLAN**

CLIENT

**9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1**

DATE

MAR 17 2022

SCALE

AS NOTED

DRAWN BY:

NL

CHECKED

SHEET No.

**A0**

**ARCHITECTURAL SITE PLAN**

**SCALE: 1/8" = 1'-0"**

NIELS LUETTGE BCIN: 22116

FIRM BCIN: 36502

PROPOSED SITE PLAN DERIVED FROM FARLEY, SMITH & DENIS SURVEYING LTD.: INSTRUMENTS 89-16 (INDEX 3613) & 170-18 (INDEX 3797), RESPECTIVELY.

Committee of Adjustment  
Received | Reçu le

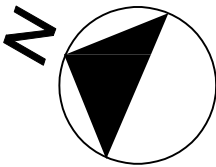
Revised | Modifié le : 2022-12-02

City of Ottawa | Ville d'Ottawa  
Comité de dérogation

24" Ø BIG FOOT  
FOOTING  
8" Ø CONCRETE  
SONOTUBE 6"x6" POST  
(P.T.) ABOVE (TYPICAL)

F1: 20"x20"x10" CONC. FOOTING  
F2: 30"x30"x10" CONC. FOOTING  
w/ 4 - 15m (B) E/W  
F3: 36"x36"x10" CONC. FOOTING  
w/ 4 - 15m (B) E/W  
F4: 40"x40"x10" CONC. FOOTING  
w/ 5 - 15m (B) E/W

POST & CONTINUOUS FOOTINGS DESIGNED  
FOR 75 kPa BEARING PRESSURE  
TO BE CONFIRMED BY  
SOILS CONSULTANT (TYPICAL)

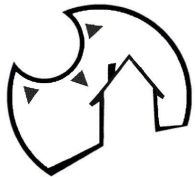


# BASEMENT FLOOR PLAN

602.2 sq. ft. (each unit)  
scale: 3/16"=1'-0"

CHECK DOWN CONC.  
STEP SUPPORTS 4'-6"  
FROM T.O.F.W.

CHECK DOWN CONC.  
STEP SUPPORTS 4'-6"  
FROM T.O.F.W.



openCONCEPT  
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OPENINGS UP TO	L SIZE
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7'-0"	L 4"x3 1/2"x5/16"
8'-0"	L 5"x3 1/2"x5/16"
9'-0"	L 5"x3 1/2"x3/8"
10'-0"	L 6"x4"x3/8"

6"min. BEARING EACH END

7.			
6.			
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2.	17.05.2022	SCHEDULES + ANNOTATIONS	NL
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SEAL

DRAWING TITLE

FOUNDATION PLAN

CLIENT

9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1

DATE

MAR 17 2022

SCALE

AS NOTED

DRAWN BY:

NL

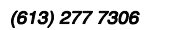
CHECKED

SHEET No.

A1




City of Ottawa | Ville d'Ottawa  
**Comité de dérogation**



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P4- 4-2"x6" OR 3-2"x8"  
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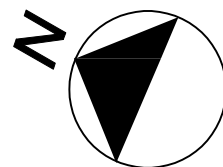
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9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1

# A3



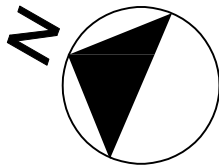
**1225.4 sq. ft.**  
**scale: 3/16"=1'-0"**

