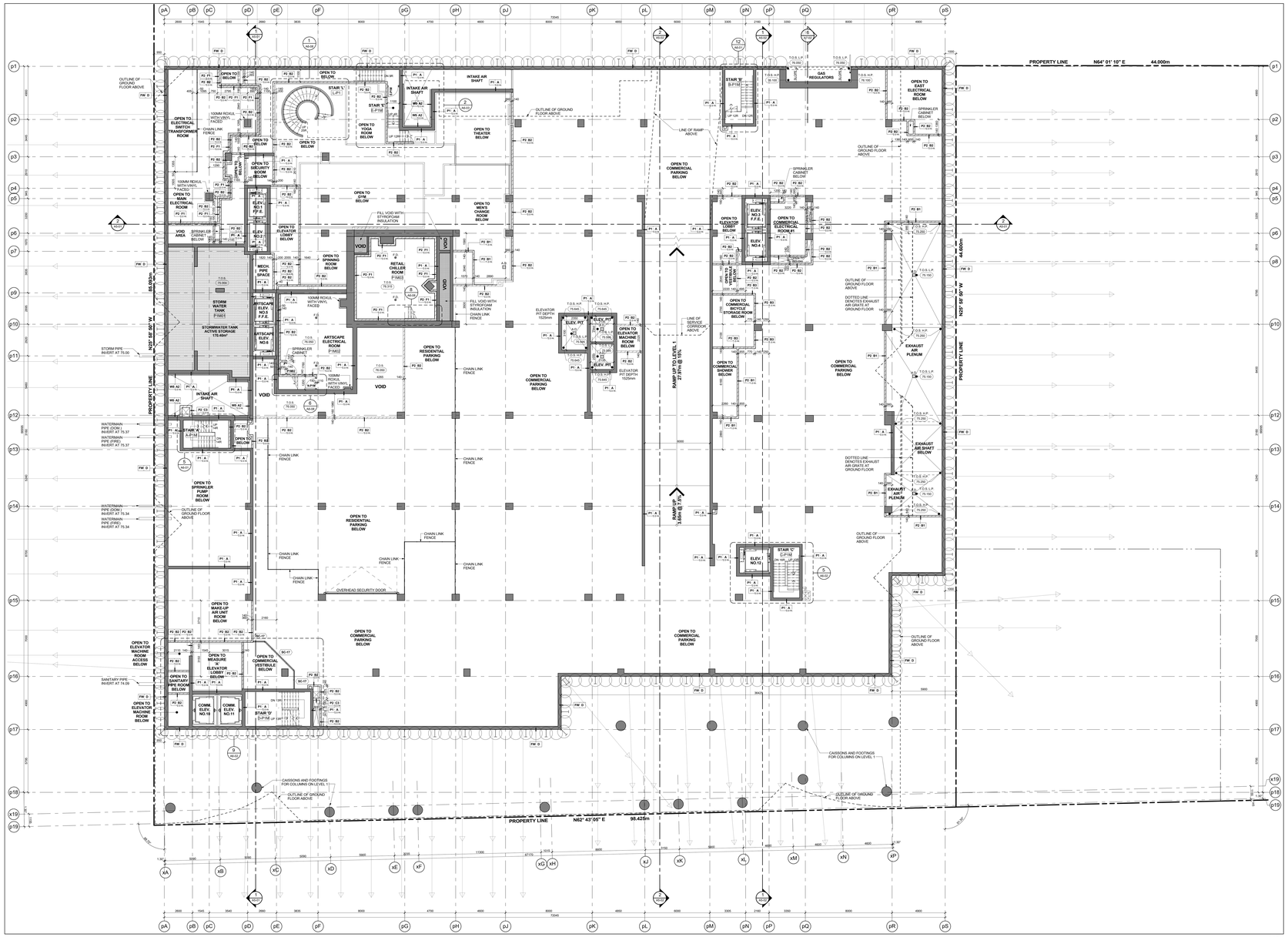
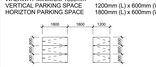


Level P1 Mezzanine - Ungerground Parking Garage
Scale: 1 : 100

TYPICAL BICYCLE PARKING SPACE:

WALKWAY MINIMUM 1800mm
VERTICAL PARKING SPACE 1200mm (L) x 600mm (W)
HORIZTON PARKING SPACE 1800mm (L) x 600mm (W)



