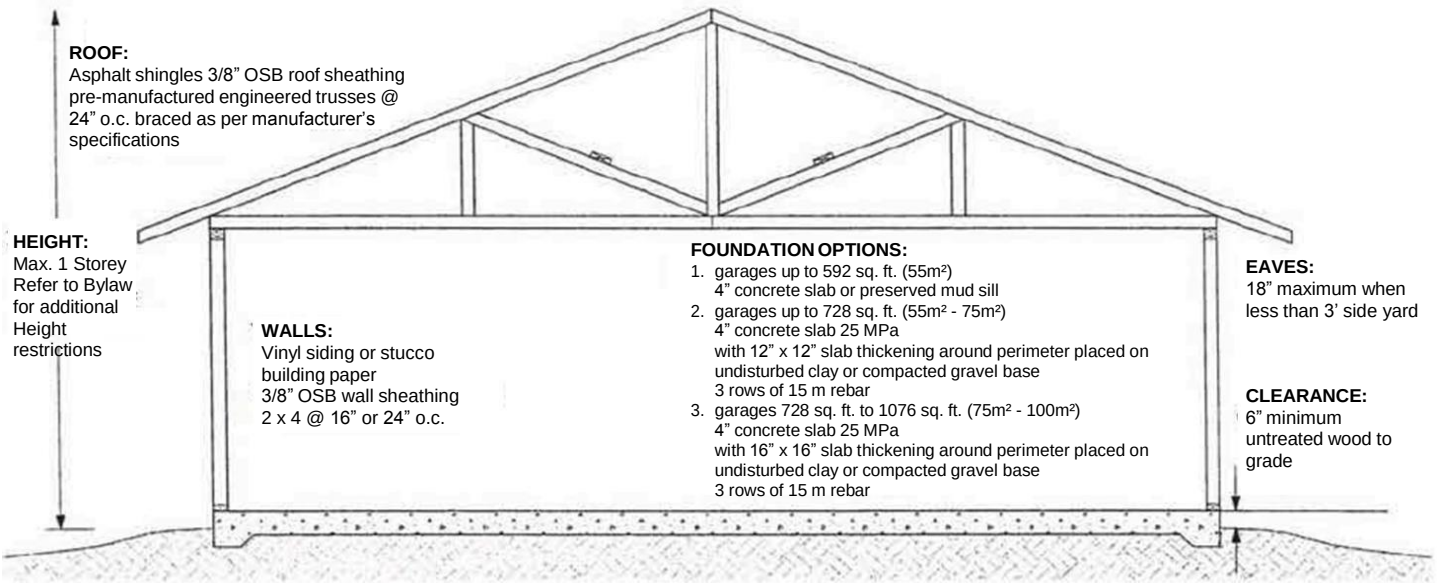
ACCESSORY BUILDING

For accessory buildings/detached garages up to 100m² and 1 storey in height



Please check off garage construction details as listed below.

Roofing Material

- ☐ Asphalt Shingles
- ☐ Cedar, Pine Shakes/Shingles
- ☐ Metal Roofing
- ☐ Other Specify:_____

Roof Sheathing

- ☐ Min. 3/8" OSB or plywood

NOTE: OSB or plywood less than ½" requires H clips and bridge blocking

- ☐ ½" OSB or plywood
- ☐ Other Specify:_____

Roof Framing

- ☐ Pre-manufactured Engineered Truss
- ☐ Stick Build Rafters (provide details)

Exterior Finish

- ☐ Vinyl Siding
- ☐ Stucco
- ☐ Metal Siding
- ☐ Other Specify:_____

Wall Sheathing

- ☐ 3/8" OSB
- ☐ 3/8" plywood
- ☐ 1/2" plywood
- ☐ 1/2" OSB
- ☐ Other Specify: _____

Wall Framing

- ☐ 2 x 4 @ 16" o.c.
- ☐ 2 x 4 @ 24" o.c.
  *Max wall height 9.8 ft (3.0 m)
- ☐ 2 x 6 @ 16"/24" o.c.
- ☐ Insulated walls & ceiling

Garage Door Beam

Length: _____

Depth:_____# of Plys _____

☐ Built Up ☐ Engineered

Garage Door Size: _____

Direction of Trusses

- ☐ Trusses parallel to overhead door Opening
- ☐ Trusses perpendicular to overhead door opening

Foundation (Slab on Grade)

- ☐ Foundation Option #1
- ☐ Foundation Option #2
- ☐ Foundation Option #3
- ☐ Other Foundation (details, engineering)
- ☐ Other Foundation (footing on frost wall)

Interior Development

NOTE: A separate permit is required for each of these items (if applicable)

- ☐ Electrical ☐ Gas
- ☐ Plumbing ☐ Other (specify): _____

Please Note:

Windows cannot be placed in a wall that is closer than 4 feet to neighbor's property.

If the roof framing members transfer roof loading to the overhead garage door beam please specify the size of the garage door beam.

Large opening size (doors over 20 feet wide) garage door beams without roof loading must be minimum size 2 - 2 x 12 c/w a minimum of 3" bearing.

Maximum size of detached garage on a slab thickening foundation is 728 sq. ft. with truss span not exceeding 28 feet.

