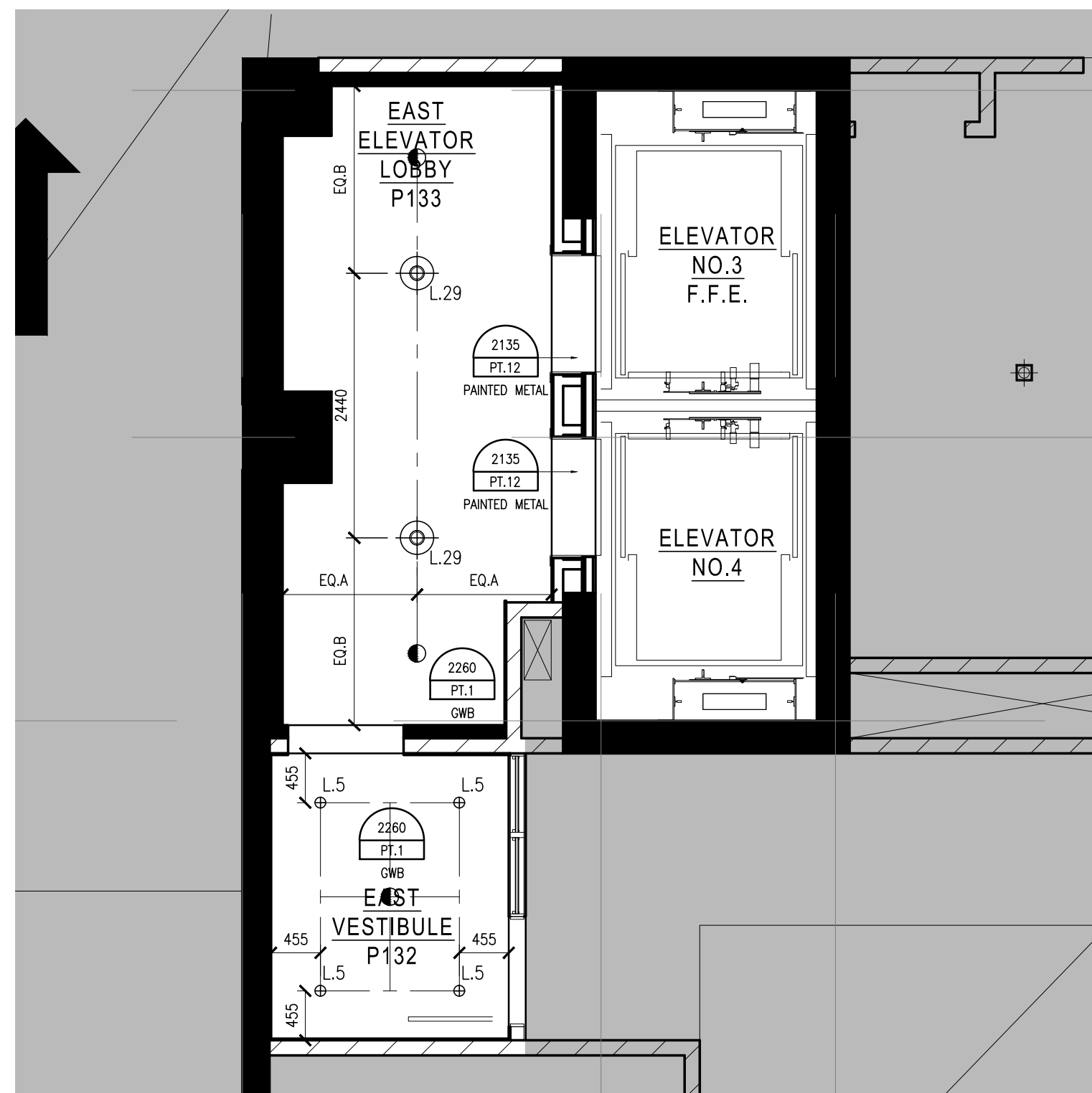
