Record filed by
The City of Charlottetown
In the matter of
Jonathan Chandler v. City of Charlottetown
(Appeal #LA26007)

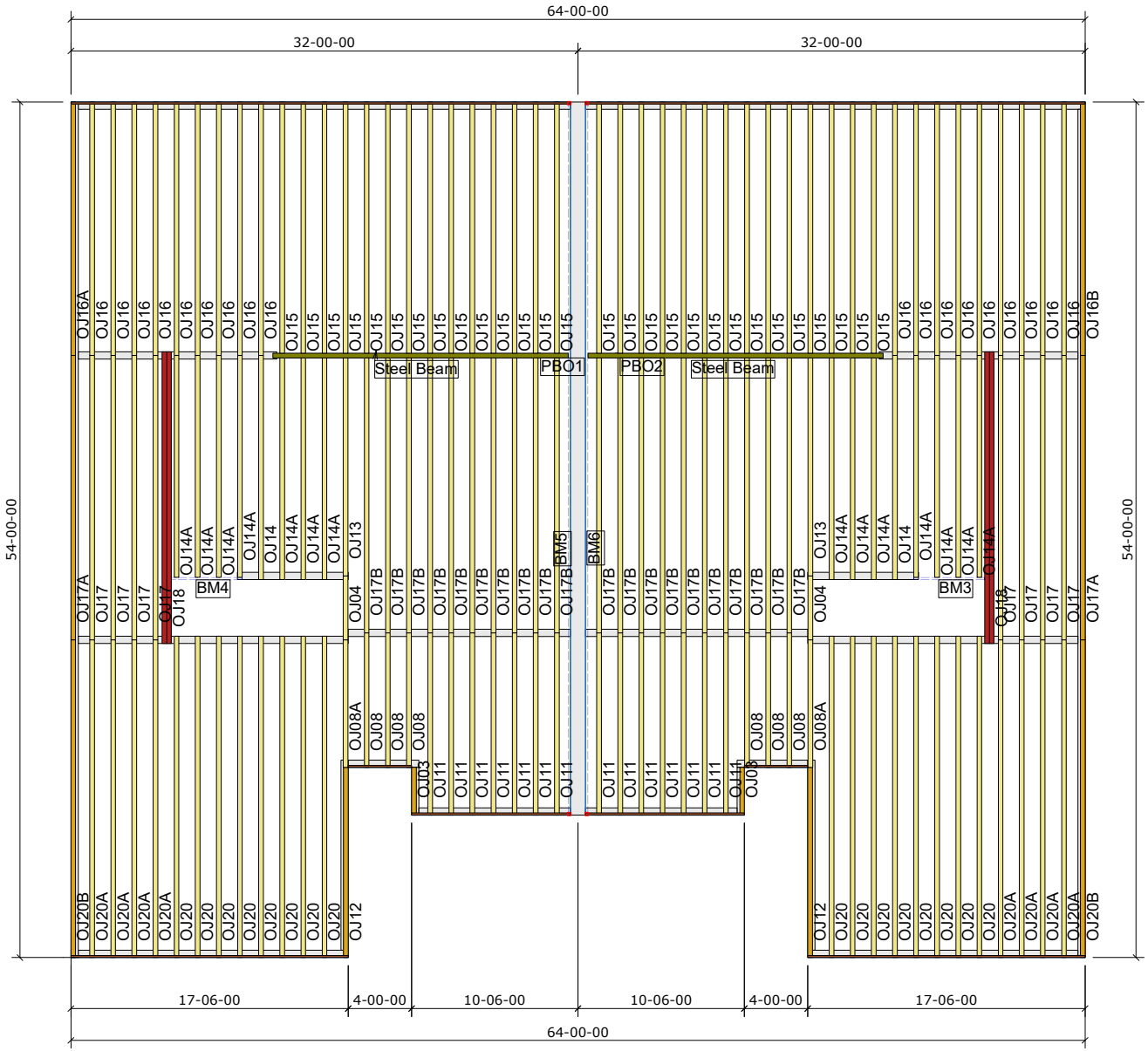
Submitted by Melanie McKenna
on behalf of the City of Charlottetown

August 5, 2026

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| | | | |
|---|---|---|---|
| | | attaching the Planning & Heritage Summary (week ending May 29, 2026 – revised) | |
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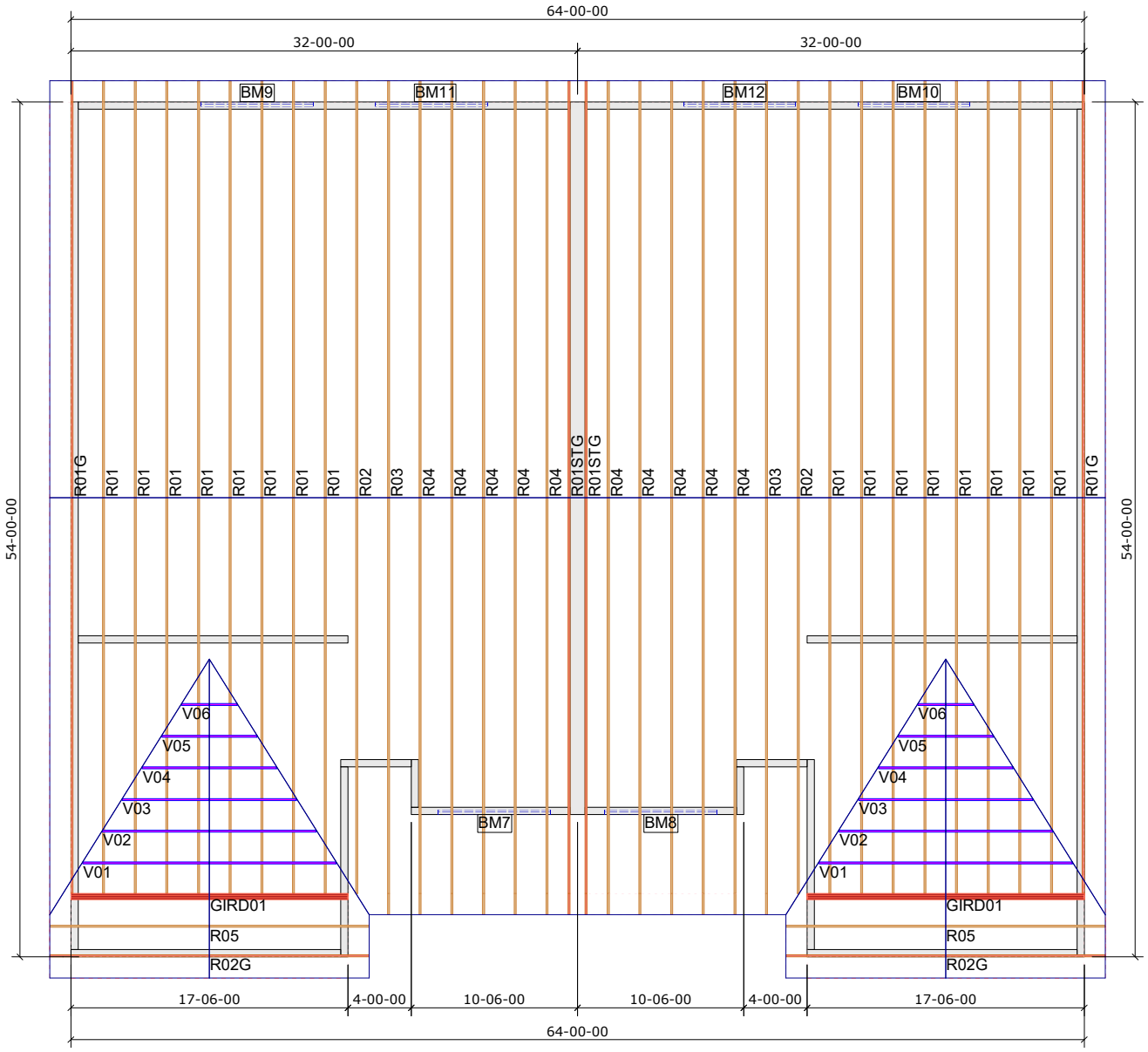




**Gable Enterprises Ltd.**
1006 Rte 124
Norton, NB
E5T 1X3
1-506-839-2946
1-800-561-1501
Fax: 1-506-839-2498


| | |
|---|---|
| **Customer Name :** | Rona Atlantic Charlottetown |
| **Job Number :** | B250692 |
| **Designer :** | <<Not Assigned>> |
| **Date :** | 2025-04-30 |

| | |
|---|---|
| Hip Lines | 0 ft |
| Horiz. Overhang | 0 ft |
| Ridge Lines | 0 ft |
| Roof Area | 0 ft² |
| Valley Lines | 0 ft |
| Raked Overhang | 0 ft |

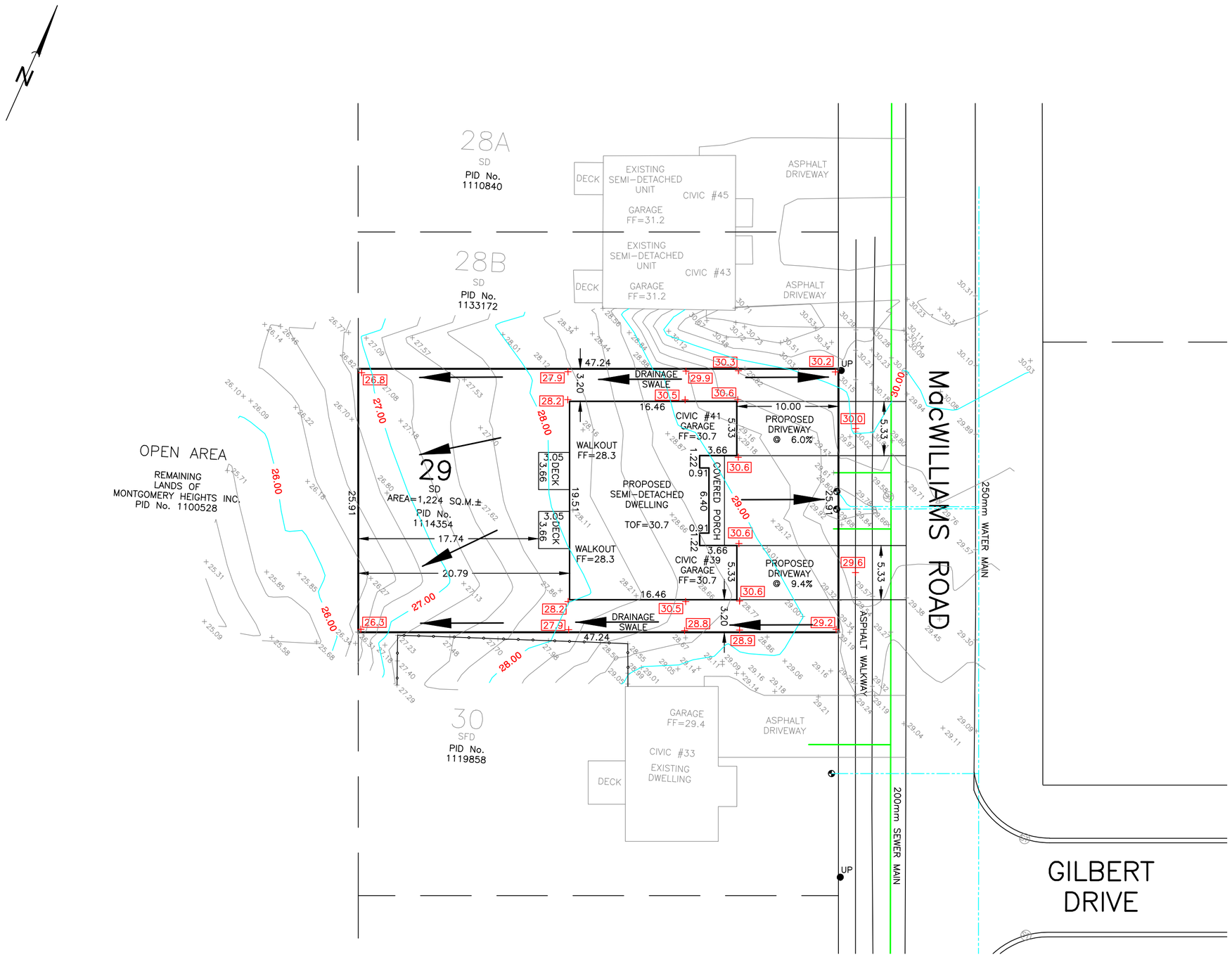




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| | |
|---|---|
| **Customer Name :** | Rona Atlantic Charlottetown |
| **Job Number :** | B250692 |
| **Designer :** | <<Not Assigned>> |
| **Date :** | 2025-04-30 |

| | |
|---|---|
| Hip Lines | 0 ft |
| Horiz. Overhang | 0 ft |
| Ridge Lines | 0 ft |
| Roof Area | 0 ft² |
| Valley Lines | 0 ft |
| Raked Overhang | 0 ft |




## LEGEND:

| | |
|---|---|
| SUBJECT PROPERTY LINES | |
| CONTOUR LINES | 28.00 |
| APPROXIMATE PROPERTY LINES | |
| EXISTING ELEVATION (IN METRIC) | ×17.37 |
| UTILITY POLE | ● UP |
| DRAINAGE FLOW DIRECTION | |
| FINISH FLOOR | FF= |
| DESIGN ELEVATION | 32.3 |
| CATCH BASIN | ST |
| CURB STOP | |
| SEWER LINE | |
| WATER LINE | |
| TOP OF FOUNDATION | TOF |
| SEMI-DETACHED | SD |
| SINGLE FAMILY DWELLING | SFD |
| FENCE LINE | |

## NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION AND CONTOURS OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 7, 2025.
6. FRONT DOWNSPOUTS TO BE DIRECTED TO MacWILLIAMS ROAD.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE - METERS

Prepared by:
SANDSTONE
SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca
JOEL LEGAULT No. 2005 PROFESSIONAL ENGINEER PRINCE EDWARD ISLAND
RILEY J.D. CALLAGHAN No. 53 P.E.I.L.S. MEMBER THE ASSOCIATION OF PRINCE EDWARD ISLAND LAND SURVEYORS

Project Title

# Lot 29
## #39 & #41 MacWilliams Road

PID No. 1114354

Star Homes & Construction Inc.

Plan Title

## Drainage Plan

| | |
|---|---|
| Date Printed: May 14, 2025 | Drawn by: JWL |
| Job No. 25095 | Plan No. 25095 |

# PLAN NO. 2848 DP

WIDTH: 64'-0"
DEPTH: 54'-0"

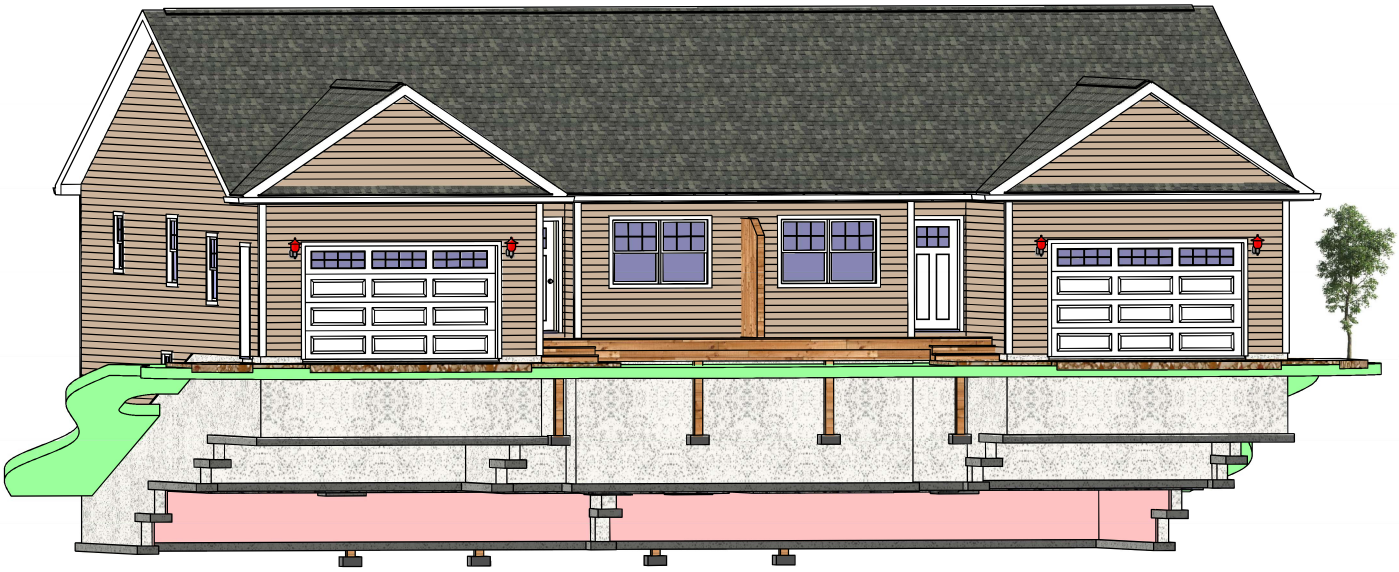
MAIN FLOOR AREA: 2478 sq.ft.
- UNIT #1: 1239 sq.ft./ - UNIT #2: 1239 sq.ft.

FINISHED BASEMENT AREA: 1984 sq.ft.
- UNIT #1: 992 sq.ft./ - UNIT #2: 992 sq.ft.

GARAGE AREA
- UNIT #1: 346 sq.ft./ - UNIT #2: 346 sq.ft.

## LIST OF DRAWINGS


A1. COVER PAGE
A2. FRONT & RIGHT ELEVATION
A3. REAR & LEFT ELEVATION
A4. MAIN FLOOR PLAN
A5. BASEMENT FLOOR PLAN
A6. SECTION A-A, ROOF PLAN
A7. SECTION B-B
A8. FOUNDATION PLAN


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Contractors to verify all dimensions on this plan before construction and notify designer of any modifications

Construction shall comply with the current edition of the National Building Code



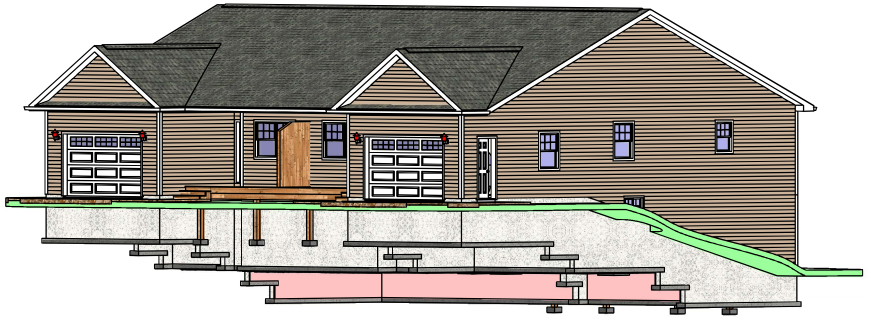
3D Home Design Ltd.
198 Grafton St. Charlottetown,PE
(902) 213-3879, bjh3879@gmail.com

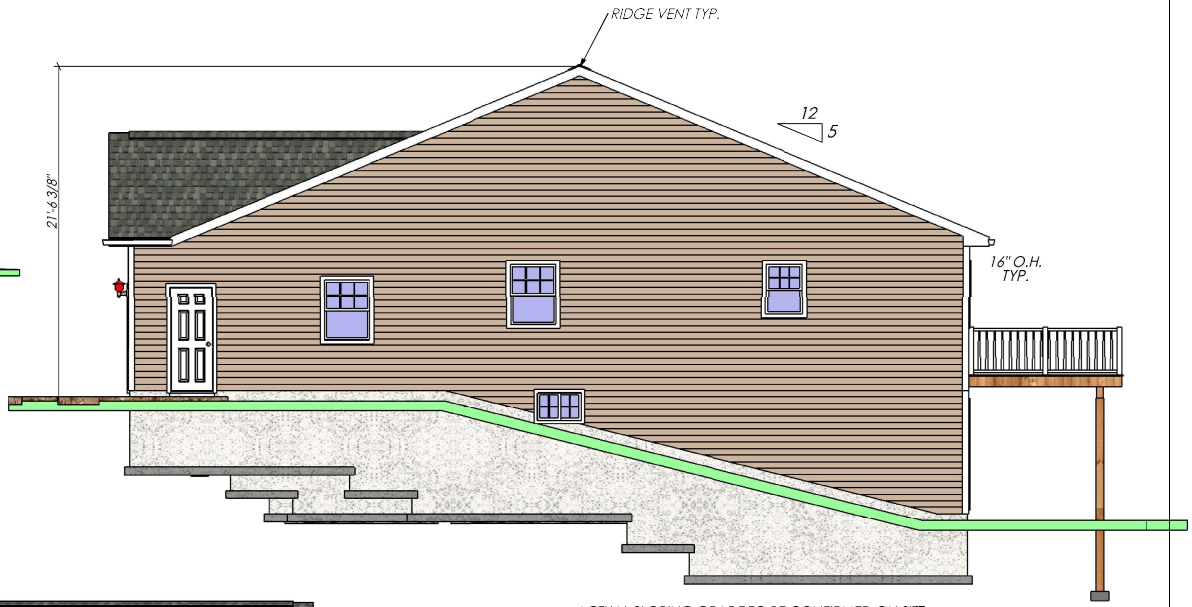

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A1. COVER PAGE
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:



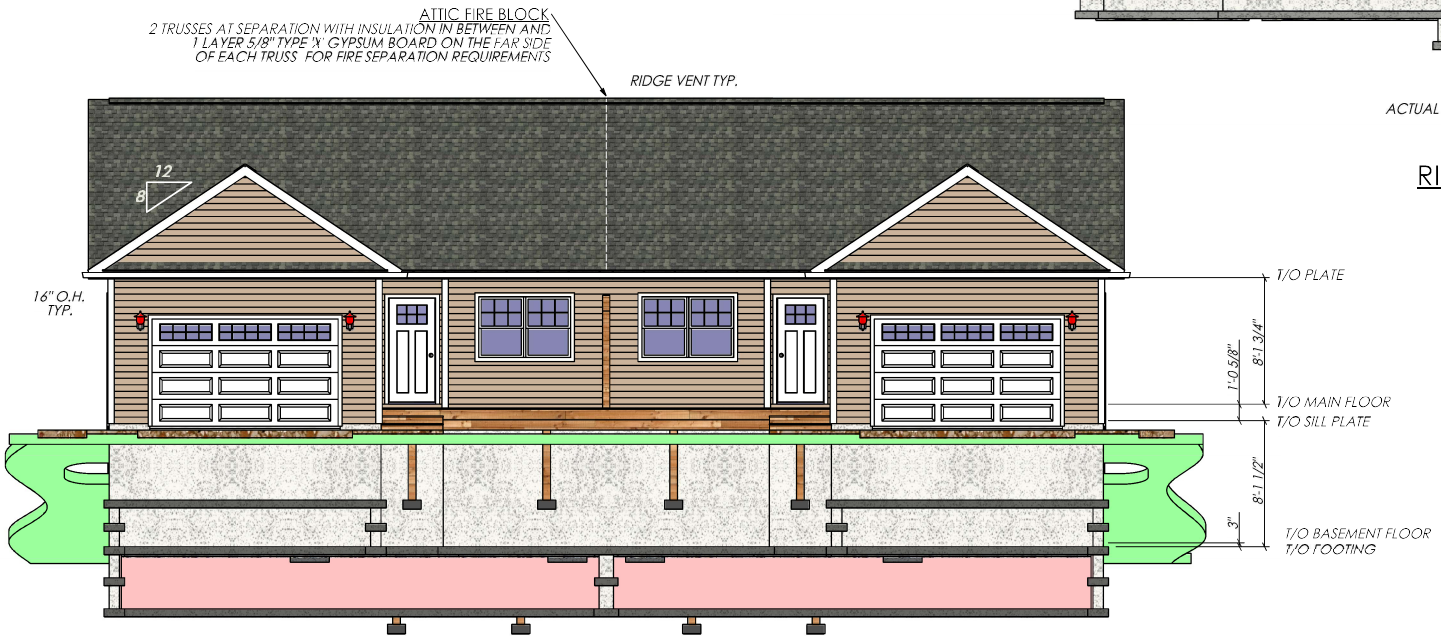
DRAWING SIZE: 11"x17"






ACTUAL SLOPING GRADE TO BE CONFIRMED ON SITE

## RIGHT ELEVATION




## FRONT ELEVATION

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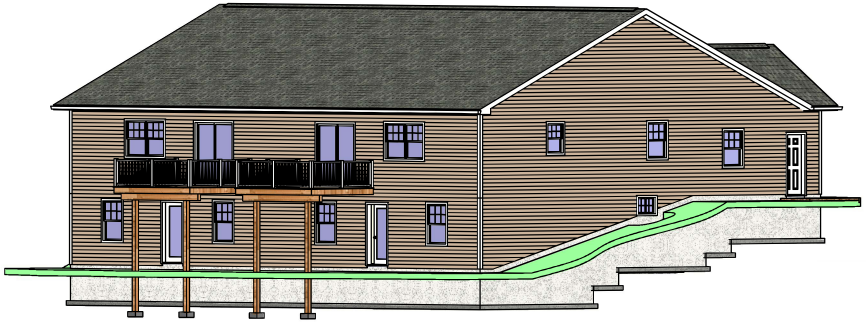
Construction shall comply with the current edition of the National Building Code

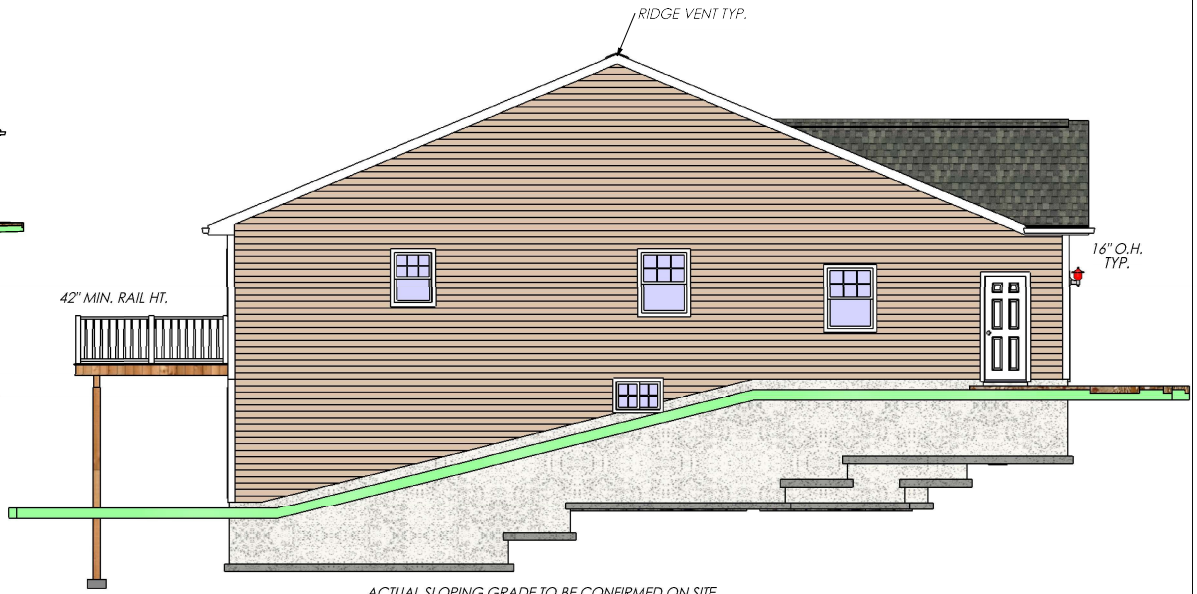
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

## RONA CHARLOTTETOWN.

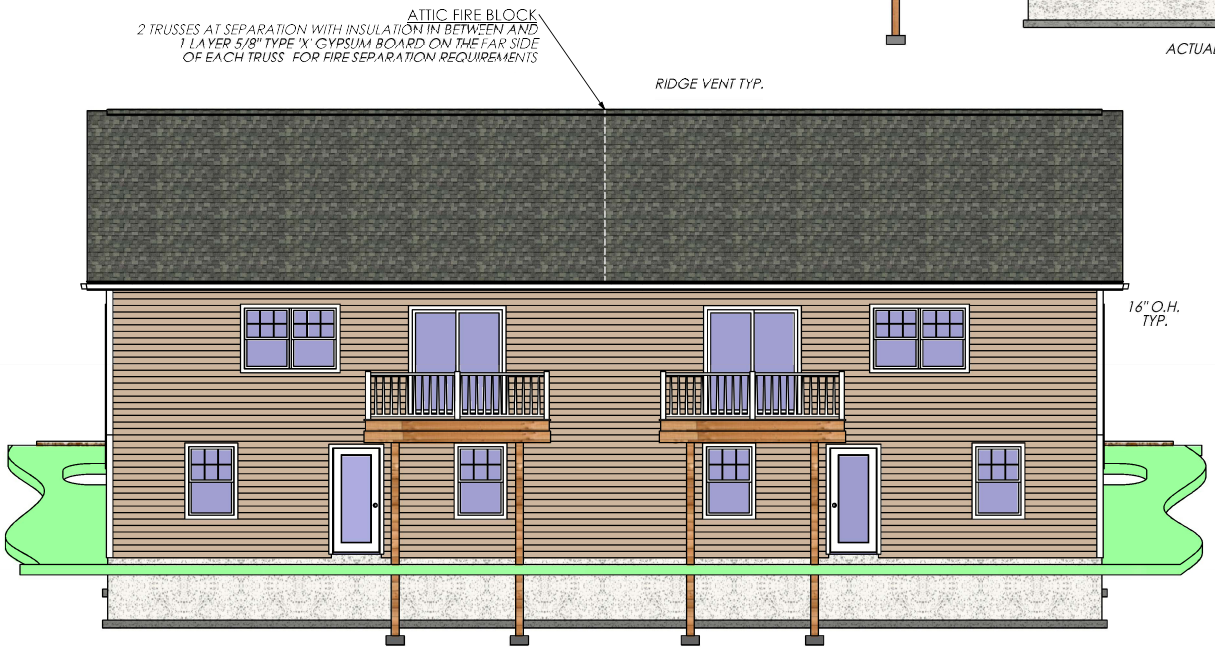
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A2. FRONT & RIGHT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 5

DRAWING SIZE: 11"x17"






LEFT ELEVATION




REAR ELEVATION

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Construction shall comply with the current edition of the National Building Code

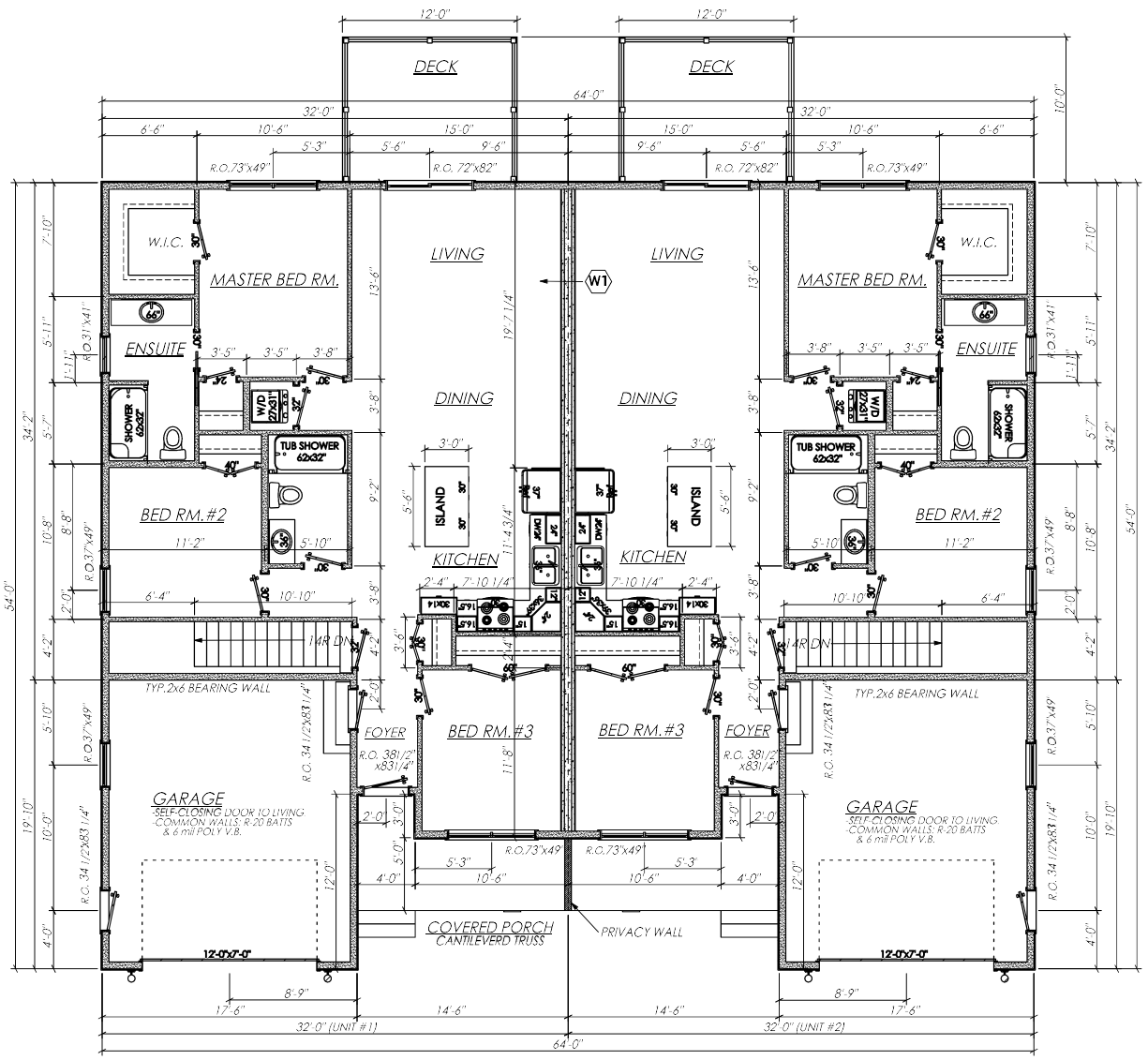
3D Home Design Ltd.
198 Grafton St. Ch'town. (902) 213-3879

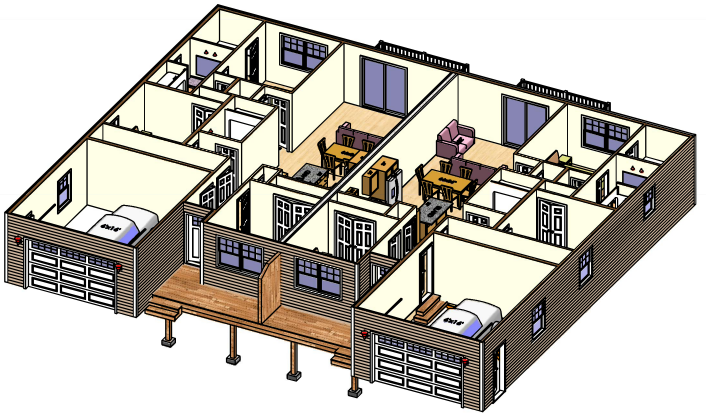
RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A3. REAR & LEFT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

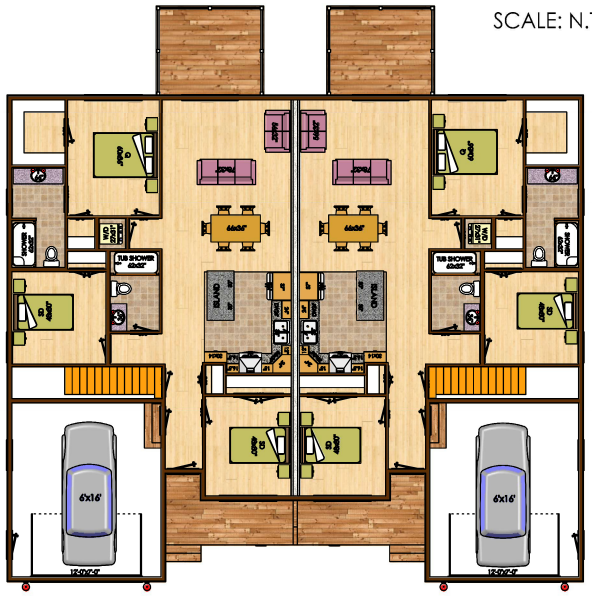


DRAWING SIZE: 11"x17"



SCALE: N.T.S



## MAIN FLOOR PLAN : 2478 sq.ft.

- UNIT #1: 1239 sq.ft. / - UNIT #2: 1239 sq.ft.

*NOTE: -EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.
-WINDOWS WITH OPENINGS MORE THAN 72" ABOVE GRADE AND LESS THAN 36" ABOVE FLOOR REQUIRE FALL PROTECTION.

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD


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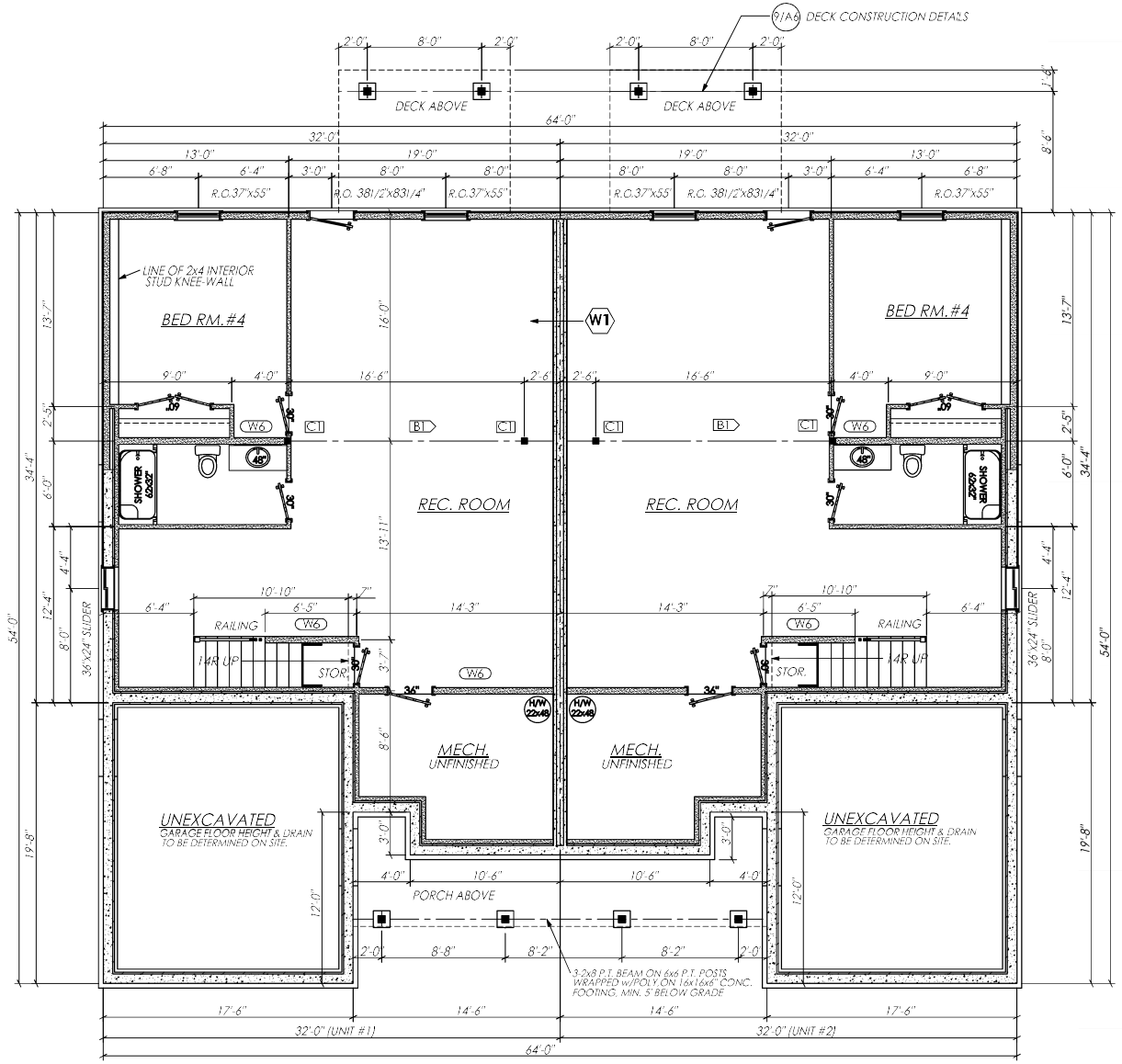
3D Home Design Ltd.
198 Grafton St. Ch'town. (902) 213-3879

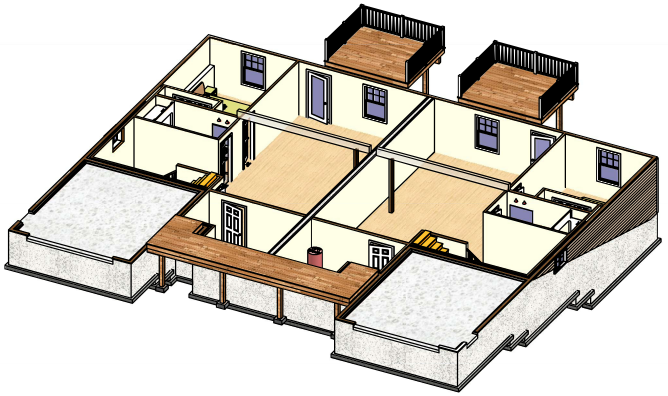

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A4. MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

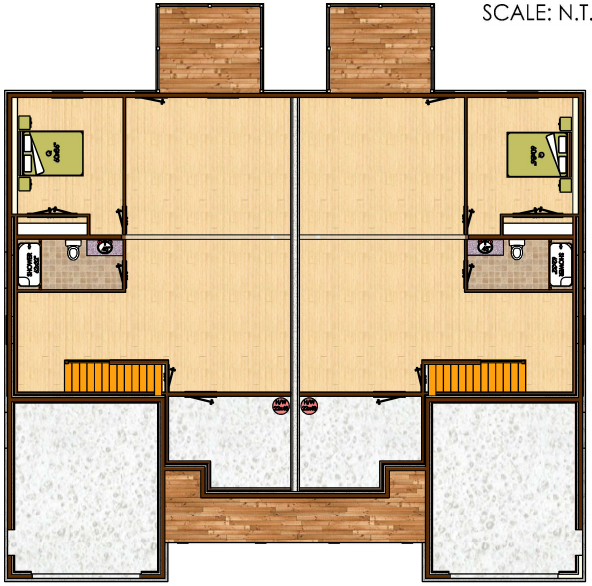


DRAWING SIZE: 11"x17"



SCALE: N.T.S



**BEAM, COLUMN & WALL SCHEDULE**

- B1 : RAISED LVL BEAM (TOP FLUSH) (DESIGNED BY MFG.)
- C1 : 4- PLY 2x6 STUDS POST
- W6 : 2x6 STUDS @16"c/c BEARING WALL

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

# WALKOUT BASEMENT FLOOR PLAN

FINISHED AREA: - UNIT #1: 992 sq.ft. / - UNIT #2: 992 sq.ft.

*NOTE:-EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.


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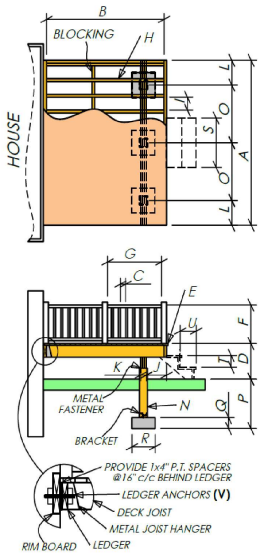


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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A5. BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 8

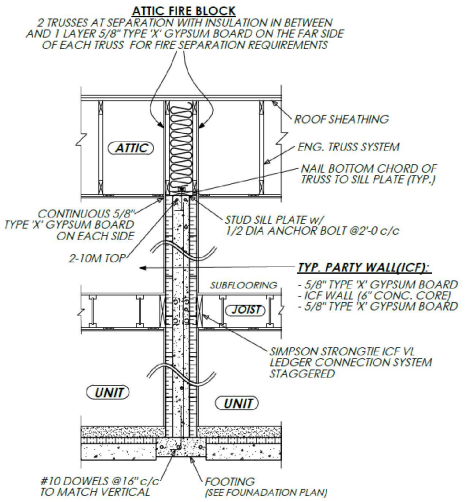
DRAWING SIZE: 11"x17"



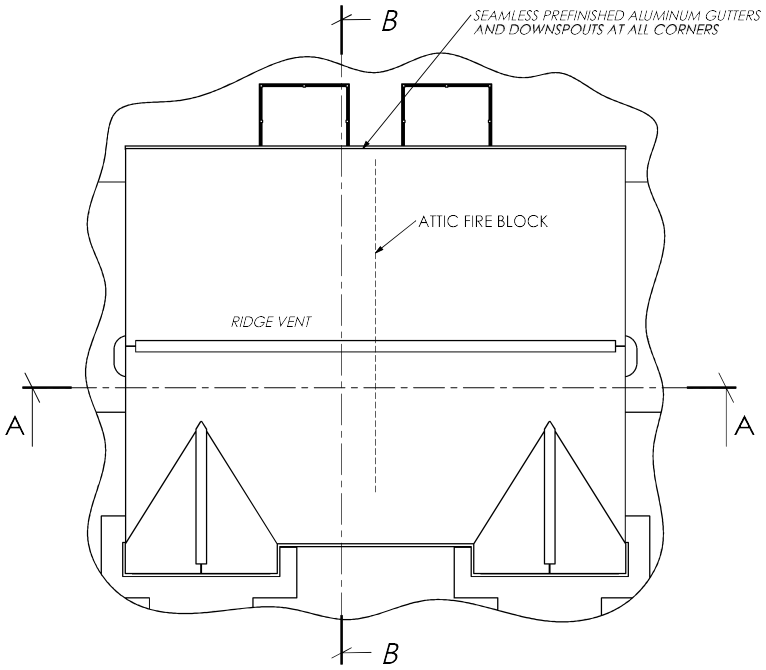

**SPECIFICATIONS**

| | | |
|---|---|---|
| A | DECK LENGTH (MEASURED ALONG HOUSE) | 12'-0" |
| B | DECK WIDTH (MEASURED OUT FROM HOUSE) | 10'-0" |
| C | OPENINGS IN GUARD/ RAILING(max.4") | 4" |
| D | HEIGHT OF DECK ABOVE FINISHED GRADE (max) | 9'-8" |
| E | DECKING THICKNESS | 5/4" |
| F | RAILING HEIGHT | 42" |
| G | DISTANCE BETWEEN RAILING POSTS(max.8') | 5'-6" |
| H | JOIST SIZE | 2x8" |
| I | JOIST SPACING | 16" |
| J | JOIST CANTILEVER | 16" |
| K | BEAM SIZE | 3-2x8" |
| L | BEAM CANTILEVER | 12" |
| M | POST TYPE (WOOD or CONCRETE) | WOOD |
| N | POST SIZE (WOOD: min 6X6") | 6x6" |
| O | POST SPACING (MAX) | 8'-0" |
| P | FOOTING DEPTH (min. 5') | 5' |
| Q | FOOTING THICKNESS | 6" |
| R | FOOTING WIDTH | 12x12" |
| V | LEDGER ANCHORS | 1/2"@12"c/c |

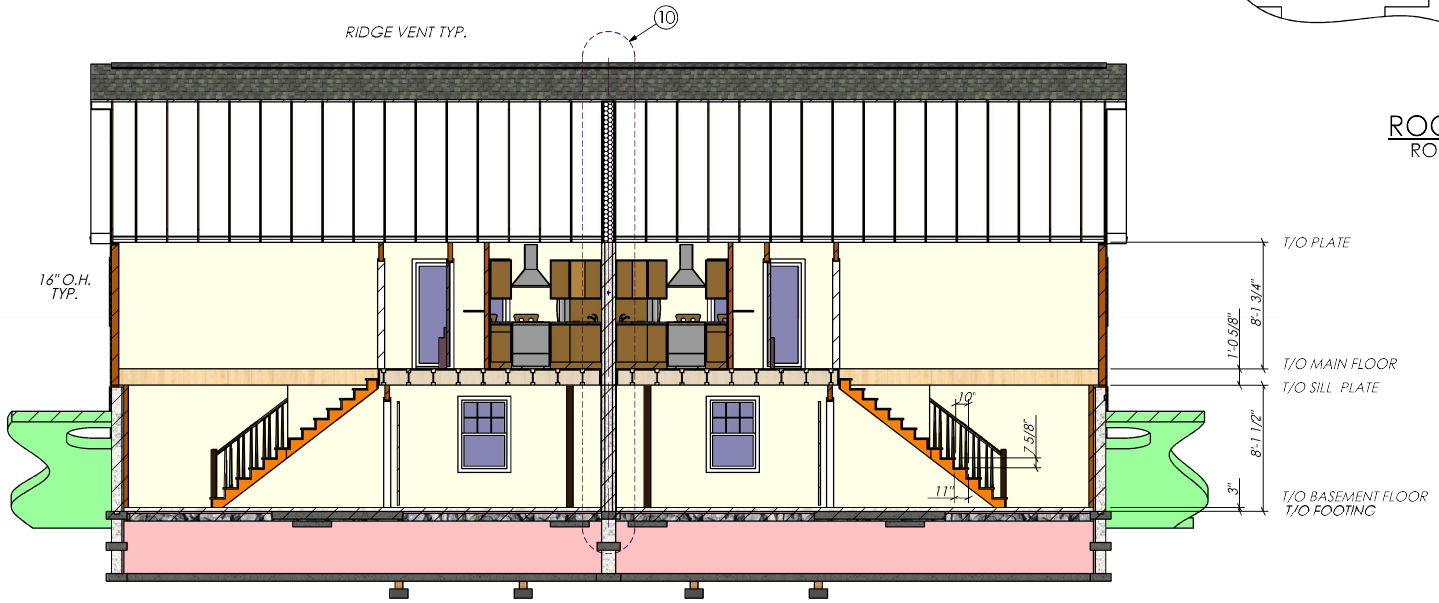
⑨ DECK CONSTRUCTION DETAILS
(SCALE: N.T.S)
*NOTE: ALL DECK CONSTRUCTION TO COMPLY WITH THE DETAILS IN THE TOWN OF STRATFORD 2019 DECK PAMPHLET.




⑩ SECTION @PARTY WALL
(SCALE: N.T.S)




ROOF PLAN (SCALE: N.T.S)
ROOFING AREA: 3980 sq.ft.

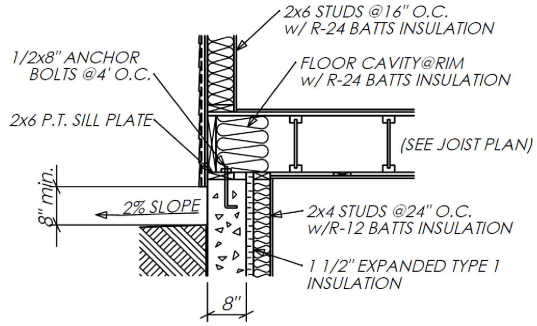



SECTION A-A

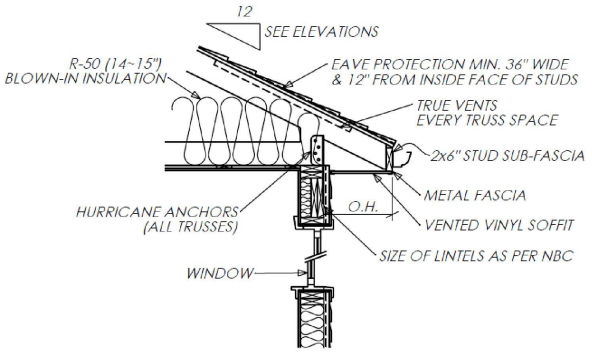
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3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

RONA CHARLOTTETOWN.
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A6. SECTION A-A, ROOF PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:
6

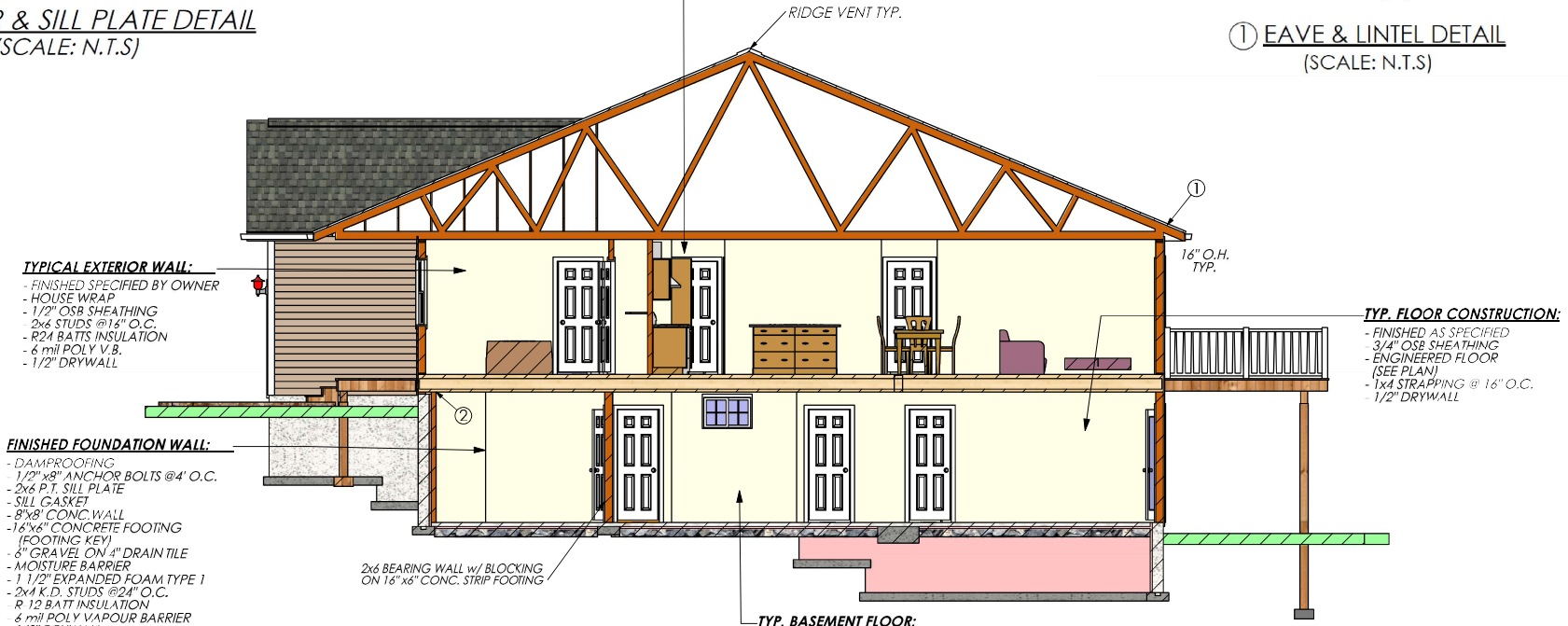
DRAWING SIZE: 11"x17"




## ② FLOOR & SILL PLATE DETAIL
(SCALE: N.T.S)




## ① EAVE & LINTEL DETAIL
(SCALE: N.T.S)




## SECTION B-B

*NOTE:
1. A SMOKE ALARM SHALL BE INSTALLED IN EACH BEDROOMS AND IN THE LIVING SPACE. SMOKE ALARMS IN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
2. A CARBON MONOXIDE(CO) ALARM SHALL BE INSTALLED IN THE BEDROOMS OR OUTSIDE OF THE BEDROOMS WITHIN 5m OF THE BED ROOM DOORS. ALL CO ALARMS WITHIN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
3. A SUPPLEMENTAL EXHAUST FAN WITH A RATED CAPACITY NOT LESS THAN 50 L/s SHALL BE INSTALLED IN THE KITCHEN (RANGE HOOD) OR DIRECT EXHAUST TO OUTSIDE.
4. THE BATHROOMS SHALL HAVE MECHNICAL VENTILATION WITH A RATED CAPACITY OF NOT LESS THAN 25 L/s.
5. LAUNDRY DRYING EXHAUST SHALL VENT DIRECTLY OUTDOORS AND SHALL BE INDEPENDENT OF OTHER VENTILATION


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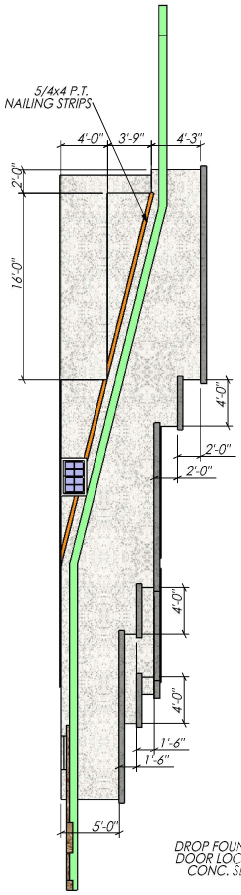
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

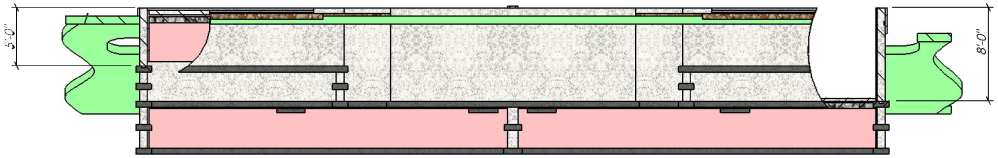

RONA CHARLOTTETOWN.

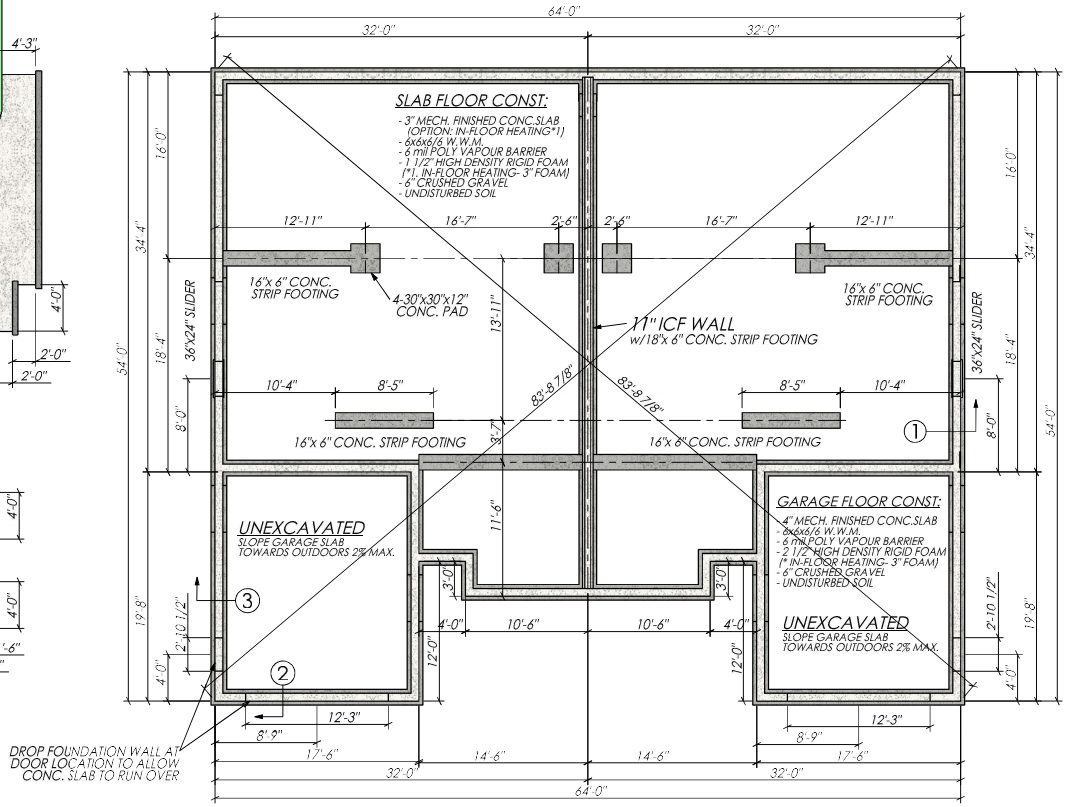
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A7. SECTION B-B
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:



DRAWING SIZE: 11"x17"



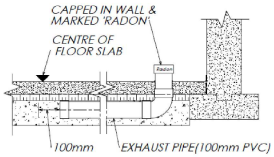



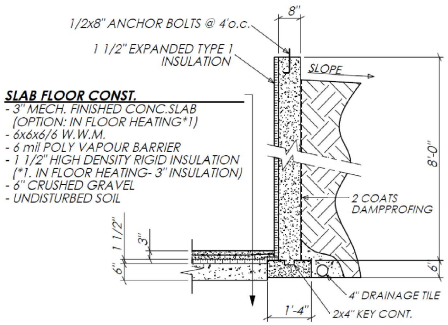

DROP FOUNDATION WALL AT DOOR LOCATION TO ALLOW CONC. SLAB TO RUN OVER

## FOUNDATION PLAN

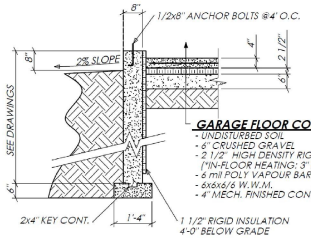
*NOTE: - ALL FOOTINGS & SLABS TO REST ON UNDISTURBED SOIL OR STRUCTURAL FILL, MIN. 3000 PSF BEARING CAPACITY.
- CONCRETE STRENGTH(MIN.) 20MPa- FOOTINGS & WALLS.
20MPa- INTERIOR SLABS, 32MPa- GARAGE & EXTERIOR SLABS.



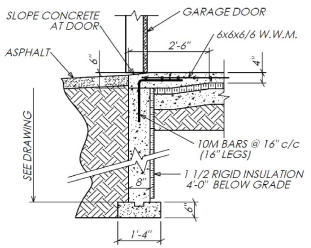

RADON CONTROL DETAIL



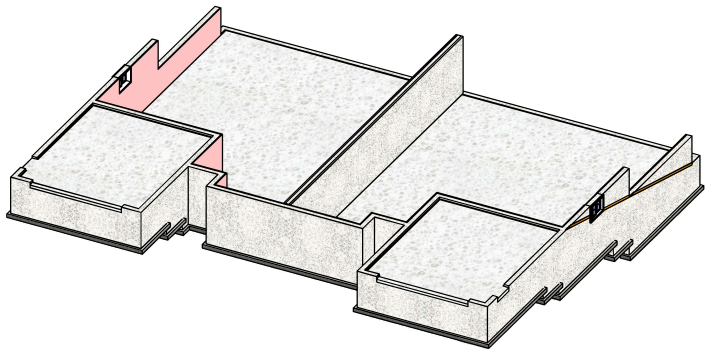

① TYP. FOUNDATION DETAIL
(SCALE: N.T.S)




③ GARAGE FLOOR DETAIL
(SCALE: N.T.S)




② GARAGE SLAB DETAIL
@ O/H DOOR
(SCALE: N.T.S)



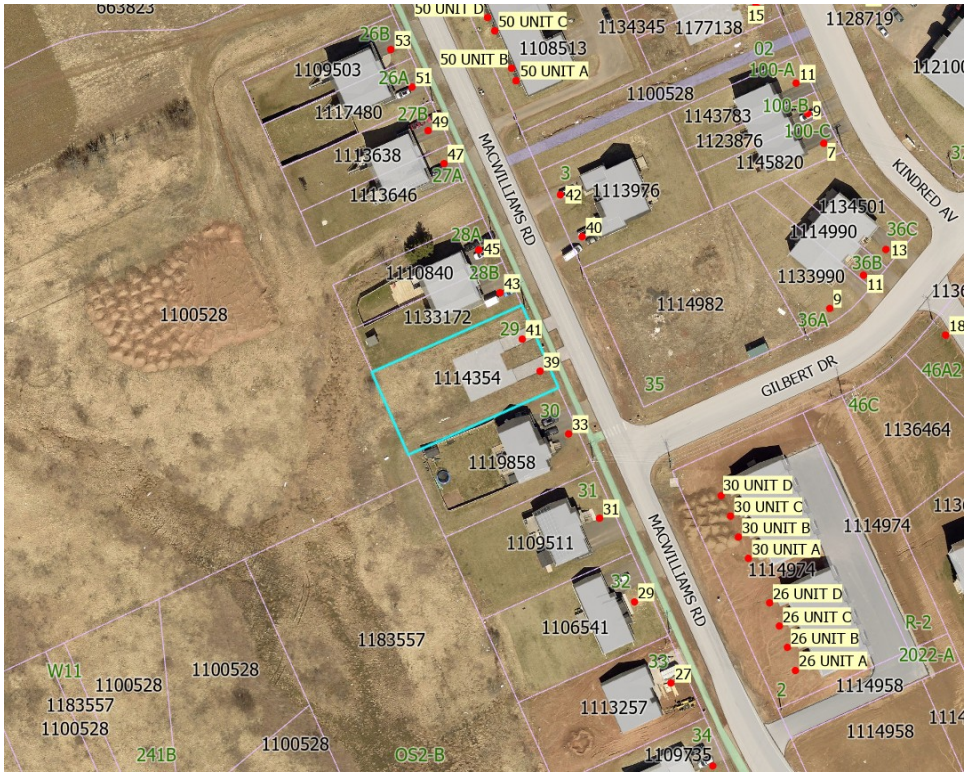
- PLEASE NOTE -
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3D Home Design Ltd. assumes no liability for any errors or omissions on this plan.
Contractors to verify all dimensions on this plan before construction and notify designer of any modifications
Construction shall comply with the current edition of the National Building Code
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A8. FOUNDATION PLAN
SCALE: 3/32" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

11

DRAWING SIZE: 11"x17"

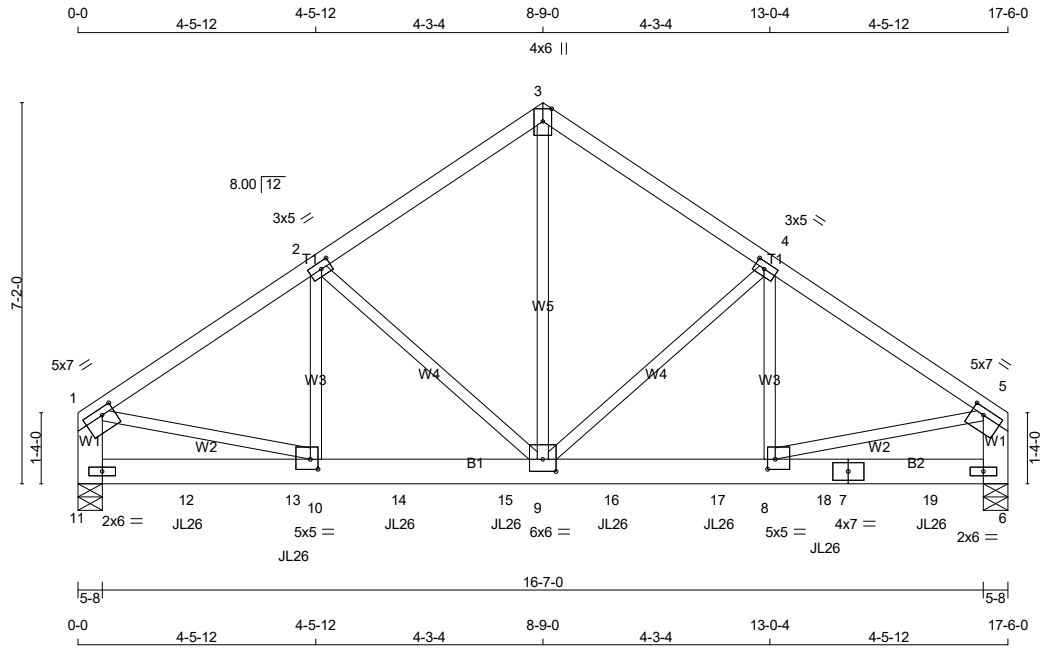

663823
50 UNIT D
50 UNIT C
1134345
1177138
15
1128719
26B
53
1109503
50 UNIT B
1108513
50 UNIT A
02
100-A
11
26A
51
1100528
1143783
100-B
9
1117480
27B
49
1123876
100-C
7
1113638
47
1145820
27A
MACWILLIAMS RD
KINDRED AV
3
42
1113976
1113646
1134501
40
1114990
36C
13
28A
45
1110840
28B
43
1133990
36B
11
1100528
1133172
1114982
9
36A
29
41
39
1114354
35
GILBERT DR
46A2
30
33
46C
1136464
1119858
30 UNIT D
31
31
30 UNIT C
30 UNIT B
1114974
1109511
30 UNIT A
1114974
32
29
26 UNIT D
26 UNIT C
R-2
1106541
1183557
26 UNIT B
26 UNIT A
2022-A
W11
1100528
1100528
33
27
2
1114958
1183557
1113257
1100528
1114958
241B
1100528
OS2-B
34
1109735

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | G1 | 2 | 2 | Roof<br>TRUSS DESC. | 13 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

Version 8.730 S Apr 25 2024 MiTek Industries, Inc. Thu Jun 5 14:23:48 2025 Page 1

ID:96Mh6prH BfB6AI R4fqXjzLcRW-Hhptz6QJSbIoervfncQm1D 0iSd3Y1VQFBJ8LIz9KnP




TOTAL WEIGHT = 4 X 85 = 340 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| 3 - 5 | 2x4 | DRY | No.2 | SPF |
| 11 - 1 | 2x6 | DRY | No.2 | SPF |
| 6 - 5 | 2x6 | DRY | No.2 | SPF |
| 11 - 7 | 2x6 | DRY | No.2 | SPF |
| 7 - 6 | 2x6 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

DESIGN CONSISTS OF **2** TRUSSES BUILT SEPARATELY THEN FASTENED TOGETHER AS FOLLOWS:

| CHORDS | #ROWS | SURFACE SPACING (IN) | LOAD(PLF) |
|---|---|---|---|
| TOP CHORDS : (0.122"X3") SPIRAL NAILS | | | |
| 1- 3 | 1 | 12 | TOP |
| 3- 5 | 1 | 12 | TOP |
| 11- 1 | 2 | 12 | TOP |
| 6- 5 | 2 | 12 | TOP |
| BOTTOM CHORDS : (0.122"X3") SPIRAL NAILS | | | |
| 11- 7 | 2 | 12 | SIDE(0.0) |
| 7- 6 | 2 | 12 | SIDE(0.0) |
| WEBS : (0.122"X3") SPIRAL NAILS | | | |
| 2x3 | 1 | 6 | |

NAILS TO BE DRIVEN FROM ONE SIDE ONLY.

GIRDER NAILING ASSUMES NAILED HANGERS ARE FASTENED WITH MIN. 3-0 INCH NAILS.

TOP - COMPONENTS ARE LOADED FROM THE TOP AND MUST BE PLACED ON TOP EDGE OF ALL PLIES FOR THE LOAD TO BE TRANSFERRED TO EACH PLY.

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 11 | 4795 | 0 | 4795 | 0 | 0 | 5-8 | 5-8 |
| 6 | 5046 | 0 | 5046 | 0 | -52 | 5-8 | 5-8 |

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 6. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 11 | 3269 | 2836 / -328 | 0 / 0 | 0 / 0 | 0 / 0 | 433 / 0 | 0 / 0 |
| 6 | 3439 | 2990 / -409 | 0 / 0 | 0 / 0 | 0 / 0 | 449 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 11, 6
BEARING SIZE FACTOR = 1.15 AT JNT(S) 11, 6 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 3.80 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (7)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1- 2 | -5576 / 148 | -143.6 | -143.6 | 0.38 (1) | 3.81 | 9- 3 | -603 / 4158 | 0.51 (1) |
| 2- 3 | -4220 / 92 | -143.6 | -143.6 | 0.31 (1) | 4.36 | 9- 4 | -1662 / 0 | 0.48 (1) |
| 3- 4 | -4219 / 92 | -143.6 | -143.6 | 0.31 (1) | 4.36 | 8- 4 | -768 / 1185 | 0.15 (1) |
| 4- 5 | -5622 / 166 | -143.6 | -143.6 | 0.38 (1) | 3.80 | 2- 9 | -1611 / 0 | 0.46 (1) |
| 11- 1 | -4340 / 0 | 0.0 | 0.0 | 0.16 (1) | 6.88 | 10- 2 | -744 / 1125 | 0.14 (1) |
| 6- 5 | -4373 / 0 | 0.0 | 0.0 | 0.16 (1) | 6.87 | 1-10 | -89 / 4768 | 0.59 (1) |
| | | | | | | 8- 5 | -105 / 4806 | 0.59 (1) |
| 11-12 | 0 / 0 | -18.2 | -18.2 | 0.33 (1) | 10.00 | | | |
| 12-13 | 0 / 0 | -18.2 | -18.2 | 0.33 (1) | 10.00 | | | |
| 13-10 | 0 / 0 | -18.2 | -18.2 | 0.33 (1) | 10.00 | | | |
| 10-14 | -87 / 4668 | -18.2 | -18.2 | 0.56 (1) | 6.25 | | | |
| 14-15 | -87 / 4668 | -18.2 | -18.2 | 0.56 (1) | 6.25 | | | |
| 15- 9 | -87 / 4668 | -18.2 | -18.2 | 0.56 (1) | 6.25 | | | |
| 9-16 | -102 / 4706 | -18.2 | -18.2 | 0.58 (1) | 6.25 | | | |
| 16-17 | -102 / 4706 | -18.2 | -18.2 | 0.58 (1) | 6.25 | | | |
| 17- 8 | -102 / 4706 | -18.2 | -18.2 | 0.58 (1) | 6.25 | | | |
| 8-18 | 0 / 0 | -18.2 | -18.2 | 0.35 (1) | 10.00 | | | |
| 18- 7 | 0 / 0 | -18.2 | -18.2 | 0.35 (1) | 10.00 | | | |
| 7-19 | 0 / 0 | -18.2 | -18.2 | 0.35 (1) | 10.00 | | | |
| 19- 6 | 0 / 0 | -18.2 | -18.2 | 0.35 (1) | 10.00 | | | |

FACTORED CONCENTRATED LOADS (LBS)

| JT | LOC. | LC1 | MAX- | MAX+ | FACE | DIR. | TYPE | HEEL | CONN. |
|---|---|---|---|---|---|---|---|---|---|
| 12 | 2-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 13 | 4-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 14 | 6-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 15 | 8-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 16 | 10-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 17 | 12-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 18 | 14-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 19 | 16-0-12 | -876 | -876 | 354 | BACK | VERT | TOTAL | 1-0-0 | C1 |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (0.58")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.08")
ALLOWABLE DEFL.(TL)= L/360 (0.58")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.10")

CSI: TC=0.38/1.00 (4-5:1) , BC=0.58/1.00 (8-9:1) , WB=0.59/1.00 (5-8:1) , SSI=0.46/1.00 (10-11:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.00 COMP=1.00 SHEAR=1.00 TENS= 1.00

COMPANION LIVE LOAD FACTOR = 1.00

AUTOSOLVE HEELS OFF

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.88 (9) (INPUT = 0.90 )
JSI METAL= 0.64 (8) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMVW-t | MT20 | 5.0 | 7.0 | 1.50 | 2.75 |
| 2 | TMWW-t | MT20 | 3.0 | 5.0 | 1.50 | 2.25 |
| 3 | TTW+p | MT20 | 4.0 | 6.0 | Edge | |
| 4 | TMWW-t | MT20 | 3.0 | 5.0 | 1.50 | 2.25 |
| 5 | TMVW-t | MT20 | 5.0 | 7.0 | 1.50 | 2.75 |
| 6 | BVM1-l | MT20 | 2.0 | 6.0 | | |
| 7 | BS-t | MT20 | 4.0 | 7.0 | | |
| 8 | BMWW-t | MT20 | 5.0 | 5.0 | 2.25 | 1.75 |
| 9 | BMWWW-t | MT20 | 6.0 | 6.0 | 2.75 | 3.00 |
| 10 | BMWW-t | MT20 | 5.0 | 5.0 | 2.25 | 1.75 |
| 11 | BVM1-l | MT20 | 2.0 | 6.0 | | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

**CONNECTION REQUIREMENTS**

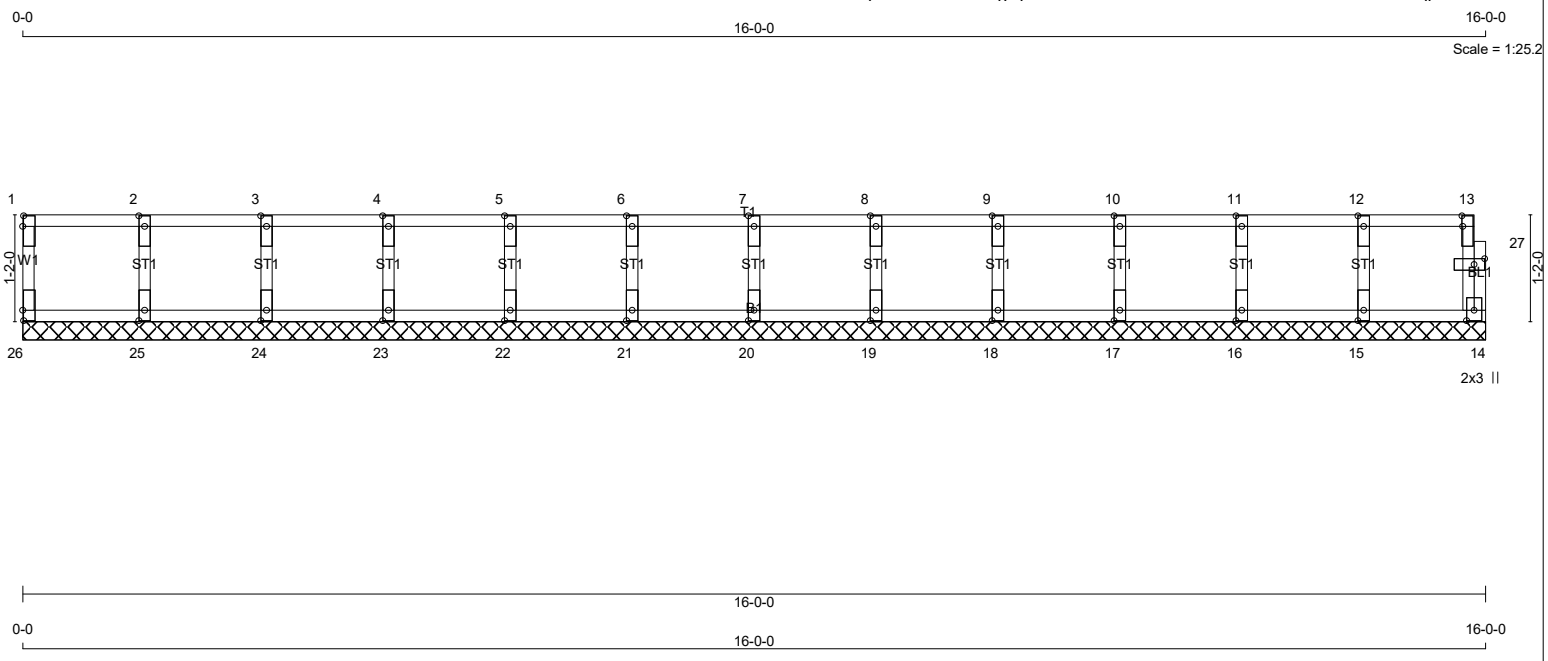
1) **C1:** MiTek JL26. INSTALL WITH 6-10D NAILS INTO GIRDER AND 4-10D X 1-1/2 NAILS INTO INCOMING TRUSS (1 PLY SPF).
2) INSTALL ALL CONNECTIONS/HANGERS AS PER MANUFACTURER'S INSTRUCTIONS.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | LAD-1 | 2 | 1 | Roof<br>TRUSS DESC. | 15 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

Version 8.730 S Apr 25 2024 MiTek Industries, Inc. Thu Jun 5 14:23:50 2025 Page 1

ID:96Mh6prH BfB6AI R4fqXjzLcRW-D3xeNoRZ DYWt832v1SE6e3RGFRN031jiVoFPAz9KnN




TOTAL WEIGHT = 2 X 51 = 102 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 26 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 27 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 26 - 14 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 14 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25 | | | | | | |
| 15 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 26 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 27 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 26- 1 | -71 / 0 | 0.0 | 0.0 | 0.03 (1) | 18.23 | 25- 2 | -162 / 0 | 0.02 (1) |
| 14-27 | -62 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 24- 3 | -153 / 0 | 0.02 (1) |
| 27-13 | -62 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 23- 4 | -155 / 0 | 0.02 (1) |
| 1- 2 | -14 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | 22- 5 | -154 / 0 | 0.02 (1) |
| 2- 3 | -14 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | 21- 6 | -155 / 0 | 0.02 (1) |
| 3- 4 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 20- 7 | -155 / 0 | 0.02 (1) |
| 4- 5 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 19- 8 | -155 / 0 | 0.02 (1) |
| 5- 6 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 18- 9 | -155 / 0 | 0.02 (1) |
| 6- 7 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 17-10 | -155 / 0 | 0.02 (1) |
| 7- 8 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 16-11 | -154 / 0 | 0.02 (1) |
| 8- 9 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 15-12 | -156 / 0 | 0.02 (1) |
| 9-10 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | | | |
| 10-11 | -14 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | | | |
| 11-12 | -14 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | | | |
| 12-13 | -14 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | | | |
| 26-25 | 0 / 14 | -10.0 | -10.0 | 0.01 (1) | 23.33 | | | |
| 25-24 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 24-23 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 23-22 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 22-21 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 21-20 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 20-19 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 19-18 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 18-17 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 17-16 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 16-15 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 15-14 | 0 / 14 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.06/1.00 (2-3:1) , BC=0.01/1.00 (25-26:1) , WB=0.02/1.00 (2-25:1) , SSI=0.07/1.00 (1-2:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

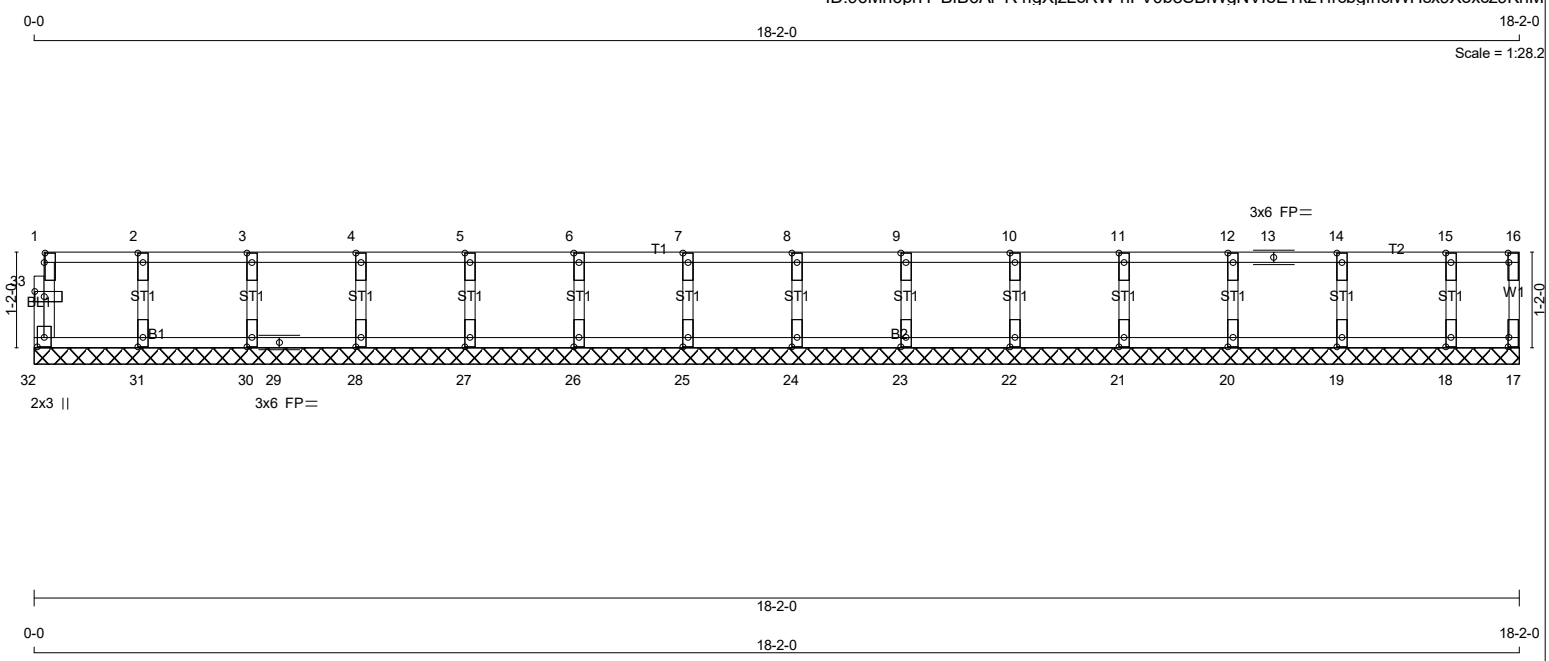
JSI GRIP= 0.16 (2) (INPUT = 0.95 )
JSI METAL= 0.05 (2) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | LAD-2 | 2 | 1 | Roof<br>TRUSS DESC. | 16 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6AI R4fqXjzLcRW-hFV0b8SBlWqNVIeETkzTfrcbqfnclWHsx9Xoxcz9KnM




TOTAL WEIGHT = 2 X 58 = 116 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | LUMBER | | DESCR. |
|---|---|---|---|---|
| 32 - 33 | 2x4 | DRY,FL | No.2 | SPF |
| 32 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 17 - 16 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 16 | 2x4 | DRY,FL | No.2 | SPF |
| 32 - 29 | 2x4 | DRY,FL | No.2 | SPF |
| 29 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 14, 15 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 16 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 17 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 30, 31 | | | | | | |
| 18 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 29 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 32 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 33 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 23.33 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 32-33 | -60 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 31- 2 | -159 / 0 | 0.02 (1) |
| 33- 1 | -60 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 30- 3 | -154 / 0 | 0.02 (1) |
| 17-16 | -41 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 28- 4 | -155 / 0 | 0.02 (1) |
| 1- 2 | -9 / 0 | -115.9 | -115.9 | 0.06 (1) | 23.33 | 27- 5 | -154 / 0 | 0.02 (1) |
| 2- 3 | -9 / 0 | -115.9 | -115.9 | 0.06 (1) | 23.33 | 26- 6 | -155 / 0 | 0.02 (1) |
| 3- 4 | -9 / 0 | -115.9 | -115.9 | 0.05 (1) | 23.33 | 25- 7 | -155 / 0 | 0.02 (1) |
| 4- 5 | -9 / 0 | -115.9 | -115.9 | 0.05 (1) | 23.33 | 24- 8 | -155 / 0 | 0.02 (1) |
| 5- 6 | -9 / 0 | -115.9 | -115.9 | 0.05 (1) | 23.33 | 23- 9 | -154 / 0 | 0.02 (1) |
| 6- 7 | -9 / 0 | -115.9 | -115.9 | 0.05 (1) | 23.33 | 22-10 | -157 / 0 | 0.02 (1) |
| 7- 8 | -9 / 0 | -115.9 | -115.9 | 0.05 (1) | 23.33 | 21-11 | -145 / 0 | 0.01 (1) |
| 8- 9 | -9 / 0 | -115.9 | -115.9 | 0.05 (1) | 23.33 | 20-12 | -165 / 0 | 0.02 (1) |
| 9-10 | -9 / 0 | -115.9 | -115.9 | 0.06 (1) | 23.33 | 19-14 | -159 / 0 | 0.02 (1) |
| 10-11 | -9 / 0 | -115.9 | -115.9 | 0.06 (1) | 23.33 | 18-15 | -126 / 0 | 0.01 (1) |
| 11-12 | -9 / 0 | -115.9 | -115.9 | 0.08 (1) | 23.33 | | | |
| 12-13 | -9 / 0 | -115.9 | -115.9 | 0.08 (1) | 23.33 | | | |
| 13-14 | -9 / 0 | -115.9 | -115.9 | 0.08 (1) | 23.33 | | | |
| 14-15 | -9 / 0 | -115.9 | -115.9 | 0.07 (1) | 23.33 | | | |
| 15-16 | -9 / 0 | -115.9 | -115.9 | 0.04 (1) | 23.33 | | | |
| 32-31 | 0 / 9 | -10.0 | -10.0 | 0.01 (1) | 23.33 | | | |
| 31-30 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 30-29 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 29-28 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 28-27 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 27-26 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 26-25 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 25-24 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 24-23 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 23-22 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 22-21 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 21-20 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 20-19 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 19-18 | 0 / 9 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 18-17 | 0 / 9 | -10.0 | -10.0 | 0.01 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.08/1.00 (12-14:1) , BC=0.01/1.00 (17-18:1) , WB=0.02/1.00 (12-20:1) , SSI=0.07/1.00 (11-12:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

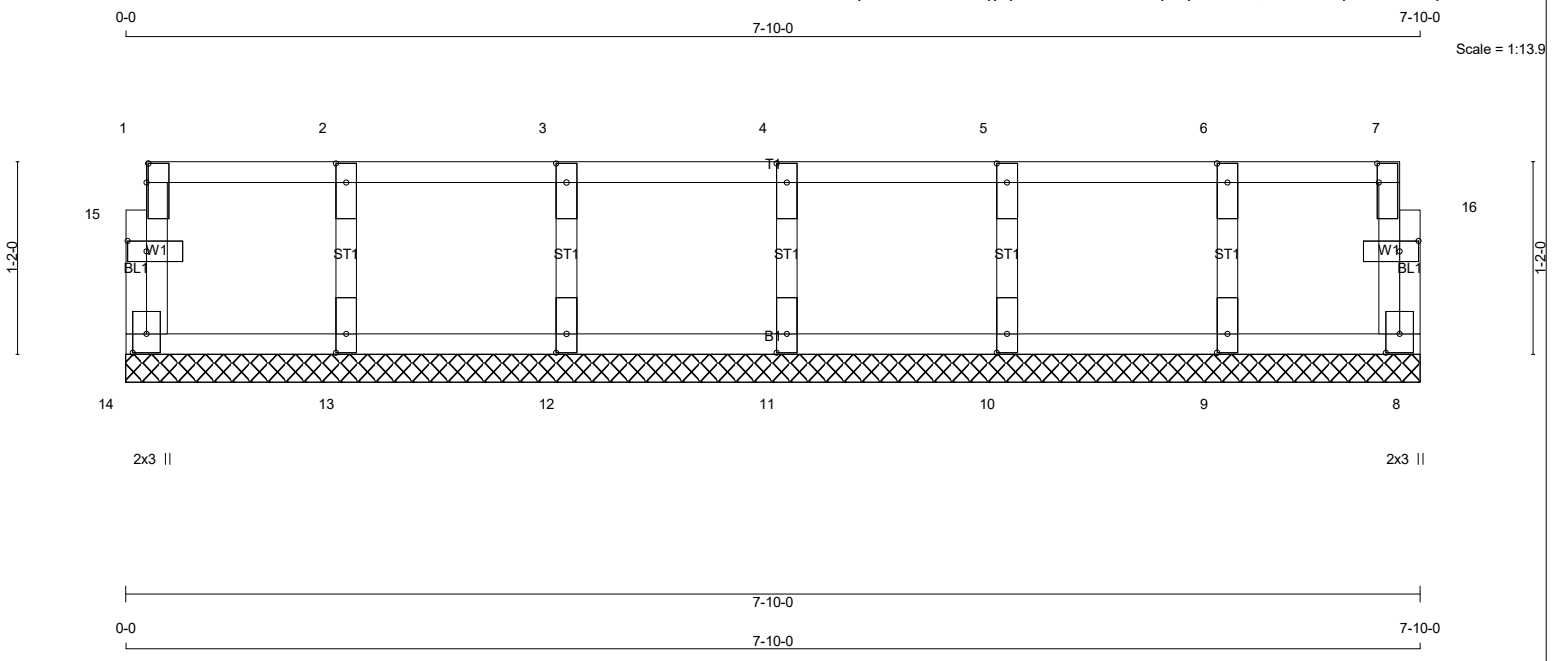
JSI GRIP= 0.70 (16) (INPUT = 0.95 )
JSI METAL= 0.05 (12) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | LAD-3 | 2 | 1 | Roof<br>TRUSS DESC. | 17 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 27 = 53 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 14 - 15 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 8 - 16 | 2x4 | DRY,FL | No.2 | SPF |
| 8 - 7 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 7 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 8 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 7 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 8 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 9, 10, 11, 12, 13 | | | | | | |
| 9 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 14 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 15 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |
| 16 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FROM | FACTORED VERT. LOAD LC1 (PLF) TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 14-15 | -63 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 13- 2 | -155 / 0 | 0.02 (1) |
| 15- 1 | -63 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 12- 3 | -155 / 0 | 0.02 (1) |
| 8-16 | -54 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 11- 4 | -154 / 0 | 0.02 (1) |
| 16- 7 | -54 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 10- 5 | -158 / 0 | 0.02 (1) |
| 1- 2 | -15 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | 9- 6 | -143 / 0 | 0.01 (1) |
| 2- 3 | -15 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | | | |
| 3- 4 | -15 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | | | |
| 4- 5 | -15 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | | | |
| 5- 6 | -15 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | | | |
| 6- 7 | -15 / 0 | -115.9 | -115.9 | 0.05 (1) | 14.58 | | | |
| 14-13 | 0 / 15 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 13-12 | 0 / 15 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 12-11 | 0 / 15 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 11-10 | 0 / 15 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 10- 9 | 0 / 15 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 9- 8 | 0 / 15 | -10.0 | -10.0 | 0.01 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.06/1.00 (5-6:1) , BC=0.01/1.00 (8-9:1) , WB=0.02/1.00 (5-10:1) , SSI=0.06/1.00 (5-6:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

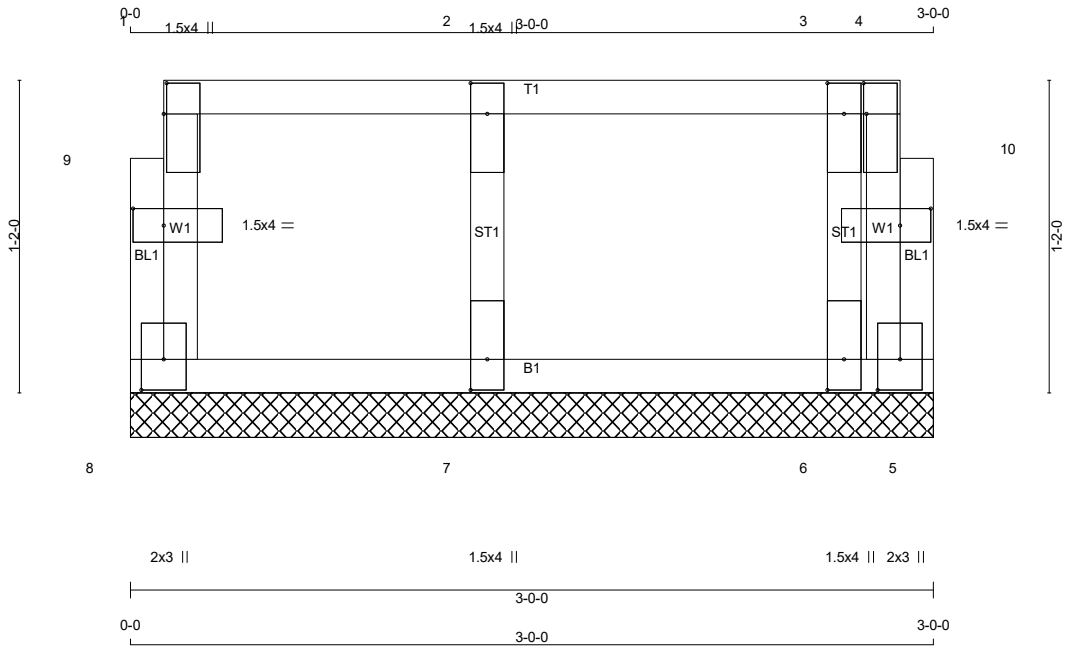
JSI GRIP= 0.16 (10) (INPUT = 0.95 )
JSI METAL= 0.04 (10) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | LAD-4 | 2 | 1 | Roof<br>TRUSS DESC. | 18 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 12 = 25 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 8 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 8 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 5 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 5 - 4 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 4 | 2x4 | DRY,FL | No.2 | SPF |
| 8 - 5 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 5 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 6 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 7 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 8 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 9 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |
| 10 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. | FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. | FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| FR-TO | | | | | | FR-TO | | |
| 8- 9 | -60 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 7- 2 | -163 / 0 | 0.02 (1) |
| 9- 1 | -60 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 6- 3 | -102 / 0 | 0.01 (1) |
| 5-10 | -1 / 5 | 0.0 | 0.0 | 0.02 (1) | 23.33 | | | |
| 10- 4 | -1 / 5 | 0.0 | 0.0 | 0.02 (1) | 23.33 | | | |
| 1- 2 | -13 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | | | |
| 2- 3 | -13 / 0 | -115.9 | -115.9 | 0.06 (1) | 14.58 | | | |
| 3- 4 | -13 / 0 | -115.9 | -115.9 | 0.04 (1) | 14.58 | | | |
| 8- 7 | 0 / 13 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 7- 6 | 0 / 13 | -10.0 | -10.0 | 0.01 (3) | 23.33 | | | |
| 6- 5 | 0 / 13 | -10.0 | -10.0 | 0.02 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.06/1.00 (2-3:1) , BC=0.02/1.00 (5-6:1) , WB=0.02/1.00 (2-7:1) , SSI=0.06/1.00 (2-3:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

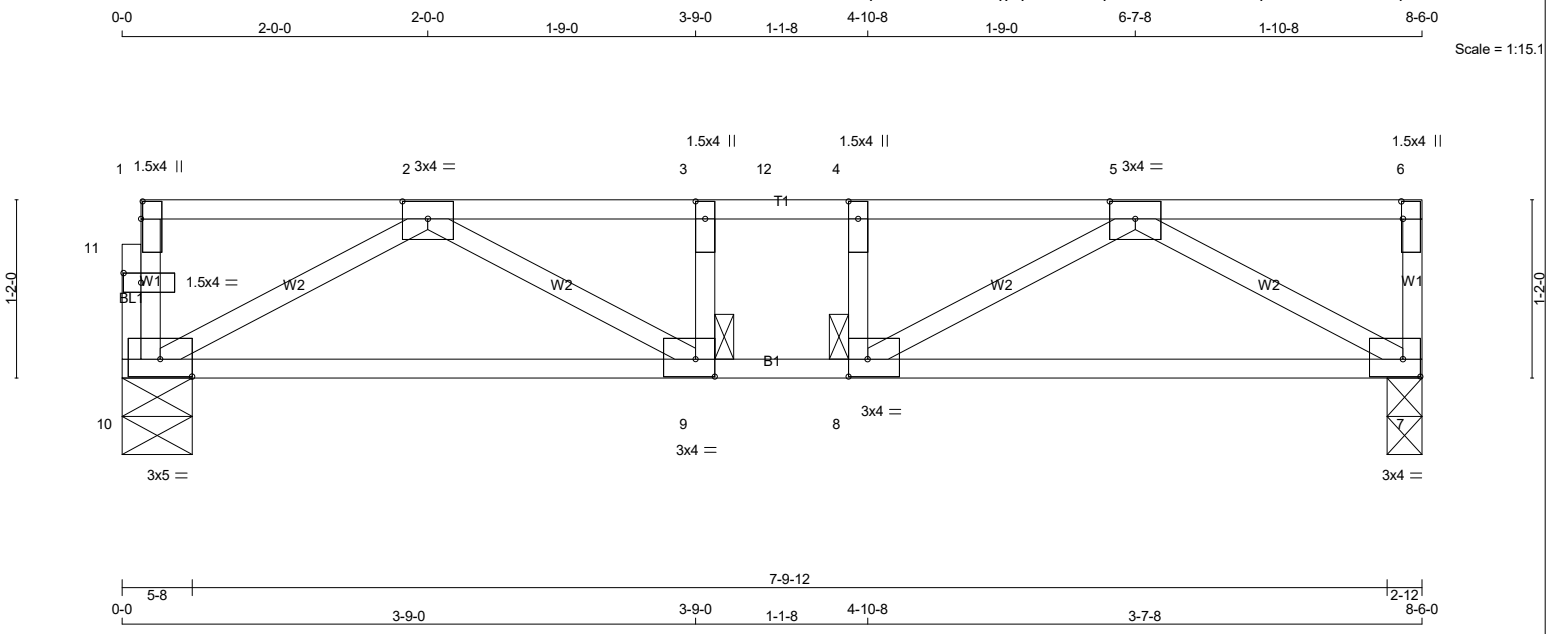
JSI GRIP= 0.23 (5) (INPUT = 0.95 )
JSI METAL= 0.06 (5) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ8 | 4 | 1 | Roof<br>TRUSS DESC. | 19 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-6qA9DAU42R2xMmNp8tXAHUE3nsmJysfJe7mSYxz9KnJ




TOTAL WEIGHT = 4 X 33 = 133 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 10 - 11 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 7 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 7 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 10 | 521 | 0 | 521 | 0 | 0 | 5-8 | 5-8 |
| 7 | 535 | 0 | 535 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 10 | 364 | 0 / 0 | 264 / 0 | 0 / 0 | 0 / 0 | 100 / 0 | 0 / 0 |
| 7 | 374 | 0 / 0 | 272 / 0 | 0 / 0 | 0 / 0 | 102 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 10, 7

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.06 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 10-11 | -87 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 5- 7 | -890 / 0 | 0.10 (1) |
| 11- 1 | -87 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 10- 2 | -903 / 0 | 0.10 (1) |
| 7- 6 | -87 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 8- 5 | 0 / 377 | 0.06 (4) |
| 1- 2 | -10 / 0 | -115.9 | -115.9 | 0.16 (4) | 14.58 | 2- 9 | 0 / 357 | 0.06 (8) |
| 2- 3 | -1098 / 0 | -115.9 | -115.9 | 0.17 (4) | 7.06 | 9- 3 | -179 / 0 | 0.02 (8) |
| 3-12 | -1098 / 0 | -115.9 | -115.9 | 0.22 (8) | 14.06 | 8- 4 | -184 / 0 | 0.02 (8) |
| 12- 4 | -1098 / 0 | -115.9 | -115.9 | 0.22 (8) | 14.06 | | | |
| 4- 5 | -1098 / 0 | -115.9 | -115.9 | 0.17 (5) | 7.07 | | | |
| 5- 6 | 0 / 0 | -115.9 | -115.9 | 0.16 (5) | 23.33 | | | |
| 10- 9 | 0 / 811 | -10.0 | -10.0 | 0.18 (1) | 23.33 | | | |
| 9- 8 | 0 / 1098 | -10.0 | -10.0 | 0.21 (1) | 23.33 | | | |
| 8- 7 | 0 / 778 | -10.0 | -10.0 | 0.17 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.28")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.03")
ALLOWABLE DEFL.(TL)= L/240 (0.42")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.05")

CSI: TC=0.22/1.00 (3-4:8) , BC=0.21/1.00 (8-9:1) , WB=0.10/1.00 (2-10:1) , SSI=0.13/1.00 (3-4:8) , VR= 0.54/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.79 (2) (INPUT = 0.95 )
JSI METAL= 0.37 (5) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

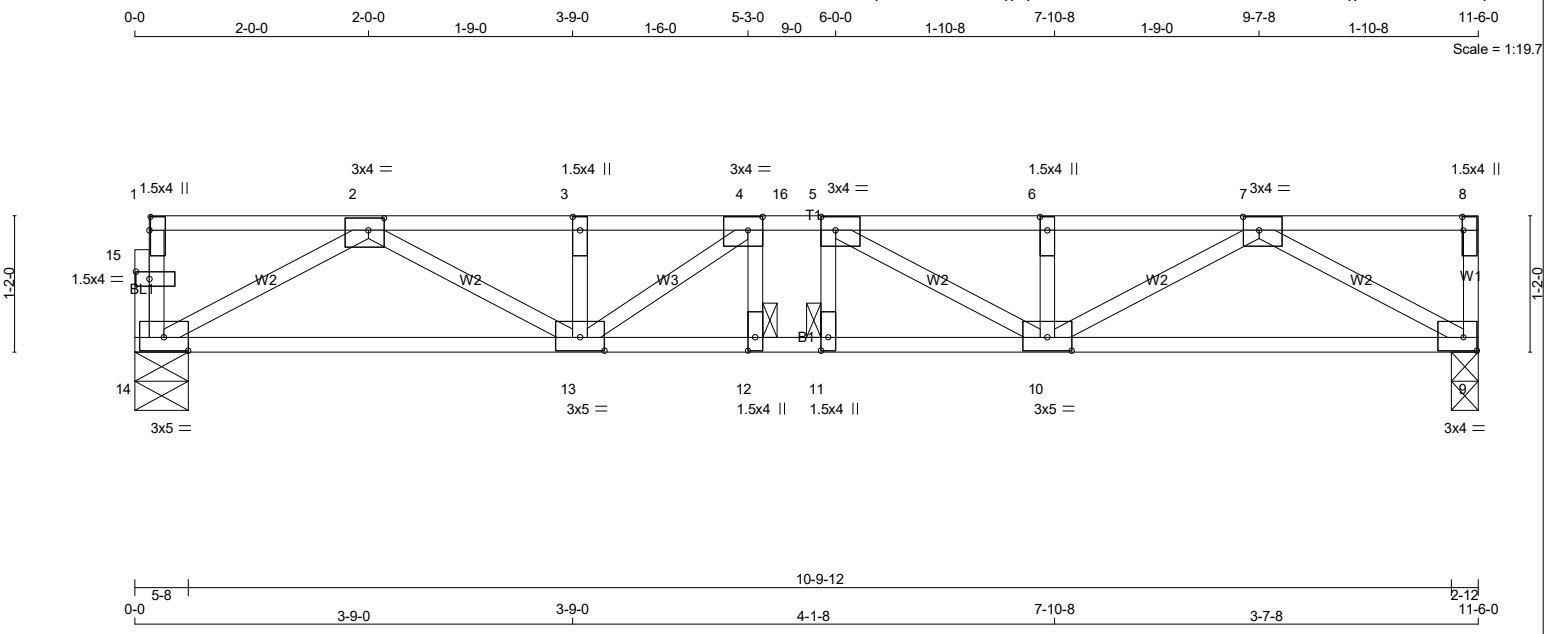
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 5 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 7 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 8 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 9 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 10 | BMVWK1-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 11 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ11 | 12 | 1 | Roof<br>TRUSS DESC. | 21 |

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ID:96Mh6prH BfB6AI R4fqXjzLcRW-2DIverWKa3Jfb3WCFIZeMvJQ1qPNQlRb5RFZdqz9KnH




TOTAL WEIGHT = 12 X 46 = 556 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 14 - 15 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 9 - 8 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 8 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 4.0 | 1.250 | 1.625 |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 14 | 710 | 0 | 710 | 0 | 0 | 5-8 | 5-8 |
| 9 | 724 | 0 | 724 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 14 | 496 | 0 / 0 | 360 / 0 | 0 / 0 | 0 / 0 | 136 / 0 | 0 / 0 |
| 9 | 506 | 0 / 0 | 368 / 0 | 0 / 0 | 0 / 0 | 138 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 14, 9

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 11.12 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM (PLF) | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 14-15 | -89 / 0 | 0.0 | 0.0 | 0.01 (4) | 18.23 | 7- 9 | -1274 / 0 | 0.15 (1) |
| 15- 1 | -89 / 0 | 0.0 | 0.0 | 0.01 (4) | 18.23 | 14- 2 | -1308 / 0 | 0.15 (1) |
| 9- 8 | -89 / 0 | 0.0 | 0.0 | 0.01 (5) | 18.23 | 10- 7 | 0 / 764 | 0.12 (1) |
| 1- 2 | -11 / 0 | -115.9 | -115.9 | 0.12 (1) | 14.58 | 2-13 | 0 / 721 | 0.12 (1) |
| 2- 3 | -1796 / 0 | -115.9 | -115.9 | 0.17 (1) | 11.64 | 10- 6 | -234 / 7 | 0.02 (5) |
| 3- 4 | -1796 / 0 | -115.9 | -115.9 | 0.11 (4) | 11.63 | 13- 3 | -212 / 10 | 0.02 (4) |
| 4-16 | -1998 / 0 | -115.9 | -115.9 | 0.15 (8) | 11.12 | 5-10 | -374 / 71 | 0.04 (4) |
| 16- 5 | -1998 / 0 | -115.9 | -115.9 | 0.15 (8) | 11.12 | 13- 4 | -374 / 82 | 0.04 (5) |
| 5- 6 | -1776 / 0 | -115.9 | -115.9 | 0.15 (5) | 11.71 | 12- 4 | -84 / 110 | 0.02 (5) |
| 6- 7 | -1776 / 0 | -115.9 | -115.9 | 0.16 (1) | 11.69 | 11- 5 | -98 / 84 | 0.01 (4) |
| 7- 8 | 0 / 0 | -115.9 | -115.9 | 0.12 (1) | 23.33 | | | |
| 14-13 | 0 / 1171 | -10.0 | -10.0 | 0.24 (1) | 23.33 | | | |
| 13-12 | 0 / 1998 | -10.0 | -10.0 | 0.34 (1) | 23.33 | | | |
| 12-11 | 0 / 1998 | -10.0 | -10.0 | 0.36 (1) | 23.33 | | | |
| 11-10 | 0 / 1998 | -10.0 | -10.0 | 0.36 (1) | 23.33 | | | |
| 10- 9 | 0 / 1114 | -10.0 | -10.0 | 0.22 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.38")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.06")
ALLOWABLE DEFL.(TL)= L/240 (0.57")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.08")

CSI: TC=0.17/1.00 (2-3:1) , BC=0.36/1.00 (11-12:1) , WB=0.15/1.00 (2-14:1) , SSI=0.13/1.00 (4-5:8) , VR= 0.68/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.94 (7) (INPUT = 0.95 )
JSI METAL= 0.61 (2) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

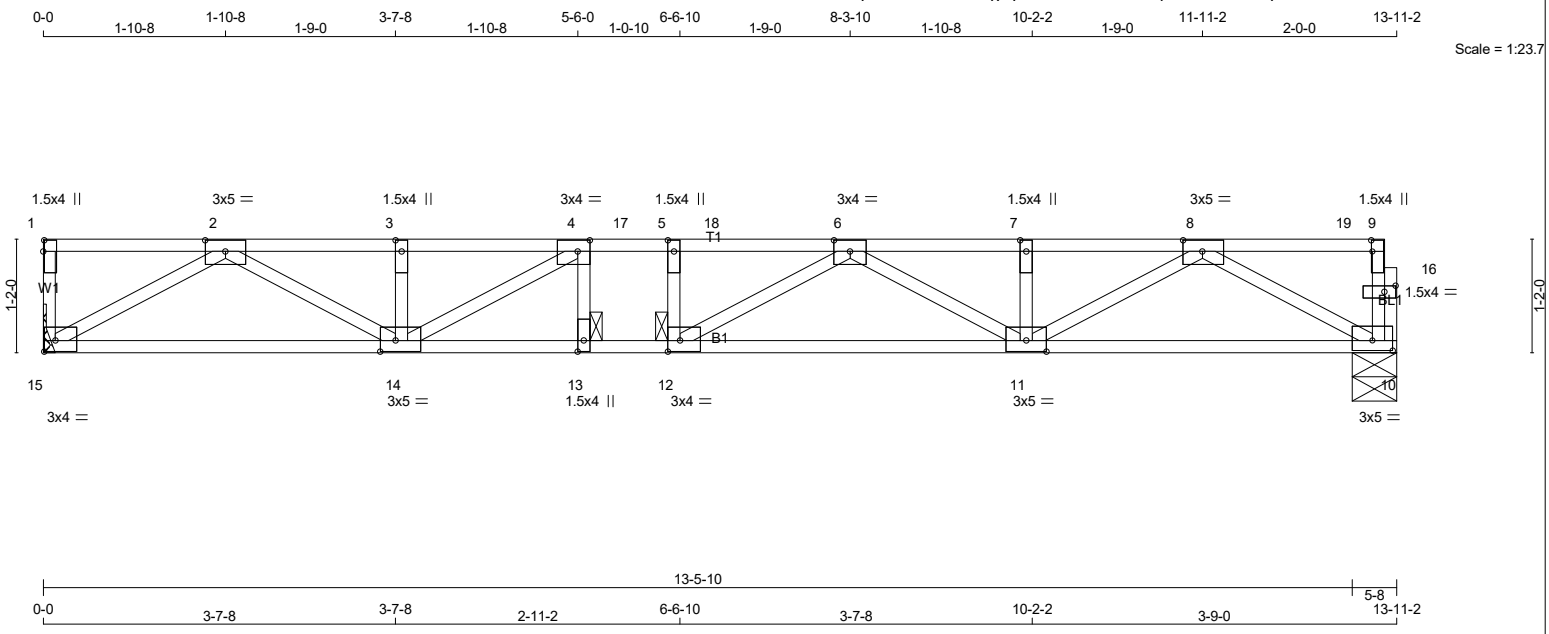
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 5 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 6 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.625 |
| 8 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 9 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 10 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 11 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 12 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 14 | BMVWK1-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 15 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ14 | 8 | 1 | Roof<br>TRUSS DESC. | 23 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 8 X 55 = 436 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 15 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 16 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 15 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 3, 5, 7 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 10 | 719 | 0 | 719 | 0 | 0 | 5-8 | 5-8 |
| 15 | 731 | 0 | 731 | 0 | 0 | MECHANICAL | |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 15. MINIMUM BEARING LENGTH AT JOINT 15 = 1-8.

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 10 | 502 | 0 / 0 | 365 / 0 | 0 / 0 | 0 / 0 | 138 / 0 | 0 / 0 |
| 15 | 511 | 0 / 0 | 371 / 0 | 0 / 0 | 0 / 0 | 139 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 10

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.96 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 15- 1 | -75 / 1 | 0.0 | 0.0 | 0.01 (4) | 18.23 | 8-10 | -1368 / 0 | 0.16 (1) |
| 10-16 | -74 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 15- 2 | -1323 / 0 | 0.15 (1) |
| 16- 9 | -74 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 11- 8 | 0 / 860 | 0.14 (1) |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | 2-14 | 0 / 878 | 0.14 (1) |
| 2- 3 | -1918 / 0 | -96.7 | -96.7 | 0.15 (1) | 11.31 | 11- 7 | -159 / 35 | 0.02 (1) |
| 3- 4 | -1918 / 0 | -96.7 | -96.7 | 0.20 (5) | 6.96 | 14- 3 | -195 / 45 | 0.02 (4) |
| 4-17 | -2399 / 0 | -96.7 | -96.7 | 0.20 (5) | 10.29 | 6-11 | -459 / 0 | 0.05 (1) |
| 17- 5 | -2399 / 0 | -96.7 | -96.7 | 0.20 (5) | 10.29 | 14- 4 | -613 / 0 | 0.07 (5) |
| 5-18 | -2399 / 0 | -96.7 | -96.7 | 0.39 (8) | 10.31 | 12- 6 | -223 / 277 | 0.04 (4) |
| 18- 6 | -2399 / 0 | -96.7 | -96.7 | 0.39 (8) | 10.31 | 13- 4 | -52 / 140 | 0.02 (8) |
| 6- 7 | -1968 / 0 | -96.7 | -96.7 | 0.16 (5) | 11.19 | 12- 5 | -160 / 31 | 0.02 (8) |
| 7- 8 | -1968 / 0 | -96.7 | -96.7 | 0.15 (1) | 11.19 | | | |
| 8-19 | -9 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | | | |
| 19- 9 | -9 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | | | |
| 15-14 | 0 / 1157 | -8.3 | -8.3 | 0.23 (1) | 23.33 | | | |
| 14-13 | 0 / 2399 | -8.3 | -8.3 | 0.43 (1) | 23.33 | | | |
| 13-12 | 0 / 2399 | -8.3 | -8.3 | 0.44 (1) | 23.33 | | | |
| 12-11 | 0 / 2366 | -8.3 | -8.3 | 0.45 (1) | 23.33 | | | |
| 11-10 | 0 / 1222 | -8.3 | -8.3 | 0.23 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.46")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.10")
ALLOWABLE DEFL.(TL)= L/240 (0.70")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.15")

CSI: TC=0.39/1.00 (5-6:8) , BC=0.45/1.00 (11-12:1) , WB=0.16/1.00 (8-10:1) , SSI=0.17/1.00 (5-6:8) , VR= 0.84/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (11) (INPUT = 0.95 )
JSI METAL= 0.53 (8) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

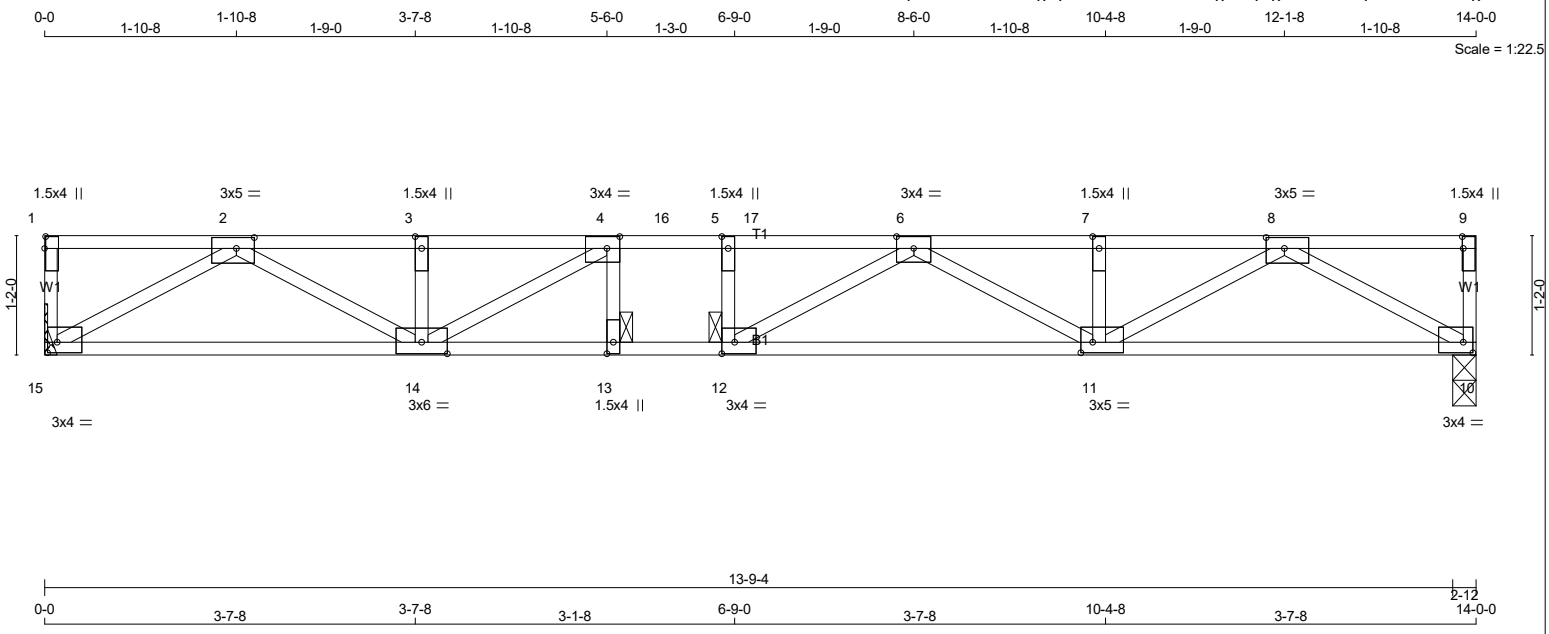
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 8 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.375 |
| 9 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 10 | BMVWK1-t | MT20 | 3.0 | 5.0 | 1.250 | 2.500 |
| 11 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 12 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 13 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 14 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 1.875 |
| 15 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 16 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ14A | 8 | 1 | Roof<br>TRUSS DESC. | 25 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW- cQf3XYa5qZNqNqaNib6RKPjaU2?ufPuYlkqhiz9KnF




TOTAL WEIGHT = 8 X 54 = 432 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 15 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 15 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 5.0 | 1.250 | 2.125 |
| 3, 5, 7 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 10 | 881 | 0 | 881 | 0 | 0 | 2-12 | 2-12 |
| 15 | 881 | 0 | 881 | 0 | 0 | MECHANICAL | |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 15. MINIMUM BEARING LENGTH AT JOINT 15 = 1-8.

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 10 | 616 | 0 / 0 | 448 / 0 | 0 / 0 | 0 / 0 | 168 / 0 | 0 / 0 |
| 15 | 616 | 0 / 0 | 448 / 0 | 0 / 0 | 0 / 0 | 168 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 10

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.06 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 15- 1 | -90 / 2 | 0.0 | 0.0 | 0.01 (4) | 18.23 | 8-10 | -1603 / 0 | 0.18 (1) |
| 10- 9 | -88 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 15- 2 | -1596 / 0 | 0.18 (1) |
| 1- 2 | 0 / 0 | -115.9 | -115.9 | 0.12 (1) | 23.33 | 11- 8 | 0 / 1070 | 0.17 (1) |
| 2- 3 | -2315 / 0 | -115.9 | -115.9 | 0.20 (1) | 10.46 | 2-14 | 0 / 1060 | 0.17 (1) |
| 3- 4 | -2315 / 0 | -115.9 | -115.9 | 0.28 (5) | 7.06 | 11- 7 | -189 / 29 | 0.02 (1) |
| 4-16 | -2909 / 0 | -115.9 | -115.9 | 0.29 (5) | 9.44 | 14- 3 | -239 / 50 | 0.02 (4) |
| 16- 5 | -2909 / 0 | -115.9 | -115.9 | 0.29 (5) | 9.44 | 6-11 | -591 / 0 | 0.07 (1) |
| 5-17 | -2909 / 0 | -115.9 | -115.9 | 0.36 (8) | 9.47 | 14- 4 | -761 / 0 | 0.09 (5) |
| 17- 6 | -2909 / 0 | -115.9 | -115.9 | 0.36 (8) | 9.47 | 12- 6 | -255 / 360 | 0.06 (4) |
| 6- 7 | -2329 / 0 | -115.9 | -115.9 | 0.21 (5) | 10.43 | 13- 4 | -63 / 149 | 0.02 (5) |
| 7- 8 | -2329 / 0 | -115.9 | -115.9 | 0.20 (1) | 10.43 | 12- 5 | -171 / 33 | 0.02 (8) |
| 8- 9 | 0 / 0 | -115.9 | -115.9 | 0.13 (5) | 23.33 | | | |
| 15-14 | 0 / 1395 | -10.0 | -10.0 | 0.28 (1) | 23.33 | | | |
| 14-13 | 0 / 2909 | -10.0 | -10.0 | 0.54 (1) | 23.33 | | | |
| 13-12 | 0 / 2909 | -10.0 | -10.0 | 0.54 (1) | 23.33 | | | |
| 12-11 | 0 / 2841 | -10.0 | -10.0 | 0.54 (1) | 23.33 | | | |
| 11-10 | 0 / 1401 | -10.0 | -10.0 | 0.27 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.47")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.13")
ALLOWABLE DEFL.(TL)= L/240 (0.70")
CALCULATED VERT. DEFL.(TL) = L/ 927 (0.18")

CSI: TC=0.36/1.00 (5-6:8) , BC=0.54/1.00 (12-13:1) , WB=0.18/1.00 (8-10:1) , SSI=0.19/1.00 (5-6:8) , VR= 0.88/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.94 (10) (INPUT = 0.95 )
JSI METAL= 0.64 (8) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

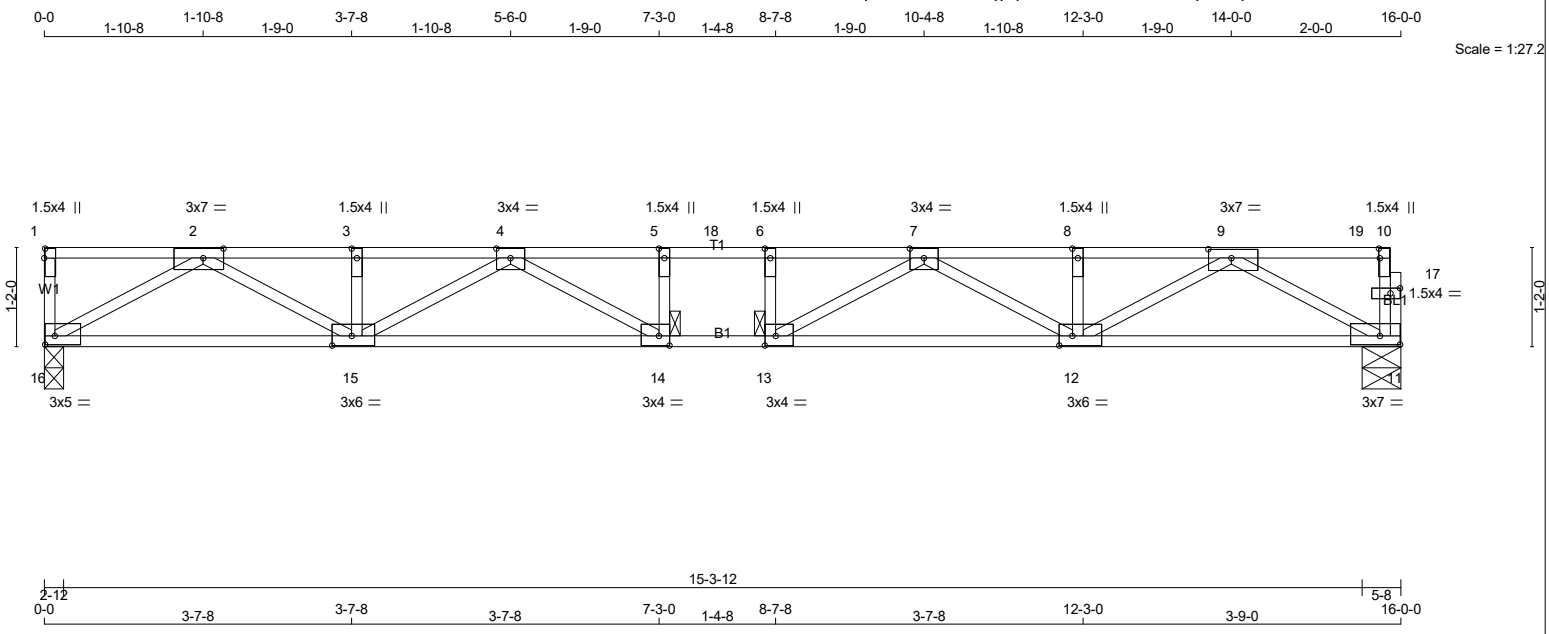
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 8 | TMWW-t | MT20 | 3.0 | 5.0 | 1.250 | 2.125 |
| 9 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 10 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.250 | 1.125 |
| 11 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.250 | 1.375 |
| 12 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 13 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 14 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 15 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.250 | 1.125 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ16 | 14 | 1 | TRUSS DESC. | 27 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 14 X 61 = 861 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 16 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 16 - 11 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 7.0 | 1.375 | 2.875 |
| 3, 5, 6, 8 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 11 | 993 | 0 | 993 | 0 | 0 | 5-8 | 5-8 |
| 16 | 1007 | 0 | 1007 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 11 | 694 | 0 / 0 | 504 / 0 | 0 / 0 | 0 / 0 | 190 / 0 | 0 / 0 |
| 16 | 704 | 0 / 0 | 512 / 0 | 0 / 0 | 0 / 0 | 192 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 11, 16

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 8.19 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 16- 1 | -89 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 9-11 | -1918 / 0 | 0.22 (1) |
| 11-17 | -90 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 16- 2 | -1856 / 0 | 0.21 (1) |
| 17-10 | -90 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 12- 9 | 0 / 1294 | 0.21 (1) |
| 1- 2 | 0 / 0 | -115.9 | -115.9 | 0.12 (4) | 23.33 | 2-15 | 0 / 1322 | 0.21 (1) |
| 2- 3 | -2769 / 0 | -115.9 | -115.9 | 0.22 (1) | 9.66 | 12- 8 | -198 / 0 | 0.02 (1) |
| 3- 4 | -2769 / 0 | -115.9 | -115.9 | 0.21 (4) | 9.67 | 15- 3 | -198 / 0 | 0.02 (1) |
| 4- 5 | -3851 / 0 | -115.9 | -115.9 | 0.33 (5) | 8.22 | 7-12 | -811 / 0 | 0.09 (1) |
| 5-18 | -3851 / 0 | -115.9 | -115.9 | 0.31 (5) | 8.19 | 15- 4 | -843 / 0 | 0.10 (1) |
| 18- 6 | -3851 / 0 | -115.9 | -115.9 | 0.31 (5) | 8.19 | 13- 7 | -145 / 606 | 0.10 (4) |
| 6- 7 | -3851 / 0 | -115.9 | -115.9 | 0.31 (4) | 8.22 | 4-14 | -121 / 631 | 0.10 (5) |
| 7- 8 | -2834 / 0 | -115.9 | -115.9 | 0.22 (5) | 9.56 | 14- 5 | -205 / 0 | 0.02 (5) |
| 8- 9 | -2834 / 0 | -115.9 | -115.9 | 0.22 (1) | 9.56 | 13- 6 | -197 / 6 | 0.02 (4) |
| 9-19 | -11 / 0 | -115.9 | -115.9 | 0.12 (5) | 14.58 | | | |
| 19-10 | -11 / 0 | -115.9 | -115.9 | 0.12 (5) | 14.58 | | | |
| 16-15 | 0 / 1623 | -10.0 | -10.0 | 0.31 (1) | 23.33 | | | |
| 15-14 | 0 / 3500 | -10.0 | -10.0 | 0.61 (1) | 23.33 | | | |
| 14-13 | 0 / 3851 | -10.0 | -10.0 | 0.64 (1) | 23.33 | | | |
| 13-12 | 0 / 3537 | -10.0 | -10.0 | 0.62 (1) | 23.33 | | | |
| 12-11 | 0 / 1712 | -10.0 | -10.0 | 0.32 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.53")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.19")
ALLOWABLE DEFL.(TL)= L/240 (0.80")
CALCULATED VERT. DEFL.(TL) = L/ 751 (0.26")

CSI: TC=0.33/1.00 (4-5:5) , BC=0.64/1.00 (13-14:1) , WB=0.22/1.00 (9-11:1) , SSI=0.13/1.00 (5-6:8) , VR= 0.87/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (2) (INPUT = 0.95 )
JSI METAL= 0.55 (9) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

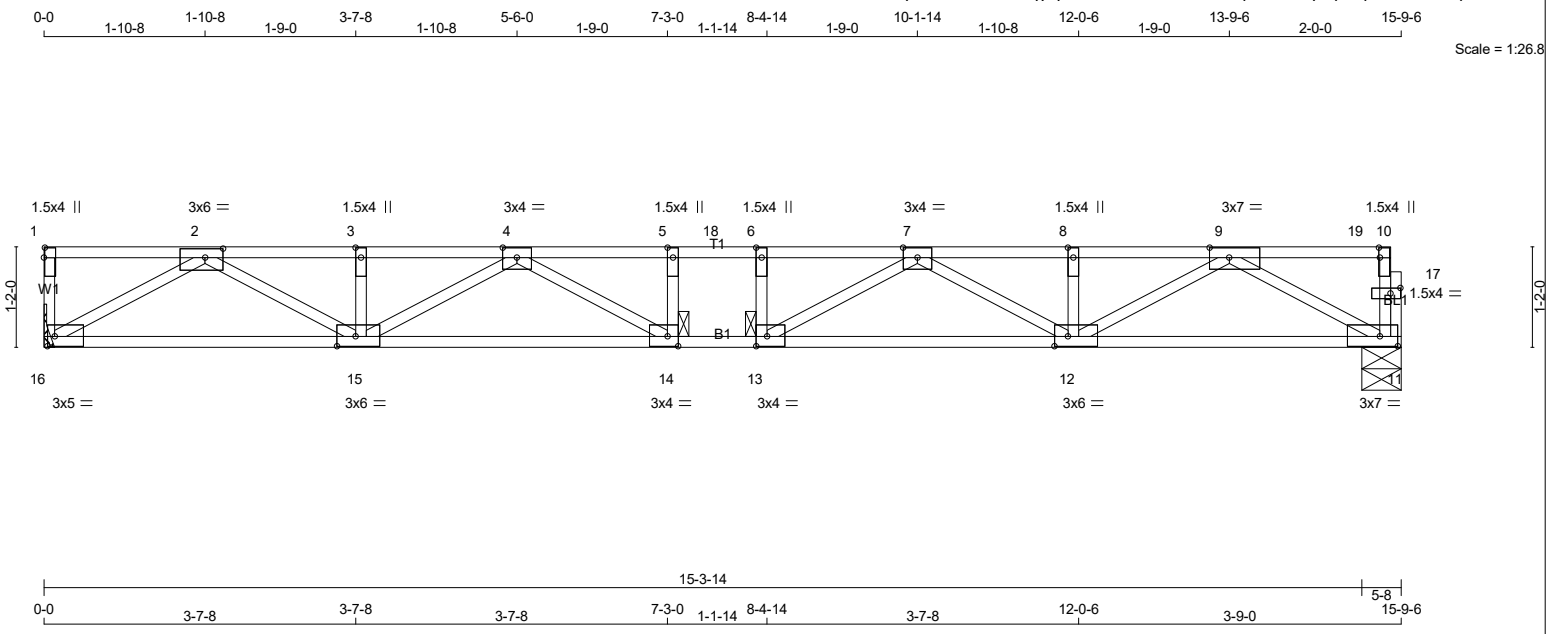
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 9 | TMWW-t | MT20 | 3.0 | 7.0 | 1.250 | 3.250 |
| 10 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 11 | BMVWK1-t | MT20 | 3.0 | 7.0 | 1.250 | 2.875 |
| 12 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 1.875 |
| 13 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 14 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 15 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.750 |
| 16 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.250 | 1.375 |
| 17 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ16A | 24 | 1 | TRUSS DESC. | 29 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 24 X 61 = 1464 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 16 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 16 - 11 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 6.0 | 1.250 | 2.500 |
| 3, 5, 6, 8 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 11 | 979 | 0 | 979 | 0 | 0 | 5-8 | 5-8 |
| 16 | 994 | 0 | 994 | 0 | 0 | MECHANICAL | |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 16. MINIMUM BEARING LENGTH AT JOINT 16 = 1-8.

