

PROJECT:

3648F - 3600 x 4800 x 2439 ID (FLAT)

LOCATION:

CUSTOMER

JOB #

3648F

GENERAL INFORMATION

CONCRETE PANEL THICKNESS:
WALLS: 102mm
ROOF: 102mm - 152mm
FLOOR: 152mm c/w 25mm STEPDOWN

DESIGN LIVE LOADS:
SNOW: 60 PSF
FLOOR: 100 PSF
WIND: 27 PSF

OCCUPANCY CATEGORY: NORMAL (1.0)

ALL REBAR CAGES SHALL BE WELDED OR TIED

FINISHES
EXTERIOR: PLEASE SPECIFY (REFER TO SHEET F-1)
INTERIOR: SMOOTH CONCRETE

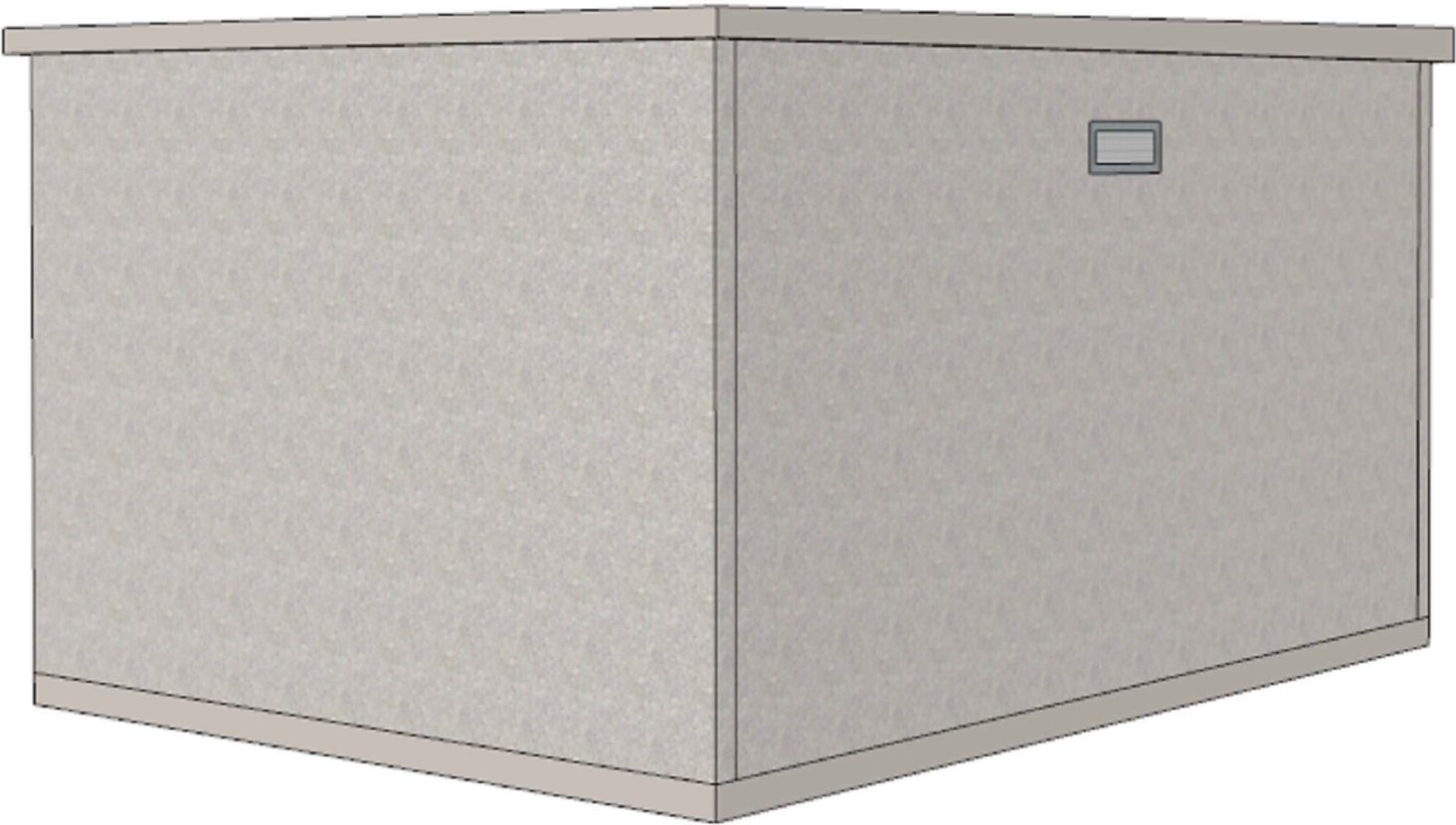
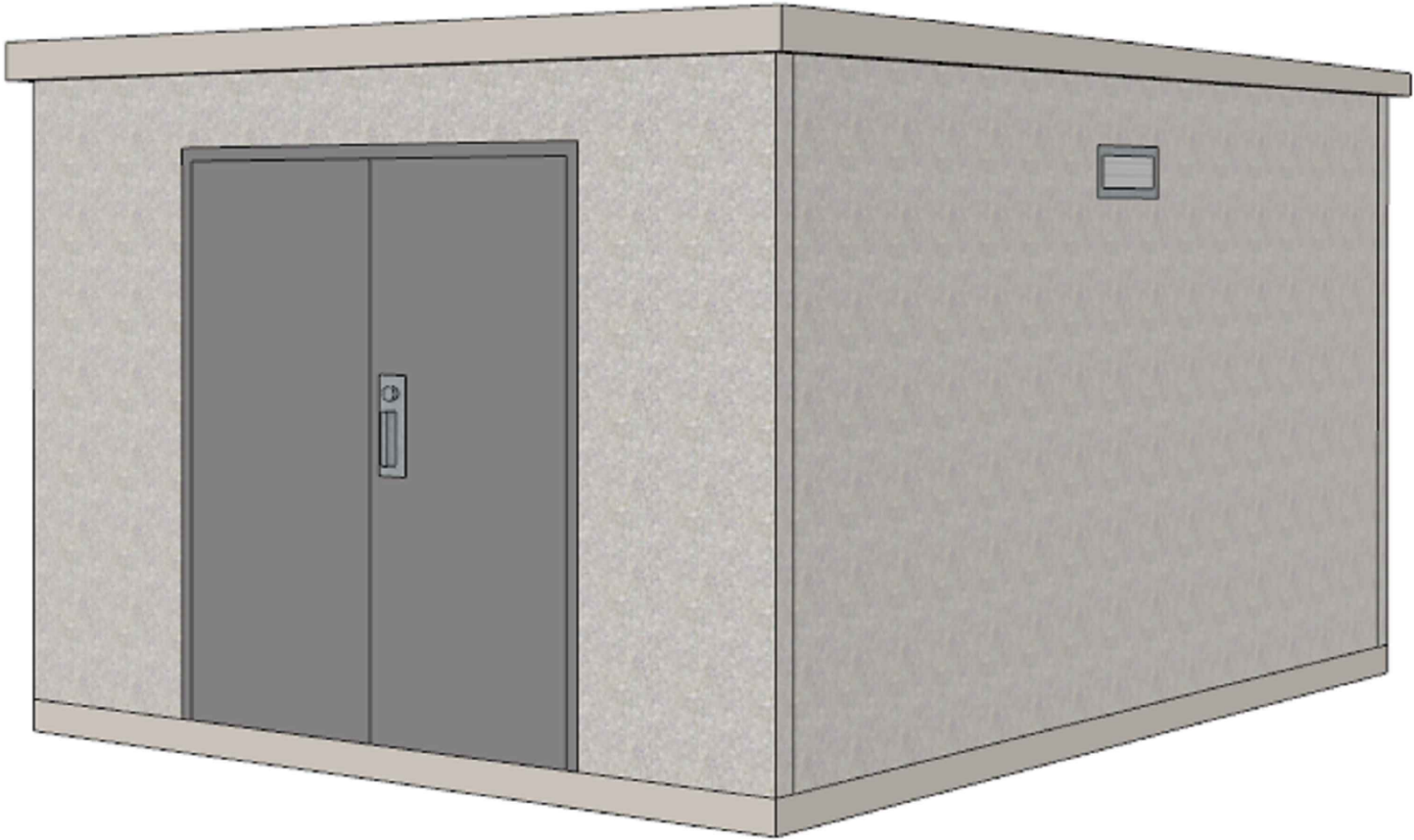
PAINT COLOURS
DOORS: PLEASE SPECIFY (REFER TO SHEET F-1)
EXTERIOR WALLS: NOT PAINTED
INTERIOR WALLS: NOT PAINTED
FLOOR: NOT PAINTED
ROOF: NOT PAINTED
FLOOR & ROOF EDGE: SHERWIN WILLIAMS H&C STAIN SPECIAL GREY
[COLOUR SHOWN IN IMAGE MAY NOT BE EXACT]

ASSEMBLY
IN HOUSE

APPROXIMATE BUILDING WEIGHT: ### LBS (### TONNE)

DRAWING INDEX
CVR - COVER PAGE
B - BUILDING DRAWINGS
P - PRODUCTION DRAWINGS
A - ASSEMBLY DETAILS
S - SITE PREPARATION
L - LIFT STUDY
D - DOOR DETAILS
F - FINISHES
M - MATERIALS

IMAGES SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND DO NOT REPRESENT ACTUAL BUILDING FINISH. PLEASE REFER TO SHEET F-1 FOR STANDARD FINISH OPTIONS AVAILABLE.