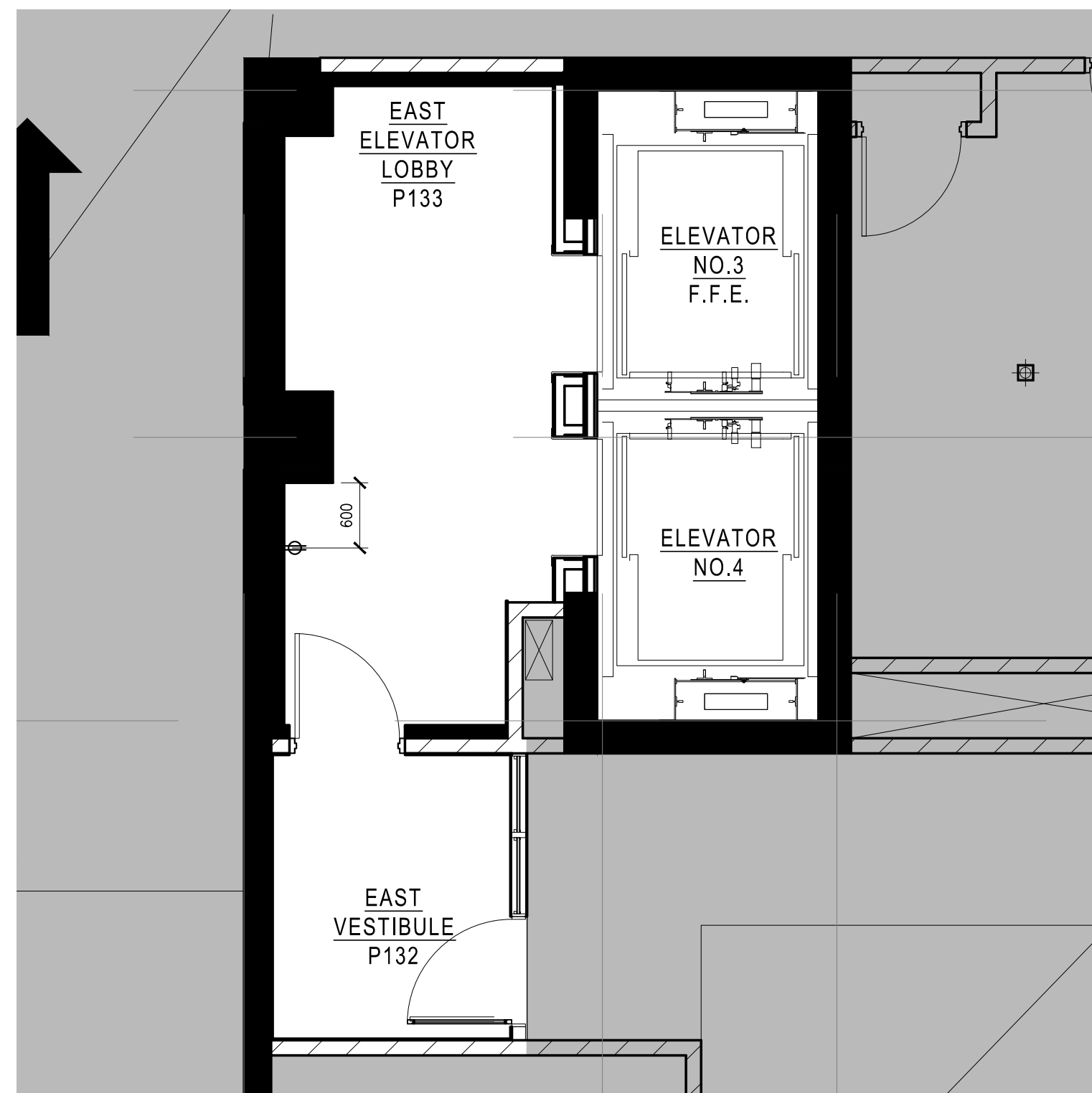


