

DATE: _____

DESIGN DRAWINGS APPROVED BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PICTURES AND NOT TO SCALE. THEY ARE FOR INFORMATION ONLY AND NOT TO BE USED FOR CONSTRUCTION. THEY ARE NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT AND SEISMIC DESIGN NOT PROVIDED.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE USED FOR CONSTRUCTION. THEY ARE TO BE COMPLIED WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERSKILL LTD. AS THE DESIGNER FOR THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025

SIGNATURE: _____

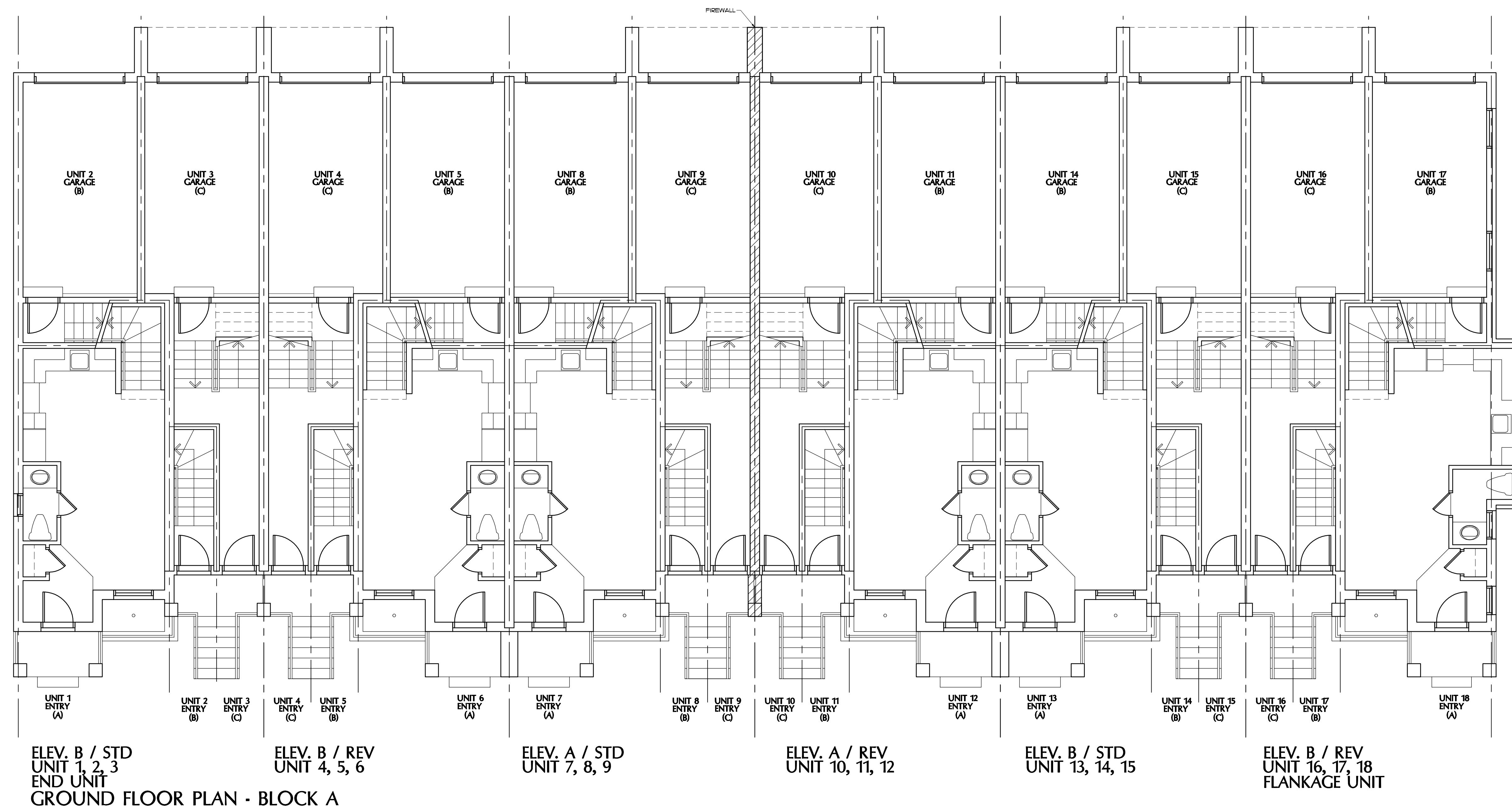
70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 519-854-4000
Fax 519-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

BASEMENT PLAN
REVISIONS

SCALE : 2'0" x 1'-0"
DRAWN BY : A.J.
CHECKED BY : _____
DATE : MAR 31 2025
PROJECT NO. : 2024-035
FILE NAME : 2024-Q35F-BLOCK A
DRAWING NO. : B01



DATE: _____
DESIGN DRAWINGS APPROVED
BY: _____
PRINT: _____
SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PICTURES AND NOT TO SCALE. THEY ARE FOR INFORMATION ONLY AND NOT TO BE USED FOR CONSTRUCTION. THEY ARE NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT NOT APPLICABLE.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS HAVE BEEN APPROVED BY THE DESIGNER AND ARE IN FULL COMPLIANCE WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UND ASSOCIATES INC. AS PER THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042
DATE: MAR 31 2025 SIGNATURE:

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 519-854-4000
Fax 519-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

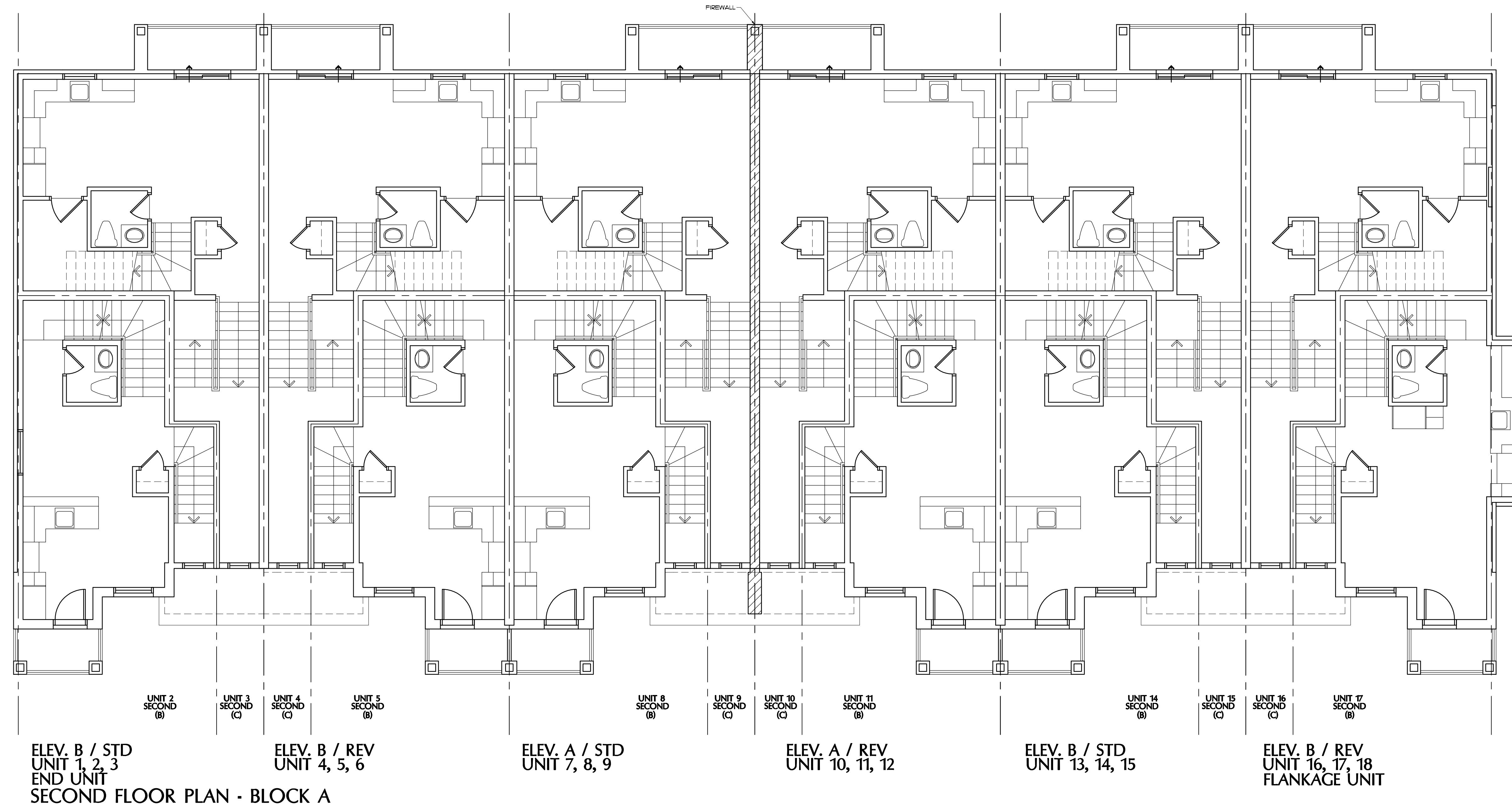
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