DRAWING APPROVAL

CUSTOMER: ☐ APPROVED ☐ APPROVED AS NOTED
☐ REVISE AND RESUBMIT

SIGNED BY:	DATE:
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NOTES:

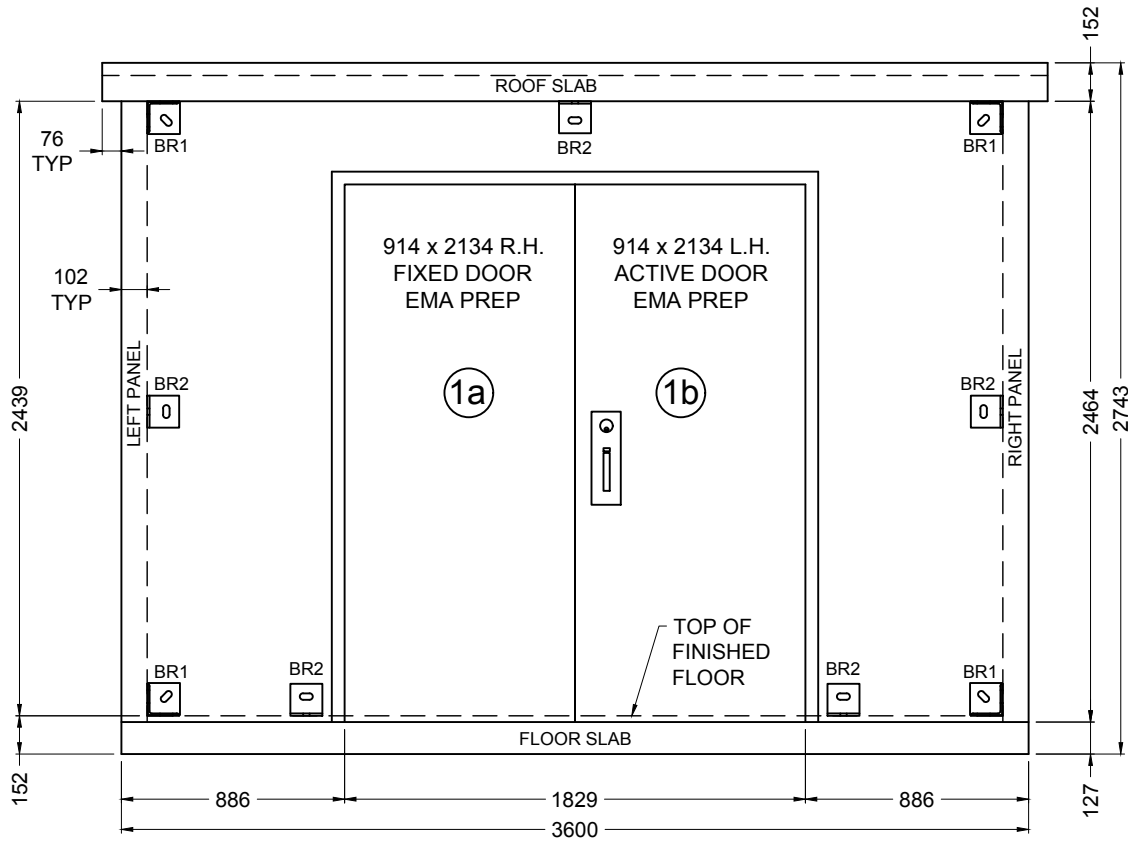
1) PLEASE REVIEW ALL DRAWINGS AND PROVIDE ANY INFORMATION REQUESTED OR MISSING. MARK ALL CHANGES DIRECTLY ON OUR DRAWINGS. PROJECTS WILL NOT BE RELEASED FOR PRODUCTION UNTIL A FULL SET OF DRAWINGS ARE SIGNED, DATED, AND RETURNED TO HY-GRADE MARKED APPROVED. PLEASE RETURN VIA EMAIL OR FAX.

2) THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY REQUIRED BUILDING PERMITS PRIOR TO THE SHIPMENT DATE OF THE BUILDING.

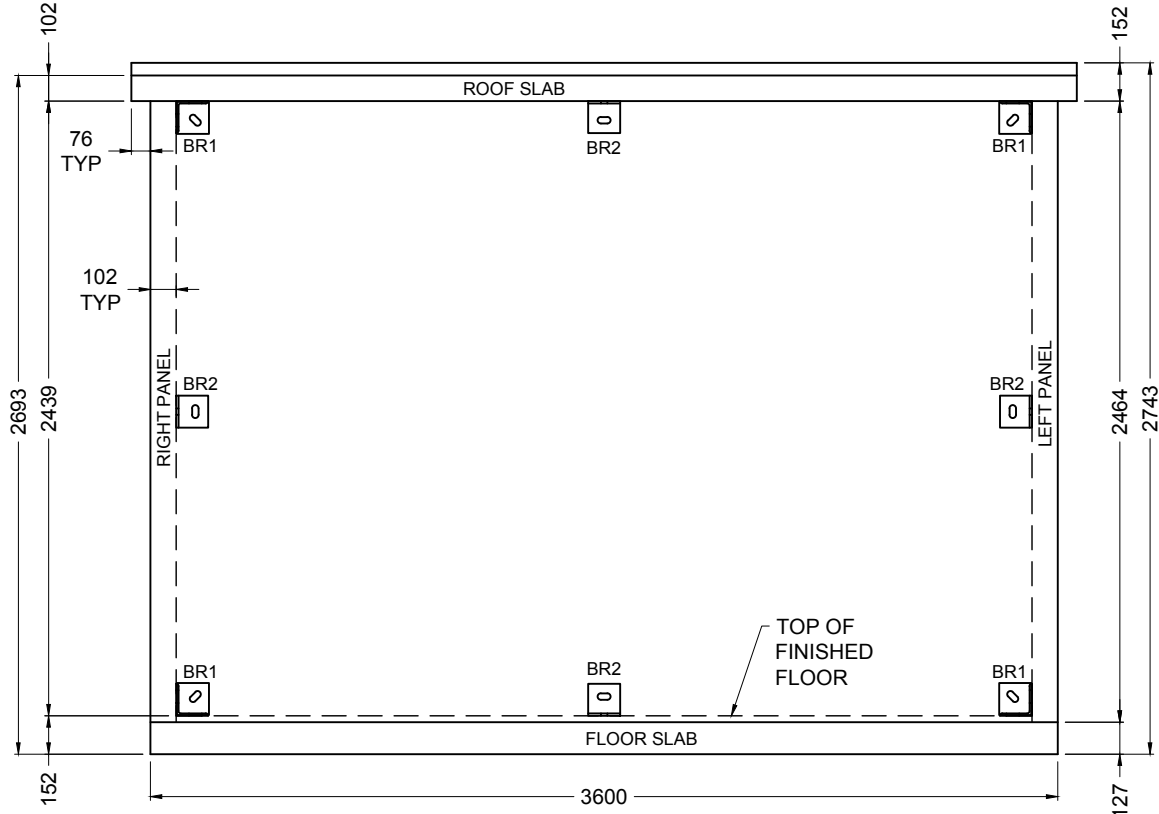
REV.	DESCRIPTION	ENG.	DATE
0	ISSUED FOR APPROVAL	SS	FEB 14 2018

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Fax: 905-684-8560
www.hygradeprecast.com





