

DENISON CHILD CARE CENTRE - 219031

900 MULOCK DRIVE / 605 FERNBANK ROAD, NEWMARKET, ONTARIO



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ARCHITECTURAL	
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APPLICATION NUMBER:

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NOTES:
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NO.	REVISIONS	DATE	BY

NO.	DESCRIPTION	DATE	BY
9.	ISSUED FOR TENDER	2021.02.16	DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04	DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28	DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28	DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG
No.	Description	YYYY.MM.DD	By

NORTH: STAMP:

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219031 - DENISON DAYCARE CENTRE

COVER PAGE
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OBC MATRIX

Firm Name: 4 Architecture Inc. Certificate of Practice Number: 4065
 Address: 8866 Woodbine Ave., Suite 300, Markham, Ontario L3R 9J7
 905.737.5133 / fax 905.737.7326

Name of Project: DENISON CHILD CARE CENTRE
 Project Location: 900 MULOCK DRIVE / 605 FERNBANK ROAD, NEWMARKET, ONTARIO

Item	Ontario Building Code Matrix	OBC Reference			
1	Project Description <input type="checkbox"/> New <input type="checkbox"/> Addition <input type="checkbox"/> Change of Use <input type="checkbox"/> Alteration	1.1.2.(A)			
2	Major Occupancy GROUP A, DIVISION 2	3.1.2.1 (1)			
3	Building Area(m ²) Existing _____ New 530.2 Total 530.2	1.4.1.2.(A)			
4	Gross Floor Area(m ²) Existing _____ New 500.7 Total 500.7	1.4.1.2.(A)			
5	No. of Storeys Above Grade_1 Below Grade_0	1.4.1.2.(A)			
6	Height of Building (m) 6.2 m	1.4.1.2.(A)			
7	No. of Streets/Access Routes TWO	3.2.2.0 - 8.3			
8	Building Classification GROUP A - ASSEMBLY	3.2.2.20 - 8.3			
9	Sprinkler System Proposed <input type="checkbox"/> entire building <input type="checkbox"/> basement only <input type="checkbox"/> in lieu of roof rating <input type="checkbox"/> not required	3.2.2.23			
10	Standpipe required <input type="checkbox"/> yes <input checked="" type="checkbox"/> no	3.2.9			
11	Fire Alarm required <input checked="" type="checkbox"/> yes <input type="checkbox"/> no	3.2.4			
12	Water Service/Supply is Adequate <input checked="" type="checkbox"/> yes <input type="checkbox"/> no	3.2.5.7			
13	High Building <input checked="" type="checkbox"/> yes <input type="checkbox"/> no	3.2.6			
14	Construction <input type="checkbox"/> Combustible <input type="checkbox"/> Non-combustible or <input checked="" type="checkbox"/> Both	3.2.2.28			
15	Mezzanine(s) Area m ² N/A	3.2.1.1.(3)-(8)			
16	Total Occupancy Load 85 persons per bldg. Based on 1 m ² /person	3.1.1.7.(c)(1)			
17	Barrier-Free Design <input checked="" type="checkbox"/> yes <input type="checkbox"/> no Group A	3.8			
18	Hazardous Substances <input type="checkbox"/> yes <input checked="" type="checkbox"/> no	3.1.28.3.1.19			
19	Required Fire Resistance (FRR) FLOOR 1 - 1 HOURS ROOF 0 HOURS MEZZANINE N/A HOURS FRR of Supporting Members N/A HOURS	Listed Design No. or Description (SB-2) 3.2.2.20 - 8.3 3.2.1.4 3.2.2.17			
20	Spatial Separation-Construction of Exterior Walls: Group A (ASSEMBLY)	3.2.3.1 T 3.2.3.1.D.			
	Wall	FRR (HRS)	Combust. Control Required	Combust. Cladding Required	
	North	100%	NO	NO	
	South	100%	NO	NO	
	East 01	100%	NO	NO	
	East 02	100%	NO	NO	
	West	100%	NO	NO	
21	Plumbing Fixture Requirement:	OBC Reference Part 3 Part 9 Part 11			
	Occupancy	Occupant Load	OBC Table Number	Min. Fixtures	No. of Fixtures Provided
	Group A	73	3.7.4.3.1	6	8
		12	3.7.4.3.A	2	2

LEGEND

- ENGINEERED FILL LOTS
- STREET TREE
- RETAINING WALL
- CATCH BASIN
- TOILET (SINGLE TOILET & SINK CONNECTION)
- SANITARY MANHOLE
- STORM MANHOLE
- VALVE & CHAMBER
- VALVE & BOX
- FIRE HYDRANT
- WATER SERVICE
- HYDRO SERVICE
- SHEET ORANGE
- STREET LIGHT PEDESTAL
- STREET LIGHT
- TRAFFIC SIGNAL POWER PEDESTAL
- BELL PEDESTAL
- CABLE PEDESTAL
- HYDRO POLE
- HYDRO POLE GUY
- STREET SIGN
- FIRE ROUTE SIGN
- COMMUNITY WALKBOX
- EXTERIOR DOOR LOCATION
- EXTERIOR DOOR LOCATION - GRASS FINISHES
- SUMP PUMP AND SURFACE DISCHARGE LOCATION
- TRANSFORMER
- PAVEMENTED MOTOR
- HYDRO METER LOCATION
- PROPOSED GAS METER LOCATION (TO BE CONFIRMED BY EMPLOYEE)
- SEWER (MANHOLE)
- ACCESSIBLE PARKING
- EXISTING GRADES
- +100.10 PROPOSED GRADES
- SMALL DIRECTION
- ENHANCED/SEMI-MARKED SLOPE
- FINISHED FLOOR
- TOP OF FOUNDATION WALL
- UNDERSIDE OF FLOOR
- E.O.B. EXTENT OF FLOOR ABOVE
- SUMP PUMP (TO BE DETERMINED AT GRADE)
- RAIN WATER LEADER - RECHARGE AT GRADE (REFER TO SITE & SERVICES DRAWINGS)
- RAIN WATER LEADER - CONNECTED TO STORM SYSTEM (REFER TO SITE & SERVICES DRAWINGS)

REVISIONS

NO.	DESCRIPTION	DATE	BY
10	ISSUED FOR SPA AND PERMIT REVISION	2021.06.14	DS
9	ISSUED FOR TENDER	2021.02.18	DS
8	ISSUED FOR MINISTRY	2021.01.28	DS
7	ISSUED FOR PERMIT REVISION	2020.11.19	DS
6	ISSUED FOR TENDER - PERMIT AMENDMENT	2020.10.28	DS
5	ISSUED FOR BUILDING PERMIT	2020.06.24	DS
4	ISSUED FOR SPA SUBMISSION 002	2020.06.09	DS
3	ISSUED FOR PRELIMINARY TENDER	2020.02.27	DS
2	ISSUED FOR SPA SUBMISSION COORDINATION	2020.05.22	DS
1	ISSUED FOR SPA SUBMISSION 001	2020.02.28	DS

SUBMITTALS

NO.	DESCRIPTION	DATE	BY
10	ISSUED FOR SPA AND PERMIT REVISION	2021.06.14	DS
9	ISSUED FOR TENDER	2021.02.18	DS
8	ISSUED FOR MINISTRY	2021.01.28	DS
7	ISSUED FOR PERMIT REVISION	2020.11.19	DS
6	ISSUED FOR TENDER - PERMIT AMENDMENT	2020.10.28	DS
5	ISSUED FOR BUILDING PERMIT	2020.06.24	DS
4	ISSUED FOR SPA SUBMISSION 002	2020.06.09	DS
3	ISSUED FOR PRELIMINARY TENDER	2020.02.27	DS
2	ISSUED FOR SPA SUBMISSION COORDINATION	2020.05.22	DS
1	ISSUED FOR SPA SUBMISSION 001	2020.02.28	DS

BARRIER-FREE PARKING

- AUTHORIZED SIGNS WILL BE PLACED IN THE CENTRE OF THE REAR PORTION OF EACH PARKING SPACE IN THE DISABLED PARKING AREA.
- WHERE THE DESIGNATED SPACES ABUT THE FACE OF A BUILDING, DISABLED PARKING SIGNS MAY BE AFFIXED TO THE FACE OF THE BUILDING AT A MINIMUM HEIGHT OF SIX (6) AND ONE HALF (6 1/2) FEET, AND A MAXIMUM HEIGHT OF NINE (9) FEET. WHERE THE DESIGNATED SPACES ABUT A SIDEWALK OR LANDSCAPED AREA, DISABLED PARKING SIGNS WILL BE ERECTED ON PERMANENT POSTS AT A MINIMUM HEIGHT OF SIX AND ONE HALF (6 1/2) FEET AND A MAXIMUM HEIGHT OF NINE (9) FEET. BY-LAW NO. 1993-62

SNOW STORAGE

IN THE CASE OF HEAVY SNOW FALLS, OVER CAPACITY OF THE SNOW STORAGE SPACE PROVIDED AND AVAILABLE ON THE PROPERTY MAY MAKE IT NECESSARY TO TRUCK SNOW OFF THE SITE AT THE SOLE COST OF THE OWNER.

FIRE ROUTE

ENSURE ROAD IS CONSTRUCTED TO SUPPORT EXPECTED LOAD IMPOSED BY FIRE TRUCKS.
 THE FIRE ROUTE CAN ONLY BE ASPHALT OR CONCRETE.

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KEY PLAN

SITE STATISTICS

PART OF BLOCK 38, PLAN 65M1022
 TOWN OF NEWMARKET ZONING BY-LAW 2010-40 / ZONING: O-1

LOT AREA	8,608 m ²	92,656 ft ²
GROSS FLOOR AREA	499.85 m ²	5,380 ft ²
FLOOR SPACE INDEX	0.05	
BUILDING COVERAGE		
- PROPOSED BUILDING	525.88 m ² (6.1%)	5,661 ft ²
- EXISTING BUILDINGS	18.24 m ²	196 ft ²
- GARBAGE STORAGE	18.24 m ²	196 ft ²
TOTAL	552.36 m ²	5,953 ft ²
PAVED AREA	649.13 m ²	6,987 ft ²
LANDSCAPED AREA	7,065.8 m ² (82%)	76,067 ft ²

ZONE STANDARD	REQUIRED	PROPOSED
MIN. SETBACK FROM FRONT LOT LINE	9.0 m	18.10 m
MIN. SETBACK FROM SIDE LOT LINE	9.0 m	10.0 m
MIN. SETBACK FROM REAR LOT LINE	9.0 m	39.72 m
MIN. LOT COVERAGE	20%	6.1%
MAX. HEIGHT	2 STOREYS	6.2m

REGULAR PARKING	REQUIRED	PROPOSED
2 SPACES PER CLASSROOM + 1 SPACE FOR EVERY 4 CHILDREN	33	34

ACCESSIBLE PARKING	REQUIRED	PROPOSED
26 TO 50	TYPE A (VAN): 1	1
	TYPE B: 1	1
TOTAL	33	34

NUMBER OF CLASSROOMS	4
NUMBER OF CHILDREN	73
NUMBER OF STAFFS	12

ONTARIO ASSOCIATION OF ARCHITECTS

ALBERT SHU LICENCE 7765

4 ARCHITECTURE INC.

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DENISON CHILD CARE CENTRE

219031
 900 MULOCK DRIVE / 605 FERNBANK ROAD, NEWMARKET, ONTARIO

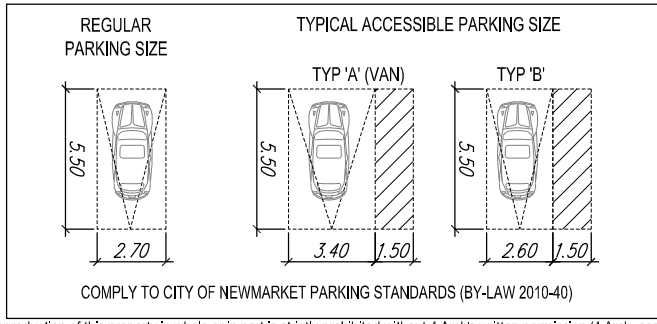
SITE PLAN

2021.05.14
 1:300 Scale
 PS
 DG

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219031 SITE PLAN.dwg

OWNER: DENISON CHILD CARE CENTRE
 900 MULOCK DRIVE / 605 FERNBANK ROAD,
 NEWMARKET, ONTARIO



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GENERAL NOTES: DO NOT SCALE DRAWINGS TO OBTAIN DIMENSIONAL INFORMATION

PRIOR TO TENDER: ALL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH ALL CONTRACT DOCUMENTS AND SHALL VISIT THE SITE AS REQUIRED TO ENSURE THAT THE EXTENT OF THE WORK IS UNDERSTOOD. THERE WILL BE NO EXTRAS ALLOWED DUE TO CONTRACTORS MISUNDERSTANDING THE EXTEND OF THE WORK.

NOTE: TYPICAL DETAILS AND SCHEDULES APPLY TO ALL ARCHITECTURAL WORK UNLESS OTHERWISE NOTED, FOR CONDITIONS NOT SPECIFICALLY SHOWN, PROVIDE DETAILS OF A SIMILAR NATURE. VERIFY APPLICABILITY BY SUBMITTING SHOP DRAWINGS FOR REVIEW.

AT ALL TIMES THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE CONDITIONS OF THE JOB SITE INCLUDING SAFETY OF PERSONS AND PROPERTY. THE ARCHITECT'S OR ENGINEER'S PRESENCE OR REVIEW OF THE CONTRACTOR'S MEANS OR METHODS OF CONSTRUCTION, SHORING, BEARING AND PROTECTION OF EXISTING AND ADJACENT STRUCTURES DURING CONSTRUCTION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. PROTECT AND MAINTAIN THE INTEGRITY OF ADJACENT STREETS, BUILDINGS AND STRUCTURES.

ALL EXISTING DIMENSION AND LOCATIONS OF EXISTING STRUCTURES SHOWN ON THE DRAWINGS SHALL BE VERIFIED BY FIELD MEASUREMENTS. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO COMMENCEMENT OF ANY WORK. DRAWINGS HAVE BEEN PREPARED BASED ON AVAILABLE KNOWLEDGE OF EXISTING CONDITIONS. IF, DURING DEMOLITION, EXCAVATION OR CONSTRUCTION, ACTUAL CONDITIONS ARE DISCOVERED WHICH DIFFER FROM THOSE INDICATED ON DRAWINGS, ARCHITECT SHALL BE NOTIFIED PRIOR TO COMMENCEMENT OF ANY WORK.

REFER TO ARCHITECTURAL DRAWINGS FOR THE FOLLOWING:

- SIZE AND LOCATION OF DOOR AND WINDOW OPENINGS
- SIZE AND LOCATION OF INTERIOR AND EXTERIOR NON-BEARING PARTITIONS
- SIZE AND LOCATION OF CONCRETE CURBS, FLOOR DRAINS, SLOPES, DEPRESSED AREAS, CHANGES IN LEVEL, CHAMFERS, GROVES, INSERTS, ETC.
- STAR FRAMING AND DETAILS
- DIMENSIONS NOT SHOWN ON THE STRUCTURAL DRAWINGS.
- CEILING ASSEMBLIES
- EXTERIOR WALL ASSEMBLIES
- WATERDAMP/PROFFING AND FIRE PROOFING DETAILS AND REQUIREMENTS.

REFER TO MECHANICAL, PLUMBING, AND ELECTRICAL DRAWINGS FOR THE FOLLOWING:

- PIPES, SLEEVES, HANGERS, TRENCHES, WALL FLOOR AND ROOF OPENINGS
- DUCT PENETRATIONS ETC., EXCEPT AS SHOWN OR NOTED
- ELECTRICAL CONDUIT RUNS, BOXES, OUTLETS IN WALLS OR SLABS
- CONCRETE INSERTS FOR ELECTRICAL, MECHANICAL OR PLUMBING FITURES
- SIZE AND LOCATION OF MACHINE OR EQUIPMENT BASES, ANCHOR BOLTS FOR MOUNTS

CONSTRUCTION MATERIALS SHALL BE SPREAD OUT WHEN PLACED ON FRAMED FLOORS OR ROOFS. THE CONSTRUCTION MATERIAL LOADS SHALL NOT EXCEED THE DESIGN LIVE LOAD PER SQUARE METER (REFER TO STRUCTURAL DRAWINGS). PROVIDE ADEQUATE SHORING AND/OR BRACING WHERE STRUCTURE HAS NOT ATTAINED DESIGN STRENGTH.

DESIGN STANDARDS:

ARCHITECTURAL DESIGN IS IN ACCORDANCE WITH ONTARIO BUILDING CODE 2012 INCLUDING AMENDMENTS.

- ALL REINFORCED CONCRETE DESIGN TO CSA-A23.3-04 (R2010)
- ALL MASONRY DESIGN TO CSA-S304, 1-04 (R2010)
- ALL STEEL DESIGN TO CANCSA-S16-09
- ALL WOOD DESIGN TO CANCSA-098-09

ALL WORKS SHALL CONFORM TO THE MINIMUM STANDARDS OF THE FOLLOWING CODES AND REGULATIONS:

THE 2012 EDITION OF THE ONTARIO BUILDING CODE (OBC), INCLUDING AMENDMENTS AND OTHER REGULATED AGENCIES WHICH HAVE AUTHORITY OVER ANY PORTION OF THE WORK, AND THOSE CODES AND STANDARDS LISTED IN THESE NOTES AND THE PROJECT SPECIFICATIONS.

ALL WORKS SHALL BE IN ACCORDANCE WITH THE FOLLOWING STANDARDS:

- REINFORCED CONCRETE: CSA-A23.3-09
- CONCRETE MATERIALS: CANCSA-A23.1-09
- MASONRY: CSA-S304-1-04
- STRUCTURAL STEEL: CANCSA-S16-09
- COLD FORMED STEEL: CANCSA-S136-07

THE STRUCTURE HAS BEEN DESIGNED ACCORDING TO THE ONTARIO BUILDING CODE. CONSTRUCTION PRACTICE SHALL BE ACCORDING TO THE SAME.

THE CONTRACTOR SHALL VISIT THE SITE AND BECOME FAMILIAR WITH ALL CHARACTERISTICS AFFECTING NEW CONSTRUCTION.

ALL DIMENSIONS ARE TO BE SITE CHECKED AND CO-ORDINATED. DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT PRIOR TO CONSTRUCTION.

NO ALLOWANCE WILL BE MADE FOR DIFFICULTIES ENCOUNTERED OR EXPENSES INCURRED FROM CONDITIONS CONSIDERED KNOWN AT THE TIME OF TENDER.

THE CONTRACTOR IS TO COMPLY WITH THE ONTARIO BUILDING CODE, THE CANADIAN CONSTRUCTION SAFETY CODE AND ALL REGULATIONS AS SET OUT BY LOCAL AUTHORITIES HAVING JURISDICTION.

THE CONTRACTOR IS TO READ THE STRUCTURAL DRAWINGS IN CONJUNCTION WITH THE ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS. ANY DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT AND OTHER CONSULTANTS PRIOR TO PROCEEDING WITH ANY WORK.

SUBSTITUTIONS FROM THE SPECIFIED PRODUCTS AND MATERIAL MUST BE APPROVED BY THE ARCHITECT PRIOR TO THE ORDERING OF MATERIALS.

THE CONTRACTOR SHALL REIMBURSE ALL THE CONSULTANTS FOR ADDITIONAL COSTS INCURRED AS A RESULT OF REVIEWING ANY CHANGES MADE TO THE CONTRACT DOCUMENTS.

AN INDEPENDENT INSPECTION AND TESTING COMPANY IS TO BE ENGAGED BY THE CLIENT TO ENSURE THAT ALL WORK IS IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS.

IT IS THE CONTRACTORS RESPONSIBILITY TO NOTIFY THE ARCHITECT / ENGINEER IN ORDER TO ARRANGE INSPECTIONS TO ASCERTAIN GENERAL CONFORMANCE WITH THE DESIGN CONCEPT.

ALL DRAWINGS TO BE READ IN CONJUNCTION WITH PROJECT SPECIFICATIONS, AS WELL AS ALL CONSULTANT DRAWINGS INCLUDING MECHANICAL, ELECTRICAL, STRUCTURAL, CIVIL, SPRINKLER, INTERIOR DESIGN, LANDSCAPE DRAWINGS. REPORT ANY DISCREPANCIES TO THE ARCHITECT AND OTHER CONSULTANTS PRIOR TO COMMENCEMENT OF WORK.

ALL EXTERIOR STEEL TO BE GALVANIZED PRIMED AND PAINT AS REQUIRED PER ARCHITECTURAL DRAWINGS (REFER FINISH SCHEDULE WHERE APPLICABLE).

ALL FASTENERS, STUDS, FURRING AND Z-GIRTS ETC. SHALL BE GALVANIZED IN THE EXTERIOR WALL CONSTRUCTION.

SUBSTITUTE DENS-SHIELD TILE GUARD IN LIEU OF GYPSUM BOARD (WITH THICKNESS TO MATCH) WHERE WALL OR CEILING TILES ARE APPLIED. AT THE FIRE RATED WALL ASSEMBLIES USE DENS SHIELD FIREGUARD TYPE X TO MAINTAIN REQUIRED FIRE RATING. DENS SHIELD TILE GUARD TO ACT AS A SUBSTRATE FOR TILE BED. REFER TO ROOM FINISH SCHEDULE (WHERE PROVIDED) FOR TILE LOCATIONS AND SPECIFICATIONS FOR TILE TYPES.

WHERE REQUIRED, PROVIDE CONTINUOUS FIRE STOPPING AT ALL FLOOR LEVELS WHERE THE AIR SPACE IS GREATER THAN 25mm (1") (TYPICAL). IF FIRESTOPPING IS NOT REQUIRED, FILL VOIDS WITH SPRAY FOAM EXPANDING INSULATION.

WHERE REQUIRED, THE CONTRACTOR TO COORDINATE THE EXTENT AND LOCATIONS OF ALL FIRE SEPARATIONS PRIOR TO COMMENCING ANY WORK.

ALL FIRE RATINGS SHALL BE CONTINUOUS AND MAINTAINED AT ALL PENETRATIONS.

SEAL ALL FIRE RATED PARTITIONS TO FLOOR SLAB AND UNDERSIDE OF STRUCTURE ABOVE WITH FIRE STOP AND FIRE PROOF SEALANT.

ALL MATERIALS TO BE STORED IN A SAFE AND SECURE MANNER AS TO NOT DETERIORATE FROM THEIR ORIGINAL CONDITION.

CONTINUOUSLY CAULK AND SEAL ALL PERIMETER AREAS OF SUSPENDED AND DROP CEILINGS, UNLESS OTHERWISE NOTED BY THE MANUFACTURER.

ALL INTERIOR PAINT TO BE OF THE LOW V.O.C. VARIETY. BOOMERANG PAINT OR EQUAL.

QUALITY ASSURANCE AND SPECIAL INSPECTIONS

OWNER WILL ENGAGE AN INDEPENDENT TESTING AGENCY TO PERFORM THE FOLLOWING INSPECTION AND TESTING IN ACCORDANCE WITH THE REQUIREMENTS OF OBC (LATEST EDITION, INCLUDING ALL AMENDMENTS). IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE ADEQUATE PRIOR NOTICE FOR COMPLETION OF SUCH.

SPECIAL INSPECTIONS SHALL BE REQUIRED FOR THE FOLLOWING TYPES OF WORK:

- CONCRETE WORK WITH STRENGTHS GREATER THAN 2500 PSI.
- PRIOR TO PLACING CONCRETE FOR FOUNDATIONS, FOR SOIL AT FOUNDING ELEVATION AND FOR BEARING VALUE
- STRENGTH TESTS FOR CONCRETE FOR FOOTINGS, WALLS, SLABS, ETC. AS REQUIRED BY THE ONTARIO BUILDING CODE.
- FIELD WELDING (EXCEPT STEEL STUDS), FURRING CHANNELS, ETC)
- MASONRY WORK
 - HIGH STRENGTH BOLTING
 - REBAR OR BOLTS ANCHORED BY EPOXIES OR GROUTS.
 - MECHANICAL REINFORCING BAR SPLICES.
 - ANCHOR STUDS
 - EMBEDDED PLATES AND EXPANSION TYPE ANCHOR BOLTS
- STRUCTURAL STEEL, INCLUDING WELDING, BOLT TENSIONS, ALIGNMENT, PLUMB, ETC.

TEN (10) PERCENT OF DRILLED - IN EPOXY OR GROUT SET ANCHORS SHALL BE PROOF TESTED TO TWO (2) TIMES ALLOWABLE TENSION, NOTIFY ARCHITECT / STRUCTURAL ENGINEER OF ANY FAILURE SO ADDITIONAL TESTING OF ADJACENT ANCHORS CAN BE DIRECTED.

QUALITY ASSURANCE PLAN SHALL BE PROVIDED IN ACCORDANCE WITH ONTARIO BUILDING CODE - LATEST EDITION, INCLUDING AMENDMENTS.

COPIES OF TEST REPORTS ARE TO BE SUBMITTED TO THE ARCHITECT, ENGINEER, MUNICIPALITY AND OWNER.

SHOP DRAWINGS

THE GENERAL CONTRACTOR IS RESPONSIBLE FOR THE SUBMITTAL OF THE REQUIRED SHOP DRAWINGS FOR THIS PROJECT. THE GENERAL CONTRACTOR SHALL SUBMIT A SHOP DRAWING SCHEDULE TO ALLOW FOR TIMELY REVIEW OF ALL SHOP DRAWINGS BY THE ARCHITECT AND ENGINEER. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO NOTIFY THE ARCHITECT AND ENGINEER OF THE PENDING ARRIVAL OF SHOP DRAWINGS TO BE REVIEWED, AT LEAST TWO BUSINESS DAYS IN ADVANCE OF THEIR ARRIVAL FOR THE TIMELY REVIEW AND APPROVAL.

ALL SHOP DRAWINGS SUBMITTED TO THE ARCHITECT AND ENGINEER FOR THEIR REVIEW, MUST FIRST BE REVIEWED BY THE GENERAL CONTRACTOR. SHOP DRAWINGS WILL NOT BE REVIEWED BY THE ARCHITECT AND/OR ENGINEER IF THEY ARE NOT CHECKED AND APPROVED BY THE GENERAL CONTRACTOR PRIOR TO RECEIPT.

WHERE NOTED IN THE ABOVE, SHOP DRAWINGS SUBMITTED SHALL BEAR THE SEAL AND SIGNATURE OF A LICENSED PROFESSIONAL ARCHITECT AND ENGINEER, REGISTERED IN ONTARIO.

ALL SHOP DRAWINGS SUBMISSIONS SHALL BE REVIEWED BY THE ARCHITECT AND ENGINEER, SOLELY FOR THEIR CONFORMANCE WITH THE DESIGN INTENT AND THE CONSTRUCTION DOCUMENTS.

THE ARCHITECT AND ENGINEER ARE NOT RESPONSIBLE FOR ANY ASPECTS OF A SHOP DRAWING SUBMISSION THAT AFFECT OR ARE AFFECTED BY THE MEANS, METHODS, TECHNIQUES, SEQUENCES OF OPERATIONS OF CONSTRUCTION, SAFETY PRECAUTIONS AND PROGRAMMES INCIDENTAL THERETO.

ALL SHOP DRAWING SUBMITTALS SHALL INCLUDE ONE SET/PA PLUS TWO PRINTS (ONE FOR ARCH. AND ENG.) FOR APPROVAL BY THE ARCHITECT AND ENGINEER. ONLY THESE REQUESTED DRAWINGS WILL BE REVIEWED, FOR ENVIRONMENTAL REASONS.

REPRODUCTIONS OF THE CONTRACT DOCUMENTS, IN WHOLE OR IN PART, FOR THE PURPOSE OF PREPARATION OF SHOP DRAWINGS IS NOT ACCEPTABLE.

FOUNDATIONS (REFER TO STRUCTURAL DRAWINGS):

ALL CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF THE ONTARIO BUILDING CODE, INCLUDING LATEST AMENDMENTS.

CONTRACTOR SHALL PROVIDE FOR PROPER DEWATERING OR EXCAVATIONS FROM SURFACE WATER, GROUND WATER, SEEPAGE, ETC.

CONTRACTOR SHALL PROVIDE FOR THE DESIGN AND INSTALLATION OF CRIBBING, SHEATHING AND SHORING REQUIRED TO SAFELY AND ADEQUATELY RETAIN THE EARTH BANKS AND ANY EXISTING STRUCTURE.

EXCAVATIONS FOR FOOTINGS SHALL BE APPROVED BY A GEOTECHNICAL ENGINEER PRIOR TO PLACING THE CONCRETE AND REINFORCING. THE CONTRACTOR SHALL NOTIFY THE GEOTECHNICAL ENGINEER WHEN THE EXCAVATIONS ARE READY FOR INSPECTION. THE GEOTECHNICAL ENGINEER SHALL SUBMIT A LETTER OF COMPLIANCE TO THE OWNER, STRUCTURAL ENGINEER AND ARCHITECT.