GROUND FLOOR PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 2'0" x 1'0"
DRAWN BY : A.J.
CHECKED BY :
FILE NAME : 2024-Q35F-BLOCK A
PROJECT NO. : 2024-035
DATE : MAR 31 2025
DRAWING NO. : B02



DATE:	_____
DESIGN DRAWINGS APPROVED	
BY:	_____
PRINT:	_____
SIGN:	_____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON ROUGH SITE MEASUREMENTS. ALL DIMENSIONS TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF ANY MATERIALS
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE – PART 9.
- DRAWING MUST NOT BE SCALED.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS HAVE MANUFACTURED ITEMS AND MATERIALS MUST COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I JEFF JANSEN DECLARE THAT I HAVE REVIEWED AND TAKE D
RESONSIBLITY FOR THE DESIGN WORK ON BEHALF OF JANSEN
UNDER DIVISION C, SUBSECTION 3.2.5 AND 3.2.4 OF THE BU
I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY TH
QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

CREATED BY, OWNED BY, OR
I AM QUALIFIED AND THE FIRM IS REGISTERED
QUALIFIED DESIGNER BCIN - 30272 FIRM E

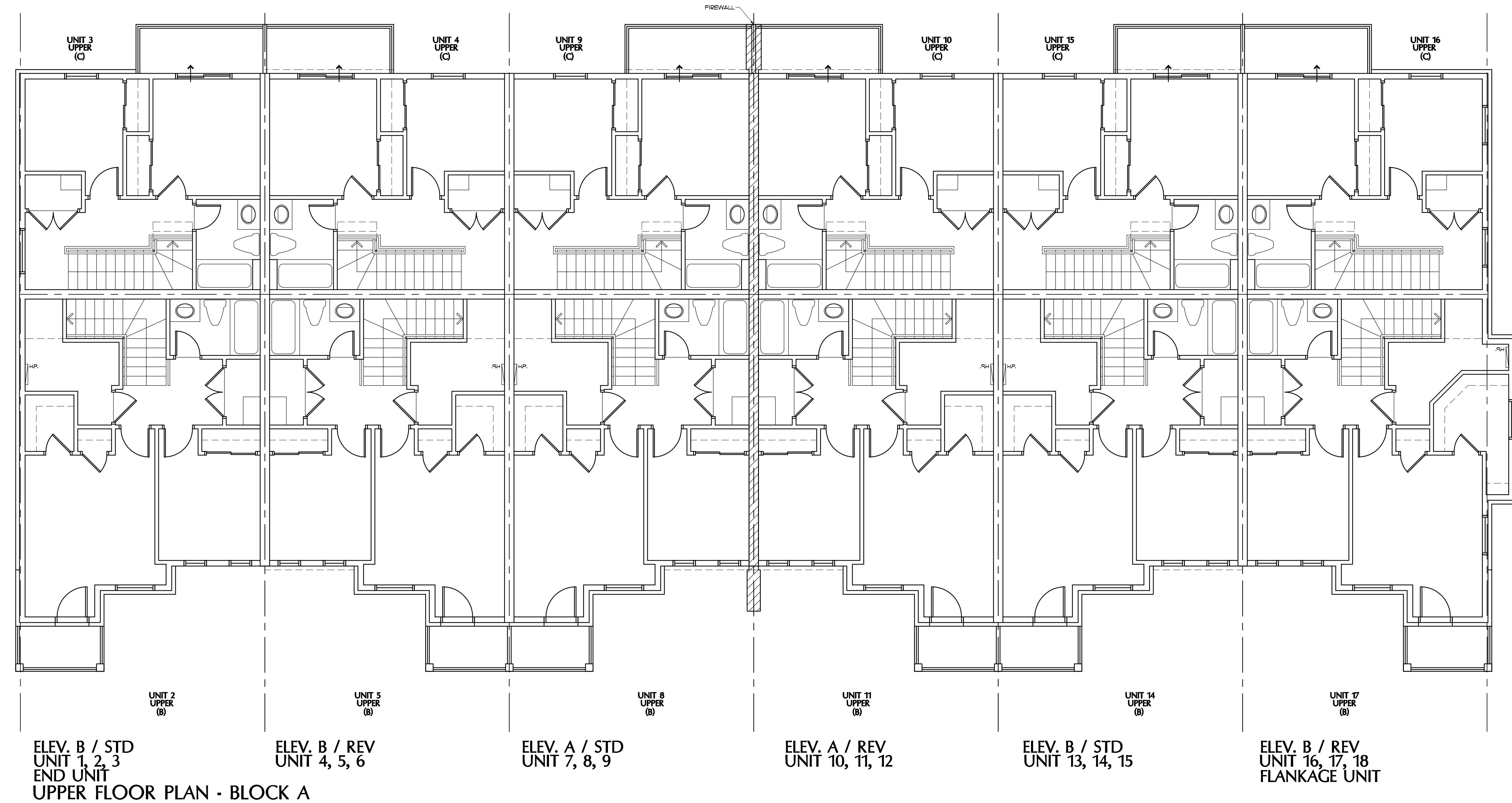
70 Main Street N., P.O. Box 38
Campbellville, ON, L0P 1B0
Ph. 905-854-9696
Fax 905-854-9559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

TYPE : TOWNHOUSE

**6 OWNERS INFORMATION
7525 GARNER ROAD
NIAGARA FALLS, ON**

SECOND FLOOR PLAN

			SCALE 3/16" = 1'-0"	DATE MAR 31 2025	PROJECT NO. 2024-035
			DRAWN BY A.I.	CHECKED BY J.J.	DRAWING NO. B03
NO.	DATE	DESCRIPTION	FILE NAME 2024-035F-BLOCK A		
REVISIONS					



DATE: _____

DESIGN DRAWINGS APPROVED
BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PHOTOGRAPHIC SURVEY AND ARE NOT TO SCALE. THEY ARE TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT NOT APPLICABLE.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE CONSTRUED AS DESIGN NOTES. THEY ARE TO COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERSIGNED. I HAVE READ AND UNDERSTOOD THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 519-854-4000
Fax 519-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

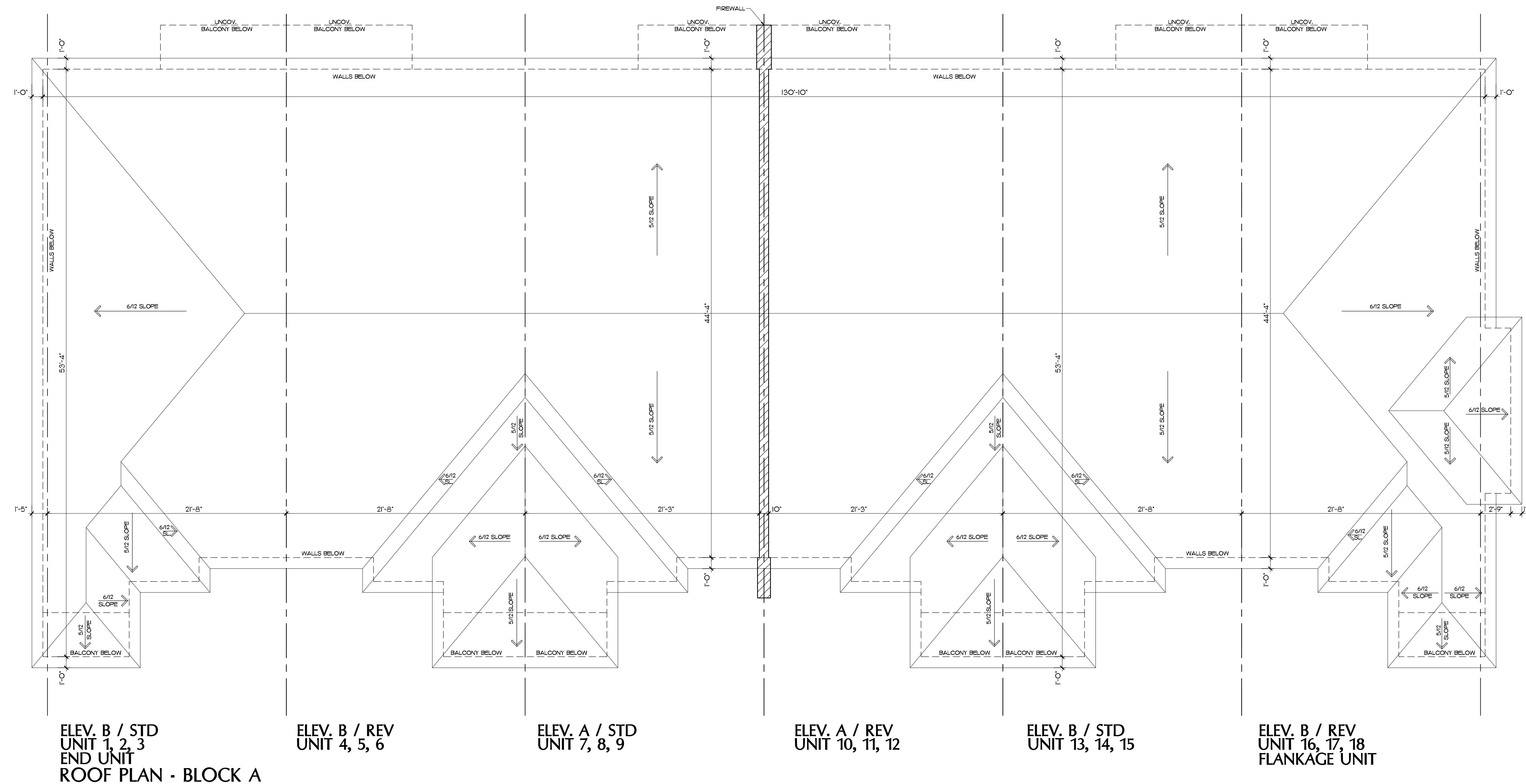
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