Typical Bicycle Parking Space Legend 3 A2-05

GENERAL NOTES LEGEND

C.B.	CATCH-BASIN
A.D.	AREA DRAIN
F.D.	FLOOR DRAIN
R.D.	ROOF DRAIN
S.D.	SCUPPER DRAIN
T.D.	TRENCH DRAIN
L.D.	LANDDGARE DRAIN
M.C.	MEDICINE CABINET
T.O.S.L.P. (000.000)	TOP OF CONCRETE SLAB - LOW POINT
T.O.S.H.P. (000.000)	TOP OF CONCRETE SLAB - HIGH POINT
T.O.W. (000.000)	TOP OF CONCRETE WALL
T.O.C. (000.000)	TOP OF CONCRETE CURB
T.O.S. (000.000)	TOP OF CONCRETE SLAB
XXX	SPRINKLERED WINDOW ASSEMBLY
+ + + + +	DENOTES CHAIN LINK FENCE.
75.00 / 75.00	EXISTING SPOT ELEVATION
+ XXX	PROPOSED FINISHED SPOT ELEVATION
+ XXX	PROPOSED FINISHED SPOT ELEVATION RELATIVE TO GROUND FLOOR ELEVATION
+ XXX	PROPOSED LANDSCAPE ELEVATION
XX XX	WALL TYPE & FIRE RATING (SEE AR-SERIES-SEE & A1-DETAILS)
XXX	ROOM NUMBER (SEE AR-SCHEDULES FOR ROOM FINISH SCHEDULES)
XX XX	FLOORCEILING ASSEMBLY TYPE (SEE AR-SCHEDULES & A1-DETAILS)
XX	DOOR NUMBER (SEE AR-SCHEDULES FOR DOOR & FRAME SCHEDULES)
XX	RAILING TYPE (SEE A1 SECTIONS FOR DETAILS)
	HATCH DENOTES THERMAL INSULATION AND HEATED PLENUM TO U/S OF SLAB. REFER TO DETAIL DRAWINGS OR CONTACT (REFER TO PLANS AND SECTIONS FOR EXTENT.)
	HATCH DENOTES THERMAL INSULATION TO U/S OF SLAB. REFER TO DETAIL DRAWINGS OR CONTACT (REFER TO PLANS AND SECTIONS FOR EXTENT.)
	HATCH DENOTES SUSPENDED ACOUSTIC CEILING. REFER TO DETAIL A1A-AND-S. A1B-AND-S. A1C-AND-S. A1D-AND-S OR A1E-AND-S2 (REFER TO PLANS AND SECTIONS FOR EXTENT.)
	HATCH DENOTES ACOUSTIC CEILING TO U/S OF SLAB. REFER TO DETAIL A1F-AND-S OR A1G-AND-S (REFER TO PLANS AND SECTIONS FOR EXTENT.)
	HATCH DENOTES HORIZONTAL FIRE RATED ENCLOSURE. REFER TO DETAIL SHA-AND-S2 SHB-AND-S2 OR SHC-AND-S2 (REFER TO PLANS AND SECTIONS FOR EXTENT.)
	HATCH DENOTES SOFFIT CEILING. REFER TO DETAIL A1H-AND-S A1I-AND-S2 OR S1FA-AND-S2 (REFER TO PLANS AND SECTIONS FOR EXTENT.)
	HATCH DENOTES SUSPENDED GYPSUM OR T-BAR CEILING. REFER TO DETAIL A1J-AND-S OR A1K-AND-S2 (REFER TO INTERIOR DESIGN DRAWINGS FOR HEIGHTS AND DETAILS)
	HATCH DENOTES FLOOR PAINTED WALKWAY AND LINES. REFER TO PROPERTY STANDARDS. (REFER TO PLANS FOR EXTENT.)
LE / UNIT TYPE / MM	LE = SUITE LEGAL NUMBER MM = MUNICIPAL NUMBER
	BARRIER FREE SUITE

General Notes Legend 2 A2-05

PARKING SIGNAGE LEGEND:

CONVEX MIRROR LEGEND:

- 1 COLUMN / WALL-MOUNTED CONVEX MIRROR
- 2 CEILING-MOUNTED CONVEX MIRROR

SIGNAGE AND MARKINGS LEGEND:

- POST MOUNTED SIGN
- COLUMN / WALL-MOUNTED SIGN
- 5 SIGN NUMBER
- 6 PAVEMENT MARKING SYMBOL

PAVEMENT MARKING LEGEND:

- 1 10cm SOLID YELLOW LINE
- 2 10cm SOLID WHITE LINE
- 3 60cm SOLID WHITE LINE
- 4 ARROWS AS SHOWN
- 5 30cm YELLOW HATCHING AT 1.2m ON CENTRE, UNLESS SHOWN OTHERWISE

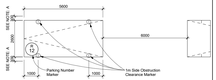
NOTES:

- UNDERSIDES OF ALL SIGNS TO BE LOCATED 2.0m MINIMUM ABOVE TOP OF PAVEMENT OR TOP OF SIDEWALK, AS THE CASE MAY BE. EXCEPTIONS: HAZARD SIGN #4a-S5.
- ALL SIGNS AND PAVEMENT MARKINGS ARE PER "ONTARIO TRAFFIC MANUAL". SIGNAGE SCHEDULE DOES NOT INCLUDE THE HANDICAPPED SIGNS

General Parking Signage Legend 5 A2-05

TYPICAL PARKING SPACE:

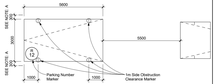
Drive Aisle @ 6m min.



