CEDARBROOK LODGE
PROPOSED MODIFICATIONS
5TH AND 6TH FLOORS

520 Markham Road, Toronto, ON

Issued for Tender and Building Permit
2026-07-21

CLIENT

UNITY HEALTH TORONTO

Unity Health Toronto

St. Joseph's Health Centre
Unity Health Toronto
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DRAWING INDEX

A-000 LIST OF CONSULTANT AND DRAWINGS
A-200 FLOOR FINISHES PLAN 5TH AND 6TH FLOOR
A-300 ENLARGED SHOWER ROOM DEMOLITION PLAN, CONSTRUCTION PLAN AND RCP 6TH FLOOR
A-301 ENLARGED BF WASHROOM DEMOLITION PLAN, CONSTRUCTION PLAN AND RCP 6TH FLOOR
A-302 INTERIOR ELEVATIONS
A-400 DOOR AND HARDWARE SCHEDULE, DOOR DETAILS AND PARTITION SCHEUDLE
A-401 SHOWER ROOM DETAILS
SP-001 ARCHITECTURAL SPECIFICATIONS
SP-002 ARCHITECTURAL SPECIFICATIONS
SP-003 ARCHITECTURAL SPECIFICATIONS
SP-004 ARCHITECTURAL SPECIFICATIONS
SP-005 ARCHITECTURAL SPECIFICATIONS
SP-006 ARCHITECTURAL SPECIFICATIONS
SP-007 ARCHITECTURAL SPECIFICATIONS

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DRAWING INDEX

M1 MECHANICAL LEGEND, DRAWING LIST AND DETAILS
M10 MECHANICAL DEMO & NEW LAYOUTS

ELECTRICAL

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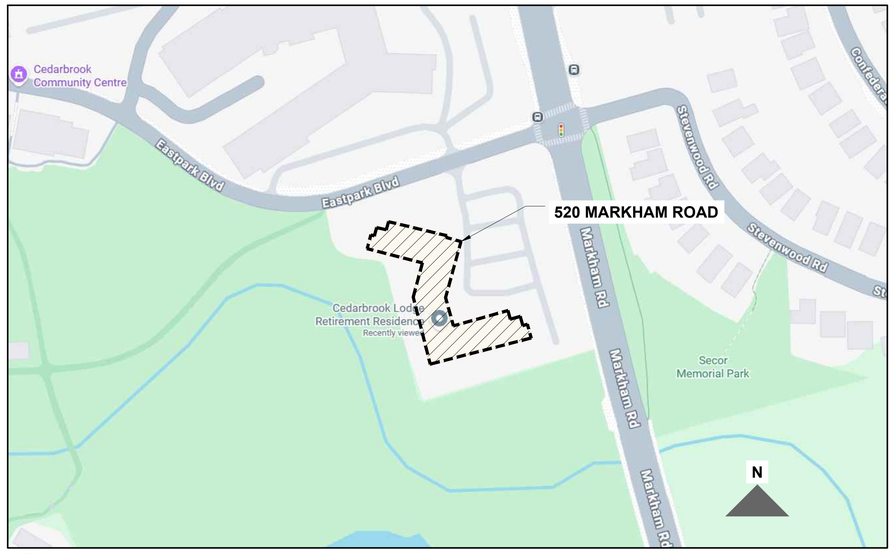
DRAWING INDEX

E10 ELECTRICAL LEGEND, DRAWING LIST, DETAIL AND NEW LAYOUT

ABBREVIATION LEGEND

A	
ABV.	ABOVE
ALUMN.	ALUMINUM
ANOD.	ANODIZED
APPVD.	APPROVED
ARCH.	ARCHITECT OR ARCHITECTURAL
B	
BLK.	BLOCK
BD.	BOARD
BOT.	BOTTOM
BRNZ.	BRONZE
BLDG.	BUILDING
C	
CAB.	CABINET
CALK.	CAULKING
CLG.	CEILING
℄	CENTRE LINE
COL.	COLUMN
CONT.	CONTINUOUS
C/W	COMPLETE WITH
C.J.	CONTROL JOINT
CONTR.	CONTRACTOR OR CONTRACT
CH	COAT HOOK
CR	CHAIR RAIL
CT	CURTAIN TRACK
D	
DEM.	DEMOLITION
DET.	DETAIL
DIA.	DIAMETER
DIM.	DIMENSION
DIST.	DISTANCE
DWGS.	DRAWINGS
E	
ELEC.	ELECTRIC
ELEV.	ELEVATION
EXIST.	EXISTING
EMER.	EMERGENCY
ENTR.	ENTRANCE
EQUIP.	EQUIPMENT
EP	ELECTRIC PANEL
EX.	EXISTING
F	
FIX.	FIXED
FIXT.	FIXTURE
FLR.	FLOOR
FLOUR.	FLUORESCENT
FURR.	FURRING
FF	FINISHED FLOOR
G	
GRAL.	GENERAL CONTRACTOR
GL.	GLASS OR GLAZED
GALV.	GALVANIZED
GWB.	GYPSUM WALL BOARD
GC.	GENERAL CONTRACTOR
GT.	GROUT
GYP.	GYPSUM
GB.	GRAB BAR
I	
INSUL.	INSULATION
INT.	INTERIOR
J	
JAN.	JANITOR
JAN. CLO.	JANITOR CLOSET
JNT.	JOINT
JST.	JOIST
K	
KP.	KICK PLATE
KIT.	KITCHEN
L	
LAB.	LABORATORY
LAM.	LAMINATE
LAV.	LAVATORY
LT.	LIGHT
LOUV.	LOUVER(S)
M	
MACH.	MACHINE
MAINT.	MAINTENANCE
MGR.	MANAGER
MAX.	MAXIMUN
MECH.	MECHANICAL
MED.	MEDIUM
MET.	METAL
MEZZ.	MEZZANINE
MLWK.	MILLWORK
MIN.	MINIMUM
MIR.	MIRROR
MISC .	MISCELLANEOUS
MUL.	MULLION
N	
N.	NORTH
N.I.C	NOT IN CONTRACT
NTS.	NOT TO SCALE
O	
O/C	ON CENTRE
OFF.	OFFICE
OPNG.	OPENING
OPP.	OPPOSITE
ORIG.	ORIGINAL
OPP.	OPPOSITE
OWSJ.	OPEN WEB STEEL JOIST
P	
PTD.	PAINT
PNL.	PANEL
PTN.	PARTITION
PERM.	PERMANENT
PERP.	PERPENDICULAR
PLAS.	PLASTER
PL.	PLATE
PLBG.	PLUMBING
PT.	POINT
POL.	POLISH
POLY	POLYETHYLENE
PROJ.	PROJECT
PTD	PAPER TOWEL DISPENSER
Q	
QUAN.	QUANTITY
R	
RAD.	RADIUS
REF.	REFERENCE
RE:	REFER TO
REFL.	REFLECTED
REINF.	REINFORCED
REMV.	REMOVE
REQD.	REQUIRED
RESIL.	RESILIENT
REV.	REVISION
RND.	ROUND
R.T.U.	ROOF TOP UNIT
S	
SAN.	SANITARY
SD.	SOAP DISPENSER
SCWD	SOLID CORE WOOD
SC.	STANDARD
STRUC.	STRUCTURAL
ST.	STAIN FINISH
STOR.	STORAGE
SUSP.	SUSPEND(ED)
SYST.	SYSTEM
SIM.	SIMILAR
STL.	STEEL
SHL..	SHELF
T	
T.B.D.	TO BE DETERMINED
TEL.	TELEPHONE
TEMP.	TEMPORARY
TYP.	TYPICAL
TPD	TOILET PAPER DISPENSER
U	
U.N.O.	UNLESS NOTED OTHERWISE
UNFIN.	UNFINISHED
UTIL.	UTILITY
V	
VAR.	VARIABLE
VNR.	VENEER
V.I.F.	VERIFY IN FIELD
VEST.	VESTIBULE
V.B.	VINYL BASE
VR.	VAPOUR RETARDER
W	
W.	WEST
W.H.	WALL HUNG
W.GL.	WIRE GLASS
WDW.	WINDOW
WD.	WOOD
W.V.	WOOD VENEER
WR.	WASTE RECEPTACLE

01 A-000 ABBREVIATION LEGEND
N.T.S



02 A-000 LOCATION PLAN
N.T.S

REFER TO CHANGE OF USE BUILDING PERMIT NUMBER 24 123510 BLD 00 BA ISSUED FOR THE 5TH AND 6TH FLOOR.

ITEM	ONTARIO BUILDING CODE DATA MATRIX PARTS 3 & 9	BUILDING CODE REFERENCE (References are to Division B unless noted [A] for Division A or [C] for Division C)	
1	PROJECT DESCRIPTION: ☐ NEW ☐ ADDITION ☒ ALTERATION ☐ CHANGE OF USE — ☐ PART 11 (11.1 to 11.4)	☒ PART 3 1.3.3.2 [A]	☐ PART 9 1.3.3.3. [A]
2	MAJOR OCCUPANCY(S): Group B Division 3 Floors 1, 2, 3, 4; Group B Division 2 Floors 5, 6	3.1.2.	9.10.2.
3	BUILDING AREA (m²) EXISTING ___ m² NEW ___ m² TOTAL UNCHANGED	1.4.1.2 [A]	1.4.1.2 [A]
4	GROSS AREA EXISTING ___ m² NEW ___ m² TOTAL UNCHANGED	1.4.1.2 [A]	1.4.1.2. [A]
5	NUMBER OF STOREYS: ABOVE GRADE 6 BELOW GRADE 1	1.4.1.2. [A] & 3.2.1.1.	1.4.1.2. [A] & 9.10.4.
6	NUMBER OF STREETS / FIRE FIGHTER ACCESS: 2	3.2.2.10. & 3.2.5	9.10.20.
7	BUILDING CLASSIFICATION: 3.2.2.42	3.2.2.20. - .93	9.10.2.
8	SPRINKLER SYSTEM PROPOSED ☐ ENTIRE BUILDING ☐ SELECTED COMPARTMENTS ☐ SELECTED FLOOR AREAS ☐ BASEMENT ☐ IN LIEU OF ROOF RATING ☐ NOT REQUIRED	3.2.1.5. & 3.2.2.18., .21., .22, .29, 3.2.4.1., 3.2.4.9., 3.2.4.15. & 3.2.5.12.-.14.	9.10.8.2.-.4 & 3.2.4.7.(4)
9	STANDPIPE REQUIRED: ☐ YES ☒ NO	3.2.5.8.-.11	N/A
10	FIRE ALARM REQUIRED: ☒ YES ☐ NO	3.2.4.	9.10.18.
11	WATER SERVICE/SUPPLY IS ADEQUATE: ☒ YES ☐ NO	3.2.5.7.	N/A
12	HIGH BUILDING: ☐ YES ☒ NO	3.2.6.	N/A
13	CONSTRUCTION RESTRICTIONS: ☐ COMBUSTIBLE PERMITTED ☒ NON-COMBUSTIBLE REQUIRED ☐ BOTH; ACTUAL CONSTRUCTION: ☐ COMBUSTIBLE ☒ NON-COMBUSTIBLE ☐ BOTH	3.2.2.20.-.93 & 3.1.6.	9.10.6., 3.1.5., & 3.1.4.7.
14	MEZZANINE(S) AREA (m²) N/A	3.2.1.1.	9.10.4.1.
15	OCCUPANT LOAD BASED ON ☐ m² / PERSON ☐ DESIGN OF BUILDING; EXISTING OCCUPANT LOAD IS UNCHANGED	3.1.17.	9.9.1.3. Table 3.1.17.7.
16	BARRIER-FREE DESIGN ☒ YES ☐ NO (EXPLAIN)	3.8.	9.5.2. & 3.8.
17	HAZARDOUS SUBSTANCES ☐ YES ☒ NO	3.3.1.2.	9.10.1.3.
18	REQUIRED FIRE RESISTANCE RATING (FRR) — HORIZONTAL ASSEMBLIES FRR (HOURS): FLOORS 2 h HOURS — LISTED DESIGN NO. OR DESCRIPTION (SG-2): N/A; ROOF N/A HOURS — NOT IN SCOPE; MEZZANINE 1 h HOURS — NOT IN SCOPE; FRR OF SUPPORTING MEMBERS: FLOORS 2 h HOURS — LISTED DESIGN NO. OR DESCRIPTION (SG-2): N/A; ROOF N/A HOURS — NOT IN SCOPE; MEZZANINE 1 h HOURS — NOT IN SCOPE	3.2.2.20.-.93, 3.2.1.2, 3.2.1.4., 3.2.2.15., 3.3.2.1.	9.10.8. & 9.10.11.
19	SPATIAL SEPARATION - CONSTRUCTION OF EXTERIOR WALLS	3.2.3.	9.10.14. & 9.10.15.

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. NONC. CLADDING	NON-COMB. CONSTR.
NORTH										
SOUTH										
EAST										
WEST										

NOT APPLICABLE

ITEM		BUILDING CODE REFERENCE	
20	PLUMBING FIXTURES REQUIREMENTS	☒ PART 3	☐ PART 9
	MALE/ FEMALE COUNT @ 50 % 50 % EXCEPT AS NOTED OTHERWISE	3.7.4., 3.8.2.3.	9.31. & 3.7.4
	6th FLOOR: OCCUPANCY B3		

OCCUPANT LOAD	BC TABLE NUMBER	FIXTURES REQUIRED	FIXTURES PROVIDED
30	3.7.4.4	4	4

NOTE: PATIENT WASHROOMS ARE EXISTING TO REMAIN UNCHANGED

21	OTHER (DESCRIBE)	

NOTE: N/A DENOTES NOT APPLICABLE TO THIS PROJECT

03 A-000 OBC MATRIX
N.T.S

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

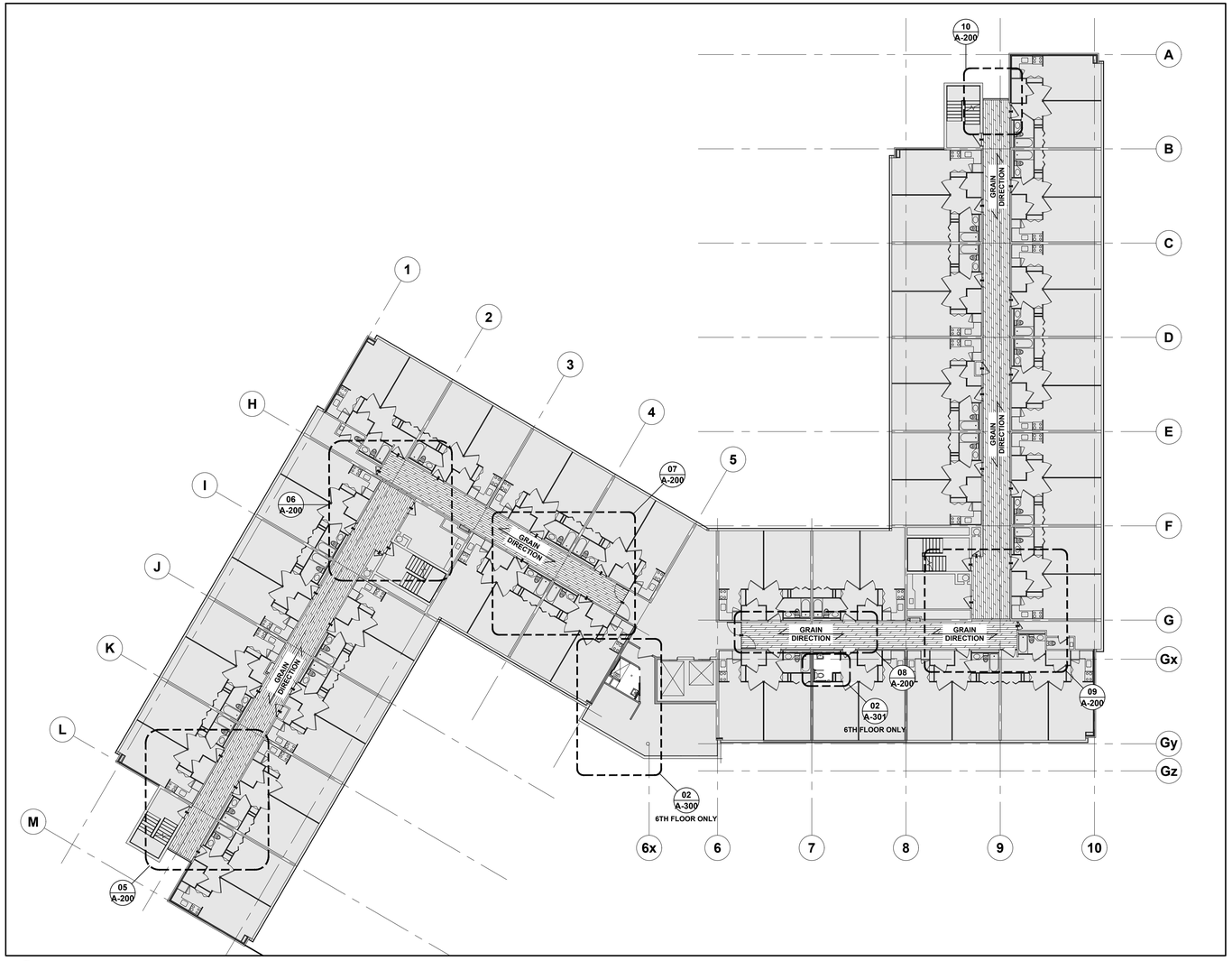
Sheet Title:
LIST OF CONSULTANTS AND DRAWINGS.

Project North

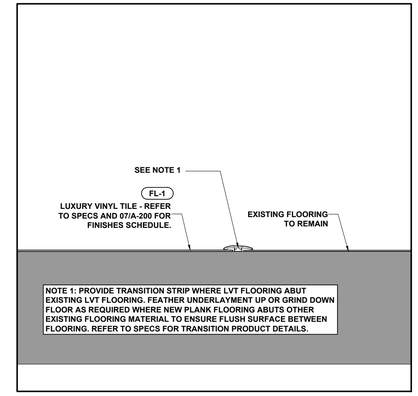
Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — HEIDI HANSON LICENCE 4722

Date: 2026-06-22
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

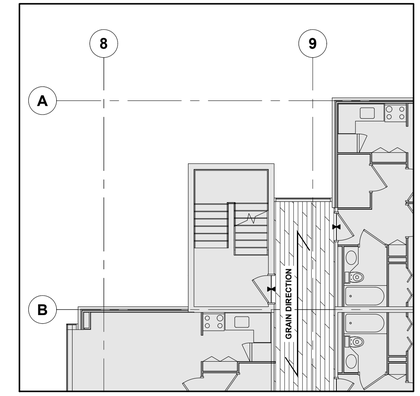
Drawing Number:
A-000



01 A-200 FLOOR FINISHES PLAN - 5TH AND 6TH FLOOR
SCALE 1:200



11 A-200 TYPICAL TRANSITION STRIP SECTION DETAIL
1:5



10 A-200 FLOOR FINISH PLAN TRANSITION LAYOUT
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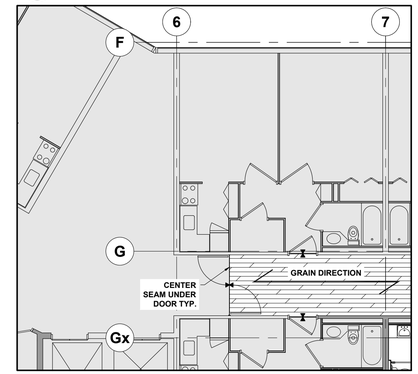

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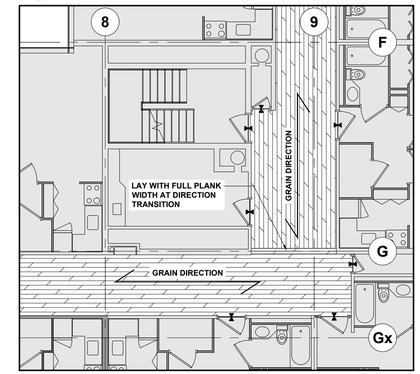

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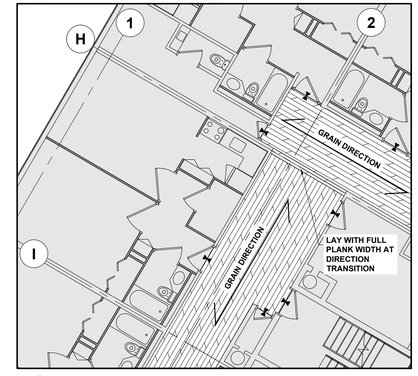

06 A-200 FLOOR FINISH PLAN TRANSITION LAYOUT
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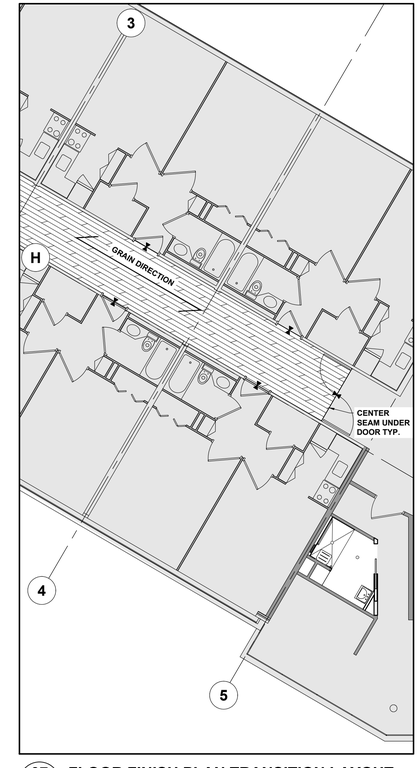


07 A-200 FLOOR FINISH PLAN TRANSITION LAYOUT
1:100

FLOOR FINISHES PLAN GENERAL NOTES

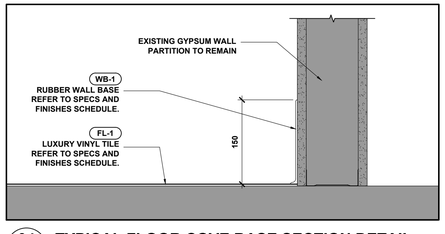
1. DIMENSIONS AND CONFIGURATION OF OF EXISTING CONDITIONS SHOWN ON DRAWINGS ARE FOR REFERENCE ONLY. CONTRACTOR TO CONFIRM ACTUAL DIMENSIONS AND PARTITION LAYOUT CONFIGURATION.
2. IT IS THE RESPONSIBILITY OF THE FLOORING CONTRACTOR TO INSPECT THE FIELD CONDITIONS PRIOR TO BID SUBMITTAL, DEMOLITION, AND INSTALLATION OF NEW MATERIALS.
3. LAY NEW FLOORING FLUSH AND LEVEL WITH EXISTING FLOORING WHERE IT ABUTS EXISTING.
4. ALL FLOORING MATERIAL TO BE INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS AND USING THE MANUFACTURER'S RECOMMENDED METHODS AND PRODUCTS, ETC.
5. FLOORING CONTRACTOR TO SUBMIT SHEET FLOORING SEAMING DIAGRAM TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
6. FLOORING CONTRACTOR'S APPLICATION OF FLOOR FINISH CONSTITUTES ACCEPTANCE OF FLOOR CONDITION AND RESPONSIBILITY FOR IMPERFECTION CORRECTION TO SUBSTRATE AND FINISH MATERIAL.
7. IT IS THE RESPONSIBILITY OF THE FLOORING CONTRACTOR TO INSPECT ALL FLOOR FINISH MATERIAL UPON RECEIPT AND PRIOR TO APPLICATION. ANY IMPERFECTIONS OR FLAWS SHOULD BE BROUGHT TO THE ATTENTION OF THE SUPPLIER, THE GENERAL CONTRACTOR AND HOSPITAL FOR RESOLUTION PRIOR TO INSTALLATION.
8. LAYOUT ACCURATELY AND MARK CLEARLY FOR CONSULTANT'S REVIEW, THE LOCATIONS OF ALL FLOOR PATTERNS AND MATERIAL CHANGES. ADJUST LOCATIONS AS REQUIRED BASED ON REVIEW. OBTAIN CONSULTANT'S APPROVAL OF LOCATIONS PRIOR INSTALLATION.
9. FEATHER CONCRETE FLOORS WITH CONCRETE TOPPING AS REQUIRED TO BRING ADJACENT MATERIALS FLUSH.
10. MAKE GOOD ALL EXISTING SURFACES DAMAGED BY THE WORK INCLUDING WALL SURFACE FINISHES DAMAGED BY REMOVAL OF EXISTING WALL BASES
11. ALL SEAMS IN FLOORING TO BE KEPT TO A MINIMUM.
12. IF A SEAM IS REQUIRED IN THE VICINITY OF A CROSS WISE PAIR OF DOORS IN A CORRIDOR IT SHALL BE LOCATED UNDER THE CENTER LINE OF DOORS.
13. PATCH AND MAKE GOOD ALL FINISHES AS AFFECTED BY FIRE ALARM WORK, REFER TO FIRE ALARM DRAWINGS FOR DETAILS.
14. PATCH AND MAKE GOOD ALL FINISHES AS AFFECTED BY UVC FIXTURE INSTALLATION IN PATIENT WASHROOMS, REFER TO ELEC. DRAWINGS FOR DETAILS.

02 A-200 FLOOR FINISHES PLAN GENERAL NOTES

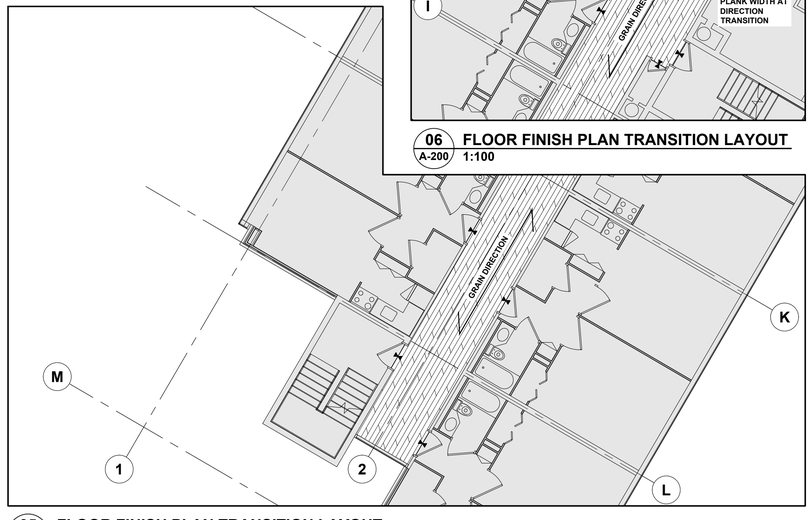
FLOOR FINISHES PLAN LEGEND

	NOT IN ARCHITECTURAL LIMITS OF WORK. REFER TO MECHANICAL & ELECTRICAL DWGS FOR LIMITS OF WORK FOR THESE DISCIPLINES.
	REMOVE EXISTING CARPET AND PROVIDE LUXURY VINYL TILE AND RUBBERIZED WALL BASE. REFER TO SPECS AND 07/A-200 FOR FLOOR AND WALL BASE FINISHES.
	PROVIDE FLOOR TRANSITION STRIPS AT ALL EXISTING SUITE ENTRANCES, GARBAGE ROOM ENTRANCES, AND STAIR EXITS. REFER TO SPECS AND 11/A-200 FOR DETAILS.
GRAIN DIRECTION	INDICATES GRAIN DIRECTION OF THE FLOORING PATTERN.

03 A-200 FLOOR FINISHES PLAN LEGEND



04 A-200 TYPICAL FLOOR COVE BASE SECTION DETAIL
1:5



05 A-200 FLOOR FINISH PLAN TRANSITION LAYOUT
1:100

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5TH AND AND 6TH FLOOR

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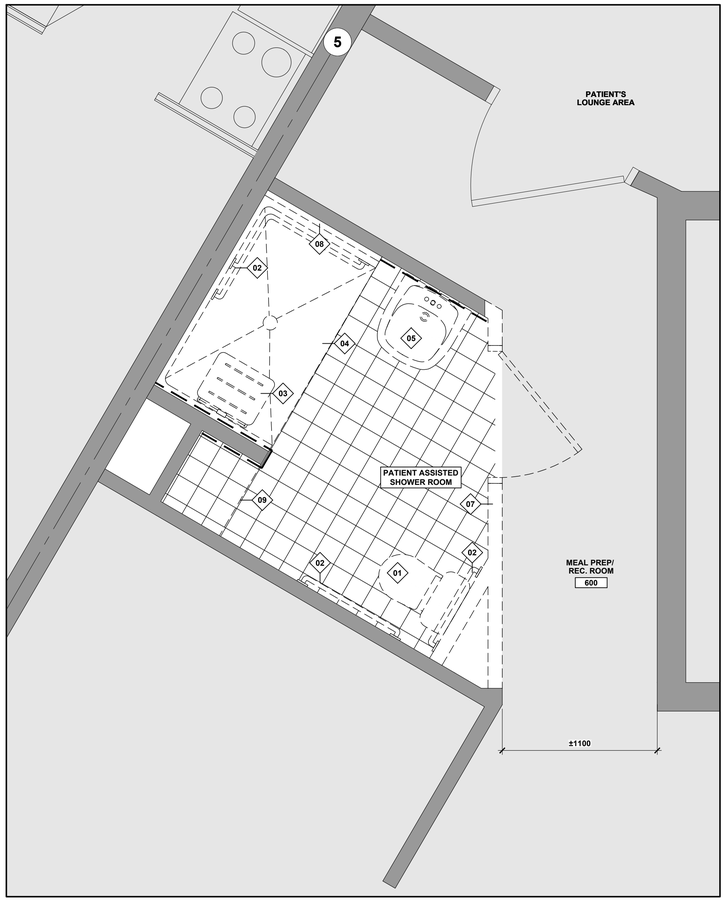
FLOOR FINISHES PLAN 5TH AND 6TH FLOOR

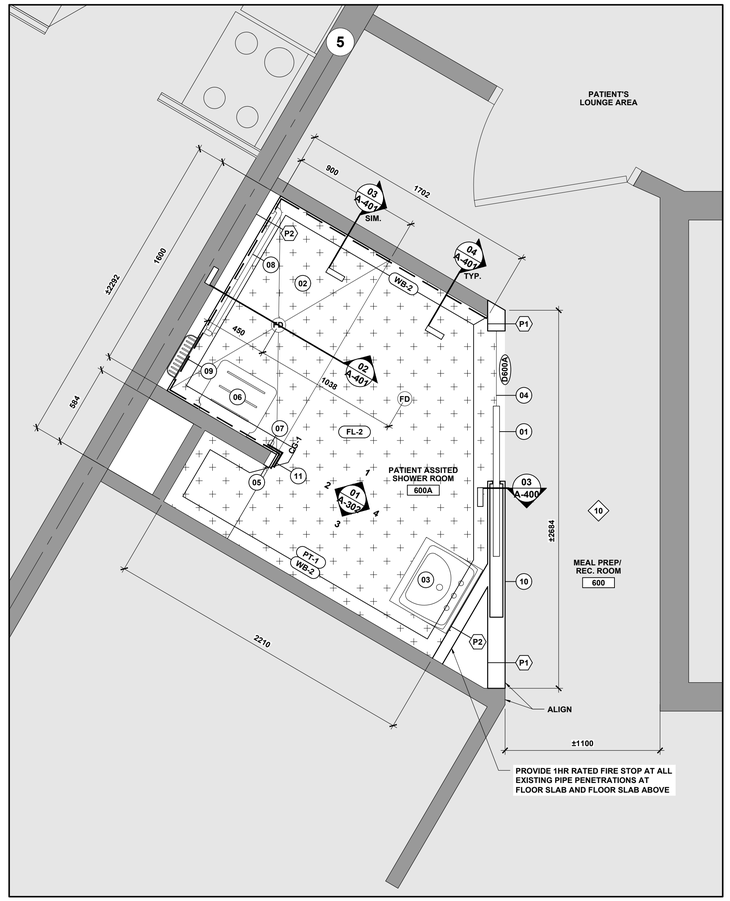
Project North: N, project north
Stamp

Date: 2026-06-22
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

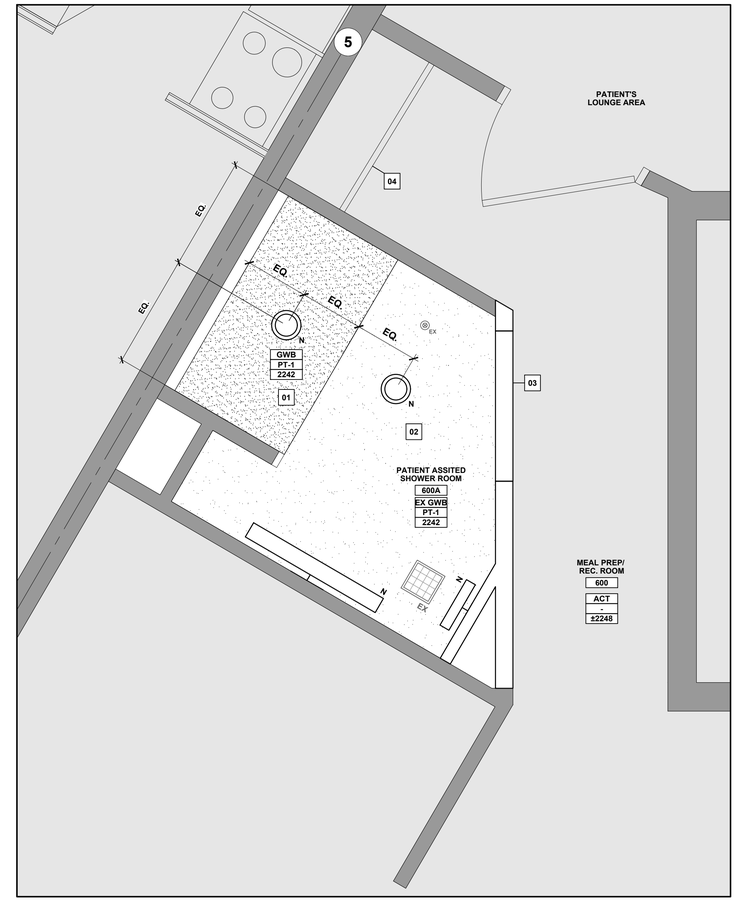
Drawing Number:
A-200



01 ENLARGED SHOWER ROOM DEMOLITION PLAN 6TH FLOOR
A-300 SCALE 1:20



02 ENLARGED SHOWER ROOM CONSTRUCTION PLAN 6TH FLOOR
A-300 SCALE 1:20



03 ENLARGED SHOWER ROOM CONSTRUCTION RCP 6TH FLOOR
A-300 SCALE 1:20

GENERAL NOTES

1. REFER TO MECHANICAL & ELECTRICAL DRAWINGS FOR EXTENT OF MECHANICAL & ELECTRICAL DEMOLITION AND NEW WORK.
2. MAINTAIN ACCESS AND INTEGRITY OF FIRE EXITS AT ALL TIMES DURING DEMOLITION AND CONSTRUCTION.
3. SEAL OFF DEMOLITION AND CONSTRUCTION AREA FROM ADJOINING AREAS TO PREVENT INFILTRATION OF DUST AND DEBRIS.
4. DETERMINE THE EXTENT OF DEMOLITION AND CONSTRUCTION AND PROVIDE THE NECESSARY PROTECTION TO ADJACENT AREAS NOT AFFECTED BY THIS CONTRACT.
5. CONTRACTOR TO VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO CONSTRUCTION AND REPORT ALL DISCREPANCIES WITH CONTRACT DOCUMENTS TO THE CONSULTANT.
6. ALL SURFACE MOUNTED & MISCELLANEOUS ITEMS ARE TO BE REMOVED FROM WALLS IN AREA TO BE RENOVATED. CONSULT WITH OWNER'S REPRESENTATIVE AS TO WHICH ITEMS ARE TO BE RETAINED, REINSTALLED & THEIR PROPER LOCATION. CLEAN ITEMS BEFORE RE-INSTALLATION.
7. COMPLY WITH ONTARIO BUILDING CODE, PART 8, CONSTRUCTION SAFETY MEASURES AT CONSTRUCTION AND DEMOLITION SITES AND APPLICABLE PROVINCIAL REQUIREMENTS.
8. REMOVE ALL EXISTING REDUNDANT PLUMBING SERVICES AND CAP PLUMBING WHERE EXISTING PLUMBING FIXTURES OR EQUIPMENT HAVE BEEN REMOVED. REFER TO MECHANICAL DRAWINGS.
9. REMOVE PORTIONS OF EXISTING WALLS OR CEILINGS AS REQUIRED TO FACILITATE NEW MECHANICAL AND ELECTRICAL INSTALLATIONS. REFER TO MECHANICAL AND ELECTRICAL DRAWINGS FOR EXTENT. RE-INSTATE AFTER INSTALLATION IS COMPLETE, PATCH AND MAKE GOOD FINISHES TO REMAIN AS AFFECTED BY DEMOLITION AND CONSTRUCTION.
10. PROVIDE BLOCKING AS REQUIRED AT ALL WALL MOUNTED WIC ACCESSORIES, EQUIPMENT, MILLWORK AND WALL PROTECTION.
11. PATCH AND MAKE GOOD EXISTING PARTITIONS AND CEILINGS READY TO RECEIVE NEW FINISH WHERE NEW GYPSUM BOARD HAS NOT BE SPECIFIED.
12. ALL WALL FINISH MATERIALS TO BE INSTALLED AS PER THE MANUFACTURER'S INSTRUCTIONS AND USING THE RECOMMENDED METHODS AND ADHESIVES.
13. ALL EXISTING WALL-MOUNTED FIXTURES INCLUDING BUT NOT LIMITED TO TOILET PAPER DISPENSER, PAPER TOWEL DISPENSER, SOAP DISPENSER, VANITY LIGHTS, MIRROR ARE TO BE REMOVED. SALVAGE IF REQUESTED BY OWNER.