UPPER FLOOR PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 2'0" x 1'-0"
DRAWN BY : A.J.
CHECKED BY : _____
FILE NAME : 2024-Q35F-BLOCK A
PROJECT NO. : 2024-035
DATE : MAR 31 2025
DRAWING NO. : B04



DATE:	_____
DESIGN DRAWINGS APPROVED	
BY:	_____
PRINT:	_____
SIGN:	_____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON ROUGH SITE MEASUREMENTS. ALL DIMENSIONS TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF ANY MATERIALS
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE – PART 9.
- DRAWING MUST NOT BE SCALED.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS HAVE MANUFACTURED ITEMS AND MATERIALS MUST COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I JEFF JANSEN DECLARE THAT I HAVE REVIEWED AND TAKEN
RESONSIBILTY FOR THE DESIGN WORK ON BEHALF OF JANSEN
UNDER DIVISION C, SUBSECTION 3.2.5 AND 3.2.4 OF THE
I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY
QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110

DATE: MAR 31 2025 SIGNATURE:

70 Main Street N., P.O. Box
Campbellville, ON, L0P 1B0
Ph. 905-854-9696
Fax 905-854-9559
Cell 905-815-3438
EMAIL : jeffjansendesign@...

38 | TYPE : TOWNHO
PROJECT :
7525 GARNER ROAD
LOCATION :
NIAGARA FALLS, ON
mail.com

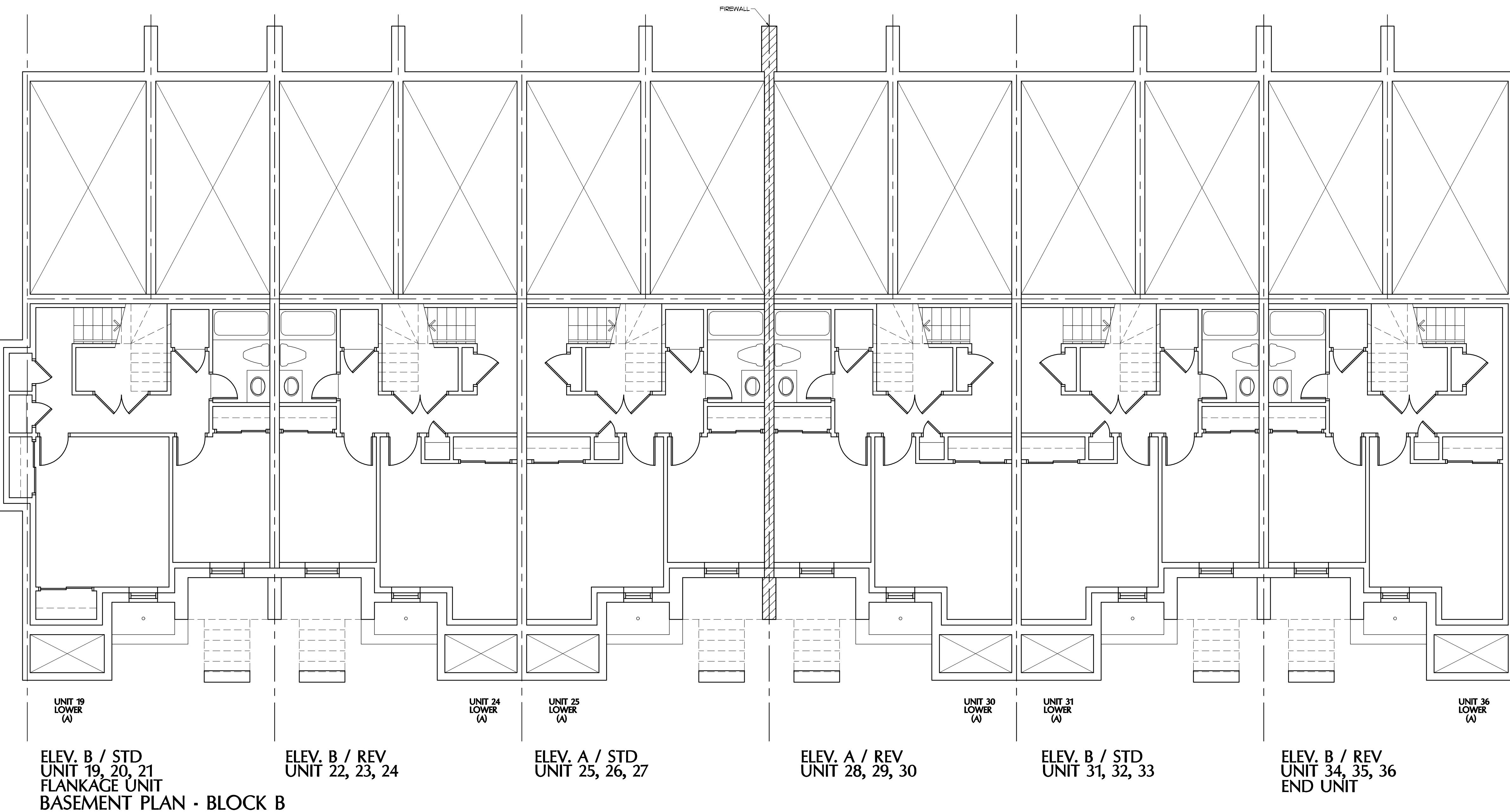
USES

OWNERS INFORMATION

7525 GARNER ROAD
NIAGARA FALLS, ON

ROOF PLAN

			SCALE 3/16" = 1'-0"	DATE MAR 31 2025	PROJECT NO. 2024-035
			DRAWN BY A.I.	CHECKED BY J.J.	
NO.	DATE	DESCRIPTION	FILE NAME 2024-035F-BLOCK A		
REVISIONS					



DATE: _____

DESIGN DRAWINGS APPROVED
BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PICTURES AND NOT DRAWINGS. THEY ARE NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- FLAMMABILITY REQUIREMENTS OF THE ONTARIO BUILDING CODE.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT DRAWINGS AND ARE NOT TO BE CONSTRUED AS CONFORMING WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERSKILL CONSULTING INC. FOR THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 905-854-4000
Fax 905-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