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 11 | 684 | 0 / 0 | 497 / 0 | 0 / 0 | 0 / 0 | 187 / 0 | 0 / 0 |
| 16 | 694 | 0 / 0 | 505 / 0 | 0 / 0 | 0 / 0 | 189 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 11

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 8.30 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 16- 1 | -89 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 9-11 | -1889 / 0 | 0.22 (1) |
| 11-17 | -90 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 16- 2 | -1828 / 0 | 0.21 (1) |
| 17-10 | -90 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 12- 9 | 0 / 1266 | 0.20 (1) |
| 1- 2 | 0 / 0 | -115.9 | -115.9 | 0.12 (4) | 23.33 | 2-15 | 0 / 1295 | 0.21 (1) |
| 2- 3 | -2721 / 0 | -115.9 | -115.9 | 0.22 (1) | 9.73 | 12- 8 | -198 / 0 | 0.02 (1) |
| 3- 4 | -2721 / 0 | -115.9 | -115.9 | 0.20 (4) | 9.74 | 15- 3 | -198 / 0 | 0.02 (1) |
| 4- 5 | -3753 / 0 | -115.9 | -115.9 | 0.28 (5) | 8.34 | 7-12 | -784 / 0 | 0.09 (1) |
| 5-18 | -3753 / 0 | -115.9 | -115.9 | 0.26 (5) | 8.30 | 15- 4 | -816 / 0 | 0.09 (1) |
| 18- 6 | -3753 / 0 | -115.9 | -115.9 | 0.26 (5) | 8.30 | 13- 7 | -147 / 572 | 0.09 (4) |
| 6- 7 | -3753 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.34 | 4-14 | -123 / 596 | 0.10 (5) |
| 7- 8 | -2784 / 0 | -115.9 | -115.9 | 0.21 (5) | 9.64 | 14- 5 | -190 / 0 | 0.02 (5) |
| 8- 9 | -2784 / 0 | -115.9 | -115.9 | 0.22 (1) | 9.63 | 13- 6 | -183 / 7 | 0.02 (4) |
| 9-19 | -11 / 0 | -115.9 | -115.9 | 0.12 (5) | 14.58 | | | |
| 19-10 | -11 / 0 | -115.9 | -115.9 | 0.12 (5) | 14.58 | | | |
| 16-15 | 0 / 1598 | -10.0 | -10.0 | 0.30 (1) | 23.33 | | | |
| 15-14 | 0 / 3428 | -10.0 | -10.0 | 0.60 (1) | 23.33 | | | |
| 14-13 | 0 / 3753 | -10.0 | -10.0 | 0.62 (1) | 23.33 | | | |
| 13-12 | 0 / 3463 | -10.0 | -10.0 | 0.61 (1) | 23.33 | | | |
| 12-11 | 0 / 1686 | -10.0 | -10.0 | 0.32 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.53")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.18")
ALLOWABLE DEFL.(TL)= L/240 (0.79")
CALCULATED VERT. DEFL.(TL) = L/ 780 (0.24")

CSI: TC=0.29/1.00 (6-7:1) , BC=0.62/1.00 (13-14:1) , WB=0.22/1.00 (9-11:1) , SSI=0.13/1.00 (5-6:8) , VR= 0.86/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (9) (INPUT = 0.95 )
JSI METAL= 0.62 (2) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

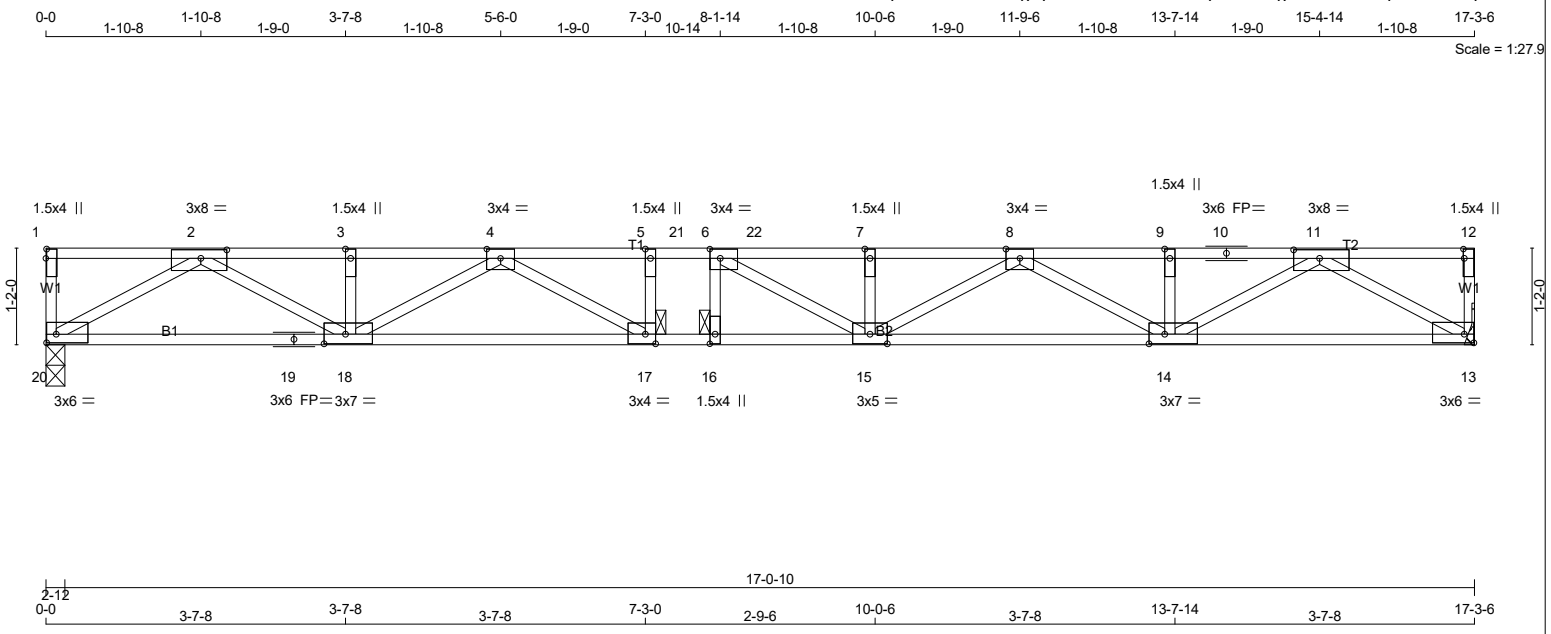
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 9 | TMWW-t | MT20 | 3.0 | 7.0 | 1.375 | 2.750 |
| 10 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 11 | BMVWK1-t | MT20 | 3.0 | 7.0 | 1.375 | 2.500 |
| 12 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 1.875 |
| 13 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 14 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 15 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.625 |
| 16 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.375 | 1.000 |
| 17 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ17 | 16 | 1 | Roof<br>TRUSS DESC. | 31 |

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TOTAL WEIGHT = 16 X 67 = 1072 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 19 | 2x4 | DRY,FL | No.2 | SPF |
| 19 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 4 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 8.0 | 1.250 | 3.750 |
| 3, 5, 7, 9 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 13 | 1088 | 0 | 1088 | 0 | 0 | MECHANICAL | |
| 20 | 1088 | 0 | 1088 | 0 | 0 | 2-12 | 2-12 |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 13. MINIMUM BEARING LENGTH AT JOINT 13 = 1-8.

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 13 | 760 | 0 / 0 | 553 / 0 | 0 / 0 | 0 / 0 | 207 / 0 | 0 / 0 |
| 20 | 760 | 0 / 0 | 553 / 0 | 0 / 0 | 0 / 0 | 207 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 20

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.14 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM (PLF) | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| 20- 1 | -89 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 11-13 | -2031 / 0 | 0.23 (1) | |
| 13-12 | -85 / 0 | 0.0 | 0.0 | 0.01 (5) | 18.23 | 20- 2 | -2026 / 0 | 0.23 (1) | |
| 1- 2 | 0 / 0 | -115.9 | -115.9 | 0.12 (4) | 23.33 | 14-11 | 0 / 1501 | 0.24 (1) | |
| 2- 3 | -3062 / 0 | -115.9 | -115.9 | 0.24 (1) | 9.21 | 2-18 | 0 / 1489 | 0.24 (1) | |
| 3- 4 | -3062 / 0 | -115.9 | -115.9 | 0.21 (1) | 9.21 | 14- 9 | -227 / 0 | 0.02 (5) | |
| 4- 5 | -4446 / 0 | -115.9 | -115.9 | 0.37 (1) | 7.21 | 18- 3 | -203 / 0 | 0.02 (1) | |
| 5-21 | -4446 / 0 | -115.9 | -115.9 | 0.31 (1) | 7.21 | 8-14 | -967 / 0 | 0.11 (1) | |
| 21- 6 | -4446 / 0 | -115.9 | -115.9 | 0.31 (1) | 7.21 | 18- 4 | -998 / 0 | 0.11 (1) | |
| 6-22 | -4436 / 0 | -115.9 | -115.9 | 0.42 (1) | 7.14 | 15- 8 | 0 / 600 | 0.10 (1) | |
| 22- 7 | -4436 / 0 | -115.9 | -115.9 | 0.42 (1) | 7.14 | 4-17 | -13 / 762 | 0.12 (5) | |
| 7- 8 | -4436 / 0 | -115.9 | -115.9 | 0.36 (1) | 7.21 | 15- 7 | -281 / 0 | 0.03 (5) | |
| 8- 9 | -3077 / 0 | -115.9 | -115.9 | 0.27 (1) | 9.20 | 17- 5 | -223 / 0 | 0.02 (1) | |
| 9-10 | -3077 / 0 | -115.9 | -115.9 | 0.28 (1) | 9.21 | 6-15 | -438 / 425 | 0.07 (5) | |
| 10-11 | -3077 / 0 | -115.9 | -115.9 | 0.28 (1) | 9.21 | 16- 6 | -159 / 88 | 0.02 (5) | |
| 11-12 | 0 / 0 | -115.9 | -115.9 | 0.14 (1) | 23.33 | | | | |
| 20-19 | 0 / 1771 | -10.0 | -10.0 | 0.32 (1) | 23.33 | | | | |
| 19-18 | 0 / 1771 | -10.0 | -10.0 | 0.32 (1) | 23.33 | | | | |
| 18-17 | 0 / 3928 | -10.0 | -10.0 | 0.67 (1) | 23.33 | | | | |
| 17-16 | 0 / 4446 | -10.0 | -10.0 | 0.83 (1) | 23.33 | | | | |
| 16-15 | 0 / 4446 | -10.0 | -10.0 | 0.83 (1) | 23.33 | | | | |
| 15-14 | 0 / 3915 | -10.0 | -10.0 | 0.68 (1) | 23.33 | | | | |
| 14-13 | 0 / 1775 | -10.0 | -10.0 | 0.33 (1) | 23.33 | | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.58")
CALCULATED VERT. DEFL.(LL) = L/ 807 (0.26")
ALLOWABLE DEFL.(TL)= L/240 (0.86")
CALCULATED VERT. DEFL.(TL) = L/ 588 (0.35")

CSI: TC=0.42/1.00 (6-7:1) , BC=0.83/1.00 (16-17:1) , WB=0.24/1.00 (11-14:1) , SSI=0.17/1.00 (6-7:8) , VR= 0.96/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (11) (INPUT = 0.95 )
JSI METAL= 0.52 (11) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

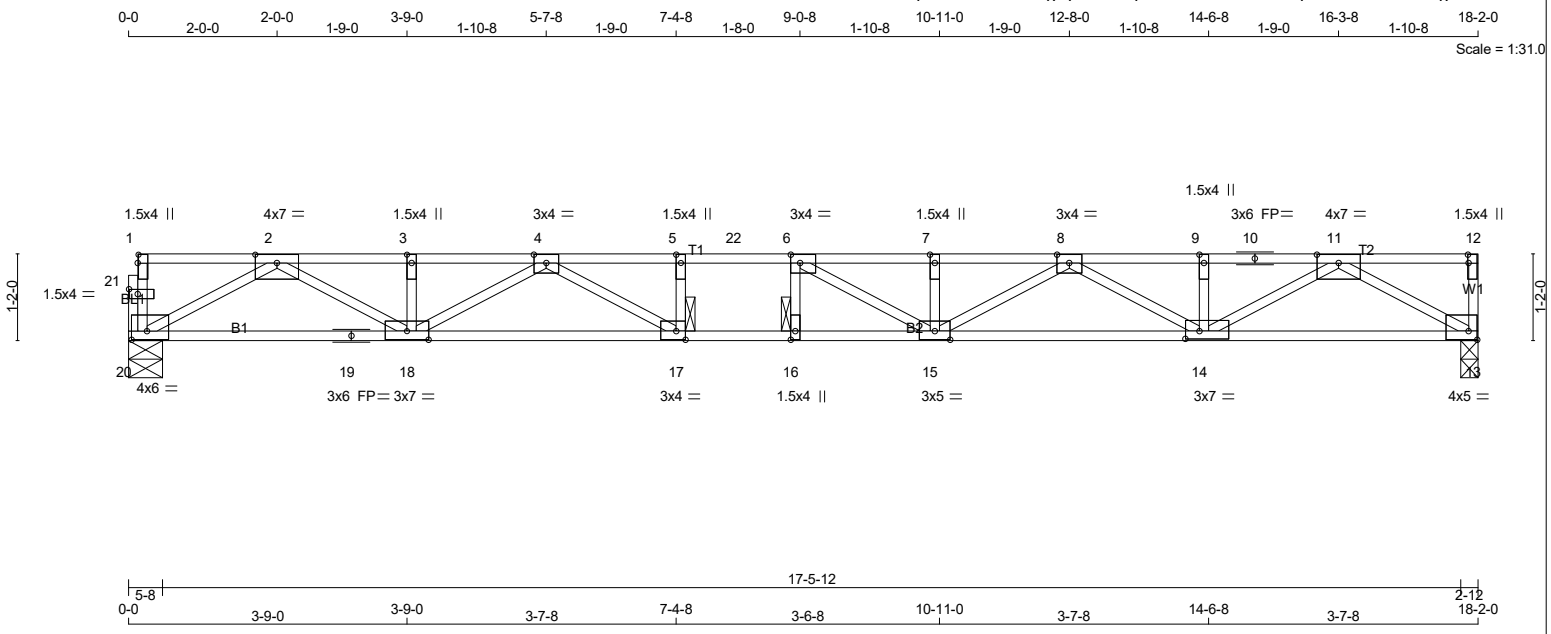
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 11 | TMWW-t | MT20 | 3.0 | 8.0 | 1.250 | 3.750 |
| 12 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 13 | BMVW1-t | MT20 | 3.0 | 6.0 | 1.250 | 1.375 |
| 14 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 2.250 |
| 15 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 16 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 17 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 18 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 3.125 |
| 19 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 20 | BMVW1-t | MT20 | 3.0 | 6.0 | 1.250 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ18 | 6 | 1 | Roof<br>TRUSS DESC. | 33 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 6 X 70 = 418 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 21 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 19 | 2x4 | DRY,FL | No.2 | SPF |
| 19 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 6 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 4.0 | 7.0 | 1.375 | 3.500 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 20 | 1129 | 0 | 1129 | 0 | 0 | 5-8 | 5-8 |
| 13 | 1144 | 0 | 1144 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 20 | 789 | 0 / 0 | 573 / 0 | 0 / 0 | 0 / 0 | 216 / 0 | 0 / 0 |
| 13 | 799 | 0 / 0 | 581 / 0 | 0 / 0 | 0 / 0 | 218 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 20, 13

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.26 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) | | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| FR-TO | | FROM | TO | | | FR-TO | | | |
| 20-21 | -91 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 11-13 | -2145 / 0 | 0.25 (1) | |
| 21- 1 | -91 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 20- 2 | -2216 / 0 | 0.25 (1) | |
| 13-12 | -85 / 0 | 0.0 | 0.0 | 0.01 (5) | 18.23 | 14-11 | 0 / 1613 | 0.26 (1) | |
| 1- 2 | -11 / 0 | -115.9 | -115.9 | 0.12 (4) | 14.58 | 2-18 | 0 / 1577 | 0.25 (1) | |
| 2- 3 | -3343 / 0 | -115.9 | -115.9 | 0.26 (1) | 8.83 | 14- 9 | -230 / 0 | 0.02 (5) | |
| 3- 4 | -3343 / 0 | -115.9 | -115.9 | 0.25 (1) | 8.83 | 18- 3 | -211 / 0 | 0.02 (1) | |
| 4- 5 | -4901 / 0 | -115.9 | -115.9 | 0.56 (5) | 7.20 | 8-14 | -1079 / 0 | 0.12 (1) | |
| 5-22 | -4901 / 0 | -115.9 | -115.9 | 0.54 (5) | 7.19 | 18- 4 | -1073 / 0 | 0.12 (1) | |
| 22- 6 | -4901 / 0 | -115.9 | -115.9 | 0.54 (5) | 7.19 | 15- 8 | 0 / 720 | 0.12 (1) | |
| 6- 7 | -4832 / 0 | -115.9 | -115.9 | 0.56 (5) | 6.26 | 4-17 | 0 / 900 | 0.14 (5) | |
| 7- 8 | -4832 / 0 | -115.9 | -115.9 | 0.42 (1) | 7.08 | 15- 7 | -327 / 17 | 0.03 (5) | |
| 8- 9 | -3273 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.93 | 17- 5 | -286 / 0 | 0.03 (5) | |
| 9-10 | -3273 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.94 | 6-15 | -571 / 476 | 0.08 (5) | |
| 10-11 | -3273 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.94 | 16- 6 | -176 / 109 | 0.02 (5) | |
| 11-12 | 0 / 0 | -115.9 | -115.9 | 0.14 (1) | 23.33 | | | | |
| 20-19 | 0 / 1977 | -10.0 | -10.0 | 0.37 (1) | 23.33 | | | | |
| 19-18 | 0 / 1977 | -10.0 | -10.0 | 0.37 (1) | 23.33 | | | | |
| 18-17 | 0 / 4274 | -10.0 | -10.0 | 0.75 (1) | 23.33 | | | | |
| 17-16 | 0 / 4901 | -10.0 | -10.0 | 0.96 (1) | 23.33 | | | | |
| 16-15 | 0 / 4901 | -10.0 | -10.0 | 0.96 (1) | 23.33 | | | | |
| 15-14 | 0 / 4208 | -10.0 | -10.0 | 0.72 (1) | 23.33 | | | | |
| 14-13 | 0 / 1875 | -10.0 | -10.0 | 0.35 (1) | 23.33 | | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.61")
CALCULATED VERT. DEFL.(LL) = L/ 670 (0.33")
ALLOWABLE DEFL.(TL)= L/240 (0.91")
CALCULATED VERT. DEFL.(TL) = L/ 489 (0.45")

CSI: TC=0.56/1.00 (4-5:5) , BC=0.96/1.00 (16-17:1) , WB=0.26/1.00 (11-14:1) , SSI=0.15/1.00 (6-7:5) , VR= 0.96/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (8) (INPUT = 0.95 )
JSI METAL= 0.65 (2) (INPUT = 1.00 )

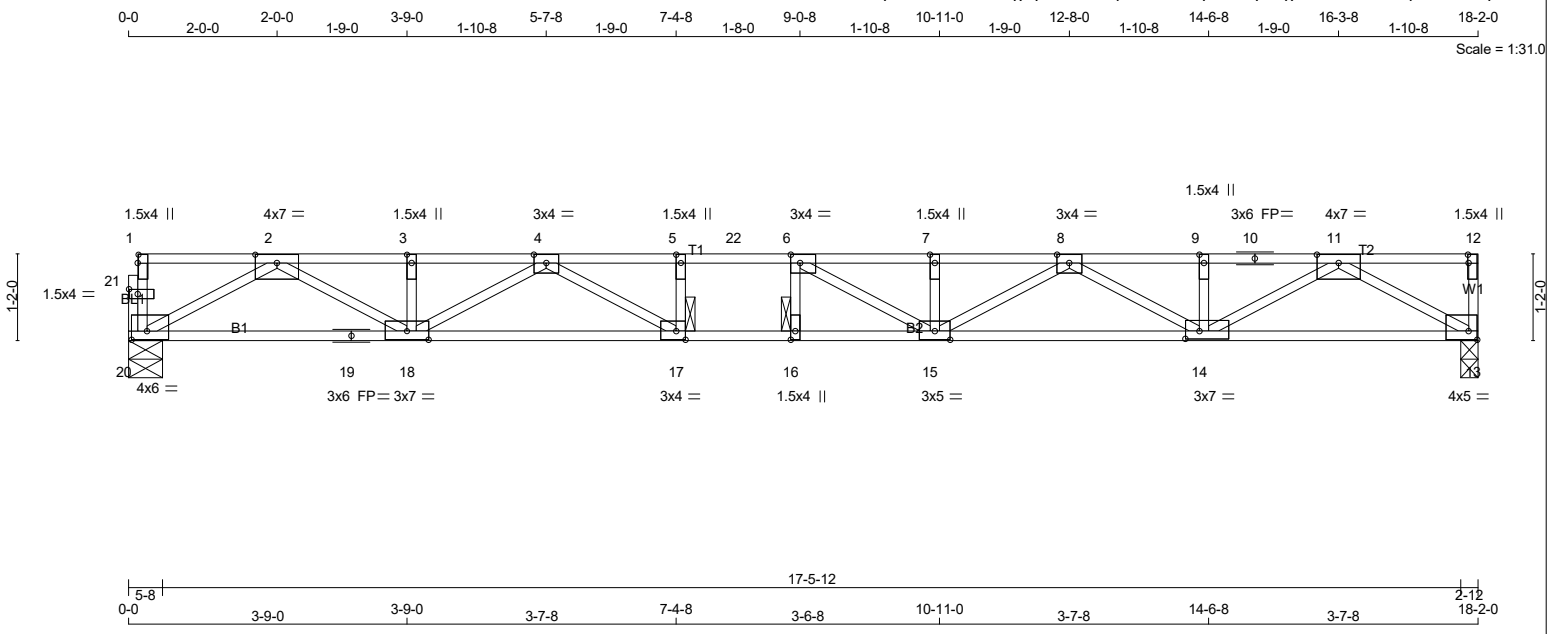
CONTINUED ON PAGE 2

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 3, 5, 7, 9 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 11 | TMWW-t | MT20 | 4.0 | 7.0 | 1.375 | 3.500 |
| 12 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 13 | BMVW1-t | MT20 | 4.0 | 5.0 | 1.375 | 1.375 |
| 14 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.250 | 2.250 |
| 15 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 16 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 17 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 18 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 3.500 |
| 19 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 20 | BMVWK1-t | MT20 | 4.0 | 6.0 | 1.375 | 2.500 |
| 21 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ18A | 2 | 1 | Roof<br>TRUSS DESC. | 35 |






TOTAL WEIGHT = 2 X 70 = 139 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 21 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 19 | 2x4 | DRY,FL | No.2 | SPF |
| 19 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 6 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 4.0 | 7.0 | 1.375 | 3.500 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 20 | 1129 | 0 | 1129 | 0 | 0 | 5-8 | 5-8 |
| 13 | 1144 | 0 | 1144 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 20 | 789 | 0 / 0 | 573 / 0 | 0 / 0 | 0 / 0 | 216 / 0 | 0 / 0 |
| 13 | 799 | 0 / 0 | 581 / 0 | 0 / 0 | 0 / 0 | 218 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 20, 13

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.26 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 20-21 | -91 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 11-13 | -2145 / 0 | 0.25 (1) |
| 21- 1 | -91 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 20- 2 | -2216 / 0 | 0.25 (1) |
| 13-12 | -85 / 0 | 0.0 | 0.0 | 0.01 (5) | 18.23 | 14-11 | 0 / 1613 | 0.26 (1) |
| 1- 2 | -11 / 0 | -115.9 | -115.9 | 0.12 (4) | 14.58 | 2-18 | 0 / 1577 | 0.25 (1) |
| 2- 3 | -3343 / 0 | -115.9 | -115.9 | 0.26 (1) | 8.83 | 14- 9 | -230 / 0 | 0.02 (5) |
| 3- 4 | -3343 / 0 | -115.9 | -115.9 | 0.25 (1) | 8.83 | 18- 3 | -211 / 0 | 0.02 (1) |
| 4- 5 | -4901 / 0 | -115.9 | -115.9 | 0.56 (5) | 7.20 | 8-14 | -1079 / 0 | 0.12 (1) |
| 5-22 | -4901 / 0 | -115.9 | -115.9 | 0.54 (5) | 7.19 | 18- 4 | -1073 / 0 | 0.12 (1) |
| 22- 6 | -4901 / 0 | -115.9 | -115.9 | 0.54 (5) | 7.19 | 15- 8 | 0 / 720 | 0.12 (1) |
| 6- 7 | -4832 / 0 | -115.9 | -115.9 | 0.56 (5) | 6.26 | 4-17 | 0 / 900 | 0.14 (5) |
| 7- 8 | -4832 / 0 | -115.9 | -115.9 | 0.42 (1) | 7.08 | 15- 7 | -327 / 17 | 0.03 (5) |
| 8- 9 | -3273 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.93 | 17- 5 | -286 / 0 | 0.03 (5) |
| 9-10 | -3273 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.94 | 6-15 | -571 / 476 | 0.08 (5) |
| 10-11 | -3273 / 0 | -115.9 | -115.9 | 0.29 (1) | 8.94 | 16- 6 | -176 / 109 | 0.02 (5) |
| 11-12 | 0 / 0 | -115.9 | -115.9 | 0.14 (1) | 23.33 | | | |
| 20-19 | 0 / 1977 | -10.0 | -10.0 | 0.37 (1) | 23.33 | | | |
| 19-18 | 0 / 1977 | -10.0 | -10.0 | 0.37 (1) | 23.33 | | | |
| 18-17 | 0 / 4274 | -10.0 | -10.0 | 0.75 (1) | 23.33 | | | |
| 17-16 | 0 / 4901 | -10.0 | -10.0 | 0.96 (1) | 23.33 | | | |
| 16-15 | 0 / 4901 | -10.0 | -10.0 | 0.96 (1) | 23.33 | | | |
| 15-14 | 0 / 4208 | -10.0 | -10.0 | 0.72 (1) | 23.33 | | | |
| 14-13 | 0 / 1875 | -10.0 | -10.0 | 0.35 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 40.0 | PSF |
| | | DL = | 10.0 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 5.0 | PSF |
| TOTAL | LOAD | = | 55.0 | PSF |

**SPACING = 19.2 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.61")
CALCULATED VERT. DEFL.(LL) = L/ 670 (0.33")
ALLOWABLE DEFL.(TL)= L/240 (0.91")
CALCULATED VERT. DEFL.(TL) = L/ 489 (0.45")

CSI: TC=0.56/1.00 (4-5:5) , BC=0.96/1.00 (16-17:1) , WB=0.26/1.00 (11-14:1) , SSI=0.15/1.00 (6-7:5) , VR= 0.96/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (8) (INPUT = 0.95 )
JSI METAL= 0.65 (2) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

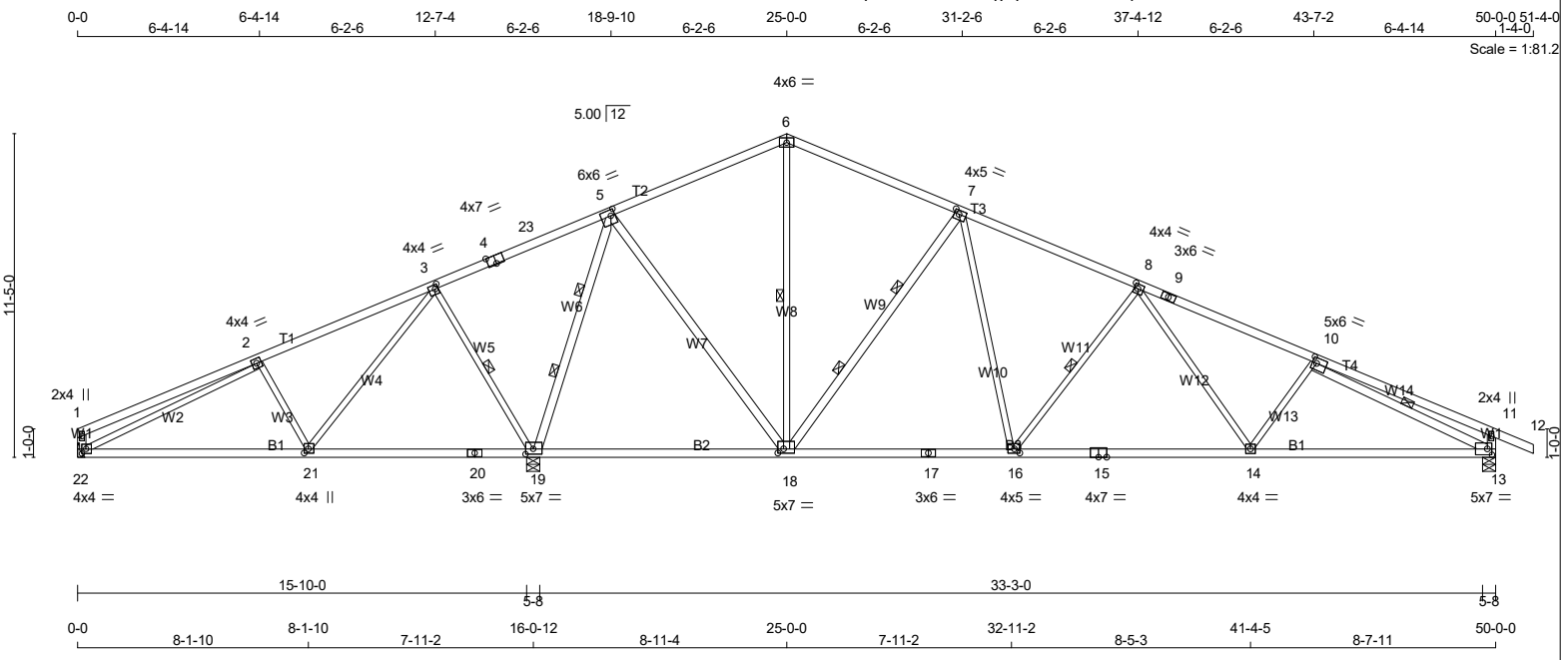
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 3, 5, 7, 9 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 11 | TMWW-t | MT20 | 4.0 | 7.0 | 1.375 | 3.500 |
| 12 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 13 | BMVW1-t | MT20 | 4.0 | 5.0 | 1.375 | 1.375 |
| 14 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.250 | 2.250 |
| 15 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 16 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 17 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 18 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 3.500 |
| 19 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 20 | BMVWK1-t | MT20 | 4.0 | 6.0 | 1.375 | 2.500 |
| 21 | KP-p | MT20 | 1.5 | 4.0 | 0.750 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R1 | 16 | 1 | Roof<br>TRUSS DESC. | 37 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-DKS3yceE Rh5PmsJP5FDJDG7w63MVXNDdePeWhz9Kn6




TOTAL WEIGHT = 16 X 213 = 3403 lb

[M][F]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 4 | 2x4 | DRY | No.2 | SPF |
| 4 - 6 | 2x4 | DRY | 2100F 1.8E | SPF |
| 6 - 9 | 2x4 | DRY | No.2 | SPF |
| 9 - 12 | 2x4 | DRY | No.2 | SPF |
| 22 - 1 | 2x4 | DRY | No.2 | SPF |
| 13 - 11 | 2x4 | DRY | No.2 | SPF |
| 22 - 20 | 2x4 | DRY | No.2 | SPF |
| 20 - 17 | 2x4 | DRY | No.2 | SPF |
| 17 - 15 | 2x4 | DRY | No.2 | SPF |
| 15 - 13 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 19 - 5 | 2x4 | DRY | No.2 | SPF |
| 5 - 18 | 2x4 | DRY | No.2 | SPF |
| 18 - 7 | 2x4 | DRY | No.2 | SPF |
| 10 - 13 | 2x4 | DRY | 2100F 1.8E | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 2 | TMWW-t | MT20 | 4.0 | 4.0 | | |
| 3 | TMWW-t | MT20 | 4.0 | 4.0 | 1.75 | 1.25 |
| 4 | TS-t | MT20 | 4.0 | 7.0 | Edge | 3.50 |
| 5 | TMWW-t | MT20 | 6.0 | 6.0 | 2.50 | 1.75 |
| 6 | TTW-p | MT20 | 4.0 | 6.0 | | |
| 7 | TMWW-t | MT20 | 4.0 | 5.0 | 1.75 | 2.00 |
| 8 | TMWW-t | MT20 | 4.0 | 4.0 | 2.00 | 1.75 |
| 9 | TS-t | MT20 | 3.0 | 6.0 | | |
| 10 | TMWW-t | MT20 | 5.0 | 6.0 | 2.25 | 1.75 |
| 11 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 13 | BMVW1-t | MT20 | 5.0 | 7.0 | 2.50 | 2.00 |
| 14 | BMWW-t | MT20 | 4.0 | 4.0 | | |
| 15 | BS-t | MT20 | 4.0 | 7.0 | | |
| 16 | BMWW-t | MT20 | 4.0 | 5.0 | 1.75 | 2.25 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| 19 | 5279 | 0 | 5279 | 0 | 0 | 5-8 | 5-8 & 2SBP |
| 22 | 470 | 0 | 894 | 0 | -336 | MECHANICAL | |
| 13 | 2545 | 0 | 2662 | 0 | 0 | 5-8 | 5-8 |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 22. MINIMUM BEARING LENGTH AT JOINT 22 = 3-0.

PROVIDE ANCHORAGE AT BEARING JOINT 22 FOR 336 LBS FACTORED UPLIFT

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 19 | 3656 | 2837 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 819 / 0 | 0 / 0 |
| 22 | 325 | 538 / -283 | 0 / 0 | 0 / 0 | 0 / 0 | 70 / 0 | 0 / 0 |
| 13 | 1759 | 1462 / -78 | 0 / 0 | 0 / 0 | 0 / 0 | 375 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 19, 13
INSTALL TWO MITEK SBP6 BEARING PLATES AT JOINT(S) 19

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 2.62 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 5.83 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 3-19, 6-18, 8-16, 10-13.
2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 5-19, 7-18.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (6)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1- 2 | 0 / 37 | -143.6 | -143.6 | 0.83 (1) | 10.00 |
| 2- 3 | -537 / 964 | -143.6 | -143.6 | 0.88 (1) | 6.25 |
| 3- 4 | 0 / 1982 | -143.6 | -143.6 | 0.87 (1) | 10.00 |
| 4-23 | 0 / 1982 | -143.6 | -143.6 | 0.87 (1) | 10.00 |
| 23- 5 | 0 / 1982 | -143.6 | -143.6 | 0.87 (1) | 10.00 |
| 5- 6 | -1112 / 119 | -143.6 | -143.6 | 0.43 (1) | 6.25 |
| 6- 7 | -1117 / 124 | -143.6 | -143.6 | 0.67 (6) | 4.93 |
| 7- 8 | -2559 / 0 | -143.6 | -143.6 | 0.77 (6) | 3.41 |
| 8- 9 | -3841 / 0 | -143.6 | -143.6 | 0.96 (6) | 2.62 |
| 9-10 | -3841 / 0 | -143.6 | -143.6 | 0.96 (6) | 2.62 |
| 10-11 | 0 / 35 | -143.6 | -143.6 | 0.79 (1) | 10.00 |
| 11-12 | 0 / 38 | -143.6 | -143.6 | 0.19 (1) | 10.00 |
| 22- 1 | -359 / 0 | 0.0 | 0.0 | 0.04 (5) | 7.81 |
| 13-11 | -562 / 0 | 0.0 | 0.0 | 0.06 (6) | 7.81 |
| 22-21 | -809 / 899 | -18.2 | -18.2 | 0.29 (5) | 6.25 |
| 21-20 | -1125 / 0 | -18.2 | -18.2 | 0.22 (4) | 5.83 |
| 20-19 | -1125 / 0 | -18.2 | -18.2 | 0.22 (4) | 5.83 |
| 19-18 | -592 / 0 | -18.2 | -18.2 | 0.21 (4) | 6.25 |
| 18-17 | 0 / 2134 | -18.2 | -18.2 | 0.49 (6) | 10.00 |
| 17-16 | 0 / 2134 | -18.2 | -18.2 | 0.49 (6) | 10.00 |
| 16-15 | 0 / 3113 | -18.2 | -18.2 | 0.65 (6) | 10.00 |
| 15-14 | 0 / 3113 | -18.2 | -18.2 | 0.65 (6) | 10.00 |
| 14-13 | 0 / 3860 | -18.2 | -18.2 | 0.78 (6) | 10.00 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 2-21 | -948 / 0 | 0.24 (1) |
| 21- 3 | 0 / 1238 | 0.28 (1) |
| 3-19 | -1413 / 0 | 0.46 (1) |
| 19- 5 | -4091 / 0 | 0.82 (1) |
| 5-18 | 0 / 2254 | 0.36 (1) |
| 18- 6 | -148 / 121 | 0.14 (5) |
| 18- 7 | -1954 / 0 | 0.51 (1) |
| 7-16 | 0 / 1172 | 0.26 (1) |
| 16- 8 | -1251 / 0 | 0.47 (1) |
| 8-14 | 0 / 785 | 0.18 (1) |
| 14-10 | -588 / 0 | 0.17 (1) |
| 22- 2 | -1016 / 915 | 0.97 (5) |
| 10-13 | -4363 / 0 | 0.65 (6) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 43.6 | PSF |
| | | DL = | 5.2 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 7.3 | PSF |
| TOTAL | LOAD | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.13")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.21")
ALLOWABLE DEFL.(TL)= L/360 (1.13")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.30")

CSI: TC=0.96/1.00 (8-10:6) , BC=0.78/1.00 (13-14:6) , WB=0.97/1.00 (2-22:5) , SSI=0.40/1.00 (1-2:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

AUTOSOLVE LEFT HEEL ONLY

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.89 (7) (INPUT = 0.90 )
JSI METAL= 0.96 (10) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 17 | BS-t | MT20 | 3.0 | 6.0 | | |
| 18 | BMWWW-t | MT20 | 5.0 | 7.0 | 1.75 | 2.50 |
| 19 | BMWW1-t | MT20 | 5.0 | 7.0 | 2.25 | 3.25 |
| 20 | BS-t | MT20 | 3.0 | 6.0 | | |
| 21 | BMWW+t | MT20 | 4.0 | 4.0 | 1.75 | 1.75 |
| 22 | BMVW1-t | MT20 | 4.0 | 4.0 | 2.00 | 1.75 |

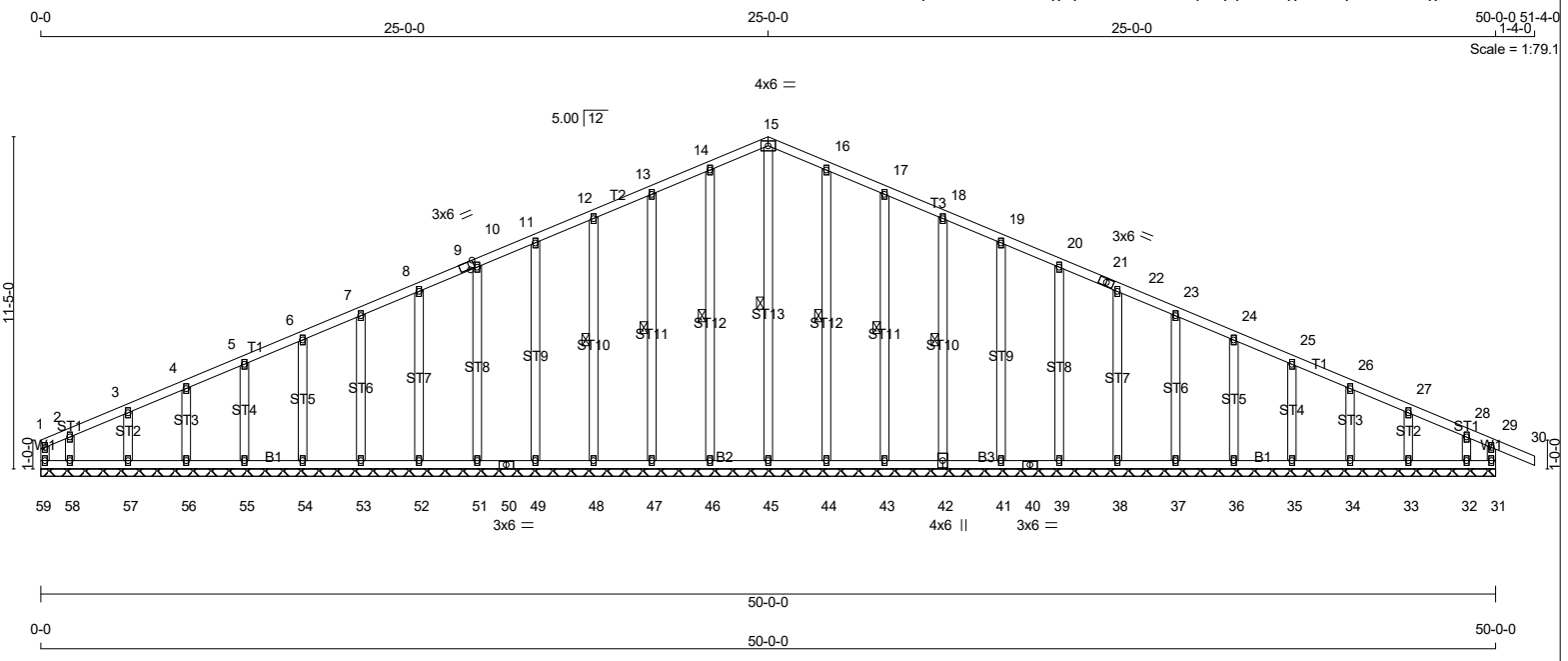
Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R1G | 2 | 1 | TRUSS DESC. | 39 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-hX0R9yfsllpy1vRVypnSrQpTcWbrE9qMsl9C27z9Kn5




TOTAL WEIGHT = 2 X 283 = 567 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 59 - 1 | 2x4 | DRY | No.2 | SPF |
| 1 - 9 | 2x4 | DRY | No.2 | SPF |
| 9 - 15 | 2x4 | DRY | No.2 | SPF |
| 15 - 21 | 2x4 | DRY | No.2 | SPF |
| 21 - 30 | 2x4 | DRY | No.2 | SPF |
| 31 - 29 | 2x4 | DRY | No.2 | SPF |
| 59 - 50 | 2x4 | DRY | No.2 | SPF |
| 50 - 42 | 2x4 | DRY | No.2 | SPF |
| 42 - 40 | 2x4 | DRY | No.2 | SPF |
| 40 - 31 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x4 | DRY | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

GABLE STUDS SPACED AT 2-0-0 OC.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 2, 3, 4, 5, 6, 7, 8, 10, 11, 12, 13, 14, 16, 17, 18, 19, 20, 22, 23, 24, 25, 26, 27, 28 | | | | | | |
| 2 | TMW+w | MT20 | 2.0 | 4.0 | | |
| 9 | TS-t | MT20 | 3.0 | 6.0 | Edge | 2.25 |
| 15 | TTW-p | MT20 | 4.0 | 6.0 | | |
| 21 | TS-t | MT20 | 3.0 | 6.0 | | |
| 29 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 31 | BMV1+p | MT20 | 2.0 | 4.0 | | |
| 32, 33, 34, 35, 36, 37, 38, 39, 41, 43, 44, 45, 46, 47, 48, 49, 51, 52, 53, 54, 55, 56, 57, 58 | | | | | | |
| 32 | BMW1+w | MT20 | 2.0 | 4.0 | | |
| 40 | BS-t | MT20 | 3.0 | 6.0 | | |
| 42 | BSW1+l | MT20 | 4.0 | 6.0 | | |
| 50 | BS-t | MT20 | 3.0 | 6.0 | | |
| 59 | BMV1+p | MT20 | 2.0 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 15-45, 14-46, 13-47, 12-48, 16-44, 17-43, 18-42.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|---|
| 59- 1 | -57 / 0 | 0.0 | 0.0 | 0.02 | (1) | 7.81 | 45-15 | -308 / 0 | 0.21 (1) |
| 1- 2 | -26 / 0 | -143.6 | -143.6 | 0.05 | (1) | 6.25 | 46-14 | -292 / 0 | 0.17 (1) |
| 2- 3 | -19 / 0 | -143.6 | -143.6 | 0.07 | (1) | 6.25 | 47-13 | -285 / 0 | 0.13 (1) |
| 3- 4 | -14 / 0 | -143.6 | -143.6 | 0.07 | (1) | 6.25 | 48-12 | -287 / 0 | 0.11 (1) |
| 4- 5 | -7 / 0 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 49-11 | -286 / 0 | 0.26 (1) |
| 5- 6 | -2 / 0 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 51-10 | -286 / 0 | 0.19 (1) |
| 6- 7 | 0 / 2 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 52- 8 | -286 / 0 | 0.14 (1) |
| 7- 8 | 0 / 5 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 53- 7 | -286 / 0 | 0.10 (1) |
| 8- 9 | 0 / 8 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 54- 6 | -286 / 0 | 0.07 (1) |
| 9-10 | 0 / 8 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 55- 5 | -286 / 0 | 0.05 (1) |
| 10-11 | 0 / 11 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 56- 4 | -282 / 0 | 0.04 (1) |
| 11-12 | 0 / 13 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 57- 3 | -294 / 0 | 0.03 (1) |
| 12-13 | 0 / 15 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 58- 2 | -222 / 0 | 0.02 (1) |
| 13-14 | 0 / 17 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 44-16 | -292 / 0 | 0.17 (1) |
| 14-15 | 0 / 18 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 43-17 | -285 / 0 | 0.13 (1) |
| 15-16 | 0 / 18 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 42-18 | -287 / 0 | 0.11 (1) |
| 16-17 | 0 / 17 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 41-19 | -286 / 0 | 0.26 (1) |
| 17-18 | 0 / 15 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 39-20 | -286 / 0 | 0.19 (1) |
| 18-19 | 0 / 13 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 38-22 | -286 / 0 | 0.14 (1) |
| 19-20 | 0 / 11 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 37-23 | -286 / 0 | 0.10 (1) |
| 20-21 | 0 / 8 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 36-24 | -286 / 0 | 0.07 (1) |
| 21-22 | 0 / 8 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 35-25 | -287 / 0 | 0.05 (1) |
| 22-23 | 0 / 5 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 34-26 | -280 / 0 | 0.04 (1) |
| 23-24 | 0 / 2 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 33-27 | -306 / 0 | 0.03 (1) |
| 24-25 | -2 / 0 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | 32-28 | -91 / 0 | 0.01 (1) |
| 25-26 | -6 / 0 | -143.6 | -143.6 | 0.07 | (1) | 10.00 | | | |
| 26-27 | -15 / 0 | -143.6 | -143.6 | 0.07 | (1) | 6.25 | | | |
| 27-28 | -16 / 0 | -143.6 | -143.6 | 0.07 | (1) | 6.25 | | | |
| 28-29 | -66 / 0 | -143.6 | -143.6 | 0.15 | (1) | 6.25 | | | |
| 29-30 | 0 / 38 | -143.6 | -143.6 | 0.19 | (1) | 10.00 | | | |
| 31-29 | -378 / 0 | 0.0 | 0.0 | 0.06 | (1) | 7.81 | | | |
| 59-58 | 0 / 32 | -18.2 | -18.2 | 0.02 | (1) | 10.00 | | | |
| 58-57 | 0 / 21 | -18.2 | -18.2 | 0.02 | (4) | 10.00 | | | |
| 57-56 | 0 / 12 | -18.2 | -18.2 | 0.02 | (4) | 10.00 | | | |
| 56-55 | 0 / 6 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 55-54 | 0 / 2 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 54-53 | -2 / 0 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 53-52 | -5 / 0 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 52-51 | -8 / 0 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 51-50 | -10 / 0 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 50-49 | -10 / 0 | -18.2 | -18.2 | 0.01 | (4) | 10.00 | | | |
| 49-48 | -12 / 0 | -18.2 | -18.2 | 0.01 | (4) | 6.25 | | | |
| 48-47 | -14 / 0 | -18.2 | -18.2 | 0.01 | (4) | 6.25 | | | |
| 47-46 | -16 / 0 | -18.2 | -18.2 | 0.01 | (4) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-OVERHANG NOT TO BE ALTERED OR CUT OFF.

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.19/1.00 (29-30:1) , BC=0.06/1.00 (31-32:1) , WB=0.26/1.00 (19-41:1) , SSI=0.14/1.00 (29-30:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.38 (24) (INPUT = 0.90 )
JSI METAL= 0.16 (1) (INPUT = 1.00 )

CONTINUED ON PAGE 2

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

**LOADING**

TOTAL LOAD CASES: (4)

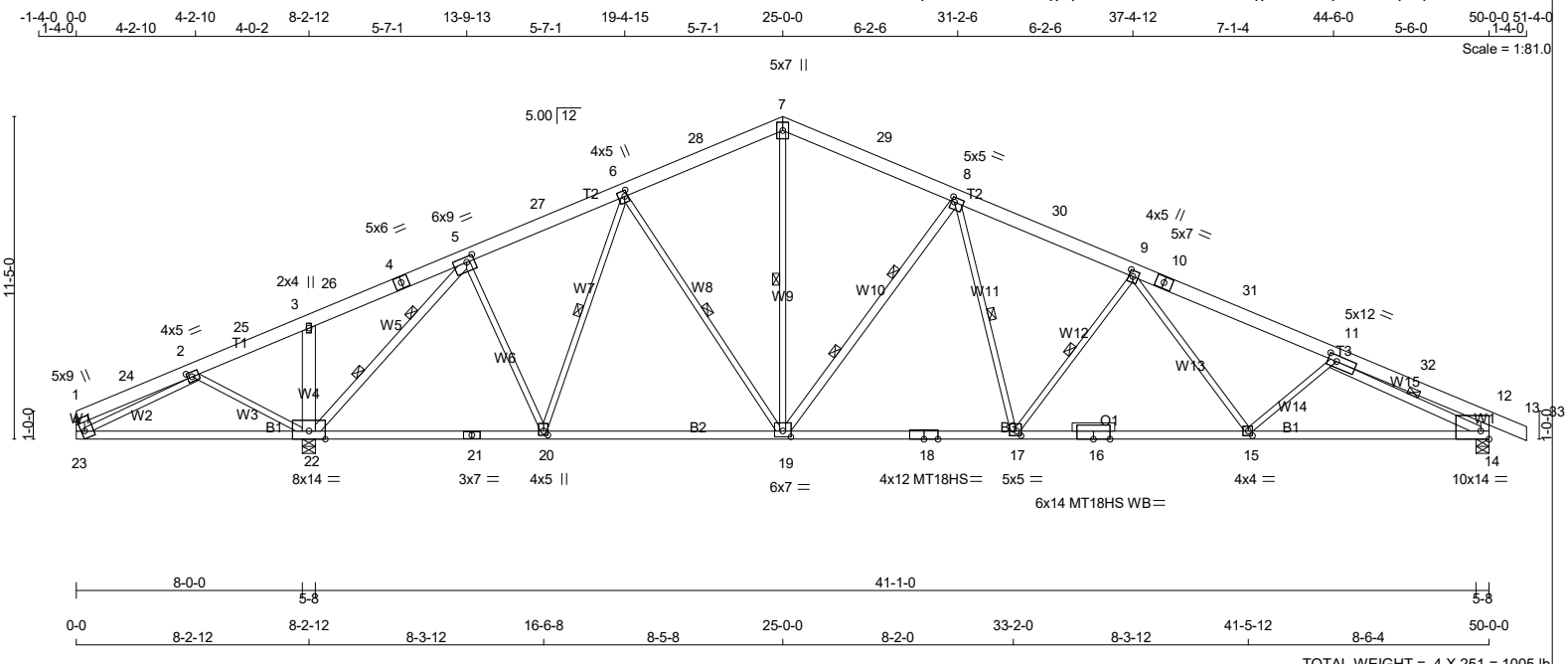
| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 46-45 | -17 / 0 | -18.2 | -18.2 | 0.01 (4) | 6.25 | | | |
| 45-44 | -17 / 0 | -18.2 | -18.2 | 0.01 (4) | 6.25 | | | |
| 44-43 | -16 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 43-42 | -14 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 42-41 | -12 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 41-40 | -10 / 0 | -18.2 | -18.2 | 0.02 (4) | 10.00 | | | |
| 40-39 | -10 / 0 | -18.2 | -18.2 | 0.02 (4) | 10.00 | | | |
| 39-38 | -7 / 0 | -18.2 | -18.2 | 0.01 (4) | 10.00 | | | |
| 38-37 | -5 / 0 | -18.2 | -18.2 | 0.01 (4) | 10.00 | | | |
| 37-36 | -2 / 0 | -18.2 | -18.2 | 0.01 (4) | 10.00 | | | |
| 36-35 | 0 / 2 | -18.2 | -18.2 | 0.01 (4) | 10.00 | | | |
| 35-34 | 0 / 6 | -18.2 | -18.2 | 0.01 (4) | 10.00 | | | |
| 34-33 | 0 / 12 | -18.2 | -18.2 | 0.02 (4) | 10.00 | | | |
| 33-32 | 0 / 21 | -18.2 | -18.2 | 0.02 (4) | 10.00 | | | |
| 32-31 | 0 / 26 | -18.2 | -18.2 | 0.06 (1) | 10.00 | | | |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R2 | 4 | 1 | Roof<br>TRUSS DESC. | 41 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 4 X 251 = 1005 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 4 | 2x6 | DRY | No.2 | SPF |
| 4 - 7 | 2x6 | DRY | 2100F 1.8E | SPF |
| 7 - 10 | 2x6 | DRY | 2100F 1.8E | SPF |
| 10 - 13 | 2x6 | DRY | 2100F 1.8E | SPF |
| 23 - 1 | 2x4 | DRY | No.2 | SPF |
| 14 - 12 | 2x4 | DRY | No.2 | SPF |
| 23 - 21 | 2x4 | DRY | 2100F 1.8E | SPF |
| 21 - 18 | 2x4 | DRY | 2100F 1.8E | SPF |
| 18 - 16 | 2x4 | DRY | 2100F 1.8E | SPF |
| 16 - 14 | 2x4 | DRY | 2100F 1.8E | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 22 - 3 | 2x6 | DRY | No.2 | SPF |
| 22 - 5 | 2x4 | DRY | 2100F 1.8E | SPF |
| 19 - 8 | 2x4 | DRY | No.2 | SPF |
| 11 - 14 | 2x4 | DRY | 2100F 1.8E | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1, 12, 14, 23 | | | | | | |
| 1 | TMBMVW*+h | MT20 | 5.0 | 9.0 | 5.75 | Edge |
| 2 | TMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.00 |
| 3 | TMW+w | MT20 | 2.0 | 4.0 | | |
| 4 | TS-t | MT20 | 5.0 | 6.0 | | |
| 5 | TMWW-t | MT20 | 6.0 | 9.0 | 2.25 | 3.25 |
| 6 | TMWW+t | MT20 | 4.0 | 5.0 | 2.50 | 1.25 |
| 7 | TTW+p | MT20 | 5.0 | 7.0 | | |
| 8 | TMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 1.25 |
| 9 | TMWW+t | MT20 | 4.0 | 5.0 | 2.50 | 1.75 |
| 10 | TS-t | MT20 | 5.0 | 7.0 | | |
| 11 | TMWW-t | MT20 | 5.0 | 12.0 | 2.50 | 3.75 |
| 14 | TMBMVW1*-l | MT20 | 10.0 | 14.0 | 3.50 | Edge |
| 15 | BMWW-t | MT20 | 4.0 | 4.0 | 2.00 | 1.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 22 | 6709 | 0 | 6709 | -342 | -1495 | 5-8 | 5-8 & 2SBP |
| 14 | 4765 | 0 | 4963 | 0 | -751 | 5-8 | 5-8 & 2SBP |

Two SBP6 MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 22 AND 14. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 342 LBS FACTORED HORIZONTAL REACTION AT JOINT 22

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 22 | 4797 | 3450 / 0 | 599 / 0 | 0 / 0 | 0 / -1453 | 748 / 0 | 0 / 0 |
| 14 | 3396 | 2611 / 0 | 401 / -59 | 0 / 0 | 0 / -803 | 517 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 22 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 207 / -244 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 22, 14
INSTALL TWO MITEK SBP6 BEARING PLATES AT JOINT(S) 22, 14
BEARING SIZE FACTOR = 1.15 AT JNT(S) 22, 14 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 3.63 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 5-22, 8-19.
1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 6-20, 6-19, 7-19, 8-17, 9-17, 11-14.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (38)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 1-24 | -3 / 45 | -185.9 | -185.9 | 0.38 (20) | 6.25 | 2-22 | -1210 / 389 | 0.43 (2) |
| 24- 2 | -3 / 45 | -185.9 | -185.9 | 0.38 (20) | 6.25 | 22- 3 | -1142 / 302 | 0.14 (2) |
| 2-25 | -741 / 2112 | -185.9 | -185.9 | 0.66 (2) | 6.25 | 22- 5 | -6464 / 1024 | 0.70 (1) |
| 25- 3 | -741 / 2112 | -185.9 | -185.9 | 0.66 (2) | 6.25 | 5-20 | -211 / 1899 | 0.43 (1) |
| 3-26 | -615 / 2107 | -185.9 | -185.9 | 0.66 (2) | 6.25 | 20- 6 | -1523 / 309 | 0.88 (1) |
| 26- 4 | -615 / 2107 | -185.9 | -185.9 | 0.66 (2) | 6.25 | 6-19 | -624 / 778 | 0.47 (9) |
| 4- 5 | -615 / 2107 | -185.9 | -185.9 | 0.66 (2) | 6.25 | 19- 7 | -377 / 2325 | 0.52 (1) |
| 5-27 | -3612 / 490 | -185.9 | -185.9 | 0.26 (23) | 5.23 | 19- 8 | -3018 / 647 | 0.77 (3) |
| 27- 6 | -3612 / 490 | -185.9 | -185.9 | 0.26 (23) | 5.23 | 8-17 | -314 / 1947 | 0.44 (3) |
| 6-28 | -4228 / 728 | -185.9 | -185.9 | 0.30 (24) | 4.90 | 17- 9 | -1953 / 463 | 0.68 (3) |
| 28- 7 | -4228 / 728 | -185.9 | -185.9 | 0.30 (24) | 4.90 | 9-15 | -138 / 942 | 0.21 (3) |
| 7-29 | -4235 / 693 | -185.9 | -185.9 | 0.33 (25) | 4.83 | 15-11 | -666 / 299 | 0.19 (10) |
| 29- 8 | -4235 / 693 | -185.9 | -185.9 | 0.33 (25) | 4.83 | 23- 2 | -564 / 1056 | 0.34 (19) |
| 8-30 | -6269 / 1006 | -185.9 | -185.9 | 0.39 (3) | 4.07 | 11-14 | -8625 / 1219 | 0.99 (3) |
| 30- 9 | -6269 / 1006 | -185.9 | -185.9 | 0.39 (3) | 4.07 | | | |
| 9-10 | -7758 / 1204 | -185.9 | -185.9 | 0.49 (3) | 3.63 | | | |
| 10-31 | -7758 / 1204 | -185.9 | -185.9 | 0.49 (3) | 3.63 | | | |
| 31-11 | -7758 / 1204 | -185.9 | -185.9 | 0.49 (3) | 3.63 | | | |
| 11-32 | -5 / 95 | -185.9 | -185.9 | 0.29 (28) | 6.25 | | | |
| 32-12 | -5 / 95 | -185.9 | -185.9 | 0.29 (28) | 6.25 | | | |
| 12-33 | 0 / 90 | -185.9 | -185.9 | 0.26 (30) | 10.00 | | | |
| 33-13 | 0 / 90 | -185.9 | -185.9 | 0.26 (30) | 10.00 | | | |
| 23- 1 | -461 / 97 | 0.0 | 0.0 | 0.07 (19) | 7.81 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.39")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.34")
ALLOWABLE DEFL.(TL)= L/180 (2.78")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.44")

CANTILEVER DEFLECTION:
ALLOWABLE DEFL.(LL)= L/120 (0.82")
CALCULATED VERT. DEFL.(LL) = L/ 419 ( 0.24")
ALLOWABLE DEFL.(TL)= L/263 (0.38")
CALCULATED VERT. DEFL.(TL) = L/ 527 ( 0.19")

CSI: TC=0.66/1.00 (2-3:2) , BC=0.79/1.00 (14-15:3) , WB=0.99/1.00 (11-14:3) , SSI=0.46/1.00 (9-11:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.90 (19) (INPUT = 0.90 )
JSI METAL= 1.00 (16) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 16 | BS-t | MT18HS | 6.0 | 14.0 | | |
| 17 | BMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 2.00 |
| 18 | BS-t | MT18HS | 4.0 | 12.0 | | |
| 19 | BMWWW-t | MT20 | 6.0 | 7.0 | 2.50 | 3.50 |
| 20 | BMWW+t | MT20 | 4.0 | 5.0 | 1.75 | 1.75 |
| 21 | BS-t | MT20 | 3.0 | 7.0 | | |
| 22 | BMWWW1-t | MT20 | 8.0 | 14.0 | Edge | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

WB - INDICATES BLOCKING REQUIRED

**LOADING**

TOTAL LOAD CASES: (38)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| 14-12 | -794 / 210 | 0.0 | 0.0 | 0.08 (3) | 7.81 | | | | |
| 23-22 | -920 / 492 | -38.2 | -38.2 | 0.37 (5) | 6.25 | | | | |
| 22-21 | -151 / 2589 | -38.2 | -38.2 | 0.49 (4) | 6.25 | | | | |
| 21-20 | -151 / 2589 | -38.2 | -38.2 | 0.49 (4) | 6.25 | | | | |
| 20-19 | -268 / 3813 | -38.2 | -38.2 | 0.49 (1) | 6.25 | | | | |
| 19-18 | -433 / 5384 | -38.2 | -38.2 | 0.61 (1) | 6.25 | | | | |
| 18-17 | -433 / 5384 | -38.2 | -38.2 | 0.61 (1) | 6.25 | | | | |
| 17-16 | -777 / 6738 | -38.2 | -38.2 | 0.71 (1) | 6.25 | | | | |
| 16-15 | -777 / 6738 | -38.2 | -38.2 | 0.71 (1) | 6.25 | | | | |
| 15-14 | -1077 / 7623 | -38.2 | -38.2 | 0.79 (3) | 6.25 | | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

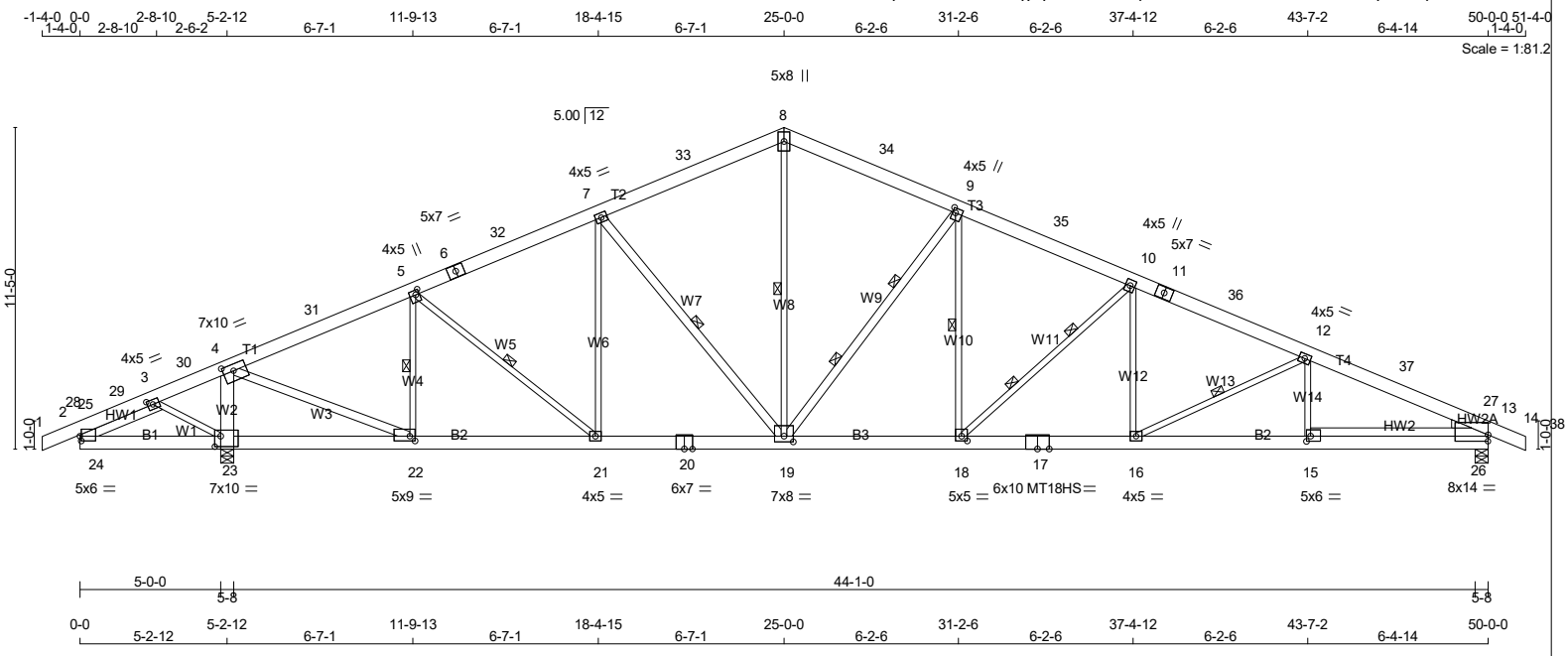
WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R3 | 10 | 1 | Roof<br>TRUSS DESC. | 43 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-aIGy?KiMozKOWXlGBfr00G w7jAAouymw7PBvz9Kn1




TOTAL WEIGHT = 10 X 291 = 2912 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 6 | 2x6 | DRY | No.2 | SPF |
| 6 - 8 | 2x6 | DRY | No.2 | SPF |
| 8 - 11 | 2x6 | DRY | No.2 | SPF |
| 11 - 14 | 2x6 | DRY | 2100F 1.8E | SPF |
| 2 - 23 | 2x6 | DRY | No.2 | SPF |
| 23 - 20 | 2x6 | DRY | 2100F 1.8E | SPF |
| 20 - 17 | 2x6 | DRY | No.2 | SPF |
| 17 - 13 | 2x6 | DRY | 2100F 1.8E | SPF |
| REINFORCING MEMBERS | | | | |
| HW1 | 2x4 | DRY | No.2 | SPF |
| HW2 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 23 - 4 | 2x6 | DRY | No.2 | SPF |
| 4 - 22 | 2x4 | DRY | 2100F 1.8E | SPF |
| 7 - 19 | 2x4 | DRY | No.2 | SPF |
| 19 - 9 | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMBMW-I | MT20 | 5.0 | 6.0 | 2.00 | 0.75 |
| 3 | TMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.25 |
| 4 | TMWW-t | MT20 | 7.0 | 10.0 | 2.75 | 4.50 |
| 5 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.50 |
| 6 | TS-t | MT20 | 5.0 | 7.0 | | |
| 7 | TMWW-t | MT20 | 4.0 | 5.0 | | |
| 8 | TTW+p | MT20 | 5.0 | 8.0 | | |
| 9 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.25 |
| 10 | TMWW+t | MT20 | 4.0 | 5.0 | | |
| 11 | TS-t | MT20 | 5.0 | 7.0 | | |
| 12 | TMWW-t | MT20 | 4.0 | 5.0 | | |
| 13 | TMBMW1-I | MT20 | 8.0 | 14.0 | 2.75 | |
| 15 | BMWW-t | MT20 | 5.0 | 6.0 | 2.25 | 1.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG | HEEL |
|---|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX | WEDGE |
| 23 | 6554 | 0 | 6554 | 324 | -1304 | 5-8 | 6-3 | |
| 13 | 5183 | 0 | 5183 | 0 | -804 | 5-8 | 5-8 | 2x4 R |

Two RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 23. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 13. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 324 LBS FACTORED HORIZONTAL REACTION AT JOINT 23

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 23 | 4675 | 3402 / 0 | 558 / 0 | 0 / 0 | 0 / -1300 | 715 / 0 | 0 / 0 |
| 13 | 3697 | 2690 / 0 | 442 / -35 | 0 / 0 | 0 / -866 | 565 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 23 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 232 / -232 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 23, 13

BEARING SIZE FACTOR = 1.15 AT JNT(S) 23, 13 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 2.41 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 5-22, 5-21, 7-19, 8-19, 9-18, 12-16.

2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 9-19, 10-18.

**LOADING**

TOTAL LOAD CASES: (43)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 1-28 | 0 / 11 | -185.9 | -185.9 | 0.48 (19) | 10.00 | 3-23 | -635 / 269 | 0.14 (34) |
| 28- 2 | 0 / 11 | -185.9 | -185.9 | 0.48 (19) | 10.00 | 23- 4 | -6071 / 1079 | 0.54 (1) |
| 2-25 | -165 / 499 | -185.9 | -185.9 | 0.14 (19) | 6.25 | 4-22 | -966 / 6485 | 0.49 (1) |
| 25-29 | -46 / 378 | -185.9 | -185.9 | 0.20 (21) | 6.25 | 22- 5 | -2178 / 433 | 0.48 (1) |
| 29- 3 | -46 / 378 | -185.9 | -185.9 | 0.20 (21) | 6.25 | 5-21 | -174 / 1042 | 0.23 (1) |
| 3-30 | -590 / 1867 | -185.9 | -185.9 | 0.74 (2) | 6.25 | 21- 7 | -493 / 199 | 0.67 (8) |
| 30- 4 | -590 / 1867 | -185.9 | -185.9 | 0.74 (2) | 6.25 | 7-19 | -1503 / 398 | 0.85 (2) |
| 4-31 | -5000 / 540 | -185.9 | -185.9 | 0.69 (1) | 3.27 | 19- 8 | -470 / 3081 | 0.69 (1) |
| 31- 5 | -5000 / 540 | -185.9 | -185.9 | 0.69 (1) | 3.27 | 19- 9 | -3073 / 637 | 0.77 (3) |
| 5- 6 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 | 18- 9 | -248 / 1697 | 0.38 (3) |
| 6-32 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 | 18-10 | -2182 / 450 | 0.95 (3) |
| 32- 7 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 | 16-10 | -80 / 801 | 0.18 (3) |
| 7-33 | -5302 / 856 | -185.9 | -185.9 | 0.78 (1) | 3.05 | 16-12 | -1130 / 283 | 0.37 (3) |
| 33- 8 | -5302 / 856 | -185.9 | -185.9 | 0.78 (1) | 3.05 | 15-12 | -407 / 156 | 0.07 (7) |
| 8-34 | -5299 / 825 | -185.9 | -185.9 | 0.72 (3) | 3.16 | 24-25 | -497 / 160 | 0.00 (1) |
| 34- 9 | -5299 / 825 | -185.9 | -185.9 | 0.72 (3) | 3.16 | 24- 3 | -505 / 1087 | 0.17 (2) |
| 9-35 | -6935 / 1053 | -185.9 | -185.9 | 0.88 (3) | 2.61 | 15-27 | -468 / 3961 | 0.64 (1) |
| 35-10 | -6935 / 1053 | -185.9 | -185.9 | 0.88 (3) | 2.61 | 26-27 | 0 / 905 | 0.00 (1) |
| 10-11 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 | | | |
| 11-36 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 | | | |
| 36-12 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 | | | |
| 12-37 | -9211 / 1361 | -185.9 | -185.9 | 0.50 (3) | 3.33 | | | |
| 37-27 | -9211 / 1361 | -185.9 | -185.9 | 0.50 (3) | 3.33 | | | |
| 27-13 | -7134 / 974 | -185.9 | -185.9 | 0.38 (3) | 3.80 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 57.7 | PSF |
| | | DL = | 5.2 | PSF |
| BOT | CH. | LL = | 10.0 | PSF |
| | | DL = | 7.3 | PSF |
| TOTAL | LOAD | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.49")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.35")
ALLOWABLE DEFL.(TL)= L/180 (2.98")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.44")

CANTILEVER DEFLECTION:
ALLOWABLE DEFL.(LL)= L/120 (0.52")
CALCULATED VERT. DEFL.(LL) = L/ 999 ( 0.05")
ALLOWABLE DEFL.(TL)= L/167 (0.38")
CALCULATED VERT. DEFL.(TL) = L/ 999 ( 0.06")

CSI: TC=0.88/1.00 (9-10:3) , BC=1.00/1.00 (16-18:1) , WB=0.95/1.00 (10-18:3) , SSI=0.59/1.00 (13-27:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.89 (18) (INPUT = 0.90 )
JSI METAL= 0.99 (4) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 16 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 17 | BS-t | MT18HS | 6.0 | 10.0 | | |
| 18 | BMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 2.50 |
| 19 | BMWWW-t | MT20 | 7.0 | 8.0 | 2.50 | 4.00 |
| 20 | BS-t | MT20 | 6.0 | 7.0 | | |
| 21 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 22 | BMWW-t | MT20 | 5.0 | 9.0 | 2.00 | 2.25 |
| 23 | BBWMW1-m | MT20 | 7.0 | 10.0 | 4.50 | 2.50 |

**LOADING**

TOTAL LOAD CASES: (43)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| 13-38 | 0 / 11 | -185.9 | -185.9 | 0.26 (31) | 10.00 | | | | |
| 38-14 | 0 / 11 | -185.9 | -185.9 | 0.26 (31) | 10.00 | | | | |
| 2-24 | -332 / 56 | -38.2 | -38.2 | 0.07 (17) | 6.25 | | | | |
| 24-23 | -1094 / 428 | -38.2 | -38.2 | 0.10 (13) | 6.25 | | | | |
| 23-22 | -1624 / 595 | -38.2 | -38.2 | 0.08 (17) | 6.25 | | | | |
| 22-21 | -565 / 4610 | -38.2 | -38.2 | 0.27 (1) | 6.25 | | | | |
| 21-20 | -602 / 5413 | -38.2 | -38.2 | 0.75 (1) | 6.25 | | | | |
| 20-19 | -602 / 5413 | -38.2 | -38.2 | 0.75 (1) | 6.25 | | | | |
| 19-18 | -555 / 6412 | -38.2 | -38.2 | 0.87 (1) | 6.25 | | | | |
| 18-17 | -884 / 7757 | -38.2 | -38.2 | 1.00 (1) | 6.25 | | | | |
| 17-16 | -884 / 7757 | -38.2 | -38.2 | 1.00 (1) | 6.25 | | | | |
| 16-15 | -1136 / 8477 | -38.2 | -38.2 | 0.49 (1) | 6.25 | | | | |
| 15-26 | -672 / 4544 | -38.2 | -38.2 | 0.33 (1) | 6.25 | | | | |
| 26-13 | -672 / 4544 | -38.2 | -38.2 | 0.33 (1) | 6.25 | | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING
AS PER NBCC 4.1.6.2.(8)

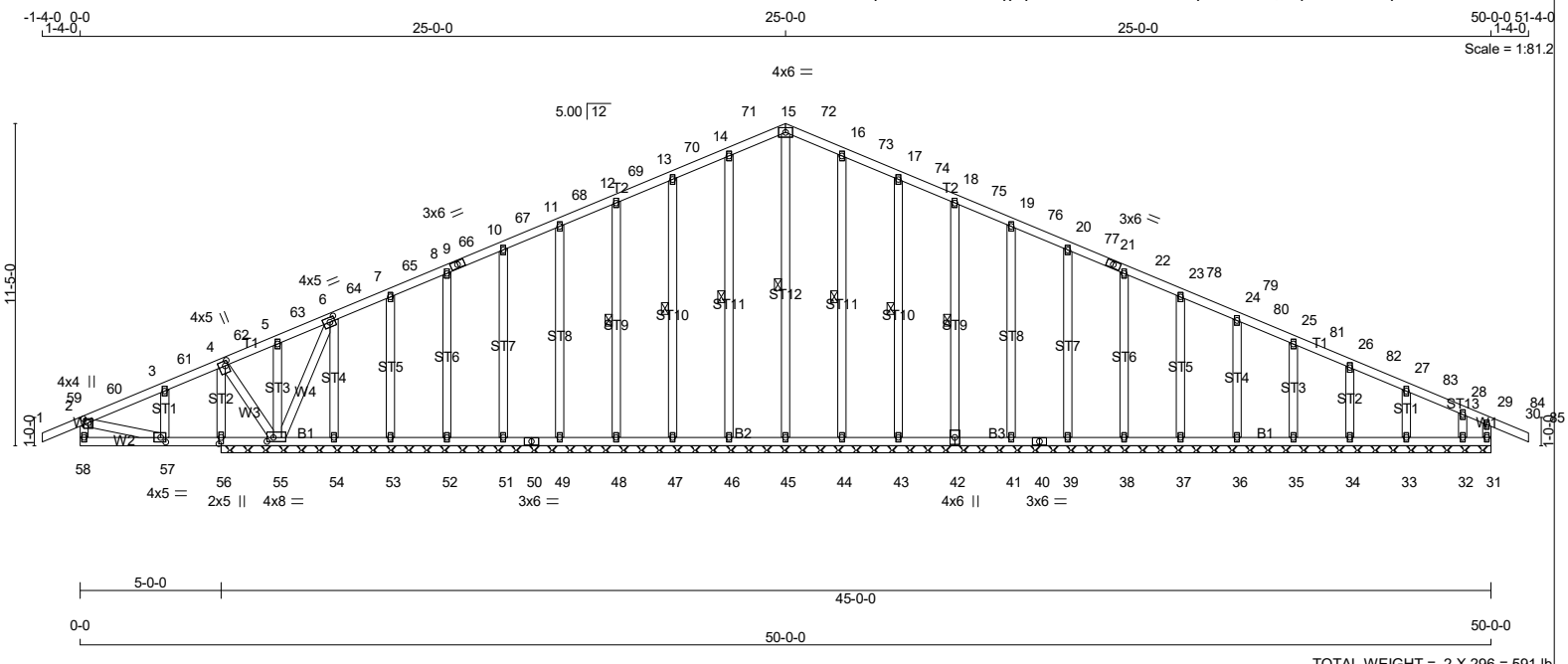
WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R3STR | 2 | 1 | Roof<br>TRUSS DESC. | 45 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6AI R4fqXjzLcRW-PSdDGNn7Op4XESCQYvyoFXE?AXqmaefr9sakOYz9Kmx




TOTAL WEIGHT = 2 X 296 = 591 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 58 - 2 | 2x4 | DRY | No.2 | SPF |
| 1 - 9 | 2x4 | DRY | No.2 | SPF |
| 9 - 15 | 2x4 | DRY | No.2 | SPF |
| 15 - 21 | 2x4 | DRY | No.2 | SPF |
| 21 - 30 | 2x4 | DRY | No.2 | SPF |
| 31 - 29 | 2x4 | DRY | No.2 | SPF |
| 58 - 50 | 2x4 | DRY | No.2 | SPF |
| 50 - 42 | 2x4 | DRY | No.2 | SPF |
| 42 - 40 | 2x4 | DRY | No.2 | SPF |
| 40 - 31 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x4 | DRY | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

GABLE STUDS SPACED AT 2-0-0 OC.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMVW+p | MT20 | 4.0 | 4.0 | 1.75 | 2.00 |
| 3, 5, 7, 8, 10, 11, 12, 13, 14, 16, 17, 18, 19, 20, 22, 23, 24, 25, 26, 27, 28 | | | | | | |
| 3 | TMW+w | MT20 | 2.0 | 4.0 | | |
| 4 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.25 |
| 6 | TMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.25 |
| 9 | TS-t | MT20 | 3.0 | 6.0 | | |
| 15 | TTW-p | MT20 | 4.0 | 6.0 | | |
| 21 | TS-t | MT20 | 3.0 | 6.0 | | |
| 29 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 31 | BMV1+p | MT20 | 2.0 | 4.0 | | |
| 32, 33, 34, 35, 36, 37, 38, 39, 41, 43, 44, 45, 46, 47, 48, 49, 51, 52, 53, 54 | | | | | | |
| 32 | BMW1+w | MT20 | 2.0 | 4.0 | | |
| 40 | BS-t | MT20 | 3.0 | 6.0 | | |
| 42 | BSW1+l | MT20 | 4.0 | 6.0 | | |
| 50 | BS-t | MT20 | 3.0 | 6.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS AND CANTILEVERS ARE NOT EXPOSED TO WIND.

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

PROVIDE ANCHORAGE AT ALL BEARING JOINTS FOR 150 LBS FACTORED UPLIFT EXCEPT 54:355 LBS,55:406 LBS,56:596 LBS.

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 32. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 324 LBS FACTORED HORIZONTAL REACTION AT JOINT 56

HORIZONTAL REACTIONS

| 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|
| COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 56 --- | 0 / 0 | 0 / 0 | 0 / 0 | 231 / -231 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.15 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 4.20 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 15-45, 14-46, 13-47, 12-48, 16-44, 17-43, 18-42.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (71)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | FACTORED FORCE (LBS) | MAX CSI (LC) |
| 58- 2 | -19 / 189 | 0.0 | 0.0 | 0.03 (2) | 7.81 | 45-15 | -464 / 4 | 0.34 (59) |
| 1-59 | 0 / 90 | -185.9 | -185.9 | 0.96 (19) | 10.00 | 46-14 | -493 / 128 | 0.28 (2) |
| 59- 2 | 0 / 90 | -185.9 | -185.9 | 0.96 (19) | 10.00 | 47-13 | -435 / 122 | 0.22 (57) |
| 2-60 | -256 / 1447 | -185.9 | -185.9 | 0.86 (21) | 6.25 | 48-12 | -439 / 119 | 0.18 (56) |
| 60- 3 | -256 / 1447 | -185.9 | -185.9 | 0.86 (21) | 6.25 | 49-11 | -441 / 120 | 0.42 (55) |
| 3-61 | -219 / 1596 | -185.9 | -185.9 | 0.87 (2) | 6.25 | 51-10 | -444 / 120 | 0.32 (54) |
| 61- 4 | -219 / 1596 | -185.9 | -185.9 | 0.87 (2) | 6.25 | 52- 8 | -455 / 122 | 0.24 (53) |
| 4-62 | -160 / 461 | -185.9 | -185.9 | 0.69 (2) | 6.25 | 53- 7 | -444 / 113 | 0.17 (52) |
| 62- 5 | -160 / 461 | -185.9 | -185.9 | 0.69 (2) | 6.25 | 54- 6 | -290 / 425 | 0.10 (19) |
| 5-63 | -131 / 583 | -185.9 | -185.9 | 0.35 (24) | 6.25 | 55- 5 | -421 / 147 | 0.09 (50) |
| 63- 6 | -131 / 583 | -185.9 | -185.9 | 0.35 (24) | 6.25 | 56- 4 | -2531 / 549 | 0.33 (2) |
| 6-64 | -49 / 488 | -185.9 | -185.9 | 0.31 (25) | 6.25 | 57- 3 | -203 / 89 | 0.03 (48) |
| 64- 7 | -49 / 488 | -185.9 | -185.9 | 0.31 (25) | 6.25 | 44-16 | -495 / 122 | 0.28 (3) |
| 7-65 | -28 / 510 | -185.9 | -185.9 | 0.32 (26) | 6.25 | 43-17 | -435 / 127 | 0.22 (61) |
| 65- 8 | -28 / 510 | -185.9 | -185.9 | 0.32 (26) | 6.25 | 42-18 | -439 / 119 | 0.18 (62) |
| 8- 9 | -28 / 537 | -185.9 | -185.9 | 0.32 (27) | 6.25 | 41-19 | -441 / 120 | 0.42 (63) |
| 9-66 | -28 / 537 | -185.9 | -185.9 | 0.32 (27) | 6.25 | 39-20 | -444 / 120 | 0.32 (64) |
| 66-10 | -28 / 537 | -185.9 | -185.9 | 0.32 (27) | 6.25 | 38-22 | -447 / 120 | 0.24 (65) |
| 10-67 | -28 / 563 | -185.9 | -185.9 | 0.32 (28) | 6.25 | 37-23 | -450 / 120 | 0.17 (66) |
| 67-11 | -28 / 563 | -185.9 | -185.9 | 0.32 (28) | 6.25 | 36-24 | -453 / 120 | 0.13 (67) |
| 11-68 | -28 / 590 | -185.9 | -185.9 | 0.32 (29) | 6.25 | 35-25 | -456 / 119 | 0.10 (68) |
| 68-12 | -28 / 590 | -185.9 | -185.9 | 0.32 (29) | 6.25 | 34-26 | -458 / 120 | 0.08 (69) |
| 12-69 | -28 / 615 | -185.9 | -185.9 | 0.32 (30) | 6.25 | 33-27 | -473 / 117 | 0.07 (70) |
| 69-13 | -28 / 615 | -185.9 | -185.9 | 0.32 (30) | 6.25 | 32-28 | -436 / 581 | 0.14 (47) |
| 13-70 | -27 / 644 | -185.9 | -185.9 | 0.32 (31) | 6.25 | 4-55 | -440 / 1458 | 0.24 (19) |
| 70-14 | -27 / 644 | -185.9 | -185.9 | 0.32 (31) | 6.25 | 55- 6 | -1298 / 400 | 0.34 (2) |
| 14-71 | -28 / 668 | -185.9 | -185.9 | 0.39 (32) | 6.25 | 2-57 | -1394 / 318 | 0.19 (2) |
| 71-15 | -28 / 668 | -185.9 | -185.9 | 0.39 (32) | 6.25 | | | |
| 15-72 | -28 / 657 | -185.9 | -185.9 | 0.39 (33) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.
-OVERHANG NOT TO BE ALTERED OR CUT OFF.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.96/1.00 (1-2:19) , BC=0.73/1.00 (56-57:2) , WB=0.42/1.00 (11-49:55) , SSI=0.60/1.00 (28-29:47)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.87 (2) (INPUT = 0.90 )
JSI METAL= 0.57 (4) (INPUT = 1.00 )

CONTINUED ON PAGE 2

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 55 | BMWWW1-t | MT20 | 4.0 | 8.0 | 1.75 | 2.75 |
| 56 | BMW1+w | MT20 | 2.0 | 5.0 | 2.75 | 1.00 |
| 57 | BMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.25 |
| 58 | BMV+p | MT20 | 2.0 | 4.0 | | |

**LOADING**

TOTAL LOAD CASES: (71)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM (PLF) | TO | MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 72-16 | -28 / 657 | -185.9 | -185.9 | 0.39 (33) | 6.25 | | | |
| 16-73 | -27 / 604 | -185.9 | -185.9 | 0.32 (34) | 6.25 | | | |
| 73-17 | -27 / 604 | -185.9 | -185.9 | 0.32 (34) | 6.25 | | | |
| 17-74 | -28 / 549 | -185.9 | -185.9 | 0.32 (35) | 6.25 | | | |
| 74-18 | -28 / 549 | -185.9 | -185.9 | 0.32 (35) | 6.25 | | | |
| 18-75 | -28 / 497 | -185.9 | -185.9 | 0.32 (36) | 6.25 | | | |
| 75-19 | -28 / 497 | -185.9 | -185.9 | 0.32 (36) | 6.25 | | | |
| 19-76 | -28 / 445 | -185.9 | -185.9 | 0.32 (37) | 6.25 | | | |
| 76-20 | -28 / 445 | -185.9 | -185.9 | 0.32 (37) | 6.25 | | | |
| 20-77 | -28 / 393 | -185.9 | -185.9 | 0.32 (38) | 6.25 | | | |
| 77-21 | -28 / 393 | -185.9 | -185.9 | 0.32 (38) | 6.25 | | | |
| 21-22 | -28 / 393 | -185.9 | -185.9 | 0.32 (38) | 6.25 | | | |
| 22-78 | -29 / 341 | -185.9 | -185.9 | 0.32 (39) | 6.25 | | | |
| 78-23 | -29 / 341 | -185.9 | -185.9 | 0.32 (39) | 6.25 | | | |
| 23-79 | -29 / 289 | -185.9 | -185.9 | 0.32 (40) | 6.25 | | | |
| 79-24 | -29 / 289 | -185.9 | -185.9 | 0.32 (40) | 6.25 | | | |
| 24-80 | -29 / 237 | -185.9 | -185.9 | 0.32 (41) | 6.25 | | | |
| 80-25 | -29 / 237 | -185.9 | -185.9 | 0.32 (41) | 6.25 | | | |
| 25-81 | -29 / 186 | -185.9 | -185.9 | 0.31 (42) | 6.25 | | | |
| 81-26 | -29 / 186 | -185.9 | -185.9 | 0.31 (42) | 6.25 | | | |
| 26-82 | -34 / 135 | -185.9 | -185.9 | 0.31 (43) | 6.25 | | | |
| 82-27 | -34 / 135 | -185.9 | -185.9 | 0.31 (43) | 6.25 | | | |
| 27-83 | -16 / 86 | -185.9 | -185.9 | 0.30 (44) | 6.25 | | | |
| 83-28 | -16 / 86 | -185.9 | -185.9 | 0.30 (44) | 6.25 | | | |
| 28-84 | -219 / 65 | -185.9 | -185.9 | 0.94 (47) | 6.15 | | | |
| 84-29 | -219 / 65 | -185.9 | -185.9 | 0.94 (47) | 6.15 | | | |
| 29-85 | 0 / 90 | -185.9 | -185.9 | 0.96 (47) | 10.00 | | | |
| 85-30 | 0 / 90 | -185.9 | -185.9 | 0.96 (47) | 10.00 | | | |
| 31-29 | -1045 / 151 | 0.0 | 0.0 | 0.15 (47) | 7.55 | | | |
| 58-57 | 0 / 0 | -38.2 | -38.2 | 0.54 (2) | 10.00 | | | |
| 57-56 | -1363 / 312 | -38.2 | -38.2 | 0.73 (2) | 4.20 | | | |
| 56-55 | -1363 / 436 | -38.2 | -38.2 | 0.73 (2) | 4.20 | | | |
| 55-54 | -62 / 27 | -38.2 | -38.2 | 0.17 (2) | 6.25 | | | |
| 54-53 | -62 / 27 | -38.2 | -38.2 | 0.07 (2) | 6.25 | | | |
| 53-52 | -62 / 26 | -38.2 | -38.2 | 0.03 (5) | 6.25 | | | |
| 52-51 | -62 / 26 | -38.2 | -38.2 | 0.03 (5) | 6.25 | | | |
| 51-50 | -62 / 26 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 50-49 | -62 / 26 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 49-48 | -63 / 26 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 48-47 | -63 / 26 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 47-46 | -63 / 25 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 46-45 | -63 / 25 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 45-44 | -63 / 25 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 44-43 | -60 / 25 | -38.2 | -38.2 | 0.03 (17) | 6.25 | | | |
| 43-42 | -58 / 26 | -38.2 | -38.2 | 0.03 (17) | 6.25 | | | |
| 42-41 | -55 / 26 | -38.2 | -38.2 | 0.03 (17) | 6.25 | | | |
| 41-40 | -52 / 26 | -38.2 | -38.2 | 0.03 (17) | 6.25 | | | |
| 40-39 | -52 / 26 | -38.2 | -38.2 | 0.03 (17) | 6.25 | | | |
| 39-38 | -48 / 26 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 38-37 | -44 / 26 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 37-36 | -39 / 27 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 36-35 | -34 / 27 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 35-34 | -27 / 27 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 34-33 | -25 / 28 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 33-32 | -22 / 30 | -38.2 | -38.2 | 0.02 (17) | 6.25 | | | |
| 32-31 | 0 / 0 | -38.2 | -38.2 | 0.02 (17) | 10.00 | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING
AS PER NBCC 4.1.6.2.(8)

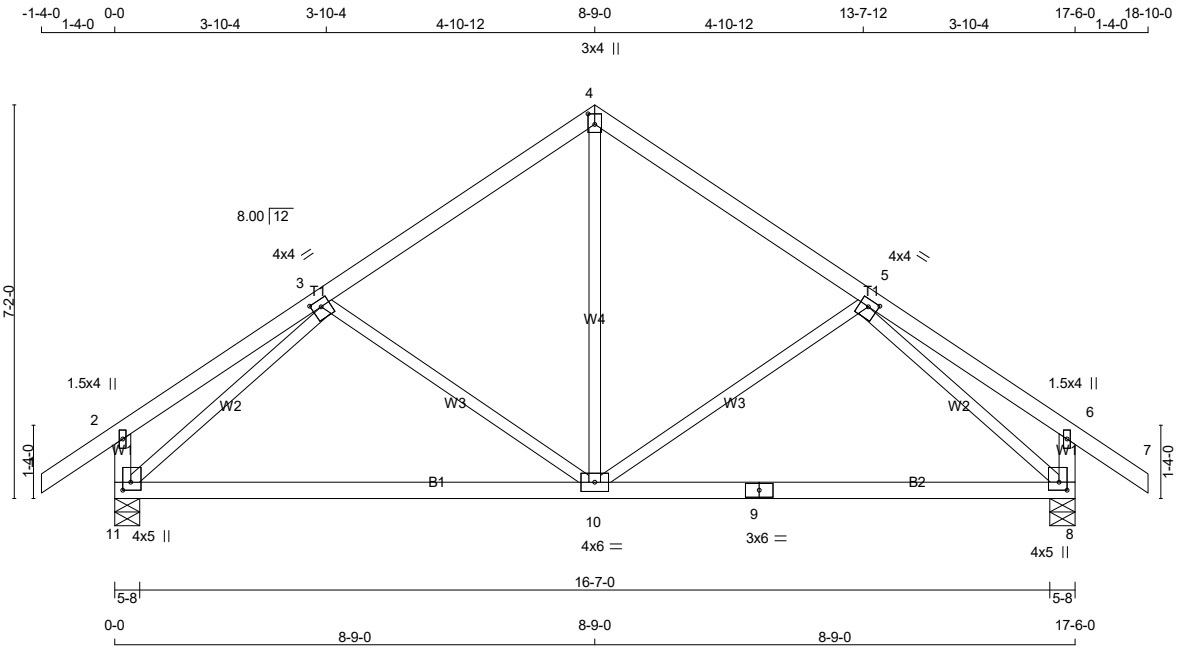
WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R4 | 2 | 1 | Roof<br>TRUSS DESC. | 47 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-Lrl q3pOwRKFTlMpfK GKyJSDLaP2TC7cA3rSRz9Kmv




TOTAL WEIGHT = 2 X 73 = 145 lb

[M][F]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 4 | 2x4 | DRY | No.2 | SPF |
| 4 - 7 | 2x4 | DRY | No.2 | SPF |
| 11 - 2 | 2x4 | DRY | No.2 | SPF |
| 8 - 6 | 2x4 | DRY | No.2 | SPF |
| 11 - 9 | 2x4 | DRY | No.2 | SPF |
| 9 - 8 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMV+p | MT20 | 1.5 | 4.0 | | |
| 3 | TMWW-t | MT20 | 4.0 | 4.0 | 1.50 | 2.00 |
| 4 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 5 | TMWW-t | MT20 | 4.0 | 4.0 | 1.50 | 2.00 |
| 6 | TMV+p | MT20 | 1.5 | 4.0 | | |
| 8 | BMVW1+p | MT20 | 4.0 | 5.0 | 1.75 | 1.75 |
| 9 | BS-t | MT20 | 3.0 | 6.0 | | |
| 10 | BMWWW-t | MT20 | 4.0 | 6.0 | | |
| 11 | BMVW1+p | MT20 | 4.0 | 5.0 | 1.75 | 1.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 11 | 1620 | 0 | 1620 | 0 | 0 | 5-8 | 5-8 |
| 8 | 1620 | 0 | 1620 | 0 | 0 | 5-8 | 5-8 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 11 | 1119 | 885 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 233 / 0 | 0 / 0 |
| 8 | 1119 | 885 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 233 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 11, 8

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 5.38 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 10.00 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 1- 2 | 0 / 56 | -143.6 | -143.6 | 0.20 (1) | 10.00 | 3-10 | -401 / 0 | 0.27 (1) |
| 2- 3 | 0 / 51 | -143.6 | -143.6 | 0.47 (1) | 10.00 | 10- 4 | 0 / 657 | 0.15 (1) |
| 3- 4 | -1154 / 0 | -143.6 | -143.6 | 0.42 (1) | 5.38 | 10- 5 | -401 / 0 | 0.27 (1) |
| 4- 5 | -1154 / 0 | -143.6 | -143.6 | 0.42 (1) | 5.38 | 11- 3 | -1722 / 0 | 0.74 (1) |
| 5- 6 | 0 / 51 | -143.6 | -143.6 | 0.47 (1) | 10.00 | 5- 8 | -1722 / 0 | 0.74 (1) |
| 6- 7 | 0 / 56 | -143.6 | -143.6 | 0.20 (1) | 10.00 | | | |
| 11- 2 | -381 / 0 | 0.0 | 0.0 | 0.04 (1) | 7.81 | | | |
| 8- 6 | -381 / 0 | 0.0 | 0.0 | 0.04 (1) | 7.81 | | | |
| 11-10 | 0 / 1257 | -18.2 | -18.2 | 0.46 (4) | 10.00 | | | |
| 10- 9 | 0 / 1257 | -18.2 | -18.2 | 0.46 (4) | 10.00 | | | |
| 9- 8 | 0 / 1257 | -18.2 | -18.2 | 0.46 (4) | 10.00 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 43.6 | PSF |
| | | DL = | 5.2 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 7.3 | PSF |
| TOTAL | LOAD | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (0.58")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.04")
ALLOWABLE DEFL.(TL)= L/360 (0.58")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.14")

CSI: TC=0.47/1.00 (2-3:1) , BC=0.46/1.00 (10-11:4) , WB=0.74/1.00 (3-11:1) , SSI=0.28/1.00 (3-4:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

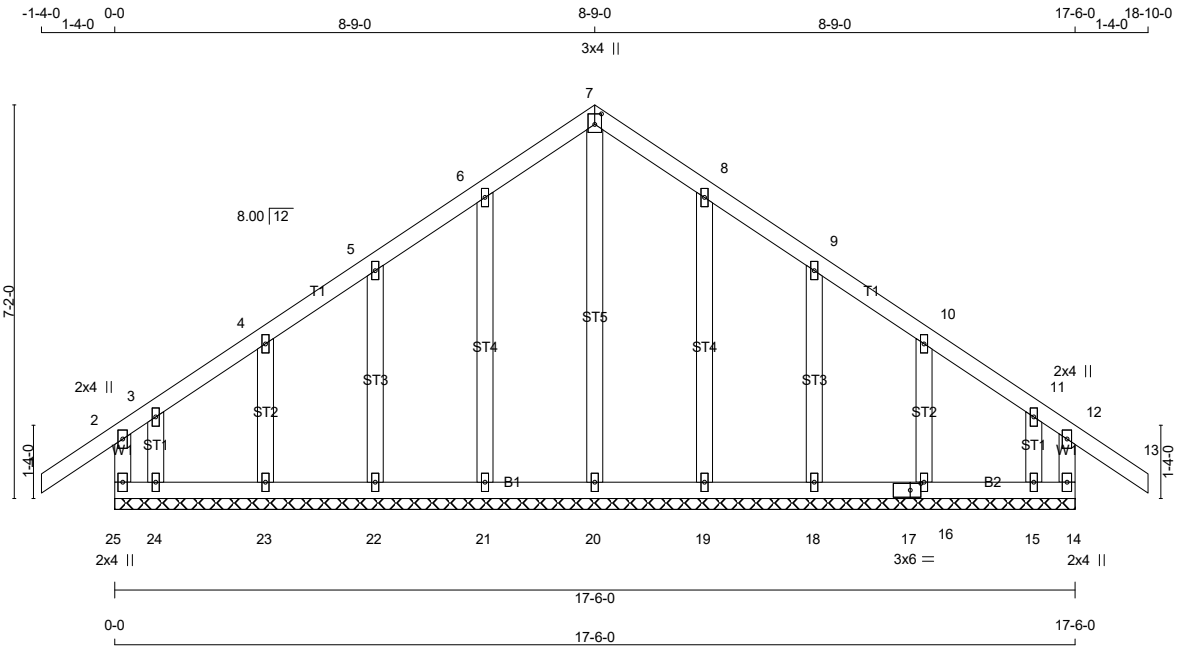
JSI GRIP= 0.88 (8) (INPUT = 0.90 )
JSI METAL= 0.56 (9) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R4G | 2 | 1 | Roof<br>TRUSS DESC. | 48 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-HDsk5kqeS2azj3WBnl1kPNOsw9MmWVkQ4UYxXJz9Kmt




TOTAL WEIGHT = 2 X 87 = 175 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 25 - 2 | 2x4 | DRY | No.2 | SPF |
| 1 - 7 | 2x4 | DRY | No.2 | SPF |
| 7 - 13 | 2x4 | DRY | No.2 | SPF |
| 14 - 12 | 2x4 | DRY | No.2 | SPF |
| 25 - 17 | 2x4 | DRY | No.2 | SPF |
| 17 - 14 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x4 | DRY | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

GABLE STUDS SPACED AT 2-0-0 OC.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 3, 4, 5, 6, 8, 9, 10, 11 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 7 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 12 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 14 | BMV1+p | MT20 | 2.0 | 4.0 | | |
| 15, 16, 18, 19, 20, 21, 22, 23, 24 | | | | | | |
| 15 | BMW1+w | MT20 | 1.5 | 4.0 | | |
| 17 | BS-t | MT20 | 3.0 | 6.0 | 1.50 | 2.25 |
| 25 | BMV1+p | MT20 | 2.0 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 25- 2 | -352 / 0 | 0.0 | 0.0 | 0.05 (1) | 7.81 | 20- 7 | -356 / 0 | 0.22 (1) |
| 1- 2 | 0 / 56 | -143.6 | -143.6 | 0.20 (1) | 10.00 | 21- 6 | -295 / 0 | 0.11 (1) |
| 2- 3 | -36 / 0 | -143.6 | -143.6 | 0.14 (1) | 6.25 | 22- 5 | -277 / 0 | 0.06 (1) |
| 3- 4 | 0 / 39 | -143.6 | -143.6 | 0.08 (1) | 10.00 | 23- 4 | -298 / 0 | 0.04 (1) |
| 4- 5 | 0 / 41 | -143.6 | -143.6 | 0.08 (1) | 10.00 | 24- 3 | -60 / 0 | 0.01 (1) |
| 5- 6 | 0 / 51 | -143.6 | -143.6 | 0.08 (1) | 10.00 | 19- 8 | -295 / 0 | 0.11 (1) |
| 6- 7 | 0 / 53 | -143.6 | -143.6 | 0.08 (1) | 10.00 | 18- 9 | -277 / 0 | 0.06 (1) |
| 7- 8 | 0 / 53 | -143.6 | -143.6 | 0.08 (1) | 10.00 | 16-10 | -298 / 0 | 0.04 (1) |
| 8- 9 | 0 / 51 | -143.6 | -143.6 | 0.08 (1) | 10.00 | 15-11 | -60 / 0 | 0.01 (1) |
| 9-10 | 0 / 41 | -143.6 | -143.6 | 0.08 (1) | 10.00 | | | |
| 10-11 | 0 / 39 | -143.6 | -143.6 | 0.08 (1) | 10.00 | | | |
| 11-12 | -36 / 0 | -143.6 | -143.6 | 0.14 (1) | 6.25 | | | |
| 12-13 | 0 / 56 | -143.6 | -143.6 | 0.20 (1) | 10.00 | | | |
| 14-12 | -352 / 0 | 0.0 | 0.0 | 0.05 (1) | 7.81 | | | |
| 25-24 | -24 / 0 | -18.2 | -18.2 | 0.02 (1) | 6.25 | | | |
| 24-23 | -27 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 23-22 | -36 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 22-21 | -41 / 0 | -18.2 | -18.2 | 0.01 (4) | 6.25 | | | |
| 21-20 | -45 / 0 | -18.2 | -18.2 | 0.01 (4) | 6.25 | | | |
| 20-19 | -45 / 0 | -18.2 | -18.2 | 0.01 (4) | 6.25 | | | |
| 19-18 | -41 / 0 | -18.2 | -18.2 | 0.01 (4) | 6.25 | | | |
| 18-17 | -36 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 17-16 | -36 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 16-15 | -27 / 0 | -18.2 | -18.2 | 0.02 (4) | 6.25 | | | |
| 15-14 | -24 / 0 | -18.2 | -18.2 | 0.02 (1) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-OVERHANG NOT TO BE ALTERED OR CUT OFF.

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.20/1.00 (12-13:1) , BC=0.02/1.00 (14-15:1) , WB=0.22/1.00 (7-20:1) , SSI=0.13/1.00 (12-13:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

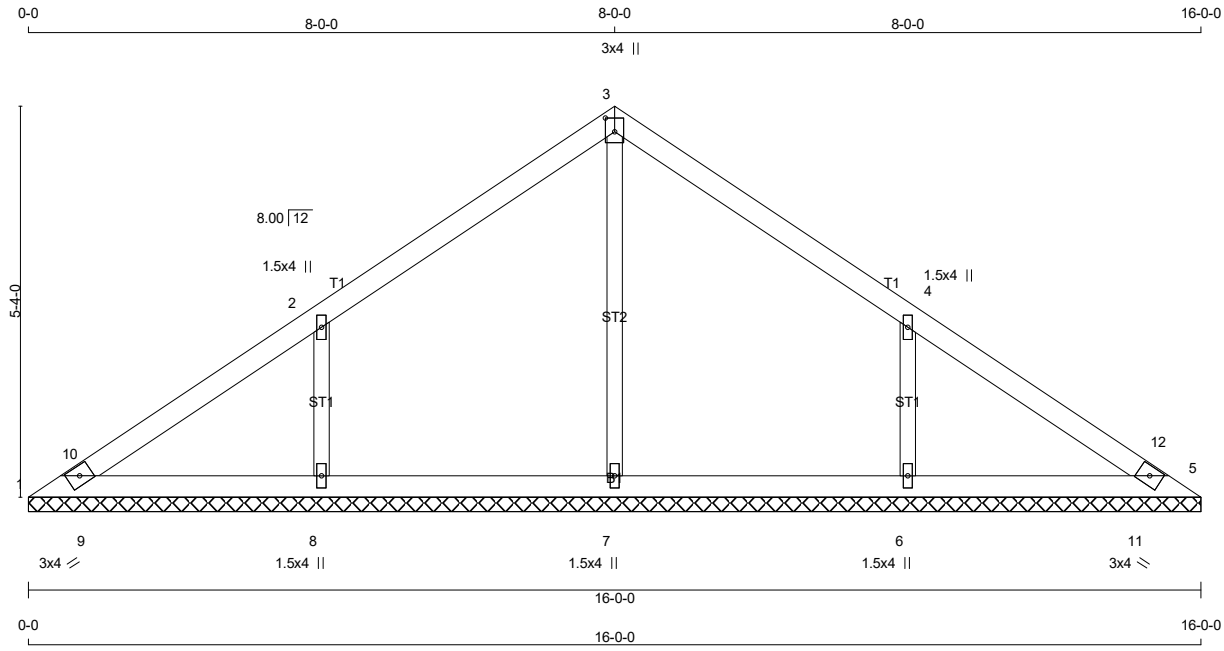
JSI GRIP= 0.52 (7) (INPUT = 0.90 )
JSI METAL= 0.20 (10) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V01 | 2 | 1 | Roof<br>TRUSS DESC. | 49 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-lPQ6J4rGDMiqKD5OLSYzybx?2YhOFypaI8HV3mz9Kms




TOTAL WEIGHT = 2 X 46 = 92 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| 3 - 5 | 2x4 | DRY | No.2 | SPF |
| 1 - 5 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 3 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 4 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 5 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 6, 7, 8 | | | | | | |
| 6 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 205 | 0 | 205 | 0 | 0 | 16-0-0 | 16-0-0 |
| 5 | 205 | 0 | 205 | 0 | 0 | 16-0-0 | 16-0-0 |
| 7 | 613 | 0 | 613 | 0 | 0 | 16-0-0 | 16-0-0 |
| 8 | 784 | 0 | 784 | 0 | 0 | 16-0-0 | 16-0-0 |
| 6 | 784 | 0 | 784 | 0 | 0 | 16-0-0 | 16-0-0 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 141 | 113 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 28 / 0 | 0 / 0 |
| 5 | 141 | 113 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 28 / 0 | 0 / 0 |
| 7 | 427 | 314 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 114 / 0 | 0 / 0 |
| 8 | 542 | 427 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 115 / 0 | 0 / 0 |
| 6 | 542 | 427 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 115 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 5, 7, 8, 6

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 10.00 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1-10 | 0 / 44 | -143.6 | -143.6 | 0.06 (1) | 10.00 |
| 10- 2 | 0 / 121 | -143.6 | -143.6 | 0.37 (1) | 10.00 |
| 2- 3 | 0 / 61 | -143.6 | -143.6 | 0.36 (1) | 10.00 |
| 3- 4 | 0 / 61 | -143.6 | -143.6 | 0.36 (1) | 10.00 |
| 4-12 | 0 / 121 | -143.6 | -143.6 | 0.37 (1) | 10.00 |
| 12- 5 | 0 / 44 | -143.6 | -143.6 | 0.06 (1) | 10.00 |
| 1- 9 | -76 / 0 | -18.2 | -18.2 | 0.12 (1) | 6.25 |
| 9- 8 | -56 / 0 | -18.2 | -18.2 | 0.12 (1) | 6.25 |
| 8- 7 | -80 / 0 | -18.2 | -18.2 | 0.08 (1) | 6.25 |
| 7- 6 | -80 / 0 | -18.2 | -18.2 | 0.08 (1) | 6.25 |
| 6-11 | -56 / 0 | -18.2 | -18.2 | 0.12 (1) | 6.25 |
| 11- 5 | -76 / 0 | -18.3 | -18.3 | 0.12 (1) | 6.25 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 7- 3 | -565 / 0 | 0.23 (1) |
| 8- 2 | -659 / 0 | 0.11 (1) |
| 6- 4 | -659 / 0 | 0.11 (1) |
| 9-10 | -130 / 9 | 0.00 (1) |
| 11-12 | -130 / 9 | 0.00 (1) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.37/1.00 (2-10:1) , BC=0.12/1.00 (8-9:1) , WB=0.23/1.00 (3-7:1) , SSI=0.23/1.00 (2-3:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

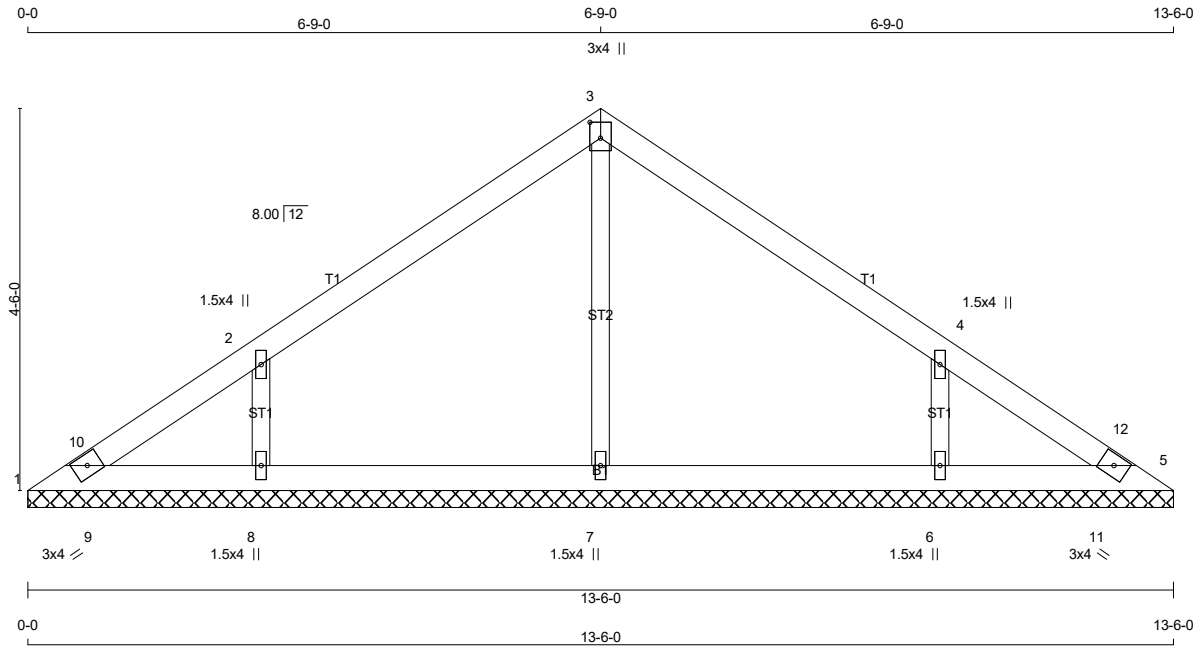
JSI GRIP= 0.54 (4) (INPUT = 0.90 )
JSI METAL= 0.45 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V02 | 2 | 1 | Roof<br>TRUSS DESC. | 50 |

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ID:96Mh6prH BfB6Al R4fqXjzLcRW-Dc UWQsu fqhyNfauA3CVoTBfy2a RsjXn12bCz9Kmr




TOTAL WEIGHT = 2 X 38 = 76 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| 3 - 5 | 2x4 | DRY | No.2 | SPF |
| 1 - 5 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 3 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 4 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 5 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 6, 7, 8 | | | | | | |
| 6 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 167 | 0 | 167 | 0 | 0 | 13-6-0 | 13-6-0 |
| 5 | 167 | 0 | 167 | 0 | 0 | 13-6-0 | 13-6-0 |
| 7 | 479 | 0 | 479 | 0 | 0 | 13-6-0 | 13-6-0 |
| 8 | 687 | 0 | 687 | 0 | 0 | 13-6-0 | 13-6-0 |
| 6 | 687 | 0 | 687 | 0 | 0 | 13-6-0 | 13-6-0 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 115 | 92 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 23 / 0 | 0 / 0 |
| 5 | 115 | 92 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 23 / 0 | 0 / 0 |
| 7 | 335 | 241 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 94 / 0 | 0 / 0 |
| 8 | 474 | 376 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 98 / 0 | 0 / 0 |
| 6 | 474 | 376 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 98 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 5, 7, 8, 6

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 10.00 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1-10 | -114 / 0 | -143.6 | -143.6 | 0.06 (1) | 6.25 | 7- 3 | -406 / 0 | 0.12 (1) |
| 10- 2 | -16 / 5 | -143.6 | -143.6 | 0.32 (1) | 6.25 | 8- 2 | -611 / 0 | 0.09 (1) |
| 2- 3 | -91 / 0 | -143.6 | -143.6 | 0.32 (1) | 6.25 | 6- 4 | -611 / 0 | 0.09 (1) |
| 3- 4 | -91 / 0 | -143.6 | -143.6 | 0.32 (1) | 6.25 | 9-10 | -4 / 7 | 0.00 (1) |
| 4-12 | -16 / 5 | -143.6 | -143.6 | 0.32 (1) | 6.25 | 11-12 | -4 / 7 | 0.00 (1) |
| 12- 5 | -114 / 0 | -143.6 | -143.6 | 0.06 (1) | 6.25 | | | |
| 1- 9 | 0 / 81 | -18.3 | -18.3 | 0.04 (1) | 10.00 | | | |
| 9- 8 | 0 / 83 | -18.2 | -18.2 | 0.05 (4) | 10.00 | | | |
| 8- 7 | 0 / 50 | -18.2 | -18.2 | 0.06 (4) | 10.00 | | | |
| 7- 6 | 0 / 50 | -18.2 | -18.2 | 0.06 (4) | 10.00 | | | |
| 6-11 | 0 / 83 | -18.2 | -18.2 | 0.05 (4) | 10.00 | | | |
| 11- 5 | 0 / 81 | -18.3 | -18.3 | 0.04 (1) | 10.00 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.32/1.00 (2-3:1) , BC=0.06/1.00 (6-7:4) , WB=0.12/1.00 (3-7:1) , SSI=0.23/1.00 (2-3:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

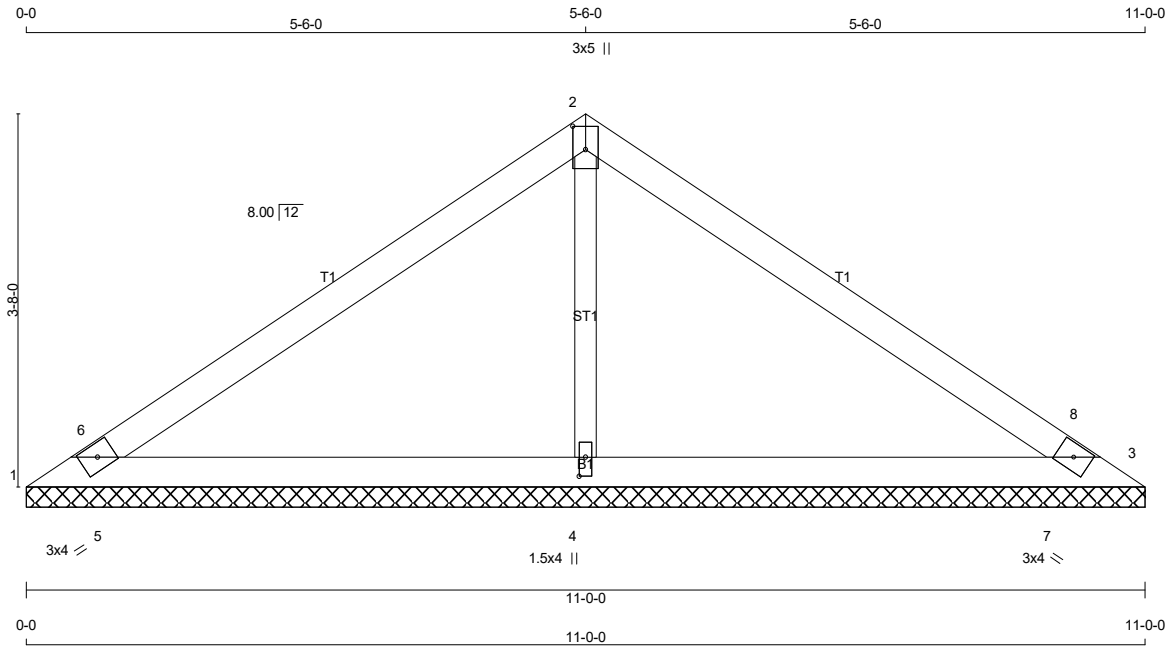
JSI GRIP= 0.50 (4) (INPUT = 0.90 )
JSI METAL= 0.42 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V03 | 2 | 1 | Roof<br>TRUSS DESC. | 51 |

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ID:96Mh6prH BfB6AI R4fqXjzLcRW-ioYtkmsWlzyYaXEmStaR100HhMJ0jqutmRmb7ez9Kmq




TOTAL WEIGHT = 2 X 29 = 58 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TTW+p | MT20 | 3.0 | 5.0 | 2.75 | 1.50 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 4 | BMW1+w | MT20 | 1.5 | 4.0 | 2.25 | 0.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | -13 | 0 | 1 | 0 | -13 | 11-0-0 | 11-0-0 |
| 3 | -13 | 0 | 1 | 0 | -13 | 11-0-0 | 11-0-0 |
| 4 | 1807 | 0 | 1807 | 0 | 0 | 11-0-0 | 11-0-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 150 LBS FACTORED UPLIFT
PROVIDE ANCHORAGE AT BEARING JOINT 3 FOR 150 LBS FACTORED UPLIFT

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | -8 | 0 / -9 | 0 / 0 | 0 / 0 | 0 / 0 | 1 / 0 | 0 / 0 |
| 3 | -8 | 0 / -9 | 0 / 0 | 0 / 0 | 0 / 0 | 1 / 0 | 0 / 0 |
| 4 | 1250 | 977 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 273 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3, 4

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 10.00 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1- 6 | 0 / 839 | -143.6 | -143.6 | 0.36 (1) | 10.00 | 4- 2 | -1517 / 0 | 0.32 (1) |
| 6- 2 | 0 / 807 | -143.6 | -143.6 | 0.56 (1) | 10.00 | 5- 6 | -484 / 0 | 0.00 (1) |
| 2- 8 | 0 / 807 | -143.6 | -143.6 | 0.56 (1) | 10.00 | 7- 8 | -484 / 0 | 0.00 (1) |
| 8- 3 | 0 / 839 | -143.6 | -143.6 | 0.36 (1) | 10.00 | | | |
| 1- 5 | -753 / 0 | -18.2 | -18.2 | 0.36 (1) | 6.25 | | | |
| 5- 4 | -688 / 0 | -18.2 | -18.2 | 0.37 (1) | 6.25 | | | |
| 4- 7 | -688 / 0 | -18.2 | -18.2 | 0.37 (1) | 6.25 | | | |
| 7- 3 | -753 / 0 | -18.2 | -18.2 | 0.36 (1) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 43.6 | PSF |
| | | DL = | 5.2 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 7.3 | PSF |
| TOTAL | LOAD | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.56/1.00 (2-6:1) , BC=0.37/1.00 (4-5:1) , WB=0.32/1.00 (2-4:1) , SSI=0.25/1.00 (1-5:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

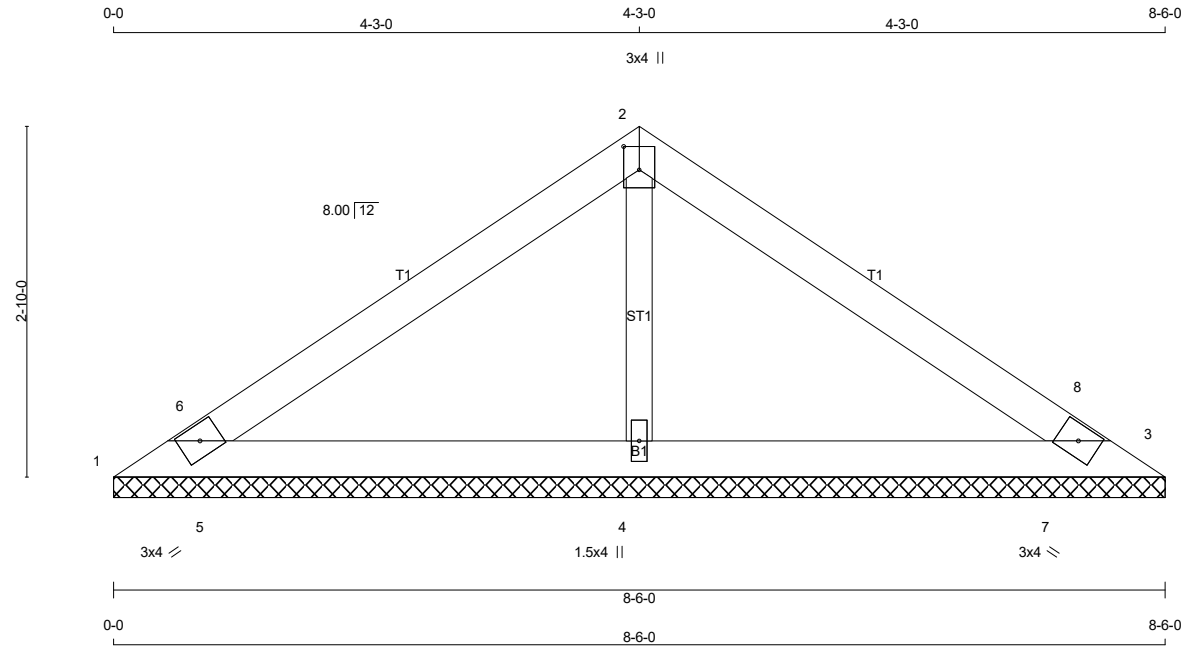
JSI GRIP= 0.86 (4) (INPUT = 0.90 )
JSI METAL= 0.42 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V04 | 2 | 1 | Roof<br>TRUSS DESC. | 52 |

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TOTAL WEIGHT = 2 X 22 = 44 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 4 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 76 | 0 | 76 | 0 | 0 | 8-6-0 | 8-6-0 |
| 3 | 76 | 0 | 76 | 0 | 0 | 8-6-0 | 8-6-0 |
| 4 | 1225 | 0 | 1225 | 0 | 0 | 8-6-0 | 8-6-0 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 52 | 40 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 12 / 0 | 0 / 0 |
| 3 | 52 | 40 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 12 / 0 | 0 / 0 |
| 4 | 848 | 660 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 188 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3, 4

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 10.00 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1- 6 | 0 / 470 | -143.6 | -143.6 | 0.17 (1) | 10.00 | 4- 2 | -982 / 0 | 0.16 (1) |
| 6- 2 | 0 / 467 | -143.6 | -143.6 | 0.32 (1) | 10.00 | 5- 6 | -321 / 0 | 0.00 (1) |
| 2- 8 | 0 / 467 | -143.6 | -143.6 | 0.32 (1) | 10.00 | 7- 8 | -321 / 0 | 0.00 (1) |
| 8- 3 | 0 / 470 | -143.6 | -143.6 | 0.17 (1) | 10.00 | | | |
| 1- 5 | -438 / 0 | -18.2 | -18.2 | 0.23 (1) | 6.25 | | | |
| 5- 4 | -398 / 0 | -18.2 | -18.2 | 0.23 (1) | 6.25 | | | |
| 4- 7 | -398 / 0 | -18.2 | -18.2 | 0.23 (1) | 6.25 | | | |
| 7- 3 | -438 / 0 | -18.2 | -18.2 | 0.23 (1) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.32/1.00 (2-6:1) , BC=0.23/1.00 (4-5:1) , WB=0.16/1.00 (2-4:1) , SSI=0.17/1.00 (2-6:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

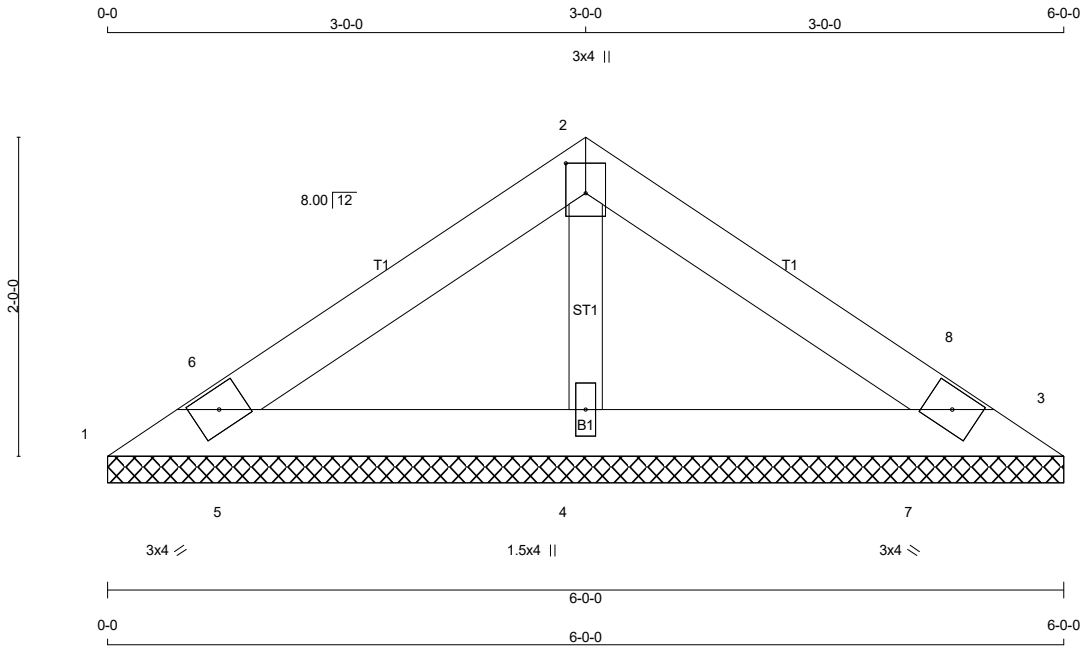
JSI GRIP= 0.65 (4) (INPUT = 0.90 )
JSI METAL= 0.27 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V05 | 2 | 1 | TRUSS DESC. | 53 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH BfB6AI R4fqXjzLcRW-eBqd8SunGaDGpqO9aIcv6R5jdA3JBnC9DlFiCXz9Kmo




TOTAL WEIGHT = 2 X 15 = 30 lb

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 4 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 114 | 0 | 114 | 0 | 0 | 6-0-0 | 6-0-0 |
| 3 | 114 | 0 | 114 | 0 | 0 | 6-0-0 | 6-0-0 |
| 4 | 743 | 0 | 743 | 0 | 0 | 6-0-0 | 6-0-0 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 79 | 62 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 17 / 0 | 0 / 0 |
| 3 | 79 | 62 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 17 / 0 | 0 / 0 |
| 4 | 515 | 399 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 116 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3, 4

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 10.00 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1- 6 | 0 / 203 | -143.6 | -143.6 | 0.05 (1) | 10.00 | 4- 2 | -543 / 0 | 0.08 (1) |
| 6- 2 | 0 / 214 | -143.6 | -143.6 | 0.14 (1) | 10.00 | 5- 6 | -194 / 0 | 0.00 (1) |
| 2- 8 | 0 / 214 | -143.6 | -143.6 | 0.14 (1) | 10.00 | 7- 8 | -194 / 0 | 0.00 (1) |
| 8- 3 | 0 / 203 | -143.6 | -143.6 | 0.05 (1) | 10.00 | | | |
| 1- 5 | -202 / 0 | -18.2 | -18.2 | 0.12 (1) | 6.25 | | | |
| 5- 4 | -180 / 0 | -18.2 | -18.2 | 0.12 (1) | 6.25 | | | |
| 4- 7 | -180 / 0 | -18.2 | -18.2 | 0.12 (1) | 6.25 | | | |
| 7- 3 | -202 / 0 | -18.3 | -18.3 | 0.12 (1) | 6.25 | | | |

[M]

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 43.6 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.14/1.00 (2-6:1) , BC=0.12/1.00 (4-5:1) , WB=0.08/1.00 (2-4:1) , SSI=0.10/1.00 (2-6:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

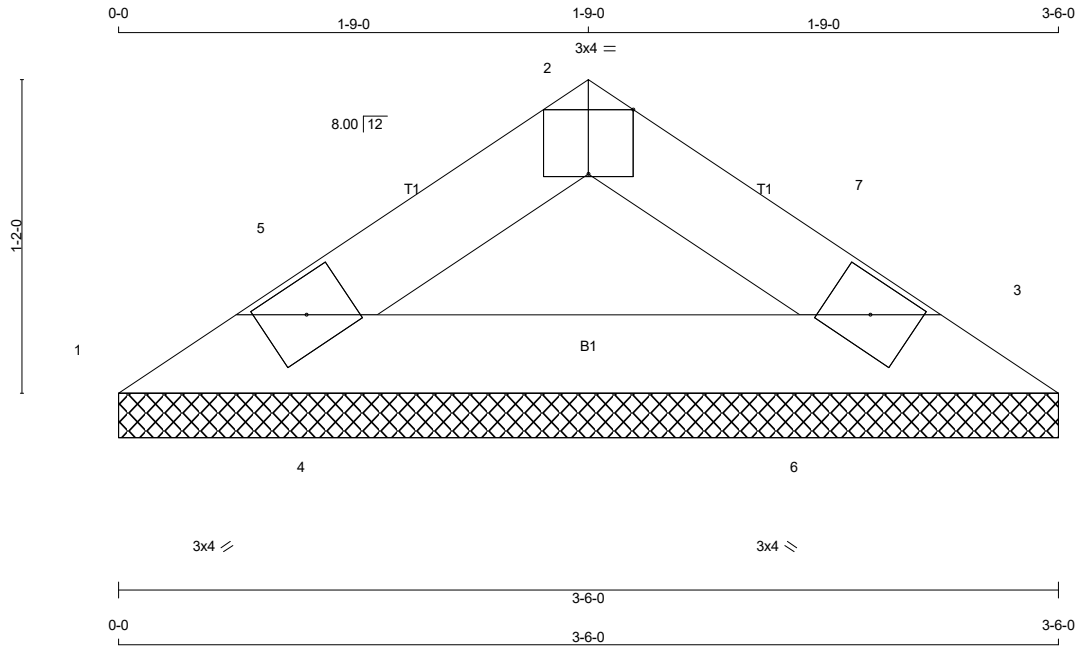
JSI GRIP= 0.36 (4) (INPUT = 0.90 )
JSI METAL= 0.15 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V06 | 2 | 1 | Roof<br>TRUSS DESC. | 54 |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 8 = 15 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TT-p | MT20 | 3.0 | 4.0 | Edge | 2.00 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 283 | 0 | 283 | 0 | 0 | 3-6-0 | 3-6-0 |
| 3 | 283 | 0 | 283 | 0 | 0 | 3-6-0 | 3-6-0 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 196 | 152 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 44 / 0 | 0 / 0 |
| 3 | 196 | 152 / 0 | 0 / 0 | 0 / 0 | 0 / 0 | 44 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 10.00 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (4)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1- 5 | -299 / 0 | -143.6 | -143.6 | 0.11 (1) | 6.25 | 4- 5 | 0 / 28 | 0.00 (1) |
| 5- 2 | -231 / 0 | -143.6 | -143.6 | 0.11 (1) | 6.25 | 6- 7 | 0 / 28 | 0.00 (1) |
| 2- 7 | -231 / 0 | -143.6 | -143.6 | 0.11 (1) | 6.25 | | | |
| 7- 3 | -299 / 0 | -143.6 | -143.6 | 0.11 (1) | 6.25 | | | |
| 1- 4 | 0 / 229 | -18.2 | -18.2 | 0.09 (1) | 10.00 | | | |
| 4- 6 | 0 / 234 | -18.2 | -18.2 | 0.11 (1) | 10.00 | | | |
| 6- 3 | 0 / 229 | -18.2 | -18.2 | 0.09 (1) | 10.00 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 43.6 | PSF |
| | | DL = | 5.2 | PSF |
| BOT | CH. | LL = | 0.0 | PSF |
| | | DL = | 7.3 | PSF |
| TOTAL | LOAD | = | 56.0 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR RESIDENTIAL OR SMALL BUILDING REQUIREMENTS OF PART 9, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 9 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

(55 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) EQUALS 43.6 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.11/1.00 (1-5:1) , BC=0.11/1.00 (4-6:1) , WB=0.00/1.00 (4-5:1) , SSI=0.11/1.00 (3-7:1)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.16 (1) (INPUT = 0.90 )
JSI METAL= 0.10 (1) (INPUT = 1.00 )

CHARLOTTETOWN

Mailing: 70 Kent Street
Charlottetown, PE, C1A 1M9
Tel: 902-629-4158
Fax: 902-629-4156
Email: planning@charlottetown.ca Website: www.charlottetown.ca

| For Office Use Only | | | |
|---|---|---|---|
| File #: | 25-630 | Zone: | R2 |
| Permit #: | 157-BLD-25 | Permit Fee: | 3300+1500=4800.00 |
| PID #: | 1114354 | Received: | 5/15/25 |

# BUILDING & DEVELOPMENT PERMIT APPLICATION

## 1. TYPE OF WORK

☒ New Building ☐ Renovate Existing ☐ Addition ☐ Change Use ☐ Other: _____

## 2. CONTACT INFORMATION

**APPLICANT**
Name: Star Homes and Construction Address: 20 Hanmac Dr.
Phone: _____ Cell: 902-717-0284
Email: toncj17@gmail.com Postal Code: C1C 0W1

**OWNER**
Name: Same as Above Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

**CONTRACTOR, ARCHITECT, OR ENGINEER**
Name: Star Homes and Construction Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

## 3. PROJECT INFORMATION

Project Location: #39-41, MacWilliam's Road, Charlottetown.
Proposed Occupancy: November 2025.
Current Occupancy: (if Existing Building on Lot) N.A
Estimated Value of Construction: $ 600,000
Corner Lot: Yes: ☐ No: ☒ Other Buildings on Lot? Yes: ☐ No: ☒ If yes, identify use: _____
If Building/Addition is under 20m², will the Grades be changing? Yes: ☐ No: ☐ Not Applicable: ☒

## 4. DETAILED PROJECT DESCRIPTION

1) Duplex with walkout basement.
2) 4 Bedrooms and 3 Bath.
3) Attached single garage.

**THIS IS AN APPLICATION ONLY**

## 5. Declaration & Signature

**I DO SOLEMNLY DECLARE & CERTIFY:**

1) That I am the Authorized Agent of the Owner/the Owner named in the Application for a permit hereto attached.

2) That the statements contained in this Application are true and complete, and are made with full knowledge of the circumstances connected with this Application.

3) That the plans and specifications submitted with this Application are prepared for the construction or alteration for the building or buildings described, and the building or development will be constructed or carried out in accordance with the plans and specifications as submitted.

4) That to the best of my knowledge, information and belief, the plot plans submitted correctly set out the dimensions and the area of the lands described in the Application, and the relation of the location of the proposed building to the street and property line.

5) That I know of no reason why the permit should not be granted in pursuance of the Application, and I make this declaration conscientiously believing it to be true.

6) Provided that the City, its officers, agents and/or employees are acting in good faith in the administration of the City's Bylaws, I waive all rights or action against the City of Charlottetown and/or its officers, agents, or employees in respect of any damages which may be caused through the operation of any provision(s) in any of the Bylaws or for the refusal of a permit or for any cause or irregularity or nonconformity with the Bylaws or regulations adopted by the City of Charlottetown.

7) I assume responsibility for damage to any City property including: sidewalks, curbs, gutters, etc. and I irrevocably agree to bear the cost of remediation repair or replacement of any City property damaged by myself or by any contractors, agents or employees working on the property which is the subject of this Application to the complete satisfaction of the City of Charlottetown.

8) I acknowledge that I am aware of any relevant incentive programs offered by the City and that Applications for such programs are to accompany a Building Permit Application.

9) The City of Charlottetown reserves the right to determine the applicable estimated construction cost of all types of building or development. See Section 6 below.

10) I agree to comply with all laws of Canada, Province of Prince Edward Island, pertaining to the construction/and use of the development applied for herein.

Further, I realize that the payment of monies for this application does not constitute approval of a permit nor approval to commence any part of the work applied for.

**I acknowledge, that failure to provide sufficient information and documentation as requested by the Planning & Heritage Department, will result in this Building & Development Permit application being considered "Null and Void" and the file will be closed after six (6) months from the date of this application.**

**Signature of Applicant:** _____ **Date:** May 15, 2025.

***Please indicate how you would like to receive the approved permit:*** ☐ Post ☒ Email ☒ Pick-Up at Planning Dept.

## 6. Determining Building Permit Fee based upon Estimated Cost of Construction

1) Permit Fees are based upon project valuation on the determined valuation of a project.
2) Valuation means the estimated total cost of building construction, including all electric, mechanical, plumbing and permanently fixed equipment. It is not meant to determine the market value of the structure.
3) Values provided by the applicant that appear to be significantly lower or higher than experience has shown with similar projects will be determined by researching recent similar permits or commercial valuation tools to determine an approximate average square foot value of the work.
4) Total valuation includes design fees, but does not include land price.

