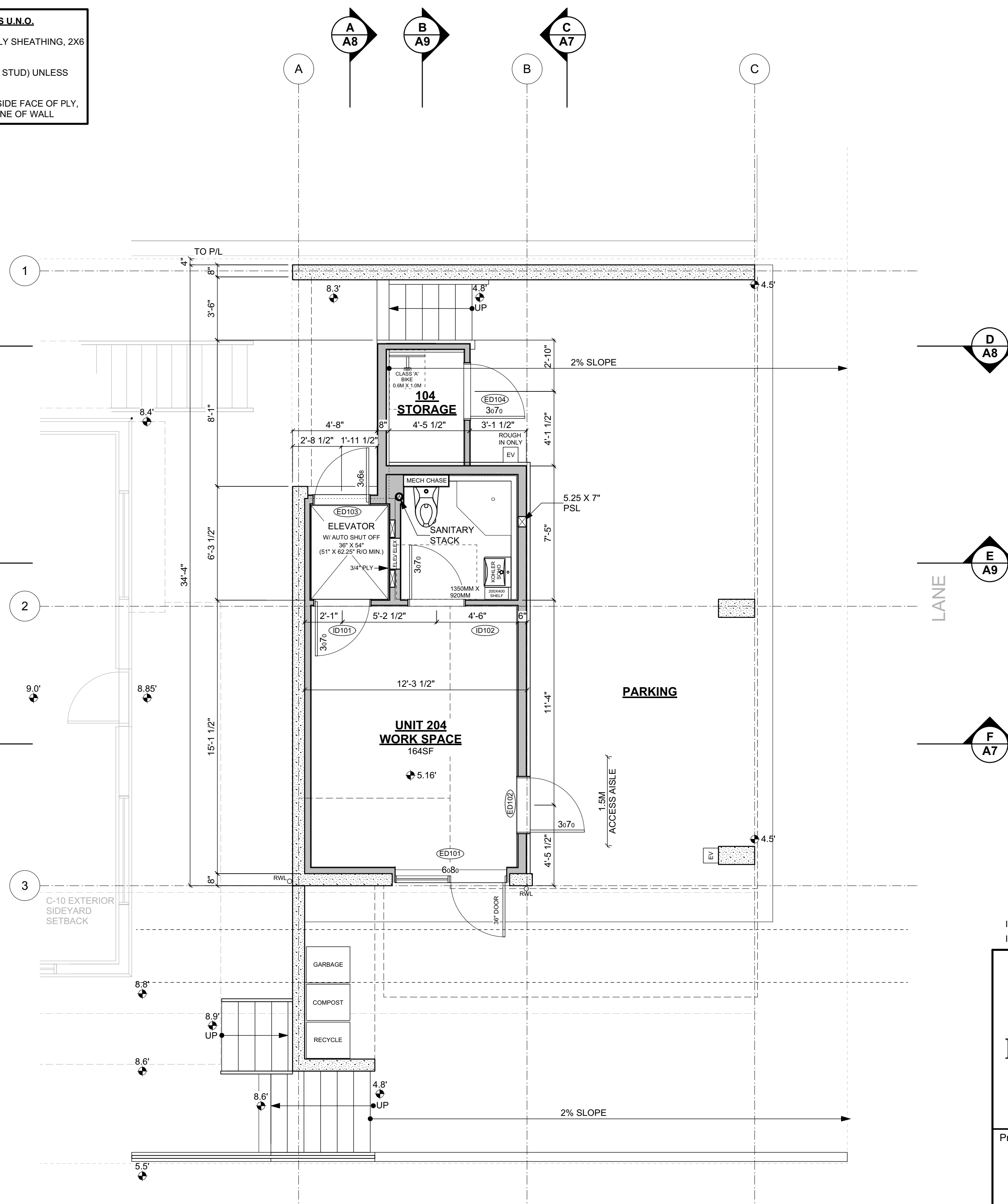
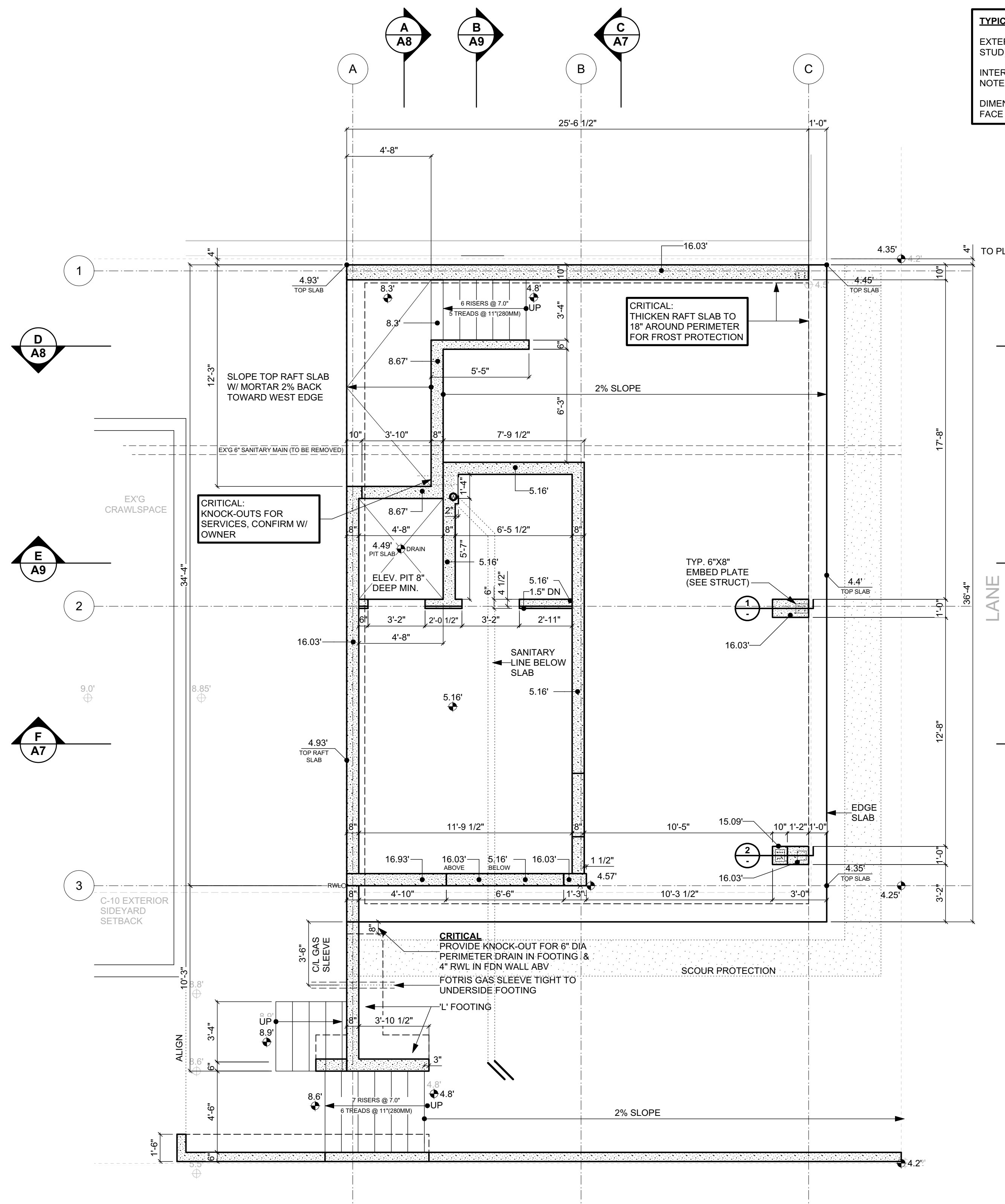