ALL EXCAVATIONS SHALL BE PROPERLY BACKFILLED. DO NOT PLACE BACKFILL BEHIND RETAINING WALLS BEFORE CONCRETE OR MASONRY HAS ATTAINED FULL DESIGN STRENGTH. CONTRACTOR SHALL BRACE / PROTECT ALL BUILDING, STRUCTURE AND PIT WALLS BELOW GRADE FROM LATERAL LOADS UNTIL ATTACHING FLOORS / BRACINGS ARE COMPLETELY IN PLACE AND HAVE ATTAINED FULL DESIGN STRENGTH. CONTRACTOR SHALL PROVIDE FOR DESIGN, PERMITS AND INSTALLATIONS OF SUCH BRACING AND PROTECTION.

EXCAVATIONS TO DEPTH OF MORE THEN 4'-0" (1220mm), BELOW GRADE ARE TO BE CUT BACK AT A SLOPE OF 1:1, OR ALTERNATIVELY, SUPPORTED USING ADEQUATELY BRACED SHEATHING.

ALL RELEVANT DIMENSIONS TO BE SITE MEASURED, CONTRACTOR IS RESPONSIBLE TO ENSURE PROPER FIT FOR ALL NEW WORK.

SUFFICIENT TEMPORARY BRACING SHALL BE PROVIDED TO KEEP THE BUILDING SAFELY PLUMB AND TRUE ALIGNMENT DURING ERECTION.

ALL FOOTINGS SHALL BE CARRIED DOWN TO SOUND NATURAL SOIL OR ON ENGINEER FILL. THE MAXIMUM ALLOWABLE SOIL PRESSURE AS SPECIFIED IN THE STRUCTURAL DRAWINGS - ARE USED FOR THE DESIGN OF SPREAD AND WALL FOOTINGS. THESE BEARING PRESSURES ARE BASED ON SOIL REPORT AS PROVIDED BY THE OWNER AND SHALL BE VERIFIED BY A QUALIFIED GEOTECHNICAL ENGINEER PRIOR TO PLACING CONCRETE IN FOOTINGS. SHOULD A BEARING CAPACITY LESS THAN SPECIFIED BE FOUND, CONTACT THE ENGINEER FOR REDESIGN OF FOUNDATIONS AS REQUIRED.

FOOTINGS SHALL BE PLACED AND ESTIMATED ACCORDING TO DEPTH SHOWN ON THE DRAWINGS, SOILS REPORT DATA AND AS INDICATED IN ONTARIO PROVINCIAL STANDARD DRAWING - FOUNDATION FROST PENETRATION DEPTHS FOR SOUTHERN / NORTHERN ONTARIO (MINISTRY OF TRANSPORT - OPSD3090/100 / OPSD3090/101) SHOULD SOIL ENCOUNTERED AT THESE DEPTHS NOT BE APPROVED BY THE GEOTECHNICAL ENGINEER. FOOTING ELEVATIONS OR FOOTING DESIGN WILL BE ALTERED BY CHANGE ORDER.

FOOTINGS BACKFILL AND QUALITY TRENCH BACKFILL WITHIN THE BUILDING PERIMETER SHALL BE MECHANICALLY COMPACTED IN LAYERS. TO THE APPROVAL OF GEOTECHNICAL ENGINEER. FLOODING WILL NOT BE PERMITTED.

ALL ABANDONED FOOTINGS, UTILITIES, ETC. THAT INTERFERE WITH THE NEW CONSTRUCTION SHALL BE REMOVED.

A REPRESENTATIVE OF THE SOILS INSPECTION COMPANY SHALL BE PRESENT ON SITE DURING THE DRILLING AND CONCRETING OF CAISSONS. PORPER LOGS ARE TO BE KEPT OF THE SOIL CONDITIONS ENCOUNTERED, INCLUDING BEARING PRESSURES, DATES, LENGTHS, CUT-OFF ELEVATIONS, CONCRETE DATA, ETC.

ALL EXTERIOR FOUNDATIONS SHALL EXTEND A MINIMUM OF 4'-0" (1220mm) BELOW FINISHED GRADE FOR FROST PROTECTION. STEPPED FOOTINGS WHERE REQUIRED TO MAINTAIN THIS CONDITION OR TO MEET ELEVATIONS OF ADJACENT FOOTINGS, STEPPED FOOTINGS SHALL BE 2 HORIZONTAL : 1 VERTICAL.

ALL EXPOSED CONCRETE SUBJECT TO FREEZE / THAW CYCLES SHALL BE MINIMUM 32MPa (4600psi) AT 28 DAYS WITH 5% TO 7% AIR ENTRAINMENT.

UNEXPOSED FOUNDATIONS MAY BE 20 MPa (3000 psi) AT 28 DAYS UNLESS NOTED OTHERWISE. (REFER TO STRUCTURAL DRAWINGS)

THE MAXIMUM ALLOWABLE SLUMP OF THE CONCRETE SHALL BE 75mm (3"). ALL EXPOSED AND STRUCTURAL CONCRETE IS TO BE VIBRATED DURING PLACEMENT. REINFORCING STEEL SHALL BE HARD GRADE DEFORMED BARS, GRADE 400 WITH 410MPa (60ksi) YIELD STRENGTH. ALL TO CSA G30.12M. ALL SPLICES IN REINFORCING STEEL ARE TO HAVE A MINIMUM LAP LENGTH OF AS SPECIFIED ON THE STRUCTURAL DRAWINGS.

CONCRETE COVER FOR REINFORCEMENT SHALL CONFORM TO CSA CAN3-A23.3 LATEST EDITION, CONCRETE COVER OF REINFORCEMENT STEEL IN CONCRETE SLABS, COMPOSITE CONCRETE SLABS, CONCRETE COLUMNS AND CONCRETE BEAMS SHALL COMPLY WITH ONTARIO BUILDING CODE COMPENDIUM VOL.2 (LATEST EDITION, INCLUDING AMENDMENTS) SUPPLEMENTARY STANDARD SB-2' FIRE PERFORMANCE RATINGS' SECTION 2. OR AS STIPULATED IN THE ASSIGNED.

FRAMED SLABS TO HAVE 25mm (1") COVER, FORMED SURFACES TO BE BACKFILLED WITH EARTH SHALL HAVE 50mm (2") COVER AND UNFORMED CONCRETE POURED DIRECTLY AGAINST THE EARTH SHALL HAVE 75mm (3") COVER.

ALL FOOTINGS ARE TO BE FOUNDED ON NATURAL UNDISTURBED SOIL CAPABLE OF SUSTAINING LOADS AS NOTED ON THE STRUCTURAL DRAWINGS.

EXCAVATIONS ARE TO BE INSPECTED BY A REGISTERED SOILS ENGINEER PRIOR TO POURING CONCRETE TO ENSURE THAT THE PRESCRIBED CAPACITY HAS BEEN MET.

THE LINE OF SLOPE ALONG STEPPED FOOTINGS SHALL NOT EXCEED A RISE OF 7 IN A RUN OF 10

THE MAXIMUM HEIGHT OF ANY SINGLE STEP SHALL BE 600mm (1'-11")

ALL FILL MATERIALS SHALL BE MECHANICALLY COMPACTED IN MAXIMUM LIFTS OF 200mm (8") TO 95% OF THE MODIFIED PROCTOR DENSITY.

ALL WALLS ARE TO BE BACKFILLED SIMULTANEOUSLY ON EITHER SIDE TO WITHIN 450mm (18").

ALL EXTERIOR FOOTINGS SHALL HAVE A MINIMUM FROST COVER OF 1200mm (4'-0") BELOW THE FINISHED FINAL GRADE.

STEPPED DOWN FOOTINGS (S.D.F.) SHOWN ON THE PLANS ARE FOR GENERAL GUIDANCE ONLY. IT IS THE CONTRACTORS RESPONSIBILITY TO COORDINATE UNDERSIDE OF FOOTING ELEVATIONS TO ASSURE THAT THE MINIMUM BEARING AND COVER REQUIREMENTS ARE MET.

THE FOUNDING SOIL FOR ALL FOOTINGS SHALL BE PROTECTED FROM SOFTENING AND/OR FREEZING. SOFTENED SOIL IS TO BE REMOVED PRIOR TO POURING CONCRETE.

PROVIDE 2-15M TRIMMER BARS ABOVE, BELOW AND AT ALL SIDES OF ALL OPENINGS IN CONCRETE FOUNDATION WALLS. EXTEND EACH REBAR A MINIMUM OF 150mm (6") BEYOND THE EDGE OF THE OPENING.

IN NO CASE SHALL HORIZONTAL CONTROL JOINTS BE ALLOWED IN ANY VERTICALLY SPANNING CONCRETE WALLS WITHOUT THE CONSENT OF THE STRUCTURAL ENGINEER. VERTICAL CONTROL JOINTS ARE TO HAVE 38 X 89mm (2"x4") CONTINUOUSLY KEYWAYS WITH 150mm X 10mm (6"x3/8") P.I.C. WATERSTOPS, TIED TO PREVENT MOVEMENT DURING CONCRETE POUR.

SLAB ON GRADE (REFER TO STRUCTURAL DRAWINGS)

ALL EARTHWORK, COMPACTION AND SUB-GRADE MATERIAL FOR SLAB ON GRADE SHALL BE DONE IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.

TOP OF SLAB ON GRADE ELEVATION TO BE AS SHOWN ON ARCHITECTURAL DRAWINGS.

CONCRETE (REFER TO STRUCTURAL DRAWINGS)

ALL CONCRETE WORK SHALL CONFORM TO C.S.A. CAN-A23.2, A23.3 LATEST EDITION.

ALL EXPOSED AND STRUCTURAL (REINFORCED) CONCRETE IS TO BE VIBRATED DURING PLACEMENT. DEFECTIVE OR HONEYCOMBED CONCRETE SHALL BE REMOVED OR REPAIRED AS DIRECTED BY THE STRUCTURAL ENGINEER.

ALL REINFORCING STEEL IS TO BE THOROUGHLY CLEANED AND FREE OF SCALE PRIOR TO PLACING CONCRETE.

GROUT UNDER STEEL COLUMNS AND BEARING ELEMENTS TO BE NON-SHRINKING WITH A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 40MPa (5800psi) REINFORCING BARS SHALL BE SUPPORTED IN THE FORMS AND SPACED WITH THE STANDARD ACCESSORIES SO THAT NO MOVEMENT WILL OCCUR DURING CONCRETE PLACEMENT.

THE CONTRACTOR IS TO SUBMIT REINFORCING STEEL SHOP DRAWINGS FOR REVIEW PRIOR TO FABRICATION.

STRUCTURAL STEEL (REFER TO STRUCTURAL DRAWINGS):

STRUCTURAL STEEL SHALL CONFORM TO G40.21M GRADE 350W, H STS SHALL BE 350W-CLASS H. ALL EXTERIOR STEEL TO BE GALVANIZED PRIMED AND PAINT AS REQUIRED PER ARCHITECTURAL DRAWINGS (REFER FINISH SCHEDULE WHERE APPLICABLE).

FABRICATION AND ERECTION SHALL CONFORM TO CAN3-S16.1-M94.

JOISTS AND BRIDGING SHALL CONFORM TO THE REQUIREMENTS OF CAN3-S16.1-M94. SPACING OF BRIDGING MAY BE MODIFIED TO SUIT UPLIFT OR FIRE ASSEMBLY REQUIREMENTS. ANY CHANGES MUST BE APPROVED BY THE STRUCTURAL ENGINEER.

ALL FIELD BOLTS SHALL BE ASTM A325 HIGH STRENGTH BOLTS IN BEARING TYPE CONNECTIONS. ANCHOR BOLTS TO BE 44ksi (300W) MATERIAL UNLESS OTHERWISE STATED WITH HEAVY HEX NUTS.

ALL BEAM TO BEAM CONNECTIONS SHALL BE AS PER THE STRUCTURAL DRAWINGS. WELDING SHALL CONFORM TO THE REQUIREMENTS OF CSA STANDARD W59. FABRICATOR MUST BE CERTIFIED TO W47.1 DIVISION 1 OR 2.

JOISTS, BEAMS, LINTELS, ETC. SHALL BE SUPPORTED AND CONNECTED AS PER THE STRUCTURAL DETAILS.

THE STEEL CONTRACTOR SHALL SUPPLY ALL LOOSE LINTELS, BEARING PLATES, LEVELING PLATES, ANCHOR BOLTS AND EDGE ANGLES INSTALLED BY OTHERS. THE STEEL CONTRACTOR SHALL SUPPLY AND INSTALL ALL MASONRY ANCHORS CONNECTED TO STEEL MEMBERS.

ALL BEAM AND JOIST BEARING AND BASE PLATES SHALL BE AS INDICATED ON THE STRUCTURAL DRAWINGS.

PROVIDE A MINIMUM BEARING LENGTH OF 200mm (8") FOR ALL STRUCTURAL STEEL BEAMS OVER MASONRY, 100mm (4") FOR ALL JOISTS AND CHANNELS BEARING ON MASONRY AND 65mm (2-1/2") FOR ALL JOIST BEARING ON STRUCTURAL STEEL. (REFER TO STRUCTURAL DRAWINGS FOR THEIR BEARING SPECIFICATIONS WHICH WILL OVERRIDE THIS NOTE, IN ALL CASES.)

THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS PRIOR TO PROCEEDING WITH ANY FABRICATION. ALL JOIST AND STRUCTURAL STEEL SHOP DRAWINGS SHALL BEAR THE SEAL OF A REGISTERED PROFESSIONAL ENGINEER RESPONSIBLE FOR THE DETAILED DESIGN INHERENT IN THEIR RESPECTIVE DRAWINGS.

THE STEEL CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING TEMPORARY BRACING AS REQUIRED DURING CONSTRUCTION UNTIL ALL STRUCTURAL MEMBERS ARE IN PLACE, CONNECTED AND TIGHTENED.

MASONRY:

REINFORCING BARS - CSA G30.18, GRADE 400W, UNLESS NOTED (REFER TO STRUCTURAL DRAWINGS).

REINFORCING SHALL BE PLACED IN THE CENTER OF THE BLOCK UNLESS INDICATED OTHERWISE, REINFORCING SHALL BE NEW HI-BOND DEFORMED BARS WITH MINIMUM FY=400 MPa. MINIMUM LAP FOR REINFORCING SHALL BE 24 BAR OS.

PROVIDE 10M STARTER DOWELS AT VERTICAL REINFORCING, UNLESS NOTED OTHERWISE. EMBED 12" (30mm) MINIMUM UNLESS NOTED OTHERWISE.

ALL CONCRETE UNITS SHALL HAVE A MINIMUM NET AREA COMPRESSIVE STRENGTH OF 15MPa (2150psi). ALL BRICK SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 20MPa (2900psi).

ALL MASONRY SHALL BE SET WITH TYPE 'S' OR TYPE 'M' MORTAR AND LAID WITH FULL HEAD AND BED JOINTS.

PROVIDE A MINIMUM OF TWO COURSES OF SOLID FILLED MASONRY BLOCK UNDER ALL BEARING PLATES FOR 200mm (8") BEYOND THE EDGE OF THE PLATE.

PROVIDE A MINIMUM LENGTH AND DEPTH OF 200mm (8") 100% SOLID FILLED CONCRETE BLOCK UNDER ALL LOOSE LINTELS.

PROVIDE A MINIMUM DEPTH OF 200mm (8") 100% SOLID CONCRETE BLOCK UNIT AS THE TOP COURSE FOR THE MASONRY FOUNDATION WALL.

WHERE 2 LOAD BEARING WALLS INTERSECT, THE JOINT AT THE INTERSECTION SHALL BE BONDED IN TRUE MASONRY BOND, OR CONNECTED BY HEAVY DUTY GALVANIZED HORIZONTAL LADDER TYPE HORIZONTAL AT 400mm (16") O.C.

SUPPLY AND INSTALL ALL LOOSE MASONRY ANCHORS AS DETAILED. METAL TIES, WHERE USED, SHALL BE PLACED AT NOT MORE THAN 400mm (16") O.C. VERTICALLY AND 900mm (36") O.C. HORIZONTALLY.

BRACE MASONRY WALLS AT 3600mm (12'-0") O.C. (EACH SIDE) DURING CONSTRUCTION AND UNTIL ALL FLOOR AND ROOF FRAMING IS COMPLETED. IT IS THE CONTRACTORS RESPONSIBILITY TO DESIGN AND CONSTRUCT ALL BRACING SYSTEMS TO ADEQUATELY WITHSTAND ANTICIPATED WIND AND CONSTRUCTION LOADING.

FOR BONDING OF BRICK AND BLOCK IN COMPOSITE WALL CONSTRUCTION THE VERTICAL COLLAR JOINT BETWEEN WYTHES IS TO BE COMPLETE FILLED. HEAVY DUTY GALVANIZED ADJUSTABLE LADDER TYPE HORIZONTAL MASONRY REINFORCING SHALL BE LAD INTO EVERY SECOND BLOCK COURSE. ALL SINGLE WYTHE WALLS (INCLUDING FOUNDATION WALLS) SHALL ALSO BE REINFORCED WITH GALVANIZED HEAVY DUTY LADDER TYPE REINFORCING AT EVERY SECOND BLOCK COURSE. PROVIDE HORIZONTAL JOINT REINFORCEMENT AS NOTED ABOVE IN THE FIRST AND SECOND BED JOINTS IMMEDIATELY ABOVE ALL DOOR AND WINDOW OPENINGS. EXTEND ALL REINFORCING A MINIMUM 600mm (24") PAST THE EDGE OF THE OPENING LAP ALL JOINT REINFORCING A MINIMUM OF 150mm (6").

PROVIDE VERTICAL MASONRY CONTROL JOINTS AT MAXIMUM SPACING OF TWO (2) TIMES THE MASONRY WALL HEIGHT, OR 7500mm (24'-6") WHICHEVER IS LESS. REFER ALSO TO STRUCTURAL DRAWINGS FOR SPECIFIC LOCATIONS. ALL CONTROL JOINTS ARE TO BE TAPED AND CAULKED. PLACE CONTROL JOINTS AT EDGES FOR WINDOWS OR DOORS (WHERE POSSIBLE) / FEASIBLE OR WHERE INDICATED (REFER TO ARCHITECTURAL AND STRUCTURAL DRAWINGS).

ALL MASONRY CONSTRUCTION AND MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE ONTARIO BUILDING CODE AND TO THE CSA STANDARD CAN3-S304 LATEST EDITION.

MORTAR FOR MASONRY WALLS SHALL BE:

MORTAR MIX SHALL CONFORM TO REQUIREMENTS FOR OBC, TYPE S, AND PROJECT SPECIFICATIONS. MORTAR SHALL ATTAIN MINIMUM COMPRESSIVE STRENGTH OF 12MPa AT 28 DAYS.

TYPE 'S' (FOR ALL LOAD BEARING MASONRY)
1/2 PART PORTLAND CEMENT TO 1 PART TYPE 'M' MASONRY CEMENT, or 1 PART PORTLAND CEMENT TO 1/4 - 1/2 PARTS LIME.

TYPE 'M' (FOR FOUNDATION WALLS)
1 PART PORTLAND CEMENT TO 1 PART TYPE 'M' MASONRY CEMENT, or 1 PART PORTLAND CEMENT TO 1/4 PART LIME

AGGREGATE SHALL COMPRISE OF NOT LESS THAN 2-1/4" AND NOT MORE THAN 3 TIMES THE SUM OF THE VOLUMES OF THE CEMENT AND LIME USED. THE MINIMUM COMPRESSIVE STRENGTH OF THE MORTAR SHALL BE 12MPa (1800 psi).

ALL STEEL BEAMS SHALL HAVE A MINIMUM OF 200mm (8") BEARING LENGTH ON TWO COURSES OF SOLID MASONRY. CONCRETE SLABS SHALL HAVE A MINIMUM OF 100mm (4") CONTINUOUS BEARING ON SOLID MASONRY OF 150mm (6").

FILL VOIDS OF ALL REINFORCED MASONRY Lintel BLOCKS, BOND BEAMS OR VERTICALLY REINFORCED SECTIONS OF WALL WITH 20 MPa (3000psi) HIGH SLUMP GROUT, (MIXED WITH 10mm (3/8") AGGREGATE). MORTAR FILL, IF USED, SHALL BE TYPE 'S'. LAP SPLICES OF REINFORCING STEEL A MINIMUM OF 400mm (16")

FILL ALL JOIST AND BEAM POCKETS SOLID WITH MASONRY AFTER STEEL INSTALLATION.

COVER TOPS OF MASONRY WALLS WITH SECURED, APPROVED WATERPROOF MATERIAL WHILE WORK IS NOT IN PROGRESS AND UNTIL PROTECTED BY STRUCTURE. COVER SHALL EXTEND A MINIMUM OF 600mm (24") DOWN EACH SIDE OF WALL.

ALL ON SITE MASONRY IS TO BE TOTALLY COVERED WHILE WORK IS NOT IN PROGRESS.

NO MASONRY WORK SHALL BE PERMITTED WITH TEMPERATURES BELOW 4 DEGREES CELSIUS UNLESS PROVISIONS ARE MADE FOR HEATING THE MATERIALS AND PROTECTING THE WORK IN ACCORDANCE WITH CSA CAN EDITION

PROVIDE LINTELS AS SPECIFIED OVER ALL OPENINGS IN MASONRY WALLS AS SHOWN OR AS REQUIRED. SEE DESIGN AND MECHANICAL DRAWINGS FOR SIZES AND LOCATIONS OF OPENINGS AND RECESSES. WHERE LINTELS ARE NOT SHOWN, PROVIDE LINTELS IN ACCORDANCE WITH THE STANDARD SCHEDULE. (REFER TO STRUCTURAL DRAWINGS).

• LINTELS SHALL BEAR COMPLETELY ON SOLID CONCRETE BOTH WIDTHS.

ALL INSERTS FOR MASONRY INCLUDING METAL TIES, SHALL BE HOT-DIPPED GALVANIZED TO MINIMUM STANDARD CSA G164-1981M. ALL GALVANIZING SHALL BE DONE AFTER FABRICATION.

ONLY CONCAVE OR 'V' TOOLED JOINTS ARE PERMISSIBLE FOR LOAD-BEARING MASONRY UNLESS OTHERWISE APPROVED BY THE ENGINEER.

CONCRETE OR STEEL BEAMS BEARING ON MASONRY WALLS SHALL HAVE A MINIMUM OF 6" (200mm) (HORIZONTAL) BEARING ON MINIMUM OF 16" (400mm) (VERTICAL) OF SOLID MASONRY. CONCRETE SLABS SHALL HAVE A MINIMUM OF 8" (200mm) BEARING (HORIZONTAL) ON MINIMUM OF 16" (400mm) (VERTICAL) OF SOLID MASONRY. (REFER TO STRUCTURAL DRAWINGS).

MORTAR FOR MASONRY WALLS SHALL BE TYPE 'M' OR 'S' AS DEFINED IN CSA STANDARD A179-M1976, U.N.O. MORTAR MAY BE PREMIXED CONFORMING TO THE ABOVE SPECIFICATION.

GROUT SHALL CONFORM TO REQUIREMENTS OF OBC FOR COARSE GROUT. USE SUFFICIENT WATER FOR GROUT TO FLOW INTO ALL JOINTS OF THE MASONRY WITHOUT SEGREGATION. CONCRETE MASONRY WALLS WHERE SHOWN OR DETAILED ON THE DRAWINGS, SHALL BE REINFORCED AS SHOWN OR CALLED. GROUT FOR REINFORCED MASONRY WALLS SHALL BE 14 MPa (UNION.O.) PEA GRAVEL CONCRETE WITH SLUMP OF 10" (250mm) - VIBRATE OR ROD GROUT TO ENSURE THAT ALL VOIDS ARE FILLED AND REINFORCING IS FULLY ENCASED.

GROUT AND MORTAR MIXES SHALL BE DESIGNED BY QUALIFIED TESTING LABORATORY AND SHALL BEAR THE WET SEAL OF A CIVIL ENGINEER LICENSED IN THE PROVINCE OF THE PROJECT AND SHALL BE SUBMITTED FOR REVIEW BY THE STRUCTURAL ENGINEER. THE MIX DESIGNS SHALL STATE THE PROJECT NAME AND LOCATION OF USAGE.

PROVIDE A MINIMUM OF 1/2" (12.7mm) GROUT BETWEEN MAIN REINFORCING AND MASONRY UNITS.