# CITY OF CHARLOTTETOWN

## RECEIPT

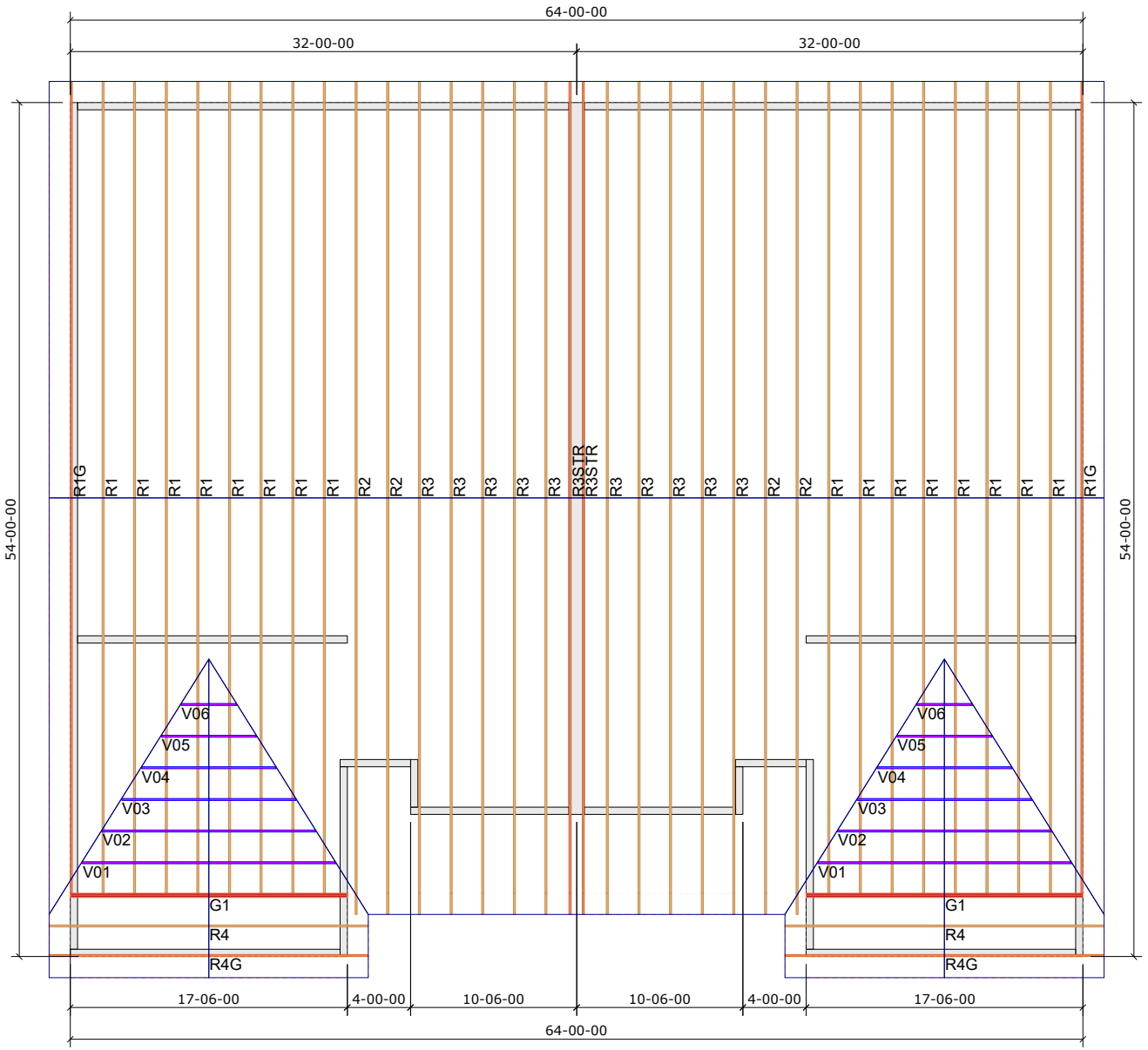
CITY OF CHARLOTTETOWN
**Planning & Heritage**
**70 Kent Street**
**Charlottetown, PE C1A 1M9**

**Receipt Number:** 25-00503

**Associated Location:** 39-41 MacWilliams Rd
**Payment Date:** 5/15/2025
**Payment Amount:** $4,800.00
**Payment Method:** Credit Card #07648G
**Payer Name:** Star Homes & Construction Inc
**Payer Address:** 20 Dr Hanmac, Charlottetown, PE C1C 0W1
**Cashier Name:** Melissa Kitson

| TYPE | DESCRIPTION | REVENUE CODE | AMOUNT |
|---|---|---|---|
| Permit 157-BLD-25 (BLD-SMD) | Residential Building Fee | 010-6100-41005-0000 | $3,300.00 |
| Permit 157-BLD-25 (BLD-SMD) | Building Deposit Fee | 010-0000-20939-0000 | $1,500.00 |
| | | Total Amount | $4,800.00 |
| | | **Total Amount Paid** | **$4,800.00** |

RECEIPT

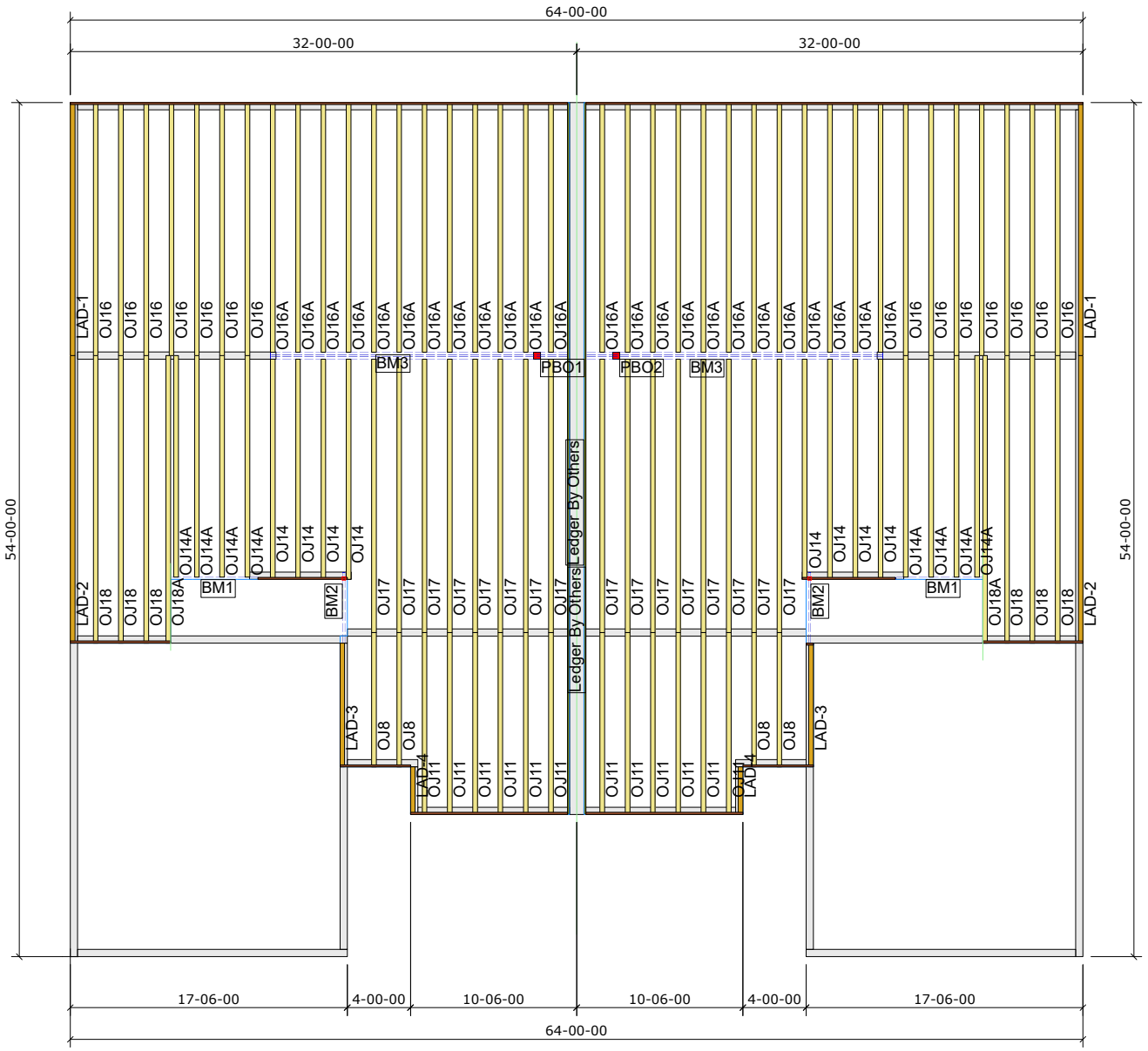




**Gable Enterprises Ltd.**
1006 Rte 124
Norton, NB
E5T 1X3
1-506-839-2946
1-800-561-1501
Fax: 1-506-839-2498


| | |
|---|---|
| **Customer Name :** | Rona Atlantic Charlottetown |
| **Job Number :** | B250692 |
| **Designer :** | <<Not Assigned>> |
| **Date :** | 2025-06-05 |

| | |
|---|---|
| Hip Lines | 0 ft |
| Horiz. Overhang | 0 ft |
| Ridge Lines | 0 ft |
| Roof Area | 0 ft² |
| Valley Lines | 0 ft |
| Raked Overhang | 0 ft |





**Gable Enterprises Ltd.**
1006 Rte 124
Norton, NB
E5T 1X3
1-506-839-2946
1-800-561-1501
Fax: 1-506-839-2498


| | |
|---|---|
| **Customer Name :** | Rona Atlantic Charlottetown |
| **Job Number :** | B250692 |
| **Designer :** | <<Not Assigned>> |
| **Date :** | 2025-06-05 |

| | |
|---|---|
| Hip Lines | 0 ft |
| Horiz. Overhang | 0 ft |
| Ridge Lines | 0 ft |
| Roof Area | 0 ft² |
| Valley Lines | 0 ft |
| Raked Overhang | 0 ft |

# PLAN NO. 2848 DP

WIDTH: 64'-0"
DEPTH: 54'-0"

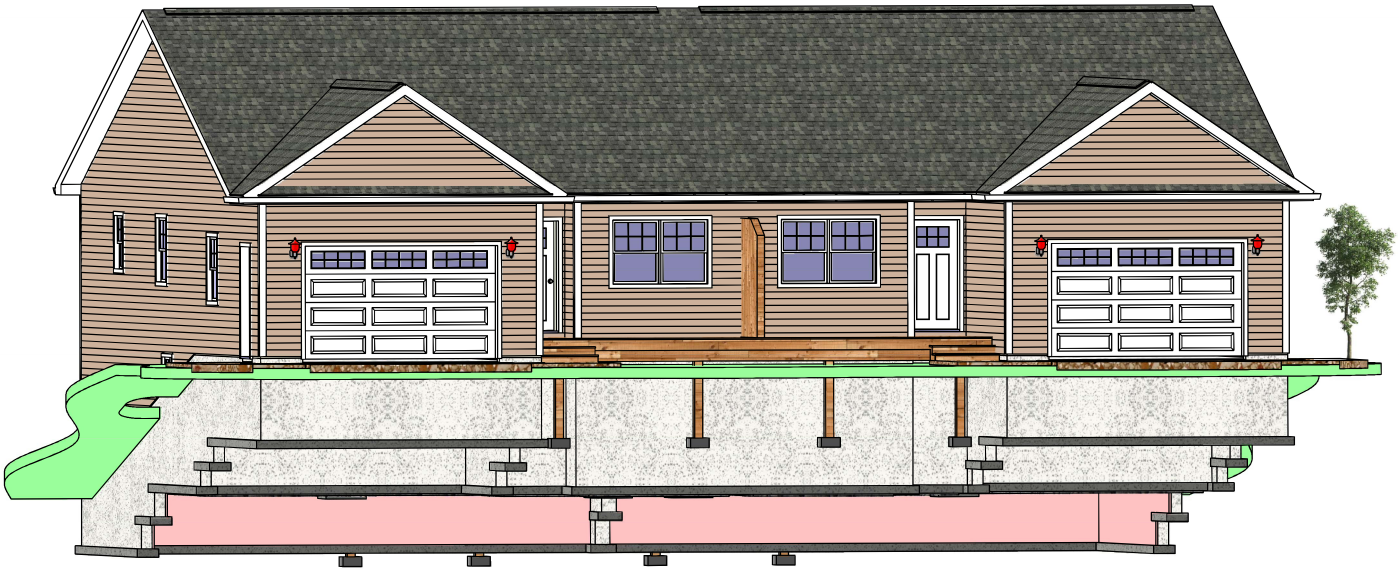
MAIN FLOOR AREA: 2478 sq.ft.
- UNIT #1: 1239 sq.ft./ - UNIT #2: 1239 sq.ft.

FINISHED BASEMENT AREA: 1984 sq.ft.
- UNIT #1: 992 sq.ft./ - UNIT #2: 992 sq.ft.

GARAGE AREA
- UNIT #1: 346 sq.ft./ - UNIT #2: 346 sq.ft.

## LIST OF DRAWINGS


A1. COVER PAGE
A2. FRONT & RIGHT ELEVATION
A3. REAR & LEFT ELEVATION
A4. MAIN FLOOR PLAN
A5. BASEMENT FLOOR PLAN
A6. SECTION A-A, ROOF PLAN
A7. SECTION B-B
A8. FOUNDATION PLAN


- PLEASE NOTE -

This plan is the property of 3D Home Design Ltd. and is for exclusive use.

3D Home Design Ltd. assumes no liability for any errors or omissions on this plan

Contractors to verify all dimensions on this plan before construction and notify designer of any modifications

Construction shall comply with the current edition of the National Building Code



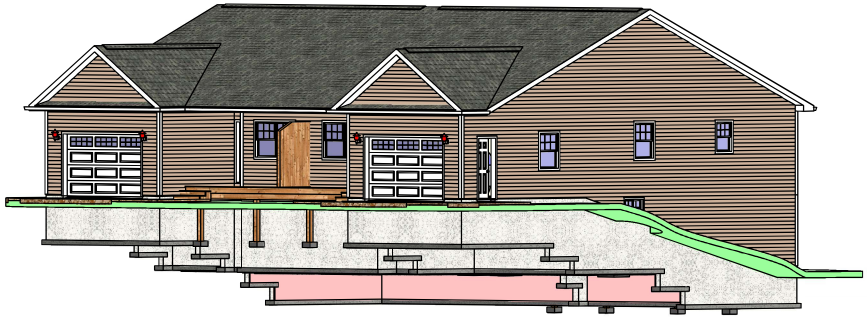
3D Home Design Ltd.
198 Grafton St. Charlottetown,PE
(902) 213-3879, bjh3879@gmail.com

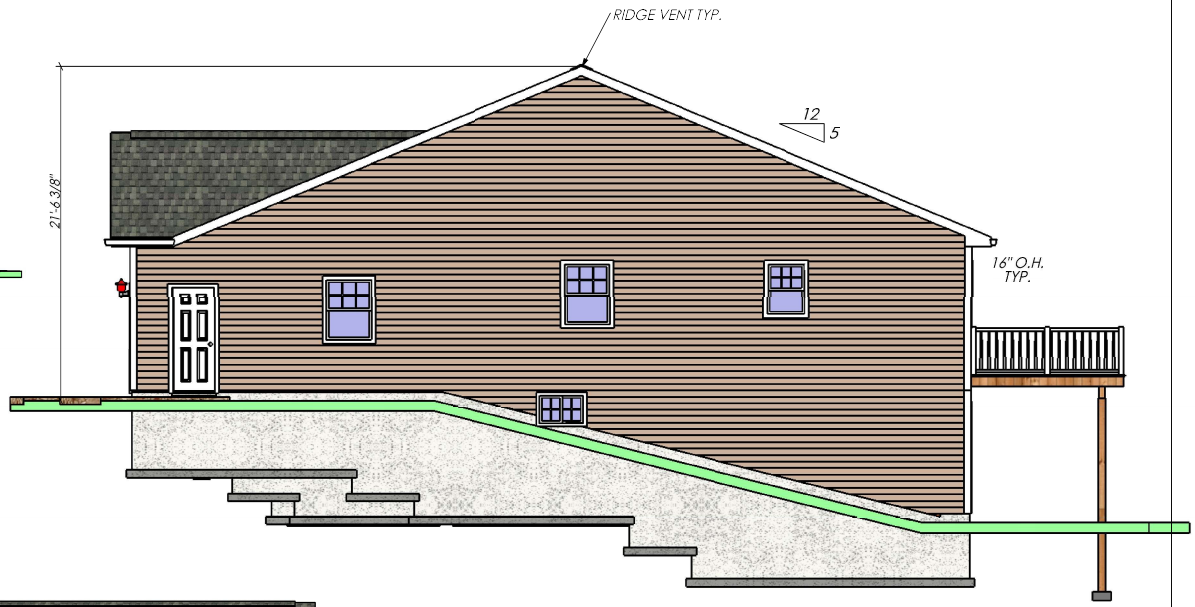

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A1. COVER PAGE
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025



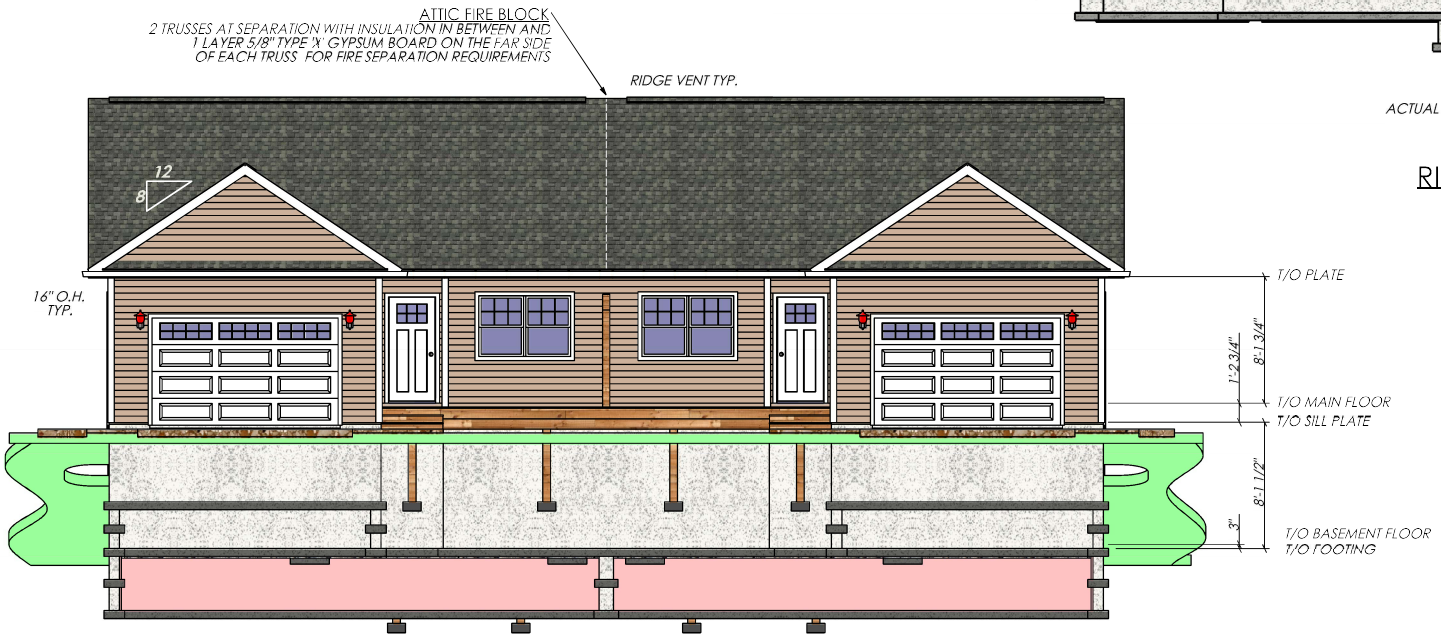
DRAWING SIZE: 11"x17"






ACTUAL SLOPING GRADE TO BE CONFIRMED ON SITE

## RIGHT ELEVATION




## FRONT ELEVATION


- PLEASE NOTE -

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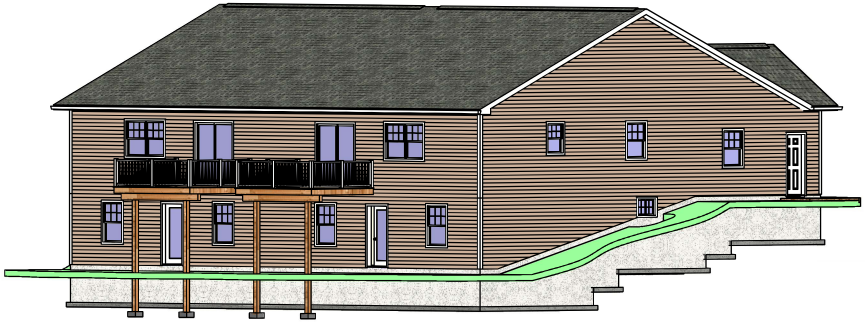
3D Home Design Ltd.
198 Grafton St. Ch'town. (902) 213-3879

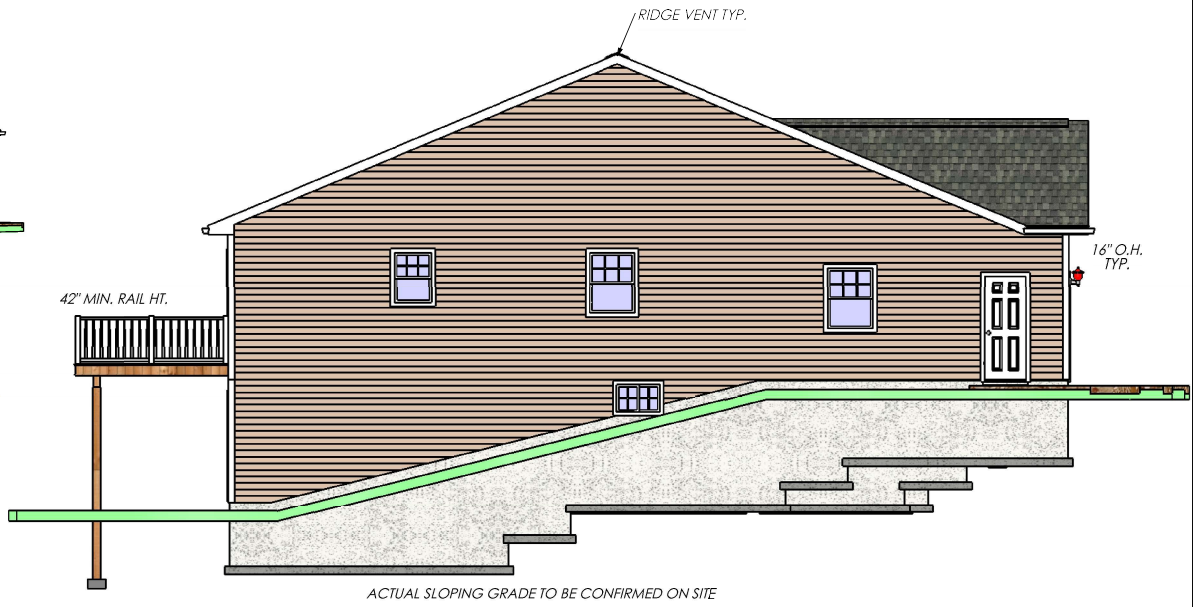

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A2. FRONT & RIGHT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025



DRAWING SIZE: 11"x17"






LEFT ELEVATION




REAR ELEVATION

- PLEASE NOTE -
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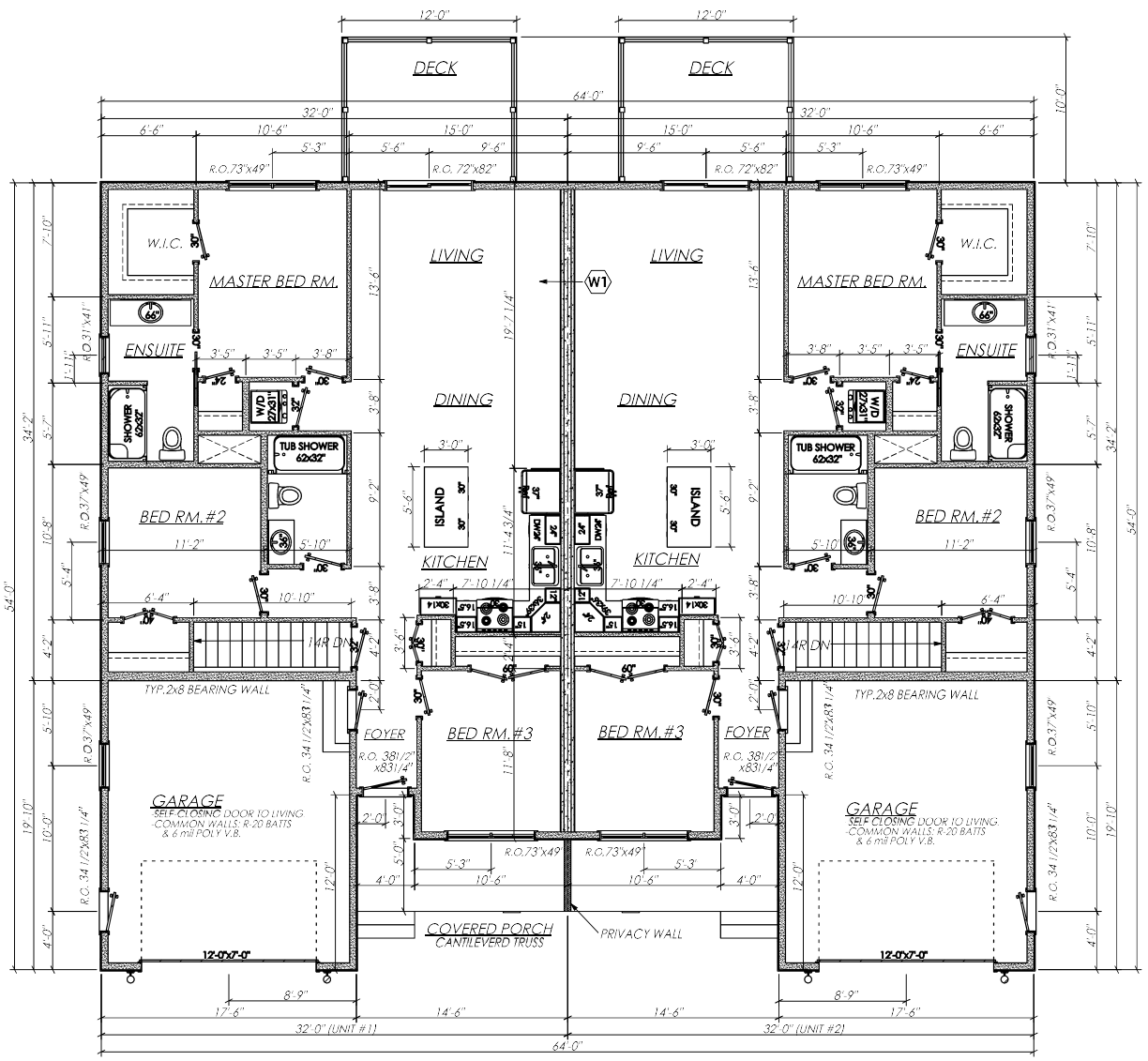
3D Home Design Ltd.
198 Grafton St. Ch'town. (902) 213-3879

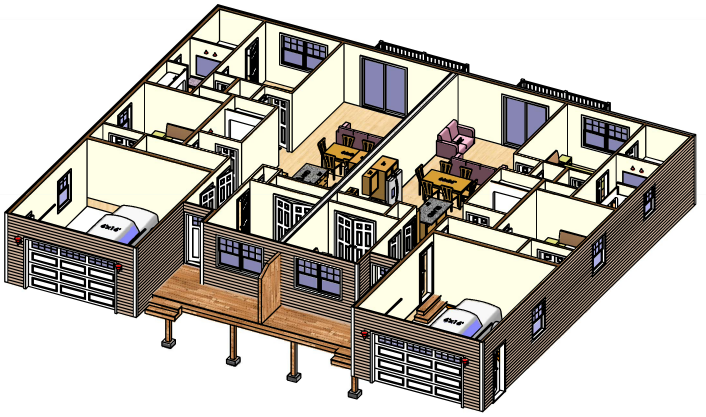
RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A3. REAR & LEFT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

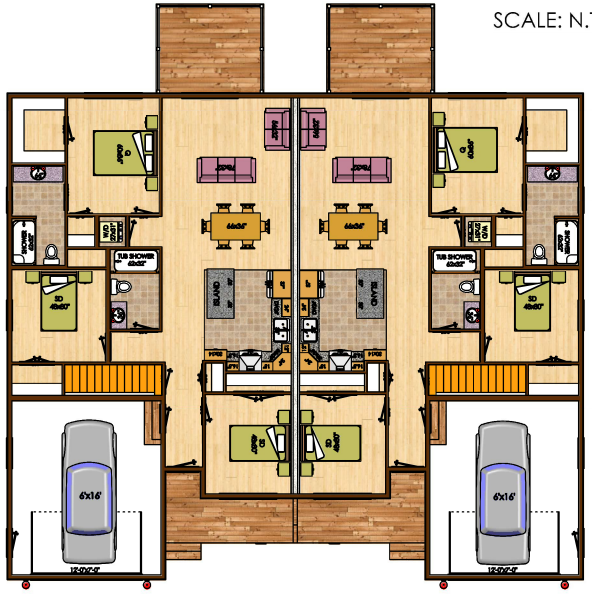
62

DRAWING SIZE: 11"x17"



SCALE: N.T.S



## MAIN FLOOR PLAN : 2478 sq.ft.

- UNIT #1: 1239 sq.ft. / - UNIT #2: 1239 sq.ft.

*NOTE: -EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.
-WINDOWS WITH OPENINGS MORE THAN 72" ABOVE GRADE AND LESS THAN 36" ABOVE FLOOR REQUIRE FALL PROTECTION.

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 1'' ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD


- PLEASE NOTE -

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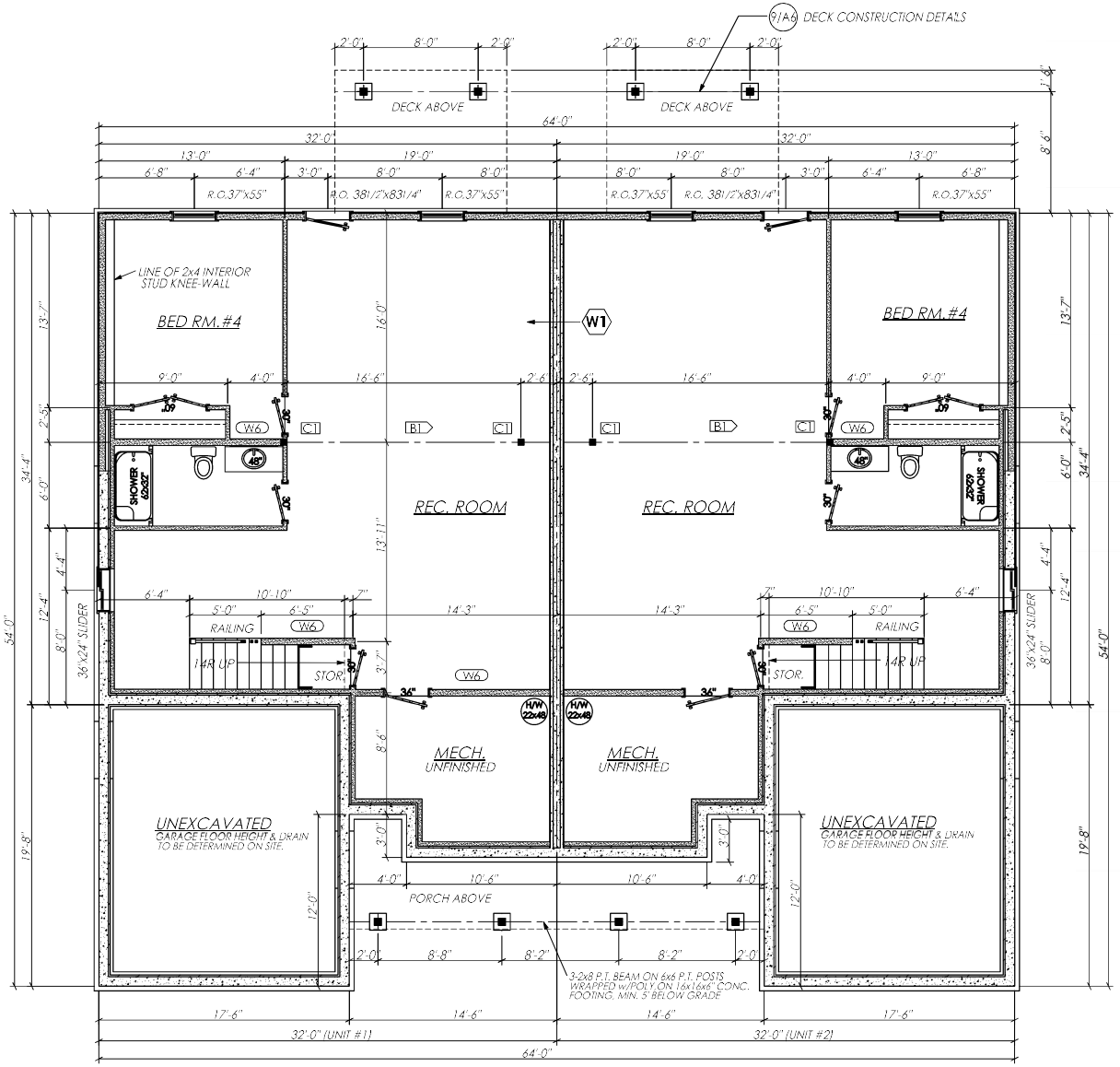
3D Home Design Ltd.
198 Grafton St. Ch'town. (902) 213-3879

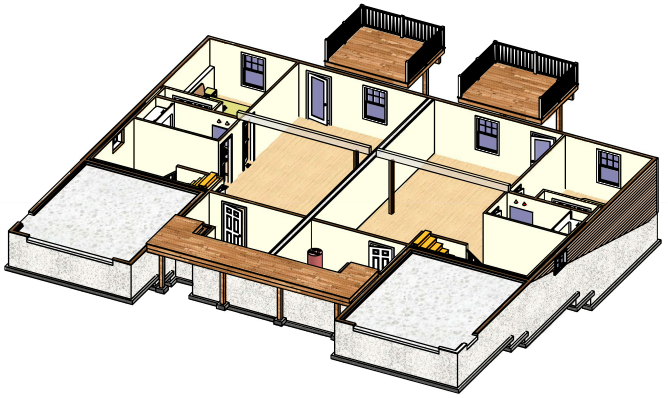

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A4. MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

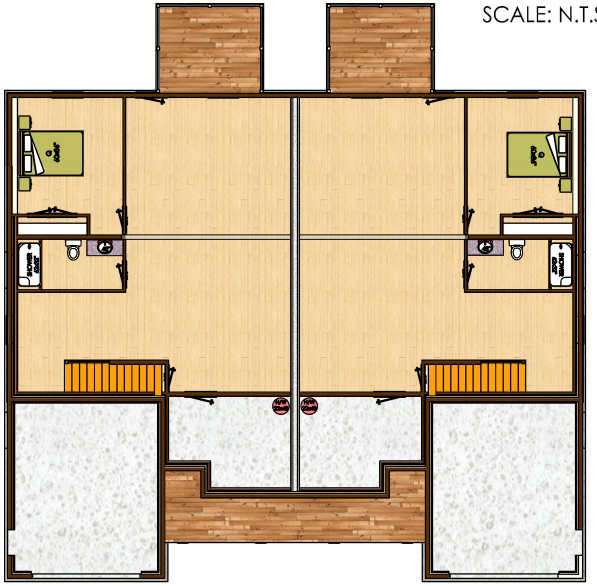
63

DRAWING SIZE: 11"x17"



SCALE: N.T.S



**BEAM, COLUMN & WALL SCHEDULE**

- B1 : RAISED LVL BEAM (TOP FLUSH) (DESIGNED BY MFG.)
- C1 : 4- PLY 2x6 STUDS POST
- W6 : 2x6 STUDS @16"c/c BEARING WALL

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

# WALKOUT BASEMENT FLOOR PLAN

FINISHED AREA: - UNIT #1: 992 sq.ft. / - UNIT #2: 992 sq.ft.

*NOTE: EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
- ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.


- PLEASE NOTE -

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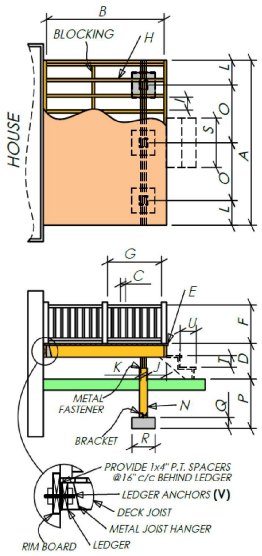
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879


RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A5. BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025



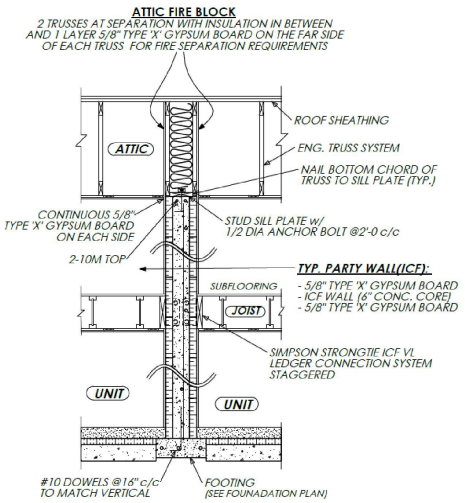
DRAWING SIZE: 11"x17"



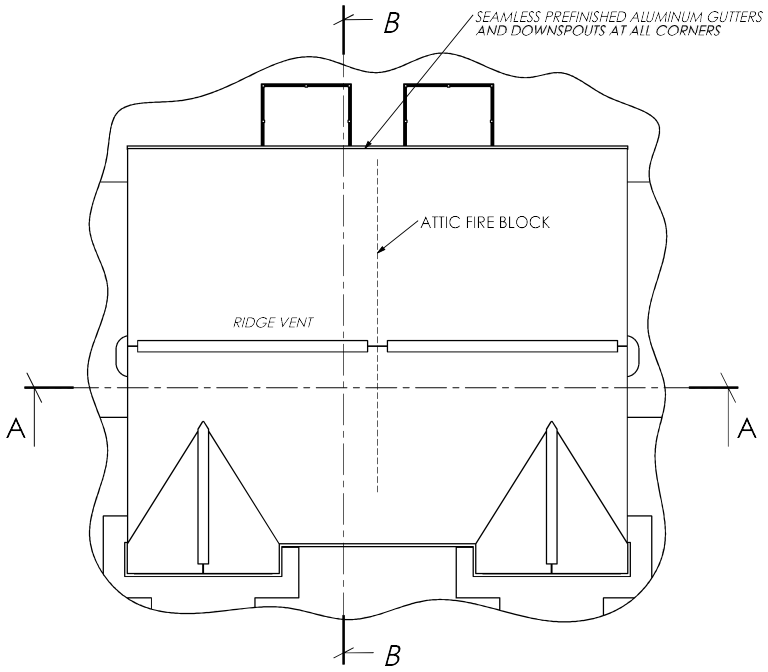

**SPECIFICATIONS**

| | | |
|---|---|---|
| A | DECK LENGTH (MEASURED ALONG HOUSE) | 12'-0" |
| B | DECK WIDTH (MEASURED OUT FROM HOUSE) | 10'-0" |
| C | OPENINGS IN GUARD/ RAILING(max.4") | 4" |
| D | HEIGHT OF DECK ABOVE FINISHED GRADE (max) | 9'-8" |
| E | DECKING THICKNESS | 5/4" |
| F | RAILING HEIGHT | 42" |
| G | DISTANCE BETWEEN RAILING POSTS(max.8') | 5'-6" |
| H | JOIST SIZE | 2x8" |
| I | JOIST SPACING | 16" |
| J | JOIST CANTILEVER | 16" |
| K | BEAM SIZE | 3-2x8" |
| L | BEAM CANTILEVER | 12" |
| M | POST TYPE (WOOD or CONCRETE) | WOOD |
| N | POST SIZE (WOOD: min 6X6") | 6x6" |
| O | POST SPACING (MAX) | 8'-0" |
| P | FOOTING DEPTH (min. 5') | 5' |
| Q | FOOTING THICKNESS | 6" |
| R | FOOTING WIDTH | 12x12" |
| V | LEDGER ANCHORS | 1/2"@12"c/c |

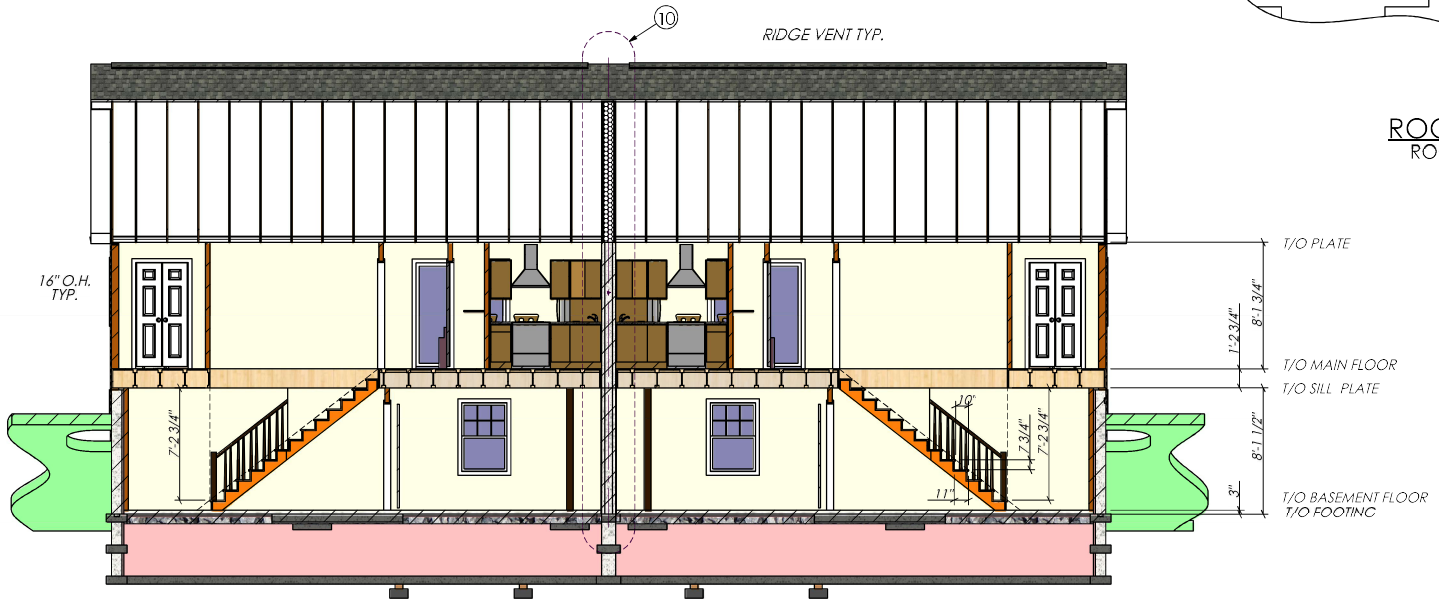
⑨ DECK CONSTRUCTION DETAILS
(SCALE: N.T.S)
*NOTE: ALL DECK CONSTRUCTION TO COMPLY WITH THE DETAILS IN THE TOWN OF STRATFORD 2019 DECK PAMPHLET.




⑩ SECTION @PARTY WALL
(SCALE: N.T.S)




ROOF PLAN (SCALE: N.T.S)
ROOFING AREA: 3980 sq.ft.




SECTION A-A


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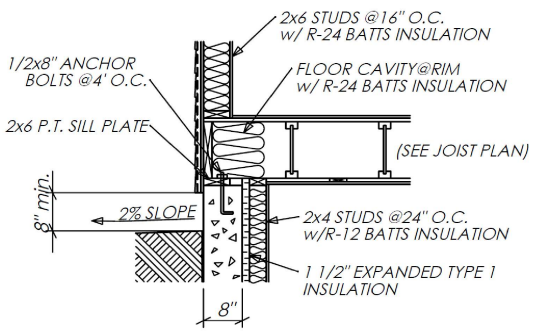

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RONA CHARLOTTETOWN.

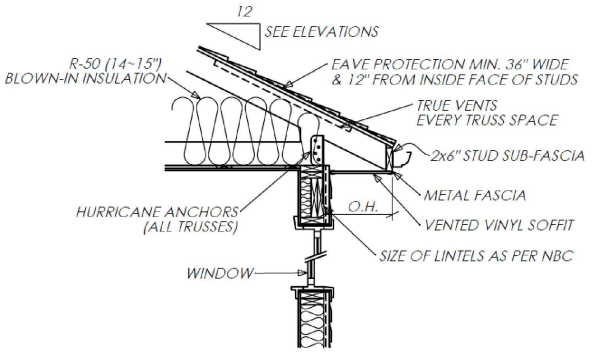
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A6. SECTION A-A, ROOF PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025



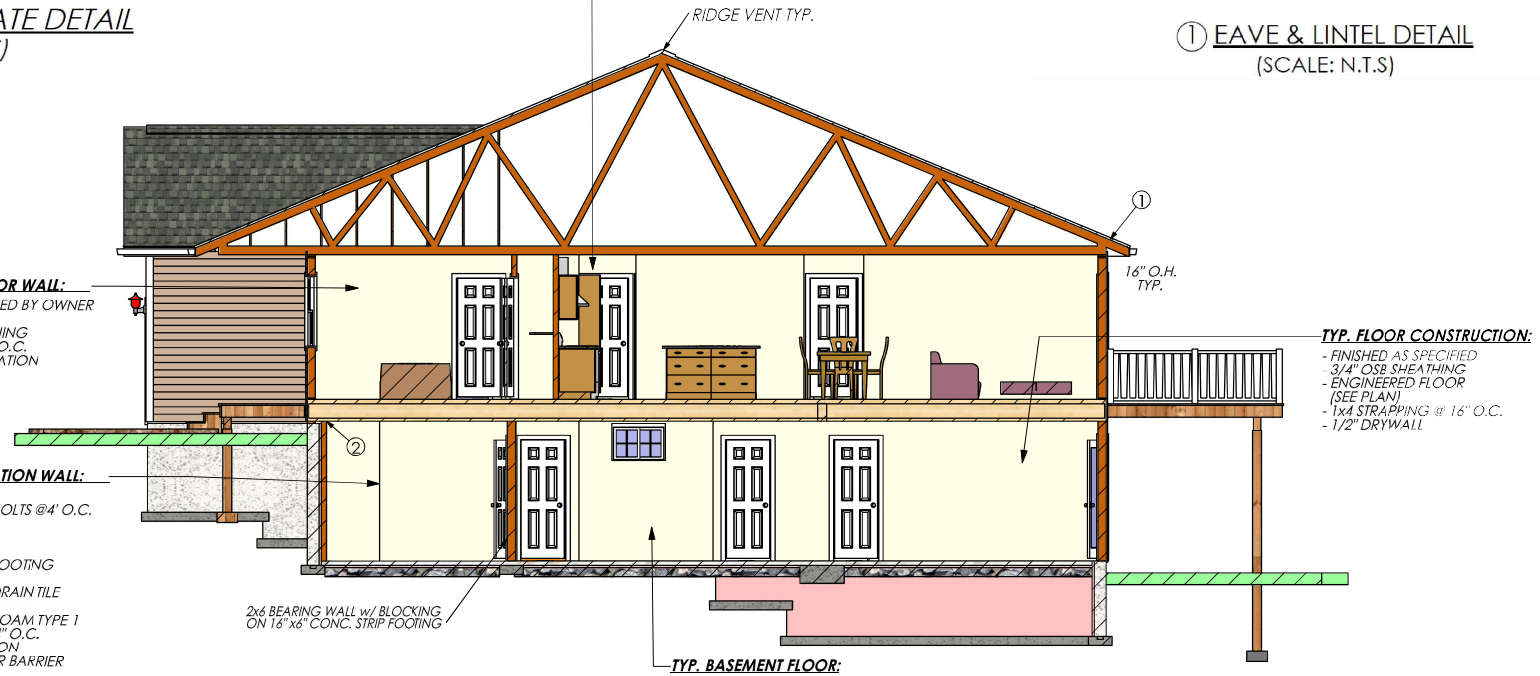
DRAWING SIZE: 11"x17"




## ② FLOOR & SILL PLATE DETAIL
(SCALE: N.T.S)




## ① EAVE & LINTEL DETAIL
(SCALE: N.T.S)




## SECTION B-B

*NOTE:
1. A SMOKE ALARM SHALL BE INSTALLED IN EACH BEDROOMS AND IN THE LIVING SPACE. SMOKE ALARMS IN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
2. A CARBON MONOXIDE(CO) ALARM SHALL BE INSTALLED IN THE BEDROOMS OR OUTSIDE OF THE BEDROOMS WITHIN 5m OF THE BED ROOM DOORS. ALL CO ALARMS WITHIN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
3. A SUPPLEMENTAL EXHAUST FAN WITH A RATED CAPACITY NOT LESS THAN 50 L/s SHALL BE INSTALLED IN THE KITCHEN (RANGE HOOD) OR DIRECT EXHAUST TO OUTSIDE.
4. THE BATHROOMS SHALL HAVE MECHNICAL VENTILATION WITH A RATED CAPACITY OF NOT LESS THAN 25 L/s.
5. LAUNDRY DRYING EXHAUST SHALL VENT DIRECTLY OUTDOORS AND SHALL BE INDEPENDENT OF OTHER VENTILATION


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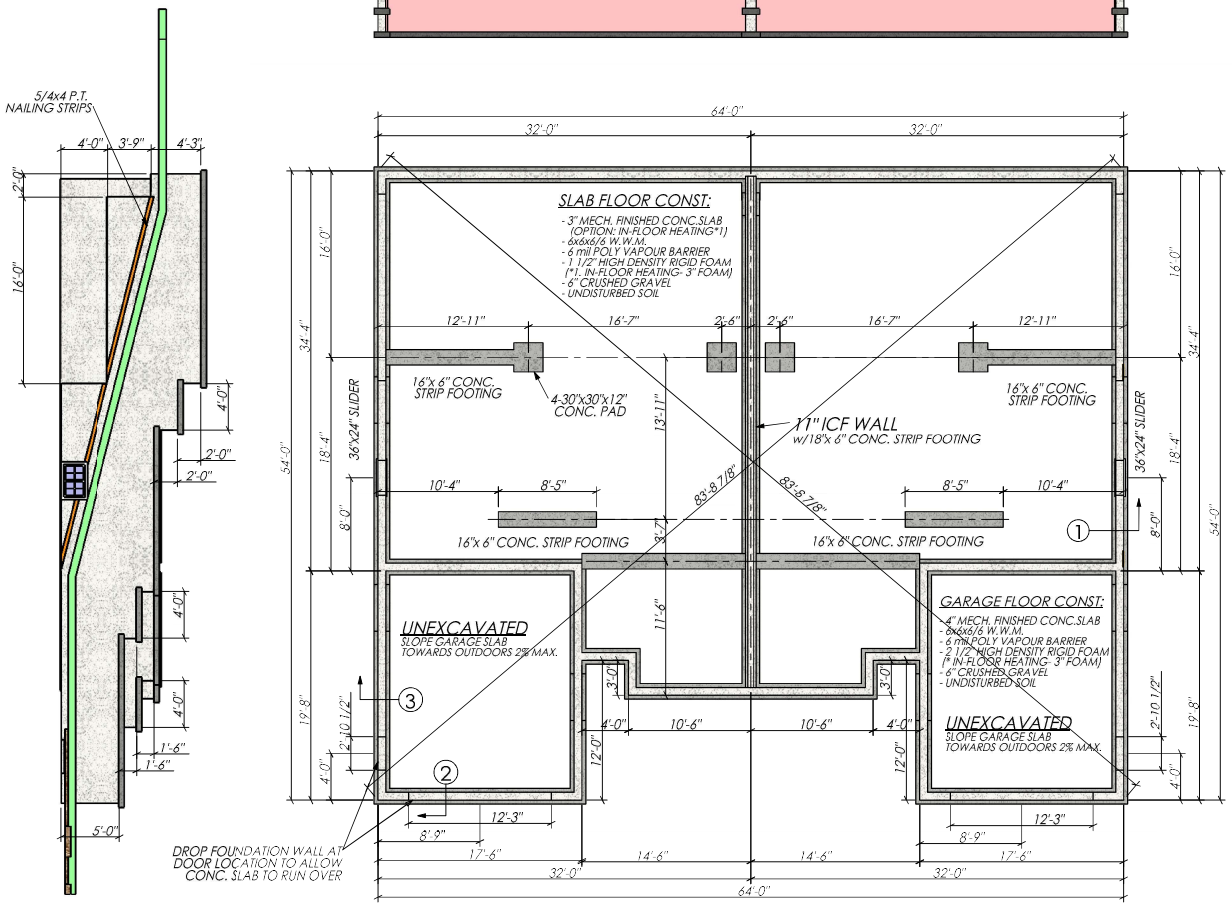
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198 Grafton St. Ch'town, (902) 213-3879


RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A7. SECTION B-B
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

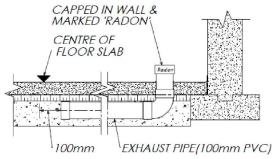


DRAWING SIZE: 11"x17"

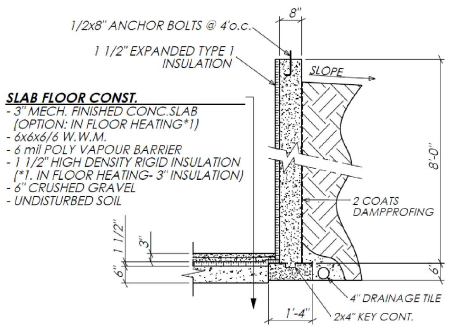



# FOUNDATION PLAN

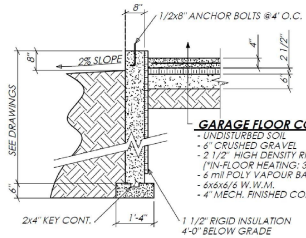
*NOTE: - ALL FOOTINGS & SLABS TO REST ON UNDISTURBED SOIL OR STRUCTURAL FILL, MIN. 3000 PSF BEARING CAPACITY.
- CONCRETE STRENGTH (MIN.) 20MPa- FOOTINGS & WALLS, 20MPa- INTERIOR SLABS, 32MPa- GARAGE & EXTERIOR SLABS.



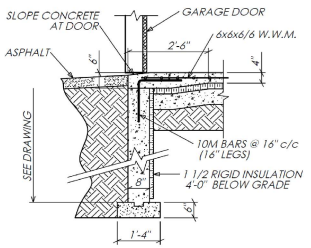

RADON CONTROL DETAIL



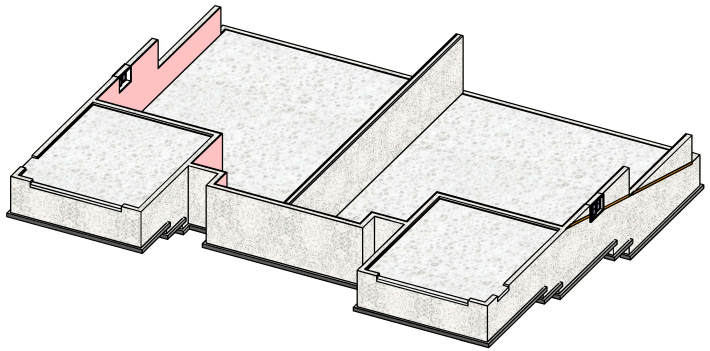

① TYP. FOUNDATION DETAIL
(SCALE: N.T.S)




③ GARAGE FLOOR DETAIL
(SCALE: N.T.S)




② GARAGE SLAB DETAIL @ O/H DOOR
(SCALE: N.T.S)



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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A8. FOUNDATION PLAN
SCALE: 3/32" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025



DRAWING SIZE: 11"x17"

REVISED JUNE 6/25

# PLAN NO. 2848 DP

WIDTH: 64'-0"
DEPTH: 54'-0"

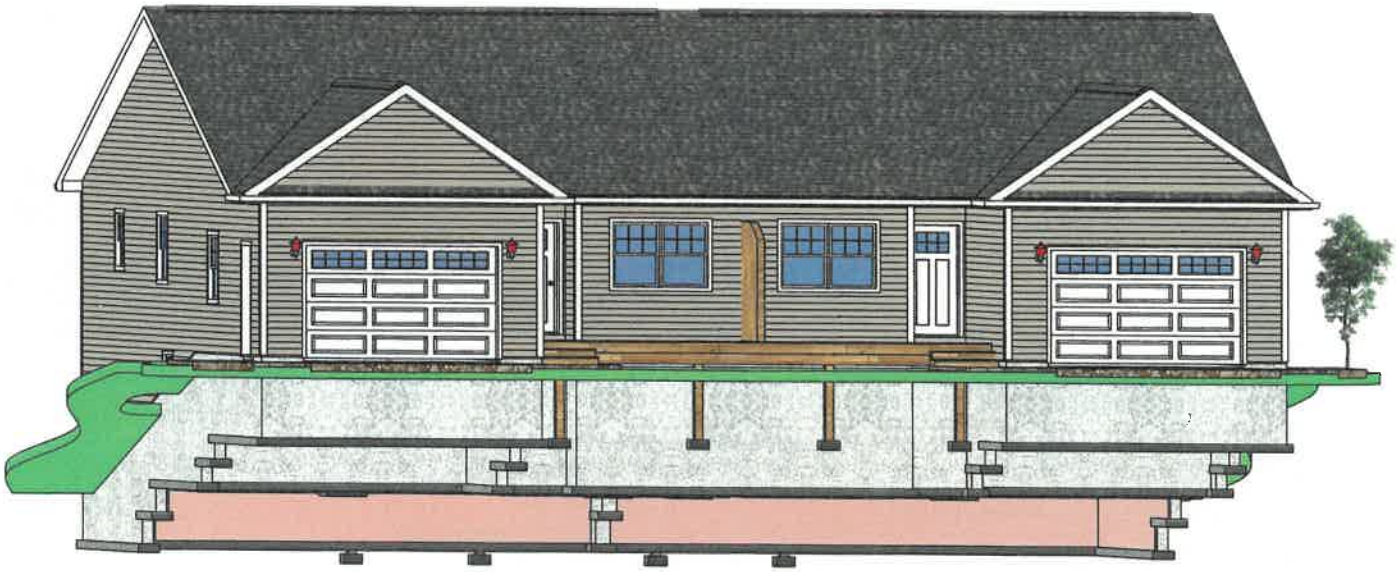
MAIN FLOOR AREA: 2478 sq.ft.
- UNIT #1: 1239 sq.ft./ - UNIT #2: 1239 sq.ft.

FINISHED BASEMENT AREA: 1984 sq.ft.
- UNIT #1: 992 sq.ft./ - UNIT #2: 992 sq.ft.

GARAGE AREA
- UNIT #1: 346 sq.ft./ - UNIT #2: 346 sq.ft.

## LIST OF DRAWINGS


A1. COVER PAGE
A2. FRONT & RIGHT ELEVATION
A3. REAR & LEFT ELEVATION
A4. MAIN FLOOR PLAN
A5. BASEMENT FLOOR PLAN
A6. SECTION A-A, ROOF PLAN
A7. SECTION B-B
A8. FOUNDATION PLAN


- PLEASE NOTE -

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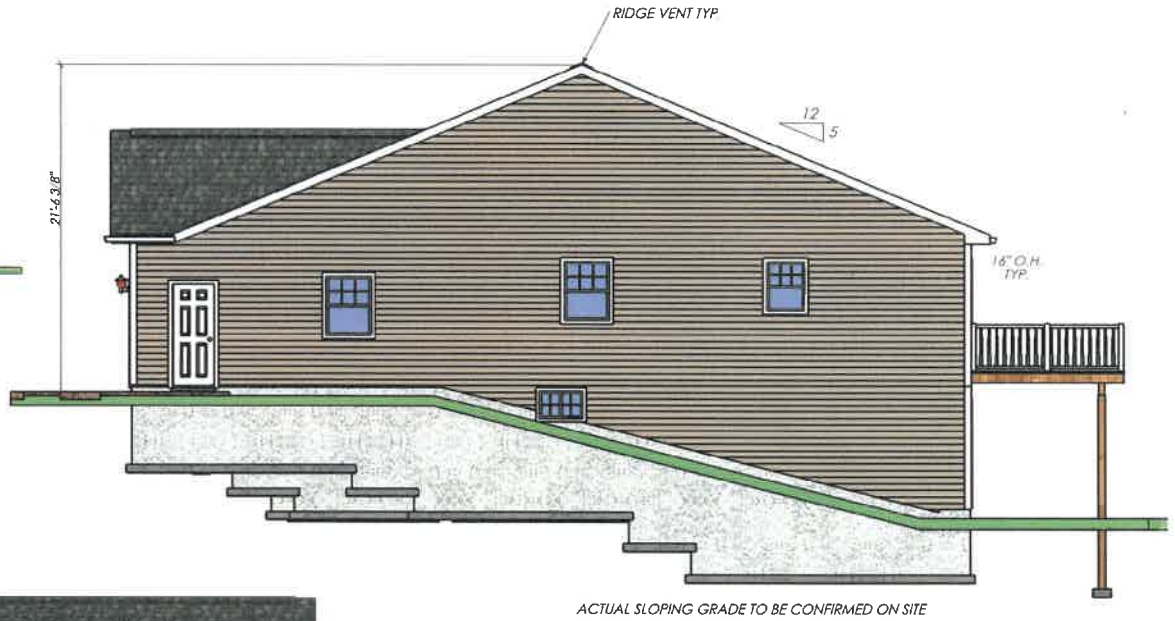
3D Home Design Ltd.
198 Grafton St. Charlottetown,PE
(902) 213-3879, bjh3879@gmail.com


RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A1. COVER PAGE
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"






ACTUAL SLOPING GRADE TO BE CONFIRMED ON SITE

RIGHT ELEVATION




FRONT ELEVATION

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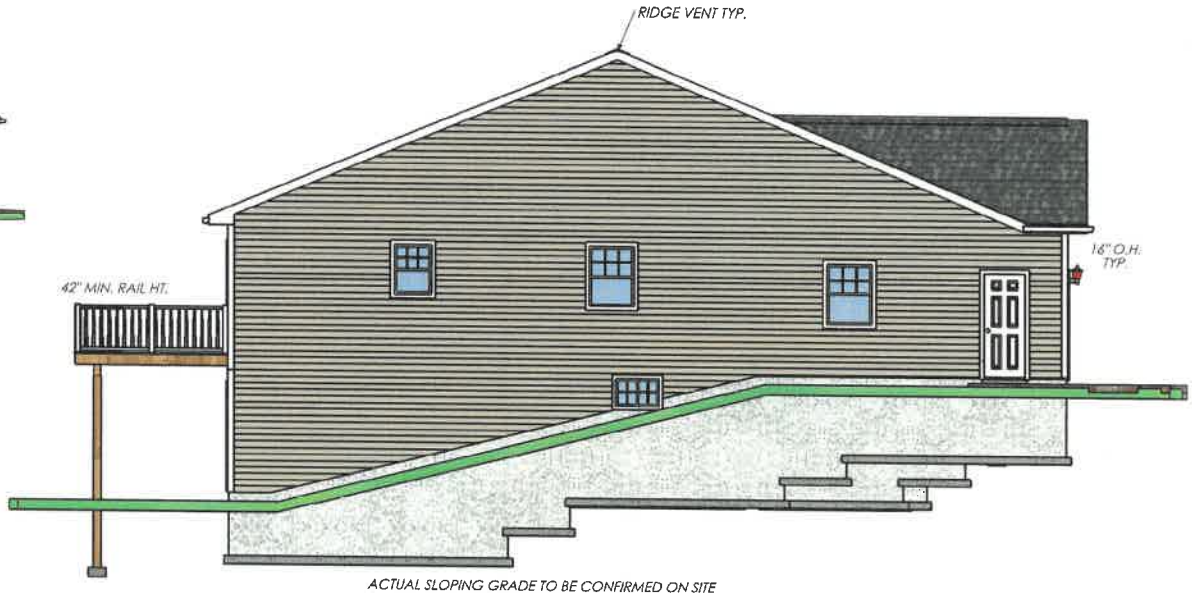
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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A2. FRONT & RIGHT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"






ACTUAL SLOPING GRADE TO BE CONFIRMED ON SITE

LEFT ELEVATION

ATTIC FIRE BLOCK
2 TRUSSES AT SEPARATION WITH INSULATION IN BETWEEN AND 1 LAYER 5/8" TYPE 'X' GYPSUM BOARD ON THE FAR SIDE OF EACH TRUSS FOR FIRE SEPARATION REQUIREMENTS




REAR ELEVATION

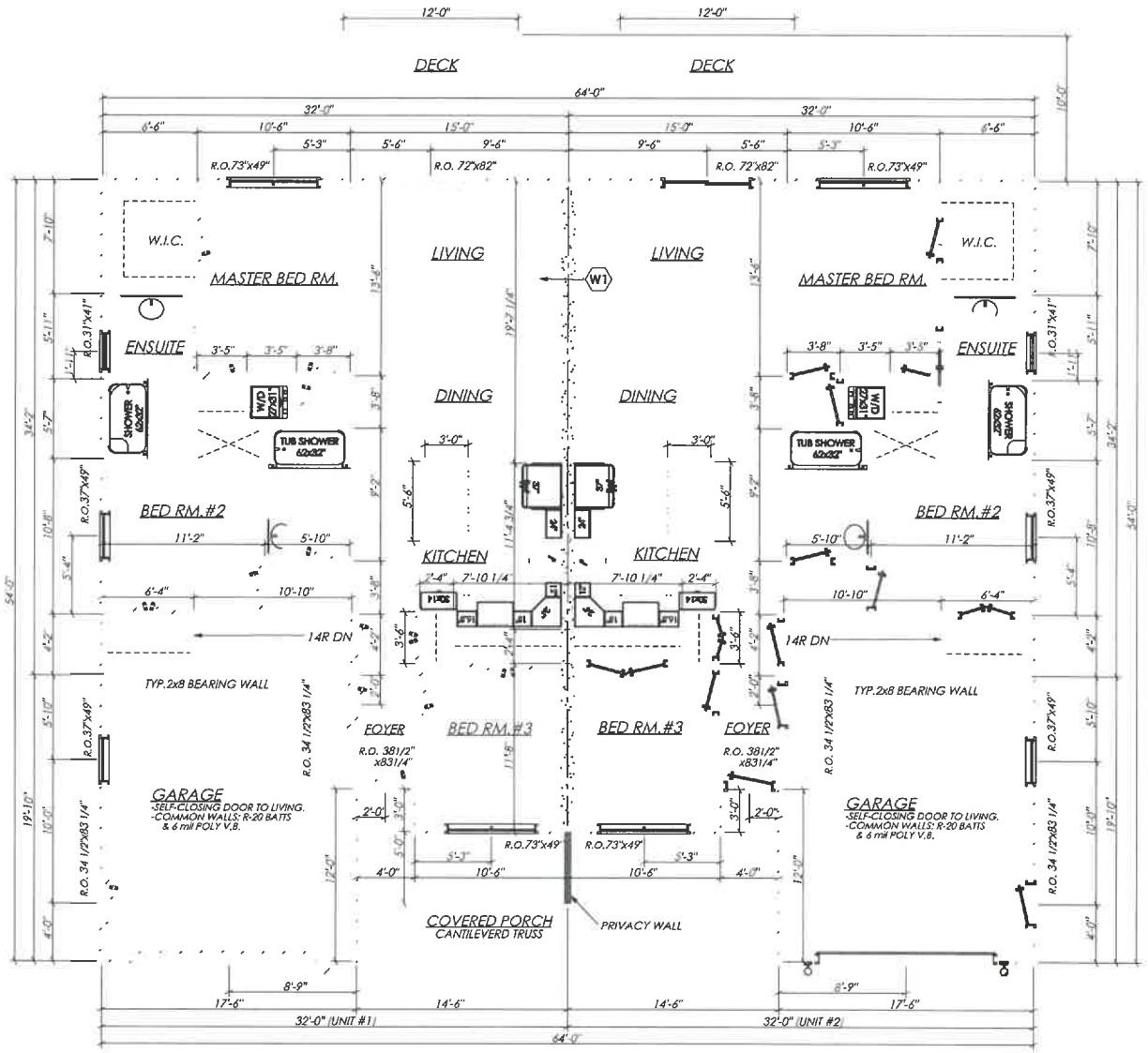
- PLEASE NOTE -
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RONA CHARLOTTETOWN.

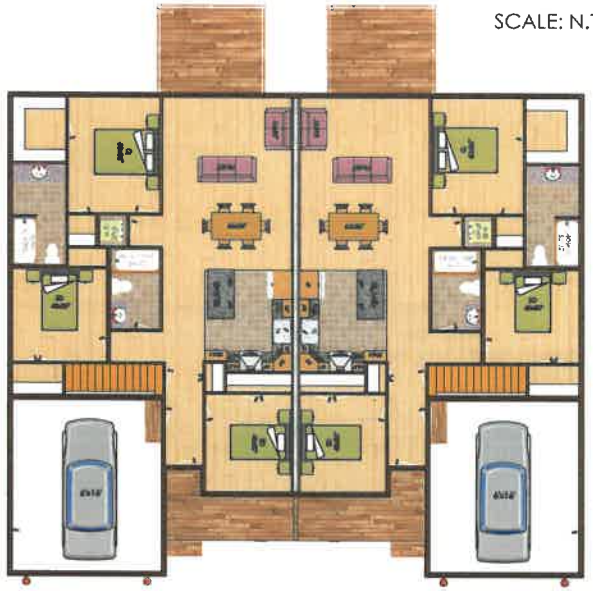
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A3. REAR & LEFT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"X17"






SCALE: N.T.S



## MAIN FLOOR PLAN : 2478 sq.ft.

- UNIT #1: 1239 sq.ft. / - UNIT #2: 1239 sq.ft.

*NOTE: -EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.
-WINDOWS WITH OPENINGS MORE THAN 72" ABOVE GRADE AND LESS THAN 36" ABOVE FLOOR REQUIRE FALL PROTECTION.

**(W1) TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

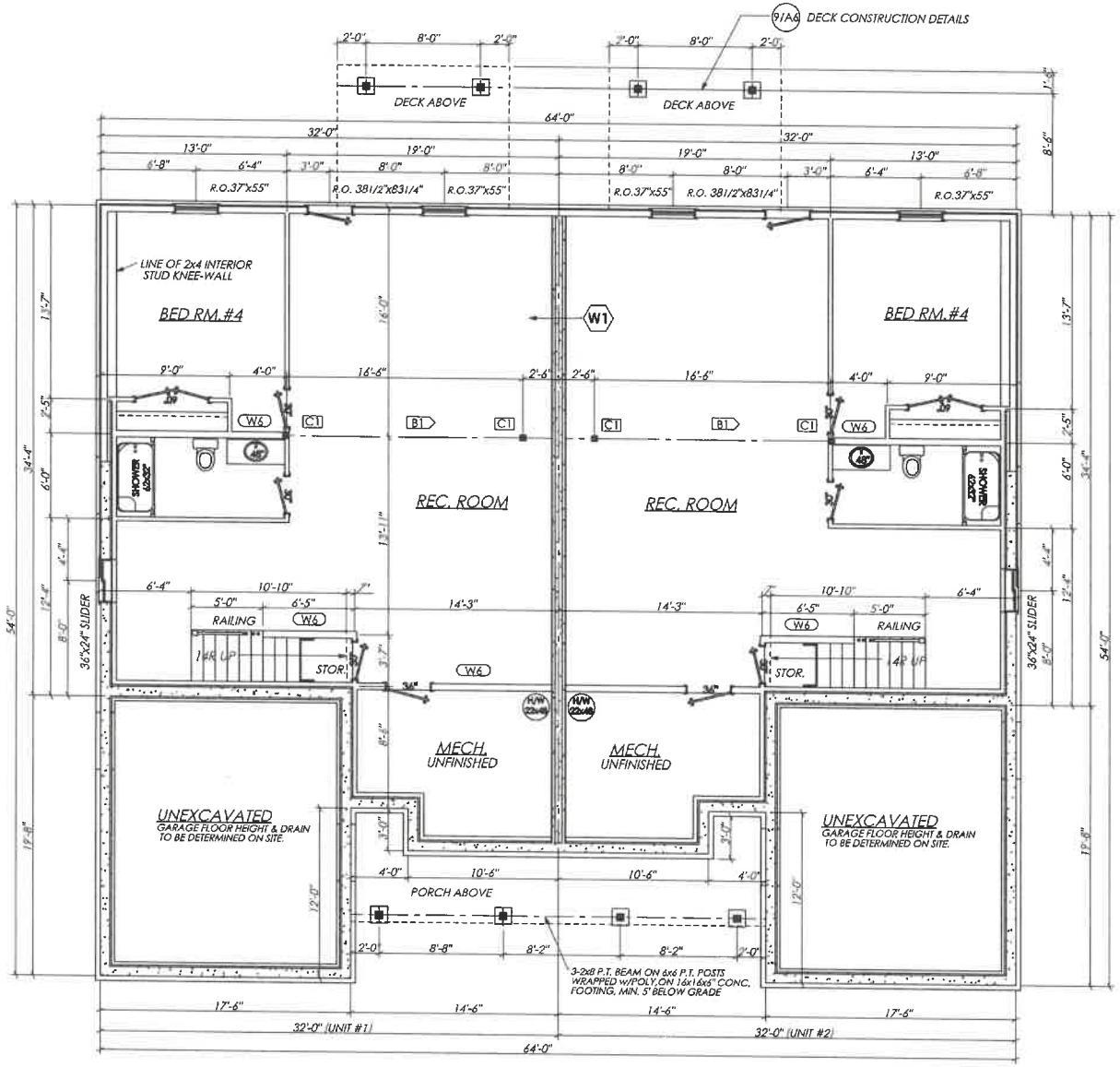
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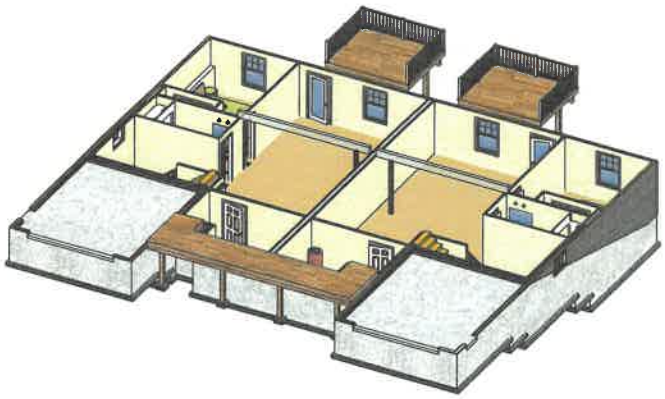
3D Home Design Ltd.
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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A4. MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"



SCALE: N.T.S



**BEAM, COLUMN & WALL SCHEDULE**

- B1 : RAISED LVL BEAM (TOP FLUSH) (DESIGNED BY MFG.)
- C1 : 4- PLY 2x6 STUDS POST
- W6 : 2x6 STUDS @16"c/c BEARING WALL

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

## WALKOUT BASEMENT FLOOR PLAN

FINISHED AREA: - UNIT #1: 992 sq.ft. / - UNIT #2: 992 sq.ft.

*NOTE:-EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.

- PLEASE NOTE -
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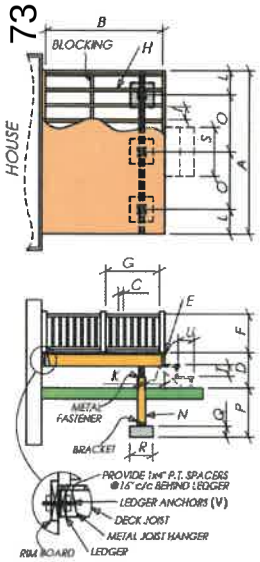
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A5. BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"

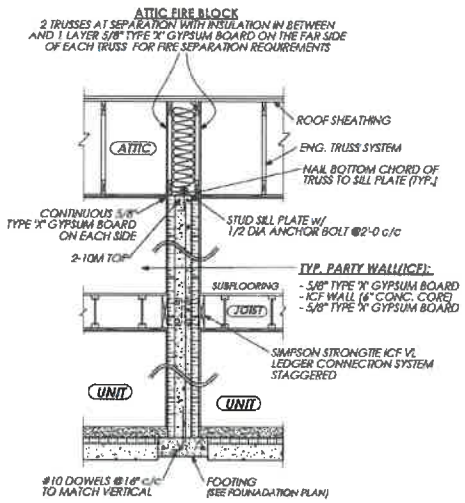
73



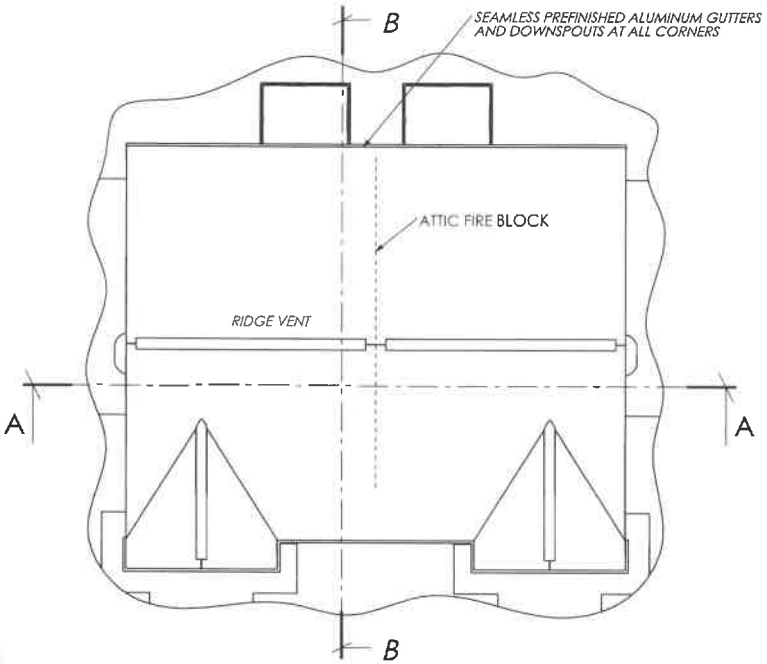

**SPECIFICATIONS**

| | | |
|---|---|---|
| A | DECK LENGTH (MEASURED ALONG HOUSE) | 12'-0" |
| B | DECK WIDTH (MEASURED OUT FROM HOUSE) | 10'-0" |
| C | OPENINGS IN GUARD/ RAILING(max.4") | 4" |
| D | HEIGHT OF DECK ABOVE FINISHED GRADE (max) | 9'-8" |
| E | DECKING THICKNESS | 5/4" |
| F | RAILING HEIGHT | 42" |
| G | DISTANCE BETWEEN RAILING POSTS(max.8') | 5'-6" |
| H | JOIST SIZE | 2x8" |
| I | JOIST SPACING | 16" |
| J | JOIST CANTILEVER | 16" |
| K | BEAM SIZE | 3-2x8" |
| L | BEAM CANTILEVER | 12" |
| M | POST TYPE (WOOD or CONCRETE) | WOOD |
| N | POST SIZE (WOOD: min 6X6") | 6x6" |
| O | POST SPACING (MAX) | 8'-0" |
| P | FOOTING DEPTH (min. 5') | 5' |
| Q | FOOTING THICKNESS | 6" |
| R | FOOTING WIDTH | 12x12" |
| V | LEDGER ANCHORS | 1/2"@12"c/c |

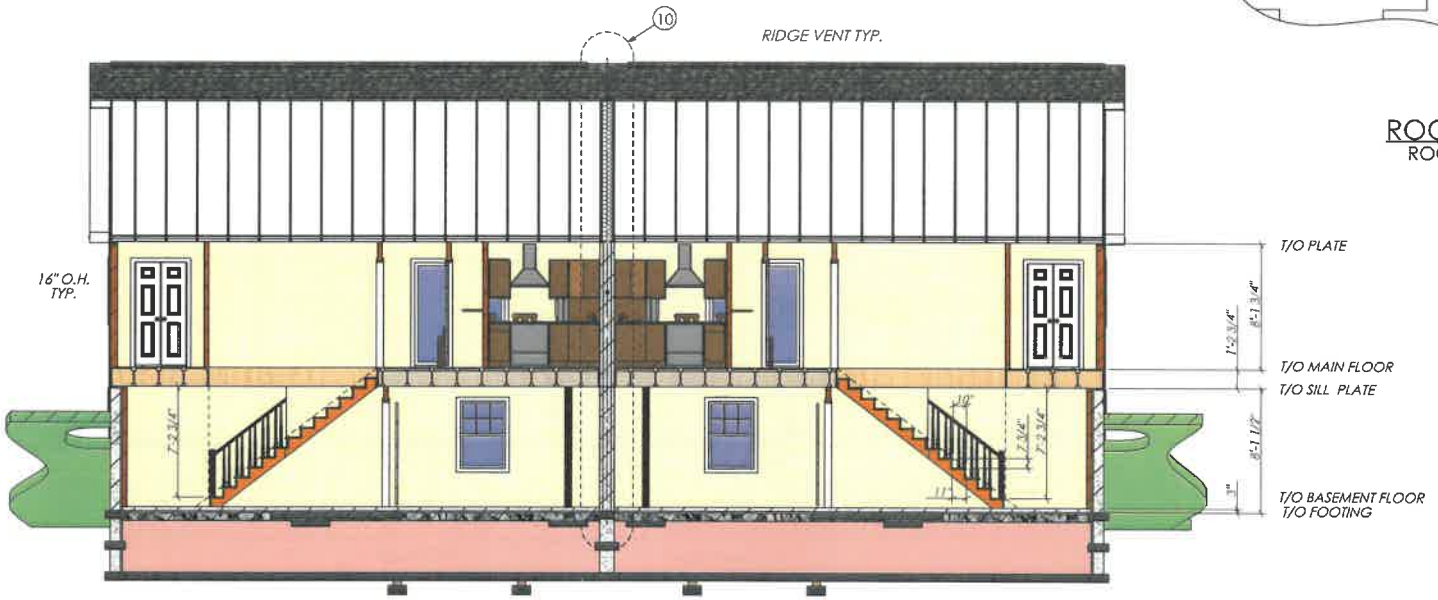
⑨ DECK CONSTRUCTION DETAILS
(SCALE: N.T.S)
*NOTE: ALL DECK CONSTRUCTION TO COMPLY WITH THE DETAILS IN THE TOWN OF STRATFORD 2019 DECK PAMPHLET.




⑩ SECTION @PARTY WALL
(SCALE: N.T.S)




ROOF PLAN (SCALE: N.T.S)
ROOFING AREA: 3980 sq.ft.




SECTION A-A

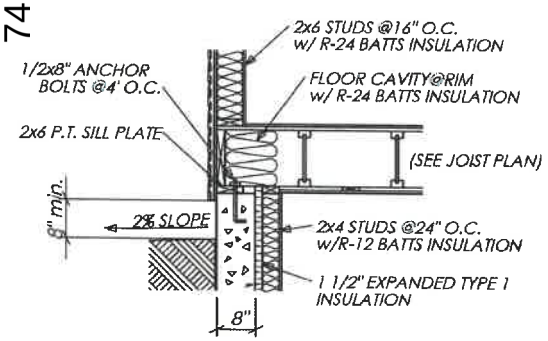

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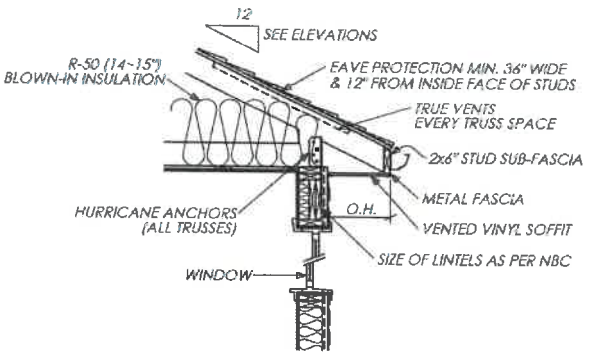
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879


RONA CHARLOTTETOWN.
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A6. SECTION A-A, ROOF PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"

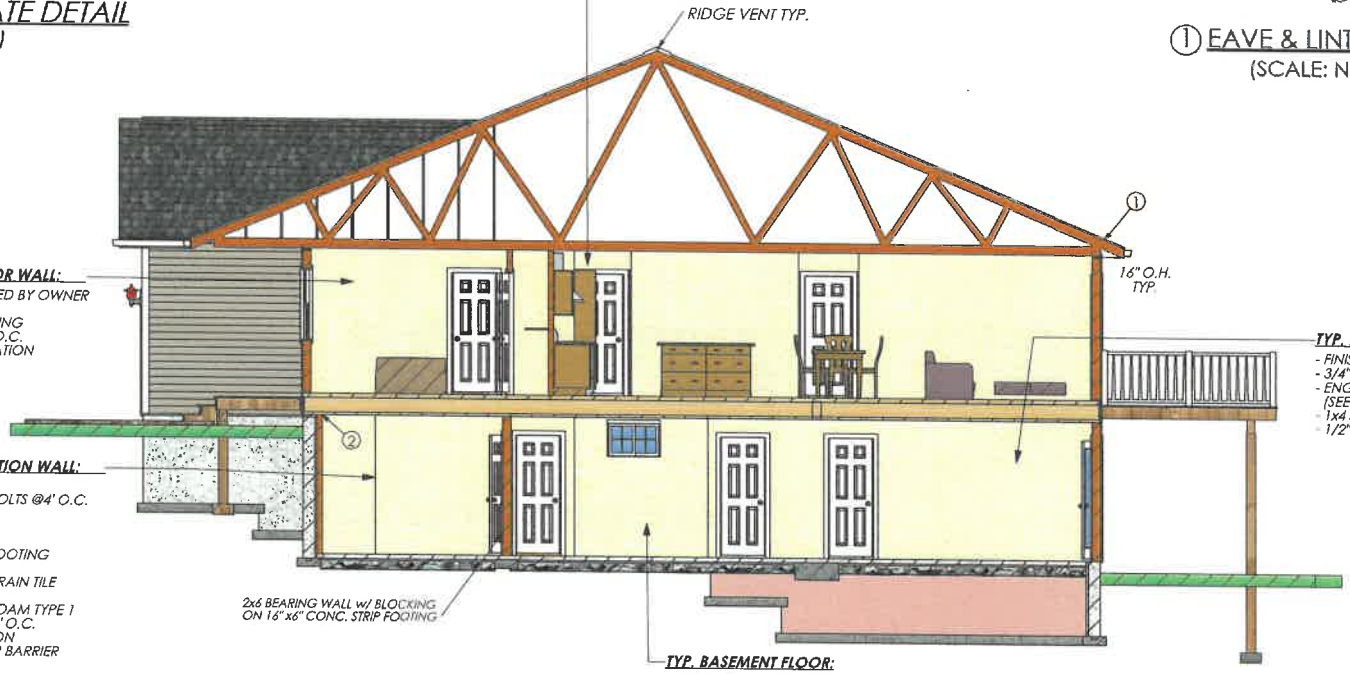



## ② FLOOR & SILL PLATE DETAIL
(SCALE: N.T.S)




## ① EAVE & LINTEL DETAIL
(SCALE: N.T.S)

**TYP. TRUSS ROOF CONSTRUCTION**
- 25 YEAR FIBERGLASS SHINGLES
- SYNTHETIC UNDERLAYMENT
- 1/2" OSB SHEATHING & 'H' CLIPS
- PRE-ENGINEERED TRUSS @24"O.C. (SEE DESIGN BY OTHERS)
- R50 BLOWN-IN INSULATION
- 1x4 STRAPPING @16"O.C.
- 6 mil POLY V.B.
- 1/2" DRYWALL




**TYPICAL EXTERIOR WALL:**
- FINISHED SPECIFIED BY OWNER
- HOUSE WRAP
- 1/2" OSB SHEATHING
- 2x6 STUDS @16" O.C.
- R24 BATTS INSULATION
- 6 mil POLY V.B.
- 1/2" DRYWALL

**FINISHED FOUNDATION WALL:**
- DAMPROOFING
- 1/2" x8" ANCHOR BOLTS @4' O.C.
- 2x6 P.T. SILL PLATE
- SILL GASKET
- 8'x8' CONC.WALL
- 16'x6" CONCRETE FOOTING (FOOTING KEY)
- 6" GRAVEL ON 4" DRAIN TILE
- MOISTURE BARRIER
- 1 1/2" EXPANDED FOAM TYPE 1
- 2x4 K.D. STUDS @24" O.C.
- R-12 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" DRYWALL

**TYP. FLOOR CONSTRUCTION:**
- FINISHED AS SPECIFIED
- 3/4" OSB SHEATHING
- ENGINEERED FLOOR (SEE PLAN)
- 1x4 STRAPPING @ 16" O.C.
- 1/2" DRYWALL

**TYP. BASEMENT FLOOR:**
- UNDISTURBED SOIL
- 6" CRUSHED GRAVEL
- 1 1/2" HIGH DENSITY RIGID FOAM (*1. IN-FLOOR HEATING- 3" FOAM)
- 6 mil POLY VAPOUR BARRIER
- 6x6x6/6 W.W.M.
- 3" MECH. FINISHED CONC.SLAB (OPTION: IN-FLOOR HEATING*1)
- FINISHED AS SPECIFIED

## SECTION B-B

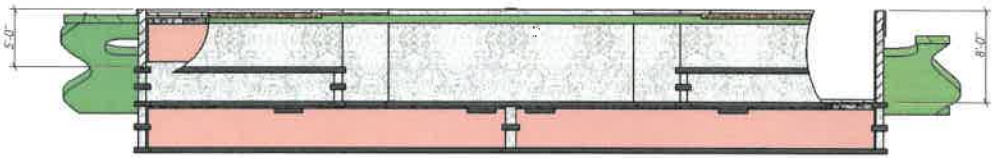
*NOTE:
1. A SMOKE ALARM SHALL BE INSTALLED IN EACH BEDROOMS AND IN THE LIVING SPACE. SMOKE ALARMS IN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
2. A CARBON MONOXIDE(CO) ALARM SHALL BE INSTALLED IN THE BEDROOMS OR OUTSIDE OF THE BEDROOMS WITHIN 5m OF THE BED ROOM DOORS. ALL CO ALARMS WITHIN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
3. A SUPPLEMENTAL EXHAUST FAN WITH A RATED CAPACITY NOT LESS THAN 50 L/s SHALL BE INSTALLED IN THE KITCHEN (RANGE HOOD) OR DIRECT EXHAUST TO OUTSIDE.
4. THE BATHROOMS SHALL HAVE MECHNICAL VENTILATION WITH A RATED CAPACITY OF NOT LESS THAN 25 L/s.
5. LAUNDRY DRYING EXHAUST SHALL VENT DIRECTLY OUTDOORS AND SHALL BE INDEPENDENT OF OTHER VENTILATION

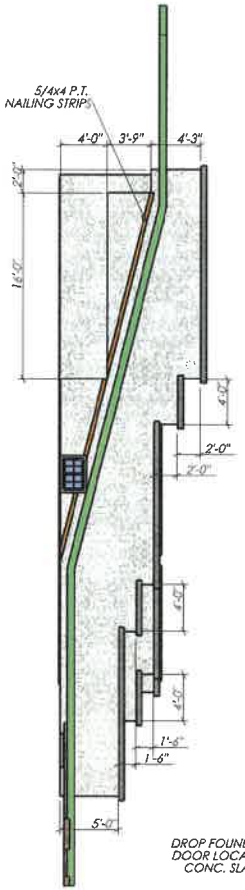
- PLEASE NOTE -
This plan is the property of 3D Home Design Ltd. and is for exclusive use.
3D Home Design Ltd. assumes no liability for any errors or omissions on this plan
Contractors to verify all dimensions on this plan before construction and notify designer of any modifications
Construction shall comply with the current edition of the National Building Code

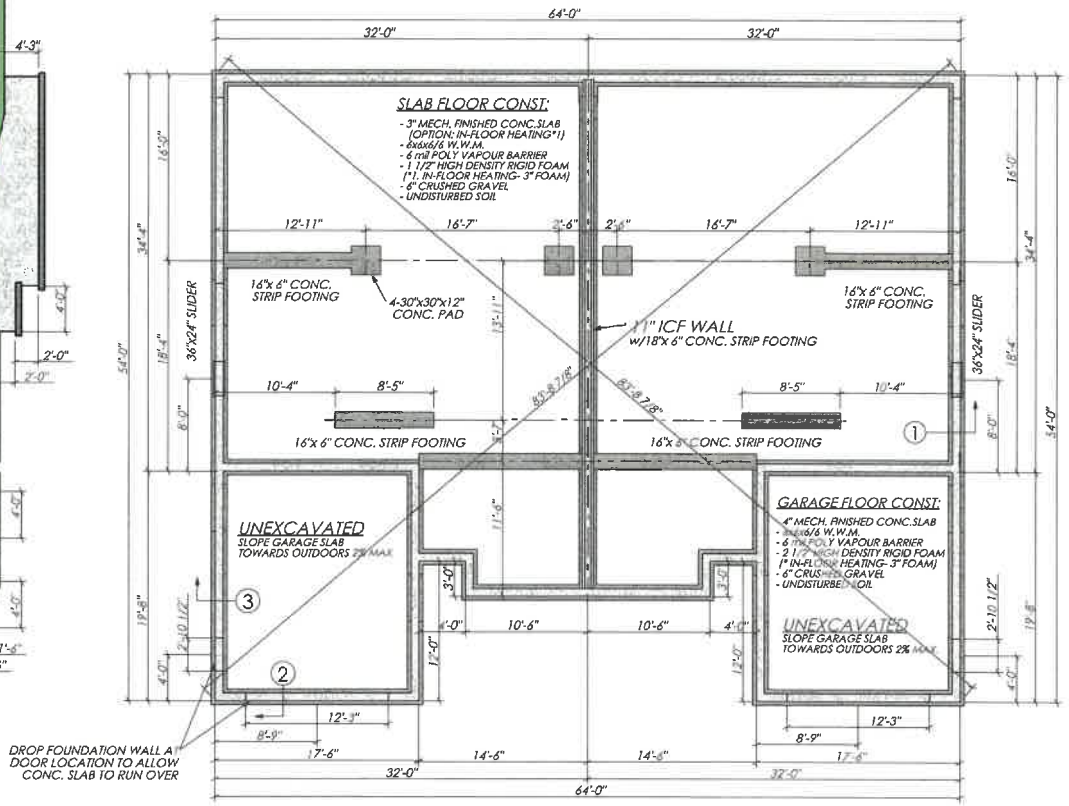
3D Home Design Ltd.
198 Grafton St. Ch'town. (902) 213-3879

RONA CHARLOTTETOWN.
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A7. SECTION B-B
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"

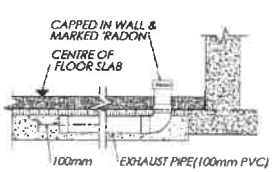




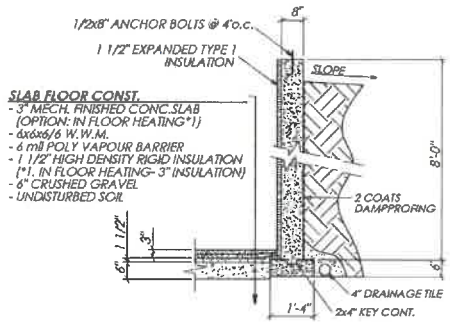




## FOUNDATION PLAN

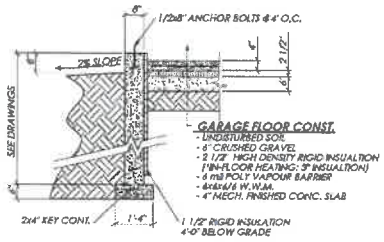
*NOTE: - ALL FOOTINGS & SLABS TO REST ON UNDISTURBED SOIL OR STRUCTURAL FILL. MIN. 3000 PSF BEARING CAPACITY.
- CONCRETE STRENGTH(MIN.) 20MPa- FOOTINGS & WALLS, 20MPa- INTERIOR SLABS, 32MPa- GARAGE & EXTERIOR SLABS.



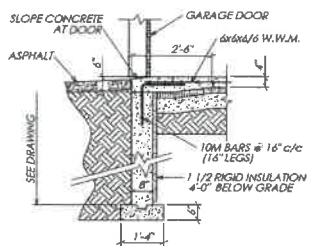

RADON CONTROL DETAIL



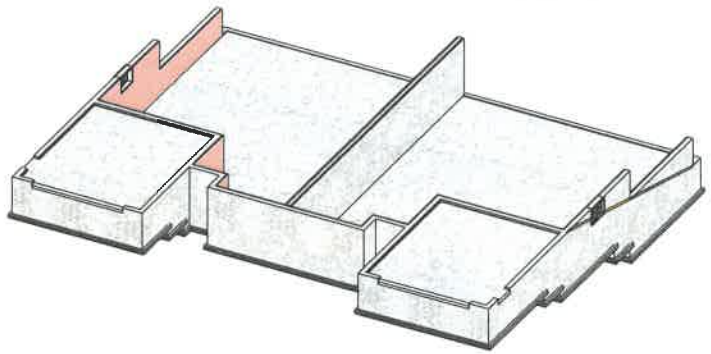

① TYP. FOUNDATION DETAIL
(SCALE: N.T.S)




③ GARAGE FLOOR DETAIL
(SCALE: N.T.S)




② GARAGE SLAB DETAIL
@ O/H DOOR
(SCALE: N.T.S)



- PLEASE NOTE -

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3D Home Design Ltd. assumes no liability for any errors or omissions on this plan

Contractors to verify all dimensions on this plan before construction and notify designer of any modifications

Construction shall comply with the current edition of the National Building Code

3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A8. FOUNDATION PLAN
SCALE: 3/32" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 2. JUN 05/ 2025

DRAWING SIZE: 11"x17"

CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# BUILDING & DEVELOPMENT PERMIT

## POST THIS IN A CONSPICUOUS LOCATION DURING CONSTRUCTION

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
has a Permit to **Construction of a Semi-Detached Dwelling**
at the location of **39-41 MacWilliams Rd.**

**Approved Plans Information**

| Drawing No.: | Prepared by: | Submittal Date: |
|---|---|---|
| 2848 DP + 25095 | Rona Charlottetown + Sandstone | 5-15-2025 |

Provided that the person accepting this permit shall in every respect conform to the City of Charlottetown Zoning & Development Bylaw, The Building Code Bylaw, and any other provisions set by the City of Charlottetown.

**Any violation of the terms or conditions listed below may be deemed cause for revocation of this permit.**

| | Division | Condition |
|---|---|---|
| 1. | Zoning & Development | A final grading plan is required prior to final occupancy permit approval. |
| 2. | Zoning & Development | No driveway construction shall commence prior to the issuance of Driveway Access approval provided by the Public Works Department. |
| 3. | Zoning & Development | The proposed structure is permitted to be constructed as per the plans numbered 2848 DP, prepared by Rona Charlottetown. |
| 4. | Zoning & Development | The proposed structure shall be located as per the survey titled 'Drainage Plan' and numbered 25095, prepared by Sandstone. |
| 5. | Zoning & Development | An Occupancy Permit is required prior to occupying the building. |
| 6. | Zoning & Development | Downspout location to be directed toward MacWilliams Road. |
| 7. | Zoning & Development | The proposed lot grading must conform to the survey titled 'Drainage Plan' and numbered 25095, prepared by Sandstone. |
| 8. | Zoning & Development | All drainage and flow of water must be directed towards the street. Flows cannot be directed to the adjacent property. |
| 9. | Building | All work shall be done in accordance with the Building Code Bylaw and the 2020 National Building Code of Canada (NBC) for plans provided and agreed amendments. |
| 10. | Building | Part 8 - National Building Code - Safety Measures at Construction & Demolition sites to be followed. This includes protection of site & public and Fire Safety measures as per 5.6 of the National Fire Code. |
| 11. | Building | Vapour Barrier to be installed between top plate of interior wall to roof truss and installed between interior wall stud to exterior wall at framing stage, must meet NBC 9.25.4.2 requirements and CSA/CGSB-51.34M |
| 12. | Building | Kitchen ventilation to meet NBC 9.32.3.7 - be directly vented or have booster fan and switch in kitchen to increase flow 2.5 times normal. |
| 13. | Building | Foundation walls to be insulated at R20 min with vapour barrier, including walls adjacent to garage and be protected from mechanical damage. |
| 14. | Building | ICF Foundations to meet NBC Table 9.15.4.2A for Solid Concrete MPA, min.thickness, height max requirements. If building is outside thistable then a Professional Engineer is required to inspect ICF, approve & provide Certificate to the City before any concrete is poured. |
| 15. | Building | Helical Piles are not to be used unless a plan is stamped by Professional Engineer. (Must be submitted before Permit is issued.) Helical Piles must be an approved product under CCMC, installed by Qualified installer, who must provide a Torque installation report |
| 16. | Building | Handrails must have min. clearance of 50mm and be graspable along entire length. Square or rectangular handrails are NOT APPROVED, unless they have recesses on sides to allow thumb and fingers to grasp on both sides or underneath the handrail. |
| 17. | Building | Note: Any future property subdivision(s) requires a new Permit Application and must meet current Building Code Bylaw requirements. |
| 18. | Building | The window well must have a 760mm clear area beyond the face of the window or the open edge of the window if the window opens up  Window well drainage to extend to the weeping tile at footing. |
| 19. | Building | Basement floor slab to be insulated to an effective R11.1 (3" rigid high density insulation) at the rear walk-out portion and shall extend toward the front of the building until floor is at least 4'-0" below finished grade. |

| | | |
|---|---|---|
| 20. | Building | NBC 2020 9.8.8.1. (4) and (5) apply to all openable windows. This, in particular, applies to the upper level windows and relates to guards or window opening control devices that limit the opening area of the window being in place for fall protection. |
| 21. | Building | Egress windows (or doors to exterior) are required in all bedrooms as per 9.9.10.1.(1) and (2). Ensure that the egress window is selected and positioned so as to not require a guard or device restricting opening for the operable part of the window per sentence (5) of NBC 9.8.8.1. |

As per Building Code Bylaw Section 4.12.1, the Owner/Applicant shall email Building Inspector or contact Planning Department at 902-629-4158 to arrange for REQUIRED INSPECTIONS. (24 hours notice must be given)

| | **Required Inspections** |
|---|---|
| 1. | Pre-Backfill |
| 2. | Underslab Insulation |
| 3. | Framing & Mechanical Ventilation |
| 4. | Insulation & Vapour Barrier |
| 5. | Building Code Final Inspection |

Description for inspection types:

- **Pre-backfill** - footings, foundations, draintile, waterproofing, etc…
- **Radon Pipe & Underslab Insulation** - Radon pipe installation, underslab Insulation type and thickness,vapour barrier
- **Framing & Mechanical ventilation** - floors, walls, trusses, bearing points, ventilation, etc…
- **Insulation & Vapour Barrier** - Insulation fitted, vapour barrier with continuous seal (Pre-drywall)
- **Final Inspection** - Smoke alarms, CO alarms, deadbolts, exterior decks, landings, stairs, handrails, guards, etc…

## Approved By

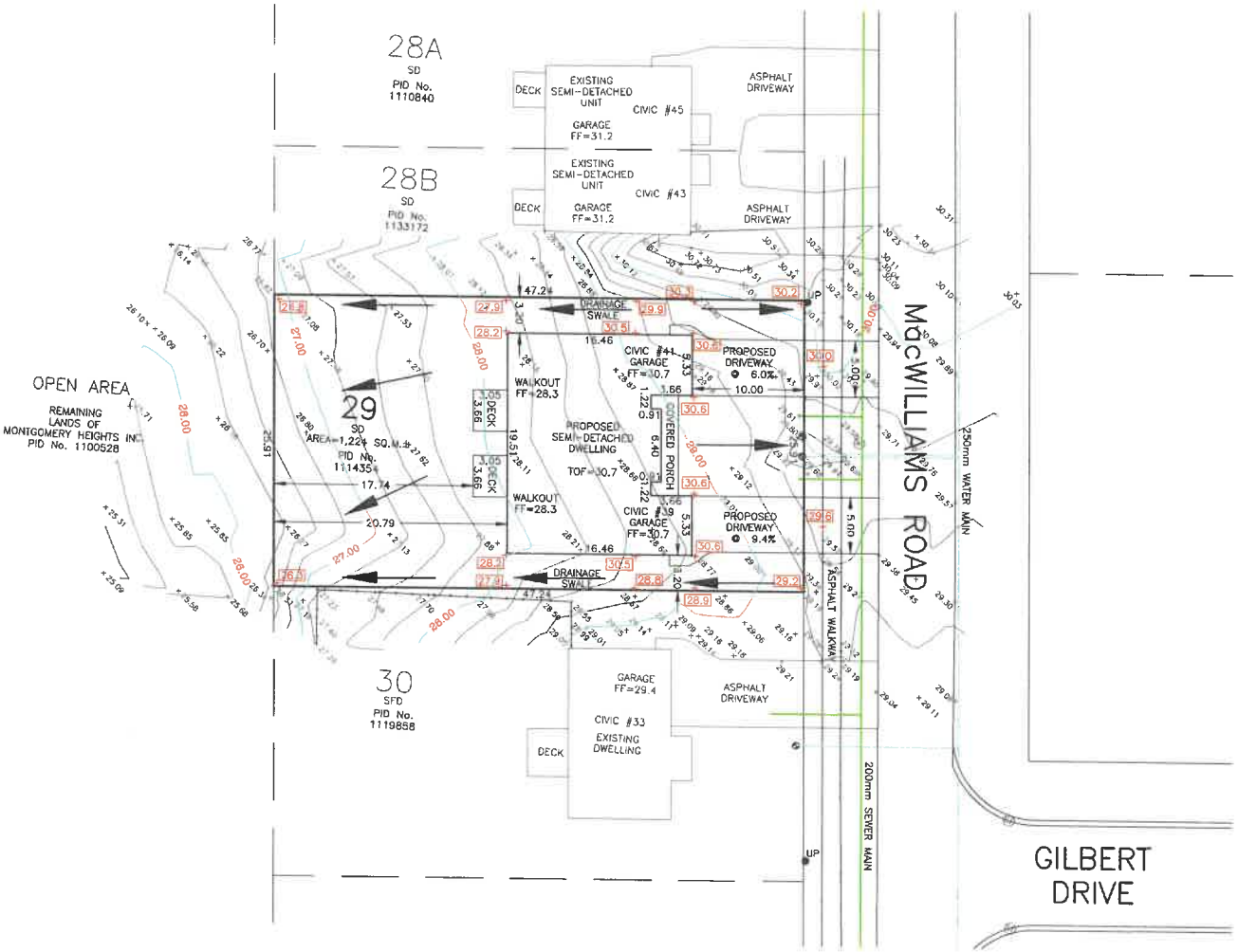
Development Officer: Michael Fraser — Date: 2025-06-03

Name — Signature

Building Inspector: Shane Jones — Date: 2025-06-13

Name — Signature

THIS IS NOT AN "OCCUPANCY PERMIT"




## LEGEND:

- SUBJECT PROPERTY LINES
- CONTOUR LINES . . . 28.00
- APPROXIMATE PROPERTY LINES
- EXISTING ELEVATION (IN METRIC) . . × 17.37
- UTILITY POLE . . . UP
- DRAINAGE FLOW DIRECTION
- FINISH FLOOR . . . FF=
- DESIGN ELEVATION . . . 32.3 ×
- CATCH BASIN
- CURB STOP
- SEWER LINE
- WATER LINE
- TOP OF FOUNDATION . . . TOF
- SEMI-DETACHED . . . SD
- SINGLE FAMILY DWELLING . . . SFD
- FENCE LINE

## NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION AND CONTOURS OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 7, 2025.
6. FRONT DOWNSPOUTS TO BE DIRECTED TO MacWILLIAMS ROAD.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE – METERS

Prepared by:
SANDSTONE SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca

Project Title

# Lot 29
## #39 & #41 MacWilliams Road

PID No. 1114354

Star Homes & Construction Inc.

Plan Title

## Drainage Plan

| Date Printed: | Drawn by: |
|---|---|
| June 16, 2025 | JWL |
| Job No. 25095 | Plan No. 25095-1 |

CHARLOTTETOWN

## Planning & Heritage Summary (Week ending June 20th, 2025)

### ISLAND REGULATORY APPEALS COMMISSION (IRAC) APPEAL PERIOD INFORMATION

*The information on this page is intended to provide notice to the public when building and development permits have been approved by the Charlottetown Planning and Heritage Department and/or decisions are rendered by Charlottetown City Council as governed by the Prince Edward Island Planning Act. The deadlines to make an appeal are listed for each application below as per the requirements of the Planning Act.*

*If you have any questions regarding the approvals listed below, please contact the Planning and Heritage Department at 902-629-4158.*

## Planning Development Permit Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 22-014 | 339614 | 005-BLD-22 | 10-Jan-22 | 20-Jun-25 | APPROVED | 304 Richmond Street | Occupancy Permit: Convert non-conforming 5-unit apartment building into a conforming 3-unit | Stacy Driscoll | 11-Jul-25 |
| 24-1103 | 388579 | 350-BLD-24 | 7-Oct-24 | 18-Jun-25 | APPROVED | 49-51 Airfield Court (Lot 11) | Occupancy Permit: Construction of a Semi-Detached Dwelling | George Zafiris | 9-Jul-25 |
| 24-179 | 778308 | 017-BLD-24 | 2-Feb-24 | 18-Jun-25 | APPROVED | 61-63 Violet Circle | Occupancy Permit: New Semi-Detached Dwelling | 103114 PEI Inc | 9-Jul-25 |
| 24-635 | 378760 | 154-BLD-24 | 19-Apr-24 | 18-Jun-25 | APPROVED | 80 Trafalgar Street | Placement of a Pre-Built Shed | Philip Miller | 9-Jul-25 |
| 25-91 | 416305 | 030-BLD-25 | 6-Feb-25 | 20-Jun-25 | APPROVED | 31 Centurion Cr | Occupancy Permit: New 74' x 16' Manufactured Home | PEI Home & RV Centre | 11-Jul-25 |
| 25-92 | 416305 | 031-BLD-25 | 6-Feb-25 | 20-Jun-25 | APPROVED | 79 Friar Dr | Occupancy Permit: New Manufactured Home | PEI Home & RV Centre | 11-Jul-25 |
| 25-415 | 1180868 | 082-BLD-25 | 24-Mar-25 | 18-Jun-25 | APPROVED | 48 Emily Dr (Lot 181A) | Construction of a Single Detached Dwelling | Matthew Linzel | 9-Jul-25 |
| 25-567 | 192187 | 124-BLD-25 | 2-May-25 | 17-Jun-25 | APPROVED | 417-419 St Peters Rd | Mel's Expansion - Construct retail and take-out restaurant additions, gas-pump addition, and site work | Brighton Construction | 8-Jul-25 |
| 25-599 | 370981 | 020-SGN-25 | 9-May-25 | 18-Jun-25 | APPROVED | 339 University Ave | Three new signs for No Frills - Fascia & Projecting | Antonietta Tenore | 9-Jul-25 |
| 25-630 | 1114354 | 157-BLD-25 | 15-May-25 | 13-Jun-25 | APPROVED | 39-41 MacWilliams Rd | Construction of a Semi-Detached Dwelling | Star Homes & Construction Inc | 4-Jul-25 |
| 25-631 | 396713 | 158-BLD-25 | 15-May-25 | 17-Jun-25 | APPROVED | 68 Brackley Point Rd | Construction of a Single Detached Dwelling & Detached Garage | Darrell & Pauline Adams | 8-Jul-25 |
| 25-650 | 394585 | 159-BLD-25 | 30-Apr-25 | 17-Jun-25 | APPROVED | 15 Fairview Dr | 20' x 20' Addition with ICF Foundation | Smith Fine Craft Ltd | 8-Jul-25 |
| 25-658 | 372136 | 021-SGN-25 | 27-May-25 | 16-Jun-25 | APPROVED | 439 University Ave | Seven KFC Wall Signs | Kwik Signs | 7-Jul-25 |
| 25-661 | 390237 | 010-DEM-25 | 6-Jun-25 | 19-Jun-25 | APPROVED | 161 Mount Edward Rd | Demolition of Single Detached Dwelling | Craig Cameron | 10-Jul-25 |
| 25-662 | 354282 | 011-DEM-25 | 30-May-25 | 18-Jun-25 | APPROVED | 51 Spring Park Rd | Demolition of 2-story garage at rear of property | Island Coastal Services LTD | 9-Jul-25 |
| 25-666 | 387811 | 011-TMP-25 | 16-May-25 | 12-Jun-25 | APPROVED | 202 Buchanan Dr | Tent in Parking Lot for Anniversary Event | Josh Blinder | 3-Jul-25 |

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 25-698 | 897918 | 012-TMP-25 | 17-Jun-25 | 19-Jun-25 | APPROVED | 1 Prince St | Use of a Temporary Tent for National Indigenous People's Day Celebration | Native Council of PEI | 10-Jul-25 |

## Lot Subdivisions

| FILE# | PID | CASE# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

## Council Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

15 Sept, 2025

Hey Matt, Mark LeClair here you inspected a floor on Friday for Tony Joy new star homes on McWilliams Road. I just finished putting them four pads in. Could you please take a look and let me know thank you.

Are they 12" deep?

iMessage
Encrypted

iMessage
Encrypted

Yep

30x30 x12 4 of them

I had to shovel the gravel out

Ok.. I'll try and get back out today, but take some pictures for your own records

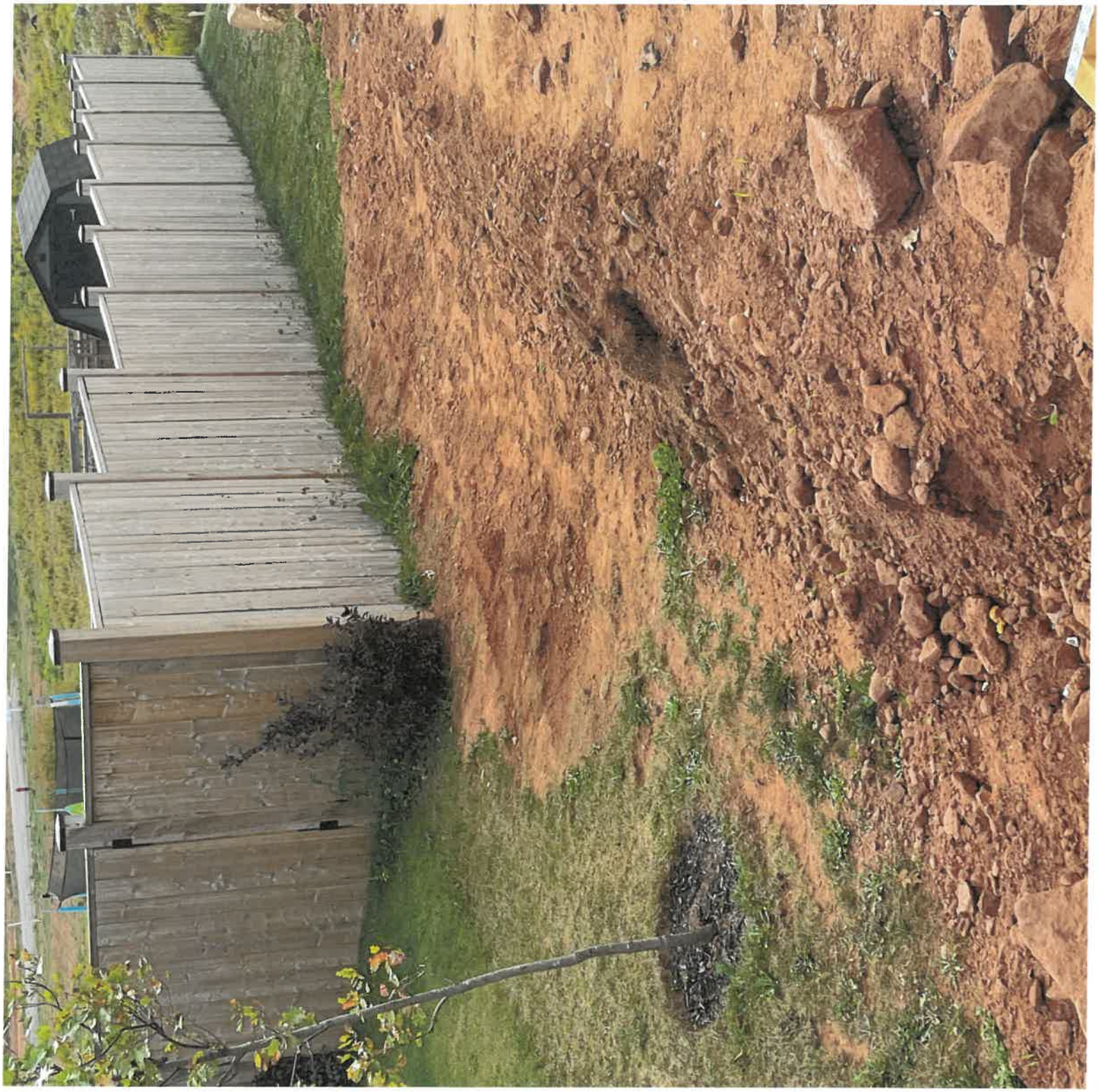
Shane had asked Matt to stop at site and take the following pictures on September 18, 2025

18 Aug, 2025 -





RESISTO




CAUTION


CITY
CITY
CITY

SANDSTONE
SURVEYING AND ENGINEERING
588 Main Street, PO Box 580, Cornwall, PEI, C0A 1H0
Email: info@sandstoneengineering.ca
Tel: 902-394-2945
www.sandstoneengineering.ca

Job No. 25299
Drawing No. 25299

December 10, 2025

Star Homes & Construction Inc.
20 Hanmac Drive
Charlottetown, PE
C1C 0V9

**Re: PID No. 1114354**

Dear: Mr. Joy

Please find enclosed nine (9) copies of a "**Plan of Survey Showing Lots 29A & 29B Being a Subdivision of Lands of Star Homes & Construction Inc.".**

If you have any questions, please do not hesitate to contact me.

Sincerely,

Riley Callaghan, PEILS

**THIS PARTY WALL AGREEMENT** made the 11 day of December, 2025

**BETWEEN:**

**STAR HOMES & CONSTRUCTION INC.** a body corporate duly incorporated pursuant to the laws of Prince Edward Island ("**STAR HOMES-1**")

**PARTY OF THE FIRST PART**

**AND:**

**STAR HOMES & CONSTRUCTION INC.** a body corporate duly incorporated pursuant to the laws of Prince Edward Island ("**STAR HOMES-2**")

**PARTY OF THE SECOND PART**

WHEREAS the parties hereto are owners of land situate at civic at 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens County, PE, which parcels of land are situate adjacent to each other, and there is erected between them a common wall;

AND WHEREAS it is intended that there be a common wall agreement registered on title.

**NOW THEREFORE THIS INDENTURE WITNESSETH THAT** in consideration of the premises and in consideration of the parties hereto having hereunto set their hands and seals, the parties hereto agree and covenant, for themselves, their respective heirs, executors, administrators, successors and assigns as follows:

COMMON WALL

1. The wall which exists on the boundary between 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens

County, PE, as is more particularly shown in Schedule "**A**" and described in Schedule "**B**", shall be a common wall (or otherwise also known as a party wall).

MAINTENANCE

2. The cost of repairs, maintenance and reconstruction of the common wall shall be borne equally between the owners of 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens County, PE, i.e. 50% by owner of each, unless such damage is attributable to one owner then such owner shall be solely responsible for the repair cost. Each owner shall have a lien on the property of the other for the excess of such costs over his or her share thereof and each owner shall have a right to enter onto the land of the other for the purposes of such repair, maintenance and reconstruction as is reasonably necessary.

INSURANCE

3. Each of the owners shall maintain his own insurance on his own premises in an amount sufficient to provide adequate coverage for repair or replacement of the common wall in the event of a loss or damage by fire or other perils.

EASEMENTS

4. Each of the owners hereby grants to the other owner, to the extent necessary, an easement for the purposes of maintaining and repairing the common wall. Each Owner further grants to the other owner an easement for the construction, use and repair or replacement of water, sewer, electrical, telephone, communication and other utility lines as presently constructed together with similar easement over the said abutting lands, the benefits and burdens of which easement shall run with the lands hereby conveyed, that is 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens County, PE. Such easement shall also be for Maritime Electric, any municipal electric and water and sewer utility, along with trades hired to work on such. For further clarity and not to limit the generality of the

foregoing, the Maritime Electric utility service runs only to the side of 41 MacWilliams Road, Charlottetown, Queens County, PE (Lot 29A); the Owner of 41 MacWilliams Road, Charlottetown, Queens County, PE grants the owner of 39 MacWilliams Road, Charlottetown, Queens County, PE an easement in relation to the electrical lines to and within the dwelling as presently constructed, the benefits and burdens of which easement shall run with the lands.

ROOFS AND EXTERIOR WALLS

5. Each of the owners shall keep his roofs and exterior walls in good repair, including painting. The owners shall strive to cooperate and maintain the roofs and exterior walls together so that efforts are co-ordinated. If a roofline is joined and both roofs must be replaced, replacement shall be co-ordinated between the owners. In the event that either owner negligently, deliberately, or otherwise allows the exterior of their building to deteriorate to a point where it materially affects the appearance, structural integrity or enjoyment of the adjacent property, the other owner may, upon reasonable notice, enter upon the property of the other to effect such repairs as are reasonably necessary, at the reasonable expense of the other party. Each owner shall have a lien on the property of the other for the cost of repairs.

MATERIAL CHANGE

6. The owners shall consult with each other concerning any material matters relating to the appearance of the exterior front of the building in hopes of making paint color and lighting on each side complimentary. No material structural changes shall be made to the appearance of the front exterior without the consent of the other, which consent shall not be unreasonably withheld.

DRIVEWAY AND SNOW REMOVAL

7. The owners acknowledge that each party has his own parking on his own property (consistent with the boundaries of each property) and this agreement does not

vest any rights in either party with respect to parking. In the event that the driveway is one large driveway connected along the boundary line, the owners shall strive to cooperate and maintain the driveway together so that efforts are co-ordinated. The owners agree that they shall generally co-ordinate driveway related costs and generally share the costs of snow removal and driveway related maintenance. If replacement is necessary, it shall be co-ordinated between the owners. In the event that either owner negligently, deliberately, or otherwise allows the driveway to deteriorate to a point where it materially affects the appearance, structural integrity or enjoyment of the adjacent property, the other owner may, upon reasonable notice, enter upon the property of the other to effect such repairs as are reasonably necessary, at the reasonable expense of the other party. Each owner shall have a lien on the property of the other for the cost of repairs.

LAWN MAINTENANCE

8. The owners agree that each party shall be responsible for lawn maintenance on his own property.

OTHER ITEMS JOINTLY OWNED OR USED

9. The owners agree and acknowledge that the common wall is the only item jointly owned or used, unless specified herein.

GENERAL

10. The owners agree and covenant that this agreement shall run with the lands and be binding on their respective heirs, executors, administrators, successors and assigns.

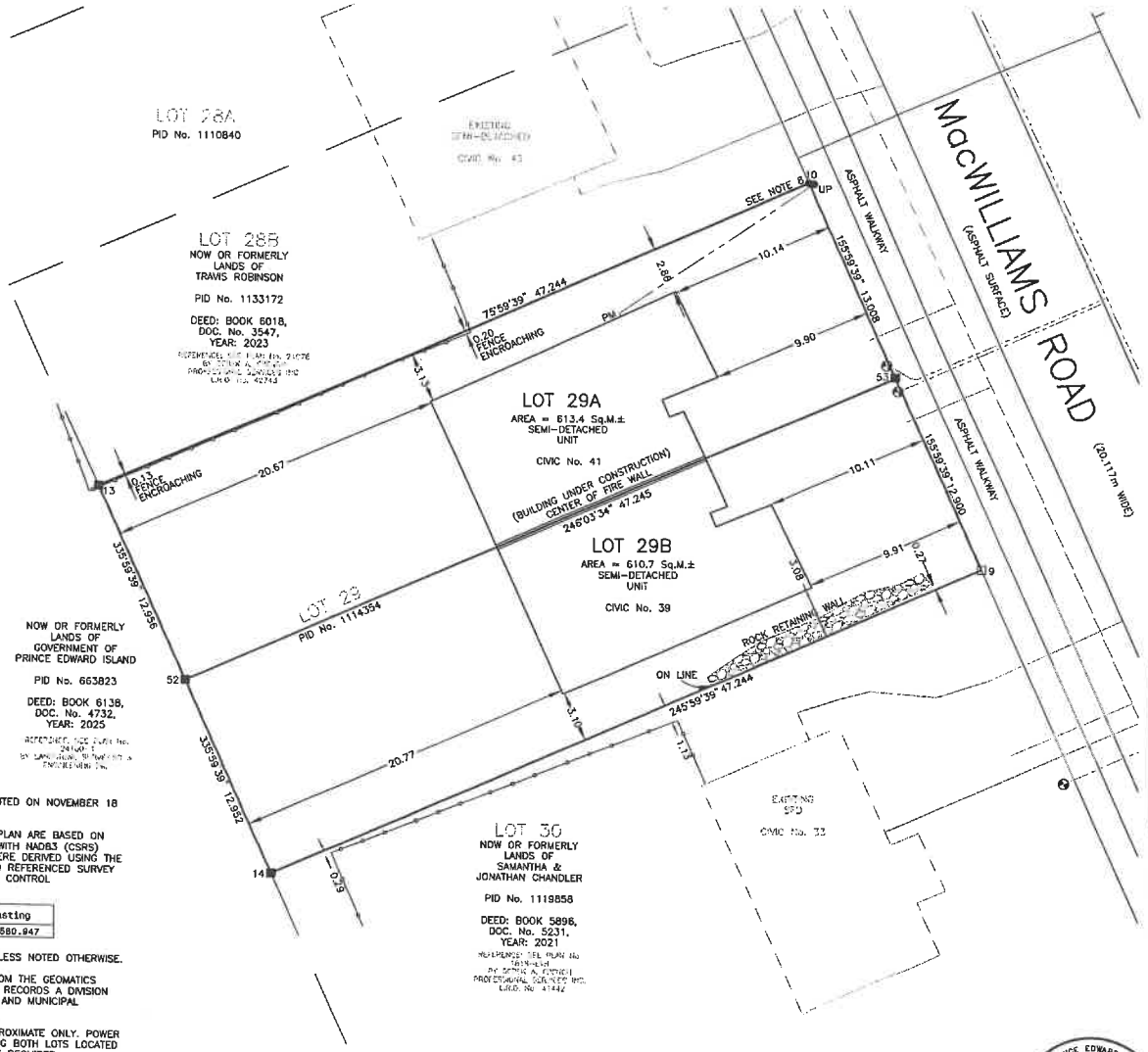
11. In this Indenture, the singular includes the plural and the masculine includes the feminine, with the intent that this Indenture shall be read with all appropriate changes of number and gender.

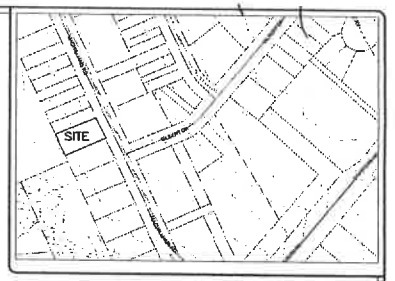
IN WITNESS WHEREOF the parties or the authorized signing officer(s) of the parties has executed this agreement on the day and year first above written.

| | |
|---|---|
| **SIGNED, SEALED & DELIVERED** | **STAR HOMES & CONSTRUCTION INC.** |
| Witness | X<br>**Per:** |

| | |
|---|---|
| **SIGNED, SEALED & DELIVERED** | **STAR HOMES & CONSTRUCTION INC.** |
| Witness | X<br>**Per:** |

Schedule "A"




KEY PLAN (NOT TO SCALE)

LEGEND

- LANDS DEALT WITH BY THIS PLAN
- FOUND SURVEY MARKER □
- PLACED SURVEY MARKER ■
- CALCULATED POINT ●
- CURB STOP ⊠
- UTILITY POLE ●UP
- UNDERGROUND UTILITY LINE(S)
- WATER LINE
- SEWER LINE
- SINGLE FAMILY DWELLING SFD
- POWER METER PM
- FENCE LINE

SCALE 1:200 METRIC

4 0 4 8 12

GRAPHIC SCALE – METERS

NOTES

1. THE FIELD WORK FOR THIS SURVEY WAS EXECUTED ON NOVEMBER 18 AND DECEMBER 9, 2025.
2. AZIMUTHS AND COORDINATES SHOWN ON THIS PLAN ARE BASED ON THE PEI DOUBLE STEREOGRAPHIC PROJECTION WITH NAD83 (CSRS) REFERENCE SYSTEM EPOCH 2010. AZIMUTHS WERE DERIVED USING THE PEI CONTROL MONUMENTS No. 666 & 667 AND REFERENCED SURVEY PLANS. OBSERVED COORDINATES OF PROVINCIAL CONTROL MONUMENT(S) (P.C.M.) ARE LISTED BELOW.

| P.C.M. No. | Northing | Easting |
|---|---|---|
| 666 (OBSERVED) | 602533.813 | 392580.947 |

3. ALL DISTANCES ARE GIVEN IN METRES (m), UNLESS NOTED OTHERWISE.
4. PROPERTY REGISTRY INFORMATION OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS A DIVISION OF THE PEI DEPARTMENT OF FINANCE, ENERGY AND MUNICIPAL AFFAIRS.
5. LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE ONLY. POWER METERS & UNDERGROUND UTILITY LINES SERVING BOTH LOTS LOCATED ON LOT 29A. EASEMENT OVER LOT 29A MAY BE REQUIRED.
6. SURVEY MARKERS PLACED WERE MARKED WITH "2025" AND "53" REPRESENTING YEAR AND SURVEYOR'S NUMBER, RESPECTIVELY.
7. LOT 29 NOW OR FORMERLY LANDS OF STAR HOMES & CONSTRUCTION INC., BEING PID No. 1114354. SEE DEED: BOOK 6131, DOC. No. 3483, YEAR: 2025.
8. DISTURBED SURVEY MARKER LOCATED NEAR UTILITY POLE. SURVEY MARKER NOT REPLACED DUE TO PRESENCE OF UNDERGROUND UTILITY LINES.

SANDSTONE
SURVEYING AND ENGINEERING
588 MAIN STREET, PO Box 580, CORNWALL, PEI, C0A 1H0
t: 902-394-2945
info@sandstoneengineering.ca

# PLAN OF SURVEY SHOWING LOTS 29A & 29B BEING A SUBDIVISION OF LANDS OF STAR HOMES & CONSTRUCTION INC.

CHARLOTTETOWN
QUEENS COUNTY
P.E.I.

DRAWN BY: MSM
DRAWING No. 25299

PID No. 1114354

THE ASSOCIATION OF PRINCE EDWARD ISLAND LAND SURVEYORS
PRELIMINARY
RILEY J.D. CALLAGHAN
No. 53
P.E.I.L.S.
MEMBER

© COPYRIGHT

I, RILEY J.D. CALLAGHAN, PRINCE EDWARD ISLAND LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS SURVEY WAS EXECUTED UNDER MY DIRECTION AND SUPERVISION, AND THAT THIS PLAN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY.

PRELIMINARY — DECEMBER 9, 2025
RILEY J.D. CALLAGHAN, P.E.I. LAND SURVEYOR — DATE

## SCHEDULE "B"

**COMMON WALL / PARTY WALL:**

COMMENCING at survey marker number 53 located on the Westerly boundary of MacWilliams Court as shown on a plan of survey entitled "Plan of Survey Showing Lots 29A & 29B Being A Subdivision of Lands of Star Homes & Construction Inc." prepared by Sandstone Surveying and Engineering dated December 9, 2025, bearing drawing number 25299;

THENCE on an azimuth 246° 03' 34" for the distance of 47.245 metres or to survey marker number 52; on the Plan;

BEING the COMMON WALL / PARTY WALL located between Lot 29A and 29B.

**BETWEEN:**

**STAR HOMES & CONSTRUCTION INC.** a body corporate duly incorporated pursuant to the laws of Prince Edward Island ("**STAR HOMES-1**")

**PARTY OF THE FIRST PART**

**AND:**

**STAR HOMES & CONSTRUCTION INC.** a body corporate duly incorporated pursuant to the laws of Prince Edward Island ("**STAR HOMES-2**")

**PARTY OF THE SECOND PART**

---

**PARTY WALL AGREEMENT**

---

**Kenneth G. Lecky**
55 Fitzroy Street
Charlottetown, PE C1A 1R4
902 370 3227
kenneth@leckylaw.ca

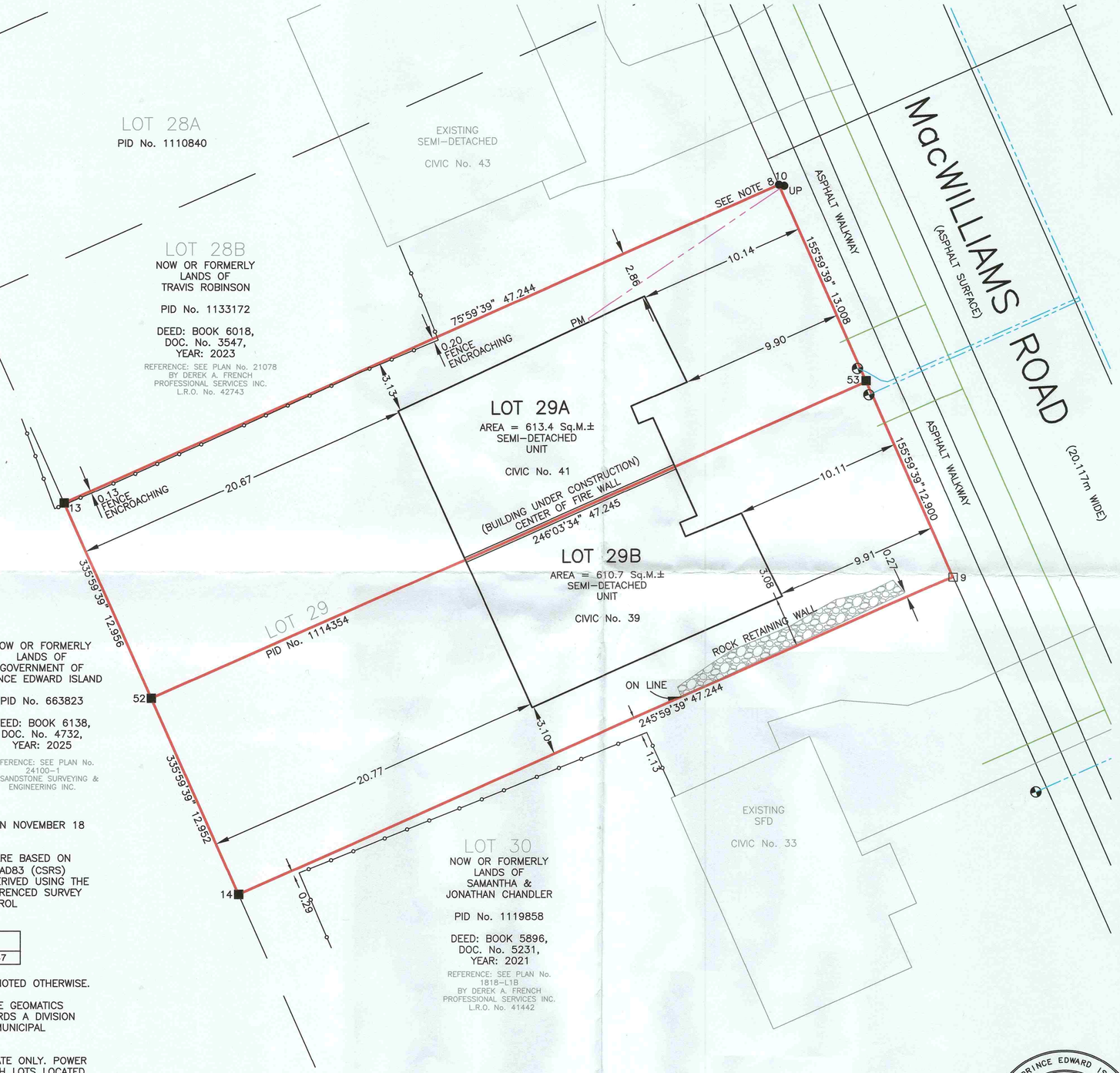
P.E.I. DOUBLE STEREOGRAPHIC PROJECTION COORDINATES EXPRESSED IN METRES, NAD83 (CSRS) DATUM

| Point | Northing | Easting |
|---|---|---|
| 9 | 692478.079 | 392253.058 |
| 10 | 692501.749 | 392242.519 |
| 13 | 692482.530 | 392199.360 |
| 14 | 692458.853 | 392209.888 |
| 52 | 692470.693 | 392204.631 |
| 53 | 692489.864 | 392247.811 |

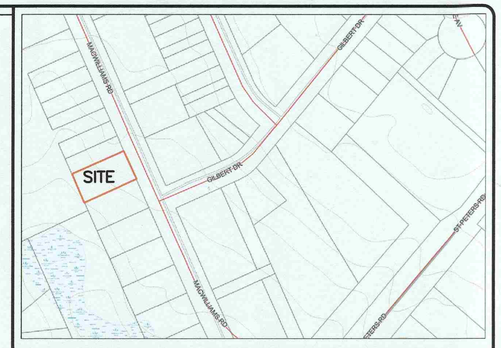
CITY OF CHARLOTTETOWN
This final Plan of Subdivision is approved
For Lot(s) 29A and 29B
and has been approved on December 19/2025
and forwarded to be registered in the Queen's County Registry Office.
Development Officer
(David Gundrum, RPP, MCIP)

PLEASE NOTE: ALL COSTS TO INSTALL WATER AND SEWER SERVICING TO THE APPROVED LOTS IS THE RESPONSIBILITY OF THE PROPERTY OWNER. ALL SERVICES SHALL BE INSTALLED IN CONFORMANCE WITH THE CHARLOTTETOWN WATER AND SEWER UTILITY MINIMUM STANDARDS OF ACCEPTANCE AND THE UTILITY'S GENERAL RULES AND REGULATIONS

Subject to the Party Wall Agreement dated December 11, 2025 to be registered on title in the Queens County Registry Office. DG.