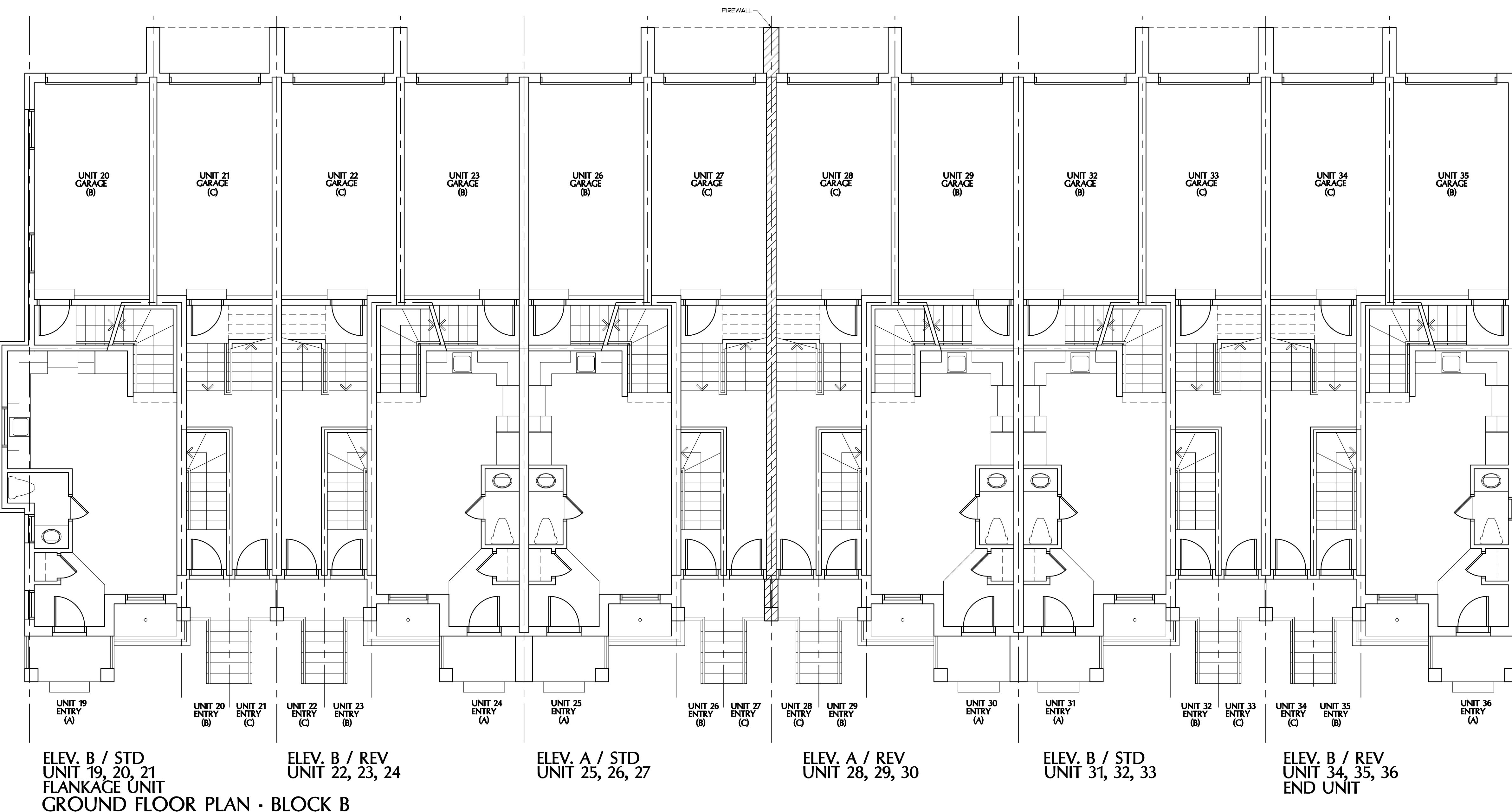
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

BASEMENT PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 2'0" x 1'-0"
DRAWN BY : A.J.
CHECKED BY : _____
FILE NAME : 2024-Q35F-BLOCK B
PROJECT NO. : 2024-035
DATE : MAR 31 2025
DRAWING NO. : B06



DATE: _____

DESIGN DRAWINGS APPROVED BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PICTURES AND ARE NOT TO SCALE. THEY ARE FOR INFORMATION ONLY AND NOT TO BE USED FOR CONSTRUCTION. THEY ARE NOT TO BE USED FOR CONTRACTOR TO VERIFY BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT NOT APPLICABLE.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE USED FOR CONSTRUCTION. THEY ARE TO COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERSKILL CONSULTING INC. IN ACCORDANCE WITH THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

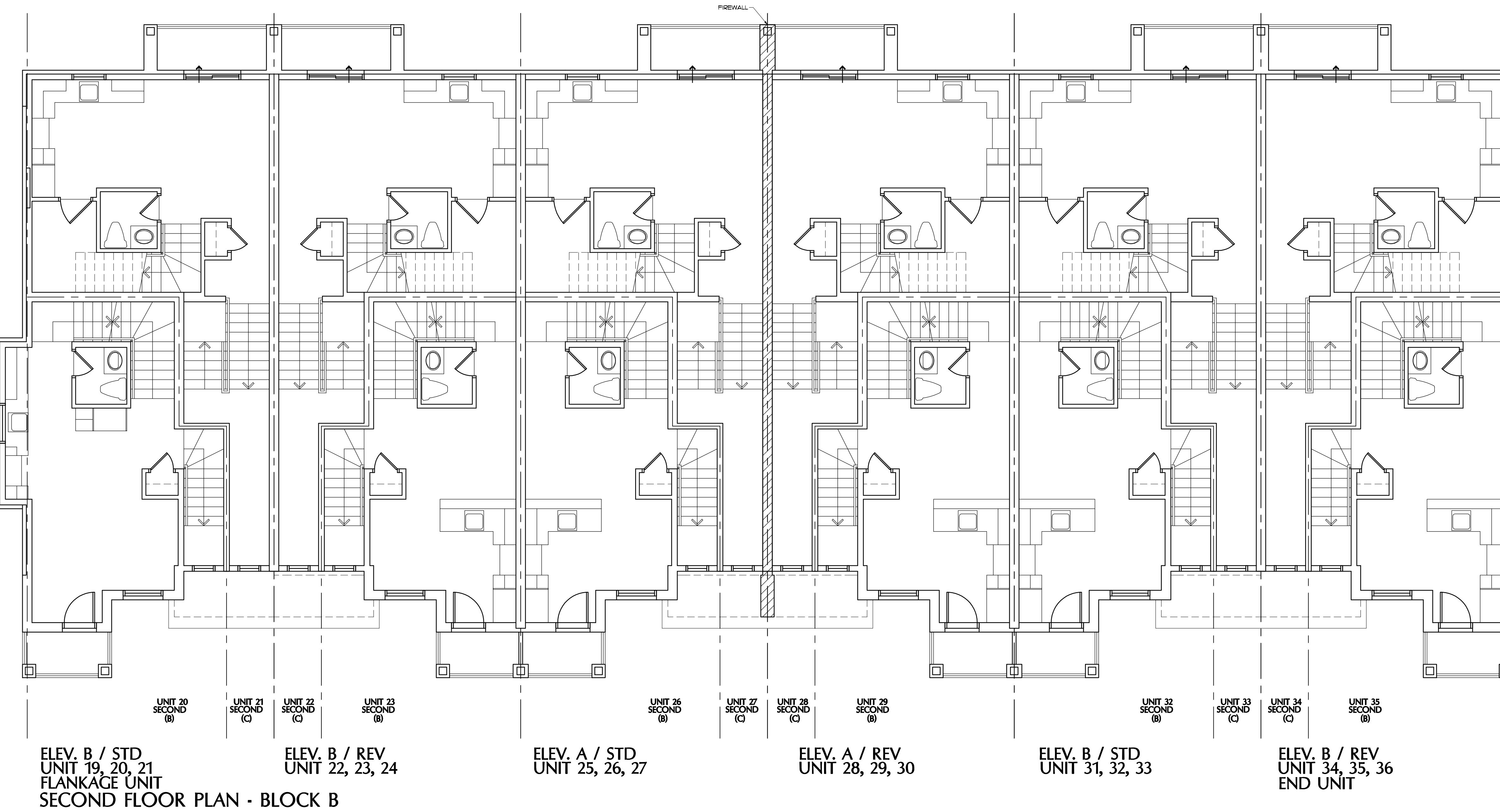
70 Main Street N, P.O. Box 38
Cambridge, ON, N1R 1B0
Ph. 905-854-4000
Fax 905-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

GROUND FLOOR PLAN
REVISIONS

SCALE : 2'0" x 1'-0"
DRAWN BY : A.J.
CHECKED BY : _____
FILE NAME : 2024-Q35F-BLOCK B
PROJECT NO. : 2024-035
DATE : MAR 31 2025
DRAWING NO. : B07



DATE: _____
DESIGN DRAWINGS APPROVED
BY: _____
PRINT: _____
SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PHOTOGRAPHIC SURVEY AND ARE NOT TO BE USED FOR CONSTRUCTION. THEY ARE FOR INFORMATION ONLY AND ARE NOT TO BE USED FOR CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE USED FOR CONSTRUCTION. THEY ARE TO BE USED ONLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERTAKING THE DESIGN WORK IN ACCORDANCE WITH THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 905-854-4000
Fax 905-854-0559
Cell 905-815-3438
EMAIL: jeffjansendesign@gmail.com