**TYPICAL WALL THICKNESSES U.N.O.**  
 EXTERIOR WALLS - 6" (1/2" PLY SHEATHING, 2X6 STUD)  
 INTERIOR WALLS - 3 1/2" (2X4 STUD) UNLESS NOTED OTHERWISE  
 DIMENSIONS TAKEN TO OUTSIDE FACE OF PLY, FACE OF STUD OR CENTRELINE OF WALL



- LEGEND**
- C/L CENTRE LINE
  - RWL RAIN WATER LEADER
  - BATH EXHAUST FAN
  - INTERCONNECTED SMOKE ALARM
  - EQ. EQUAL
  - HOSE BIB
  - BATH EXHAUST
  - KITCHEN EXHAUST
  - AIR INLET
  - 4" SANITARY WASTE STACK

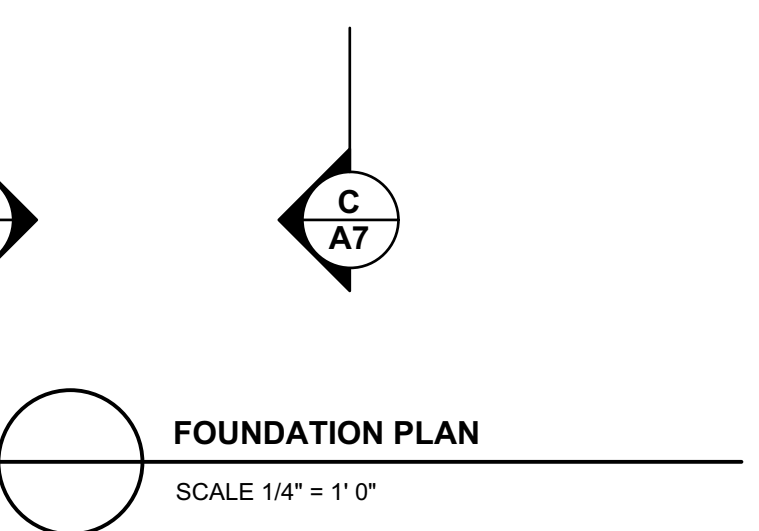
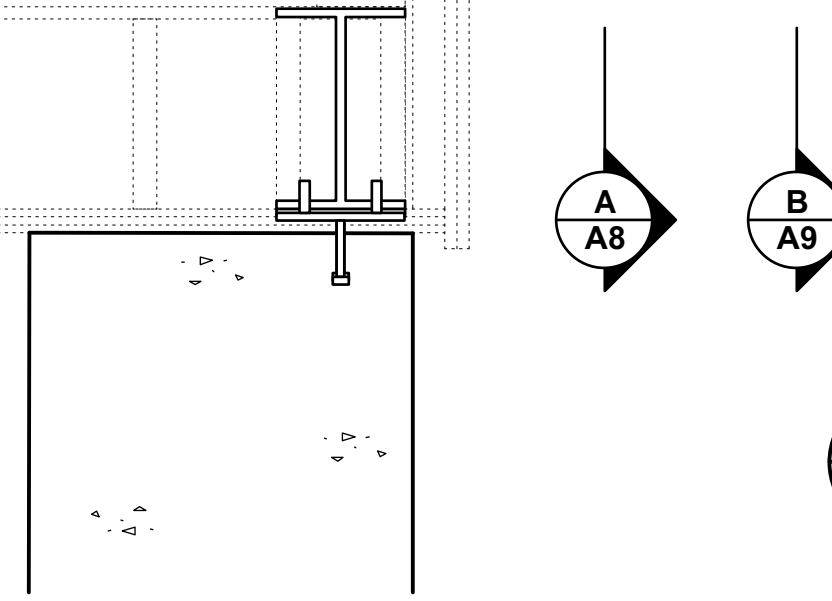
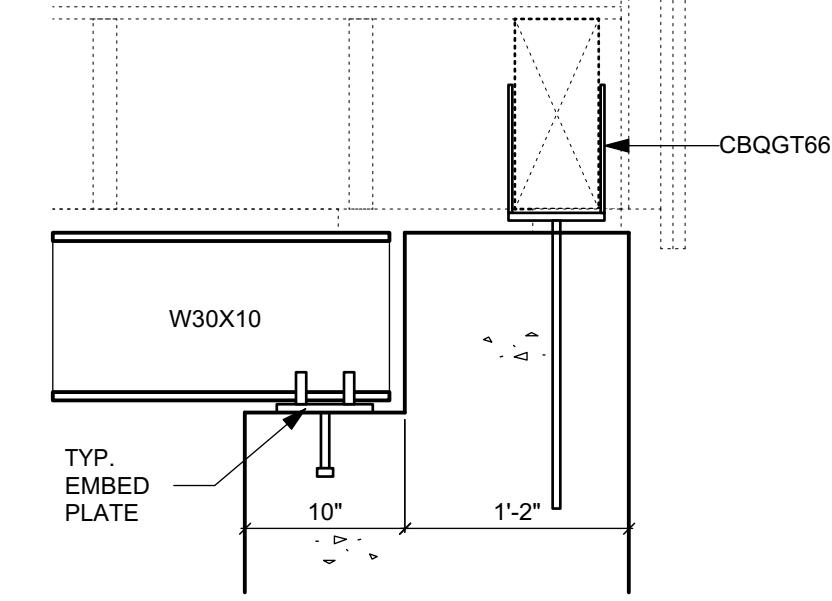
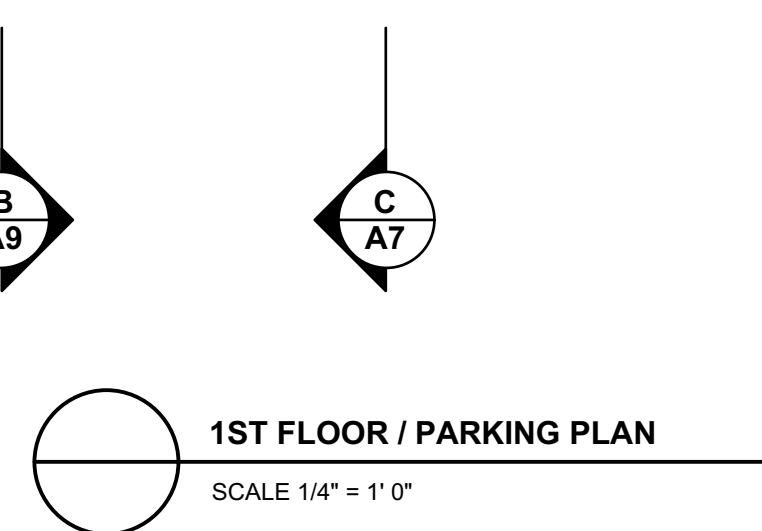
ISSUED FOR BUILDING PERMIT JULY 10, 2023  
 ISSUED FOR DEVELOPMENT PERMIT NOV 15, 2022