N




KEY PLAN (NOT TO SCALE)

LEGEND

- LANDS DEALT WITH BY THIS PLAN
- FOUND SURVEY MARKER □
- PLACED SURVEY MARKER ■
- CALCULATED POINT ●
- CURB STOP ⊗
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- FENCE LINE

SCALE 1:200 METRIC

4 0 4 8 12
GRAPHIC SCALE – METERS

NOTES

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# PLAN OF SURVEY SHOWING LOTS 29A & 29B BEING A SUBDIVISION OF LANDS OF STAR HOMES & CONSTRUCTION INC.

CHARLOTTETOWN
QUEENS COUNTY P.E.I.

DRAWN BY: MSM PID No. 1114354
DRAWING No. 25299

© COPYRIGHT

THE ASSOCIATION OF PRINCE EDWARD ISLAND LAND SURVEYORS
RILEY J.D. CALLAGHAN
No. 53
P.E.I.L.S.
MEMBER

I, RILEY J.D. CALLAGHAN, PRINCE EDWARD ISLAND LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS SURVEY WAS EXECUTED UNDER MY DIRECTION AND SUPERVISION, AND THAT THIS PLAN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY.

DECEMBER 11, 2025
RILEY J.D. CALLAGHAN, P.E.I. LAND SURVEYOR DATE

CHARLOTTETOWN
Mailing: 70 Kent Street
Charlottetown, PE, C1A 1M9
Tel: 902-629-4158
Fax: 902-629-4156
Email: planning@charlottetown.ca Website: www.charlottetown.ca

| For Office Use Only | | | |
|---|---|---|---|
| File #: | 25-1129 | Zone: | R2 |
| Permit #: | 058-LS-25 | Permit Fee: | $200.00 |
| PID #: | 1114354 | Received: | 12/11/25 |

# SUBDIVISION & LOT CONSOLIDATION APPLICATION

## 1. TYPE OF WORK

☒ Subdivision ☐ Lot Consolidation

## 2. CONTACT INFORMATION

**APPLICANT**
Name: Star Homes and Construction Address: 20 Hanmac Drive, charlottetown
Phone: _____ Cell: 902 717 0284
Email: toncj17@gmail.com Postal Code: C1C0W1

**OWNER**
Name: same as above Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

**SURVEYOR**
Name: Sandstone Surveying Address: 588 Main Street, Cornwall
Phone: 902 394 2945 Cell: _____
Email: info@sandstoneengineering.ca Postal Code: C0A 1H0

## 3. PROJECT INFORMATION

Project Location: 39-41 Macwilliams Road
Project Description: Side-by-Side duplex with walkout basement.
Present Zoning: R2
Present Configuration *(Number of Lots)*: 1 Proposed Configuration *(Number of Lots)*: 2

## 4. RATIONALE *(Please briefly explain the rationale for the request for subdivision/lot consolidation. Include attachments if necessary.)*

1) Required Two Seperate P.I.D.

## 5. APPLICATION REQUIREMENTS

☑ Application Form with Fees
- Subdivision: $200 plus $40 for all lots over three (3).
- Lot Consolidation: $100
- Subdivision Roads & Services Agreements: $900

☑ Nine (9) Copies of Survey
- Current Survey Plan showing the proposed Subdivisions or lot consolidations.

☐ Permission from Owner
- If Applicant is not the property Owner, Owner must grant permission to apply.

☑ Party Wall Agreement
- Semi-Detached Subdivision applications require signed and dated Party Wall Agreements.

## 6. DECLARATION & SIGNATURE

I do solemnly declare that I am the Authorized Agent of the Owner/the Owner named in the Application and certify that the statements contained are true and complete, and are made with full knowledge of the circumstances connected with this Application.

**SIGNATURE OF APPLICANT:** _____ **DATE:** December 11, 2025

**THIS IS AN APPLICATION ONLY**

# CITY OF CHARLOTTETOWN

## RECEIPT

CITY OF CHARLOTTETOWN
**Planning & Heritage**
**70 Kent Street**
**Charlottetown, PE C1A 1M9**

**Receipt Number:** 25-01084

**Associated Location:** 39-41 MacWilliams Rd
**Payment Date:** 12/11/2025
**Payment Amount:** $200.00
**Payment Method:** Credit Card #09844G
**Payer Name:** Star Homes & Construction Inc
**Payer Address:** 20 Dr Hanmac, Charlottetown, PE C1C 0W1
**Cashier Name:** Melissa Kitson

| TYPE | DESCRIPTION | REVENUE CODE | AMOUNT |
|---|---|---|---|
| Project 39-41 MacWilliams Rd | Lot Subdivision | 010-6100-41020-0000 | $200.00 |
| | | Total Amount | $200.00 |
| | | **Total Amount Paid** | **$200.00** |

RECEIPT

**THIS PARTY WALL AGREEMENT** made the 11 day of December, 2025

**BETWEEN:**

**STAR HOMES & CONSTRUCTION INC.** a body corporate duly incorporated pursuant to the laws of Prince Edward Island ("**STAR HOMES-1**")

**PARTY OF THE FIRST PART**

**AND:**

**STAR HOMES & CONSTRUCTION INC.** a body corporate duly incorporated pursuant to the laws of Prince Edward Island ("**STAR HOMES-2**")

**PARTY OF THE SECOND PART**

WHEREAS the parties hereto are owners of land situate at civic at 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens County, PE, which parcels of land are situate adjacent to each other, and there is erected between them a common wall;

AND WHEREAS it is intended that there be a common wall agreement registered on title.

**NOW THEREFORE THIS INDENTURE WITNESSETH THAT** in consideration of the premises and in consideration of the parties hereto having hereunto set their hands and seals, the parties hereto agree and covenant, for themselves, their respective heirs, executors, administrators, successors and assigns as follows:

COMMON WALL

1. The wall which exists on the boundary between 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens

County, PE, as is more particularly shown in Schedule "**A**" and described in Schedule "**B**", shall be a common wall (or otherwise also known as a party wall).

MAINTENANCE

2. The cost of repairs, maintenance and reconstruction of the common wall shall be borne equally between the owners of 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens County, PE, i.e. 50% by owner of each, unless such damage is attributable to one owner then such owner shall be solely responsible for the repair cost. Each owner shall have a lien on the property of the other for the excess of such costs over his or her share thereof and each owner shall have a right to enter onto the land of the other for the purposes of such repair, maintenance and reconstruction as is reasonably necessary.

INSURANCE

3. Each of the owners shall maintain his own insurance on his own premises in an amount sufficient to provide adequate coverage for repair or replacement of the common wall in the event of a loss or damage by fire or other perils.

EASEMENTS

4. Each of the owners hereby grants to the other owner, to the extent necessary, an easement for the purposes of maintaining and repairing the common wall. Each Owner further grants to the other owner an easement for the construction, use and repair or replacement of water, sewer, electrical, telephone, communication and other utility lines as presently constructed together with similar easement over the said abutting lands, the benefits and burdens of which easement shall run with the lands hereby conveyed, that is 39 MacWilliams Road, Charlottetown, Queens County, PE and 41 MacWilliams Road, Charlottetown, Queens County, PE. Such easement shall also be for Maritime Electric, any municipal electric and water and sewer utility, along with trades hired to work on such. For further clarity and not to limit the generality of the

foregoing, the Maritime Electric utility service runs only to the side of 41 MacWilliams Road, Charlottetown, Queens County, PE (Lot 29A); the Owner of 41 MacWilliams Road, Charlottetown, Queens County, PE grants the owner of 39 MacWilliams Road, Charlottetown, Queens County, PE an easement in relation to the electrical lines to and within the dwelling as presently constructed, the benefits and burdens of which easement shall run with the lands.

ROOFS AND EXTERIOR WALLS

5. Each of the owners shall keep his roofs and exterior walls in good repair, including painting. The owners shall strive to cooperate and maintain the roofs and exterior walls together so that efforts are co-ordinated. If a roofline is joined and both roofs must be replaced, replacement shall be co-ordinated between the owners. In the event that either owner negligently, deliberately, or otherwise allows the exterior of their building to deteriorate to a point where it materially affects the appearance, structural integrity or enjoyment of the adjacent property, the other owner may, upon reasonable notice, enter upon the property of the other to effect such repairs as are reasonably necessary, at the reasonable expense of the other party. Each owner shall have a lien on the property of the other for the cost of repairs.

MATERIAL CHANGE

6. The owners shall consult with each other concerning any material matters relating to the appearance of the exterior front of the building in hopes of making paint color and lighting on each side complimentary. No material structural changes shall be made to the appearance of the front exterior without the consent of the other, which consent shall not be unreasonably withheld.

DRIVEWAY AND SNOW REMOVAL

7. The owners acknowledge that each party has his own parking on his own property (consistent with the boundaries of each property) and this agreement does not

vest any rights in either party with respect to parking. In the event that the driveway is one large driveway connected along the boundary line, the owners shall strive to cooperate and maintain the driveway together so that efforts are co-ordinated. The owners agree that they shall generally co-ordinate driveway related costs and generally share the costs of snow removal and driveway related maintenance. If replacement is necessary, it shall be co-ordinated between the owners. In the event that either owner negligently, deliberately, or otherwise allows the driveway to deteriorate to a point where it materially affects the appearance, structural integrity or enjoyment of the adjacent property, the other owner may, upon reasonable notice, enter upon the property of the other to effect such repairs as are reasonably necessary, at the reasonable expense of the other party. Each owner shall have a lien on the property of the other for the cost of repairs.

LAWN MAINTENANCE

8. The owners agree that each party shall be responsible for lawn maintenance on his own property.

OTHER ITEMS JOINTLY OWNED OR USED

9. The owners agree and acknowledge that the common wall is the only item jointly owned or used, unless specified herein.

GENERAL

10. The owners agree and covenant that this agreement shall run with the lands and be binding on their respective heirs, executors, administrators, successors and assigns.

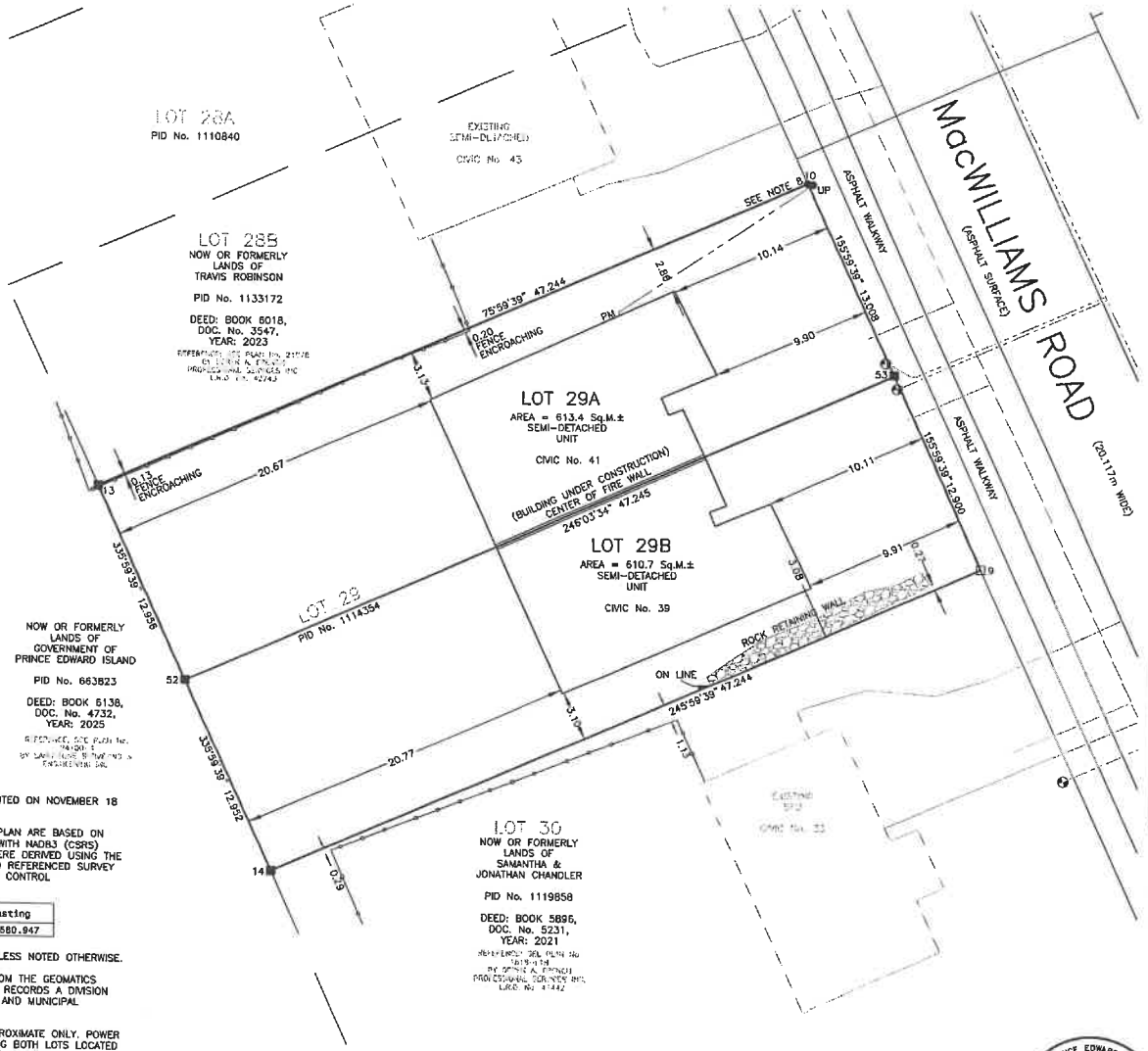
11. In this Indenture, the singular includes the plural and the masculine includes the feminine, with the intent that this Indenture shall be read with all appropriate changes of number and gender.

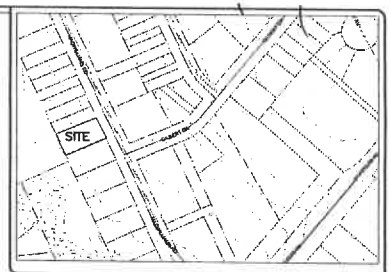
IN WITNESS WHEREOF the parties or the authorized signing officer(s) of the parties has executed this agreement on the day and year first above written.

| | |
|---|---|
| **SIGNED, SEALED & DELIVERED** | **STAR HOMES & CONSTRUCTION INC.** |
| Witness | X<br>**Per:** |

| | |
|---|---|
| **SIGNED, SEALED & DELIVERED** | **STAR HOMES & CONSTRUCTION INC.** |
| Witness | X<br>**Per:** |

Schedule "A"




KEY PLAN (NOT TO SCALE)

LEGEND

| | |
|---|---|
| LANDS DEALT WITH BY THIS PLAN | ——— |
| FOUND SURVEY MARKER | □ |
| PLACED SURVEY MARKER | ■ |
| CALCULATED POINT | ● |
| CURB STOP | |
| UTILITY POLE | UP |
| UNDERGROUND UTILITY LINE(S) | — — — |
| WATER LINE | — — — |
| SEWER LINE | — — — |
| SINGLE FAMILY DWELLING | SFD |
| POWER METER | PM |
| FENCE LINE | —•—•— |

SCALE 1:200 METRIC

4 0 4 8 12

GRAPHIC SCALE – METERS

NOTES

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588 MAIN STREET, PO Box 580, CORNWALL, PEI, C0A 1H0
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CHARLOTTETOWN
QUEENS COUNTY
P.E.I.

DRAWN BY: MSM
DRAWING No. 25299

PID No. 1114354

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PRELIMINARY
RILEY J.D. CALLAGHAN
No. 53
P.E.I.L.S.
MEMBER

© COPYRIGHT

I, RILEY J.D. CALLAGHAN, PRINCE EDWARD ISLAND LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS SURVEY WAS EXECUTED UNDER MY DIRECTION AND SUPERVISION, AND THAT THIS PLAN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY.

PRELIMINARY — DECEMBER 9, 2025
RILEY J.D. CALLAGHAN, P.E.I. LAND SURVEYOR — DATE

## SCHEDULE "B"

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**PARTY OF THE FIRST PART**

**AND:**

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**PARTY OF THE SECOND PART**

---

**PARTY WALL AGREEMENT**

---

**Kenneth G. Lecky**
55 Fitzroy Street
Charlottetown, PE C1A 1R4
902 370 3227
kenneth@leckylaw.ca

City of Charlottetown
Planning & Heritage Department
70 Kent Street
Charlottetown, PE
Canada C1A 1M9

CHARLOTTETOWN

t 902.629.4158
f 902.629.4156
e planning@charlottetown.ca
w www.charlottetown.ca

December 19th, 2025

REGISTRAR OF DEEDS
PO BOX 2000
Charlottetown, PE
C1A 7N8

To Whom It May Concern:

Enclosed for your information and retention is a copy of your subdivision:

| APPLICANT | LOT SUBDIVISION/ CONSOLIDATION DETAILS | APPROVAL DATE |
|---|---|---|
| Star Homes & Construction Inc. | Plan of Survey Showing Lot 29A & 29B being a subdivision of lands of Star Homes & Construction Inc.<br>PID# 1114354<br>DWG# 25299 | December 19th, 2025 |

If you have any questions, please contact the Planning Department at (902) 629-4158.

Sincerely,

David Gundrum, RPP, MCIP

/mk

Enclosures

City of Charlottetown
Planning & Heritage Department
70 Kent Street
Charlottetown, PE
Canada C1A 1M9

CHARLOTTETOWN

t 902.629.4158
f 902.629.4156
e planning@charlottetown.ca
w www.charlottetown.ca

December 19th, 2025

BELL ALIANT
ATTN: KYLE JORDAN, SC & op 1
56 Fitzroy St
Charlottetown, PE
C1A 1R5

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/mk

Enclosures

City of Charlottetown
Planning & Heritage Department
70 Kent Street
Charlottetown, PE
Canada C1A 1M9

CHARLOTTETOWN

t 902.629.4158
f 902.629.4156
e planning@charlottetown.ca
w www.charlottetown.ca

December 19th, 2025

CITY OF CHARLOTTETOWN
Steve Dickie
199 Queen Street, PO Box 98
Charlottetown, PE
C1A 7K2

To Whom It May Concern:

Enclosed for your information and retention is a copy of your subdivision:

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David Gundrum, RPP, MCIP

/mk

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City of Charlottetown
Planning & Heritage Department
70 Kent Street
Charlottetown, PE
Canada C1A 1M9

CHARLOTTETOWN

t 902.629.4158
f 902.629.4156
e planning@charlottetown.ca
w www.charlottetown.ca

December 19th, 2025

Maritime Electric Co Ltd.
ATTENTION: Construction Services
PO Box 1328
Charlottetown, PE
C1A 7N2

To Whom It May Concern:

Enclosed for your information and retention is a copy of your subdivision:

| APPLICANT | LOT SUBDIVISION/ CONSOLIDATION DETAILS | APPROVAL DATE |
|---|---|---|
| Star Homes & Construction Inc. | Plan of Survey Showing Lot 29A & 29B being a subdivision of lands of Star Homes & Construction Inc.<br>PID# 1114354<br>DWG# 25299 | December 19th, 2025 |

If you have any questions, please contact the Planning Department at (902) 629-4158.

Sincerely,

David Gundrum, RPP, MCIP

/mk

Enclosures

City of Charlottetown
Planning & Heritage Department
70 Kent Street
Charlottetown, PE
Canada C1A 1M9

CHARLOTTETOWN

t 902.629.4158
f 902.629.4156
e planning@charlottetown.ca
w www.charlottetown.ca

December 19th, 2025

Sandstone Surveying and Engineering
588 Main Street, PO Box 580
Cornwall, PE
C0A 1H0

To Whom It May Concern:

Enclosed for your information and retention is a copy of your subdivision:

| APPLICANT | LOT SUBDIVISION/ CONSOLIDATION DETAILS | APPROVAL DATE |
|---|---|---|
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Canada C1A 1M9

CHARLOTTETOWN

t 902.629.4158
f 902.629.4156
e planning@charlottetown.ca
w www.charlottetown.ca

December 19th, 2025

Star Homes and Construction
20 Henmac Drive
Charlottetown, PE
C1A 0W1

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| APPLICANT | LOT SUBDIVISION/ CONSOLIDATION DETAILS | APPROVAL DATE |
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Enclosures

CHARLOTTETOWN

# Planning & Heritage Summary (Week ending December 19th 2025)

**ISLAND REGULATORY APPEALS COMMISSION (IRAC) APPEAL PERIOD INFORMATION**

*The information on this page is intended to provide notice to the public when building and development permits have been approved by the Charlottetown Planning and Heritage Department and/or decisions are rendered by Charlottetown City Council as governed by the Prince Edward Island Planning Act. The deadlines to make an appeal are listed for each application below as per the requirements of the Planning Act.*

*If you have any questions regarding the approvals listed below, please contact the Planning and Heritage Department at 902-629-4158.*

## Planning Development Permit Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 25-604 | 495259 | 141-BLD-25 | 9-May-25 | 16-Dec-25 | APPROVED | 15 Rose St | Occupancy Permit: Construction of a single detached dwelling | Kyle Blackman | 6-Jan-26 |
| 25-794 | 345744 | 222-BLD-25 | 24-Jun-25 | 17-Dec-25 | APPROVED | 126 Rochford St | Interior Renovation to Create Three Apartment Units | Brian McMillan | 7-Jan-26 |
| 25-1036 | 816470 | 326-BLD-25 | 17-Sep-25 | 16-Dec-25 | APPROVED | 65 Hunter Ln | Placement of a Single Detached Dwelling | Department of Housing, Land and Communities | 6-Jan-26 |
| 25-1080 | 1188267 | 338-BLD-25 | 23-Oct-25 | 16-Dec-25 | APPROVED | 52 Kingsburgh Ave (Lot 177) | Construction of a single detached dwelling with double car garage | Brock Richard | 6-Jan-26 |
| 25-1087 | 343913 | 345-BLD-25 | 16-Oct-25 | 15-Dec-25 | APPROVED | 16 Fitzroy St | 4th floor interior renovation including architectural, mechanic, and electrical. | PEI Department of Transportation and Infrastructure | 5-Jan-26 |
| 25-1119 | 355883 | 074-HRT-25 | 10-Dec-25 | 16-Dec-25 | APPROVED | 55-57 Euston St | Exterior Renovation: Foundation Wall | Shannon MacKenzie | 6-Jan-26 |
| 25-1125 | 404731 | 044-SGN-25 | 26-Nov-25 | 19-Dec-25 | APPROVED | 155 Capital Dr | Fascia Sign - Fairway Finds Powered by Golf PEI | Dalmac Signs | 9-Jan-26 |

## Lot Subdivisions

| FILE# | PID | CASE# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 25-1129 | 1114354 | 058-LS-25 | 11-Dec-25 | 19-Dec-25 | Approved | 39-41 MacWilliams Rd | Lot Subdivision (Lots 29A & 29B) | Star Homes & Construction Inc | 9-Jan-26 |
| 25-1130 | 1167295 | 059-LS-25 | 11-Dec-25 | 19-Dec-25 | Approved | 37-39 Fairdale Dr | Lot Subdivision (Lots 131A & 131B) | Affleck Construction Inc | 9-Jan-26 |
| 25-1131 | 339549 | 060-LS-25 | 12-Dec-25 | 19-Dec-25 | Approved | 289 Sydney St | Lot Subdivision (Lots 2025-1 & 2025-2) | Stacy Driscoll | 9-Jan-26 |

## Council Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# TEMPORARY OCCUPANCY PERMIT

## POST THIS IN A CONSPICUOUS LOCATION DURING CONSTRUCTION

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
Type of Occupancy: **Group C - Houses** Description of Occupancy: **Semi-detached dwellings**
At the location of **39-41 MacWilliams Rd.**

Permission is hereby granted to the above named applicant to use and occupy the building at the above location which the applicant has stated would be constructed in full compliance with the provisions of all the By-laws and Regulations of the City of Charlottetown governing or affecting the erection, alteration, locations, use, etc. of the building and is substantially completed and ready for residential occupancy in accordance with Part 3.7 of the City of Charlottetown's Zoning and Development By-law;

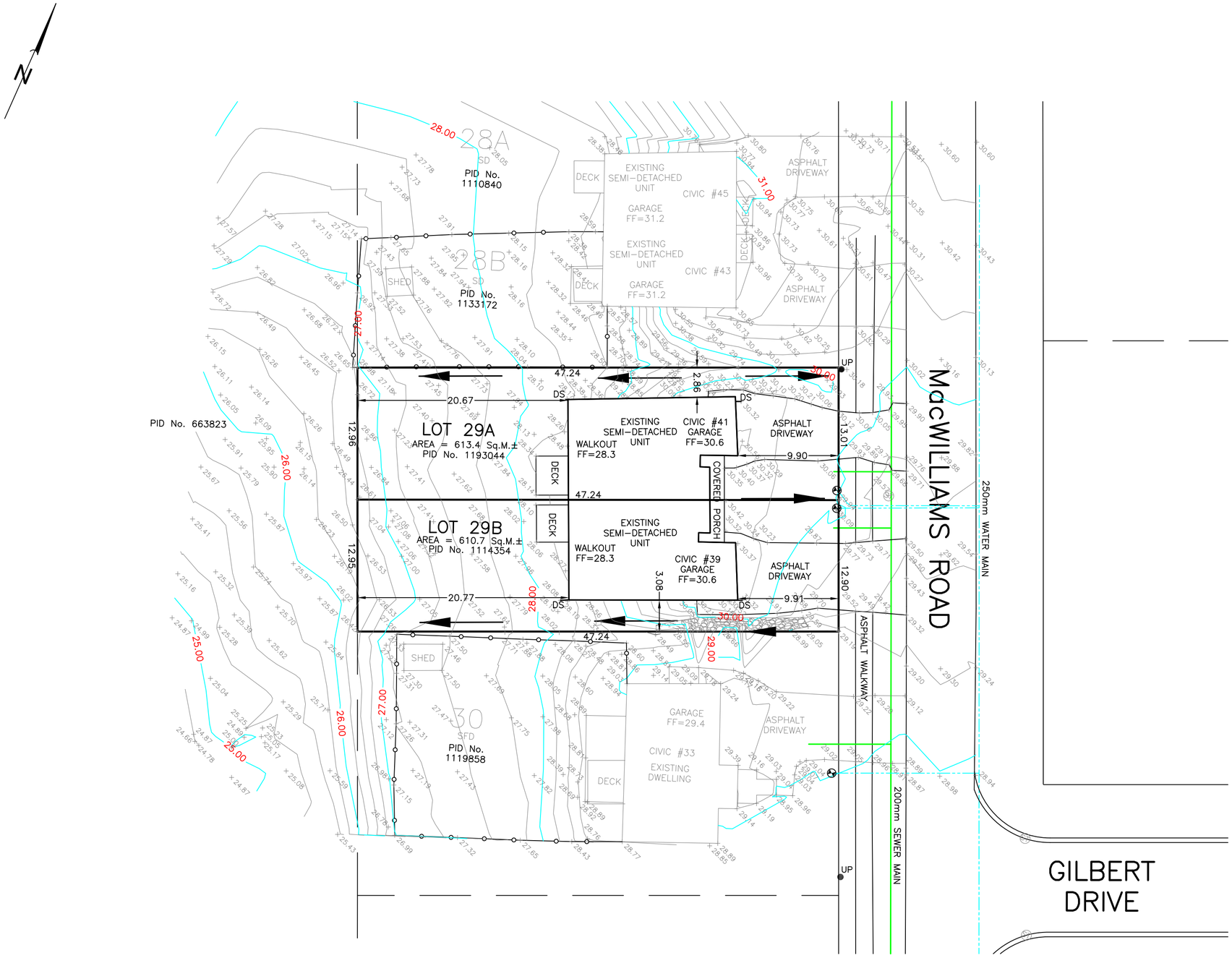
| | Division | Condition |
|---|---|---|
| 1. | Zoning & Development | Rough grading and appropriate siltation measures shall be installed to mitigate surface water runoff and erosion until final grading is complete. |
| 2. | Zoning & Development | Final Drainage Plan and landscaping requirements shall be completed by no later than June 15, 2026. |
| 3. | Building | Guard railings at stairs in garages to be secured to ensure they do not moved under pressure as per 9.8 of the 2020 National Building Code of Canada. |

## Approved By

Development Officer: Michael Fraser — Date: 2026-02-11
Name — Signature

Building Inspector: Karyn Palmer — Date: 2026-02-11
Name — Signature

THIS IS NOT AN "OCCUPANCY PERMIT"




## LEGEND:

- SUBJECT PROPERTY LINES . . . .
- CONTOUR LINES . . . . . 26.00
- APPROXIMATE PROPERTY LINES . .
- EXISTING ELEVATION (IN METRIC) . . + 17.57
- UTILITY POLE . . . . . UP
- DRAINAGE FLOW DIRECTION . . . . . .
- FINISH FLOOR . . . . . FF=
- CATCH BASIN . . . . . ST
- CURB STOP . . . . . .
- SEWER LINE . . . . . .
- WATER LINE . . . . . .
- SEMI-DETACHED . . . . . SD
- SINGLE FAMILY DWELLING . . . . . SFD
- FENCE LINE . . . . . .
- DOWNSPOUT . . . . . DS
- SANDSTONE RETAINING WALL . . . . . .

## NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 15, 2026.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE – METERS

Prepared by:
SANDSTONE SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca
PROFESSIONAL ENGINEER JOEL LEGAULT No. 2005 PRINCE EDWARD ISLAND
THE ASSOCIATION OF PRINCE EDWARD ISLAND LAND SURVEYORS RILEY J.D. CALLAGHAN No. 53 P.E.I.L.S. MEMBER

Project Title

# Lots 29A & 29B
## #39 & #41 MacWilliams Road

PID No. 1114354 & 1193044

Star Homes & Construction Inc.

Plan Title

## Final Grading Plan

| Date Printed: | Drawn by: |
|---|---|
| May 26, 2026 | MSM |
| Job No. 26105 | Plan No. 26105 |

CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

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At the location of **39-41 MacWilliams Rd**.

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| | Conditions |
|---|---|
| 1. | |

## Approved By

Development Officer: Michael Fraser — Signature — Date: 2026-05-27
Name

Building Inspector: Karyn Palmer — Signature — Date: 2026-05-27
Name

CHARLOTTETOWN

# Planning & Heritage Summary (Week ending May 29, 2026)

**ISLAND REGULATORY APPEALS COMMISSION (IRAC) APPEAL PERIOD INFORMATION**

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## Planning Development Permit Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 25-555 | 1100627 | 115-BLD-25 | 23-Apr-25 | 29-May-26 | APPROVED | 59-61 Essex Cres (Lot 534) | Occupancy Permit: Construction of a Semi-Detached Dwelling | Thunder Cove Properties Inc | 19-Jun-26 |
| 25-630 | 1114354 | 157-BLD-25 | 15-May-25 | 27-May-26 | APPROVED | 39-41 MacWilliams Rd | Occupancy Permit: Construction of a Semi-Detached Dwelling | Star Homes & Construction Inc | 17-Jun-26 |
| 25-799 | 1170638 | 226-BLD-25 | 12-Jul-25 | 26-May-26 | APPROVED | 29 Pope Ave (Lot 22-1) | Occupancy Permit: Construction of a Single Detached Dwelling | Amirhossein Rahbari | 16-Jun-26 |
| 25-831 | 134114 | 240-BLD-25 | 16-Jul-25 | 27-May-26 | APPROVED | 11 Aviation Ave | Occupancy Permit: To Upgrade Capacity and Capabilities of Existing Outdoor Aqueous Waste Treatment System and to Move System Indoors to New Waste Treatment Building | MCA Consultants Inc. | 17-Jun-26 |
| 25-916 | 134114 | 279-BLD-25 | 26-Aug-25 | 26-May-26 | APPROVED | 11 Aviation Ave | Occupancy Permit: BioVectra Building #1 - Material Airlock (MAL) Addition to Warehouse | MCA Consultants Inc | 16-Jun-26 |
| 25-944 | 452441 | 290-BLD-25 | 5-Sep-25 | 29-May-26 | APPROVED | 423 Mount Edward Rd | Occupancy Permit: Phase II: Building #1 - Interior Fit-up of 100'x110' Commercial Building - Parkland Fuels and Avenir | FitzGerald and Snow | 19-Jun-26 |
| 25-953 | 778308 | 295-BLD-25 | 9-Sep-25 | 28-May-26 | APPROVED | 62 Violet Cir (Lot 17) | Occupancy Permit: Construction of a 4-Unit Stacked Townhouse | Falcon Homes PEI | 18-Jun-26 |
| 25-954 | 778308 | 296-BLD-25 | 9-Sep-25 | 28-May-26 | APPROVED | 68 Violet Cir (Lot 16) | Occupancy Permit: Construction of a 4-Unit Stacked Townhouse | Falcon Homes PEI | 18-Jun-26 |
| 26-355 | 338996 | 013-HRT-26 | 15-Apr-26 | 29-May-26 | APPROVED | 15-17 Sydney St | Exterior finishes, window, door and roof repair | Lucas Welsh | 19-Jun-26 |
| 26-359 | 338988 | 014-HRT-26 | 16-Apr-26 | 29-May-26 | APPROVED | 9-11 Sydney St | Exterior finishes, window, door and roof repair | Lucas Welsh | 19-Jun-26 |
| 26-382 | 193284 | 081-BLD-26 | 30-Mar-26 | 29-May-26 | APPROVED | 25 Emily Dr (Lot 173A1) | Construction of a single detached dwelling | Curran Developments Inc. | 19-Jun-26 |
| 26-383 | 193284 | 082-BLD-26 | 30-Mar-26 | 29-May-26 | APPROVED | 39 Emily Dr (Lot 173B3) | Construction of a single detached dwelling | Curran Developments Inc. | 19-Jun-26 |
| 26-429 | 386250 | 100-BLD-26 | 22-Apr-26 | 29-May-26 | APPROVED | 3 Gordon Drive | 2 car detached garage | K Mac Construction | 19-Jun-26 |

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 26-435 | 1178003 | 102-BLD-26 | 16-Apr-26 | 27-May-26 | APPROVED | 58-60 Stanmol Dr (Lot 140) | Footing Permit: Construction of a semi-detached dwelling | Buildco Construction Inc Chris Baglole | 17-Jun-26 |
| 26-478 | 878603 | 117-BLD-26 | 7-May-26 | 26-May-26 | APPROVED | 5 Acadian Dr | Phase I - Foundation and structural steel for additions to school and Early Years Centre | Department of Transportation, Infrastructure and Energy | 16-Jun-26 |
| 26-485 | 346650 | 016-HRT-26 | 14-May-26 | 24-May-26 | APPROVED | 202 Hillsborough St | Heritage Permit - Addition of Egress Windows | James Hughes | 14-Jun-26 |
| 26-486 | 359638 | 017-HRT-26 | 14-May-26 | 24-May-26 | APPROVED | 113 Upper Prince St | Heritage Permit: New foundation, roof, windows, doors, garage door | Kent William Thompson & Ramona Doyle | 14-Jun-26 |
| 26-488 | 1191907 | 124-BLD-26 | 13-Apr-26 | 25-May-26 | APPROVED | 191 Rogerson St (Lot 69) | Construction of a single detached dwelling | Claude Ayoub | 15-Jun-26 |
| 26-489 | 1191899 | 125-BLD-26 | 13-Apr-26 | 25-May-26 | APPROVED | 185 Rogerson St (Lot 68) | Construction of a single detached dwelling | Claude Ayoub | 15-Jun-26 |
| 26-490 | 1180348 | 126-BLD-26 | 1-May-26 | 25-May-26 | APPROVED | 79-81 Worth St (Lot 19) | Construction of a semi-detached dwelling | Sophie Hayes | 15-Jun-26 |
| 26-499 | 1123009 | 004-HOC-26 | 21-May-26 | 25-May-26 | APPROVED | 36 Alice Ave | Home Occupation to start a home based care centre | Chaudhasi Keral | 15-Jun-26 |
| 26-502 | 492629 | 133-BLD-26 | 21-May-26 | 25-May-26 | APPROVED | 216 Kensington Road | Storage shed with no electrical or plumbing, storage only | Melissa Gallant | 15-Jun-26 |
| 26-503 | 877985 | 134-BLD-26 | 21-May-26 | 28-May-26 | APPROVED | 96 Bell Crescent | Remove existing deck and rebuild same with roof | Hexagon Carpentry Inc | 18-Jun-26 |
| 26-506 | 511717 | 137-BLD-26 | 27-Apr-26 | 27-May-26 | APPROVED | 18 Lyne Ave | Construction of a shed | Barry E & Michelle M O'Regan | 17-Jun-26 |
| 26-510 | 419515 | 140-BLD-26 | 8-May-26 | 27-May-26 | APPROVED | 114 Parkwood Cres | A 10 x 20 Shed for storage | Harrison Jenkins | 17-Jun-26 |
| 26-511 | 1139989 | 141-BLD-26 | 8-May-26 | 28-May-26 | APPROVED | 616 Malpeque Rd | Deck for back of house | Colin Simmons | 18-Jun-26 |
| 26-444 | 108985 | 188-STR-26 | 1-May-26 | 25-May-26 | APPROVED | 101 Nash Dr | Tourist Home: Short Term Rental | Buddhapriya Nanayakkara Kuruppu | 15-Jun-26 |
| 26-516 | 336271 | 201-STR-26 | 26-May-26 | 27-May-26 | APPROVED | 178 King St | Tourist Home: Short Term Rental | Keir Lowther | 17-Jun-26 |
| 26-512 | 338731 | 198-STR-26 | 25-May-26 | 26-May-26 | APPROVED | 265 Dorchester St | Tourist Home: Short Term Rental | Bella Doyle | 16-Jun-26 |

## Lot Subdivisions

| FILE# | PID | CASE# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
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## Council Approvals

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|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

## Catane, Ellen

**From:** Kitson, Melissa
**Sent:** Wednesday, June 17, 2026 8:49 AM
**To:** Munn, Natalie; Catane, Ellen
**Cc:** Corkum-Gorrill, Jessika; Councillor Alanna Jankov; Councillor Bob Doiron; Councillor John McAleer; Councillor Julie McCabe; Councillor Justin Muttart; Councillor Kevin Ramsay; Councillor Mitchell Tweel; Councillor Terry Bernard; Councillor Norman Beck; Councillor Trevor MacKinnon; Dickie, Steven; Fortune, Eric; Gass, Pauline; Gormley, Frank; Gundrum, David; Laverty, Morgan; MacEwen, Richard; Mavani, Digen; Trainor, Michael; Whitlock, Tamara; Wilmot, Simon; Dickie, Steven; Docherty, Lynn; MacDonald, Stephanie M.; Miller-Ayton, Donna; Hall, Sebastian; Milligan, Nancy; Gashi, Ylber; Brown, Julia; Munn, Natalie; MacConnell, Brad; Miller-Ayton, Donna
**Subject:** Weekly Approved Permit Summary: Week Ending May 29 2026
**Attachments:** Weekly Approvals_week ending May 29 2026.pdf

Good Morning,

Please see attached Weekly Approved Permit summary for the week ending May 29th, 2026.

Best Regards,

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca

CHARLOTTETOWN

# Planning & Heritage Summary (Week ending May 29, 2026)

**ISLAND REGULATORY APPEALS COMMISSION (IRAC) APPEAL PERIOD INFORMATION**

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| 26-490 | 1180348 | 126-BLD-26 | 1-May-26 | 25-May-26 | APPROVED | 79-81 Worth St (Lot 19) | Construction of a semi-detached dwelling | Sophie Hayes | 15-Jun-26 |
| 26-499 | 1123009 | 004-HOC-26 | 21-May-26 | 25-May-26 | APPROVED | 36 Alice Ave | Home Occupation to start a home based care centre | Chaudhasi Keral | 15-Jun-26 |
| 26-502 | 492629 | 133-BLD-26 | 21-May-26 | 25-May-26 | APPROVED | 216 Kensington Road | Storage shed with no electrical or plumbing, storage only | Melissa Gallant | 15-Jun-26 |
| 26-503 | 877985 | 134-BLD-26 | 21-May-26 | 28-May-26 | APPROVED | 96 Bell Crescent | Remove existing deck and rebuild same with roof | Hexagon Carpentry Inc | 18-Jun-26 |
| 26-506 | 511717 | 137-BLD-26 | 27-Apr-26 | 27-May-26 | APPROVED | 18 Lyne Ave | Construction of a shed | Barry E & Michelle M O'Regan | 17-Jun-26 |
| 26-510 | 419515 | 140-BLD-26 | 8-May-26 | 27-May-26 | APPROVED | 114 Parkwood Cres | A 10 x 20 Shed for storage | Harrison Jenkins | 17-Jun-26 |
| 26-511 | 1139989 | 141-BLD-26 | 8-May-26 | 28-May-26 | APPROVED | 616 Malpeque Rd | Deck for back of house | Colin Simmons | 18-Jun-26 |

## Lot Subdivisions

| FILE# | PID | CASE# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

## Council Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

## Catane, Ellen

**From:** Kitson, Melissa
**Sent:** Thursday, June 18, 2026 10:37 AM
**To:** Munn, Natalie; Catane, Ellen
**Cc:** Miller-Ayton, Donna
**Subject:** Revised (2) Weekly Report week ending May 29, 2026
**Attachments:** Weekly Approvals_week ending May 29 2026 REVISED 2.pdf

Hi Nat,

It was flagged from Steve Dickie that an entry was incorrect on the weekly report for May 29, 2026. Please see attached corrected document. If you would kindly post this updated version, it would be greatly appreciated.

Thanks for your help.

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca



CHARLOTTETOWN

# Planning & Heritage Summary (Week ending May 29, 2026)

**ISLAND REGULATORY APPEALS COMMISSION (IRAC) APPEAL PERIOD INFORMATION**

*The information on this page is intended to provide notice to the public when building and development permits have been approved by the Charlottetown Planning and Heritage Department and/or decisions are rendered by Charlottetown City Council as governed by the Prince Edward Island Planning Act. The deadlines to make an appeal are listed for each application below as per the requirements of the Planning Act.*

*If you have any questions regarding the approvals listed below, please contact the Planning and Heritage Department at 902-629-4158.*

## Planning Development Permit Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 25-555 | 1100627 | 115-BLD-25 | 23-Apr-25 | 29-May-26 | APPROVED | 59-61 Essex Cres (Lot 534) | Occupancy Permit: Construction of a Semi-Detached Dwelling | Thunder Cove Properties Inc | 19-Jun-26 |
| 25-630 | 1114354 | 157-BLD-25 | 15-May-25 | 27-May-26 | APPROVED | 39-41 MacWilliams Rd | Occupancy Permit: Construction of a Semi-Detached Dwelling | Star Homes & Construction Inc | 17-Jun-26 |
| 25-799 | 1170638 | 226-BLD-25 | 12-Jul-25 | 26-May-26 | APPROVED | 29 Pope Ave (Lot 22-1) | Occupancy Permit: Construction of a Single Detached Dwelling | Amirhossein Rahbari | 16-Jun-26 |
| 25-831 | 134114 | 240-BLD-25 | 16-Jul-25 | 27-May-26 | APPROVED | 11 Aviation Ave | Occupancy Permit: To Upgrade Capacity and Capabilities of Existing Outdoor Aqueous Waste Treatment System and to Move System Indoors to New Waste Treatment Building | MCA Consultants Inc. | 17-Jun-26 |
| 25-916 | 134114 | 279-BLD-25 | 26-Aug-25 | 26-May-26 | APPROVED | 11 Aviation Ave | Occupancy Permit: BioVectra Building #1 - Material Airlock (MAL) Addition to Warehouse | MCA Consultants Inc | 16-Jun-26 |
| 25-944 | 452441 | 290-BLD-25 | 5-Sep-25 | 29-May-26 | APPROVED | 423 Mount Edward Rd | Occupancy Permit: Phase II: Building #1 - Interior Fit-up of 100'x110' Commercial Building - Parkland Fuels and Avenir | FitzGerald and Snow | 19-Jun-26 |
| 25-953 | 778308 | 295-BLD-25 | 9-Sep-25 | 28-May-26 | APPROVED | 62 Violet Cir (Lot 17) | Occupancy Permit: Construction of a 4-Unit Stacked Townhouse | Falcon Homes PEI | 18-Jun-26 |
| 25-954 | 778308 | 296-BLD-25 | 9-Sep-25 | 28-May-26 | APPROVED | 68 Violet Cir (Lot 16) | Occupancy Permit: Construction of a 4-Unit Stacked Townhouse | Falcon Homes PEI | 18-Jun-26 |
| 26-355 | 338996 | 013-HRT-26 | 15-Apr-26 | 29-May-26 | APPROVED | 15-17 Sydney St | Exterior finishes, window, door and roof repair | Lucas Welsh | 19-Jun-26 |
| 26-359 | 338988 | 014-HRT-26 | 16-Apr-26 | 29-May-26 | APPROVED | 9-11 Sydney St | Exterior finishes, window, door and roof repair | Lucas Welsh | 19-Jun-26 |
| 26-382 | 193284 | 081-BLD-26 | 30-Mar-26 | 29-May-26 | APPROVED | 25 Emily Dr (Lot 173A1) | Construction of a single detached dwelling | Curran Developments Inc. | 19-Jun-26 |
| 26-383 | 193284 | 082-BLD-26 | 30-Mar-26 | 29-May-26 | APPROVED | 39 Emily Dr (Lot 173B3) | Construction of a single detached dwelling | Curran Developments Inc. | 19-Jun-26 |
| 26-429 | 386250 | 100-BLD-26 | 22-Apr-26 | 29-May-26 | APPROVED | 3 Gordon Drive | 2 car detached garage | K Mac Construction | 19-Jun-26 |

| FILE# | PID | PERMIT# | APPLICATION DATE | DECISION DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| 26-435 | 1178003 | 102-BLD-26 | 16-Apr-26 | 27-May-26 | APPROVED | 58-60 Stanmol Dr (Lot 140) | Footing Permit: Construction of a semi-detached dwelling | Buildco Construction Inc Chris Baglole | 17-Jun-26 |
| 26-478 | 878603 | 117-BLD-26 | 7-May-26 | 26-May-26 | APPROVED | 5 Acadian Dr | Phase I - Foundation and structural steel for additions to school and Early Years Centre | Department of Transportation, Infrastructure and Energy | 16-Jun-26 |
| 26-485 | 346650 | 016-HRT-26 | 14-May-26 | 24-May-26 | APPROVED | 202 Hillsborough St | Heritage Permit - Addition of Egress Windows | James Hughes | 14-Jun-26 |
| 26-486 | 359638 | 017-HRT-26 | 14-May-26 | 24-May-26 | APPROVED | 113 Upper Prince St | Heritage Permit: New foundation, roof, windows, doors, garage door | Kent William Thompson & Ramona Doyle | 14-Jun-26 |
| 26-488 | 1191907 | 124-BLD-26 | 13-Apr-26 | 25-May-26 | APPROVED | 191 Rogerson St (Lot 69) | Construction of a single detached dwelling | Claude Ayoub | 15-Jun-26 |
| 26-489 | 1191899 | 125-BLD-26 | 13-Apr-26 | 25-May-26 | APPROVED | 185 Rogerson St (Lot 68) | Construction of a single detached dwelling | Claude Ayoub | 15-Jun-26 |
| 26-490 | 1180348 | 126-BLD-26 | 1-May-26 | 25-May-26 | APPROVED | 79-81 Worth St (Lot 19) | Construction of a semi-detached dwelling | Sophie Hayes | 15-Jun-26 |
| 26-499 | 1123009 | 004-HOC-26 | 21-May-26 | 25-May-26 | APPROVED | 36 Alice Ave | Home Occupation to start a home based care centre | Chaudhasi Keral | 15-Jun-26 |
| 26-502 | 492629 | 133-BLD-26 | 21-May-26 | 25-May-26 | APPROVED | 216 Kensington Road | Storage shed with no electrical or plumbing, storage only | Melissa Gallant | 15-Jun-26 |
| 26-503 | 877985 | 134-BLD-26 | 21-May-26 | 28-May-26 | APPROVED | 96 Bell Crescent | Remove existing deck and rebuild same with roof | Hexagon Carpentry Inc | 18-Jun-26 |
| 26-506 | 511717 | 137-BLD-26 | 27-Apr-26 | 27-May-26 | APPROVED | 18 Lyne Ave | Construction of a shed | Barry E & Michelle M O'Regan | 17-Jun-26 |
| 26-510 | 419515 | 140-BLD-26 | 8-May-26 | 27-May-26 | APPROVED | 114 Parkwood Cres | A 10 x 20 Shed for storage | Harrison Jenkins | 17-Jun-26 |
| 26-511 | 1139989 | 141-BLD-26 | 8-May-26 | 28-May-26 | APPROVED | 616 Malpeque Rd | Deck for back of house | Colin Simmons | 18-Jun-26 |
| 26-444 | 108985 | 188-STR-26 | 1-May-26 | 25-May-26 | APPROVED | 101 Nash Dr | Tourist Home: Short Term Rental | Buddhapriya Nanayakkara Kuruppu | 15-Jun-26 |
| 26-516 | 336271 | 201-STR-26 | 26-May-26 | 27-May-26 | APPROVED | 178 King St | Tourist Home: Short Term Rental | Keir Lowther | 17-Jun-26 |
| 26-512 | 338731 | 198-STR-26 | 25-May-26 | 26-May-26 | APPROVED | 265 Dorchester St | Tourist Home: Short Term Rental | Bella Doyle | 16-Jun-26 |

## Lot Subdivisions

| FILE# | PID | CASE# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

## Council Approvals

| FILE# | PID | PERMIT# | APPLICATION DATE | APPROVAL DATE | DECISION | PROPERTY LOCATION | WORK DESCRIPTION | NAME | DEADLINE TO MAKE AN APPEAL |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | |

# CITY OF CHARLOTTETOWN

## PAYMENT REQUEST/CHEQUE REQUISITION

CITY OF CHARLOTTETOWN
**Planning & Heritage**
**70 Kent Street**
**Charlottetown, PE C1A 1M9**

**Receipt Number:** 26-00742

**Associated Location:** 39-41 MacWilliams Rd
**Payment Date:** 7/17/2026
**Payment Amount:** ($1,500.00)
**Payment Method:** Refund Requested to Finance
**Payer Name:** Star Homes & Construction Inc
**Payer Address:** 20 Dr Hanmac, Charlottetown, PE C1C 0W1
**Cashier Name:** Melissa Kitson

**PAYMENT FOR/REFUND DETAILS:**

| TYPE | DESCRIPTION | REVENUE CODE | AMOUNT |
|---|---|---|---|
| Permit 157-BLD-25 (BLD-SMD) | Building Deposit Fee | 010-0000-20939-0000 | ($1,500.00) |
| | | Total Amount | ($1,500.00) |
| | **Total Amount Refunded** | | **($1,500.00)** |

Signature 1
Name: Melissa Kitson
Date: 7/17/26

Signature 2
Name: David Gundrum
Date: July 20/2026

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 2, 2026 11:35 AM
**To:** Building Inspections; Christiaans, Jozeph
**Subject:** Final inspection request/ 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi, we are completed most of the house work and requesting to do the final inspection on this Wednesday, February 4th.

Thanks!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** January 22, 2026 1:04 PM
**To:** Christiaans, Jozeph
**Subject:** Re: Insulation at the utility room/ 39-41 MacWilliams Road
**Attachments:** IMG_2821.jpeg; IMG_2822.jpeg

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We did complete the ceiling wall at the utility rooms and pls check the attached pic.

The wires and ventilation unit area we are going to put the tape to cover with ceiling.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 16, 2026 at 10:42 AM Tony C Joy <toncj17@gmail.com> wrote:

Hi Joe

Thank you for the valuable advice and we are planning to install the drywall in that ceiling area.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**From:** Tony C Joy <tonci17@gmail.com>
**Sent:** January 16, 2026 9:17 AM
**To:** Christiaans, Jozeph <jchristiaans@charlottetown.ca>
**Subject:** Insulation at the utility room/ 39-41 Macwilliams Road

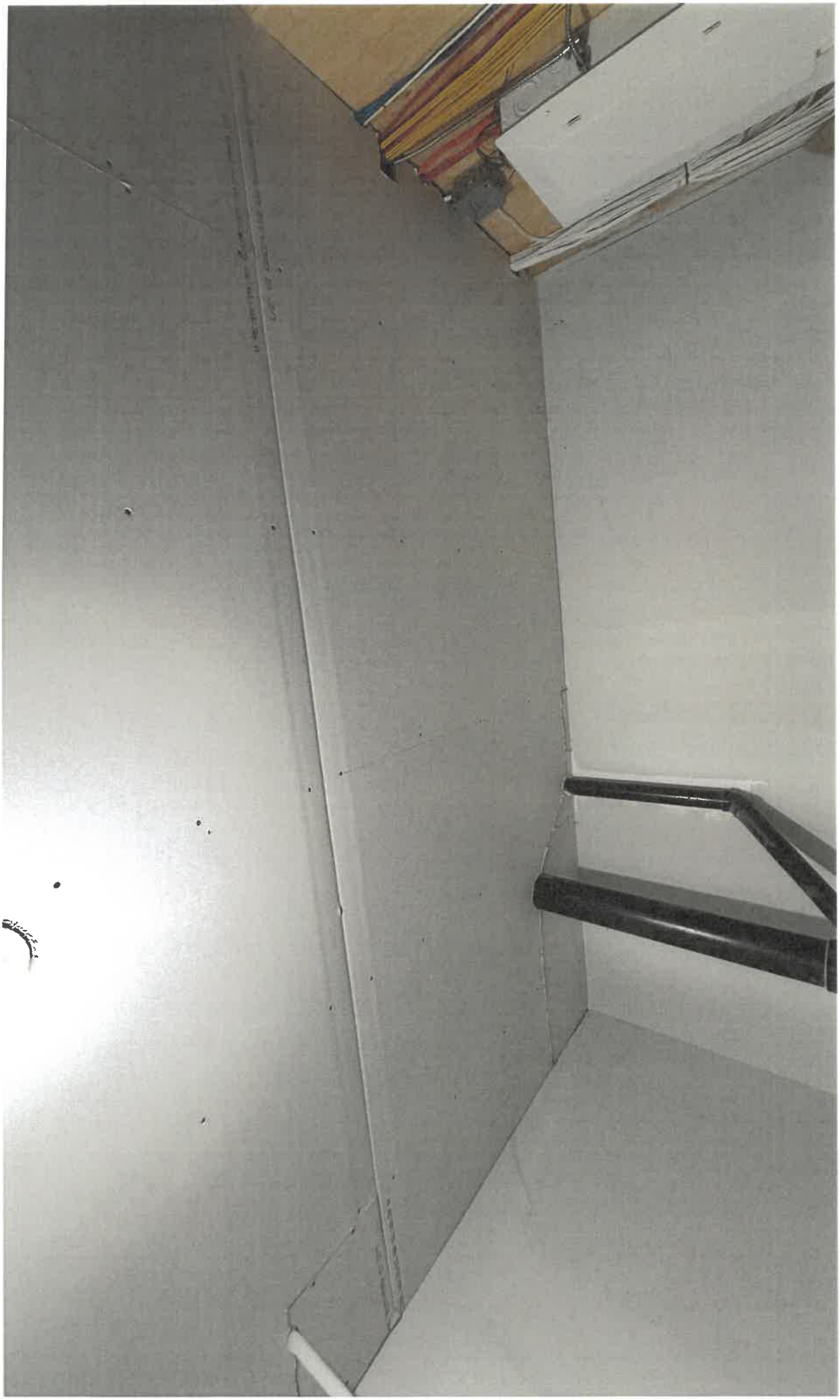
**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Please go through the attached pictures and wondering is this ok for under the code for spray foam in between the floor joists and ICF wall covered with drywall?

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284



**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** January 16, 2026 10:43 AM
**To:** Christiaans, Jozeph
**Subject:** Re: Insulation at the utility room/ 39-41 MacWilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Thank you for the valuable advice and we are planning to install the drywall in that ceiling area.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 16, 2026 at 10:22 AM Christiaans, Jozeph <jchristiaans@charlottetown.ca> wrote:

Hi Tony, Covering the ceiling may be your best solution, because drywall coverage can work vertically, but getting into the webs of the floor joists will be more than difficult.

An alternative is to call the spray foam company to use DC315, an intumescent coating for spray foam coverage.

---

**Joe Christiaans**

**Chief Building Inspector**

**City of Charlottetown**

Planning & Heritage Department

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

SOLACE



**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** January 16, 2026 9:17 AM
**To:** Christiaans, Jozeph
**Subject:** Insulation at the utility room/ 39-41 Macwilliams Road
**Attachments:** IMG_2790.jpeg; IMG_2788.jpeg

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Please go through the attached pictures and wondering is this ok for under the code for spray foam in between the floor joists and ICF wall covered with drywall?

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

CHARLOTTETOWN
*Great things happen here.*

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** November 29, 2025 11:12 AM
**To:** Building Inspections <buildinginspections@charlottetown.ca>; Christiaans, Jozeph <jchristiaans@charlottetown.ca>
**Subject:** Vapour barrier installed behind the bath tubs at 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Please see the attached pictures as requested.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** December 1, 2025 8:03 AM
**To:** Christiaans, Jozeph
**Subject:** Re: Vapour barrier installed behind the bath tubs at 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thanks, you too!

On Mon, Dec 1, 2025 at 8:02 AM Christiaans, Jozeph <jchristiaans@charlottetown.ca> wrote:

> Thanks for the pictures, Tony,
>
> Have a good day.
>
> ---
>
> **Joe Christiaans**
>
> **Building Inspector II**
>
> **City of Charlottetown**
>
> Planning & Heritage Department
>
> 70 Kent Street
>
> Charlottetown, Prince Edward Island
>
> Canada, C1A 1M9
>
> Cell: 902-367-2676
>
> jchristiaans@charlottetown.ca
>
> www.charlottetown.ca









**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** November 29, 2025 11:12 AM
**To:** Building Inspections; Christiaans, Jozeph
**Subject:** Vapour barrier installed behind the bath tubs at 39-41 Macwilliams Road
**Attachments:** IMG_2478.jpeg; IMG_2472.jpeg; IMG_2474.jpeg; IMG_2475.jpeg

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Please see the attached pictures as requested.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

## Christiaans, Jozeph

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** November 27, 2025 3:54 PM
**To:** City Planning
**Cc:** Christiaans, Jozeph
**Subject:** Re: Your Inspeciton was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We'd complete the new floor joist installation for both units today and would like to invite for the inspection tomorrow morning.

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Wed, Nov 12, 2025 at 3:57 PM <cityplanning@charlottetown.ca> wrote:

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

**PERMIT INSPECTION REPORT**

A **Insulation & Vapour Barrier** inspection for a **New Construction** Permit **157-BLD-25** at **39-41 MacWilliams Rd** has been completed on **2025-11-12**. Here are your inspection results:

Type - Insulation & Vapour Barrier
Inspector - Jozeph T Christiaans
Status - Does Not Conform
Date - 2025-11-12

Comment - 1. One Floor joist on each unit requires repair from truss company cut for main floor W/C

2. Mechanical ducting not yet completed.

3. Vapour Barrier missing in joist space above basement tub.

REcall for Inspection.

**Reminder: If applicable, a Final Drainage Plan must be submitted prior to obtaining Occupancy Permit.**

Thank you,

Jozeph T Christiaans
(902) 367-2676
jchristiaans@charlottetown.ca
70 Kent Street, Charlottetown, PE, Canada, C1A 1M9

---

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Planning Department • 70 Kent Street, Charlottetown, PE, Canada, C1A 1M9 • Off: 902-629-4158 • Fax: 902-629-4156 • Planning@charlottetown.ca

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**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** November 12, 2025 5:40 PM
**To:** City Planning
**Cc:** Christiaans, Jozeph
**Subject:** Re: Your Inspeciton was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Thank you for the update and will get back to you sooner than later.

Tony

On Wed, Nov 12, 2025 at 3:57 PM <cityplanning@charlottetown.ca> wrote:

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

**PERMIT INSPECTION REPORT**

A **Insulation & Vapour Barrier** inspection for a **New Construction** Permit **157-BLD-25** at **39-41 MacWilliams Rd** has been completed on **2025-11-12**. Here are your inspection results:

Type - Insulation & Vapour Barrier
Inspector - Jozeph T Christiaans
Status - Does Not Conform
Date - 2025-11-12

Comment - 1. One Floor joist on each unit requires repair from truss company cut for main floor W/C

2. Mechanical ducting not yet completed.

3. Vapour Barrier missing in joist space above basement tub.

REcall for Inspection.

**Reminder: If applicable, a Final Drainage Plan must be submitted prior to obtaining Occupancy Permit.**

Thank you,

Jozeph T Christiaans
(902) 367-2676
jchristiaans@charlottetown.ca
70 Kent Street, Charlottetown, PE, Canada, C1A 1M9

---

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---

The City of Charlottetown is subject to the P.E.I. Freedom of Information and Protection of Privacy Act (FOIPP) relating to public records. Emails sent or received by the Municipality, City Council and Employees are subject to these laws. Unless otherwise exempted from the FOIPP, senders and receivers of City email should presume that the email is subject to release upon request, and to Provincial record retention requirements. This email and any files transmitted with it are confidential and are intended solely for the use of the individual or entity to which they are addressed. Dissemination, distribution or copying of this communication is strictly prohibited without the written consent of the sender. The recipient should check this email and any attachments for the presence of viruses. The City of Charlottetown accepts no liability for any damage that may be caused by a virus that may be inadvertently transmitted by this email. If you have received this email in error, please notify the sender immediately and do not distribute, copy, disclose, or use this email or the information attached and delete all versions and any attachments immediately.

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** November 8, 2025 2:06 PM
**To:** Christiaans, Jozeph; Building Inspections
**Subject:** Vapour barrier inspection/ 39-41 MacWilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We'd complete the vapour barrier installation and would like to invite you for an inspection by Monday, November 10th late afternoon.

Thank you

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** November 3, 2025 8:50 AM
**To:** City Planning
**Cc:** Christiaans, Jozeph
**Subject:** Re: Your Inspeciton was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We'd completed the below required works on last Friday and you are welcome to visit at site and check the same.

Thanks!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Oct 31, 2025 at 8:26 AM <cityplanning@charlottetown.ca> wrote:

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

**PERMIT INSPECTION REPORT**

A **Framing & Mechanical Ventilation** inspection for a **New Construction** Permit **157-BLD-25** at **39-41 MacWilliams Rd** has been completed on **2025-10-30**. Here are your inspection results:

Type - Framing & Mechanical Ventilation
Inspector - Jozeph T Christiaans
Status - Subj. to Correction
Date - 2025-10-30

Comment - 1. Truss R2 missing web bracing, see truss diagram left on site, 4 trusses affected 2. Provide Blocking for plywood support between floor joists under walls >8'-0" in length, parallel to floor joists.(see master bedroom/living room wall)

**Reminder: If applicable, a Final Drainage Plan must be submitted prior to obtaining Occupancy Permit.**

Thank you,

Jozeph T Christiaans
(902) 367-2676
jchristiaans@charlottetown.ca
70 Kent Street, Charlottetown, PE, Canada, C1A 1M9

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**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** October 28, 2025 1:00 PM
**To:** Building Inspections; Christiaans, Jozeph; Mowry, Matt
**Subject:** Framing inspection request / 39-41 MacWilliams Road.

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi, we are going to complete the framing work tomorrow and request to complete the framing inspection on Thursday, October 30th.

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** September 11, 2025 6:56 PM
**To:** Christiaans, Jozeph; Building Inspections
**Subject:** Floor prep inspection/ 39-41 Macwilliams road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We are ready to invite you to do the floor preparation inspection by tomorrow afternoon at 39-41 Macwilliams Road.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Christiaans, Jozeph**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** August 19, 2025 3:40 PM
**To:** Christiaans, Jozeph; Building Inspections
**Subject:** Pre-backfill inspection/39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We are ready to invite you to do the pre-backfill inspection on Thursday morning, August 21st.

Thanks!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Palmer, Karyn**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** January 23, 2026 10:00 AM
**To:** Palmer, Karyn
**Subject:** Re: Insulation at the utility room/ 39-41 MacWilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

We are aiming to complete all the remaining works by next week and I will let you know once everything is ready to go.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 23, 2026 at 9:49 AM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

> Good morning Tony,
>
> I will add this information to the file. Let us know when you're ready for the final inspection.
>
> Thanks,
>
> **Karyn Palmer**
> **Building Official I**
> **City of Charlottetown**
> 70 Kent Street
> Charlottetown, Prince Edward Island
> Canada C1A 1M9
> Cell: 902-394-7445
> Fax: 902-629-4156

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**From:** Tony C Joy <toncj17@gmail.com>
**Date:** January 22, 2026 at 13:04:51 AST
**To:** "Christiaans, Jozeph" <Jchristiaans@charlottetown.ca>
**Subject: Re: Insulation at the utility room/ 39-41 MacWilliams Road**

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

We did complete the ceiling wall at the utility rooms and pls check the attached pic.

The wires and ventilation unit area we are going to put the tape to cover with ceiling.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 16, 2026 at 10:42 AM Tony C Joy <toncj17@gmail.com> wrote:

Hi Joe

Thank you for the valuable advice and we are planning to install the drywall in that ceiling area.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 16, 2026 at 10:22 AM Christiaans, Jozeph <jchristiaans@charlottetown.ca> wrote:

> Hi Tony, Covering the ceiling may be your best solution, because drywall coverage can work vertically, but getting into the webs of the floor joists will be more than difficult.
>
> An alternative is to call the spray foam company to use DC315, an intumescent coating for spray foam coverage.
>
> ---
>
> **Joe Christiaans**
>
> **Chief Building Inspector**
>
> **City of Charlottetown**
>
> Planning & Heritage Department

70 Kent Street

Charlottetown, Prince Edward Island

Canada, C1A 1M9

Cell: 902-367-2676

jchristiaans@charlottetown.ca

www.charlottetown.ca

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** January 16, 2026 9:17 AM
**To:** Christiaans, Jozeph <jchristiaans@charlottetown.ca>
**Subject:** Insulation at the utility room/ 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Please go through the attached pictures and wondering is this ok for under the code for spray foam in between the floor joists and ICF wall covered with drywall?

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284


SOLACE



**Palmer, Karyn**

**From:** Palmer, Karyn
**Sent:** February 3, 2026 1:06 PM
**To:** 'Tony C Joy'
**Subject:** RE: Final inspection request/ 39-41 Macwilliams Road

That's great. Thanks Tony.

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

CHARLOTTETOWN
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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 3, 2026 1:05 PM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Final inspection request/ 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

Tomorrow afternoon works for me and I will leave the doors unlocked and ladder will be in place nearby the attic entrance.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Tue, Feb 3, 2026 at 1:01 PM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

Hi Tony,

I could complete this inspection tomorrow afternoon around 1:30 if that works on your end. Let me know if anything changes or if the house will not be ready.

Thanks,

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

CHARLOTTETOWN
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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 2, 2026 11:35 AM
**To:** Building Inspections <buildinginspections@charlottetown.ca>; Christiaans, Jozeph <jchristiaans@charlottetown.ca>
**Subject:** Final inspection request/ 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi, we are completed most of the house work and requesting to do the final inspection on this Wednesday, February 4th.

Thanks!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

**Palmer, Karyn**

**From:** City Planning
**Sent:** February 4, 2026 2:50 PM
**To:** toncj17@gmail.com; Palmer, Karyn
**Subject:** Your Inspection was Completed

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

## PERMIT INSPECTION REPORT

A **Building Code Final Inspection** inspection for a **New Construction** Permit **157-BLD-25** at **39-41 MacWilliams Rd** has been completed on **2026-02-04**. Here are your inspection results:

Type - Building Code Final Inspection
Inspector - Karyn Palmer
Status - Subj. to Correction
Date - 2026-02-04

Comment -

1. Based on 9.8 of the 2020 National Building Code of Canada, the uniformity and tolerances between risers for stairs is a maximum 5mm (3/16") between adjacent treads and 10mm (13/32") between the tallest and shortest risers in a flight.

Based on measurements on site, the stairs in garage (in both units), appeared to vary more than 1/2" between top and bottom of flights. Contractor to review and revisions made. Reinspection may be required.

2. Reminder that secondary suites are not permitted in semi-detached dwellings.

3. Is the Final Drainage Plan completed for this build? If so, please let me know and I will ensure the planner reviews.

**Reminder: If applicable, a Final Drainage Plan must be submitted prior to obtaining Occupancy Permit.**

**Thank you,**

Karyn Palmer
(902) 629-4158

kpalmer@charlottetown.ca
70 Kent Street, Charlottetown, PE, Canada, C1A 1M9

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**Palmer, Karyn**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 11, 2026 2:15 PM
**To:** Palmer, Karyn
**Subject:** Fwd: Your Inspection was Completed
**Attachments:** IMG_2981.jpeg; IMG_2983.jpeg; IMG_2976.jpeg; IMG_2982.jpeg; IMG_2978.jpeg; IMG_2977.jpeg

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Hi Karyn

Last night we'd complete the stair requirements under the code and please see the attached pictures of the same.

You are welcome to visit again and redo the inspection.

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Tue, Feb 10, 2026 at 9:44 AM Tony C Joy <toncj17@gmail.com> wrote:

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Palmer, Karyn** <kpalmer@charlottetown.ca>
Date: Mon, Feb 9, 2026 at 3:56 PM

Subject: RE: Your Inspection was Completed
To: Tony C Joy <toncj17@gmail.com>

Good afternoon Tony,

I inspected the new stairs at 39- 41 MacWilliams Rd and have the following items to note:

1. The rise between adjacent steps is over the allowable tolerance of 3/16" and the whole stair is over the allowable of 3/8" for tolerance within a flight. Based on my measurements on site, the first step from the concrete is 7 3/4" followed by 7 ¼", then 7 3/8", then 7 ¾" to the door. This means an overall difference in ½" and ½" between the lowest and second step. I have attached photos from #41 MacWilliams. Please note that these measurements also seemed to be the case in #39.
2. The steps in both units will have to be revised in order to meet the above tolerances noted in #1.

Please review the above information and let us know if you have any questions.

Thanks,

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 9, 2026 1:11 PM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

It's already done now.

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Mon, Feb 9, 2026 at 11:19 AM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

Hi Tony,

Just for clarification, the work will be done by 12 or they're working on it at 12?

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 9, 2026 11:05 AM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

We are going to complete the stair works at 12pm.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Mon, Feb 9, 2026 at 9:05 AM Tony C Joy <toncj17@gmail.com> wrote:

Hi Karyn

Sounds good, thanks for the heads up.

Tony

On Mon, Feb 9, 2026 at 9:04 AM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

Hi Tony,

I'm going to plan for a bit later this morning with the goal of seeing both.

Thanks,

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 8, 2026 9:13 PM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

Duplex #41 garage stairs has been completed and we are half way done at the # 39 Macwilliams Road.

You can take a look on Monday morning at 8.30am onwards.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Feb 6, 2026 at 2:21 PM Tony C Joy <toncj17@gmail.com> wrote:

Hi Karyn

We are going to dismantle the stairs and build a new one under the code.

Wondering do we require a landing for the new stairs?because the size of the height showing 29" from the bottom of the garage.

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Feb 6, 2026 at 1:56 PM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

Hi Tony,

You will have to have a look at the bottom riser at #41 as well as the landing at the bottom. If they were to level this floor up to the highest point, it would affect the uniformity of the stairs.

#39 will have the same concerns.

Thanks,

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

CHARLOTTETOWN
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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 6, 2026 11:17 AM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

I did talk with the carpenter last night they said, #41 Duplex they changed the landing and the size is remain correct for # 39.

Can you let me know # 41 Macwilliams Road is good to go now?

Then I will arrange to fix it # 39 today or tomorrow.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Feb 6, 2026 at 11:09 AM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

Good morning Tony,

I re-inspected the stairs in garages at 39-41 MacWilliams Rd. #41 seemed to have a change at the landing, #39 I could not tell if any changes were made.

The building plans show stairs directly from the garage door into the garage, with no landings provided. The stairs on site have landings at the top to access the main dwelling and steps down, aiming towards the garage doors. The concrete floor at the bottom of the stairs appears to slope at the bottom towards a floor drain or garage door(s), which causes the first riser to have a varying height from one side of the step to the other. The first riser from the concrete floor varies anywhere from 7" to 7 3/8", which can cause concerns for tripping.

It also seems that the requirement for a level landing at the bottom of each stair may be affected, as the floor slope cannot exceed the maximum 1 in 50 slope allowed to be considered a landing.

The both stairs will require to meet the requirements of 9.8 of the 2020 National Building Code with:

- Level landing at the bottom with a slope no greater than 1 in 50.
    - This landing requires to be as wide and as long as the width of the stair.
- Minimum width of stairs of 860mm (33 7/8")
- Stair Rise between 125mm (5") and 200mm (7 7/8")
    - Maximum tolerance between adjacent treads of 5mm (3/16") and 10mm (3/8") between the tallest and shortest risers in a flight
- Minimum stair run of 255mm (10") plus nosing

The floor may require to be levelled at the bottom of each stair, keeping in mind that you cannot create a further tripping hazard at this location. If you choose to go back to the original design, keep in mind that a guard would be required on the open side if the height from the door to the concrete floor exceeds 600mm (23 5/8").

Please review the above information and let us know when the work is completed.

If you have any questions, you can contact me by email.

Thanks,

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 5, 2026 4:13 PM

**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

Yes, tomorrow at 8.30am works for me.

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Thu, Feb 5, 2026 at 3:10 PM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

I would head there for 8:30ish if you thought it would be ready, but its fine to wait until mid morning/afternoon if you prefer.

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 5, 2026 3:09 PM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

What time are you thinking?

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Thu, Feb 5, 2026 at 3:08 PM Palmer, Karyn <kpalmer@charlottetown.ca> wrote:

Hi Tony,

Will the building be open in the morning if I head that way? Or I can arrange for later if preferred.

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

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*Great things happen here.*

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 5, 2026 2:35 PM
**To:** City Planning <cityplanning@charlottetown.ca>
**Cc:** Palmer, Karyn <kpalmer@charlottetown.ca>
**Subject:** Re: Your Inspection was Completed

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

The workers are now fixing the requirements in the garage stairs and you are welcome to visit and check it again tomorrow morning.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Wed, Feb 4, 2026 at 3:13 PM Tony C Joy <toncj17@gmail.com> wrote:

Hi Karyn

Thank you for the inspection report and I will arrange to fix comment # 1 as early as possible.

Comment # 3 : The final drainage plan not yet completed as we would require the time until Spring 2026 because of the current weather situation.

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Wed, Feb 4, 2026 at 2:50 PM <cityplanning@charlottetown.ca> wrote:

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

**PERMIT INSPECTION REPORT**

A **Building Code Final Inspection** inspection for a **New Construction** Permit **157-BLD-25** at **39-41 MacWilliams Rd** has been completed on **2026-02-04**. Here are your inspection results:

Type - Building Code Final Inspection
Inspector - Karyn Palmer
Status - Subj. to Correction
Date - 2026-02-04

Comment -

1. Based on 9.8 of the 2020 National Building Code of Canada, the uniformity and tolerances between risers for stairs is a maximum 5mm (3/16") between adjacent treads and 10mm (13/32") between the tallest and shortest risers in a flight.

Based on measurements on site, the stairs in garage (in both units), appeared to vary more than 1/2" between top and bottom of flights. Contractor to review and revisions made. Reinspection may be required.

2. Reminder that secondary suites are not permitted in semi-detached dwellings.

3. Is the Final Drainage Plan completed for this build? If so, please let me know and I will ensure the planner reviews.

**Reminder: If applicable, a Final Drainage Plan must be submitted prior to obtaining Occupancy Permit.**

**Thank you,**

Karyn Palmer
(902) 629-4158
kpalmer@charlottetown.ca
70 Kent Street, Charlottetown, PE, Canada, C1A 1M9

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4 5 6 7 8 9 10


4 5 6 7 8 9 10 11


4 5 6 7 8 9 10


STANLEY
4 5 6 7 8 9 10 11 12 13 14 15


STANLEY



**Palmer, Karyn**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** February 11, 2026 4:41 PM
**To:** City Planning
**Cc:** Palmer, Karyn; Fraser, Michael
**Subject:** Re: Permit 157-BLD-25

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

Thank you for the re-inspection and approval of the occupancy permit.

Have a great day!

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Wed, Feb 11, 2026 at 4:07 PM <cityplanning@charlottetown.ca> wrote:

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

Good afternoon Tony Joy,

Please see attached for a copy of your Temporary Occupancy Permit for 39-41 MacWilliams Rd. If you have any questions, please contact us at the Planning & Heritage Department.

Thanks,

Karyn Palmer

Building Official I

City of Charlottetown

---

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Planning Department • 70 Kent Street, Charlottetown, PE, Canada, C1A 1M9 • Off: 902-629-4158 • Fax: 902-629-4156 • Planning@charlottetown.ca

Do you need to print this email? Please only print if necessary to help protect our environment.

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CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# TEMPORARY OCCUPANCY PERMIT

## POST THIS IN A CONSPICUOUS LOCATION DURING CONSTRUCTION

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
Type of Occupancy: **Group C - Houses** Description of Occupancy: **Semi-detached dwellings**
At the location of **39-41 MacWilliams Rd.**

Permission is hereby granted to the above named applicant to use and occupy the building at the above location which the applicant has stated would be constructed in full compliance with the provisions of all the By-laws and Regulations of the City of Charlottetown governing or affecting the erection, alteration, locations, use, etc. of the building and is substantially completed and ready for residential occupancy in accordance with Part 3.7 of the City of Charlottetown's Zoning and Development By-law;

| | Division | Condition |
|---|---|---|
| 1. | Zoning & Development | Rough grading and appropriate siltation measures shall be installed to mitigate surface water runoff and erosion until final grading is complete. |
| 2. | Zoning & Development | Final Drainage Plan and landscaping requirements shall be completed by no later than June 15, 2026. |
| 3. | Building | Guard railings at stairs in garages to be secured to ensure they do not moved under pressure as per 9.8 of the 2020 National Building Code of Canada. |

**Approved By**

Development Officer: Michael Fraser — Date: 2026-02-11
Name — Signature

Building Inspector: Karyn Palmer — Date: 2026-02-11
Name — Signature

THIS IS NOT AN "OCCUPANCY PERMIT"

## Palmer, Karyn

**From:** Palmer, Karyn
**Sent:** May 27, 2026 9:22 AM
**To:** 'Tony C Joy'
**Subject:** RE: Final grading survey request / 39-41 Macwilliams road

Thanks Tony, I will get this to the planner for review.

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

CHARLOTTETOWN
*Great things happen here.*

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** May 26, 2026 4:28 PM
**To:** Palmer, Karyn <kpalmer@charlottetown.ca>; Building Inspections <buildinginspections@charlottetown.ca>; City Planning <cityplanning@charlottetown.ca>
**Subject:** Fwd: Final grading survey request / 39-41 Macwilliams road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Karyn

Please see the attached signed final grading plan for your records.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Joël Legault** <joel@sandstoneengineering.ca>
Date: Tue, May 26, 2026 at 3:45 PM
Subject: Re: Final grading survey request / 39-41 Macwilliams road
To: Tony C Joy <toncj17@gmail.com>
CC: Riley Callaghan <riley@sandstoneengineering.ca>

Hi Tony,

See attached signed final grading plan for lots 29A and 29B (civic #39 and #41) MacWilliams Road.

This copy can be used for your submission to the City.

Thanks,
Joel

On Fri, May 15, 2026 at 8:20 AM Joël Legault <joel@sandstoneengineering.ca> wrote:

> Hi Tony,
>
> Sounds good. We'll get this completed as soon as possible.
>
> Thanks,
> Joel
>
> On Fri, May 15, 2026 at 8:14 AM Tony C Joy <toncj17@gmail.com> wrote:
>
> > Hi Joel
> >
> > We'd complete the grading work and pls arrange the final grading plan as early as possible.
> >
> > Thanks
> >
> > Tony C Joy
> > CEO-Star Homes & Construction Inc.
> > Realtor/Team Lead-
> > Royal Lepage Prince Edward Realty,
> > Charlottetown, PEI.
> > Ph: 9027170284

--

**Joël Legault**, P.Eng.

**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca

sandstoneengineering.ca

--

**Joël Legault**, P.Eng.

**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca




## LEGEND:

- SUBJECT PROPERTY LINES
- CONTOUR LINES — 26.00
- APPROXIMATE PROPERTY LINES
- EXISTING ELEVATION (IN METRIC) — +17.37
- UTILITY POLE — UP
- DRAINAGE FLOW DIRECTION
- FINISH FLOOR — FF=
- CATCH BASIN — CB
- CURB STOP
- SEWER LINE
- WATER LINE
- SEMI-DETACHED — SD
- SINGLE FAMILY DWELLING — SFD
- FENCE LINE
- DOWNSPOUT — DS
- SANDSTONE RETAINING WALL

## NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 15, 2026.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE – METERS


Prepared by:
SANDSTONE SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca


Project Title

# Lots 29A & 29B
## #39 & #41 MacWilliams Road

PID No. 1114354 & 1193044

Star Homes & Construction Inc.

Plan Title

## Final Grading Plan

| Date Printed: | Drawn by: |
|---|---|
| May 26, 2026 | MSM |
| Job No. 26105 | Plan No. 26105 |

**Palmer, Karyn**

**From:** Palmer, Karyn
**Sent:** May 27, 2026 9:44 AM
**To:** Fraser, Michael
**Cc:** Gundrum, David
**Subject:** FW: Final grading survey request / 39-41 Macwilliams road
**Attachments:** 26105 - Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Final Grading Plan - May 26, 2026 - Signed.pdf

Good morning Michael,

See attached for a copy of the Final Drainage Plan for 39-41 MacWilliams Road. A physical copy can be found in the file and its been uploaded onto LAMA.

Thanks,

**Karyn Palmer**
**Building Official I**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Cell: 902-394-7445
Fax: 902-629-4156

CHARLOTTETOWN
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Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
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Ph: 9027170284

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> > CEO-Star Homes & Construction Inc.
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> > Royal Lepage Prince Edward Realty,
> > Charlottetown, PEI.
> > Ph: 9027170284

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**Joël Legault**, P.Eng.

**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca

sandstoneengineering.ca

--

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**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca

sandstoneengineering.ca




LEGEND:

- SUBJECT PROPERTY LINES
- CONTOUR LINES — 26.00
- APPROXIMATE PROPERTY LINES
- EXISTING ELEVATION (IN METRIC) x 17.37
- UTILITY POLE — UP
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- FENCE LINE
- DOWNSPOUT — DS
- SANDSTONE RETAINING WALL

NOTES

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2. PROPERTY REGISTRY INFORMATION OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 656, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 15, 2026.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE – METERS

Prepared by:
SANDSTONE
t. 902-394-2945
Info@sandstoneengineering.ca
www.sandstoneengineering.ca

Project Title

Lots 29A & 29B

#39 & #41 MacWilliams Road

PID No. 1114354 & 1193044

Star Homes & Construction Inc.

Plan Title

Final Grading Plan

| Date Printed: | Drawn by: |
|---|---|
| May 26, 2026 | MSM |
| Job No. 26105 | Plan No. 26105 |

**Palmer, Karyn**

| | |
|---|---|
| **From:** | City Planning |
| **Sent:** | May 27, 2026 10:43 AM |
| **To:** | toncj17@gmail.com; Kitson, Melissa; Fraser, Michael; Jones, Shane; Palmer, Karyn; Christiaans, Jozeph; Mowry, Matt |
| **Subject:** | Your Occupancy Permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25 |
| **Attachments:** | Occupancy.pdf |

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

Your Occupancy Permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25

Dear Star Homes & Construction Inc,

Your Occupancy Permit has been issued and is attached. Please review the permit and ensure all requirements are adhered, including conditions.

Sincerely,

Michael Fraser
Planner II

mfraser@charlottetown.ca
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9

---

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CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# OCCUPANCY PERMIT

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
Type of Occupancy: **Group C - Houses** Description of Occupancy: **Semi-detached dwellings**
At the location of **39-41 MacWilliams Rd**.

Permission is hereby granted to the above named applicant to use and occupy the building at the above location which the applicant has stated would be constructed in full compliance with the provisions of all the By-laws and Regulations of the City of Charlottetown governing or affecting the erection, alteration, locations, use, etc. of the building and is substantially completed and ready for residential occupancy in accordance with Part 3.7 of the City of Charlottetown's Zoning and Development By-law;

## Approved By

Development Officer: Michael Fraser (Name) (Signature) Date: 2026-05-27

Building Inspector: Karyn Palmer (Name) (Signature) Date: 2026-05-27

Outlook

Your Inspeciton was Completed

**From** cityplanning@charlottetown.ca <cityplanning@charlottetown.ca>
**Date** Tue 7/21/2026 11:54 AM
**To** mmowry@charlottetown.ca <mmowry@charlottetown.ca>

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

## PERMIT INSPECTION REPORT

A **Underslab Insulation** inspection for a **New Construction** Permit **157-BLD-25** at **39-41 MacWilliams Rd** has been completed on **9/12/2025**. Here are your inspection results:

Type - Underslab Insulation
Inspector - Matt Mowry
Status - Subj. to Correction
Date - 9/12/2025

Comment - 1) 30"x30"x12" Footings not in place at bearing walls for load bearing beam as per submitted building plans.

2) Ensure 8'-5" footing for stairwell wall has suffcient space for 34" minmum wide stairs between ICF wall (to be covered) and finished 2x6 wall.

3) Anchor bolts and PT plywood grade protection for ICF to be observed at framing inspection.

**Reminder: If applicable, a Final Drainage Plan must be submitted prior to obtaining Occupancy Permit.**

Thank you,

Matt Mowry
(902) 388-7580
mmowry@charlottetown.ca
70 Kent Street, Charlottetown, PE, Canada, C1A 1M9

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**Kitson, Melissa**

| | |
|---|---|
| **From:** | Tony C Joy <toncj17@gmail.com> |
| **Sent:** | Thursday, May 15, 2025 11:59 AM |
| **To:** | Kitson, Melissa; Planning Department |
| **Subject:** | Star Homes & Construction. 39-41 MacWilliams Rd. Building permit application |
| **Attachments:** | 1.pdf; 2.pdf; b250692.zip; 2Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Drainage Plan - Signed.pdf; Final Duplex Plan 2848 DP.pdf |

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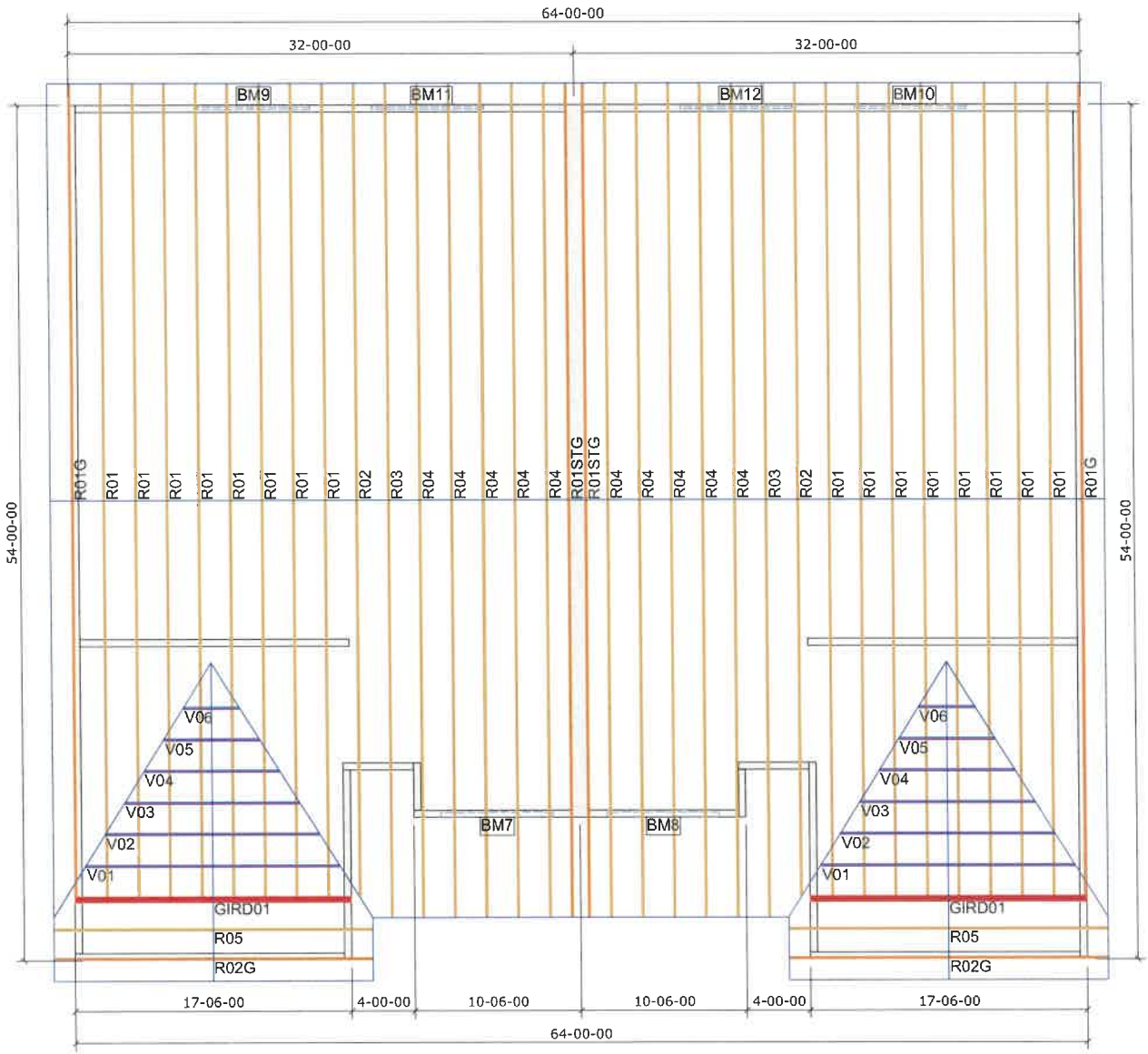
Hi Melissa,

Ref : 39-41, MacWilliams Road, Charlottetown.

Please see the attached duplex plan and other documents for the submission of building permit application.

Thanks

**Tony C Joy**
Star Homes & Construction Inc.

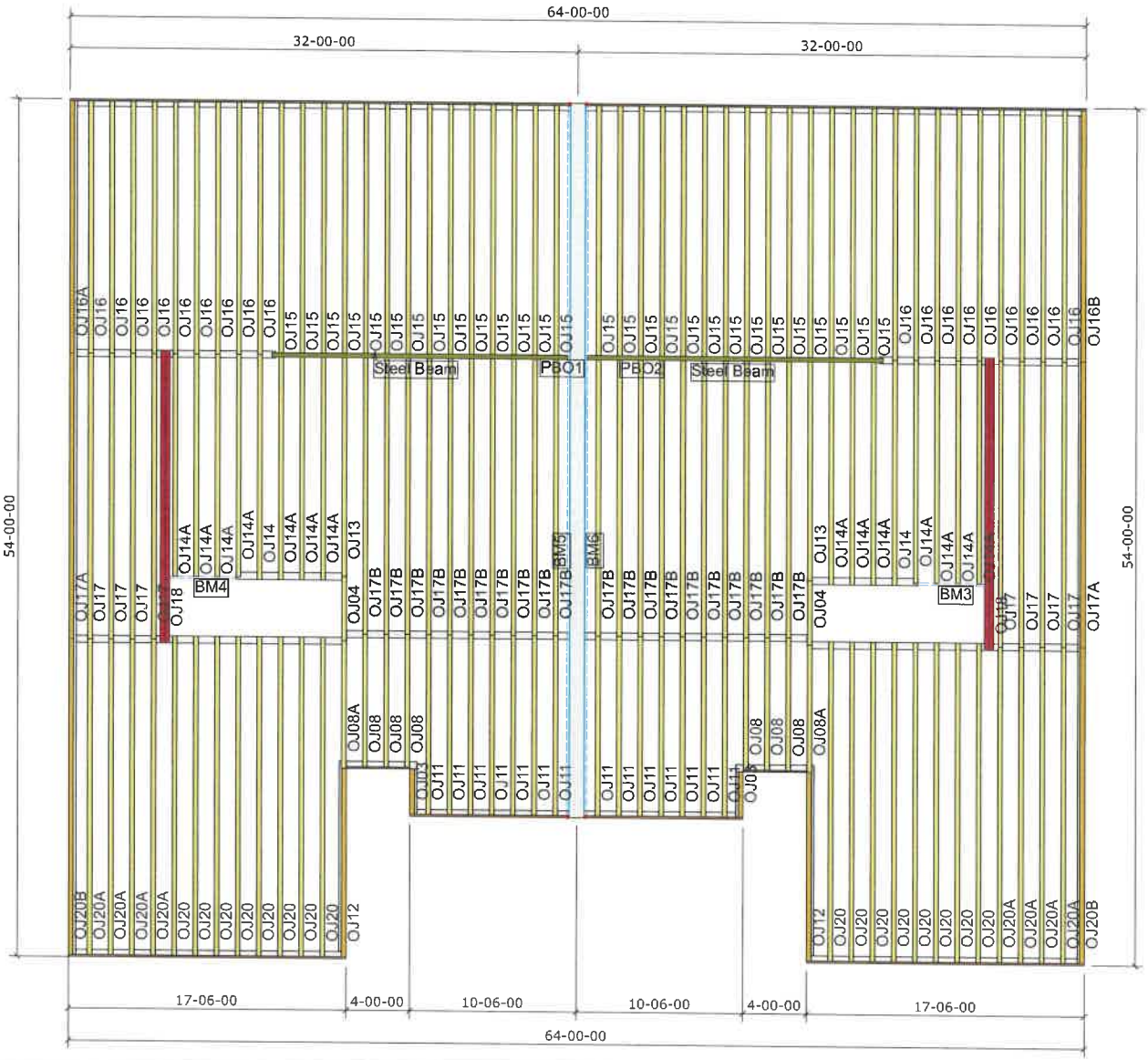




**Gable Enterprises Ltd.**
1006 Rte 124
Norton, NB
E5T 1X3
1-506-839-2946
1-800-561-1501
Fax: 1-506-839-2498


| | |
|---|---|
| Customer Name : | Rona Atlantic Charlottetown |
| Job Number : | B250692 |
| Designer : | <<Not Assigned>> |
| Date : | 2025-04-30 |

| | |
|---|---|
| Hip Lines | 0 ft |
| Horiz. Overhang | 0 ft |
| Ridge Lines | 0 ft |
| Roof Area | 0 ft² |
| Valley Lines | 0 ft |
| Raked Overhang | 0 ft |

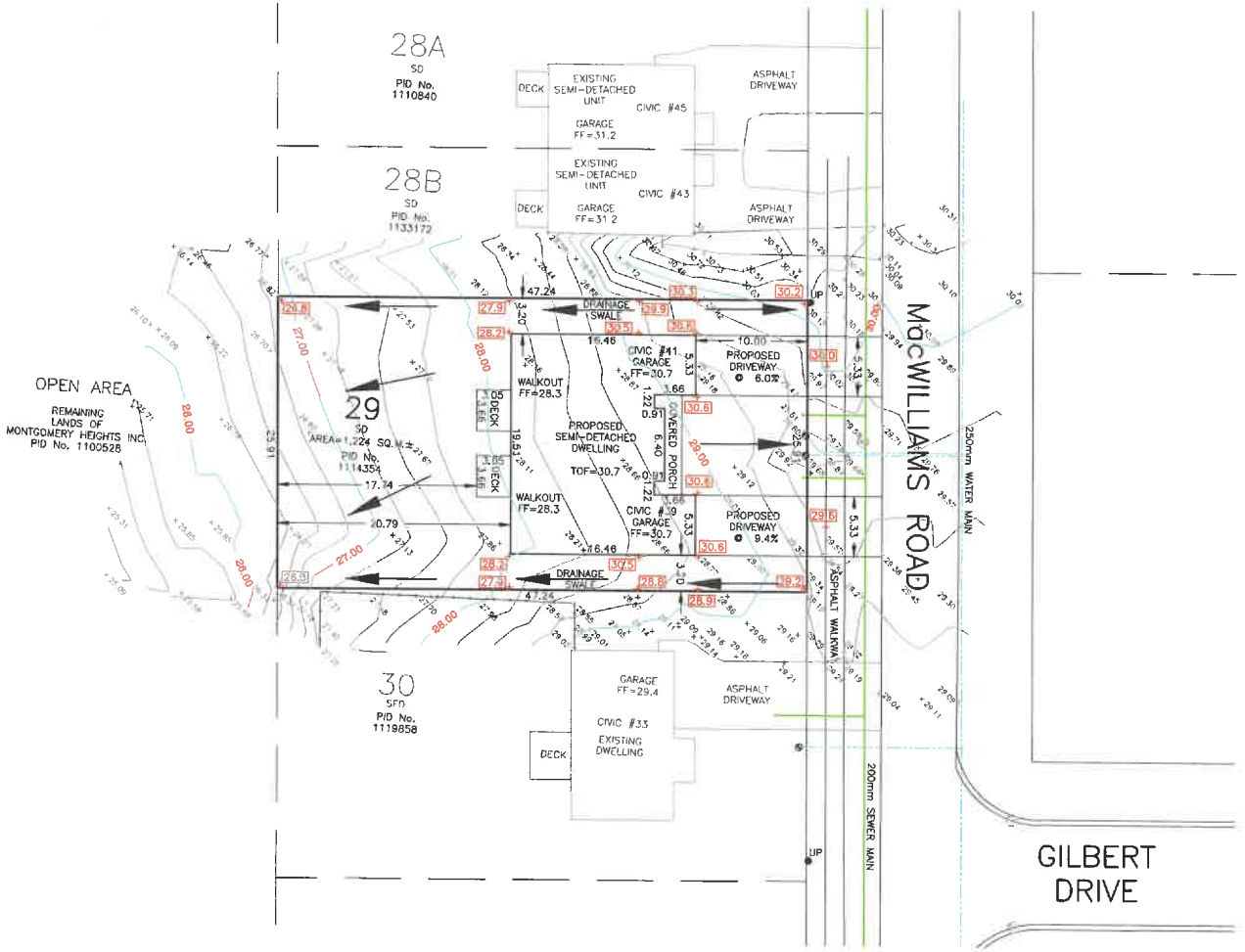




**Gable Enterprises Ltd.**
1006 Rte 124
Norton, NB
E5T 1X3
1-506-839-2946
1-800-561-1501
Fax: 1-506-839-2498


| | |
|---|---|
| Customer Name : | Rona Atlantic Charlottetown |
| Job Number : | B250692 |
| Designer : | <<Not Assigned>> |
| Date : | 2025-04-30 |

| | |
|---|---|
| Hip Lines | 0 ft |
| Horiz. Overhang | 0 ft |
| Ridge Lines | 0 ft |
| Roof Area | 0 ft² |
| Valley Lines | 0 ft |
| Raked Overhang | 0 ft |




LEGEND:

| | |
|---|---|
| SUBJECT PROPERTY LINES | |
| CONTOUR LINES | 28.00 |
| APPROXIMATE PROPERTY LINES | |
| EXISTING ELEVATION (IN METRIC) | +27.57 |
| UTILITY POLE | UP |
| DRAINAGE FLOW DIRECTION | |
| FINISH FLOOR | FF= |
| DESIGN ELEVATION | 32.3 |
| CATCH BASIN | |
| CURB STOP | |
| SEWER LINE | |
| WATER LINE | |
| TOP OF FOUNDATION | TOF |
| SEMI-DETACHED | SD |
| SINGLE FAMILY DWELLING | SFD |
| FENCE LINE | |

NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION AND CONTOURS OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 7, 2025.
6. FRONT DOWNSPOUTS TO BE DIRECTED TO MacWILLIAMS ROAD.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE – METERS


Prepared by:
SANDSTONE
SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca


Project Title

Lot 29
#39 & #41 MacWilliams Road

PID No. 1114354

Star Homes & Construction Inc.

Plan Title

Drainage Plan

| Date Printed: | Drawn by: |
|---|---|
| May 14, 2025 | JWL |
| Job No. 25095 | Plan No. 25095 |

## PLAN NO. 2848 DP

WIDTH: 64'-0"
DEPTH: 54'-0"

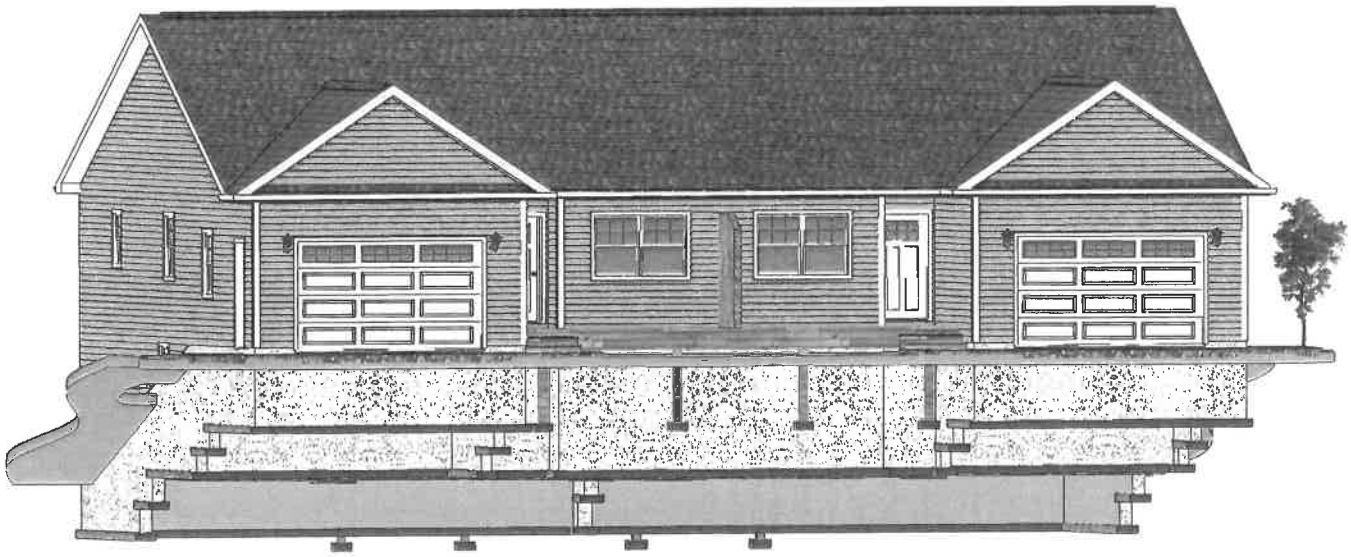
MAIN FLOOR AREA: 2478 sq.ft.
- UNIT #1: 1239 sq.ft./ - UNIT #2: 1239 sq.ft.

FINISHED BASEMENT AREA: 1984 sq.ft.
- UNIT #1: 992 sq.ft./ - UNIT #2: 992 sq.ft.

GARAGE AREA
- UNIT #1: 346 sq.ft./ - UNIT #2: 346 sq.ft.

## LIST OF DRAWINGS


A1. COVER PAGE
A2. FRONT & RIGHT ELEVATION
A3. REAR & LEFT ELEVATION
A4. MAIN FLOOR PLAN
A5. BASEMENT FLOOR PLAN
A6. SECTION A-A, ROOF PLAN
A7. SECTION B-B
A8. FOUNDATION PLAN


- PLEASE NOTE -

This plan is the property of 3D Home Design Ltd. and is for exclusive use.

3D Home Design Ltd. assumes no liability for any errors or omissions on this plan

Contractors to verify all dimensions on this plan before construction and notify designer of any modifications

Construction shall comply with the current edition of the National Building Code

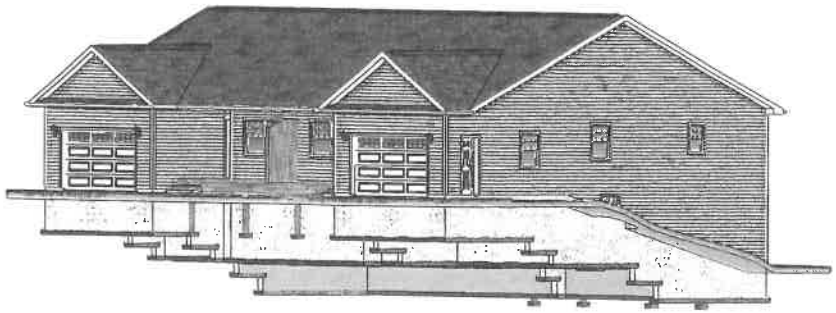


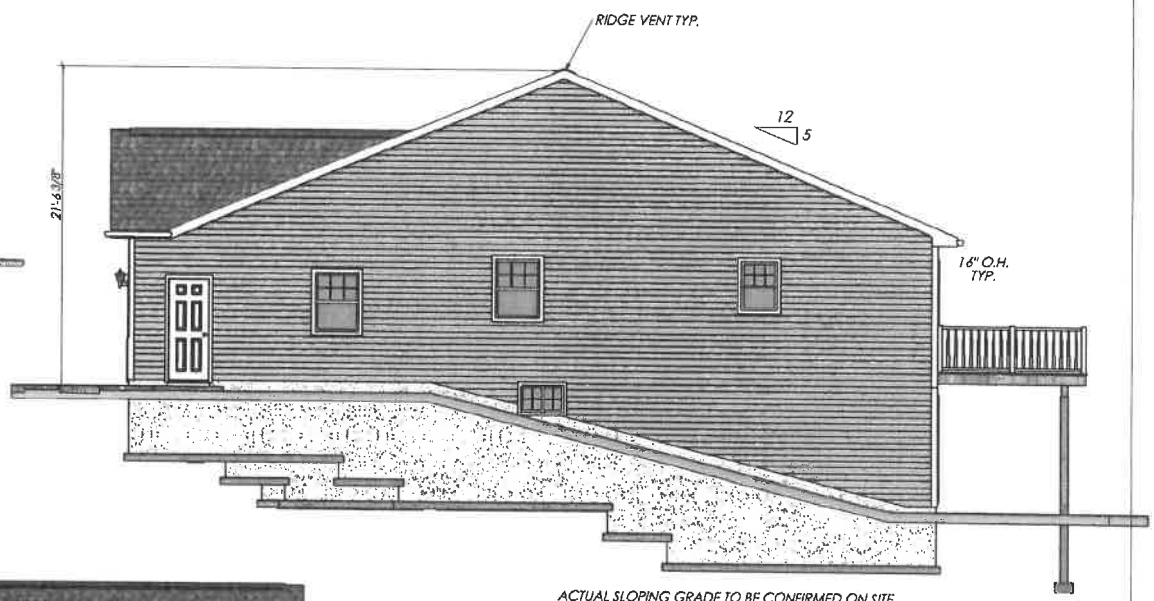
3D Home Design Ltd.
198 Grafton St. Charlottetown,PE
(902) 213-3879, bjh3879@gmail.com


RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A1. COVER PAGE
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

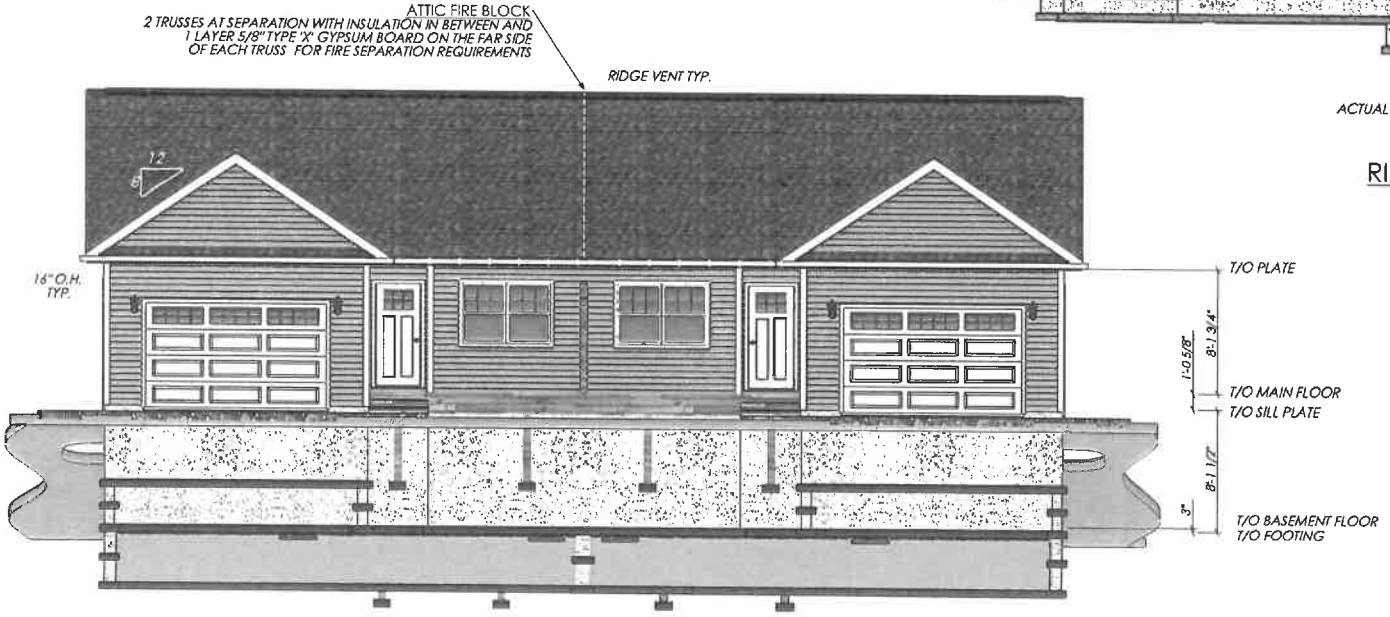
DRAWING SIZE: 11"x17"






ACTUAL SLOPING GRADE TO BE CONFIRMED ON SITE

RIGHT ELEVATION




FRONT ELEVATION

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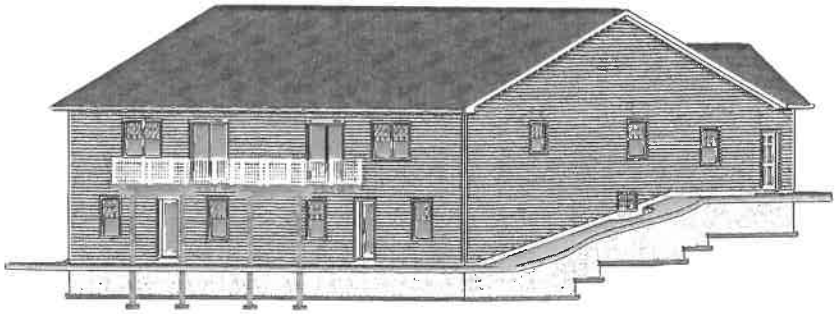
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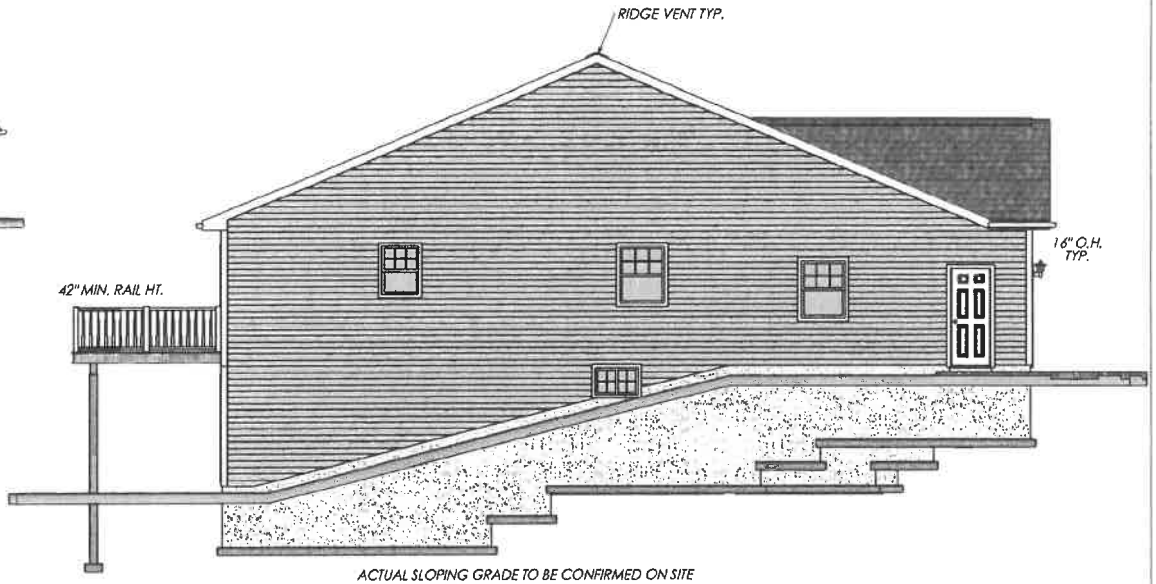
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A2. FRONT & RIGHT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

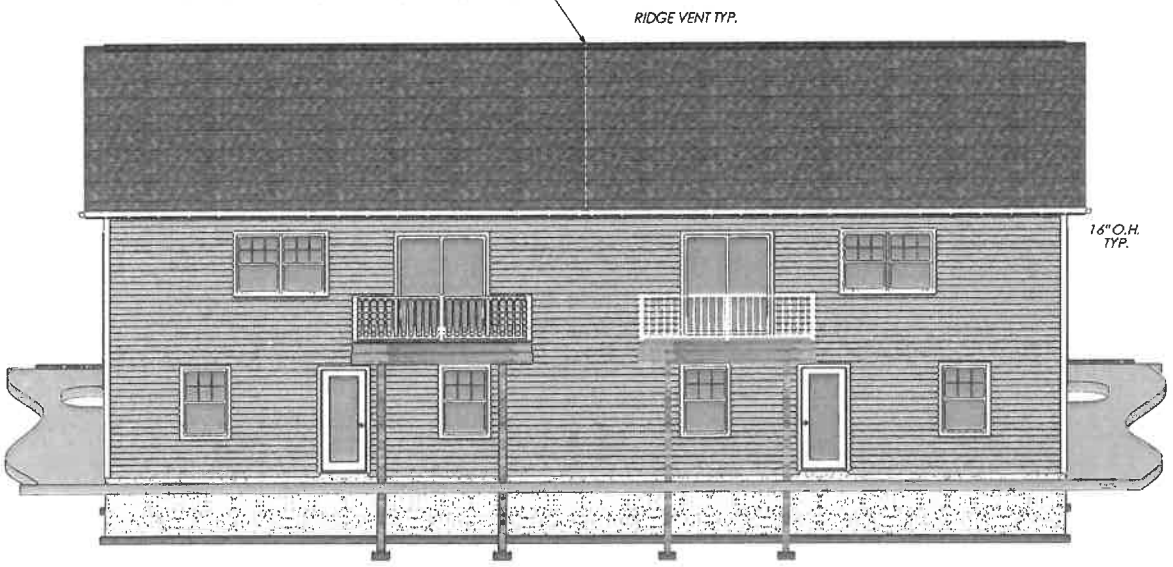
DRAWING SIZE: 11"x17"






LEFT ELEVATION

ATTIC FIRE BLOCK
2 TRUSSES AT SEPARATION WITH INSULATION IN BETWEEN AND 1 LAYER 5/8" TYPE 'X' GYPSUM BOARD ON THE FAR SIDE OF EACH TRUSS FOR FIRE SEPARATION REQUIREMENTS




REAR ELEVATION

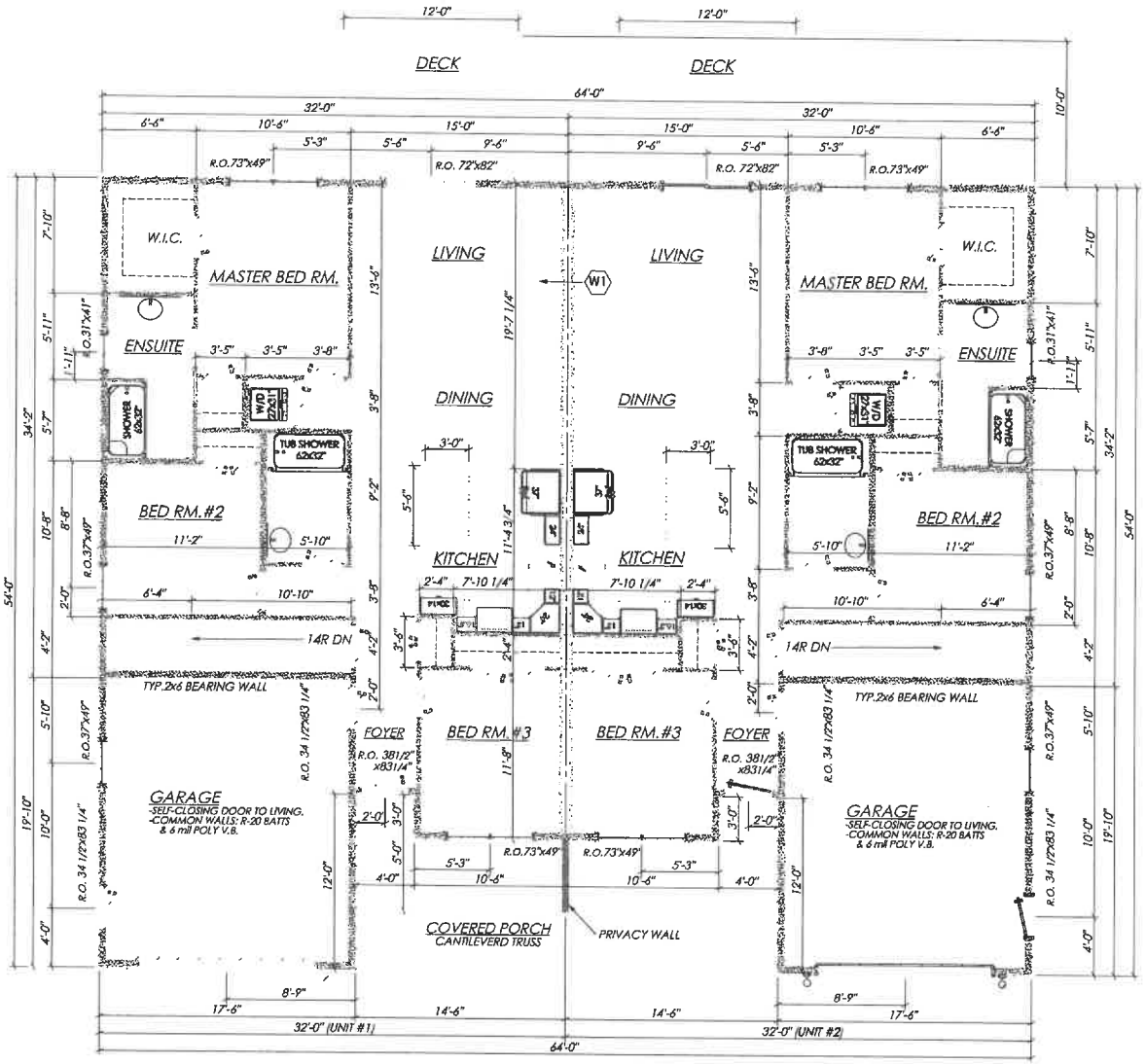
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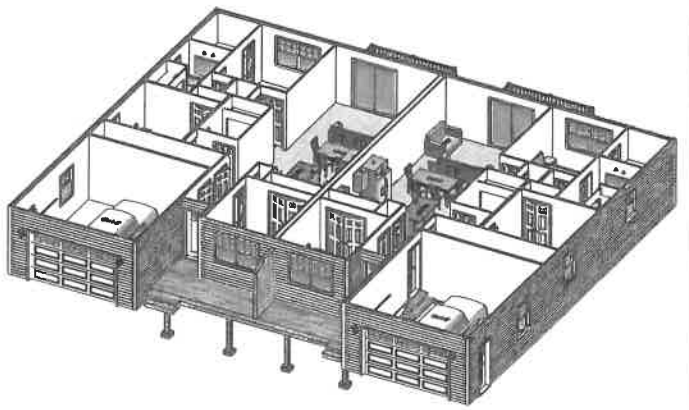
3D Home Design Ltd.
198 Grafton St. Chtown, (902) 213-3879

RONA CHARLOTTETOWN.

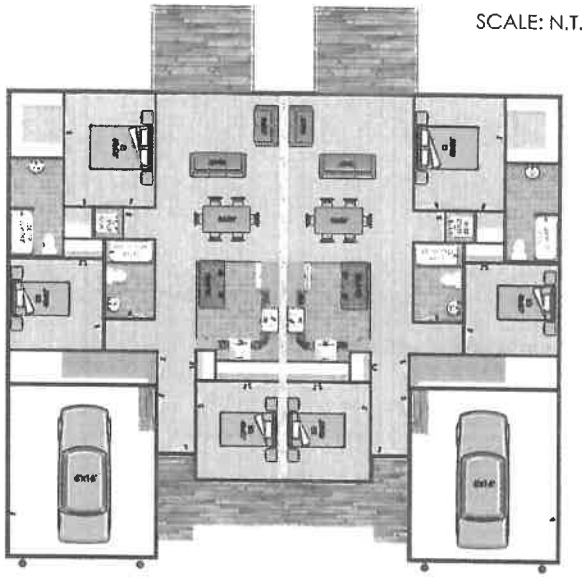
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A3. REAR & LEFT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

DRAWING SIZE: 11"x17"



SCALE: N.T.S



## MAIN FLOOR PLAN : 2478 sq.ft.

- UNIT #1: 1239 sq.ft. / - UNIT #2: 1239 sq.ft.

*NOTE: -EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.
-WINDOWS WITH OPENINGS MORE THAN 72" ABOVE GRADE AND LESS THAN 36" ABOVE FLOOR REQUIRE FALL PROTECTION.

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.


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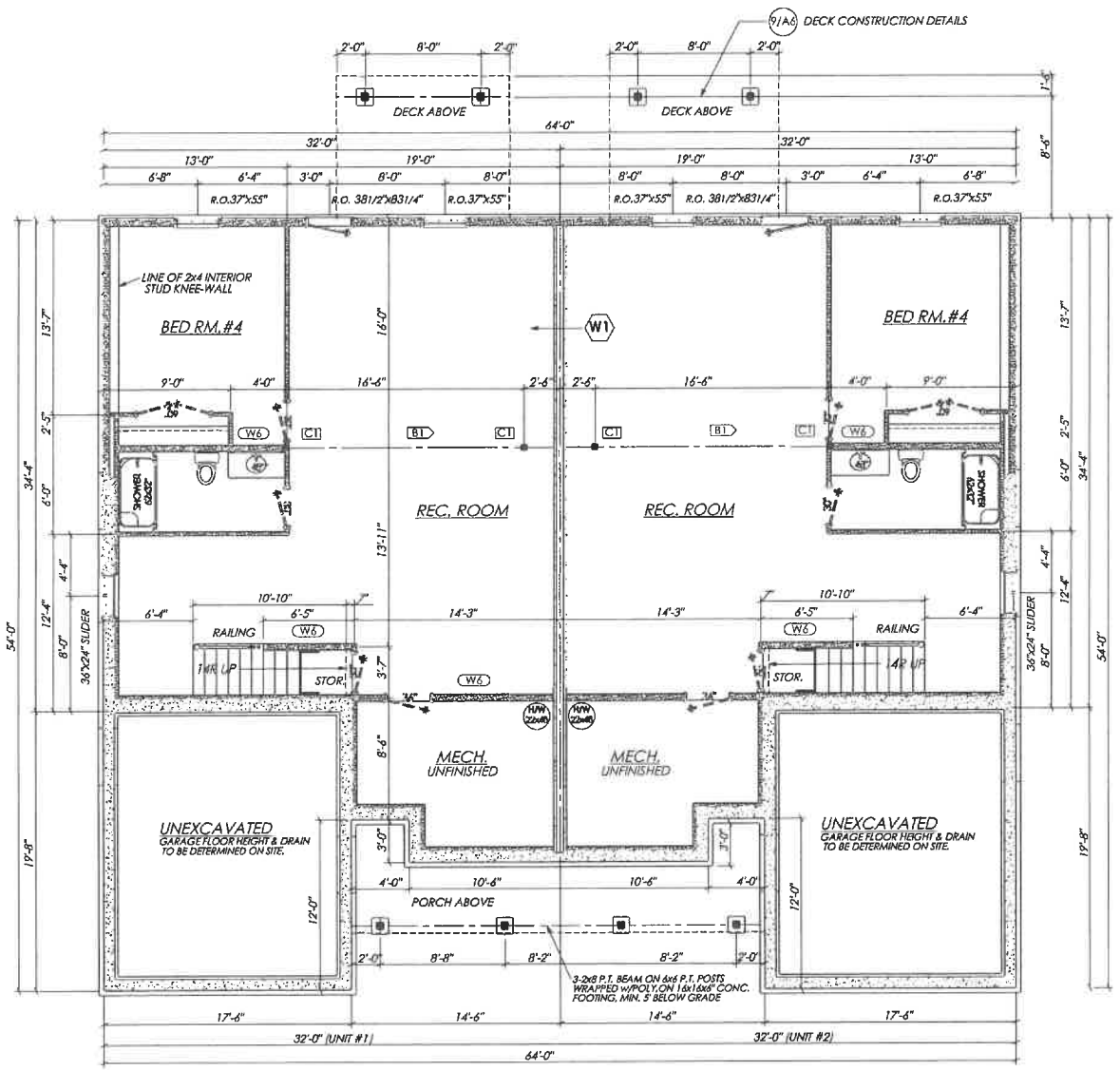


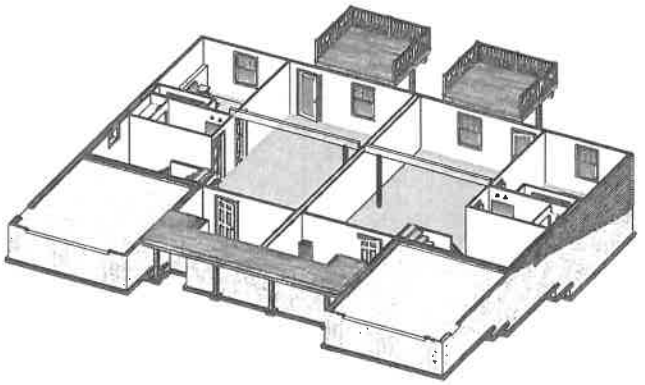
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879


RONA CHARLOTTETOWN.

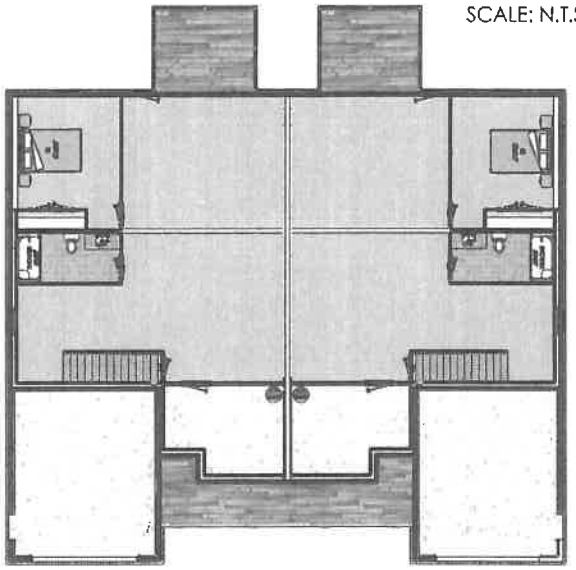
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A4. MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

DRAWING SIZE: 11"x17"



SCALE: N.T.S



**BEAM, COLUMN & WALL SCHEDULE**

- B1 : RAISED LVL BEAM (TOP FLUSH) (DESIGNED BY MFG.)
- C1 : 4- PLY 2x6 STUDS POST
- W6 : 2x6 STUDS @16"c/c BEARING WALL

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

# WALKOUT BASEMENT FLOOR PLAN

FINISHED AREA: - UNIT #1: 992 sq.ft. / - UNIT #2: 992 sq.ft.

*NOTE:-EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.


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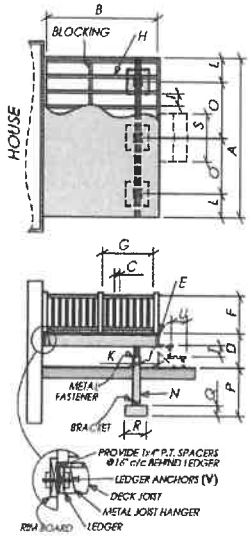


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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A5. BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

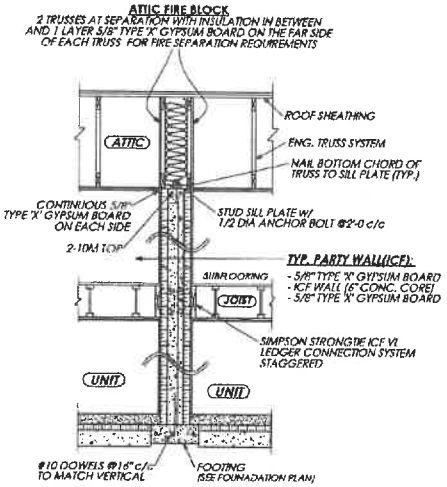
DRAWING SIZE: 11"x17"



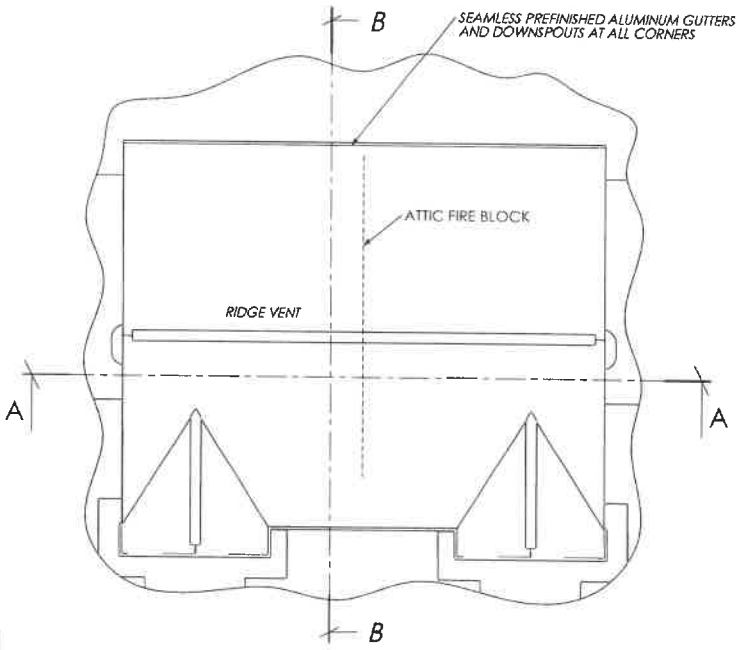

**SPECIFICATIONS**

| | | |
|---|---|---|
| A | DECK LENGTH (MEASURED ALONG HOUSE) | 12'-0" |
| B | DECK WIDTH (MEASURED OUT FROM HOUSE) | 10'-0" |
| C | OPENINGS IN GUARD/ RAILING(max.4") | 4" |
| D | HEIGHT OF DECK ABOVE FINISHED GRADE (max) | 9'-8" |
| E | DECKING THICKNESS | 5/4" |
| F | RAILING HEIGHT | 42" |
| G | DISTANCE BETWEEN RAILING POSTS(max.8') | 5'-6" |
| H | JOIST SIZE | 2x8" |
| I | JOIST SPACING | 16" |
| J | JOIST CANTILEVER | 16" |
| K | BEAM SIZE | 3-2x8" |
| L | BEAM CANTILEVER | 12" |
| M | POST TYPE (WOOD or CONCRETE) | WOOD |
| N | POST SIZE (WOOD: min 6X6") | 6x6" |
| O | POST SPACING (MAX) | 8'-0" |
| P | FOOTING DEPTH (min. 5') | 5' |
| Q | FOOTING THICKNESS | 6" |
| R | FOOTING WIDTH | 12x12" |
| V | LEDGER ANCHORS | 1/2"@12"c/c |

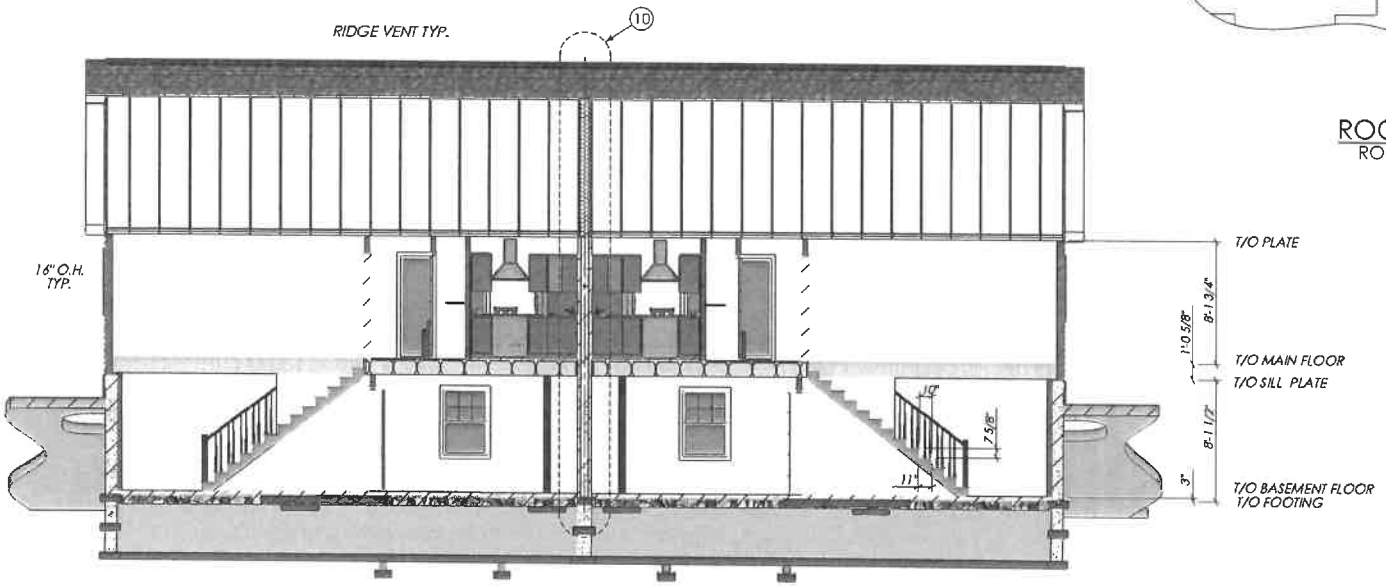
⑨ DECK CONSTRUCTION DETAILS
(SCALE: N.T.S)
*NOTE: ALL DECK CONSTRUCTION TO COMPLY WITH THE DETAILS IN THE TOWN OF STRATFORD 2019 DECK PAMPHLET.