04 GENERAL NOTES
A-300

WALL AND CEILING FINISHES

PT-1	FIELD COLOUR MANUFACTURER: BENJAMIN MOORE PRODUCT: SCUFF-X COLOUR: WHITE BLUSH OC-86 SHEEN: EGGSHELL
WP-1	WALL PROTECTION MANUFACTURER: ALTRO PRODUCT: ALTRO WHITEROCK COLOUR: STANDARD WHITE W103
WP-1	CORNER GUARD MANUFACTURER: ACROVYN PRODUCT: CO-8 2" FLANGE COLOUR: SILVER

FLOOR AND WALL BASE FINISHES

FL-1	FLOOR TYPE 1: MANUFACTURER: TRUE NORTH LUXURY VINYL PRODUCT: ELITE STOCK OPTIONS COLOUR: 2110-SILVERED OAK
FL-2	FLOOR TYPE 2: MANUFACTURER: STONHARD PRODUCT: STONSHIELD HRI COLOUR: FLAGSTONE
FL-3	FLOOR TYPE 3: MANUFACTURER: TARKETT PRODUCT: IQ OPTIMA COLOUR: SOFT WARM WHITE
WB-1	WALL BASE 1: MANUFACTURER: TRUE NORTH PREMIUM WALL BASE PRODUCT: DECORA DESIGN COLOUR: WHITE
WB-2	WALL BASE 2: MANUFACTURER: STONHARD PRODUCT: STONSHIELD HRI COLOUR: FLAGSTONE
WB-3	WALL BASE 3: MANUFACTURER: TARKETT PRODUCT: OPTIMA COLOUR: TBD

05 FINISHES SCHEDULE
A-300

DEMOLITION AND CONSTRUCTION PLAN LEGEND

- NOT IN ARCHITECTURAL LIMITS OF WORK. REFER TO MECHANICAL & ELECTRICAL DWGS FOR LIMITS OF WORK FOR THESE DISCIPLINES.
- 01 — DEMOLITION PLAN KEYNOTE
- 01 — CONSTRUCTION PLAN/RCP KEYNOTE
- P1 — PARTITION TAG - REFER TO A-400 FOR PARTITION ASSEMBLIES.
- D-100 — DOOR TAG - REFER TO A-400 FOR DOOR SCHEDULE
- EXISTING WALL TO REMAIN
- EXISTING PARTITION TO REMOVED
- REMOVE EXISTING GYPSUM BOARD AND PROVIDE NEW 16mm THK GYPSUM BOARD EXTENDING FROM FLOOR TO CEILING
- PROVIDE NEW FULL HT WP-1 SHEET WALL PROTECTION
- REMOVE EXIST PORCELAIN TILE INCLUDING ALL ADHESIVES TO FULLY EXPOSED CONCRETE SLAB
- FL-2 — PROVIDE FL-2 EPOXY FLOORING WITH WB-2 INTEGRATED COVE BASE. REFER TO SPECS AND 06/A-300.
- FD — PROVIDE FLOOR DRAIN. REFER TO MECHANICAL DRAWINGS, TIE INTO SHOWER WATERPROOFING AND FINISH PER MANUFACTURERS DETAILS.
- EXISTING DOOR AND DOOR FRAME TO BE REMOVED

CONSTRUCTION RCP LEGEND

- GWB / PT-1 / 10'-0" — CEILING MATERIAL, CEILING FINISH, CEILING HEIGHT AFF
- EXISTING GYPSUM BOARD CEILING
- PROVIDE GYPSUM BOARD CEILING
- EX — EXISTING SPRINKLER HEAD TO REMAIN. REFER TO MECHANICAL DWGS.
- EX — EXISTING AIR GRILLE TO REMAIN. REFER TO MECHANICAL DWGS.
- N — PROVIDE POTLIGHT. REFER TO ELECTRICAL DWGS.
- N — PROVIDE WALL SCONCE. REFER TO ELECTRICAL DWGS.
- N — PROVIDE HORIZONTAL WALL MOUNTED UVC FIXTURE WITH SEPARATE WALL MOUNTED SWITCH. REFER TO ELECTRICAL DWGS.
- W-1 / WB-1 — INDICATES EXTENT OF FINISH FINISHES TAG
- CG-1 — PROVIDE CG-1 CORNER GUARD.

06 LEGENDS
A-300

DEMOLITION KEYNOTES

01. REMOVE EXISTING TOILET. REFER TO MECHANICAL DWGS FOR CAPPING OF EXISTING SANITARY LINES AND NEW PLUMBING WORK. PROVIDE OPENINGS AS REQUIRED ON 5TH FLOOR GYPSUM BOARD CEILING TO FACILITATE 6TH FLOOR WORK. REINSTATE AND MAKE GOOD CEILING UPON COMPLETION OF WORK.
02. EXISTING GRAB BARS TO BE REMOVED.
03. EXISTING FOLDABLE SHOWER SEAT TO BE REMOVED.
04. EXISTING ACRYLIC SHOWER ENCLOSURE TO BE REMOVED.
05. REMOVE EXISTING VANITY MILLWORK AND SINK. CAP EXISTING DRAIN LINE. REFER TO MECHANICAL DRAWINGS.
06. EXISTING SHOWER ROOM DOOR TO BE REMOVED.
07. EXISTING NURSE CALL AND LIGHT SWITCH TO BE RELOCATED. REFER TO ELECTRICAL DRAWINGS.
08. EXISTING FURRING WALL TO BE REMOVED. CAP EXISTING DRAIN LINE. REFER TO MECHANICAL DRAWINGS.
09. EXISTING MILLWORK TO BE REMOVED.
10. EXISTING FLOORING TO REMAIN, TYPICAL THROUGHOUT CORRIDOR.

CONSTRUCTION RCP KEYNOTES

01. REMOVE EXISTING BULKHEAD AND PROVIDE NEW GYPSUM BOARD CEILING TO MATCH WITH ADJACENT CEILING HEIGHT.
02. PATCH AND MAKE GOOD EXIST GYPSUM BOARD CEILING AS REQUIRED TO FACILITATE WORK.
03. MODIFY EXISTING CEILING GRID TO ACCOMMODATE NEW PARTITION HEIGHT. PROVIDE NEW ACOUSTIC CEILING TILES IN AFFECTED AREAS.
04. MAKE GOOD EXISTING GYPSUM BULKHEAD AFFECTED BY WORK.

CONSTRUCTION KEYNOTES

01. PROVIDE POCKET DOOR AND TRACK INCLUDING ALL HARDWARE. REFER TO DOOR SCHEDULE.
02. PROVIDE GYPSUM BOARD AND FULL HT SHEET WALL PROTECTION FOR ALL INTERIOR WALLS IN SHOWER ROOM STALL. REFER TO SPECS.
03. PROVIDE WALL MOUNTED LAVATORY. REFER TO MECHANICAL DRAWINGS.
04. TERMINATE EPOXY FLOORING AT CENTERLINE OF NEW OPENING.
05. EXTEND EXISTING PARTITION WALL TO ACHIEVE 900mm DEEP SHOWER AS SHOWN. PATCH AND MAKE GOOD ADJACENT FINISHES AS AFFECTED.
06. PROVIDE FOLDABLE SHOWER SEAT FOR SHOWER STALL.
07. PROVIDE VERTICAL WALL-MOUNTED SHOWER GRAB BAR FOR SHOWER STALL.
08. PROVIDE L-SHAPED WALL-MOUNTED SHOWER GRAB BAR FOR SHOWER STALL.
09. PROVIDE RECESSED SHOWER NICHE, REFER TO INTERIOR ELEVATION AND SPECS FOR DETAILS.
10. PATCH AND MAKE GOOD EXISTING WALL TO REMAIN, TAPE, SAND, AND PAINT DRYWALL AND PROVIDE NEW WALL BASE TO MATCH EXISTING IN THE AFFECTED AREA.
11. PROVIDE FULL HEIGHT CORNER GUARD FROM TOP OF COVE BASE TO UNDERSIDE OF GYPSUM CEILING, SITE VERIFY HEIGHT ON SITE.

NOTE: REFER TO INTERIOR ELEVATIONS AND 07/A-300 FOR ALL FINISHES AND SHOWER ROOM ACCESSORIES.

07 DEMOLITION, CONSTRUCTION, AND CONSTURCTION RCP KEYNOTES
A-300

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

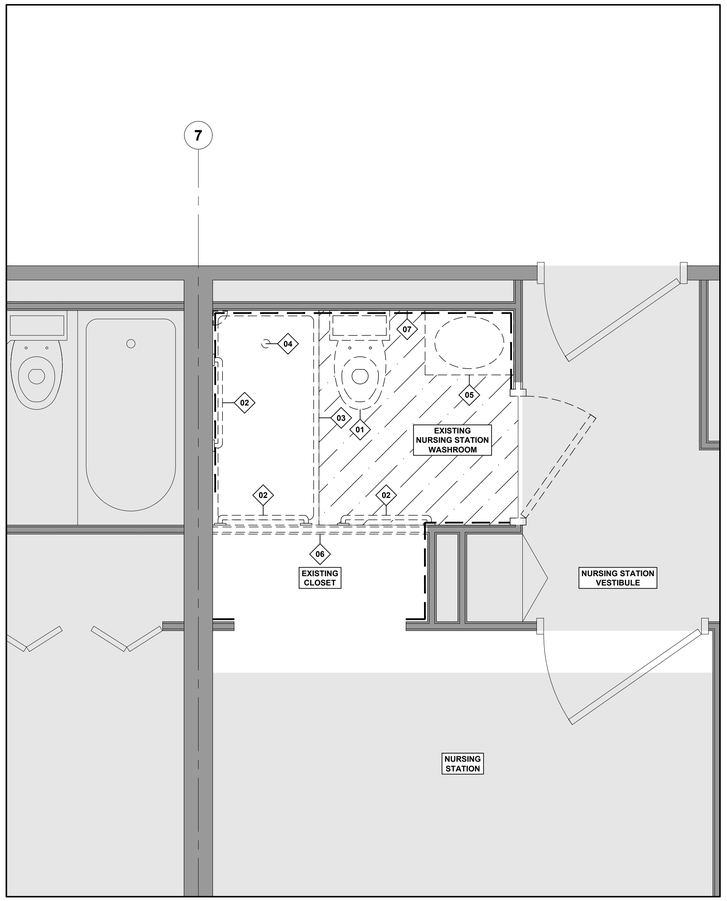
Sheet Title:
ENLARGED SHOWER ROOM DEMOLITION PLAN CONSTRUCTION PLAN AND RCP 6TH FLOOR

Project North: N — project north

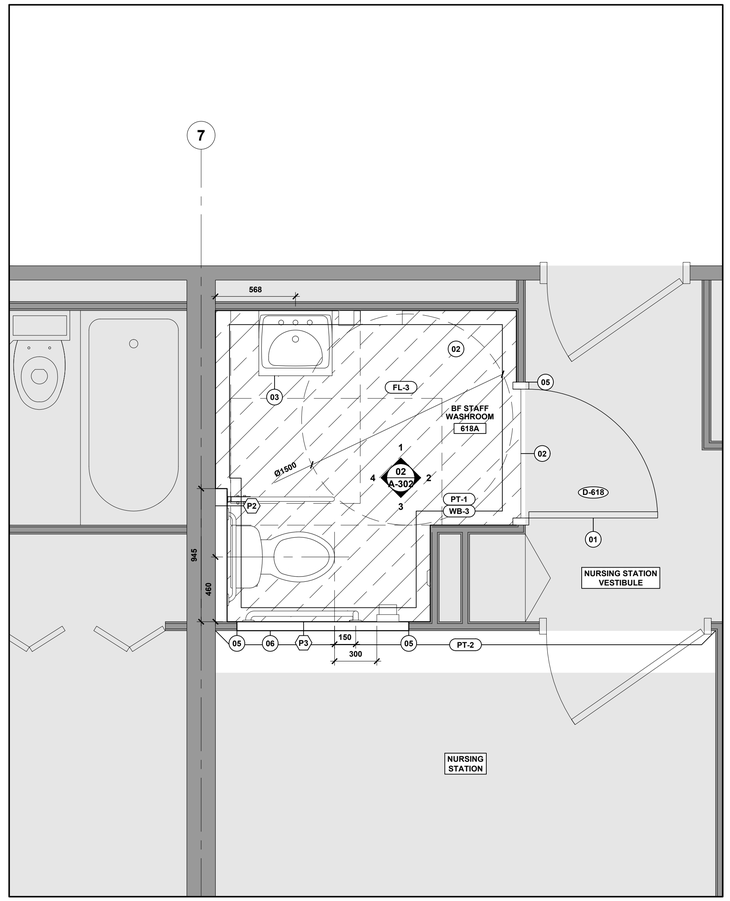
Stamp

Date: 2026-06-22
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

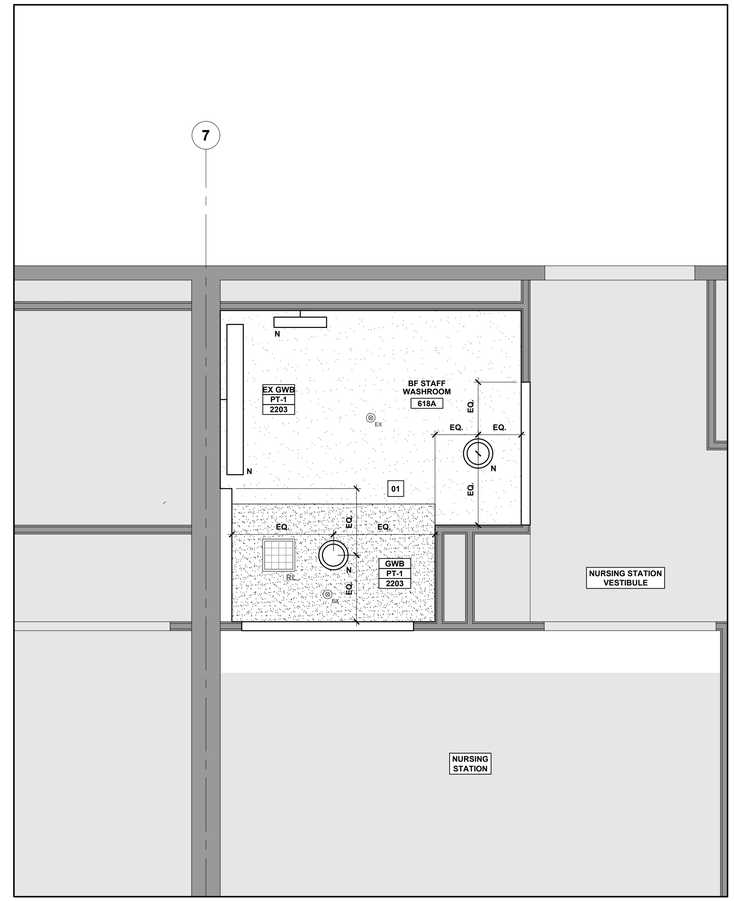
Drawing Number:
A-300



01 ENLARGED BF WASHROOM DEMOLITION PLAN
A-300 SCALE 1:20



02 ENLARGED BF WASHROOM CONSTRUCTION PLAN
A-300 SCALE 1:20



02 ENLARGED BF WASHROOM REFLECTED CEILING PLAN
A-300 SCALE 1:20

GENERAL NOTES

1. REFER TO MECHANICAL & ELECTRICAL DRAWINGS FOR EXTENT OF MECHANICAL & ELECTRICAL DEMOLITION AND NEW WORK.
2. MAINTAIN ACCESS AND INTEGRITY OF FIRE EXITS AT ALL TIMES DURING DEMOLITION AND CONSTRUCTION.
3. SEAL OFF DEMOLITION AND CONSTRUCTION AREA FROM ADJOINING AREAS TO PREVENT INFILTRATION OF DUST AND DEBRIS.
4. DETERMINE THE EXTENT OF DEMOLITION AND CONSTRUCTION AND PROVIDE THE NECESSARY PROTECTION TO ADJACENT AREAS NOT AFFECTED BY THIS CONTRACT.
5. ALL UNITS ARE IN MILLIMETERS UNLESS OTHERWISE NOTED.
6. CONTRACTOR TO VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO CONSTRUCTION AND REPORT ALL DISCREPANCIES WITH CONTRACT DOCUMENTS TO THE CONSULTANT.
7. ALL SURFACE MOUNTED & MISCELLANEOUS ITEMS ARE TO BE REMOVED FROM WALLS IN AREA TO BE RENOVATED. CONSULT WITH OWNER'S REPRESENTATIVE AS TO WHICH ITEMS ARE TO BE RETAINED, REINSTALLED & THEIR PROPER LOCATION. CLEAN ITEMS BEFORE RE-INSTALLATION.
8. COMPLY WITH ONTARIO BUILDING CODE, PART 8, CONSTRUCTION SAFETY MEASURES AT CONSTRUCTION AND DEMOLITION SITES AND APPLICABLE PROVINCIAL REQUIREMENTS.
9. REMOVE ALL EXISTING REDUNDANT PLUMBING SERVICES AND CAP PLUMBING WHERE EXISTING PLUMBING FIXTURES OR EQUIPMENT HAVE BEEN REMOVED. REFER TO MECHANICAL DRAWINGS.
10. REMOVE PORTIONS OF EXISTING WALLS OR CEILINGS AS REQUIRED TO FACILITATE NEW MECHANICAL AND ELECTRICAL INSTALLATIONS. REFER TO MECHANICAL AND ELECTRICAL DRAWINGS FOR EXTENT. RE-INSTATE AFTER INSTALLATION IS COMPLETE, PATCH AND MAKE GOOD FINISHES TO REMAIN AS AFFECTED BY DEMOLITION AND CONSTRUCTION.
11. PROVIDE BLOCKING AS REQUIRED AT ALL WALL MOUNTED W/C ACCESSORIES, EQUIPMENT, MILLWORK AND WALL PROTECTION.
12. PATCH AND MAKE GOOD EXISTING PARTITIONS AND CEILINGS READY TO RECEIVE NEW FINISH WHERE NEW GYPSUM BOARD HAS NOT BE SPECIFIED.
13. ALL WALL FINISH MATERIALS TO BE INSTALLED AS PER THE MANUFACTURER'S INSTRUCTIONS AND USING THE RECOMMENDED METHODS AND ADHESIVES.
14. ALL EXISTING WALL-MOUNTED FIXTURES INCLUDING BUT NOT LIMITED TO TOILET PAPER DISPENSER, PAPER TOWEL DISPENSER, SOAP DISPENSER, VANITY LIGHTS, MIRROR ARE TO BE REMOVED. SALVAGE IF REQUESTED BY OWNER.

04 GENERAL NOTES
A-300

WALL AND CEILING FINISHES

PT-1 — FIELD COLOUR
MANUFACTURER: BENJAMIN MOORE
PRODUCT: SCUFF-X
COLOUR: WHITE BLUSH OC-86
SHEEN: EGGSHELL

PT-2 — FIELD COLOUR
MANUFACTURER: TO MATCH EXISTING
PRODUCT: TO MATCH EXISTING
COLOUR: TO MATCH EXISTING
SHEEN: EGGSHELL

WP-1 — WALL PROTECTION
MANUFACTURER: ALTRO
PRODUCT: ALTRO WHITEROCK
COLOUR: STANDARD WHITE
W103

FLOOR AND WALL BASE FINISHES

FL-1 — FLOOR TYPE 1:
MANUFACTURER: TRUE NORTH
LUXURY VINYL
PRODUCT: ELITE STOCK OPTIONS
COLOUR: 2110-SILVERED OAK

FL-2 — FLOOR TYPE 2:
MANUFACTURER: STONHARD
PRODUCT: STONSHIELD HRI
COLOUR: FLAGSTONE

FL-3 — FLOOR TYPE 3:
MANUFACTURER: TARKETT
PRODUCT: IQ OPTIMA
COLOUR: SOFT WARM WHITE

WB-1 — WALL BASE 1:
MANUFACTURER: TRUE NORTH
PREMIUM WALL BASE
PRODUCT: DECORA DESIGN
COLOUR: WHITE

WB-2 — WALL BASE 2:
MANUFACTURER: STONHARD
PRODUCT: STONSHIELD HRI
COLOUR: FLAGSTONE

WB-3 — WALL BASE 3:
MANUFACTURER: TARKETT
PRODUCT: OPTIMA
COLOUR: TBD

05 FINISHES SCHEDULE
A-300

DEMOLITION AND CONSTRUCTION PLAN LEGEND

- NOT IN ARCHITECTURAL LIMITS OF WORK. REFER TO MECHANICAL & ELECTRICAL DWGS FOR LIMITS OF WORK FOR THESE DISCIPLINES.
- 01 — DEMOLITION PLAN KEYNOTE
- 01 — CONSTRUCTION PLAN/RCP KEYNOTE
- P1 — PARTITION TAG - REFER TO A-400 FOR PARTITION ASSEMBLIES.
- D-100 — DOOR TAG - REFER TO A-400 FOR DOOR SCHEDULE
- EXISTING WALL TO REMAIN
- EXISTING PARTITION TO REMOVED
- REMOVE EXISTING GYPSUM BOARD AND PROVIDE NEW 16mm THK GYPSUM BOARD EXTENDING FROM FLOOR TO CEILING
- PROVIDE NEW FULL HT WP-1 SHEET WALL PROTECTION
- REMOVE EXIST PORCELAIN TILE INCLUDING ALL ADHESIVES TO FULLY EXPOSED CONCRETE SLAB
- FL-3 — PROVIDE FL-2 EPOXY FLOORING WITH WB-2 INTEGRATED COVE BASE. REFER TO SPECS AND 06/A-300.
- EXISTING DOOR AND DOOR FRAME TO BE REMOVED

CONSTRUCTION RCP LEGEND

- GWB / PT-1 / 10'-0" — CEILING MATERIAL / CEILING FINISH / CEILING HEIGHT AFF
- EXISTING GYPSUM BOARD CEILING
- PROVIDE GYPSUM BOARD CEILING
- EX — EXISTING SPRINKLER HEAD TO REMAIN. REFER TO MECHANICAL DWGS.
- RL — EXISTING AIR GRILLE TO BE RELOCATED. REFER TO MECHANICAL DWGS.
- N — PROVIDE POTLIGHT. REFER TO ELECTRICAL DWGS.
- N — PROVIDE WALL SCONCE. REFER TO ELECTRICAL DWGS.
- N — PROVIDE HORIZONTAL WALL MOUNTED UVC FIXTURE WITH SEPARATE WALL MOUNTED SWITCH. REFER TO ELECTRICAL DWGS.
- W-1 / WB-1 — INDICATES EXTENT OF FINISH / FINISHES TAG

06 LEGEND
A-300

DEMOLITION KEYNOTES

01 REMOVE EXISTING TOILET. REFER TO MECHANICAL DWGS FOR CAPPING OF EXISTING SANITARY LINES AND NEW PLUMBING WORK. PROVIDE OPENINGS AS REQUIRED ON 5TH FLOOR GYPSUM BOARD CEILING FOR PLUMBING WORK. REINSTATE AND MAKE GOOD CEILING UPON COMPLETION OF PLUMBING WORK.

02 EXISTING GRAB BAR TO BE REMOVED.

03 EXISTING ACRYLIC SHOWER BASE TO BE REMOVED.

04 REMOVE EXISTING SHOWER DRAIN. REFER TO MECHANICAL DWGS FOR CAPPING OF EXISTING DRAIN LINES AND NEW PLUMBING WORK. PROVIDE OPENINGS AS REQUIRED ON 5TH FLOOR GYPSUM BOARD CEILING FOR PLUMBING WORK. REINSTATE AND MAKE GOOD CEILING UPON COMPLETION OF PLUMBING WORK.

05 REMOVE EXISTING VANITY MILLWORK AND SINK. CAP EXISTING DRAIN LINE. REFER TO MECHANICAL DRAWINGS.

06 PATCH CEILING AND PROVIDE SKIM COAT WHERE EXISTING WALL IS REMOVED. MAKE GOOD EXISTING FINISHES AS AFFECTED BY DEMOLITION AND PROVIDE PAINT TO MATCH ADJACENT CEILING FINISH.

07 SALVAGE EXISTING PAPER TOWEL DISPENSER FOR REUSE. REFER TO 02/A-302 FOR LOCATION.

CONSTRUCTION KEYNOTES

01 PROVIDE NEW DOOR AND FRAME, REMOVE AND REINSTATE EXISTING HARDWARE. REFER TO DOOR SCHEDULE.

02 PROVIDE NEW GYPSUM BOARD FOR ALL INTERIOR WALLS. REFER TO SPECS FOR FINISHES.

03 NEW WALL MOUNTED LAVATORY. REFER TO MECHANICAL DRAWINGS.

04 TERMINATE SHEET VINYL FLOORING AT CENTERLINE OF NEW DOOR FRAME. PROVIDE TRANSITION STRIP BETWEEN EXISTING FLOORING AND NEW VINYL FLOORING.

05 PATCH AND MAKE GOOD EXISTING WALL TO REMAIN, TAPE, SAND, AND PAINT DRYWALL AND PROVIDE NEW WOOD WALL BASE TO MATCH EXISTING IN THE AFFECTED AREA.

06 PATCH SMOOTH NEW INFILL PARTITION WITH EXISTING. PROVIDE NEW WOOD WALL BASE TO MATCH EXISTING.

NOTE: REFER TO INTERIOR ELEVATIONS AND 07/A-300 FOR ALL FINISHES AND SHOWER ROOM ACCESSORIES.

CONSTRUCTION RCP KEYNOTES

01 PATCH AND MAKE GOOD EXIST GYPSUM BOARD CEILING AS REQUIRED TO FACILITATE WORK.

07 DEMOLITION, CONSTRUCTION, AND CONSTURCTION RCP KEYNOTES
A-300

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

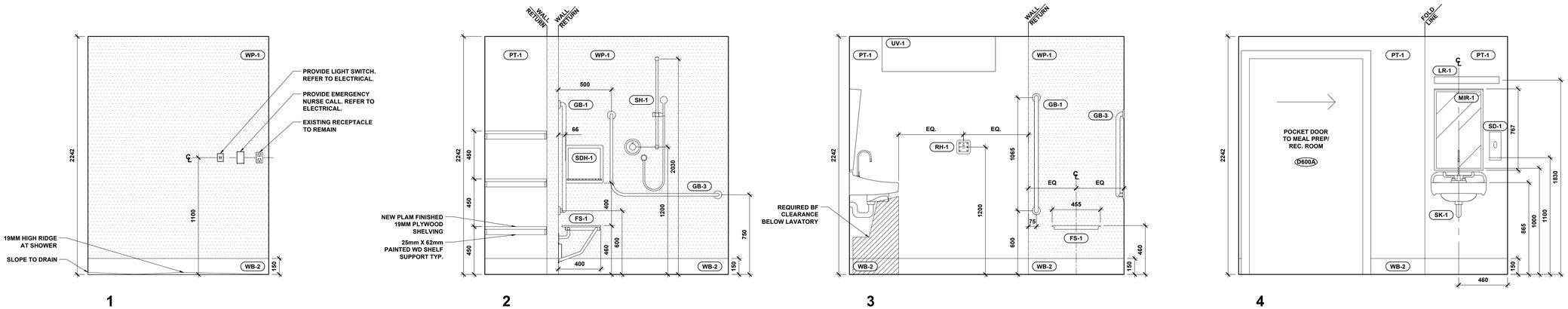
Sheet Title:
ENLARGED BF WASHROOM DEMOLITION PLAN CONSTRUCTION PLAN AND RCP 6TH FLOOR

Project North: N — project north

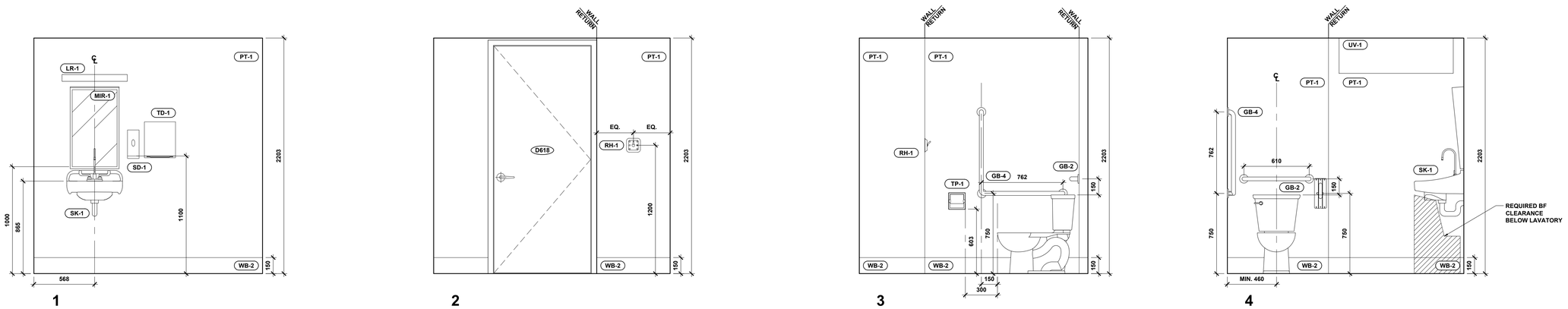
Stamp

Date: 2026-06-22
Project No.: 26-10
Scale: AS NOTED
Drawn: JG
Checked: WJ

Drawing Number:
A-301



01 A-301 PATIENT ASSISTED SHOWER ROOM INTERIOR ELEVATIONS
SCALE 1:20



02 A-301 BARRIER WASHROOM INTERIOR ELEVATIONS
SCALE 1:20

ACCESSORIES LEGEND

GB-1 — **GRAB BAR:**
MANUFACTURER: BOBRICK
PRODUCT: B-6806.99x42 (1065mm)
FINISH: SATIN

GB-2 — **GRAB BAR:**
MANUFACTURER: BOBRICK
PRODUCT: B-6806.99x24 (610mm)
FINISH: SATIN

GB-3 — **L-SHAPED GRAB BAR:**
MANUFACTURER: BOBRICK
PRODUCT: B-5854.99
FINISH: SATIN

GB-4 — **L-SHAPED GRAB BAR:**
MANUFACTURER: BOBRICK
PRODUCT: B-6898.99
FINISH: SATIN

GB-5 — **SWING UP GRAB BAR:**
MANUFACTURER: FROST
PRODUCT: 1055-S
FINISH: SATIN

FS-1 — **FOLDABLE SHOWER SEAT:**
MANUFACTURER: BOBRICK
PRODUCT: B-5193
FINISH: IVORY

SDH-1 — **RECESSED SHOWER NICHE:**
MANUFACTURER: GRIFFORM
PRODUCT: SSC3061
FINISH: GLACIER WHITE

FS-1 — **TILT MIRROR:**
MANUFACTURER: BOBRICK
PRODUCT: B-293 (457mm X 762)
FINISH: SATIN

RH-1 — **ROBE HOOK:**
MANUFACTURER: BOBRICK
PRODUCT: B-983
FINISH: SATIN

SD-1 — **SOAP DISPENSER:**
MANUFACTURER: BOBRICK
PRODUCT: B-2012
FINISH: SATIN

TD-1 — **PAPER TOWEL DISPENSER:**
REUSE SALVAGED PAPER TOWEL DISPENSER FROM EXISTING WASHROOM

TP-1 — **TOILET PAPER DISPENSER:**
MANUFACTURER: BOBRICK
PRODUCT: B-6699
FINISH: SATIN

03 A-301 INTERIOR ELEVATIONS LEGEND

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:
INTERIOR ELEVATIONS

Project North: N — project north

Stamp

Date: 2026-06-22
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

Drawing Number:
A-302

DOOR SCHEDULE

Room		Door										Frame					Hardware and Special Requirements
Name	No.	No.	Type	Width	Height	Thickness	Material	Label	Face	Core	Finish	Material	Elevation	Label	Profile	Finish	
SHOWER ROOM		D600A	A	1067	2135	45	WD	-	HB	SC	PLAM	-	-	-	-	-	POCKET DOOR, HARDWARE GROUP 1
BF WASHROOM		D618	A	915	2135	45	WD	-	HB	SC	PLAM	WD	-	-	-	-	HARDWARE GROUP 2, FRAME PROFILE AND CASING TO MATCH ADJACENT EXISTING FRAME

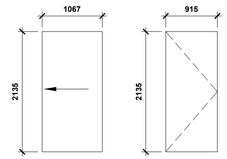
ABBREVIATIONS:

WD	WOOD VENEER
HB	HARDBOARD
SC	SOLID CORE
PLAM	PLASTIC LAMINATE
PT	PAINT FINISH
PR	PRIVACY SET
WD	WOOD VENEER
SC	SOLID CORE

- GROUP 1 - HARDWARE: SHOWER ROOM
- TYPE CC-W KNC CATCH 'N' CLOSE CROWDER FRAME KIT
- C-92L-HLDP PRIVACY LOCKSET (EMERGENCY RELEASE OCCUPANCY INDICATOR + HANDLE LEVER + BACK-TO-BACK DOOR PULLS) (626 DULL CHROME)

- GROUP 2 - HARDWARE: BF WASHROOM
- CONTINUOUS HINGES
- PRIVACY SET
- OVERHEAD DOOR STOP

NOTE: ALL HARDWARE TO MATCH EXISTING MODELS AND FINISHES.



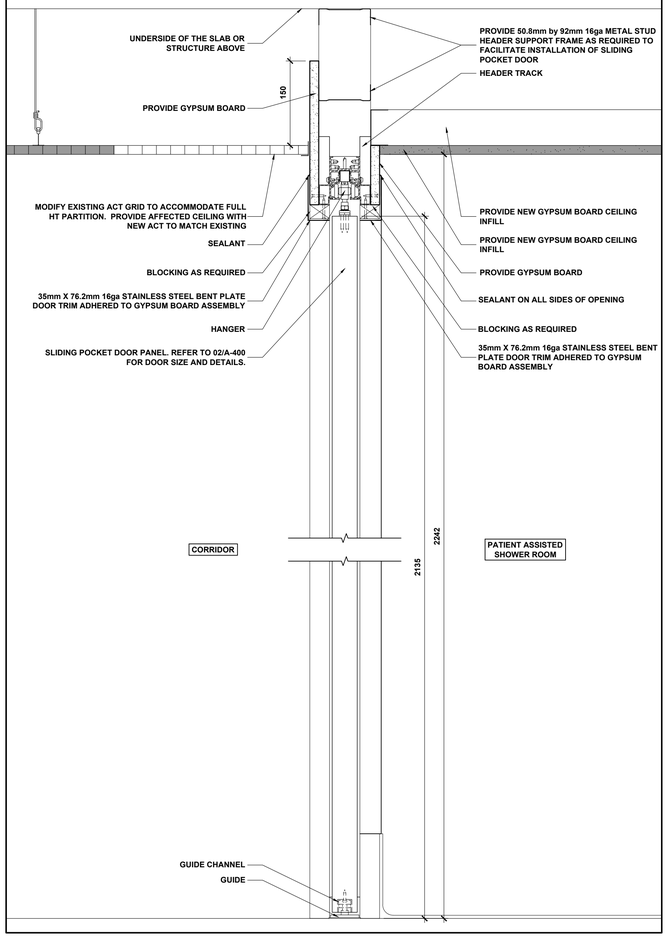
TYPE A
SLIDING POCKET DOOR

TYPE B
SLAB DOOR

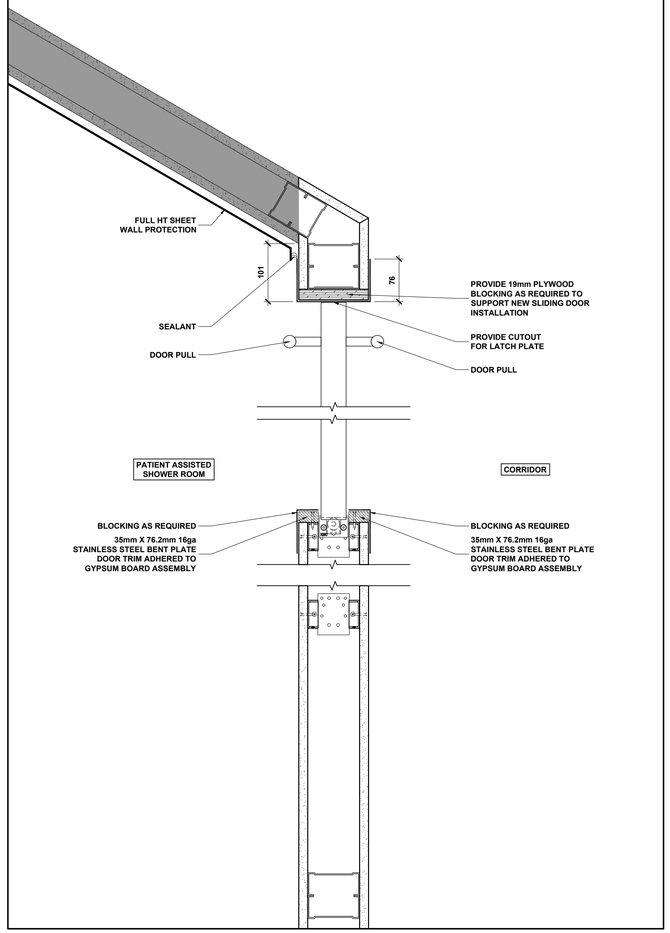
DOOR SCHEDULE GENERAL NOTES:

1. WOOD DOOR TO BE PROVIDED WITH LAMINATED HPDL SURFACE FINISH ON ALL EXPOSED SIDES INCLUDING HINGE/LATCH, TOP AND BOTTOM SIDES. SELECTION TO BE MADE DURING CONSTRUCTION FROM STANDARD FINISHES FROM WILSON ART/FORMICA OR APPROVED ALTERNATIVE. FABRICATE/INSTALL IN CONFORMANCE WITH NAAWS STANDARDS, PREMIUM GRADE. FACING ADHESIVE TO BE NAAWS TYPE I - WATERPROOF, PVA (UF FREE).
2. ENSURE DOOR PROJECTS 100mm WHEN IN FULLY OPEN POSITION TO ACCOMMODATE DOOR PULL HARDWARE.
3. SLIDING DOOR WEIGHT NOT TO EXCEED 150lbs. FOR USE WITH SPECIFIED TRACK.