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 www.kerschbaumer.ca

Project  
**ESTUARY STUDIOS**  
**INFILL BUILDING**  
 37702 3RD AVE.  
 SQUAMISH, BC

Drawing Title  
**1ST FLOOR PLAN,  
 FOUNDATION PLAN**

Date MARCH 13, 2024	Project No. 2001
Scale AS SHOWN	Drawing No.
Drawn By MK	<b>A2</b>
Approved By	





ROOF ASSEMBLIES	
<b>AB</b>	INDICATES AIR BARRIER
<b>R1</b>	TYPICAL SLOPED ROOF ASSEMBLY
	STANDING SEAM METAL ROOF (PER RCABC SPECS) ON NYLON MATRIX CAPILARY BREAK ON SELF ADHERED HIGH TEMP VAPOUR PERMEABLE MEMBRANE
	3/4" T&G PLY SHEATHING ON TJI JOISTS (SEE STRUCT DWGS)
<b>AB</b>	R40 1/2 LB SPRAY FOAM W/ VAPOUR BARRIER PAINT
	INTERIOR - 1/2" DRYWALL - PAINT FINISH
	EXTERIOR - VENTED METAL SOFFIT OR HARDIE PANEL
<b>R2</b>	DECK ASSEMBLY
	2" CONC PAVERS ON PROTECTION SHIMS FROM TORCH-ON MATERIAL ON 2 PLY TORCH-ON ROOF
	SOPREMA FLAM 180 W/ CHARCOL CAP SHEET PER RCABC STANDARDS
	3/4" T&G PLY SHEATHING JOISTS (SEE STRUCT DWGS)
<b>R2a</b>	OVER HEATED INTERIOR SPACE
<b>AB</b>	R28 1/2 LB SPRAY FOAM INSULATION
	VAPOUR BARRIER PAINT
	1/2" DRYWALL - PAINT FINISH
<b>R2b</b>	OVER EXTERIOR SPACE 1 HR FRR
	RESILIENT CHANNEL
	2 LAYERS 5/8" TYPE 'X' DENSGLOSS GOLD W/ STUCCO FINISH

FLOOR ASSEMBLIES	
<b>F1a</b>	TYPICAL WOOD FRAME FLOOR ASSEMBLY
	FINISHED FLOORING ON 1.5" CONC SKIM COAT (2ND & 3RD FLR)
	3/4" T&G PLY SUBFLOOR (GLUED AND SCREWED) ON 6" ROXUL SAFE-N-SOUND INSUL - PER PLAN
	TJI FLOOR JOIST W/ CROSS BRIDGING (SEE STRUCT)
	1/2" DRYWALL - PAINT FINISH
<b>F1b</b>	FLOOR OVER SUITE (BCBC F19.h - 1HR FRR, STC 58, IIC 29)
	MIN REQ'D 45, MIN PER BCBC 9.10.9.14 (1)
	FINISHED FLOORING ON 1.5" CONC SKIM COAT
	ACCOUSTIMAT SOUND ISOLATION MATTING ON 3/4" T&G PLY SUBFLOOR (GLUED AND SCREWED) ON 11.875" TJI FLOOR JOIST W/ CROSS BRIDGING (SEE STRUCT)
	6" ROXUL SAFE-N-SOUND INSULATION
	1/2" RESILIENT CHANNEL
	2 LAYERS 1/2" TYPE 'X' DRYWALL - PAINT FINISH
<b>F1c</b>	FLOOR OVER PARKING (BCBC F21.j - 1 HR FRR) STC 68
	REFER 9.10.9.16(2)
	FINISHED FLOORING ON 1.5" CONC SKIM COAT ON ACCOUSTIMAT SOUND ISOLATION MATTING ON 3/4" T&G PLY SUBFLOOR (GLUED AND SCREWED) ON 11.875" TJI FLOOR JOIST W/ CROSS BRIDGING (SEE STRUCT)
	2 LAYERS 5.5" (R44) ROXUL COMFORTBATT INSULATION
	RESILIENT METAL CHANNELS @ 16" O/C
	2 LAYERS 1/2" TYPE 'X' DENSGLOSS GOLD W/ STUCCO FINISH
<b>F2</b>	RAFT SLAB
	REINFD CONC. SLAB - SEE STRUCT
	.6 MIL U.V. POLY MOISTURE BARRIER-
	6" 3/4" CLEAR CRUSHED GRAVEL
	ENGINEERED FILL PER GEOTECH REPORT
<b>F3</b>	1ST FLR WORKSPACE CONCRETE SLAB
	1.5" CONC SKIM COAT
	4" GPS TAPER KIT SLOPED 2% INSULATION (AVG R 12) ON REINFD CONC. SLAB - SEE STRUCT
<b>AB</b>	.6 MIL U.V. POLY MOISTURE BARRIER- COMPACTED FILL