⑩ SECTION @PARTY WALL
(SCALE: N.T.S)




ROOF PLAN (SCALE: N.T.S)
ROOFING AREA: 3980 sq.ft.



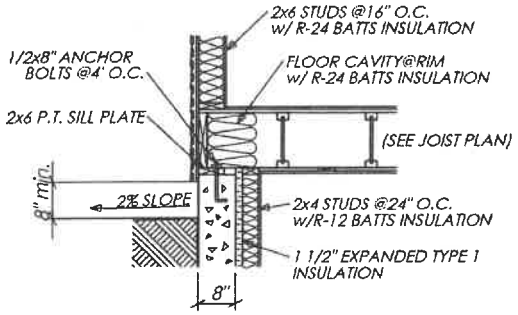

SECTION A-A

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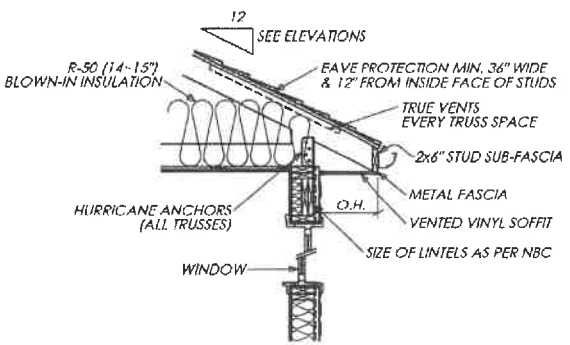
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RONA CHARLOTTETOWN.
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A6. SECTION A-A, ROOF PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

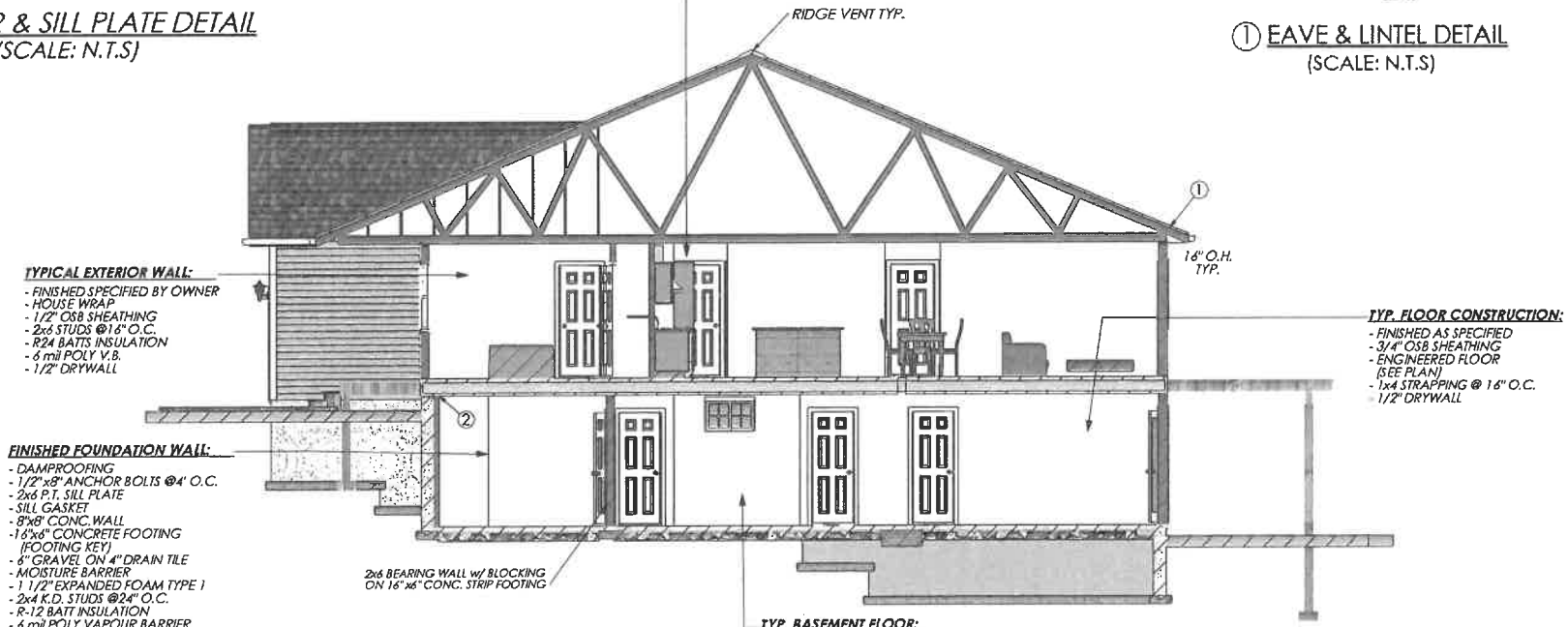
DRAWING SIZE: 11"x17"




## ② FLOOR & SILL PLATE DETAIL
(SCALE: N.T.S)




## ① EAVE & LINTEL DETAIL
(SCALE: N.T.S)




## SECTION B-B

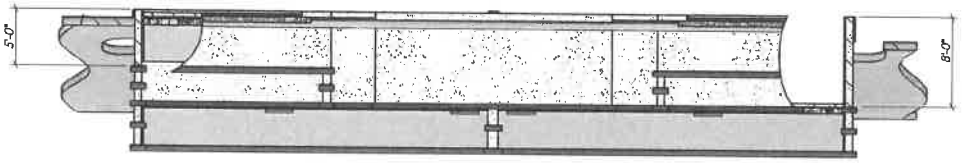
*NOTE:
1. A SMOKE ALARM SHALL BE INSTALLED IN EACH BEDROOMS AND IN THE LIVING SPACE. SMOKE ALARMS IN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
2. A CARBON MONOXIDE(CO) ALARM SHALL BE INSTALLED IN THE BEDROOMS OR OUTSIDE OF THE BEDROOMS WITHIN 5m OF THE BED ROOM DOORS. ALL CO ALARMS WITHIN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
3. A SUPPLEMENTAL EXHAUST FAN WITH A RATED CAPACITY NOT LESS THAN 50 L/s SHALL BE INSTALLED IN THE KITCHEN (RANGE HOOD) OR DIRECT EXHAUST TO OUTSIDE.
4. THE BATHROOMS SHALL HAVE MECHNICAL VENTILATION WITH A RATED CAPACITY OF NOT LESS THAN 25 L/s.
5. LAUNDRY DRYING EXHAUST SHALL VENT DIRECTLY OUTDOORS AND SHALL BE INDEPENDENT OF OTHER VENTILATION

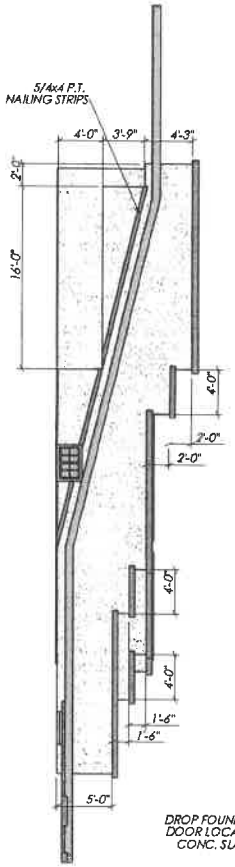
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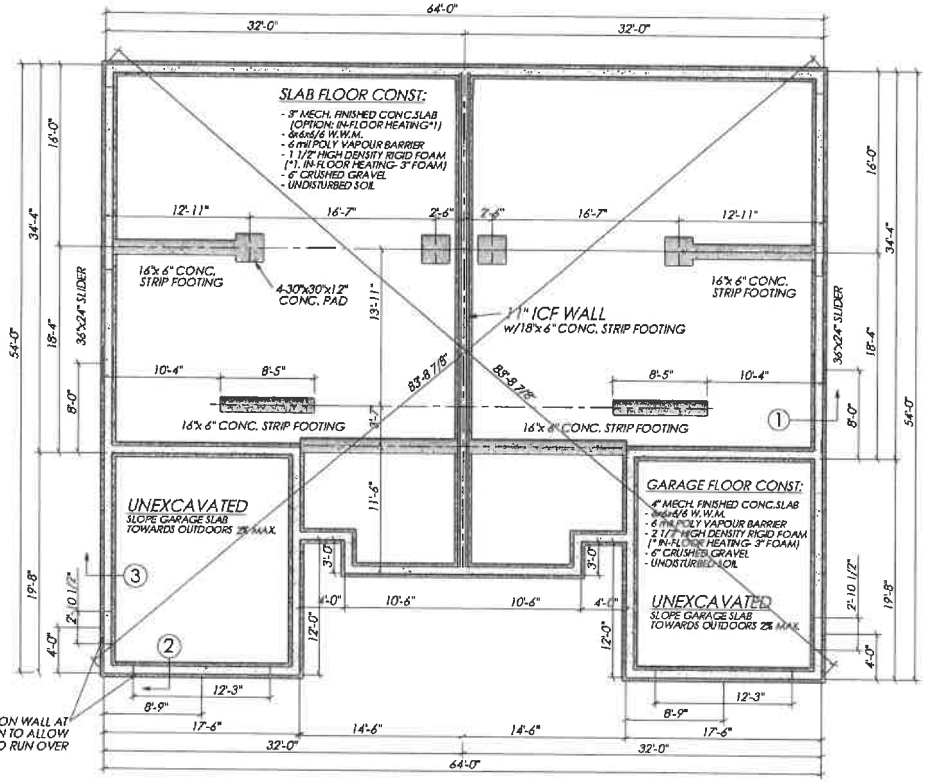
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RONA CHARLOTTETOWN.
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A7. SECTION B-B
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

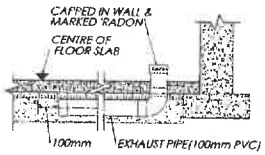
DRAWING SIZE: 11"x17"



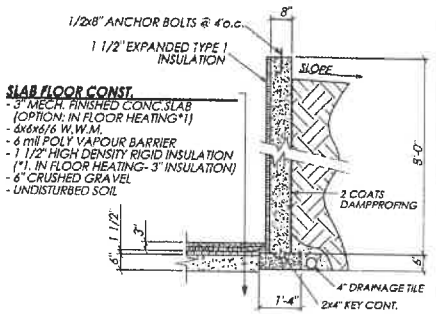



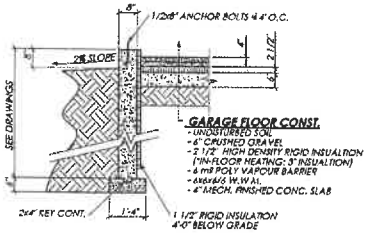

DROP FOUNDATION WALL AT DOOR LOCATION TO ALLOW CONC. SLAB TO RUN OVER



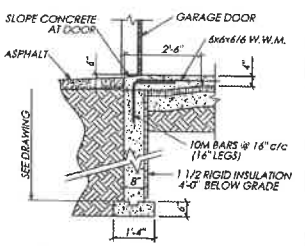

RADON CONTROL DETAIL



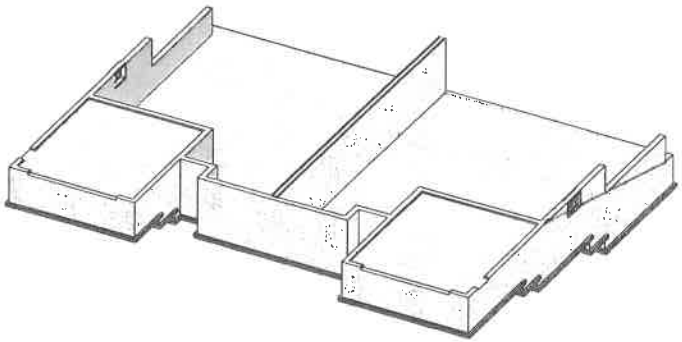

① TYP. FOUNDATION DETAIL
(SCALE: N.T.S)




③ GARAGE FLOOR DETAIL
(SCALE: N.T.S)




② GARAGE SLAB DETAIL @ O/H DOOR
(SCALE: N.T.S)



## FOUNDATION PLAN

*NOTE: - ALL FOOTINGS & SLABS TO REST ON UNDISTURBED SOIL OR STRUCTURAL FILL. MIN. 3000 PSF BEARING CAPACITY.
- CONCRETE STRENGTH(MIN.) 20MPa- FOOTINGS & WALLS, 20MPa- INTERIOR SLABS, 32MPa- GARAGE & EXTERIOR SLABS.

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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A8. FOUNDATION PLAN
SCALE: 3/32" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS:

DRAWING SIZE: 11"x17"

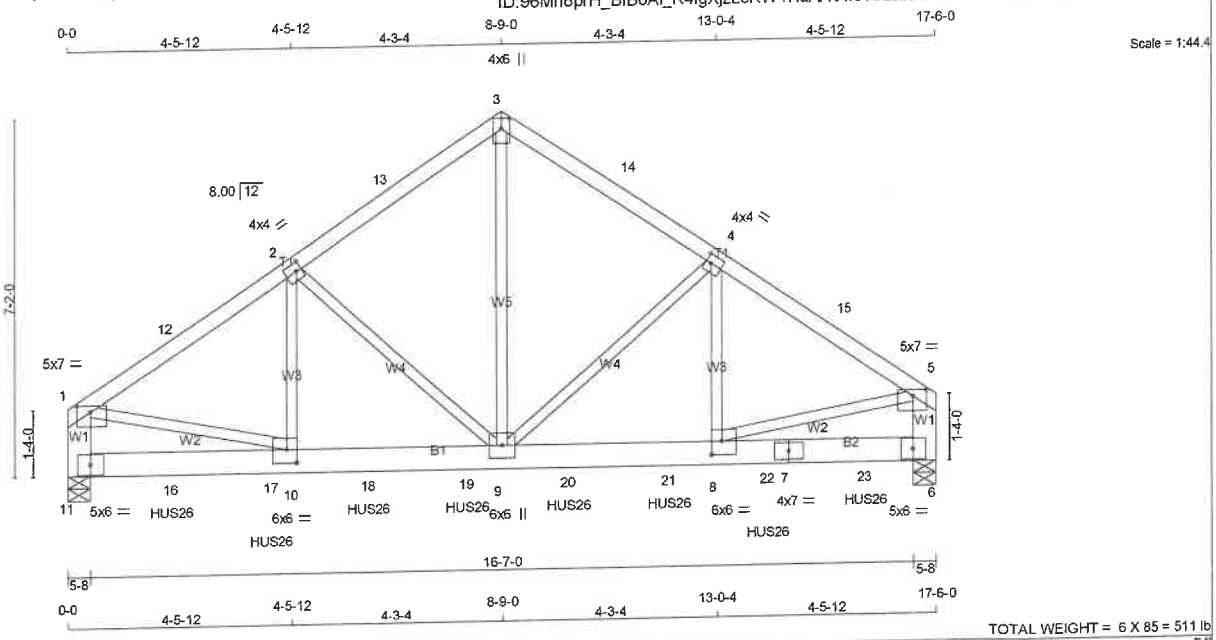
ORIGINALS214

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | GIRD01 | 2 | 3 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

Version 8.730 S Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:47:30 2025 Page 1

ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-rRdAAVwsTbLixkHZf8DnUb5e59h85aVkDQRS0FzLWvB




TOTAL WEIGHT = 6 X 85 = 511 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| 3 - 5 | 2x4 | DRY | No.2 | SPF |
| 11 - 1 | 2x6 | DRY | No.2 | SPF |
| 6 - 5 | 2x6 | DRY | No.2 | SPF |
| 11 - 7 | 2x6 | DRY | No.2 | SPF |
| 7 - 6 | 2x6 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

DESIGN CONSISTS OF 3 TRUSSES BUILT SEPARATELY THEN FASTENED TOGETHER AS FOLLOWS:

| CHORDS #ROWS | | SURFACE SPACING (IN) | LOAD(PLF) |
|---|---|---|---|
| TOP CHORDS : (0.122"X3") SPIRAL NAILS | | | |
| 1- 3 | 1 | 12 | TOP |
| 3- 5 | 1 | 12 | TOP |
| 11- 1 | 2 | 12 | TOP |
| 6- 5 | 2 | 12 | TOP |
| BOTTOM CHORDS : (0.122"X3") SPIRAL NAILS | | | |
| 11- 7 | 2 | 8 | SIDE(397.0) |
| 7- 6 | 2 | 9 | SIDE(397.0) |
| WEBS : (0.122"X3") SPIRAL NAILS | | | |
| 2x3 | 1 | 6 | |

STAGGER NAILS BY HALF THE SURFACE SPACING IN ADJACENT PLIES.

GIRDER NAILING ASSUMES NAILED HANGERS ARE FASTENED WITH MIN. 3-0 INCH NAILS.

TOP - COMPONENTS ARE LOADED FROM THE TOP AND MUST BE PLACED ON TOP EDGE OF ALL PLIES FOR THE LOAD TO BE TRANSFERRED TO EACH PLY.

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 11 | 7832 | 0 | 7832 | -258 | -979 | 5-8 | 5-8 |
| 6 | 8267 | 0 | 8267 | 0 | -1104 | 5-8 | 5-8 |

Two RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 11 AND 6. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 258 LBS FACTORED HORIZONTAL REACTION AT JOINT 11

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 11 | 5439 | 4515 / -1303 | 588 / 0 | 0 / 0 | 0 / -934 | 539 / 0 | 0 / 0 |
| 6 | 5739 | 4775 / -1399 | 609 / 0 | 0 / 0 | 0 / -981 | 562 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 11 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 184 / -184 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 11, 6

BEARING SIZE FACTOR = 1.15 AT JNT(S) 11, 6 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 3.76 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (49)

| CHORDS MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| FR-TO | | | | | |
| 1-12 | -9161 / 1166 | -185.9 | -185.9 | 0.34 (2) | 3.78 |
| 12- 2 | -9161 / 1166 | -185.9 | -185.9 | 0.34 (2) | 3.78 |
| 2-13 | -6925 / 908 | -185.9 | -185.9 | 0.27 (21) | 4.31 |
| 13- 3 | -6925 / 908 | -185.9 | -185.9 | 0.27 (21) | 4.31 |
| 3-14 | -6925 / 908 | -185.9 | -185.9 | 0.27 (22) | 4.31 |
| 14- 4 | -6925 / 908 | -185.9 | -185.9 | 0.27 (22) | 4.31 |
| 4-15 | -9240 / 1188 | -185.9 | -185.9 | 0.34 (3) | 3.76 |
| 15- 5 | -9240 / 1188 | -185.9 | -185.9 | 0.34 (3) | 3.76 |
| 11- 1 | -7034 / 845 | 0.0 | 0.0 | 0.16 (1) | 6.71 |
| 6- 5 | -7092 / 851 | 0.0 | 0.0 | 0.16 (1) | 6.69 |
| 11-16 | -258 / 258 | -38.2 | -38.2 | 0.35 (1) | 6.25 |
| 16-17 | -258 / 258 | -38.2 | -38.2 | 0.35 (1) | 6.25 |
| 17-10 | -258 / 258 | -38.2 | -38.2 | 0.35 (1) | 6.25 |
| 10-18 | -986 / 7657 | -38.2 | -38.2 | 0.57 (1) | 6.25 |
| 18-19 | -986 / 7657 | -38.2 | -38.2 | 0.57 (1) | 6.25 |
| 19- 9 | -986 / 7657 | -38.2 | -38.2 | 0.57 (1) | 6.25 |
| 9-20 | -991 / 7723 | -38.2 | -38.2 | 0.60 (1) | 6.25 |
| 20-21 | -991 / 7723 | -38.2 | -38.2 | 0.60 (1) | 6.25 |
| 21- 8 | -991 / 7723 | -38.2 | -38.2 | 0.60 (1) | 6.25 |
| 8-22 | 0 / 0 | -38.2 | -38.2 | 0.37 (1) | 10.00 |
| 22- 7 | 0 / 0 | -38.2 | -38.2 | 0.37 (1) | 10.00 |
| 7-23 | 0 / 0 | -38.2 | -38.2 | 0.37 (1) | 10.00 |
| 23- 6 | 0 / 0 | -38.2 | -38.2 | 0.37 (1) | 10.00 |

| WEBS MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| FR-TO | | |
| 9- 3 | -1073 / 6997 | 0.52 (1) |
| 9- 4 | -2859 / 544 | 0.53 (3) |
| 8- 4 | -978 / 2406 | 0.18 (2) |
| 2- 9 | -2770 / 519 | 0.52 (2) |
| 10- 2 | -948 / 2302 | 0.17 (3) |
| 1-10 | -993 / 7820 | 0.59 (1) |
| 8- 5 | -1013 / 7887 | 0.59 (1) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

SPACING = 24.0 IN. C/C

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (0.58")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.08")
ALLOWABLE DEFL.(TL)= L/180 (1.17")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.09")

CSI: TC=0.34/1.00 (4-5:3) , BC=0.60/1.00 (8-9:1) , WB=0.59/1.00 (5-8:1) , SSI=0.49/1.00 (10-11:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

AUTOSOLVE HEELS OFF

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.90 (5) (INPUT = 0.90 )
JSI METAL= 0.62 (7) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | GIRD01 | 2 | 3 | TRUSS DESC. | |



**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMVW-p | MT20 | 5.0 | 7.0 | 1.50 | 3.25 |
| 2 | TMWW-t | MT20 | 4.0 | 4.0 | 2.00 | 1.25 |
| 3 | TTW+p | MT20 | 4.0 | 6.0 | 2.50 | 2.00 |
| 4 | TMWW-t | MT20 | 4.0 | 4.0 | 2.00 | 1.25 |
| 5 | TMVW-p | MT20 | 5.0 | 7.0 | 1.50 | 3.25 |
| 6 | BVM1-I | MT20 | 5.0 | 6.0 | | |
| 7 | BS-t | MT20 | 4.0 | 7.0 | | |
| 8 | BMWW-t | MT20 | 6.0 | 6.0 | 3.25 | 2.50 |
| 9 | BMWWW+t | MT20 | 6.0 | 6.0 | | |
| 10 | BMWW-t | MT20 | 6.0 | 6.0 | 3.25 | 2.50 |
| 11 | BVM1-I | MT20 | 5.0 | 6.0 | | |

FACTORED CONCENTRATED LOADS (LBS)

| JT | LOC. | LC1 | MAX- | MAX+ | FACE | DIR. | TYPE | HEEL | CONN. |
|---|---|---|---|---|---|---|---|---|---|
| 16 | 2-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 17 | 4-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 18 | 6-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 19 | 8-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 20 | 10-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 21 | 12-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 22 | 14-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |
| 23 | 16-0-12 | -1522 | -1522 | 437 | BACK | VERT | TOTAL | 1-0-0 | C1 |

**CONNECTION REQUIREMENTS**

1) **C1:** MiTek HUS26. INSTALL WITH 14-16D NAILS INTO GIRDER AND 6-16D NAILS INTO INCOMING TRUSS (1 PLY SPF).
2) INSTALL ALL CONNECTIONS/HANGERS AS PER MANUFACTURER'S INSTRUCTIONS.

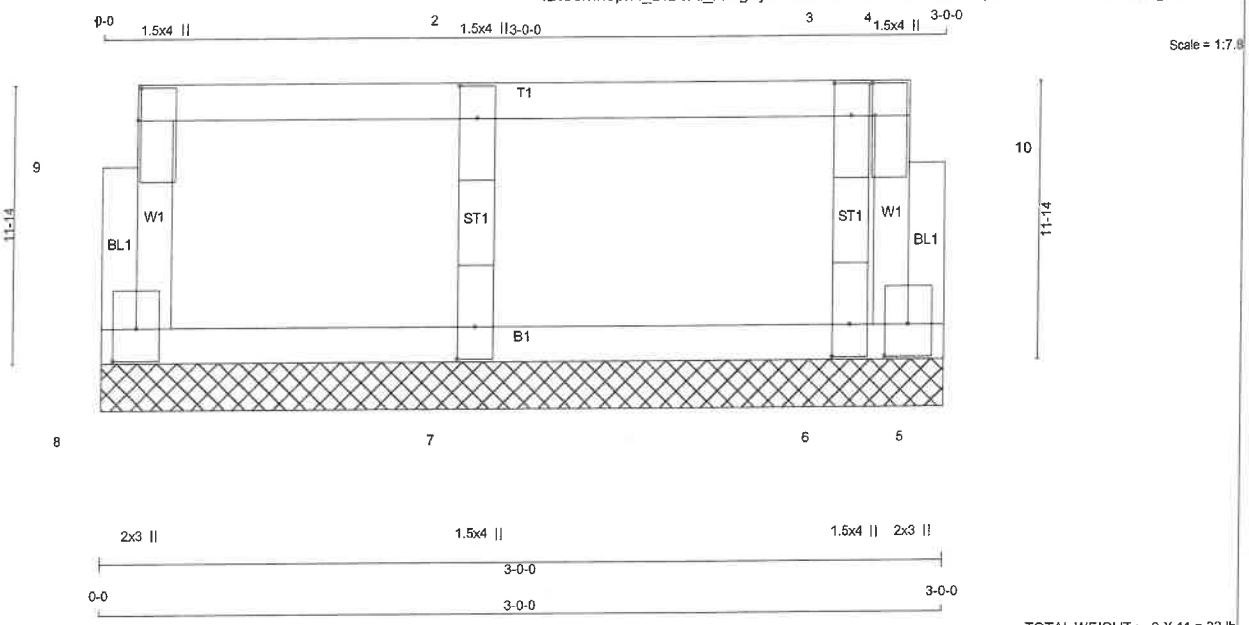
TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ03 | 2 | 1 | TRUSS DESC. | |

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TOTAL WEIGHT = 2 X 11 = 22 lb

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 8 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 8 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 5 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 5 - 4 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 4 | 2x4 | DRY,FL | No.2 | SPF |
| 8 - 5 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 5 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 6 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 7 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 8 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 8- 9 | -51 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 7- 2 | -136 / 0 | 0.01 (1) |
| 9- 1 | -51 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 6- 3 | -86 / 0 | 0.01 (1) |
| 5-10 | -1 / 5 | 0.0 | 0.0 | 0.02 (1) | 23.33 | | | |
| 10- 4 | -1 / 5 | 0.0 | 0.0 | 0.02 (1) | 23.33 | | | |
| 1- 2 | -13 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 2- 3 | -13 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 3- 4 | -13 / 0 | -96.7 | -96.7 | 0.03 (1) | 14.58 | | | |
| 8- 7 | 0 / 13 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 7- 6 | 0 / 13 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 6- 5 | 0 / 13 | -8.3 | -8.3 | 0.02 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.05/1.00 (2-3:1) , BC=0.02/1.00 (5-6:1) , WB=0.01/1.00 (2-7:1) , SSI=0.05/1.00 (2-3:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

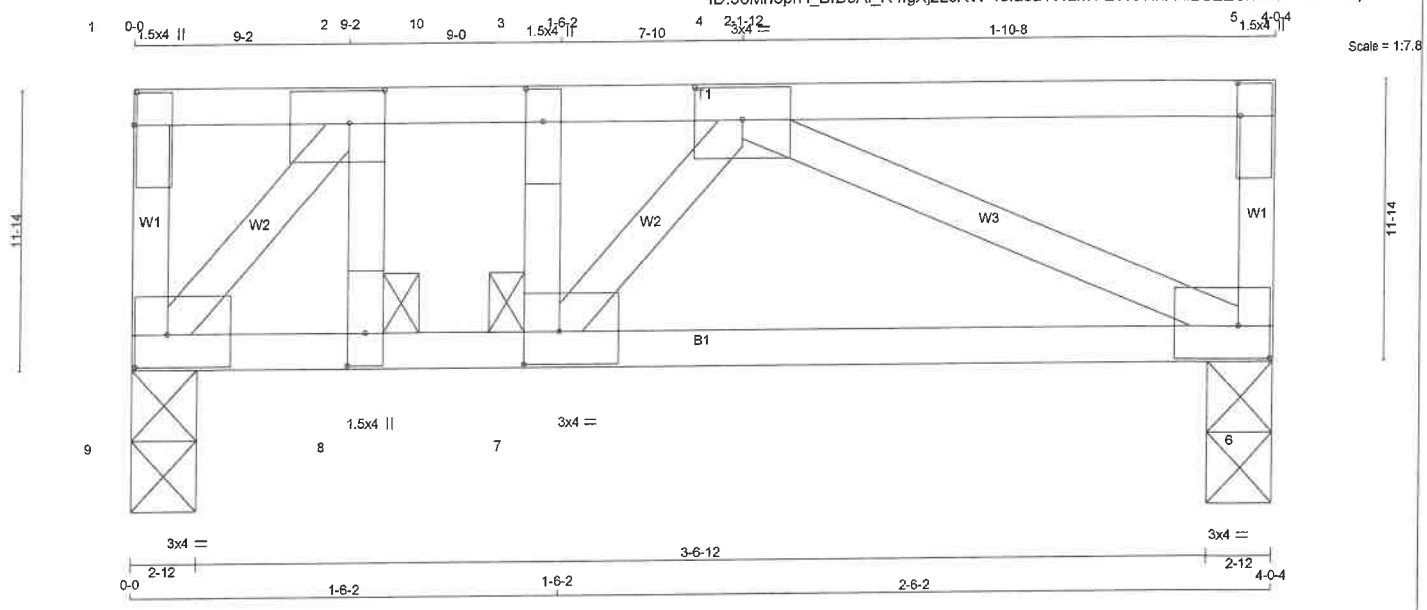
JSI GRIP= 0.20 (5) (INPUT = 0.95 )
JSI METAL= 0.05 (5) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ04 | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 17 = 34 lb

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 9 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 6 - 5 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 5 | 2x4 | DRY,FL | No.2 | SPF |
| 9 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 4-0-4 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 6 | 211 | 0 | 211 | 0 | 0 | 2-12 | 2-12 |
| 9 | 211 | 0 | 211 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 6 | 147 | 0 / 0 | 107 / 0 | 0 / 0 | 0 / 0 | 40 / 0 | 0 / 0 |
| 9 | 147 | 0 / 0 | 107 / 0 | 0 / 0 | 0 / 0 | 40 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 6, 9

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 9- 1 | -30 / 34 | 0.0 | 0.0 | 0.01 (8) | 18.23 | 4- 6 | -416 / 0 | 0.05 (8) |
| 6- 5 | -73 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 9- 2 | -304 / 0 | 0.03 (8) |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 0.09 (8) | 23.33 | 7- 4 | -267 / 3 | 0.03 (8) |
| 2-10 | -210 / 0 | -96.7 | -96.7 | 0.10 (8) | 14.58 | 8- 2 | 0 / 93 | 0.01 (8) |
| 10- 3 | -210 / 0 | -96.7 | -96.7 | 0.10 (8) | 14.58 | 7- 3 | 0 / 136 | 0.02 (8) |
| 3- 4 | -210 / 0 | -96.7 | -96.7 | 0.11 (5) | 14.58 | | | |
| 4- 5 | 0 / 0 | -96.7 | -96.7 | 0.11 (5) | 23.33 | | | |
| 9- 8 | 0 / 210 | -8.3 | -8.3 | 0.11 (8) | 23.33 | | | |
| 8- 7 | 0 / 210 | -8.3 | -8.3 | 0.11 (8) | 23.33 | | | |
| 7- 6 | 0 / 377 | -8.3 | -8.3 | 0.11 (8) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.19")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.01")
ALLOWABLE DEFL.(TL)= L/240 (0.20")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.01")

CSI: TC=0.11/1.00 (3-4:5) , BC=0.11/1.00 (8-9:8) , WB=0.05/1.00 (4-6:8) , SSI=0.09/1.00 (3-4:5) , VR= 0.41/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.28 (6) (INPUT = 0.95 )
JSI METAL= 0.13 (6) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ04 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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**PLATES** (table is in inches)

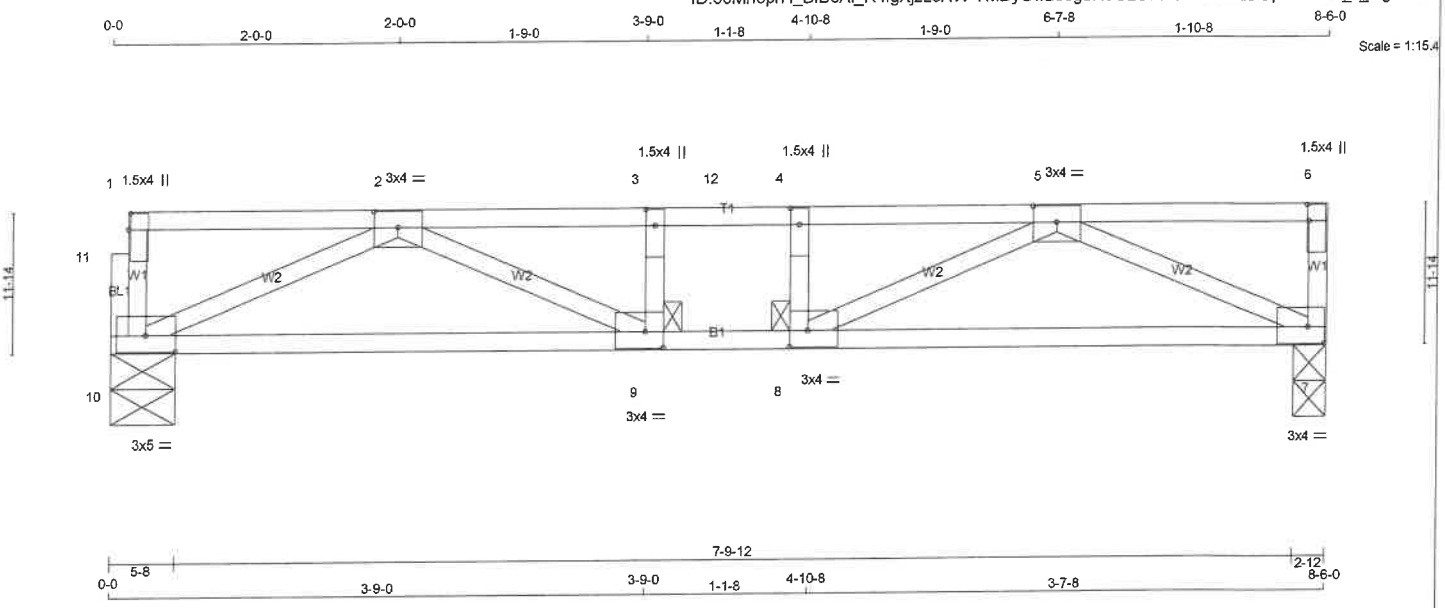
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 5 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 6 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 7 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 9 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ08 | 6 | 1 | TRUSS DESC. | |

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TOTAL WEIGHT = 6 X 32 = 192 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 10 - 11 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 7 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 7 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 10 | 434 | 0 | 434 | 0 | 0 | 5-8 | 5-8 |
| 7 | 446 | 0 | 446 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 10 | 303 | 0 / 0 | 220 / 0 | 0 / 0 | 0 / 0 | 83 / 0 | 0 / 0 |
| 7 | 312 | 0 / 0 | 227 / 0 | 0 / 0 | 0 / 0 | 85 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 10, 7

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.16 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) | | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| FR-TO | | FROM | TO | | | FR-TO | | |
| 10-11 | -73 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 5- 7 | -858 / 0 | 0.10 (1) |
| 11- 1 | -73 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 10- 2 | -874 / 0 | 0.10 (1) |
| 7- 6 | -73 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 8- 5 | 0 / 425 | 0.07 (8) |
| 1- 2 | -11 / 0 | -96.7 | -96.7 | 0.13 (4) | 14.58 | 2- 9 | 0 / 411 | 0.07 (8) |
| 2- 3 | -1100 / 0 | -96.7 | -96.7 | 0.14 (4) | 7.16 | 9- 3 | -179 / 0 | 0.02 (8) |
| 3-12 | -1100 / 0 | -96.7 | -96.7 | 0.22 (8) | 14.04 | 8- 4 | -183 / 0 | 0.02 (8) |
| 12- 4 | -1100 / 0 | -96.7 | -96.7 | 0.22 (8) | 14.04 | | | |
| 4- 5 | -1100 / 0 | -96.7 | -96.7 | 0.14 (5) | 7.17 | | | |
| 5- 6 | 0 / 0 | -96.7 | -96.7 | 0.13 (5) | 23.33 | | | |
| 10- 9 | 0 / 813 | -8.3 | -8.3 | 0.17 (1) | 23.33 | | | |
| 9- 8 | 0 / 1100 | -8.3 | -8.3 | 0.20 (1) | 23.33 | | | |
| 8- 7 | 0 / 780 | -8.3 | -8.3 | 0.16 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.28")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.03")
ALLOWABLE DEFL.(TL)= L/240 (0.42")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.04")

CSI: TC=0.22/1.00 (3-4:8) , BC=0.20/1.00 (8-9:1) , WB=0.10/1.00 (2-10:1) , SSI=0.13/1.00 (3-4:8) , VR= 0.58/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.82 (2) (INPUT = 0.95 )
JSI METAL= 0.38 (5) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ08 | 6 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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**PLATES (table is in inches)**

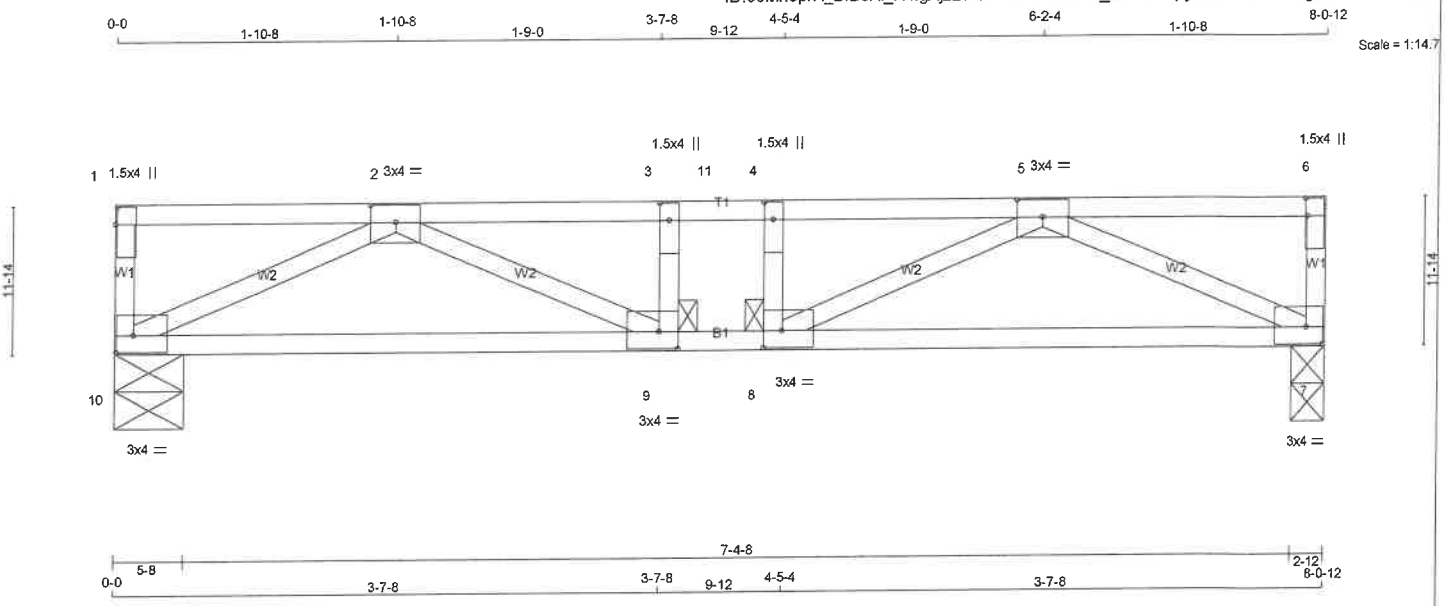
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 5 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 7 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 8 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 9 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 10 | BMVWK1-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ08A | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 30 = 61 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 10 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 7 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 6 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 7 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 7 | 423 | 0 | 423 | 0 | 0 | 2-12 | 2-12 |
| 10 | 423 | 0 | 423 | 0 | 0 | 5-8 | 5-8 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 7 | 296 | 0 / 0 | 215 / 0 | 0 / 0 | 0 / 0 | 81 / 0 | 0 / 0 |
| 10 | 296 | 0 / 0 | 215 / 0 | 0 / 0 | 0 / 0 | 81 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 7, 10

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.57 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. | MAX. FACTORED FORCE (LBS) | FR-TO | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|---|
| 10- 1 | -73 / 0 | | 0.0 | 0.0 | 0.01 (1) | 18.23 | 5- 7 | -805 / 0 | 0.09 (1) |
| 7- 6 | -73 / 0 | | 0.0 | 0.0 | 0.01 (1) | 18.23 | 10- 2 | -805 / 0 | 0.09 (1) |
| 1- 2 | 0 / 0 | | -96.7 | -96.7 | 0.12 (4) | 23.33 | 8- 5 | 0 / 403 | 0.06 (8) |
| 2- 3 | -999 / 0 | | -96.7 | -96.7 | 0.13 (4) | 14.58 | 2- 9 | 0 / 403 | 0.06 (8) |
| 3-11 | -999 / 0 | | -96.7 | -96.7 | 0.17 (8) | 14.57 | 9- 3 | -175 / 0 | 0.02 (8) |
| 11- 4 | -999 / 0 | | -96.7 | -96.7 | 0.17 (8) | 14.57 | 8- 4 | -174 / 0 | 0.02 (8) |
| 4- 5 | -999 / 0 | | -96.7 | -96.7 | 0.13 (5) | 14.58 | | | |
| 5- 6 | 0 / 0 | | -96.7 | -96.7 | 0.12 (5) | 23.33 | | | |
| 10- 9 | 0 / 731 | | -8.3 | -8.3 | 0.15 (1) | 23.33 | | | |
| 9- 8 | 0 / 999 | | -8.3 | -8.3 | 0.18 (1) | 23.33 | | | |
| 8- 7 | 0 / 731 | | -8.3 | -8.3 | 0.15 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.27")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.02")
ALLOWABLE DEFL.(TL)= L/240 (0.40")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.03")

CSI: TC=0.17/1.00 (3-4:8) , BC=0.18/1.00 (8-9:1) , WB=0.09/1.00 (5-7:1) , SSI=0.13/1.00 (3-4:8) , VR= 0.56/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.76 (2) (INPUT = 0.95 )
JSI METAL= 0.34 (5) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ08A | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



**PLATES (table is in inches)**

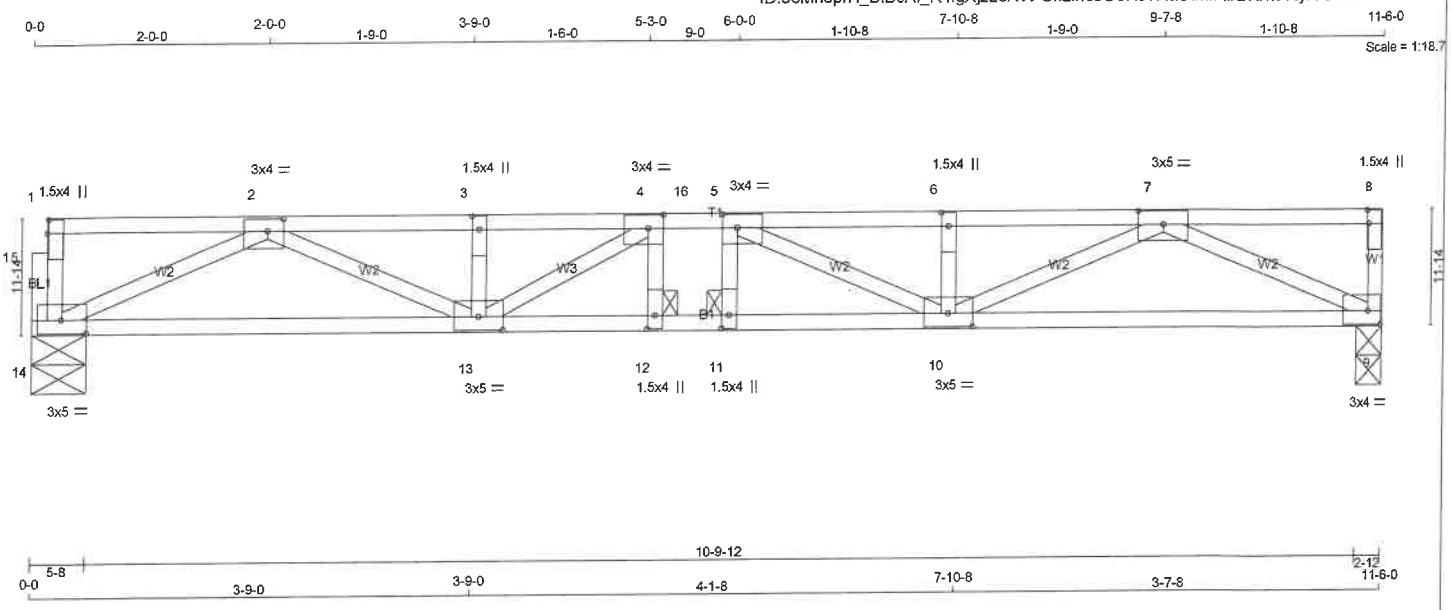
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 5 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 7 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 8 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 9 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 10 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ11 | 14 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 14 X 44 = 622 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 14 - 15 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 9 - 8 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 8 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 4.0 | 1.250 | 1.625 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 14 | 592 | 0 | 592 | 0 | 0 | 5-8 | 5-8 |
| 9 | 604 | 0 | 604 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 14 | 413 | 0 / 0 | 300 / 0 | 0 / 0 | 0 / 0 | 113 / 0 | 0 / 0 |
| 9 | 422 | 0 / 0 | 307 / 0 | 0 / 0 | 0 / 0 | 115 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 14, 9

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.11 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. | MAX. FACTORED FORCE (LBS) | FR-TO | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|---|
| 14-15 | -75 / 0 | | 0.0 | 0.0 | 0.01 (4) | 18.23 | 7- 9 | -1229 / 0 | 0.14 (1) |
| 15- 1 | -75 / 0 | | 0.0 | 0.0 | 0.01 (4) | 18.23 | 14- 2 | -1266 / 0 | 0.14 (1) |
| 9- 8 | -75 / 0 | | 0.0 | 0.0 | 0.01 (5) | 18.23 | 10- 7 | 0 / 735 | 0.12 (1) |
| 1- 2 | -11 / 0 | | -96.7 | -96.7 | 0.10 (1) | 14.58 | 2-13 | 0 / 694 | 0.11 (1) |
| 2- 3 | -1799 / 0 | | -96.7 | -96.7 | 0.14 (1) | 11.62 | 10- 6 | -195 / 6 | 0.02 (5) |
| 3- 4 | -1799 / 0 | | -96.7 | -96.7 | 0.10 (4) | 11.61 | 13- 3 | -177 / 9 | 0.02 (4) |
| 4-16 | -2002 / 0 | | -96.7 | -96.7 | 0.16 (8) | 7.11 | 5-10 | -400 / 67 | 0.05 (8) |
| 16- 5 | -2002 / 0 | | -96.7 | -96.7 | 0.16 (8) | 7.11 | 13- 4 | -357 / 78 | 0.04 (8) |
| 5- 6 | -1779 / 0 | | -96.7 | -96.7 | 0.13 (5) | 11.69 | 12- 4 | -70 / 92 | 0.01 (5) |
| 6- 7 | -1779 / 0 | | -96.7 | -96.7 | 0.14 (1) | 11.66 | 11- 5 | -82 / 70 | 0.01 (4) |
| 7- 8 | 0 / 0 | | -96.7 | -96.7 | 0.09 (1) | 23.33 | | | |
| 14-13 | 0 / 1173 | | -8.3 | -8.3 | 0.23 (1) | 23.33 | | | |
| 13-12 | 0 / 2002 | | -8.3 | -8.3 | 0.33 (1) | 23.33 | | | |
| 12-11 | 0 / 2002 | | -8.3 | -8.3 | 0.36 (1) | 23.33 | | | |
| 11-10 | 0 / 2002 | | -8.3 | -8.3 | 0.36 (1) | 23.33 | | | |
| 10- 9 | 0 / 1116 | | -8.3 | -8.3 | 0.22 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.38")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.07")
ALLOWABLE DEFL.(TL)= L/240 (0.57")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.09")

CSI: TC=0.16/1.00 (4-5:8) , BC=0.36/1.00 (11-12:1) , WB=0.14/1.00 (2-14:1) , SSI=0.13/1.00 (4-5:8) , VR= 0.72/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.94 (2) (INPUT = 0.95 )
JSI METAL= 0.61 (2) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ11 | 14 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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**PLATES (table is in inches)**

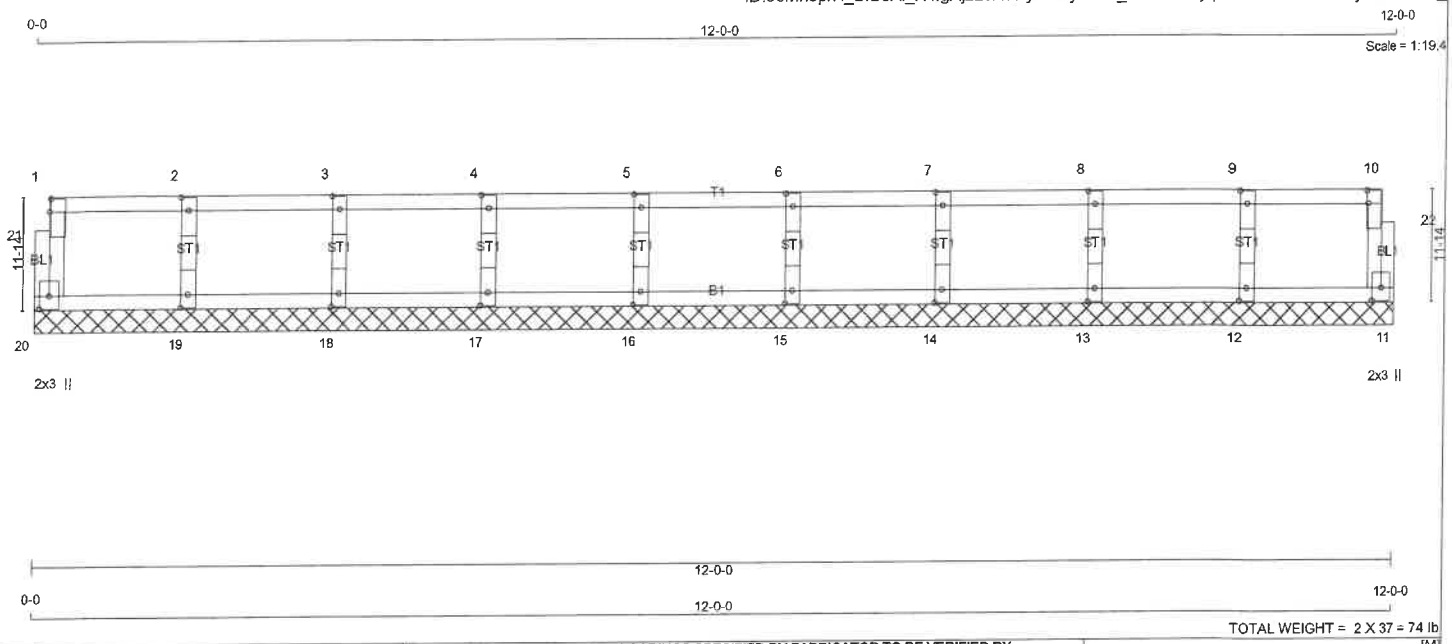
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 5 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 6 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 7 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 8 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 9 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 10 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 11 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 12 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 14 | BMVWK1-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ12 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 37 = 74 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 21 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 22 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 11 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 10 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 11 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 12, 13, 14, 15, 16, 17, 18, 19 | | | | | | |
| 12 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 20 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 20-21 | -54 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 19- 2 | -128 / 0 | 0.01 (1) |
| 21- 1 | -54 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 18- 3 | -129 / 0 | 0.01 (1) |
| 11-22 | -54 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 17- 4 | -129 / 0 | 0.01 (1) |
| 22-10 | -54 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 16- 5 | -129 / 0 | 0.01 (1) |
| 1- 2 | -17 / 0 | -96.7 | -96.7 | 0.04 (1) | 14.58 | 15- 6 | -129 / 0 | 0.01 (1) |
| 2- 3 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 14- 7 | -129 / 0 | 0.01 (1) |
| 3- 4 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 13- 8 | -129 / 0 | 0.01 (1) |
| 4- 5 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 12- 9 | -128 / 0 | 0.01 (1) |
| 5- 6 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 6- 7 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 7- 8 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 8- 9 | -17 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 9-10 | -17 / 0 | -96.7 | -96.7 | 0.04 (1) | 14.58 | | | |
| 20-19 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 19-18 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 18-17 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 17-16 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 16-15 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 15-14 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 14-13 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 13-12 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 12-11 | 0 / 17 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.05/1.00 (2-3:1) , BC=0.01/1.00 (19-20:3) , WB=0.01/1.00 (3-18:1) , SSI=0.05/1.00 (2-3:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

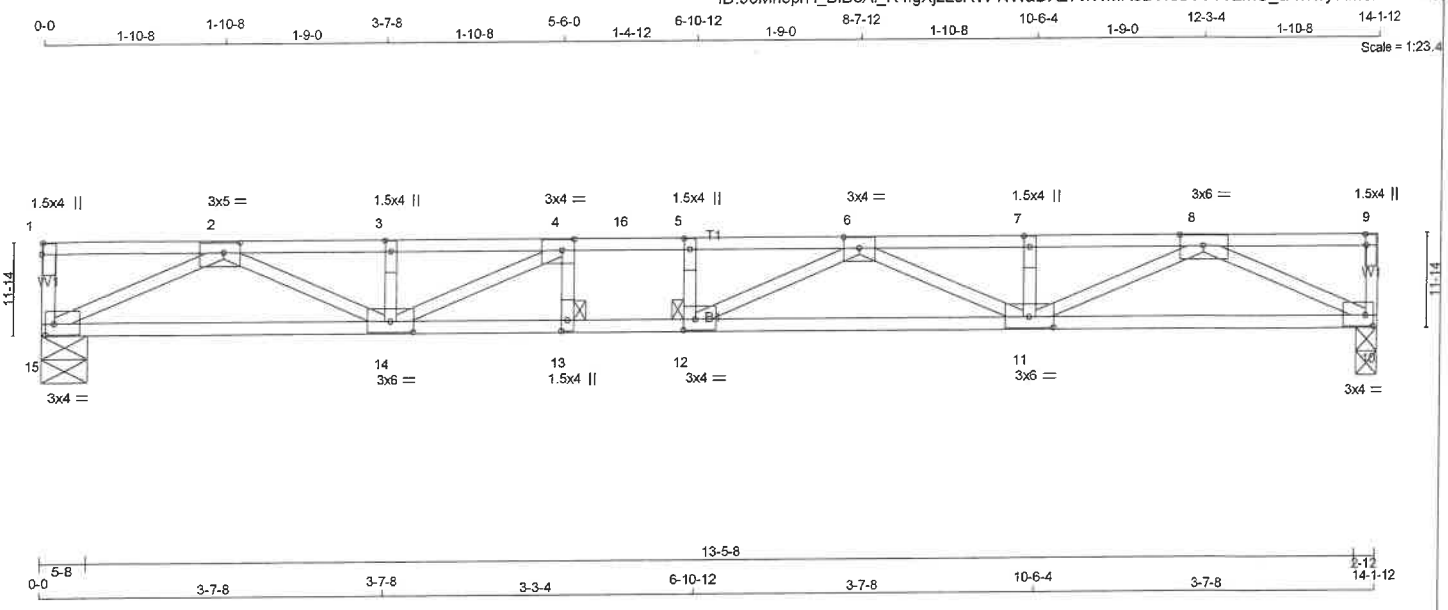
JSI GRIP= 0.13 (18) (INPUT = 0.95 )
JSI METAL= 0.04 (18) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ14 | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 52 = 105 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 15 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 15 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 5.0 | 1.250 | 2.125 |
| 3, 5, 7 | | | | | | |
| 3 | TMV+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| 10 | 743 | 0 | 743 | 0 | 0 | 2-12 | 2-12 |
| 15 | 743 | 0 | 743 | 0 | 0 | 5-8 | 5-8 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 10 | 519 | 0 / 0 | 377 / 0 | 0 / 0 | 0 / 0 | 141 / 0 | 0 / 0 |
| 15 | 519 | 0 / 0 | 377 / 0 | 0 / 0 | 0 / 0 | 141 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 10, 15

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.09 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 15- 1 | -76 / 1 | 0.0 | 0.0 | 0.01 (4) | 18.23 | 8-10 | -1564 / 0 | 0.18 (1) |
| 10- 9 | -75 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 15- 2 | -1558 / 0 | 0.18 (1) |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | 11- 8 | 0 / 1048 | 0.17 (1) |
| 2- 3 | -2350 / 0 | -96.7 | -96.7 | 0.17 (1) | 10.39 | 2-14 | 0 / 1037 | 0.17 (1) |
| 3- 4 | -2350 / 0 | -96.7 | -96.7 | 0.26 (5) | 7.09 | 11- 7 | -157 / 15 | 0.02 (1) |
| 4-16 | -2974 / 0 | -96.7 | -96.7 | 0.27 (5) | 9.36 | 14- 3 | -201 / 51 | 0.02 (4) |
| 16- 5 | -2974 / 0 | -96.7 | -96.7 | 0.27 (5) | 9.36 | 6-11 | -586 / 0 | 0.07 (1) |
| 5- 6 | -2974 / 0 | -96.7 | -96.7 | 0.28 (5) | 9.37 | 14- 4 | -764 / 0 | 0.09 (5) |
| 6- 7 | -2367 / 0 | -96.7 | -96.7 | 0.18 (5) | 10.35 | 12- 6 | -246 / 362 | 0.06 (4) |
| 7- 8 | -2367 / 0 | -96.7 | -96.7 | 0.17 (1) | 10.35 | 13- 4 | -52 / 129 | 0.02 (5) |
| 8- 9 | 0 / 0 | -96.7 | -96.7 | 0.10 (5) | 23.33 | 12- 5 | -192 / 26 | 0.02 (8) |
| 15-14 | 0 / 1415 | -8.3 | -8.3 | 0.28 (1) | 23.33 | | | |
| 14-13 | 0 / 2974 | -8.3 | -8.3 | 0.54 (1) | 23.33 | | | |
| 13-12 | 0 / 2974 | -8.3 | -8.3 | 0.56 (1) | 23.33 | | | |
| 12-11 | 0 / 2895 | -8.3 | -8.3 | 0.55 (1) | 23.33 | | | |
| 11-10 | 0 / 1421 | -8.3 | -8.3 | 0.26 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL = | 40.0 | PSF | |
| | DL = | 10.0 | PSF | |
| BOT CH. | LL = | 0.0 | PSF | |
| | DL = | 5.0 | PSF | |
| TOTAL LOAD | = | 55.0 | PSF | |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.47")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.15")
ALLOWABLE DEFL.(TL)= L/240 (0.71")
CALCULATED VERT. DEFL.(TL) = L/ 781 (0.22")

CSI: TC=0.28/1.00 (5-6:5) , BC=0.56/1.00 (12-13:1) , WB=0.18/1.00 (8-10:1) , SSI=0.11/1.00 (5-6:5) , VR= 0.92/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.94 (2) (INPUT = 0.95 )
JSI METAL= 0.64 (2) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ14 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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**PLATES (table is in inches)**

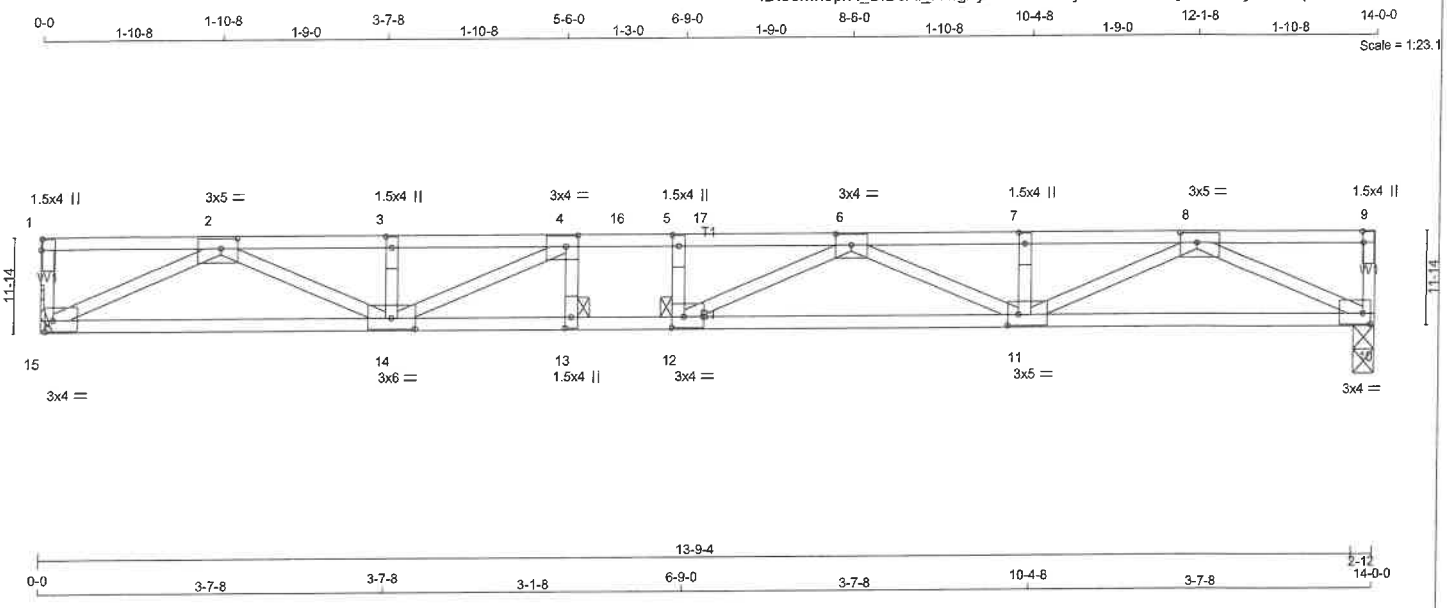
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 8 | TMWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 9 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 10 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.000 |
| 11 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 12 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 13 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 14 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 15 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.000 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ14A | 14 | 1 | Roof<br>TRUSS DESC. | |

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TOTAL WEIGHT = 14 X 52 = 730 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 15 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 15 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#9) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 5.0 | 1.250 | 2.125 |
| 3, 5, 7 | | | | | | |
| 3 | TMV+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| 10 | 735 | 0 | 735 | 0 | 0 | 2-12 | 2-12 |
| 15 | 735 | 0 | 735 | 0 | 0 | MECHANICAL | |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 15. MINIMUM BEARING LENGTH AT JOINT 15 = 1-8.

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 10 | 513 | 0 / 0 | 373 / 0 | 0 / 0 | 0 / 0 | 140 / 0 | 0 / 0 |
| 15 | 513 | 0 / 0 | 373 / 0 | 0 / 0 | 0 / 0 | 140 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 10

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.21 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 15- 1 | -75 / 1 | 0.0 | 0.0 | 0.01 (4) | 18.23 | 8-10 | -1546 / 0 | 0.17 (1) |
| 10- 9 | -75 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 15- 2 | -1540 / 0 | 0.17 (1) |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | 11- 8 | 0 / 1030 | 0.17 (1) |
| 2- 3 | -2320 / 0 | -96.7 | -96.7 | 0.17 (1) | 10.45 | 2-14 | 0 / 1021 | 0.16 (1) |
| 3- 4 | -2320 / 0 | -96.7 | -96.7 | 0.23 (5) | 7.21 | 11- 7 | -157 / 29 | 0.02 (1) |
| 4-16 | -2916 / 0 | -96.7 | -96.7 | 0.24 (5) | 9.44 | 14- 3 | -199 / 49 | 0.02 (4) |
| 16- 5 | -2916 / 0 | -96.7 | -96.7 | 0.24 (5) | 9.44 | 6-11 | -569 / 0 | 0.06 (1) |
| 5-17 | -2916 / 0 | -96.7 | -96.7 | 0.37 (8) | 9.44 | 14- 4 | -733 / 0 | 0.08 (5) |
| 17- 6 | -2916 / 0 | -96.7 | -96.7 | 0.37 (8) | 9.44 | 12- 6 | -245 / 346 | 0.06 (4) |
| 6- 7 | -2334 / 0 | -96.7 | -96.7 | 0.18 (5) | 10.42 | 13- 4 | -52 / 130 | 0.02 (8) |
| 7- 8 | -2334 / 0 | -96.7 | -96.7 | 0.17 (1) | 10.42 | 12- 5 | -171 / 27 | 0.02 (8) |
| 8- 9 | 0 / 0 | -96.7 | -96.7 | 0.10 (5) | 23.33 | | | |
| 15-14 | 0 / 1398 | -8.3 | -8.3 | 0.27 (1) | 23.33 | | | |
| 14-13 | 0 / 2916 | -8.3 | -8.3 | 0.52 (1) | 23.33 | | | |
| 13-12 | 0 / 2916 | -8.3 | -8.3 | 0.54 (1) | 23.33 | | | |
| 12-11 | 0 / 2847 | -8.3 | -8.3 | 0.54 (1) | 23.33 | | | |
| 11-10 | 0 / 1404 | -8.3 | -8.3 | 0.26 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.47")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.15")
ALLOWABLE DEFL.(TL)= L/240 (0.70")
CALCULATED VERT. DEFL.(TL) = L/ 815 (0.21")

CSI: TC=0.37/1.00 (5-6:8) , BC=0.54/1.00 (12-13:1) , WB=0.17/1.00 (8-10:1) , SSI=0.19/1.00 (5-6:8) , VR= 0.91/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 Inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.94 (8) (INPUT = 0.95 )
JSI METAL= 0.64 (8) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ14A | 14 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



ID:96Mh6prH_BfB6AI_R4fqXjzLcRW-Juizyf89E7c95Vf1jwY0COrj1QsJJqTOLEoPeCzLWuv

**PLATES** (table is in inches)

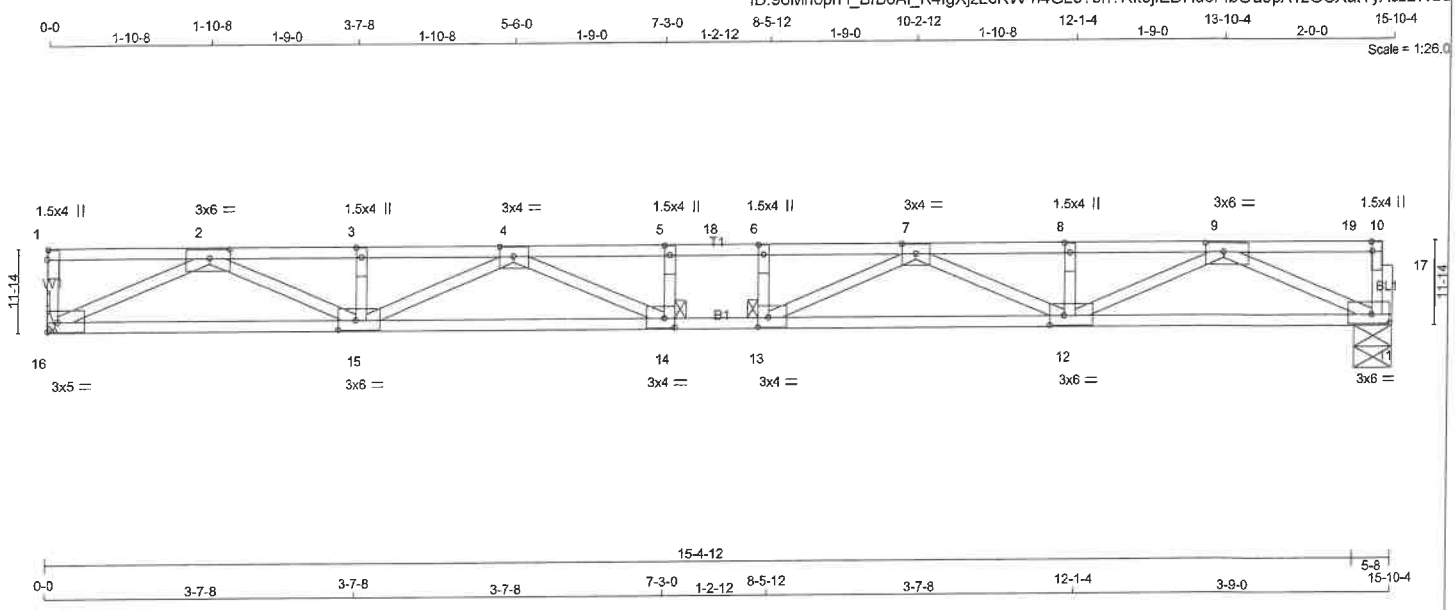
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 8 | TMWW-t | MT20 | 3.0 | 5.0 | 1.250 | 2.125 |
| 9 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 10 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.000 |
| 11 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 1.375 |
| 12 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 13 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 14 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 15 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.000 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ15 | 28 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

Version 8.730 S Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:47:49 2025 Page 1

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| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ15 | 28 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-n4GL9?9n?Rk0jfEDHd3FIbOu8pA12GCXatYyAezLWuu

**PLATES (table is in inches)**

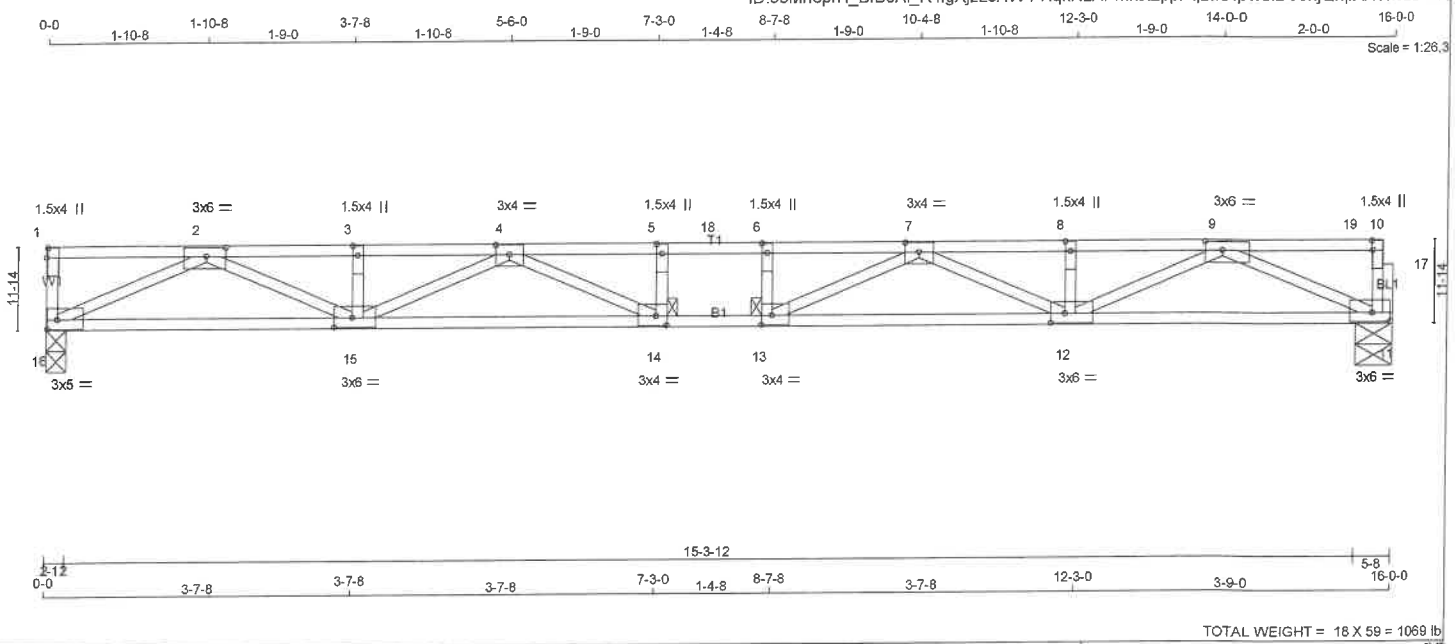
| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 3, 5, 6, 8 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 9 | TMWW-t | MT20 | 3.0 | 6.0 | 1.250 | 2.625 |
| 10 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 11 | BMVWK1-t | MT20 | 3.0 | 6.0 | 1.250 | 2.625 |
| 12 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.000 |
| 13 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 14 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 15 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.625 |
| 16 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.375 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ16 | 18 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 18 X 59 = 1069 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 16 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| 11 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 16 - 11 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 6.0 | 1.250 | 2.750 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 11 | 828 | 0 | 828 | 0 | 0 | 5-8 | 5-8 |
| 16 | 840 | 0 | 840 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 11 | 578 | 0 / 0 | 420 / 0 | 0 / 0 | 0 / 0 | 158 / 0 | 0 / 0 |
| 16 | 587 | 0 / 0 | 427 / 0 | 0 / 0 | 0 / 0 | 160 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 11, 16

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 8.17 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC | MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|---|
| 16- 1 | -75 / 0 | 0.0 | 0.0 | 1 | 0.01 (1) | 16.23 | 9-11 | -1857 / 0 | 0.21 (1) |
| 11-17 | -76 / 0 | 0.0 | 0.0 | 1 | 0.01 (1) | 18.23 | 16- 2 | -1791 / 0 | 0.20 (1) |
| 17-10 | -76 / 0 | 0.0 | 0.0 | 1 | 0.01 (1) | 18.23 | 12- 9 | 0 / 1246 | 0.20 (1) |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 1 | 0.10 (4) | 23.33 | 2-15 | 0 / 1273 | 0.20 (1) |
| 2- 3 | -2776 / 0 | -96.7 | -96.7 | 1 | 0.20 (1) | 9.64 | 12- 8 | -165 / 0 | 0.02 (1) |
| 3- 4 | -2776 / 0 | -96.7 | -96.7 | 1 | 0.18 (1) | 9.64 | 15- 3 | -165 / 0 | 0.02 (1) |
| 4- 5 | -3860 / 0 | -96.7 | -96.7 | 1 | 0.28 (1) | 8.20 | 7-12 | -781 / 0 | 0.09 (1) |
| 5-18 | -3860 / 0 | -96.7 | -96.7 | 1 | 0.29 (8) | 8.17 | 15- 4 | -812 / 0 | 0.09 (1) |
| 18- 6 | -3860 / 0 | -96.7 | -96.7 | 1 | 0.29 (8) | 8.17 | 13- 7 | -140 / 584 | 0.09 (4) |
| 6- 7 | -3860 / 0 | -96.7 | -96.7 | 1 | 0.29 (1) | 8.20 | 4-14 | -116 / 608 | 0.10 (5) |
| 7- 8 | -2840 / 0 | -96.7 | -96.7 | 1 | 0.18 (5) | 9.54 | 14- 5 | -188 / 0 | 0.02 (8) |
| 8- 9 | -2840 / 0 | -96.7 | -96.7 | 1 | 0.20 (1) | 9.54 | 13- 6 | -186 / 4 | 0.02 (8) |
| 9-19 | -11 / 0 | -96.7 | -96.7 | 1 | 0.09 (1) | 14.58 | | | |
| 19-10 | -11 / 0 | -96.7 | -96.7 | 1 | 0.09 (1) | 14.58 | | | |
| 16-15 | 0 / 1626 | -8.3 | -8.3 | 1 | 0.30 (1) | 23.33 | | | |
| 15-14 | 0 / 3508 | -8.3 | -8.3 | 1 | 0.61 (1) | 23.33 | | | |
| 14-13 | 0 / 3860 | -8.3 | -8.3 | 1 | 0.65 (1) | 23.33 | | | |
| 13-12 | 0 / 3545 | -8.3 | -8.3 | 1 | 0.62 (1) | 23.33 | | | |
| 12-11 | 0 / 1716 | -8.3 | -8.3 | 1 | 0.32 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.53")
CALCULATED VERT. DEFL.(LL) = L/ 862 (0.22")
ALLOWABLE DEFL.(TL)= L/240 (0.80")
CALCULATED VERT. DEFL.(TL) = L/ 628 (0.31")

CSI: TC=0.29/1.00 (5-6:8) , BC=0.65/1.00 (13-14:1) , WB=0.21/1.00 (9-11:1) , SSI=0.13/1.00 (5-6:8) , VR= 0.93/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (11) (INPUT = 0.95 )
JSI METAL= 0.64 (9) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ16 | 18 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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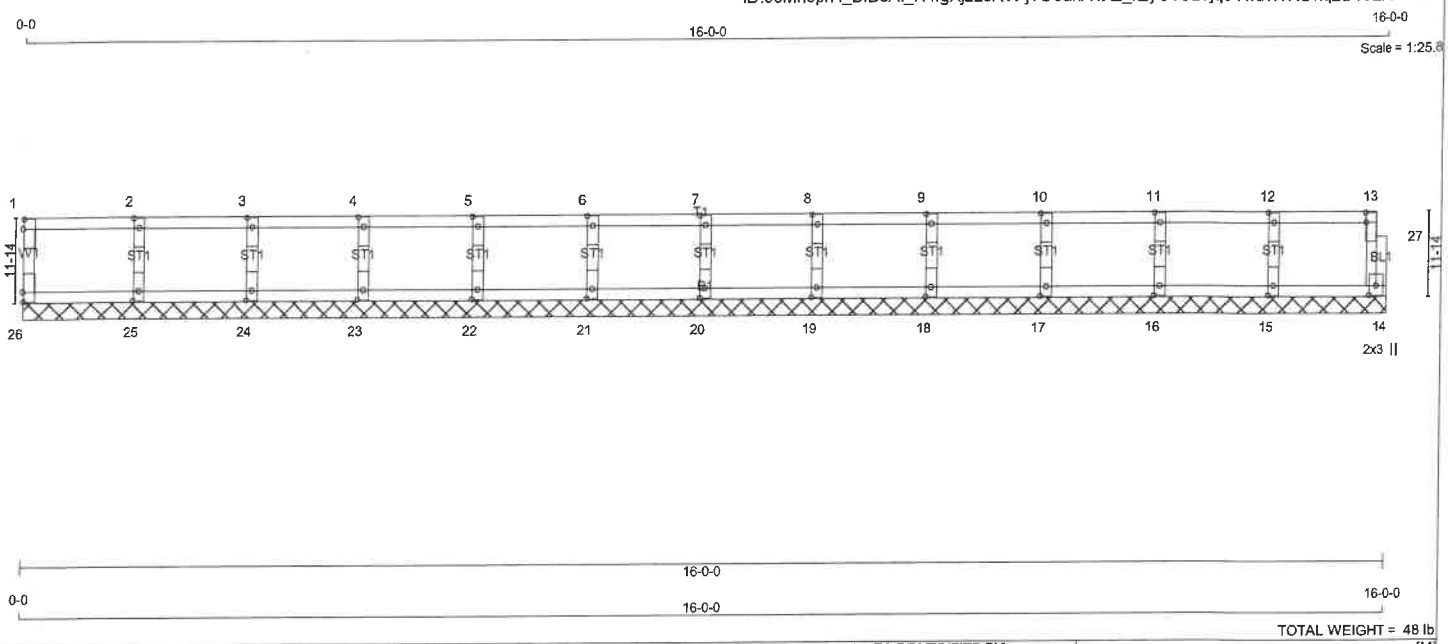
**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 3, 5, 6, 8 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 9 | TMWW-t | MT20 | 3.0 | 6.0 | 1.250 | 2.500 |
| 10 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 11 | BMVWK1-t | MT20 | 3.0 | 6.0 | 1.250 | 2.625 |
| 12 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.000 |
| 13 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 14 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 15 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.625 |
| 16 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.375 | 1.375 |

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ16A | 1 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

Version 8.730 S Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:47:51 2025 Page 1
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TOTAL WEIGHT = 48 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 26 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 27 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 26 - 14 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 14 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25 | | | | | | |
| 15 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 26 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|---|
| 26- 1 | -60 / 0 | 0.0 | 0.0 | 0.03 (1) | | 18.23 |
| 14-27 | -52 / 0 | 0.0 | 0.0 | 0.02 (1) | | 18.23 |
| 27-13 | -52 / 0 | 0.0 | 0.0 | 0.02 (1) | | 18.23 |
| 1- 2 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 2- 3 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 3- 4 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 4- 5 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 5- 6 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 6- 7 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 7- 8 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 8- 9 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 9-10 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 10-11 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 11-12 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 12-13 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 |
| 26-25 | 0 / 14 | -8.3 | -8.3 | 0.01 (1) | | 23.33 |
| 25-24 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 24-23 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 23-22 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 22-21 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 21-20 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 20-19 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 19-18 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 18-17 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 17-16 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 16-15 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |
| 15-14 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | | 23.33 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 25- 2 | -135 / 0 | 0.01 (1) |
| 24- 3 | -127 / 0 | 0.01 (1) |
| 23- 4 | -129 / 0 | 0.01 (1) |
| 22- 5 | -129 / 0 | 0.01 (1) |
| 21- 6 | -129 / 0 | 0.01 (1) |
| 20- 7 | -129 / 0 | 0.01 (1) |
| 19- 8 | -129 / 0 | 0.01 (1) |
| 18- 9 | -129 / 0 | 0.01 (1) |
| 17-10 | -129 / 0 | 0.01 (1) |
| 16-11 | -129 / 0 | 0.01 (1) |
| 15-12 | -130 / 0 | 0.01 (1) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.05/1.00 (1-2:1) , BC=0.01/1.00 (25-26:1) , WB=0.01/1.00 (2-25:1) , SSI=0.05/1.00 (1-2:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

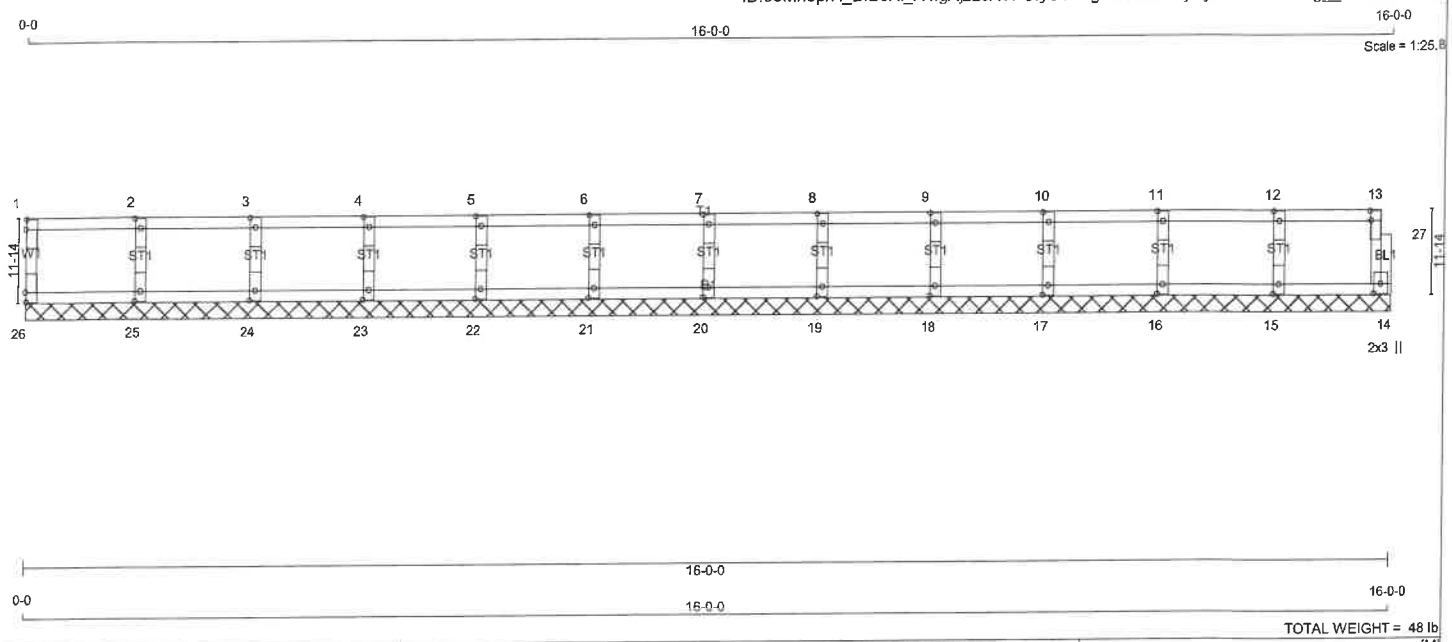
JSI GRIP= 0.13 (25) (INPUT = 0.95 )
JSI METAL= 0.04 (25) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ16B | 1 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 48 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 26 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 27 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 26 - 14 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 14 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |
| 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25 | | | | | | |
| 15 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 26 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 26- 1 | -60 / 0 | 0.0 | 0.0 | 0.03 (1) | 18.23 | 25- 2 | -135 / 0 | 0.01 (1) |
| 14-27 | -52 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 24- 3 | -127 / 0 | 0.01 (1) |
| 27-13 | -52 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 23- 4 | -129 / 0 | 0.01 (1) |
| 1- 2 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 22- 5 | -129 / 0 | 0.01 (1) |
| 2- 3 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 21- 6 | -129 / 0 | 0.01 (1) |
| 3- 4 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 20- 7 | -129 / 0 | 0.01 (1) |
| 4- 5 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 19- 8 | -129 / 0 | 0.01 (1) |
| 5- 6 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 18- 9 | -129 / 0 | 0.01 (1) |
| 6- 7 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 17-10 | -129 / 0 | 0.01 (1) |
| 7- 8 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 16-11 | -129 / 0 | 0.01 (1) |
| 8- 9 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | 15-12 | -130 / 0 | 0.01 (1) |
| 9-10 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 10-11 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 11-12 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 12-13 | -14 / 0 | -96.7 | -96.7 | 0.05 (1) | 14.58 | | | |
| 26-25 | 0 / 14 | -8.3 | -8.3 | 0.01 (1) | 23.33 | | | |
| 25-24 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 24-23 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 23-22 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 22-21 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 21-20 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 20-19 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 19-18 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 18-17 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 17-16 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 16-15 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 15-14 | 0 / 14 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.05/1.00 (1-2:1) , BC=0.01/1.00 (25-26:1) , WB=0.01/1.00 (2-25:1) , SSI=0.05/1.00 (1-2:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

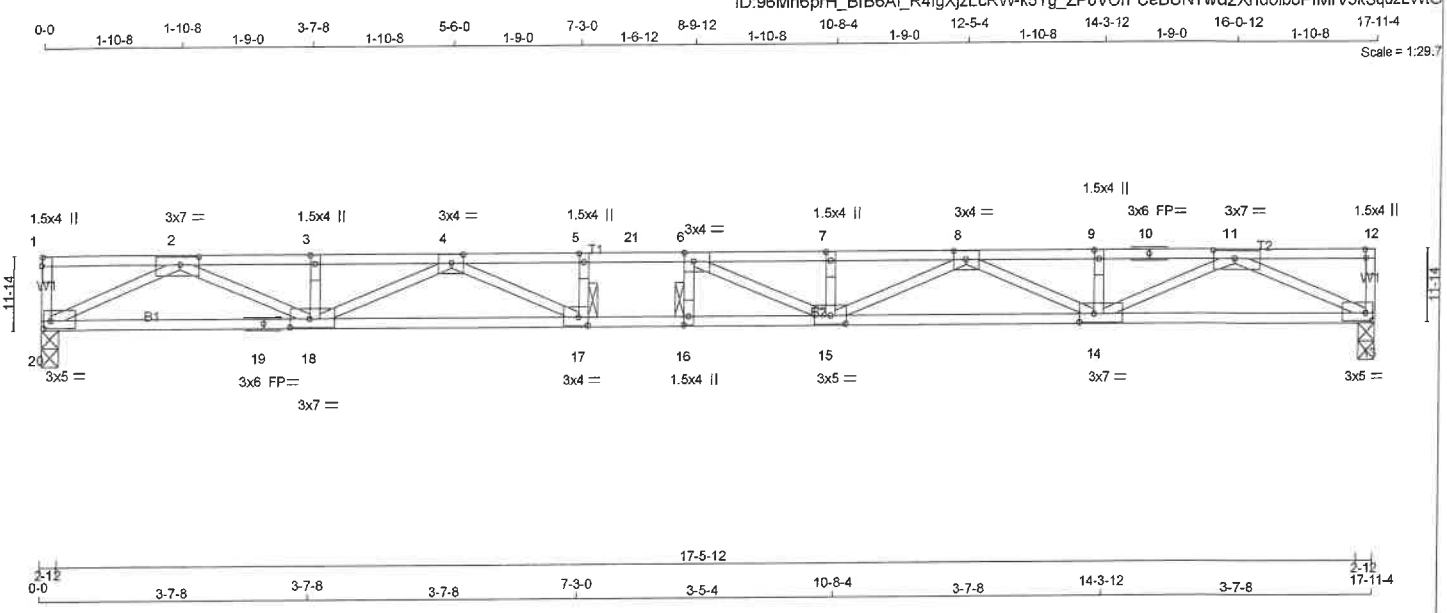
JSI GRIP= 0.13 (25) (INPUT = 0.95 )
JSI METAL= 0.04 (25) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ17 | 8 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 8 X 66 = 530 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 19 | 2x4 | DRY,FL | No.2 | SPF |
| 19 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 6 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 13 | 942 | 0 | 942 | 0 | 0 | 2-12 | 2-12 |
| 20 | 942 | 0 | 942 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 13 | 658 | 0 / 0 | 478 / 0 | 0 / 0 | 0 / 0 | 179 / 0 | 0 / 0 |
| 20 | 658 | 0 / 0 | 478 / 0 | 0 / 0 | 0 / 0 | 179 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 13, 20

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 3.40 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. | MAX. FACTORED FORCE (LBS) | FR-TO | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|---|
| 20- 1 | -76 / 0 | | 0.0 | 0.0 | 0.01 (1) | 18.23 | 11-13 | -2042 / 0 | 0.23 (1) |
| 13-12 | -71 / 0 | | 0.0 | 0.0 | 0.01 (5) | 18.23 | 20- 2 | -2038 / 0 | 0.23 (1) |
| 1- 2 | 0 / 0 | | -96.7 | -96.7 | 0.10 (4) | 23.33 | 14-11 | 0 / 1528 | 0.25 (1) |
| 2- 3 | -3221 / 0 | | -96.7 | -96.7 | 0.23 (1) | 8.99 | 2-18 | 0 / 1518 | 0.24 (1) |
| 3- 4 | -3221 / 0 | | -96.7 | -96.7 | 0.23 (1) | 8.98 | 14- 9 | -195 / 0 | 0.02 (5) |
| 4- 5 | -4784 / 0 | | -96.7 | -96.7 | 0.46 (1) | 3.42 | 18- 3 | -175 / 0 | 0.02 (1) |
| 5-21 | -4784 / 0 | | -96.7 | -96.7 | 0.43 (5) | 3.40 | 8-14 | -1006 / 0 | 0.11 (1) |
| 21- 6 | -4784 / 0 | | -96.7 | -96.7 | 0.43 (5) | 3.40 | 18- 4 | -1036 / 0 | 0.12 (1) |
| 6- 7 | -4744 / 0 | | -96.7 | -96.7 | 0.48 (1) | 7.36 | 15- 8 | 0 / 668 | 0.11 (1) |
| 7- 8 | -4744 / 0 | | -96.7 | -96.7 | 0.37 (1) | 7.31 | 4-17 | 0 / 857 | 0.14 (5) |
| 8- 9 | -3234 / 0 | | -96.7 | -96.7 | 0.26 (1) | 7.23 | 15- 7 | -269 / 9 | 0.03 (5) |
| 9-10 | -3234 / 0 | | -96.7 | -96.7 | 0.26 (1) | 7.23 | 17- 5 | -235 / 0 | 0.02 (1) |
| 10-11 | -3234 / 0 | | -96.7 | -96.7 | 0.26 (1) | 7.23 | 6-15 | -516 / 462 | 0.07 (5) |
| 11-12 | 0 / 0 | | -96.7 | -96.7 | 0.12 (1) | 23.33 | 16- 6 | -146 / 85 | 0.01 (5) |
| | | 20-19 | 0 / 1850 | -8.3 | -8.3 | 0.33 (1) | 23.33 | | |
| | | 19-18 | 0 / 1850 | -8.3 | -8.3 | 0.33 (1) | 23.33 | | |
| | | 18-17 | 0 / 4156 | -8.3 | -8.3 | 0.70 (1) | 23.33 | | |
| | | 17-16 | 0 / 4784 | -8.3 | -8.3 | 0.93 (1) | 23.33 | | |
| | | 16-15 | 0 / 4784 | -8.3 | -8.3 | 0.93 (1) | 23.33 | | |
| | | 15-14 | 0 / 4141 | -8.3 | -8.3 | 0.71 (1) | 23.33 | | |
| | | 14-13 | 0 / 1855 | -8.3 | -8.3 | 0.34 (1) | 23.33 | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.60")
CALCULATED VERT. DEFL.(LL) = L/ 593 (0.36")
ALLOWABLE DEFL.(TL)= L/240 (0.90")
CALCULATED VERT. DEFL.(TL) = L/ 432 (0.50")

CSI: TC=0.48/1.00 (6-7:1) , BC=0.93/1.00 (16-17:1) , WB=0.25/1.00 (11-14:1) , SSI=0.12/1.00 (6-7:5) , VR= 0.96/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.94 (8) (INPUT = 0.95 )
JSI METAL= 0.63 (11) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ17 | 8 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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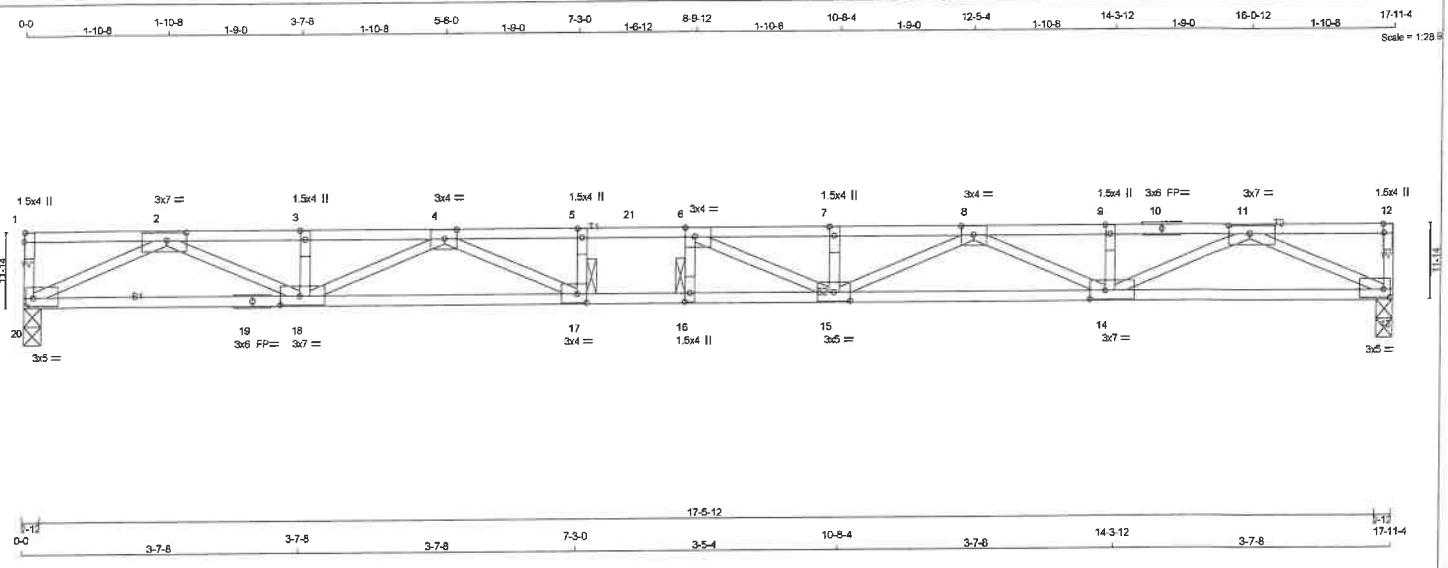
**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMWW-t | MT20 | 3.0 | 7.0 | 1.250 | 3.125 |
| 3, 5, 7, 9 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.875 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 11 | TMWW-t | MT20 | 3.0 | 7.0 | 1.250 | 3.125 |
| 12 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 13 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.250 | 1.125 |
| 14 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 2.375 |
| 15 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 16 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 17 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 18 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 3.125 |
| 19 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 20 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.250 | 1.125 |

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ17 | FLOOR | 8 | 1 | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:33 2025 Page 1
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Overall Truss Height: 11-14

Qty: 8 Span: 17-11-4 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Camber: 1/8 in Weight: 66 lb Board Feet: 336.00bft Last saved: April 30, 2025

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 16 |
| 2 | TMWW-t | MT20 | 3.0x | 7.0 | 1.250 | 3.125 | 16 |
| 3, 5, 7, 9 | | | | | | | |
| 3 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 16 |
| 4 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.875 | 16 |
| 6 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 16 |
| 8 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 2.000 | 16 |
| 10 | TSF-t | MT20 | 3.0x | 6.0 | | | 16 |
| 11 | TMWW-t | MT20 | 3.0x | 7.0 | 1.250 | 3.125 | 16 |
| 12 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 16 |
| 13 | BMVW1-t | MT20 | 3.0x | 5.0 | 1.250 | 1.125 | 16 |
| 14 | BMWWW-t | MT20 | 3.0x | 7.0 | 1.375 | 2.375 | 16 |
| 15 | BMWWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.500 | 16 |
| 16 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 16 |
| 17 | BMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 16 |
| 18 | BMWWW-t | MT20 | 3.0x | 7.0 | 1.375 | 3.125 | 16 |
| 19 | BSF-t | MT20 | 3.0x | 6.0 | | | 16 |
| 20 | BMVW1-t | MT20 | 3.0x | 5.0 | 1.250 | 1.125 | 16 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 16 | 3 | 2x4 | SPF | No.2D | 32.00 |
| 56 | 1 | 2x4 | SPF | No.2D | 37.33 |
| 16 | 16 | 2x4 | SPF | No.2D | 170.67 |
| 72 | 2 | 2x4 | SPF | No.2D | 96.00 |

TOTAL = 336.00

| Qty | Size | Gauge | Qty | Size | Gauge |
|---|---|---|---|---|---|
| 112 | 1.5 X 4 | MT20 | 32 | 3 X 6 | MT20 |
| 64 | 3 X 4 | | 64 | 3 X 7 | |
| 48 | 3 X 5 | | | | |

MT20 Plate Area = 4080.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T2
90.0 — (8) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: T1
90.0 — (8) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:14-11-4 CL:14-11-4 LS:14-11-4

PIECE: B1
90.0 — (8) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: B2
90.0 — (8) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:14-11-4 CL:14-11-4 LS:14-11-4

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W1, W1, W1, W1, W1, W1, W1
90.0 — (56) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

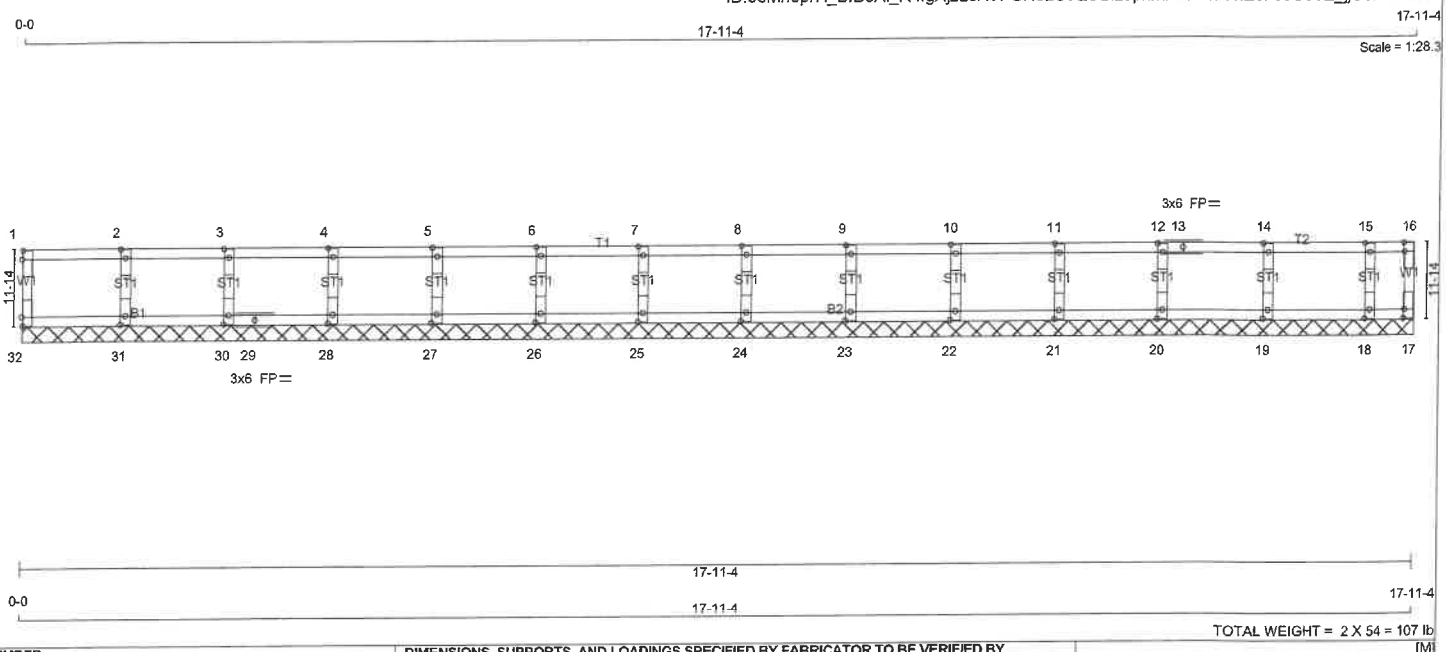
PIECE: W2, W2, W2, W2, W2, W2, W2, W2, W2
67.1 / 22.9 — (72) 2x4 No.2 SPF(flat) - 2' — 22.9 / 67.1
OL:1-10-13 CL:1-10-13 LS:1-8-11

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ17A | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 54 = 107 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 32 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 17 - 16 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 16 | 2x4 | DRY,FL | No.2 | SPF |
| 32 - 29 | 2x4 | DRY,FL | No.2 | SPF |
| 29 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 14, 15 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 13 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 16 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 17 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 30, 31 | | | | | | |
| 18 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 29 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 32 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 23.33 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 32- 1 | -57 / 0 | 0.0 | 0.0 | 0.02 (1) | 18.23 | 31- 2 | -138 / 0 | 0.01 (1) |
| 17-16 | -17 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 30- 3 | -126 / 0 | 0.01 (1) |
| 1- 2 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 28- 4 | -130 / 0 | 0.01 (1) |
| 2- 3 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 27- 5 | -129 / 0 | 0.01 (1) |
| 3- 4 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 26- 6 | -129 / 0 | 0.01 (1) |
| 4- 5 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 25- 7 | -129 / 0 | 0.01 (1) |
| 5- 6 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 24- 8 | -129 / 0 | 0.01 (1) |
| 6- 7 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 23- 9 | -129 / 0 | 0.01 (1) |
| 7- 8 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 22-10 | -129 / 0 | 0.01 (1) |
| 8- 9 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 21-11 | -130 / 0 | 0.01 (1) |
| 9-10 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 20-12 | -127 / 0 | 0.01 (1) |
| 10-11 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 19-14 | -134 / 0 | 0.01 (1) |
| 11-12 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | 18-15 | -102 / 0 | 0.01 (1) |
| 12-13 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | | | |
| 13-14 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | | | |
| 14-15 | -7 / 0 | -96.7 | -96.7 | 0.05 (1) | 23.33 | | | |
| 15-16 | -7 / 0 | -96.7 | -96.7 | 0.03 (1) | 23.33 | | | |
| 32-31 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 31-30 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 30-29 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 29-28 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 28-27 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 27-26 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 26-25 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 25-24 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 24-23 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 23-22 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 22-21 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 21-20 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 20-19 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 19-18 | 0 / 7 | -8.3 | -8.3 | 0.01 (3) | 23.33 | | | |
| 18-17 | 0 / 7 | -8.3 | -8.3 | 0.01 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.05/1.00 (1-2:1) , BC=0.01/1.00 (17-18:1) , WB=0.01/1.00 (2-31:1) , SSI=0.06/1.00 (1-2:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

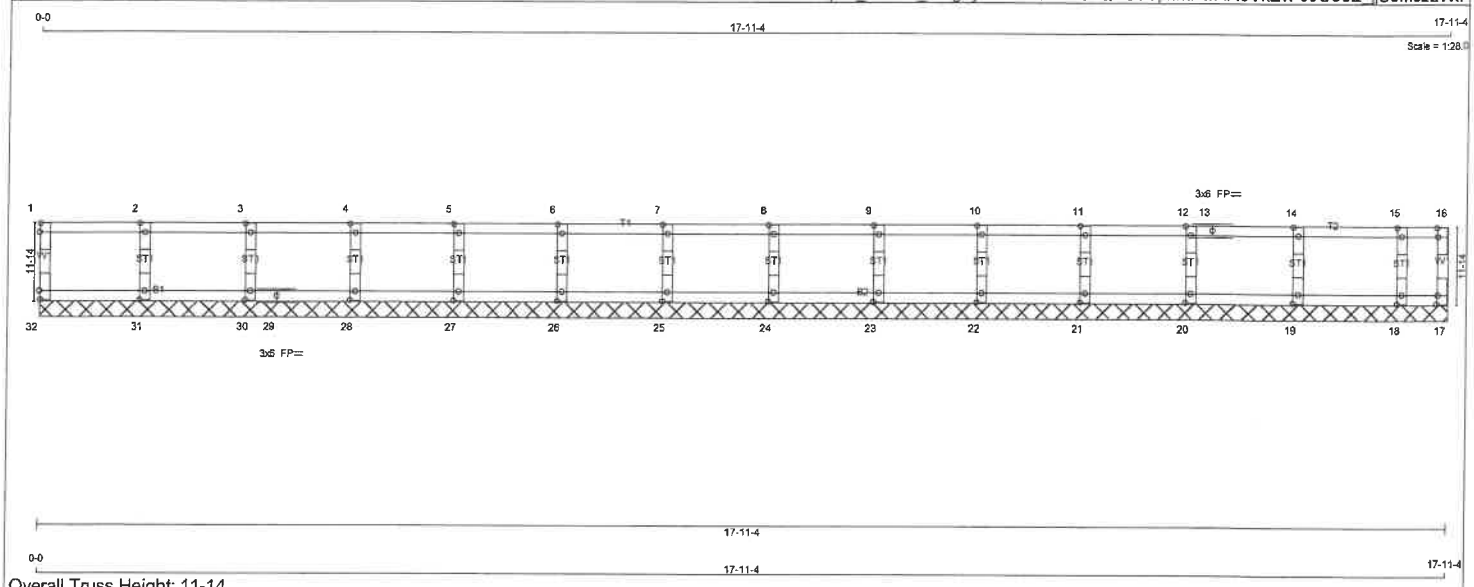
PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.70 (16) (INPUT = 0.95 )
JSI METAL= 0.04 (31) (INPUT = 1.00 )

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ17A | FLOOR SUPPORTED GABL | 2 | 1 | |

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Overall Truss Height: 11-14

Qty: 2 Span: 17-11-4 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Weight: 54 lb Board Feet: 70.67bft Last saved: April 30, 2025

**NOTES-**

1) All plates are 1.5x4 MT20 unless otherwise indicated.

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 14, 15 | | | | | | | |
| 2 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 4 |
| 13 | TSF-t | MT20 | 3.0x | 6.0 | | | 4 |
| 16 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 17 | BMV1+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 30, 31 | | | | | | | |
| 18 | BMW1+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 4 |
| 29 | BSF-t | MT20 | 3.0x | 6.0 | | | 4 |
| 32 | BMV1+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 4 | 3 | 2x4 | SPF | No.2D | 8.00 |
| 30 | 1 | 2x4 | SPF | No.2D | 20.00 |
| 4 | 16 | 2x4 | SPF | No.2D | 42.67 |
| | | | | TOTAL = | 70.67 |

| Qty | Size | Gauge |
|---|---|---|
| 120 | 1.5 X 4 | MT20 |
| 8 | 3 X 6 | |

MT20 Plate Area = 864.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T2
90.0 — (2) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: T1
90.0 — (2) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:14-11-4 CL:14-11-4 LS:14-11-4

PIECE: B1
90.0 — (2) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: B2
90.0 — (2) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:14-11-4 CL:14-11-4 LS:14-11-4

===<<<< OTHERS >>>>===(Sq.Cut=90)

PIECE: ST1, ST1, ST1, ST1, ST1, ST1, ST1, ST1, ST1, ST1, ...
90.0 — (26) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

===<<<< WEBS >>>>===(Sq.Cut=90)

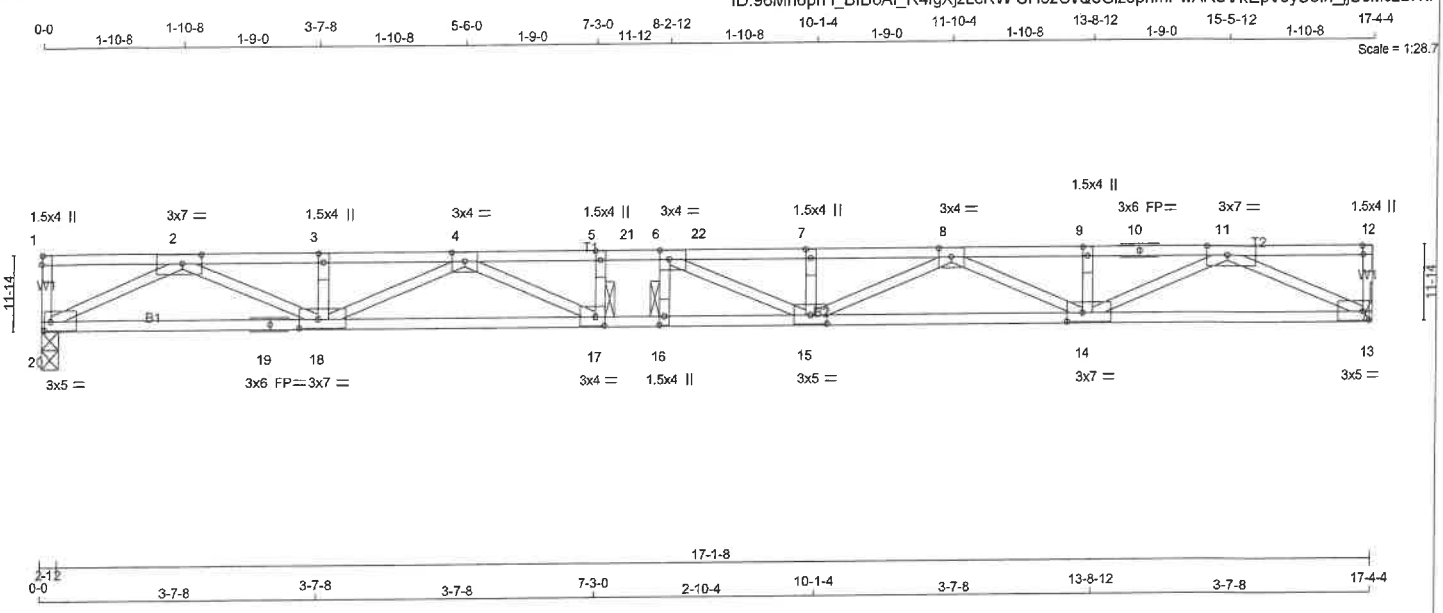
PIECE: W1, W1
90.0 — (4) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ17B | 20 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 20 X 65 = 1300 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 19 | 2x4 | DRY,FL | No.2 | SPF |
| 19 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 6 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 13 | 911 | 0 | 911 | 0 | 0 | MECHANICAL | |
| 20 | 911 | 0 | 911 | 0 | 0 | 2-12 | 2-12 |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 13. MINIMUM BEARING LENGTH AT JOINT 13 = 1-8.

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 13 | 636 | 0 / 0 | 463 / 0 | 0 / 0 | 0 / 0 | 174 / 0 | 0 / 0 |
| 20 | 636 | 0 / 0 | 463 / 0 | 0 / 0 | 0 / 0 | 174 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 20

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 7.54 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 20- 1 | -76 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 |
| 13-12 | -71 / 0 | 0.0 | 0.0 | 0.01 (5) | 18.23 |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 0.10 (4) | 23.33 |
| 2- 3 | -3089 / 0 | -96.7 | -96.7 | 0.22 (1) | 9.17 |
| 3- 4 | -3089 / 0 | -96.7 | -96.7 | 0.21 (1) | 9.16 |
| 4- 5 | -4491 / 0 | -96.7 | -96.7 | 0.35 (1) | 7.55 |
| 5-21 | -4491 / 0 | -96.7 | -96.7 | 0.29 (1) | 7.54 |
| 21- 6 | -4491 / 0 | -96.7 | -96.7 | 0.29 (1) | 7.54 |
| 6-22 | -4480 / 0 | -96.7 | -96.7 | 0.42 (8) | 7.56 |
| 22- 7 | -4480 / 0 | -96.7 | -96.7 | 0.42 (8) | 7.56 |
| 7- 8 | -4480 / 0 | -96.7 | -96.7 | 0.34 (1) | 7.56 |
| 8- 9 | -3104 / 0 | -96.7 | -96.7 | 0.25 (1) | 9.16 |
| 9-10 | -3104 / 0 | -96.7 | -96.7 | 0.25 (1) | 9.16 |
| 10-11 | -3104 / 0 | -96.7 | -96.7 | 0.25 (1) | 9.16 |
| 11-12 | 0 / 0 | -96.7 | -96.7 | 0.12 (1) | 23.33 |
| 20-19 | 0 / 1785 | -8.3 | -8.3 | 0.32 (1) | 23.33 |
| 19-18 | 0 / 1785 | -8.3 | -8.3 | 0.32 (1) | 23.33 |
| 18-17 | 0 / 3962 | -8.3 | -8.3 | 0.67 (1) | 23.33 |
| 17-16 | 0 / 4491 | -8.3 | -8.3 | 0.84 (1) | 23.33 |
| 16-15 | 0 / 4491 | -8.3 | -8.3 | 0.84 (1) | 23.33 |
| 15-14 | 0 / 3948 | -8.3 | -8.3 | 0.69 (1) | 23.33 |
| 14-13 | 0 / 1789 | -8.3 | -8.3 | 0.33 (1) | 23.33 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 11-13 | -1970 / 0 | 0.22 (1) |
| 20- 2 | -1965 / 0 | 0.22 (1) |
| 14-11 | 0 / 1457 | 0.23 (1) |
| 2-18 | 0 / 1445 | 0.23 (1) |
| 14- 9 | -193 / 0 | 0.02 (1) |
| 18- 3 | -170 / 0 | 0.02 (1) |
| 8-14 | -935 / 0 | 0.11 (1) |
| 18- 4 | -967 / 0 | 0.11 (1) |
| 15- 8 | 0 / 590 | 0.09 (1) |
| 4-17 | -11 / 746 | 0.12 (5) |
| 15- 7 | -238 / 0 | 0.02 (5) |
| 17- 5 | -192 / 0 | 0.02 (1) |
| 6-15 | -432 / 416 | 0.07 (5) |
| 16- 6 | -145 / 75 | 0.01 (8) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.58")
CALCULATED VERT. DEFL.(LL) = L/ 670 (0.31")
ALLOWABLE DEFL.(TL)= L/240 (0.87")
CALCULATED VERT. DEFL.(TL) = L/ 488 (0.43")

CSI: TC=0.42/1.00 (6-7:8) , BC=0.84/1.00 (16-17:1) , WB=0.23/1.00 (11-14:1) , SSI=0.18/1.00 (6-7:8) , VR= 0.92/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (18) (INPUT = 0.95 )
JSI METAL= 0.60 (11) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ17B | 20 | 1 | Roof<br>TRUSS DESC. | |



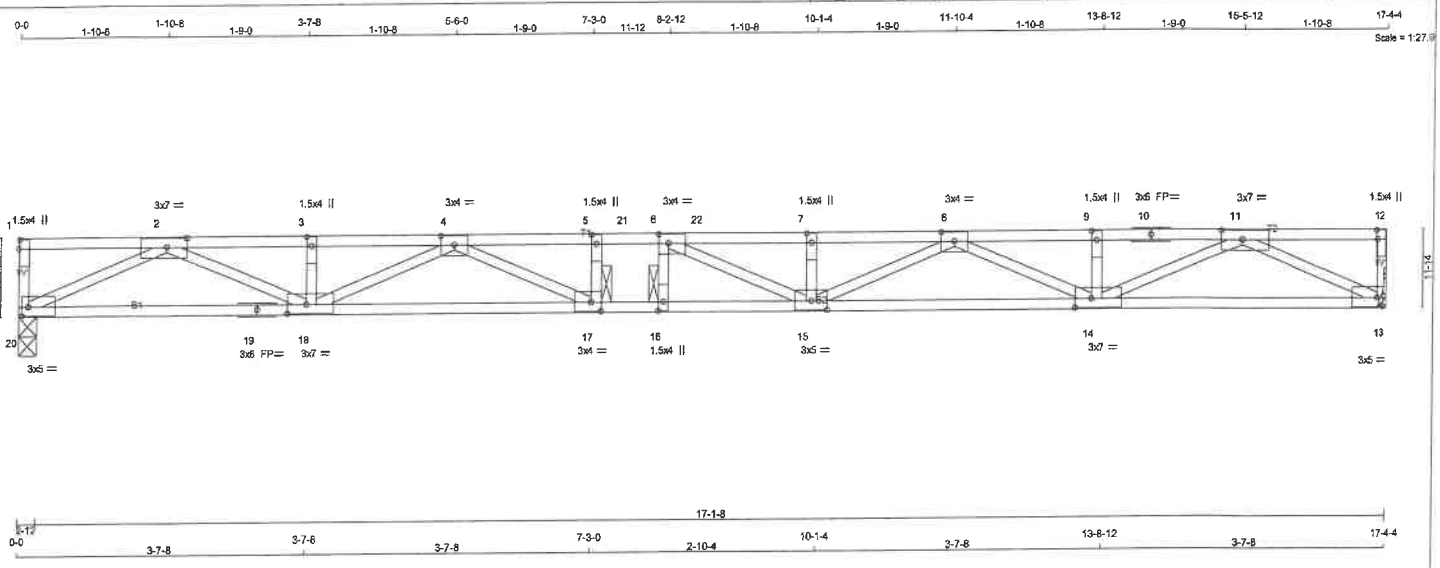
**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMWW-t | MT20 | 3.0 | 7.0 | 1.375 | 3.000 |
| 3, 5, 7, 9 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 11 | TMWW-t | MT20 | 3.0 | 7.0 | 1.375 | 3.000 |
| 12 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 13 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.375 | 1.000 |
| 14 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 2.500 |
| 15 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 16 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 17 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 18 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.375 | 2.875 |
| 19 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 20 | BMVW1-t | MT20 | 3.0 | 5.0 | 1.375 | 1.000 |

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ17B | FLOOR | 20 | 1 | |

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Overall Truss Height: 11-14

Qty: 20 Span: 17-4-4 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Camber: 1/8 in Weight: 65 lb Board Feet: 840.00bft Last saved: April 30, 2025

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 40 |
| 2 | TMWW-t | MT20 | 3.0x | 7.0 | 1.375 | 3.000 | 40 |
| 3, 5, 7, 9 | | | | | | | |
| 3 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 40 |
| 4 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 2.000 | 40 |
| 6 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 40 |
| 8 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 2.000 | 40 |
| 10 | TSF-t | MT20 | 3.0x | 6.0 | | | 40 |
| 11 | TMWW-t | MT20 | 3.0x | 7.0 | 1.375 | 3.000 | 40 |
| 12 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 40 |
| 13 | BMVW1-t | MT20 | 3.0x | 5.0 | 1.375 | 1.000 | 40 |
| 14 | BMWWW-t | MT20 | 3.0x | 7.0 | 1.375 | 2.500 | 40 |
| 15 | BMWWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.500 | 40 |
| 16 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 40 |
| 17 | BMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 40 |
| 18 | BMWWW-t | MT20 | 3.0x | 7.0 | 1.375 | 2.875 | 40 |
| 19 | BSF-t | MT20 | 3.0x | 6.0 | | | 40 |
| 20 | BMVW1-t | MT20 | 3.0x | 5.0 | 1.375 | 1.000 | 40 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 40 | 3 | 2x4 | SPF | No.2D | 80.00 |
| 140 | 1 | 2x4 | SPF | No.2D | 93.33 |
| 40 | 16 | 2x4 | SPF | No.2D | 426.67 |
| 180 | 2 | 2x4 | SPF | No.2D | 240.00 |

TOTAL = 840.00

| Qty | Size | Gauge | Qty | Size | Gauge |
|---|---|---|---|---|---|
| 280 | 1.5 X 4 | MT20 | 80 | 3 X 6 | MT20 |
| 160 | 3 X 4 | | 160 | 3 X 7 | |
| 120 | 3 X 5 | | | | |

MT20 Plate Area = 10200.000

<<<<<<< CHORDS >>>>>>>(Sq.Cut=90)

PIECE: T2
90.0 — (20) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: T1
90.0 — (20) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:14-4-4 CL:14-4-4 LS:14-4-4

PIECE: B1
90.0 — (20) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: B2
90.0 — (20) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:14-4-4 CL:14-4-4 LS:14-4-4

<<<<<<< WEBS >>>>>>>(Sq.Cut=90)

PIECE: W1, W1, W1, W1, W1, W1, W1
90.0 — (140) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

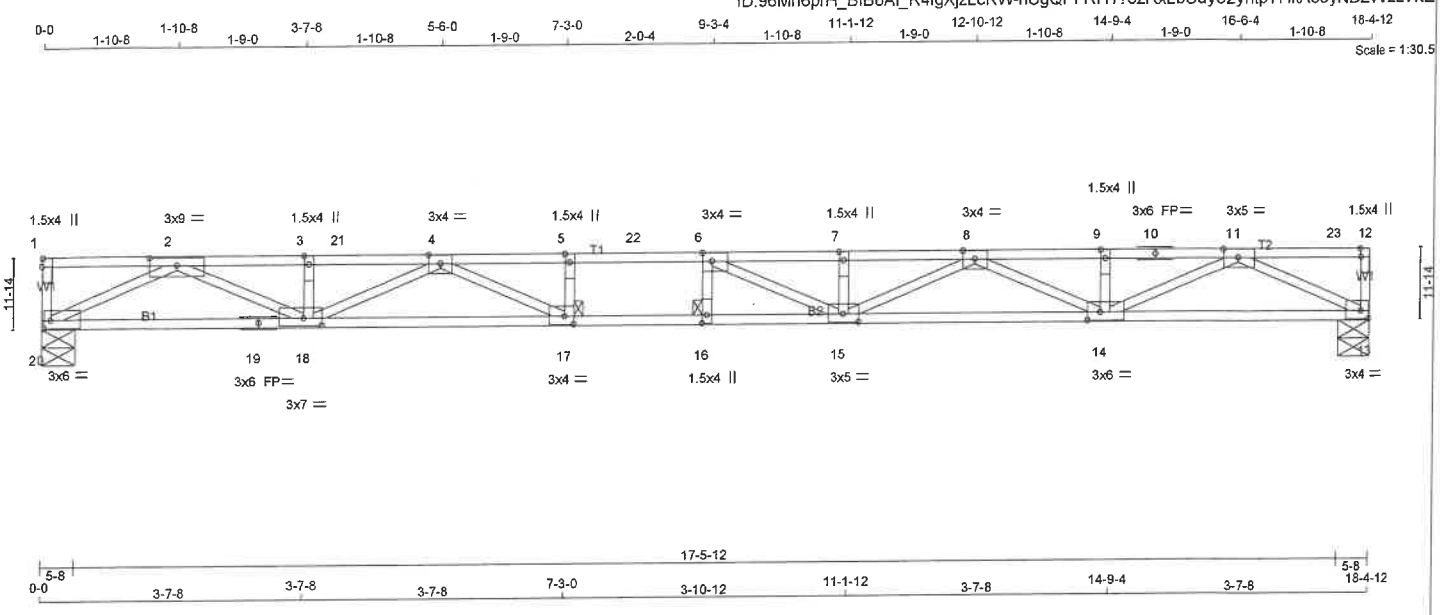
PIECE: W2, W2, W2, W2, W2, W2, W2, W2, W2
67.1 — (180) 2x4 No.2 SPF(flat) - 2' — 22.9
22.9 — 67.1
OL:1-10-13 CL:1-10-13 LS:1-8-11

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ18 | 2 | 2 | Roof<br>TRUSS DESC. | |

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TOTAL WEIGHT = 4 X 67 = 269 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 20 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 13 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 12 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 19 | 2x4 | DRY,FL | No.2 | SPF |
| 19 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 3 SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

DESIGN CONSISTS OF 2 TRUSSES BUILT SEPARATELY THEN FASTENED TOGETHER AS FOLLOWS:

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 13 | 1247 | 0 | 1247 | 0 | 0 | 5-8 | 5-8 |
| 20 | 1933 | 0 | 1933 | 0 | 0 | 5-8 | 5-8 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 13 | 871 | 0 / 0 | 632 / 0 | 0 / 0 | 0 / 0 | 240 / 0 | 0 / 0 |
| 20 | 1352 | 0 / 0 | 976 / 0 | 0 / 0 | 0 / 0 | 375 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 13, 20

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.79 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| FR-TO | | | | | FR-TO | | | |
| 20- 1 | -99 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 11-13 | -2774 / 0 | 0.17 (1) |
| 13-12 | -71 / 0 | 0.0 | 0.0 | 0.00 (1) | 18.23 | 20- 2 | -4351 / 0 | 0.27 (1) |
| 1- 2 | 0 / 0 | -96.7 | -96.7 | 0.09 (1) | 23.33 | 14-11 | 0 / 2237 | 0.20 (1) |
| 2- 3 | -7614 / 0 | -96.7 | -96.7 | 0.52 (1) | 8.20 | 2-18 | 0 / 4058 | 0.36 (1) |
| 3-21 | -7614 / 0 | -96.7 | -96.7 | 0.83 (1) | 6.79 | 14- 9 | -196 / 0 | 0.01 (5) |
| 21- 4 | -7614 / 0 | -96.7 | -96.7 | 0.83 (1) | 6.79 | 18- 3 | -1223 / 0 | 0.07 (1) |
| 4- 5 | -8304 / 0 | -96.7 | -96.7 | 0.58 (4) | 7.11 | 8-14 | -1700 / 0 | 0.10 (1) |
| 5-22 | -8304 / 0 | -96.7 | -96.7 | 0.59 (4) | 7.11 | 18- 4 | -1079 / 0 | 0.07 (1) |
| 22- 6 | -8304 / 0 | -96.7 | -96.7 | 0.59 (4) | 7.11 | 15- 8 | 0 / 1301 | 0.11 (1) |
| 6- 7 | -7246 / 0 | -96.7 | -96.7 | 0.46 (4) | 8.36 | 4-17 | -1066 / 569 | 0.07 (4) |
| 7- 8 | -7246 / 0 | -96.7 | -96.7 | 0.28 (1) | 8.31 | 15- 7 | -167 / 147 | 0.01 (4) |
| 8- 9 | -4538 / 0 | -96.7 | -96.7 | 0.15 (1) | 10.42 | 17- 5 | -159 / 275 | 0.02 (4) |
| 9-10 | -4538 / 0 | -96.7 | -96.7 | 0.15 (1) | 10.42 | 6-15 | -1674 / 0 | 0.10 (4) |
| 10-11 | -4538 / 0 | -96.7 | -96.7 | 0.15 (1) | 10.42 | 16- 6 | -123 / 286 | 0.03 (4) |
| 11-23 | 0 / 0 | -96.7 | -96.7 | 0.07 (1) | 23.33 | | | |
| 23-12 | 0 / 0 | -96.7 | -96.7 | 0.07 (1) | 23.33 | | | |
| 20-19 | 0 / 3951 | -8.3 | -8.3 | 0.37 (1) | 23.33 | | | |
| 19-18 | 0 / 3951 | -8.3 | -8.3 | 0.37 (1) | 23.33 | | | |
| 18-17 | 0 / 8588 | -8.3 | -8.3 | 0.90 (1) | 23.33 | | | |
| 17-16 | 0 / 8304 | -8.3 | -8.3 | 0.88 (1) | 23.33 | | | |
| 16-15 | 0 / 8304 | -8.3 | -8.3 | 0.83 (4) | 23.33 | | | |
| 15-14 | 0 / 6072 | -8.3 | -8.3 | 0.59 (1) | 23.33 | | | |
| 14-13 | 0 / 2519 | -8.3 | -8.3 | 0.25 (1) | 23.33 | | | |

FACTORED CONCENTRATED LOADS (LBS)

| JT | LOC. | LC1 | MAX- | MAX+ | FACE | DIR. | TYPE | HEEL | CONN. |
|---|---|---|---|---|---|---|---|---|---|
| 21 | 4-1-12 | -309 | -346 | --- | FRONT | VERT | DEAD | --- | C1 |
| 21 | 4-1-12 | -940 | -940 | --- | FRONT | VERT | LIVE | --- | C1 |

**CONNECTION REQUIREMENTS**

1) **C1:** A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED.