FRONT ELEVATION
EXTERIOR VIEW



REAR ELEVATION
EXTERIOR VIEW

REV.	DESCRIPTION	ENG.	DATE
0	ISSUED FOR APPROVAL	SS	FEB 14 2018

PRODUCTION NOTES

SPECIAL REQUIREMENTS

SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH		MIN STRIPPING STRENGTH	
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME			SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.
WEIGHT	FRONT PANEL: 2 485 LBS + DOOR (290 LBS) = 2 775 LBS REAR PANEL: 4 775 LBS			

TITLE

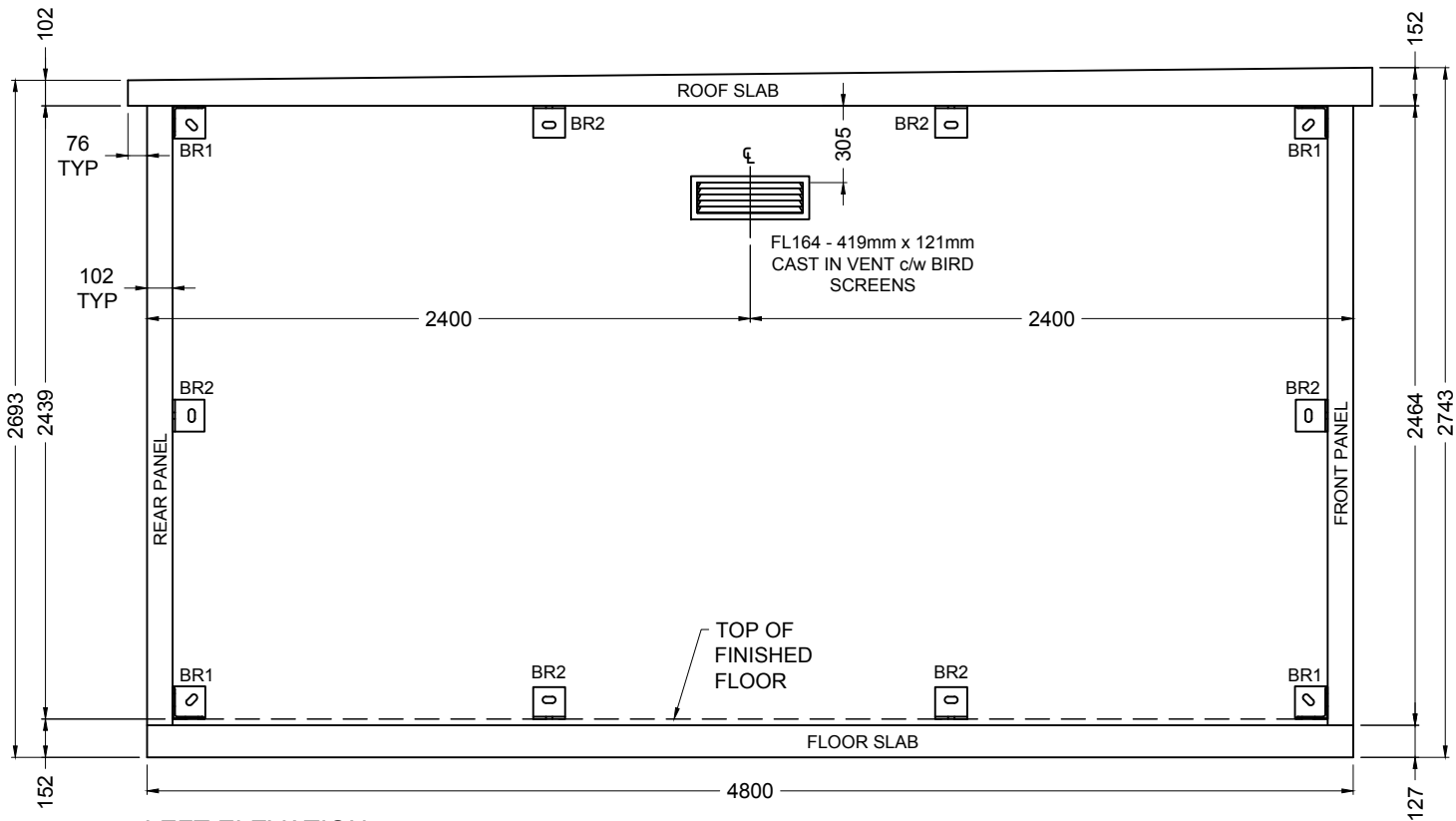
FRONT & REAR ELEVATIONS

PROJECT INFORMATION		
JOB NO.	3648F	CONTRACT NO. PM
CUSTOMER		
PROJECT		
3600 X 4800 X 2439 ID (FLAT)		

DESIGNER INFORMATION	
BY	ENGINEER STAMPS
TITLE	
REF ID	
REV	DATE
0	
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2	
ENGINEER	
DRAFTED BY	
KB	
CHECKED BY	
QUALITY CONTROL	
PROJ. CONF.	
MFG. CONF.	
VIEWS	
MASS	
DIMENSION	
HARDWARE	
LIFTING	
REINF.	
SHEET	
B-1	
REV	

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LEFT ELEVATION
EXTERIOR VIEW

REV.	DESCRIPTION	ENG.	DATE
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PRODUCTION NOTES

SPECIAL REQUIREMENTS

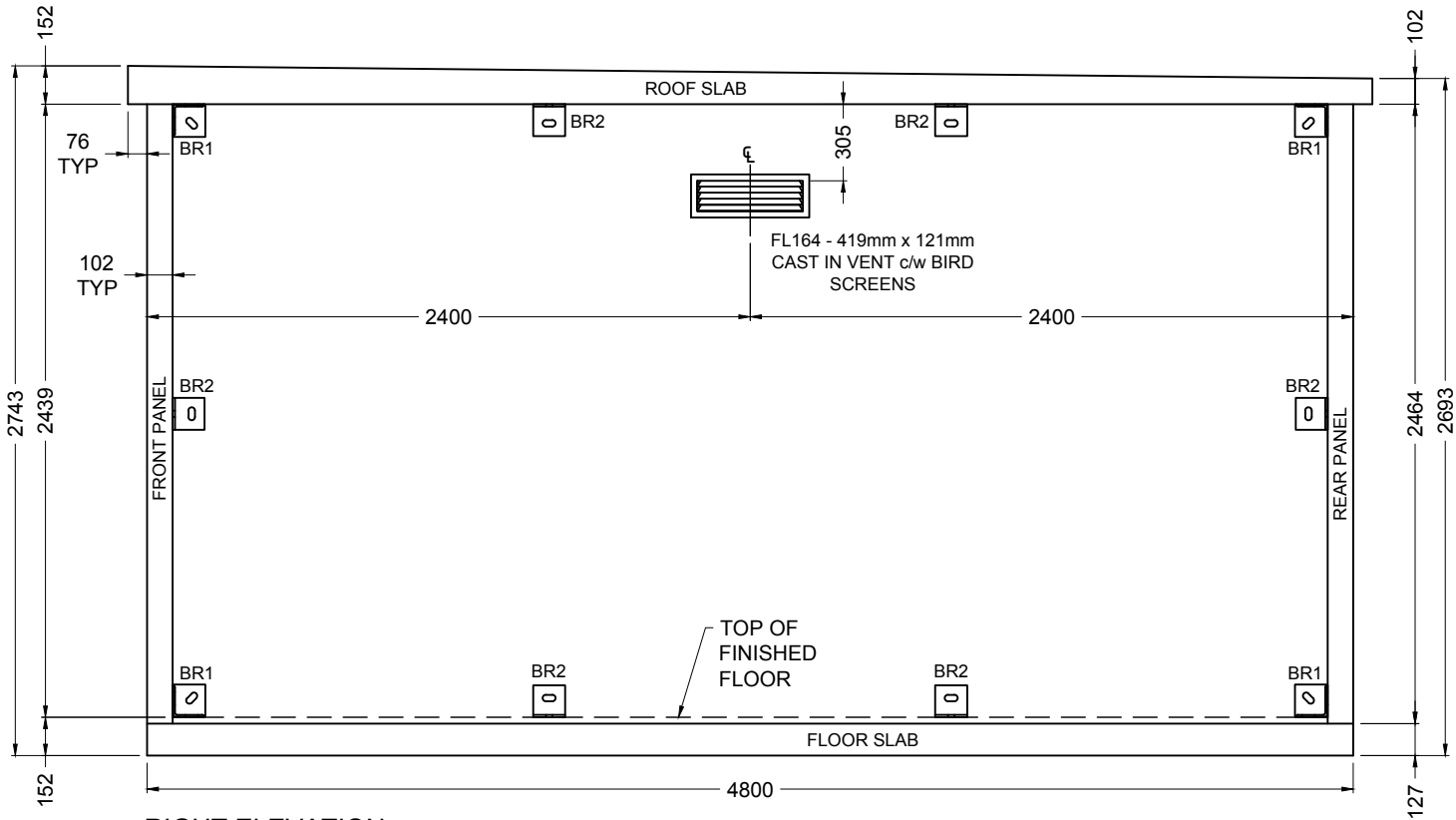
SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH		MIN STRIPPING STRENGTH	
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME			SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.
WEIGHT	LEFT PANEL: 6 080 LBS			