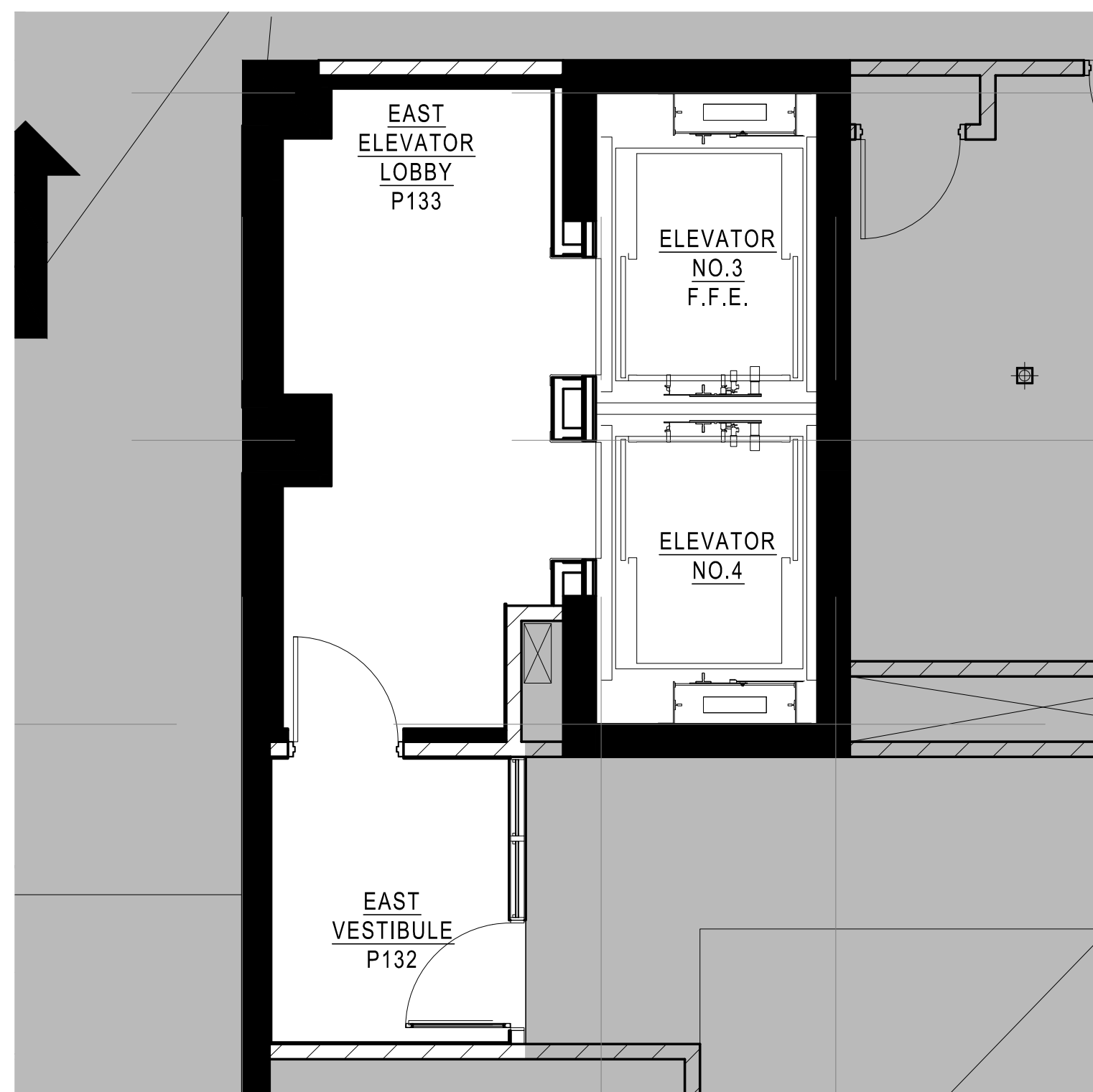
1 CONSTRUCTION PLAN  
SCALE: 1:50



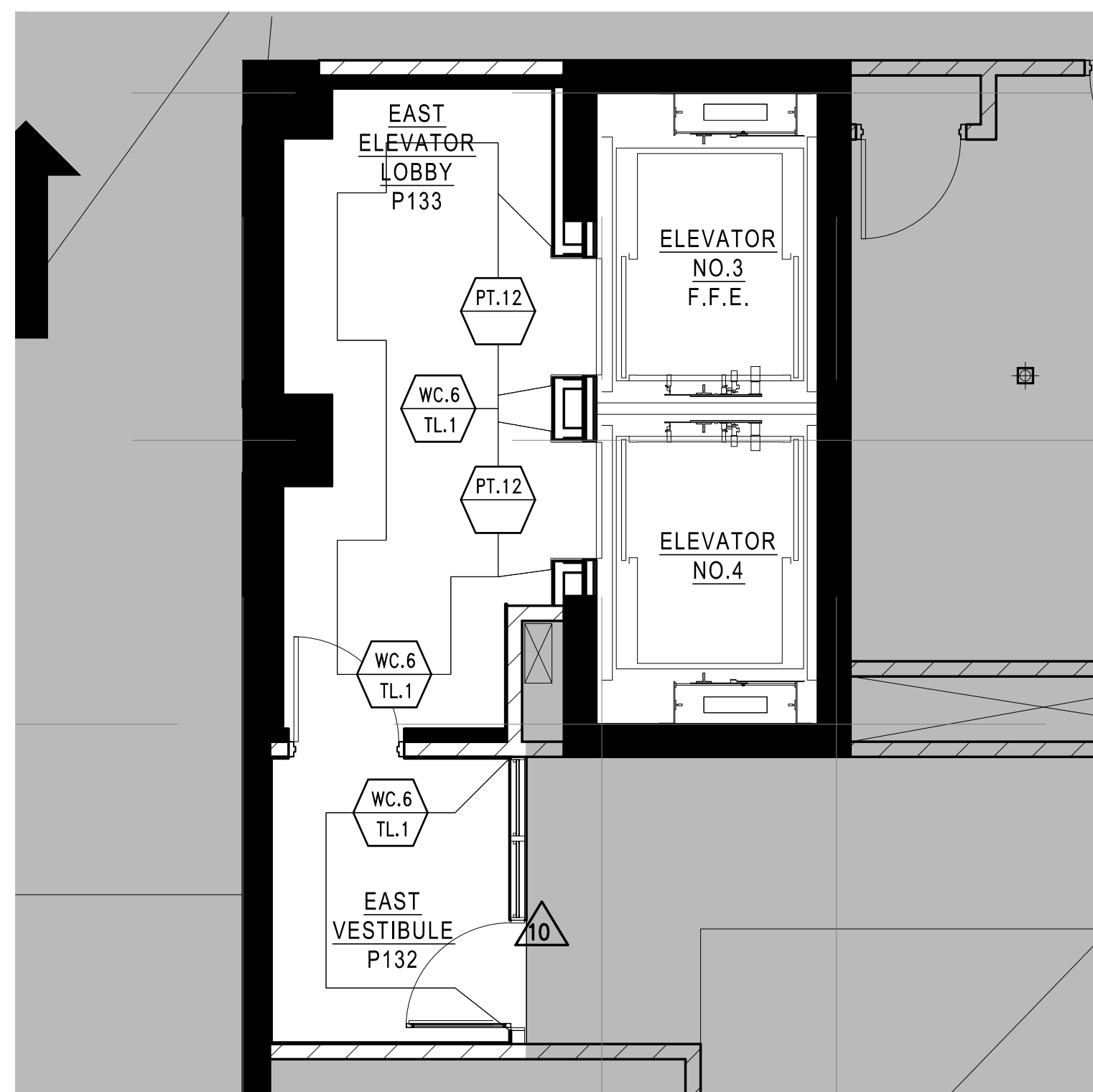
2 REFLECTED CEILING PLAN  
SCALE: 1:50



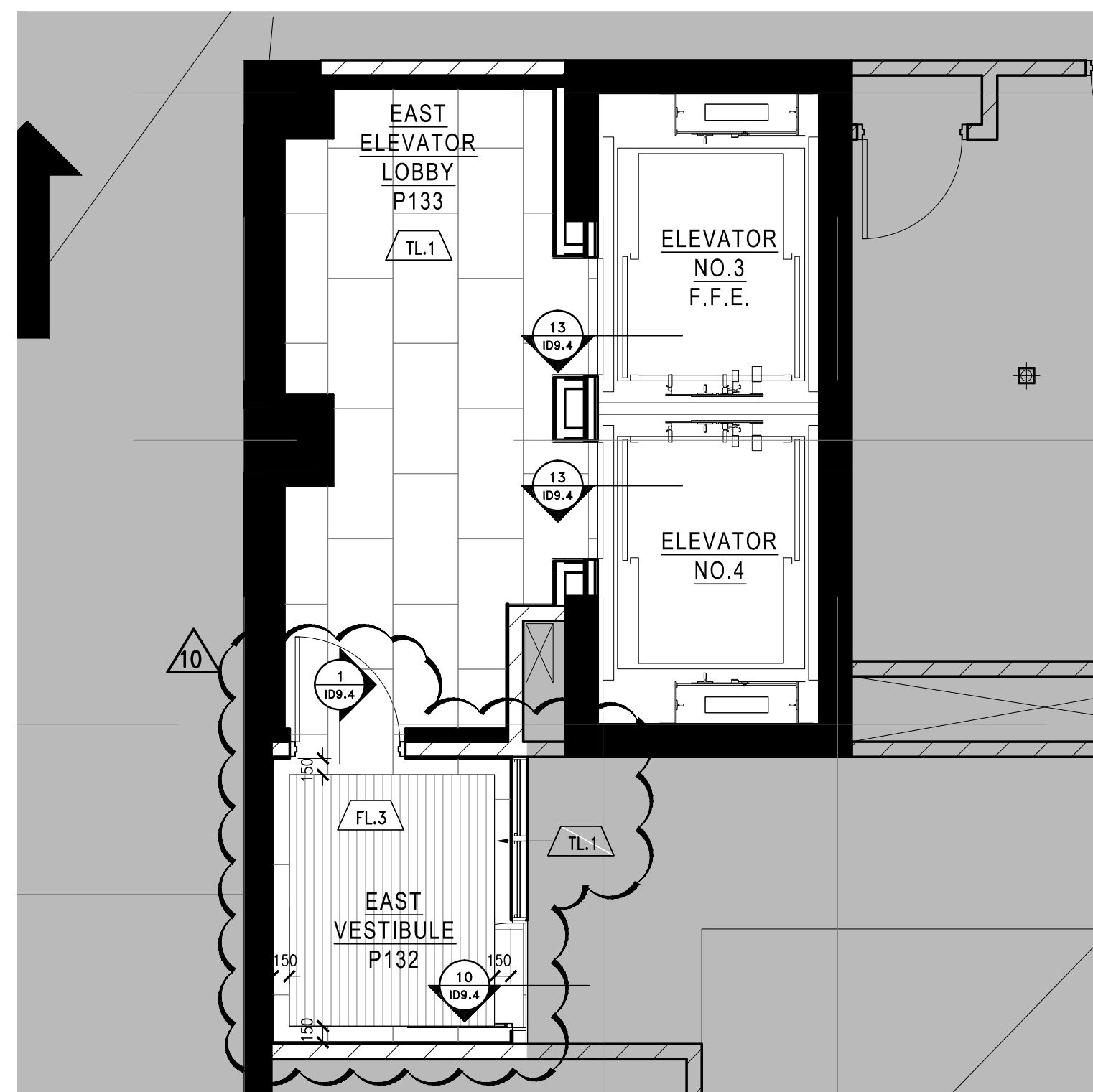
3 POWER AND COMMUNICATION PLAN  
SCALE: 1:50



4 FIXTURE PLAN  
SCALE: 1:50



5 WALL FINISH PLAN  
SCALE: 1:50



6 FLOOR FINISH PLAN  
SCALE: 1:50

| LEGEND : DRAWING SYMBOLS |                  |   |
|--------------------------|------------------|---|
| SYMBOL                   | DESCRIPTION      |   |
| (X)<br>E0.1              | DETAIL NUMBER    | REFER TO 36" x 48" DETAILS                  |
| (X)<br>E1.01             | DETAIL NUMBER    | REFER TO 11" x 17" DETAILS                  |
| (1)<br>E0.1              | ELEVATION NUMBER | REFER TO 36" x 48" ELEVATIONS               |
| (E.F.)                   | EQUIPMENT CODE   | REFER TO 11" x 17" EQUIPMENT SPECIFICATIONS |
| (E.F.)                   | DOOR CODE        | REFER TO 11" x 17" DOOR SPECIFICATIONS      |

