

## **FACTORY BUILT STRUCTURES LISTING PROGRAM**

Customer: Northplex Ltd.  
Class: Modular Homes  
Location: Barrhead, Alberta  
Website: [www.northplex.ca](http://www.northplex.ca)

Listing No. REC654-1  
Project No. REC654-1, Edition 3  
Effective Date: October 5, 2018  
Last Revised Date: October 5, 2018  
Expires: N/A

- Standards:
- CSA A277 “Procedure for Certification of Prefabricated Buildings, Modules, and Panels”
  - CSA C22.1 “Canadian Electrical Safety Code, Part 1, Safety Standard for Electrical Installations”
  - Alberta Building Code (Part 9)
  - National Building Code (Part 9)
  - National Plumbing Code
  - CSA B-149.1 “Natural Gas and Propane Installation Code”

Product: Modular Homes

Markings: All markings must be permanent and visible after installation.

The QAI label (item 1067, black with gold, 3-1/2” diameter) is normally located in close proximity to the electrical panel and includes:

- Certification label serial number
- QAI certification logo with the “C” Identifier
- “Modular Homes”

QAI logo shown here:



The specification nameplate (item 1068, white with black lettering, 8-1/2" x 14") is located in close proximity to the electrical panel and includes:

- Manufacturer's Name and Address
- Date of Manufacture
- Model Serial Number or Product Code
- Foundation Type (Perimeter Foundation Wall or Piers)
- Floor live Load
- Specified Snow Load (1/50)
- Seismic Response  $S_a$  (0.2)
- Hourly Wind Pressure (1/50)
- Envelope Effective Thermal Resistance
- Windows/Doors/Skylights Thermal Characteristics
- Outside Design Temperature (Heat Loss or Heat Gain)
- Factory Installed Appliances
- Site Installed Components, Assemblies, and Systems
- Electrical Systems Voltage, Frequency, and Amperage

Models / Ratings: The scope of modular homes covered in this listing include:

**Buildings:**

Single or multiple family dwellings comprised of single or multiple modules with a building area not exceeding 600m<sup>2</sup>, up to a maximum of 3-storeys in building height.

Buildings included in this listing are classified under one major occupancy (*Group C – Residential*) and include engineered basements, designed and constructed as per the requirements of the local Authority Having Jurisdiction.

Multi-residential dwelling units covered under this scope are constructed with fire and sound separations in between dwelling units.

This listing does not include hotels, motels, and buildings with multiple major occupancies. For a full list of structures covered under Group C occupancy please refer to Appendix A, Division B of the provincial or National Building Code of Canada.

**Structural:**

Conventional Wood Frame Construction within the limitations of Part 9.

**Electrical Ratings:**

120/240V, 60Hz, 200A Max.



**Heating/Ventilation:**

Modules may be equipped with central forced-air gas furnaces. Units may be electric, natural gas, or propane fired. Modular homes may be equipped with air conditioning.

**Plumbing:**

Conventional drainage and venting systems to a maximum of 240 hydraulic fixture units.

**Gas:** Modules may be equipped with natural gas equipment and appliances.

Notes: Modular Homes included in this listing are manufactured at a central facility and transported to the site. These modular homes, when completely assembled on site, are equipped with normal facilities for connection to municipal water, sewage, and electrical services. QAI certification covers the construction of the homes and any factory installed plumbing and electrical services, and is intended to obviate the necessity of further inspection by the local regulatory authorities except for site connections to services or to other modules and for site mounting features.

The materials, products or systems listed herein have been qualified to bear the QAI Listing Mark under the conditions stated with each Listing. Only those products bearing the QAI Listing Mark are considered to be listed by QAI. No warrantee is expressed or implied, and no guarantee is provided that any jurisdictional authority will accept the Listing found herein. The appropriate authorities should be contacted regarding the acceptability of any given Listing. Visit the QAI Online Listing Directory located at [www.qai.org](http://www.qai.org) for the most up to date version of this Listing and to validate that this QAI Listing is active. Questions regarding this listing may be directed to [info@qai.org](mailto:info@qai.org). Please include the listing number in the request.

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