WALL ASSEMBLIES	
<b>W1a</b>	TYPICAL EXTERIOR WALL ASSEMBLY
	SIDING (REFER ELEVATIONS) ON RAINSCREEN STRAPPING FIR 1x4 @ 24" O/C
	2" ROXUL ROCKBOARD 80 (R8) CONTINUOUS ON
<b>AB</b>	VYCOR enV-S SELF ADHERED WEATHER BARRIER
	1/2" FIR PLYWOOD SHEATHING
	2X6 STUD WALL @ 16" O/C W/ R24 BATT INSULATION
	1/2" DRYWALL
	VAPOUR BARRIER PAINT
<b>W1b</b>	EXTERIOR WALL ASSEMBLY 1 HOUR FRR / NON-COMBUSTIBLE PROPOSED ALTERNATE SOLUTION TO ALLOW WOOD FRAMING
	STANDING SEAM METAL SIDING ON 1/2" FIRE RETARDENT WOOD STRAPPING
	2" ROXUL COMFORTBOARD 80 CONTINUOUS ON
<b>AB</b>	VYCOR enV-S SELF ADHERED WEATHER BARRIER
	5/8" DENSGLOSS GOLD TYPE 'X'
	1/2" FIR PLY SHEATHING
	2X6 D.FIR STUD WALL @ 16" O/C
	R24 ROXUL MINERAL WOOL BATT INSULATION
	5/8" DRYWALL TYPE 'X' - 2 LAYERS
	VAPOUR BARRIER PAINT
	2X FURRING FOR SERVICES (SEE PLAN)
	1/2" DRYWALL - PAINT FINISH
<b>W2a</b>	INTERIOR WALL ASSEMBLY
	1/2" DRYWALL
	2X4 OR 6" STUD WALL (16" O.C.)
	1/2" DRYWALL
<b>W2b</b>	PARTY WALL (BCBC W13b 1 HR FIRE RATING STC 57)
	MIN REQ'D 45, MIN PER BCBC 9.10.9.14 (1)
	1/2" TYPE 'X' DRYWALL
	2X4 STUD @ 16" O/C W/ ROXUL ACCOUSTIC BATT INSULATION
	1/2" AIRSPACE
	2X4 STUD @ 16" O/C W/ ROXUL ACCOUSTIC BATT INSULATION
	1/2" TYPE 'X' DRYWALL
<b>W2c</b>	PARTY WALL ASSEMBLY (BCBC W1b 45 MIN FRR, STC 36)
	1/2" TYPE 'X' DRYWALL
	2X4 OR 2X6 @ 16" O/C W/ ROXUL ACCOUSTIC BATT INSULATION
	1/2" G.W.B.
	1/2" TYPE 'X' DRYWALL
<b>W3a</b>	CONCRETE FOUNDATION WALL CONST.
	DIMPLE DRAINAGE MAT ON (BELOW GRADE) ON BITUMINOUS DAMPPROOFING (BELOW GRADE) ON 8" REINFORCED CONC WALL
<b>W3b</b>	BORDERING HEATED SPACE
	2.5" ROXUL COMFORTBOARD 80 (R12)
	2X4 PT VERT @ 24" O/C W/ 1.5" ROXUL (R6)
	1/2" MAGNESIUM DRYWALL

LEGEND	
C/L	CENTRE LINE
RWL	RAIN WATER LEADER
	BATH EXHAUST FAN
	INTERCONNECTED SMOKE ALARM
EQ.	EQUAL
	HOSE BIB
	BATH EXHAUST
	KITCHEN EXHAUST
	AIR INLET
	4" SANITARY WASTE STACK

ISSUED FOR BUILDING PERMIT JULY 10, 2023  
ISSUED FOR DEVELOPMENT PERMIT NOV 15, 2022

**DESIGN**  
**kerschbaumer**

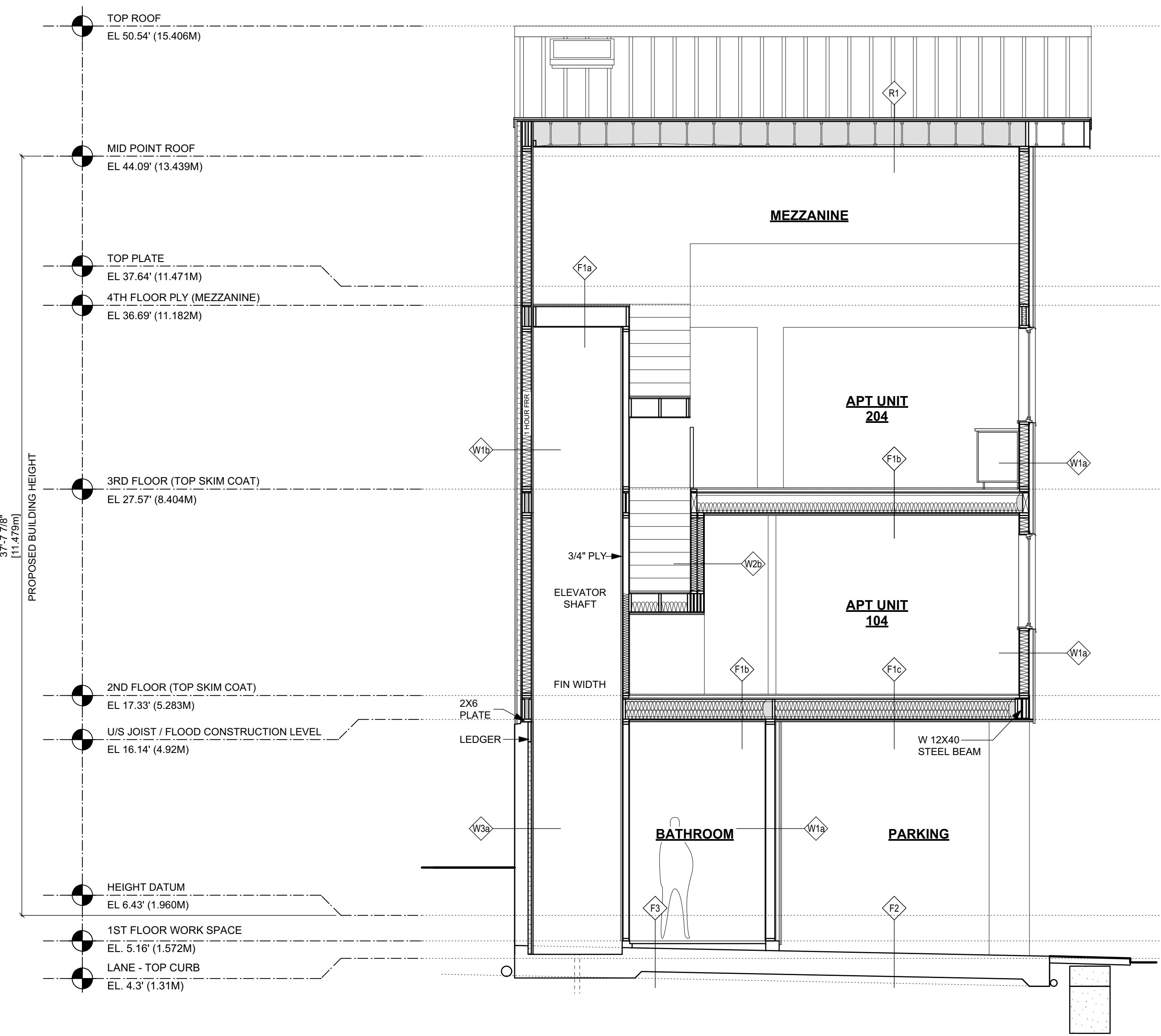
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Project  
**ESTUARY STUDIOS**  
**INFILL BUILDING**