GROUTING SHALL BE DONE IN LOW LIFTS UNLESS OTHERWISE APPROVED BY THE ENGINEER, FOR GROUT LIFT CONSTRUCTION REFER TO THE OBC

OBC MATRIX

Name of Practice: 4 ARCHITECTURE INC. 8966 Woodbine Avenue, Suite 300 Markham, ON L3R 0J7 T.905.470.7121 / F.905.737.7326 / email : mail@4architecture.ca		Certificate of Practice Number : 4065 The Certificate of Practice Number of the holder is the holder's BCDN as required under the Building Code Designation System	
Name of Project: Denison Child Care Centre			
Location: 900 Mulock drive / 605 Fernbank road NewMarket, ON.			
Item		Ontario Building Code	Building Code Reference
Data Matrix Part 3 or 9		References are to Division B unless noted [A] for Division A or [C] for Division C.	
1	Project Description: <input checked="" type="checkbox"/> New <input type="checkbox"/> Part 11 <input checked="" type="checkbox"/> Part 3 <input type="checkbox"/> Part 9 <input type="checkbox"/> Addition 11.1 to 11.4 1.1.2 [A] 1.1.2 [A] & 9.10.1.3 <input type="checkbox"/> Change of Use <input type="checkbox"/> Alteration		
2	Major Occupancy(s) Group A, Division 2		3.1.2.1(1) 9.10.2
3	Building Area (m2) Existing New 530.2 sq.m. Total 530.2 sq.m.		1.4.1.2.[A] 1.4.1.2.[A]
4	Gross Floor Area Existing New 500.7 sq.m. Total 500.7 sq.m.		1.4.1.2.[A] 1.4.1.2.[A]
5	Number of Storeys Above Grade 1 Below Grade 0		1.4.1.2.[A]&3.2.1.1. 1.4.1.2.[A]&9.10.4
Height of building (m) : 6.2 m			
6	Number of Streets / Fire Fighter Access 2		3.2.2.10.&3.2.5. 9.10.20
7	Building Classification GROUP A - ASSEMBLY		3.2.2.20.-83 9.10.2
8	Sprinkler System Proposed <input checked="" type="checkbox"/> Entire Building <input type="checkbox"/> Selected Compartments <input type="checkbox"/> Selected Floor Areas <input type="checkbox"/> Basement <input type="checkbox"/> In Lieu of Roof Rating <input type="checkbox"/> Not Required <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		3.2.2.20.-83 9.10.8.2 3.2.1.5. 3.2.2.17. INDEX INDEX
9	Standpipe required <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		3.2.9. N/A
10	Fire Alarm required <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		3.2.4. 9.10.18.
11	Water Service / Supply is Adequate <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		3.2.5.7. N/A
12	High Building <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		3.2.6. N/A
13	Construction Restrictions <input type="checkbox"/> Combustible permitted <input type="checkbox"/> Non-Combustible Required <input checked="" type="checkbox"/> Both		3.2.2.20.-83 9.10.6.
Actual Construction <input type="checkbox"/> Combustible <input type="checkbox"/> Non-Combustible <input checked="" type="checkbox"/> Both			
14	Mezzanine(s) Area m2 N/A		3.2.1.1.(3)_(8) 9.10.4.1
15	Occupant load based on <input type="checkbox"/> m2 / person <input checked="" type="checkbox"/> Design of Building		3.1.17. 9.9.1.3.
Basement Occupancy N/A			
Ground floor Occupancy GROUP A			
Mezzanine Occupancy N/A			
Roof Top level Occupancy N/A			
Total: 85 persons			
16	Barrier Free Design <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (Explain)		3.8. 9.5.2
17	Hazardous Substances <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		3.3.1.2.&3.3.1.19. 9.10.1.3.(4)
18	Required Fire Resistance Rating (FRR)	Horizontal Assemblies FRR (Hours)	Listed Design No. or Description (SB-2)
	Floors (Ground floor)	1 HR	3.2.1.4
	Roof	0 HR	3.2.2.17
	Mezzanine	N/A	N/A
	FRR of Supporting Members	Listed Design No. Or Description (SB-2)	
	Floors (Basement & Ground floor) Columns	1 HR	
	Beams	1 HR	
	Floors (Mezzanine floor) Columns	N/A	
	Beams	N/A	
	Roof	0 HR	
	Mezzanine	N/A	
19	Spatial Separation - Construction of Exterior Walls GROUP A (ASSEMBLY)		3.2.3. 9.10.14.
	Wall	Area of EBF (m2)	L.D. (m)
		L/H or H/L	Permitted Max % of Openings
		Proposed % of Openings	FRR (Hours)
		Listed Design or Description	Comb. Const.
			Comb. Constr. Noncombustible Cladding
			Non-comb. Constr.
	North	106.60	18.10
	South	111.72	39.70
	East 01	35.67	5.4
	East 02	70.78	67.8
	West	159.72	10.00
* REFER TO OBC 3.2.3.1. (T), 3.2.3.1.(D)			
20	Plumbing Fixture Requirements	Building Code Reference	
	Male / Female Count @ 50 % / 50 % , except as noted otherwise	<input checked="" type="checkbox"/> Part 3 <input type="checkbox"/> Part 9	
		OCCUPANT LOAD	OBC TABLE
	Basement : Occupancy N/A	73	3.7.4.3. (I)
	1st Floor : Occupancy GROUP A	12	3.7.4.3. (A)
	Roof : Occupancy N/A		
		FIXTURE REQUIRED (e)	FIXTURE PROVIDED (e)
		6	8
		3.7.4.3. (13)	N/A
21	Other (Describe)		
Spatial Separation - Section 19 - is calculated based on individual fire compartments, as permitted under Clause 3.2.3.1.(1)(b). Each elevation was analyzed for "worst case scenario" to represent percentage of maximum unprotected openings. Thus all other fire compartments are equal to the condition shown in Section 19 or better.			
(*) Represents Exposing Building Space area of "worst case scenario" fire compartment located on identified wall			
(+*) Glazing to be protected by closely spaced sprinklers to create a continuous water curtain and reduce radiant energy of a fire			
(e) Occupant Load for plumbing fixtures revised per Sentence 3.7.4.2.(1)			
(e) Fixtures Required and Fixtures provided are identified as the sum total required for each sex then divided per Male/Female Count on drawings			
(-) Clause 3.7.4.8.(2)(a) permits water closets provided for employees to be used for the public			
(x) Occupant Load reflects number of employees at this floor level, per Sentence 3.7.4.8.(1)			

SB-10 ENERGY EFFICIENCY MATRIX						
c.i. = CONTINUOUS INSULATION L.s. = LINER SYSTEM NR = NO (INSUL.) REQUIREMENT		LOCATION			CLIMATIC ZONE NUMBER	
		NEWMARKET			6 (A,B) (I-P)	
BUILDING COMPONENT (OPAQUE ELEMENTS)	NON-RESIDENTIAL		SEMI HEATED			
	ASSEMBLY (MAX. U-VALUE)/ INSULATION (MIN. R-VALUE)	ASSEMBLY (MAX. U-VALUE)/ INSULATION (MIN. R-VALUE)	ASSEMBLY (MAX. U-VALUE)/ INSULATION (MIN. R-VALUE)	ASSEMBLY (MAX. U-VALUE)/ INSULATION (MIN. R-VALUE)		
	REQUIRED	PROPOSED	REQUIRED	PROPOSED		
ROOFS	INSULATION ENTIRELY ABOVE DECK		U-0.029 (R35 c.i.)	U-0.029 (R35 c.i.)	U-0.057 (R17 c.i.)	U-0.057 (R17 c.i.)
	METAL BUILDING	U-0.028 (R25.0+R11.0+R11.0 L.s.)	U-0.028 (R25.0+R11.0+R11.0 L.s.)	U-0.054 (R19+R11 Ls)	U-0.054 (R19+R11 Ls)	
	ATTIC AND OTHER	U-0.019 (R60.0)	U-0.019 (R60.0)	U-0.031 (R38)	U-0.031 (R38)	
WALLS, ABOVE GRADE	MASS		U-0.048 (R19.0 c.i.)	U-0.048 (R19.0 c.i.)	U-0.091 (R10 c.i.)	U-0.091 (R10 c.i.)
	METAL BUILDING	U-0.045 (R13.0 +R19.0 c.i.)	U-0.045 (R13.0 +R19.0 c.i.)	U-0.085 (R-13+R-6.5 c.i.)	U-0.085 (R-13+R-6.5 c.i.)	
	STEEL FRAMED	U-0.044 (R13.0 +R15.0 c.i.)	U-0.044 (R13.0 +R15.0 c.i.)	U-0.076 (R-13+R-6 c.i.)	U-0.076 (R-13+R-6 c.i.)	
	WOOD FRAMED AND OTHER	U-0.046 (R13.0 +R10.0 c.i.)	U-0.046 (R13.0 +R10.0 c.i.)	U-0.080 (R13+R-1 c.i.)	U-0.080 (R13+R-1 c.i.)	
WALLS, BELOW GRADE	BELOW GRADE WALL		C-0.050 (R20.0 c.i.)	C-0.050 (R20.0 c.i.)	C-0.119 (R7.5 c.i.)	C-0.119 (R7.5 c.i.)
FLOORS	MASS		U-0.046 (R18.7 c.i.)	U-0.046 (R18.7 c.i.)	U-0.078 (R-9.7 c.i.)	U-0.078 (R-9.7 c.i.)
	STEEL JOIST	U-0.029 (R38.0 +R4 c.i.)	U-0.029 (R38.0 +R4 c.i.)	U-0.047 (R25.0)	U-0.047 (R25.0)	
	WOOD FRAMED AND OTHER	U-0.024 (R38.0 +R3 c.i.)	U-0.024 (R38.0 +R3 c.i.)	U-0.046 (R21.0)	U-0.046 (R21.0)	
SLAB-ON-GRADE FLOORS	UNHEATED		F-0.459 (R15.0 for 48in.)	F-0.459 (R15.0 for 48in.)	F-0.730 (NR)	F-0.730 (NR)
	HEATED		F-0.619 (R10.0 full slab)	F-0.619 (R10.0 full slab)	F-0.774 (R15.0 for 48in.)	F-0.774 (R15.0 for 48in.)
OPAQUE DOORS	SWINGING		U-0.45	U-0.45	U-0.63	U-0.63
	NON-SWINGING		U-0.45	U-0.45	U-0.45	U-0.45
FENESTRATION	ASSEMBLY		ASSEMBLY	ASSEMBLY	ASSEMBLY	ASSEMBLY
	MAX. U-VALUE	MAX. SHGC	MIN. VT/SHGC	MAX. U-VALUE	MAX. SHGC	MIN. VT/SHGC
VERTICAL FENESTRATION, 0% - 40.0% OF WALL	NONMETAL FRAMING: ALL		U-0.29		U-0.41	
	METAL FRAMING: CURTAINWALL / STOREFRONT		U-0.38		U-0.46	
	METAL FRAMING: ENTRANCE DOOR		U-0.45	0.40	1.10	NR NR
	METAL FRAMING: ALL OTHER		U-0.69		U-0.69	
SKYLIGHT, 0% - 3.0 % OF ROOF	ALL TYPES		U-0.45	0.40	NR	U-0.77 NR NR
* WHEN USING THE RSI-VALUE COMPLIANCE METHOD FOR METAL BUILDING ROOFS, A THERMAL SPACER BLOCK IS REQUIRED REFERENCED FROM SUPPLEMENTARY STANDARD SB-10 ENERGY EFFICIENCY REQUIREMENTS, DIVISION 3, TABLE 5.5-6-2017						

APPLICATION NUMBER:

APPLICATION NUMBER:

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REVISIONS

1		
2		
3		
4		
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6		
7		
8		
9		
10		

DRAWING REVIEW AS PER PLANS EXAMINER'S COMMENT #1 2020.08.12 DG

SUBMITTALS

10.		
9.	ISSUED FOR TENDER	2021.02.16 DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28 DG
6.	ISSUED FOR BUILDING PERMIT	2020.08.28 DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27 DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG

DATE: 2021.02.16

DATE: 2021.02.16	DESIGNED BY: PS	CHECKED BY: DG
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4 ARCHITECTURE INC.
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OBC & ENERGY EFFICIENCY MATRIX

2021.02.16

Scale: 1:50
Date: PS
Checked: DG

A0.3

GENERAL NOTES

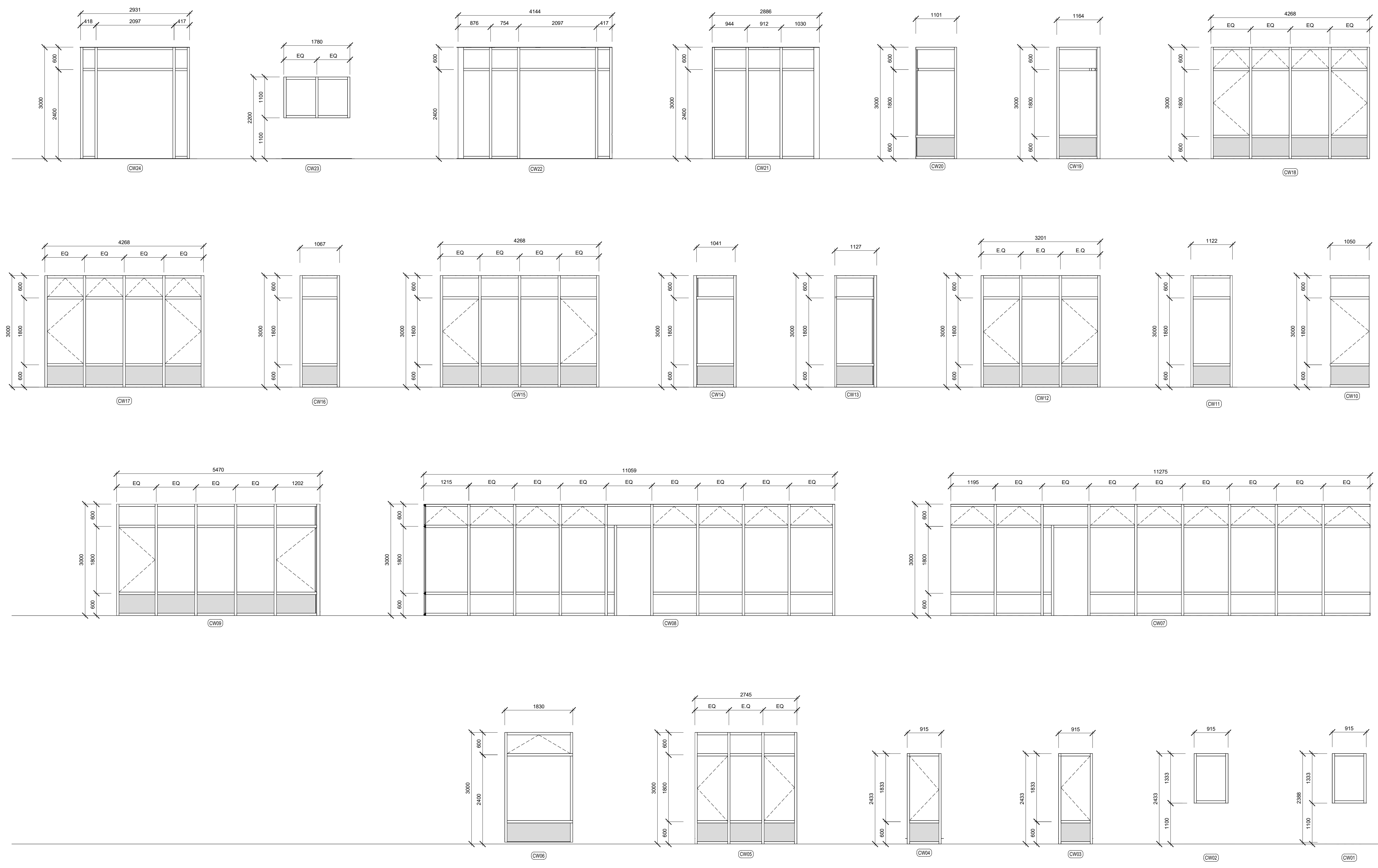
- DESIGN OF EDGE SEAL FOR STRUCTURAL GLAZED UNITS BY STRUCTURAL ENGINEER
- FOLLOW MANUFACTURER'S INSTRUCTIONS FOR ELECTROCHROMIC GLAZING INSTALLATION
- GLAZING INSTALLATIONS TO BE TESTED FOR WEATHER TIGHTNESS INCLUDING FLASHINGS, PRIMARY & SECONDARY SEALS AND WEEP SYSTEM
- GLASS THICKNESS FOR ALL GLAZING LOCATIONS TO BE CONFIRMED BY STRUCTURAL ENGINEER
- ALLOW PROPER TOLERANCE FOR MOVEMENT, EXPANSION AND SETTLEMENT OF CSA A440.6
- CONTRACTOR AND FABRICATOR TO SITE MEASURE ROUGH OPENINGS PRIOR TO FABRICATION OF GLAZING COMPONENTS
- ALL FRAMES TO BE INSULATED AND THERMALLY BROKEN
- ALL EXTERIOR GLAZING PANELS TO HAVE RAINSCREEN DRAINAGE
- ENSURE COMPATIBILITY OF GLAZING MATERIALS, SEALS, FLASHING AND METAL FRAMES
- GLAZING SHALL HAVE APPROVED MARKINGS & STRIPS TO COMPLY WITH BARRIER - FREE REGULATIONS & BRD-FRIENDLY GUIDELINES

INTERIOR GLAZING

- ALL GLASS PANELS TO BE CONSTRUCTED OF TEMPERED GLASS CONFORMING TO CANCGS8-12.1-M
- ALL TRANSPARENT INTERIOR PANELS SHALL BE IDENTIFIED W/ A FILM STRIP TO IDENTIFY THEM AS NOT A MEANS OF EGRESS.

WINDOW STRENGTH

- ALL WINDOWS WHICH ARE LOCATED BELOW 1070mm FROM THE FINISHED FLOOR AND ARE ABOVE THE SECOND STOREY SHALL BE DESIGNED TO WITHSTAND A LATERAL LOAD FOR GUARDS AS REQUIRED BY O.B.C. 4.1.5.14.
- GLAZING FABRICATOR TO PROVIDE SHOP DRAWINGS WITH AN ENGINEER STAMP CERTIFYING THIS FOR REVIEW AND APPROVAL BY ARCHITECT AND STRUCTURAL ENGINEER.



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REVISIONS

No.	Description	Date	By

SUBMITTALS

No.	Description	Date	By
9.	ISSUED FOR TENDER	2021.02.16	DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04	DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.29	DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
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2.	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG
No.	Description	YYYY.MM.DD	By

NORTH: STAMP: _____

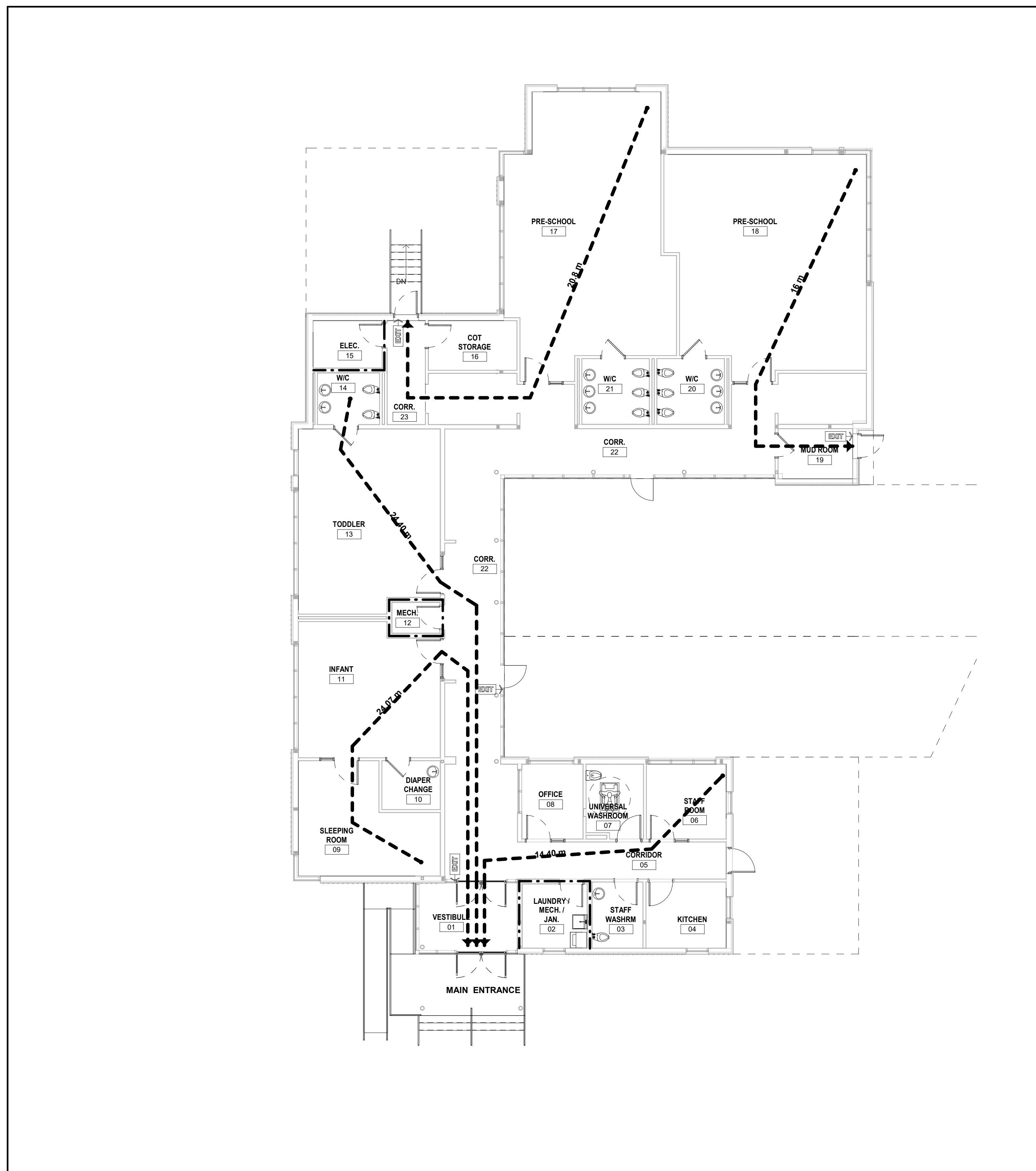
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WINDOW SCHEDULE
 2021.02.16
 Scale: 1:50
 Drawn By: JIM
 Checked By: DG
A0.6

NOTES :

- REFER TO HOSE CABINET MANUFACTURER LITERATURE AND SPECIFICATIONS FOR INSTALLATION, CABINET SIZE AND ADDITIONAL REQUIRED INFORMATION.
- F.H.C. NOTE: CONTRACTOR TO COORDINATE WITH FIRE HOSE CABINET SUPPLIER PRIOR FRAMING FOR DIMENSIONS.
- PORTABLE FIRE EXTINGUISHERS SHALL BE PROVIDED AND INSTALLED IN CONFORMANCE WITH SECTION 6.2 OF THE ONTARIO FIRE CODE.



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SYMBOL LEGEND

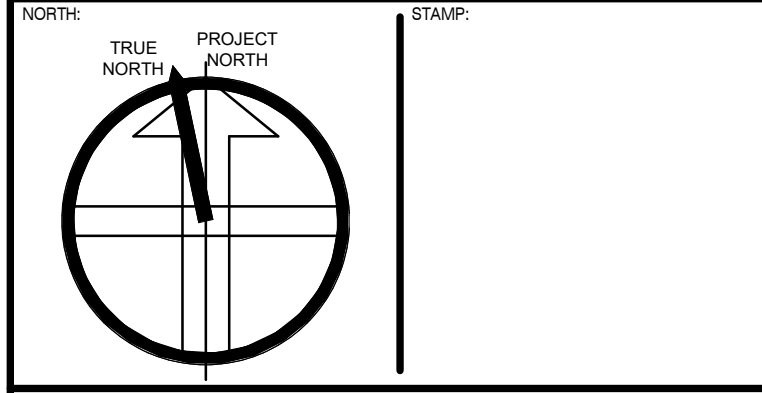
- FIRE SEPARATION: 45 MIN. F.R.R.
- FIRE SEPARATION: 1.0 HR. F.R.R.
- FIRE SEPARATION: 2.0 HR. F.R.R.
- ☼ SMOKE ALARM (REFER TO ELECTRICAL)
- PATH OF TRAVEL (INDICATES TRAVEL DISTANCE m)
- ☼ EMERGENCY LIGHT (REFER TO ELECTRICAL)
- ☼ BATTERY POWERED EMERGENCY LIGHT (REFER TO ELECTRICAL)
- PS PULL STATION (REFER TO ELECTRICAL)
- FA FIRE ALARM (REFER TO ELECTRICAL)
- EXIT LIGHT (REFER TO ELECTRICAL)
- 101 DENOTES ROOM NUMBER
- F.H.C. SEMI RECESSED FIRE HYDRANT CABINET (REFER TO DETAIL xx ON PAGE xx)
- POD POWER DOOR OPERATOR PER O.B.C. -3.8 (REFER TO ELECTRICAL DRAWINGS)
- SIAMSESE CONNECTION (REFER TO MECHANICAL DRAWINGS)
- F.E.C. FIRE EXTINGUISHER CABINET
- RD ROOF DRAIN

REVISIONS

No.	Description	Date	By

SUBMITTALS

No.	Description	Date	By
9.	ISSUED FOR TENDER	2021.02.16	DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04	DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.29	DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28	DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG
No.	Description	YYYY.MM.DD	By



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FIRE & LIFE SAFETY PLAN
 2021.02.16
 Scale: 1 : 100
 Drawn By: PN
 Checked By: DG
A2.0

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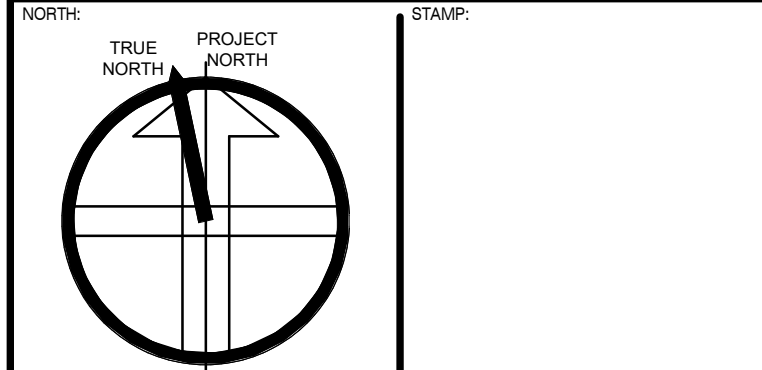
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NO.	REVISIONS	DATE	BY

SUBMITTALS		
10.	ISSUED FOR CONDITIONAL PERMIT	2021.06.07 DG
9.	ISSUED FOR TENDER	2021.02.16 DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.29 DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26 DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27 DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG

No.	Description	DATE	BY



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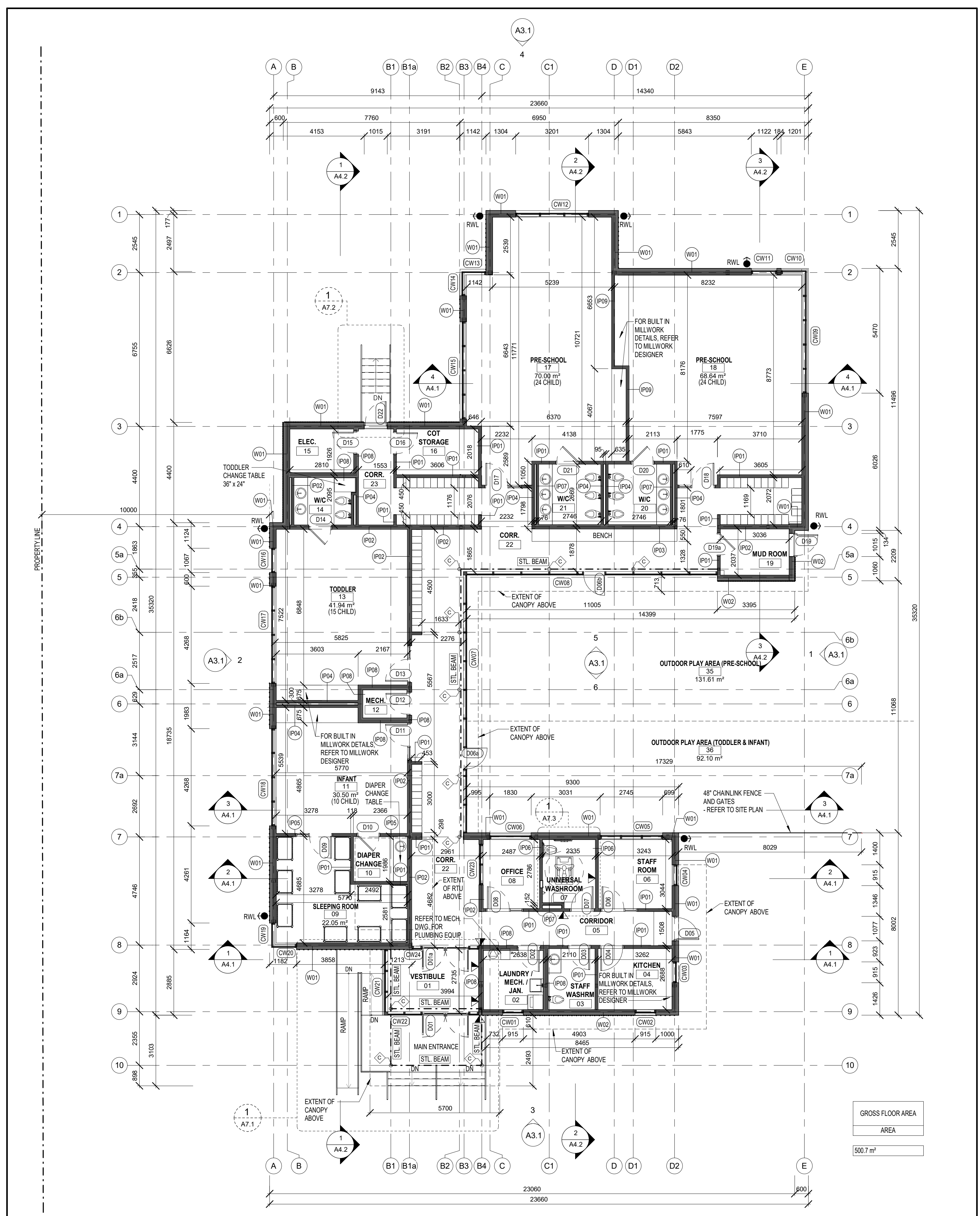
219031 - DENISON DAYCARE CENTRE

GROUND FLOOR PLAN

2021.06.17

Scale	1 : 100	Drawn By	PS	Checked By	DG
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A2.1