NIELS LUETTGE BCIN: 22116      FIRM BCIN: 36502

Committee of Adjustment  
Received | Reçu le

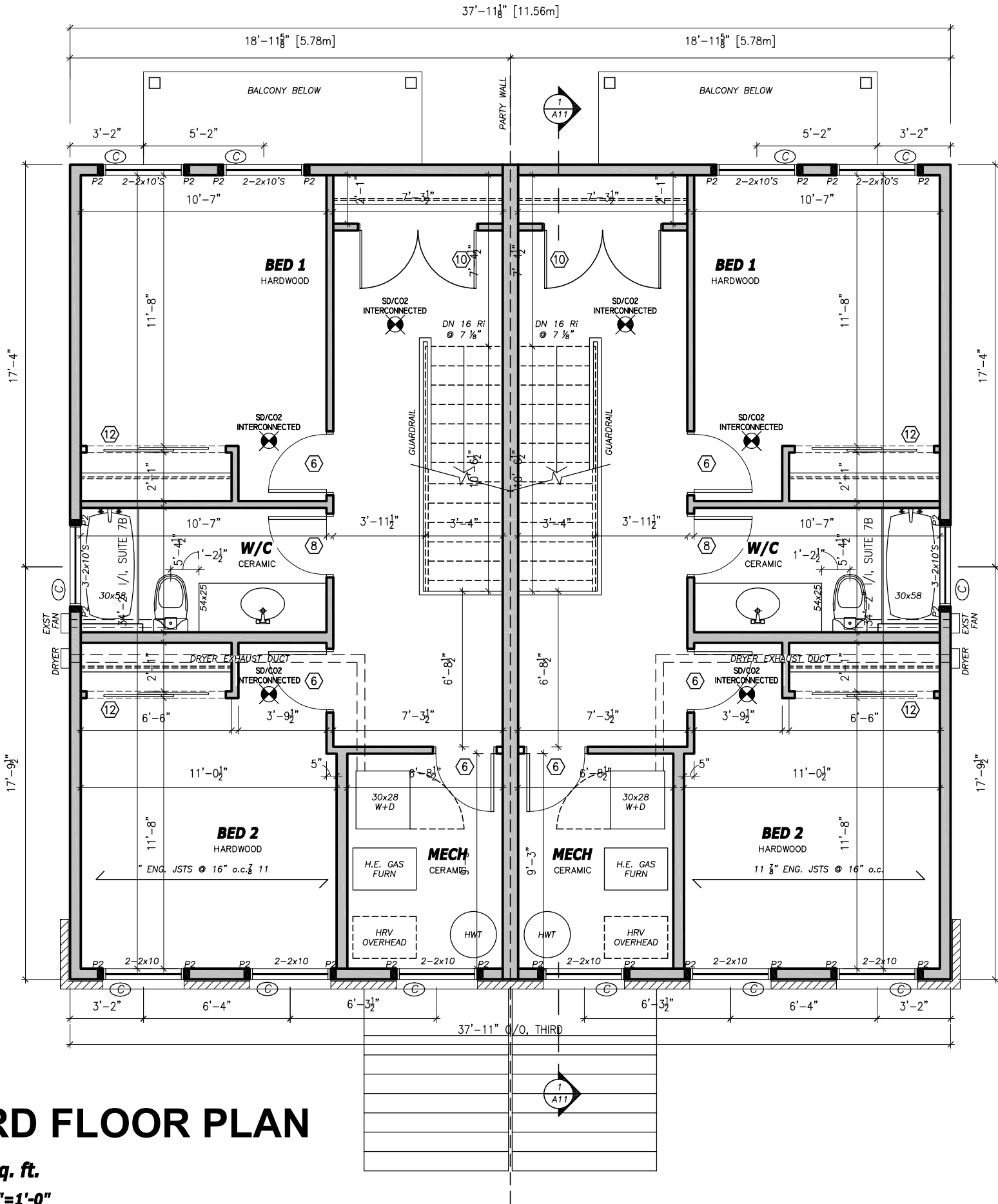
Revised | Modifié le : 2022-12-02

City of Ottawa | Ville d'Ottawa  
Comité de dérogation



# THIRD FLOOR PLAN

1225.4 sq. ft.  
scale: 3/16"=1'-0"



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POST SCHEDULE

P1 - 3" DIA. ADJUSTABLE STEEL TELEPOST 8500 POUND CAP. (MIN.)

P2 - 2'-2"x6" OR 3'-2"x4"

P3 - 3'-2"x6" OR 5'-2"x4"

P4 - 4'-2"x6" OR 3'-2"x8"

P5 - 5'-2"x6" OR 4'-2"x8"

P6 - HSS 3"x3"x .188" C/W 5"x3/8"x8" B.P. & C.P.