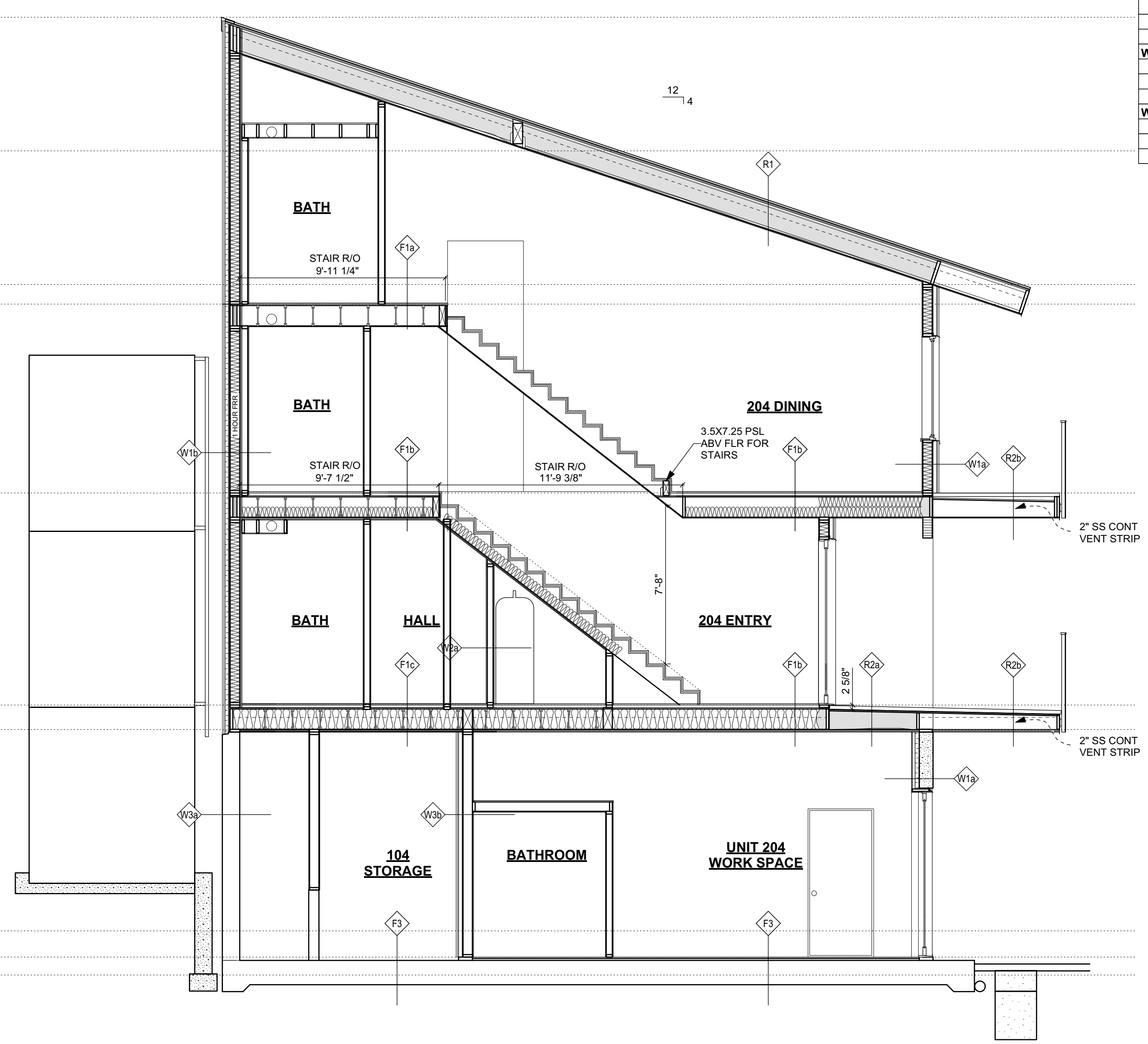
37702 3RD AVE.  
SQUAMISH, BC

Drawing Title  
**SECTIONS**  
**B & E**

Date MARCH 13, 2024	Project No. 2001
Scale AS SHOWN	Drawing No.
Drawn By MK	<b>A8</b>
Approved By	



**SECTION E-E**  
SCALE 1/4" = 1' 0"



**SECTION B-B**  
SCALE 1/4" = 1' 0"



ROOF ASSEMBLIES	
<b>AB - INDICATES AIR BARRIER</b>	
<b>R1 - TYPICAL SLOPED ROOF ASSEMBLY</b>	
STANDING SEAM METAL ROOF (PER RCABC SPECS) ON NYLON MATRIX CAPILARY BREAK ON SELF ADHERED HIGH TEMP VAPOUR PERMEABLE MEMBRANE 3/4" T&G PLY SHEATHING ON TJI JOISTS (SEE STRUCT DWGS)	
<b>AB</b>	R40 1/2 LB SPRAY FOAM W/ VAPOUR BARRIER PAINT
	INTERIOR - 1/2" DRYWALL - PAINT FINISH
	EXTERIOR - VENTED METAL SOFFIT OR HARDIE PANEL
<b>R2 DECK ASSEMBLY</b>	
2" CONC PAVERS ON PROTECTION SHIMS FROM TORCH-ON MATERIAL ON 2 PLY TORCH-ON ROOF SOPREMA FLAM 180 W/ CHARCOL CAP SHEET PER RCABC STANDARDS 3/4" T&G PLY SHEATHING JOISTS (SEE STRUCT DWGS)	
<b>R2a OVER HEATED INTERIOR SPACE</b>	
<b>AB</b>	R28 1/2 LB SPRAY FOAM INSULATION
	VAPOUR BARRIER PAINT
	1/2" DRYWALL - PAINT FINISH
<b>R2b OVER EXTERIOR SPACE 1 HR FRR</b>	
	RESILIENT CHANNEL
	2 LAYERS 5/8" TYPE 'X' DENSGLOSS GOLD W/ STUCCO FINISH