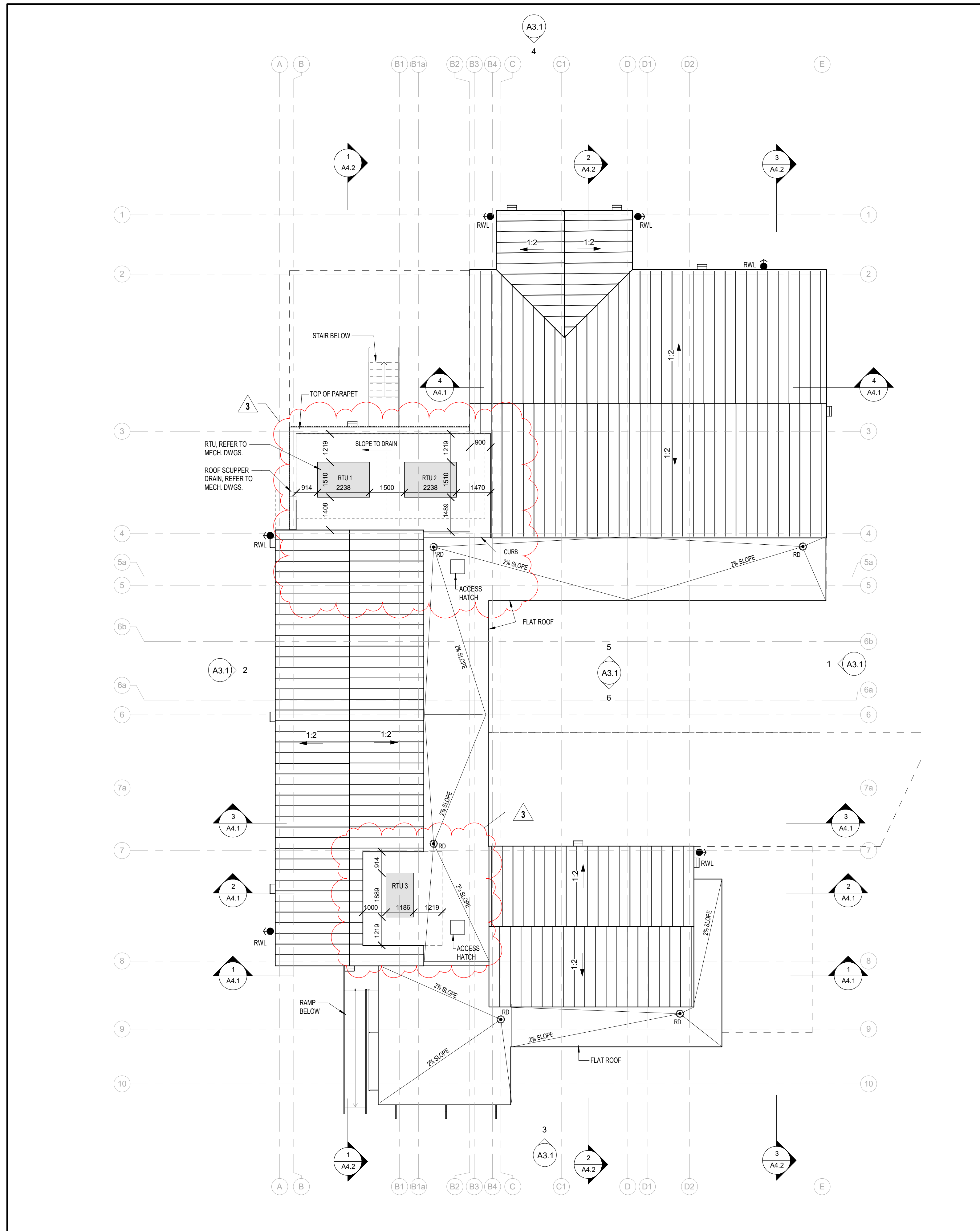
1 GROUND FLOOR PLAN
 A2.1 1 : 100

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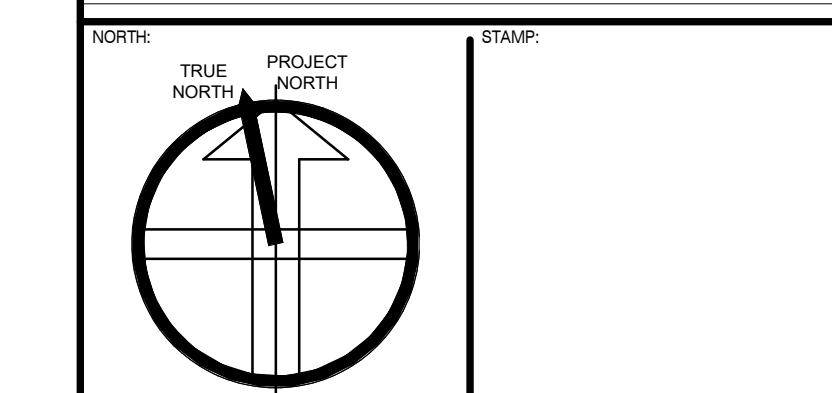
1 ROOF PLAN
A2.2 1 : 100

REVISIONS

No.	Description	Date	By

SUBMITTALS

No.	Description	Date	By
9.	ISSUED FOR TENDER	2021.02.16	DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04	DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28	DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.26	DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG



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ROOF PLAN
2021.02.16
Scale: 1 : 100
Drawn By: PS
Checked By: DG

A2.2

APPLICATION NUMBER:

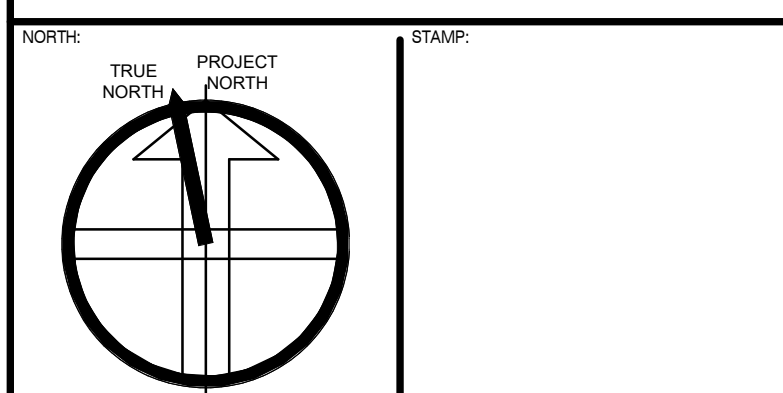
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LEGEND	
	CEILING TYPE AND HEIGHT (mm) ABOVE FINISHED LEVEL
	GYPSUM BOARD CEILING
	EXPOSED CEILING
	OFFICE LIGHTING TENANT TO INSTALL
	LINEAR SUSPENDED LIGHT (REFER TO ELECTRICAL AND INTERIOR DESIGN DRAWINGS FOR EXACT LAYOUT AND LOCATIONS)
	LINEAR LIGHT - SURFACE MOUNTED (REFER TO ELECTRICAL AND INTERIOR DESIGN DRAWINGS FOR EXACT LAYOUT AND LOCATIONS)
	RECESSED POT LIGHTS (REFER TO ELECTRICAL AND INTERIOR DESIGN DRAWINGS FOR EXACT LAYOUT AND LOCATIONS)
	EMERGENCY LIGHT (REFER TO ELECTRICAL)
	BATTERY POWERED EMERGENCY LIGHT (REFER TO ELECTRICAL)

REVISIONS		

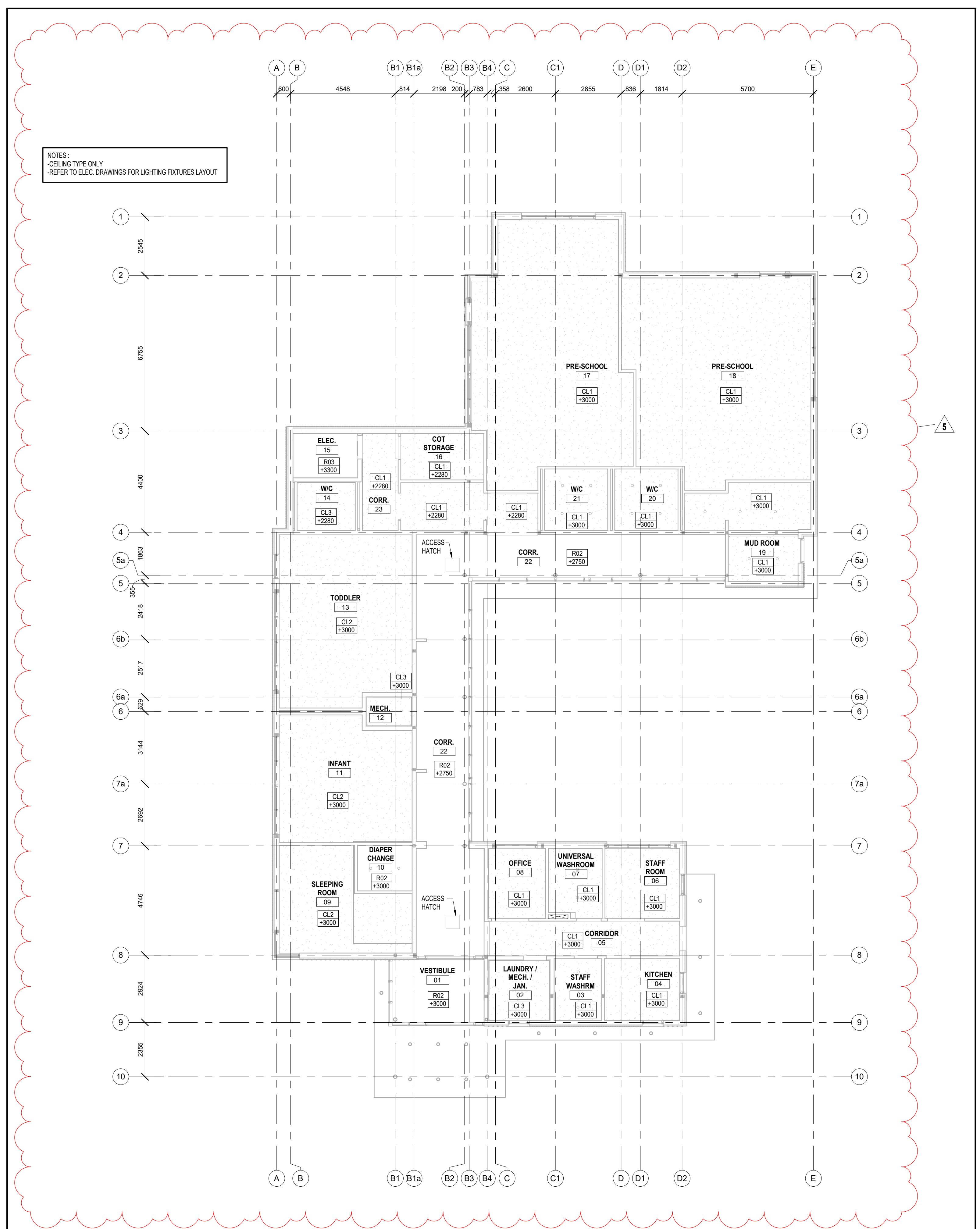
SUBMITTALS		
10.		
9.	ISSUED FOR TENDER	2021.02.16 DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28 DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26 DG
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1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
No.	Description	YYYY.MM.DD By



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REFLECTED CEILING PLAN	
2021.02.16	
As Indicated	
PS	DG
	A2.3

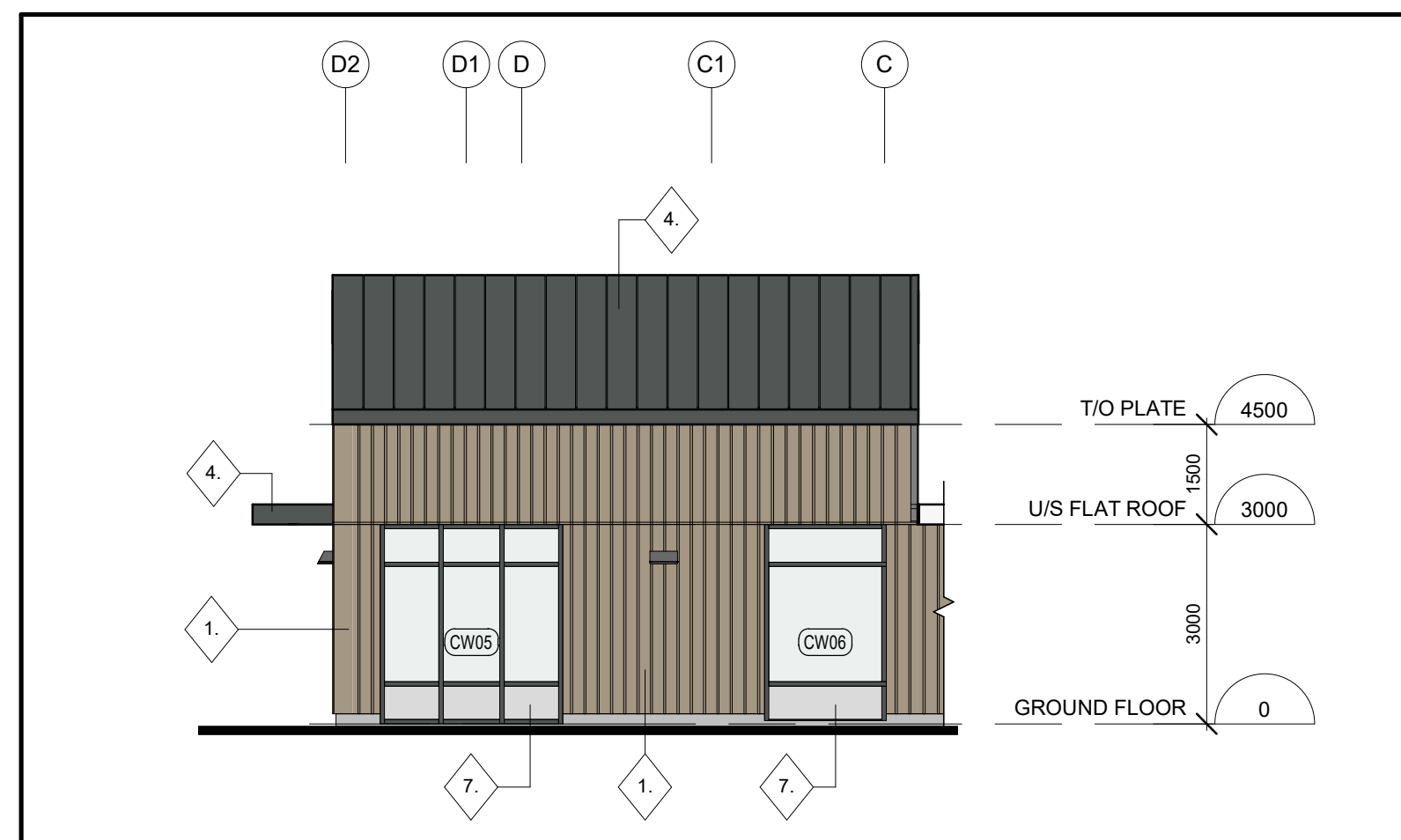


NOTES:
 -CEILING TYPE ONLY
 -REFER TO ELEC. DRAWINGS FOR LIGHTING FIXTURES LAYOUT

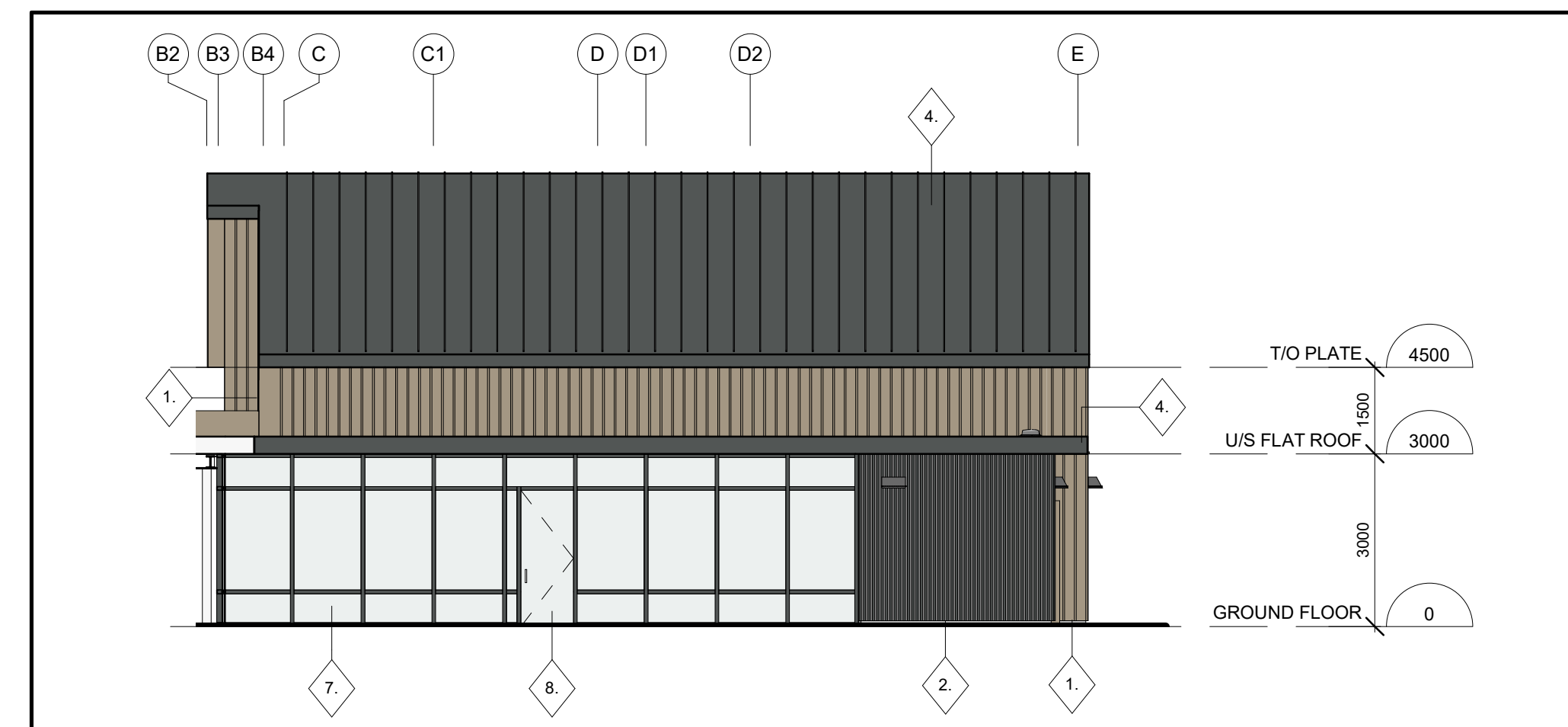
1 GROUND FLOOR
 A2.3 1 : 100

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6 ELEVATION - NORTH 02
A3.1 1 : 100



5 ELEVATION - SOUTH 02
A3.1 1 : 100



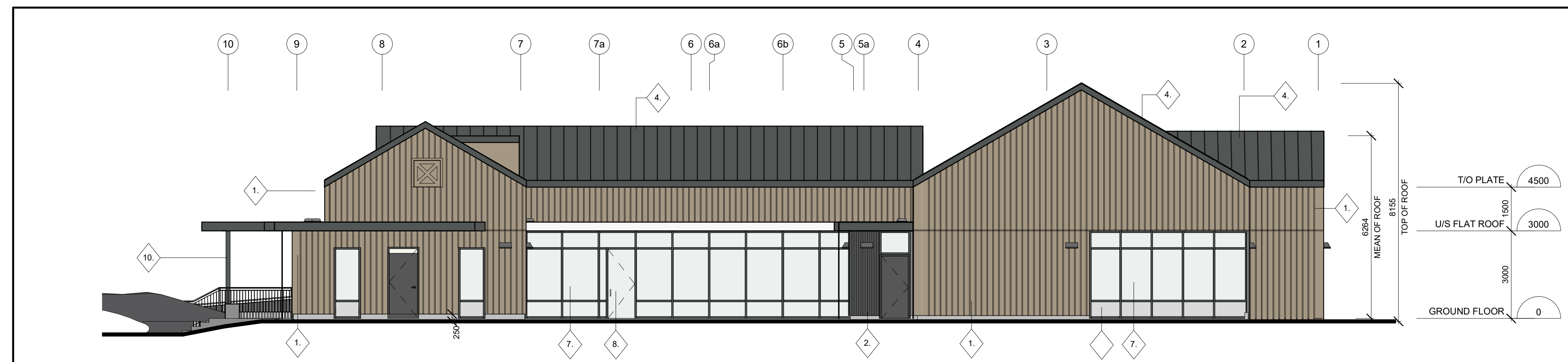
4 ELEVATION - NORTH 01
A3.1 1 : 100



3 ELEVATION - SOUTH 01
A3.1 1 : 100



2 ELEVATION - WEST
A3.1 1 : 100



1 ELEVATION - EAST
A3.1 1 : 100

APPLICATION NUMBER:

APPLICATION NUMBER:

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MATERIALS LEGEND

- 1 CHARRED WOOD SIDING
- 2 WOOD SLATS
- 3 SPANDREL PANEL
- 4 METAL ROOF
- 5 METAL CANOPY
- 6 METAL RAILING
- 7 WINDOW
- 8 GLASS DOOR
- 9 HOLLOW METAL DOOR
- 10 STEEL COLUMN

REVISIONS		
No.	Description	By

SUBMITTALS		
No.	Description	By
9	ISSUED FOR TENDER	2021.02.16 DG
8	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28 DG
6	ISSUED FOR BUILDING PERMIT	2020.06.26 DG
5	ISSUED FOR PRELIMINARY TENDER	2020.05.27 DG
4	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
No.	Description	YYYY.MM.DD By

NORTH		STAMP	

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219031 - DENISON DAYCARE CENTRE

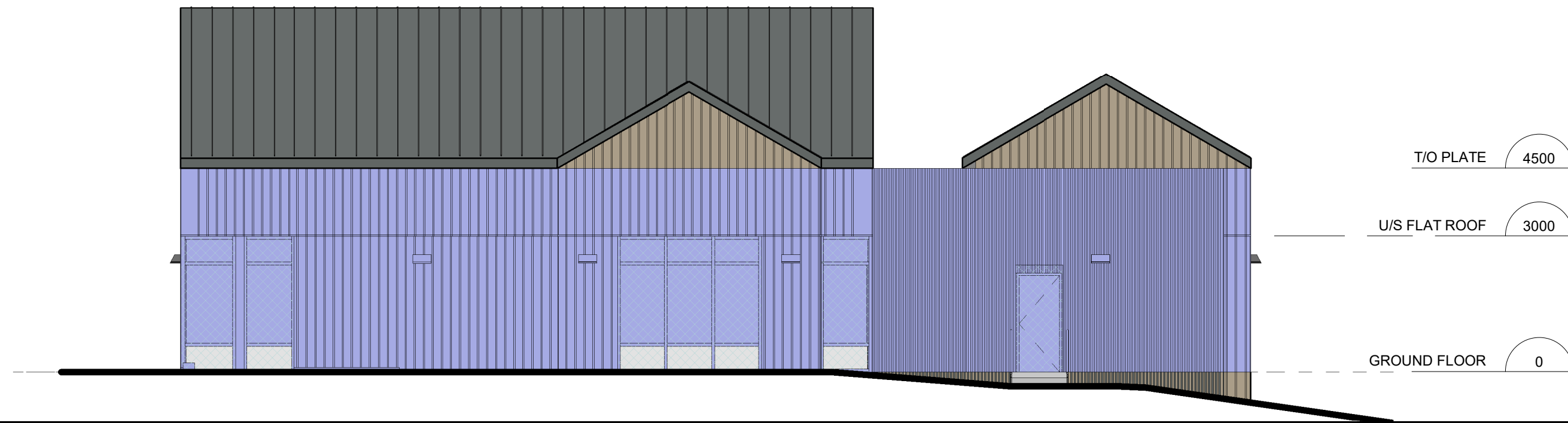
ELEVATIONS			
Date	Drawn By	Checked By	Scale
2021.02.16	PS	DG	A3.1

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WINDOW SUMMARY
PER O.B.C. TABLE 3.2.3.1.D.

SPATIAL CALCULATION		
EXPOSING BUILDING	1147.48	S.F.
FACE AREA	106.60	S.M.
PORTION WALL AREA	1347.06	S.F.
PORTION WALL AREA	106.60	S.M.
LIMITING DISTANCE	106.60	M
MAX. % OPENINGS	100 %	
OPENINGS ALLOWED	138.60	m ²
OPENINGS PROVIDED	22.24	m ²

ADDITIONAL NOTES
GLAZED AREA CALCULATED W/ FRAME SIZE
MINUS 2" AROUND ENTIRE PERIMETER
PER O.B.C. TABLE 3.2.3.7.
MIN. REQD. F.A.R. 0.001565
CONSTRUCTION REQD. COMBSET: NO/COMBSET
CLADDING REQD. X

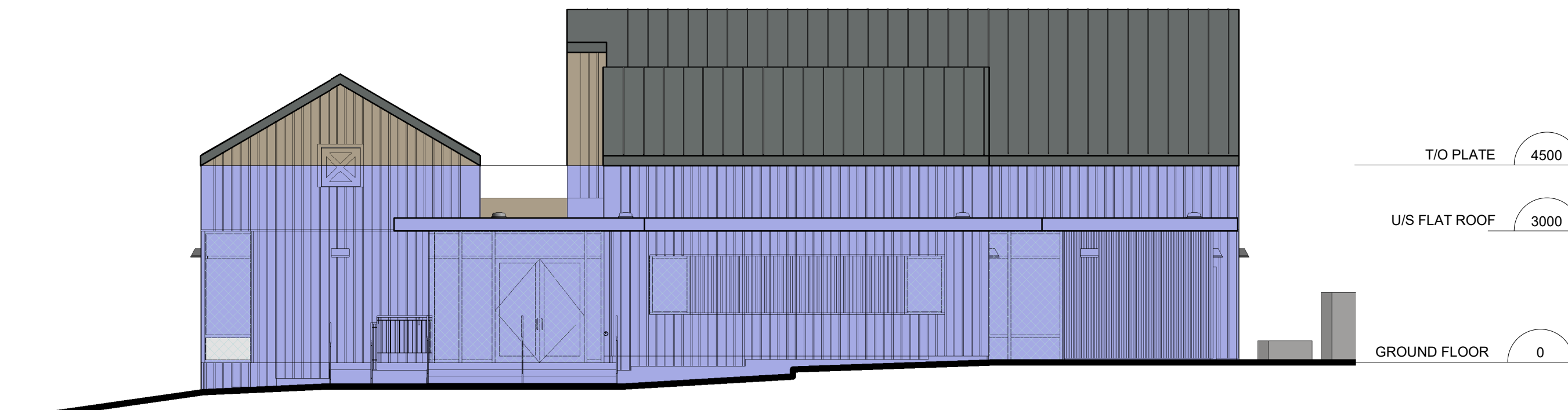


4 SPATIAL - NORTH ELEVATION
A3.2 1 : 100

WINDOW SUMMARY
PER O.B.C. TABLE 3.2.3.1.D.

SPATIAL CALCULATION		
EXPOSING BUILDING	1202.54	S.F.
FACE AREA	111.72	S.M.
PORTION WALL AREA	1202.54	S.F.
PORTION WALL AREA	111.72	S.M.
LIMITING DISTANCE	90	M
MAX. % OPENINGS	100 %	
OPENINGS ALLOWED	111.72	m ²
OPENINGS PROVIDED	22.68	m ²

ADDITIONAL NOTES
GLAZED AREA CALCULATED W/ FRAME SIZE
MINUS 2" AROUND ENTIRE PERIMETER
PER O.B.C. TABLE 3.2.3.7.
MIN. REQD. F.A.R. 0.001565
CONSTRUCTION REQD. COMBSET: NO/COMBSET
CLADDING REQD. X



3 SPATIAL - SOUTH ELEVATION
A3.2 1 : 100

EAST 01 WINDOW SUMMARY
PER O.B.C. TABLE 3.2.3.1.D.

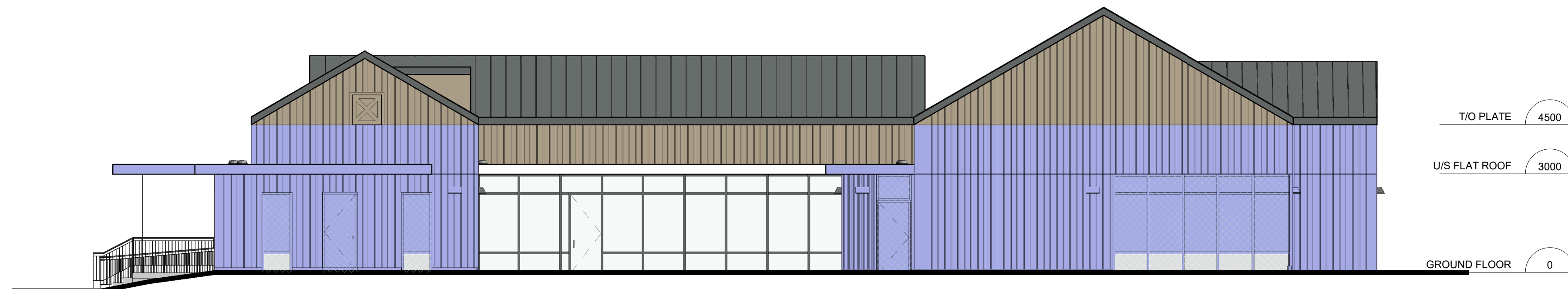
SPATIAL CALCULATION		
EXPOSING BUILDING	384.00	S.F.
FACE AREA	35.67	S.M.
PORTION WALL AREA	384.00	S.F.
PORTION WALL AREA	35.67	S.M.
LIMITING DISTANCE	5.4	M
MAX. % OPENINGS	100 %	
OPENINGS ALLOWED	38.67	m ²
OPENINGS PROVIDED	6.97	m ²

ADDITIONAL NOTES
GLAZED AREA CALCULATED W/ FRAME SIZE
MINUS 2" AROUND ENTIRE PERIMETER
PER O.B.C. TABLE 3.2.3.7.
MIN. REQD. F.A.R. 0.001565
CONSTRUCTION REQD. COMBSET: NO/COMBSET
CLADDING REQD. X

EAST 02 WINDOW SUMMARY
PER O.B.C. TABLE 3.2.3.1.D.