NOTE - A - PROVIDE AN ADDITIONAL 300mm FOR PARKING SPACE WIDTH WHEN OBSTRUCTIONS OCCUR BETWEEN THE FRONT AND REAR 1200mm

TYPICAL PARKING SPACE:

Drive Aisle @ 5.5 m to less than 6m



NOTE - A - PROVIDE AN ADDITIONAL 300mm FOR PARKING SPACE WIDTH WHEN OBSTRUCTIONS OCCUR BETWEEN THE FRONT AND REAR 1200mm

HANDICAP PARKING SPACE:

Drive Aisle @ 6m min.

NOTE - A - PROVIDE AN ADDITIONAL 300mm FOR PARKING SPACE WIDTH WHEN OBSTRUCTIONS OCCUR BETWEEN THE FRONT AND REAR 1200mm

Typical Parking Space Legend 4 A2-05

GENERAL PARKING LEVEL NOTES

1. FOR ALL PARKING GARAGE REQUIREMENTS FOR PAINTING, LIGHTING LEVELS, ETC. SEE NOTES "STORAGE GARAGE CONFORMANCE REQUIREMENTS" ON DRAWING A6-04
2. ELEVATOR:
   - A. ELEVATOR SHAFT DIMENSIONS PROVIDED BY THE ELEVATOR CONSULTANT. A COPY OF THIS REPORT CAN BE OBTAINED FROM THE ARCHITECT. ADJUST SHAFT SIZE AND REQUIREMENTS WITH REVISED ELEVATOR SHOP DRAWINGS
   - B. ELEVATOR PITS SHALL BE CO-ORDINATED WITH ELEVATOR SUPPLIER
   - C. ELEVATOR SHAFT WALLS TO BE CONSTRUCTED TO ACHIEVE A MINIMUM FIRE RESISTANCE RATING OF 120 MINUTES AND TO ACHIEVE A MINIMUM FIRE RESISTANCE RATING OF 120 MIN.
   - D. AN APPROVED FIRE STOP MATERIAL IS TO BE USED TO SEAL INTERSECTION TOP OF CONCRETE BLOCK AT FLOOR SLABS.
   - E. ELEVATOR PIT LADDERS TO BE GALVANIZED STEEL AND EXTEND 1200mm ABOVE SILL. LADDERS TO BE SUPPLIED & INSTALLED BY GENERAL CONTRACTOR.
3. REFER TO INTERIOR DESIGN DRAWINGS FOR VESTIBULES, ELEVATOR LOBBIES, INTERIOR FINISHES AND SPECIFICATIONS.
4. ALL AIR SHAFTS SLABS SHOULD HAVE 2% SLOPE TOWARDS DRAIN.
5. ELEVATOR PIT SHOULD HAVE 2% SLOPE TOWARDS DRAIN.
6. PROVIDE 20X20MM CHAMFER TO ALL CORNERS OF COLUMNS AND CONCRETE WALLS.
7. ALL SUMP PITS TO BE PRECAST WITH AIR TIGHT FRAME AND COVER.
8. FOR SAW CUT PATTERN, REFER TO STRUCTURAL DRAWINGS.
9. FOR UNDER FLOOR DRAINAGE SEE MECHANICAL DRAWINGS.
10. UNLESS OTHERWISE NOTED, ALL PARKING SPACES ARE 2.6M X 5.6M DRIVEWAYS AISLES ARE 6.0M. ALL BARRIER FREE SPACES ARE 3.65M X 5.6M
11. PROVIDE WATERPROOFING ON UNDERSIDE OF GROUND FLOOR AS DENOTED BY SHADED AREA.
12. PROVIDE SEMI-RIGID NON-COMBUSTIBLE INSULATION TO U/S OF NON-RESIDENTIAL HEATED AREAS AS DENOTED BY SHADED AREA.
13. PROVIDE TRAFFIC TOPPING ON LEVELS P1, P3, AND P4 AS SPECIFIED. ADJUST CONCRETE TO SATISFY TRAFFIC TOPPING SYSTEM. AT ALL DOORS FROM PARKING GARAGE TO COMMON AREAS (LOCKER ROOMS, LOBBIES, CORRIDORS, ETC.) PROVIDE A 1:20 SLOPE IN THE FLOOR TO ENSURE TRANSITION FROM TRAFFIC TOPPING TO INTERIOR FINISH AT DOORS TO MECHANICAL ROOMS. FEATHER TRAFFIC TOPPING AS REQUIRED.
14. FOR ALL PENETRATIONS THROUGH FIRE RATED WALLS, MECHANICAL, ELECTRICAL AND LOCKER ROOMS REFER TO MECHANICAL AND ELECTRICAL DRAWINGS.