FLOOR ASSEMBLIES	
<b>F1a - TYPICAL WOOD FRAME FLOOR ASSEMBLY</b>	
FINISHED FLOORING ON 1.5" CONC SKIM COAT (2ND & 3RD FLR) 3/4" T&G PLY SUBFLOOR (GLUED AND SCREWED) ON 6" ROXUL SAFE-N-SOUND INSUL - PER PLAN TJI FLOOR JOIST W/ CROSS BRIDGING (SEE STRUCT) 1/2" DRYWALL - PAINT FINISH	
<b>F1b FLOOR OVER SUITE (BCBC F19.h - 1 HR FRR, STC 58, IIC 29)</b>	
MIN REQ'D 45, MIN PER BCBC 9.10.9.14 (1)	
FINISHED FLOORING ON 1.5" CONC SKIM COAT ACCOUSTIMAT SOUND ISOLATION MATTING ON 3/4" T&G PLY SUBFLOOR (GLUED AND SCREWED) ON 11.875" TJI FLOOR JOIST W/ CROSS BRIDGING (SEE STRUCT) 6" ROXUL SAFE-N-SOUND INSULATION 1/2" RESILIENT CHANNEL 2 LAYERS 1/2" TYPE 'X' DRYWALL - PAINT FINISH	
<b>F1c FLOOR OVER PARKING (BCBC F21.j - 1 HR FRR) STC 68</b>	
REFER 9.10.9.16(2)	
FINISHED FLOORING ON 1.5" CONC SKIM COAT ON ACCOUSTIMAT SOUND ISOLATION MATTING ON 3/4" T&G PLY SUBFLOOR (GLUED AND SCREWED) ON 11.875" TJI FLOOR JOIST W/ CROSS BRIDGING (SEE STRUCT) 2 LAYERS 5.5" (R44) ROXUL COMFORTBATT INSULATION RESILIENT METAL CHANNELS @ 16" O/C 2 LAYERS 1/2" TYPE 'X' DENSGLOSS GOLD W/ STUCCO FINISH	
<b>F2 - RAFT SLAB</b>	
REINFD CONC. SLAB - SEE STRUCT .6 MIL U.V. POLY MOISTURE BARRIER- 6" 3/4" CLEAR CRUSHED GRAVEL ENGINEERED FILL PER GEOTECH REPORT	
<b>F3 - 1ST FLR WORKSPACE CONCRETE SLAB</b>	
1.5" CONC SKIM COAT 4" GPS TAPER KIT SLOPED 2% INSULATION (AVG R 12) ON REINFD CONC. SLAB - SEE STRUCT	
<b>AB</b>	.6 MIL U.V. POLY MOISTURE BARRIER- COMPACTED FILL

WALL ASSEMBLIES	
<b>W1a - TYPICAL EXTERIOR WALL ASSEMBLY</b>	
SIDING (REFER ELEVATIONS) ON RAINSCREEN STRAPPING FIR 1x4 @ 24" O/C 2" ROXUL ROCKBOARD 80 (R8) CONTINUOUS ON VYCOR enV-S SELF ADHERED WEATHER BARRIER 1/2" FIR PLYWOOD SHEATHING 2x6 STUD WALL @ 16" O/C W/ R24 BATT INSULATION 1/2" DRYWALL VAPOUR BARRIER PAINT	
<b>W1b - EXTERIOR WALL ASSEMBLY 1 HOUR FRR / NON-COMBUSTIBLE PROPOSED ALTERNATE SOLUTION TO ALLOW WOOD FRAMING</b>	
STANDING SEAM METAL SIDING ON 1/2" FIRE RETARDENT WOOD STRAPPING 2" ROXUL COMFORTBOARD 80 CONTINUOUS ON VYCOR enV-S SELF ADHERED WEATHER BARRIER 5/8" DENSGLOSS GOLD TYPE 'X' 1/2" FIR PLY SHEATHING 2x6 D.FIR STUD WALL @ 16" O/C R24 ROXUL MINERAL WOOL BATT INSULATION 5/8" DRYWALL TYPE 'X' - 2 LAYERS VAPOUR BARRIER PAINT 2X FURRING FOR SERVICES (SEE PLAN) 1/2" DRYWALL - PAINT FINISH	
<b>W2a - INTERIOR WALL ASSEMBLY</b>	
1/2" DRYWALL 2x4 OR 6 STUD WALL (16" O.C.) 1/2" DRYWALL	
<b>W2b - PARTY WALL (BCBC W13b 1 HR FIRE RATING STC 57)</b>	
MIN REQ'D 45, MIN PER BCBC 9.10.9.14 (1)	
1/2" TYPE 'X' DRYWALL 2x4 STUD @ 16" O/C W/ ROXUL ACCOUSTIC BATT INSULATION 1/2" AIRSPACE 2x4 STUD @ 16" O/C W/ ROXUL ACCOUSTIC BATT INSULATION 1/2" TYPE 'X' DRYWALL	
<b>W2c - PARTY WALL ASSEMBLY (BCBC W1b 45 MIN FRR, STC 36)</b>	
1/2" TYPE 'X' DRYWALL 2x4 OR 2x6 @ 16" O/C W/ ROXUL ACCOUSTIC BATT INSULATION 1/2" G.W.B. 1/2" TYPE 'X' DRYWALL	
<b>W3a - CONCRETE FOUNDATION WALL CONST.</b>	
DIMPLE DRAINAGE MAT ON (BELOW GRADE) ON BITUMOUS DAMPPROOFING (BELOW GRADE) ON 8" REINFORCED CONC WALL	
<b>W3b - BORDERING HEATED SPACE</b>	
2.5" ROXUL COMFORTBOARD 80 (R12) 2x4 PT VERT @ 24" O/C W/ 1.5" ROXUL (R6) 1/2" MAGNESIUM DRYWALL	