SPATIAL CALCULATION		
EXPOSING BUILDING	761.86	S.F.
FACE AREA	70.78	S.M.
PORTION WALL AREA	761.86	S.F.
PORTION WALL AREA	70.78	S.M.
LIMITING DISTANCE	67.5	M
MAX. % OPENINGS	100 %	
OPENINGS ALLOWED	70.78	m ²
OPENINGS PROVIDED	19.20	m ²

ADDITIONAL NOTES
GLAZED AREA CALCULATED W/ FRAME SIZE
MINUS 2" AROUND ENTIRE PERIMETER
PER O.B.C. TABLE 3.2.3.7.
MIN. REQD. F.A.R. 0.001565
CONSTRUCTION REQD. COMBSET: NO/COMBSET
CLADDING REQD. X

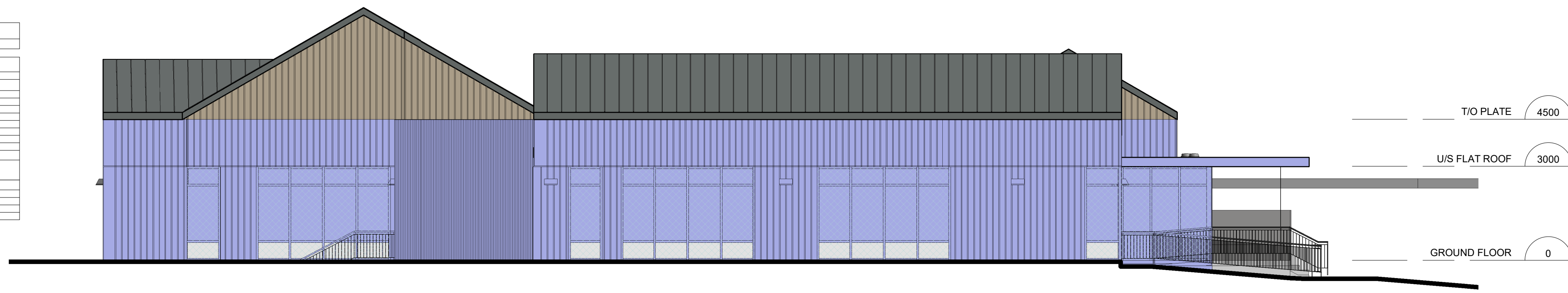


2 SPATIAL - EAST ELEVATION
A3.2 1 : 100

WINDOW SUMMARY
PER O.B.C. TABLE 3.2.3.1.D.

SPATIAL CALCULATION		
EXPOSING BUILDING	1719.20	S.F.
FACE AREA	159.72	S.M.
PORTION WALL AREA	1719.20	S.F.
PORTION WALL AREA	159.72	S.M.
LIMITING DISTANCE	10.0	M
MAX. % OPENINGS	100 %	
OPENINGS ALLOWED	159.72	m ²
OPENINGS PROVIDED	57.00	m ²

ADDITIONAL NOTES
GLAZED AREA CALCULATED W/ FRAME SIZE
MINUS 2" AROUND ENTIRE PERIMETER
PER O.B.C. TABLE 3.2.3.7.
MIN. REQD. F.A.R. 0.001565
CONSTRUCTION REQD. COMBSET: NO/COMBSET
CLADDING REQD. X



1 SPATIAL - WEST ELEVATION
A3.2 1 : 100

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REVISIONS

NO.	DESCRIPTION	DATE	BY
1	DRAWING REVIEW AS PER PLANS EXAMINER'S COMMENT #2	2020.08.12	DG

SUBMITTALS

NO.	DESCRIPTION	DATE	BY
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28	DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28	DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04	DG
9.	ISSUED FOR TENDER	2021.02.16	DG

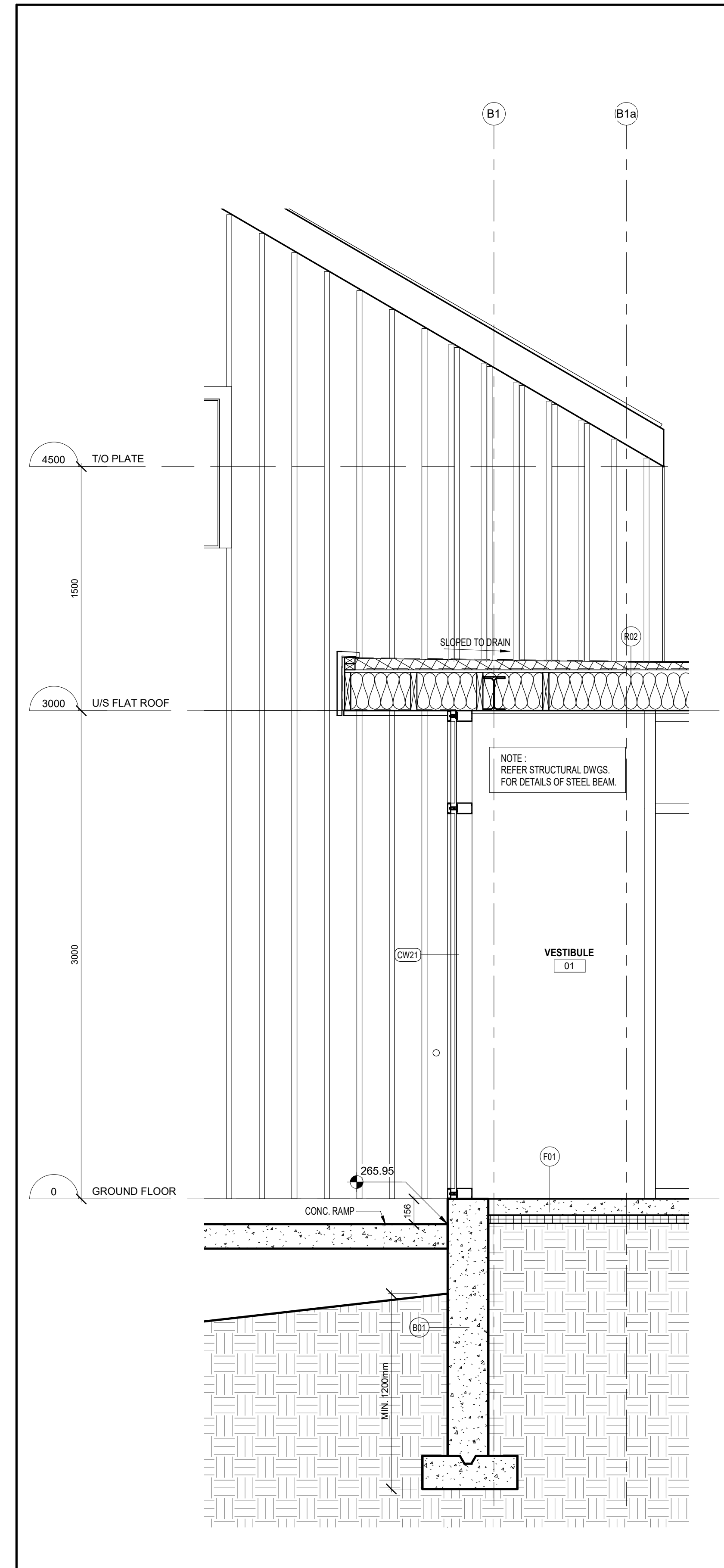
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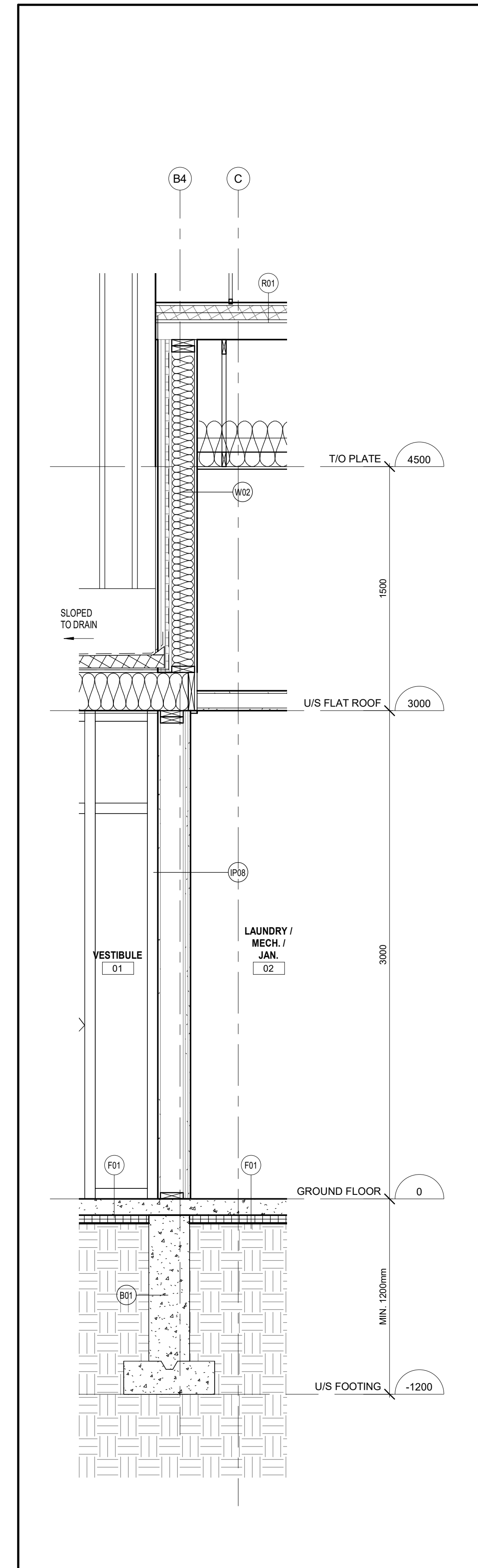
EXPOSED BUILDING FACE
2021.02.16

Scale: 1 : 100
Drawn By: HM
Checked By: DG

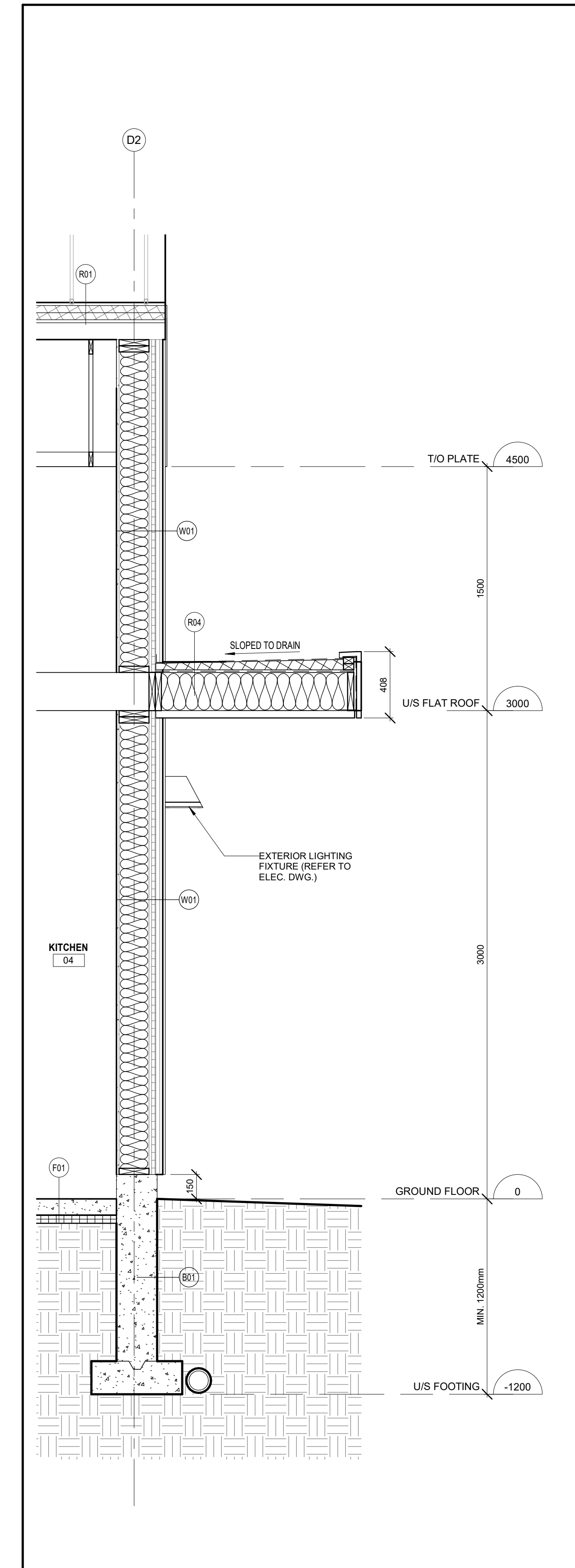
A3.2



3 WALL SECTION 03
AS.1 1 : 20



2 WALL SECTION 02
AS.1 1 : 20



1 WALL SECTION 01
AS.1 1 : 20

APPLICATION NUMBER:

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NO.	REVISIONS	DATE	BY

NO.	DESCRIPTION	DATE	BY
9.	ISSUED FOR TENDER	2021.02.16	DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04	DG
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4.	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.26	DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG
No.	Description	YYYY.MM.DD	By

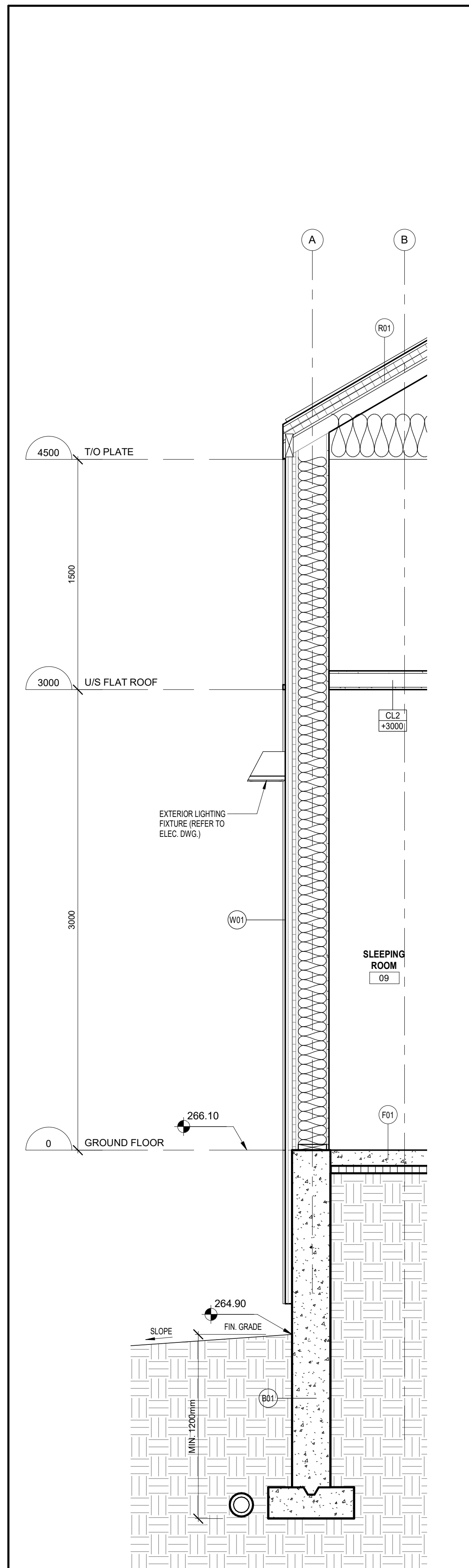
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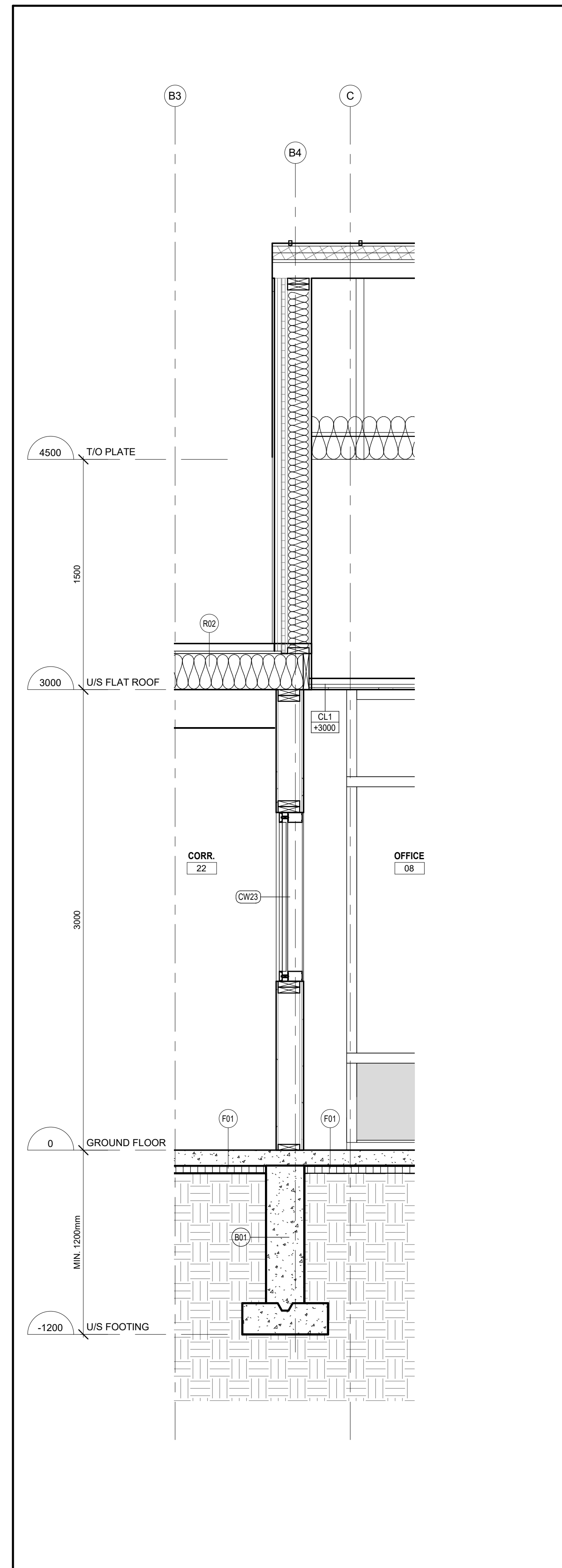
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WALL SECTIONS
2021.02.16
Scale 1 : 20 Drawn By PS Checked By DG
A5.1

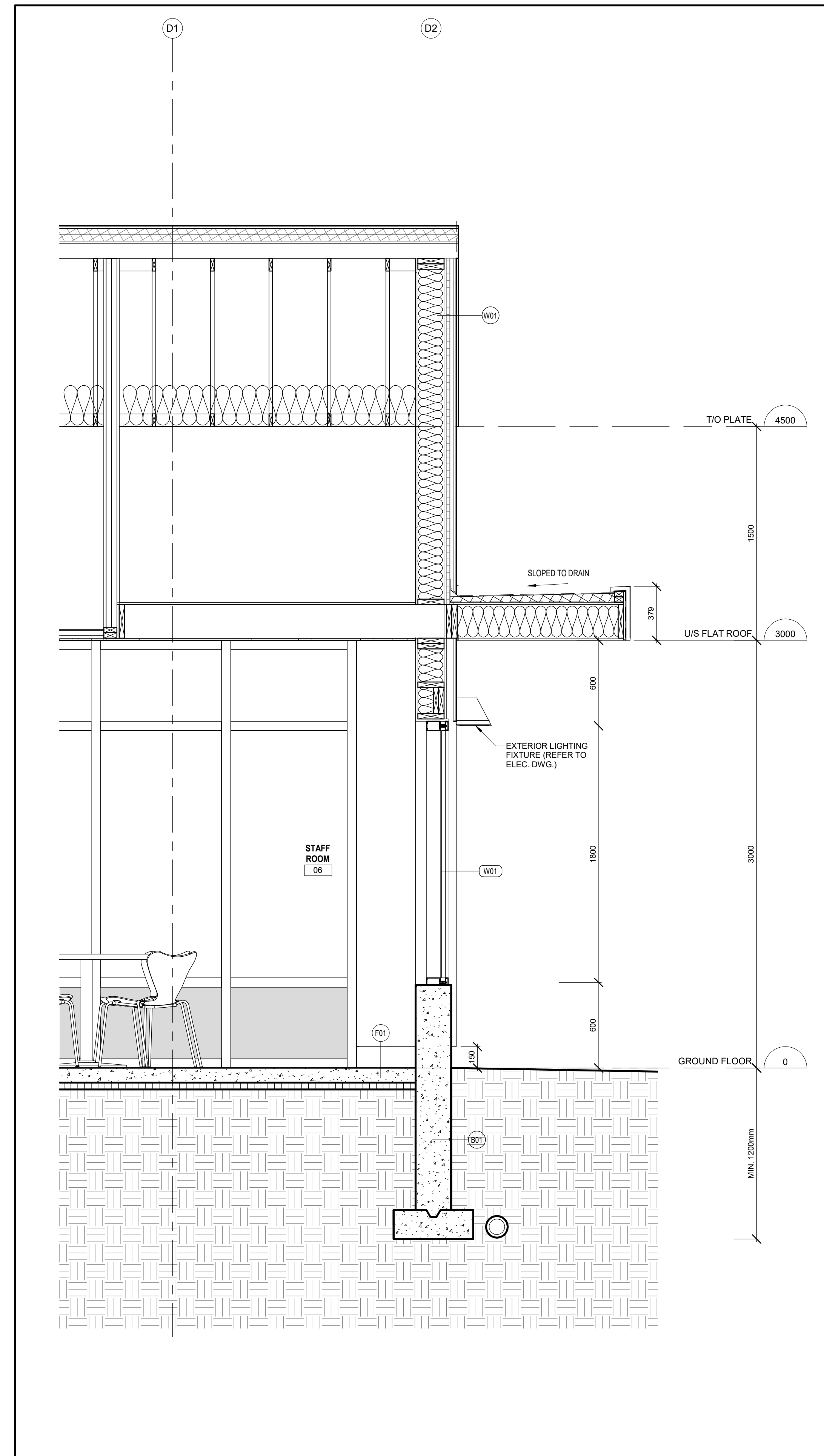
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3 WALL SECTION 06
A5.2 1 : 20



2 WALL SECTION 05
A5.2 1 : 20



1 WALL SECTION 04
A5.2 1 : 20

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REVISIONS		
No.	Description	Date

SUBMITTALS		
No.	Description	Date
9.	ISSUED FOR TENDER	2021.02.16 DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28 DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26 DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27 DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
No.	Description	YYYY.MM.DD By

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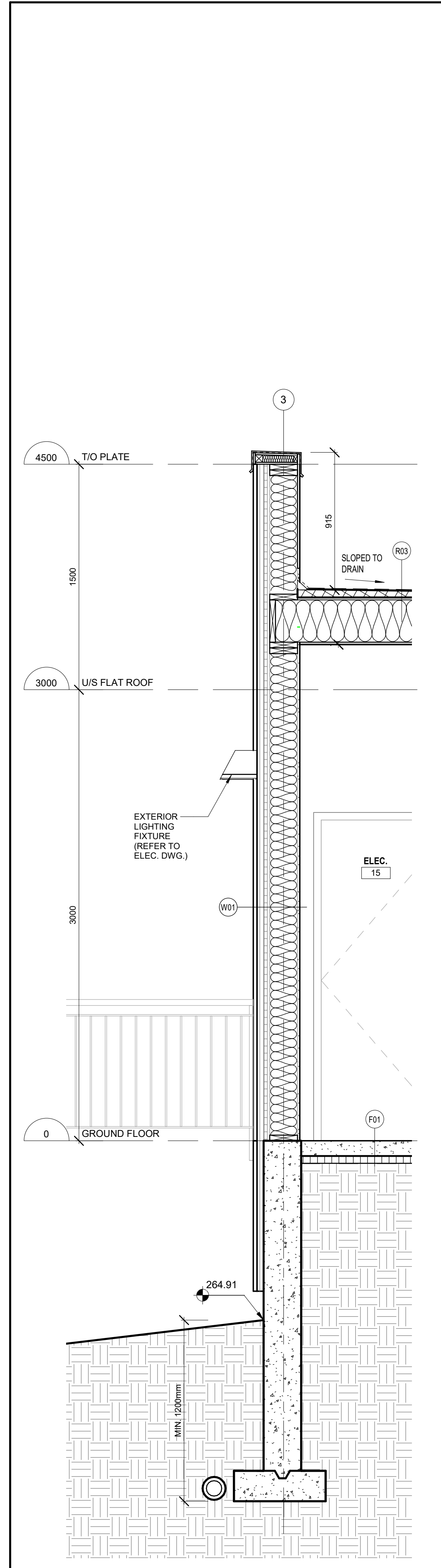
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WALL SECTIONS
2021.02.16
Scale: 1 : 20
Drawn By: JIM
Checked By: DG

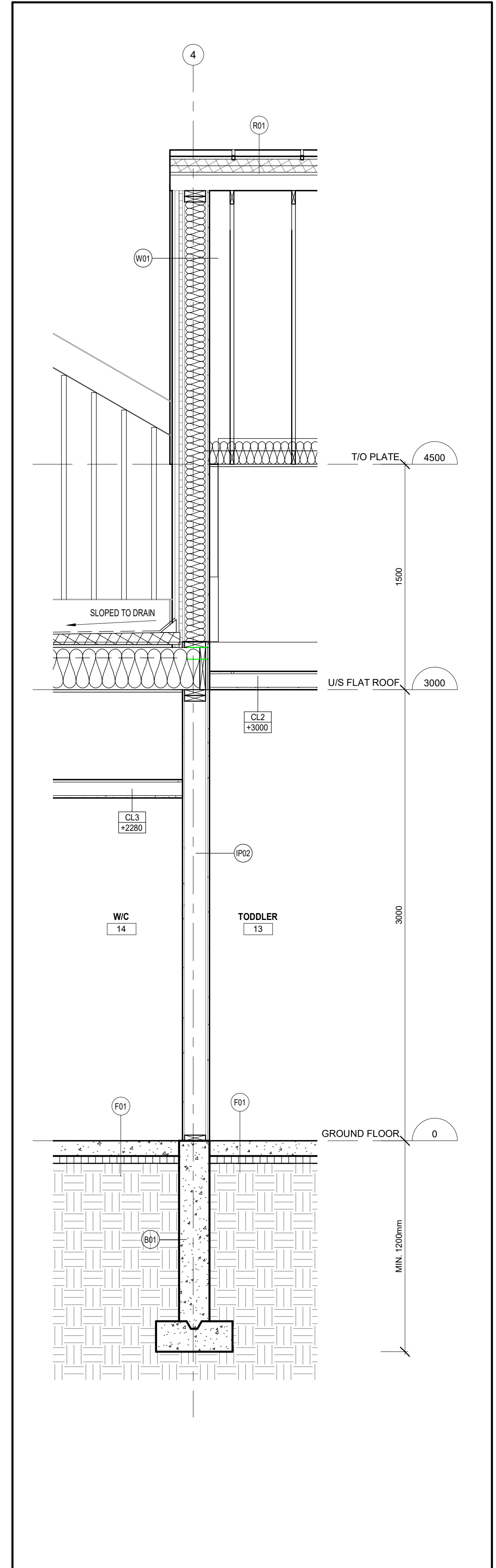
A5.2

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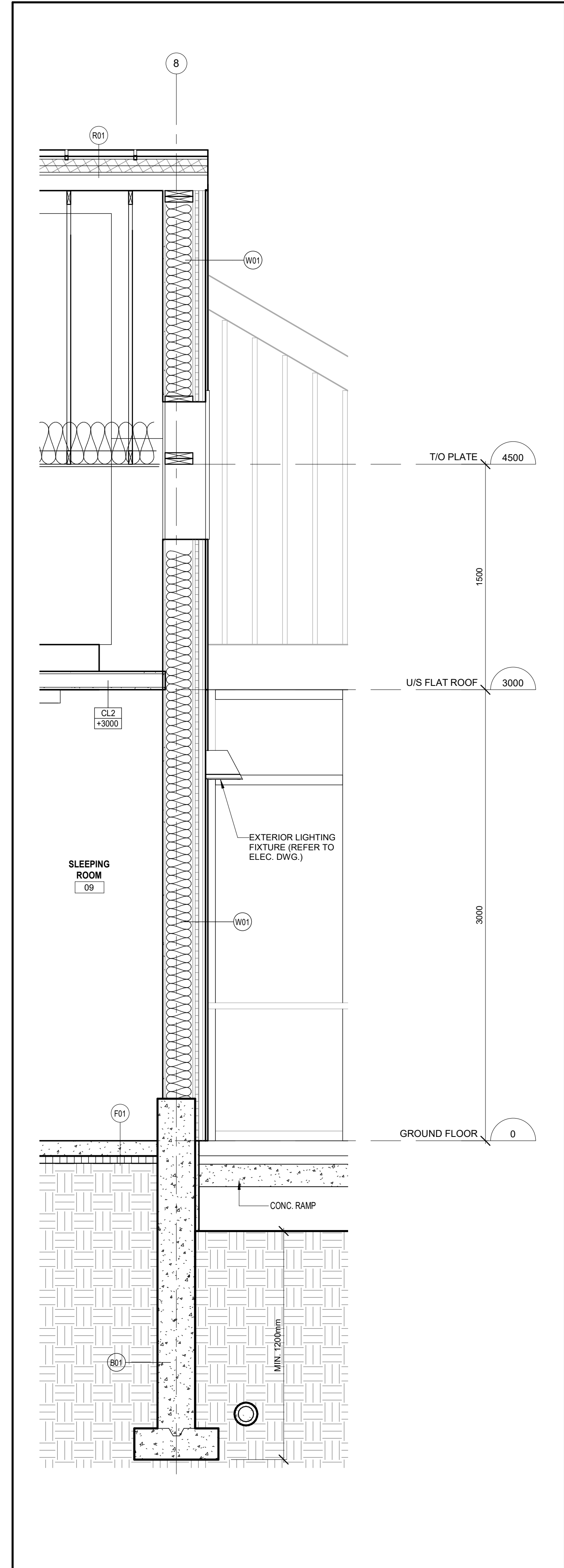
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3 WALL SECTION 13
A5.4 1 : 20