TITLE
LEFT ELEVATION

PROJECT INFORMATION		
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CUSTOMER		
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ENGINEER	
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QUALITY CONTROL	
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LIFTING	<input type="checkbox"/>
REINF.	<input type="checkbox"/>
SHEET	B-2
REV	

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RIGHT ELEVATION
EXTERIOR VIEW

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PRODUCTION NOTES

SPECIAL REQUIREMENTS

SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH		MIN STRIPPING STRENGTH	
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME			SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.
WEIGHT	RIGHT PANEL: 6 080 LBS			

TITLE

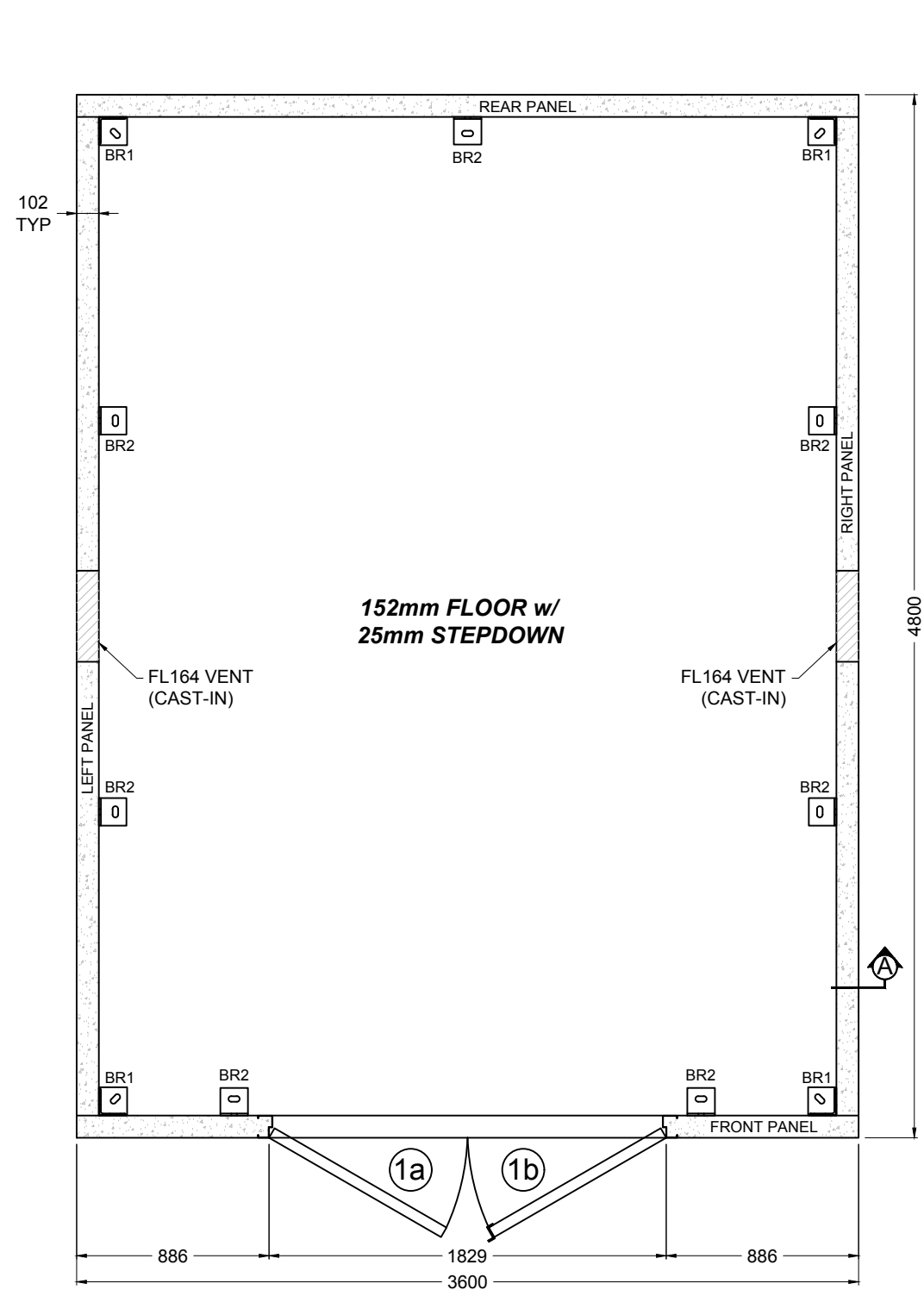
RIGHT ELEVATION

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CUSTOMER		
PROJECT 3600 X 4800 X 2439 ID (FLAT)		

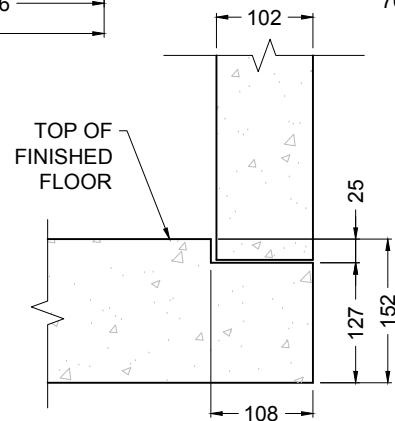
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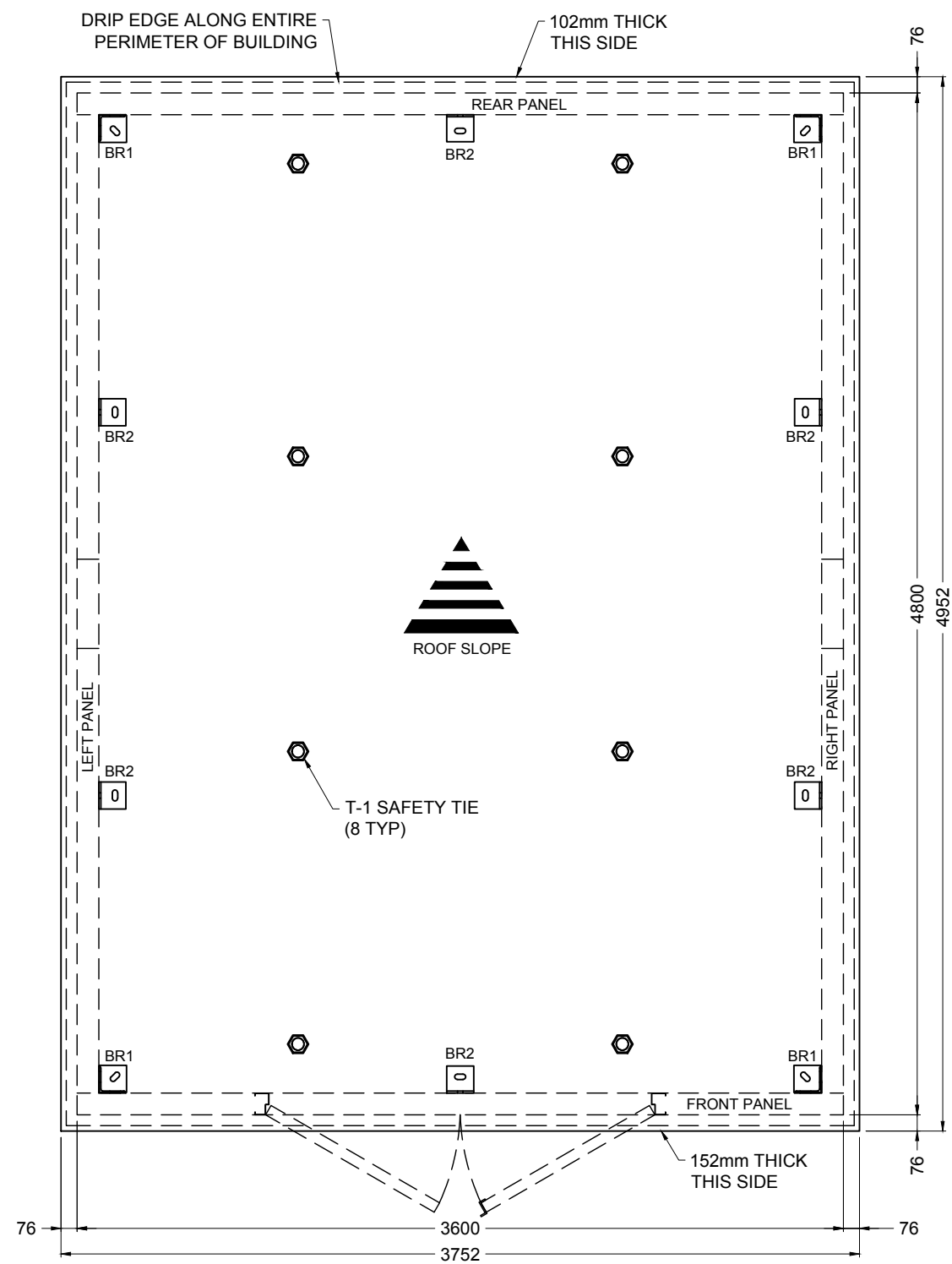