LEGEND	
C/L	CENTRE LINE
RWL	RAIN WATER LEADER
	BATH EXHAUST FAN
	INTERCONNECTED SMOKE ALARM
EQ.	EQUAL
	HOSE BIB
	BATH EXHAUST
	KITCHEN EXHAUST
	AIR INLET
	4" SANITARY WASTE STACK

ISSUED FOR BUILDING PERMIT JULY 10, 2023  
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DESIGN  
**kerschbaumer**

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Project

**ESTUARY STUDIOS**

**INFILL BUILDING**

37702 3RD AVE.  
SQUAMISH, BC

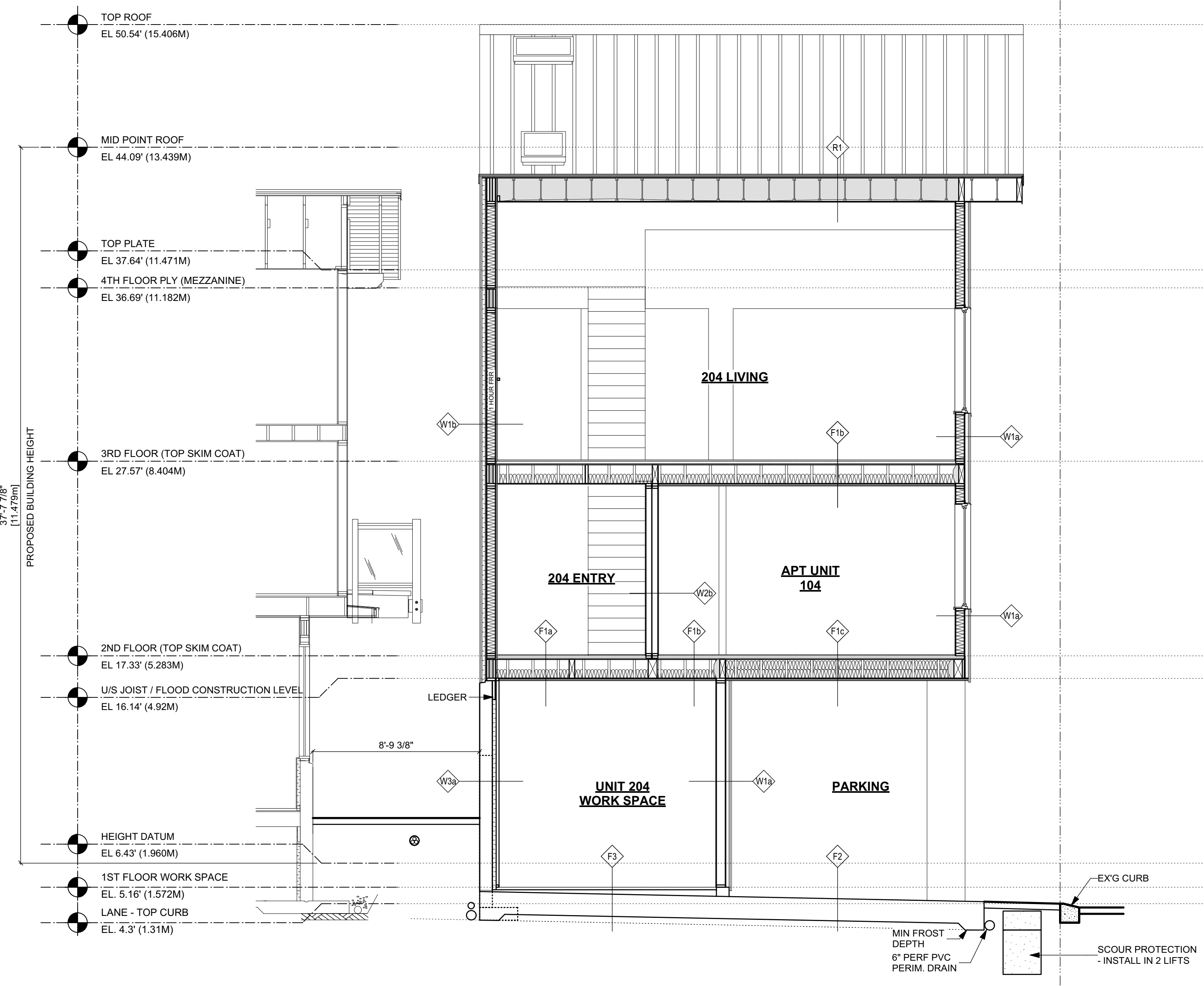
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Drawing Title