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BRICK LINTELS

OPENINGS UP TO	L SIZE
5'-0"	L 3 1/2"x3 1/2"x5/16"
7'-0"	L 4"x3 1/2"x5/16"
8'-0"	L 5"x3 1/2"x5/16"
9'-0"	L 5"x3 1/2"x3/8"
10'-0"	L 6"x4"x3/8"

6"min. BEARING EACH END

No.	DATE	DESCRIPTION	INIT.
7.			
6.			
5.			
4.			
3.	18.10.2022	ADD STRUCTURAL	NL
2.	17.05.2022	SCHEDULES + ANNOTATIONS	NL
1.	10.01.2022	ISSUED FOR INTERNAL REVIEW	NL

REVISIONS

No.	DATE	DESCRIPTION	INIT.

A

B

C

A - DETAIL NUMBER  
B - SHEET NUMBER (DETAIL REQUIRED)  
C - SHEET NUMBER (DETAIL LOCATION)

SEAL

DRAWING TITLE  
THIRD FLOOR PLAN

CLIENT  
9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1

DATE  
MAR 17 2022

SCALE  
AS NOTED

DRAWN BY:  
NL

CHECKED

SHEET No.

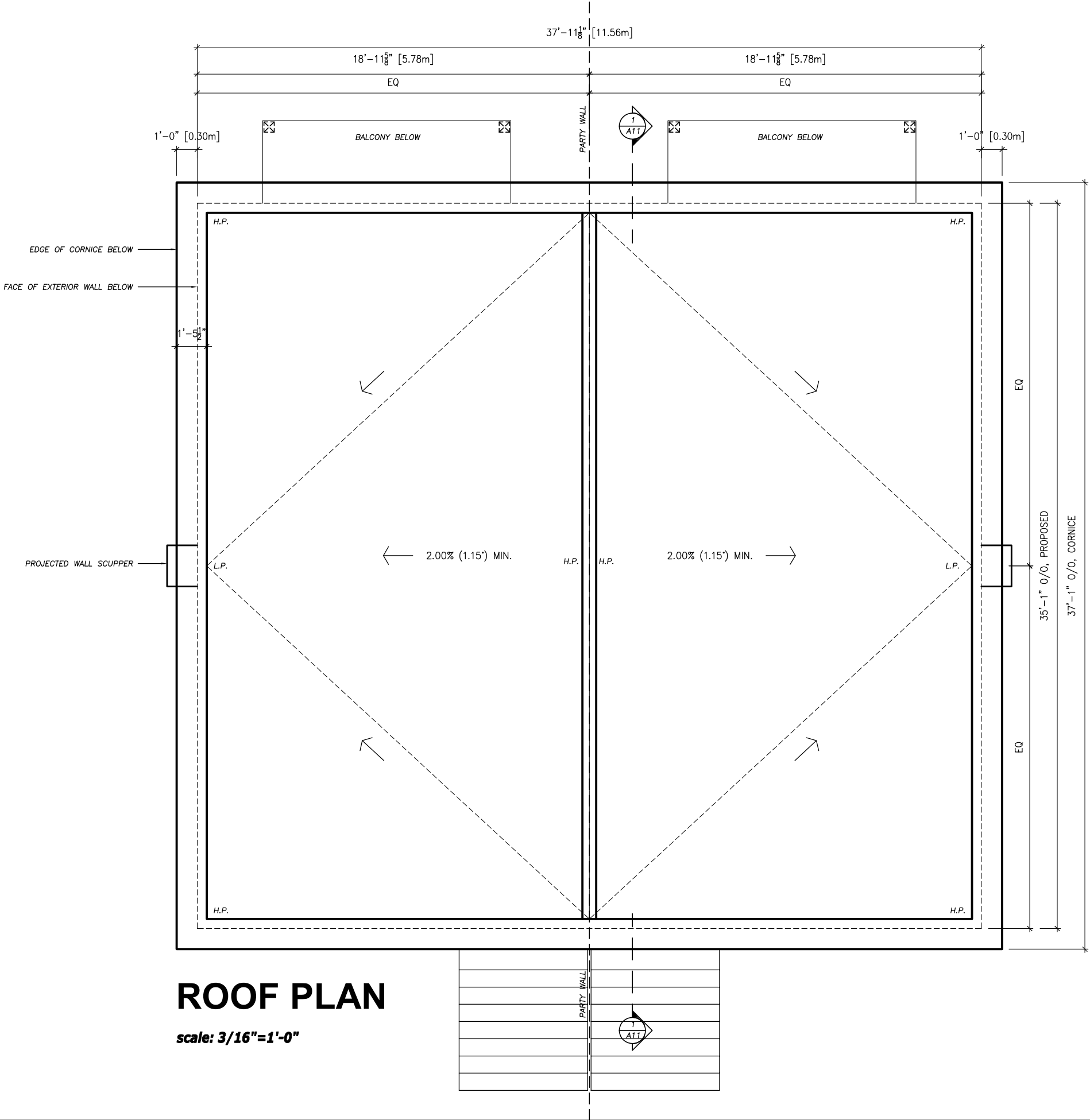
A4



Committee of Adjustment  
Received | Reçu le

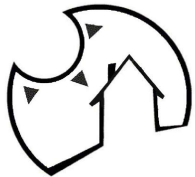
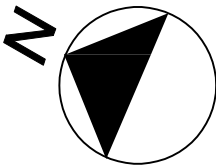
Revised | Modifié le : 2022-12-02

City of Ottawa | Ville d'Ottawa  
Comité de dérogation



# ROOF PLAN

scale: 3/16"=1'-0"



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## BRICK LINTELS

OPENINGS UP TO	L SIZE
5'-0"	L 3 1/2"x3 1/2"x5/16"
7'-0"	L 4"x3 1/2"x5/16"
8'-0"	L 5"x3 1/2"x5/16"
9'-0"	L 5"x3 1/2"x3/8"
10'-0"	L 6"x4"x3/8"

6"min. BEARING EACH END

7.			
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REVISIONS			