FLOOR PLAN
PLAN VIEW



SECTION A
STEPDOWN DETAIL



ROOF PLAN
PLAN VIEW

[illegible]

PRODUCTION NOTES

SPECIAL REQUIREMENTS

SPECIFICATION	
1	1.1
2	2.1
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100	100.1

CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH	MIN STRIPPING STRENGTH		
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME			SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.
WEIGHT	FLOOR SLAB: 13 950 LBS ROOF SLAB: 12 500 LBS			

TITLE

FLOOR & ROOF PLANS

PROJECT INFORMATION

JOB NO.	3648F	CONTRACT NO.		PM
CUSTOMER				

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PROJECT	3600 X 4800 X 2439 ID (FLAT)
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DESIGNER INFORMATION

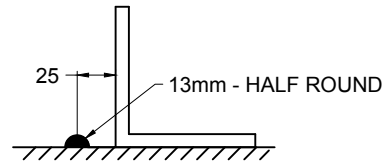
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MFG. CONF.		
VIEWS		
MASS		
DIMENSION		
HARDWARE		
LIFTING		
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SHEET		
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REV		

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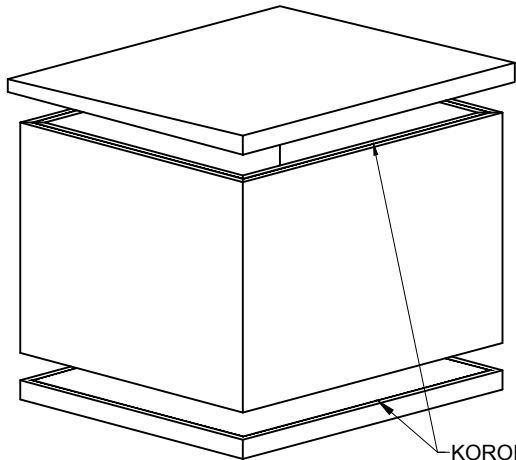


SLAB TO WALL & WALL TO ROOF SEALING DETAIL

PRODUCTION DETAIL:
DRIP EDGE PLACEMENT

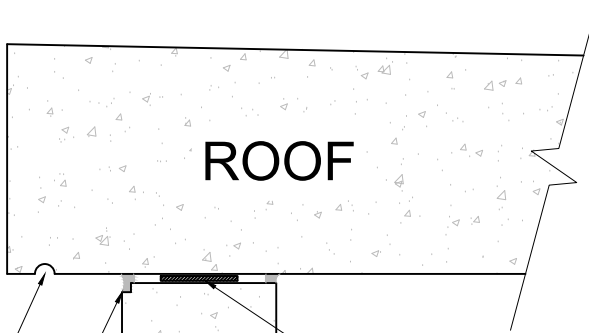


FLAT ROOFS
- LOCATED ON THE UNDERSIDE OF
THE NARROW EDGE OF THE ROOF



CONTINUOUS NPT1
BASF CAULKING
(LIMESTONE) INSIDE
& OUT (TOOLED)

DRIP EDGE ALONG
ENTIRE PERIMETER
OF BUILDING



ROOF

KOROLATH STRIP SHIM 51mm x 3mm THICK
(TOP & BOTTOM OF WALLS)
(MAX 610mm SPACING IS REQUIRED)

WALL

102

KOROLATH STRIP SHIM 51mm x 3mm THICK
(TOP & BOTTOM OF WALLS)
(MAX 610mm SPACING IS REQUIRED)

108

FLOOR

25

REV.	DESCRIPTION	ENG.	DATE
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PRODUCTION NOTES

SPECIAL REQUIREMENTS

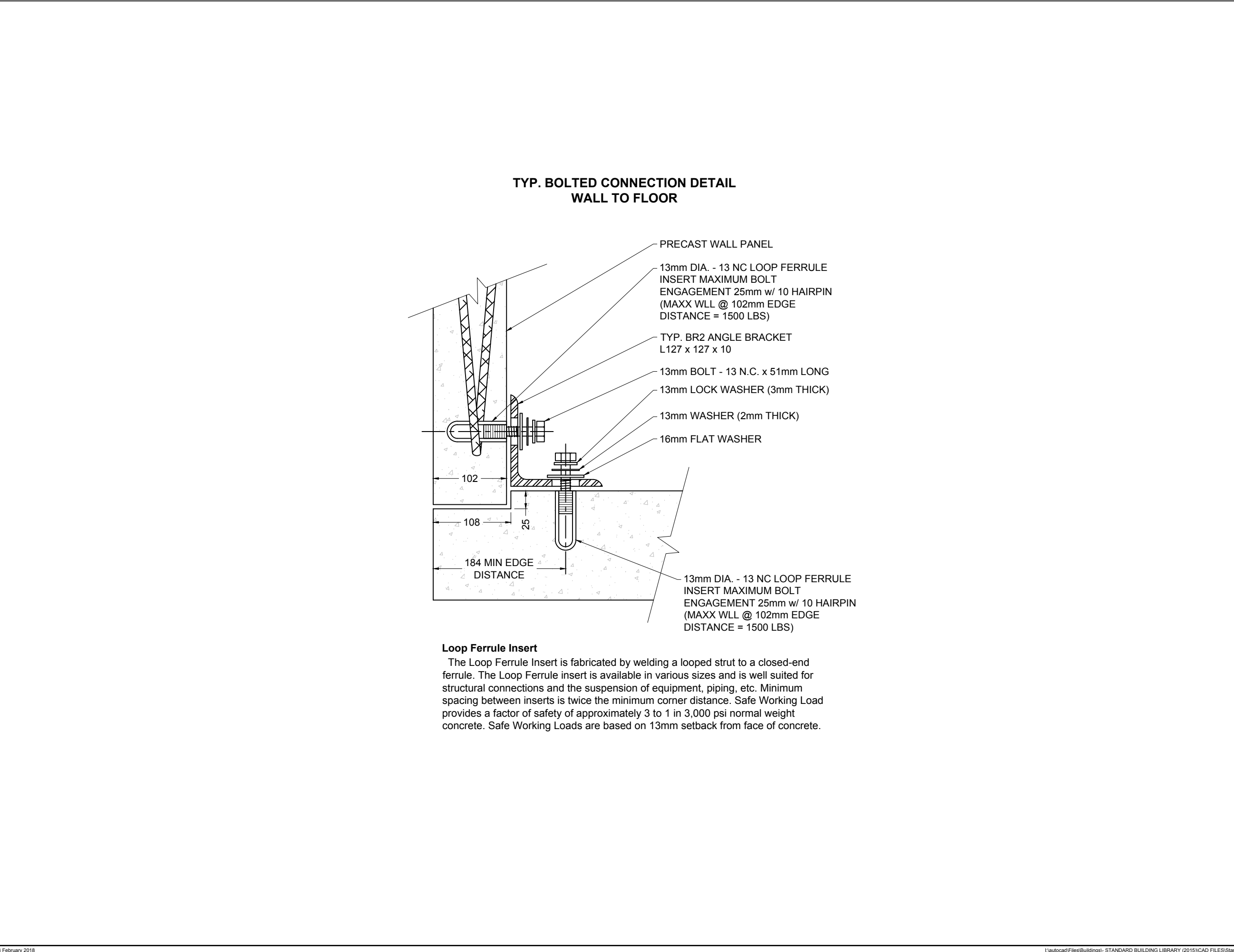
SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH		MIN STRIPPING STRENGTH	
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME		SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.	
WEIGHT				