2 WALL SECTION 12
A5.4 1 : 20



1 WALL SECTION 11
A5.4 1 : 20

APPLICATION NUMBER:

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REVISIONS		

SUBMITTALS		
10.		
9.	ISSUED FOR TENDER	2021.02.16 DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28 DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.28 DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27 DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #02	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1.	ISSUED FOR SITE PLAN APPLICATION #01	2019.11.18 DG
No.	Description	YYYY.MM.DD By

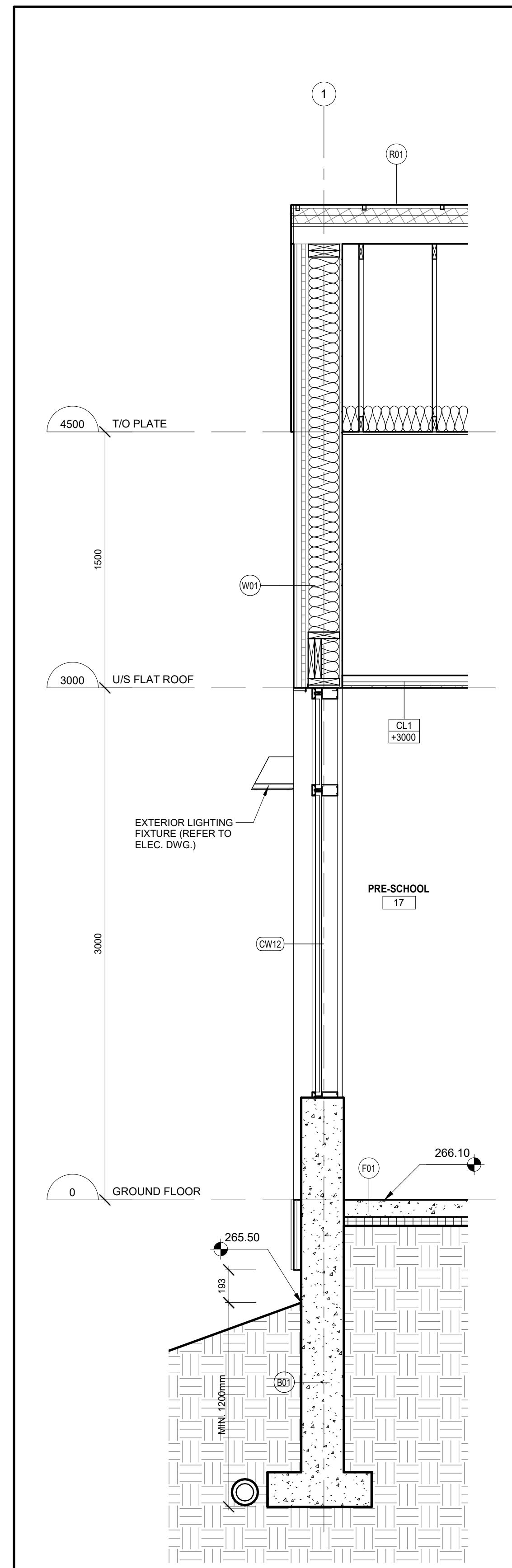
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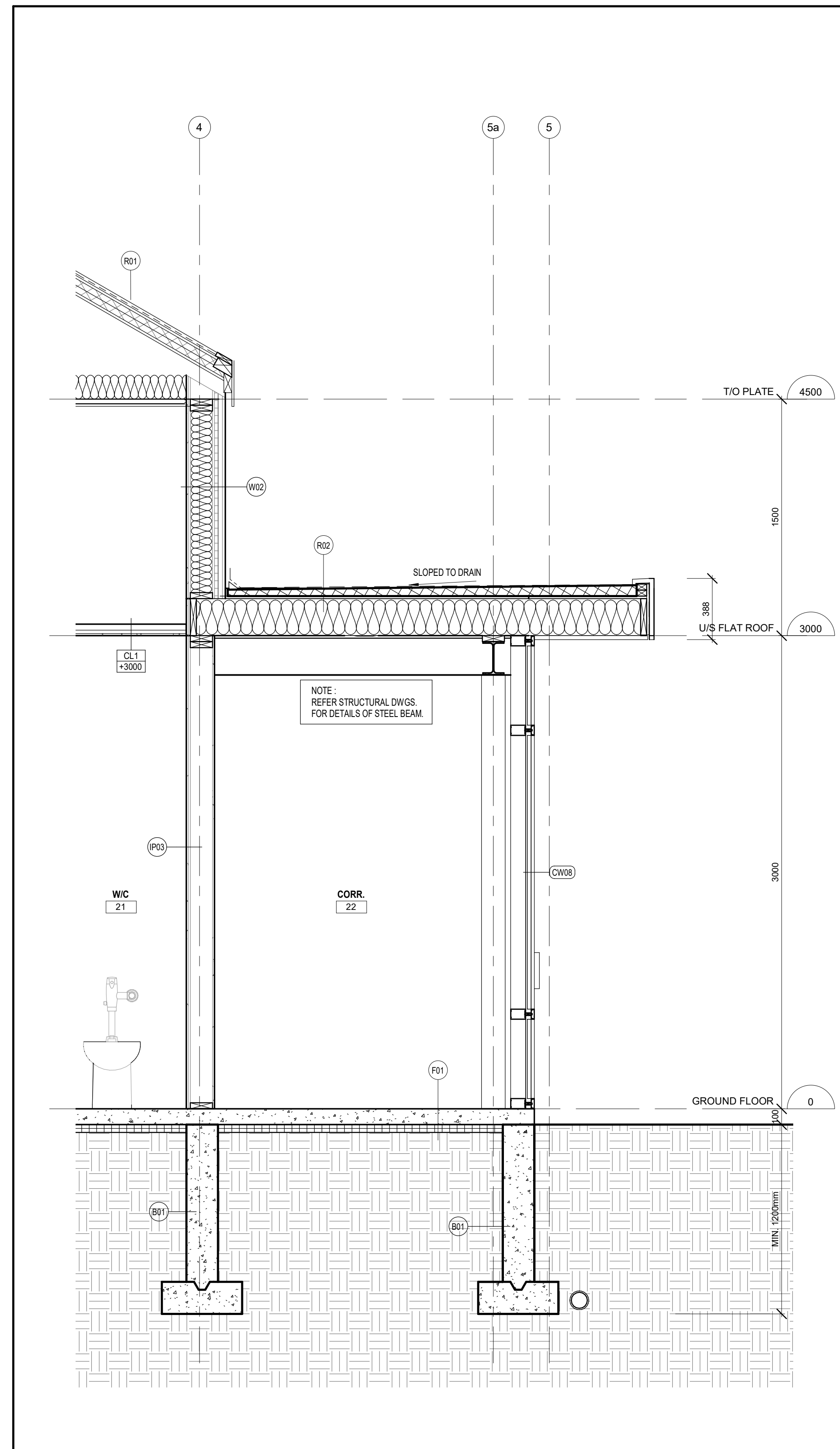
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WALL SECTIONS
2021.02.16
Scale: 1 : 20 Drawn By: PS Checked By: DG
A5.4

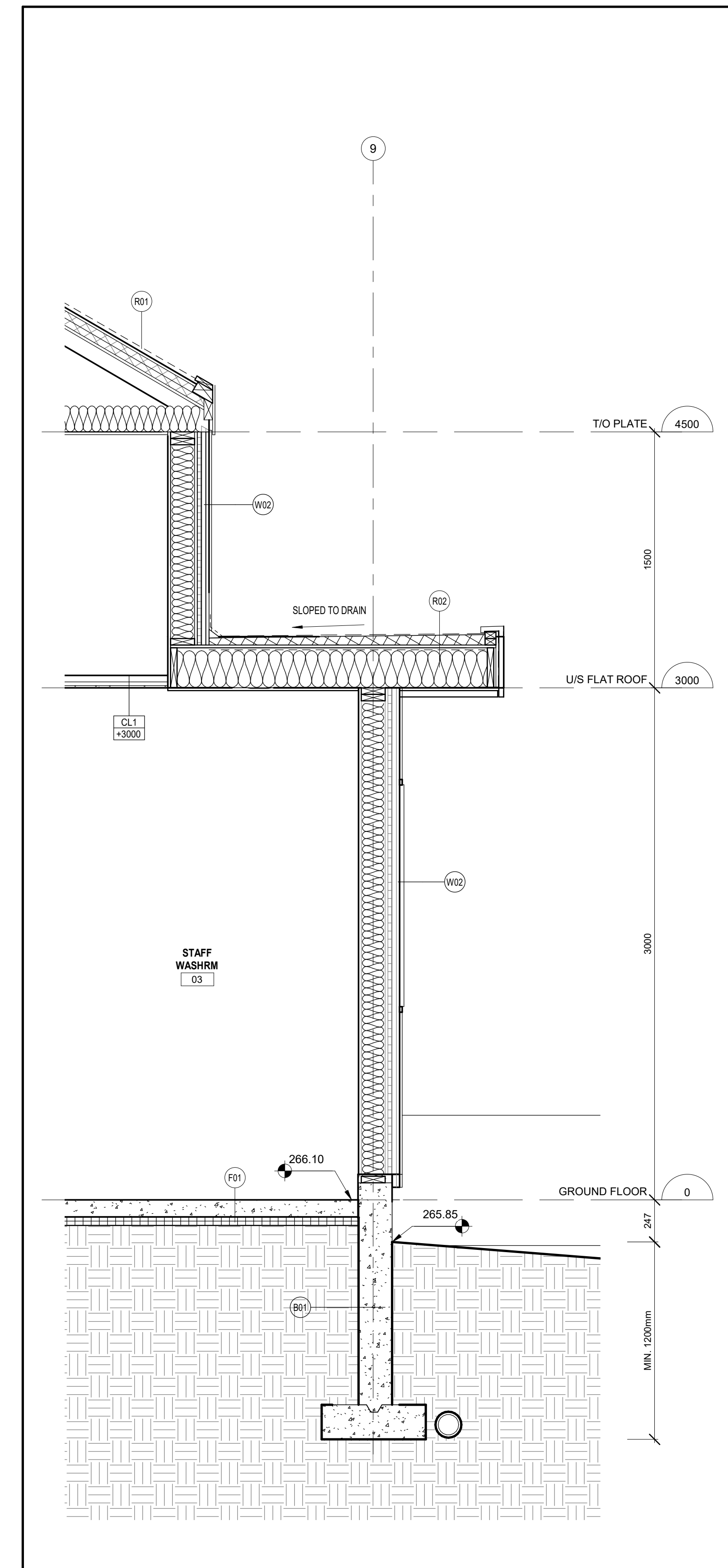
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3 WALL SECTION 16
A5.5 1 : 20



2 WALL SECTION 15
A5.5 1 : 20



1 WALL SECTION 14
A5.5 1 : 20

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REVISIONS	

SUBMITTALS		
No.	Description	Date
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8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28 DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26 DG
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4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
No.	Description	YYYY.MM.DD By

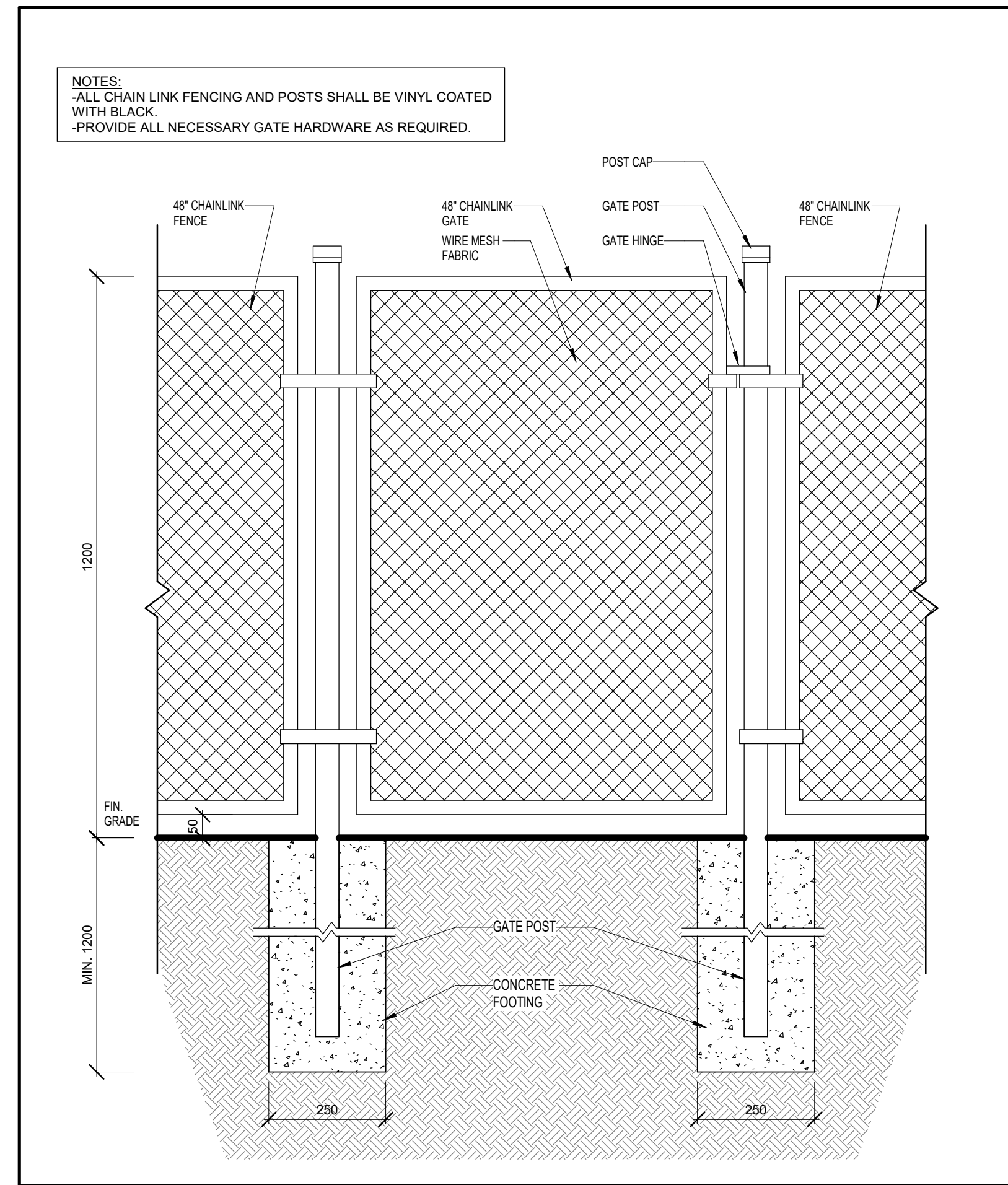
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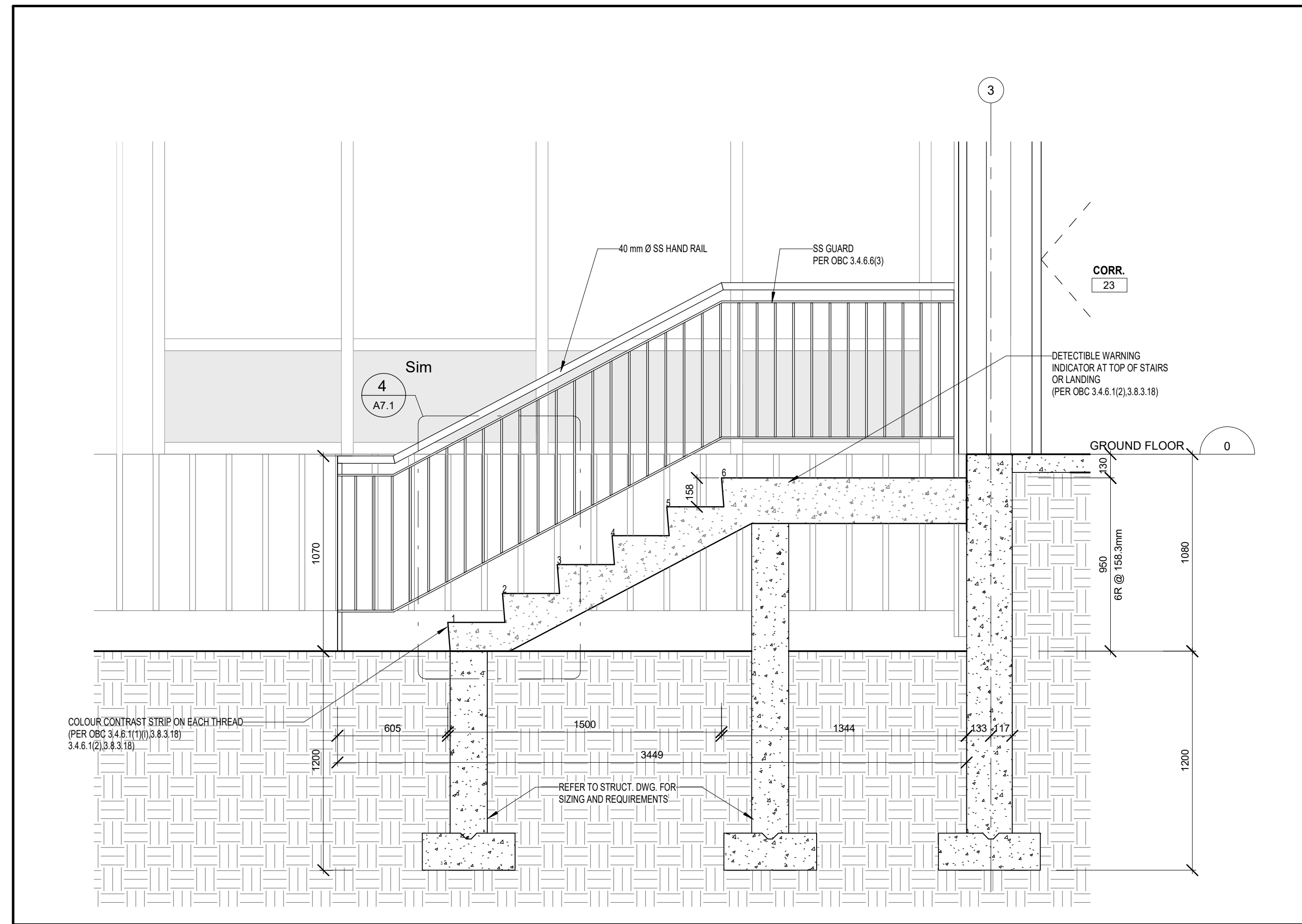
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WALL SECTIONS
 2021.02.16
 Scale: 1 : 20
 Drawn By: PS
 Checked By: DG
A5.5

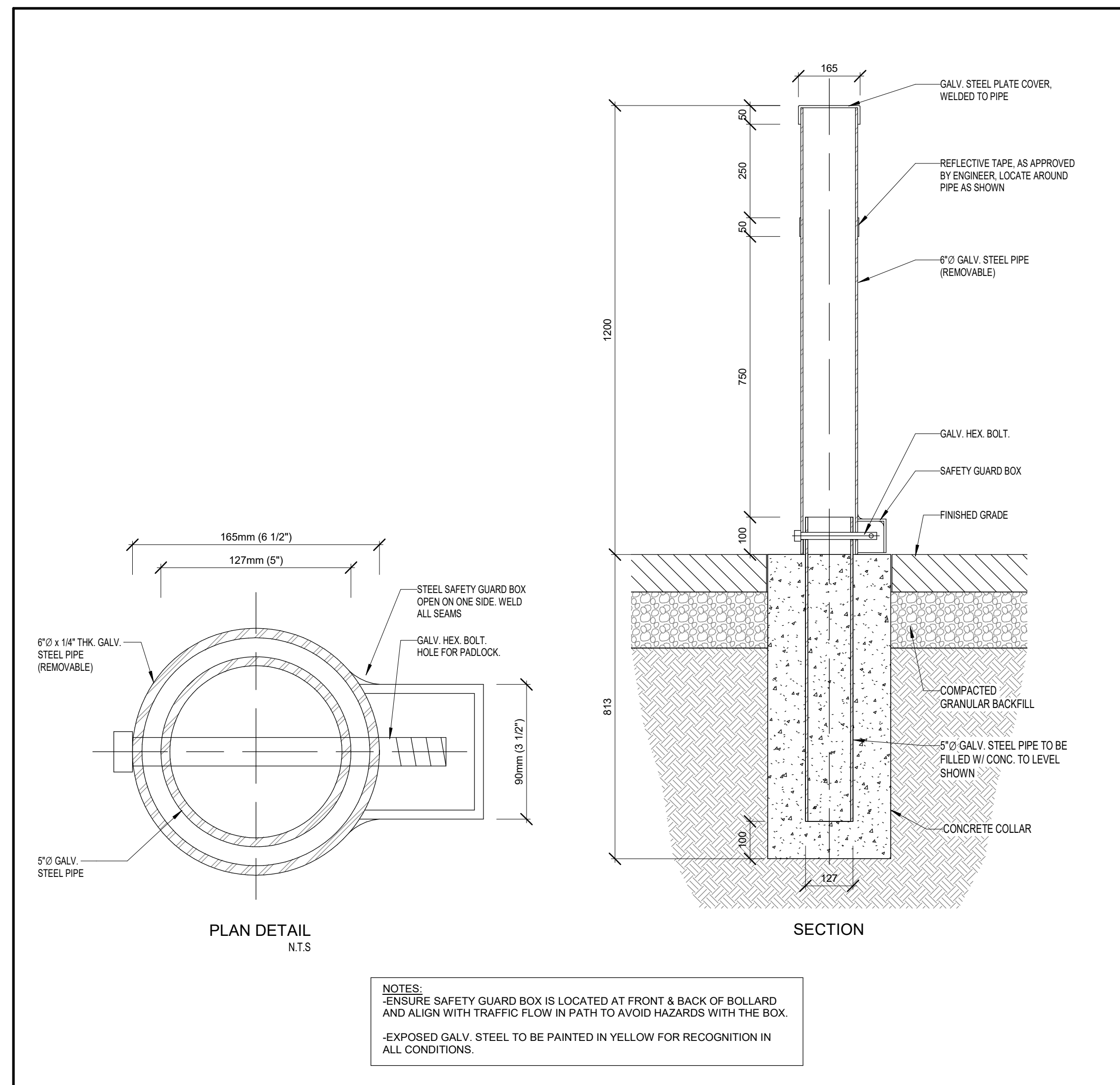
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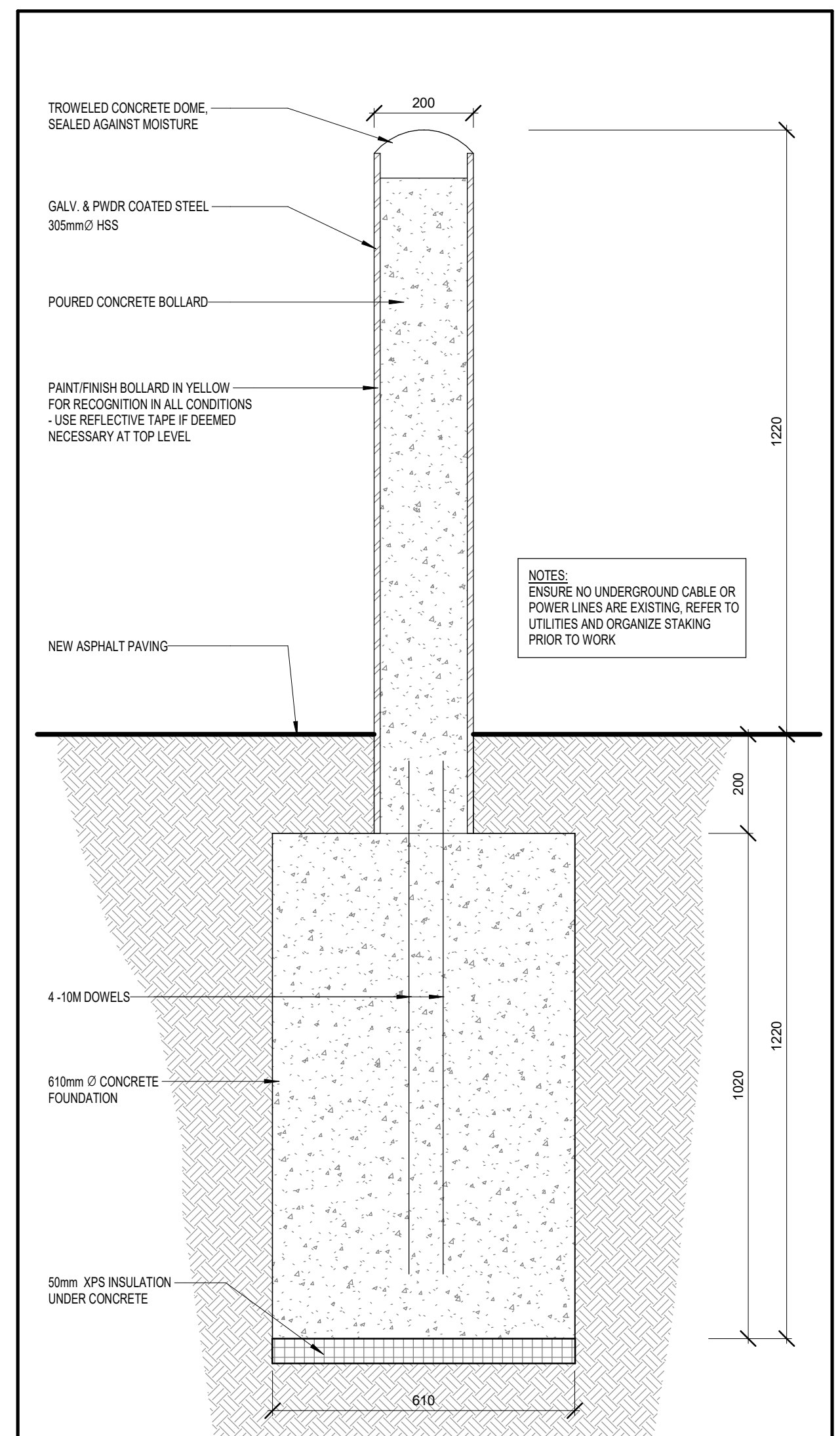
5 CHAIN LINK FENCE DETAILS
A7.2 1 : 10