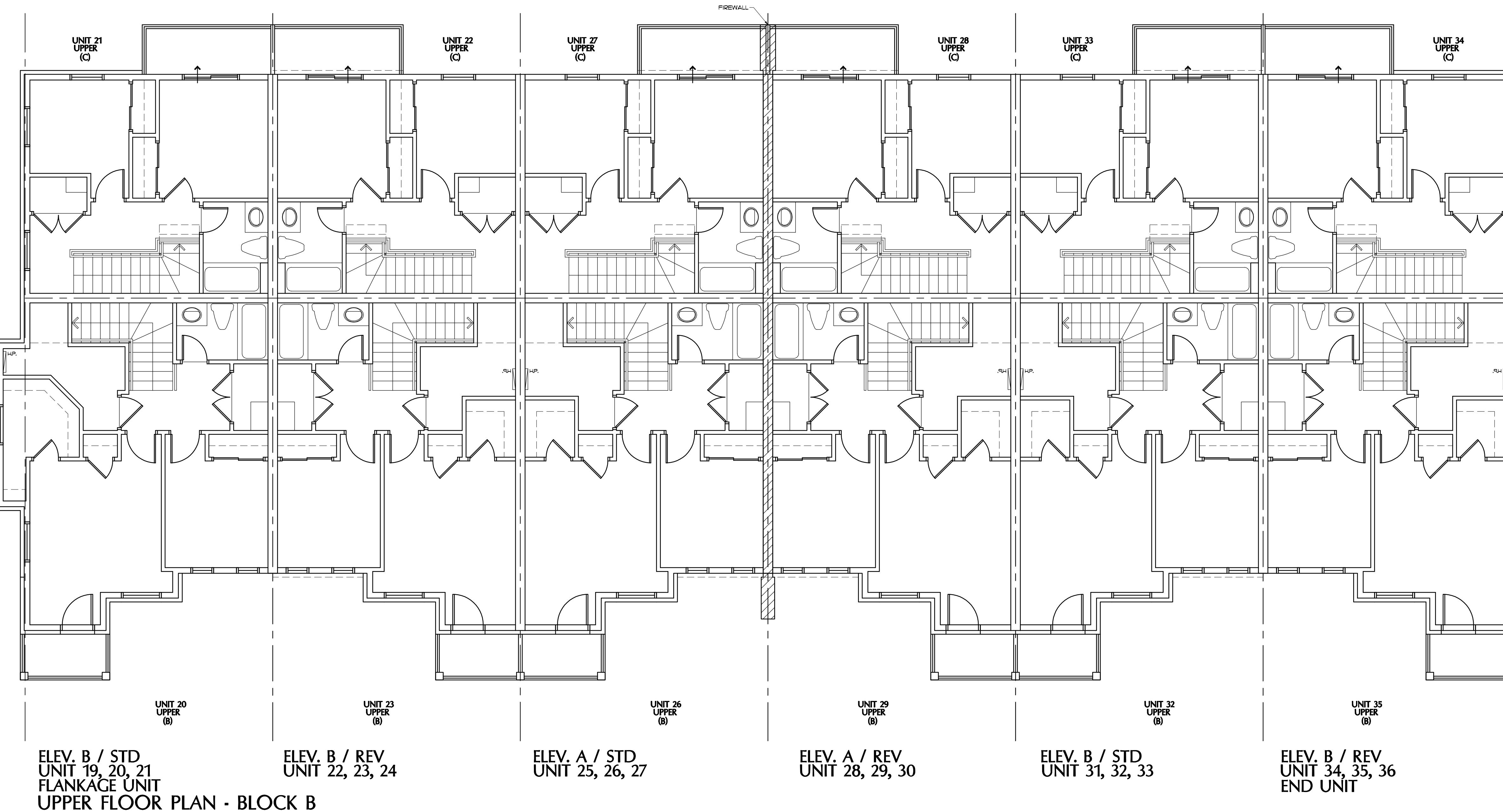
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

SECOND FLOOR PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 3/16" = 1'-0"
DRAWN BY : A.J.
CHECKED BY : _____
FILE NAME : 2024-Q35F-BLOCK B
PROJECT NO. : 2024-035
DATE : MAR 31 2025
DRAWING NO. : B08



DATE: _____

DESIGN DRAWINGS APPROVED
BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PICTURES AND NOT TO SCALE. THEY ARE FOR INFORMATION ONLY AND NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDERING MATERIALS.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- GENERAL NOTES WHICH APPEAR ON THE DRAWINGS ARE TO BE FOLLOWED.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE FOLLOWED. THE CONTRACTOR IS TO CONFORM FULLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERTAKEN IN THIS DOCUMENT. I AM QUALIFIED TO DO THIS WORK ACCORDING TO THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 519-854-4000
Fax 519-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

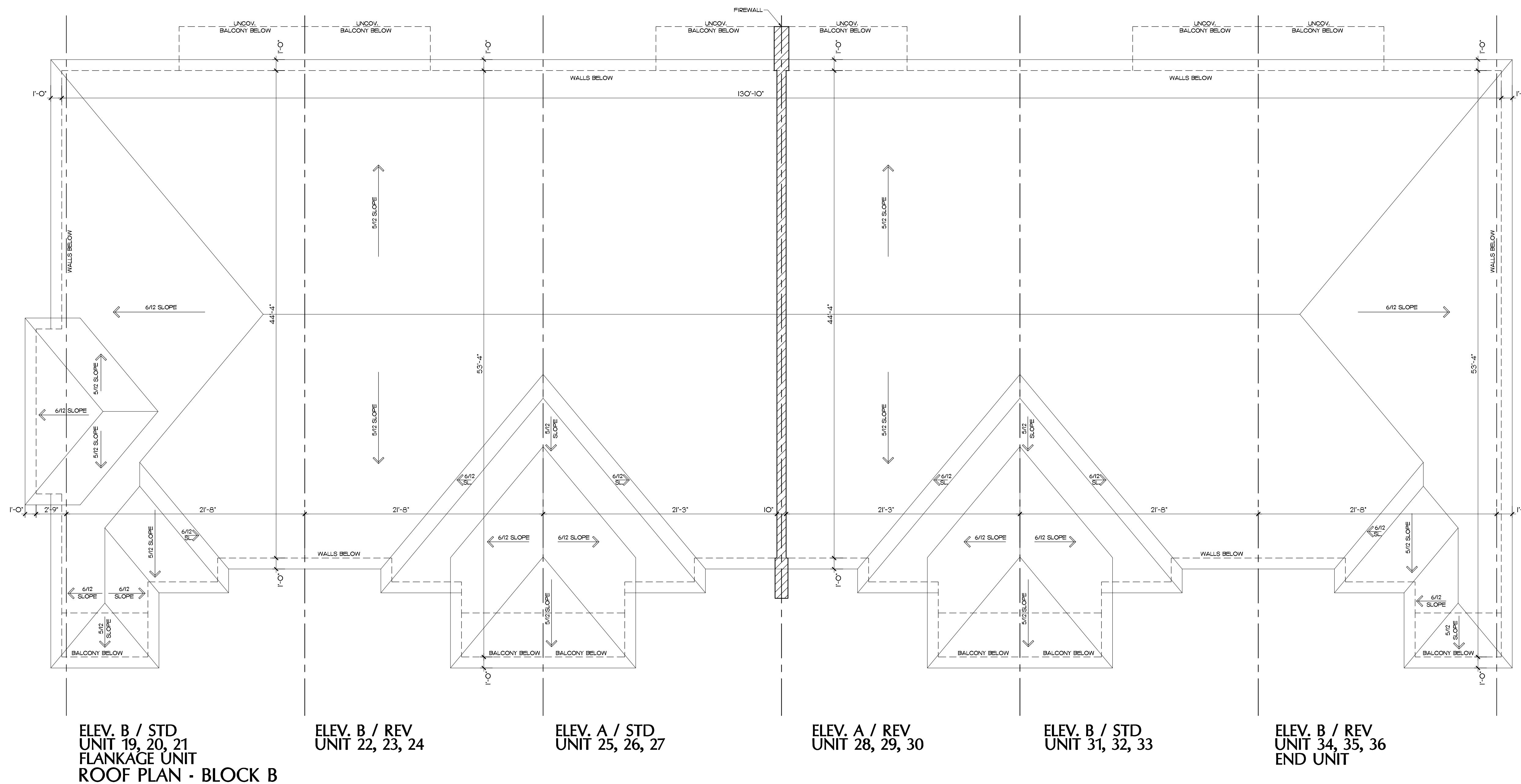
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

UPPER FLOOR PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 2'0" x 1'-0"
DRAWN BY : A.J.
CHECKED BY : _____
FILE NAME : 2024-Q35F-BLOCK B
DRAWING NO. : B09
DATE : MAR 31 2025
PROJECT NO. : 2024-035



DATE: _____

DESIGN DRAWINGS APPROVED
BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PHOTOGRAPHIC MEASUREMENTS. THEY ARE NOT TO BE USED FOR CONSTRUCTION. THEY ARE FOR INFORMATION ONLY AND NOT TO BE USED FOR CONSTRUCTION.
- THE DESIGN WORK HAS BEEN REVIEWED AND APPROVED BY THE CONTRACTOR AFTER DEMOLITION AND PRIOR TO CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- THE CONTRACTOR IS RESPONSIBLE FOR THE CONSTRUCTION.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE USED FOR CONSTRUCTION. THEY ARE TO BE USED ONLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERTAKEN IN ACCORDANCE WITH THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