TITLE
SEALANT DETAILS

PROJECT INFORMATION		
JOB NO.	3648F	CONTRACT NO. PM
CUSTOMER		
PROJECT	3600 X 4800 X 2439 ID (FLAT)	


DESIGNER INFORMATION	
BY	ENGINEER STAMPS
TITLE	
REF ID	
REV	DATE
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CHECKED BY	
QUALITY CONTROL	
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MFG. CONF.	<input type="checkbox"/>
VIEWS	<input type="checkbox"/>
MASS	<input type="checkbox"/>
DIMENSION	<input type="checkbox"/>
HARDWARE	<input type="checkbox"/>
LIFTING	<input type="checkbox"/>
REINF.	<input type="checkbox"/>
SHEET	A-1
REV	

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Loop Ferrule Insert

The Loop Ferrule Insert is fabricated by welding a looped strut to a closed-end ferrule. The Loop Ferrule insert is available in various sizes and is well suited for structural connections and the suspension of equipment, piping, etc. Minimum spacing between inserts is twice the minimum corner distance. Safe Working Load provides a factor of safety of approximately 3 to 1 in 3,000 psi normal weight concrete. Safe Working Loads are based on 13mm setback from face of concrete.

REV.	DESCRIPTION		ENG.	DATE
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PRODUCTION NOTES				
SPECIAL REQUIREMENTS				
SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH		MIN STRIPPING STRENGTH	
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME			SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.
WEIGHT				
TITLE				
CONNECTION DETAILS				
PROJECT INFORMATION				
JOB NO.	3648F		CONTRACT NO.	PM
CUSTOMER				
PROJECT				
3600 X 4800 X 2439 ID (FLAT)				
DESIGNER INFORMATION				
BY		ENGINEER STAMPS		
TITLE				
REF ID				
REV	DATE			
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ENGINEER				
DRAFTED BY				
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CHECKED BY				
QUALITY CONTROL				
PROJ. CONF.				
MFG. CONF.				
VIEWS				
MASS				
DIMENSION				
HARDWARE				
LIFTING				
REINF.				
SHEET				
A-2				
REV				
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Standard Hy-Grade Buildings\3648F - 3600 X 4800 X 2439 (Flat)\3648F - 3600 X 4800 X 2439 ID (FLAT).dwg



SUGGESTED MINIMUM SITE PREPARATION NOTES

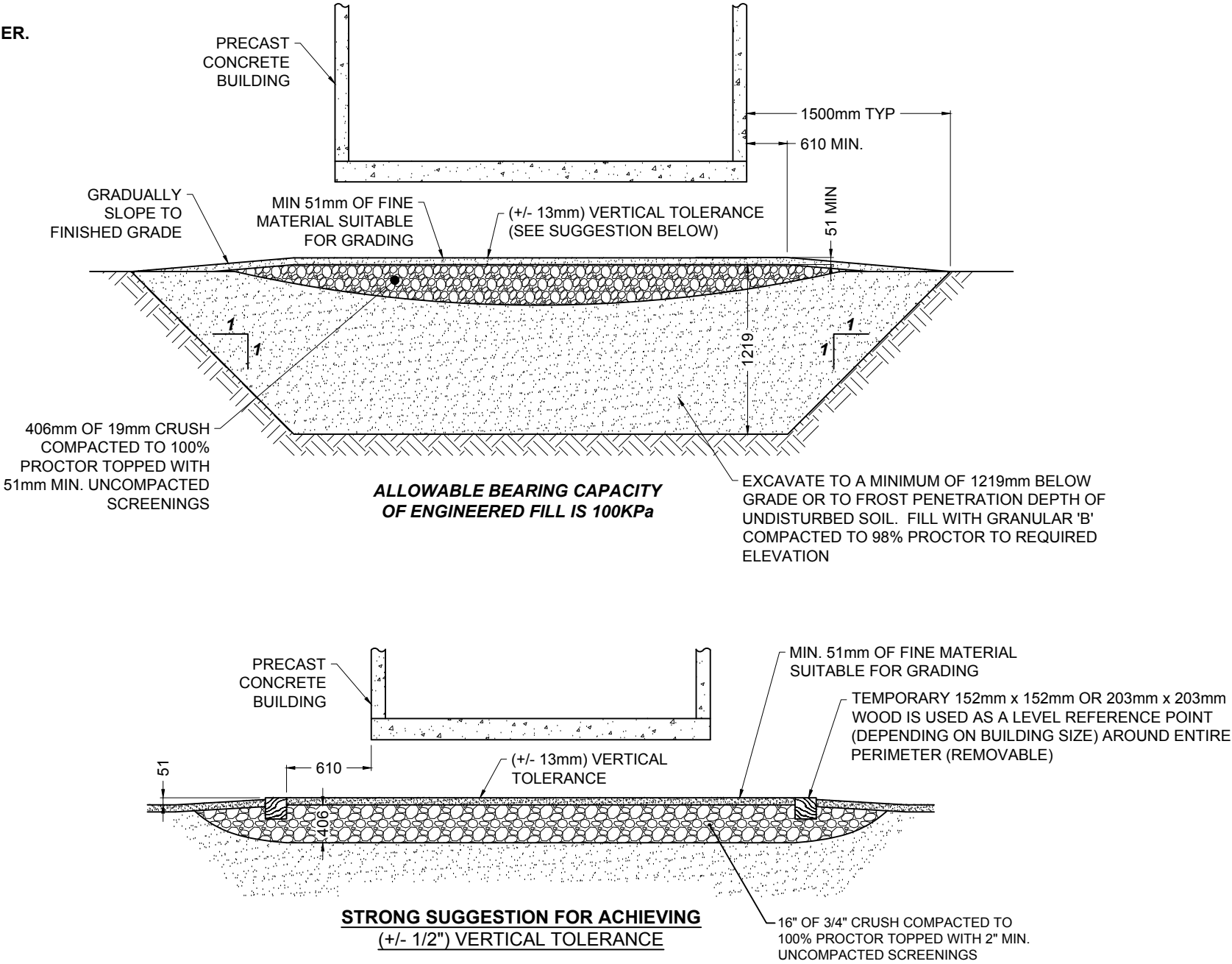
* FINAL PROJECT SITE DESIGN AND SITE PREPARATION IS BY CUSTOMER.
* THIS PAGE IS ONLY A RECOMMENDATION.

1. GRANULAR PAD SHOULD BE AT MINIMUM OF 610mm WIDER AND 610mm LONGER THAN THE BUILDING, WITH BUILDING SITUATED AT CENTER OF PAD.
2. THE PAD AREA SHOULD BE STRIPPED OF ALL ORGANIC AND DELETERIOUS MATERIAL. EXCAVATE TO 1219mm BELOW GRADE OR TO FROST PENETRATION DEPTH. BACKFILL WITH OPSS 1010 GRANULAR 'B' COMPACTED TO 98% SPDD. PROVIDE A MINIMUM OF 406mm OF 19mm CRUSH SUBBASE BENEATH THE SLAB ON GRADE COMPACTED TO 100% STANDARD PROCTOR DRY DENSITY. PROVIDE A MINIMUM 51mm TOP LAYER OF FINE MATERIAL SUITABLE FOR GRADING.
3. ENSURE THAT THE GRANULAR SUBBASE AND THE AREA SURROUNDING THE BUILDING ARE WELL DRAINED BY POSITIVE SLOPE OF SUBGRADE OR BY UNDERFLOOR DRAINAGE PIPES. ENSURE ALL FINISHED SURFACES ADJACENT TO THE BUILDING SLOPE AWAY FROM THE BUILDING PERIMETER.
4. IF SOIL IS DISTURBED, EXCAVATION MUST BE LOWER THAN THE DISTURBED LEVEL AS PER GEOTECHNICAL REVIEW.

HY-GRADE PRECAST WILL NOT BE RESPONSIBLE FOR ANY DAMAGE OR DELAYS CAUSED BY POOR OR UN-FINISHED SITE PREPARATION.