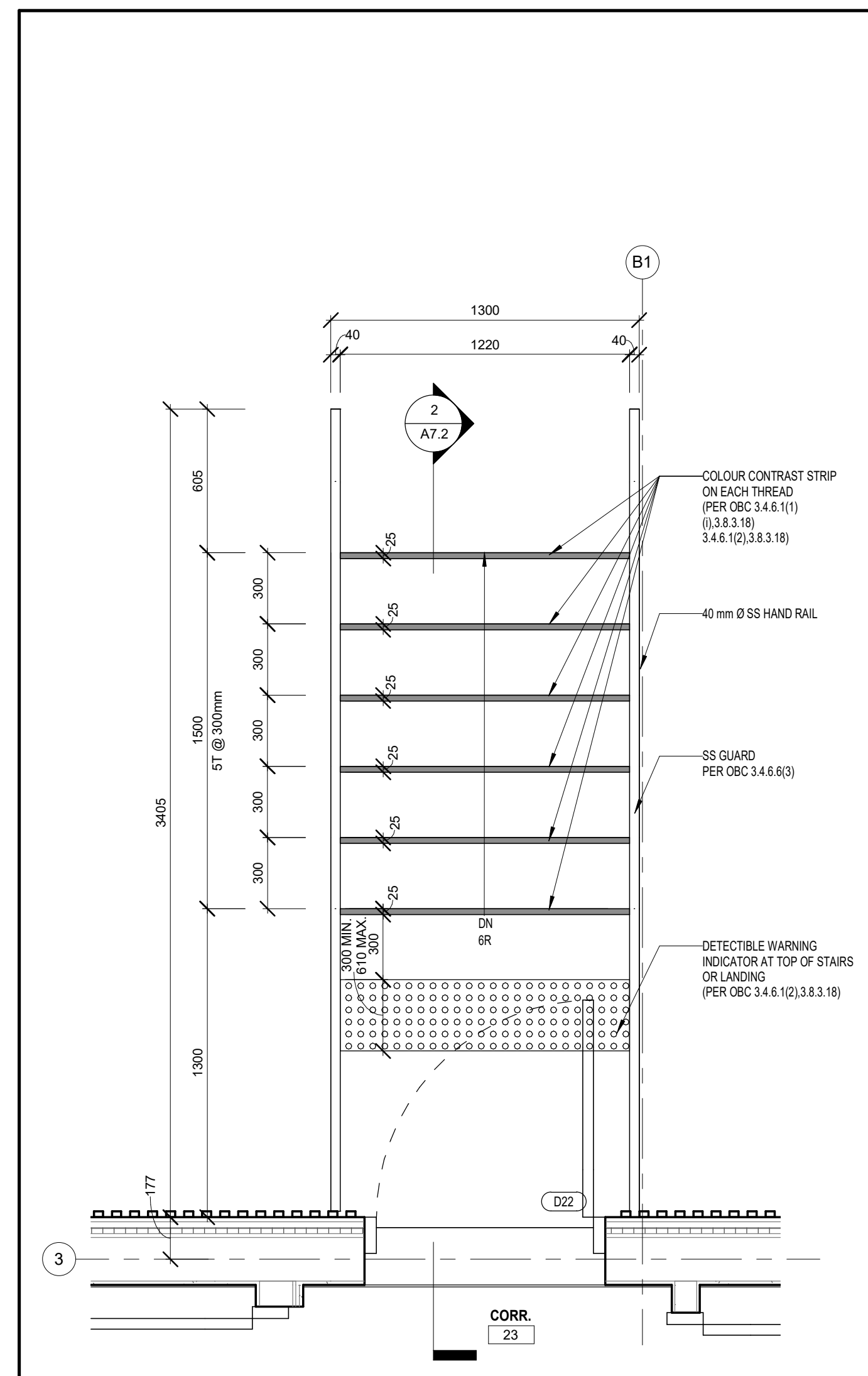
2 SECTION - STAIR
A7.2 1 : 20



4 REMOVABLE BOLLARD DETAILS
A7.2 1 : 10



3 FIXED BOLLARD DETAILS (GARBAGE STORAGE)
A7.2 1 : 20



1 PLAN - STAIR
A7.2 1 : 20

APPLICATION NUMBER:

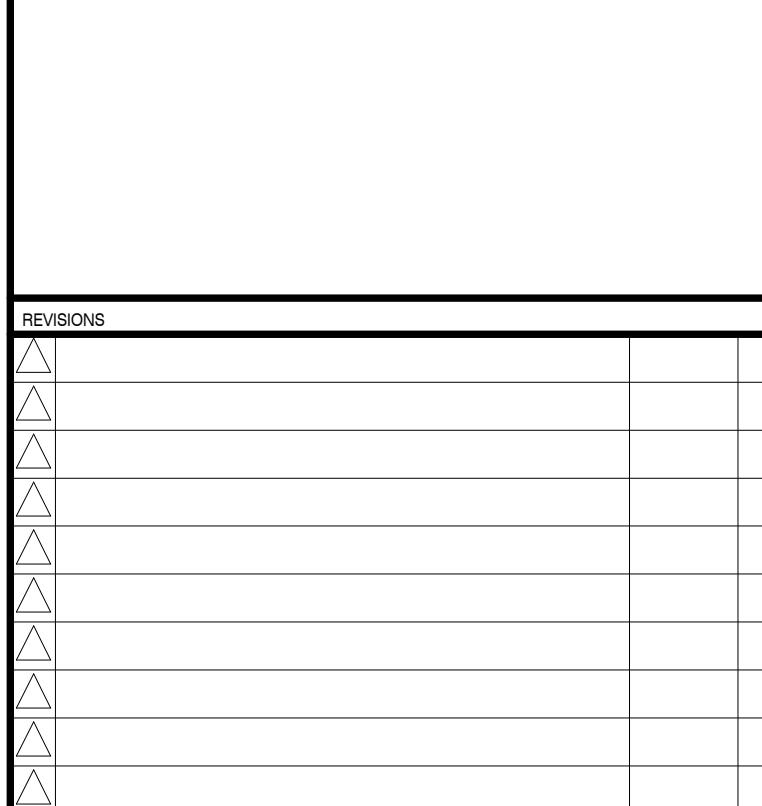
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REVISIONS

No.	Description	Date	By
10	ISSUED FOR CONDITIONAL PERMIT	2021.06.07	DG
9	ISSUED FOR TENDER	2021.02.16	DG
8	ISSUED FOR PERMIT REVISION	2020.11.04	DG
7	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.20	DG
6	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
5	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
4	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
3	ISSUED FOR SITE PLAN APPLICATION #02	2020.02.28	DG
2	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
1	ISSUED FOR SITE PLAN APPLICATION #01	2019.11.18	DG
No.	Description	YYYYMMDD	By

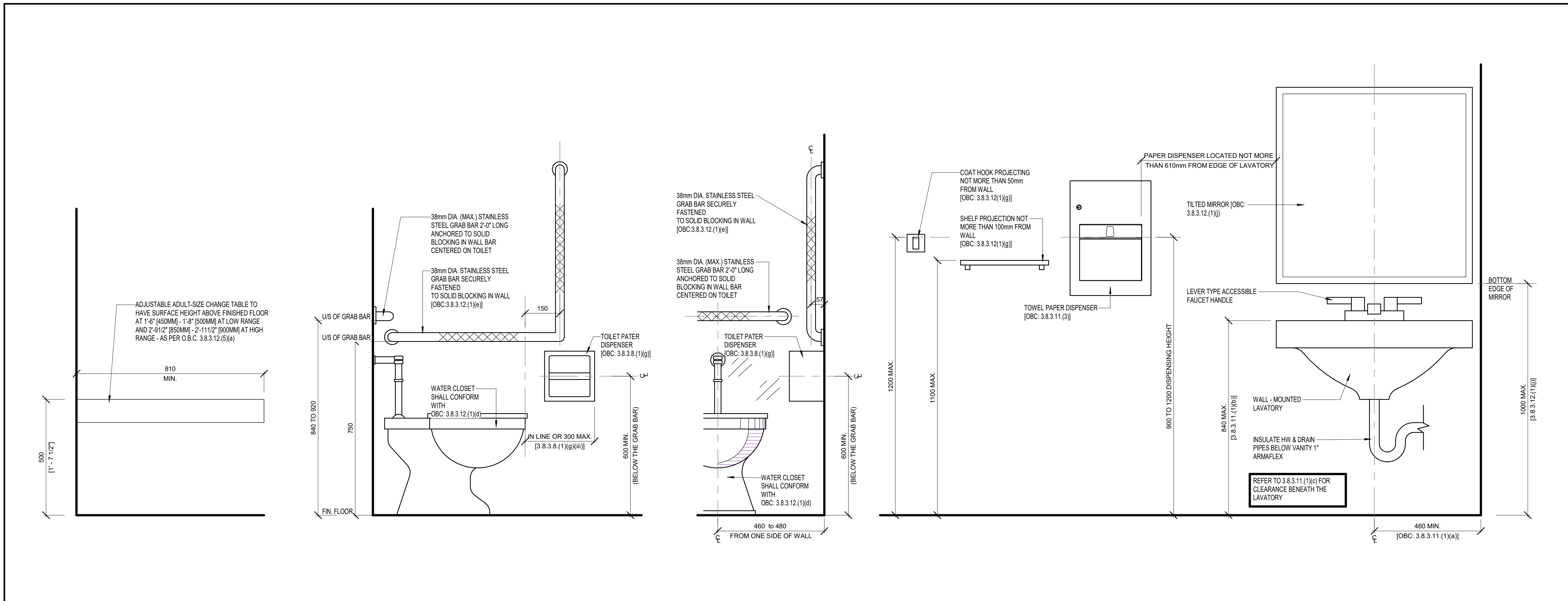
STAIR & MISC. DETAILS
2021.06.17
As Indicated PN DG



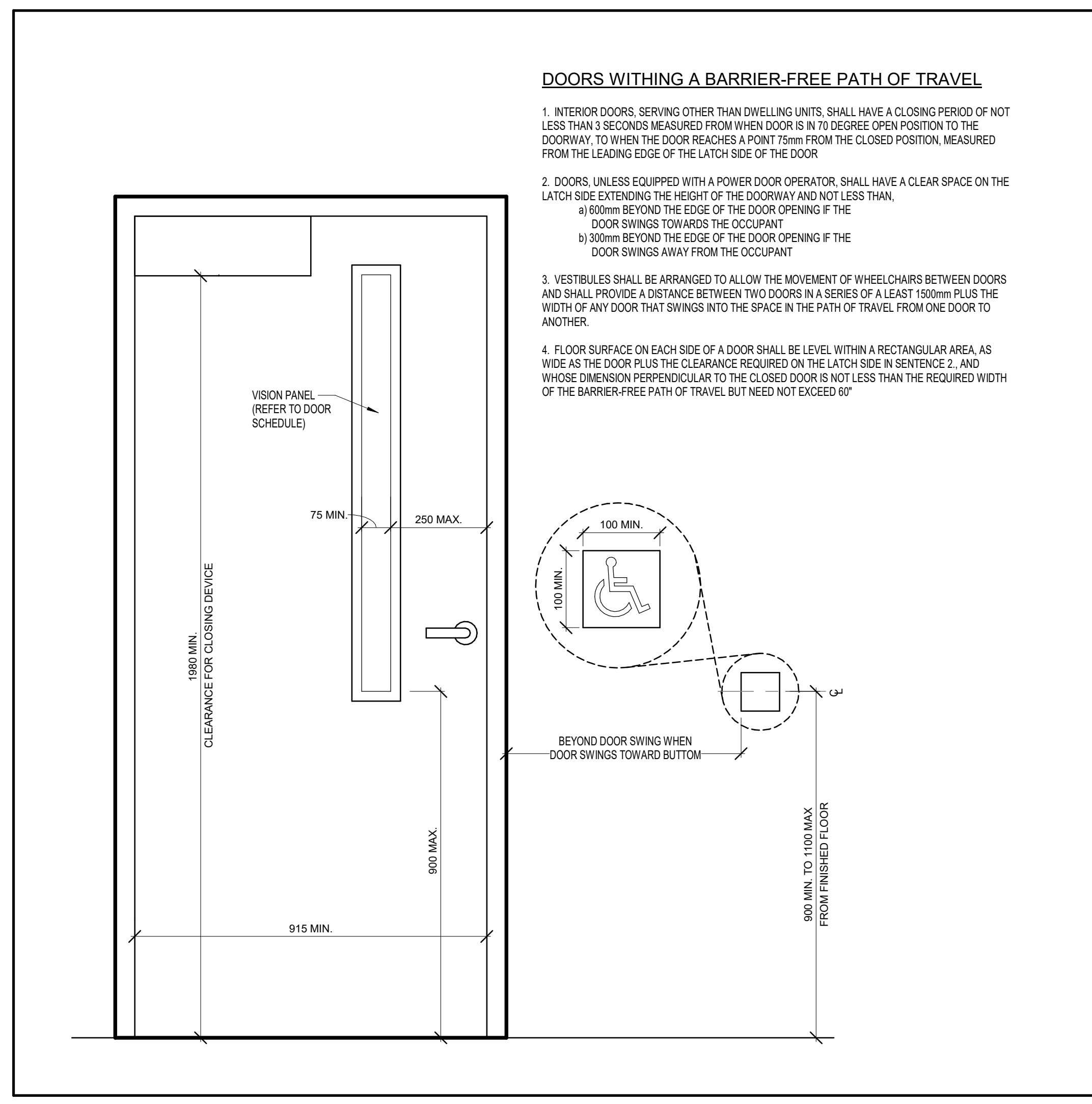
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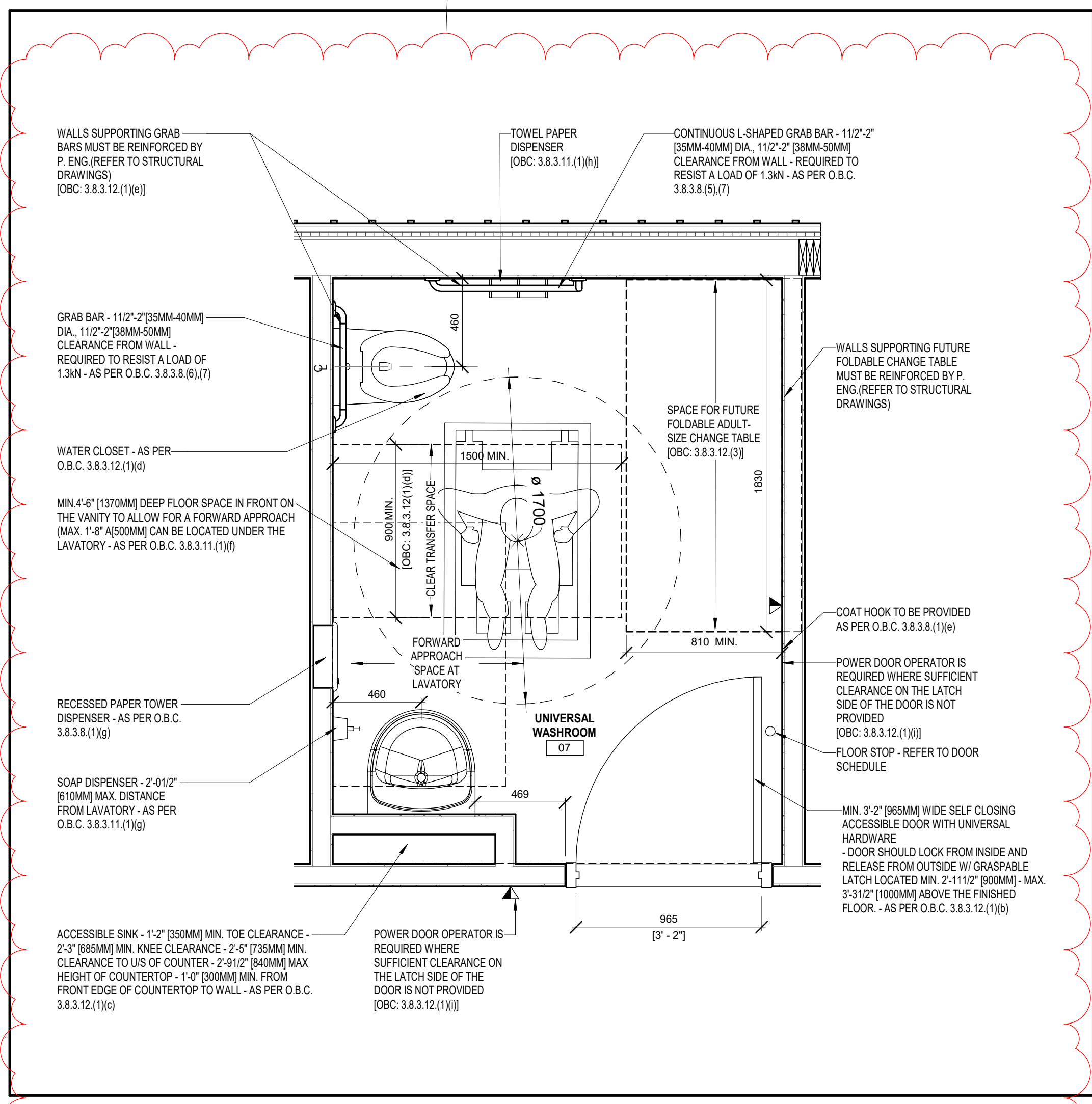
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2 WASHROOM ACCESSORIES
A7.3 1 : 10



3 BARRIER FREE DOOR
A7.3 1 : 10



1 UNIVERSAL WASHROOM DETAILS
A7.3 1 : 20

APPLICATION NUMBER:

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NO.	DESCRIPTION	DATE	BY
1	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG
2	ISSUED FOR CLIENT APPROVAL	2019.12.19	DG
3	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28	DG
4	ISSUED FOR BUILDING PERMIT	2020.04.17	DG
5	ISSUED FOR PRELIMINARY TENDER	2020.05.27	DG
6	ISSUED FOR BUILDING PERMIT	2020.06.26	DG
7	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.28	DG
8	ISSUED FOR PERMIT REVISION	2020.11.04	DG
9	ISSUED FOR TENDER	2021.02.16	DG

REVISIONS

NO.	DESCRIPTION	DATE	BY
1	DRAWING REVIEW AS PER PLANS EXAMINERS COMMENT	2020.08.25	DG
2	DRAWING REVIEW AS PER PLANS EXAMINERS COMMENT	2020.08.12	DG

SUBMITTALS

NO.	DESCRIPTION	DATE	BY
1	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18	DG

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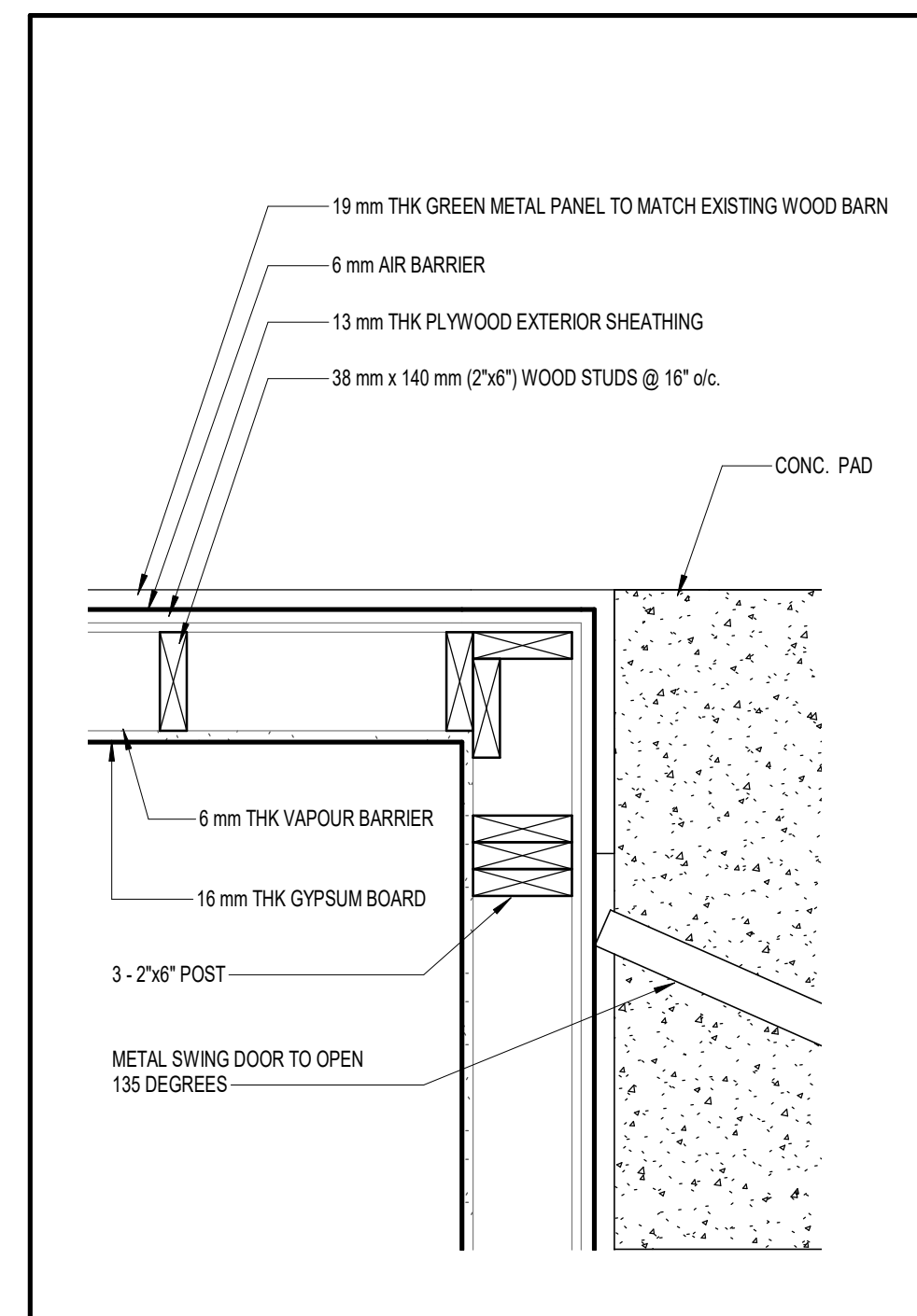
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2021.02.16

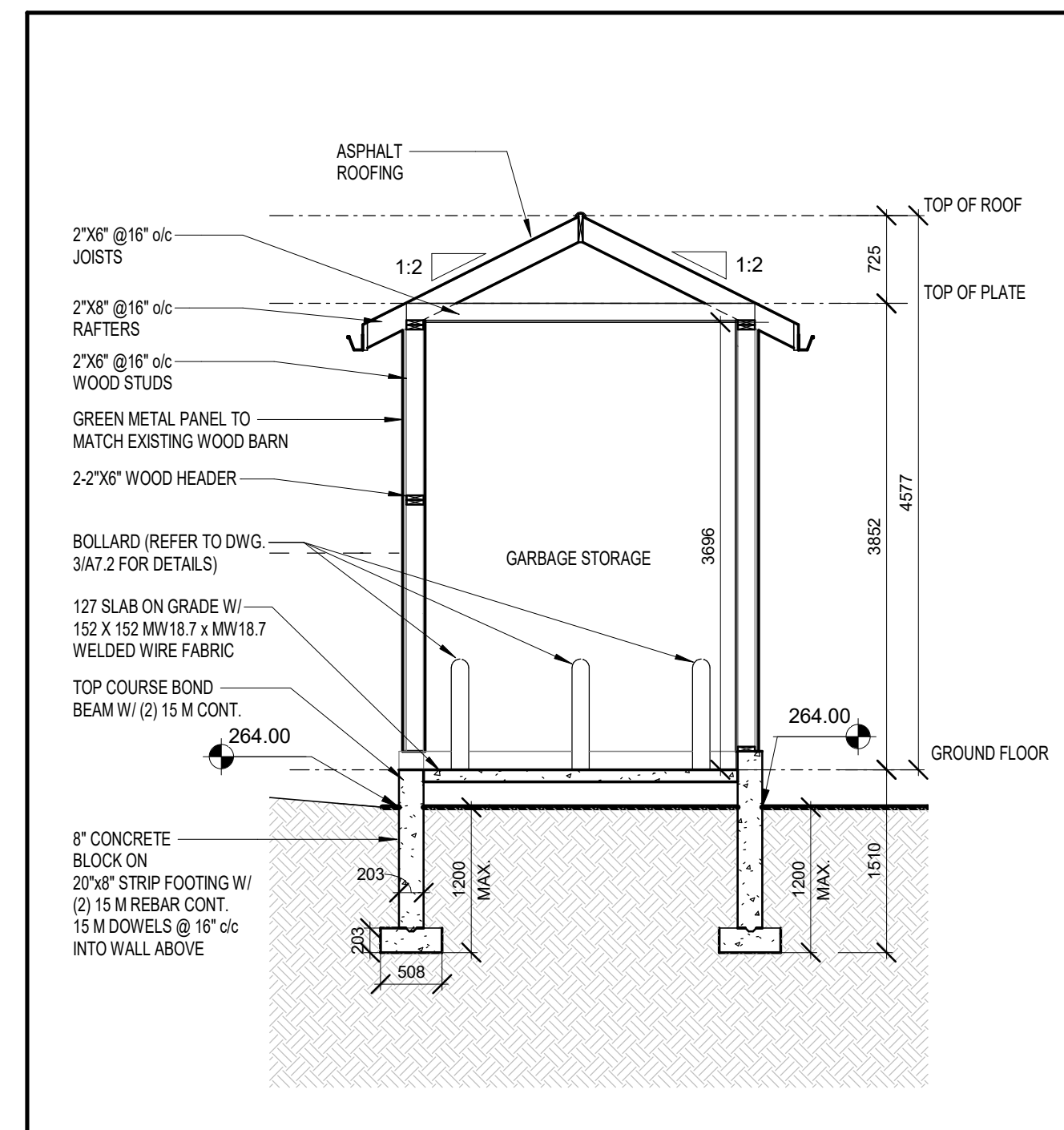
As indicated PN DG

A7.3

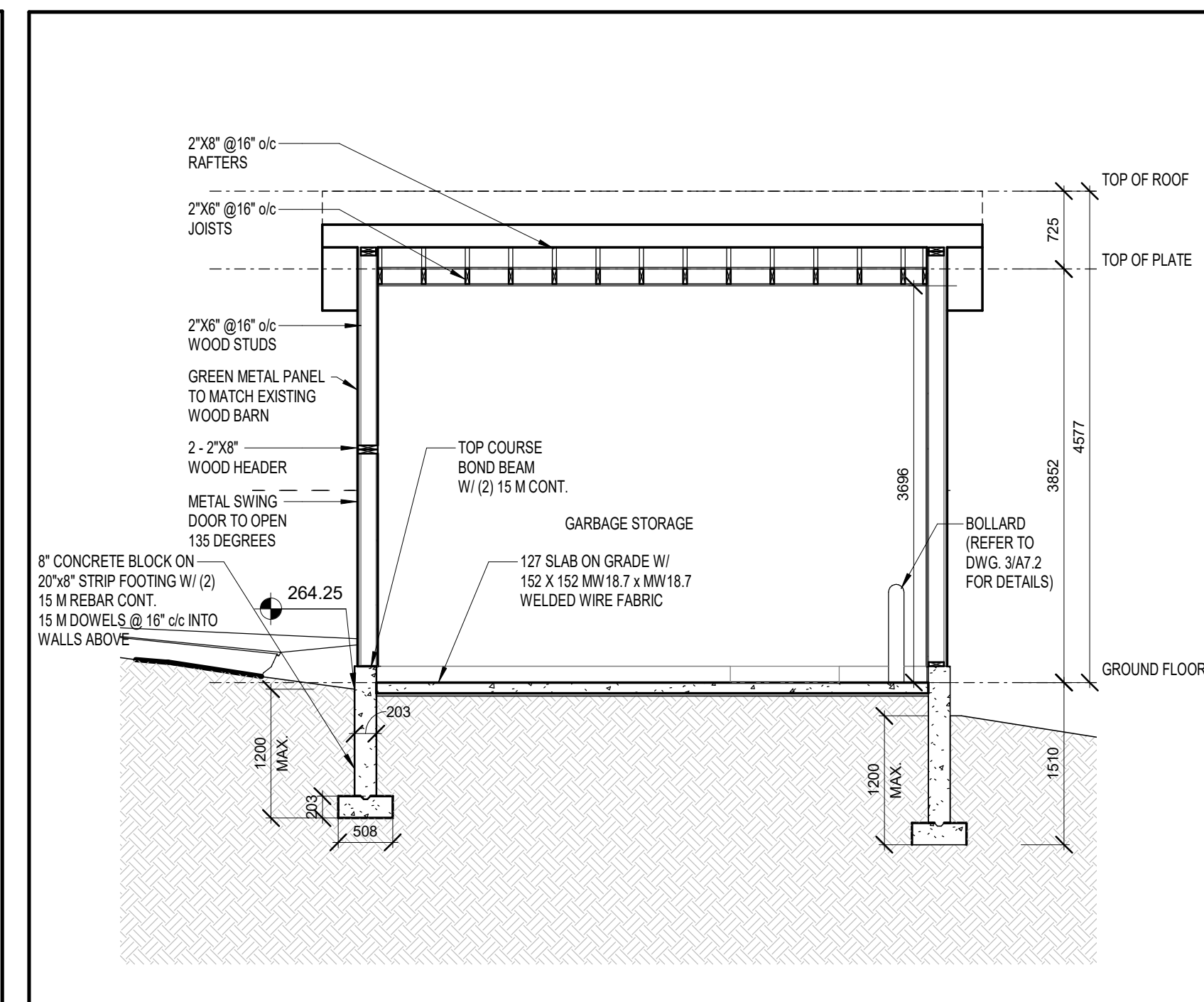
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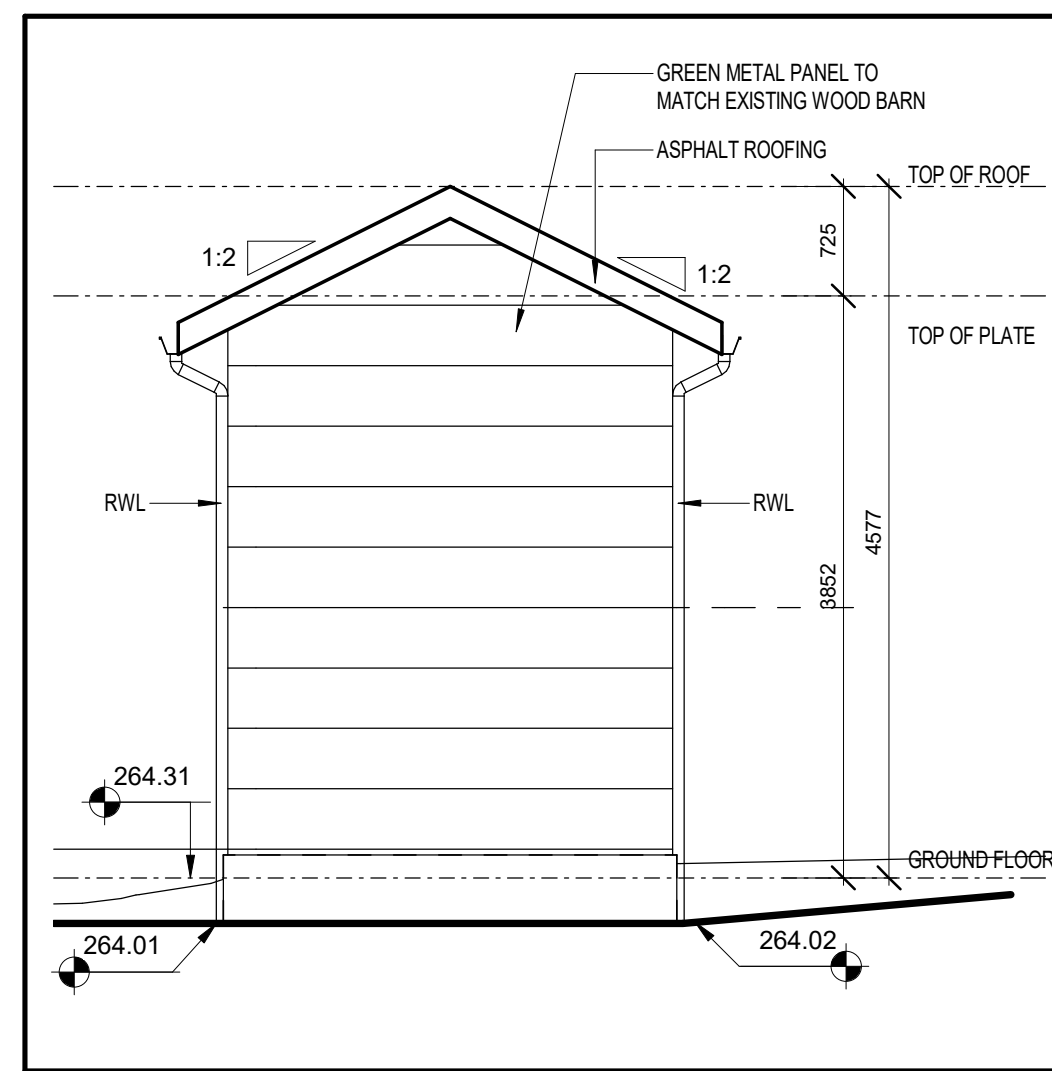
10 PLAN DETAIL
A8.1 1 : 10