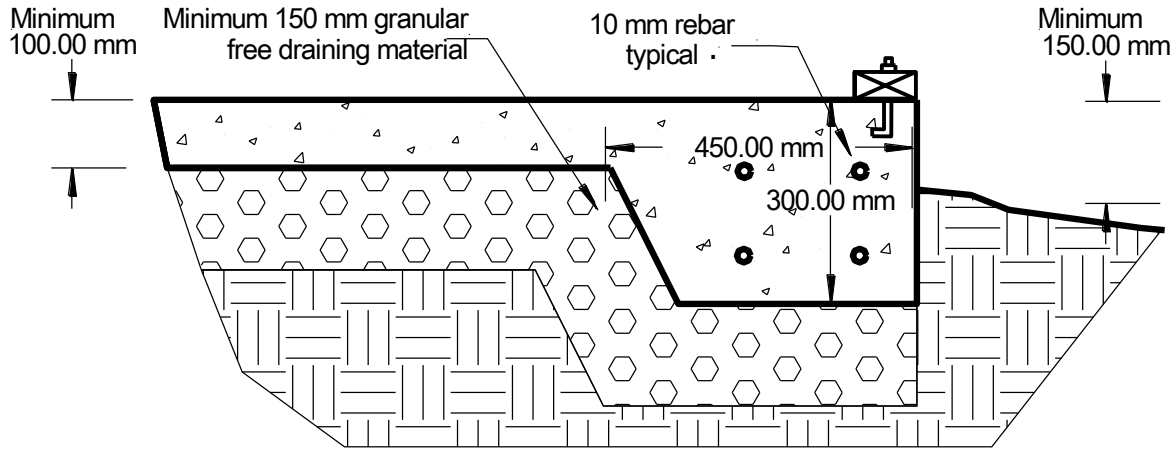
Walls to be secured to slab with ½" dia. anchor bolts at 8' on center maximum.

One man door is required.

Cannot build over an underground gas line.

- **Slab on Grade Foundations (Foundation Option #1)**
  Detached garages less than 55 m² (592 ft²) and not more than 1 storey in height are permitted to be supported on wood mud sills or a 100 mm (4") thick concrete floor slab provided the garage is not of masonry or masonry veneer construction.

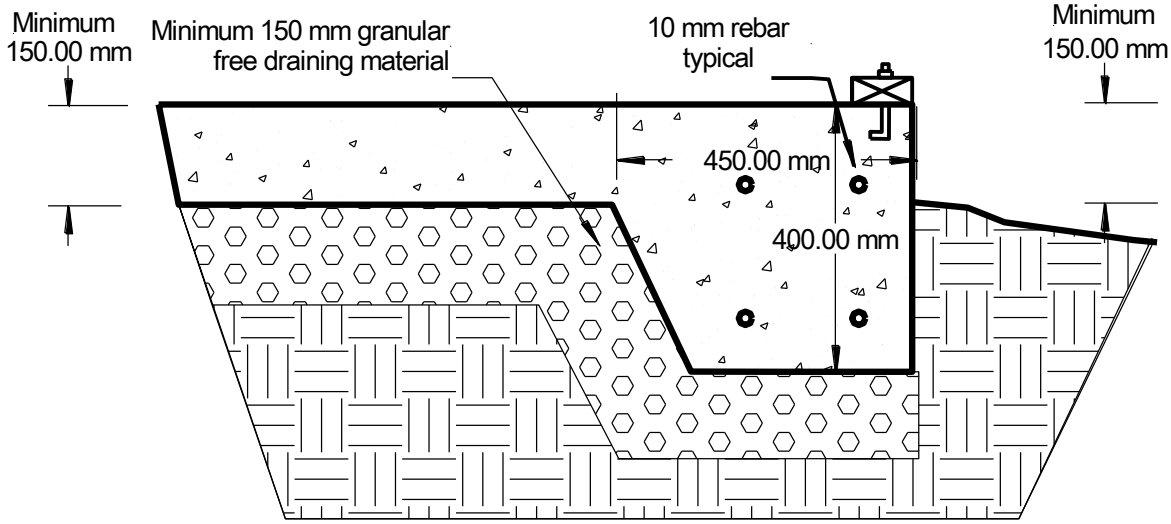
- **Garages over 55 m² and not greater than 70 m² (Foundation Option #2)**



Foundations for detached garages and accessory buildings over 55 m² (592 ft²), but not greater than 70 m^2 (753 ft²), in building area with a rafter/roof truss span no greater than 10 m (33 ft) may be placed on the a foundation conforming to the following specifications.

Expand the perimeter of the slab to incorporate a 300 mm x 300 mm (12" x 12"), thickening with 4 rows of rebar placed in the thickened portion, two rows in the top and 2 rows in the bottom. The thickened portion is to be sloped on the inside to meet the underside of the slab so that where this meets the slab it is 450 mm (18") wide. The foundation is to be placed on a minimum of 150 mm (6") of granular material (gravel) throughout.

- **Garages over 70 m² and not greater 100 m² (Foundation Option #3)**



Foundations for detached garages and accessory buildings over 70 m^2 (753 ft²), but not greater than 100 m^2 (1,076 ft²), in building area with a rafter/roof truss span no greater than 10 m (33 ft) may be placed on the a foundation conforming to the following specifications.

Expand the perimeter of the slab to incorporate a 400 mm x 400 mm (16" x 16"), thickening with 4 rows of rebar placed in the thickened portion, two rows in the top and 2 rows in the bottom. The thickened portion is to be sloped on the inside to meet the underside of the slab so that where this meets the slab it is 450 mm (18") wide. The foundation is to be placed on a minimum of 150 mm (6") of granular material (gravel) throughout.