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SEAL

DRAWING TITLE  
**ROOF PLAN**

CLIENT  
**9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1**

DATE MAR 17 2022	SHEET No.
SCALE AS NOTED	<b>A5</b>
DRAWN BY: NL	
CHECKED	



**Committee of Adjustment**  
Received | Reçu le

**Revised | Modifié le : 2022-12-02**

City of Ottawa | Ville d'Ottawa  
**Comité de dérogation**



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REAL

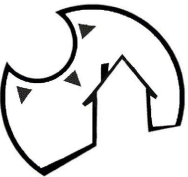
DRAWING TITLE

**REAR (SOUTHWEST)  
ELEVATION**

**9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1**

DATE MAR 17 2022	SHEET No.  <b>A7</b>
SCALE AS NOTED	
DRAWN BY: NL	
CHECKED	





openCONCEPT  
Home Design

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REVISIONS

A	B	C
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SEAL

DRAWING TITLE

RIGHT (SOUTHEAST)  
ELEVATION

CLIENT

9 & 7 GWYNNE AVE.,  
OTTAWA, ON  
K1Y AX1

DATE MAR 17 2022	SHEET No.
SCALE AS NOTED	A8
DRAWN BY: NL	
CHECKED	

EXTERIOR FINISH LEGEND

CS	COMPOSITE SIDING
ST	4" CUT STONE / SPLIT FACE VENEER
STN	4" STONE VENEER (LARGE, SMOOTH)
ST3	PRECAST SILL
STS	4" PRECAST SURROUND (SMOOTH)
AF1	ALUMINUM FACSIA 6" FLUSH PROFILE
VS	VENTED ALUM. SOFFIT
PS	PINE SOFFIT (T&G)
F	METAL FLASHING
DC	METAL DRIP CAP (TYPICAL)
GL	GLAZING
P	PARGING