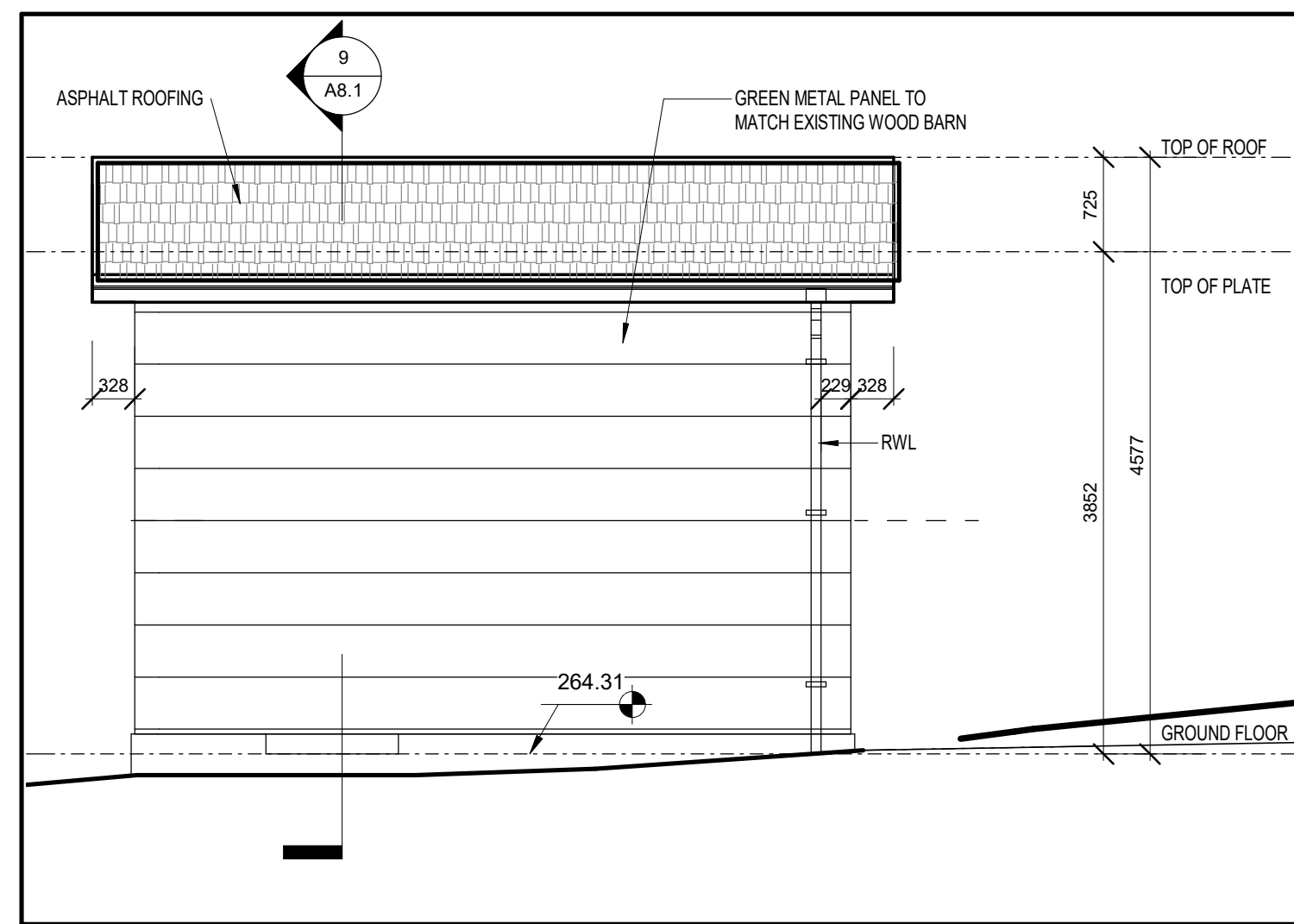
9 SECTION 2 - GARBAGE ENCLOSURE
A8.1 1 : 50



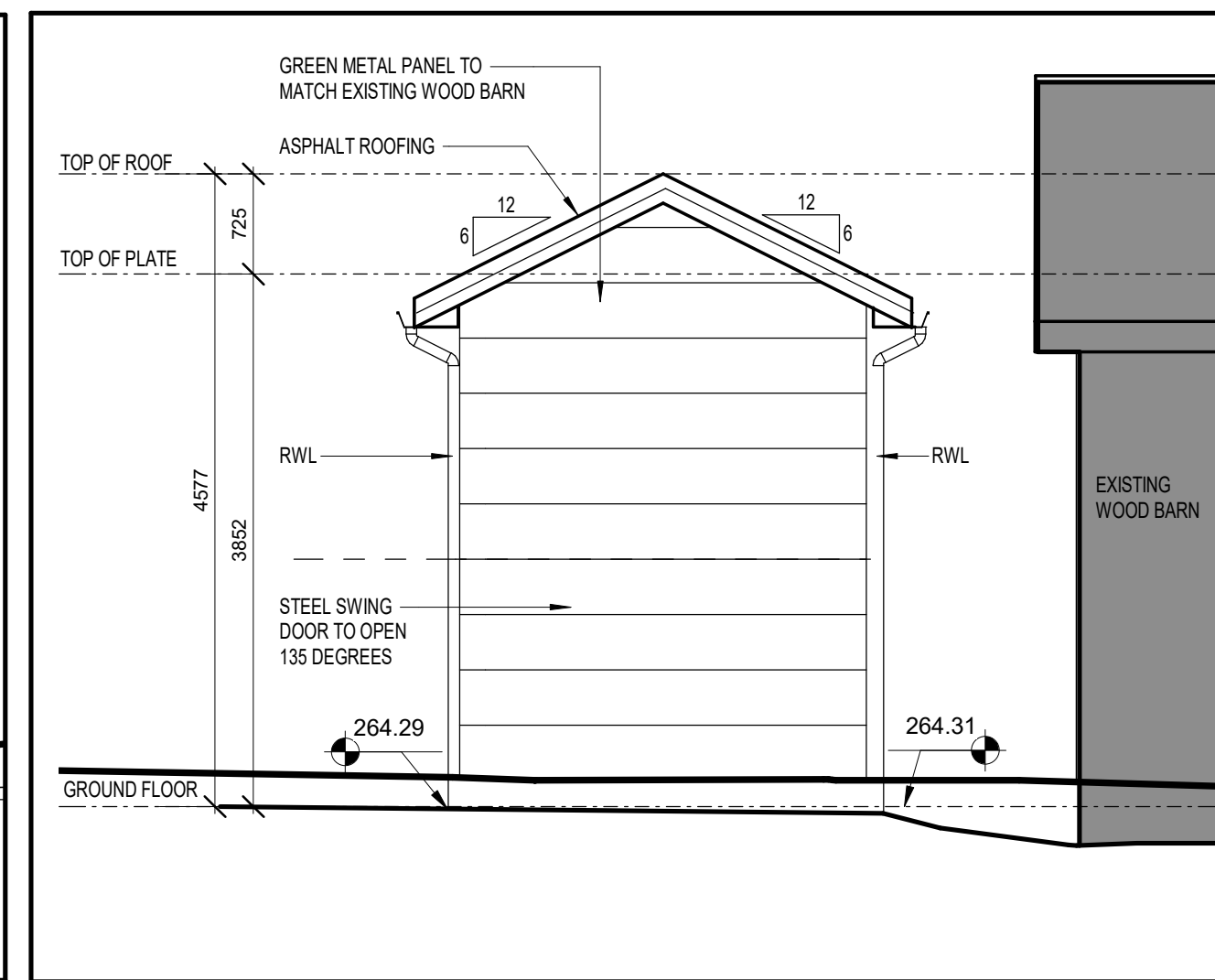
8 SECTION 1 - GARBAGE ENCLOSURE
A8.1 1 : 50



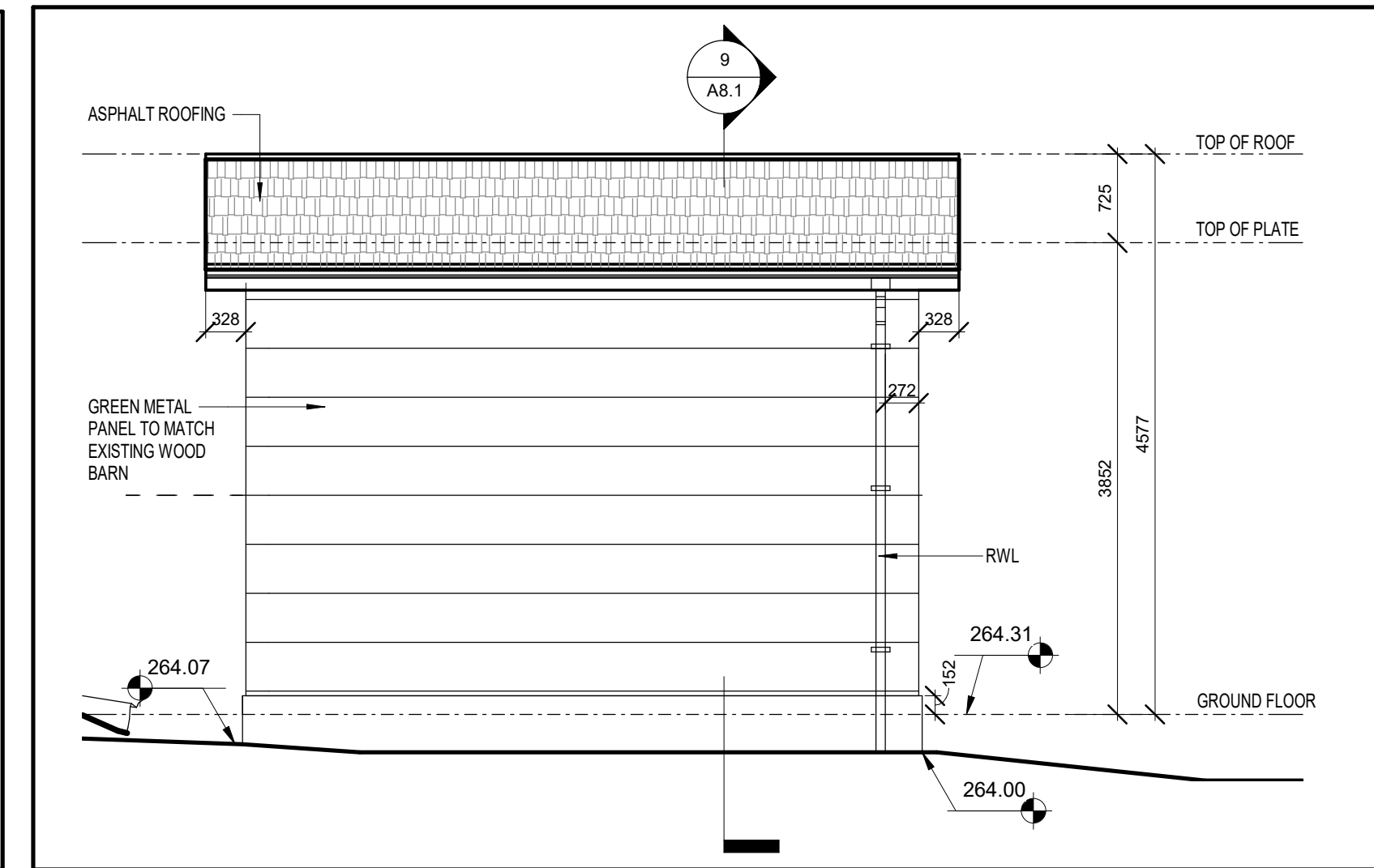
7 ELEVATION - WEST
A8.1 1 : 50



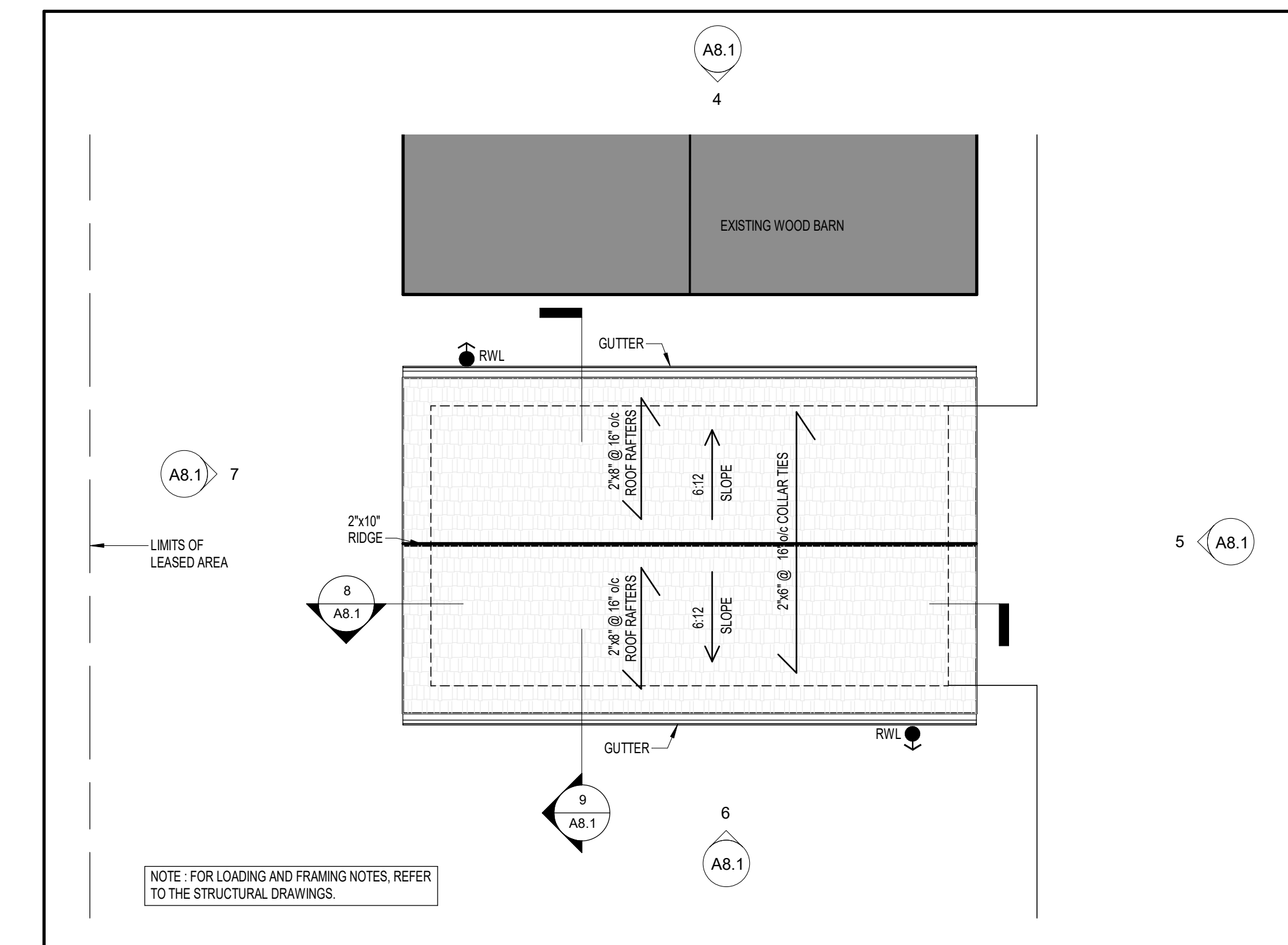
6 ELEVATION - SOUTH
A8.1 1 : 50



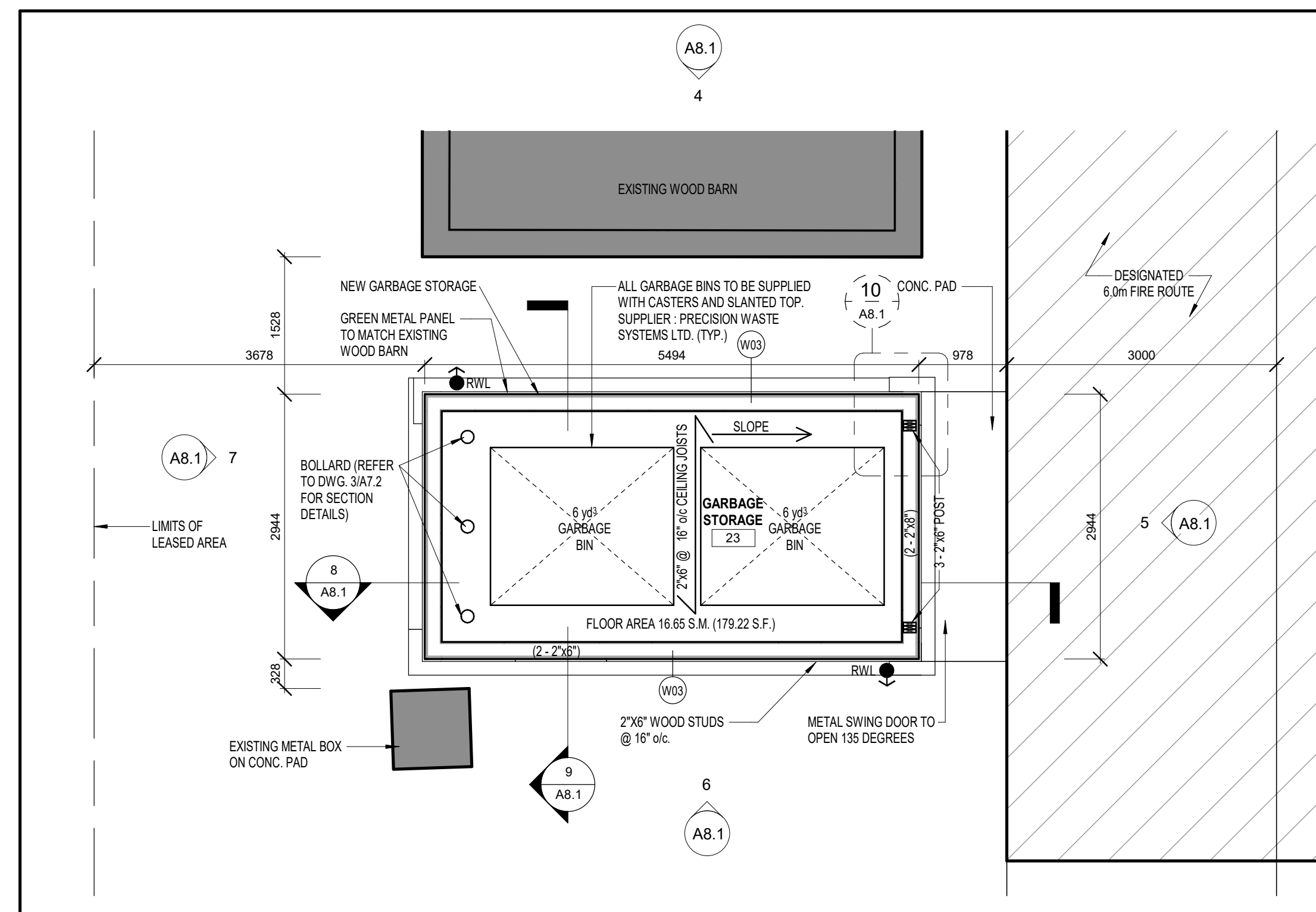
5 ELEVATION - EAST
A8.1 1 : 50



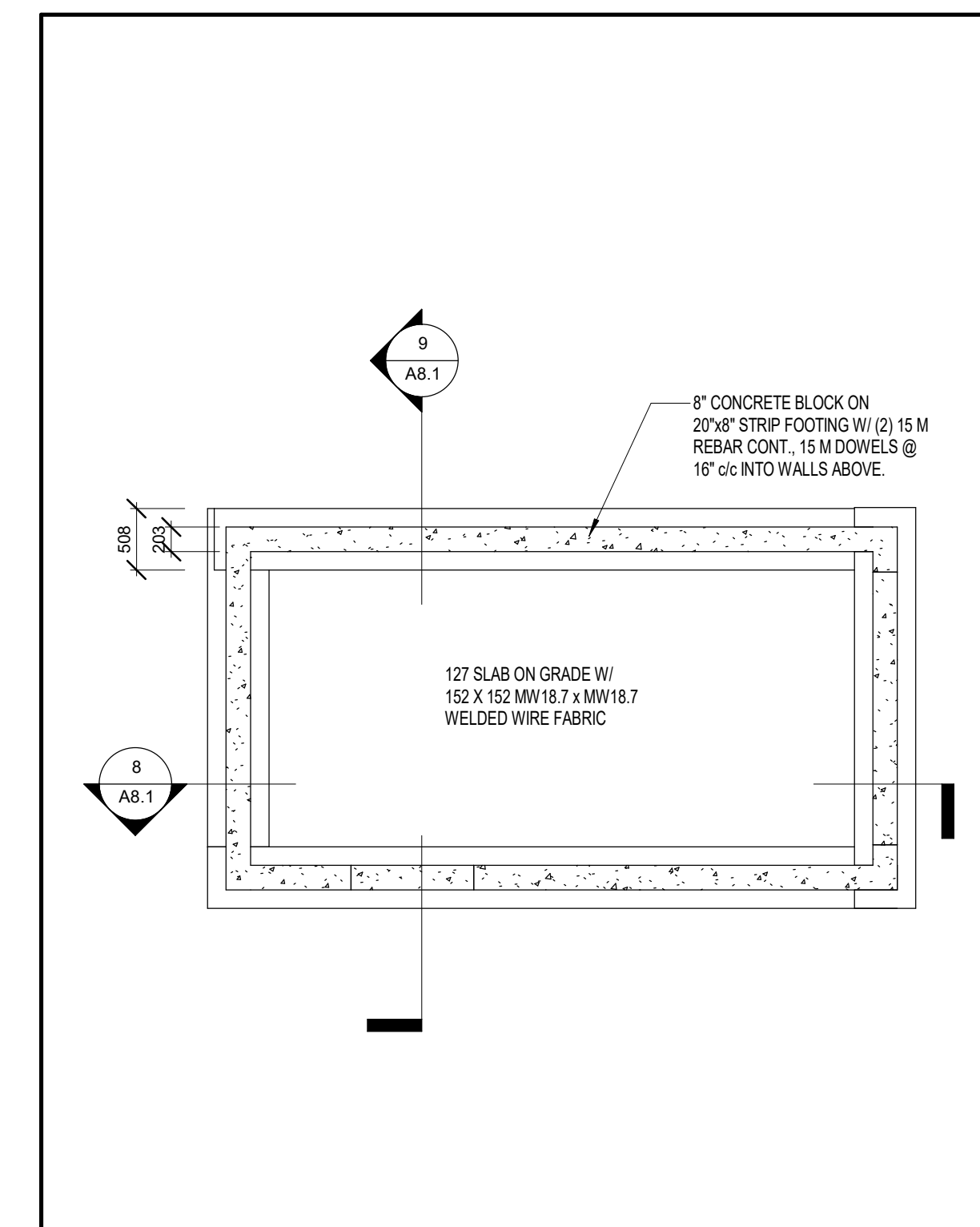
4 ELEVATION - NORTH
A8.1 1 : 50



3 ROOF PLAN
A8.1 1 : 50



2 GROUND FLOOR PLAN
A8.1 1 : 50



1 FOUNDATION PLAN
A8.1 1 : 50

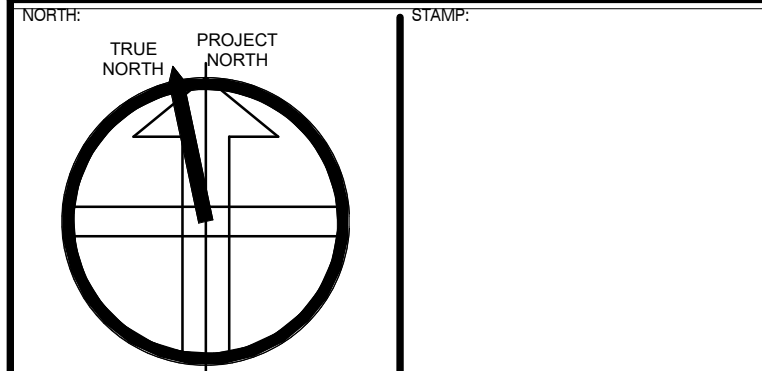
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SUBMITTALS		
NO.	Description	DATE
10.		
9.	ISSUED FOR TENDER	2021.02.16 DG
8.	ISSUED FOR PERMIT REVISION	2020.11.04 DG
7.	ISSUED FOR TENDER / PERMIT AMENDMENT	2020.10.26 DG
6.	ISSUED FOR BUILDING PERMIT	2020.06.26 DG
5.	ISSUED FOR PRELIMINARY TENDER	2020.06.27 DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.10 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
No.	Description	YYYY.MM.DD By

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3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.10 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
No.	Description	YYYY.MM.DD By



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GARBAGE STORAGE DETAILS
2021.02.16
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4 EYE LEVEL VIEW 4
A10.1



2 EYE LEVEL VIEW 2
A10.1





3 EYE LEVEL VIEW 3
A10.1



1 EYE LEVEL VIEW 1
A10.1

REVISIONS		

SUBMITTALS		
No.	Description	DATE
9.	ISSUED FOR TENDER	2021.02.16 DG
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5.	ISSUED FOR PRELIMINARY TENDER	2020.05.27 DG
4.	ISSUED FOR BUILDING PERMIT	2020.04.17 DG
3.	ISSUED FOR SITE PLAN APPLICATION #002	2020.02.28 DG
2.	ISSUED FOR CLIENT APPROVAL	2019.12.19 DG
1.	ISSUED FOR SITE PLAN APPLICATION #001	2019.11.18 DG
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STREET VIEWS
 2021.02.16
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 Checked By: DG
A10.1