02 / A-400 DOOR SCHEDULE AND HARDWARE

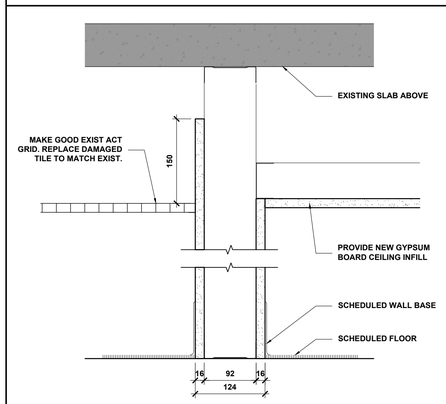


03 / A-400 POCKET SLIDING DOOR SECTION DETAIL
1:5



04 / A-400 POCKET SLIDING DOOR JAMB PLAN DETAIL
1:5

PARTITION SCHEDULE

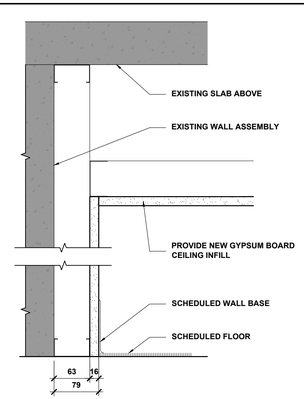


P1 TYPICAL DRYWALL ASSEMBLY

16mm GYPSUM WALL BOARD
92mm 20ga METAL STUDS @ 16" O.C. MAX
16mm GYPSUM WALL BOARD

FRAME PARTITION TO ACCOMMODATE POCKET DOOR FRAMING REQUIREMENTS.

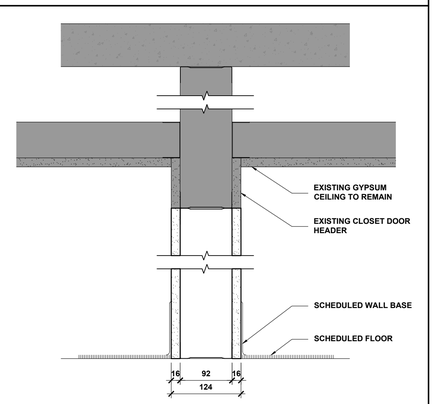
TOTAL THICKNESS: 124mm



P2 TYPICAL FURRING TO 6" ABOVE EXISTING ACT

63mm METAL STUDS @ 400mm O.C. MAX
16mm GYPSUM WALL BOARD

TOTAL THICKNESS: 79mm



P3 DRYWALL PARTITION INFILL

16mm GYPSUM WALL BOARD
92mm 20ga METAL STUDS @ 16" O.C. MAX
16mm GYPSUM WALL BOARD

CG TO SITE VERIFY EXISTING WALL ASSEMBLY TO MATCH THICKNESS.

TOTAL THICKNESS: 124mm

05 / A-400 PARTITION SCHEDULE
1:5

HANSON + JUNG
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NO	ACTION	DATE
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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

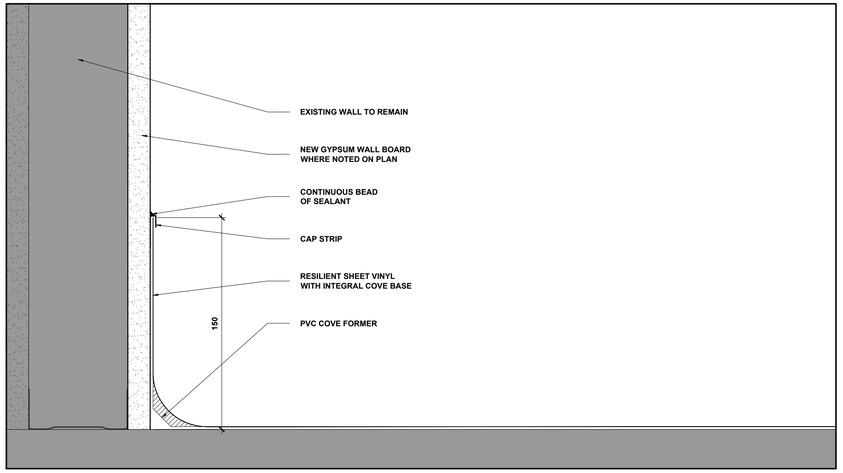
Sheet Title:
DOOR AND HARDWARE SCHEDULE, DOOR DETAILS AND PARTITION SCHEDULE

Project North

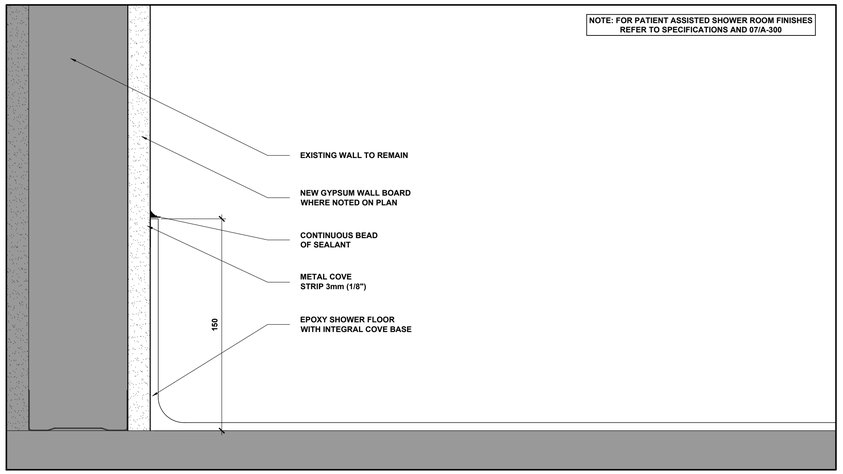
Stamp

Date: 2026-06-22
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

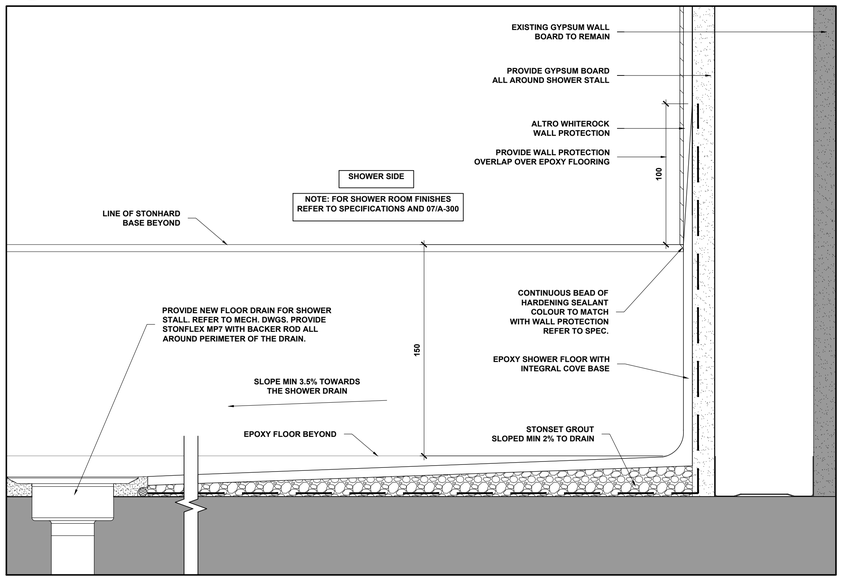
Drawing Number:
A-400



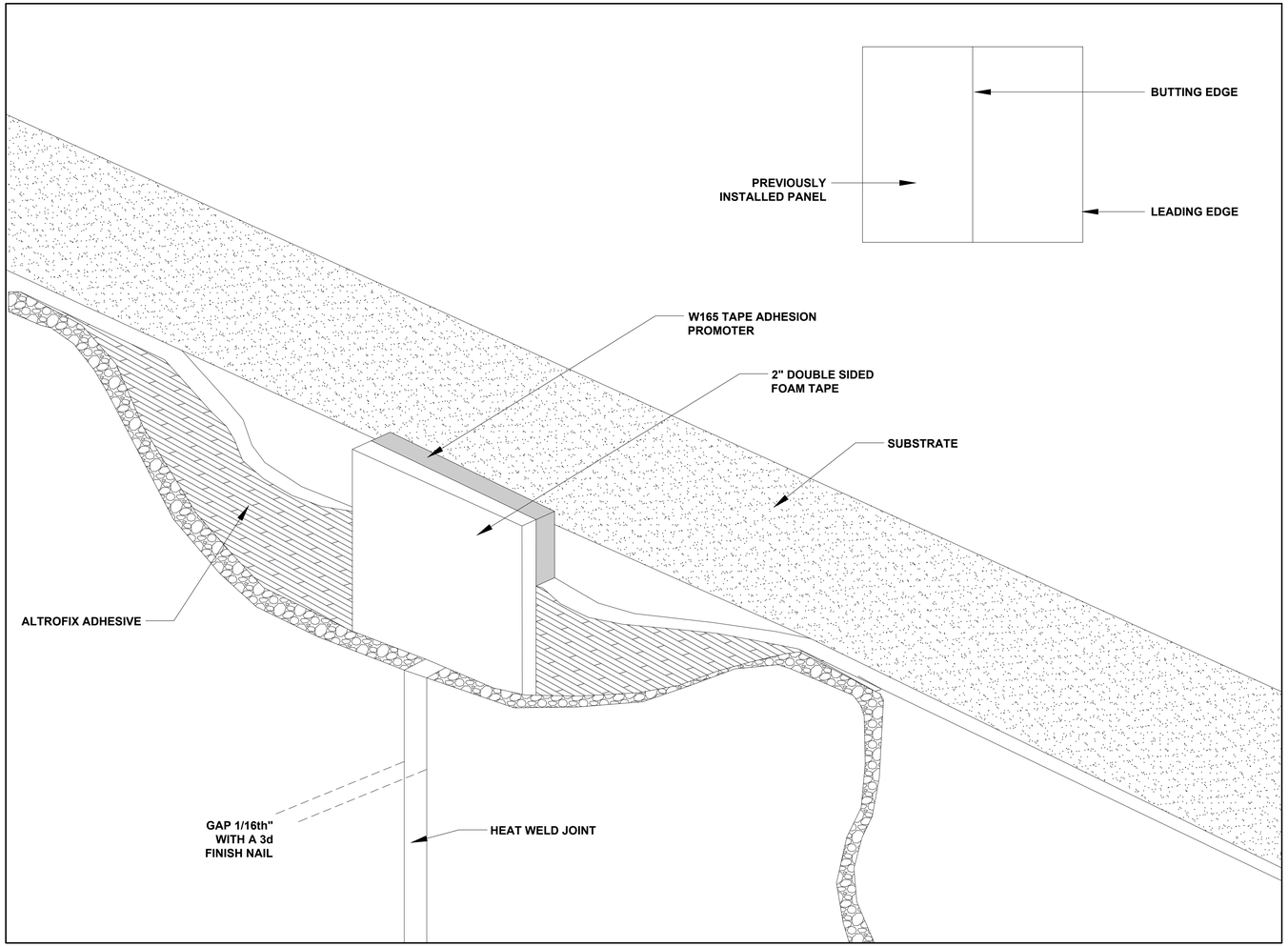
05 / A-401 TYPICAL BF WASHROOM COVE BASE DETAIL
1:5



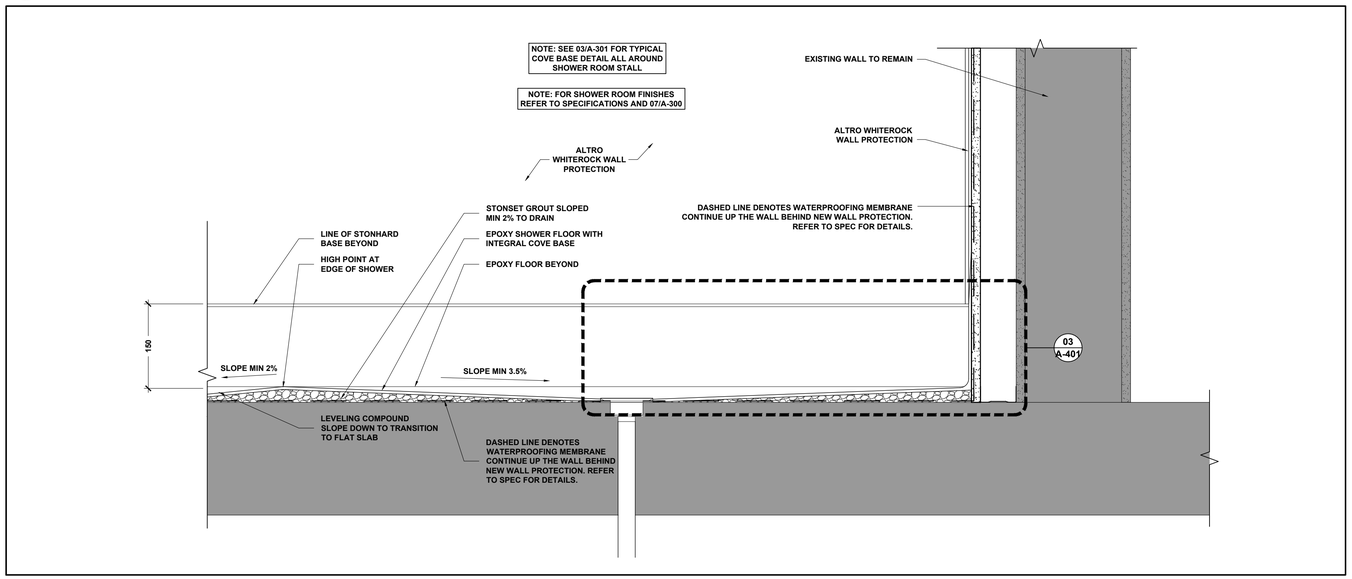
04 / A-401 TYPICAL SHOWER ROOM COVE BASE DETAIL
1:5



03 / A-401 TYPICAL SHOWER ROOM STALL COVE BASE DETAIL
1:2



01 / A-401 TYPICAL ALTO WHITEROCK WALL CLADDING HEAT WELD
NTS



02 / A-401 SHOWER ROOM STALL DRAIN SECTION DETAIL
1:5

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:
SHOWER ROOM DETAILS

Project North

Stamp

Date: 2026-06-22

Project No.: 26-10

Scale: AS NOTED

Drawn: AY

Checked: WJ

Drawing Number:

A-401

TABLE OF CONTENTS

DIVISION 1 – GENERAL REQUIREMENTS		
1.1	SCOPE OF WORK	DWG SP-001
1.2	GENERAL	DWG SP-001
1.3	PHASING	DWG SP-001
1.4	DEFINITIONS	DWG SP-001
1.5	ABBREVIATIONS	DWG SP-001
1.6	RESPONSIBILITIES OF BIDDERS DURING BID PHASE	DWG SP-001
1.7	SUBSTITUTION	DWG SP-001
1.8	CASH ALLOWANCES	DWG SP-001
1.9	UNIT PRICES	DWG SP-001
1.10	SEPARATE PRICES	DWG SP-001
1.11	INFECTION PREVENTION AND CONTROL (IPAC)	DWG SP-001
1.12	BUILDING REGULATIONS	DWG SP-001
1.13	OCCUPIED SPACES	DWG SP-001
1.14	WORK RESTRICTIONS	DWG SP-001
1.15	EXAMINATION OF DRAWINGS & SITE PRIOR TO CONSTRUCTION	DWG SP-002
1.16	PRE-CONSTRUCTION SURVEY	DWG SP-002
1.17	DRAWINGS AND SPECIFICATIONS	DWG SP-002
1.18	PRECEDENCE OF DOCUMENTS	DWG SP-002
1.19	MEASUREMENTS	DWG SP-002
1.20	CONFLICTING INFORMATION	DWG SP-002
1.21	REQUESTING CLARIFICATION DURING CONSTRUCTION	DWG SP-002
1.22	SITE SUPERINTENDENT	DWG SP-002
1.23	CONSTRUCTION MEETINGS	DWG SP-002
1.24	PROGRESS REPORTING DURING CONSTRUCTION	DWG SP-002
1.25	STANDARDS, CODES AND PERMITS	DWG SP-002
1.26	TEMPORARY FACILITIES AND UTILITIES	DWG SP-002
1.27	CORING, CUTTING AND DRILLING	DWG SP-002
1.28	FIRE RATED ASSEMBLIES	DWG SP-002
1.29	CONSTRUCTION SAFETY	DWG SP-002
1.30	HAZARDOUS MATERIALS	DWG SP-002
1.31	LIFE SAFETY	DWG SP-002
1.32	INSPECTIONS BY AUTHORITY HAVING JURISDICTION (AHJ)	DWG SP-002
1.33	EXECUTION AND LAYOUT OF WORK	DWG SP-003
1.34	CO-ORDINATION	DWG SP-003
1.35	PROTECTION	DWG SP-003
1.36	MATERIALS	DWG SP-003
1.37	PARKING	DWG SP-003
1.38	SUBMITTALS	DWG SP-003
1.39	CLOSEOUT	DWG SP-003
1.40	WARRANTY	DWG SP-003
1.41	CLEANING	DWG SP-003
1.42	AS BUILT RECORD DRAWINGS	DWG SP-003
DIVISION 2 – DEMOLITION		
2.1	SELECTIVE DEMOLITION	DWG SP-003
2.2	GENERAL REQUIREMENTS	DWG SP-003
2.3	CUTTING, CORING AND PATCHING	DWG SP-004
2.4	COMPONENTS FOR REUSE AND SALVAGE	DWG SP-004
2.5	NOISY WORK AND WORK HOURS RESTRICTIONS	DWG SP-004
DIVISION 3 – CONCRETE		DWG SP-004
DIVISION 4 – MASONRY		DWG SP-004
DIVISION 5 – METALS		DWG SP-004
DIVISION 6 – WOODWORK AND CABINETRY		DWG SP-004
DIVISION 7 – THERMAL AND MOISTURE PROTECTION		
DIVISION 8 – OPENINGS		
8.1	DOORS AND HARDWARE	DWG SP-004
8.2	FLUSH WOOD DOORS	DWG SP-004
DIVISION 9 – FINISHES		
9.1	GYPSUM BOARD ASSEMBLIES	DWG SP-004
9.2	GYSUM BD AND PLASTER REPAIRS	DWG SP-004
9.3	RESILIENT FLOORING	DWG SP-005
9.4	RESINOUS FLOORING	DWG SP-005
9.5	PAINTING	DWG SP-006
DIVISION 10 – SPECIALTIES		
10.1	SEAMLESS SHEET WALL PROTECTION	DWG SP-006
10.2	WASHROOM ACCESSORIES	DWG SP-007
DIVISION 11 – EQUIPMENT		DWG SP-007
DIVISION 12 – FURNISHINGS		DWG SP-007
DIVISION 13 – SPECIAL CONSTRUCTION		DWG SP-007
DIVISION 14 – CONVEYING SYSTEM		DWG SP-007

DIVISION 1 - GENERAL REQUIREMENTS

1.1 SCOPE OF WORK

.1 FIRE ALARM WORK CONTAINED IN BUILDING PERMIT NO. 24-123510 BLD 00 BA. REFER TO DRAWINGS E-1, E-2, AND E-3 DATED JUNE 22, 2026 PREPARED BY SUSTAINGLOBE LTD. **ENGAGE BASE BLDG FA CONTRACTOR TRINITY FIRE PROTECTION INC. TO CARRYOUT THIS WORK.**

.2 RENOVATE INTERIOR SPACE OF THE 5TH AND 6TH FLOOR INCLUDING BUT NOT LIMITED TO THE FOLLOWING:

.1 REPLACE EXISTING CARPETED AREAS IN COMMON CORRIDOR WITH NEW VINYL PLANK FLOORING AND RUBBER COVE BASE (FLOORS 5 AND 6)

.2 RECONFIGURE AND REFRESH EXISTING PATIENT ASSISTED SHOWER ROOM (6TH FLOOR)

.3 RECONFIGURE PARTITIONS AND CONVERT EXISTING 3 PIECE BATHROOM INTO 2 PIECE BARRIER FREE WASHROOM IN ROOM 618.

.4 REPLACE SINK FAUCET IN ALL PATIENT ROOM KITCHENNETTES (FLOORS 5 AND 6).

.5 ADD WALL MOUNTED UVC LIGHT SANITIZERS C/W SAFETY CONTACT SWITCHES AT DOORS IN ALL PATIENT ROOMS (FLOORS 5 AND 6) ENSUITES, PATIENT ASSISTED SHOWER ROOM (6TH FLOOR), AND STAFF WC 618A (6TH FLOOR)

.6 ADD UVC LIGHT SANITIZER IN AHU DUCT.

.3 REFER TO THESE SPECIFICATIONS AND DRAWINGS FOR FULL SCOPE.

.4 PROVIDE FOLLOWING WORK:

.1 CORING FOR PIPING AND CONDUITS. CO-ORDINATE WITH TRINITY FIRE PROTECTION FOR RESPONSIBLE TRADE TO CARRYOUT CORING AND FIRE STOPING WORK ASSOCIATED WITH THE FA SYSTEM WORK.

.2 FIRE STOP ALL PENETRATIONS RESULTING FROM THE WORK OF THIS PROJECT AT FOLLOWING LOCATIONS:

.1 WALLS BETWEEN SUITES

.2 WALLS BETWEEN SUITES AND CORRIOR

.3 FLOOR SLABS

.4 AS NOTED IN SPECS AND DWGS..

.3 PATCH AND MAKE GOOD CEILINGS AND WALLS AFFECTED BY WORK OF THIS PROJECT. INCLUDES AFFECTED AREAS ON 4TH FLOOR AND OTHER AREAS OF THE BUILDING.

.4 CEILING ACCESS PANELS REQUIRED BY FA, SPRINKLER, PLUMBING AND ELECTRICAL WORK. MAKE GOOD ALL AFFECTED CEILINGS

.5 REFER TO M&E DWGS FOR SCOPE OF WORK INCLUDING WORK OUTSIDE OF ARCHITECTURAL AREAS SCOPE OF WORK.

.6 SCAN ALL PROPOSED CORE LOCATIONS THROUGH STRUCTUAL ELEMENTS. ENGAGE A LICENSED STRUCTURAL ENGINEER REGISTERED IN THE PROVINCE OF ONTARIO TO REVIEW AND CONFIRM IN WRITING THAT CORES REQUIRED BY THE WORK DO NOT COMPROMISE THE STRUCTURAL INTEGRITY OF ANY EXISTING BUILDING STRUCTURE OR COMPONENTS.

1.2 GENERAL

.1 THE *CONTRACTOR* SHALL PROVIDE ALL LABOUR (INCLUDING ANY OVERTIME HOURS), PRODUCTS, MATERIALS, TOOLS, EQUIPMENT, FABRICATION AND ANCILLARY ITEMS NECESSARY TO EXECUTE ALL WORK AND SERVICES SHOWN ON THESE DRAWINGS AND SPECIFICATIONS EXCEPT WHERE NOTED AS NOT IN CONTRACT (N.I.C.) OR SPECIFICALLY NOTED AS BEING BY OWNER WITHIN THE PROJECT SCHEDULE IDENTIFIED.

.2 *CONTRACTOR* SHALL COORDINATE THE WORK OF THE *SUB-CONTRACTORS, SUPPLIERS* **AND** *OWNER* FURNISHED WORK. *CONTRACTOR* SHALL BE RESPONSIBLE FOR SCHEDULING *OWNER* FURNISHED WORK.

.3 THESE CONTRACT DOCUMENTS INCLUDE THE FOLLOWING REQUIREMENTS AND NOTES WHICH APPLY TO ALL DRAWINGS FOR THE *WORK*. THESE REQUIREMENTS SHALL EXTEND TO CHANGES, EXTRAS AND ADDITIONS AGREED TO DURING THE COURSE OF WORK BETWEEN THE CONTRACTOR, AND OWNER.

.4 THE REQUIREMENTS STIPULATED IN DIVISION 1 OF THESE SPECIFICATION SHALL APPLY TO ALL OTHER SPECIFICATION DIVISIONS OF THESE CONTRACT DOCUMENTS.

.5 SHOULD ANY PORTION OF THE CONTRACT DOCUMENTS PROVE TO BE FOR WHATEVER REASON UNENFORCEABLE, SUCH UNENFORCEABILITY SHALL NOT EXTEND TO THE REMAINDER OF THE CONTRACT NOR SHALL IT VOID ANY OTHER PROVISIONS OF THE CONTRACT.

.6 THE ABBREVIATION "GC" USED IN THESE SPECIFICATIONS AND DRAWINGS SHALL MEAN THE 'CONTRACTOR" AS DEFINED IN CCDC 2 -2020.

.7 ABBREVIATED LANGUAGE USED IN THE CONTRACT DOCUMENTS; WORDS AND MEANINGS SHALL BE INTERPRETED AS APPROPRIATE. WORDS IMPLIED, BUT NOT STATED, SHALL BE INFERRED AS THE SENSE REQUIRES. SINGULAR WORDS SHALL BE INTERPRETED AS PLURAL, AND PLURAL WORDS SHALL BE INTERPRETED AS SINGULAR AS APPLICABLE TO THE CONTEXT OF THE CONTRACT DOCUMENTS. REQUIREMENTS EXPRESSED IN THE IMPERATIVE MOOD ARE TO BE PERFORMED BY CONTRACTOR. THE WORDS "SHALL," "SHALL BE," OR "SHALL COMPLY WITH," DEPENDING ON THE CONTEXT, ARE IMPLIED WHERE A COLON (:) IS USED WITHIN A SENTENCE OR PHRASE.

.8 ALL REFERENCES TO STANDARDS, CODES AND REGULATIONS IN THE TECHNICAL SPECIFICATIONS ARE TO THE LATEST EDITION.

1.3 PHASING

.1 WORK WITHIN ROOMS SHALL BE CARRIED OUT IN PHASES OF UP TO 5 PATIENT ROOMS IN ANY GIVEN PHASE.

.2 WORK IN CORRIDOR IS NOT SUBJECT TO PHASING BUT SHALL ADHERE TO WORK HOUR AND IPAC RESTRICTIONS. CO-ORDINATE TIMING OF WORK WITH PHASED WORK IN PATIENT ROOMS.

1.4 DEFINITIONS

.1 THE DEFINITIONS CONTAINED IN THE CCDC 2-2020 STIPULATED PRICE CONTRACT ARE HEREBY MADE PART OF THESE DRAWINGS AND SPECIFICATIONS

.2 THE FOLLOWING DEFINITIONS ARE ADDED TO THIS CONTRACT:

.1 "**ADDENDUM**" - A DOCUMENT THAT AMENDS THE BID DOCUMENTS DURING THE BIDDING PERIOD AND BECOMES PART OF THE CONTRACT DOCUMENTS WHEN A CONTRACT IS EXECUTED. (PLURAL: ADDENDA)

.2 "**BIDDER**" – A COMPANY INVITED BY THE *OWNER* TO SUBMIT AN OFFER TO PROVIDE THE WORK IDENTIFIED IN THE BID DOCUMENTS.

.3 **"BID DOCUMENTS"** – DOCUMENTS REFERENCED IN THE REQUST FOR PROPOSALS ISSUED BY THE *OWNER* FOR THIS PROJECT.

.4 **"BUILDING OWNER"** THE BUILDING IN WHICH THE WORK IS LOCATED IS OWNED BY XXXX. BAYSHORE PROPERTY MANAGEMENT IS THE PROPERTY MANAGER. FOR THE PURPOSE OF THIS PROJECT, BOTH ENTITIES ARE CONSIDERED AS THE BUILDING OWNER. ABIDE WORK SHALL ABIDE BY THE BUILDING OWNER'S CONSTRUCTION REQUIREMENTS IN ADDITION TO THE REQUIRMENTS CONTAINED IN THESE CONSTRUCTION DOCUMENTS. . BUILDING OWNER MAY ALSO BE REFERRED AS THE "LANDLORD" IN THESE SPECIFICATIONS.

.5 "**GENERAL REQUIREMENTS**" THAT PART OF THE CONTRACT DOCUMENTS WHICH SETS FORTH MANY OF THE RIGHTS, RESPONSIBILITIES AND RELATIONSHIPS OF THE PARTIES INVOLVED IN A CONTRACT. IT ALSO CONTAINS BIDDING INSTRUCTIONS AND TERMS ASSOCIATED WITH A BID SUBMISSION.

.6 "**ITEMIZED PRICE**" - PRICE FOR A SPECIFIC COMPONENT OF THE WORK CONTAINED IN THE OFFER (BASE BID PRICE). ITEMIZED PRICES SHALL INCLUDE ALL LABOUR, MATERIALS, PRODUCTS, EQUIPMENT, SERVICES, STATUTORY CHARGES, AND RESPECTIVE OVERHEAD, PROFIT, TAXES (EXCLUDING HST), DISBURSEMENTS AND RELATED CHARGES REQUIRED TO PROVIDE THE SPECIFIC COMPONENT OF WORK.

.7 "**INSTALL**" - OPERATIONS TO INSTALL ALL COMPONENTS OF THE WORK AT THE PROJECT SITE INCLUDING THE ACTUAL UNLOADING, UNPACKING, ASSEMBLY, ERECTING, PLACING, ANCHORING, APPLYING, WORKING TO DIMENSION, FINISHING, CURING, PROTECTING, CLEANING AND SIMILAR OPERATIONS.

.8 **"PATCH AND MAKE GOOD"** – REPAIR AFFECTED AREA TO MATCH EXISTING ADJACENT CONDITION. INCLUDES BUT NOT LIMITED TO, PROVIDING MATERIAL, SUB-FRAMING ASSEMBLIES, FINISHES, TEXTURES, COLOURS, AS APPLICABLE, TO MATCH ADJACENT SURFACES. TO MAKE FLUSH WITH ADJACENT SURFACES. PROVIDE ADDITIONAL WORK AS NOTED IN CONSTRUCTION DOCUMENTS.

.9 **"PROVIDE"** – SUPPLY AND INSTALL, COMPLETE AND READY FOR INTENDED USE.

.10 "**REPLACE**" – REMOVE COMPONENT OR ASSEMBLY OFF SITE AND PROVIDE NEW COMPONENT OR ASSEMBLY AS SPECIFIED. WHERE THERE IS NO SPECIFICATION, PROVIDE TO MATCH EXISTING.

.11 "**REMOVE**" - TO REMOVE OFF-SITE UNLESS INDICATED IN DOCUMENTS OTHERWISE AND DISPOSE OF LEGALLY.

.12 **"SUPPLY"** - SUPPLY AND DELIVER TO THE PROJECT SITE, READY FOR UNLOADING, UNPACKING, ASSEMBLY, INSTALLATION AND SIMILAR OPERATIONS.

1.5 ABBREVIATIONS

.1 THE FOLLOWING ABBREVIATIONS ARE USED IN THE SPECIFICATIONS:

.1 ADO – AUTOMATIC DOOR OPERATOR
.2 AHJ – AUTHORITIES HAVING JURISDICTION
.3 ALUM – ALUMINUM
.4 C/W – COMPLETE WITH
.5 FA – FIRE ALARM
.6 GC – CONTRACTOR AS DEFINED IN CCDC 2-2020
.7 HM – HOLLOW METAL
.8 HWT – HOT WATER TANK
.9 INSUL – INSULATION
.10 LL – LANDLORD AND THEIR AUTHORIZED BUILDING FACILITIES MANAGEMENT
.11 M&E – MECHANICAL AND ELECTRICAL
.12 MISC – MISCELLANEOUS
.13 N/A – NOT APPLICABLE
.14 NIC – NOT IN CONTRACT
.15 OSHA – OCCUPATIONAL HEALTH AND SAFETY ACT
.16 RFI – REQUEST FOR INFORMATION
.17 SBO – SUPPLIED BY OWNER
.18 SI – SUPPLEMENTAL INSTRUCTION
.19 T&G – TONGUE AND GROOVE
.20 U.N.O. – UNLESS NOTED OTHERWISE
.21 V.I.F. – VERIFY IN FIELD
.22 VOC – VOLATILE ORGANIC COMPOUND
.23 WB – WATER BASED OR WATER BORNE

.2 REFER TO ABBREVIATION LEGEND ON DWGS A-000 FOR ABBREVIATIONS USED IN THE ARCHITECTURAL DRAWINGS. REFER TO MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL ABBREVIATIONS USED WITHIN EACH OF THESE DISCIPLINES DRAWINGS.

1.6 RESPONSIBILITIES OF BIDDERS DURING BID PHASE

.1 THIS SUB-SECTION IS TO SUPPLEMENT THE INSTRUCTIONS TO BIDDERS ISSUED BY THE OWNER IN THE BID CALL. THE OWNER'S INSTRUCTIONS SHALL SUPERCEDE THE REQUIREMENTS OF THIS SUB-SECTION WHERE THERE IS A DIRECT AND SPECIFIC CONFLICT.

.2 THE BIDDER SHALL BE RESPONSIBLE FOR DEFINING ALL COMPONENT(S) OF WORK NECESSARY AND TO OBTAIN ALL BIDS REQUIRED TO PROVIDE THE COMPLETE WORK REQUIRED BY THESE BID DOCUMENTS.

.3 THE BIDDER SHALL PROVIDE THE NECESSARY BID DOCUMENTS TO SUB-CONTRACTORS AND SUPPLIERS IN SOLICITING BIDS TO CARRYOUT THE RESPONSIBILITIES AND WORK STIPULATED IN THESE BID DOCUMENTS.

.4 BIDDERS SHALL FULLY ACQUAINT THEMSELVES WITH THE ISSUED FOR TENDER DRAWINGS, SPECIFICATIONS AND SITE CONDITIONS PRIOR TO SUBMITTING A BID.

.5 ONLY WRITTEN INSTRUCTIONS ISSUED IN THE FORM OF ADDENDUM BY THE *OWNER* DURING THE BID PHASE SHALL BE INCLUDED IN THE BID. THE *OWNER* WILL NOT BE RESPONSIBLE FOR ANY ORAL INSTRUCTIONS PROVIDED DURING THE BID PHASE.

.6 THE BIDDERS SHALL IDENTIFY ANY DISCREPANCIES NOTED WITHIN THE DRAWINGS AND SPECIFICATIONS OR BETWEEN THE DRAWINGS, SPECIFICATIONS AND OBSERVABLE SITE CONDITIONS TO THE CONSULTANT FOR CLARIFICATION PRIOR TO BID SUBMISSION. FAILURE TO DO SO SHALL MEAN ACCEPTING THE CONSULTANT'S INTERPRETATION OF THE CONSTRUCTION REQUIRED TO ACHIEVE THE DESIGN INTENT CONTAINED IN THE BID DOCUMENTS. THE OWNER WILL NOT ENTERTAIN CLAIMS FOR EXTRAS IN CONNECTION IN SUCH INSTANCES.

.7 SUB-CONTRACTOR QUALIFICATIONS

.1 ONLY SOLICIT AND RECEIVE BIDS FROM *SUB-CONTRACTORS* EXPERIENCED IN PERFORMING THE WORK AND WHO WILL PROVIDE EXPERIENCED, SKILLED AND QUALIFIED WORKMEN TO CARRYOUT THEIR WORK ON THIS PROJECT IN ACCORDANCE WITH THE BEST PRACTICES OF THE TRADES INVOLVED. THIS INCLUDES WORK IDENTIFIED AS BY "OWN FORCES".

.2 *OWNER* RESERVES THE RIGHT TO REQUEST FROM THE BIDDER, ADDITIONAL BIDS AND/ OR ALTERNATE COMPANIES TO BE ENGAGED FOR ANY SPECIFIC TRADES INCLUDING "OWN FORCES" WORK TO BE PERFORMED BY THE GC.

.8 BASE BUILDING TRADES

.1 ENGAGE TRINITY FIRE PROTECTION INC. TO CARRYOUT THE FA COMPONENT OF THE WORK.

.2 CONSULT WITH *OWNER* AND *BUILDING OWNER* FOR ANY OTHER MANDATORY BASE BUILDING TRADES TO BE USED.

.3 SUCH TRADES SHALL BE INCLUDED IN THE BID.

.9 SITE VISIT

.1 BIDDERS SHALL ATTEND MANDATORY VISIT PRIOR TO SUBMITTING A BID. PROPONENTS WHO DO NOT ATTEND THE MEETING WILL BE EXCLUDED FROM BIDDING.