Committee of Adjustment  
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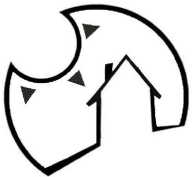
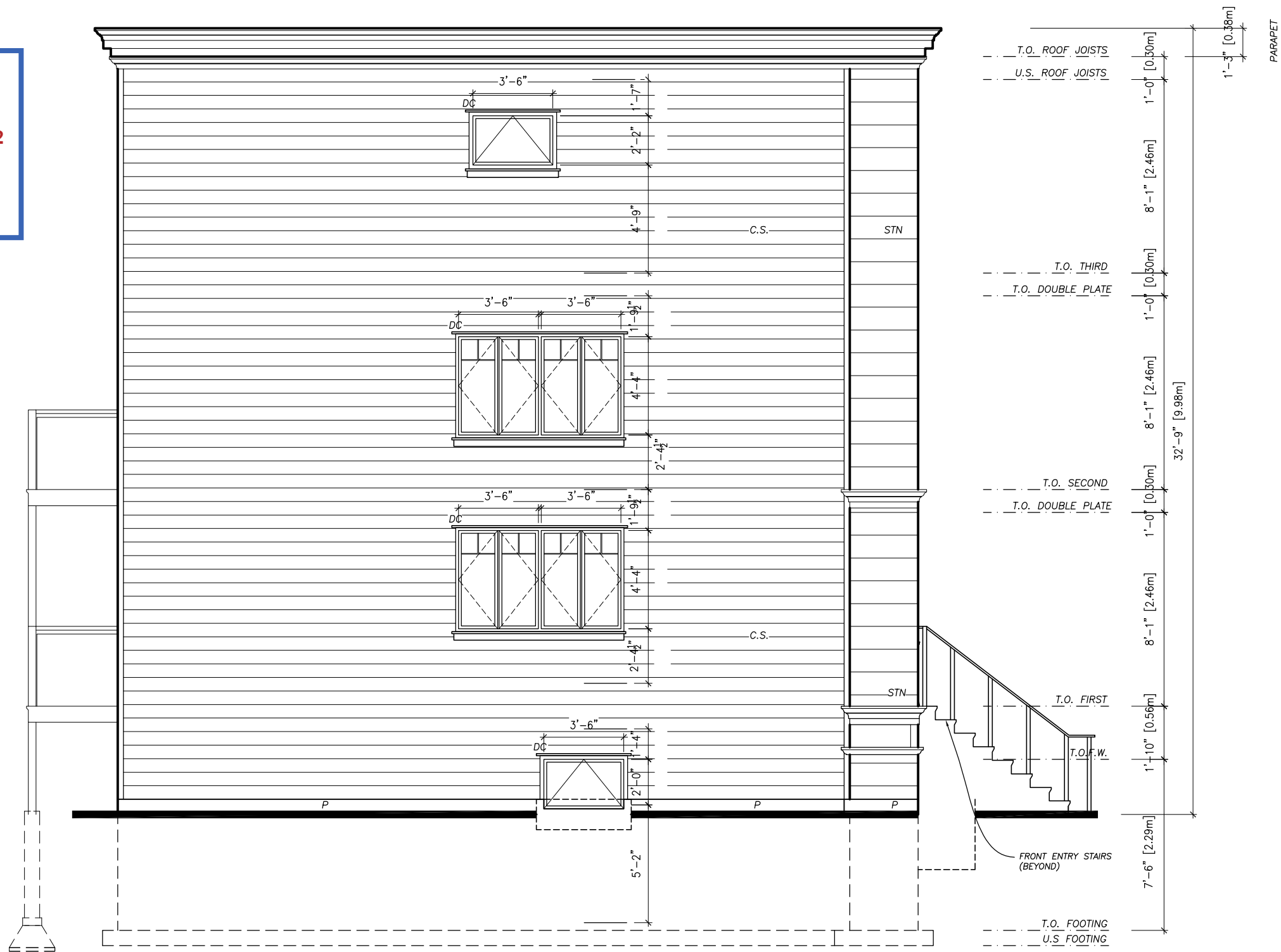
City of Ottawa | Ville d'Ottawa  
Comité de dérogation



RIGHT SIDE ELEVATION

scale: 3/16"=1'-0"

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LEFT (NORTHWEST)  
ELEVATION

CLIENT

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OTTAWA, ON  
K1Y AX1

DATE MAR 17 2022	SHEET No.
SCALE AS NOTED	A9
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