15. FOR SHORING AND CAISSON WALL LOCATION AND DETAILS REFER TO DRAWINGS PREPARED BY ISHERWOOD ASSOCIATES.
16. PROVIDE PAINTED BLUE 600mm WIDE BAND, 900mm A.F.F., AT ALL COLUMN LOCATIONS WHICH HAVE A SECURITY PANIC ALARM STATION. REFER TO ELECTRICAL DRAWINGS FOR LOCATIONS. ARCHITECT AND ENGINEER TO APPROVE COLOUR.
17. LOCKER ROOM NOTES:
    PROVIDE LOCKERS WITH TO BE 1100mm (TYP.). LOCKERS TO BE ASSOCIATED WITH WIRE MESH PARTITIONS WRAP AT 2100mm HIGH. PROVIDE WIRE MESH DOOR AND CEILING. ALL WIRE MESH CEILINGS TO BE 450mm BELOW SPRINKLER DEFLECTOR THROUGHOUT.
    REVIEW LOCKER ROOM LAYOUT PREPARED BY ARCHITECT AND INSTALLER SHOP DRAWINGS. INSTALLATION SHOP DRAWINGS FOR REVIEW BY OWNER AND ARCHITECT.
    BICYCLE SPACE NOTES:
    ALL BICYCLE SPACES TO COMPLY WITH TORONTO BICYCLE BYLAW STANDARDS. HORIZONTAL RACKING AREA X 1800m X 1800m.
    VERTICAL RACKING AREA 1200m X 600m.
18. AT ALL STAIR PRESSURIZATION SHAFT ENCLOSURES, NO SERVICES SHALL BE ALLOWED TO PENETRATE, OR PASS THRU THIS ENCLOSURE.
19. GARAGE WALLS, COLUMNS, DOORS ECT. SHALL BE PAINTED IN ACCORDANCE WITH TORONTO MUNICIPAL CODE PROPERTY STANDARDS.
20. PROVIDE ALL SIGNAGE, IDENTIFYING DEVICES AND HARDWARE AS REQUIRED IN ACCORDANCE WITH MUNICIPAL CODE PROPERTY STANDARDS 639-AC, 639-AT, 639-AD AND 639-AS.
21. EC PARKING SPACE EQUIPPED WITH ELECTRICAL CONDUIT
22. PO PARKING SPACE EQUIPPED WITH POWER OUTLET

General Parking Level Notes 1 A2-05

Contractor Must Check And Verify All Dimensions On The Job.
Do Not Scale The Drawings.
All Drawings, Specifications And Related Documents Are The Copyright Of The Architect And Must Be Returned Upon Request.
Reproduction Of Drawings, Specifications And Related Documents Is Not Or Always Is Prohibited Without The Architects Written Permission.
The Drawing Is Not To Be Used For Construction Until Signed By The Architect.
Date:

KIRKOR ARCHITECTS + PLANNERS
20 Martin Ross Avenue, Toronto, Ontario, M3J 2K8
T.416.665.6065, F.416.665.7334, www.kirkorarchitects.com

No.:	Revision:	Date:
1.	Artscape Change Notice	Aug. 25, 2015
2.	Building Permit	June 12, 2015
3.	Building Permit Resubmission	July 14, 2015
4.	Artscape Change Notice	Aug. 25, 2015
5.	Tender	Oct. 15, 2015
6.	Roofing Tender	Feb. 8, 2016

ISSUED FOR STRUCTURE DETAILING
June 24, 2016

AQUAVISTA
AT BAYSIDE TORONTO

Drawing Title
Level P1 Mezzanine - Underground Parking Garage

Project
Hines TRIDEL
AQUAVISTA
Block 3 - R3 & R4
263 Queens Quay East
Toronto, ON

Scale: 1 : 100
Drawn by: M.N.
Checked by: C.A.
Project No.: 13148
Date: June 24, 2016
Drawing No.: A2-05