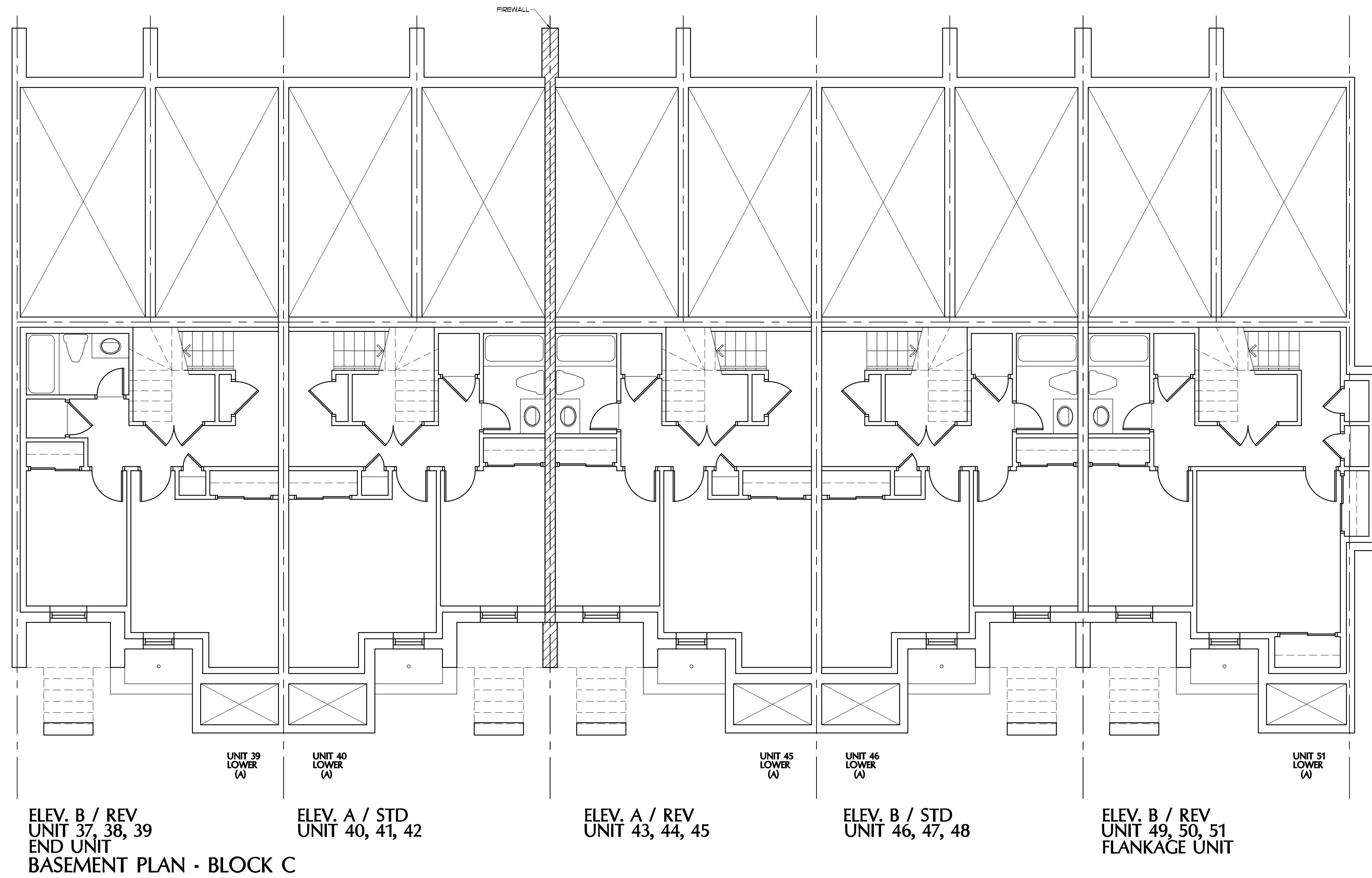
70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 519-854-4040
Fax 519-854-0559
Cell 905-815-3438
EMAIL: jeffjansendesign@gmail.com

TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

ROOF PLAN

NO.	DATE	DESCRIPTION	REVISIONS	SCALE	DATE	PROJECT NO.
				21'-0" x 1'-0"	MAR 31 2025	2024-035



DATE: _____
 DESIGN DRAWINGS APPROVED
 BY: _____
 PRINT: _____
 SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON FIELD MEASUREMENTS. DIMENSIONS ARE NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT NOT REQUIRED.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE CONSIDERED AS DESIGN NOTES. THEY MUST COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERTAKEN IN THIS DOCUMENT. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C.
 I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C.
 QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042
 DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
 Campbellford, ON, L0P 1B0
 Ph. 905-854-4000
 Fax 905-854-0559
 Cell 905-815-3438
 EMAIL : jeffjansendesign@gmail.com

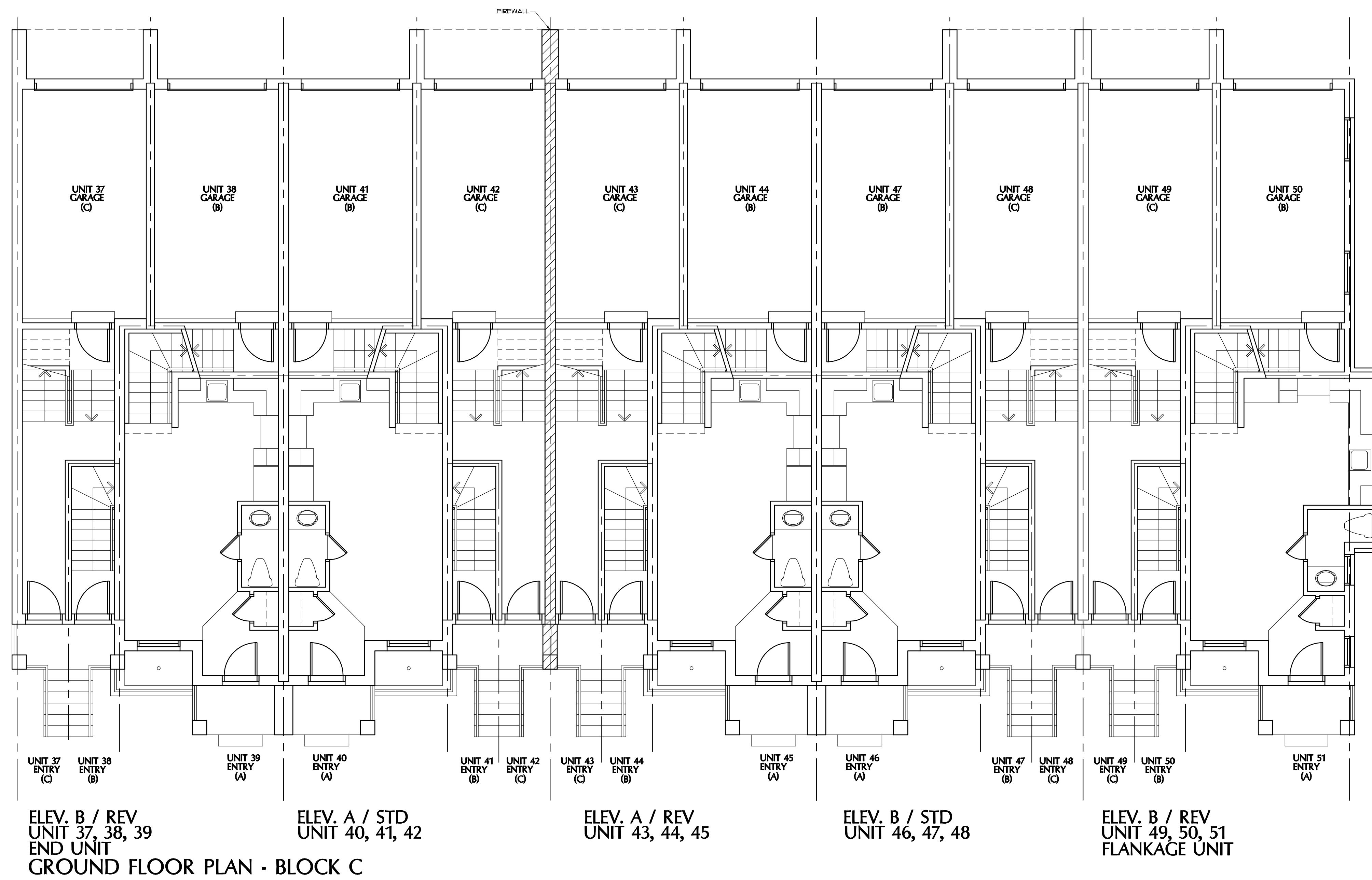
TYPE : TOWNHOUSES
 PROJECT : 7525 GARNER ROAD
 LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
 7525 GARNER ROAD
 NIAGARA FALLS, ON