**DESIGN CRITERIA**

*** SPECIAL LOADS ANALYSIS ***
GEOMETRY AND/OR BASIC LOADS CHANGED BY USER.
LOADS WERE DERIVED FROM USER INPUT
NO FURTHER MODIFICATIONS WERE MADE

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

*** NON STANDARD GIRDER ***
ADDT'L USER-DEFINED LOADS APPLIED TO LOADCASE(S): 1,2,3,4,5,6,7

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.61")
CALCULATED VERT. DEFL.(LL) = L/ 685 (0.32")
ALLOWABLE DEFL.(TL)= L/240 (0.92")
CALCULATED VERT. DEFL.(TL) = L/ 494 (0.45")

CSI: TC=0.83/1.00 (3-4:1) , BC=0.90/1.00 (17-18:1) , WB=0.36/1.00 (2-18:1) , SSI=0.45/1.00 (3-4:1) , VR= 0.97/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.00 COMP=1.00 SHEAR=1.00 TENS= 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (18) (INPUT = 0.95 )
JSI METAL= 0.62 (11) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ18 | 2 | 2 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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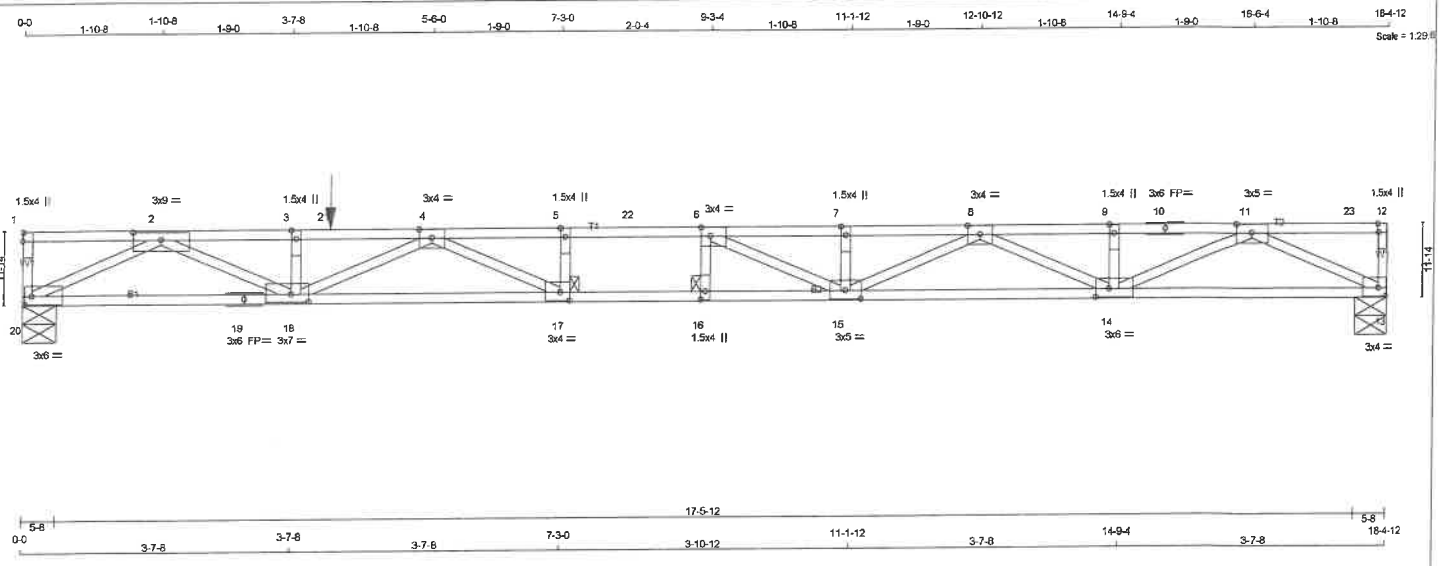
**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 9.0 | 1.250 | 4.500 |
| 3, 5, 7, 9 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 8 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 11 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.375 |
| 12 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 13 | BMVW1-t | MT20 | 3.0 | 4.0 | 1.375 | 1.375 |
| 14 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 2.125 |
| 15 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 16 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 17 | BMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 18 | BMWWW-t | MT20 | 3.0 | 7.0 | 1.250 | 2.875 |
| 19 | BSF-t | MT20 | 3.0 | 6.0 | | |
| 20 | BMVW1-t | MT20 | 3.0 | 6.0 | 1.375 | 1.125 |

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ18 | Floor Girder | 2 | 2 | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:35 2025 Page 1
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Overall Truss Height: 11-14

Qty: 4 Span: 18-4-12 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Camber: 1/8 in Weight: 135 lb Board Feet: 168.00bft Last saved: April 30, 2025

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 2 | TMWW-t | MT20 | 3.0x | 9.0 | 1.250 | 4.500 | 4 |
| 3, 5, 7, 9 | | | | | | | |
| 3 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 4 |
| 4 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 2.000 | 4 |
| 6 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 4 |
| 8 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 2.000 | 4 |
| 10 | TSF-t | MT20 | 3.0x | 6.0 | | | 4 |
| 11 | TMWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.375 | 4 |
| 12 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 13 | BMVW1-t | MT20 | 3.0x | 4.0 | 1.375 | 1.375 | 4 |
| 14 | BMWWW-t | MT20 | 3.0x | 6.0 | 1.375 | 2.125 | 4 |
| 15 | BMWWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.500 | 4 |
| 16 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 4 |
| 17 | BMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 4 |
| 18 | BMWWW-t | MT20 | 3.0x | 7.0 | 1.250 | 2.875 | 4 |
| 19 | BSF-t | MT20 | 3.0x | 6.0 | | | 4 |
| 20 | BMVW1-t | MT20 | 3.0x | 6.0 | 1.375 | 1.125 | 4 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 8 | 3 | 2x4 | SPF | No.2D | 16.00 |
| 28 | 1 | 2x4 | SPF | No.2D | 18.67 |
| 8 | 16 | 2x4 | SPF | No.2D | 85.33 |
| 36 | 2 | 2x4 | SPF | No.2D | 48.00 |

TOTAL = 168.00

| Qty | Size | Gauge |
|---|---|---|
| 56 | 1.5 X 4 | MT20 |
| 40 | 3 X 4 | |
| 16 | 3 X 5 | |
| 32 | 3 X 6 | MT20 |
| 8 | 3 X 7 | |
| 8 | 3 X 9 | |

MT20 Plate Area = 2016.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T2
90.0 — (4) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: T1
90.0 — (4) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:15-4-12 CL:15-4-12 LS:15-4-12

PIECE: B1
90.0 — (4) 2x4 No.2 SPF(flat) - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: B2
90.0 — (4) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:15-4-12 CL:15-4-12 LS:15-4-12

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W1, W1, W1, W1, W1, W1, W1
90.0 — (28) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

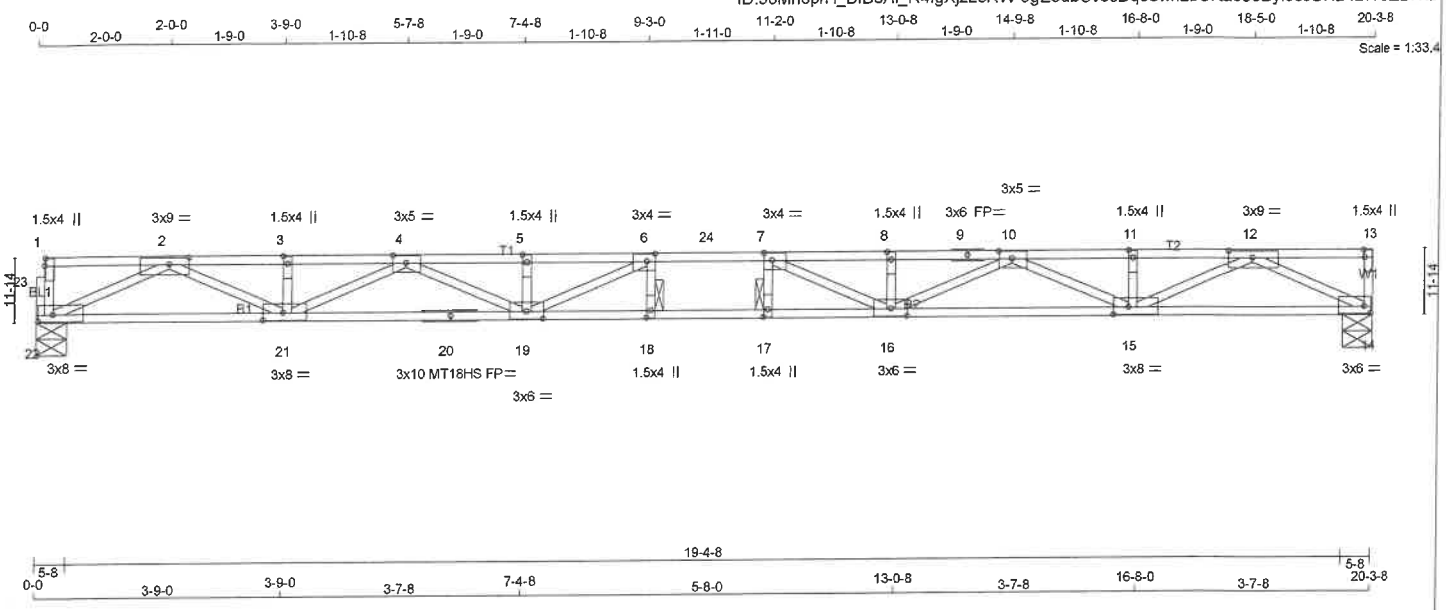
PIECE: W2, W2, W2, W2, W2, W2, W2, W2, W2
67.1 / 22.9 — (36) 2x4 No.2 SPF(flat) - 2' — 22.9 / 67.1
OL:1-10-13 CL:1-10-13 LS:1-8-11

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ20 | 16 | 1 | TRUSS DESC. | |

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TOTAL WEIGHT = 16 X 75 = 1203 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 22 - 23 | 2x4 | DRY,FL | No.2 | SPF |
| 22 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 9 | 2x4 | DRY,FL | No.2 | SPF |
| 9 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 22 - 20 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 14 | 2x4 | DRY,FL | 2100F 1.8E | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 6 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 22 | 1053 | 0 | 1053 | 0 | 0 | 5-8 | 5-8 |
| 14 | 1065 | 0 | 1065 | 0 | 0 | 5-8 | 5-8 |

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX /MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 22 | 736 | 0 / 0 | 534 / 0 | 0 / 0 | 0 / 0 | 201 / 0 | 0 / 0 |
| 14 | 744 | 0 / 0 | 541 / 0 | 0 / 0 | 0 / 0 | 203 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 22, 14

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.02 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 22-23 | -77 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 12-14 | -2330 / 0 | 0.26 (1) |
| 23- 1 | -77 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 22- 2 | -2421 / 0 | 0.27 (1) |
| 14-13 | -74 / 0 | 0.0 | 0.0 | 0.01 (5) | 18.23 | 15-12 | 0 / 1774 | 0.29 (1) |
| 1- 2 | -11 / 0 | -96.7 | -96.7 | 0.10 (1) | 14.58 | 2-21 | 0 / 1768 | 0.28 (1) |
| 2- 3 | -3830 / 0 | -96.7 | -96.7 | 0.27 (1) | 8.24 | 15-11 | -148 / 10 | 0.01 (5) |
| 3- 4 | -3830 / 0 | -96.7 | -96.7 | 0.28 (1) | 8.22 | 21- 3 | -171 / 3 | 0.02 (4) |
| 4- 5 | -5832 / 0 | -96.7 | -96.7 | 0.54 (1) | 6.32 | 10-15 | -1386 / 0 | 0.16 (1) |
| 5- 6 | -5832 / 0 | -96.7 | -96.7 | 0.56 (1) | 6.32 | 21- 4 | -1318 / 0 | 0.15 (1) |
| 6-24 | -6188 / 0 | -96.7 | -96.7 | 0.58 (1) | 6.02 | 16-10 | 0 / 880 | 0.14 (1) |
| 24- 7 | -6188 / 0 | -96.7 | -96.7 | 0.58 (1) | 6.02 | 4-19 | 0 / 901 | 0.14 (1) |
| 7- 8 | -5762 / 0 | -96.7 | -96.7 | 0.53 (1) | 6.39 | 16- 8 | -237 / 43 | 0.02 (5) |
| 8- 9 | -5762 / 0 | -96.7 | -96.7 | 0.60 (1) | 6.37 | 19- 5 | -241 / 40 | 0.02 (4) |
| 9-10 | -5762 / 0 | -96.7 | -96.7 | 0.60 (1) | 6.37 | 7-16 | -867 / 291 | 0.10 (4) |
| 10-11 | -3717 / 0 | -96.7 | -96.7 | 0.34 (1) | 8.39 | 19- 6 | -799 / 323 | 0.09 (5) |
| 11-12 | -3717 / 0 | -96.7 | -96.7 | 0.29 (1) | 8.37 | 18- 6 | -167 / 154 | 0.02 (5) |
| 12-13 | 0 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | 17- 7 | -148 / 188 | 0.03 (4) |
| 22-21 | 0 / 2234 | -8.3 | -8.3 | 0.40 (1) | 23.33 | | | |
| 21-20 | 0 / 5019 | -8.3 | -8.3 | 0.82 (1) | 23.33 | | | |
| 20-19 | 0 / 5019 | -8.3 | -8.3 | 0.82 (1) | 23.33 | | | |
| 19-18 | 0 / 6188 | -8.3 | -8.3 | 0.53 (4) | 23.33 | | | |
| 18-17 | 0 / 6188 | -8.3 | -8.3 | 0.53 (4) | 23.33 | | | |
| 17-16 | 0 / 6188 | -8.3 | -8.3 | 0.51 (5) | 23.33 | | | |
| 16-15 | 0 / 4968 | -8.3 | -8.3 | 0.42 (1) | 23.33 | | | |
| 15-14 | 0 / 2116 | -8.3 | -8.3 | 0.19 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.68")
CALCULATED VERT. DEFL.(LL) = L/ 485 (0.50")
ALLOWABLE DEFL.(TL)= L/240 (1.01")
CALCULATED VERT. DEFL.(TL) = L/ 353 (0.69")

CSI: TC=0.60/1.00 (8-10:1) , BC=0.82/1.00 (19-21:1) , WB=0.29/1.00 (12-15:1) , SSI=0.13/1.00 (6-7:8) , VR= 0.98/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (14) (INPUT = 0.95 )
JSI METAL= 0.93 (20) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ20 | 16 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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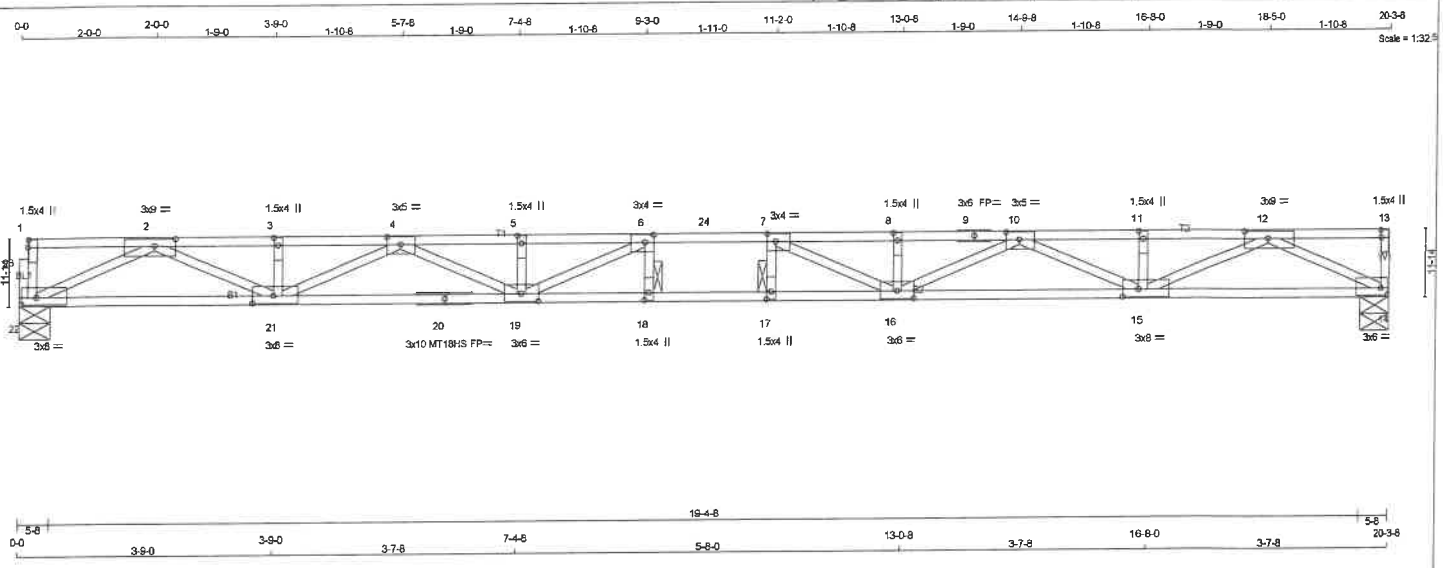
**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 9.0 | 1.250 | 3.625 |
| 3, 5, 8, 11 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 9 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 10 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.375 |
| 12 | TMWW-t | MT20 | 3.0 | 9.0 | 1.250 | 4.250 |
| 13 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 14 | BMVW1-t | MT20 | 3.0 | 6.0 | 1.250 | 1.250 |
| 15 | BMWWW-t | MT20 | 3.0 | 8.0 | 1.375 | 2.750 |
| 16 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 17 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 18 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 19 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 20 | BSF-t | MT18HS | 3.0 | 10.0 | | |
| 21 | BMWWW-t | MT20 | 3.0 | 8.0 | 1.375 | 3.750 |
| 22 | BMVWK1-t | MT20 | 3.0 | 8.0 | 1.250 | 2.625 |

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ20 | FLOOR | 16 | 1 | |

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8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:36 2025 Page 1
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Overall Truss Height: 11-14

Qty: 16 Span: 20-3-8 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Camber: 3/16 in Weight: 75 lb Board Feet: 757.33bft Last saved: April 30, 2025

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 32 |
| 2 | TMWW-t | MT20 | 3.0x | 9.0 | 1.250 | 3.625 | 32 |
| 3, 5, 8, 11 | | | | | | | |
| 3 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 32 |
| 4 | TMWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.500 | 32 |
| 6 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 32 |
| 7 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 32 |
| 9 | TSF-t | MT20 | 3.0x | 6.0 | | | 32 |
| 10 | TMWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.375 | 32 |
| 12 | TMWW-t | MT20 | 3.0x | 9.0 | 1.250 | 4.250 | 32 |
| 13 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 32 |
| 14 | BMVW1-t | MT20 | 3.0x | 6.0 | 1.250 | 1.250 | 32 |
| 15 | BMWWW-t | MT20 | 3.0x | 8.0 | 1.375 | 2.750 | 32 |
| 16 | BMWWW-t | MT20 | 3.0x | 6.0 | 1.375 | 3.000 | 32 |
| 17 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 32 |
| 18 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 32 |
| 19 | BMWWW-t | MT20 | 3.0x | 6.0 | 1.375 | 3.000 | 32 |
| 20 | BSF-t | MT18HS | 3.0x | 10.0 | | | 32 |
| 21 | BMWWW-t | MT20 | 3.0x | 8.0 | 1.375 | 3.750 | 32 |
| 22 | BMVWK1-t | MT20 | 3.0x | 8.0 | 1.250 | 2.625 | 32 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 32 | 7 | 2x4 | SPF | No.2D | 149.33 |
| 144 | 1 | 2x4 | SPF | No.2D | 96.00 |
| 16 | 14 | 2x4 | SPF | No.2D | 149.33 |
| 160 | 2 | 2x4 | SPF | No.2D | 213.33 |
| 16 | 14 | 2x4 | SPF | 2100F 1.8ED | 149.33 |

TOTAL = 757.33

| Qty | Size | Gauge | Qty | Size | Gauge |
|---|---|---|---|---|---|
| 32 | 3 X 10 | MT18HS | 128 | 3 X 6 | MT20 |
| 256 | 1.5 X 4 | MT20 | 96 | 3 X 8 | |
| 64 | 3 X 4 | | 64 | 3 X 9 | |
| 64 | 3 X 5 | | | | |

MT18HS Plate Area = 960.000 MT20 Plate Area = 9600.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T2
90.0 — (16) 2x4 No.2 SPF(flat) - 7' — 90.0
OL:6-2-0 CL:6-2-0 LS:6-2-0

PIECE: T1
90.0 — (16) 2x4 No.2 SPF(flat) - 14' — 90.0
OL:14-0-0 CL:14-0-0 LS:14-0-0

PIECE: B2
90.0 — (16) 2x4 2100F 1.8E SPF(flat) - 14' — 90.0
OL:14-0-0 CL:14-0-0 LS:14-0-0

PIECE: B1
90.0 — (16) 2x4 No.2 SPF(flat) - 7' — 90.0
OL:6-3-8 CL:6-3-8 LS:6-3-8

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W1, W1, W1, W1, W1, W1, W1, W1
90.0 — (128) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

PIECE: W2, W2, W2, W2, W2, W2, W2, W2, W2, W2
67.1 / 22.9 — (160) 2x4 No.2 SPF(flat) - 2' — 22.9 / 67.1
OL:1-10-13 CL:1-10-13 LS:1-8-11

===<<<< OTHERS >>>>===(Sq.Cut=90)

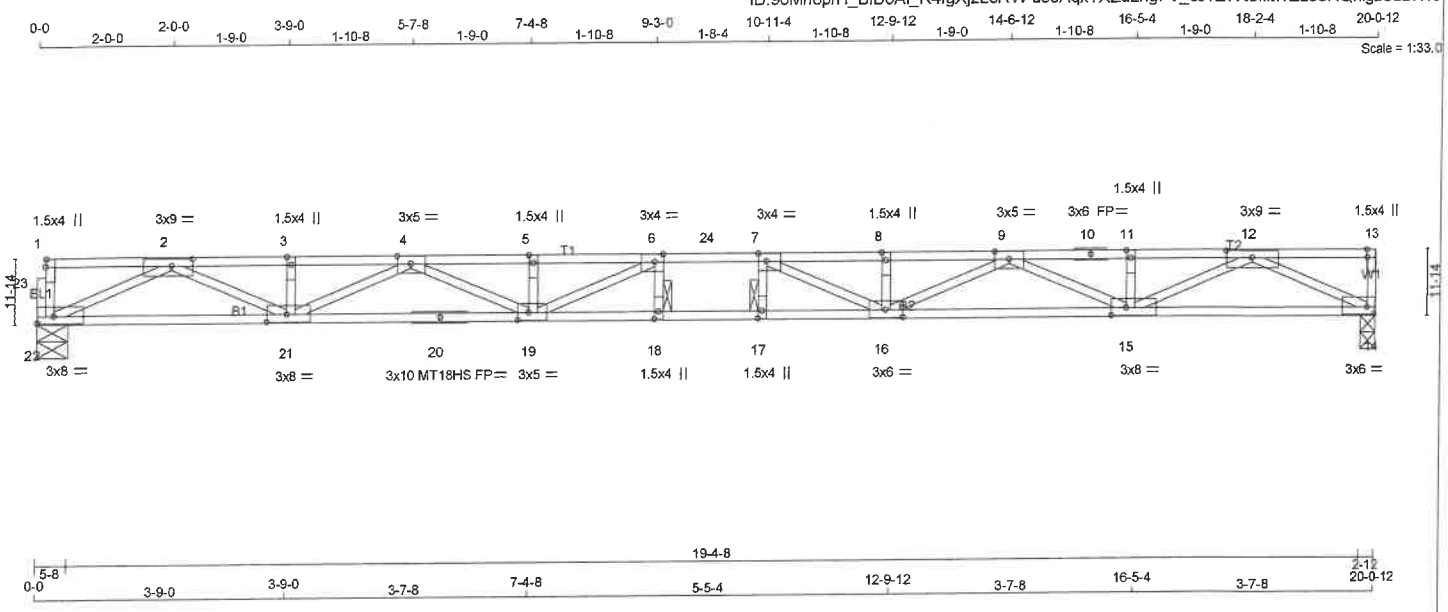
PIECE: BL1
90.0 — (16) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:6-14 CL:6-14 LS:6-14

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ20A | 8 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 8 X 75 = 597 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 22 - 23 | 2x4 | DRY,FL | No.2 | SPF |
| 22 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 10 | 2x4 | DRY,FL | No.2 | SPF |
| 10 - 13 | 2x4 | DRY,FL | No.2 | SPF |
| 22 - 20 | 2x4 | DRY,FL | No.2 | SPF |
| 20 - 14 | 2x4 | DRY,FL | 2100F 1.8E | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

DESIGN FOR VIBRATION CONTROL IS BASED ON THE CONCLUDING REPORT: 'DEVELOPMENT OF DESIGN PROCEDURES FOR VIBRATION CONTROLLED SPANS USING ENGINEERED WOOD MEMBERS' DATED SEPTEMBER 04,1997.

DESIGN PASSES VIBRATION CHECK. USE 2 X 6 DRY SPF No.2 ON EDGE STRONGBACKS AT 7-0-0 OC MAX. CHASE VERT WEBS INSIDE. STRONGBACK DESIGN IS BASED ON 3/4 SPF PLYWOOD SUBFLOOR GLUED AND SCREWED USING #8 1-3/4" SCREWS AT 6" C/C TO TRUSS TOP CHORD AND NO CEILING FASTENED TO THE TRUSS BOTTOM CHORD.

STRONGBACKS SHALL BE FASTENED TO EACH TRUSS AS PER MITEK FLOOR TRUSS STRONGBACK DETAIL MSD2020-E. WHERE STRONGBACKS ARE ATTACHED TO SINGLE TOP OR BOTTOM CHORD, 2 – 3" WOOD SCREWS(#8) MAY BE USED.

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 22 | 1041 | 0 | 1041 | 0 | 0 | 5-8 | 5-8 |
| 14 | 1053 | 0 | 1053 | 0 | 0 | 2-12 | 2-12 |

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 22 | 727 | 0 / 0 | 528 / 0 | 0 / 0 | 0 / 0 | 199 / 0 | 0 / 0 |
| 14 | 736 | 0 / 0 | 535 / 0 | 0 / 0 | 0 / 0 | 201 / 0 | 0 / 0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 22, 14

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 6.12 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (8)

| CHORDS | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 22-23 | -77 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 12-14 | -2290 / 0 | 0.26 (1) |
| 23- 1 | -77 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 22- 2 | -2394 / 0 | 0.27 (1) |
| 14-13 | -78 / 0 | 0.0 | 0.0 | 0.01 (1) | 18.23 | 15-12 | 0 / 1606 | 0.29 (1) |
| 1- 2 | -11 / 0 | -96.7 | -96.7 | 0.10 (1) | 14.58 | 2-21 | 0 / 1743 | 0.28 (1) |
| 2- 3 | -3781 / 0 | -96.7 | -96.7 | 0.27 (1) | 8.30 | 15-11 | -195 / 0 | 0.02 (5) |
| 3- 4 | -3781 / 0 | -96.7 | -96.7 | 0.28 (1) | 8.28 | 21- 3 | -171 / 2 | 0.02 (4) |
| 4- 5 | -5730 / 0 | -96.7 | -96.7 | 0.52 (1) | 6.41 | 9-15 | -1281 / 0 | 0.14 (1) |
| 5- 6 | -5730 / 0 | -96.7 | -96.7 | 0.55 (1) | 6.40 | 21- 4 | -1288 / 0 | 0.15 (1) |
| 6-24 | -6057 / 0 | -96.7 | -96.7 | 0.50 (1) | 6.12 | 16- 9 | 0 / 867 | 0.14 (1) |
| 24- 7 | -6057 / 0 | -96.7 | -96.7 | 0.50 (1) | 6.12 | 4-19 | 0 / 872 | 0.14 (1) |
| 7- 8 | -5648 / 0 | -96.7 | -96.7 | 0.54 (1) | 6.47 | 16- 8 | -227 / 35 | 0.02 (5) |
| 8- 9 | -5648 / 0 | -96.7 | -96.7 | 0.49 (1) | 6.51 | 19- 5 | -234 / 33 | 0.02 (4) |
| 9-10 | -3710 / 0 | -96.7 | -96.7 | 0.31 (1) | 8.36 | 7-16 | -826 / 274 | 0.09 (4) |
| 10-11 | -3710 / 0 | -96.7 | -96.7 | 0.31 (1) | 8.36 | 19- 6 | -755 / 321 | 0.09 (5) |
| 11-12 | -3710 / 0 | -96.7 | -96.7 | 0.31 (1) | 8.36 | 18- 6 | -163 / 149 | 0.02 (5) |
| 12-13 | 0 / 0 | -96.7 | -96.7 | 0.10 (1) | 23.33 | 17- 7 | -144 / 179 | 0.03 (4) |
| 22-21 | 0 / 2208 | -8.3 | -8.3 | 0.39 (1) | 23.33 | | | |
| 21-20 | 0 / 4944 | -8.3 | -8.3 | 0.81 (1) | 23.33 | | | |
| 20-19 | 0 / 4944 | -8.3 | -8.3 | 0.81 (1) | 23.33 | | | |
| 19-18 | 0 / 6057 | -8.3 | -8.3 | 0.51 (1) | 23.33 | | | |
| 18-17 | 0 / 6057 | -8.3 | -8.3 | 0.51 (1) | 23.33 | | | |
| 17-16 | 0 / 6057 | -8.3 | -8.3 | 0.50 (1) | 23.33 | | | |
| 16-15 | 0 / 4866 | -8.3 | -8.3 | 0.42 (1) | 23.33 | | | |
| 15-14 | 0 / 2079 | -8.3 | -8.3 | 0.19 (1) | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

ALLOWABLE DEFL.(LL)= L/360 (0.67")
CALCULATED VERT. DEFL.(LL) = L/ 502 (0.48")
ALLOWABLE DEFL.(TL)= L/240 (1.00")
CALCULATED VERT. DEFL.(TL) = L/ 365 (0.66")

CSI: TC=0.55/1.00 (5-6:1) , BC=0.81/1.00 (19-21:1) , WB=0.29/1.00 (12-15:1) , SSI=0.13/1.00 (6-7:8) , VR= 0.97/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.95 (2) (INPUT = 0.95 )
JSI METAL= 0.91 (20) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ20A | 8 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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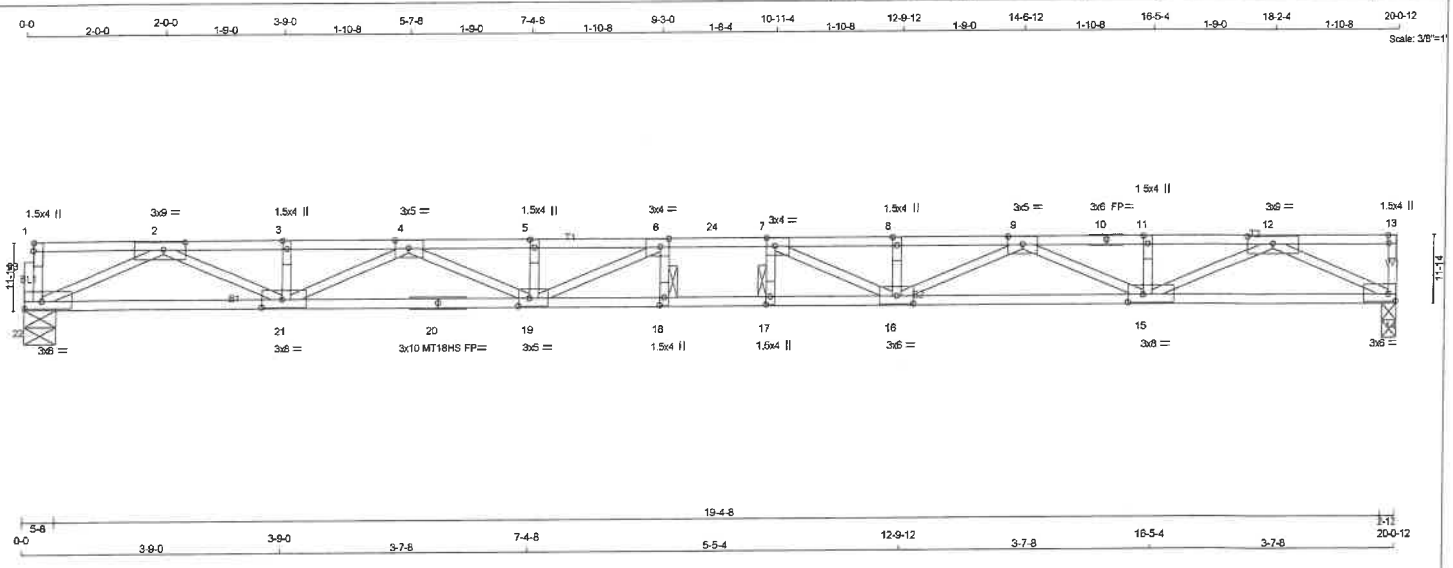
**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2 | TMWW-t | MT20 | 3.0 | 9.0 | 1.250 | 3.875 |
| 3, 5, 8, 11 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 4 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 6 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 7 | TMWW-t | MT20 | 3.0 | 4.0 | 1.375 | 1.500 |
| 9 | TMWW-t | MT20 | 3.0 | 5.0 | 1.375 | 2.500 |
| 10 | TSF-t | MT20 | 3.0 | 6.0 | | |
| 12 | TMWW-t | MT20 | 3.0 | 9.0 | 1.250 | 4.375 |
| 13 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 14 | BMVW1-t | MT20 | 3.0 | 6.0 | 1.250 | 1.375 |
| 15 | BMWWW-t | MT20 | 3.0 | 8.0 | 1.375 | 2.625 |
| 16 | BMWWW-t | MT20 | 3.0 | 6.0 | 1.375 | 3.000 |
| 17 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 18 | BMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 19 | BMWWW-t | MT20 | 3.0 | 5.0 | 1.375 | 1.875 |
| 20 | BSF-t | MT18HS | 3.0 | 10.0 | | |
| 21 | BMWWW-t | MT20 | 3.0 | 8.0 | 1.375 | 3.625 |
| 22 | BMVWK1-t | MT20 | 3.0 | 8.0 | 1.250 | 2.875 |

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ20A | FLOOR | 8 | 1 | |

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8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:37 2025 Page 1
ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-dsoAqxTXZdLhgFV_cJ?Z7NsIlM?ZL5eRQhjgzOzLWtC




Overall Truss Height: 11-14

Qty: 8 Span: 20-0-12 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Camber: 3/16 in Weight: 75 lb Board Feet: 378.67bft Last saved: April 30, 2025

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 16 |
| 2 | TMWW-t | MT20 | 3.0x | 9.0 | 1.250 | 3.875 | 16 |
| 3, 5, 8, 11 | | | | | | | |
| 3 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 16 |
| 4 | TMWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.500 | 16 |
| 6 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 16 |
| 7 | TMWW-t | MT20 | 3.0x | 4.0 | 1.375 | 1.500 | 16 |
| 9 | TMWW-t | MT20 | 3.0x | 5.0 | 1.375 | 2.500 | 16 |
| 10 | TSF-t | MT20 | 3.0x | 6.0 | | | 16 |
| 12 | TMWW-t | MT20 | 3.0x | 9.0 | 1.250 | 4.375 | 16 |
| 13 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 16 |
| 14 | BMVW1-t | MT20 | 3.0x | 6.0 | 1.250 | 1.375 | 16 |
| 15 | BMWWW-t | MT20 | 3.0x | 8.0 | 1.375 | 2.625 | 16 |
| 16 | BMWWW-t | MT20 | 3.0x | 6.0 | 1.375 | 3.000 | 16 |
| 17 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 16 |
| 18 | BMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 16 |
| 19 | BMWWW-t | MT20 | 3.0x | 5.0 | 1.375 | 1.875 | 16 |
| 20 | BSF-t | MT18HS | 3.0x | 10.0 | | | 16 |
| 21 | BMWWW-t | MT20 | 3.0x | 8.0 | 1.375 | 3.625 | 16 |
| 22 | BMVWK1-t | MT20 | 3.0x | 8.0 | 1.250 | 2.875 | 16 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 8 | 7 | 2x4 | SPF | No.2D | 37.33 |
| 72 | 1 | 2x4 | SPF | No.2D | 48.00 |
| 8 | 16 | 2x4 | SPF | No.2D | 85.33 |
| 80 | 2 | 2x4 | SPF | No.2D | 106.67 |
| 8 | 14 | 2x4 | SPF | 2100F 1.8ED | 74.67 |
| 8 | 5 | 2x4 | SPF | No.2D | 26.67 |

TOTAL = 378.67

| Qty | Size | Gauge | Qty | Size | Gauge |
|---|---|---|---|---|---|
| 16 | 3 X 10 | MT18HS | 48 | 3 X 6 | MT20 |
| 128 | 1.5 X 4 | MT20 | 48 | 3 X 8 | |
| 32 | 3 X 4 | | 32 | 3 X 9 | |
| 48 | 3 X 5 | | | | |

MT18HS Plate Area = 480.000 MT20 Plate Area = 4752.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T2
90.0 (8) 2x4 No.2 SPF(flat) - 5' 90.0
OL:4-3-7 CL:4-3-7 LS:4-3-7

PIECE: T1
90.0 (8) 2x4 No.2 SPF(flat) - 16' 90.0
OL:15-7-13 CL:15-7-13 LS:15-7-13

PIECE: B2
90.0 (8) 2x4 2100F 1.8E SPF(flat) - 14' 90.0
OL:14-0-0 CL:14-0-0 LS:14-0-0

PIECE: B1
90.0 (8) 2x4 No.2 SPF(flat) - 7' 90.0
OL:6-0-12 CL:6-0-12 LS:6-0-12

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W1, W1, W1, W1, W1, W1, W1, W1
90.0 (64) 2x4 No.2 SPF(flat) - 1' 90.0
OL:8-14 CL:8-14 LS:8-14

PIECE: W2, W2, W2, W2, W2, W2, W2, W2, W2, W2
67.1 (80) 2x4 No.2 SPF(flat) - 2' 22.9
22.9 67.1
OL:1-10-13 CL:1-10-13 LS:1-8-11

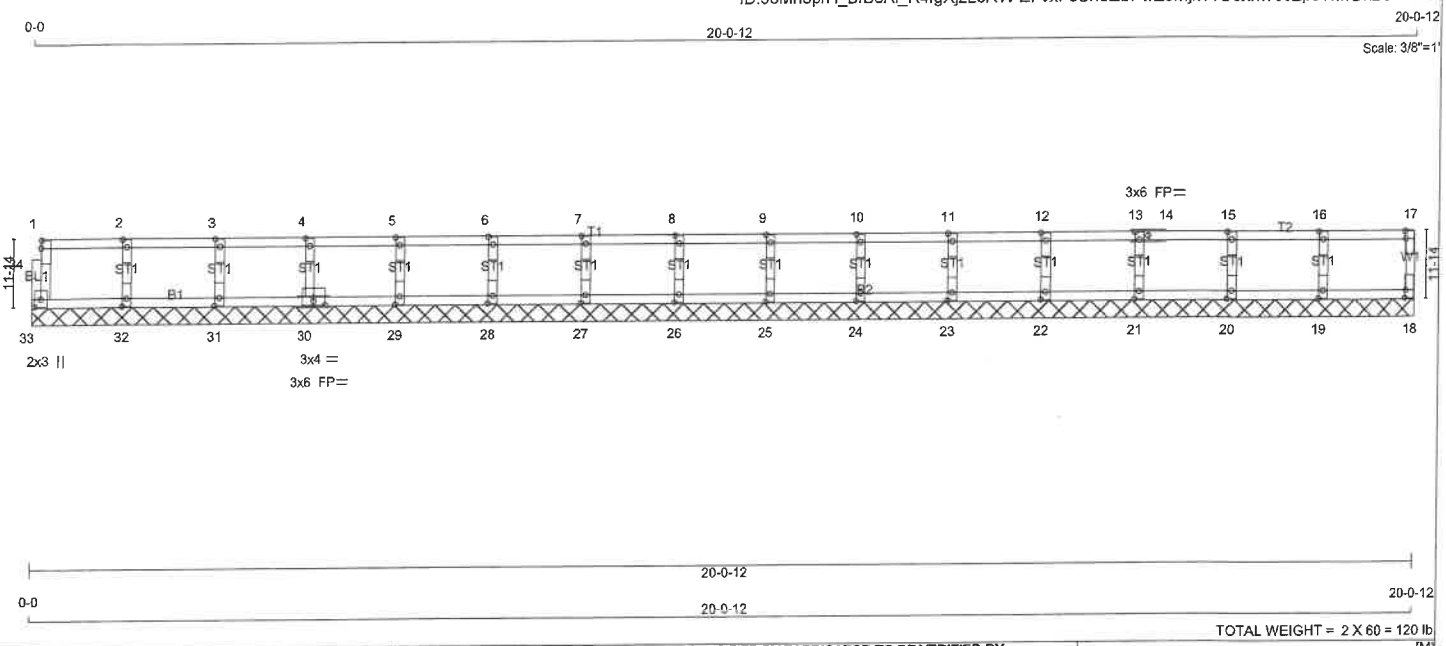
===<<<< OTHERS >>>>===(Sq.Cut=90)

PIECE: BL1
90.0 (8) 2x4 No.2 SPF(flat) - 1' 90.0
OL:6-14 CL:6-14 LS:6-14

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | OJ20B | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 60 = 120 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 33 - 34 | 2x4 | DRY,FL | No.2 | SPF |
| 33 - 1 | 2x4 | DRY,FL | No.2 | SPF |
| 18 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| 1 - 14 | 2x4 | DRY,FL | No.2 | SPF |
| 14 - 17 | 2x4 | DRY,FL | No.2 | SPF |
| 33 - 30 | 2x4 | DRY,FL | No.2 | SPF |
| 30 - 18 | 2x4 | DRY,FL | No.2 | SPF |
| ALL WEBS | 2x4 | DRY,FL | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY,FL | No.2 | SPF |

DRY: SEASONED LUMBER.

FL: INDICATE LUMBER ON FLAT

GABLE STUDS SPACED AT 1-4-0 OC.

TRUSS DESIGN NOT CHECKED FOR VIBRATION CONTROL.

**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 15, 16 | | | | | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 14 | TSF-I | MT20 | 3.0 | 6.0 | | |
| 17 | TMV+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 18 | BMV1+p | MT20 | 1.5 | 4.0 | 1.375 | 0.125 |
| 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 31, 32 | | | | | | |
| 19 | BMW1+w | MT20 | 1.5 | 4.0 | 1.375 | 0.750 |
| 30 | BSW1-I | MT20 | 3.0 | 4.0 | 1.375 | 2.000 |
| 30 | BSF-I | MT20 | 3.0 | 6.0 | | |
| 33 | BMVK1+p | MT20 | 2.0 | 3.0 | 1.375 | 1.000 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

TOP CHORD TO BE SHEATHED OR MAX. PURLIN SPACING = 14.58 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 23.33 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (3)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|---|
| 33-34 | -53 / 0 | 0.0 | 0.0 | 0.02 (1) | | 18.23 | 32- 2 | -130 / 0 | 0.01 (1) |
| 34- 1 | -53 / 0 | 0.0 | 0.0 | 0.02 (1) | | 18.23 | 31- 3 | -129 / 0 | 0.01 (1) |
| 18-17 | -63 / 0 | 0.0 | 0.0 | 0.03 (1) | | 18.23 | 30- 4 | -129 / 0 | 0.01 (1) |
| 1- 2 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 29- 5 | -129 / 0 | 0.01 (1) |
| 2- 3 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 28- 6 | -129 / 0 | 0.01 (1) |
| 3- 4 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 27- 7 | -129 / 0 | 0.01 (1) |
| 4- 5 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 26- 8 | -129 / 0 | 0.01 (1) |
| 5- 6 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 25- 9 | -129 / 0 | 0.01 (1) |
| 6- 7 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 24-10 | -129 / 0 | 0.01 (1) |
| 7- 8 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 23-11 | -127 / 0 | 0.01 (1) |
| 8- 9 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 22-12 | -135 / 0 | 0.01 (1) |
| 9-10 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 21-13 | -121 / 0 | 0.01 (1) |
| 10-11 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 20-15 | -135 / 0 | 0.01 (1) |
| 11-12 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | 19-16 | -137 / 0 | 0.01 (1) |
| 12-13 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | | | |
| 13-14 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | | | |
| 14-15 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | | | |
| 15-16 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | | | |
| 16-17 | -15 / 0 | -96.7 | -96.7 | 0.05 (1) | | 14.58 | | | |
| 33-32 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 32-31 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 31-30 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 30-29 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 29-28 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 28-27 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 27-26 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 26-25 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 25-24 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 24-23 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 23-22 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 22-21 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 21-20 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 20-19 | 0 / 15 | -8.3 | -8.3 | 0.01 (3) | | 23.33 | | | |
| 19-18 | 0 / 15 | -8.3 | -8.3 | 0.01 (1) | | 23.33 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 40.0 | PSF |
| | DL | = | 10.0 | PSF |
| BOT CH. | LL | = | 0.0 | PSF |
| | DL | = | 5.0 | PSF |
| TOTAL LOAD | | = | 55.0 | PSF |

**SPACING = 16.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR FLOOR REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
-ALL SPLICES ARE PINNED

CSI: TC=0.05/1.00 (16-17:1) , BC=0.01/1.00 (18-19:1) , WB=0.01/1.00 (16-19:1) , SSI=0.06/1.00 (16-17:1) , VR= 0.00/1.00

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.125 inches

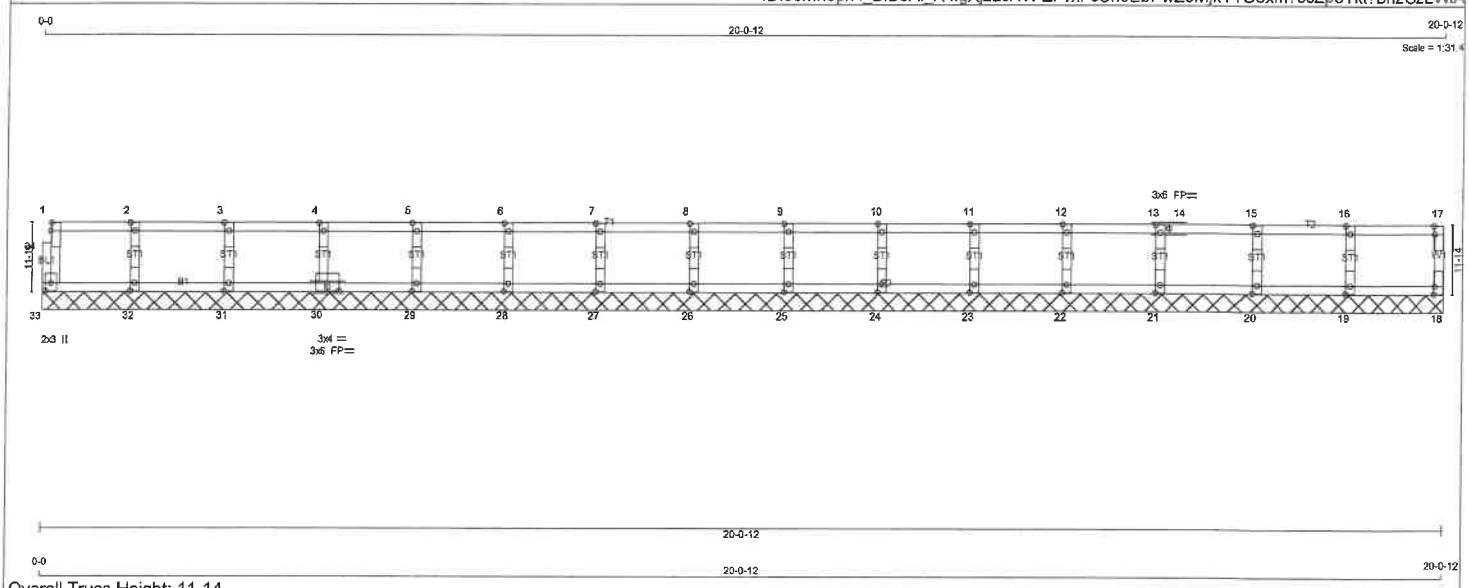
PLATE ROTATION TOL. = 0.0 Deg.

JSI GRIP= 0.70 (17) (INPUT = 0.95 )
JSI METAL= 0.08 (30) (INPUT = 1.00 )

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | OJ20B | FLOOR SUPPORTED GABL | 2 | 1 | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:39 2025 Page 1
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Overall Truss Height: 11-14

Qty: 2 Span: 20-0-12 Slope: 0.00/12, 0.00/12 Overhang: 0-0, 0-0 Loading: 40.0-10.0-0.0-5.0 Spacing: 1-4-0 o.c. Weight: 60 lb Board Feet: 77.33bft Last saved: April 30, 2025

**NOTES-**

1) All plates are 1.5x4 MT20 unless otherwise indicated.

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 15 16 | | | | | | | |
| 2 | TMW+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 4 |
| 14 | TSF-t | MT20 | 3.0x | 6.0 | | | 4 |
| 17 | TMV+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 18 | BMV1+p | MT20 | 1.5x | 4.0 | 1.375 | 0.125 | 4 |
| 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 31, 32 | | | | | | | |
| 19 | BMW1+w | MT20 | 1.5x | 4.0 | 1.375 | 0.750 | 4 |
| 30 | BSW1-I | MT20 | 3.0x | 4.0 | 1.375 | 2.000 | 4 |
| 30 | BSF-t | MT20 | 3.0x | 6.0 | | | 4 |
| 33 | BMVK1+p | MT20 | 2.0x | 3.0 | 1.375 | 1.000 | 4 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 2 | 5 | 2x4 | SPF | No.2D | 6.67 |
| 34 | 1 | 2x4 | SPF | No.2D | 22.67 |
| 4 | 16 | 2x4 | SPF | No.2D | 42.67 |
| 2 | 4 | 2x4 | SPF | No.2D | 5.33 |
| | | | | TOTAL = | 77.33 |

| Qty | Size | Gauge |
|---|---|---|
| 120 | 1.5 X 4 | MT20 |
| 4 | 2 X 3 | |
| 4 | 3 X 4 | |
| 8 | 3 X 6 | |

MT20 Plate Area = 936.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T2
90.0 — (2) 2x4 No.2 SPF(flat) - 4' — 90.0
OL:3-11-4 CL:3-11-4 LS:3-11-4

PIECE: T1
90.0 — (2) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:16-0-0 CL:16-0-0 LS:16-0-0

PIECE: B1
90.0 — (2) 2x4 No.2 SPF(flat) - 5' — 90.0
OL:4-0-12 CL:4-0-12 LS:4-0-12

PIECE: B2
90.0 — (2) 2x4 No.2 SPF(flat) - 16' — 90.0
OL:16-0-0 CL:16-0-0 LS:16-0-0

===<<<< OTHERS >>>>===(Sq.Cut=90)

PIECE: BL1
90.0 — (2) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:6-14 CL:6-14 LS:6-14

PIECE: ST1, ST1, ST1, ST1, ST1, ST1, ST1, ST1, ST1, ...
90.0 — (28) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

===<<<< WEBS >>>>===(Sq.Cut=90)

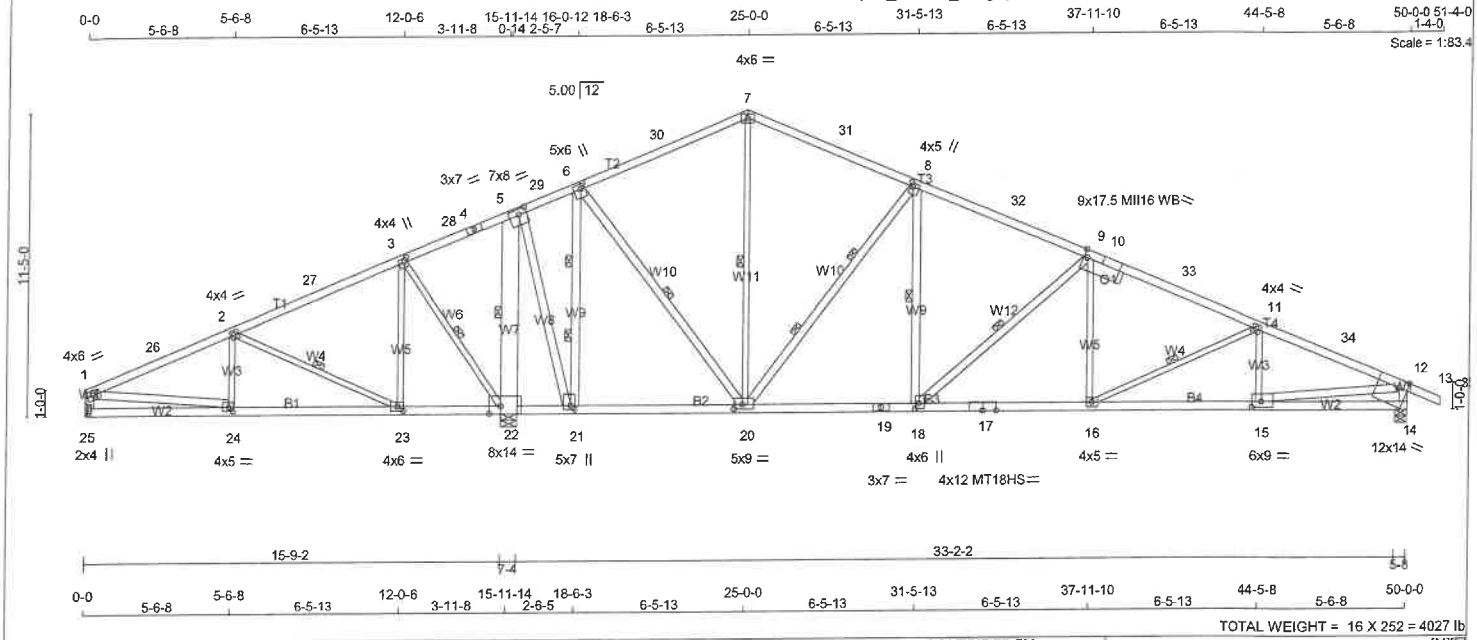
PIECE: W1, W1
90.0 — (4) 2x4 No.2 SPF(flat) - 1' — 90.0
OL:8-14 CL:8-14 LS:8-14

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R01 | 16 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 16 X 252 = 4027 lb

[M][F]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 4 | 2x4 | DRY | 2100F 1.8E | SPF |
| 4 - 7 | 2x4 | DRY | 2100F 1.8E | SPF |
| 7 - 10 | 2x4 | DRY | 2100F 1.8E | SPF |
| 10 - 13 | 2x4 | DRY | 2100F 1.8E | SPF |
| 25 - 1 | 2x4 | DRY | No.2 | SPF |
| 14 - 12 | 2x4 | DRY | No.2 | SPF |
| 25 - 22 | 2x4 | DRY | No.2 | SPF |
| 22 - 19 | 2x4 | DRY | No.2 | SPF |
| 19 - 17 | 2x4 | DRY | No.2 | SPF |
| 17 - 14 | 2x4 | DRY | 2100F 1.8E | SPF |
| ALL WEBS EXCEPT | 2x4 | DRY | No.2 | SPF |
| 24 - 2 | 2x3 | DRY | No.2 | SPF |
| 23 - 3 | 2x3 | DRY | No.2 | SPF |
| 20 - 7 | 2x3 | DRY | No.2 | SPF |
| 16 - 9 | 2x3 | DRY | No.2 | SPF |
| 15 - 11 | 2x3 | DRY | No.2 | SPF |
| 2 - 23 | 2x3 | DRY | No.2 | SPF |
| 3 - 22 | 2x3 | DRY | No.2 | SPF |
| 16 - 11 | 2x3 | DRY | No.2 | SPF |
| 22 - 5 | 2x8 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES** (table is in inches)

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMVW-t | MT20 | 4.0 | 6.0 | | |
| 2 | TMWW-t | MT20 | 4.0 | 4.0 | | |
| 3 | TMWW+t | MT20 | 4.0 | 4.0 | 1.75 | 1.50 |
| 4 | TS-t | MT20 | 3.0 | 7.0 | | |
| 5 | TMWW-t | MT20 | 7.0 | 8.0 | 2.50 | 3.50 |
| 6 | TMWW+t | MT20 | 5.0 | 6.0 | 2.25 | 1.75 |
| 7 | TTW-p | MT20 | 4.0 | 6.0 | | |
| 8 | TMWW+t | MT20 | 4.0 | 5.0 | 1.75 | 1.25 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 25 | 913 | 0 | 1560 | -341 | -419 | MECHANICAL | |
| 22 | 6911 | 0 | 6911 | 0 | -947 | 7-4 | 7-4 |
| 14 | 3643 | 0 | 4099 | 0 | -648 | 5-8 | 5-8 & 2SBP |

A SUITABLE HANGER/MECHANICAL CONNECTION IS REQUIRED AT JOINT 25. MINIMUM BEARING LENGTH AT JOINT 25 = 3-0.

PROVIDE ANCHORAGE AT BEARING JOINT 25 FOR 419 LBS FACTORED UPLIFT

Two SBP6 MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 14. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

Two RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 22. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 341 LBS FACTORED HORIZONTAL REACTION AT JOINT 25

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 25 | 650 | 909 / -338 | 299 / -41 | 0 / 0 | 0 / -166 | 98 / 0 | 0 / 0 |
| 22 | 4946 | 3542 / 0 | 627 / 0 | 0 / 0 | 0 / -1075 | 777 / 0 | 0 / 0 |
| 14 | 2593 | 2208 / -85 | 300 / -21 | 0 / 0 | 0 / -665 | 390 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 25 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 207 / -244 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 22, 14
INSTALL TWO MITEK SBP6 BEARING PLATES AT JOINT(S) 14
BEARING SIZE FACTOR = 1.15 AT JNT(S) 22 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 2.80 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 4.77 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 6-21, 8-20.
1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 7-20, 8-18, 2-23, 3-22, 6-20, 9-18, 11-16, 5-22.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (40)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM | TO | MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1-26 | -1964 / 930 | -185.9 | -185.9 | 0.69 (22) | 4.94 | 24- 2 | -108 / 384 | 0.09 (6) |
| 26- 2 | -1964 / 930 | -185.9 | -185.9 | 0.69 (22) | 4.94 | 23- 3 | -125 / 1023 | 0.23 (2) |
| 2-27 | -284 / 1383 | -185.9 | -185.9 | 0.68 (1) | 6.25 | 21- 6 | -4199 / 537 | 0.77 (1) |
| 27- 3 | -284 / 1383 | -185.9 | -185.9 | 0.68 (1) | 6.25 | 20- 7 | -300 / 470 | 0.28 (9) |
| 3-28 | -198 / 2033 | -185.9 | -185.9 | 0.65 (2) | 6.25 | 18- 8 | -242 / 1691 | 0.27 (3) |
| 28- 4 | -198 / 2033 | -185.9 | -185.9 | 0.65 (2) | 6.25 | 16- 9 | -67 / 760 | 0.17 (3) |
| 4- 5 | -198 / 2033 | -185.9 | -185.9 | 0.65 (2) | 6.25 | 15-11 | -567 / 169 | 0.10 (3) |
| 5-29 | -64 / 643 | -185.9 | -185.9 | 0.77 (2) | 6.25 | 2-23 | -1895 / 420 | 0.66 (2) |
| 29- 6 | -64 / 643 | -185.9 | -185.9 | 0.77 (2) | 6.25 | 3-22 | -2163 / 447 | 0.69 (2) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.13")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.26")
ALLOWABLE DEFL.(TL)= L/180 (2.26")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.32")

CSI: TC=0.83/1.00 (7-8:27) , BC=0.93/1.00 (16-18:3) , WB=0.96/1.00 (12-15:3) , SSI=0.62/1.00 (7-8:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |
| MII16 | 438 | 302 | 2547 | 1256 | 4283 | 1816 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.90 (23) (INPUT = 0.90 )
JSI METAL= 0.98 (19) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R01 | 16 | 1 | TRUSS DESC. | |



**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 9, 10, 12, 14 | | | | | | |
| 9 | | | | | | |
| 10 | TSWW-t | MI16 | 9.0 | 17.5 | Edge | 1.75 |
| 11 | TMWW-t | MT20 | 4.0 | 4.0 | | |
| 14 | TMBMVW1*-t | MT20 | 12.0 | 14.0 | Edge | 3.75 |
| 15 | BMWW-t | MT20 | 6.0 | 9.0 | 2.50 | 4.00 |
| 16 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 17 | BS-t | MT18HS | 4.0 | 12.0 | | |
| 18 | BMWW+t | MT20 | 4.0 | 6.0 | 2.50 | 1.75 |
| 19 | BS-t | MT20 | 3.0 | 7.0 | | |
| 20 | BMWWW-t | MT20 | 5.0 | 9.0 | 2.00 | 3.75 |
| 21 | BMWW+t | MT20 | 5.0 | 7.0 | 1.75 | 1.75 |
| 22 | BBWMW1-m | MT20 | 8.0 | 14.0 | Edge | 5.00 |
| 23 | BMWW-t | MT20 | 4.0 | 6.0 | 2.00 | 2.75 |
| 24 | BMWW-t | MT20 | 4.0 | 5.0 | 1.75 | 2.00 |
| 25 | BMV1+p | MT20 | 2.0 | 4.0 | | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

WB - INDICATES BLOCKING REQUIRED

**LOADING**

TOTAL LOAD CASES: (40)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 6-30 | -1783 / 478 | -185.9 | -185.9 | 0.77 (26) | 5.02 | 6-20 | -359 / 2907 | 0.47 (1) |
| 30-7 | -1783 / 478 | -185.9 | -185.9 | 0.77 (26) | 5.02 | 20-8 | -3160 / 654 | 0.84 (3) |
| 7-31 | -1791 / 445 | -185.9 | -185.9 | 0.83 (27) | 5.01 | 18-9 | -2196 / 455 | 0.79 (3) |
| 31-8 | -1791 / 445 | -185.9 | -185.9 | 0.83 (27) | 5.01 | 16-11 | -1185 / 293 | 0.41 (3) |
| 8-32 | -3531 / 685 | -185.9 | -185.9 | 0.78 (3) | 3.60 | 5-21 | -514 / 4631 | 0.74 (1) |
| 32-9 | -3531 / 685 | -185.9 | -185.9 | 0.78 (3) | 3.60 | 1-24 | -854 / 1879 | 0.30 (2) |
| 9-10 | -5277 / 889 | -185.9 | -185.9 | 0.77 (3) | 3.17 | 15-12 | -842 / 5991 | 0.96 (3) |
| 10-33 | -5277 / 889 | -185.9 | -185.9 | 0.77 (3) | 3.17 | 22-5 | -5284 / 594 | 0.75 (1) |
| 33-11 | -5277 / 889 | -185.9 | -185.9 | 0.77 (3) | 3.17 | | | |
| 11-34 | -6388 / 1001 | -185.9 | -185.9 | 0.81 (3) | 2.80 | | | |
| 34-12 | -6388 / 1001 | -185.9 | -185.9 | 0.81 (3) | 2.80 | | | |
| 12-35 | 0 / 90 | -185.9 | -185.9 | 0.63 (32) | 10.00 | | | |
| 35-13 | 0 / 90 | -185.9 | -185.9 | 0.63 (32) | 10.00 | | | |
| 25-1 | -1475 / 456 | 0.0 | 0.0 | 0.15 (2) | 6.74 | | | |
| 14-12 | -4003 / 665 | 0.0 | 0.0 | 0.40 (3) | 4.30 | | | |
| 25-24 | -290 / 341 | -38.2 | -38.2 | 0.26 (17) | 6.25 | | | |
| 24-23 | -853 / 1865 | -38.2 | -38.2 | 0.46 (2) | 6.25 | | | |
| 23-22 | -1278 / 470 | -38.2 | -38.2 | 0.17 (2) | 5.57 | | | |
| 22-21 | -1912 / 554 | -38.2 | -38.2 | 0.15 (4) | 4.77 | | | |
| 21-20 | -608 / 392 | -38.2 | -38.2 | 0.20 (17) | 6.25 | | | |
| 20-19 | -227 / 3272 | -38.2 | -38.2 | 0.72 (20) | 6.25 | | | |
| 19-18 | -227 / 3272 | -38.2 | -38.2 | 0.72 (20) | 6.25 | | | |
| 18-17 | -569 / 4869 | -38.2 | -38.2 | 0.93 (3) | 6.25 | | | |
| 17-16 | -569 / 4869 | -38.2 | -38.2 | 0.93 (3) | 6.25 | | | |
| 16-15 | -835 / 5944 | -38.2 | -38.2 | 0.56 (3) | 6.25 | | | |
| 15-14 | 0 / 0 | -38.2 | -38.2 | 0.15 (17) | 10.00 | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

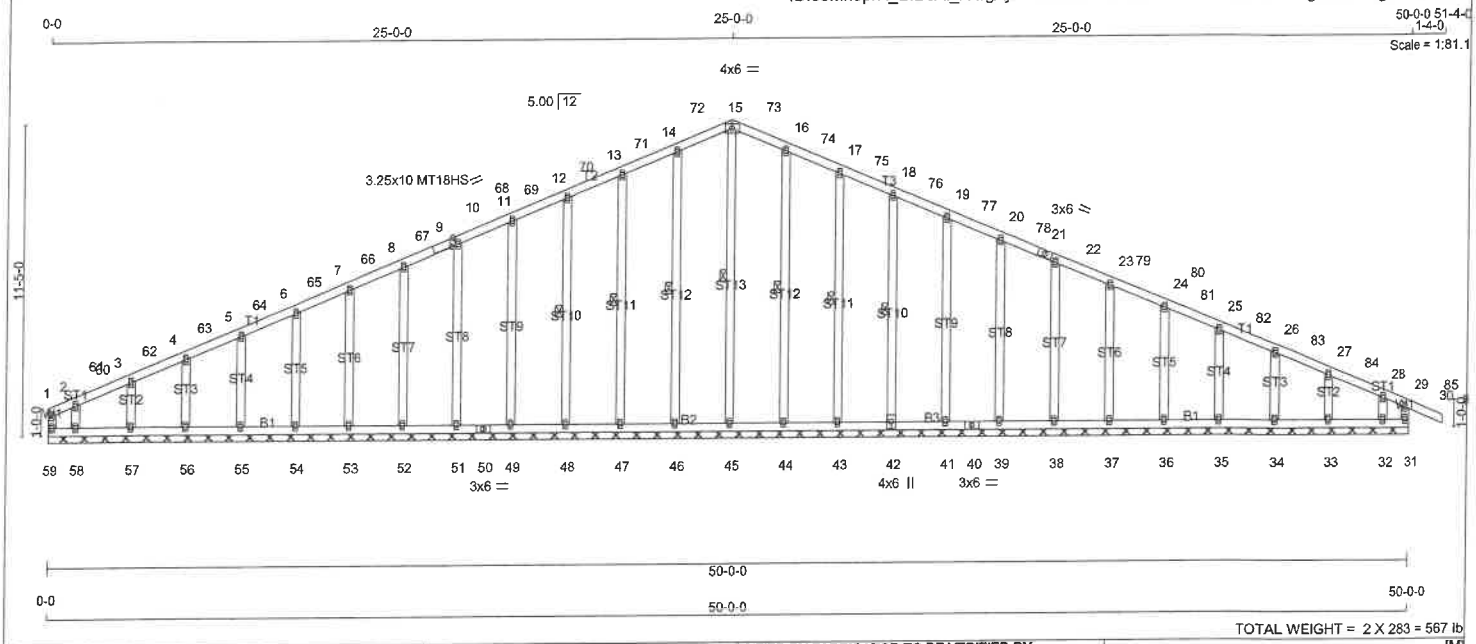
WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}. INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE. TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R01G | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 283 = 567 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 59 - 1 | 2x4 | DRY | No.2 | SPF |
| 1 - 9 | 2x4 | DRY | No.2 | SPF |
| 9 - 15 | 2x4 | DRY | No.2 | SPF |
| 15 - 21 | 2x4 | DRY | No.2 | SPF |
| 21 - 30 | 2x4 | DRY | No.2 | SPF |
| 31 - 29 | 2x4 | DRY | No.2 | SPF |
| 59 - 50 | 2x4 | DRY | No.2 | SPF |
| 50 - 42 | 2x4 | DRY | No.2 | SPF |
| 42 - 40 | 2x4 | DRY | No.2 | SPF |
| 40 - 31 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x4 | DRY | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

GABLE STUDS SPACED AT 2-0-0 OC.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 2, 3, 4, 5, 6, 7, 8, 10, 11, 12, 13, 14, 16, 17, 18, 19, 20, 22, 23, 24, 25, 26, 27, 28 | | | | | | |
| 2 | TMW+w | MT20 | 2.0 | 4.0 | | |
| 9 | TS-t | MT18HS | 3.25 | 10.0 | Edge | 2.00 |
| 15 | TTW-p | MT20 | 4.0 | 6.0 | | |
| 21 | TS-t | MT20 | 3.0 | 6.0 | | |
| 29 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 31 | BMV1+p | MT20 | 2.0 | 4.0 | | |
| 32, 33, 34, 35, 36, 37, 38, 39, 41, 43, 44, 45, 46, 47, 48, 49, 51, 52, 53, 54, 55, 56, 57, 58 | | | | | | |
| 32 | BMW1+w | MT20 | 2.0 | 4.0 | | |
| 40 | BS-t | MT20 | 3.0 | 6.0 | | |
| 42 | BSW1+l | MT20 | 4.0 | 6.0 | | |
| 50 | BS-t | MT20 | 3.0 | 6.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

PROVIDE ANCHORAGE AT ALL BEARING JOINTS FOR 150 LBS FACTORED UPLIFT EXCEPT 58:349 LBS.

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 32. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 341 LBS FACTORED HORIZONTAL REACTION AT JOINT 59

HORIZONTAL REACTIONS

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 59 | -- | 0 / 0 | 0 / 0 | 0 / 0 | 207 / -244 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 15-45, 14-46, 13-47, 12-48, 16-44, 17-43, 18-42.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (72)

| CHORDS | | | | | | WEBS | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| FR-TO | | | | | | FR-TO | | |
| 59- 1 | -449 / 89 | 0.0 | 0.0 | 0.12 (13) | 7.81 | 45-15 | -430 / 7 | 0.30 (60) |
| 1-60 | -357 / 129 | -185.9 | -185.9 | 0.19 (21) | 6.25 | 46-14 | -466 / 108 | 0.27 (59) |
| 60- 2 | -357 / 129 | -185.9 | -185.9 | 0.19 (21) | 6.25 | 47-13 | -435 / 126 | 0.22 (58) |
| 2-61 | -275 / 133 | -185.9 | -185.9 | 0.30 (21) | 6.25 | 48-12 | -439 / 119 | 0.18 (57) |
| 61- 3 | -275 / 133 | -185.9 | -185.9 | 0.30 (21) | 6.25 | 49-11 | -441 / 120 | 0.42 (56) |
| 3-62 | -228 / 160 | -185.9 | -185.9 | 0.31 (22) | 6.25 | 51-10 | -438 / 120 | 0.31 (55) |
| 62- 4 | -228 / 160 | -185.9 | -185.9 | 0.31 (22) | 6.25 | 52- 8 | -447 / 120 | 0.24 (54) |
| 4-63 | -177 / 185 | -185.9 | -185.9 | 0.31 (23) | 6.25 | 53- 7 | -450 / 120 | 0.17 (53) |
| 63- 5 | -177 / 185 | -185.9 | -185.9 | 0.31 (23) | 6.25 | 54- 6 | -453 / 120 | 0.13 (52) |
| 5-64 | -126 / 211 | -185.9 | -185.9 | 0.31 (24) | 6.25 | 55- 5 | -456 / 119 | 0.10 (51) |
| 64- 6 | -126 / 211 | -185.9 | -185.9 | 0.31 (24) | 6.25 | 56- 4 | -459 / 121 | 0.08 (50) |
| 6-65 | -74 / 237 | -185.9 | -185.9 | 0.32 (25) | 6.25 | 57- 3 | -462 / 110 | 0.07 (49) |
| 65- 7 | -74 / 237 | -185.9 | -185.9 | 0.32 (25) | 6.25 | 58- 2 | -438 / 230 | 0.06 (48) |
| 7-66 | -27 / 263 | -185.9 | -185.9 | 0.32 (26) | 6.25 | 44-16 | -467 / 101 | 0.27 (61) |
| 66- 8 | -27 / 263 | -185.9 | -185.9 | 0.32 (26) | 6.25 | 43-17 | -435 / 128 | 0.22 (62) |
| 8-67 | -26 / 289 | -185.9 | -185.9 | 0.32 (27) | 6.25 | 42-18 | -439 / 119 | 0.18 (63) |
| 67- 9 | -26 / 289 | -185.9 | -185.9 | 0.32 (27) | 6.25 | 41-19 | -441 / 120 | 0.42 (64) |
| 9-10 | -26 / 289 | -185.9 | -185.9 | 0.32 (27) | 6.25 | 39-20 | -444 / 120 | 0.32 (65) |
| 10-68 | -26 / 315 | -185.9 | -185.9 | 0.32 (28) | 6.25 | 38-22 | -447 / 120 | 0.24 (66) |
| 68-11 | -26 / 315 | -185.9 | -185.9 | 0.32 (28) | 6.25 | 37-23 | -450 / 120 | 0.17 (67) |
| 11-69 | -26 / 341 | -185.9 | -185.9 | 0.32 (29) | 6.25 | 36-24 | -453 / 120 | 0.13 (68) |
| 69-12 | -26 / 341 | -185.9 | -185.9 | 0.32 (29) | 6.25 | 35-25 | -456 / 120 | 0.10 (69) |
| 12-70 | -26 / 367 | -185.9 | -185.9 | 0.32 (30) | 6.25 | 34-26 | -458 / 120 | 0.08 (70) |
| 70-13 | -26 / 367 | -185.9 | -185.9 | 0.32 (30) | 6.25 | 33-27 | -468 / 118 | 0.07 (71) |
| 13-71 | -22 / 397 | -185.9 | -185.9 | 0.32 (31) | 6.25 | 32-28 | -426 / 409 | 0.10 (47) |
| 71-14 | -22 / 397 | -185.9 | -185.9 | 0.32 (31) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.
-OVERHANG NOT TO BE ALTERED OR CUT OFF.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.96/1.00 (29-30:47) , BC=0.19/1.00 (31-32:47) , WB=0.42/1.00 (19-41:64) , SSI=0.49/1.00 (29-30:47)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.86 (9) (INPUT = 0.90 )
JSI METAL= 0.36 (1) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R01G | 2 | 1 | TRUSS DESC. | |



**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 59 | BMV1+p | MT20 | 2.0 | 4.0 | | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

**LOADING**

TOTAL LOAD CASES: (72)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| 14-72 | -33 / 413 | -185.9 | -185.9 | 0.34 (32) | 6.25 | | | | |
| 72-15 | -33 / 413 | -185.9 | -185.9 | 0.34 (32) | 6.25 | | | | |
| 15-73 | -33 / 401 | -185.9 | -185.9 | 0.34 (33) | 6.25 | | | | |
| 73-16 | -33 / 401 | -185.9 | -185.9 | 0.34 (33) | 6.25 | | | | |
| 16-74 | -22 / 356 | -185.9 | -185.9 | 0.32 (34) | 6.25 | | | | |
| 74-17 | -22 / 356 | -185.9 | -185.9 | 0.32 (34) | 6.25 | | | | |
| 17-75 | -26 / 301 | -185.9 | -185.9 | 0.32 (35) | 6.25 | | | | |
| 75-18 | -26 / 301 | -185.9 | -185.9 | 0.32 (35) | 6.25 | | | | |
| 18-76 | -26 / 249 | -185.9 | -185.9 | 0.32 (36) | 6.25 | | | | |
| 76-19 | -26 / 249 | -185.9 | -185.9 | 0.32 (36) | 6.25 | | | | |
| 19-77 | -26 / 200 | -185.9 | -185.9 | 0.32 (37) | 6.25 | | | | |
| 77-20 | -26 / 200 | -185.9 | -185.9 | 0.32 (37) | 6.25 | | | | |
| 20-78 | -26 / 174 | -185.9 | -185.9 | 0.32 (38) | 6.25 | | | | |
| 78-21 | -26 / 174 | -185.9 | -185.9 | 0.32 (38) | 6.25 | | | | |
| 21-22 | -26 / 174 | -185.9 | -185.9 | 0.32 (38) | 6.25 | | | | |
| 22-79 | -27 / 148 | -185.9 | -185.9 | 0.32 (39) | 6.25 | | | | |
| 79-23 | -27 / 148 | -185.9 | -185.9 | 0.32 (39) | 6.25 | | | | |
| 23-80 | -27 / 122 | -185.9 | -185.9 | 0.32 (40) | 6.25 | | | | |
| 80-24 | -27 / 122 | -185.9 | -185.9 | 0.32 (40) | 6.25 | | | | |
| 24-81 | -27 / 96 | -185.9 | -185.9 | 0.31 (41) | 6.25 | | | | |
| 81-25 | -27 / 96 | -185.9 | -185.9 | 0.31 (41) | 6.25 | | | | |
| 25-82 | -62 / 70 | -185.9 | -185.9 | 0.31 (42) | 6.25 | | | | |
| 82-26 | -62 / 70 | -185.9 | -185.9 | 0.31 (42) | 6.25 | | | | |
| 26-83 | -113 / 50 | -185.9 | -185.9 | 0.31 (43) | 6.25 | | | | |
| 83-27 | -113 / 50 | -185.9 | -185.9 | 0.31 (43) | 6.25 | | | | |
| 27-84 | -162 / 63 | -185.9 | -185.9 | 0.30 (44) | 6.25 | | | | |
| 84-28 | -162 / 63 | -185.9 | -185.9 | 0.30 (44) | 6.25 | | | | |
| 28-85 | -216 / 14 | -185.9 | -185.9 | 0.66 (47) | 6.25 | | | | |
| 85-29 | -216 / 14 | -185.9 | -185.9 | 0.66 (47) | 6.25 | | | | |
| 29-86 | 0 / 90 | -185.9 | -185.9 | 0.96 (47) | 10.00 | | | | |
| 86-30 | 0 / 90 | -185.9 | -185.9 | 0.96 (47) | 10.00 | | | | |
| 31-29 | -850 / 58 | 0.0 | 0.0 | 0.29 (47) | 7.63 | | | | |
| 59-58 | -45 / 241 | -38.2 | -38.2 | 0.12 (13) | 6.25 | | | | |
| 58-57 | -48 / 241 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 57-56 | -48 / 242 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 56-55 | -49 / 243 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 55-54 | -49 / 244 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 54-53 | -50 / 245 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 53-52 | -50 / 245 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 52-51 | -50 / 246 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 51-50 | -50 / 246 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 50-49 | -50 / 246 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 49-48 | -50 / 247 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 48-47 | -51 / 247 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 47-46 | -51 / 247 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 46-45 | -51 / 247 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 45-44 | -51 / 247 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 44-43 | -51 / 247 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 43-42 | -51 / 246 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 42-41 | -50 / 245 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 41-40 | -50 / 244 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 40-39 | -50 / 244 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 39-38 | -50 / 243 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 38-37 | -50 / 242 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 37-36 | -50 / 241 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 36-35 | -49 / 240 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 35-34 | -49 / 238 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 34-33 | -48 / 235 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 33-32 | -47 / 232 | -38.2 | -38.2 | 0.04 (14) | 6.25 | | | | |
| 32-31 | -68 / 224 | -38.2 | -38.2 | 0.19 (47) | 6.25 | | | | |

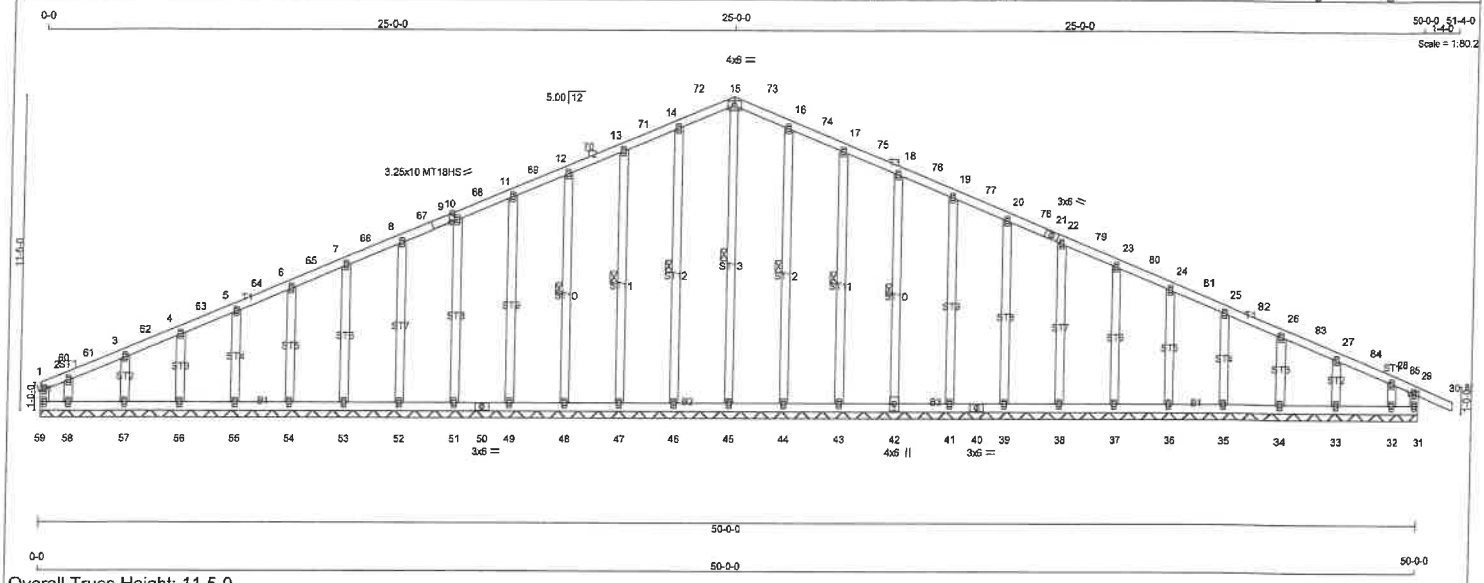
TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | R01G | Common Supported Gable | 2 | 1 | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:12 2025 Page 1
ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-s2nkaN9rSxBEAP4AeZ2ic5KwgHcV?IQlgI9rbKzLWtb




Overall Truss Height: 11-5-0

Heel to Peak: 27-5-13 Overhang Rake Distance: Left 0-0, Right 1-5-5

Qty: 2 Span: 50-0-0 Slope: 5.00/12, 0.00/12 Overhang: 0-0, 1-4-0 Loading: 57.6-5.2-10.0-7.3 Spacing: 2-0-0 o.c. Weight: 283 lb Board Feet: 361.33bft Last saved: April 30, 2025

**NOTES-**

1) All plates are 2x4 MT20 unless otherwise indicated.

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 1 | TMV+p | MT20 | 2.0x | 4.0 | | | 4 |
| 2, 3, 4, 5, 6, 7, 8, 10, 11, 12, 13, 14, 16 | | | | | | | |
| 17, 18, 19, 20, 22, 23, 24, 25, 26, 27, 28 | | | | | | | |
| 2 | TMW+w | MT20 | 2.0x | 4.0 | | | 4 |
| 9 | TS-t | MT18HS | 3.25x | 10.0 | Edge | 2.00 | 4 |
| 15 | TTW-p | MT20 | 4.0x | 6.0 | | | 4 |
| 21 | TS-t | MT20 | 3.0x | 6.0 | | | 4 |
| 29 | TMV+p | MT20 | 2.0x | 4.0 | | | 4 |
| 31 | BMV1+p | MT20 | 2.0x | 4.0 | | | 4 |

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 32, 33, 34, 35, 36, 37, 38, 39, 41, 43, 44, 45, 46 | | | | | | | |
| 47, 48, 49, 51, 52, 53, 54, 55, 56, 57, 58 | | | | | | | |
| 32 | BMW1+w | MT20 | 2.0x | 4.0 | | | 4 |
| 40 | BS-t | MT20 | 3.0x | 6.0 | | | 4 |
| 42 | BSW1+l | MT20 | 4.0x | 6.0 | | | 4 |
| 50 | BS-t | MT20 | 3.0x | 6.0 | | | 4 |
| 59 | BMV1+p | MT20 | 2.0x | 4.0 | | | 4 |

**Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.**

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 8 | 1 | 2x4 | SPF | No.2D | 5.33 |
| 8 | 12 | 2x4 | SPF | No.2D | 64.00 |
| 2 | 14 | 2x4 | SPF | No.2D | 18.67 |
| 10 | 16 | 2x4 | SPF | No.2D | 106.67 |
| 8 | 10 | 2x4 | SPF | No.2D | 53.33 |
| 4 | 8 | 2x4 | SPF | No.2D | 21.33 |
| 4 | 7 | 2x4 | SPF | No.2D | 18.67 |
| 8 | 6 | 2x4 | SPF | No.2D | 32.00 |
| 4 | 5 | 2x4 | SPF | No.2D | 13.33 |
| 4 | 4 | 2x4 | SPF | No.2D | 10.67 |
| 6 | 3 | 2x4 | SPF | No.2D | 12.00 |
| 4 | 2 | 2x4 | SPF | No.2D | 5.33 |

TOTAL = 361.33

| Qty | Size | Gauge |
|---|---|---|
| 208 | 2 X 4 | MT20 |
| 12 | 3 X 6 | |
| 8 | 4 X 6 | |
| 4 | 3.25 X 10 | MT18HS |

MT20 Plate Area = 2072.000
MT18HS Plate Area = 130.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T1, T1
90.0 — (4) 2x4 No.2 SPF - 16' — 67.4
OL:16-0-0 CL:15-11-4 LS:16-0-0

PIECE: T2
67.4 — (2) 2x4 No.2 SPF - 12' — 90.0
OL:11-2-7 CL:11-1-12 LS:11-2-7

PIECE: T3
67.4 — (2) 2x4 No.2 SPF - 14' — 90.0
OL:12-7-13 CL:12-7-1 LS:12-7-13

PIECE: B3
90.0 — (2) 2x4 No.2 SPF - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: B2
90.0 — (2) 2x4 No.2 SPF - 16' — 90.0
OL:15-0-0 CL:15-0-0 LS:15-0-0

PIECE: B1, B1
90.0 — (4) 2x4 No.2 SPF - 16' — 90.0
OL:16-0-0 CL:16-0-0 LS:16-0-0

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W1, W1
90.0 — (4) 2x4 No.2 SPF - 1' — 67.4
OL:6-3 CL:5-7 LS:6-3

===<<<< OTHERS >>>>===(Sq.Cut=90)

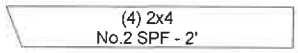
PIECE: ST1, ST1
67.4 — (4) 2x4 No.2 SPF - 1' — 90.0
OL:10-7 CL:9-11 LS:10-7

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | R01G | Common Supported Gable | 2 | 1 | |



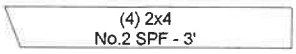
===<<<< OTHERS >>>>===(Sq.Cut=90)

PIECE: ST2, ST2



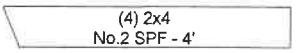

OL:1-8-7 CL:1-7-11 LS:1-8-7

PIECE: ST3, ST3



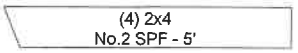

OL:2-6-7 CL:2-5-11 LS:2-6-7

PIECE: ST4, ST4



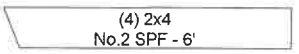

OL:3-4-7 CL:3-3-11 LS:3-4-7

PIECE: ST5, ST5



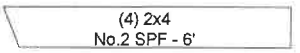

OL:4-2-7 CL:4-1-11 LS:4-2-7

PIECE: ST6, ST6



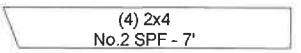

OL:5-0-7 CL:4-11-11 LS:5-0-7

PIECE: ST7, ST7



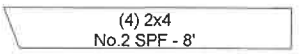

OL:5-10-7 CL:5-9-11 LS:5-10-7

PIECE: ST8, ST8



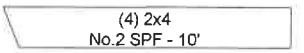

OL:6-8-7 CL:6-7-11 LS:6-8-7

PIECE: ST9, ST9



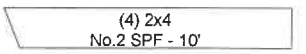

OL:7-6-7 CL:7-5-11 LS:7-6-7

PIECE: ST10, ST10



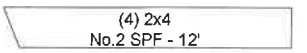

OL:8-4-7 CL:8-3-11 LS:8-4-7

PIECE: ST11, ST11



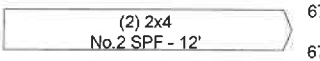

OL:9-2-7 CL:9-1-11 LS:9-2-7

PIECE: ST12, ST12




OL:10-0-7 CL:9-11-11 LS:10-0-7

PIECE: ST13



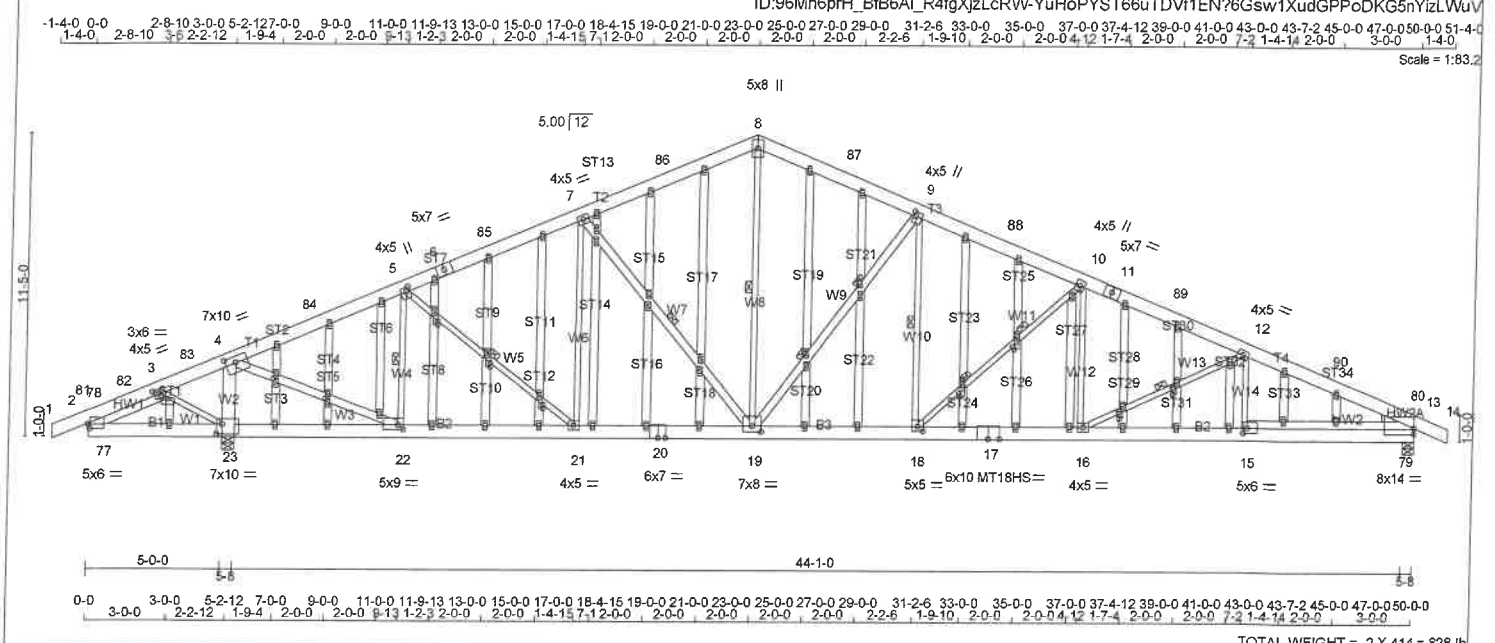

OL:10-9-11 CL:10-9-11 LS:10-9-0

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R01STG | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-YuHoPYST66uTDVf1EN?6Gsw1XudGPPoDKG5nYizLWuV




TOTAL WEIGHT = 2 X 414 = 828 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 6 | 2x6 | DRY | No.2 | SPF |
| 6 - 8 | 2x6 | DRY | No.2 | SPF |
| 8 - 11 | 2x6 | DRY | No.2 | SPF |
| 11 - 14 | 2x6 | DRY | 2100F 1.8E | SPF |
| 2 - 23 | 2x6 | DRY | No.2 | SPF |
| 23 - 20 | 2x6 | DRY | 2100F 1.8E | SPF |
| 20 - 17 | 2x6 | DRY | No.2 | SPF |
| 17 - 13 | 2x6 | DRY | 2100F 1.8E | SPF |
| REINFORCING MEMBERS | | | | |
| HW1 | 2x4 | DRY | No.2 | SPF |
| HW2 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 23 - 4 | 2x6 | DRY | No.2 | SPF |
| 4 - 22 | 2x4 | DRY | 2100F 1.8E | SPF |
| 7 - 19 | 2x4 | DRY | No.2 | SPF |
| 19 - 9 | 2x4 | DRY | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

GABLE STUDS SPACED AT 2-0-0 OC.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMBMW-I | MT20 | 5.0 | 6.0 | 2.00 | 0.75 |
| 3 | TMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.25 |
| 3 | NP-p | MT20 | 3.0 | 6.0 | 0.50 | 3.00 |
| 4 | TMWW-t | MT20 | 7.0 | 10.0 | 2.75 | 4.50 |
| 5 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.50 |
| 6 | TS-t | MT20 | 5.0 | 7.0 | | |
| 7 | TMWW-t | MT20 | 4.0 | 5.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX | HEEL WEDGE |
|---|---|---|---|---|---|---|---|---|
| 23 | 6554 | 0 | 6554 | 324 | -1304 | 5-8 | 6-3 | |
| 13 | 5183 | 0 | 5183 | 0 | -804 | 5-8 | 5-8 | 2x4 R |

Two RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 23. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 13. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 324 LBS FACTORED HORIZONTAL REACTION AT JOINT 23

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 23 | 4675 | 3402 / 0 | 558 / 0 | 0 / 0 | 0 / -1300 | 715 / 0 | 0 / 0 |
| 13 | 3697 | 2690 / 0 | 442 / -35 | 0 / 0 | 0 / -866 | 565 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 23 | — | 0 / 0 | 0 / 0 | 0 / 0 | 232 / -232 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 23, 13
BEARING SIZE FACTOR = 1.15 AT JNT(S) 23, 13 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 2.41 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 5-22, 5-21, 7-19, 8-19, 9-18, 12-16.
2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 9-19, 10-18.

**LOADING**

TOTAL LOAD CASES: (43)

CHORDS

| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM | TO | MAX (PLF) CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1-81 | 0 / 11 | -185.9 | -185.9 | 0.48 (19) | 10.00 |
| 81-2 | 0 / 11 | -185.9 | -185.9 | 0.48 (19) | 10.00 |
| 2-78 | -165 / 499 | -185.9 | -185.9 | 0.14 (19) | 6.25 |
| 78-82 | -49 / 378 | -185.9 | -185.9 | 0.20 (21) | 6.25 |
| 82- 3 | -49 / 378 | -185.9 | -185.9 | 0.20 (21) | 6.25 |
| 3-83 | -590 / 1867 | -185.9 | -185.9 | 0.74 (2) | 6.25 |
| 83- 4 | -590 / 1867 | -185.9 | -185.9 | 0.74 (2) | 6.25 |
| 4-84 | -5000 / 540 | -185.9 | -185.9 | 0.69 (1) | 3.27 |
| 84- 5 | -5000 / 540 | -185.9 | -185.9 | 0.69 (1) | 3.27 |
| 5- 6 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 |
| 6-85 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 |
| 85- 7 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 |
| 7-86 | -5302 / 856 | -185.9 | -185.9 | 0.78 (1) | 3.05 |
| 86- 8 | -5302 / 856 | -185.9 | -185.9 | 0.78 (1) | 3.05 |
| 8-87 | -5299 / 825 | -185.9 | -185.9 | 0.72 (3) | 3.16 |
| 87- 9 | -5299 / 825 | -185.9 | -185.9 | 0.72 (3) | 3.16 |
| 9-88 | -6935 / 1053 | -185.9 | -185.9 | 0.88 (3) | 2.61 |
| 88-10 | -6935 / 1053 | -185.9 | -185.9 | 0.88 (3) | 2.61 |
| 10-11 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 |
| 11-89 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 |
| 89-12 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 |

WEBS

| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 3-23 | -635 / 269 | 0.14 (34) |
| 23- 4 | -6071 / 1079 | 0.54 (1) |
| 4-22 | -966 / 6485 | 0.49 (1) |
| 22- 5 | -2178 / 433 | 0.48 (1) |
| 5-21 | -174 / 1042 | 0.23 (1) |
| 21- 7 | -493 / 199 | 0.67 (8) |
| 7-19 | -1503 / 398 | 0.85 (2) |
| 19- 8 | -470 / 3081 | 0.69 (1) |
| 19- 9 | -3073 / 637 | 0.77 (3) |
| 9-18 | -248 / 1697 | 0.38 (3) |
| 18-10 | -2182 / 450 | 0.95 (3) |
| 16-10 | -80 / 801 | 0.18 (3) |
| 16-12 | -1130 / 283 | 0.37 (3) |
| 15-12 | -407 / 156 | 0.07 (7) |
| 77-78 | -497 / 160 | 0.00 (1) |
| 77- 3 | -505 / 1087 | 0.17 (2) |
| 15-80 | -468 / 3961 | 0.64 (1) |
| 79-80 | 0 / 905 | 0.00 (1) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.49")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.35")
ALLOWABLE DEFL.(TL)= L/180 (2.98")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.44")

CANTILEVER DEFLECTION:
ALLOWABLE DEFL.(LL)= L/120 (0.52")
CALCULATED VERT. DEFL.(LL) = L/ 999 ( 0.05")
ALLOWABLE DEFL.(TL)= L/167 (0.38")
CALCULATED VERT. DEFL.(TL) = L/ 999 ( 0.06")

CSI: TC=0.88/1.00 (9-10:3) , BC=1.00/1.00 (16-18:1) , WB=0.95/1.00 (10-18:3) , SSI=0.59/1.00 (13-80:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R01STG | 2 | 1 | TRUSS DESC. | |



**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 8 | TTW+p | MT20 | 5.0 | 8.0 | | |
| 9 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.25 |
| 10 | TMWW+t | MT20 | 4.0 | 5.0 | | |
| 11 | TS-t | MT20 | 5.0 | 7.0 | | |
| 12 | TMWW-t | MT20 | 4.0 | 5.0 | | |
| 13 | TMBMW1-l | MT20 | 8.0 | 14.0 | 2.75 | |
| 15 | BMWW-t | MT20 | 5.0 | 6.0 | 2.25 | 1.75 |
| 16 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 17 | BS-t | MT18HS | 6.0 | 10.0 | | |
| 18 | BMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 2.50 |
| 19 | BMWWW-t | MT20 | 7.0 | 8.0 | 2.50 | 4.00 |
| 20 | BS-t | MT20 | 6.0 | 7.0 | | |
| 21 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 22 | BMWW-t | MT20 | 5.0 | 9.0 | 2.00 | 2.25 |
| 23 | BBWMW1-m | MT20 | 7.0 | 10.0 | 4.50 | 2.50 |
| 24, 24, 25, 26, 27, 27, 28, 29, 30, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 53, 54, 55, 56, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76 | | | | | | |
| 24 | NP+w | MT20 | 2.0 | 4.0 | | |
| 33, 36, 39 | | | | | | |
| 33 | NP+w | MT20 | 2.0 | 4.0 | 1.75 | |
| 44 | NP+w | MT20 | 2.0 | 4.0 | 1.75 | 1.00 |
| 47 | NP+w | MT20 | 2.0 | 4.0 | 1.75 | 1.00 |
| 59 | NP+w | MT20 | 2.0 | 4.0 | 1.25 | 0.50 |
| 62 | NP+w | MT20 | 2.0 | 4.0 | 1.25 | 0.50 |
| 67 | NP+t | MT20 | 2.0 | 4.0 | 2.00 | 0.75 |
| 70 | NP+t | MT20 | 2.0 | 4.0 | 2.00 | 0.75 |

**LOADING**

TOTAL LOAD CASES: (43)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | WEBS MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 12-90 | -9211 / 1361 | -185.9 | -185.9 | 0.50 (3) | 3.33 | | | |
| 90-80 | -9211 / 1361 | -185.9 | -185.9 | 0.50 (3) | 3.33 | | | |
| 80-13 | -7134 / 974 | -185.9 | -185.9 | 0.38 (3) | 3.80 | | | |
| 13-91 | 0 / 11 | -185.9 | -185.9 | 0.26 (31) | 10.00 | | | |
| 91-14 | 0 / 11 | -185.9 | -185.9 | 0.26 (31) | 10.00 | | | |
| 2-77 | -332 / 56 | -38.2 | -38.2 | 0.07 (17) | 6.25 | | | |
| 77-23 | -1094 / 428 | -38.2 | -38.2 | 0.10 (13) | 6.25 | | | |
| 23-22 | -1624 / 595 | -38.2 | -38.2 | 0.08 (17) | 6.25 | | | |
| 22-21 | -565 / 4610 | -38.2 | -38.2 | 0.27 (1) | 6.25 | | | |
| 21-20 | -602 / 5413 | -38.2 | -38.2 | 0.75 (1) | 6.25 | | | |
| 20-19 | -602 / 5413 | -38.2 | -38.2 | 0.75 (1) | 6.25 | | | |
| 19-18 | -555 / 6412 | -38.2 | -38.2 | 0.87 (1) | 6.25 | | | |
| 18-17 | -884 / 7757 | -38.2 | -38.2 | 1.00 (1) | 6.25 | | | |
| 17-16 | -884 / 7757 | -38.2 | -38.2 | 1.00 (1) | 6.25 | | | |
| 16-15 | -1136 / 8477 | -38.2 | -38.2 | 0.49 (1) | 6.25 | | | |
| 15-79 | -672 / 4544 | -38.2 | -38.2 | 0.33 (1) | 6.25 | | | |
| 79-13 | -672 / 4544 | -38.2 | -38.2 | 0.33 (1) | 6.25 | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

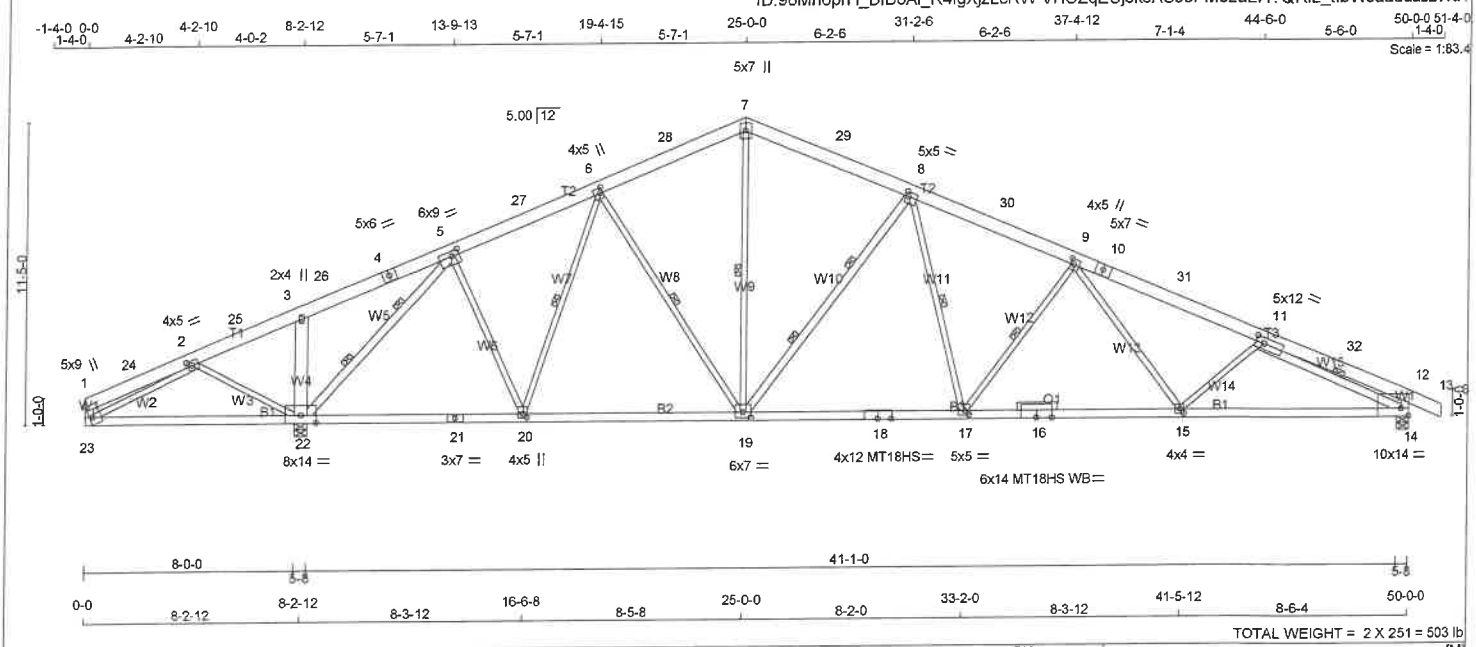
JSI GRIP= 0.89 (18) (INPUT = 0.90 )
JSI METAL= 0.99 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R02 | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 251 = 503 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 4 | 2x6 | DRY | No.2 | SPF |
| 4 - 7 | 2x6 | DRY | 2100F 1.8E | SPF |
| 7 - 10 | 2x6 | DRY | 2100F 1.8E | SPF |
| 10 - 13 | 2x6 | DRY | 2100F 1.8E | SPF |
| 23 - 1 | 2x4 | DRY | No.2 | SPF |
| 14 - 12 | 2x4 | DRY | No.2 | SPF |
| 23 - 21 | 2x4 | DRY | 2100F 1.8E | SPF |
| 21 - 18 | 2x4 | DRY | 2100F 1.8E | SPF |
| 18 - 16 | 2x4 | DRY | 2100F 1.8E | SPF |
| 16 - 14 | 2x4 | DRY | 2100F 1.8E | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 22 - 3 | 2x6 | DRY | No.2 | SPF |
| 22 - 5 | 2x4 | DRY | 2100F 1.8E | SPF |
| 19 - 8 | 2x4 | DRY | No.2 | SPF |
| 11 - 14 | 2x4 | DRY | 2100F 1.8E | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1, 12, 14, 23 | | | | | | |
| 1 | | | | | | |
| 1 | TMBMVW*+h | MT20 | 5.0 | 9.0 | 5.75 | Edge |
| 2 | TMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.00 |
| 3 | TMW+w | MT20 | 2.0 | 4.0 | | |
| 4 | TS-t | MT20 | 5.0 | 6.0 | | |
| 5 | TMWW-t | MT20 | 6.0 | 9.0 | 2.25 | 3.25 |
| 6 | TMWW+t | MT20 | 4.0 | 5.0 | 2.50 | 1.25 |
| 7 | TTW+p | MT20 | 5.0 | 7.0 | | |
| 8 | TMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 1.25 |
| 9 | TMWW+t | MT20 | 4.0 | 5.0 | 2.50 | 1.75 |
| 10 | TS-t | MT20 | 5.0 | 7.0 | | |
| 11 | TMWW-t | MT20 | 5.0 | 12.0 | 2.50 | 3.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 22 | 6709 | 0 | 6709 | -342 | -1495 | 5-8 | 5-8 & 2SBP |
| 14 | 4765 | 0 | 4963 | 0 | -751 | 5-8 | 5-8 & 2SBP |

Two SBP6 MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 22 AND 14. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 342 LBS FACTORED HORIZONTAL REACTION AT JOINT 22

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 22 | 4797 | 3450 / 0 | 599 / 0 | 0 / 0 | 0 / -1453 | 748 / 0 | 0 / 0 |
| 14 | 3396 | 2611 / 0 | 401 / -59 | 0 / 0 | 0 / -803 | 517 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 22 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 207 / -244 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 22, 14
INSTALL TWO MiTEK SBP6 BEARING PLATES AT JOINT(S) 22, 14
BEARING SIZE FACTOR = 1.15 AT JNT(S) 22, 14 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 3.63 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 5-22, 8-19.
1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 6-20, 6-19, 7-19, 8-17, 9-17, 11-14.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (38)

CHORDS

| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1-24 | -3 / 45 | -185.9 | -185.9 | 0.38 (20) | 6.25 |
| 24- 2 | -3 / 45 | -185.9 | -185.9 | 0.38 (20) | 6.25 |
| 2-25 | -741 / 2112 | -185.9 | -185.9 | 0.66 (2) | 6.25 |
| 25- 3 | -741 / 2112 | -185.9 | -185.9 | 0.66 (2) | 6.25 |
| 3-26 | -615 / 2107 | -185.9 | -185.9 | 0.66 (2) | 6.25 |
| 26- 4 | -615 / 2107 | -185.9 | -185.9 | 0.66 (2) | 6.25 |
| 4- 5 | -615 / 2107 | -185.9 | -185.9 | 0.66 (2) | 6.25 |
| 5-27 | -3612 / 490 | -185.9 | -185.9 | 0.26 (23) | 5.23 |
| 27- 6 | -3612 / 490 | -185.9 | -185.9 | 0.26 (23) | 5.23 |
| 6-28 | -4228 / 728 | -185.9 | -185.9 | 0.30 (24) | 4.90 |
| 28- 7 | -4228 / 728 | -185.9 | -185.9 | 0.30 (24) | 4.90 |
| 7-29 | -4235 / 693 | -185.9 | -185.9 | 0.33 (25) | 4.83 |
| 29- 8 | -4235 / 693 | -185.9 | -185.9 | 0.33 (25) | 4.83 |
| 8-30 | -6269 / 1006 | -185.9 | -185.9 | 0.39 (3) | 4.07 |
| 30- 9 | -6269 / 1006 | -185.9 | -185.9 | 0.39 (3) | 4.07 |
| 9-10 | -7758 / 1204 | -185.9 | -185.9 | 0.49 (3) | 3.63 |
| 10-31 | -7758 / 1204 | -185.9 | -185.9 | 0.49 (3) | 3.63 |
| 31-11 | -7758 / 1204 | -185.9 | -185.9 | 0.49 (3) | 3.63 |
| 11-32 | -5 / 95 | -185.9 | -185.9 | 0.29 (28) | 6.25 |
| 32-12 | -5 / 95 | -185.9 | -185.9 | 0.29 (28) | 6.25 |

WEBS

| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 2-22 | -1210 / 389 | 0.43 (2) |
| 22- 3 | -1142 / 302 | 0.14 (2) |
| 22- 5 | -6464 / 1024 | 0.70 (1) |
| 5-20 | -211 / 1899 | 0.43 (1) |
| 20- 6 | -1523 / 309 | 0.88 (1) |
| 6-19 | -624 / 778 | 0.47 (9) |
| 19- 7 | -377 / 2325 | 0.52 (1) |
| 19- 8 | -3018 / 647 | 0.77 (3) |
| 8-17 | -314 / 1947 | 0.44 (3) |
| 17- 9 | -1953 / 463 | 0.68 (3) |
| 9-15 | -138 / 942 | 0.21 (3) |
| 15-11 | -666 / 299 | 0.19 (10) |
| 23- 2 | -564 / 1056 | 0.34 (19) |
| 11-14 | -8625 / 1219 | 0.99 (3) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(60 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.39")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.34")
ALLOWABLE DEFL.(TL)= L/180 (2.78")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.44")

CANTILEVER DEFLECTION:
ALLOWABLE DEFL.(LL)= L/120 (0.82")
CALCULATED VERT. DEFL.(LL) = L/ 419 ( 0.24")
ALLOWABLE DEFL.(TL)= L/263 (0.38")
CALCULATED VERT. DEFL.(TL) = L/ 527 ( 0.19")

CSI: TC=0.66/1.00 (2-3:2) , BC=0.79/1.00 (14-15:3) , WB=0.99/1.00 (11-14:3) , SSI=0.46/1.00 (9-11:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R02 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



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**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 14 | TMBMWW1*-t | MT20 | 10.0 | 14.0 | 3.50 | Edge |
| 15 | BMWW-t | MT20 | 4.0 | 4.0 | 2.00 | 1.75 |
| 16 | BS-t | MT18HS | 6.0 | 14.0 | | |
| 17 | BMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 2.00 |
| 18 | BS-t | MT18HS | 4.0 | 12.0 | | |
| 19 | BMWWW-t | MT20 | 6.0 | 7.0 | 2.50 | 3.50 |
| 20 | BMWW-t | MT20 | 4.0 | 5.0 | 1.75 | 1.75 |
| 21 | BS-t | MT20 | 3.0 | 7.0 | | |
| 22 | BMWWW1-t | MT20 | 8.0 | 14.0 | Edge | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

WB - INDICATES BLOCKING REQUIRED

**LOADING**

TOTAL LOAD CASES: (38)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 12-33 | 0 / 90 | -185.9 | -185.9 | 0.26 (30) | 10.00 | | | |
| 33-13 | 0 / 90 | -185.9 | -185.9 | 0.26 (30) | 10.00 | | | |
| 23- 1 | -461 / 97 | 0.0 | 0.0 | 0.07 (19) | 7.81 | | | |
| 14-12 | -794 / 210 | 0.0 | 0.0 | 0.08 (3) | 7.81 | | | |
| 23-22 | -920 / 492 | -38.2 | -38.2 | 0.37 (5) | 6.25 | | | |
| 22-21 | -151 / 2589 | -38.2 | -38.2 | 0.49 (4) | 6.25 | | | |
| 21-20 | -151 / 2589 | -38.2 | -38.2 | 0.49 (4) | 6.25 | | | |
| 20-19 | -268 / 3813 | -38.2 | -38.2 | 0.49 (1) | 6.25 | | | |
| 19-18 | -433 / 5384 | -38.2 | -38.2 | 0.61 (1) | 6.25 | | | |
| 18-17 | -433 / 5384 | -38.2 | -38.2 | 0.61 (1) | 6.25 | | | |
| 17-16 | -777 / 6738 | -38.2 | -38.2 | 0.71 (1) | 6.25 | | | |
| 16-15 | -777 / 6738 | -38.2 | -38.2 | 0.71 (1) | 6.25 | | | |
| 15-14 | -1077 / 7623 | -38.2 | -38.2 | 0.79 (3) | 6.25 | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY

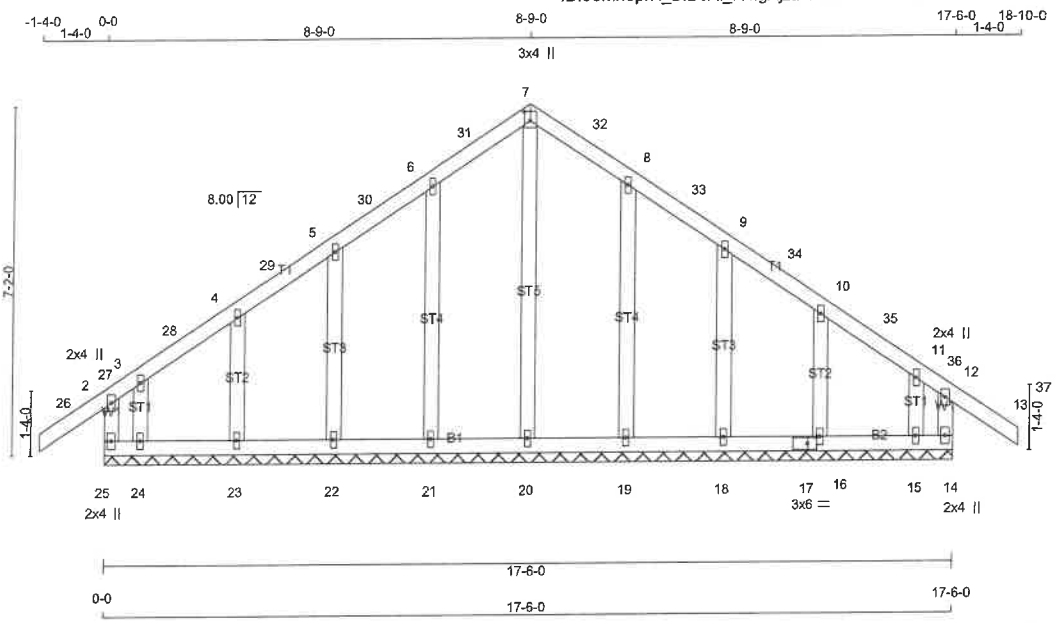
JSI GRIP= 0.90 (19) (INPUT = 0.90 )
JSI METAL= 1.00 (16) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R02G | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 87 = 175 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 25 - 2 | 2x4 | DRY | No.2 | SPF |
| 1 - 7 | 2x4 | DRY | No.2 | SPF |
| 7 - 13 | 2x4 | DRY | No.2 | SPF |
| 14 - 12 | 2x4 | DRY | No.2 | SPF |
| 25 - 17 | 2x4 | DRY | No.2 | SPF |
| 17 - 14 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x4 | DRY | No.2 | SPF |
| ALL GABLE WEBS | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

GABLE STUDS SPACED AT 2-0-0 OC.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 3, 4, 5, 6, 8, 9, 10, 11 | | | | | | |
| 3 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 7 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 12 | TMV+p | MT20 | 2.0 | 4.0 | | |
| 14 | BMV1+p | MT20 | 2.0 | 4.0 | | |
| 15, 16, 18, 19, 20, 21, 22, 23, 24 | | | | | | |
| 15 | BMW1+w | MT20 | 1.5 | 4.0 | | |
| 17 | BS-t | MT20 | 3.0 | 6.0 | 1.50 | 2.25 |
| 25 | BMV1+p | MT20 | 2.0 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

THIS TRUSS DESIGNED FOR CONTINUOUS BEARINGS.

THIS TRUSS REQUIRES RIGID SHEATHING ON EXPOSED FACE.

PROVIDE ANCHORAGE AT ALL BEARING JOINTS FOR 150 LBS FACTORED UPLIFT EXCEPT 25:247 LBS,14:153 LBS,24:530 LBS.

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 15. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 300 LBS FACTORED HORIZONTAL REACTION AT JOINT 25

HORIZONTAL REACTIONS

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 25 | — | 0 / 0 | 0 / 0 | 0 / 0 | 214 / -214 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S)

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (41)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| FR-TO | | | | | | FR-TO | | | |
| 25- 2 | -924 / 137 | 0.0 | 0.0 | 0.23 (19) | 7.62 | 20- 7 | -467 / 3 | 0.29 (1) | |
| 1-26 | 0 / 130 | -185.9 | -185.9 | 0.73 (19) | 10.00 | 21- 6 | -451 / 148 | 0.18 (36) | |
| 26- 2 | 0 / 130 | -185.9 | -185.9 | 0.73 (19) | 10.00 | 22- 5 | -452 / 153 | 0.10 (35) | |
| 2-27 | -224 / 208 | -185.9 | -185.9 | 0.49 (19) | 6.25 | 23- 4 | -456 / 150 | 0.07 (34) | |
| 27- 3 | -224 / 208 | -185.9 | -185.9 | 0.49 (19) | 6.25 | 24- 3 | -399 / 505 | 0.09 (19) | |
| 3-28 | -142 / 149 | -185.9 | -185.9 | 0.23 (22) | 6.25 | 19- 8 | -451 / 146 | 0.18 (38) | |
| 28- 4 | -142 / 149 | -185.9 | -185.9 | 0.23 (22) | 6.25 | 18- 9 | -452 / 153 | 0.10 (39) | |
| 4-29 | -98 / 154 | -185.9 | -185.9 | 0.24 (23) | 6.25 | 16-10 | -456 / 151 | 0.07 (40) | |
| 29- 5 | -98 / 154 | -185.9 | -185.9 | 0.24 (23) | 6.25 | 15-11 | -399 / 505 | 0.09 (32) | |
| 5-30 | -53 / 202 | -185.9 | -185.9 | 0.24 (24) | 6.25 | | | | |
| 30- 6 | -53 / 202 | -185.9 | -185.9 | 0.24 (24) | 6.25 | | | | |
| 6-31 | -39 / 239 | -185.9 | -185.9 | 0.25 (25) | 6.25 | | | | |
| 31- 7 | -39 / 239 | -185.9 | -185.9 | 0.25 (25) | 6.25 | | | | |
| 7-32 | -39 / 219 | -185.9 | -185.9 | 0.25 (26) | 6.25 | | | | |
| 32- 8 | -39 / 219 | -185.9 | -185.9 | 0.25 (26) | 6.25 | | | | |
| 8-33 | -30 / 167 | -185.9 | -185.9 | 0.24 (27) | 6.25 | | | | |
| 33- 9 | -30 / 167 | -185.9 | -185.9 | 0.24 (27) | 6.25 | | | | |
| 9-34 | -46 / 119 | -185.9 | -185.9 | 0.24 (28) | 6.25 | | | | |
| 34-10 | -46 / 119 | -185.9 | -185.9 | 0.24 (28) | 6.25 | | | | |
| 10-35 | -90 / 104 | -185.9 | -185.9 | 0.23 (29) | 6.25 | | | | |
| 35-11 | -90 / 104 | -185.9 | -185.9 | 0.23 (29) | 6.25 | | | | |
| 11-36 | -162 / 140 | -185.9 | -185.9 | 0.49 (32) | 6.25 | | | | |
| 36-12 | -162 / 140 | -185.9 | -185.9 | 0.49 (32) | 6.25 | | | | |
| 12-37 | 0 / 130 | -185.9 | -185.9 | 0.73 (32) | 10.00 | | | | |
| 37-13 | 0 / 130 | -185.9 | -185.9 | 0.73 (32) | 10.00 | | | | |
| 14-12 | -924 / 94 | 0.0 | 0.0 | 0.23 (32) | 7.62 | | | | |
| 25-24 | -128 / 170 | -38.2 | -38.2 | 0.11 (11) | 6.25 | | | | |
| 24-23 | -120 / 169 | -38.2 | -38.2 | 0.04 (11) | 6.25 | | | | |
| 23-22 | -118 / 171 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | | |
| 22-21 | -117 / 173 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP | CH. | LL = | 57.7 | PSF |
| | | DL = | 5.2 | PSF |
| BOT | CH. | LL = | 10.0 | PSF |
| | | DL = | 7.3 | PSF |
| TOTAL | LOAD | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.
-OVERHANG NOT TO BE ALTERED OR CUT OFF.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.73/1.00 (12-13:32) , BC=0.11/1.00 (24-25:11) , WB=0.29/1.00 (7-20:1) , SSI=0.38/1.00 (2-3:19)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.78 (11) (INPUT = 0.90 )
JSI METAL= 0.43 (2) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R02G | 2 | 1 | TRUSS DESC. | |



**LOADING**
TOTAL LOAD CASES: (41)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 21-20 | -116 / 174 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | |
| 20-19 | -116 / 174 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | |
| 19-18 | -115 / 171 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | |
| 18-17 | -114 / 168 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | |
| 17-16 | -114 / 168 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | |
| 16-15 | -112 / 164 | -38.2 | -38.2 | 0.03 (14) | 6.25 | | | |
| 15-14 | -107 / 156 | -38.2 | -38.2 | 0.10 (14) | 6.25 | | | |

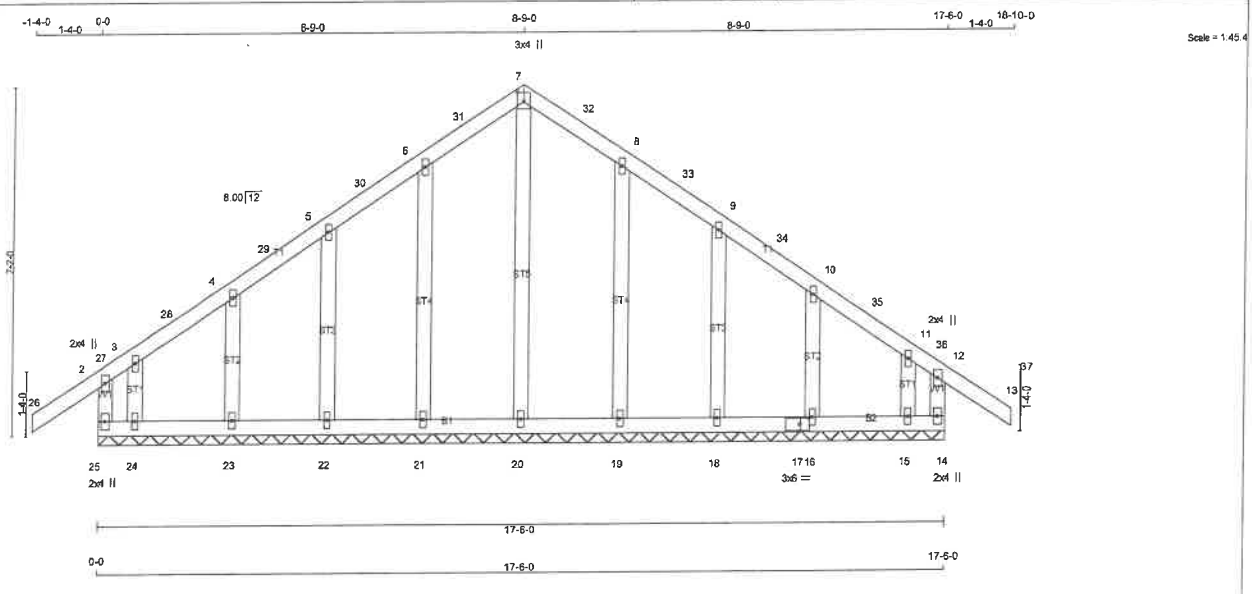
TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING
AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | R02G | Common Supported Gable | 2 | 1 | |

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8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:20 2025 Page 1
ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-dbGIG7FsZOC58ehi6EBaxnfL9VMdtPUxVY5GttzLWtT




Overall Truss Height: 7-2-0

Heel to Peak: 11-3-12

Overhang Rake Distance: Left 1-7-4, Right 1-7-4

Qty: 2 Span: 17-6-0 Slope: 8.00/12, 0.00/12 Overhang: 1-4-0, 1-4-0 Loading: 57.6-5.2-10.0-7.3 Spacing: 2-0-0 o.c. Weight: 87 lb Board Feet: 114.67bft Last saved: April 30, 2025

**NOTES-**

1) All plates are 1.5x4 MT20 unless otherwise indicated.

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 2 | TMV+p | MT20 | 2.0x | 4.0 | | | 4 |
| 3, 4, 5, 6, 8, 9, 10, 11 | | | | | | | |
| 3 | TMW+w | MT20 | 1.5x | 4.0 | | | 4 |
| 7 | TTW+p | MT20 | 3.0x | 4.0 | 2.25 | 1.50 | 4 |
| 12 | TMV+p | MT20 | 2.0x | 4.0 | | | 4 |
| 14 | BMV1+p | MT20 | 2.0x | 4.0 | | | 4 |
| 15, 16, 18, 19, 20, 21, 22, 23, 24 | | | | | | | |
| 15 | BMW1+w | MT20 | 1.5x | 4.0 | | | 4 |
| 17 | BS-t | MT20 | 3.0x | 6.0 | 1.50 | 2.25 | 4 |
| 25 | BMV1+p | MT20 | 2.0x | 4.0 | | | 4 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 4 | 1 | 2x4 | SPF | No.2D | 2.67 |
| 4 | 14 | 2x4 | SPF | No.2D | 37.33 |
| 2 | 16 | 2x4 | SPF | No.2D | 21.33 |
| 2 | 7 | 2x4 | SPF | No.2D | 9.33 |
| 4 | 6 | 2x4 | SPF | No.2D | 16.00 |
| 4 | 4 | 2x4 | SPF | No.2D | 10.67 |
| 6 | 3 | 2x4 | SPF | No.2D | 12.00 |
| 4 | 2 | 2x4 | SPF | No.2D | 5.33 |
| | | | | TOTAL = | 114.67 |

| Qty | Size | Gauge |
|---|---|---|
| 68 | 1.5 X 4 | MT20 |
| 16 | 2 X 4 | |
| 4 | 3 X 4 | |
| 4 | 3 X 6 | |

MT20 Plate Area = 656.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T1, T1
56.3 — (4) 2x4 No.2 SPF - 14' — 56.3
OL:12-3-12 CL:12-1-7 LS:12-1-7

PIECE: B2
90.0 — (2) 2x4 No.2 SPF - 3' — 90.0
OL:3-0-0 CL:3-0-0 LS:3-0-0

PIECE: B1
90.0 — (2) 2x4 No.2 SPF - 16' — 90.0
OL:14-6-0 CL:14-6-0 LS:14-6-0

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W1, W1
90.0 — (4) 2x4 No.2 SPF - 1' — 56.3
OL:10-10 CL:9-7 LS:10-10

===<<<< OTHERS >>>>===(Sq.Cut=90)

PIECE: ST1, ST1
90.0 — (4) 2x4 No.2 SPF - 2' — 56.3
OL:1-3-7 CL:1-2-5 LS:1-3-7

PIECE: ST2, ST2
90.0 — (4) 2x4 No.2 SPF - 3' — 56.3
OL:2-7-7 CL:2-6-5 LS:2-7-7

PIECE: ST3, ST3
90.0 — (4) 2x4 No.2 SPF - 4' — 56.3
OL:3-11-7 CL:3-10-5 LS:3-11-7

PIECE: ST4, ST4
90.0 — (4) 2x4 No.2 SPF - 6' — 56.3
OL:5-3-7 CL:5-2-5 LS:5-3-7

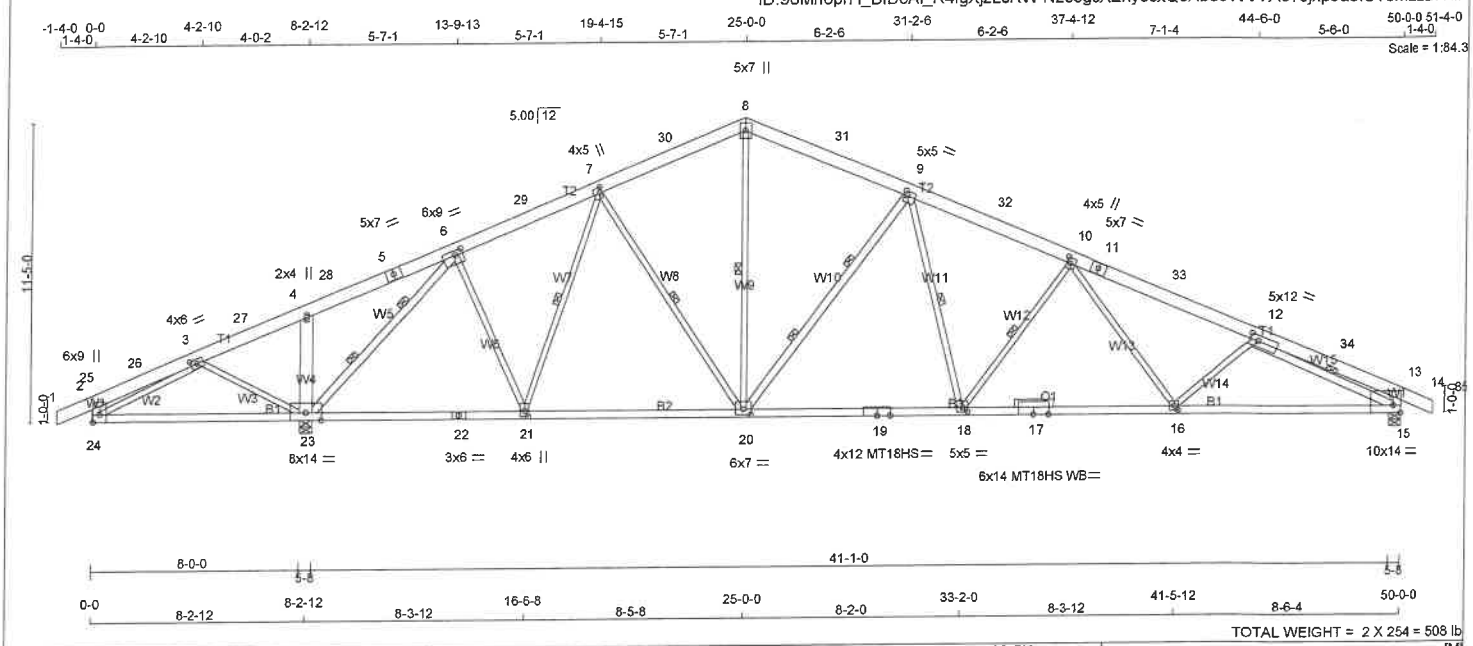
PIECE: ST5
90.0 — (2) 2x4 No.2 SPF - 7' — 56.3
OL:6-6-5 CL:6-6-5 LS:6-5-2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R03 | 2 | 1 | Roof<br>TRUSS DESC. | |

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TOTAL WEIGHT = 2 X 254 = 508 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 5 | 2x6 | DRY | 2100F 1.8E | SPF |
| 5 - 8 | 2x6 | DRY | 2100F 1.8E | SPF |
| 8 - 11 | 2x6 | DRY | 2100F 1.8E | SPF |
| 11 - 14 | 2x6 | DRY | 2100F 1.8E | SPF |
| 24 - 2 | 2x4 | DRY | No.2 | SPF |
| 15 - 13 | 2x4 | DRY | No.2 | SPF |
| 24 - 22 | 2x4 | DRY | 2100F 1.8E | SPF |
| 22 - 19 | 2x4 | DRY | 2100F 1.8E | SPF |
| 19 - 17 | 2x4 | DRY | 2100F 1.8E | SPF |
| 17 - 15 | 2x4 | DRY | 2100F 1.8E | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 23 - 4 | 2x6 | DRY | No.2 | SPF |
| 23 - 6 | 2x4 | DRY | 2100F 1.8E | SPF |
| 20 - 9 | 2x4 | DRY | No.2 | SPF |
| 12 - 15 | 2x4 | DRY | 2100F 1.8E | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2, 13, 15, 24 | | | | | | |
| 2 | TMBMVW*+p | MT20 | 6.0 | 9.0 | Edge | |
| 3 | TMWW-t | MT20 | 4.0 | 6.0 | 2.00 | 2.75 |
| 4 | TMW+w | MT20 | 2.0 | 4.0 | | |
| 5 | TS-t | MT20 | 5.0 | 7.0 | | |
| 6 | TMWW-t | MT20 | 6.0 | 9.0 | 2.00 | 3.25 |
| 7 | TMWW+t | MT20 | 4.0 | 5.0 | 2.50 | 1.00 |
| 8 | TTW+p | MT20 | 5.0 | 7.0 | | |
| 9 | TMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 1.25 |
| 10 | TMWW+t | MT20 | 4.0 | 5.0 | 2.50 | 1.75 |
| 11 | TS-t | MT20 | 5.0 | 7.0 | | |
| 12 | TMWW-t | MT20 | 5.0 | 12.0 | 2.50 | 3.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 23 | 7025 | 0 | 7025 | 324 | -1580 | 5-8 | 5-8 & 2SBP |
| 15 | 4713 | 0 | 4960 | 0 | -745 | 5-8 | 5-8 & 2SBP |

Two SBP6 MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 23 AND 15. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 324 LBS FACTORED HORIZONTAL REACTION AT JOINT 23

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 23 | 5010 | 3646 / 0 | 599 / 0 | 0 / 0 | 0 / -1524 | 766 / 0 | 0 / 0 |
| 15 | 3361 | 2611 / 0 | 401 / -59 | 0 / 0 | 0 / -798 | 514 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 23 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 232 / -232 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 23, 15
INSTALL TWO MITEK SBP6 BEARING PLATES AT JOINT(S) 23, 15
BEARING SIZE FACTOR = 1.15 AT JNT(S) 23, 15 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 3.63 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.09 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 6-23, 9-20.
1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 7-21, 7-20, 8-20, 9-18, 10-18, 12-15.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (39)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) | | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| FR-TO | | FROM | TO | | | FR-TO | | | |
| 1-25 | 0 / 90 | -185.9 | -185.9 | 0.26 (19) | 10.00 | 3-23 | -1304 / 418 | 0.47 (2) | |
| 25- 2 | 0 / 90 | -185.9 | -185.9 | 0.26 (19) | 10.00 | 23- 4 | -1164 / 305 | 0.15 (2) | |
| 2-26 | -2 / 81 | -185.9 | -185.9 | 0.21 (21) | 6.25 | 23- 6 | -6802 / 1112 | 0.73 (1) | |
| 26- 3 | -2 / 81 | -185.9 | -185.9 | 0.21 (21) | 6.25 | 6-21 | -229 / 2066 | 0.47 (1) | |
| 3-27 | -889 / 2787 | -185.9 | -185.9 | 0.38 (2) | 6.25 | 21- 7 | -1686 / 327 | 0.97 (1) | |
| 27- 4 | -889 / 2787 | -185.9 | -185.9 | 0.38 (2) | 6.25 | 7-20 | -490 / 786 | 0.37 (9) | |
| 4-28 | -761 / 2773 | -185.9 | -185.9 | 0.38 (2) | 6.25 | 20- 8 | -367 / 2228 | 0.50 (1) | |
| 28- 5 | -761 / 2773 | -185.9 | -185.9 | 0.38 (2) | 6.25 | 20- 9 | -3018 / 648 | 0.77 (3) | |
| 5- 6 | -761 / 2773 | -185.9 | -185.9 | 0.38 (2) | 6.25 | 9-18 | -314 / 1948 | 0.44 (3) | |
| 6-29 | -3357 / 463 | -185.9 | -185.9 | 0.25 (24) | 5.38 | 18-10 | -1953 / 464 | 0.68 (3) | |
| 29- 7 | -3357 / 463 | -185.9 | -185.9 | 0.25 (24) | 5.38 | 10-16 | -140 / 943 | 0.21 (3) | |
| 7-30 | -4100 / 715 | -185.9 | -185.9 | 0.30 (25) | 4.96 | 16-12 | -666 / 300 | 0.19 (10) | |
| 30- 8 | -4100 / 715 | -185.9 | -185.9 | 0.30 (25) | 4.96 | 24- 3 | -731 / 1617 | 0.36 (2) | |
| 8-31 | -4107 / 679 | -185.9 | -185.9 | 0.33 (26) | 4.90 | 12-15 | -8617 / 1207 | 0.99 (3) | |
| 31- 9 | -4107 / 679 | -185.9 | -185.9 | 0.33 (26) | 4.90 | | | | |
| 9-32 | -6144 / 993 | -185.9 | -185.9 | 0.39 (3) | 4.11 | | | | |
| 32-10 | -6144 / 993 | -185.9 | -185.9 | 0.39 (3) | 4.11 | | | | |
| 10-11 | -7741 / 1192 | -185.9 | -185.9 | 0.49 (3) | 3.63 | | | | |
| 11-33 | -7741 / 1192 | -185.9 | -185.9 | 0.49 (3) | 3.63 | | | | |
| 33-12 | -7741 / 1192 | -185.9 | -185.9 | 0.49 (3) | 3.63 | | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.39")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.34")
ALLOWABLE DEFL.(TL)= L/180 (2.78")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.43")

CANTILEVER DEFLECTION:
ALLOWABLE DEFL.(LL)= L/120 (0.82")
CALCULATED VERT. DEFL.(LL) = L/ 414 ( 0.24")
ALLOWABLE DEFL.(TL)= L/263 (0.38")
CALCULATED VERT. DEFL.(TL) = L/ 522 ( 0.19")

CSI: TC=0.49/1.00 (10-12:3) , BC=0.79/1.00 (15-16:3) , WB=0.99/1.00 (12-15:3) , SSI=0.46/1.00 (10-12:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1362 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R03 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here



**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 15 | TMBMVW1*-I | MT20 | 10.0 | 14.0 | 3.50 | Edge |
| 16 | BMWW-t | MT20 | 4.0 | 4.0 | 2.00 | 1.75 |
| 17 | BS-t | MT18HS | 6.0 | 14.0 | | |
| 18 | BMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 2.00 |
| 19 | BS-t | MT18HS | 4.0 | 12.0 | | |
| 20 | BMWWW-t | MT20 | 6.0 | 7.0 | 2.50 | 3.50 |
| 21 | BMWW+t | MT20 | 4.0 | 6.0 | 2.50 | 1.75 |
| 22 | BS-t | MT20 | 3.0 | 6.0 | | |
| 23 | BMWWW1-t | MT20 | 8.0 | 14.0 | Edge | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

WB - INDICATES BLOCKING REQUIRED

**LOADING**

TOTAL LOAD CASES: (39)

| CHORDS MEMB. FR-TO | FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 12-34 | -5 / 95 | -185.9 | -185.9 | 0.29 (29) | 6.25 |
| 34-13 | -5 / 95 | -185.9 | -185.9 | 0.29 (29) | 6.25 |
| 13-35 | 0 / 90 | -185.9 | -185.9 | 0.26 (31) | 10.00 |
| 35-14 | 0 / 90 | -185.9 | -185.9 | 0.26 (31) | 10.00 |
| 24- 2 | -676 / 180 | 0.0 | 0.0 | 0.07 (19) | 7.81 |
| 15-13 | -794 / 210 | 0.0 | 0.0 | 0.08 (3) | 7.81 |
| 24-23 | -1408 / 637 | -38.2 | -38.2 | 0.39 (5) | 6.09 |
| 23-22 | -172 / 2289 | -38.2 | -38.2 | 0.48 (4) | 6.25 |
| 22-21 | -172 / 2289 | -38.2 | -38.2 | 0.48 (4) | 6.25 |
| 21-20 | -221 / 3630 | -38.2 | -38.2 | 0.48 (1) | 6.25 |
| 20-19 | -421 / 5268 | -38.2 | -38.2 | 0.60 (1) | 6.25 |
| 19-18 | -421 / 5268 | -38.2 | -38.2 | 0.60 (1) | 6.25 |
| 18-17 | -765 / 6626 | -38.2 | -38.2 | 0.71 (1) | 6.25 |
| 17-16 | -765 / 6626 | -38.2 | -38.2 | 0.71 (1) | 6.25 |
| 16-15 | -1067 / 7617 | -38.2 | -38.2 | 0.79 (3) | 6.25 |

| WEBS MEMB. FR-TO | MAX. FORCE (LBS) | MAX CSI (LC) |
|---|---|---|

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

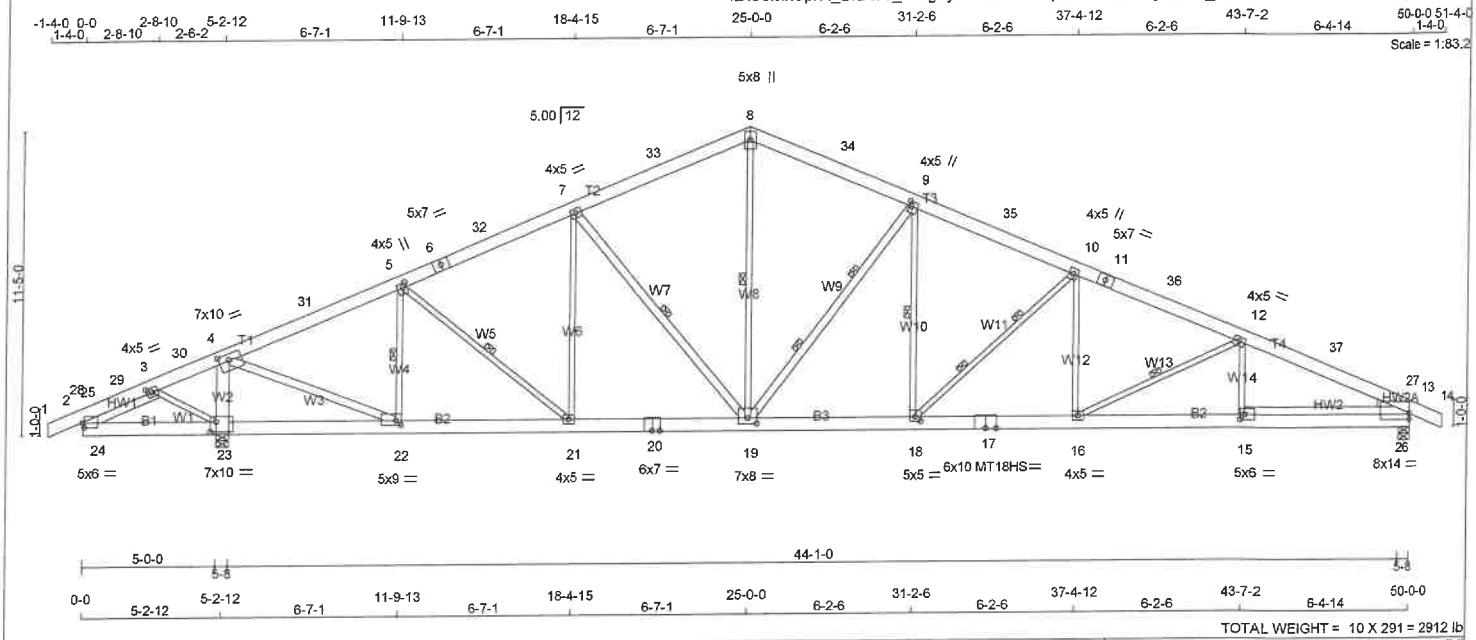
JSI GRIP= 0.90 (6) (INPUT = 0.90 )
JSI METAL= 0.99 (12) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R04 | 10 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 10 X 291 = 2912 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 6 | 2x6 | DRY | No.2 | SPF |
| 6 - 8 | 2x6 | DRY | No.2 | SPF |
| 8 - 11 | 2x6 | DRY | No.2 | SPF |
| 11 - 14 | 2x6 | DRY | 2100F 1.8E | SPF |
| 2 - 23 | 2x6 | DRY | No.2 | SPF |
| 23 - 20 | 2x6 | DRY | 2100F 1.8E | SPF |
| 20 - 17 | 2x6 | DRY | No.2 | SPF |
| 17 - 13 | 2x6 | DRY | 2100F 1.8E | SPF |
| REINFORCING MEMBERS | | | | |
| HW1 | 2x4 | DRY | No.2 | SPF |
| HW2 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |
| 23 - 4 | 2x6 | DRY | No.2 | SPF |
| 4 - 22 | 2x4 | DRY | 2100F 1.8E | SPF |
| 7 - 19 | 2x4 | DRY | No.2 | SPF |
| 19 - 9 | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMBMW-I | MT20 | 5.0 | 6.0 | 2.00 | 0.75 |
| 3 | TMWW-t | MT20 | 4.0 | 5.0 | 2.00 | 2.25 |
| 4 | TMWW-t | MT20 | 7.0 | 10.0 | 2.75 | 4.50 |
| 5 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.50 |
| 6 | TS-t | MT20 | 5.0 | 7.0 | | |
| 7 | TMWW-t | MT20 | 4.0 | 5.0 | | |
| 8 | TTW+p | MT20 | 5.0 | 8.0 | | |
| 9 | TMWW+t | MT20 | 4.0 | 5.0 | 2.00 | 1.25 |
| 10 | TMWW+t | MT20 | 4.0 | 5.0 | | |
| 11 | TS-t | MT20 | 5.0 | 7.0 | | |
| 12 | TMWW-t | MT20 | 4.0 | 5.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG | HEEL WEDGE |
|---|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX | |
| 23 | 6554 | 0 | 6554 | 324 | -1304 | 5-8 | 6-3 | |
| 13 | 5183 | 0 | 5183 | 0 | -804 | 5-8 | 5-8 | 2x4 R |

Two RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 23. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 13. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 324 LBS FACTORED HORIZONTAL REACTION AT JOINT 23

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 23 | 4675 | 3402 / 0 | 558 / 0 | 0 / 0 | 0 / -1300 | 715 / 0 | 0 / 0 |
| 13 | 3697 | 2690 / 0 | 442 / -35 | 0 / 0 | 0 / -866 | 565 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 23 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 232 / -232 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 23, 13
BEARING SIZE FACTOR = 1.15 AT JNT(S) 23, 13 ( BASED ON SUPPORT DEPTH = 1-8 )

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 2.41 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 5-22, 5-21, 7-19, 8-19, 9-18, 12-16.
2 LATERAL BRACE(S) AT 1/ 3 LENGTH OF 9-19, 10-18.