.2 IT IS THE RESPONSIBILITY AND DESCRETION OF THE BIDDER TO INVITE *SUB-CONTRACTORS* TO VISIT THE SIE TO FAMILIARIZE THEMSELVES WITH THE EXISTING CONDITIONS/ LOCATIONS OF UTILITIES AND THE PROCEDURES THE OWNER EXPECTS THE CONTRACTOR TO FOLLOW DURING CONSTRUCTION INCLUDING BUT NOT LIMITED TO THE FOLLOWING. COST ASSOCIATED WITH THE LL REQUIREMENTS SHALL BE INCLUDED IN THE BID:

.1 WORK HOUR RESTRICTIONS
.2 ACCESS TO THE CONSTRUCTION SITE
.3 TRASH REMOVAL DURING CONSTRUCTION
.4 PARKING OF CONSTRUCTION VEHICLES
.5 DELIVERIES, STORAGE, STAGING AREAS
.6 ANY OTHER ITEMS NECESSARY TO COMPLY WITH ALL ASPECTS OF THE LEASE AND OWNER'S OBLIGATIONS TO THE LANDLORD.

.3 NO SUBSEQUENT CLAIM FOR ADDITIONAL COSTS OR EXTENSION TO SCHEDULE WILL BE ACCEPTED BY THE *OWNER* DUE TO ANY CLAIM OF LACK OF KNOWLEDGE OF CONDITIONS OR CIRCUMSTANCES ABOUT WHICH THE CONTRACTOR COULD HAVE INFORMED THEMSELVES INCLUDING:

.1 EXISTING CONDITIONS THAT WERE VISIBLE AT THE TIME OF THE BID

.2 *OWNER* AND BUILDING OWNER'S CONSTRUCTION REQUIREMENTS IN PLACE AT TIME OF BID.

1.7 SUBSTITUTION

.1 BID SHALL BE BASED ON ALL SPECIFIED MATERIALS, PRODUCTS, SYSTEMS AND EQUIPMENT INDICATED IN THE TENDER DOCUMENTS WITHOUT EXCEPTION.

.2 WHERE THE TERM "OR APPROVED EQUAL" IS USED, SUBMIT INFORMATION TO THE *CONSULTANT* FOR REVIEW AND ACCEPTANCE DURING THE TENDER PHASE. ONLY PRODUCTS ACCEPTED BY THE *CONSULTANT* AT THEIR SOLE DISCRETION AND WHICH APPROVAL FROM THE *CONSULTANT* HAS BEEN PROVIDED IN WRITING VIA ADDENDUM MAY BE INCLUDED IN THE BASE BID. REQUEST FOR SUBSTITUTION DURING THE CONSTRUCTION PHASE WILL **NOT** BE CONSIDERED.

.3 IN LIEU OF REQUESTING APPROVAL FOR AN APPROVED EQUAL DURING THE BID PHASE, THE BIDDER MAY SUBMIT PROPOSED SUBSTITUTIONS WITH THE BID IN THE FORM OF AN ALTERNATE PRICE. ALTERNATE PRICES ARE **NOT** TO BE INCLUDED IN THE BASE BID. THE SPECIFIED PRODUCT SHALL ONLY BE INCLUDED IN THE BASE BID. SUBMIT WITH BID THE FOLLOWING SUPPORTING INFORMATION FOR PROPOSED ALTERNATE(S):

.1 DETAILED INFORMATION OF THE PROPOSED SUBSTITUTION.

.2 COST OF EACH PROPOSED SUBSTITUTION EXPRESSED AS A CREDIT, EXTRA, OR NO CHANGE TO THE BID PRICE.

.3 IMPACT TO CONSTRUCTION SCHEDULE FOR EACH PROPOSED SUBSTITUTION.

.4 THE BIDDER SHALL INCLUDE THE COST AND SCHEDULE IMPACT OF ALL AFFECTED COMPONENTS OF THE WORK THAT WOULD RESULT FROM THE ALTERNATE(S).

.5 THE *OWNER*. RESERVES THE RIGHT TO ACCEPT OR REJECT ANY OR ALL PROPOSED SUBSTITUTIONS AND WILL REVISE THE BID PRICE ACCORDINGLY.

1.8 CASH ALLOWANCES

.1 REFER TO BID FORM FOR ANY CASH ALLOWANCES TO BE INCLUDED.

.2 COSTS INCLUDED IN CASH ALLOWANCES: COST OF PRODUCT TO GC LESS APPLICABLE TRADE DISCOUNTS; DELIVERY TO SITE, AND APPLICABLE TAXES

.3 CASH ALLOWANCES ARE TO INCLUDE SUPPLY AND INSTALLATION UNLESS NOTED OTHERWISE. INCLUDE IN THE CASH ALLOWANCE AMOUNT, PROVISION FOR DELIVERY, PRODUCT HANDLING AT THE SITE, INCLUDING UNLOADING, UN-CRATING, STORAGE, PROTECTION OF PRODUCTS FROM ELEMENTS AND FROM DAMAGE, LABOUR FOR INSTALLATION AND FINISHING.

.4 GC'S INSURANCE, TAXES, BONDING IF APPLICABLE, OVERHEAD AND PROFIT, SUPERVISION COSTS ASSOCIATED WITH A CASH ALLOWANCE ITEM ARE TO BE INCLUDED IN THE BASE BID AND NOT IN THE CASH ALLOWANCE.

.5 REFER TO BID FORM FOR CASH ALLOWANCE SCHEDULE.

1.9 UNIT PRICES

.1 REFER TO BID FORM FOR ANY UNIT PRICES TO BE INCLUDED.

.2 THE VALUE FOR A SINGLE UNIT OF WORK AS STATED IN A SCHEDULE OF UNIT PRICES FOR A COMPONENT OF WORK THAT IS IDENTIFIED IN THE BID DOCUMENTS.

.3 THE UNIT PRICE INSERTED WILL BE USED TO CALCULATE THE VALUE TO IMPLEMENT THE PORTION OF THE WORK COMPONENT AUTHORIZED BY THE OWNER TO BE CARRIED OUT.

.4 THE OWNER RESERVES THE RIGHT NOT TO CARRYOUT ANY OR ALL OF THE WORK COMPONENT IDENTIFIED IN THE UNIT PRICE SCHEDULE.

.5 THE UNIT PRICE VALUE INSERTED WILL BE USED TO CALCULATE THE DEDUCTION FROM THE CONTRACT VALUE FOR ANY UNCONSTRUCTED PORTION OF THE WORK COMPONENT FOR WHICH A QUANTITY OF WORK HAS BEEN IDENTIFIED.

.6 THE UNIT PRICE VALUE INSERTED MAY ALSO BE USED TO CALCULATE SIMILAR ADDITIONAL WORK **NOT** INCLUDED IN THE CONTRACT PRICE.

.7 UNIT PRICES SHALL INCLUDE ALL LABOUR, MATERIALS, PRODUCTS, EQUIPMENT, SERVICES, STATUTORY CHARGES, AND RESPECTIVE OVERHEAD, PROFIT, TAXES (EXCLUDING HST), DISBURSEMENTS AND OTHER RELATED CHARGES TO THE CONTRACTOR AND SHALL BE THE TOTAL COST TO THE OWNER.

.8 THE OWNER SHALL BE UNDER NO OBLIGATION TO ACCEPT THE UNIT PRICES AS SUBMITTED. THE OWNER RESERVES THE RIGHT TO REVIEW, NEGOTIATE AND MODIFY UNIT PRICES AS MUTUALLY AGREED UPON BY THE PARTIES PRIOR TO FINALIZATION OF THE CONTRACT.

1.10 SEPARATE PRICES

.1 WHERE REQUESTED IN THE BID FORM, INCLUDE SEPARATE PRICING FOR WORK DESCRIBED.

.2 WHERE A SEPARATE PRICE IS FOR WORK TO REPLACE WORK IN THE BASE BID, THE SEPARATE PRICE SHALL BE THE COST DIFFERENCE TO UNDERTAKE THE SEPARATE PRICE WORK IN LIEU OF THE BASE BID WORK AND SHALL BE EXPRESSED AS EITHER AS AN EXTRA OR CREDIT TO THE OVERALL BID PRICE.

.3 UNLESS SPECIFICALLY STATED IN THE SEPARATE PRICE WORK DESCRIPTION, THERE IS NO CHANGE TO THE COMPLETION DATE FOR SEPARATE PRICE WORK.

.4 SEPARATE PRICE SHALL INCLUDE ALL LABOUR, MATERIALS, PRODUCTS, EQUIPMENT, SERVICES, STATUTORY CHARGES, AND RESPECTIVE OVERHEAD, PROFIT, TAXES (EXCLUDING HST), DISBURSEMENTS AND OTHER RELATED CHARGES TO THE CONTRACTOR AND SHALL BE THE TOTAL COST TO THE OWNER.

.5 THE *OWNER* SHALL BE UNDER NO OBLIGATION TO ACCEPT THE SEPARATE PRICE(S) SUBMITTED.

1.11 INFECTION PREVENTION AND CONTROL (IPAC)

.1 ADHERE TO OWNER'S IPAC CONTROL MEASURES TO BE IMPLEMENTED ON PROJECT. **INCLUDE COSTS ASSOCIATED WITH THESE MEASURES IN THE BID**.

.2 ARRANGE A MEETING WITH OWNER AND BLDG OWNER TO REVIEW IPAC PROTOCOLS DURING CONSTRUCTION.

.3 PROVIDE FULL HEIGHT HARD WALL DUST PROOF HOARDING TO SEPARATE CONSTRUCTION AREA FROM ADJACENT AREAS TO SATISFACTION OF CAMH IPAC TEAM

.4 PROVIDE STICKY WALKOFF MATS AT FOLLOWING LOCATIONS. CHANGE OUT ON A DAILY BASIS AT MINIMUM AND MORE OFTEN AS CONSTRUCTION ACTIVITY REQUIRES.

.1 AT ALL ENTRANCE(S) TO ALL WORK AREAS..

1.12 BUILDING REGULATIONS:

.1 THE *CONTRACTOR* SHALL FAMILIARIZE THEMSELVES AND COMPLY WITH THE *BUILDING OWNER* AND THE *OWNER'S* CONSTRUCTION REQUIREMENTS. IN THE EVENT OF A CONFLICT BETWEEN THESE REQUIREMENTS, THE STRICTER ONE WILL APPLY.

.2 ELEVATORS: BLDG OWNER RESERVES THE RIGHT TO RESTRICT THE USE OF ELEVATORS.

.3 LOADING DOCK MAY BE USED IF AVAILABLE DURING BLDG OWNER DESIGNATED TIMES ONLY .

1.13 OCCUPIED SPACES

.1 THE BUILIDNG INLCUDING THE 5TH AND 6T FLOORS IS OCCUPIED.

.2 *CONTRACTOR* TO CO-ORDINATE AND ARRANGE FOR ACCESS TO THE 5TH AND 6TH FLOOR. REFER TO PHASING IN SECTION 1.3 OF THESE SPECIFICATIONS. . THE *CONTRACTOR* MAY BE REQUIRED TO CARRYOUT WORK ON THIS FLOOR DURING OFF BUSINESS HOURS. THE CONTRACTOR SHALL INCLUDE WORKING DURING NON-BUSINESS HOURS IN THE CONTRACT PRICE.

.3 THE CONTRACTOR SHALL LEAVE THE WORKPLACE ON OCCUPIED FLOORS CLEAN, SAFE AND FREE OF EQUIPMENT AND MATERIALS AT THE BEGINNING OF EACH BUSINESS DAY.

.4 CONTRACTOR SHALL ERECT FULL HEIGHT HOARDING WITH A LOCKABLE DOOR TO SEPARATE THE WORK FROM THE REST OF THE PREMISES.

.5 THE CONTRACTOR SHALL PREVENT ACCESS BY BUILDING OCCUPANTS INTO THE AREA OF WORK.

.6 MAINTAIN ACCESS TO WORK AREA CLEAR AND FREE OF OBSTRUCTIONS.

.7 DO NOT DISRUPT BUILDING OPERATION AND LIFE SAFETY SYSTEMS.

.8 DO NOT BLOCK ACCESS TO ANY EXITS WITHIN AND OUTSIDE OF WORK AREA.

1.14 WORK RESTRICTIONS

.1 INCLUDE IN BID THE COST FOR ALL AFTER HOURS OR WEEKEND WORK REQUIRED BY THE WORK RESTRICTIONS OF THIS SECTION OR AS NECESSARY TO MEET PROJECT SCHEDULE. OWNER WILL NOT ENTERTAIN ADDITIONAL FEE FOR AFTER HOURS WORK.

.2 HOURS OF WORK.

.1 CARRYOUT WORK DURING REGULAR BUSINESS HOURS (**7AM TO 6PM**) ON WEEKDAYS EXCEPT AS FOLLOWS:

.1 WORK HOURS RESTRICTION THAT MAY BE IMPOSED BY *OWNER* ON A TEMPORAY BASIS. **CONTRACTOR SHALL ALLOW FOR SUCH RESTRICTIONS IN THE BID**

.2 EXCESSIVE NOISE GENERATING WORK. CO-ORDINATE HOURS OF SUCH WORK WITH *OWNER* AND *BUILDING OWNER*. PROVIDE A FORECAST OF NOISE GENERATING WORK TO OWNER AT LEAST 2 WEEKS PRIOR TO START OF SUCH ACTIVITY. THE REQUEST TO UNDERTAKE SUCH WORK WILL BE REVIEWED BY THE *OWNER* ON A CASE BY CASE BASIS AND THE HOURS THAT SUCH WORK MAY BE CARRIED OUT MAY BE SUBJECT TO RESTRICTION AT THE OWNER'S DESCRETION. SUCH RESTRICTIONS MAY INCLUDE AFTER HOURS, WEEKEND AND STATUTORY HOLIDAY WORK.

.3 AFTER HOURS IS DEFINED AS BETWEEN **6PM TO 7AM.**

.4 WEEKEND IS DEFINED AS THE TIME PERIOD BETWEEN **FRIDAY 6PM TO MONDAY 7AM**.

.5 MAKE PRIOR ARRANGEMENT TO ACCESS AREAS OF THE BUILDING AND SITE OUTSIDE OF THE

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NO	ACTION	DATE
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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:

St. Joseph's Health Centre
Unity Health Toronto

Project Title:

CEDARBROOK LODGE
PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:

ARCHITECTURAL SPECIFICATIONS

Project North

Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — HEIDI HANSON LICENCE 4722

Date:	Project No.:	
2026-06-22	26-10	
Scale:	Drawn:	Checked:
AS NOTED

ARCHITECTURAL WORK AREA. PERMISSION TO ENTER SUCH AN AREA AT A CERTAIN TIME IS SUBJECT TO *BUILDING OWNER* AND OWNER'S AUTHORIZATION. GIVE MINIMUM 5 BUSINESS DAYS ADVANCE NOTICE PRIOR TO ACCESS. HOURS OF WORK WILL BE LIMITED.

.3 REFER TO DEMOLITION SPECIFICATION SECTION FOR ADDITIONAL RESTRICTIONS.

.4 NO CHANGES TO THE CONTRACT PRICE WILL BE ACCEPTED FOR COMPLIANCE WITH BUILDING OWNER'S RULES AND REGULATIONS.

.5 CONFINE OPERATIONS TO WITHIN SCOPE OF WORK AREAS IDENTIFIED IN THE DRAWINGS.

.6 THE WORK WILL BE DONE IN AN OCCUPIED BUILDING ACCESSIBLE TO THE PUBLIC. IT IS IMPERATIVE THAT THE *CONTRACTOR*, IT'S *SUB-CONTRACTORS* AND ALL THEIR PERSONNEL TREAT THE BUILDING STAFF AND BUILDING OCCUPANTS WITH CONSIDERATION AND RESPECT.

.7 DO NOT CREATE UNNECESSARY NOISE OR DISRUPTION OF BUSINESS ACTIVITIES OR TO BUILDING OCCUPANTS.

.8 CONDUCT WORK IN A MANNER GIVING PRIME CONSIDERATION TO PROTECTION OF THE PUBLIC, PROTECTION FROM THE WEATHER, CONTROL OF NOISE, SHOCKS AND VIBRATION; CONTROL OF DIRT AND DUST; ORDERLY ACCESS FOR AND STORAGE OF MATERIALS; PROTECTION OF EXISTING BUILDING, PROTECTION OF ADJACENT SURFACES AND PROPERTY; COORDINATE AND COOPERATE WITH THE OWNER AND LL AT ALL TIMES.

.9 PERFORM ALL WORK DURING THE HOURS DESIGNATED BY OWNER, AS MAY BE FURTHER RESTRICTED BY THE LANDLORD'S REGULATIONS AND REQUIREMENTS.

.10 ADHERE TO APPROVED LOCATIONS FOR TRASH CHUTES, ROUTES TO BE USED BY WORKERS, USE OF ELEVATORS, AND AREAS FOR STORAGE OF MATERIALS.

.11 MAINTAIN ACCESS TO ACCESS TO BASE BUILDING MECHANICAL ROOM(S), ELECTRICAL ROOM(S), TELECOM ROOMS AND SECURITY ROOM ON 24/ 7 BASIS.

1.15 EXAMINATION OF DRAWINGS & SITE PRIOR TO CONSTRUCTION

.1 THE CONTRACTOR SHALL, BEFORE COMMENCING WORK, REVIEW ALL CONSTRUCTION DOCUMENTS AND VERIFY ALL GOVERNING DIMENSIONS AT THE BUILDING. THE CONTRACTOR SHALL EXAMINE ALL ADJOINING WORK OR AREAS UPON WHICH THE PERFORMANCE OF THE WORK IS IN ANY WAY DEPENDENT. ANY VARIATIONS OR DISCREPANCIES SHALL BE REPORTED, WITH ALL DUE EXPEDIENCY, TO THE CONSULTANT PRIOR TO THE FABRICATION OR ERECTION OF THE WORK IN QUESTION.

.2 THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DISTRIBUTION OF DRAWINGS TO ALL TRADES UNDER HIS JURISDICTION AND REQUEST THEY CARRYOUT SAME EXAMINATION AND SITE REVIEW PRIOR TO COMMENCING THEIR PORTION OF THE WORK.

1.16 PRE-CONSTRUCTION CONDITION SURVEY

.1 PRIOR TO COMMENCING CONSTRUCTION, THE *CONTRACTOR* SHALL CARRYOUT A THOROUGH PRE-CONSTRUCTION CONDITION SURVEY IN THE FULL AREA OF WORK.

.2 AT THE COMMENCEMENT OF CONSTRUCTION, ASSESS THE CONTRACTOR SHALL INVESTIGATE ALL AREAS UNDERNEATH PROPOSED RECESSED FLOOR BOX LOCATION AND ALL CORE AND DRAIN LOCATIONS. DOCUMENT ALL CEILING CONDITIONS AND LAYOUT ALL PROPOSED ROUTING OF SERVICES. SHOULD ANY INTERERFERENCES ARISE, BRING TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY.

.3 DOCUMENT ANY MISSING OR DAMAGED ITEMS THAT ARE IDENTIFIED IN THE CONTRACT TO REMAIN, BE REUSED OR OTHERWISE INCORPORATED INTO THE WORK. THE SURVEY SHALL IDENTIFY THE MISSING OR DAMAGED COMPONENT AND BE SUPPLEMENTED WITH PHOTOGRAPHS.

.4 SUBMIT FINDINGS TO CONSULTANT WITHIN FIVE (5) BUSINESS DAYS AFTER BEING GRANTED ACCESS TO SITE.

.5 THE CONTRACTOR WILL ASSUME RESPONSIBILITY FOR SUCH MISSING OR DAMAGED ITEMS FOR FAILURE TO SUBMIT SURVEY. THE OWNER WILL NOT ENTERTAIN ANY CLAIM FOR ADDITIONAL COMPENSATION FOR SUCH ITEMS SHOULD THE CONTRACTOR FAIL TO SUBMIT PRECONSTRUCTION SURVEY.

.6 THE CONTRACTOR SHALL NOT INCLUDE OBSERVABLE ITEMS THAT WERE DAMAGED OR MISSING AT THE TIME OF THE SITE EXAMINATION DURING THE BID PHASE.

.7 UNLESS OTHERWISE NOTED, ALL MATERIAL AND PRODUCTS TO BE NEW & FREE OF DEFECTS, AND BE COMPLETELY INSTALLED, HOOKED-UP, MADE OPERATIONAL AND FUNCTIONAL FOR THE PURPOSE INTENDED, AND THAT ALL COSTS FOR THIS BE INCLUDED IN THE CONTRACTOR'S BID.

1.17 DRAWINGS AND SPECIFICATIONS

.1 IT IS INTENDED THAT THE CONTRACTOR PROVIDE A COMPLETE JOB AND ANY OMISSIONS IN THESE SPECIFICATIONS AND DRAWINGS SHALL NOT BE CONSTRUED AS RELIEVING THE CONTRACTOR OF SUCH RESPONSIBILITIES IN THE CONTRACT EXCEPT FOR ITEMS SPECIFICALLY NOTED OR COULD NOT HAVE BEEN REASONABLY FORESEEN DUE TO SITE CONDITIONS.

.2 DRAWINGS AND SPECIFICATIONS ARE COMPLEMENTARY. AND TO BE READ AS WHOLE. SPECIFIC INFORMATION MAY BE FOUND IN EITHER OR BOTH.

.3 DRAWINGS ARE COMPLEMENTARY TO EACH OTHER AND TO BE READ AS WHOLE. CONSTRUCTION REQUIREMENTS FOR A COMPONENT OF THE WORK MAY BE FOUND IN ONE OR MORE DRAWINGS AND WITHIN DIFFERENT DISCIPLINE SECTIONS. NO CLAIM FOR EXTRAS WILL BE ENTERTAINED WHERE THE CONTRACTOR OR TRADES CITE ONLY PORTIONS OF THE DRAWINGS WERE CONSULTED IN PRICING OR IN CONSTRUCTION.

.4 GENERALLY, DRAWINGS INDICATE GRAPHICALLY, THE DIMENSIONS AND LOCATION OF COMPONENTS AND EQUIPMENT. SPECIFICATIONS INDICATE SPECIFIC COMPONENTS, ASSEMBLIES, AND IDENTIFY QUALITY.

.5 DRAWINGS, SPECIFICATIONS, DIAGRAMS AND SCHEDULES ARE COMPLEMENTARY, EACH TO THE OTHER, AND WHAT IS REQUIRED BY ONE, TO BE BINDING AS IF REQUIRED BY ALL.

.6 THE CONSTRUCTION DRAWINGS ARE GENERAL DIAGRAMMATIC REPRESENTATIONS OF THE WORK, AND DO NOT INDICATE OR SPECIFY IN DETAIL, EVERY CONDITION AND COMPONENT OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL LABOUR, MATERIALS AND EQUIPMENT, FABRICATE ALL ASSEMBLIES AND INSTALL ALL EQUIPMENT AND SYSTEMS TO PRODUCE A COMPLETE, INTEGRATED AND FULLY FUNCTIONAL WORK PRODUCT IN ACCORDANCE WITH ALL MATERIAL AND EQUIPMENT MANUFACTURER'S REQUIREMENTS, INDUSTRY STANDARDS AND NATIONAL, PROVINCIAL AND LOCAL LAWS, CODES AND REGULATIONS.

.7 DRAWINGS INDICATE GENERAL LOCATION AND ROUTE OF CONDUIT AND WIRE/CONDUCTORS. INSTALL CONDUIT OR WIRING/CONDUCTORS AND PLUMBING PIPING NOT SHOWN OR INDICATED BY NOTE, BY GRAPHIC, OR DIAGRAMMATICALLY IN SCHEMATIC OR RISER DIAGRAMS TO PROVIDE AN OPERATIONAL ASSEMBLY OR SYSTEM.

.8 THE CONTRACTOR SHALL VERIFY WITH THE CONSULTANT THAT DRAWINGS ARE THE LATEST ISSUE PRIOR TO COMMENCING CONSTRUCTION, & SHALL MAINTAIN ONE COPY AT THE SITE, INCLUDING ALL ADDENDA, CHANGE ORDERS & SUPPLEMENTAL INSTRUCTIONS.

.9 SHOULD ANY CONFLICT OR DISCREPANCY APPEAR BETWEEN DOCUMENTS, WHICH LEAVES DOUBT AS TO THE INTENT OR MEANING, APPLY THE PRECEDENCE OF DOCUMENTS SECTION OF THE GENERAL CONDITIONS OR OBTAIN GUIDANCE OR DIRECTION FROM CONSULTANT.

.10 EXAMINE ALL DISCIPLINE DRAWINGS, SPECIFICATIONS, SCHEDULES, DIAGRAMS AND RELATED WORK TO ENSURE THAT WORK CAN BE SATISFACTORILY EXECUTED.

.11 ALL SPECIFICATION SECTIONS AND DRAWINGS ARE AFFECTED AND GOVERNED BY REQUIREMENTS OF THE DIVISION 01 - GENERAL CONDITIONS.

.12 THE CONTRACTOR IS HEREBY SPECIFICALLY DIRECTED, AS A CONDITION OF THE CONTRACT, TO ACQUAINT THEMSELVES WITH THE ARTICLES CONTAINED IN THE GENERAL NOTES, AND TO NOTIFY AND APPRISE ALL SUBCONTRACTORS, SUPPLIERS AND ALL OTHER PARTIES OF THE CONTRACT OF, AND BIND THEM TO ITS CONDITIONS.

.13 NOTIFY CONSULTANT IMMEDIATELY OF ANY APPARENT CONFLICTS, ERRORS, OR OMISSIONS IN THE CONSTRUCTION DRAWINGS; ANY APPARENT MISAPPLICATION OF ANY PRODUCT, SYSTEM OR ASSEMBLY FOR THE INTENDED USE, OR ANY DISCOVERED EXISTING CONDITIONS THAT ARE CONTRARY TO THE CONDITIONS INDICATED IN THE CONSTRUCTION DRAWINGS. THE CONSULTANT SHALL PROVIDE INTERPRETATION AND CLARIFICATION AND, IF REQUIRED, THE CONSULTANT WILL MAKE APPROPRIATE REVISIONS TO THE CONSTRUCTION DRAWINGS AND ISSUE SUCH IN THE FORM OF A SUPPLEMENTARY INSTRUCTION.

1.18 PRECEDENCE OF DOCUMENTS

.1 LATER DATED DOCUMENTS SHALL GOVERN OVER EARLIER DOCUMENTS OF THE SAME TYPE.

.2 IN THE EVENT OF CONFLICT WITHIN AND BETWEEN THE CONTRACT DOCUMENTS, THE ORDER OF PRIORITY WITHIN SPECIFICATIONS AND DRAWINGS FOR THIS PROJECT ARE - FROM HIGHEST TO LOWEST:
- .1 THE AGREEMENT AND DEFINITIONS BETWEEN THE OWNER AND THE CONTRACTOR,
- .2 THE DEFINITIONS CONTAINED IN THE CCDC 2-2020 AND DIVISION 01 - GENERAL CONDITIONS ON DRAWINGS,
- .3 SUPPLEMENTARY CONDITIONS,
- .4 THE GENERAL CONDITIONS OF CCDC 2-2020 AND DIVISION 01- GENERAL CONDITIONS. WHERE THERE IS A CONFLICT BETWEEN THE GENERAL CONDITIONS OF THE CCDC AND DIVISION 01, THE MORE STRINGENT REQUIREMENT WILL GOVERN.
- .5 SCHEDULES ON DRAWINGS IDENTIFYING RESPONSIBLE PARTIES FOR FURNISH AND INSTALLATION OF COMPONENTS AND EQUIPMENT
- .6 SECTIONS OF DIVISIONS 02 THROUGH 49 OF THE SPECIFICATIONS,
- .7 ALL OTHER SCHEDULES ON DRAWINGS:
- .8 MATERIAL AND FINISHING SCHEDULES WITHIN THE SPECIFICATIONS, THEN
- .9 MATERIAL AND FINISHING SCHEDULES ON DRAWINGS, THEN KEYNOTES AND DEFINITIONS THERETO, THEN DIAGRAMS,
- .10 DRAWINGS;

.3 DRAWINGS OF LARGER SCALE SHALL GOVERN OVER THOSE OF SMALLER SCALE OF THE SAME DATE, THEN DRAWINGS WITH A LATER DATE SHALL GOVERN OVER THOSE OF EARLIER DATES.

.4 LOCATION OF UTILITY OUTLETS INDICATED ON ARCHITECTURAL DETAIL DRAWINGS TAKES PRECEDENCE OVER POSITIONS OR MOUNTING HEIGHTS LOCATED ON MECHANICAL OR ELECTRICAL DRAWINGS.

.5 DRAWINGS AND DIAGRAMS FOR MECHANICAL AND ELECTRICAL WORK SHALL BE CONSIDERED AS DIAGRAMMATIC ONLY, NOT TO BE USED FOR ANY STRUCTURAL GUIDANCE OR PHYSICAL LAYOUT. IN CASE OF CONFLICT, UNLESS OTHERWISE NOTED, THE ARCHITECTURAL DRAWINGS SHOWING LOCATIONS FOR MECHANICAL AND ELECTRICAL ITEMS AND ACCESSORIES SHALL TAKE PRECEDENCE.

.6 IN THE EVENT OF CONFLICT BETWEEN DOCUMENTS, THE DECISION OF THE CONSULTANT SHALL BE FINAL. REFER TO MEDIATION AND ARBITRATION PROCESSES IN CCDC 2 IF THE CONTRACTOR DISPUTES THE DECISION OF THE CONSULTANT.

1.19 MEASUREMENTS

.1 DO NOT SCALE DRAWINGS. USE DIMENSIONS IDENTIFIED ON DRAWINGS ONLY.

.2 PARTITIONS ARE DIMENSIONED FROM FACE OF GYPSUM BOARD TO FACE OF GYPSUM BOARD, UNLESS OTHERWISE NOTED. DIMENSIONS MARKED "CLEAR" OR "HOLD" SHALL BE MAINTAINED AND SHALL ALLOW FOR THICKNESS OF FINISHES, TILES, FRP, ETC.

.3 ALL OPENINGS AND DIMENSIONS LABELED "HOLD" OR "CLEAR" ARE CRITICAL AND ARE NOT TO BE ADJUSTED WITHOUT WRITTEN CONSENT OF CONSULTANT.

.4 ALL ELECTRICAL BACK BOXES, FLOOR DRAINS, TRENCH DRAINS, FLOOR SINKS, FIXTURES OR FITTINGS ARE TO BE LOCATED AND POSITIONED IN ACCORDANCE WITH LOCATION INDICATED IN DRAWINGS. REQUEST CLARIFICATION FROM CONSULTANT WHERE LOCATION INFO IS NOT PROVIDED. IF NO SUCH REQUEST FOR CLARIFICATION HAS BEEN MADE, THE CONSTRUCTION MANAGER OR CONSULTANT RESERVES THE RIGHT TO RELOCATE THESE BOXES AND THE CONTRACTOR WILL BE RESPONSIBLE FOR THE COSTS AND REPAIRS OF ALL FINISHES RESULTING FROM SUCH RELOCATIONS.

.5 DIMENSIONS ARE AS FOLLOWS, UNLESS OTHERWISE NOTED:
- .1 TO INSIDE FACE OF JAMB AT DOORS & OTHER OPENINGS
- .2 TO TOP OF FINISHED FLOORS
- .3 TO BOTTOM OF FINISHED CEILINGS
- .4 TO INSIDE FACE OF FINISHED MILLWORK

1.20 CONFLICTING INFORMATION

.1 IN CASE OF CONFLICT IN INFORMATION PROVIDED BETWEEN DRAWINGS OR BETWEEN DRAWINGS AND SPECIFICATIONS, NOTIFY CONSULTANT FOR WRITTEN CLARIFICATION PRIOR TO PROCEEDING WITH CONSTRUCTION.

.2 THE CONTRACTOR WILL BE RESPONSIBLE FOR CORRECTING WORK TO CONSULTANT'S SATISFACTION AT THE CONTRACTOR'S OWN COST IF THE CONTRACTOR DOES NOT SEEK SUCH CLARIFICATION PRIOR.

1.21 REQUESTING CLARIFICATION DURING CONSTRUCTION

.1 SUBMIT WRITTEN REQUEST FOR CLARIFICATION VIA A REQUEST FOR INFORMATION (RFI) DOCUMENT. SUBMIT RFI TO CONSULTANT.

.2 CONTRACTOR SHALL NOT PROCEED WITH WORK ON THE AFFECTED PORTION UNTIL THE CONSULTANT PROVIDES DIRECTION AND CLARIFICATION IN WRITING.

.3 FAILURE TO NOTIFY THE CONSULTANT PRIOR TO PROCEEDING WITH RELATED WORK WILL RESULT IN THE CONTRACTOR CORRECTING SUCH ITEMS AT THE CONTRACTOR'S EXPENSE.

1.22 SITE SUPERINTENDENT

.1 CONTRACTOR SHALL PROVIDE A SITE SUPERINTENDENT ON THIS PROJECT.

.2 THE SITE SUPERINTENDENT SHALL BE TRAINED IN CSA Z317.13:22 STANDARD FOR IPAC CONSTRUCTION.

.3 THE SITE SUPERINTENDENT SHALL BE PRESENT ANY TIME WORK IS CARRIED OUT ON THE SITE.

.4 THE PERSON DESIGNATED BY THE *CONTRACTOR* AS THE SITE SUPERINTENDENT SHALL REMAIN FOR THE FULL DURATION OF THE WORK AND NO SUBSTITUTION IS PERMITTED WITHOUT CONSENT OR REQUEST BY THE OWNER.

.5 SITE SUPERINTENDENT SHALL BE THE DESIGNATED EMERGENCY CONTACT FOR THE CONTRACTOR UNLESS AN ALTERNATE CONTACT AGREEABLE TO THE OWNER IS PROVIDED.

.6 THE SITE SUPERINTENDENT SHALL INFORM THE BLDG OWNER OF ACTIVITIES FOR EACH DAY IN ADDITION TO PROVIDING THE REQUIRED ADVANCE NOTICES SPECIFIED.

1.23 CONSTRUCTION MEETINGS

.1 CONDUCT AND CHAIR WEEKLY ON-LINEMEETINGS WITH OWNER AND CONSULTANT. PREPARE MINUTES OF MEETINGS AND CIRCULATE TO ATTENDEES WITHIN 24 HOURS OF MEETING. THE CONTENTS OF THE MINUTES WILL ONLY BE DEEMED FINAL 5 BUSINESS DAYS AFTER REQUESTING COMMENTS FROM ATTENDEES TO THE ACCURACY OF THE MINUTES.

.2 CONDUCT AND CHAIR SEPARATE WEEKLY MEETING WITH SUB-TRADES.

1.24 PROGRESS REPORTING DURING CONSTRUCTION

.1 SUBMIT WEEKLY ANNOTATED PROGRESS PHOTOGRAPHS OF WORK TO THE OWNER AND CONSULTANT.

.2 SUBMIT UPDATED DETAILED PROJECT SCHEDULE ON A MONTHLY BASIS. INCLUDE STRATEGIC PLAN TO MAKE UP SLIPPAGE IN THE PROJECT SCHEDULE.

1.25 STANDARDS, CODES AND PERMITS

.1 PERMITS
- .1 FIRE ALARM PERMIT HAS BEEN OBTAINED BY THE ONWER.
- .2 BUILDING, PLUMBING AND HVAC PERMIT FOR THE WORK HAS BEEN APPLIED AND PAID FOR BY THE OWNER.
- .3 THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AND PAYING FOR ALL OTHER PERMITS AND APPROVALS REQUIRED BY THE WORK AND SHALL INCLUDE FOR SUCH IN THE BID PRICE.

.2 GIVE ALL NOTICES AND COMPLY WITH ALL NATIONAL, PROVINCIAL AND LOCAL LAWS, ORDINANCES, CODES, RULES AND REGULATIONS BEARING ON THE CONDUCT OF THE WORK. IF THE CONTRACTOR OBSERVES THAT THE DRAWINGS AND SPECIFICATIONS ARE AT VARIANCE THEREWITH, PROMPTLY NOTIFY THE CONSULTANT. NECESSARY CHANGES SHALL BE MADE IN ACCORDANCE WITH THE GENERAL CONDITIONS.

.3 WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE RULES AND REGULATIONS OF GOVERNING STANDARDS AND CODES AND THE AUTHORITIES HAVING JURISDICTION. IF THE CONTRACTOR KNOWINGLY PERFORMS ANY WORK WHICH IS CONTRARY TO SUCH LAWS, ORDINANCES, CODES, RULES AND REGULATIONS, HE SHALL PROMPTLY MAKE CHANGES AS REQUIRED TO COMPLY THEREWITH AND BEAR ALL COSTS ARISING THEREFROM.

.4 CONFLICTS: IN CASE OF CONFLICTS BETWEEN THE DRAWINGS AND THE REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION, THE MOST RESTRICTIVE REQUIREMENTS SHALL GOVERN. BRING SUCH CONFLICTS TO THE CONSULTANT AND CONSTRUCTION MANAGER IMMEDIATELY FOR DIRECTION.

.5 WHERE CODES OR REGULATIONS OTHER THAN THOSE LISTED IN THIS SECTION ARE REFERRED TO IN VARIOUS SECTIONS OF THE SPECIFICATIONS AND DRAWINGS, IT SHALL BE UNDERSTOOD THAT THEY APPLY TO THIS WORK AS FULLY AS IF CITED HEREIN.