BASEMENT PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 2'0" x 1'-0"
 DRAWN BY : A.J.
 CHECKED BY : _____
 DATE : MAR 31 2025
 PROJECT NO. : 2024-035
 FILE NAME : 2024-Q35F-BLOCK C
 B11



DATE:	_____
DESIGN DRAWINGS APPROVED	
BY:	_____
PRINT:	_____
SIGN:	_____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON ROUGH SITE MEASUREMENTS. ALL DIMENSIONS TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF ANY MATERIALS
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE – PART 9.
- DRAWING MUST NOT BE SCALED.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS HAVE MANUFACTURED ITEMS AND MATERIALS MUST COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I JEFF JANSEN DECLARE THAT I HAVE REVIEWED AND TAKE D
RESONSIBLITY FOR THE DESIGN WORK ON BEHALF OF JANSEN
UNDER DIVISION C, SUBSECTION 3.2.5 AND 3.2.4 OF THE BU
I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY TH
QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025

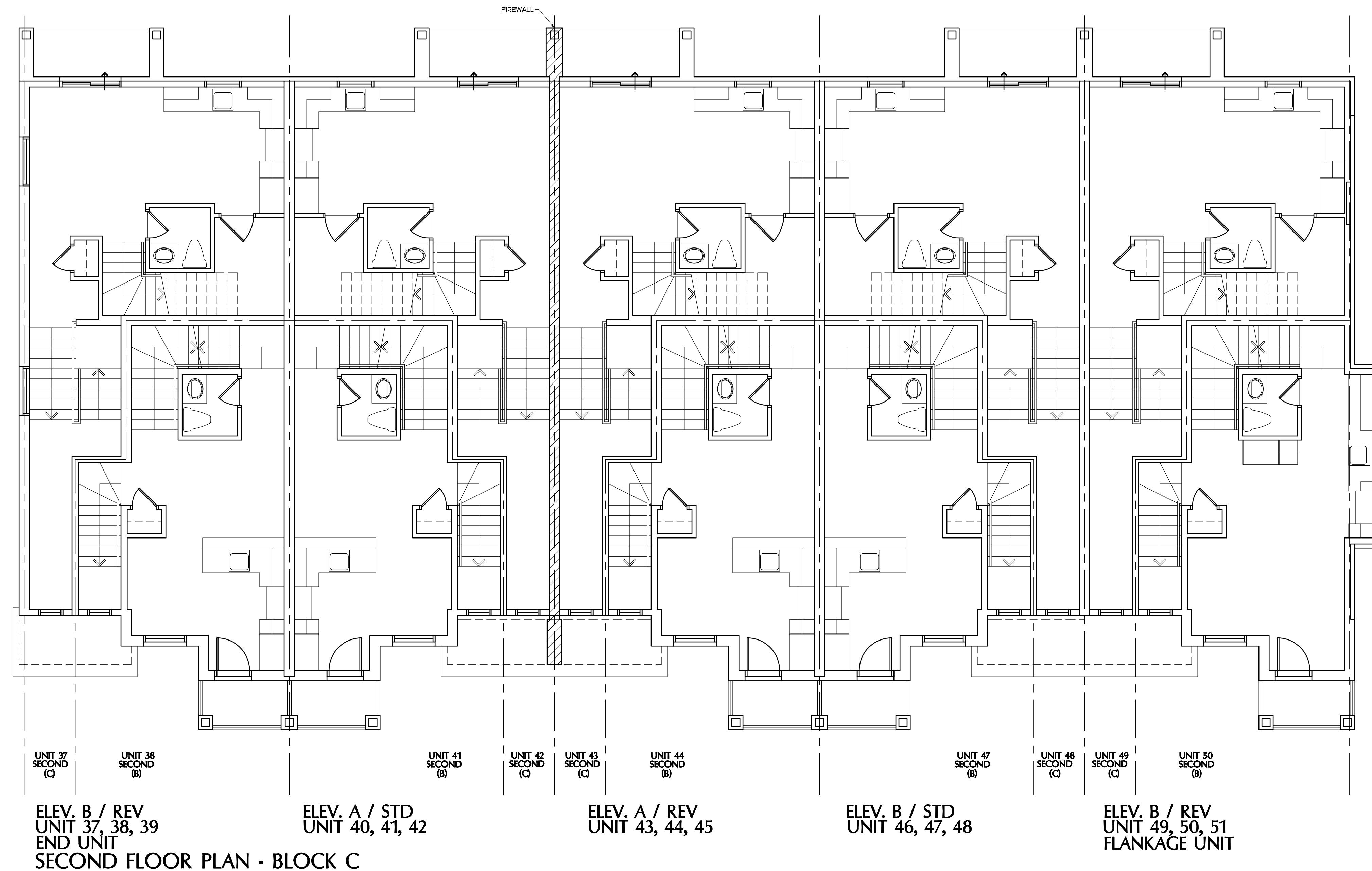
70 Main Street N., P.O. Box 38
Campbellville, ON, L0P 1B0
Ph. 905-854-9696
Fax 905-854-9559
Cell 905-815-3438
EMAIL : jeffiansendesign@gmail.com

TYPE : TOWNHOUSE

S | OWNERS INFORMATION
7525 GARNER ROAD
NIAGARA FALLS, ON

: | GROUND FLOOR PLAN

			SCALE 3/16" = 1'-0"	DATE MAR 31 2025	PROJECT NO. 2024-035
			DRAWN BY A.I.	CHECKED BY J.J.	
NO.	DATE	DESCRIPTION			
REVISIONS			FILE NAME 2024-035F-BLOCK C	DRAWING NO. B12	



DATE: _____

DESIGN DRAWINGS APPROVED
BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PHOTOGRAPHIC MEASUREMENTS AND ARE NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT NOT APPLICABLE.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE CONSIDERED AS DESIGN NOTES AND DO NOT CONFORM WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERTAKING THE DESIGN AND CONSTRUCTION OF THE BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 519-854-4000
Fax 519-854-0559
Cell 905-815-3438
EMAIL: jeffjansendesign@gmail.com

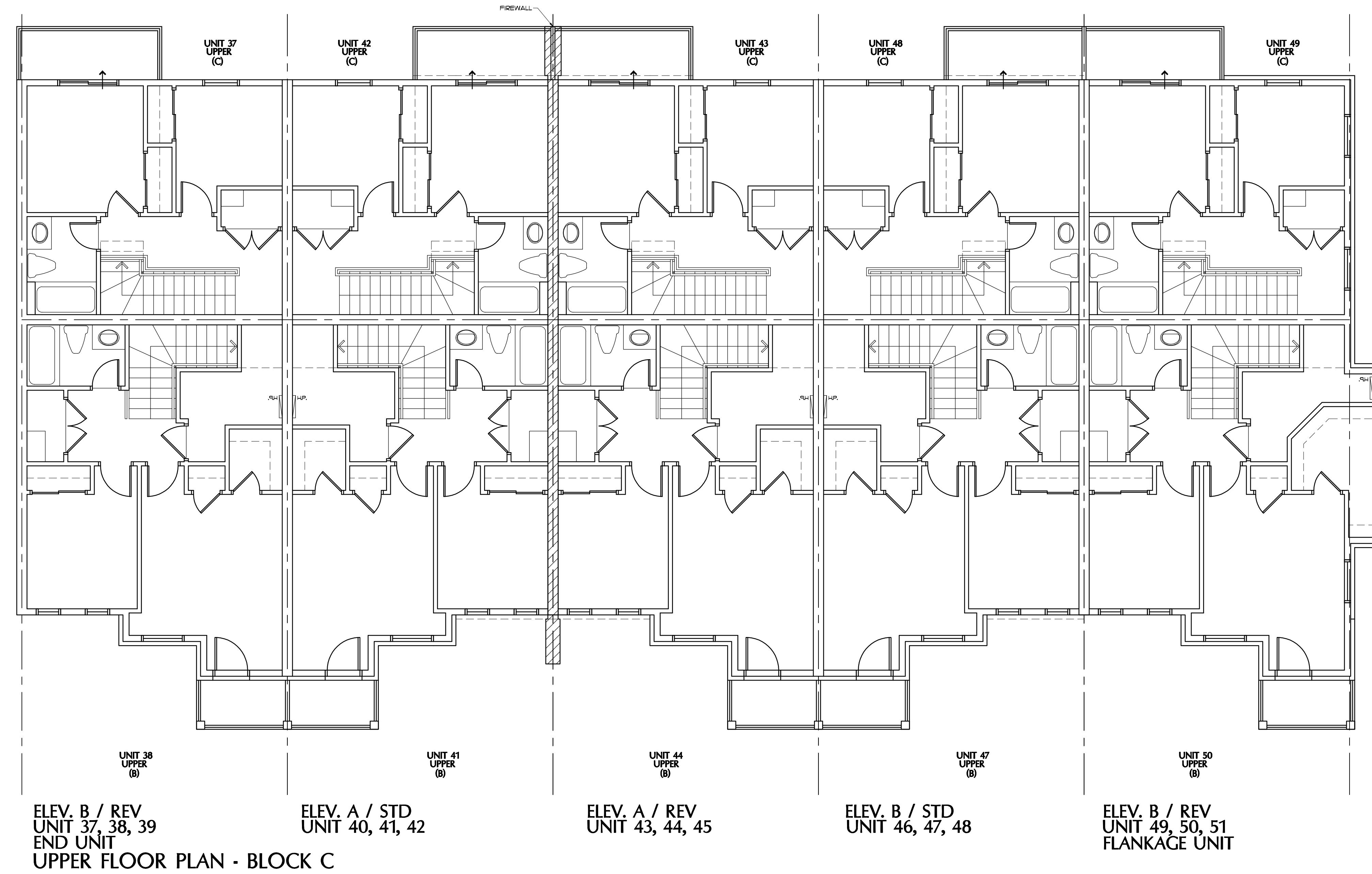
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