**LOADING**

TOTAL LOAD CASES: (43)

| CHORDS | | | | | | WEBS | | |
|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
| 1-28 | 0 / 11 | -185.9 | -185.9 | 0.48 (19) | 10.00 | 3-23 | -635 / 269 | 0.14 (34) |
| 28-2 | 0 / 11 | -185.9 | -185.9 | 0.48 (19) | 10.00 | 23-4 | -6071 / 1079 | 0.54 (1) |
| 2-25 | -165 / 499 | -185.9 | -185.9 | 0.14 (19) | 6.25 | 4-22 | -966 / 6485 | 0.49 (1) |
| 25-29 | -49 / 378 | -185.9 | -185.9 | 0.20 (21) | 6.25 | 22-5 | -2178 / 433 | 0.48 (1) |
| 29-3 | -49 / 378 | -185.9 | -185.9 | 0.20 (21) | 6.25 | 5-21 | -174 / 1042 | 0.23 (1) |
| 3-30 | -590 / 1867 | -185.9 | -185.9 | 0.74 (2) | 6.25 | 21-7 | -493 / 199 | 0.67 (8) |
| 30-4 | -590 / 1867 | -185.9 | -185.9 | 0.74 (2) | 6.25 | 7-19 | -1503 / 398 | 0.85 (2) |
| 4-31 | -5000 / 540 | -185.9 | -185.9 | 0.69 (1) | 3.27 | 19-8 | -470 / 3081 | 0.69 (1) |
| 31-5 | -5000 / 540 | -185.9 | -185.9 | 0.69 (1) | 3.27 | 19-9 | -3073 / 637 | 0.77 (3) |
| 5-6 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 | 18-9 | -248 / 1697 | 0.38 (3) |
| 6-32 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 | 18-10 | -2182 / 450 | 0.95 (3) |
| 32-7 | -5853 / 771 | -185.9 | -185.9 | 0.83 (1) | 2.85 | 16-10 | -80 / 801 | 0.18 (3) |
| 7-33 | -5302 / 856 | -185.9 | -185.9 | 0.78 (1) | 3.05 | 16-12 | -1130 / 283 | 0.37 (3) |
| 33-8 | -5302 / 856 | -185.9 | -185.9 | 0.78 (1) | 3.05 | 15-12 | -407 / 156 | 0.07 (7) |
| 8-34 | -5299 / 825 | -185.9 | -185.9 | 0.72 (3) | 3.16 | 24-25 | -497 / 160 | 0.00 (1) |
| 34-9 | -5299 / 825 | -185.9 | -185.9 | 0.72 (3) | 3.16 | 24-3 | -505 / 1087 | 0.17 (2) |
| 9-35 | -6935 / 1053 | -185.9 | -185.9 | 0.88 (3) | 2.61 | 15-27 | -468 / 3961 | 0.64 (1) |
| 35-10 | -6935 / 1053 | -185.9 | -185.9 | 0.88 (3) | 2.61 | 26-27 | 0 / 905 | 0.00 (1) |
| 10-11 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 | | | |
| 11-36 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 | | | |
| 36-12 | -8391 / 1248 | -185.9 | -185.9 | 0.88 (1) | 2.41 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (1.49")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.35")
ALLOWABLE DEFL.(TL)= L/180 (2.98")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.44")

CANTILEVER DEFLECTION:
ALLOWABLE DEFL.(LL)= L/120 (0.52")
CALCULATED VERT. DEFL.(LL) = L/ 999 ( 0.05")
ALLOWABLE DEFL.(TL)= L/167 (0.38")
CALCULATED VERT. DEFL.(TL) = L/ 999 ( 0.06")

CSI: TC=0.88/1.00 (9-10:3) , BC=1.00/1.00 (16-18:1) , WB=0.95/1.00 (10-18:3) , SSI=0.59/1.00 (13-27:3)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |
| MT18HS | 586 | 403 | 2455 | 1382 | 3163 | 3004 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R04 | 10 | 1 | TRUSS DESC. | |

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**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 13 | TMBMW1-l | MT20 | 8.0 | 14.0 | 2.75 | |
| 15 | BMWW-t | MT20 | 5.0 | 6.0 | 2.25 | 1.75 |
| 16 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 17 | BS-t | MT18HS | 6.0 | 10.0 | | |
| 18 | BMWW-t | MT20 | 5.0 | 5.0 | 2.00 | 2.50 |
| 19 | BMWWW-t | MT20 | 7.0 | 8.0 | 2.50 | 4.00 |
| 20 | BS-t | MT20 | 6.0 | 7.0 | | |
| 21 | BMWW-t | MT20 | 4.0 | 5.0 | | |
| 22 | BMWW-t | MT20 | 5.0 | 9.0 | 2.00 | 2.25 |
| 23 | BBWMW1-m | MT20 | 7.0 | 10.0 | 4.50 | 2.50 |

**LOADING**

TOTAL LOAD CASES: (43)

| CHORDS MEMB. FR-TO | FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 12-37 | -9211 / 1361 | -185.9 | -185.9 | 0.50 (3) | 3.33 |
| 37-27 | -9211 / 1361 | -185.9 | -185.9 | 0.50 (3) | 3.33 |
| 27-13 | -7134 / 974 | -185.9 | -185.9 | 0.38 (3) | 3.80 |
| 13-38 | 0 / 11 | -185.9 | -185.9 | 0.26 (31) | 10.00 |
| 38-14 | 0 / 11 | -185.9 | -185.9 | 0.26 (31) | 10.00 |
| 2-24 | -332 / 56 | -38.2 | -38.2 | 0.07 (17) | 6.25 |
| 24-23 | -1094 / 428 | -38.2 | -38.2 | 0.10 (13) | 6.25 |
| 23-22 | -1624 / 595 | -38.2 | -38.2 | 0.08 (17) | 6.25 |
| 22-21 | -565 / 4610 | -38.2 | -38.2 | 0.27 (1) | 6.25 |
| 21-20 | -602 / 5413 | -38.2 | -38.2 | 0.75 (1) | 6.25 |
| 20-19 | -602 / 5413 | -38.2 | -38.2 | 0.75 (1) | 6.25 |
| 19-18 | -555 / 6412 | -38.2 | -38.2 | 0.87 (1) | 6.25 |
| 18-17 | -884 / 7757 | -38.2 | -38.2 | 1.00 (1) | 6.25 |
| 17-16 | -884 / 7757 | -38.2 | -38.2 | 1.00 (1) | 6.25 |
| 16-15 | -1136 / 8477 | -38.2 | -38.2 | 0.49 (1) | 6.25 |
| 15-26 | -672 / 4544 | -38.2 | -38.2 | 0.33 (1) | 6.25 |
| 26-13 | -672 / 4544 | -38.2 | -38.2 | 0.33 (1) | 6.25 |

| WEBS MEMB. FR-TO | FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

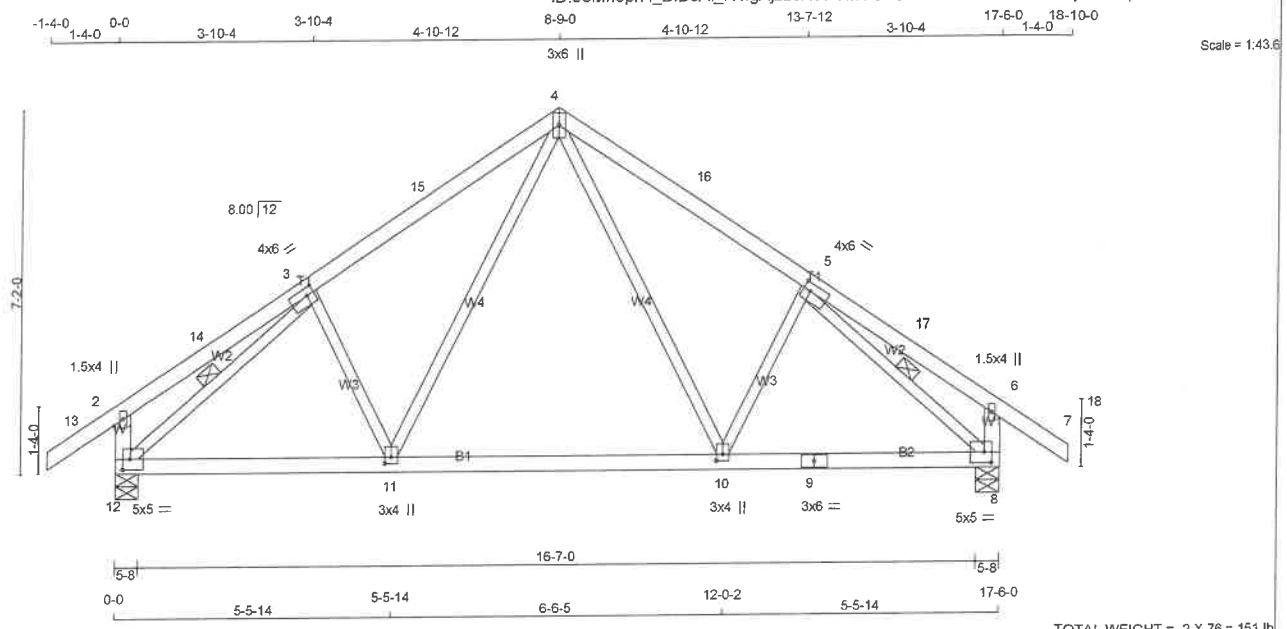
JSI GRIP= 0.89 (18) (INPUT = 0.90 )
JSI METAL= 0.99 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R05 | 2 | 1 | Roof<br>TRUSS DESC. | |

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TOTAL WEIGHT = 2 X 76 = 151 lb [M][F]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 4 | 2x4 | DRY | No.2 | SPF |
| 4 - 7 | 2x4 | DRY | No.2 | SPF |
| 12 - 2 | 2x4 | DRY | No.2 | SPF |
| 8 - 6 | 2x4 | DRY | No.2 | SPF |
| 12 - 9 | 2x4 | DRY | No.2 | SPF |
| 9 - 8 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS EXCEPT | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 2 | TMV+p | MT20 | 1.5 | 4.0 | | |
| 3 | TMWW-t | MT20 | 4.0 | 6.0 | 1.75 | 1.75 |
| 4 | TTWW+p | MT20 | 3.0 | 6.0 | | |
| 5 | TMWW-t | MT20 | 4.0 | 6.0 | 1.75 | 1.75 |
| 6 | TMV+p | MT20 | 1.5 | 4.0 | | |
| 8 | BMVW1-t | MT20 | 5.0 | 5.0 | 2.50 | 1.75 |
| 9 | BS-t | MT20 | 3.0 | 6.0 | | |
| 10 | BMWW+t | MT20 | 3.0 | 4.0 | 1.50 | 1.50 |
| 11 | BMWW+t | MT20 | 3.0 | 4.0 | 1.50 | 1.50 |
| 12 | BMVW1-t | MT20 | 5.0 | 5.0 | 2.50 | 1.75 |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

END VERTICALS ARE NOT EXPOSED TO WIND.

**BEARINGS**

| | FACTORED GROSS REACTION | | MAXIMUM FACTORED GROSS REACTION | | | INPUT BRG | REQRD BRG |
|---|---|---|---|---|---|---|---|
| JT | VERT | HORZ | DOWN | HORZ | UPLIFT | IN-SX | IN-SX |
| 12 | 2225 | 0 | 2225 | -300 | -324 | 5-8 | 5-8 |
| 8 | 2225 | 0 | 2225 | 0 | -324 | 5-8 | 5-8 |

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 12 AND 8. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 300 LBS FACTORED HORIZONTAL REACTION AT JOINT 12

**UNFACTORED REACTIONS**

| | 1ST LCASE | MAX./MIN. COMPONENT REACTIONS | | | | | |
|---|---|---|---|---|---|---|---|
| JT | COMBINED | SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
| 12 | 1580 | 1172 / 0 | 300 / 0 | 0 / 0 | 50 / -353 | 233 / 0 | 0 / 0 |
| 8 | 1580 | 1172 / 0 | 300 / 0 | 0 / 0 | 50 / -353 | 233 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 12 | — | 0 / 0 | 0 / 0 | 0 / 0 | 214 / -214 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 12, 8

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 4.14 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

1 LATERAL BRACE(S) AT 1/ 2 LENGTH OF 3-12, 5-8.

END VERTICAL(S) MUST BE SHEATHED OR HAVE BRACES AS INDICATED IN THE MAX. UNBRACED LENGTH COLUMN OF THE TABLE BELOW

**LOADING**

TOTAL LOAD CASES: (29)

| CHORDS | | | | | | WEBS | | | |
|---|---|---|---|---|---|---|---|---|---|
| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD (PLF) FROM | TO | LC1 MAX CSI (LC) | MAX. UNBRAC LENGTH | MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) | |
| 1-13 | 0 / 130 | -185.9 | -185.9 | 0.73 (19) | 10.00 | 3-11 | -609 / 318 | 0.16 (2) | |
| 13- 2 | 0 / 130 | -185.9 | -185.9 | 0.73 (19) | 10.00 | 11- 4 | -247 / 879 | 0.28 (13) | |
| 2-14 | -28 / 127 | -185.9 | -185.9 | 0.68 (2) | 6.25 | 4-10 | -248 / 879 | 0.28 (14) | |
| 14- 3 | -28 / 127 | -185.9 | -185.9 | 0.68 (2) | 6.25 | 10- 5 | -609 / 318 | 0.16 (3) | |
| 3-15 | -1919 / 394 | -185.9 | -185.9 | 0.72 (22) | 4.14 | 12- 3 | -2413 / 241 | 0.50 (1) | |
| 15- 4 | -1919 / 394 | -185.9 | -185.9 | 0.72 (22) | 4.14 | 5- 8 | -2413 / 240 | 0.50 (1) | |
| 4-16 | -1919 / 394 | -185.9 | -185.9 | 0.72 (23) | 4.14 | | | | |
| 16- 5 | -1919 / 394 | -185.9 | -185.9 | 0.72 (23) | 4.14 | | | | |
| 5-17 | -28 / 127 | -185.9 | -185.9 | 0.68 (3) | 6.25 | | | | |
| 17- 6 | -28 / 127 | -185.9 | -185.9 | 0.68 (3) | 6.25 | | | | |
| 6-18 | 0 / 130 | -185.9 | -185.9 | 0.73 (26) | 10.00 | | | | |
| 18- 7 | 0 / 130 | -185.9 | -185.9 | 0.73 (26) | 10.00 | | | | |
| 12- 2 | -538 / 199 | 0.0 | 0.0 | 0.06 (2) | 7.81 | | | | |
| 8- 6 | -538 / 199 | 0.0 | 0.0 | 0.06 (3) | 7.81 | | | | |
| 12-11 | -352 / 1760 | -38.2 | -38.2 | 0.45 (1) | 6.25 | | | | |
| 11-10 | -103 / 1242 | -38.2 | -38.2 | 0.38 (4) | 6.25 | | | | |
| 10- 9 | -175 / 1760 | -38.2 | -38.2 | 0.45 (1) | 6.25 | | | | |
| 9- 8 | -175 / 1760 | -38.2 | -38.2 | 0.45 (1) | 6.25 | | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

SPACING = 24.0 IN. C/C

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

ALLOWABLE DEFL.(LL)= L/360 (0.58")
CALCULATED VERT. DEFL.(LL) = L/ 999 (0.07")
ALLOWABLE DEFL.(TL)= L/180 (1.17")
CALCULATED VERT. DEFL.(TL) = L/ 999 (0.09")

CSI: TC=0.73/1.00 (6-7:26) , BC=0.45/1.00 (11-12:1) , WB=0.50/1.00 (3-12:1) , SSI=0.40/1.00 (3-4:2)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) | | SHEAR (PLI) | | SECTION (PLI) | |
|---|---|---|---|---|---|---|
| | MAX | MIN | MAX | MIN | MAX | MIN |
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.88 (10) (INPUT = 0.90 )
JSI METAL= 0.69 (9) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | R05 | 2 | 1 | TRUSS DESC. | |

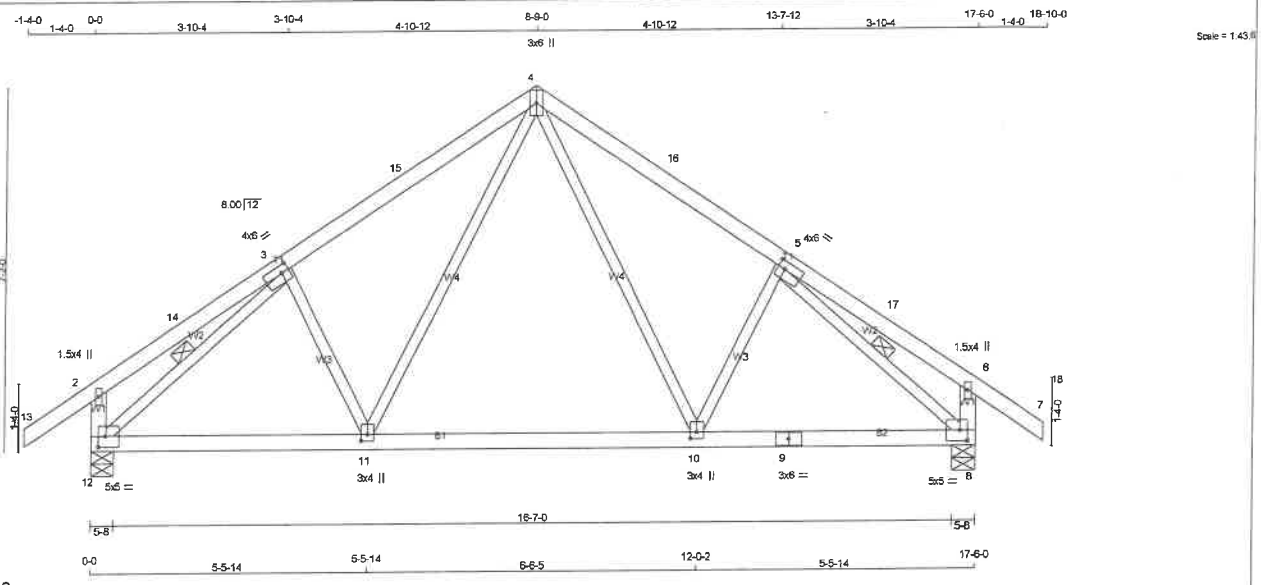


WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY

| Job | Truss | Truss Type | Qty | Ply | Roof |
|---|---|---|---|---|---|
| B250692 | R05 | FINK | 2 | 1 | |

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8.730 s Apr 25 2024 MiTek Industries, Inc. Wed Apr 30 14:49:25 2025 Page 1
ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-zY3eJqJ?OxqOEPagvnnierMBvWzPYdNgfpo1Y4zLWtO




Overall Truss Height: 7-2-0

Heel to Peak: 11-3-12

Overhang Rake Distance: Left 1-7-4, Right 1-7-4

Qty: 2 Span: 17-6-0 Slope: 8.00/12, 0.00/12 Overhang: 1-4-0, 1-4-0 Loading: 57.6-5.2-10.0-7.3 Spacing: 2-0-0 o.c. Weight: 76 lb Board Feet: 98.00bft Last saved: April 30, 2025

**PLATES**

| JT | TYPE | PLATE | W | LEN | Y | X | Batch Qty |
|---|---|---|---|---|---|---|---|
| 2 | TMV+p | MT20 | 1.5x | 4.0 | | | 4 |
| 3 | TMWW-t | MT20 | 4.0x | 6.0 | 1.75 | 1.75 | 4 |
| 4 | TTWW+p | MT20 | 3.0x | 6.0 | | | 4 |
| 5 | TMWW-t | MT20 | 4.0x | 6.0 | 1.75 | 1.75 | 4 |
| 6 | TMV+p | MT20 | 1.5x | 4.0 | | | 4 |
| 8 | BMVW1-t | MT20 | 5.0x | 5.0 | 2.50 | 1.75 | 4 |
| 9 | BS-t | MT20 | 3.0x | 6.0 | | | 4 |
| 10 | BMWW+t | MT20 | 3.0x | 4.0 | 1.50 | 1.50 | 4 |
| 11 | BMWW+t | MT20 | 3.0x | 4.0 | 1.50 | 1.50 | 4 |
| 12 | BMVW1-t | MT20 | 5.0x | 5.0 | 2.50 | 1.75 | 4 |

| Qty | Ln | Lumber | | | Brd/Ft |
|---|---|---|---|---|---|
| 6 | 14 | 2x4 | SPF | No.2D | 56.00 |
| 4 | 4 | 2x3 | SPF | No.2D | 8.00 |
| 4 | 8 | 2x3 | SPF | No.2D | 16.00 |
| 4 | 1 | 2x4 | SPF | No.2D | 2.67 |
| 4 | 5 | 2x3 | SPF | No.2D | 10.00 |
| 2 | 4 | 2x4 | SPF | No.2D | 5.33 |

TOTAL = 98.00

| Qty | Size | Gauge |
|---|---|---|
| 8 | 1.5 X 4 | MT20 |
| 8 | 3 X 4 | |
| 8 | 3 X 6 | |
| 8 | 4 X 6 | |
| 8 | 5 X 5 | |

MT20 Plate Area = 680.000

===<<<< CHORDS >>>>===(Sq.Cut=90)

PIECE: T1, T1
56.3 — (4) 2x4 No.2 SPF - 14' — 56.3
OL:12-3-12 CL:12-1-7 LS:12-1-7

PIECE: W3, W3
82.9 — (4) 2x3 No.2 SPF - 4' — 26.6 / 63.4
OL:3-7-15 CL:3-7-12 LS:3-7-0

PIECE: B2
90.0 — (2) 2x4 No.2 SPF - 4' — 90.0
OL:3-8-0 CL:3-8-0 LS:3-8-0

PIECE: W1, W1
90.0 — (4) 2x4 No.2 SPF - 1' — 56.3
OL:10-10 CL:9-7 LS:10-10

PIECE: B1
90.0 — (2) 2x4 No.2 SPF - 14' — 90.0
OL:13-10-0 CL:13-10-0 LS:13-10-0

===<<<< WEBS >>>>===(Sq.Cut=90)

PIECE: W4, W4
29.7 — (4) 2x3 No.2 SPF - 8' — 26.6 / 63.4
26.6
OL:7-3-9 CL:7-3-9 LS:7-0-7

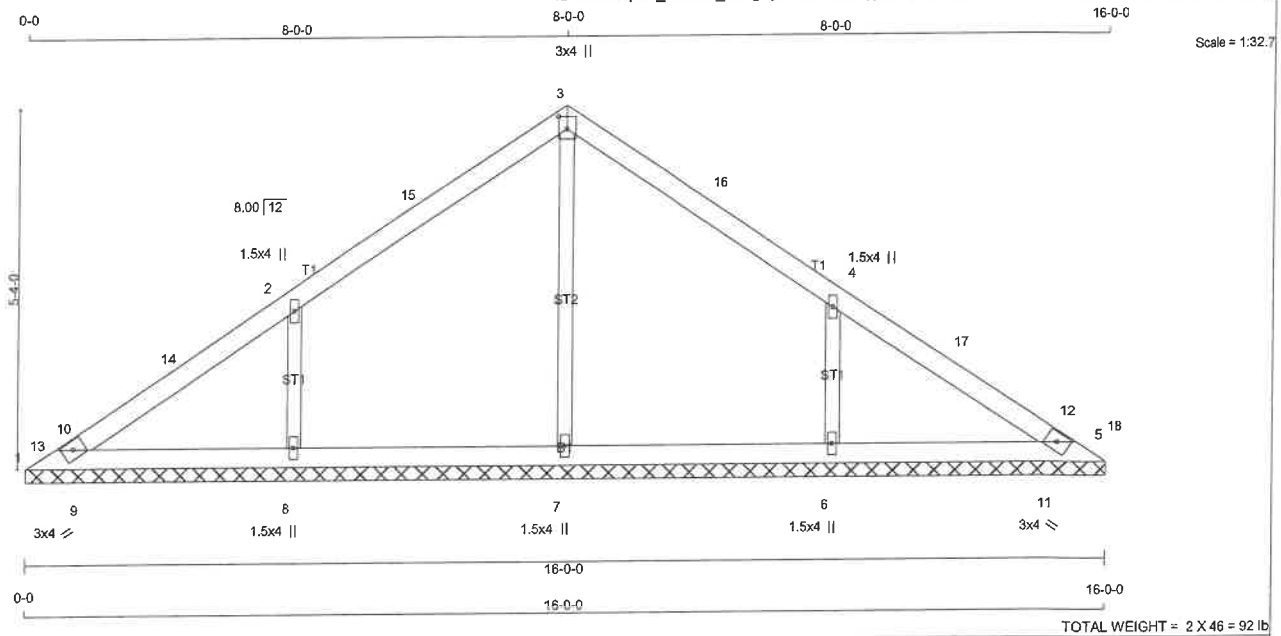
PIECE: W2, W2
75.2 — (4) 2x3 No.2 SPF - 5' — 48.6 / 41.4
OL:4-8-12 CL:4-8-6 LS:4-7-10

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V01 | 2 | 1 | Roof<br>TRUSS DESC. | |

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TOTAL WEIGHT = 2 X 46 = 92 lb

[M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| 3 - 5 | 2x4 | DRY | No.2 | SPF |
| 1 - 5 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 3 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 4 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 5 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 6, 7, 8 | | | | | | |
| 6 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 279 | 0 | 397 | -228 | -39 | 16-0-0 | 16-0-0 |
| 5 | 279 | 0 | 397 | 0 | -25 | 16-0-0 | 16-0-0 |
| 7 | 869 | 0 | 869 | 0 | -2 | 16-0-0 | 16-0-0 |
| 8 | 1079 | 0 | 1169 | 0 | -318 | 16-0-0 | 16-0-0 |
| 6 | 1079 | 0 | 1169 | 0 | -315 | 16-0-0 | 16-0-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 150 LBS FACTORED UPLIFT

PROVIDE ANCHORAGE AT BEARING JOINT 5 FOR 150 LBS FACTORED UPLIFT

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 7, 8, AND 6. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 228 LBS FACTORED HORIZONTAL REACTION AT JOINT 1

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 198 | 181 / -16 | 241 / -40 | 0 / 0 | 35 / -43 | 28 / 0 | 0 / 0 |
| 5 | 198 | 181 / -16 | 241 / -40 | 0 / 0 | 3 / -21 | 28 / 0 | 0 / 0 |
| 7 | 633 | 415 / 0 | 240 / 0 | 0 / 0 | 35 / -58 | 114 / 0 | 0 / 0 |
| 8 | 768 | 625 / 0 | 294 / -5 | 0 / 0 | 115 / -287 | 115 / 0 | 0 / 0 |
| 6 | 768 | 625 / 0 | 294 / -5 | 0 / 0 | 112 / -285 | 115 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 1 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 163 / -163 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 5, 7, 8, 6

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (29)

CHORDS

| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1-13 | -200 / 149 | -185.9 | -185.9 | 0.20 (25) | 6.25 |
| 13-10 | -200 / 149 | -185.9 | -185.9 | 0.20 (25) | 6.25 |
| 10-14 | -152 / 192 | -185.9 | -185.9 | 0.53 (2) | 6.25 |
| 14- 2 | -152 / 192 | -185.9 | -185.9 | 0.53 (2) | 6.25 |
| 2-15 | -76 / 151 | -185.9 | -185.9 | 0.55 (21) | 6.25 |
| 15- 3 | -76 / 151 | -185.9 | -185.9 | 0.55 (21) | 6.25 |
| 3-16 | -76 / 151 | -185.9 | -185.9 | 0.55 (22) | 6.25 |
| 16- 4 | -76 / 151 | -185.9 | -185.9 | 0.55 (22) | 6.25 |
| 4-17 | -94 / 177 | -185.9 | -185.9 | 0.53 (3) | 6.25 |
| 17-12 | -94 / 177 | -185.9 | -185.9 | 0.53 (3) | 6.25 |
| 12-18 | -148 / 149 | -185.9 | -185.9 | 0.20 (29) | 6.25 |
| 18- 5 | -148 / 149 | -185.9 | -185.9 | 0.20 (29) | 6.25 |
| 1- 9 | -151 / 154 | -38.2 | -38.2 | 0.23 (20) | 6.25 |
| 9- 8 | -126 / 150 | -38.2 | -38.2 | 0.23 (20) | 6.25 |
| 8- 7 | -128 / 155 | -38.2 | -38.2 | 0.14 (2) | 6.25 |
| 7- 6 | -128 / 155 | -38.2 | -38.2 | 0.14 (3) | 6.25 |
| 6-11 | -126 / 143 | -38.2 | -38.2 | 0.23 (23) | 6.25 |
| 11- 5 | -151 / 151 | -38.3 | -38.3 | 0.23 (23) | 6.25 |

WEBS

| MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 7- 3 | -750 / 44 | 0.31 (1) |
| 8- 2 | -942 / 337 | 0.15 (2) |
| 6- 4 | -942 / 336 | 0.15 (3) |
| 9-10 | -246 / 111 | 0.00 (1) |
| 11-12 | -246 / 111 | 0.00 (1) |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.55/1.00 (3-4:22) , BC=0.23/1.00 (8-9:20) , WB=0.31/1.00 (3-7:1) , SSI=0.33/1.00 (2-3:2)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.77 (4) (INPUT = 0.90 )
JSI METAL= 0.64 (4) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V01 | 2 | 1 | TRUSS DESC. | |



TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING
AS PER NBCC 4.1.6.2.(8)

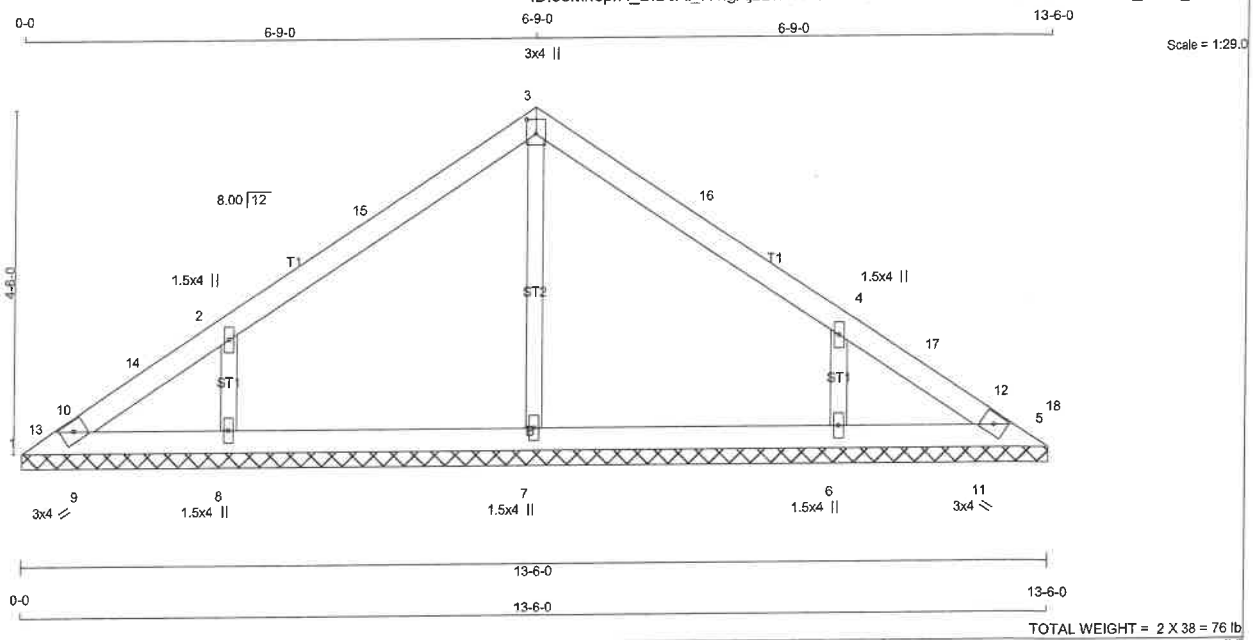
WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V02 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH_BfB6Al_R4fgXjzLcRW-CC?Lwfc?HoOmfLZKxuDwlOQ95kwuD0B_58?P_?zLWuJ




TOTAL WEIGHT = 2 X 38 = 76 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| 3 - 5 | 2x4 | DRY | No.2 | SPF |
| 1 -. 5 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 3 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 4 | TMW+w | MT20 | 1.5 | 4.0 | | |
| 5 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 6, 7, 8 | | | | | | |
| 6 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 228 | 0 | 378 | -191 | -40 | 13-6-0 | 13-6-0 |
| 5 | 228 | 0 | 378 | 0 | -11 | 13-6-0 | 13-6-0 |
| 7 | 686 | 0 | 686 | 0 | 0 | 13-6-0 | 13-6-0 |
| 8 | 942 | 0 | 1014 | 0 | -277 | 13-6-0 | 13-6-0 |
| 6 | 942 | 0 | 1014 | 0 | -274 | 13-6-0 | 13-6-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 150 LBS FACTORED UPLIFT
PROVIDE ANCHORAGE AT BEARING JOINT 5 FOR 150 LBS FACTORED UPLIFT

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 8 AND 6. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 191 LBS FACTORED HORIZONTAL REACTION AT JOINT 1

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 161 | 122 / 0 | 232 / -23 | 0 / 0 | 38 / -40 | 23 / 0 | 0 / 0 |
| 5 | 161 | 122 / 0 | 232 / -23 | 0 / 0 | 8 / -20 | 23 / 0 | 0 / 0 |
| 7 | 503 | 319 / 0 | 238 / 0 | 0 / 0 | 28 / -40 | 94 / 0 | 0 / 0 |
| 8 | 669 | 545 / 0 | 291 / -3 | 0 / 0 | 99 / -249 | 98 / 0 | 0 / 0 |
| 6 | 669 | 545 / 0 | 291 / -3 | 0 / 0 | 96 / -247 | 98 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 1 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 137 / -137 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 5, 7, 8, 6

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (29)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM | TO | MAX (PLF) CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| 1-13 | -183 / 112 | -185.9 | -185.9 | 0.17 (19) | 6.25 | 7- 3 | -536 / 28 | 0.15 (1) |
| 13-10 | -183 / 112 | -185.9 | -185.9 | 0.17 (19) | 6.25 | 8- 2 | -868 / 313 | 0.13 (2) |
| 10-14 | -135 / 128 | -185.9 | -185.9 | 0.45 (2) | 6.25 | 6- 4 | -868 / 312 | 0.13 (3) |
| 14- 2 | -135 / 128 | -185.9 | -185.9 | 0.45 (2) | 6.25 | 9-10 | -231 / 154 | 0.00 (1) |
| 2-15 | -139 / 145 | -185.9 | -185.9 | 0.52 (21) | 6.25 | 11-12 | -231 / 154 | 0.00 (1) |
| 15- 3 | -139 / 145 | -185.9 | -185.9 | 0.52 (21) | 6.25 | | | |
| 3-16 | -122 / 106 | -185.9 | -185.9 | 0.52 (22) | 6.25 | | | |
| 16- 4 | -122 / 106 | -185.9 | -185.9 | 0.52 (22) | 6.25 | | | |
| 4-17 | -74 / 116 | -185.9 | -185.9 | 0.45 (3) | 6.25 | | | |
| 17-12 | -74 / 116 | -185.9 | -185.9 | 0.45 (3) | 6.25 | | | |
| 12-18 | -165 / 66 | -185.9 | -185.9 | 0.17 (24) | 6.25 | | | |
| 18- 5 | -165 / 66 | -185.9 | -185.9 | 0.17 (24) | 6.25 | | | |
| 1- 9 | -82 / 127 | -38.3 | -38.3 | 0.18 (25) | 6.25 | | | |
| 9- 8 | -63 / 130 | -38.2 | -38.2 | 0.18 (25) | 6.25 | | | |
| 8- 7 | -63 / 100 | -38.2 | -38.2 | 0.10 (17) | 6.25 | | | |
| 7- 6 | -63 / 100 | -38.2 | -38.2 | 0.10 (17) | 6.25 | | | |
| 6-11 | -60 / 126 | -38.2 | -38.2 | 0.18 (29) | 6.25 | | | |
| 11- 5 | -82 / 123 | -38.2 | -38.2 | 0.18 (29) | 6.25 | | | |

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.52/1.00 (3-4:22) , BC=0.18/1.00 (8-9:25) , WB=0.15/1.00 (3-7:1) , SSI=0.32/1.00 (2-3:2)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.71 (4) (INPUT = 0.90 )
JSI METAL= 0.59 (4) (INPUT = 1.00 )

CONTINUED ON PAGE 2

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V02 | 2 | 1 | TRUSS DESC. | |



TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING
AS PER NBCC 4.1.6.2.(8)

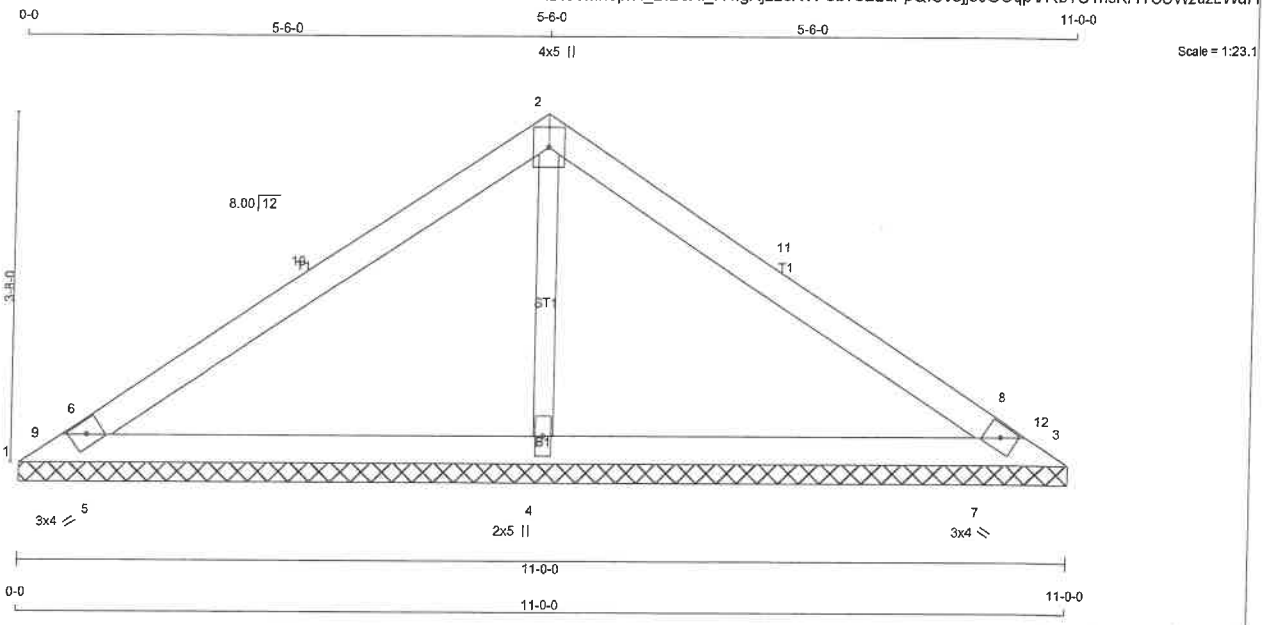
WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V03 | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 29 = 58 lb

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TTW+p | MT20 | 4.0 | 5.0 | | |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 4 | BMW1+w | MT20 | 2.0 | 5.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | -15 | 0 | 356 | -154 | -269 | 11-0-0 | 11-0-0 |
| 3 | -15 | 0 | 356 | 0 | -269 | 11-0-0 | 11-0-0 |
| 4 | 2495 | 0 | 2495 | 0 | -394 | 11-0-0 | 11-0-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 269 LBS FACTORED UPLIFT

PROVIDE ANCHORAGE AT BEARING JOINT 3 FOR 269 LBS FACTORED UPLIFT

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 4. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 154 LBS FACTORED HORIZONTAL REACTION AT JOINT 1

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | -9 | 168 / -182 | 237 / -113 | 0 / 0 | 37 / -14 | 1 / 0 | 0 / 0 |
| 3 | -9 | 168 / -182 | 237 / -113 | 0 / 0 | 55 / -40 | 1 / 0 | 0 / 0 |
| 4 | 1780 | 1293 / 0 | 399 / 0 | 0 / 0 | 40 / -423 | 273 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 1 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 110 / -110 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3, 4

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 5.44 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (25)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1- 9 | -391 / 1136 | -185.9 | -185.9 | 0.46 (1) | 6.25 |
| 9- 6 | -391 / 1136 | -185.9 | -185.9 | 0.46 (1) | 6.25 |
| 6-10 | -243 / 1107 | -185.9 | -185.9 | 0.78 (2) | 6.25 |
| 10- 2 | -243 / 1107 | -185.9 | -185.9 | 0.78 (2) | 6.25 |
| 2-11 | -200 / 1107 | -185.9 | -185.9 | 0.78 (3) | 6.25 |
| 11- 8 | -200 / 1107 | -185.9 | -185.9 | 0.78 (3) | 6.25 |
| 8-12 | -352 / 1136 | -185.9 | -185.9 | 0.46 (1) | 6.25 |
| 12- 3 | -352 / 1136 | -185.9 | -185.9 | 0.46 (1) | 6.25 |
| 1- 5 | -1025 / 304 | -38.2 | -38.2 | 0.57 (2) | 5.44 |
| 5- 4 | -941 / 290 | -38.2 | -38.2 | 0.58 (2) | 5.63 |
| 4- 7 | -941 / 290 | -38.2 | -38.2 | 0.58 (3) | 5.63 |
| 7- 3 | -1025 / 323 | -38.2 | -38.2 | 0.57 (3) | 5.44 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 4- 2 | -2036 / 381 | 0.43 (1) |
| 5- 6 | -664 / 269 | 0.00 (1) |
| 7- 8 | -668 / 278 | 0.00 (1) |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | |
|---|---|---|---|
| TOP CH. | LL = | 57.7 | PSF |
| | DL = | 5.2 | PSF |
| BOT CH. | LL = | 10.0 | PSF |
| | DL = | 7.3 | PSF |
| TOTAL LOAD | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.78/1.00 (2-6:2) , BC=0.58/1.00 (4-5:2) , WB=0.43/1.00 (2-4:1) , SSI=0.39/1.00 (1-5:2)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

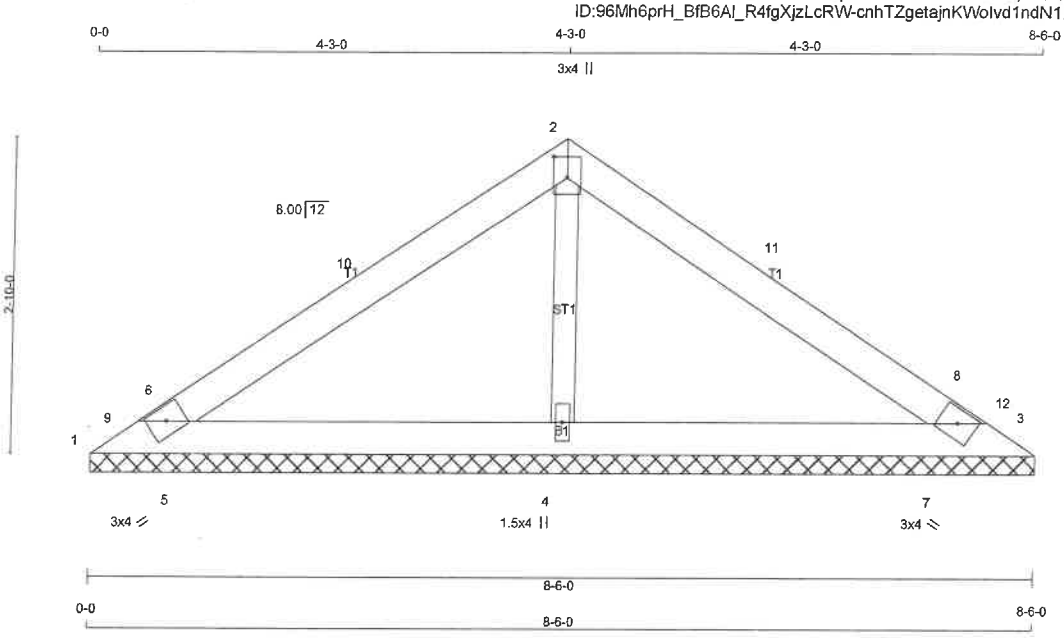
JSI GRIP= 0.76 (4) (INPUT = 0.90 )
JSI METAL= 0.43 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V04 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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TOTAL WEIGHT = 2 X 22 = 44 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 4 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 105 | 0 | 364 | -118 | -140 | 8-6-0 | 8-6-0 |
| 3 | 105 | 0 | 364 | 0 | -134 | 8-6-0 | 8-6-0 |
| 4 | 1695 | 0 | 1695 | 0 | -252 | 8-6-0 | 8-6-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 150 LBS FACTORED UPLIFT

PROVIDE ANCHORAGE AT BEARING JOINT 3 FOR 150 LBS FACTORED UPLIFT

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 4. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 118 LBS FACTORED HORIZONTAL REACTION AT JOINT 1

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 75 | 165 / -106 | 233 / -83 | 0 / 0 | 10 / -11 | 12 / 0 | 0 / 0 |
| 3 | 75 | 165 / -106 | 233 / -83 | 0 / 0 | 31 / -31 | 12 / 0 | 0 / 0 |
| 4 | 1212 | 873 / 0 | 346 / 0 | 0 / 0 | 29 / -277 | 188 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 1 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 84 / -84 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3, 4

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.

MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (25)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1- 9 | -236 / 639 | -185.9 | -185.9 | 0.21 (1) | 6.25 |
| 9- 6 | -236 / 639 | -185.9 | -185.9 | 0.21 (1) | 6.25 |
| 6-10 | -137 / 643 | -185.9 | -185.9 | 0.53 (20) | 6.25 |
| 10- 2 | -137 / 643 | -185.9 | -185.9 | 0.53 (20) | 6.25 |
| 2-11 | -105 / 643 | -185.9 | -185.9 | 0.53 (21) | 6.25 |
| 11- 8 | -105 / 643 | -185.9 | -185.9 | 0.53 (21) | 6.25 |
| 8-12 | -207 / 639 | -185.9 | -185.9 | 0.21 (1) | 6.25 |
| 12- 3 | -207 / 639 | -185.9 | -185.9 | 0.21 (1) | 6.25 |
| 1- 5 | -599 / 191 | -38.2 | -38.2 | 0.36 (2) | 6.25 |
| 5- 4 | -545 / 182 | -38.2 | -38.2 | 0.36 (2) | 6.25 |
| 4- 7 | -545 / 182 | -38.2 | -38.2 | 0.36 (3) | 6.25 |
| 7- 3 | -599 / 202 | -38.3 | -38.3 | 0.36 (3) | 6.25 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 4- 2 | -1317 / 236 | 0.22 (1) |
| 5- 6 | -439 / 174 | 0.00 (1) |
| 7- 8 | -442 / 181 | 0.00 (1) |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.53/1.00 (2-6:20) , BC=0.36/1.00 (4-5:2) , WB=0.22/1.00 (2-4:1) , SSI=0.26/1.00 (1-5:2)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

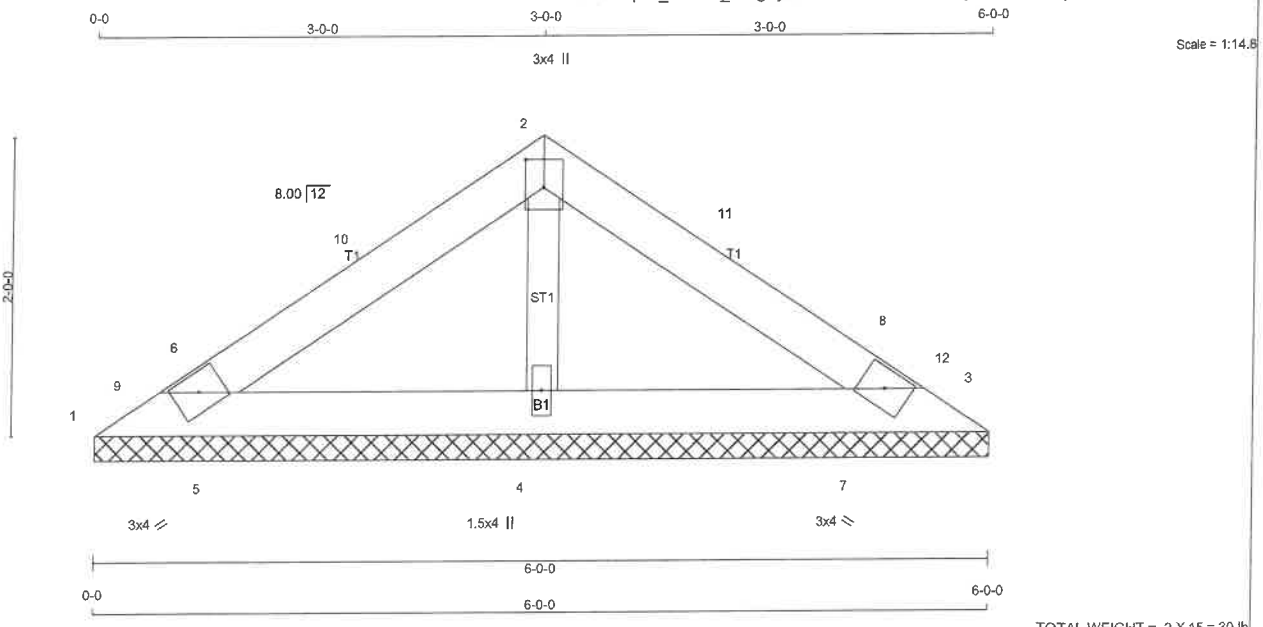
JSI GRIP= 0.88 (4) (INPUT = 0.90 )
JSI METAL= 0.37 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. Roof | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V05 | 2 | 1 | TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-4zFrm0fVL1vB8yt5AkIsvEaupLGW9rxa0mzd7mzLWuF




TOTAL WEIGHT = 2 X 15 = 30 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |
| ALL WEBS | 2x3 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TTW+p | MT20 | 3.0 | 4.0 | 2.25 | 1.50 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 4 | BMW1+w | MT20 | 1.5 | 4.0 | | |

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 157 | 0 | 358 | -81 | -67 | 6-0-0 | 6-0-0 |
| 3 | 157 | 0 | 358 | 0 | -67 | 6-0-0 | 6-0-0 |
| 4 | 1030 | 0 | 1030 | 0 | -142 | 6-0-0 | 6-0-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 150 LBS FACTORED UPLIFT
PROVIDE ANCHORAGE AT BEARING JOINT 3 FOR 150 LBS FACTORED UPLIFT

One RT7A MiTek CONNECTOR(S) RECOMMENDED TO CONNECT TRUSS FOR UPLIFT AT JOINT(S) 4. THIS CONNECTION IS FOR UPLIFT ONLY AND DOES NOT CONSIDER LATERAL FORCES.

PROVIDE FOR 81 LBS FACTORED HORIZONTAL REACTION AT JOINT 1

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 112 | 141 / -50 | 225 / -59 | 0 / 0 | 9 / -24 | 17 / 0 | 0 / 0 |
| 3 | 112 | 141 / -50 | 225 / -59 | 0 / 0 | 23 / -34 | 17 / 0 | 0 / 0 |
| 4 | 738 | 528 / 0 | 297 / 0 | 0 / 0 | 19 / -161 | 116 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 1 | -- | 0 / 0 | 0 / 0 | 0 / 0 | 58 / -58 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3, 4

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (25)

| CHORDS MEMB. | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH | WEBS MEMB. | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|---|---|---|---|---|---|
| FR-TO | | | | | FR-TO | | | |
| 1- 9 | -118 / 278 | -185.9 | -185.9 | 0.17 (19) | 6.25 | 4- 2 | -727 / 120 | 0.11 (1) |
| 9- 6 | -118 / 278 | -185.9 | -185.9 | 0.17 (19) | 6.25 | 5- 6 | -270 / 101 | 0.00 (1) |
| 6-10 | -58 / 297 | -185.9 | -185.9 | 0.35 (20) | 6.25 | 7- 8 | -270 / 106 | 0.00 (1) |
| 10- 2 | -58 / 297 | -185.9 | -185.9 | 0.35 (20) | 6.25 | | | |
| 2-11 | -36 / 297 | -185.9 | -185.9 | 0.35 (21) | 6.25 | | | |
| 11- 8 | -36 / 297 | -185.9 | -185.9 | 0.35 (21) | 6.25 | | | |
| 8-12 | -98 / 278 | -185.9 | -185.9 | 0.17 (22) | 6.25 | | | |
| 12- 3 | -98 / 278 | -185.9 | -185.9 | 0.17 (22) | 6.25 | | | |
| 1- 5 | -278 / 101 | -38.3 | -38.3 | 0.20 (20) | 6.25 | | | |
| 5- 4 | -249 / 97 | -38.2 | -38.2 | 0.20 (20) | 6.25 | | | |
| 4- 7 | -249 / 97 | -38.2 | -38.2 | 0.20 (21) | 6.25 | | | |
| 7- 3 | -278 / 107 | -38.2 | -38.2 | 0.20 (21) | 6.25 | | | |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.35/1.00 (2-6:20) , BC=0.20/1.00 (4-5:20) , WB=0.11/1.00 (2-4:1) , SSI=0.20/1.00 (3-8:22)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

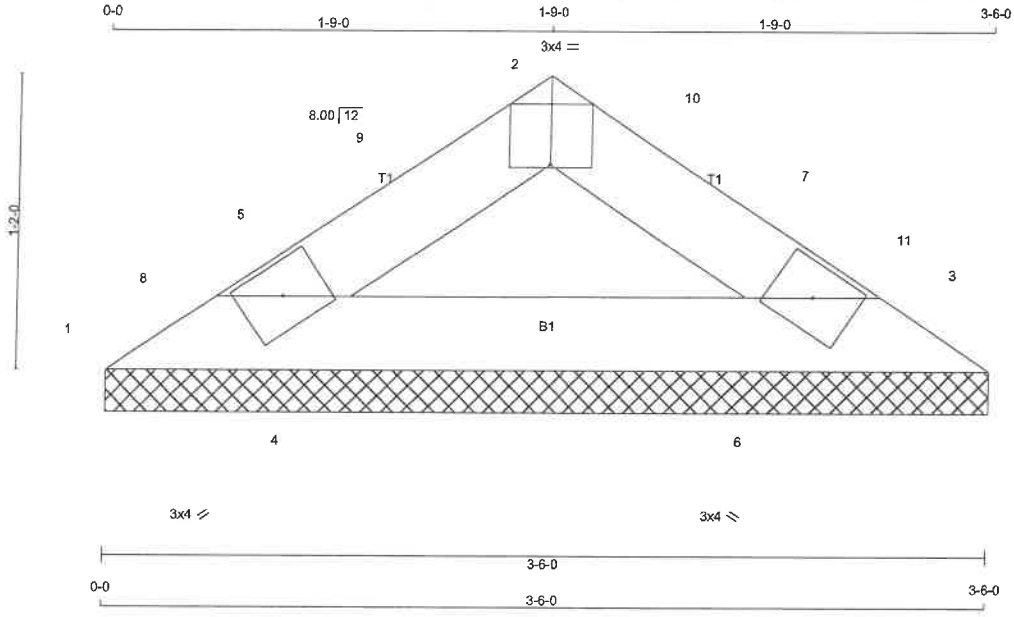
JSI GRIP= 0.48 (4) (INPUT = 0.90 )
JSI METAL= 0.20 (4) (INPUT = 1.00 )

| JOB NAME | TRUSS NAME | QUANTITY | PLY | JOB DESC. | DRWG NO. |
|---|---|---|---|---|---|
| B250692 | V06 | 2 | 1 | Roof<br>TRUSS DESC. | |

Gable Enterprises Ltd., Norton, NB, E5T 1X3, Insert Designer name here

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ID:96Mh6prH_BfB6AI_R4fgXjzLcRW-YAoEzMf76L12m6SIkSp5SS75Pld4uJrjEQjAfDzLWuE




TOTAL WEIGHT = 2 X 8 = 15 lb [M]

**LUMBER**

N. L. G. A. RULES

| CHORDS | SIZE | | LUMBER | DESCR. |
|---|---|---|---|---|
| 1 - 2 | 2x4 | DRY | No.2 | SPF |
| 2 - 3 | 2x4 | DRY | No.2 | SPF |
| 1 - 3 | 2x4 | DRY | No.2 | SPF |

DRY: SEASONED LUMBER.

**PLATES (table is in inches)**

| JT | TYPE | PLATES | W | LEN | Y | X |
|---|---|---|---|---|---|---|
| 1 | TBM1-h | MT20 | 3.0 | 4.0 | | |
| 2 | TT-p | MT20 | 3.0 | 4.0 | Edge | 2.00 |
| 3 | TBM1-h | MT20 | 3.0 | 4.0 | | |

Edge - INDICATES REFERENCE CORNER OF PLATE TOUCHES EDGE OF CHORD.

**DIMENSIONS, SUPPORTS AND LOADINGS SPECIFIED BY FABRICATOR TO BE VERIFIED BY BUILDING DESIGNER**

**BEARINGS**

| JT | FACTORED GROSS REACTION VERT | HORZ | MAXIMUM FACTORED GROSS REACTION DOWN | HORZ | UPLIFT | INPUT BRG IN-SX | REQRD BRG IN-SX |
|---|---|---|---|---|---|---|---|
| 1 | 392 | 0 | 451 | -44 | -55 | 3-6-0 | 3-6-0 |
| 3 | 392 | 0 | 451 | 0 | -55 | 3-6-0 | 3-6-0 |

PROVIDE ANCHORAGE AT BEARING JOINT 1 FOR 150 LBS FACTORED UPLIFT
PROVIDE ANCHORAGE AT BEARING JOINT 3 FOR 150 LBS FACTORED UPLIFT

PROVIDE FOR 44 LBS FACTORED HORIZONTAL REACTION AT JOINT 1

**UNFACTORED REACTIONS**

| JT | 1ST LCASE COMBINED | MAX./MIN. COMPONENT REACTIONS SNOW | LIVE | PERM.LIVE | WIND | DEAD | SOIL |
|---|---|---|---|---|---|---|---|
| 1 | 281 | 202 / 0 | 264 / 0 | 0 / 0 | 11 / -62 | 44 / 0 | 0 / 0 |
| 3 | 281 | 202 / 0 | 264 / 0 | 0 / 0 | 11 / -62 | 44 / 0 | 0 / 0 |
| HORIZONTAL REACTIONS | | | | | | | |
| 1 | --- | 0 / 0 | 0 / 0 | 0 / 0 | 31 / -31 | 0 / 0 | 0 /0 |

BEARING MATERIAL TO BE SPF NO.2 OR BETTER AT JOINT(S) 1, 3

**BRACING**

MAX. UNBRACED TOP CHORD LENGTH = 6.25 FT.
MAX. UNBRACED BOTTOM CHORD LENGTH = 6.25 FT OR RIGID CEILING DIRECTLY APPLIED.

ALL PITCH BREAKS AND PERIMETER CORNER JOINTS MUST BE LATERALLY RESTRAINED.

**LOADING**

TOTAL LOAD CASES: (25)

| CHORDS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | FACTORED VERT. LOAD LC1 (PLF) FROM | TO | MAX CSI (LC) | MAX. UNBRAC LENGTH |
|---|---|---|---|---|---|
| 1- 8 | -548 / 41 | -185.9 | -185.9 | 0.23 (23) | 6.25 |
| 8- 5 | -548 / 41 | -185.9 | -185.9 | 0.23 (23) | 6.25 |
| 5- 9 | -515 / 52 | -185.9 | -185.9 | 0.23 (23) | 6.25 |
| 9- 2 | -515 / 52 | -185.9 | -185.9 | 0.23 (23) | 6.25 |
| 2-10 | -515 / 54 | -185.9 | -185.9 | 0.23 (25) | 6.25 |
| 10- 7 | -515 / 54 | -185.9 | -185.9 | 0.23 (25) | 6.25 |
| 7-11 | -548 / 46 | -185.9 | -185.9 | 0.23 (25) | 6.25 |
| 11- 3 | -548 / 46 | -185.9 | -185.9 | 0.23 (25) | 6.25 |
| 1- 4 | -28 / 464 | -38.2 | -38.2 | 0.17 (20) | 6.25 |
| 4- 6 | -31 / 465 | -38.2 | -38.2 | 0.18 (20) | 6.25 |
| 6- 3 | -30 / 464 | -38.3 | -38.3 | 0.17 (21) | 6.25 |

| WEBS MEMB. FR-TO | MAX. FACTORED FORCE (LBS) | MAX CSI (LC) |
|---|---|---|
| 4- 5 | -121 / 118 | 0.00 (1) |
| 6- 7 | -121 / 118 | 0.00 (1) |

TRUSS HAS BEEN CHECKED FOR UNBALANCED LOADING AS PER NBCC 4.1.6.2.(8)

WIND LOAD APPLIED IS DERIVED FROM REFERENCE VELOCITY PRESSURE OF {11.7} PSF AT {19-9-0} FT-IN-SX REFERENCE HEIGHT ABOVE GRADE AND USING EXTERNAL PEAK COEFFICIENTS, CpCg, BASED ON THE {MAIN WIND FORCE RESISTING SYSTEM}.INTERNAL WIND PRESSURE IS BASED ON DESIGN {CATEGORY 1}. BUILDING MAY BE LOCATED ON {OPEN TERRAIN}, AND TRUSS IS DESIGNED TO BE LOCATED AT LEAST {0-0} FT-IN-SX AWAY FROM EAVE.TRUSS UPLIFT IS BASED ON TOP AND BOTTOM CHORD DEAD LOADS OF 5.0 PSF AND 5.0 PSF RESPECTIVELY.

**DESIGN CRITERIA**

SPECIFIED LOADS:

| | | | | |
|---|---|---|---|---|
| TOP CH. | LL | = | 57.7 | PSF |
| | DL | = | 5.2 | PSF |
| BOT CH. | LL | = | 10.0 | PSF |
| | DL | = | 7.3 | PSF |
| TOTAL LOAD | | = | 80.1 | PSF |

**SPACING = 24.0 IN. C/C**

THIS TRUSS IS DESIGNED FOR COMMERCIAL OR INDUSTRIAL BUILDING REQUIREMENTS OF PART 4, NBCC 2020

THIS DESIGN COMPLIES WITH:
- PART 4 OF BCBC 2024, NBC-2023AE, MBC 2024
- CSA 086-19
- TPIC 2019

DESIGN ASSUMPTIONS
- SLOPE REDUCTION FACTOR USED
- PERCENTAGE OF GROUND SNOW LOAD IS USER-DEFINED.

(80 % OF 56.4 P.S.F. G.S.L. PLUS 12.5 P.S.F. RAIN LOAD) TIMES IMPORTANCE FACTOR EQUALS 57.7 P.S.F. SPECIFIED ROOF LIVE LOAD

CSI: TC=0.23/1.00 (1-5:23) , BC=0.18/1.00 (4-6:20) , WB=0.00/1.00 (4-5:1) , SSI=0.23/1.00 (1-5:19)

DOL LUMBER=1.00 NAIL=1.00 LS BEND=1.10 COMP=1.10 SHEAR=1.10 TENS= 1.10

SNOW LOAD IMPORTANCE FACTOR = 1.00
WIND LOAD IMPORTANCE FACTOR = 1.00
LIVE LOAD IMPORTANCE FACTOR = 1.00
COMPANION LIVE LOAD FACTOR = 1.00

TRUSS PLATE MANUFACTURER IS NOT RESPONSIBLE FOR QUALITY CONTROL IN THE TRUSS MANUFACTURING PLANT .

NAIL VALUES

| PLATE | GRIP(DRY) (PSI) MAX | MIN | SHEAR (PLI) MAX | MIN | SECTION (PLI) MAX | MIN |
|---|---|---|---|---|---|---|
| MT20 | 650 | 371 | 1747 | 788 | 1987 | 1873 |

PLATE PLACEMENT TOL. = 0.250 inches

PLATE ROTATION TOL. = 5.0 Deg.

JSI GRIP= 0.32 (1) (INPUT = 0.90 )
JSI METAL= 0.19 (1) (INPUT = 1.00 )

## Kitson, Melissa

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** Friday, May 16, 2025 2:32 PM
**To:** Kitson, Melissa; Planning Department
**Subject:** updated/ Star Homes & Construction-39-41 Macwilliams Rd. Plan [2848 DP]
**Attachments:** 2848 DP.PDF

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Melissa

Can you update the new duplex plan(attached)and remove the old one from the file?

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

## PLAN NO. 2848 DP

WIDTH: 64'-0"
DEPTH: 54'-0"

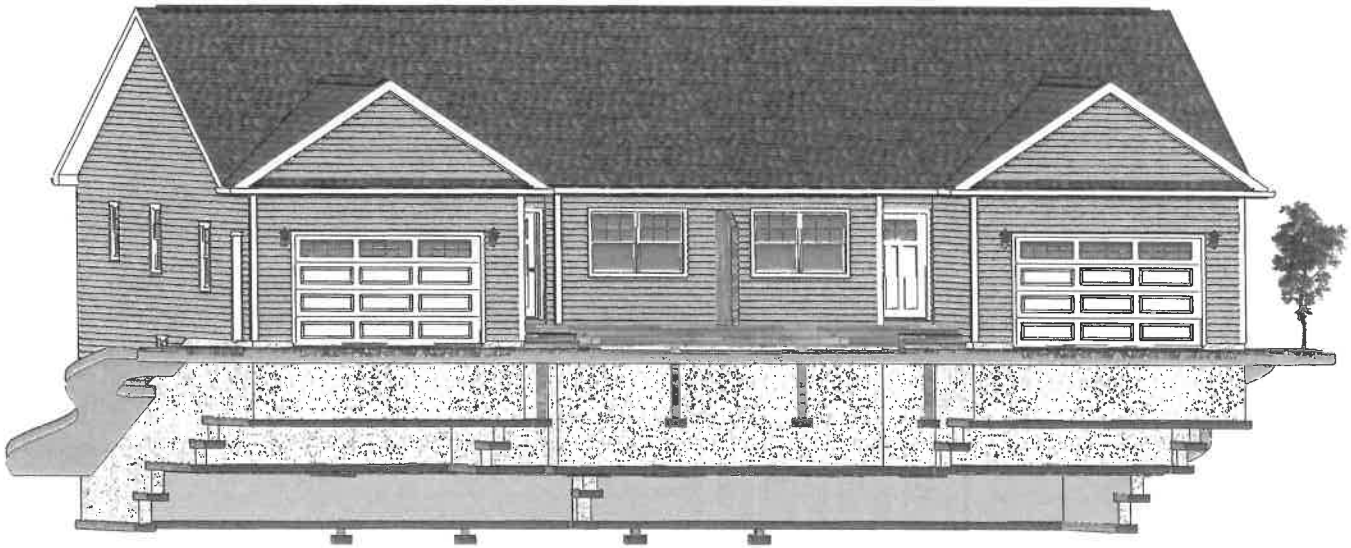
MAIN FLOOR AREA: 2478 sq.ft.
- UNIT #1: 1239 sq.ft./ - UNIT #2: 1239 sq.ft.

FINISHED BASEMENT AREA: 1984 sq.ft.
- UNIT #1: 992 sq.ft./ - UNIT #2: 992 sq.ft.

GARAGE AREA
- UNIT #1: 346 sq.ft./ - UNIT #2: 346 sq.ft.

## LIST OF DRAWINGS


A1. COVER PAGE
A2. FRONT & RIGHT ELEVATION
A3. REAR & LEFT ELEVATION
A4. MAIN FLOOR PLAN
A5. BASEMENT FLOOR PLAN
A6. SECTION A-A, ROOF PLAN
A7. SECTION B-B
A8. FOUNDATION PLAN


- PLEASE NOTE -

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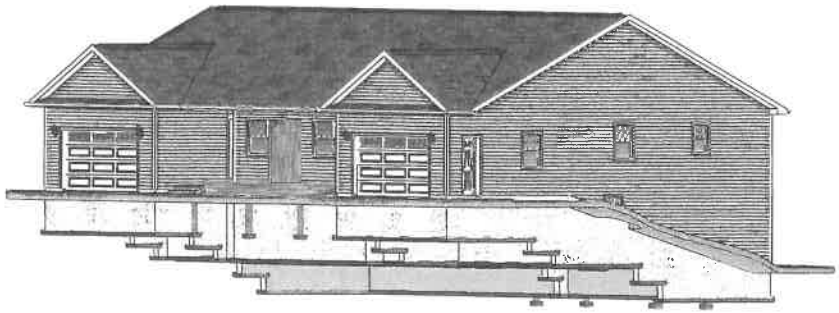


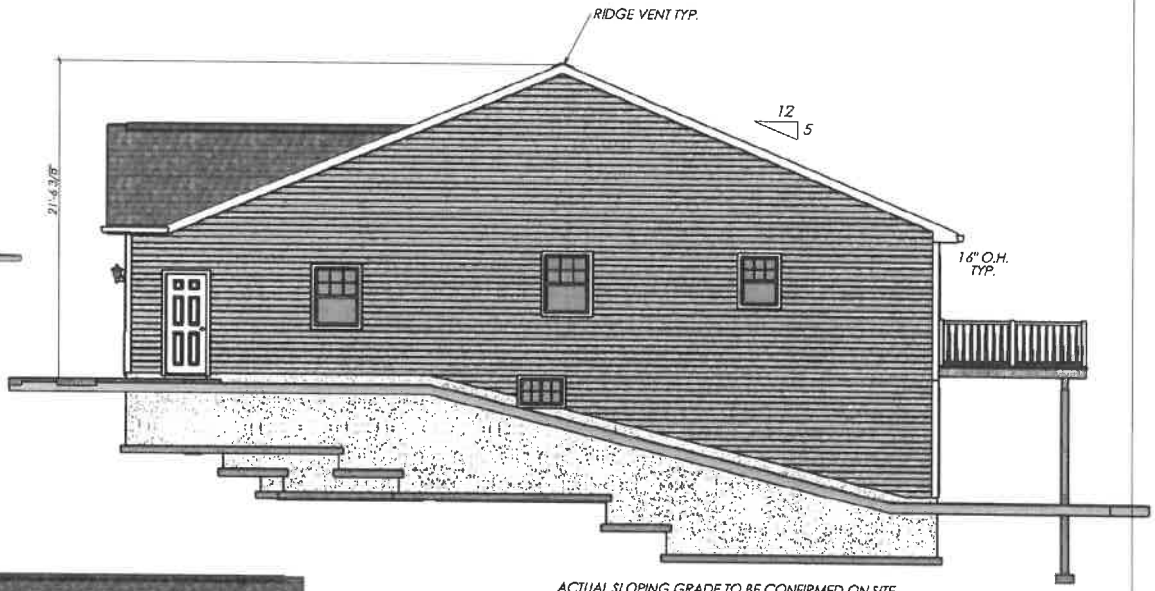
3D Home Design Ltd.
198 Grafton St. Charlottetown,PE
(902) 213-3879, bjh3879@gmail.com


RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A1. COVER PAGE
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

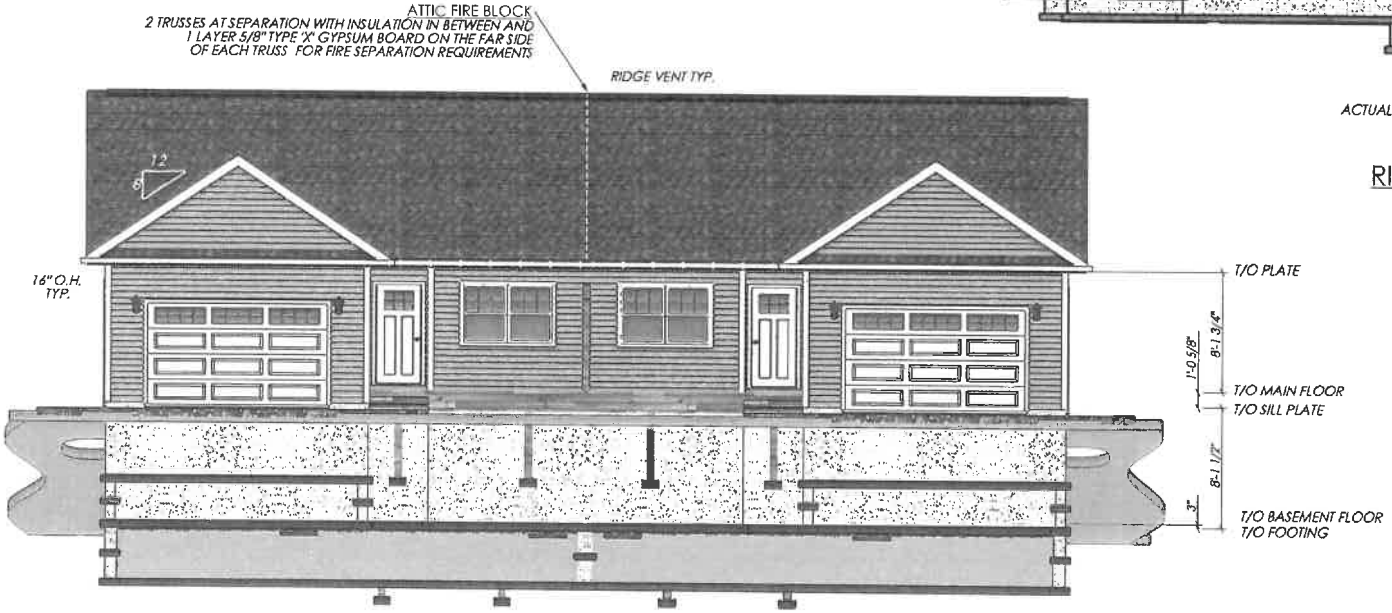
DRAWING SIZE: 11"x17"






ACTUAL SLOPING GRADE TO BE CONFIRMED ON SITE

RIGHT ELEVATION




FRONT ELEVATION

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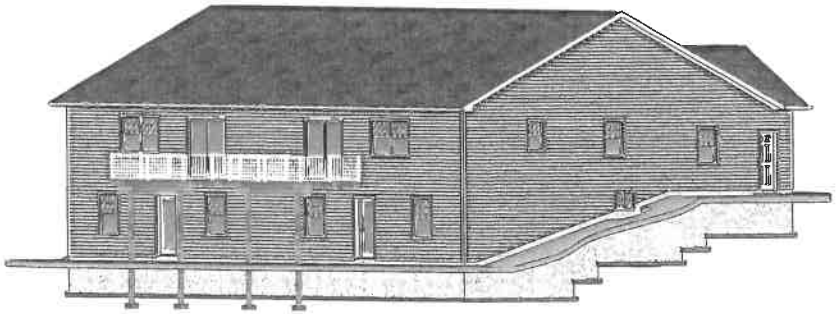
Construction shall comply with the current edition of the National Building Code

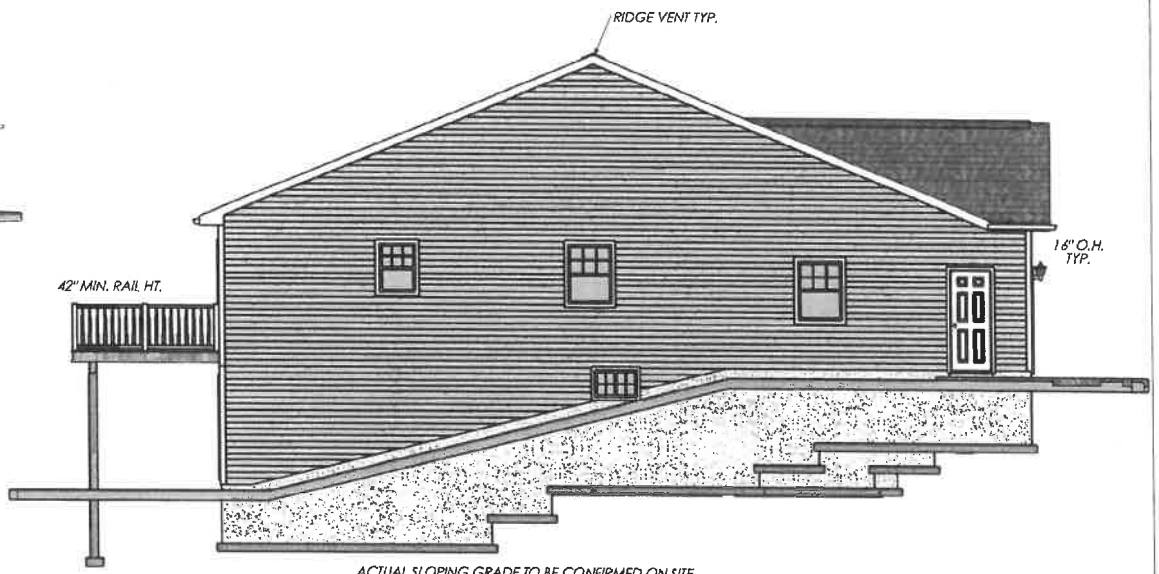
3D Home Design Ltd.
198 Grafton St. Cl'town, (902) 213-3879

RONA CHARLOTTETOWN.

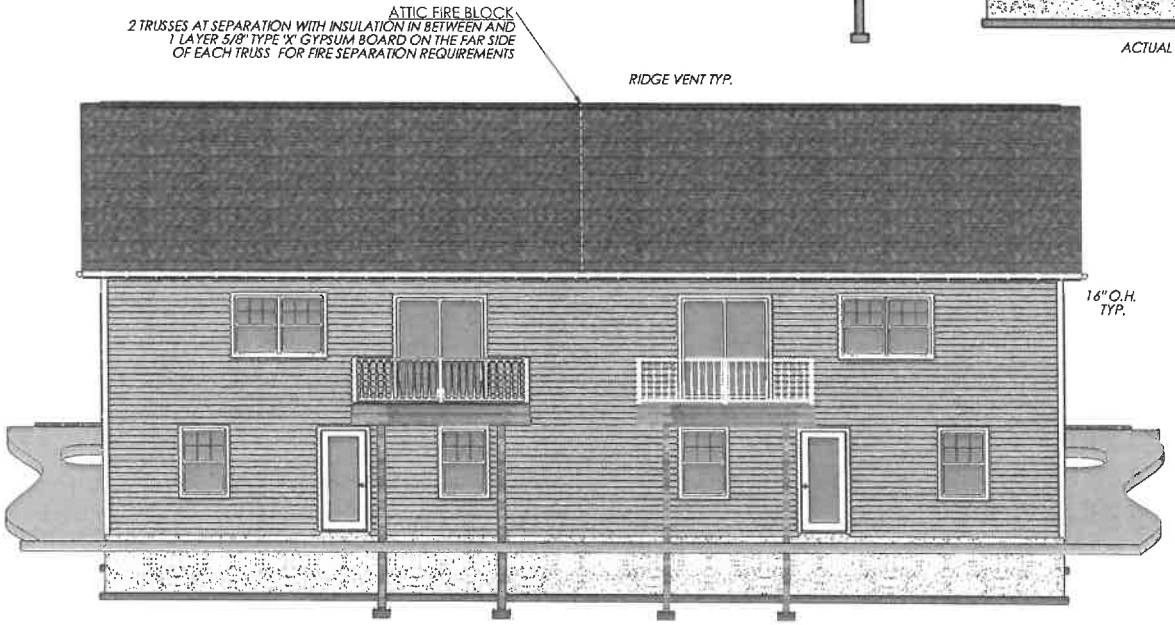
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A2. FRONT & RIGHT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

DRAWING SIZE: 11"x17"






LEFT ELEVATION




REAR ELEVATION

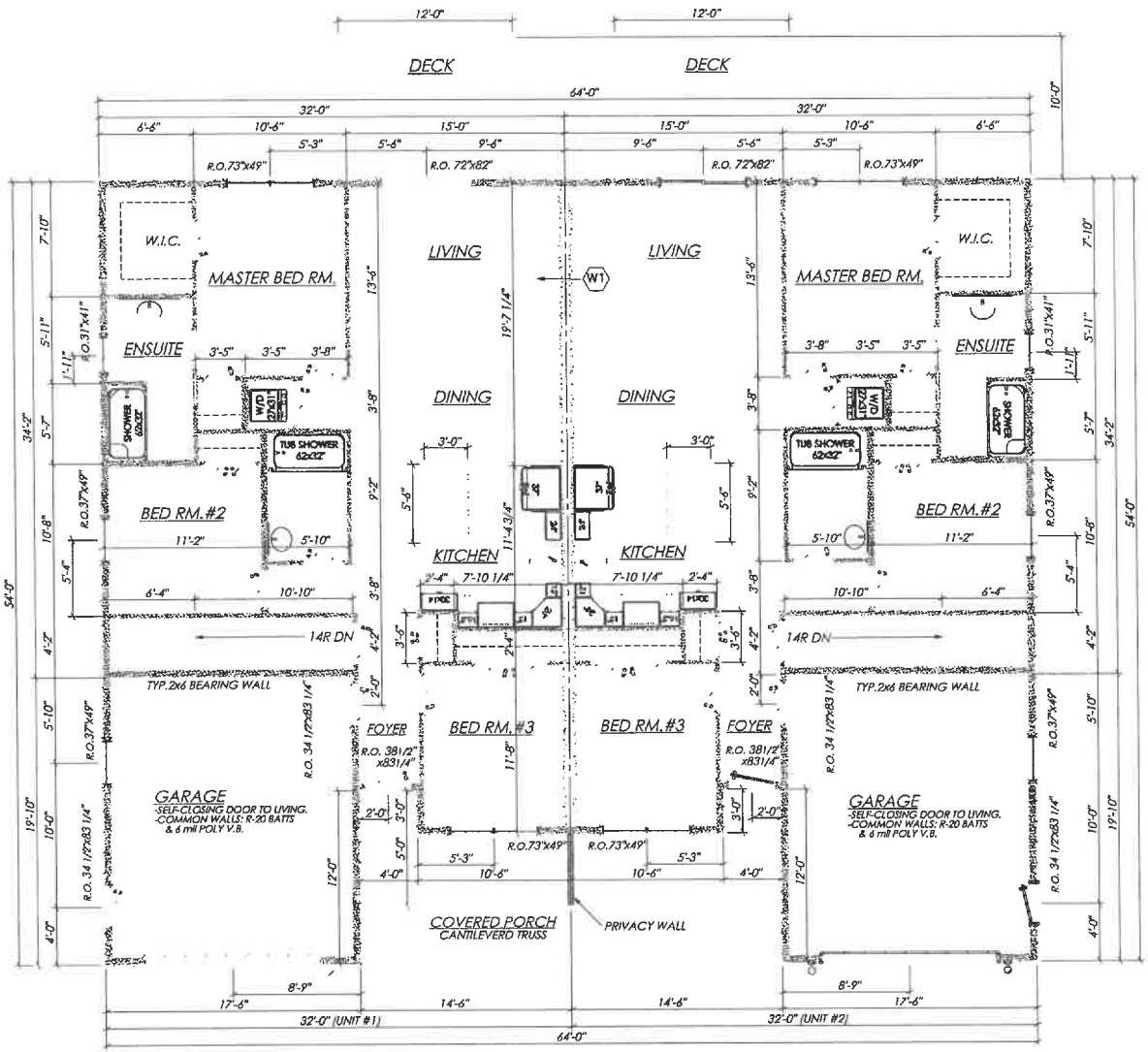
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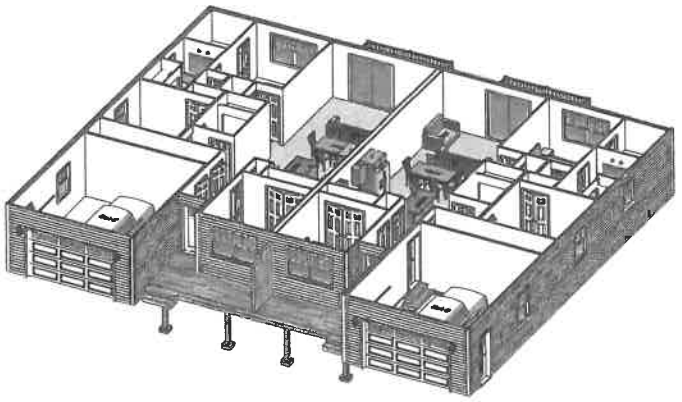
3D Home Design Ltd.
198 Grafton St. Ctrtown, (902) 213-3879

RONA CHARLOTTETOWN.

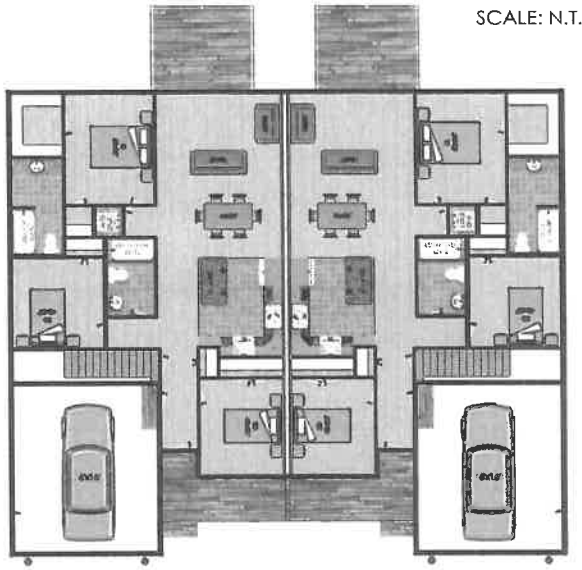
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A3. REAR & LEFT ELEVATION
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

DRAWING SIZE: 11"X17"



SCALE: N.T.S



## MAIN FLOOR PLAN : 2478 sq.ft.

- UNIT #1: 1239 sq.ft. / - UNIT #2: 1239 sq.ft.

*NOTE: -EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.
-WINDOWS WITH OPENINGS MORE THAN 72" ABOVE GRADE AND LESS THAN 36" ABOVE FLOOR REQUIRE FALL PROTECTION.

**(W1) TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

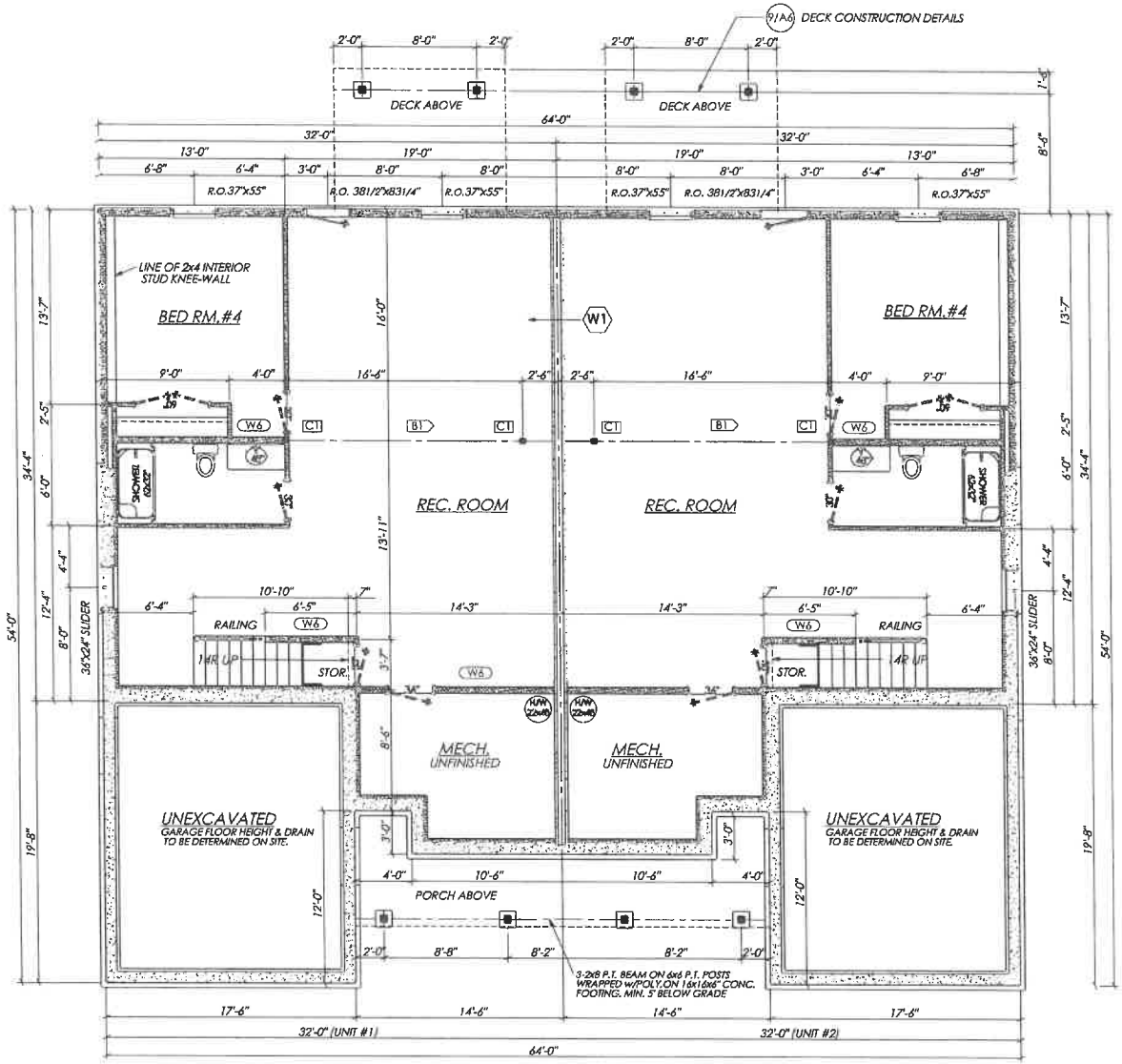
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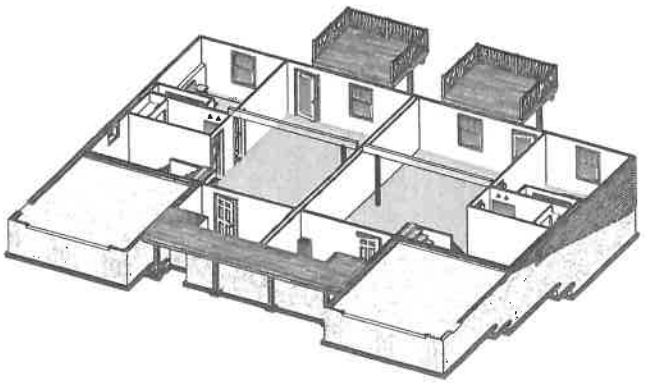
3D Home Design Ltd.
198 Grafton St. Ch'town, (902) 213-3879

RONA CHARLOTTETOWN.

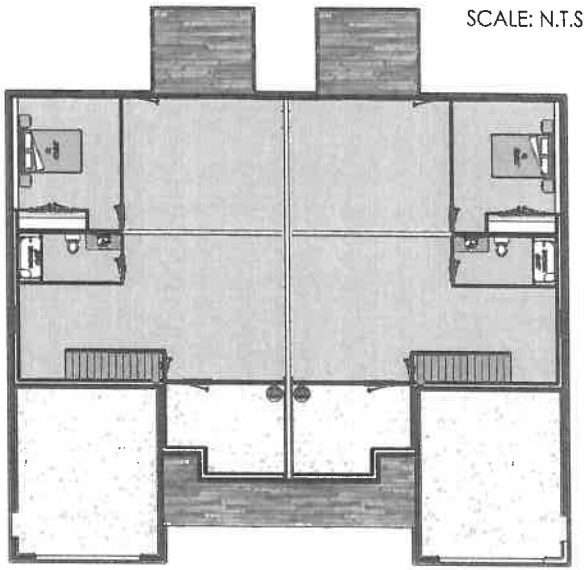
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A4. MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

DRAWING SIZE: 11"x17"



SCALE: N.T.S



**BEAM, COLUMN & WALL SCHEDULE**

- B1 : RAISED LVL BEAM (TOP FLUSH) (DESIGNED BY MFG.)
- C1 : 4- PLY 2x6 STUDS POST
- W6 : 2x6 STUDS @16"c/c BEARING WALL

**W1 TYP. PARTY WALL**

- 5/8" TYPE 'X' GYPSUM BD.
- 11" ICF WALL (MIN. 6" CONC.CORE)
- 5/8" TYPE 'X' GYPSUM BD.

# WALKOUT BASEMENT FLOOR PLAN

FINISHED AREA: - UNIT #1: 992 sq.ft. / - UNIT #2: 992 sq.ft.

*NOTE:-EXTERIOR DOORS AND WINDOWS ARE RSO SIZES.
-ALL BEDROOM WINDOWS TO MEET NATIONAL BUILDING CODE EGRESS SIZES.
-INTERIOR DOORS ARE 6'-8" HEIGHT.


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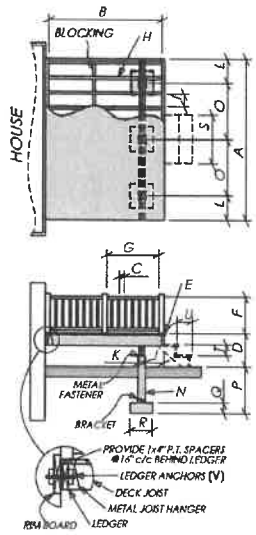
3D Home Design Ltd.
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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD

A5. BASEMENT FLOOR PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

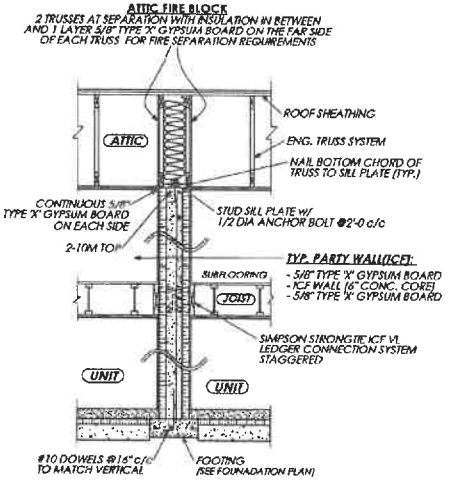
DRAWING SIZE: 11"x17"



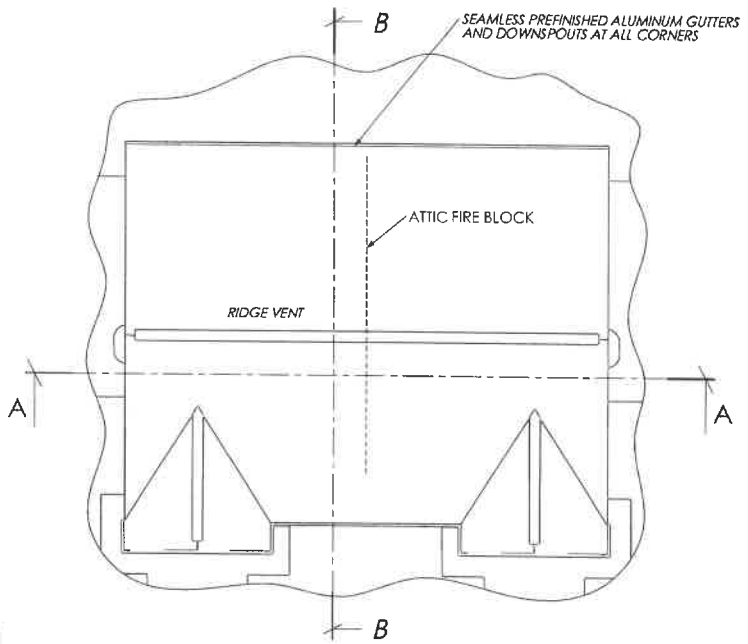

**SPECIFICATIONS**

| | | |
|---|---|---|
| A | DECK LENGTH (MEASURED ALONG HOUSE) | 12'-0" |
| B | DECK WIDTH (MEASURED OUT FROM HOUSE) | 10'-0" |
| C | OPENINGS IN GUARD/ RAILING(max.4") | 4" |
| D | HEIGHT OF DECK ABOVE FINISHED GRADE (max) | 9'-8" |
| E | DECKING THICKNESS | 5/4" |
| F | RAILING HEIGHT | 42" |
| G | DISTANCE BETWEEN RAILING POSTS(max.8') | 5'-6" |
| H | JOIST SIZE | 2x8" |
| I | JOIST SPACING | 16" |
| J | JOIST CANTILEVER | 16" |
| K | BEAM SIZE | 3-2x8" |
| L | BEAM CANTILEVER | 12" |
| M | POST TYPE (WOOD or CONCRETE) | WOOD |
| N | POST SIZE (WOOD: min 6X6") | 6x6" |
| O | POST SPACING (MAX) | 8'-0" |
| P | FOOTING DEPTH (min. 5') | 5' |
| Q | FOOTING THICKNESS | 6" |
| R | FOOTING WIDTH | 12x12" |
| V | LEDGER ANCHORS | 1/2"@12"c/c |

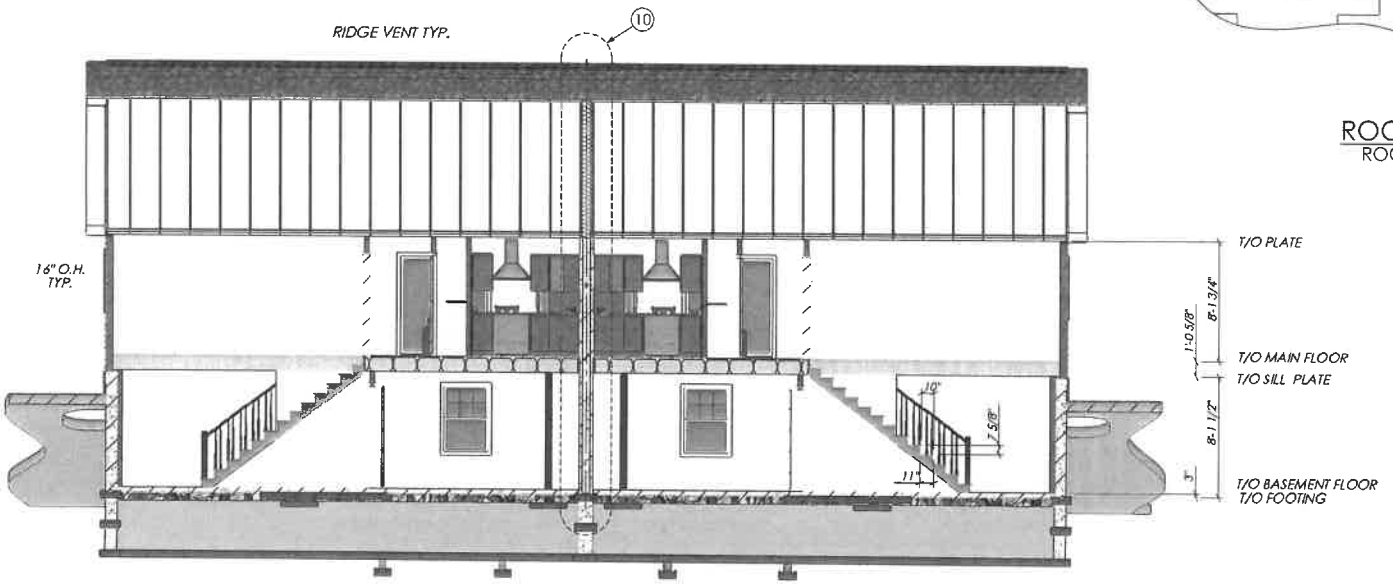
⑨ DECK CONSTRUCTION DETAILS
(SCALE: N.T.S)
*NOTE: ALL DECK CONSTRUCTION TO COMPLY WITH THE DETAILS IN THE TOWN OF STRATFORD 2019 DECK PAMPHLET.




⑩ SECTION @PARTY WALL
(SCALE: N.T.S)




ROOF PLAN (SCALE: N.T.S)
ROOFING AREA: 3980 sq.ft.



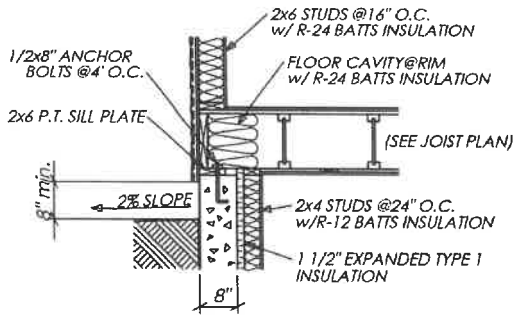

SECTION A-A

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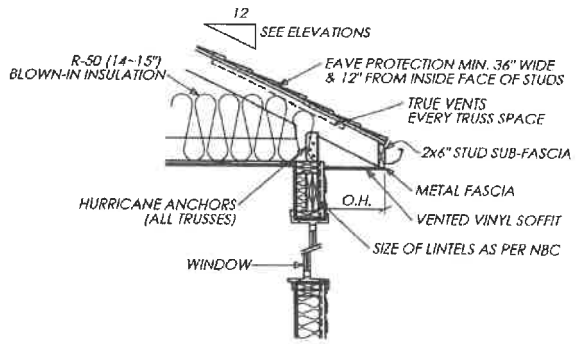
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RONA CHARLOTTETOWN.
PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A6. SECTION A-A, ROOF PLAN
SCALE: 1/8" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

DRAWING SIZE: 11"x17"

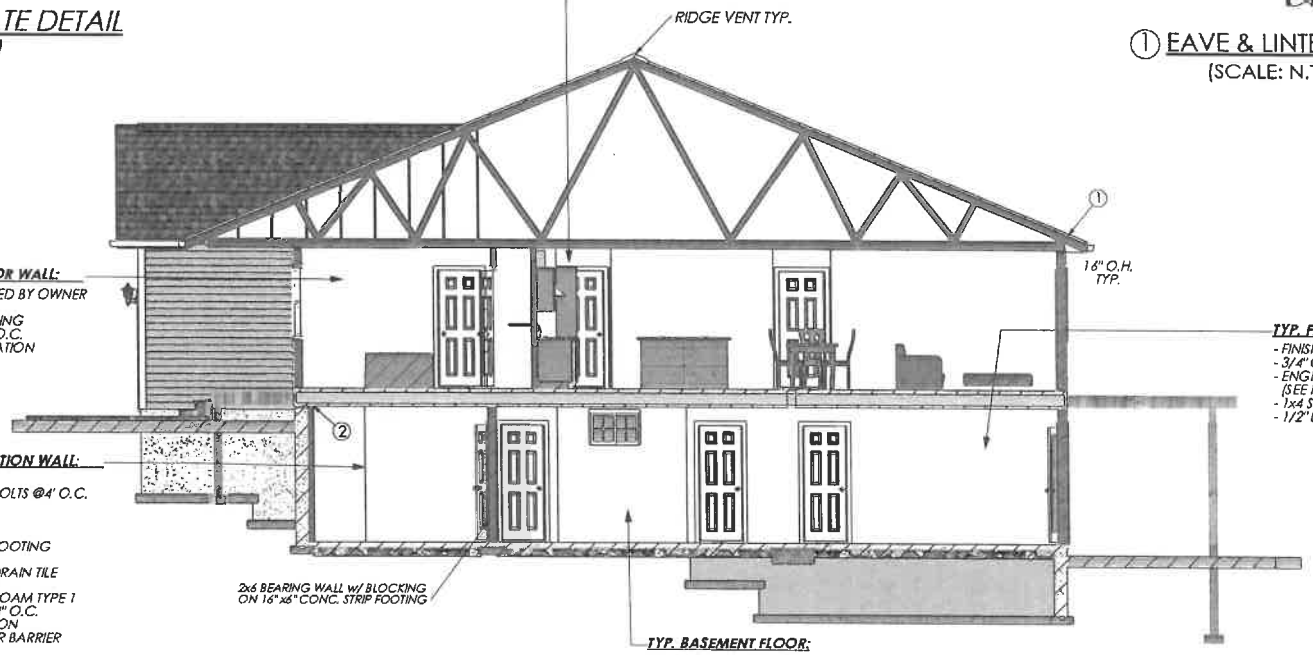



## ② FLOOR & SILL PLATE DETAIL
(SCALE: N.T.S)




## ① EAVE & LINTEL DETAIL
(SCALE: N.T.S)

**TYP. TRUSS ROOF CONSTRUCTION**
- 25 YEAR FIBERGLASS SHINGLES
- SYNTHETIC UNDERLAYMENT
- 1/2" OSB SHEATHING & 'H' CLIPS
- PRE-ENGINEERED TRUSS @24"O.C. (SEE DESIGN BY OTHERS)
- R50 BLOWN-IN INSULATION
- 1x4 STRAPPING @16"O.C.
- 6 mil POLY V.B.
- 1/2" DRYWALL




**TYPICAL EXTERIOR WALL:**
- FINISHED SPECIFIED BY OWNER
- HOUSE WRAP
- 1/2" OSB SHEATHING
- 2x6 STUDS @16" O.C.
- R24 BATTS INSULATION
- 6 mil POLY V.B.
- 1/2" DRYWALL

**TYP. FLOOR CONSTRUCTION:**
- FINISHED AS SPECIFIED
- 3/4" OSB SHEATHING
- ENGINEERED FLOOR (SEE PLAN)
- 1x4 STRAPPING @ 16" O.C.
- 1/2" DRYWALL

**FINISHED FOUNDATION WALL:**
- DAMPROOFING
- 1/2"x8" ANCHOR BOLTS @4' O.C.
- 2x6 P.T. SILL PLATE
- SILL GASKET
- 8"x8" CONC. WALL
- 16"x6" CONCRETE FOOTING (FOOTING KEY)
- 6" GRAVEL ON 4" DRAIN TILE
- MOISTURE BARRIER
- 1 1/2" EXPANDED FOAM TYPE 1
- 2x4 K.D. STUDS @24" O.C.
- R-12 BATT INSULATION
- 6 mil POLY VAPOUR BARRIER
- 1/2" DRYWALL

**TYP. BASEMENT FLOOR:**
- UNDISTURBED SOIL
- 6" CRUSHED GRAVEL
- 1 1/2" HIGH DENSITY RIGID FOAM (*1. IN-FLOOR HEATING- 3" FOAM)
- 6 mil POLY VAPOUR BARRIER
- 6x6x6/6 W.W.M.
- 3" MECH. FINISHED CONC.SLAB (OPTION: IN-FLOOR HEATING*1)
- FINISHED AS SPECIFIED

## SECTION B-B

*NOTE:
1. A SMOKE ALARM SHALL BE INSTALLED IN EACH BEDROOMS AND IN THE LIVING SPACE. SMOKE ALARMS IN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
2. A CARBON MONOXIDE(CO) ALARM SHALL BE INSTALLED IN THE BEDROOMS OR OUTSIDE OF THE BEDROOMS WITHIN 5m OF THE BED ROOM DOORS. ALL CO ALARMS WITHIN EACH UNIT SHALL BE WIRED TO SOUND ALL AT ONCE.
3. A SUPPLEMENTAL EXHAUST FAN WITH A RATED CAPACITY NOT LESS THAN 50 L/s SHALL BE INSTALLED IN THE KITCHEN (RANGE HOOD) OR DIRECT EXHAUST TO OUTSIDE.
4. THE BATHROOMS SHALL HAVE MECHNICAL VENTILATION WITH A RATED CAPACITY OF NOT LESS THAN 25 L/s.
5. LAUNDRY DRYING EXHAUST SHALL VENT DIRECTLY OUTDOORS AND SHALL BE INDEPENDENT OF OTHER VENTILATION


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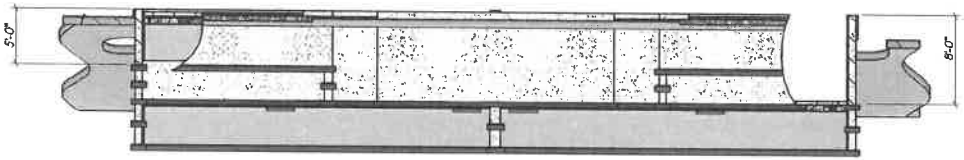


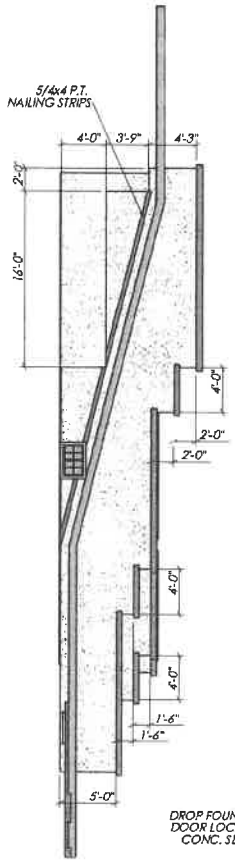
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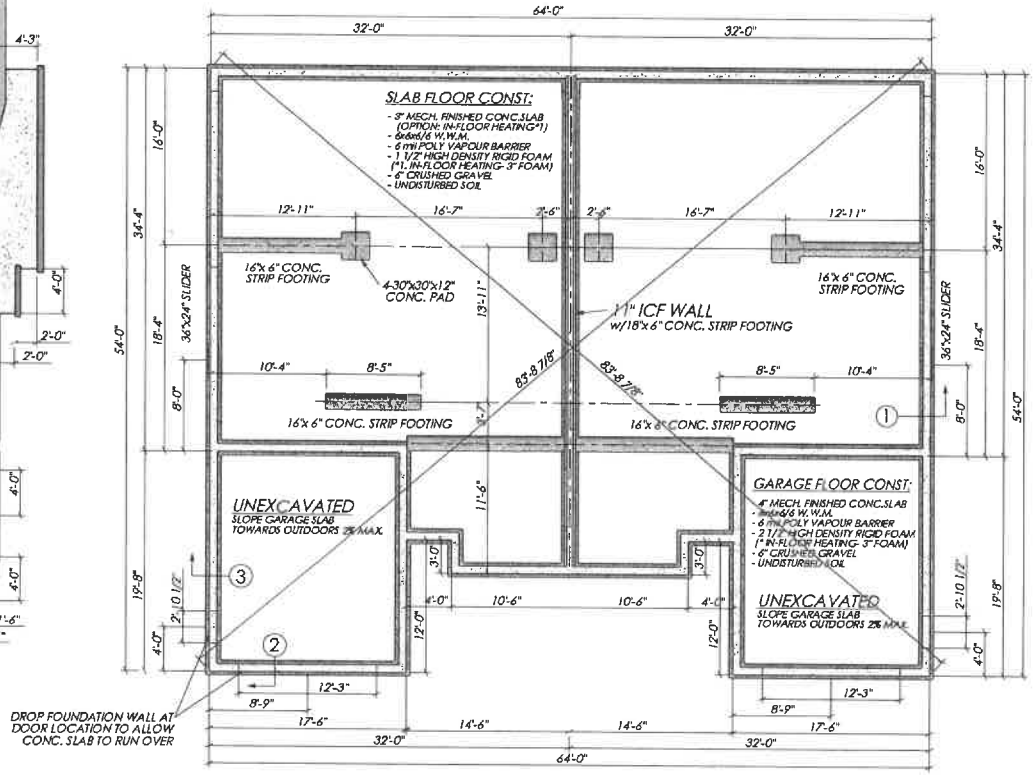

RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A7. SECTION B-B
SCALE: N.T.S
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

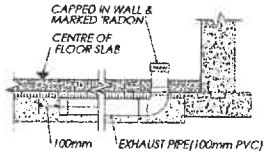
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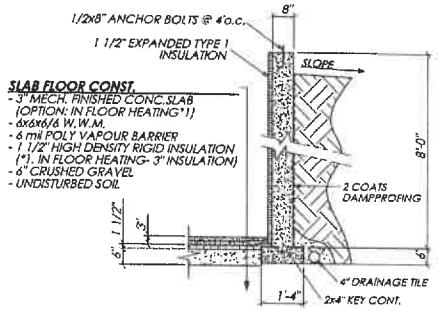



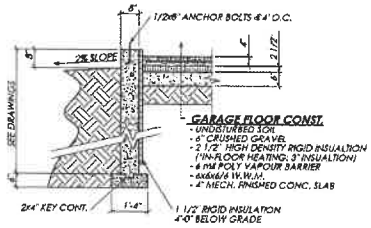

DROP FOUNDATION WALL AT DOOR LOCATION TO ALLOW CONC. SLAB TO RUN OVER



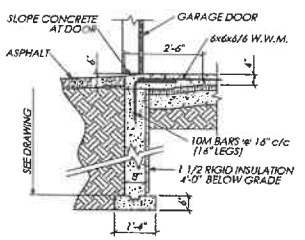

RADON CONTROL DETAIL



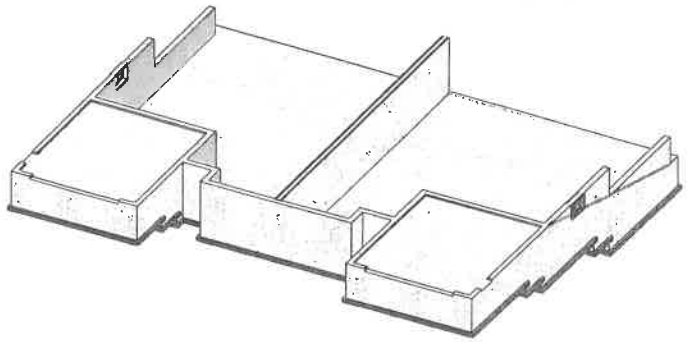

① TYP. FOUNDATION DETAIL
(SCALE: N.T.S)




③ GARAGE FLOOR DETAIL
(SCALE: N.T.S)




② GARAGE SLAB DETAIL @ O/H DOOR
(SCALE: N.T.S)



# FOUNDATION PLAN

"NOTE: - ALL FOOTINGS & SLABS TO REST ON UNDISTURBED SOIL OR STRUCTURAL FILL. MIN. 3000 PSF BEARING CAPACITY.
- CONCRETE STRENGTH(MIN.) 20MPa- FOOTINGS & WALLS, 20MPa- INTERIOR SLABS, 32MPa- GARAGE & EXTERIOR SLABS.

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RONA CHARLOTTETOWN.

PROJECT: STAR HOMES &CONST. INC
39-41 MACWILLIAMS RD
A8. FOUNDATION PLAN
SCALE: 3/32" = 1'-0"
DATE: APR 21/ 2025
DRAWN BY: 3D HOME DESIGN
REVISIONS: 1. MAY 15/ 2025

DRAWING SIZE: 11"x17"

## Kitson, Melissa

**From:** Planning Department
**Sent:** Monday, May 26, 2025 9:24 AM
**To:** Kitson, Melissa
**Subject:** FW: Receipt: 39-41 MacWilliams Rd

**Jason Doucette**
**Intake Officer/Admin Assistant**

**City of Charlottetown**
PO Box 98, 70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 7K2
Office: 782-377-4722
Email: jadoucette@charlottetown.ca
Web: www.charlottetown.ca

Pronouns: He/Him

CHARLOTTETOWN
*Great things happen here.*

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** Sunday, May 25, 2025 7:34 PM
**To:** City Planning <cityplanning@charlottetown.ca>
**Subject:** Re: Receipt: 39-41 MacWilliams Rd

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Melissa

Received, thank you.

Tony

On Sun, May 25, 2025 at 7:28 PM <cityplanning@charlottetown.ca> wrote:

> Hi Tony,
>
> Please see attached receipt for your records.
>
> Best Regards,

Melissa

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---

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## Kitson, Melissa

**From:** Taweel, Riley
**Sent:** Saturday, June 7, 2025 12:14 PM
**To:** City Planning; Kitson, Melissa; MacDonald, Stephanie M.; Birt, Ira; Johnston, Paul; Gashi, Ylber
**Subject:** RE: Driveway Approval Request: 39-41 MacWilliams Rd

Hello,

Max width permitted under bylaw is 5.0 m. Driveways are approved as shown if width adjustment is made.

Thank you,
Riley

**From:** City Planning <cityplanning@charlottetown.ca>
**Sent:** May 25, 2025 7:32 PM
**To:** Carmichael, Maureen <mcarmichael@charlottetown.ca>; Taweel, Riley <rtaweel@charlottetown.ca>; Laverty, Morgan <mlaverty@charlottetown.ca>; Dickie, Steven <sdickie@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Wilmot, Simon <swilmot@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Brown, Julia <jlbrown@charlottetown.ca>
**Subject:** Driveway Approval Request: 39-41 MacWilliams Rd

Driveway Approval Request: 39-41 MacWilliams Rd

Project Description: Construction of a Semi-Detached Dwelling

**Kitson, Melissa**

**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** Friday, June 13, 2025 2:45 PM
**To:** Fraser, Michael
**Cc:** Jones, Shane; Kitson, Melissa
**Subject:** Re: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25

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Hi Michael

I did talk with the surveyor today and hope he will send the revised plan next week.

Have a great weekend!

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jun 13, 2025 at 2:10 PM Fraser, Michael <mfraser@charlottetown.ca> wrote:

Hello Tony,

Please see the following feedback from our Public Works department. They note that the maximum driveway width allowable is 5m whereas the width shown on plans is 5.33m. Please update your plans accordingly and resubmit.

Thank you,

Michael

---

**From:** Kitson, Melissa <mkitson@charlottetown.ca>
**Sent:** Friday, June 13, 2025 2:04 PM
**To:** Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** FW: Driveway Approval Request: 39-41 MacWilliams Rd

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca




**From:** Taweel, Riley <rtaweel@charlottetown.ca>
**Sent:** Saturday, June 7, 2025 12:14 PM
**To:** City Planning <cityplanning@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Gashi, Ylber <ygashi@charlottetown.ca>
**Subject:** RE: Driveway Approval Request: 39-41 MacWilliams Rd

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Thank you,
Riley

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**To:** Carmichael, Maureen <mcarmichael@charlottetown.ca>; Taweel, Riley <rtaweel@charlottetown.ca>; Laverty, Morgan <mlaverty@charlottetown.ca>; Dickie, Steven <sdickie@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Wilmot, Simon <swilmot@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Brown, Julia <jlbrown@charlottetown.ca>
**Subject:** Driveway Approval Request: 39-41 MacWilliams Rd

Driveway Approval Request: 39-41 MacWilliams Rd

Project Description: Construction of a Semi-Detached Dwelling

**Kitson, Melissa**

| | |
|---|---|
| **From:** | Tony C Joy <toncj17@gmail.com> |
| **Sent:** | Monday, June 16, 2025 9:22 AM |
| **To:** | Fraser, Michael; Jones, Shane; Kitson, Melissa |
| **Subject:** | Fwd: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25 |
| **Attachments:** | 25095-1 - Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Drainage Plan - June 16, 2025 - Signed.pdf |

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Hi Michael & Shane

Please see the revised plans attached.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Joël Legault** <joel@sandstoneengineering.ca>
Date: Mon, Jun 16, 2025 at 9:14 AM
Subject: Re: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25
To: Tony C Joy <toncj17@gmail.com>
CC: Riley Callaghan <riley@sandstoneengineering.ca>, Josh Beaton <josh@sandstoneengineering.ca>

Hi Tony,

See attached revised drainage plan.

Thanks,
Joel

On Fri, Jun 13, 2025 at 2:19 PM Tony C Joy <toncj17@gmail.com> wrote:
Hi Joel

Please go through the below email about the driveway and can you send me a revised plan soon?

Thank you

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Fraser, Michael** <mfraser@charlottetown.ca>
Date: Fri, Jun 13, 2025 at 2:10 PM
Subject: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25
To: toncj17@gmail.com <toncj17@gmail.com>
CC: Jones, Shane <sjones@charlottetown.ca>, Kitson, Melissa <mkitson@charlottetown.ca>

Hello Tony,

Please see the following feedback from our Public Works department. They note that the maximum driveway width allowable is 5m whereas the width shown on plans is 5.33m. Please update your plans accordingly and resubmit.

Thank you,

Michael

---

**From:** Kitson, Melissa <mkitson@charlottetown.ca>
**Sent:** Friday, June 13, 2025 2:04 PM
**To:** Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** FW: Driveway Approval Request: 39-41 MacWilliams Rd

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca

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**From:** Taweel, Riley <rtaweel@charlottetown.ca>
**Sent:** Saturday, June 7, 2025 12:14 PM
**To:** City Planning <cityplanning@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Gashi, Ylber <ygashi@charlottetown.ca>
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Thank you,
Riley

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**Sent:** May 25, 2025 7:32 PM
**To:** Carmichael, Maureen <mcarmichael@charlottetown.ca>; Taweel, Riley <rtaweel@charlottetown.ca>; Laverty, Morgan <mlaverty@charlottetown.ca>; Dickie, Steven <sdickie@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Wilmot, Simon <swilmot@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Brown, Julia <jlbrown@charlottetown.ca>
**Subject:** Driveway Approval Request: 39-41 MacWilliams Rd

Driveway Approval Request: 39-41 MacWilliams Rd

Project Description: Construction of a Semi-Detached Dwelling

--

**Joël Legault**, P.Eng.

**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

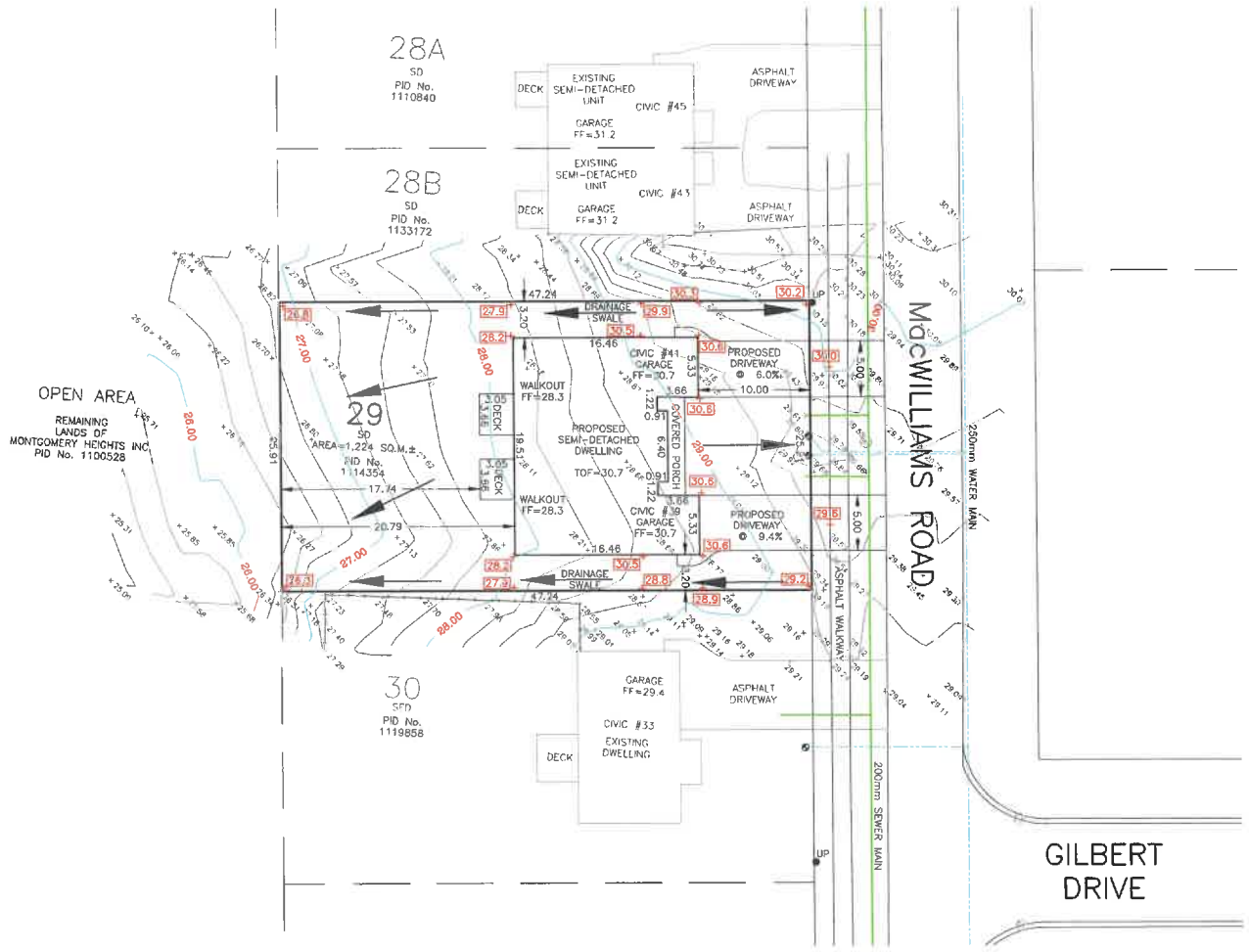
Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca

sandstoneengineering.ca




LEGEND:

- SUBJECT PROPERTY LINES
- CONTOUR LINES . . . 28.00
- APPROXIMATE PROPERTY LINES
- EXISTING ELEVATION (IN METRIC) . . . 17.17
- UTILITY POLE . . . UP
- DRAINAGE FLOW DIRECTION
- FINISH FLOOR . . . FF=
- DESIGN ELEVATION . . . 32.3
- CATCH BASIN
- CURB STOP
- SEWER LINE
- WATER LINE
- TOP OF FOUNDATION . . . TOF
- SEMI-DETACHED . . . SD
- SINGLE FAMILY DWELLING . . . SFD
- FENCE LINE

NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION AND CONTOURS OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 7, 2025.
6. FRONT DOWNSPOUTS TO BE DIRECTED TO MacWILLIAMS ROAD.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE - METERS

Prepared by:
SANDSTONE
SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca

PROFESSIONAL ENGINEER
JOEL LEGAULT
No. 12005
PRINCE EDWARD ISLAND

REGISTERED
REID JA GREENPPP
No. 03
P.E.I.A.

Project Title

# Lot 29
## #39 & #41 MacWilliams Road

PID No. 1114354

Star Homes & Construction Inc.

Plan Title

## Drainage Plan

| Date Printed: | Drawn by: |
|---|---|
| June 16, 2025 | JWL |
| Job No. 25095 | Plan No. 25095-1 |

**Kitson, Melissa**

| | |
|---|---|
| **From:** | City Planning |
| **Sent:** | Wednesday, May 27, 2026 10:43 AM |
| **To:** | toncj17@gmail.com; Kitson, Melissa; Fraser, Michael; Jones, Shane; Palmer, Karyn; Christiaans, Jozeph; Mowry, Matt |
| **Subject:** | Your Occupancy Permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25 |
| **Attachments:** | Occupancy.pdf |

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

Your Occupancy Permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25

Dear Star Homes & Construction Inc,

Your Occupancy Permit has been issued and is attached. Please review the permit and ensure all requirements are adhered, including conditions.

Sincerely,

Michael Fraser
Planner II

mfraser@charlottetown.ca
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9

---

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CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# OCCUPANCY PERMIT

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
Type of Occupancy: **Group C - Houses** Description of Occupancy: **Semi-detached dwellings**
At the location of **39-41 MacWilliams Rd**.

Permission is hereby granted to the above named applicant to use and occupy the building at the above location which the applicant has stated would be constructed in full compliance with the provisions of all the By-laws and Regulations of the City of Charlottetown governing or affecting the erection, alteration, locations, use, etc. of the building and is substantially completed and ready for residential occupancy in accordance with Part 3.7 of the City of Charlottetown's Zoning and Development By-law;

## Approved By

Development Officer: Michael Fraser — Name — Signature — Date: 2026-05-27

Building Inspector: Karyn Palmer — Name — Signature — Date: 2026-05-27

**Kitson, Melissa**

| | |
|---|---|
| **From:** | Tony C Joy <toncj17@gmail.com> |
| **Sent:** | Wednesday, May 27, 2026 1:05 PM |
| **To:** | City Planning |
| **Cc:** | Kitson, Melissa; Fraser, Michael; Jones, Shane; Palmer, Karyn; Christiaans, Jozeph; Mowry, Matt |
| **Subject:** | Re: Your Occupancy Permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25 |

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Michael

Received, thanks!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

,
On Wed, May 27, 2026 at 10:43 AM <cityplanning@charlottetown.ca> wrote:

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

Your Occupancy Permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25

Dear Star Homes & Construction Inc,

Your Occupancy Permit has been issued and is attached. Please review the permit and ensure all requirements are adhered, including conditions.

Sincerely,

Michael Fraser
Planner II

mfraser@charlottetown.ca
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9

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Outlook

**RE: Water/Site plan inquiry**

**From** Gundrum, David <dgundrum@charlottetown.ca>
**Date** Mon 12/22/2025 9:42 AM
**To** Fraser, Michael <mfraser@charlottetown.ca>

Thanks Michael, I'll be following up further with Jonathan today.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Fraser, Michael <mfraser@charlottetown.ca>
**Sent:** Monday, December 22, 2025 9:29 AM
**To:** Gundrum, David <dgundrum@charlottetown.ca>
**Subject:** Fw: Water/Site plan inquiry

Just making sure you've got your eyes on this as it kinda looks like I am withholding a resonse.

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** Friday, December 19, 2025 5:04 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Water/Site plan inquiry

hi Johnathan, I am not sure why you have not been provided a response. I don't have the answers to your questions and I have to rely on the staff to provide these. I have included the CAO and director in this response as well as the original individuals. Unfortunately, I am only reading this on Friday night so it will be at least the first of the week before I would expect we

would hear anything. David, are you able to reply to Johnathan's questions or have someone in the department reply? Thank you, Julie

Get Outlook for iOS

---

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Friday, December 19, 2025 2:49:35 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hello Julie,
Just wanted to touch base again, as I have yet to hear a single word from David, Michael, Shane, or anyone who can provide any response.
I am not sure why you are either unable or unwilling to reply to my email, but Julie can you please advise on my next steps? Is this now an IRAC issue since the permit was issued and now changed without following proper procedures, or that it was perhaps issued in error or not fully vetted? I am looking to my next steps, as management in place has continually failed to provide a basis response in months.
Thanks,
Jonathan

---

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** December 2,2025 12:59 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** Re: Water/Site plan inquiry

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**ATTENTION:** Ce courriel provient de l'extérieur du gouvernement du Canada. Ne cliquez pas sur les liens et n'ouvrez pas les pièces jointes sauf si vous reconnaissez l'expéditeur et sachez que le contenu est sûr.

Thank you for your email. I see you have included the proper people that are able to address your questions. Have a good day.
Sent from my iPhone

On Dec 2, 2025, at 12:57 PM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Good afternoon,

I wanted to touch base as I have yet to hear a response from anyone. On Nov 17th, I was advised that I would hear back on Friday Nov 21st, and when I didn't hear back I reached out on Mon Nov 24th, and still have yet to hear back.

I am not sure what my next steps would be, or who I can turn to actually get a response…. I have been waiting months for some sort of accountability for. I am looking for answers regarding the following:

1. Approved drainage plan that did not call for a retaining wall – now one is installed
2. Was there a permit amendment for this? As per City bylaws/guidelines, if any changes were made or needed the adjoining
3. Is there an engineered plan for the retaining wall – there is currently no drainage/silt fabric or base for the wall
4. Currently, there is water running onto our property, what are the plans to address this
5. Why was the site plan/elevations approved when the difference between the adjoining properties was not split, making this building so high
6. What are the guidelines/bylaws for set backs on retaining walls

Please advise if/when you will be able to provide this information.
Thanks,
Jon

---

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** November 24,2025 7:47 AM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good morning David,
I am writing to follow up in regards to this, as I had not heard from you on Friday as indicated.
Please let me know when you think you will be able to address this,
Thanks.
Jonathan

---

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** November 17,2025 8:07 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi Jonathan,

Thank you for the email and my apologies for the delay in getting back to you as I've been off sick much of the past 2 weeks.

We will look at this more closely with respect to the documents that we have on file for the Permit and will be back to you with a more fulsome response by the end of this week.

We may be reaching out to the abutting property owner carrying out the work as needed to confirm on details related to their Permit as well.

Will be in touch again soon.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

<image001.png>

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Monday, November 17, 2025 2:50 PM
**To:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Good afternoon,
I know with the holiday I assumed there might be somewhat of a delay, however, the property is still draining onto my property, and the issues with the retaining wall remain unanswered. I am not sure what my next steps are, but I did call and leave a message this afternoon, but thought I would at least follow up again, as I haven't received a response from my Oct 20th email or my Nov 10th email.
I went through the Lot Grading guidelines, and on page 6 found the following:

Lot Grading Guidelines January, 2007 Page 6 of 19 Example: Design Grade 82.25 m, Existing Grade 82.20 m = 5 cm below design grade. c) Between – 10 cm to + 10 cm above or below design grade for finish landscaping (sod, concrete) Example: Design Grade 82.25 m, Existing Grade 82.30 m = 5 cm above design grade. d) The surface elevation below decorative rock, washed rock or wood chips, must be within the tolerance of design grade. 2. The City has the discretion to accept elevations that are not within tolerance when the following conditions occur: a) The landscaping is graded to match an existing fence, walkway, wetland or watercourse, park, curb, sidewalk, road or lane and there is no impact on the surface drainage. b) A proposal is submitted to revise the design elevations on the approved Surface Drainage Plan to existing elevations, providing that there is no negative impact on surface drainage and any affected property owners agree to the revision and the grading makes allowances for community water control and mitigation to other properties

My newest question, is that the original plan called for no retaining wall, and now there is one with no silt fabric, no drainage, nothing (I have pictures taken throughout the construction) and now there is one, so I am wondering why your own guidelines weren't followed while making a change to the proposed drainage plan as required. Currently, their property is draining on mine, and the city cant even respond to my questions for over a month, so can someone please take ownership on this issue, and reply?