.6 LOADS AND CODE RESTRICTIONS FOR ALL DESIGN CONSIDERATIONS SHALL CONFORM TO ALL GOVERNING CODES.

1.26 TEMPORARY FACILITIES AND UTILITIES

.1 PROVIDE AND MAINTAIN ALL TEMPORARY FACILITIES, CONTROLS, AND CONSTRUCTION AIDS UNTIL THEY ARE REPLACED BY PERMANENT WORK, OR UNTIL PROJECT SUBSTANTIAL PERFORMANCE, AS APPROPRIATE.

.2 COSTS FOR TEMPORARY FACILITIES, UTILITY SERVICES, CONTROLS, AND CONSTRUCTION AIDS AND SIMILAR ITEMS SPECIFIED IN THIS SECTION OR AS REQUIRED TO PERFORM THE WORK ARE TO BE INCLUDED IN THE BID AND ARE NOT CHARGEABLE TO THE OWNER, AND WILL NOT BE ACCEPTED AS A BASIS OF CLAIMS FOR A SUBSEQUENT CHANGE ORDER.

.3 SANITARY FACILITIES
- .1 CONTRACTOR MAY USE EXISTING BUILDING WASHROOM FACILITIES ON THE GROUND, 9TH AND 10TH FLOORS SUBJECT TO OWNER APPROVAL.
- .2 MAINTAIN WASHROOM FACILITIES IN TIDY CONDITION AT ALL TIMES.
- .3 PROVIDE TOILET TISSUE, PAPER TOWELS, PAPER CUPS, CLEANING COMPOUNDS AND SIMILAR MATERIALS.
- .4 CONTRACTOR SHALL ENGAGE AND PAY FOR SERVICES OF A PROFESSIONAL CLEANING COMPANY TO CLEAN THESE FACILITIES ON A DAILY BASIS. FAILURE TO DO SO WILL RESULT IN BACK CHARGES BY THE LANDLORD TO THE CONTRACTOR FOR SUCH SERVICES UNLESS THE CONTRACTOR REACHES AN ALTERNATE ARRANGEMENT WITH THE LANDLORD.

.4 TEMPORARY POWER
- .1 POWER LOCATED WITHIN THE AREA OF WORK IS PROVIDED TO THE CONTRACTOR AS IS. THE OWNER WILL PAY FOR THE ELECTRICAL ENERGY REQUIRED FOR TEMPORARY LIGHTING AND POWER. THE CONTRACTOR IS REQUIRED TO HIRE AN ELECTRICIAN LICENSED IN THE PROVINCE OF ONTARIO TO PROVIDE TEMPORARY FEEDERS AND PANELS OF SUFFICIENT CAPACITY TO FURNISH ELECTRIC LIGHT AND POWER WHILE UNDER CONSTRUCTION.
- .2 OBTAIN APPROVAL FROM LANDLORD FOR PROPOSED TEMPORARY POWER INSTALLATION. PROVIDE TO SUIT CONSTRUCTION REQUIREMENTS.

.5 TEMPORARY LIGHTING
- .1 PROVIDE ADEQUATE ILLUMINATION LEVEL REQUIRED FOR A SAFE WORKING ENVIRONMENT
- .2 EXISTING LAY-IN GRID CEILING LIGHT FIXTURES MAY BE USED SUBJECT TO OWNER APPROVAL. IF USED, MAKE GOOD ANY DAMAGE TO FIXTURES AND THOROUGHLY CLEAN ALL FIXTURES UPON COMPLETION OF THE WORK.
- .3 DO NOT USE ANY NEW OR EXISTING ACCENT OR RECESSED LIGHT FIXTURES FOR TEMPORARY LIGHTING. FULLY PROTECT THESE FIXTURES FROM DUST.

.6 TEMPORARY LOADING, BRACING AND SHORING
- .1 THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATELY BRACING AND PROTECTING THE WORK DURING CONSTRUCTION AGAINST DAMAGE, BREAKAGE, COLLAPSE, DISTORTION AND/OR MISALIGNMENT IN ACCORDANCE WITH APPLICABLE CODES, STANDARDS AND GOOD PRACTICE.
- .2 WORK AND/OR CONSTRUCTION OPERATIONS SHALL NOT UNDERMINE THE STRUCTURAL INTEGRITY OF THE BUILDING. CONTRACTOR SHALL ENGAGE AND PAY FOR A PROFESSIONAL STRUCTURAL ENGINEER LICENSED IN THE PROVINCE OF THE WORK TO REVIEW ALL LOADING ASSOCIATED WITH PROPOSED CONSTRUCTION PROCESSES, MATERIALS AND EQUIPMENT.
- .3 DO NOT OVERLOAD EXISTING STRUCTURE. ENGAGE AND PAY ENGINEER TO DESIGN ANY TEMPORARY BRACING, SHORING, STRUCTURES OR SUPPORTS TO FACILITATE CONSTRUCTION OPERATION.

1.27 CORING, CUTTING AND DRILLING:

.1 CORING, CUTTING, CHASING, DRILLING OR DEMOLITION OF WALLS, SLABS, ETC. REQUIRING THE USE OF JACK HAMMERS OR OTHER HEAVY HAND OR POWER TOOLS SHALL BE PERFORMED AFTER REGULAR BUSINESS HOURS ON AN OVERTIME BASIS IF NECESSARY, UNLESS THE BUILDING OWNER AND ANY AFFECTED OCCUPANTS EXPRESSLY PERMIT IT, IN WRITTEN FORM, TO BE OTHERWISE.

.2 INCLUDE SCANNING AND X-RAY OF FLOOR SLAB AT ALL CORE LOCATIONS. ALLOW FOR ONE RESCANNING OF ALL FLOOR CORE LOCATIONS.

.3 ENGAGE PROFESSIONAL ENGINEER LICENCED TO PRACTICE IN THE PROVINCE OF ONTARIO TO REVIEW:
- .1 EACH WALL AND FLOOR SCAN ON SITE AND PROVIDE APPROVAL TO CORE OR CUT AS APPLICABLE AT THE PROPOSED LOCATION.
- .2 COST OF PROFESSIONAL ENGINEER'S SERVICE TO BE INCLUDED IN BASE BID.

1.28 FIRE RATED ASSEMBLIES

.1 MAINTAIN THE INTEGRITY AND CONTINUITY OF EXISTING FIRE SEPARATIONS AND THE FIRE RATING FOR SUCH FIRE SEPARATIONS IMPACTED BY THE WORK.

FIRE RESISTANCE RATING FOR EXISTING ASSEMBLIES.
- .1 FLOORS: 2HRS
- .2 EXIT STAIRS: 2HRS
- .3 SERVICE CHASES:2HRS
- .4 ELEVATOR SHAFTS: 2HRS

.2 MAINTAIN INTEGRITY OF NEW ASSEMBLIES WHER DESIGNATED WITH A FIRE SEPARATION AND THE FIRE RATING FOR SUCH FIRE SEPARATIONS.

.3 WHERE A FIRE RESISTANCE CLASSIFICATION IS INDICATED OR REQUIRED FOR CONSTRUCTION, PROVIDE ULC LISTED MATERIALS, ACCESSORIES, SYSTEMS AND APPLICATION PROCEDURES APPROPRIATE FOR THE FIRE RATED CONSTRUCTION ASSEMBLIES REQUIRING THE FIRE RATING.

.4 USE COMBUSTIBLE OF TYPE MATERIALS PERMITTED BY APPLICABLE CODES FOR USE IN NON-COMBUSTIBLE CONSTRUCTION. ALL WOOD SHALL BE FIRE-RETARDANT TREATED.
- .5 PROVIDE ULC LISTED SATIN FINISH CLASS 'A' FIRE RETARDANT COATINGS ON ALL EXPOSED WOOD FINISHES

1.29 CONSTRUCTION SAFETY

.1 THE CONTRACTOR SHALL ACT IN THE ROLE OF "CONSTRUCTOR" AS DEFINED IN THE OSHA AND BE RESPONSIBLE FOR ALL WORKPLACE SAFETY REQUIRED UNDER THE WORKPLACE HEALTH AND SAFETY STANDARDS STIPULATED IN OHSA FOR ALL WORKERS INCLUDING THE OWNER'S VENDORS.

.2 THE COST FOR ASSUMING THE ROLE OF THE CONSTRUCTOR AND PROVIDING ALL ASSOCIATED WORK PLACE SAFETY ON THIS PROJECT SHALL BE INCLUDED IN THE BID.

.3 THE CONTRACTOR SHALL ADVISE THE OWNER IN THE BID IF THE OWNER'S VENDORS CONTRACTS WILL NEED TO BE ASSIGNED TO THE CONTRACTOR.

1.30 HAZARDOUS MATERIALS

.1 NO ASBESTOS HAS BEEN FOUND IN THE WORK AREA. REFER TO DESIGNATED SUBSTANCE REPORT TO BE PROIVDED BY OWNER FOR FULL DETAILS.

.2 CONTRACTOR SHALL REPORT TO OWNER IN WRITING IF SUSPECTED HAZARDOUS MATERIALS ARE ENCOUNTERED AND AWAIT INSTRUCTIONS.

1.31 LIFE SAFETY:

.1 THE CONTRACTOR SHALL BE RESPONSIBLE FOR HEALTH AND SAFETY ON THE SITE UNTIL HANDOVER OF PROJECT TO THE OWNER. FULLY COMPLY WITH AND MAINTAIN IN PLACE ALL WORKPLACE HEALTH AND SAFETY REQUIREMENTS AND PROCEDURES LEGISLATED IN THE PROVINCIAL AND LOCAL HEALTH AND SAFETY REGULATIONS GOVERNING THE WORK.

.2 DO NOT CLOSE OR OBSTRUCT EGRESS WIDTH TO EXITS OR BLOCK ANY EXITS. DO NOT DISABLE OR DISRUPT FIRE OR LIFE SAFETY SYSTEMS WITHOUT 10 BUSINESS DAYS PRIOR WRITTEN NOTICE TO OWNER.

.3 FIRE WATCH - BEFORE WORK WITH THE FIRE ALARM ANNUNCIATOR PANEL RELOCATION OR ANY HEAT-GENERATING EQUIPMENT COMMENCES, FURNISH APPROPRIATE & TRAINED PERSONNEL TO SERVE AS FIRE WATCH(ES) FOR LOCATION(S) WHERE WORK IS TO BE PERFORMED. FIRE WATCH PERSONNEL SHALL HAVE THE AUTHORITY TO ENFORCE FIRE SAFETY. STATION FIRE WATCH ACCORDING TO NFPA REQUIREMENTS. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL REQUIREMENTS. COORDINATE SUCH WORK WITH THE LANDLORD AND PROVIDE ADDITIONAL MEASURES REQUESTED.

.4 THE CONTRACTOR SHALL MAINTAIN, FOR THE ENTIRE LENGTH OF THEIR CONTRACT, EXITS, EXIT LIGHTING, FIRE PROTECTIVE DEVICES, AND ALARMS TO CONFORM TO LOCAL BUILDING CODE REQUIREMENTS AND LANDLORD REQUIREMENTS.

.5 CONTRACTOR SHALL INSTALL PORTABLE FIRE EXTINGUISHERS PER REQUIREMENTS OF THE BUILDING AND FIRE CODES AND AS REQUIRED BY THE AHJ DURING CONSTRUCTION.

.6 THE CONTRACTOR SHALL MEET WITH THE FIRE DEPARTMENT TO REVIEW ABOVE PROCEDURES. COMPLY WITH FIRE DEPARTMENT REQUESTS.

1.32 INSPECTIONS BY AUTHORITY HAVING JURISDICTION (AHJ):

.1 *CONTRACTOR* SHALL BE RESPONSIBLE FOR ARRANGING ALL REQUIRED INSPECTIONS THROUGHOUT THE PROJECT WITH THE AHJ.

.2 PRECONSTRUCTION INSPECTIONS:
- .1 ARRANGE FOR INSPECTION BY THE BUILDING, PLUMBING, HVAC, FIRE ALARM, AND ELECTRICAL INSPECTORS ONCE LAYOUT OF PARTITIONS, DRAINS AND ROOFTOP EQUIPMENT (IF APPLICABLE) HAS BEEN COMPLETED.
- .2 BE PRESENT DURING ALL INSPECTIONS TO REVIEW THE WORK WITH THE INSPECTORS. ADVISE THE CONSULTANT OF THE INSPECTOR'S COMMENTS WITHIN 24 HRS OF THE INSPECTION..
- .3 REPORT ANY DISCREPANCIES BETWEEN THE INSPECTOR'S REQUIREMENTS AND THE DRAWINGS TO THE CONSULTANT IMMEDIATELY.

.3 INSPECTIONS DURING CONSTRUCTION:
- .1 ASCERTAIN WITH THE AHJ STAGES DURING CONSTRUCTION IN WHICH SPECIFIC COMPONENTS OF THE WORK REQUIRE AHJS INSPECTIONS.
- .2 MAKE ARRANGEMENTS WITH PRIOR NOTICE REQUIRED BY AHJ AT THE REQUIRED STAGES.
- .3 ARRANGE FOR FRAMING SUBTRADE'S ENGINEER TO REVIEW THE WORK PRIOR TO BOARDING.
- .4 ARRANGE FOR CONSULTANT REVIEW FRAMING, ELECTRICAL, PLUMBING, MECHANICAL PRIOR TO BOARDING OR CONCEALMENT

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:

St. Joseph's Health Centre Unity Health Toronto

Project Title:

CEDARBROOK LODGE PROPOSED MODIFICATIONS

5TH AND AND 6TH FLOOR

Sheet Title:

ARCHITECTURAL SPECIFICATIONS

Project North

Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — HEIDI HANSON LICENCE 4722

Date: DY MM YR

Project No.: 26-10

Scale: AS NOTED

Drawn: AY

Checked: WJ

Drawing Number:

SP-002

.4 THE CONTRACTOR SHALL BE RESPONSIBLE FOR OPENING ANY COVERED WORK PRIOR TO REVIEW BY CONSULTANT OR AHJ AND MAKING GOOD FINISHES AND ASSEMBLIES.

.5 FINAL INSPECTIONS AND DOCUMENT REQUIREMENTS:
- .1 UPON COMPLETION OF THE WORK THE CONTRACTOR SHALL NOTIFY THE CONSULTANT TO PREPARE A DEFICIENCY LIST OF CORRECTIONS AND UNSATISFACTORY AND/OR INCOMPLETE WORK. SUBSTANTIAL PERFORMANCE AND FINAL PAYMENT WILL BE CONTINGENT ON THE COMPLETION OF THESE ITEMS UNDER THE TERMS OF THE OWNER-CONTRACTOR AGREEMENT.
- .2 THE CONTRACTOR SHALL ARRANGE FOR ALL CONSULTANT SITE REVIEWS AND AHJ INSPECTIONS NECESSARY TO OBTAIN CERTIFICATE OF OCCUPANCY.
- .3 REVIEW WITH AHJ ALL DOCUMENTATION REQUIRED TO BE SUBMITTED PRIOR TO OR AT TIME OF FINAL INSPECTION, A MINIMUM OF 2 WEEKS PRIOR TO OCCUPANCY. INFORM THE CM AND CONSULTANT OF SUCH DOCUMENTATION REQUIREMENT.

.6 CONTRACTOR TO PROVIDE THE FOLLOWING DOCUMENTS PRIOR TO REQUESTING FINAL REVIEW BY THE CONSULTANT BUT NO LATER THAN ONE WEEK IN ADVANCE OF THE TURN OVER DATE.
- .1 AIR BALANCING REPORT
- .2 SPRINKLER CERTIFICATION
- .3 FIRE ALARM VERIFICATION
- .4 ELECTRICAL SAFETY AUTHORITY CERTIFICATION
- .5 OTHER DOCUMENTS AS STIPULATED IN MECHANICAL AND ELECTRICAL DRAWINGS

.7 COMPLIANCE LETTERS OR APPLICABLE SCHEDULES REQUIRED FROM THE CONSULTANT BY THE AHJ WILL ONLY BE PROVIDED BY THE CONSULTANT ONCE SUBMISSION OF THE ABOVE REFERENCED DOCUMENTS HAVE BEEN MADE AND THE DEFICIENCIES IDENTIFIED IN CONSULTANT'S SITE REVIEW REPORTS HAVE BEEN SATISFACTORILY REMEDIED.

.8 CONTRACTOR SHALL BE RESPONSIBLE FOR CLOSING OUT THE BUILDING PERMIT WITH THE AHJ.

1.33 EXECUTION AND LAYOUT OF WORK
- .1 EXERCISE PROPER PRECAUTIONS TO VERIFY ALL EXISTING CONDITIONS AND LAYOUT OF WORK. LAYOUT ALL PARTITIONS TO CONFIRM COMPLIANCE WITH ALL DIMENSIONS ON THE DRAWINGS.
- .2 REPORT ANY DISCREPANCIES TO CONSULTANT AND AWAIT INSTRUCTIONS PRIOR TO INSTALLATION OF PARTITIONS. CONTRACTOR IS RESPONSIBLE FOR ANY ERROR RESULTING FROM FAILURE TO EXERCISE SUCH PRECAUTIONS. ANY SUCH ERROR WILL NOT BE CONSIDERED AS A BASIS FOR EXTRA COMPENSATION.
- .3 CONTRACTOR SHALL PROMPTLY NOTIFY CONSULTANT IF SUBSURFACE OR OTHERWISE CONCEALED PHYSICAL CONDITIONS DIFFER MATERIALLY FROM THOSE INDICATED IN THE CONTRACT DOCUMENTS, OR DIFFER FROM THOSE CONDITIONS ORDINARILY FOUND TO EXIST & GENERALLY RECOGNIZED AS INHERENT IN CONSTRUCTION ACTIVITIES OF THIS NATURE.
- .4 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL ON-SITE CONDITIONS. BEGINNING OF INSTALLATION MEANS ACCEPTANCE OF EXISTING SUBSTRATE AND SITE CONDITIONS.
- .5 LAYING OUT
  - .1 LAYOUT ALL PARTITIONS ON SLAB WITH CHALK TO CONFIRM ALL REQUIRED DIMENSIONS ARE ACHIEVED PRIOR TO FRAMING. REPORT DISCREPANCIES TO CONSULTANT AND AWAIT INSTRUCTIONS BEFORE FRAMING.
  - .2 AT THE COMMENCEMENT OF CONSTRUCTION, THE *CONTRACTOR* SHALL SITE VERIFY PROPOSED DRAIN AND PLUMBING RUNS DO NOT INTERFERE WITH EXISITNG BUILDING SYSTEMS.
  - .3 PRIOR TO FRAMING, LOCATE ALL FLOOR CORES DRAINS, SCAN AND/ OR X-RAY THE FLOOR SLAB AT THESE LOCATIONS PER STRUCTURAL ENGINEER'S REQUIREMENTS.
  - .4 CARRY OUT SCANNING AND X-RAY AFTER HOURS IN ACCORDANCE WITH THE *BUILDING OWNER'S* REQUIREMENTS. REQUEST STRUCTURAL ENGINEER TO REVIEW ACCEPTABILITY OF PROPOSED CORE LOCATION AND SIZE. PROVIDE MINIMUM 72 HOURS ADVANCE NOTICE. COMMENCE WITH FRAMING ONLY AFTER RECEIVING ENGINEER'S APPROVAL. AWAIT INSTRUCTIONS FROM CONSULTANT PRIOR TO FRAMING IF REQUIRES RELOCATION OF CORE(S).
  - .5 NOTIFY TO CONTRACTOR IS RESPONSIBLE FOR LAYING OUT AND CO-ORDINATING THE WORK WITH ALL SUBTRADES TO ENSURE INSTALLATION OF THE WORK OF A SPECIFIC TRADE WILL NOT INTERFERE WITH THE WORK OF ANOTHER TRADES ABILITY TO ACHIEVE THE DESIGN INTENT. THE CONTRACTOR IS RESPONSIBLE FOR REPLACING SUCH WORK AT THEIR OWN COST DUE TO NOT ACHIEVING DESIGN INTENT AS A RESULT OF NOT HAVING COORDINATED THE LAYOUT AND INSTALLATION OF THE AFFECTED TRADES.
  - .6 REPORT DISCREPANCIES TO CONSULTANT AND AWAIT INSTRUCTIONS.
- .6 ALL WORK SHALL BE ERECTED AND INSTALLED PLUMB, LEVEL, SQUARE AND TRUE, AND IN PROPER ALIGNMENT.
- .7 FOR BUILT-IN WORK SURROUNDED BY PARTITIONS, INCLUDING BUT NOT LIMITED TO APPLIANCES AND FURNISHINGS, CONTRACTOR SHALL CONFIRM THAT FLOOR SLAB DOES NOT VARY BY MORE THAN 1/4" IN 20'-0". NOTIFY CONSULTANT IF THIS TOLERANCE IS EXCEEDED.
- .8 DIMENSIONS SHOWN AS V.I.F. SHALL BE VERIFIED BY THE CONTRACTOR IN THE FIELD BY LAYING OUT THE PARTITIONS. CONTRACTOR SHALL NOTIFY THE CONSULTANT OF ANY DISCREPANCY IN DIMENSIONS PRIOR TO PROCEEDING WITH THE WORK IN THAT AREA.
- .9 METHODS OF CONSTRUCTION
  - .1 NEITHER THE OWNER NOR THE CONSULTANTS WILL HAVE CONTROL OVER, BE IN-CHARGE OF, OR BE RESPONSIBLE FOR THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES, THE SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK, THE CONTRACTOR'S FAILURE TO PERFORM THE WORK IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONSTRUCTION DRAWINGS OR CONTRACT, OR THE ACTS OR OMISSIONS OF THE CONTRACTOR, SUBCONTRACTORS, OR THEIR AGENTS OR EMPLOYEES OR ANY OTHER PERSONS OR ENTITIES PERFORMING PORTIONS OF THE WORK.
- .10 WORK NOT PARTICULARLY DETAILED, NOTED OR SPECIFIED, SHALL BE CONSTRUCTED TO BE THE SAME AS SIMILAR PARTS THAT ARE DETAILED, NOTED OR SPECIFIED.
- .11 THE GENERAL CHARACTER OF DETAIL WORK IS SHOWN ON THE CONTRACT DOCUMENTS. SUBSEQUENT CLARIFICATIONS MAY BE MADE BY ADDITIONAL LAYOUTS OR LARGE SCALE OR FULL SIZE DETAILS.
- .12 THE CONTRACTOR SHALL, IN ACCORDANCE WITH THE CONSTRUCTION DOCUMENTS, APPLY, INSTALL, CONNECT, ERECT, CLEAN AND/OR CONDITION MANUFACTURED ARTICLES, MATERIALS AND/OR EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. IN CASE OF CONFLICT BETWEEN MANUFACTURER'S INSTRUCTIONS AND THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL NOTIFY THE CONSULTANT BEFORE PROCEEDING.

1.34 CO-ORDINATION
- .1 CONTRACTOR IS FULLY RESPONSIBLE FOR COORDINATING THE WORK OF THIS CONTRACT INCLUDING SCHEDULING, SUBMITTALS, WORK AND OTHER ACTIVITIES INCLUDED IN VARIOUS SECTIONS TO ASSURE EFFICIENT AND ORDERLY SEQUENCE OF INSTALLATION OF INTERDEPENDENT CONSTRUCTION ELEMENTS. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING ACTUAL INSTALLED LOCATION AND INTERFACE OF WORK, AND TO MAKE PROVISIONS TO ACCOMMODATE ITEMS SCHEDULED FOR LATER INSTALLATION.
- .2 THE CONTRACTOR SHALL COORDINATE AND SCHEDULE WORK BY OWNER'S VENDORS INCLUDING BUT NOT LIMITED TO, TELEPHONE, DATA AND "OWNER'S VENDORS" ITEMS. CONTRACTOR SHALL COORDINATE EXACT LOCATIONS AND SHALL DO THE CUTTING, FITTING AND PATCHING REQUIRED TO RECEIVE THE WORK OF OTHERS AS SHOWN OR REASONABLY IMPLIED BY THE DRAWINGS AND SPECIFICATIONS.
- .3 THE CONTRACTOR SHALL CONTACT LOCAL UTILITY COMPANIES TO VERIFY ALL ELEVATIONS, SIZES, LOCATIONS AND CONNECTION POINTS FOR ALL UTILITIES AFFECTED BY THIS PROJECT. THE OWNER SHALL COORDINATE AND OBTAIN ALL APPLICATIONS FOR, AND ENSURE ALL UTILITIES ARE TURNED ON PRIOR TO COMPLETION OF WORK.
- .4 WHERE INSTALLATION OF ONE COMPONENT DEPENDS ON INSTALLATION OF OTHER COMPONENTS BEFORE OR AFTER ITS OWN INSTALLATION, SCHEDULE ACTIVITIES IN THE SEQUENCE REQUIRED TO OBTAIN EFFICIENT INSTALLATION WITH THE LEAST AMOUNT OF ALTERATIONS, OR CUTTING AND PATCHING, TO COMPLETED WORK.
- .5 THE CONTRACTOR SHALL BE RESPONSIBLE TO UNCOVER WORK COMPLETED IN ORDER TO INSTALL ILL-TIMED WORK, AT NO ADDITIONAL COST TO THE OWNER.
- .6 THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE EXTENT, NATURE, AND SCOPE OF WORK DESCRIBED IN THE CONTRACT DOCUMENTS AND WILL COORDINATE WITH THE LANDLORD OR LANDLORD'S REPRESENTATIVE, THE INTERFACING OF THE LANDLORDS WORK AND THE WORK SHOWN AND DESCRIBED IN THE CONTRACT DOCUMENTS.
- .7 THE CONTRACTOR IS RESPONSIBLE AT THEIR EXPENSE TO MAINTAIN ALL AREAS OF THE CONSTRUCTION SITE, INCLUDING THOSE AREAS NIC AND OTHER TENANT SPACES AND IS RESPONSIBLE FOR ALL REPAIRS, CLEANING, AND REPLACEMENT CAUSED BY THE *CONTRACTOR* OR THEIR *SUB-CONTRACTORS*. IF *CONTRACTOR* FAILS TO COMPLETE THE REPAIRS IN A TIMELY FASHION, THEY WILL BE DONE SO BY A CONTRACTOR SELECTED BY THE OWNER'S REPRESENTATIVE AND BACK CHARGED ACCORDING TO THE PROJECT. TIMELY FASHION CAN INCLUDE, BUT NOT LIMITED TO ANY AMOUNT OF TIME, WHICH WILL DISRUPT THE OPERATION OF A OCCUPANTS WORK PLACE, BUILDING OPERATIONS, ACCESS, SAFETY OR HEALTH RISK, ETC.

1.35 PROTECTION:
- .1 EXERCISE CARE DURING THE WORK TO ASSURE THAT THE BUILDING AND TENANT AREAS ARE PROTECTED FROM DAMAGE THAT COULD OCCUR BECAUSE OF THIS WORK. CONTRACTOR SHALL PROVIDE PROTECTION FOR EXISTING AREAS AND NEW WORK AREAS ANY DAMAGES DUE TO THIS WORK OR ACCIDENTS SHALL BE REPAIRED, REPLACED, OR PATCHED AT THE CONTRACTOR'S SOLE EXPENSE. CONTRACTOR SHALL PROVIDE DUST PROOF BARRICADES AROUND ALL AREAS OF NEW WORK AS NECESSARY TO PROTECT ADJACENT TENANT AREAS FROM DAMAGE.
- .2 PROTECT ALL CONSTRUCTED ASSEMBLIES AND MATERIALS TO BE INCORPORATED INTO THE WORK FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING GOOD SUCH DAMAGE TO THE SATISFACTION OF THE OWNER AND THE CONSULTANT'S SATISFACTION.

1.36 MATERIALS
- .1 ALL MATERIALS SHALL BE NEW, UNUSED AND OF THE HIGHEST QUALITY IN EVERY ASPECT UNLESS OTHERWISE NOTED. MANUFACTURED MATERIALS, EQUIPMENT AND ASSEMBLIES SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND INSTRUCTIONS UNLESS NOTED OTHERWISE.

1.37 PARKING
- .1 NO PARKING ON THE PREMISES IS AVAILABLE TO THE CONTRACTOR, SUB TRADES, SUPPLIERS AND THEIR EMPLOYEES ARE RESPONSIBLE FOR THEIR OWN PARKING AND ASSOSIATED COSTS.

1.38 SUBMITTALS
- .1 GENERAL
  - .1 SUBMIT DOCUMENTS AND SAMPLES REQUESTED IN THE SUBMITTAL SCHEDULE
  - .2 ALLOW THE FOLLOWING TIME IN THE CONSTRUCTION SCHEDULE FOR CONSULTANT REVIEW:
    - .1 SHOP DRAWINGS: 5 BUSINESS DAYS
    - .2 SAMPLES: 2 BUSINESS DAYS
  - .3 DO NOT PROCEED WITH FABRICATION OR INSTALLATION UNTIL COMMENT IS RECEIVED FROM CONSULTANT FOR ITEMS SUBMITTED.
  - .4 THE CONTRACTOR SHALL PROVIDE THE WORK IN ACCORDANCE WITH THE COMMENTS RECEIVED FROM THE CONSULTANT'S REVIEW. THE CONTRACTOR SHALL MAKE GOOD IN A MANNER ACCEPTABLE TO THE CONSULTANT FOR DEVIATIONS FROM COMMENTS INDICATED ON THE REVIEWED SHOP DRAWINGS.
- .2 CONSTRUCTION SCHEDULE
  - .1 WITHIN ONE WEEK OF THE AWARD OF THE CONTRACT THE CONTRACTOR SHALL SUBMIT AN ITEMIZED CONSTRUCTION PROGRESS SCHEDULE.
  - .2 THE SCHEDULE SHALL INCLUDE ANTICIPATED DELIVERY DATES OF ALL LONG LEAD TIME MATERIALS.
  - .3 REVISE SCHEDULE TO INCORPORATE OWNERS AND CONSULTANT'S COMMENTS.
  - .4 UPDATE SCHEDULE ON A BI-WEEKLY BASIS AS CONSTRUCTION PROGRESSES AND SUBMIT TO OWNER AND CONSULTANT. IDENTIFY SCHEDULE SLIPPAGE AND HOW LOST TIME WILL BE MADE UP.
- .3 SAMPLES
  - .1 SUBMIT BY COURIER TO THE CONSULTANT FOR REVIEW TWO (2) 12"X12" OR IN SIZE APPROPRIATE SAMPLES FOR EACH MATERIAL, COLOUR AND FINISH SPECIFIED FOR WHICH SAMPLES ARE REQUESTED IN THE SUBMITTAL SCHEDULE AND IN MECHANICAL AND ELECTRICAL DRAWINGS.
- .4 SHOP DRAWINGS:
  - .1 THE CONTRACTOR SHALL SUBMIT THE SHOP DRAWINGS REQUESTED IN THE SUBMITTAL SCHEDULE AND IN MECHANICAL AND ELECTRICAL DRAWINGS TO THE CONSULTANT FOR REVIEW. SHOP DRAWINGS SHALL BE SUBMITTED IN PDF FORMAT.
  - .2 SHOP DRAWINGS SHALL CLEARLY INDICATE ALL COMPONENTS, MATERIALS, PROFILES, FINISHES, COLOURS, DIMENSIONS, CONNECTIONS, ANCHORAGE, LAYOUT, OTHER ITEMS TO BE BUILT INTO THE COMPONENT, AND INSTALLATION TOLERANCES AS APPLICABLE.
  - .3 PRODUCTS FOR FOLLOWING PRODUCTS ON THIS PROEJCT ARE TO BE DESIGNED AND REVIEWED BY A PROFESSIONAL ENGINEER LICENSED TO PRACTICE IN THE PROVINCE OF ONTARIO:
    - .1 NOT APPLICABLE TO THIS PROJECT
- .5 MOCK-UPS
  - .1 PROVIDE MOCK-UPS FOR SYSTEM COMPONENTS AS INDICATED IN SUBMITTAL SCHEDULE.
  - .2 ERECT MOCK-UPS WHERE DIRECTED BY CONSULTANT.
  - .3 APPROVED MOCKUPS WILL FORM THE ACCEPTABLE STANDARD OF WORK AND WHERE PERMITTED BY THE CONSULTANT, MAY BE INCORPORATED INTO THE FINAL CONSTRUCTION.
  - .4 REJECTED MOCK-UPS SHALL BE DISMANTLED AND REDONE UNTIL ACCEPTED BY CONSULTANT.
- .6 SUBMITTAL SCHEDULE
  - .1 THE TABLE BELOW ARE THE MINIMUM PRODUCT / SYSTEM SUBMISSION REQUIREMENTS FOR THIS PROJECT.
  - .2 REFER TO MECHANICAL, ELECTRICAL DWGS AND SPECIFICATIONS FOR ADDITIONAL SUBMISSION REQUIREMENTS.
  - .3 REFER TO TRADE SECTIONS AND DRAWINGS FOR ADDITIONAL PRODUCT / SYSTEM SUBMISSION REQUIREMENTS.
  - .4 CONTRACTOR'S PRE-REVIEW:
    - .1 REVIEW ALL SHOP DRAWINGS, PRODUCT DATA AND SAMPLES:FOR COMPLETENESS OF INFORMATION AND COMPLIANCE WITH DESIGN INTENT PRIOR TO SUBMISSION TO CONSULTANT.
    - .2 SHOULD THE SUBMISSION BE A RESUBMISSION, VERIFY THE ITEMS CHANGED HAVE BEEN HIGHLIGHTED. CONSULTANT WILL ONLY REVIEW MARKED CHANGES IN SUBSEQUENT REVIEWS.
    - .3 PROMPTLY REPORT TO THE CONSULTANT INFORMATION THAT ANY DESIGN, PROCESS, OR PRODUCT INFRINGES ON A PATENT.

PRODUCT	PRODUCT DATA	SHOP DWGS	SAMPLES	MOCK UP
POCKET DOOR AND FRAME	YES	YES	NO	NO
FIRE STOPPING	YES- SEE NOTE 1	NO	NO	NO
POCKET DOOR HARDWARE	YES	YES – HDWR SCHED ULE	NO	NO
RESILIENT FLOORING & UNDERLAYMNT	YES	NO	YES	NO
RESINOUS FLOORING	YES - SEE NOTE 2	NO	YES	NO
PAINT	YES	NO	YES –PAINT DRAW DOWNS EA COLOUR	NO
WASHROOM ACCESSORIES	YES	YES	NO	NO
AIR DIFFUSERS AND GRILLES	YES	YES	YES – COLOUR SAMPLE	NO
LIGHT FIXTURES	YES	YES	NO	NO
UVC SANITARY FIXTURES	YES	YES	NO	NO

NOTE 1: ULC LISTING INCLUDING MANUFACTURER'S SPECIAL INSTALLATION REQUIREMENTS. PROVIDE LISTING FOR EACH TYPE OF APPLICATION CONDITION

NOTE 2: IN ADDITION, SUBMIT INSTALLER CERTIFICATE SIGNED BY MANUFACTURER CERTYING THAT INSTALLERS ARE APPROVED INSTALLERS OF THE RESINOUS FLOORING SPECIFIED.

1.39 CLOSEOUT
- .1 DELIVER CLOSE OUT PACKAGE TO OWNER IN A SINGLE PACKAGE IN A SINGLE PACKAGE AND INCLUDE (3) THREE ORIGINAL BOUND HARD COPIES AND (1) DIGITAL SET
- .2 INCLUDE THE FOLLOWING CLOSEOUT DOCUMENTS:
  - .1 WARRANTY
  - .2 BUILDING PERMIT
  - .3 OCCUPANCY PERMIT
  - .4 CERTIFICATES OF APPROVAL FROM AHJ
  - .5 CONSULTANT'S REVIEWED SHOP DRAWINGS
  - .6 PRODUCT CUT SHEETS
  - .7 AS-BUILT DRAWINGS FOR ALL DISCIPLINES IN FULL SIZE HARDCOPY AND SCANNED PDF FORMAT ON DVD OR FLASH DRIVE
  - .8 MSDS SHEETS,
  - .9 OWNERS OPERATIONS AND MAINTENANCE MANUALS AND MAINTENANCE SCHEDULES.
- .3 STORE MAINTENANCE MATERIALS SPECIFIED AT LOCATION DESIGNATED BY THE OWNER.

1.40 WARRANTY
- .1 PROVIDE STANDARD ONE YEAR WARRANTY ON ALL WORK AND MATERIALS AGAINST DEFECTS IN DESIGN, PROVIDE EXTENDED WARRANTY FOR WORKMANSHIP AND MATERIALS AS INDICATED IN TECHNICAL SECTIONS.
- .2 WARRANTY COMMENCES FROM DATE OF SUBSTANTIAL PERFORMANCE. SUBSTANTIAL PERFORMANCE SHALL BE AS DEFINED IN THE CONSTRUCTION LIEN ACT.
- .3 CORRECT ALL DEFECTS OCCURRING IN THE WARRANTY PERIOD TO THE SATISFACTION OF THE OWNER AT NO COST TO THE OWNER.

1.41 DEFECTIVE WORK
- .1 DEFECTIVE WORK SHALL BE REPLACED, REWORKED AND/OR REFINISHED BY THE CONTRACTOR TO THE APPROVAL OF THE CONSULTANT AT NO ADDITIONAL COST TO THE OWNER FOR THE DURATION OF THE WARRANTY PERIOD.