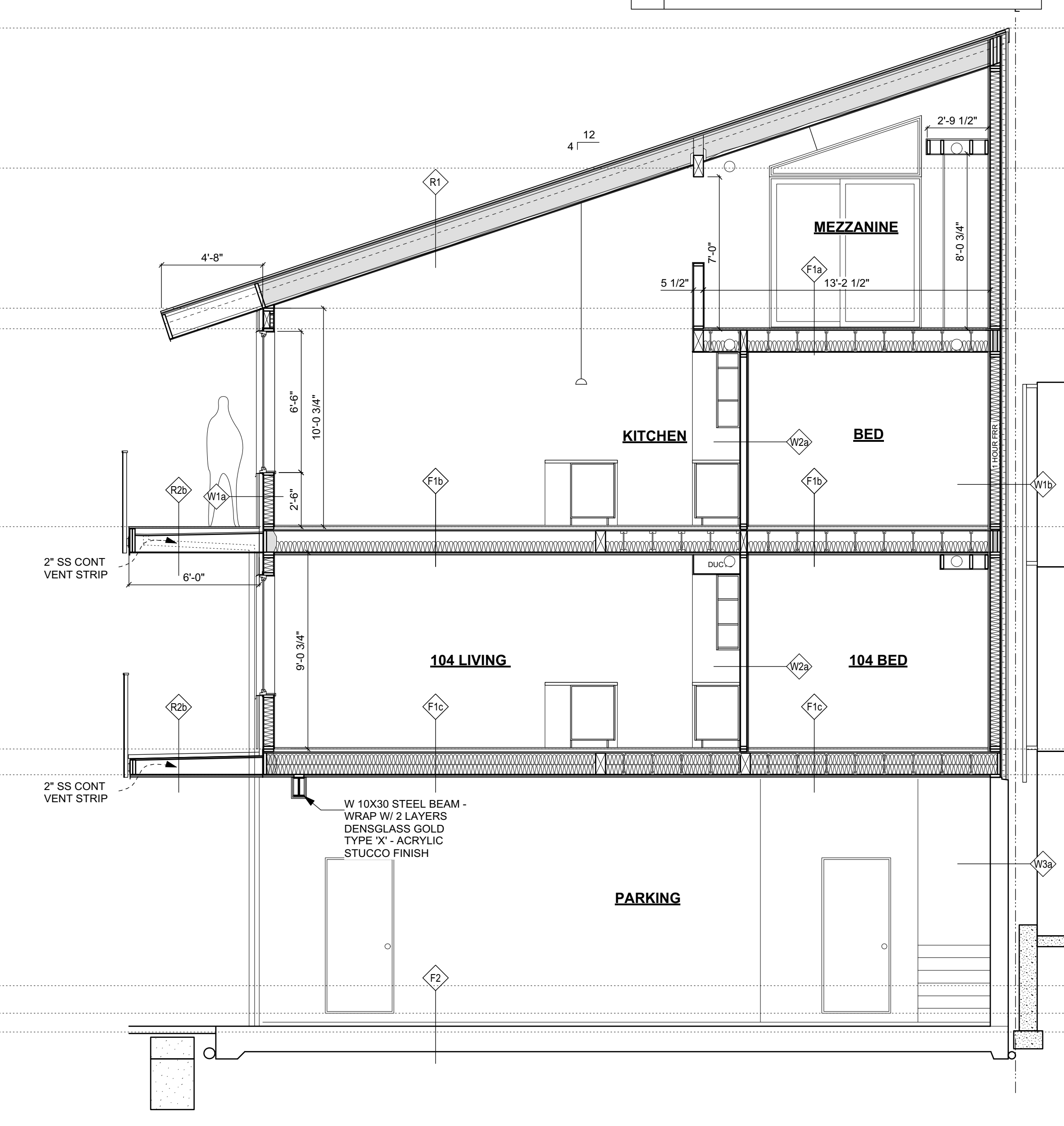
**SECTIONS C & F**

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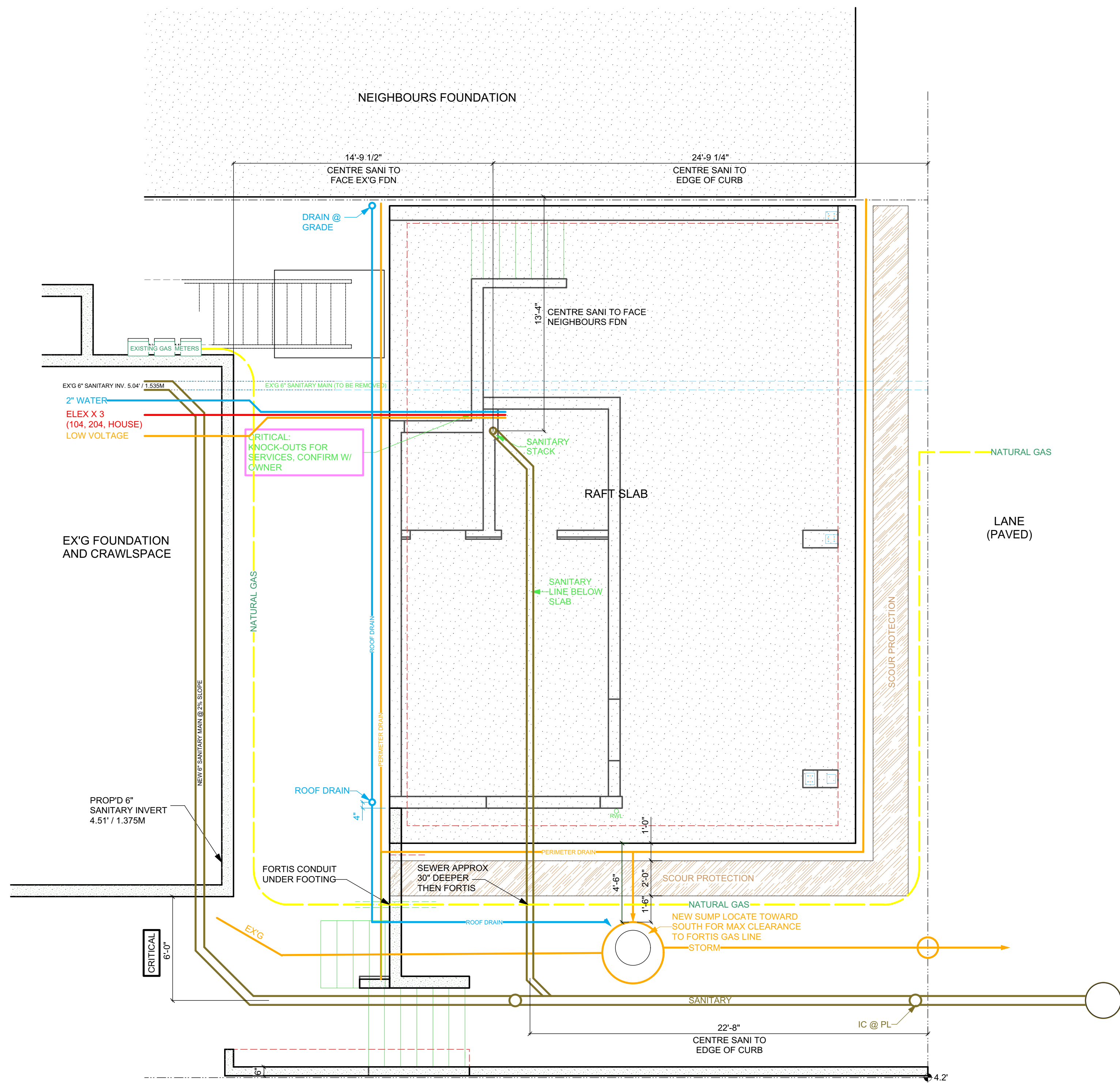
Date	Project No.
MARCH 13, 2024	2001
Scale	Drawing No.
AS SHOWN	
Drawn By	A9
MK	
Approved By	



**SECTION F-F**  
SCALE 1/4" = 1' 0"



**SECTION C-C**  
SCALE 1/4" = 1' 0"



**SITE SERVICES**  
SCALE 1/4" = 1' 0"