- PARTITION NOTES**
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS AND SPECIFICATIONS. REPORT DISCREPANCIES TO THE DESIGNER FOR CLARIFICATION.
  - CONTRACTOR IS RESPONSIBLE FOR FIELD MEASUREMENTS AND DIMENSIONS. REPORT DISCREPANCIES TO THE DESIGNER FOR CLARIFICATION.
  - WORK TO BE CARRIED OUT ACCORDING TO RELEVANT CODES, STANDARDS AND AS PER SPECIFICATIONS ISSUED BY THE DESIGNER.
  - CONTRACTOR MUST OBTAIN CONSTRUCTION PERMITS REQUIRED BY RELEVANT AUTHORITIES BEFORE THE COMMENCEMENT OF WORK.
  - DIMENSIONS ARE TAKEN FROM FACE OF FINISHED PARTITION TO FACE OF FINISHED PARTITION, UNLESS OTHERWISE NOTED.
  - DIMENSIONS TAKEN FROM THE CORE COLLARS OR CONNECTORS ARE TAKEN FROM THE FACE OF THE ARCHITECTURAL ELEMENT TO THE CENTRE OF THE PARTITION.
  - NEW PARTITIONS TO BE FIXED DIRECTLY TO CLEAN CONCRETE SLAB. PARTITIONS TO BE TYPED, SMOOTED AND MADE READY TO RECEIVE FINISHES.
  - DRYWALL PARTITION EDGES TO BE SMOOTH AND FLAME LINE FREE.
  - CONTRACTOR TO ENSURE SAVING PARTITION THICKNESS TO COORDINATE WITH DOOR FRAME SIZES. REPORT DISCREPANCIES TO THE DESIGNER FOR CLARIFICATION.
  - CONTRACTOR TO ENSURE SUFFICIENT BLOTTING IS PROVIDED IN AREAS REQUIRING SUPPORT OF THE PARTITION OR CEILING FOR MOUNTED EQUIPMENT OR MATERIALS.
  - CONTRACTOR TO ENSURE FLOOR IS LEVEL PRIOR TO CONSTRUCTION OF PARTITIONS. PROVIDE DOWN COAT IF NECESSARY. VARIANCE NOT TO EXCEED 3/4" IN AREAS WHERE FINISH CABINETS OR BREAKING UNITS ARE TO BE LOCATED. REFER TO FURNITURE PLAN FOR CABINET LAYOUTS.
  - CONTRACTOR TO REPAIR DAMAGE TO EXISTING FINE SERRATION WITHIN THE AREA SCOPE OF WORK.
  - CONTRACTOR TO REFER TO MECHANICAL DRAWINGS TO ENSURE PROVISION FOR AIR TRANSFER OPENINGS ABOVE CEILING PARTITION CONSTRUCTION.
  - CONTRACTOR TO ENSURE ADEQUATE CHASING IS PROVIDED AT PARTITION CONNECTIONS TO COLUMN, CORE, FINISHED CEILING, FLOOR SLAB AND U/S OF STRUCTURE.
  - MATERIALS USED SHALL BE NEW UNLESS OTHERWISE NOTED.
  - LOCATIONS WHERE BASE BUILDING PARTITIONS OR COLLARS ARE TO RECEIVE ELECTRICAL CONDUIT AND BORES, DRYWALL CONTRACTOR IS RESPONSIBLE FOR FURRING, CUTTING, FINISHING AND FRAMING AS PER SPECIFICATIONS AT COMPLETION OF ELECTRICAL WORK.
  - REFER TO ARCHITECT'S PRELIM DRAWINGS FOR ALL PARTITION TYPES, PARTITION LOCATIONS AND DOOR SCHEDULES.

| LEGEND : DRAWING SYMBOLS |  |  |
|--------------------------|--|--|
| SYMBOL                   | DESCRIPTION                            |  |
| (X)<br>E0.1              | DETAIL NUMBER                          | REFER TO 36" x 48" DETAIL PNG  |
| (#)<br>E1.01             | CEILING HEIGHT                         | REFER TO 11" x 17" PRODUCT SPECIFICATIONS                                |
| (L.F.)                   | LIGHTING CODE                          | REFER TO 11" x 17" LIGHTING SPECIFICATIONS                               |
| (↓)                      | WOOD GRAIN DIRECTION                   |  |
| (S)                      | UPRIGHT SPRINKLER CODE                 | REFER TO CONSULTANT'S DRAWINGS FOR SPRINKLER SPECIFICATIONS & LOCATIONS  |
| (S)                      | PENDANT SPRINKLER CODE                 | REFER TO CONSULTANT'S DRAWINGS FOR SPRINKLER SPECIFICATIONS & LOCATIONS  |
| (S)                      | SEWALL SPRINKLER CODE                  | REFER TO CONSULTANT'S DRAWINGS FOR SPRINKLER SPECIFICATIONS & LOCATIONS  |
| (L.F.)                   | LINEAR OFFTAKER CODE                   | REFER TO MECHANICAL CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS |
| (R.A.)                   | RETURN AIR CODE                        | REFER TO MECHANICAL CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS |
| (S.A.)                   | SUPPLY AIR CODE                        | REFER TO MECHANICAL CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS |
| (E.A.)                   | EXHAUST AIR CODE                       | REFER TO MECHANICAL CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS |
| (A.P.)                   | ACCESS PANEL CODE                      | REFER TO MECHANICAL CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS |
| (C.M.)                   | CEILING MOUNTED SPRINKLER              | REFER TO CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS            |
| (C.M.)                   | CEILING MOUNTED EXIT LIGHT             | REFER TO CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS            |
| (C.M.)                   | CEILING MOUNTED OCCUPANCY SENSOR       | REFER TO CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS            |
| (C.M.)                   | CEILING OR WALL MOUNTED SMOKE DETECTOR | REFER TO CONSULTANT'S DRAWINGS FOR SPECIFICATIONS & LOCATIONS            |