1.42 CLEANING:
- .1 THE CONTRACTOR SHALL AT ALL TIMES KEEP THE PREMISES FREE OF ACCUMULATION OF WASTE MATERIALS OR RUBBISH CAUSED BY HIS OPERATIONS OR BY OTHER CONTRACTORS UNDER SEPARATE CONTRACTS. CONTRACTOR SHALL CONFINE HIS OPERATIONS FOR REMOVAL TO SUCH METHODS AS MAY BE AGREEABLE WITH THE LANDLORD. PREMISES TO BE SWEPT CLEAN ON A DAILY BASIS.
- .2 CARRY OUT A FULL AND THOROUGH FINAL CLEANING IMMEDIATELY PRIOR TO TURNOVER OF PREMISES TO THE OWNER.
- .3 FLOORING:
  - .1 THOROUGHLY VACUUM ALL FLOORING WITHIN WORK AREAS.
  - .2 MOP ALL SHEET RESILIENT FLOORS
  - .3 CLEAN, WAX AND BUFF ALL EXISTING AND NEW VCT FLOORING PRIOR TO TURN OVER TO OWNER.
- .4 LEAVE PREMISES CLEAN, FREE OF DEBRIS, CONSTRUCTION MATERIALS AND EQUIPMENT UPON TURNOVER OF THE PREMISES TO THE OWNER.

1.43 AS BUILT RECORD DRAWINGS:
- .1 DURING THE COURSE OF CONSTRUCTION, ACTUAL LOCATIONS SHALL BE INDICATED TO SCALE IN RED INK ON THE DRAWINGS FOR ALL RUNS OF MECHANICAL AND ELECTRICAL WORK INCLUDING CONCEALED DEVIATIONS FROM THE DRAWINGS. REFER TO MECHANICAL AND ELECTRICAL SPECIFICATIONS FOR ADDITIONAL MECHANICAL AND ELECTRICAL AS BUILT RECORD REQUIREMENTS.
- .2 FINAL PAYMENT WILL BE WITHHELD UNTIL AS-BUILT RECORD DRAWINGS AND ALL CLOSEOUT DOCUMENTS HAVE BEEN PROVIDED AND APPROVED BY THE CONSULTANT.

DIVISION 2 - DEMOLITION

2.1 SELECTIVE DEMOLITION
- .1 CARRYOUT DEMOLITION PER REQUIREMENTS OF THIS SECTION AND AS INDICATED ON ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS.
- .2 DEMOLITION SCHEDULE:
  - .1 PARTITIONS AND CEILINGS OR PORTIONS THERE OF AS NOTED IN PATIENT ASSISTED SHOWER ROOM DRAWINGS
  - .2 FLOORING AND BASE:
    - .1 REMOVE EXISTING CARPET AND BASE IN THE COMMON CORRIDOR. REMOVE ALL ADHESIVES TO FULLY EXPOSE CONCRETE SLAB.
    - .2 REMOVE EXISTING CERAMIC/ PORCELAIN TILE FLOORING IN PATIENT ASSISTED SHOWER ROOM. REMOVE ALL UNDERLYING MORTAR AND ADHESIVES TO EXPOSE CONCRETE SLAB.
  - .3 REMOVE ALL EXISTING WALL MOUNTED ITEMS SUCH AS BULLETIN BOARDS, PICTURES, MIRRORS, MILLWORK IN PATIENT ASSISTED SHOWER ROOM
  - .4 SALVAGE SOAP DISPENSER, PAPER TOWEL DISPENSER, EMERGENCY EYEWASH STATION, AND HAND SANITIZER STATIONS. REINSTATE AS NOTED. WHERE REINSTATEMENT IS NOT REQUIRED, CONSULT WITH OWNER IF TO BE RETURNED OR DISPOSED OF.
  - .5 SECURITY ITEMS:
    - .1 PANIC BUTTONS AND ASSOCIATED WIRING AND CONDUIT. REINSTATE IF NOTED OR RETURN TO OWNER.
  - .6 REMOVAL OF WALLS OR CREATION OF OPENINGS REQUIRED IN EXISTING WALLS AND PIPE CHASES FOR NEW PLUMBING
  - .7 DOORS (INCL FRAMES) INDICATED IN DWGS TO BE REMOVED.
  - .8 OTHER ITEMS AS NOTED ON ARCHITECTURAL, MECHANICAL AND ELECTRICAL/ COMM DRAWINGS
- .3 THE SCOPE OF DEMOLITION WORK HAS BEEN INDICATED FOR THE CONTRACTOR'S GENERAL INFORMATION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE AND INCLUDE IN BID THE FULL SCOPE, EXTENT, NATURE. COMPOSITION OF MATERIAL AND ASSEMBLY TO BE DEMOLISHED, AND MANNER OF DEMOLITION REQUIRED. THE CONTRACTOR SHALL CARRY OUT A WALKTHROUGH WITH THE DEMOLITION CONTRACTOR DURING THE BID PERIOD TO FULLY REVIEW ALL DEMO SCOPE AND EXISTING SITE CONDITIONS.
- .4 DISCREPANCIES
  - .1 CARRYOUT A FULL REVIEW OF DRAWINGS NOTING ITEMS TO BE DEMOLISHED AND CONFIRM WITH AS AS-BUILT CONDITION. REPORT TO CONSULTANT AND AWAIT INSTRUCTION WHERE DISCREPANCIES IN DEMOLITION REQUIREMENTS ARE NOTED BETWEEN DRAWINGS.OR BETWEEN DRAWINGS AND AS-BUILT CONDITIONS. DO NOT CARRYOUT SUCH DEMOLITION UNTIL INSTRUCTIONS ARE RECEIVED.
- .5 NOTIFY THE CONSULTANT OF ANY UNEXPECTED FIELD CONDITIONS PRIOR TO PROCEEDING.

2.2 GENERAL REQUIREMENTS
- .1 CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACING ITEMS TO BE SALVAGED THAT ARE DISPOSED OF, LOST OR DAMAGED AT ITS OWN EXPENSE.
- .2 COMPLY WITH APPLICABLE LOCAL AND PROVINCIAL CODES AND REGULATIONS PERTAINING TO SAFETY OF PERSONS, PROPERTY AND ENVIRONMENTAL PROTECTION.
- .3 ONLY WORKMEN SKILLED AND KNOWLEDGEABLE IN THEIR RESPECTIVE TRADES SHALL BE EMPLOYED IN THE DEMOLITION.
- .4 NOT WITHSTANDING THE REQUIREMENTS CONTAINED IN THIS SPECIFICATION SECTION, CARRYOUT DEMOLITION WORK IN COMPLIANCE WITH LL REQUIREMENTS INCLUDING BUT NOT LIMITED TO HOURS WHEN SUCH WORK MAY BE CARRIED OUT, DISPOSAL, HOARDING, DUST CONTROL, SITE CLEANLINESS, ETC.
- .5 FURNISH ALL LABOR AND MATERIALS/ EQUIPMENT AS REQUIRED TO COMPLETE DEMOLITION AND REMOVAL OF ALL ITEMS AS INDICATED.
- .6 THE CONTRACTOR MAY ENCOUNTER HIDDEN OR UNCOVERED CONDITIONS, NOT SHOWN ON THE DRAWINGS, REQUIRING ADDITIONAL WORK FOR THE COMPLETION OF THIS CONTRACT. SEE ALL OTHER DRAWINGS AND SPECIFICATIONS, INCLUDING BUT NOT LIMITED TO THE ARCHITECTURAL WHICH MAY ENCOMPASS FURTHER WORK REQUIRING DEMOLITION AND REMOVAL AND WHICH ARE HEREBY INCLUDED UNDER THIS CONTRACT.
  - .1 THE CONTRACTOR SHALL INSPECT THE SITE PRIOR TO PROCEEDING AND VERIFY THE INFORMATION HEREIN SUPPLIED.
  - .2 IF ANY QUESTIONS ARISE AS TO THE REMOVAL OF ANY MATERIAL, CLARIFY THE POINT IN QUESTION WITH THE CONSULTANT BEFORE PROCEEDING.
- .7 CONTRACTOR SHALL TAKE SPECIAL CARE TO DEMOLISH ONLY THAT WORK WHICH IS REQUIRED TO BE DEMOLISHED AND NOT TO DISTURB ANY WORK, ASSEMBLIES, AND OR COMPONENTS WHICH ARE TO REMAIN. IF IN THE COURSE OF DEMOLITION, THE CONTRACTOR DESTROYS OR DISTURBS ANY WORK WHICH IS TO REMAIN, THEN THE CONTRACTOR SHALL, AT ITS OWN EXPENSE, REPAIR OR REPLACE SUCH WORK AS NECESSARY TO SATISFACTION OF LL AND PROJECT MANAGER AS APPLICABLE.
- .8 DUST CONTROL AND GARBAGE REMOVAL
  - .1 ERECT AND MAINTAIN DUSTPROOF BARRIERS AS REQUIRED T0 PREVENT THE SPREAD OF DUST, FUMES, SMOKE, ETC. TO OTHER PARTS OF THE FLOOR, ADJACENT SUITES OR BUILDING, UPON COMPLETION OF WORK, REMOVE BARRIERS AND REPAIR SURFACES DAMAGED TO MATCH ADJACENT SURFACES.
  - .2 THE CONTRACTOR SHALL REMOVE AND DISCARD ALL DEMOLISHED ITEMS IN A MANNER APPROVED BY THE AUTHORITY(IES) HAVING JURISDICTION.
  - .3 PROVIDE STRICT CONTROL OF JOB CLEANING AND PREVENT DUST AND DEBRIS FROM EMANATING FROM DEMOLITION/ CONSTRUCTION AREA, KEEP AREA CLEAN.
  - .4 REMOVE FROM THE SITE DAILY AND LEGALLY DISPOSE OF REFUSE, DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM DEMOLITION OPERATIONS.
  - .5 DEBRIS REMOVAL MUST BE PERFORMED IN ACCORDANCE WITH THE BUILDINGS RULES AND REGULATIONS FOR SCHEDULING THE USE OF THE ELEVATOR, REMOVALS, ETC. CONTACT THE BUILDING MGMT. OFFICE TO OBTAIN SCHEDULE FOR THE USE OF THE ELEVATOR(S) PRIOR TO SUBMITTING BID. ALL DEBRIS REMOVAL SHALL BE PERFORMED IN ACCORDANCE WITH BUILDING MANAGEMENT REQUIREMENTS AND PROCEDURES.
- .9 PROTECT EXISTING SMOKE DETECTOR, PUBLIC ADDRESS SPEAKER, FIRE ALARM BOX OR SIMILAR DEVICES, INCLUDING THE ASSOCIATED WIRING SHALL FROM DAMAGE DURING DEMOLITION AND SUBSEQUENT CONSTRUCTION. RELOCATION OF SMOKE DETECTORS, PUBLIC ADDRESS SPEAKERS AND FIRE ALARM EQUIPMENT, NECESSITATED BY NEW CONSTRUCTION, SHALL BE ACCOMPLISHED AS A FIRST PRIORITY, AND PER THE PLANS. NO ACTIVE SMOKE DETECTOR SHALL BE COVERED OR OTHERWISE REMOVED OR USED FOR OTHER THAN ITS INTENDED PURPOSE.
- .10 PROVIDE AND MAINTAIN BARRICADES, LIGHTING AND GUARDRAILS AS REQUIRED BY APPLICABLE CODES AND

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre
Unity Health Toronto

Project Title:
CEDARBROOK LODGE
PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:
ARCHITECTURAL SPECIFICATIONS

Project North

Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — MEIDI HANSON LICENCE 4722

Date: DY MM YR
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
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Drawing Number:
SP-003

REGULATION TO PROTECT WORKERS AND OCCUPANTS OF THE BUILDING.

.11 REMOVE DESIGNATED PARTITIONS, CEILINGS, COMPONENTS, BUILDING EQUIPMENT AND FIXTURES AS REQUIRED FOR NEW WORK.

.12 REMOVE ALL PARTITIONS SHOWN, INCLUDING DOORS, FRAMES, HARDWARE, SWITCHES, PLUMBING FIXTURES, EXTRANEOUS PIPING, CONTROLS, ETC

.13 SHORE EXISTING STRUCTURE, WHERE REQUIRED, DURING DEMOLITION AND CONSTRUCTION. DO NOT ENDANGER STRUCTURAL STABILITY OF THE BUILDING OR ANY PORTION OF THE BUILDING, THE SCOPE OF DEMOLITION WORK HAS BEEN INDICATED FOR THE CONSTRUCTION WORKERS AND BUILDING OCCUPANTS.

.14 DEMOLISH BASE AT ALL WALLS AND COLUMNS U.N.O. WALLS TO PREPARE FOR NEW BASE.

.15 AT COMPLETION OF DEMOLITION WORK, THE CONSTRUCTION AREA(S) SHALL BE LEFT IN "BROOM CLEAN" CONDITION. ALL DEBRIS AND MISCELLANEOUS MATERIAL SHALL BE DISCARDED PROPERLY OR RELOCATED TO STAGING AREA IF DETERMINED TO BE REUSED.

.16 CONTRACTOR SHALL PROTECT EXISTING WORK TO REMAIN.

2.3 CUTTING, CORING, AND PATCHING

.1 RELATED SECTION: 1.27 CORING, CUTTING, AND DRILLING AND 1.33.5

.2 ANY CUTS OR PENETRATIONS IN EXISTING WORK REQUIRED TO ACCOMPLISH NEW WORK SHALL BE KEPT TO AN ABSOLUTE MINIMUM AND SHALL BE DONE NEATLY AND WITHOUT DISTURBANCE OF ANY ADJACENT WORK TO REMAIN.

.3 PRIOR TO CUTTING OR CORING ANY SUSPENDED CONCRETE SLAB OR ANY CONCRETE BEAMS OR WALLS, INVESTIGATE BY TELEMETRICALLY SCANNING THE ELEMENT FOR PRESENCE OF EMBEDDED SERVICES (PIPING, CABLING, CONDUIT, ETC.), AND FOR LOCATIONS OF REINFORCING STEEL IN SUSPENDED CONCRETE SLABS AND BEAMS.

.4 A SCAN IS TO BE PERFORMED FOR EACH PROPOSED CUT OR CORE THROUGH FLOOR SLABS, STRUCTURAL WALLS, AND EXTERIOR PRECAST CONCRETE PANELS.

.5 PROFESSIONAL ENGINEER REVIEW
ENGAGE AND PAY FOR THE SERVICES OF A PROFESSIONAL STRUCTURAL ENGINEER LICENSED TO PRACTICE IN THE PROVINCE OF ONTARIO TO PROVIDE THE FOLLOWING SERVICES:

.1 REVIEW EACH SCAN ON SITE TO CONFIRM THE PROPOSED CUT AND CORING LOCATION IS ACCEPTABLE AND WILL NOT COMPROMISE THE STRUCTURE.

.2 PROVIDE A SUMMARY OF THE SCANS REVIEWED. SUBMIT WRITTEN REPORTS TO CONSULTANT SUMMARIZING INVESTIGATIONS AND CONCLUSIONS.

.3 SEEK CONSULTANT'S DIRECTION WHERE INVESTIGATIONS REVEAL THAT CUTTING OR CORING REQUIRED IN CONTRACT WOULD CUT OR DAMAGE EMBEDDED SERVICES OR CUT OR DAMAGE REINFORCING STEEL IN SUSPENDED CONCRETE SLABS OR BEAMS.

.4 CONTRACTOR SHALL PROVIDE SCANS OF ALTERNATE LOCATION FOR THEIR ENGINEER'S REVIEW AND APPROVAL. INCLUDE COSTS FOR ANY SUCH ADDITIONAL SCANS IN THE CONTRACT.

.5 ACCEPTABLE TELEMETRIC SCANNING SYSTEMS INCLUDE X-RAY SCANNING OR GROUND PENETRATING RADAR OF SUSPENDED SLABS, CONCRETE BEAMS AND WALLS.
.1 MAGNETIC RADIO SCANNERS NOT ACCEPTABLE FOR TELEMETRIC SCANNING.
.2 THE TERM X-RAYS INCLUDE GAMMA RAY METHODS, AND PROCEDURES THAT USE ELECTRICALLY GENERATED X-RAYS.
.3 WHERE X-RAYS EMPLOYED:
.4 PROVIDE OWNER MINIMUM 5 WORKING DAYS ADVANCE NOTICE OF SCANNING TIME IN ORDER TO PROVIDE SUFFICIENT ADVANCE NOTICE TO PERSONAL THAT MAY BE AFFECTED BY THE X-RAY WORK.
.5 CONFORM TO OWNER'S RADIATION PROTECTION REQUIREMENTS PRIOR TO START OF ANY X-RAY WORK.

.6 EXECUTE CUTTING AND CORING TO PREVENT DAMAGE TO ALL EMBEDDED SERVICES. MAKE GOOD ALL DAMAGE ARISING FROM CUTTING EMBEDDED SERVICES.
.1 EXECUTE CUTTING AND CORING TO PREVENT DAMAGE (CUTTING IN WHOLE OR IN PART) REINFORCING STEEL IN SUSPENDED CONCRETE SLAB.
.2 MAKE GOOD DAMAGE ARISING FROM CUTTING REINFORCING STEEL IN SUSPENDED CONCRETE SLABS AND BEAMS. INCLUDE ENGAGEMENT OF PROFESSIONAL ENGINEER TO PROVIDE DESIGN OF REMEDIAL MEASURES.

.7 CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING GOOD ANY PORTIONS OF THE EXISTING BUILDING ELEMENTS DAMAGED AS A RESULT OF CARRYING OUT THE WORK. REPAIR WORK SHALL BE MADE TO THE SATISFACTION OF THE OWNER.

.8 CUT ALL EDGES OF MATERIALS DURING DEMOLITION IN A MANNER SUITABLE FOR REPAIR AND MATCHING OF WORK.

2.4 COMPONENTS FOR REUSE AND SALVAGE

.1 DOCUMENT WITH PHOTOS THE CONDITIONS FOR ALL ITEMS SCHEDULED FOR REMOVAL AND REINSTALLATION, PRIOR TO REMOVAL. ANY DAMAGE TO ITEM(S) NOT DOCUMENTED AND DEEMED BY THE CONSULTANT OR OWNER TO HAVE BEEN DAMAGED BY THE WORK SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.

.2 ITEMS TO BE REUSED MAY BE LOCATED IN OTHER PARTS OF THE PREMISES IN THE BUILDING OR FROM OTHER SITES OCCUPIED BY THE OWNER. SUCH ITEMS WILL BE INDICATED ON THE DRAWINGS. THE CONTRACTOR SHALL SAFELY STORE ALL COMPONENTS TO BE REUSED AND PROTECT FROM DAMAGE.

.3 CONTRACTOR SHALL MAKE GOOD ALL DAMAGES TO ADJACENT SURFACES IN THE OTHER PREMISES RESULTING FROM REMOVAL OF COMPONENTS THAT ARE TO BE REINSTATED IN THIS PROJECT.

.4 COMPONENTS TO BE SALVAGED OR REUSED
.1 SCHEDULE: SAVE FOR REUSE
.1 SOAP DISPENSERS
.2 GRAB BARS
.3 NURSE CALL OR OTHER DISTRESS NOFICATION ITEMS
.4 OTHER ITEMS AS INDICATED ON ARCHITECTURAL, MECHANICAL, ELECTRICAL AND COMM DRAWINGS.
.2 *OWNER* RESERVES THE RIGHT TO AS PART OF THE CONTRACT TO:
.1 REQUEST ADDITIONAL ITEMS TO BE SALVAGED BY THE *CONTRACTOR*.
.2 REQUEST *CONTRACTOR* TO DISPOSE OF ITEMS PREVIOUSLY IDENTIFIED TO BE SALVAGED
.3 ITEMS NOT SALVAGED ARE TO BE REMOVED.

2.5 NOISY WORK AND WORK HOURS RESTRICTIONS

.1 NOTIFY AND SEEK APPROVAL FROM *OWNER* TO CARRYOUT ANY NOISY OR ODOUR CREATING WORK DURING MONDAY-FRIDAY 7AM-6PM. THE *OWNER* AND BUILDING OWNER MAY RESTRICT SUCH WORK AT THEIR DISCRETION TO AFTER HOURS OR TO THE WEEKEND.

.2 THE *OWNER* AND BUILDING OWNER MAY REQUIRE NOISY WORK TO BE CARRIED OUT AFTER HOURS OR ON WEEKENDS. BID SHALL INCLUDE FOR SUCH OFF HOUR WORK..

.3 AFTER HOURS IS DEFINED AS MONDAY TO FRIDAY 6PM TO 6AM.

.4 CAP AND SHUT OFF ALL UNUSED OR RELOCATED UTILITIES PER LANDLORD, CITY AND PROVINCIAL REQUIREMENTS.

.5 EXITS AND FIRE SEPARATIONS
.1 ALL EXITS MUST REMAIN ACCESSIBLE AT ALL TIMES DURING DEMOLITION, AND EGRESS PATHS INCLUDING STAIRWAYS SHALL BE CLEAR OF DEBRIS.

.2 PROVIDE AND MAINTAIN BARRICADES, LIGHTING AND GUARDRAILS AS REQUIRED BY LL AND APPLICABLE CODES AND REGULATION TO PROTECT WORKERS AND OCCUPANTS OF THE BUILDING.

.3 WHEN DEMOLITION INTERACTS WITH RATED CONSTRUCTION, USE CAUTION TO MAINTAIN INTEGRITY OF SUCH RATED CONSTRUCTION, PATCH AND REPAIR AS NECESSARY.

.4 MECHANICAL AND ELECTRICAL DEMOLITION
.1 REMOVE EXISTING ELECTRICAL AND COMMUNICATION OUTLETS INCL ASSOCIATED BACKBOXES AND WIRING BACK TO PANEL, LOCATED IN EXISTING PARTITIONS TO BE DEMOLISHED OR MODIFIED.

.2 WHERE BUILDING HAS A FIRE ALARM SYSTEM, SUCH SYSTEM WITHIN THE SUITE SHALL REMAIN IN OPERATION UNTIL NEW FIRE ALARM IS COMMISSIONED. PROVIDE ALL NECESSARY TEMPORARY PROVISIONS TO ENSURE THAT FIRE ALARM PANEL REMAINS FUNCTIONAL FOR ENTIRETY OF PROJECT. REFER TO ELECTRICAL DOCUMENTS FOR FIRE ALARM COMMISSIONING REQUIREMENTS. PROVIDE FIRE WATCH AS NECESSARY. SEEK APPROVAL OF LL FOR FIREWATCH AND MONITOR OTHER AREAS OF THE BUILDING DESIGNATED BY THE LL IMPACTED BY THE TEMPORARY DISRUPTION TO THE FIRE ALARM SYSTEM.

.3 AT EXISTING FLOOR CORES THAT ARE TO BE ABANDONED, FIRESAFE HOLES AND FILL FOR RATING.

.4 REFER TO MECHANICAL DEMOLITION DRAWINGS AND SPECIFICATIONS. FOR EXTENT OF DEMOLITION OF ALL EXISTING HVAC DUCTWORK & EQUIPMENT. RE-USE OR RELOCATE ALL ABOVE CEILING DUCTWORK, DIFFUSERS, GRILLES, SPRINKLER PIPES OR OTHER EQUIPMENT, AS REQUIRED FOR PROPER DISTRIBUTION WITH NEW LAYOUT, UNLESS DIRECTED OTHERWISE.

.5 REFER TO SPRINKLER DEMOLITION DRAWINGS AND SPECIFICATIONS FOR EXTENT OF DEMOLITION OF ALL EXISTING SPRINKLER LINES AND HEADS.

.6 REFER TO PLUMBING DEMOLITION DRAWINGS AND SPECIFICATIONS FOR EXTENT OF DEMOLITION OF ALL EXISTING PLUMBING FIXTURE AND PLUMBING LINES U.N.O.

.7 REFER TO ELECTRICAL DEMOLITION DRAWINGS AND SPECIFICATIONS FOR EXTENT OF DEMOLITION OF ALL EXISTING ELECTRICAL FIXTURE AND WIRING U.N.O.

.8 THE ELECTRICAL CONTRACTOR SHALL FURNISH A SYSTEM OF TEMPORARY LIGHT AND POWER IN THE SPACE DURING DEMOLITION AND CONSTRUCTION.

.9 CAREFULLY REMOVE ALL EXISTING LIGHT FIXTURES AND LENSES (WHERE NOTED TO BE REUSED OR RELOCATED) AND STORE IN SAFE PLACE. PROTECT FROM DAMAGE. INSPECT EACH FIXTURE AND REPAIR OR REPLACE PARTS AS REQUIRED. ALL RELOCATED FIXTURES SHALL BE IN FULL OPERATING ORDER. ALL TUBES AND/OR BALLASTS NOT REUSED SHALL BE DISPOSED OF IN A PROPER MANNER.

.10 ALL EXISTING FLOOR MOUNTED OUTLETS, WHERE NOTED TO BE REMOVED OR RELOCATED, SHALL BE CAPPED OFF AT THE NEAREST JUNCTION BOX, FILL AND LEVEL FLOOR TO ACCEPT NEW FLOOR COVERING. FOR SUSPENDED SLABS, FLOOR PATCH SHALL BE OF CONCRETE FOR FULL DEPTH OF SLAB TO MAINTAIN 2 HOUR RATING OF THE SLAB.

.11 AT PARTITIONS TO BE REMOVED, REMOVE AND CAP ALL OUTLETS, SWITCHES, WIRES, THERMOSTATS, ETC. BACK TO SOURCE UNLESS PERMITTED OTHERWISE IN DRAWINGS.

DIVISION 3 - CONCRETE

3.1 (NOT USED)

DIVISION 4 - MASONRY

4.1 (NOT USED)

DIVISION 5 - METALS

5.1 (NOT USED)

DIVISION 6 - WOODWORK

6.1 PROIVDE FIRE RETARDANT TREATED WOOD BLOCKING WHERE REQUIRED TO SUPPORT WALL MOUNTED MILLWORK AND WASHROOM ACCESSORIES AND ANY OTHER ITEMS IN THE WORK REQUIRING FASTENING INTO BLOCKING.

6.2 WOOD SHELVING IN PATIENT ASSISTED SHOWER ROOM. CORE 19MM (3/4") THICK PARTICLE BOARD. FINISH EXPOSED SURFACES AND EDGE WITH HIGH PRESSURE DECORATIVE LAMINATE (HPDL). COLOUR TO LATER SELECTION BY CONSULTANT.

DIVISION 7 - THERMAL AND MOISTURE PROTECTION

7.1 FIRESTOPPING AND SMOKE SEALS
.1 SEAL ALL JOINTS IN VERTICAL AND HORIZONTAL FIRE RATED ASSEMBLIES.
.2 USE ULC LISTED PRODUCTS TO ACHIEVE FIRE RATING REQUIRED

7.2 SEALANT
.1 MILDEW RESISTANT, ONE PART ACETOXY SILICONE SEALANT. ACCEPTABLE PRODUCT: TREMOC TREMSIL 200 OR APPROVED EQUAL. COLOUR: WHITE
.1 PROVIDE ALONG FOLLOWING PERIMETER JOINTS:
.1 PLUMBING FIXTURES
.2 ALONG TOP OF TERMINATION TRIM AT INTEGRATED BASE COVE
.3 OVERLAP BETWEEN WALL PROTECTION AND INTEGRATED BASE COVE IN PATIENT ASSISTED SHOWER
.4 EXPOSED EDGES OF SHEET WALL PROTECTION

DIVISION 8 - OPENINGS

8.1 DOORS, FRAMES, AND HARDWARE
.1 THE CONTRACTOR SHALL FURNISH AND INSTALL NEW FLUSH PANEL PLASTIC LAMINATED WOOD DOOR IN POCKET DOOR FRAME AND ONVENTIONAL SWING DOOR. PROVIDE HARDWARE AS SPECIFIED AND DETAILED ON THE DRAWINGS FOR EACH DOOR TYPE.

.2 CONTRACTOR SHALL SUBMIT DOOR, FRAME, AND FINISH HARDWARE SCHEDULE FOR THE CONSULTANT'S REVIEW AND APPROVAL PRIOR TO ORDERING MATERIALS.

.3 REFERENCES
.1 ALL WORK TO COMPLY WITH LATEST EDITION OF REFERENCED STANDARDS.
.2 ASTM A653/A653M - SPECIFICATION FOR STEEL SHEET, ZINC COATED (GALVANIZED) OR ZINC IRON ALLOY COATED (GALVANNEALED) BY THE HOT DIP PROCESS.
.3 ASTM E90 - STANDARD TEST METHOD FOR LABORATORY MEASUREMENT OF AIRBORNE SOUND TRANSMISSION LOSS OF BUILDING PARTITIONS AND ELEMENTS.
.4 CSA G40.20-04/G40.21 - GENERAL REQUIREMENTS FOR ROLLED OR WELDED STRUCTURAL QUALITY STEEL/STRUCTURAL QUALITY STEEL.
.5 CSA W59 - WELDED STEEL CONSTRUCTION (METAL ARC WELDING).
.6 CANADIAN STEEL DOOR MANUFACTURERS ASSOCIATION (CSDMA), RECOMMENDED DIMENSIONAL STANDARDS FOR COMMERCIAL STEEL DOORS AND FRAMES.
.7 CANADIAN STEEL DOOR MANUFACTURERS ASSOCIATION (CSDMA), SELECTION AND USAGE GUIDE FOR STEEL DOORS AND FRAMES.
.8 DHI DOOR HARDWARE INSTITUTE: THE INSTALLATION OF COMMERCIAL STEEL DOORS AND STEEL FRAMES, INSULATED STEEL DOORS IN WOOD FRAMES AND BUILDER'S HARDWARE.
.9 NFPA 80 - STANDARD FOR FIRE DOORS AND FIRE WINDOWS.
.10 NORTH AMERICAN ARCHITECTURAL WOODWORK STANDARDS (NAAWS) – 2017 EDITION, PUBLISHED JOINTLY BY ARCHITECTURAL WOODWORK MANUFACTURERS ASSOCIATION OF CANADA (AWMAC) AND THE WOODWORK INSTITUTE (WI).
.11 ANSI A135.4 BASIC HARDBOARD.
.12 ANSI/WDMA I.S. 1A – INDUSTRY STANDARD FOR INTERIOR ARCHITECTURAL WOOD FLUSH DOORS

8.2 FLUSH WOOD DOORS

.1 QUALITY ASSURANCE
.1 PERFORM WORK IN ACCORDANCE WITH NAAWS QUALITY STANDARD, PREMIUM GRADE.
.2 FINISH DOORS IN ACCORDANCE WITH NAAWS QUALITY STANDARD, GRADES IDENTIFIED IN SCHEDULE.
.3 MANUFACTURER: COMPANY SPECIALIZING IN MANUFACTURING THE PRODUCTS SPECIFIED IN THIS SECTION WITH MINIMUM THREE YEARS DOCUMENTED EXPERIENCE.

.2 DOOR
.1 FLUSH INTERIOR DOORS: 44 MM (1 3/4 INCHES) THICK; SOLID CORE CONSTRUCTION, NON-FIRE RATED.
.2 MANUFACTURE DOORS TO ANSI/WDMA I.S. 1A-13 EXTRA HEAVY DUTY PERFORMANCE LEVEL.
.3 CONSTRUCTION: 5 PLY UREA FORMALDEHYDE (UF) FREE CONSTRUCT WITH 5 PLY MATERIALS SECURELY BONDING THE STILES AND RAILS TO THE CORE USING RADIO FREQUENCY METHODOLOGY. ABRASIVE PLANE BONDED CORE MATERIALS PRIOR TO FACE APPLICATION
.4 **MAXIMUM WEIGHT FOR SLIDING POCKET DOOR**:
.1 DO NOT EXCEED CARRYING CAPACITY OF POCKETDOOR FRAME/ SLIDING HARDWARE
.5 CORE (SOLID, NON-RATED): UF FREE PARTICLEBOARD.
.6 CORE DENSITY: MIN 20 KG/SQ. M OR HIGHER
.7 CROSSBAND: UF FREE 3.2MM (1/8") THICK HIGH DENSITY FIBREBOARD (HDF).
.8 STILES: STRUCTURAL COMPOSITE LUMBER LAMINATED TO HARDWOOD.
.9 TOP AND BOTTOM RAILS: STRUCTURAL COMPOSITE LUMBER.
.10 HIGH PRESSURE DECORATIVE LAMINATE (HPDL) FACING (INTERIOR): NEMA LD-3, GENERAL PURPOSE (HGS) TYPE 107, 1.22MM (0.048") LAMINATED TO 3.2 MM (0.125 INCH) THICK CROSSBAND. COLOUR AND FINISH TO LATER SELECTION FROM WILSON ART'S STANDARD RANGE.
.11 FACING ADHESIVE: NAAWS TYPE I – WATERPROOF, PVA (UF FREE).

.3 FABRICATION - DOORS
.1 FABRICATE NON-RATED DOORS IN ACCORDANCE WITH NAAWS QUALITY STANDARDS REQUIREMENTS.
.2 FULLY BOND STILES AND RAILS TO CORE AND ABRASIVE PLANE ASSEMBLED UNIT PRIOR TO LAMINATION OF FACES.
.3 ASSEMBLE DOORS USING NAAWS TYPE 1 ADHESIVE
.4 FACTORY APPLY DOOR FACINGS IN ACCORDANCE WITH NAAWS STANDARDS TO RECEIVE PLASTIC LAMINATE FACINGS.
.5 PROVIDE BLOCKING REINFORCEMENT ON ALL NON-RATED, AS REQUIRED FOR HARDWARE TO PREVENT THE NEED FOR THROUGH-BOLTING.
.6 VERTICAL EXPOSED EDGE OF STILES: NON-FIRE RATED: NAAWS TYPE C PLASTIC LAMINATE SAME AS DOOR FACING.
.7 FIT DOOR EDGE TRIM TO EDGE OF STILES AFTER APPLYING VENEER FACING.
.8 BOND EDGE BANDING TO CORES
.9 FACTORY DRILL PILOT HOLES FOR HINGES
.10 FACTORY MACHINE DOORS FOR FINISH HARDWARE IN ACCORDANCE WITH HARDWARE REQUIREMENTS AND DIMENSIONS. DO NOT MACHINE FOR SURFACE HARDWARE. PROVIDE SOLID BLOCKING FOR THROUGH BOLTED HARDWARE.
.11 FACTORY FIT DOORS FOR FRAME OPENING DIMENSIONS IDENTIFIED ON SHOP DRAWINGS.
.12 PROVIDE EDGE CLEARANCES IN ACCORDANCE WITH NAAWS. BEVEL LOCK AND HINGE STILE TO NAAWS, 3 DEGREE BEVEL.

8.3 DOOR FRAMES
.1 POCKET DOOR – SEE SPECIFICATIONS ON DRAWINGS
.2 SWING DOOR - MATERIALS
.1 HOLLOW METAL FRAMES SHALL BE FABRICATED FROM MINIMUM 16GA (1.34MM) THICK A40 STEEL. CORNERS TO BE SHOP WELDED FRAMES WITH MITRED JOINTS ARC-WELDED, REINFORCED AND GROUND SMOOTH. CONSTRUCTION. KNOCK DOWN FRAMES NOT PERMITTED.

.2 THROAT SIZE: WRAP AROUND TYPE TO SUIT SPECIFIED WALL THICKNESS..

.3 FABRICATION – FRAMES FOR SWING DOORS
.1 PRE-MACHINE JAMBS AND PREPARE HARDWARE WITH CONCEALED REINFORCEMENT PLATES, DRILLED AND TAPPED AS REQUIRED AND FASTENED WITHIN FRAME WITH CONCEALED SCREWS.
.2 PROVIDE CORNER REINFORCEMENTS AND ALIGNMENT CLIPS FOR PRECISE MITERED CONNECTIONS WITHOUT ANY GAPS IN SEAM.
.3 FABRICATE ALL COMPONENTS TO ALLOW SECURE INSTALLATION WITHOUT EXPOSED FASTENERS
.4 PROVIDE FRAMES WITH HINGES PRE-INSTALLED EXCEPT AT LOCATION WHERE ELECTRIC TRANSFER HINGE IS SPECIFIED.
.5 REINFORCE FRAME TO RECEIVE SPECIFIED DOOR HARDWARE.
.6 PROVIDE CONDUITS IN FRAME FOR LOW VOLTAGE WIRING WHEN ELECTRIFIED HARDWARE IS SPECIFIED

8.4 HARDWARE
.1 ALL HARDWARE TO EXCEED ANSI/BHMA STANDARD PRODUCT GRADE 1

.2 SUBMIT HARDWARE SCHEDULE FOR CONSULTANT REVIEW PRIOR TO ORDER. INCLUDE PRODUCT CUT SHEET FOR EACH HARDWARE TYPE.

.3 REFER TO DRAWINGS FOR HARDWARE REQUIREMENTS.

.4 REFER TO DRAWINGS FOR POCKET DOOR HARDWARE

.5 REFER TO MECHANICAL DWG AND SPEC FOR DOOR CONTACT SWITCHES FOR UVC SANITIZER FIXTURE.

.6 SWING DOOR: CYLINDRICAL LOCKETS WITH LEVER HANDLES. ACCEPTABLE PRODUCT: SCHLAGE ND SERIES OR DORMAKABA C100 EQUIVALENT ONLY WILL BE ACCEPTED FOR USE ON THIS PROJECT. ALL LOCKSETS TO BE FROM SINGLE MANUFACTURER.