Thanks again,
J

---

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** November 10,2025 10:19 AM
**To:** 'Jones, Shane' <sjones@charlottetown.ca>; 'Gundrum, David' <dgundrum@charlottetown.ca>; 'Fraser, Michael' <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good,
I wanted to follow up on my email below, as I haven't received a response regarding the application of the water/site plan for the property below. While I understand you provided the original approved request, there seems to be some confusion regarding the property height and the water plan.
Multiple companies have visited the site to price retaining walls, and now there is a dump truck delivering large Island Stone, which I assume is for constructing a retaining wall.
Could you clarify:

1. If the wall exceeds 0.6 m in height, is an engineered drawing required?
2. If the wall is below 0.6 m, is drainage behind the wall still necessary?
3. Is there equired setbacks of retaining walls for R2 property.

Currently, no drainage has been installed, and no weeping tile has been added around the property. I am concerned about proper drainage and the potential instability of any wall along the property boundary, particularly the risk of it failing due to frost heave.
Thank you for your guidance.
Best regards,
Jonathan

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** October 20,2025 7:58 AM
**To:** 'Jones, Shane' <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good morning,
I do see that now the truss package has arrived, so my apologies that there is no 2nd floor view from the front. I am not sure I understand some of your wording on the footings… the dividing wall had no footings from my understanding, and nothing was poured/framed prior to the floor being finished at grade level, but, you have indicated that extra thick floor will account for the weight of 2 levels of ICF used at the dividing wall between each duplex? If that is the case, I appreciate the explanation, but I still have yet to hear back re water drainage and height levels etc.
Thanks again,
Jonathan

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** October 19,2025 8:25 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi Jonathan,

I'm not aware if this has advanced since the last time you messaged. I am including the Development Officer, Michael Fraser who reviewed the permit application for the duplex under construction.

Michael – are you aware of any changes to the proposed site drainage plan at 39/41 MacWilliams Road? Please review the emails below with the original from Jonathan Chandler who has concerns with the site elevations being too high, concerns about the drainage and a potential retaining wall. Can you follow up with the applicant for 39/41 MacWilliams Rd to determine if there are deviations from the approved site drainage plan? Also, Jonathan has referred to 3 floors. Can you confirm the approved construction consists of 3 floor total (2 levels from front view with a basement for a total of 3 levels)?

Jonathan – regarding the strip footing and ICF demising wall: there was an inspection carried out at the site prior to the floor slab being poured. It's my understanding from talking with the inspector that the footing was formed by omitting rigid insulation (3" deep by 16" wide). This 3" in addition to the thickness of the floor slab (3.5-4") will form the footing.

Thanks,

**Shane Jones, P.Eng.**
**Manager of Building Inspection**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Office: 902-393-9039

<image002.jpg>

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** October 14, 2025 8:37 AM
**To:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Some people who received this message don't often get email from jonathan.chandler@veterans.gc.ca. Learn why this is important
**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hey,
I just wanted to touch base as I haven't heard anything back… was there an amendment to their plan and they are working on it?
Also, Im mot sure if it is your dept or not, but as a member of the CFD for last 15 years, I am concerned that their ICF Divider wall has no footings under the floor (I have pics) and the fact that they will have 3 floors ( ground level and up two) of the weight of the concrete on a floor with no footings down the middle to support the weight, I am concerned about a possible crack in the floor/collapse.
Thanks again, and look forward to the update.
Jon

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** September 18,2025 12:58 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi David and Jonathan,

Just my two cents:

If there is a new proposed drainage plan as Jonathan suggests, let's have the Development Officer who issued the Permit request this from the Developer. Once received, we can review proposed changes on plan (and on site as necessary) and ensure that they align with our bylaws.

At the end of the day, the final condition, with respect to lot grading/storm water runoff, must not convey runoff onto neighbouring properties without legal means (e.g. easements, etc.).

Thanks,

Shane

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** September 18, 2025 12:30 PM
**To:** Jonathan.Chandler@veterans.gc.ca
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Hi Jonathan,

Thanks for reaching out and our admin forwarded me your message below concerning the new build at 39-41 MacWilliams Road (PID# 1114354).

Attached for reference is copy of the preliminary drainage plan that was submitted with the Building Permit submission back in May.

The City issued the related Permit on June 13, 2025 and to date our Building staff have completed inspections for pre-backfill on August 22nd and for underslab insulation on September 12th.

Remaining inspections to come include Framing/Mechanical, then Insulation/Vapour Barrier and lastly Final Inspection under Building Code.

We require to receive a final grading and drainage plan before Occupancy can be granted for the build following Final Inspection under Building Code.

As the site is still under active development and we have not closed-out the Permit yet Jonathan, we will have to wait until that occurs before taking any action since further grading of the site is still yet to occur.

I'm copying in our manager of Building Inspections, Shane Jones to this email for his awareness and for any further follow-up as needed, particularly with respect to the retaining wall component as I also do not see it noted on the plans we received.

Since the site is under active development and final grading has not yet occurred, it would be premature in my opinion to make the noted request for a survey.

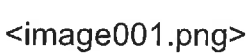
---

**David Gundrum, RPP, MCIP**

**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca



**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Wednesday, September 17, 2025 1:32 PM
**To:** Planning Department <planning@charlottetown.ca>
**Cc:** info@sandstoneengineering.ca
**Subject:** Water/Site plan inquiry

You don't often get email from jonathan.chandler@veterans.gc.ca. Learn why this is important
**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello David and team,
I'm writing to follow up regarding the approved drainage plan for PID 1114354.
As previously mentioned, I have concerns about the elevation of this property, especially given its close proximity to PID 1119858. I had raised questions about the final height of the building, and a representative from Sandstone Engineering visited the site to confirm that the elevation was in line with what was approved by the City. At that time, I was assured there would be no issue directing water away from my property.
However, several different companies have since been on site to evaluate drainage options. A newly proposed plan now involves the installation of a **retaining wall on the south side** of the building—something that was **not included** in the original submission. This raises important questions: if drainage was not an issue before, why is a retaining wall now necessary to meet drainage requirements?
In addition, I'm concerned that:

1. **The height of the property still appears too high** relative to PID 1119858, and I suspect there may have been an error in measuring or approving the original site plan.
2. According to the Lot Guidelines, **rough grading should be completed within 60 days**. As the project began on **July 4th**, we are now over 90 days in and this has not been completed.
3. There is **no record of a permit** for the retaining wall, which would be required if it exceeds 0.6m in height. I'm concerned that this addition may proceed without proper permitting or oversight.
4. A Sandstone Engineering employee also mentioned the possibility of a **catch basin**, which again, was not included in the approved drainage plan.

Given these concerns, I would like to formally request an **independent survey of PID 1114354** to confirm that the elevation and grading of the site align with the approved specifications.
Thank you for your attention to this matter.

Best regards,
Jonathan
902-394-4986

Outlook

## Permit 157-BLD-25

**From** City Planning <cityplanning@charlottetown.ca>
**Date** Wed 2/11/2026 4:07 PM
**To** toncj17@gmail.com <toncj17@gmail.com>; Palmer, Karyn <kpalmer@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>

1 attachment (175 KB)
39-41 MacWilliams Rd Temp.Occupancy.pdf;

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

Good afternoon Tony Joy,

Please see attached for a copy of your Temporary Occupancy Permit for 39-41 MacWilliams Rd. If you have any questions, please contact us at the Planning & Heritage Department.

Thanks,

Karyn Palmer

Building Official I

City of Charlottetown

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Outlook

## Fwd: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25

**From** Tony C Joy <toncj17@gmail.com>
**Date** Mon 6/16/2025 9:23 AM
**To** Fraser, Michael <mfraser@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>

1 attachment (317 KB)
25095-1 - Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Drainage Plan - June 16, 2025 - Signed.pdf;

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Michael & Shane

Please see the revised plans attached.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Joël Legault** <joel@sandstoneengineering.ca>
Date: Mon, Jun 16, 2025 at 9:14 AM
Subject: Re: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25
To: Tony C Joy <toncj17@gmail.com>
CC: Riley Callaghan <riley@sandstoneengineering.ca>, Josh Beaton <josh@sandstoneengineering.ca>

Hi Tony,

See attached revised drainage plan.

Thanks,
Joel

On Fri, Jun 13, 2025 at 2:19 PM Tony C Joy <toncj17@gmail.com> wrote:

Hi Joel

Please go through the below email about the driveway and can you send me a revised plan soon?

Thank you

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Fraser, Michael** <mfraser@charlottetown.ca>
Date: Fri, Jun 13, 2025 at 2:10 PM
Subject: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25
To: toncj17@gmail.com <toncj17@gmail.com>
CC: Jones, Shane <sjones@charlottetown.ca>, Kitson, Melissa <mkitson@charlottetown.ca>

Hello Tony,

Please see the following feedback from our Public Works department. They note that the maximum driveway width allowable is 5m whereas the width shown on plans is 5.33m. Please update your plans accordingly and resubmit.

Thank you,

Michael

---

**From:** Kitson, Melissa <mkitson@charlottetown.ca>
**Sent:** Friday, June 13, 2025 2:04 PM
**To:** Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** FW: Driveway Approval Request: 39-41 MacWilliams Rd

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca

**From:** Taweel, Riley <rtaweel@charlottetown.ca>
**Sent:** Saturday, June 7, 2025 12:14 PM
**To:** City Planning <cityplanning@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Gashi, Ylber <ygashi@charlottetown.ca>
**Subject:** RE: Driveway Approval Request: 39-41 MacWilliams Rd

Hello,

Max width permitted under bylaw is 5.0 m. Driveways are approved as shown if width adjustment is made.

Thank you,
Riley

**From:** City Planning <cityplanning@charlottetown.ca>
**Sent:** May 25, 2025 7:32 PM
**To:** Carmichael, Maureen <mcarmichael@charlottetown.ca>; Taweel, Riley <rtaweel@charlottetown.ca>; Laverty, Morgan <mlaverty@charlottetown.ca>; Dickie, Steven <sdickie@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Wilmot, Simon <swilmot@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Brown, Julia <jlbrown@charlottetown.ca>
**Subject:** Driveway Approval Request: 39-41 MacWilliams Rd

Driveway Approval Request: 39-41 MacWilliams Rd

Project Description: Construction of a Semi-Detached Dwelling

--

**Joël Legault**, P.Eng.

**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca

sandstoneengineering.ca

Outlook

**Permit Reviews - June 2025**

**From** Gundrum, David <dgundrum@charlottetown.ca>
**Date** Mon 6/2/2025 11:36 AM
**To** Fraser, Michael <mfraser@charlottetown.ca>

Hi Michael,

Please review for the following Permits as time allows, hard copies have been left on your desk as follows:

1. File 25-628 – 10 Confederation Street (Permit 155-BLD-25) – remove/replace existing residential deck.
2. File 25-629 – 25 Fairdale Drive (Permit 156-BLD-25) – new residential shed.
3. File 25-630 – 39-41 MacWilliams Road (Permit 157-BLD-25) – new semi-detached dwelling.
4. File 25-631 – 68 Brackley Point Road (Permit 158-BLD-25) – new single-detached dwelling.
5. File 25-632 – 20 Babineau Avenue (Permit 010-TMP-25) – temporary garden centre.
6. File 25-638 – 8-10-12-14 Orlebar Street (Permit 043-ZIN-25) – basic zoning inquiry.

Please pass along to Building as the files are complete for review and let me know if you hit anything we need to talk on from Planning.

Assignments in Lama are up to date and if you encounter any issues with Lama, let me know right away.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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Outlook

## Re: Permit 157-BLD-25

**From** Fraser, Michael <mfraser@charlottetown.ca>
**Date** Mon 2/9/2026 9:49 AM
**To** City Planning <cityplanning@charlottetown.ca>

Hey Karyn,

I think I have my conditions in on the Development Occupancy review so you should be the final sign off now. Let me know if its weird, sometimes my conditions haven't been showing up but I think that's only happening on finals.

Michael

---

**From:** City Planning <cityplanning@charlottetown.ca>
**Sent:** Monday, February 9, 2026 9:32 AM
**To:** Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** Permit 157-BLD-25

**RE: Permit 157-BLD-25 New Construction at 39-41 MacWilliams Rd**

Hi Michael,

Tony Joy is looking for a Temporary Occupancy Permit for 39-41 MacWilliams Rd (157-BLD-25). This would be temporary pending final drainage plan in the spring. If possible, can you get your portion completed so that I can sign off after inspection today?

Thanks,

Karyn Palmer

---

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Outlook

## Permit Application - 39/41 MacWilliams Rd.

**From** City Planning <cityplanning@charlottetown.ca>
**Date** Fri 6/13/2025 9:56 AM
**To** Kitson, Melissa <mkitson@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>

Hi Michael,

I've completed my review for the above referenced permit but can't issue as driveway approval is still pending. I'll let the applicant know. Can you follow up with PW?

THnask,

Shane

Outlook

**Re: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25**

**From** Tony C Joy <toncj17@gmail.com>
**Date** Fri 6/13/2025 2:45 PM
**To** Fraser, Michael <mfraser@charlottetown.ca>
**Cc** Jones, Shane <sjones@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>

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Hi Michael

I did talk with the surveyor today and hope he will send the revised plan next week.

Have a great weekend!

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jun 13, 2025 at 2:10 PM Fraser, Michael <mfraser@charlottetown.ca> wrote:

> Hello Tony,
>
> Please see the following feedback from our Public Works department. They note that the maximum driveway width allowable is 5m whereas the width shown on plans is 5.33m. Please update your plans accordingly and resubmit.
>
> Thank you,
>
> Michael

---

**From:** Kitson, Melissa <mkitson@charlottetown.ca>
**Sent:** Friday, June 13, 2025 2:04 PM
**To:** Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** FW: Driveway Approval Request: 39-41 MacWilliams Rd

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca




**From:** Taweel, Riley <rtaweel@charlottetown.ca>
**Sent:** Saturday, June 7, 2025 12:14 PM
**To:** City Planning <cityplanning@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Gashi, Ylber <ygashi@charlottetown.ca>
**Subject:** RE: Driveway Approval Request: 39-41 MacWilliams Rd

Hello,

Max width permitted under bylaw is 5.0 m. Driveways are approved as shown if width adjustment is made.

Thank you,
Riley

**From:** City Planning <cityplanning@charlottetown.ca>
**Sent:** May 25, 2025 7:32 PM
**To:** Carmichael, Maureen <mcarmichael@charlottetown.ca>; Taweel, Riley <rtaweel@charlottetown.ca>; Laverty, Morgan <mlaverty@charlottetown.ca>; Dickie, Steven <sdickie@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Wilmot, Simon <swilmot@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Brown, Julia <jlbrown@charlottetown.ca>
**Subject:** Driveway Approval Request: 39-41 MacWilliams Rd

Driveway Approval Request: 39-41 MacWilliams Rd

Project Description: Construction of a Semi-Detached Dwelling

Outlook

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**To** Fraser, Michael <mfraser@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>

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25095-1 - Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Drainage Plan - June 16, 2025 - Signed.pdf;

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Hi Michael & Shane

Please see the revised plans attached.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

---------- Forwarded message ---------
From: **Joël Legault** <joel@sandstoneengineering.ca>
Date: Mon, Jun 16, 2025 at 9:14 AM
Subject: Re: Fw: Driveway Approval Request: 39-41 MacWilliams Rd / 157-BLD-25
To: Tony C Joy <toncj17@gmail.com>
CC: Riley Callaghan <riley@sandstoneengineering.ca>, Josh Beaton <josh@sandstoneengineering.ca>

Hi Tony,

See attached revised drainage plan.

Thanks,
Joel

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Realtor/Team Lead-
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Charlottetown, PEI.
Ph: 9027170284

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To: toncj17@gmail.com <toncj17@gmail.com>
CC: Jones, Shane <sjones@charlottetown.ca>, Kitson, Melissa <mkitson@charlottetown.ca>

Hello Tony,

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Thank you,

Michael

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**Sent:** Friday, June 13, 2025 2:04 PM
**To:** Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** FW: Driveway Approval Request: 39-41 MacWilliams Rd

**Melissa Kitson**
**Intake Officer/Administrative Assistant**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street, Suite 100
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Office: 902-629-4158
Fax: 902-629-4156

mkitson@charlottetown.ca
www.charlottetown.ca

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**Sent:** Saturday, June 7, 2025 12:14 PM
**To:** City Planning <cityplanning@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Gashi, Ylber <ygashi@charlottetown.ca>
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Thank you,
Riley

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**Sent:** May 25, 2025 7:32 PM
**To:** Carmichael, Maureen <mcarmichael@charlottetown.ca>; Taweel, Riley <rtaweel@charlottetown.ca>; Laverty, Morgan <mlaverty@charlottetown.ca>; Dickie, Steven <sdickie@charlottetown.ca>; Kitson, Melissa <mkitson@charlottetown.ca>; MacDonald, Stephanie M. <stmacdonald@charlottetown.ca>; Birt, Ira <ibirt@charlottetown.ca>; Wilmot, Simon <swilmot@charlottetown.ca>; Johnston, Paul <pjohnston@charlottetown.ca>; Brown, Julia <jlbrown@charlottetown.ca>
**Subject:** Driveway Approval Request: 39-41 MacWilliams Rd

Driveway Approval Request: 39-41 MacWilliams Rd

Project Description: Construction of a Semi-Detached Dwelling

--

**Joël Legault**, P.Eng.

SANDSTONE
SURVEYING AND ENGINEERING

**Sandstone Surveying and Engineering Inc.**

588 Main Street

P.O. Box 580

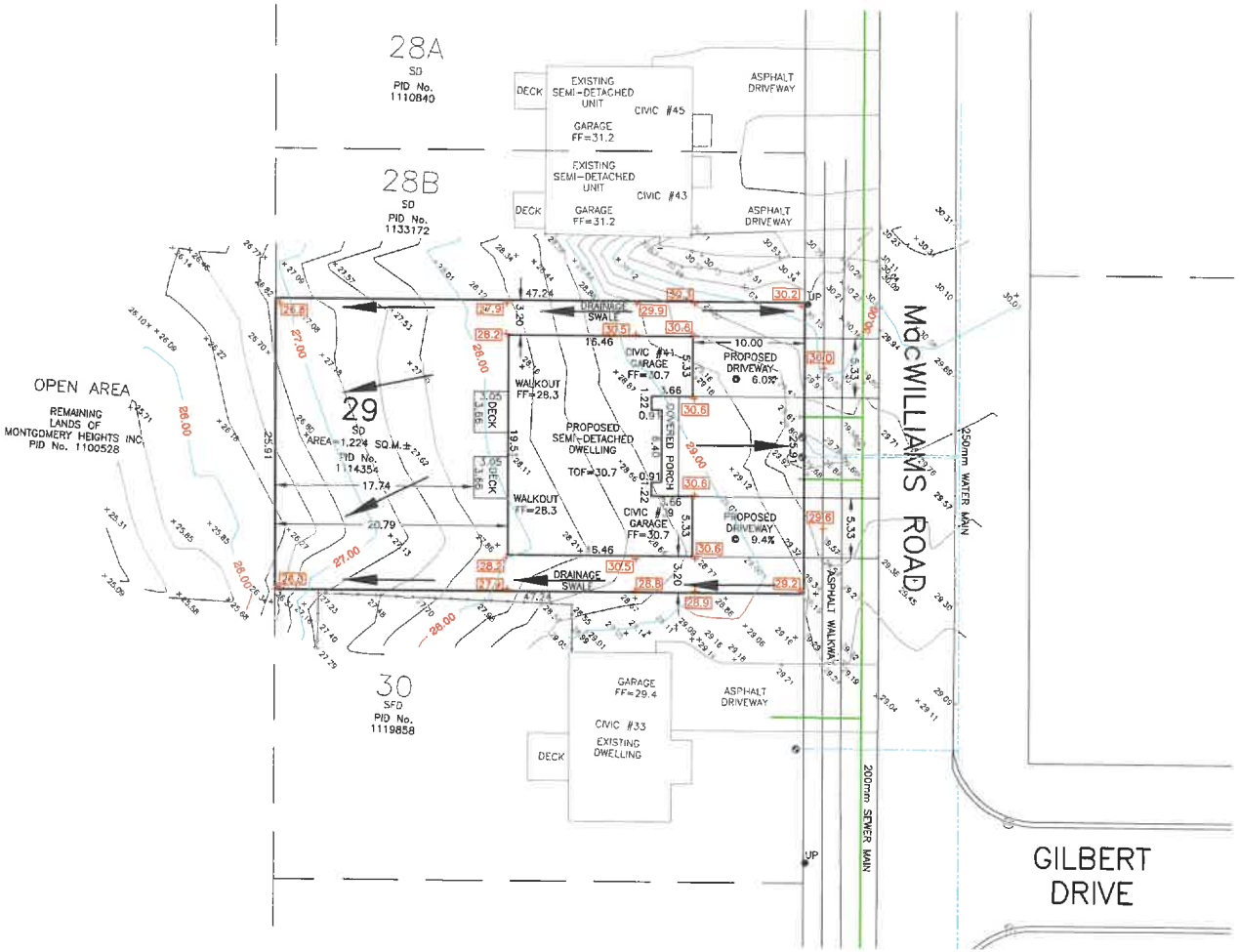
Cornwall, PE

C0A 1H0

t: 902-393-5511

joel@sandstoneengineering.ca

sandstoneengineering.ca




## LEGEND:

| | |
|---|---|
| SUBJECT PROPERTY LINES | |
| CONTOUR LINES | 28.00 |
| APPROXIMATE PROPERTY LINES | |
| EXISTING ELEVATION (IN METRIC) | ×17.17 |
| UTILITY POLE | ● UP |
| DRAINAGE FLOW DIRECTION | |
| FINISH FLOOR | FF= |
| DESIGN ELEVATION | 32.3 |
| CATCH BASIN | |
| CURB STOP | |
| SEWER LINE | |
| WATER LINE | |
| TOP OF FOUNDATION | TOF |
| SEMI-DETACHED | SD |
| SINGLE FAMILY DWELLING | SFD |
| FENCE LINE | |

## NOTES

1. PLAN PREPARED IN METRIC, UNLESS (NOTED).
2. PROPERTY REGISTRY INFORMATION AND CONTOURS OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
3. ELEVATIONS SHOWN IN METRIC REFERENCED TO PEI CONTROL MONUMENT No. 666, WITH A PUBLISHED ELEVATION OF 38.711m.
4. CONTOUR INTERVAL 0.25m.
5. FIELD WORK FOR THIS SURVEY WAS CONDUCTED ON MAY 7, 2025.
6. FRONT DOWNSPOUTS TO BE DIRECTED TO MacWILLIAMS ROAD.

SCALE 1:300 METRIC

6 0 6 12 18

GRAPHIC SCALE – METERS

Prepared by:
SANDSTONE SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca

Project Title

# Lot 29
## #39 & #41 MacWilliams Road

PID No. 1114354

Star Homes & Construction Inc.

Plan Title

# Drainage Plan

| Date Printed: | Drawn by: |
|---|---|
| May 14, 2025 | JWL |
| Job No. 25095 | Plan No. 25095 |

Outlook

## Your permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25

**From** City Planning <cityplanning@charlottetown.ca>
**Date** Wed 6/18/2025 11:14 AM
**To** toncj17@gmail.com <toncj17@gmail.com>; Kitson, Melissa <mkitson@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>

1 attachment (212 KB)
Building and Development.pdf;

Your permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25

Dear Star Homes & Construction Inc,

Your permit number 157-BLD-25 has been issued and is attached. Please review the permit and ensure all requirements are adhered to, including inspections and submission of a Final Grading Plan.

Sincerely,

Michael Fraser
Planner II

mfraser@charlottetown.ca
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9

CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# BUILDING & DEVELOPMENT PERMIT

## POST THIS IN A CONSPICUOUS LOCATION DURING CONSTRUCTION

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
has a Permit to **Construction of a Semi-Detached Dwelling**
at the location of **39-41 MacWilliams Rd.**

**Approved Plans Information**

| Drawing No.: | Prepared by: | Submittal Date: |
|---|---|---|
| 2848 DP + 25095 | Rona Charlottetown + Sandstone | 5-15-2025 |

Provided that the person accepting this permit shall in every respect conform to the City of Charlottetown Zoning & Development Bylaw, The Building Code Bylaw, and any other provisions set by the City of Charlottetown.

**Any violation of the terms or conditions listed below may be deemed cause for revocation of this permit.**

| | Division | Condition |
|---|---|---|
| 1. | Zoning & Development | A final grading plan is required prior to final occupancy permit approval. |
| 2. | Zoning & Development | No driveway construction shall commence prior to the issuance of Driveway Access approval provided by the Public Works Department. |
| 3. | Zoning & Development | The proposed structure is permitted to be constructed as per the plans numbered 2848 DP, prepared by Rona Charlottetown. |
| 4. | Zoning & Development | The proposed structure shall be located as per the survey titled 'Drainage Plan' and numbered 25095, prepared by Sandstone. |
| 5. | Zoning & Development | An Occupancy Permit is required prior to occupying the building. |
| 6. | Zoning & Development | Downspout location to be directed toward MacWilliams Road. |
| 7. | Zoning & Development | The proposed lot grading must conform to the survey titled 'Drainage Plan' and numbered 25095, prepared by Sandstone. |
| 8. | Zoning & Development | All drainage and flow of water must be directed towards the street. Flows cannot be directed to the adjacent property. |
| 9. | Building | All work shall be done in accordance with the Building Code Bylaw and the 2020 National Building Code of Canada (NBC) for plans provided and agreed amendments. |
| 10. | Building | Part 8 - National Building Code - Safety Measures at Construction & Demolition sites to be followed. This includes protection of site & public and Fire Safety measures as per 5.6 of the National Fire Code. |
| 11. | Building | Vapour Barrier to be installed between top plate of interior wall to roof truss and installed between interior wall stud to exterior wall at framing stage, must meet NBC 9.25.4.2 requirements and CSA/CGSB-51.34M |
| 12. | Building | Kitchen ventilation to meet NBC 9.32.3.7 - be directly vented or have booster fan and switch in kitchen to increase flow 2.5 times normal. |
| 13. | Building | Foundation walls to be insulated at R20 min with vapour barrier, including walls adjacent to garage and be protected from mechanical damage. |
| 14. | Building | ICF Foundations to meet NBC Table 9.15.4.2A for Solid Concrete MPA, min.thickness, height max requirements. If building is outside thistable then a Professional Engineer is required to inspect ICF, approve & provide Certificate to the City before any concrete is poured. |
| 15. | Building | Helical Piles are not to be used unless a plan is stamped by Professional Engineer. (Must be submitted before Permit is issued.) Helical Piles must be an approved product under CCMC, installed by Qualified installer, who must provide a Torque installation report |
| 16. | Building | Handrails must have min. clearance of 50mm and be graspable along entire length. Square or rectangular handrails are NOT APPROVED, unless they have recesses on sides to allow thumb and fingers to grasp on both sides or underneath the handrail. |
| 17. | Building | Note: Any future property subdivision(s) requires a new Permit Application and must meet current Building Code Bylaw requirements. |
| 18. | Building | The window well must have a 760mm clear area beyond the face of the window or the open edge of the window if the window opens up Window well drainage to extend to the weeping tile at footing. |
| 19. | Building | Basement floor slab to be insulated to an effective R11.1 (3" rigid high density insulation) at the rear walk-out portion and shall extend toward the front of the building until floor is at least 4'-0" below finished grade. |

| | | |
|---|---|---|
| 20. | Building | NBC 2020 9.8.8.1. (4) and (5) apply to all openable windows. This, in particular, applies to the upper level windows and relates to guards or window opening control devices that limit the opening area of the window being in place for fall protection. |
| 21. | Building | Egress windows (or doors to exterior) are required in all bedrooms as per 9.9.10.1.(1) and (2). Ensure that the egress window is selected and positioned so as to not require a guard or device restricting opening for the operable part of the window per sentence (5) of NBC 9.8.8.1. |

As per Building Code Bylaw Section 4.12.1, the Owner/Applicant shall email Building Inspector or contact Planning Department at 902-629-4158 to arrange for REQUIRED INSPECTIONS. (24 hours notice must be given)

| | **Required Inspections** |
|---|---|
| 1. | Pre-Backfill |
| 2. | Underslab Insulation |
| 3. | Framing & Mechanical Ventilation |
| 4. | Insulation & Vapour Barrier |
| 5. | Building Code Final Inspection |

Description for inspection types:

- **Pre-backfill** - footings, foundations, draintile, waterproofing, etc…
- **Radon Pipe & Underslab Insulation** - Radon pipe installation, underslab Insulation type and thickness,vapour barrier
- **Framing & Mechanical ventilation** - floors, walls, trusses, bearing points, ventilation, etc…
- **Insulation & Vapour Barrier** - Insulation fitted, vapour barrier with continuous seal (Pre-drywall)
- **Final Inspection** - Smoke alarms, CO alarms, deadbolts, exterior decks, landings, stairs, handrails, guards, etc…

## Approved By

Development Officer: Michael Fraser — Date: 2025-06-03
Name — Signature

Building Inspector: Shane Jones — Date: 2025-06-13
Name — Signature

THIS IS NOT AN "OCCUPANCY PERMIT"

Outlook

## Re: Your permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25

**From** Tony C Joy <toncj17@gmail.com>
**Date** Wed 6/18/2025 12:08 PM
**To** City Planning <cityplanning@charlottetown.ca>
**Cc** Kitson, Melissa <mkitson@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Michael

Received, thank you.

Tony

On Wed, Jun 18, 2025 at 11:14 AM <cityplanning@charlottetown.ca> wrote:

> Your permit has been Issued - 39-41 MacWilliams Rd - 157-BLD-25
>
> Dear Star Homes & Construction Inc,
>
> Your permit number 157-BLD-25 has been issued and is attached. Please review the permit and ensure all requirements are adhered to, including inspections and submission of a Final Grading Plan.
>
> Sincerely,
>
> Michael Fraser
> Planner II
>
> mfraser@charlottetown.ca
> 70 Kent Street
> Charlottetown, Prince Edward Island
> Canada, C1A 1M9
>
> Do you need to print this email? Please only print if necessary to help protect our environment.

The City of Charlottetown is subject to the P.E.I. Freedom of Information and Protection of Privacy Act (FOIPP) relating to public records. Emails sent or received by the Municipality, City Council and Employees are subject to these laws. Unless otherwise exempted from the FOIPP, senders and receivers of City email should presume that the email is subject to release upon request, and to Provincial record retention requirements. This email and any files transmitted with it are confidential and are intended solely for the use of the individual or entity to which they are addressed. Dissemination, distribution or copying of this communication is strictly prohibited without the written consent of the sender. The recipient should check

this email and any attachments for the presence of viruses. The City of Charlottetown accepts no liability for any damage that may be caused by a virus that may be inadvertently transmitted by this email. If you have received this email in error, please notify the sender immediately and do not distribute, copy, disclose, or use this email or the information attached and delete all versions and any attachments immediately.

Outlook

**RE: Water/Site plan inquiry**

**From** Gundrum, David <dgundrum@charlottetown.ca>
**Date** Thu 9/18/2025 12:31 PM
**To** Jonathan.Chandler@veterans.gc.ca <Jonathan.Chandler@veterans.gc.ca>
**Cc** Doucette, Jason <jadoucette@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>

1 attachment (322 KB)
2Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Drainage Plan - Signed.pdf;

Hi Jonathan,

Thanks for reaching out and our admin forwarded me your message below concerning the new build at 39-41 MacWilliams Road (PID# 1114354).

Attached for reference is copy of the preliminary drainage plan that was submitted with the Building Permit submission back in May.

The City issued the related Permit on June 13, 2025 and to date our Building staff have completed inspections for pre-backfill on August 22nd and for underslab insulation on September 12th.

Remaining inspections to come include Framing/Mechanical, then Insulation/Vapour Barrier and lastly Final Inspection under Building Code.

We require to receive a final grading and drainage plan before Occupancy can be granted for the build following Final Inspection under Building Code.

As the site is still under active development and we have not closed-out the Permit yet Jonathan, we will have to wait until that occurs before taking any action since further grading of the site is still yet to occur.

I'm copying in our manager of Building Inspections, Shane Jones to this email for his awareness and for any further follow-up as needed, particularly with respect to the retaining wall component as I also do not see it noted on the plans we received.

Since the site is under active development and final grading has not yet occurred, it would be premature in my opinion to make the noted request for a survey.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9

Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

CHARLOTTETOWN
*Great things happen here.*

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Wednesday, September 17, 2025 1:32 PM
**To:** Planning Department <planning@charlottetown.ca>
**Cc:** info@sandstoneengineering.ca
**Subject:** Water/Site plan inquiry

You don't often get email from jonathan.chandler@veterans.gc.ca. Learn why this is important

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello David and team,
I'm writing to follow up regarding the approved drainage plan for PID 1114354.
As previously mentioned, I have concerns about the elevation of this property, especially given its close proximity to PID 1119858. I had raised questions about the final height of the building, and a representative from Sandstone Engineering visited the site to confirm that the elevation was in line with what was approved by the City. At that time, I was assured there would be no issue directing water away from my property.
However, several different companies have since been on site to evaluate drainage options. A newly proposed plan now involves the installation of a **retaining wall on the south side** of the building—something that was **not included** in the original submission. This raises important questions: if drainage was not an issue before, why is a retaining wall now necessary to meet drainage requirements?
In addition, I'm concerned that:

- **The height of the property still appears too high** relative to PID 1119858, and I suspect there may have been an error in measuring or approving the original site plan.
- According to the Lot Guidelines, **rough grading should be completed within 60 days**. As the project began on **July 4th**, we are now over 90 days in and this has not been completed.
- There is **no record of a permit** for the retaining wall, which would be required if it exceeds 0.6m in height. I'm concerned that this addition may proceed without proper permitting or oversight.
- A Sandstone Engineering employee also mentioned the possibility of a **catch basin**, which again, was not included in the approved drainage plan.

Given these concerns, I would like to formally request an **independent survey of PID 1114354** to confirm that the elevation and grading of the site align with the approved specifications.
Thank you for your attention to this matter.
Best regards,
Jonathan
902-394-4986

Outlook

**RE: Water/Site plan inquiry**

**From** Jones, Shane <sjones@charlottetown.ca>
**Date** Thu 9/18/2025 12:57 PM
**To** Gundrum, David <dgundrum@charlottetown.ca>; Jonathan.Chandler@veterans.gc.ca <Jonathan.Chandler@veterans.gc.ca>
**Cc** Doucette, Jason <jadoucette@charlottetown.ca>

Hi David and Jonathan,

Just my two cents:

If there is a new proposed drainage plan as Jonathan suggests, let's have the Development Officer who issued the Permit request this from the Developer. Once received, we can review proposed changes on plan (and on site as necessary) and ensure that they align with our bylaws.

At the end of the day, the final condition, with respect to lot grading/storm water runoff, must not convey runoff onto neighbouring properties without legal means (e.g. easements, etc.).

Thanks,

Shane

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** September 18, 2025 12:30 PM
**To:** Jonathan.Chandler@veterans.gc.ca
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Hi Jonathan,

Thanks for reaching out and our admin forwarded me your message below concerning the new build at 39-41 MacWilliams Road (PID# 1114354).

Attached for reference is copy of the preliminary drainage plan that was submitted with the Building Permit submission back in May.

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Outlook

## FW: Water/Site plan inquiry

**From** Gundrum, David <dgundrum@charlottetown.ca>
**Date** Thu 9/18/2025 2:28 PM
**To** Fraser, Michael <mfraser@charlottetown.ca>
**Cc** Jones, Shane <sjones@charlottetown.ca>; Doucette, Jason <jadoucette@charlottetown.ca>

3 attachments (744 KB)
2Star Homes & Construction Inc.- Lot 29 - #39 & #41 MacWilliams Road - Drainage Plan - Signed.pdf; Signed Application.pdf; Building and Development (1).pdf;

Hi Michael,

I'm just forwarding the email string below along as you were the reviewing Planner on this file – from Jonathan's message below it sounds like the builder may be including a retaining wall that I don't see was otherwise shown on the building plans for the new semi-detached dwelling at this location (39-41 MacWilliams Road). I spoke with Shane and it's not something that triggers Code review but we should know for our purposes if the plans have been changed to make sure they still conform to Zoning.

The Building Permit number is 157-BLD-25 and applicant is Tony Joy.

Attached is copy of the application and the issued Permit for reference if you could please follow-up with Tony when you get a chance.

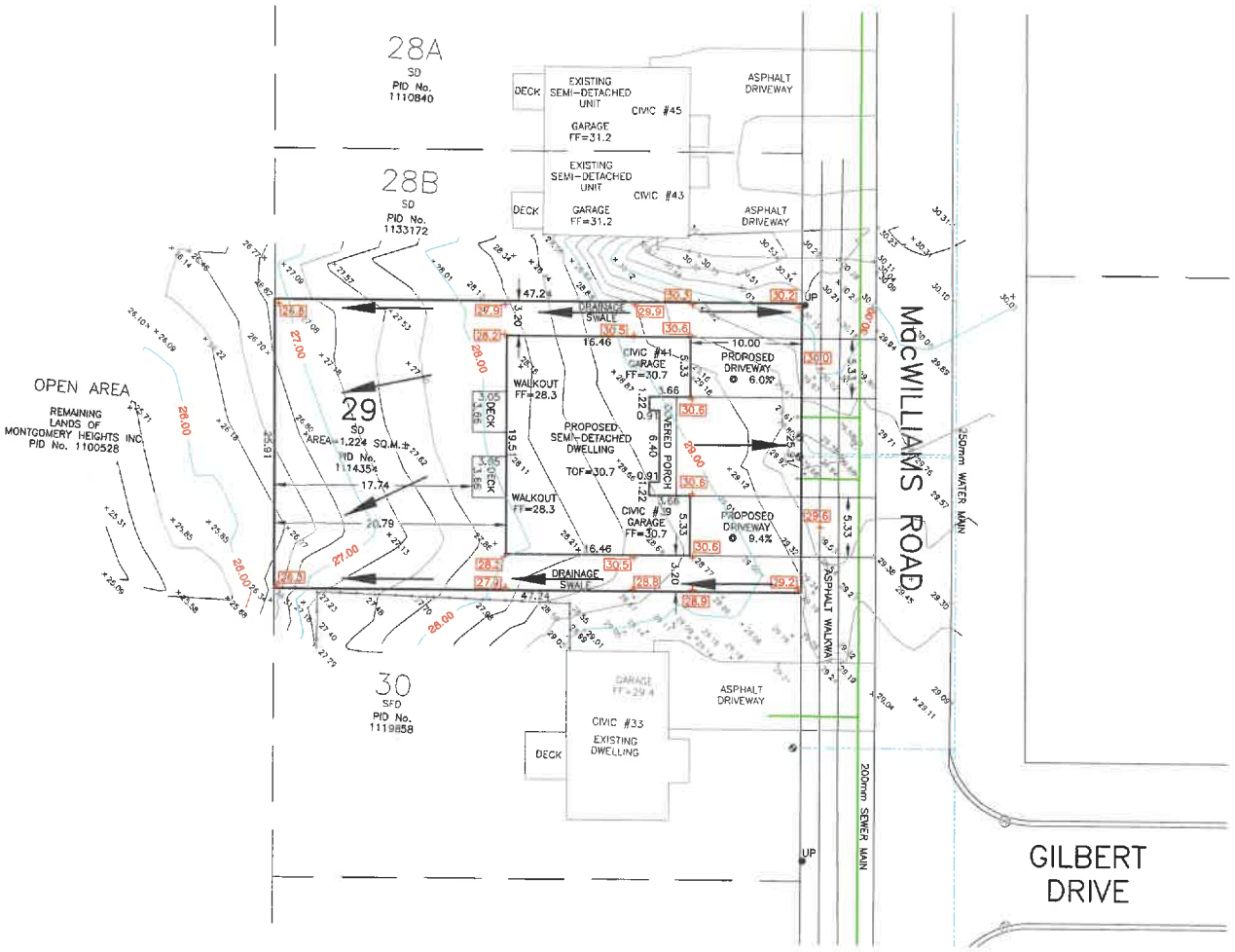
**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Gundrum, David
**Sent:** Thursday, September 18, 2025 12:30 PM
**To:** 'Jonathan.Chandler@veterans.gc.ca' <Jonathan.Chandler@veterans.gc.ca>




## LEGEND:

| | |
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| SUBJECT PROPERTY LINES | |
| CONTOUR LINES | 28.00 |
| APPROXIMATE PROPERTY LINES | |
| EXISTING ELEVATION (IN METRIC) | ×17.37 |
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| DRAINAGE FLOW DIRECTION | |
| FINISH FLOOR | FF= |
| DESIGN ELEVATION | 32.3 |
| CATCH BASIN | CB |
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| SEWER LINE | |
| WATER LINE | |
| TOP OF FOUNDATION | TOF |
| SEMI-DETACHED | SD |
| SINGLE FAMILY DWELLING | SFD |
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## NOTES

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2. PROPERTY REGISTRY INFORMATION AND CONTOURS OBTAINED FROM THE GEOMATICS INFORMATION CENTRE, TAXATION AND PROPERTY RECORDS, PROVINCE OF PEI.
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SCALE 1:300 METRIC

8 0 6 12 18

GRAPHIC SCALE – METERS


Prepared by:
SANDSTONE
SURVEYING AND ENGINEERING
t. 902-394-2945
info@sandstoneengineering.ca
www.sandstoneengineering.ca


Project Title

# Lot 29
## #39 & #41 MacWilliams Road

PID No. 1114354

Star Homes & Construction Inc.

Plan Title

# Drainage Plan

| Date Printed: | Drawn by: |
|---|---|
| May 14, 2025 | JWL |
| Job No. 25095 | Plan No. 25095 |

CHARLOTTETOWN
Mailing: 70 Kent Street
Charlottetown, PE, C1A 1M9
Tel: 902-629-4158
Fax: 902-629-4156
Email: planning@charlottetown.ca Website: www.charlottetown.ca

| For Office Use Only | | | |
|---|---|---|---|
| File #: | 25-630 | Zone: | R2 |
| Permit #: | 157-BLD-25 | Permit Fee: | 3300 + 1500 = 4800.00 |
| PID #: | 1114354 | Received: | 5/15/25 |

# BUILDING & DEVELOPMENT PERMIT APPLICATION

## 1. TYPE OF WORK

☒ New Building ☐ Renovate Existing ☐ Addition ☐ Change Use ☐ Other: _____

## 2. CONTACT INFORMATION

**APPLICANT**
Name: Star Homes and construction Address: 20 Hanmac Dr.
Phone: _____ Cell: 902-717-0284
Email: toncj17@gmail.com Postal Code: C1C 0W1

**OWNER**
Name: Same as above Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

**CONTRACTOR, ARCHITECT, OR ENGINEER**
Name: Star Homes and Construction Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

## 3. PROJECT INFORMATION

Project Location: #39-41, MacWilliam's Road, Charlottetown.
Proposed Occupancy: November 2025.
Current Occupancy: (if Existing Building on Lot) N/A
Estimated Value of Construction: $ 600,000
Corner Lot: Yes: ☐ No: ☒ Other Buildings on Lot? Yes: ☐ No: ☒ If yes, identify use: _____
If Building/Addition is under 20m², will the Grades be changing? Yes: ☐ No: ☐ Not Applicable: ☒

## 4. DETAILED PROJECT DESCRIPTION

1) Duplex with walkout basement.
2) 4 Bedrooms and 3 Bath.
3) Attached single garage.

**THIS IS AN APPLICATION ONLY**

## 5. Declaration & Signature

**I DO SOLEMNLY DECLARE & CERTIFY:**

1) That I am the Authorized Agent of the Owner/the Owner named in the Application for a permit hereto attached.

2) That the statements contained in this Application are true and complete, and are made with full knowledge of the circumstances connected with this Application.

3) That the plans and specifications submitted with this Application are prepared for the construction or alteration for the building or buildings described, and the building or development will be constructed or carried out in accordance with the plans and specifications as submitted.

4) That to the best of my knowledge, information and belief, the plot plans submitted correctly set out the dimensions and the area of the lands described in the Application, and the relation of the location of the proposed building to the street and property line.

5) That I know of no reason why the permit should not be granted in pursuance of the Application, and I make this declaration conscientiously believing it to be true.

6) Provided that the City, its officers, agents and/or employees are acting in good faith in the administration of the City's Bylaws, I waive all rights or action against the City of Charlottetown and/or its officers, agents, or employees in respect of any damages which may be caused through the operation of any provision(s) in any of the Bylaws or for the refusal of a permit or for any cause or irregularity or nonconformity with the Bylaws or regulations adopted by the City of Charlottetown.

7) I assume responsibility for damage to any City property including: sidewalks, curbs, gutters, etc. and I irrevocably agree to bear the cost of remediation repair or replacement of any City property damaged by myself or by any contractors, agents or employees working on the property which is the subject of this Application to the complete satisfaction of the City of Charlottetown.

8) I acknowledge that I am aware of any relevant incentive programs offered by the City and that Applications for such programs are to accompany a Building Permit Application.

9) The City of Charlottetown reserves the right to determine the applicable estimated construction cost of all types of building or development. See Section 6 below.

10) I agree to comply with all laws of Canada, Province of Prince Edward Island, pertaining to the construction/and use of the development applied for herein.

Further, I realize that the payment of monies for this application does not constitute approval of a permit nor approval to commence any part of the work applied for.

**I acknowledge, that failure to provide sufficient information and documentation as requested by the Planning & Heritage Department, will result in this Building & Development Permit application being considered "Null and Void" and the file will be closed after six (6) months from the date of this application.**

**Signature of Applicant:** _____ **Date:** May 15, 2025.

***Please indicate how you would like to receive the approved permit:*** ☐ Post ☒ Email ☒ Pick-up at Planning Dept.

## 6. Determining Building Permit Fee based upon Estimated Cost of Construction

1) Permit Fees are based upon project valuation on the determined valuation of a project.
2) Valuation means the estimated total cost of building construction, including all electric, mechanical, plumbing and permanently fixed equipment. It is not meant to determine the market value of the structure.
3) Values provided by the applicant that appear to be significantly lower or higher than experience has shown with similar projects will be determined by researching recent similar permits or commercial valuation tools to determine an approximate average square foot value of the work.
4) Total valuation includes design fees, but does not include land price.

**THIS IS AN APPLICATION ONLY**



See Reverse for Additional Information

CHARLOTTETOWN

Mailing: 70 Kent Street
Charlottetown, PE, C1A 1M9
Tel: 902-629-4158
Fax: 902-629-4156
Email: planning@charlottetown.ca Website: www.charlottetown.ca

| For Office Use Only | | | |
|---|---|---|---|
| File #: | 25-630 | Zone: | R2 |
| Permit #: | 157-BLD-25 | Permit Fee: | 3300 + 1500 = 4800.00 |
| PID #: | 1114354 | Received: | 5/15/25 |

# BUILDING & DEVELOPMENT PERMIT APPLICATION

## 1. TYPE OF WORK

☒ New Building ☐ Renovate Existing ☐ Addition ☐ Change Use ☐ Other: _____

## 2. CONTACT INFORMATION

**APPLICANT**
Name: Star Homes and Construction Address: 20 Hanmac Dr.
Phone: _____ Cell: 902-717-0284
Email: toncj17@gmail.com Postal Code: C1C 0W1

**OWNER**
Name: Same as Above Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

**CONTRACTOR, ARCHITECT, OR ENGINEER**
Name: Star Homes and Construction Address: _____
Phone: _____ Cell: _____
Email: _____ Postal Code: _____

## 3. PROJECT INFORMATION

Project Location: #39-41, MacWilliam's Road, Charlottetown.
Proposed Occupancy: November 2025.
Current Occupancy: (if Existing Building on Lot) N/A
Estimated Value of Construction: $ 600,000
Corner Lot: Yes: ☐ No: ☒ Other Buildings on Lot? Yes: ☐ No: ☒ If yes, identify use: _____
If Building/Addition is under 20m², will the Grades be changing? Yes: ☐ No: ☐ Not Applicable: ☒

## 4. DETAILED PROJECT DESCRIPTION

1) Duplex with walkout basement.
2) 4 Bedrooms and 3 Bath.
3) Attached single garage.

**THIS IS AN APPLICATION ONLY**

## 5. Declaration & Signature

**I DO SOLEMNLY DECLARE & CERTIFY:**

1) That I am the Authorized Agent of the Owner/the Owner named in the Application for a permit hereto attached.

2) That the statements contained in this Application are true and complete, and are made with full knowledge of the circumstances connected with this Application.

3) That the plans and specifications submitted with this Application are prepared for the construction or alteration for the building or buildings described, and the building or development will be constructed or carried out in accordance with the plans and specifications as submitted.

4) That to the best of my knowledge, information and belief, the plot plans submitted correctly set out the dimensions and the area of the lands described in the Application, and the relation of the location of the proposed building to the street and property line.

5) That I know of no reason why the permit should not be granted in pursuance of the Application, and I make this declaration conscientiously believing it to be true.

6) Provided that the City, its officers, agents and/or employees are acting in good faith in the administration of the City's Bylaws, I waive all rights or action against the City of Charlottetown and/or its officers, agents, or employees in respect of any damages which may be caused through the operation of any provision(s) in any of the Bylaws or for the refusal of a permit or for any cause or irregularity or nonconformity with the Bylaws or regulations adopted by the City of Charlottetown.

7) I assume responsibility for damage to any City property including: sidewalks, curbs, gutters, etc. and I irrevocably agree to bear the cost of remediation repair or replacement of any City property damaged by myself or by any contractors, agents or employees working on the property which is the subject of this Application to the complete satisfaction of the City of Charlottetown.

8) I acknowledge that I am aware of any relevant incentive programs offered by the City and that Applications for such programs are to accompany a Building Permit Application.

9) The City of Charlottetown reserves the right to determine the applicable estimated construction cost of all types of building or development. See Section 6 below.

10) I agree to comply with all laws of Canada, Province of Prince Edward Island, pertaining to the construction/and use of the development applied for herein.

Further, I realize that the payment of monies for this application does not constitute approval of a permit nor approval to commence any part of the work applied for.

**I acknowledge, that failure to provide sufficient information and documentation as requested by the Planning & Heritage Department, will result in this Building & Development Permit application being considered "Null and Void" and the file will be closed after six (6) months from the date of this application.**

**Signature of Applicant:** _____ **Date:** May 15, 2025.

***Please indicate how you would like to receive the approved permit:*** ☐ Post ☒ Email ☒ Pick-up at Planning Dept.

## 6. Determining Building Permit Fee based upon Estimated Cost of Construction

1) Permit Fees are based upon project valuation on the determined valuation of a project.
2) Valuation means the estimated total cost of building construction, including all electric, mechanical, plumbing and permanently fixed equipment. It is not meant to determine the market value of the structure.
3) Values provided by the applicant that appear to be significantly lower or higher than experience has shown with similar projects will be determined by researching recent similar permits or commercial valuation tools to determine an approximate average square foot value of the work.
4) Total valuation includes design fees, but does not include land price.

**THIS IS AN APPLICATION ONLY**

CHARLOTTETOWN
Planning & Heritage Department

| | |
|---|---|
| **Permit #** | 157-BLD-25 |
| **File #** | 25-630 |
| **PID #** | 1114354 |
| **Zone** | R2 |

**Mailing Address** P.O Box 98, 70 Kent Street, Charlottetown, PE, C1A 1M9
**Contact information** Phone 902-629-4158 | Fax 902-629-4156 | planning@charlottetown.ca | www.charlottetown.ca

# BUILDING & DEVELOPMENT PERMIT

## POST THIS IN A CONSPICUOUS LOCATION DURING CONSTRUCTION

This document certifies that **Star Homes & Construction Inc** of **20 Dr Hanmac, Charlottetown, PE C1C 0W1**
has a Permit to **Construction of a Semi-Detached Dwelling**
at the location of **39-41 MacWilliams Rd.**

**Approved Plans Information**

| Drawing No.: | Prepared by: | Submittal Date: |
|---|---|---|
| 2848 DP + 25095 | Rona Charlottetown + Sandstone | 5-15-2025 |

Provided that the person accepting this permit shall in every respect conform to the City of Charlottetown Zoning & Development Bylaw, The Building Code Bylaw, and any other provisions set by the City of Charlottetown.

**Any violation of the terms or conditions listed below may be deemed cause for revocation of this permit.**

| | Division | Condition |
|---|---|---|
| 1. | Zoning & Development | A final grading plan is required prior to final occupancy permit approval. |
| 2. | Zoning & Development | No driveway construction shall commence prior to the issuance of Driveway Access approval provided by the Public Works Department. |
| 3. | Zoning & Development | The proposed structure is permitted to be constructed as per the plans numbered 2848 DP, prepared by Rona Charlottetown. |
| 4. | Zoning & Development | The proposed structure shall be located as per the survey titled 'Drainage Plan' and numbered 25095, prepared by Sandstone. |
| 5. | Zoning & Development | An Occupancy Permit is required prior to occupying the building. |
| 6. | Zoning & Development | Downspout location to be directed toward MacWilliams Road. |
| 7. | Zoning & Development | The proposed lot grading must conform to the survey titled 'Drainage Plan' and numbered 25095, prepared by Sandstone. |
| 8. | Zoning & Development | All drainage and flow of water must be directed towards the street. Flows cannot be directed to the adjacent property. |
| 9. | Building | All work shall be done in accordance with the Building Code Bylaw and the 2020 National Building Code of Canada (NBC) for plans provided and agreed amendments. |
| 10. | Building | Part 8 - National Building Code - Safety Measures at Construction & Demolition sites to be followed. This includes protection of site & public and Fire Safety measures as per 5.6 of the National Fire Code. |
| 11. | Building | Vapour Barrier to be installed between top plate of interior wall to roof truss and installed between interior wall stud to exterior wall at framing stage, must meet NBC 9.25.4.2 requirements and CSA/CGSB-51.34M |
| 12. | Building | Kitchen ventilation to meet NBC 9.32.3.7 - be directly vented or have booster fan and switch in kitchen to increase flow 2.5 times normal. |
| 13. | Building | Foundation walls to be insulated at R20 min with vapour barrier, including walls adjacent to garage and be protected from mechanical damage. |
| 14. | Building | ICF Foundations to meet NBC Table 9.15.4.2A for Solid Concrete MPA, min.thickness, height max requirements. If building is outside thistable then a Professional Engineer is required to inspect ICF, approve & provide Certificate to the City before any concrete is poured. |
| 15. | Building | Helical Piles are not to be used unless a plan is stamped by Professional Engineer. (Must be submitted before Permit is issued.) Helical Piles must be an approved product under CCMC, installed by Qualified installer, who must provide a Torque installation report |
| 16. | Building | Handrails must have min. clearance of 50mm and be graspable along entire length. Square or rectangular handrails are NOT APPROVED, unless they have recesses on sides to allow thumb and fingers to grasp on both sides or underneath the handrail. |
| 17. | Building | Note: Any future property subdivision(s) requires a new Permit Application and must meet current Building Code Bylaw requirements. |
| 18. | Building | The window well must have a 760mm clear area beyond the face of the window or the open edge of the window if the window opens up Window well drainage to extend to the weeping tile at footing. |
| 19. | Building | Basement floor slab to be insulated to an effective R11.1 (3" rigid high density insulation) at the rear walk-out portion and shall extend toward the front of the building until floor is at least 4'-0" below finished grade. |

| | | |
|---|---|---|
| 20. | Building | NBC 2020 9.8.8.1. (4) and (5) apply to all openable windows. This, in particular, applies to the upper level windows and relates to guards or window opening control devices that limit the opening area of the window being in place for fall protection. |
| 21. | Building | Egress windows (or doors to exterior) are required in all bedrooms as per 9.9.10.1.(1) and (2). Ensure that the egress window is selected and positioned so as to not require a guard or device restricting opening for the operable part of the window per sentence (5) of NBC 9.8.8.1. |

As per Building Code Bylaw Section 4.12.1, the Owner/Applicant shall email Building Inspector or contact Planning Department at 902-629-4158 to arrange for REQUIRED INSPECTIONS. (24 hours notice must be given)

| | **Required Inspections** |
|---|---|
| 1. | Pre-Backfill |
| 2. | Underslab Insulation |
| 3. | Framing & Mechanical Ventilation |
| 4. | Insulation & Vapour Barrier |
| 5. | Building Code Final Inspection |

Description for inspection types:

- **Pre-backfill** - footings, foundations, draintile, waterproofing, etc…
- **Radon Pipe & Underslab Insulation** - Radon pipe installation, underslab Insulation type and thickness,vapour barrier
- **Framing & Mechanical ventilation** - floors, walls, trusses, bearing points, ventilation, etc…
- **Insulation & Vapour Barrier** - Insulation fitted, vapour barrier with continuous seal (Pre-drywall)
- **Final Inspection** - Smoke alarms, CO alarms, deadbolts, exterior decks, landings, stairs, handrails, guards, etc…

**Approved By**

Development Officer: Michael Fraser — Date: 2025-06-03
Name — Signature

Building Inspector: Shane Jones — Date: 2025-06-13
Name — Signature

THIS IS NOT AN "OCCUPANCY PERMIT"

Outlook

**RE: Water/Site plan inquiry**

**From** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Date** Tue 9/23/2025 10:03 AM
**To** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>
**Cc** Doucette, Jason <jadoucette@charlottetown.ca>

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Hello,
Thank you for your response and for providing the preliminary drainage plan, as well as the update on the permit and inspection status for 39-41 MacWilliams Road.
I do understand that the site is under active development and that final grading has not yet occurred. However, my concern lies in ensuring that the current work aligns with the approved plans — particularly with regard to elevation and drainage — before the build progresses much further. Taking elevation measurements at this stage would allow us to verify that construction is adhering to intended grades and drainage patterns before it's too late or cost-prohibitive to make adjustments- and then what happens?
As you noted, the retaining wall does not appear to be shown on the submitted plans. This, along with prior concerns we've raised, reinforces the need for a more thorough review process earlier in the development. With a more detailed initial review, I believe some of the current issues could have been identified and addressed before construction reached this stage.
I appreciate the ongoing oversight and inspections by your team, and want to be clear I am not requesting that final grading be assessed now — only that basic elevation checks be made to confirm compliance with the existing plan. This proactive step could prevent further complications and ensure that the final grading and drainage can be executed effectively and in accordance with the approved design.
Thank you again,
Jonathan

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** September 18,2025 12:58 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Outlook

**RE: Water/Site plan inquiry**

**From** Jones, Shane <sjones@charlottetown.ca>
**Date** Mon 11/10/2025 4:16 PM
**To** Gundrum, David <dgundrum@charlottetown.ca>

Hi David – Can your or Michael follow up on this? I recommend having a conversation with the applicant who is constructing to determine if they are changing their drainage plan from what was previously accepted.

Thanks<

Shane

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** November 10, 2025 10:19 AM
**To:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Some people who received this message don't often get email from jonathan.chandler@veterans.gc.ca. Learn why this is important
**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good,
I wanted to follow up on my email below, as I haven't received a response regarding the application of the water/site plan for the property below. While I understand you provided the original approved request, there seems to be some confusion regarding the property height and the water plan.
Multiple companies have visited the site to price retaining walls, and now there is a dump truck delivering large Island Stone, which I assume is for constructing a retaining wall.
Could you clarify:

1. If the wall exceeds 0.6 m in height, is an engineered drawing required?
2. If the wall is below 0.6 m, is drainage behind the wall still necessary?
3. Is there equired setbacks of retaining walls for R2 property.

Currently, no drainage has been installed, and no weeping tile has been added around the property. I am concerned about proper drainage and the potential instability of any wall along the property boundary, particularly the risk of it failing due to frost heave.
Thank you for your guidance.
Best regards,
Jonathan

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** October 20,2025 7:58 AM
**To:** 'Jones, Shane' <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael

<mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good morning,
I do see that now the truss package has arrived, so my apologies that there is no 2nd floor view from the front. I am not sure I understand some of your wording on the footings… the dividing wall had no footings from my understanding, and nothing was poured/framed prior to the floor being finished at grade level, but, you have indicated that extra thick floor will account for the weight of 2 levels of ICF used at the dividing wall between each duplex? If that is the case, I appreciate the explanation, but I still have yet to hear back re water drainage and height levels etc.
Thanks again,
Jonathan

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** October 19,2025 8:25 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi Jonathan,

I'm not aware if this has advanced since the last time you messaged. I am including the Development Officer, Michael Fraser who reviewed the permit application for the duplex under construction.

Michael – are you aware of any changes to the proposed site drainage plan at 39/41 MacWilliams Road? Please review the emails below with the original from Jonathan Chandler who has concerns with the site elevations being too high, concerns about the drainage and a potential retaining wall. Can you follow up with the applicant for 39/41 MacWilliams Rd to determine if there are deviations from the approved site drainage plan? Also, Jonathan has referred to 3 floors. Can you confirm the approved construction consists of 3 floor total (2 levels from front view with a basement for a total of 3 levels)?

Jonathan – regarding the strip footing and ICF demising wall: there was an inspection carried out at the site prior to the floor slab being poured. It's my understanding from talking with the inspector that the footing was formed by omitting rigid insulation (3" deep by 16" wide). This 3" in addition to the thickness of the floor slab (3.5-4") will form the footing.

Thanks,

**Shane Jones, P.Eng.**
**Manager of Building Inspection**
**City of Charlottetown**
70 Kent Street

Charlottetown, Prince Edward Island
Canada C1A 1M9
Office: 902-393-9039

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**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** October 14, 2025 8:37 AM
**To:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hey,
I just wanted to touch base as I haven't heard anything back… was there an amendment to their plan and they are working on it?
Also, Im mot sure if it is your dept or not, but as a member of the CFD for last 15 years, I am concerned that their ICF Divider wall has no footings under the floor (I have pics) and the fact that they will have 3 floors ( ground level and up two) of the weight of the concrete on a floor with no footings down the middle to support the weight, I am concerned about a possible crack in the floor/collapse.
Thanks again, and look forward to the update.
Jon

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** September 18,2025 12:58 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi David and Jonathan,

Just my two cents:

If there is a new proposed drainage plan as Jonathan suggests, let's have the Development Officer who

issued the Permit request this from the Developer. Once received, we can review proposed changes on plan (and on site as necessary) and ensure that they align with our bylaws.

At the end of the day, the final condition, with respect to lot grading/storm water runoff, must not convey runoff onto neighbouring properties without legal means (e.g. easements, etc.).

Thanks,

Shane

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** September 18, 2025 12:30 PM
**To:** Jonathan.Chandler@veterans.gc.ca
**Cc:** Doucette, Jason <jadoucette@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Hi Jonathan,

Thanks for reaching out and our admin forwarded me your message below concerning the new build at 39-41 MacWilliams Road (PID# 1114354).

Attached for reference is copy of the preliminary drainage plan that was submitted with the Building Permit submission back in May.

The City issued the related Permit on June 13, 2025 and to date our Building staff have completed inspections for pre-backfill on August 22nd and for underslab insulation on September 12th.

Remaining inspections to come include Framing/Mechanical, then Insulation/Vapour Barrier and lastly Final Inspection under Building Code.

We require to receive a final grading and drainage plan before Occupancy can be granted for the build following Final Inspection under Building Code.

As the site is still under active development and we have not closed-out the Permit yet Jonathan, we will have to wait until that occurs before taking any action since further grading of the site is still yet to occur.

I'm copying in our manager of Building Inspections, Shane Jones to this email for his awareness and for any further follow-up as needed, particularly with respect to the retaining wall component as I also do not see it noted on the plans we received.

Since the site is under active development and final grading has not yet occurred, it would be premature in my opinion to make the noted request for a survey.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Wednesday, September 17, 2025 1:32 PM
**To:** Planning Department <planning@charlottetown.ca>
**Cc:** info@sandstoneengineering.ca
**Subject:** Water/Site plan inquiry

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Hello David and team,
I'm writing to follow up regarding the approved drainage plan for PID 1114354.
As previously mentioned, I have concerns about the elevation of this property, especially given its close proximity to PID 1119858. I had raised questions about the final height of the building, and a representative from Sandstone Engineering visited the site to confirm that the elevation was in line with what was approved by the City. At that time, I was assured there would be no issue directing water away from my property.
However, several different companies have since been on site to evaluate drainage options. A newly proposed plan now involves the installation of a **retaining wall on the south side** of the building—something that was **not included** in the original submission. This raises important questions: if drainage was not an issue before, why is a retaining wall now necessary to meet drainage requirements?
In addition, I'm concerned that:

- **The height of the property still appears too high** relative to PID 1119858, and I suspect there may have been an error in measuring or approving the original site plan.
- According to the Lot Guidelines, **rough grading should be completed within 60 days.** As the project began on **July 4th**, we are now over 90 days in and this has not been completed.
- There is **no record of a permit** for the retaining wall, which would be required if it exceeds 0.6m in height. I'm concerned that this addition may proceed without proper permitting or oversight.
- A Sandstone Engineering employee also mentioned the possibility of a **catch basin**, which again, was not included in the approved drainage plan.

Given these concerns, I would like to formally request an **independent survey of PID 1114354** to confirm that the elevation and grading of the site align with the approved specifications.
Thank you for your attention to this matter.
Best regards,
Jonathan
902-394-4986

Outlook

**RE: Water/Site plan inquiry**

**From** Jones, Shane <sjones@charlottetown.ca>
**Date** Mon 11/17/2025 3:31 PM
**To** Gundrum, David <dgundrum@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>

Hi David – Can you or Michael reach out to the permit holder and find out what has changed from what was submitted at time of application? Someone should let Jonathan know that this is taking place just to keep him in the loop for now.

Thanks,

Shane

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** November 17, 2025 2:50 PM
**To:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Good afternoon,
I know with the holiday I assumed there might be somewhat of a delay, however, the property is still draining onto my property, and the issues with the retaining wall remain unanswered. I am not sure what my next steps are, but I did call and leave a message this afternoon, but thought I would at least follow up again, as I haven't received a response from my Oct 20th email or my Nov 10th email.
I went through the Lot Grading guidelines, and on page 6 found the following:
Lot Grading Guidelines January, 2007 Page 6 of 19 Example: Design Grade 82.25 m, Existing Grade 82.20 m = 5 cm below design grade. c) Between – 10 cm to + 10 cm above or below design grade for finish landscaping (sod, concrete) Example: Design Grade 82.25 m, Existing Grade 82.30 m = 5 cm above design grade. d) The surface elevation below decorative rock, washed rock or wood chips, must be within the tolerance of design grade. 2. The City has the discretion to accept elevations that are not within tolerance when the following conditions occur: a) The landscaping is graded to match an existing fence, walkway, wetland or watercourse, park, curb, sidewalk, road or lane and there is no impact on the surface drainage. b) A proposal is submitted to revise the design elevations on the approved Surface Drainage Plan to existing elevations, providing that there is no negative impact on surface drainage and any affected property owners agree to the revision and the grading makes allowances for community water control and mitigation to other properties

My newest question, is that the original plan called for no retaining wall, and now there is one with no silt fabric, no drainage, nothing (I have pictures taken throughout the construction) and now there is one, so I am wondering why your own guidelines weren't followed while making a

change to the proposed drainage plan as required. Currently, their property is draining on mine, and the city cant even respond to my questions for over a month, so can someone please take ownership on this issue, and reply?

Thanks again,
J

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** November 10,2025 10:19 AM
**To:** 'Jones, Shane' <sjones@charlottetown.ca>; 'Gundrum, David' <dgundrum@charlottetown.ca>; 'Fraser, Michael' <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good,
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3. Is there equired setbacks of retaining walls for R2 property.

Currently, no drainage has been installed, and no weeping tile has been added around the property. I am concerned about proper drainage and the potential instability of any wall along the property boundary, particularly the risk of it failing due to frost heave.
Thank you for your guidance.
Best regards,
Jonathan

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** October 20,2025 7:58 AM
**To:** 'Jones, Shane' <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good morning,

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Thanks again,
Jonathan

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** October 19,2025 8:25 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Gundrum, David

Outlook

**RE: Water/Site plan inquiry**

**From** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Date** Tue 11/18/2025 7:37 AM
**To** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>

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Good morning,
Thank you for the prompt response.
I was provided the original Water survey, where the retaining wall was not included, and I can provide a copy if needed.
Looking forward to your response,
Jonathan

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** November 17,2025 8:07 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi Jonathan,

Thank you for the email and my apologies for the delay in getting back to you as I've been off sick much of the past 2 weeks.

We will look at this more closely with respect to the documents that we have on file for the Permit and will be back to you with a more fulsome response by the end of this week.

We may be reaching out to the abutting property owner carrying out the work as needed to confirm on details related to their Permit as well.

Will be in touch again soon.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Monday, November 17, 2025 2:50 PM
**To:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Good afternoon,
I know with the holiday I assumed there might be somewhat of a delay, however, the property is still draining onto my property, and the issues with the retaining wall remain unanswered. I am not sure what my next steps are, but I did call and leave a message this afternoon, but thought I would at least follow up again, as I haven't received a response from my Oct 20th email or my Nov 10th email.
I went through the Lot Grading guidelines, and on page 6 found the following:
Lot Grading Guidelines January, 2007 Page 6 of 19 Example: Design Grade 82.25 m, Existing Grade 82.20 m = 5 cm below design grade. c) Between – 10 cm to + 10 cm above or below design grade for finish landscaping (sod, concrete) Example: Design Grade 82.25 m, Existing Grade 82.30 m = 5 cm above design grade. d) The surface elevation below decorative rock, washed rock or wood chips, must be within the tolerance of design grade. 2. The City has the discretion to accept elevations that are not within tolerance when the following conditions occur: a) The landscaping is graded to match an existing fence, walkway, wetland or watercourse, park, curb, sidewalk, road or lane and there is no impact on the surface drainage. b) A proposal is submitted to revise the design elevations on the approved Surface Drainage Plan to existing elevations, providing that there is no negative impact on surface drainage and any affected property owners agree to the revision and the grading makes allowances for community water control and mitigation to other properties

My newest question, is that the original plan called for no retaining wall, and now there is one with no silt fabric, no drainage, nothing (I have pictures taken throughout the construction) and

Outlook

**Re: Water/Site plan inquiry**

**From** McCabe, Julie <jlmccabe@charlottetown.ca>
**Date** Tue 12/2/2025 12:59 PM
**To** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>
**Cc** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>

Thank you for your email. I see you have included the proper people that are able to address your questions. Have a good day.
Sent from my iPhone

On Dec 2, 2025, at 12:57 PM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Good afternoon,
I wanted to touch base as I have yet to hear a response from anyone. On Nov 17th, I was advised that I would hear back on Friday Nov 21st, and when I didn't hear back I reached out on Mon Nov 24th, and still have yet to hear back.
I am not sure what my next steps would be, or who I can turn to actually get a response…. I have been waiting months for some sort of accountability for. I am looking for answers regarding the following:

1. Approved drainage plan that did not call for a retaining wall – now one is installed
2. Was there a permit amendment for this? As per City bylaws/guidelines, if any changes were made or needed the adjoining
3. Is there an engineered plan for the retaining wall – there is currently no drainage/silt fabric or base for the wall
4. Currently, there is water running onto our property, what are the plans to address this
5. Why was the site plan/elevations approved when the difference between the adjoining properties was not split, making this building so high
6. What are the guidelines/bylaws for set backs on retaining walls

Please advise if/when you will be able to provide this information.
Thanks,
Jon

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** November 24,2025 7:47 AM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good morning David,
I am writing to follow up in regards to this, as I had not heard from you on Friday as indicated.
Please let me know when you think you will be able to address this,
Thanks.
Jonathan

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** November 17,2025 8:07 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hi Jonathan,

Thank you for the email and my apologies for the delay in getting back to you as I've been off sick much of the past 2 weeks.

We will look at this more closely with respect to the documents that we have on file for the Permit and will be back to you with a more fulsome response by the end of this week.

We may be reaching out to the abutting property owner carrying out the work as needed to confirm on details related to their Permit as well.

Will be in touch again soon.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9

Outlook

**Re: Water/Site plan inquiry**

**From** McCabe, Julie <jlmccabe@charlottetown.ca>
**Date** Wed 12/10/2025 10:09 AM
**To** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>
**Cc** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>

David has there been an opportunity for follow up yet?
Julie
Sent from my iPhone

On Dec 10, 2025, at 9:41 AM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Hello,
I am following up on this request, as I still have yet to hear back from anyone other than Julie who indicated I have reached out to the proper people, however, no one seems to be able to reply.
Thanks,
Jonathan

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** December 2,2025 12:57 PM
**To:** 'Gundrum, David' <dgundrum@charlottetown.ca>; 'Jones, Shane' <sjones@charlottetown.ca>; 'Fraser, Michael' <mfraser@charlottetown.ca>; 'McCabe, Julie' <jlmccabe@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Good afternoon,
I wanted to touch base as I have yet to hear a response from anyone. On Nov 17th, I was advised that I would hear back on Friday Nov 21st, and when I didn't hear back I reached out on Mon Nov 24th, and still have yet to hear back.
I am not sure what my next steps would be, or who I can turn to actually get a response…. I have been waiting months for some sort of accountability for. I am looking for answers regarding the following:

1. Approved drainage plan that did not call for a retaining wall – now one is installed
2. Was there a permit amendment for this? As per City bylaws/guidelines, if any changes were made or needed the adjoining

Outlook

## RE: Water/Site plan inquiry

**From** Ruus, Michael <mruus@charlottetown.ca>
**Date** Tue 12/23/2025 2:56 PM
**To** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>

Great, thanks folks.

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** December 23, 2025 2:55 PM
**To:** Ruus, Michael <mruus@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

Hi Mike, I did send response late last week, let me pull that up and I'll follow-up with Mr. Chandler again as needed.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Ruus, Michael <mruus@charlottetown.ca>
**Sent:** Tuesday, December 23, 2025 2:41 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>
**Subject:** FW: Water/Site plan inquiry

Any updates on this? Did we send a response to his questions below?

Mike

**From:** MacConnell, Brad <bmacconnell@charlottetown.ca>
**Sent:** December 22, 2025 11:37 AM

**To:** Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Fw: Water/Site plan inquiry

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**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** Friday, December 19, 2025 5:04 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Water/Site plan inquiry

hi Johnathan, I am not sure why you have not been provided a response. I don't have the answers to your questions and I have to rely on the staff to provide these. I have included the CAO and director in this response as well as the original individuals. Unfortunately, I am only reading this on Friday night so it will be at least the first of the week before I would expect we would hear anything. David, are you able to reply to Johnathan's questions or have someone in the department reply? Thank you, Julie

Get Outlook for iOS

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**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Friday, December 19, 2025 2:49:35 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** RE: Water/Site plan inquiry

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Hello Julie,

Just wanted to touch base again, as I have yet to hear a single word from David, Michael, Shane, or anyone who can provide any response.

I am not sure why you are either unable or unwilling to reply to my email, but Julie can you please advise on my next steps? Is this now an IRAC issue since the permit was issued and now changed without following proper procedures, or that it was perhaps issued in error or not fully vetted? I am looking to my next steps, as management in place has continually failed to provide a basis response in months.

Thanks,

Jonathan

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** December 2,2025 12:59 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>
**Subject:** Re: Water/Site plan inquiry

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Thank you for your email. I see you have included the proper people that are able to address your questions. Have a good day.

Sent from my iPhone

On Dec 2, 2025, at 12:57 PM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Good afternoon,

I wanted to touch base as I have yet to hear a response from anyone. On Nov 17th, I was advised that I would hear back on Friday Nov 21st, and when I didn't hear back I reached out on Mon Nov 24th, and still have yet to hear back.

I am not sure what my next steps would be, or who I can turn to actually get a response.... I have been waiting months for some sort of accountability for. I am looking for answers regarding the following:

1. Approved drainage plan that did not call for a retaining wall – now one is installed
2. Was there a permit amendment for this? As per City bylaws/guidelines, if any changes were made or needed the adjoining

Outlook

**RE: Notice of permit appeal/ still requesting an answer**

**From** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Date** Fri 1/9/2026 10:09 AM
**To** McCabe, Julie <jlmccabe@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>
**Cc** Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

1 attachment (3 MB)
20251116_152807.jpg;

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Good morning Julie and David,
Thank you both for an actual response, but Julie I will disagree with your statement that things have been followed correctly.
I still have several significant concerns with the information provided that require clarification.
First, City guidelines clearly state that adjacent property owners must be consulted when reviewing grading and drainage plans, particularly where there is potential impact to abutting private property. At no point was I consulted, notified, or provided an opportunity to review the water survey or drainage design for this project. This omission is concerning, especially given that the grading and drainage directly affect my property.
Second, the grading and drainage plan appears to have materially changed. The original plan did not include a retaining wall, whereas the current situation now requires one to manage grade differences and runoff. This represents a substantive change to the approved servicing and drainage concept, not a minor field adjustment. I am seeking clarification on how such a change was permitted without a revised submission, review, and approval process, and without notification or consultation with affected adjacent property owners.
Third, while your email indicates that Building Code review is not required for retaining walls, the City of Charlottetown has adopted the National Building Code of Canada, and the City's own published guidance states that retaining walls exceeding 0.2 m in height require review and sign-off by a professional engineer. Given the apparent height and function of the retaining wall constructed along 39–41 MacWilliams Road, I am requesting confirmation of:

- Whether this retaining wall exceeds the 0.2 m threshold;
- Whether engineered drawings were required;
- Whether an engineer has reviewed and certified the design and construction; and
- Whether this documentation has been submitted to, or will be required by, the City.

Fourth, while I understand the zoning position regarding setbacks for retaining walls, zoning compliance does not override drainage, grading, or Building Code requirements. The construction of a retaining wall itself indicates that the original grading assumptions have changed, with potential implications for surface water management and adjacent properties.
Finally, I am concerned that compliance is being deferred to a future final grading plan, while construction decisions that affect elevation, drainage patterns, and runoff have already been

implemented. Addressing these issues only at the final occupancy stage does not adequately mitigate current risk or the lack of transparency during construction.
I would appreciate a clear explanation of:

- Why adjacent property consultation did not occur as required by City guidelines;
- How and when the grading and drainage plan was altered to include a retaining wall;
- What approval and review process was followed for this change;
- Whether National Building Code requirements for retaining walls were applied; and
- How the City intends to ensure that no adverse impacts to my property occur as a result of these changes.

I look forward to your response and clarification on these matters.
Regards,
Jonathan

---

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** January 8,2026 4:22 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>
**Cc:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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thank you, David. Johnathan it appears that everything is being done properly based on what I am reading and based on our current zoning and development bylaws. David has also provided you with next steps if you were not satisfied. Hope you have a nice evening, Julie.
Sent from my iPhone

On Jan 8, 2026, at 3:00 PM, Gundrum, David <dgundrum@charlottetown.ca> wrote:

Hi Jonathan,

I spoke with the builder Tony Joy earlier today and he confirmed for us that the retaining wall will be shown by his Surveyor on the final grading and drainage plan when the time comes for that to be submitted to the City to confirm for final occupancy on the build. I also reminded Tony that final grading needs to be completed (and shown on the associated plan) such that all water flows are directed to the municipal system and not onto abutting private property.

Tony confirmed that the retaining wall has been built onto the side of 39-41 MacWilliams Road and I clarified for him that this must be shown as confirmed on the future final grading plan.

Regarding runoff onto adjacent property, this is not to happen following final grading. Tony mentioned that he is not aware that any water is currently flowing off site impacting your property Jonathan.

I just want to confirm that we do not require Building Code review for retaining walls and as far as Zoning is concerned, as long as the retaining wall is contained entirely on the parcel it belongs to, then there is no issue. We do not require setbacks for retaining walls as they can conceivably be built right to the property line, the same as would be done for a boundary fence.

If you do wish to appeal the related subdivision for the site (FILE# 25-1129 PID 1114354 CASE# 058-LS-25) then this must be done through IRAC and not the City.

The following is link to IRAC's website containing a further link to where the Notice of Appeal Form is located that would have to be filed to IRAC:

https://irac.pe.ca/planning/planning/

I hope that clarifies better here Jonathan and please let us know if you any further questions in regard.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

<image001.png>

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Thursday, January 8, 2026 12:55 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hello,
I have yet to hear anything.... It has been "we will get back to you" which never comes. I wanted to email today to formally appeal the permit approval, so at least it

will need to be discussed at some level, and then if it is approved and goes ahead, it will at least be able to be heard by IRAC with the copies of questions/concerns that have gone unanswered.
Thanks,
Jonathan

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** January 8,2026 11:28 AM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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Jonathan, as you know, I have asked for someone to respond to your questions and I was under the understanding that someone was going to do this. Have you had any correspondence from anyone at the city? Mike, as the director are you able to see that we provide response to his questions. I know that there are many things that the planning department is dealing with, but even a tentative timeline of when he could expect a response would be appreciated. Thank you, Julie.
Sent from my iPhone

On Jan 8, 2026, at 10:54 AM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Hello David,
I just reached out to Planning Dept to launch an appeal on the following FILE# 25-1129 PID 1114354 CASE# 058-LS-25 and was told that they need to come directly to you.
Since the deadline to make an appeal is January 9th, 2026 I will be including additional people who I have been in contact with regarding the issue.
In speaking with the person who answered the phone, I was asked to detail my issue with the permit, so I will include this:

1. Lot water management plan/runoff survey was completed and has since changed to include a retaining wall.
2. I do not believe the retaining wall is built to code – No backfill, no gravel base, made from Island stone, no drainage, no silt fabric behind it.
3. Water is currently running from the property onto my property, which would be against the drainage plan.

I believe that this who process should be reviewed, and delay the permit for this, until someone will actually respond to my multiple requests for information…. Below, there is a detailed list of communication I have made, with next to no results.

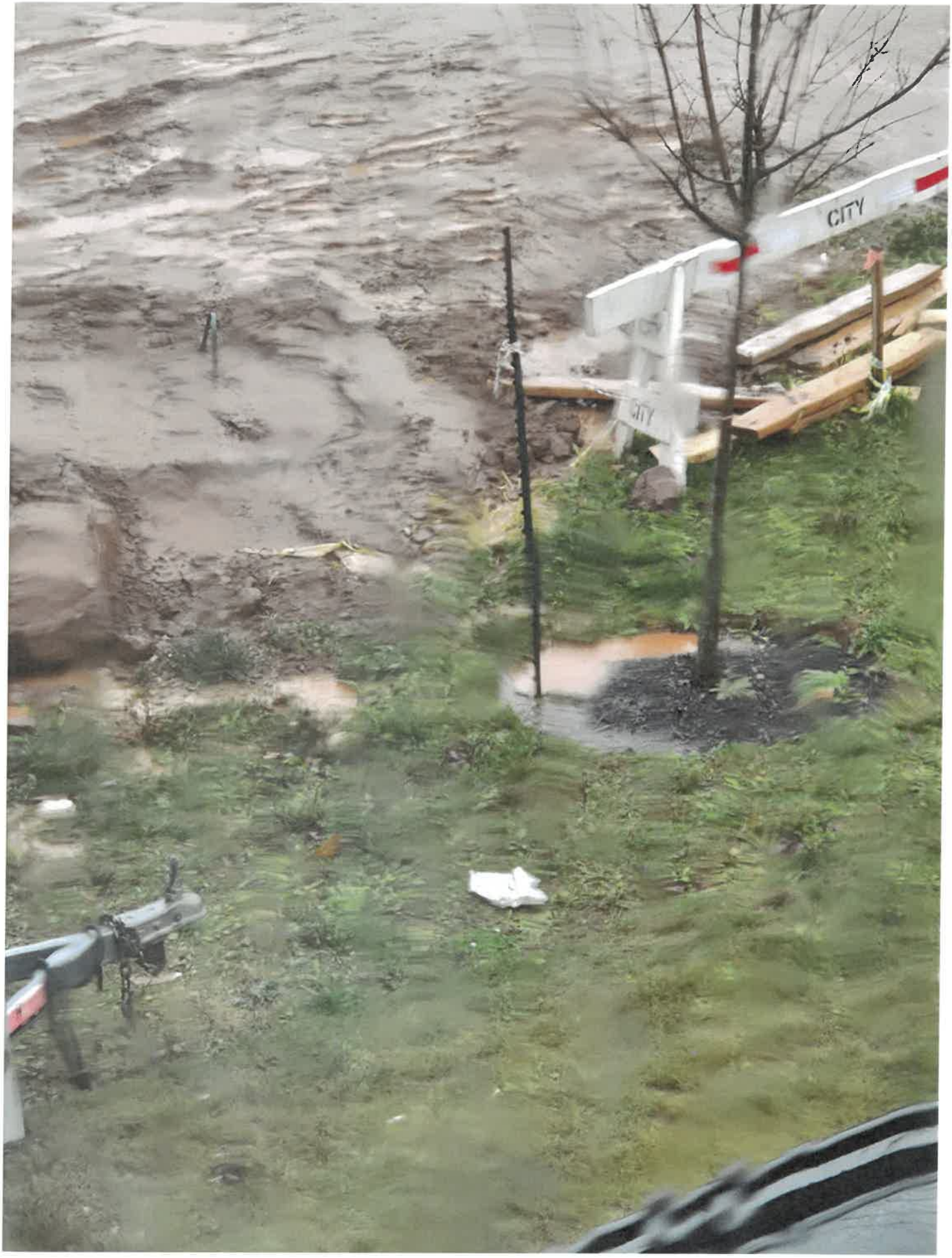
**Summary of Email Thread – Water/Site Plan Inquiry (39/41 MacWilliams Road)**

1. **September 17, 2025**
    1. Formally raises concerns with the City regarding approved drainage plans, site elevations, potential grading errors, and the emergence of a retaining wall not included in the original submission.
    2. Requests an independent survey and clarification on permits and compliance with Lot Grading Guidelines.
2. **September 18, 2025**
    1. City staff confirm the permit was issued June 13, 2025, note the site is still under development, and state final grading/drainage plans are required before occupancy.
    2. Retaining wall is acknowledged as not appearing on submitted plans.
    3. City indicates action will occur after permit close-out.
    4. Shane noted that a development officer would reach out to developer and inquire on new drainage
3. **October 14, 2025**
    1. I followed up, noting no response to prior concerns.
    2. Raised additional safety concerns regarding lack of footings under an ICF demising wall and potential structural risks.
4. **October 19–20, 2025**
    1. City staff acknowledge the inquiry and refer it internally for review.
    2. I replied, stating drainage and elevation questions remain unanswered.
    3. Shane replied on Oct 20th to include Michael F asking for information/clarity, no response.
5. **November 10, 2025**
    1. Jonathan follows up again, citing continued lack of response (emailed Sahe, David, Michael)
    2. Requests clarification on retaining wall requirements, engineering drawings, drainage provisions, and setbacks.
    3. Notes construction activity indicating a retaining wall is being installed.
6. **November 17, 2025**
    1. City advises they will review permit documents and provide a fulsome response by the end of the week.

Provided: b) A proposal is submitted to revise the design elevations on the approved Surface Drainage Plan to existing elevations, providing that there is no negative impact on surface drainage and any affected property owners agree to the revision and the grading makes allowances for community water control and mitigation to other properties asking why they were able to amend the drainage plan, no response.

2. **No follow-up response is provided by the stated timeline.**

7. **Nov 17, 2025**
    1. David replied that he was off, but would reply by weeks end. No response ever received.
8. **November 24, 2025**
    1. I followed up after not receiving the promised response.
9. **December 2, 2025**
    1. I followed up again after no responses, and list six outstanding technical and compliance questions.
    2. City replies that appropriate staff are included but does not provide substantive answers.
10. **December 19, 2025**
    1. I followed up again after no response from relevant City staff and asks for guidance on next steps, including whether the issue should be escalated.
    2. City acknowledges internally that no answers have been provided and indicates it will be at least the following week before hearing anything.
    3. **No substantive response is provided.**
11. **December 23, 2025**
    1. City staff state they will follow up with the team regarding a response.
    2. **No timeline or substantive response is provided.**
12. **December 24, 2025**
    1. I emailed Michael asking for a realistic timeline on when I can expect a meaningful response, email not returned.


CITY
CITY

Outlook

## Re: Notice of permit appeal/ still requesting an answer

**From** Jones, Shane <sjones@charlottetown.ca>
**Date** Mon 1/12/2026 3:18 PM
**To** McCabe, Julie <jlmccabe@charlottetown.ca>; Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>
**Cc** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

1 attachment (218 KB)
Complaint form -Fillable.pdf;

Hi Jonathan,

Thanks for your follow-up response. I will again just touch on the NBC and how it relates to retaining walls. David will respond to you on the other concerns you've brought forward as it relates to drainage plans and the Z&D bylaw.

The city has adopted the PEI Building Codes Act & Regulations as per the City's Building Code Bylaw. The PEI Building Code Act & Regulations outline what construction it intends to regulate (buildings in a nutshell as I describe in my email Jan.9.2026) and describes what code it follows (NBC 2020), amongst other things. Please note that the Regulations under Division 3, Sentence 4(i), state "These regulations and the codes do not apply to retaining walls or exterior steps not attached to, and forming part of, a building's construction". Please be aware that the Regulations take precedence over the entirety of the NBC (i.e. the regulations are the governing body and can exempt certain sections of the NBC). However, this point is moot as any retaining wall referenced in the building code would relate to retaining walls that support/form part of a building that falls within its scope.

There are situations where retaining walls would fall under the scope of the Regulations and NBC (e.g. the retaining wall forms part of the building's construction) - This is where some of the NBC sections that you brought forward may apply. However, it's my understanding that this retaining wall does not form part of the building's construction and does not rely on it in anyway. It's my understanding that it is proposed and intended to avoid a steep grade on their south side yard as it meets the existing swale on the property line on your north side yard. I wouldn't expect it to support the weight of the building unless the building's footing was well above the lower side of the retaining wall. This is where it gets into the code note you reference; A-9.3.2.9.(4) - discussing structural support of building. Also, this note would only apply for wood construction as it is referring to decay resistance in wood construction in retaining walls, which does not apply in this case. However, the structural concept would still apply to a rock wall.

As stated previously, the NBC (and, as explained more thoroughly above, the Building Code Act & Regs) would not apply to the retaining wall as it does not attach to, and form part of, the building's construction. Again, as noted previously, this does not preclude proper design and construction as appropriate for the site conditions.

In order to provide a more formal approach to this issue you've raised and to aid staff in determining the appropriate course of action, please complete the city's Complaint Form attached. Please include photos of the concerns you have (e.g. retaining wall under construction, drainage concerns, etc.).

Please let me know if you have additional questions or concerns relating to National Building Code/Act & Regulations.

Thanks,

**Shane Jones, P.Eng.**
**Manager of Building Inspection**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Office: 902-393-9039

CHARLOTTETOWN
*Great things happen here.*

---

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** Monday, January 12, 2026 1:03 PM
**To:** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

fair, if you could provide some times that you would be available then David can confirm what works best for him and Shane! Chat soon!
Sent from my iPhone

> On Jan 12, 2026, at 12:34 PM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:
>
> **CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.
>
> My understanding is that we were waiting on David to reply with availability, and go from there.
>
> As for the email, it is best to keep a chain of dates/concerns and response (if provided). I can see this becoming a bigger issue, but I can always summarize meeting and provide minutes after the fact.
>
> Thanks again,
> Jon

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** January 12,2026 12:32 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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Hi Jon, As I said in my last email, I think it would be best if we had an opportunity to sit down with David and Shane so we can take a deeper dive into your concerns. It's really challenging with back-and-forth emails. Can you provide some times that you're available and david if you could coordinate this, I will attend as well. Thank you, Julie.

Get Outlook for iOS

---

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Monday, January 12, 2026 12:15:28 PM
**To:** Jones, Shane <sjones@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Good morning,
Shane, I believe you are incorrect with the fact that you think the NBC – National Building Code is only for a building/dwelling. Since you have indicated that builders are responsible to follow the NBC, perhaps you should check out section 9.4 and read where it has specific indications/requirements for retaining walls etc. I also found this to verify my claims:

A-9.3.2.9.(4) Protection of Retaining Walls and Cribbing from Decay. Retaining walls supporting soil are considered to be structural elements of the building if a line drawn from the outer edge of the footing to the bottom of the exposed face of the retaining wall is greater than 45° to the horizontal. Retaining walls supporting soil may be structural elements of the building if the line described above has a lower slope. wall height < 45°: retaining wall may be supporting the building > 45°: retaining wall is supporting the building EG02051A Figure A-9.3.2.9.(4) Identifying retaining walls that require preservative treatment Retaining walls that are not critical

to the support of building foundations but are greater than 1.2 m in height may pose a danger of sudden collapse to persons adjacent to the wall if the wood is not adequately protected from decay. The height of the retaining wall or cribbing is measured as the vertical difference between the ground levels on each side of the wall.

Also, I believe someone mentioned if this a permit was required, however, on the city website, the following is found:
Extreme Grade Differential
Lot Grading with substantial grade differences from the front of the house to the rear of the house can accommodate Walk-Out basements. Grading for these homes may require a retaining wall or some form of grade stabilization at the transition point at the rear corner(s) of the house. Swales along the rear and side property lines should correspond to the approved lot grading plan for the area. The first property that is graded within tolerance sets the precedence for the adjacent developments to match (with or without grade separation). This situation may occasionally occur on non walk-out basements as well. Any retaining wall that exceeds 0.60 m in height should be of an engineered design and construction. For permits, please contact the City of Charlottetown Planning and Development Department.
Found here "City of Charlottetown - Lot Grading Guidelines
Also found here, is the following (retaining walls require weep holes or other drainage systems so groundwater doesn't backup behind them):
<image001.png>

Also, in reading the following:
Establishing Grades and Elevations for Homes Given the detail required for a Stormwater Management Plan the developer and his engineer should set the desired elevations for all buildings (top of foundation) and grading of the lots in a subdivision and these must then be given to all builders. A hold back by the Developer or the City of Charlottetown may be required to insure the plan is followed and conformation of the elevations. It is important that all drainage easements along property boundaries be part of the survey plan for the subdivision at the early planning stages to avoid costly corrections later.

Can I ask if what was approved matches with what the original development officer approved? I believed that the property between two established dwellings would need to split the difference in grading to allow better drainage, however, the property was built in line with the property uphill, and is the root cause of these issues….. and wonder if this was missed at some point and now everyone seems to be scrambling to avoid an issue.

I am hopeful that I will receive some meaningful insights from people involved, and an answer on why their property is draining to mine as I have shown in previous email as an attachment.

Thanks,

Jonathan

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** January 9,2026 12:00 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>; Jonathan Chandler (VAC/ACC)

<Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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Good morning Jonathan,

I will allow David to respond to the other points of your email and I'll only respond to the point you've brought up regarding the National Building Code (NBC) with respect to the retaining wall.

For your knowledge, as the Manager of Building Inspection, I oversee a team that regulates and enforces compliance with the NBC for new construction that requires a Building Permit.

Please note that the National Building Code does not apply to retaining walls. The National Building Code applies to the design, construction, and occupancy of all new buildings, and the alterations, demolitions, and occupancy of existing buildings. The key word is "buildings" and not any structure. In saying this, it does not mean that a retaining wall is not required to be properly designed and constructed. The builder would be responsible to ensure any proposed retaining wall is properly designed and constructed and to procure a professional engineer when appropriate. As I don't administer the Zoning & Development (Z&D) Bylaw, I'll allow David to respond on his department's requirements relating to proposed retaining walls as it relates to the Z&D Bylaw. I believe he may have done so already but you are requiring additional feedback as per your email below.

If you have any additional questions relating to National Building Code or the duplex itself, please don't hesitate to reach out to me.

Thanks,

**Shane Jones, P.Eng.**
**Manager of Building Inspection**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Office: 902-393-9039

<image002.jpg>

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** Friday, January 9, 2026 10:33 AM
**To:** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

Jonathan , I am having to defer this to the experts- the planners and manager responsible for the existing bylaws in charlottetown. David where exactly does it state that property owners must be consulted in drainage plans? i've not heard of this before. Jonathan it appears that no correspondence has been satisfying for you - I suggest we make a time to meet in person with David at the planning department. David can you provide some times that you could meet? Jon you can confirm the best one for you. I will attend so that I can be sure to understand this situation.
David can you send a couple times?
Julie
Sent from my iPhone

On Jan 9, 2026, at 10:09 AM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Julie and David,

Thank you both for an actual response, but Julie I will disagree with your statement that things have been followed correctly.

I still have several significant concerns with the information provided that require clarification.

First, City guidelines clearly state that adjacent property owners must be consulted when reviewing grading and drainage plans, particularly where there is potential impact to abutting private property. At no point was I consulted, notified, or provided an opportunity to review the water survey or drainage design for this project. This omission is concerning, especially given that the grading and drainage directly affect my property.

Second, the grading and drainage plan appears to have materially changed. The original plan did not include a retaining wall, whereas the current situation now requires one to manage grade differences and runoff. This represents a substantive change to the approved servicing and drainage concept, not a minor field adjustment. I am seeking clarification on how such a change was permitted without a revised submission, review, and approval process, and without notification or consultation with affected adjacent property owners.

Third, while your email indicates that Building Code review is not required for retaining walls, the City of Charlottetown has adopted the National Building Code of Canada, and the City's own published guidance states that retaining walls exceeding 0.2 m in height require review and sign-off by a professional engineer. Given the apparent height and function of the retaining wall constructed along 39–41 MacWilliams Road, I am requesting confirmation of:

- Whether this retaining wall exceeds the 0.2 m threshold;
- Whether engineered drawings were required;
- Whether an engineer has reviewed and certified the design and construction; and
- Whether this documentation has been submitted to, or will be required by, the City.

Fourth, while I understand the zoning position regarding setbacks for retaining walls, zoning compliance does not override drainage, grading, or Building Code requirements. The construction of a retaining wall itself indicates that the original grading assumptions have changed, with potential implications for surface water management and adjacent properties.

Finally, I am concerned that compliance is being deferred to a future final grading plan, while construction decisions that affect elevation, drainage patterns, and runoff have already been implemented. Addressing these issues only at the final occupancy stage does not adequately mitigate current risk or the lack of transparency during construction.

I would appreciate a clear explanation of:

- Why adjacent property consultation did not occur as required by City guidelines;
- How and when the grading and drainage plan was altered to include a retaining wall;
- What approval and review process was followed for this change;
- Whether National Building Code requirements for retaining walls were applied; and
- How the City intends to ensure that no adverse impacts to my property occur as a result of these changes.

I look forward to your response and clarification on these matters.

Regards,
Jonathan

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** January 8,2026 4:22 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>
**Cc:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad

<bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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thank you, David. Johnathan it appears that everything is being done properly based on what I am reading and based on our current zoning and development bylaws. David has also provided you with next steps if you were not satisfied. Hope you have a nice evening, Julie.

Sent from my iPhone

On Jan 8, 2026, at 3:00 PM, Gundrum, David <dgundrum@charlottetown.ca> wrote:

Hi Jonathan,

I spoke with the builder Tony Joy earlier today and he confirmed for us that the retaining wall will be shown by his Surveyor on the final grading and drainage plan when the time comes for that to be submitted to the City to confirm for final occupancy on the build. I also reminded Tony that final grading needs to be completed (and shown on the associated plan) such that all water flows are directed to the municipal system and not onto abutting private property.

Tony confirmed that the retaining wall has been built onto the side of 39-41 MacWilliams Road and I clarified for him that this must be shown as confirmed on the future final grading plan.

Regarding runoff onto adjacent property, this is not to happen following final grading. Tony mentioned that he is not aware that any water is currently flowing off site impacting your property Jonathan.

I just want to confirm that we do not require Building Code review for retaining walls and as far as Zoning is concerned, as long as the retaining wall is contained entirely on the parcel it belongs to, then there is no issue. We do not require setbacks for retaining walls as they can conceivably be built right to the property line, the same as would be done for a boundary fence.

If you do wish to appeal the related subdivision for the site (FILE# 25-1129 PID 1114354 CASE# 058-LS-25) then this must be done through IRAC and not the City.

The following is link to IRAC's website containing a further link to where the Notice of Appeal Form is located that would have to be filed to IRAC:

https://irac.pe.ca/planning/planning/

I hope that clarifies better here Jonathan and please let us know if you any further questions in regard.

---

**David Gundrum, RPP, MCIP**

**Manager of Development Planning**

**City of Charlottetown**

Planning & Heritage Department

70 Kent Street

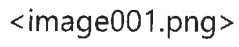
Charlottetown, Prince Edward Island

Canada, C1A 1M9

Cell: 902-393-5467

dgundrum@charlottetown.ca

www.charlottetown.ca



**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Thursday, January 8, 2026 12:55 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hello,

I have yet to hear anything.... It has been "we will get back to you" which never comes. I wanted to email today to formally appeal the permit approval, so at least it will need to be discussed at some level, and then if it is approved and goes ahead, it will at least be able to be heard by IRAC with the copies of questions/concerns that have gone unanswered.

Thanks,

Jonathan

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** January 8,2026 11:28 AM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>

**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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Jonathan, as you know, I have asked for someone to respond to your questions and I was under the understanding that someone was going to do this. Have you had any correspondence from anyone at the city? Mike, as the director are you able to see that we provide response to his questions. I know that there are many things that the planning department is dealing with, but even a tentative timeline of when he could expect a response would be appreciated. Thank you, Julie.

Sent from my iPhone

On Jan 8, 2026, at 10:54 AM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Hello David,

I just reached out to Planning Dept to launch an appeal on the following FILE# 25-1129 PID 1114354

CASE# 058-LS-25 and was told that they need to come directly to you.

Since the deadline to make an appeal is January 9th, 2026 I will be including additional people who I have been in contact with regarding the issue.

In speaking with the person who answered the phone, I was asked to detail my issue with the permit, so I will include this:

1. Lot water management plan/runoff survey was completed and has since changed to include a retaining wall.
2. I do not believe the retaining wall is built to code – No backfill, no gravel base, made from Island stone, no drainage, no silt fabric behind it.
3. Water is currently running from the property onto my property, which would be against the drainage plan.

I believe that this who process should be reviewed, and delay the permit for this, until someone will actually respond to my multiple requests for information.... Below, there is a detailed list of communication I have made, with next to no results.

**Summary of Email Thread – Water/Site Plan Inquiry (39/41 MacWilliams Road)**

1. **September 17, 2025**
    1. Formally raises concerns with the City regarding approved drainage plans, site elevations, potential grading errors, and the emergence of a retaining wall not included in the original submission.
    2. Requests an independent survey and clarification on permits and compliance with Lot Grading Guidelines.
2. **September 18, 2025**
    1. City staff confirm the permit was issued June 13, 2025, note the site is still under development, and state final

grading/drainage plans are required before occupancy.
2. Retaining wall is acknowledged as not appearing on submitted plans.
3. City indicates action will occur after permit close-out.
4. Shane noted that a development officer would reach out to developer and inquire on new drainage

3. **October 14, 2025**
    1. I followed up, noting no response to prior concerns.
    2. Raised additional safety concerns regarding lack of footings under an ICF demising wall and potential structural risks.
4. **October 19–20, 2025**
    1. City staff acknowledge the inquiry and refer it internally for review.
    2. I replied, stating drainage and elevation questions remain unanswered.
    3. Shane replied on Oct 20th to include Michael F asking for information/clarity, no response.
5. **November 10, 2025**
    1. Jonathan follows up again, citing continued lack of response (emailed Sahe, David, Michael)
    2. Requests clarification on retaining wall requirements, engineering drawings, drainage provisions, and setbacks.
    3. Notes construction activity indicating a retaining wall is being installed.
6. **November 17, 2025**
    1. City advises they will review permit documents and provide a fulsome response by the end of the week.

Provided: b) A proposal is submitted to revise the design elevations on the approved Surface Drainage Plan to existing elevations, providing that there is no negative impact on surface drainage and any affected property owners agree to the revision and the grading makes allowances for community water control and mitigation to other properties asking why they were able to amend the drainage plan, no response.

    1. **No follow-up response is provided by the stated timeline.**
7. **Nov 17, 2025**

1. David replied that he was off, but would reply by weeks end. No response ever received.

8. **November 24, 2025**
    1. I followed up after not receiving the promised response.
9. **December 2, 2025**
    1. I followed up again after no responses, and list six outstanding technical and compliance questions.
    2. City replies that appropriate staff are included but does not provide substantive answers.
10. **December 19, 2025**
    1. I followed up again after no response from relevant City staff and asks for guidance on next steps, including whether the issue should be escalated.
    2. City acknowledges internally that no answers have been provided and indicates it will be at least the following week before hearing anything.
    3. **No substantive response is provided.**
11. **December 23, 2025**
    1. City staff state they will follow up with the team regarding a response.
    2. **No timeline or substantive response is provided.**
12. **December 24, 2025**
    1. I emailed Michael asking for a realistic timeline on when I can expect a meaningful response, email not returned.

<20251116_152807.jpg>

CHARLOTTETOWN

## Planning & Heritage Department

**Mailing Address**
70 Kent Street, Charlottetown, PE, C1A 1M9

**Contact Information**
Telephone: 902-629-4158
Fax: 902-6294156
Email: planning@charlottetown.ca

| For Office Use | |
|---|---|
| **Date Received** | |
| File number | |
| Zone | |
| PID | |

| Concerning Applicable Bylaw | |
|---|---|
| Zoning & Development Bylaw | |
| Building Code Bylaw | |
| Heritage Preservation Bylaw | |
| Secondary & Garden Suites Registration Bylaw | |
| Other | |

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# COMPLAINT FORM

***Please note that this Complaint Form must be completed in full and signed before any enforcement action or investigation will proceed.***

**Complaint Information:**

Date of Complaint: _____

Location of Complaint: _____

Property Owner's Name (*if known*): _____

**Details of Complaint**
***Please provide any documents, pictures or other pertinent information that would support this complaint.***

**Complainant Information:**

Complainant's Full Name: _____

Complainant's Mailing Address: _____

Phone Number(s): _____

Email: _____

CHARLOTTETOWN

## Planning & Heritage Department

### ENFORCEMENT AND CONFIDENTIALITY PROCEDURES

Upon receipt of a Complaint Form, an investigation will be commenced by a Bylaw Enforcement Officer (as defined at section 4.2 of the Enforcement and Summary Proceedings Bylaw) to determine whether there has been a violation of the Bylaw in question. Please note that some investigations can take several months to conclude. The Complainant will be informed of the outcome of the investigation if they have requested a follow up as per the Declaration below. Other periodic updates on the status of the complaint will not be initiated by the City of Charlottetown but can be disclosed to the Complainant upon request.

Please also be advised that the City of Charlottetown is required to comply with the applicable privacy legislation which may prohibit certain information from disclosure. This may include the personal information of the Complainant and alleged violator, as well as certain details of the investigation. As the Complainant, only the following information will be disclosed to you upon request:

- whether an investigation is ongoing or has taken place;
- if an investigation has concluded, whether or not there has been a violation of the Bylaw in question;
- if there has been a violation of the Bylaw in question, whether or not enforcement has been commenced;
- if enforcement has not been complied with, whether court proceedings have been initiated; and,
- whether the matter has been resolved.

In some instances, the City of Charlottetown may be required to disclose your personal information contained on this Complaint Form pursuant to the applicable privacy legislation, including where the matter continues to a legal proceeding.

### Declaration & Privacy Statement

I do solemnly declare that I have read the information contained in this Complaint Form and understand the implications of submitting a complaint. I am submitting this complaint without malice and acknowledge that the City of Charlottetown has the right not to investigate vexatious or meritless complaints. I further acknowledge that the personal information on this Complaint Form is collected under s. 31(c) of the *FOIPP Act* as it relates to, and is necessary for, the processing of complaints under the City's Bylaws and will be used for investigating this complaint

☐ I agree to the Declaration & Privacy Statement.

I acknowledge that the City of Charlottetown will not inform me of the findings of their investigation unless I have requested this information by checking the box below.

☐ I am requesting initial follow up for this complaint.

Signature: _____ Date: _____

Please Print Name: _____

Outlook

**RE: Notice of permit appeal/ still requesting an answer**

**From** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Date** Mon 1/19/2026 1:33 PM
**To** Jones, Shane <sjones@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

7 attachments (31 MB)
20251116_152807.jpg; 20251110_134459.jpg; 20251110_134501.jpg; 20251110_134955.jpg; 20251110_131111.jpg; 20251110_130539.jpg; 20251110_130502.jpg;

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Hi Shane,
Apologies for the delayed response.
I wanted to follow up on your statement: *"It's my understanding that it is proposed and intended to avoid a steep grade on their south side yard as it meets the existing swale on the property line on your north side yard."* My understanding is that this steep grade was **not** shown on the original drainage survey that was submitted and approved. As such, I am unclear how the original plan met all grading requirements without the need for a retaining wall. It appears that now—after construction—the building height may be higher than originally approved, as it did not split the elevation difference between the north and south properties, resulting in the need to artificially obtain grade along portions of the wall.
As requested, I have attached several photos of the retaining wall currently under construction. These clearly show that no silt or drainage control measures are in place. This was evident prior to snowfall, and during rainfall events, silt and water flowed through and underneath the wall. The final photo shows runoff accumulating on my property, where my tree is now standing in brown, silt-laden water. Roof drainage is being directed toward the road via the downspout, which then follows the graded slope toward my property. Based on this, I assume a catchment or drainage control system will be required.
I have also included excerpts from the City's drainage plan guidelines and have the following questions:

1. What grade difference between the adjacent properties was originally approved, and can you verify that the current construction meets those approved elevations?
2. Given that water is actively draining onto my property, I assume the City would be required to deny final grading approval and an occupancy permit, as the current conditions do not appear to comply with the approved plans.

Thank you for your attention to this matter. I look forward to your clarification.( I am unable to attach more pictures, please let me know if you require additional)

Thanks again,
Jonathan

6.4 GRADE OF SITE 6.4.1 A Surface Drainage Plan shall be: a. Submitted with all Building and/or Development Permits, indicating the existing and proposed Grade elevations of the property relative to the adjoining property(s); b. or water runoff onto Designed to ensure that surface water runoff on the Lot will not cause damage adjoining Lots; and c. Prepared by a qualified engineer or landscape architect.

**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** January 12,2026 3:19 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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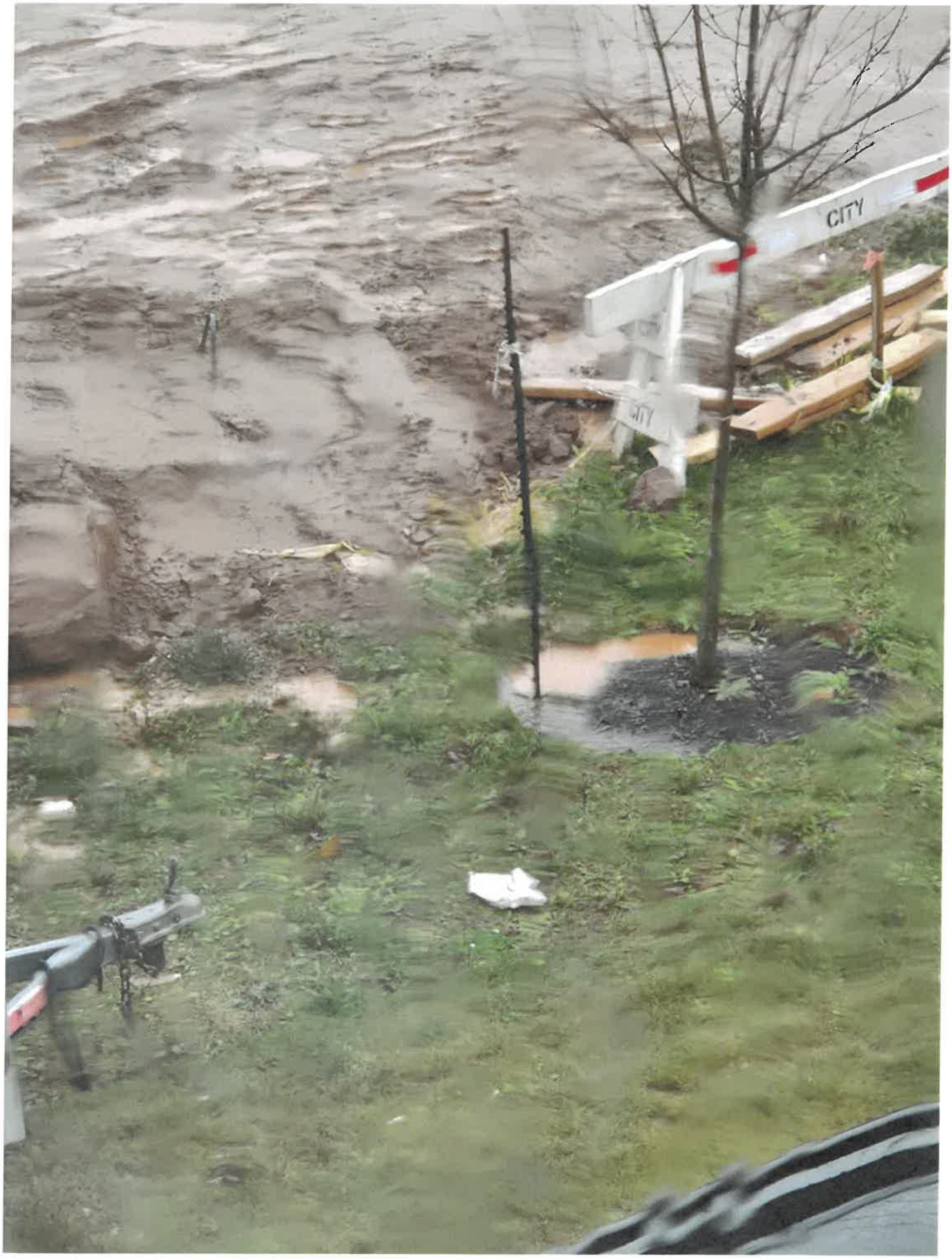
Hi Jonathan,

Thanks for your follow-up response. I will again just touch on the NBC and how it relates to retaining walls. David will respond to you on the other concerns you've brought forward as it relates to drainage plans and the Z&D bylaw.

The city has adopted the PEI Building Codes Act & Regulations as per the City's Building Code Bylaw. The PEI Building Code Act & Regulations outline what construction it intends to regulate (buildings in a nutshell as I describe in my email Jan.9.2026) and describes what code it follows (NBC 2020), amongst other things. Please note that the Regulations under Division 3, Sentence 4(i), state "These regulations and the codes do not apply to retaining walls or exterior steps not attached to, and forming part of, a building's construction". Please be aware that the Regulations take precedence over the entirety of the NBC (i.e. the regulations are the governing body and can exempt certain sections of the NBC). However, this point is moot as any retaining wall referenced in the building code would relate to retaining walls that support/form part of a building that falls within its scope.

There are situations where retaining walls would fall under the scope of the Regulations and NBC (e.g. the retaining wall forms part of the building's construction) - This is where some of the NBC sections that you brought forward may apply. However, it's my understanding that this retaining wall does not form part of the building's construction and does not rely on it in anyway. It's my understanding that it is proposed and intended to avoid a steep grade on their south side yard as it meets the existing swale on the property line on your north side yard. I wouldn't expect it to support the weight of the building unless the building's footing was well above the lower side of the retaining wall. This is where it gets into the code note you reference; A-9.3.2.9.(4) - discussing structural support of building. Also, this note would only apply for wood construction as it is referring to decay resistance in wood construction in retaining walls, which does not apply in this case. However, the structural concept would still apply to a rock wall.

As stated previously, the NBC (and, as explained more thoroughly above, the Building Code Act & Regs) would not apply to the retaining wall as it does not attach to, and form part of, the building's construction.

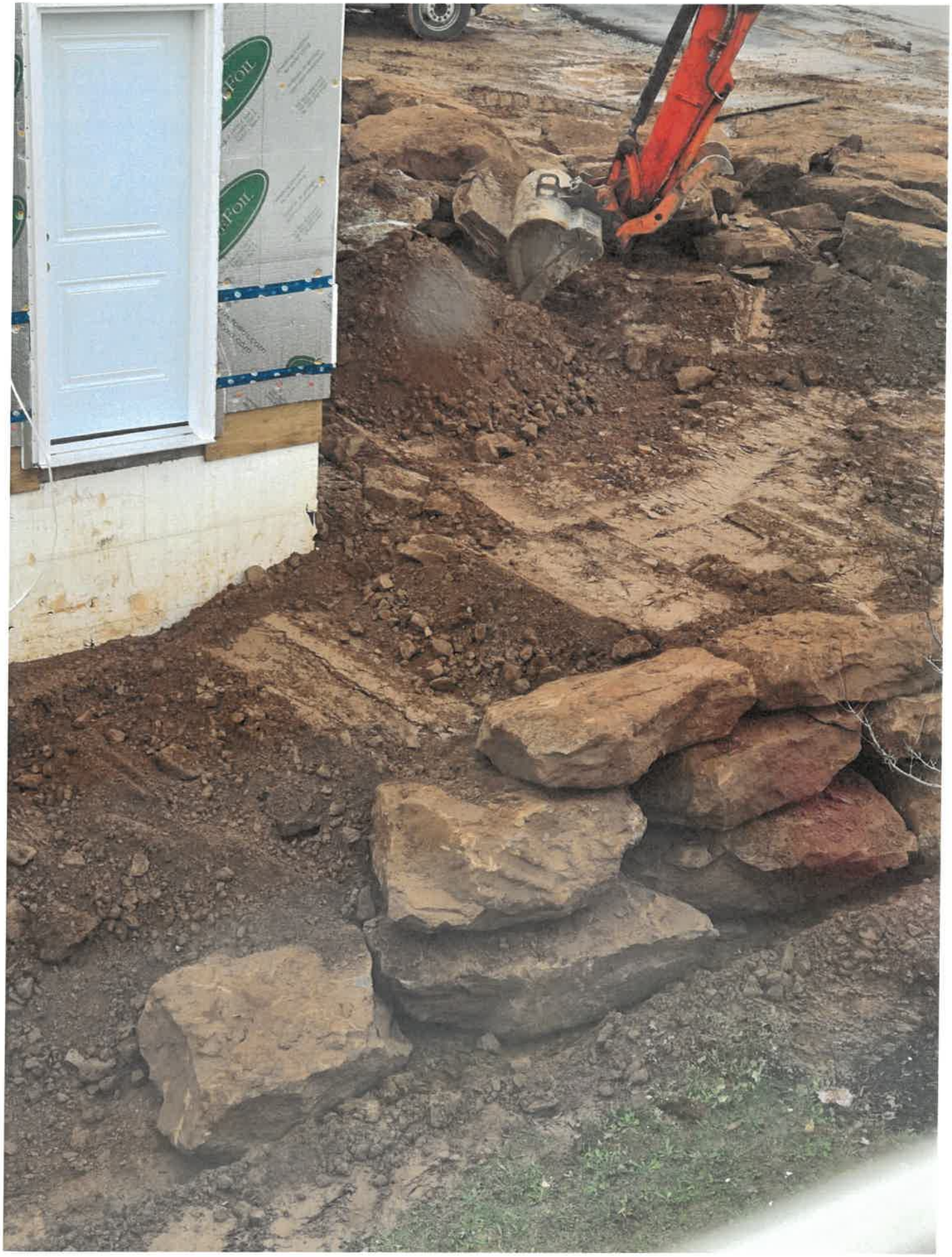

CITY


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ESISTO


RESISTO
RESISTO


FOIL
FOIL


TrueFoil


TRUE FOIL
Kubota

Outlook

**RE: Notice of permit appeal/ still requesting an answer**

**From** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>

**Date** Tue 1/20/2026 8:57 AM

**To** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>

**Cc** Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

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Hello David and Shane,

Thank you for the detailed response. However, I need to be very clear about my growing frustration with the City's position on this matter.
Despite multiple attempts on my part to raise concerns early and proactively, the City continues to state that it will not act until after construction is complete and any damage has already occurred. This approach leaves affected neighbouring property owners with no meaningful protection during construction, even when clear risks and impacts are being identified in real time.
While I understand that the builder and their consulting P.Eng. are ultimately responsible for compliance, the City does have the authority and ability to attend the site, shoot elevations, and independently verify whether current grades and drainage conditions are consistent with what was approved and what is being represented. The continued decision not to do so, despite repeated requests and documented concerns, is troubling. Choosing not to verify conditions when the City has the capability to do so could reasonably be interpreted as a conscious decision to avoid involvement, which raises questions around oversight and potential liability should issues persist or worsen.
I am also concerned with the City's reliance on future assurances — namely that everything will be addressed at final occupancy. At that point, any damage to my property, including drainage impacts, erosion, or grading failures, will already have occurred. Expecting neighbouring property owners to simply wait and then pursue private legal remedies after the fact is not an acceptable substitute for reasonable, timely enforcement or verification during construction.
To be clear, my concern is not hypothetical. The grading and drainage conditions have already materially changed from what was originally approved, including the introduction of a retaining wall that was not part of the initial plan. Yet, despite this significant deviation, the City maintains that no interim review, inspection, or verification is required.
I am asking the City to reconsider its hands-off approach in this case and to explain why it will not use the tools available to it to verify elevations and drainage conditions now, rather than deferring all action until final occupancy — when the harm, if any, will already be done.

Shane,
I note your statement that the consulting P.Eng. will be required to confirm that the construction of the retaining wall meets applicable standards. However, after speaking with two independent Professional Engineers, I have been advised that the wall, as currently constructed and proposed, does not meet those standards.

Given this information, I am requesting clarification on what the City's intended course of action will be in this situation. Will there be a requirement for review or intervention based on this discrepancy, or will this again be deferred based solely on assurances that compliance will be addressed at some undefined point in the future?

My understanding is that one side of this property has a pending closing date within the next week. At the same time, there is no final grading plan on file, multiple unresolved site issues, and an active appeal related to the zoning application that I submitted prior to the deadline. Given these outstanding matters, I am assuming that my concerns will be formally reviewed and addressed before any form of occupancy permit is approved.
Please advise how these issues will be evaluated and by whom prior to any occupancy approval being granted.

I look forward to a substantive response that addresses these concerns directly

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** January 19,2026 3:55 PM
**To:** Jones, Shane <sjones@charlottetown.ca>; Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hi Jonathan,

Thank you for the photos and additional information and to clarify further if it has not been stated previously, the builder (Tony Joy) is required to submit a final grading and drainage plan to the City as stamped and signed-off on by a Professional Engineer (P.Eng.) licensed to practice on PEI.

The final grading and drainage plan must confirm that the as-builts are such that no water is coming onto abutting properties in the absence of a registered easement (which in this case none exists as far as we are aware).

As the property at 39-41 MacWilliams Road is still an active construction site, further work and creation of this document (and receipt to the City) are still pending before Tony can receive Final Occupancy on the build.

Given that the site is an active construction site, Tony is required to maintain measures in place while construction is proceeding to ensure that water is not draining onto abutting properties.

He is aware of these requirements and has provided assurances that once the work is completed, it will be completed as per the requirements laid out in the Zoning & Development Bylaw in that regard.

The legal liability for violating these requirements would befall the builder as well as their consulting P.Eng. who has created and signed off on the future final grading and drainage plan.

We have asked Tony to ensure that the retaining wall is included on the future final grading and drainage plan and that everything is signed off by his P.Eng. to demonstrate that the design meets proper requirements for drainage and has been designed accordingly to related engineering standards and best practice.

I just want to emphasize here Jonathan that the City is not required to nor provides inspection services for these grading and drainage aspects – we do not yet have a separate 'Site Alteration Bylaw' or equivalent that would separately and more rigorously regulate for site grading and drainage specifically nor do we have trained development engineering staff at present that would typically inspect for these aspects in tandem with a separate dedicated Bylaw that would be more rigorous.

At this point in time, the requirement for grading/drainage design and verification of the integrity of the grading/drainage design falls entirely on Tony's consulting Engineer which hasn't yet happened at this point in time but will once the work is complete and the final grading and drainage plan is created and then received by the City.

Because the City does not verify or enforce for these matters from a technical standpoint, if in future if there is any water draining onto your property in the absence of a legal authorization to do so (i.e. via an easement for example) then this would have to be dealt with on a property owner to property owner basis and any legal remedies would be directed to the Courts if no City property or City infrastructure is the source of the issue.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Jones, Shane <sjones@charlottetown.ca>
**Sent:** Monday, January 19, 2026 3:35 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell,

Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

Hi Jonathan,

I will have to defer the questions and concerns you included in your response below to David Gundrum as they relate to site grading and drainage.

Thank you for the photos as they are helpful.

David - can you review and respond to Jonathan on this?

Thanks,

**Shane Jones, P.Eng.**
**Manager of Building Inspection**
**City of Charlottetown**
70 Kent Street
Charlottetown, Prince Edward Island
Canada C1A 1M9
Office: 902-393-9039

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---

**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Monday, January 19, 2026 1:31 PM
**To:** Jones, Shane <sjones@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hi Shane,

Apologies for the delayed response.

I wanted to follow up on your statement: *"It's my understanding that it is proposed and intended to avoid a steep grade on their south side yard as it meets the existing swale on the property line on your north side yard."* My understanding is that this steep grade was **not** shown on the original drainage survey that was submitted and approved. As such, I am unclear how the original plan met all grading requirements without the need for a retaining wall. It appears that now—after construction—the building height may be higher than originally approved, as it did not split the elevation difference between the north and south properties, resulting in the need to artificially obtain grade along portions of the wall.

Outlook

**Fwd: Insulation at the utility room/ 39-41 MacWilliams Road**

**From** Christiaans, Jozeph <Jchristiaans@charlottetown.ca>
**Date** Fri 1/23/2026 8:34 AM
**To** Mowry, Matt <mmowry@charlottetown.ca>; Palmer, Karyn <kpalmer@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>

Sent from my iPhone

Begin forwarded message:

**From:** Tony C Joy <toncj17@gmail.com>
**Date:** January 22, 2026 at 13:04:51 AST
**To:** "Christiaans, Jozeph" <Jchristiaans@charlottetown.ca>
**Subject: Re: Insulation at the utility room/ 39-41 MacWilliams Road**

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Hi Joe

We did complete the ceiling wall at the utility rooms and pls check the attached pic.

The wires and ventilation unit area we are going to put the tape to cover with ceiling.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 16, 2026 at 10:42 AM Tony C Joy <toncj17@gmail.com> wrote:

> Hi Joe

Thank you for the valuable advice and we are planning to install the drywall in that ceiling area.

Thanks

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284

On Fri, Jan 16, 2026 at 10:22 AM Christiaans, Jozeph <jchristiaans@charlottetown.ca> wrote:

> Hi Tony, Covering the ceiling may be your best solution, because drywall coverage can work vertically, but getting into the webs of the floor joists will be more than difficult.
>
> An alternative is to call the spray foam company to use DC315, an intumescent coating for spray foam coverage.
>
> ---
>
> **Joe Christiaans**
>
> **Chief Building Inspector**
>
> **City of Charlottetown**
>
> Planning & Heritage Department
>
> 70 Kent Street
>
> Charlottetown, Prince Edward Island
>
> Canada, C1A 1M9
>
> Cell: 902-367-2676
>
> jchristiaans@charlottetown.ca
>
> www.charlottetown.ca

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**From:** Tony C Joy <toncj17@gmail.com>
**Sent:** January 16, 2026 9:17 AM
**To:** Christiaans, Jozeph <jchristiaans@charlottetown.ca>
**Subject:** Insulation at the utility room/ 39-41 Macwilliams Road

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Joe

Please go through the attached pictures and wondering is this ok for under the code for spray foam in between the floor joists and ICF wall covered with drywall?

Thank you!

Tony C Joy
CEO-Star Homes & Construction Inc.
Realtor/Team Lead-
Royal Lepage Prince Edward Realty,
Charlottetown, PEI.
Ph: 9027170284


SOLACE



Outlook

**RE: Notice of permit appeal/ still requesting an answer**

**From** Gundrum, David <dgundrum@charlottetown.ca>
**Date** Tue 2/10/2026 7:27 PM
**To** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc** Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

Hi Jonathan,

We can arrange a meeting for sure into next week – would you be ok with meeting with City staff at City Hall to discuss further on this matter?

I have availability next week anytime on either Monday or Thursday (Feb. 16th or 19th) between the hours of 9am and 4pm.

Please advise Jonathan and I will try to ensure that other staff are available to attend as well.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Monday, February 9, 2026 7:38 AM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hi Julie,
As advised before, they were to provide a time, and have continually failed to do so .... When the available times are provided, I will advise what I can make.
Thanks,
Jon

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** February 6,2026 3:34 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Jones, Shane <sjones@charlottetown.ca>; Gundrum, David <dgundrum@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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as I indicated in previous email correspondence, I believe that the best next steps would be a meeting Jon, this would allow you to ask all your questions and have all the appropriate people in the room. I have asked you to indicate some availability to David and he would coordinate this meeting. I will definitely attend to ensure that we are all hearing the same information.
Julie
Sent from my iPhone

On Feb 6, 2026, at 3:28 PM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Hello,
I am following up as it has been several weeks since my last communication, and I have yet to receive any progress updates, responses to my concerns regarding water drainage onto my property, or clarification about the discrepancies between the drainage application and what is currently in place.
At this point, I am wondering whether I should attend a meeting to ask these questions directly, given that my emails have either been ignored or have not been addressed properly. Alternatively, would it be more effective to escalate this matter to

IRAC to request a stop work order? I am frankly surprised that this issue remains unresolved after several months.
While I would typically look forward to a response, I must admit that I am beginning to doubt I will receive one. Nevertheless, I would appreciate clear answers to the following:

1. What grade difference between the adjacent properties was originally approved? Can you confirm that the current construction meets those approved elevations?
2. Since water is actively draining onto my property, would the City be required to withhold final grading approval and an occupancy permit, as the current conditions appear to be non-compliant with the approved plans?

Thank you,
Jonathan

**From:** Jonathan Chandler (VAC/ACC)
**Sent:** January 19,2026 1:31 PM
**To:** 'Jones, Shane' <sjones@charlottetown.ca>; 'McCabe, Julie' <jlmccabe@charlottetown.ca>
**Cc:** 'Gundrum, David' <dgundrum@charlottetown.ca>; 'Fraser, Michael' <mfraser@charlottetown.ca>; 'MacConnell, Brad' <bmacconnell@charlottetown.ca>; 'Ruus, Michael' <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

Hi Shane,
Apologies for the delayed response.
I wanted to follow up on your statement: *"It's my understanding that it is proposed and intended to avoid a steep grade on their south side yard as it meets the existing swale on the property line on your north side yard."* My understanding is that this steep grade was **not** shown on the original drainage survey that was submitted and approved. As such, I am unclear how the original plan met all grading requirements without the need for a retaining wall. It appears that now—after construction—the building height may be higher than originally approved, as it did not split the elevation difference between the north and south properties, resulting in the need to artificially obtain grade along portions of the wall.
As requested, I have attached several photos of the retaining wall currently under construction. These clearly show that no silt or drainage control measures are in place. This was evident prior to snowfall, and during rainfall events, silt and water flowed through and underneath the wall. The final photo shows runoff accumulating on my property, where my tree is now standing in brown, silt-laden water. Roof drainage is being directed toward the road via the downspout, which then follows the graded slope toward my property. Based on this, I assume a catchment or drainage control system will be required.
I have also included excerpts from the City's drainage plan guidelines and have the following questions:

1. What grade difference between the adjacent properties was originally approved, and can you verify that the current construction meets those approved elevations?
2. Given that water is actively draining onto my property, I assume the City would be required to deny final grading approval and an occupancy permit, as the current conditions do not appear to comply with the approved plans.

Thank you for your attention to this matter. I look forward to your clarification.( I am unable to attach more pictures, please let me know if you require additional)

Thanks again,

Outlook

**RE: Notice of permit appeal/ still requesting an answer**

**From** Gundrum, David <dgundrum@charlottetown.ca>
**Date** Wed 3/4/2026 10:34 PM
**To** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

Hi Councillor McCabe,

We'll be sure to do that once we hear back from Mr. Chandler in regard on a confirmed date.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

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**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** Wednesday, March 4, 2026 7:18 PM
**To:** Gundrum, David <dgundrum@charlottetown.ca>
**Cc:** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

thank you David - once Jon confirms a time can you email me the confirmation? I get so many emails and I wouldn't want to miss it. I will do my best to attend as well. thank you
Julie
Sent from my iPhone

On Mar 4, 2026, at 5:32 PM, Gundrum, David <dgundrum@charlottetown.ca> wrote:

Hi Jonathan,

I can confirm that Occupancy has not yet been issued for this Permit however we are ready to issue any day now as Final Inspection under Building Code has been carried out and completed. That said, the Occupancy Permit will appear on a future list for issued Permits very soon which are published to the City's website at the following link on a weekly basis:

https://www.charlottetown.ca/cms/one.aspx?pageId=10948582

I am open to meeting either Monday or Thursday afternoon next week Jonathan or Wednesday morning as additional possibility at this point.

Please advise and once we have a date and time set, I will try to involve other staff who may be of benefit to attend as well.

David

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
Planning & Heritage Department
70 Kent Street
Charlottetown, Prince Edward Island
Canada, C1A 1M9
Cell: 902-393-5467

dgundrum@charlottetown.ca
www.charlottetown.ca

<image001.png>

**From:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Sent:** Wednesday, March 4, 2026 11:45 AM
**To:** Jonathan Chandler <Jonathan.Chandler@veterans.gc.ca>
**Cc:** Gundrum, David <dgundrum@charlottetown.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

david are you able to provide some dates for you and your team? Thank you!
Julie
Sent from my iPhone

> On Mar 4, 2026, at 11:30 AM, Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca> wrote:

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Hello,
Sorry in my delayed response.
Please provide what dates may work in the coming week. I have been checking online for occupany permit to formally appeal, since I was provided wrong information when the orig permit to subdivide the lots likely didn't go anwyere – perhaps a teachable moment for staff since they provided the info and I followed, but after speaking with IRAC I was told it was incorrect.
Also, I have been waiting to see occupany permit, and while it hasn't been approved, occupants moved into property on Feb 14th, and additional residents moved into the basement after moving in additional appliances, and using the back entrance… I am assuming that this is now moved to a Tri-plex since there are two families living there with a sep entrance, I am guessing when this is actually inspected for occupany, this will be caught? I wanted to bring this to your attention since your claims that the builder will fix things later doesn't hold much merit when he allows people to move in without the proper permits.
Looking forward to possible dates,
Jonathan

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** February 10,2026 7:27 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hi Jonathan,

We can arrange a meeting for sure into next week – would you be ok with meeting with City staff at City Hall to discuss further on this matter?

Outlook

## RE: Notice of permit appeal/ still requesting an answer

**From** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Date** Tue 3/31/2026 12:50 PM
**To** Gundrum, David <dgundrum@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc** Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>

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Hello,
Yes I am aware of the posting, they can be pretty stretched out but they eventually make their way online. It is still concerning 6-8 weeks after moving in, the city has still failed to issue the permit, which is even more concerning.

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** March 31,2026 12:10 PM
**To:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** Re: Notice of permit appeal/ still requesting an answer

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You're welcome Jonathan and the Permit lists are provided on the City's website every Monday.

Any questions moving forward please let us know.

David

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**From:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>
**Sent:** Tuesday, March 31, 2026 11:51:18 AM
**To:** Gundrum, David <dgundrum@charlottetown.ca>; McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad

<bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hello,
My apologies for the delayed response. After considering everything, I will wait for the occupancy permit to be posted online, and follow the proper process, which I was able to obtain after city staff provided me with inaccurate information.
Thanks again for your efforts in this,
Thanks
Jonathan

**From:** Gundrum, David <dgundrum@charlottetown.ca>
**Sent:** March 4,2026 10:34 PM
**To:** McCabe, Julie <jlmccabe@charlottetown.ca>
**Cc:** Jonathan Chandler (VAC/ACC) <Jonathan.Chandler@veterans.gc.ca>; Jones, Shane <sjones@charlottetown.ca>; Fraser, Michael <mfraser@charlottetown.ca>; MacConnell, Brad <bmacconnell@charlottetown.ca>; Ruus, Michael <mruus@charlottetown.ca>
**Subject:** RE: Notice of permit appeal/ still requesting an answer

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Hi Councillor McCabe,

We'll be sure to do that once we hear back from Mr. Chandler in regard on a confirmed date.

**David Gundrum, RPP, MCIP**
**Manager of Development Planning**

**City of Charlottetown**
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