- REFLECTED CEILING NOTES**
- MECHANICAL AND ELECTRICAL WORK TO COMPLY WITH THE REQUIREMENTS OF THE BUILDING (SCHEDULE) AND APPLICABLE HAVING JURISDICTION.
  - REFER TO DESIGNER DRAWINGS FOR LOCATION OF CEILING FIXTURES. REFER TO ENGINEERING DRAWINGS FOR SPECIFICATIONS.
  - CONTRACTOR TO CROSS REFERENCE BETWEEN DESIGNER'S ELECTRICAL DRAWINGS, ENGINEER'S MECHANICAL DRAWINGS AND SITE CONDITIONS. REPORT DISCREPANCIES TO THE DESIGNER FOR CLARIFICATION.
  - CONTRACTOR TO PROVIDE OPENINGS IN DRYWALL CEILING TO ACCOMMODATE SPRINKLER, EXIT LIGHTS, ACCESS PANELS, RECESSED DOWN LIGHTS, AIR DIFFUSERS. CONTRACTOR TO REFER TO REFLECTED CEILING PLAN AND ENGINEERING DRAWINGS AND SPECIFICATIONS.
  - LIGHT FIXTURES AND SWITCHES TO BE LOCATED IN ACCORDANCE WITH DESIGNER DRAWINGS. REPORT DISCREPANCIES TO THE DESIGNER PRIOR TO INSTALLATION.
  - CONTRACTOR TO PROVIDE AIR TRANSFER DUCTS IN ACCORDANCE WITH MECHANICAL DRAWINGS WHERE CONSTRUCTION OCCURS ABOVE SUSPENDED CEILING TO U/S OF

| LEGEND : POWER |   |     |
|----------------|---|-----|
| SYMBOL         | DESCRIPTION   | QTY |
| (S)            | 120 VOLTS DUPLEX OUTLET TO BE WALL MOUNTED @ 12" A.F.F. O.C. UNLESS OTHERWISE NOTED                             | -   |
| (S)            | 120 VOLTS DUPLEX OUTLET W/ GROUND FAULT INTERRUPTER TO BE WALL MOUNTED @ 12" A.F.F. O.C. UNLESS OTHERWISE NOTED | -   |
| (S)            | TELEPHONE OUTLET TO BE WALL MOUNTED AS NOTED O.C. (CAT3 VOICE)  | -   |
| (S)            | DATA OUTLET TO BE WALL MOUNTED (CAT5 DATA)  | -   |
| (S)            | FLOOR MOUNTED DEDICATED OUTLET @ CASH AREA FOR COMPUTER   | -   |
| (S)            | FLOOR MOUNTED DUPLEX OUTLET   | -   |
| (S)            | FLOOR MOUNTED TELEPHONE OUTLET @ CASH AREA (CAT3 VOICE)   | -   |
| (S)            | FLOOR MOUNTED DATA OUTLET @ CASH AREA (CAT5 DATA)   | -   |
| (S)            | POWER REQUIRED  | -   |
| (S)            | SPRINKLER- WIPED TO OFFICE STEREO LINE. CONTRACTOR TO PROVIDE ONLY IF NONE EXISTS                               | -   |
| (S)            | EXISTING DUPLEX OUTLETS AND POWER TO REMAIN   | -   |
| (S)            | CABLE TELEVISION OUTLET   | -   |
| (S)            | POWER ACTIVATED DOOR EXIT BUTTON  | -   |
| (S)            | ELECTRIC STRIKE   | -   |
| (S)            | CARD READER   | -   |
| (S)            | AUTOMATIC DOOR OPERATOR PUSH PLATE/BUTTON MOUNTED AT 1050mm   | -   |
| (S)            | DURESS ALERT PUSH PLATE/BUTTON MOUNTED AT 1050mm  | -   |
| (S)            | KEYPAD MOUNTED MOUNTED AT 1050mm  | -   |
| (S)            | CARD READER   | -   |
| (S)            | INTERCOM MOUNTED AT AT 1050mm   | -   |