SECOND FLOOR PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 3/16" - 1'-0" DATE: MAR 31 2025
DRAWN BY: A.J. CHECKED BY: _____
FILE NAME: 2024-Q35F-BLOCK C
PROJECT NO.: 2024-035



ELEV. B / REV
UNIT 37, 38, 39
END UNIT
UPPER FLOOR PLAN - BLOCK C

ELEV. A / STD
UNIT 40, 41, 42

ELEV. A / REV
UNIT 43, 44, 45

ELEV. B / STD
UNIT 46, 47, 48

ELEV. B / REV
UNIT 49, 50, 51
FLANKAGE UNIT

DATE:		
DESIGN DRAWINGS APPROVED		
BY:		
PRINT:		
SIGN:		

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON PHOTOGRAPHIC SURVEY AND NOT TO SCALE. THEY ARE TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- OWNER'S RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDER THE PROVISIONS OF THE ONTARIO BUILDING CODE.
- I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C.
- QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE CONSIDERED AS DESIGN NOTES AND DO NOT COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDER THE PROVISIONS OF THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C.

DATE: MAR 31 2025

SIGNATURE: _____

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Cambridge, ON, N1P 1B0
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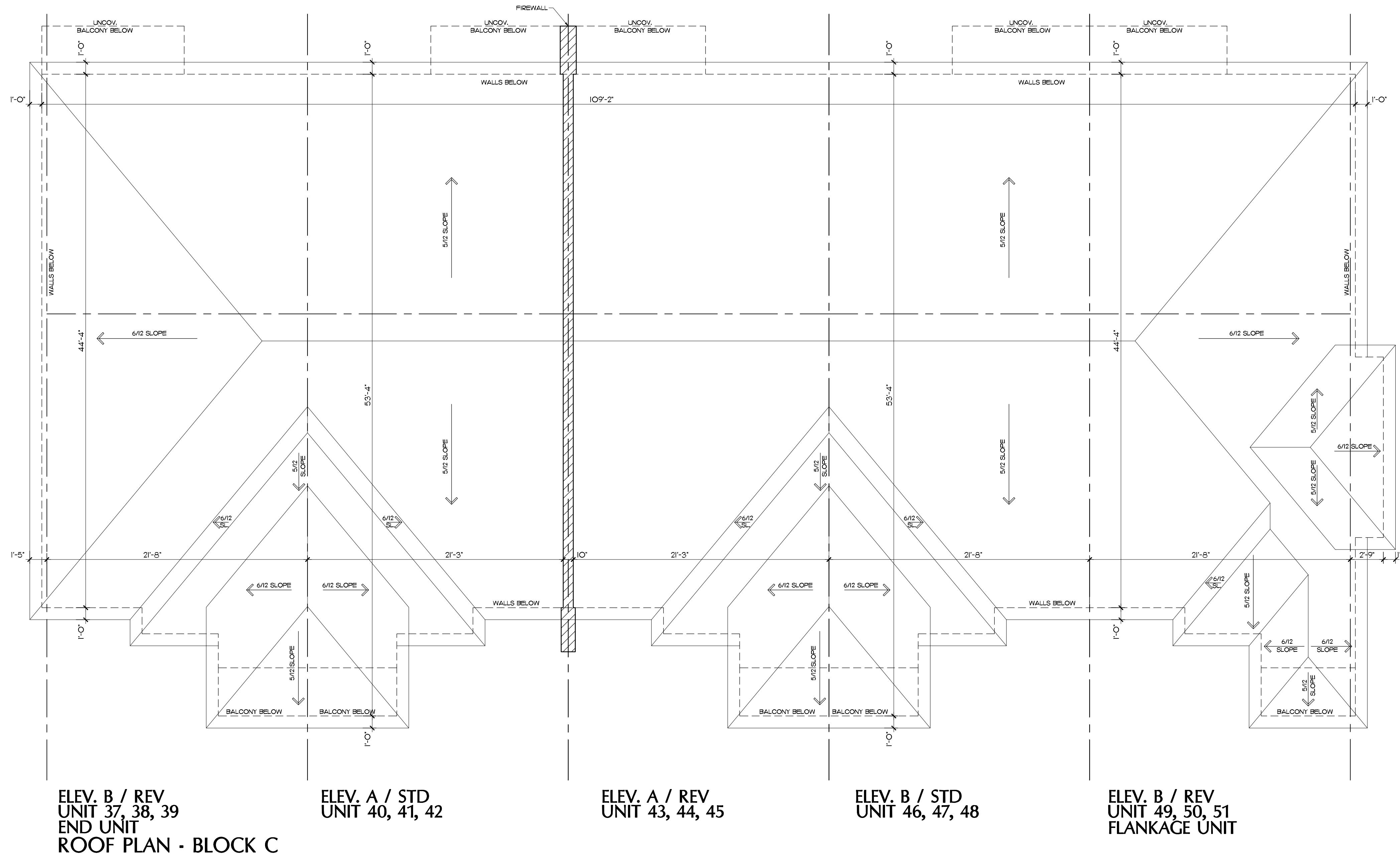
TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

UPPER FLOOR PLAN

NO.	DATE	DESCRIPTION
		REVISIONS

SCALE : 2'0" x 1'-0"
DRAWN BY : A.J.
CHECKED BY :
FILE NAME : 2024-Q35F-BLOCK C
DRAWING NO. : B14
PROJECT NO. : 2024-035
DATE : MAR 31 2025



DATE: _____

DESIGN DRAWINGS APPROVED
BY: _____

PRINT: _____

SIGN: _____

CONSTRUCTION NOTES:

- DIMENSIONS OF EXISTING ARE APPROXIMATIONS BASED ON SURVEY INFORMATION. DIMENSIONS ARE NOT TO BE VERIFIED BY CONTRACTOR AFTER DEMOLITION AND PRIOR TO ORDER OF CONSTRUCTION.
- ALL CONSTRUCTION TO CONFORM TO THE CONSTRUCTION REQUIREMENTS OF THE ONTARIO BUILDING CODE - PART 9.
- ENVIRONMENTAL ASSESSMENT AND ENERGY AUDIT.
- HAND WRITTEN NOTES WHICH APPEAR ON THE DRAWINGS ARE NOT TO BE CONSIDERED AS DESIGN NOTES. THEY MUST COMPLY WITH ALL REQUIREMENTS OF ULC, CSA OR ANY OTHER REGULATOR BODIES AS PER THE APPLICABLE CODES.

I, JEFF JANSEN, DECLARE THAT I HAVE REVIEWED AND TAKE DESIGN RESPONSIBILITY FOR THE DESIGN WORK ON BEHALF OF JANSEN CONSULTING UNDERSKILL CONSULTING INC. IN ACCORDANCE WITH THE ONTARIO BUILDING CODE. I AM QUALIFIED AND THE FIRM IS REGISTERED SET OUT BY THE O.B.C. QUALIFIED DESIGNER BCIN - 30272 FIRM BCIN - 110042

DATE: MAR 31 2025 SIGNATURE: _____

70 Main Street N, P.O. Box 38
Cambridge, ON, N1P 1B0
Ph. 905-854-4500
Fax 905-854-0559
Cell 905-815-3438
EMAIL : jeffjansendesign@gmail.com

TYPE : TOWNHOUSES
PROJECT : 7525 GARNER ROAD
LOCATION : NIAGARA FALLS, ON

OWNERS INFORMATION :
7525 GARNER ROAD
NIAGARA FALLS, ON

ROOF PLAN

NO.	DATE	DESCRIPTION	REVISIONS

SCALE
2'0" x 1'0"

DRAWN BY
A.J.

CHECKED BY
J.L.

DATE
MAR 31 2025

PROJECT NO.
2024-035

FILE NAME
2024-Q35F-BLOCK C

DRAWING NO.
B15