.1 LEVER STYLE – SCHLAGE RHODES,
.2 FINISH 26D
.3 CYLINDER AND KEYS FOR LOCKSETS WILL BE PROVIDED BY CAMH
.4 STRIKE PLATE TO FIT INTO EXISTING FRAME

8.5 INSTALLATION
.1 GENERAL:
.1 INSTALL DOORS AND FRAMES TO CSDMA AND PER MANUFACTURERS INSTRUCTIONS
.2 TRIM DOOR HEIGHT BY CUTTING BOTTOM EDGES TO A MAXIMUM OF 19 MM (3/4 INCH). ACCOUNT FOR EXISITNG FLOOR LEVELNESS VARIATION.
.3 MACHINE CUT FOR HARDWARE.
.1 CONFORM TO NAAWS REQUIREMENTS FOR FIT AND CLEARANCE TOLERANCES.
.2 CONFORM TO NAAWS SECTION 1300 REQUIREMENTS FOR MAXIMUM DIAGONAL DISTORTION.
.3 MAXIMUM VERTICAL DISTORTION (BOW): 3 MM (1/8 INCH) MEASURED WITH STRAIGHT EDGE OR TAUT STRING, TOP TO BOTTOM, OVER AN IMAGINARY 915 X 2130 MM (36 X 84 INCHES) SURFACE AREA.
.4 MAXIMUM WIDTH DISTORTION (CUP): 3 MM (1/8 INCH) MEASURED WITH STRAIGHT EDGE OR TAUT STRING, EDGE TO EDGE, OVER AN IMAGINARY 915 X 2 130 MM (36 X 84 INCHES) SURFACE AREA.

.2 POCKET DOOR
.1 INSTALL POCKET DOOR FRAME ASSEMBLY AND CONSTRUCT WALL IN ACCORDANCE WITH POCKET DOOR FRAME MANUFACTURER'S INSTRUCTIONS.
.2 INSTALL HARDWARE FOR POCKET DOOR IN ACCORDANCE WITH HARDWARE MANUFACTURER'S INSTRUCTIONS.

.3 DOOR CONTACT SWITCH FOR UVC SANITIZER FIXTURE
.1 RECEIVE DOOR CONTACT COMPONENTS FOR UVC FIXTURE FROM ELECTRICAL DIVISION

.2 INSTALL CONTACT SWITCH ON TO DOOR AND FRAME IN EACH ROOM WHERE UVC SANITIZER FIXTURES ARE INSTALLED. SEE ITEM 1.1.2.5 IN DIVISION 1 OF THESE SPECIFICATIONS FOR UVC FIXTURE LOCATIONS.

DIVISION 9 - FINISHES

9.1 GYPSUM BOARD ASSEMBLIES
.1 GENERAL
.1 THE CONTRACTOR SHALL PROVIDE:
.1 NEW INTERIOR PARTITIONS AND FURRING AND FACINGS OVER EXISTING WALLS AS INDICATED ON DWGS FOR PATIENT ASSISTED SHOWER ROOM (6TH FLOOR) AND BARRIER FREE WASHROOM 618 .
.2 WALL AND BULKHEAD FURRING AND FACINGS TO CONCEAL PLUMBING AND CONDUITS AS REQUIRED WHETHER SHOWN ON DWGS OR NOT.
.3 INTERIOR CEILINGS AND BULKHEADS AS INDICATED ON DWGS.
.4 PATCHING EXISTING INTERIOR GYPSUM BD ASSEMBLIES (BOTH SIDES)
.5 OTHER CONSTRUCTION WHERE INDICATED ON THE DRAWINGS.

.2 ALL GYPSUM BOARD MATERIALS SHALL CONFORM WITH APPLICABLE SECTIONS OF ASTM C1396/C1396M-09A, ASTM C1278/C1278M-07A
.1 5/8" THICKNESS FOR GENERAL APPLICATON
.2 5/8" THICK CERTAINTEED M2 TECH TYPE X GYPSUM BOARD OR APPROVED EQUAL FOR SHOWER ROOM AND WASHROOM.

.3 PERFORM WORK IN ACCORDANCE WITH LATEST EDITION OF ASTM C754-09A, ASTM C840-08, GA-214, GA-216, GA-253, GA-254 AND GA -600.

.2 FRAMING
.1 MATERIALS TO ASTM C645-09A

.2 STUDS AND TRACKS: GALVANIZED SHEET STEEL 20 GAUGE MINIMUM. PROVIDE HEAVIER GAUGE AS REQUIRED TO SPAN HEIGHT OF PARTITION OR WHERE A HEAVIER GAUGE IS NOTED OTHERWISE OR DETAILED IN DRAWINGS.

.3 FOR ALL SUSPENDED CEILING BULKHEADS SUPPORTED FROM SLAB, PROVIDE MIN. 20 GAUGE FRAMING.

.4 BRACE ALL CEILINGS TO THE UNDERSIDE OF STRUCTURE VIA METAL STUD FRAMING.

.5 PROVIDE SLOTTED DEFLECTION TRACKS FOR ALL PARTITIONS EXTENDING TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE.

.6 ERECT METAL STUDS AT 400MM (16") ON CENTRE UNO.

.7 DOOR OPENING FRAMING: INSTALL DOUBLE STUDS AT DOOR FRAME JAMBS. INSTALL STUD TRACKS ON EACH SIDE OF OPENING, AT FRAME HEAD HEIGHT, AND BETWEEN STUDS AND ADJACENT STUDS.

.8 BLOCKING: BOLT OR SCREW STEEL CHANNELS TO STUDS, SCREW WOOD BLOCKING TO STUDS. INSTALL BLOCKING FOR SUPPORT OF WASHROOM ACCESSORIES, TOILET PARTITIONS, MILLWORK.

.9 ERECT FURRING CHANNELS AT 400MM (16") ON CENTRE, NOT MORE THAN 100MM (4") FROM ABUTTING WALLS, FLOOR AND CEILING LINES. SECURE IN PLACE ON ALTERNATE CHANNEL FLANGES AT MAXIMUM 600MM (24") ON CENTRE.

.10 CEILING AND SOFFIT FRAMING INSTALLATION
.1 INSTALL TO MANUFACTURER'S WRITTEN INSTRUCTIONS AND TO GA-216.
.2 COORDINATE LOCATION OF HANGERS AND FRAMING WITH OTHER WORK
.3 INSTALL CEILING FRAMING INDEPENDENT OF WALLS, COLUMNS, AND ABOVE CEILING WORK
.4 REINFORCE OPENINGS IN CEILING SUSPENSION SYSTEM WHICH INTERRUPT MAIN CARRYING CHANNELS OR FURRING CHANNELS, WITH LATERAL CHANNEL BRACING. EXTEND BRACING MINIMUM 600 MM (24") PAST EACH END OF OPENINGS.
.5 LATERALLY BRACE ENTIRE SUSPENSION SYSTEM.

.3 GYPSUM BOARD
.1 MATERIALS AND ACCESSORIES TO ASTM C475/C475M-02 (R2007), ASTM C1396M-09A, ASTM C1047-10A, ASTM C1278/C1278M-07A, CAN/CGSB-71.25-M88

.2 PRODUCT:
.1 GENERAL INTERIOR WALL, BULKHEAD, AND CEILING APPLICATION: 15.9MM (5/8") THICK, TAPERED EDGES, MOISTURE AND MOULD RESISTANT

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:
ARCHITECTURAL SPECIFICATIONS

Project North

Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — HEIDI HANSON — LICENCE 4722

Date: DY MM YR
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

Drawing Number:
SP-004

ACCEPTABLE PRODUCT: CERTAINTEED M2 TECH DRYWALL, TYPE X, GLASS FIBRE AND FIBREGLASS MEXH REINFORCED CORE, MOISTURE AND MOULD RESISTANT

.2 PATIENT ASSISTED SHOWER ROOM AND CORRIDOR WALLS: 15.9MM (5/8") THICK, TAPERED EDGE.

ACCEPTABLE PRODUCT: CERTAINTEED EXTREME IMPACT RESISTANT M2 TECH DRYWALL WITH M2 TECH

.4 ACCESSORIES
.1 CORNER BEADS:
.1 GA-216 METAL D-100-90 CORNER BEAD BY BAILEY METAL PRODUCTS OR EQUAL.

.2 METAL EDGE TRIM: GA-216
.1 CONTROL JOINT,
.2 CONTROL JOINT NO. 093 BY USG OR EQUAL
.3 D-4411 CHANNEL TRIM WHERE GYPSUM BOARD BUTTS DISSIMILAR MATERIAL BY BAILEY METAL PRODUCTS OR EQUAL.
.4 D-300 DRYWALL REVEAL TRIMS BY BAILEY METAL PRODUCTS OR EQUAL. PROVIDE WHERE REVEAL IN GYPSUM BOARD IS INDICATED.

.3 JOINT COMPOUND: GA-216.

.4 REINFORCING TAPE, ADHESIVE, AND WATER.

.5 JOINT COMPOUND: ASBESTOS-FREE, DUST-CONTROLLED.

.6 TEXTURED FINISH MATERIALS: LATEX BASED TEXTURING MATERIAL, TEXTURE TO MATCH EXISTING

.7 GYPSUM BOARD FASTENERS: ASTM C1002, TYPE S.

.5 GYPSUM BOARD INSTALLATION
.1 INSTALL GYPSUM BOARD IN ACCORDANCE WITH GA-600, GA-216

.2 ERECT SINGLE LAYER BOARDS WITH ENDS AND EDGES OCCURRING OVER FIRM BEARING

.3 USE SCREWS TO FASTEN TO METAL STUD FRAMING

.4 PLACE CORNER BEADS AT EXTERNAL CORNERS. PLACE D200 TYPE EDGE TRIM WHERE GYPSUM BOARD ABUTS DISSIMILAR MATERIALS.

.5 PLACE CONTROL JOINTS WHERE INDICATED AND WHERE GYPSUM BOARD SURFACE EXCEEDS 9M (29'-6")

.6 NEW GYPSUM BOARD CONSTRUCTION ADJOINING EXISTING CONSTRUCTION IN THE SAME PLANE SHALL BE FLUSH WITH NO VISIBLE JOINTS, UNLESS OTHERWISE NOTED.

9.2 GYPSUM BOARD AND PLASTER REPAIR
.1 SCOPE OF WORK INCLUDE REPAIRS OF EXISITNG GYPSUM BOARD SURFACES DESGINAGTED TO REMAIN WITHIN THE ARCHITECTURAL AREA OF WORK AS FOLLOWS:
.1 FILL IN ALL HOLES AND DENTS IN EXISTING GYPSUM BOARD SURFACES IN PATIENT ASSISTED SHOWER ROOM, CORRIDORS, AND ROOMS AFFECTED BY FA WORK.

.2 PATCHING OF GYPSUM OR PLASTER SURFACES SHALL MEAN TO INFILL WITH SIMILAR MATERIAL AND MAKE SMOOTH AND FLUSH WITH ADJACENT SURFACES READY TO RECEIVE SPECIFIED FINISH. PATCH FOLLOWING:
.1 EXISTING WALLS AND BULKHEADS AFFECTED BY REMOVAL OF PARTITIONS.

.2 DENTS AND HOLES EITHER EXISTING OR LEFT BY REMOVAL OF EXISTING WALL MOUNTED ITEMS

.3 SCREW HOLES

.4 REMOVE RESIDUAL ADHESIVES LEFT ON ALL WALL AND BULKHEAD SURFACES FROM REMOVAL OF WALL AND BULKHEAD MOUNTED ITEMS.WITHIN THE AREA OF WORK.

.5 FILL, PATCH AND REPAIR WORK IDENTIFIED IN DWGS.

.2 COMPLETED GYPSUM BOARD AND PLASTER REPAIR SHALL LEAVE WALL AND BULKHEAD SURFACES LEVEL, SMOOTH, AND READY TO RECEIVE PAINT.

.3 GYPSUM BOARD FINISHING
.1 GYPSUM BOARD FINISH LEVELS SPECIFIED IN THIS SECTION ARE DEFINED IN GA-214-96 "RECOMMENDED LEVELS OF GYPSUM BOARD FINISH"

.2 FINISHING LEVELS
.1 LEVEL 5 FINISH
.1 ALL PLASTER REPAIR AREAS.

.2 LEVEL 4 FINISH
.1 ALL GYPSUM BOARD SURFACES EXPOSED TO VIEW WHERE A PAINT FINISH HAS BEEN SPECIFIED AND WHERE A LEVEL 5 FINISH HAS NOT BEEN INDICATED.

.3 LEVEL 3 FINISH
.1 ALL GYPSUM AND CEMENT BOARD SURFACES TO BE CLAD WITH SHEET WALL PROTECTION.

.4 LEVEL 1 FINISH
.1 CONCEALED GYPSUM BOARD SURFACES ABOVE CEILINGS

9.3 RESILIENT FLOORING
.1 SECTION INCLUDES:
.1 SELF-LEVELING UNDERLAYMENT OVER CONCRETE FLOOR SUBSTRATE
.2 RESILIENT SHEET FLOORING SYSTEMS:
.1 LUXURY VINYL PLANK FLOORING SYSTEMS COMPLETE WITH RUBBER COVE BASE.
.2 SEAMLESS SHEET VINYL FLOORING WITH INTEGRATED COVE

.2 PROVIDE SELF-LEVELLING UNDERLAYMENT OVER ENTIRE SURFACE OF ALL FLOOR AREAS TO RECEIVE RESILIENT FLOORING.

.3 REFERENCES
.1 ASTM E84 TEST METHOD FOR SURFACE BURNING CHARACTERISTICS OF BUILDING MATERIALS.
.2 ASTM F1303, STANDARD SPECIFICATION FOR SHEET VINYL FLOOR COVERING WITH BACKING.
.3 ASTM F1913 – STANDARD SPECIFICATION FOR SHEET VINYL FLOOR COVERING WITHOUT BACKING.
.4 ASTM F2170, STANDARD METHOD FOR DETERMINING RELATIVE HUMIDITY IN CONCRETE FLOOR SLABS USING IN SITU PROBES.
.5 CSA-A23.1-09/A23.2-09 - CONCRETE MATERIALS AND METHODS OF CONCRETE CONSTRUCTION/TEST METHODS AND STANDARD PRACTICES FOR CONCRETE.
.6 (RFCI) RESILIENT FLOOR COVERING INSTITUTE
.7 RFCI STANDARD SLAB MOISTURE TEST METHOD (CALCIUM CHLORIDE METHOD) AS A SUPPLEMENTARY TEST METHOD TO ASTM F2170
.8 ACI 302.2R-06 GUIDE FOR CONCRETE SLABS THAT RECEIVE MOISTURE-SENSITIVE FLOORING MATERIALS
.9 RFCI RECOMMENDED WORK PRACTICES FOR REMOVAL OF RESILIENT FLOOR COVERING

.4 MOISTURE TESTING:
.1 PERFORM MOISTURE TESTING AS RECOMMENDED BY MANUFACTURER. PROCEED WITH INSTALLATION ONLY AFTER SUBSTRATES HAVE BEEN TESTED AND MEET THE MINIMUM REQUIREMENTS FROM THE MANUFACTURER IN ACCORDANCE WITH ASTM F1869 STANDARD TEST METHOD FOR MEASURING MOISTURE VAPOR EMISSION RATE OF CONCRETE SUBFLOOR USING ANHYDROUS CALCIUM CHLORIDE OR ASTM F2170 STANDARD TEST METHOD FOR DETERMINING RELATIVE HUMIDITY IN CONCRETE FLOOR SLABS USING IN SITU PROBES. SUBMIT REPORT.

.5 PH TESTING:
.1 CONDUCT PH TEST FOR ALKALINITY ON THE CONCRETE FLOOR PRIOR TO INSTALLATION WITH RESULTS BETWEEN 7 AND 9. IF THE TEST RESULTS ARE NOT WITHIN THE ACCEPTABLE RANGE, THEN INSTALLATION MUST NOT PROCEED UNTIL THE PROBLEM HAS BEEN CORRECTED. SUBMIT REPORT.

.6 BOND TEST:
.1 ONCE SELF-LEVELING COMPOUND HAS FULLY CURED, INSTALL 3' X 3' PIECES OF MATERIAL ADHERED WITH THE APPROPRIATE ADHESIVE TO VERIFY QUALITY OF ADHESION. REMOVE HALF OF EACH PIECE AFTER 24 HOURS, THEN THE OTHER HALF AFTER 48 HOURS. TO HELP ASSESS RESISTANCE TO INDENTATION, PLACE END USER EQUIPMENT ONTO A SAMPLE FOR 72 HOURS. DOCUMENT ALL RESULTS. PROVIDE RESULTS TO CONSULTANT.

.7 RETESTING: RE-TEST AS REQUIRED IF RESULTS FROM SPECIFIED TESTS ARE NOT WITHIN THE ACCEPTABLE RANGE SPECIFIED.

.8 INSTALLER QUALIFICATIONS:
.1 TRAINING: INSTALLER WHO HAS ATTENDED AN ALTRO FLOORING INSTALLATION TRAINING CLINIC OR WHO HAS SUCCESSFULLY INSTALLED SPECIFIED FLOORING SYSTEM PREVIOUSLY.
.2 AWARDED FLOORING CONTRACTOR MUST USE IN-HOUSE INSTALLERS.
.

.9 DO NOT PROCEED WITH INSTALLATION UNTIL CONTRACTOR, FLOORING MANUFACTURER AND FLOORING INSTALLER IS SATISFIED THAT THE FLOORING CONDITION IN THE AREA OF WORK IS ACCEPTABLE TO RECEIVE THE FLOORING. COMMENCEMENT OF INSTALLATION WILL BE DEEMED ACCEPTANCE OF CONDITIONS BEING SUITABLE FOR APPLICATION OF THE FLOORING PRODUCT.

.10 ENVIRONMENTAL REQUIREMENTS
.1 TEMPERATURE REQUIREMENTS: STORE MATERIAL IN ACCORDANCE WITH MANUFACTURER'S REQUIREMENTS. REFER TO FLOORING MANUFACTURER'S CURRENT INSTALLATION PRACTICES.
.2 MAINTAIN AIR TEMPERATURE AND STRUCTURAL BASE TEMPERATURE AT FLOORING INSTALLATION AREA BETWEEN 68F (20C) AND 80F (26C) FOR 48 HOURS BEFORE, DURING AND 24 HOURS AFTER INSTALLATION.
.3 STORE MATERIALS FOR THREE DAYS PRIOR TO INSTALLATION IN AREA OF INSTALLATION TO ACHIEVE TEMPERATURE STABILITY.
.4 MAINTAIN AMBIENT TEMPERATURE REQUIRED BY ADHESIVE MANUFACTURER THREE DAYS PRIOR TO, DURING, AND 24 HOURS AFTER INSTALLATION OF MATERIALS

.11 MAINTENANCE MATERIAL
.1 PROVIDE 3 SQ M OF SHEET VINYL AND 30 LIN FT OF WELDING ROD OF EACH COLOUR SPECIFIED.
.2 PROVIDE ONE FULL CARTON OF PLANK FLOORING.
.3 STORE WHERE DIRECTED BY *OWNER*.

.12 WARRANTY
.1 WARRANT PRODUCT AND INSTALLATION FORM DELAMINATION, CRACKING, SEPARATION OF JOINTS, STAINING AND FADING FOR AN EXTENDED WARRANTY PERIOD OF 1 YEAR FOR A TOTAL WARRANTY PERIOD OF 2 YEARS.

.13 PRODUCTS
.1 LUXURY PLANK VINYL FLOORING: NON-WOVEN POLYESTER/ CELLUSLOSE, GLASS FIBER REINFORCEMENT.
.1 SHEET THICKNESS: 2.5 MM (0.098")
.2 PLANK WIDTH: 178MM (7")
.3 PLANK LENGTH: 1220MM (48")
.4 ACCEPTABLE PRODUCT: REFER TO DRAWINGS AND FLOOR FINISH PLAN LEGEND FOR PRODUCT, COLOUR AND INSTALLATION PATTERN.

.2 SHEET VINYL FLOORING WITH INTEGRAL COVE BASE:
.1 COMPLY WITH ASTM F-1913 AND ISO 10581 TYPE 1.
.2 ACCEPTABLE PRODUCT: REFER TO FLOOR FINISH PLAN LEGEND

.3 ACCESSORIES:
.1 FOR SHEET FLOORING:
.1 VINYL WELDING ROD: 4MM DIAMETER FOR HOT WELDING TO PRODUCE SEAMLESS FLOORING. PRODUCT AS REQUIRED BY SHEET FLOORING MANUFACTURER. COLOUR TO SPECIFIED FLOORING.
.2 COVE FORMER: PVC EXTRUSION, 40MM
.3 CAP STRIP: PVC EXTRUSIONS FOR INTALLATION AT TOP OF INTEGRATED COVE BASE.
.2 FLOOR TRANSITION STRIP: VINYL, SIZED TO SUIT APPLICATION. REFER TO DWGS FOR PRODUCT.

.4 BASE FOR PLANK FLOORING
.1 RUBBER.
.2 ACCEPTABLE PRODUCT: REFER TO FLOOR FINISH PLAN LEGEND

.5 SELF LEVELLING COMPOUND:
.1 <u>ALLOW FOR APPLICATION OF LEVELLER OVER ENTIRE FLOOR SURFACE TO RECEIVE RESILIENT SHEET AND VINYL PLANK FLOORING.</u>

.2 PATCHING COMPOUND: FOR USE TO FILL CRACKS AND MINOR SURFACE VARIATIONS IN EXISTING CONCRETE SLAB. POLYMER MODIFIED, FIBRE REINFORCED CEMENT-BASED.
.1 ACCEPTABLE MATERIAL: PLANI PREP SC BY MAPEI OR APPROVED EQUAL

.3 LEVELING COMPOUND: QUICK SETTING, SELF-CURING, SELF LEVELING GRAY PORTLAND CEMENT-BASED UNDERLAYMENT. USE FOR FILLING DEEP AREAS, HOLES, OR CRACKS IN CONCRETE SLAB. MOISTURE RESISTANT, SILICATE FREE, PORTLAND CEMENT BASED OR BLENDED HYDRAULIC-CEMENT-BASED FORMULATION.
.1 ACCEPTABLE PRODUCT: ULTRAPLAN 1 PLUS BY MAPEI OR APPROVED EQUAL.

.6 PRIMER: SOLVENT FREE, ONE COMPONENT, WATER-BASED ACRYLIC PRIMER USED BEFORE THE INSTALLATION OF UNDERLAYMENT, LOW ODOR AND LOW VOCS AS RECOMMENDED BY SELF LEVELLING COMPOUND MANUFACTUER.

.7 ADHESIVE FOR RESILIENT PLANK FLOORING, SHEET FLOORING, AND BASE
.1 AS RECOMMENDED BY RESPECTIVER FLOORING AND BASE MANUFACTURER.

.8 WHITE GYPSUM MATERIALS ARE NOT ACCEPTABLE.

.14 EXAMINATION
.1 VERIFY ALL ADHESIVES, AND OTHER MATERIALS HAVE BEEN FULLY REMOVED FROM CONCRETE FLOORS. VERIFY FLOOR AND LOWER WALL SURFACES ARE FREE OF SUBSTANCES THAT MAY IMPAIR ADHESION OF PRIMER AND FLOOR LEVELLING COMPOUND AND FINISH MATERIALS.

.2 TEST CONCRETE FLOORS DO NOT EXCEED THE MAXIMUM MOISTURE CONTENT ACCEPTABLE TO FLOORING MANUFACTURER. ENSURE CONCRETE FLOORS DO NOT EXHIBIT NEGATIVE ALKALINITY, CARBONIZATION, OR DUSTING
.

.3 COMMENCEMENT OF WORK OF THIS SECTION DENOTE ACCEPTANCE OF SUBSTRATE CONDITIONS. DEFECTIVE WORK RESULTING FROM APPLICATION TO UNSATISFACTORY SURFACES WILL BE CONSIDERED THE RESPONSIBILITY OF THOSE PERFORMING THE WORK OF THIS SECTION.

.15 PREPARATION
.1 REFER TO DIVISION 2 OF THESE SPECIFICATIONS. CONCRETE FLOORS MUST BE FREE OF DUST, SOLVENT, PAINT, WAX, OIL, GREASE, RESIDUAL ADHESIVE, ADHESIVE REMOVERS, FILM-FORMING CURING COMPOUNDS, SILICATE PENETRATING CURING COMPOUNDS, SEALING, HARDENING OR PARTING COMPOUNDS, ALKALINE SALTS, EXCESSIVE CARBONATION OR LAITENCE, MOLD, MILDEW, AND OTHER FOREIGN MATERIALS THAT MAY AFFECT DISSIPATION RATE OF MOISTURE FROM THE CONCRETE, DISCOLORATION OR ADHESIVE BONDING.

.2 MECHANICALLY REMOVE CONTAMINATION ON THE SUBSTRATE THAT MAY CAUSE DAMAGE TO THE RESILIENT FLOORING MATERIAL. REMOVE SUB FLOOR RIDGES AND BUMPS.IN CONCRETE.

.3 DO NOT USE PERMANENT AND NON-PERMANENT MARKERS, PENS, CRAYONS, PAINT, ETC., TO WRITE ON THE BACK OF THE FLOORING MATERIAL OR USED TO MARK THE SUBSTRATE AS THEY COULD BLEED THROUGH AND STAIN THE FLOORING MATERIAL.

.4 PROHIBIT TRAFFIC UNTIL FILLER IS CURED..

.5 VACUUM CLEAN SUBSTRATE

.6 LEVEL FLOOR AS REQUIRED TO ENSURE A SMOOTH AND EVEN SURFACE.

.16 INSTALLATION – SELF-LEVELLING COMPOUND
.1 MIX TO PATCHING, TOPPING MORTAR AND SELF-LEVELLING CONSISTENCY IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS

.2 FILL ANY DEEP AREAS, HOLES AND CRACKS IN EXISTING SLAB WITH PATCHING COMPOUND.

.3 BUILD SLOPES AND RIDGE IN SHOWER FLOOR .

.4 APPLY PRIMER OVER CONCRETE SUBSTRATE ONCE PATCHING COMPOUND HAS CURED.

.5 APPLY SELF-LEVLING OVER ENTIRE FLOOR SURFACE TO FILL MINOR OR LOCAL LOW SPOTS, CRACKS, JOINTS, HOLES, AND OTHER DEFECTS TO ACHIEVE SMOOTH, FLAT, HARD SURFACE.

.6 PLACE TO MINIMUM 3MM THICKNESS AND MAXIMUM 12.7 MM THICKNESS OVER ONE PASS.

.7 DO NOT INSTALL SELF-LEVELING OVER EXPANSION JOINTS.

.8 AIR CURE IN ACCORDANCE WITH SELF-LEVELING MANUFACTURER'S INSTRUCTIONS.

.17 INSTALLATION – RESILIENT FLOORING
.1 GENERAL
.1 DO NOT COMMENCE WITH FLOORING INSTALLATION UNTIL SELF-LEVELING COMPOUND HAS FULLY CURED.

.2 INSTALL IN STRICT ACCORDANCE WITH MANUFACTURER'S WRITTEN INSTRUCTIONS.

.3 SPREAD ONLY ENOUGH ADHESIVE TO PERMIT INSTALLATION OF MATERIALS BEFORE INITIAL SET.

.4 SET FLOORING IN PLACE, PRESS WITH HEAVY ROLLER TO ATTAIN FULL ADHESION. ROLL IN BOTH DIRECTIONS WITH 100LB 3 SECTION ROLLER.

.5 TERMINATE FLOORING AT CENTERLINE OF DOOR OPENINGS WHERE ADJACENT FLOOR FINISH IS DISSIMILAR.

.6 INSTALL EDGE STRIPS ADHERED TO CONCRETE PRIOR TO INSTALLATION OF RESILIENT FLOORING. INSTALL EDGE STRIP :
.1 WHERE IT ABUTTS EXISTING VINYL FLOORING.
.2 AT UNPROTECTED OR EXPOSED EDGES.

.7 SCRIBE FLOORING TO WALLS, COLUMNS, CABINETS, FLOOR OUTLETS, AND OTHER APPURTENANCES TO PRODUCE TIGHT JOINTS.

.8 SEAL AND PROTECT AS REQUIRED BY MANUFACTURER'S INSTALLATION INSTRUCTIONS.

.2 PLANK FLOORING
.1 LAY FLOORING IN DIRECTION INDICATED ON DWGS.

.3 SHEET FLOORING
.1 INSTALL SHEET FLOORING PARALLEL TO LENGTH OR WIDTH OF ROOM TO PRODUCE MINIUMUM JOINTS. PROVIDE MINIMUM OF 1/3 FULL ROLL WIDTH. DOUBLE CUT SHEET; PROVIDE CONTINUOUSLY HEAT WELDED SEAL. BUTT JOINT.
.2 DO NOT LOCATE SEAMS AT FLOOR DRAINS OR UNDER TOILET.

.18 INSTALLATION – INTEGRAL BASE FOR SHEET FLOORING
.1 PROVIDE INTERAL BASE AT ALL SHEET FLOORING.
.2 INSTALL COVE FORMER, SHEET VINYL AND CAP STRIP IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
.3 HEAT WELD ALL SEAMS WITH WELDING ROD.

.19 INSTALLATION- RUBBER BASE.
.1 INSTALL BASE WITH ADHESIVE AT ALL PLANK FLOORING EXCEPT WHERE WOOD BASE HAS BEEN SPECIFIED.
.2 USE PRE-MOULDED OUTER CORNERS

.20 CLEANING
.1 WAIT 48 HRS AFTER INSTALLATION BEFORE PERFORMING INITIAL CLEANING.
.2 REMOVE ACCESS ADHESIVE FROM FLOOR, BASE, AND WALL SURFACES WITHOUT DAMAGE.
.3 CLEAN, SEAL, AND WAX FLOOR AND BASE SURFACES IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
.4 PROTECTION OF FINISHED WORK
.5 PROHIBIT TRAFFIC ON FLOOR FINISH FOR 72 HOURS AFTER INSTALLATION.
.6 PROTECT FLOORING FROM CONSTRUCTION EQUIPMENT AND TRAFFIC AT ALL TIMES UNTIL HANDOVER TO CLIENT.

9.4 RESINOUS FLOORING
.1 THIS SECTION INCLUDES:
.1 SEAMLESS, MONOLITHIC RESINOUS FLOORING SYSTEM WITH EPOXY BODY AND WATERPROOFING LAYER
.2 APPLICATION METHOD: METAL, POWER OR HAND TROWELED

.2 SUBMITTALS:
.1 REFER TO DIVISION 1, SECTION 1.38 FOR REQUIREMENTS.
.2 PROVIDE SAMPLE COMPLETE WITH INTEGRATED COVE TO SHOW FULL DEPTH OF SYSTEM. SAMPLE SHALL SHOW SPECIFIED COLOUR AND BROADCAST TEXTURE. INCLUDE WATERPROOFING MEMBRANE IN SAMPLE.

.3 QUALITY ASSURANCE
.1 ENGAGE AN INSTALLER WHO IS CERTIFIED IN WRITING BY RESINOUS FLOORING MANUFACTURER AS QUALIFIED TO APPLY RESINOUS FLOORING SYSTEMS SPECIFIED AND HAS A DEMONSTRATED RECORD OF SUCCESSFULLY APPLYING SUCH PRODUCT SYSTEM.

.2 MATERIAL SOURCE:
.1 ALL PRIMARY RESINOUS FLOORING MATERIALS SHALL BE FROM A SINGLE MANUFACTURER.
.2 SECONDARY MATERIALS INCLUDING PATCHING, FILL MATERIAL, JOINT SEALANT, AND REPAIR MATERIAL AS RECOMMENDED BY RESINOUS FLOORING MANUFACTURER.

.3 MANUFACTURER FIELD TECHNICAL SERVICE REPRESENTATIVES:
.1 RETAIN THE SERVICES OF RESINOUS FLOORING MANUFACTURER FIELD TECHNICAL SERVICE REPRESENTATIVES TRAINED SPECIFICALLY ON INSTALLING THE SYSTEM TO BE USED ON THE PROJECT TO REVIEW THE INSTALLATION AND TO RESOLVE FIELD ISSUES WITH THE INSTALLER.

.4 CONCRETE MOISTURE TEST:
.1 PERFORM MOISTURE LEVEL TESTS USING TEST METHOD ACCEPTABLE TO FLOORING MANUFACTURER SUCH AS RH CONCRETE MOISTURE TESTS TO ASCERTAIN MOISTURE LEVEL IS WITHIN MANUFACTURER'S ACCEPTABLE RANGE FOR INSTALLATION OF SPECIFIED FLOORING MATERIAL.

.2 PERFORM TESTS PRIOR TO INSTALLATION OF WATERPROOFING MEMBRANE. DO NOT PROCEED WITH INSTALLATION OF WATERPROOFING MEMBRANE UNTIL RESULTS OF TESTS ARE WITHIN ACCEPTABLE RANGE OF RESINOUS FLOORING MANUFACTURER.

.3 PERFORM ADDITIONAL MOISTURE TESTS RECOMMENDED BY RESINOUS FLOORING MANUFACTURER.

.4 PROCEED WITH APPLICATION ONLY AFTER SUBSTRATES PASS TESTING.

.5 DELIVERY, STORAGE, AND HANDLING:
.1 DELIVER MATERIALS IN ORIGINAL PACKAGES AND CONTAINERS, WITH SEALS UNBROKEN, BEARING MANUFACTURER'S LABELS INDICATING BRAND NAME AND DIRECTIONS FOR STORAGE AND MIXING WITH OTHER COMPONENTS.

.2 STORE MATERIALS TO PREVENT DETERIORATION FROM MOISTURE, HEAT, COLD, DIRECT SUNLIGHT, OR OTHER DETRIMENTAL EFFECTS. STORE MATERIAL PER PRODUCT DATA SHEET.

.3 ALL MATERIALS USED SHALL BE FACTORY PR-MEASURED, PRE-WEIGHED AND PRE-PACKAGED SINGLE BATCHES. NO ON SITE WEIGHING OR VOLUMETRIC MEASUREMENTS ALLOWED.

.6 WARRANTY
.1 WARRANT WORK OF THIS SECTION FOR A PERIOD OF 2 YEARS AGAINST DELAMINATION, SPALLING, CRACKING, CHIPPING, DISCOLOURATION OR SUCH SIMILAR FAILURES. WARRANTY SHALL INCLUDE FULL MATERIAL, EQUIPMENT, AND LABOUR COSTS ASSOCIATED WITH THE REPAIRS.

.4 PRODUCTS
.1 RESINOUS FLOORING AND BASE
.1 TOWELED MORTAR BASE WITH BROADCAST TOPPING SYSTEM. LIQUID RICH, SLURRY TYPE SYSTEMS NTO ACCEPTABLE

.2 PRODUCT AND BASIS OF DESIGN:
.1 STONHARD, INC.; STONSHIELD HRI

.3 SYSTEM CHARACTERISTICS:
.1 COLOR AND TEXTURE: COLOUR AND BROADCAST TEXTURE TO LATER SELECTION BY CONSULTANT
.2 WEARING SURFACE: MEDIUM.
.3 INTEGRAL COVE BASE: TEXTURE TO LATER SELECTION BY CONSULTANT.
.4 OVERALL SYSTEM THICKNESS: 3/16 INCH (5 MM) EXCLUDING WATERPROOFING MEMBRANE..

.4 SYSTEM COMPONENTS:
.1 WATERPROOFING PRIMER: TYPE RECOMMENDED BY MANUFACTURER FOR SUBSTRATE.

.2 WATERPROOFING:
.1 MATERIAL BASIS: STONPROOF ME7
.2 RESIN: URETHANE.
.3 FORMULATION DESCRIPTION: 2 COMPONENT, 100% SOLIDS.
.4 TYPE: NON PIGMENTED.
.5 FINISH: STANDARD.
.6 NUMBER OF COATS: ONE.

.3 SLOPING MORTAR:
.1 3 COMPONENT, FAST SETTING, TOOWELABLE, EPOXY BASED GROUT. STONESET TG5

.4 PRIMER:
.1 MATERIAL BASIS: STONBLEND PRIMER
.2 RESIN: EPOXY.
.3 FORMULATION DESCRIPTION: 2 COMPONENT, 100% SOLIDS.
.4 TYPE: NON PIGMENTED.
.5 APPLICATION METHOD: SQUEEGEE AND ROLLER
.6 FINISH: STANDARD.
.7 NUMBER OF COATS: ONE.

.5 MORTAR BASE:
.1 MATERIAL BASIS: STONSHIELD HRI BASE
.2 RESIN: EPOXY.
.3 FORMULATION DESCRIPTION: 3 COMPONENT, 100% SOLIDS.
.4 APPLICATION METHOD: FLAT METAL OR PLASTIC BLADE TROWEL.
.5 THICKNESS OF COATS: 3/16 INCH (5 MM).
.6 NUMBER OF COATS: ONE.
.7 AGGREGATES: PIGMENTED QUARTZ BLENDED AGGREGATE.

.6 UNDERCOAT:
.1 MATERIAL BASIS: STONSHIELD UNDERCOAT
.2 RESIN: EPOXY.
.3 FORMULATION DESCRIPTION: 2 COMPONENT, 100% HIGH SOLIDS.

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NO	ACTION	DATE
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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:
ARCHITECTURAL SPECIFICATIONS

Project North

Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — HEIDI HANSON LICENCE 4722

Date: DY MM YR
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

Drawing Number:
SP-005

.4 TYPE: CLEAR.
.5 FINISH: MATTE.
.6 NUMBER OF COATS: ONE.