- POWER AND COMMUNICATION NOTES**
- POWER AND COMMUNICATION DRAWINGS TO BE USED FOR LOCATION PURPOSES ONLY. REFER TO ELECTRICAL ENGINEERING DRAWINGS FOR SPECIFICATIONS AND REQUIREMENTS.
  - ELECTRICAL AND COMMUNICATION WORK TO COMPLY WITH THE REQUIREMENTS OF THE BUILDING (SCHEDULE) AND APPLICABLE HAVING JURISDICTION.
  - CONTRACTOR TO REPORT DISCREPANCIES BETWEEN ENGINEERING AND DESIGN DRAWINGS TO THE DESIGNER AND ELECTRICAL ENGINEER PRIOR TO COMMENCEMENT OF WORK.
  - REMOVE EXISTING CHASING TO THE DESIGNER FOR APPROVAL PRIOR TO COMMENCEMENT OF WORK.
  - DIMENSIONS OF SERVICES ARE TAKEN AT THE CENTRE OF THE SERVICE OR GROUP OF SERVICES, UNLESS OTHERWISE NOTED.
  - DIMENSIONS FROM A PARTITION ARE TAKEN FROM FACE OF PARTITION TO CENTRE OF THE SERVICE OR GROUP OF SERVICES, UNLESS OTHERWISE NOTED.
  - DIMENSIONS FROM THE PERIMETER OF THE BUILDING ARE TAKEN FROM FACE OF THE CONCRETE OR BASE BUILDING ELEMENT TO CENTRE OF THE SERVICE OR GROUP OF SERVICES, UNLESS OTHERWISE NOTED.
  - REFER TO ENGINEERING DRAWINGS FOR SPECIFICATION OF COVER PLATE, RECEPTACLE TYPE AND COLOUR. REFER TO DESIGNER DRAWINGS FOR MOUNTING HEIGHT.
  - WHERE POWER AND COMMUNICATION SERVICES ARE ADJACENT ON PLAN, GROUND COVER PLATES SHALL BE USED.
  - CONTRACTOR TO ENSURE THAT TRADES HAVE COMPLETED THEIR PORTION OF THE WORK BEFORE BURNING UP BOTH SIDES OF THE STUDS. THIS IS TO INCLUDE INSPECTIONS AS REQUIRED BY LOCAL AND PROVINCEAL BY-LAW AND BACKLOG CODES.
  - SOUND BATS IN PARTITIONS ARE TO CONTINUE BEHIND POWER AND TELEPHONE OUTLETS WITHOUT INTERRUPTION.
  - STAGGER OUTLETS OCCURRING ON OPPOSITE SIDES OF THE SAME PARTITION TO MAINTAIN AESTHETIC APPEARANCE.
  - FURNITURE SYSTEM FEEDS TO BE SUPPLIED BY SYSTEM FURNITURE MANUFACTURER AND ELECTRICAL CONNECTION OF SYSTEMS FURNITURE BY ELECTRICAL CONTRACTOR.
  - CONTRACTOR TO SUPPLY METALLIC CONDUIT AND VERIFY SECURITY ACCESS CONTROL EQUIPMENT INCLUDING THE SUPPLY AND INSTALLATION OF BONES, CONDUITS, WIRING AND GROUNDING AS PER SECURITY CONSULTANT'S SPECIFICATIONS AND DETAILS.
  - TYPICAL WALL OUTLETS TO BE MOUNTED AT 12" A.F.F.
  - REFER TO MECHANICAL & ELECTRICAL ENGINEER'S DRAWINGS FOR SPECIFICATIONS.
  - ALL POWER SHOWN ON THIS PLAN TO BE COORDINATED AND APPROVED BY CLIENT PRIOR TO INSTALLATION AND FABRICATION OF ANY MILLWORK WITH POWER REQUIREMENTS.

| LEGEND : DRAWING SYMBOLS |  |
|--------------------------|--|
| SYMBOL                   | DESCRIPTION  |
| (F.F.)                   | FURNITURE CODE REFER TO 11" x 17" FURNITURE SPECIFICATIONS |

- FURNITURE PLAN NOTES**
- CONTRACTOR AND/OR CLIENT TO VERIFY QUANTITIES FOR ALL DISPLAY FIXTURES AND FURNITURE REQUIREMENTS PRIOR TO ORDERING.

| LEGEND : DRAWING SYMBOLS |  |
|--------------------------|--|
| SYMBOL                   | DESCRIPTION  |
| (F.F.)                   | FLOOR FINISH NUMBER REFER TO 11" x 17" FLOOR FINISH SPECIFICATIONS |

- FINISHES NOTES**
- CONTRACTOR TO PROVIDE DRAW-SOURCES OF EACH PAINT COLOUR TO 8 BY 11 FOR DESIGNER'S APPROVAL PRIOR TO COMMENCEMENT OF WORK.
  - ALL NEW MATERIALS FOR INSTALLATION, FINISHING AND SEALING ARE TO BE EXECUTED TO MANUFACTURER'S BEST INSTRUCTIONS AND SPECIFICATIONS FOR APPLICATION AND INTENDED USAGE.
  - ALL MATERIALS LISTED TO BE USED AS SPECIFIED. ANY ALTERNATIVES TO BE SUBMITTED TO DESIGNER FOR APPROVAL PRIOR TO ORDERING AND INSTALLATION.
  - CONTRACTOR TO ENSURE THAT ALL DRYWALL IS FLUSH, CLEAN AND FREE FROM DUST PRIOR TO APPLICATION OF ALL WALL FINISHES.
  - ALLOW FOR PAINT TOUCH-UPS AFTER MILLWORK AND FURNITURE INSTALLATION.
  - ALL FIRE HOSE CABINETS AND FRAMING TO BE FINISHED WITH SEMI-GLOSS PAINT.
  - CONTRACTOR TO MAKE SITE GOOD, LEVEL AND READY TO ACCEPT INSTALLATION OF ALL FLOOR FINISHES. SHAW FLOOR AS REQUIRED TO INSURE LEVEL SURFACE.
  - PROVIDE MANUFACTURER'S MAINTENANCE DATA FOR ALL FINISHES TO CLIENT AT THE COMPLETION OF THE PROJECT.
  - REMOVE EXCESS GROUT FROM VINYL FLOOR, BASE AND WALL SURFACES WITHOUT DAMAGING, CLEAN, SEAL AND WAX FLOOR AND BASE SURFACES TO FLOORING MANUFACTURER'S INSTRUCTIONS.
  - GENERAL CONTRACTOR TO COORDINATE INSTALLATION OF CARPET WITH INSTALLATION OF OTHER FLOOR AND BASE MATERIALS.
  - TRANSITION BETWEEN ONE CARPET TYPE AND ANOTHER OR BETWEEN FLOOR FINISHES AT DOOR WILL OCCUR DIRECTLY BEHIND THE DOOR ON CLOSED POSITION. NEW THRESHOLDS TO BE APPROVED BY DESIGNER PRIOR TO INSTALLATION.
  - CONTRACTOR TO PROVIDE CARPET SEAMING TO DESIGNER FOR REVIEW.
  - QUICK RELEASE ADHESIVE IS TO BE USED FOR CARPET INSTALLATION.