ACCESS

CONTRACTOR MUST PROVIDE LEVEL UNOBSTRUCTED AREA LARGE ENOUGH FOR A CRANE AND A TRACTOR-TRAILER TO PARK ADJACENT TO THE PAD. THE CRANE MUST BE ABLE TO PLACE IT'S OUTRIGGERS WITHIN 1524mm OF THE EDGE OF THE PAD. THE TRUCK AND CRANE MUST BE ABLE TO GET SIDE-BY-SIDE UNDER THEIR OWN POWER. NO OVERHEAD LINES MAY BE WITHIN A 22.86m RADIUS OF THE CENTER OF THE PAD. A MINIMUM OR 610mm CLEARANCE IS REQUIRED BETWEEN THIS BUILDING AND ADJACENT BUILDINGS.



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PRODUCTION NOTES

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REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME			SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.
WEIGHT				

TITLE
SITE PREPARATION

PROJECT INFORMATION		
JOB NO.	3648F	CONTRACT NO. PM
CUSTOMER		

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DESIGNER INFORMATION	
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DOOR #1

DOOR FRAME DATE REQ'D: _____

QTY.	SIZE	GAUGE	OUT-SIDE SWING
1	1829 x 2134	16	DOUBLE DOOR

** EMA PREP FRAME **

DOORS DATE REQ'D: _____

MARK	QTY.	SIZE	GAUGE	OUT-SIDE SWING	INTERIOR	ASTRAGAL	HINGE-PREP	OPENING PREP
1a	1	914 x 2134	18	RIGHT HAND	HONEYCOMB	NONE	TYP 3/DOOR	NONE
1b	1	914 x 2134	18	LEFT HAND	HONEYCOMB	Z SHAPE	TYP 3/DOOR	NONE

* USE STOCK MATERIAL

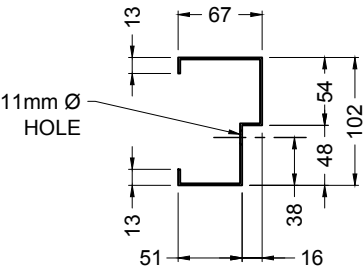
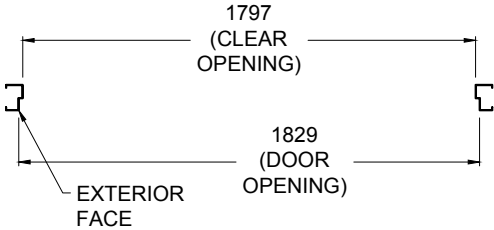
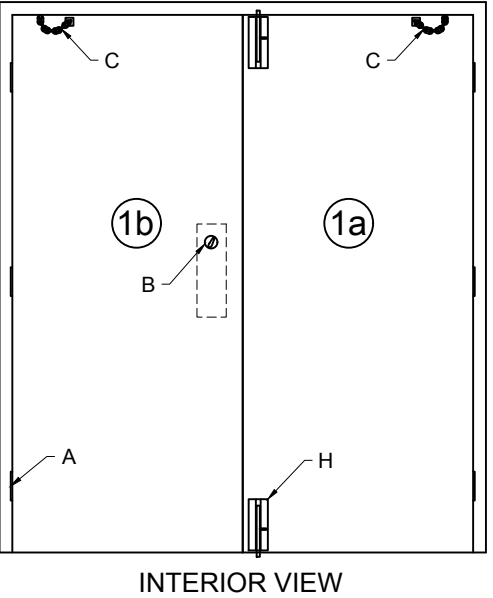
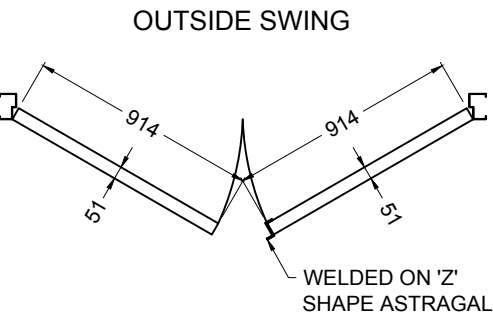
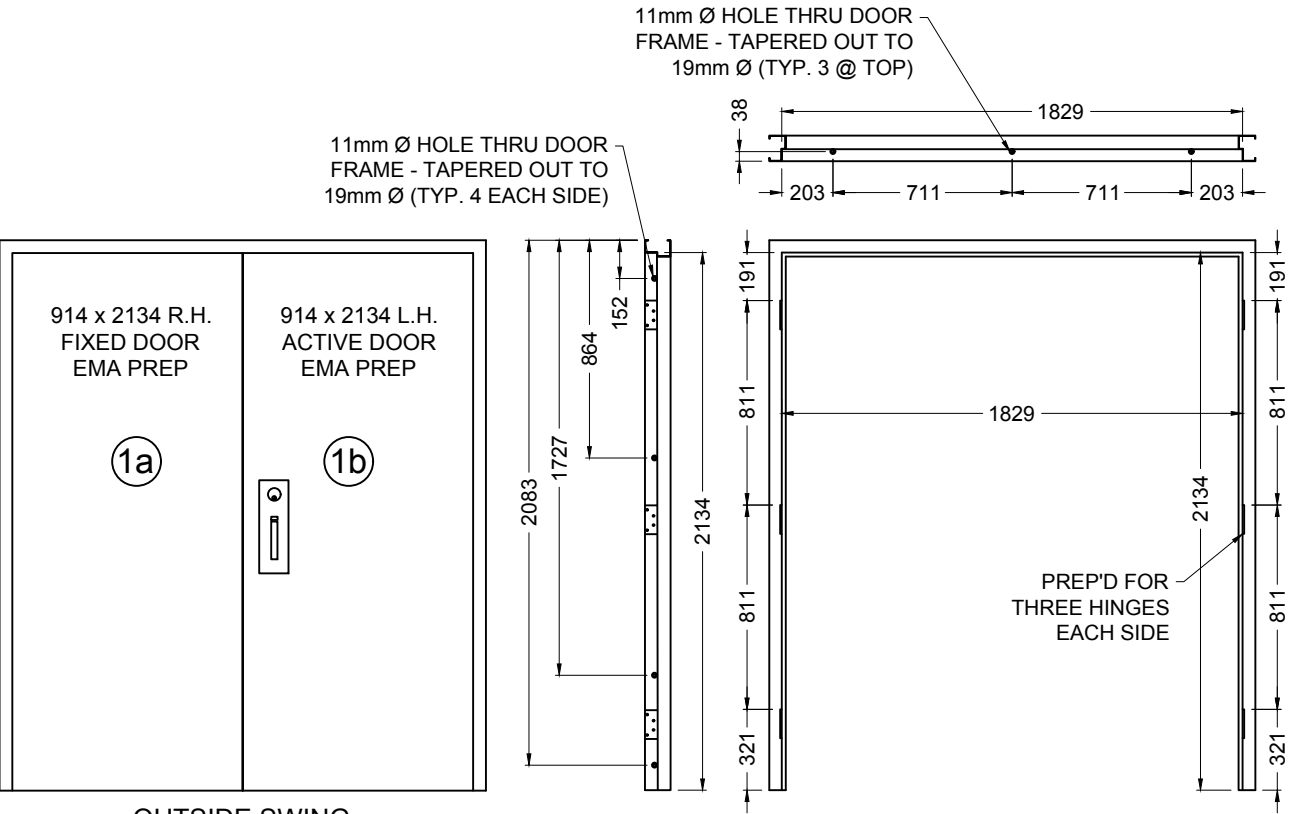
HARDWARE DATE REQ'D: _____

QTY.	DESCRIPTION
2	'A' HINGE SET - TYP. 3/DOOR (TAYMOR 4100, NRP, BB, BUTT HINGE, 114mm x 102mm, GREY PRIMED)
1	'B' LOCK SET - DOREX TLA51 32D - STANDARD SCHLAGE "C" w/ 178mm DOOR PULL & 102mm x 406mm PLATE
2	'C' CHECK CHAIN w/ BINDER POSTS & FASTENERS (N157A)
1	'D' THRESHOLD - CT-804 TYP. (KN CROWDER) x 1829mm LONG
1	'E' WEATHER STRIP - TYP. (KN CROWDER W-29) x 8231mm LONG
1	'F' SWEEP - TYP. (KN CROWDER W-13S-2) x 1829mm LONG - <i>CUT TO LENGTH BY HY-GRADE</i>
1	'G' DRIP CAP TYP. (KN CROWDER W-3) 1930mm LONG
2	'H' BARREL BOLT - 203mm ZINC PLATED HEAVY DUTY #SP108582