.7 BROADCAST MEDIA:
.1 MATERIAL BASIS: STONSHEILD QUARTZ AGGREGATE
.2 TYPE: PIGMENTED
.3 FINISH: STANDARD
.4 NUMBER OF COATS: ONE
.5 PATTERN: TWEED

.8 SEALER (TOP COAT):
.1 MATERIAL BASIS: STONKOTE CE4.
.2 RESIN: EPOXY
.3 FORMULATION DESCRIPTION: 2 COMPONENT, 100% SOLIDS.
.4 TYPE: CLEAR.
.5 FINISH: MATTE.
.6 NUMBER OF COATS: TWO.

.2 INTEGRAL COVE MORTAR: STONSHIELD COVE MORTAR

.3 PATCHING, LEVELING AND FILL MATERIAL:
.1 RESINOUS PRODUCT OF OR APPROVED BY RESINOUS FLOORING MANUFACTURER AND RECOMMENDED BY MANUFACTURER FOR APPLICATION INDICATED.

.4 JOINT SEALANT
.1 STONFLEX MP7 JOINT FILL MATERIAL. INCLUDING INSTALLATION AT FLOORING TRANSITION BETWEEN EPOXY FLOORING AND ADJACENT FLOORING MATERIALS.

.5 WALL BASE TERMINATION:
.1 STONSET PM5 TO BE APPLIED ABOVE ALL 6 INCH (150MM) EPOXY WALL BASE TAPERED TO ZERO OVER 4 INCH (100MM). SEE DETAIL ON DWG.
.1 FOR APPLICATION WHERE WALL PROTECTION OVERLAP HAS BEEN SPECIFIED.

.5 EXAMINATION
.1 DO NOT PROCEED WITH INSTALLATION UNTIL ALL HOLES THOUGH CONCRETE SLAB HAS BEEN FILLED AND *CONTRACTOR*, FLOORING MANUFACTURER AND FLOORING INSTALLER IS SATISFIED THAT THE FLOORING CONDITION IN THE AREA OF WORK IS ACCEPTABLE TO RECEIVE THE FLOORING. COMMENCEMENT OF INSTALLATION WILL BE DEEMED ACCEPTANCE OF CONDITIONS BEING SUITABLE FOR APPLICATION OF THE FLOORING PRODUCT.

.6 PREPARATION
.1 GENERAL: PREPARE AND CLEAN SUBSTRATES ACCORDING TO RESINOUS FLOORING MANUFACTURER'S WRITTEN INSTRUCTIONS FOR SUBSTRATE INDICATED. PROVIDE CLEAN AND DRY SUBSTRATE FOR RESINOUS FLOORING APPLICATION.

.2 CONCRETE SUBSTRATES: PROVIDE SOUND CONCRETE SURFACES FREE OF LAITANCE, GLAZE, EFFLORESCENCE, CURING COMPOUNDS, FORM-RELEASE AGENTS, DUST, DIRT, GREASE, OIL, AND OTHER CONTAMINANTS INCOMPATIBLE WITH RESINOUS FLOORING.

.3 MECHANICALLY PREPARE SUBSTRATES AS FOLLOWS:
.1 SHOT-BLAST SURFACES WITH AN APPARATUS THAT ABRADES THE CONCRETE SURFACE, CONTAINS THE DISPENSED SHOT WITHIN THE APPARATUS, AND RECIRCULATES THE SHOT BY VACUUM PICKUP OR DIAMOND GRIND WITH A DUST-FREE SYSTEM.

.4 REPAIR DAMAGED AND DETERIORATED CONCRETE ACCORDING TO RESINOUS FLOORING MANUFACTURER'S WRITTEN RECOMMENDATIONS.

.5 VERIFY THAT CONCRETE SUBSTRATES MEET THE FOLLOWING REQUIREMENTS.
.1 PERFORM IN SITU PROBE TEST, ASTM F 2170. PROCEED WITH APPLICATION ONLY AFTER SUBSTRATES DO NOT EXCEED A MAXIMUM POTENTIAL EQUILIBRIUM RELATIVE HUMIDITY OF 85 PERCENT.
.2 PERFORM ANHYDROUS CALCIUM CHLORIDE TEST, ASTM F 1869. PROCEED WITH APPLICATION ONLY AFTER SUBSTRATES HAVE MAXIMUM MOISTURE-VAPOR-EMISSION RATE OF 6 LB OF WATER/1000 SQ. FT. OF SLAB IN 24 HOURS.

.6 USE PATCHING AND FILL MATERIAL TO FILL HOLES AND DEPRESSIONS IN SUBSTRATES ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS.

.7 BUILD UP MINIMUM 20MM (3/4") SLOPING MORTAR TO SLOPE TO DRAIN IN SHOWER. BUILD HIGH RIDGE ALONG EDGE OF SHOWER AND SLOPE DOWN BOTH SIDES.

.8 REMOVE CONCRETE AT TRANSITIONS AS REQUIRED TO CREATE A FLUSH TRANSITION AND MAINTAIN MINIMUM PRODUCT THICKNESS WHERE EPOXY MEETS ADJACENT FLOORING FINISHES.

.9 TREAT CONTROL JOINTS AND OTHER NONMOVING SUBSTRATE CRACKS TO PREVENT CRACKS FROM REFLECTING THROUGH RESINOUS FLOORING ACCORDING TO MANUFACTURER'S WRITTEN RECOMMENDATIONS. ALLOWANCES SHOULD BE INCLUDED FOR STONFLEX MP7 JOINT FILL MATERIAL, AND CT5 CONCRETE CRACK TREATMENT.

.7 APPLICATION
.1 MIX AND APPLY COMPONENTS OF RESINOUS FLOORING SYSTEM ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS TO PRODUCE A UNIFORM, MONOLITHIC WEARING SURFACE OF THICKNESS INDICATED.

.2 COORDINATE APPLICATION OF COMPONENTS TO PROVIDE OPTIMUM ADHESION OF RESINOUS FLOORING SYSTEM TO SUBSTRATE, AND OPTIMUM INTERCOAT ADHESION.

.3 CURE WATERPROOFING AND RESINOUS FLOORING COMPONENTS ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS. PREVENT CONTAMINATION DURING APPLICATION AND CURING PROCESSES.

.4 AT SUBSTRATE EXPANSION AND ISOLATION JOINTS, PROVIDE JOINT IN RESINOUS FLOORING TO COMPLY WITH RESINOUS FLOORING MANUFACTURER'S WRITTEN RECOMMENDATIONS.
.1 APPLY JOINT SEALANT TO COMPLY WITH MANUFACTURER'S WRITTEN RECOMMENDATIONS.

.5 APPLY PRIMER OVER ENTIRE SUBSTRATE PRIOR TO APPLICATION OF WATERPROOFING.

.6 WATERPROOFING
.1 APPLY WATERPROOFING WITH 30MIL NOTCHED SQUEEGEE. BACKROLL WITH A SPIKED ROLLER TO AID IN AIR RELEASE.

.7 SLOPING MORTAR
.1 WHERE REQUIRED BY RESINOUS FLOORING MANUFACTURER, APPLY PRIMER OVER SLOPING MORTAR PRIOR TO INSTALLATION OF MORTAR BASE.
.2 APPLY PRODUCT TO ACHIEVE MIN 2% SLOPE TO DRAIN WITHIN SHOWER STALL AND TO BUILD RIDGE ALONG FRONT FACE OF SHOWER. SEE DWGS

.8 INTEGRAL COVE BASE:
.1 STONSHIELD COVE MORTAR

.2 APPLY COVE BASE MIX TO WALL SURFACES BEFORE APPLYING FLOORING. APPLY ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS AND DETAILS INCLUDING THOSE FOR TAPING, MIXING, PRIMING, TROWELING, SANDING, AND TOPCOATING OF COVE BASE.

.3 ROUND INTERNAL AND EXTERNAL CORNERS.

.4 INTEGRAL COVE BASE: 6" INCHES HIGH WITH ADDIITONAL 4" HIGH TAPERED PORTION AT LOCATIONS TO BE OVERLAPPED WITH SHEET WALL PROTECTION.

.9 TROWELED MORTAR:
.1 APPLY ONLY AFTER PERIOD RECOMMENDED BY MANUFACTURER FOLLOWING INSTALLATION OF WATERPROOFING AND SLOPING MORTAR.

.2 MIX MORTAR MATERIAL ACCORDING TO MANUFACTURER'S RECOMMENDED PROCEDURES.

.3 UNIFORMLY SPREAD MORTAR OVER SUBSTRATE TO THICKNESS INDICATED. HAND TROWEL APPLY MIXED MATERIAL INTO WET PRIMER USING STEEL FINISHING TROWELS OR POWER TROWEL MATERIAL. WHEN CURED,

.4 SAND TO REMOVE TROWEL MARKS AND ROUGHNESS.

.10 UNDERCOAT:
.1 REMOVE ANY SURFACE IRREGULARITIES BY LIGHTLY ABRADING AND VACUUMING THE FLOOR SURFACE. MIX AND APPLY UNDERCOAT WITH STRICT ADHERENCE TO MANUFACTURER'S INSTALLATION PROCEDURES AND COVERAGE RATES..

.11 BROADCAST:
.1 IMMEDIATELY BROADCAST QUARTZ SILICA AGGREGATE INTO THE UNDERCOAT USING MANUFACTURER'S SPECIALLY DESIGNED SPRAY CASTER. STRICT ADHERENCE TO MANUFACTURER'S INSTALLATION PROCEDURES AND COVERAGE RATES IS IMPERATIVE.

.12 TOPCOAT:
.1 APPLY TOPCOAT(S) IN NUMBER OF COATS INDICATED FOR FLOORING SYSTEM AND AT SPREADING RATES RECOMMENDED IN WRITING BY MANUFACTURER.

.8 TERMINATIONS
.1 CHASE EDGES TO "LOCK" THE FLOORING SYSTEM INTO THE CONCRETE SUBSTRATE ALONG LINES OF TERMINATION.

.2 PENETRATION TREATMENT: LAP AND SEAL COATING ONTO THE PERIMETER OF THE PENETRATING ITEM BY BRIDGING OVER COMPATIBLE ELASTOMER AT THE INTERFACE TO COMPENSATE FOR POSSIBLE MOVEMENT.

.3 TRENCHES: CONTINUE FLOORING SYSTEM INTO TRENCHES TO MAINTAIN MONOLITHIC PROTECTION. TREAT COLD JOINTS TO ASSURE BRIDGING OF POTENTIAL CRACKS.

.4 TREAT FLOOR DRAINS BY CHASING THE FLOORING SYSTEM TO LOCK IN PLACE AT POINT OF TERMINATION.

.9 JOINTS AND CRACKS
.1 TREAT CONTROL JOINTS AND TO MAINTAIN MONOLITHIC PROTECTION.

.2 TREAT COLD JOINTS AND CONSTRUCTION JOINTS TO BRIDGE POTENTIAL CRACKS AND TO MAINTAIN MONOLITHIC PROTECTION ON HORIZONTAL AND VERTICAL SURFACES AS WELL AS HORIZONTAL AND VERTICAL INTERFACES.

.3 VERTICAL AND HORIZONTAL CONTRACTION AND EXPANSION JOINTS ARE TREATED BY INSTALLING BACKER ROD AND COMPATIBLE SEALANT AFTER COATING INSTALLATION IS COMPLETED. PROVIDE SEALANT TYPE RECOMMENDED BY MANUFACTURER FOR TRAFFIC CONDITIONS AND CHEMICAL EXPOSURES TO BE ENCOUNTERED.

.10 FIELD QUALITY CONTROL
.1 HAVE MANUFACTURER FIELD TECHNICAL SERVICE REPRESENTATIVE REVIEW THE INSTALLATION AS FOLLOWS:
.1 EXAMINATION OF SITE CONDITIONS AT START OF WORK. REVIEW INSTALLATION PROCEDURES WITH CONTRACTOR AND INSTALLER.
.2 UPON COMPLETION. PROVIDE REPORT IDENTIFYING ACCEPTABILITY OF INSTALLATION AND REMEDIAL WORK NEEDED TO CONSULTANT FOR REVIEW.

.11 CLEANING, PROTECTING, AND CURING
.1 CURE RESINOUS FLOORING MATERIALS IN COMPLIANCE WITH MANUFACTURER'S DIRECTIONS, TAKING CARE TO PREVENT CONTAMINATION DURING STAGES OF APPLICATION AND PRIOR TO COMPLETION OF CURING PROCESS. CLOSE AREA OF APPLICATION FOR A MINIMUM OF 24 HOURS.

.2 PROTECT RESINOUS FLOORING MATERIALS FROM DAMAGE AND WEAR DURING CONSTRUCTION OPERATION. WHERE TEMPORARY COVERING IS REQUIRED FOR THIS PURPOSE, COMPLY WITH MANUFACTURER'S RECOMMENDATIONS FOR PROTECTIVE MATERIALS AND METHOD OF APPLICATION. GENERAL CONTRACTOR IS RESPONSIBLE FOR PROTECTION.

.3 CLEANING: REMOVE TEMPORARY COVERING AND CLEAN RESINOUS FLOORING JUST PRIOR TO FINAL INSPECTION. USE CLEANING MATERIALS AND PROCEDURES RECOMMENDED BY RESINOUS FLOORING MANUFACTURER. GENERAL CONTRACTOR IS RESPONSIBLE FOR CLEANING PRIOR TO INSPECTION.

.12 COATING SCHEDULE
.1 PATIENT ASSISTED SHOWER ROOM .

9.5 PAINTING
.1 QUALITY STANDARD AND ASSURANCE:
.1 CARRYOUT THE WORK OF THIS SECTION IN ACCORDANCE WITH THE FOLLOWING STANDARD EXCEPT WHERE GREATER REQUIREMENTS ARE SPECIFIED IN THE DRAWINGS:
.1 PDCA PAINTING DECORATING CONTRACTORS OF AMERICA/ MPI -THE MASTERS PAINTER INSTITUTE - ARCHITECTURAL PAINTING SPECIFICATION MANUAL - CURRENT EDITION

.2 USE ONLY COATING AND FINISHING SYSTEMS LISTED IN ABOVE REFERENCED SPECIFICATION MANUAL.

.3 USE ONLY TRAINED, QUALIFIED AND EXPERIENCED APPLICATORS WITH MINIMUM 5 YEARS.

.2 ACCEPTABLE MANUFACTURERS:
.1 BENJAMIN MOORE, SHERVIN WILLIAMS OR DULUX

.3 ACCEPTABLE PRODUCTS:

.1 WALL, DOOR AND FRAME SURFACES DESIGNATED TO RECEIVE PAINT FINISH,
.1 ACCEPTABLE PRODUCTS:
.1 BENJAMIN MOORE ULTRA SPEC SCUFF-X
.2 SHERWIN WILLIAMS PROMAR 200 HP
.3 DULUX ANTI SCUFF

.2 PAINT PRODUCT TO BE USED FOR ALL OTHER SURFACES SHALL BE SELECTED FROM TOP OF LINE PRODUCTS LISTED IN MPI SPECIFICATION MANUAL. PRODUCTS NOT LISTED WILL NOT BE ACCEPTED FOR USE.
.3 ONLY MPI ENVIRONMENTALLY FRIENDLY PAINT WILL BE ACCEPTABLE FOR USE. PAINT AND FINISHING MATERIALS SHALL BE LOW VOC ONLY WITH A VOC E RATING OF **E3**, WHERE A PRODUCT WITH E3 RATING FOR A COATING IS NOT AVAILABLE, USE THE LOWEST VOC AVAILABLE FOR THE COATING.

.4 ALL PAINT SYSTEM SHALL BE PRODUCT OF A SINGLE MANUFACTURER EXCEPT FOR SPECIALTY COATINGS.

.4 SUBMITTALS
.1 SUBMIT DRAW DOWN SAMPLES OF EACH COLOUR
.2 SUBMIT PRODUCT CUT SHEET COMPLETE WITH VOC E RATING

.5 SCHEDULE OF ITEMS TO BE PAINTED AND COLOURS
.1 PREPARE SURFACE AND PAINT THE FOLLOWING WITHIN THE ARCHITECTURAL AREA OF WORK.
.1 PATIENT ASSISTED SHOWER ROOM
.1 ALL EXISTING AND NEW WALLS, BULKHEADS, AND CEILINGS EXPOSED TO VIEW.
.2 ALL WALL, BULKHEADS AND CEILING SURFACES OUTSIDE OF THIS ROOM AFFECTED BY THE WORK

.2 BARRIER FREE WASHROOM 618:
.1 ALL NEW, EXISTING AND REPAIRED GYPSUM BD CEILING AND BULKHEAD SURFACES.

.3 DOORS – PAITIENT ASSISTED SHOWER ROOM AND BARRIER FREE WASHROOM:
.1 ALL NEW AND EXISTING DOORS AND FRAMES (BOTH SIDES) WITHIN AREAS OF WORK INCLUDING ALONG PERIMETER OF THE BAR SIMILATION ROOM (FIVE TOTAL)

.4 STEEL CEILING GRILLES AND SUPPLY DIFFUSERS

.5 ALL SURFACES DISRUPTED AND REPAIRED IN THE PROCESS OF INSTALLING FIRE ALARM WORK AND OTHER NEW BUILDING SYSTEMS AND COMPONENTS.

.6 ALL SURFACE MOUNTED CONDUITS ASSOCIATED WITH FIRE ALARM WORK.

.7 ALL OTHER SURFACES IDENTIFIED IN DRAWINGS

.2 REFER TO DRAWINGS FOR COLOURS

.3 SHEEN
.1 MPI GLOSS SHEEN RATING FOR PAINTED SURFACES AS FOLLOWS UNLESS NOTED IN DRAWINGS AND SCHEDULES OTHERWISE:

.1 WALLS: G3 EGGSHELL
.2 CEILING: G1 FLAT
.3 DOORS AND FRAMES: G4 SATIN
.4 METAL BAFFLES: G4 SATIN

.6 EXAMINATION
.1 THE CONDITION AND PREPARATION REQUIREMENTS FOR ALL SURFACES SHALL BE IN ACCORDANCE WITH MPI PAINTING MANUAL REQUIREMENTS.

.2 VERIFY THAT SUBSTRATE CONDITIONS ARE READY TO RECEIVE WORK AS INSTRUCTED BY THE PRODUCT MANUFACTURER.

.3 EXAMINE SURFACES SCHEDULED TO BE FINISHED PRIOR TO COMMENCEMENT OF WORK.

.4 REPORT ANY CONDITION THAT MAY POTENTIALLY AFFECT PROPER APPLICATION.

.5 COMMENCEMENT OF WORK OF THIS SECTION WILL SIGNIFY ACCEPTANCE THAT THE SUBSTRATE IS SUITABLE TO RECEIVE THE COATING SPECIFIED.

.6 TEST SHOP APPLIED PRIMER FOR COMPATIBILITY WITH SUBSEQUENT COVER MATERIALS.

.7 MEASURE MOISTURE CONTENT OF SURFACES USING AN ELECTRONIC MOISTURE METER. DO NOT APPLY FINISHES UNLESS MOISTURE CONTENT OF SURFACES ARE BELOW THE FOLLOWING MAXIMUMS:

.8 PLASTER AND GYPSUM WALLBOARD: 12%.

.9 MASONRY, CONCRETE, AND CONCRETE UNIT MASONRY: 12%.

.10 INTERIOR WOOD: 15%.

.11 EXTERIOR WOOD: 15%.

.12 CONCRETE FLOORS: 5% OR AS REQUIRED BY PAINT MANUFACTURER.

.7 PREPARATION AND APPLICATION
.1 PREPARE SURFACES TO RECEIVE PAINT AND COATINGS PER MPI SPECIFICATION MANUAL.

.2 ALL WALLS, DOORS, FRAMES AND WOODWORK SHALL BE FREE FROM DEFECTS AND BE FILLED AND SANDED SMOOTH PRIOR TO RECEIVING PAINTED AND/OR TRANSPARENT FINISHES. NEW WORK SHALL BE PRIMED AND SHALL BE PAINTED WITH NOT LESS THAN TWO FINISH COATS. PREVIOUSLY FINISHED WORK SHALL RECEIVE NOT LESS THAN TWO FINISH COATS. MAIN AND CROSS TEES TO BE INSTALLED 4' ON CENTRE.

.3 THE PAINTING CONTRACTOR SHALL EXAMINE ALL WALL SURFACES AND PROVIDE NECESSARY TOUCH-UP PATCHING AND/OR PAINTING UPON COMPLETION OF WORK BY ALL TRADES.

.8 COATING SCHEDULE - INTERIOR SURFACES

.1 PLASTIC LAMINATE FACED MILLWORK PER COATING MANUFACTURER'S INSTRUCTIONS
.1 ONE (1) COAT OF BONDING PRIMER
.2 TWO (2) CABINET COATS

.2 CONCRETE BLOCK PREVIOUSLY PAINTED: INT 4.2A

.1 ONE (1) COAT OF PRIMER SEALER LATEX.
.2 ONE (1) COAT OF LATEX, MPI GLOSS LEVEL G4 – SATIN CLOTH.

.3 STEEL – GALVANIZED (DOORS, FRAMES - NEW: INT 5.3A

.1 ONE (1) COAT GALVANIZE PRIMER.
.2 TWO (2) COATS OF LATEX ENAMEL, MPI GLOSS LEVEL G5 – SEMI-GLOSS.

.4 STEEL – GALVANIZED (DOORS, FRAMES – PREVIOUSLY PAINTED: INT 5.3A

.1 TWO (2) COATS OF LATEX ENAMEL, MPI GLOSS LEVEL G5 – SEMI-GLOSS.

.5 PLASTER, GYPSUM BOARD – NEW: INT 9.2A

.1 ONE (1) COAT PRIMER SEALER.
.2 TWO (2) COATS LATEX ENAMEL, MPI GLOSS LEVEL G3 – EGGSHELL

.6 PLASTER, GYPSUM BOARD – PREVIOUSLY PAINTED: INT 9.2A

.1 ONE (1) COAT LATEX PRIMER SEALER.
.2 ONE (1) COAT LATEX ENAMEL, MPI GLOSS LEVEL G3 – EGGSHELL

DIVISION 10 - SPECIALITIES

10.1 SEAMLESS SHEET WALL PROTECTION AND CORNER GUARDS
.1 PROVIDE SEAMLESS SHEET WALL PROTECTION IN PATIENT ASSISTED SHOWER ROOM.

.2 PROVIDE STAINLESS STEEL CORNER GUARD IN SHOWER AT LOCATION INDICATED.

.3 SUBMITTALS: REFER TO DIVISION 1 ITEM 1.38

.4 QUALITY ASSURANCE: INSTALLERS SHALL HAVE ATTENDED MANUFACTURER'S INSTALLATION TRAINING CLINIC.

.5 WARRANT WORK OF THIS SECTION FROM DELAMINATION, CRACKING, OR BUCKLING FOR A PERIOD OF 2 YEARS. REPAIR SUCH DEFICIENCIES IDENTIFIED DURING THE WARRANTY PERIOD INCLUDING PROVISION OF ALL MATERIAL, LABOUR, AND INSPECTIONS AT NO COST TO THE OWNER.

.6 PRODUCTS:
.1 EXTRUDED SEMI-RIGID, HIGH IMPACT, LIGHTLY TEXTURED, HEAT FORMABLE WALL SYSTEM, FULLY HEAT WELDED SEAMLESS PANEL. MATERIAL OF LOW VOC VIRGIN PVCU WITH A TIGHT MOLECULAR STRUCTURE AND INCORPORATED UV STABILIZERS.

.2 ACCEPTABLE PRODUCTS:
.1 ALTRO WHITEROCK MATTE
.2 THICKNESS: 2.5MM.
.3 SHEET SIZE: 4' (1.22M) WIDE PANELS X 9'10" (3.0M) LONG.
.4 BUTT JOINT INNER CORNERS, THERMAL FORM OUTER CORNERS
.5 PRIMERS, ADHESIVES, AND ACCESSORIES – ALTRO WHITEROCK SHEET WALL PROTECTION SHALL BE FURNISHED AS A COMPLETE PACKAGED SYSTEM FROM THE MANUFACTURER, CONTAINING ALL PRIMERS, ADHESIVES, TAPES, CUT-TILE TRANSITION STRIPS, VINYL BACKER, COLOUR MATCHING VINYL WELD RODS, COLOUR MATCHING SEALANT.
.6 ALL PRODUCTS BY SHEET WALL PROTECTION MANUFACTURER. NO THIRD PARTY PRODUCTS PERMITTED UNLESS ACCEPTED IN WRITING BY SHEET WALL PROTECTION MANUFACTURER.
.7 PRIMER AND ADHESIVE MATERIALS SHALL BE WATER BASED AND NON-HAZARDOUS.
.8 FULL HEIGHT APPLICATION.
.9 REFER TO FINISH SCHEDULE, PLANS, AND ELEVATIONS FOR LOCATION OF EACH WR TYPE.
.10 ALLOW FOR PRINTING OF 3 DIFFERENT ARTWORK IMAGES ONTO ALTRO WHITEROCK DIGICLAD. ARTWORK FILES WILL BE SUPPLIED BY OWNER.

.11 SUBSTRATE PRIMER AS RECOMMENDED BY SHEET WALL PROTECTION MANUFACTURER

.3 CORNER GUARD: 50MM X50MM X 1.5MM THICK 304 STAINLESS STEEL WITH ADHESIVE TAPE BACKING AND 11 DEGREE TAPERED EDGES .
.1 LENGTH: CUT TO FIT FOR FULL HEIGHT APPLICATION
.

.7 EXAMINATION AND PREPARATION
.1 VERIFY SUBSTRATE IS SOLID, SMOOTH, LEVEL, PLUMB AND WITHOUT PROJECTIONS, DIVOTS AND OTHER DEFECTS WHICH PREVENT FULL ADHESION, REDUCE BOND STRENGTH, OR WILL TELEGRAPH THOUGH THE PANEL. REMOVE ALL HIGH POINTS AND FILL IN LOW. VERIFY THERE ARE NO IRREGULARITIES IN THE SUBSTRATE ESPECIALLY IN CORNERS, WINDOW, AND DOOR FRAMES THAT WOULD PREVENT THE PANELS FROM LYING FLAT TO THE SUBSTRATE.

.2 GYPSUM BOARD WALL SURFACE TO BE PAINT READY, CLEANED, AND DUST FREE.

.3 PRIME OR PAINT WALL SURFACES PRIOR TO INSTALLATION OF SHEET WALL PROTECTION. CONFIRM WITH SHEET WALL PROTECTION MANUFACTURER THE DURATION OF THE CURE PERIOD FOR NEWLY PRIMED OR PAINTED WALL SURFACES BEFORE SHEET PROTECTION CAN BE INSTALLED.

.4 COMPLETE PAINTING OF SURFACES THAT COMES IN CONTACT WITH SHEET WALL PROTECTION PRIOR TO INSTALLATION OF SHEET WALL PROTECTION.

.5 DOOR AND SCREEN FRAMES MUST BE IN PLACE PRIOR TO INSTALLATION OF SHEET WALL PROTECTION. RECTIFY SUBSTRATE DEFICIENCIES PRIOR TO INSTALLATION. COMMENCEMENT OF INSTALLATION WORK DENOTES ACCEPTANCE OF SUBSTRATE CONDITIONS.

.8 INSTALLATION
.1 INSTALL WALL PROTECTION IN ACCORDANCE WITH MANUFACTURER'S LATEST INSTRUCTIONS

.2 ALL JOINTS MUST BE JOINED BY MANUFACTURER'S APPROVED DETAILS.

.3 INSTALL WALL PANELS IN LARGEST PIECE POSSIBLE. MINIMIZE SPLICING AND JOINTS.

.4 INSTALL WALL PANEL TO UNDERSIDE OF CEILINGS.

.5 OVERLAP WALL PANEL 4" (100MM) OVER TAPERED RESILIENT FLOORING WALL BASE. SEE DWG.

.6 APPLY SUFFICIENT SEALANT (OR TAPE IF RECOMMENDED BY MANUFACTURER) TO BACK OF PANEL AT BASE OVERLAP WITH RESILIENT FLOORING. APPLY CONTINUOUS BEAD OF SEALANT ALONG EXPOSED BOTTOM EDGE OF PANEL.

.7 BUTT JOINT WALL PANELS AT VERTICAL INSIDE CORNERS AND **THERMO FORM OUTSIDE CORNERS**.

.8 ACCURATELY MAKE CUTOUTS IN PANELS TO ACCOMMODATE WALL PROJECTS AND OUTLETS. LEAVE GAP FOR EXPANSION AS RECOMMENDED BY MANUFACTURER.

.9 LEAVE GAPS AT PANEL JOINTS AND TOP OF ALL PANELS TO MANUFACTURER'S INSTRUCTIONS.

.10 DRY FIT PANEL FOR FIT PRIOR TO APPLYING ADHESIVES. APPLY ADHESIVES USING 5MMX5MM NOTCHED TROWEL ON BACK SIDE OF SHEET. SPREAD TO ACHIEVE 100% COVERAGE EXCEPT WHERE SETBACK FROM EDGES IS REQUIRED BY PANEL MANUFACTURER. REFER TO MANUFACTURER'S INSTRUCTIONS. APPLY ADHESIVE IN PATTERN AND FULLY TO BACK OF PANEL MATERIAL OR WALL SURFACE AS REQUIRED BY SHEET WALL PROTECTION MANUFACTURER.

.11 FULLY ROLL PANELS RIGHT UP TO THE EDGE TO ENSURE GOOD TRANSFER OF THE ADHESIVE.

.12 WIDTH OF HEAT WELDED JOINTS TO DIMENSION INDICATED IN MANUFACTURER'S INSTRUCTION. CLEAN JOINTS WITH CLEANER PRIMER BEFORE HEAT WELDING.

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1	ISSUED FOR TENDER & BLDG PERMIT APPLICATION	2026-07-21

Client:
St. Joseph's Health Centre Unity Health Toronto

Project Title:
CEDARBROOK LODGE PROPOSED MODIFICATIONS
5TH AND AND 6TH FLOOR

Sheet Title:
ARCHITECTURAL SPECIFICATIONS

Project North

Stamp: ONTARIO ASSOCIATION OF ARCHITECTS — HEIDI HANSON LICENCE 4722

Date: DY MM YR
Project No.: 26-10
Scale: AS NOTED
Drawn: AY
Checked: WJ

Drawing Number:
SP-006

.13 INSTALL CORNER GUARD OVER WALL PANEL WHERE INDICATED ON DWG.

.14 APPLY CONTINUOUS BEAD OF SEALANT AT FOLLOWING LOCATIONS:
- .1 INTERIOR CORNER OF SHEET WALL PROTECTION
- .2 CORNER GUARDS AND SHEET WALL PROTECTION
- .3 ALONG EXPOSED BOTTOM EDGE OF SHEET WALL PROTECTION AND FLOOR COVER BASE

.15 CLEANING AND PROTECTION
- .1 GENERAL: IMMEDIATELY UPON COMPLETION OF INSTALLATION, CLEAN COVERS AND ACCESSORIES IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDED CLEANING METHOD.
- .2 REMOVE SURPLUS MATERIALS, RUBBISH AND DEBRIS RESULTING FROM INSTALLATION AS WORK PROGRESSES AND UPON COMPLETION OF WORK.
- .3 CLEAN SURFACE WITH DILUTED SOAP/ DETERGENT SOLUTION RECOMMENDED BY PRODUCT MANUFACTURER.
- .4 PROTECT INSTALLED MATERIALS TO PREVENT DAMAGE BY OTHER TRADES. USE MATERIALS THAT MAY BE EASILY REMOVED WITHOUT LEAVING RESIDUE OR PERMANENT STAINS.

10.2 WASHROOM ACCESSORIES

.1 PROVIDE WASHROOM ACCESSORIES IN PATIENT ASSISTED SHOWER ROOM AND BARRIER FREE WASHROOM 618 AS INDICATED IN DRAWINGS

.2 RELATED SECTION
- .1 REFER TO DIVISION 6 – WOODWORK FOR BLOCKING REQUIREMENTS TO MOUNT WASHROOM ACCESSORIES

.3 REFERENCES
- .1 ASTM A123/A123M-09 - STANDARD SPECIFICATION FOR ZINC (HOT-DIP GALVANIZED) COATINGS ON IRON AND STEEL PRODUCTS.
- .2 ASTM A167-99 (2009) - STANDARD SPECIFICATION FOR STAINLESS AND HEAT-RESISTING CHROMIUM-NICKEL STEEL PLATE, SHEET, AND STRIP.
- .3 ASTM A269-10 - STANDARD SPECIFICATION FOR SEAMLESS AND WELDED AUSTENITIC STAINLESS STEEL TUBING FOR GENERAL SERVICE.
- .4 ASTM A1008/A1008M-10 - STANDARD SPECIFICATION FOR STEEL, SHEET, COLD-ROLLED, CARBON, STRUCTURAL, HIGH-STRENGTH LOW-ALLOY, HIGH-STRENGTH LOW-ALLOY WITH IMPROVED FORMABILITY, SOLUTION HARDENED, AND BAKE HARDENABLE.
- .5 ASTM B456-11 - STANDARD SPECIFICATION FOR ELECTRODEPOSITED COATINGS OF COPPER PLUS NICKEL PLUS CHROMIUM AND NICKEL PLUS CHROMIUM.

.4 SUBMITTAL
- .1 SUBMIT PRODUCT CUT SHEETS FOR ALL SPECIFIED PRODUCTS. DO NOT ORDER UNTIL REVIEWED BY *CONSULTANT* AND *OWNER*.

.5 PRODUCTS
- .1 MATERIALS
  - .1 SHEET STEEL: ASTM A1008/A1008M.
  - .2 STAINLESS STEEL SHEET: ASTM A167, TYPE 304.
  - .3 TUBING: ASTM A269, STAINLESS STEEL.
  - .4 PLASTIC LAMINATE: NEMA LD-3, GENERAL PURPOSE TYPE; 3.2 MM (0.125 INCH) THICK.
  - .5 ADHESIVE: TWO COMPONENT EPOXY TYPE, WATERPROOF.
  - .6 FASTENERS, SCREWS, AND BOLTS: HOT DIP GALVANIZED, STAINLESS STEEL WHERE EXPOSED TO VIEW TAMPER-PROOF, AND SECURITY TYPE. PAINT FINISHED TO MATCH COLOUR AND FINISH TYPE OF ADJACENT WASHROOM ACCESSORY.
  - .7 EXPANSION SHIELDS: FIBRE, LEAD, OR RUBBER AS RECOMMENDED BY ACCESSORY MANUFACTURER FOR COMPONENT AND SUBSTRATE.
- .2 PRODUCTS
  - .1 REFER TO DRAWINGS AND WC ACCESSORIES SCHEDULE

.6 FABRICATION
- .1 WELD AND GRIND JOINTS OF FABRICATED COMPONENTS, SMOOTH.
- .2 FORM EXPOSED SURFACES FROM SINGLE SHEET OF STOCK, FREE OF JOINTS. FORM SURFACES FLAT WITHOUT DISTORTION. MAINTAIN SURFACES WITHOUT SCRATCHES OR DENTS.
- .3 GRAB BARS
  - .1 FABRICATE GRAB BARS OF TUBING, FREE OF
  - .2 VISIBLE JOINTS, RETURN TO WALL WITH END ATTACHMENT FLANGES.
  - .3 38MM (1 ½") OUTSIDE DIAMETER,
  - .4 38MM TO 50MM CLEARANCE FROM FACE OF WALL TO INSIDE FACE OF BAR
  - .5 KNURL GRIP SURFACES
  - .6 LENGTHS AS INDICATED ON DRAWINGS.
- .4 SHOP ASSEMBLE COMPONENTS AND PACKAGE COMPLETE WITH ANCHORS AND FITTINGS.
- .5 PROVIDE STEEL ANCHOR PLATES, ADAPTERS, AND ANCHOR COMPONENTS FOR INSTALLATION.

.7 FINISHES
- .1 STAINLESS STEEL: NO. 4 SATIN FINISH UNLESS NOTED ON DWG OTHERWISE

.8 INSTALLATION
- .1 DELIVER INSERTS AND ROUGH-IN FRAMES TO SITE FOR TIMELY INSTALLATION
- .2 INSTALL AT LOCATIONS INDICATED
- .3 VERIFY BLOCKING HAS BEEN INSTALLED IN WALL FOR ALL GRAB BARS, AND SHELVING.
- .4 INSTALL IN ACCESSORIES IN ACCORDANCE WITH PRODUCT SUPPLIER. MOUNT ALL WASHROOM ACCESSOIRES IN STRICT ACCORDANCE WITH DIMENSIONS INDICATED IN DWGS.
- **.5 SEEK INSTRUCTIONS FROM *CONSULTANT* WHERE DIMENSIONS HAVE NOT BEEN INDICATED IN DWGS TO GUIDE INSTALLATION. *CONTRACTOR* SHALL BE RESPONSIBLE TO RELOCATE WC ACCESSORIES MOUNTED IN AN INCORRECT POSITION AND REPAIR ASSOCITED WALL FINISHES AS A RESULT OF FAILING TO CONSULT WITH *CONSULTANT* FOR POSITIONING OF WC ACCESSORIES.**

DIVISION 11 - EQUIPMENT

11.1 (NOT APPLICABLE).

DIVISION 12 - FURNISHINGS

12.1 (NOT APPLICABLE)

DIVISION 13 - SPECIAL CONSTRUCTION

13.1 (NOT APPLICABLE)

DIVISION 14 - CONVEYING SYSTEM

14.1 (NOT APPLICABLE)

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