| LEGEND : DRAWING SYMBOLS |   |
|--------------------------|---|
| SYMBOL                   | DESCRIPTION   |
| (F.F.)                   | FLOOR FINISH NUMBER REFER TO 11" x 17" PRODUCT SPECIFICATIONS |

- FINISHES NOTES**
- CONTRACTOR TO PROVIDE DRAW-SOURCES OF EACH PAINT COLOUR TO 8 BY 11 FOR DESIGNER'S APPROVAL PRIOR TO COMMENCEMENT OF WORK.
  - ALL NEW MATERIALS FOR INSTALLATION, FINISHING AND SEALING ARE TO BE EXECUTED TO MANUFACTURER'S BEST INSTRUCTIONS AND SPECIFICATIONS FOR APPLICATION AND INTENDED USAGE.
  - CONTRACTOR TO MAKE SITE GOOD, LEVEL AND READY TO ACCEPT INSTALLATION OF ALL FLOOR FINISHES. SHAW FLOOR AS REQUIRED TO INSURE LEVEL SURFACE.
  - PROVIDE MANUFACTURER'S MAINTENANCE DATA FOR ALL FINISHES TO CLIENT AT THE COMPLETION OF THE PROJECT.
  - REMOVE EXCESS GROUT FROM VINYL FLOOR, BASE AND WALL SURFACES WITHOUT DAMAGING, CLEAN, SEAL AND WAX FLOOR AND BASE SURFACES TO FLOORING MANUFACTURER'S INSTRUCTIONS.
  - GENERAL CONTRACTOR TO COORDINATE INSTALLATION OF CARPET WITH INSTALLATION OF OTHER FLOOR AND BASE MATERIALS.
  - QUICK RELEASE ADHESIVE IS TO BE USED FOR CARPET INSTALLATION.

**Notes:**  
1. CONTRACTOR AND ALL SUB-TRADES SHALL VERIFY ALL SITE DIMENSIONS. ALL DRAWINGS, DETAILS AND SPECIFICATIONS TO BE APPROVED BY THE INTERIOR DESIGNER IN WRITING FOR APPROVAL BEFORE PROCEEDING WITH THE WORK.

2. CONTRACTOR AND SUB-CONTRACTORS, BEFORE PROCEEDING WITH WORK, MUST SUBMIT ALL NECESSARY SAMPLES FOR APPROVAL OF QUALITY AND FINISH TO THE INTERIOR DESIGNER.

3. CONTRACTOR MUST COMPLY WITH THE CONTRACT DOCUMENTS, PERFORMANCE REQUIREMENTS, APPLICABLE CODES AND REGULATIONS.

4. ALL DRAWINGS AND WRITTEN MATERIAL HEREIN CONSTITUTE THE ORIGINAL AND UNPUBLISHED WORK OF "IBBY DESIGN ASSOCIATES INC." AND MAY NOT BE REPRODUCED, USED OR DISCLOSED WITHOUT PRIOR WRITTEN CONSENT OF "IBBY DESIGN ASSOCIATES INC."

5. DRAWINGS NOT TO BE SCALED

**Issue:**

| ISSUE                       | DATE     |
|-----------------------------|----------|
| 01 ISSUED FOR COORDINATION  | 15.04.09 |
| 02 ISSUED FOR COORDINATION  | 15.04.13 |
| 04 ISSUED FOR COORDINATION  | 15.11.11 |
| 05 ISSUED FOR COORDINATION  | 16.01.11 |
| 06 ISSUED FOR CLIENT REVIEW | 16.01.15 |
| 07 ISSUED FOR TENDER        | 16.03.18 |
| 08 ISSUED FOR ADDENDUM      | 16.09.20 |
| 10 ISSUED FOR CONSTRUCTION  | 17.06.19 |

CONTRACTOR AND ALL SUB-TRADES SHALL VERIFY ALL SITE DIMENSIONS. ALL DRAWINGS, DETAILS AND SPECIFICATIONS TO BE APPROVED BY THE INTERIOR DESIGNER IN WRITING FOR APPROVAL BEFORE PROCEEDING WITH THE WORK.

CONTRACTOR AND SUB-CONTRACTORS, BEFORE PROCEEDING WITH WORK, MUST SUBMIT ALL NECESSARY SAMPLES FOR APPROVAL OF QUALITY AND FINISH TO THE INTERIOR DESIGNER.

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DRAWINGS NOT TO BE SCALED

**Hines TRIDEL**

**AQUAVISTA**  
AT BAYSIDE TORONTO

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**IBBY DESIGN**

Drawing Title:  
**LEVEL P1  
EAST ELEVATOR LOBBY  
PLANS**

Our Project Number:  
14008

Designed By:  
DMJ.RL.VW.SG

Drawn By:  
DMJ.RL.VW.SG

Drawing Number:  
**ID2.4A**