REFER TO PAGE D-2 FOR DETAILS

VENDOR:
REGIONAL DOORS & HARDWARE

P.O. #:



STEEL FRAME IS **NOT** CAST INTO CONCRETE PANEL

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PRODUCTION NOTES

SPECIAL REQUIREMENTS

SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
REBAR	YIELD	PRIMARY COVER	MIN STRIPPING STRENGTH	2ND COVER
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME		SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.	
WEIGHT				

TITLE
DOOR 1 DETAILS

PROJECT INFORMATION		
JOB NO.	3648F	CONTRACT NO.
CUSTOMER		PM

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DESIGNER INFORMATION	
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TITLE	
REF ID	
REV	DATE
0	
1	
2	
ENGINEER	
DRAFTED BY	KB
CHECKED BY	
QUALITY CONTROL	
PROJ. CONF.	
MFG. CONF.	
VIEWS	
MASS	
DIMENSION	
HARDWARE	
LIFTING	
REINF.	
SHEET	D-1
REV	

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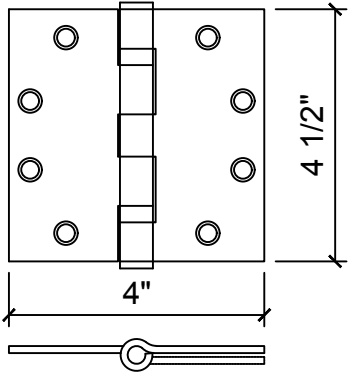


A

HINGES - TAYMOR 4100 SERIES

COMMERCIAL 4½" x 4" TEMPLATE BUTT HINGES
MODEL: 25-4173DC
NON-REMOVABLE PIN; BALL BEARING
FINISH: GREY PRIMED

MEETS BHMA/ANSI - A156.1 GRADE 2

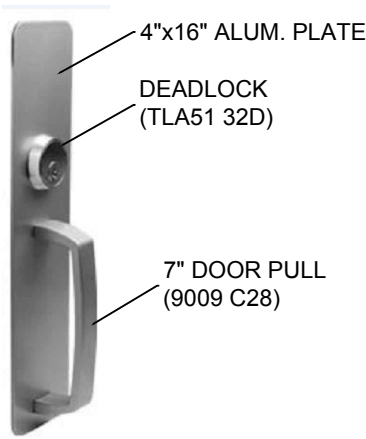



B

LOCKSET ASSEMBLY

DEADLOCK - DOREX TLA SERIES
MODEL TLA 51 - SINGLE CYLINDER DEADLOCK
WITH INTERIOR THUMBTURN
FINISH: C32D (STAINLESS STEEL)

KEYWAY: STANDARD SCLAGE "C"; SOLID BRASS,
REINFORCED WITH HARDENED STEEL SECURITY
ROLLER; CONFORMS TO ANSI A156.6 GRADE 2; 3
HOUR cUL FIRE RATING.

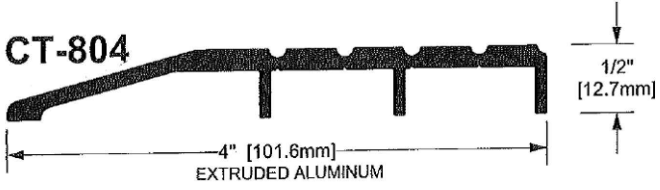




D

THRESHOLD

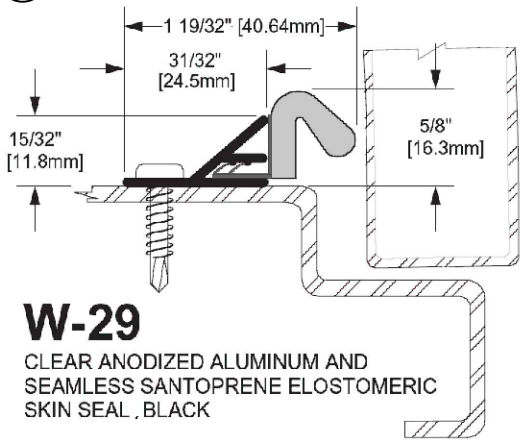
CT-804



EXTRUDED ALUMINUM

E

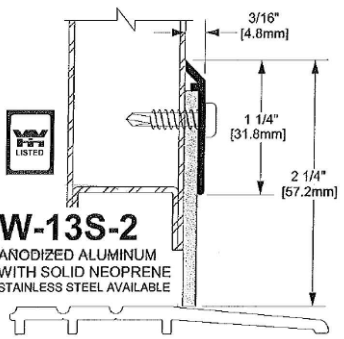
WEATHERSTRIPPING



W-29
CLEAR ANODIZED ALUMINUM AND
SEAMLESS SANTOPRENE ELOSTOMERIC
SKIN SEAL , BLACK

F

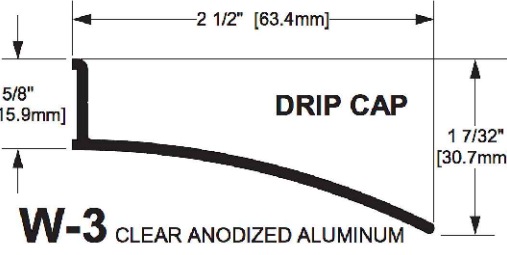
SWEEP



W-13S-2
ANODIZED ALUMINUM
WITH SOLID NEOPRENE
STAINLESS STEEL AVAILABLE

G

DRIP CAP



W-3 CLEAR ANODIZED ALUMINUM

H

BARREL BOLT

8" ZINC PLATED HEAVY DUTY
#SP108582



STANLEY

REV.	DESCRIPTION	ENG.	DATE
0	ISSUED FOR APPROVAL	SS	FEB 14 2018

PRODUCTION NOTES

SPECIAL REQUIREMENTS

SPECIFICATION				
CONCRETE	CURING	MIX	AIR ENT.	CEMENT TYPE
	MIN DESIGN STRENGTH		MIN STRIPPING STRENGTH	
REBAR	YIELD	PRIMARY COVER	2ND COVER	
WWF	YIELD	COVER		
STEEL	YIELD			
STRUCTURAL STEEL	YIELD			
CONCRETE VOLUME		SCALE & UNIT	N.T.S. / mm OR UNLESS SPEC.	
WEIGHT				

TITLE

DOOR HARDWARE

PROJECT INFORMATION		
JOB NO.	3648F	CONTRACT NO. PM
CUSTOMER		
PROJECT	3600 X 4800 X 2439 ID (FLAT)	

DESIGNER INFORMATION	
BY	ENGINEER STAMPS
TITLE	
REF ID	
REV	DATE
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1	
2	
ENGINEER	
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SHEET	D-2
REV	

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FINISHES

EXTERIOR: PLEASE SPECIFY



SIMULATED OLD
ASHLAR STONE



SIMULATED 8x3
SMOOTH BRICK



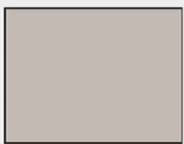
EXPOSED AGGREGATE

INTERIOR: SMOOTH CONCRETE

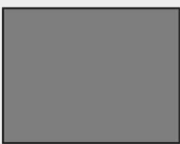


PAINT COLOURS

SAMPLE STOCK COLOURS



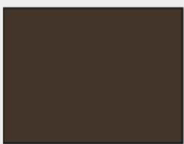
SPECIAL GREY



ANSI GREY



RELIABLE TAN



MAPLE BROWN



SPICED CIDER



COLONIAL WHITE



FOREST GREEN



CONSUMER BLUE



AUTUMN RIDGE RED

DOOR & FRAMES: PLEASE SPECIFY

EXTERIOR WALLS: ONLY AVAILABLE WITH SMOOTH
BRICK TEXTURE

INTERIOR WALLS: NOT PAINTED

FLOOR: NOT PAINTED

ROOF: NOT PAINTED

FLOOR & ROOF EDGE: SW H&C STAIN - SPECIAL GREY

REV.	DESCRIPTION	ENG.	DATE
0	ISSUED FOR APPROVAL	SS	FEB 14 2018

PRODUCTION NOTES

SPECIAL REQUIREMENTS

SPECIFICATION				
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WEIGHT				

TITLE
FINISHES

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PROJECT 3600 X 4800 X 2439 ID (FLAT)		

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